BUILDING WISE FSI STATEMENT

BUILDING	FSI AREA				BALCONY					TERRACE	STAIR		PASSAGE	LIFT	LIFT M/C ROOM	TENEMENTS	TOTAL
	COMMERCIAL	RESIDENTIAL	INDUSTRIAL	SPECIAL	PERM.	PROP.	EXCESS	ENCLOSE	OPEN	AREAS	PAID		PAID	PAID			FSI AREA
PROP. BUILDING	340.39	6386.92	0.00	0.00	-	824.32	-	824.32	0.00	829.97	319.28	238.77	1302.87	18.62	44.51	98	6727.31
Total	340.39	6386.92	0.00	0.00	1009.09	824.32	0.00	824.32	0.00	829.97	319.28	238.77	1302.87	18.62	44.51	98	6727.31

FLOORWISE FSI STATEMENT: PROPOSED BUILDING

FLOORS	FSI AREA				BALCONY					TERRACE	STAIR		PASSAGE	LIFT	LIFT M/C ROOM	TENEMENTS	TOTAL
	COMMERCIAL	RESIDENTIAL	INDUSTRIAL	SPECIAL	PERM.	PROP.	EXCESS	ENCLOSE	OPEN	AREAS	PAID	FIRE	PAID	PAID			FSI AREA
BASEMENT FLOOR	0.00	0.00	0.00	0.00	-	0.00	-	0.00	0.00	0.00	0.00	0.00	0.00	0.00	-	0	0.00
GROUND FLOOR	0.00	0.00	0.00	0.00	-	0.00	-	0.00	0.00	0.00	53.84	33.52	0.00	0.00	-	0	0.00
PODIUM PARKING FLOOR	340.39	0.00	0.00	0.00	-	10.36	-	10.36	0.00	0.00	88.04	34.10	48.27	0.00	-	0	340.39
FIRST FLOOR	0.00	868.19	0.00	0.00	-	123.84	-	123.84	0.00	219.21	35.48	34.23	239.41	18.62	-	13	868.19
SECOND FLOOR	0.00	967.74	0.00	0.00	-	154.64	-	154.64	0.00	134.67	35.48	34.23	246.15	0.00	-	15	967.74
THIRD FLOOR	0.00	955.44	0.00	0.00	-	158.05	-	158.05	0.00	119.91	35.48	34.23	245.94	0.00	-	15	955.44
FOURTH FLOOR	0.00	1242.13	0.00	0.00	-	187.33	-	187.33	0.00	199.99	35.48	34.23	261.57	0.00	-	20	1242.13
FIFTH FLOOR	0.00	1240.60	0.00	0.00	-	190.10	-	190.10	0.00	156.19	35.48	34.23	261.53	0.00	-	20	1240.60
TERRACE FLOOR	0.00	0.00	0.00	0.00	-	0.00	-	0.00	0.00	0.00	0.00	0.00	0.00	0.00	44.51	0	0.00
Total	340.39	5274.10	0.00	0.00	-	824.32	-	824.32	0.00	829.97	319.28	238.77	1302.87	18.62	44.51	83	5614.49

F.S.I. STATEMENT . (L.I.G)

FLOOR	BUILT UP AREA	TENEMENTS
GROUND	- - -	- - -
PODIUM	- - -	- - -
FIRST	370.94	05
SECOND	370.94	05
THIRD	370.94	05
TOTAL	1112.82	15.00

MAHADA AREA STATEMENT

MIN. REQ. AREA	1112.63
PROP. AREA	1112.82
PERM. BALC. AREA	166.92
1) PROP. OPEN BALC. AREA	0.00
2) PROP. ENCL. BALC. AREA	0.00
TOTAL BALC. AREA (1+2)	0.00
MAHADA TOTAL TEN. NO.	15

TOTAL PROPOSED F.S.I (L.I.G + REGULAR) (1112.82 + 5614.49)	6727.31 SQM.

FLOORWISE FSI STATEMENT: CLUB-HOUSE

FLOORS	FSI AREA				BALCONY					TERRACE	STAIR		PASSAGE	LIFT	LIFT M/C ROOM	TENEMENTS	TOTAL
	COMMERCIAL	RESIDENTIAL	INDUSTRIAL	SPECIAL	PERM.	PROP.	EXCESS	ENCLOSE	OPEN	AREAS	PAID	FIRE	PAID	PAID			FSI AREA
GROUND FLOOR	0.00	60.91	0.00	0.00	-	0.00	-	0.00	0.00	0.00	0.00	0.00	0.00	0.00	-	0	60.91
FIRST FLOOR	0.00	30.78	0.00	0.00	-	0.00	-	0.00	0.00	17.17	0.00	0.00	0.00	0.00	-	0	30.78
TERRACE FLOOR	0.00	0.00	0.00	0.00	-	0.00	-	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0	0.00
Total	0.00	91.69	0.00	0.00	-	0.00	-	0.00	0.00	17.17	0.00	0.00	0.00	0.00	0.00	0	91.69

