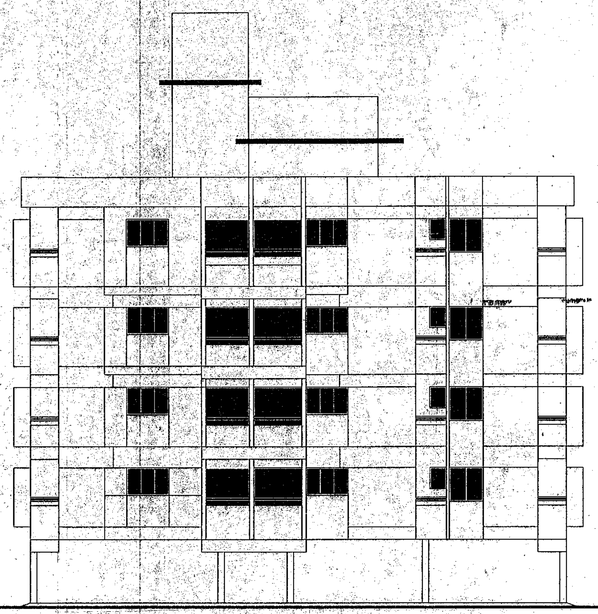
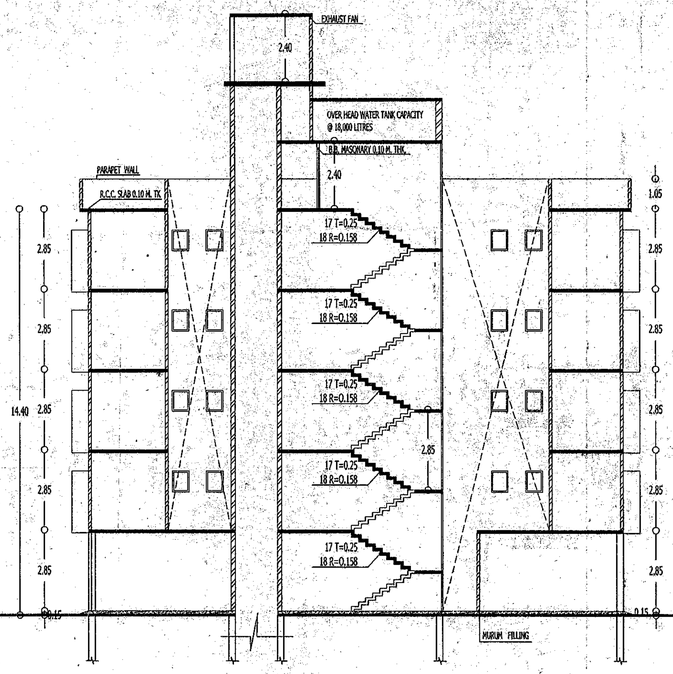
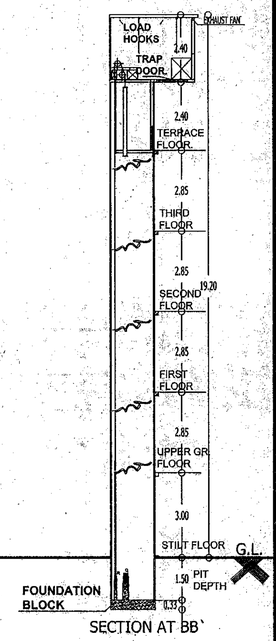


G.L

F.R.O.N.T E.L.E.V.A.T.I.O.N



SECTION AT AA`



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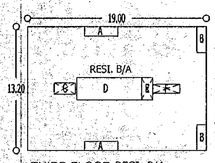
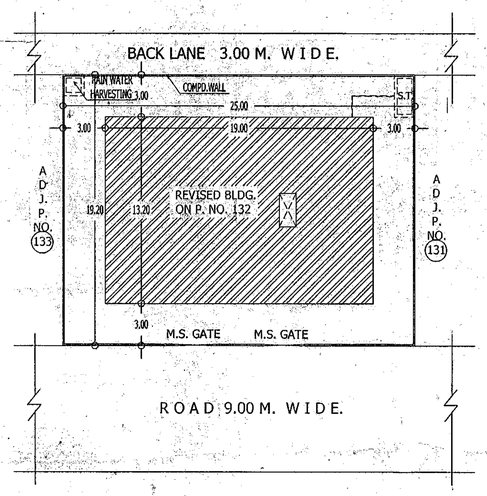


