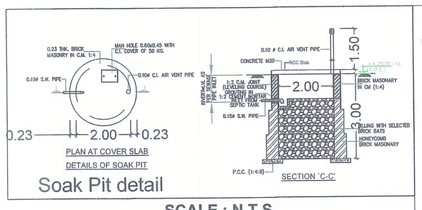
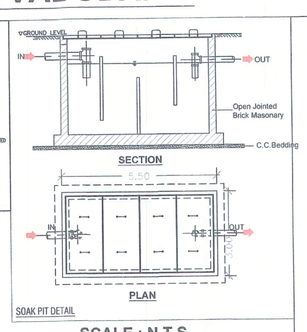
PROJECT TITLE : PROPOSED RESIDENTIAL.LAY-OUT & BUILDING PLAN OF BLOCK.No: 673,F.P.NO: 39,O.P.NO:67,T.P.02, AT VILL:ANKODIYA, DIST. VADODARA.



Soak Pit detail

SCALE : N.T.S.



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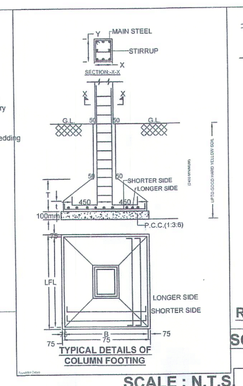
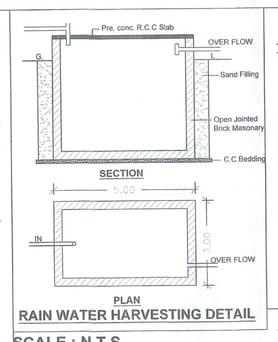


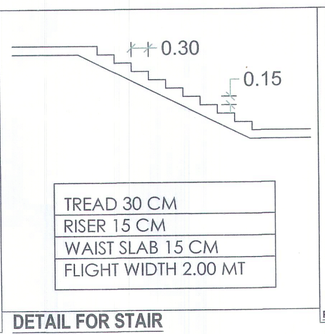
TYPICAL DETAILS OF COLUMN FOOTING

SCALE : N.T.S.

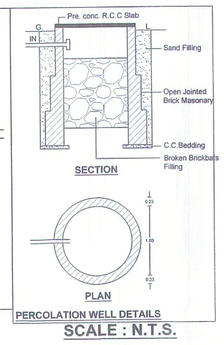


RAIN WATER HARVESTING DETAIL

SCALE : N.T.S.



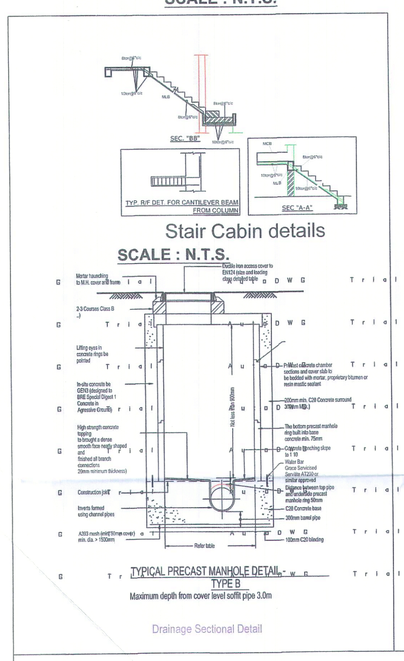
DETAIL FOR STAIR



PERCOLATION WELL DETAILS

SCALE : N.T.S.

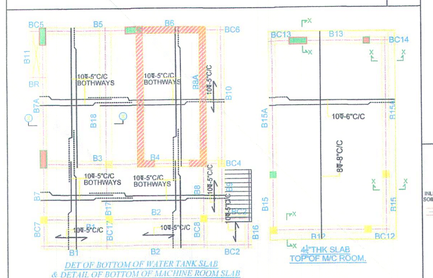
Unless r... the validity of this p... Expires on Dt. 05-04-2022



Stair Cabin details

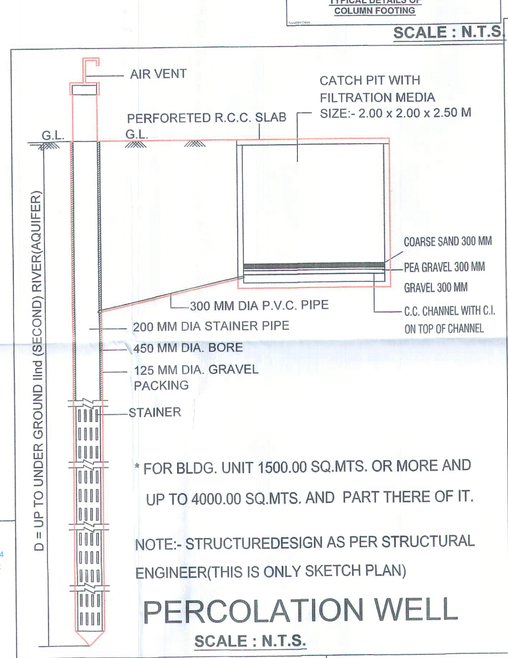
SCALE : N.T.S.