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	98	1	49	4	196	4	196
Residential	80 - 150	1	0	1	0	2	0	2	0
Residential	> 150	1	0	2	0	2	0	2	0
Commercial	340.39	100	4	2	8	6	24	2	8
TOTAL REQD.(NOS.)					57		220		204
TOTAL REQD. AREA					712.50		660		285.60
TOTAL PROP. AREA					17773.11				

WATER REQUIREMENT

TANK		REQUIRED CAPACITY (LIT)	PROPOSED CAPACITY (LIT)
OHWT	Resi+Comm	71,280.00	
	FIRE REQUIREMENT	5,000.00	
	TOTAL	76,280.00	76,300.00
UGWT		1,06,920.00	
	FIRE REQUIREMENT	75000.00	
	TOTAL	1,81,920.00	1,82,000.00

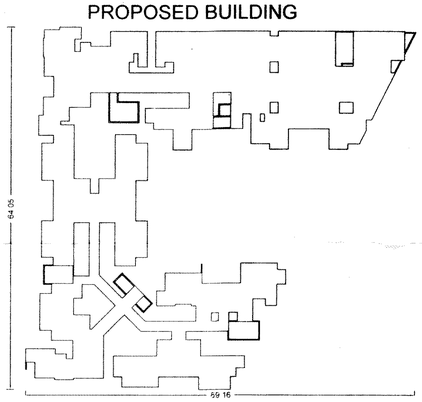
COVERAGE DETAILS

PERM.COVERAGE 50.00 %	PERM.COVERAGE WITH PREMIUM	PROPOSED COVERAGE	EXCESS COVERAGE IN PREMIUM
2781.60	0.00	1728.50	0.00

CLUB-HOUSE

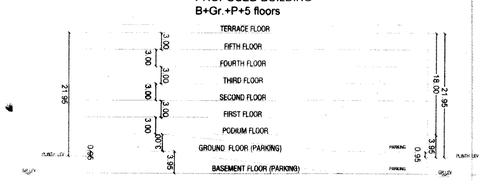
Poly	Area
Coverage	61.72

PROPOSED BUILDING

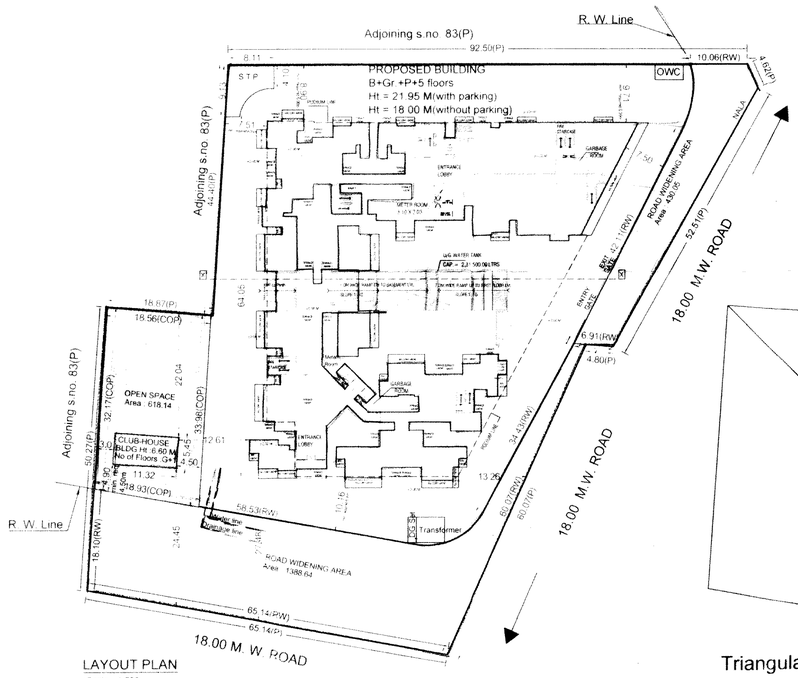


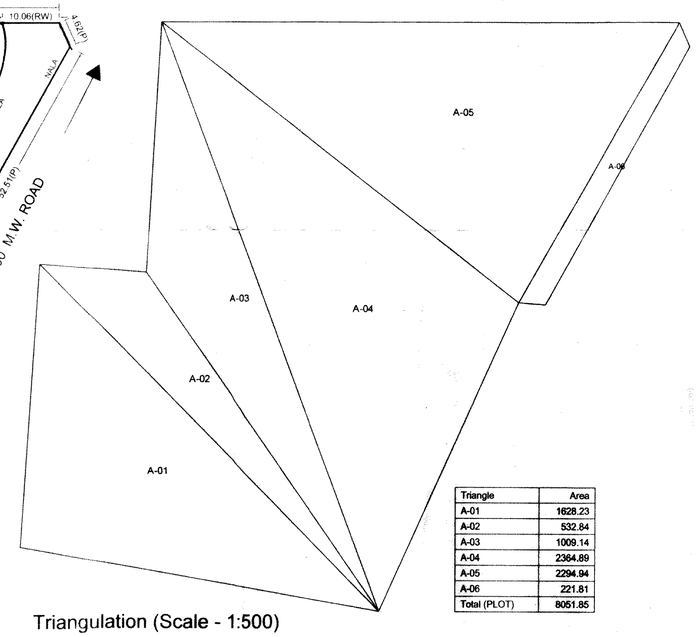
Poly	Area
Coverage	1728.50

PROPOSED BUILDING
B+Gr.+P+5 floors



SCHEMATIC SECTION AT 'XX'
SCALE - 1:500





Triangulation (Scale - 1:500)

Triangle	Area
A-01	1628.23
A-02	532.84
A-03	1009.14
A-04	2364.89
A-05	2294.94
A-06	221.81
Total (PLOT)	8051.85

LAYOUT

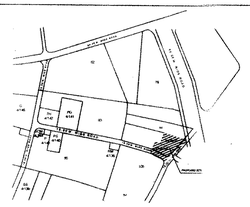
STAMP OF APPROVAL

Sanctioned No. B.P. / Kiwale / 1 / 2019
