

TOTAL BUILDING F.S.I STATEMENT

NOS.	BUILDINGS	FLOOR	HTS	TOTAL F.S.I	PER.BAL.	PRO.BAL.	STAIRCASE	PASSAGE	WASH AREA	COVERAGE	TENEMENT	LIFT & M/C.RM.	TERRACE	PERM. 20% TERRACE
01	A - BLDG.	P+12th	37.05 M	2895.61	434.31	428.49	148.56	348.08	222.24	311.24	48	3.35+10.51	415.32	579.12
02	B - BLDG.	P+12th	37.05 M	3664.92	549.72	549.48	126.00	387.60	310.08	386.64	60	3.48+12.38	487.38	732.98
03	C - BLDG.	P+12th	37.05 M	3606.39	540.94	540.66	126.00	387.60	304.82	386.64	59	3.48+12.38	479.30	721.28
04	D - BLDG.	P+12th	37.05 M	2845.12	426.74	424.76	148.56	343.29	216.98	311.24	47	3.35+10.51	407.24	569.02
05	E - BLDG.	P+09th	28.50 M	2590.68	388.60	385.50	99.36	312.68	147.96	360.27	51	3.35+10.51	261.54	518.14
06	TOTAL			15,602.72	2340.31	2,328.89	648.48	1,779.25	1,202.08	1,756.03	265 NOS	17.01+56.29	2,050.78	3,120.54
06	CLUB HO.	G+1	6.55M	203.98	30.60	30.39	38.34	18.95	--	150.44	--	--	--	--
										COVERED PARKING	108.57			
										TOTAL	2,015.04			

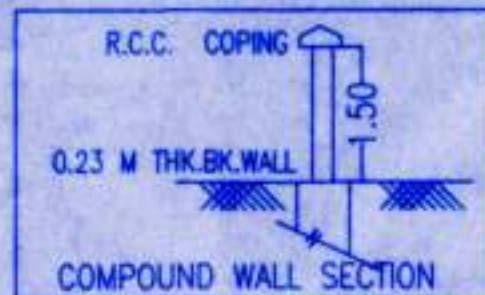
COVERED PARKING

1. 16.37 X 3.00 = 49.11 SQ.M
2. 16.47 X 3.00 = 49.41 SQ.M
3. 3.35 X 3.00 = 10.05 SQ.M

TOTAL = 108.57 SQ.M

WATER STORAGE TANK CAP.

NOS.	WINGS	O/H.WATER TANK	U/G.WATER TANK
1	A - BLDG.	33,000.00	50,000.00
2	B - BLDG.	41,000.00	61,500.00
3	C - BLDG.	40,000.00	60,000.00
4	D - BLDG.	32,000.00	48,000.00
5	E - BLDG.	35,000.00	52,500.00
TOTAL		1,81,000.00 LIT.	2,72,000.00 LIT.



TENEMENT STATEMENT =

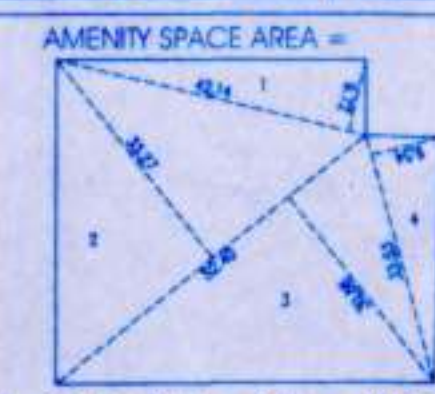
WINGS	BELOW 50.00 SQ.M.	50.00 TO 100.00 SQ.M.	ABOVE 100.00 SQ.M.	TOTAL
A - BLDG.	--	48	--	48
B - BLDG.	--	60	--	60
C - BLDG.	--	59	--	59
D - BLDG.	--	47	--	47
E - BLDG.	--	51	--	51
TOTAL	--	265	--	265

