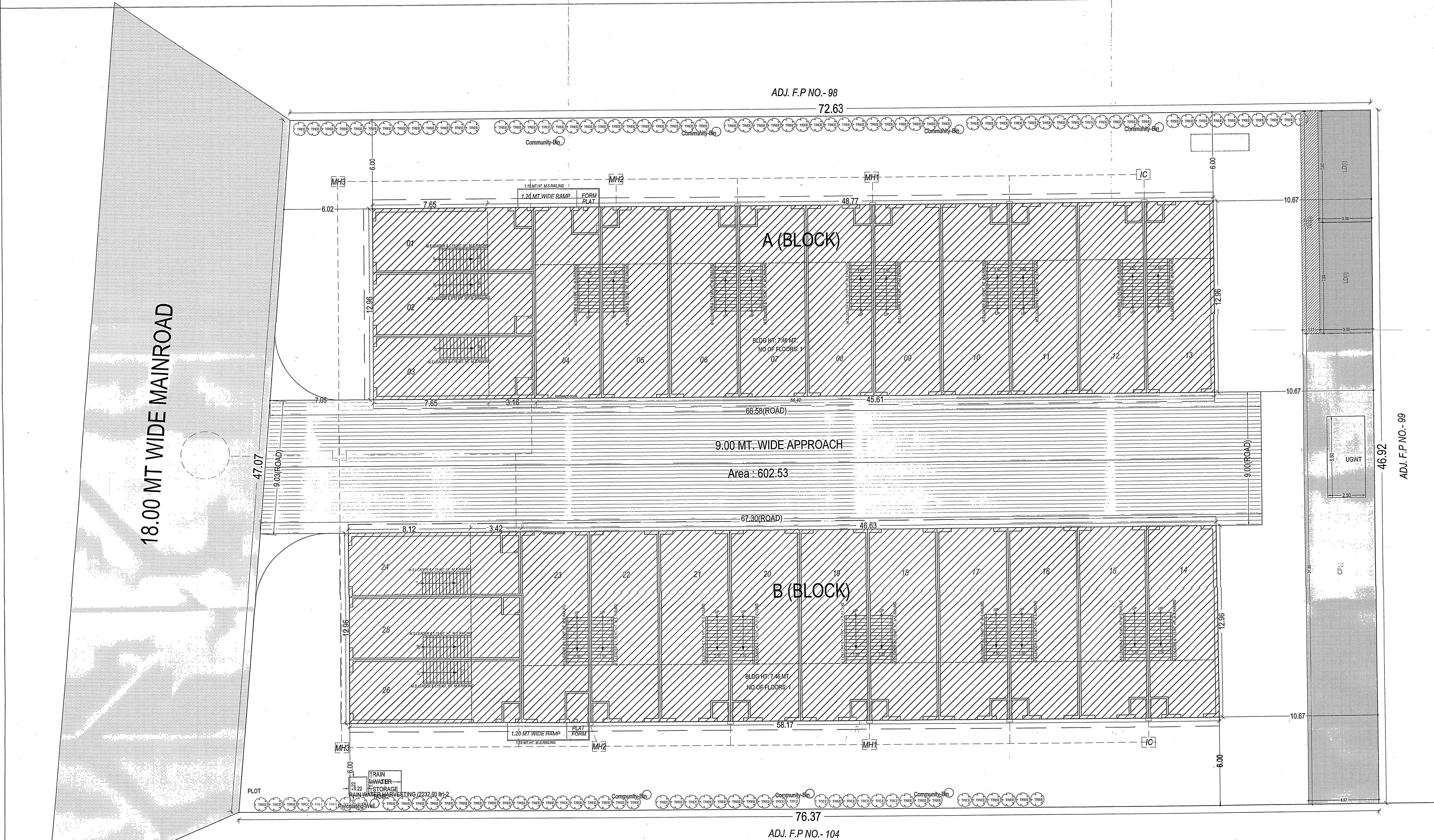


Inward No	CDPS/2021/038624	Sheet	1
Inward Date		Scale	1:100
VERSION	1.0.40	DATE	13/07/2021

