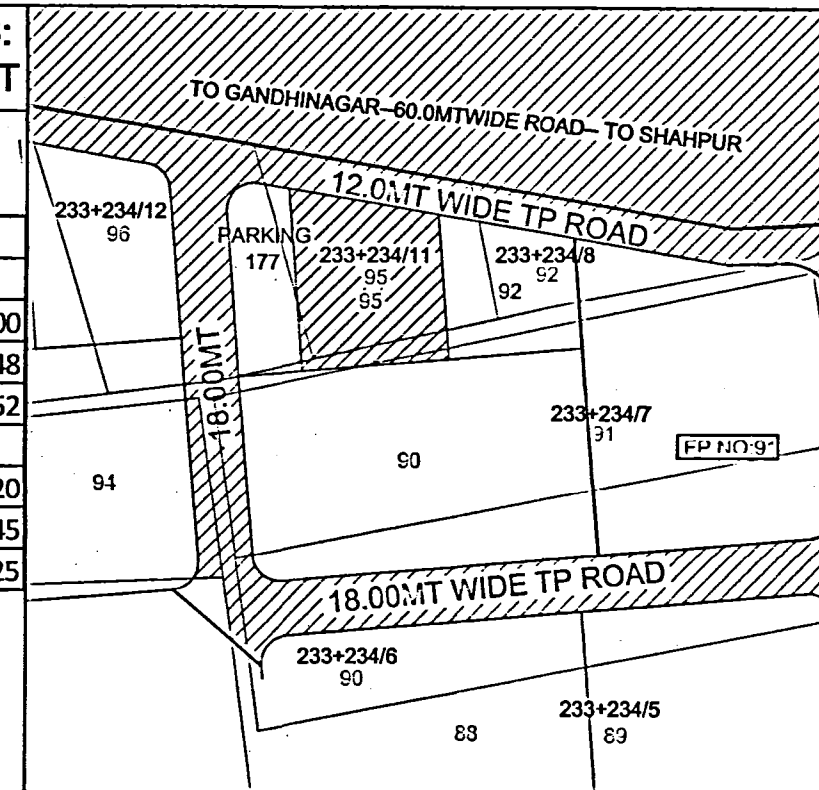


COMMON PLOT AREA CALCULATIONS:
=(29.22+25.63)*0.5*14.05 = 385.32 SQ.MT

TREE PLANTATION CAL:
=2634/200=13.17*3=39.51=40 NOS

FSI AREA STATEMENT :	
FOR COMMERCIAL USE:	
PERMISSIBLE FSI @2450*1.8	4410.00
PROPOSED FSI	4372.48
BALANCE FSI	37.52
FOR RESIDENCE USE:	
MINIMUM FSI @184*1.80	331.20
PROPOSED FSI	368.45
FSI OVER MINI. FSI	37.25

The permission is valid only till the DP/TPS remains Dealt and further that the permission shall stand revoked as soon as there is change in DP/TPS with reference to the land under reference.



KEY PLAN
(SCALE: 1.0CM: 20.0MT)

FSI AREA TABLE:			
	FOR COMM.	FOR RESI.	TOTAL
PERMISSIBLE FSI	4410.00	331.20	4741.20
PROPOSED FSI	4372.48	368.45	4740.93
BALANCE FSI	37.52	-37.25	0.27

PARKING AREA CALCUALTIONS (FOR BOTH USES)

CONSIDERING COMMERCIAL NORMS:

TOTAL USABLE B.A.:1150.71*4+292.24=4895.08 SQ.MT

REQUIRED PARKING AREA @30% = 1468.52 SQ.MT

PROPOSED PARKING AREA = 2538.37 SQ.MT

PROPOSED PARKING AREA CALCULATIONS:

PROPOSED PARKING AREA IN BASEMENT : 1561.39 SQ.MT

FRONT MARGINS(VISITOR PARKING) : 332.18 SQ.MT

(50.29*3*2)=44.29*7.50 = 332.18 SQ.MT

COMMON PLOT WITH SIDEMARGINS : 644.80 SQ.MT

=(35.27+ 27.18) *0.5*20.65 = 644.80 SQ.MT

(TWO WHEELER PARKING)

TOTAL PROPOSED PARKING AREA : 2538.37 SQ.MT

PARKING AREA TABLE:	REQUIRED	PROPOSED
TOTAL PRKING AREA	1468.52	2538.37
FOUR WHEELER PARKING(50%)	0734.26	1561.39
VISITOR PARKING (20%)	0293.70	332.18
TWO WHEELER PARKING (REM.)	0440.56	644.80

BUILT-UP AREA TABLE:

FLOOR	USE	COMMERCIAL		RESIDENCE		TOTAL	
		AREA IN SQ.MT	UNIT IN NOS	AREA IN SQ.MT	UNIT IN NOS	AREA IN SQ.MT	UNIT IN NOS
BASEMENT		1617.38	0			1617.38	0
H.P.		0	0	0	0	0	0
G.F.		1150.71	30	0	0	1150.71	30
F.F.		1150.71	22	0	0	1150.71	22
S.F.		1150.71	12	0	0	1150.71	12
T.F.		1043.67	10	107.04	1	1150.71	11
F.F.		0	0	292.24	2	292.24	2
ST CABIN		0.00	0	41.23	0	41.23	0
TOTAL		6113.18	74	440.51	3	6553.69	77

FSI AREA TABLE:

