

BUILDING WISE FSI STATEMENT

BUILDING NAME	FSI AREA				BALCONY					TERR.	STAIR		PASS.	LIFT	LIFT M/C	TNMTS.	TOTAL FSI AREA
	COMM.	RESL.	IND.	SPEC.	PERM.	PROP.	EXCESS	ENCL.	OPEN	AREAS	PAID	FIRE	PAID	PAID	ROOM		
A BLDG	1018.78	5617.22	0.00	0.00	-	995.00	-	383.03	111.97	1428.30	166.18	124.61	914.55	7.99	0.00	117	6838.00
Total	1018.78	5617.22	0.00	0.00	995.00	995.00	0.00	383.03	111.97	1428.30	166.18	124.61	914.55	7.99	0.00	117	6838.00

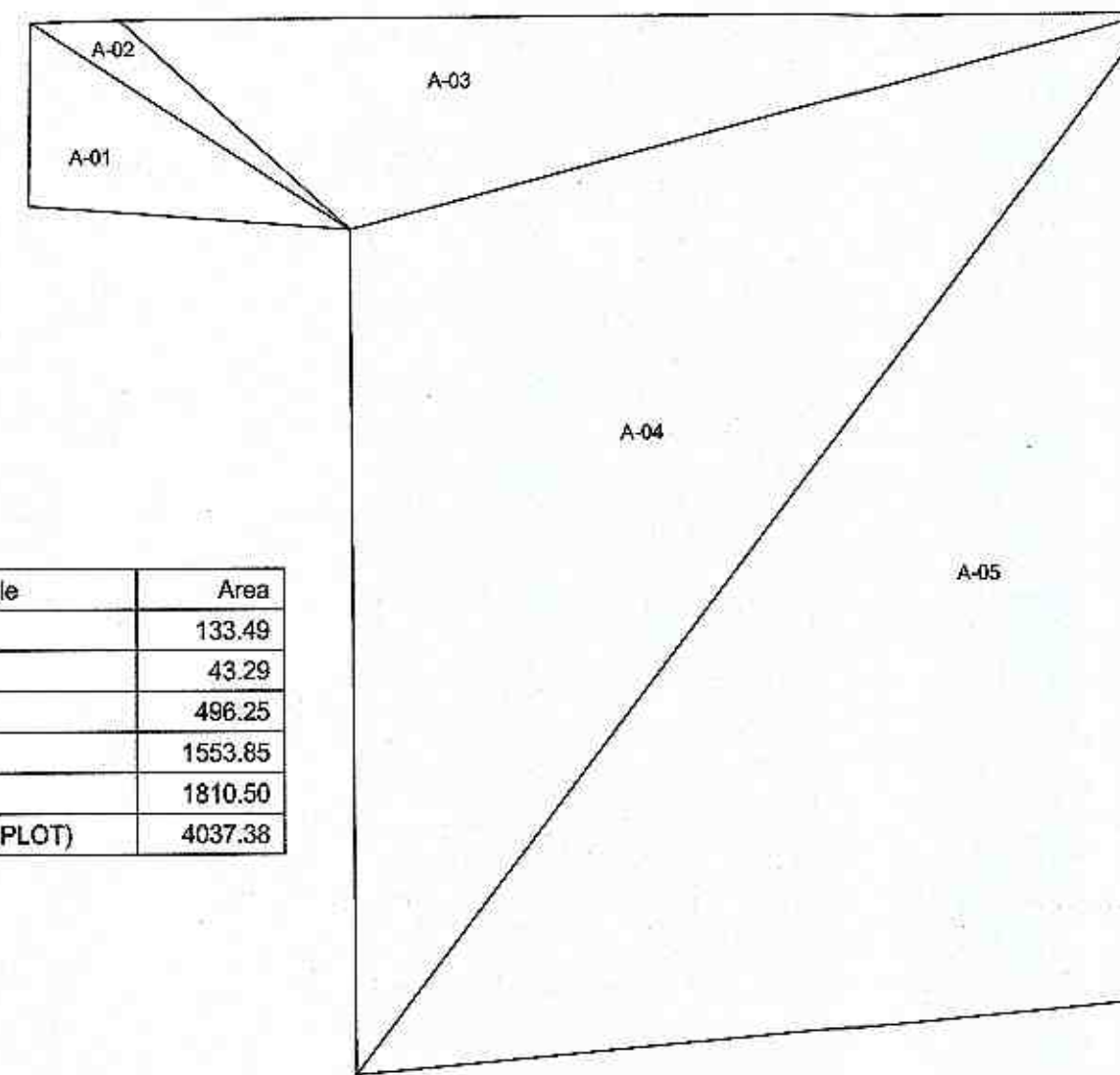
COVERAGE DETAILS

PERM.COVERAGE 20.00%	PERM.COVERAGE WITH PREMIUM	PROPOSED COVERAGE	EXCESS COVERAGE IN PREMIUM
