

F.S.I. STATEMENT FOR EXISTING									
TYPE OF BUILDING	FLOOR	B/UP AREA	BALCONY AREA	TERRACE AREA	PASSAGE AREA	LIFT AREA	GROUND COVERAGE	TENANTS	PER FL.
'A' TYPE	LOWER GR. FLOOR	28.62	NIL	NIL	NIL	NIL	NIL	121.77	04
	UPPER GR. FLOOR	121.77	NIL	NIL	NIL	NIL	NIL	121.77	04
	FIRST FLOOR	87.49	22.89	18.00	NIL	NIL	NIL	121.77	04
	TOTAL 'A'	237.88	22.89	18.00	NIL	NIL	NIL	121.77	04
BALCONY = 22.89 x 4 = 91.56 SQ.M.									

'B' TYPE	LOWER GR. FLOOR	30.57	NIL	9.80	NIL	NIL	NIL	48.17	07
	UPPER GR. FLOOR	41.53	16.57	19.89	NIL	NIL	NIL	48.17	07
	FIRST FLOOR	48.17	8.40	8.64	NIL	NIL	NIL	48.17	07
	TOTAL 'B'	120.07	25.05	38.33	NIL	NIL	NIL	48.17	07
BALCONY = 25.05 x 7 = 175.35 SQ.M.									

'C' TYPE	LOWER GR. FLOOR	50.90	NIL	6.48	NIL	NIL	NIL	50.90	01
	GROUND FLOOR	36.83	NIL	6.48	NIL	NIL	NIL	50.90	01
	FIRST FLOOR	48.47	NIL	8.91	NIL	NIL	NIL	50.90	01
	TOTAL 'C'	136.20	NIL	21.87	NIL	NIL	NIL	50.90	01

'D1' TYPE	STILT FLOOR	311.70	42.36	11.60	24.52	17.19		361.42	04
	FIRST FLOOR	311.70	42.36	11.60	24.52	17.19	6.84	04	
	SECOND FLOOR	311.70	42.36	11.60	24.52	17.19		04	
	THIRD FLOOR	311.70	42.36	11.60	24.52	17.19		04	
	FOURTH FLOOR	311.70	42.36	11.60	24.52	17.19		04	
	FIFTH FLOOR	311.70	42.36	11.60	24.52	17.19		04	
	SIXTH FLOOR	311.70	42.36	11.60	24.52	17.19		04	
	SEVENTH FLOOR	311.70	42.36	11.60	24.52	17.19		04	
	EIGHTH FLOOR	245.75	33.86	11.60	18.73	17.19		04	
	NINTH FLOOR	311.70	42.36	11.60	24.52	17.19		04	
	TENTH FLOOR	311.70	42.36	11.60	24.52	17.19		04	
	ELEVENTH FLOOR	311.70	42.36	11.60	24.52	17.19		04	
TOTAL 'D1' 3674.45 499.82 139.20 292.53 206.28 18.72 361.42 47 No.									

