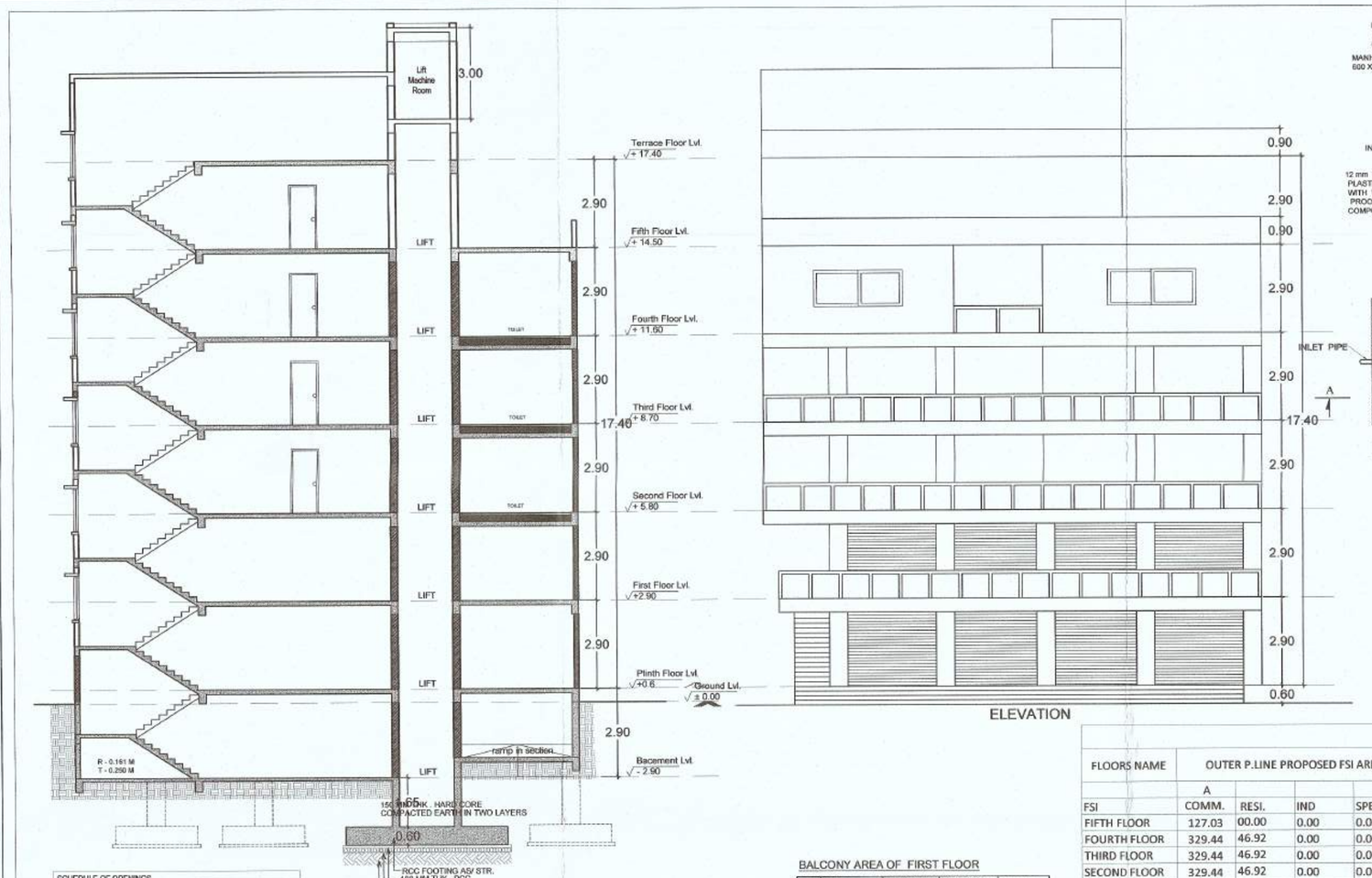
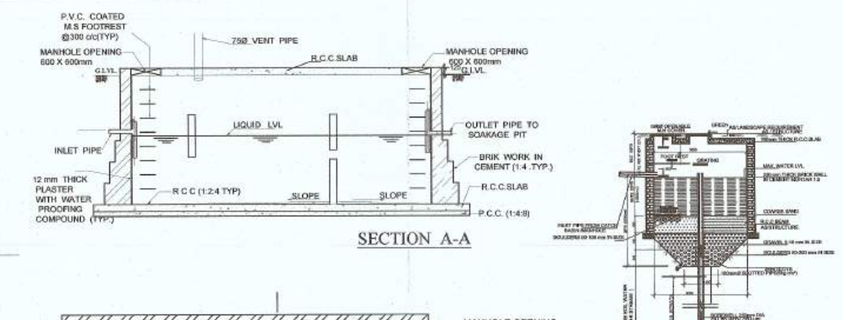
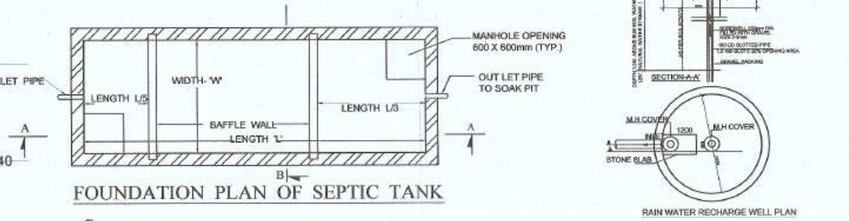