527.26	922.70	826.98	0.00

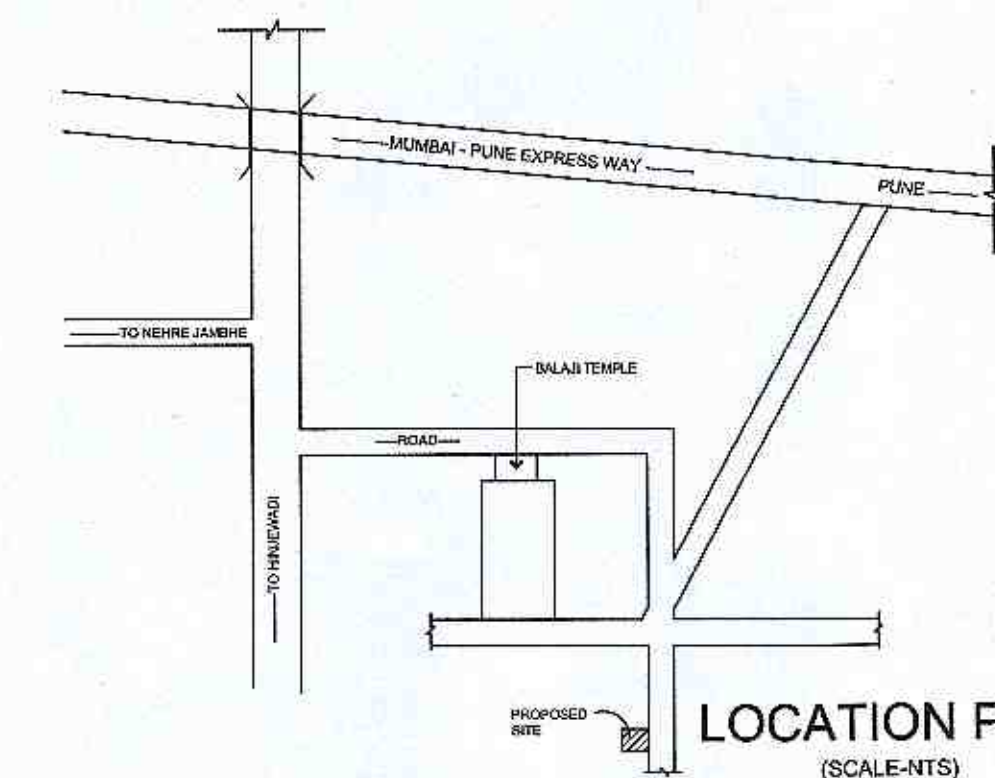
PARKING CALCULATION

TYPE	CARPET AREA / SBI (M2)	TNMITS (NOS)		CAR (NOS)		SCOOTER (NOS.)		CYCLE (NOS.)	
		UNIT	PROP. REQD.	BY RULE	REQD.	BY RULE	REQD.	BY RULE	REQD.
Residential	0 - 80	2	117	1	59	4	234	4	234
Residential	80 - 150	1	0	1	0	2	0	2	0
Residential	> 150	1	0	2	0	2	0	2	0
Commercial	1018.73	100	11	2	22	6	66	2	22
TOTAL REQD.(NOS.)					81		300		256
TOTAL REQD. AREA					1012.50		900.00		358.40
TOTAL PROP. AREA							2411.11		

