



| AREA STATEMENT                                                                      |  | VERSION DATE: 18/10/2021          |                |
|-------------------------------------------------------------------------------------|--|-----------------------------------|----------------|
| PROJECT DETAIL                                                                      |  |                                   |                |
| Authority: Vaddara Municipal Corporation (VMC)                                      |  | Plot Use: Residential             |                |
| AuthorityClass: DT                                                                  |  | Plot SubUse: Apartment            |                |
| AuthorityGrade: Municipal Corporation                                               |  | Plot Use Group: NA                |                |
| Project Type: Building Permission                                                   |  | Plot Category: NA                 |                |
| Nature of Development: NEW                                                          |  | Land Use Zone: Residential Zone 1 |                |
| Development Area: Non TP Area                                                       |  | Conceptualized Use Zone: R1       |                |
| SubDevelopment Area: Other Areas                                                    |  |                                   |                |
| Special Project: NA                                                                 |  |                                   |                |
| Special Road: NA                                                                    |  |                                   |                |
| Site Address: RevenueNo: 589,590, SubProject: PLOT NO-3, CitySurvey/WardNo: WARD-10 |  |                                   |                |
| AREA DETAILS:                                                                       |  |                                   |                |
| 1. Area of Plot As per record                                                       |  |                                   |                |
| Index Copy                                                                          |  |                                   | 84.67%         |
| Plot area drawn as per Site                                                         |  |                                   | 83.67%         |
| Area of Plot Considered                                                             |  |                                   | 83.67%         |
| 2. Deduction for                                                                    |  |                                   |                |
| (a)Proposed roads                                                                   |  |                                   | 0.00%          |
| (b) Any reservations                                                                |  |                                   | 0.00%          |
| Total(a + b)                                                                        |  |                                   | 0.00%          |
| 3. Net Area of Plot (1 - 2) AREA OF PLOT                                            |  |                                   | 83.67%         |
| 4. % of Common Plot (Reqt.)                                                         |  |                                   | 0.00%          |
| % of Common Plot (Prop)                                                             |  |                                   | 0.00%          |
| Balance area of Plot(1 - 4)                                                         |  |                                   | 83.67%         |
| Plot Area For Coverage                                                              |  |                                   | 83.67%         |
| Plot Area For FSI                                                                   |  |                                   | 83.67%         |
| Perm. FSI Area (1.80)                                                               |  |                                   | 1507.70        |
| Perm. Paid FSI Area (0.90)                                                          |  |                                   | 753.85         |
| Total Perm. FSI area with Paid FSI (2.70)                                           |  |                                   | 2261.55        |
| Total Perm. FSI area                                                                |  |                                   | 2261.55        |
| Total Paid Proposed FSI Area                                                        |  |                                   | 385.82         |
| 6. Total Built up area permissible at:                                              |  |                                   |                |
| a. Ground Floor                                                                     |  |                                   | 0.00%          |
| Proposed Coverage Area (48.10 %)                                                    |  |                                   | 402.89         |
| Total Prop. Coverage Area (48.10 %)                                                 |  |                                   | 402.89         |
| Balance coverage area ( - %)                                                        |  |                                   | 0.00%          |
| Proposed Area at:                                                                   |  |                                   |                |
| Proposed Built up                                                                   |  | Existing Approved                 | Proposed F.S.I |
| Sth Floor                                                                           |  | 402.89                            | 0.00           |
| First Floor                                                                         |  | 402.89                            | 0.90           |
| Second Floor                                                                        |  | 402.89                            | 0.90           |
| Third Floor                                                                         |  | 402.89                            | 0.90           |
| Fourth Floor                                                                        |  | 402.89                            | 0.90           |
| Fifth Floor                                                                         |  | 402.89                            | 0.90           |
| Terrace Floor                                                                       |  | 23.95                             | 0.00           |
| Total Area                                                                          |  | 2440.52                           | 0.00           |
| Total FSI Area                                                                      |  |                                   | 1896.52        |
| Total Builtup Area                                                                  |  |                                   | 2440.52        |
| Proposed F.S.I. consumed:                                                           |  |                                   | 2.26           |
| B. Tenement Proposed At:                                                            |  | Tenement Statement                |                |
| 1. Tenement Proposed At:                                                            |  |                                   |                |
| All Floors                                                                          |  | 20.00                             |                |
| 2. Total Tenements (3 + 4)                                                          |  | 20.00                             |                |
| C. Parking Statement                                                                |  |                                   |                |
| 1. Parking Space Required as per Regulations                                        |  | 373.30                            |                |
| 2. Proposed Parking Space:                                                          |  | 410.25                            |                |

|                                            |  |
|--------------------------------------------|--|
| Color Notes                                |  |
| PLOT LINES                                 |  |
| EXISTING STREET                            |  |
| FUTURE STREET IF ANY                       |  |
| PERMISSIBLE BUILDING LINE                  |  |
| OPEN SPACES                                |  |
| EXISTING WORKS                             |  |
| WORK PROPOSED TO BE DEMOLISHED             |  |
| PROPOSED WORK                              |  |
| DRAINAGE AND SEWERAGE WORK                 |  |
| WATER SUPPLY WORK                          |  |
| WORK WITHOUT PERMISSION IF STARTED ON SITE |  |
| APPROVED WORK                              |  |

