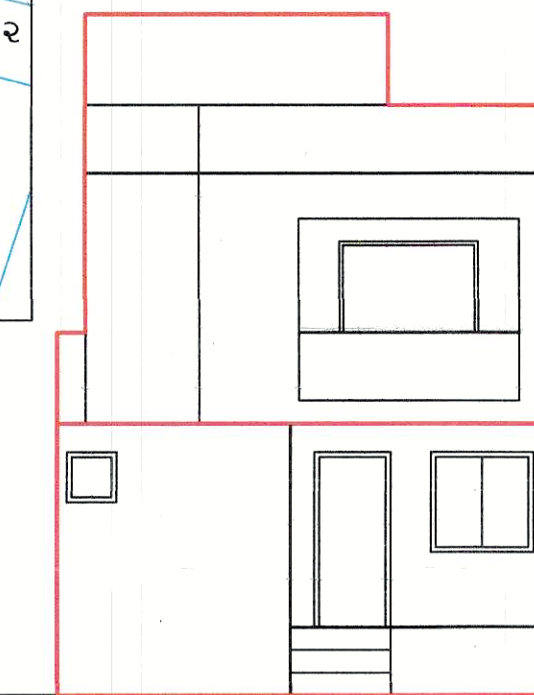


PROPOSED LAY-OUT & BUILDING PLAN OF B.No:304, AT VILL:KALALI, DIST. VADODARA.

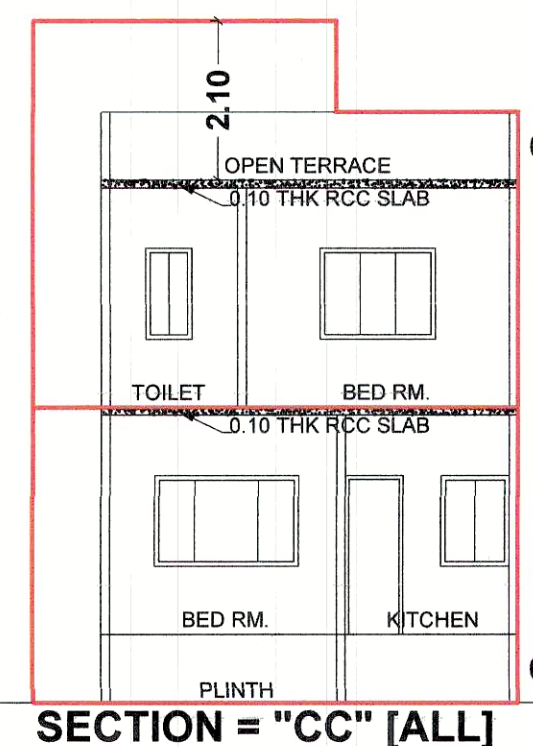
G.F. COVERAGE		BUILT UP AREA FOR TYPICAL FLOOR							
TOWER	GROUND	1st	2nd	3rd	4th	5th	TERRACE	TOTAL	
A-B-C-D-E-F-G	1665.50	2128.07	1845.94	0.00	0.00	0.00	0.00	5639.51	
H-I-J	865.56	1102.77	184.12	0.00	0.00	0.00	0.00	2152.45	
1-2-7-8-15-22-23-30-31-42-43-54-66-67-78-87-88-97-104-105-116	891.03	1102.92	0.00	0.00	0.00	0.00	209.58	2203.53	
03TO06-09TO14-16TO21-24TO29-32TO41-44TO53-55TO65-68TO77-79TO86-89TO96-98TO103-106TO115	4030.85	4828.85	0.00	0.00	0.00	0.00	947.15	9806.85	
TOTAL	7452.94	9162.61	2030.06	0.00	0.00	0.00	1156.73	19802.34	
F.S.I. AREA FOR TYPICAL FLOOR									
TOWER	GROUND	1st	2nd	3rd	4th	5th	TERRACE	TOTAL	
A-B-C-D-E-F-G	912.25	1963.76	1714.96	0.00	0.00	0.00	0.00	4590.97	
H-I-J	496.64	1034.30	166.26	0.00	0.00	0.00	0.00	1697.20	
1-2-7-8-15-22-23-30-31-42-43-54-66-67-78-87-88-97-104-105-116	891.03	1102.92	0.00	0.00	0.00	0.00	0.00	1993.95	
03TO06-09TO14-16TO21-24TO29-32TO41-44TO53-55TO65-68TO77-79TO86-89TO96-98TO103-106TO115	4030.85	4828.85	0.00	0.00	0.00	0.00	0.00	8859.70	
TOTAL	6330.77	8929.83	1881.22	0.00	0.00	0.00	0.00	17141.82	



