CONTENTS OF SHEET

SHEET NO.-1 OF 6

FSI CHART , SITE PLAN, LOCATION PLAN, BUILT UP AREA STATEMENT, CERTIFICATE OF AREA, SECTION PARKING AREA STATEMENT, TRIANGULATION AREA

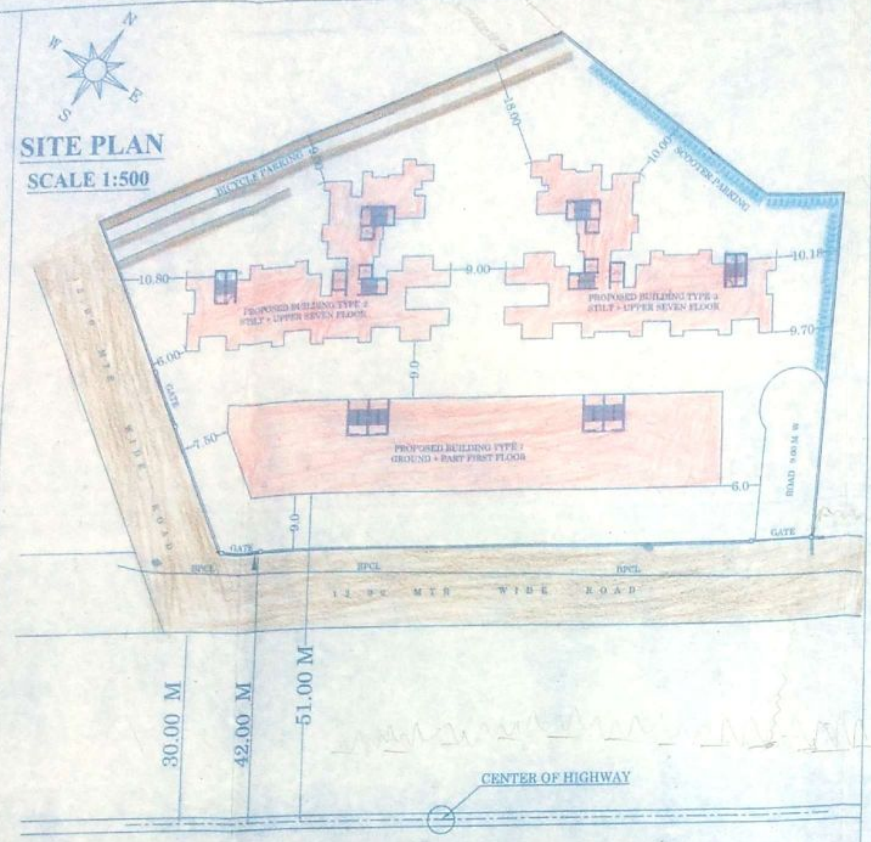
STAMP FOR APPROVAL

दी कार्यालयाचे पत्र क्र. बिगो/स्वाकन/तप प्रोजे आसनगाव /ला शहापूर
सरसंख्या/पैकी/ दिनांक 26/6/15 नगरीय क्षेत्रीय अधी
साहन हिस्या रेगाने दुरुस्ती सुचविल्याप्रमाणे राहिवास व वाणिज्य
बांधकामासाठी नकाशाला मंजूरीसाठी शिफारस

सहायक संचालक,
नगर रचना, ठाणे.

SITE PLAN

SCALE 1:500



60.00 M WIDE NATIONAL HIGH WAY



LOCATION PLAN

SCALE = 1: 5000

...is is to certify that, demarcation of layout has been carried out on site in the ... of myself as per T.I.L.R. demarcated layout No. .....
..... Also certify that, there is no any high tension Electric wire or ... Domestic line, high tension Electric Tower, Over the proposed land & periphery of proposed Land. There is no Industrial Building situated along ... of proposed land.
... Canal, well, Nalla & River across & along the periphery of proposed land. ... of proposed land is in limit of 1:3 ratio.
... I have measured width of Existing Road, Which is as ....posed land. The width of Existing Road is ..... Mtrs.

