AREA CALCULATIONS OF PRIMARY SCHOOL (RESERVATION)
AREA OF BLOCK Q = 79.00 x 19.20/2 = 758.40 SQ.M.
AREA OF BLOCK R = 81.29 x 13.721/2 = 557.70 SQ.M.
AREA OF BLOCK S = 46.59 x 41.00/2 = 956.10 SQ.M.
TOTALP.S. (RESERVATION) AREA = 2271.20 SQ.M.

AREA CALCULATIONS OF AMENITY SPACE (PLAY GROUNE)
AREA OF F = 2237.55 SQ.M.
TOTAL PLAY GROUND RESERVATION AREA = 1281.81 + 2237.55 = 3519.07 SQ.M.

AREA CALCULATIONS OF PLAY GROUND (RESERVATION)
AREA OF N = 1182.17 SQ.M.
AREA OF M = 99.34 SQ.M.
TOTAL PLAY GROUND RESERVATION = 1182.17 + 99.34 = 1281.51 SQ.M.

LIG MIG STATEMENT (20%)	
GROSS PLOT	- 14916.98 SQ.M.
LESS O/S 10%	- 1491.70 SQ.M.
AREA	- 13425.28 SQ.M.
20% LIG MIG	- 2685.05 SQ.M.

PARKING STATEMENT (WING A)				
REQUIRED PARKING	TEN.	CAR	SCOOTER	CYCLE
RES. PARKING REQUIRED BY RULE FOR 40 TO 80 SQM.	2	2	4	2
TOTAL TENEMENTS	112	112	224	112
TOTAL REQUIRED PARKING		112	224	112
TOTAL REQ. PARKING + 5% VISITORS PARK.		6	12	6
TOTAL PROPOSED PARKING		116	236	118
TOTAL PROVIDED PARKING AREA		12.5X116 / 1675.00	2X236 / 472.00	1.0X118 / 118.00

PARKING STATEMENT (WING B1)				
REQUIRED PARKING	TEN.	CAR	SCOOTER	CYCLE
RES. PARKING REQUIRED BY RULE FOR 40 TO 80 SQM.	2	2	4	2
TOTAL TENEMENTS	110	110	220	110
TOTAL REQUIRED PARKING		110	220	110
TOTAL REQ. PARKING + 5% VISITORS PARK.		116	231	116
TOTAL PROPOSED PARKING		116	231	116
TOTAL PROVIDED PARKING AREA		12.5X116 / 1450.00	2X231 / 462.00	1.0X116 / 116.00

PARKING STATEMENT (WING B2)				
REQUIRED PARKING	TEN.	CAR	SCOOTER	CYCLE
RES. PARKING REQUIRED BY RULE FOR UPTO 40 SQM.	2	1	4	4
TOTAL TENEMENTS	00	0	0	0
RES. PARKING REQUIRED BY RULE FOR 40 TO 80 SQM.	2	2	4	2
TOTAL TENEMENTS	82	82	164	82
TOTAL REQUIRED PARKING		82	164	82
TOTAL REQ. PARKING + 5% VISITORS PARK.		5	10	5
TOTAL PROPOSED PARKING		87	174	87
TOTAL PROVIDED PARKING AREA		12.5X87 / 1087.50	2X174 / 348.00	0.75X87 / 60.90

PARKING STATEMENT (WING C1 & C2 MHADA)				
REQUIRED PARKING	TEN.	CAR	SCOOTER	CYCLE
RES. PARKING REQUIRED BY RULE FOR UPTO 40 SQM.	2	1	4	4
TOTAL TENEMENTS	60	30	120	120
TOTAL REQUIRED PARKING		30	120	120
TOTAL REQ. PARKING + 5% VISITORS PARK.		2	8	8
TOTAL PROPOSED PARKING		32	128	128
TOTAL PROVIDED PARKING AREA		12.5X32 / 400.00	2X128 / 256.00	1.0X128 / 128.00

