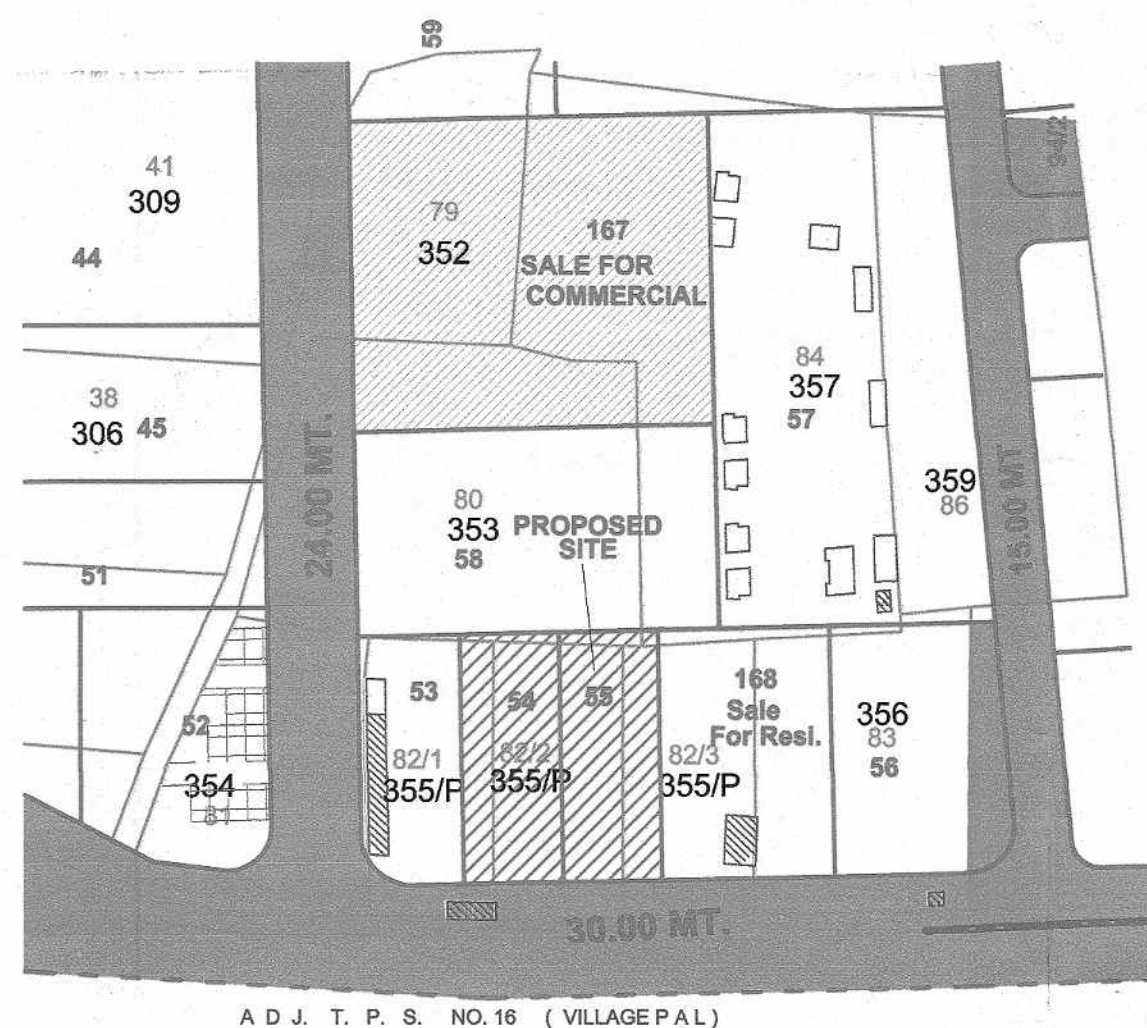


SITE PLAN & KEY PLAN
LAYOUT PLAN

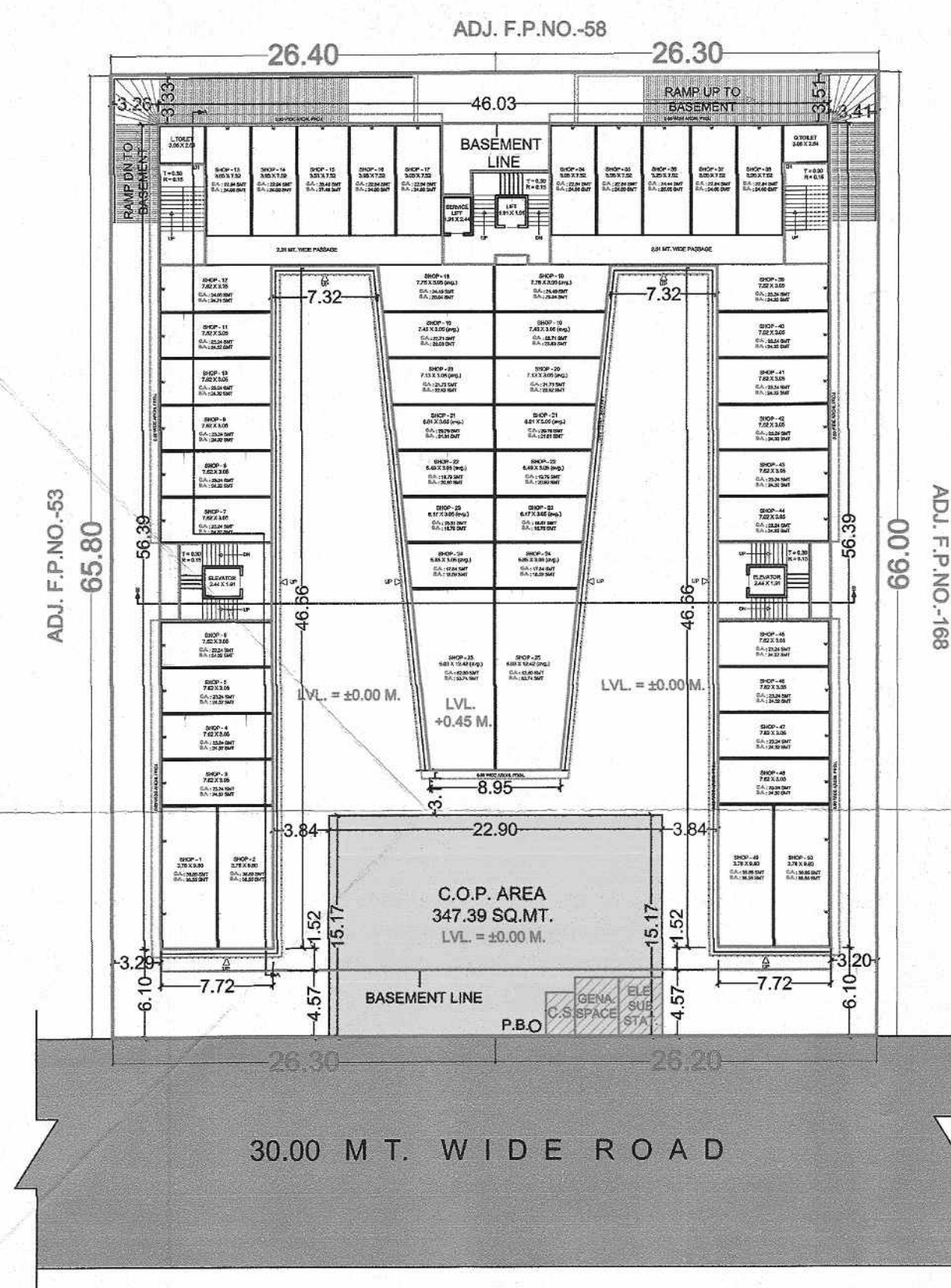
Permission for sub division/amalgamation/
development as Sanctioned by Commissioner
under the provisions of the Gujarat Town
Planning and Urban Development Act, 1976 and
the Bombay provisional Municipal Corporation
Act, 1949 is granted for the Land bearing C. S.
No./R.S. No./F.P. No.: 355/B, No. 255/B
of Ward No./Moje/T.P.S. No.: 14 (Pal),
as per the attached plans
and permission letter (Rajachithil) vide outward
No. T.D.O./DPI/228 dated 27.09.16.

Date: 01/09/2016

I/C. Town Planner,
Surat Municipal Corporation



KEY PLAN
SCALE :- 1.00 CM. = 20.00 MT.



LAYOUT PLAN
SCALE :- 1.00 CM. = 4.00 MT.

