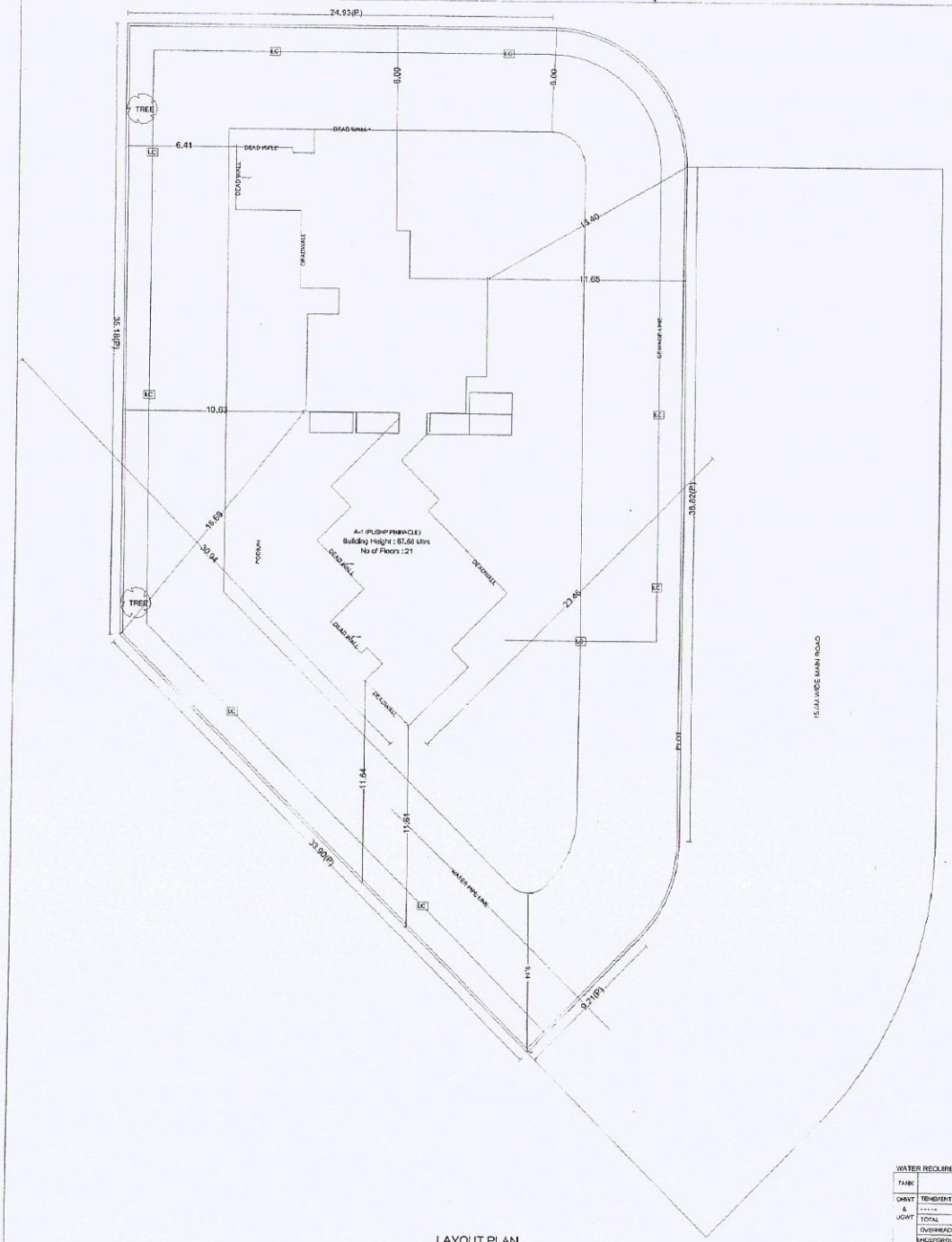
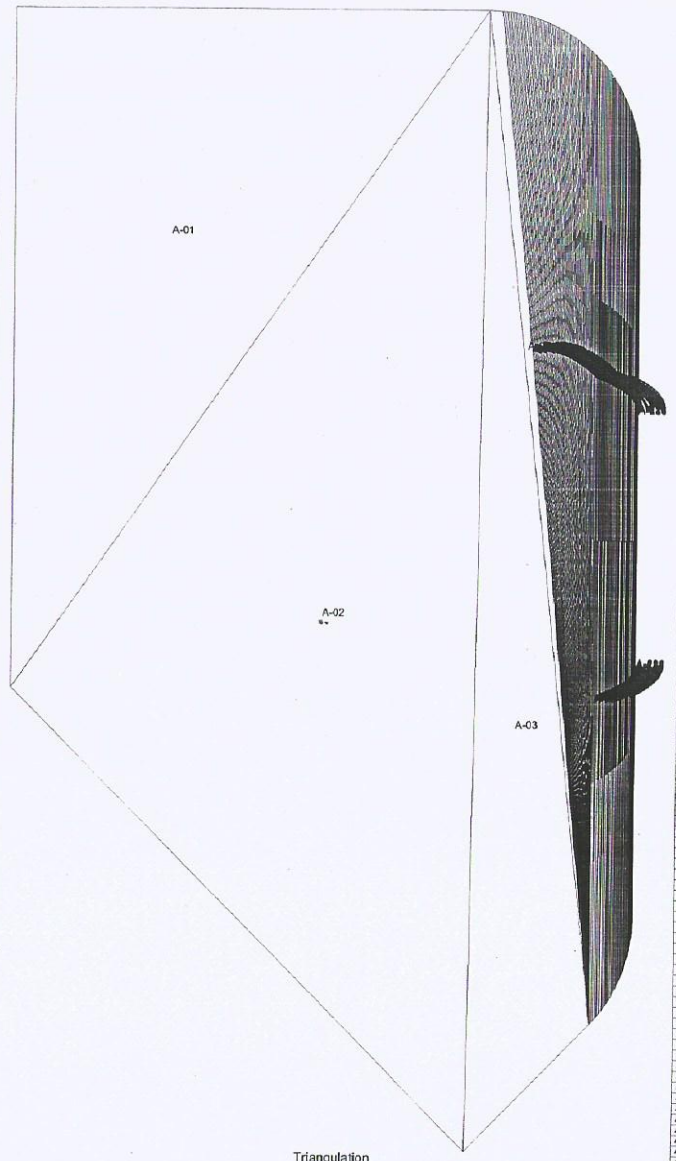