REQ. PARKING STATEMENT =

WINGS	CAR	SCOOTER	CYCLE
A - BLDG.	16	48	48
B - BLDG.	20	60	60
C - BLDG.	20	59	59
D - BLDG.	16	47	47
E - BLDG.	12	55	55
TOTAL	84	269	269
ADD 10%	--	--	--
TOTAL	84	269	269

PROP. PARKING STATEMENT =

WINGS	CAR	SCOOTER	CYCLE
A - BLDG.	19	42	16
B - BLDG.	24	51	16
C - BLDG.	24	51	16
D - BLDG.	19	42	16
E - BLDG.	18	40	20
TOTAL	104	226	40
GROUND FL.	104	226	40
SIDE MARGIN	--	43	145
TOTAL	104	269	269

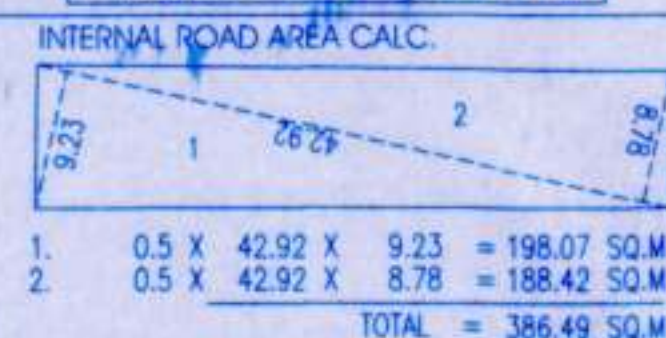


OPEN SPACE AREA CALC.

1. 0.5 X 50.72 X 26.778 = 679.09 SQ.M
2. 0.5 X 50.72 X 26.98 = 684.21 SQ.M

TOTAL = 1,363.30 SQ.M

REQUIRED OPEN SPACE = 1,363.30 SQ.M



170.38 ADJ.G.NO.1185 B (P)

PREMIUM DIFFERENCE TABLE = IN SQ.M

	TOTAL F.S.I	PER.BAL.	PRO.BAL.	STAIRCASE	PASSAGE	WASH AREA	COVERAGE	LIFT & M/C.RM.	PROP. TERRACE
PREVIOUS SANCTION	8,630.83	1,323.59	1,319.67	363.82	1024.81	725.95	2,008.58	83.65	866.16
PROP. BUI/P AREA	15,602.72	2,340.31	2,328.89	648.48	1,779.25	1,202.08	2,015.04	17.01+56.29	2,050.78
DIFFERENCE	6,971.89	1,016.72	1,009.22	284.66	754.44	476.13	6.46	10.35	1184.62

PLOT AREA CALCULATION

BY TRIANGULATION METHOD

1. 0.5 X 171.21 X 15.49 = 1326.02 SQ.M
2. 0.5 X 167.68 X 16.88 = 1415.22 SQ.M
3. 0.5 X 71.73 X 29.91 = 1072.72 SQ.M
4. 0.5 X 71.73 X 33.96 = 1217.98 SQ.M
5. 0.5 X 91.00 X 42.20 = 1920.08 SQ.M
6. 0.5 X 91.00 X 49.35 = 2245.40 SQ.M
7. 0.5 X 94.45 X 37.88 = 1788.88 SQ.M
8. 0.5 X 94.45 X 56.09 = 2648.85 SQ.M

TOTAL = 13,635.15 SQ.M

AS PER TRIANGULATION = 13,635.15 SQ.M

AS PER DOCUMENT = 13,633.00 SQ.M

PROP. SITE



LOCATION PLAN

SCALE=1:110,000

BUILDING LAY-OUT 01/15



Recommended for approval as amended in
vide A. D. T. P. Pune, Letter
No. 39/11/2014 dated 08/10/2014
Ass'tant Director of
Town Planning, Pune

3. सदरचे बांधकाम नकाशे हे पर्यावरण विभागाकडील Environment Clearance प्रमाणपत्र मिळणेन अर्पित राहून मंजूर करणेत आले आहेत. प्रत्यक्षात जागेवर पूर्व मंजूर आदेशातील बांधकाम शीमांचे पर Environment Clearance मिळालेनिश्चाय बांधकाम/विकास करता येणार नाही."

