

OPEN SPACE AREA CALCULATION
(SCALE = 1:500)

- 0.50 X 37.87 X 18.49 = 350.12 SQ.M
- 0.50 X 37.87 X 9.68 = 183.29 SQ.M
- 0.50 X 38.74 X 16.72 = 307.15 SQ.M
- 0.50 X 28.22 X 6.14 = 86.65 SQ.M
- 0.86 X 6.36 X 1.32 X 2 = 11.08 SQ.M

938.29 SQ.M

TOTAL BUILDING AREA STATEMENT														
BLDG.	FLOORS	HT. OF BLDG.	B/UP AREA	STAIR	FIRE STAIR	OLD SANCTION BALC.	PROP. BALC.	WASH AREA	OLD SANCTION PASS-AGE	PASS-AGE	TERR-ACE	LIFT	LIFT MACHINE ROOM	PROP. TENEMENT
Bldg. - A	P + 10	31.50M	4684.37	117.07	117.07	702.66	701.44	261.96	825.00	825.00	558.37	6.70	27.38	119
Bldg. - B	P + 10	31.50M	5336.71	93.65	161.40	553.73	551.48	259.70	660.00	660.00	357.50	10.10	27.38	120
Bldg. - C	LG-UG-MEZZ-3	19.34M	2857.06	101.40	101.40	209.91	172.91	--	270.62	269.82	0.00	6.70	17.80	--
TOTAL			12878.14	312.12	379.87	1466.30	1425.83	521.66	1755.62	1754.82	915.87	23.50	72.56	239

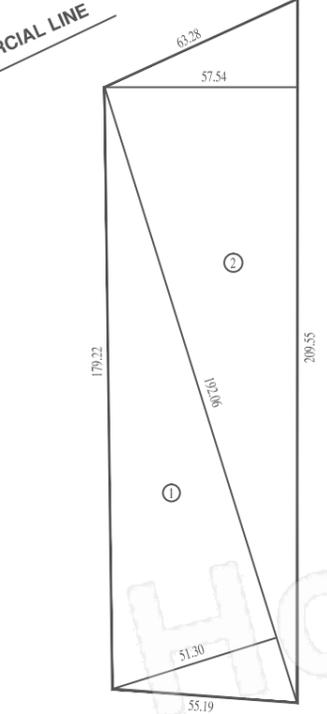
F.S.I. STATEMENT - BUILDING A													
FLOOR	B/UP AREA	STAIR	FIRE STAIR	NET B/UP AREA	BALCONY PERMI.	BALCONY PROP.	WASH AREA	PASS-AGE OLD SANCTION	PASS-AGE PROP.	TERR-ACE AREA	LIFT	LIFT M/C RM.	TENAMENT
1st Fl.	494.78	11.71	11.71	471.37	70.70	70.61	26.45	82.50	55.33				12
2nd Fl.	494.78	11.71	11.71	471.37	70.70	70.61	26.45	82.50	57.26				12
3rd Fl.	494.78	11.71	11.71	471.37	70.70	70.61	26.45	82.50	55.33				12
4th Fl.	494.78	11.71	11.71	471.37	70.70	70.61	26.45	82.50	57.26				12
5th Fl.	494.78	11.71	11.71	471.37	70.70	70.61	26.45	82.50	55.33		6.62	27.38	12
6th Fl.	494.78	11.71	11.71	471.37	70.70	70.61	26.45	82.50	57.26				12
7th Fl.	494.78	11.71	11.71	471.37	70.70	70.61	26.45	82.50	55.33				12
8th Fl.	465.49	11.71	11.71	442.08	66.31	65.95	23.91	82.50	52.68				11
9th Fl.	494.78	11.71	11.71	471.37	70.70	70.61	26.45	82.50	55.33				12
10th Fl.	494.78	11.71	11.71	471.37	70.70	70.61	26.45	82.50	57.26				12
TOTAL	4918.51	117.07	117.07	4684.37	702.66	701.44	261.96	825.00	558.37	6.62	27.38	119	

