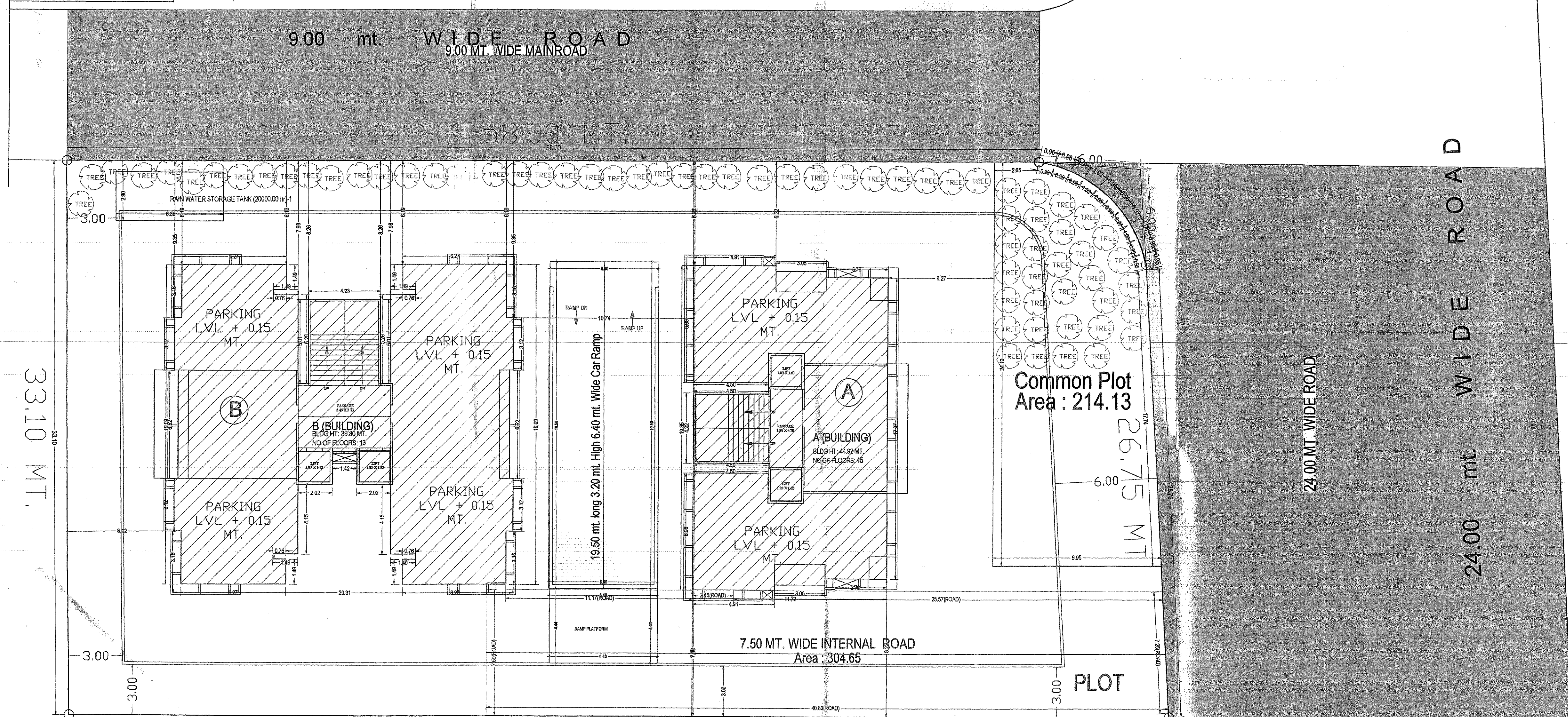
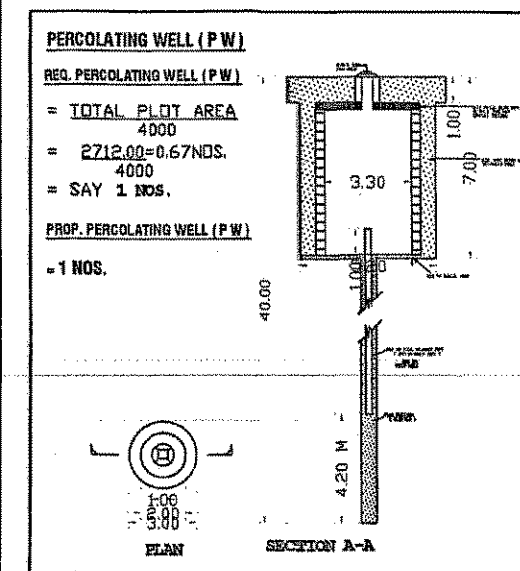


