GROUND FLOOR PLAN
SCALE 1:100

TYPICAL FIRST TO SEVENTH FLOOR PLAN
SCALE 1:100

TYPICAL EIGHTH FLOOR PLAN
SCALE 1:100

WING A & WING B
TYPICAL SOUTH SIDE ELEVATION
SCALE 1:100

WING A & WING B
TYPICAL SECTION AT BB
SCALE 1:100

SITE PLAN
SCALE :NTS

LOCATION PLAN
SCALE :NTS

WING A & WING B
AREA CALCULATIONS FOR TYPICAL FIRST TO SEVENTH FLOOR BLOCK
SCALE 1:200

WING A & WING B
AREA CALCULATIONS FOR EIGHTH FLOOR BLOCK
SCALE 1:200

Occupancy	Use or Occupancy	Unit	Number
Residential (3 storey & above but not exceeding 15 m in height)	For every tenement having carpet area equal to or above 80 sq.m. but less than 150 sq.m.	1	1

Table No. 8B - Parking Requirements			
Occupancy	Use or Occupancy	Unit	Number
Residential (3 storey & above but not exceeding 15 m in height)	For every tenement having carpet area equal to or above 80 sq.m. but less than 150 sq.m.	1	1

Required	Multiplying factor	Required	Proposed
44	66/47	66 cars	66 cars

64 units having Carpet area equal to or above 80 sq.m. but less than 150 sq.m.

AREA STATEMENT		
PERMISSIBLE FSI (1.10)	= 3676.46 SQ.M	
PERMISSIBLE B/UP AREA	= 4042.96 SQ.M	
PREMIUM AREA (60%)	= 1118.74 SQ.M	
ANCILLARY (30%)	= 2392.27 SQ.M	
TOTAL ALLOWABLE	= 7544.73 SQ.M	
LAND AREA (AS PER CAID)	= 2231.46 SQ.M	
LAND AREA (AS PER STR)	= 2231.46 SQ.M	
TOTAL AREA	= 3390.20 SQ.M	
PROPOSED BUILT UP AREA		
WING A		
FIRST FLOOR	= 659.16 SQ.M	
SECOND FLOOR	= 659.16 SQ.M	
THIRD FLOOR	= 659.16 SQ.M	
FOURTH FLOOR	= 659.16 SQ.M	
FIFTH FLOOR	= 659.16 SQ.M	
SIXTH FLOOR	= 659.16 SQ.M	
SEVENTH FLOOR	= 659.16 SQ.M	
EIGHTH FLOOR	= 363.21 SQ.M	
WING B		
FIRST FLOOR	= 659.16 SQ.M	
SECOND FLOOR	= 659.16 SQ.M	
THIRD FLOOR	= 659.16 SQ.M	
FOURTH FLOOR	= 659.16 SQ.M	
FIFTH FLOOR	= 659.16 SQ.M	
SIXTH FLOOR	= 659.16 SQ.M	
SEVENTH FLOOR	= 363.21 SQ.M	
EIGHTH FLOOR	= 363.21 SQ.M	
TOTAL	= 3390.20 SQ.M	
TOTAL PLINTH AREA		
WING A+WING B	= 2754.66 SQ.M	
PR CONSUMED	= 3.19	

AREA STATEMENT		
LAND AREA (AS PER CAID)	= 2231.46 SQ.M	
LAND AREA (AS PER STR)	= 2231.46 SQ.M	
TOTAL AREA	= 3390.20 SQ.M	
PROPOSED BUILT UP AREA		
WING A		
FIRST FLOOR	= 659.16 SQ.M	
SECOND FLOOR	= 659.16 SQ.M	
THIRD FLOOR	= 659.16 SQ.M	
FOURTH FLOOR	= 659.16 SQ.M	
FIFTH FLOOR	= 659.16 SQ.M	
SIXTH FLOOR	= 659.16 SQ.M	
SEVENTH FLOOR	= 363.21 SQ.M	
EIGHTH FLOOR	= 363.21 SQ.M	
WING B		
FIRST FLOOR	= 659.16 SQ.M	
SECOND FLOOR	= 659.16 SQ.M	
THIRD FLOOR	= 659.16 SQ.M	
FOURTH FLOOR	= 659.16 SQ.M	
FIFTH FLOOR	= 659.16 SQ.M	
SIXTH FLOOR	= 659.16 SQ.M	
SEVENTH FLOOR	= 659.16 SQ.M	
EIGHTH FLOOR	= 363.21 SQ.M	
TOTAL	= 3390.20 SQ.M	
TOTAL PLINTH AREA		
WING A+WING B	= 2754.66 SQ.M	
PR CONSUMED	= 3.19	

OFFICE USE ONLY

01/02

Approved as amended
this Conditions mentioned
Date : ... Signature of Owner
Municipal Corporation
Town Planning
Authorities
Chintanpalli Sambalpuriya
O.C. Signed By D.D.T.P.

REVISED- BUILDING PERMISSION ON PLOT No. 17,18,19 and 20 (Paragpal wing A and Pratapal wing B), Pocket - A At Gut No. 68/P, Mauje- Gatkheda, Tq & Dist. Aurangabad

For Owner :-

Shri. Moreshwar Shahaji Gunthumun Sarkila M. And Ramesh Jijau Shahaji Gunthumun Sarkila M. And Shivsahi. Shiba Dwvsila Avatwar, Smita Pandurang Kashrsagar, Arun Bhaskarrao Gaikwad, Suresh Bhaskar Gaikwad, Shobha Arun Gaikwad, Jyoti Rajendra Jagtap, Nirmala Bhagchand Shinde, Prashant Gulabrao Shelke

And APA COMBINE LLP, Through Its Partner Mr.Ajay D. Kolgire.

