FLOOR WISE BUILT UP AREA - RESIDENTIAL

FLOORS	Flat No.	Flat Type	Bup Area + Bal. In Sq.Mt	Total Tene. Above 80	Total Tene. 40 To 80	Total Tene. Up To 40
FORTH FLOOR	1	F1	100.96	2.00	0.00	0.00
	1	F2	94.73			
THIRD FLOOR	1	F1	100.96	2.00	0.00	0.00
	1	F2	94.73			
SECOND FLOOR	1	F1	100.96	2.00	0.00	0.00
	1	F3	94.73			
FIRST FLOOR	1	F1	100.96	2.00	0.00	0.00
	1	F2	94.73			
GROUND FLOOR	1	G1	10.77	0.00	0.00	0.00
	1	G7	9.19			
	1	G5	8.52			
	1	G6	9.60			
	1	G4	8.74			
	1	G3	8.73			
	1	G2	8.74			
TOTAL				8.00	0.00	0.00

CARPET DETAILS :

FLOOR NAME	CARPET NAME	CARPET AREA
BASEMENT FLOOR PLAN	B1	00.00
GROUND FLOOR PLAN	G1	15.75
	G2	15.22
	G3	15.19
	G4	15.22
	G5	15.02
	G6	09.60
	G7	09.19
	G8	08.19
FIRST FLOOR PLAN	F1	104.99
	F2	105.29
SECOND FLOOR PLAN	S1	104.99
	S2	105.29
THIRD FLOOR PLAN	T1	104.99
	T2	105.29
FOURTH FLOOR PLAN	R1	104.99
	R2	105.29

CARPET AREA CALCULATIONS
EXCLUDING OPEN BALCONY & TERRACES

FLAT NOS	ROOMS	AREA	CARPET AREA
T2-1	LIVING	29.77	105.29
	KITCHEN	20.14	
	BEDROOM	19.27	
	BEDROOM	12.07	
	TOILET	2.98	
	TOILET	3.40	
	M.BEDROOM	14.83	
	TOILET	2.84	

CARPET AREA CALCULATIONS
EXCLUDING OPEN BALCONY & TERRACES

FLAT NOS	ROOMS	AREA	CARPET AREA
T1-1	LIVING	29.77	104.99
	KITCHEN	20.16	
	BEDROOM	19.27	
	BEDROOM	11.83	
	BATH	2.75	
	TOILET	2.98	
	TOILET	3.40	
	M.BEDROOM	14.83	

CARPET AREA CALCULATIONS
EXCLUDING OPEN BALCONY & TERRACES

FLAT NOS	ROOMS	AREA	CARPET AREA
S2-1	LIVING	29.77	105.29
	KITCHEN	20.14	
	BEDROOM	19.27	
	BEDROOM	12.07	
	TOILET	2.98	
	TOILET	3.40	
	M.BEDROOM	14.83	
	TOILET	2.84	

CARPET AREA CALCULATIONS
EXCLUDING OPEN BALCONY & TERRACES

FLAT NOS	ROOMS	AREA	CARPET AREA
S1-1	LIVING	29.77	104.99
	KITCHEN	20.16	
	BEDROOM	19.27	
	BEDROOM	11.83	
	BATH	2.75	
	TOILET	2.98	
	TOILET	3.40	
	M.BEDROOM	14.83	

CARPET AREA CALCULATIONS
EXCLUDING OPEN BALCONY & TERRACES

FLAT NOS	ROOMS	AREA	CARPET AREA
F2-1	LIVING	29.77	105.29
	KITCHEN	20.14	
	BEDROOM	19.27	
	BEDROOM	12.07	
	TOILET	2.98	
	TOILET	3.40	
	M.BEDROOM	14.83	
	TOILET	2.84	