No. PR/H/NASR/154/1014
Dt. 8/10/2014
Sanctioned as shown in plan
Subject to the conditions mentioned
in this office order No. even Dt. /20

Original Building Plans
Signed by
Collector Pune

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Signed by
Collector Pune

AREA CERTIFICATE
CERTIFIED THAT THE PLOT UNDER REFERENCE NO. 1185 B (P) & THE DIM. OF BLDGS ETC. AS SHOWN ON SITE & THE AREA SO WORKED OUT WITH THE AREA STATED IN DOCUMENTS OF CITY SURVEY/T.P. RECORDS.

Av. PRAKASH KULKARNI
CA/98/22909

AREA STATEMENT SQ.M.

1. AREA OF PLOT 13,633.00

2. DEDUCTIONS FOR

(a) AREA UNDER SERVICE ROAD --

(b) AREA UNDER ROAD --

(c) ANY RESERVATION --

TOTAL (a+b+c) --

3. NET GROSS AREA OF PLOT (1-2) 13,633.00

4. DEDUCTIONS FOR

(a) OPEN SPACE AREA 10% --

(b) AMENITY SPACE AREA 15% 2,044.95

(c) INTERNAL ROAD AREA + ROAD W. --

(d) TRANSFORMER AREA --

(e) TOTAL 2,044.95

5. NET AREA OF PLOT (3-4) 11,588.05

6. F.S.I. AREA (0.90) 10,429.25

7. ADD F.S.I. 1.10 (AS PER 15.00M.W. ROAD) 11,472.17

8. ADDITIONS FOR

(a) AMENITY SPACE 2044.95

(b) AREA UNDER ROAD --

(c) ADD 20% PAID F.S.I. 2085.85

4130.80

7. TOTAL BUILTUP PERMISSIBLE 15602.97

10. EXISTING FLOOR AREA --

11. PROPOSED RESIDENTIAL AREA 15,602.72

12. PROPOSED COMMERCIAL AREA --

13. EXCESS BALCONY AREA TAKEN IN F.S.I. --

14. TOTAL BUILT UP AREA (10+11+12+13) 15,602.72

15. F.S.I. CONSUMED 00.99

16. PERMISSIBLE COVERAGE (1/3) (6/3) 3476.42

17. PROPOSED COVERAGE AREA 2015.04

TENEMENT STATEMENT

TENEMENT PERMISSIBLE @ 250 T/HA. 341 NOS.

TENEMENT PROPOSED 265 NOS.

PARKING STATEMENT

PARKING REQUIRED 84 269 269

PARKING PROVIDED 104 269 269

LEGEND

PLOT BOUNDARY: THICK BLACK

PROPOSED WORK: RED

WATER LINE: BLACK DOTTED

DRAINAGE LINE: RED DOTTED

DOOR AND WINDOW SCHEDULE

D = 1.00X2.10 W = 1.80X1.20

D1 = 0.90X2.10 W1 = 0.90X0.90

D2 = 0.75X2.10 W2 = 1.80X0.90

V = 0.60X0.60

ARCHITECT: OWNER (P.A.H.)

