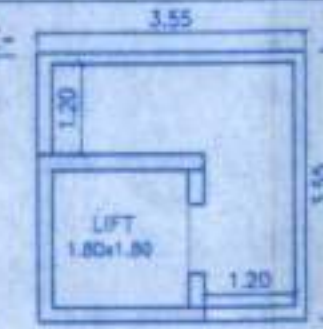


PARKING STATEMENT:-

DESCRIPTION	CAR	SCOOTER	CYCLE
TEN. BTN UP-40.0 SQM (FOR 2 TEN.)	1	4	4
TEN. PROPOSED (8 NOS.)	4	16	16
TEN. BTN 40.0-80.0 SQM (FOR 2 TEN.)	2	4	2
TEN. PROPOSED (10 NOS.)	10	20	10
PARKING REQUIRED	14	36	26
VISITOR PARKING (5%)	1	2	2
TOTAL PARKING REQUIRED	15	38	28
AREA REQ. PER PARK	12.50	2.00	0.75
TOTAL PARKING AREA REQ.	187.50	76.00	21.00
TOTAL PARKING AREA REQUIRED = 284.50 SQ.M.			
TOTAL PARKING AREA PROPOSED = 284.50 SQ.M.			

WATER REQUIREMENT STATEMENT:-

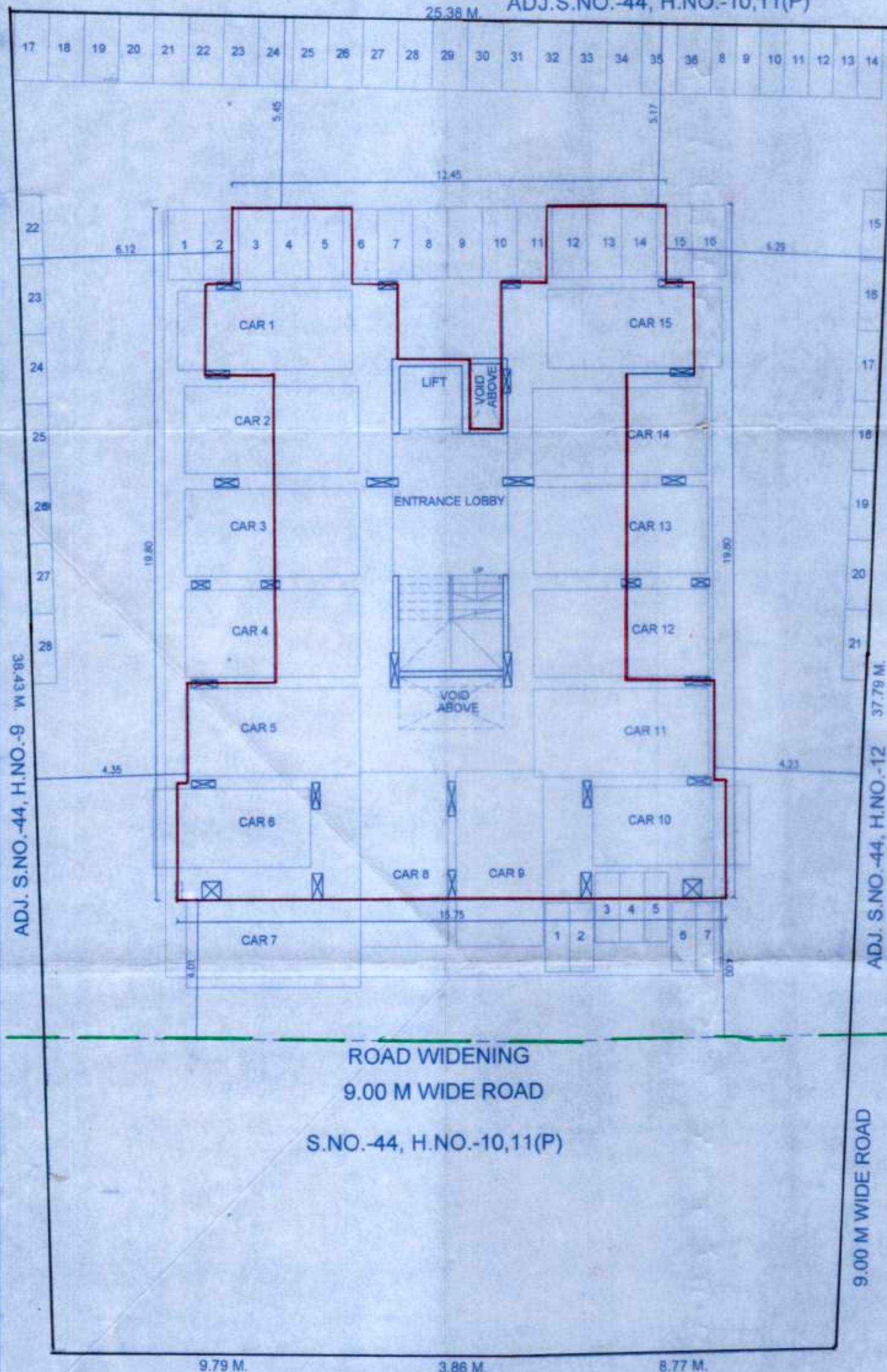
Q.H. WATER TANK:-
 5 PER. x 13500.00 LT. = 13500.00 LT.
 FIRE FIGHTING TANK = 10,000.00 LT.
 TOTAL Q.H. WATER TANK = 23,500.00 LT.
 U.G. WATER TANK:-
 1.50 x 13500.00 LT. = 20,250.00 LT.
 FIRE FIGHTING TANK = 10,000.00 LT.
 TOTAL U.G. WATER TANK CAPACITY = 30,250.00 LT.