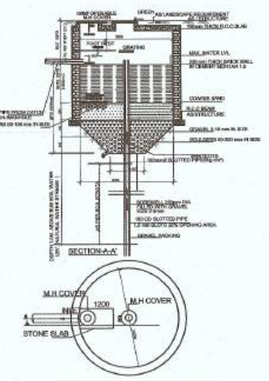
ELEVATION

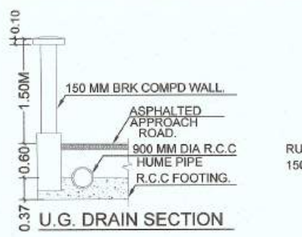


SECTION A-A

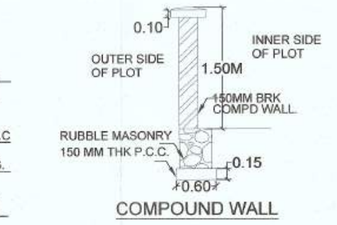


FOUNDATION PLAN OF SEPTIC TANK





U.G. DRAIN SECTION



COMPOUND WALL

TOILET CALCULATION			
COMMERCIAL BUILDING			
pg.no.158 udcpr			
	B/up for all floors	6 sq. m. / person	
	1657.98	276.00 person	
AS PER NBC - VOLUME - 2, PART - 9 , PAGE - 11			
10% FIXED POPULATION = 28 PERSON			
90% FLOTTING POPULATION = 248 PERSON			
Flotting Population Distribution (MALE & FEMALE) AS PER NBC - VOLUME - 2, PART - 9 , PAGE - 15 ,24 & 25			
67 % MALE = 166 Nos.			
33 % FEMALE = 82 Nos.			
SANITATION REQUIREMENT AS PER UDCPR - TABLE NO. 12 - D , PAGE NO. - 231			
FIXED POPULATION = 28 PERSON			
	MALE	FEMALE	TOTAL
W.c.	02	2	4
Urinals	2	00	2
FLOTTING POPULATION = 248 PERSON			
	MALE	FEMALE	TOTAL
W.c.	5	5	10
Urinals	5	00	5
SANITATION REQUIRED			
W.c.	7	7	14
Urinals	7	00	7
SANITATION PROPOSED			
W.c.	8	12	20
Urinals	12	00	12

PARKING AREA STATEMENT

For every 100 sq.m. carpet area or fraction thereof (Whole sale shops not being used for retail trading)

TYPE OF VEHICLE MINIMUM SIZE/ AREA OF PARKING SPACE
(A) MOTOR VEHICLE = 2.5 M X 5 M = 12.50 sq.mt.
(B) SCOOTER = 1.6 M X 2.0 M. = 02.00 sq.mt.

