Disclaimer: AutoDCR is an input based software tool used by Municipal Corporations but the final approval lies with concerned Officer / Authority.

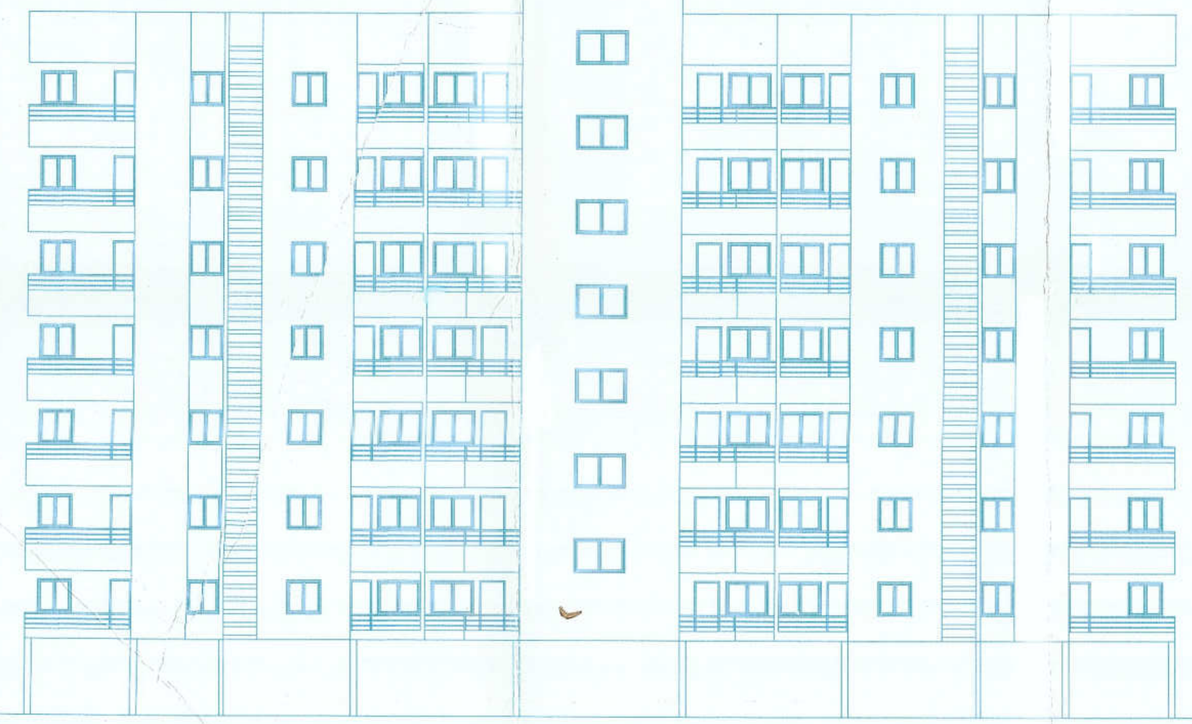
Valid for Proposed Construction Only

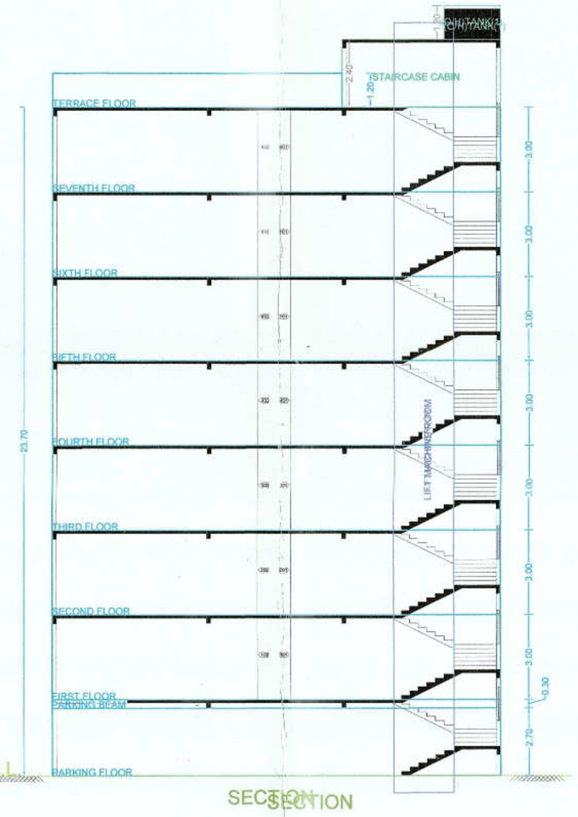
BUILDING WISE FSI STATEMENT

BUILDING	FSI AREA				EXISTING FSI AREA				BALCONY					PASSAGE	STAIR	LIFT	TENEMENTS	TOTAL
	COMM.	RESI.	IND.	SPEC.	COMM.	RESI.	IND.	SPEC.	OPEN	ENC.	TOTAL	FREE15%EXCESS						FSI AREA
GARDEN CITY-1 (BAKUL)	0.00	2.61	0.00	0.00	318.93	1815.00	0.00	0.00	282.94	0.00	282.93	272.64	0.00	0.00	326.27	20.86	0	2136.55
GARDEN CITY-1 (CHAFA)	0.00	2904.08	0.00	0.00	0.00	0.00	0.00	0.00	388.24	105.84	494.07	420.13	73.95	0.00	23.81	29.68	0	2904.08 + 73.95
GARDEN CITY-1 (GULMOHAR)	0.00	8.91	0.00	0.00	0.00	2871.45	0.00	0.00	337.83	105.84	493.65	431.28	0.00	0.00	23.81	29.68	0	2878.36
GARDEN CITY-1 (JAI)	0.00	1868.13	0.00	0.00	0.00	0.00	0.00	0.00	303.24	0.00	303.23	279.76	23.49	0.00	430.14	29.86	0	1868.13 + 23.49
GARDEN CITY-1 (JASWAND)	0.00	1868.74	0.00	0.00	0.00	0.00	0.00	0.00	304.64	0.00	304.63	279.85	24.79	0.00	430.14	29.86	0	1868.74 + 24.79
GARDEN CITY-1 (JUI)	0.00	1868.12	0.00	0.00	0.00	0.00	0.00	0.00	305.60	0.00	305.59	279.76	25.84	0.00	430.14	29.86	0	1868.12 + 25.84
GARDEN CITY-1 (MOGRA)	0.00	2.61	0.00	0.00	319.62	1786.46	0.00	0.00	282.58	0.00	282.57	258.36	0.00	0.00	355.90	20.88	0	2188.68
GC-1 (KAMAL)	0.00	2805.28	0.00	0.00	0.00	0.00	0.00	0.00	368.24	104.62	492.84	420.31	72.55	0.00	23.81	29.68	7	2805.28 + 72.55
