

NOTES :- AS PER CGDCR 2017 CLAUSE NO. :- 6.3.2 (12)
COMMUNITY/ SOCIETY COMMON FACILITY SHALL BE PERMITTED ON A COMMON PLOT.
IN COMMON PLOT THE PERMISSIBLE BUILT UP AREA OF COMMON FACILITY
SHALL NOT BE CONSIDERED TOWARDS COMPUTATION OF FSI.

ખાસ શરત :
વિકાસ પરવાનગી મેળવેલ બાંધકામ બાબતે જુદા જુદા
તબક્કે ખોદાણ પ્લોન્થ લેવલ (તથા દરેક) સ્લેબ લેવલે
ઓડા કચેરી તરફથી સ્થળ નિરીક્ષણ કરાવી તબક્કાવાર
પરિસ્થિતિની ચકાસણી કરાવી જે તે બાંધકામ અધાએલ
વિકાસ પરવાનગી મુજબનું છે. જે નવલખાનું પ્રમાણપત્ર
મેળવ્યા બાદ જ આગળના તબક્કાનું બાંધકામ કરવાનું
રહેશે.

ખાસ શરત :
નકશામાં સૂચવવામાં આવેલ કામના
પ્લોટનો કબજો જ્યાં સુધી સદર જમીનની
માલિકી સોસાયટી સોસાયટીએશનની ન
થાય ત્યાં સુધી કોમન પ્લોટનો કબજો /
માલિકી સુધારામાં રહેશે.
ખાસ નોંધ :-
ફ્લેજ લે-આઉટ તેમજ સેટબેક ટેક તથા સાઈડ
ની સાઈજ તથા સંખ્યા નેશનલ બિલ્ડીંગ કોડ
(આઈ.એસ.-૨૪૭૦) તથા સિવિલ એન્જીનીયરીંગ કેન્દ્ર
મુક બાય-ખાના મુજબ રાખવામાં આવેલ છે તે
અનુસાર અરજદાર જમીન માલિકે સ્થળપ્રત બાંધકામ
કરવાનું રહેશે.

BUILT UP AREA CALC. ON GR. & 1ST. FLOOR : IN SMT.		
5.79 X 5.96 X 1	=	34.51
NET BUILT UP AREA = 34.51		
BUILT UP AREA CALC. ON O.H.W.T. FLOOR : IN SMT.		
3.79 X 4.96 X 1	=	18.79
NET BUILT UP AREA = 18.79		

BUILT UP AREA TABLE	
FLOOR	AREA SMT.
GR. FLOOR	34.51
1ST. FLOOR	34.51
O.H.W.T.	18.79
TOTAL	87.81

OPENING SCHEDULE :-
D = 0.91 X 2.13 W = 1.00 X 1.22

COLOUR NOTE :-

PROP.WORK █ PROP.DRAIN █

R.C.C. STAIR DETAIL

WIDTH = 1.00 TREAD = 0.30 RISER = 0.16

ખાસ શરત

તા..... ના રોજ માલિક ઓર્ગેનાઈઝ
આર્કિટેક્ટ તથા સ્ટ્રક્ચરલ એન્જીનીયરે આપેલ
બાંહેધરી પત્રમાં દર્શાવેલ તમામ શરતોનું ચુસ્તપણે
પાલન કરવાનું રહેશે.

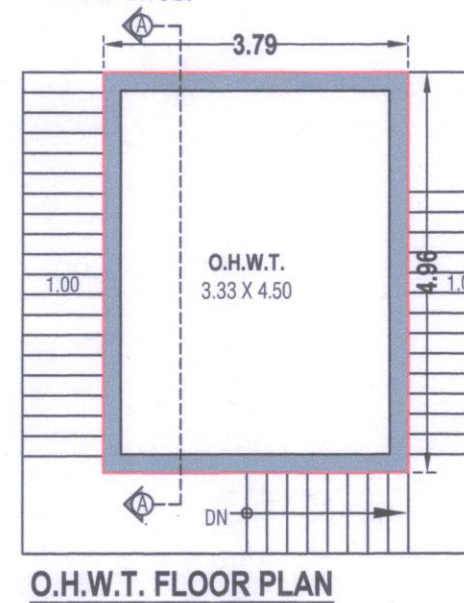
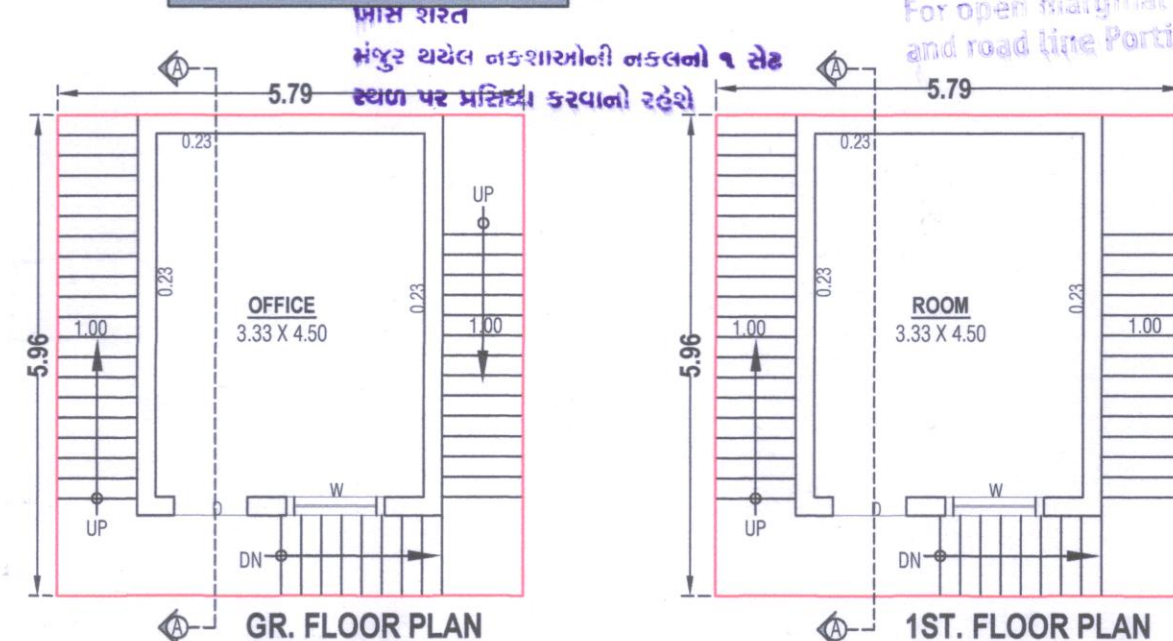
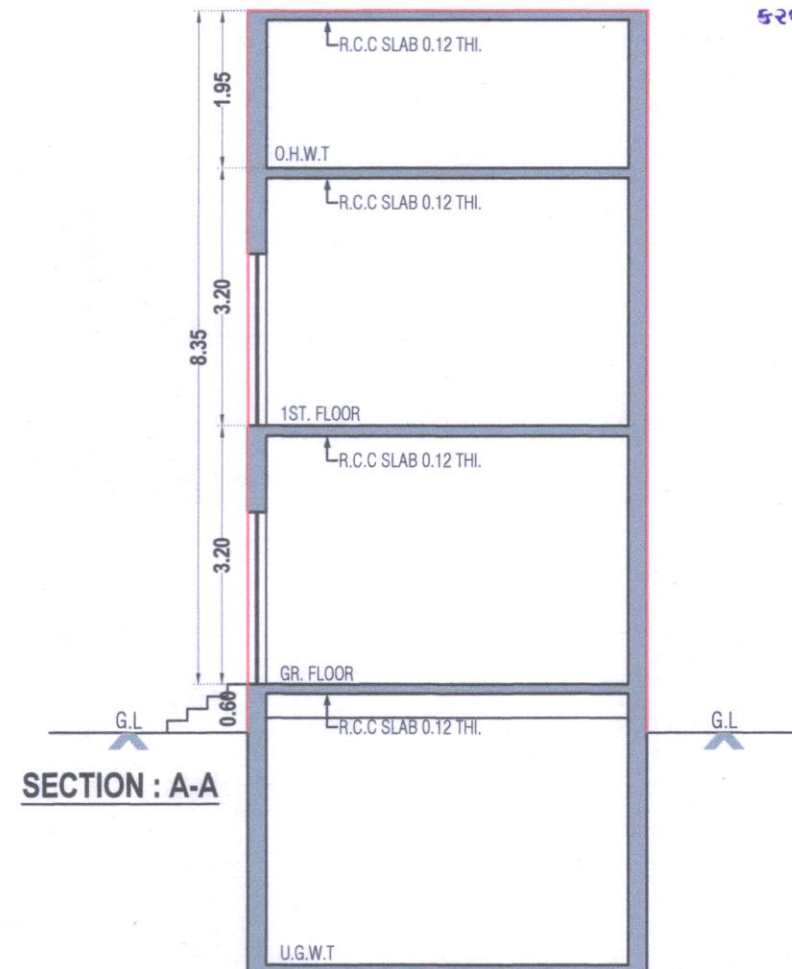
ખાસ શરત :-

જોઈકામ પૂર્ણ થયા બાદ બાંધકામ નો ઉપયોગ
શરૂ કરતાં પહેલાં નિયમાનુસાર અત્રેથી મકાનનો
પરરાશદ્ધ પ્રમાણપત્ર મેળવવાનું ફરજિયાત છે.

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

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

Owner is fully responsible
For open marginal Space
and road line Portion



PLAN SHOWING PROP. IND. BUILDING ON F.P. NO. 237,
OLD R.S. NO 356, NEW R.S. NO. 858, DRAFT T.P.S.:- 117 (KATHWADA)
MOJE : KATHWADA, TAL.:- DASKROI, DIST : AHMEDABAD.

SHEET NO. :- 08

BLOCK :- F

SCALE : 1 CM = 1.00 MT	ZONE : Industrial Zone - General (IG)	USE : IND.
AREA TABLE :-		SQMT
PROP. BUILT UP AREA ON GR. FLOOR		34.51
PROP. BUILT UP AREA ON 1ST. FLOOR		34.51
PROP. BUILT UP AREA ON O.H.W.T. FLOOR		18.79
TOTAL BUILT UP AREA		87.81

NOTES:-

- ENGINEER IS FULLY RESPONSIBLE FOR LEAVING OPEN MARGINAL SPACE AND MARGIN.
- IT IS CERTIFY THAT ACCORDING TO C.G.D.C.R.-2017, 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 C.G.D.C.R.-2017, THE BUILDING IS DESIGNED AS PER THE NORMS OF THE INDIAN STANDARDS.
- DESIGN OF STAIRCASE AND RAILING IS PROVIDED AS PER THE PROVISION OF THE CLAUSE NO. 13.1.11 AND 13.1.13 OF C.G.D.C.R.-2017
- ELECTRICAL INFRASTRUCTURE SHALL BE PROVIDED AS PER CLAUSE NO.13.11 OF C.G.D.C.R.-2017
- SIGNAGES OF THE PARKING PLACE IS TO BE PROVIDED AS PER THE PROVISION OF THE CLAUSE NO.13.7 OF C.G.D.C.R.-2017
- ENTRANCE OF THE BUILDING IS PROVIDED AS PER THE CLAUSE NO.13.1.6 OF C.G.D.C.R.-2017
- THE PAVING OF BUILDING UNIT/FINAL PLOT AS PER THE PROVISION OF THE CLAUSE NO.13.1.3 OF C.G.D.C.R.-2017
- THE STRUCTURAL DESIGN OF BUILDING IS AS PER NORMS OF SPECIFIED IN THE INDIAN STANDARD AND NECESSARY ACTION SHALL BE TAKEN FOR THE STRUCTURAL SAFETY DURING CONSTRUCTION.
- TREE PLANTATION IS PROVIDED AS PER THE CLAUSE NO.17.4 OF C.G.D.C.R.-2017

CHIRAGKUMAR P. NAKRANI (B.E. CIVIL)
A-101, Shantiniketan - 2, Nr. Pavilion,
Nr. Rajhans Cinemas, New India Colony Road,
Nikol, Ahmedabad-382350.
AUDA LIC NO. : ENGG - 01107
AUDA LIC NO. : COW -I-00794

VALAY P. SHAH
STRUCTURAL DESIGNER,
AUDA LIC.No. 5D-I/272

C.O.W. / ENGINEER STR.ENGINEER

YASH CITICON RATIBHAI JETHABHAI BORAD
Autho. Sign: Ratibhai Jethabhai Borad
Developers Lic No: AUDA / DEV / 00968
3, Sanskar Bunglows, Opp: Shukan Bunglows,
Nikol-Naroda Road, Nikol, Ahmedabad-382350

For, SHRIMAD REALTY
PARTNER

DEVELOPER OWNER



DISPATCH BY

APPROVED
As amended by Red (Colour) Subject
to the condition as mentioned in this
office Letter Form No. 12859/10/18/2019
Dated: 11 JAN 2020

Assistant Town Planner
Ahmedabad Urban Development Authority
Ahmedabad.

