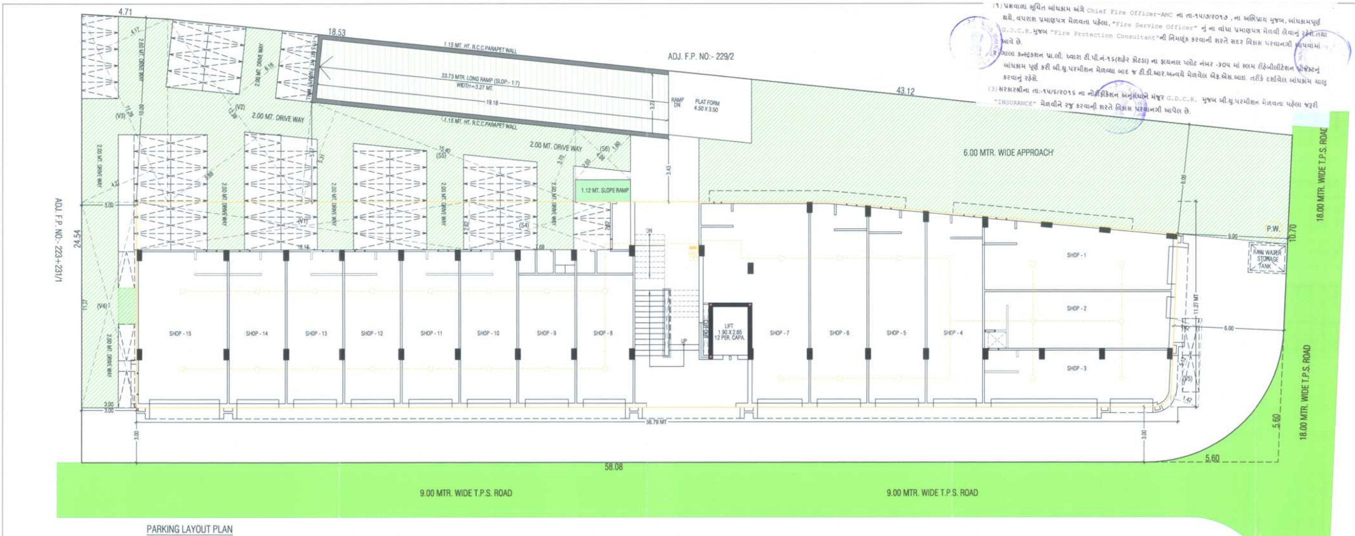
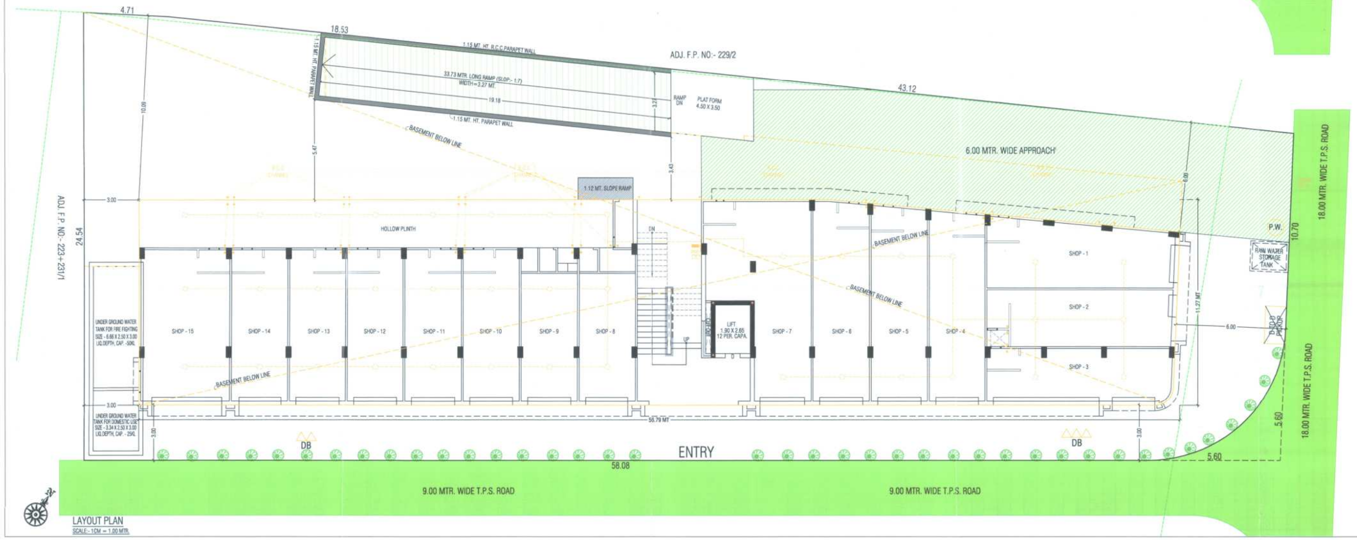