LIFT & LMR AREA CALC.:-

LIFT AREA
 1.80 x 1.80 = 3.24
 LIFT MACHINE RM. AREA
 3.55 x 3.55 = 12.60 SQM

ADJ. S.NO.-44, H.NO.-10,11(P)



PARKING FLOOR PLAN

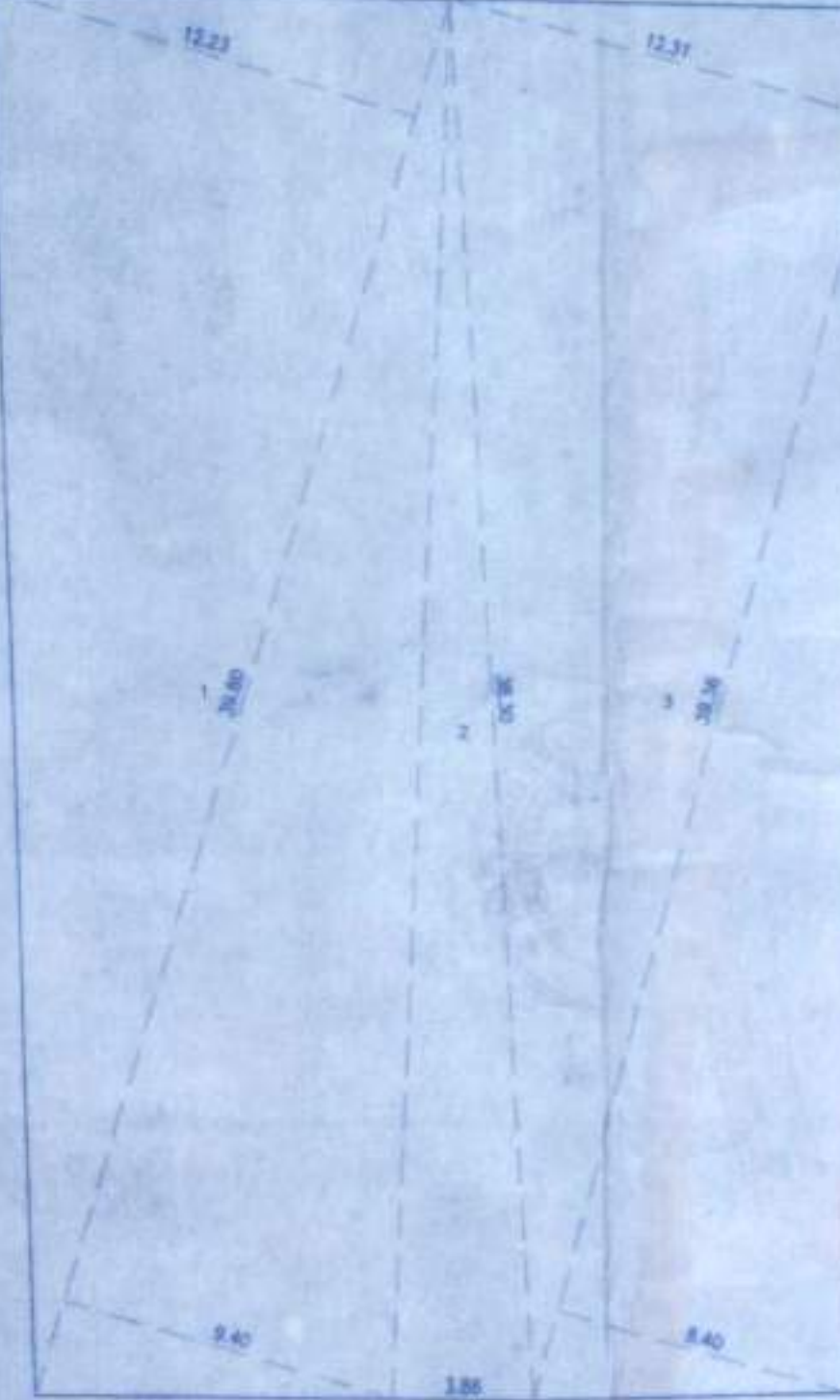
ADJ. S. NO. 3



ROAD WIDENING AREA KEY PLAN
 SCALE - 1:200

ROAD WIDENING AREA CALCULATION:-

1) $0.50 \times (6.87+6.63) \times 13.30 = 89.78$
 2) $0.50 \times (3.49+3.62) \times 9.74 = 34.63$
 3) $0.50 \times (6.67+6.33) \times 12.47 = 81.05$
 TOTAL = 205.46 SQM.



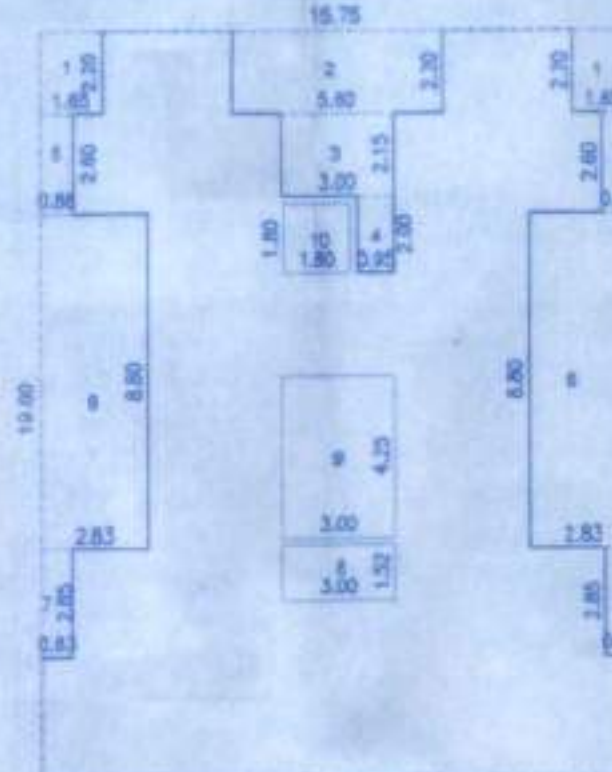
PLOT AREA KEY PLAN
 SCALE - 1:200

PLOT AREA CALCULATION:-

1) $0.50 \times (12.23+9.40) \times 38.80 = 430.44$
 2) $0.50 \times 3.86 \times 38.60 = 74.50$
 3) $0.50 \times (12.31+8.40) \times 38.36 = 407.57$
 TOTAL = 912.51 SQM.
 AREA AS PER 7/12 EXTRACT = 900.00 SQM.
 WHICHEVER IS MINIMUM IS TO BE CONSIDERED.

