PARKING AREA STATEMENT

TYPES OF TENEMENTS	NO. OF TENEMENTS		PARKING REQUIRED BY REGULATION			PARKING PROPOSED		
			CAR	SCOOTER	BICYCLE	CAR	SCOOTER	BICYCLE
UPTO 50.00 SQ.M.	448 NOS.	FOR EVERY 4 TENAMENTS	—	560 NOS.	560 NOS.	—	560 NOS.	560 NOS.
50.00 to 100.00 SQ.M.	—	FOR EVERY 3 TENAMENTS	—					
ABOVE 100.00 SQ.M.	—	FOR EVERY 2 TENAMENTS						
COMMERCIAL	—	FOR EVERY 100.00 SQ.M.	7 NOS.	21 NOS.	21 NOS.	7 NOS.	21 NOS.	21 NOS.

	Proposed Balcony area	EXCESS Balcony area	~~Balance~~ Bal. Area to be Enclosed
Building 1	1756.85	----------	1542.05
Building 2	577.360	----------	577.360
Total Area	2334.210	0.000	2119.41

BUILT UP AREA STATEMENT

	Building 1	Building 2	TOTAL BUA
Ground floor	---------	---------	----------
First floor	1703.051	566.378	2269.429
Second floor	1679.111	556.118	2235.229
Third floor	1679.111	556.118	2235.229
Fourth floor	1679.111	556.118	2235.229
Fifth floor	1679.111	556.118	2235.229
Sixth floor	1679.111	556.118	2235.229
Seventh floor	1679.111	556.118	2235.229
TOTAL	11777.717	3903.086	15680.803

	Building 4	Building 5	TOTAL BUA
Ground floor (10%)	29.278	107.583	136.860
First floor (5%)		53.933	53.933
TOTAL	29.278	161.515	190.793

SIZE OF PARKING SPACE

TYPES OF VEHICLE	MINIMUM SIZE / AREA OF PARKING SPACE
MOTOR VEHICLE	2.50 M. X 5.00 M.
SCOOTER, MOTOR CYCLE	1.00 M. X 2.00 M.
BICYCLE	0.50 M. X 1.40 M.
TRANSPORT VEHICLE	3.75 M. X 7.50 M.

AREA STATEMENT

AREA OF LAND		15410.00 SQ.M.
Area Under Road Widening		627.00 SQ.M.
Area Under Service Road		912.00 SQ.M.
Amenity Space Provided 5%		744.00 SQ.M.
Balance Plot Area		13127.00 SQ.M.
Net Plot Area		11814.80 SQ.M.
F.S.I.		1.2
PERMISSIBLE B.U.A.		14177.16 SQ.M.
permissible b.u.a. against road widening area		627.00 SQ.M.
permissible b.u.a. against service road area		912.00 SQ.M.
TOTAL PERMISSIBLE B.U.A.		15716.160 SQ.M.
PROPOSED BUILT UP AREA		
BUILDING - 1 (Ground+First+Second+Third+Fourth Fifth +Sixth +Seventh)	=	11777.171 SQ.M.
BUILDING - 2 (Ground+First+Second+Third+Fourth Fifth +Sixth +Seventh)	=	3903.086 SQ.M.
TOTAL B.U.A.	=	15680.803 SQ.M.
BALANCED B.U.A.	-	35.357 SQ.M.
OPEN SPACE REQUIRED (10%)	-	1478.30 SQ.M.
OPEN SPACE PROVIDED		
OPEN SPACE 1	-	400.00 SQM
OPEN SPACE 2	-	1080.00 SQM
OPEN SPACE PROVIDED		1480.00 SQM