DEDUCTION :-
A = 3.55 X 1.00 X 2 Nos.
B = 1.00 X 2.75 X 2 Nos.
C = 2.23 X 1.20
D = 6.91 X 2.38
E = 1.20 X 2.38
F = 2.86 X 0.96
TOTAL = 37.32 SQ.M.

THIRD FLOOR RESI. B/A :-
= 19.00 X 13.20 - 37.32 SQ.M.
= 250.80 SQ.M.- 37.32 SQ.M.
= 213.48 SQ.M.

PROFILE PLAN.
SCALE :- 1:300.



SITE PLAN.
SCALE :- 1:200.

DETAILS OF FLOOR WISE BUILT UP AREA (As per SR. NO. 13)		
FLOOR WISE	APPROVED	REVISED/PROPOSED
STILT FLOOR	----------	----------
UPPER GR. FLOOR	199.53 SQ.M.	199.53 SQ.M.
FIRST FLOOR	199.53 SQ.M.	199.53 SQ.M.
SECOND FLOOR	199.53 SQ.M.	199.53 SQ.M.
THIRD FLOOR	----------	213.48 SQ.M.
TOTAL B/A	598.59 SQ.M.	812.07 SQ.M.
TOTAL B/A REVISED/PROPOSED = 812.07 SQ.M.		
F.S.I. CONSUMED : 1.69 < 1.80.		

B) BAL. AREA STATEMENTS

a) PERMISSIBLE BAL.AREA PER FLOOR = 32.02 SQ.M.

b) PROPOSED BALCONY AREA PER FLOOR = 17.38 SQ.M.

SR.NO. SCHEDULE OF DOORS & WIND.

1	d/w	1.70 X 2.10	CCTW DOOR CUM WINDOW.
2	D	0.90 X 2.10	CCTW DOORS
3	D 1	0.75 X 2.10	CCTW DOORS
4	W	1.50 X 1.20	AL-SECTN. WINDOWS
5	W1	0.90 X 1.20	AL-SECTN. WINDOWS
6	KW	1.50 X 0.98	AL-SECTN.KITCHEN WINDOWS
7	V	0.75 X 0.60	LOU. VENTILATOR
8	M.S. GATE	3.05 X 1.80	M.S. COMPD. GATE

AREA DETAILS OF FLAT/UNIT

FLOOR NO.	SHOP/FLAT No.	NET BUILT UP AREA SHOP/FLAT IN SQ.M.	COMMON SHARED AREA PER FLAT LIKE (STAIRCASE PASSAGES, LIFT,CORRI DOOR LOBBY) IN SQ.M.	AREA OF CUPBOARD & FLOWER BED ATTACHED TO FLAT IN SQ.M.	AREA OF BALCONY ATTACHED TO FLAT IN SQ.M.	TOTAL AREA OF SHOP/FLAT (3+4+5+6) IN SQ.M.
1	2	3	4	5	6	7
UPPER GR.,F. & S. FL.	1,2,5,6, 9 & 10	41.72	3.42	13.87	3.25	62.26
UPPER GR.,F. & S. FL.	3,4,7, 8,11 & 12	58.05	4.75	13.51	4.54	80.85
THIRD FL.	13 & 14	45.20	3.42	10.39	3.25	62.26
THIRD FL.	15 & 16	61.53	4.75	10.03	4.54	80.85
TOTAL	16 FLATS	812.08 SQ.M.				

