

BUILDING WISE FSI STATEMENT

BUILDING	FSI AREA				BALCONY				TERRACE		STAIR		PASSAGE		LIFT		LIFT M/C ROOM		TENEMENTS	TOTAL FSI AREA
	COMM.	RESI.	IND.	SPEC.	PERM.	PROP.	EXCESS	ENCLOSE	OPEN	AREAS	PAID	FIRE	PAID	PAID	PAID	PAID	PAID	PAID		
A(BLDG)	188.43	5158.26	0.00	0.00	-	841.38	-	701.27	140.10	1031.86	194.40	194.40	823.27	9.50	18.96	18.96	18.96	18.96	72	5346.69
Total	188.43	5158.26	0.00	0.00	802.00	841.38	39.37	701.27	140.10	1031.86	194.40	194.40	823.27	9.50	18.96	18.96	18.96	18.96	72	5346.69 + 39.37

PARKING CALCULATION

TYPE	CARPET AREA / FSI (M2)	TENEMENT (NOS)	UNIT	PROP.	CAR (NOS)		SCOOTER (NOS.)		CYCLE (NOS.)	
					BY RULE	REQD.	BY RULE	REQD.	BY RULE	REQD.
Residential	0-80	2	69	1	35	4	138	4	138	4
Residential	80-150	1	3	1	3	2	6	2	6	2
Residential	> 150	1	0	2	0	2	0	0	2	0
Commercial	188.43	100	2	2	4	6	12	2	4	2
TOTAL REQD. (NOS.)						42		156		148
TOTAL REQD. AREA						525.00		468.00		207.20
TOTAL PROP. AREA						2486.50				

WATER REQUIREMENT

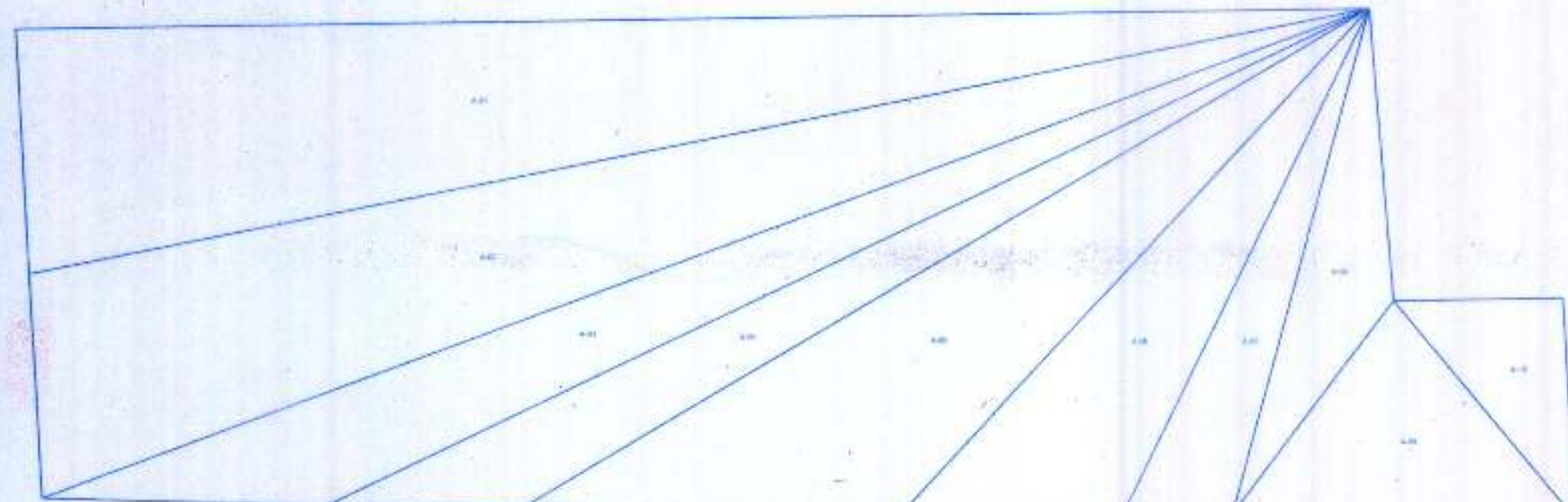
TANK	REQUIREMENT	REQUIRED CAPACITY (LIT)	PROPOSED CAPACITY (LIT)
OHWT	Resi+Comm	49995.00	
	FIRE REQUIREMENT	20000.00	
	TOTAL	69995.00	145953.45
UGWT	FIRE REQUIREMENT	50000.00	
	TOTAL	124992.50	134283.48