PROFORMA 1

1/7

(A)	AREA STATEMENT		
	1.	Area of plot	15410.00 SQ.M.
	2.	Deductions for	
		a) Road acquisition Area	627.00 SQ.M.
		b) Internal Road	- - -
		c) Any Reservation (reservation no. 66)	- - -
		d) Area under service road	912.00 SQ.M.
		(total a+b+c+d)	1539.00 SQ.M.
	3.	Gross Area of Plot (1-2)	13871.00 SQ.M.
	4.	Deductions for Amenity space if any	744.00 SQ.M
	6.	Additional of area for F.S.I. if any	- - -
		a) f.s.i. against rev.no.66	- - -
		b) f.s.i. against Road acquisition Area	627.00 SQ.M.
		c) f.s.i. against payment of premium	- - -
		d) Area under service road	912.00 SQ.M.
	7.	Net Area Of Land(0.9x Balnced Area) (13127.00 X 0.9)	11814.80 SQ.M.
	*8.	F.S.I.	1.20
	*9	Permissible Built-up Area (14177.16 + 912.00 + 627.00)	15716.160 SQ.M.
	*10	Existing Built-up Area	----------
	*11	Proposed Built-up Area	15716.160 SQ.M.
	*12.	Excess Balcony Area taken in	----------
		F.S.I. (As per B (c) below)	----------
	*13.	Total Built-up Area (10 + 11 + 12)	
	*14.	F.S.I. Consumed (13/7)	
(B)	BALCONY AREA STATEMENT		
	(a)	Permissible balcony Area per floor	AS SHOWN
	(b)	Proposed Balcony Area per floor	AS SHOWN
	(c)	Excess Balcony Area (Total)	AS SHOWN
(C)	TDR		
	(a)	Permissible	
	(b)	Proposed to be utilized	
(C)	PARKING STATEMENT		
	(a)	Parking Required	
		Car	
		Scooter / Motor Cycle	AS SHOWN
		Cycle	AS SHOWN
	(b)	Garages Permissible	
	(c)	Garage Proposal	
		Car	
		Scooter / Motor Cycle	AS SHOWN
		Cycle	AS SHOWN
	(d)	Total parking provided	
(E)	LOADING / UNLOADING SPACES		
		Loading Unloading required	
		Total Loading / unloading required	

(VIKASHA HOUSING PARTNERS)