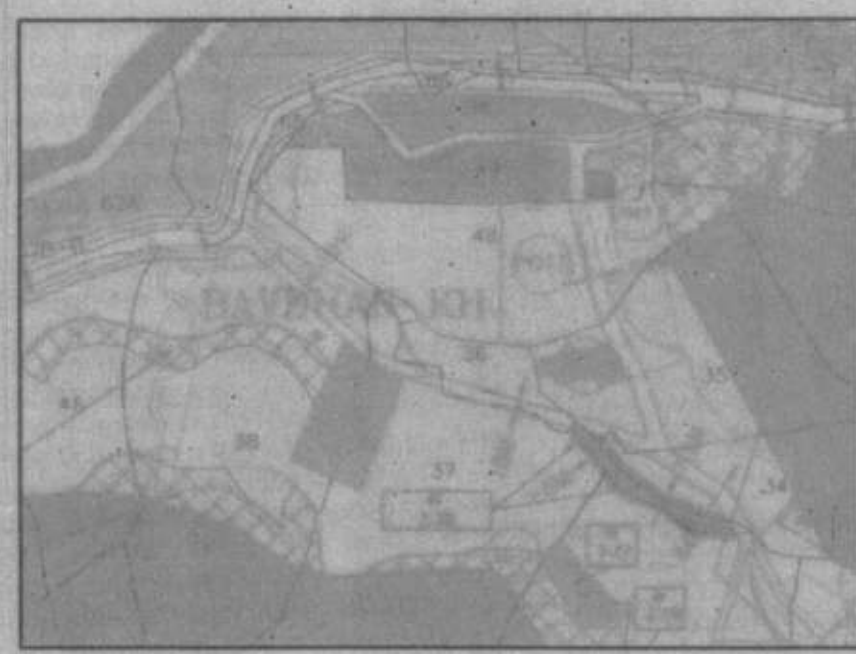
'D2' TYPE	STILT FLOOR	77.25	NIL	11.60	NIL	16.65		310.76	00
	FIRST FLOOR	264.64	46.48	11.60	23.40	16.65	6.84	04	
	SECOND FLOOR	264.64	46.48	11.60	22.72	16.65		04	
	THIRD FLOOR	264.64	46.48	11.60	23.40	16.65		04	
	FOURTH FLOOR	264.64	46.48	11.60	22.72	16.65	11.88	04	
	FIFTH FLOOR	264.64	46.48	11.60	22.72	16.65		04	
	SIXTH FLOOR	264.64	46.48	11.60	22.72	16.65		04	
	SEVENTH FLOOR	264.64	46.48	11.60	23.40	16.65		04	
	EIGHTH FLOOR	207.20	37.04	11.60	17.38	16.65		04	
	NINTH FLOOR	264.64	46.48	11.60	23.40	16.65		04	
	TENTH FLOOR	264.64	46.48	11.60	22.72	16.65		04	
	ELEVENTH FLOOR	264.64	46.48	11.60	23.40	16.65		04	
TOTAL 'D2' 2991.35 501.84 139.20 271.38 199.80 18.72 310.76 43 No.									
COVERED PARKING AREA 1834.01 1288.57 367.09 563.91 406.08 37.44 730.82 102 No.									

F.S.I. STATEMENT PROPOSED 1.00 F.S.I.