Total:	0.00	11220.48	0.00	0.00	638.56	6472.94	0.00	0.00	2643.31	316.30	2969.50	2652.09	220.61	0.00	2043.62	193.44	7	16337.97 + 220.61

FLOOR WISE FSI STATEMENT: GARDEN CITY (CHAFA)

FLOORS	FSI AREA				EXISTING FSI AREA				BALCONY					PASSAGE	STAIR	LIFT	TENEMENTS	TOTAL
	COMM.	RESI.	IND.	SPEC.	COMM.	RESI.	IND.	SPEC.	OPEN	ENC.	TOTAL	FREE15%EXCESS						FSI AREA
TERRACE FLOOR	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0	0.00
SEVENTH FLOOR	0.00	399.60	0.00	0.00	0.00	0.00	0.00	0.00	54.70	15.12	69.82	59.94	9.88	0.00	0.00	3.71	0	399.60
SIXTH FLOOR	0.00	399.60	0.00	0.00	0.00	0.00	0.00	0.00	56.48	15.12	71.60	59.94	11.66	0.00	0.00	3.71	0	399.60
FIFTH FLOOR	0.00	399.60	0.00	0.00	0.00	0.00	0.00	0.00	54.70	15.12	69.82	59.94	9.88	0.00	0.00	3.71	0	399.60
FOURTH FLOOR	0.00	399.60	0.00	0.00	0.00	0.00	0.00	0.00	56.48	15.12	71.60	59.94	11.66	0.00	0.00	3.71	0	399.60
THIRD FLOOR	0.00	399.60	0.00	0.00	0.00	0.00	0.00	0.00	54.70	15.12	69.82	59.94	9.88	0.00	0.00	3.71	0	399.60
SECOND FLOOR	0.00	399.60	0.00	0.00	0.00	0.00	0.00	0.00	56.48	15.12	71.60	59.94	11.66	0.00	0.00	3.71	0	399.60
FIRST FLOOR	0.00	403.30	0.00	0.00	0.00	0.00	0.00	0.00	54.70	15.12	69.82	60.50	9.33	0.00	0.00	3.71	0	403.30
PARKING BEAM	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0	0.00
PARKING FLOOR	0.00	3.29	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	23.81	3.71	0	3.29
Total:	0.00	2804.08	0.00	0.00	0.00	0.00	0.00	0.00	388.24	106.84	494.07	420.13	73.95	0.00	23.81	29.68	0	2804.08 + 73.95


