BUILDING LAYOUT & CALCULATION 01/02

दिनांक 9/10/2019

APPROVED SUBJECT TO CONDITION
APPROVED UNDER COMMENCEMENT CERTIFICATE NO. CC/935/2019

BUILDING INSPECTOR - PUNE MUNICIPAL CORPORATION

DEPUTY ENGINEER PUNE MUNICIPAL CORPORATION

PUNE MUNICIPAL CORPORATION BUILDING DEPARTMENT APPROVED PUNE

## AREA STATEMENT

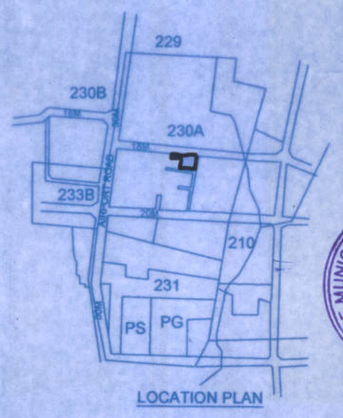
| FLOORS | BALCONY AREA RESI. | BALCONY AREA PERM. | BALCONY AREA PROP. | BALCONY AREA EXCESS | TERRACE AREAS | STAIRCASE PAID | STAIRCASE FIRE | LIFT PAID | LIFT FIRE | REFUGE AREAS | TENEMENTS | TOTAL FSI AREA |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1ST. FLOOR | 412.68 | 61.90 | 61.85 | 0.00 | 3.30 | 0.00 | 22.83 | 3.35 | 3.35 | | 7 NOS. | 412.68 |
| 2ND. FLOOR | 412.68 | 61.90 | 61.85 | 0.00 | 0.00 | 0.00 | 22.83 | | | | 7 NOS. | 412.68 |
| 3RD. FLOOR | 412.68 | 61.90 | 61.85 | 0.00 | 3.30 | 0.00 | 22.83 | | | | 7 NOS. | 412.68 |
| 4TH. FLOOR | 412.68 | 61.90 | 61.85 | 0.00 | 0.00 | 0.00 | 22.83 | | | | 7 NOS. | 412.68 |
| 5TH. FLOOR | 412.68 | 61.90 | 61.85 | 0.00 | 3.30 | 0.00 | 22.83 | | | | 7 NOS. | 412.68 |
| 6TH. FLOOR | 412.68 | 61.90 | 61.85 | 0.00 | 0.00 | 0.00 | 22.83 | | | | 7 NOS. | 412.68 |
| 7TH. FLOOR | 412.68 | 61.90 | 61.85 | 0.00 | 3.30 | 0.00 | 22.83 | | | 2.32 | 7 NOS. | 412.68 |
| 8TH. FLOOR | 412.68 | 61.90 | 61.85 | 0.00 | 0.00 | 0.00 | 22.83 | | | | 7 NOS. | 412.68 |
| TOTAL | 3301.44 | 495.22 | 494.80 | 0.00 | 13.20 | 0.00 | 182.64 | 3.35 | 3.35 | 2.32 | 56 NOS. | 3301.44 |

## PARKING STATEMENT

| TYPE OF TENEMENT | REQUIRED CAR | REQUIRED SCOOTER | REQUIRED CYCLE | PROVIDED CAR | PROVIDED SCOOTER | PROVIDED CYCLE |
|---|---|---|---|---|---|---|
| TENEMENT HAVING CARPET AREA BELOW 40 SQ.M. ( PROPOSED 32 TENEMENTS ) | 01 ( FOR 2 TENEMENT ) | 04 | 04 | 16 | 64 | 64 |
| TENEMENT HAVING CARPET AREA 40 TO 80 SQ.M. ( PROPOSED 24 TENEMENTS ) | 02 ( FOR 2 TENEMENT ) | 04 | 02 | 24 | 48 | 24 |
| TOTAL PARKING | | | | 40 | 112 | 88 |
| VISITOR PARKING 5% | | | | 2 | 6 | 5 |
| TOTAL PARKING REQUIRED | | | | 42 | 118 | 93 |