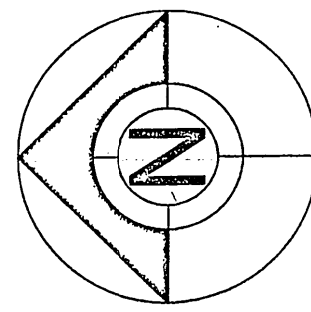
AREA STATEMENT	
PROJECT DETAILS	
Site Address: TP-117, FR-100, RS-139(1073) NEW	Plot Use: Industrial
KATHWADA, AHMEDABAD.	Plot SubUse: Industrial Row House
Authority: Ahmedabad Urban Development Authority (AUDA)	Plot SubGroup: Industrial 1 (N1)
Authority Class: D1	Land Use Zone: Industrial Zone General
Authority/Circle Urban Development Authority	Conceptualized Use Zone: I2
Project Type: Building Permission	
Nature of Development: NEW	
Category: Revision	
Development Area: UDA/Preliminary Town Planning Scheme	
Sub-Development Area: Other Areas	
Special Project: NA	
Special Road: NA	
Site Address: TP-117, FR-100, RS-139(1073) NEW, KATHWADA, AHMEDABAD.	
AREA DETAILS:	
1. Area of Plot As per record	3498.00
Physical area measured at site	3498.00
Physical area measured at site	3498.00
7/12 or Document	3498.68
Plot area drawn as per Site	3498.00
Area of Plot Considered	3498.00
2. Deduction for	
a. Proposed roads	0.00
b. Any reservations	0.00
c. Total (a+b)	0.00
3. Net Area of plot (1 - 2) AREA OF PLOT	3498.00
4. % of Common Plot (Prop.)	0.00
% of Common Plot (Prop)	0.00
Distance area of Plot (1 - 4)	3498.00
Plot Area For Coverage	3498.00
Plot Area For FSI	3498.00
Perk. FSI Area (1/100)	3498.00
5. Total Perk. FSI area	3498.00
6. Total Built up area permissible at:	
a. Ground Floor (0.20 %)	2987.60
Proposed Coverage Area (42.48 %)	1484.97
Total Prop. Coverage Area (42.48 %)	1484.97
Balance coverage area (17.52 %)	612.65
Proposed Area at:	
Proposed Built up	1484.97
Existing Approved Building	0.00
Proposed F.S.I	1484.97
Existing F.S.I	0.00
Ground Floor	443.13
Mezzanine @ Ground Floor	0.00
Terrace Floor	0.00
Total Area	1928.10
Total FSI Area	1928.10
Total Built Up Area:	1928.10
Proposed F.S.I. consumed:	0.55
7. Tenement Proposed:	
1. Tenement Proposed	28.00
2. Total Tenements (0 + 1)	28
8. Parking Statement	
1. Parking Space Required as per Regulations	192.81
2. Proposed Parking Space	210.54

Color Notes	
COLOR INDEX	
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		Total Built Up Area (Sq.mt)	Proposed FSI Area (Sq.mt)	Total FSI Area (Sq.mt)	No. of Unit
Building	No. of Same Bldg				
A (BLOCK)	1	949.03	949.03	949.03	13
B (BLOCK)	1	979.07	979.07	979.07	13
Grand Total:	2	1928.10	1928.10	1928.10	26



LAYOUT PLAN
SCALE : 1 CM = 2.00 MT



SITE PLAN (Scale - 1:100)

Parking Check (Table 7b)

Use Type	Area	Car		Loading/Unloading		Two Wheeler		Total Parking Area	
		Reqd.	Prop.	Reqd.	Prop.	Reqd.	Prop.	Area	No.
Industrial	95.41	148.94	0	0	52.50	2	2	0.00	17.60
Total	95.41	148.94	0	0	52.50	2	2	0.00	17.60

Buildingwise Floor FSI Details

Floor Name	Building Name				Total	
	Proposed Built Up Area (Sq.mt)	Proposed FSI Area (Sq.mt)	Proposed FSI	Proposed FSI	Total Proposed Built Up Area (Sq.mt)	Total FSI Area (Sq.mt)
Ground Floor	731.15	731.15	731.15	731.15	1484.97	1484.97
Mezzanine @ Ground Floor	217.88	217.88	225.25	225.25	443.13	443.13
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00
Total	949.03	949.03	979.07	979.07	1928.10	1928.10

Required Parking

Building Name	Type	SubUse	Area	Reqd.	Prop.	Units	Requird Parking Area(Sq.mt)	Car	Other Parking Loading/Unloading
A (BLOCK)	Industrial	Industrial Row House	0	1	-	949.03	94.90	47.45	-
			1000	-	-	-	-	26.25	-
			0	1	-	979.07	97.91	48.96	-
			1000	-	-	-	-	26.25	-
Total:						1928.10	96.41	62.50	-

Building USE/SUBUSE Details

Building Name	Building SubUse	Building Use Group	No Of Non-Residential Units	Floor Name	Floor SubUse	FSI Name	FSI SubUse	FSI
A (BLOCK)	Industrial	Industrial Row House	13	GROUND FLOOR	Industrial	Industrial FSI	Industrial Row House	Industrial FSI
				MEZZANINE @ GROUND FLOOR PLAN	Industrial	Industrial FSI	Industrial Row House	Industrial FSI
				TERRACE FLOOR PLAN	Industrial	Industrial FSI	Industrial Row House	Industrial FSI
				GROUND FLOOR PLAN	Industrial	Industrial FSI	Industrial Row House	Industrial FSI
B (BLOCK)	Industrial	Industrial Row House	13	MEZZANINE @ GROUND FLOOR PLAN	Industrial	Industrial FSI	Industrial Row House	Industrial FSI
				TERRACE FLOOR PLAN	Industrial	Industrial FSI	Industrial Row House	Industrial FSI

OWNER'S NAME AND SIGNATURE	
RAMESHBHAI BABUBHAI PATEL AND OTHERS	
ARCHITECT'S NAME AND SIGNATURE	
Chiranjit Kumar P. Nairani	
SUPERVISOR'S NAME AND SIGNATURE	
1114ER14082201107	
DATE OF APPROVAL	
28/07/2021	
DESIGNATION OF APPROVER	
Senior Town Planner	

Inward No	ODP20221038524	Sheet	2
Inward Date		Scale	1:100

UnitBUA Table for Building 'A' (BLOCK)

