

PROPOSED UNIT PLAN OF AFFORDABLE HOUSING (RAH) RESIDENTIAL BUILDING
IN REVENUE BLOCK NO. 433/A, 434 & 436.
F.P. 433/A + 434 + 436
SUB PLOT (433/A + 434 + 436) / B
AT : ADALAJ, TA & DIST : GANDHINAGAR

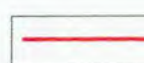
TYPE : APURVA - 2 UNIT SHEET NO. : 01 / 02

SCALE : 1 CM = 1 mtr BLOCKS - 03

B.A. TABLE :	
PROP. B.A. OF H.P.	800.37
PROP. B.A. OF G.F.	800.37
PROP. B.A. OF 1st FLOOR TO 13th FLOOR (800.37 X 13)	10404.81
B.A. OF STAIR CABIN	118.04
B.A. OF OVERHEAD TANK	71.00
TOTAL B.A.	12194.59

F.S.I. TABLE :	
PROP. F.S.I. OF G.F.	682.33
PROP. F.S.I. OF 1st FLOOR TO 13th FLOOR (682.33 X 13)	8870.29
TOTAL F.S.I.	9552.62

SCHEDULE OF OPENINGS :	
DOORS D - 1.05 X 2.10 D1 - 0.91 X 2.10	WINDOWS W1 - 2.10 X 1.45 W2 - 1.20 X 1.45 W3 - 1.22 X 1.10 W4 - 1.19 X 1.30 V - 0.75 X 0.45 V1 - 0.45 X 0.45

STAIRCASE DETAILS WIDTH = 2.00 RISER = 0.147 TRADE = 0.30	COLOUR NOTES : PROP. WORK :  PROP. DRAINAGE : 
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VITRAG ENTERPRISE LLP
Govt. Approved Developer
A/16, GANSHYAM AVENUE, AHMEDABAD
GUDA DEV. LIC NO:- GUDA/DEV/144/02/2020

OWNER & DEVELOPER

NELSON N. MACWAN
Structure Engineer
GUDA LIC NO:- SDI/148/03/2019
B-11, Anand Colony, CTM Cross Road, Ahmedabad.

STRUCTURAL DESIGNER

HIMANSHU B. BHATT
Govt. Approved Engineer & C.O.W.
B/32, Simandhar City, Adalaj, Dist. Gandhinagar.
GUDA ENG. LIC NO:- ENG/255/07/2009
GUDA C.O.W. LIC NO:- COW/SSV063/07/2009

