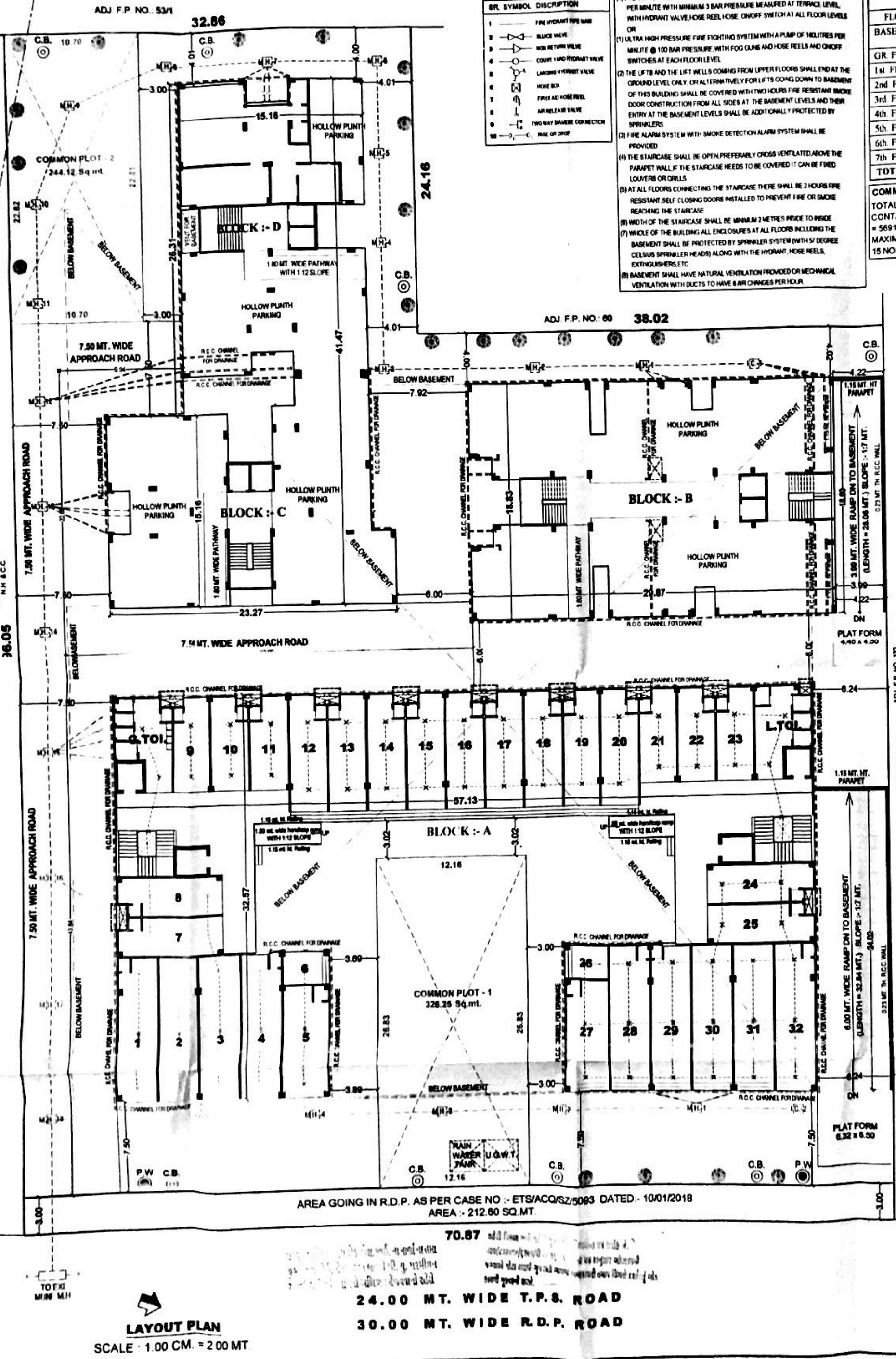
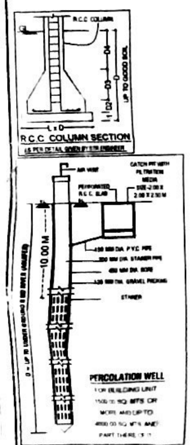
LAYOUT PLAN — SHEET NO.:- A1/6

LAYOUT PLAN SHOWING RESI.+COMM. BUILDING ON SUR. NO.: 1212, O.P. NO.: 52 F.P. NO.: 52, PRELIMINARY T.P.S. NO.: 84 (VATVA - IV), VILLAGE & TA.: VATVA, DISTRICT : AHMEDABAD.