Drainage Sectional Detail



Lift Cabin details

SCALE : N.T.S.

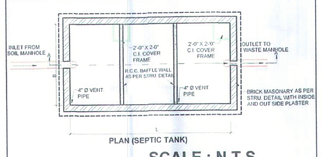


* FOR BLDG. UNIT 1500.00 SQ.MTS. OR MORE AND UP TO 4000.00 SQ.MTS. AND PART THERE OF IT.

NOTE:- STRUCTUREDESIGN AS PER STRUCTURAL ENGINEER(THIS IS ONLY SKETCH PLAN)

PERCOLATION WELL

SCALE : N.T.S.



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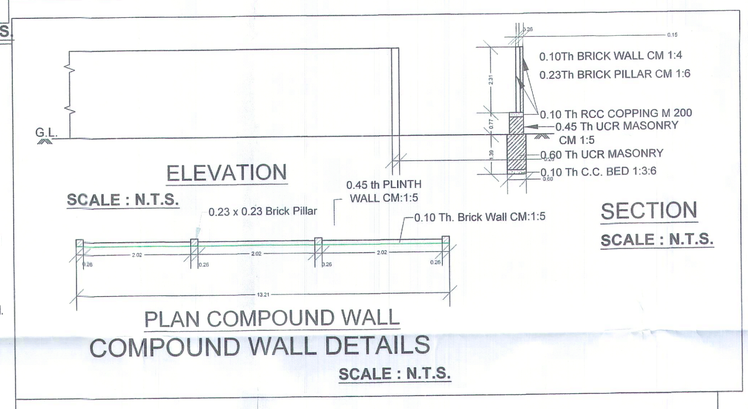
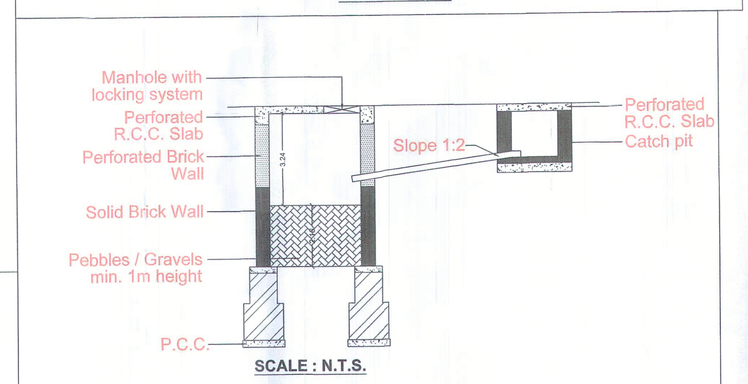


COMPOUND WALL DETAILS

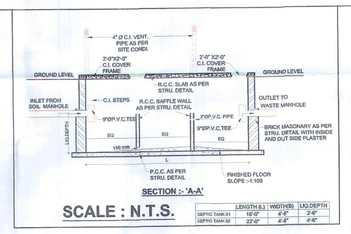
SCALE : N.T.S.



SCALE : N.T.S.

DETAIL OF RAIN WATER HARVESTING

Percolating Pit Section



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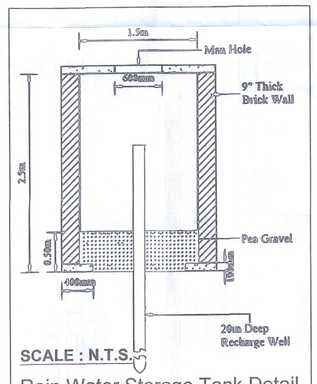
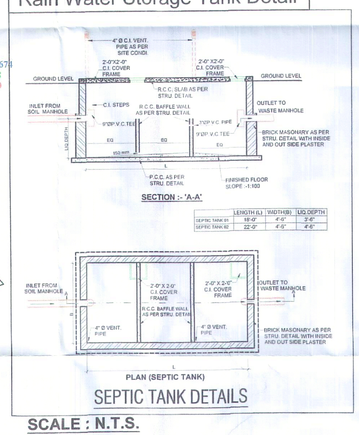


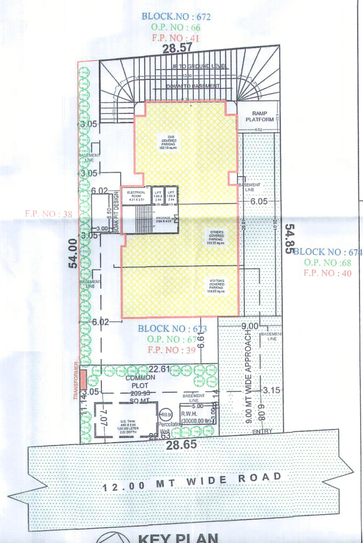
SCALE : N.T.S.

Rain Water Storage Tank Detail



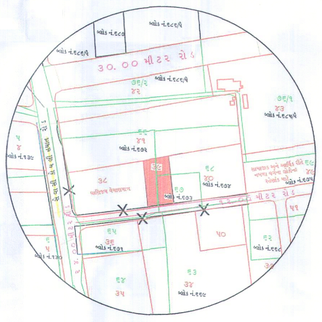
SEPTIC TANK DETAILS

SCALE : N.T.S.