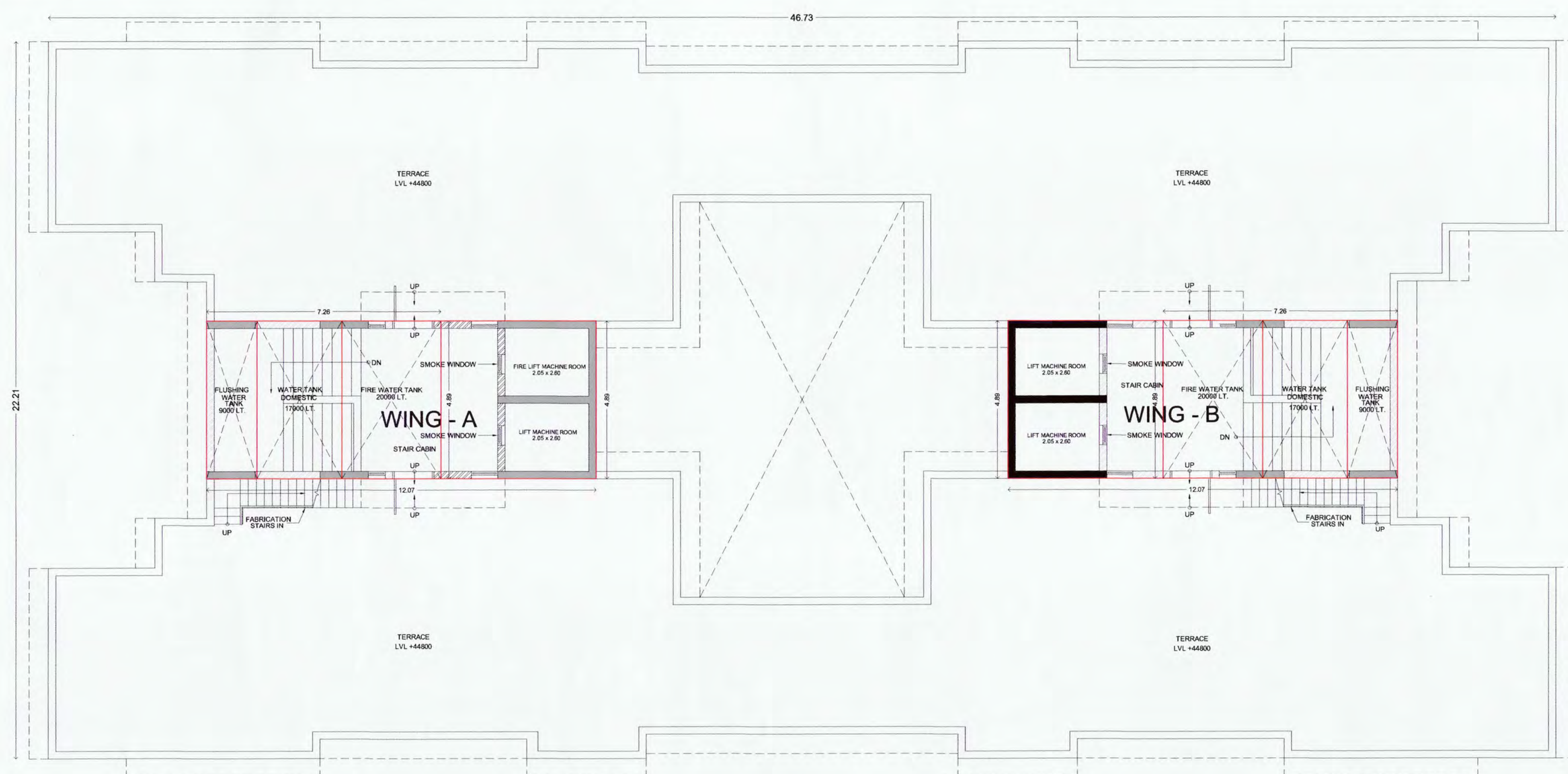
ENGINEER & COW

Note Approved By C.E.A. GUDA
Development Charge Paid

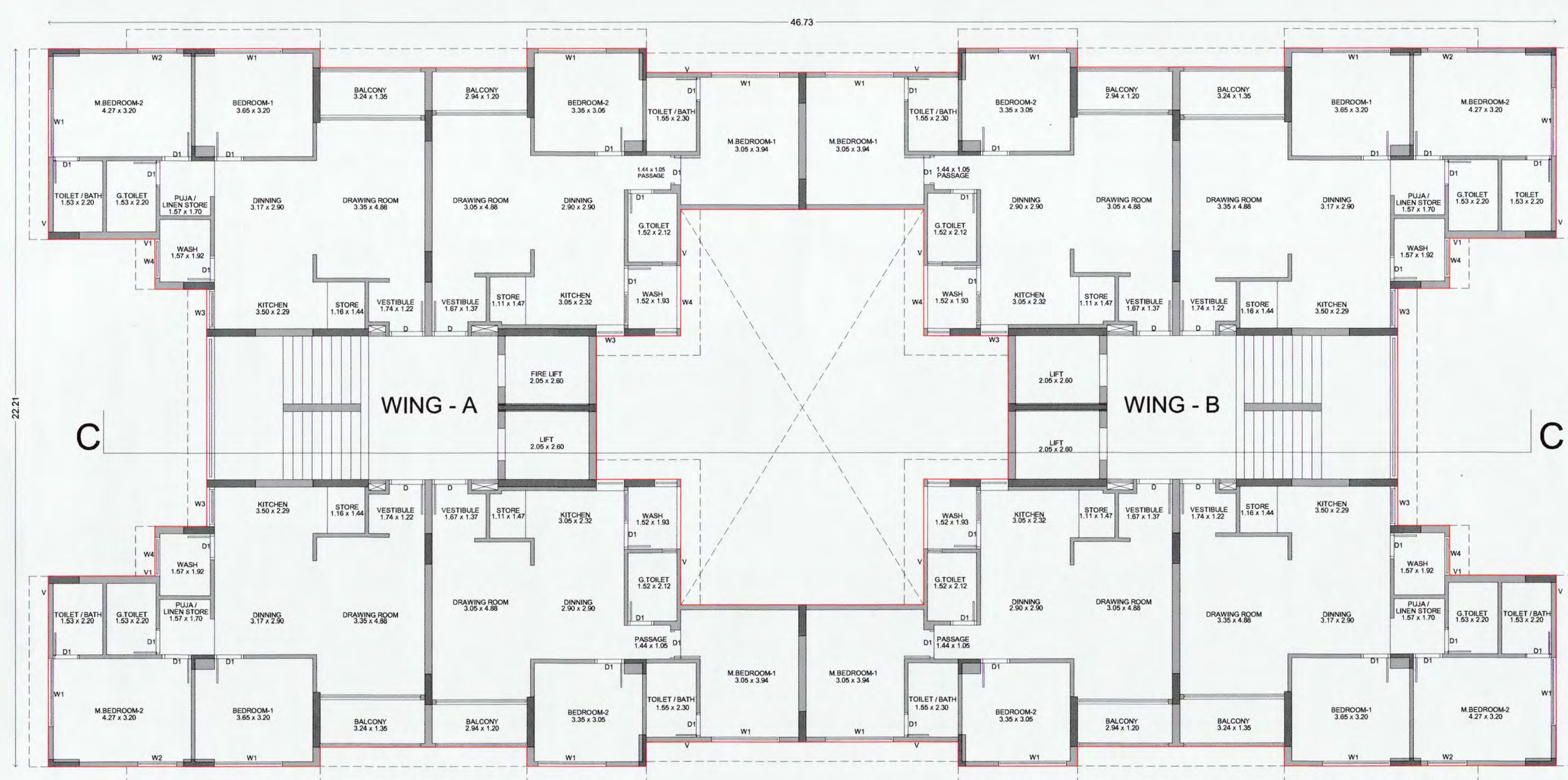
APPROVED
(As amended by..... Colour)
Subject to the conditions as mentioned
in the Office Letter No. PRW/235156/04/10/2021
Dated.....
21/02/21 10/09/21