Project Title :PROPOSED LAYOUT FOR RESI. HIGH RISE BLDG. ON T.P.S. NO :- 46 (JAHANGIRPURA), F.P.NO.: 48, O.P. NO.20, R.S. NO. :- 71, JAHANGIRPURA, DIST. :SURAT.



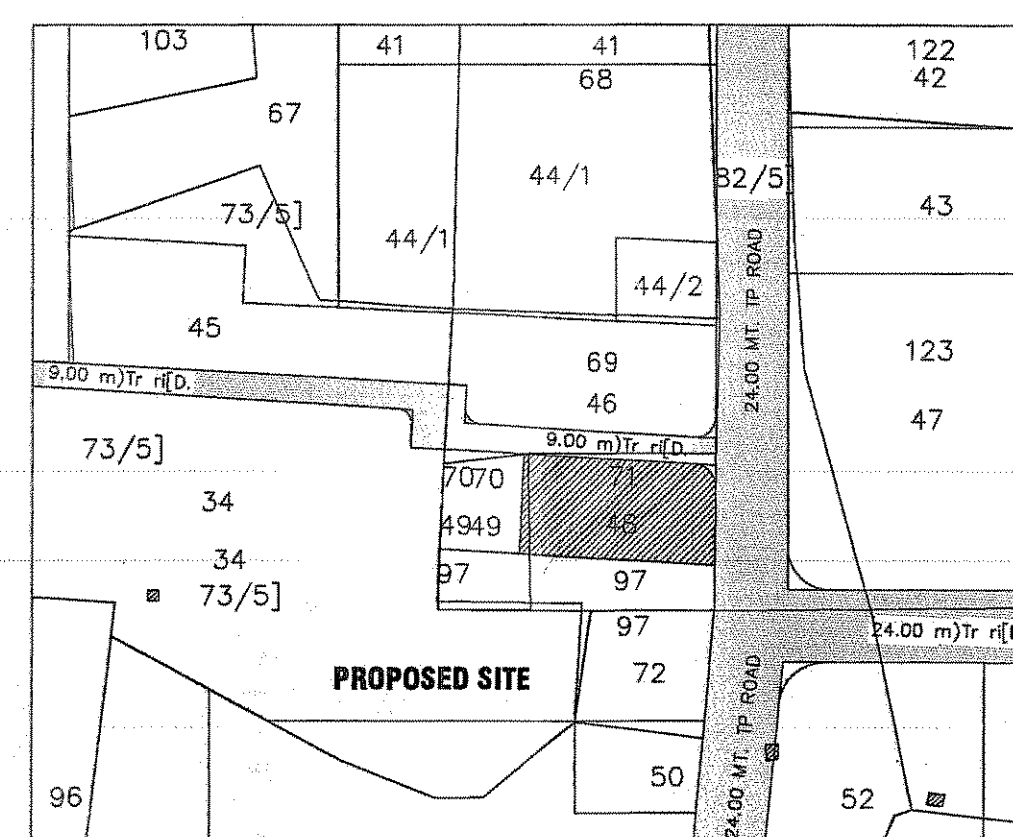
Building Name	Building Use	Building Sub-Use	Building Use Group	Building Type	Building Structure
B (BUILDING)	Residential	Residential Apartment Bldg	Dwelling-3	-	-
A (BUILDING)	Residential	Residential Apartment Bldg	Dwelling-3	-	-

Building Name	Type	Sub-Use	Area	Units	Required Parking Area (Sq.mt.)	Car	Other Parking
B (BUILDING)	Residential	Residential Apartment Bldg	0.0 - 80	1	3234.92	645.88	323.49
A (BUILDING)	Residential	Residential Apartment Bldg	0.0 - 80	1	2482.91	496.58	248.29
Total					1143.56	571.78	114.36

Use Type	Area	No.	Area	No.	Area	No.	Area	No.	Area	No.
Residential	571.78	850.82	0	0	114.36	168.13	0	3	0.00	562.60
Total	571.78	850.82	0	0	114.36	168.13	0	3	0.00	562.60

Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Stair/Case	Lift	Lift Lobby	Parking	Resid.	Proposed FSI Area (Sq.mt.)	Total FSI Area (Sq.mt.)	No. of Unit
B (BUILDING)	1	4210.45	445.90	120.42	4.46	143.08	261.63	3234.96	3234.96	48
A (BUILDING)	1	4692.51	462.97	144.33	8.12	0.00	1474.19	2482.90	2482.90	28
Grand Total	2	8802.96	928.87	264.75	12.58	143.08	1735.81	5717.86	5717.86	76

LAY OUT PLAN
SCALE :- 1CM = 1.00 MT.
SITE PLAN



KEY PLAN
SCALE :- N.T.S.

AREA STATEMENT	VERSION NO. 1.0.10	VERSION DATE: 09/10/2018
PROJECT DETAIL :		
Site Address: T.P.S. No. 46 JAHANGIRPURA, F.P. No. 48, Sub-Plot: BLK. NO. 71		Plot Use: Residential
Authority: Surat Municipal Corporation (SMC)		Plot Sub-Use: Residential Apartment Bldg
Authority Class: D1		Plot Use Group: Dwelling-3
Authority/Zone: Municipal Corporation		Land Use Zone: Residential use Zone
One Track: Regular		Conceptualized Use Zone: R1
Project Type: Building Permission		
Nature of Development: NEW		
Development Area: Final Town Planning Scheme		
Sub-Development Area: NA		
Special Project: NA		
Special Road: NA		
Site Address: T.P.S. No. 46 JAHANGIRPURA, F.P. No. 48, Sub-Plot: BLK. NO. 71		
AREA DETAILS :	Sq.Mts.	
1. Area of Plot as per record	2133.00	
7/12 or Document	2133.25	
As per site condition	2133.00	
Area of Plot Considered	2133.00	
2. Deduction for:		
(a) Proposed roads	0.00	
(b) Any reservations	0.00	
Total (a + b)	0.00	
3. Net Area of plot (1 - 2) AREA OF PLOT	2133.00	
% of Common Plot (Road)	213.30	
% of Common Plot (Prop)	214.13	
Common Plot	214.13	
Balance area of Plot (1 - 4)	1918.87	
Plot Area For Coverage	2133.00	
Plot Area For FSI	2133.00	
Perm. FSI Area (1.80)	3839.40	
Perm. Paid FSI Area (0.90)	1919.70	
Total Perm. FSI area with Paid FSI (2.70)	5759.10	
5. Total Perm. FSI area	1678.42	
Total Paid Proposed FSI Area		
6. Total Built up area permissible at:		
a. Ground Floor	0.00	
Proposed Coverage Area (25.07 %)	539.78	
Total Prop. Coverage Area (25.07 %)	539.78	
Balance coverage area (1 - %)	0.00	
Proposed Area at:		

	Proposed Built up	Existing Built up	Proposed F.S.I	Existing F.S.I
Basement Floor	1344.61	0.00	0.00	0.00
Ground Floor	516.80	0.00	0.00	0.00
First Floor	534.78	0.00	446.93	0.00
Second Floor	534.78	0.00	446.93	0.00
Third Floor	534.78	0.00	446.93	0.00
Fourth Floor	534.78	0.00	446.93	0.00
Fifth Floor	534.78	0.00	446.93	0.00
Sixth Floor	534.78	0.00	446.93	0.00
Seventh Floor	534.78	0.00	446.93	0.00
Eighth Floor	534.78	0.00	446.93	0.00
Ninth Floor	534.78	0.00	446.93	0.00
Tenth Floor	534.78	0.00	446.93	0.00
Eleventh Floor	534.78	0.00	446.93	0.00
Twelfth Floor	534.78	0.00	446.93	0.00
Thirteenth Floor	214.21	0.00	177.35	0.00
Fourteenth Floor	214.21	0.00	177.35	0.00
Terrace Floor	96.97	0.00	0.00	0.00
Total Area:	8802.96	0.00	5717.86	0.00
Total FSI Area:			5717.82	
Total Built up Area:			8802.96	
Proposed F.S.I. consumed:			2.68	
C. Tenement Statement				
4. Tenement Proposed At:				
5. Total Tenement (2 + 4)		76.00		
6. Parking Statement		76		
E. Parking Space Required as per Regulations:			1143.56	
2. Proposed Parking Space:			1682.55	

