AREA STATEMENT OF ONE BUILDING

BUILDING TYPE	GROUND COVERAGE	FLOOR AREA FIRST	SECOND	THIRD	FOURTH	FIFTH	SIXTH	SEVENTH	EIGHTH	NINTH	TENTH	ELEVENTH	TWELFTH	TOTAL AREA
'E' TYPE	348.53	328.52	328.80	328.52	328.80	328.52	328.80	328.52	258.43	328.52	328.80	328.52	328.80	3873.55
'C' TYPE	972.06	291.07	297.73	297.73	297.73	297.73	297.73	297.73	227.73	297.73	297.73	297.73	–	3168.37
'D' TYPE	1276.97	295.60	295.60	295.60	295.60	295.60	295.60	295.60	227.73	295.60	295.60	295.60	295.60	3479.33
'E' TYPE	803.32	292.68	292.68	292.68	292.68	292.68	292.68	292.68	199.57	292.68	292.68	292.68	–	3123.37
'F' TYPE	803.32	292.68	292.68	292.68	292.68	292.68	292.68	292.68	199.57	292.68	292.68	292.68	–	3123.37
'G' TYPE	727.84	197.15	197.15	197.15	197.15	197.15	197.15	197.15	164.05	197.15	197.15	197.15	197.15	2272.70
													TOTAL	19,040.69

WATER STORAGE CAPACITY

BUILDINGS TYPE	O./H. WATER TANK CAPACITY (LTRS)	U./G. WATER TANK CAPACITY (LTRS)
'A' TYPE	32,000+20,000	48,000+50,000
'C' TYPE	29,500+20000	44,250+50000
'D' TYPE	32,000+20,000	48,000+50,000
'E' TYPE	22000+20,000	33000+50,000
'F' TYPE	22000+20,000	33,000+50,000
'G' TYPE	15800+20,000	23,400+50,000
TOTAL	2,73,100.00 LTRS.	5,25,850.00 LTRS.

PARKING STATEMENT

PARKING	PARKING REQUIRED CAR	SCOOTER	CYCLES	PARKING PROVIDED CAR	SCOOTER	CYCLES
'A' BLDG						
2. TEN HAVING CARPET AREA 40 TO 80 SQ.M.	01	02	02		---	
FOR 47 TENEMENTS	24	48	48	24	48	48
'C' BLDG						
2. TEN HAVING CARPET AREA 40 TO 80 SQ.M.	01	02	02		---	
FOR 43 TENEMENTS	22	44	44	22	44	44
'D' BLDG						
2. TEN HAVING CARPET AREA 40 TO 80 SQ.M.	01	02	02		---	
FOR 47 TENEMENTS	24	48	48	24	48	48
'E' BLDG						
2. TEN HAVING CARPET AREA 40 TO 80 SQ.M.	01	02	02		---	
FOR 06 TENEMENTS	03	06	06	03	06	06
1. TEN HAVING CARPET AREA ABOVE 80 SQ.M.	01	02	02		---	
FOR 26 TENEMENTS	26	52	52	26	52	52
'F' BLDG						
2. TEN HAVING CARPET AREA 40 TO 80 SQ.M.	01	02	02		---	
FOR 06 TENEMENTS	03	06	06	03	06	06
1. TEN HAVING CARPET AREA ABOVE 80 SQ.M.	01	02	02		---	
FOR 26 TENEMENTS	26	52	52	26	52	52
'G' TYPE						
2. TEN HAVING CARPET AREA ABOVE 80 SQ.M.	01	02	02		---	
FOR 23 TENEMENTS	23	46	46	23	46	46
VISITORS PARKING EVERY 10 TENEMENTS	01	01	01		---	
FOR TOTAL 224 TENEMENTS	23	23	23	23	23	23
TOTAL 224 TENEMENTS	174	325	325	174	325	325