T.D.R. & PREMIUM CONSUMPTION CHART

SR.NO.	DESCRIPTION	BY RULE	APPROVED	REVISED
1)	NET AREA OF PLOT	479.90 SQ.M.	479.90 SQ.M.	0.00 SQ.M.
2)	BUILT UP AREA WITH REF. TO BASIC F.S.I. (sr. no. 1 x 0.10)	47.99 SQ.M.	47.99 SQ.M.	0.00 SQ.M.
3)	PREMIUM FSI AREA (SUBJECT TO MAX. OF 0.3 OF SR.NO.1)	143.97 SQ.M.	70.73 SQ.M.	73.24 SQ.M.
4)	TDR AREA(SUBJECT TO MAX. OF 0.40 OF SR.NO.1)	191.96 SQ.M.	0.00 SQ.M.	140.24 SQ.M.
5)	TOTAL B/A	863.82 SQ.M.	598.62 SQ.M.	213.48 SQ.M.
6)	TOTAL B/A (APPROVED + REVISED)	863.82 SQ.M. >	812.07 SQ.M.	
7)	F.S.I. CONSUMED	1.80 >	1.69	

REVISED APPARTMENT "JAAI" RESI.BLDG. PLAN FOR SHRI. NITIN M. PATIL & OTHERS, ON S.NO.14/1A,F.P.NO.4780A,P.NO.132, SHIVAR :- DEOPUR,DHULE.

STAMP OF APPROVAL OF PLANS

शीट पिटिशन क्र.४०६०/२०१५ च्या
दि.३८/१०/२०१५ च्या अंतरिम निर्णया
नुसार शीट पिटीशनच्या अंतीम निकालास
अधिन राहून हि परवानगी देण्यात येत आहे

या बांधकाम नकाशावर लाल रंगाने दर्शविलेल्या चुनखडीप्रमाणे
ओट्यापर्यंत/अंतिम बांधकामासाठी शीर्षतात्पुरत्या बांधकाम प्रारंभ प्रमाण
पत्र क्रमांक 2280 दि. 28/12/2016
मधील अटींवर मंजुरी देण्यात येत आहे.

नगररचनाकार
धुळे महानगरपालिका, धुळे.

उपायुक्त
धुळे महानगरपालिका धुळे

मा.आयुक्त श्री. यांचे सहीनुसार

A) AREA STATEMENTS	
1) AREA OF PLOT	
a) AS PER OWNERSHIP DOCUMENT CTS EXTRACT	479.90 SQ.M.
b) AS PER MEASUREMENT SHEET	479.90 SQ.M.
c) AS PER PLAN SUBMITTED	479.90 SQ.M.
2) DEDUCTIONS FOR	
a) PROPOSED D.P./D.P.ROAD WIDENING AREA	----------
b) ANY D.P. RESERVATION AREA	----------
c) NATURAL WATER COURSE AREA	----------
(TOTAL a+b+c)	----------
3) GROSS AREA OF PLOT (1-2)	479.90 SQ.M.
4) RECREATIONAL OPEN SPACE	
a) REQUIRED	----------
b) PROPOSED	----------
5) AMENITY SPACE	
a) REQUIRED	----------
b) PROPOSED	----------
6) SERVICE ROAD AND HIGHWAY WIDENING	----------
7) INTERNAL ROAD AREA	----------
8) NET AREA OF PLOT = [3 - 5(b)]	479.90 SQ.M.
9) BUILT UP AREA WITH REF. TO BASIC F.S.I. AS PER FRONT ROAD WIDTH (sr. no. 8 x 1.10)	527.89 SQ.M.
10) ADDITION OF AREA FOR F.S.I.	
a) IN SITU AREA AGAINST D.P. ROAD (1.85 X SR. NO. 2a) IF ANY	----------
b) IN SITU AREA AGAINST AMENITY SPACE [2.00 OR 1.85 X sr. no. 5 (b)]	----------
c) PREMIUM FSI AREA (SUBJECT TO MAX. OF 0.3 OF SR.NO.8)	143.97 SQ.M.
d) TDR AREA	191.96 SQ.M.
e) ADDITIONAL FSI AREA UNDER CHAPTER VIII	
TOTAL (a + b + c + d + e)	----------
11) TOTAL AREA AVAILABLE (9 + 10)	863.82 SQ.M.
12) MAXIMUM UTILIZATION OF F.S.I. PER MISSIBLE AS PER ROAD WIDTH (AS PER REGULATION NO. 15.4)	1.80 863.82 SQ.M.
13) TOTAL BUILT UP AREA IN PROPOSAL (EXCLUDING AREA AT SR. NO. 15.b)	
a) EXISTING BUILT UP AREA	----------
b) PROPOSED/REVISED BUILT UP AREA	812.07 SQ.M.
c) EXCESS BALCONY AREA COUNTED IN F.S.I.	----------
d) EXCESS DOUBLE HT. TERRACES AREA COUNTED IN F.S.I.	----------
TOTAL (a + b + c + d)	812.07 SQ.M.
14) F.S.I. CONSUMED (13/8)	1.69 < 1.80
15) AREA FOR INCLUSIVE HOUSING if any	
a) REQUIRED (20% OF sr. no. 9)	----------
b) PROPOSED	----------