CARPET AREA CALCULATIONS
EXCLUDING OPEN BALCONY & TERRACES

FLAT NOS	ROOMS	AREA	CARPET AREA
F1-1	LIVING	29.77	104.99
	KITCHEN	20.16	
	BEDROOM	19.27	
	BEDROOM	11.83	
	BATH	2.75	
	TOILET	2.98	
	TOILET	3.40	
	M.BEDROOM	14.83	

CARPET AREA CALCULATIONS
EXCLUDING OPEN BALCONY & TERRACES

FLAT NOS	ROOMS	AREA	CARPET AREA
R2-1	LIVING	29.77	105.29
	KITCHEN	20.14	
	BEDROOM	19.27	
	BEDROOM	12.07	
	TOILET	2.98	
	M.BEDROOM	14.83	
	TOILET	3.40	
	M.BEDROOM	14.83	

CARPET AREA CALCULATIONS
EXCLUDING OPEN BALCONY & TERRACES

FLAT NOS	ROOMS	AREA	CARPET AREA
R1-1	LIVING	29.77	104.99
	KITCHEN	20.16	
	BEDROOM	19.27	
	BEDROOM	11.83	
	BATH	2.75	
	TOILET	2.98	
	TOILET	3.40	
	M.BEDROOM	14.83	

CARPET AREA CALCULATIONS
EXCLUDING OPEN BALCONY & TERRACES

FLAT NOS	ROOMS	AREA	CARPET AREA
G2-1	SHOP-2	15.22	15.22

CARPET AREA CALCULATIONS
EXCLUDING OPEN BALCONY & TERRACES

FLAT NOS	ROOMS	AREA	CARPET AREA
G4-1	SHOP-4	15.22	15.22

CARPET AREA CALCULATIONS
EXCLUDING OPEN BALCONY & TERRACES

FLAT NOS	ROOMS	AREA	CARPET AREA
G7-1	SHOP-7	9.19	9.19

CARPET AREA CALCULATIONS
EXCLUDING OPEN BALCONY & TERRACES

FLAT NOS	ROOMS	AREA	CARPET AREA
G6-1	SHOP-6	9.60	9.60

CARPET AREA CALCULATIONS
EXCLUDING OPEN BALCONY & TERRACES

FLAT NOS	ROOMS	AREA	CARPET AREA
G5-1	SHOP-5	15.02	15.02

CARPET AREA CALCULATIONS
EXCLUDING OPEN BALCONY & TERRACES

FLAT NOS	ROOMS	AREA	CARPET AREA
G3-1	SHOP-3	15.19	15.19

CARPET AREA CALCULATIONS
EXCLUDING OPEN BALCONY & TERRACES

FLAT NOS	ROOMS	AREA	CARPET AREA
G1-1	SHOP-1	18.75	18.75

Project Details

Building Type - DETACHED
Zone Type - PURELY RESIDENTIAL ZONE(R1)
Location - NON CONGESTED
Ward No - RAM NAGAR
Corporation House No. -
Cts No./Servey No. - 2
Sheet No. -

CARPET AREA CALCULATIONS
EXCLUDING OPEN BALCONY & TERRACES

FLAT NOS	ROOMS	AREA	CARPET AREA
G6-1	TOILET	3.40	68.59
	living	30.62	
	KITCHEN	20.14	
	M.BEDROOM	14.83	

7.40

WATER STORAGE REQUIREMENT
OVER HEAD WATER TANK REQUIRED
1 TENAMENT = 1X 5 PERSON X 135 Ltr.
= 675.00 Ltr.

UNDER GR. WATER TANK REQUIRED
= 675.00 Ltr. + 1.5 = 1012.50 Ltr.
PROPOSED. - O.H.W.T = 2000.00 LTS.
U.G.W.T. = 2100.00 LTS.

