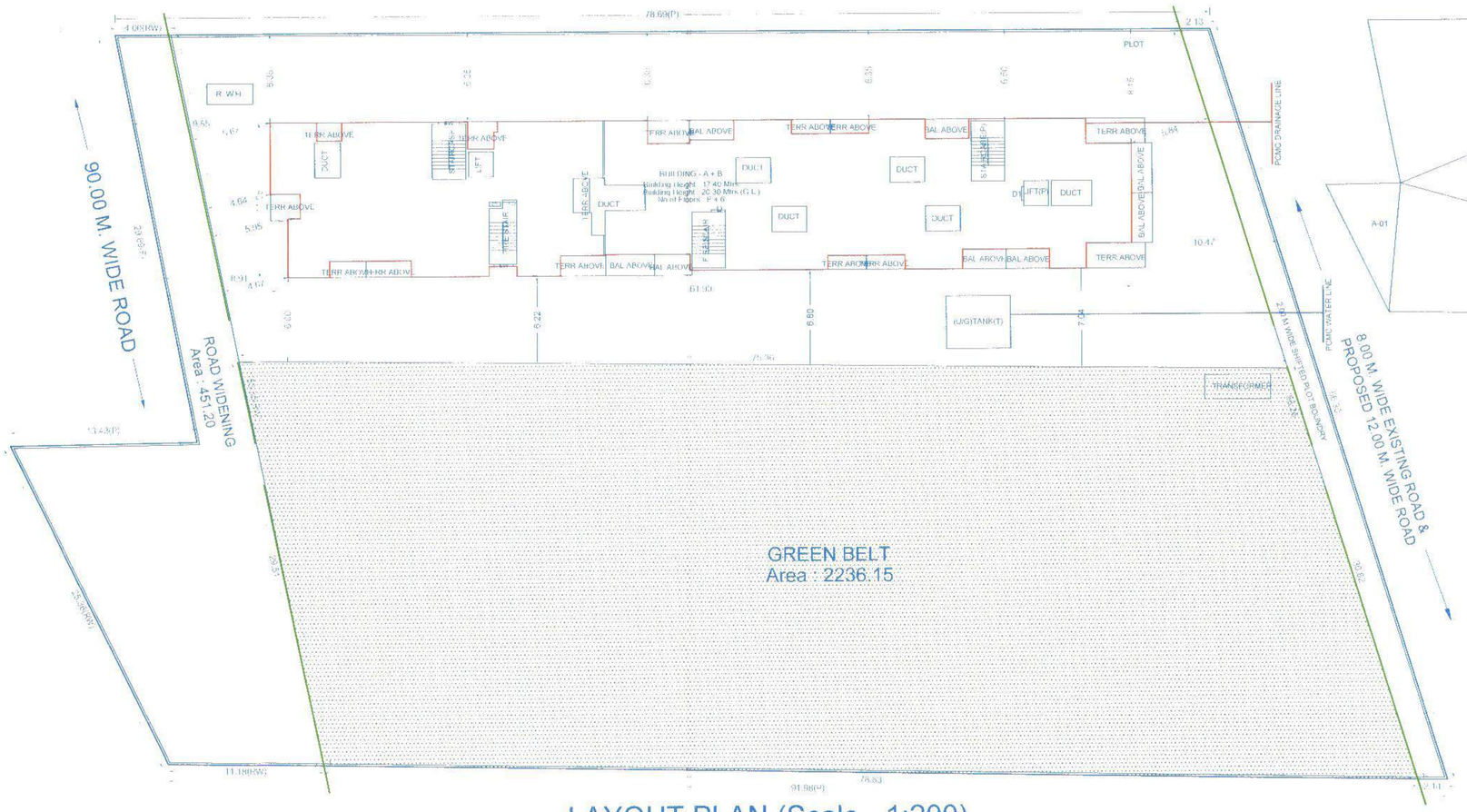
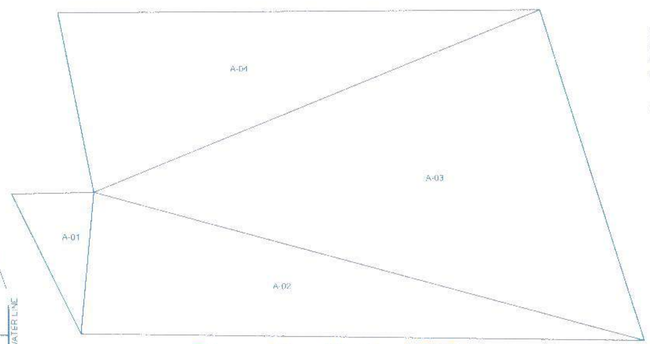
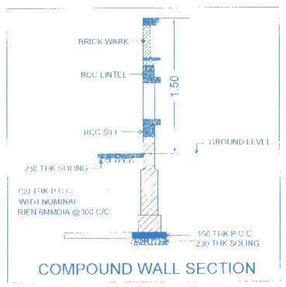