ELEVATION

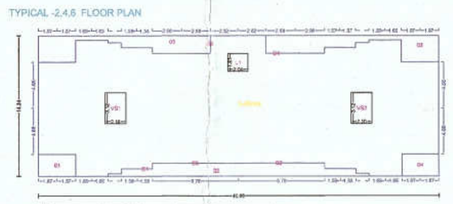


SECTION

PARKING FLOOR PLAN

Polygon	Area
A-Block	28.91
L1	3.71
B1	25.91
Total:	2.39

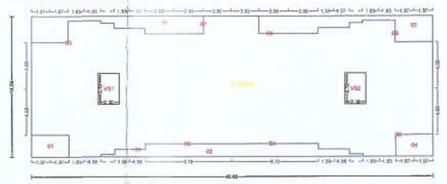
TYPICAL -2,4,6 FLOOR PLAN



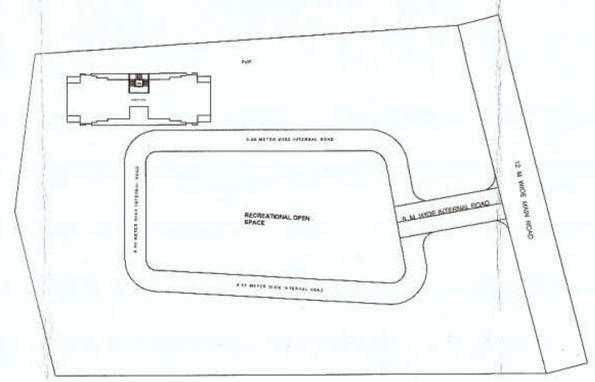
Polygon	Area
A-Block	676.92
B1	6.31
B2	28.65
B3	26.77
B4	6.31
B5	26.77
L1	3.71
VS1	6.08
VS2	6.08
B1	0.00
B2	0.00
B3	0.00
B4	0.00
B5	0.00
Total:	493.30

Additional FSI is added in first floor

TYPICAL - 1,3,5,7 FLOOR PLAN



Polygon	Area
A-Block	676.92
B1	6.31
B2	28.65
B3	26.77
B4	6.31
B5	26.77
VS1	6.08
VS2	6.08
B1	0.00
B2	0.00
B3	0.00
B4	0.00
B5	0.00
Total:	497.01



SITE PLAN

BALCONY CALCULATIONS: GARDEN CITY (CHAFA)