Triangle	Area
A-01	133.49
A-02	43.29
A-03	496.25
A-04	1553.85
A-05	1810.50
Total (PLOT)	4037.38



Triangulation (Scale - 1:500)



LAYOUT
STAMP OF APPROVAL

A) AREA STATEMENT		SQ. M.
1. AREA OF PLOT		4000.00
2. DEDUCTIONS FOR		
(a) ROAD SET-BACK (R/W)		1070.00
(b) PROPOSED ROAD (DP)		0.00
(c) ANY RESERVATION		0.00
(d) NDZ AREA		0.00
(e) ENCROACHMENT AREA		0.00
(f) OTHER		0.00
TOTAL (a+b+c+d+e+f)		1070.00
3. BALANCE AREA OF PLOT (1-2)		2930.00
4. DEDUCTIONS FOR		
(a) AMENITY SPACE		0.00
(b) OPEN SPACE		293.72
PHYSICAL OS PROVIDED =	293.72	
(c) INTERNAL ROAD AREA		0.00
5. NET AREA OF THE PLOT (3-4)		2636.28
6. ADDITION FOR F. S. I.		
(a) OPEN SPACE (NOTIONAL)		293.72
(b) INTERNAL ROAD		0.00
(c) ADDITIONAL INT ROAD BENEFIT		0.00
(d) OTHER		0.00
TOTAL (a+b+c+d)		293.72
7. TOTAL AREA (5+6)		2930.00
8. FLOOR SPACE INDEX PERMISSIBLE		1.0000
PERM. FLOOR AREA (7 x 8)		2930.00
9. TDR AREA		2837.00
PERM. TDR AREA		0.00
10. SPECIAL CASES FSI		0.00
(a) ROAD(s) SET-BACK AREA		1070.00
12. PROPOSED ROAD (DP)		0.00
13. TOTAL PERM. BUILT UP AREA (8+9+10+11+12)		6637.00
14. PROPOSED AREAS		
(a) PROPOSED RESIDENTIAL AREA		561722
(b) PROPOSED COMMERCIAL AREA		1016.78
(c) PROPOSED INDUSTRIAL AREA		0.00
(d) PROPOSED SPECIAL USE AREA		0.00
TOTAL PROPOSED AREA (a+b+c+d)		6836.00
15. SUB STRUCTURE AREA ADDITION (FOR FSI)		0.00
16. SUB STRUCTURE AREA DEDUCTION (FOR FSI)		0.00
17. EXCESS BALCONY AREA TAKEN IN F.S.I.		0.00
18. EXISTING BUILT UP AREA		
19. TOTAL BUILT UP AREA PROPOSED (14+15+16+17+18-19)		6836.00
20. TOTAL BUILT UP AREA PROPOSED WITH MHADA		
21. CONSUMED FSI WITHOUT MHADA		2.2698
22. CONSUMED FSI WITH MHADA		0.0000

B) BALCONY STATEMENT		
(i) PERMISSIBLE BALCONY AREA		995.40
(ii) PROPOSED BALCONY AREA		965.00
(iii) EXCESS BALCONY AREA (TOTAL)		0.00
C) TENEMENT STATEMENT		
(i) PROPOSED AREA (12)		6636.00
(ii) LESS NON-RESIDENTIAL AREA		1018.78
(iii) AREA AVAILABLE FOR TENEMENTS (i - ii)		5616.22
(iv) TENEMENTS PERMISSIBLE	250.00/hec.	140
(v) TENEMENTS PROPOSED		117
(vi) TENEMENTS EXISTING		117
(vii) TOTAL TENEMENTS ON THE PLOT (v+vi)		0