CERTIFICATE OF AREA

Certified that the plot under reference was surveyed by me on 16.12.2016 & the dimension of sides etc of plot stated on plan are as measured on site & the area so worked out tallies with the area stated in document of Ownership / T.P. scheme record/Land records department / C.T.S. record.

VASTUVACHANA ASSOCIATES
RAJENDRA S. CHHAJED
CONSULTING ENGINEERS
REGD.NO. 010
STRUCTURAL DESIGN & DRAWING
Signature
Rajendra S. Chhajed
Regd. No. 010.

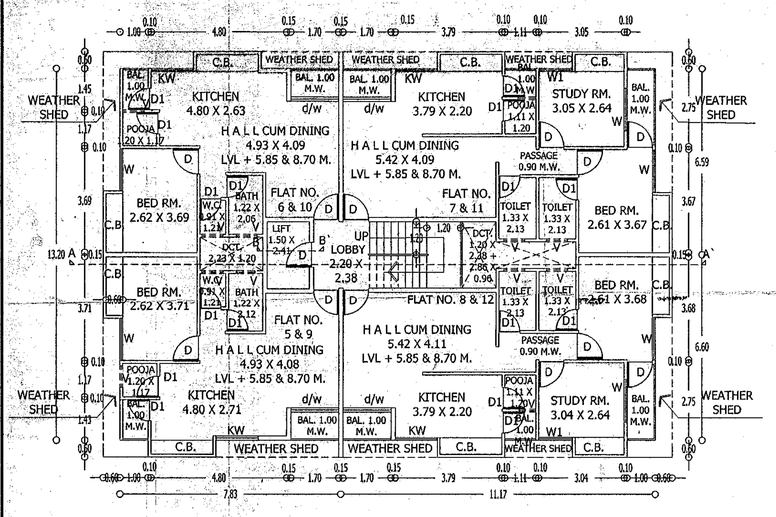
OWNER`S DECLARATION

I undersigned here by conform that i would abide by plan sanctioned Dhule Municipal Corporation.I would execute the structure as per sanctioned plans.Also I would execute the work under supervision of proper technical person so as to ensure the quality & safety at the work site.