SCALE - 1.00 CM = 2.00 MT — BLOCK :- A

ZONE - RESIDENCE - I — USE - RESI + COMM





TREE PLANTATION CALC.

PLOT AREA = 5888.00 SQ MT
200.00 Sq.mt = 3 NO TREE REQ
= 5888 / 200 x 3
= 88.32 NOS TREES REQD
= 89 NOS TREES PROVIDED

PERCOLATING WELL CALC.

UP TO 4000.00 SMT = 1nos PER. WELL REQD.
5888.00 SMT = 2.00 nos. PER. WELL
PER WELL 2 NOS. PROVI.

REQ. COMMON PLOT CALC.

REQ C PLOT @ 10% OF PLOT AREA
= 5675.40 x 0.10 = 567.54 Sq.mt.
PROVI. COMMON PLOT - 1 AREA
12.16 x 26.83 = 326.25 Sq.mt.
PROVI. COMMON PLOT - 2 AREA
(22.82+22.81)/2 x 10.70 = 244.12 Sq.mt.
TOTAL COMMON PLOT AREA
326.25 + 244.12 = 570.37 Sq.mt.

FIRE HYDRANT LEGEND

FIRE NOTES :-

(1) HYDRANT SYSTEM WITH PUMP AT THE UG TANK OF A CAPICITY OF 900 LITRES PER MINUTE WITH MINIMUM 3 BAR PRESSURE MEASURED AT TERRACE LEVEL, WITH HYDRANT VALVE,HOSE REEL HOSE, ON/OFF SWITCH AT ALL FLOOR LEVELS OR

(1) ULTRA HIGH PRESSURE FIRE FIGHTING SYSTEM WITH A PUMP OF 160LITRES PER MINUTE @ 100 BAR PRESSURE,WITH FOG GUNS AND HOSE REELS AND ON/OFF SWITCHES AT EACH FLOOR LEVEL

(2) THE LIFTS AND THE LIFT WELLS COMING FROM UPPER FLOORS SHALL END AT THE GROUND LEVEL ONLY, OR ALTERNATIVELY FOR LIFTS GOING DOWN TO BASEMENT OF THIS BUILDING SHALL BE COVERED WITH TWO HOURS FIRE RESISTANT SMOKE DOOR CONSTRUCTION FROM ALL SIDES AT THE BASEMENT LEVELS AND THEIR ENTRY AT THE BASEMENT LEVELS SHALL BE ADDITIONALLY PROTECTED BY SPRINKLERS

(3) FIRE ALARM SYSTEM WITH SMOKE DETECTION ALARM SYSTEM SHALL BE PROVIDED

(4) THE STAIRCASE SHALL BE OPEN,PREFERABLY CROSS VENTILATED,ABOVE THE PARAPET WALL,IF THE STAIRCASE NEEDS TO BE COVERED IT CAN BE FIXED LOUVERS OR GRILLS

(5) AT ALL FLOORS CONNECTING THE STAIRCASE THERE SHALL BE 2 HOURS FIRE RESISTANT,SELF CLOSING DOORS INSTALLED TO PREVENT FIRE OR SMOKE REACHING THE STAIRCASE

(6) WIDTH OF THE STAIRCASE SHALL BE MINIMUM 2 METRES INSIDE TO INSIDE

(7) WHOLE OF THE BUILDING ALL ENCLOSURES AT ALL FLOORS INCLUDING THE BASEMENT SHALL BE PROTECTED BY SPRINKLER SYSTEM (WITH 57 DEGREE CELSIUS SPRINKLER HEADS) ALONG WITH THE HYDRANT, HOSE REELS, EXTINGUISHERS,ETC

