

F.S.I. STATEMENT :-

FLOOR	PROP. RESI. AREA	PERM. BALC.	PROP. BALC.	EXCESS BALC.	STAIRCASE AREA	LIFT/M.RM. AREA	TENE. NO.
FIRST FL.	161.27	24.19	25.91	1.72	19.55	3.42+14.05	01
SECOND FL.	161.27	24.19	25.91	1.72	19.55		01
THIRD FL.	161.27	24.19	25.91	1.72	19.55		01
FOURTH FL.	161.27	24.19	25.91	1.72	19.55		01
FIFTH FL.	165.95	24.89	27.61	2.72	19.55		01
SIXTH FL.	165.95	24.89	23.98	-	19.55		01
TOTAL	976.98	146.54	151.60	9.60	97.75	17.47	06
GRAND TOTAL	976.98 + 9.60 = 986.58 SQM.						

PARKING STATEMENT:-

DESCRIPTION	CAR	SCOOTER	CYCLE
TENE. BETN 80.0-150.0 SQM (FOR 1 TENE.)	2	2	2
TENE. PROPOSED (6 NOS.)	12	12	12
VISITOR PARKING (5%)	1	1	1
TOTAL PARKING REQUIRED	13	13	13
AREA REQ. PER PARK	12.50	2.00	0.75
TOTAL PARKING AREA REQ.	162.50	26.00	9.75
TOTAL PARKING AREA REQUIRED = 198.25 SQ.M.			
TOTAL PARKING AREA PROPOSED = 198.25 SQ.M.			

WATER REQUIREMENT STATEMENT :-

(FOR RESIDENTIAL)

O.H. WATER TANK :-

5 PER. x 135LIT. x 6 TEN. = 4,050.00 LIT.

FIRE FIGHTING TANK = 10,000.00 LIT.

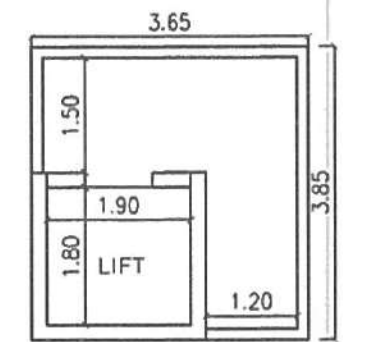
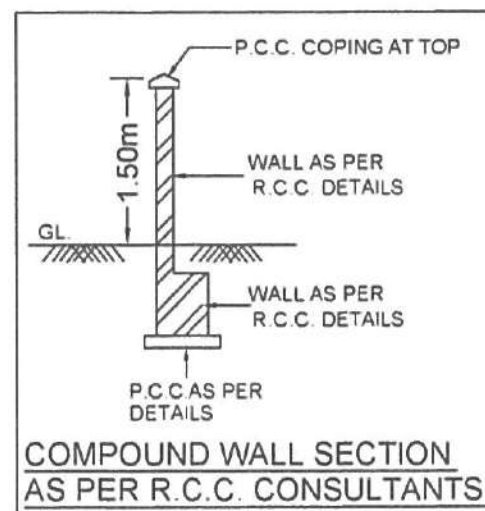
TOTAL O.H. WATER TANK = 14,050.00 LIT.

SUMP WELL CAP :-

1.50 x 4,050.00 LIT. = 6,075.00 LIT.

FIRE FIGHTING TANK = 10,000.00 LIT.

TOTAL SUMP WELL CAPACITY = 16,075.00 LIT.



OPEN BALC. AREA CALC. :-

1ST, 2ND, 3RD & 4TH FL. :-

B1)1 x 2.575 x 1.375 = 3.54
B2)2 x 1.325 x 2.70 = 7.15
B3)1 x 1.325 x 2.70 = 3.57
B4)1 x 1.775 x 4.025 = 7.14
B5)1 x 1.475 x 2.70 = 3.98

TOTAL = 25.91 SQM

5TH FL. :-

B1)1 x 7.675 x 2.00 = 15.35
B2)1 x 3.825 x 1.325 = 5.06
B3)1 x 1.325 x 2.70 = 3.57
B4)1 x 3.63 x 1.00 = 3.63

TOTAL = 27.61 SQM

6TH FL. :-

B1)1 x 7.675 x 2.00 = 15.35
B2)1 x 3.825 x 1.325 = 5.06
B3)1 x 1.325 x 2.70 = 3.57

TOTAL = 23.98 SQM

1ST, 2ND, 3RD & 4TH FL. AREA CALC.