F.S.I. STATEMENT

BUILDINGS TYPE	NO.OF BUILDINGS	NO.OF TENEMENTS	NO. OF FLOORS	BLDG.HT. UNDER	GROUND COVERAGE	F.S.I.CONSUMED RESIDENTIAL	BALCONY AREA PERM.	BALCONY AREA PROP.	PASSAGE AREA	TOTAL F.S.I.CONSUMED
'E' TYPE	1 NOS.	47	LP+UP+12	37.05 M.	856.34	3873.55	581.04	580.60	388.04	19040.69
'C' TYPE	1 NOS.	43	P+11	34.20 M.	972.06	3168.37	475.28	486.00	334.82	
'D' TYPE	1 NOS.	47	P+12	37.05 M.	1276.97	3479.33	521.90	517.89	355.27	
'E' TYPE	1 NOS.	32	LP+UP+11	34.20 M.	803.32	3123.37	468.49	452.31	475.85	
'F' TYPE	1 NOS.	32	LP+UP+11	34.20 M.	803.32	3123.37	468.49	452.31	475.85	
'G' TYPE	1 NOS.	23	LP+UP+12	37.05 M.	727.84	2272.70	340.88	336.74	245.28	
TOTAL	6 NOS.	224 NOS.	–	–	5419.85	19040.69	2856.06	2826.35	2265.11	

TENEMENT STATEMENT

BUILDINGS TYPE	FLAT AREA UPTO 40 SQM	FLAT AREA 40 TO 80 SQM	FLAT AREA ABOVE 80 SQM	TOTAL
'A' TYPE	–	47 ten	–	47 ten
'C' TYPE	–	43 ten	–	43 ten
'D' TYPE	–	47 TEN	–	47 ten
'E' TYPE	–	06 TEN	26 ten	32 ten
'F' TYPE	–	06 TEN	26 ten	32 ten
'G' TYPE	–	–	23 ten	23 ten
TOTAL	–	149 ten	75 ten	224 ten

AREA STATEMENT FOR PREMIUM

BUILDING TYPE	BALCONY AREA	PASSAGE AREA	STAIRCASE AREA	LIFT AREA	LIFT MACHINE ROOM AREA	TERRACE AREA
'A' TYPE	580.60	388.04	197.76	3.65	10.37	650.27
'C' TYPE	466.50	334.82	133.78	3.65	10.37	743.41
'D' TYPE	517.89	355.27	145.92	3.65	10.37	623.33
'E' TYPE	452.31	475.85	184.25	3.65	10.37	847.65
'F' TYPE	452.31	475.85	184.25	3.65	10.37	847.65
'G' TYPE	339.74	245.28	191.40	3.65	10.37	596.91
CLUB HOUSE	27.23	–	–	–	–	–
TOTAL	2836.58	2265.11	1037.34	21.90	62.22	4712.77

BUILDINGS TYPE	1ST SANCTION ONLY IN TP	2ND SANCTION N.A.	3RD SANCTION N.A.	4TH SANCTION N.A.	REVISED AREA	INCREASE IN AREA
BALCONY AREA	1806.58	1708.14	1766.80	2652.34	2836.58	184.04
DRY BALC. AREA	1005.61	738.18	761.84	1101.96	---	---
PASSAGE AREA	1860.26	1873.40	2019.80	2680.02	2265.11	---
TERRACE AREA	3612.77	3324.41	1940.54	4603.08	4712.77	109.69
STAIRCASE AREA	785.84	868.48	815.03	1040.22	1037.34	---
LIFT AREA	23.32	34.98	33.04	21.90	21.90	---
LIFT M/C RM AREA	56.16	84.24	82.30	62.22	62.22	---
ADD 20% PAID F.S.I ON NET PLOT				1200.00	1410.00	210.00

PARKING AREA STATEMENT

	AREA REQUIRED	TOTAL SQ.M.
CAR	174 X 20.00 SQ.M	3480.00
SCOOTER	325 X 3.00 SQ.M	975.00
CYCLE	325 X 1.40 SQ.M	455.00
TOTAL REQUIRED AREA		4910.00