Senior Town Planner
Ahmedabad Urban Development Authority
Ahmedabad.

AUTHORITY

UNIT BUILT UP AREA & RERA CARPET AREA TABLE-					
BLOCK - E	UNIT NUMBER	UNIT B. UP AREA	RERA CARPET AREA	NO. OF UNIT	TOTAL UNIT AREA
GR. FLOOR	48.53	40.89	36.16	02	81.78
	49.50.51.52	40.89	37.50	04	163.56
	54.59	39.70	35.11	02	79.40
	55.56.57.58	39.70	36.38	04	158.80
TOTAL				12	483.34

UNIT BUILT UP AREA & RERA CARPET AREA TABLE-					
BLOCK - E	UNIT NUMBER	UNIT B. UP AREA	RERA CARPET AREA	NO. OF UNIT	TOTAL UNIT AREA
MEZZ. FLOOR	48.53	12.26	10.36	02	24.52
	49.50.51.52	10.86	8.80	04	43.44
	54.59	11.86	10.00	02	23.76
	55.56.57.58	10.52	8.54	04	42.08
TOTAL				12	133.80

FLOOR AREA TABLE		
FLOOR	USE	AREA
GR. FLOOR	12	392.40
MEZZ. FLOOR	00	127.62
TOTAL	12	490.02

BUILT UP AREA TABLE		
FLOOR	AREA SMT.	
GR. FLOOR	483.21	
MEZZ. FLOOR	170.16	
TOTAL	653.37	

UNIT AREA CALC. - BLOCK - E	
TOTAL = 02 UNIT (GR. FLOOR)	
SHED NO. - [48.53]	
(A) 4.26 X 9.60 = 40.89 SMT.	
TOTAL = 40.89 SMT.	
40.89 X 02 = 81.78	

UNIT AREA CALC. - BLOCK - E	
TOTAL = 04 UNIT (GR. FLOOR)	
SHED NO. - [49.50.51.52]	
(A) 4.26 X 9.60 = 40.89 SMT.	
TOTAL = 40.89 SMT.	
40.89 X 04 = 163.56	

UNIT AREA CALC. - BLOCK - E	
TOTAL = 02 UNIT (MEZZ. FLOOR)	
SHED NO. - [48.53]	
(A) 4.26 X 2.88 = 12.26 SMT.	
TOTAL = 12.26 SMT.	
12.26 X 02 = 24.52	

UNIT AREA CALC. - BLOCK - E	
TOTAL = 04 UNIT (MEZZ. FLOOR)	
SHED NO. - [49.50.51.52]	
(A) 4.26 X 2.88 = 12.26 SMT.	
TOTAL = 12.26 SMT.	
12.26 X 04 = 49.04	

CARPET AREA (RERA) CALC. - BLOCK-E	
TOTAL = 02 UNIT (GR. FLOOR)	
SHED NO. - [48.53]	
(A) 3.91 X 9.25 = 36.16 SMT.	
TOTAL = 36.16 SMT.	
36.16 X 02 = 72.32	

CARPET AREA (RERA) CALC. - BLOCK-E	
TOTAL = 04 UNIT (GR. FLOOR)	
SHED NO. - [49.50.51.52]	
(A) 4.03 X 8.30 = 33.44 SMT.	
(B) 2.90 X 1.01 = 2.92 SMT.	
(C) 1.19 X 0.96 = 1.14 SMT.	
TOTAL = 37.50 SMT.	
37.50 X 04 = 150.00	

CARPET AREA (RERA) CALC. - BLOCK-E	
TOTAL = 02 UNIT (GR. FLOOR)	
SHED NO. - [48.53]	
(A) 3.91 X 2.85 = 10.36 SMT.	
TOTAL = 10.36 SMT.	
10.36 X 02 = 20.72	

CARPET AREA (RERA) CALC. - BLOCK-E	
TOTAL = 04 UNIT (GR. FLOOR)	
SHED NO. - [49.50.51.52]	
(A) 4.03 X 2.21 = 8.90 SMT.	
TOTAL = 8.90 SMT.	
8.90 X 04 = 35.60	

BUILT UP & F.S.I. AREA CALC. ON GR. FL. IN SMT.	
25.54 X 18.92 X 1 =	483.21
NET BUILT UP & F.S.I. AREA =	483.21

BUILT UP & F.S.I. AREA CALC. ON MEZZ. FL. IN SMT.	
4.26 X 5.87 X 1 =	48.30
17.02 X 7.16 X 1 =	121.86
TOTAL =	170.16
NET BUILT UP & F.S.I. AREA =	170.16

OPENING SCHEDULE :-	
RS = 2.28 X 2.41	D1 = 0.76 X 2.13
WS = 2.28 X 1.22	D1 = 0.91 X 2.13
WS = 2.28 X 1.22	W2 = 1.00 X 1.22
WS = 2.28 X 1.22	W2 = 1.10 X 1.22

COLOUR NOTE:-	
PROP. WORK	PROP. DRAIN

R.C.C. STAIR DETAIL	
WIDTH = 1.50	TREAD = 0.30
RISER = 0.16	

PLAN SHOWING PROP. IND. BUILDING ON F.P. NO. 237,	
OLD R.S. NO. 356, NEW R.S. NO. 858, DRAFT T.P.S. :- 117 (KATHWADA)	
MOJE :- KATHWADA, TAL. :- DASKROI, DIST. :- AHMEDABAD.	
SCALE :- 1 CM = 1.00 MT	ZONE :- Industrial Zone - General (IS)
USE :- IND.	

NOTES:-	
ENGINEER IS FULLY RESPONSIBLE FOR LEAVING OPEN MARGINAL SPACE AND MARGIN.	
IT IS CERTIFY THAT ACCORDING TO C.O.D.R. 2017, 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 C.O.D.R. 2017, THE BUILDING IS DESIGNED AS PER THE NORMS OF THE INDIAN STANDARDS.	
DESIGN OF STAIRCASE AND RAILING IS PROVIDED AS PER THE PROVISION OF THE CLAUSE NO. 13.1.1 AND 13.1.3 OF C.O.D.R. 2017.	
ELECTRICAL INFRASTRUCTURE SHALL BE PROVIDED AS PER CLAUSE NO. 13.11 OF C.O.D.R. 2017.	
SIGNAGES OF THE PARKING PLACE IS TO BE PROVIDED AS PER THE PROVISION OF THE CLAUSE NO. 13.7 OF C.O.D.R. 2017.	
ENTRANCE OF THE BUILDING IS PROVIDED AS PER THE CLAUSE NO. 13.1.6 OF C.O.D.R. 2017.	
THE PAVING OF BUILDING UNIT/FINAL PLOT AS PER THE PROVISION OF THE CLAUSE NO. 13.1.3 OF C.O.D.R. 2017.	
THE STRUCTURAL DESIGN OF BUILDING IS AS PER H.O.M.S. OF SPECIFIED IN THE INDIAN STANDARDS AND NECESSARY ACTION SHALL BE TAKEN FOR THE STRUCTURAL SAFETY DURING CONSTRUCTION.	
TREE PLANTATION IS PROVIDED AS PER THE CLAUSE NO. 17.4 OF C.O.D.R. 2017.	