PREMIUM STATEMENT

S.NO.	DESCRIPTION	AREA
1.	TOTAL PAID F.S.I. CONSUMED	359.60
2.	TOTAL ENCLOSED BALCONY	0.00
3.	TOTAL PROPOSED TERRACE	0.00

RESIDENTIAL

BUILDING	FLOORS	EXISTING FSI AREA			FSI AREA					BALCONY (15%)			TERRACE (20%)			LIFT	TOTAL
		COMM.	RESI.	IND.	COMM.	RESI.	IND.	SPECIAL	MEZZ.	PERM.	PROP.	EXCESS	PERM.	PROP.	EXCESS		FSIAREA
RESIDENTIAL	BASEMENT FLOOR	0.00	0.00	0.00	0.00	15.31	0.00	0.00	0.00	2.30	0.00	0.00	3.06	0.00	0.00	0.00	15.31
RESIDENTIAL	GROUND FLOOR	0.00	0.00	0.00	111.74	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	111.74
RESIDENTIAL	FIRST FLOOR	0.00	0.00	0.00	0.00	294.73	0.00	0.00	0.00	44.21	0.00	0.00	58.95	0.00	0.00	0.00	294.73
RESIDENTIAL	SECOND FLOOR	0.00	0.00	0.00	0.00	294.73	0.00	0.00	0.00	44.21	0.00	0.00	58.95	0.00	0.00	0.00	294.73
RESIDENTIAL	THIRD FLOOR	0.00	0.00	0.00	0.00	294.73	0.00	0.00	0.00	44.21	0.00	0.00	58.95	0.00	0.00	0.00	294.73
RESIDENTIAL	FORTH FLOOR	0.00	0.00	0.00	0.00	294.73	0.00	0.00	0.00	44.21	0.00	0.00	58.95	0.00	0.00	0.00	294.73
open	Total	0.00	0.00	0.00	111.74	1194.23	0.00	0.00	0.00	179.13	0.00	0.00	280.50	0.00	0.00	0.00	1305.97

PLAN SHOWING THE PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING FOR SHRI SHARAD RAJARAM BHANGE AT MOUJE UMARI UMARKHED,IN F.S. NO.2/2,ON LAYOUT PLOT NO.11,MOHITE LAYOUT,RAUTWADI,UMARI,AKOLA.

PARKING STATEMENT

TENAMENT AREA	PARKING RATIO	NO.OF TENA.	REQUIRED PARKING	PROPOSED PARKING
FOR EVERY TENA. 80 S.MT. TO 150 S.MT.	1:3	9	09:27	CAR-8
FOR EVERY 100SQM CARPET AREA	2:6	7	02:12	SC-25
VISITOR PARKING (5%)	0:0:0	0.00	01:02	
		TOTAL	13:41	
AS PER TABLE NO. 8C OF UDCPR 2020 SR.NO. 5 - MULTIPLYING FACTOR IS 0.6.	--	--	08:25	--

AREA STATEMENT

TOTAL PLOT AREA	508.82 SQM.
PROP.BASEMENT FL.B/UP AREA	15.31 SQM.
PROP.GROUND FL. B/UP AREA[COMM]	111.74 SQM.
PROP.FIRST FL. B/UP AREA	294.73 SQM.
PROP.SECOND FL. B/UP AREA	294.73 SQM.
PROP.THIRD FL. B/UP AREA	294.73 SQM.
PROP.FORTH FL. B/UP AREA	290.01 SQM.
TOTAL B/UP AREA [P LINE AREA]	1301.25 SQM.

