BILIPATRA-3

2 & 3 BHK LAVISH
FLATS & SHOPS


BILIPATRA 3

ADJ. S.P. NO. 2 OF F.P.NO. 13

109.98

ADJ. S.P. NO. 4 OF F.P.NO. 13

42.20

48.32

SPACE FOR DG SET

D TO D COLLECTION

S.T.P. BELOW

M.H.1 1.06 X 1.06

M.H.2 1.06 X 1.06

M.H.3 1.06 X 1.06

EXIST. MUNI. M.H.

COMMON PLOT
484.17 SQ.MT.

10.02

10.02

7.50 MT. WIDE APPROACH ROAD
(ROAD LENGTH 99.71 MT)

7.50 MT. WIDE APPROACH ROAD
(ROAD LENGTH 99.71 MT)

R.C.C. CHANNEL

R.C.C. CHANNEL

I.C.T. 0.91 X 0.91

1.15 MT. HT. PARAPET & 0.23 MT. R.C.C. WALL

15.70

SLOPE 1:7 LENGTH 26.60 MT.
6.07 MT. WIDE RAMP

19.05

PLAT FORM 4.50 X 6.52

DN.TO 1ST BASEMENT

BELOW U.G.W.T. FOR Fire Safety

BELOW U.G. RAIN WATER STORAGE TANK

BELOW U.G.W.T

ELECTRIC METER ROOM 7.28 X 2.99 AS PER CGDCR-2017 CL.NO.-6.3.2.4.C

HOLLOW PLINTH (PARKING AS PER PARKING LAYOUT PLAN)

3.05 MT WIDE PATH WAY 1:12 SLOPE

FIRE LIFT 2.60 X 1.84 12 Person

LIFT 2.60 X 1.84 12 Person

BLOCK :- D
FOYER 7.25 X 4.13

EQUIPMENT ROOM 7.97 X 3.22 = 25.66 AS PER CGDCR-2017 CL.NO.- 11.3.5 (IV).A

30.20

HOLLOW PLINTH (PARKING AS PER PARKING LAYOUT PLAN)

HOLLOW PLINTH (PARKING AS PER Parking Layout Plan)

EQUIPMENT ROOM 3.598 X 4.03=14.50 AS PER CGDCR-2017 CL.NO.- 11.3.5 (IV).A

ELECTRIC METER ROOM 7.11 X 2.78 AS PER CGDCR-2017 CL.NO.-6.3.2.4.C

3.96 MT WIDE PATH WAY 1:12 SLOPE

47.34

HOLLOW PLINTH (PARKING AS PER PARKING LAYOUT PLAN)

4.52 MT WIDE PATH WAY 1:12 SLOPE

EQUIPMENT ROOM 3.55 X 4.085=14.50 AS PER CGDCR-2017 CL.NO.- 11.3.5 (IV).A

HOLLOW PLINTH (PARKING AS PER PARKING LAYOUT PLAN)

Duct For Positive Pressure Vent Ms pipe with Centrifugal fan of 80 Litres/sec

BLOCK :- C
FOYER 3.95 X 4.13

FIRE LIFT 2.44 X 1.84 12 Person

LIFT 2.44 X 1.84 12 Person

ELECTRIC METER ROOM 8.89 X 1.87 AS PER CGDCR-2017 CL.NO.-6.3.2.4.C

FIRE LIFT 2.80 X 1.84 12 Person

LIFT 2.80 X 1.84 12 Person

BLOCK :- B
FOYER 13.39 X 4.13

Duct For Positive Pressure Vent Ms pipe with Centrifugal fan of 80 Litres/sec

16.07

1.52 MT. WIDE LANDING

FOYER 3.05 X 2.35

97.97

1.80 MT WIDE PATH WAY 1:12 SLOPE

HOLLOW PLINTH (PARKING AS PER Parking Layout Plan)

Female W.C.

Male W.C.

Male W.C.

P.H.P. TOILET

EQUIPMENT ROOM 4.35 X 3.334=14.50 AS PER CGDCR-2017 CL.NO.- 11.3.5 (IV).A

16.92

ELECTRIC METER ROOM 6.56 X 2.79 AS PER CGDCR-2017 CL.NO.-6.3.2.4.C

3.23 MT WIDE PATH WAY 1:12 SLOPE

LIFT 2.89 X 2.07 12 Person

BLOCK :- A
FOYER 4.64 X 4.13

FIRE LIFT 2.89 X 2.07 12 Person

28.70

1.80 MT WIDE PATH WAY 1:12 SLOPE

SHOP - 01

SHOP - 02

SHOP - 03

SHOP - 04

SHOP - 05

SHOP - 06

SHOP - 07

SHOP - 08

SHOP - 09

SHOP - 10

SHOP - 11

SHOP - 12

SHOP - 12/A

SHOP - 14

SHOP - 15

SHOP - 16

SHOP - 17

SHOP - 18

SHOP - 19

SHOP - 20

SHOP - 21

SHOP - 22

SHOP - 23

SHOP - 24

SHOP - 25

SHOP - 26

SHOP - 27

SHOP - 28

SHOP - 29

SHOP - 30

SHOP - 31

SHOP - 32

SHOP - 33

SPRNK.

