

AREA CALCULATIONS FOR OPEN SPACE					
1	66.94	x	13.07	x	0.50 = 437.45 sqm
2	66.94	x	21.619	x	0.50 = 730.28 sqm
TOTAL AREA				=	1167.73 sqm

AREA KEY PLAN FOR OPEN SPACE

AREA CALCULATIONS FOR AMINITY SPACE				
1	72.14	x	29.45	x 0.50 = 1062.26 sqm.
2	64.23	x	19.07	x 0.50 = 612.43 sqm.
3	24.90	x	3.47	x 0.50 = 43.20 sqm.
4	16.37	x	2.97	x 0.50 = 16.94 sqm.
5	CHAMFERED AREA			= 16.75 sqm.
TOTAL AREA				= 1751.59 sqm.

AREA KEY PLAN FOR AMENITY SPACE

NOTE : Access to Open space/
CLUB HOUSE to be taken
from Land (already handed over
DT.- 07/08/2014)

TREES STATEMENT	
TOTAL NET PLOT AREA	= 18038.00 SQM
REQUIRED TREES	= 1 TREE / 80 SQM
AS PER RULE	= 18038.00 / 80 SQM
	= 225.47 Nos. OF TREES
PROVIDED TREES	= 226 Nos.

AREA CALC. FOR 30.00 M. D. P. ROAD (U/S 15.10)						
1	102.77	x	21.17	x	0.50	= 1087.82 sqm.
2	102.77	x	22.28	x	0.50	= 1144.86 sqm.
3	34.25	x	20.31	x	0.50	= 347.81 sqm.
4	34.25	x	15.723	x	0.50	= 269.26 sqm.
TOTAL AREA					=	2849.75 sqm.

AREA CALCULATIONS FOR PLOT				
1	34.98	x	23.95	x 0.50 = 418.89
2	80.51	x	24.00	x 0.50 = 1086.12
3	79.59	x	35.74	x 0.50 = 1422.27
4	41.03	x	22.17	x 0.50 = 454.82
5	100.84	x	37.99	x 0.50 = 1915.46
6	100.84	x	8.78	x 0.50 = 442.69
7	162.31	x	52.70	x 0.50 = 4276.87
8	162.31	x	28.47	x 0.50 = 2391.64
9	107.90	x	60.20	x 0.50 = 3247.79
10	85.29	x	31.66	x 0.50 = 1397.63
11	75.70	x	27.27	x 0.50 = 1032.17
TOTAL AREA			=	16095.34

AREA CALCULATIONS FOR 30.00 M D.P. ROAD						
1	134.65	x	21.52	x	0.50	= 1448.83 sqm
2	141.72	x	29.55	x	0.50	= 2093.91 sqm
3	141.714	x	6.535	x	0.50	= 463.05 sqm
TOTAL AREA				=	4005.80	sqm

INTERNAL 16.00M.WIDE ROAD AREA CALCU.				
1	22.62	x	10.52	x 0.50 = 116.98 sqm
2	22.62	x	5.00	x 0.50 = 56.55 sqm
3	28.14			= 28.14 sqm
TOTAL AREA				= 203.67 sqm

AREA CALCULATIONS FOR GREEN BELT				
1	64.27	x	26.37	x 0.50 = 847.40 sqm
2	68.88	x	31.75	x 0.50 = 1093.47 sqm
3	34.30	x	24.142	x 0.50 = 414.04 sqm
TOTAL AREA GREEN BELT				= 2354.91 sqm