AREA STATEMENT

BLDG.	HEIGHT	GR. COV.	F.S.I. COMM	F.S.I. RESI	BALCONY	PASSAGE	STAIRCASE	LIFT	L.M.R.	TERRACE	TENAMENTS
WING A	39.90 M.	658.40		10534.73	- - - -	- - - -	161.00	10.26	27.90	- - - -	112
WING B1	39.90 M.	692.33		5851.84	1068.08	1324.06	161.00	8.74	23.34	1087.33	110
WING B2	39.90 M.	690.03		4807.44	734.40	1042.18	220.50	8.74	23.34	807.52	82
WING D	19.95 M.	474.70	125.42	2357.74	- - - -	- - - -	166.48	- - - -	- - - -	154.71	42
TOTAL	------	2316.06	125.42	23451.75	1802.48	2366.24	708.98	27.74	74.58	2049.56	346

TOTAL B/UP AREA = COMM. B/UP AREA + RESI B/UP AREA = 125.42 + 23451.75 = 23577.17 SQ.M.

LIG MIG STATEMENT (20%)

BLDG.	HEIGHT	GR. COV.	F.S.I.	BALCONY	PASSAGE	STAIRCASE	LIFT	L.M.R.	TERRACE	TENAMENTS
WING C1 & C2	20.30 M	452.86	2717.16	------	------	------	------	------	------	60
TOTAL	------	452.86	2717.16	------	------	------	------	------	------	60

PARKING STATEMENT (WING D)				
REQUIRED PARKING		CAR	SCOOTER	CYCLE
COMMERCIAL FOR EVERY 100 SQ.MT. AREA REQ. IS CARPET = 125.42 SQ.M. = 1 NOS		3	12	3
TOTAL REQUIRED PARKING		3	12	3
REQUIRED PARKING	TEN.	CAR	SCOOTER	CYCLE
RESIDENTIOL RES. PARKING REQUIRED BY RULE FOR 40 TO 80 SQM.	2	2	4	2
TOTAL TENEMENTS	28			
TOTAL REQUIRED PARKING		28	56	28
RESIDENTIOL RES. PARKING REQUIRED BY RULE FOR LESS THAN 40 SQM.	2	1	4	4
TOTAL TENEMENTS	14			
TOTAL REQUIRED PARKING		1	28	28
TOTAL COMMERCIAL + RESIDENTIOL		32	96	59
TOTAL PROVIDED PARKING AREA / COMMERCIAL + RESIDENTIOL		12.5X32 / 475.00	2X96 / 192.00	1.0X59 / 59.00

TOTAL WATER STATEMENT					
BLDG.	O.H.W.T.	FIRE	U.G.W.T.	FIRE	
WING A	75,600	20,000	1,13,400	50,000	
WING B1	74,250	20,000	1,11,375	50,000	
WING B2	55,350	20,000	83,025	50,000	
WING C1,C2	40500	20,000	60,750	50,000	
WING D	7,840		11,760		
TOTAL	2,53,540	80,000	3,80,318	2,00,000	

OVER HEAD TANK = 2,53,540 LTRS
UNDER GROUND TANK = 3,80,318 LTRS.

WATER STORAGE CAPACITY (WING A)
FOR RESIDENTIAL PURPOSE
RES. WATER REQUIREMENT = 112 X 5 X135 = 75,600 LTRS.
TOTAL WATER REQ./DAY = 75,600 + 20,000 = 95,600 LTRS.
O.H. TANK CAPACITY PROVIDED = 95,600.00 LTRS.
U.G. TANK CAPACITY REQ. = 75,600X 1.50
U.G. TANK CAPACITY REQ. = 1,13,400.00 LTRS.
U.G. TANK CAPACITY PROVIDED = 113400 + 50000 LTRS.
U.G. TANK CAPACITY PROVIDED = 163400.00 LTRS.

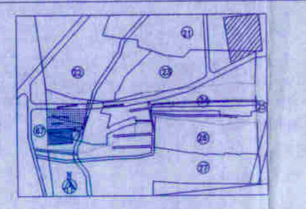
WATER STORAGE CAPACITY (WING B2)
FOR RESIDENTIAL PURPOSE
RES. WATER REQUIREMENT = 82 X 5 X135 = 55,350 LTRS.
TOTAL WATER REQ./DAY = 55,350 + 20,000 = 75,350 LTRS.
O.H. TANK CAPACITY PROVIDED = 75,350.00 LTRS.
U.G. TANK CAPACITY REQ. = 55,350 X 1.50
U.G. TANK CAPACITY REQ. = 83,025.00 LTRS.
U.G. TANK CAPACITY PROVIDED = 83,025 + 50000 LTRS.
U.G. TANK CAPACITY PROVIDED = 1,33,025.00 LTRS.

