

BUILDING WISE FSI STATEMENT

BUILDING	FSI AREA				BALCONY				TERRACE	STAIR	PASSAGE	LIFT	LIFT WC ROOM	TENEMENTS	TOTAL FSI AREA		
	COMMERCIAL	RESIDENTIAL	INDUSTRIAL	SPECIAL	PERM.	PROP.	EXCESS	ENCLOSE	OPEN	AREAS	PAID	PAID	PAID				
A-WING	0.00	1626.62	0.00	0.00	-	239.61	-	239.00	0.00	402.21	100.72	77.08	250.53	3.61	4.84	28	1626.62
B-WING	0.00	1336.60	0.00	0.00	-	196.82	-	196.01	0.00	340.67	67.59	67.46	214.74	3.61	4.84	23	1336.60
C-WING	0.00	1626.62	0.00	0.00	-	239.61	-	239.00	0.00	402.21	100.72	77.08	250.53	3.61	4.84	28	1626.62
TOTAL	0.00	4590.24	0.00	0.00	868.54	676.04	0.00	676.00	0.00	1145.09	268.03	221.61	715.80	10.83	14.52	79	4590.24

PARKING CALCULATION

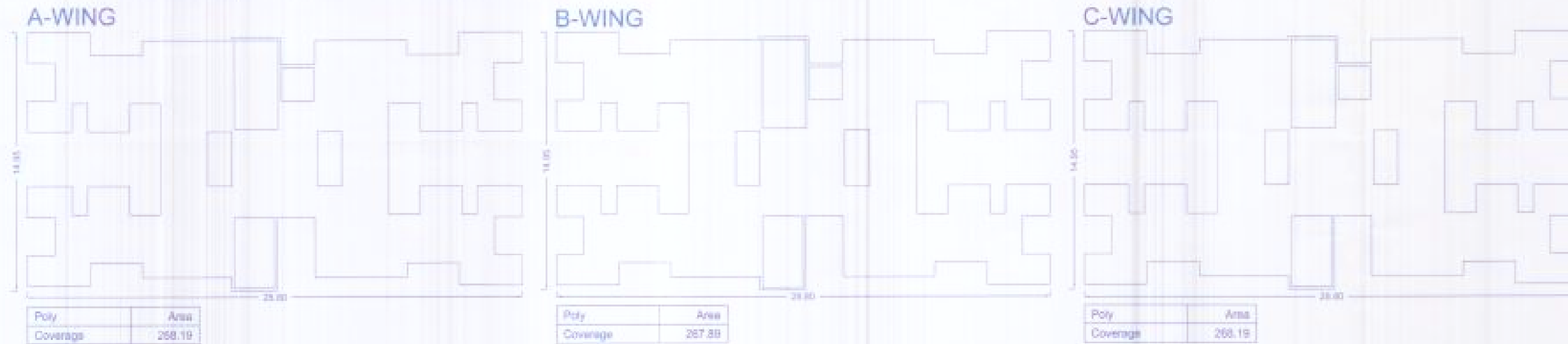
TYPE	CARPET AREA / FSI (M2)	TENEMENT (NOS.)		CAR (NOS.)		SCOOTER (NOS.)		CYCLE (NOS.)	
		UNIT	PROP.	BY RULE	REQD.	BY RULE	REQD.	BY RULE	REQD.
Residential	0 - 80	2	79	1	40	4	158	4	158
Residential	80 - 150	1	0	1	0	2	0	2	0
Residential	> 150	1	0	2	0	2	0	2	0
TOTAL REQD. (NOS.)				40		158		158	
TOTAL REQD. AREA					300.00		474.00		221.20
TOTAL PROP. AREA							1384.21		