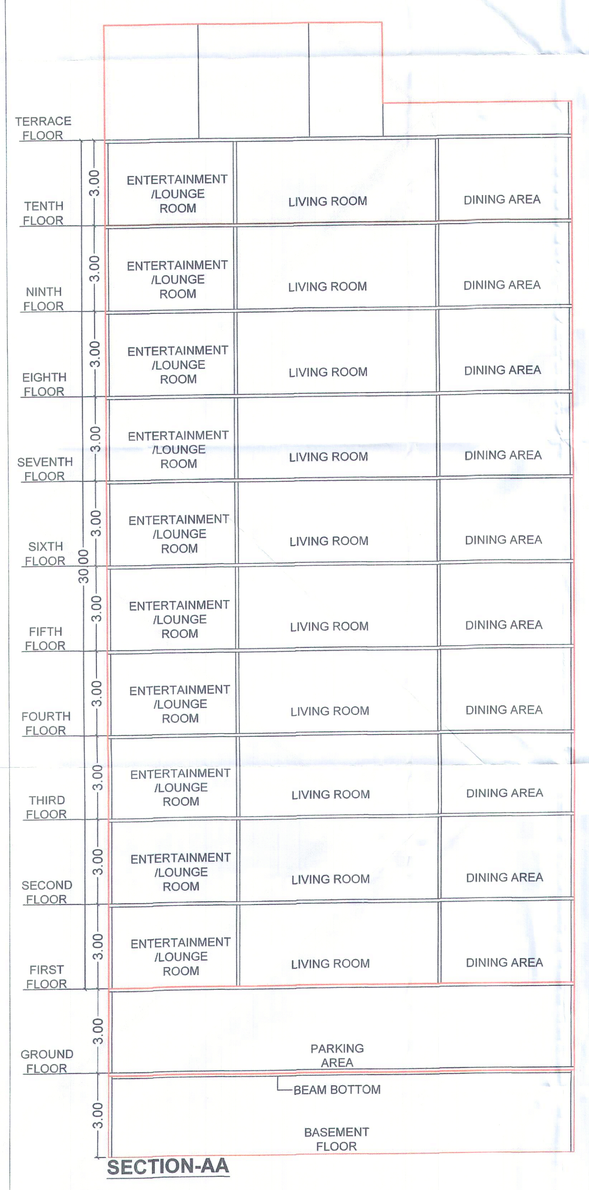
KEY PLAN

SCALE :- 1.00 CM = 4.00 MT

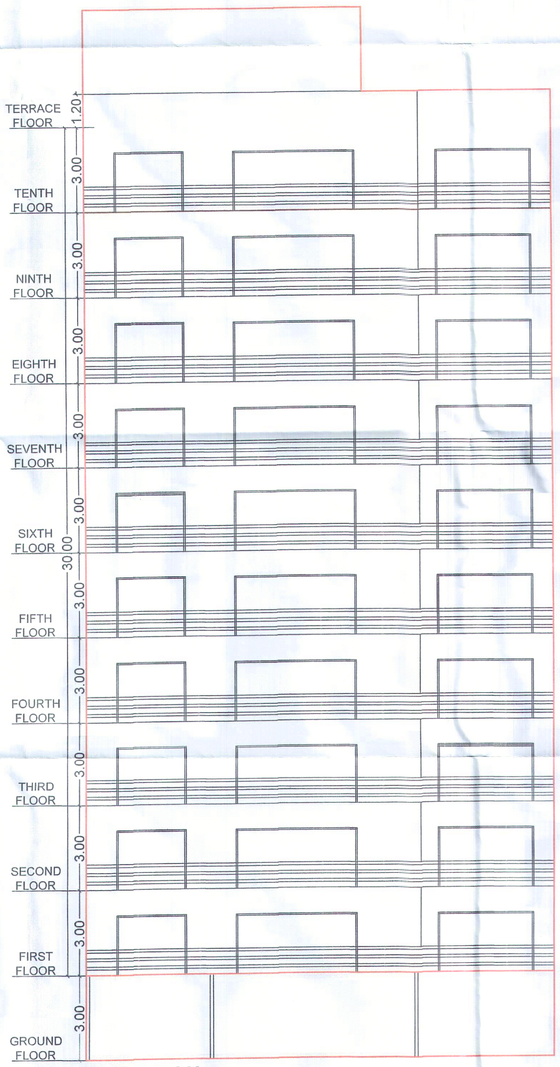


KEY PLAN

SCALE :- 1.00 CM = 20.00 MT



SECTION-AA



ELEVATION

SOLID WASTE BIN CALCULATION FOR NON- RESIDENTIAL & RESIDENTIAL

SOLID WASTE BIN REQUIRE 20 LITERS/100 Sq.Mt. OF FLOOR AREA
REQUIRE CAPACITY OF WASTE BIN =4786.32/20 = 239.31 LITER
PROVIDE WASTE BIN =240 LITER

TREE PLANTATION CALCULATION

REQ. 200 SMT. PLOT AREA = 5 TREE REQ.
PLOT AREA= 1559.00/200 = 9.65 x 5 = 38.97
SAY 39 TREE REQ. , PROVI.= 40 TREE

AREA TABLE
FORM No : 6A
(See Schedule 4a)