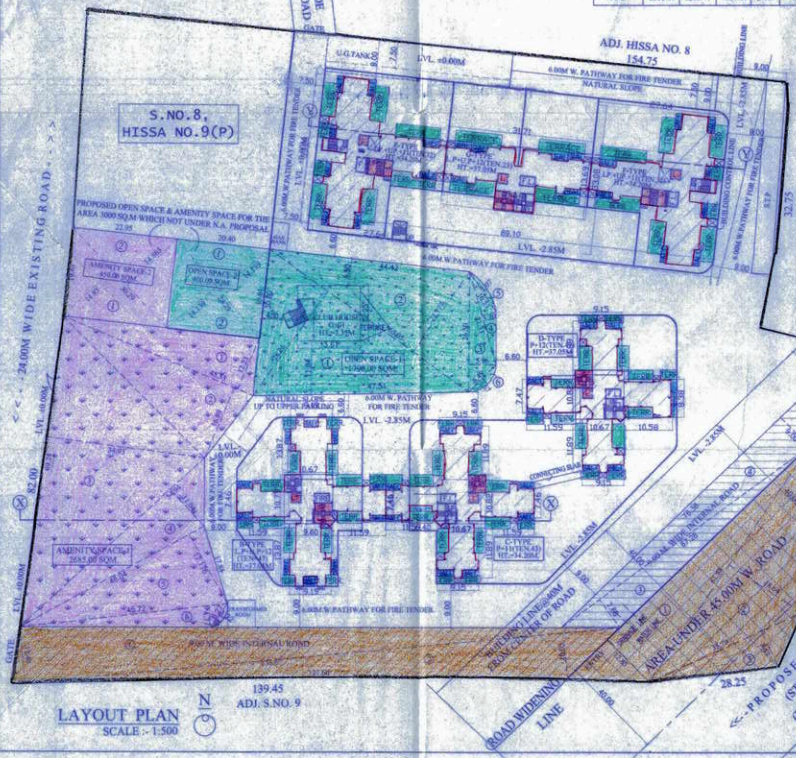
BUILDINGS TYPE	PARKING PROVIDED (GROUND COVERAGE)	TOTAL SQ.M.
'B' TYPE	848.53 SQ.M.	7932.04 SQ.M.
'C' TYPE	972.06 SQ.M.	
'D' TYPE	1276.97 SQ.M.	
'E' TYPE	803.32 SQ.M.	
'F' TYPE	803.32 SQ.M.	
'G' TYPE	727.43 SQ.M.	
TOTAL	5432.04 SQ.M.	
OPEN PARKING	2500.00 SQ.M.	
TOTAL AREA	7932.04 SQ.M.	7932.04 SQ.M.

AMENITY SPACE-2 AREA CALC.

01) 30.29 X 14.65 X 0.50 = 224.80 SQ.M
02) 30.29 X 14.65 X 0.50 = 225.10 SQ.M
TOTAL AREA = 450.00 SQ.M

OPEN SPACE-2 AREA CALC.

01) 28.29 X 14.139 X 0.50 = 200.00 SQ.M
02) 28.29 X 14.139 X 0.50 = 200.00 SQ.M
TOTAL AREA = 400.00 SQ.M



LAYOUT PLAN
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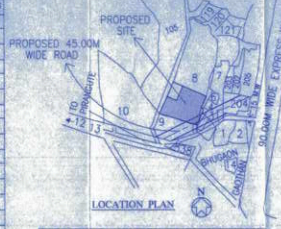
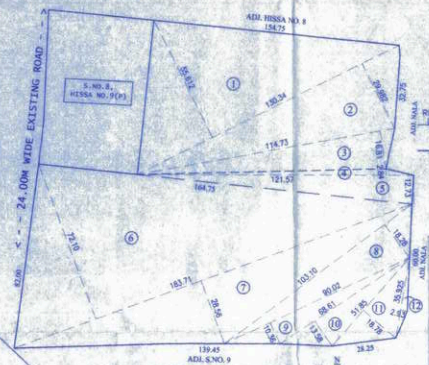


LOCATION PLAN

PLOT AREA CALCULATION

S.NO. 8, H.NO. 9(P)+10.