Subject to conditions mentioned in the
Office Order No
even dated 2 - 1 - 2019

Pimpri
Date 2 / 1 / 2019

O. C. Signed by
Joint City engineer

For Joint City Engineer
Building Permission Dept
PCMC, Pimpri



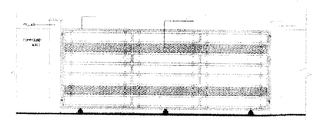
LOCATION PLAN
NTS

SCHEDULE OF OPENING: PROPOSED BUILDING

NAME	LENGTH	HEIGHT	NOS.
V	0.60	0.60	377
W	0.60	1.20	17
V	0.62	0.60	02
W	0.62	1.20	03
W3	0.80	1.20	115
W	0.80	1.20	21
W1	0.80	1.20	01
W3	0.90	1.20	03
W	0.90	1.20	01
W3	0.97	1.20	01
W3	1.00	1.20	15
FD	1.00	1.20	05
W	1.00	1.20	10
W1	1.00	1.20	03
W1	1.03	1.20	03
W3	1.05	1.20	02
W2	1.20	1.20	56
FD	1.20	1.20	23
W	1.20	1.20	18
W3	1.20	1.20	03
W1	1.20	1.20	01
W1	1.29	1.20	04
FD	1.29	1.20	05
W1	1.35	1.20	02
W1	1.50	1.20	505
FD	1.50	1.20	197
W	1.50	1.20	68
W1-2.10	1.50	1.20	13
FD-2.10	1.50	1.20	05
W-2.10	1.50	1.20	01
W1	1.55	1.20	03
W1	1.67	1.20	06
W1-2.10	1.71	1.20	01
W	3.11	1.20	04
W1	3.42	1.20	01
W	3.42	1.20	02

SCHEDULE OF OPENING: PROPOSED BUILDING

NAME	LENGTH	HEIGHT	NOS
D2	0.75	2.10	08
D2	0.78	2.10	06
D2	0.80	2.10	534
D1	0.80	2.10	03
D	0.80	2.10	10
D	0.89	2.10	04
D1	0.89	2.10	01
D	0.90	2.10	335
D2	0.90	2.10	05
D1	0.90	2.10	148
D	1.00	2.10	05
RS	1.00	2.10	01
D	1.05	2.10	193
D1	1.05	2.10	03
FD	1.35	2.10	04
RS	1.80	2.10	12