| FSI & Tenement Details |                  |                              |                                          |          |                              |                             |         |                            |                         |
|------------------------|------------------|------------------------------|------------------------------------------|----------|------------------------------|-----------------------------|---------|----------------------------|-------------------------|
| Building               | No. of Same Bldg | Gross Built Up Area (Sq.mt.) | Deductions From Gross BUA/Area in Sq.mt. |          | Total Built Up Area (Sq.mt.) | Deductions (Area in Sq.mt.) |         |                            |                         |
|                        |                  |                              | Duct/Void, Duct, Chowk                   | StarCase | Star Lobby                   | Lift Machine                | Parking | Proposed FSI Area (Sq.mt.) | Total FSI Area (Sq.mt.) |
| PLOT NO (3)            | 1                | 2501.47                      | 60.55                                    | 2440.92  | 68.39                        | 72.19                       | 21.08   | 3.50                       | 379.22                  |
| Grand Total:           | 1                | 2501.47                      | 60.55                                    | 2440.92  | 68.39                        | 72.19                       | 21.08   | 3.50                       | 379.22                  |

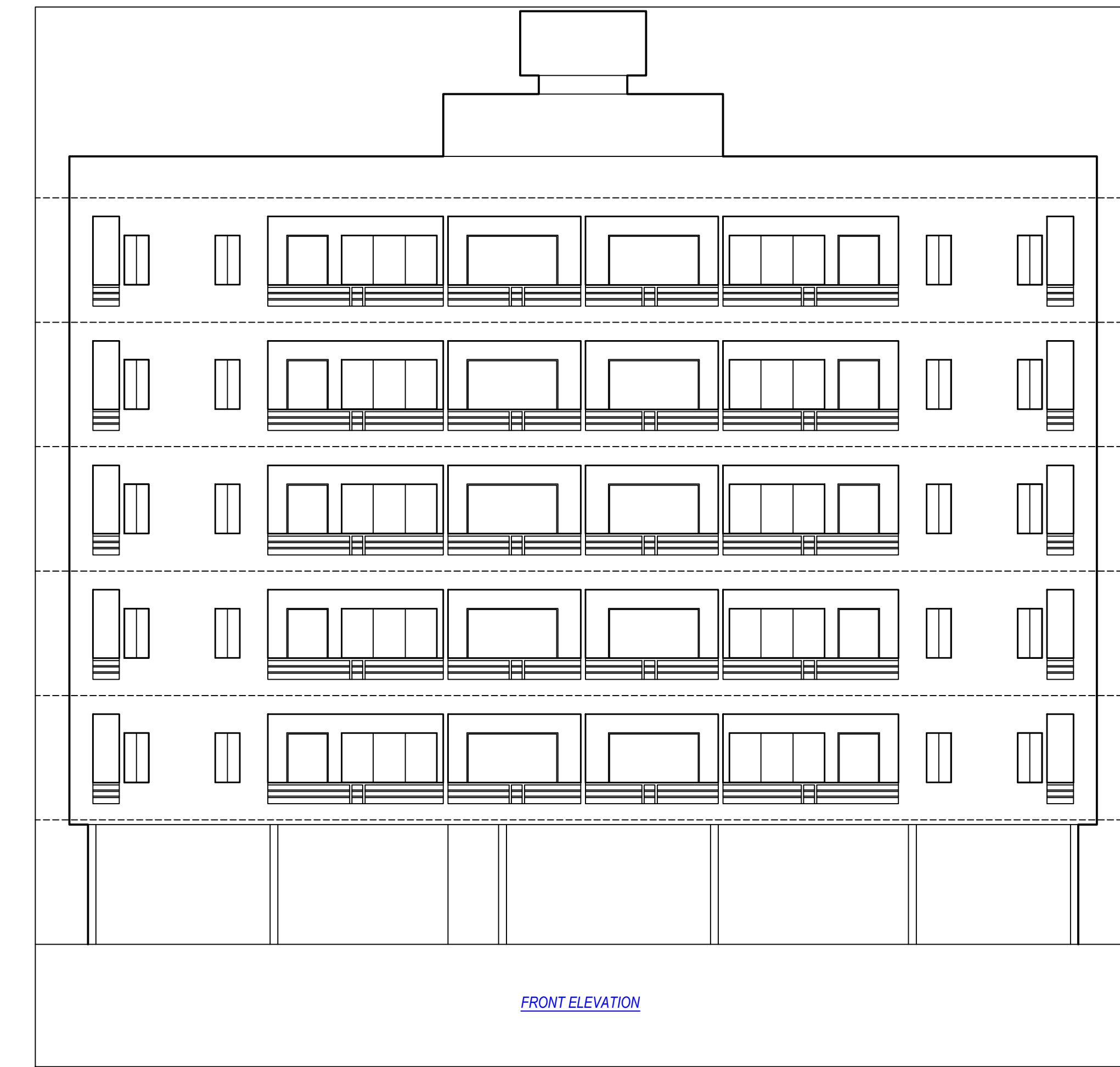
| Required Parking |             |           |          |       |         |                               |        |                                     |
|------------------|-------------|-----------|----------|-------|---------|-------------------------------|--------|-------------------------------------|
| Building Name    | Type        | SubUse    | Area     | Units |         | Required Parking Area(Sq.mt.) | Car    | Other Parking Visitor's Car Parking |
|                  |             |           |          | Regd. | Prop.   |                               |        |                                     |
| PLOT NO (3)      | Residential | Apartment | 0.0 - 80 | 1     | 1896.52 | 379.30                        | 189.65 | 37.93                               |
|                  |             |           | > 80.0   | -     |         |                               |        |                                     |
|                  |             |           | -        | -     |         |                               |        |                                     |
|                  |             |           | 0 - 0    | -     |         |                               |        |                                     |
| Total:           |             |           |          |       | 379.30  | 189.65                        | 37.93  |                                     |

