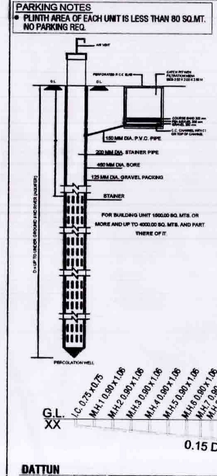
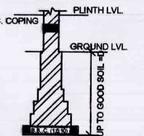
NOTES :-

- ENGINEER IS FULLY RESPONSIBLE FOR LEAVING OPEN SPACE AND MARGIN.
- THE DEPTH AND POSITION OF EXISTING MUNICIPAL MAINHOLE IS VERYFIED ME ON SITE AND PREMISES CAN GET DRAINAGE CONNECTION.
- IT IS CERTIFY THAT ACCORDING TO GDCR 2021 ALL REQUIREMENTS OF THE BUILDING ARE CHECKED AND NECESSARY ACTIONS ARE TAKEN .
- IT IS CERTIFY THAT ACCORDING TO THE CLAUSE NO. 4.5.3 OF THE GDCR 2021, 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. 23.1.12 AND 23.14 AND 24.6 OF G.D.C.R. 2021
- WATER TANK IS PROVIDED AS PER THE PROVISION OF THE CLAUSE NO. 23.6 OF G.D.C.R. 2021
- SEPARATE LETTER BOX IS PROVIDED AT GROUND LEVEL FOR EACH UNIT.
- ELECTRICAL INFRASTRUCTURE SHALL BE PROVIDED AS PER CLAUSE NO. 23.115
- DRAINAGE FACILITY IS PROVIDED AS PER THE CLAUSE NO. 23.10
- SIGNAGES OF THE PARKING PLACE IS TO BE PROVIDED AS PER THE CLAUSE NO. 23.7 OF THE G.D.C.R. 2021
- ENTRANCE OF THE BUILDING IS PROVIDED AS PER THE CLAUSE NO. 23.1.7 OF G.D.C.R. 2021
- THE PAVING OF BUILDING UNIT/FINL PLOT AS PER THE PROVISION OF THE CLAUSE NO. 23.1.4 OF G.D.C.R. 2021
- THE STRUCTUE OF THE BUILDING IS AS PER THE NORMS OF THE SPECIRED IN THE INDIAN STANDARD AND TAKENACESSARY ACTION FOR THE STRUCTRAL SAFETY DURING THE CONSTRUCTION.
- RAIN WATER STORAGE TANK AND RAIN WATER HARVESTING SYSTEM IS PROVIDED AS PER THE CLAUSE NO. 27.2 OF G.D.C.R. 2021.
- COMMUNITY BIN PROVIDED AS PER THE PROVISION OF THE CLAUSE NO. 27.3 OF G.D.C.R. 2021
- TREE PALNTATION IS PROVIDED AS PER THE CLAUSE NO. 27.5 OF G.D.C.R. 2021
- MAINTANANCE AND UPGRADATION OF BUILDING IS AS PER CHAPETER NO. 29 OF G.D.C.R. 2021.

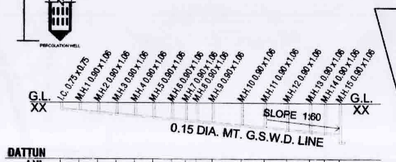
PARKING NOTES

- PLINTH AREA OF EACH UNIT IS LESS THAN 80 SQ.MT. NO PARKING REQ.





