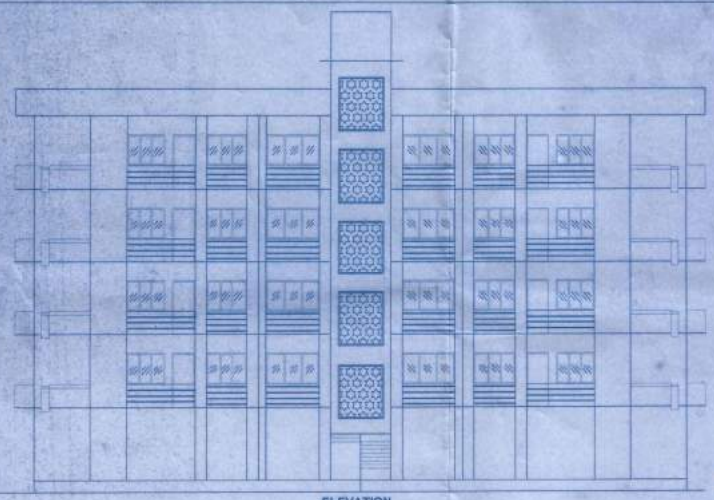
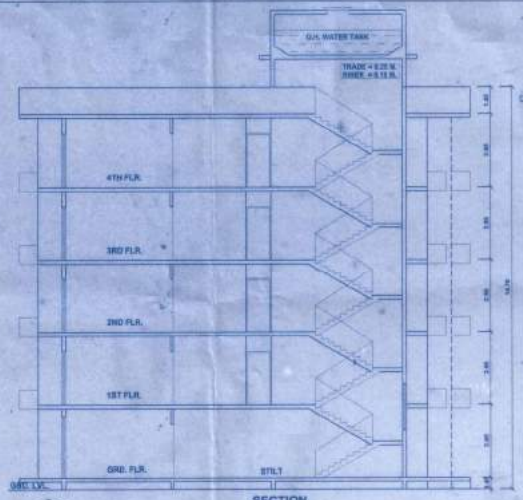
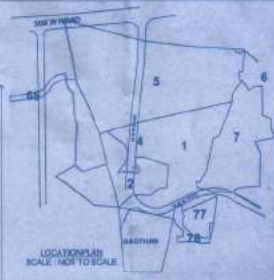


ELEVATION
SCALE: 1-100



SECTION
SCALE: 1-100



LOCATIONPLAN
SCALE : NOT TO SCALE

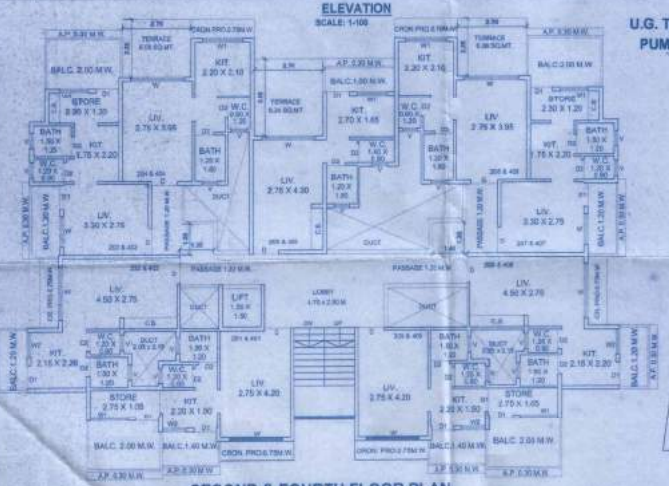
SECTION THRO. COMPOUND WALL
SCALE:-1:100

SUMMARY (IN SQ.MTS.)	
FLOOR	BUILT UP AREA
GROUND FLR.	126.98
FIRST FLR.	249.39
SECOND FLR.	249.39
THIRD FLR.	249.39
FOURTH FLR.	249.39
TOTAL	1123.42

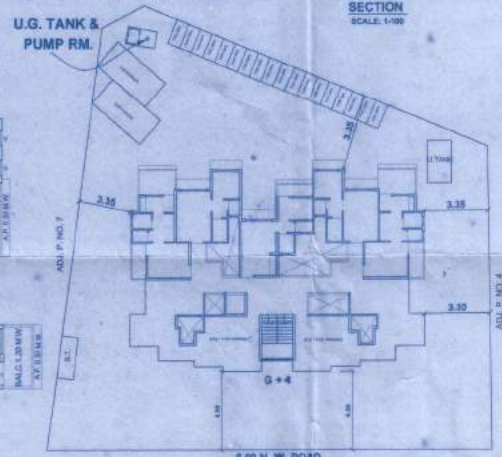
BALCONY AREA STATEMENT			
FLOOR	BAL.10% OF FLR AREA PERM.	PROPOSED BAL.	EXCESS BAL.
GROUND FLR.	10.92	10.34	0.61
FIRST FLR.	37.40	41.08	3.68
SECOND FLR.	37.40	41.08	3.68
THIRD FLR.	37.40	41.08	3.68
FOURTH FLR.	37.40	41.08	3.68
TOTAL	160.52	163.66	15.14