1.JAGDISHPRASAD P. KEDIA

2.VINITKUMAR J. KEDIA

3.VINAY PRAKASH SINGH

4.SANTOSHKUMAR R. SHETTY

5.KALIM SHEIKH

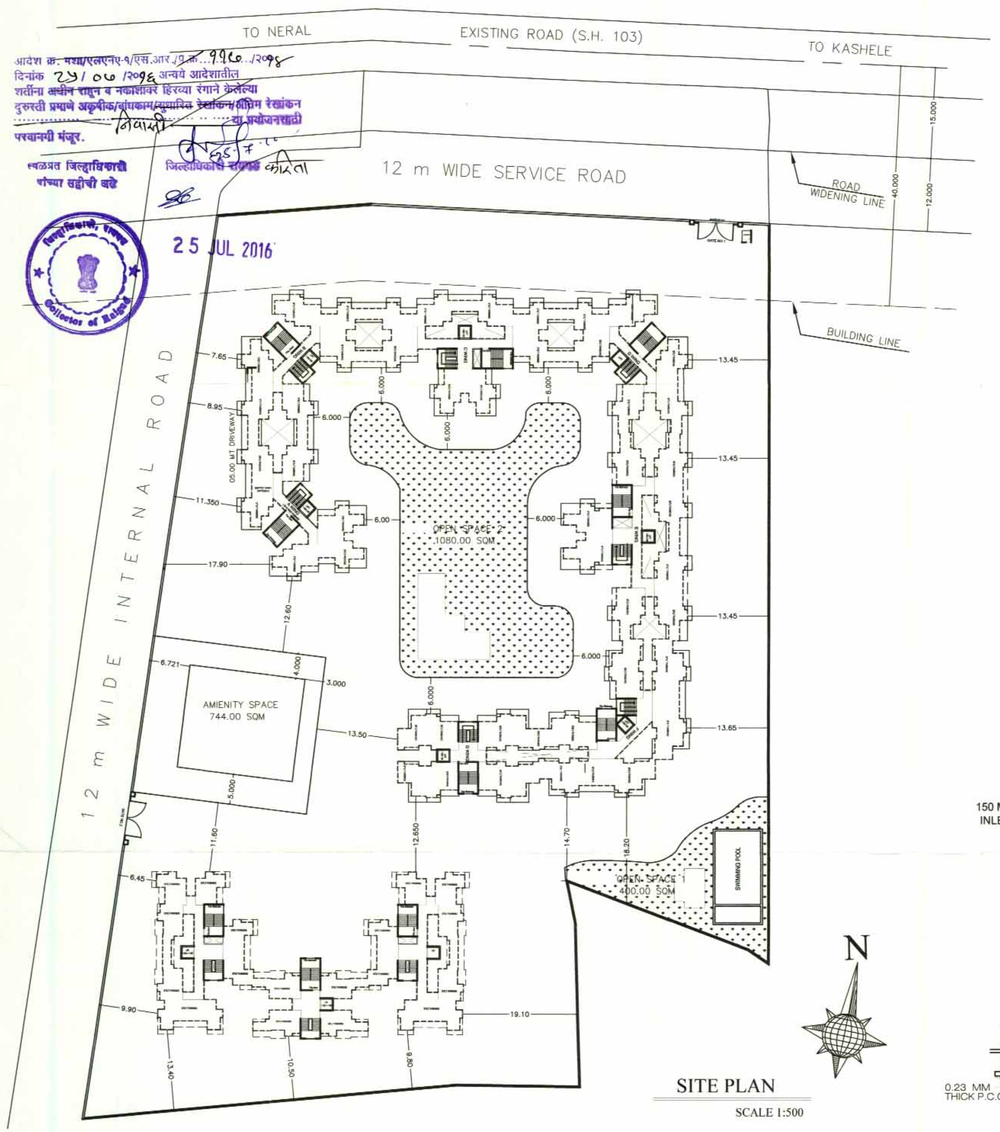
6.BHAVESH R. THAKKAR

7.MRS. MONA PABARI

SIGNATURE OF OWNER

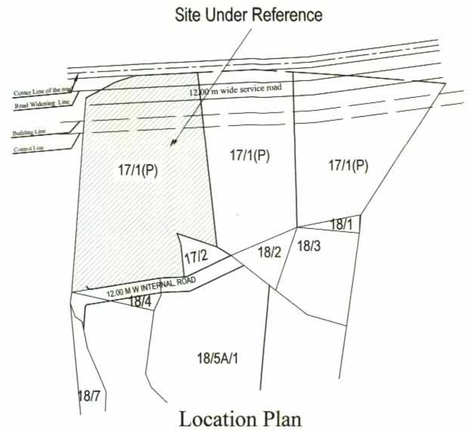
SIGNATURE OF ARCHITECT

PROPOSED RESIDENTIAL BUILDINGS
ON S.NO.17/1(part),
AT VILLAGE ANJAP ,
TAL. KARJAT ,
DIST. RAIGAD



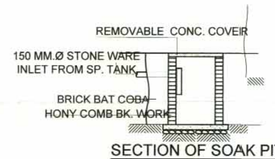
SITE PLAN

SCALE 1:500

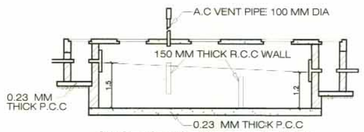


Location Plan

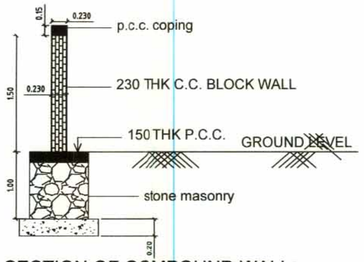
SCALE 1:2500



SECTION OF SOAK PIT



SECTION OF SEPTIC TANK



SECTION OF COMPOUND WALL

NOT TO SCALE

PROFORMA 2

Contents of Sheet
Stamps of Approval of Plans

*CERTIFICATE OF AREA
Certified that the plot under reference was surveyed by me on _____ and the dimensions of sides etc. of plot stated on plan are as measured on site and the area so worked out tallies with the area stated in documents of Ownership/ T.P. Scheme Records / Land Records Department / City Survey Records.

Signature of Architect / Licensed Engineer / Structural Engineer / Supervisor

VASTUKALP
ARCHITECT
R.C.C. CONSULTANT
APPROVED VALUER
LAND & PROJECT CONSULTANT

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Branch Office :
Sai Ashirvad, Shop No. 5
Near Alibag Municipal Council
Balaji Naka, Alibag
Phone/Fax : 952141-225574

SCALE		CKED. BY	
DATE		JOB NO.	
DRN. BY		DRG. NO.	
REVISION			

N

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