FLOOR	USE	COMMERCIAL		COMMERCIAL		TOTAL	
		AREA IN SQ.MT	UNIT IN NOS	AREA IN SQ.MT	UNIT IN NOS	AREA IN SQ.MT	UNIT IN NOS
G.F.		1119.88	30	0	0	1119.88	30
F.F.		1119.88	22	0	0	1119.88	22
S.F.		1119.88	12	0	0	1119.88	12
T.F.		1012.84	10	107.04	1	1119.88	11
F.F.		0	0	261.41	2	261.41	2
TOTAL		4372.48	74	368.45	3	4740.93	77

SHEET. NO:- 1/5	
REVISED PLAN SHOWING RESIDENCIAL+COMMERCIAL BUILDINGS LAYOUT ON BLOCKNO:(233+234)/11	
OP/FP NO:95, TPS NO:05(RANDESAN-KUDASAN)	
VILLAGE : RANDESAN, TA-DIST:GADHINAGAR	
SCALE : 1 cm. = 4 mt.	
ZONE:R-4-RESI. USE :RESIDENCE+COMMERCIAL	
AREA TABLE :- Sq.mt.	
AREA OF BLOCK NO: (233+234)/11	04052.00
AREA OF OP. NO: 95	04052.00
AREA OF FP. NO: 95	02634.00
REQ. C.P. 10 %	300.00
TOTAL PROPOSED CP	385.32
PROPOSED BUILTUP AREA ON G.F.	1150.71
PROPOSED BUILTUP AREA ON F.F.	1150.71
PROPOSED BUILTUP AREA ON S.F.	1150.71
PROPOSED BUILTUP AREA ON T.F.	1150.71
PROPOSED BUILTUP AREA ON FOURTH FL	292.24
PROPOSED BUILTUP AREA IN BASEMENT	1617.38
PROPOSED BUILTUP AREA ON CABIN	041.23
TOTAL PROPOSED BUILTUP AREA	06553.69

FSI AREA TABLE :	
PERMISSIBLE FSI @1.8 (2634.0*1.8)	04741.20
PROPOSED FSI (1122.41*4)	04740.93
BALANCE FSI	000.27

COLOUR NOTE :-

PROP. WORK =	FINAL PLOT
PROP. DRAIN =	PERCOLATING WELL : PW
ROAD =	C.P. =
PLOT BOUN. =	

For, Shree Rang Infrastructure

Partner

OWNER/DEVELOPER

DILIP A. JANI
Civil Engineer
Plot No. 380/1, Sector No.3-B,
GANDHINAGAR,
GUDA/ENG/146/02/06
M:98258 47796

ENGINEER

SHAH DIGANT MUKUNDEHAI
63,EMBASSY MARKET,
NR. DINESH HALL,
ASHRAM ROAD,
AHMEDABAD-380 009,
Reg. No. GUDA/SDI-1084/04/2011

STRUCTURE DESIGNER

DILIP A. JANI
Civil Engineer
Plot No. 380/1, Sector No.3-B,
GANDHINAGAR,
GUDA/COV/53-11/23/02/04
M:98258 47796

COW

Development Charge Paid

Note Approved By C.E.A. GUDA

APPROVED

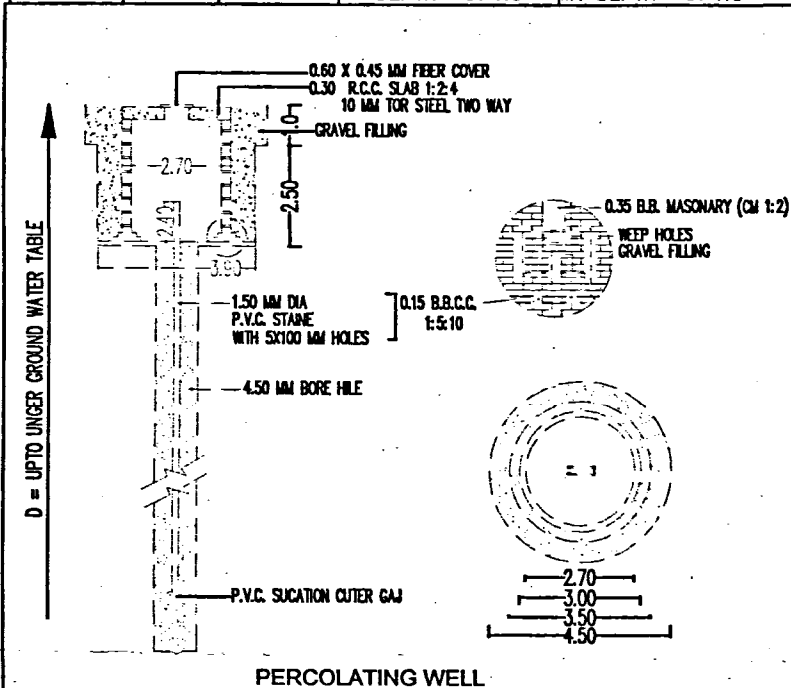
(As amended by..... Colour)
Subject to the conditions as mentioned
in the Office Letter No. PRW.....
Dated.....

Junior Town Planner
Gandhinagar Urban Development Authority
Gandhinagar.