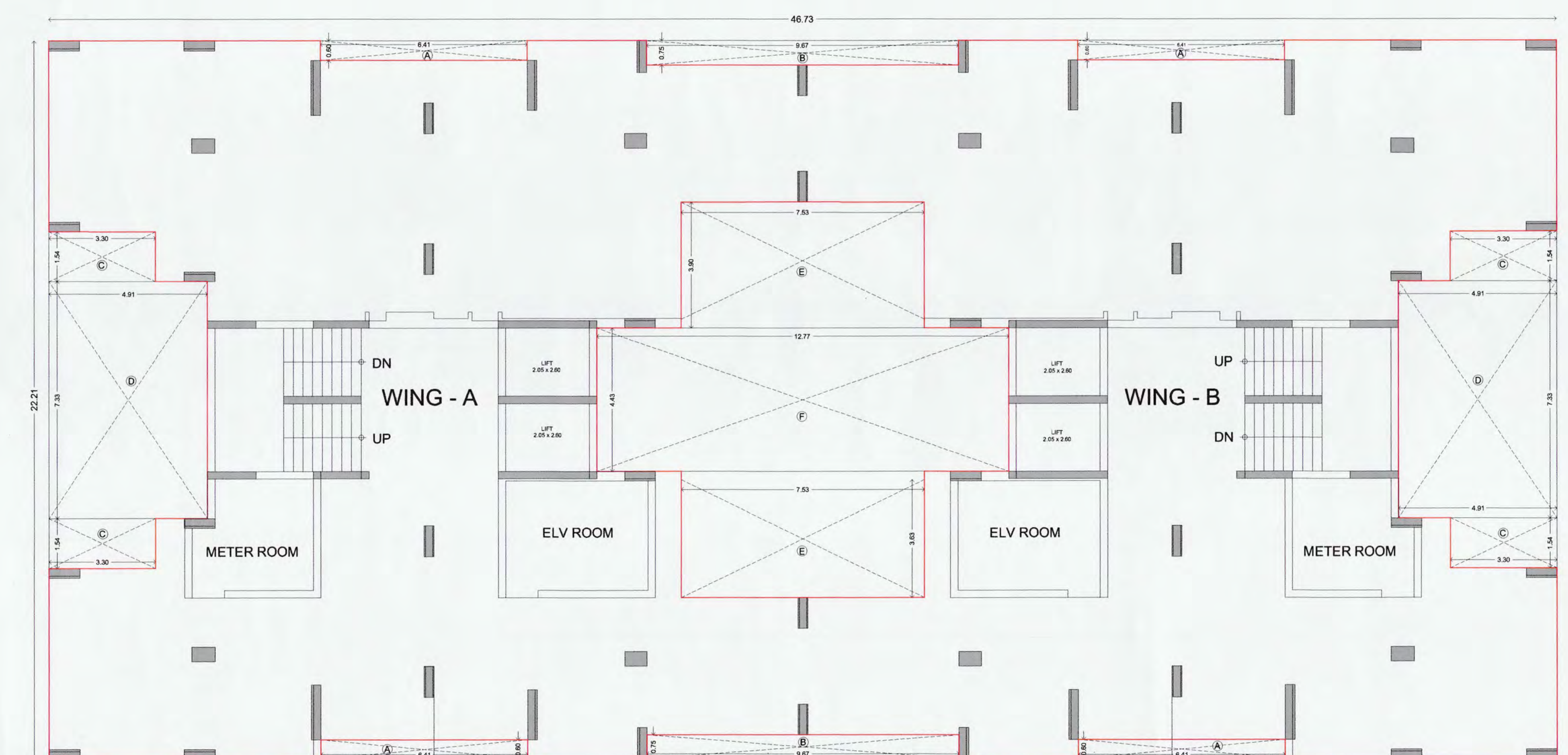
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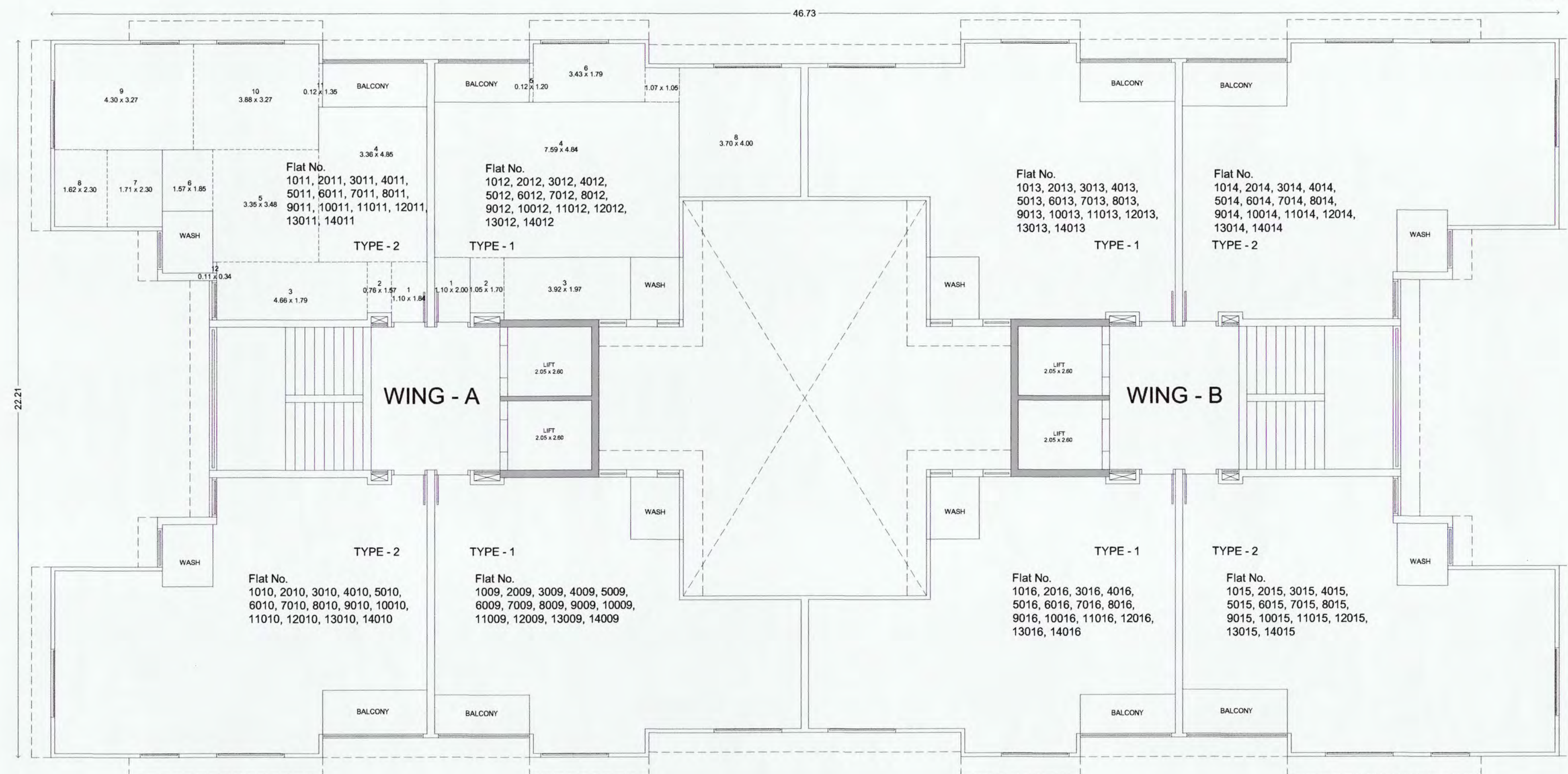
TERRACE FLOOR



