Signature Not Verified
Digitally signed by GANESH RAMCHANDRA PANDE
Date: 2021.11.15 11:19:27 IST
Reason: Approved Drawing Plan
Location: Buldhana Municipal Council

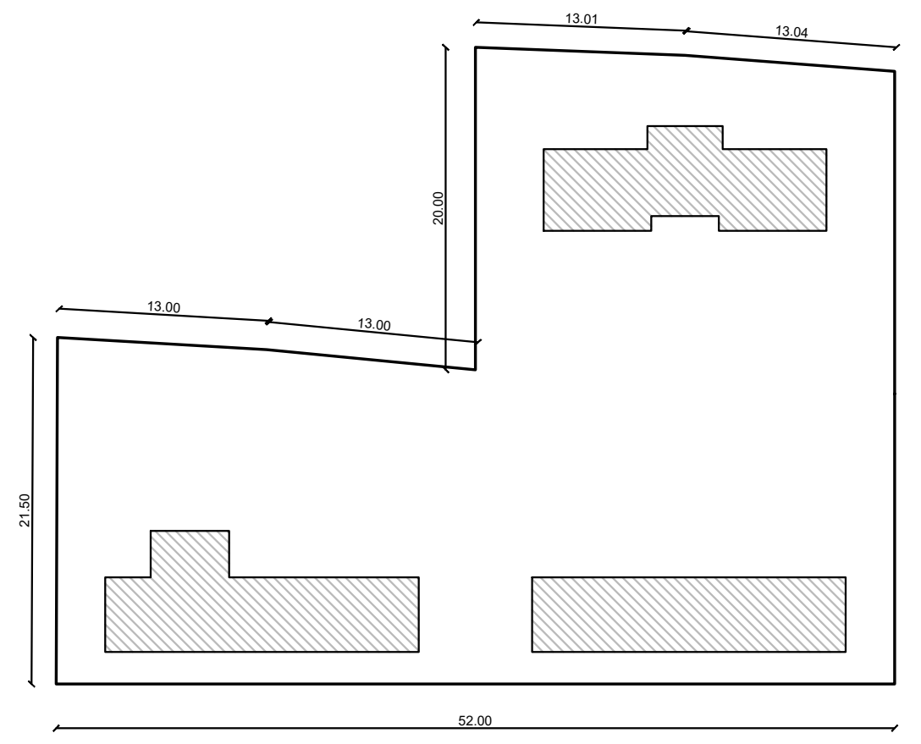
MIXED																	
BUILDING	FLOORS	EXISTING FSI AREA			FSI AREA					BALCONY	TERRACE	LIFT	LIFTWELL	DUCT	VENT	Other	TOTAL
		COMM.	RESI.	IND.	COMM.	RESI.	IND.	SPECIAL	MEZZ.	PROP.	PROP.				SHAFT	Deduction	FSIAREA
MIXED	TYPICAL FIRST SECOND THIRD FOURTH FLOOR	0.00	0.00	0.00	0.00	2342.36	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2342.36
MIXED	GROUND FLOOR	0.00	0.00	0.00	285.52	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	285.52
MIXED	Total	0.00	0.00	0.00	285.52	2342.36	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2627.88

BUILT UP AREA CALCULATION FOR GROUND FLOOR MIXED			
AREA NAME	LENGTH	WIDTH	Area(Sq.M)
BLOCK	19.45	4.62	89.95
BLOCK AREA TOTAL =89.95Sq.M			
TOTAL Deduction =0Sq.M			
Net BuiltUp Area =89.95 Sq.M			

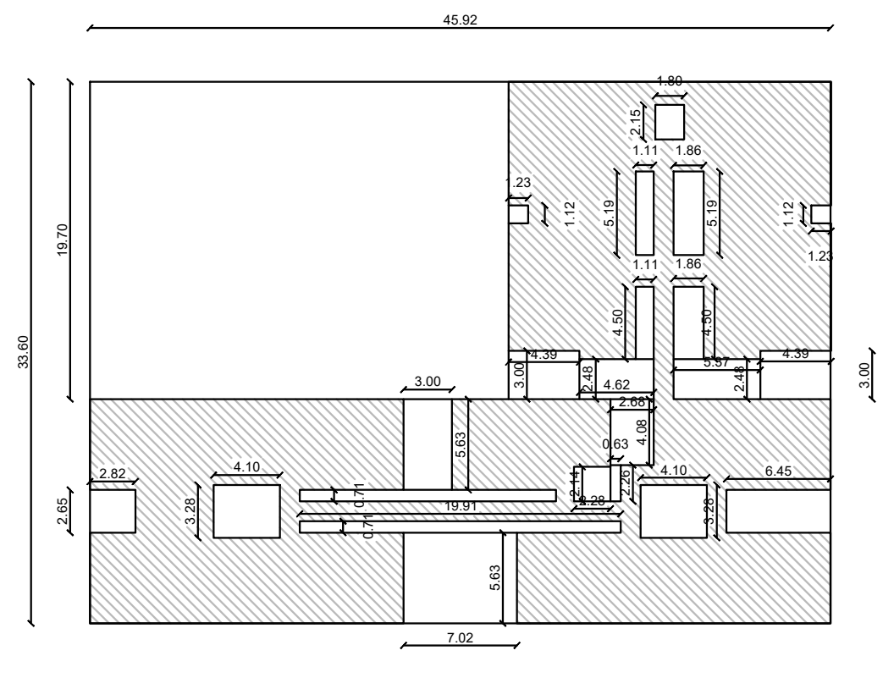
BUILT UP AREA CALCULATION FOR GROUND FLOOR MIXED			
AREA NAME	LENGTH	WIDTH	Area(Sq.M)
BLOCK	19.45	7.51	103.95
BLOCK AREA TOTAL =103.95Sq.M			
TOTAL Deduction =0Sq.M			
Net BuiltUp Area =103.95 Sq.M			

BUILT UP AREA CALCULATION FOR GROUND FLOOR MIXED			
AREA NAME	LENGTH	WIDTH	Area(Sq.M)
BLOCK	17.55	6.49	91.62
BLOCK AREA TOTAL =91.62Sq.M			
TOTAL Deduction =0Sq.M			
Net BuiltUp Area =91.62 Sq.M			