LAYOUT PLAN



Triangulation

T.Single	Area
A-01	438.45
A-02	771.22
A-03	168.04
A-04	16.62
A-05	2.07
A-06	2.06
A-07	2.06
A-08	2.05
A-09	2.05
A-10	2.04
A-11	2.04
A-12	2.03
A-13	2.03
A-14	2.02
A-15	2.02
A-16	2.01
A-17	2.01
A-18	2.00
A-19	2.00
A-20	1.99
A-21	1.98
A-22	1.98
A-23	1.97
A-24	1.96
A-25	1.96
A-26	1.95
A-27	1.94
A-28	1.93
A-29	1.93
A-30	1.92
A-31	1.91
A-32	1.90
A-33	1.89
A-34	1.88
A-35	1.88
A-36	1.87
A-37	1.86
A-38	1.85
A-39	1.84
A-40	1.83
A-41	1.82
A-42	1.81
A-43	1.80
A-44	1.79
A-45	1.78
A-46	1.77
A-47	1.76
A-48	1.75
A-49	1.74
A-50	1.73
A-51	1.72
A-52	1.71
A-53	1.69
A-54	1.68
A-55	1.67
A-56	1.66
A-57	1.65
A-58	1.63
A-59	1.62
A-60	1.61
A-61	1.60
A-62	1.59
A-63	1.57
A-64	1.56
A-65	1.55
A-66	1.53
A-67	1.52
A-68	1.51
A-69	1.50
A-70	1.48
A-71	1.47
A-72	1.45
A-73	1.44
A-74	1.43
A-75	1.41
A-76	1.40
A-77	1.39
A-78	1.38
A-79	1.38
A-80	1.36
A-81	1.36
A-82	1.34
A-83	1.34
A-84	1.33
A-85	1.32
A-86	1.31
A-87	1.31
A-88	1.29
A-89	1.29
A-90	1.27
A-91	1.27
A-92	1.26
A-93	1.25
A-94	1.24
A-95	1.23
A-96	1.22
A-97	1.21
A-98	1.20
A-99	1.20
A-100	1.18
A-101	1.18
A-102	1.18
A-103	1.16
A-104	1.14
A-105	1.14
A-106	1.13
A-107	1.13
A-108	1.11
A-109	1.10
A-110	1.09
A-111	1.08
A-112	1.07
A-113	1.07
A-114	1.06
A-115	1.05
A-116	1.03

