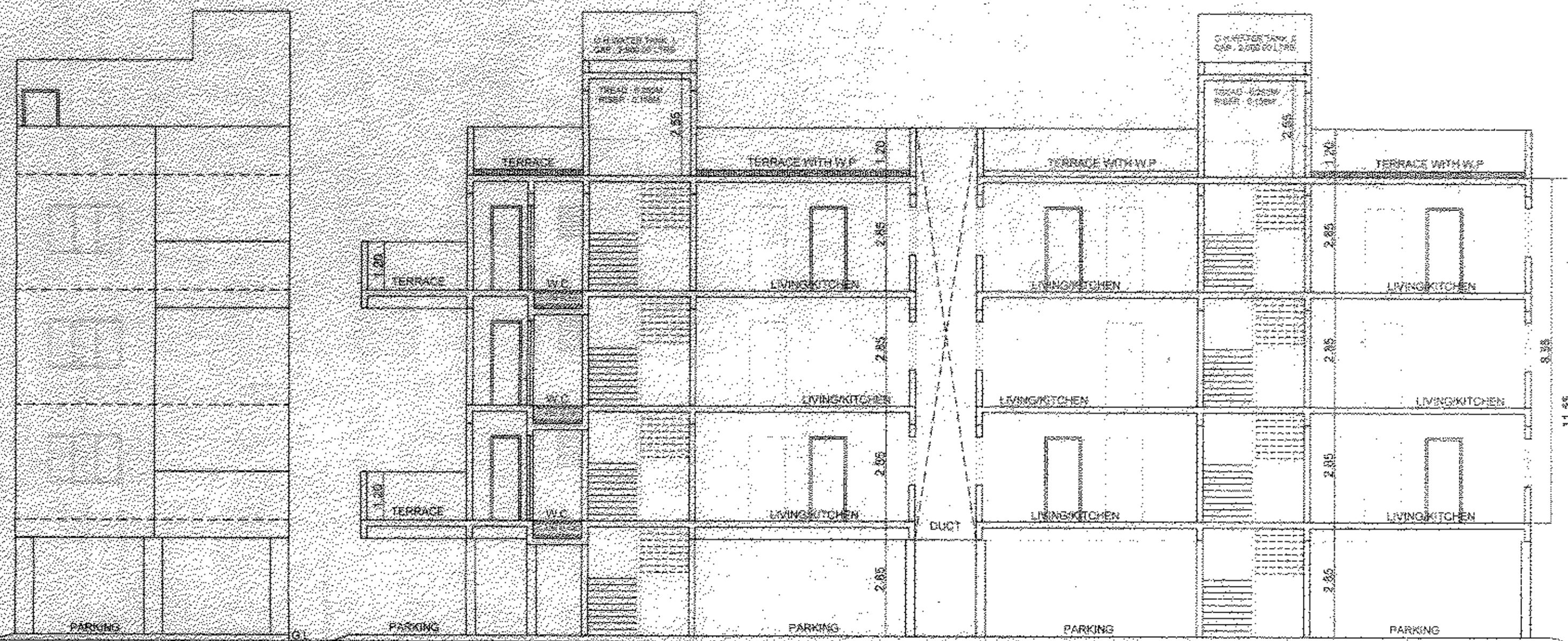
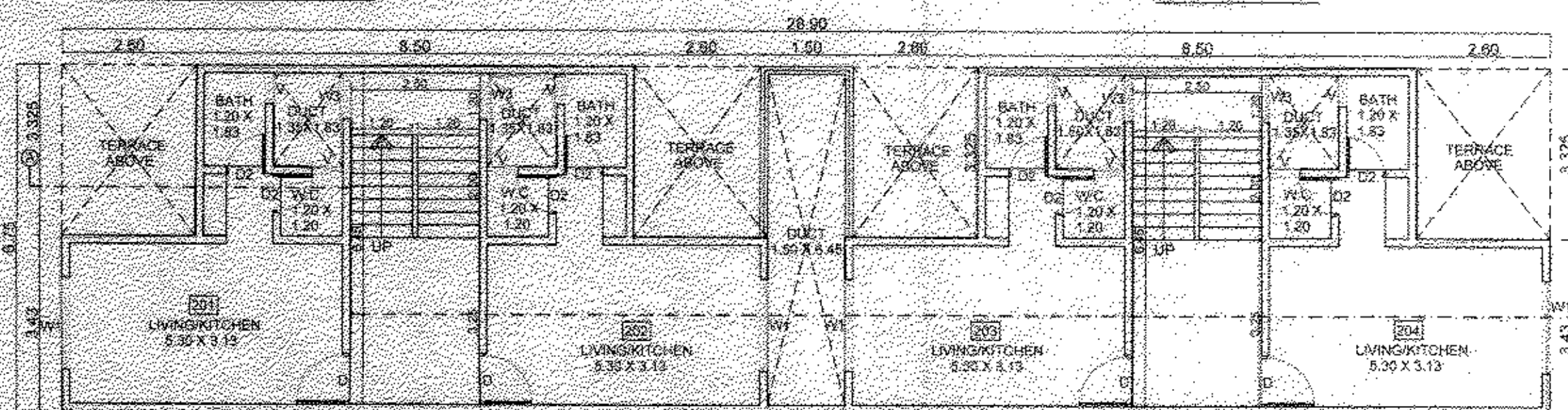


