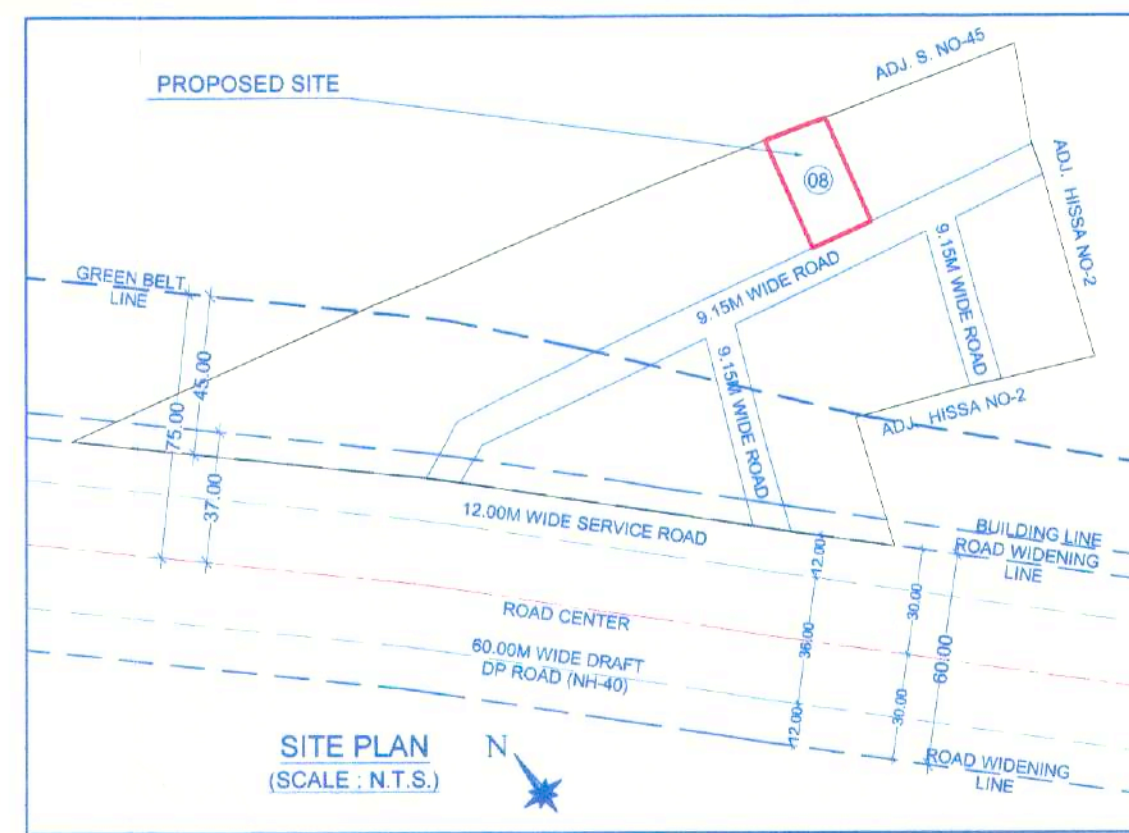


PROPOSED SITE DRAFT D.P. LOCATION PLAN

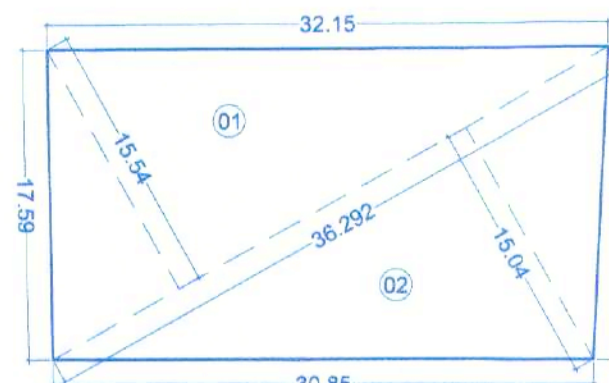


GOOGLE LOCATION PLAN



Plot Area Calculation

1	38.142	X	16.130	X	0.5	=	307.615
2	38.142	X	15.440	X	0.5	=	294.456
TOTAL							602.071



PLOT AREA CALCULATION BY TRIANGULATION METHOD (SCALE: 1:400)

WATER REQUIRED (Residence)
WATER REQUIRED
 O.H.W. TANK CAP / TENEMENT
 = 3 TENEMENT X 5 X 135
 = 2025.00 Ltrs / DAY.
OVER HEAD WATER TANK CAPACITY
 TOTAL = 3000 Ltrs
 U.G.W. Tank Cap
 = 3000 X 1.50 = 4500 Ltrs / Resi.
 Resi. Say = 6000 Ltrs.

F.S.I STATEMENT (IN SQ. MS.)