Floor	Name	UnitBUA Type	Gross UnitBUA Area	UnitBUA Area (Less 1% S&M)	Deductions (Less 1% S&M)	Carpet Area	No. of Unit
GROUND FLOOR PLAN	SHED 01	GOODOWN	46.19	46.19	4.16	42.03	13
	SHED 02	GOODOWN	46.19	46.19	4.16	42.03	
	SHED 03	GOODOWN	46.19	46.19	4.16	42.03	
	SHED 04	GOODOWN	46.19	46.19	4.16	42.03	
	SHED 05	GOODOWN	46.19	46.19	4.16	42.03	
	SHED 06	GOODOWN	46.19	46.19	4.16	42.03	
	SHED 07	GOODOWN	46.19	46.19	4.16	42.03	
	SHED 08	GOODOWN	46.19	46.19	4.16	42.03	
	SHED 09	GOODOWN	46.19	46.19	4.16	42.03	
	SHED 10	GOODOWN	46.19	46.19	4.16	42.03	
	SHED 11	GOODOWN	46.19	46.19	4.16	42.03	
	SHED 12	GOODOWN	46.19	46.19	4.16	42.03	
	SHED 13	GOODOWN	46.19	46.19	4.16	42.03	
MEZZANINE @ GROUND FLOOR PLAN	Total per Floor	Typical Floor # 1	731.57	731.57	54.36	676.82	13
	MEZZANINE 01	OTHER	13.18	13.18	1.16	12.03	
	MEZZANINE 02	OTHER	13.84	13.84	1.67	11.97	
	MEZZANINE 03	OTHER	13.84	13.84	2.00	11.64	
	MEZZANINE 04	OTHER	17.74	17.74	1.55	16.19	
	MEZZANINE 05	OTHER	17.74	17.74	1.55	16.19	
	MEZZANINE 06	OTHER	17.74	17.74	1.46	16.28	
	MEZZANINE 07	OTHER	17.74	17.74	1.55	16.19	
	MEZZANINE 08	OTHER	17.74	17.74	1.55	16.19	
	MEZZANINE 09	OTHER	17.74	17.74	1.55	16.19	
	MEZZANINE 10	OTHER	17.74	17.74	1.55	16.19	
	MEZZANINE 11	OTHER	17.74	17.74	1.55	16.19	
	MEZZANINE 12	OTHER	17.74	17.74	1.97	15.77	
	Total per Floor	Typical Floor # 1	217.87	217.87	20.66	197.21	
Total			949.04	949.04	75.00	874.05	13

Building 'A' (BLOCK)

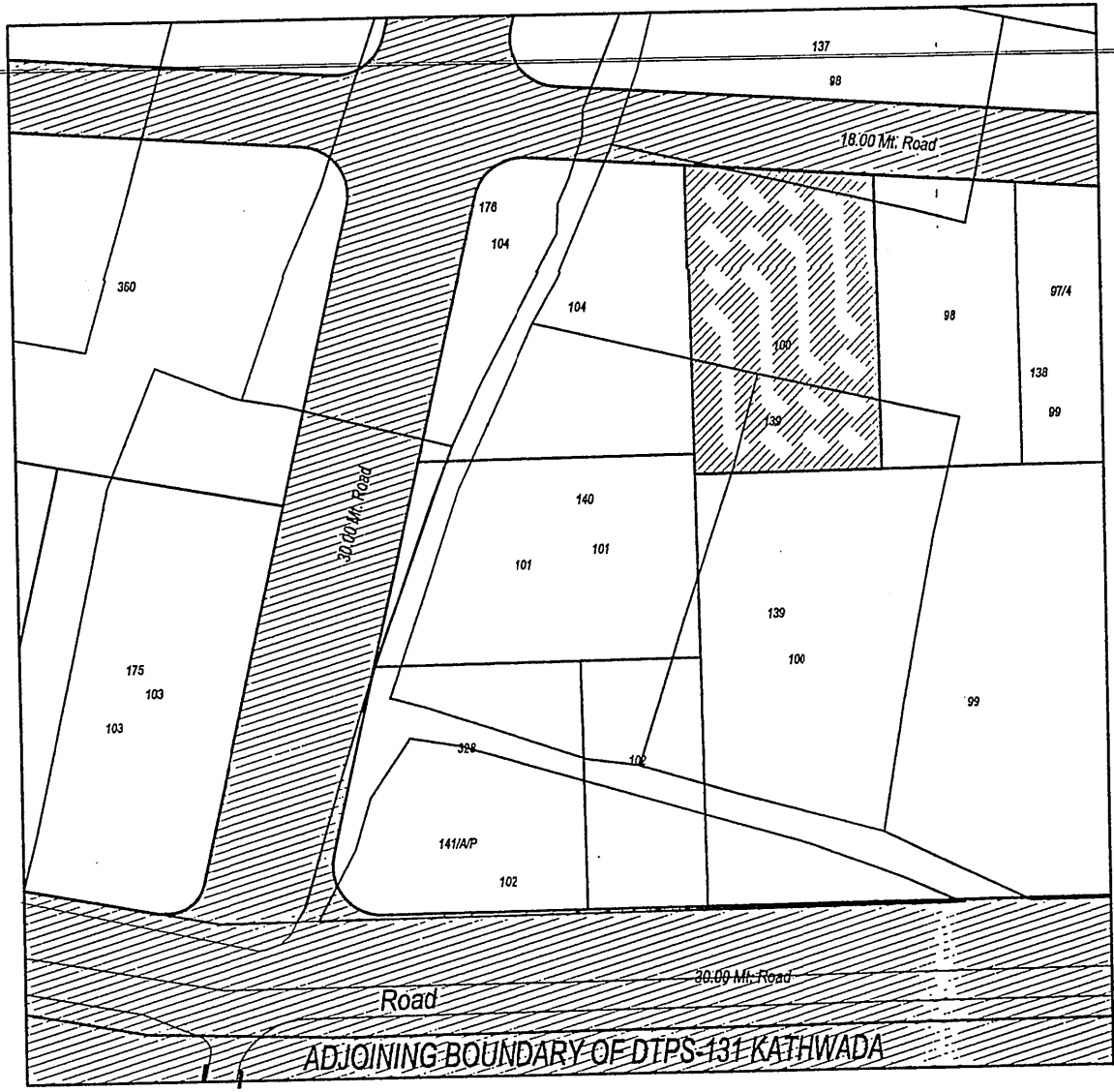
Floor Name	Total Built Up Area (Sq.mt.)	Proposed FSI Area (Sq.mt.)	Total FSI Area (Sq.mt.)	No. of Unit
Ground Floor	731.57	731.57	731.57	13
Mezzanine @ Ground Floor	217.87	217.87	217.87	00
Terrace Floor	0.00	0.00	0.00	00
Total Number of Units	949.04	949.04	949.04	13
Buildings	Total	949.04	949.04	13