| Parking Check (Table 7b) |        |        |       |       |                       |       |       |       |                    |        |       |       |
|--------------------------|--------|--------|-------|-------|-----------------------|-------|-------|-------|--------------------|--------|-------|-------|
| Use Type                 | Car    |        |       |       | Visitor's Car Parking |       |       |       | Total Parking Area |        |       |       |
|                          | Area   |        | No.   |       | Area                  |       | No.   |       | Area               |        | No.   |       |
|                          | Reqd.  | Prop.  | Reqd. | Prop. | Reqd.                 | Prop. | Reqd. | Prop. | Reqd.              | Prop.  | Reqd. | Prop. |
| Residential              | 189.65 | 365.48 | 0     | 0     | 37.93                 | 44.77 | 0     | 2     | 379.30             | 410.25 | -     | -     |
| Total                    | 189.65 | 365.48 | 0     | 0     | 37.93                 | 44.77 | 0     | 2     | 379.30             | 410.25 | -     | -     |

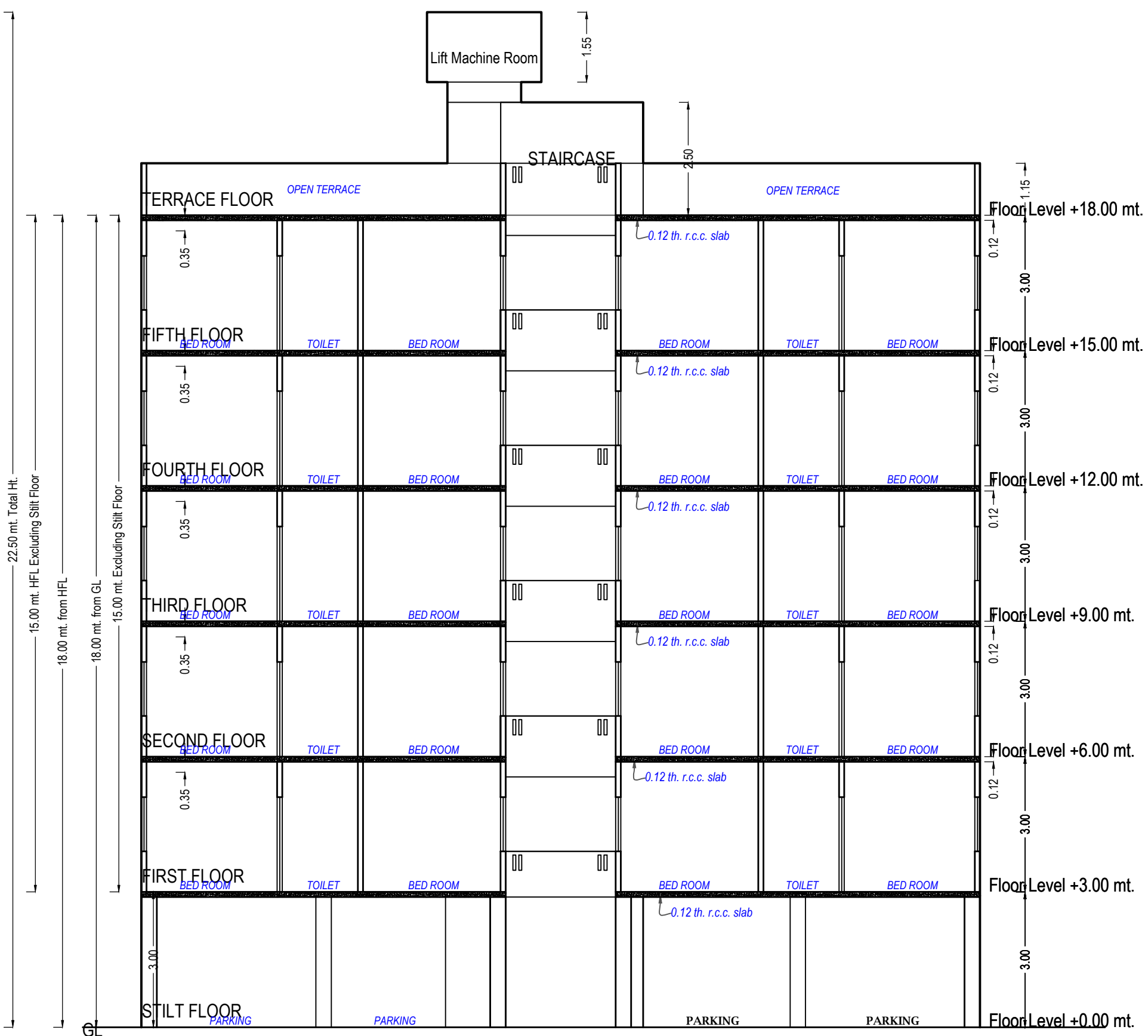
| Layout Approved Details |                    |                         |               |              |  |
|-------------------------|--------------------|-------------------------|---------------|--------------|--|
| Layout Approved         | Common CP Provided | Common Parking provided | Sanction Date | Sanction No. |  |
| Yes                     | No                 |                         | 12/08/1985    | 4518142      |  |

| Tree Details (Table 3h) |      |              |      |  |
|-------------------------|------|--------------|------|--|
| Plot                    | Name | Nos Of Trees |      |  |
| PLOT NO. -3             | Tree | Reqd         | Prop |  |
|                         |      | 25           | 58   |  |