PARKING LAYOUT PLAN



LAYOUT PLAN
SCALE:- 1CM = 1.00 MTR.

AREA TABLE	USE	APPR. UNIT	REVI. UNIT	APPR. FLOOR	REVI. FLOOR	F.S.I. AS/ BASE ZONE	CHARG. F.S.I.	T.D.R. F.S.I.	APPROVED F.S.I. USED	REVISED F.S.I. USED	APPROVED BUILT UP	REVISED BUILT UP
BASEMENT-1	PARK.	----	----	----	----	----	----	----	----	----	932.41	932.41
GR.FL.	SHOP+PARK	15	15	439.21	439.21	497.92	----	----	497.92	497.92	621.07	621.07
1ST.FL.	OFFICE	15	15	403.30	403.30	559.83	----	----	559.83	559.83	621.07	621.07
2ND.FL.	OFFICE	15	15	403.30	403.30	559.83	----	----	559.83	559.83	621.07	621.07
3RD.FL.	OFFICE	15	08	403.30	403.30	50.42	509.41	----	559.83	559.83	621.07	621.07
4TH.FL.	OFFICE	15	02	300.95	300.95	----	324.59	129.14	453.73	453.73	507.59	507.59
STAIR CABIN	----	----	----	----	----	----	----	----	----	----	55.26	55.26
O.H.W.T. & L.M.R.	----	----	----	----	----	----	----	----	----	----	24.60	24.60
TOTAL		75	55	1950.06	1950.06	1668.00	834.00	129.14	2631.14	2631.14	4004.14	4004.14

TREE PLANTATION CALCULATION	
PLOT AREA	= 1390.00
UP TO 100 SQ. MTR.	= 4 TREE REQ.
100 TO 500 SQ. MTR. PER 200 SQ. MTR.	= 4 TREE REQ. (4 X 2 = 8 TREE)
ABOVE 500 SQ. MTR. PER 200 SQ. MTR.	= 5 TREE REQ. (5 X 4.45 = 23 TREE)
TOTAL REQUIRED TREE	= 4+8+23 = 35 TREE REQUIRED
TOTAL PROVIDED TREE	= 35 TREE PROVIDED

PARKING AREA TABLE

TOTAL F.S.I. AREA : = 2631.14 SQ.MTS.
REQ. PARK. AREA @ 40 % = 1052.46 SQ.MTS.
TOTAL PROVI. PARK. AREA = 1058.19 SQ.MTS.

PARKING	REQ. PARK. AREA	PROVIDE 1ST.BASE.	PROVIDE GR.LVL.	PROVIDE TOTAL
CAR PARKING@ 50 %	526.23	528.30	----	528.30
TWO WHEELERS@ 30 %	315.74	220.84	97.31	318.15
VISITORS@ 20 %	210.49	----	211.00	211.00
TOTAL	1052.46	749.14	308.31	1057.45

PERCOLATING WELL CALC:-
1390.00 / 4000.00 = 0.35 NOS.
SAY REQ. P.WELL = 1 NOS.
PROVI. P.WELL = 1 NOS.