R.S.

F.R.D.

UP

DN

2.00

1.59

1.54

6.01

4.50

3.00

6.00

4.73

5.74

Fire Hydrant

P.W.

CB

34.70

24.00 M.T. W I D E T.P.S. R O A D

102.49

15.00 M.T. W I D E T.P.S. R O A D

LAY - OUT PLAN

SCALE :- 1.00 CM. = 2.00 MT.

N

ADJ. S.P. NO. 2 OF F.P.NO. 13

109.98

ADJ. S.P. NO. 4 OF F.P.NO. 13

42.20

COMMON PLOT
484.17 SQ.MT.

48.32

SPACE FOR DG SET

D TO D COLLECTION

S.T.P. BELOW

7.50 MT. WIDE APPROACH ROAD
(ROAD LENGTH 99.71 MT)

PLAT FORM
4.50 X 6.52

DN TO 1ST BASEMENT

1.15 MT. HT. PARAPET & 0.23 MT. R.C.C. WALL

15.70

SLOPE 1:7 LENGTH 26.60 MT.
6.07 MT. WIDE RAMP

19.05

BELOW U.G.W.T. FOR Fire Safety

BELOW U.G. RAIN WATER STORAGE TANK

BELOW U.G.W.T

(C10) (RESI.) VISITOR PARKING
2.00 MT. DRIVE WAY

ELECTRIC METER ROOM
7.28 X 2.99
AS PER CGDCR-2017
CL.NO.-6.3.2.4.C

3.05 MT WIDE PATH WAY
1:12 SLOPE

FIRE LIFT
2.60 X 1.84
12 Person

LIFT
2.60 X 1.84
12 Person

BLOCK :- D
FOYER
7.25 X 4.13

30.20

EQUIPMENT ROOM
7.97 X 3.22 = 25.66
AS PER CGDCR-2017
CL.NO.- 11.3.5 (IV).A

(C9) (RESI.) VISITOR PARKING
7.74

(C8) (RESI.) Visitor Parking
3.78

ELECTRIC METER ROOM
7.11 X 2.78
AS PER CGDCR-2017
CL.NO.-6.3.2.4.C

3.96 MT WIDE PATH WAY
1:12 SLOPE

47.34

1.20 MT TRANSFER BAY

CAR PARKING FOR PHYSICALLY DISABLED PEOPLE

(C7) (RESI.) VISITOR PARKING
15.36

4.52 MT WIDE PATH WAY
1:12 SLOPE

EQUIPMENT ROOM
3.55 X 4.085=14.50
AS PER CGDCR-2017
CL.NO.- 11.3.5 (IV).A

7.17

(C6) (RESI.) VISITOR PARKING
12.60

BLOCK :- C
FOYER
3.95 X 4.13

FIRE LIFT
2.44 X 1.8
12 Person

ELECTRIC METER ROOM
8.89 X 3.87
AS PER CGDCR-2017
CL.NO.-6.3.2.4.C

FIRE LIFT
2.80 X 1.84
12 Person

BLOCK :- B
FOYER
13.39 X 4.13

18.67

Duct For Positive Pressure Fresh Air Ms galvanized Sheet

15 MT. HT. PARA

1.52 MT. WIDE LANDING

FOYER
3.05 X 2.35

97.97

1.80 MT WIDE PATH WAY
1:12 SLOPE

43.70
(C1)
(COMM.)
VISITOR PARKI.

52.47
(C2)
(COMM.)
VISITOR PARKI.

102.49

15.00 M.T. W I D E T.P.S. R O A D

(C5) (RESI.)
4.45

16.92

EQUIPMENT ROOM
4.35 X 3.334=14.50
AS PER CGDCR-2017
CL.NO.- 11.3.5 (IV).A

P.H.P. TOILET

Female W.C.
Male W.C.
Male W.C.