AUTHORITY

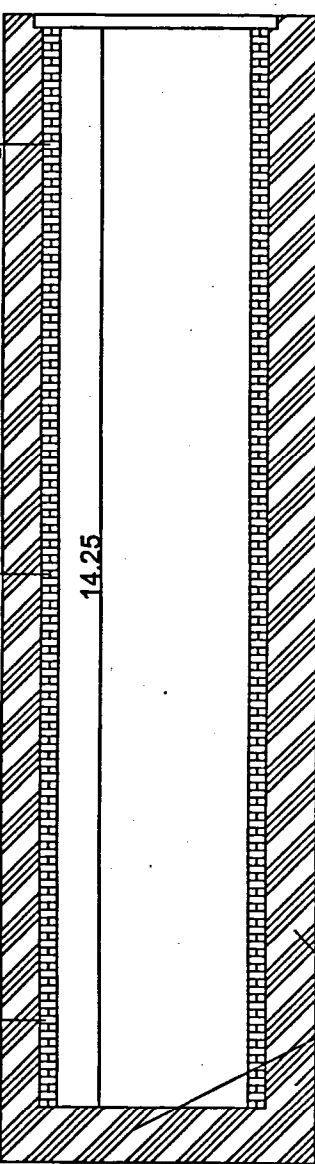
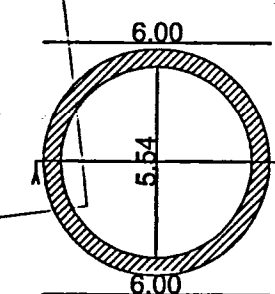
SEPTIC TANK DETAIL (AS PER IS- 2470)			
TYPE	NOS. OF UNIT	NOS. OF USER	PROPOSED SEPTIC TANK
	24 RESI	24*5=120	2.50*4.0*4.0-1NO

SOAK WELL DETAIL (AS PER IS- 2470)			
TYPE	NOS. OF UNIT	NOS. OF USER	PROPOSED SOAK WELL
	24 RESI	24*5=120	6.00 MT. DIA & 14.25 MT DEPTH -01 NO

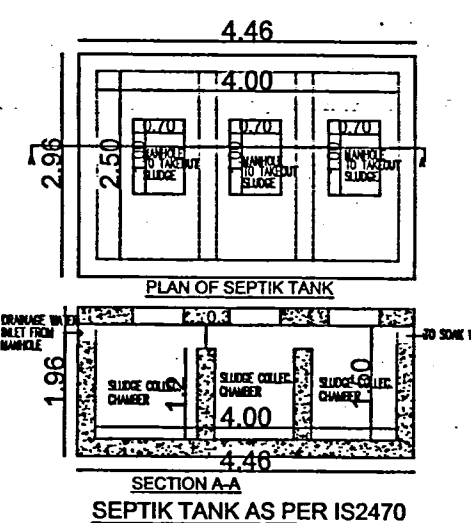


Owner is fully responsible
For open marginal Space
and road the Protion.

Final plant boundary and
allotment of final plot is
subjected to Variation by
Town Planning Officer.



SOAK WELLAS PER IS 2470



SEPTIK TANK AS PER IS2470

REVISED PLAN SHOWING
RESIDENCE+COMMERCIAL BUILDING
ON BLOCK NO: (233+234)/11,0P/FP
NO.95, TPS NO:05 (RANDEBAN),
VILLAGE-RANDEBAN, DIST:G NAGAR