Architect's signature

...ND :-

...EA LINE SHOWN THUS	
...D BUILDING SHOWN THUS	
... SERVICE ROAD SHOWN THUS	
...MOTORCYCLE PARKING SHOWN THUS	
...PARKING SHOWN THUS	
...E SHOWN THUS	

OWNERS SIGNATURE

Shri Haresh Ramchand Sobhani Through His power of attorney holder M/S. Damji Hari Infrastructure Pvt. Ltd. partners

1) Shri Mahadev Damji Patel

2) Paresh Dhanji Bhanushali

CERTIFICATE OF AREA

Certified that the plot under reference was surveyed by me on _____ and the dimensions of sides etc. of plot S. NO. 38/1(P),38/3 of village Aasangaon , Taluka Shahapur , 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 Department / City survey records.

Signature of Structural Engineer

ARCHITECT NAME AND SIGNATURE

Fouzi & Associates

ARCHITECT & R.C.C. CONSULTANT

72/73,GROUND FLOOR,SENDU APARTMENT
PATEL MOHALLA,3rd NIZAMPUR,BHIWANDI
Office : 02522-220769
E-mail : fouziandassociates@yahoo.co.in

Fouzi & Associates
ARCHITECT & RCC CONSULTANTS
72/73, 3rd. Nizampura,
Bhiwandi -421 302, Dist. Thane