Mr. Prakash Kulkarni Mr. Rajkumar Behar

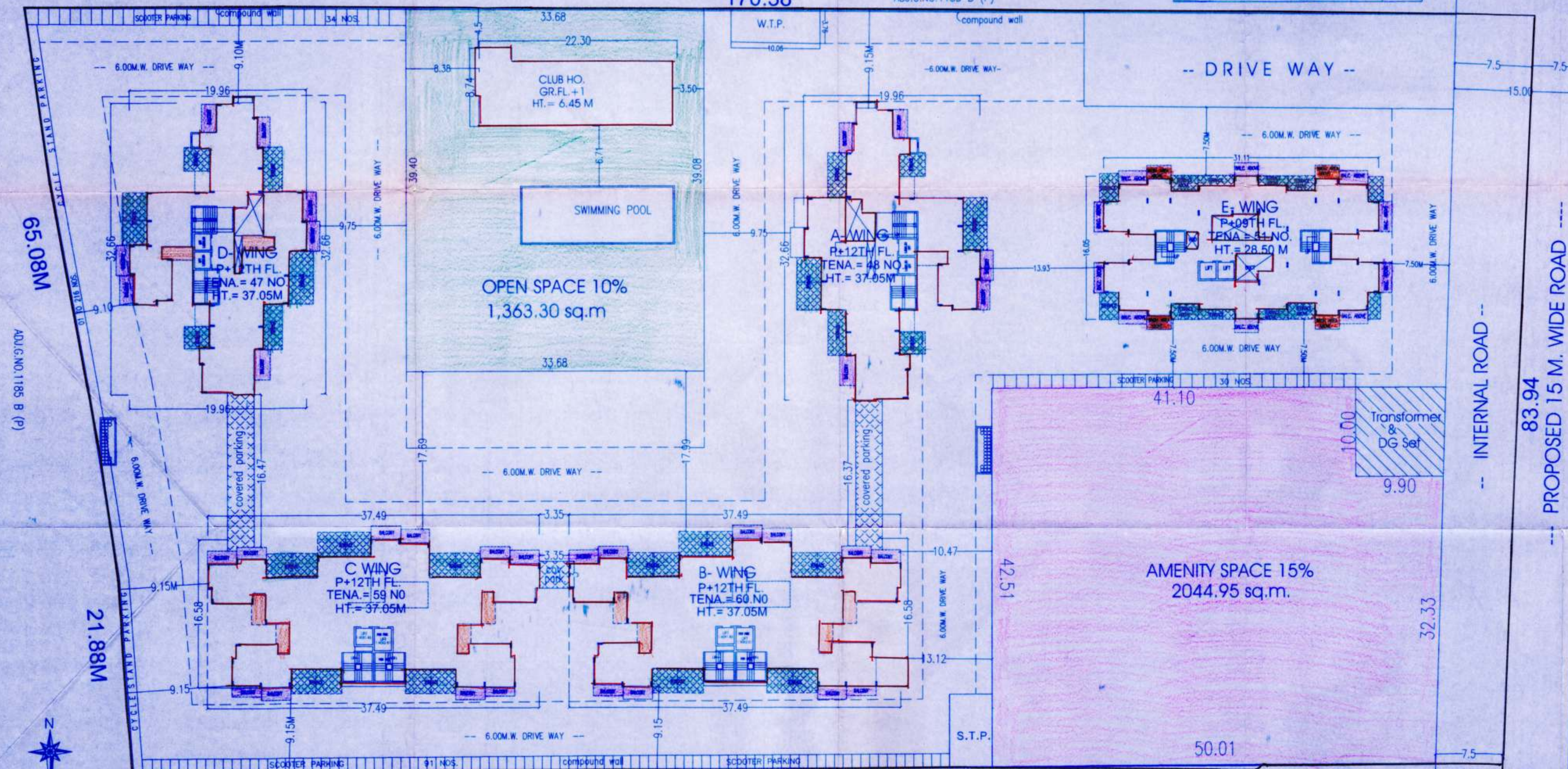
PROJECT: PROPOSED BUILDING LAYOUT ON, GAT NO. 1185 B, AT WAGHOLI, TAL. HAVELI, DIST. PUNE.

PRAKASH KULKARNI ARCHITECTS

TELENOVA OFF. NO. 101, 1ST FL., CTS. NO. 1185/118, SHIVAJI ROAD, SHIVAJI NAGAR, PUNE - 411 005, PHONE - 2604767, 2604768/1746 - 220 2014762

DATE: 22/08/2014 SCALE: 1:250 DRN. BY: PALLAVI 614/11

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BUILDING LAYOUT

154.64

ADJ.G.NO.1185 B (P)