LAYOUT PLAN (Scale - 1:200)



Triangulation (Scale - 1:500)

Triangle	Area
A-01	153.75
A-02	1056.06
A-03	2204.51
A-04	1145.96
Total (PLOT)	4560.28



COMPOUND WALL SECTION

STAMP OF APPROVAL

Sanctioned No. B.P./Wadmukhwadi/28/2019
Subject to conditions mentioned in the Office Order No.
even dated 24/07/2019

Pimpri
Date : 24/07/2019

O. C. Signed by Joint City Engineer

Joint City Engineer
Building Permission Dept
PCMC, Pimpri, Pune-18

A) AREA STATEMENT		SQ.M.
1. AREA OF PLOT		4560.28
2. DEDUCTIONS FOR		
(a) ROAD SET-BACK (R/W)		451.20
(b) PROPOSED ROAD (DP)		0.00
(c) ANY RESERVATION		0.00
(d) NDZ AREA		2236.16
(e) ENCROACHMENT AREA		0.00
(f) OTHER		0.00
TOTAL (a+b+c+d+e+f)		2687.35
3. BALANCE AREA OF PLOT (1-2)		1872.92
4. DEDUCTIONS FOR		
(a) AMENITY SPACE		0.00
(b) OPEN SPACE		0.00
PHYSICAL OS PROVIDED =	0.00	
(c) INTERNAL ROAD AREA		0.00
5. NET AREA OF THE PLOT (3-4)		1872.92
6. ADDITION FOR F. S. I		
(a) OPEN SPACE (NOTIONAL)		0.00
(b) INTERNAL ROAD		0.00
(c) ADDITIONAL INT ROAD BENEFIT		0.00
(d) OTHER		0.00
TOTAL (a+b+c+d)		0.00
7. TOTAL AREA (5+6)		1872.92
8. FLOOR SPACE INDEX PERMISSIBLE		0.8500
PERM. FLOOR AREA (7 x 8)		1591.98
9. TDR AREA		1560.34
PERM. TDR AREA		2228.77
10. SPECIAL CASES FSI		0.00
11. ROAD(s) SET-BACK AREA		0
12. PROPOSED ROAD (DP)		0.00
13. TOTAL PERM. BUILT UP AREA (8+9+10+11+12)		3152.32
14. PROPOSED AREAS		
(a) PROPOSED RESIDENTIAL AREA		3065.17
(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)		3065.17
15. SUB STRUCTURE AREA ADDITION (FOR FSI)		0.00
16. SUB STRUCTURE AREA DEDUCTION (FOR FSI)		0.00
17. EXCESS BALCONY AREA TAKEN IN F.S.I		88.96
18. EXISTING BUILT UP AREA		
19. TOTAL BUILT UP AREA PROPOSED (14+15+16+17+18-19)		3152.12
20. TOTAL BUILT UP AREA PROPOSED WITH MHADA		0.00
21. CONSUMED FSI WITHOUT MHADA		1.6830
22. CONSUMED FSI WITH MHADA		0.0000
B) BALCONY STATEMENT		
(i) PERMISSIBLE BALCONY AREA		459.77
(ii) PROPOSED BALCONY AREA		546.73
(iii) EXCESS BALCONY AREA (TOTAL)		86.96
C) TENEMENT STATEMENT		
(i) PROPOSED AREA (12)		3065.17
(ii) LESS NON- RESIDENTIAL AREA		0.00
(iii) AREA AVAILABLE FOR TENEMENTS (i - ii)		3065.17
(iv) TENEMENTS PERMISSIBLE	250.00/Hec.	79
(v) TENEMENTS PROPOSED		75
(vi) TENEMENTS EXISTING		0
(vii) TOTAL TENEMENTS ON THE PLOT (v+vi)		75