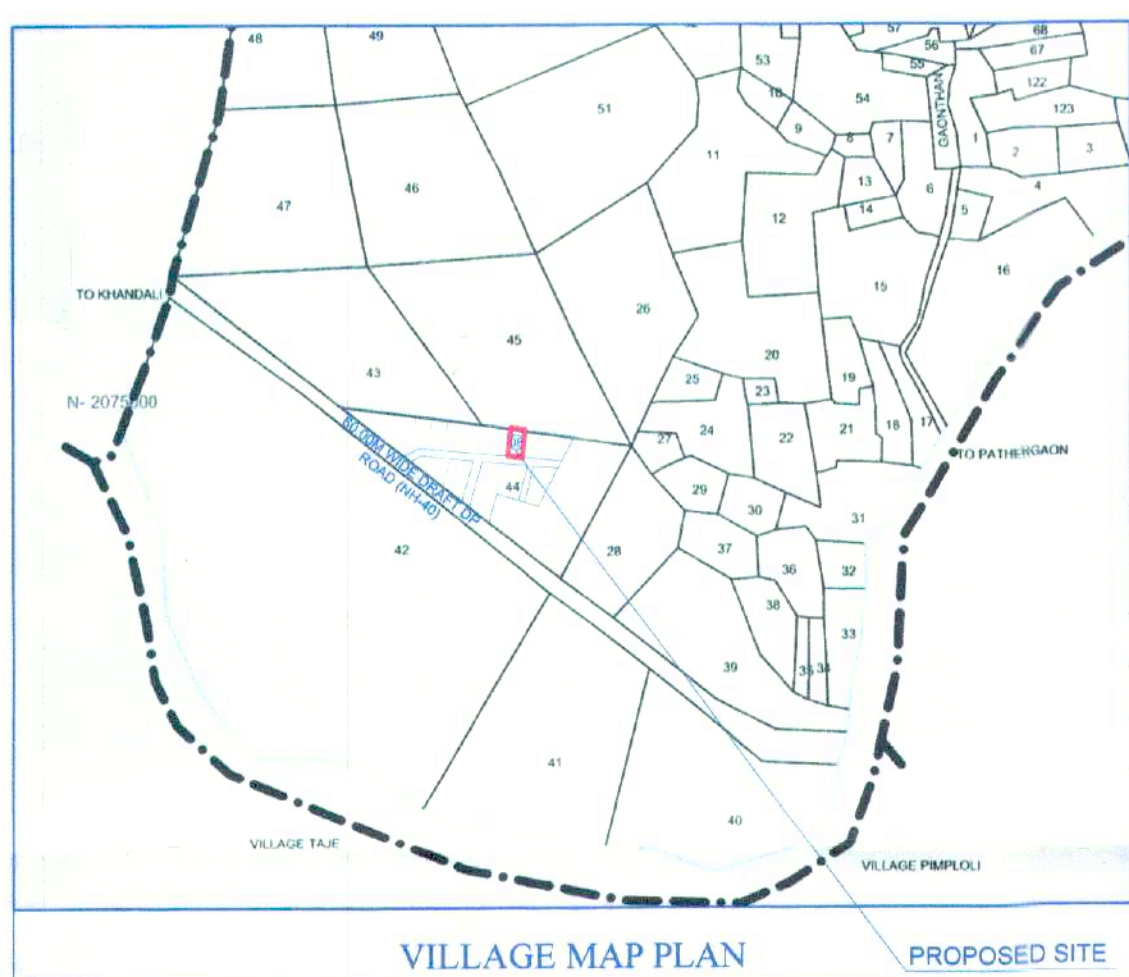
(UNIT)	FLOOR	BUILT UP AREA	PROPOSED TENEMENT
(UNIT-1 & 2)	GROUND	169.540	2
	FIRST	153.600	2
TOTAL	TOTAL	323.140	2

PARKING AREA STATEMENT (BUNGALOW)										
AREA OF TENEMENT		NO. OF TENEMENTS	REQUIRED PARKING			TOTAL REQUIRED PARKING			PROPOSED PARKING	
1		2	3			4			5	
50 TO 100 SQ MT (RESI.)		0	CAR		SCOOTER	CYCLE		CAR	SCOOTER	CYCLE
			1		3		3			
			(FOR 3 TENEMENT)				0		0	
			0		0		0			0
B/UP AREA More Than 100 SQ MT (RESI.)		3	CAR		SCOOTER	CYCLE		CAR	SCOOTER	CYCLE
			1		2		2			
			(FOR 2 TENEMENT)				2		3	
			2		3		3			3
TOTAL			2		3		3		2	3
1.5 TIMES EXTRA			2		5		5		2	5
CARS			SCOOTERS			CYCLES				
2		12.5	5		2		5		0.70	
25.0000			10				3.5000		TOTAL PARKING AREA REQUIRED	TOTAL PARKING AREA PROPOSED
									38.50	38.50