BY TRIANGULATION
01) 130.34 X 50.612X 0.50 =3624.23 SQ.M
02) 130.34 X 29.882X 0.50 =1953.92 SQ.M
03) 114.77 X 16.81 X 0.50 = 964.31 SQ.M
04) 121.57 X 2.84 X 0.50 = 172.63 SQ.M
05) 121.57 X 12.73 X 0.50 = 773.79 SQ.M
06) 183.71 X 72.10 X 0.50 =6622.75 SQ.M
07) 183.71 X 28.56 X 0.50 =2623.38 SQ.M
08) 103.10 X 16.28 X 0.50 = 542.33 SQ.M
09) 90.02 X 10.36 X 0.50 = 466.30 SQ.M
10) 90.02 X 13.58 X 0.50 = 465.86 SQ.M
11) 51.83 X 18.78 X 0.50 = 486.87 SQ.M
12) 35.82X 3.03 X 0.50 = 52.63 SQ.M
TOTAL =(19,149.00 SQ.M)
AREA AS PER 7/12 EXTRACT =(19,100.00 SQ.M)
MINIMUM AREA CONSIDER =(19,100.00 SQ.M)



PLOT AREA CALCULATION BY TRIANGULATION METHOD

AMENITY SPACE-1 AREA CAL.

01) 45.53 X 12.23 X 0.50 = 278.42 SQ.M
02) 45.53 X 16.89 X 0.50 = 384.50 SQ.M
03) 69.24 X 34.93 X 0.50 =1209.26 SQ.M
04) 54.94 X 11.24 X 0.50 = 308.27 SQ.M
05) 48.04 X 17.176 X 0.50= 385.39 SQ.M
06) 45.72 X 4.77 X 0.50 = 109.04 SQ.M
a) 6.27 X 1.22 X 1/3 = 5.10 SQ.M
TOTAL AREA =2685.00 SQ.M

9.00 M W INTERNAL ROAD

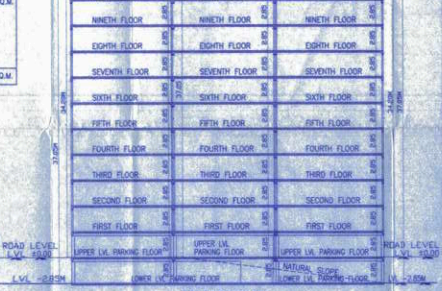
01) 133.67 X 12.60 X 0.50 = 828.75 SQ.M
02) 133.67 X 10.05 X 0.50 = 671.69 SQ.M
03) 67.28 X 7.69 X 0.50 = 258.36 SQ.M
04) 76.36 X 9.00 X 0.50 = 343.62 SQ.M
TOTAL AREA =2102.42 SQ.M

AREA UNDER 45.00M W. ROAD

1) 72.86 X 12.65 X 0.50 = 460.13 SQ.M
2) 61.88 X 18.64 X 0.50 = 576.72 SQ.M
3) 35.76 X 8.67 X 0.50 = 155.15 SQ.M
TOTAL AREA =1200.00 SQ.M

OPEN SPACE-1 AREA CALCUL.

01) 65.05 X 28.28 X 0.50 = 919.16 SQ.M
02) 65.05 X 22.777 X 0.50 = 740.82 SQ.M
03) 26.50 X 5.96 X 0.50 = 78.97 SQ.M
04) 21.31 X 3.20 X 0.50 = 34.10 SQ.M
05) 2/3 X 10.51 X 1.07 = 7.50 SQ.M
06) 2/3 X 8.49 X 1.57 = 8.45 SQ.M
TOTAL AREA =1790.00 SQ.M



SECTION 'Y-Y'
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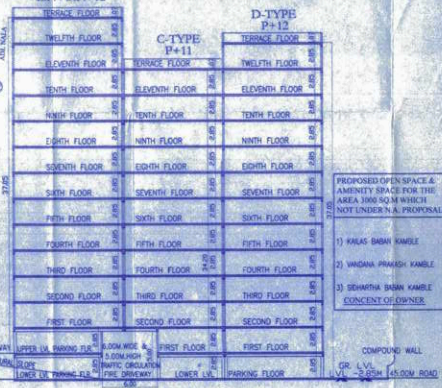