COMMERCIAL REQUIREMENT

AT FOR EVERY 100 sq.m.
1-CAR , 5 - SCOOTER
CARPET AREA COMERCIAL = 1064.5 SQ.M./100 = 10.64
TOTAL CARPET AREA = 10.64

PARKING REQUIREMENT
CAR = 1 X 10.64 = 10.64
SCOOTER = 5 X 10.64 = 53.2

TOTAL NO OF VEHICLE
CAR = 10.64 X 0.6 = 7
SCOOTER = 53.2 X 0.6 = 32

For every two tenement with each tenement having carpet area less than 40sq.m but more than 30sq.m

RESIDENTIAL REQUIREMENT

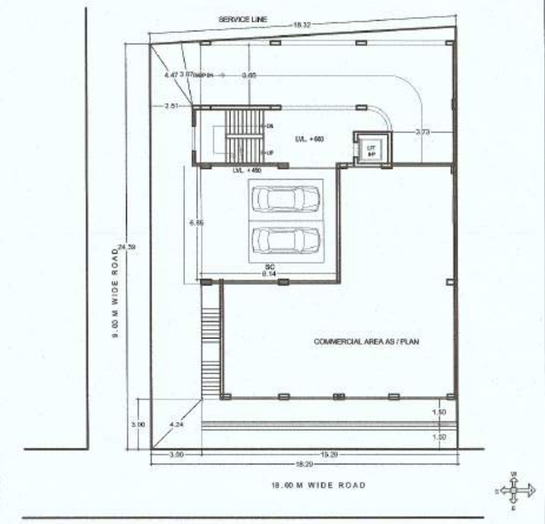
AT FOR EVERY TWO TENIEMENT
9-CAR , 4 - SCOOTER
TOTAL NO. OF TENIEMENT = 4/2 = 2

PARKING REQUIREMENT
CAR = 0 X 2 = 0
SCOOTER = 4 X 2 = 8 x 0.6= 5

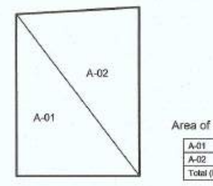
TOTAL PARKING REQUIRED
CAR = 0 + 7 = 7
SCOOTER = 5 + 32 = 37

TOTAL PARKING AREA REQUIRED
CAR = 7 X 12.50 = 87.5 SQM
SCOOTER = 37 X 2.00 = 74.00 SQM
TOTAL PARKING AREA REQUIRED = 161.5 SQ. M.

PROPOSED PARKING
CAR = 7
SCOOTER = 37



SITE PLAN SCALE 1:200



Area of Plot by Triangulation

A-01	223.04
A-02	232.92
TotaI (PLOT)	455.96

F.S.I. USED TABLE

S.NO	F.S.I.	BASIC FSI		ANCILLARY FSI	
		COMM.	RESI.	COMM. 80%	RESI. 60%
1	BASIC FSI (2.0) 912.80	772.64	140.76	617.83	84.456
2	ADD. FSI (0.3) 136.92	136.92	00.00	09.89	00.00
3	T.D.R. (0.3) 136.92	059.55	00.00	00.00	00.00
	TOTAL	968.51	140.76	617.52	84.46

AREA DETAILS OF TENEMENT (SHOP)

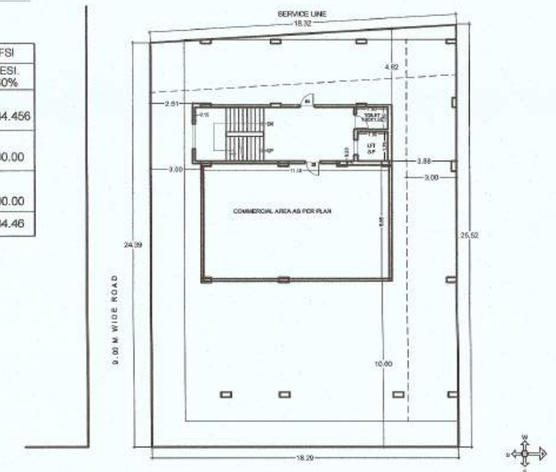
Building No	Floor No.	Tenement No.	Carpet Area of Tenement	Area of enclosed balcony attached to Tenement	Area of balcony attached to Tenement
BUILDING	Ground Floor	07	143.38	----	----
	First Floor	09	224.59	2.89	3.37
	Second Floor	09	206.61	25.29	3.37
	Third Floor	09	206.61	25.29	3.37
	Fourth Floor	09	206.61	25.29	3.37
	Fifth Floor	01	76.70	----	----
Total		42	1064.5	78.76	13.48