## WATER TANK CALCULATIONS

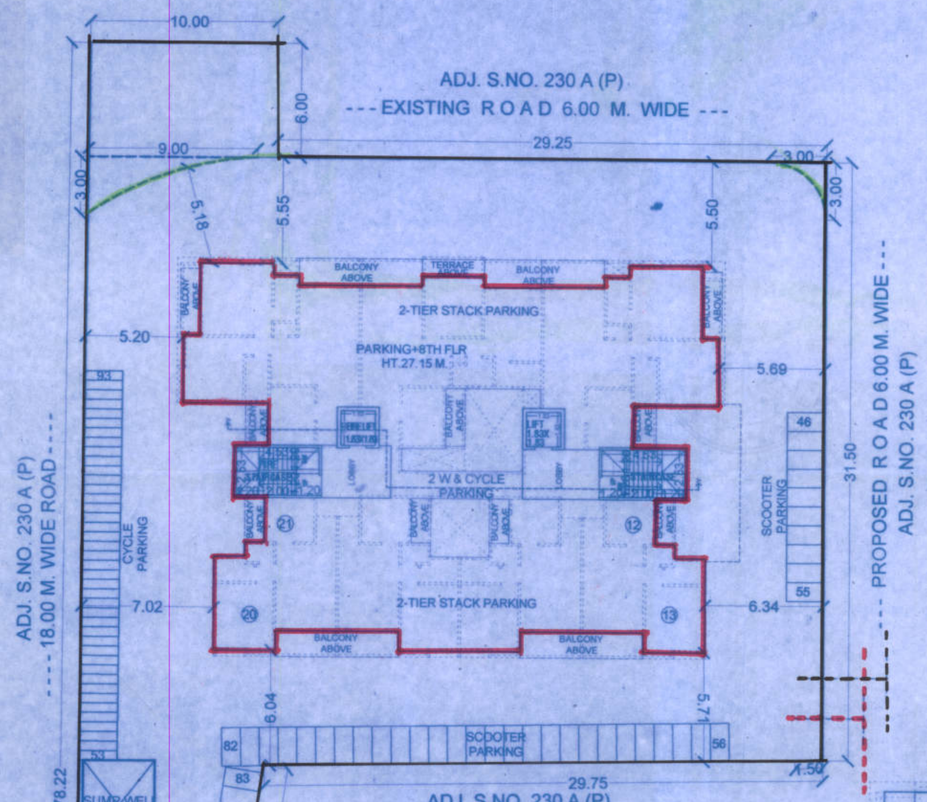
| | | |
|---|---|---|
| OVER HEAD WATER TANK | | |
| TENEMENTS | = | 56 NO. |
| REQUIRED WATER TANK CAPACITY | = | 56 X 5 X 135 LIH/D |
| REQUIRED WATER TANK CAPACITY | = | 37800 LTR |
| REQUIRED FIRE TANK CAPACITY | = | 10000 LTR |
| REQUIRED O.H.W.T. TANK CAPACITY | = | 47800 LTR |
| PROVIDE WATER TANK CAPACITY | = | 47800 LTR |
| 0.000000 | | |
| UNDER GROUND WATER TANK | | |
| REQUIRED WATER TANK CAPACITY | = | 1.5 X 37800 LTR |
| REQUIRED WATER TANK CAPACITY | = | 56700 LTR |
| REQUIRED FIRE TANK CAPACITY | = | 10000 LTR |
| REQUIRED O.H.W.T. TANK CAPACITY | = | 66700 LTR |
| PROVIDE WATER TANK CAPACITY | = | 66700 LTR |
| TOTAL WATER REQUIRED (OHT & UGT) | = | 114500 LTR |