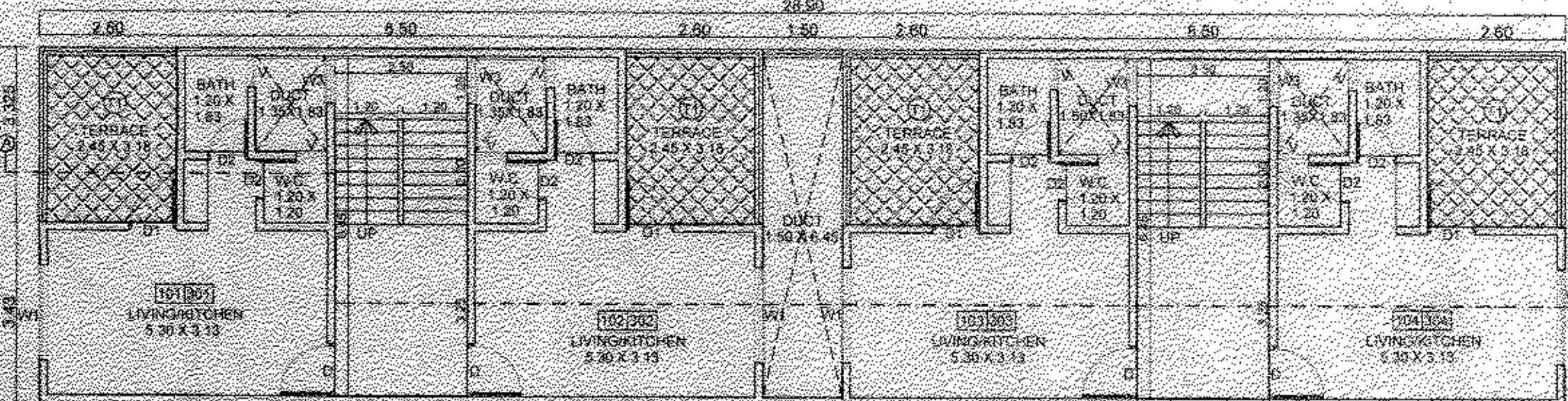


EAST SIDE ELEVATION

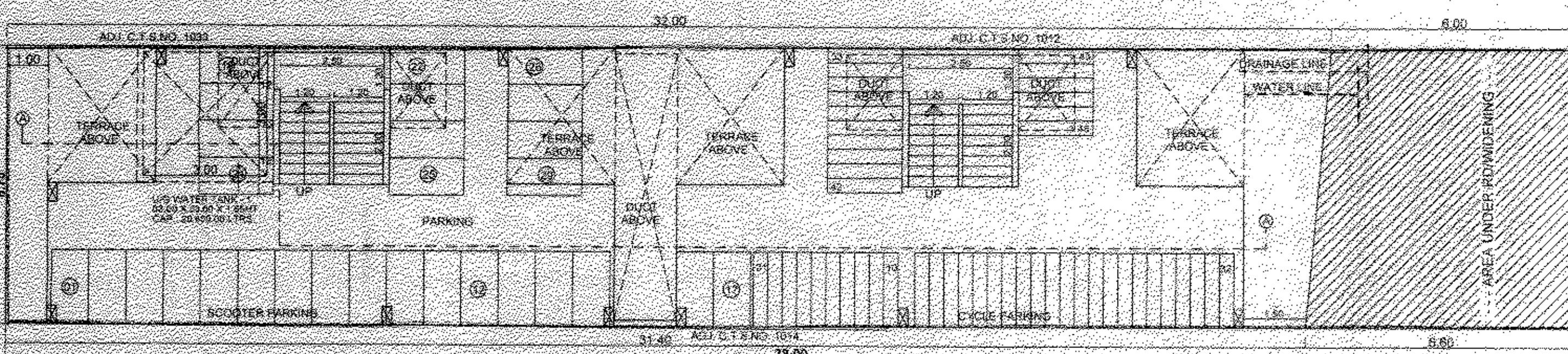
SECTION A-A



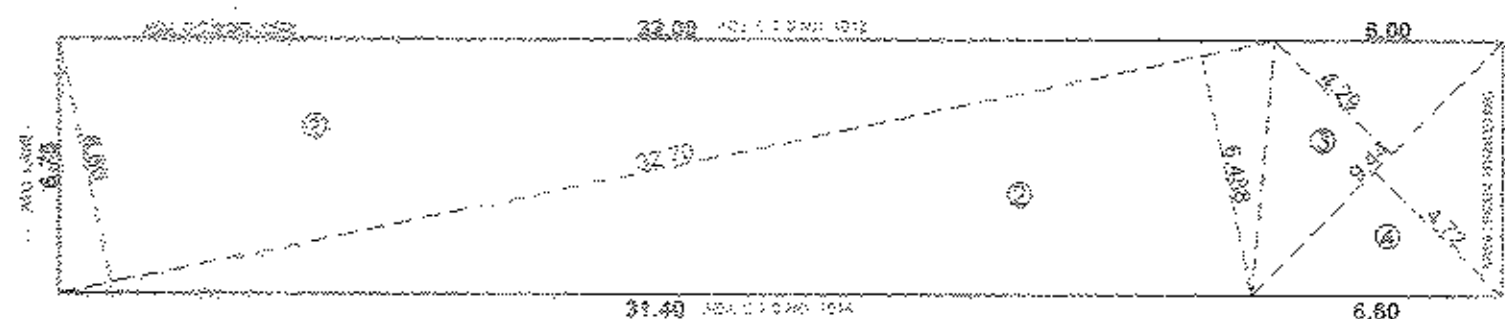
SECOND FLOOR PLAN



TYPICAL 1ST & 3RD FLOOR PLAN



PARKING FLOOR PLAN



PLOT AREA CALCULATION

01) $0.50 \times 32.75 \times 06.60 = 107.91 \text{ SQM}$
 02) $0.50 \times 32.75 \times 6.488 = 106.07 \text{ SQM}$
 03) $0.50 \times 06.48 \times 04.25 = 20.24 \text{ SQM}$
 04) $0.50 \times 06.48 \times 04.72 = 22.28 \text{ SQM}$
TOTAL = 256.50 SQM

ROAD AREA WIDENING

03) $0.50 \times 06.48 \times 04.25 = 20.24 \text{ SQM}$