F.S.I. STATEMENT:-

FLOOR	PROP. RES. AREA	PERM. BALC.	PROP. BALC.	EXCESS BALC.	STAIRCASE AREA	TERRACE AREA	LIFT/M.R.M. AREA	TEN. NO.
FIRST FL.	204.37	30.65	29.41	-	12.75	21.89	3.24	4
SECOND FL.	204.37	30.65	29.41	-	12.75	21.89	12.60	4
THIRD FL.	232.35	34.86	34.84	-	12.75	4.37	-	4
FOURTH FL.	232.35	34.86	34.84	-	12.75	4.37	-	4
FIFTH FL.	108.56	16.28	10.80	-	12.75	19.31	-	4
TOTAL	982.00	147.30	139.30	0.00	78.50	71.83	15.84	20
EXCESS BALCONY = 0.00 SQ.M.								
GRAND TOTAL = 982.00 SQ.M.								



1ST & 2ND FL. AREA KEY PLAN
 SCALE - 1:200

1ST & 2ND FL. AREA CALC.

AREA OF BLOCK = 15.75×19.80 = 311.85 SQM.

DEDUCTIONS:-

1) $2 \times 1.65 \times 2.20 = 7.26$
 2) $1 \times 5.60 \times 2.20 = 12.32$
 3) $1 \times 3.00 \times 2.15 = 6.45$
 4) $1 \times 0.95 \times 2.00 = 1.90$
 5) $2 \times 0.875 \times 2.80 = 4.85$
 6) $2 \times 0.825 \times 8.80 = 14.52$
 7) $2 \times 0.83 \times 2.85 = 4.73$
 8) $1 \times 3.00 \times 1.52 = 4.56$
 9) $1 \times 3.00 \times 4.25 = 12.75$ (ST)
 10) $1 \times 1.80 \times 1.80 = 3.24$ (L)
 TOTAL = 107.48 SQ.M.

NET AREA 1ST & 2ND FL. = 311.85 - 107.48 = 204.37 SQM.