REFUGE AREA STATEMENT

BUILDING NAME	REQUIRED REFUGE AREA	PROPOSED REFUGE AREA
A(BLDG)	0.00	188.09

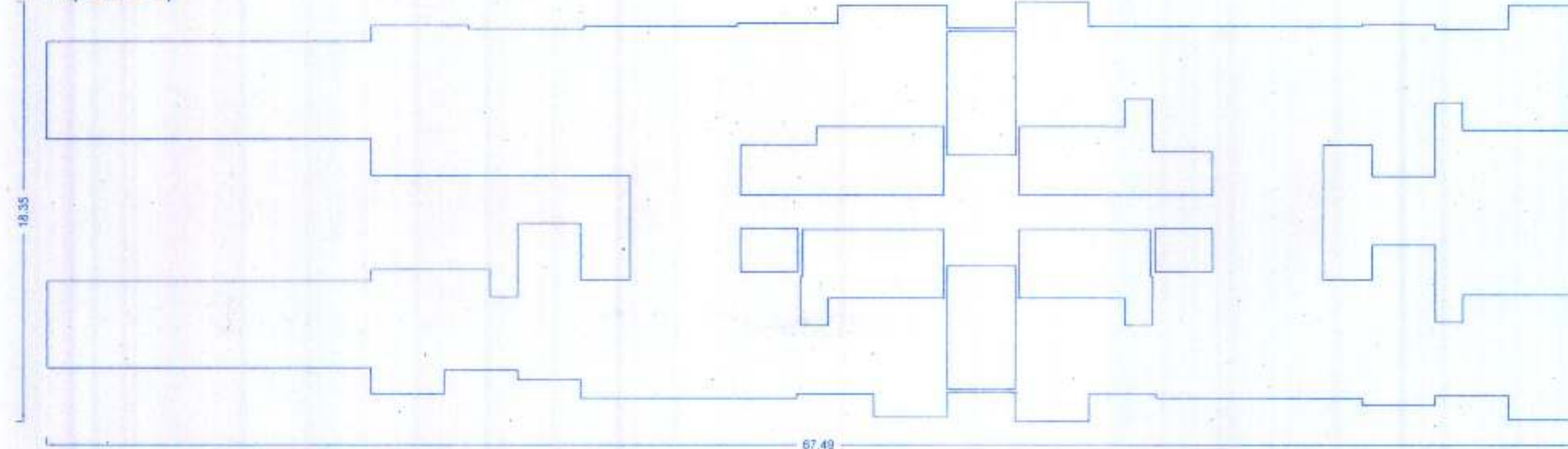
COVERAGE DETAILS

PERM. COVERAGE	PERM. COVERAGE WITH PREMIUM	PROPOSED COVERAGE	EXCESS COVERAGE IN PREMIUM
20.00	541.85	948.31	747.86
			0.00



Triangle	Area
A-01	808.25
A-02	740.59
A-03	363.40
A-04	243.17
A-05	474.75
A-06	271.94
A-07	134.23
A-08	127.39
A-09	180.09
A-10	91.40
Total (PLOT)	3435.22

A(BLDG)



Poly	Area
Coverage	747.86

अ.क. ३२ हददीची बांधकाम परवानगी/सुधारित बांधकाम परवानगी ही संबंधित विकासकाने स्थान इन्स्टीट्यूट रेग्युलेशन अंदाज देवलयमनेटर अंदाज २०१६ (SERA) अंतर्गत विहित सुधारित नोंदणी करणे बंधावरून घेतले. या अटीवर देण्यात येत आहे.

