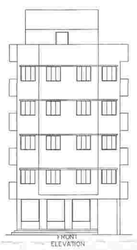
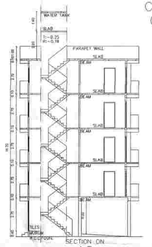
PLAN SHOWING PROPOSED RESIDENTIAL & COMMERICAL R.C.C. BUILDING IN S.NO. 48/2 P.NO.5+8 F.P.NO. 66 T.P.S.NO.1 SAVARE SHIVAR AT BHUSAWAL

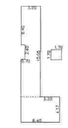
paTila Dovhlapr A^nD ibolaDr cao p'ao.p'a Eal pa'ja@t iSavaajal paTila

AREA STATEMENTS	SQ. M.
AREA OF PLOT	507.640
F.S.I. PERMISSIBLE (1.10)	50.764
ADD FOR PERMIUM FSI (20%)	101.528
PERMISSIBLE BUILT UP AREA	659.932
GROUND FLOOR BUILT UP AREA (COMM)	76.060
FIRST FLOOR BUILT UP AREA	145.06
SECOND FLOOR BUILT UP AREA	145.06
THIRD FLOOR BUILT UP AREA	145.06
FOURTH FLOOR BUILT UP AREA	145.06
TOTAL BUILT UP AREA COMMERICAL	76.060
TOTAL BUILT UP AREA RESIDENTIAL	582.680
TOTAL BUILT UP AREA	656.31
F.S.I.WITH PAYMENT ON PREMIUM (658.740 – 558.404 = 100.336)	100.336
F.S.I. CONSUMED	1.299<1.30



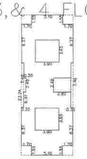


AREA CALCULATION ON GROUND FLOOR



COMMERICAL AREA:–
1.70X1.70=2.89
6.40X4.17=26.69
15.05X3.20=48.16
TOTAL:– 77.74 SQ.M
LESS:–
0.70X2.40=1.68
NET BUILT-UP AREA:–
77.74 – 1.68 = 76.06 SQ.M

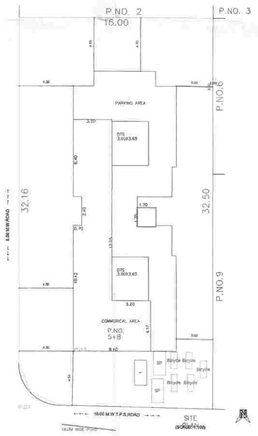
AREA CALCULATION ON 1,2,3,& 4 FLOOR

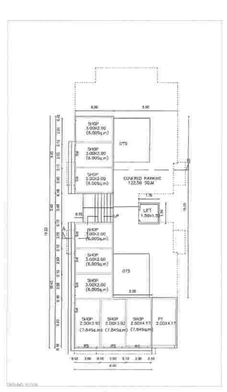


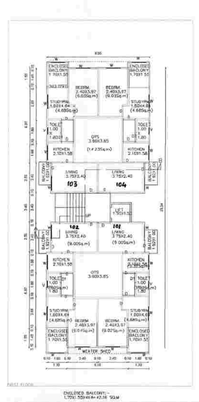
TOTAL:–
23.24X8.50=197.54 SQ.M
LESS:–
4X1.70X1.55=10.54
2X3.90X3.65=28.47
2X0.35X7.40=5.18
1X0.35X2.40=0.84
1X2.40X2.85=6.84
TOTAL:– 51.87 SQ.M
NET BUILT UP AREA:–
197.54 – 51.87=145.6 SQ.M

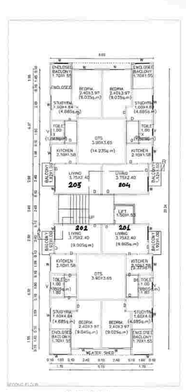
PARKING AREA STATEMENT

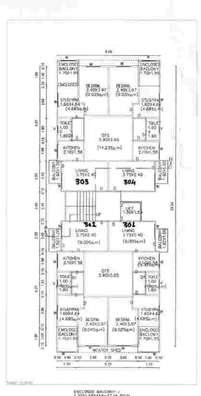
	CAR	SCOOTER	CYCLE
RESIDENTAIL PURPOSE	REQUIRED		
CARPET AREA BETWEEN 40 TO 80 SQ.M FOR 2FLATS 34.14 SQ.M 1 FLAT FOR 2 FLATS	1	1	
FOR 16 FLATS	8 12.50 M2	8 2.00 M2	8 0.70 M2
TOTAL (RESI) PARKING REQUIRED	8	8	8
TOTAL (RESI) PARKING PROVIDED	8	8	8
PROVIDED (121.60)	100.00	16.00	5.60

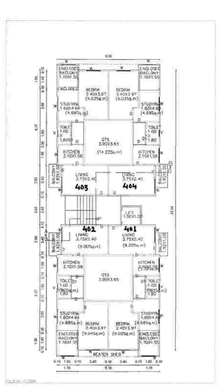










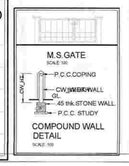


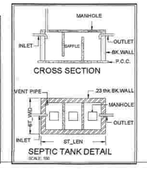
SCHEDULE OF OPENING:

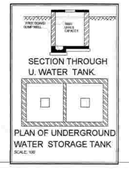
NAME	LENGTH	HEIGHT	NOS.
V	0.60	0.90	16
W	1.20	1.20	80

PARKING STATEMENT

TENAMENT AREA	PARKING RATIO	NO.OF TENA.	REQUIRED PARKING	PROPOSED PARKING
MIXED FOR EVERY 100 SQ.MT.	1:4:4	76.07	1:4:4	--
				--
				--
				--
		TOTAL	1:4:4	1:6:5







WATER STORAGE REQUIREMENT
OVER HEAD WATER TANK REQUIRED
0 TENAMENT = 0X 5 PERSON X 135.0 Ltr.
= 0.00 Ltr.