SCHEDULE OF DOOR:

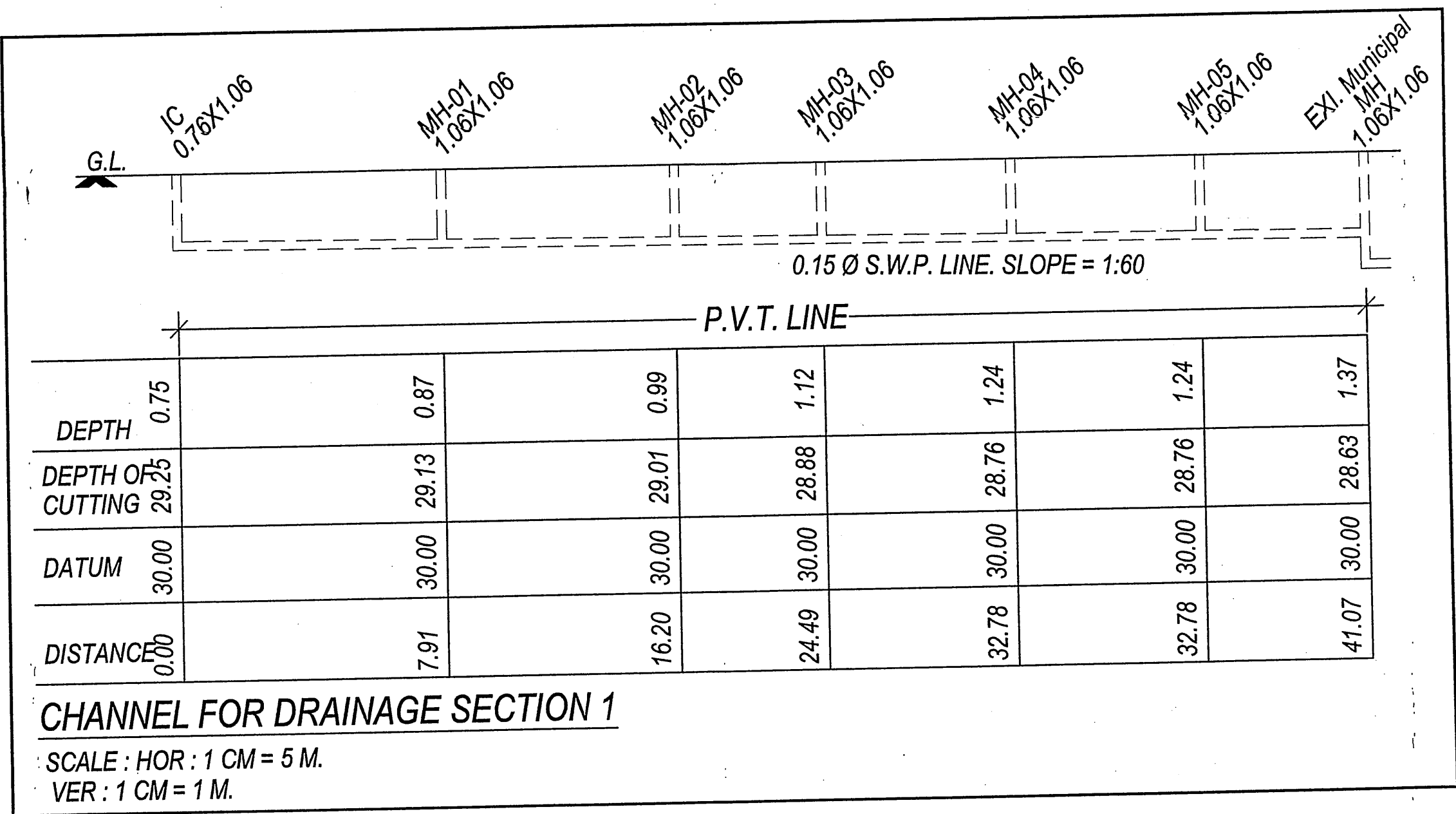
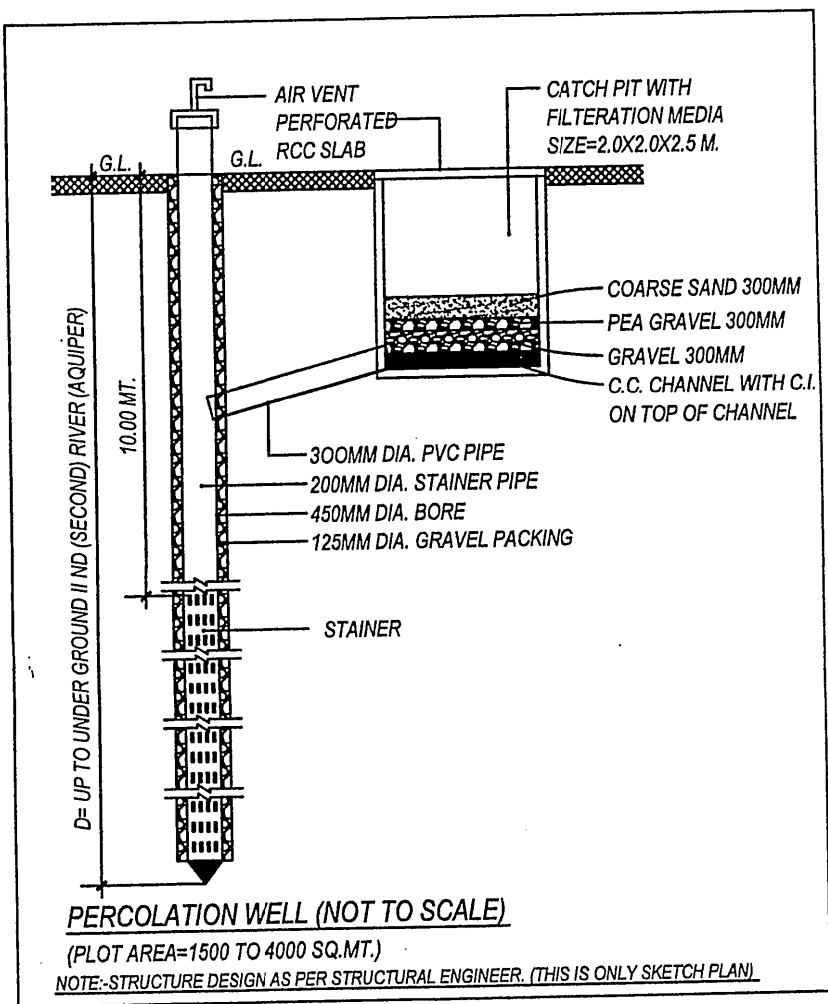
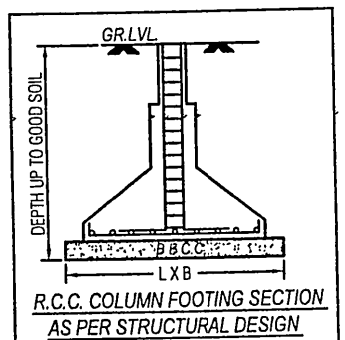
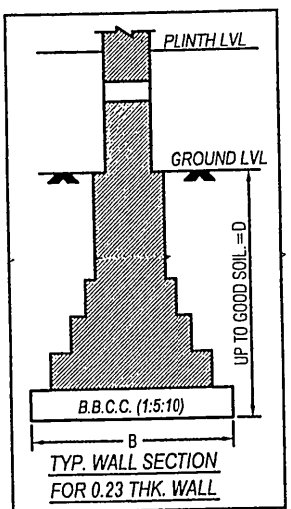
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (BLOCK)	D1	0.76	2.13	11
A (BLOCK)	D2	0.76	2.13	02
A (BLOCK)	RS1	1.50	2.13	11
A (BLOCK)	OPEN	1.50	2.13	11
A (BLOCK)	RS	2.80	2.44	03
A (BLOCK)	RS0	2.80	3.05	10

