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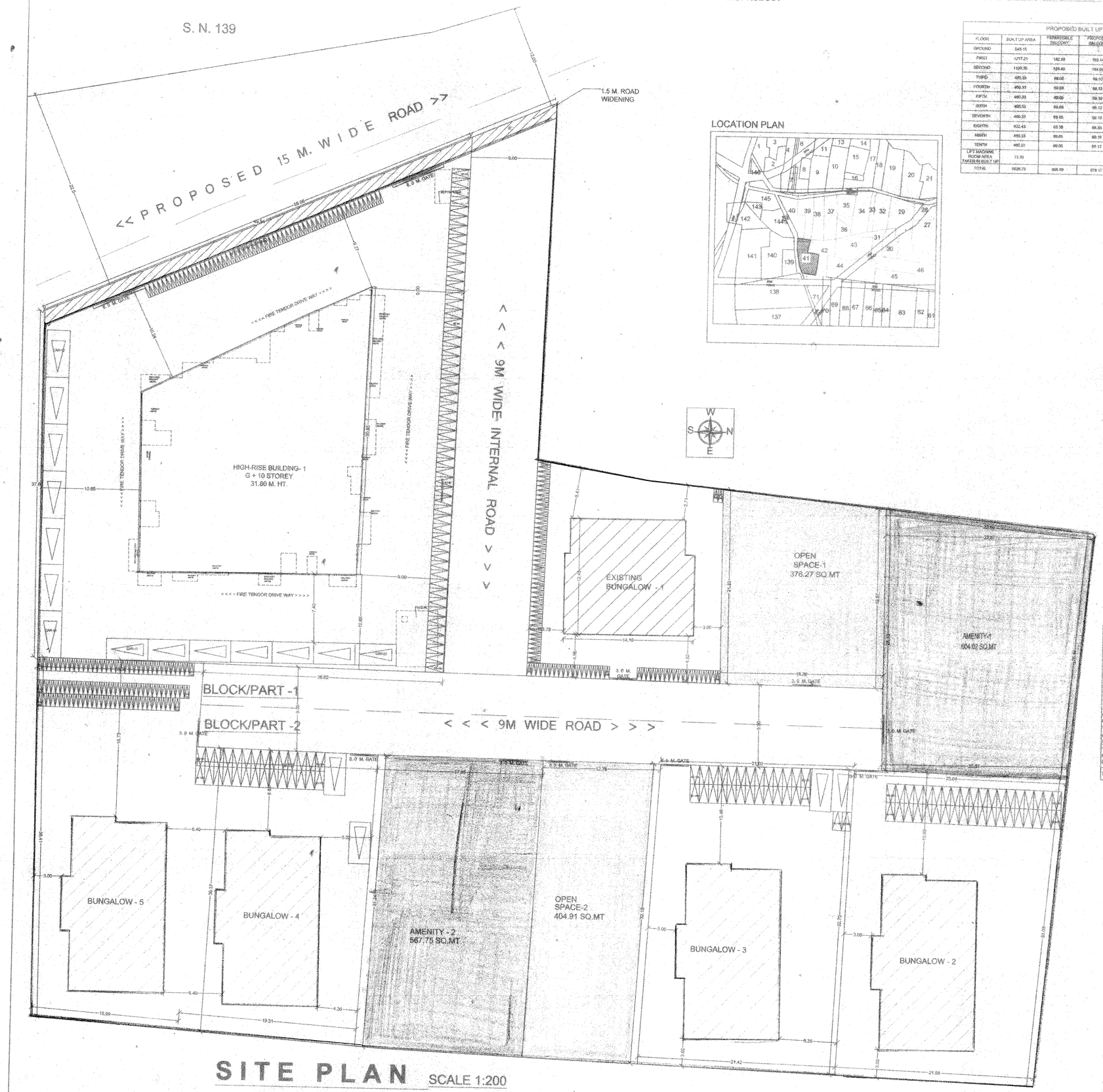

SITE PLAN SCALE 1:200

LOCATION PLAN

PROPOSED BUILT UP AREA CALCULATION (GROSS DEVELOPMENT)								
FLOOR	BUILT UP AREA	PERMISSIBLE BALCONY	PROPOSED BALCONY	EXCESS BALCONY	OPEN BALCONY AREA	TERRACE AREA	FIRE STAIR	TENEMENTS
GROUND	549.15	-	-	-	-	-	9.83	6
FIRST	1217.21	182.58	163.14	0	123.94	8.20	9.80	9
SECOND	1106.30	166.49	164.04	0	68.22	23.63	9.80	9
THIRD	460.33	69.05	69.10	0.05	46.12	151.30	9.83	9
FOURTH	460.33	69.05	69.12	0.07	46.14	23.63	9.83	9
FIFTH	460.33	69.05	69.10	0.05	46.12	28.62	9.83	9
SIXTH	460.33	69.05	69.12	0.07	46.14	23.63	9.83	9
SEVENTH	460.33	69.05	69.10	0.05	46.12	28.62	9.83	9
EIGHTH	422.43	63.36	66.33	2.97	43.41	19.27	9.83	9
NINTH	460.33	69.05	69.10	0.05	46.12	28.62	9.83	9
TENTH	460.33	69.05	69.12	0.07	46.14	23.63	9.83	9
LIFT MACHINE ROOM AREA TAKEN IN BUILT UP	13.30				0.00			
TOTAL	5629.79	895.59	878.17	3.38	558.47	360.00	98.13	94.00