Color Notes
COLOR INDEX
EXISTING CONSTRUCTION
PROPOSED CONSTRUCTION
COMMON OF
ROAD ALIGNMENT (ROAD WIDTH AND AREA)
FUTURE T.P. SCHEME PRODUCTION AREA
EXISTING (To be retained)
DEMOLITION (To be demolished)

Plot	Name	Nos Of Trees
Plot	Tree	55
Plot	Tree	68

Floor Name	B (BUILDING)	A (BUILDING)	Total	Total FSI Area (Sq.mt.)	Total Paid FSI Area (Sq.mt.)
Basement Floor	0.00	0.00	1344.61	0.00	0.00
Ground Floor	516.80	0.00	516.80	0.00	0.00
First Floor	534.78	214.21	748.99	534.78	446.93
Second Floor	534.78	214.21	748.99	534.78	446.93
Third Floor	534.78	214.21	748.99	534.78	446.93
Fourth Floor	534.78	214.21	748.99	534.78	446.93
Fifth Floor	534.78	214.21	748.99	534.78	446.93
Sixth Floor	534.78	214.21	748.99	534.78	446.93
Seventh Floor	534.78	214.21	748.99	534.78	446.93
Eighth Floor	534.78	214.21	748.99	534.78	446.93
Ninth Floor	534.78	214.21	748.99	534.78	446.93
Tenth Floor	534.78	214.21	748.99	534.78	446.93
Eleventh Floor	534.78	214.21	748.99	534.78	446.93
Twelfth Floor	534.78	214.21	748.99	534.78	446.93
Thirteenth Floor	214.21	0.00	214.21	177.35	177.35
Fourteenth Floor	214.21	0.00	214.21	177.35	177.35
Terrace Floor	96.97	0.00	96.97	0.00	0.00
Total	4210.45	3234.96	7445.41	5717.86	1678.42

GRANT OF THE PERMISSION IS SUBJECT TO THE FOLLOWING CONDITIONS
1. The remaining payments are to be made on or before the date of grant of the permission.
2. The permission granted does not involve the owner from any liabilities or the permission required under any other act.
3. The permission does not constitute the acceptance of correctness, confirmation, approval or endorsement of:
a. Title, ownership, and easement rights of the building/plot for which the building is proposed.
b. The area, dimensions and other properties of the plot which violate the plot violation certificate.
c. Correctness of demarcation of the plot on site.
d. Workmanship, soundness of material and structural safety of the proposed building.
e. Structural reports and structural drawings and shall not bind or render the Competent Authority liable in any way in respect to (a), (b), (c), (d) and (e) above.
4. The applicant, as specified in CDDC, shall submit:
a. Structural drawings and related reports, before the commencement of the construction.
b. Progress reports.
5. Follow the requirements for construction as per regulation no 5 of CDDC.
6. The permission has been granted relying upon the submissions, undertakings, attachments of true copies of the original documents made along with the application. It is believed that the applicant has provided the correct information and the applicant is true and legally valid. Also the plans are as per the prevailing Comprehensive General Development Control Regulations-2017.
7. In case of any discrepancy or falsification of the data found in the attached declaration or in the attachments, or violation of any conditions, the applicant shall automatically stand cancelled/revoked and the contractor/development carried out shall be considered illegal and unauthorised and the competent authority may take legal action to pull down illegal construction, action to discontinue further construction and or the use of building, and or other legal actions including initiating criminal proceedings. Consequent damage or loss on account of forced or other legal actions shall be the responsibility of the applicant. Also, the owner or applicant shall have no right for any claim or damages on account of any action by the competent authority.
8. The permission granted shall be subject to the following conditions:
a. The permission granted shall be subject to the following conditions:
b. The permission granted shall be subject to the following conditions:
c. The permission granted shall be subject to the following conditions:
d. The permission granted shall be subject to the following conditions:
e. The permission granted shall be subject to the following conditions:
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w. The permission granted shall be subject to the following conditions:
x. The permission granted shall be subject to the following conditions:
y. The permission granted shall be subject to the following conditions:
z. The permission granted shall be subject to the following conditions:

