AREA STATEMENT OF ONE BUILDING

BUILDING TYPE	GROUND COVERAGE	FLOOR AREA												TOTAL AREA
		FIRST	SECOND	THIRD	FOURTH	FIFTH	SIXTH	SEVENTH	EIGHTH	NINTH	TENTH	ELEVENTH	TWELFTH	
'A' TYPE	602.10	369.35	369.35	369.35	369.35	369.35	369.35	369.35	236.95	369.35	369.35	369.35	369.35	4299.80
'B' TYPE	1555.21	422.57	369.40	369.40	369.40	369.40	369.40	369.40	237.10	369.40	369.40	369.40	369.40	4,353.67
'C' TYPE	297.34	245.51	245.51	245.51	245.51	–	–	–	–	–	–	–	–	982.04

F.S.I. STATEMENT

BUILDINGS TYPE	NO.OF BUILDINGS	NO.OF TENEMENTS	NO. OF FLOORS	BLDG.HT UNDER	GROUND COVERAGE IN SQMT.	F.S.I. CONSUMED RESIDENTIAL	BALCONY AREA		PASSAGE AREA	TOTAL F.S.I.CONSUMED
							PERM.	PROP.		
'A' TYPE	1 NOS.	61	P+12	38.85 M.	602.10	4,299.80	644.99	642.22	662.97	
'B' TYPE	1 NOS.	63	L.P.+L.P.+12	41.70 M.	1555.21	4,353.67	653.06	645.81	668.70	
'C' TYPE	1 NOS.	16	P+04	14.25 M.	309.70	982.04	147.32	147.20	60.12	
INCREASE PASSAGE AREA	–	–	–	–	–	286.67				10,012.16
INCREASE STAIRCASE AREA	–	–	–	–	–	78.03				
INCREASE LIFT AREA	–	–	–	–	–	7.89				
INCREASE LIFT M/C AREA	–	–	–	–	–	9.36				
TOTAL	3 NOS.	140 NOS.			2,467.01	10,012.16	1,445.37	1,434.23	[illegible]	[illegible]

WATER STORAGE CAPACITY

BUILDINGS TYPE	O./H. WATER TANK CAPACITY (LTRS)	U./G. WATER TANK CAPACITY (LTRS)
'A' TYPE	41,200+20,000	61,800+50,000
'B' TYPE	42,600+20,000	63,900+50,000
'C' TYPE	10,800	16,200
TOTAL	1,34,600.00 LTRS.	2,41,900.00 LTRS.

PARKING AREA STATEMENT

	AREA REQUIRED	TOTAL SQ.M.
CAR	69 X 12.50 SQ.M.	862.50
SCOOTER	210 X 3.00 SQ.M.	630.00
CYCLE	210 X 1.40 SQ.M.	294.00
TOTAL REQUIRED AREA		1786.50

TENEMENT STATEMENT

BUILDINGS TYPE	FLAT AREA UPTO 50 SQ.M.	FLAT AREA 50 TO 100 SQ.M.	FLAT AREA ABOVE 100 SQ.M.	TOTAL
A TYPE	–	[illegible]	–	[illegible]
B TYPE	–	[illegible]	–	[illegible]
TYPE	–	–	–	–
TOTAL	[illegible]	[illegible]	[illegible]	[illegible]

PARKING STATEMENT

PARKING	PARKING REQUIRED			PARKING PROVIDED		
	CAR	SCOOTER	CYCLES	CAR	SCOOTER	CYCLES
'A' BLDG						
3 TEN. HAVING BUILT UP AREA 50 TO 100 SQ.M.	01	03	03		--	
FOR 61 TENEMENTS	20	61	61	20	61	61
'B' BLDG						
3 TEN. HAVING BUILT UP AREA 50 TO 100 SQ.M.	01	03	03		--	
FOR 63 TENEMENTS	21	63	63	21	63	63
'C' BLDG						
3 TEN. HAVING BUILT UP AREA 50 TO 100 SQ.M.	01	03	03		--	
FOR 16 TENEMENTS	05	16	16	05	16	16
TOTAL PARKING REQUIRED	46	140	140	46	140	140
ADD 50% PARKING FOR METROPOLITAN REGION	23	70	70	23	70	70
TOTAL PARKING PROVIDED	69	210	210	69	210	210

STAMP OF APPROVAL

01 / 15

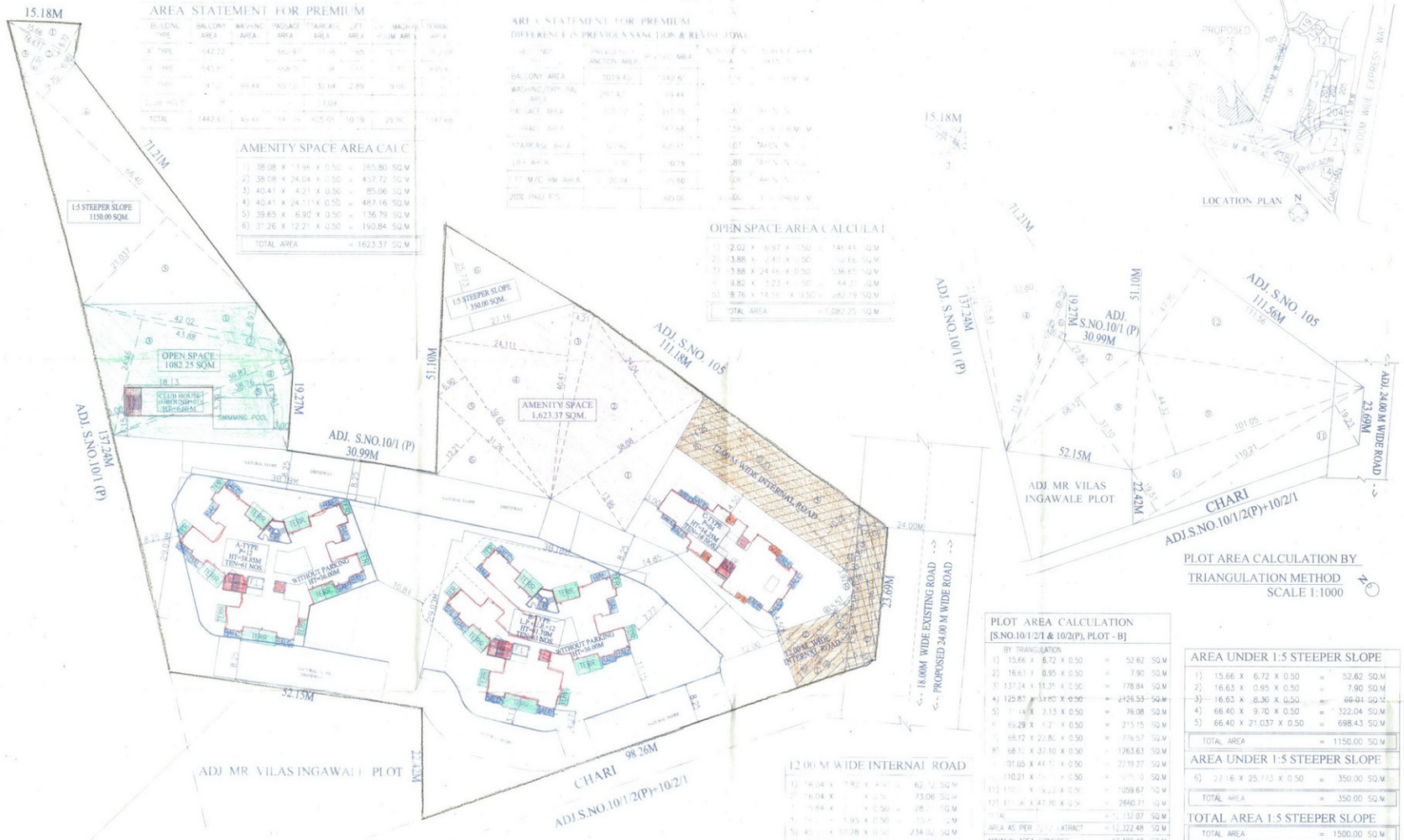
LAYOUT

Approved as amended in ... subject to con. ... Annexure 'A' of letter No. BP/MU ... 3697/2016 ... S.No./C.No. ... 10/1/2/2 & 10/2/2 Date: 02/08/2016

12.4.17

Metropolitan Commissioner and Chief Executive Officer
Pune Metropolitan Region Development Authority, Pune.

