

OVERHEAD WATER TANK CAPACITY CALCULATION					
BUILDING	TOTAL WATER REQUIREMENT	MINIMUM REQUIREMENT	OVERHEAD WATER TANK PROVISION		
			SIZE	NO OF TANK	CAPACITY
[1]	[1]	[2] = [1]X50%	[3]		[4]
BUILDING-1	137000.00	66000.00	TANK : 12.950 X 3.10 X 2.20	1	88.319
NOTE - FIRE TANK 20,000 LTRS.					
OHT CAPACITY SHOULD BE MINIMUM 50% OF WATER REQUIREMENT					
DATE OF WATER TANK EXCLUDING THE FREEBOARD					

PROFORMA - 1: AREA STATEMENT			
Area of plot		8006.000	SQ.MT.
(Reference area of a, b, c, d, e to be considered)			
(a) As per ownership document (7/32, C's extract)		4550.000	SQ.MT.
(b) As per measurement sheet		4070.736	SQ.MT.
(c) As per site		4070.736	SQ.MT.
(d) Encroachment area		479.303	SQ.MT.
(e) Area for development as per PCA		4000.000	SQ.MT.
Deductions			
(a) Proposed D/P of R/D widening Area/Service Road / Highway widening		42.900	SQ.MT.
(b) Any D/P of Reservation area		0.000	SQ.MT.
(Total Deduction)		42.900	SQ.MT.
Balance Area of plot (1-2)		3957.100	SQ.MT.
Amenity Space (if applicable)			
(a) Required		NA	
(b) Adjustment of 2(b), if any		NA	
(c) Balance Proposed -		0.000	SQ.MT.
Net Plot Area (3-4+5)		3957.100	SQ.MT.
Recreational Open Space (if applicable)			
(a) Required - (10%)		396.710	
(b) Proposed		404.043	
Internal Road area		0.000	SQ.MT.
Probable area (if applicable)		0.000	SQ.MT.
Built up area with reference to Basic F.S.I. as per front road width (No. Subotic FSI)		4352.810	
Addition of FSI on payment of premium			
(a) Maximum permissible premium FSI - based on road width / T/D Zone : (0.50)		1978.550	SQ.MT.
(b) Proposed FSI on payment of premium		1978.550	SQ.MT.
In-situ FSI / TDR loading			
(a) In-situ area against D/P road [2.0 x 5 = No. 2] (a) if any		0.00	SQ.MT.
(b) In-situ area against Amenity Space if handed over (Total area 85 x 5 = No. 4) [Refer (c) (i)]		0.00	SQ.MT.
(c) TDR area		0.00	SQ.MT.
(d) Total In-situ / TDR loading proposed (1+2+3+4+5+6+7)		0.00	SQ.MT.
Additional FSI area under Chapter No. 7			
Total entitlement of FSI on the proposal			
(a) = (100+110) or 212 whichever is applicable		6331.36	SQ.MT.
(b) Ancillary Area FSI upto 10% of built up payment of charges.			
Nett Built up		80.80%	
Commercial	634.79	567.83	11462.55
Residential	1538.43	899.76	8311.890
Total	5793.22	3667.89	9396.105

(c) Total entitlement (a+b)	9994.25	SGT
14. Maximum utilization limit (15.1 building potential) Permissible as per road width (as per Regulation No. 5.1 & 6.2 or 3.6 & 4.6 applicable) < 16:1 or 1:1	2.510	SGT
15. Total Built-up Area in proposal (excluding area at Sr.No.13)		
(a) Existing built-up area		
(b) Proposed Built-up area (as per plan)	9396.100	SGT
(c) Total (a+b)	9396.100	SGT
16. Area for exclusive housing (15/15) (should not be more than serial No.14 above)	2.374	SGT
17. Area for		
(a) still area (Ground fl.)	1777.000	SGT
(a) Plinth area (Ground fl.)	880.688	SGT
(b) still area & podium area (1st fl.)	2096.9	SGT
(c) still area & podium area (2nd fl.)	334.178	SGT
18. Built area / No of units		
(a) Residential built up area	8253.49	SGT
(a) Commercial built up area	1142.615	SGT
(a) Recreational	125	No.
(a) Commercial	24	No.