WATER STORAGE CAPACITY (WING B1)
FOR RESIDENTIAL PURPOSE
RESI. WATER REQUIREMENT = 110 X 5 X135 = 74,250 LTRS.
TOTAL WATER REQ./DAY = 74200 + 20,000 = 94,200.00 LTRS.
O.H. TANK CAPACITY PROVIDED = 94,200.00 LTRS.
U.G. TANK CAPACITY REQ. = 74,250 X 1.50
U.G. TANK CAPACITY REQ. = 1,11,375.00 LTRS.
U.G. TANK CAPACITY PROVIDED = 1,11,375.00 + 50000 LTRS.
U.G. TANK CAPACITY PROVIDED = 1,61,375.00 LTRS.

WATER STORAGE CAPACITY (WING C1 & C2 MAHDA)
FOR RESIDENTIAL PURPOSE
RES. WATER REQUIREMENT = 60 X 5 X135 = 40500 LTRS.
TOTAL WATER REQ./DAY = = 40500 LTRS.
O.H. TANK CAPACITY PROVIDED = 40,500.00 LTRS. + 20000 FIRE
U.G. TANK CAPACITY REQ. = 40,500 X 1.50
U.G. TANK CAPACITY REQ. = 60750 LTRS. + 50000 FIRE
U.G. TANK CAPACITY PROVIDED = 110750.00 LTRS.

WATER REQUIREMENT
WATER REQUIREMENT STATEMENT
COMMERCIAL
NO. OF PERS(S) =125/3=41 NOS.
WATER REQUIRED = 41 x 45 = 1845.00 LTRS.
WATER STORAGE CAPACITY (WING - D)
FOR RESIDENTIAL PURPOSE
WATER REQUIREMENT = 42 X 675 = 28350.00 + 1845=30195.00 LTRS.
OVER HEAD TANK = 30,195.00 LTRS.
UNDER GROUND TANK =(30,195.00x1.50) 45,292.00 LTRS.

TOTAL PARKING STATEMENT						
BLDG.	REQ. PARKING			PROVIDED PARKING		
	CAR	SCOOTER	CYCLE	CAR	SCOOTER	CYCLE
WING A	118	236	118	118	236	118
WING B1	116	231	116	116	231	116
WING B2	87	174	87	87	174	87
WING C1 C2 (LIG MIG)	32	128	128	32	128	128
WING D	32	96	96	32	96	96
TOTAL	391	865	545	391	865	545