DATE	SCALE	CHART
19/01/2014	1:100	1:100

DATE	SCALE	CHART
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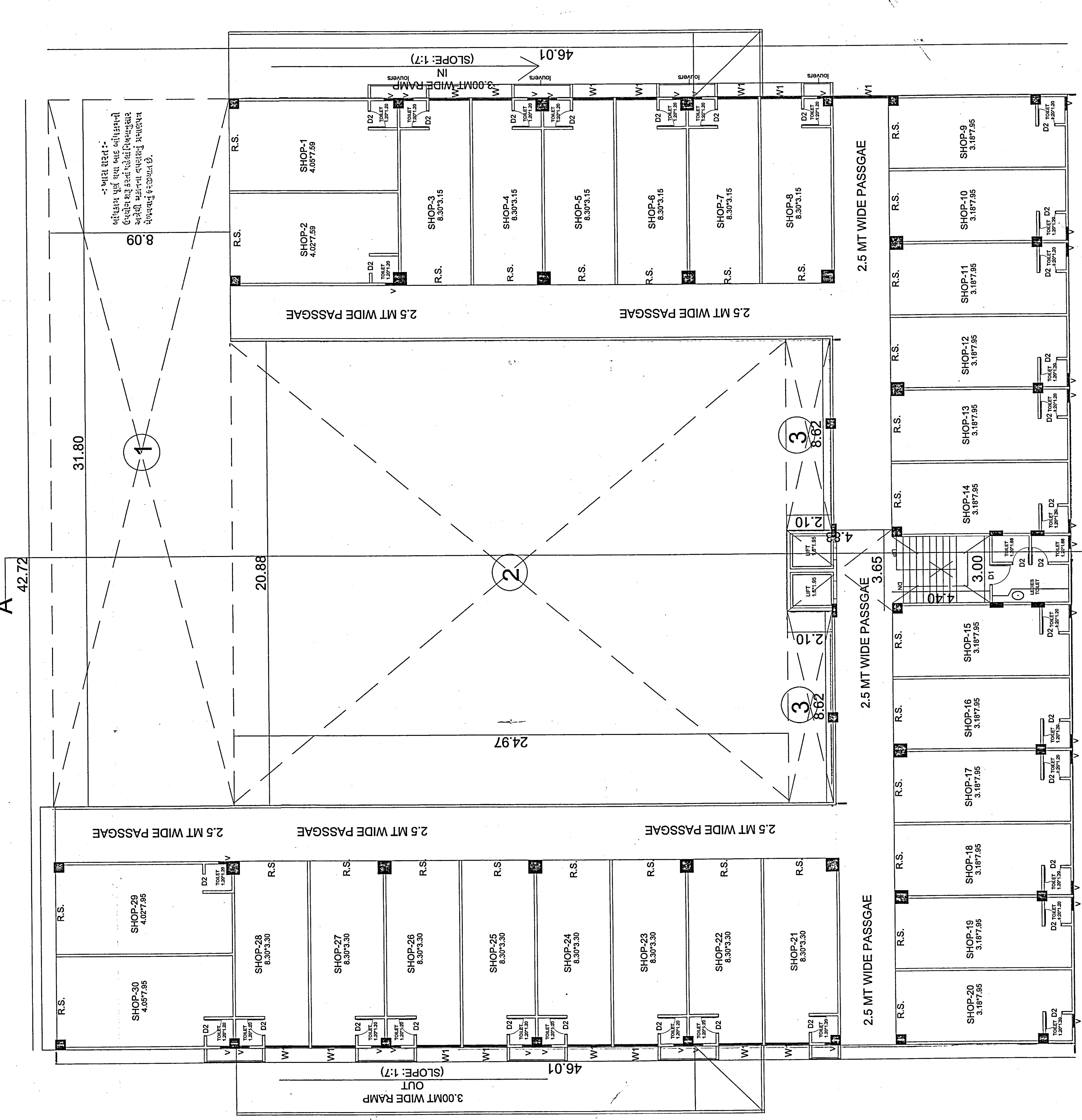
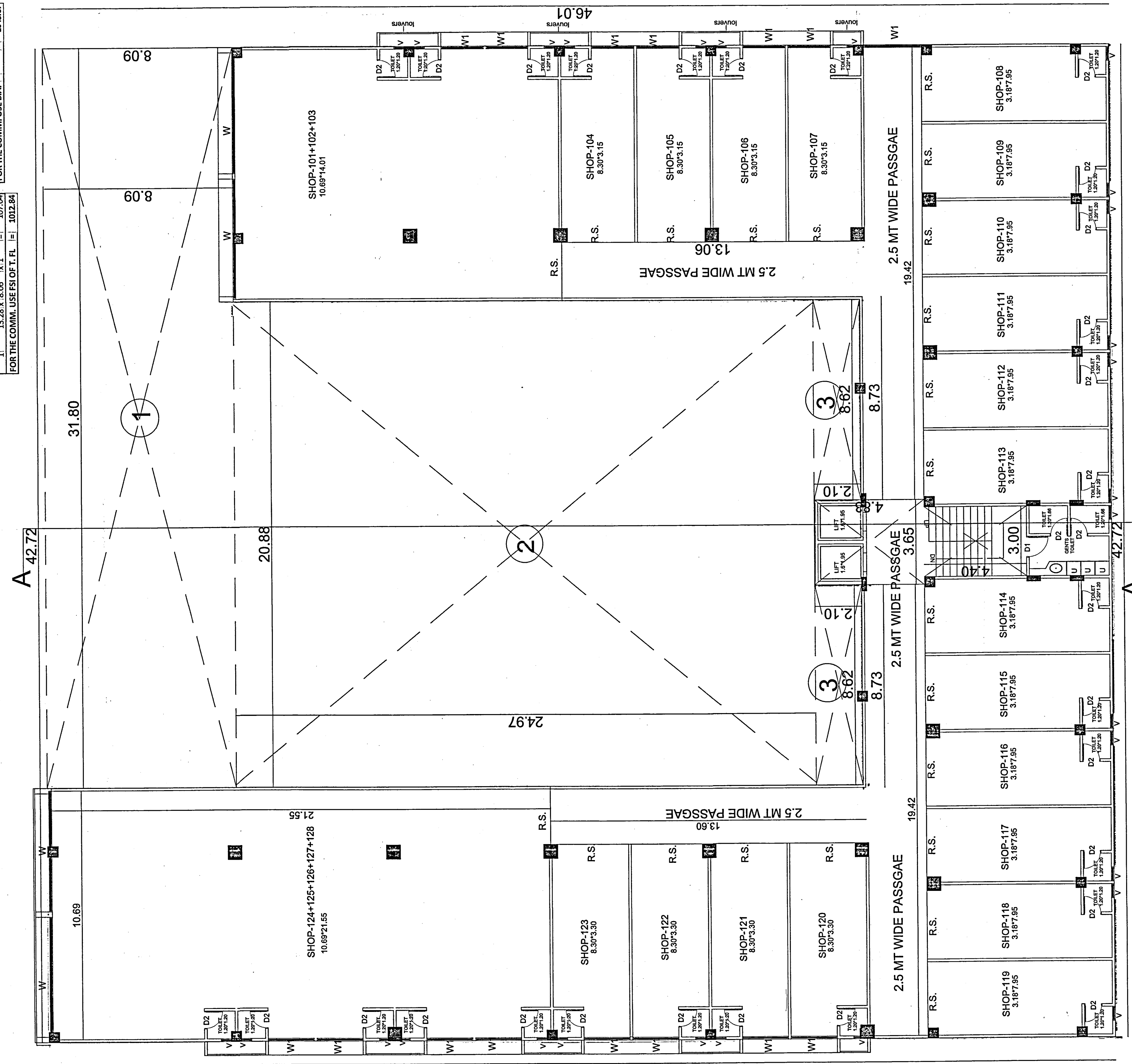
DATE	SCALE	CHART
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DATE	SCALE	CHART
19/01/2014	1:100	1:100