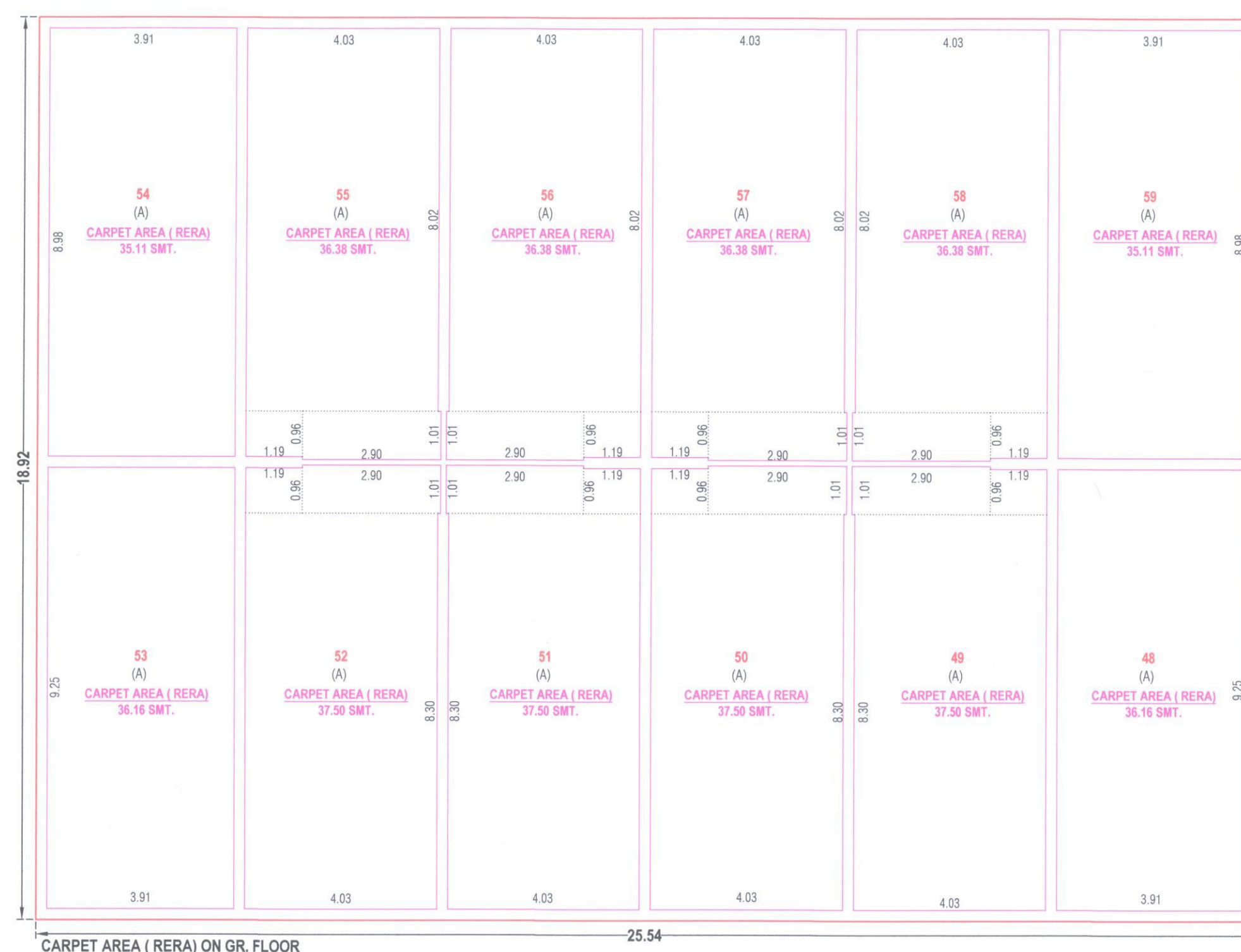
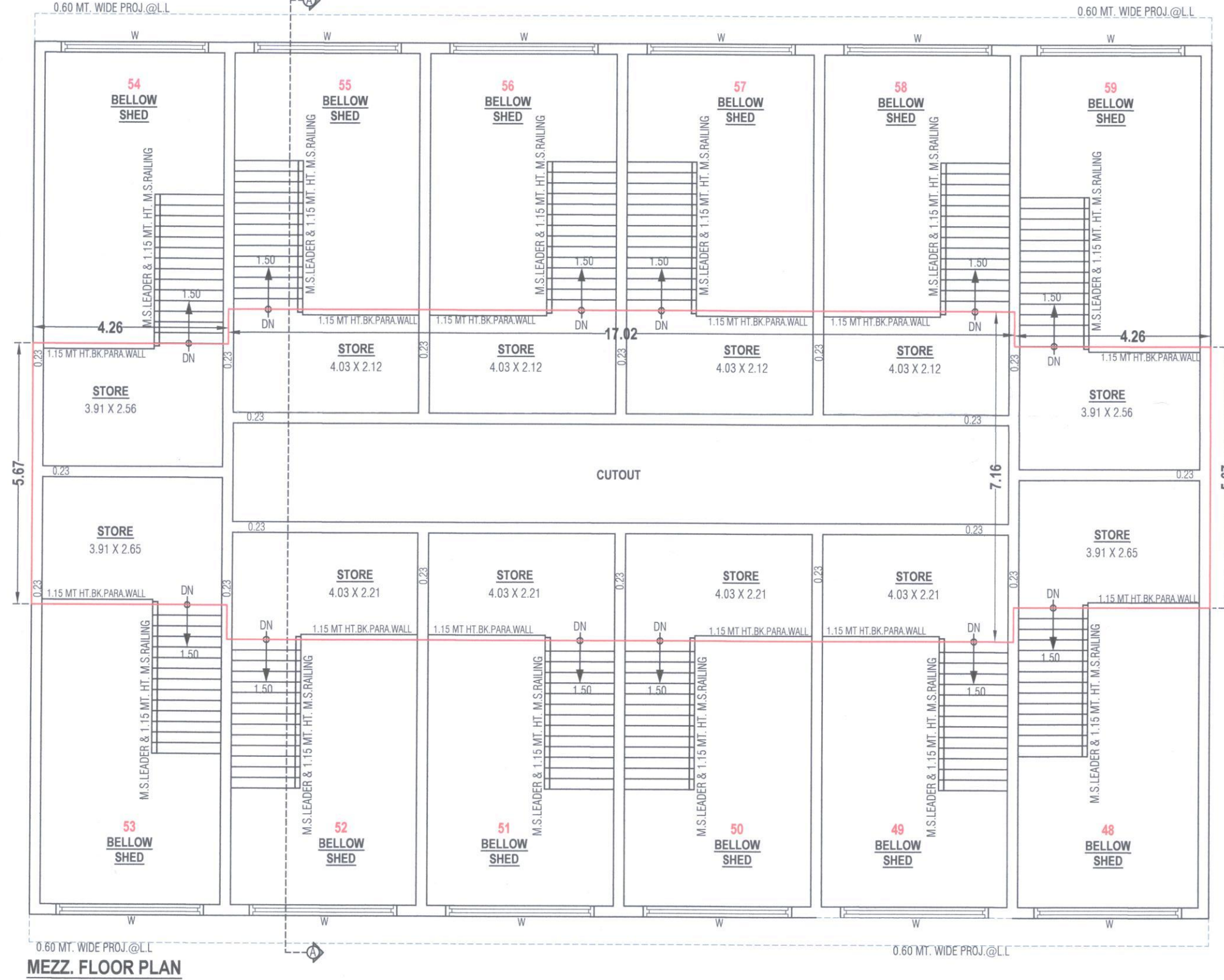
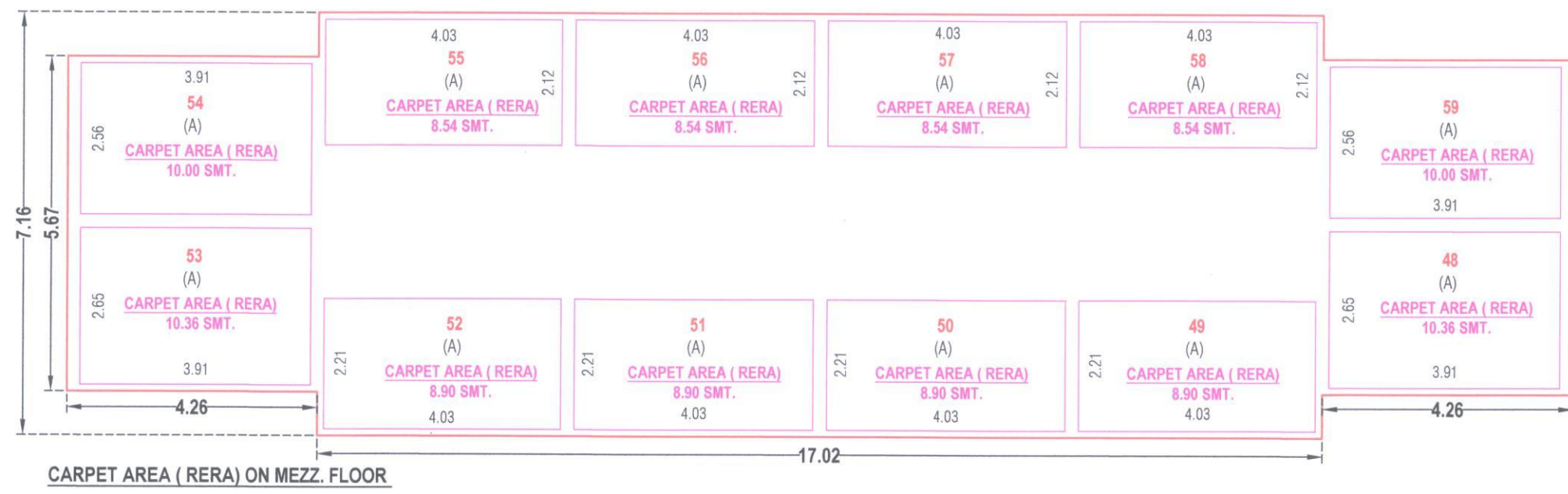
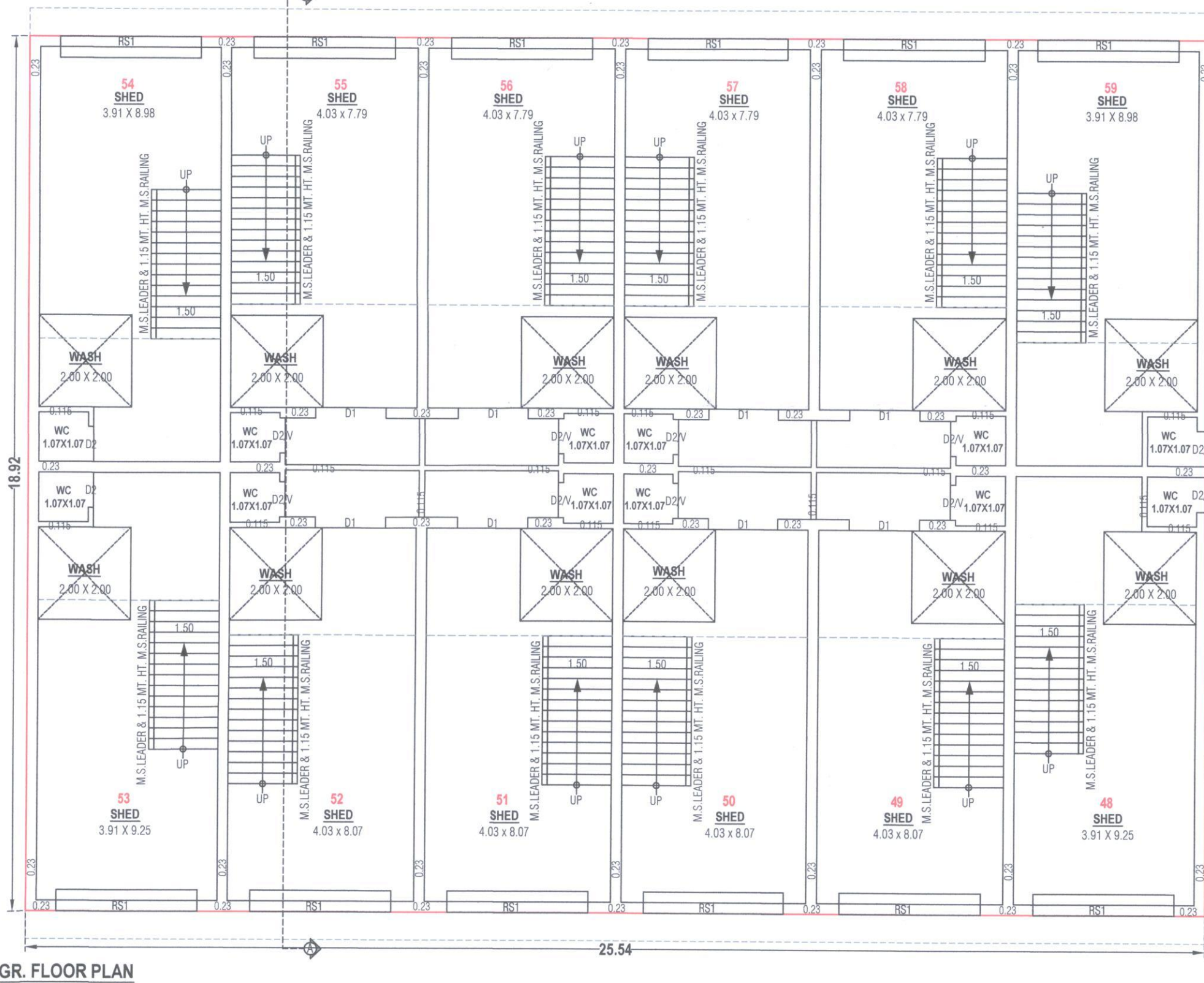
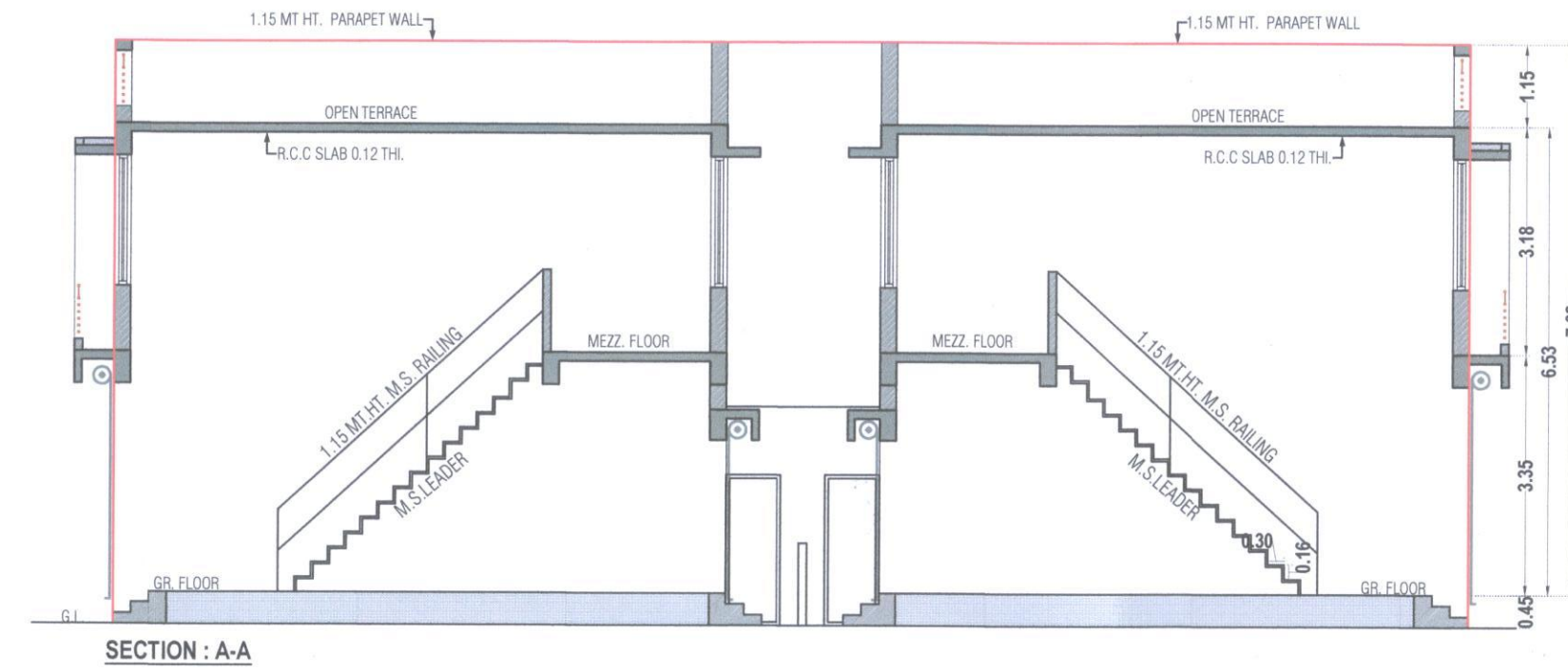
Nakrani	
CHIRAGKUMAR P. NAKRANI (B.E. CIVIL)	
A-101, Shantimukh - 2, Nr. Pavilion, Nr. Rajhans Cinemas, New India Colony Road, Nikol, Ahmedabad-382350	
AUDA LIC NO. :- ENGGS - 011074	
AUDA LIC NO. :- COW-400754	