GROUND TO 13TH FLOOR



HOLLOW PLINTH



TYPICAL FLOOR

BUILTUP AREA CALCULATION TABLE				
(IN SQ.MTR.)				
H.P. TO 13TH FL.	46.73	X	22.21	X 1 = 1037.87
LESS	A	6.41	X	0.60 X 4 = 15.38
	B	9.67	X	0.75 X 2 = 14.51
	C	3.30	X	1.54 X 4 = 20.33
	D	4.91	X	7.33 X 2 = 71.98
	E	7.53	X	3.90 X 2 = 58.73
	F	12.77	X	4.43 X 1 = 56.57
B.U.A. OF ONE FLOOR = 800.37				
H.P. + G + 13th Fl.	800.37	X	15	= 12005.55
STAIR CABIN & LIFT M/C ROM	12.07	X	4.89	X 2 = 118.04
OVERHEAD TANK	7.26	X	4.89	X 2 = 71.00
TOTAL BUILT UP AREA				12194.59

F.S.I. CALCULATIONS				
(IN SQ.MTS.)				
TOTAL OF STAIR & LIFT				118.04
G.F. To 13th	800.37	-	STAIR	
		-	800.37	= 682.33
TOTAL F.S.I.	682.33	X	14	= 9552.62
LIFT CALCULATION				
8 UNITS x 14 FLOOR = 112 UNITS				
8 UNITS x 3 FLOOR = 24 UNITS				
REQUIRED				
(112 - 24) / 30 = 2.93 LIFT x 6 PASSANGER = 17.58 PASSANGER				
PROVIDED				
15 PASSANGER X 4 LIFT = 60 PASSANGER				

RERA CARPET AREA CALCULATION				
(In Sq.Mtr.)				
APURVA - 2				
TYPE 1				
1	1.10	X	2.00	= 2.20
2	1.05	X	1.70	= 1.79
3	3.92	X	1.97	= 7.72
4	7.59	X	4.84	= 36.74
5	0.12	X	1.20	= 0.14
6	3.43	X	1.79	= 6.14
7	1.07	X	1.05	= 1.12
8	3.70	X	4.00	= 14.80
TOTAL AREA				70.65

UNIT No.	SINGLE UNIT AREA
FLAT No. 1009, 1012, 1013, 1016	70.65
FLAT No. 2009, 2012, 2013, 2016	70.65
FLAT No. 3009, 3012, 3013, 3016	70.65
FLAT No. 4009, 4012, 4013, 4016	70.65
FLAT No. 5009, 5012, 5013, 5016	70.65
FLAT No. 6009, 6012, 6013, 6016	70.65
FLAT No. 7009, 7012, 7013, 7016	70.65
FLAT No. 8009, 8012, 8013, 8016	70.65
FLAT No. 9009, 9012, 9013, 9016	70.65
FLAT No. 10009, 10012, 10013, 10016	70.65
FLAT No. 11009, 11012, 11013, 11016	70.65
FLAT No. 12009, 12012, 12013, 12016	70.65
FLAT No. 13009, 13012, 13013, 13016	70.65
FLAT No. 14009, 14012, 14013, 14016	70.65
TOTAL AREA OF ALL UNIT = 56 X 70.65 =	3956.40

RERA CARPET AREA CALCULATION				
(In Sq.Mtr.)				
APURVA - 2				
TYPE 2				
1	1.10	X	1.84	= 2.02
2	0.76	X	1.57	= 1.19
3	4.66	X	1.79	= 8.34
4	3.36	X	4.85	= 16.30
5	3.35	X	3.48	= 11.66
6	1.57	X	1.85	= 2.90
7	1.71	X	2.30	= 3.93
8	1.62	X	2.30	= 3.73
9	4.30	X	3.27	= 14.06
10	3.88	X	3.27	= 12.69
11	0.12	X	1.35	= 0.16
12	0.11	X	0.34	= 0.04
TOTAL AREA				77.02

UNIT No.	SINGLE UNIT AREA
FLAT No. 1010, 1011, 1014, 1015	77.02
FLAT No. 2010, 2011, 2014, 2015	77.02
FLAT No. 3010, 3011, 3014, 3015	77.02
FLAT No. 4010, 4011, 4014, 4015	77.02
FLAT No. 5010, 5011, 5014, 5015	77.02
FLAT No. 6010, 6011, 6014, 6015	77.02
FLAT No. 7010, 7011, 7014, 7015	77.02
FLAT No. 8010, 8011, 8014, 8015	77.02
FLAT No. 9010, 9011, 9014, 9015	77.02
FLAT No. 10010, 10011, 10014, 10015	77.02
FLAT No. 11010, 11011, 11014, 11015	77.02
FLAT No. 12010, 12011, 12014, 12015	77.02
FLAT No. 13010, 13011, 13014, 13015	77.02
FLAT No. 14010, 14011, 14014, 14015	77.02
TOTAL AREA OF ALL UNIT = 56 X 77.02 =	4313.12

આધાર રેકૉર્ડ :-
અધિકાર પૂર્ણ થતા નાદ મુજબકમનો
ઉપરોક્ત શરૂ કરવા પહેલાં વિધાયકમુજબ
અરજી મારવાના વગરારજી મુજબકમ
મોજબત્ત કરવામાં છે.

