

PROPOSED LOW RISE COMMERCIAL BLDG. PLAN ON T.P.S. NO. - 14 (PAL), BLOCK NO. - 364, O.P. NO. - 91, F.P. NO. - 87, AT- SURAT.

SITE PLAN & KEY PLAN

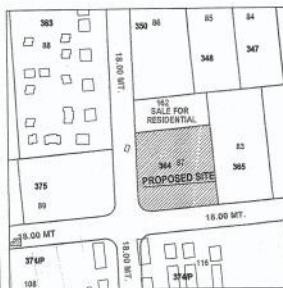
1/5

scale : 1.00 cm. = 4.00 mt.

Development permission is granted to the condition that it shall be the responsibility of the applicant and his Architect/Engineer/Surveyor/Structural designer, to follow the relevant I. S. specification in structural design to ensure safety of the buildings and as such structural designs are not verified unless renewed the validity of this Permission expires on Dt. 06-04-2018

Permission for sub division/amalgamation/development as Sanctioned by Commissioner under the provisions of the Gujarat Town Planning and Urban Development Act, 1976 and the Bombay provisional Municipal Corporation Act, 1949 is granted for the land bearing G-S. No. 364, No. F.P. No. 91, F.P. No. 87, of Ward No. 14, T.P.S. No. 14 (PAL) as per the attached plans and permission letter (Rajeshwari) vide outward No. T.O.O/DP/18 dated 17.03.2017

Date-07/04/2017 I/C Town Planner, Surat Municipal Corporation



SUMMARY :-

TOTAL PLOT AREA	= 3681.00 SQ.MT.
REQ. C.O.P. AREA (10%)	= 368.10 SQ.MT.
PROP. C.O.P.	= 368.88 SQ.MT.
NET PLOT AREA	= 3312.91 SQ.MT.
PER. BUILT UP (40%)	= 1325.16 SQ.MT.
PER. REGU. F.S.I. AREA (1.00)	= 6625.80 SQ.MT.
PER. PAID F.S.I. AREA (2.25)	= 6262.25 SQ.MT.

PROPOSED BUILT UP AREA :-

= 1831.90 SQ.MT. + 1658.45 SQ.MT.

PROPOSED F.S.I. AREA :-

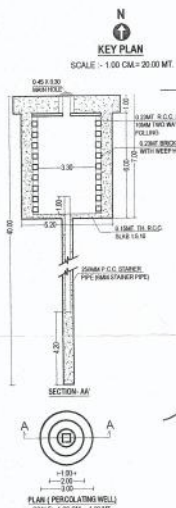
= 7448.29 SQ.MT. + 6380.25 SQ.MT.

PAID F.S.I. AREA CALCULATION :-

= PROPOSED F.S.I. - PERM.(1.00) F.S.I.
= 7448.29 - 6625.80
= 822.49 SQ.MT. PAID F.S.I. AREA.

C.O.P. AREA CALCULATION :-

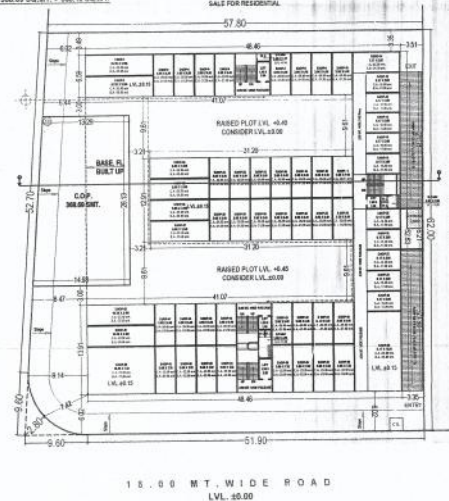
1) 1/3 X (1325.16 X 2.25) = 368.88
= 368.88 SQ.MT. > 368.10 SQ.MT.



COLOR NOTES

Proposed Work Show in	Red
Approach Road Show in	Blue
Plot Boundary Show in	Green
Drainage Line Show in	Yellow
C.O.P. Show in	Black
Plot Area Show in	White

LAYOUT PLAN
SCALE : 1.00 CM = 4.00 MT.



A	AREA STATEMENT	SQ.MTS.	1	LIST OF ORGS. ATTACHED	NO. OF COPIES
1	AREA OF PLOT				
	(a) AS PER RECORD	3681.00			
	(b) AS PER SITE				
2	DEDUCTION FOR				
	(a) PROPOSED ROADS				
	(b) ANY RESERVATIONS				
	TOTAL (a+b)				
3	NET AREA OF PLOT (c-2)	3681.00			
4	RECREATION GROUND/C.O.P. (REQ-0.88.16)	3681.00			
5	BALANCE AREA OF PLOT (d-4)	3312.91			
6	PERMISSIBLE F.S.I. (3681.00 X 2.25)	822.23			
7	TOTAL BUILT UP PERMISSIBLE AT				
	(a) GROUND FLOOR (3681.00 X 1.40)	5153.40			
	(b) ALL FLOORS				
8	EXISTING FLOOR AREA AT				
	(a) GROUND FLOOR				
	(b) FIRST FLOOR				
	(c) SECOND FLOOR				
	(d) THIRD FLOOR				
	PROPOSED AREA AT F.S.I.				
	Area Statement				
	Base Floor	2984.81			
	Ground Floor	1021.88			
	1ST Floor	1021.88			
	2ND Floor	1021.88			
	3RD Floor	1021.88			
	4TH Floor	1021.88			
	5TH Floor	1021.88			
	Total	11421.35			
9	TOTAL F.S.I. AREA PROPOSED	822.23			
10	F.S.I. COMPARISON				
11	BALCONY AREA				
12	PERMISSIBLE BALCONY AREA/FLOOR				
13	PROPOSED BALCONY AREA/FLOOR				
14	EXCESS BALCONY AREA (TOTAL)				
15	TENEMENT STATEMENT				
16	AREA OF TENEMENT				
17	TENEMENTS PERMISSIBLE AT				
	GROUND FLOOR				
	ALL FLOORS				
18	TENEMENTS EXISTING AT				
	GROUND FLOOR				
	ALL FLOORS				
19	TENEMENTS PROPOSED AT				
	GROUND FLOOR				
	ALL FLOORS				
20	TOTAL TENEMENTS (d-16)				
21	TENEMENTS PARTICULARS				
22	NO. OF ROOMS/TENEMENT				
23	TOTALS PROVIDED FOR TENEMENT				
24	TENEMENT FLOOR AREA				
25	PARKING STATEMENT				
26	PARKING REQUIRED BY REGULATIONS	2203.56			
27	PROPOSED PARKING FOR	2203.56			
28	LOADING UNLOADING				
29	LOADING & UNLOADING REQUIRED				
30	TOTAL LOADING UNLOADING PROVIDED				

Alpesh Patel
ARCHITECT SIGNATURE

OWNER SIGNATURE

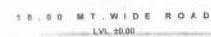
ENGINEER & PLANNER

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Permission for sub division/consolidation/
development as sanctioned by the Government
under the provisions of the Census Towns
Planning and Urban Development Act, 1976 and the
Bombay Provincial Municipal Corporation
Act, 1949 is granted for the Land bearing C-8,
North-C, Na/F.P. No. 23, T/Na, C-8,
of Ward No./M/Na/T.P.S. No. 1, (T/Na) of
the area of _____ sq. ft. as per attached plan
and permission letter (Plan No.) vide order
No. T.O.D/DP/18 dated 07-04-2019

Date: 03/04/2017 **NO. Town Planner,**
Surat Municipal Corporation

CVRP'S PARKING GAL.

ENGINEER & PLANNER

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