D) PARKING STATEMENT			
	CAR	SCOOTER	CYCLE
(i) PARKING REQUIRED BY RULE	81	300	256
(ii) REQUIRED PARKING AREA	1012.50	900.00	358.40
(iii) TOTAL PARKING PROPOSED		2411.11	

E) TRANSPORT VEHICLES PARKING	
(a) TOTAL NO. OF TRANSPORT VEHICLES PARKING PROVIDED	0
(b) TOTAL NO. OF LOADING / UNLOADING PARKING PROVIDED	0
CONSTRUCTION AREA	10739.83
CONSTRUCTION AREA FOR EC	10773.51
SPECIFICATIONS	

CERTIFICATE OF AREA

CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON _____ AND
THE DIMENSION OF SIDES, ETC. OF PLOT STATED ON PLAN AREA AS MEASURED ON SITE AND
THE AREA SO WORKED OUT TALLIES WITH THE AREA STATED IN DOCUMENT OF OWNERSHIP /
T.P. SCHEME RECORD / LAND RECORD DEPT. / CITY SURVEYED RECORDS.

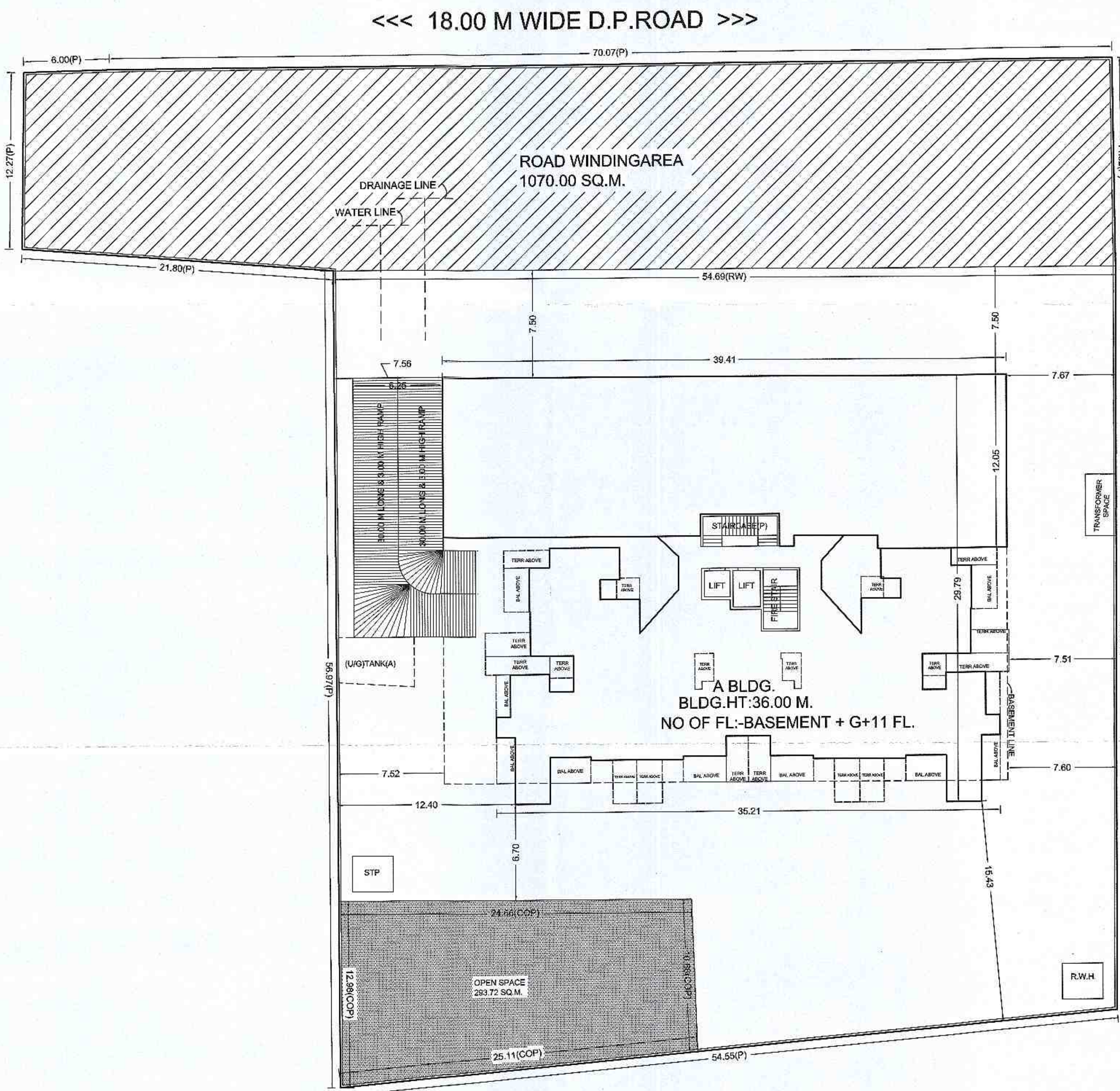
SIGN OF ARCHITECT	
LEGEND	
PLOT BOUNDARY SHOWN BLACK	
PROPOSED WORK SHOWN RED	
DRAINAGE LINE SHOWN RED DOTTED	
WATERLINE SHOWN BLACK DOTTED	
EXISTING TO BE RETAINED HATCHED	
DEMOLITION SHOWN HATCHED YELLOW	