TERRACE AREA STATEMENT			
FLOOR	BAL.20% OF FLR AREA PERM.	PROPOSED BAL.	EXCESS BAL.
GROUND FLR.	----	----	----
FIRST FLR.	49.87	20.40	----
SECOND FLR.	49.87	15.34	----
THIRD FLR.	49.87	20.40	----
FOURTH FLR.	49.87	15.34	----
TOTAL	199.48	73.48	----

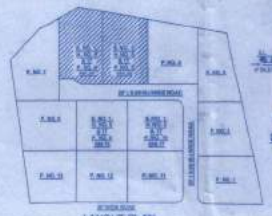
DOOR & WINDOW SCHEDULE		
MKD.	SIZE	DESCRIPTION
D		
D1	1.00 X 2.10	T.W FRAMED PANELLED DOOR
D2	0.90 X 2.10	T.W FRAMED PANELLED DOOR
D3	0.75 X 1.20	FLUSH DOOR
W1	1.80 X 1.20	T.W FRAMED PANELLED DOOR
W2	1.80 X 1.20	AL. FRAMED GLAZED WINDOW
	1.50 X 1.20	AL. FRAMED GLAZED WINDOW



SECOND & FOURTH FLOOR PLAN
SCALE 1:100



BLOCK PLAN
SCALE : 1 : 200



LAYOUT PLAN
SCALE 1:100

SEPTIC TANK SECTION
SCALE:-1:100

PLAN OF SEPTIC TANK
SCALE:-1:100

AREA CAL. OF GR. FLR.PLAN

A) 21.28 X 13.60 = 318.20 SQ.MT.

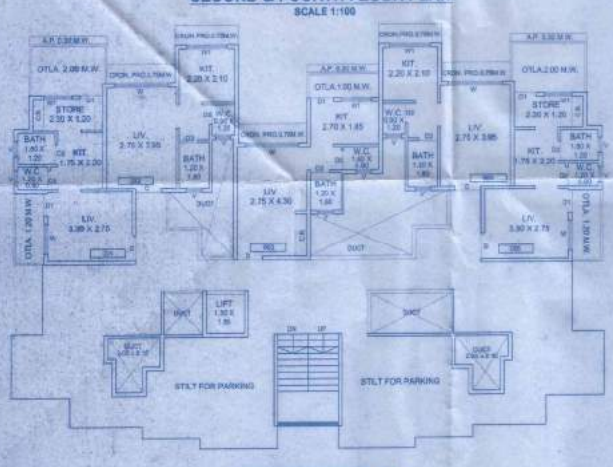
DEDUCTION FOR

1.	1.00 X 1.35 X 2 =	2.70 SQ.MT.
2.	2.45 X 1.55 X 2 =	7.59 SQ.MT.
3.	2.80 X 1.50 X 2 =	8.40 SQ.MT.
4.	2.75 X 3.85 X 1 =	10.48 SQ.MT.
5.	2.80 X 2.10 X 1 =	5.88 SQ.MT.
6.	1.30 X 2.80 X 2 =	4.94 SQ.MT.
7.	4.90 X 3.00 X 2 =	29.40 SQ.MT.
8.	5.50 X 2.25 X 1 =	12.38 SQ.MT.
9.	5.60 X 3.00 X 1 =	16.80 SQ.MT.
10.	6.20 X 1.70 X 1 =	10.54 SQ.MT.
11.	4.20 X 3.00 X 1 =	12.60 SQ.MT.
12.	2.45 X 1.60 X 1 =	3.92 SQ.MT.
13.	0.90 X 1.35 X 1 =	1.22 SQ.MT.
14.	2.60 X 1.30 X 1 =	3.38 SQ.MT.
15.	3.85 X 3.90 X 1 =	15.02 SQ.MT.
16.	0.85 X 2.05 X 1 =	1.74 SQ.MT.
17.	1.00 X 2.35 X 1 =	2.35 SQ.MT.
18.	1.50 X 2.15 X 1 =	3.07 SQ.MT.
19.	2.65 X 3.85 X 1 =	10.47 SQ.MT.