LOCATION PLAN

OPEN BALC. AREA CALC.:-

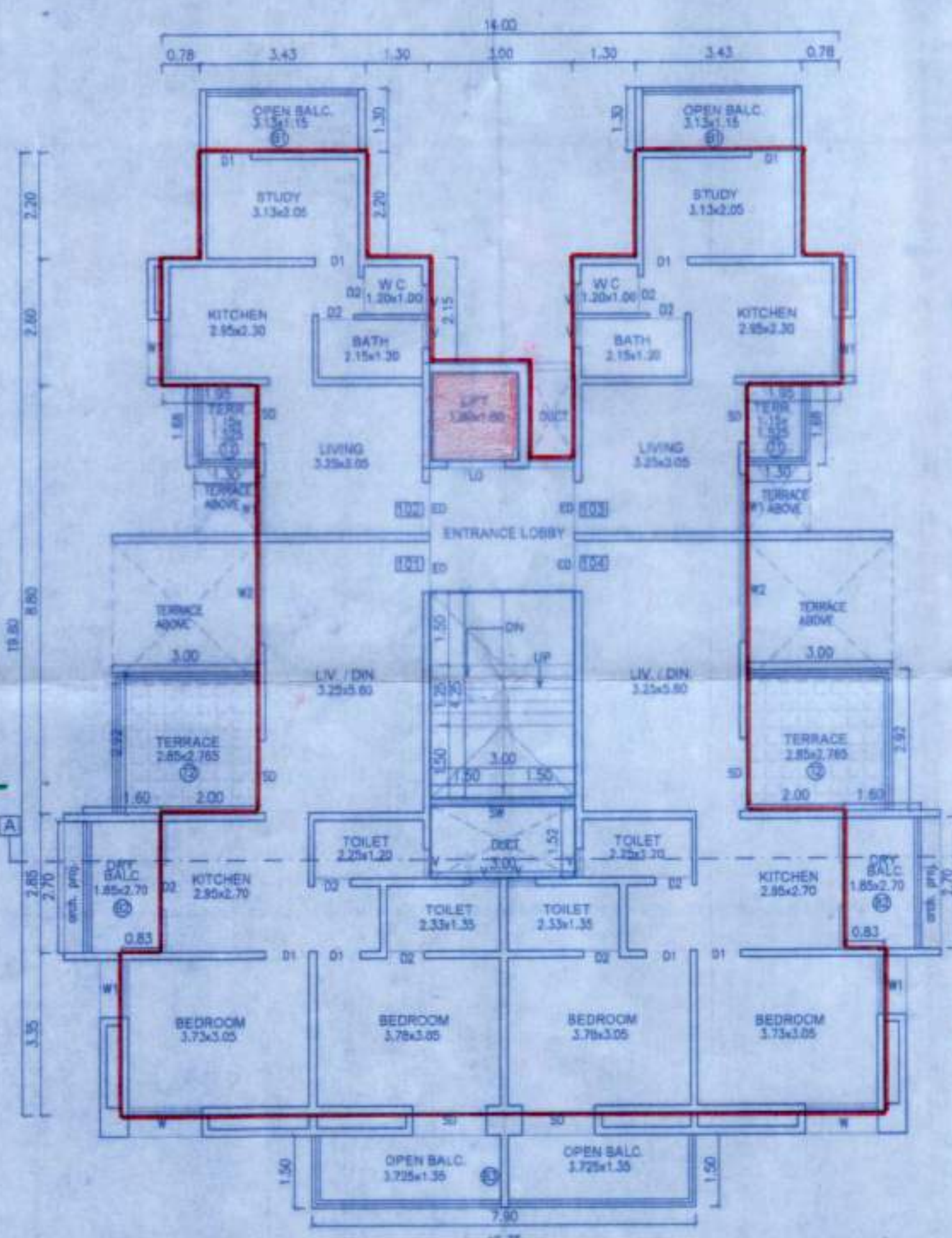
1st & 2nd FL.:-

B1) $2 \times 3.43 \times 1.30 = 8.92$
 B2) $2 \times 2.70 \times 1.60 = 8.64$
 B3) $1 \times 7.90 \times 1.50 = 11.85$
 TOTAL = 29.41 SQM