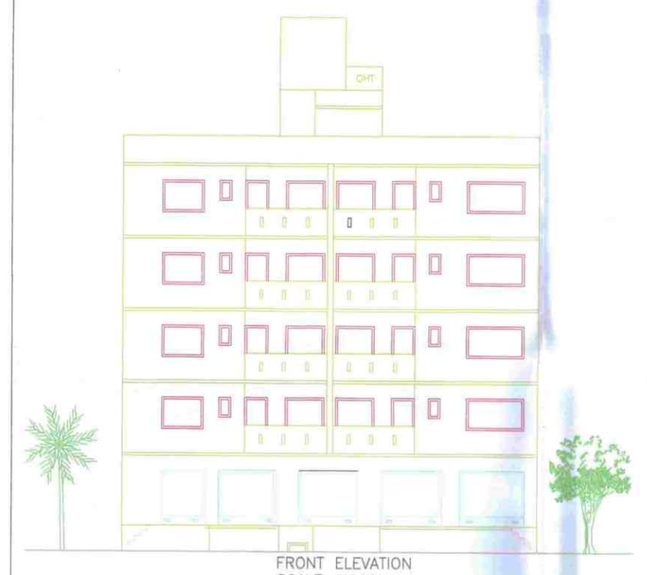
F.S.I. CALCULATIONS
A]BUILT UP WITH =PLOT AREA XBASIC F.S.I.
REFERENCE TO BASIC F.S.I. =508.82X1.10
=559.702 SQM
B]BUILT UP AREA ON =PLOT AREAX0.5
PAYMENT OF PREMIUM = 508.82X0.5
= 254.41 SQM
C]CALCULATION OF AREA UNDER ANSILLARY F.S.I.
A]P-LINE B/UP AREA/1.60 =1301.25/1.6
= 813.28 SQM
NET ANSILLARY AREA
P-LINE BUILT UP AREA-60%AREA
=1301.25-813.28=487.97 SQM
NET ANCILLARY AREA = 487.97SQM
NET PROP BUILT AREA
BASIC AREA 1.10 +BUILT UP AREA ON
PAYMENT OF PREMIUM +ANCILLARY AREA OF FSI
=559.70+253.58+487.97=1301.25 SQM

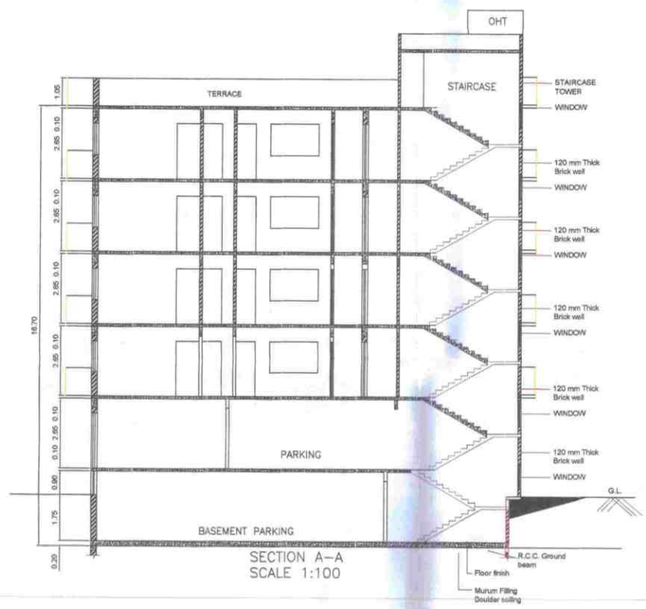
SCHEDULE OF OPENING:

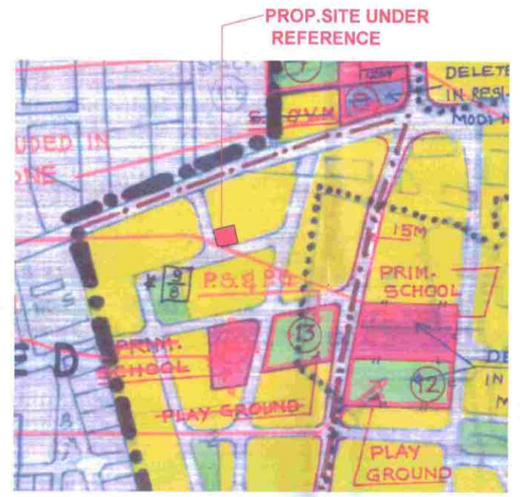
NAME	LENGTH	HEIGHT	NOS.
D	0.91	2.10	64
OPEN	0.92	2.10	8
RS	1.75	2.10	7
d	0.75	2.10	30
open	0.90	2.10	8