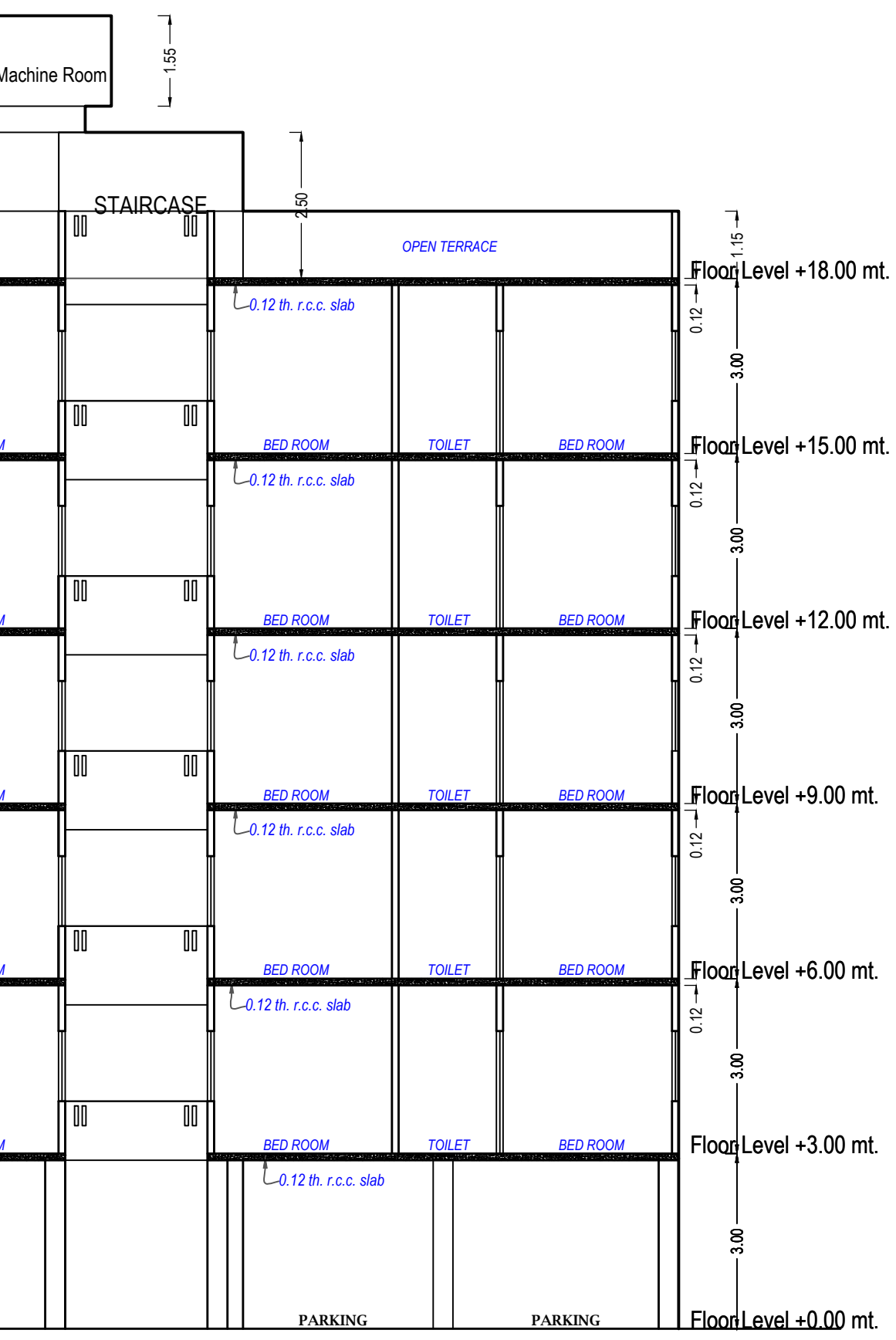
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|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--|------------------------------------------------|--|
| GRANT OF THE PERMISSION IS SUBJECT TO THE FOLLOWING CONDITIONS                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |  | OWNER'S NAME AND SIGNATURE                     |  |
| 1. The remaining payments are to be made online within seven days and only thereafter this permission shall be considered to be valid and shall be valid for 12 months.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |  | SMT BELABEN AJITBHAI DESAI And OTHERS EIGHTEEN |  |
| 2. The permission granted does not absolve the owner from any the liabilities or the permissions required under any other act.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |  | ARCHENG'S NAME AND SIGNATURE                   |  |
| 3. The permission does not constitute the acceptance of correctness, confirmation, approval or endorsement of:                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |  | SURAJ B. PARMAR                                |  |
| a. Title, ownership, and easement rights of the Building/Junt for which the building is proposed;                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |  | VMC-EOR-233                                    |  |
| b. The area, dimensions and other properties of the plot which violate the plot validation certificate.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |  | STRUCTURE ENGINEER                             |  |
| c. Correctness of demarcation of the plot on site.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |  | BHUPENDRA R PATEL                              |  |
| d. Workmanship, soundness of material and structural safety of the proposed building.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |  | VMC-SH-61                                      |  |
| e. Structural reports and structural drawings and shall not bind or render the Competent Authority liable in any way in regard to (a), (b), (c), (d), (e) and (f) above.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |  | SUPERVISORS NAME AND SIGNATURE                 |  |
| 4. The applicant, as specified in CGOCC, shall submit:                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |  | SURAJ B. PARMAR                                |  |
| a. Structural drawings and related reports, before the commencement of the construction,                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |  |                                                |  |
| b. Progress reports.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |  |                                                |  |
| 5. Follow the requirements for construction as per regulation no 5 of CGOCC.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         |  |                                                |  |
| 6. The permission has been granted relying uploaded submissions, underlings, attachments of true copies of the original documents made along with the online application. It is believed that the aforesaid data uploaded by the owner or the applicant is true and legally valid. Also the plans are as per the prevailing Comprehensive General Development Control Regulation-2017                                                                                                                                                                                                                                                                                                                                                                                                |  |                                                |  |
| In case of any discrepancy/lack of authenticity of the data found in the aforesaid declaration or in the attachments, or violation of any conditions, the application shall automatically stand cancelled/revoked and the construction / development carried out shall be considered illegal and unauthorized and the competent authority may take legal action to pull down illegal construction, action to discontinue further construction and or the use of building, and or other legal actions including initiating criminal proceedings. Consequent damage or loss on account of aforesaid shall be at the cost of the owner or the applicant. Also, the owner or applicant shall have no right for any claim or damages on account of any action by the competent authority. |  |                                                |  |