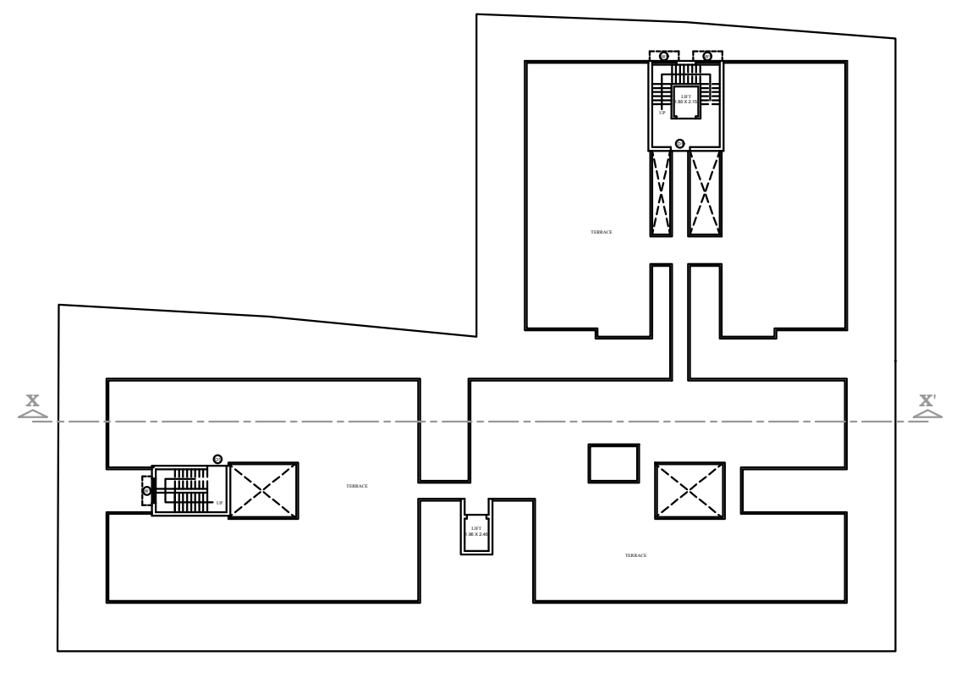
BUILT UP AREA CALCULATION FOR TYPICAL FIRST SECOND THIRD FOURTH FLOOR MIXED			
AREA NAME	LENGTH	WIDTH	Area(Sq.M)
BLOCK	45.96	32.6	585.59
BLOCK AREA TOTAL =585.59Sq.M			
TOTAL Deduction =0Sq.M			
Net BuiltUp Area =585.59 Sq.M			



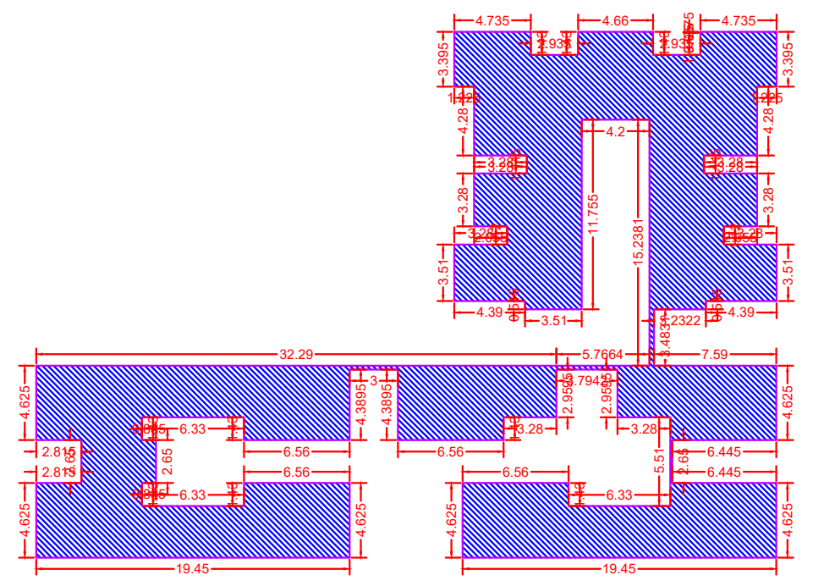
GROUND FLOOR PLAN SCALE - 1:200



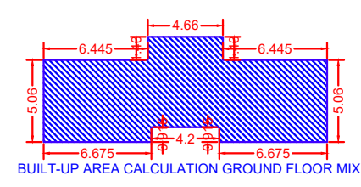
P-LINE PLAN
[TYPICAL FIRST, SECOND, THIRD AND FOURTH FLOOR]
SCALE - 1:200



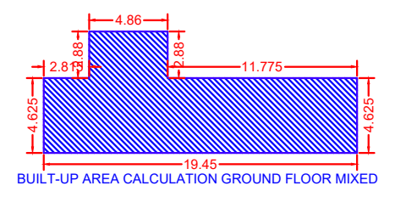
TYPICAL FIRST, SECOND, THIRD, FOURTH FLOOR PLAN
SCALE - 1:200



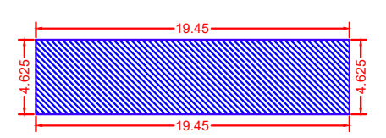
BUILT-UP AREA CALCULATION TYPICAL FIRST SECOND THIRD FOURTH FLOOR MIXED



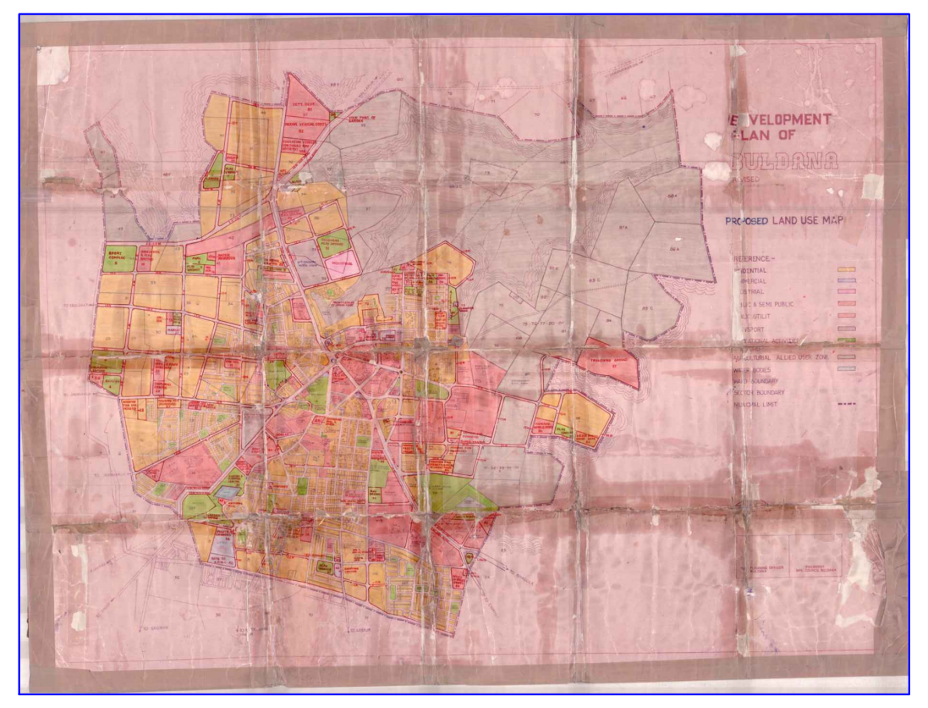
BUILT-UP AREA CALCULATION GROUND FLOOR MIXED



