CONSTRUCTION OF EWS-II RESIDENTIAL FLATS & SHOPS INCLUDING ALL INTERNAL INFRASTRUCTURE SERVICES & SITE DEVELOPMENT WORK AT T.P. SCHEME NO. 35(KATARGAM, F.P. NO. 134 UNDER "PRADHAN MANTRI AWAS YOJNA -AHP" ON ENGINEERING -DESIGNING, PROCUREMENT AND CONSTRUCTION BASIS (EPC MODE).FOR SURAT MUNICIPAL CORPORATION

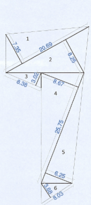
SHEET NO. : 1 / 8

LAY OUT PLAN

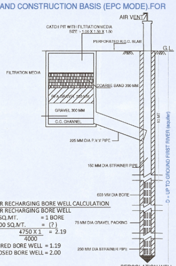
T.D.O./DP/No.: 198
Date 6 - 11 -2018

I/C. Town Planner,
Surat Municipal Corporation

LAYOUT PLAN
SCALE:- 1.00 CM = 4.00MT.



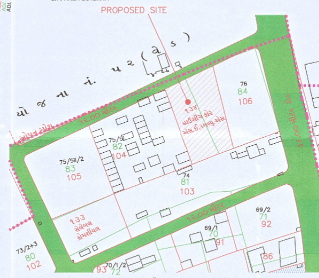
C.P. AREA DIAGRAM



PERCOLATION WELL

WATER RECHARGING BORE WELL CALCULATION
WATER RECHARGING BORE WELL
4000 SQ.MT. = 1 BORE
4750.00 SQ.MT. = (?)
$\frac{4750 \times 1}{4000} = 2.19$
REQUIRED BORE WELL = 1.19
PROPOSED BORE WELL = 2.00

PROPOSED SITE



KEY PLAN
SCALE:- 1.00 CM = 20.00MT.

AREA CALCULATION

PLOT AREA RECORED PLAN			4750.00	SQMT.
REQUIRED C.P. AREA 8%			380.00	SQMT.
PROPOSED C.P. AREA			380.91	SQMT.
PROPOSED GR. FL. BUILT UP AREA			1972.14	SQMT.
PROPOSED TYPICAL FL. BUILT UP AREA (1st to 7th)			13805.00	SQMT.
PERMISSIBLE F.S.I.	4750.00	X 3.00	14250.00	SQMT.
PROPOSED GROUND FL. F.S.I. AREA			132.44	SQMT.
PROPOSED 1ST TO 7TH FL. F.S.I. AREA			11636.26	SQMT.
TOTAL PROPOSED F.S.I. AREA			11768.70	SQMT.
F.S.I. CONSUMED	11768.70	/ 4750	2.48	

C.P. -1 AREA CALCULATION

REQUIRE C.P. AREA =	8%	4750.00			=	380.00	SQMT.	
1	20.69	X	7.35	X 0.50	=	76.04	SQMT.	
2	20.69	X	8.25	X 0.50	=	85.35	SQMT.	
3	8.38	X	3.02	X 0.50	=	12.65	SQMT.	
4	25.75	X	8.67	X 0.50	=	111.63	SQMT.	
5	25.75	X	6.25	X 0.50	=	80.47	SQMT.	
6	8.03	X	3.68	X 0.50	=	14.78	SQMT.	
C.P. AREA -1					=	380.91	SQMT.	

COLOUR NOTATION

- PLOT BOUNDRY
- PROPOSED WORK SHOWN IN
- DRAINAGE LINE SHOWN IN
- RAIN WATER PIPE SHOWN IN
- ROAD SHOWN IN
- O.P.LINE SHOWN IN
- F.P.LINE SHOWN IN
- C.P.SHOWN IN

FLOOR	A - TYPE NOS. OF BUILG.	UNIT NO	TOTAL NOS. OF UNIT	BUILT UP AREA	F.S.I. AREA	B - TYPE NOS. OF BUILG.	UNIT NO	TOTAL NOS. OF UNIT	BUILT UP AREA	F.S.I. AREA	C & D - TYPE NOS. OF BUILG.	UNIT NO	TOTAL NOS. OF UNIT	BUILT UP AREA	F.S.I. AREA	BUILT UP AREA	F.S.I. AREA	TOTAL BUILT UP AREA (A+B+C+D)	TOTAL F.S.I. AREA (A+B+C+D)	TOTAL UNITS (A+B+C+D)
GR. FL.	1			503.46	14.99	1	-	-	461.78	14.99	2	-	-	503.46	14.99	1006.91	29.98	1972.14	132.44	-
SHOP	1	4	4		72.48	-	-	-	-	-	-	-	-	-	-	-	-	-	-	4.00
1ST FL.	1	10	10	503.46	425.96	1	9	9	461.78	384.45	2	10	20	503.46	425.96	1006.91	851.92	1972.14	1662.32	39.00
2nd FL.	1	10	10	503.46	425.96	1	9	9	461.78	384.45	2	10	20	503.46	425.96	1006.91	851.92	1972.14	1662.32	39.00
3rd FL.	1	10	10	503.46	425.96	1	9	9	461.78	384.45	2	10	20	503.46	425.96	1006.91	851.92	1972.14	1662.32	39.00
4th FL.	1	10	10	503.46	425.96	1	9	9	461.78	384.45	2	10	20	503.46	425.96	1006.91	851.92	1972.14	1662.32	39.00
5th FL.	1	10	10	503.46	425.96	1	9	9	461.78	384.45	2	10	20	503.46	425.96	1006.91	851.92	1972.14	1662.32	39.00
6th FL.	1	10	10	503.46	425.96	1	9	9	461.78	384.45	2	10	20	503.46	425.96	1006.91	851.92	1972.14	1662.32	39.00
7th FL.	1	10	10	503.46	425.96	1	9	9	461.78	384.45	2	10	20	503.46	425.96	1006.91	851.92	1972.14	1662.32	39.00
STAIRCABIN	1	--	--	54.27	--	1	--	--	54.27	--	2	--	--	47.42	--	94.84	-	203.38	--	--
L.M.R. & W.T.	1	--	--	44.22	--	1	--	--	44.22	--	2	--	--	39.08	--	78.16	-	166.60	--	--
TOTAL	1	4- SHOP &70 FLAT	4- SHOP &70 FLAT	4126.13	3069.16	1	63	63	3792.69	2706.11	2	70	140	4114.14	2996.68	8228.29	5993.43	16147.12	11768.70	4 SHOP + 273 FLAT