KEY PLAN
SCALE :- 1.00 CM = 5.00 MT



ELEVATION [ALL]



SECTION = "CC" [ALL]

CLUB HOUSE AREA CALCULATION

PROVIDE IN COMMON PLOT-2
AREA = 467.87 sq.mt.

REQUIRED BUILT UP AREA FOR CLUB HOUSE
467.87 X 15% = 70.18 sq.mt.

PROPOSED CLUB HOUSE 3 AREA
G.F. = 70.18 sq.mt. < REQUIRED AREA

REQUIRED PARKING STATEMENT

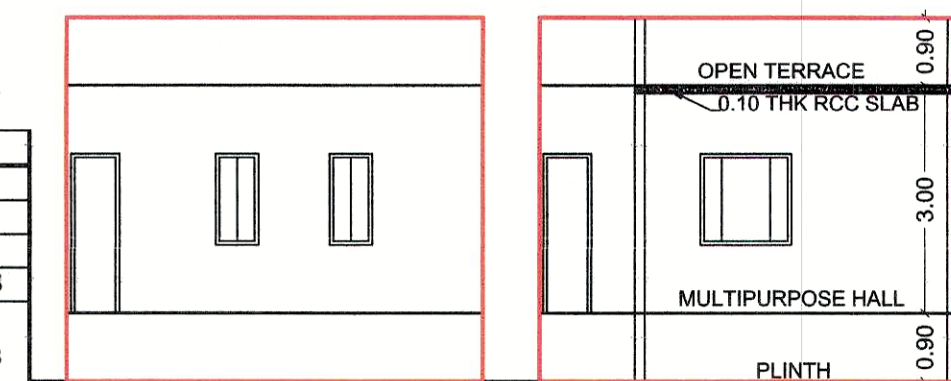
30% OF PERMIS. F.S.I.
3121.06 X 30% = 936.31 sq.mt.
936.31 X 50% required on ground level = 468.15 sq.mt.
[FOR PERMIS. F.S.I. OF 15%]
[6288.17-3121.06] 3167.11 X 15% = 475.06 sq.mt.
TOTAL REQD PARK. SPACE = 475.06+936.31 = 1411.37 sq.mt.

PROVIDE PARKING SPACE

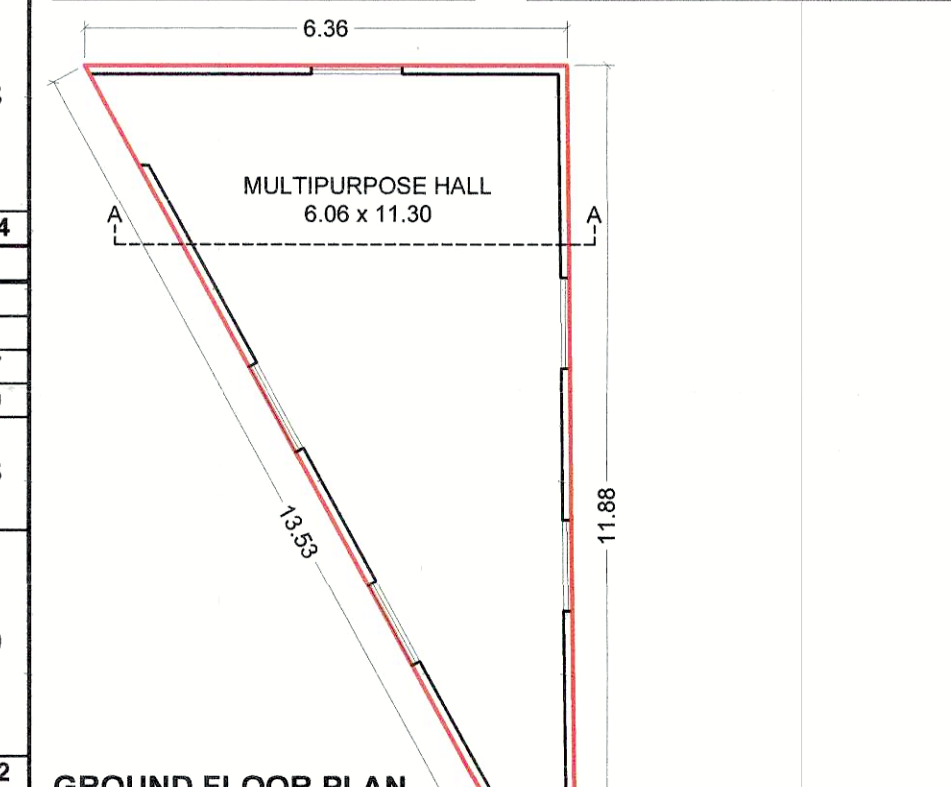
[TOW-ABCDEF] 598.10 + [TOW-HIJ] 322.18 +
[C.P.-1] 446.17
+ [C.P.-3] 357.26 + [P-1] 168.86 + [P-2] 295.04 + [P-3] 224.71
= 2412.32 SQ.MT.
[BSMT-EFG] 788.18 + [BSMT-HIJ] 974.10 = 1762.28 SQ.MT.
TOTAL PROVIDED PARKING = 2412.32+1762.28
= 4174.60 SQ.MT.