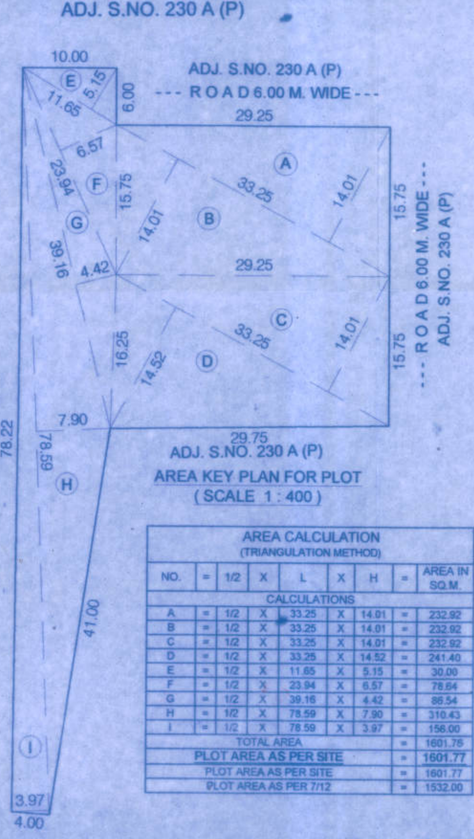

LOCATION PLAN

## GROUND COVERAGE AREA

| | |
|---|---|
| MAX. B/UP AREA | = 412.68 SQ.M. |
| TERRACE AREA 1ST FLOOR TERR. | = 2.32 SQ.M. |
| TOTAL AREA | = 2.32 SQ.M. |
| TOTAL COVE. AREA | = 415.00 SQ.M. |



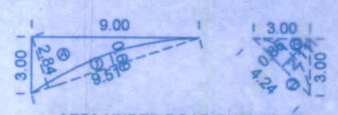

LAYOUT
(SCALE 1:200)




AREA KEY PLAN FOR PLOT
( SCALE 1 : 400 )

## AREA CALCULATION
(TRIANGULATION METHOD)

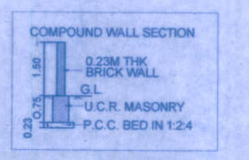
| NO. | = | 1/2 | X | L | X | H | = | AREA IN SQ.M. |
|---|---|---|---|---|---|---|---|---|
| CALCULATIONS | | | | | | | | |
| A | = | 1/2 | X | 33.25 | X | 14.01 | = | 232.92 |
| B | = | 1/2 | X | 33.25 | X | 14.01 | = | 232.92 |
| C | = | 1/2 | X | 33.25 | X | 14.01 | = | 232.92 |
| D | = | 1/2 | X | 33.25 | X | 14.52 | = | 241.40 |
| E | = | 1/2 | X | 11.65 | X | 5.15 | = | 30.00 |
| F | = | 1/2 | X | 23.94 | X | 6.57 | = | 78.64 |
| G | = | 1/2 | X | 39.16 | X | 4.42 | = | 86.54 |
| H | = | 1/2 | X | 78.59 | X | 7.90 | = | 310.43 |
| I | = | 1/2 | X | 78.59 | X | 3.97 | = | 156.00 |
| TOTAL AREA | | | | | | | = | 1601.78 |
| PLOT AREA AS PER SITE | | | | | | | = | 1601.77 |
| PLOT AREA AS PER SITE | | | | | | | = | 1601.77 |
| PLOT AREA AS PER 7/12 | | | | | | | = | 1532.00 |

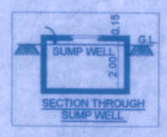



AREA UNDER ROAD CHAMPHER
( SCALE 1 : 200 )