BUILT-UP AREA CALCULATION GROUND FLOOR MIXED



BUILT-UP AREA CALCULATION GROUND FLOOR MIXED

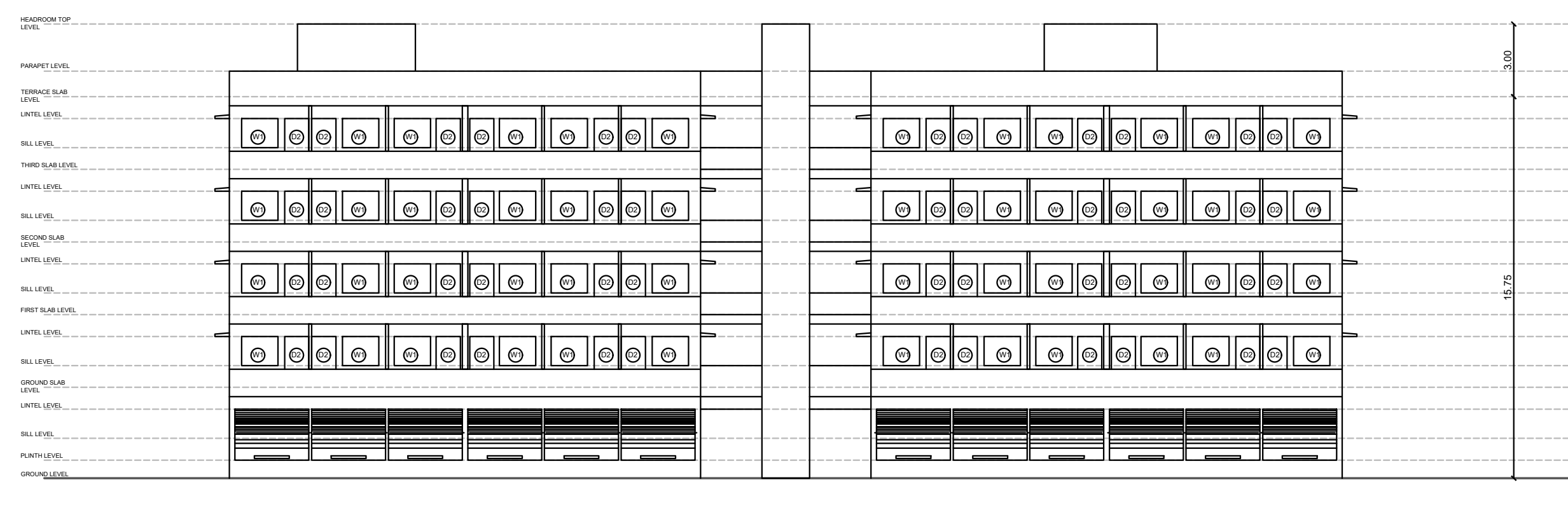


Form of Statement 3					
[Sr. No. 9 (g)]					
Area details of Apartment					
Building No	Floor No.	Apartment No.	Carpet area of apartment	Area of Balcony attached to Apartment	Area of Double height terraces attached to flat.
[1]	[2]	[3]	[4]	[5]	[6]
1	1	101, 201, 301, 401	47.828	12.956	-
1	2	102, 202, 302, 402	47.828	12.956	
1	3	103, 203, 303, 403	48.667	7.551	
1	4	104, 204, 304, 404	48.667	7.551	
1	5	105, 205, 305, 405	34.892	9.38	
1	6	106, 206, 306, 406	34.892	9.38	
1	7	107, 207, 307, 407	34.892	9.38	
1	8	108, 208, 308, 408	34.892	9.38	
1	9	109, 209, 309, 409	34.892	9.38	

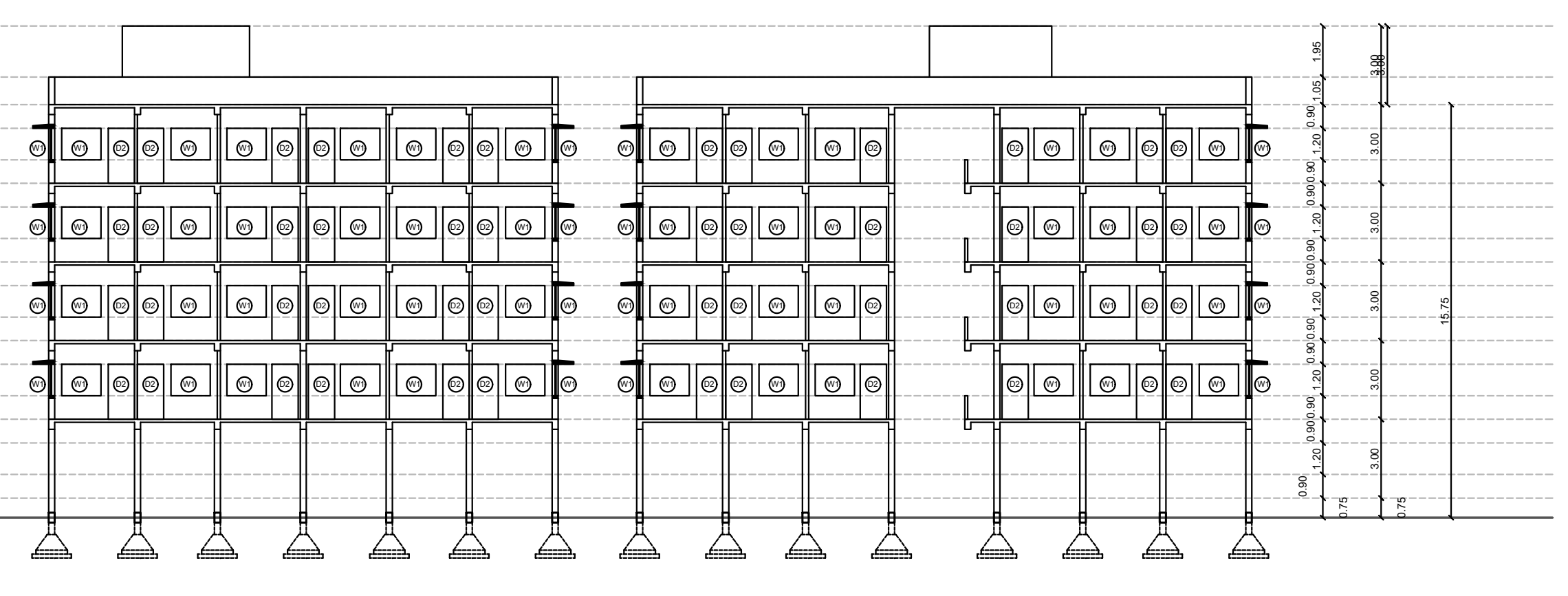
Form of Statement 2		
[Sr. No. 9 (a)]		
Proposed Building		
Building No.	Floor No.	Total Built-up Area of floor, as per outer construction line.
[1]	[2]	[3]
1	1	285.52
1	2	585.59
1	3	585.59
1	4	585.59
1	5	585.59
	Total	2627.88