TOTAL PROVIDE PARKING = 2432.32 sq.mt.
> REQ. PARKING

PROVIDE ON G.LEVEL
= 2432.32 sq.mt. > REQ.455.83sq.mt.



ELEVATION (CLUB HOUSE) SECTION-AA (CLUB HOUSE)



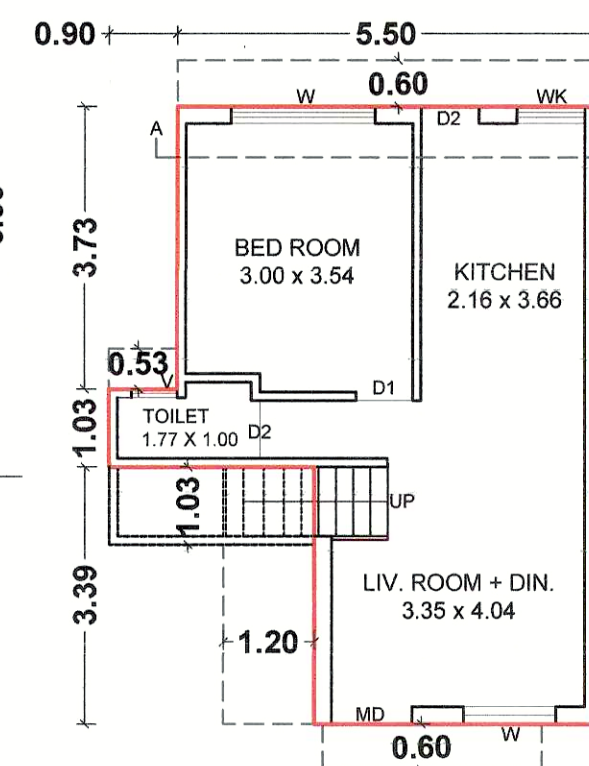
GROUND FLOOR PLAN
(CLUB HOUSE IN C.P.-2)
BUILT UP AREA = 37.78 sq.mt.

TERRACE FLOOR PLAN

BUILT UP/F.S.I. AREA = 9.98 sq.mt.
[Block no: 01.02.07.08.15.22.23.30.31.42.
43.54.66.67.78.87.88.97.104.105.116.]

