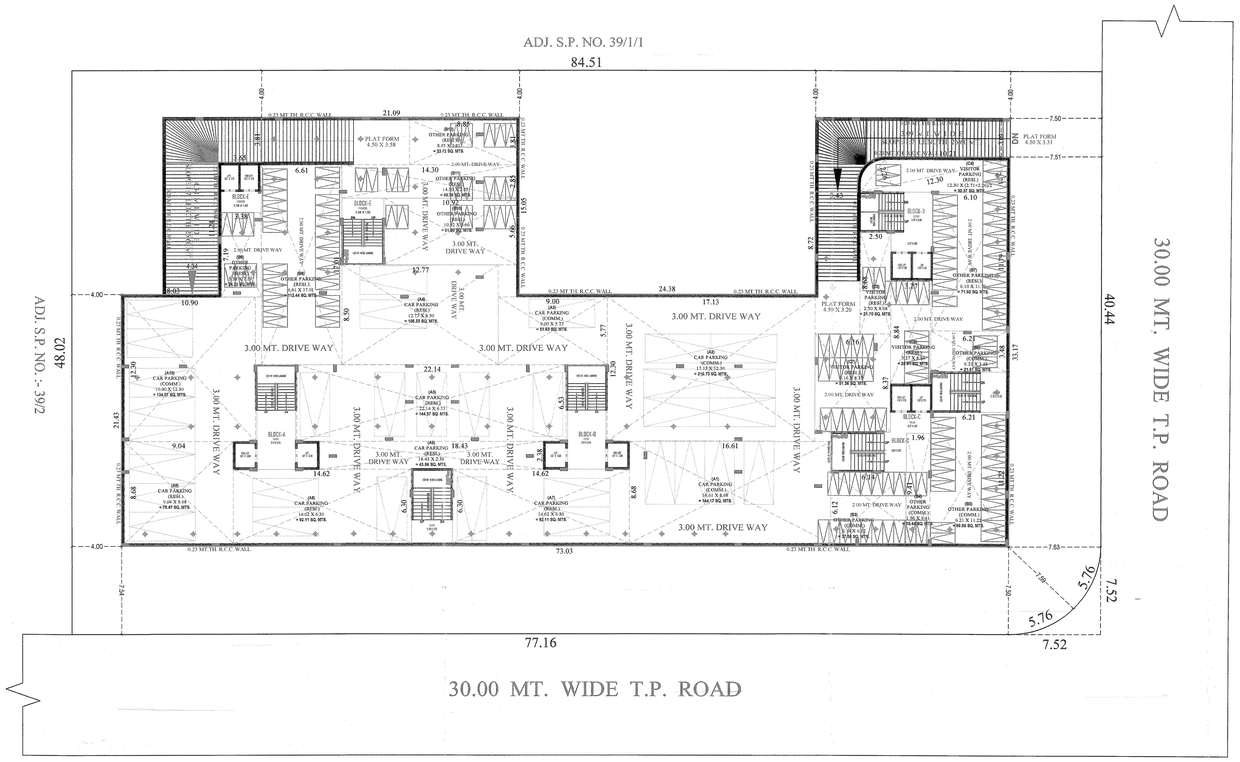
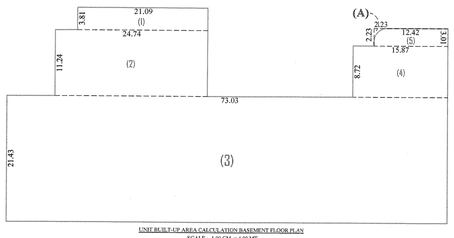


BASEMENT PARKING PLAN

SCALE :- 1.00 CM. = 2.00 MT.



UNIT BUILT-UP AREA CALCULATION BASEMENT FLOOR PLAN

SCALE - 1.00 CM = 4.00 MT.

	REQD.	PROVIDED			
	COMMERCIAL	GROUND FL.	1ST CELLAR	COMMON PLOT	TOTAL
VISITOR PARKING	157.78	195.00	-------	--------	195.00
OTHER PARKING	236.67	95.57	147.31	--------	242.88
CAR PARKING	394.46	-------	406.80	-------	406.80
	788.91	290.57	554.11	--------	844.68

	REQD.	PROVIDED			
	RESIEDNCE	GROUND FL.	1ST CELLAR	COMMON PLOT	TOTAL
VISITOR PARKING	185.83	83.05	132.74	-------	215.79
OTHER PARKING	743.32	270.85	344.94	202.04	817.83
CAR PARKING	929.16	262.57	693.74	-------	956.31
	1858.31	616.47	1171.42	202.04	1989.93

PARKING AREA TABLE (RESIDENTIAL)		REQ. SQ.MTS.	TOTAL PROVI.
TOTAL USED F.S.I. AREA = 10869.35 - 1577.82 (COMM.F.S.I.) TOTAL USED F.S.I. AREA = 9291.53			SQ.MTS.
TOTAL REQ. PARKING AREA	REQ. @ 20%	1858.31	---------
TOTAL PROVI. PARK. AREA		---------	1989.93
REQ. CAR PARKING AREA	REQ. @ 50%	929.16	---------
PROVI. CAR PARK. AREA	(A4 TO A14)	---------	956.31
REQ. OTHER PARK. AREA	REQ. @ 40%	743.32	---------
PROVI. OTHER PARK. AREA	(B7 TO B22)	---------	817.83
REQ. VISITOR'S PARKING AREA	REQ. @ 10%	185.83	---------
PROVI. VISITOR'S PARK. AREA	(C5 TO C18)	---------	215.79

VISITOR PARKING AREA			
(C4) 12.30 X (2.71÷2.26)/2	= 30.57 SQ. MTS.	(BASEMENT)	215.79
(C5) 02.50 X 08.68	= 21.70 SQ. MTS.	(BASEMENT)	
(C6) 03.27 X 08.84	= 28.91 SQ. MTS.	(BASEMENT)	
(C7) 06.16 X 08.37	= 51.56 SQ. MTS.	(BASEMENT)	
(C8) 04.67 X 04.10	= 19.15 SQ. MTS.	(HOLLOW PLINTH)	
(C9) 03.46 X 15.05	= 52.07 SQ. MTS.	(HOLLOW PLINTH)	
(C10) 01.86 X 06.36	= 11.83 SQ. MTS.	(HOLLOW PLINTH)	

OTHER PARKING AREA			
(B7) 06.10 X 11.79	= 71.92 SQ. MTS.	(BASEMENT)	817.83
(B8) 06.61 X 17.01	= 112.44 SQ. MTS.	(BASEMENT)	
(B9) 03.38 X 07.19	= 24.30 SQ. MTS.	(BASEMENT)	
(B10) 10.92 X 05.66	= 61.80 SQ. MTS.	(BASEMENT)	
(B11) 14.30 X 02.85	= 40.76 SQ. MTS.	(BASEMENT)	
(B12) 08.85 X 03.81	= 33.72 SQ. MTS.	(BASEMENT)	
(B13) 06.16 X 06.73	= 41.46 SQ. MTS.	(HOLLOW PLINTH)	
(B14) 20.22 X 06.33	= 127.99 SQ. MTS.	(HOLLOW PLINTH)	
(B15) 06.33 X 06.36	= 40.26 SQ. MTS.	(HOLLOW PLINTH)	
(B16) 09.72 X 06.29	= 61.14 SQ. MTS.	(HOLLOW PLINTH)	
(B17) 21.38 X 09.45	= 202.04 SQ. MTS.	(COMMON PLOT)	

CAR PARKING AREA			
(A4) 12.77 X 08.50	= 108.55 SQ. MTS.	(BASEMENT)	956.31
(A5) 22.14 X 06.53	= 144.57 SQ. MTS.	(BASEMENT)	
(A6) 18.43 X 02.38	= 43.86 SQ. MTS.	(BASEMENT)	
(A7) 14.62 X 06.30	= 92.11 SQ. MTS.	(BASEMENT)	
(A8) 14.62 X 06.30	= 92.11 SQ. MTS.	(BASEMENT)	
(A9) 09.04 X 08.68	= 78.47 SQ. MTS.	(BASEMENT)	
(A10) 10.90 X 12.30	= 134.07 SQ. MTS.	(BASEMENT)	
(A11) 06.16 X 06.61	= 40.72 SQ. MTS.	(HOLLOW PLINTH)	
(A12) 09.21 X 06.33	= 58.30 SQ. MTS.	(HOLLOW PLINTH)	
(A13) 06.46 X 06.33	= 40.89 SQ. MTS.	(HOLLOW PLINTH)	
(A14) 08.15 X 15.05	= 122.66 SQ. MTS.	(HOLLOW PLINTH)	

SHEET NO:- 8/8

LAY OUT PLAN SHOWING PROPOSED RESI. + COMM. BUILDING ON F.P. NO. 39, [O.P. NO. 39, SUR. NO. 627], S. P. NO 39/1/2, T.P.S. NO. :- 121 (NARODA-HANSPURA-KATHWADA) (PRELL.) MOJE.: NARODA, TA.: ASARWA, DIST.: AHMEDABAD

ZONE : RESIDENTIAL-I (R-1)	USE : RESIDENCE + COMM.
PARKING LAY OUT	SCALE:- 1C.M. = 2 MT.

COLOUR NOTES:-

F. P. BOUNDARY		ROAD	
PROP. WORK		P. WELL	
PROP. DRAIN-LINE		COM.BIN.	
COMMON PLOT		TREE	

OWNER:- Shree Parshvanath Developers, Partner

ENGINEER/COW:- KIRAN N. PATEL, 411,Platinum Plaza,Nikol,A'bad. AMC LIC No. ER07482804208R1, AMC LIC No. CW05201004228R1, AMC LIC No. SD04592601 20

DEVLOPER:- For, Riddhi Siddhi Developers, Partner

STR. ENGINEER:- VIREN D. PAREKH, STRUCTURAL DESIGNER, LIC No. SD 03421810208R1, 402, Mauliik Arcade, Nr. Mansi Cross Road, Above Karnavati Pagarkha Bazar, Vastrapur, Ahmedabad-380 015.

PHY. DISABLED CAR PARKING AREA CAL :-

FOR 25 CAR = 2 CAR PARKING
REQUIRED CAR PARKING = 2 CAR
PROVIDED CAR PARKING = 3 CAR

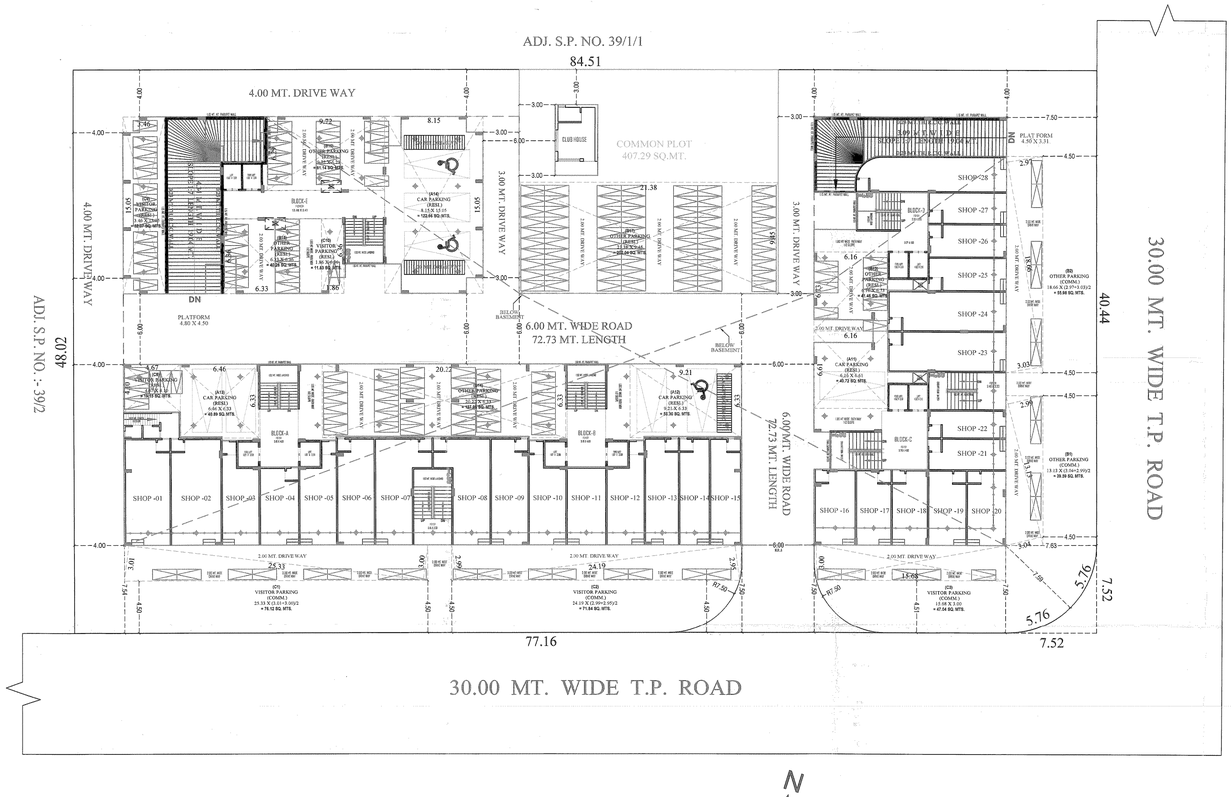
PROP. B. AREA CALC. ON BASEMENT FL.:-

(1) 21.09 X 03.81 X 1	=	80.35 SQ. MT.
(2) 24.74 X 11.24 X 1	=	278.08 SQ. MT.
(3) 73.03 X 21.43 X 1	=	1565.03 SQ. MT.
(4) 15.87 X 08.72 X 1	=	138.39 SQ. MT.
(5) 12.42 X 03.01 X 1	=	37.38 SQ. MT.
TOTAL	=	2099.23 SQ. MT.
LESS:-		
(A) 2.23 X 2.23 X 0.215	=	1.07 SQ. MT.
TOTAL	=	1.07 SQ. MT.
NET B.AREA ON BASEMENT FLOOR	=	2098.16 SQ. MT.

