LAYOUT PLAN (Scale - 1:800)

CLUB HOUSE 1

Poly	Area
Coverage	297.11

CLUB HOUSE 2

Poly	Area
Coverage	399.52

COVERAGE DETAILS

PERM COVERAGE IN %	PERM COVERAGE WITH PREMIUM	PROPOSED COVERAGE	EXCESS COVERAGE IN PREMIUM
12500.07	8951.37	8951.37	0.00

EWS BUILDING

Poly	Area
Coverage	787.59

(TOWER A4,A5,A6,A7)

Poly	Area
Coverage	943.07

TOWER A3

Poly	Area
Coverage	943.23

TOWER A2

Poly	Area
Coverage	943.23

TOWER A1

Poly	Area
Coverage	943.07

Poly	Area
Coverage	521.51

CLUB HOUSE 3

Poly	Area
Coverage	499.29

TOWER B1

Poly	Area
Coverage	524.06

TOWER B2

Poly	Area
Coverage	574.16

TOWER B3

TOWER B4

Poly	Area
Coverage	548.74

TOWER B5

Poly	Area
Coverage	526.78

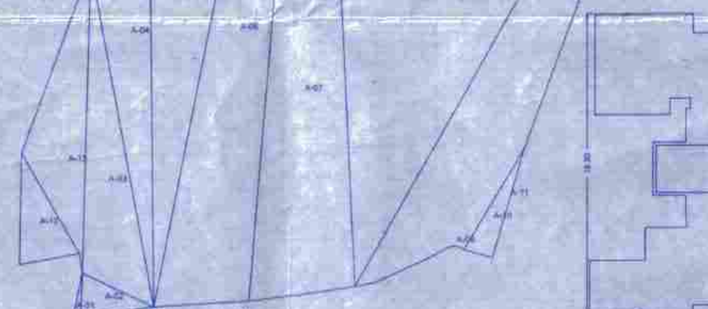
TOWER B6

Poly	Area
Coverage	529.36

TOWER B7

Poly	Area
Coverage	500.84

Triangle	Area
A-01	37.98
A-02	352.57
A-03	2677.43
A-04	3443.73
A-05	10083.84
A-06	9368.90
A-07	10497.74
A-08	10963.37
A-09	7046.02
A-10	408.01
A-11	0.37
A-12	802.25
A-13	2262.78
Total (PLOT -01)	64401.34



Triangulation (Scale - 1:1500)

Poly	Area
Coverage	1352.01

CLUB HOUSE 4

REFUGE AREA STATEMENT

BUILDING NAME	REQUIRED REFUGE AREA	PROPOSED REFUGE AREA
A4 (TOWER A4,A5,A6,A7)	407.31	407.34
A3 (TOWER A4,A5,A6,A7)	407.31	407.34
A5 (TOWER A4,A5,A6,A7)	407.31	407.34
A6 (TOWER A4,A5,A6,A7)	407.31	407.34
A7 (TOWER A4,A5,A6,A7)	407.31	407.34
EWS BUILDING	393.94	404.58
TOWER A1	407.31	407.45
TOWER A2	271.62	271.67
TOWER B1	373.71	389.61
TOWER B2	283.03	283.25
TOWER B3	432.02	431.78
TOWER B4	411.57	412.65
TOWER B5	395.10	396.01
TOWER B6	393.08	394.02
TOWER B7	378.63	389.61