ELECTRIC METER ROOM
6.56 X 2.79
AS PER CGDCR-2017
CL.NO.-6.3.2.4.C

3.23 MT WIDE PATH WAY
1:12 SLOPE

LIFT
2.89 X 2.07
12 Person

SHOP - 01
SHOP - 02
SHOP - 03
SHOP - 04
SHOP - 05
SHOP - 06
SHOP - 07
SHOP - 08
SHOP - 09
SHOP - 10
SHOP - 11
SHOP - 12
SHOP - 12/A
SHOP - 13
SHOP - 14
SHOP - 15
SHOP - 16
SHOP - 17
SHOP - 18
SHOP - 19
SHOP - 20
SHOP - 21
SHOP - 22
SHOP - 23
SHOP - 24
SHOP - 25
SHOP - 26
SHOP - 27
SHOP - 28
SHOP - 29
SHOP - 30
SHOP - 31
SHOP - 32
SHOP - 33

BLOCK :- A
FOYER
4.64 X 4.13

FIRE LIFT
2.89 X 2.07
12 Person

28.70

1.80 MT WIDE PATH WAY
1:12 SLOPE

2.00 MT. Drive Way

(C4) (COMM.) VISITOR PARKI.
14.61

(C3) (COMM.) VISITOR PARKI.
13.79

34.70

24.00 M.T. W I D E T.P.S. R O A D

Fire Hydrant

5.74

GROUND LEVEL PARKING LAY - OUT PLAN

SCALE :- 1.00 CM. = 2.00 MT.

ADJ. S.P. NO. 2 OF F.P.NO. 13

109.98

ADJ. S.P. NO. 4 OF F.P.NO. 13

42.20

S.T.P.

FIRE WATER PUMP ROOM 2.77 X 6.50

U.G.W.T. FOR Fire Safety

U.G. RAIN WATER STORAGE TANK

U.G.W.T

PLAT FORM 7.78 X 6.52

PLAT FORM 4.50 X 6.52

SLOPE 1:7 LENGTH 26.60 MT. 6.07 MT. WIDE RAMP

SLOPE 1:7 LENGTH 26.60 MT. 6.07 MT. WIDE RAMP

DN TO 2ND BASEMENT

UP TO GROUND LEVEL

0.23 MT. R.C.C. WALL

SPRNK.

(B7) (RESI.) OTHER PARKING

(B6) (RESI.) OTHER PARKING

(B5) (RESI.) OTHER PARKING

(B4) (RESI.) OTHER PARKING

(B3) (RESI.) OTHER PARKING

(B2) (COMM.) OTHER PARKING

(A7) (RESI.) CAR PARKING

(A6) (RESI.) CAR PARKING

(A5) (COMM.) CAR PARKING

(A4) (COMM.) CAR PARKING

(A3) (COMM.) CAR PARKING

(A2) (COMM.) CAR PARKING

(A1) (COMM.) CAR PARKING

(C1) (COMM.) VISITOR PARKI.

(B1) (COMM.) OTHER PARKING

BLOCK :- A FOYER 4.64 X 4.13

BLOCK :- B FOYER 13.39 X 4.13

BLOCK :- C FOYER 3.95 X 4.13

BLOCK :- D FOYER 7.25 X 4.13

LIFT 2.89 X 2.07 12 Person

FIRE LIFT 2.60 X 1.84 12 Person

LIFT 2.60 X 1.84 12 Person

FIRE LIFT 2.44 X 1.84 12 Person

LIFT 2.44 X 1.84 12 Person

FIRE LIFT 2.80 X 1.84 12 Person

LIFT 2.80 X 1.84 12 Person

F.R.D.

2.00 DN

2.00 UP

2.00 WIDE LANDING

1.38 MT. HT. HANDRAIL

Duct For Positive Pressure Vent. Machine of Capacity of 60 tonnes

3.26 MT. DRIVE WAY

4.68 MT. DRIVE WAY

6.68 MT. DRIVE WAY

5.13 MT. DRIVE WAY

4.28 MT. DRIVE WAY

4.99 MT. DRIVE WAY

3.88 MT. DRIVE WAY

3.02 MT. DRIVE WAY

2.76 MT. DRIVE WAY

2.49 MT. DRIVE WAY

2.65 MT. DRIVE WAY

2.00 MT. DRIVE WAY

3.00 MT. DRIVE WAY

5.00 MT. DRIVE WAY

5.58 MT. DRIVE WAY

8.95 MT. DRIVE WAY

2.50 MT. DRIVE WAY

100.98

50.05

43.18

33.20

24.00 M.T. W I D E T.P.S. R O A D

15.00 M.T. W I D E T.P.S. R O A D

102.49

34.70

5.74

6.00

6.01

3.00

1ST BASEMENT PLAN WITH PARKING LAY OUT

SCALE :- 1.00 CM. = 2.00 MT.

NOTE :- ALL OUTER WALL ARE OF 0.23 MT. TH. B/K WALL

ADJ. S.P. NO. 2 OF F.P.NO. 13

109.98

ADJ. S.P. NO. 4 OF F.P.NO. 13

42.20

100.98

3.00

50.05

3.26 MT. DRIVE WAY

(B8) (RESI.) OTHER PARKING 33.77

2.50 MT. DRIVE WAY

0.23 MT. R.C.C. WALL

SLOPE 1:7 LENGTH 26.60MT. 6.00 MT. WIDE RAMP

UP TO 1ST BASEMENT

PLAT FORM 4.50 X 6.52

(B9) (RESI.) OTHER PARKING

3.95 MT. DRIVE WAY

4.28 MT. DRIVE WAY

4.99 MT. DRIVE WAY

(B7) (RESI.) OTHER PARKING

FIRE LIFT 2.60 X 1.84 12 Person

LIFT 2.60 X 1.84 12 Person

F.R.D.