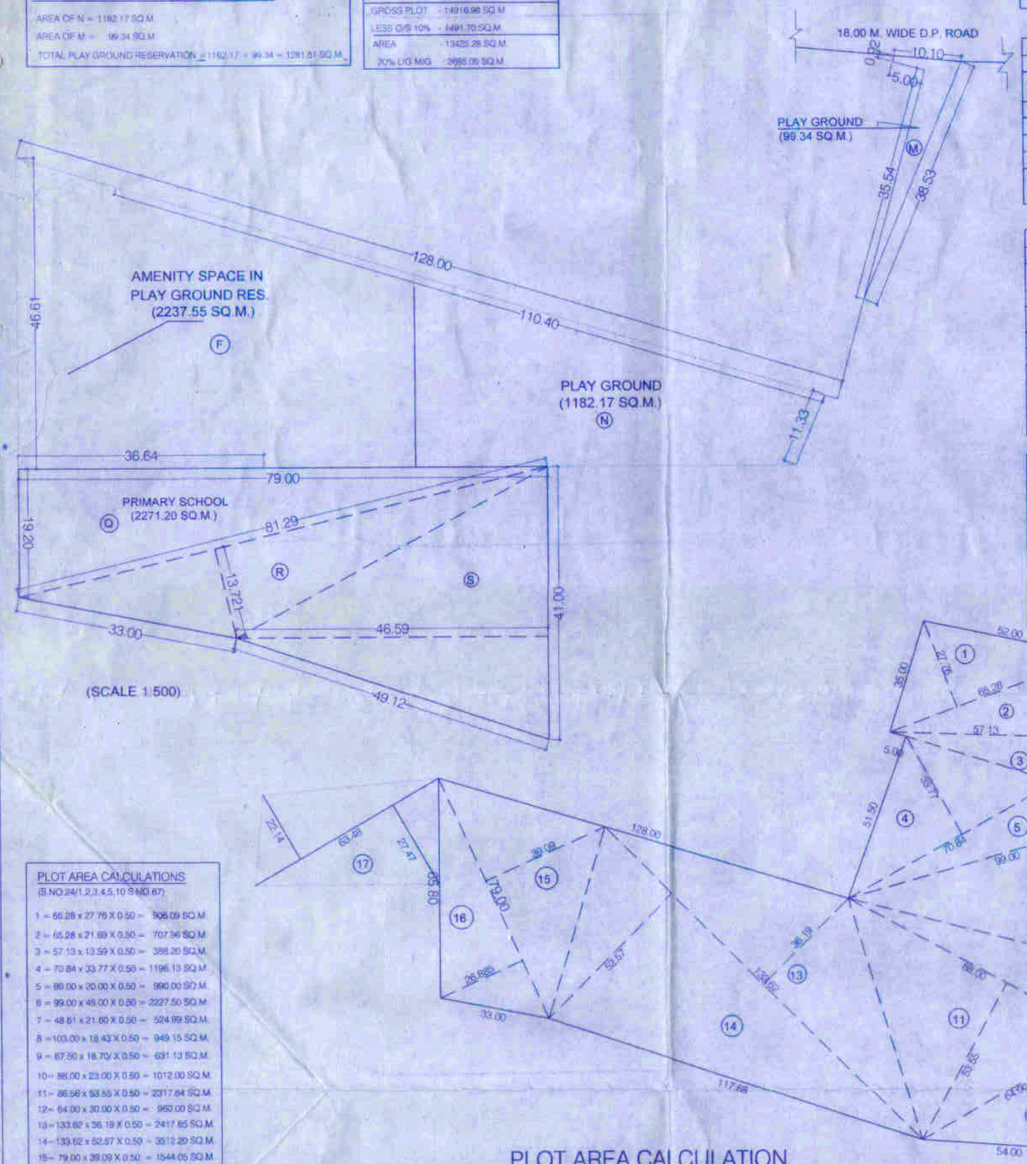
LOCATION PLAN

STAMP OF APPROVAL

1/15

APPROVED SUBJECT TO CONDITION
APPROVED UNDER COMMENCEMENT CERTIFICATE NO.C.C./ 2839 / 18
(B.P./D.P. Zone No.-1) P.M.C

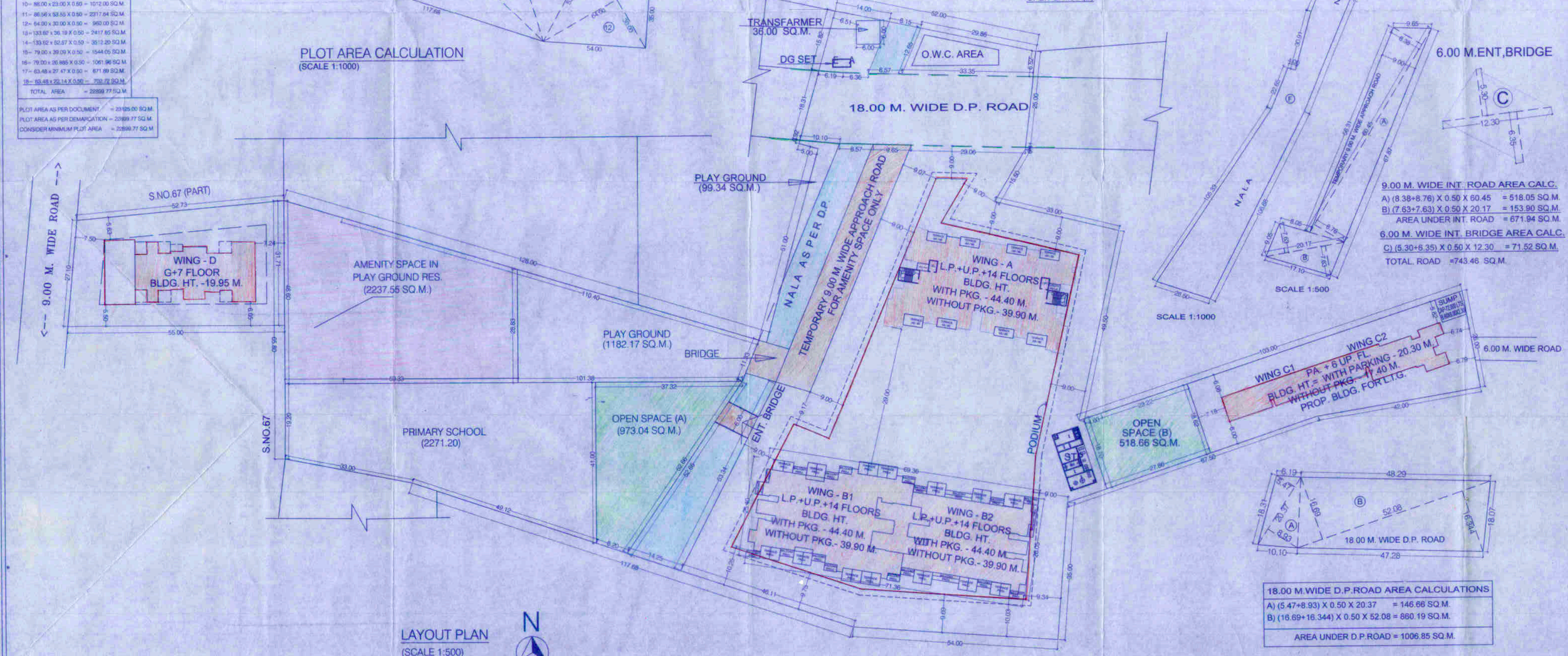
POONA MUNICIPAL CORPORATION BUILDING CONTROL DEPARTMENT APPROVED POONA



PLOT AREA CALCULATIONS (S.NO.24/1,2,3,4,5,10 S.NO.67)
1 = 65.28 x 27.76 X 0.50 = 906.09 SQ.M.
2 = 65.28 x 21.69 X 0.50 = 707.36 SQ.M.
3 = 57.13 x 13.59 X 0.50 = 388.20 SQ.M.
4 = 70.84 x 33.77 X 0.50 = 1196.13 SQ.M.
5 = 66.00 x 20.00 X 0.50 = 660.00 SQ.M.
6 = 99.00 x 45.00 X 0.50 = 2227.50 SQ.M.
7 = 48.81 x 21.60 X 0.50 = 524.99 SQ.M.
8 =103.00 x 18.43 X 0.50 = 949.15 SQ.M.
9 = 67.50 x 18.70 X 0.50 = 631.13 SQ.M.
10= 88.00 x 23.00 X 0.50 = 1012.00 SQ.M.