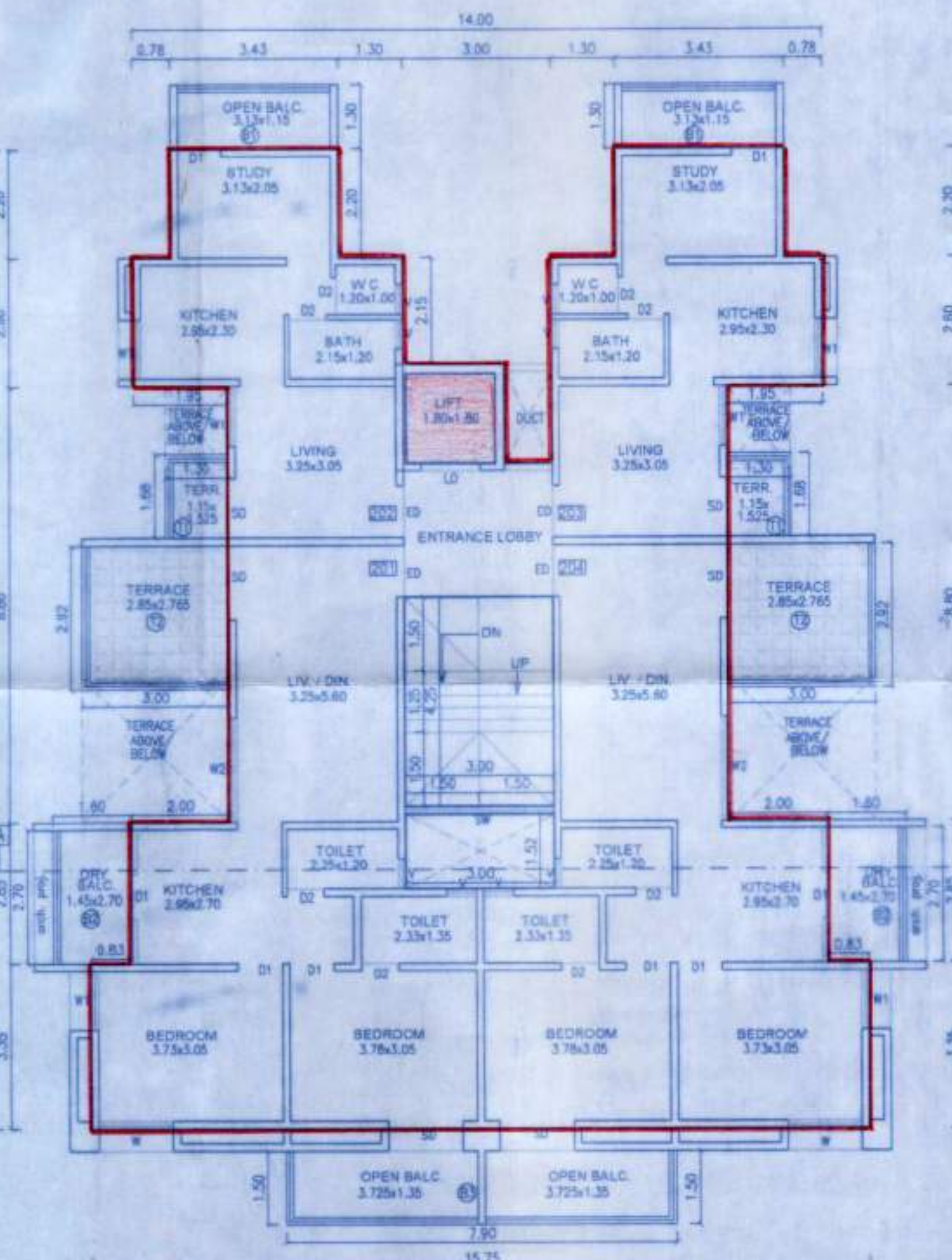
TERRACE AREA CALC.:-

1st & 2nd FL.:-

T1) $2 \times 1.30 \times 1.68 = 4.37$
 T2) $2 \times 3.00 \times 2.92 = 17.52$
 TOTAL = 21.89 SQM



FIRST FLOOR PLAN



SECOND FLOOR PLAN

STAMP OF APPROVAL



इकत निवासी दि 30/04/19
 APPROVED SUBJECT TO COMMISSION
 APPROVED UNDER COMMENCEMENT
 CERTIFICATE NO. C/2024/19
 DATE 30/04/19
 Building Inspector Deputy Engineer
 Building Development Department
 Zone No 3, P.M.C.

AREA STATEMENT	SQM
1 AREA OF THE PLOT	900.00
2 DEDUCTION FOR	
a) AREA UNDER ROAD WIDENING	205.46
b) ANY RESERVATION	-
3 GROSS AREA OF THE PLOT (1-2)	900.00
4 DEDUCTION FOR (a+b+c)	
a) OPEN SPACE (10%)	-
b) AMENITY SPACE	-
c) INTERNAL ROAD	-
5 NET AREA OF THE PLOT (3-4)	994.54
6 FLOOR SPACE PERMISSIBLE (0.825)	573.00
7 ADDITIONS FOR	
a) 40% T.D.R.	-
b) 20% SLUM T.D.R.	-
c) AREA UNDER ROAD WIDENING	410.92
d) OPEN SPACE	-
8 TOTAL FLOOR AREA (6+7)	983.92
9 PROPOSED RESIDENTIAL FLOOR AREA	982.00
10 EXISTING COMMERCIAL FLOOR AREA	-
