PROPOSED BUILDING FSI STATEMENT PLOT NO - 1 & 2

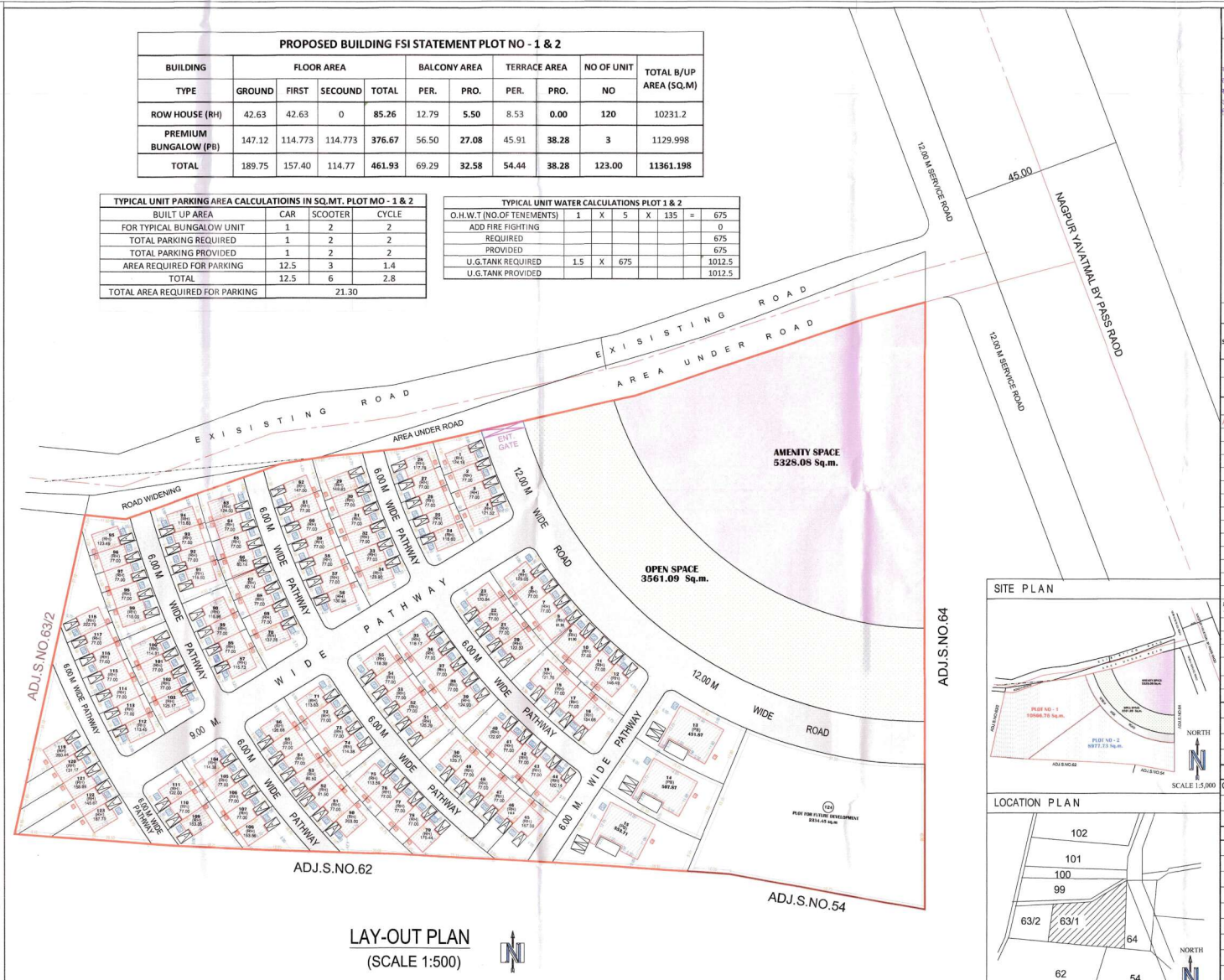
BUILDING	FLOOR AREA				BALCONY AREA		TERRACE AREA		NO OF UNIT	TOTAL B/UP AREA (SQ.M)
TYPE	GROUND	FIRST	SECOUND	TOTAL	PER.	PRO.	PER.	PRO.	NO	
ROW HOUSE (RH)	42.63	42.63	0	85.26	12.79	5.50	8.53	0.00	120	10231.2
PREMIUM BUNGALOW (PB)	147.12	114.773	114.773	376.67	56.50	27.08	45.91	38.28	3	1129.998
TOTAL	189.75	157.40	114.77	461.93	69.29	32.58	54.44	38.28	123.00	11361.198