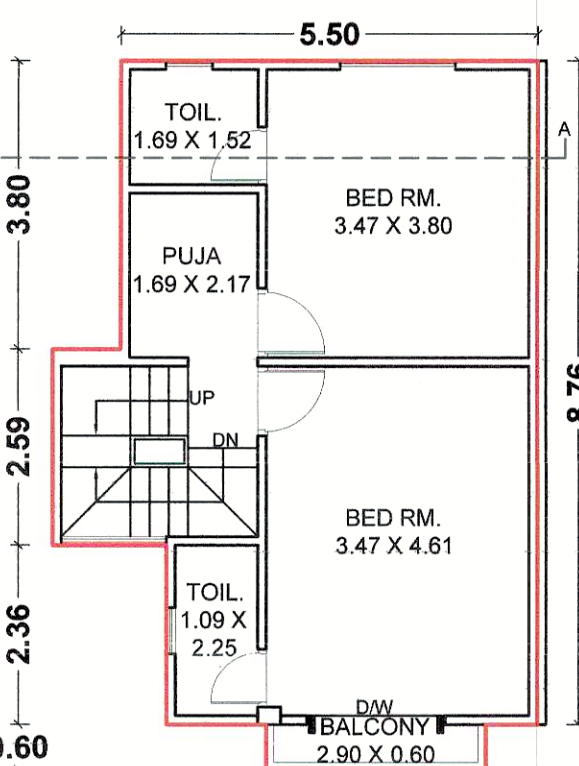
TERRACE FLOOR PLAN

BUILT UP/F.S.I. AREA = 9.97 sq.mt.
[Block no: 03TO06.09TO14.16TO21.24TO29.
32TO41.44TO53.55TO65.68TO77.79TO86.
89TO96.98TO103.106TO115.]



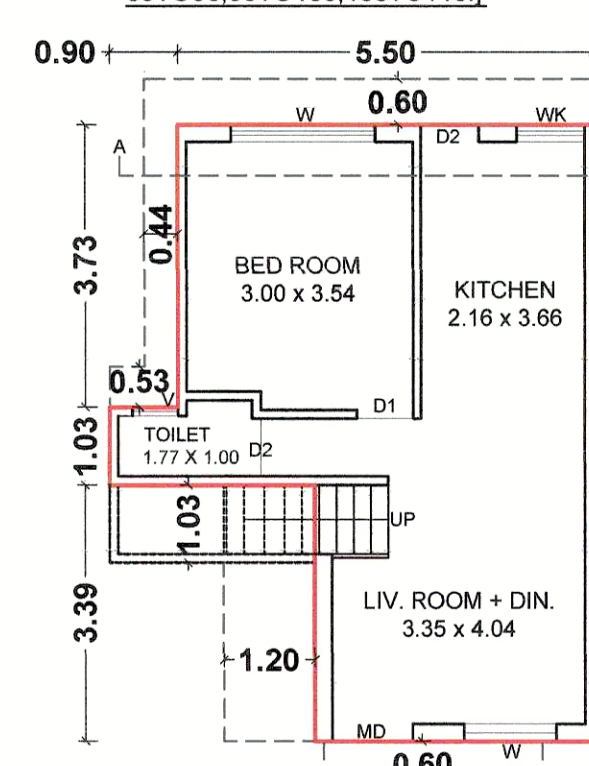
GROUND FLOOR PLAN

BUILT UP/F.S.I. AREA = 42.43 sq.mt.
[Block no: 03TO06.09TO14.16TO21.24TO29.
32TO41.44TO53.55TO65.68TO77.79TO86.
89TO96.98TO103.106TO115.]



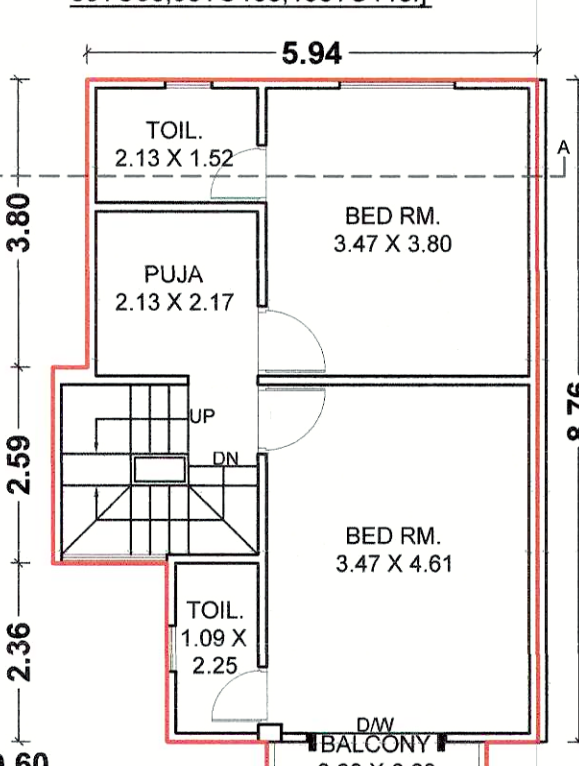
FIRST FLOOR PLAN

BUILT UP/F.S.I. AREA = 50.83 sq.mt.
[Block no: 03TO06.09TO14.16TO21.24TO29.
32TO41.44TO53.55TO65.68TO77.79TO86.
89TO96.98TO103.106TO115.]