A-117	1.03
A-118	1.01
A-119	1.01
A-120	0.99
A-121	0.99
A-122	0.98
A-123	0.97
A-124	0.96
A-125	0.95
A-126	0.94
A-127	0.93
A-128	0.92
A-129	0.91
A-130	0.90
A-131	0.89
A-132	0.88
A-133	0.88
A-134	0.88
A-135	0.88
A-136	0.84
A-137	0.84
A-138	0.82
A-139	0.82
A-140	0.80
A-141	0.80
A-142	0.79
A-143	0.78
A-144	0.77
A-145	0.76
A-146	0.75
A-147	0.74
A-148	0.73
A-149	0.72
A-150	0.71
A-151	0.71
A-152	0.69
A-153	0.69
A-154	0.67
A-155	0.67
A-156	0.65
A-157	0.65
A-158	0.63
A-159	0.63
A-160	0.62
A-161	0.61
A-162	0.60
A-163	0.59
A-164	0.58
A-165	0.57
A-166	0.56
A-167	0.56
A-168	0.54
A-169	0.54
A-170	0.52
A-171	0.52
A-172	0.50
A-173	0.50
A-174	0.49
A-175	0.48
A-176	0.47
A-177	0.46
A-178	0.45
A-179	0.45
A-180	0.43
A-181	0.43
A-182	0.41
A-183	0.41
A-184	0.40
A-185	0.39
A-186	0.38
A-187	0.37
A-188	0.36
A-189	0.36
A-190	0.34
A-191	0.34
A-192	0.32
A-193	0.32
A-194	0.31
A-195	0.30
A-196	0.29
A-197	0.28
A-198	0.27
A-199	0.27
A-200	0.25
A-201	0.25
A-202	0.24
A-203	0.23
A-204	0.22
A-205	0.22
A-206	0.20
A-207	0.20
A-208	0.19
A-209	0.18
A-210	0.17
A-211	0.17
A-212	0.15
A-213	0.15
A-214	0.14
A-215	0.13
A-216	0.12
A-217	0.12
A-218	0.10
A-219	0.10
A-220	3.09
A-221	3.08
A-222	3.07
A-225	3.07
A-224	3.06
A-225	3.05
A-226	3.04
A-227	3.04
A-228	3.02
A-229	3.02
A-230	3.01
A-231	3.00
Total (PLOT)	1598.43

SEAL OF APPROVAL

APPROVED SUBJECT
MENTIONED IN the off

No.	CIDCO/BP-xxxx/TPO(N
Dated :	14/06/2018

APPROVED SUBJECT TO THE
MENTIONED IN this Office Letter
CIDCO/BP-15655/TPO(NM
19 Jun 2018

Sr.Planner/Asso.Planner(B
CIDCO of Maharashtra Ltd.,
Raigad Bhavan, 4th Floor,
Plot No.4, Sector-11,
CBD-Belapur, Navi Mumba