SECTION 'X-X' SCALE:- 1:250

STAMP OF APPROVAL

01/26 LAYOUT

Approved as amended in subject to conditions mentioned in Annexure 'A' of letter No. BP/ 6/2019 dated 25/03/2019
S. No./C. No./CTS No. 18 of 130
Dated 30/03/2019

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

AREA STATEMENT	SQ.M.
01. AREA OF PLOT (AS PER 7/12 EXTRACT)	22,100.00
01A. AREA OF PLOT (N.A. AREA)	19,100.00
01B. AREA OF PLOT (AS PER TRIANGULATION)	19,149.00
01C. AREA OF PLOT(WHICHEVER MIN. AREA CONSIDER)	19,100.00
02. DEDUCTIONS FOR	
(a) AREA UNDER 45.00M WIDE ROAD(S.H.NO.60)	1200.00
TOTAL (a+b)	1200.00
03. NET GROSS AREA OF PLOT (1-2)	17,900.00
04. DEDUCTIONS FOR	
(a) AMENITY SPACE--15%	2685.00
(b) OPEN SPACE--10% (NOT DEDUCTED)	1790.00
(b) INTERNAL ROAD AREA -(NOT DEDUCTED)	2102.42
TOTAL	2685.00
05. NET PLOT AREA (3-4)(0.50)	13693.50
06. ADDITION F.S.I. PERM. ON NET PLOT AREA (1.20)	16432.20
07. ADDITION FOR F.S.I.	
(a) AREA UNDER 45.00M WIDE ROAD(S.H.NO.60)	1200.00
(b) AMENITY SPACE--15%	-
(c) ADD 20% PAID F.S.I ON NET PLOT=2,738.70 SQ.M	1410.00
TOTAL ADDITION	2610.00
08. TOTAL PERMISSIBLE FLOOR AREA	19,042.20
13. PROPOSED COMMERCIAL AREA	-
14. PROPOSED RESIDENTIAL AREA	19,040.69
16. TOTAL BUILT UP AREA	19,040.69
17. F.S.I. CONSUMED	0.99
18. PROPOSED COVERAGE	5419.85

B TENAMENT STATEMENT

(a)NET AREA OF PLOT ITEM	19,042.20
(b)LESS NON--RESIDENTIAL AREA (SHOPS ETC.)	-
(c)AREA FOR TENEMENTS (a--b)	19,042.20
(d)TENEMENTS PERMISSIBLE (250 T/HEC)	476
(e)TENEMENTS PROPOSED	224

SCHEDULE OF OPENING

D	1.07 X 2.10	W	1.83 X 1.52
D1	0.91 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 AND ITS AREA AS MEASUREMENT MENTIONED IN DEMARCATION AND THE AREA TALLIES WITH THE MINIMUM AREA STATED IN THE DOCUMENT OF OWNERSHIP / LAND RECORD EXTRT. / IN 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 MUNICIPAL 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.

SHRI. JAYANT VALLABHDAS KANERIA
NAME OF OWNER SIGN.

PROPOSED OPEN SPACE & AMENITY SPACE FOR THE AREA 1000 SQ.M WHICH NOT UNDER N.A. PROPOSAL

1) KAILAS BABAN KAMBLE
2) VANDANA PRAKASH KAMBLE
3) SEHARTHA BABAN KAMBLE
CONCENT OF OWNER

PROJECT

REVISED GROUP HOUSING BUILDING LAYOUT, ON S. NO. 8, H. NO. 9(P)+10, AT - BHUGAON, TAL - MULASHI, PUNE.

ARCHITECT

VIKAS ACHALKAR
1221, B/1 WANKLUM PARANJPE ROAD, BEHIND SHARE X-RAY CLINIC, OFF. F.C. ROAD, PUNE-411004
PH: 25531675/76
REG. NO: CA/94/17606

DATE	SCALE	DRN. BY	CHK. BY
11.01.2018	1:500	S.L.I.	MST

\\vikAchalkar\ PLANING\TOWN PLANING\JAYANT KANERIA\MONT VERT CON--STRUCTION\BHUGAON, S.NO.8, 9(LAP)\MUNICIPAL DWG\BUILDING PERMISSION REVISED\SANCTION PROPOSED\01.01.2018
PLOTTING SCALE:-1:500