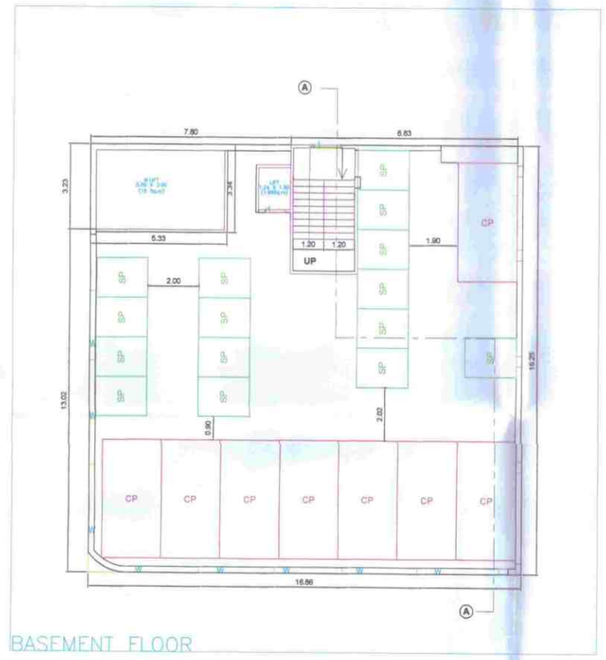
SCHEDULE OF OPENING:

NAME	LENGTH	HEIGHT	NOS.
V	0.46	0.75	24
W	1.86	1.20	60
w	2.80	1.20	4
w1	1.20	1.50	6

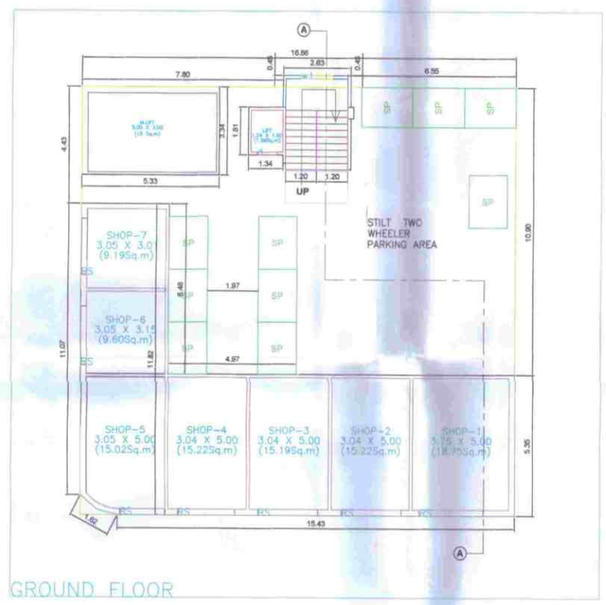




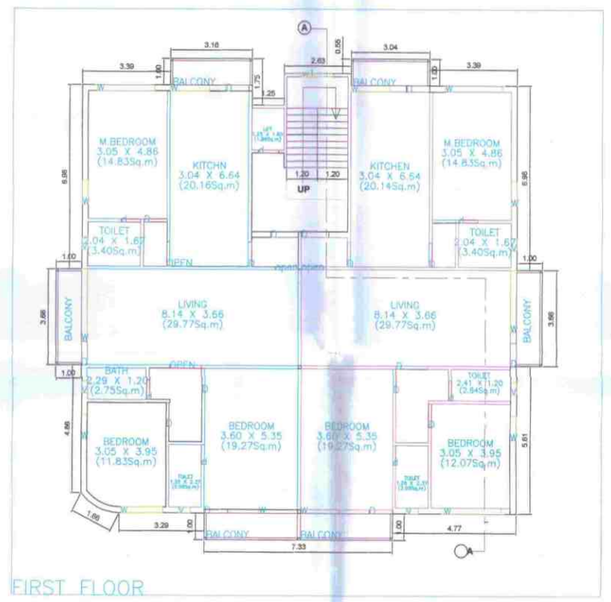




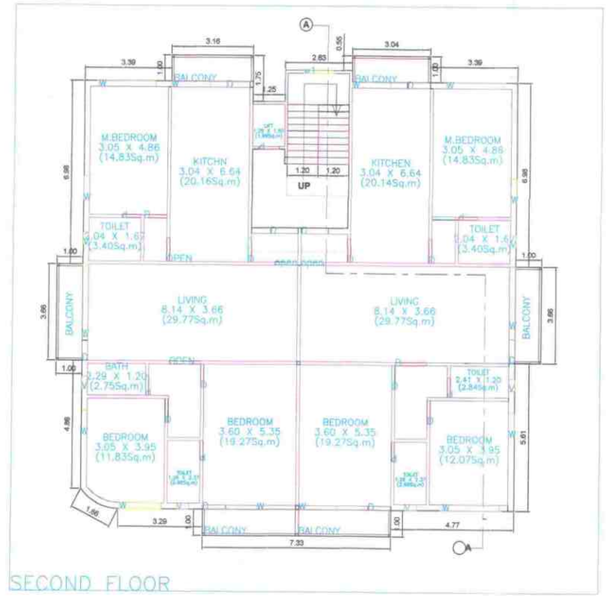
PROP.BASEMENT FLOOR PLAN
SCALE 1:100



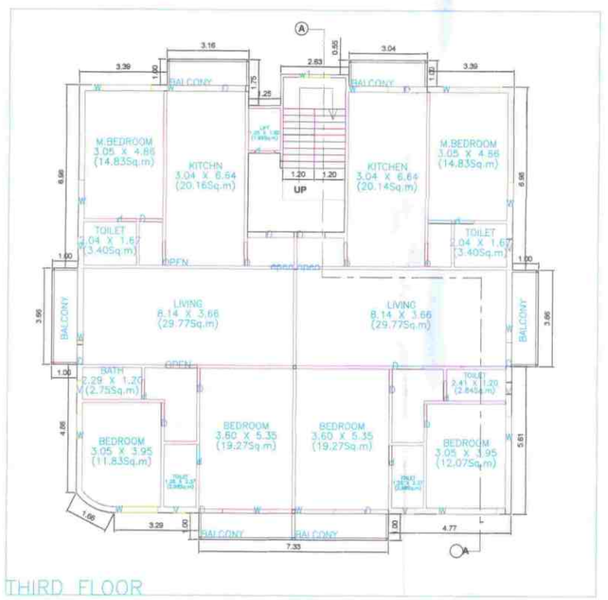
PROP.GROUND FLOOR PLAN
SCALE 1:100



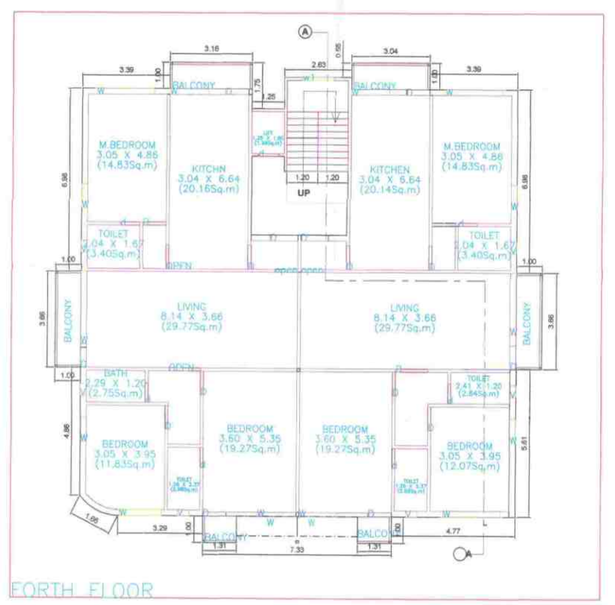
PROP.FIRST FLOOR PLAN
SCALE 1:100



