PRODUCED BY AN AUTODESK EDUCATIONAL PRODUCT

B. P. LAYOUT

01/12

TOTAL BUILD. F.S.I. STATEMENT in sqft. (PREMIUM TABLE)

NOS.	BNG.	PROPOSED BUILT UP AREA	NOR. BUIL. COMM.	PERM. BALCONY	NOR. AREA (INCLUDED BALC.)	PREM. (INCLUDED BALC.)	PARTITIONS	BALC.	ACCESS. BUILT UP	STAIRCASE AREA	PASSAGE AREA	ENTRANCE LOBBY	LIFT	GROUND COVERAGE	NO. OF TENEMENTS	TERRACE AREA	PLOOR/LOR BUILDING	BUILT BUILDING
1	BLOCK 1	8173.14	0.00		8173.00	526.60			0.00	456.60	318.12	16.89	3.24	405.13	80	0.00	(P+4)+(P+4)+(P+4)+(P+4)+(P+4)	40.65M/133.47M
2	BLOCK 2	10177.21	10.0		10187.00	656.50	0.00		14.00	456.30	377.14	0.00	3.24	510.58	84	522.84	(P+4)+(P+4)+(P+4)+(P+4)+(P+4)	46.95M/153.90M
3	BLOCK 3	14491.51	11.0	2422.00M/SQ	14502.00	934.34			44.00	427.50	551.27	13.74	3.24	813.75	114	0.00	(P+4)+(P+4)+(P+4)+(P+4)+(P+4)	46.95M/153.90M
4	CLUB HOUSE GROUND	1130	143.35		0.00	70.16	0.00		0	78.03	165.34	58.00	0.00	226.00	0.0	0.0	(P+4)+(P+4)+(P+4)+(P+4)+(P+4)	19.50M / ---
TOTAL		33841.77	163.35		33862.00	2187.60	0.00		58.00	1417.13	1412.34	90.63	10.72	2000.46	292.00	522.84		

KGB. IN FS. = (LAUNDRY + CHANGE ROOM + WATCHMEN'S CABIN) = 33.00 (100.00 AREA) = 46.00 X 30.00 (0.00 X 0.00)(0.00 X 0.00) + 24.00 (0.00 X 0.00) = 49.67 (0.00 X 0.00) = 179.01 SQ.M

TOTAL BUILT UP = 34,223.58 + 179.01 = 34,402.61 SQ.M

WATER STORAGE TANK CAP.

NOS.	BNG.	G.PN. WATER TANK CAP.	U/G. WATER TANK CAP.	O/H. WATER TANK CAP.	U/G. WATER TANK FILL
1	BLOCK 1	58,000.00	87,000.00	30,000.00	7,000,000.00
2	BLOCK 2	50,000.00	80,000.00	30,000.00	7,000,000.00
3	BLOCK 3	75,000.00	1,12,500.00	30,000.00	8,00,000.00
4	CLUB HOUSE	8,000.00	12,000.00	10,000.00	8,00,000.00
TOTAL		1,91,000.00	2,86,000.00	1,00,000.00	30,00,000.00

TENEMENTS STATEMENT

NOS.	BNG.	20.00M AREA SQ.M.	20.00M HOUSE SQ.M.	40.00 TO 50.00 SQ.M.	50.00 TO 100.00 SQ.M.	100.00 TO 150.00 SQ.M.	TOTAL
1	BLOCK 1	0.00	00	04	76	00	80
2	BLOCK 2	0.00	00	00	93	16	109
3	BLOCK 3	0.00	00	00	111	03	114
TOTAL		0.00	0	4	280	19	303

TREES PROVIDED STATEMENT

NET PLOT AREA = 12,146.30 SQ.M.

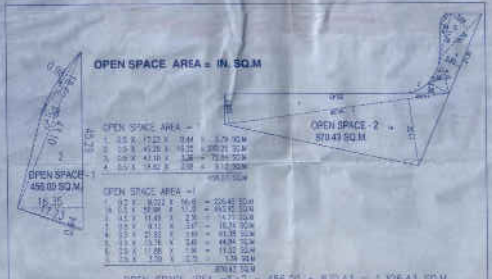
REQUIRED NO. OF TREES AS PER RULE = 12,146.30 / 50.00 (REQUIRED SQ.M.) = 242.00 NO. OF TREES