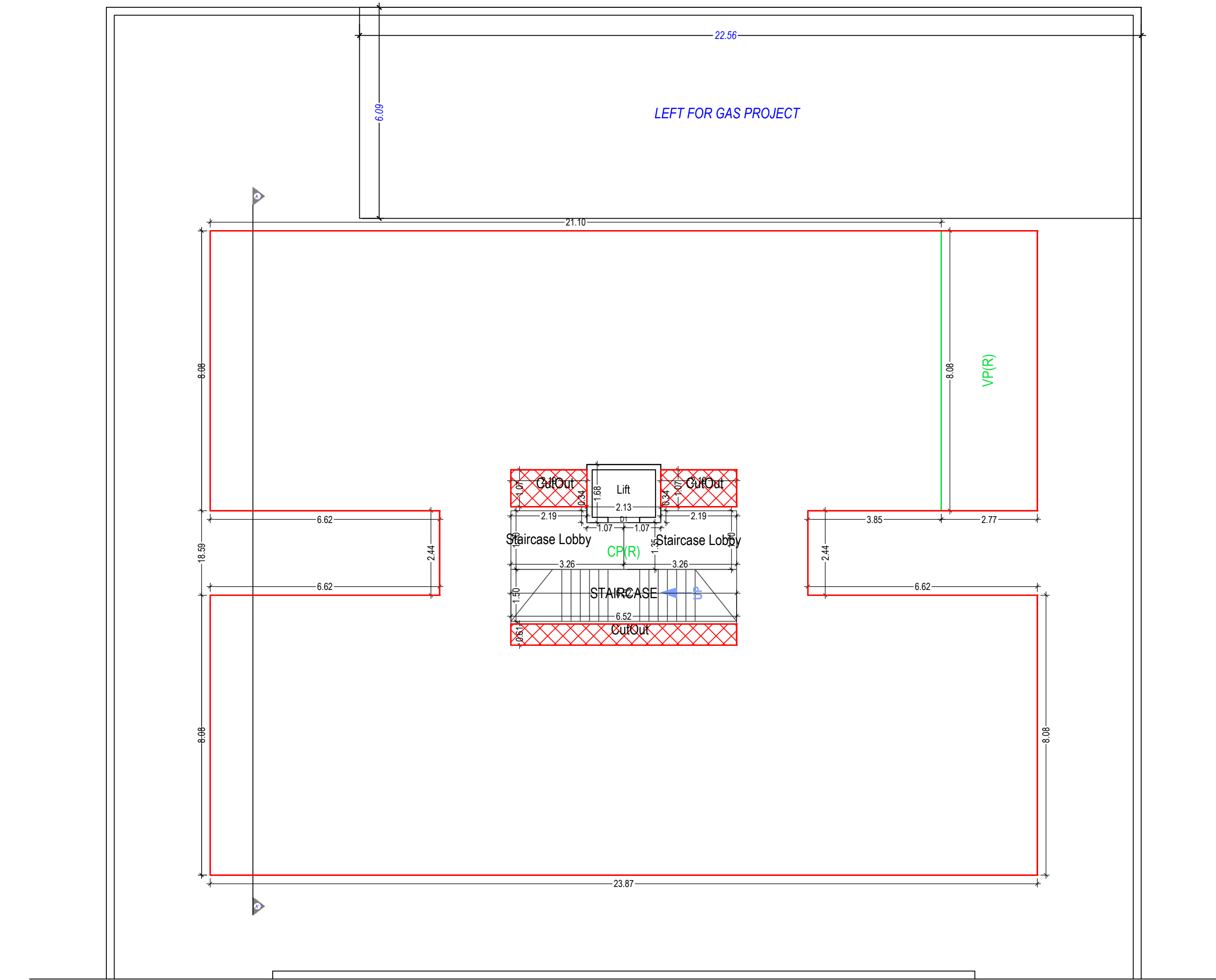
FRONT ELEVATION



SECTION - A-A

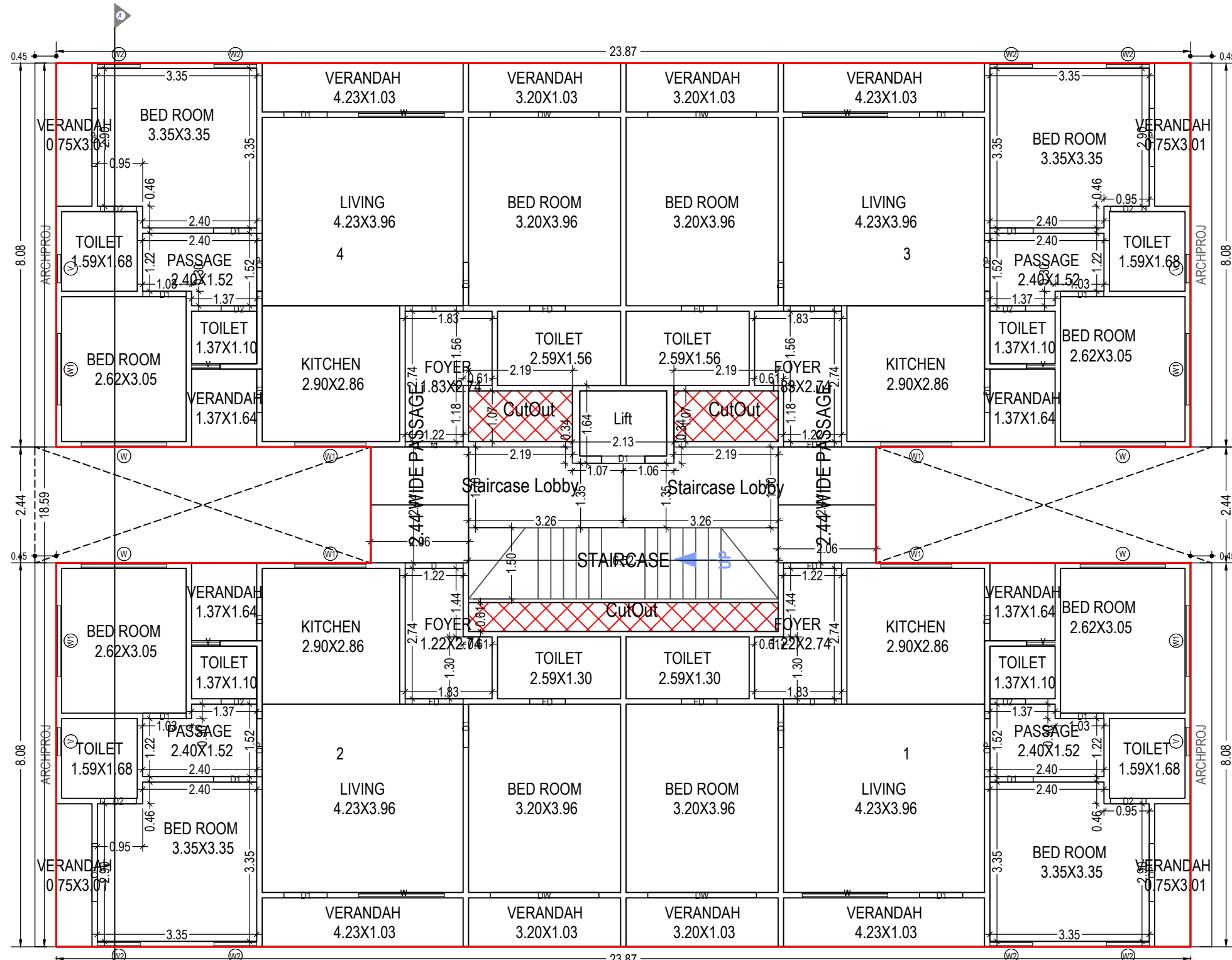


SECTION -A-A

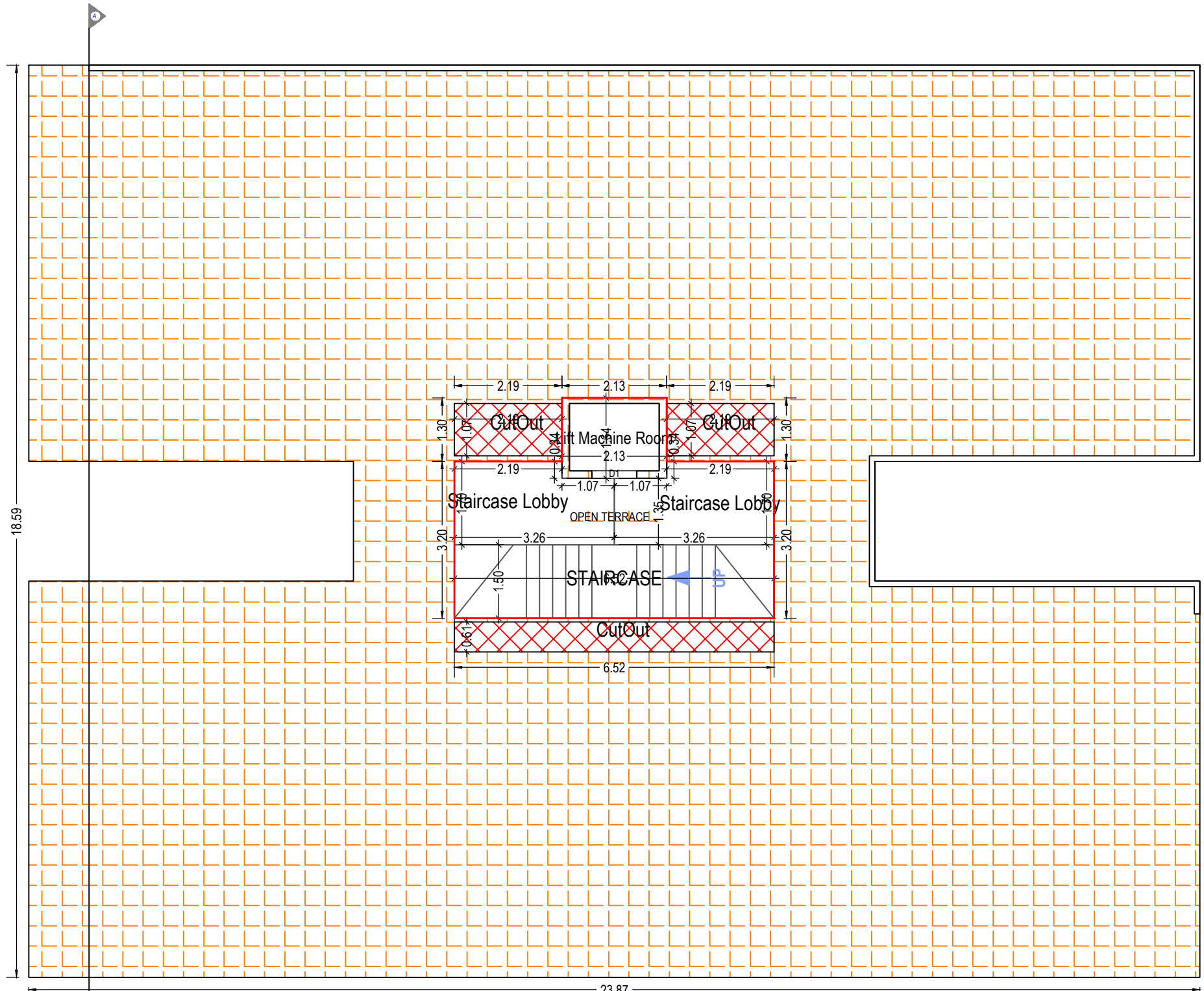


LEFT FOR GAS PROJECT

9 mtr wide road  
STILT FLOOR PLAN  
(SCALE 1:100)



TYPICAL - 1, 2, 3, 4, 5 FLOOR PLAN  
(Proposed)  
(SCALE 1:100)



TERRACE FLOOR PLAN  
(SCALE 1:100)

| Floor Name                     | Gross Builtup Area | Deductions From Gross BUA(Area in Sq.mt.) |          |            | Total Built Up Area (Sq.mt.) |              |         | Deductions from FSI(Area in Sq.mt.) |         |         | Proposed FSI Area (Sq.mt.) | Total FSI Area (Sq.mt.) | No. of Unit |
|--------------------------------|--------------------|-------------------------------------------|----------|------------|------------------------------|--------------|---------|-------------------------------------|---------|---------|----------------------------|-------------------------|-------------|
|                                |                    | Duct/Void, Duct, Chawk)                   | StarCase | Star Lobby | Lift                         | Lift Machine | Parking | Resi.                               |         |         |                            |                         |             |
| Stilt Floor                    | 411.54             | 8.65                                      | 402.89   | 9.77       | 10.32                        | 3.58         | 0.00    | 379.22                              | 0.00    | 0.00    | 0.00                       | 0.00                    | 00          |