1/2

A. AREA STATEMENT	SQ.MTS.
1. Area of land/property as per record or as per site condition	1559.00
B. Deduction for :	
(b) Any reservation	---
3. Net area of plot	---
4. Common Plot (10%) (1559.00 X 10)	209.93
5. Balance area of Plot	1349.07
6. Permis. b.up area on G.F.	
7. Permis. Normal F.S.I. [1559.00 x 1.80]	2806.20
Permis. Normal F.S.I. [1559.00 x 0.90]	1403.10
TOTAL PERMISSIBLE F.S.I. [1.80 + 0.90 = 2.70] [2806.20 +1403.10]	4209.30
[b] Premium F.S.I. to be Purchased [4209.22-2806.20]	1403.02
8. Existing built up area on G.F	
9. Proposed built up area G.F	467.56
10. Grand total of built up area on G.F.	467.56

I. LIST OF DRAWING ATTACHED		
Sr.No	Description	Copies

II REFERENCES
Last approved plan (if any)
Permissible order no.
Date of approval

	EXISTING		PROPOSED	
11. Proposed floor space area	BUILT UP	F.S.I.	BUILT UP	F.S.I.
CLUB HOUSE				
Basement floor	810.66		810.66	0.00
Ground floor	467.56	173.61	467.56	
First floor	469.00	426.20	463.13	420.33
Second floor	469.00	426.20	463.13	420.33
Third floor	469.00	426.20	463.13	420.33
Fourth floor	469.00	426.20	463.13	420.33
Fifth floor	469.00	426.20	463.13	420.33
Sixth floor	469.00	426.20	463.13	420.33
Seventh floor	469.00	426.20	463.13	420.33
Eighth floor	469.00	426.20	463.13	420.33
Ninth floor	469.00	426.20	463.13	420.33
Tenth floor			463.13	420.33
Terrace floor	88.26	0.00	62.19	5.92
Total proposed floor space area	5587.48	4009.41	5971.71	4209.22
12. Total existing floor space area(if any)		4009.41		
12. Total proposed floor space area				4209.22
13. Grand total of floor space area				
14. Total f.s.i. consumed		2.57< 2.70		2.69< 2.70

B. PARKING STATEMENT

TOTAL PROP. RESI. F.S.I = 4209.22
REQ PARKING @ 20 % = 841.84 sq.mt.
(AS PER GDCR CL. NO. 8.12.1)

FOR RESIDENTIAL PARKING

VEHICLE	REQ. AREA
CAR PARKING @ 50 %	420.92
OTHER'S PARKING @ 40%	336.73
VISITOR'S PARKING @ 10%	84.19
TOTAL	841.84

TOTAL REQ. COMM. + RESID.			PROVIDED PARKING		
RESIDENTIAL	TOTAL REQ. AREA		BASEM.	GR.LVL	TOTAL
CAR PARKING	420.92	400.94	247.92	182.13	430.05
OTHER'S PARKING	336.73	336.26	367.40	110.35	477.75
VISITOR'S PARKING	84.19	84.07	147.73	119.03	266.76
NET TOTAL	841.84	840.66	763.05	411.51	1174.56

LIFT CALCULATION

TOWER; A = 3rd TO 10th Flr. = 1flat x 8Flr. = 8 FLAT'S

1 LIFT (CAP.=6 PERSON) REQD. FOR 30 UNITS
8 / 30 = 1.00 REQUIRED NOS. LIFT.(SAYS 1X6 =6 PASSENGER)
PROVIDED 1 LIFT OF 6 PASSENGER
PROVIDED 1 LIFT OF FIRE

SCHEDULE OF OPENING

MD	-	1.07 X 2.10
WN	-	1.20 X 0.90
D1	-	0.90 X 2.10
DW	-	1.39 X 2.10
D2	-	0.75 X 2.10
W	-	1.80 X 1.20
WH	-	1.20 X 1.20
V	-	0.60 X 0.60

SOLAR POWER CALCULATION

MIN 5% OF CONNECTED LOAD

ESTIMATED CONNECTED LOAD = 500 Kw
SOLAR PROVISION 5% = 25.00 Kw
12 SQMT/1Kw i.e.300 SQ.MT. AREA OF TERRACE
PROVI. 300 SQ.MT. ON TERRACE TOWER : A

TYPE	DISCRIPTION	LEVEL	AREA
RESID.	CAR'S	G.L.	182.13
RESID.	CAR'S	BASEM.	247.92
RESID.	OTHER'S	G.L.	110.35
RESID.	OTHER'S	BASEM.	367.40
RESID.	VISITOR'S	G.L.	119.03
RESID.	VISITOR'S	BASEM.	147.73
			1174.56

APPROVED SUBJECT TO CONDITION LAID DOWN IN BYELOWS PERMISSION Order No. Vada/... (Ankodiya) BP Date : 06/04/2022
Senior Town Planner
Urban Development Authority
Vadodara.

Development permission is granted subject to the... responsibility of the applicant and M. Architect / Engineer / Surveyor / Structural Engineer to fo... relevant I. S. specifications in educ... design le... is such ... design ... to value...