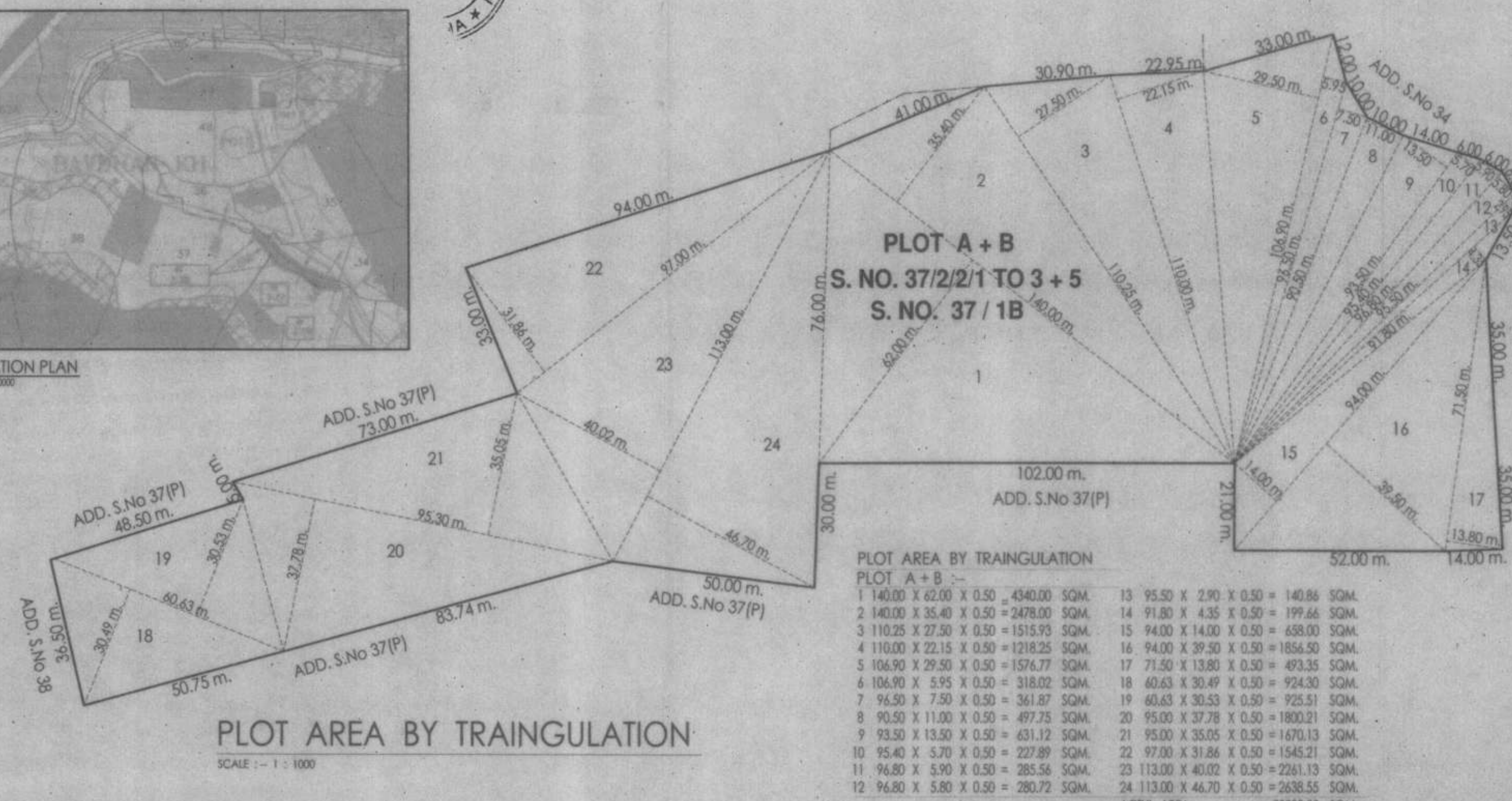
TYPE OF BUILDING	FLOOR	B/UP AREA	BALCONY AREA	LIFT AREA	GROUND COVERAGE	TENANTS	PER FL.
'E' TYPE	FIRST FLOOR	750.75	60.38			06	
	SECOND FLOOR	780.19	86.57			08	
	THIRD FLOOR	783.05	86.57			08	
	FOURTH FLOOR	780.19	86.57	LIFT AREA		08	
	FIFTH FLOOR	783.05	86.57	19.00		08	
	SIXTH FLOOR	780.19	86.57			08	
	SEVENTH FLOOR	783.05	86.57	LIFT		08	
	EIGHTH FLOOR	780.19	86.57	M. ROOM	COVERED	08	
	NINTH FLOOR	783.05	86.57	7.06 x 4.25		08	
	TENTH FLOOR	780.19	86.57	x2 No.		08	
	ELEVENTH FLOOR	783.05	86.57	60.01		08	
	TWELFTH FLOOR	780.19	86.57			08	
'F' TYPE	THIRTEENTH FLOOR	783.05	86.57			08	
	FOURTEENTH FLOOR	780.19	86.57			08	
	FIFTEENTH FLOOR	783.05	86.57			08	
	'F' BUILDING	5388.93	590.87	79.01	782.82	54 No.	
'E' + 'F' BUILDING							172 No.

BALCONY STATEMENT FOR EXISTING BUILDING									
PROPOSED B/UP AREA = 8534.01 SQ.M.									
PERMISSIBLE BALCONY 15% = 1280.10 SQ.M.									
PROPOSED BALCONY = 1268.57 SQ.M.									
EXCESS BALCONY = NIL SQ.M.									

BALCONY STATEMENT PROPOSED									
PROPOSED B/UP AREA = 17082.36 SQ.M.									
PERMISSIBLE BALCONY 15% = 2562.35 SQ.M.									
PROPOSED BALCONY = 1863.23 SQ.M.									
EXCESS BALCONY = NIL SQ.M.									