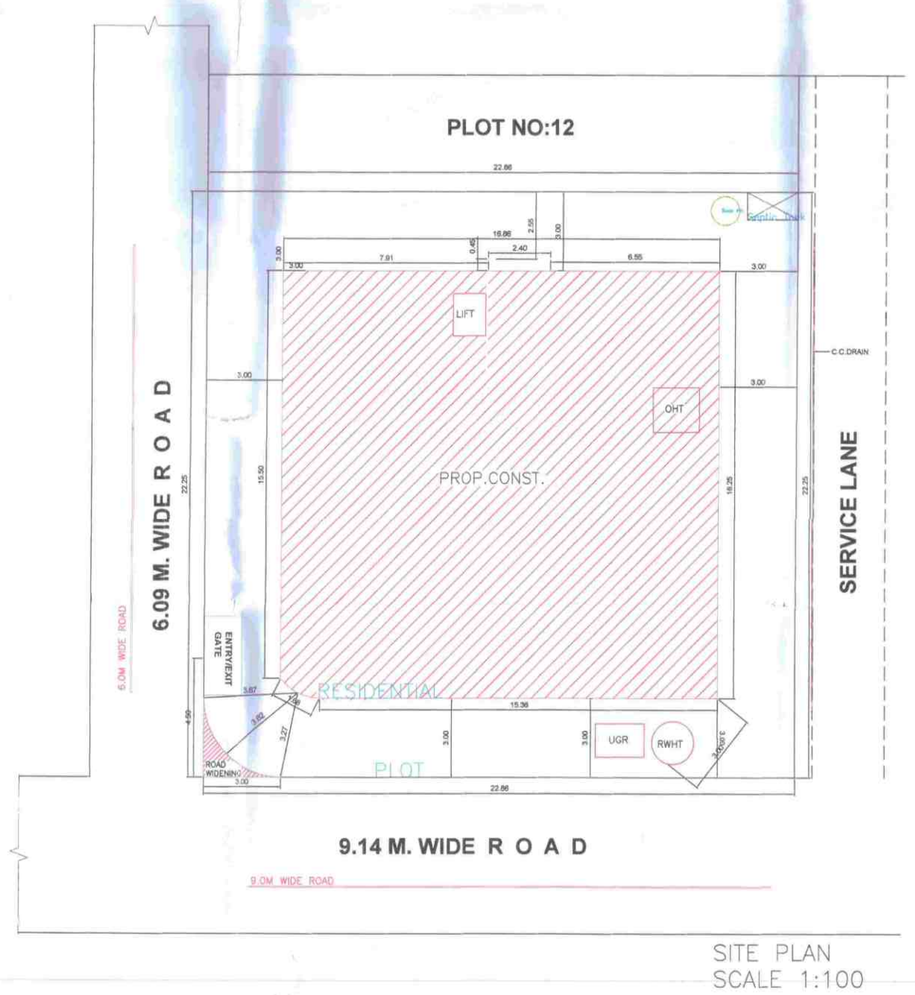
PROP.SECOND FLOOR PLAN
SCALE 1:100



PROP.THIRD FLOOR PLAN
SCALE 1:100



PROP.FORTH FLOOR PLAN
SCALE 1:100



SHEET NO1/2

Profarma-I:Area Statement
(At Right Hand top Cornaer of Plans)

PROPOSED RESI CUM COMM.COMPLEX ON C.T.S. NO./2/2 Drawing Sheet No:X/Y
PLOT NO/S.NO./GAT 11 Drawing NO./F.P.NO._____
OF VILLAGE MOUJA:UMARI UMARKHED

Stamps of Approval of Plans

A) AREA STATEMENT.