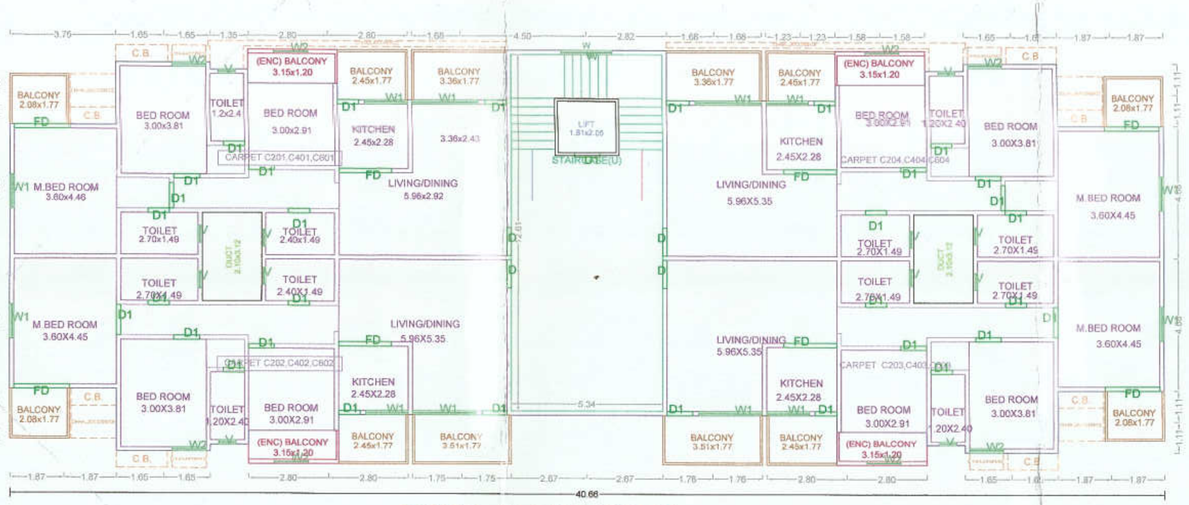
FLOOR	SIZE	AREA	TOT. AREA
SEVENTH FLOOR	1.20 X 3.15 X 4	15.12	69.82
	1.77 X 2.45 X 4	17.36	
	1.77 X 1.83 X 4	13.00	
	1.77 X 3.51 X 2	12.44	
	1.77 X 3.36 X 2	11.90	
Total No.	5	00.00	69.82
SIXTH FLOOR	1.20 X 3.15 X 4	15.12	71.58
	1.77 X 2.45 X 4	17.36	
	1.77 X 3.51 X 2	12.44	
	1.77 X 3.36 X 2	11.90	
	1.77 X 2.08 X 4	14.76	
Total No.	5	00.00	71.58
FIFTH FLOOR	1.20 X 3.15 X 4	15.12	69.82
	1.77 X 2.45 X 4	17.36	
	1.77 X 1.83 X 4	13.00	
	1.77 X 3.51 X 2	12.44	
	1.77 X 3.36 X 2	11.90	
Total No.	5	00.00	69.82
FOURTH FLOOR	1.20 X 3.15 X 4	15.12	71.58
	1.77 X 2.45 X 4	17.36	
	1.77 X 3.51 X 2	12.44	
	1.77 X 3.36 X 2	11.90	
	1.77 X 2.08 X 4	14.76	
Total No.	5	00.00	71.58
THIRD FLOOR	1.20 X 3.15 X 4	15.12	69.82
	1.77 X 2.45 X 4	17.36	
	1.77 X 1.83 X 4	13.00	
	1.77 X 3.51 X 2	12.44	
	1.77 X 3.36 X 2	11.90	
Total No.	5	00.00	69.82
SECOND FLOOR	1.20 X 3.15 X 4	15.12	71.58
	1.77 X 2.45 X 4	17.36	
	1.77 X 3.51 X 2	12.44	
	1.77 X 3.36 X 2	11.90	
	1.77 X 2.08 X 4	14.76	
Total No.	5	00.00	71.58
FIRST FLOOR	1.20 X 3.15 X 4	15.12	69.82
	1.77 X 2.45 X 4	17.36	
	1.77 X 1.83 X 4	13.00	
	1.77 X 3.51 X 2	12.44	
	1.77 X 3.36 X 2	11.90	
Total No.	5	00.00	69.82
Total:	-	-	494.07

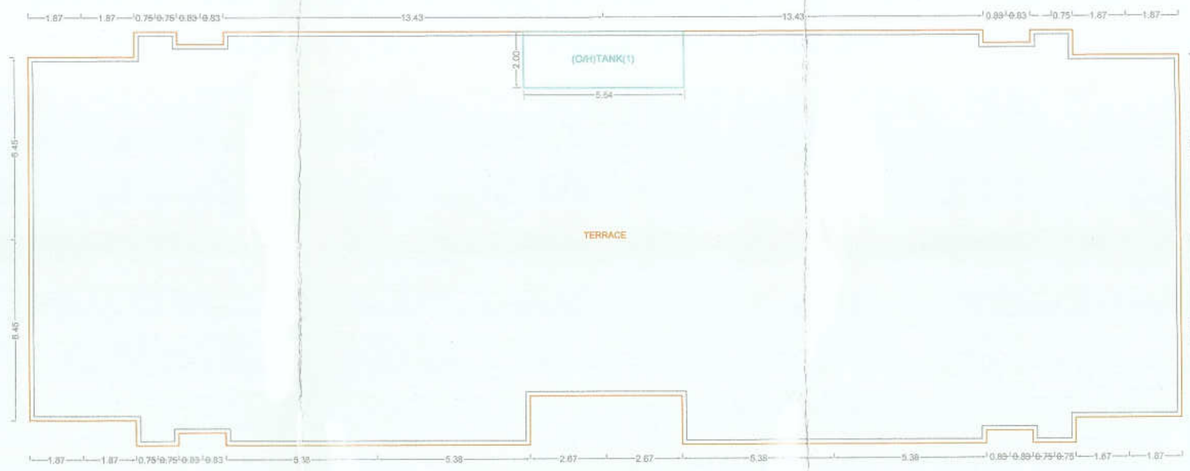
CARPET DETAILS: GARDEN CITY (CHAFA)