F.S.I. STATEMENT - BUILDING B													
FLOOR	B/UP AREA	STAIR	FIRE STAIR	NET B/UP AREA	BALCONY PERMI.	BALCONY PROP.	WASH AREA	PASS-AGE OLD SANCTION	PASS-AGE PROP.	TERR-ACE AREA	LIFT	LIFT M/C RM.	TENAMENT
1st Fl.	526.37	11.71	16.14	498.52	70.7000	70.50	25.97	82.50	82.50	35.75			12
2nd Fl.	526.37	11.71	16.14	498.52	70.7000	70.50	25.97	82.50	82.50	35.75			12
3rd Fl.	526.37	11.71	16.14	498.52	70.7000	70.50	25.97	82.50	82.50	35.75			12
4th Fl.	526.37	11.71	16.14	498.52	70.7000	70.50	25.97	82.50	82.50	35.75			12
5th Fl.	526.37	11.71	16.14	498.52	70.7000	70.50	25.97	82.50	82.50	35.75			12
6th Fl.	526.37	11.71	16.14	498.52	70.7000	70.50	25.97	82.50	82.50	35.75			12
7th Fl.	526.37	11.71	16.14	498.52	70.7000	70.50	25.97	82.50	82.50	35.75			12
8th Fl.	538.96	11.71	16.14	511.11	58.8000	57.98	25.97	82.50	82.50	35.75			12
9th Fl.	684.12	0.00	16.14	667.98	0	0.00	25.97	00	00	35.75			12
10th Fl.	684.12	0.00	16.14	667.98	0	0.00	25.97	00	00	35.75			12
TOTAL	5591.79	93.65	161.40	5336.7100	553.7300	551.48	259.70	660.00	660.00	357.50	10.10	27.38	120

F.S.I. STATEMENT - BUILDING C													
FLOOR	B/UP AREA	STAIR	FIRE STAIR	NET B/UP AREA	BALCONY PERMI.	BALCONY PROP.	WASH AREA	PASS-AGE OLD SANCTION	PASS-AGE PROP.	TERR-ACE AREA	LIFT	LIFT M/C RM.	SHOWROOM & OFFICES
GROUND	512.34	16.90	16.90	478.54				77.44					14
UPPER GROUND	583.50	16.90	16.90	549.70				80.16					5
MEZZANINE	308.44	16.90	16.90	274.64				270.62			6.70	16.68	
1st Fl.	612.06	16.90	16.90	578.26	47.26			42.58					2
2nd Fl.	612.06	16.90	16.90	578.26	47.26			42.58					2
3rd Fl.	431.46	16.9	16.90	397.66	38.41			27.06	0				2
TOTAL	3059.86	101.40	101.40	2857.06	209.9100	172.91	270.62	269.82	0.00	6.70	16.68	25	

AMENITY BLDG. F.S.I. STATEMENT BLDG - D						
FLOOR	B/UP AREA	STAIR	NET B/UP AREA	BALCONY PERMI.	BALCONY PROP.	LIFT M/C RM.
Ground	54.75	0.00	54.75		0.0	
1st Fl.	334.07	13.46	320.61	48.09	48.05	4.44
2nd Fl.	357.36	13.46	343.90	51.59	51.57	
3rd Fl.	357.36	13.46	343.90	51.59	51.57	
4th Fl.	357.36	13.46	343.90	51.59	51.57	
TOTAL	1460.90	53.84	1407.06	211.06	202.76	4.44

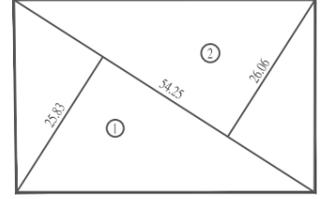
CLUB HOUSE			
FLOOR	B/UP AREA	STAIR	NET B/UP AREA
GR FL.	99.00	14.02	84.98
1ST FL.	56.32	14.02	42.30
TOTAL	155.32	28.04	127.28



PLOT AREA CALCULATION
(SCALE=1:1000)