CONTAINER BIN AREA CAL.(COMM.)
100.00 SQ MTS FL. AREA 20.00 LIT. REQ.
1950.06 X 20/100 = 390.01 SQ MTS
390.01 /80 = 4.87
REQ. 5 NOS BIN OF 80 LIT CAP.
TOTAL 5 NOS BIN REQ / PROV.

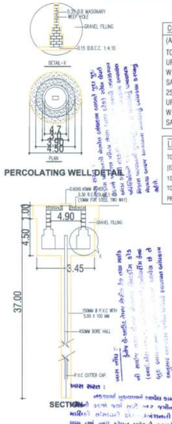
CAR PARKING AREA CAL.
C1. 26.72 X 7.64 = 204.14
C2. 6.65+8.97 / 2 X 25.87 = 202.04
C3. 4.19+3.70 / 2 X 8.45 = 33.33
C4. 6.90+6.00 / 2 X 14.15 = 91.27
TOTAL = 530.78
LESS
3.39 X 3.39 X 0.216 = 2.48
TOTAL CAR PAKING = 528.30
BASEMENT-1 528.30 SQ. MTS.

COMMON SANITARY PROVISION
(AS PER G.D.R. CL. NO-23.9.2)
TOTAL FLOOR AREA = 1950.06 / 4 = 488 PERSON
URINAL - 1 PER. 50 = 488/50 = 10 URINAL
W.C. - 1 PER. 100 = 488/100 = 05
SAY 11 W.C. PER EACH GENDER
25% GERNAL SANITORY REQ.
URINAL 10 X 0.25 = 3 URINAL
W.C. 05 X 0.25 = 2 W.C.
SAY 2 W.C. PER EACH GENDER

TWO WHEELERS PARKING AREA CAL.
S1. 6.50+5.54 / 2 X 14.41 = 86.75
S2. 5.44+5.39 / 2 X 23.29 = 126.11
S3. 2.21 X 3.67 = 8.11
TOTAL = 220.97
LESS
0.79 X 0.79 X 0.216 = 0.13
TOTAL = 220.84
BASEMENT-1 220.84 SQ. MTS.
S4. 7.68 X 2.62 = 20.12
S5. 5.31+3.70 / 2 X 15.40 = 69.38
S6. 2.03+1.80 / 2 X 4.08 = 7.81
TOTAL = 97.31
GROUND FL. 97.31 SQ. MTS.
TOTAL TWO WHEELERS PARK. = 318.15

LIFT CALCULATION
TOTAL B.UP AREA 3RD TO 4TH FL. = 1120.22 SQ. MTR.
[EXCLUDING G.F., 1ST, & 2ND FL.FLOOR]
1000.00SQ.MT. B.A. = REQ. 1NOS. LIFT OF 6 PERSON CAP.
TOTAL B.A. = 1120.22 = REQ. 1.12 NOS. LIFT. (SAYS 2 NOS. LIFT)
PROVIDE 12 PERSON 1 NOS. LIFT.

VISITOR'S PARKING AREA CAL.
V1. 18.18 X 2.62 = 47.63
V2. 5.89+6.16 / 2 X 12.39 = 74.65
V3. 4.27+4.17 / 2 X 11.29 = 47.64
V4. 3.00 X 11.27 = 33.81
V5. 1.42+1.42 / 2 X 5.12 = 7.27
GROUND FL. 211.00 SQ. MTS.
TOTAL VISITOR'S PARK. = 211.00