TYPICAL UNIT PARKING AREA CALCULATIOINS IN SQ.MT. PLOT MO - 1 & 2

BUILT UP AREA	CAR	SCOOTER	CYCLE
FOR TYPICAL BUNGALOW UNIT	1	2	2
TOTAL PARKING REQUIRED	1	2	2
TOTAL PARKING PROVIDED	1	2	2
AREA REQUIRED FOR PARKING	12.5	3	1.4
TOTAL	12.5	6	2.8
TOTAL AREA REQUIRED FOR PARKING	21.30		

TYPICAL UNIT WATER CALCULATIONS PLOT 1 & 2

O.H.W.T (NO.OF TENEMENTS)	1	X	5	X	135	=	675
ADD FIRE FIGHTING							0
REQUIRED							675
PROVIDED							675
U.G.TANK REQUIRED	1.5	X	675				1012.5
U.G.TANK PROVIDED							1012.5



LAY-OUT PLAN
(SCALE 1:500)

SITE PLAN

SCALE 1:5,000

LOCATION PLAN

SCALE 1:10000

STAMP OF APPROVAL

1/2

पा कार्यालयकडचे पत्र क्र. बांधकाम मंजुरीबाबत दि. ...
दि. ... सि.नं. 6912 भूखंड क्र. 1 ते 2
दस्तऐवज 1586 दि. 21/8/2020 अन्वये नमुद
अटीनुसार ले-आऊट/इमारत प्रस्तावाचे बांधकाम मंजुरीची शिफारस करण्यात येत आहे.

सहायक संचालक
नगर रचना,वर्धा

AREA STATEMENT PLOT NO 1 & 2

SR NO	PLOT NOS	AREA OF PLOTS (SQ.M)	TOTAL PLOT AREA(1 +2) (SQ.M)	FSI PERMISSIBLE FOR EACH PLOTS (%)	PERMISSIBLE B/UP AREA (SQ.M)	PROPOSED B/UP AREA (SQ.M)	FSI CONSUMED FOR EACH PLOTS (%)
1	1	10866.76	19844.49	1.00	19844.49	11361.20	0.57
2	2	8977.73					

PROFORMA - I

A.AREA STATEMENT IN PLOT NO.-1 & 2	SQ.M
1.AREA OF PLOT	AS PER LOCAL AREA TABLE
2.DEDUCTIONS FOR	NIL
(A) ROAD ACQUISITION AREA	NIL
(B) PROPOSED ROAD	NIL
(C) ANY RESERVATION	NIL
TOTAL (A+B+C)	NIL
3.GROSS AREA OF PLOT (1 MINUS 2)	AS PER LOCAL AREA TABLE
4.DEDUCTION FOR AMENITY SPACE IF ANY	NIL
5.NET AREA OF = 90%OF (3 MINUS 4)	NIL
6.ADDITION OF AREA FOR FLOOR SPACE INDEX IF ANY	NIL
2 (A) + 2 (B) 100%OR 40% OF 5	NIL
2 (C) 100%OR 40% OF 5	NIL
7.TOTAL AREA (5 PLUS 6)	NIL
8. NORMAL FLOOR SPACE INDEX PERMISSIBLE 0.10/.20/0.50/1.00 1.50/1.80/ + F.S.I PERMISSIBLE WITH PAYMENT OF PREMIUM	1.20
9.PERMISSIBLE BUILT-UP AREA	AS PER LOCAL AREA TABLE
10.EXISTING BUILT - UP AREA	NIL
11.PROPOSED BUILT - UP AREA	AS PER LOCAL AREA TABLE
12. EXCESS BALCONY AREA TAKEN IN FLOOR	NIL
13.TOTAL BUILT - UP AREA (10+11+12)	AS PER LOCAL AREA TABLE
14. FLOOR SPACE INDEX CONSUMED (13 / 7)	AS PER LOCAL AREA TABLE