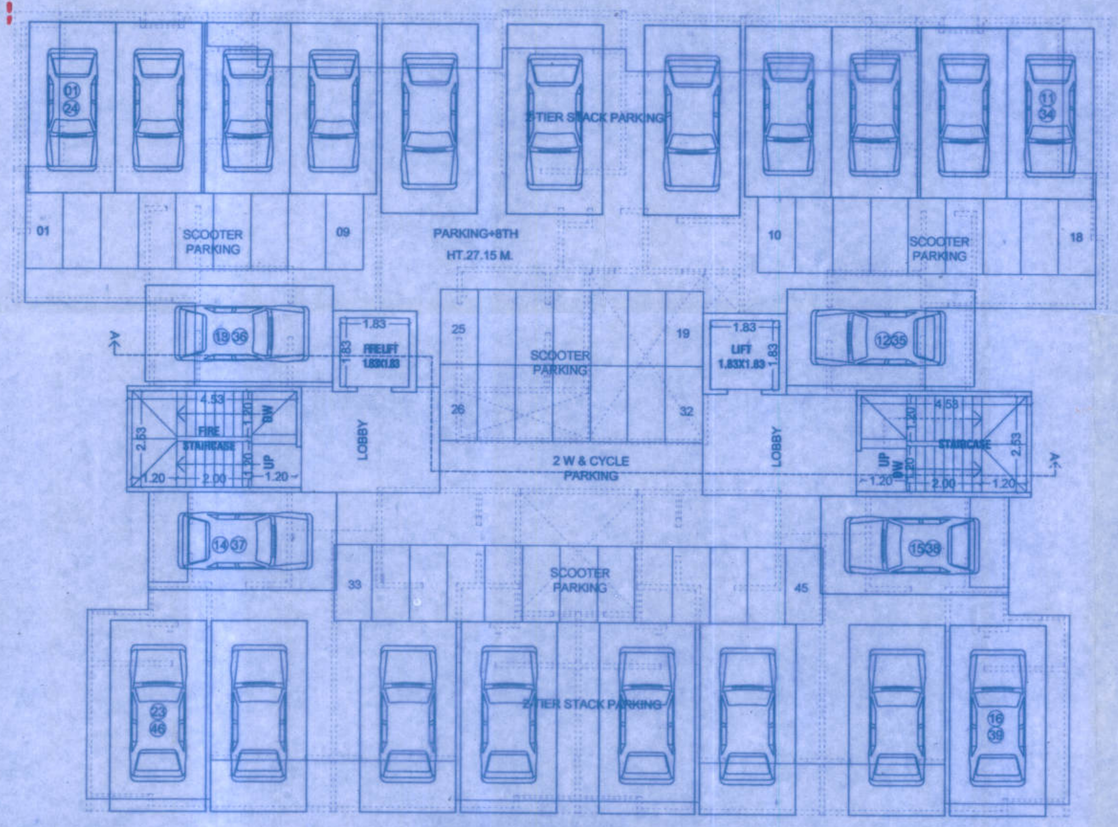
## CALCULATION FOR AREA UNDER ROAD CHAMPHER
(TRIANGULATION METHOD)

| NO. | = | 1/2 | X | L | X | H | = | AREA IN SQ.M. |
|---|---|---|---|---|---|---|---|---|
| CALCULATIONS | | | | | | | | |
| A | = | 1/2 | X | 9.51 | X | 2.84 | = | 13.50 |
| B | = | 1/2 | X | 4.24 | X | 2.11 | = | 4.47 |
| TOTAL | | | | | | | = | 17.98 |
| DEDUCTION | | | | | | | | |
| 1 | = | 0.67 | X | 9.51 | X | 0.69 | = | 4.40 |
| 2 | = | 0.67 | X | 4.24 | X | 0.86 | = | 2.44 |
| TOTAL | | | | | | | = | 6.84 |
| TOTAL CHAMPHER AREA | | | | | | | | 11.14 |




SECTION THROUGH SUMP WELL




PARKING FLOOR PLAN
(SCALE 1:100)