The permission is valid only in the
DPT/PS remains Dissolved and further
that the permission shall stand
revoked as soon as there is change
in DPT/PS with reference to the land
under reference.

Owner is fully responsible
For open marginal Space
and road the Proton.

Final plant boundary and
allocation of final plot is
subjected to Variation by
Town Planning Officer.

PROPOSED UNIT PLAN OF AFFORDABLE HOUSING (RAH) RESIDENTIAL BUILDING IN REVENUE BLOCK NO. 433/A, 434 & 436. F.P. 433/A + 434 + 436 SUB PLOT (433/A + 434 + 436) / B AT : ADALAJ, TA & DIST : GANDHINAGAR

TYPE : APURVA - 3 UNIT SHEET NO. : 01 / 02

SCALE : 1 CM = 1 mtr BLOCKS - 03

B.A. TABLE :	
PROP. B.A. OF H.P.	800.37
PROP. B.A. OF G.F.	800.37
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D - 1.05 X 2.10	W1 - 2.10 X 1.45
D1 - 0.91 X 2.10	W2 - 1.20 X 1.45
	W3 - 1.22 X 1.10
	W4 - 1.19 X 1.30
	V - 0.75 X 0.45
	V1 - 0.45 X 0.45

STAIRCASE DETAILS	COLOUR NOTES :
WIDTH = 2.00	PROP. WORK :
RISE = 0.147	PROP. DRAINAGE :
TRADE = 0.30	

OWNER & DEVELOPER
VITRAG ENTERPRISE LLP
Govt. Approved Developer
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GUDA DEV. LIC NO:- GUDA/DEV/144/02/2020

STRUCTURAL DESIGNER
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ENGINEER & COW
HIMANSHU B. BHATT
Govt. Approved Engineer & C.O.W.
B/32, Simandhar City, Adalaj, Dist. Gandhinagar.
GUDA ENG. LIC NO:- ENG/255/07/2009
GUDA C.O.W. LIC NO:- COW/SSI/063/07/2009