AREA OF BLOCK = 7.675 x 24.70

= 189.57 SQM.

DEDUCTIONS :-

1) 1 x 0.60 x 4.025 = 2.41
2) 1 x 3.275 x 5.25 = 17.19 (ST.)
3) 1 x 1.90 x 1.80 = 3.42 (L.)
4) 1 x 3.35 x 1.20 = 4.02
5) 1 x 1.175 x 1.075 = 1.26

TOTAL = 28.30 SQM.

NET AREA 1ST, 2ND, 3RD & 4TH FL. = 189.57 - 28.30

= 161.27 SQM.

5TH & 6TH FL. AREA CALC.

AREA OF BLOCK = 9.075 x 23.60

= 214.17 SQM.

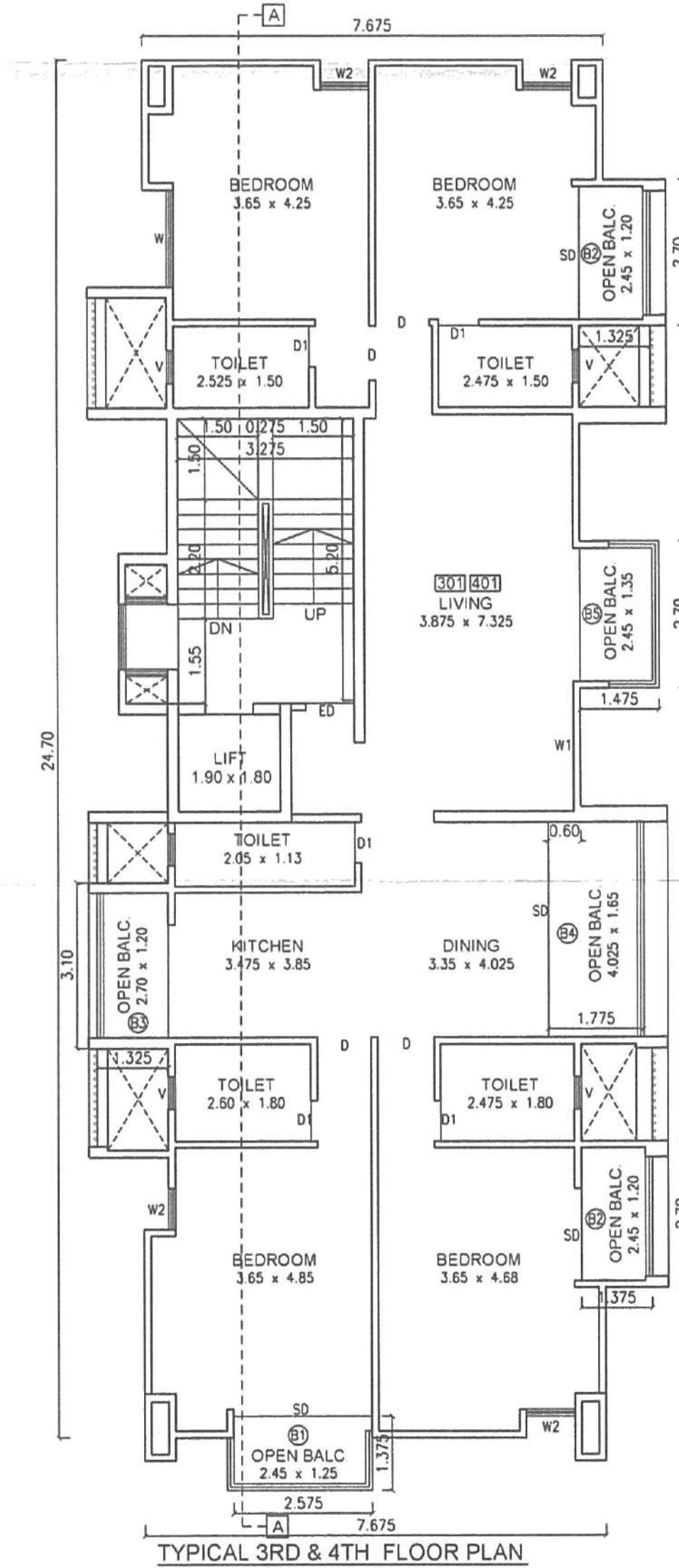
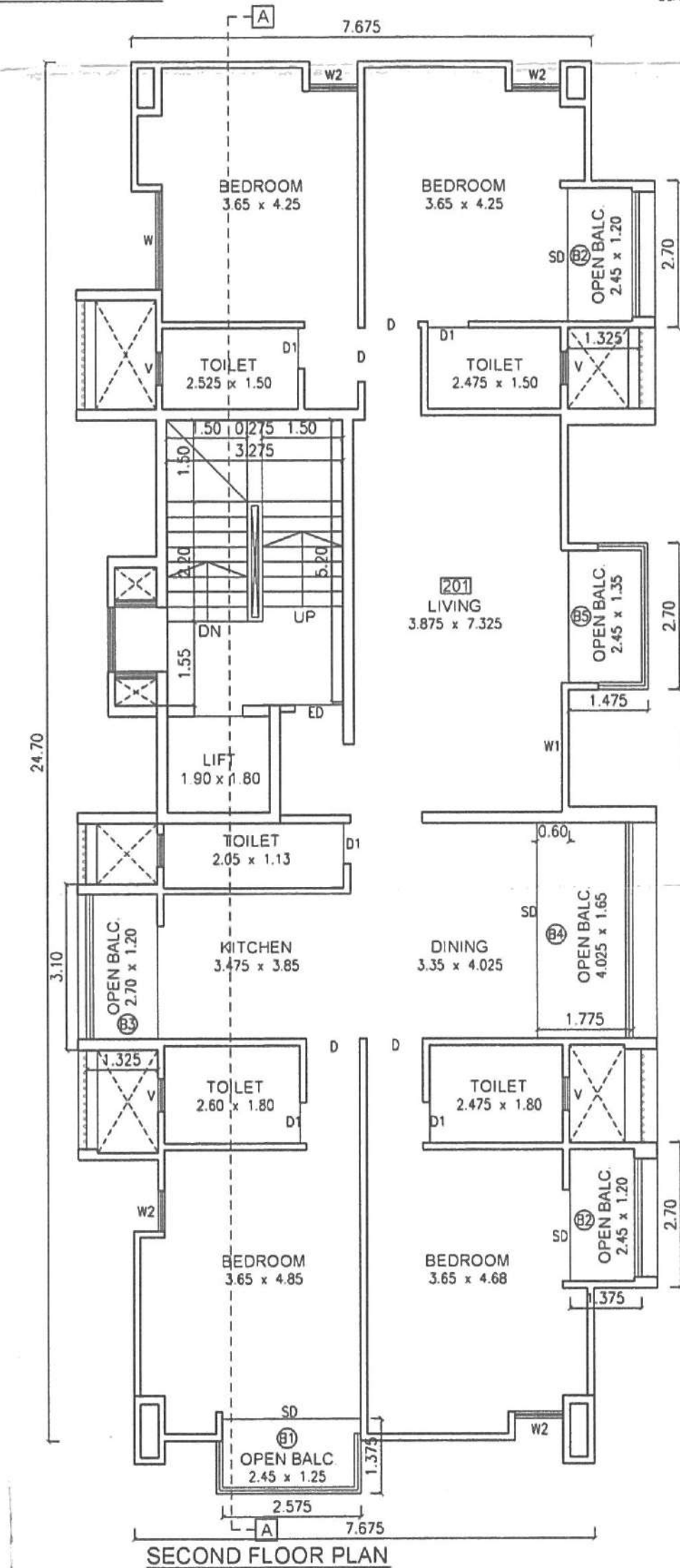
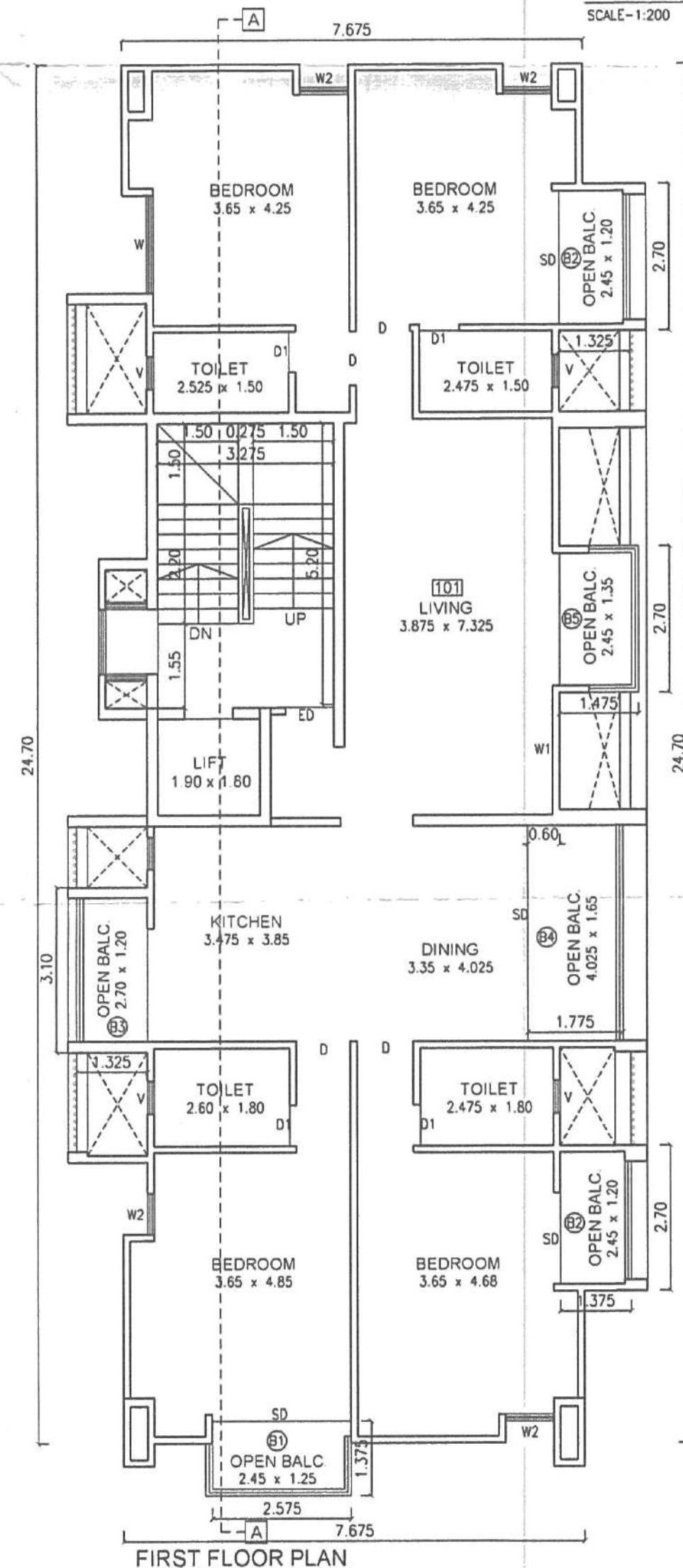