PMRDA



PLOT AREA CALCULATION
[S.NO.10/1/2/1 & 10/2(P), PLOT - B]

BY TRIANGULATION

1)	15.66 X 6.72 X 0.50	=	52.62	SQ.M
2)	16.63 X 0.95 X 0.50	=	7.90	SQ.M
3)	137.24 X 11.35 X 0.50	=	778.84	SQ.M
4)	125.87 X 33.60 X 0.50	=	2126.53	SQ.M
5)	[illegible] X 2.13 X 0.50	=	76.08	SQ.M
6)	69.29 X 6.22 X 0.50	=	215.15	SQ.M
7)	68.12 X 22.85 X 0.50	=	776.57	SQ.M
8)	68.12 X 37.10 X 0.50	=	1263.63	SQ.M
9)	101.05 X 44.52 X 0.50	=	2239.27	SQ.M
10)	110.21 X [illegible] X 0.50	=	[illegible]	SQ.M
11)	[illegible] X 59.23 X 0.50	=	1059.67	SQ.M
12)	[illegible] X 47.70 X 0.50	=	2660.71	SQ.M
TOTAL		=	[illegible]	SQ.M
AREA AS PER 7/12 EXTRACT		=	12,322.48	SQ.M
MINIMUM AREA CONSIDER		=	12,322.48	SQ.M

12.00 M WIDE INTERNAL ROAD

1)	16.04 X 7.92 X 0.50	=	62.32	SQ.M
2)	16.04 X [illegible] X 0.50	=	73.06	SQ.M
3)	16.84 X [illegible] X 0.50	=	28.[illegible]	SQ.M
4)	[illegible] X 1.95 X 0.50	=	[illegible]	SQ.M
5)	[illegible] X 10.28 X 0.50	=	234.32	SQ.M
6)	49.53 X [illegible] X 0.50	=	246.79	SQ.M
7)	SUBTRACTION			
8)	[illegible] X 0.80 X 2.[illegible]	=	2.97	SQ.M
9)	3.92 X 0.58 X 2.[illegible]	=	2.25	SQ.M
TOTAL AREA		=	665.45	SQ.M

AREA UNDER 1:5 STEEPER SLOPE

1)	15.66 X 6.72 X 0.50	=	52.62	SQ.M
2)	16.63 X 0.95 X 0.50	=	7.90	SQ.M
3)	16.63 X 8.30 X 0.50	=	69.01	SQ.M
4)	66.40 X 9.70 X 0.50	=	322.04	SQ.M
5)	66.40 X 21.037 X 0.50	=	698.43	SQ.M
TOTAL AREA		=	1150.00	SQ.M

AREA UNDER 1:5 STEEPER SLOPE

6)	27.16 X 25.773 X 0.50	=	350.00	SQ.M
TOTAL AREA		=	350.00	SQ.M

TOTAL AREA 1:5 STEEPER SLOPE

TOTAL AREA		=	1500.00	SQ.M

AREA LEFT FOR 24.00 M. WIDE ROAD

1)	27.93 X 5.09 X 0.50	=	71.08	SQ.M
2)	30.00 X 6.00 X 0.50	=	90.00	SQ.M
TOTAL AREA		=	161.08	SQ.M

AREA STATEMENT

	SQ.M.
01. AREA OF PLOT (AS PER 7/12 EXTRACT)	12,322.48
02. DEDUCTIONS FOR	
(a) ROAD ACQUISITION	
(b) AREA UNDER 1:5 STEEPER SLOPE	1,500.00
TOTAL (a+b)	1,500.00
03. NET GROSS AREA OF PLOT (1-2)	10,822.48
04. DEDUCTIONS FOR	
(a) AMENITY SPACE-15%	1,623.37
(b) OPEN SPACE-10% (NOT DEDUCTED)	1,082.25
(c) AREA LEFT FOR 24.00 M. WIDE ROAD	161.08
(d) INTERNAL ROAD AREA (NOT DEDUCTED)	665.45
TOTAL (a+b)	1,784.45
05. NET AREA OF PLOT (3-4X0.90)	8,134.23
06. F.S.I. PERMISSIBLE ON NET POLT AREA (1.10)	8,947.65
07. ADDITION FOR F.S.I.	
(a) AMENITY SPACE-15%	–
(b) AREA LEFT FOR ROAD	161.08
(c) 20% PAID F.S.I. (PERM. 1826.85)	905.00
TOTAL ADDITION (a+b)	1,066.08
08. TOTAL PERMISSIBLE FLOOR AREA	10,013.73
09. PROPOSED COMMERCIAL AREA	–
10. PROPOSED RESIDENTIAL AREA	10,012.16
11. TOTAL BUILT UP AREA	10,012.16
12. F.S.I. CONSUMED	0.99
13. PROPOSED COVERAGE	2,467.01