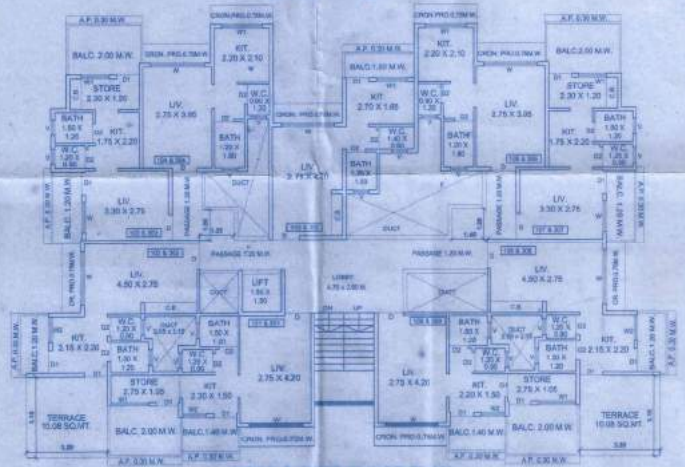
TOTAL = 150.19 SQ.MT.

TOTAL AREA OF FLR = 126.98 SQ.MT.

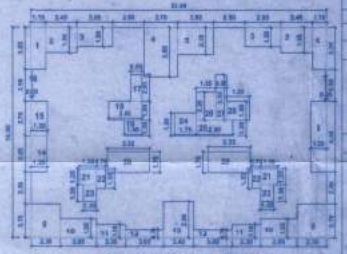
AREA DIAG. GR. FLR. PLAN
SCALE:-1:200



GROUND FLOOR PLAN
SCALE 1:100



FIRST & THIRD FLOOR PLAN
SCALE 1:100



AREA DIAG. 1ST TO 4TH FLR. PLAN
SCALE :-1:200

AREA CAL. OF 1ST TO 4TH FLR.PLAN

A) 23.40 X 16.50 = 386.10 SQ.MT.

DEDUCTION FOR

1.	1.15 X 3.25 X 1 =	3.74 SQ.MT.
2.	2.45 X 1.55 X 2 =	7.59 SQ.MT.
3.	2.80 X 1.50 X 2 =	8.40 SQ.MT.
4.	2.75 X 3.85 X 1 =	10.48 SQ.MT.
5.	2.80 X 2.10 X 1 =	5.88 SQ.MT.
6.	1.10 X 3.25 X 1 =	3.58 SQ.MT.
7.	0.85 X 2.05 X 1 =	1.74 SQ.MT.
8.	1.25 X 3.55 X 1 =	4.44 SQ.MT.
9.	2.30 X 2.70 X 2 =	12.42 SQ.MT.
10.	2.85 X 1.55 X 2 =	8.84 SQ.MT.
11.	2.30 X 1.10 X 2 =	5.06 SQ.MT.
12.	2.05 X 2.10 X 2 =	8.61 SQ.MT.
13.	2.40 X 2.50 X 1 =	6.00 SQ.MT.
14.	1.25 X 3.25 X 1 =	4.06 SQ.MT.
15.	1.35 X 2.70 X 1 =	3.64 SQ.MT.
16.	0.85 X 2.05 X 1 =	1.74 SQ.MT.
17.	1.00 X 2.35 X 1 =	2.35 SQ.MT.
18.	1.50 X 2.15 X 1 =	3.07 SQ.MT.
19.	2.65 X 3.85 X 1 =	10.47 SQ.MT.
20.	3.10 X 1.70 X 2 =	11.39 SQ.MT.
21.	1.05 X 1.25 X 2 =	2.63 SQ.MT.
22.	0.75 X 1.55 X 2 =	2.17 SQ.MT.
23.	1.35 X 1.30 X 2 =	2.73 SQ.MT.
24.	1.75 X 1.55 X 1 =	2.71 SQ.MT.
25.	2.10 X 1.20 X 1 =	2.52 SQ.MT.
26.	1.10 X 3.20 X 1 =	3.41 SQ.MT.
27.	0.90 X 3.50 X 1 =	3.15 SQ.MT.
28.	1.60 X 1.50 X 1 =	2.40 SQ.MT.

TOTAL = 136.77 SQ.MT.

TOTAL AREA OF FLR = 249.33 SQ.MT.