INT = 242.00 NO. OF TREES

PROVIDED NO. OF TREES = 240

YET TO BE PLANTED AS PER GARDEN NOC = 240 NO. OF TREES

COMPOUND WALL SECTION



AREA CALCULATION OF NEW ROAD & LOOP UNDER GOVER. DEVELOPMENT (2015)

1	0.0 X	10.00 X	13.21	=	184.81 SQ.M
2	0.0 X	20.00 X	8.44	=	175.12 SQ.M
3	0.0 X	20.00 X	4.06	=	80.21 SQ.M
4	0.0 X	27.11 X	10.66	=	144.17 SQ.M
5	0.0 X	25.00 X	7.00	=	90.28 SQ.M
6	0.0 X	30.00 X	4.34	=	82.57 SQ.M
7	0.0 X	30.07 X	0.00	=	10.04 SQ.M
8	0.0 X	30.74 X	2.32	=	33.82 SQ.M
9	0.0 X	30.07 X	11.71	=	187.14 SQ.M
10	0.0 X	10.37 X	1.54	=	8.54 SQ.M
11	0.0 X	12.00 X	2.17	=	18.30 SQ.M
12	0.0 X	12.00 X	8.38	=	54.34 SQ.M
13	0.0 X	20.00 X	4.82	=	94.25 SQ.M
14	0.0 X	20.00 X	8.70	=	170.54 SQ.M
			TOTAL	=	1200.24 SQ.M

PROPOSED SITE LOCATION PLAN

PREVIOUS SANCTION AREA STATEMENT

PREVIOUS SANCTION CC NO.-CC/2858/10 DATED - 14/03/2013

AREA STATEMENT	SQ.M
AREA OF PLOT AS PER DEMARCATION	11,280.00
AREA OF PLOT AS PER TITLE	11,280.00
AREA OF V/DP PERMANENT	8,100.00
BALANCE PLOT AREA	19,380.00
LESS AREA LOCKDOWN	22,500.00
LESS AREA U/SERVICE ROAD	2,219.00
LESS AREA U/DEFINITE BASIC PERMISSION	2,800.00
LESS AREA U/DECLARATION OF NP-4	1,990.00
LESS AREA U/PUBLIC ROAD WIDENING	1,800.00
BALANCE PLOT AREA	45,700.00
LESS AREA U/RG-2 REQUIREMENTS	4,200.00
NET PLOT AREA	40,500.00

AREA SUMMARY	PLOT NO.1 (PLOT NO.2		TOTAL
AREA SUMMARY	11,280.00	29,220.00	40,500.00
LESS DEF. AREA			2,241.67
BALANCE PLOT AREA			37,958.33

A) PLOT NO. 01	
1) AS PER AREA STATEMENT	11,280.00
	4,224.00
2) AREA U/PUBLIC ROAD WIDENING	1,800.00
3) TOTAL PLOT AREA (A+B+C)	17,400.00
4) DEDUCTIONS	
a) AREA UNDER 1 / 2 PUBLIC ROAD SET & WIDENING	1,800.00
b) AREA UNDER NEW BUILT UP WIDENING	1,800.00
c) RECREATION PLOT - BALANCE AS PER SANCTION	1,800.00
d) RECREATION DEP	2241.67
	7,641.67
5) NET PLOT AREA (D-E)	9,758.33
6) BASIC FSI AREA (D X 1.0)	9,758.33
a) FSI AREA NEW BUILT UP WIDENING	1,800.00
b) FSI AREA UNDER PUBLIC ROAD WIDENING	1,800.00
	11,558.33
7) ADDITIONAL FSI	
a) FSI AREA U/ DEFINITE BASIC PERMISSION	2,800.00
b) FSI AREA U/ DECLARATION OF NP-4	1,990.00
	4,790.00
8) TOTAL BUILT UP AREA	16,348.33
9) NET PLOT AREA	11,280.00

AREA CALCULATION OF NEW ROAD & LOOP UNDER GOVERNMENT PLAN (2015)

1	0.0 X	10.00 X	13.21	=	184.81 SQ.M
2	0.0 X	20.00 X	8.44	=	175.12 SQ.M
3	0.0 X	20.00 X	4.06	=	80.21 SQ.M
4	0.0 X	27.11 X	10.66	=	144.17 SQ.M
5	0.0 X	25.00 X	7.00	=	90.28 SQ.M
6	0.0 X	30.00 X	4.34	=	82.57 SQ.M
7	0.0 X	30.07 X	0.00	=	10.04 SQ.M
8	0.0 X	30.74 X	2.32	=	33.82 SQ.M
9	0.0 X	30.07 X	11.71	=	187.14 SQ.M
10	0.0 X	10.37 X	1.54	=	8.54 SQ.M
11	0.0 X	12.00 X	2.17	=	18.30 SQ.M
12	0.0 X	12.00 X	8.38	=	54.34 SQ.M
13	0.0 X	20.00 X	4.82	=	94.25 SQ.M
14	0.0 X	20.00 X	8.70	=	170.54 SQ.M
			TOTAL	=	1200.24 SQ.M