FLOOR WISE FSI TABLE (A- BUILDING)

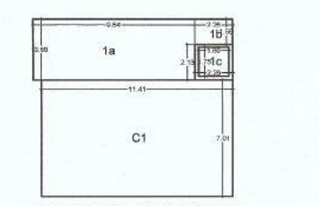
FLOORS NAME	OUTER P.LINE PROPOSED FSI AREA				OUTER P. LINE EXISTING FSI AREA				FREE FROM FSI				TOTAL FSI
	A				B				LIFT	VOID	V.SHAFT	TENAMENT	
FSI	COMM.	RESI.	IND	SPEC.	COMM.	RESI.	IND	SPEC.					
FIFTH FLOOR	127.03	00.00	0.00	0.00	0.00	0.00	0.00	0.00	3.15	0.00	0.00	01	123.88
FOURTH FLOOR	329.44	46.92	0.00	0.00	0.00	0.00	0.00	0.00	3.15	0.00	0.00	09	373.21
THIRD FLOOR	329.44	46.92	0.00	0.00	0.00	0.00	0.00	0.00	3.15	0.00	0.00	09	373.21
SECOND FLOOR	329.44	46.92	0.00	0.00	0.00	0.00	0.00	0.00	3.15	0.00	0.00	09	373.21
FIRST FLOOR	359.92	00.00	0.00	0.00	0.00	0.00	0.00	0.00	3.15	0.00	0.00	09	356.77
GROUND FLOOR	204.12	00.00	0.00	0.00	0.00	0.00	0.00	0.00	3.15	0.00	0.00	07	200.97
BASEMENT FLOOR	020.00	00.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00	020.00
TOTAL FSI	1699.39	140.76	0.00	0.00	0.00	0.00	0.00	0.00	18.90	0.00	0.00	44	1821.25

F.S.I. USED TABLE

S.NO	F.S.I.	BASIC FSI		ANCILLARY FSI	
		COMM.	RESI.	COMM. 80%	RESI. 60%
1	BASIC FSI (2.0) 912.80	772.64	140.76	617.83	84.456
2	ADD. FSI (0.3) 136.92	136.92	00.00	09.89	00.00
3	T.D.R. (0.3) 136.92	059.55	00.00	00.00	00.00
	TOTAL	968.51	140.76	617.52	84.46



BOUNDRY DEMARKATION PLAN FOR STEP MARGIN ABOVE 15M



AREA CALCULATION DIAGRAM 5 FLOOR SCALE 1:200

PROPOSED RESIDENTIAL CUM COMMERCIAL COMPLEX ON PLOT NO. - 5 / 37 , S.NO. - 68 - C, OF VILLAGE MOUJE - TARKHEDA (Peth Amravati)

STAMPS OF APPROVAL OF PLANS:

मंजुर
अमरावती महानगरपालिका अमरावती AMC
अमरावती, म.न.र.प./अमरावा/पांचे वि.AU1221/ ये आदेशान्वये इमारत परवाना व आर्थ प्रारंभपत्र म. अमरावा/क.अ.न.र./मा.न./इ.क्र...CEE...R.1151/12 दर्शीय अटीस अधुसार इमारतीस इमारत स्थायाच्य दाख रंगाने वुसती सुचविल्याप्रमाणे बंदुरी देण्यात येत आहे.
सहायक संचालक नगररचना महानगरपालिका अमरावती