DRN	CKD	SCALE	DATE	JOB NO	DRG NO
Vikas Singh	A.FOUZI		02/07/2016	J-202	

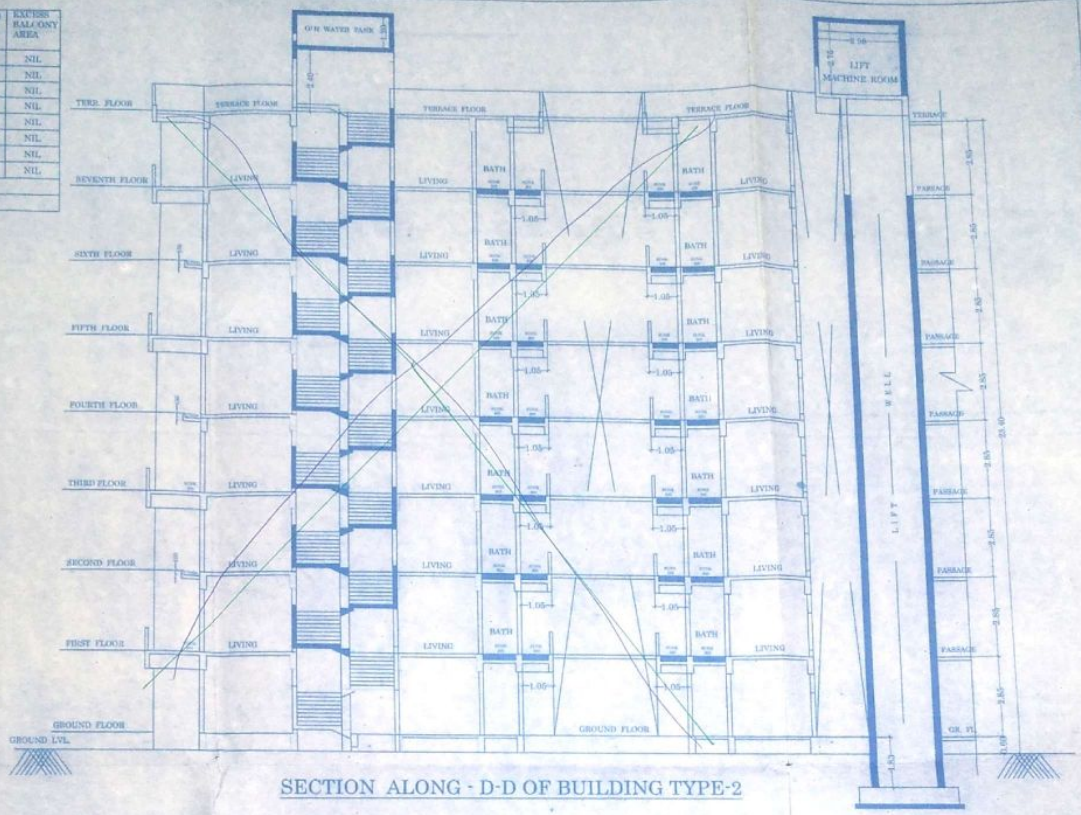
A		DESCRIPTION OF AREA	SQ.MTR.
	1	AREA OF PLOT AS PER 7/12 CARD	7816.00
		AREA OF PLOT AS PER LAYOUT MEASUREMENT	7400.00
		AREA OF PLOT AS PER TRIANGULATION MEASUREMENT	7401.15
		MINIMUM AREA CONSIDERED FOR PROPOSAL	7400.00
	2	DEDUCTIONS FOR	
		a) ROAD ACQUISITION AREA	———
		b) PROPOSED ROAD	———
		c) ANY RESERVATION	———
		TOTAL : (a+b+c)	———
	3	GROSS AREA OF PLOT (1 - 2)	7400.00
	4	DEDUCTIONS FOR AMENITY SPACE , IF ANY	
		A) OPEN SPACE ..... 10% of 3 = ... B) AMENITY OPEN SPACE ..... 5% of 3 = ... C) INTERNAL ROAD D) SERVICE ROAD E) NATIONAL HIGHWAY ALL ABOVE DEDUCTED FROM ORIGINAL LAYOUT	———
	5	NET AREA OF THE LAYOUT PLOT	7400.00
	6	ADDITION OF AREA FOR F.S.I., IF ANY a) NORMAL F.S.I. PERMISSIBLE BEING ON NATIONAL HIGHWAY(1.20)	1480.00
	7	TOTAL AREA (5+6)	8880.00
	8	F.S.I. PERMISSIBLE WITH PAYMENT OF PREMIUM 20% OF 7400.00	1480.00
	9	PERMISSIBLE BUILT UP AREA (7+8)	10360.00
	10	EXISTING BUILT UP AREA	NIL
	11	PROPOSED BUILT UP AREA	~~10358.11~~ 10348.70
	12	EXCESS BALCONY AREA TAKEN IN F.S.I. (AS PER B/C BELOW)	NIL
	13	TOTAL BUILT UP AREA (10 + 11 + 12)	10358.11
	14	F.S.I. CONSUMED (13/5)	0.99
B		BALCONY AREA STATEMENT	SQ.MTR.
		a) PERMISSIBLE BALCONY AREA PER FLOOR	1344.95
		b) PROPOSED BALCONY AREA PER FLOOR	759.10
		c) EXCESS BALCONY AREA (TOTAL)	NIL
C		TDR	N.A.
		a) PERMISSIBLE	
		b) PROPOSED TO BE UTILISED	
		PARKING STATEMENT	
		a) PARKING REQUIRED	
		CAR	20
		SCOOTER / MOTOR CYCLE	356
		CYCLE	304
		b) GARAGES PERMISSIBLE	NIL
		c) GARAGES PROPOSED	
		CAR	NIL
		SCOOTER / MOTOR CYCLE	NIL
		CYCLE	NIL
D		LOADING / UNLOADING SPACES	
		a) PERMISSIBLE	———
		b) PROPOSED TO BE UTILISED	———

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LCONY(BLD 1,2 & 3)

OSED CONY A	FLOOR BUILT-UP AREA	PERMISSIBLE AREA (25% OF BUILT-AREA)(in 2 & 3)	PROPOSED BALCONY AREA	EXCESS BALCONY AREA
	582.89 SMT.	87.43	55.05	NIL
	582.89 SMT.	87.43	55.05	NIL
	582.89 SMT.	87.43	55.05	NIL
	582.89 SMT.	87.43	55.05	NIL
	582.89 SMT.	87.43	55.05	NIL
	582.89 SMT.	87.43	55.05	NIL
	567.23 SMT.	85.08	49.35	NIL
L.	4064.57 SMT.	609.66	379.56	NIL

63+609.66+609.66=1344.98 SMT.
55+379.557 = 759.10 SMT.