PARKING AREA TABLE SOLID PLINTH COMM..:-

USE F. S. I. AREA = 1577.82 SQ. MT.
OF PLOT AREA
PARKING REQD. @ 50% OF 1577.82 = 1577.82 X 0.50 = 788.91

PARKING	REQUIRED	PROVIDED			TOTAL
VISITOR	@ 20% OF 788.91	(C1) 25.33 X (3.01+3.00)/2	= 76.12 SQ. MTS.	(OPEN MARGIN)	
		(C2) 24.19 X (2.99+2.95)/2	= 71.84 SQ. MTS.	(OPEN MARGIN)	
		(C3) 15.68 X 03.00	= 47.04 SQ. MTS.	(OPEN MARGIN)	
	157.78	195.00			195.00
OTHER	@ 30% OF 788.91	(B1) 13.13 X (3.04+2.99)/2	= 39.59 SQ. MTS.	(OPEN MARGIN)	
		(B2) 18.66 X (2.97+3.03)/2	= 55.98 SQ. MTS.	(OPEN MARGIN)	
		(B3) 06.14 X 06.12	= 37.58 SQ. MTS.	(BASEMENT)	
		(B4) 01.96 X 09.41	= 18.44 SQ. MTS.	(BASEMENT)	
		(B5) 06.21 X 11.22	= 69.68 SQ. MTS.	(BASEMENT)	
		(B6) 06.21 X 03.48	= 21.61 SQ. MTS.	(BASEMENT)	
	236.67	242.88			242.88
CAR	@ 50% OF 788.91	(A1) 16.61 X 08.68	= 144.17 SQ. MTS.	(BASEMENT)	
		(A2) 17.13 X 12.30	= 210.70 SQ. MTS.	(BASEMENT)	
		(A3) 09.00 X 05.77	= 51.93 SQ. MTS.	(BASEMENT)	
	394.46	406.80			406.80
TOTAL	788.91	844.68			844.68



GROUND FLOOR PARKING PLAN

SCALE :- 1.00 CM. = 2.00 MT.

FIRE HYDRANT LEGEND		
SR.	SYMBOL	DISCRIPTION
1		FIRE HYDRANT SYSTEM PIPE MAIN
2		SINGLE HANDED HYDRANT VALVE
3		SLUICE VALVE
4		NON RETURN VALVE
5		LANDING HYDRANT VALVE
6		FIRE HOSE BOX
7		FIRST AID HOSE REEL
8		DC P & CO-2
9		TWO WAY SIAMESE CONNECTION
10		RISE OR DROP
11		REDUCER
12		COURT YARD HYDRANT VALVE
13		SPRINKLERED

1. HYYDRANT SYSTEM:

ON/OFF switches located near the hose reel hose or hydrant outlet, at each floor the main FirePump at the underground water tank with a capacity to discharge 900 liters per minute at 3 bar. pressure as measured at the terrace level should be installed.
The Riser for the buildings exceeding 18 meters and above 18 meters height should not be of less than 100 mm. internal diameter. The riser should be connected to the bottom of the terrace tank with a stop value and a NRV to act as a Down - comer.
One riser is required for every 1000sq. meters floor area and if the building is divided into, two or more parts then each part should have a separate riser with all the fittings at floor level. Each floor should have one hydrant outlet with a coupling for attaching a 63 mm dia hose & 25 mm bore Hose-reel hose with 8 mm. SS. Shut-off nozzle at each floor landing. The length of the hose reel hose should be enough to reach the farthest corner of the floor. Hose-box with 15 meters long 63mm. dia. hose and 12.5 mm. bore nozzle at alternate floors. The Hose-reel hose should be coupled to the Riser.
Fire-service inlet should be installed at a point near the entry to the premises where a Fire service vehicle can approach easily.
A permanent hydrant point comprising of 63mm dia size 2nos of hydrant valves should be installed at the terrace level.
Overhead tank Refilling bypass connection should be done at the terrace level.
The Overhead tank shall be of a capacity of not less than 20,000 liters. The Underground tank shall be of not less than 1,00,000 liters.

2. FIRE ALARM:

Fire alarm call point to be installed at each floor with sounders capable of being heard all throughout the building.

3. FIRE EXTINGUISHERS

One Carbon Dioxide (CO2) type extinguisher of 4.5 kg. with ISI mark. and one extinguisher of 9kg. Dry Chemical Powder (DCP) type extinguisher with ISI mark to be installed on each floor in case of commercial building.
One Carbon Dioxide (CO2) type extinguisher of 4.5 kg. with ISI mark. OR Two Carbon Dioxide (Co2) type extinguisher of 2 kg. with ISI mark capacity on alternate floors in case of residential building.
If the building is divided into two or more parts then each part should have these extinguishers installed.

4. STAIRCASE :

The staircase has to be open from at least one or two sides but if the staircase is in the centre core of the buildings it has to be pressurized to prevent it from getting smoke logged.
The Riser/Down-comer should be located in the staircase or close to in to make it easily approachable in case of Fire from the floor bellow or above.

5. BASEMENT :

The basement of 200 sq. meters or more should be protected with Automatic Sprinkler system with at least one sprinkler head for actual Car parking space.
Additionally be protected by a Hydrant outlet and two 25 mm. bore Hose-reel hoses with 8 mm. bore nozzles at each basement level.

6. LIGHTNING ARRESTER :

A lightening arrester should also be installed and be properly earthed to prevent damage to the building when the lightening strikes.

7. PHOTO LUMINESCENT (AUTO GLOW) SIGNAGES :

If the building falls in a confined area or if it has an enclosed staircase or is not well thrup on the middle, then adequate photo luminescent (auto glow) signage's should be displayed at each floor / landing / pathway / dead-end along all exit routes leading to the ground level. The signage should indicate fire fighting, fire safety equipment present on the respective floor/landing/pathway/dead-end and along all exit routes leading to the ground level.

8. ELECTRIC POWER SUPPLY TO THE ENTIRE FIRE-SAFETY SYSTEM

Electricity supply to the fire pump, fire alarm system, staircase pressurization system and fire lift should be made available from the main Electrical supply. (i.e. from Electrical power supply of the company) This is to ensure availability of power supply to the fire protection & Safety system even after the main electrical supply to the building is switched off at the time of fire.

9.INDIVIDUAL FIRE SEFTY SYSTEM

FIRE SEFTY SYSTEM SHOULD BE PROVIDED IN IDVIDUAL SHOW ROOM BY OWNER

IMPORTANT INSTRUCTIONS:

After inspection of a low-rise building by the fire service authority,if the fire officer concerned feels th need for additional fire prevention/protection measures
/ ventilation system required or equipment (i.e. - Passive system / Suppression system / Fire door - Window / Detection system / Active system / Sprinkler / Drencher etc) as per Fire load / Firerisk / Public gathering
Potential / Occupancy / Confined area,
those additional measures / equipment have to be implemented /

[1]THIS DEVELOPMENT PERMISSION IS GRANTED WITH CONDITION THAT APPLICANT AND DEVELOPER WILL OBEY AS PER ALL BONDS AND AFFIDAVITS PRODUCED BY APPLICANT AND ENGG.WORK

[2]THIS APPROVAL IS GIVEN ACCORDING TO MUNICIPAL COMMISSIONER OFFICE ORDER DATED 02/03/05 AND OFFICE ORDER NO-42,07-13/0/06.

[3]THIS DEVELOPMENT PERMISSION HAS BEEN GRANTED AS PROVIDED IN NOTIFICATION NO. 8-20/2012/URT/1 DATED 27/06/2014, DTD 25/09/2019, NOTIFICATION NO. PRCH-10010/17/982, DTD 18/10/2017 AND NOTIFICATION NO. PRCH-10010/17/982, DTD 18/10/2017 AND THE DEVELOPMENT PERMISSION IS GRANTED BY THE AUTHORITY EXCEPT THAT UNDER PROVISION OF COMPREHENSIVE GENERAL DEVELOPMENT CONTROL REGULATIONS.

[4] THIS DEVELOPMENT PERMISSION IS GRANTED UNDER C.G.D.C.R.-2017 AS PER LETTER NO. GH/V/265 OF 2017/EDS-10010-3039-L, DATED:- 12/10/2017 AND LETTER NO. GH/V/265 OF 2017/EDS-10010-3039-L, DATED:- 12/10/2017 AND LETTER NO. EDB-10010-3039-L, DATED:- 21/03/2019 AND LETTER NO. GH/V/265 OF 2017/EDS-10010-3039-L, DATED:- 22/04/2019 OF URBAN DEVELOPMENT AND URBAN HOUSING DEPARTMENT, GOVT. OF GUJARAT.

[5] MAIN WATER STORAGE TANK SHALL BE PROVIDE AS PER CGDCR-2017 CLAUSE NO.- 25.2.3.

[6]OWNER-APPLICANT-DEVELOPER SHALL HAVE TO PROVIDE BARRICADE OF STEEL-SHEET/BITIN-SHEETS OF SUFFICIENT HEIGHT (NOT LESS THAN 3.20MT.)DURING CONSTRUCTIONDEMOLITION ACTIVITY AT ALL EDGES OF PLOT FOR SAFETY PURPOSE.

[7] THIS CASE HAS BEEN SCRUTINIZED AND APPROVED BY BUILDING PLAN SCRUTINY POOL ON 07--/4/03/2016.

[8]THIS PERMISSION IS GIVEN ON THE BASIS OF OPINION FOR KEY DEMAND (RETTISHAN TO BE CHARGED) GIVEN BY ASSIT.CITY PLANNER, CITY PLANNING DEPT. IN LETTER NO.: TPO/KEY/1386, DN 07--/2012/2016.

[9]ALL RELEVANT TERMS AND CONDITIONS MENTIONED IN N.A. PERMISSION ON 07--/2012/2016 AND NA TAX ON 07--/2012/2016 AND NA TAX ON 07--/2012/2016 BY DISTRICT COLLECTOR/AHMEDABAD JIT IS SUBMITTED BY OWNER-APPLICANTS.

[10]THIS PERMISSION IS GIVEN ON THE BASIS OF MEASUREMENT AND LOCATION OF PLOT PROVIDED BY OPINION FOR SCHEME IMPLEMENTATION GIVEN BY TOWN DEV.INSP.(N.Z.) AMC, DT. JAN/2016/18

[11]APPLICANT/OWNER/ ARCHITECT/ENGINEER/STRUCTURE ENGINEER/CLERK OF WORKS/ SITE SUPERVISORS ARE SOLE RESPONSIBLE FOR ANY CASUALTY OR DAMAGE TO THE SURROUNDING PROPERTY DURING THE EXCAVATION/CONSTRUCTION OF THE CELLAR. THE OWNER-APPLICANT-DEVELOPER AND THE ARCHITECT/ENGINEER/STRUCTURE ENGINEER WILL HAVE TO DO BY PHASE WISE EXCAVATION PROCEDURE/PROTECTION OF THE CELLAR (SHORING / STRUTTING) AND FOR THE SAFETY OF THE ADJOINING PROPERTIES SUPPORTS WHERE EVER NECESSARY. THE ARCHITECT/ENGINEER/STRUCTURE ENGINEER WILL HAVE TO BE MADE BY THE STRUCTURAL ENGINEER/ENGINEER-CLERK OF WORK WILL HAVE TO BE MADE CONTINUOUS SUPERVISION AND IF REQUIRED URGENT ADDITIONAL SUPERVISION FOR SAFETY OF THE ADJOINING PROPERTY. THE OWNER-APPLICANT-DEVELOPER WILL UNDERTAKE/UNDAKTAKE/UNDT. GIVEN ON DT.23/04/2014 A.T.R.E. THE KOTARIZED DEVELOPERS / ARCHITECT / ENGINEER / STRUCTURAL ENGINEER / OWNER / APPLICANT / DEVELOPER WILL BE SOLE RESPONSIBLE IF ANY DAMAGE OR LOSS WHATSOEVER THAT MAY BE CAUSED TO ANY ONE IN OR AROUND THE AREA DURING SUCH CONSTRUCTION AND NO LIABILITY WHATSOEVER IN THIS REGARD SHALL BE CAST ON THE AUTHORITY OR THE OFFICERS OF THE AUTHORITY IMMEDIATE EFFECT. IF THE CONSTRUCTION / DEVELOPMENT / DEMOLITION WORK IS BEING DONE WITHOUT PROPER PRECAUTIONS TO ENSURE SAFETY.

[12]THIS DEVELOPMENT PERMISSION IN RESIDENTIAL ZONE / IAS SHOWN IN PLAN) FOR RESI. AND COM. BUILDING IS GRANTED AS PER THE ORDER/APPROVAL GIVEN BY DT. 25/04/2019 BY OWNER-APPLICANT AND ON THE BASIS OF NOTERISED UNDERTAKING FOR LIMITATION FACILITY PUB.C SPACE/ROAD WILL NOT BE TAKE-INCHES FOR THE SAME IN FUTURE. AS PER OWNER/APPLICANTS SUBMIT THE NOTERISED UNDERTAKING FOR THE SAME ON DT.25/04/2019.

[13]THE DEVELOPMENT PERMISSION IS GIVEN ON THE BASIS OF NOTERISED UNDERTAKING ON DT. 03/04/2019 BY OWNER-APPLICANT AND ON THE BASIS OF NOTERISED UNDERTAKING ON DT. 25/04/2019 BY OWNER-APPLICANT THE SAID LAND BY DEVELOPERS AND IT WILL BE BINDING AND APPLICABLE TO BOTH PARTIES.

[14]APPOINTMENT OF SUPERVISOR OF WORKS ON RECORD (SOR) BY OWNER/APPLICANT.

[15]IN EVERY WATER CLOSETS OR TOILET,IT SHALL BE MANDATORY TO PROVIDE DOUBLE FLUSHING ARRANGEMENT OF LISH TANK.

[16]THE RECHANGES OF ADDITIONAL F.S.I. FEE SHALL BE PAID BY OWNER/APPLICANT AS PER 25 PERCENTAGE OF ADDITIONAL F.S.I. PREMIUM AMOUNT AND 25 PERCENTAGE OF OTHER PREMIUM/TAX CHARGES IN 4 INSTALLMENT IN 2 YEAR AS PER CIRCULAR NO. TPO/BP/1/AMC DATE:- 07/02/2013 AND OWNER-APPLICANT HAS TO OBEY THE TERMS AND CONDITION MENTIONED IN ORDER WILL BE APPLICABLE AND BINDING TO OWNER-APPLICANT.

[17]THIS PERMISSION IS GRANTED SUBJECT TO RELAVENT TERMS AND CONDITIONS MENTIONED IN OPINION GIVEN BY TRAFFIC ENGINEER-CLERK OF WORK VIDE NO.:- TP/2/2/2016/1/1 AND ENVIRONMENT CONSULTANT AND FIRE NOC WILL BE SUBMITTED BY OWNER-APPLICANT BEFORE APPLYING FOR B.U. PERMISSION AND NOTERIZED UNDER TAKING GIVEN BY OWNER/APPLICANT AND ON THE BASIS OF NOTERISED UNDER TAKING AND CONDITION MENTION IN ORDER WILL BE APPLICABLE AND BINDING TO OWNER-APPLICANT.