 04) $0.50 \times 06.48 \times 04.72 = 22.28 \text{ SQM}$
TOTAL = 42.52 SQM

AREA OF PLOT AS PER TRIANGULATION = 256.50 SQM.

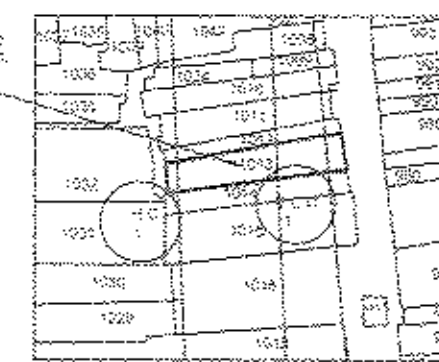
AREA OF PLOT AS PER P.R.C. = 234.90 SQM.

MINIMUM AREA TO BE CONSIDERED = 234.90 SQM.

F.S.I. STATEMENT (SQ.M.)

FLOOR	RESI. AREA	PERM. BALC.	PROP. BALC.	STAIR AREA	TERR. AREA
PARKING	---	---	---	---	---
FIRST	108.48	325.44	---	32.25	34.56
SECOND	108.48	X	---	32.25	---
THIRD	108.48	---	---	32.25	34.56
TOTAL	325.44	48.82	---	96.75	69.16

PROPOSED SITE



LOCATION PLAN

(SCALE N.T.S.)