SECTION ALONG - D-D OF BUILDING TYPE-2

SITE PLAN
SCALE 1:500

N METHOD
SCALE 1:200

-2

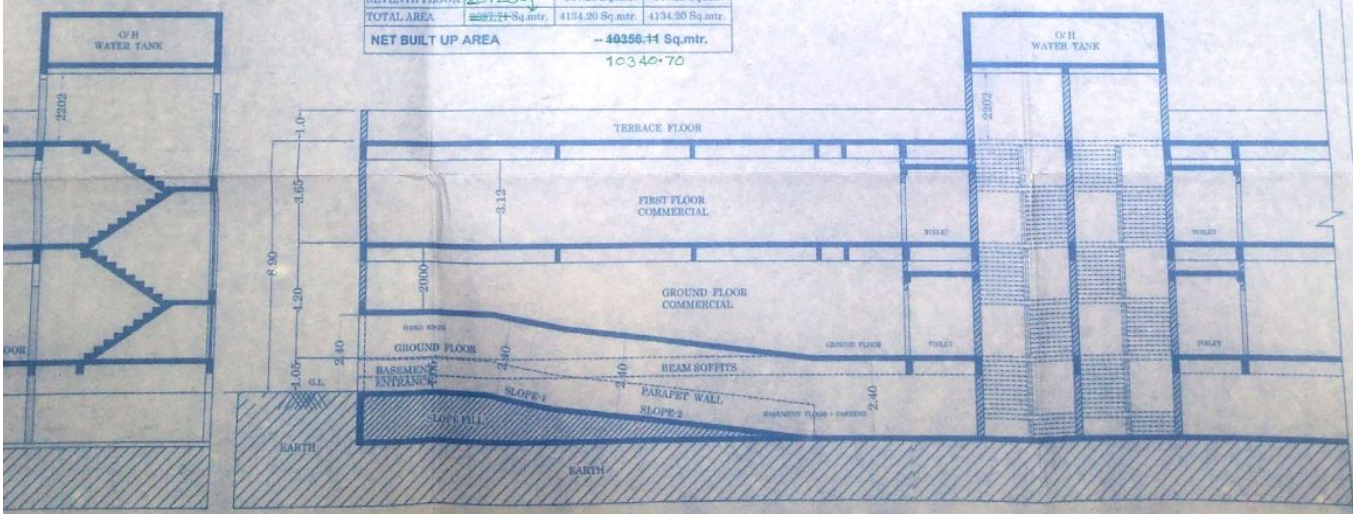
VERTICAL / HORIZONTAL
1/ =8.06 i.e. 1:8

VERTICAL / HORIZONTAL
1/ =8.06 i.e. 1:8

BUILT UP AREA STATEMENT

FLOOR LEVEL	BUILDING TYPE-1	BUILDING TYPE-2	BUILDING TYPE-3
BASEMENT FL.	~~25.33~~ Sq.mtr. 66.25	———	———
GROUND FLOOR	1174.80 Sq.mtr.	69.63 Sq.mtr.	69.63 Sq.mtr.
FIRST FLOOR	~~887.89~~ Sq.mtr.	582.89 Sq.mtr.	582.89 Sq.mtr.
SECOND FLOOR	887.71	582.89 Sq.mtr.	582.89 Sq.mtr.
THIRD FLOOR	———	582.89 Sq.mtr.	582.89 Sq.mtr.
FOURTH FLOOR	———	582.89 Sq.mtr.	582.89 Sq.mtr.
FIFTH FLOOR	———	582.89 Sq.mtr.	582.89 Sq.mtr.
SIXTH FLOOR	———	582.89 Sq.mtr.	582.89 Sq.mtr.
SEVENTH FLOOR	2072.38	567.23 Sq.mtr.	567.23 Sq.mtr.
TOTAL AREA	~~3987.71~~ Sq.mtr.	4134.20 Sq.mtr.	4134.20 Sq.mtr.
NET BUILT UP AREA		-- ~~40356.11~~ Sq.mtr.	