B TENAMENT STATEMENT

(a)NET AREA OF PLOT ITEM A(5)ABOVE	10,013.73
(b)LESS NON-RESIDENTIAL AREA (SHOPS ETC.)	–
(c)AREA FOR TENEMENTS (a-b)	10,013.73
(d)TENEMENTS PERMISSIBLE (250 T/HEC)	250
(e)TENEMENTS PROPOSED	140

SCHEDULE OF OPENING

D	1.07 X 2.10	W	1.83 X 1.52
D1	0.81 X 2.10	W1	1.52 X 1.52
D2	0.76 X 2.10	W2	0.91 X 0.91
RS	3.05 X 2.44	V	1.83 X 0.91

LEGEND

PLOT BOUNDARY SHOWN BLACK
PROPOSED WORK SHOWN RED
DRAINAGE LINE SHOWN RED DOTTED
WATER LINE SHOWN BLACK DOTTED
EXISTING TO BE RETAINED HATCHED
DEMOLITION SHOWN HATCHED YELLOW

CERTIFICATE OF AREA

CERTIFIED THAT THE PLOT UNDER REFERENCE HAS ITS DIMENSIONS OF SIDES ETC. OF PLOT STATED ON PLAN HAS ITS AREA AS MEASUREMENT MENTIONED IN DEMARCTION AND THE AREA TALLIES WITH THE MINIMUM AREA STATED IN THE DOCUMENT OF OWNERSHIP / LAND RECORD DEPTT. / & CITY SURVEY RECORDS. ALL THIS INFORMATION IS BASED ON DOCUMENTS PROVIDED BY THE OWNER / POWER OF ATTORNEY HOLDER IN ORIGINAL / TRUE COPY AND PHOTOCOPY.

SIGN.

OWNER'S NAME, ADD & SIGN.

THIS TOWN PLANNING DRAWING IS PREPARED FROM INSTRUCTIONS, INFORMATION, SPECIFICATION AND LEGAL DOCUMENTS GIVEN BY ME THE OWNER/P.O.A. HOLDER TO THE ARCHITECT.
I THE OWNER/P.O.A. HOLDER HAVE READ AND STUDIED THIS AND ALL DRAWINGS ALONG WITH THIS DRAWINGS FOR SUBMISSION AND THEY ARE AS PER MY INSTRUCTIONS AND INFORMATION GIVEN BY ME THE OWNER/P.O.A. HOLDER.

MR. [illegible]SH MANSUKHLAL PATEL
(P.O.A. HOLDER) SIGN.

PROJECT

REVISED GROUP HOUSING LAYOUT OF BUILDINGS, ON S.NO. 10/1/2/1 & 10/2, (PLOT-'B') - AT - BHUGAON , TAL. - MULSHI, PUNE.

ARCHITECT

VIKAS ACHALKAR
1221, B/1, WRANGLAR
P A R A N J P E R O A D,
BEHIND BHAVE X-RAY CLINIC,
OFF. F.C.ROAD, PUNE 411004,
PH: 25531675/76.
SIGN.
REG. NO. CA/94/17606

DATE	SCALE	DRN. BY	CKD. BY
24.03.2017	1:500	V.L.I.	M.S.T.

w4\TOWN PLANING\JAYANT KANERIA\MONT VERT CONSTRUCTION\BHUGAON,S.NO.10,\MUNICIPAL DWG \REVISION\PLOT 'B'\24.03.2017\LAYOUT-24.03.2017

plotting scale 1:500