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (BLOCK)	V1	0.30	1.00	01
A (BLOCK)	V2	1.50	1.50	11



KEY PLAN



OWNER'S NAME AND SIGNATURE
RAMESHBHAI BABUBHAI PATEL AND OTHERS

ARCHITECT'S NAME AND SIGNATURE
Chinglumar P. Mahani

1114BDP21220107

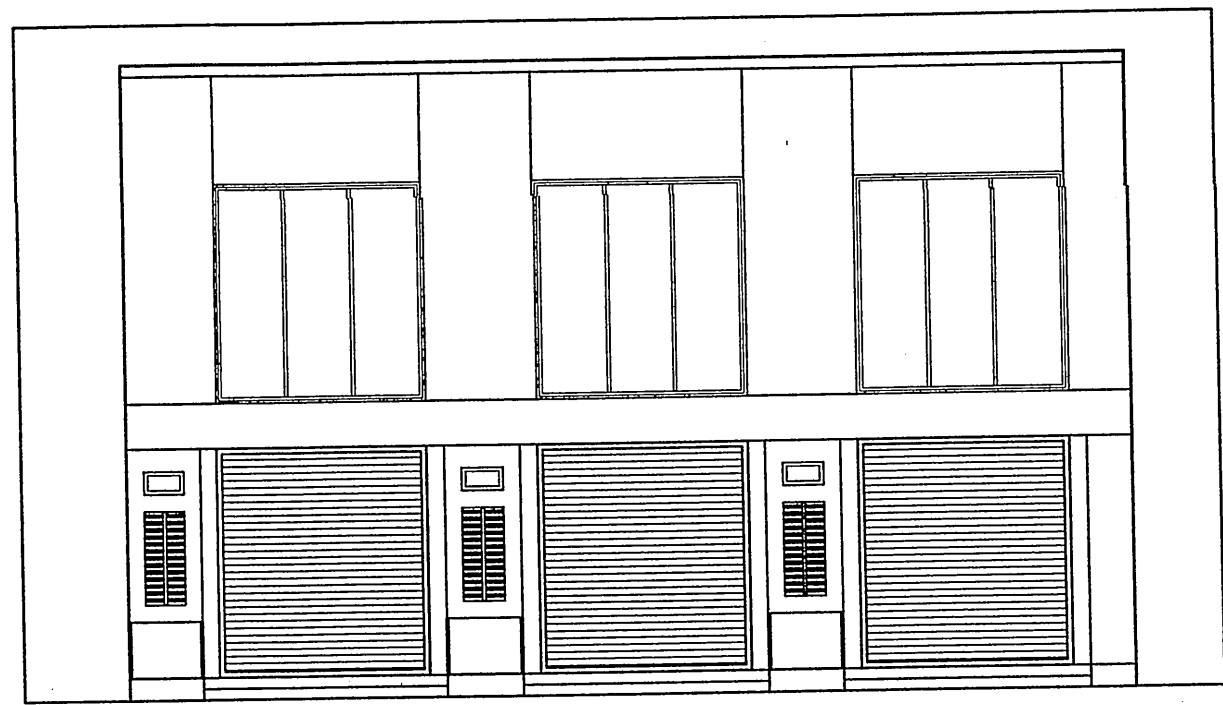
SUPERVISOR'S NAME AND SIGNATURE

DATE OF APPROVAL
28/07/2022

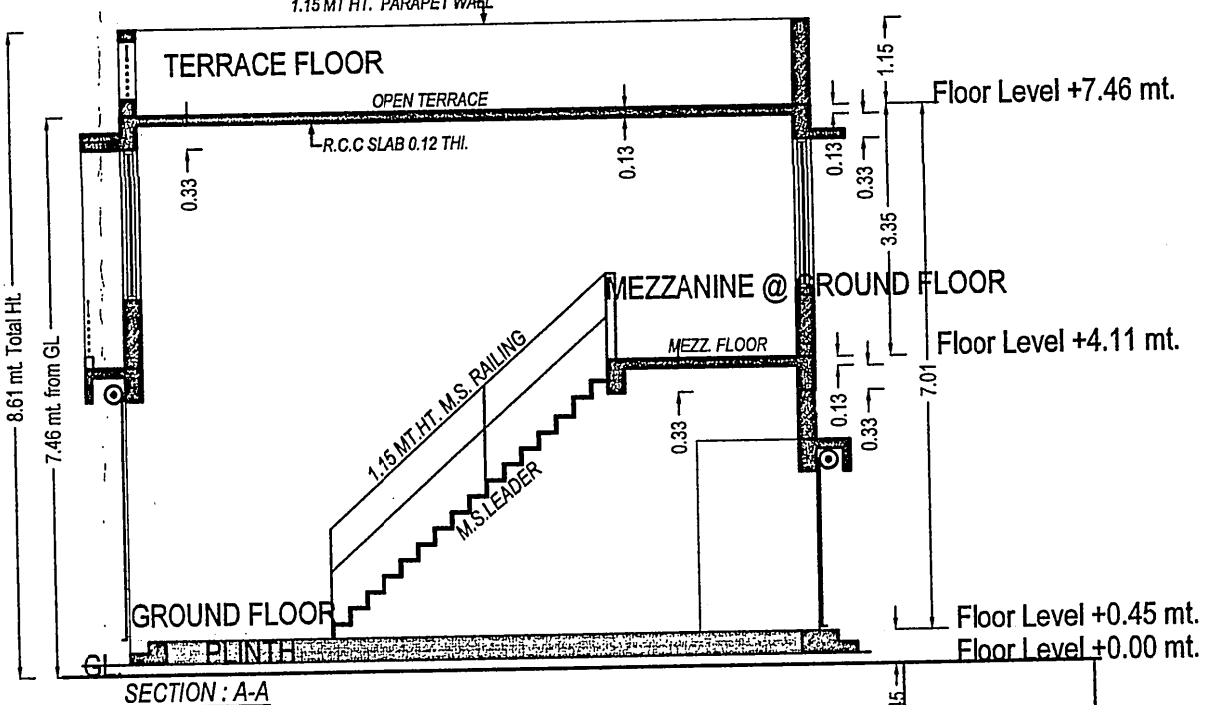
DESIGNATION OF APPROVER
Senior Town Planner