BUILDING WISE FSI STATEMENT

BUILDING	FSI AREA: COMMERCIAL	RESIDENTIAL	ADDITIONAL	SPECIAL	BALCONY: PERM.	PROP	EXCESS	ENCLOSE	OPEN	TERRACE AREAS	STAIR PAID	PASSAGE PAID	LIFT PAID	LIFT M/C ROOM	TENEMENTS	TOTAL FSI AREA
A4 (TOWER A4,A5,A6,A7)	0.00	9868.85	0.00	0.00	-	1401.93	-	598.38	803.55	316.87	318.78	412.87	1402.10	29.72	12.15	170	9868.85
A5 (TOWER A4,A5,A6,A7)	0.00	9868.85	0.00	0.00	-	1401.93	-	598.38	803.55	316.87	318.78	412.87	1402.10	29.72	12.15	170	9868.85
A6 (TOWER A4,A5,A6,A7)	0.00	9868.85	0.00	0.00	-	1401.93	-	598.38	803.55	316.87	318.78	412.87	1402.10	29.72	12.15	170	9868.85
A7 (TOWER A4,A5,A6,A7)	0.00	9868.85	0.00	0.00	-	1401.93	-	598.38	803.55	316.87	318.78	412.87	1402.10	29.72	12.15	170	9868.85
CLUB HOUSE 3	417.79	0.00	0.00	0.00	-	0.00	-	0.00	0.00	0.00	20.16	0.00	103.72	0.00	0.00	0	417.79
CLUB HOUSE 4	0.00	339.04	0.00	0.00	-	0.00	-	0.00	0.00	0.00	97.02	0.00	60.48	0.00	0.00	0	339.04
EWS BUILDING	0.00	12305.51	0.00	0.00	-	0.00	-	0.00	0.00	0.00	0.00	404.00	0.00	0.00	0.00	209	12305.51
TOWER A1	0.00	6769.89	0.00	0.00	-	1270.05	-	542.15	727.90	286.78	291.56	377.08	1376.83	14.86	12.15	154	6769.89
TOWER A2	0.00	7527.85	0.00	0.00	-	1099.48	-	494.15	605.33	267.14	248.46	325.18	1056.58	14.86	12.15	132	7527.85
TOWER A3	0.00	2274.08	0.00	0.00	-	339.70	-	140.79	199.00	80.22	83.16	107.73	327.46	14.86	12.15	40	2274.08
TOWER B1	0.00	5260.27	0.00	0.00	-	1446.87	-	644.53	801.35	0.00	318.78	412.87	1377.75	29.72	12.15	170	5260.27
TOWER B2	0.00	5284.95	0.00	0.00	-	1446.87	-	644.53	801.35	0.00	309.02	409.87	1402.17	29.72	12.15	170	5284.95
TOWER B3	215.83	5181.47	0.00	0.00	-	1446.87	-	644.53	801.35	0.00	318.78	412.87	1401.98	29.72	12.15	170	5397.41
TOWER B4	215.83	5255.27	0.00	0.00	-	1446.87	-	644.53	801.35	0.00	318.78	412.87	1377.75	29.72	12.15	170	5470.21
TOWER B5	0.00	5300.96	0.00	0.00	-	1446.87	-	644.53	801.35	0.00	309.02	409.87	1426.58	29.72	12.15	170	5300.96
TOWER B6	0.00	5286.27	0.00	0.00	-	1446.87	-	644.53	801.35	0.00	318.78	412.87	1426.58	29.72	12.15	170	5286.27
TOWER B7	0.00	5298.71	0.00	0.00	-	1446.87	-	644.53	801.35	0.00	309.02	409.87	1377.75	29.72	12.15	170	5298.71
Total	646.45	133025.04	0.00	0.00	5898.38	18417.04	0.00	8063.34	10354.50	1873.88	4188.92	5742.32	18296.44	271.50	170.10	2401	139674.86

MAHADA AREA STATEMENT

MIN. REQ. AREA	12300.07
PROP. AREA	12305.51
PERM. BALC. AREA	0.00
1) PROP. OPEN BALC. AREA	0.00
2) PROP. ENCL. BALC. AREA	0.00
TOTAL BALC. AREA (1+2)	0.00
MAHADA TOTAL TEN. NO.	205

STAMP OF APPROVAL

Sanctioned No. B.P. / Layout / Amended / Revised
Subject to conditions mentioned in the Office Order No.
area detail
Report
Date

O. C. Signed by Joint City Engineer

Joint City Engineer
Building Permission Dept
PCMC, Pimpri, Pune

A) AREA STATEMENT		
1. AREA OF PLOT		64401.34
2. DEDUCTIONS FOR		
(a) ROAD SET-BACK (RW)		16004.48
(b) PROPOSED ROAD (DP)		0.00
(c) RIVER RESERVATION		503.04
(d) NULLAH		0.00
(e) ENCROACHMENT AREA		0.00
(f) OTHER		0.00
TOTAL (a+b+c+d+e+f)		16507.48
3. BALANCE AREA OF PLOT (1-2)		48113.91
4. DEDUCTIONS FOR		
(a) AMENITY SPACE		0.00
(b) OPEN SPACE		6833.00
PHYSICAL OS PROVIDED +	6833.00	
(c) INTERNAL ROAD AREA		0.00
5. NET AREA OF THE PLOT (3-4)		41280.91
6. ADDITION FOR F. S. I.		
(a) OPEN SPACE (INTERNAL)		0.00
(b) INTERNAL ROAD		0.00
(c) ADDITIONAL 8LT ROAD BENEFIT		0.00
(d) OTHER		0.00
TOTAL (a+b+c+d)		0.00
7. TOTAL AREA (5+6)		41280.91
8. FLOOR SPACE INDEX PERMISSIBLE		3.00000
PERM. FLOOR AREA (7 x 8)		123842.73
9. TDR AREA		4420.10
PERM. TDR AREA		58263.32
10. SPECIAL CASES FSI		170995.00
11. ROAD SET-BACK AREA		0
12. PROPOSED ROAD (DP)		0.00
13. TOTAL PERM. BUILT UP AREA (9+10+11+12)		123842.73
14. PROPOSED AREAS		
(a) PROPOSED RESIDENTIAL AREA		139674.86
(b) PROPOSED COMMERCIAL AREA		646.45
(c) PROPOSED INDUSTRIAL AREA		0.00
(d) PROPOSED SPECIAL USE AREA		0.00
TOTAL PROPOSED AREA (anexure)		139674.86
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.		0.00
18. EXISTING BUILT UP AREA		
19. TOTAL BUILT UP AREA PROPOSED (14+15-16+17-18-19)		123195.76
20. TOTAL BUILT UP AREA PROPOSED WITH MHADA		139674.86
21. CONSUMED FSI WITHOUT MHADA		2.0000
22. CONSUMED FSI WITH MHADA		3.3833
B) BALCONY STATEMENT		
(i) PERMISSIBLE BALCONY AREA		18430.38
(ii) PROPOSED BALCONY AREA		18417.04
(iii) EXCESS BALCONY AREA (TOTAL)		0.00
C) TENEMENT STATEMENT		
(i) PROPOSED AREA (10)		139674.86
(ii) LESS NON RESIDENTIAL AREA		646.45
(iii) AREA AVAILABLE FOR TENEMENTS (i-ii)		139028.04
(iv) TENEMENTS PERMISSIBLE 200.00/Hec.		1014
(v) TENEMENTS PROVIDED		2196
(vi) TENEMENTS EXISTING		
(vii) TOTAL TENEMENTS ON THE PLOT (iv+v)		2196
D) PARKING STATEMENT		