[18]THIS PERMISSION IS GRANTED AS PER THE N.O.C. OF AIRPORT AUTHORITY OF INDIA ON DATE:- 04/04/2016 AND OWNER-APPLICANT HAS TO OBEY THE TERMS AND CONDITIONS AND CONDITION MENTION IN ORDER WILL BE APPLICABLE AND BINDING TO OWNER-APPLICANT.

[19]APPLICANT SHALL HAVE TO MAKE PROVISION FOR SOLAR WATER HEATER AND ENERGY INSTALLATION AND GENERATION AS PER CL.251.1 OF CGDCR-2017 AS PER NOTARIZED UNDERTAKING GIVEN BY OWNER/APPLICANT ON DATE:-20/04/2018.

[20]ALL TERMS AND CONDITION MENTION IN EARLIER APPROVAL CASE NO.:- BP/17000/2016/2016/A1235/M1,DT.05/01/2018 WILL BE APPLICABLE AND BINDING TO OWNER-APPLICANT.

[21]PERMANENT PROVISION ON THE SITE FOR WASHING AND CLEANING OF TYRE(WHEEL) OF THE VEHICLES/EQUIPMENTS MUST BE MADE AVAILABLE AT ALL TIME. THE OWNER-APPLICANT SHALL BE RESPONSIBLE FOR ANY CALL BY TMC/FIRE AND DEVELOPER WILL BE SOLELY RESPONSIBLE FOR ANY CALL BY ASE OR SPOK OF PUBLIC AGAIN.

[22]AS PER THE PROVISION OF REAL ESTATE (REGULATION AND DEVELOPMENT) ACT-2016, NO DEVELOPERS/PROMOTERS WILL MAKE ADVERTISEMENT AND MARKETING BOOKING OR OFFER FOR REAL ESTATE PROJECT LIKE PLOT, APARTMENT OR BUILDING WITHOUT THE REGISTRATION IS DONE IN THE REAL ESTATE REGULATORY AUTHORITY/REWA OFFICE.

[23] " " " " " .

- આંધકામની સટ્રકચરલ ડીઝાઇન, સટ્રેમીકોટી, સલામની ગ્રાયવ્યવસ્થાઓ અંગેની જવાબદારી અ.મ્યુ.કો. ની નથી તથા અપ્રિકેશનોડ્રસ્થિયરોકોનાં રાઇંગ નાંડી. આ અંગે અટરનરસ્ટાઇલોક તથાબ-તર્ગોનોંધ ટ્રક કરેલ પ્રગ્રામ પ્રદ્યાં આંધરેવી ખરેરો નથા રીપોસ્ટરન અથોન સાથની જવાબદારી તેમોની રાંડી.

- કરેલમાં રજુ કરવાના થતા સોઇવરીપોટ્રડ સટ્રકચરલ રીપોર્ટ, સટ્રકચરલ ડ્રાઇંગ વ્રૂ અંગે કેમ સ્ટ્રકટ હતું માટે હાંધ ન અંગેની જવાબદારી અ.મ્યુ.કો. ની નથી તથા અપ્રિકેશનો ત્રિકમવારેઅનોની રાખી નાંડી.

[24] "આમ અને આવે અધાસ અપ્રોવલોની (જિમાંગણિ સિવાયના અને નોટીસી સાથેની અપ્રિકેશન) ૧૯૬૪ ક્રમ તેણ અંગેની અધાસ પ્રમુખી શ્રી સ્થાયી ૩૦ દિવસ પહેલાં અંદર મારાં કેમના નિયમ કેમેન સ્વીકાર કરવાં. અંગેની અધાસ પ્રમુખ શ્રી સ્થાયી ૩૦ દિવસ પછી મારાં કેમ મારાં કેમ સાથેની નોટીસી નિયમમાં અંગેનું સ્વીકારવાં અંગે.

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No. 79 Dt. 3/11/2019
TDO, BPSP, AMC

PERMOSSIBILITY (C.G.D.C.R.-2017 C.I. NO. 3.3.1 & 3.3) :-
APPROVAL OF DRAWINGS AND ACCEPTANCE OF ANY STATEMENT, DOCUMENTS, STRUCTURAL REPORT, STRUCTURAL DRAWINGS, PROGRESS CERTIFICATE OR BUILDING COMPLETION CERTIFICATES MINLY NOT ABSOLVE THE OWNER, DEVELOPER, ARCHITECT, ENGINEER, STRUCTURAL ENGINEER, SUPERVISOR, STRUCTURAL DESIGNER, DEVELOPER, OWNER FROM THEIR RESPONSIBILITIES, IMPOSED UNDER THE ACT, THE DEVELOPMENT CONTROL REGULATIONS AND THE LAWS OF TORT AND LEGAL ACTS.
LIABILITY (C.G.D.C.R.-2017 C.I. NO. 3.3.1) :-
NOTWITHSTANDING ANY DEVELOPMENT PERMISSION GRANTED UNDER THE ACT AND THESE REGULATIONS, ANY PERSON UNDERSTAND AND ACKNOWLEDGE THAT HE SHALL BE SOLELY AND PROPERLY LIABLE FOR ANY INJURY OR DAMAGE OR LOSS WHATSOEVER THAT MAY BE CAUSED TO ANY ONE IN OR AROUND THE AREA DURING SUCH CONSTRUCTION AND NO LIABILITY WHATSOEVER IN THIS REGARD SHALL BE CAST ON THE AUTHORITY

Ahmedabad Municipal Corporation
Case No. : BLNT/NZ/090119/CGDCR/VA1331/R0/M1 Zone: NORTH
Plan Approved as per terms and condition mentioned in the Commencement Certificate
Raja Chithi Number : 0160/4/090119/A1331/R0/M1
Date : 10/04/2019

T.D. Sub Inspector(B.P.S.P.) | T.D. Inspector (B.P.S.P.) | Asst. T.D.O. (B.P.S.P.)

AUTHORITY

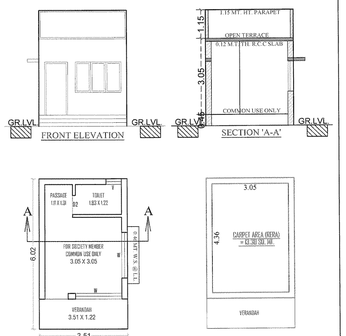
CLUB HOUSE

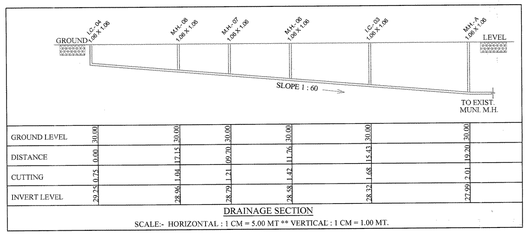
RESI. CARPET AREA (RERA) CALC.:-

(1) 3.05 X 4.36	=	13.30
NET CARPET AREA	=	13.30

PROP. B.AREA & F.S.I. CALC. ON GR. FLOOR:-

(1) 3.51 X 6.02 X 1	=	21.13 SQ. MT.
NET B.A. GR. FLOOR	=	21.13 SQ. MT.





FIRE HYDRANT LEGEND

SR.	SYMBOL	DISCRIPTION
1		FIRE HYDRANT SYSTEM PIPE MAIN
2		SINGLE HANDED HYDRANT VALVE
3		SLUICE VALVE
4		NON RETURN VALVE
5		LANDING HYDRANT VALVE
6		FIRE HOSE BOX
7		FIRST AID HOSE REEL
8		DC.P & CO-2
9		TWO WAY SIAMESE CONNECTION
10		RISE OR DROP
11		REDUCER
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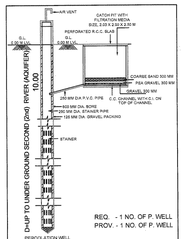
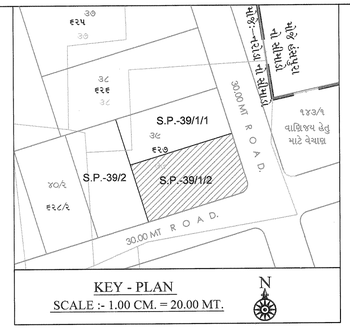
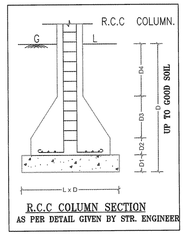
13		SPRINKLERED





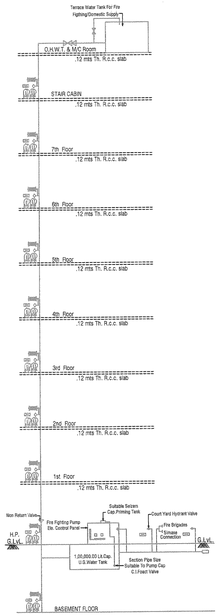
KEY - PLAN

SCALE :- 1.00 CM. = 20.00 MT.



R.C.C COLUMN SECTION

AS PER DETAIL GIVEN BY STR. ENGINEER



COMMON PLOT AREA CALCULATION:-

NET PLOT AREA = 4047.50 SQ.MTS

REQ. COMMON PLOT @ 10% 404.75 SQ.MT.

COMMON PLOT

(1) 21.38 X 19.05 X 1	=	407.29 SQ.MT.
TOTAL	=	407.29 SQ.MT.
NET PROV. COMMON PLOT	=	407.29 SQ.MT.

PERMI. B.UP AREA CALC. IN COMMON PLOT

= 15% OF COMMON PLOT AREA ON G.F.

= 0.15 X 404.75 = 60.71 SQ.MT.

PROVIDED

(1) 3.51 X 6.02 (CLUB HOUSE)	=	21.13 SQ. MT.
NET B.UP AREA IN G.F.	=	21.13 SQ. MT.

REQ. PERCOLATING WELL

PLOT AREA :- 1500 T0 4000 SQ. MTS.

1 PERCOLATING WELL

PLOT AREA = 4047.50 / 4000.00 SQ. MTS.

= 1.01 NO. REQ. SAY 2 NOS.

PROVI. 2 NO.PERCO. WELL

TREE PLANTETION

PLOT AREA :- 4047.50 SQ. MTS.

200 SQ. MTS. / 5 TREE

4047.50 X 5 / 200 = 101.18 NOS

PROVI. 105 NO. TREES

SANITARY PROVISION (COMM.)

FLOOR AREA (TOTAL) :- 1577.82 SQ. MTS.

4 SQ. MTS. = 1 PERSON

1577.82 SQ. MTS. = 394.46 PERSON SAY 395

198 GENTS & 197 LADIES

SANITORY REQ.

MALE W.C. REQD. = 1 W.C.

FEMALE W.C. REQD. = 1 W.C.

URINAL REQD.

= 1 REQD.

COMMON REQUIRED 25%

MALE W.C. REQD. = 4 X 0.25 = 1.00 SAY 1 NO.

FEMALE W.C. REQD. = 4 X 0.25 = 1.00 SAY 1 NO.

PROVIDED W.C.=

1 MALE W.C. PROVIDED

1 FEMALE W.C. PROVIDED

1 P.H. W.C. PROVIDED

PROVIDED INDIVIDUAL TOILET IN 49 NOS. OF SHOPS

DUST-BIN PROVIDED NOTES:-(RESI.)

8 NOS. OF COMMUNITY BIN EACH OF 80 LITRES CAPA. SHALL BE PROVIDED IN MARGINAL OPEN SPACE.

PROVIDED = 8 UNITS / 1BIN / 80 LITRES CAPACITY.

REQUIRED = 140 UNITS / 8UNITS / 1 = 17.50 NOS. REQD.

PROVIDED CONTAINER = 18 NOS.

DUST-BIN PROVIDED NOTES:- (COMM.)

TOTAL FLOOR AREA FOR SHOPS = 1577.82 SQ.MT.

SHALL BE PROVIDED IN MARGINAL OPEN SPACE.

CONTAINER REQD. = 1577.82 X 20 / 100 X 80 = 3.94 NOS.

SAY 1 NO. OF CONTAINER OF CAPACITY 80.0 LITRE

MAX. CAP. OF CONTAINER = 80.0 LIT.

PROVIDED CONTAINER = 4 NOS.

TOTAL C.BIN PROVIDED = 18 NOS.FOR RESI.

+ 4 NOS. FOR COMM.

= 22 NOS.OF 80 LIT.CAPACITY

BUILT UP AREA STATEMENT (IN SQ.MT.)

BLOCK	A+B	C+D	E	TOTAL
BASEMENT FL.	--	2098.16	--	2098.16
GROUND (H. P.)	344.81	239.12	395.85	979.78
GROUND (S. P.)	444.43	314.72	--	759.15
CLUB HOUSE (G.F)	--	--	21.13	21.13
1ST FLOOR	789.24	553.84	395.85	1738.93
2ND FLOOR	736.12	541.79	395.85	1673.76
3RD FLOOR	736.12	541.79	395.85	1673.76
4TH FLOOR	736.12	541.79	395.85	1673.76
5TH FLOOR	736.12	541.79	395.85	1673.76
6TH FLOOR	736.12	541.79	395.85	1673.76
7TH FLOOR	577.38	541.79	395.85	1515.02
STAIR CABIN	91.29	85.96	46.41	223.66
LIFT MAC. ROOM	64.88	56.87	29.49	151.24
TOTAL	5992.63	6599.41	3263.83	15855.87

F.S.I. AREA STATEMENT (IN SQ.MT.)

BLOCK	A+B	C+D	E	TOTAL
GROUND (S. P.)	424.08	294.11	--	718.19
1ST FLOOR	672.86	460.30	358.45	1491.61
2ND FLOOR	644.49	466.00	358.45	1468.94
3RD FLOOR	644.49	466.00	358.45	1468.94
4TH FLOOR	644.49	466.00	358.45	1468.94
5TH FLOOR	644.49	466.00	358.45	1468.94
6TH FLOOR	644.49	466.00	358.45	1468.94
7TH FLOOR	490.40	466.00	358.45	1314.85
TOTAL	4809.79	3550.41	2509.15	10869.35

TENEMENT STATEMENT

FLOOR / BLOCK	USE	EQUITY TENEMENT							
		A+B		C+D		E	TOTAL		
		COM.	RESI.	COM.	RESI.	RESI.	COM.	RESI.
GROUND (H. P.)	PARK.	--	--	--	--	--	--	--
GROUND (S. P.)	SHOP	15	--	13	--	--	28	--
1ST FLOOR	RESI/OFF.	12	02	09	02	06	21	10
2ND FLOOR	RESI	--	08	--	08	06	--	22
3RD FLOOR	RESI	--	08	--	08	06	--	22
4TH FLOOR	RESI	--	08	--	08	06	--	22
5TH FLOOR	RESI	--	08	--	08	06	--	22
6TH FLOOR	RESI	--	08	--	08	06	--	22
7TH FLOOR	RESI	--	06	--	08	06	--	20
TOTAL	SHOP/RESI	27	48	22	50	42	49	140

COMMERCIAL F.S.I. AREA STATEMENT (IN SQ.MT.)