FIRST FLOOR PLAN

GROUND FLOOR PLAN

REVISED PLAN SHOWING
RESIDENCE+COMMERCIAL BUILDING
ON BLOCK NO. (233+234)/11 OP/FP
NO.95, TPS NO.05 (RANDESAN),
VILLAGE:RANDESAN, DIST:G NAGAR

CASE NO.: DATE: SCALE: 1 CM = 10 M.

ZONE R-4 USE: COMMERCIAL

B.A. TABLE:
PROP. B.A. OF BASEMENT (PARKING)
PROP. B.A. OF G.F. (25 COMMERCIAL UNITS)
PROP. B.A. OF F.F. (25 COMMERCIAL UNITS)
PROP. B.A. OF T.F. (10 COMM-1 RESL UNITS) (1043.07 com+107.04 resl)
PROP. B.A. OF 4TH FL. (2 RESL UNITS)
B.A. OF STAGE CABIN
TOTAL B.A. (14 COMMERCIAL+3 RESL UNITS)

FSI AREA TABLE:
COMAL. RESL. TOTAL
PROP. FSI OF G.F. 1119.88
PROP. FSI OF F.F. 1119.88
PROP. FSI OF T.F. 102.84
PROP. FSI OF 4TH FL. 0107.04
TOTAL FSI OF BUILDING 4372.48
TOTAL FSI OF BUILDING 4372.48
TOTAL FSI OF BUILDING 4372.48

SCHEDULE OF OPENINGS:
DOORS
WINDOWS
VENTS

D - 1.20 X 2.10 W - 2.20 X 1.20 V - 0.60 X 0.61
D1 - 0.91 X 2.10 W1 - 1.50 X 1.20 R.S. - AS SHOP WIDTH 2.40
D2 - 0.76 X 2.10 W2 - 1.20 X 1.20

COLOUR NOTES:
PROP. WORK
EXTRA WORK
R.C.C. STAIR DETAILS:
1.50 MTR
0.30 MTR
0.15 RISER

SANITARY FACILITIES CALCULATIONS:
TOTAL FLOOR AREA - 4740.93 SQ.MT
NO. OF PERSONS OCCUPY:
= 4740.93/5 = 948 PERSONS
NO. OF TOILETS REQUIRED:
= 948/10 = 94.8
NO. OF TOILETS PROVIDED:
= 84 TOILETS (ONE IN EACH UNIT+10 COMMON)

For Shree Rang Infrastructure
Partner

OWNER

ENGINEER

COV

STRUCTURE DESIGNER

APPROVED
Note Approved By C.E.A. GUDA
Development Charge Paid

APPROVED
(As mandated by the conditions as imposed
Subject to the conditions as imposed
in the Office Letter No. PRT/119/2014
Dated: 11.09.2014
11.09.2014
11.09.2014

Junior Town Planner
Gandhinagar Urban Development Authority
Gandhinagar.

THIRD FLOOR PLAN

SECOND FLOOR PLAN

FSI AREA CALCULATIONS:									
FOR THE THIRD FLOOR									
1	46.01 X 42.72	X	1	1	1	1	1	1	1955.55
DEDUCTIONS:									
1	31.80 X 8.09	X	1	1	1	1	1	1	-257.26
2	20.88 X 24.97	X	1	1	1	1	1	1	-521.37
3	8.62 X 2.10	X	1	1	1	1	1	1	-18.20
4	3.00 X 4.40	X	1	1	1	1	1	1	-13.20
5	3.65 X 4.83	X	1	1	1	1	1	1	-17.63
NET FSI AREA									
1	33.28 X 18.05	X	1	1	1	1	1	1	1119.88
FOR THE RES. USE FSI AREA OF THIRD FL									
1	33.28 X 18.05	X	1	1	1	1	1	1	107.04
FOR THE COMM. USE B.A. 1									
1	33.28 X 18.05	X	1	1	1	1	1	1	107.04