B). BALCONY AREA STATEMENT	SQ.M
I) PERMISSIBLE BALCONY AREA PER FLOOR	
II) PROPOSED BALCONY PER FLOOR	
III) EXCESS BALCONY AREA FOR ALL FLOORS (TOTAL)	NIL

C) . TRANSFERABLE DEVELOPMENT RIGHTS	SQ.M
A) PERMISSIBLE	NIL
B) PROPOSED TO BE UTILISED	NIL

D) .PARKING STATEMENT	SQ.M
A) PARKING REQUIRED FOR : -	
CAR	NIL
SCOOTER / MOTOR CYCLE	NIL
BICYCLE	NIL
B) GARAGES PERMISSIBLE	NIL
C) GARAGES PROPOSED	NIL
CAR	NIL
SCOOTER / MOTOR CYCLE	NIL
D) TOTAL PRARKING REQUIRED	NIL
E) TOTAL PRARKING PROPOSED	NIL

SCHEDULE OF DOORS & WINDOWS

S.NO.	SIZE	DESCRIPTION
D	1.20 X 2.10	T.W. PANELLED DOOR
D1	0.90 X 2.10	T.W. PANELLED DOOR
D2	0.75 X 2.10	T.W. PANELLED DOOR
W	1.50 X 1.50	T.W. PANELLED WINDOW
W1	1.20 X 1.50	T.W. PANELLED WINDOW
W2	1.20 X 1.20	T.W. PANELLED WINDOW
V	0.60 X 0.75	LOUVERED VENTILATOR

PROFORMA - II

CERTIFICATE

CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON DATE ---------- & THAT THE DIMENSIONS OF THE SIDES, ETC OF THE PLOT STATED ON THE PLAN ARE AS MEASURED ON SITE AND THE AREA SO WORKED OUT IS *.....SQUARE METRES AND TALLIES WITH THE AREA STATED IN THE DOCUMENT OF OWNERSHIP/TOWN PLANNING

LEGENDS

PLOT LINES	THICK BLACK
EXISTING STREET	GREEN
FURTURE STREET	GREEN DOTTED
PERMISSIBLE BUILDING	THICK DOTTED BLACK
OPEN SPCE	NO COLUR
WORK PROPOSED TO DEMOLISHED	YELLOW HATCHED
PROPOSED WORK	RED FILLED IN
DRAINAGE & SEWERAGE WORK	RED DOTTED
WATER SUPPLY WORK	BLUE DOTTED
DEVIATIONS	RED HATCHED
RECREATION GROUND	GREEN WASH
ROAD & SETBACKS	BURNT SIENNA
RESERVATION	APPROPRIATE COLOUR CODE

TITLE OF THE PROJECT

PROPOSED RESIDENTIAL BUNGALOW CONSTRUCTION LAYOUT PLAN IN PLOT NO - 1 & 2 , S.NO. 63/1, AT : SHINDI MEGE. TAL.- WARDHA , DIST - .WARDHA

SIGNATURE OF OWNER
NAME OF OWNER

MILIND KEDAR
CA/97/21905
ARCHITECTS
CA/2001/28306
SONALI KEDAR

SIGNATURE OF ARCHITECT / ENGINEER
NAME OF ARCHITECT ENGINEER