BLOCK	A+B	C+D	TOTAL
GROUND (S. P.)	424.08	294.11	718.19
1ST FLOOR	515.19	344.44	859.63
TOTAL	939.27	638.55	1577.82

LIFT CALCULATION:-

REQ.LIFT CALCULATION

= 1 LIFT REQUIRED PER 30 UNITS ABOVE SECOND FLOOR

BLOCK	UNITS	REQ.LIFT	PROV.LIFT
A+B	38	02	04
C+D	40	02	04
E	30	01	02

BLOCK - A+B

SHEET NO:- 1/8

LAY OUT PLAN SHOWING PROPOSED RESI. + COMM. BUILDING ON F.P. NO. 39, (O.P. NO. 39, SUR. NO. 627), S. P. NO 39/1/2, T.P.S. NO. :- 121 (NARODA-HANSPURA-KATHWADA) (PRELL) MOJE.: NARODA, TA.: ASARWA, DIST.: AHMEDABAD

ZONE : RESIDENTIAL-I (R-I) | USE : RESIDENCE + COMM.

LAY OUT | SCALE:- 1C.M. = 2 MT.

AREA TABLE	SQ.MTS.
PLOT AREA OF S.P. NO. 39/1/2	4047.50
REQ.COMMON PLOT @ 10%	404.75
PROV.COMMON PLOT AREA	407.29

AREA TABLE	SQ.MTS.
PLOT AREA	4047.50
PERMI. F.S.I.- (1:80 X 4047.50)	7285.50
CHARGEABLE F.S.I. (0.90 X 4047.50)	3642.75
MAX. PERMI. F.S.I. (7285.50+3642.75)	10928.25
TOTAL UTILIZED F.S.I.	10869.35
CHARGABLE F.S.I.	3643.85

COLOUR NOTES:-

F. P. BOUNDARY		ROAD	
PROP. WORK		P. WELL	
PROP. DRAIN-LINE		COM.BIN.	
COMMON PLOT		TREE	
BASEMENT LINE		SPRINKLER	

OWNER:-

Shree Parshvanath Developers

Partner

ENGINEER/COW:-

KIRAN N. PATEL
411,Platinum Plaza,Nikol,A'bad.
AMC LIC No. ER07482604020R1
AMC LIC No. CW05020100432R1
AMC LIC No. SD0459260120

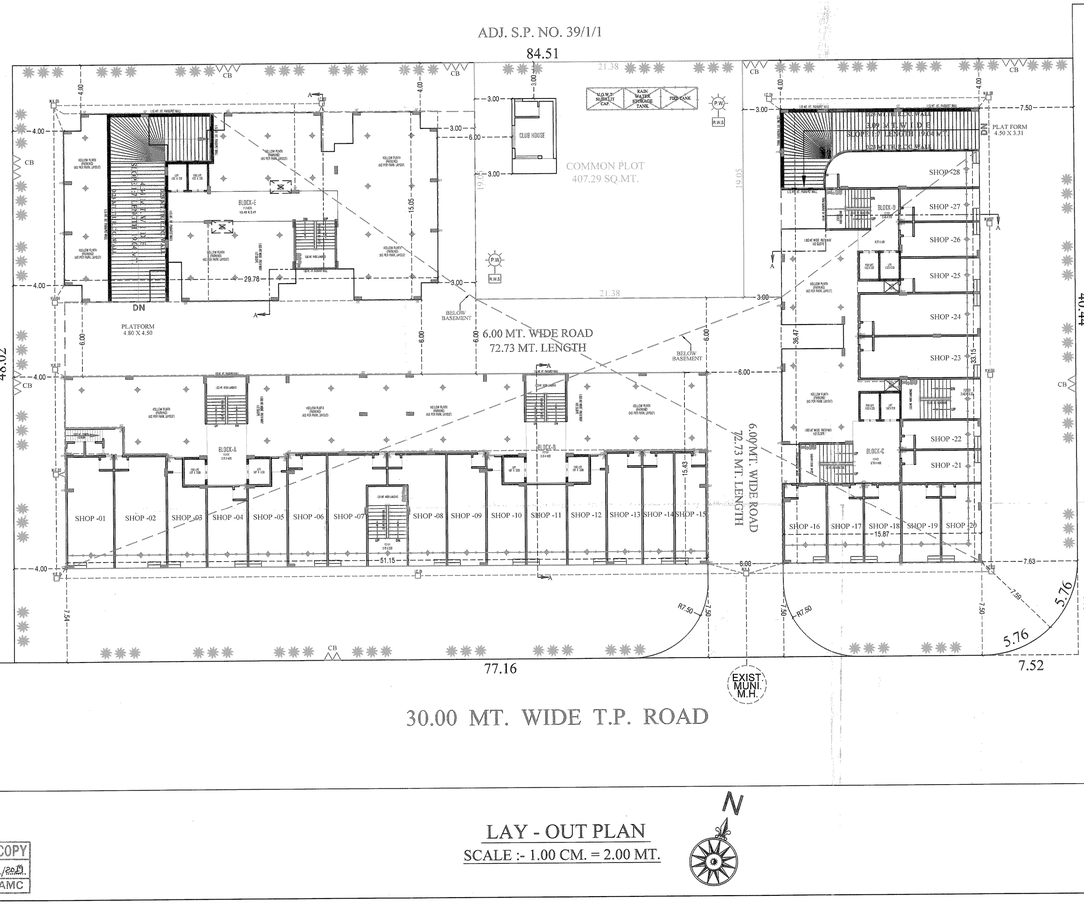
DEVLOPER:-

For, Riddhi Siddhi Developers

Partner

STR. ENGINEER:-

VIREN D. PAREKH
STRUCTURAL DESIGNER
LIC No. SD 03421610201R1
402, Maulik Arcada,
Nr. Manel Cross Road,
Above Kamavati Pagarkha Bazar,
Vastrapur, Ahmedabad-380 015.



LAY - OUT PLAN

SCALE :- 1.00 CM. = 2.00 MT.

GENERAL NOTES :-

- It is certified that plot under reference is surveyed by me and the dimensions of all sides of plot and plot area as shown in plan are measured by engineer on record and in accordance with ownership / revenue record.
- Engineer is fully responsible for leaving open space and margin.
- The depth and position of existing municipal manhole is verified by on site and premises can get drainage connection.
- It is certify that according to CGDCR 2017 all all requirements of the building are checked and necessary actions are taken .
- It is certify that according to the clause no. 3.5.3 of the CGDCR 2017, the structure of the building is design as per the norms of the indian standards
- Design of staircases and ceiling is provided as per the provision of the clause no. 21.1.12 and 21.1.14 and 22.6 of CGDCR 2017
- Pedestrians ramp is provided as per the provision of the clause no. 21.1.15 of CGDCR 2017
- Lift is provided as per the provision of the clause no. 21.12 and 22.8 of CGDCR 2017
- Water tank is provided as per the provision of the clause no. 21.6 of CGDCR 2017
- Separate latter box is provided at ground level for each unit.
- Water tank for fire safety requirement provided as per chapter no. 22.21 of CGDCR 2017.
- Electrical infrastructure shall be provided as per clause no. 21.11 of CGDCR 2017
- Drinking water facility for disable persons is provide as per the clause no. 21.6.2 of CGDCR 2017
- Drainage trap is provided as per the clause no. 21.10 of CGDCR 2017
- Signages of the parking place is to be provided as per the clause no. 21.7 of the CGDCR 2017.
- Entrance of the building is provided as per the clause no. 21.1.7 of CGDCR 2017.
- The paving of building unit/final plot as per the provision of the clause no. 21.1.4 of CGDCR 2017.
- 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. 25.2 of CGDCR 2017
- Community bin provided as per the provision of the clause no. 25.3 of CGDCR 2017.
- Tree plantation is provided as per the clause no. 25.5 of CGDCR 2017.
- solar water heating system is provided as per clause no. 25.6 of CGDCR 2017.
- pollution control system is provided as per chapter no. 25 of CGDCR 2017.
- Fire safety system is provided as per chapter no. 22 of CGDCR 2017
- Fire safety provisions shall be made as per the fire prevention and life safety measures regulation-2016 and fire prevention and life safety measures act-2013.
- Maintenance and upcoatedition of building is as per chapter no. 27 of CGDCR 2017.
- Marginal space & cellar slab shall have load bearing capacity of 40/60 tonnes per square meter shall be provided as per chapter no. 22.3 of CGDCR 2017.
- Roof top solar energy installation & generation shall be provided as per clause no. 26.8.1 of CGDCR-2017.
- The glazed surface area of the external facade shall be non-reflective and provided upto max of 50% of the total surface area of each facade with the provision of safety railing upto sill level as per GDCR CL. NO. 21.13.

1. HYDRANT SYSTEM:

ON/OFF switches located near the hose reel hose or hydrant outlet, at each floor the main FirePump at the underground water tank with a capacity to discharge 900 liters per minute at 3 bar. pressure as measured at the terrace level should be installed.
The Riser for the buildings exceeding 18 meters and above 18 meters height should not be of less than 100 mm. Internal diameter. The riser should be connected to the bottom of the terrace tank with a stop valve and a NRV to act as a Down - corner.
One riser is required for every 1000sq meters floor area and if the building is divided into, two or more parts then each part should have a separate riser with all the fittings at floor level. Each floor should have one hydrant outlet with a coupling for attaching a 63 mm dia hose & 25 mm bore Hose-reel hose with 8 mm. ES. Shut-off nozzle at each floor landing. The length of the hose-reel hose should be enough to reach the farthest corner of the floor. Hose-box with 15 meters long 63mm. dia. hose and 12.5 mm. bore nozzle at alternate floors. The Hose-reel hose should be coupled to the Riser.
Fire-service inlet should be installed at a point near the entry to the premises where a Fire service vehicle can approach easily.
A permanent hydrant point comprising of 63 mm dia size Dmds of hydrant valves should be installed at the terrace level.
Overhead tank Refilling bypass connection should be done at the terrace level.
The Overhead tank shall be of a capacity of not less than 20,000 liters. The Underground tank shall be of not less than 1,00,000 liters.

2. FIRE ALARM:

Fire alarm system is be installed at each floor with sounders capable of being heard all throughout the building.

3. FIRE EXTINGUISHERS

One Carbon Dioxide (CO2) type extinguisher of 4.5 kg. with ISI mark. and one extinguisher of 9kg. Dry Chemical Powder (DCP) type extinguisher with ISI mark to be installed on each-floor in case of commercial building.
One Carbon Dioxide (CO2) type extinguisher of 4.5 kg. with ISI mark. OR Two Carbon Dioxide (CO2) type extinguisher of 2 kg. with ISI mark capacity on alternate floors in case of residential building.
If the building is divided into two or more parts then each part should have these extinguishers installed.

4. STAIRCASE :

The staircases has to be open from all leaves one or two sides but if the staircase is in the centre one of the buildings it has to be mechanically ventilated from getting smoke trapped.
The Riser/Down-corner should be located in the staircase or close to in to make it easily approachable in case of Fire from the floor bellow or above.

5. BASEMENT :

The basement of 200 sq. meters or more should be protected with Automatic Sprinkler system with at least one sprinkler head for actual Car parking space.
Additionally to provide a Hydrant outlet and two 25 mm. bore Hose-reel hoses with 8 mm. bore nozzles at each basement level.

6. LIGHTENING ARRESTER :

A lightening arrester should also be installed and be properly earthed to prevent damage to the building when the lightening strikes.

7. PHOTO LUMINESCENT (AUTO GLOW) SIGNAGES :

If the building falls in a confined area or if it has an enclosed staircase or is not well lit-up on the inside, photo luminescent (auto glow) signage's should be displayed at each floor / landing / pathway / dead-end along all exit routes leading to the ground level. The signage should indicate fire fighting, fire safety equipment present on the respective floor/landing/pathway/dead-end and along all exit routes leading to the ground level.

8. ELECTRIC POWER SUPPLY TO THE ENTIRE FIRE-SAFETY SYSTEM

Electricity supply to the fire pump, fire alarm system, staircase pressurization system and fire lift should be made available from the main Electrical supply (i.e. from Electrical power supply of the company) This is to ensure availability of power supply to the fire protection & Safety system even after the main electrical supply to the building is switched off at the time of fire.

9.INDIVDUAL FIRE SEFTY SYSTEM

FIRE SEFTY SYSTEM SHOULD BE PROVIDED IN IDVDUAL SHOW ROOM BY OWNER

IMPORTANT INSTRUCTIONS:

After inspection of a low-rise building by the fire service authority,if the fire officer concerned feels th need for additional fire prevention/protection measures / ventilation system required or equipment (i.e. - Passive system / Supprossion system / Fire door - Window / Detection system / Active system / Sprinkler / Drencher etc) as per Fire load / Panels / Public gathering. Potential / Occupancy / Confined area, those additional measures / equipment have to be implemented /

(1)THIS DEVELOPMENT PERMISSION IS GRANTED WITH CONDITION THAT APPLICANT AND ENGG.ARCH WILL OBEY AS PER ALL BONDS AND AFFIDAVITS PRODUCED BY APPLICANT AND ENGG.ARCH.

(2)THIS APPROVAL IS GIVEN ACCORDING TO MUNICIPAL COMMISSIONER OFFICE ORDER DATED 02/05/03 AND OFFICE ORDER NO.42/01 /10906

(3)THIS DEVELOPMENT PERMISSION HAS BEEN GRANTED AS PROVIDED IN NOTIFICATION NO. GH/GHV/GHV/GHV

CLUB HOUSE

RESI. CARPET AREA (RERA) CALC.:-

(1) 3.05 X 4.36	=	13.30
NET CARPET AREA	=	13.30

PROP. B.AREA & F.S.I. CALC. ON GR. FLOOR:-

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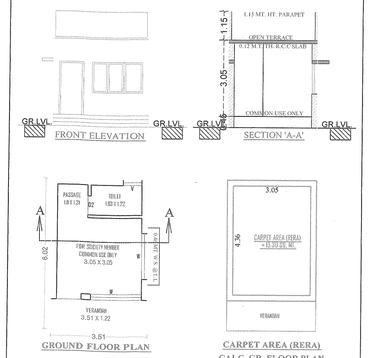
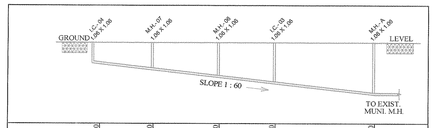
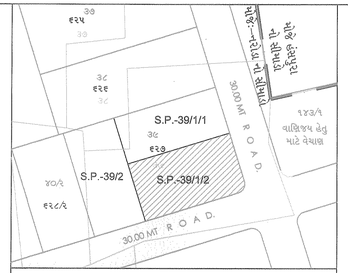




GROUND LEVEL	30.00	30.00	30.00	30.00	30.00	30.00
DISTANCE	0.00	11.51	12.78	16.64	19.20	21.60
CUTTING	0.55	1.00	1.32	1.53	2.01	2.00
INVERT LEVEL	29.25	28.98	28.68	28.43	27.99	27.60

DRAINAGE SECTION

SCALE:- HORIZONTAL : 1 CM = 5.00 MT ** VERTICAL : 1 CM = 1.00 MT.