AREA CALCULATION FOR TYPICAL FLOOR

(1ST, 2ND & 3RD FLOOR PLAN)

AREA OF BLOCK = $1 \times 28.90 \times 6.75 = 195.08 \text{ SQM}$

DEDUCTIONS:

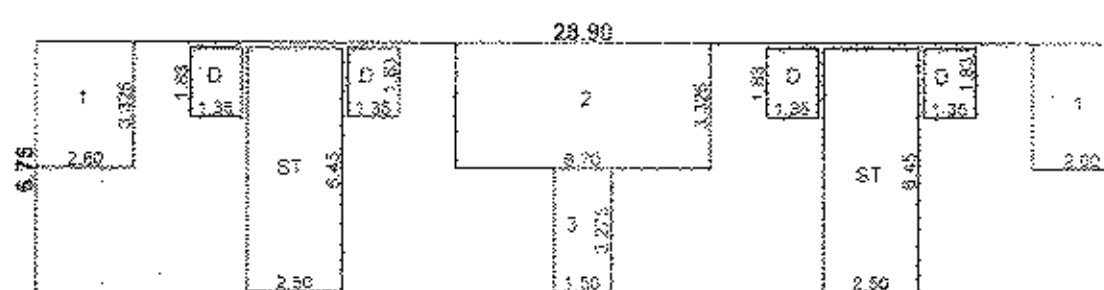
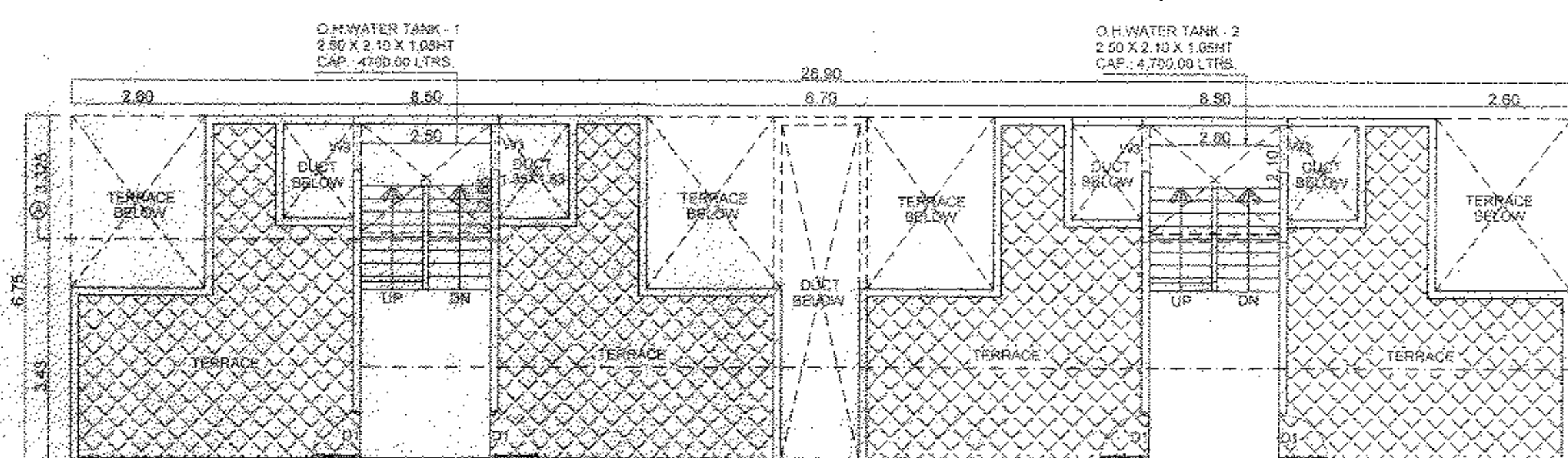
1) $2.00 \times 02.60 \times 3.325 = 17.29 \text{ SQM}$
 2) $1.00 \times 06.70 \times 3.325 = 22.27 \text{ SQM}$
 3) $1.00 \times 01.50 \times 3.275 = 04.91 \text{ SQM}$
 4) $2.00 \times 02.50 \times 06.45 = 32.25 \text{ SQM}$
 5) $4.00 \times 01.35 \times 01.63 = 09.68 \text{ SQM}$
TOTAL = 86.60 SQM

NET AREA = $195.08 - 86.60 = 108.48 \text{ SQM}$

TERRACE AREA CALC. FOR TYPICAL FL.