AREA STATEMENT
1. AREA OF PLOT
2. BALANCE PLOT AREA
3. PERMISSIBLE FSI
4. PERMISSIBLE BUILT UP AREA
5. TOTAL PERMISSIBLE BUILT UP A
6. PROPOSED BUILT UP AREA
(a) PROPOSED RESIDENTIAL A
(b) PROPOSED COMMERCIAL A
(c) PROPOSED INDUSTRIAL ARE
(d) PROPOSED SPECIAL USE AR
TOTAL PROPOSED AREA (a+b+c
7. EXCESS BALCONY AREA
8. EXISTING BUILT UP AREA
9. SUBSTRUCTURE/PROJECTIONS
10. SERVICE SLAB AREA/EXCESS H
11. EXCESS LOBBY/REFUGE AREA
12. TOTAL BUILT UP AREA PROPOS
13. CONSUMED FSI
14. NO. OF LIFTS PROVIDED
15. NO. OF RES.UNITS PROVIDED
16. NO. OF COMM.UNITS PROVIDED
SPECIFICATIONS

CERTIFICATE

CERTIFIED THAT I HAVE SURVEYED THE
_____ AND THAT THE DIM
PLOT STATED ON THE PLAN ARE AS MEAS
SO MOHEDCUT IS _____
TALLIES WITH THE AREA STATED IN THE
PLANNING SCHEME RECORDS.

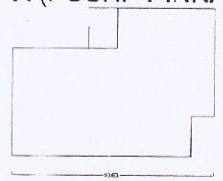
LEGEND

PLOT BOUNDARY SHOWN THICK BLACK
PROPOSED WORK SHOWN RED FILLED I
DRAINAGE LINE SHOWN RED DOTTED
WATERLINE SHOWN BLUE DOTTED
EXISTING TO BE RETAINED HATCHED
DEMOLISHION SHOWN HATCHED YELLOW

WATER REQUIREMENT							
TANK		OCCUPANT LOAD (NOS.)			CONSUMPTION PER DAY (LIT)	REQUIRED CAPACITY (LIT)	PROPOSED CAPACITY (LIT)
		TENEMENTS/AREA	FACTOR				
OHWT & UGWT	TENEMENT	37	7.5	278	200	55600.00	
	.....	80.60	60.00	0.00	60.00	00.00	
	TOTAL					55600.00	
	OVERHEAD (40%)					22240.00	66878.40
	UNDERGROUND(60%)					33360.00	142252.76
	TOTAL					55600	209078.25

PARKING CALCULATION									
TYPE	CARPET AREA FSI(M2)	TENEMENT (NOS)		CAR (NOS)		SCOOTER (NOS.)		CYCLE (NOS.)	
		UNIT	PROP.	BY RULE	REQD.	BY RULE	REQD.	BY RULE	REQD.
Residential	0.0 - 45.0	4	9	-	0	-	-	-	-
Residential	45.0 - 90.0	2	8	-	0	-	-	-	-
Residential	90.0 - ...	1	37	-	37	-	-	-	-
Total	Flagstaff	-	-	-	37	-	-	-	-
Total	Proposed	-	-	-	43	-	-	-	-

A (PUSHP PINNACLE)



Poly	Area
Coverage	47.73

BUILDING WISE FSI STATEMENT										
BUILDING	FSI AREA				BALCONY	PASSAGE	STAIR	LIFT TENEMENTS		TOTAL FSI AREA
	COMM.	RESI.	IND.	SPEC.						
A-1 (PUSHP PINNACLE)	0.00	2367.34	0.00	0.00	336.09	595.95	821.16	257.88	37	2280.34
Total	0.00	2367.34	0.00	0.00	336.09	595.95	821.16	257.88	37	2280.34

OWNER'S NAME
M/s. Mokal Brothers Realty P.Ltd.

PROJECT INFORMATION
PLOT NO : plot no- 458
NODE : Kharghar (New)

PROJECT TYPE
CONSULTANT NAME
HITEN J SETHI

JOB NO.	
DRAWING NO.	
REV NO.	