AREA STATEMENT

1.	Area of plot	
	(Minimum area of a, b, c to be considered)	
	(a) As per ownership document (7/12, CTS extract)	456.40
	(b) as per measurement sheet	456.40
	(c) as per site	456.40
2.	Deductions for	
	(a) Proposed D P / D.P. Road widening Area/ Service Road / Highway widening	00.00
	(b) Any D.P. Reservation area	00.00
	(Total a+b)	00.00
3.	Balance area of plot (1-2)	456.40
4.	Amenity Space (if applicable)	
	(a) Required	00.00
	(b) Adjustment of 2(b), if any	00.00
	(c)Balance Proposed -	00.00
5.	Net Plot Area (3-4 (c))	456.40
6.	Recreational Open space (if applicable)	
	(a) Required	00.00
	(b) Proposed -	00.00
7.	Internal Road area	00.00
8.	Plotable area (if applicable)	455.96
9.	Built up area with reference to Basic F.S.I. as per front road width (Sr. No. 5 x basic FSI 2.00)	912.80
10.	Addition of FSI on payment of premium (0.30)	136.92
	(a)Maximum permissible premium FSI - based on road width / TOD Zone	136.92
	(b) Proposed FSI on payment of premium.	136.92
11.	In-situ FSI / TDR loading	136.92
	(a)In-situ area against D.P. road [2.0 x Sr. No. 2 (a)],if any	00.00
	(b)In-situ area against Amenity Space if handed over [2.00 or1.85 x Sr. No. 4 (b)and /or(c)],	00.00
	(c) TDR area	136.92
	(d) Total in-situ / TDR loading proposed (11 (a)+(b)+(c))	57.55
12.	Additional FSI area under Chapter No. 7	00.00
13.	Total entitlement of FSI in the proposal	
	(a) [9 + 10(b)+11(d)] or 12 whichever is applicable.	1186.64
	(b) Ancillary Area FSI upto 60% or 80%with payment of charges	711.98
	(c) Total entitlement (a+b)	1898.62
14.	Maximum utilization limit of F.S.I. (building potential) Permissible as per Roadwidth (as per Regulation No. 5.1 or 6.2 or 6.3 or 6.4 as applicable) x 1.6 or 1.8	1898.62
15.	Total Built-up Area in proposal. (excluding area at Sr.No.17 b)	1821.25
	(a) Existing Built-up Area.	00.00
	(b) Proposed Built-up Area (as per 'F'-line')	1821.25
	(c) Total (a+b)	1821.25
16.	F.S.I. Consumed (15/1) (should not be more than serial No.14 above.)	3.99
17.	Area for Inclusive Housing, if any	00.00
	(a) Required (20% of Sr.No.5)	00.00
	(b) Proposed	00.00

Certificate of Area:

Certified that the plot under reference was surveyed by me on - - / - - / - - - - and the dimensions of sides etc. of plot stated on plan 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.

RAHUL FARKADE
B.Arch.
CA / 2007 / 40294

AR. RAHUL P. FARKADE

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

SHRI. GOVINDA PROPERTIES PVT. LTD.

P.S.Kela

DIRECTOR - PRAKASH S. KELA

Architect/ Licensed Engineer/ Supervisor name and signature

Job No.	Drawing No.	Scale	Drawn by	Checked by	Registration No. of Architect/ License no. of Licensed Engineer / Supervisor.
			Shruti	Rahul	

SCHEDULE OF OPENINGS				
DOOR DETAILS				
TYPE	SIZE	SILL	LINTEL	SPECIFICATION
D1	0.09 x 2.10	---	2.10	SLIDING DOOR
D2	0.90 x 2.10	---	2.10	PANELED DOOR
D3	0.75 x 2.10	---	2.10	FLUSH DOOR
WINDOW DETAILS				
TYPE	SIZE	SILL	LINTEL	
W1	1.00 x 1.2	0.9	2.10	SLIDING WINDOW
W2	1.20 x 1.2	0.9	2.10	SLIDING WINDOW
V1	0.75 x 0.75	1.35	2.10	GLASS LOUVERS

AREA OF GROUND FLOOR PLAN.

S.NO	AREA	REPETITIONS	AREA (SQ.MT.)	REMARK
C1	7.15 X 7.00	1 x 50.05	50.05	Commercial
C2	14.15 X 7.00	1 x 99.05	99.05	Commercial
C3	1.14 X 2.30	1 x 2.62	2.62	Commercial
NET AREA =			151.72 SQ.M.	