AREA STATEMENT :-

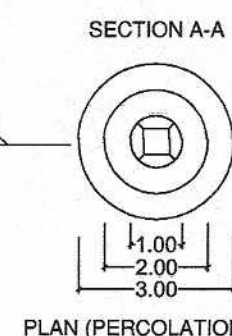
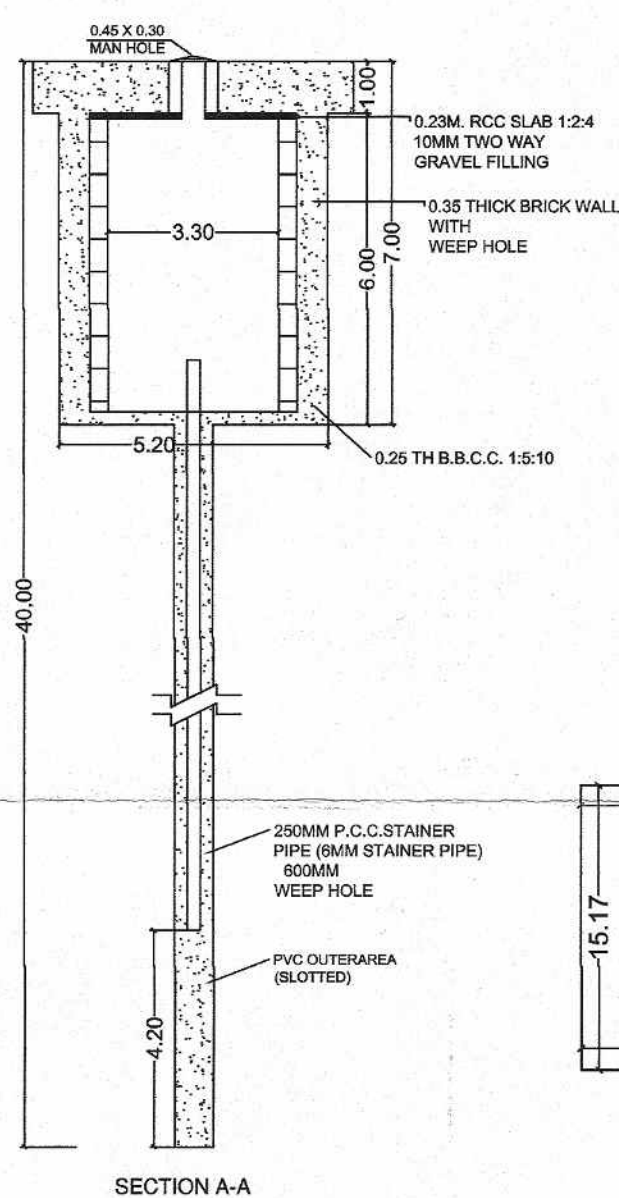
PLOT AREA	= 3470.00 SQ.MT.
REQUIRED C.O.P. AREA (10% X 3039.00)	= 347.00 SQ.MT.
PROP. C.O.P. AREA	= 347.39 SQ.MT.
BALANCE AREA OF PLOT	= 3122.61 SQ.MT.
PERMISSIBLE B UP (45% X 3470.00)	= 1561.50 SQ.MT.
PROP. BUILT UP AREA	= 1556.04 SQ.MT.
PERMISSIBLE F.S.I. (1.80 X 3470.00)	= 6246.00 SQ.MT.
PAID F.S.I. AREA 25% (25% X 6246.00)	= 1561.50 SQ.MT.
PERMISSIBLE F.S.I. (2.25 X 3470.00)	= 7807.50 SQ.MT.
PROPOSED F.S.I. AREA	= 7476.95 SQ.MT.
TOTAL PAID F.S.I. AREA (7476.95 - 6246.00)	= 1230.95 SQ.MT.
REQD. PARKING	= 2243.08 SQ.MT.
TOTAL PROP. PARKING AREA	= 2505.13 SQ.MT.
F.S.I. CONSUMED	= 2.15

C.O.P. AREA CALCULATION :-

1) 22.90 X 15.17	= 347.39 SQ.MT.
= 347.39 SMT. > 347.00 SMT.	

SANITARY ACCOMMODATION REQD.

TOTAL F.S.I. AREA IS 7801.46 / 5	= 1560.29
SAY 1562 PERSON	
15622 = 781 FOR MALE	
15622 = 781 FOR FEMALE	
REQD URINAL FOR MALE	
FOR 1ST 100 PERSON 1 PER 25	= 4 URINAL
REMAINING 681 REQ. 1 PER 50	= 14 URINAL
	= 18 URINAL REQ.
REQ. W.C FOR MALE	
FOR 1ST 100 PERSON 1 PER 25	= 4 W.C.
REMAINING 681 REQ. 1 PER 50	= 14 W.C.
	= 18 W.C REQ.
REQD W.C FOR FEMALE	
FOR 1ST 100 PERSON 1 PER 25	= 4 W.C.
REMAINING 681 REQ. 1 PER 50	= 14 W.C.
	= 18 W.C REQ.
SO TOTAL URINAL REQ.	= 18
SO TOTAL W.C REQ.	= 36
SO TOTAL PROPO. URINAL FOR MALE = 20	
SO TOTAL PROPO. W.C. FOR MALE = 18	
SO TOTAL PROPO. W.C. FOR FEMALE = 18	



REQUIRED PERCOLATING BOREWELL :-
= PLOT AREA / 3470.00 SMT.
= 3470.00 / 4000
= 0.87 UNITS (SAY 1 UNIT)