- 0.50 X 192.06 X 51.30 = 4926.34 SQ.M
- 0.50 X 209.55 X 57.54 = 6028.75 SQ.M

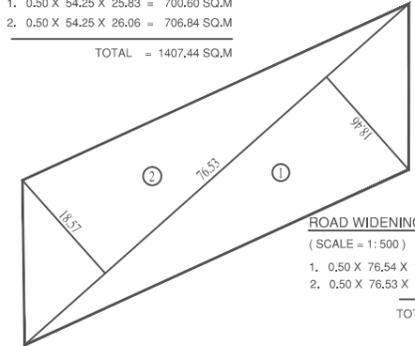
TOTAL = 10955.09 SQ.M



AMENITY SPACE AREA CALCULATION
(SCALE=1:500)

- 0.50 X 54.25 X 25.83 = 706.60 SQ.M
- 0.50 X 54.25 X 26.06 = 706.84 SQ.M

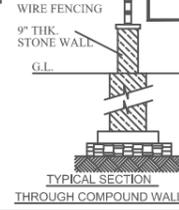
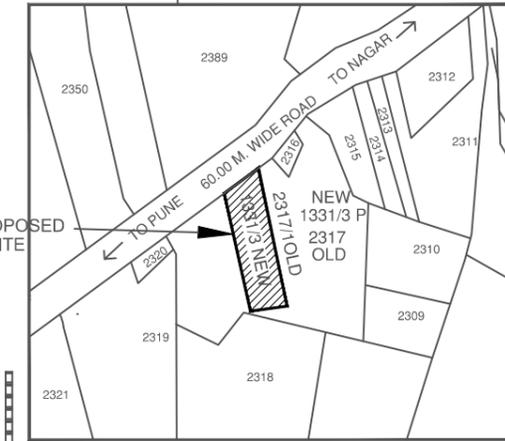
TOTAL = 1407.44 SQ.M



ROAD WIDENING AREA CALCULATION
(SCALE = 1:500)

- 0.50 X 76.54 X 18.46 = 706.46 SQ.M
- 0.50 X 76.53 X 18.57 = 710.58 SQ.M

TOTAL = 1417.04 SQ.M



PARKING STATEMENT (TOTAL BUILDING)							
TYPE OF FLAT	FLAT NO.	REQD. PARKING			PROP. PARKING		
		CARS	SCOOTERS	CYCLES	CARS	SCOOTERS	CYCLES
COMMERCIAL	2857.06 SQ.M.	29	87	87	29	87	87
UPTO 50 SQ. M	79	0	100	100	0	100	100
50 TO 100 SQ. M	160	53	159	159	53	159	159
VISITORS PARKING		5	34	34	5	34	34
TOTAL	239	87	380	380	87	380	380

PARKING AREA CALCULATION			
VEHICLE	NOS.	AREA REQUIRED	AREA PROVIDED
CARS	87	12.50	1088
SCOOTERS	380	3.0	1140
CYCLES	380	1.40	532
TOTAL			2760

WATER STORAGE CAPACITY (BLDG. - A & B)			
FOR RESIDENTIAL			
WATER REQ. PER FLAT (5 PER. PER FLAT)	5	135	675 LITS./DAY
NUMBER OF FLAT IN THE SCHEME	239	675	239 NOS.
WATER REQUIRED PER BLDG	239	675	161325 LITERS
ADD. FOR FIRE FIGHTING			20000 LITERS
TOTAL O.H.W.T. WATER REQUIRED			181325 LITERS
TOTAL O.H.W.T. WATER PROPOSED			181325 LITERS
REQUIRED CAPACITY OF U.G.S. TANK	1.5	18132	271988 LITERS
PROPOSED CAPACITY OF U.G.S. TANK			271988 LITERS
SIZE OF U.G.S. TANK (2 TANKS)	7	7	147000 LITERS
FOR COMMERCIAL			
NO. OF PERSONS (2857.06 / 3)		952	LITS./DAY
O.H. WATER REQUIRED PER BLDG.	952	45	42840 LITERS
REQUIRED CAPACITY OF U.G.W. TANK	1.5	38250	57375 LITERS
PROPOSED CAPACITY OF U.G.W. TANK			58000 LITERS