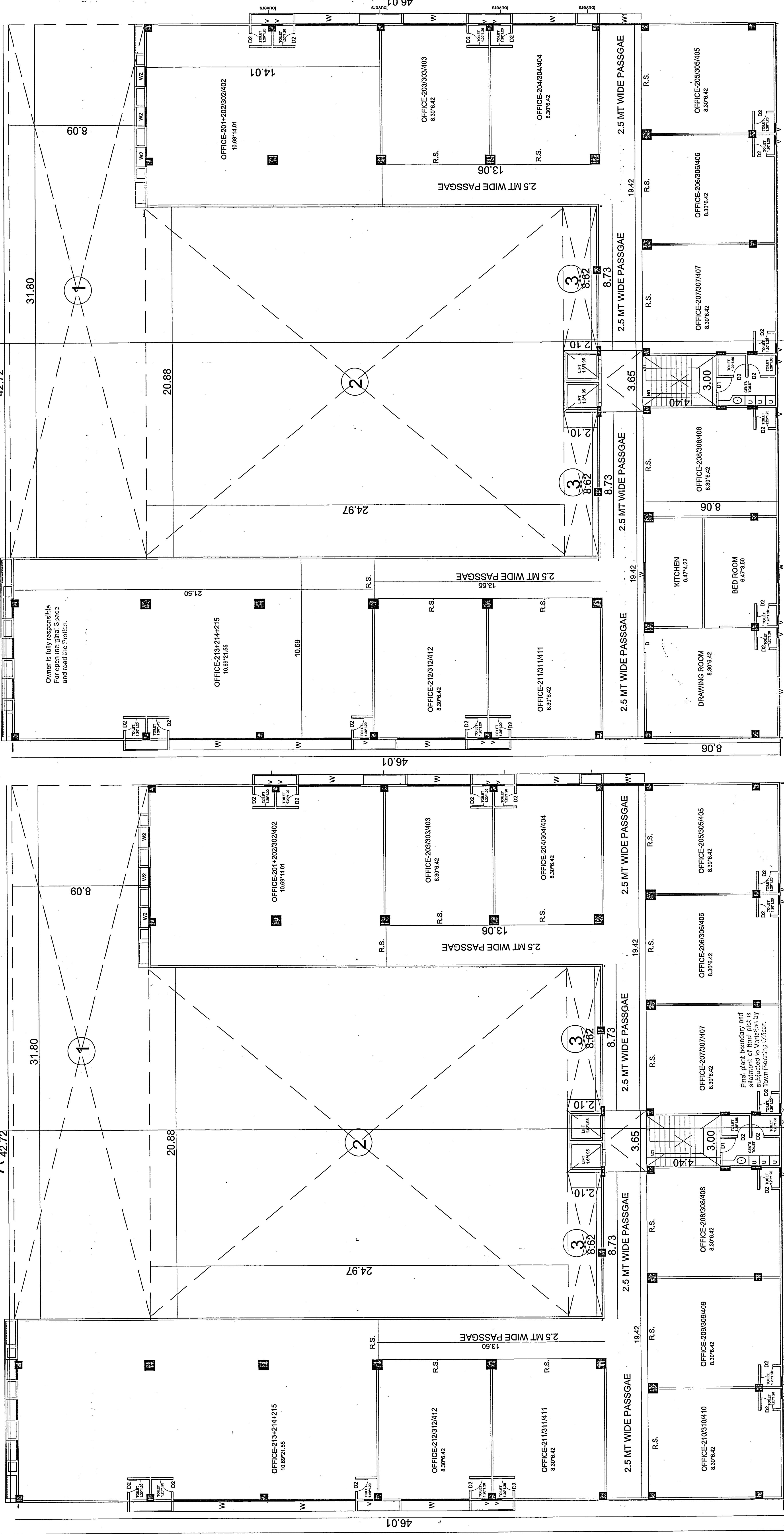
BUILTUP AREA CALCULATIONS:									
FOR TYPICAL FLOOR (F.F./F.F./F.F.)									
1	37.85 X 42.72	X	1	1	1	1	1	1	1617.38
DEDUCTIONS:									
1	31.80 X 8.09	X	1	1	1	1	1	1	-257.26
2	20.88 X 24.97	X	1	1	1	1	1	1	-521.37
3	8.62 X 2.10	X	1	1	1	1	1	1	-18.20
4	3.00 X 4.40	X	1	1	1	1	1	1	-13.20
5	3.65 X 4.83	X	1	1	1	1	1	1	-17.63
NET BUILT-UP AREA									
1	30.07 X 3.00	X	1	1	1	1	1	1	9.00
NET BUILT-UP AREA									
1	30.07 X 3.00	X	1	1	1	1	1	1	41.23

FSI AREA CALCULATIONS:									
FOR TYPICAL FLOOR (F.F./F.F./F.F.)									
1	46.01 X 42.72	X	1	1	1	1	1	1	1955.55
DEDUCTIONS:									
1	31.80 X 8.09	X	1	1	1	1	1	1	-257.26
2	20.88 X 24.97	X	1	1	1	1	1	1	-521.37
3	8.62 X 2.10	X	1	1	1	1	1	1	-18.20
4	3.00 X 4.40	X	1	1	1	1	1	1	-13.20
5	3.65 X 4.83	X	1	1	1	1	1	1	-17.63
NET FSI AREA									
1	33.28 X 18.05	X	1	1	1	1	1	1	1119.88

BUILTUP AREA CALCULATIONS:									
FOR TYPICAL FLOOR (F.F./F.F./F.F.)									
1	37.85 X 42.72	X	1	1	1	1	1	1	1617.38
DEDUCTIONS:									
1	31.80 X 8.09	X	1	1	1	1	1	1	-257.26
2	20.88 X 24.97	X	1	1	1	1	1	1	-521.37
3	8.62 X 2.10	X	1	1	1	1	1	1	-18.20
4	3.00 X 4.40	X	1	1	1	1	1	1	-13.20
5	3.65 X 4.83	X	1	1	1	1	1	1	-17.63
NET BUILT-UP AREA									
1	30.07 X 3.00	X	1	1	1	1	1	1	9.00
NET BUILT-UP AREA									
1	30.07 X 3.00	X	1	1	1	1	1	1	41.23