| First Floor                    | 411.54             | 8.65                                      | 402.89   | 9.77       | 10.31                        | 3.50         | 0.00    | 0.00                                | 379.30  | 379.30  | 04                         | 04                      | 04          |
| Second Floor                   | 411.54             | 8.65                                      | 402.89   | 9.77       | 10.31                        | 3.50         | 0.00    | 0.00                                | 379.30  | 379.30  | 04                         | 04                      | 04          |
| Third Floor                    | 411.54             | 8.65                                      | 402.89   | 9.77       | 10.31                        | 3.50         | 0.00    | 0.00                                | 379.30  | 379.30  | 04                         | 04                      | 04          |
| Fourth Floor                   | 411.54             | 8.65                                      | 402.89   | 9.77       | 10.31                        | 3.50         | 0.00    | 0.00                                | 379.30  | 379.30  | 04                         | 04                      | 04          |
| Fifth Floor                    | 411.54             | 8.65                                      | 402.89   | 9.77       | 10.31                        | 3.50         | 0.00    | 0.00                                | 379.30  | 379.30  | 04                         | 04                      | 04          |
| Terrace Floor                  | 32.23              | 8.65                                      | 23.58    | 9.77       | 10.32                        | 0.00         | 3.50    | 0.00                                | 0.00    | 0.00    | 0.00                       | 00                      | 00          |
| Total                          | 2501.45            | 60.55                                     | 2440.90  | 68.39      | 72.19                        | 21.08        | 3.50    | 379.22                              | 1896.50 | 1896.50 | 20                         | 20                      | 20          |
| Total Number of Same Buildings | 1                  |                                           |          |            |                              |              |         |                                     |         |         |                            |                         |             |
| Total                          | 2501.45            | 60.55                                     | 2440.90  | 68.39      | 72.19                        | 21.08        | 3.50    | 379.22                              | 1896.50 | 1896.50 | 20                         | 20                      | 20          |

