PROPOSED F.S.I. STATEMENT (SQ.M.) WING - A+B+C+D

WING	B/UP AREA			BALCONY		STAIRCASE AREA	FIRE STAIRECASE	PASSAGE AREA	TERRACE AREA	TENE.	SHOPS	NO.OF FLOOR	LIFT & L.MACHINE ROOM AREA	COVERAGE AREA	TOTAL B/UP AREA
	COMM.	RESI.	MHADA	PERMI.	PROP.										
WING-A	362.95	2301.31	---	7706.17 X 15%	392.54	143.82	87.84	326.79	414.28	40	18	G+10 FLOOR	13.38	453.93	2664.26
WING-B	181.77	1620.27	---		265.72	156.90	96.30	222.75	407.30	40	08	G+10 FLOOR	13.38	263.23	1802.04
WING-C	263.96	2255.08	---		403.27	--	101.60	323.84	448.90	40	10	G+10 FLOOR	13.38	353.74	2519.04
WING-D	211.73	710.88	944.76		94.28	64.56	40.40	--	189.34	16	08	G+10 FLOOR	13.38	306.40	922.61
TOTAL	1020.41	6887.54	944.76	1155.92	1155.81	365.28	326.14	873.38	1459.82	136	04	44	53.52	1377.30	7907.95
	7907.95														

TREE CALCULATION

R.C.C. COPING
230MM THK.BK.WALL
1.50
COMPOUND WALL SECTION
0.30
1.52
SUMP WELL SECTION

PLOT
scale : 1:500

1.50 M WIDE ROAD AREA CALCULATION	
1) (01.50+01.50)X25.07X0.50	= 37.60
2) (01.49+01.49)X12.83X0.50	= 19.11
3) (01.50+01.50)X29.70X0.50	= 44.55
4) (01.50+01.66)X30.42X0.50	= 48.06
5) (01.59+01.36)X05.94X0.50	= 08.74
6) (01.39+01.49)X14.27X0.50	= 20.54
7) (01.50+01.50)X17.85X0.50	= 26.77
8) (01.50+01.50)X23.86X0.50	= 35.79
9) (01.49+01.49)X12.15X0.50	= 18.10
10) (01.49+01.46)X16.99X0.50	= 25.06
11) (3.91)X12.14X0.50	= 23.73
TOTAL	= 308.05

PLOT AREA CALCULATION	
1) (17.71+14.38)X64.19X0.50	=1029.92
2) (20.00+26.57)X58.79X0.50	=1368.92
3) (26.68+25.64)X54.30X0.50	=1420.51
4) (21.15+21.77)X48.52X0.50	=1041.23
5) (26.36+24.33)X59.57X0.50	=1509.91
6) (07.20+14.42)X31.87X0.50	= 344.51
TOTAL	=6715.00

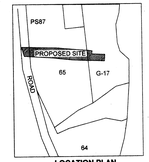
GARDEN RESERVATION AREA CALCULATION	
1) 47.01X1.08X0.50	= 260.43
2) 49.68X7.14X0.50	= 177.35
3) 49.68X6.85X0.50	= 170.15
4) 34.30X11.67X0.50	= 200.14
5) 28.81X1.96X0.50	= 28.23
6) 14.56X28.81X0.50	= 209.74
TOTAL	= 1046.04
24.00 M. ROAD WIDENING AREA CALCULATION	
1) (02.16+0.71)X5.02X0.50	= 07.20
2) (10.60+10.60)X35.58X0.50	=377.14
3) (09.52+08.00)X33.295X0.50	=291.66
TOTAL	=676.00
OPEN SPACE AREA CALCULATION	
1) 9.28X2.64X0.50	= 12.24
2) 34.52X5.44X0.50	= 93.89
3) 32.89X2.33X0.50	= 38.31
4) 27.33X9.92X0.50	= 135.55
5) 27.09X14.21X0.50	= 192.53
6) (2.08+2.11)X4.21X0.50	= 8.81
7) (1.96+2.04)X4.11X0.50	= 8.22
a) 6.31X2.66X0.50	= 8.39
b) 6.15X2.63X0.50	= 8.08
TOTAL	= 506.02
a1) 6.31X0.81X2/3	= 3.40
b1) 6.15X0.81X2/3	= 3.32
LESS CHAMF. AREA = 506.02-6.72	=499.30

MHADA AREA CALCULATION

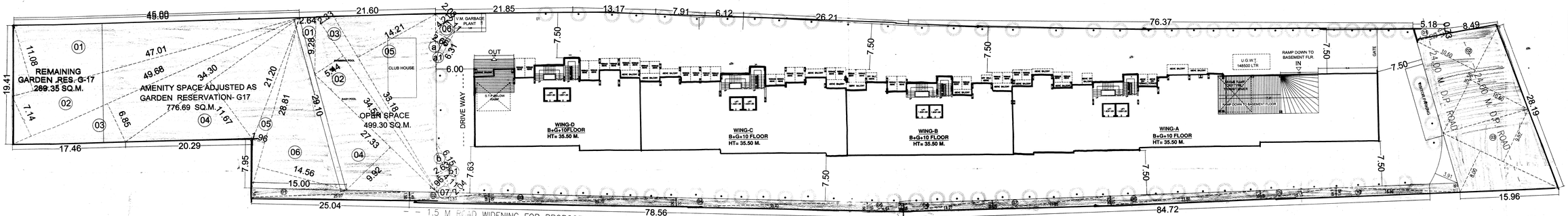
MHADA PERMISSIBLE AREA = PERMISSIBLE AREA X 20%
MHADA PERMISSIBLE AREA = 7907.95 X 20%
MHADA PERMISSIBLE AREA = 1581.59 SQ.M.
MHADA PROPOSED AREA = 1581.59 SQ.M.

