

**Plan Pass
N.A., N.O.C., Title Clear Project**

**Shaping the future
with Innovations**



**ONE STEP TOWARDS
YOUR FUTURE**

 **DHOLERA SIR**

Your Gateway to Smart,
Serene, and Secure Living.

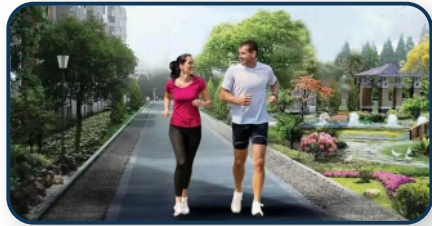


AMENITIES

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Security Cabin



Jogging Track



Badminton Court



Table Tennis



Box Cricket



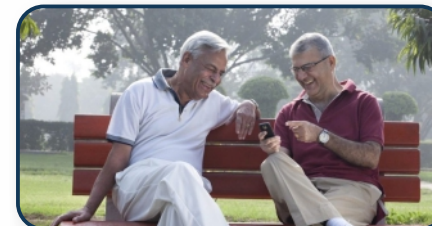
Entry Gate



Children's Play Area



Temple



Seating Area



Pool Table



Swimming Pool



CCTV Camera



24 Hrs Water



Flower Garden



Club House

LAYOUT PLAN



PLANNING



AREA GOING IN ROAD WIDENING CALCULATION :-
 1) 06.60 x 35.125 x 45.97 = 107.93
 2) 08.06 x 35.893 x 07.66 = 19.18
 3) 01.27 x 34.125 x 05.47 = 23.29
 TOTAL = 150.40 sqmt

PROPOSED LAYOUT PLAN FOR RESIDENTIAL SUB PLOTTING ON RESURVEY NO - 99 AT VILLAGE - ZINZAR , TA - DHANDHUKA , DIST- AHMEDABAD

SCALE :- 1.0 CM = 5.0 MT SHEET NO - 1 / 1
 ZONE :- RESIDENTIAL USE :- RESIDENTIAL

AREA TABLE	SQ.M
AREA U- RESURVEY NO - 99	15385.00
AREA GOING IN ROAD WIDENING	463.40
NET PLOT AREA	15726.50
REQUIRED COMMON PLOT @ (10% OF 15385.00)	1538.50
PROVIDED COMMON PLOT	1554.85
TOTAL SUB PLOT AREA	7709.13
TOTAL BUILT UP AREA ON GROUND FLOOR	2082.50
TOTAL PROVIDED BUILT UP AREA ON ALL FLOORS	2082.50

F.S.I. AREA TABLE

PERMISSIBLE - S.I. (1:1.25/00.15 X 1.2)	9250.96
TOTAL PROVIDED F.S.I. AT GROUND FLOOR	7037.50
TOTAL USED F.S.I. AT ALL FLOORS	2082.50
BALANCE F.S.I.	7168.46

TREE PLANTATION CALCULATION

REQUIRED = $(15385.00 \times 5) / 200 = 384.62$ NOS. 50' X 30' X 100'	385 NOS.
PROVIDED = 385 NOS.	385 NOS.

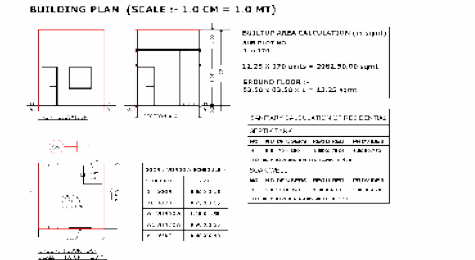
PERCOLATING WELL CALCULATION

REQUIRED = $(2082.50 / 1000) \times 200 = 0.417$ NOS. 50' X 50' X 100'	4 NOS.
PROVIDED = 4 NOS.	4 NOS.

LEGEND

- COLOUR ADJ :-
- PLOT BOUNDARY
- PROPOSED BUILTUP
- COMMON PLOT
- INTERNAL ROAD
- PARKING
- P.W.

NOTE :-
 MT - METER
 ADJ - ADJACENT
 OS - OPEN SPACE
 (A) - (B) - CROSS OVER ROAD



LEGEND FOR LAYOUT

NOTES THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY MTR AND THE SURVEYING DATA IS AS PER THE SURVEY ON THIS AREA AS MEASURED BY THE ON SITE SURVEY AND AS SHOWN IN THE ATTACHED REVISION SHEET IN ATTACHED SET OF DRAWINGS.