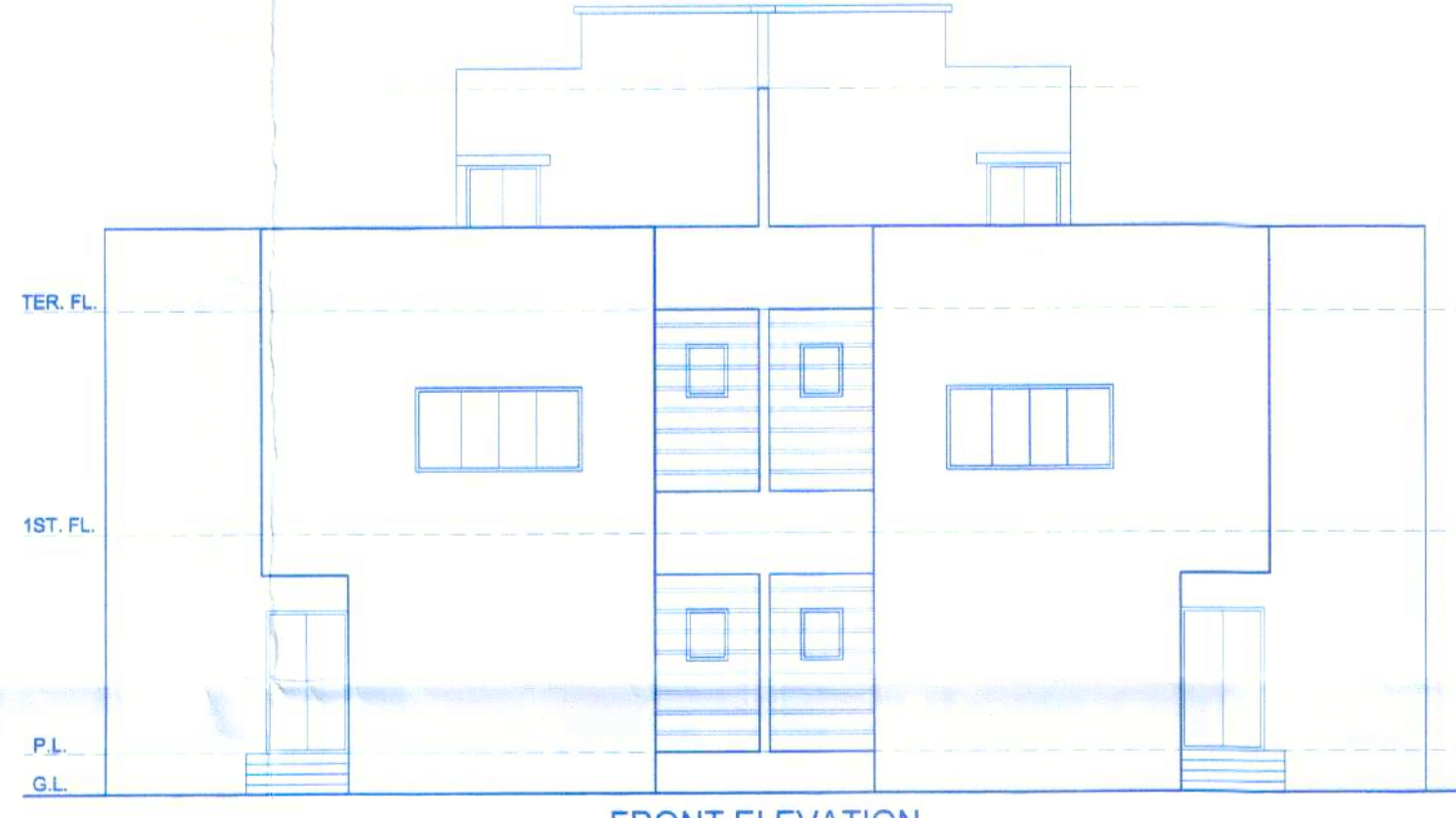
STAMP OF APPROVAL

(1/1)

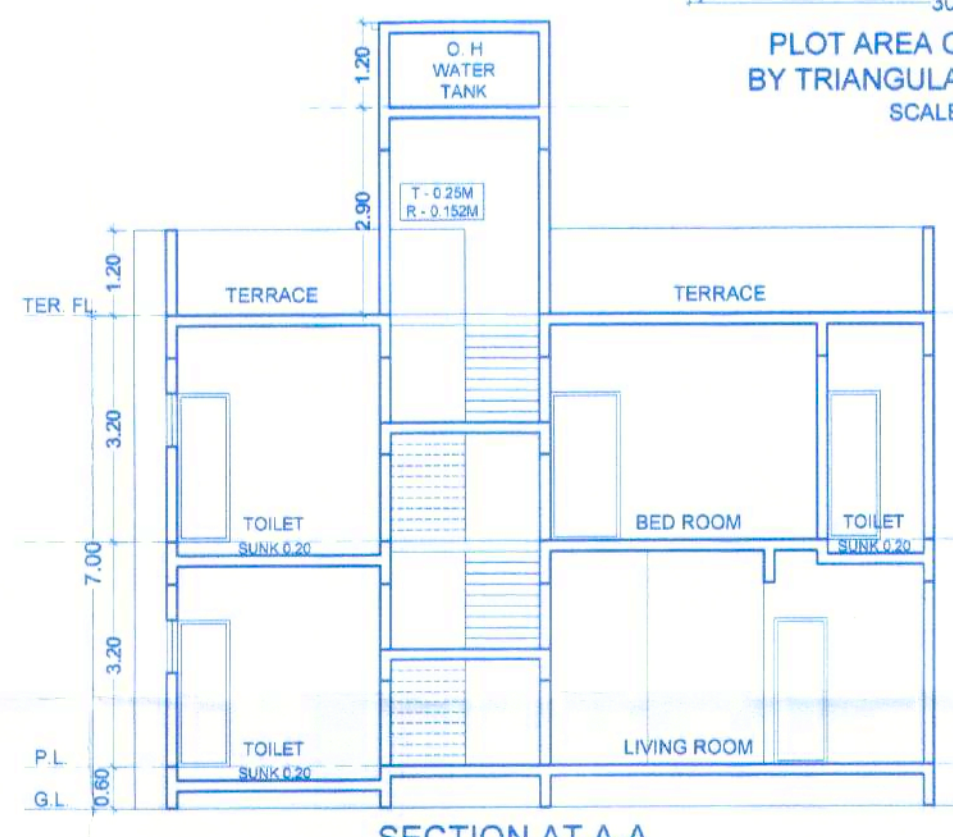
Approved as amended in
 Subject to conditions mentioned in Appendix 'A' of letter No. BMA 10.R. No. 211/20-21 dated 11/03/2021.
 S. No. / G. No. / CTS No. 20/9, 23, 24, 25
 Dated:- 23/10/2024
 Deputy Joint Metropolitan Planner
 Pune Metropolitan Regional Development Authority, Pune