BLOCK :- D FOYER 7.25 X 4.13

1.50 MT. WIDE RAMP

2.00 MT. WIDE CARRIAGE WAY

(A5) (RESI.) CAR PARKING

3.00 MT. DRIVE WAY

4.68 MT. DRIVE WAY

(A4) (RESI.) CAR PARKING

6.68 MT. DRIVE WAY

5.13 MT. DRIVE WAY

2.49 MT. DRIVE WAY

2.76 MT. DRIVE WAY

(B6) (RESI.) OTHER PARKING

2.00 MT. DRIVE WAY

(B5) (RESI.) OTHER PARKING

BLOCK :- C FOYER 3.95 X 4.13

FIRE LIFT 2.44 X 1.8 12 Person

LIFT 2.44 X 1.8 12 Person

(B4) (RESI.) OTHER PARKING

FIRE LIFT 2.80 X 1.84 12 Person

LIFT 2.80 X 1.84 12 Person

BLOCK :- B FOYER 13.39 X 4.13

Above Duct For Passing Pressure Vent Ms gal with Leds of 60 tonnes

(B3) (RESI.) OTHER PARKING

2.00 MT. DRIVE WAY

11.40 MT. DRIVE WAY

5.58 MT. DRIVE WAY

(A1) (RESI.) CAR PARKING

(A2) (RESI.) CAR PARKING

(A3) (RESI.) CAR PARKING

3.88 MT. DRIVE WAY

5.00 MT. DRIVE WAY

14.02

16.32

LIFT 2.89 X 2.07 12 Person

(B10) (RESI.) OTHER PARKING

BLOCK :- A FOYER 4.64 X 4.13

(B2) (RESI.) OTHER PARKING

(B1) (RESI.) OTHER PARKING

33.20

6.00

1.50

3.0000

6.01

3.50

5.74

34.70

24.00 M.T. W I D E T.P.S. R O A D

102.49

15.00 M.T. W I D E T.P.S. R O A D

2ND BASEMENT PLAN WITH PARKING LAY OUT

SCALE :- 1.00 CM. = 2.00 MT.

NOTE :- ALL OUTER WALL ARE OF 0.23 MT. TH. B/K WALL

GROUND FLOOR PLAN (HOLLOW PLINTH+SOLID PLINTH)

NOTE :- ALL OUTER & INTERNAL WALL ARE OF 0.10 MT. TH. B/K WALL

COMM. RERA UNIT CARPET AREA CALC.

