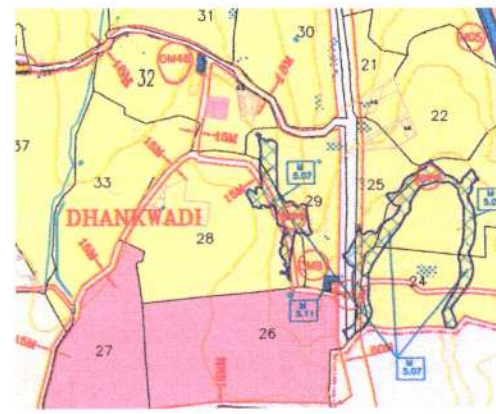
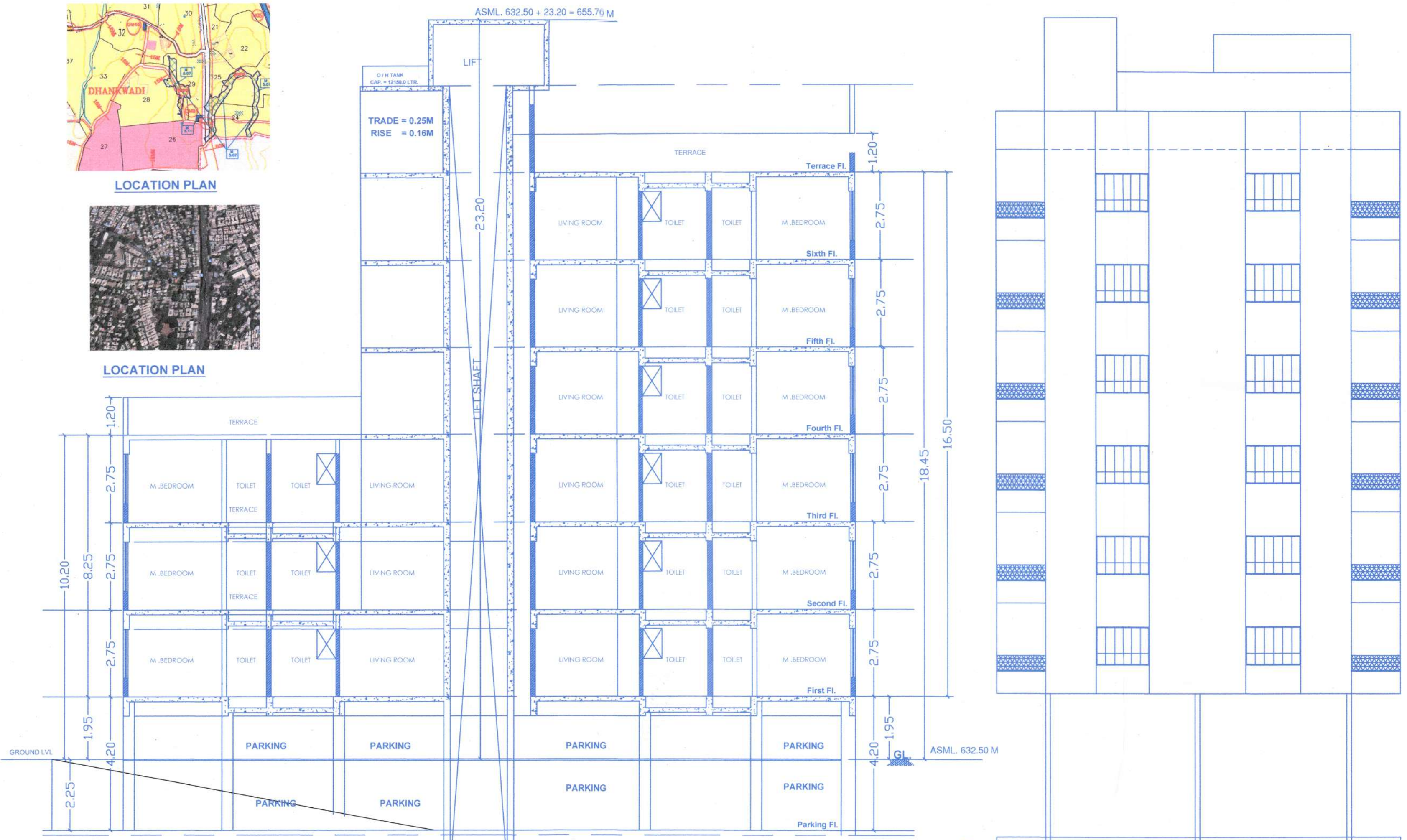