A	AREA STATEMENT		SQ.MT
1	AREA OF PLOT (AS PER SALEDEED)		
	(a) AS PER RECORED		4750.00
	(b) AS PER SITE		
2	DEDUCTION FOR		
	(a) PROPOSED ROAD		
	(b) ANY RESERVATION		
	TOTAL (a - b)		4750.00
3	NET AREA OF PLOT (1 - 2)		4750.00
4	RECREATION GROUND / C.P	8%	380.00
5	BALANCE AREA OF PLOT (3 -4)		4370.00
6	PERMISSIBLE F.S.I = (NET PLOT AREA : 3.00)		14250.00
7	TOTAL BUILT UP PERMISSIBLE AT		
	(a)GROUND FLOOR		1972.14
	(b) ALL FLOOR		12277.86
8	EXISTING FLOOR AREA AT		
		BUILT UP	F.S.I
9	PROPOSED FLOOR AREA AT		
		BUILT UP	F.S.I
			PARKING
	GR. FLOOR	1972.14	132.44
	1ST. FLOOR	1972.14	1662.32
	2ND. FLOOR	1972.14	1662.32
	3RD. FLOOR	1972.14	1662.32
	4TH. FLOOR	1972.14	1662.32
	5TH. FLOOR	1972.14	1662.32
	6TH. FLOOR	1972.14	1662.32
	7TH. FLOOR	1972.14	1662.32
	STAIRCABIN	203.38	-
	L.M.R & O.H.W.T	166.60	-
	TOTAL	16147.12	11768.70
	F.S.I CONSUMED 11768.70 /	4750.00	2.48
B	BALCONY AREA		
1	PERMISSIBLE BALCONY AREA / FLOOR		
2	PROPOSEDE BALCONY AREA / FLOOR		
3	EXCESS BALCONY AREA / FLOOR		
C	TENAMENT STATEMENT		
1	AREA FOR TENAMENT		
2	TENAMENT PERMISSIBLE AT		
	GROUND FLOOR		
	ALL FLOOR		
3	TENAMENT EXISTING AT		
	GROUND FLOOR		
	ALL FLOOR		
4	TENAMENT PROPOSEDE AT		
	GROUND FLOOR		
	ALL FLOOR		
	TOTAL TENAMENT (3 + 4)		
D	TENAMENT PARTICULARS		
1	NO OF ROOM / TENAMENT		
2	TOILETS PROVIDED FOR TENAMENT		
3	TENAMENT FLOOR AREA		
E	TENAMENT PARTICULARS		
1	PARKING REQUIRED BY REGULATIONS		1330.07
2	PROPOSED PARKING		1646.04
F	LOADING UNLOADING		
1	LOADING & UNLOADING REQ.		
2	TOTAL LOADING UNLOADING PROVIED		

I.

LIST OF ATTACHED	NO OF COPIES
LAY OUT PLAN UNIT PLAN	5

II.

REF DESCRIPTION LAST APPROVED PLANS (IF ANY)	DATE

III.

DESCRIPTION OF PROPOSED PROPERTY

CONSTRUCTION OF EWS-II RESIDENTIAL FLATS & SHOPS INCLUDING ALL INTERNAL INFRASTRUCTURE SERVICES & SITE DEVELOPMENT WORK AT T.P. SCHEME NO. 35(KATARGAM, F.P. NO. 134 UNDER "PRADHAN MANTRI AWAS YOJNA -AHP" ON ENGINEERING -DESIGNING, PROCUREMENT AND CONSTRUCTION BASIS (EPC MODE).FOR SURAT MUNICIPAL CORPORATION

IV.

NORTH LINE	SCALE	REMARKS
AS	SHOWN	IN PLAN

V.

CERTIFICATE

1).EXISTING STRUCTURE AND ADJCINING IS SEEN BY ME & NECESSARY PRECAUTIONS WILL BE TAKEN FOR SMOOTH WORKING WITHOUT DEFECT TO EXISTING WORK MANWHOLE CONNECTION IS VERIFIED BY ME.

2).VERIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON DATE : 14 / 09 / 18 AND THE DIMENSIONS OF SIDES ETC OF PLOT STATED ON PLAN ARE AS MEASURED ON SITE AND THE AREA SO WORKED OUT TALLIES WITH THE AREA STATED IN DOCUMENT OF OWNERSHIO / T.P.RECORD

SIGNATURE

ARCHITECT /ENGINEER / SURVEYOR

OWNER SIGNATURE

Executive Engineer,
Slum Upgradation Cell.
Surat Municipal Corporation.

PLANNER	SIGNATURE
JAYESSH A DALAL. M.TECH (Structure) JALARAM SHAKTI, BESIDE DHAWALGIRI APPT. NR.LOURDS CONVENT SCHOOL ATHWALINES,SURAT	LIC.NO: TDO/ER./480 TDO/ST./47