D) PARKING STATEMENT

	CAR	SCOOTER	CYCLE
(i) PARKING REQUIRED BY RULE	38	150	150
(ii) REQUIRED PARKING AREA	475.00	450.00	210.00
(iii) TOTAL PARKING PROPOSED		1161.59	

E) TRANSPORT VEHICLES PARKING	
(a) TOTAL NO. OF TRANSPORT VEHICLES PARKING PROVIDED	0
(b) TOTAL NO. OF LOADING / UNLOADING PARKING PROVIDED	0
CONSTRUCTION AREA	4585.01
CONSTRUCTION AREA FOR EC	4613.61
SPECIFICATIONS	

CERTIFICATE OF AREA

CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON _____ AND THE DIMENSION OF SIDES ETC. OF PLOT STATED ON PLAN AREA AS MEASURED ON SITE AND THE AREA SO WORKED OUT TALLIES WITH THE AREA STATED IN DOCUMENT OF OWNERSHIP T P SCHEME NO.(OLD-1) AND RECORD DEPT. / CITY SURVEYED RECORDS.

SIGN OF ARCHITECT

LEGEND

PLOT BOUNDARY SHOWN BLACK	
PROPOSED WORK SHOWN RED	
DRAINAGELINE SHOWN RED DOTTED	
WATERLINE SHOWN BLACK DOTTED	
EXISTING TO BE RETAINED HATCHED	
REMOLISHION SHOWN HATCHED YELLOW	

PROJECT :

PROPOSED RESIDENTIAL BUILDING ON S. NO.- 76 (P) AT- WADMUKHWADI, HAVELI, PUNE

OWNER / P.A.H. NAME :

M/S. JAY GANESH DEVELOPERS

ARCHITECT:

AR.NITIN R. PATIL
LIC.NO.-CA/2007/39428

PRECISION
ARCHITECTS & PLANNER
OFFICE NO. 122&123, G WING, FIRST FLOOR, JAY GANESH SAMARAJYA, SHINE, ROAD, BHOSARI PUNE - 411039
E-mail : precisionap_pune@rediffmail.com

DRG NO		SCALE	1 : 100
INWARD NO	INWD/WADI/0008/13	DATE	14 Jun 2019 12:44 PM
KEY NO	[illegible]	SHEET NO.	1 / 5

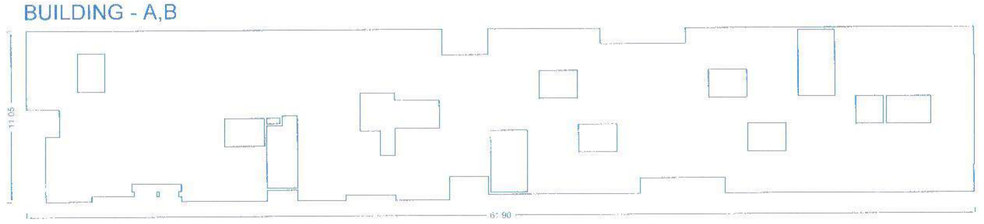
PARKING CALCULATION

TYPE	CARPET AREA / FSI (M2)	TENEMENT(NOS.) UNIT	PROP.	CAR (NOS.) BY RULE	REQD.	SCOOTER (NOS.) BY RULE	REQD.	CYCLE (NOS.) BY RULE	REQD.
Residential	0 - 80	2	75	1	38	4	150	4	150
Residential	80 - 150	1	0	1	0	2	0	2	0
Residential	> 150	1	0	2	0	2	0	2	0
TOTAL REQD.(NOS.)					38		150		150
TOTAL REQD. AREA					475.00		450.00		210.00
TOTAL PROP. AREA							1161.59		

WATER REQUIREMENT

TANK		REQUIRED CAPACITY (LIT)	PROPOSED CAPACITY (LIT)
OHWT	Residential	50625.00	
	FIRE REQUIREMENT	10000.00	
	TOTAL	60625.00	84156.43
UGWT		75937.50	
	FIRE REQUIREMENT	0.00	
	TOTAL	75937.50	148601.75