11= 86.56 x 53.55 X 0.50 = 2317.84 SQ.M.
12= 64.00 x 30.00 X 0.50 = 960.00 SQ.M.
13= 133.62 x 36.19 X 0.50 = 2417.65 SQ.M.
14= 133.62 x 52.57 X 0.50 = 3512.20 SQ.M.
15= 79.00 x 39.09 X 0.50 = 1544.05 SQ.M.
16= 79.00 x 26.865 X 0.50 = 1061.96 SQ.M.
17= 63.48 x 27.47 X 0.50 = 871.89 SQ.M.
18= 63.48 x 72.14 X 0.50 = 792.72 SQ.M.
TOTAL AREA = 22899.77 SQ.M.

PLOT AREA AS PER DOCUMENT	= 23125.00 SQ.M.
PLOT AREA AS PER DEMARCATION	= 22899.77 SQ.M.
CONSIDER MINIMUM PLOT AREA	= 22899.77 SQ.M.

PLOT AREA CALCULATION
(SCALE 1:1000)



LAYOUT PLAN
(SCALE 1:500)

N

OPEN SPACE AREA CALCULATION

OPEN SPACE (A) -
OPEN SPACE AREA = 973.04 SQ.M.
OPEN SPACE (B) -
OPEN SPACE AREA = 518.66 SQ.M.
TOTAL OPEN SPACE AREA = 973.04 + 518.66 = 1491.70 SQ.M.