UnitBUA Table for Building\_PLOT NO (3)

| Floor                              | Name   | UnitBUA Type | Gross UnitBUA Area | UnitBUA Area (Area in Sq.mt.) | Deductions (Area in Sq.mt.) | Carpet Area | No. of Unit |
|------------------------------------|--------|--------------|--------------------|-------------------------------|-----------------------------|-------------|-------------|
| TYPICAL - 1, 2, 3, 4, 5 FLOOR PLAN | 1      | FLAT         | 91.70              | 91.70                         | 0.28                        | 91.42       | 04          |
|                                    | 2      | FLAT         | 91.70              | 91.70                         | 0.28                        | 91.42       |             |
|                                    | 3      | FLAT         | 92.43              | 92.43                         | 0.28                        | 92.15       |             |
|                                    | 4      | FLAT         | 92.43              | 92.43                         | 0.28                        | 92.15       |             |
|                                    | Total: |              | 368.26             | 368.26                        | 1.12                        | 367.14      |             |
| Total per Floor                    |        |              | 1841.30            | 1841.30                       | 5.60                        | 1835.70     | 20          |
| Total                              |        |              | 1841.30            | 1841.30                       | 5.61                        | 1835.70     | 20          |

| SCHEDULE OF DOOR: | NAME | LENGTH | HEIGHT | NOS |
|-------------------|------|--------|--------|-----|
| PLOT NO (3)       | D2   | 0.75   | 2.10   | 40  |
| PLOT NO (3)       | D1   | 0.75   | 2.10   | 20  |
| PLOT NO (3)       | D    | 1.22   | 2.10   | 20  |
| PLOT NO (3)       | OP   | 1.22   | 2.10   | 40  |
| PLOT NO (3)       | IF   | 1.22   | 2.10   | 05  |
| PLOT NO (3)       | FD   | 1.22   | 2.10   | 15  |
| PLOT NO (3)       | DW   | 2.29   | 2.10   | 20  |

Staircase Checks (Table 8a-1)

| Floor Name                         | StarCase Name | Flight Width | Tread Width | Riser Height |
|------------------------------------|---------------|--------------|-------------|--------------|
| STILT FLOOR PLAN                   | STAIRCASE     | 1.50         | 0.27        | 0.20         |
| TYPICAL - 1, 2, 3, 4, 5 FLOOR PLAN | STAIRCASE     | 1.50         | 0.27        | 0.20         |
| TERRACE FLOOR PLAN                 | STAIRCASE     | 1.50         | 0.27        | 0.00         |

SCHEDULE OF WINDOW/VENTILATION:

| BUILDING NAME | NAME | V    | LENGTH | HEIGHT | NOS |
|---------------|------|------|--------|--------|-----|
| PLOT NO (3)   | W1   | 0.90 | 1.00   | 1.00   | 40  |
| PLOT NO (3)   | W2   | 0.90 | 1.20   | 1.20   | 40  |
| PLOT NO (3)   | W1   | 1.50 | 1.20   | 1.20   | 40  |
| PLOT NO (3)   | W    | 1.80 | 1.20   | 1.20   | 40  |

GRANT OF THE PERMISSION IS SUBJECT TO THE FOLLOWING CONDITIONS:  
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c. Correctness of demarcation of the plot on site.  
d. Workmanship, soundness of material and structural safety of the proposed building.  
e. Structural reports and structural drawings and shall not bind or render the Competent Authority liable in any way in regard to (a), (b), (c), (d), (e) and (f) above.  
4. The applicant, as specified in CGOGR, shall submit:  
a. Structural drawings and related reports, before the commencement of the construction,  
b. Progress reports.  
5. Follow the requirements for construction as per regulation no 5 of CGOGR.  
6. The permission has been granted relying uploaded submissions, under-lying, attachments of true copies of the original documents made along with the online application. It is believed that the aforesaid data uploaded by the owner or the applicant is true and legally valid. Also the plans are as per the prevailing Comprehensive General Development Control Regulation-2017.  
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OWNER'S NAME AND SIGNATURE

SMT BELABEN AJITBHAI DESAI And OTHERS EIGHTEEN

ARCHENG'S NAME AND SIGNATURE

SURAJ B. PARMAR

STRUCTURE ENGINEER

BHUPENDRA R PATEL

VMC-SH-61

SURAJ B. PARMAR