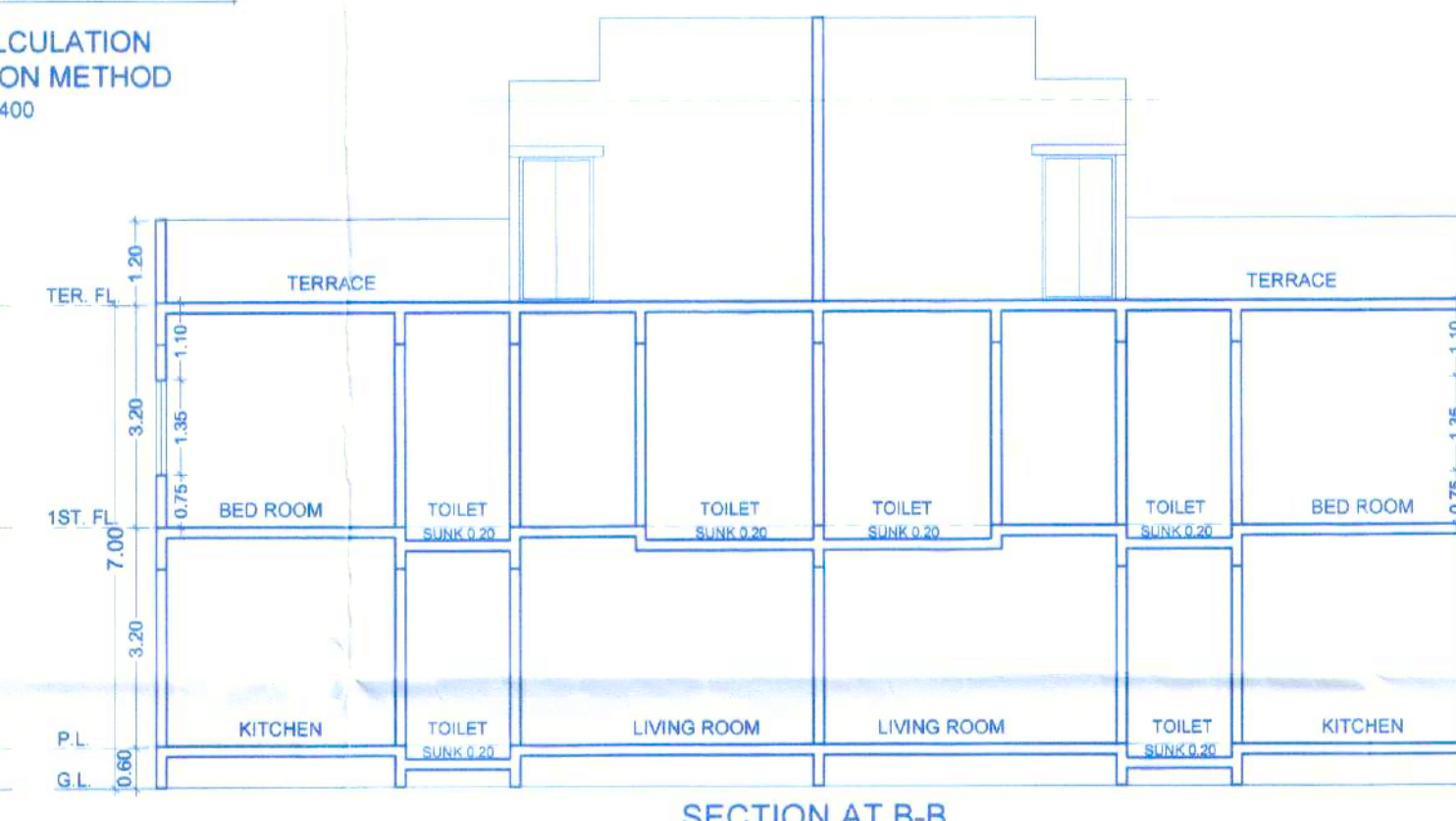
VILLAGE MAP PLAN



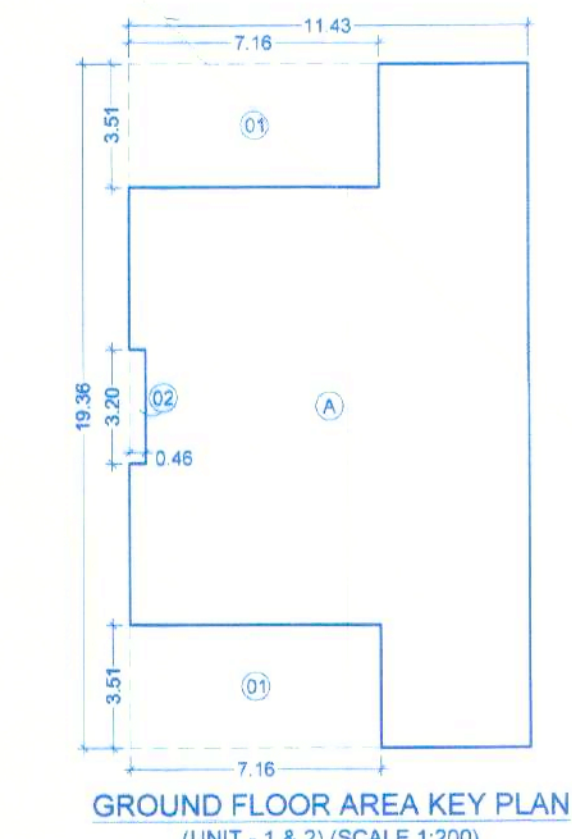