TYP. WALL SECTION FOR 0.35 THK. WALL AS PER STR. DETAIL



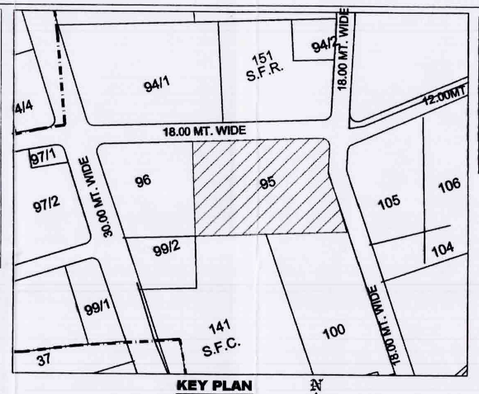
DATTUN																							
LVL.	30.00	30.00	30.00	30.00	30.00	30.00	30.00	30.00	30.00	30.00	30.00	30.00	30.00	30.00	30.00	30.00	30.00	30.00	30.00	30.00	30.00	30.00	30.00
CUTTING LVL.	0.75	0.93	1.12	1.31	1.50	1.69	1.87	2.06	2.18	2.29	2.59	2.83	3.06	3.29	3.44	3.59							
INVERT LVL.	29.25	29.07	28.88	28.69	28.50	28.31	28.13	27.94	27.82	27.71	27.41	27.17	26.94	26.71	26.56	26.41							
GROUND LVL.	30.00	30.00	30.00	30.00	30.00	30.00	30.00	30.00	30.00	30.00	30.00	30.00	30.00	30.00	30.00	30.00							
DISTANCE	0.00	11.29	22.58	33.87	45.16	56.45	67.74	78.25	86.01	92.73	110.65	124.93	138.88	152.84	161.89	170.94							

DRAINAGE SECTION

SCALE HORI :- 1CM = 5MT.
VERTI :- 1CM = 1MT.