VALAY P. SHAH	
STRUCTURAL DESIGNER	
AUDA LIC NO. :- SD-1/272	

C.O.W. / ENGINEER	
ST. ENGINEER	

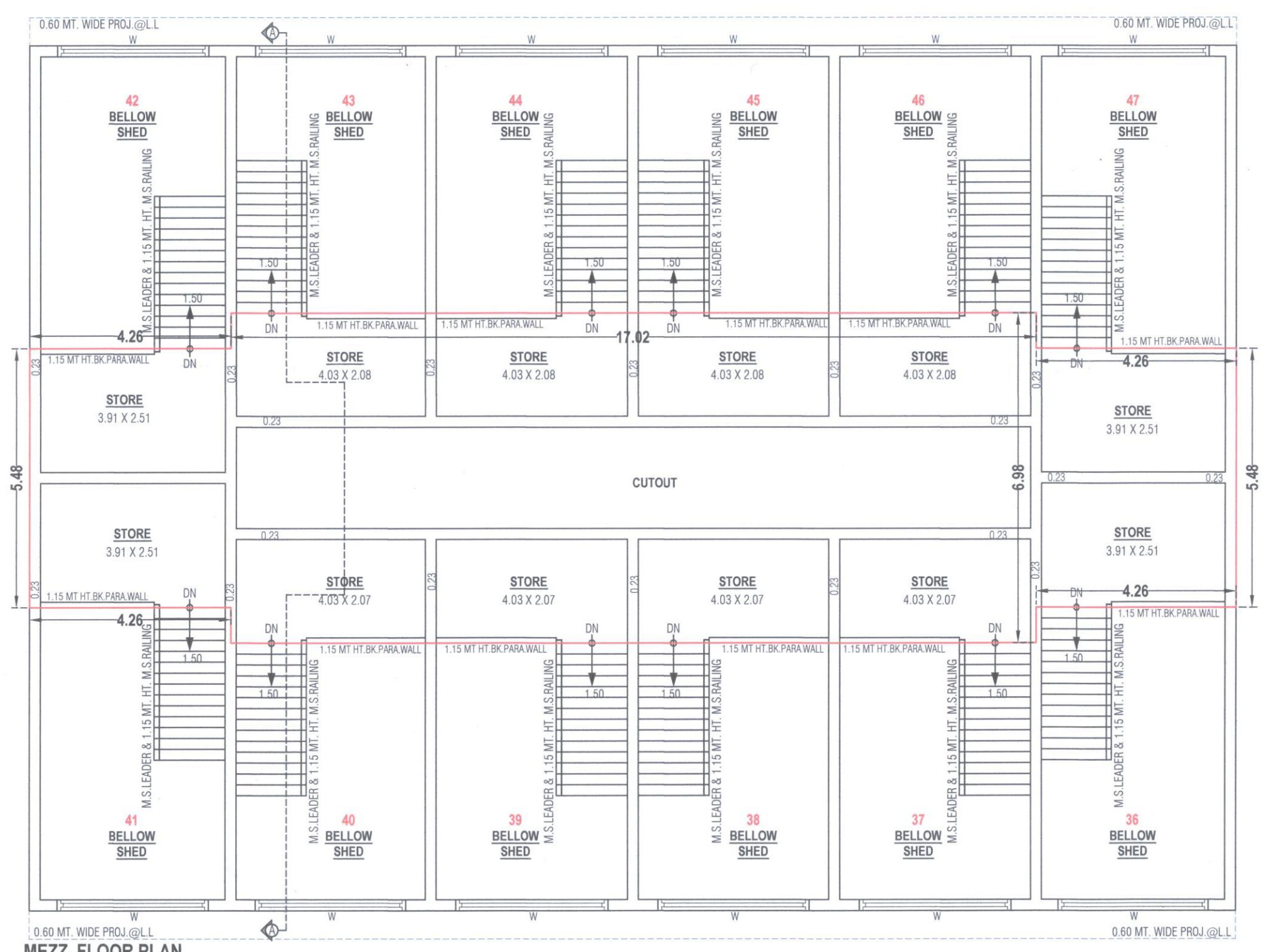
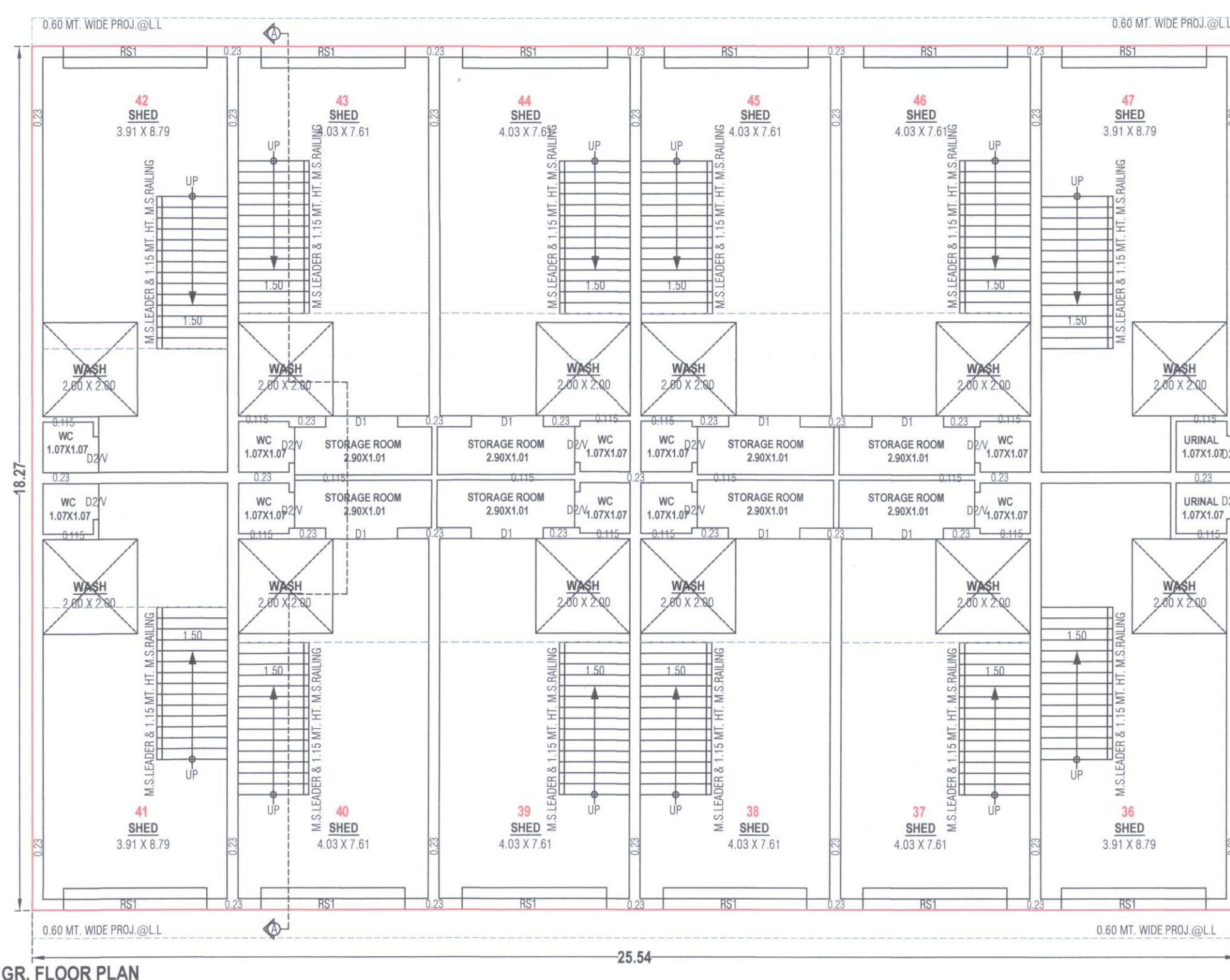
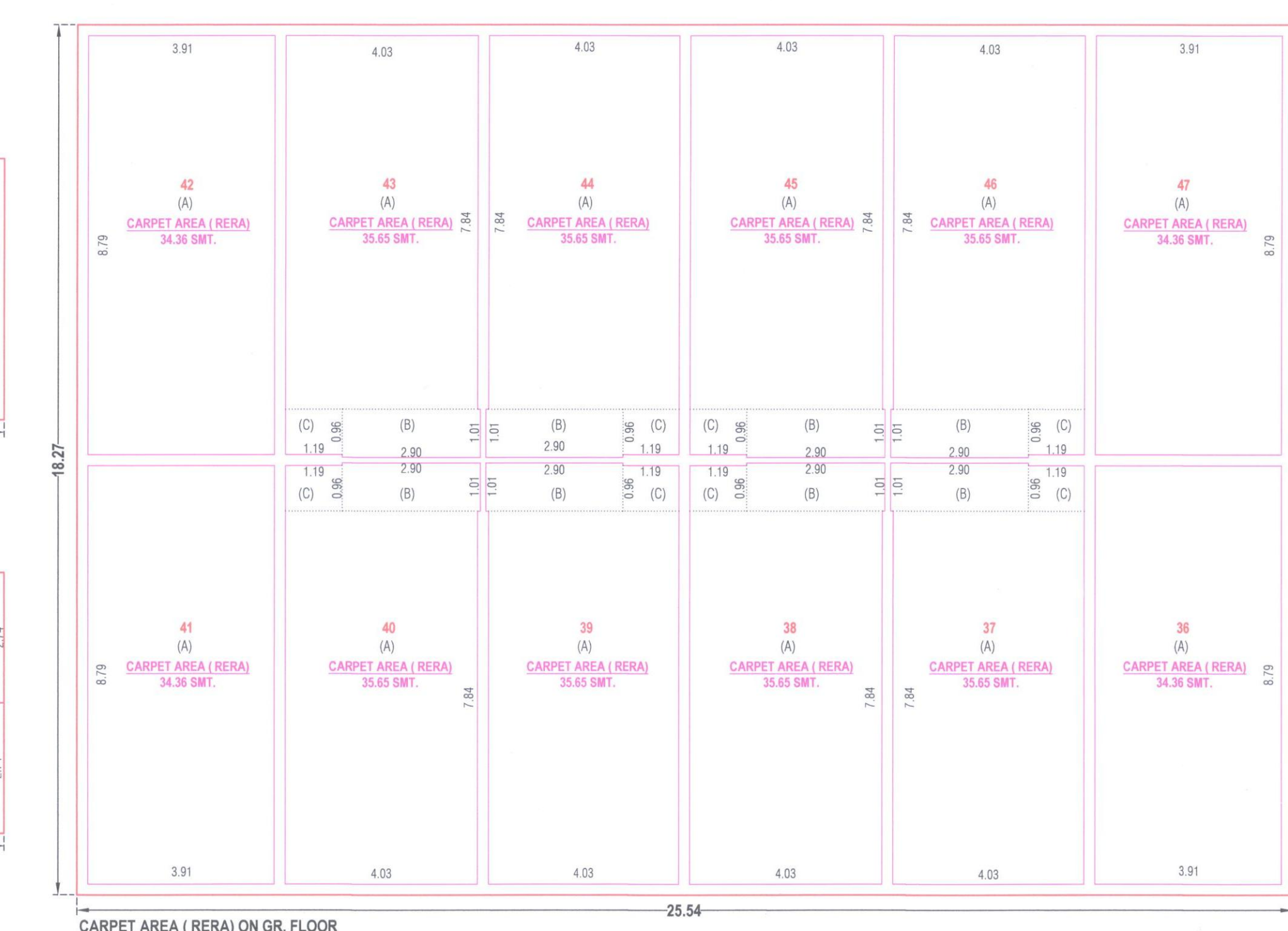
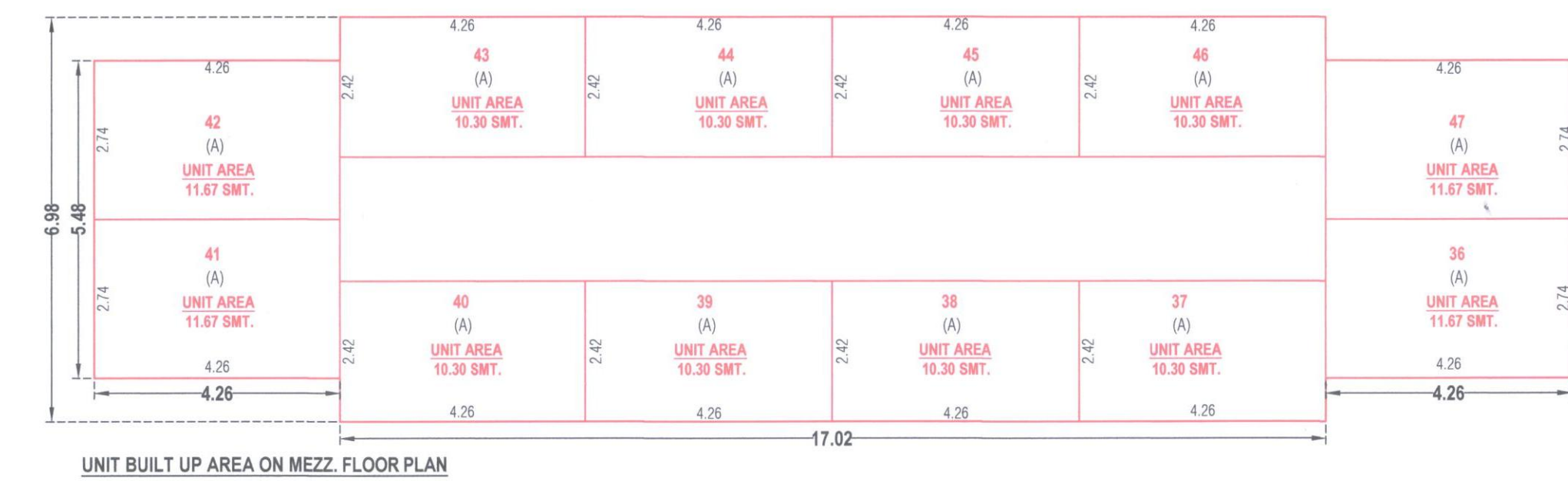
YASH CITICOR RATIBHAI JETHABHAI BORAD	
Autho. Sign: Ratibhai Jethabhai Borad	
Developers Lic No: AUDA / DEV / 00988	
3, Sanskar Bungalows, Opp: Shukun Bungalows, Nikol-Naroda Road, Nikol, Ahmedabad-382350	