LOCATION PLAN
SCALE: 1:1000



PLOT AREA BY TRIANGULATION

SCALE: 1:1000

AREA CALCULATION

OPEN SPACE	
A 42.00 X 12.80 X 0.50 = 268.80 SQ.M.	
B 42.00 X 24.50 X 0.50 = 514.50 SQ.M.	
C 24.00 X 23.50 X 0.50 = 282.00 SQ.M.	
D 24.00 X 7.50 X 0.50 = 90.00 SQ.M.	
E 23.30 X 5.55 X 0.50 = 64.45 SQ.M.	
F 23.30 X 11.00 X 0.50 = 128.15 SQ.M.	
G 28.00 X 7.50 X 0.50 = 105.00 SQ.M.	
H 41.00 X 17.60 X 0.50 = 360.80 SQ.M.	
I 46.00 X 8.00 X 0.50 = 184.00 SQ.M.	
J 53.00 X 13.50 X 0.50 = 357.75 SQ.M.	
K 53.00 X 18.90 X 0.50 = 500.85 SQ.M.	
TOTAL OPEN SPACE = 2856.30 SQ.M.	
LESS CHAMFER AREA	
A 6.00 X 3.07 X 0.50 = 9.21 SQ.M.	
B 1.90 X 5.54 X 0.50 = 5.26 SQ.M.	
C 1.36 X 5.50 X 0.50 = 3.74 SQ.M.	
D 1.84 X 4.83 X 0.50 = 4.44 SQ.M.	
E 1.93 X 5.99 X 0.50 = 5.78 SQ.M.	
TOTAL CHAMFER AREA = 28.43 SQ.M.	
ACTUAL OPEN SPACE = 2827.87 SQ.M.	

AMINITY SPACE	
A 70.00 X 28.95 X 0.50 = 1013.25 SQ.M.	
B 70.00 X 36.00 X 0.50 = 1260.00 SQ.M.	
TOTAL AMINITY SPACE = 2273.25 SQ.M.	
RESERVATION AREA (H.S. 4)	
A 61.45 X 30.10 X 0.50 = 924.97 SQ.M.	
B 61.45 X 30.75 X 0.50 = 944.94 SQ.M.	
C 43.30 X 4.40 X 0.50 = 95.19 SQ.M.	
TOTAL RESERVATION AREA = 1969.50 SQ.M.	
TOTAL AMINITY AREA = 2273.25 + 1969.50 = 4242.75 SQ.M.	

7.50 m. WIDE INTERNAL ROAD	
1 9.25 X 5.30 X 0.50 = 24.51 SQ.M.	
2 9.25 X 4.65 X 0.50 = 21.51 SQ.M.	
3 117.75 X 7.50 X 1.00 = 877.87 SQ.M.	
4 5.99 X 1.93 X 0.50 = 5.78 SQ.M.	
5 4.83 X 1.84 X 0.50 = 4.44 SQ.M.	
6 5.91 X 1.68 X 0.50 = 4.96 SQ.M.	
7 4.68 X 2.00 X 0.50 = 4.68 SQ.M.	
8 7.60 X 1.10 X 0.50 = 4.18 SQ.M.	
TOTAL INTERNAL ROAD = 947.93 SQ.M.	

D.P. ROAD	
1 24.35 X 1.88 X 0.50 = 22.88 SQ.M.	
2 41.84 X 1.78 X 0.50 = 37.23 SQ.M.	
3 41.84 X 6.14 X 0.50 = 127.39 SQ.M.	
4 31.69 X 8.04 X 0.50 = 127.39 SQ.M.	
5 31.69 X 3.76 X 0.50 = 59.57 SQ.M.	
6 20.97 X 3.83 X 0.50 = 40.15 SQ.M.	
7 24.17 X 1.00 X 0.50 = 12.08 SQ.M.	
TOTAL D.P. ROAD = 470.00 SQ.M.	

AREA STATEMENT BEFORE AMALGAMATION					
S.No.	AS PER TRAIL	AS PER PRC	MINIMUM	DEDUCTION	TOTAL PLOT
H.No.	SQ. M.	7/12 SQ. M.	AREA SQ. M.	SQ. M.	SQ. M.
37/2/2/1		1000.00	1000.00	NIL	1000.00
37/2/2/2	PLOT 'A'	3000.00	3000.00	NIL	3000.00
37/2/2/3	17124.25	12000.00	12000.00	NIL	12000.00
37/2/2/5		1000.00	1000.00	NIL	1000.00
37/1/B	PLOT 'B'	11765.04	11750.00	NIL	11750.00
TOTAL	28889.29	28750.00	28750.00	NIL	28750.00