UNDER GR. WATER TANK REQUIRED
= 0.00 Ltr. X 1.5 = 0.00 Ltr.
PROPOSED - O.H.W.T = 1100.00 LTS.
U.G.W.T. = 2200.00 LTS.

PREMIUM STATEMENT

S.NO.	DESCRIPTION	AREA
1.	TOTAL PAID F.S.I. CONSUMED	97.91
2.	TOTAL ENCLOSED BALCONY	59.04
3.	TOTAL PROPOSED TERRACE	0.00

Stamps of Approval of plan

Signature valid

Digitally signed by chidrawar sandip dilprao
Date: 2020.09.14 15:03:40 PDT
Reason: Approved Drawing Plan
Location: Bhusaval Municipal Council

A. AREA STATEMENT	
a.AS PER REVENUE RECORD(7/12 EXTRACT)	507.64
b.PROPERTY-CARD(C.T.S MAP AREA)	507.64
c.MEASURING MAP AREA	513.86
1. MINIMMUM AREA OF PLOT	507.64
2. DEDUCTIONS FOR	
(a) ROAD ACQUISITION AREA	0.00
(b) PROPOSED DP ROAD	0.00
(c) ANY RESERVATION	0.00
(d) ENCROACHEMENT AREA	0.00
TOTAL (a+b+c+d)	0.00
3. BALANCE AREA OF PLOT (1–2) :	507.64
4. (a) RECREATIONAL GROUND (IF DED.)	0.00
(b) AMENITY 5%	0.00
(c) INTERNAL ROAD	0.00
(d) MSEB	0.00
5. TOTAL AREA (3–4) :	507.64
6. NORMAL F.S.I. PERMISSIBLE + FSI	
PERMISSIBLE WITH PAYMENT OF PREMIUM	1.30
7. PERM. FLOOR AREA	558.40
8. MUNICIPAL SURRENDER AREA	0.00
9. TDR AREA	0.00
10. ADDITION FOR FSI	
(a) ROAD ACQUISITION AREA	0.00
(b) PROPOSED ROAD (DP)	0.00
(c) PAID UP FSI AREA	101.53
TOTAL (a+b+c)	101.53
11. TOTAL PERM. FLOOR AREA (7+8+9+10)	659.93
12. EXISTING FLOOR AREA	0.00
13. PROPOSED AREAS	
(a) PROPOSED RESIDENTIAL AREA	580.24
(b) PROPOSED COMMERCIAL AREA	76.07
(c) PROPOSED INDUSTRIAL AREA	0.00
(d) PROPOSED SPECIAL USE AREA	0.00
(e) MUNICIPAL SURRENDER AREA	0.00
(f) OTHER AREA (ADDITIONAL)	0.00
TOTAL PROPOSED AREA	656.31
14.EXCESS BALCONY AREA TAKEN IN FSI	0.00
15.EXCESS TERRACE AREA TAKEN IN FSI	0.00
16.TOTAL B/UP AREA PROPOSED(13+14+15+16)	656.31
F.S.I. CONSUMED	1.29
17. Area for Inclusive Housing, if any	
a) Required (20% of sr.no.7)	0.00
b) Proposed	0.00

LEGENDS:

PLOT BOUNDRY SHOWN WHITE
PROPOSED WORK SHOWN RED
DRAINAGE LINE SHOWN YELLOW LIGHT
WATER LINE SHOWN BLUE DOTTED
ENCLOSED BAL SHOWN BROWN
TERRACE SHOWN DARK YELLOW
OPEN BAL SHOWN BRAWN
EXISTING SHOWN BLUE HATCHED

CERTIFICATE OF AREA

I CERTIFIED THAT THE PLOT UNDER REFERENCE WAS
SURVEYED BY ME AND I HEREBY CERTIFIED THE DIMENSIONS OF SIDES H\L OF PLOT
STATED ARE MEASURE ON SITE AND THE AREA SO WORKED OUT TALLIES WITH
THE AREA STATED IN
NAME OF LICENSED SURVEYOR / T.P SCHEME RECORD / LAND RECORD / CITY SURVEY RECORDS.
NAME OF OWNER PATEL DEVELOPERS AND BUILDER PRO PHA PRESENT SIGN
Address – S NO 48/2 P NO 5+8 F P NO 66 TPS NO 2 SATARE SHIVAR BHUSAWAL
Phone No. –0

DESCRIPTION OF PROJECT :

PROPOSAL NO.: 1
PROPOSED MIXED
BUILDING ON CTS. NO./SURVEY NO.- 48
TAL. BHUSAWAL MUNICIPAL COUNCIL
SITE ADDRESS
S NO-48/2 P NO-5+8 F P NO 66 TPS NO 2 SATARE SHIVAR BHUSAWAL
Plot No.- 66

NAME OF ENGINEER : MATEEN SHAIK

LOGO OF ENGINEER :

ADDRESS OF OFFICE
OFFICE :
OFFICE ADDRESS

OWNERS SIGN:

ENGINEERS SIGN:
Signature of the Licenced

SCALE 1:100	100
JOB No.JobNO	chkby

SUBMISSION DRAWING