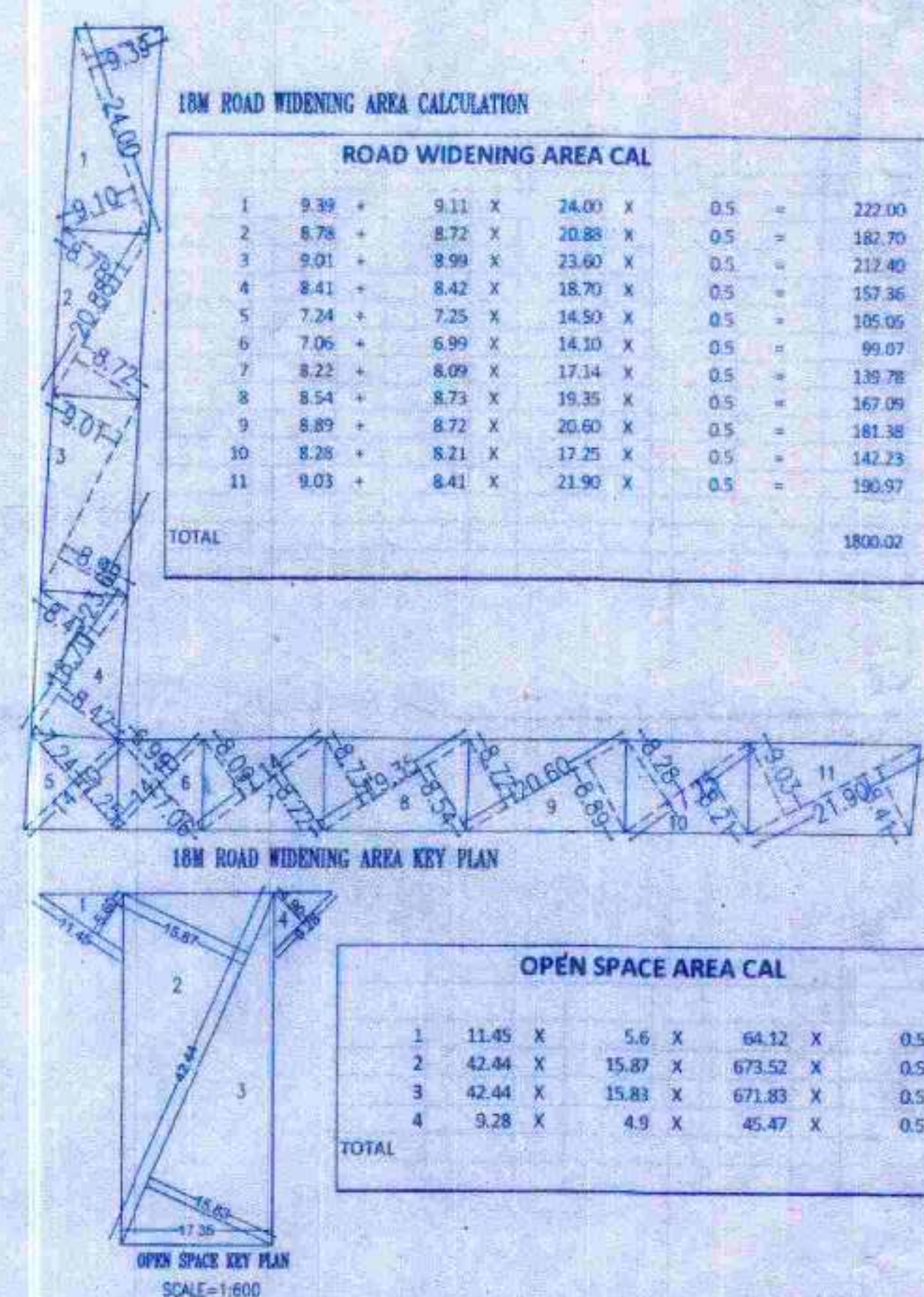
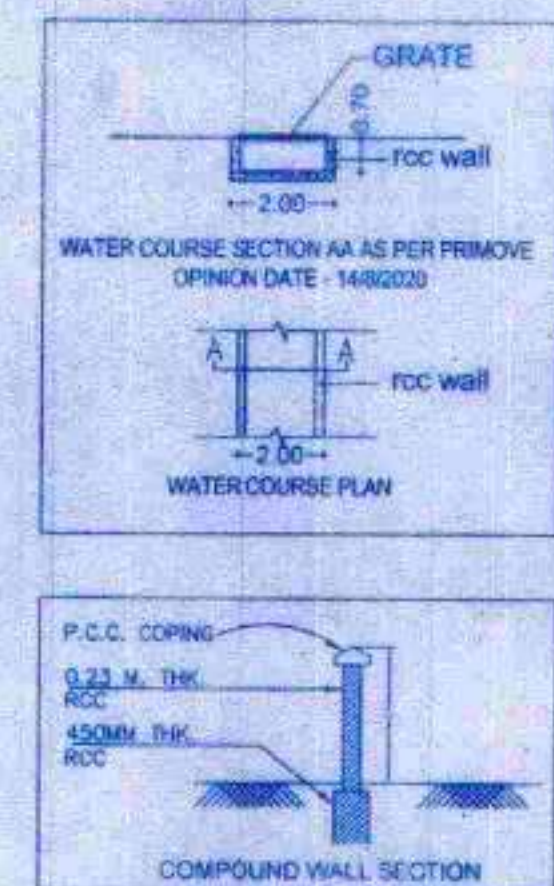