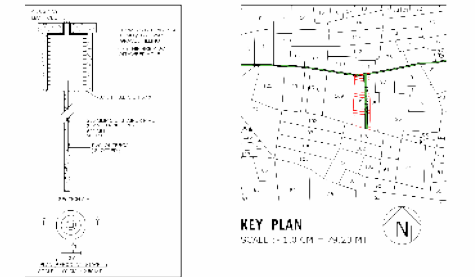
COMMON PLOT AREA CALCULATION

AREA OF COMMON PLOT = 1538.50 SQMT
 PROVIDED COMMON PLOT = 1554.85 SQMT
 = 359.65 sqmt

DEVELOPMENT CHARGE (10% OF 15385.00) = 2308.25 sqmt

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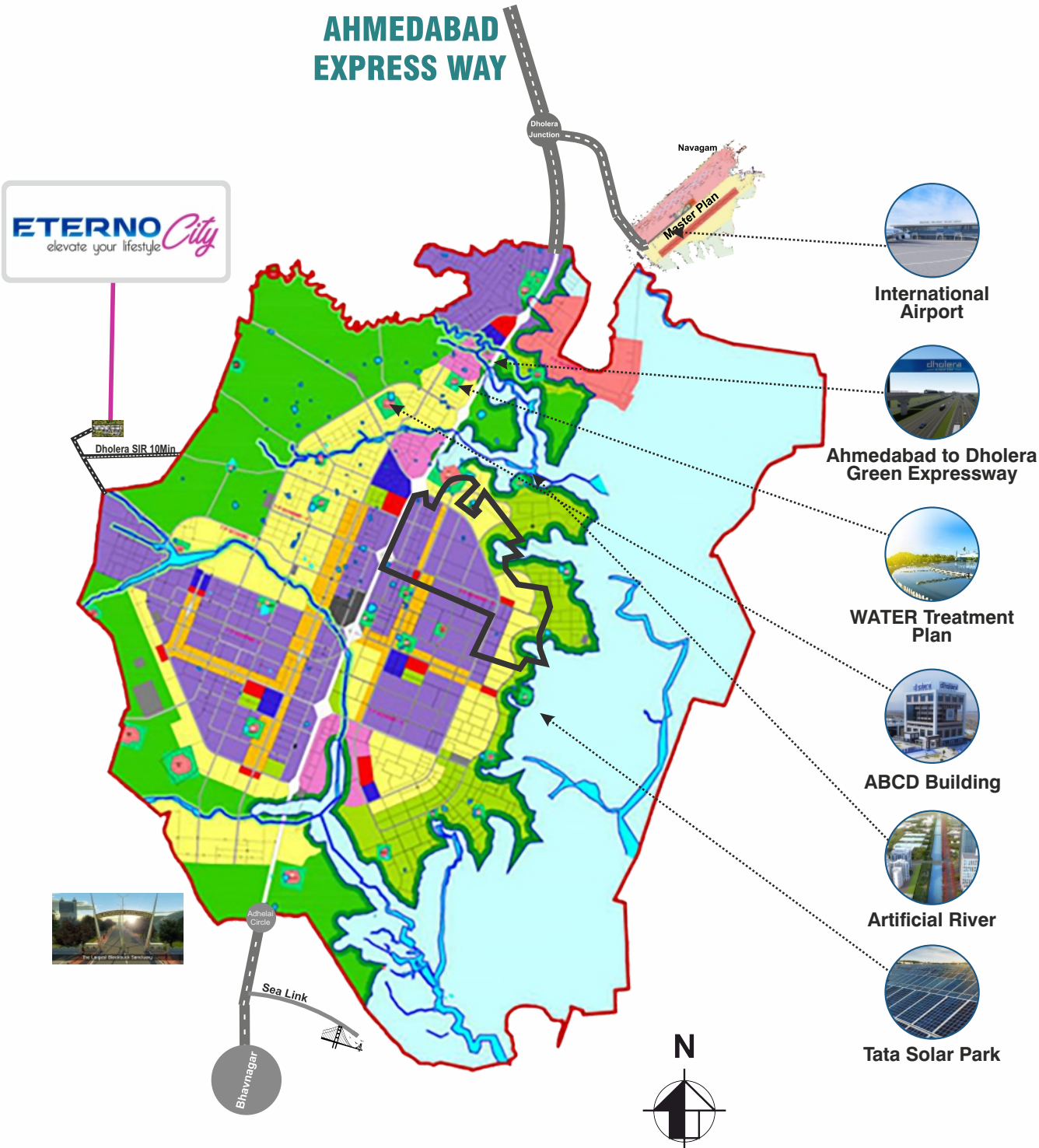