## AREA CALCULATIONS: -

| NO. | | SQ.M. |
|---|---|---|
| 1 | AREA AS PER DEMARCATION | 1601.77 |
| 1A | AREA AS PER 7 /12 | 1532.00 |
| 1B | AREA AS PER LAYOUT | 1382.00 |
| 2 | DEDUCTION: | |
| | a) AREA UNDER ROAD CHAMPHER DEDUCTION: | 11.14 |
| 3 | GROSS AREA OF PLOT | 1370.86 |
| 4 | DEDUCTION: | |
| 5 | TOTAL AREA | 1370.86 |
| 6 | F.A.R. PERMISSIBLE ( 1370.86 X 1.10 ) | 1507.95 |
| 7 | T.D.R 90% ( 1370.86 ) | 1233.77 |
| 8 | PAID F.S.I. 50 % ( 1370.86 ) | 685.43 |
| 9 | PERMISSIBLE FLOOR AREA | 3427.15 |
| 10 | TOTAL PROPOSED BUILT-UP AREA | 3301.44 |
| B | BALCONY STATEMENT | |
| | a) PERMISSIBLE BALC. AREA 15% X ( 3301.44 ) | 495.22 |
| | b) PROPOSED BALC. AREA | 494.80 |
| | c) EXCESS BALC. AREA (TOTAL) | NIL |
| C | TENEMENT STATEMENT AS PER STATEMENT | |
| | a)PROPOSED B/UP AREA | 3301.44 |
| | b)LESS DEDUCTIONS OF NON-RESI AREA (SHOP.ETC) | — |
| | c)AREA OF TENEMENT (a-b) | 3301.44 |
| | d)TENEMENT PERMISSIBLE | 86 |
| | e)TOTAL TENEMENT PROPOSED | 56 |

## SCHEDULE OF OPENINGS

| DOOR | SIZE | WINDOW | SIZE |
|---|---|---|---|
| SD | 1.50X2.10 | W | 1.50 X 1.20 |
| D1 | 1.05X2.10 | W1 | 0.90 X 1.20 |
| D2 | 0.90X2.10 | W2 | 1.20 X 1.20 |
| D3 | 0.75X2.10 | W3 | 0.60 X 0.95 |
| D4 | 1.09X2.10 | W4 | 0.90X 0.95 |
| D5 | 1.31X2.10 | V | 0.60 X 0.95 |
| D6 | 1.47X2.10 | | |
| FD | 1.20X2.10 | | |

* R.C.C. STRUCTURES WITH 0.15 M THICK BLOCK MASONRY
* ALU. WINDOW & T.W. FRAMED FLUSH DOOR
* SAND FACED PLASTER EXTERNALLY & INTERNALLY NEERU FINISHED PLASTER
* M.M. TILES FLOORING & GLAZED TILES IN TOILET

## LEGEND

| | |
|---|---|
| * PLOT BOUNDRY | THICK BLACK |
| * PROPOSED WORK | RED SMUDGED |
| * ROAD WIDENING | GREEN DOTTED |
| * WATER LINE | RED DOTTED |
| * DRAINAGE LINE | THIN BLACK DOTTED |
| * EXISTING STRUCTURE TO BE DEMOLISHED | YELLOW HATCHED |

## 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 DOCUMENT OF OWNERSHIP/ T.P.SCHEME RECORDS/LAND RECORD DEPTT./CITY SURVEY RECORDS.

SIGNATURE OF ARCHITECT

PROJECT :

PROPOSED BUILDING AT S.NO. 230A/3/2 + 3/2/7+ 3/2/9, LOHEGAON, TAL. HAVELI DIST. PUNE.

SIGNATURE OF ARCHITECT | SIGNATURE OF OWNER


Ar. PRAMOD DESHPANDE.
104, A-J AVENUE, S.NO. 5(A),
KARVENAGAR, PUNE-52.
CA-84-8165


| DRG | SCALE | DATE | DEALT | JOB NO |
|---|---|---|---|---|
| M D | 1:200 | 19.07.2019 | | |