FSI AREA CALCULATIONS:									
FOR TYPICAL FLOOR (F.F./F.F./F.F.)									
1	46.01 X 42.72	X	1	1	1	1	1	1	1955.55
DEDUCTIONS:									
1	31.80 X 8.09	X	1	1	1	1	1	1	-257.26
2	20.88 X 24.97	X	1	1	1	1	1	1	-521.37
3	8.62 X 2.10	X	1	1	1	1	1	1	-18.20
4	3.00 X 4.40	X	1	1	1	1	1	1	-13.20
5	3.65 X 4.83	X	1	1	1	1	1	1	-17.63
NET FSI AREA									
1	33.28 X 18.05	X	1	1	1	1	1	1	1119.88

BUILTUP AREA CALCULATIONS:									
FOR TYPICAL FLOOR (F.F./F.F./F.F.)									
1	37.85 X 42.72	X	1	1	1	1	1	1	1617.38
DEDUCTIONS:									
1	31.80 X 8.09	X	1	1	1	1	1	1	-257.26
2	20.88 X 24.97	X	1	1	1	1	1	1	-521.37
3	8.62 X 2.10	X	1	1	1	1	1	1	-18.20
4	3.00 X 4.40	X	1	1	1	1	1	1	-13.20
5	3.65 X 4.83	X	1	1	1	1	1	1	-17.63
NET BUILT-UP AREA									
1	30.07 X 3.00	X	1	1	1	1	1	1	9.00
NET BUILT-UP AREA									
1	30.07 X 3.00	X	1	1	1	1	1	1	41.23