Owner Name	Postal Address	Contact Number
Jitendra Ajit Asrani	,,,Buldana,Buldana,Buldhana-443001,Maharashtra	9370584797
Manju Ajit Asrani	Buldana	9370584797
Jaya Mukesh Motwani	Buldana	9370584797

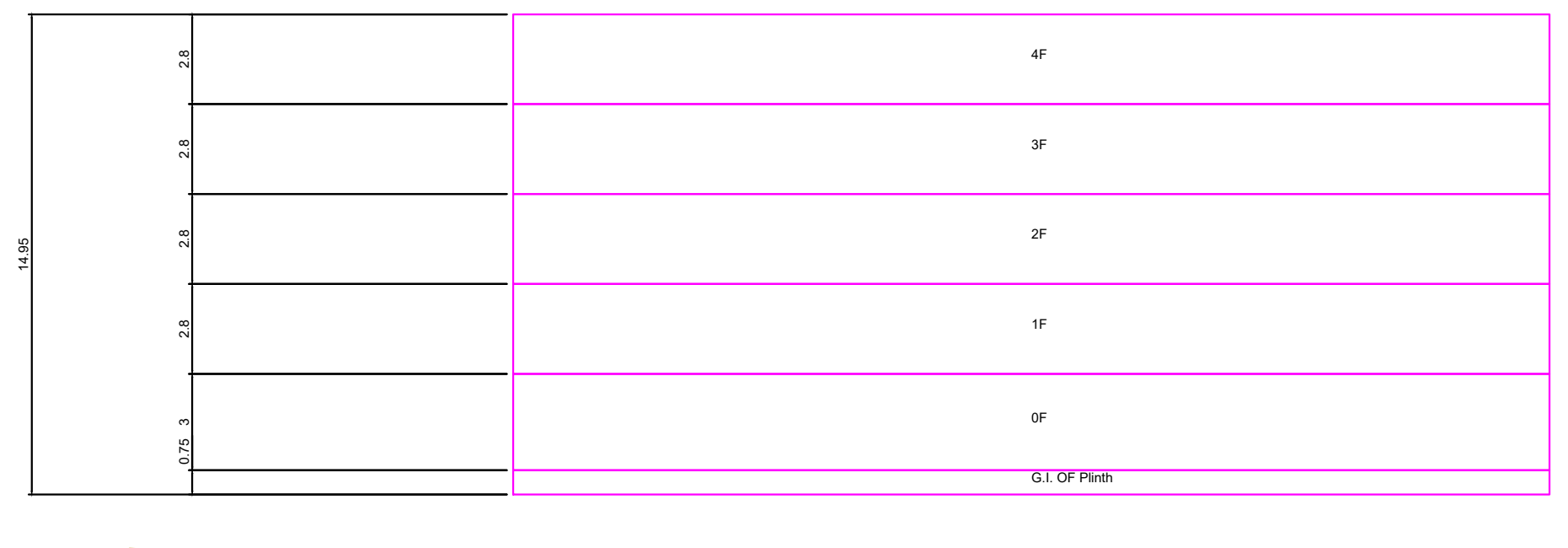
FSI DETAILS									
9 Index	Basic FSI (on serial no 1)	Premium FSI (on serial no 1)	TDR (on serial no 1)	Incentive FSI for green building If Applicable (on basic FSI)	Ancillary Area 60% of (2+3+4+5)	Ancillary Area 80% of (2+3+4+5)	Total	Inclusive Housing (20%) If Applicable	Drawing Value
9.1 Permissible Index	1.1	0.3	0.3	0.00	0.00	0.00	1.7	0.00	0.00
9.2 Existing Comsumed Index	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
9.3 Balance Index to be Consume	1.1	0.3	0.3	0.00	0.00	0.00	0.00	0.00	0.00
9.4 Total Permissible PLine Area()	1694.53	462.14	462.14	0.00	843.24	182.72	3644.77	0.00	0.00
9.5 Proposed P Line Area (Should not exceed 9.4)	1694.53	462.14	0.00	0.00	400.00	71.21	2627.88	0.00	2627.88
9.6 Index Consumed	1.09	0.29	0.00	0.00	0.00	0.00	1.39	0.00	0.00