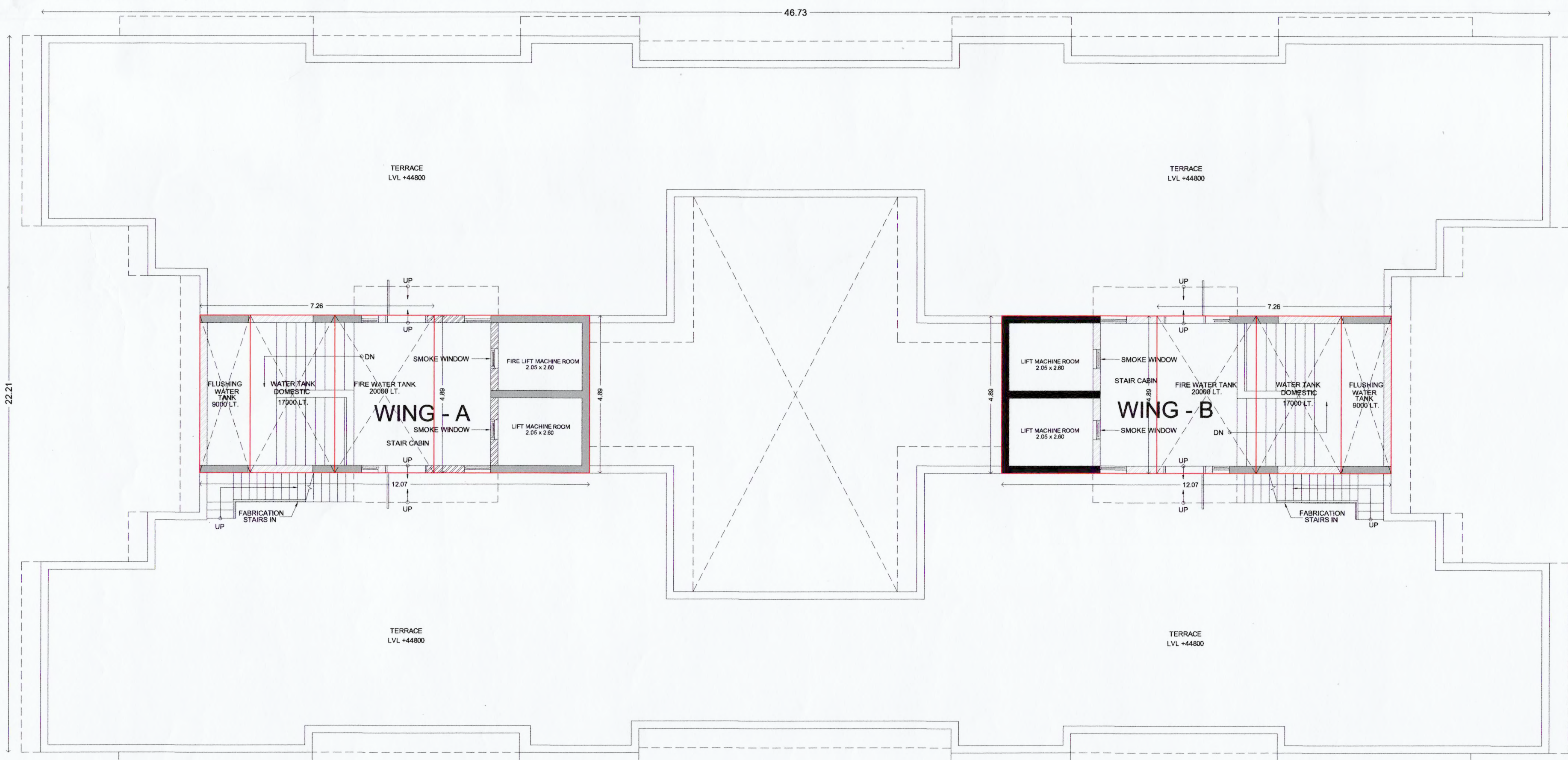
Note Approved By C.E.A. GUDA

Development Charge Paid

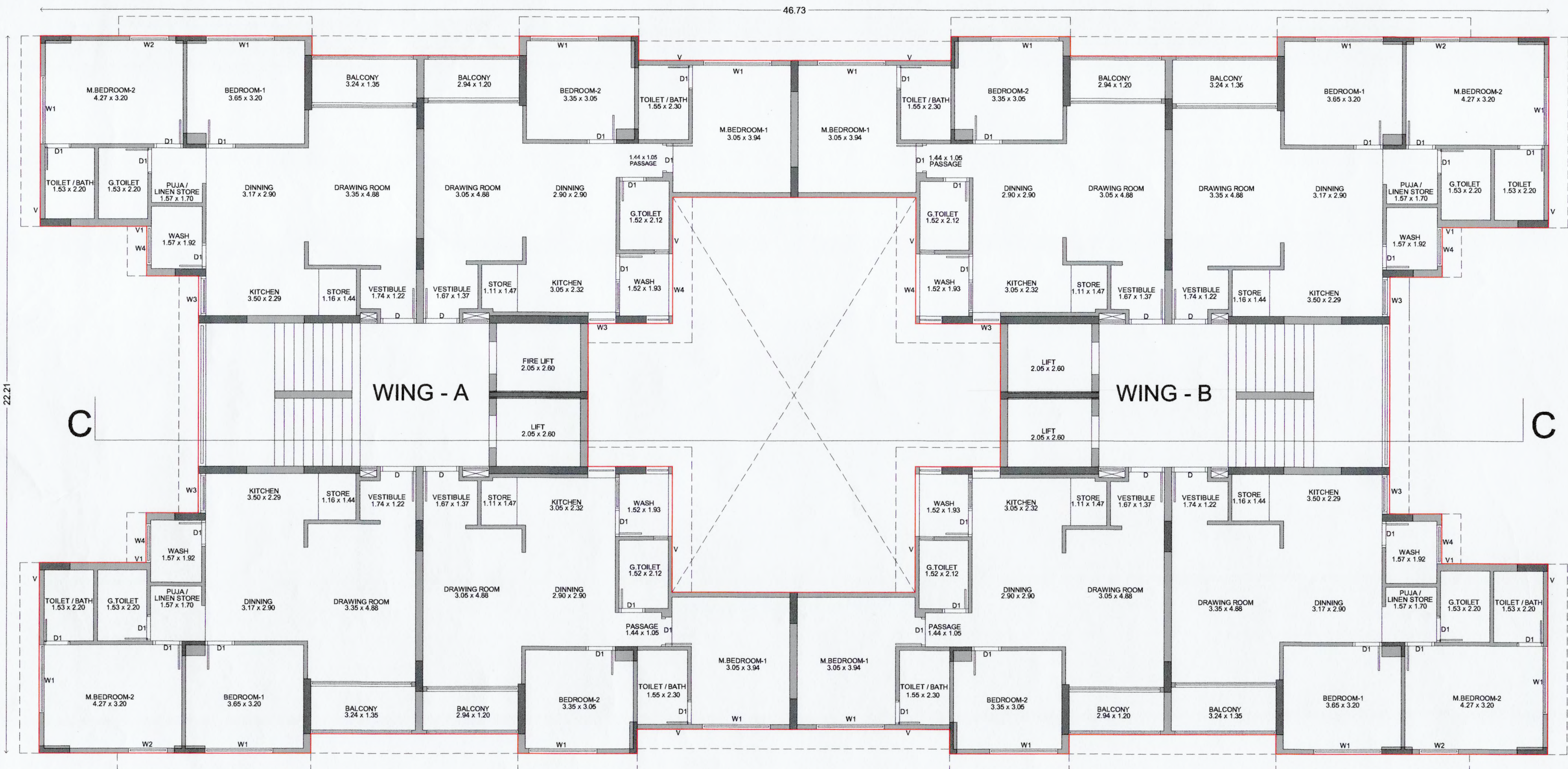
APPROVED
(As amended by Colony)
Subject to the conditions as mentioned
in the Office Letter No. PRV/215/19 dt 10/10/2021
Dated.....
21/02/21 10/09/21