F.S.I. STATEMENT-TOWER-'A' & 'B'												
S.R. NO.	FLOOR	RES./F.S.I.	PERMISSIBLE BALCONY 15%	PROPOSED BALCONY	TERRACE	PASSAGE	STAIRCASE	FAIR STAIRCASE	LIFT	LIFT MACHINE ROOM	TENAMENT	COVERAG
1	FIRST	873.95	16161.54 X 0.15% = 2724.28	131.63	181.42	57.27	21.31	26.40	19.22	4.97 X 3.90 X 2= 38.76	4	1236.34
2	SECOND	831.38		120.58	180.97	57.27	21.31	26.40			4	
3	THIRD	830.13		121.08	181.51	57.27	21.31	26.40			4	
4	FOURTH	831.38		120.58	180.97	57.27	21.31	26.40			4	
5	FIFTH	830.13		121.08	181.51	57.27	21.31	26.40			4	
6	SIXTH	831.38		120.58	180.97	57.27	21.31	26.40			4	
7	SEVENTH	830.13		121.08	181.51	57.27	21.31	26.40			4	
8	EIGHT	831.38		120.58	180.97	57.27	21.31	26.40			4	
9	NINTH	830.13		121.08	181.51	57.27	21.31	26.40			4	
10	TENTH	831.38		120.58	180.97	57.27	21.31	26.40			4	
11	ELEVENTH	830.13		121.08	181.51	57.27	21.31	26.40			4	
12	TWELVTH	831.38		120.58	180.97	57.27	21.31	26.40			4	
13	THIRTEENTH	830.13		121.08	181.51	57.27	21.31	26.40			4	
14	FOURTEENTH	831.38		120.58	180.97	57.27	21.31	26.40			4	
15	FIFTEENTH	830.13		121.08	181.51	57.27	21.31	26.40			4	
16	SIXTEENTH	795.73		117.30	182.15	57.27	21.31	26.40			4	
17	SEVENTEENTH	789.63		122.00	108.37	53.67	21.31	26.40			2	
18	EIGHTEENTH	581.76		104.26	109.00	197.94	21.31	26.40			2	
19	NINETEENTH	500.93		84.96	108.21	53.67	21.31	26.40			2	
20	TWENTIEETH	878.13		129.48	202.91	57.27	21.31	26.40			4	
21	TWENTY FIRST	1014.67		132.38	Token in F.S.I	57.27	21.31	26.40			4	
22	TWENTY SECOND	999.20		157.26		57.27	32.52	26.40			4	
23	TOTAL	18164.57	2724.69	2670.91	3429.42	1393.41	480.03	580.80	19.22	38.76	82	1236.34

COVERAGE AREA CALCULATION FOR BUILDING 'A' & 'B'

COVERAGE AREA = 1ST FLOOR AREA + 2ND FLR TERR + 3RD FLR TERR
= 873.95 + 191.42 + 109.97
= 1236.34 SQM.

COVERAGE AREA = 1236.34 SQM.

WATER STATEMENT FOR BUILDING- A

(RESIDENTIAL)

TOTAL TENEMENT = 82 NOS
= 82 X 5 PERSONS X 136 LITRES
= 55,355.00 LITRES

WATER REQ. FOR FIRE FIGHTING = 25,000 LITRES

TOTAL O.H. WATER TANK = 76,350.00 LITRES

TOTAL U.G. WATER TANK REQD. = 83,082.50 LITRES
(85,355.00 X1.5)

WATER PROVIDED =
TOTAL O.H. WATER TANK PROVIDED = 76,350.00 LITRES
= 75,500.00 LITRES

TOTAL U.G. WATER TANK PROVIDED = 77,062.50 LITRES

WATER REQ. FOR FIRE FIGHTING = 50,000.00 LITRES
= 1,35,082.50 LITRES

SAY = 1,35,000.00 LITRES

PARKING STATEMENT ; - BLDG. A & B				
PARKING REQUIRED BY RULE :-				
CATEGORY OF TENE.	TENE.	PARKING REQUIRED		
		CARS	SCOOTER	CYCLE
1TENAMENT HAVING CARPET AREA ABOVE 150 SQM. { 3 : 4 : 2 }	82	246	328	164
TOTAL	82	246	328	164
ADD 5% VISITOR PARKING		12	16	8
TOTAL PERMISSIBLE PARK.		258	344	172
TOTAL PROVIDED PARK.		258	344	172

	LIGHTNING ARRESTER
	LIFT MACHINERY ROOM
	MACHINE ROOM
	TERRACE FLOOR
	TWENTY SECOND FLOOR
	TWENTY FIRST FLOOR
	TWENTIETH FLOOR
	NINETEENTH FLOOR
	EIGHTEENTH FLOOR
	SEVENTEENTH FLOOR
	SIXTEENTH FLOOR
	FIFTEENTH FLOOR
	FOURTEENTH FLOOR
	THIRTEENTH FLOOR
	TWELFTH FLOOR
	ELEVENTH FLOOR
	TENTH FLOOR
	NINTH FLOOR
	EIGHT FLOOR
	SEVENTH FLOOR
	SIXTH FLOOR
	FIFTH FLOOR
	FOURTH FLOOR
	THIRD FLOOR
	SECOND FLOOR
	FIRST FLOOR
	GROUND LEVEL
	NET BASEMENT
	NO. BASEMENT