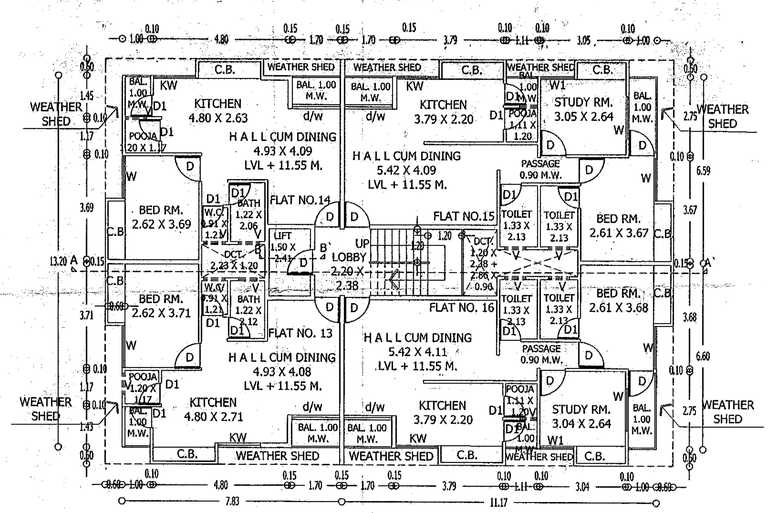
Owner`s Name & Sign.

1) SHRI. NITIN MANOHAR PATIL.

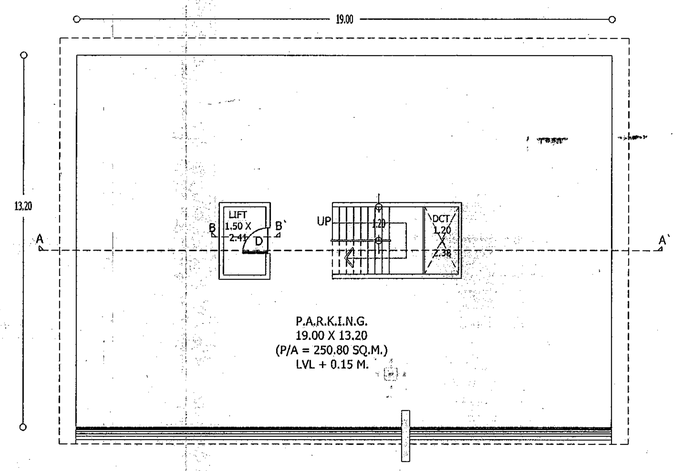
2) SHRI. VIVEK MANOHAR PATIL.



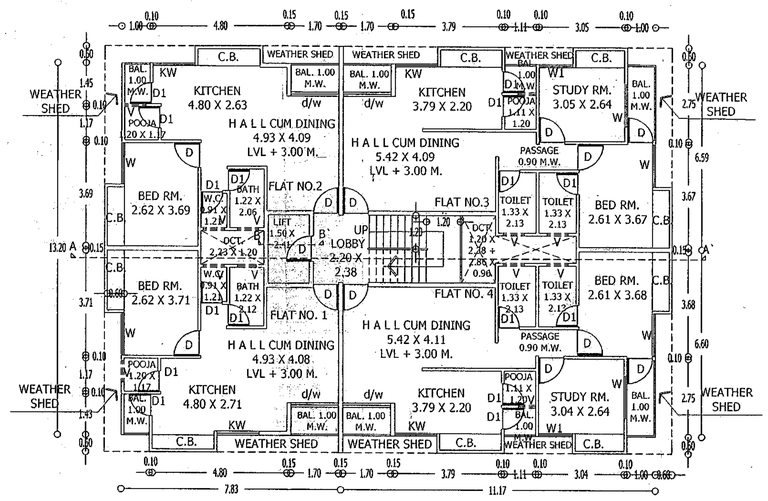
TYPICAL F. & S.FLOOR PLAN.
SCALE :- 1:100.



T.FLOOR PLAN.
SCALE :- 1:100.



STILT FLOOR PLAN.
SCALE :- 1:100.



UPPER GR.FLOOR PLAN.
SCALE :- 1:100.

JOB NO.	DRG. NO.	SCALE	DRAWN BY	CHECKED BY	REGISTRATION /LICENCE NO. 010, OF ARCH./LIC. ENG/SUPERVISIOR
	07/03/20	1:100	VASTU RACHNA ASSOCIATES	RAJENDRA CHHAJED	