WATER REQUIREMENT

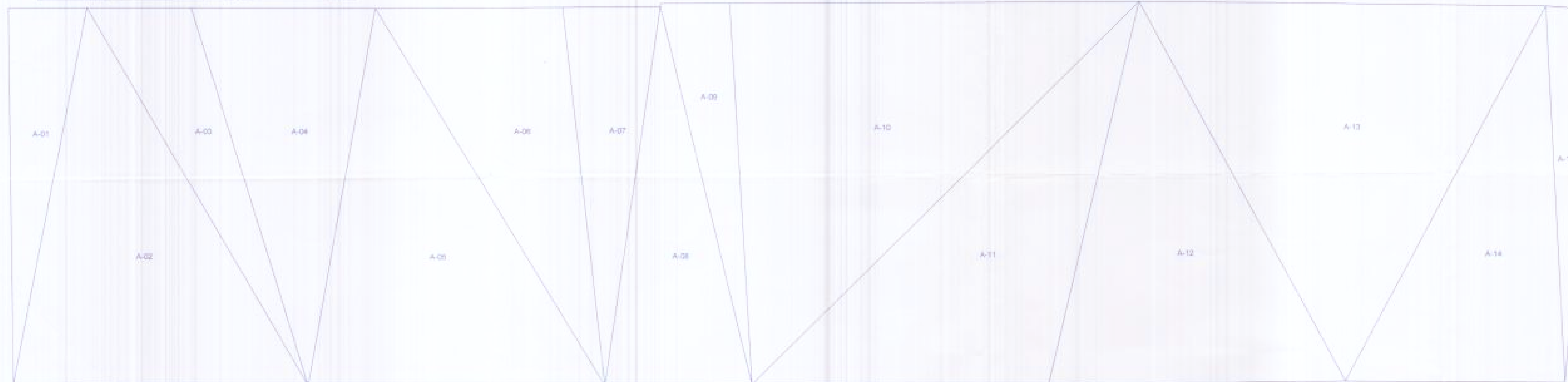
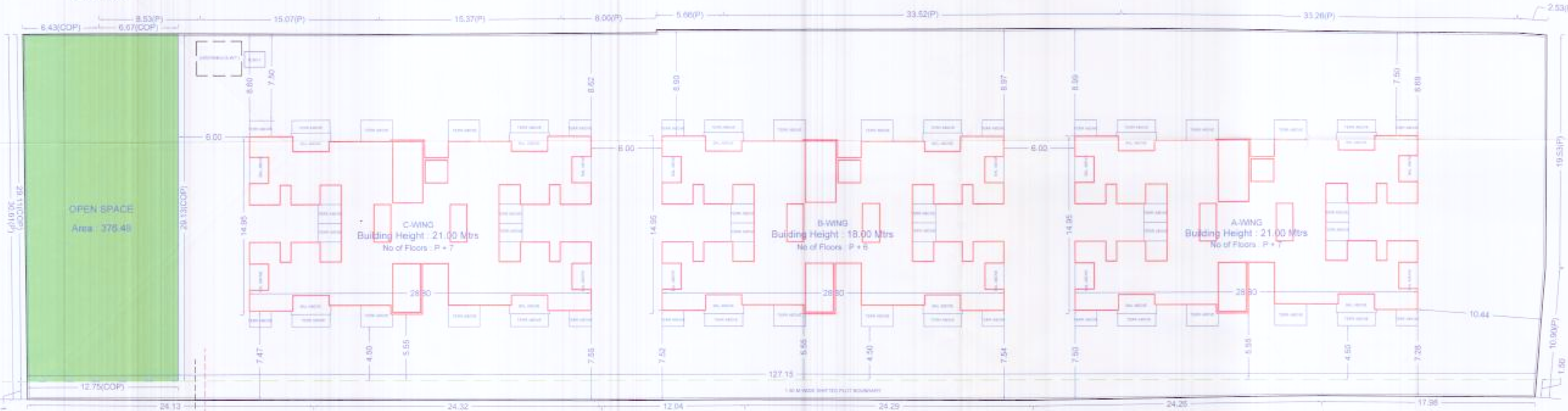
TANK	REQUIRED CAPACITY (LIT)	PROPOSED CAPACITY (LIT)
Residential	53325.00	
OHWT FIRE REQUIREMENT	30000.00	
TOTAL	83325.00	87210.00
UGWT FIRE REQUIREMENT	0.00	
TOTAL	79987.50	86921.07

FITNESS CENTER ON B WING 6TH FLOOR.
67.70 SQ MTR.
0.11 W.T.
57.70 / 6 = 11.28 X 45 = 507.60 LTRS.
U.G.W.T.
507.60 X 1.5 = 761.40 LTRS.

LOCATION PLAN



COVERAGE DETAILS			
PERM. COVERAGE	PERM. COVERAGE	PROPOSED COVERAGE	EXCESS COVERAGE
50.00	%		IN PREMIUM
1683.76	-	804.28	0.00

Triangulation
SCALE: 1:200

LAYOUT PLAN

SCALE: 1:200

STAMP OF APPROVAL

Stationed No. B.3/Rahadani/14/1/2019
Subject to conditions mentioned in the
Office Order No. 21/12/2019

Plotted
Date 21/12/2019

Executive Engineer
Building Permits and construction
Construction Control Department
District Municipal Corporation
Pune - 411004