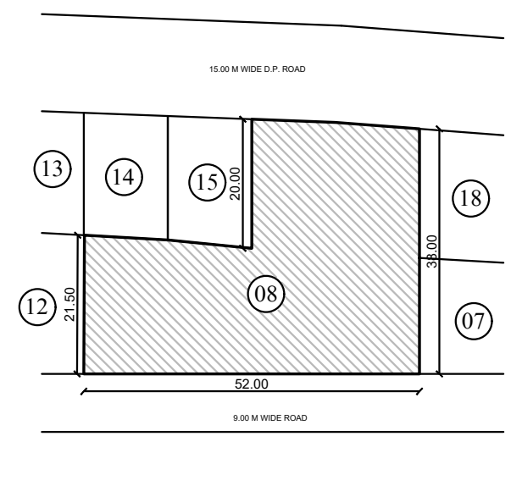


ELEVATION
SCALE - 1:100



SECTION @ X-X'
SCALE - 1:100

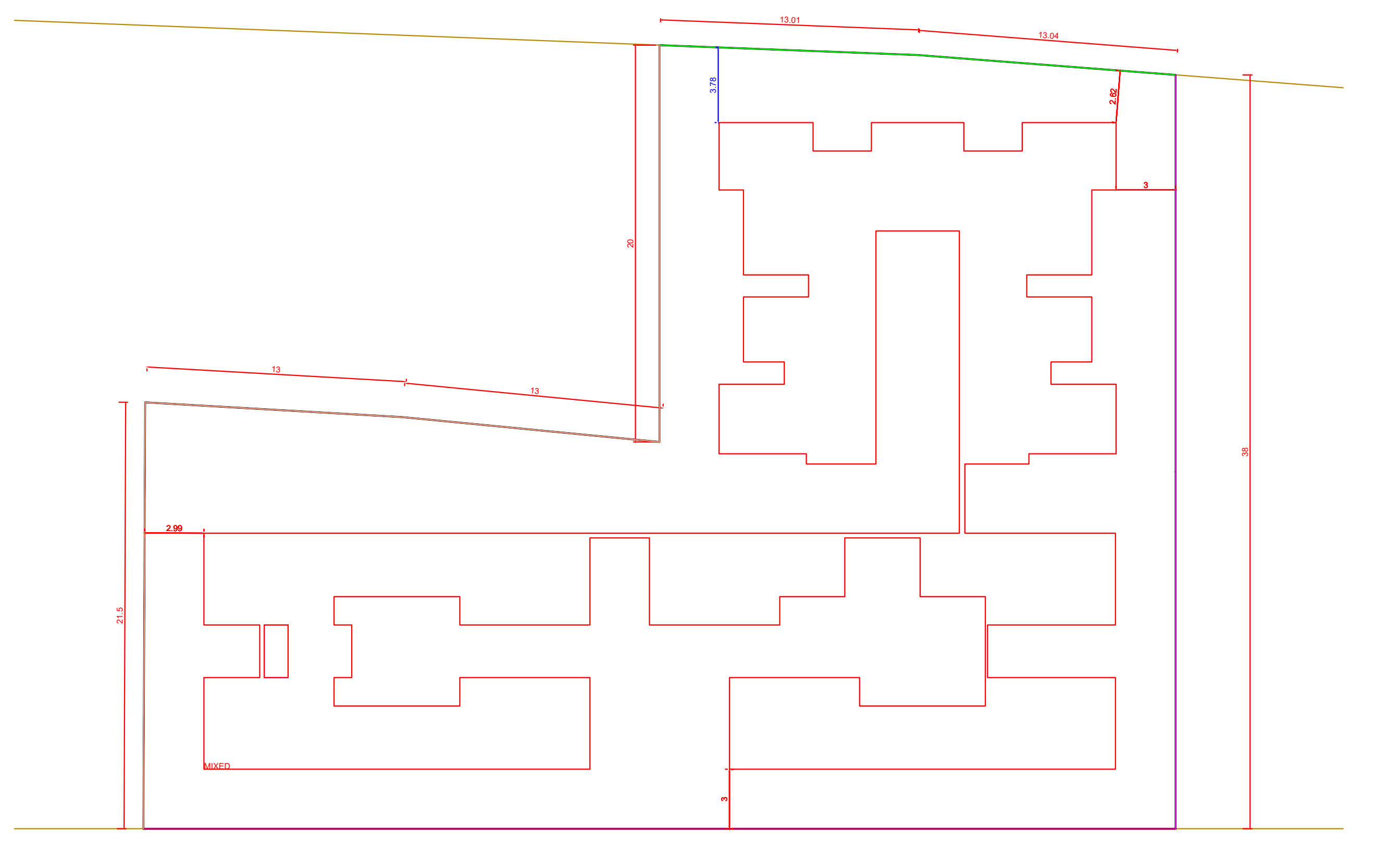




LOCATION PLAN
SCALE - 1:500

15.00 M WIDE D.P. ROAD

15M WIDE ROAD



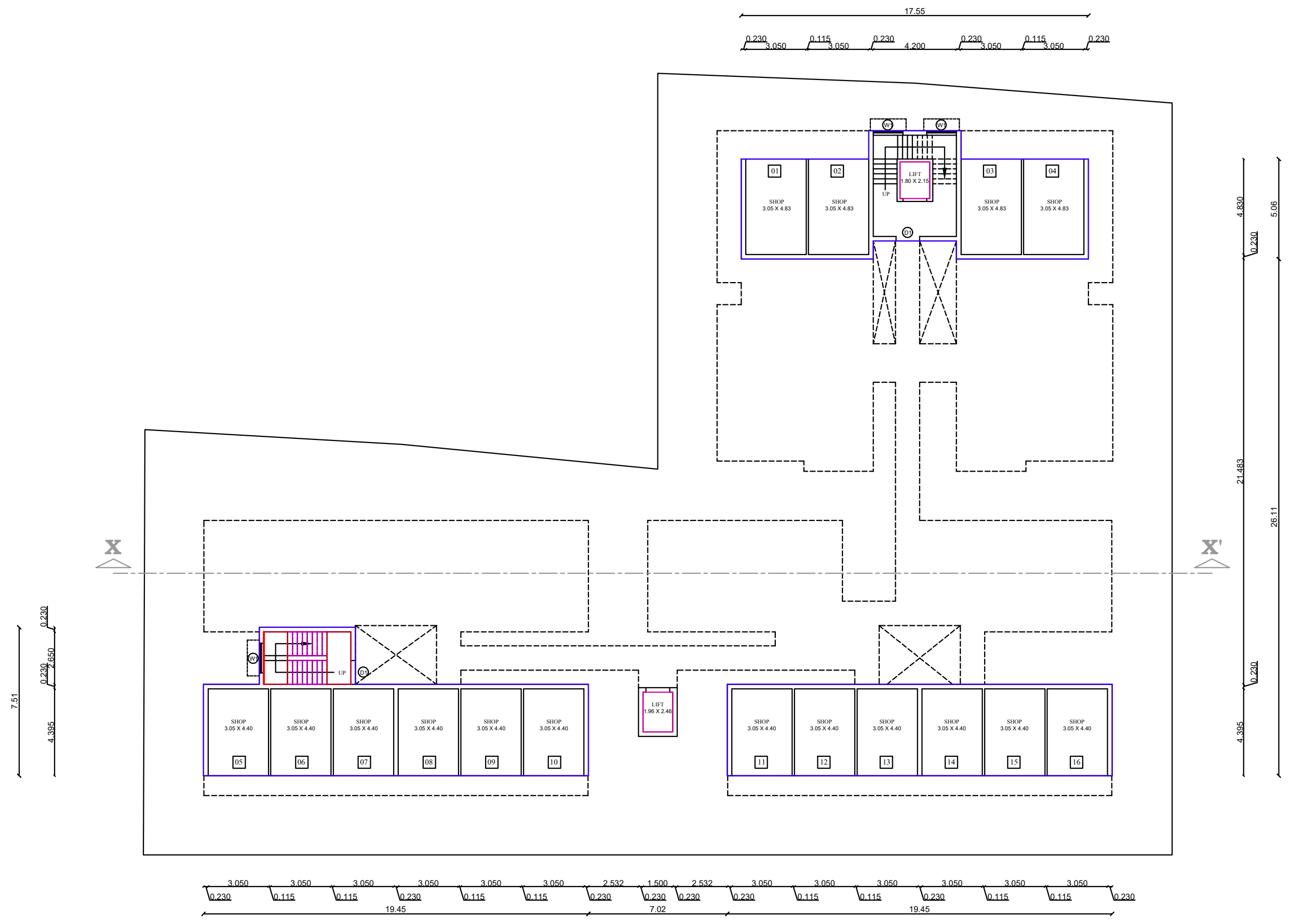
9M WIDE ROAD

9.00 M WIDE ROAD