Ownership of the Common Plot Shall be in Joint Ownership of all the mem... of layout area and it shall not be Sellable

કોમન પ્લોટની જા.ઇ.ઓ.ની માલિકીની જગ્યા અવિભાજ્ય રાખવાની રહેશે.

STAMP AND SIGNATURE OF APPROVAL

TYPICAL FLOOR PLAN						
BUILDING NAME	FLAT NO.	CARPET AREA	BALCONY	WASH AREA	TERRACE AREA	NOS.
FIRST FLOOR	101	317.94	0.00	6.86	71.58	1
SECOND FLOOR	201	317.94	0.00	6.86	71.58	1
THIRD FLOOR	301	317.94	0.00	6.86	71.58	1
FOURTH FLOOR	401	317.94	0.00	6.86	71.58	1
FIFTH FLOOR	501	317.94	0.00	6.86	71.58	1
SIXTH FLOOR	601	317.94	0.00	6.86	71.58	1
SEVENTH FLOOR	701	317.94	0.00	6.86	71.58	1
EIGHTH FLOOR	801	317.94	0.00	6.86	71.58	1
NINTH FLOOR	901	317.94	0.00	6.86	71.58	1
TENTH FLOOR	1001	317.94	0.00	6.86	188.36	1
TOTAL		3179.40		68.60	832.58	10

EXISTING BUILT UP AREA		PROPOSED BUILT UP AREA	
TOWER	A	TOWER	A
	RESID.		RESID.
CLUB HOUSE	0.00	CLUB HOUSE	
BASEM.	810.66	BASEM.	810.66
G.F.	467.56	G.F.	467.56
1st	469.00	1st	463.13
2nd	469.00	2nd	463.13
3rd	469.00	3rd	463.13
4th	469.00	4th	463.13
5th	469.00	5th	463.13
6th	469.00	6th	463.13
7th	469.00	7th	463.13
8th	469.00	8th	463.13
9th	469.00	9th	463.13
10th		10th	463.13
CABIN	88.26	CABIN	62.19
TOTAL	5587.48	TOTAL	5971.71
EXISTING F.S.I. AREA		PROPOSED F.S.I. AREA	
	RESID.		RESID.
TOWER		TOWER	
G.F.	173.61	G.F.	
1st	426.20	1st	420.33
2nd	426.20	2nd	420.33
3rd	426.20	3rd	420.33
4th	426.20	4th	420.33
5th	426.20	5th	420.33
6th	426.20	6th	420.33
7th	426.20	7th	420.33
8th	426.20	8th	420.33
9th	426.20	9th	420.33
10th		10th	420.33
TERRACE			5.92
TOTAL	4009.41	TOTAL	4209.22

DETAIL OF UNITS		
TOWER	A	TOTAL
	RESID.	
G.F.	0	0
1st	1	1
2nd	1	1
3rd	1	1
4th	1	1
5th	1	1
6th	1	1
7th	1	1
8th	1	1
9th	1	1
10th	1	1
TOTAL	10	10