STAMP OF APPROVAL OF PLANS | SHEET NO. 1/1

	PROPERTY DETAILS AS PER 7/12		SQ.MTS.
1	S. NO. 1, H. NO. 17 E, P. NO. 5		474.08
2	S.NO. 1, H.NO. 17 A, P.NO. 6		474.08
	TOTAL		948.16
A	AREA STATEMENT		SQ.MTS.
1	AREA OF PLOT		950.66
2	DEDUCTIONS FOR		
	(a) ROAD ACQUISITION AREA (set back area)		---
	(b) PROPOSED ROAD		---
	(c) ANY RESERVATION		---
	TOTAL (a+b+c)		---
3	NET GROSS AREA OF PLOT (1-2)		950.66
4	DEDUCTIONS FOR AMENITY SPACE, IF ANY		
	(a) RECREATION GROUND		---
	(b) INTERNAL ROADS		---
	(c) TOTAL (a+b)		---
5	NET AREA OF PLOT		950.66
6	ADDITION FOR F.A.R. 2(a)		---
	(TOTAL BUILT UP AREA) 2(b)		---
	PURPOSE FOR 2(c)		---
7	TOTAL AREA (5+6)		950.66
8	F.A.R. PERMISSIBLE ON ROAD 6.00 M.W. = 1.00 x 950.66		950.66
9	F.A.R. PERMISSIBLE = FSI PER WITH PREMIUM 950.66 x 33% = 190.13 SQ.MTS.		190.13
10	PERMISSIBLE BUILT UP AREA (8+9)		1140.79
11	EXISTING BUILT UP AREA		---
12	PROPOSED BUILT UP AREA		1123.42
13	EXCESS BALCONY AREA TAKEN IN F.A.R.		15.14
14	TOTAL BUILT UP AREA PROPOSED		1138.56
15	F.A.R. CONSUMED (13/7)		1.197
16	TENEMENT STATEMENT	(a) TENEMENTS PERMISSIBLE	49 NOS.
		(b) TENEMENTS PROPOSED	49 NOS.
C	TDR		
	(a) PERMISSIBLE		
	(b) PROPOSED TO BE UTILISED		
D	PARKING STATEMENT		
	(a) PARKING REQUIRED		
	CAR		
	SCOOTER / MOTOR CYCLE		
	CYCLE		
	(b) GARAGES PERMISSIBLE		
	(c) GARAGES PROVIDED		
	CAR		
	SCOOTER / MOTOR CYCLE		
	CYCLE		
	(d) TOTAL PARKING PROVIDED		
E	LOADING /UNLOADING SPACES		
	LOADING / UNLOADING REQUIRED		
	TOTAL LOADING / UNLOADING REQUIRED		

NOTES

1. PLOT BOUNDARY SHOWN IN BLACK
2. EXISTING WORK SHOWN IN GREEN
3. PROPOSED WORK SHOWN IN RED
4. DRAINAGE LINE SHOWN IN DOTTED RED
5. ALL DIMENSIONS ARE IN MTS. UNLESS NOTED OTHERWISE.
6. ALL EXT. WALLS ARE 0.15M AND INT. WALLS ARE 0.10 M THK UNLESS NOTED OTHERWISE

CERTIFICATE OF AREA

CERTIFIED THAT PLOT UNDER REF. NO.2 BEARING S/ NO. OR 200/3/3/14 AND THE DIMS. OF THE BOUND ETC. OF PLOT STATED ON PLAN ARE AS MEASURED ON SITE AND THE AREA IS ARRIVED OUT TALLIES WITH THE AREA STATED IN DOCUMENT OF OWNERSHIP/ T.P SCHEME RECORDS/LAND RECORDS DEPTT./C.T.S RECORDS

SIGN. OF ENGINEER

DESCRIPTION OF PROPOSAL AND PROPERTY

REVISED RESIDENTIAL BUILDING ON PLOT NO. 5 & 6.
S. NO. 1, H.NO. 17 E & S.A. AT VILLAGE –JOHELI
TAL. AMBERNATH, DIST. THANE
FOR: M/S. MORESHWAR CONSTRUCTIONS THROUGH PROPRITOR
MR. MANISH MURLIDHAR CHHATANI

OWNER'S SIGN	ENGINEER'S SIGN
	PRAMOD V. PATIL ENGINEER KIOSK NO. 2, OM SAI NAGAR, CO. OP. SOC. SHIV GANGA NAGAR, AMBERNATH (E).

DRAWN BY	SCALE	DATE
RAVITAN	AS NOTED	5.01.2017

PATIL - SHIVER / APPROVAL / M/ MANISH CHHATANI / S & E
M.S. 5.01.2018

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