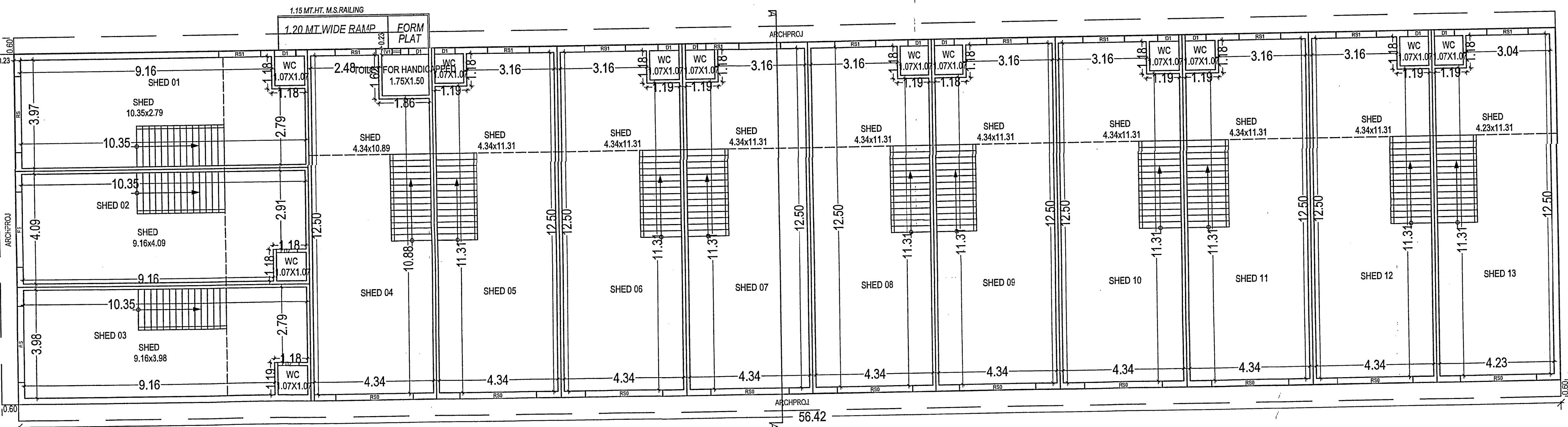
Project Title : BLOCK-A PLAN SHOWING PROP. IND. BUILDING ON F.P. NO. 100, OLD R.S. NO. 139 (NEW R.S.NO.1073), DRAFT T.P.S.: 117 (KATHWADA) MOJE : KATHWADA, TAL.: DASKROI, DIST : AHMEDABAD.



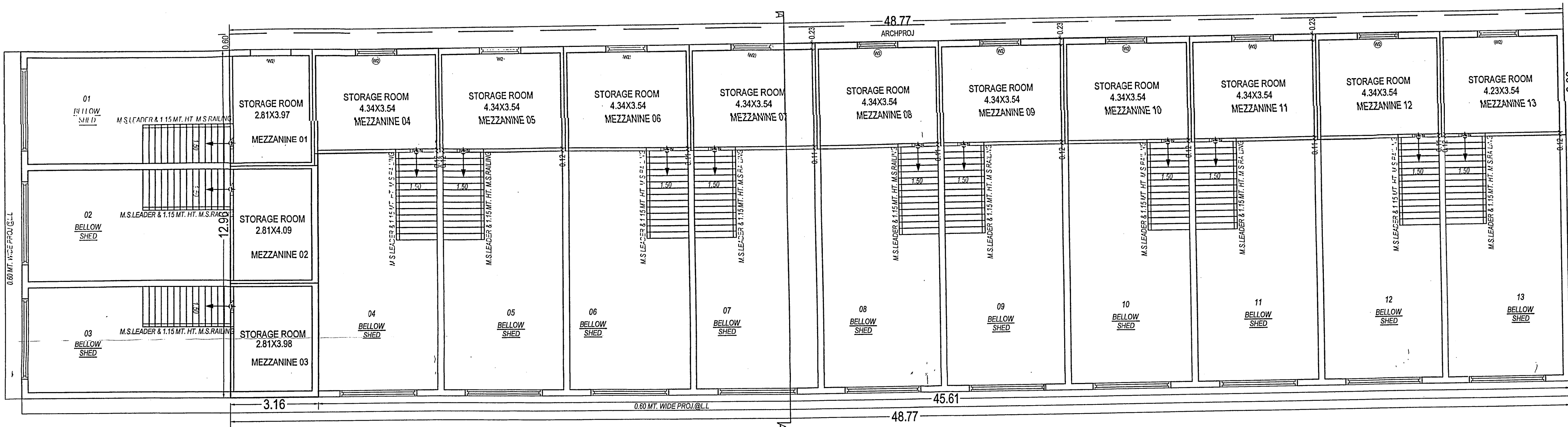
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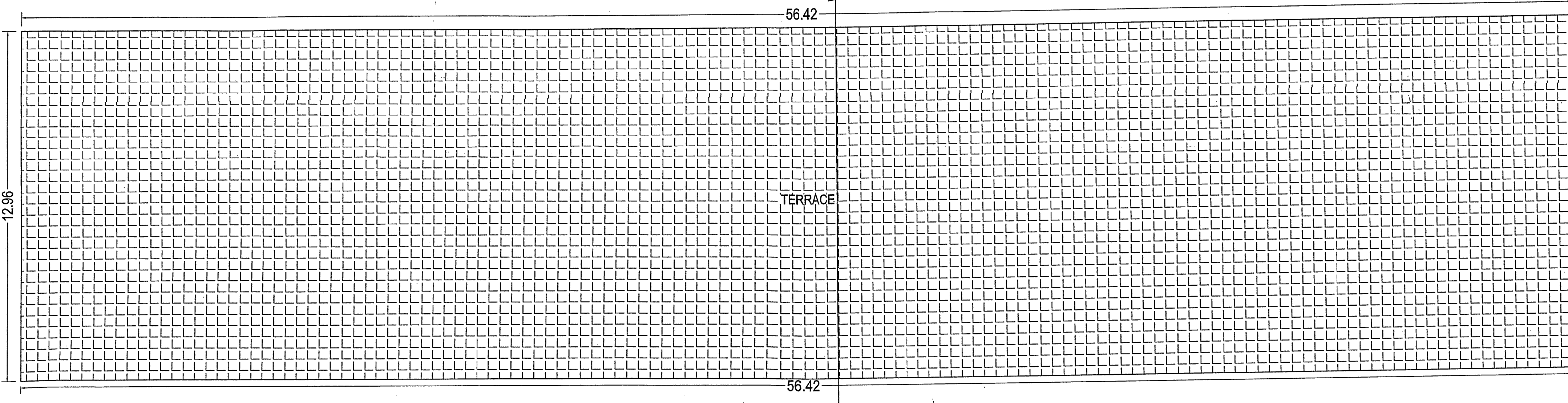
SECTION