OWNER'S NAME:		OWNER'S SIGN:
NEXUS BUILDTECH THROUGH PARTNER NARESHKUMAR R. PATEL		

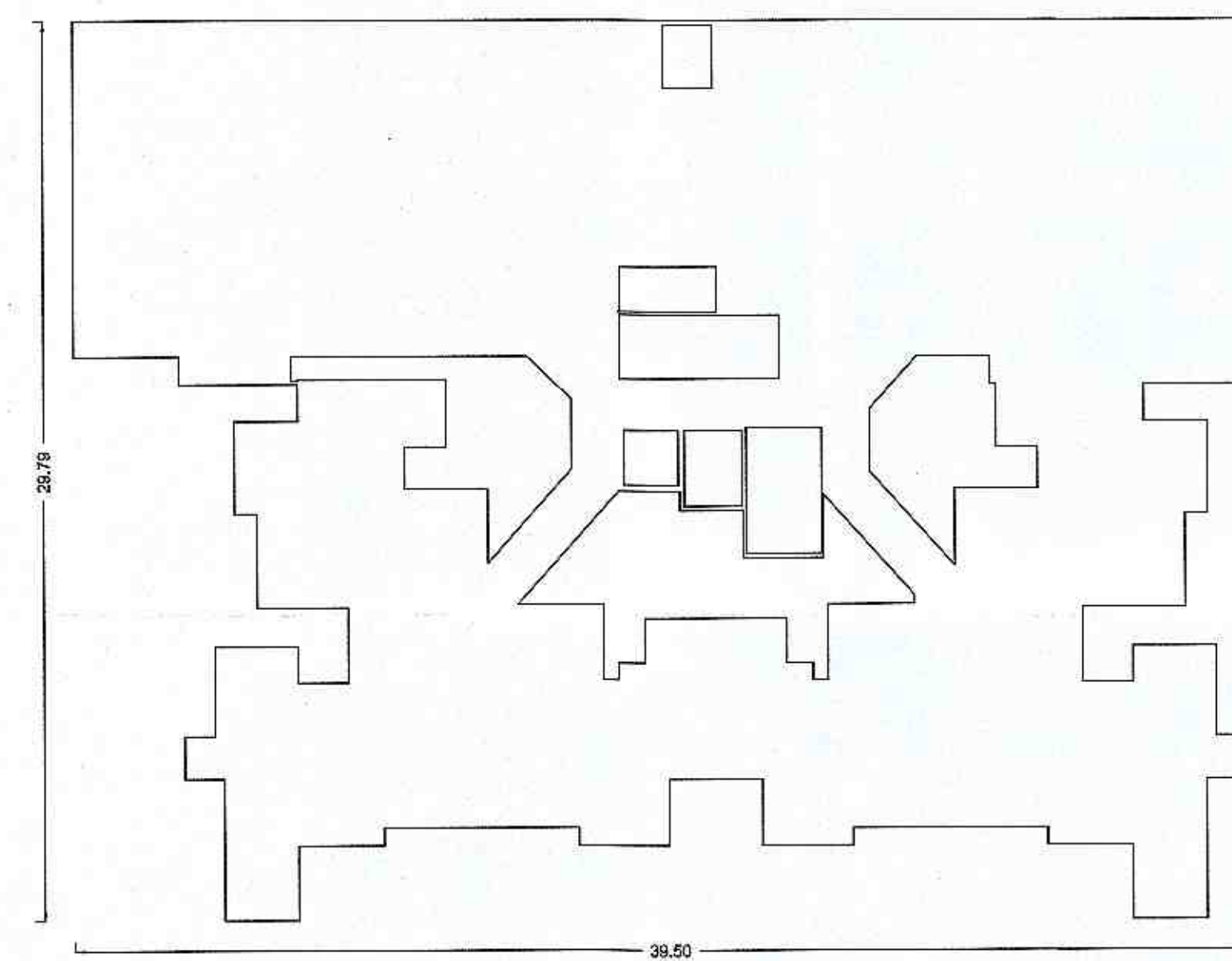
PROJECT:	
SURVEY NO: 39/14 (F)	HISSA NO:
PLOT NO:	CTS NO:
DESCRIPTION: REGULAR TRACK VILLAGE - PUNAVALE	