AREA CALC. NALA AS PER D.P.

AREA OF E = 107.44 SQ.M.
AREA OF F = 1078.23 SQ.M.
TOTAL NALA AREA =1185.67 SQ.M.

9.00 M. WIDE INT. ROAD AREA CALC.

A) (8.38+8.76) X 0.50 X 60.45 = 518.05 SQ.M.
B) (7.63+7.63) X 0.50 X 20.17 = 153.90 SQ.M.
AREA UNDER INT. ROAD = 671.94 SQ.M.

6.00 M. WIDE INT. BRIDGE AREA CALC.

C) (5.30+8.35) X 0.50 X 12.30 = 71.52 SQ.M.
TOTAL ROAD =743.46 SQ.M.

18.00 M.WIDE D.P.ROAD AREA CALCULATIONS

A) (5.47+8.93) X 0.50 X 20.37 = 146.66 SQ.M.
B) (16.69+16.344) X 0.50 X 52.08 = 860.19 SQ.M.
AREA UNDER D.P.ROAD = 1006.85 SQ.M.

A) AREA STATEMENT	SQ.M.
1. AREA AS PER 7/12	23125.00
AREA AS PER DEMARCATION	22899.77
2. DEDUCTIONS FOR	
(a) AREA UNDER D.P. ROAD	1006.85
(b) PLAYGROUND	3519.07
(c) PRIMARY SCHOOL	2271.20
(d) NALA	1185.67
TOTAL (a+b+c+d+e)	7982.78
3. GROSS AREA OF PLOT	14916.98
4. DEDUCTIONS FOR	
(a) TRANSFORMER AREA	NIL
(b) RECREATION OPEN SPACE	NIL
(c) INTERNAL ROADS	NIL
(d) AMENITY SPACE SHOWN IN P.G. RESERVATION (2237.55)	
TOTAL (a+b+c+e)	NIL
5. NET AREA OF PLOT	14916.98
6. PERMISSIBLE FSI X (1.10)	16408.67
7. ADDITION FOR F.S.I.	
(a) AREA UNDER D.P. ROAD 1006.85 x 2=2013.70	2013.70
(b) AMENITY SPACE (2237.55 X 2)	4475.10
(c) NALA AREA	1185.67
8. PERM. FLOOR AREA	24083.14
9. PROPOSED COMM. AREA	125.42
10. PROPOSED RESIDENTIAL AREA	23451.75
11. TOTAL PROPOSED RESI.+COMM. AREA	23577.17
12. EXCESS BALCONY AREA	- - - -
13. TOTAL BUILT UP AREA	23577.17
14. LIG / MIG WING PERMISSIBLE	2685.05
15. PROPOSED LIG / MIG	2717.16
16. PERMISSIBLE COVERAGE	2529.17
17. PROPOSED COVERAGE	2316.06
B) BALCONY STATEMENT	
(a) PERMISSIBLE BALCONY AREA (20963.56 X 15%)	3144.53
(b) PROPOSED BALCONY AREA	2634.28
(c) EXCESS BALCONY AREA (TOTAL)	
C) TENEMENT STATEMENT	
(a) NET AREA OF PLOT ITEM A(7)ABOVE	21088.98
(b) LESS NON-RESIDENTIAL AREA (SHOPS ETC.)	125.42
(c) AREA FOR TENEMENTS (a-b) :-	20963.56
(d) TENEMENTS PERMISSIBLE 250 T/H.	524 NOS.
(e) TENEMENTS PROPOSED	310 NOS.

PROJECT :-
REVISED LAYOUT AND BUILDING AT S. NO. - 24, H. NO. - 1,2,3,4,5,10,+S.NO. 67 (PART) AT - DHANORI, PUNE.

OWNERS NAME & SIGNATURE -

ARCHITECT'S SIGN | OWNER'S SIGN

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

DRG	SCALE	DATE	DEALT	REVISION	JOB.NO.
M D	1:100	27.11.18	KAVITA		BLDG.MD