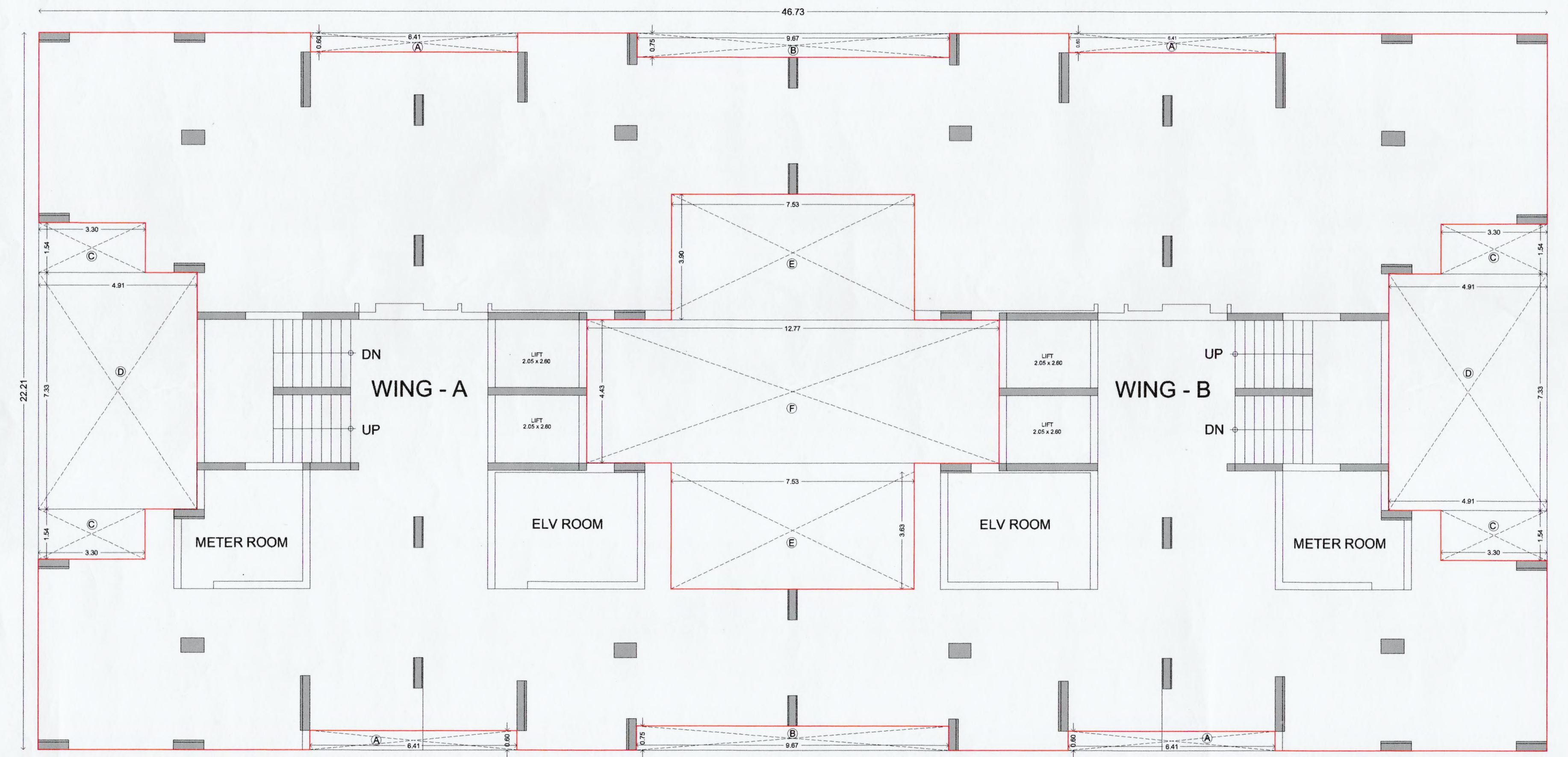
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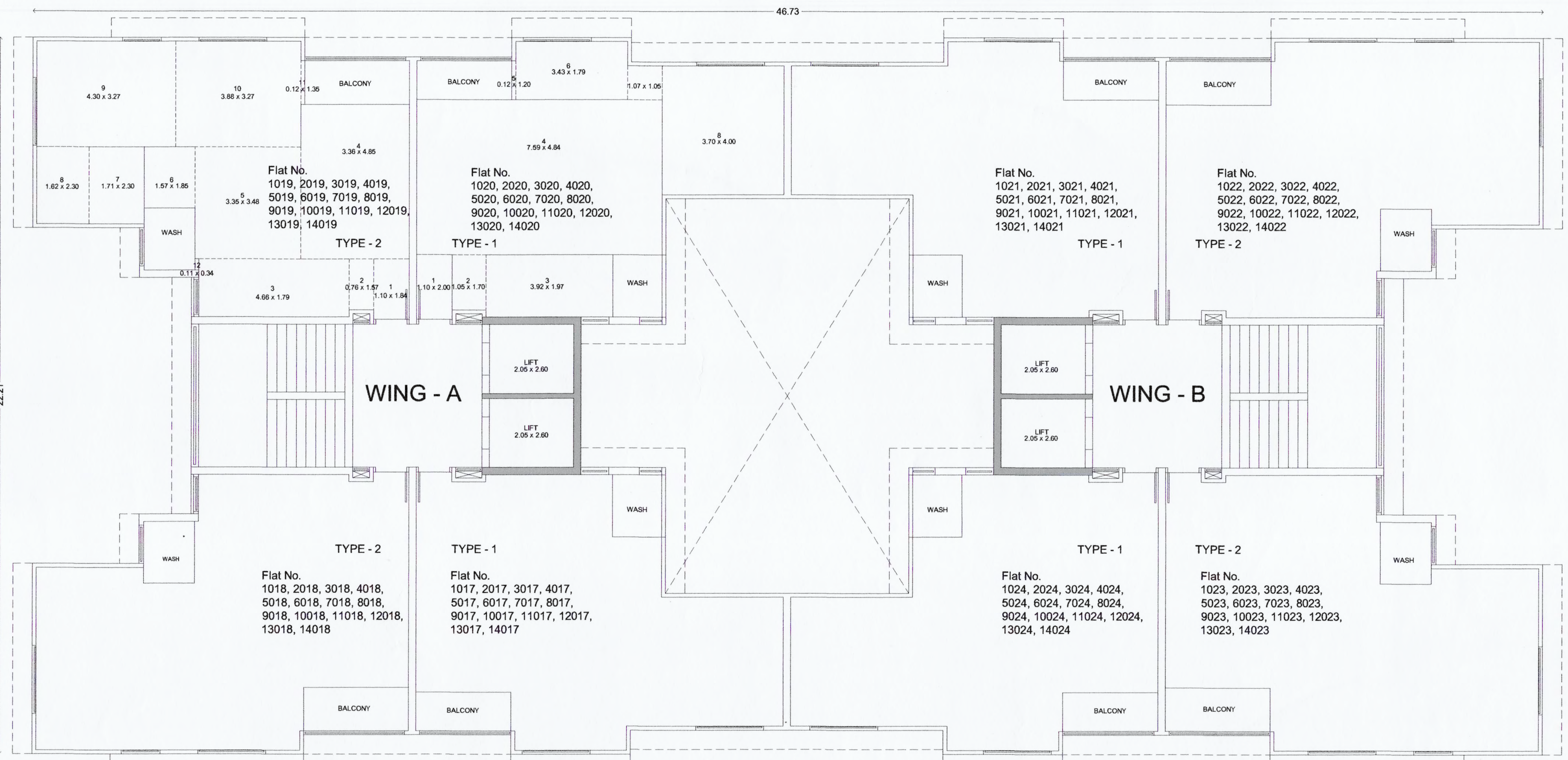
TERRACE FLOOR