STAIRCASE & LIFT AREA OF GROUND FLOOR

S.NO	AREA	REPETITIONS	AREA (SQ.MT.)	DEDUCTION
1a	9.64 x 3.69	1 x 35.57	35.57	------
1b	2.26 X 1.56	1 x 3.52	3.52	------
1c	2.26 X 2.13	1 x 4.81	4.81	------
D	1.80 X 1.75	1 X 3.15	3.15	------
1d	1.14 X 4.70	1 x 5.35	5.35	------
TOTAL AREA =			52.40 SQ.M.	0.00 SQ.M.
TOTAL AREA =			52.40 SQ.M.	

COVERED PARKING AREA OF GROUND FLOOR

S.NO	AREA	REPETITIONS	AREA (SQ.MT.)
P1	6.14 X 7.00	1 x 56.98	56.98
	NET AREA =		56.98 SQ.M.

SECTION AA'

STAIRCASE & LIFT AREA OF 1,2,3,4,5 FLOOR

S.NO	AREA	REPETITIONS	AREA (SQ.MT.)	DEDUCTION
1a	9.64 x 3.69	1 x 35.57	35.57	------
1b	2.26 X 1.56	1 x 3.52	3.52	------
1c	2.26 X 2.13	1 x 4.81	4.81	------
D	1.80 X 1.75	1 X 3.15	------	3.15
TOTAL AREA =			43.90 SQ.M.	3.15 SQ.M.
TOTAL AREA =			47.05 SQ.M.	

COMMON AREA OF FIRST FLOOR

S.NO	AREA	REPETITIONS	AREA (SQ.MT.)
1	1.88 X 1.19	1 X 2.23	2.23
2	3.65 X 3.89	1 X 14.19	14.19
3	3.88 X 3.69	1 X 14.31	14.31
4	15.79 X 1.45	1 X 22.89	22.89
5	2.00 X 6.77	1 X 13.54	13.54
NET AREA =			67.16 SQ.M.

AREA OF FIRST FLOOR PLAN

S.NO	AREA	REPETITIONS	AREA (SQ.MT.)	REMARK
C1	9.76 X 3.88	1 x 37.86	37.86	Commercial
C2	1.88 X 2.70	1 x 5.07	5.07	Commercial
C3	6.14 X 6.77	1 x 41.56	41.56	Commercial
C4	7.15 X 6.77	1 x 48.40	48.40	Commercial
C5	14.15 X 7.22	1 x 102.16	102.16	Commercial
NET AREA =			235.05 SQ.M.	

BALCONY AREA OF FIRST FLOOR

S.NO	AREA	REPETITIONS	AREA (SQ.MT.)	REMARK
EB1	1.00 X 3.89	1 x 3.89	3.89	Open
EB1	1.00 X 6.77	1 x 6.77	6.77	ENCLOSED
TOTAL AREA =			10.66 SQ.M.	

BALCONY AREA OF 2,3,4 FLOOR

S.NO	AREA	REPETITIONS	AREA (SQ.MT.)	REMARK
B1	1.00 X 3.89	1 x 3.89	3.89	Open
EB1	1.00 X 14.00	1 x 14.00	14.00	ENCLOSED
EB2	6.24 X 1.45	1 x 9.04	9.04	ENCLOSED
EB3	7.15 X 1.45	1 x 10.36	10.36	ENCLOSED
TOTAL AREA =			37.29 SQ.M.	

COMMON AREA FOR TYPICAL FLOOR 2,3,4

S.NO	AREA	REPETITIONS	AREA (SQ.MT.)
1	1.88 X 1.19	1 X 2.23	2.23
2	3.65 X 3.89	1 X 14.19	14.19
3	3.88 X 3.69	1 X 14.31	14.31
4	2.90 X 15.45	1 X 44.80	44.80
NET AREA =			75.53 SQ.M.

AREA OF TYPICAL FLOOR 2,3,4

S.NO	AREA	REPETITIONS	AREA (SQ.MT.)	REMARK
R1	9.76 X 3.89	1 x 37.96	37.96	Residential
R2	1.88 X 2.70	1 x 5.07	5.07	Residential
C1	5.24 X 14.00	1 x 73.36	73.36	Commercial
C2	7.15 X 14.00	1 x 100.1	100.1	Commercial
NET AREA =			216.49 SQ.M.	