BUILDING - A,B



COVERAGE DETAILS

Poly	Area
Coverage	560.04

PERM.COVERAGE 50.00 %	PERM.COVERAGE WITH PREMIUM	PROPOSED COVERAGE	EXCESS COVERAGE IN PREMIUM
936.46		560.04	0.00

SCHEDULE OF OPENING: BUILDING - A,B

NAME	LENGTH	HEIGHT	NOS.
D2	0.75	2.10	98
D1	0.90	2.10	50
D	1.00	2.10	48
FD	1.50	2.10	33
LD	1.00	2.10	06

SCHEDULE OF OPENING: BUILDING - A,B

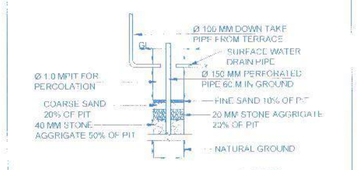
NAME	LENGTH	HEIGHT	NOS.
V	0.60	0.60	72
W	1.20	1.20	36
W1	1.50	1.20	56
W	1.80	1.20	17
SW	1.50	1.20	14

FLOORWISE FSI STATEMENT: BUILDING - A,B

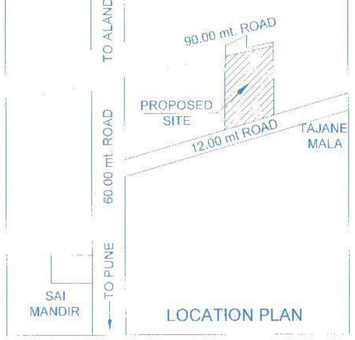
FLOORS	FSI AREA COMMERCIAL	RESIDENTIAL	INDUSTRIAL	SPECIAL	BALCONY PERM.	PROP.	EXCESS	ENCLOSE	OPEN	TERRACE AREAS	STAIR PAID	STAIR FIRE	PASSAGE PAID	LIFT PAID	LIFT M/C ROOM	TENEMENTS	TOTAL FSI AREA
PARKING FLOOR	0.00	0.00	0.00	0.00	-	0.00	-	0.00	0.00	0.00	19.80	18.20	0.00	0.00	-	0	0.00
FIRST FLOOR	0.00	478.05	0.00	0.00	-	37.42	-	33.54	3.88	55.50	10.32	18.25	48.01	3.24	-	10	478.05
SECOND FLOOR	0.00	556.81	0.00	0.00	-	91.47	-	91.47	0.00	88.24	10.32	18.25	5.76	0.00	-	13	556.81
THIRD FLOOR	0.00	512.13	0.00	0.00	-	107.01	-	107.01	0.00	89.25	10.32	18.25	34.74	0.00	-	13	512.13
FOURTH FLOOR	0.00	517.49	0.00	0.00	-	101.91	-	101.91	0.00	88.24	10.32	18.25	34.74	0.00	-	13	517.49
FIFTH FLOOR	0.00	512.13	0.00	0.00	-	107.01	-	107.01	0.00	89.25	10.32	18.25	34.74	0.00	-	13	512.13
SIXTH FLOOR	0.00	488.56	0.00	0.00	-	101.91	-	101.91	0.00	88.24	10.32	18.25	34.74	0.00	-	13	488.56
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	19.83	0	0.00
Total	0.00	3065.17	0.00	0.00	-	546.73	-	542.86	3.88	498.71	81.72	127.70	192.73	3.24	19.83	75	3065.17

BUILDING WISE FSI STATEMENT

BUILDING	FSI AREA COMMERCIAL	RESIDENTIAL	INDUSTRIAL	SPECIAL	BALCONY PERM.	PROP.	EXCESS	ENCLOSE	OPEN	TERRACE AREAS	STAIR PAID	STAIR FIRE	PASSAGE PAID	LIFT PAID	LIFT M/C ROOM	TENEMENTS	TOTAL FSI AREA
BUILDING - A,B	0.00	3065.17	0.00	0.00	-	546.73	-	542.86	3.88	498.71	81.72	127.70	192.73	6.48	19.83	75	3065.17
Total	0.00	3065.17	0.00	0.00	459.77	546.73	86.96	542.86	3.88	498.71	81.72	127.70	192.73	6.48	19.83	75	3065.17 + 86.96



RAIN WATER HARVESTING DETAIL



LOCATION PLAN

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