PERCOLATING WELL DETAIL

NOTES:-

- ENGINEER IS FULLY RESPONSIBLE FOR LEAVING OPEN SPACE AND MARGIN.
- THE DEPTH AND POSITION OF EXISTING MUNICIPAL MANHOLE IS VERIFIED ME ON SITE AND PREMISES GATES DRAINAGE CONNECTION.
- IT IS CERTIFY THAT ACCORDING CLAUSE NO. 4.4 OF GDCR-2021 ALL REQUIREMENTS OF THE BUILDING ARE CHECKED AND NECESSARY ACTIONS ARE TAKEN .
- IT IS CERTIFY THAT ACCORDING TO THE CLAUSE NO. 4.5.3 OF THE GDCR-2021, THE STRUCTURE OF THE BUILDING IS DESIGN AS PER THE NORMS OF THE INDIAN STANDARDS.
- DESIGN OF STAIRCASE AND RAILING IS PROVIDED AS PER THE PROVISION OF THE CLAUSE NO. 23.1.12 AND 23.14 AND 24.6 OF GDCR-2021.
- PEDESTRIANS RAMP IS PROVIDED AS PER THE PROVISION OF THE CLAUSE NO. 23.1.5 OF GDCR-2021.
- LIFT IS PROVIDED AS PER THE PROVISION OF THE CLAUSE NO. 23.12 AND 24.7 OF GDCR-2021.
- WATER TANK IS PROVIDED AS PER THE PROVISION OF THE CLAUSE NO. 23.6 OF GDCR-2021
- SEPARATE LETTER BOX IS PROVIDED AT GROUND LEVEL FOR EACH UNIT.
- WATER TANK FOR FIRE SAFETY REQUIREMENT PROVIDED AS PER CHAPTER NO. 24 OF GDCR-2021.
- ELECTRICAL INFRASTRUCTURE SHALL BE PROVIDED AS PER CLAUSE NO. 23.11
- DRINKING WATER FACILITY FOR DISABLED PERSONS IS PROVIDED AS PER THE CLAUSE NO. 23.6.2
- DRAINAGE FACILITY IS PROVIDED AS PER THE CLAUSE NO. 23.10
- SINAGE OF THE PARKING PLACE IS TO BE PROVIDED AS PER THE CLAUSE NO. 23.7 OF THE GDCR-2021.
- ENTRANCE OF THE BUILDING IS PROVIDED AS PER THE CLAUSE NO. 23.1.7 OF GDCR-2021.
- THE PAVING OF BUILDING UNIT/FINAL PLOT AS PER THE PROVISION OF THE CLAUSE NO. 23.1.4 OF GDCR-2021.
- THE STRUCTURE OF THE BUILDING IS AS PER THE NORMS OF THE SPECIFIED IN THE INDIAN STANDARD AND TAKE NECESSARY ACTION FOR THE STRUCTURAL SAFETY DURING THE CONSTRUCTION.
- RAIN WATER STORAGE TANK AND RAIN WATER HARVESTING SYSTEM IS PROVIDED AS PER THE CLAUSE NO. 27.2 OF GDCR-2021
- COMMUNITY BIN PROVIDED AS PER THE PROVISION OF THE CLAUSE NO. 27.3 OF GDCR-2021.
- GRAY WATER RECYCLING SYSTEM IS PROVIDED AS PER THE CLAUSE NO. 27.4 OF GDCR-2021.
- TREE PLANTATION IS PROVIDED AS PER THE CLAUSE NO. 27.5 OF GDCR-2021.
- SOLAR WATER HEATING SYSTEM IS PROVIDED AS PER THE CLAUSE NO. 27.6 OF THE GDCR-2021.
- POLLUTION CONTROL SYSTEM IS PROVIDED AS PER THE CHAPTER NO. 28 OF GDCR-2021.
- FIRE SAFETY SYSTEM IS PROVIDED AS PER CHAPTER NO. 24 OF GDCR-2021.
- MAINTENANCE AND UPGRADATION OF BUILDING IS AS PER CHAPTER NO. 29 OF GDCR-2021.
- EXTERNAL FACED AREA PROVIDED 50% AS PER GDCR-2021.
- FOR BASEMENT VENTILATION PROVIDED MECHANICAL VENT.
- SERVICE DUCT WITH SERVICE DOOR ON EACH FLOOR ABOVE SILL LEVEL WITH 2.00 HRS. FIRE RESIST. DOOR.