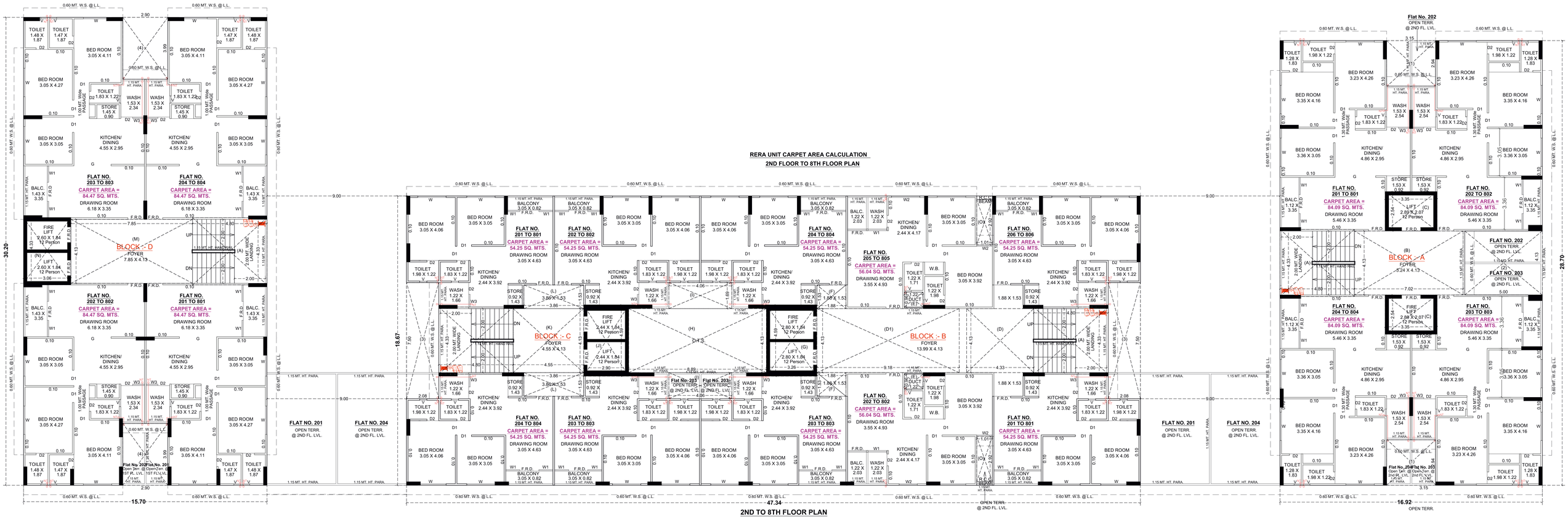
GROUND FLOOR PLAN

1ST FLOOR COMMERCIAL BUILT UP AREA CALCULATION

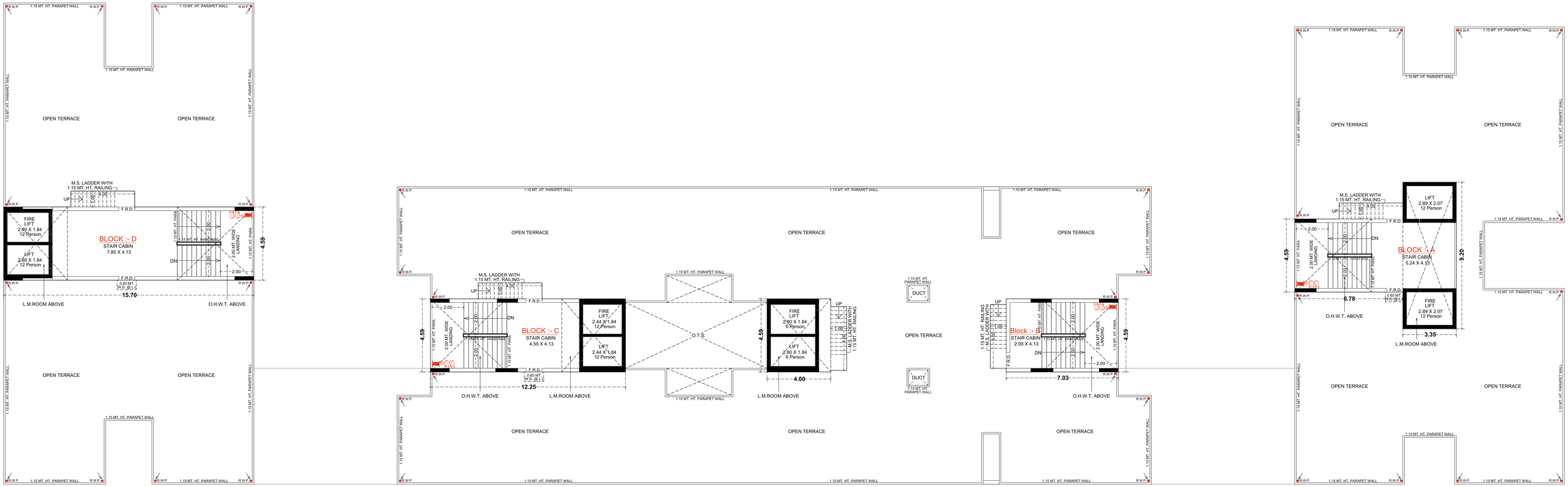


1ST FLOOR PLAN