WATER STORAGE CAPACITY CALCULATION FOR BUILDING							
BUILDING	FLOOR	AREA [sqm]	BUILD UP [mm]	OCCUPY [mm]	LPG [mm]	NO. OF FLOOR	WATER [mm]
BUILDING - 2	GROUND FLOOR (COMMERCIAL)	792.473	73.287	65.00	-	1	350.000
	GROUND FLOOR (COMMERCIAL)	792.473	73.287	65.00	-	1	349.375
	25%COMMERCIAL	203.652	24.394	15.00	-	1	172.217
	2ND FLOOR	333.923	33.250	135.00	-	1	278.673
	3RD FLOOR	302.943	30.250	135.00	-	1	248.693
	4th FLOOR	302.943	30.250	135.00	-	1	248.693
	5th FLOOR	302.943	30.250	135.00	-	1	248.693
	6th FLOOR	302.943	30.250	135.00	-	1	248.693
	7th FLOOR	302.943	30.250	135.00	-	1	248.693
	8th FLOOR	302.943	30.250	135.00	-	1	248.693
BUILDING - 3	1st FLOOR	302.943	30.250	135.00	-	1	248.693
	2nd FLOOR	302.943	30.250	135.00	-	1	248.693
	3rd FLOOR	302.943	30.250	135.00	-	1	248.693
	4th FLOOR	302.943	30.250	135.00	-	1	248.693
	5th FLOOR	302.943	30.250	135.00	-	1	248.693
	6th FLOOR	302.943	30.250	135.00	-	1	248.693
	7th FLOOR	302.943	30.250	135.00	-	1	248.693
	8th FLOOR	302.943	30.250	135.00	-	1	248.693
	9th FLOOR	302.943	30.250	135.00	-	1	248.693
	10th FLOOR	302.943	30.250	135.00	-	1	248.693
TOTAL		463.872	46.267	235.00	-	10	846.893
						19	1594.778

STP TANK REQUIREMENT												
LUGGING STORGE CAPACITY												
BUILDING	FLOOR	L/NO	UP/FOR PRIMARY W.C	UP/FOR ADDITIONAL SEAT	NO OF PRIMARY W.C	NO OF ADDITIONAL	NO OF BENCH	TOTAL FOR		TOTAL FOR ADDITIONAL W.C	TOTAL FLOW TO SEPTIC TANK (L/SEC)	STP TANK PROVIDED
								PRIMARY W.C	ADDITIONAL W.C			
1	GROUND	1	270	180	0	24	1	0	0	4320		6.0 X 4.5 M
		2	270	180	0	0	0	0	0			
		3	270	180	0	0	0	0	0			
		4	270	180	0	0	0	0	0			
		5	270	180	8	8	1	2160	1440			
		6	270	180	8	8	1	2160	1440			
		7	270	180	8	8	1	2160	1440			
		8	270	180	8	8	1	2160	1440			
		9	270	180	8	8	1	2160	1440			
		10	270	180	8	8	1	2160	1440			
		11	270	180	8	8	1	2160	1440			
		12	270	180	8	8	1	2160	1440			
		13	270	180	8	8	1	2160	1440			
		14	270	180	8	8	1	2160	1440			
		15	270	180	8	8	1	2160	1440			
		TOTAL										

Certified that the plot under reference was surveyed by me on 30/01/2023 and the dimensions of sides etc. of plot state on plan are as measured on site and the area so worked out allies with the area stated in document of Ownership/ T.P. Scheme Records/ Land Records Department/City Survey records

I/We undersigned hereby confirm that I/We would abide by plans approved by Authority / Collector. I/We would execute the structure as per approved plans. Also I/We would execute the work under supervision of proper technical person so as to ensure the quality and safety at the work site.

PERFORMANCE STATEMENT, ANCILLARY AREA STATEMENT, OPEN SPACE AREA DIAGRAM & CALCULATION, SITE & SERVICES PLAN, BLOCK & LOCATION PLAN, PLOT AREA DIAGRAM & CALCULATION, UG TANK & SEPTIC TANK DIAGRAM & CALCULATION, PARKING STATEMENT,

DESCRIPTION OF PROPOSAL & PROPERTY

PROPOSED BUILDING PERMISSION ON
S.NO. 52/5 AT- ROHINI AN TALUKA -PANVEL DIST -RAIGAD

DATE	29.03.2023
SCALE	1: 100, 1:200, 1: 500, 1: 5000, N.T.S.

DRN BY	IMKAN
CHKD BY	
NAME OF THE OWNERS & SIGNATURE:	

[illegible]

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M/S POA HOLDER MR. VIJAY RAVJI G.
(DEVELOPER - POA HO)

(Signature of Owner)	
NAME & SIGNATURE OF ARCHITECT	




SWAPNIL KALYANKAR ARCHITECT
Ramesh Kulkarni, I +01 - 98075 60011

AR. SWAPNIL KALYANKAR
REGD. NO. CA / 2010 / 47491
(Signature of Architect)

(Signature of Applicant)	

SKA

SWAPNIL KALYANKAR ARCHITECT
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