SHRIMAD REALTY	
Partner	



PLAN SHOWING PROP. IND. BUILDING ON F.P. NO. 237,		SHEET NO. : 06
OLD R.S. NO. 356, NEW R.S. 858, DRAFT T.P.S. 117 (KATHWADA)		
MOJUE : KATHWADA, TAL. : DASKROI, DIST : AHMEDABAD,		BLOCK : D
SCALE : 1 CM = 1.00 MT		ZONE : Industrial Zone - General (IG)
AREA TABLE :-		SQMT
PROP. BUILT UP AREA ON GR. FLOOR		456.61
PROP. BUILT UP AREA ON MEZZ. FLOOR		163.47
TOTAL BUILT UP AREA		632.08
PROP. F.S.I. AREA ON GR. FLOOR		456.61
PROP. F.S.I. AREA ON MEZZ. FLOOR		163.47
TOTAL F.S.I. AREA		632.08
NOTES :-		

<u>Nakremwice</u> CHIRAGKUMAR P. NAKRANI (B.E. CIVIL) A-101, Shantiniketan - 2, Nr. Pavilion, Nr. Rajhans Cinemas, New India Colony Road, Nikol, Ahmedabad -382594 AUDA LIC NO. : ENG0 - 01197 AUDA LIC NO. : COW - i00794	<u>VPB</u> VALAY P. SHAH STRUCTURAL DESIGNER AUDA LIC. NO. SD-1/272
C.O.W / ENGINEER	STR. ENGINEER



YASH CHITICON RATIBHAI JETHABHAI BORAD For, SHRIMAD REALTY
 Autho. Sign: Ratibhai Jethabhai Borad
 Developers Lic No: AUDA / DEV / 00968
 3, Sanskar Bunglows, Opp: Shukan Bunglows,
 Nikol-Naroda Road, Nikol, Ahmedabad-382350

A. B. Borad
PARTNER

ખાસ સંદર્ભ :
નકશામાં સુચવવામાં આવેલ કામગીરી
ખોલોનો કલેસો જ્યાં સુધી સરદર જમીનની
માલિકી સીમાયુક્તી ઓફીસ/વેરસાલની ન
સાચ જ્યાં સુધી કોમળ ખોલોનો ઉપયોગ /
માલિકી, સત્તાવડાવવાનો રહેતો.

પણ સરલ :
 શિવાસ પરવાનગી મેળવેલ તાંબાના ઢાળેલે ગુણ સુઠ
 તપાસે ખોલણ પહોંચ તેણા (પણા ઘરેલ) સેલે બધેલ
 સોડા કચેરી તરફથી રાજા મિત્રીસણા કચેરી તરફથી
 પરિશિલિતી ચકાવતી કરાવી જે તે તાંબાના ચાપાએલ
 શિવાસ પરવાનગી મુગરત્તું છે. તે મલતરત્તું કામચાપા
 મેળવણા કામચાપા કામચાપા તાંબાના તાંબાના તાંબાના

માસ નોંધ :-

ફેબ્રુઆરી-માર્ચ ટેમ્પરેચર ટેક તથા સાઈડ
ની સાઈડ તથા સંખ્યા નોંધના લિસ્ટીંગ કોડ
(આઈ.એસ.ઈસ) તથા સિંગલ એન્ટ્રીનીઓથી કેન્દ્ર
બુક બાય-પોસ્ટ મુજબ રાજવામાં આવેલ છે તે
અનુસાર અરજદાર વર્ગીક માલિક સ્થાપના નોંધકરણ
કરવાનું રહેશે.

आम शरत
 मा. का रोप मासिक औद्योगिक
 शस्त्रिक तथा शस्त्रिक औद्योगिक औद्योगिक
 मासिक पत्रिका शस्त्रिक औद्योगिक औद्योगिक
 मासिक शस्त्रिक औद्योगिक औद्योगिक

ખાસ શરત
મંજુર થયેલ નકશાઓની નકલનો ૧ સેટ
આપના પ્રમુખશ્રી સરપાલો સંદેશે

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

Owner is fully responsible in the DP/TPS remains unaltered
For open marginal Space and further that the permission
and road line Portion. shall stand revoked as soon as

reference to the land under
reference.

APPROVED

As amended by Red (Colour) Subject
to the condition as mentioned in this
office Letter ~~1285~~ 1285/1018/2019
Dated: _____

DISPATCH BY

1 JAN 2020

No 574

Topper

Assistant Town Planner

Ahmedabad Urban Development Authority

Ahmedabad.

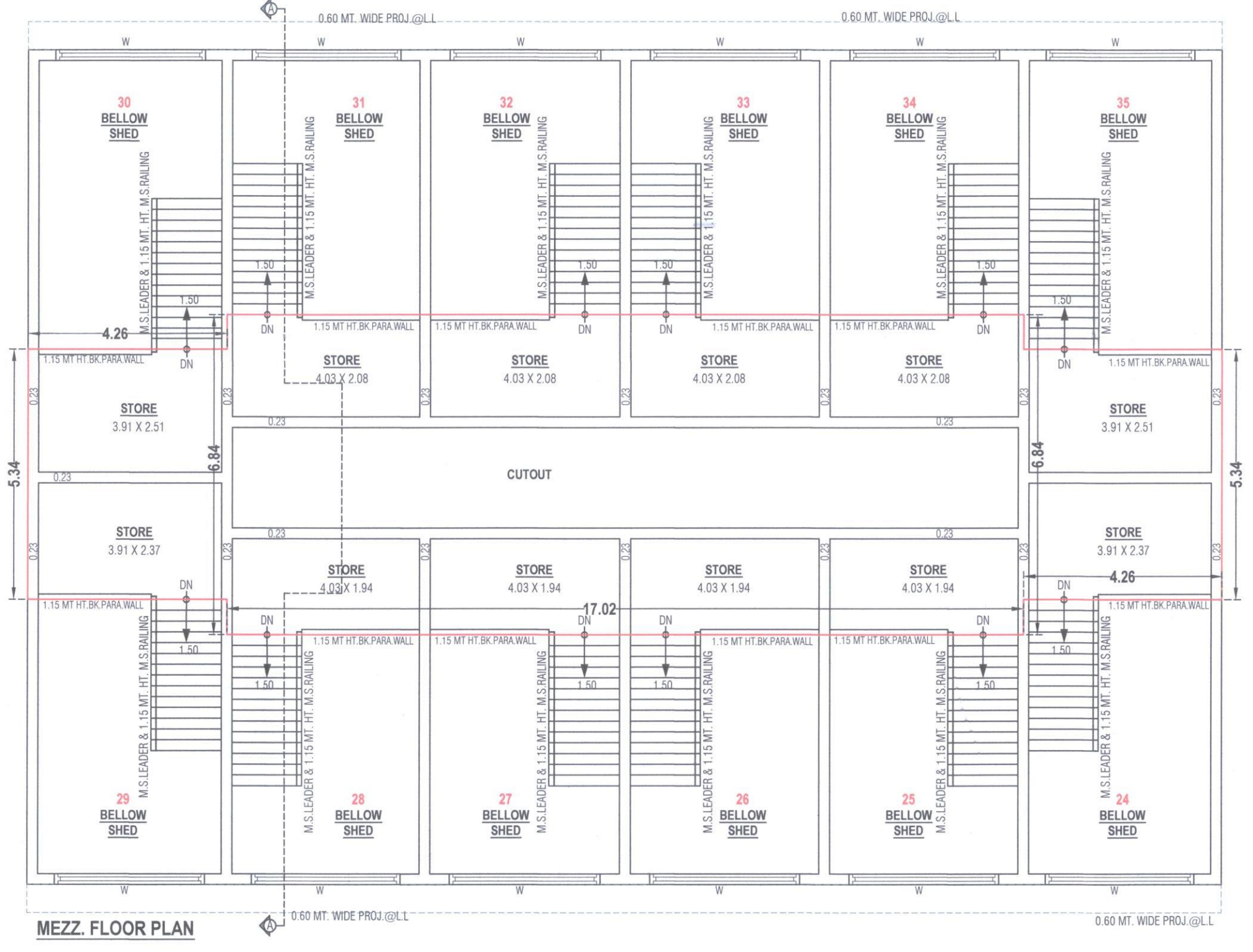
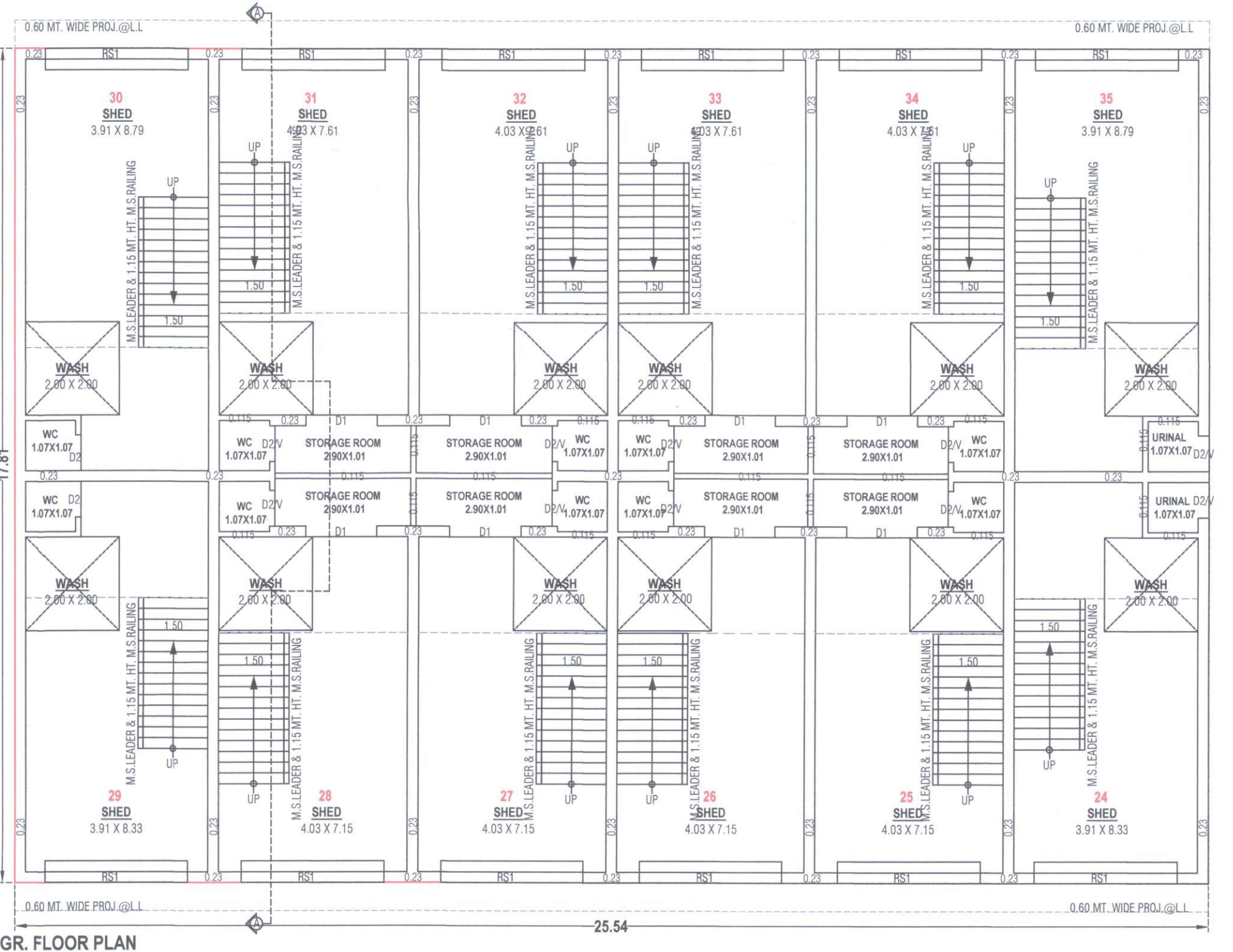
AUTHORITY