(1) THIS DEVELOPING PERMISSION IS GRANTED WITH CONDITION THAT APPLICANT AND/OR OWNER WILL OBEY AS PER ALL BONDS AND AFFIDAVITS SIGNED BY THE APPLICANT AND/OR OWNER.
(2) THE DRAINAGE/SUPER SHALL CARRY VEL/RAINWATER HARVESTING SYSTEM AS PROVIDED CHETTES etc. IN OF DRAFT GDR.
(3) THIS APPROVAL IS WITHOUT PREJUDICE TO THE RIGHTS OF THE COMMISSIONER OFFICE ORDER DATED 18/05/2010 AND ON THE PLOT BEARING NO.-54 O.P. / 95/95 F.P. NO. / 54 T.P. SCHEME NO. / 121 NARODA-HANSPURA-KATHWADA IS GRANTED UNDER DRAFT GDR AS PER LETTER NO. VHM-1/2010-11/63-L, DT. 20/04/2010 OF URBAN DEVELOPMENT DEPT. OF GOVT. OF GUJARAT AND ALSO MUNICIPAL COMMISSIONER APPROVALORDER ON DT. 26/04/2011 & DT. 28/11/2014 SUBJECTED TO CONDITION THAT, IF ANY CHANGES / MODIFICATION IN TUDER PLAN / GDR / GDCR / ANY OTHER RULES AND REGULATIONS OF GOVT. OF GUJARAT, OWNER/APPLICANT SHALL ABIDE TO STRICTLY FOLLOW THOSE CHANGES / MODIFICATIONS AND SHALL HAVE TO TAKE REVISED DEVELOPMENT PERMISSION IF REQUIRED UNDER THE RULES, AND SHALL MODIFY / REMOVE / DEMOLISH THE APPROVAL CONSTRUCTION OR PART THEREOF AT THEIR COST BECAUSE OF SUCH CHANGES / MODIFICATIONS AND THEY SHALL NOT BE ENTITLED FOR COMPENSATION FOR THE SAME, NOT MAKE ANY COURT LITIGATION AGAINST THE AUTHORITY OR STATE GOVT. FOR SUCH CHANGES / MODIFICATION AND OWNER/APPLICANT SHALL BE SOLELY BE RESPONSIBLE FOR ANY LITIGATION COURT MATTER, IF ARISES IN FUTURE, AND SHALL HAVE TO PAY FOR ALL COST FOR SUCH LITIGATION IMPOSED AND/OR PENALTY IF ANY.
(4) SOLAR ABSED WATER AND THE HEATING SYSTEM SHALL BE PROVIDED AS PER GDCR CLAUSE NO. 27.1.
(5) THIS CASE HAS BEEN SCRUTINIZED AND APPROVED BY BUILDING PLAN SCRUTINY POOL ON DT:- 16/02/2015.
(7) RAIN WATER STORAGE TANK SHALL BE PROVIDE AS PER GDR CL. NO. 27.2.3.
(8) THIS DEVELOPMENT PERMISSION IS GRANTED SUBJECT TO RELAXEDT TO THE ORIGINAL PLOT BEARING NO.-54 O.P. / 95/95 F.P. NO. / 54 T.P.O. UNIT-1 (NARODA) OF SOUTH NARODA & FALI NO. - 7/8/9/10 AT KHATIYA-HANSPURA-KATHWADA(CASE NO. 119/001 AND SUBJECT TO CONDITION THAT OWNER HAS TO OBEY TO THE BOND ON CONTEXT DT. 12/12/2012 TO RELAXEDT.
(9) THIS DEVELOPMENT PERMISSION IS GRANTED SUBJECT TO RELAXEDT TO THE ORIGINAL PLOT BEARING NO.-54 O.P. / 95/95 F.P. NO. / 54 T.P.O. UNIT-1 (NARODA) OF SOUTH NARODA & FALI NO. - 7/8/9/10 AT KHATIYA-HANSPURA-KATHWADA(CASE NO. 119/001 AND SUBJECT TO CONDITION THAT OWNER HAS TO OBEY TO THE BOND ON CONTEXT DT. 12/12/2012 TO RELAXEDT.
(10) THIS DEVELOPMENT PERMISSION IS GRANTED SUBJECT TO RELAXEDT TO THE ORIGINAL PLOT BEARING NO.-54 O.P. / 95/95 F.P. NO. / 54 T.P.O. UNIT-1 (NARODA) OF SOUTH NARODA & FALI NO. - 7/8/9/10 AT KHATIYA-HANSPURA-KATHWADA(CASE NO. 119/001 AND SUBJECT TO CONDITION THAT OWNER HAS TO OBEY TO THE BOND ON CONTEXT DT. 12/12/2012 TO RELAXEDT.
(11) THE ADVANCE POSSESSION OF LAND DEDUCTED UNDER ORIGINAL PLOT (O.P.)FOR PUBLIC PURPOSE, ROAD & FOR PRIVATE ALLOTMENT HAS BEEN HANDED OVER TO THE COMMISSIONER AS PER ORIGINAL UNDER DRAFT T.P. SCHEME ACCORDING TO CIRCULAR NO.1 DT.08-2006 OF CHIEF CITY PLANNER AS PER THE NOTICE/LETTER OF ABST.E.O.(H.Z.) DT.01/04/2011.
(12) THIS PERMISSION IS GIVEN AS PER A.H. PERMISSION GIVEN BY CO. LECTOR (AHMEDABAD) VIDE LETTER NO. CB/ACTM T.B.JHE./TATKALIK-BMS R.-26-.2014 DT. 17/12/2014 APPLICANT HAS TO OBEY THE TERMS & CONDITION MENTIONED IN H.A.PERMISSION.
(13) THIS DEVELOPMENT PERMISSION IS GIVEN AS PER ORDERS APPROVAL OF THE HIGH COURT IN SPECIAL CIVIL APPLICATION NO. 10418/2011 BY JASUMATBEN B PATEL FOR NO APPROVAL GIVEN TO APPLICANT IN LAND OCCUPIED BY THE OBJECTION RAISER BUT APPLICANT HAS NOT APPLY FOR PERMISSION IN THE OBJECTION RAISER'S LAND.
(14) બાંધકામ શરૂ કરતા પહેલાં, કમિશ્નર, અમદાવાદ મહાનગરપાલિકા પાસેથી જરૂરી પરવાનગી મેળવવી ફરજીયાત છે. તે સીવાય થયેલ બાંધકામ કોર્ટ કાર્યવાહીને પાત્ર થશે. મંજુર થયેલ પ્લાન સિવાય થયેલ બાંધકામ ધ્યાનમાં આવશે તો તોડી પાડવાની જવાબદારી માલીક / બાંધકામ કરનારની રહેશે.
(15) ફાયર સેફટી અંગેની પરવાનગી ફાયર વિભાગ પાસેથી મેળવવી ફરજીયાત છે.

SCRUTINIZE COPY
No. 3665 Dt. 18/2/15
TDO, BPSP, AMC



KEY PLAN
SCALE: 1.00 CM. = 80.00 MT.