S.NO	FLOORS	SERIES	TOTAL SHOPS / NOS.	REMARK	CARPET AREA in. sq.mt. / UNIT	Area of enclosed balcony attached to shop in. sq.mt. / unit	Area of balcony attached to shop in. sq.mt. / unit
1	GROUND FLOOR		01,02,03,04	SHOP	23.45	-----	-----
			05,06	SHOP	23.80	-----	-----
			07	SHOP	1.56	-----	-----
2	FIRST FLOOR		101, 102, 103, 104	SHOP	23.45	-----	-----
			105,106	SHOP	23.80	-----	-----
			107,108	SHOP	20.91	2.87	-----
			109	SHOP	41.37	-----	3.74
3	SECOND FLOOR		201	SHOP	18.37	10.69	-----
			202,203	SHOP	17.58	2.85	-----
			204	SHOP	17.85	2.85	-----
			205	SHOP	24.50	8.90	-----
			206,207	SHOP	23.45	-----	-----
			208	SHOP	23.94	-----	-----
			209	FLAT	39.89	-----	3.74
4	THIRD FLOOR		301	SHOP	18.37	10.69	-----
			302,303	SHOP	17.58	2.85	-----
			304	SHOP	17.85	2.85	-----
			305	SHOP	24.50	8.90	-----
			306,307	SHOP	23.45	-----	-----
			308	SHOP	23.94	-----	-----
			309	FLAT	39.89	-----	3.74
5	FOURTH FLOOR		401	SHOP	18.37	10.69	-----
			402,403	SHOP	17.58	2.85	-----
			404	SHOP	17.85	2.85	-----
			405	SHOP	24.50	8.90	-----
			406,407	SHOP	23.45	-----	-----
			408	SHOP	23.94	-----	-----
			409	FLAT	39.89	-----	3.74
5	FOURTH FLOOR		501	RESTAURANT	76.70	-----	-----

OCCUPANT LOAD CALCULATION		
COMMERCIAL BUILDING		
pg.no.158 udcpr		
	B/up for all floors	6 sq.m/ Person
	1657.98	276 person

WATER TANK CALCULATIONS

pg.no.223 udcpr	45 lit. consumption per head per Day
Total U.G. tank & O.H. tank	water consumption per day 276 x 45 = 12420.00 lit. + 10% Fire safety = 13662.00 lits

RESIDENTIAL BUILDING

pg.no.158 udcpr		
	B/up for all floors	12.5sq.m/ person
	140.76	12 person

WATER TANK CALCULATIONS

pg.no.223 udcpr	145 lit. consumption per head per Day water consumption per day 12 x 145 = 1740.00 lit. + 10% Fire safety = 1914.00 lits
Total U.G. tank & O.H. tank	13662.00 + 1914.00 = 15603.00 i.e = 16000.00 lit

AREA CALCULATION DIAGRAM 2,3,4 FLOOR SCALE 1:200

Form of Statement 2		
Building No	FLOOR	Total Built-up Area of Floor,as per Outer Construction Line
BUILDING	BASEMENT FLOOR	020.00
	GROUND FLOOR	200.97
	FIRST FLOOR	356.77
	SECOND FLOOR	373.21
	THIRD FLOOR	373.21
	FOURTH FLOOR	373.21
	FIFTH FLOOR	123.88
TOTAL AREA		1821.25

AREA OF FIFTH FLOOR PLAN

S.NO	AREA	REPETITIONS	AREA (SQ.MT.)	REMARK
C1	11.41 X 7.01	1 x 79.98	79.98	Commercial
NET AREA =			79.98 SQ.M.	Commercial

BASEMENT FLOOR PLAN

GROUND FLOOR PLAN

AREA CALCULATION DIAGRAM FIRST FLOOR SCALE 1:200

AREA CALCULATION DIAGRAM GROUND FLOOR SCALE 1:200

FIRST FLOOR PLAN

SECOND,THIRD,FOURTH FLOOR PLAN

FIFTH FLOOR PLAN