AREA STATEMENT AFTER AMALGAMATION					
S.No.	AS PER TRAIL	AS PER PRC	MINIMUM	DEDUCTION	NET PLOT
H.No.	SQ. M.	7/12 SQ. M.	AREA SQ. M.	SQ. M.	SQ. M.
37/2/2/1 + 2 + 3 + 5 + 37/1/B	28889.29	28750.00	28750.00	470.00	28280.00

STAMP OF APPROVAL OF PLANS

37/2/2/1

APPROVED SUBJECT TO CONDITION
APPROVED UNDER COMMENCEMENT
CERTIFICATE NO. CC/11/TS/15
DATE 15/07/2015

APPROVED

POONA MUNICIPAL CORPORATION

Building Inspector
Building Development Department
Zone No-3 P.M.C.

EXISTING PARKING STATEMENT									
TYPE OF	PERMISSIBLE	PROPOSED							
TENEMENT	NOS.	CAR	SCOOTER	CYCLES	CAR	SCOOTER	CYCLES		
BETWEEN 40 TO 80 SQ.M.	102	51	204	204	53	212	212		

PARKING AREA CALCULATION			
VEHICAL	TENT.	AREA REQUIRED	AREA PROVIDED
CARS	102	12.50 x 51 = 637.50	12.50 x 53 = 662.50
SCOOTERS		3.00 x 204 = 612.00	3.00 x 212 = 636.00
CYCLES		1.40 x 204 = 285.60	1.40 x 212 = 296.80
TOTAL		1535.10 SQ.M.	1595.30 SQ.M.

FOR RESIDENTIAL WATER STORAGE CAPACITY 'E' & 'F'	
U.G.W.T. REQUIRED (172 X 675)	= 1,16,100.00 ltr/day
O.H.W.T. REQUIRED (15% OF U.G.W.T.)	= 1,74,150.00 ltr/day
PROVIDED CAPACITY OF OVERHEAD TANK	= 1,50,000.00 ltr/day
PROVIDED CAPACITY OF U.G. SUCTON TANK	= 3,00,000.00 ltr/day

SIGN OF LICENSING ENGINEER / ARCHITECT		
AREA STATEMENT		SQ. M.
1.	AREA OF PLOT (MINIMUM)	28750.00
2.	DEDUCTION FOR	
3.	a. AREA UNDER D.P. ROAD	470.00
4.	b. AREA UNDER RESERVATION	
5.	TOTAL AREA	28280.00
6.	NET AREA OF PLOT (1-2)	26780.00
7.	DEDUCTION FOR	
8.	a. AMINITY SPACE (H.S. 4)	4242.75
9.	b. OPEN SPACE	2828.07
10.	c. INTERNAL ROAD (1609.96 + 719.25)	2329.23
11.	d. TRANSFORMER	34.00
12.	TOTAL DEDUCTION	9436.05
13.	NET AREA OF PLOT (3-4)	18843.95
14.	ADDITION FOR	
15.	a. AMINITY SPACE	4242.75
16.	b. OPEN SPACE	NIL
17.	c. INTERNAL ROAD	2329.23
18.	TOTAL AREA (5+6)	24543.93
19.	F.A.R. PERMISSIBLE	1.00
20.	PERMISSIBLE FLOOR AREA (7 x 8)	25451.93
21.	ADDITION FOR D.P. ROAD (470 X 8)	470.00
22.	ADDITION FOR T.D.R. (40% OF 18843.95)	NIL
23.	TOTAL ADDITION (10+11)	24543.93
24.	TOTAL PERMISSIBLE	470.00
25.	F.A.R. PERMISSIBLE	25921.93
26.	EXCESS FLOOR AREA	8534.01
27.	PROPOSED AREA	17082.56
28.	EXCESS BALCONY TAKEN IN F.A.R. (AS PER CALCULATION)	NIL
29.	TOTAL BUILDUP AREA (15+16+17)	25941.37
30.	F.A.R. CONSUMED	0.99
31.	AREA LEFT FOR UG / MIG (20%)	NIL
32.	15% BALCONY ON UG / MIG AREA	NIL