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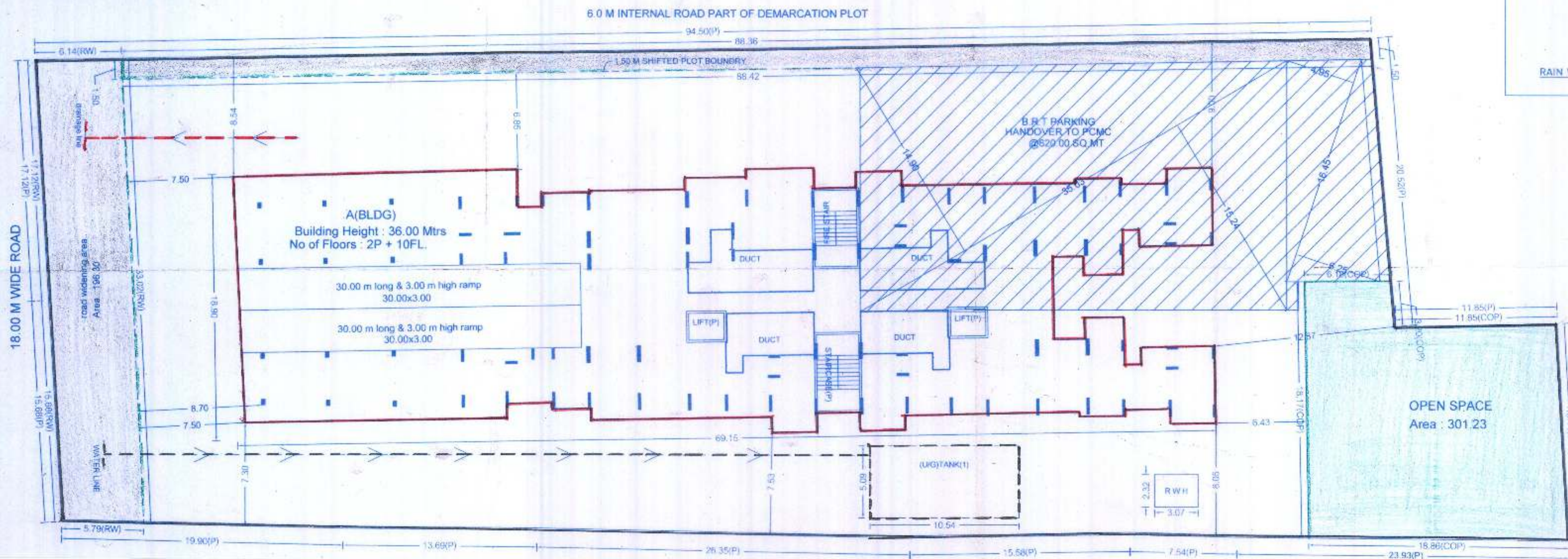
B.R.T. PARKING STATEMENT

- 1) REQUIRED PARKING = 1200.29 SQ.M X 2 = 2400.49 SQ.M
- 2) REQUIRED PARKING HANDOVER TO P.C.M.C. = 2400.49 SQ.M X 25% = 600.10 SQ.M
- 3) PROPOSED PARKING = 2486.50 SQ.M
- 4) PARKING HANDOVER TO P.C.M.C. PROPOSED B.R.T. PARKING = 620.00 SQ.M

B.R.T. PARKING PROPOSED

- 1) 14.50 X 35.03 X 0.50 = 250.97 SQ.M
- 2) 15.24 X 35.03 X 0.50 = 266.92 SQ.M
- 3) 4.95 X 16.45 X 0.50 = 40.71 SQ.M
- 4) 6.25 X 16.45 X 0.50 = 51.40 SQ.M

TOTAL = 520.00 SQ.M



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LAYOUT PLAN (Scale - 1:200)



STAMP OF APPROVAL

Sanctioned No. B.P./SAUDAGAR/26/2017
Subject to conditions mentioned in the
Office Order No. 30/05/2017

Pimpri
Date 30/05/2017

Executive Engineer
Building Permission and Unauthorised Building
Construction Control Department
Pimpri Chinchwad Municipal Corporation
Pimpri - 411 018