TENAMENT & FLOOR AREA TABLE																			
FLOOR	USE						EQ.TENA.						BLOCK (FLOOR AREA)						
	A	B	C	D	E	F	A	B	C	D	E	TOTAL	BLOCK- A	BLOCK- B	BLOCK- C	BLOCK- D	BLOCK- E	BLOCK- F	TOTAL
GROUND	RESI.	RESI.	RESI.	RESI.	RESI.	SOC.OFF.	20	14	13	14	10	71	1423.86	859.53	734.41	859.53	721.04	154.75	4753.12
FIRST	RESI.	RESI.	RESI.	RESI.	RESI.	—	—	—	—	—	—	—	1419.63	856.66	734.41	856.66	716.81	—	4584.17
SECOND	RESI.	RESI.	RESI.	RESI.	RESI.	—	—	—	—	—	—	—	931.16	524.70	470.83	524.70	446.68	—	2898.07
TOTAL	RESI.	RESI.	RESI.	RESI.	RESI.	SOC.OFF.	20	14	13	14	10	71	3774.65	2240.89	1939.65	2240.89	1884.53	154.75	12235.36

PERCOLATING WELL CALC:-
REQ. 4000 SMT= 1 NOS.
NET PLOT AREA = 12869.005 SQ.MT.
12869.00/ 4000.00 = 3.22 NOS.
SAY REQ. P.WELL = 4 NOS.
PROVI. P.WELL = 4 NOS.

TREE PLANTATION CAL. :
PLOT AREA = 12869.00 SQ.MT.
200.00 SQ. MT. = 3 NOS. TREE REQ.
12869.00/200x3 = 193.04 NOS.
SAY 194 NOS.
PROVIDE 194 NOS. TREE.

CONTAINER BIN AREA CALC:-
RESI : 1 UNIT 10 LIT. REQ. 1 CONTAINER
TOTAL UNIT 71 X 10 LIT. = 710 LIT.
710/80 = 8.88 NOS. SAY 9 NOS. CONT.
RESI. 9 NOS BIN OF 80 LIT CAP.
TOTAL 9 NOS BIN REQ / PROV.

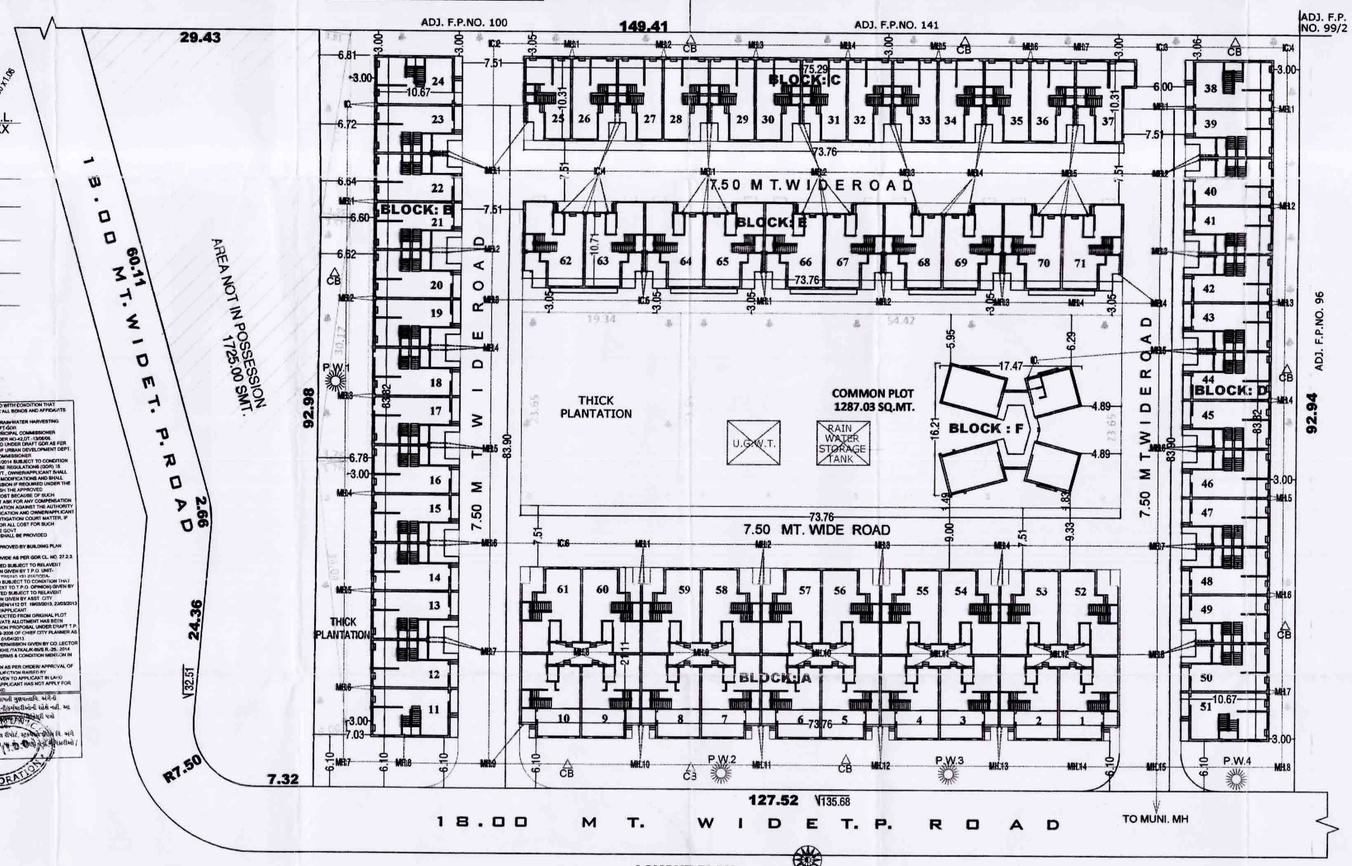
BUILT UP AREA TABLE							IN SQ. MTS.
	BLOCK- A	BLOCK- B	BLOCK- C	BLOCK- D	BLOCK- E	BLOCK- F	TOTAL
BUILT UP AREA ON GROUND FLOOR	1516.38	859.53	734.41	859.53	721.04	154.75	4845.64
BUILT UP AREA ON FIRST FLOOR	1516.38	856.66	734.41	856.66	716.81	—	4680.92
BUILT UP AREA ON SECOND FLOOR	1027.91	524.70	470.85	524.70	446.68	—	2994.84
TOTAL BUILT UP AREA	4060.67	2240.89	1939.67	2240.89	1884.53	154.75	12521.40