10340.70



SECTION ALONG - A-A
OF BUILDING TYPE-1

LEGEND :-

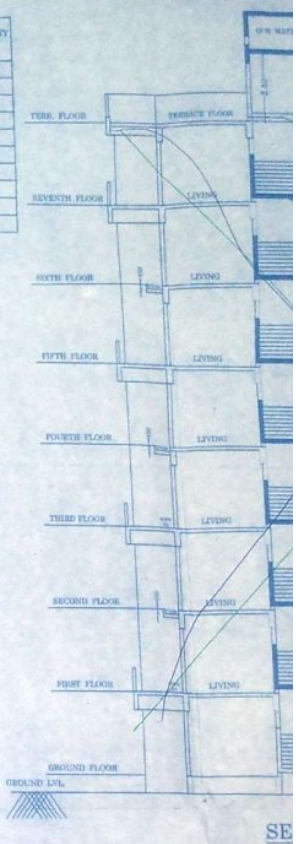
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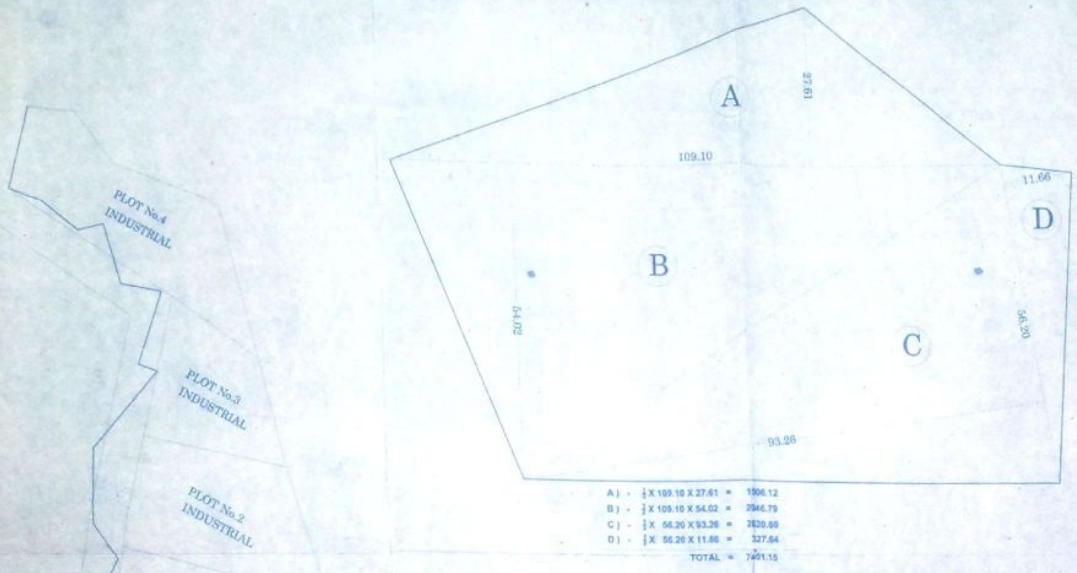
PARKING AREA STATEMENT OF BUILDING-1

Sr. NO.	ONE PARKING SPACE FOR EVERY	NON-CONGESTED AREA PROPOSED BUILDING TYPE-1			NON-CONGESTED AREA PROPOSED BUILDING TYPE-2			NON-CONGESTED AREA PROPOSED BUILDING TYPE-3		
		CAR 2.5mx5m	SCOOTER 1m×2m	CYCLE 0.5mx1.4m	CAR 2.5mx5m	SCOOTER 1mx2m	CYCLE 0.5mx1.4m	CAR 2.5mx5m	SCOOTER 1mx2m	CYCLE 0.5mx1.4m
1	a) 2 TENEMENTS HAVING BUILT-UP AREA 66.82 THAN 100 SQ.M.	NIL	NIL	NIL	NIL	NIL	NIL	NIL	NIL	NIL
	b) 8 TENEMENTS HAVING BUILT-UP AREA BETWEEN 90 TO 100 SQ.M.	NIL	NIL	NIL	NIL	NIL	NIL	NIL	NIL	NIL
	c) 4 TENEMENTS HAVING BUILT-UP AREA OF 70 TO 90 SQ.M.	NIL	NIL	NIL	NIL	149.00	149.00	NIL	149.00	149.00
2	MERCANTILE (MARKETS, DEPARTMENTAL STORES SHOPS AND OTHER COMMERCIAL USES) INCLUDING WHOLE SALE MARKETS 100 Sq. mtr. built up area	39	60	60	NIL	NIL	NIL	NIL	NIL	NIL