GROUND FLOOR PLAN
(Proposed)
(SCALE 1:100)



MEZZANINE @ GROUND FLOOR PLAN
(Proposed)
(SCALE 1:100)



TERRACE FLOOR PLAN
(SCALE 1:100)

UnitBUA Table for Building B (BLOCK)

Floor	Name	UnitBUA Type	Gross UnitBUA Area	UnitBUA Area	Reduction (Area in Sq.mt.)	Carpet Area	No. of Unit
GROUND FLOOR PLAN	SHED 14	GODOWN	60.58	60.58	5.98	55.02	13
	SHED 15	GODOWN	60.58	60.58	4.12	56.46	
	SHED 16	GODOWN	60.58	60.58	4.12	56.46	
	SHED 17	GODOWN	60.58	60.58	4.12	56.46	
	SHED 18	GODOWN	60.58	60.58	4.12	56.46	
	SHED 19	GODOWN	60.58	60.58	4.12	56.46	
	SHED 20	GODOWN	60.58	60.58	4.12	56.46	
	SHED 21	GODOWN	60.58	60.58	4.12	56.46	
	SHED 22	GODOWN	60.58	60.58	4.12	56.46	
	SHED 23	GODOWN	60.58	60.58	4.12	56.46	
	SHED 24	GODOWN	49.33	49.33	4.93	44.50	
	SHED 25	GODOWN	49.34	49.34	3.97	45.77	
	SHED 26	GODOWN	49.34	49.34	4.41	44.53	
MEZZANINE @ GROUND FLOOR PLAN	Total per Floor	Typical Floor =	753.81	753.81	55.61	698.30	00
	MEZZANINE 14	OTHER	18.14	18.14	1.90	16.15	
	MEZZANINE 15	OTHER	18.14	18.14	1.57	16.57	
	MEZZANINE 16	OTHER	18.14	18.14	1.57	16.57	
	MEZZANINE 17	OTHER	18.14	18.14	1.57	16.57	
	MEZZANINE 18	OTHER	18.14	18.14	1.57	16.57	
	MEZZANINE 19	OTHER	18.14	18.14	1.57	16.57	
	MEZZANINE 20	OTHER	18.14	18.14	1.57	16.57	
	MEZZANINE 21	OTHER	18.14	18.14	1.57	16.57	
	MEZZANINE 22	OTHER	18.14	18.14	1.57	16.57	
	MEZZANINE 23	OTHER	18.14	18.14	1.57	16.57	
	MEZZANINE 24	OTHER	14.77	14.77	2.09	12.68	
	MEZZANINE 25	OTHER	14.77	14.77	1.73	13.04	
	MEZZANINE 26	OTHER	14.33	14.33	1.30	13.03	
GROUND FLOOR PLAN	Total per Floor	Typical Floor =	225.27	225.27	21.24	204.03	00
	Total	Total	753.81	753.81	55.61	698.30	
Total			979.08	979.08	76.74	902.33	13

Building B (BLOCK)

Floor Name	Total Built Up Area (Sq.mt.)	Proposed FSI Area (Sq.mt.)	Total FSI Area (Sq.mt.)	No. of Unit
		Industrial		
Ground Floor	753.82	753.82	753.82	13
Mezzanine @ Ground Floor	225.26	225.25	225.25	00
Terrace Floor	0.00	0.00	0.00	00
Total:	979.07	979.07	979.07	13
Total Number of Same Buildings:	1			
Total:	979.07	979.07	979.07	13

SCHEDULE OF DOOR

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
B (BLOCK)	D2	0.78	2.13	02
B (BLOCK)	D1	0.78	2.13	11
B (BLOCK)	RS1	1.50	2.13	11
B (BLOCK)	OPEN	1.50	2.13	13
B (BLOCK)	RS	2.80	2.44	13

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
B (BLOCK)	V1	0.30	1.00	01
B (BLOCK)	W2	1.50	1.52	11

OWNER'S NAME AND SIGNATURE

RAMESHBHAI BABUBHAI PATEL AND OTHERS

ARCHITECT'S NAME AND SIGNATURE

Chiragkumar P Nairani

1114ER14082201107

SUPERVISOR'S NAME AND SIGNATURE

DATE OF APPROVAL

28/07/2021

DESIGNATION OF APPROVER

Senior Town Planner