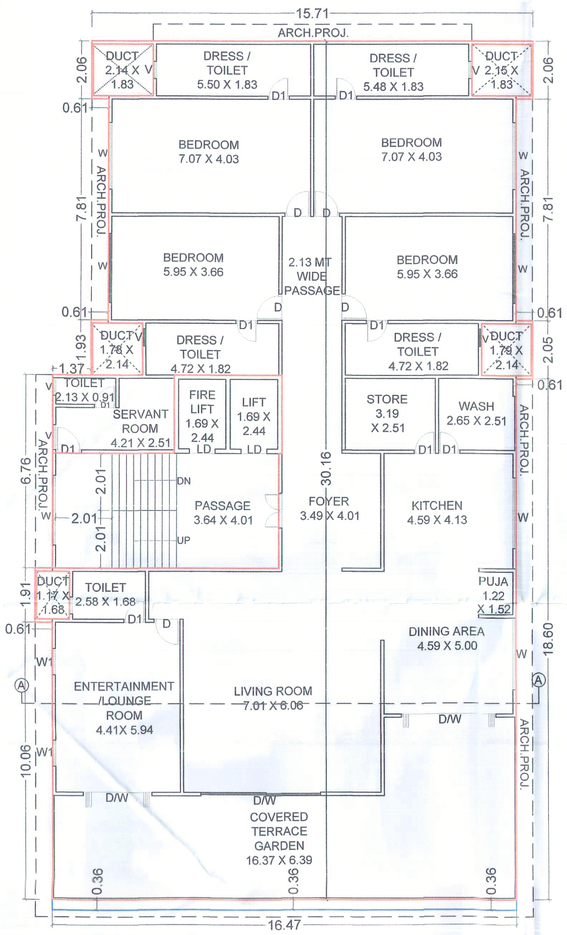
DESIGN STUDIO architects & interiors

RUCHIR SHETH
ARCHITECT

VUDA LIC.NO. A-508/2018 TO 2023

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

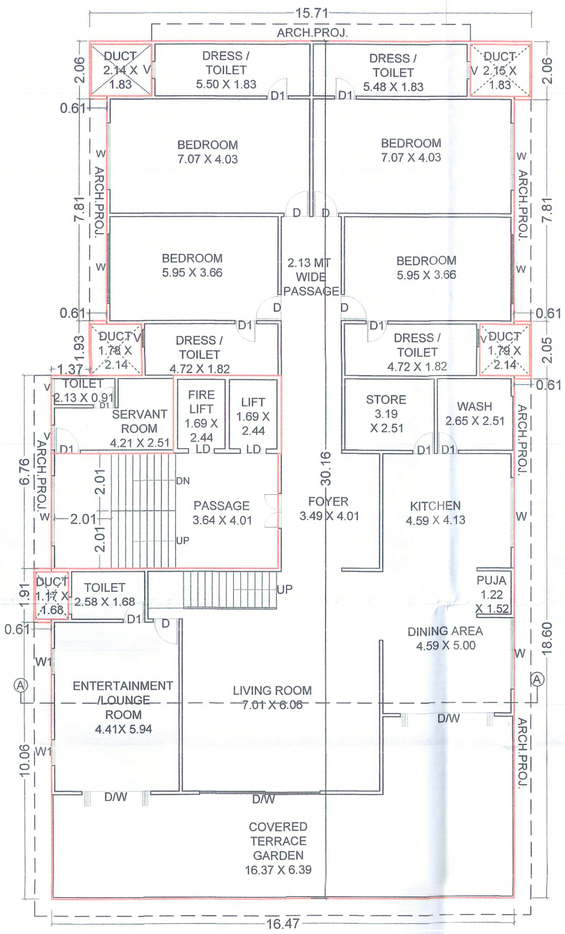
PROJECT TITLE : PROPOSED RESIDENTIAL.LAY-OUT & BUILDING PLAN OF BLOCK.No: 673,F.P.NO: 39,O.P.NO:67,T.P.02, AT VILL:ANKODIYA,DIST. VADODARA.



9TH FLOOR PLAN

BUILT UP AREA [420.33+42.80] = 463.13 Sq.mt.

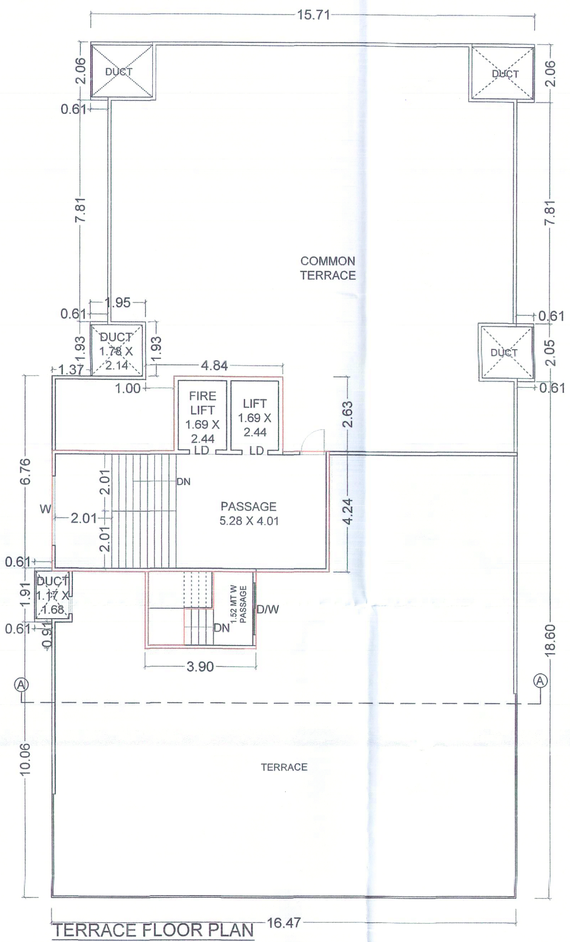
F.S.I. AREA = 420.33 sq.mt.



10TH FLOOR PLAN

BUILT UP AREA [420.33+42.80] = 463.13 Sq.mt.