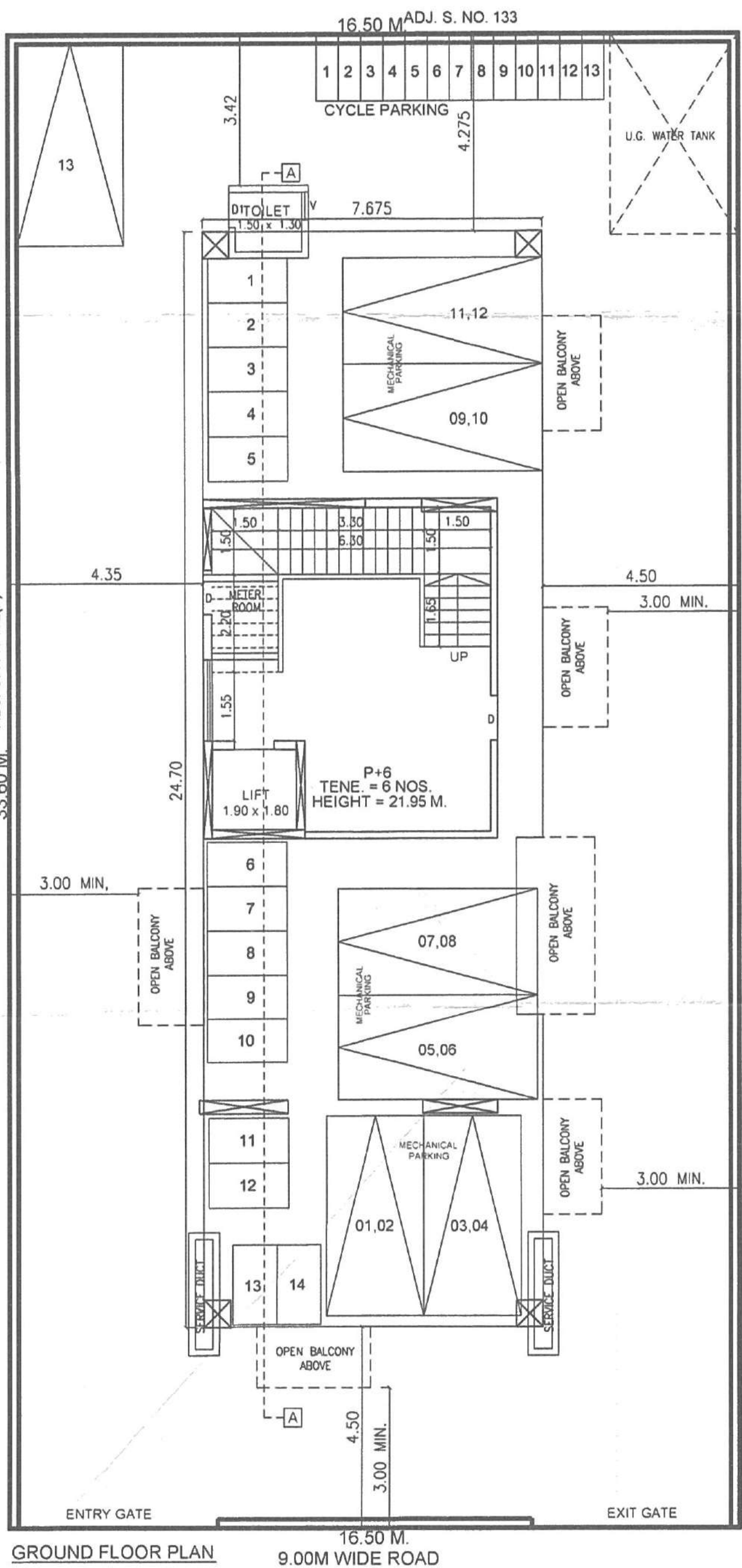
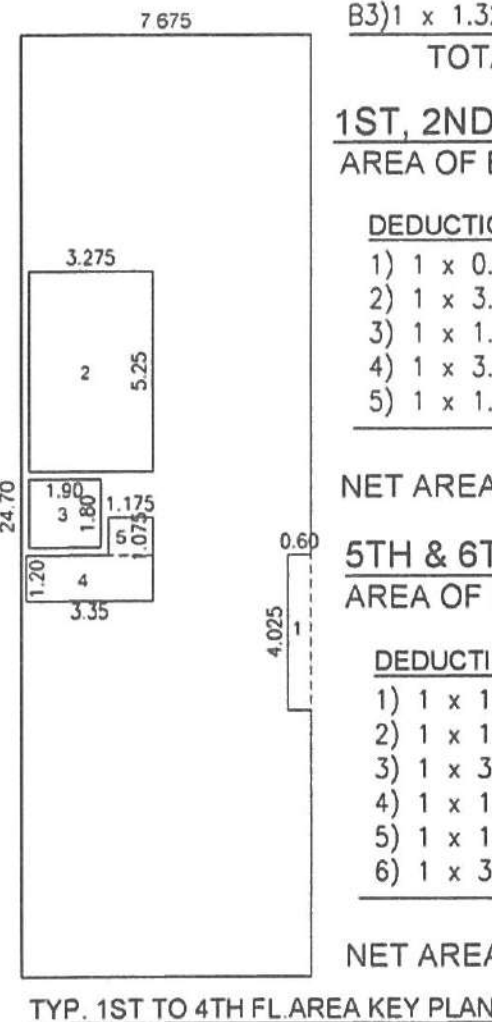
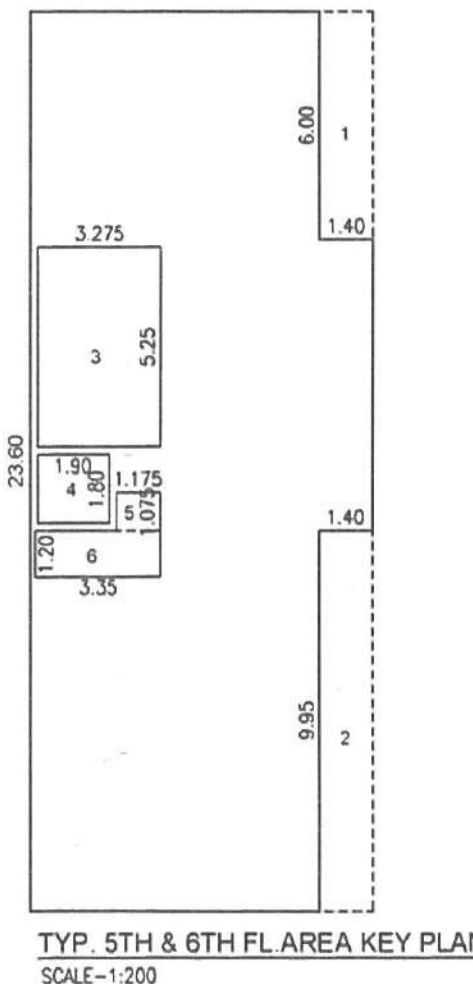
DEDUCTIONS :-