F.S.I. AREA TABLE							IN SQ. MTS.
	BLOCK- A	BLOCK- B	BLOCK- C	BLOCK- D	BLOCK- E	BLOCK- F	TOTAL
PLOT AREA OF F.P.NO.:- 95	—	—	—	—	—	—	11144.00
PERMI.F.S.I.@ 1:1.8	—	—	—	—	—	—	20059.20
F.S.I. AREA ON GROUND FLOOR	1423.86	859.53	734.41	859.53	721.04	154.75	4753.12
F.S.I. AREA ON FIRST FLOOR	1419.63	856.66	734.41	856.66	716.81	—	4584.17
F.S.I. AREA ON SECOND FLOOR	931.16	524.70	470.85	524.70	446.68	—	2898.09
TOTAL F.S.I. AREA	3774.65	2240.89	1939.67	2240.89	1884.53	154.75	12235.38
BALANCE F.S.I. AREA	—	—	—	—	—	—	7823.82

COMM. PLOT B.UP AREA CALC.:-	IN.SQ.MTS.
PROVI. COMMON PLOT	= 1287.03
PERMI. B.A. ON C. PLOT @ 15%	= 193.05
PROVI. B.A. ON C. PLOT	= 154.75
BALANCE B.A. ON COMMON PLOT =	38.30

COMM. PLOT AREA CALC.:-	IN.SQ.MTS.
54.42 x 23.65	= 1287.03

THICK PLANTATION AREA CALC.	IN.SQ.MTS.
19.34 x 23.65	= 457.39
(4.00+3.76)/2x34.04	= 132.08
(3.75+3.57)/2x30.17	= 110.42
(3.81+3.55)/2x23.39	= 86.08
TOTAL	= 785.97



LAYOUT PLAN
SCALE :- 1.00 CM. = 4.00 MT.

1/A

LAYOUT PLAN SHOWING PROP. RESI. BLDG. ON REV.SUR NO:-54 O.P. NO.:-95 F.P.NO.-95, DRAFT T.P.SNO:-121 (NARODA-HANSPURA-KATHWADA) MOJE :- HANSPURA TA:- A'BAD , CITY - EAST DIST - AHMEDABAD .