SR.NO	AREA STATEMENT	SQ.M
1	AREA OF PLOT (AS PER 7/12)	7900.00
2	AREA OF PLOT (AS PER TRIANGULATION)	8222.86
3	AREA OF PLOT (MINIMUM AREA TAKEN)	7900.00
4	DEDUCTION FOR	
	a. ROAD WIDENING	88.20
	b. INTERNAL ROAD	1178.48
5	NET GROSS AREA OF PLOT	7811.80
	AMENITY SPACE 15% OF 7811.80	1171.77
	AMENITY AREA PROPOSED	1171.77
	NET AREA OF PLOT = 90% OF 6840.03	5976.03
	a. REQUIRED OPEN SPACE (10% OF 7811.80)	781.18
	b. PROVIDED OPEN SPACE	781.18
7.	ADD ROAD WIDENING	88.20
8.	F.A.R PERMISSIBLE F.S.I (1.0)	5976.03
0.	ADDITIONAL PAID FSI. (20%)	1195.21
9	TOTAL PERMISSIBLE F.S.I.	7171.24
10	PROPOSED COMMERCIAL FLOOR AREA (HIGH-RISE BUILDING- 1)	296.09
11	PROPOSED RESIDENTIAL FLOOR AREA	6233.70
12	TOTAL BUILT UP AREA(10+11)	6529.79
13	F.S.I. BALANCE	1641.45
14	PROPOSED GROUND COVERAGE	-
15	BALCONY STATEMENT	
	a. PERMISSIBLE BALCONY 15%	895.59
	b.PROPOSED BALCONY	878.17
	c.EXCESS BALCONY	3.38
16	TENEMENT STATEMENT	
	a. TENEMENT PERMISSIBLE (250T/H)	156 NOS.
	b. TENEMENTS PROPOSED	94 NOS.

PARKING STATEMENT			
OCCUPANCY	CAR	SCOOTER	CYCLE
TOTAL REQUIRED PARKING AREA FOR RESI. TENEMENT UPTO 35/50 TO 100 SQ.M	1	3	3
FOR 30 TENEMENTS PROPOSED NO OF PARKING AREA	10	30	30
TOTAL AREA REQUIRED FOR RESI. 4 TENEMENT UPTO 50SQ.MT	0	5	5
FOR 59 TENEMENTS PROPOSED PARKING AREA	0	75	75
TOTAL AREA REQUIRED FOR COMMERCIAL PARKING UPTO 100 SQ.M	1	3	3
TOTAL PROPOSED PARKING FOR COMMERCIAL OCCUPANCY. (276 SQ.M.)	3	9	9
TOTAL PARKING REQUIRED	27	194	194

1. LEGENDS
   a. PLOT BOUNDARY SHOWN BLACK
   b. PROPOSED WORK SHOWN RED
   c. DRAINAGE LINE SHOWN DOTTED RED
   d. WATER LINE SHOWN DOOTED BLACK.

CERTIFICATE

CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON 12/8/2006 AND THE DIMENSIONS OF SIDES ETC. OF PLOT STATED ON PLAN AREA AS MEASURED SITE AND THE AREA SO WORKED OUT TALLIES WITH THE AREA STATED IN DOCUMENT OF OWNERSHIP/T.P. SCHEME RECORDS/LAND RECORDS DEPTT./CITY RECORDS.

SIGNATURE OF LICENSED ARCHITECT

PROJECT :

DRAWING SHOWING PROPOSED AND EXISTING RESIDENTIAL CUM COMMERCIAL BUILDING ON SR. NO. 41/2 , BELONGS TO SHRI HARI SHANKAR SAKHARE AND OTHERS , HINJEWADI , PUNE

NAME & SIGNATURE OF OWNER & P.A.H.

SHRI HARI SHANKAR SHDARE AND OTHERS

NAME & SIGNATURE OF ARCHITECT

CONCEPTS
ARCHITECTS , INTERIOR DESIGNER
+91 - 8890018027 / +91 - 9372300781
402 , FORTUNE WISTERIA , SHUNKAR SQUARE, WAKAD , PUNE - 57

DATE - 08 - 08 - 16	DRAWN BY	VM	N
	CHECK 1	MN	
SCALE - 1:100,1:200	CHECK 2	MN	

1/5

Approved as an...ed in.....
subject to conditions mentioned in Annuxure 'A' BMU
of letter No. JCR. No. 0005 Dt. 28 Mouza. Hinjewadi
S. No./G. No./CTS No.....
Dated 09/01/2017

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

PMRDA

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