Floor Name	Carpet Name	Carpet Area	Balcony Area	Total Area

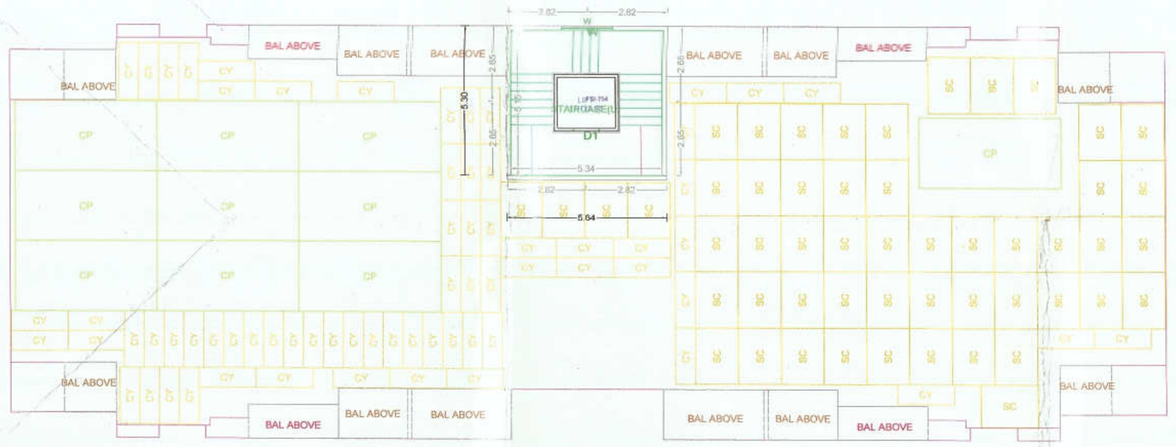
SCHEDULE OF OPENING: GARDEN CITY (CHAFA)