KEY - PLAN

SCALE :- 1.00 CM. = 20.00 MT.

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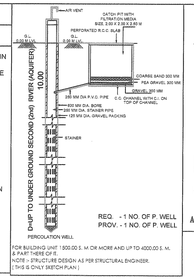
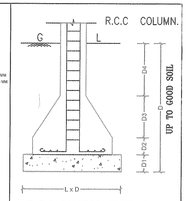
8		DC.P & CO-2
9		TWO WAY SIAMESE CONNECTION
10		RISE OR DROP
11		REDUCER
12		COURT YARD HYDRANT VALVE
13		SPRINKLERED





R.C.C COLUMN SECTION

AS PER DETAIL GIVEN BY STR. ENGINEER

LIFT CALCULATION:-

REQ.LIFT CALCULATION

= 1 LIFT REQUIRED PER 30 UNITS ABOVE SECOND FLOOR

BLOCK	UNITS	REQ.LIFT	PROV.LIFT
A+B	38	02	04
C+D	40	02	04
E	30	01	02

COMMON PLOT AREA CALCULATION:-

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REQ. COMMON PLOT @ 10% 404.75 SQ.MT.

COMMON PLOT

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TOTAL = 407.29 SQ.MT.

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PERMI. B.UP AREA CALC. IN COMMON PLOT

= 15% OF COMMON PLOT AREA ON G.F.

= 0.15 X 404.75 = 60.71 SQ.MT.

PROVIDED

(1) 3.51 X 6.02 (CLUB HOUSE) = 21.13 SQ. MT.

NET B.UP AREA IN G.F. = 21.13 SQ. MT.

REQ. PERCOLATING WELL

PLOT AREA :- 1500 TO 4000 SQ. MTS.

1 PERCOLATING WELL

PLOT AREA = 4047.50 / 4000.00 SQ. MTS.

= 1.01 NO. REQ. SAY 2 NOS.

PROVI. 2 NO.PERCO. WELL

TREE PLANTETION

PLOT AREA :- 4047.50 SQ. MTS.

200 SQ. MTS. / 5 TREE

4047.50 X 5 / 200 = 101.18 NOS

PROVI. 105 NO. TREES

SANITARY PROVISION (COMM.)

FLOOR AREA (TOTAL) :- 1619.42 SQ. MTS.

4 SQ. MTS. = 1 PERSON

1619.42 SQ. MTS. = 404.85 PERSON SAY 405

203 GENTS & 202 LADIES

SANITORY REQ.

MALE W.C. REQD. = 5 W.C.

FEMALE W.C. REQD. = 5 W.C.

URINAL REQD.

= 1 REQD.

COMMON REQUIRED 25%

MALE W.C. REQD. = 5 X 0.25 = 1.25 SAY 2 NO.

FEMALE W.C. REQD. = 5 X 0.25 = 1.25 SAY 2 NO.

PROVIDED W.C.=

2 MALE W.C. PROVIDED

2 FEMALE W.C. PROVIDED

1 P.H. W.C. PROVIDED

PROVIDED INDIVIDUAL TOILET IN 49 NOS. OF SHOPS

DUST-BIN PROVIDED NOTES:-(RESI.)

8 NOS. OF COMMUNITY BIN EACH OF 80 LITRES CAPA. SHALL BE PROVIDED IN MARGINAL OPEN SPACE.
PROVIDED = 8 UNITS / 1BIN / 80 LITRES CAPACITY.
REQUIRED = 140 UNITS / 8UNITS / 1 = 17.50 NOS. REQD.
PROVIDED CONTAINER = 18 NOS.

DUST-BIN PROVIDED NOTES:- (COMM.)

TOTAL FLOOR AREA FOR SHOPS = 1619.42 SQ.MT.
SHALL BE PROVIDED IN MARGINAL OPEN SPACE.
CONTAINER REQD. = 1619.42 X 20 / 100 X 80 = 4.05 NOS.
SAY 1 NO. OF CONTAINER OF CAPACITY 80.0 LITRE
MAXC.CAP. OF CONTAINER = 80.0 LIT.
PROVIDED CONTAINER = 4 NOS.
TOTAL C.BIN PROVIDED = 18 NOS.FOR RESI.
+ 5 NOS. FOR COMM.
= 23 NOS.OF 80 LIT.CAPACITY

BUILT UP AREA STATEMENT (IN SQ.MT.)

BLOCK	A+B	C+D	E	TOTAL	C+D	TOTAL
	APPROVED				REVISED	
BASEMENT FL.	--	2098.16	--	2098.16	2210.92	2210.92
GROUND (H. P.)	344.81	239.12	395.85	979.78	197.52	938.18
GROUND (S. P.)	444.43	314.72	--	759.15	356.32	800.75
CLUB HOUSE (G.F)	--	--	21.13	21.13	--	21.13
1ST FLOOR	789.24	553.84	395.85	1738.93	553.84	1738.93
2ND FLOOR	736.12	541.79	395.85	1673.76	541.79	1673.76
3RD FLOOR	736.12	541.79	395.85	1673.76	541.79	1673.76
4TH FLOOR	736.12	541.79	395.85	1673.76	541.79	1673.76
5TH FLOOR	736.12	541.79	395.85	1673.76	541.79	1673.76
6TH FLOOR	736.12	541.79	395.85	1673.76	541.79	1673.76
7TH FLOOR	577.38	541.79	395.85	1515.02	541.79	1515.02
STAIR CABIN	91.29	85.96	46.41	223.66	85.96	223.66
LIFT MAC. ROOM	64.88	56.87	29.49	151.24	56.87	151.24
TOTAL	5992.63	6599.41	3263.83	15855.87	6712.17	15968.63

F.S.I. AREA STATEMENT (IN SQ.MT.)

BLOCK	A+B	C+D	E	TOTAL	C+D	TOTAL
	APPROVED				REVISED	
GROUND (S. P.)	424.08	294.11	--	718.19	335.71	759.79
1ST FLOOR	672.86	460.30	358.45	1491.61	460.30	1491.61
2ND FLOOR	644.49	466.00	358.45	1468.94	466.00	1468.94
3RD FLOOR	644.49	466.00	358.45	1468.94	466.00	1468.94
4TH FLOOR	644.49	466.00	358.45	1468.94	466.00	1468.94
5TH FLOOR	644.49	466.00	358.45	1468.94	466.00	1468.94
6TH FLOOR	644.49	466.00	358.45	1468.94	466.00	1468.94
7TH FLOOR	490.40	466.00	358.45	1314.85	466.00	1314.85
TOTAL	4809.79	3550.41	2509.15	10869.35	3592.01	10910.95

TENEMENT STATEMENT

FLOOR	USE	EQUITY TENEMENT											
		APPROVED								REVISED			
BLOCK		A+B		C+D		E	TOTAL		C+D		TOTAL		
		COM.	RESI.	COM.	RESI.	RESI.	COM.	RESI.	COM.	RESI.	COM.	RESI.	
GROUND (H. P.)	PARK.	--	--	--	--	--	--	--	--	--	--	--	
GROUND (S. P.)	SHOP	15	--	13	--	--	28	--	14	--	29	--	
1ST FLOOR	RESI/OFF.	12	02	09	02	06	21	10	09	02	21	10	
2ND FLOOR	RESI	--	08	--	08	06	--	22	--	08	--	22	
3RD FLOOR	RESI	--	08	--	08	06	--	22	--	08	--	22	
4TH FLOOR	RESI	--	08	--	08	06	--	22	--	08	--	22	
5TH FLOOR	RESI	--	08	--	08	06	--	22	--	08	--	22	
6TH FLOOR	RESI	--	08	--	08	06	--	22	--	08	--	22	
7TH FLOOR	RESI	--	06	--	08	06	--	20	--	08	--	20	
TOTAL	SHOP/RESI	27	48	22	50	42	49	140	23	50	50	140	

APPROVED

COMMERCIAL F.S.I. AREA STATEMENT (IN SQ.MT.)

BLOCK	A+B	C+D	TOTAL
GROUND (S. P.)	424.08	294.11	718.19
1ST FLOOR	515.19	344.44	859.63
TOTAL	939.27	638.55	1577.82

REVISED

COMMERCIAL F.S.I. AREA STATEMENT (IN SQ.MT.)

BLOCK	A+B	C+D	TOTAL
GROUND (S. P.)	424.08	335.71	759.79
1ST FLOOR	515.19	344.44	859.63
TOTAL	939.27	680.15	1619.42

SHEET NO:- 1/5

LAY OUT PLAN SHOWING REVISED RESI. + COMM. BUILDING ON F.P. NO. 39, [O.P. NO. 39, SUR. NO. 627], S. P. NO 39/1/2, T.P.S. NO. :- 121 (NARODA-HANSPURA-KATHWADA) (PRELL) MOJE.: NARODA, TA.: ASARWA, DIST.: AHMEDABAD

ZONE : RESIDENTIAL-I (R-I) | USE : RESIDENCE + COMMERCIAL

LAY OUT | SCALE:- 1C.M. = 2 MT.

AREA TABLE	APPROVED SQ.MTS.	REVISED SQ.MTS.
PLOT AREA OF S.P. NO. 39/1/2	4047.50	4047.50
REQ.COMMON PLOT @ 10%	404.75	404.75
PROV.COMMON PLOT AREA	407.29	407.29

AREA TABLE	SQ.MTS.	SQ.MTS.
PLOT AREA	4047.50	4047.50
PERMI. F.S.I - (1:80 X 4047.50)	7285.50	7285.50
CHARGEABLE F.S.I. (0.90 X 4047.50)	3642.75	3642.75
MAX. PERMI. F.S.I. (7285.50+3642.75)	10928.25	10928.25
TOTAL UTILIZED F.S.I.	10869.35	10910.95
CHARGABLE F.S.I.	3683.85	3625.45

COLOUR NOTES:-

F. P. BOUNDARY		ROAD	
REVISED WORK		PERCOLATION WELL	
PROP. DRAIN-LINE		COM.BIN.	
COMMON PLOT		TREE	
BASEMENT LINE		SPRINKLER	
APPROVED WORK			

Shree Parshvanath Developers

Partner

OWNER:-

KIRAN N. PATEL
AMC LIC No. 001ERH27052500748
AMC LIC No. CWO52010422R1
411-Platinum Plaza , Opp. Rajhans Cinemas, Nikol , Ahmedabad.

ENGINEER:-

KIRAN N. PATEL
AMC LIC No. 001ERH27052500
AMC LIC No. CWO52010422R
411-Platinum Plaza , Opp. Rajha
Cinemas, Nikol , Ahmedabad.

COW:-

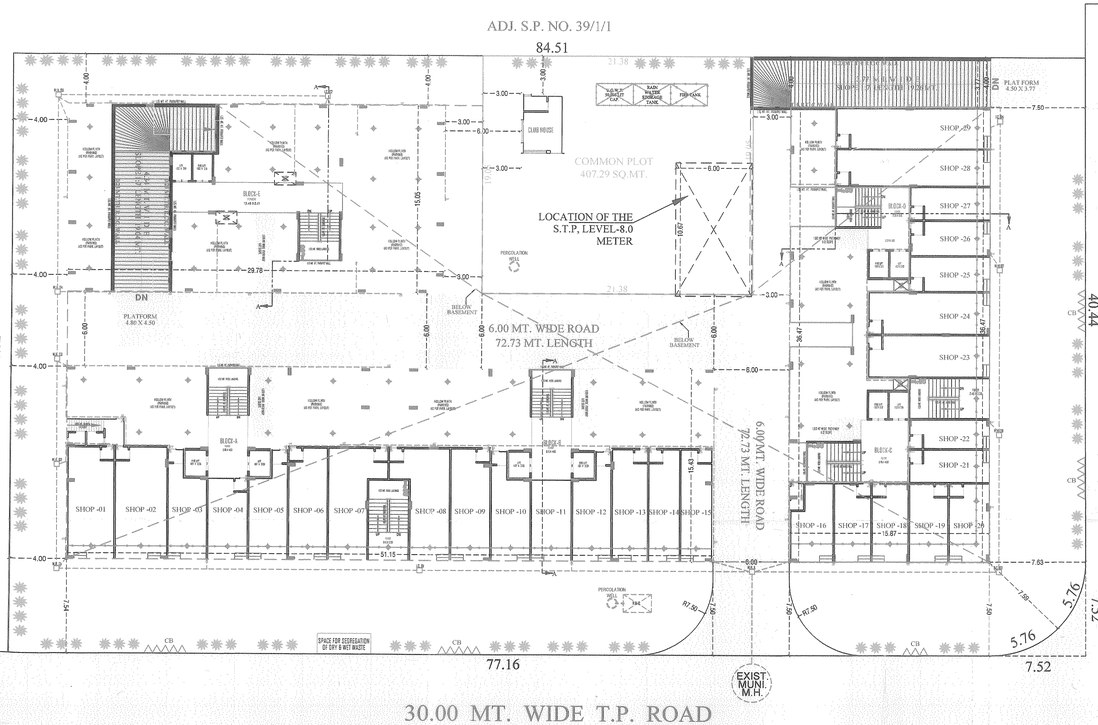
For, Riddhi Siddhi Developers

Partner

DEVLOPER:-

VIREN D. PA
STRUCTURAL DES
LIC NO. SD 03421
402, Mauliik Arcad
Nr. Mansi Cross Ro
Above Karnavati Pagarki
Vastrapur, Ahmedabad-

STR. ENGINEER:-



LAY - OUT PLAN

[SCALE :- 1.00 CM. = 2.00 MT.]