EXCESS AREA STATEMENT OF BALCONY(BLD.1,2 & 3)

FLOOR LEVEL	FLOOR BUILT UP AREA	PERMISSIBLE AREA - 15% OF BUILT-AREA(BLD-1)	PROPOSED BALCONY AREA	FLOOR BUILT-UP AREA	PERMISSIBLE AREA - 15% OF BUILT-AREA(64.2 & 3)	PROPOSED BALCONY AREA	EXCESS BALCONY AREA
1ST FL.	837.59 Sqmt.	125.63	———	582.89 SMT.	87.43	55.05	NIL
2ND FL.		———	———	582.89 SMT.	87.43	55.05	NIL
3RD FL.		———	———	582.89 SMT.	87.43	55.05	NIL
4TH FL.		———	———	582.89 SMT.	87.43	55.05	NIL
5TH FL.		———	———	582.89 SMT.	87.43	55.05	NIL
6TH FL.		———	———	582.89 SMT.	87.43	55.05	NIL
7TH FL.		———	———	567.23 SMT.	85.08	49.25	NIL
TOTAL		125.63	NIL	4084.57 SMT.	609.66	379.55	NIL
NET PERMISSIBLE BALCONY AREA		=(125.63+609.66+609.66)=1344.95 SMT					
NET PROPOSED BALCONY AREA		=379.55+379.55 = 759.10 SMT.					





A) - ½ X 109.10 X 27.61 = 1506.12
B) - ½ X 109.10 X 54.02 = 2946.79
C) - ½ X 56.20 X 93.26 = 2620.60
D) - ½ X 56.20 X 11.66 = 327.64
TOTAL = 7401.15

PLOT AREA BY TRIANGULATION METHOD
SCALE 1:500

BUILT UP AREA ST

FLOOR LEVEL	BUILDI TYPE-
BASEMENT FL.	[illegible]
GROUND FLOOR	1174.80 S[illegible]
FIRST FLOOR	[illegible]
SECOND FLOOR	[illegible]
THIRD FLOOR	
FOURTH FLOOR	
FIFTH FLOOR	
SIXTH FLOOR	
SEVENTH FLOOR	[illegible]
TOTAL AREA	[illegible]

NET BUILT UP AREA

RAMP-1

SLOPE-1 — Y/H ..... VERTICAL/HORIZONTAL
— 1/12.50=8.06 i.e. 1:8

SLOPE-2 — Y/H ..... VERTICAL/HORIZONTAL
— 1/12.50=8.06 i.e. 1:8

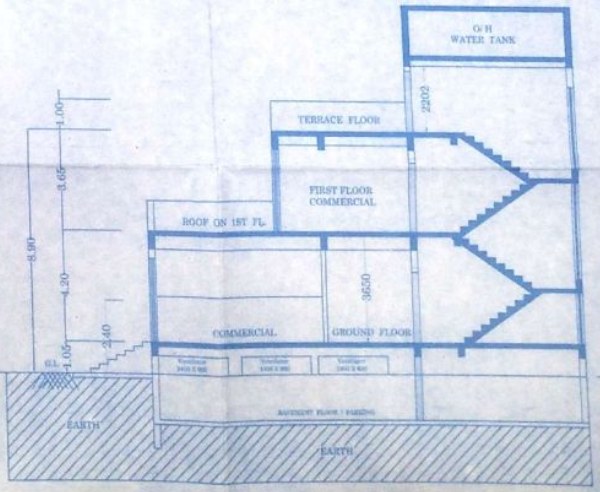
RAMP-2

SLOPE-1 — Y/H ..... VERTICAL/HORIZONTAL
— 1/12.50=8.06 i.e. 1:8

SLOPE-2 — Y/H ..... VERTICAL/HORIZONTAL
— 1/12.50=8.06 i.e. 1:8

EARLIER APPROVED LAYOUT
(FOR REFERENCE ONLY) SCALE 1:1000







SECTION ALONG - B - B
OF BUILDING TYPE - 1

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