A) AREA STATEMENT		SQ.M.	
1. AREA OF PLOT		3754.00	
2. DEDUCTIONS FOR			
(a) ROAD SET-BACK (R/W)		0.00	
(b) PROPOSED ROAD (DP)		0.00	
(c) ANY RESERVATION		0.00	
(d) NDZ AREA		0.00	
(e) ENCROACHMENT AREA		0.00	
(f) OTHER		0.00	
TOTAL (a+b+c+d+e+f)		0.00	
3. BALANCE AREA OF PLOT (1-2)		3754.00	
4. DEDUCTIONS FOR			
(a) AMENITY SPACE		0.00	
(b) OPEN SPACE		375.48	
PHYSICAL DS PROVIDED =	375.48		
(c) INTERNAL ROAD AREA		0.00	
5. NET AREA OF THE PLOT (3-4)		3378.51	
6. ADDITION FOR F. S. I.			
(a) OPEN SPACE (NOTIONAL)		0.00	
(b) INTERNAL ROAD		0.00	
(c) ADDITIONAL INT ROAD BENEFIT		0.00	
(d) OTHER		0.00	
TOTAL (a+b+c+d)		0.00	
7. TOTAL AREA (5+6)		3378.51	
8. FLOOR SPACE INDEX PERMISSIBLE			
PERM. FLOOR AREA (7 x 8)		3378.51	
9. TOR AREA		1204.96	
PERM. TOR AREA		1355.00	
10. SPECIAL CASES FSI		0.00	
11. ROADWAY SET-BACK AREA		0	
12. PROPOSED ROAD (DP)		0.00	
13. TOTAL PERM. BUILT UP AREA (8+9+10+11+12)		4590.48	
14. PROPOSED AREAS			
(a) PROPOSED RESIDENTIAL AREA		4590.24	
(b) PROPOSED COMMERCIAL AREA		0.00	
(c) PROPOSED INDUSTRIAL AREA		0.00	
(d) PROPOSED SPECIAL USE AREA		0.00	
TOTAL PROPOSED AREA (a+b+c+d)		4590.24	
15. SUB STRUCTURE AREA ADDITION (FOR FSI)		0.00	
16. SUB STRUCTURE AREA DEDUCTION (FOR FSI)		0.00	
17. EXCESS BALCONY AREA TAKEN IN F.S.I.		0.00	
18. EXISTING BUILT UP AREA		0.00	
19. TOTAL BUILT UP AREA PROPOSED (14+15+16+17+18-19)		4590.24	
20. TOTAL BUILT UP AREA PROPOSED WITH MHADA		0.00	
21. CONSUMED FSI WITHOUT MHADA		1.3550	
22. CONSUMED FSI WITH MHADA		0.0000	
B) BALCONY STATEMENT			
(i) PERMISSIBLE BALCONY AREA		588.54	
(ii) PROPOSED BALCONY AREA		576.04	
(iii) EXCESS BALCONY AREA (TOTAL)		0.00	
C) TENEMENT STATEMENT			
(i) PROPOSED AREA (TD)		4590.24	
(ii) LESS NON-RESIDENTIAL AREA		0.00	
(iii) AREA AVAILABLE FOR TENEMENTS (i - ii)		4590.24	
(iv) TENEMENTS PERMISSIBLE	250.00/m ²	115	
(v) TENEMENTS PROPOSED		79	
(vi) TENEMENTS EXISTING		0	
(vii) TOTAL TENEMENTS ON THE PLOT (viii)		79	
D) PARKING STATEMENT			
(i) PARKING REQUIRED BY RULE	CAR	SCOOTER	CYCLE
(ii) REQUIRED PARKING AREA	40	158	158
(iii) TOTAL PARKING PROVIDED	500.00	474.00	221.20
(iv) TOTAL PARKING PROVIDED			1384.21
E) TRANSPORT VEHICLES PARKING			
(i) TOTAL NO. OF TRANSPORT VEHICLES PARKING PROVIDED			0
(ii) TOTAL NO. OF LOADING / UNLOADING PARKING PROVIDED			0
CONSTRUCTION AREA			7577.67
CONSTRUCTION AREA FOR EC			1621.07
SPECIFICATIONS			

CERTIFICATE OF AREA

CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON AND THE
DIMENSION OF PLOT, ETC. OF PLOT STATED ON PLAN AREA AS MEASURED ON SITE AND THE AREA
SO WORKED OUT TALLIES WITH THE AREA STATED IN DOCUMENT OF OWNERSHIP / P.S. SCHEME
RECORD / LAND RECORD DEPT. / CITY SURVEYED RECORD.

LEGEND	
PLOT BOUNDARY SHOWN BLACK	
PROPOSED WORK SHOWN RED	
DRAINAGE LINE SHOWN RED DOTTED	
WATERLINE SHOWN BLACK DOTTED	
EXISTING TO BE RETAINED HATCHED	
DEMOLITION SHOWN HATCHED YELLOW	

OWNER'S NAME
M/s. SBD PROMOTERS & BUILDERS THROUGH PARTNER
MR. K. H. MATANI

PROJECT:
SURVEY NO.: 32/28(P) HISSA NO.: -
PLOT NO.: CTS NO.: 1743(P)
DESCRIPTION: REGULAR TRACK, VILLAGE - RAHADANI
ARCHITECT: Avinash Vijay Kumar Koli
PCMC/LE/05/13/2019

JOB NO.	DRG. NO.	SCALE	DRAWN BY	CHECKED BY
1100	1100	1:100	1100	1100
1100	1100	1:100	1100	1100
1100	1100	1:100	1100	1100