1) 1 x 1.40 x 6.00 = 8.40
2) 1 x 1.40 x 9.95 = 13.93
3) 1 x 3.275 x 5.25 = 17.19 (ST.)
4) 1 x 1.90 x 1.80 = 3.42 (L.)
5) 1 x 1.175 x 1.075 = 1.26

TOTAL = 48.22 SQM.

NET AREA 5TH, 6TH FL. = 214.17 - 48.22

= 165.95 SQM.



STAMP OF APPROVAL



Recd Plan No. 24/2023
APPROVED SUBJECT TO CONDITION
APPROVED UNDER COMMENCEMENT
CERTIFICATE NO. 55/2023
Building Inspector
Deputy Engineer

AREA STATEMENT	SQM
1 AREA OF THE PLOT	548.12
2 DEDUCTION FOR	
a) AREA UNDER ROAD WIDENING	-
b) ANY RESERVATION	-
3 GROSS AREA OF THE PLOT (1-2)	548.12
4 DEDUCTION FOR (a+b+c)	
a) OPEN SPACE (10%)	-
b) AMENITY SPACE	-
c) INTERNAL ROAD	-
3 NET AREA OF THE PLOT (3 - 4)	548.12
6 FLOOR SPACE PERMISSIBLE (1.10)	602.93
7 ADDITIONS FOR	
a) 32% REGULAR T.D.R. (548.12x0.32)=175.40SQ.M.	175.40
b) 8% SLUM T.D.R. (548.12x0.08)=43.85SQ.M.	43.85
c) AREA UNDER ROAD WIDENING	-
d) PAID FSI (548.12x0.30)	164.43
8 TOTAL FLOOR AREA PERMISSIBLE (6+7)	986.61
9 EXISTING RESIDENTIAL FLOOR AREA	-
10 PROPOSED RESIDENTIAL FLOOR AREA	976.98
11 EXISTING COMMERCIAL FLOOR AREA	-
12 PROPOSED COMMERCIAL FLOOR AREA	-
13 EXCESS BALC. AREA (TAKEN IN F.S.I.)	9.60
14 TOTAL FLOOR SPACE (9+10+11+12+13)	986.58

CERTIFICATE OF AREA

CERTIFIED THAT THE AREA UNDER REFERENCE WAS SURVEYED BY ME AND THE DIM. OF SIDES ETC. OF THE PLOT STATED ON PLAN ARE AS MEASURED ON SITE AND THE AREA SO WORKED OUT TALLIES WITH THE AREA STATED IN THE DOCUMENT OF OWNERSHIP, T.P. SCHEME RECORDS, LAND RECORD DEPARTMENT, CITY SURVEY RECORDS.

CA/2004/34707

AR SIDDARTH HARISHCHANDRAKAR

BRIEF SPECIFICATIONS

FOUNDATION UPTO HARD STRATA
R.C.C. FRAMED STRUCTURE IN M-20
EXTERNAL WALLS IN 0.15THK. INTERNAL WALLS 0.10THK
EXTERNAL SAND FACED PLASTER, INTERNAL NEERU FINISHED
MARBLE MOZIAC FLOORING
T.W. DOORS AND M.S. WINDOWS

SCHEDULE OF OPENINGS

DOORS	WINDOWS	VENTILATORS
ED-1.05x2.10 D-0.90x2.10 D1-0.75x2.10	SD-1.80x2.10 SD1-1.50x2.10 SD2-1.20x2.10 W-1.80x1.20 W1-1.50x1.20 W2-1.20x1.20 W3-0.90x1.20	V-0.60x0.90

LEGEND

PLOT LINE SHOWN - BLACK
PROPOSED WORK SHOWN - RED
DRAINAGE LINE SHOWN - RED DOTTED
WATER LINE SHOWN - BLACK DOTTED
EXISTING TO BE RETAINED - HATCHED BLUE
EXISTING TO BE DEMOLISHED - HATCHED YELLOW

OWNER'S NAME, SIGNATURE :-

MR RAHUL PANDIT (POA)

MR SHIVKUMAR JAVDEKAR (POA)

PROJECT :-

PROPOSED RESIDENTIAL BUILDING

S.NO. 132/2+3, CTS NO. 1336, PLOT NO 28, AUNDH, PUNE

ARCHITECT SIGNATURE :-

AR SIDDARTH HARISHCHANDRAKAR
CA/2004/34707
AR MANGESH GOTAL
CA/2005/36501
AR DEEPAI AGARWAL
CA/2007/39491

ARCHITECT :-

A design studio
architecture planning interiors graphics
Office 70/71/72, 4th Floor, Patali Arcade Apt., Above Hotel Kalings,
Near Sharda Centre, Khilare Road, Erandavane, Pune 411004.
+91-020-25430048, adesinstudio@gmail.com

DATE	DEALT BY	REVISED BY	CHECKED BY	SCALE
24/12/2020	SHARVARI		SIDDARTH	1:100