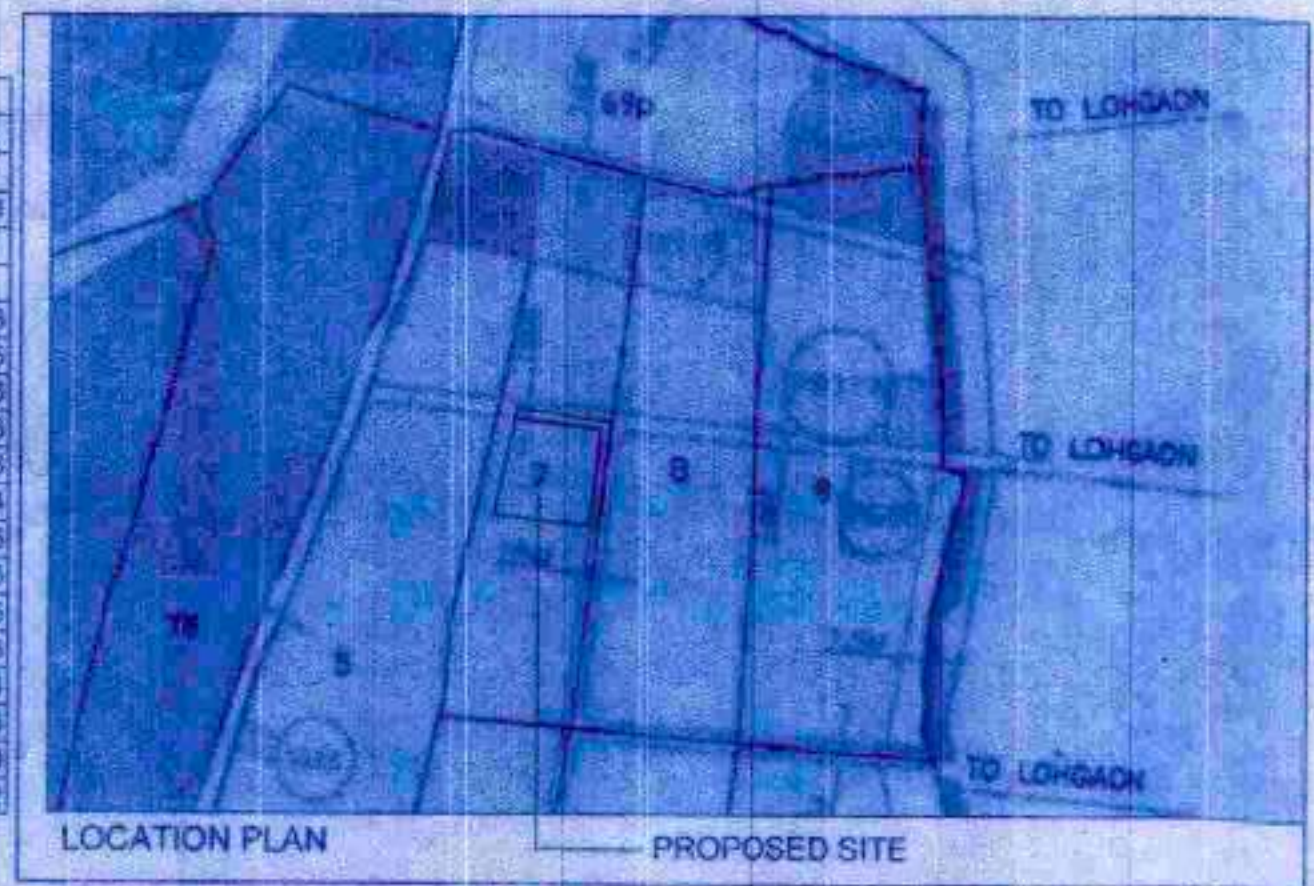


F.S.I. & NON F.S.I STATEMENT (FOR E.C.)				TOTAL F.S.I AREA										TOTAL NON F.S.I AREA												
BLDG	FLOOR	HEIGHT	TOTAL TENEMENT	COMM F.S.I	RESI F.S.I	TOTAL	BASEMENT PARKING AREA	GROUND LOWER FL PARKING AREA	UPPER PARKING AREA	PODIUM1 PARKING AREA	PODIUM2 PARKING AREA	D.H.W.T AREA	PERMISSIBLE BALCONY AREA	PROPOSED BALCONY AREA	STAIRCASE AREA	LIFT AREA	TOP TERRACE AREA	REFUGE AREA	TERRACE AREA	NON EXCUSABLE TERRACE	TOTAL CONSTRUCTION AREA	STP U.G.W.T. METER RM. TRANSFORMER, OWC, SOCIETY OFFICE, WATCHMAN CABIN, SERVICE LEDGE MISCELLANEOUS PARKING STAIRCASE ARCH PROJECTION	CLUB HOUSE AREA			
WING - A	G+UP+2P+12FL	44.95	48	93.50	3187.12	3280.62						70.00	492.09	378.14	457.25	12.16	375.00	30.70		60.00	1396.25					