FRONT ELEVATION (UNIT-1 & 2) (SCALE: 1:100)



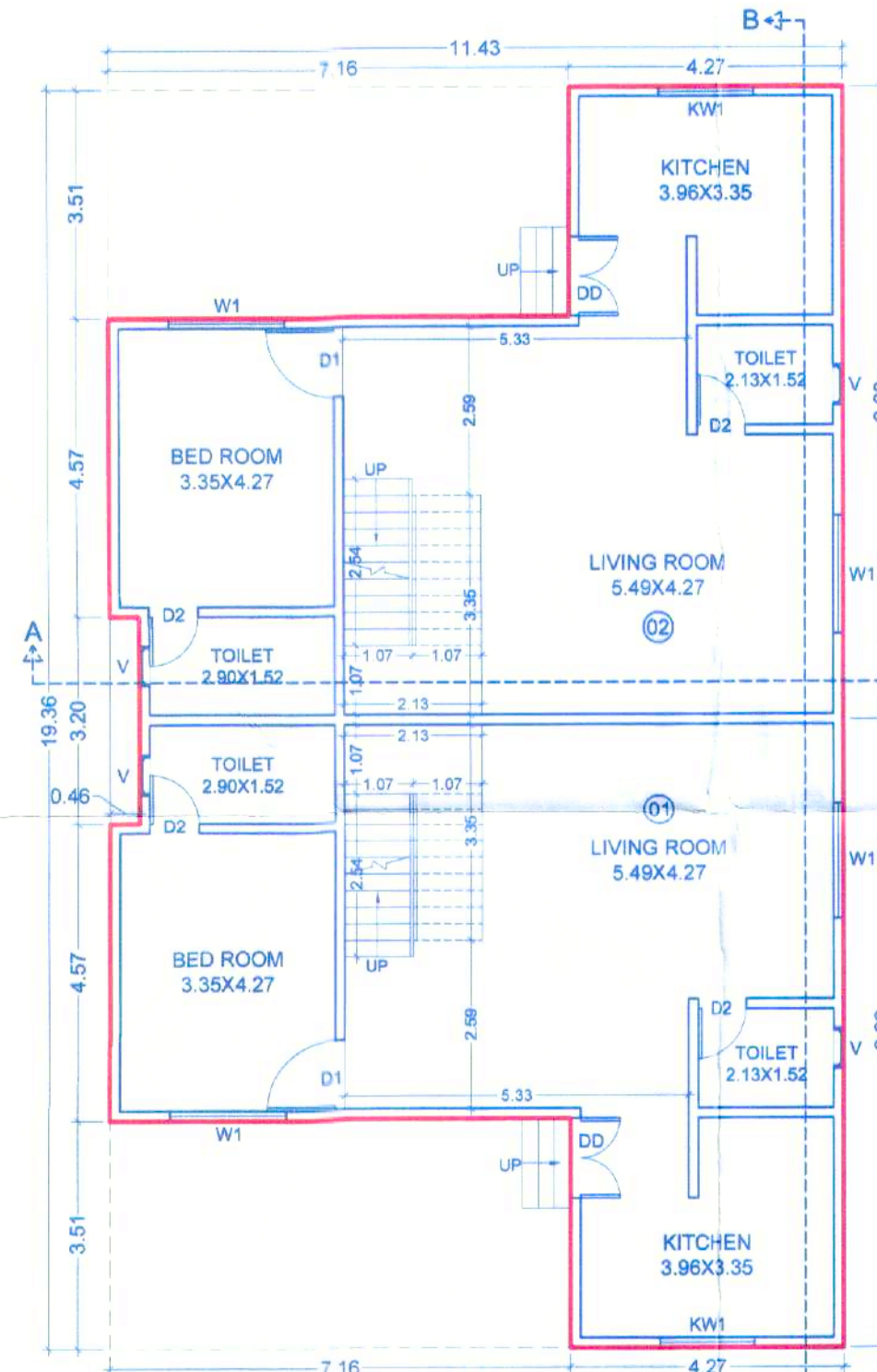
SECTION AT A-A (SCALE: 1:100)