AREA CALCULATION OF BUP

30	0.5+49.85+27.50+3.00			=	80.85 SQ.M
31	0.5+17.90+3.0			=	20.90 SQ.M
40	0.5+42.0+(0.5+1.2)			=	44.00 SQ.M
41	0.5+31.30+4.30			=	36.05 SQ.M
42	0.5+36.0+11.00			=	47.50 SQ.M
43	0.5+66.74+0.50			=	67.74 SQ.M
44	0.5+30.00+(0.5+0.25)			=	31.00 SQ.M
				TOTAL AREA	= 2522.08
LESS WORK AREA =					
01	0.5 X	10.27 X	1.00	=	5.14
02	0.5 X	12.50 X	0.50	=	3.13
03	0.5 X	13.50 X	0.50	=	3.38
04	0.5 X	20.00 X	4.00	=	40.00
05	0.5 X	20.00 X	7.00	=	70.00
			TOTAL	=	121.65
			NET AREA	=	2522.08-121.65
			TOTAL AREA OF BUP	=	2,401.43 SQ.M

AREA OF FIRE BRIGADE RESERVATION AS PER DCR (2034) = 4493.00 SQM

1.	0.0 X	10.77 X	20.84	=	224.32
2.	0.0 X	10.00 X	15.17	=	151.70
3.	0.0 X	14.40 X	15.17	=	218.45
4.	0.0 X	21.00 X	19.00	=	399.00
5.	0.0 X	19.00 X	19.00	=	361.00
6.	0.0 X	16.00 X	19.00	=	304.00
7.	0.0 X	20.00 X	9.00	=	180.00
				=	2,038.47
				=	4493.00

AREA CALCULATION OF PATH ROAD AS PER DCR

10	0.5+17.00+(4.0)			=	21.00
11	0.5+17.00+(4.0)			=	21.00
12	0.5+73.40+(4.0)			=	77.90
13	0.5+53.90+(3.0)			=	57.40
14	0.5+16.00+(3.0+4.0)			=	23.50
15	0.5+11.00+(4.0)			=	15.50
				=	216.30