TOTAL PLOT AREA- 1540.49 Sq.m

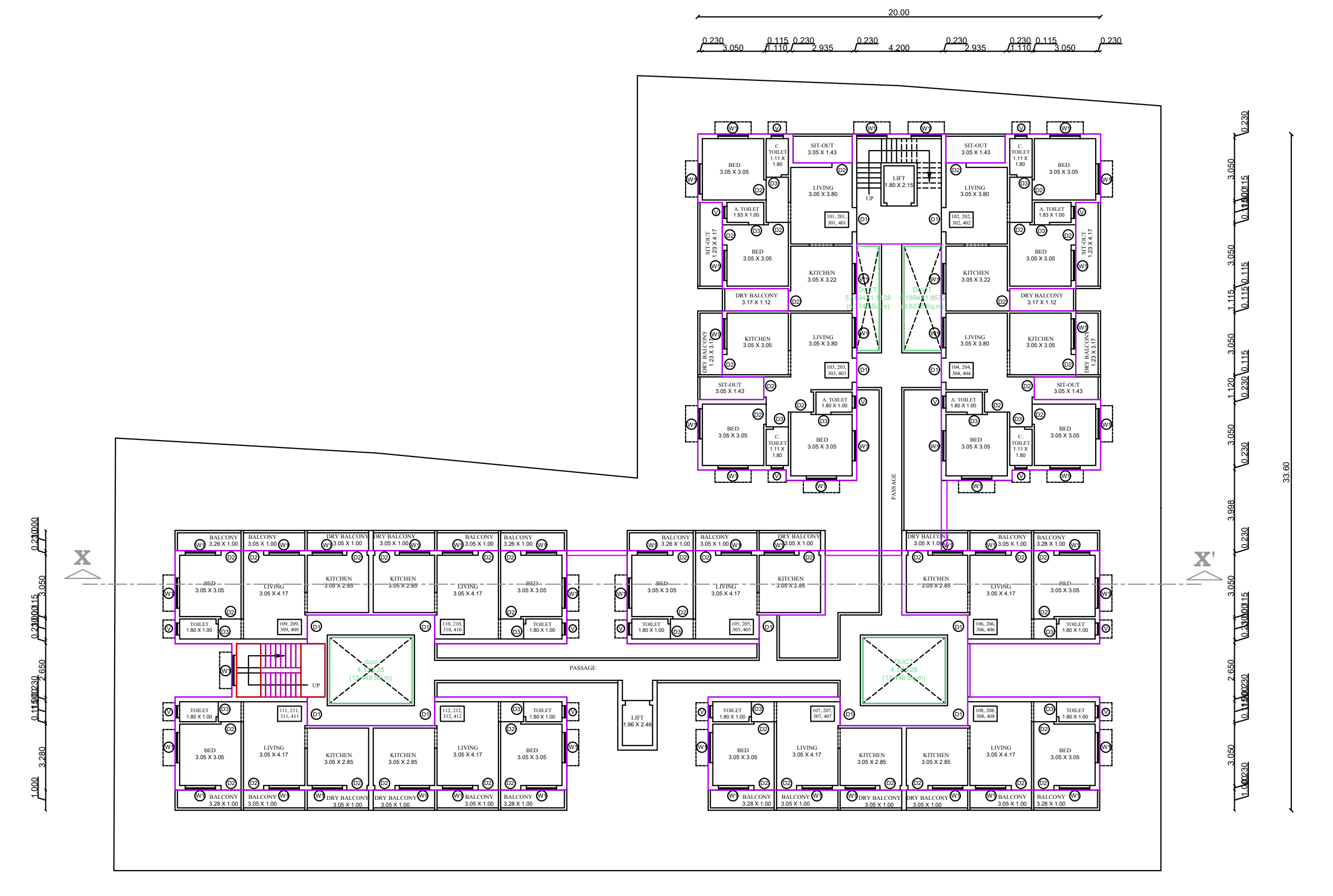
SITE PLAN
SCALE - 1:100

PROPOSED CONSTRUCTION OF COMMERCIAL CUM RESIDENTIAL BUILDING BELONGING TO JITENDRA AJIT ASRANI AND MANJU AJIT ASRANI AND JAYA MUKESH MOTWANI ON PLOT NO. 8, SURVEY NO. 41 / 3 / 1, MZ. - BULDANA, TQ.-DIST. BULDANA.