		
ARCHITECT: Sachin sutar		ARCH.SIGN:

	JOB NO.	DRG NO.	SCALE	DRAWN BY	CHECKED BY
			1:100		
	INWARD NO.			DATE	22 Sep 2020
	KEY NO.			SHEET NO.	1 / 1

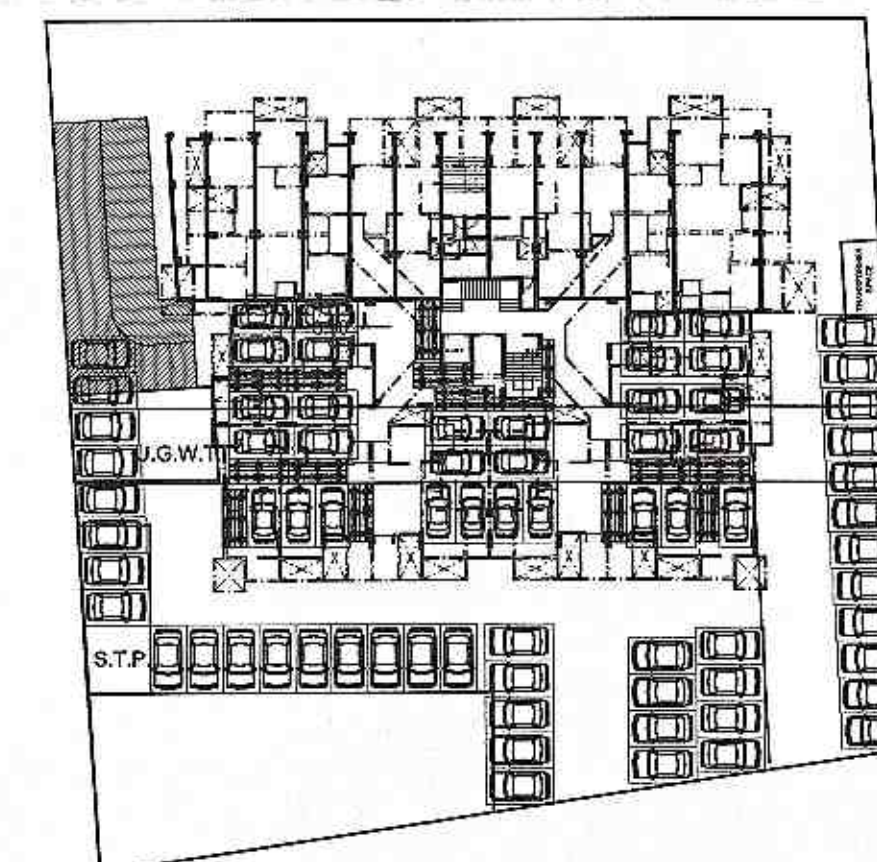
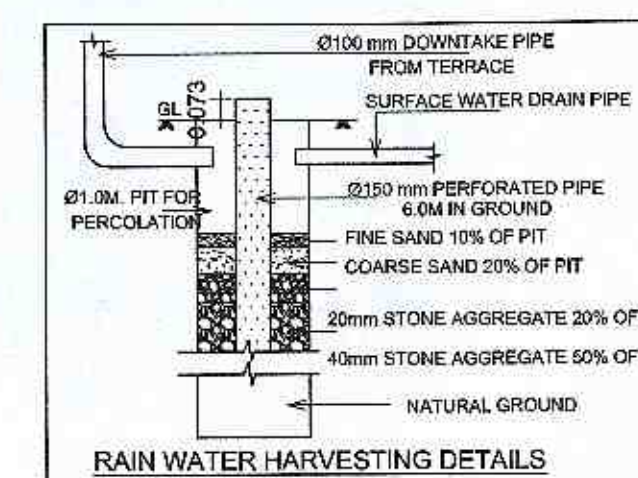
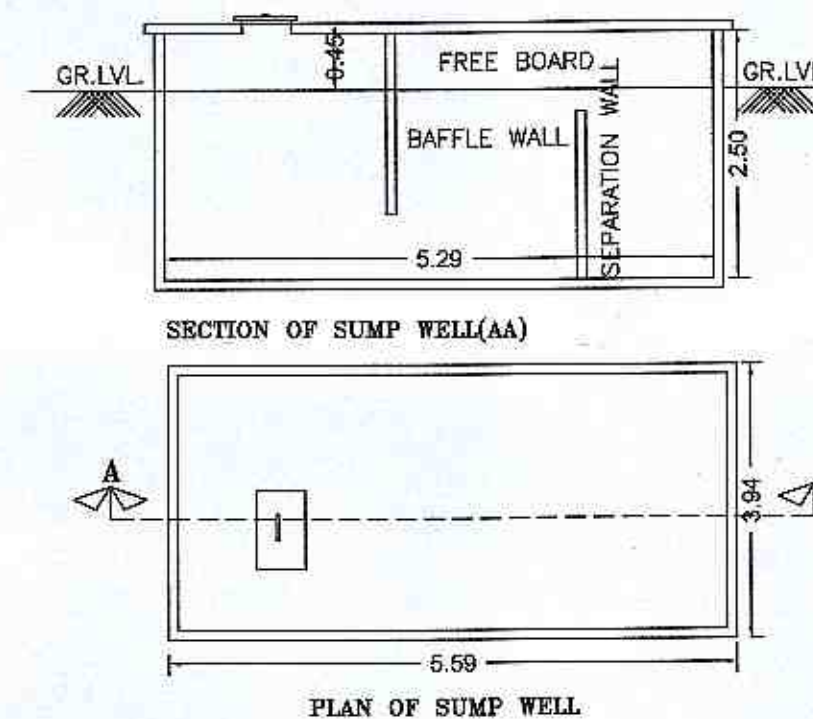
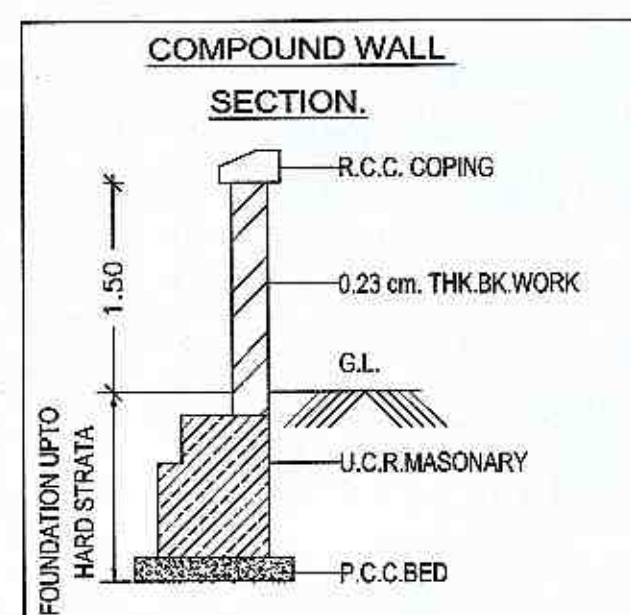