PLAN SHOWING PROP. IND. BUILDING ON F.P. NO. 237.		SHEET NO. - 05	
OLD R.S. NO 356, NEW R.S. NO. 858, DRAFT T.P.S. - 117 (KATHWADA)			
MOJE: KATHWADA, TAL.-DASKROI, DIST: AHMEDABAD.		BLOCK - C	
SCALE: 1 CM = 10.00 MT		ZONE : Industrial Zone - General (G)	
AREA TABLE -		USE: IND.	
PROP. BUILT UP AREA ON GR. FLOOR	अवसरावादा शहरी विकास समितीद्वारे	SQMT	
PROP. BUILT UP AREA ON MEZZ. FLOOR	अवसरावादा शहरी विकास समितीद्वारे	454.86	
TOTAL BUILT UP AREA	H. Ben Jari	161.91	
PROP. F.S.I. AREA ON GR. FLOOR	अवसरावादा शहरी विकास समितीद्वारे	616.77	
PROP. F.S.I. AREA ON MEZZ. FLOOR		454.86	
TOTAL F.S.I. AREA		161.91	
TOTAL F.S.I. AREA		616.77	
NOTES:			

6. ENGINEER SHALL BE FULLY RESPONSIBLE FOR LEAVING OPEN BUILDING SPACE AND MARGIN
7. IT IS CERTIFY THAT ACCORDING TO THE PROVISIONS OF THE BUILDING ACT
8. AND NECESSARY ACTIONS ARE TAKEN
9. THE BUILDING IS DESIGNED AS PER THE NORMS OF THE INDIAN STANDARDS
10. THE DESIGN OF STAIRCASES AND RAILING IS PROVIDED AS PER THE PROVISIONS OF
11. THE CLAUSE 13.1.11 AND 13.1.13 OF C.O.C.R-2017
12. ELECTRICAL INFRASTRUCTURE SHALL BE PROVIDED AS PER CLAUSE 13.11.1 OF C.O.C.R-2017
13. THE DESIGN OF ROOFING SHALL BE PROVIDED AS PER THE PROVISIONS OF THE CLAUSE 13.3.7 OF C.O.C.R-2017
14. THE PAVING OF BUILDING IS PROVIDED AS PER THE CLAUSE 13.13.1 OF C.O.C.R-2017
15. THE PAVING OF BUILDING UNUTILIZED FLOOR IS AS PER THE PROVISIONS OF THE CLAUSE 13.13.1 OF C.O.C.R-2017
16. THE STRUCTURAL DESIGN OF THE BUILDING IS AS PER THE PROVISIONS OF THE CLAUSE 13.13.1 OF C.O.C.R-2017
17. STANDARD AND NECESSARY ACTION SHALL BE TAKEN FOR THE STRUCTURAL SAFETY DURING CONSTRUCTION
18. THE PLANTATION IS PROVIDED AS PER THE CLAUSE 17.14 OF C.O.C.R-2017

N. Karaming
CHIRAGKUMAR P. NAKRANI (B.E. CIVIL)
A-101, Shamshinagar - 2, N. Pavani
Ch. Rebhara Nagar, Ch. Bhatnagar Colony Road,
Ch. Bhatnagar Colony Road,

(Signature)



As amended by Red (Colour) Subject
to the condition as mentioned in this
office Letter No. 228310/24/2019
Dated: 1 JAN 2020

DISPATCH BY

Forwarded

Assistant Town Planner
Ahmedabad Urban Development Authority
Ahmedabad.

Senior Town Planner
Ahmedabad Urban Development Authority
Ahmedabad.

PROP.WORK ☐ PROP.DRAIN ☐

R.C.C. STAIR DETAIL

WIDTH = 1.50 TREAD = 0.30 RISER = 0.1

6	NOTES:-	* ENGINEER IS FULLY RESPONSIBLE FOR LEAVING OPEN MARGINAL SPACE AND MARGIN. * IT IS CERTIFY THAT ACCORDING TO C.G.D.C.R-2017, ALL REQUIREMENTS OF THE BUILDING ARE CHECKED AND NECESSARY ACTIONS ARE TAKEN * IT IS CERTIFY THAT ACCORDING TO THE CLAUSE NO. 4.43.3 OF THE C.G.D.C.R-2017, THE BUILDING IS DESIGNED AS PER THE NORMS OF THE INDIAN STANDARDS. * DESIGN OF STAIRCASE AND RAILING IS PROVIDED AS PER THE PROVISION OF THE CLAUSE NO. 13.1.11 AND 13.1.13 OF C.G.D.C.R-2017 * ELECTRICAL INFRASTRUCTURE SHALL BE PROVIDED AS PER CLAUSE NO.13.1.11 OF C.G.D.C.R-2017 * SIGNAGES OF THE PARKING PLACE IS TO BE PROVIDED AS PER THE PROVISION OF THE CLAUSE NO.13.7 OF C.G.D.C.R-2017 * ENTRANCE OF THE BUILDING IS PROVIDED AS PER THE CLAUSE NO.13.1.6 OF C.G.D.C.R-2017 * THE PAVING OF BUILDING UNIT/FINAL PLOT AS PER THE PROVISION OF THE CLAUSE NO.13.1.3 OF C.G.D.C.R-2017 * THE FINAL DESIGN OF THE BUILDING IS AS PER THE TERMS AND CONDITIONS OF THE INDIAN STANDARD AND NECESSARY ACTION SHALL BE TAKEN FOR THE STRUCTURAL SAFETY DURING CONSTRUCTION. * TREE PLANTATION IS PROVIDED AS PER THE CLAUSE NO. 17.4 OF C.G.D.C.R-2017

<i>Basant Patel</i> YASH CITICORP RATIBHAI JETHABHAI BORAD Autho. Sign: Ratibhai Jethabhai Borad Developers Lic No: AUDA / DEV / 00968 3, Sanskar Bunglows, Opp: Shukan Bunglows, Nikol-Naroda Road, Nikol, Ahmedabad-382350	For, SHRIMAD REALTY <i>A. E. G. Patel</i> PARTNER
DEVELOPER	OWNER

તો... ની રાજ માલિક આગનાથજીઃ
 આકર્ષક તથા હુકારલત ઇંગ્લેન્ડનીયેરે આપલ
 બાંહેધરી પ્રમાણે દર્શાવિલ તમામ શારતોનો ચુરતપણે
 પાલન કરવાનો રહેશે.

— નાથજી જીવરા —

નિષ્કાશ પૂર્ણ થયા બાદ બાંધકામ તો ઈપેશન
 કરતાં પહેલી નિયમવાદી અમરેલી મકાનના
 વધારાશત પ્રમાણપત્ર મેળવવાનાં કરવાયાલ છે.

ખાસ શરત
 મંજૂર થયેલ નાકશાઓની તકલીફ ૧ સેટ
 મેળવવાની રહેશે.

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

The permission is valid only

Owner is fully responsible
For open marginal Space
above road line Portion.

As amended by Reg (Colour) Subject
to the condition as mentioned in this
office Letter No. 12859/10/82/93
Dated.....