Drawn by :- DIVYA

Scale :- 1:100 / 200 / 50

N

SIGNATURE OF OWNER

APA COMBINE LLP

ARCHITECT

MANOJ KALA & ASSOCIATES
ALTIUS - B - 301, 3rd FLOOR, SPACE OLYMPIA, GARKHEDA, AURANGABAD. MOBILE NO. 9423151781

Manoj Kala
Regd. No. CA/2001/45647

PROPOSED PLINTH AREA SHOWN IN
DRAINAGE LINE SHOWN IN
WATER LINE SHOWN IN
RAIN WATER HARVESTING

OPENING SCHEDULE

D1	1.20 x 2.35 PLYWOOD FRAME
D2	0.90 x 2.35 PLYWOOD FRAME
D3	0.75 x 2.35 PLYWOOD FRAME
SPD1	2.50 x 2.35 ALUMINIUM FRAME
SPD2	2.75 x 2.35 ALUMINIUM FRAME
W	1.50 x 1.88 ALUMINIUM WINDOWS
W1	1.20 x 1.15 ALUMINIUM WINDOWS
W2	1.50 x 1.75 ALUMINIUM WINDOWS
V	0.60 x 0.75 M/S FRAME VENTILATOR

LEGEND

	PLOT BOUNDARY SHOWN IN	
	PROPOSED PLINTH AREA SHOWN IN	
	WATER LINE SHOWN IN	
	DRAINAGE LINE SHOWN IN	
	RAIN WATER HARVESTING	

AREA STATEMENT

Sr. No.	Particulars	Area in sqm
	Name of Approved Scheme	
	(a) As per ownership documents (7/12, CTS extract)	2231.46 SQM
	(b) As per Development control regulations	2231.46 SQM
	(c) As per site	2231.46 SQM
1	(a) Area of plot (Minimum for Residential use 500 sq.m. and maximum permissible limit as per Development control regulations)	2231.46 SQM
	(b) Deductions for	NA
	(i) Reservations	NA
	(ii) Roads	NA
	(iii) Amenity Space if allocated	2231.46 SQM
2	Net area of plot	2231.46 SQM
3	Permissible F.S.I.	NA
4	(a) Proposed Built up Area	3390.20 SQM
	(b) Existing Built up Area	00.00 SQM
	(c) Area of Basement	00.00 SQM
	(d) Area of Stilt	00.00 SQM
	(e) Area of Podium	00.00 SQM
	(f) Amenity Space if allocated	2231.46 SQM
	(g) Total Built up Area (a+b+c+d+e+f)	3390.20 SQM
5	Proposed Tenements	NA
6	Height of the building	NA
7	Parking Spaces	NA
	(a) Required	NA
	(b) Provided	NA
8	Recreational Open space (if applicable)	2231.46 SQM
9	Net Area (1a-2-5-6)	2231.46 SQM
10	Coverage (%)	1156.74 SQM
11	FSI Consumed	3390.20 SQM
12	Addition of FSI on payment of premiums	1156.74 SQM
13	Addition of BUA on payment of premiums	2474.46 SQM
14	Details of Transferable Development Rights (Rehabilitation Component)	NA
15	Details of Fungible compensatory area	NA

	Existing (to be demolished)	
	(a) Area of plot	2231.46 SQM
	(b) Deductions for	
	(i) Reservations	NA
	(ii) Roads	NA
	(c) Balance area of plot	2231.46 SQM
	(d) Built up area	00.00 SQM
	(e) Amount of premium payable for consumption of FSI	00.00 SQM
	(f) Total Built up area allowable (including premium FSI)	3390.20 SQM
	(g) Proposed Built up Area	3390.20 SQM
	(h) Balance built up area (f-g)	00.00 SQM
	(i) Plot Boundary	NA
	(j) Ground coverage	1156.74 SQM
	(k) Proposed Built up Area	3390.20 SQM
	(l) Proposed Tenements	NA
	(m) Proposed Height of the building	NA
	(n) Proposed Parking	NA
	(o) Proposed Recreational Open space	2231.46 SQM

16	Total Built up Area (1a+2+3+4a+4b+4c+4d+4e+4f)	3390.20 SQM
17	Total Number of Tenements	NA
18	Height of the Building	NA
19	Parking Spaces	NA
	(a) Required	NA
	(b) Provided	NA
20	Recreational Open space	2231.46 SQM

1	Area of plot (Minimum for Residential use 500 sq.m. and maximum permissible limit as per Development control regulations)	2231.46 SQM
2	(a) Deductions for Proposed 9.00 M.Wide Road	1156.74 SQM
	(b) Balance area of plot (1-2a)	1074.72 SQM
3	(a) Permissible F.S.I.	3676.46 SQM
	(b) Premium F.S.I. to be paid for	2474.46 SQM
	(c) Total F.S.I. permissible	6150.92 SQM
4	(a) Proposed Built up Area for	3390.20 SQM
	(b) Existing Built up Area	00.00 SQM
	(c) Total Built up Area	3390.20 SQM
5	Height of the Building	NA
6	Parking Spaces	
	(a) Required	NA
	(b) Provided	NA
7	Recreational Open space (if applicable)	2231.46 SQM
8	Number of Tenements	NA
9	Dwelling Units	NA
10	Commercial	NA
11	Industrial	NA
12	Any other	NA