RERA UNIT CARPET AREA CALCULATION
2ND FLOOR TO 8TH FLOOR PLAN

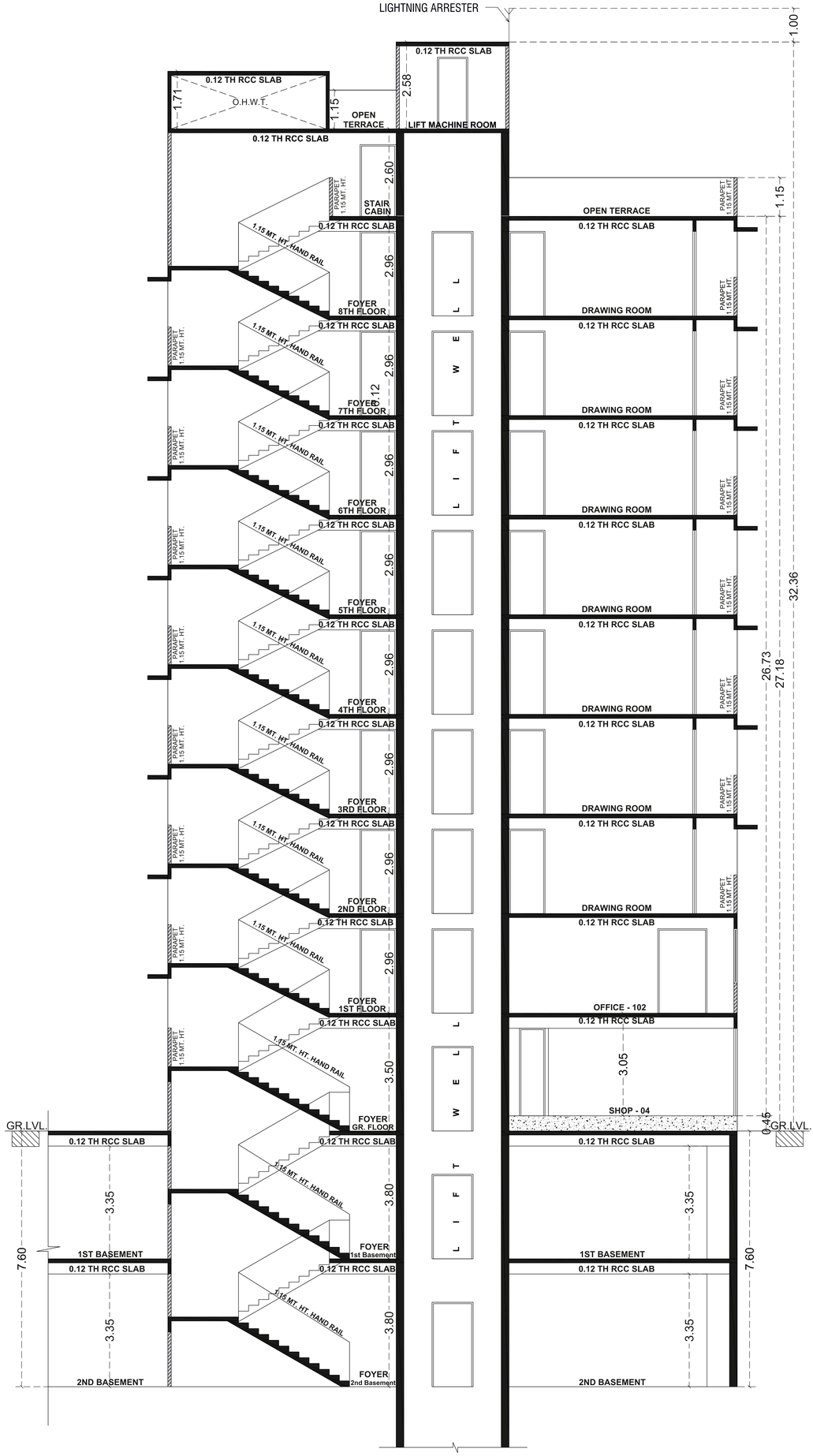


2ND TO 8TH FLOOR PLAN

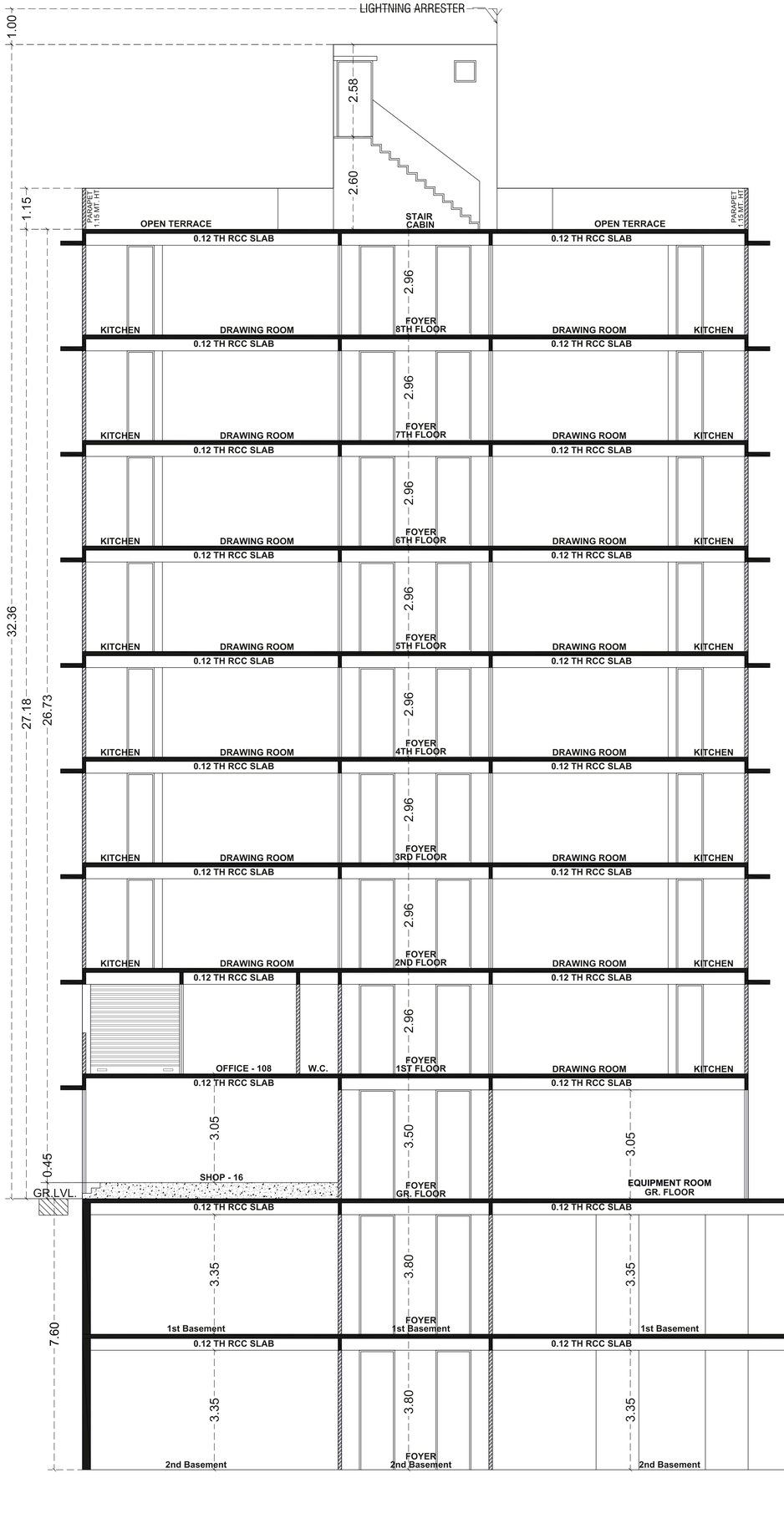