AREA AFTER DULY DEDUCTING AMENITY AREA

1.	0.0 X	0.00 X	0.00	=	0.00
2.	0.0 X	21.87 X	10.13	=	221.50
3.	0.0 X	10.00 X	10.13	=	101.30
			TOTAL	=	322.80

AREA CALCULATION OF PLOT NO.- 1

01	INCLUDED WORKS	
02	0.5+31.0+(0.5+1)	= 32.50
03	0.5+40.0+(0.5)	= 40.50
04	0.5+44.0+(0.5)	= 45.00
05	0.5+31.0+(0.5+1.2)	= 32.70
06	0.5+31.0+(0.5+1.2)	= 32.70
07	0.5+31.0+(0.5+1.2)	= 32.70
08	0.5+(99.5+1.0+4.0)	= 104.50
09	0.5+(99.5+1.0+4.0)	= 104.50
10	0.5+(0.5+1.0+1.0+4.0)	= 7.00
11	0.5+(0.5+1.0)	= 1.50
12	0.5+(12.0+0.5)	= 12.50
13	0.5+(0.5+1.0+2.0)	= 4.00
14	2.0+(7.0+0.5+0.5)	= 10.00
15	0.5+(0.5+1.2)	= 2.20
16	0.5+(0.5+2.0)	= 3.00
17	0.5+(100.0+0.5+0.5)	= 101.50
18	0.5+(0.5+0.5+0.5+2.0)	= 4.00
19	0.5+(0.5+0.5+0.5)	= 1.50
20	0.5+(0.5+0.5+1.0)	= 2.50
21	0.5+(0.5+0.5+1.0)	= 2.50
22	0.5+(0.5+0.5+2.0)	= 3.50
23	0.5+(0.5+0.5+2.0)	= 3.50
24	0.5+(0.5+0.5+2.0)	= 3.50
25	0.5+(0.5+0.5+2.0)	= 3.50
26	0.5+(0.5+0.5+2.0)	= 3.50
27	0.5+(0.5+0.5+2.0)	= 3.50
28	0.5+(0.5+0.5+2.0)	= 3.50
29	0.5+(0.5+0.5+2.0)	= 3.50
30	0.5+(0.5+0.5+2.0)	= 3.50
31	0.5+(0.5+0.5+2.0)	= 3.50
32	0.5+(0.5+0.5+2.0)	= 3.50
33	0.5+(0.5+0.5+2.0)	= 3.50
34	0.5+(0.5+0.5+2.0)	= 3.50
35	0.5+(0.5+0.5+2.0)	= 3.50
36	0.5+(0.5+0.5+2.0)	= 3.50
37	0.5+(0.5+0.5+2.0)	= 3.50
38	0.5+(0.5+0.5+2.0)	= 3.50
39	0.5+(0.5+0.5+2.0)	= 3.50
40	0.5+(0.5+0.5+2.0)	= 3.50
41	0.5+(0.5+0.5+2.0)	= 3.50
42	0.5+(0.5+0.5+2.0)	= 3.50
43	0.5+(0.5+0.5+2.0)	= 3.50
44	0.5+(0.5+0.5+2.0)	= 3.50
		TOTAL = 1,174.00
LESS WORK AREA =		
01	0.5 X 0.5 X 0.5	= 0.07
02	0.5 X 0.5 X 0.5	= 0.07
03	0.5 X 0.5 X 0.5	= 0.07
04	0.5 X 0.5 X 0.5	= 0.07
05	0.5 X 0.5 X 0.5	= 0.07
06	0.5 X 0.5 X 0.5	= 0.07
07	0.5 X 0.5 X 0.5	= 0.07
08	0.5 X 0.5 X 0.5	= 0.07
09	0.5 X 0.5 X 0.5	= 0.07
10	0.5 X 0.5 X 0.5	= 0.07
11	0.5 X 0.5 X 0.5	= 0.07
12	0.5 X 0.5 X 0.5	= 0.07
13	0.5 X 0.5 X 0.5	= 0.07
14	0.5 X 0.5 X 0.5	= 0.07
		TOTAL = 0.98
		NET AREA = 1,173.02

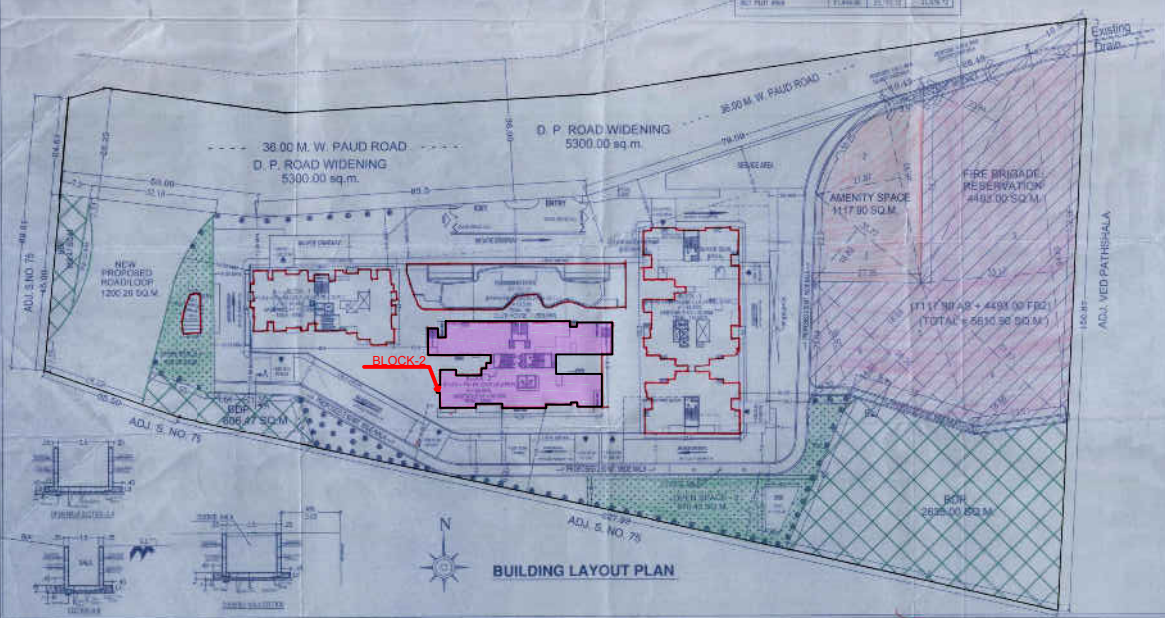
AREA CALCULATION OF PATH ROAD AS PER DCR