KEY PLAN
SCALE:- 1CM = 20.00 MTR.

CASE NO:-
PERMI. NO:-
SHEET NO:- 01/4
LAYOUT PLAN/PARKING LAY OUT

REVISED PLAN SHOWING PROP. COMMERCIAL BUILDING ON F.P. NO.:- 223+231/2/1, T. P. S. NO.:- 3 BOPAL, O.P. NO:-223+231/2, Sur. NO:-614/2 MOJE :- BOPAL, TALUKA:- DASCROI. DIST.:-AHEMEDABAD.

ZONE: RESIDENCE-II
SCALE:1CM = 1.00 MTR.
USE:- COMMERCIAL

AREA TABLE	APPROVED	REVISED
PLOT AREA F.P.AREA	1390.00	1390.00
PROPOSED BUILT UP AREA ON GROUND FLOOR	621.07	621.07

F.S.I. AREA TABLE	APPROVED	REVISED
PLOT AREA	1390.00	1390.00
PERMI.F.S.I.AREA (1390.00 X 1.2)	1668.00	1668.00
CHARGEBLE F.S.I. AREA (1390.00 X 0.60)	834.00	834.00
T.D.R. F.S.I. AREA (1390.00 X 0.60)	834.00	834.00
TOTAL F.S.I.	3336.00	3336.00
TOTAL USE F.S.I.	2631.14	2631.14
F.S.I. AREA ON GROUND FL.	497.92	497.92
F.S.I. AREA ON 1ST FL.	559.83	559.83
F.S.I. AREA ON 2ND FL.	559.83	559.83
F.S.I. AREA ON 3RD FL.	559.83	559.83
F.S.I. AREA ON 4TH FL.	453.73	453.73
TOTAL F.S.I. AREA	2631.14	2631.14
CHARGEBLE F.S.I. (USED F.S.I.)	834.00	834.00
CHARGEBLE F.S.I. (USED F.S.I.) T.D.R. AREA	129.14	129.14
TOTAL CHARGEBLE F.S.I.	963.14	963.14
BALANCE T.D.R. F.S.I.	704.86	704.86

અમદાવાદ શહેરી વિકાસ સત્તામંડળ
સ્કેનીંગ કરાવેલ છે.
આસીસ્ટન્ટ/ક્લાર્ક

COLOUR NOTE
PLOT BOUNDRY — PROP.DRAINAGE — P.WELL
ROAD / RAMP — TREE — PARKING
PROP. WORK — CONTAINER BIN — APPR.WORK TO BE REMOVED
APPR.WORK

DEVELOPER
GALA INFRASTRUCTURE PVT LTD
KALPESH H. GALA
REG. NO AUDA/DEV/717
26, BASANT BAHAR, IN LANE OF UMIYA MATA TEMPLE
BOPAL, AHMEDABAD-380058

OWNER
GALA BUILDERS
AUTHORISED SIGNATORY

COW.
V. B. Contractor B.E. (Civil)
AUDA COW - II
AUDA COW-II 129/02520/28-2-2023
8, Kartikay, Nr. Ratanpura Gam, Vastral, Ahmedabad

ST-ENGINEER
V. B. Contractor B.E. (Civil)
AUDA STRUCTURAL ENGINEER
GRADE I/275/09061/12-8-2023
8, Kartikay, Nr. Ratanpura Gam, Vastral, Ahmedabad-382418

ENG.
V. B. Contractor B.E. (Civil)
AUDA ENGINEERS
ENG/800/02519/28-2-2023
8, Kartikay, Nr.Ratanpura Gam, Vastral, Ahmedabad - 18.

Final Plan boundary and allotment of final plot is Subject to Variation by Town Planning Officer

Owner is fully responsible for open marginal Space and road line Portion.

APPROVED
5 OCT 2018
DISPATCH BY
No. 397
Senior Town Planner
Ahmedabad Urban Development Authority
AUTHORITY