WING - B	B+G+UP+2P+12FL	44.95	84	244.29	5052.12	5296.41	240					70.00	794.46	718.64	491.40	9.78	597.00	83.62	27.00	140.00	2087.44					
WING - C	B+G+UP+2P+12FL	44.95	48	96.73	2759.84	2856.57	529.00	2305.00	2385.00	2886.00	2886.00	70.00	428.50	408.06	473.14	10.57	340.00	30.02		80.00	1411.79	2156.15	800.00			
WING - D	B+G+UP+2P+12FL	44.95	84	111.39	5050.78	5162.17	231					70.00	774.33	750.96	519.05	9.83	597.00	87.48	27.00	140.00	2151.27					
WING - E	LP+UP+2P+12FL	44.95	48	0	3187.12	3187.12						70.00	478.07	369.80	438.95	12.16	375.00	30.00		60	1354.92					
TOTAL		224.75	312	545.91	19237.06	19782.99	1090.00	2305.00	2385.00	2886.00	2886.00	350.00	2967.45	2625.60	2379.75	54.50	2230.00	227.82	54.00	480.00	8401.67	2156.15	200.00			
TOTAL AREA = F.S.I AREA + NON F.S.I AREA =						19782.99 + 11862.00 + 8401.67 + 200.00 =	42646.66 SQ. M.																			