(8) BASEMENT SHALL HAVE NATURAL VENTILATION PROVIDED OR MECHANICAL VENTILATION WITH DUCTS TO HAVE 6 AIR CHANGES PER HOUR

USE & UNIT TABLE

FLOOR	UNIT / USE BLOCK : A	UNIT / USE BLOCK : B	UNIT / USE BLOCK C+D	UNIT TOTAL
BASEMENT	PARKING	PARKING	STORE + PARKING	—
GR. FLOOR	32 COMM.	PARKING	PARKING	32
1st FLOOR	31 COMM.	06 RESI.	08 RESI.	31+14 = 45
2nd FLOOR	31 COMM	06 RESI.	08 RESI.	31+14 = 45
3rd FLOOR	12 COMM.	06 RESI.	08 RESI.	12+14 = 26
4th. FLOOR	12 COMM.	06 RESI.	08 RESI.	12+14 = 26
5th. FLOOR	—	06 RESI.	08 RESI	14
6th. FLOOR	—	06 RESI.	08 RESI.	14
7th FLOOR	—	06 RESI.	08 RESI.	14
TOTAL	118 COMM.	42 RESI.	56 RESI.	118+98 = 216

COMMUNITY BIN CALC. (COMM.)

TOTAL COMM FL AREA = 5691.36 SQ MT
CONTAINER REQD = 100.00 SQ MT = 1 NOS (20 LTRS CAP)
= 5691.36 FL AREA = 56.91 SAY 57 NOS Container BIN REQ (CAP 20 LIT.)
MAXIMUM CAPACITY OF CONTAINER = 80 LTRS
15 NOS CONTAINER BIN PROVIDED FOR COMMERCIAL (CAP 80.00 LIT.)

COMMUNITY BIN CALC (RESI.)

TOTAL NOS OF UNIT = 98 NOS
CONT REQD = 1 UNIT = 1 NOS.(10 LT CAP)
MAXIMUM CAPACITY OF CONT = 80 LTRS
80 LTRS = 8 UNIT = 1 CONT (80 LTRS CAP)
= 98 NOS UNITS / 8
= 12.25 CONTAINER REQUIRED
SAY = 13 NOS CONTAINER REQUIRED
13 NOS CONTAINER PROVIDED OF 80 LTRS CAP.

B.UP AREA TABLE — IN SQ.MT.

FLOOR	BLOCK : A	BLOCK : B	BLOCK C+D	TOTAL
BASEMENT	—	—	3907.07	3907.07
GR. FL. (H.P.)	—	524.07	541.45	1065.52
GR. FL. (S.P.)	1279.04	—	109.86	1388.90
1st. FLOOR	1279.04	498.21	651.31	2428.56
2nd. FLOOR	1279.04	498.21	651.31	2428.56
3rd. FLOOR	1279.04	498.21	651.31	2428.56
4th. FLOOR	1279.04	498.21	651.31	2428.56
5th. FLOOR	—	498.21	651.31	1149.52
6th. FLOOR	—	498.21	651.31	1149.52
7th. FLOOR	—	498.21	651.31	1149.52
STAIR CABIN	121.32	43.63	87.56	252.51
L.M.R. & O.H.W.T.	86.99	27.60	57.41	172.00
TOTAL	6603.51	4082.77	9262.52	19948.80

F.S.I. & FLOOR AREA TABLE — IN SQ.MT.

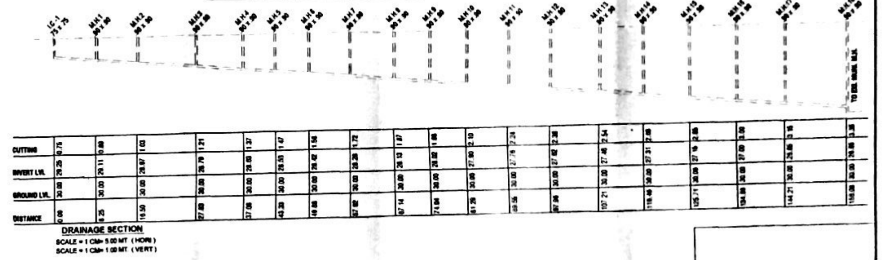
FLOOR	BLOCK : A	BLOCK : B	BLOCK C+D	TOTAL
Basement (Store)	—	—	138.31	138.31
GR. FL. (S.P.)	1142.00	—	109.86	1251.86
1st. FLOOR	1137.34	432.60	566.06	2136.00
2nd. FLOOR	1137.34	432.60	566.06	2136.00
3rd. FLOOR	1137.34	432.60	566.06	2136.00
4th. FLOOR	1137.34	432.60	566.06	2136.00
5th. FLOOR	—	432.60	566.06	998.66
6th. FLOOR	—	432.60	566.06	998.66
7th. FLOOR	—	432.60	566.06	998.66
TOTAL	5691.36	3028.20	4210.59	12930.15

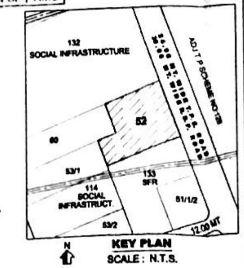
AREA TABLE — IN SQ.MTS.