GENERAL NOTES :-

- It is certified that plot under reference is surveyed by ... ons and the dimensions of all sides of plot and plot area as shown in plan are measured by engineer on record and in accordance with ownership / revenue record.
- Engineer is fully responsible for leaving open space and margin.
- The depth and position of existing municipal manhole is verified by on site and premises can get drainage connection.
- It is certify that according to CGDCR 2017 all all requirements of the building are checked and necessary actions are taken.
- It is certify that according to the clause no. 4.4.3 of the CGDCR 2017, the structure of the building is design as per the norms of the Indian standards.
- Design of staircases and railing is provided as per the provision of the clause no. 13.1.11 and 13.1.13 of CGDCR 2017.
- Fire protecting frame is provided as per the provision of the clause no. 13.1.14 of CGDCR 2017.
- Lift is provided as per the provision of the clause no. 13.12 of CGDCR 2017.
- Water tank is provided as per the provision of the clause no. 13.6 of CGDCR 2017.
- Inter box for water cut shall be provided at ground floor level flat unit.
- Water tank for fire safety requirement provided as per chapter no. 13.11 of CGDCR 2017.
- Electrical infrastructure shall be provided as per clause no. 13.11 of CGDCR 2017.
- Drinking water facility for disabled persons is provide as per the clause no. 13.82 of CGDCR 2017.
- Drainage facility is provided as per the clause no. 13.10 of CGDCR 2017
- Signages of the parking place is to be provided as per the clause no. 13.7 of the CGDCR 2017.
- Entrance of fire building is provided as per the clause no. 13.1.2 of CGDCR 2017.
- The paving of building unit/final plot as per the provision of the clause no. 13.1.3 of CGDCR 2017.
- 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 systems is provided as per the clause no. 17.2 of CGDCR 2017.
- Community bin provided as per the provision of the clause no. 17.2.4.5 17.2.5 of CGDCR 2017.
- Tree plantation is provided as per the clause no. 17.4 of CGDCR 2017.
- Fire safety provisions shall be made as per the fire prevention and fire safety measures regulation-2016 and fire prevention and life safety measures act-2013.
- Maintenance and upgradation of building is as per chapter no. 19 of CGDCR 2017.
- Marginal space & cellar stair shall have load bearing capacity of 40/60 tonnes per square meter shall be provided as per chapter no. 14 of CGDCR 2017 and fire prevention and fire safety act-2016.
- Roof top solar energy installation & generation shall be provided as per clause no. 17.5.1 of CGDCR-2017.
- The glazed surface area of the external facade shall be non-reflective and provided upto max of 50% of the total surface area of each facade with the provision of safety railing upto sill level as per no.13.13 of c.d.c.r.-2017.
- Component Wall Shall Not Be Constructed On Road Side Boundary As Per Notification No. GHV/195 Dt. 25/8/2017 ,1/2018-0006/L , Dt- 21/07/2018 Regarding Fire Regulation-2016.

1. HYDRANT SYSTEM:

ON/OFF switches located near the hose reel hose or hydrant outlet, at each floor the main FirePump at the underground water tank with a capacity to discharge 900 liters per minute at 3 bar. pressure as measured at the terrace level should be installed.
The Riser for the buildings exceeding 18 meters and above 18 meters height should not be of less than 100 mm. internal diameter. The riser should be connected to the bottom of the terrace tank with a stop value and a WYE to act as a 32mm - corner.
The riser is required for every 1000sq. meters floor area and if the building is divided into, two or more parts then each part should have a separate riser with all the fittings at floor level. Each floor should have one hydrant outlet with a coupling for attaching a 63 mm dia hose & 25 mm bore Hose-reel hose with 8 mm. SS. Shut-off nozzle at each floor landing. The length of the hose reel hose should be enough to reach the farthest corner of the floor. Hose-box with 15 meters long 63mm. dia. hose and 12.5 mm. bore nozzle at alternate floors. The Hose-reel hose should be coupled to the Riser.
Fire-service inlet should be installed at a point near the entry to the premises where a Fire service vehicle can approach easily.
A permanent hydrant point comprising of 63 mm dia size Zinc of hydrant valves should be installed at the terrace level.
Overhead tank Refilling bypass connection should be done at the terrace level.
The Overhead tank shall be of a capacity of not less than 20,000 liters. The Underground tank shall be of not less than 1,20,000 liters.

2. FIRE LIFT :

The Fire Lift and all the lifts should have a provision to ground automatically in case of electricity failure. Each building should have at least one lift as a Fire-Lift and if the building is divided into two or more parts then each should have a Fire-Lift. Lift-well should have blowers to pressurize the lift well so connected that it will automatically operate when alarm call point is operate. so that it prevents the lift well getting smoke logged.

3. FIRE ALARM :

Fire alarm call point to be installed at each floor with sounders capable of being heard all throughout the building.

4. FIRE EXTINGUISHING:

One Carbon Dioxide (CO2) type extinguisher of 4.5 kg. with ISI mark. and one extinguisher of 5kg. Dry Chemical Powder (DCP) type extinguisher with ISI mark to be provided on each-floor in case of commercial building.
One Carbon Dioxide (CO2) type extinguisher of 4.5 kg. with ISI mark. OR Two Carbon Dioxide (CO2) type extinguisher of 2 kg. with ISI mark cascade on alternate floors in case of residential building.
If the building is divided into two or more parts then each part should have three extinguishers installed.

5. STAIRCASE :

The staircase have to be open from at least one or two sides but if the staircase is in the centre core of the buildings it has to be pressurized to prevent it from getting smoke logged.
The Staircase-core should be located in the staircase or close to in to make it easily approachable in case of Fire from the floor below or above.

6. BASEMENT :

The basement of 200 sq. meters or more should be protected with Automatic Sprinkler system with at least one sprinkler head for actual Car parking space.
Additionally be protected by a Hydrant outlet and two 25 mm. bore Hose-reel hoses with 8 mm. bore nozzles at each basement level.

7. LIGHTENING ARRESTER :

A lightening arrester should also be installed and be properly earthed to prevent damage to the building when the lightening arrives.

8. PHOTO LUMINESCENT (AUTO GLOW) SIGNAGE :

Fire safety lists in a confined area or if it has an enclosed staircase or is not well lit up on the inside, then adequate photo luminescent / (auto glow) signage's should be displayed at each floor / landing / pathway / dead-end along all exit routes leading to the ground level. The signage should indicate fire fighting, fire safety equipment present on the respective floor/landing/pathway/dead-end and along all exit routes leading to the ground level.

9. ELECTRIC POWER SUPPLY TO THE ENTIRE FIRE-SAFETY SYSTEM

Electrical supply to the Fire pump, fire alarm system, staircase pressurization system and fire lift should be made available from the main Electrical supply (i.e. from Electrical power supply of the company) This is to ensure availability of power supply to the fire protection & Safety system even after the main electrical supply to the building is switched off at the time of fire.

10.INDIVIDUAL FIRE SAFETY SYSTEM

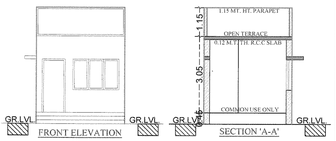
FIRE SEFTY SYSTEM SHOULD BE PROVIDED IN ID/VIDUAL SHOW ROOM BY OWNER

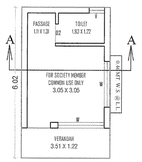
IMPORTANT INSTRUCTIONS:

After inspection of a low-rise building by the fire service authority/ if the fire officer concerned feels th need for additional fire prevention/protection measures
/ ventilation system required or equipment (i.e - Passive system / Suppression system / Fire door - Window / Detection system / Active system / Sprinkler / Drencher etc.) as per Fire load / Firerick / Photo gathering.
Residential / Occupancy / Confined area,
those additional measures / equipment have to be implemented / installed.

BUILDING DEVELOPMENT PERMISSION IS GRANTED WITH CONDITION THAT APPLICANT AND ARCHITECT WILL ABIDE BY THE TERMS AND CONDITIONS MENTIONED IN THE ARCHITECT DECLARATION DATED 12/12/2017 AND ENGINEER DECLARATION DATED 12/12/2017 AND ENGINEER DECLARATION DATED 12/12/2017 AND ENGINEER

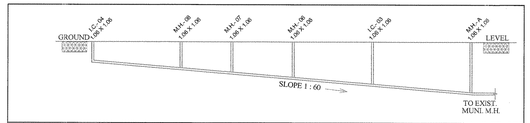
CLUB HOUSE		
RESI. CARPET AREA (RERA) CALC.:-		
(1) 3.05 X 4.36	=	13.30
NET CARPET AREA	=	13.30
PROP. B.AREA & F.S.I. CALC. ON GR. FLOOR:-		
(1) 3.51 X 6.02 X 1	=	21.13 SQ. MT.
NET B.A. GR. FLOOR	=	21.13 SQ. MT.





GROUND FLOOR PLAN

CARPET AREA (RERA) CALC. GR. FLOOR PLAN

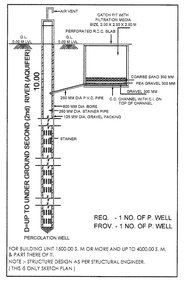


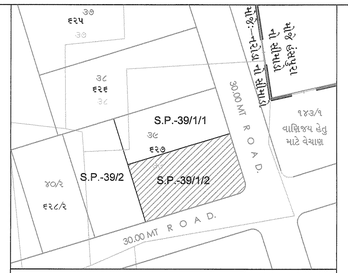
GROUND LEVEL	30.00		30.00		30.00		30.00		30.00		30.00		30.00
DISTANCE		0.00		17.74		30.75		41.79		51.75		61.75	
CUTTING		0.75		1.04		1.21		1.42		1.78		1.68	
INVERT LEVEL	29.25		28.96		28.79		28.58		28.22		28.32		27.99

DRAINAGE SECTION

SCALE:- HORIZONTAL : 1 CM = 5.00 MT ** VERTICAL : 1 CM = 1.00 MT.

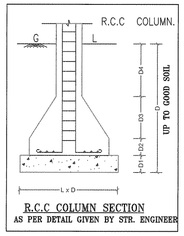
FIRE HYDRANT LEGEND		
SR.	SYMBOL	DISCRIPTION
1		FIRE HYDRANT SYSTEM PIPE MAIN
2	SH	SINGLE HANDED HYDRANT VALVE
3		SLUICE VALVE
4		NON RETURN VALVE
5		LANDING HYDRANT VALVE
6		FIRE HOSE BOX
7		FIRST AID HOSE REEL
8		DC.P & CO-2
9		TWO WAY SIAMESE CONNECTION
10		RISE OR DROP
11		REDUCER
12		COURT YARD HYDRANT VALVE
13		SPRINKLERED



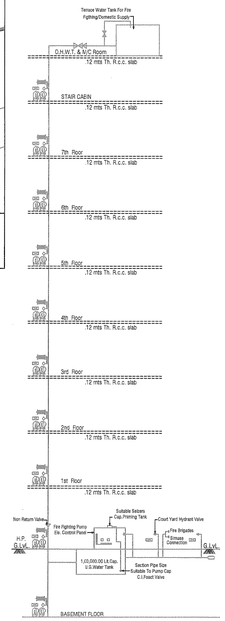


KEY - PLAN

SCALE :- 1.00 CM. = 20.00 MT.



R.C.C COLUMN SECTION
AS PER DETAIL GIVEN BY STR. ENGINEER



COMMON PLOT AREA CALCULATION:-	
NET PLOT AREA = 4047.50 SQ.MTS	
REQ. COMMON PLOT @ 10%	404.75 SQ.MT.
COMMON PLOT	
(1) 21.38 X 19.05 X 1	= 407.29 SQ.MT.
TOTAL	= 407.29 SQ.MT.
NET PROV. COMMON PLOT	= 407.29 SQ.MT.
PERMI. B.UP AREA CALC. IN COMMON PLOT	
= 15% OF COMMON PLOT AREA ON G.F.	
= 0.15 X 404.75 =	60.71 SQ.MT.
PROVIDED	
(1)3.51 X 6.02 (CLUB HOUSE)	= 21.13 SQ. MT.
NET B.UP AREA IN G.F.	= 21.13 SQ. MT.

REQ. PERCOLATING WELL

PLOT AREA :- 1500 TO 4000 SQ. MTS.
1 PERCOLATING WELL
PLOT AREA = 4047.50 / 4000.00 SQ. MTS.
= 1.01 NO. REQ. SAY 2 NOS.
PROVI. 2 NO.PERCO. WELL

TREE PLANTETION

PLOT AREA :- 4047.50 SQ. MTS.
200 SQ. MTS. / 5 TREE
4047.50 X 5 / 200 = 101.18 NOS
PROVI. 105 NO. TREES

SANITARY PROVISION [COMM.]

FLOOR AREA (TOTAL) :- 1577.82 SQ. MTS.
4 SQ. MTS. = 1 PERSON
1577.82 SQ. MTS. = 394.46 PERSON SAY 395
198 GENTS & 197 LADIES

SANITORY REQ.

MALE W.C. REQD. = 1 W.C.
FEMALE W.C. REQD. = 1 W.C.
URINAL REQD.
= 1 REQD.

COMMON REQUIRED 25%

MALE W.C. REQD. = 4 X 0.25 = 1.00 SAY 1 NO.
FEMALE W.C. REQD. = 4 X 0.25 = 1.00 SAY 1 NO.
PROVIDED W.C.=
1 MALE W.C. PROVIDED
1 FEMALE W.C. PROVIDED
1 P.H. W.C. PROVIDED

PROVIDED INDIVIDUAL TOILET IN 49 NOS. OF SHOPS

DUST-BIN PROVIDED NOTES:-(RESI.)

8 NOS. OF COMMUNITY BIN EACH OF 80 LITRES CAPA. SHALL BE PROVIDED IN MARGINAL OPEN SPACE. PROVIDED = 8 UNITS / 1BIN / 80 LITRES CAPACITY. REQUIRED = 140 UNITS / 8UNITS / 1 = 17.50 NOS. REQD. PROVIDED CONTAINER = 18 NOS.

DUST-BIN PROVIDED NOTES:- (COMM.)