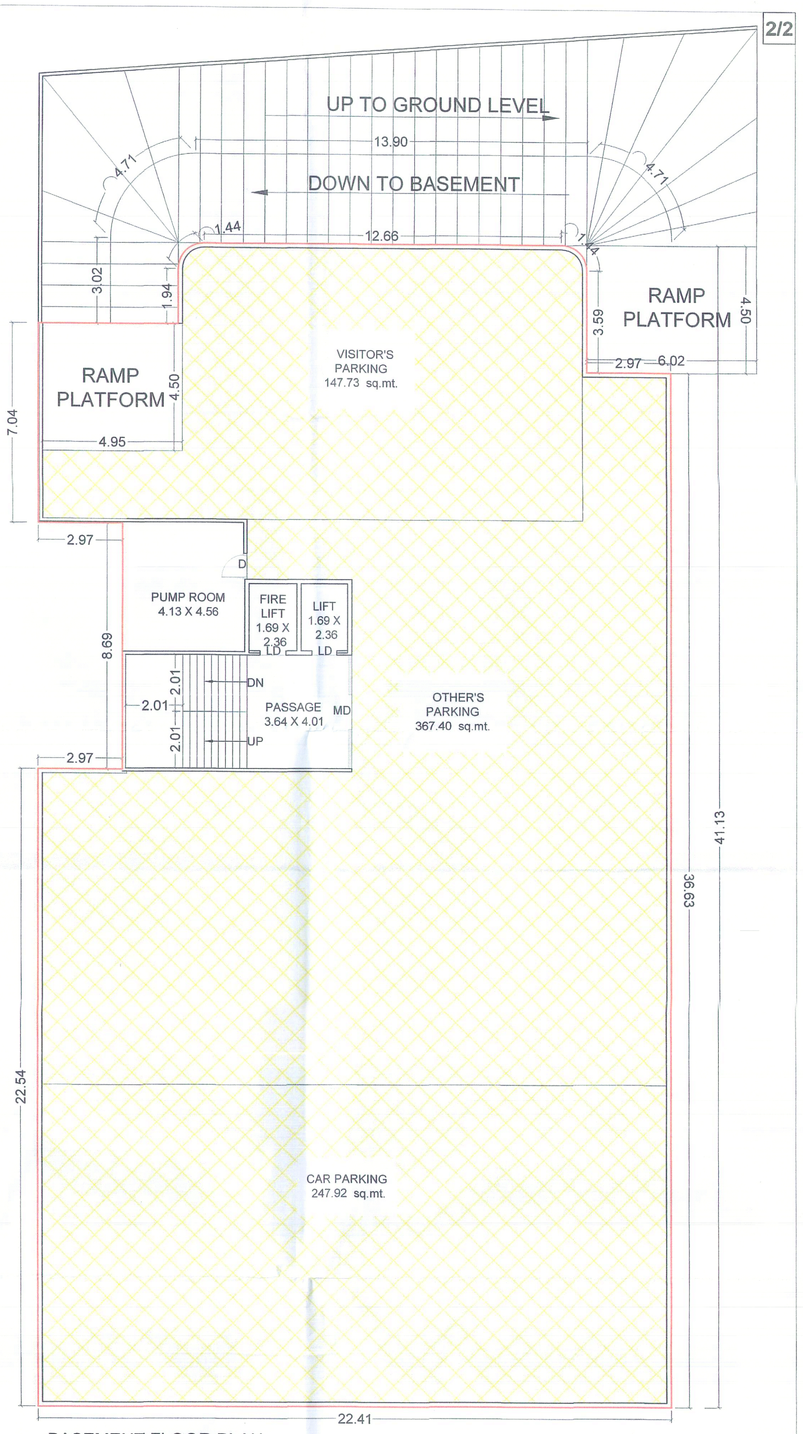
F.S.I. AREA = 420.33 sq.mt.



TERRACE FLOOR PLAN

BUILT UP AREA =62.19 Sq.mt.

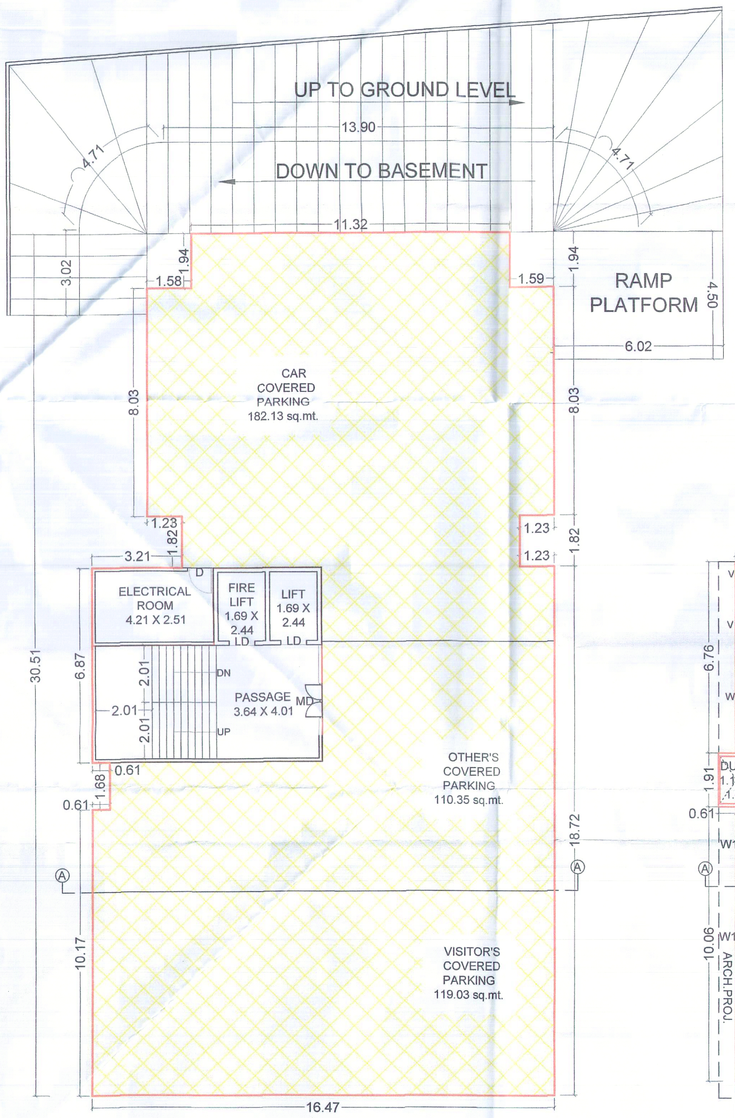
FSI AREA = 5.92 Sq.mt.