DISPATCH BY

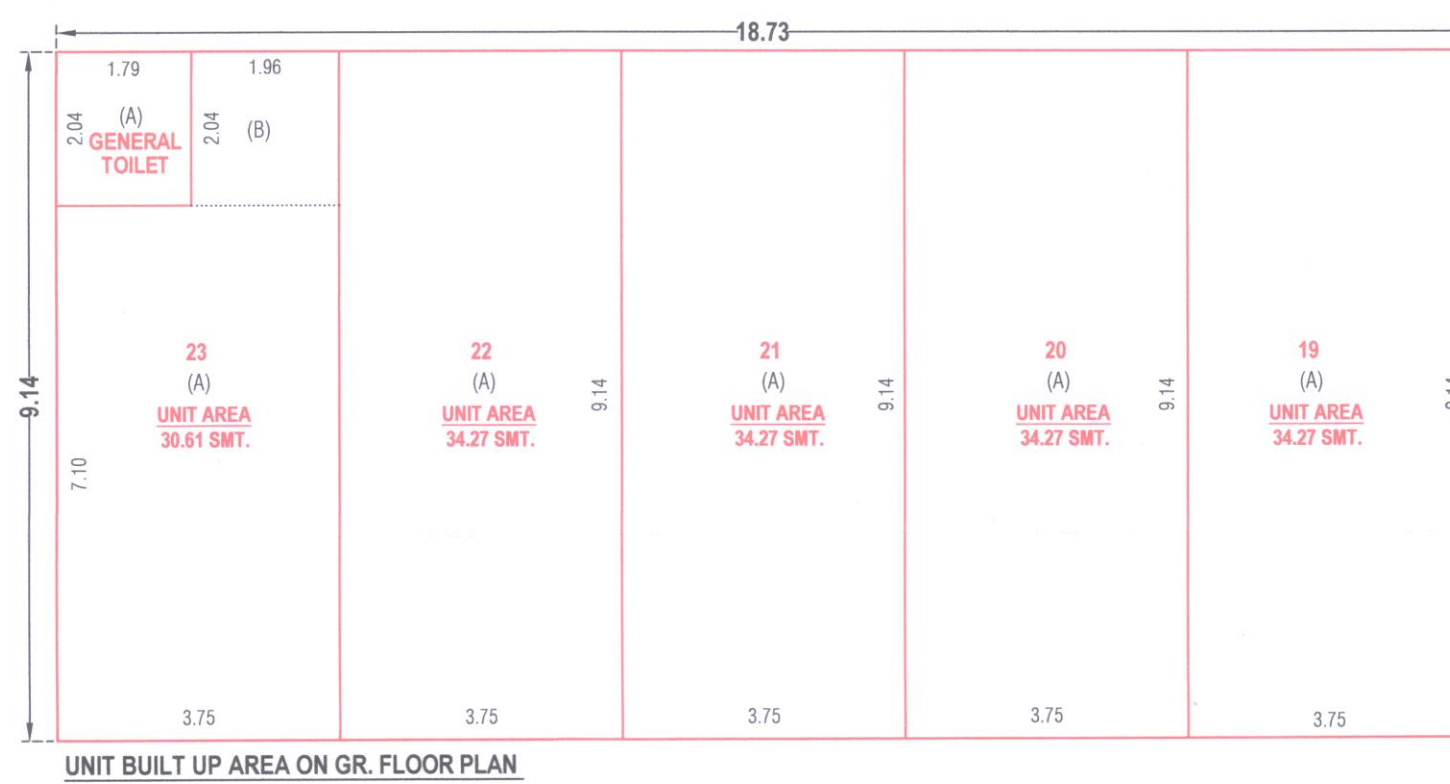
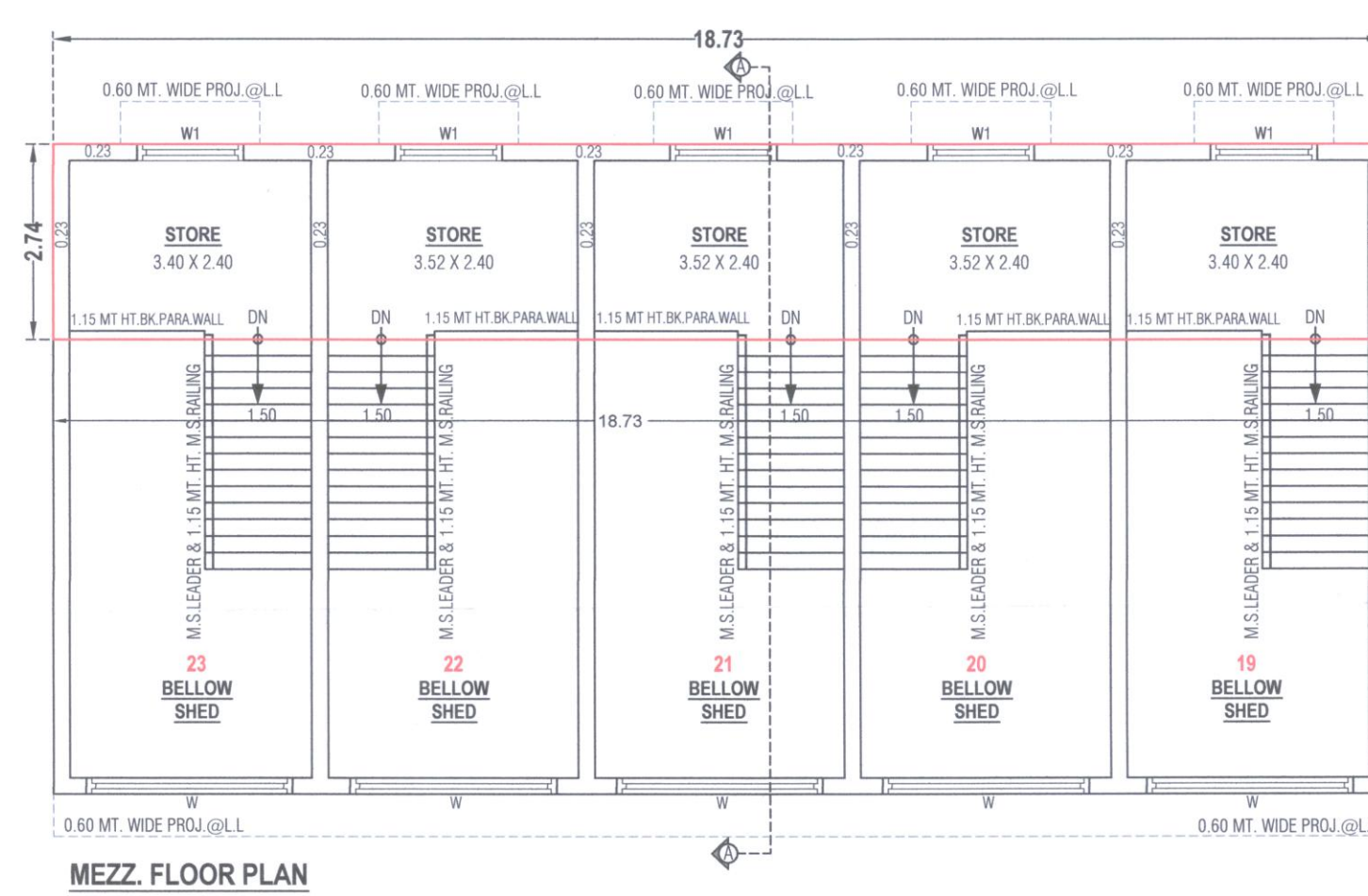
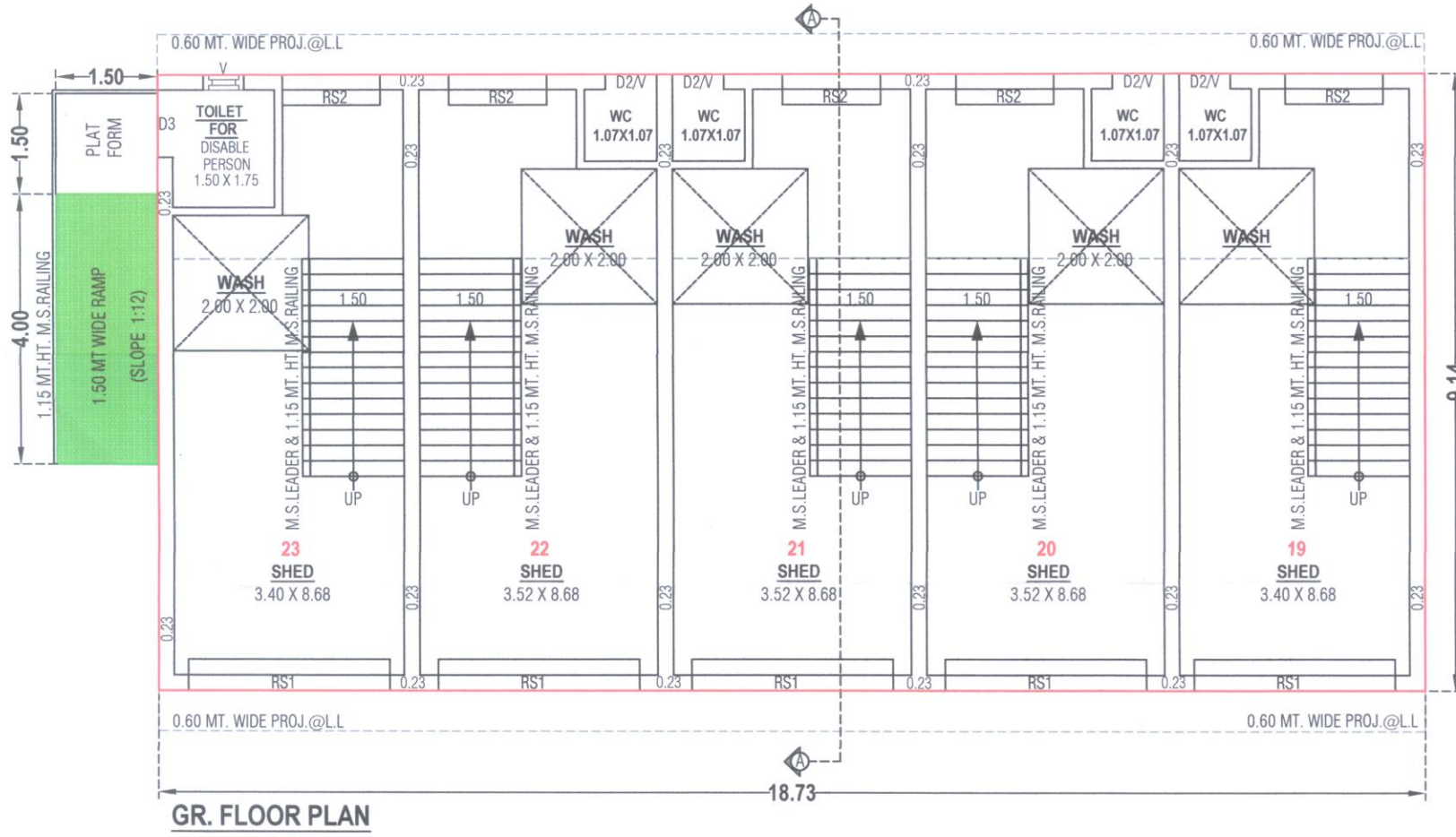
1 JAN 2020

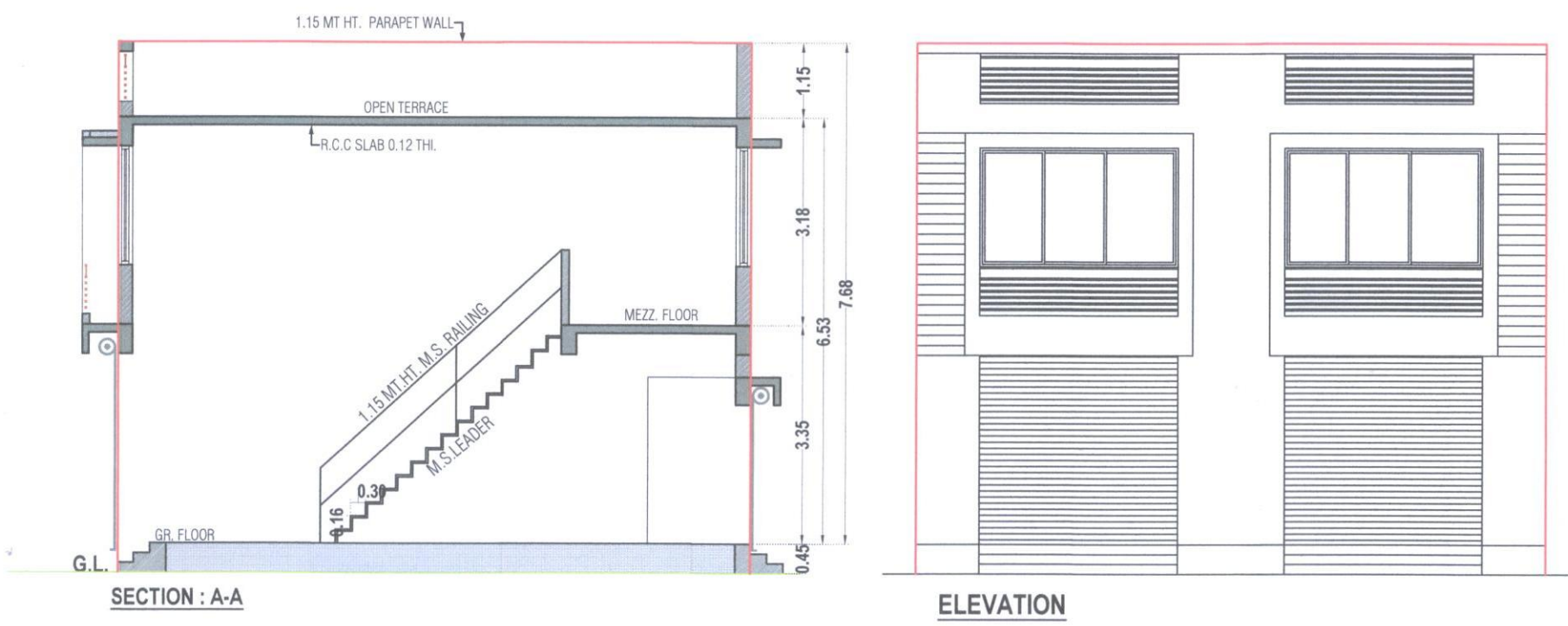
No. **574**

sd
Senior Town Planner
Ahmedabad Urban Development Authority
Ahmedabad.

Textel
Assistant Town Planner
Ahmedabad Urban Development Authority
Ahmedabad.