GROUND FLOOR PLAN
SCALE - 1:100

GROUND FLOOR



TYPICAL FIRST, SECOND, THIRD, FOURTH FLOOR PLAN
SCALE - 1:100

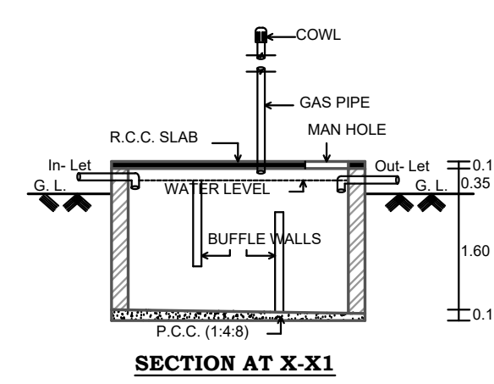
TYPICAL FIRST SECOND THIRD FOURTH FLOOR

MIXED

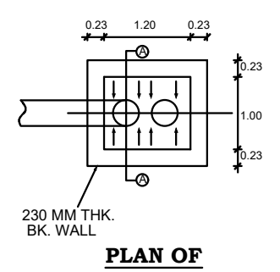
Carpet Area Table						
Building Name	Floor Name	Carpet name	Tenement No	Carpet Area	Enclosed Balcony Area	Total Carpet Area

Parking Check (Table 8B)						
Building Name	USE	REQ. RATIO		NO.OF Tena/Area	PRP. RATIO	
		car	Scooter		car	Scooter
Total	-	-	-	-	0	0

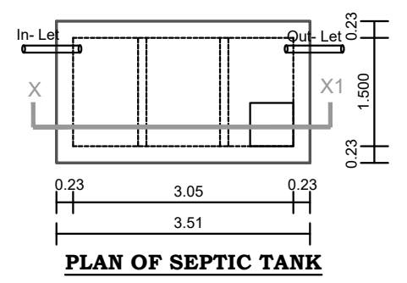
Parking Check As Per Multiplying Factor : 0.5					
Building Name	Required		Proposed		Status
	Car/Mini Bus	Scooter	Car/Mini Bus	Scooter	
Total	0	0	0	0	OK



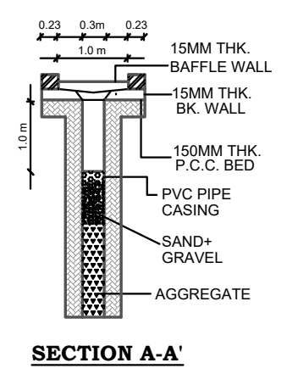
SECTION AT X-X1



PLAN OF PERCOLATION PIT



PLAN OF SEPTIC TANK



SECTION A-A'

GENERAL NOTES:

1] THIS DRAWING IS PROPERTY OF **M/S. SWAPNPURTI CONSULTANTS, BULDANA** AND IS NOT TO BE USED OR RE-PRODUCED WITHOUT PERMISSION.

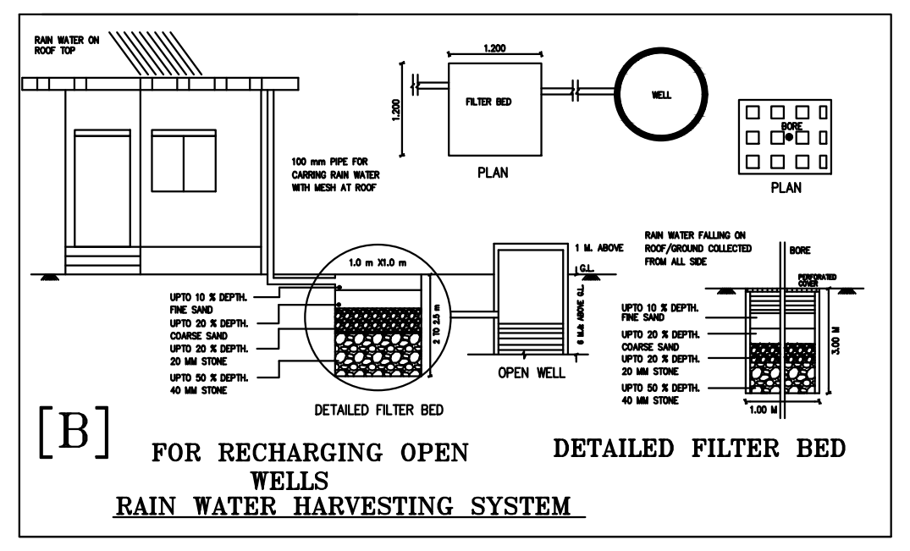
2] MENTIONED DRAWING SCALES TO BE FOLLOWED.

3] DISCREPANCIES IF ANY MUST BE CLEARED AS PER GUIDELINES FROM THE CHIEF ARCHITECT.

SCHEDULE OF OPENING :

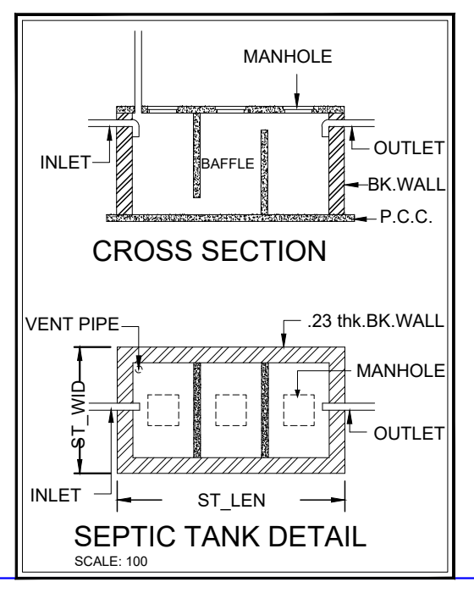
ITEM	SIZE	DESCRIPTION
	1.20 X 2.10	T.W. FRAME WITH DOUBLE SHUTTER FULLY PANELLED DOOR
	1.00 X 2.10	C.C. FRAME WITH SINGLE SHUTTER FULLY PANELLED DOOR
	0.75 X 2.10	GRANITE FRAME WITH F.R.P. DOOR
W1	1.50 X 1.20	ALUMINIUM CHANNEL FRAME WITH SLIDING GLAZED SHUTTER WINDOW
	0.60 X 0.90	ALUMINIUM CHANNEL FRAME WITH LOUVERED VENTILATOR

Project Details
Building Type - Building Development
Zone Type - Residential Zone with Shop line. (R-2)
Location - Non-Congested
Ward No -
Plot No. - 8
Cts No./Servey No. - 41
Sheet No. - 1
Zone Number:
Ward Name :
Prorata Value : 0