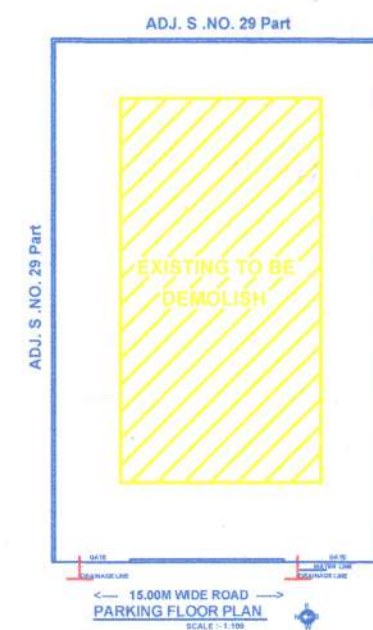
LOCATION PLAN



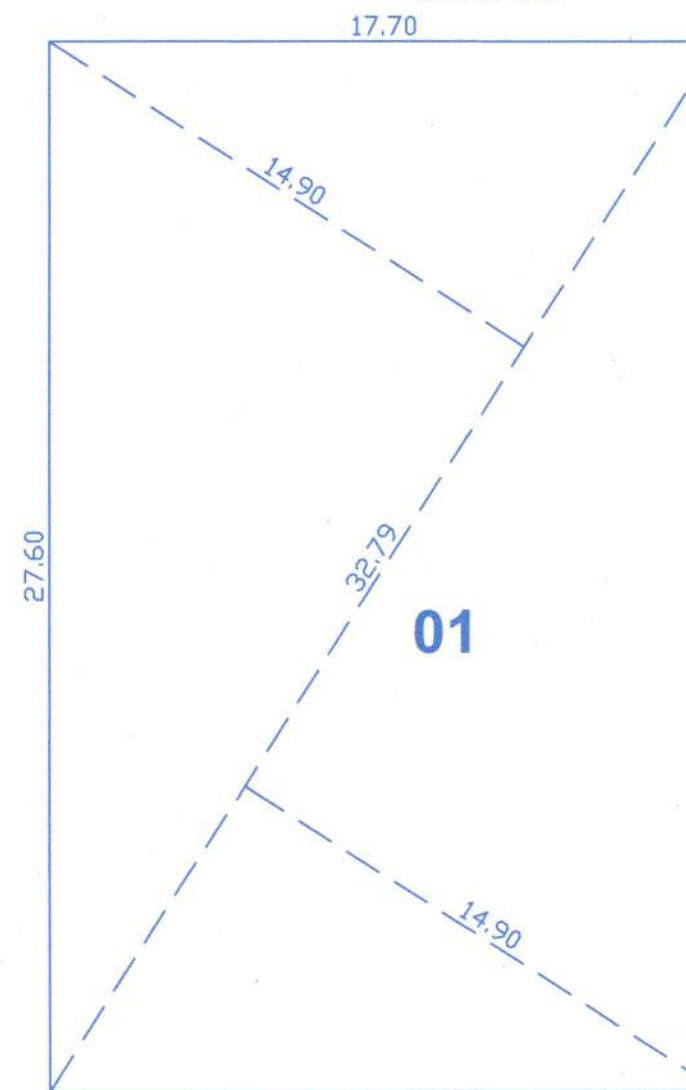
LOCATION PLAN



ELEVATION



PLOT AREA CAL. (TRIANGULATION METHOD) SCALE :- 1:200



AREA OF THE PLOT
01) 0.5 x 32.79 x (14.90 + 14.90) = 488.57 sq. m.
TOTAL PLOT AREA = 488.57 sq. m.
AREA OF THE PLOT AS PER D.C. = 488.57 sq. m.
AREA OF THE PLOT AS PER 7/12 = 483.00 sq. m.
MINIMUM AREA IS TAKEN FOR CALCULATION = 483.00 sq. m.

WATER REQUIREMENT		
FOR RESI. - 135 LIT/DAY/PERSON		
6 PERSON/FLAT		
= (18.0 ltr. x 5) x 135 = 12150.0 ltr.		
TOTAL O.H. CAPACITY = 12150.0 ltr.		
say = 12150.0 ltr.		
SUMP WELL CAPACITY		
= 1.5 x O.H. CAPACITY		
= 1.5 x 12150.0 = 18225.00 ltr.		
say = 18225.00 ltr.		