PLOT AREA TABLE

SUB PLOT	CARPET AREA (SQ. YDS)	SBA (SQ. YDS)	SUB PLOT	CARPET AREA (SQ. YDS)	SBA (SQ. YDS)	SUB PLOT	CARPET AREA (SQ. YDS)	SBA (SQ. YDS)	SUB PLOT	CARPET AREA (SQ. YDS)	SBA (SQ. YDS)	SUB PLOT	CARPET AREA (SQ. YDS)	SBA (SQ. YDS)
1	99	197	35	50	100	69	50	100	103	50	100	137	50	100
2	50	100	36	50	100	70	50	100	104	50	100	138	50	100
3	50	100	37	50	100	71	50	100	105	50	100	139	50	100
4	50	100	38	50	100	72	50	100	106	50	100	140	50	100
5	50	100	39	50	100	73	50	100	107	50	100	141	50	100
6	50	100	40	50	100	74	50	100	108	50	100	142	50	100
7	50	100	41	50	100	75	50	100	109	50	100	143	50	100
8	50	100	42	50	100	76	50	100	110	50	100	144	50	100
9	50	100	43	50	100	77	50	100	111	50	100	145	105	210
10	50	100	44	50	100	78	50	100	112	50	100	146	96	192
11	50	100	45	50	100	79	50	100	113	50	100	147	69	137
12	50	100	46	50	100	80	50	100	114	50	100	148	67	134
13	50	100	47	50	100	81	50	100	115	61	123	149	65	130
14	50	100	48	83	165	82	50	100	116	61	123	150	63	126
15	50	100	49	111	222	83	50	100	117	50	100	151	61	122
16	50	100	50	50	100	84	50	100	118	50	100	152	59	118
17	50	100	51	50	100	85	50	100	119	50	100	153	57	115
18	50	100	52	50	100	86	50	100	120	50	100	154	55	111
19	50	100	53	50	100	87	50	100	121	50	100	155	54	107
20	50	100	54	50	100	88	50	100	122	50	100	156	69	137
21	50	100	55	50	100	89	50	100	123	50	100	157	61	123
22	50	100	56	50	100	90	50	100	124	50	100	158	50	100
23	50	100	57	50	100	91	88	175	125	50	100	159	50	100
24	50	100	58	50	100	92	75	151	126	50	100	160	80	160
25	50	100	59	50	100	93	50	100	127	50	100	161	72	144
26	50	100	60	50	100	94	50	100	128	50	100	162	50	100
27	50	100	61	50	100	95	50	100	129	50	100	163	50	100
28	50	100	62	50	100	96	50	100	130	50	100	164	61	123
29	50	100	63	50	100	97	50	100	131	50	100	165	61	123
30	50	100	64	50	100	98	50	100	132	50	100	166	67	133
31	50	100	65	50	100	99	50	100	133	50	100	167	93	186
32	50	100	66	50	100	100	50	100	134	80	160	168	85	170
33	50	100	67	57	115	101	50	100	135	67	133	169	67	133
34	50	100	68	57	115	102	50	100	136	50	100	170	61	123

LOCATION MAP

 **Near by
Dholera SIR**



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International Airport



Ahmedabad to Dholera Green Expressway



WATER Treatment Plan



ABCD Building



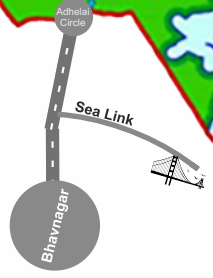
Artificial River



Tata Solar Park

DISTANCE FROM

High Access Zone	12 Min
Residential Zone	11Min
Knowledge & IT Zone	15 Min
Blackbuck Sanctuary	20 Min
Dholera SIR	10 Min
Bhavnagar	40 Min
ABCD Building	15 Min
Expressway	15 Min
Activation Area	16 Min
Dholera International Airport	25 Min





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