SCALE : 1.00 CM = 4.00 MT	BLOCK :A
ZONE	RESIDENCE- I
USE	RESIDENCE

AREA TABLE	IN SQ. MTS.
PLOT AREA OF S.P. NO.:- 1 OF F.P. NO.:- 95	12869.00
AREA NOT IN POSSESSION	1725.00
NET PLOT AREA	11144.00
REQ COMMON PLOT AREA @ 10 %	1286.90
PROVI COMMON PLOT AREA	1287.03
REQ. THICK PLANTATION @ 6% (12869.00 x 0.06)	772.14
PROVI. THICK PLANTATION	785.97
PROP. BUILT UP AREA ON GROUND FLOOR	4845.64
OPEN AREA	6298.36

COLOUR NOTES

PLOT BOUNDRY, ROAD, TREE, COMMON PLOT, PROP WORK, PROP DRAINAGE, THICK PLANTATION, P.WELL, C.B.

F.S.I. AREA TABLE	IN SQ. MTS.
NET PLOT AREA	11144.00
REQ. F.S.I. (11144.00 x 1.8)	20059.20
TOTAL USE F.S.I.	12235.38
BALANCE F.S.I.	7823.82

OWNER

ચંદુજી શંકરજી
ગાભાજી લાખાજી
રામાજી લાખાજી
બાજીબેન કાળાજી શંકરજીની વિધવા
વરસંગજી કાળાજી
અરજણજી કાળાજી
વિરમજી કાળાજી
ચંદુલાલ કનકસંગ વાળાની વિધવા
હરખાબેન કચરાજી
સેવાજી કચરાજી
વિરજીજી કચરાજી
મહેંદાજી કચરાજી
વિણાબેન કચરાજી
ના કુલ મુખત્યાર તરીકે
ચંદુજી શંકરજી

DEVLOPER

RAGHAV INFRACON
DEV-096270120
(RAJESH GONDALIYA)
1, RAGHAV RESIDENCY,
NARODA, AHMEDABAD-30

ENGINEER / C.O.W.

A.C. Patel
PATEL ANKURKUMAR C.
HOUSE NO. 7/120,
TALPAD VIBHAG,
VILLAGE-AMBASAN,
MEHSANA-384435
ER-0947040718
CW-0556050318

ST-ENGINEER

SHAH DIGANT MUKUNDBHAI
63, Embassy Market,
Nr. Dinesh Hall,
Ashram Road, Ahmedabad-380 009.
SD 0314020718 P1

AUTHORITY

RESPONSIBILITY (G.D.R. 4.3 & 4.4) :-
APPROVAL OF DRAWINGS AND ACCEPTANCE OF ANY STATEMENT, DOCUMENTS, STRUCTURAL REPORT, STRUCTURAL DRAWINGS, PROGRESS CERTIFICATE OR BUILDING COMPLETION CERTIFICATES SHALL NOT DISCHARGE THE OWNER, ENGINEER, ARCHITECT, CLERK OF WORKS/SITE SUPERVISOR, STRUCTURAL DESIGNER, DEVELOPER, OWNER FROM THEIR RESPONSIBILITIES, IMPOSED UNDER THE ACT, THE DEVELOPMENT CONTROL REGULATIONS AND THE LAWS OF TORT AND LOCAL ACTS.
LIABILITY (G.D.R. 3.3.1) :-
NOTWITHSTANDING ANY DEVELOPMENT PERMISSION GRANTED UNDER THE ACT AND THESE REGULATIONS, ANY PERSON UNDERTAKING ANY DEVELOPMENT WORK SHALL CONTINUE TO BE WHOLLY AND SOLELY LIABLE FOR ANY INJURY OR DAMAGE OR LOSS WHATSOEVER THAT MAY BE CAUSED TO ANY ONE IN OR AROUND THE AREA DURING SUCH CONSTRUCTION AND NO LIABILITY WHATSOEVER IN THIS REGARD SHALL BE CAST ON THE AUTHORITY

Ahmedabad Municipal Corporation
Case No: BLNTR/NZ/160115/GDR/A3528/R0/M1 Zone: North
Plan Approved as per terms and conditions mentioned in The Commencement Certificate
Rajachitthi No: 03216/160115/A3528/R0/M1
Date: 19/2/15

(B.P.S.P.) (T.D.O.)	Asst. T.D.O./Asst. E.	R.M.DESAI	SIDDHARTH MAITRI	
(Civic Center)	(Civic Center)	Dy TDO North	Dy MC North	