OPEN TERRACE PLAN WITH STAIR CABIN, LIFT MACH.ROOM&O.H.W.T.

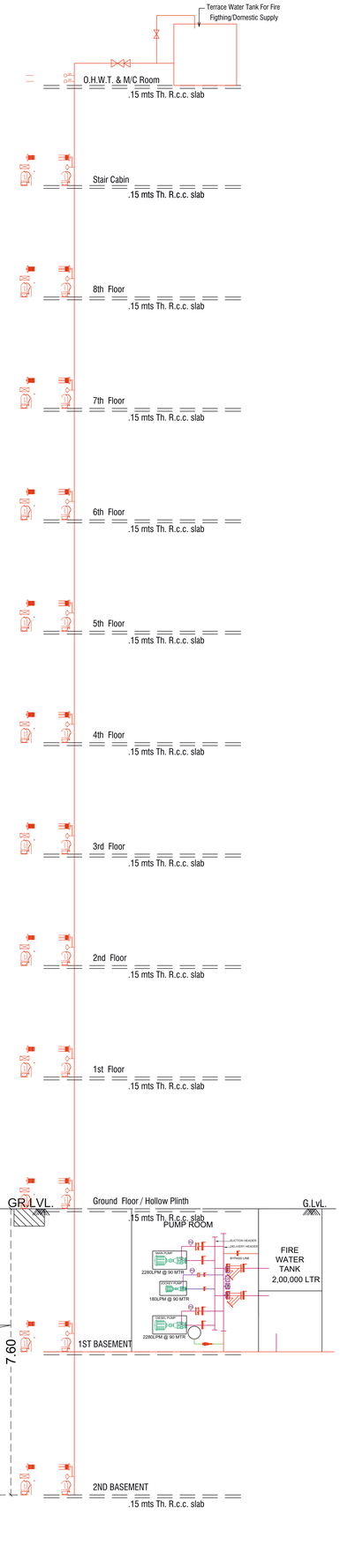
NOTE :- ALL OUTER & INTERNAL WALL ARE OF 0.10 MT. TH. B/K WALL



SECTION 'A-A'