BASEMENT FLOOR PLAN

BUILT UP AREA = 810.66 Sq.mt.

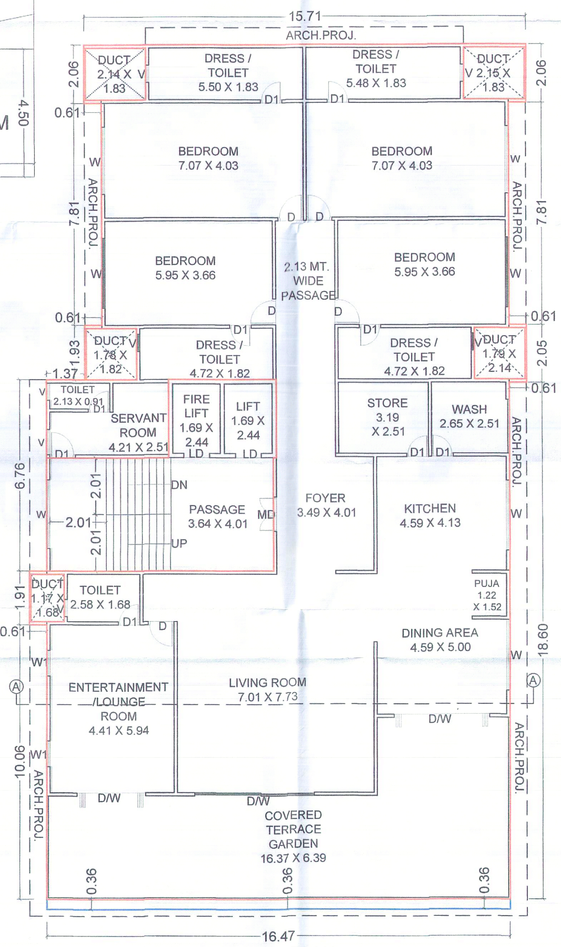
PARKING AREA =705.65 sq.mt.



GROUND FLOOR PLAN

BUILT UP AREA = 467.56 Sq.mt.

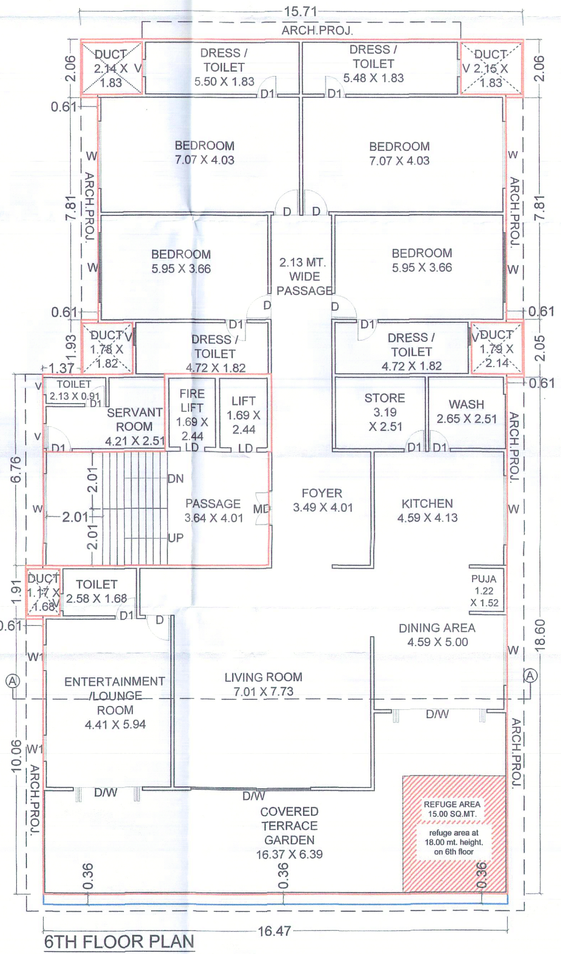
PARKING AREA = 411.51 sq.mt.



1ST TO 5TH & 7th , 8th FLOOR PLAN

BUILT UP AREA [420.33+42.80] =463.13 Sq.mt.

F.S.I. AREA = 420.33 sq.mt.



6TH FLOOR PLAN

BUILT UP AREA [420.33+42.80] =463.13 Sq.mt.

F.S.I. AREA = 420.33 sq.mt.

APPROVED SUBJECT TO ... LAID DOWN IN BUILDING ... Order No. Vuda/Plan/... 46/2020 Date :06/04/2020

Secretary Urban Development Authority Vadodara.

Unless renewed the Validity of this permission Expire on Dt. 05-04-2022

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

RUCHIR SHETH ARCHITECT

DESIGN STUDIO architects & interiors

VUDA LIC.NO. A-308/2018 TO 2023