11 PROPOSED COMMERCIAL FLOOR AREA	-
12 EXCESS BALC. AREA (TAKEN IN F.S.I.)	-
13 TOTAL FLOOR SPACE (10+11+12+13)	982.00

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 HARISCHANDRAKAR

BRIEF SPECIFICATIONS

FOUNDATION UP TO 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	SD-1.80x2.10	W-1.80x1.20
D-0.90x2.10	SD1-1.50x2.10	W1-1.50x1.20
D1-0.75x2.10	SD2-1.20x2.10	W2-1.20x1.20
		W3-0.90x1.20

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:-

FELIX ASSOCIATES
 NITIN KHANDAGALE

Nitin Khandagale

PROJECT:-

PROPOSED RESIDENTIAL BUILDING

S.NO.44, HISSA NO.10A,10B,11

AT BALEWADI,PUNE.

ARCHITECT SIGNATURE

AR. SIDDARTH HARISCHANDRAKAR CA/2004/34707 AR. MANGESH GOTAL CA/2005/38801 AR. DEEPAU AGARWAL CA/2007/39491

ARCHITECT:-



Office: 70/71, 72, 4th Floor, Park Arcade Apt., Above Hotel Kalings
 Near: Sharda Centre, Khilari Road, Erandwane, Pune-411004
 +91-020-25430048, a.designstudio1@gmail.com

DATE	DEALT BY	REVISED BY	CHECKED BY	SCALE
19/03/2018	POOJA S.		MAHIM	1:100