GROUND FLOOR PLAN

BUILT UP/F.S.I. AREA = 42.43 sq.mt.
[Block no: 01.02.07.08.15.22.23.30.31.42.
43.54.66.67.78.87.88.97.104.105.116.]



FIRST FLOOR PLAN

BUILT UP/F.S.I. AREA = 52.52 sq.mt.
[Block no: 01.02.07.08.15.22.23.30.31.42.
43.54.66.67.78.87.88.97.104.105.116.]

AREA TABLE

FORM.NO.3
(See Regulation NO.3.2(ix)

A. AREA STATEMENT [BLOCK No:157]				SQ.MTS.	I. LIST OF DRAWING ATTACHED		
1. Area of land/property as per record		21752.00		Sr.No	Description	Copies	
or as per site condition							
B. Deduction for :							
(a) road cutting area 18.00 MT. WIDE ROAD		1004.63			કોમન પ્લોટમાં જોડાઈતી બધી રાજકીય ક્ષેત્રો જમીન કાબજવાથી રાખવાની હોશે.		
(b) Any reservation		---					
3. Net area of plot		20747.37					
4. Common Plot (10%)		2074.73					
5. Balance area of Plot		18672.64			Ownership of the Common Plot shall be in Joint Ownership of all the members of layout area and if shall not be Satisfactory		
6. Permissible built up area on G.F. [40%]		7469.05					
7.Total permissible Reg. F.S.I.[21752.00 x1.60]		34803.20					
7.Total permissible Premi. F.S.I.[21752.00x1.80]		39153.60					
II REFERENCES							
8. Existing built up area on G.F				Last approved plan (if any)			
9. Proposed built up area				Permissible order no.			
(i) Ground floor (G.F. Coverage)				7452.94			
(ii) Out house /Garage							
Total proposed (G.F. Coverage)				7452.94			
10. Grand total of built up area on (G.F.Cov.)				7452.94			
11. Proposed floor space area							
		B.U.P.	F.S.I.				
Ground floor		7452.94	6330.77				
Mazzanine floor		0.00	0.00				
First floor		9162.61	8929.83				
Second floor		2030.06	1881.22				
Third floor		00.00	00.00				
Fourth floor		00.00	00.00				
Fifth floor		00.00	00.00				
Terrace floor		1156.73	00.00				
Total proposed floor space area		19802.34	17141.82				
12. Total existing floor space area(if any)				0.00			
13. Grand total of floor space area				17141.82			
14. Total f.s.i. consumed				0.788			
B. PARKING STATEMENT							
Total maximum possible floor space area		Total require parking space	Reserved for car 50%	IV North line Scale Date			
Residential 3167.11		(15%) 475.06					
Commercial 3121.06		(30%) 936.31	468.15				
Industrial		(10%)					
6288.17		1411.37		IV Certificate			
Total provided parking space		Provided on Ground level	Provided on Bsmt. level	Total Sq. Mt.			
Residential		2412.32	1762.28	4174.60			
Commercial							
Industrial							
REQUIRED < PROVIDE		TOTAL		4174.60			

SCHEDULE OF OPENING

MD - 1.07 X 2.10
D1 - 0.90 X 2.10
D2 - 0.75 X 2.10
W - 1.80 X 1.20
W1 - 1.20 X 1.20
WK - 1.20 X 0.90
V - 0.60 X 0.60

i) Existing structure and adjoining property is seen by me and necessary precautions will be taken for smooth working without any defect to existing work.

Manhole connection is possible and is verified by me.

ii) Certificate that the plot under reference was served by me on _____ and the dimension of sides etc. of plot stated on are as measured on site and are so worked out tallies with the area stated in the document of ownership /T.P. record/property card or 7-12 record.

RUCHIR SHETH
ARCHITECT

VUDA Lic.No. A-308/2013-2018

Owner / Builder / Organiser / Developer
Or Authorised Agent of Owner



LAY OUT PLAN
SCALE :- 1.00 CM = 5.00 MT