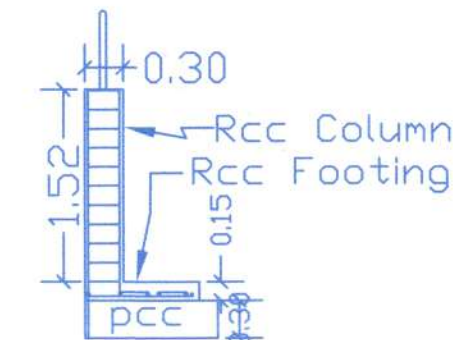
PARKING STATEMENT		
COMMON (For 100.0 sq. m. Car)	1	5
For every two tenements with each tenement having carport area equal to or above 40 sq. m. but less than 60 sq. m.	9	45
PRO. 18 Nos. TENEMENT	1	2
COMMERCIAL PARKING	1	2
VISITOR PARKING	1	2
PARKING PROPOSED	10	47
AREA REQUIRED	AREA PRO.	
CAR	10 nos. x 12.00 sq. m.	120.00
SCOOTER	47 nos. x 3.50 sq. m.	164.50
TOTAL		284.50

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

FLOOR	Proposed RESI. AREA	LIFT AREA	TENE.
GROUND	---	---	---
FIRST	263.41	---	04
SECOND	263.41	---	04
THIRD	263.41	5.36	04
FOURTH	140.66	---	02
FIFTH	140.66	---	02
SIXTH	140.66	---	02
TOTAL	1212.21	5.36	18
TOTAL BIUP AREA = 1212.21 sq.m			

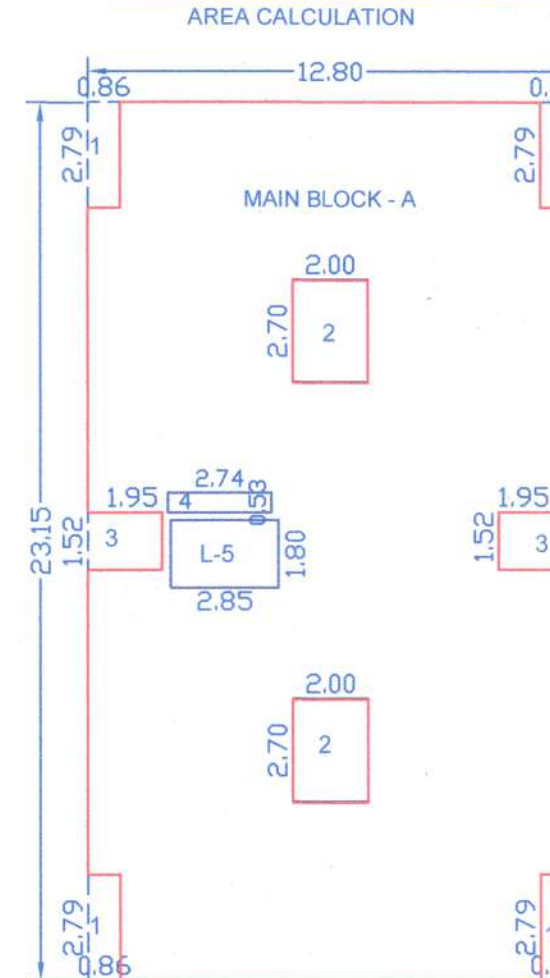
1st, 2nd, & 3rd, typical floor plan
AREA CALCULATION
MAIN BLOCK - A
A) 12.80 x 23.15 = 296.32 sq. m.
DEDUCTION
1) 0.86 x 2.79 x 4 = 9.60 sq. m.
2) 2.00 x 2.70 x 2 = 10.80 sq. m.
3) 1.95 x 1.52 x 2 = 5.93 sq. m.
4) 2.74 x 0.53 x 1 = 1.45 sq. m.
L-5) 2.85 x 1.80 x 1 = 5.13 sq. m.
TOTAL DED. = 32.91 sq. m.
1st, 2nd, & 3rd, typical floor plan b/up
= 296.32 - 32.91 = 263.41 sq. m.
= 263.41 x 3 = 790.23 sq. m.

4th, 5th, & 6th, typical floor plan
AREA CALCULATION
MAIN BLOCK - A
A) 12.80 x 13.02 = 166.65 sq. m.
DEDUCTION
1) 1.95 x 2.20 x 2 = 8.58 sq. m.
2) 3.07 x 0.58 x 1 = 1.78 sq. m.
3) 2.00 x 2.70 x 1 = 5.40 sq. m.
4) 0.86 x 2.76 x 2 = 4.80 sq. m.
L-5) 2.85 x 1.80 x 1 = 5.13 sq. m.
TOTAL DED. = 25.99 sq. m.
4th, 5th, & 6th, typical floor plan
= 166.65 - 25.99 = 140.66 sq. m.
= 140.66 x 3 = 421.98 sq. m.