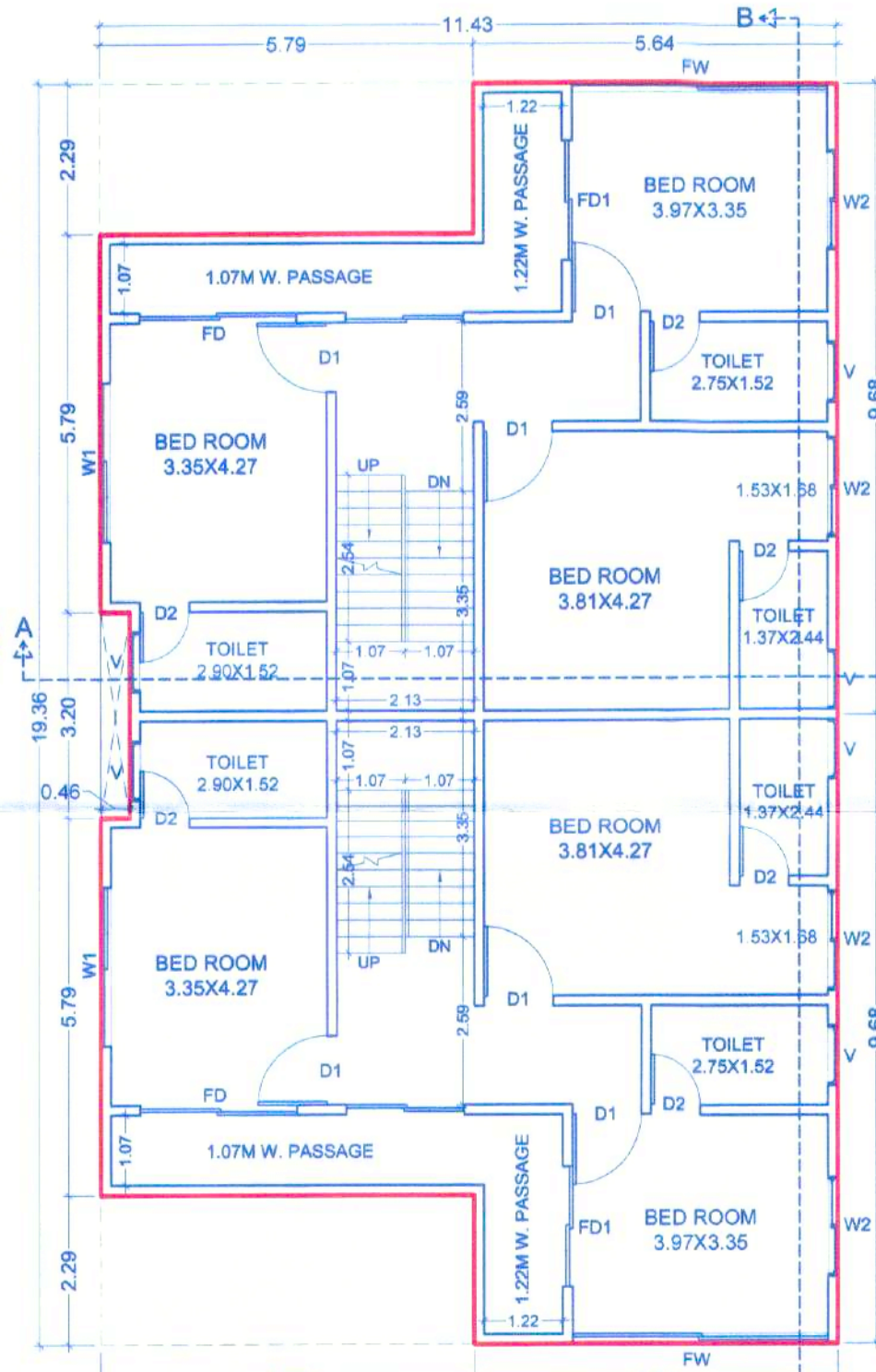
SECTION AT B-B (SCALE: 1:100)



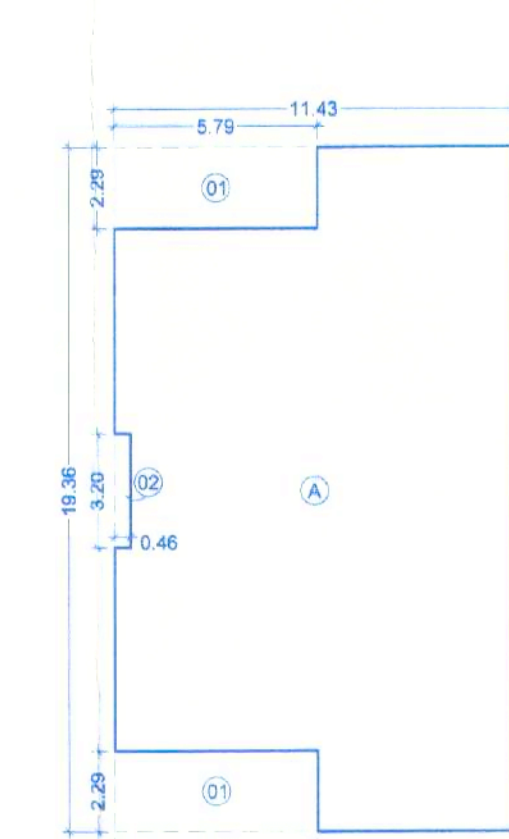
GROUND FLOOR AREA KEY PLAN (UNIT - 1 & 2) (SCALE: 1:200)



GROUND FLOOR PLAN (UNIT - 1 & 2) (SCALE: 1:100)