1) AREA OF THE PLOT 508.82 SQM
(Minimum area of a,b,c to be considered
a) As per ownership document(7/12,CTS extract) 508.82 SQM
b) As per measurement sheet 508.82 SQM
c) As per site 508.82 SQM

2) Deductions for
(a) Proposed D.P./D.P. Road widening Area/Service Road/Highway widening
(b) Any D.P. Reservation area
(Total a+b)

3) Balance area of plot(1-2)

4) Amenity Space (if applicable)
(a) Required
(b) Adjustment of2(b),if any-
(c) Balance Proposed-

5) Net Plot Area(3-4(c)) 508.82 SQM

6) Recreational Open space(if applicable)
(a) Required
(b) Proposed

7) Internal Road area

8) Plotable area(if applicable)

9) Built up area with reference to Basic F.S.I. as per front road width
(sr.no. 5xbasic FSI)

10) Addition of F.S.I. on payment of premium
(a) Maximum permissible premium FSI-based on road width/TOD Zone.
(b) Proposed FSI on payment of premium.

11) In-situ FSI/TDR loading
(a) In-situ area against D.P. road [2.0x Sr.No.2(a)],if any
(b)In-situ area against Amenity Space if handed over [2.00 or 1.85x Sr.No.4 (b) and/or (c)],
(c) TDR area
(d) Total in-situ/TDR loading proposed (11(a)+(b)+(c))

12) Additional FSI area under Chapter No.7

13) Total entitlement of FSI in the proposal
(a) [9+10(b)+11(d)] or 12 whichever is applicable
(b)Ancillary Area FSI upto 60% or 80% with payment of charges
(c) Total entitlement(a+b)

14) Maximum utilization limit of FSI (building potential)Permissible as per Road width {(as per Regulation No.6.1 or 6.2 or 6.3 or 6.4 as applicable)x1.6 or 1.8

15) Total Built-up Area in proposal.(excluding area at Sr.No.17b)
(a) Existing Built-up Area
(b)Proposed Built-up Area (as per 'P-line') 1301.25 SQM
(c) Total (a+b)

16) F.S.I. Consumed (15/13)(should not be more than serial No.14 above.) 2.56

17) Area for Inclusive Housing,if any
(a) Required (20% of Sr.No.5)
(b) Proposed

Owner's name and signature
Architect/ Licensed Engineer/ Supervisor name and signature

LEGENDS:
PLOT BOUNDRY SHOWN DI-RTE
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 BROWN
EXISTING SHOWN BLUE HATCHED

CERTIFICATE OF AREA
CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON _____ AND THE DIMENSIONS OF SIDES etc. OF PLOT STATED ARE MEASURE ON SITE AND THE AREA SO WORKED OUT TALLIES WITH THE AREA OF 508.82 SQM AS PER DOCUMENT OF OWNERSHIP / T.P SCHEME RECORD / LAND RECORD / CITY SURVEY RECORDS.
CLIENT-1
CLIENT-2
CLIENT-3
CLIENT-4

DESCRIPTION OF PROJECT :
PROPNO
TYPEOFPROP
CTSNO
TALL
SITE ADDRESS : AT MOUJE UMARI UMARKHED,IN F.S. NO.2/2,ON LAYOUT PLOT NO.11,MOHITE LAYOUT,RAUTWADI,UMARI,AKOLA.
PROP. SITE
CLIENT-3

NAME OF ARCHITECT ARCHITECT

LOGO

ADDRESS OF OFFICE
OFFICE
ARCHADD-1
ARCHADD-2
ARCHADD-3
ARCHADD-4

OWNERS SIGN:

ARCHITECTS SIGN:
MANISH R GAWANDE
B.ARCH.
PLANNER & INTERIOR DESIGNER
ESTIMATING & CIVIL CONSULTANT
MUNICIPAL HOUSE AKOLA (M.S)INDIA
AMC/C No.

SCALE 1:100 DATE
JOB No. JOBNO CHKBY

SUBMISSION DRAWING