PROPOSED PERCOLATING BOREWELL :-
= 1 NOS.
SO, PROPOSED BOREWELL > REQUIRED BOREWELL

A	AREA STATEMENT	SQ.MTS.	I	LIST OF DRGS. ATTACHED	NOS. OF COPIES
1	AREA OF PLOT	3470.00		PLANS	11
	(a) AS PER RECORD	3470.00		ELEVATION	3 SET
	(b) AS PER SITE			SECTION	
2	DEDUCTION FOR				
	(a) PROPOSED ROADS				
	(b) ANY RESERVATIONS				
	TOTAL (a+b)				
3	NET AREA OF PLOT (1-2)	3470.00		REF. DESCRIPTION OF LAST	DATE
4	RECREATION GROUND/C.O.P. (3470.00 X 10% = 347.00)	347.39 (Prop.)		APPROVED PLANS (IF ANY)	
5	BALANCE AREA OF PLOT (3-4)	3122.66			
6	PERMISSIBLE F.S.I. AREA : (3470.00 X 1.80)	6246.00		T.D.O./D.P. NO.- 146	18-07-2014
	PAID F.S.I. AREA : (3470.00 X 2.25)	7807.50		T.D.O./D.P. NO.- 149	19-07-2014
7	TOTAL BUILT UP PERMISSIBLE AT				
	(a) GROUND FLOOR (3470.00 X 0.45)	1561.50			
	(b) ALL FLOORS	6246.00			
8	EXISTING FLOOR AREA AT		III	DESCRIPTION OF PROPOSED PROPERTY	
	(a) GROUND FLOOR				
	(b) FIRST FLOOR				
	(c) SECOND FLOOR				
	(d) THIRD FLOOR				
9	PROPOSED AREA AT F.S.I.		IV		
	FLOOR	BUILT UP	F.S.I.	NORTH LINE	SCALE
	BASE. FL.	2685.60	460.30		
	Gr. FL.	1556.04	1403.33	AS	SHOWN
	1st FL.	1556.04	1403.33		IN PLAN
	2nd FL.	1556.04	1403.33		
	3rd FL.	1556.04	1403.33		
	4th FL.	1556.04	1403.33		
	STAIR CABIN	157.46	-		
	TOTAL	10,603.26	7476.95		
	TOTAL PAID F.S.I. AREA (7476.95 - 6246.00)	1230.95			
10	TOTAL F.S.I. AREA PROPOSED				
11	F.S.I. CONSUMED	2.15			
B	BALCONY AREA				
1	PERMISSIBLE BALCONY AREA/FLOOR				
2	PROPOSED BALCONY AREA/FLOOR				
3	EXCESS BALCONY AREA (TOTAL)				
C	TENEMENT STATEMENT				
1	AREA OF TENEMENT				
2	TENENTS PERMISSIBLE AT				
	GROUND FLOOR				
	ALL FLOORS				
3	TENEMENTS EXISTING AT				
	GROUND FLOOR				
	ALL FLOORS				
4	TENEMENTS PROPOSED AT				
	GROUND FLOOR				
	ALL FLOORS				
5	TOTAL TENENTS (3+4)				
D	TENEMENTS PARTICULARS				
1	NOS. OF ROOMS/TENEMENT				
2	TOILETS PROVIDED FOR TENEMENT				
3	TENEMENT FLOOR AREA				
E	PARKING STATEMENT				
1	PARKING REQUIRED BY REGULATIONS	2243.08			
2	PROPOSED PARKING FOR	2505.13			
F	LOADING UNLOADING				
1	LOADING & UNLOADING REQUIRED				
2	TOTAL LOADING UNLOADING PROVIDED				

CERTIFICATE
(I) EXISTING STRUCTURE AND ADJOINING
IS SEEN BY ME & NECESSARY PRECA
UTION WILL BE TAKEN FOR SMOOTH
WORKING WITHOUT DEFECT TO EXISTING
WORK/MANHOLE CONNECTION IS VERIFIED
BY ME.
(II) VERIFIED THAT THE PLOT UNDER
REFERENCE WAS SURVEYED BY ME
ON DT. 11/11/2010 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 DOCUMENTS
OF OWNERSHIP/T.P. RECORD.

K. S. Lohani
ARCHITECT SIGNATURE

OWNER SIGNATURE

X Mitesh Ramanbhai Dungrani
MITESH RAMANBHAI DUNGRANI

X Ramanbhai Odhavajibhai Dungrani
RAMANBHAI ODHAVAJIBHAI DUNGRANI

ARCHITECT & PLANNER

K. S. Lohani
KRISHNAPALSINH B. GOHEL
M-1, 2, Siddhigiri Apartment,
SURAT. Ph. 0261-2476644,
TDO / AR / 304