TOTAL FLOOR AREA FOR SHOPS = 1577.82 SQ.MT. SHALL BE PROVIDED IN MARGINAL OPEN SPACE. CONTAINER REQD. = 1577.82 X 20 / 100 X 80 = 3.94 NOS. SAY 1 NO. OF CONTAINER OF CAPACITY 80.0 LITRE MAX. CAP. OF CONTAINER = 80.0 LIT. PROVIDED CONTAINER = 4 NOS. TOTAL C.BIN PROVIDED = 18 NOS.FOR RESI. + 4 NOS. FOR COMM. = 22 NOS.OF 80 LIT.CAPACITY

BUILT UP AREA STATEMENT				(IN SQ.MT.)
BLOCK	A+B	C+D	E	TOTAL
BASEMENT FL.	--	2098.16	--	2098.16
GROUND (H. P.)	344.81	239.12	395.85	979.78
GROUND (S. P.)	444.43	314.72	--	759.15
CLUB HOUSE (G.F)	--	--	21.13	21.13
1ST FLOOR	789.24	553.84	395.85	1738.93
2ND FLOOR	736.12	541.79	395.85	1673.76
3RD FLOOR	736.12	541.79	395.85	1673.76
4TH FLOOR	736.12	541.79	395.85	1673.76
5TH FLOOR	736.12	541.79	395.85	1673.76
6TH FLOOR	736.12	541.79	395.85	1673.76
7TH FLOOR	577.38	541.79	395.85	1515.02
STAIR CABIN	91.29	85.96	46.41	223.66
LIFT MAC. ROOM	64.88	56.87	29.49	151.24
TOTAL	5992.63	6599.41	3263.83	15855.87

F.S.I. AREA STATEMENT				(IN SQ.MT.)
BLOCK	A+B	C+D	E	TOTAL
GROUND (S. P.)	424.08	294.11	--	718.19
1ST FLOOR	672.86	460.30	358.45	1491.61
2ND FLOOR	644.49	466.00	358.45	1468.94
3RD FLOOR	644.49	466.00	358.45	1468.94
4TH FLOOR	644.49	466.00	358.45	1468.94
5TH FLOOR	644.49	466.00	358.45	1468.94
6TH FLOOR	644.49	466.00	358.45	1468.94
7TH FLOOR	490.40	466.00	358.45	1314.85
TOTAL	4809.79	3550.41	2509.15	10869.35

TENEMENT STATEMENT								
FLOOR	USE	EQUITY TENEMENT						
BLOCK		A+B		C+D		E	TOTAL	
		COM.	RESI.	COM.	RESI.	RESI.	COM.	RESI.
GROUND (H. P.)	PARK.	--	--	--	--	--	--	--
GROUND (S. P.)	SHOP	15	--	13	--	--	28	--
1ST FLOOR	RESI/OFF.	12	02	09	02	06	21	10
2ND FLOOR	RESI	--	08	--	08	06	--	22
3RD FLOOR	RESI	--	08	--	08	06	--	22
4TH FLOOR	RESI	--	08	--	08	06	--	22
5TH FLOOR	RESI	--	08	--	08	06	--	22
6TH FLOOR	RESI	--	08	--	08	06	--	22
7TH FLOOR	RESI	--	06	--	08	06	--	20
TOTAL	SHOP/RESI	27	48	22	50	42	49	140

COMMERCIAL F.S.I. AREA STATEMENT			(IN SQ.MT.)
BLOCK	A+B	C+D	TOTAL
GROUND (S. P.)	424.08	294.11	718.19
1ST FLOOR	515.19	344.44	859.63
TOTAL	939.27	638.55	1577.82

LIFT CALCULATION:-			
REQ.LIFT CALCULATION = 1 LIFT REQUIRED PER 30 UNITS ABOVE SECOND FLOOR			
BLOCK	UNITS	REQ.LIFT	PROV.LIFT
A+B	38	02	04
C+D	40	02	04
E	30	01	02

BLOCK - E	SHEET NO:- 1/8
LAY OUT PLAN SHOWING PROPOSED RESI. + COMM. BUILDING ON F.P. NO. 39, [O.P. NO. 39, SUR. NO. 627], S. P. NO 39/1/2, T.P.S. NO. :- 121 (NARODA-HANSPURA-KATHWADA) (PRELL.) MOJE.: NARODA, TA.: ASARWA, DIST.: AHMEDABAD	
ZONE : RESIDENTIAL-I (R-1)	USE : RESIDENCE + COMM.
LAY OUT	SCALE:- 1C.M. = 2 MT.

AREA TABLE	SQ.MTS.
PLOT AREA OF S.P. NO. 39/1/2	4047.50
REQ.COMMON PLOT @ 10%	404.75
PROV.COMMON PLOT AREA	407.29

AREA TABLE	SQ.MTS.
PLOT AREA	4047.50
PERMI. F.S.I - (1.80 X 4047.50)	7285.50
CHARGEABLE F.S.I. (0.90 X 4047.50)	3642.75
MAX. PERMI. F.S.I. (7285.50+3642.75)	10928.25
TOTAL UTILIZED F.S.I.	10869.35
CHARGABLE F.S.I.	3583.85

COLOUR NOTES:-

F. P. BOUNDARY		ROAD	
PROP. WORK		P. WELL	
PROP. DRAIN-LINE		COM.BIN.	△
COMMON PLOT		TREE	
BASEMENT LINE		SPRINKLER	

Three Parshvanath Developers
Partner

OWNER:-

KIRAN N. PATEL
411,Platinum Plaza,Nikol,A'bad.
AMC LIC No. ER07482804020R1
AMC LIC No. CW05201000422R1
AMC LIC No. SD0455260120

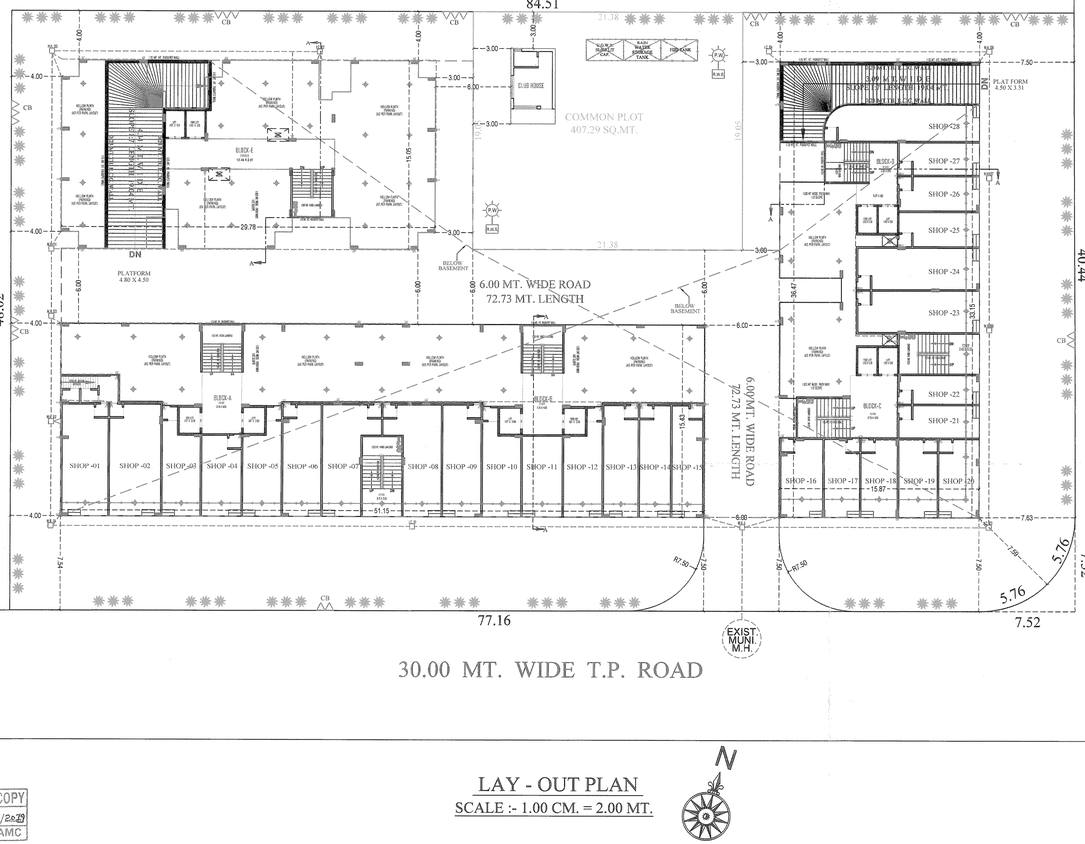
ENGINEER/COW:-

For, Riddhi Siddhi Developers
Partner

DEVLOPER:-

VIREN D. PAREKH
STRUCTURAL DESIGNER
LIC No. SD 03421810201R1
402, Mauik Arcade,
Nr. Mansi Cross Road,
Above Karnavati Pagarkha Bazar,
Vastrapur, Ahmedabad-380 015.

STR. ENGINEER:-



LAY - OUT PLAN

SCALE :- 1.00 CM. = 2.00 MT.

GENERAL NOTES :-

- It is certified that plot under reference is surveyed by me and the dimensions of all sides of plot and plot area as shown in plan are measured by engineer on record and in accordance with ownership / revenue record.
- Engineer is fully responsible for leaving open space and margin.
- The depth and position of existing municipal manhole is verified by on site and premises can get drainage connection.
- It is certify that according to CGDCR 2017 all requirements of the building are checked and necessary actions are taken.
- It is certify that according to the clause no. 3.5.3 of the CGDCR 2017, the structure of the building is design as per the norms of the indian standards
- Design of staircases and railing is provided as per the provision of the clause no. 21.1.12 and 21.1.14 and 22.6 of CGDCR 2017
- Pedestrians ramp is provided as per the provision of the clause no. 21.1.18 of CGDCR 2017
- Lift is provided as per the provision of the clause no. 21.12 and 22.8 of CGDCR 2017
- Water tank is provided as per the provision of the clause no. 21.6 of CGDCR 2017
- Separate letter box is provided at ground level for each unit.
- Water tank for fire safety requirement provided as per chapter no. 22.21 of CGDCR 2017.
- Electrical infrastructure shall be provided as per clause no. 21.11 of CGDCR 2017
- Drinking water facility for disable persons is provide as per the clause no. 21.6.2 of CGDCR 2017
- Drainage facility is provided as per the clause no. 21.10 of CGDCR 2017
- Slopcages of the parking place is to be provided as per the clause no. 21.7 of the CGDCR 2017.
- Entrance of the building is provided as per the clause no. 21.1.7 of CGDCR 2017.
- The paving of building unit/final plot as per the provision of the clause no. 21.1.4 of CGDCR 2017.
- 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. 25.2 of CGDCR 2017
- Community bin provided as per the provision of the clause no. 25.3 of CGDCR 2017.
- Tree plantation is provided as per the clause no. 25.6 of CGDCR 2017.
- solar water heating system is provided as per clause no. 25.8 of CGDCR 2017.
- pollution control system is provided as per chapter no. 26 of CGDCR 2017.
- Fire safety system is provided as per chapter no. 22.2 of CGDCR 2017
- Fire safety provisions shall be made as per the fire prevention and fire safety measures regulation-2016 and fire prevention and life safety measures act-2013.
- Maintenance and upgradation of building is as per chapter no. 22.7 of CGDCR 2017.
- Marginal space & cellar slab shall have load bearing capacity of 40/60 tonnes per square meter shall be provided as per chapter no. 22.3 of CGDCR 2017.
- Roof top solar energy installation & generation shall be provided as per clause no. 25.8.1 of CGDCR-2017.
- The glazed surface area of the external facade shall be non reflective and provided uvio max of 50% of the total surface area of each facade with the provision of safety railing upto sill level as per GDCR CL. NO. 21.13.

1. HYDRANT SYSTEM:

ON/OFF switches located near the hose reel hose or hydrant outlet, at each floor the main FirePump at the underground water tank with a capacity to discharge 900 liters per minute at 3 bar pressure as measured at the terrace level should be installed.
The Riser for the buildings exceeding 18 meters and above 18 meters height should not be of less than 100 mm. Internal diameter. The riser should be connected to the bottom of the terrace tank with a stop valve and a NRV to act as a Down - comer.
One riser is required for every 1000sq. meters floor area and if the building is divided into, two or more parts then each part should have a separate riser with all the fittings at floor level. Each floor should have one hydrant - outlet with a coupling for attaching a 63 mm dia hose & 25 mm bore Hose-reel hose with 8 mm SS. Shut-off nozzle at each floor landing. The length of the hose reel hose should be enough to reach the farthest corner of the floor. Hose-box with 15 meters long 63mm. dia. hose and 12.5 mm. bore nozzle at alternate floors. The Hose-reel hose should be coupled to the Riser.
Fire-service inlet should be installed at a point near the entry to the premises where a Fire service vehicle can approach easily.
A permanent hydrant point comprising of 63 mm dia size 2nos of hydrant valves should be installed at the terrace level.
Overhead tank Refilling bypass connection should be done at the terrace level.
The Overhead tank shall be of a capacity of not less than 20,000 liters. The Underground tank shall be of not less than 1,50,000 liters.

2. FIRE ALARM:

Fire alarm call point to be installed at each floor with sounders capable of being heard all throughout the building.

3. FIRE EXTINGUISHERS

One Carbon Dioxide (CO2) type extinguisher of 4.5 kg. with ISI mark. and one extinguisher of 9kg. Dry Chemical Power (DCP) type extinguisher with ISI mark to be installed on each-floor in close of commercial building.
One Carbon Dioxide (CO2) type extinguisher of 4.5 kg. with ISI mark. OR Two Carbon Dioxide (CO2) type extinguisher of 2 kg. with ISI mark capacity on alternate floors in case of residential building.
If the building is divided into two or more parts then each part should have these extinguishers installed.

4. STAIRCASE :

The staircase has to be open from at least one or two sides but if the staircase is in the centre core of the buildings it has to be pressurized to prevent it from getting smoke logged.
The Riser/Down-comer should be located in the staircase or close to in it to make it easily approachable in case of Fire from the floor below or above.

5. BASEMENT :

The basement of 200 sq. meters or more should be protected with Automatic Sprinkler system with at least one sprinkler head for actual Car parking space
Additionally be protected by a Hydrant outlet and two 25 mm. bore Hose-reel hoses with 8 mm. bore nozzles at each basement level.

6. LIGHTENING ARRESTER :

A lightening arrester must be installed and be properly earthed to prevent damage to the building when the lightening strikes.

7. PHOTO LUMINESCENT (AUTO GLOW) SIGNAGES :

If the building falls in a confined area or if it has an enclosed staircase or is not well lit due to the nature of site, adequate photo luminescent (auto glow) signage's should be displayed at each floor / landing / pathway / dead-end along all exit routes leading to the ground level. The signage should indicate fire fighting, fire safety equipment present on the respective floor/landing/pathway/dead-end and along all exit routes leading to the ground level.

8. ELECTRIC POWER SUPPLY TO THE ENTIRE FIRE-SAFETY SYSTEM

Electricity supply to the fire pump, fire alarm system, staircase pressurization system and fire lift should be made available from the main Electrical supply (i.e. from Electrical power supply of the company) This is to ensure availability of power supply to the fire protection & Safety system even after the main electrical supply to the building is switched off at the time of fire.