(1ST & 3RD FLOOR PLAN)

1) $4.00 \times 02.60 \times 3.325 = 34.56 \text{ SQM}$
TOTAL = 34.56 SQM

AREA KEY PLAN TYPICAL FLOOR
(1ST, 2ND & 3RD FLOOR PLAN)

TERRACE FLOOR PLAN

WATER CALCULATION:

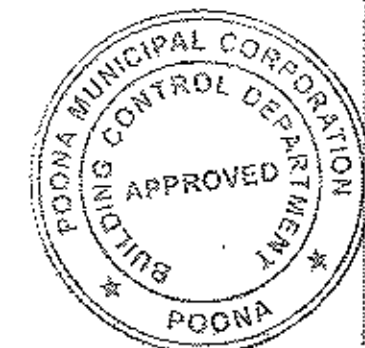
NO. OF TENANTS PROPOSED = 12 Nos.
 RESI. OH WATER REQUIRED = $12 \times 5 \times 135 = 8100.00 \text{ LTRS}$
 O.H.W. TANK PROPOSED = 8100.00 LTRS
 = $2.50 \times 2.10 \times 1.05 \text{ HT.} \times 2 \text{ O.H.W.T.}$
 TOTAL O.H.W.T. PROPOSED = 8100.00 LTRS
 U.G. WATER REQUIRED = 8100.00 LTRS
 = $20,250.00 \text{ LTRS}$
 U.G.W.T. PROPOSED = $20,250.00 \text{ LTRS}$

PARKING STATEMENT

	TENA. NO.	CAR	SCOOTER	CYCLE
FOR EVERY UP TO 40 SQM CARPET (0.24)	12	00	24	48
TOTAL REQUIRED PARKING		00	24	48
TOTAL	12	00X12.50 = 00.00	24X3.00 = 72.00	48X0.75 = 36.00
TOTAL PARKING REQUIRED = 108.00 SQM				

STAMP OF APPROVAL

APPROVED SUBJECT TO CONDITION:
 APPROVED UNDER COMMENCEMENT
 CERTIFICATE NO. 55/2023/PC
 Building Inspector Deputy Engineer P.M.C.



AREA STATEMENT

	SQ.M
1. AREA OF THE PLOT AS P.R.C	234.90
2. DEDUCTIONS FOR	
a. ROAD AREA WIDENING	42.52
3. NET AREA OF THE PLOT (1-2)	192.38
4. F.A.R. PERMISSIBLE	2.000
5. FLOOR SPACE PERMISSIBLE	384.76
6. ADDITIONS FOR	
a. ROAD AREA WIDENING	00.00
7. TOTAL AREA (5+6)	384.76
8. EXISTING RESIDENTIAL FLOOR SPACE	---
9. PROPOSED RESIDENTIAL FLOOR SPACE	325.44
10. EXCESS BALCONY AREA TAKEN IN F.A.R. B(3)	0.00
11. TOTAL RESIDENTIAL FLOOR SPACE	325.44

BALCONY STATEMENT

1. PERMISSIBLE BALCONY (325.44 X 15%)	48.82
2. PROPOSED BALCONY	---
3. EXCESS BALCONY AREA (TOTAL)	---
PARKING STATEMENT	
1. PARKING REQUIRED BY RULES	00
2. PARKING PROVIDED	00
3. GARAGES PROVIDED	---

LEGEND

1. PLOT BOUNDARY THICK BLACK	4. WATER LINE BLACK DOTTED
2. PROPOSED WORK RED	5. EXISTING WORK TO BE RETAINED BLUE HATCH
3. DRAINAGE LINE RED DOTTED	6. EXISTING WORK TO BE DEMOLISHED YELLOW HATCH

SCHEDULE OF OPENINGS

DOORS	WINDOWS
D 1.05 X 2.10	W 1.50 X 1.20
D1 0.90 X 2.10	W1 1.80 X 1.20
D2 0.75 X 2.10	W2 1.00 X 1.20
	OP 0.90 X 1.20

CERTIFICATE OF AREA

CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON / / AND THE DIMENSIONS 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.

TRIPTI GUPTA-HAWALDAR
 CA/2002/29372

ARCHITECT'S SIGN

OWNER'S SIGN

PROJECT : PROPOSED BUILDING AT C.T.S. NO.1013
 BUDHWAR PETH, PUNE

FOR :

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JOB NO.	DRG. NO.	DATE	DEALT	CHECKED
		2018.07.10	SONALI	SHILPA

TRIPTI GUPTA
 ARCHITECTS AND DESIGNERS
 B-105, ACKRUTI SANKUL C.T.S. NO. 2011+2038, SADASHIV PETH,
 TILAK RD, OFF BRAHMA CHAMBER PUNE-411030.
 PHONE : +91 9822286085
 email : hawaldarta@yahoo.co.in