TYPICAL FLOOR CARPET AREA

FLAT	AREA	TOTAL
501, 601,701,801,901,1001	39.36 X 6	236.16
502, 602,702,802,902,1002	39.36 X 6	236.16
503, 603,703,803,903,1003	39.36 X 6	236.16
504, 604,704,804,904,1004	39.36 X 6	236.16
TOTAL 154.73 TOTAL		944.76
TOTAL AREA = 944.76 SQ.M.		



LOCATION PLAN



LAYOUT PLAN

LAYOUT

FT-2313
1) FIRST SANCTION - CC/0951/14 DATE:-27/06/2014
SECOND SANCTION - CC/1810/16 DATE:-26/09/2016
APPROVED SUBJECT TO CONDITION
APPROVED UNDER COMMENCEMENT CERTIFICATE No.
Building Inspector Assistant Engineer

	AREA STATEMENT	SQ.M
1	PLOT AREA AS PER TRIANGULATION	6715.00
2	PLOT AREA AS PER 7/12 EXTRACT	6900.00
3	MINIMUM AREA CONSIDERED	6715.00
4	LESS : a) GARDEN Reservation G-17	1046.04
	b) AREA UNDER 24 M W D P Road	676.00
5	NET PLOT AREA	4992.96
6	LESS : a) 10% OPEN SPACE	499.30
	b) 15%AMENITY SPACE/ REQUIRED 748.94 SQ M)	---
	c) 1.5M AREA LEFT FOR TO MAKE 9M ROAD	308.07
	d) TRANSFORMER	36.00
7	NET PLOT AREA	4149.59
8	ADD : 4a) GARDEN Reservation G-17	---
	4b) AREA UNDER 24 M. W. D. P. Road 676.00X2	1352.00
9	6a) 15% AMENITY SPACE (1046.04X2)	2092.08
10	6c) 1.5 M. ROAD WIDENING	308.07
11	6d) TRANSFORMER	36.00
12	TOTAL PERMISSIBLE AREA	7937.74
13	TOTAL PROPOSED AREA	7907.95
14	PERMISSIBLE GROUND COVERAGE AREA 7 (20%)	839.92
15	PROPOSED COVERAGE AREA (24.51%)	1017.36
16	EXCESS COVERAGE AREA	187.44
	TENEMENT STATEMENT	
	SHOPS	44
	TENEMENT PERMISSIBLE 250 TEN/HECT	198
	TENEMENT PROPOSED 250 TEN/HECT	160

SPECIFICATION

R.C.C. FRAME STRUCTURE	FLUSH DOOR
EXT. WALL 15CM THK. CONC. BLOCK	ALUMINUM WINDOWS
INT. WALL 10CM THK. BRICKS	CERAMIC TILE FLOORING
EXT. SAND FACED CEM. PLASTER	P.V.C. PIPES FOR
INT. NEERU FINISH CEM. PLASTER	DRAINAGE AND PLUMBING

CERTIFICATE OF AREA

THIS IS CERTIFIED THAT THE PLOT UNDER REFERENCE HAS BEEN SURVEYED. THE PLOT MENTIONED ON PLAN AND IT'S AREA IS AS PER MEASUREMENT MENTIONED IN DEMARCATION. THE AREA FALLIES WITH MINIMUM AREA STATED IN THE DOCUMENT OF OWNERSHIP/LAND RECORD DEPARTMENT/ CITY SURVEY RECORD.
ALL THIS INFORMATION IS BASED ON THE DOCUMENT PROVIDED BY THE OWNERS/POWER OF ATTORNEY HOLDES IN ORIGINAL / TRUE COPY AND PHOTOCOPY

OWNER'S NAME INDEMNITY AND SIGN

THE DESIGN AND BUILDING DRAWING ARE PREPARED BASED ON INSTRUCTIONS, INFORMATION/SPECIFICATIONS AND ALL THE LEGAL DOCUMENTS GIVEN BY ME/US I.e OWNER/POWER ATTORNEY HOLDER TO THE ARCHITECT.
I/WE AS OWNER/POWER ATTORNEY HOLDER HAVE READ AND STUDIED ALL THE DRAWING ALONG WITH THIS DRAWINGS FOR CONSTRUCTION WORK AS PER I/WE GIVEN MY INSTRUCTION AND INFORMATION AND DOCUMENT GIVEN BY ME/US I.e OWNER/ ATTORNEY HOLDER THE RESPONSIBILITY OF TOTAL CONSTRUCTION ON SITE WILL BE FULLY TAKEN BY OWNER/S/ POWER OF ATTORNEY HOLDER/S.

LEGEND :
- DRAINAGE LINE SHOWN IN RED DOTTED
- PLOT BOUNDARY SHOWN IN BLACK
- OPEN SPACE SHOWN IN GREEN
- WATER LINE SHOWN IN BLACK DOTTED

PROJECT

PROPOSED BUILDING AT S.NO. S.NO. 65/6A+6B/1B/2/1(P),65/2AC/3AC+4B/1A/1(P) 65/2AC/3AC+4B/1A/2, 65/2AC/3AC+4B/1B/2/9, 65/6A/6B/1B/2,65/2AC/3AC+4B/1A/4 65/3AC/3AC+4B/1A/5, HADAPSAR, PUNE.

OWNER'S SIGN

ARCHITECTS

VILAS TARWADI
ARCHITECTS & INTERIOR DESIGNERS
"Siddhi Gold"1st floor, S.No.39 D Shankar S
Near Meera society, Gultekadi Pune : 411037.
E MAIL :- vilastarwadi@gmail.com

DATE	SCALE	DRN. BY
20.03.2017	1:200	MUKUL

COMP.16/D/DRG/UNDA AKASH ASAWRI/COND.DWG