01	0.5 X (17.00 + 4.0)			=	14.50
02	0.5 X 18.00 X 2.0			=	18.00
03	0.5 X 75.00 X 2.0			=	150.00
04	0.5 X 87.50 X 2.0			=	175.00
05	0.5 X 50.0 X (2.0+4.0)			=	150.00
06	0.5 X 27.40 X 14.0			=	191.60
				TOTAL	= 1,000.00

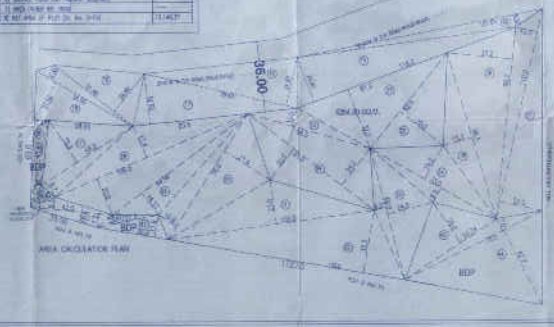
AREA CALCULATION OF PATH ROAD AS PER DCR

01	0.5 X (17.00 + 4.0)			=	14.50
02	0.5 X 18.00 X 2.0			=	18.00
03	0.5 X 75.00 X 2.0			=	150.00
04	0.5 X 87.50 X 2.0			=	175.00
05	0.5 X 50.0 X (2.0+4.0)			=	150.00
06	0.5 X 27.40 X 14.0			=	191.60
				TOTAL	= 1,000.00

TOTAL PLOT AREA = 2,401.43 SQ.M



BUILDING LAYOUT PLAN



AREA CIRCULATION PLAN

AREA STATEMENT

		SQ.M.
1)	AREA OF PLOT	11,280.00
	(EXTENT AS PER DEMARCATION)	
2)	DEDUCTIONS	
a)	AREA UNDER 1 / 2 PUBLIC ROAD WIDENING	5,800.00
b)	AREA UNDER NEW ROAD/LOOP WIDENING IN SQ.METRES (REQUIRED AREA)	1,800.00
c)	RECREATION PLOT - BALANCE AS PER SANCTION	1,800.00
d)	RECREATION DEP	2,241.67
e)	TOTAL	11,641.67
3)	NET PLOT AREA (1a. Minus 1 - 2e)	11,641.67
4)	RECREATIONAL AREA SPACE	
a)	LESS AMENITY SPACE AREA REQUIRED	1,164.42
b)	OPEN SPACE AREA PROVIDED	1,200.00
5)	AMENITY SPACE	
a)	LESS AMENITY SPACE AGAINST NOC REQUIRED (CHANGE FROM PLOT AREA TO AMENITY SPACE AS PER NOC)	970.00
b)	AMENITY SPACE AGAINST NOC PROVIDED (CHANGE FROM PLOT AREA TO AMENITY SPACE AS PER NOC)	1,117.00
6)	LESS ROAD AND AMENITY WIDENING	---
7)	NET AREA OF PLOT	10,140.67
8)	NET AREA OF PLOT (1a. Minus 2b)	10,140.67
9)	PERMISSIBLE BASIC F.S.I. (1.0)	10,140.67
10)	NATURE OF THE FSI & THE DEVELOPMENT	
a)	F.S.I. AREA FOR PLOT NO. A, B, C, D, (1A) (Add FSI AREA UNDER 1 / 2 PUBLIC ROAD WIDENING - SET BACK AND NEW BUILT UP WIDENING FSI AREA UNDER DEFINITE BASIC PERMISSION)	---
a1)	A) FSI AREA AGAINST OPEN SPACE/ROAD (1/2 SET BACK FSI AREA 1 & 2 + NEW BUILT UP FSI AREA)	10,800.00
a2)	B) FSI AREA AGAINST AMENITY SPACE & THE REQUIRED FSI AREA (Add FSI AREA 1 & 2 + NEW BUILT UP FSI AREA + DEFINITE BASIC PERMISSION) (DEFINITE BASIC PERMISSION + 1.0 + 1.0 + 1.0