LAYOUT PLAN (Scale - 1:200)

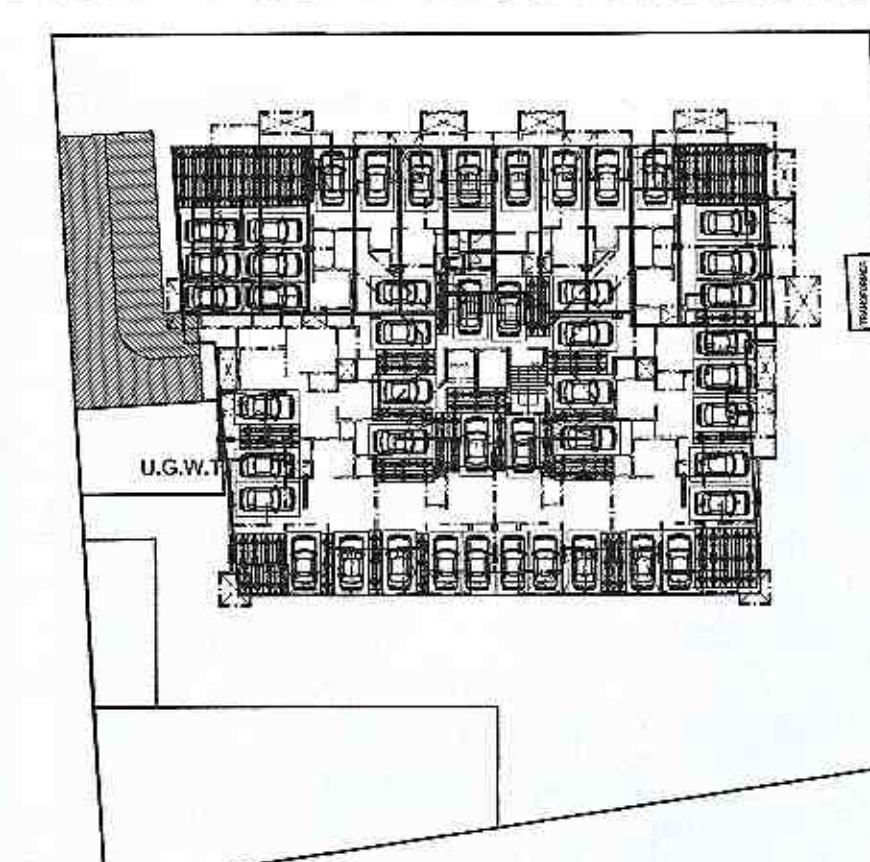


A BLDG

Poly	Area
Coverage	827.2



GROUND FLOOR



BASEMENT FLOOR