GROUND TO 13TH FLOOR



HOLLOW PLINTH



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BUA OF ONE FLOOR	800.37			
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TOTAL BUILT UP AREA	12194.59			

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(IN SQ.MTR.)				
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TOTAL F.S.I.	682.33	x	14	= 9552.62
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(112 - 24) / 30 = 2.93 LIFT x 6 PASSANGER = 17.58 PASSANGER				
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15 PASSANGER X 4 LIFT = 60 PASSANGER				

RERA CARPET AREA CALCULATION				
(In Sq.Mtr.)				
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6	3.43	X	1.79	= 6.14
7	1.07	X	1.05	= 1.12
8	3.70	X	4.00	= 14.80
TOTAL AREA				70.65
UNIT No.	SINGLE UNIT	AREA		
FLAT No. 1017, 1020, 1021, 1024		70.65		
FLAT No. 2017, 2020, 2021, 2024		70.65		
FLAT No. 3017, 3020, 3021, 3024		70.65		
FLAT No. 4017, 4020, 4021, 4024		70.65		
FLAT No. 5017, 5020, 5021, 5024		70.65		
FLAT No. 6017, 6020, 6021, 6024		70.65		
FLAT No. 7017, 7020, 7021, 7024		70.65		
FLAT No. 8017, 8020, 8021, 8024		70.65		
FLAT No. 9017, 9020, 9021, 9024		70.65		
FLAT No. 10017, 10020, 10021, 10024		70.65		
FLAT No. 11017, 11020, 11021, 11024		70.65		
FLAT No. 12017, 12020, 12021, 12024		70.65		
FLAT No. 13017, 13020, 13021, 13024		70.65		
FLAT No. 14017, 14020, 14021, 14024		70.65		
TOTAL AREA OF ALL UNIT= 56 X 70.65 =		3956.40		

RERA CARPET AREA CALCULATION				
(In Sq.Mtr.)				
APURVA - 3				
TYPE 2				
1	1.10	X	1.84	= 2.02
2	0.76	X	1.57	= 1.19
3	4.66	X	1.79	= 8.34
4	3.36	X	4.85	= 16.30
5	3.35	X	3.48	= 11.66
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8	1.62	X	2.30	= 3.73
9	4.30	X	3.27	= 14.06
10	3.88	X	3.27	= 12.69
11	0.12	X	1.35	= 0.16
12	0.11	X	0.34	= 0.04
TOTAL AREA				77.02
UNIT No.	SINGLE UNIT	AREA		
FLAT No. 1018, 1019, 1022, 1023		77.02		
FLAT No. 2018, 2019, 2022, 2023		77.02		
FLAT No. 3018, 3019, 3022, 3023		77.02		
FLAT No. 4018, 4019, 4022, 4023		77.02		
FLAT No. 5018, 5019, 5022, 5023		77.02		
FLAT No. 6018, 6019, 6022, 6023		77.02		
FLAT No. 7018, 7019, 7022, 7023		77.02		
FLAT No. 8018, 8019, 8022, 8023		77.02		
FLAT No. 9018, 9019, 9022, 9023		77.02		
FLAT No. 10018, 10019, 10022, 10023		77.02		
FLAT No. 11018, 11019, 11022, 11023		77.02		
FLAT No. 12018, 12019, 12022, 12023		77.02		
FLAT No. 13018, 13019, 13022, 13023		77.02		
FLAT No. 14018, 14019, 14022, 14023		77.02		
TOTAL AREA OF ALL UNIT= 56 X 77.02 =		4313.12		

The permission is valid only till the DPTPS remains Dotted and further that the permission shall stand revoked as soon as there is change in DPTPS with reference to the land under reference.

આધાર પાલિકાના નિયમો અનુસાર છે અને તેમાં કોઈપણ ફેરફાર અનુસાર થશે.

Final plant boundary and allotment of final plot is subjected to Variation by Town Planning Officer.

Owner is fully responsible For open marginal Space and road the Praction.