PLOT AREA OF F.P. NO. 52	5888.00
AREA GOING IN ROAD	212.60
NET PLOT AREA OF F.P. NO. 52	5675.40
REQ. COMMON PLOT AREA @ 10 % (5675.40 x 0.10)	567.54
PROVI. COMMON PLOT AREA	570.37
PERMI. F.S.I. AREA (5888.00 x 1.8)	10598.40
PERMI. CHARGE F.S.I. AREA (5888.00 x 0.9)	5299.20
TOTAL PERMI + CHARG. F.S.I. AREA (5888.00 x 2.7)	15897.60
TOTAL USED F.S.I. AREA	12930.15
CHARG. F.S.I. AREA USED	2321.79

COLOUR NOTES :

PLOT BOUNDRY — PROP. WORK — DRIVE WAY — ROAD — DRAINAGE — COMMON PLOT — PERCO. WELL — TREE — COM. BIN





NOTES :-

- ENGINEER IS FULLY RESPONSIBLE FOR LEAVING OPEN SPACE AND MARGIN
- THE DEPTH AND POSITION OF EXISTING MUNICIPAL MAN HOLE IS VERIFIED BY ME 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 STAIRCASE AND RAILING IS PROVIDED AS PER THE PROVISION OF THE CLAUSE NO. 21.1.12 AND 21.1.14 AND 22.8 OF CGDCR 2017.
- PEDESTTRIANS RAMP IS PROVIDED AS PER THE PROVISION OF THE CLAUSE NO. 21.1.5 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. 21.8 OF CGDCR 2017.
- SEPARATE LETTER BOX IS PROVIDED AT GROUND LEVEL FOR EACH UNIT.
- WATER TANK FOR FIRE SAFETY REQUIREMENT PROVIDED AS PER CHEPTER NO. 22.21 OF CGDCR 2017
- ELECTRICAL INFRASTRUCTURE SHALL BE PROVIDED AS PER CLAUSE NO. 21.11 OF CGDCR 2017
- DRINKING WATER FACILITY FOR DISABLED PERSONS IS PROVIDED AS PER THE CLAUSE NO. 21.8.2 OF CGDCR 2017
- DRAINAGE FACILITY 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 PROVI. OF THE CLAUSE NO. 21.1.4 OF CGDCR 2017
- THE STRUCTURE OF THE BUILDING IS DESIGNED AS PER THE NORMS OF THE SPECIFIED IN THE INDIAN STANDARD AND TAKE NECESSARY ACTION SHALL BE TAKEN 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 PALNTATION IS PROVIDED AS PER THE CLAUSE NO. 25.5 OF CGDCR 2017
- MAINTANANCE AND UPGRADATION OF BUILDING IS AS PER CHAPETER NO. 27 OF CGDCR 2017
- FIRE SAFETY SYSTEM IS PROVIDED AS PER CHAPTER NO. 22 OF CGDCR 2017
- MARGINAL SPACE & CELLAR SLAB SHALL HAVE LOAD BEARING CAPACITY OF 4060 TONNES PER SQUARE METER SHALL BE PROVIDED AS PER CHAPTER NO. 22.3 OF CGDCR 2017

VIAAN BUILDCON
LIC. NO.: DEV789100821
DEVELOPER

VIAAN BUILDCON
Partner
OWNER

HILESH P. KHERNAR
C-2/102, PUSHKAR RESIDENCY, B/H. ANNAPURNA RESTAURANT, JASODANAGAR, AHMEDABAD. AMC LIC. No. CW 0412/11032
CLERK OF WORK

HILESH P. KHERNAR
C-2/102, PUSHKAR RESIDENCY, B/H. ANNAPURNA RESTAURANT, JASODANAGAR, AHMEDABAD. AMC LIC. No. ER 0713270419
ENGINEER

R. G. UPADHYAY
STRUCTURE ENGINEER

Ahmedabad Municipal Corporation
Zone: SOUTH
Date: 27/12/18
AUTHORITY

SCRUTINIZE COPY
D.H.P. 27/12/18
IDO, BPSP, AMC