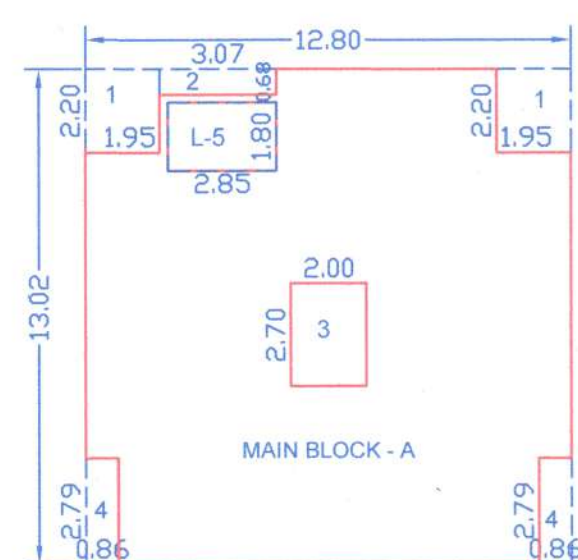


R.C.C. COMPOUND WALL

1st, 2nd, & 3rd, typical floor plan



4th, 5th, & 6th, typical floor plan



STAMP OF APPROVAL OF PLAN

FILE NO. DKE/0047/22

APPROVED SUBJECT TO CONDITION
APPROVED UNDER COMMENCEMENT
CERTIFICATE NO. 955/22
Building Inspector Deputy Engineer
(Jr. Engrg./Sect. Engrg.)
BUILDING PERMISSION DEPT.
ZONE-2, P.M.C.



AREA STATEMENT

AREA STATEMENT	SQ.M.
1 AREA OF THE PLOT AS PER 7/12	483.00
2 AREA OF THE PLOT AS PER D.C.	488.57
3 DEDUCTIONS IN AREA (a+b)	---
a AREA UNDER ROAD	---
4 NET AREA OF THE PLOT (1-2)	483.00
5 ADDITIONS FOR F.S.I.	---
a AREA UNDER ROAD	---
b INTERNAL ROADS	---
6 BALANCE AREA OF PLOT (3-4)	483.00
7 ADDITIONS FOR F.S.I.	---
8 PERMISSIBLE RESIDENTIAL F.S.I. (1.10)	531.30
483.00 x 1.10 = 531.30 sq. m.	
9 PAID F.S.I. 50% (= 0.00 x 0.50%)	0.00
10 TDR 90% (= 0.00 x 0.90%)	0.00
Incentive FSI (30% of Existing Built Up Area) (30% x 773.00 = 231.90)	231.90
12 TOTAL PERMISSIBLE F.S.I. (8 + 9 + 10 + 11) (531.30 + 231.90 = 763.20)	763.20
13 Ancillary FSI on payment of premium 60% = 763.20 x 0.60% = 457.92 sq. m.	457.92
14 Total Permissible f.s.i. (10+11)	1221.12
15 PROPOSED ANCILLARY F.S.I. ON PAYMENT OF PREMIUM	449.01
16 TOTAL PROPOSED RESIDENTIAL FL SPACE	769.32
17 EXISTING RESIDENTIAL FL SPACE	---
18 proposed residential BIUP AREA (15+16)	1212.21
19 TOTAL RESI FSI&FL SPACE	---
20 PERMISSIBLE COMMERCIAL F.S.I.	---
21 EXISTING COMMERCIAL FL SPACE	---
22 TOTAL PROPOSED COMMERCIAL FL SPACE	---
23 TOTAL RESIDENTIAL FSI & FL SPACE	---
24 PROPOSED BUILT UP AREA	1212.21
25 TOTAL PROPOSED BUILT UP AREA	263.41
26 PERMISSIBLE COVERAGE (1/2)	---
27 PROPOSED COVERAGE	268.72

TENEMENT STATEMENT

28 TENEMENTS PERMISSIBLE (250 / H)	36.0 Nos.
29 TENEMENTS PROPOSED	18.0 Nos.

SCHEDULE OF OPENING

DOORS	WINDOWS
D1 - 1.00 X 2.10 M.	W2 - 1.20 X 1.60 M.
D2 - 0.75 X 2.10 M.	W2 - 1.50 X 1.50 M.

PROJECT

PROPOSED RESIDENTIAL BUILDING PLAN ON
S. NO. 29/12/4/5 PLOT NO. 36
AT CHAITANYA NAGAR, DHANKAWADI,
PUNE - 411043

PMC LICENSE ENG. SIGN. OWNERS SIGN.
DHANANJAY DALVI MR. SAMARTHSHREE REALTY LLP
ENGINEER

DHANANJAY DALVI
CTS NO. 876
AT KASABA PETH PUNE 30

STAMP AND SIGN OF ENG.
NORTH SCALE DATE DRAWN BY CHECKED BY
1:100 16/10/2022 DANKSH DALVI SR