9.INDIVDUAL FIRE SEFTY SYSTEM

FIRE SEFTY SYSTEM SHOULD BE PROVIDED IN INDIVDUAL SHOW ROOM BY OWNER

IMPORTANT INSTRUCTIONS:

After inspection of a low-rise building by the fire service authority,if the fire officer concerned feels th need for additional fire prevention/protection measures
/ ventilation system required or equipment (i.e. - Passive system / Suppression system / Fire door - Window / Detection system / Active system / Sprinkler / Drencher etc.) as per Fire load / Firerick / Public gathering.
Potential / Occupancy / Confined area,
those additional measures / equipment have to be implemented /

SCRUTINIZE COPY
No. 2129 Dt. 31/10/2019
TDO, BPSP, AMC

(1)THE DEVELOPMENT PERMISSION IS GRANTED WITH CONDITION THAT APPLICANT AND ENGG.&ARCHI.WILL OBEY AS PER ALL BOND AND AFFIDAVITS PRODUCED BY APPLICANT AND ENGG.&ARCH.
(2)NAME APPROVAL IS GIVEN ACCORDING TO MUNICIPAL COMMISSIONER OFFICE ORDER DATED 0000/00 AND OFFICE ORDER NO-42,DT.-1/9/005.
(3)THIS DEVELOPMENT PERMISSION HAS BEEN GRANTED AS PROVIDED IN NOTIFICATION NO. EDB/172/2018/3761/L, DTD.26/04/2018, DTD.25/06/2018, NOTIFICATION NO. EDB/1072/2018/3761/L, DTD.26/04/2018 OF THE GOVERNMENT OF GUJARAT, HOUSING AND URBAN HOUSING DEPARTMENT,GANDHINAGAR, AND DIRECTIONS ISSUED BY COMPETENT AUTHORITY FROM TIME TO TIME,UNDER PROVISION OF COMPREHENSIVE GENERAL DEVELOPMENT CONTROL REGULATIONS-2017.
(4) THIS DEVELOPMENT PERMISSION IS GRANTED UNDER C.G.D.C.R.-2017 AS PER LETTER NO.:-GH/VH/ 0000/000000-000/L, DATED:- 00/00/2018 AND LETTER NO. EDB-102016-000-L, DATED:- 00/00/2018 AND LETTER NO. EDB-102016-000-L, DATED:- 25/04/2019 OF URBAN DEVELOPMENT AND URBAN HOUSING DEPARTMENT, GOVT. OF GUJARAT.
(5) RAIN WATER STORAGE TANK SHALL BE PROVIDE AS PER CGDCR-2017 CLAUSE NO. 25.2.3.
(6)OWNER-APPLICANT-DEVELOPER SHALL HAVE TO PROVIDE BARRICADE OF STEEL-SHEET TO PROTECT ANY ACCIDENT TO ANY PERSON OR ANIMAL DURING CONSTRUCTION/DEMOLITION ACTIVITY, AT ALL EDGES OF PLOT FOR SAFETY PURPOSE.
(7) THIS CASE HAS BEEN SCRUTINIZED AND APPROVED BY BUILDING PLAN SCRUTINY POOL ON DT.-14/03/2019.
(8)THIS PERMISSION IS GIVEN ON THE BASIS OF OPINION FOR NET DEMAND (BETTERMENT CHARGES) GIVEN BY ASSIT CITY PLANNER, CITY PLANNING DEPT. IN LETTER NO.:-CP/DA-M.C/DP-366, ON DT.-27/12/2018.
(9)ALL RELAVANT TERMS AND CONDITIONS MENTIONED IN N.A. PERMISSION ON DT.:-26/02/2018, LETTER NO.:-C.B./NA.SHJ./TATKALIN A/P.B./1182/2018 BY DISTRICT COLLECTOR/AHMEDABAD JT.IS SUBMITTED BY OWNER/APPLICANT.
(10)THIS PERMISSION IS GIVEN ON THE BASIS OF MEASUREMENT AND LOCATION OF PLOT AS PER OPINION FOR SCHEME IMPLEMENTATION GIVEN BY TOWN DEV.INSP.(N.Z.).A.M.C. DT. 24/12/2018.
(11)APPLICANT/OWNER/ ARCHITECT/ENGINEER/STRUCTURE ENGINEER/CLERK OF WORKS SITE SUPERVISOR,ARE SOLE RESPONSIBLE FOR ANY CASUALTY OR DAMAGE TO LIVE SURROUNDING PROPERTY DURING THE EXCAVATION/CONSTRUCTION OF THE CELLAR/ BASEMENT OF THE BUILDING AND ALSO FOR ANY CASUALTY OR DAMAGE TO THE CELLAR WILL HAVE TO GO BY PHASE WISE EXCAVATION ,PROVIDING PROTECTIVE SUPPORTS SHORING / STRUTTING, AND FOR THE SAFETY OF THE ADJOINING PROPERTIES DRAWING EXCAVATION STRUCTURAL DRAWING SHOULD BE SUBMITTED BY ARCHITECT/ENGINEER/ STRUCTURAL ENGINEER/ENGINEER OF WORK SITE SUPERVISOR FOR SANCTION. (NOTE:- SUBMISSION OF RESTRICTIONS AND IF REQUIRED URGENT ADDITIONAL ARRANGEMENT WILL HAVE TO BE MADE BY THE OWNER/ ARCHITECT/ ENGINEER/ STRUCTURAL ENGINEER/ CLERK OF WORKS UNDERTAKING ON DEPARTMENT GIVEN ON DT.03/04/2019 BY THE OWNER / APPLICANT / ARCHITECT / ENGINEER / STRUCTURAL ENGINEER /CLERK OF WORKS. THE COMMENCEMENT CERTIFICATE ISSUANCE WILL BE SUBJECT TO SUBMISSION OF THE COMMENCEMENT CERTIFICATE (IN CASE OF DEMOLISHING / DEMOLITION WORK IS BEING IMMEDIATE EFFECT, IF THE CONDITIONS TO ENSURE SAFETY DONE WITH IGNORANCE THEN STRICT ACTION WILL BE TAKEN.
(12)THIS DEVELOPMENT PERMISSION IN RESIDENTIAL ZONE-I (AS SHOWN IN PLAN) FOR 00 BLOCKS OF BUILDING IS GRANTED AS PER THE ORDER/APPROVAL GIVEN BY DIRECTOR OF M.C./C.G.D.C.R DT.12/03/2019 IN RESPECT OF BUILDING HEIGHT LIMIT UP TO 30.00 MT. ALL TERMS AND CONDITION MENTION IN ORDER WILL BE APPLICABLE AND BINDING TO OWNER/APPLICANT.
(13)THIS DEVELOPMENT PERMISSION IS GIVEN ON THE CONDITION THAT TEMPORARY SHED FOR TEMPORARY RESIDENTIAL ACCOMMODATION FOR SKILLED/UNSKILLED CONSTRUCTION LABOURS IN THEIR PREMISES WITH PROPER SANITATION FACILITY ,PUBLIC SPACE/ROAD WILL NOT BE ENCROACHED FOR THE SAME IS TO BE MADE BY THE OWNER/ APPLICANTS SUBMIT NOTERISED UNDERTAKING FOR THE SAME ON DT.-03/04/2019.
(14)THE DEVELOPMENT PERMISSION IS GIVEN ON THE BASIS OF NOTERISED UNDERTAKING ON DT.-03/04/2019 BY OWNER/ APPLICANT AND DEVELOPERS FOR THE REGITS TO DEVELOPE AND CONSTRUCTION ON THE SAID LAND BY DEVELOPERS AND IT WILL BE BINDING AND APPLICABLE TO BOTH PARTIES.
(15)APPOINTMENT OF SUPERVISOR OF WORKS ON RECORD (SOR) BY OWNER/APPLICANT.
(16)IN EVERY WATER CLOSETS OR TOILET,IT SHALL BE MANDATORY TO PROVIDE DOUBLE BUTTON CISTERN (DUAL FLUSH TANK).
(17)THE FIREC/INSPECTOR OF ADDITIONAL F.S.I.FEE SHALL BE PAID BY OWNER/APPLICANT AS PER 25 PERCENTAGE CHARGES AT THE TIME OF COMMENCEMENT CERTIFICATE AND 75 PERCENTAGE CHARGES IN 4 EQUAL INSTALLMENT IN 2 YEAR AS PER CIRCULAR NO:-3702/31-7-14 DATE:- 27/12/2014 AND OWNER/ APPLICANT HAS TO OBEY THE TERMS AND CONDITION AS PER AFFIDAVIT GIVEN BY FOR THE SAME DT.- 04/04/2019.
(18)THIS PERMISSION IS GRANTED SUBJECT TO RELAVENT TERMS AND CONDITIONS MENTIONED IN OPINION GIVEN BY FIRE DEPARTMENT ON DT.8/01/2019 AND ALL TERMS AND CONDITION MENTION IN ORDER WILL BE APPLICABLE AND BINDING TO OWNER/APPLICANT.(NOTE:- FIRE NOC SHOULD BE SUBMITTED BY OWNER/APPLICANT BEFORE APPLYING FOR B.U. PERMISSION AND NOTERIZED UNDER TAKING GIVEN BY OWNER/APPLICANT ON DT.03/04/2019 AND ALL TERMS AND CONDITION MENTION IN ORDER WILL BE APPLICABLE AND BINDING TO OWNER/APPLICANT.
(19)THIS PERMISSION IS GRANTED AS PER THE N.O.C. OF AIRPORT AUTHORITY OF INDIA-ON 27/09/2018 AND ALL TERMS AND CONDITION MENTION IN ORDER WILL BE APPLICABLE AND BINDING TO OWNER/APPLICANT.
(20)APPLICANT SHALL HAVE TO MAKE PROVISION FOR ROOF TOP SOLAR ENERGY INSTALLATION AND UBINERATION AS PER C.G.D.C.R.-2017 (CGDCR-2017 AS PER NOTARIZED UNDERTAKING GIVEN BY OWNER/APPLICANT ON DATE:-03/04/2019.
(21)ALL TERMS AND CONDITION MENTION IN EARLIER APPROVAL CASE NO:-LTS/NZ/2001/1972/CGDCR/VIA1235/M1,DT.05/12/2019 WILL BE APPLICABLE AND BINDING TO OWNER/APPLICANT.
(22)PERMANENT PROVISION ON THE SITE FOR WASHING AND CLEANING OF TYRE(WHEEL OF THE VEHICLE) MUST BE MADE BY THE OWNER/ DEVELOPER AND IF ANY DUST IS FOUND ON THE ROAD THEN LEGAL ACTIONS WILL BE TAKEN AND OWNER AND DEVELOPER WILL BE SOLELY RESPONSIBLE FOR ANY DAMAGE OR SPOIL OF PUBLIC ROAD.
(23)AS PER THE PROVISION OF REAL ESTATE (REGULATION AND DEVELOPMENT) ACT-2016, NO DEVELOPERS/PROMOTERS WILL MAKE ADVERTIZEMENT FOR SALE, MARKETING, BOOKING OR OFFER FOR REAL ESTATE PROJECT UNLESS IT HAS REGISTERED THE PROJECT PART OF THEIR, UNTIL THE REGISTRATION IS DONE IN THE REAL ESTATE REGULATORY AUTHORITY/RERA OFFICE.
(24) " . . . "

- ખરિયાતની સરકસવર ટીકાઉન, સરકમાંકીટી, સરવામાં રાજવવાનાર અંદરની લુગામદારો અ.મુ.શ.તી નો તથા અધકારિઓની/કર્મચારીઓની રાખવે નહી. આ અંગે અરજદાર/માલિક તથાબાન્ધનીનો રજુ કરવ પુરમાણ પત્રનો બાંધકામે પુરતો તથા રીપોરટર અર્પાન સલાની જવાબદારી તેમાની રહશે.
- રેકમાં જજ કરવા ઘના સોઈનવીપોરટ,સરકસવરા રીપોરટ, સરકસવરા ડ્રાઈંગ વી. અને કામ કરવ રંધ્ર માટ હાઇ ટેક ન અંગેની જવાબદારી અ.મુ.શ.તી નો તથા તેના અધિકારિઓ/કર્મચારીઓની રહશે નહી.

(24) ખરિયાત અને અન્ય બાંધકામ સંબંધિતની વિગતમાં ખોટી માહિતી રજૂ કરવામાં આવેલ હોય તેવે મળેલી બાંધકામ પરવાની રદ કરવામાં આવશે અને સરકારની/મહાનગરપાલિકાની કોઈપણ મિલકતોને નુકશાન થયેલ હોય તો તેની ભરપાઈ કરવાની રહશે તથા તેમાં કોઈપણ જાનહાની થશે તો તેની જવાબદારી બાંધકામ કરનારની રહશે.

RESPONSIBILITY IN G.D.C.R.-2017 C.L. NO. 3.3.3 & 3.8 :-
APPROVAL OF DRAWINGS AND ACCEPTANCE OF ANY STATEMENT, DOCUMENTS, STRUCTURAL REPORT, STRUCTURAL DRAWINGS, PROGRESS CERTIFICATE OR BUILDING COMPLETION CERTIFICATES SHALL NOT DISCHARGE THE OWNER, ENGINEER, ARCHITECT, CLERK OF WORKSITE SUPERVISOR, STRUCTURAL DESIGNER, DEVELOPER, **OWNER** FROM THEIR RESPONSIBILITIES, IMPOSED UNDER THE ACT, THE DEVELOPMENT CONTROL REGULATIONS AND THE LAWS OF TORT AND LOCAL ACTS.
(NOTE:- THE ABOVE TERMS AND CONDITIONS ARE BINDING
NOTWITHSTANDING ANY DEVELOPMENT PERMISSION GRANTED UNDER THE ACT AND THESE REGULATIONS, ANY PERSON UNDERTAKING ANY DEVELOPMENT WORK SHALL CONTINUE TO BE ALL THE TIME SOLELY LIABLE FOR ANY INJURY OR DAMAGE OR LOSS WHATSOEVER THAT MAY BE CAUSED TO ANY ONE IN OR AROUND THE AREA DURING SUCH CONSTRUCTION AND NO LIABILITY WHATSOEVER IN THIS REGARD SHALL BE CAST ON THE AUTHORITY

Ahmedabad Municipal Corporation
Case No.:- BLNTS/NZ/000119/CGDCR/VA1393/R0/M1 Zone: NORTH
Plan Approved as per terms and condition mentioned in the Commencement Certificate
Raja Chitthi Number : 01600/000119/A1393/R0/M1
Date : 30/01/2019

T.D. Sub Inspector (B.P.S.P.) | T.D. Inspector (B.P.S.P.) | Asst.T.D.O. (B.P.S.P.)
AUTHORITY