NAME	LENGTH	HEIGHT	NOS.
W	1.80	1.20	08

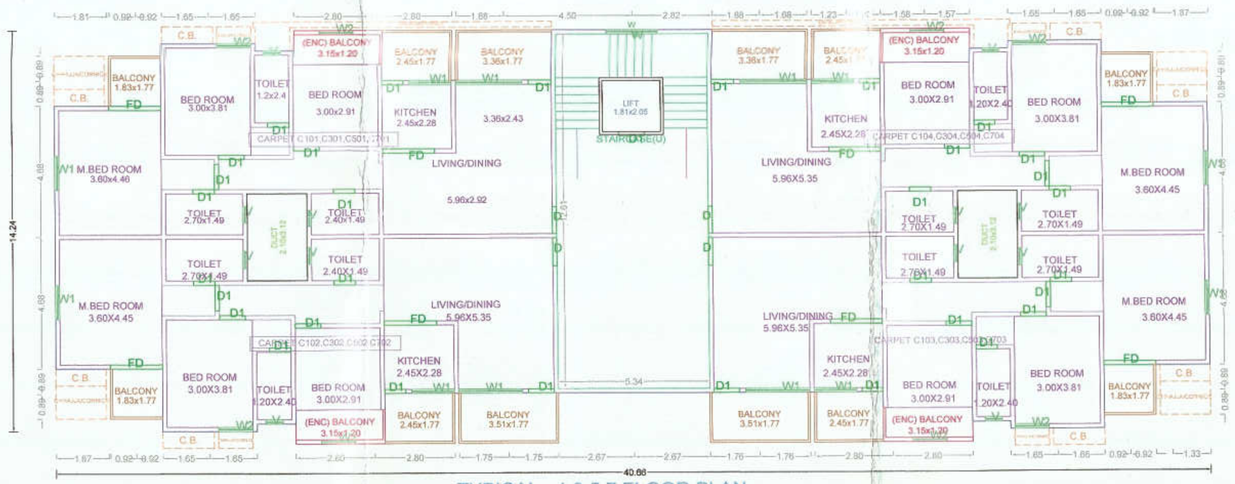

TYPICAL -2,4,6 FLOOR PLAN



TERRACE FLOOR PLAN



PARKING FLOOR PLAN


TYPICAL - 1,3,5,7 FLOOR PLAN

SEAL OF APPROVAL

AREA STATEMENT		SQ.M.
1. AREA OF PLOT		11151.55
2. DEDUCTIONS (From Gross Plot Area)		
(a) ROAD SETBACK AREA (RW)		0.00
(b) OTHERS		000.00
Total (a+b)		0.00
3. BALANCE PLOT AREA		11151.55
4. PERMISSIBLE FSI FACTOR	1.40	1.1000
PERMISSIBLE BUILT UP AREA	15612.17	15340.03
5. TDR AREA (0.60)	7242.50	4300.00
6. SPECIAL CASES FSI		0.00
7. TOTAL PERMISSIBLE BUILT UP AREA	23350.68	15340.03
8. PROPOSED AREAS		
(a) PROPOSED RESIDENTIAL AREA		11226.48
(b) PROPOSED COMMERCIAL AREA		0.00
(c) PROPOSED INDUSTRIAL AREA		0.00
(d) PROPOSED SPECIAL USE AREA		0.00
TOTAL PROPOSED AREA (a+b+c+d)		11226.48
9. BALCONY AREA TAKEN IN FSI		220.62
10. EXCESS TERRACE AREA		0.00
11. EXISTING BUILT UP AREA	7332.11	8509.69
12. OTHERS (SUBSTRUCTURE/PROJECTIONS)		0.00
13. TOTAL BUILT UP AREA PROPOSED (8+9+10+11)		11447.10
14. CONSUMED FSI		1.03

15. PARKING STATEMENT	CAR	SCOOTER	CYCLE
(a)PARKING REQUIRED NOs.	13	9	32
(b)PARKING REQUIRED AREA	162.50	27.00	44.80
(c)PARKING PROPOSED NOs.	60	310	373
(d)PARKING PROPOSED AREA	750.00	930.00	522.20

SPECIFICATIONS

Incharge: AutoDCR Cell

Signature:

CERTIFICATE OF AREA

CERTIFIED THAT I HAVE SURVEYED THE PLOT UNDER REFERENCE ON ..... AND THAT THE DIMENTIONS OF THE SIDES, ETC. OF THE PLOT STATED ON THE PLAN ARE AS MEASURED ON THE SITE AND THE AREA SO WORKED OUT IS ..... SQUARE METRES AND TALLIES WITH THE AREA STATED IN THE DOCUMENT OF OWNERSHIP / TOWN PLANNING SCHEME RECORDS.

SIGN OF ARCHITECT/DEVELOPER/OWNER

LEGEND

PLOT BOUNDARY SHOWN THICK BLACK
PROPOSED WORK SHOWN RED FILLED IN
DRAINAGE LINE SHOWN RED DOTTED
WATERLINE SHOWN BLUE DOTTED
EXISTING TO BE RETAINED HATCHED
DEMOLISHION SHOWN HATCHED YELLOW

OWNER'S NAME MO.:

GARDEN CITY through its partner
NILESH PRAKASHRAO THAKARE AND SOU.
YOGITA NILESH THAKARE.

PROJECT INFORMATION

PLOT NO : 1 SURVEY NO.: 126/2
VILLAGE : Nevasa LOCATION : Non-Congested

PROJECT TYPE: Proposed Development [Residential]

CONSULTANT NAME MO.: 9423424013

AR. SHAILENDRA SHAMRAO DESHMUKH(Architect)
Regd. No. : CA/91/1582
shailendra deshmukh & asso. VRINDAVAN
SAHKUL PANCHAVATI SQUARE AMRAVATI

JOB NO.	DRG.NO.	SCALE	DRAWN BY	CHECKED BY
		1:100		
INWARD NO.	9636	DATE	05-01-2018	
KEY NO.		SHEET NO.	1 / 2	

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