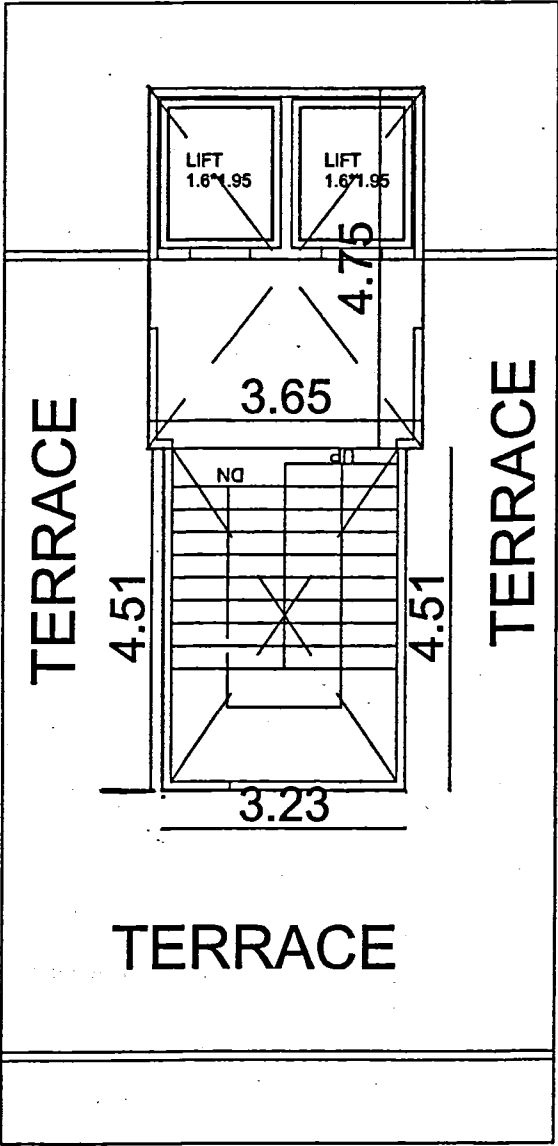


THIRD FLOOR PLAN

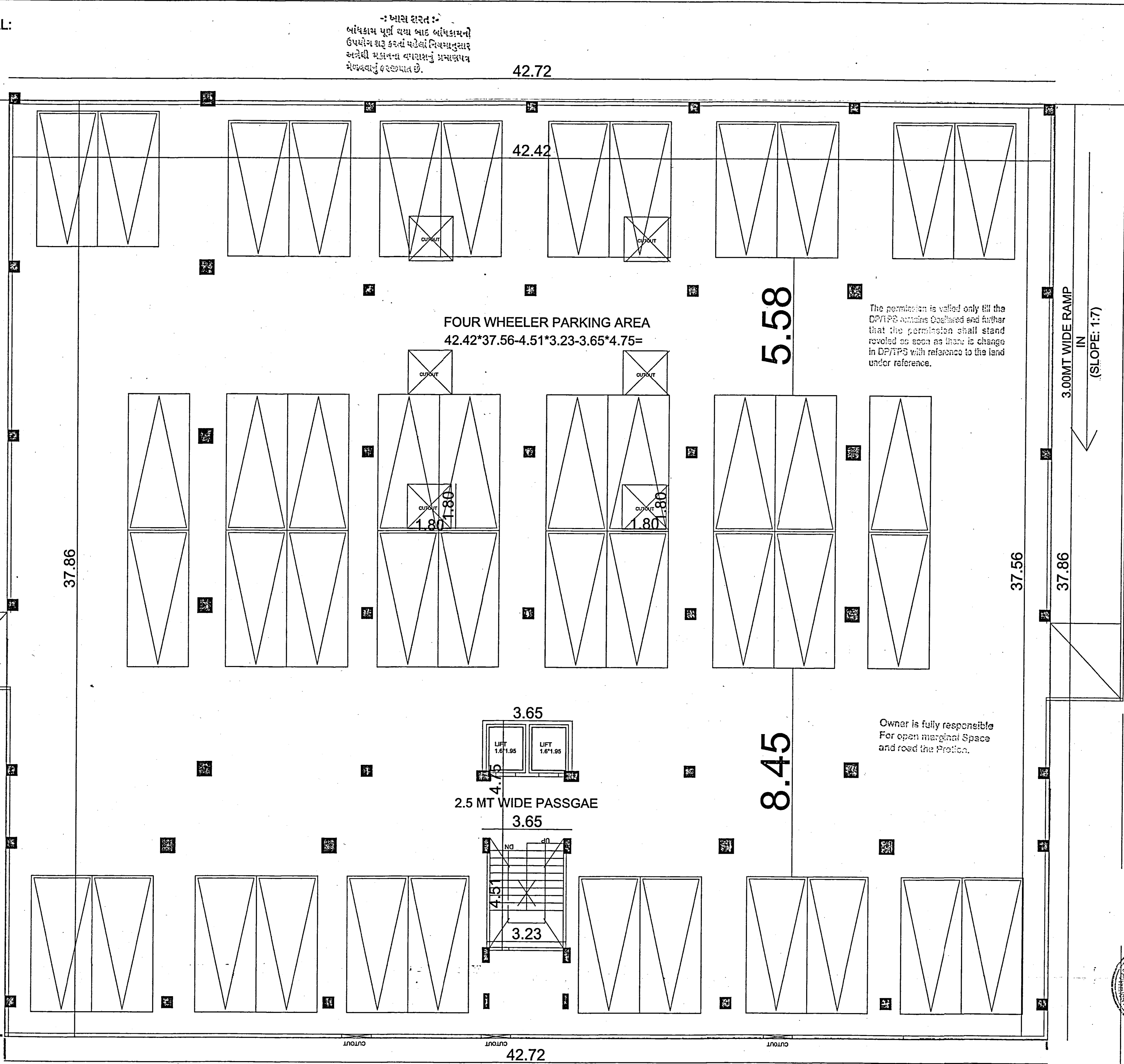
SECOND FLOOR PLAN

BASEMENT FLOOR FOUR WHEELR PARKING CAL:
=42.42*37.56-4.51*3.23-3.65*4.75=1561.39 SQ.MT

BUILTUP AREA CALCULATIONS :						
FOR BASEMENT FLOOR						
1	37.86	x	42.72	x	1	= 1617.38
NET BUILT-UP AREA						= 1617.38
STAIRCABIN/M.C. ROOM						
1	3.23	x	4.52	x	1	= 14.60
2	4.83	x	3.65	x	1	= 17.63
M.C.R	3.00	x	3.00	x	1	= 9.00
NET BUILT-UP AREA						= 41.23



STAIR CABIN PLAN



BASEMENT FLOOR PLAN

BASEMENT FLOOR PLAN SHEET NO.5/5
REVISED PLAN SHOWING RESI.+
COMMERCIAL BUILDING ON BLOCK
NO: (233+234)/11,OP/FP NO:95,
TPS NO:05 (RANDESAN),
VILLAGE:RANDESAN, DIST:G'NAGAR

CASE NO. :	DATE:	SCALE : 1 CM.= 1.0 MT.
ZONE : R-4	USE : RESIDENCE+COMMERCIAL	
B.A. TABLE :		
PROP. B.A. OF BASEMENT (PARKING)		1617.38
PROP. B.A. OF G.F.		1150.71
PROP. B.A. OF F.F.		1150.71
PROP. B.A. OF S.F.		1150.71
PROP. B.A. OF T.F.		1150.71
PROP. B.A. OF FOURTH FLOOR		0293.32
B.A. OF STAIR CABIN		41.23
TOTAL B.A.		6554.77

SCHEDULE OF OPENINGS :		
DOORS	WINDOWS	VENTS
D - 1.07 X 2.13	W - 3.30 X 1.20	V - 0.60 X 0.61
D1 - 0.91 X 2.13	W1 - 1.50 X 1.20	
D2 - 0.76 X 2.13	W2 - 1.20 X 1.20	

COLOUR NOTES :	R.C.C. STAIR DETAILS :
PROP. WORK	1.50 WIDTH
PROP. DRAINAGE	0.30 TREAD
EXTRA WORK	0.15 RISER

For, Shree Rang Infrastructure
Partner
DILIP A. JANI
Civil Engineer
Plot No. 350/1, Sector No. 3-B,
GANDHINAGAR,
GUDA/COW/146/02/04
M:98258 47796

OWNER ENGINEER

SHAH DIGANT MUKUNDBHAI
63, EMBASSY MARKET,
NR. DINESH HALL,
ASHRAM ROAD,
AHMEDABAD-380 009,
Reg. No. GUDA/SDI-1/084/04/2011

DILIP A. JANI
Civil Engineer
Plot No. 350/1, Sector No. 3-B,
GANDHINAGAR,
GUDA/COW/146/02/04
M:98258 47796

STR. DESIGNER COW

Note Approved By C.E.A. GUDA
Development Charge Paid
APPROVED
(As amended by..... Colour)
Subject to the conditions as mentioned
in the Office Letter No. PRW.....
Dated.....

1 OCT 2014
Junior Town Planner
Gandhinagar Urban Development Authority
Gandhinagar.

AUTHORITY