F.S.I. STATEMENT

FLOOR	WING-A COMM. RESI	WING-B COMM. RESI	WING-C COMM. RESI	WING-D COMM. RESI	WING-E COMM. RESI	TOTAL F.S.I.
GROUND FLOOR	93.5	0	244.29	96.73	111.39	545.91
PARKING-1						
PARKING-2						
1ST FLOOR	266.87	425.46	231.38	424.68	266.87	1615.26
2ND FLOOR	266.87	425.46	231.38	424.68	266.87	1615.26
3RD FLOOR	266.87	425.46	231.38	424.68	266.87	1615.26
4TH FLOOR	266.87	425.46	231.38	424.68	266.87	1615.26
5TH FLOOR	266.87	425.46	231.38	424.68	266.87	1615.26
6TH FLOOR	239.21	398.76	223.07	401.99	259.21	1542.24
7TH FLOOR	266.87	425.46	231.38	424.68	266.87	1615.26
8TH FLOOR	266.87	425.46	231.38	424.68	266.87	1615.26
9TH FLOOR	266.87	425.46	231.38	424.68	266.87	1615.26
10TH FLOOR	266.87	425.46	231.38	424.68	266.87	1615.26
11TH FLOOR	259.21	398.76	223.07	401.99	259.21	1542.24
12TH FLOOR	266.87	425.46	231.38	424.68	266.87	1615.26
TOTAL	93.50	3187.12	244.29	5052.12	96.73	2759.84
TENAMENT	48		84		48	312



WATER REQUIREMENT CALCULATION

WINGS	O.H.W. TANK	FIRE	TOTAL	U.G. WATER TANK	FIRE	TOTAL
WING-A	33900	20000	53900 LITRS	50800	50000	100800 LITRS
WING-B	60400	20000	80400 LITRS	90600	50000	140600 LITRS
WING-C	33900	20000	53900 LITRS	50800	50000	100800 LITRS
WING-D	58400	20000	78400 LITRS	87600	50000	137600 LITRS
WING-E	32400	20000	52400 LITRS	48600	50000	98600 LITRS
TOTAL	219000	100000	319000 LITRS	328400	250000	578400 LITRS

PARKING CALCULATIONS

TYPE	CARPET AREA	TENEMENT (NOS)	CAR (NOS)	SCOOTER (NOS)	CYCLE (NOS)
RESIDENTIAL	0-40 (1-4-4)	10	10	1	5
RESIDENTIAL	40-80 (2-4-2)	302	302	2	4
RESIDENTIAL	80-150	0	0	0	0
RESIDENTIAL	>150	0	0	0	0
COMMERCIAL	100 (3-5-5)	500	5	15	6
VISITOR					
TOTAL					
REQUIRED					
PROPOSED					

SEWAGE TREATMENT PLANT CAPACITY CALCULATIONS

Total number of flats - 312 nos
Total number of persons - 312 X 5 = 1560

Commercial
Total Area 542 Sq m
No of persons 542/3 = 180 nos
Residential Sewage discharge (cum) (1560 X 135 X 0.90) / 1000
190 cum
Commercial Sewage discharge (cum) (180 X 45 X 0.90) / 1000
8.00 cum
Total sewage discharge 190+8 = 198 cum
Sewage plant capacity (cum) - 200 cum
Sewage plant capacity provide per ec - 230 cum

STAMP OF APPROVAL

EC LAYOUT

राज्य सरकार विकास विभाग को. १
महानगर सोसायटी/एन.ए.सी./सि.ए.सी./
वर्ग-२ सोसायटी को. १
च.प्र.क्र.०९५३/२० दिनांक २१/१०/२०१८