AUTHORITY





UNIT BUILT UP AREA & RERA CARPET AREA TABLE:-				
BLOCK - A				
FLOOR	UNIT NUMBER	UNIT B. UP AREA	RERA CARPET AREA	NO. OF UNIT
GR FLOOR	01	54.17	48.69	01
	02	54.17	48.69	01
	03	44.38	40.15	01
	04,05,06,07,08	44.38	40.15	05
	09,10,11,12,13,14,15,16,17	38.47	34.52	09
TOTAL	18	38.47	33.50	01
TOTAL = 02 UNIT (GR. FLOOR)				
UNIT AREA CALC.:- BLOCK - A				
TOTAL = 02 UNIT (GR. FLOOR)				
SHED NO.:-[01,02]				
(A) 11.17 X 4.85 = 54.17 SMT.				
TOTAL = 54.17 SMT.				
54.17 X 02 = 108.34				
TOTAL = 108.34				
UNIT AREA CALC.:- BLOCK - A				
TOTAL = 06 UNIT (GR. FLOOR)				
SHED NO.:-[03,04,05,06,07,08]				
(A) 4.35 X 9.23 = 40.15 SMT.				
TOTAL = 40.15 SMT.				
40.15 X 06 = 240.90				
TOTAL = 240.90				
UNIT AREA CALC.:- BLOCK - A				
TOTAL = 10 UNIT (GR. FLOOR)				
SHED NO.:-[09,10,11,12,13,14,15,16,17,18]				
(A) 3.97 X 9.69 = 38.47 SMT.				
TOTAL = 38.47 SMT.				
38.47 X 10 = 384.70				
TOTAL = 384.70				

UNIT AREA CALC.:- BLOCK - A	
TOTAL = 02 UNIT (GR. FLOOR)	
SHED NO.:-[01,02]	
(A) 11.17 X 4.85 = 54.17 SMT.	
TOTAL = 54.17 SMT.	
54.17 X 02 = 108.34	
TOTAL = 108.34	
UNIT AREA CALC.:- BLOCK - A	
TOTAL = 06 UNIT (GR. FLOOR)	
SHED NO.:-[03,04,05,06,07,08]	
(A) 4.35 X 9.23 = 40.15 SMT.	
TOTAL = 40.15 SMT.	
40.15 X 06 = 240.90	
TOTAL = 240.90	
UNIT AREA CALC.:- BLOCK - A	
TOTAL = 10 UNIT (GR. FLOOR)	
SHED NO.:-[09,10,11,12,13,14,15,16,17,18]	
(A) 3.97 X 9.69 = 38.47 SMT.	
TOTAL = 38.47 SMT.	
38.47 X 10 = 384.70	
TOTAL = 384.70	

CARPET AREA (RERA) CALC.:- BLOCK-A	
TOTAL = 02 UNIT (GR. FLOOR)	
SHED NO.:-[01,02]	
(A) 10.82 X 4.50 = 48.69 SMT.	
TOTAL = 48.69 SMT.	
48.69 X 02 = 97.38	
TOTAL = 97.38	
CARPET AREA (RERA) CALC.:- BLOCK-A	
TOTAL = 06 UNIT (GR. FLOOR)	
SHED NO.:-[03,04,05,06,07,08]	
(A) 4.35 X 9.23 = 40.15 SMT.	
TOTAL = 40.15 SMT.	
40.15 X 06 = 240.90	
TOTAL = 240.90	
CARPET AREA (RERA) CALC.:- BLOCK-A	
TOTAL = 01 UNIT (GR. FLOOR)	
SHED NO.:-[18]	
(A) 3.63 X 9.23 = 33.50 SMT.	
TOTAL = 33.50 SMT.	
33.50 X 01 = 33.50	
TOTAL = 33.50	

CARPET AREA (RERA) CALC. - BLOCK-A		
TOTAL = 09 UNIT (GR. FLOOR)		
SHEED NO.:-[09,10,11,12,13,14,15,16,17]		
(A)	$3.74 \times 9.23 =$	34.52 SMT.
	TOTAL =	34.52 SMT.
34.52 X 09 = 310.68		

CARPET AREA (RERA) CALC. - BLOCK-A		
TOTAL = 01 UNIT (GR. FLOOR)		
SHEED NO.:-[18]		
(A)	$3.63 \times 9.23 =$	33.50 SMT.
	TOTAL =	33.50 SMT.
33.50 X 01 = 33.50		

PLAN SHOWING PROP. IND. BUILDING ON F.P. NO. 237, OLD R.S. NO. 356, NEW R.S. NO. 858, DRAFT T.P.S.: 117 (KATHWADA)	
MOJE :- KATHWADA, TAL.:- DASKROI, DIST :- AHMEDABAD.	
SCALE: 1 CM = 1.00 MT ZONE: Industrial Zone - General (IG) USE: IND.	
AREA TABLE:-	
PROP. BUILT UP AREA ON GR. FLOOR	759.31
PROP. BUILT UP AREA ON MEZZ. FLOOR	227.50
TOTAL BUILT UP AREA	986.81
PROP. F.S.I. AREA ON GR. FLOOR	759.31
PROP. F.S.I. AREA ON MEZZ. FLOOR	227.50
TOTAL F.S.I. AREA	986.81

PLAN SHOWING PROP. IND. BUILDING ON F.P. NO. 237, OLD R.S. NO. 356, NEW R.S. NO. 858, DRAFT T.P.S.: 117 (KATHWADA)

MOJE :- KATHWADA, TAL.:- DASKROI, DIST :- AHMEDABAD.

SCALE: 1 CM = 1.00 MT ZONE: Industrial Zone - General (IG) USE: IND.

AREA TABLE:-

PROP. BUILT UP AREA ON GR. FLOOR 759.31

PROP. BUILT UP AREA ON MEZZ. FLOOR 227.50

TOTAL BUILT UP AREA 986.81

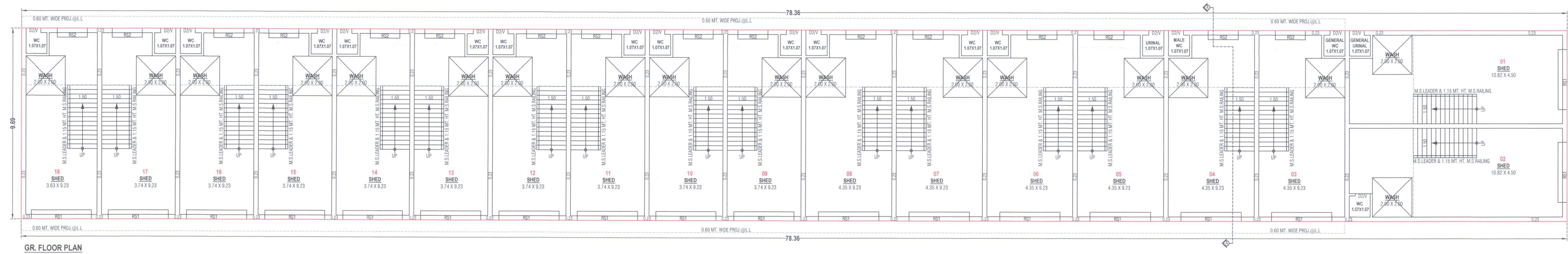
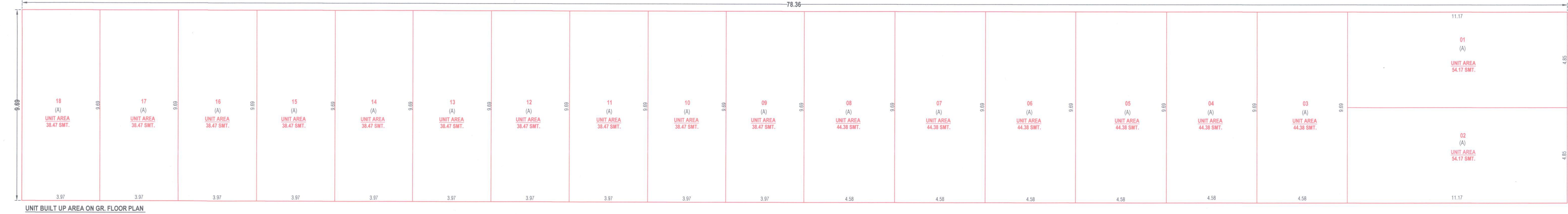
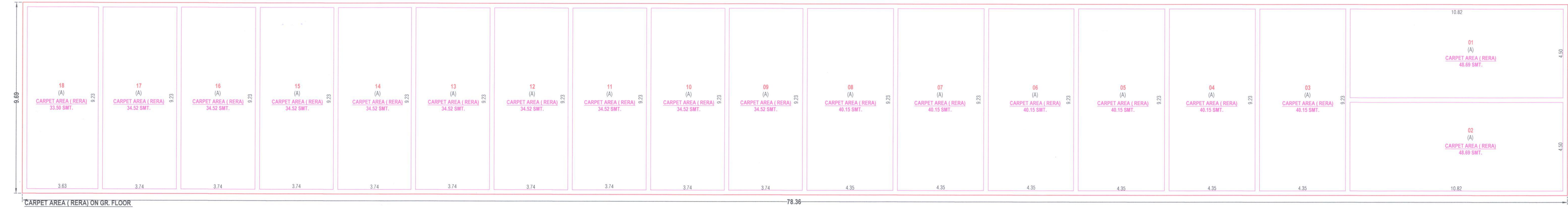
PROP. F.S.I. AREA ON GR. FLOOR 759.31

PROP. F.S.I. AREA ON MEZZ. FLOOR 227.50

TOTAL F.S.I. AREA 986.81

NOTES:-

- ENGINEER IS FULLY RESPONSIBLE FOR LEAVING OPEN MARGINAL SPACE AND MARGIN.
- IT IS CERTIFY THAT ACCORDING TO C.G.D.C.R.-2017, ALL REQUIREMENTS OF THE BUILDING ARE CHECKED AND NECESSARY ACTIONS ARE TAKEN.
- IT IS CERTIFY THAT ACCORDING TO THE CLAUSE NO. 4.43 OF THE C.G.D.C.R.-2017, THE BUILDING IS DESIGNED AS PER THE NORMS OF THE INDIAN STANDARDS.
- DESIGN OF STAIRCASE AND RAILING IS PROVIDED AS PER THE PROVISION OF THE CLAUSE NO. 13.1.11 AND 13.1.13 OF C.G.D.C.R.-2017.
- ELECTRICAL INFRASTRUCTURE SHALL BE PROVIDED AS PER CLAUSE NO.13.11 OF C.G.D.C.R.-2017.
- SIGNAGES OF THE PARKING PLACE IS TO BE PROVIDED AS PER THE PROVISION OF THE CLAUSE NO.13.7 OF C.G.D.C.R.-2017.
- ENTRANCE OF THE BUILDING IS PROVIDED AS PER THE CLAUSE NO.13.6 OF C.G.D.C.R.-2017.
- THE PAVING OF BUILDING, UNIT/FINAL, PLOT AS PER THE PROVISION OF THE CLAUSE NO.13.13 OF C.G.D.C.R.-2017.
- THE STRUCTURAL DESIGN OF BUILDING IS AS PER NORMS OF SPECIFIED IN THE INDIAN STANDARD AND NECESSARY ACTION SHALL BE TAKEN FOR THE STRUCTURAL SAFETY DURING CONSTRUCTION.
- TREE PLANTATION IS PROVIDED AS PER THE CLAUSE NO.17.4 OF C.G.D.C.R.-2017.



Developer: Yash Citicon Ratibhai Jethabhai Borad

Architect: Ratibhai Jethabhai Borad

Engineers: Lic No: AUDA / DEV / 00908

8 Manskar Bungalows, Opp: Shukan Bungalows, Kathwada Road, Nikol, Ahmedabad-382350

Developer: Nukmanip

CHIRAGKUMAR P. NAKRANI (B.E. CIVIL)

A-101, Shantinketan - 2, Nr. Pavilion, Nr. Rajhans Cinema, New India Colony Road, Nikol, Ahmedabad-382350.

AUDA LIC NO. : ENGG - 01079

AUDA LIC NO. : COW - 00794

Structural Designer: VALAY P. SHAH

STR. ENGINEER

For SHRIMAD REALTY

Partner: SHRIMAD REALTY

Owner: SHRIMAD REALTY

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

Owner is fully responsible for open marginal space and road line portion.

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

APPROVED

As amended by Red (Colour) Subject to the condition as mentioned in this office letter No. 1083/10/2020

10 JAN 2020

574

Dispatch By: Assistant Town Planner

Ahmedabad Urban Development Authority

Ahmedabad.

Authority: Ahmedabad Urban Development Authority

Ahmedabad.