	CAR	SCOOTER	CYCLE
(i) PARKING REQUIRED BY RULE	1219	4806	4820
(ii) REQUIRED PARKING AREA	3231.32	14418.00	6748.00
(iii) TOTAL PARKING PROPOSED		16146.61	

E) TRANSPORT VEHICLES PARKING	
(a) TOTAL NO. OF TRANSPORT VEHICLES PARKING PROVIDED	0
(b) TOTAL NO. OF LOADING - UNLOADING PARKING PROVIDED	0
CONSTRUCTION AREA	104136.47
CONSTRUCTION AREA FOR FSI	234498.15
SPECIFICATIONS	

CERTIFICATE OF AREA

CERTIFIED THAT THE PLOT UNDER REFERENCE AND SURVEYED BY ME ON ... AND THE DIMENSION OF SIDES, ETC. OF PLOT STATED HEREIN AND AREA AS DERIVED ON SITE AND THE MINER TO BE FOUND TO BE WITHIN THE AREA STATED IN DOCUMENT OF OWNERSHIP / LEASEHOLD AND / AND RECORD OFFICE / CITY SURVEYED RECORDS.

SIGN OF ARCHITECT

LEGEND

PLOT BOUNDARY SHOWN BLACK
PROPOSED WORK SHOWN RED
SEWAGE LINE SHOWN RED DOTTED
WATER LINE SHOWN BLACK DOTTED
EXISTING TO BE RETAINED SHOWN GREY
DEMOLISHED WORK SHOWN BRICKRED YELLOW

Potential Statement
Total Permissible FSI Area 1,46,320.59 Sq. M
Non FSI Area 1,47,843.38 Sq. M
Total B/U Area 2,94,164.33 Sq. M

PARKING STATEMENT FOR EWS

RESIDENTIAL TENEMENT	CAR	SCOOTER	CYCLE
FOR EVERY 2 TENEMENT	01	04	04
FOR 205 TENEMENT	103	410	410

	AREA REQUIRED	TOTAL	AREA PROVIDED
CAR	103 X 12.50	1287.50	
SCOOTER	410 X 3.00	1230.00	
CYCLE	410 X 1.00	574.00	
TOTAL		3091.50	3091.50

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 - 30	2	2401	1	1201	4	4802	4	4802
Residential	30 - 100	1	0	1	0	2	0	2	0
Residential	> 100	1	0	2	0	2	0	2	0
Commercial	646.60	100	6	2	18	6	54	2	18
TOTAL REQD.(NOS.)					1219		4856		4820
TOTAL REQD. AREA					3231.32		14568.00		6748.00
TOTAL PROP. AREA							16146.61		

Required Car parking = 1201 nos.
Proposed Car parking = 2962 nos.

WATER REQUIREMENT

TANK		REQUIRED CAPACITY (LIT)	PROPOSED CAPACITY (LIT)
OHWT	Resi+Comm	1653430.00	
	FIRE REQUIREMENT	290000.00	
	TOTAL	1943430.00	1953000.00
		2465115.20	
UGWT	FIRE REQUIREMENT	1350000.00	
	TOTAL	3815115.20	5800320.00

DESCRIPTION OF PROPOSAL
AT S.NO. 10/1A/3,10/1B,11/1A,11/2A(P),11/3,11/4(P),11/4/2,11/1B,12/1,12/2/1,12/2/2,12/2/3,13/2,13/1B(P) PLOT -01
MAMURDI, DIST PUNE

OWNER / BUILDER

GODREJ SKYLINE DEVELOPERS PVT.LTD.

AR. SHITESH AGRAWAL
CA/2001/38443

SANKALP ARCHITECTS

AWARD NO.		DATE	18 Oct 2019	Date	Name	Sign
KEY NO.		SHEET NO.	01/41	Drn.		
				Chkd.		