GATE & COMPOUND WALL

A) AREA STATEMENT		SQ.M.
1. AREA OF PLOT		8000.00
2. DEDUCTIONS FOR		
(a) ROAD SET-BACK (R/W)		1818.68
(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)		1818.68
3. BALANCE AREA OF PLOT (1-2)		6181.32
4. DEDUCTIONS FOR		
(a) AMENITY SPACE		0.00
(b) OPEN SPACE		618.13
PHYSICAL OS PROVIDED =	618.13	
(c) INTERNAL ROAD AREA		0.00
5. NET AREA OF THE PLOT (3-4)		5563.19
6. ADDITION FOR F. S. I.		
(a) OPEN SPACE (NOTIONAL)		
(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)		5563.19
8. FLOOR SPACE INDEX PERMISSIBLE		1.0000
PERM. FLOOR AREA (7 x 8)		5563.19
9. TDR AREA		4400.76
PERM. TDR AREA		
10. SPECIAL CASES FSI		0.00
11. ROAD(s) SET-BACK AREA		1818.68
12. PROPOSED ROAD (DP)		0.00
13. TOTAL PERM. BUILT UP AREA (8+9+10+11+12)		11782.63
14. PROPOSED AREAS		
(a) PROPOSED RESIDENTIAL AREA		5274.10
(b) PROPOSED COMMERCIAL AREA		340.39
(c) PROPOSED INDUSTRIAL AREA		0.00
(d) PROPOSED SPECIAL USE AREA		0.00
TOTAL PROPOSED AREA (a+b+c+d)		5614.49
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		
19. TOTAL BUILT UP AREA PROPOSED (14+15+16+17+18-19)		5614.49
20. TOTAL BUILT UP AREA PROPOSED WITH MHADA		6727.31
21. CONSUMED FSI WITHOUT MHADA		0.48
22. CONSUMED FSI WITH MHADA		0.57
B) BALCONY STATEMENT		
(i) PERMISSIBLE BALCONY AREA		842.17
(ii) PROPOSED BALCONY AREA		824.32
(iii) EXCESS BALCONY AREA (TOTAL)		0.00
C) TENEMENT STATEMENT		
(i) PROPOSED AREA (13)		5614.49
(ii) LESS NON_RESIDENTIAL AREA		340.39
(iii) AREA AVAILABLE FOR TENEMENTS (i - ii)		5274.10
(iv) TENEMENTS PERMISSIBLE	250.00/Hec	132
(v) TENEMENTS PROPOSED		83
(vi) TENEMENTS EXISTING		0
(vii) TOTAL TENEMENTS ON THE PLOT (v+vi)		83

D) PARKING STATEMENT	CAR	SCOOTER	CYCLE
(i) PARKING REQUIRED BY RULE	57	220	204
(ii) REQUIRED PARKING AREA	712.50	660	285.60
(iii) TOTAL PARKING PROPOSED	17773.11		

E) TRANSPORT VEHICLES PARKING	
(a) TOTAL NO. OF TRANSPORT VEHICLES PARKING PROVIDED	0
(b) TOTAL NO. OF LOADING / UNLOADING PARKING PROVIDED	0
CONSTRUCTION AREA	18171.68
CONSTRUCTION AREA FOR EC	18223.11

SPECIFICATIONS

CERTIFICATE OF AREA

CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON _____ AND THE DIMENSION OF SIDES, 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 / T.P.SCHEME RECORD / LAND RECORD DEPT. / CITY SURVEYED RECORDS.

SIGN OF ARCHITECT

LEGEND

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

PROJECT :

PROPOSED LAYOUT OF BUILDINGS AT
PROPOSED LIG BUILDING ON S.NO 83/2B/1/2 + S.NO 83/2A/1/3
AT KIWALE,PUNE.

OWNER'S NAME, ADD & SIGN.

THIS MUNICIPAL DRAWING IS PREPARED FROM INSTRUCTION, INFORMATION, SPECIFICATION AND LEGAL DOCUMENTS GIVEN BY THE OWNER/P.O.A. HOLDER TO THE ARCHITECT. I THE OWNER/P.O.A. HOLDER HAVE READ &STUDIED THIS & ALL DRAWINGS ALONG WITHTHIS DRAWING FOR SUBMISSION & THEY ARE PER MY INSTRUCTION & INFORMATION GIVEN BY ME. THE OWNER/P.O.A. HOLDER

MR. RAJENDRA SURESH JAIN, M/S RUNAL DEVELOPERS
Indraprastha Apartment, Pimpri Chinchwad Link Road, Chinchwad, Pune - 411 033

ARCHITECT
AVINASH NAWATHE
ARCHITECTS
ANA./7TH FLOOR, MANTRI STERLING
BEHIND MANIKCHAND GALLERIA,
OFF. SB ROAD SHIVAJINAGAR
PUNE-16 CTS NO-697
TELE - 020 25656542 / 3442

G.LVL. G.LVL.

CAP = 1,82,000.00 LTR

COMPOUND WALL SECTION

SUMP WELL SECTION

N

JOB NO.	DRG.NO.	SCALE	DRAWN BY	CHECKED BY
3043	R-1	1:100	RAFAT ANNEEL / TAHIR / CHAITRALI	AR. Nachiket

INWARD NO	NWD/WDA/KVL/PRB18/0030/18	29 Nov 2018 02:30 PM	
KEY NO.		SHEET NO.	1/13

This is a system generated drawing as per the soft copy submitted by the Architect/ License Engineer