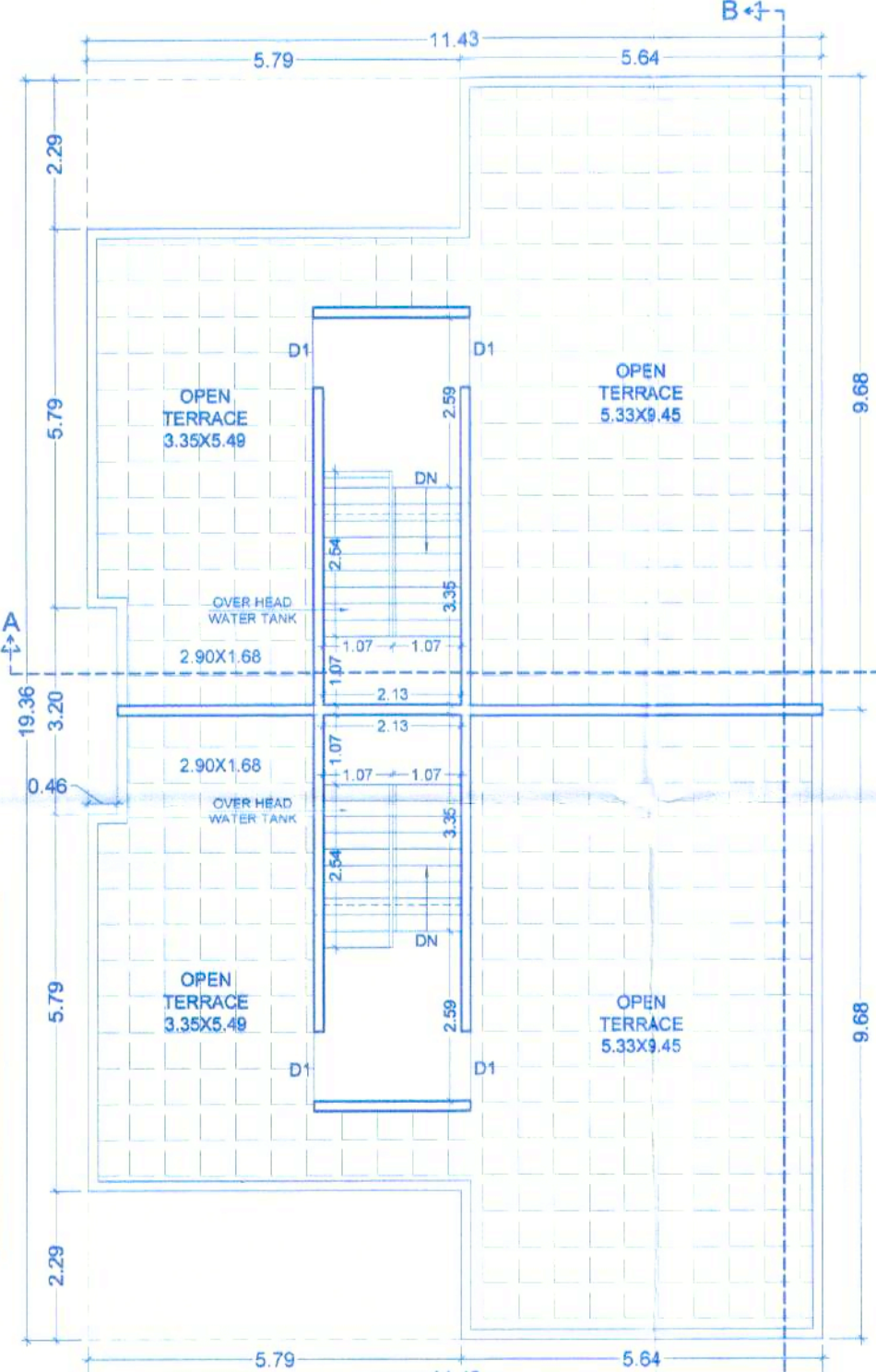
FIRST FLOOR PLAN (UNIT - 1 & 2) (SCALE: 1:100)