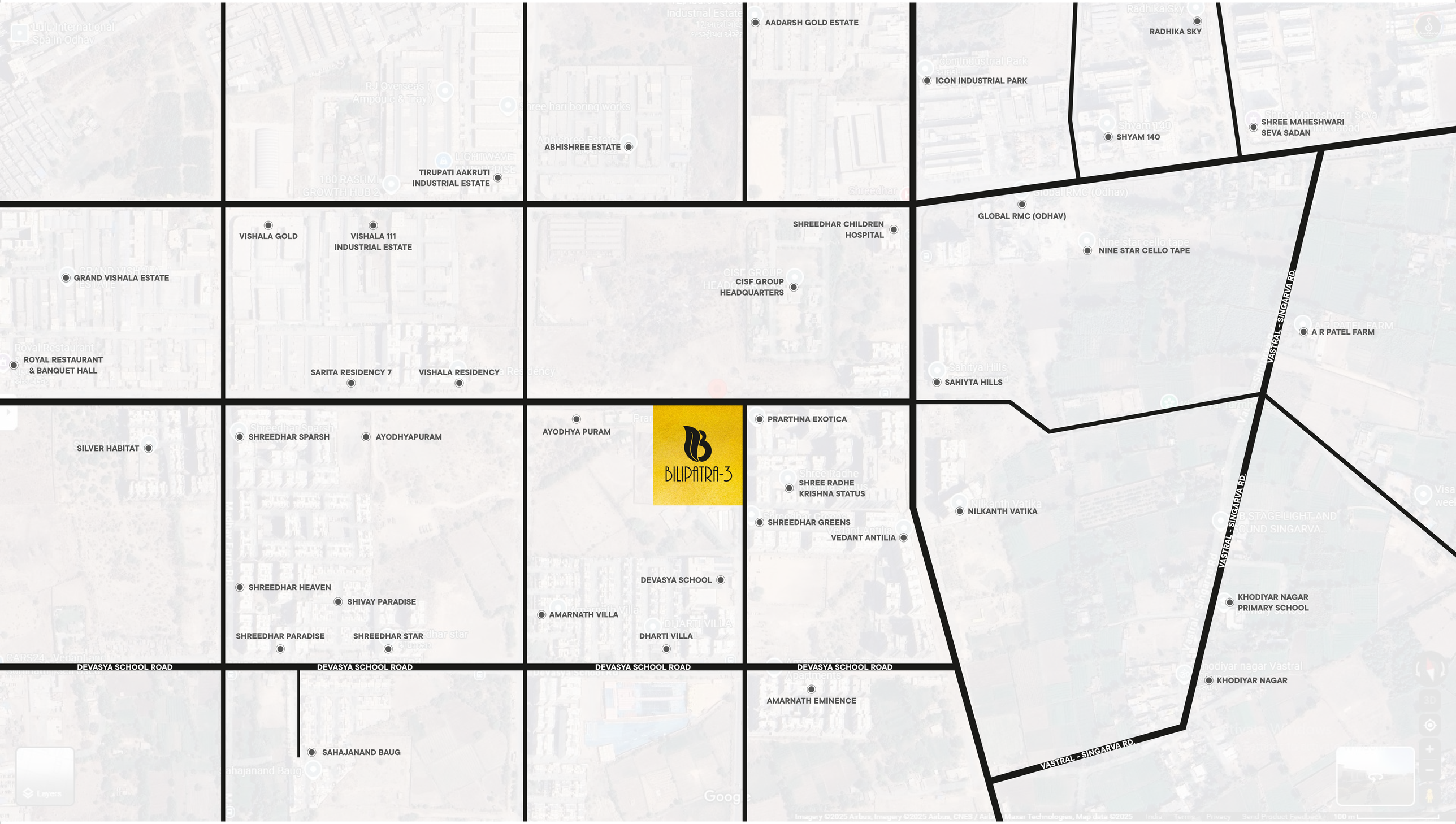
SECTION 'B-B'





FRONT ELEVATION





LOCATION MAP OF SITE - (BILIPATRA-3)

DEVELOPERS :

OM DEVELOPERS

BILIPATRA-3, NR DEVASYA INTERNATIONAL SCHOOL ROAD,
ODHAV, AHMEDABAD-382415
MO. NO.:- +91 8320345798

click for location

ARCHITECT :

निर architect

AKASH R. PATEL

STRUCTURAL CONSULTANTS :

KANHAI
ENGINEERS
STRUCTURAL ENGINEERING SOLUTIONS

OM DEVELOPERS

36, MANSI RESIDENCY, OPP.SURYANAGAR, NIKOL, AHMEDABAD-382350

Specification

Kitchen & wash yard

- Granite platform with branded S.S. Sink
- Vitrified tiles in store and wash
- Whater supply point for aqua guard and washing machine
- Loft in kitchen

Wall finish

- External wall with texture finish with 100% acrylic waterproof paint
- Internal wall with smooth mala plaster with birla putty/equirvalent putty

Flooring

- Premium quality full body vitrified tiles

Toilet

- Designer glaze tiles dado up to lintel level
- Premium quality branded CP fitting
- Premium quality sanitary ware
- Electric geyser points in all bathrooms

Window

- Powder coated sliding aluminium window with granite stone frame

Doors

- Wooden doors with teak wood frames for bedrooms with mortice lock fittings.
- Stone/Granite frame and wooden door for toilets with mortice lock fittings
- Wooden door with Granite frames for Kitchen-Wash door.

Electrical

- Three phase common area supply
- Single pase supply in flat
- Mini modular switches with adequate points
- T.V. and telephone/ internet point in living-dining room.
- Concealed coppei wiring of good quality

FOR, OM DEVELOPERS

Harish

PARTNER