A) AREA STATEMENT	SQ.M.
1. AREA OF PLOT	3207.00
2. DEDUCTIONS FOR	
(a) ROAD SET-BACK (R/W)	196.30
(b) PROPOSED ROAD (D/P)	0.00
(c) ANY RESERVATION	0.00
(d) NOZ AREA	0.00
(e) ENCROACHMENT AREA	0.00
(f) OTHER	0.00
TOTAL (a+b+c+d+f)	196.30
3. BALANCE AREA OF PLOT (1-2)	3010.70
4. DEDUCTIONS FOR	
(a) AMENITY SPACE	0.00
(b) OPEN SPACE	301.23
PHYSICAL OS PROVIDED =	301.23
(c) INTERNAL ROAD AREA	0.00
5. NET AREA OF THE PLOT (3-4)	2709.47
6. ADDITION FOR F.S.I.	
(a) OPEN SPACE (NOTIONAL)	301.23
(b) INTERNAL ROAD	0.00
(c) ADDITIONAL INT. ROAD BENEFIT	0.00
(d) OTHER	0.00
TOTAL (a+b+c+d)	301.23
7. TOTAL AREA (5+6)	3010.70
8. FLOOR SPACE INDEX PERMISSIBLE	1.200
PERM. FLOOR AREA (7 x 8)	3612.84
9. TOR AREA	1109.21
10. SPECIAL CASES FSI	1083.79
11. ROAD(S) SET-BACK AREA	196.30
12. PROPOSED ROAD (D/P)	0.00
13. TOTAL PERM. BUILT UP AREA (8+9+10+11+12)	5400.00
14. PROPOSED AREAS	
(a) PROPOSED RESIDENTIAL AREA	5158.26
(b) PROPOSED COMMERCIAL AREA	188.43
(c) PROPOSED INDUSTRIAL AREA	0.00
(d) PROPOSED SPECIAL USE AREA	0.00
TOTAL PROPOSED AREA (a+b+c+d)	5346.69
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.	39.37
18. EXISTING BUILT UP AREA	0.00
19. SURRENDERED AREA	0.00
20. TOTAL BUILT UP AREA PROPOSED (14+15+16+17+18-19)	5386.07
21. TOTAL BUILT UP AREA PROPOSED WITH MHADA	5386.07
22. CONSUMED FSI WITHOUT MHADA	1.7890
23. CONSUMED FSI WITH MHADA	0.0000

B) BALCONY STATEMENT

(i) PERMISSIBLE BALCONY AREA	802.00
(ii) PROPOSED BALCONY AREA	841.38
(iii) EXCESS BALCONY AREA (TOTAL)	39.37

C) TENEMENT STATEMENT

(i) PROPOSED AREA (12)	5346.69
(ii) LESS NON-RESIDENTIAL AREA	188.43
(iii) AREA AVAILABLE FOR TENEMENTS (i-ii)	5158.26
(iv) TENEMENTS PERMISSIBLE	250.00/hec
(v) TENEMENTS PROPOSED	72
(vi) TENEMENTS EXISTING	0
(vii) TOTAL TENEMENTS ON THE PLOT (v+vi)	72

D) PARKING STATEMENT

(i) PARKING REQUIRED BY RULE	CAR	SCOOTER	CYCLE
(ii) REQUIRED PARKING AREA	525.00	468.00	207.20
(iii) TOTAL PARKING PROPOSED	2486.50		

E) TRANSPORT VEHICLES PARKING

(a) TOTAL NO. OF TRANSPORT VEHICLES PARKING PROVIDED	0
(b) TOTAL NO. OF LOADING / UNLOADING PARKING PROVIDED	0
CONSTRUCTION AREA	8558.23
CONSTRUCTION AREA FOR EC	9605.07

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.A. SCHEME RECORD / LAND RECORD DEPT. / CITY SURVEYED RECORDS.

LEGEND

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

OWNER'S NAME:

M/S. BALAJI REALTORS

PROJECT:

SURVEY NO: 17 (p) & 18(P) HISSA NO: 0
PLOT NO: 0 CTS NO: 0
DESCRIPTION: REGULAR TRACK, VILLAGE - PIMPLE SAUDAGAR

ARCHITECT:

Sachin sutar

JOB NO.

11/10/22

DATE

07-03-2017

SHEET NO.

1/11