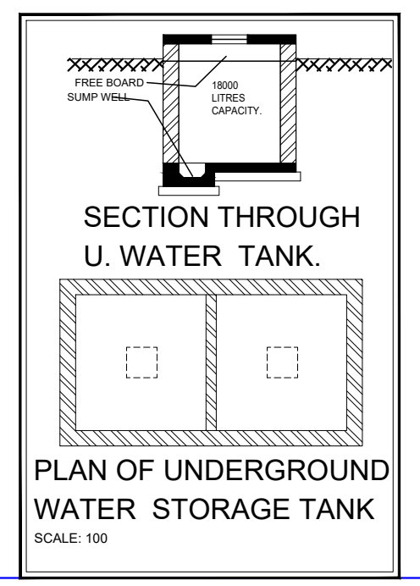

RAIN WATER ON ROOF TOP
1.200
FILTER BED
WELL
PLAN
BORE
PLAN
100 mm PIPE FOR CARRING RAIN WATER WITH MESH AT ROOF
1.0 m X1.0 m
UPTO 10 % DEPTH. FINE SAND
UPTO 20 % DEPTH. COARSE SAND
UPTO 20 % DEPTH. 20 MM STONE
UPTO 50 % DEPTH. 40 MM STONE
DETAILED FILTER BED
OPEN WELL
1 M. ABOVE G.L.
RAIN WATER FALLING ON ROOF/GROUND COLLECTED FROM ALL SIDE
PERFORATED COVER
3.00 M
1.00 M

[B] FOR RECHARGING OPEN WELLS
RAIN WATER HARVESTING SYSTEM

DETAILED FILTER BED



SEPTIC TANK DETAIL
SCALE: 100

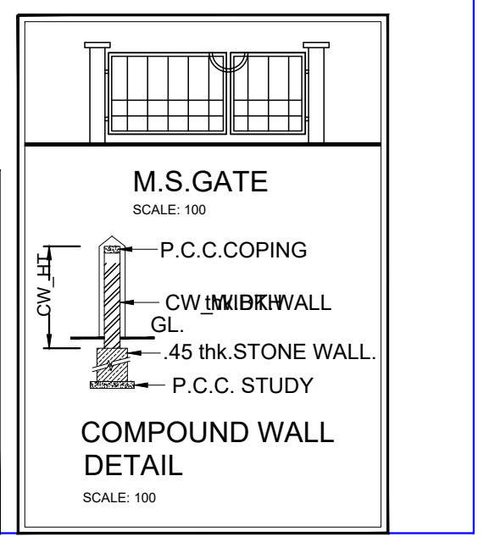


SECTION THROUGH U. WATER TANK.

PLAN OF UNDERGROUND WATER STORAGE TANK
SCALE: 100

WATER STORAGE REQUIREMENT
OVER HEAD WATER TANK REQUIRED
0 TENEMENT = 0 PERSON X 135 .Ltr
0Ltr
0 Ltr. X 1.5=0 Ltr
PROPOSED-O.H.W.T = 50000 .Ltr
UGR Prop:35000

SCHEDULE OF OPENING:			
NAME	LENGTH	HEIGHT	NOS.



M.S.GATE
SCALE: 100

COMPOUND WALL DETAIL
SCALE: 100

Proforma I : Area Statement	
1. Area of plot (Minimum area of a, b, c to be considered) or area of subplot with sanctioned layout No. and subplot No.	1540.49
(a) As per ownership document (7/12, CTS extract)	1540.49
(b) as per TILR or City Survey measurement sheet	1540.49
(c) as per Demarcated drawing area	1546.18
LESS	
2.Area not in possession	0.00
3. Entire area (1-2)	1540.49
4.Deductions for	-
(a) Proposed D.P./ D.P. Road widening Area /Service Road / Highway widening	0.00
(b) Any D.P. Reservation area	0.00
(Total a+b)	0.00
5.Balance area of plot (3-4)	1540.49
6. Amenity Space	0.00
(Applicable if (1) > 20000 sqmt	-
(Required -(a) Upto 20000 sqmt - Nil	-
(b) Above 20000 sqmt - (a) + 5 % of Total area	0.00
7. Net Plot Area (5-6)	1540.49
8. Recreational Open Space	-
(a) If area (6) is more than 4000 sqmt - 10 % of (6) is required.	0.00
Proposed___	0.00
(b) If area is less than 4000 sqmt -Check -	-
i) If it is full number like 1,2,125,419,etc. As per 7.12 abstract or City Survey Number - No Recreational open space is required	-
ii) If it is subdivision like 1/2 ,2/5 , 125/1 419/1 etc.then recreational open space is required.	-
(A) 10 % Subject to minimum 200 sqmt	0.00
Proposed _______________	0.00
(B) Exemption to leave open space subject to availing basic F.S.I of 75 %	-
(C) Exemption to leave open space subject to payment of 10 % land value of land at (7) as per annual statement of rate.	-

Certificate of Area:
Certified that the plot under reference was surveyed by me on 2021-11-01 and the dimensions of sides etc. of plot stated onplan are as measured on site and the area so worked out tallies with the area stated in document of Ownership/ T.P. Scheme Records/Land Records Department/City Survey records.
Signature
(Name of Architect/ Licensed Engineer/ Supervisor.)

Owner's Declaration -
I/We undersigned hereby confirm that I/We would abide by plans approved by Authority / Collector. I/We would execute the structure as per approved plans. Also I/We would execute the work under supervision of proper technical person so as to ensure the quality and safety at the work site.

Owner (s) name and signature

Architect/ Licensed Engineer/ Supervisor name and signature

Job No.

LEGENDS:
PLOT BOUNDRY SHOWN - WHITE
PROPOSED WORK SHOWN - RED
DRAINAGE LINE SHOWN - YELLOW LIGHT
WATER LINE SHOWN - BLUE DOTTED
ENCLOSED BAL SHOWN - BROWN
TERRACE SHOWN - DARK YELLOW
OPEN BAL SHOWN - BRAWN
EXSTING SHOWN - BLUE HATCHED

Name of Owner:- 1.Jitendra Ajit Asrani, 2. Manju Ajit Asrani
3. Jaya Mukesh Motwani
Postal Address : ,,,Buldana,Buldhana,Buldhana-443001,Maharashtra

Owner Phone- 9370584797

DESCRIPTION OF PROJECT :
Type of Proposal : Mixed
BUILDING ON CTS. NO./SURVEY NO.-41

SITE ADDRESS :
PLOT NO.8, SURVEY NO.41/3/1, MAUJE-BULDANA

Name Of Architect : ANIKET ASHRUBA SHEWALE

ADDRESS OF OFFICE
OFFICE :
Shop. NO.43 [Ground Floor], Jijamata Sport Complex, Buldana, 443001.

OWNERS SIGN:

TECHNICAL PERSON SIGN

SCALE 1:100
Verified by applicant
Date: 11/11/21
JOB No. CBBBM-21-12035

SUBMISSION DRAWING

Signature Not Verified
Digitally signed by ANIKET ASHRUBA SHEWALE
Date: 2021.11.12 20:24:49 IST
Reason: Architect DSC
Location: Buldhana Municipal Council