SYMMETRICAL SECTION

STAMP FOR APPROVAL		1/1
1st SANCTION C.C.NO.0630/2012 DATED 28/05/2012 - [LAYOUT] 2nd SANCTION C.C.NO.0677/2013 DATED 29/05/2013 - [LAYOUT + BUILDING] 3rd SANCTION C.C.NO.2954/2014 DATED 24/12/2014 - [BUILDING]		
हुकरत विभागी दि-१५/१२/१३ This is an accompaniment to this office letter No. DPO..... ०६/१२/२०१३ दि. २९/१२/१३ Executive Engineer Sd/- P.D.P. (Zone-I) P.M.C. 		
AREA STATEMENT		SQM
1	AREA OF PLOT (AS PER 7/12)	18038.00
2	AREA OF PLOT (TRIANGULATION METHOD)	18068.34
3	MINIMUM PLOT CONSIDERED DEDUCTIONS	18038.00
4	a) AREA UNDER 30.00 M.D.P. ROAD b) AREA UNDER GREEN BELT c) AREA UNDER 30.00 M. D.P. ROAD [U/S 15.10]	4005.80 2354.91 2849.75
5	BALANCE PLOT AREA [3] - (4a + 4b + 4c)	8827.54
6	i) OPEN SPACE REQUIRED - 10% OF (5) ii) OPEN SPACE PROVIDED iii) AMENITY SPACE REQUIRED (1.5%) OF (5) iv) AMENITY SPACE PROVIDED v) INTERNAL ROAD 18.00M WIDE vi) TRANSFORMER	882.76 1167.73 1324.13 1751.59 203.67 72.00
7	DEDUCTIONS	
i)	OPEN SPACE PROVIDED	1167.73
ii)	AMENITY SPACE PROVIDED	1751.59
iii)	INTERNAL ROAD 18.00M WIDE	203.67
iv)	TRANSFORMER	72.00
8	TOTAL DEDUCTIONS	3194.99
9	NET PLOT [BALANCE PLOT - TOTAL DEDUCTION] [8827.54 - 3194.99]	5632.55
10	F.S.I. PERMISSIBLE	5632.55
ADDITION		
i)	INTERNAL ROAD 18.00M WIDE	203.67
ii)	TRANSFORMER	72.00
iii)	AMENITY SPACE AREA PROVIDED	1751.59
iv)	AREA UNDER 30.00 M.D.P. ROAD	4005.80
v)	AREA UNDER 30.00 M.D.P. ROAD [U/S 15.10] [2849.75 x 2]	5699.50
vi)	T.D.R.	856.42
7	TOTAL ADDITION - [i + ii + iii + iv + v + vi]	12540.98
11	TOTAL F.S.I. PERMISSIBLE NET F.S.I. + ADDITION - [5632.55 + 12540.98]	18173.53
13	PROPOSED F.S.I.	18164.57
14	EXCESS BALCONY TAKEN IN F.S.I.	-
15	TOTAL PROPOSED F.S.I. [13 + 14]	18164.57
16	PERMISSIBLE COVERAGE 20% OF 9	1126.51
17	PROPOSED COVERAGE	1236.34
18	PERMISSIBLE BALCONY (15 % OF 13)	2734.69
19	PROPOSED BALCONY	2670.91
TENEMENT STATEMENT		
20	TENEMENTS PERMISSIBLE 2507/H.A	140 NOS.
21	TENEMENTS EXISTING	-
22	TENEMENTS PROPOSED	82 NOS.

PARKING STATEMENT				
		CAR	SCOOTER	CYCLE
23	PARKING REQD. BY RULE.	258	344	172
24	PARKING PROVIDED	258	344	172

PROPOSED LAYOUT OF BUILDING
AT S.NO. 69 / 4 (P) + S.NO. 69 / 5 (P)
KHARADI,PUNE.

OWNER - Marvel Promoters & Developers
(Pune) Pvt. Ltd & others

MALWADKAR ARCHITECTS
B.N. MALWADKAR.
RAHUL MALWADKAR.
"SAMARTH BUILDING"
PLOT NO.10,LOKESH SOCIETY(B),S.NO.672/673
OPP. CANARA BANK, BIBWEWADI, PUNE. 411-031
PH.NO.: 7889045291 / 7888045292

SCALE: 1:500	DRNBY: GK	REF:
DATE: 11/09/2012		K:\data\BAGUNAS_54_KhandGK_2012\BAG_00_Cardior_11.08.12.dwg