A AREA STATEMENT		SQ.M.
1. (a) PLOT AREA AS PER 7/12 EXTRACT		10800.00
(b) AREA AS PER DOCUMENT		10800.00
(c) AREA AS PER TRIANGULATION		10955.09
(d) MIN. PLOT AREA TAKEN		10800.00
2. DEDUCTION :-		
(a) AREA UNDER ROAD WIDENING		1417.04
3. NET GROSS AREA OF PLOT		9382.96
4. (A) OPEN SPACE @ 10%	REQUIRED	938.29
(B) OPEN SPACE @ 10%	PROPOSED	938.29
(C) AMENITY SPACE @ 15%	REQUIRED	1407.44
(D) AMENITY SPACE @ 15%	PROPOSED	1407.44
5. PERMISSIBLE FLOOR AREA (3 - 4 D X 0.90)		7177.97
6. ADDITIONS FOR		
(a) ROAD F.S.I. (20%)		1435.59
(b) PAID F.S.I. (20%)		1435.59
(c) ROAD WIDENING F.S.I. (1417.04 X 2)		2834.08
7. TOTAL PERMISSIBLE AREA		12883.23
8. PROPOSED COMMERCIAL B/UP AREA		2857.06
9. PROPOSED RESIDENTIAL B/UP AREA		10021.18
10. TOTAL PROPOSED AREA (8+9)		12878.14

B.AMENITY BLDG. AREA STATEMENT		SQ.M.
1. AMENITY SPACE PLOT AREA		1407.44
2. PERMISSIBLE FLOOR AREA (1.00)		1407.44
3. PROPOSED AREA		1407.06

C. CLUB HOUSE AREA STATEMENT :		SQ.M.
1. OPEN SPACE		938.29
2. PERMI. B/UP AREA (15%)		140.74
3. Ground FL (10%)		93.83
4. First Fl. (5%)		46.91
5. TOTAL AREA PROPOSED		127.28

SCHEDULE OF OPENINGS - :			
FD = 1.52 X 2.25	W = 1.52 X 1.52	RS = 3.05 X 2.40	
D = 1.05 X 2.25	W1 = 1.52 X 0.92		
D1 = 0.92 X 2.25	W2 = 0.92 X 1.22		
D2 = 0.75 X 2.25	V = 0.60 X 0.92		

CERTIFICATE OF AREA
CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME OR BY THE DIMENSIONS OF SIDES ETC. OF PLOT STATED ON PLAN ARE AS MEASURED ON SITE AND THE AREA SO WORKED OUT TALLIES WITH THE AREA STATED IN DOCUMENT OF OWNERSHIP T.P.S. SCHEMED RECORDS/LAND RECORD DEPTT / CITY SURVEY RECORDS.
SIGN OF ARCHITECT

OWNER NAME SIGN -
SHRI. VITTHAL / NANA GENU DABHADE & OTHERS
THROUGH P.O.H. MAPLE REALTY THROUGH PARTNER SACHIN A. AGARWAL.

ARCHITECT SIGN & STAMP
PROPOSED RESI. & COMM. BUILDING AT
NEW GAT NO. 1331/1 (P), (OLD GAT NO. 2317/1 (P)),
WAGHOLI, TALUKA-HAVELI, DISTRICT-PUNE.

INSIGNIS ARCHITECTURE
ARCHITECTS/INTERIOR DESIGNERS & LANDSCAPE DESIGNERS.
S No. 292, City Square, 7th Floor, Behind Rahu Talikes, Shivajinagar, Pune, Maharashtra 411005.
PH. 020 49011111. Email - insignisarchitecture@gmail.com Reg. No. CA20195807.
JOB NO. DRG. NO. SCALE DATE DRAWN BY CHK. BY
M. D. 1:100 12/08/2019 NITIN Siddharth Agarwal