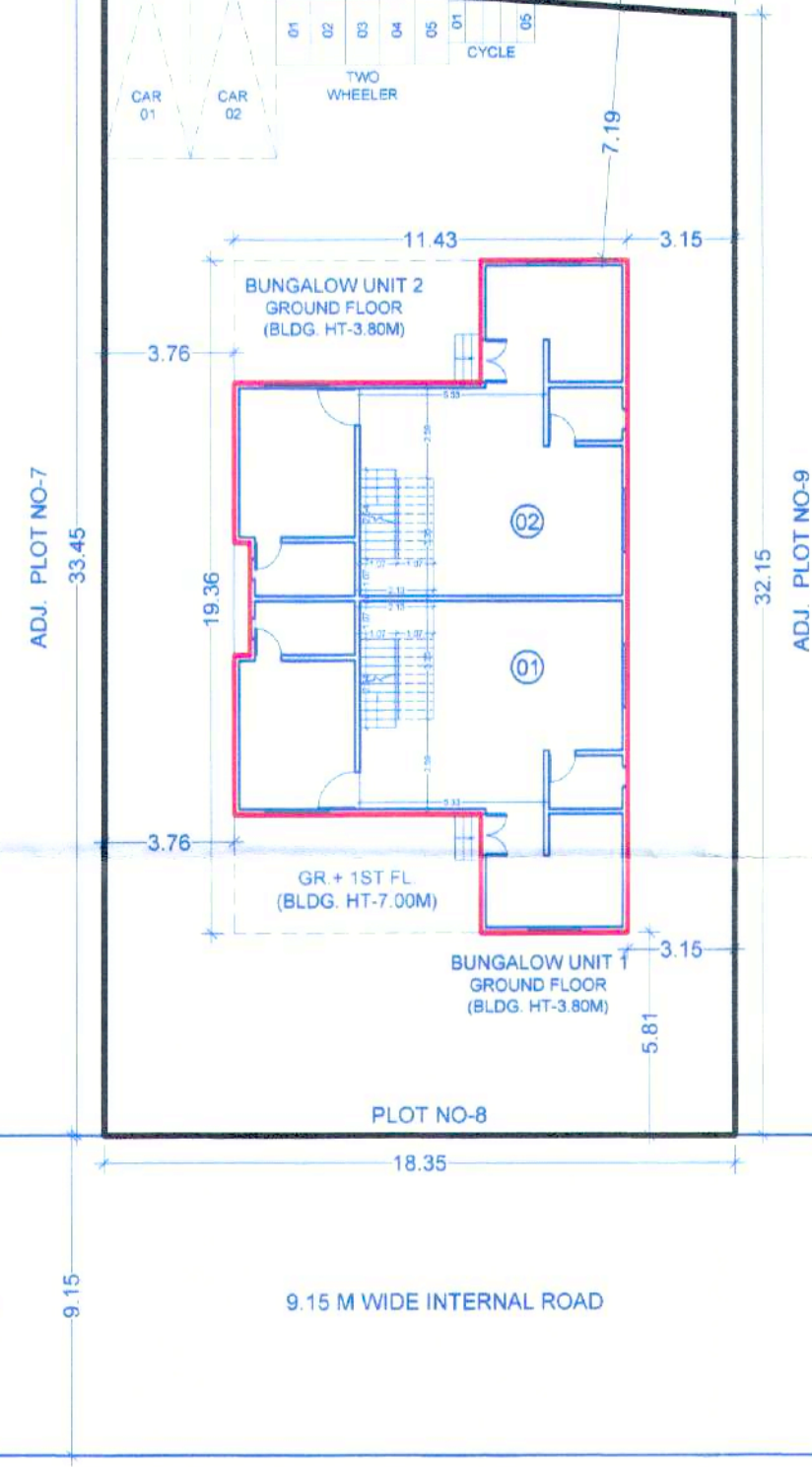
FIRST FLOOR AREA KEY PLAN (UNIT - 1 & 2) (SCALE: 1:200)

First Floor (Unit - 1 & 2) Built Up Area Calculation

A	11.430	X	19.360	X	1.0	=	221.28
TOTAL							221.28
1	5.790	X	2.290	X	2.0	=	26.52
2	3.200	X	0.460	X	1.0	=	1.47
TOTAL							27.99
TOTAL B.U.P. AREA = 221.28 + 27.99							193.29
FIRST FLOOR BUILT UP AREA							193.29



TERRACE FLOOR PLAN (UNIT - 1 & 2) (SCALE: 1:100)



LAYOUT / GROUND PLAN (SCALE: 1:200)

AREA STATEMENT

A	AREA STATEMENT	SQ. M.
1	PLOT AREA AS PER 7/12 EXTRACT	602.07
2	PLOT AREA AS PER DEMARCATION	602.07
3	MINIMUM AREA CONSIDERED	602.07
4	DEDUCTIONS FOR :	
5	AREA UNDER ROUNDING OF ROAD AREA	0.00
6	BALANCE PLOT AREA (3 - 5)	602.07
7	PERMISSIBLE FSI (0.75 X 6)	451.55
8	PROPOSED BUILT UP AREA	362.83

CERTIFICATE OF AREA :

Certified that the plot under reference was surveyed by me on 11/09/2024 and the dimensions of sides etc. of plot stated on plan are as measured on site & the area so worked out tallies with the area stated in document of Ownership / Land Records.

NOTES :

THIS DRAWING IS PREPARED BASED ON INFORMATION/DOCUMENTS PROVIDED BY THE OWNER / P.A.H. THE DEFECTIVE OWNERSHIP TITLE AND/OR THE DISCREPANCIES IN THE DOCUMENTS AND/OR IN PLOT BOUNDARY ON SITE IF ANY IS ENTIRE RESPONSIBILITY OF THE OWNER / P.A.H.

PROJECT ADDRESS :

PROPOSED BUNGALOW AT GAT NO. 44/1, PLOT NO. 8, VILLAGE - MUNDHAVARE, TALUKA - MAVAL, DIST. - PUNE.

NAME AND SIGNATURE OF OWNER :

MR. PHARAD SUBRAO KOKATE

ARCHITECT'S / ENGINEER NAME & ADDRESS

AR. DHANASHREE UPADHYE

AR. DHANASHREE S. UPADHYE

ARCHITECT AND M.TECH (TOWN AND COUNTRY PLANNING)
 201, MORESHWAR APPART, NARAYAN PETH, PUNE - 411030
 PH - 020 24444844 | EMAIL: dhanashreesupadhye@gmail.com

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