राज्य सरकार विकास विभाग को. १
महानगर सोसायटी/एन.ए.सी./सि.ए.सी./
वर्ग-२ सोसायटी को. १

TRUE COPY

I Ravindra Danve, licensed architect has examined the plans sanctioned by PMC/PMC Pune approved vide CC/558/20 dated 29-10-2020. I hereby certify that this drawing is as per the approved by the authority. License No. CA/2010/50843 Date 6/11/2020

राज्य सरकार विकास विभाग को. १
महानगर सोसायटी/एन.ए.सी./सि.ए.सी./
वर्ग-२ सोसायटी को. १

A. AREA STATEMENT

NO.	DESCRIPTION	SQ. M.
1.	AREA OF THE PLOT	11100.00
2.	DEDUCTIONS FOR	
a)	Road Acquisition Area 18.0 M WIDE D.P. ROAD	1800.02
b)	ANY D.P. RESERVATION (HDH)	2026.76
	(Total a+b+c+d)	3826.78
3.	GROSS AREA OF PLOT (1-2)	7273.22
4.	Recreation Open Space	
a)	req. open space 10%	727.32
b)	Proposed open space	727.47
5.	Amenity Space	
a)	Req. Amenity space 15% (SUPERIMPOSED ON HDH RESERVATION)	
b)	Proposed Amenity space @ 10% of 98	
6.	service road and highway widening	
7.	Internal Road area	
8.	Net Area of Plot = (3-5b)	(7273.22-1092)
9.	built up Area with reference to basic F.S.I. as per front road width (area 8 x 1.10)	(7273.22X1.10)
10.	Addition of area for F.S.I.	
a)	In-situ area against D.P. Road (2x2 no. 2(a+b+c+d) if any	3600.04
b)	In-situ area against amenity space (2.00 or 1.88x no. 5(b)	3636.81
c)	premium for Area @ 0.50 of 8)	2045.85
d)	TDR Area @ 90% on net plot (amenity road)	
e)	Additional FSI area under chapter VIII	
	Total of (a+b+c+d+e)	10182.51
11.	Total area available (10-10)	18183.05
12.	a) maximum utilization of FSI permissible as per road width (as per regulation no. 15.4)	18183.05
13.	total built-up area in proposal (excluding area at no. 15.b)	
a)	Existing built-up area	18182.88
b)	Proposed built-up area	
c)	Excess balcony area counted in FSI	
d)	Excess Double Height Terrace area counted in FSI	
	Total (a+b+c+d)	18182.88
14.	F.S.I. Consumed (13/6) should not be more than serial no 12)	2.439
15.	AREA FOR INCLUSIVE HOUSING IF ANY	
a.	Required (20% of no. 9)	1600.11
b.	Proposed	1600.11

CERTIFICATE OF AREA

Certificate of the plot reference was surveyed by me on 28/1/2014 and the dimensions 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 R.P. scheme records dept. City Survey records.

PROJECT - PROPOSED COMMERCIAL & RESIDENTIAL BUILDING AT
S. NO. 71/72/72/1 PLOT NO. 4AT DHANORI, DIST. PUNE

OWNER/P.A.H.

ARCHITECT

ARCHITECT

CA/2010/50843
RAVINDRA B. DANVE

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parvat, pune-411009
Email: vastunirman2018@gmail.com
mobile no. 9890871418, 9028092289

PLOT AREA CAL

NO.	DESCRIPTION	SQ. M.
1.	69.29 X 67.18 X 150.54 X 0.5	20272.10
2.	D.P. RESERVATION (HDH)	2026.76
TOTAL		22298.86

PLOT AREA AS PER TRIANGULATION
PLOT AREA AS PER 7/12
MINIMUM AREA CONSIDER

22298.86
111000
111000

CA/2010/50843
RAVINDRA B. DANVE

SCALE=1:300

28-10-2020

