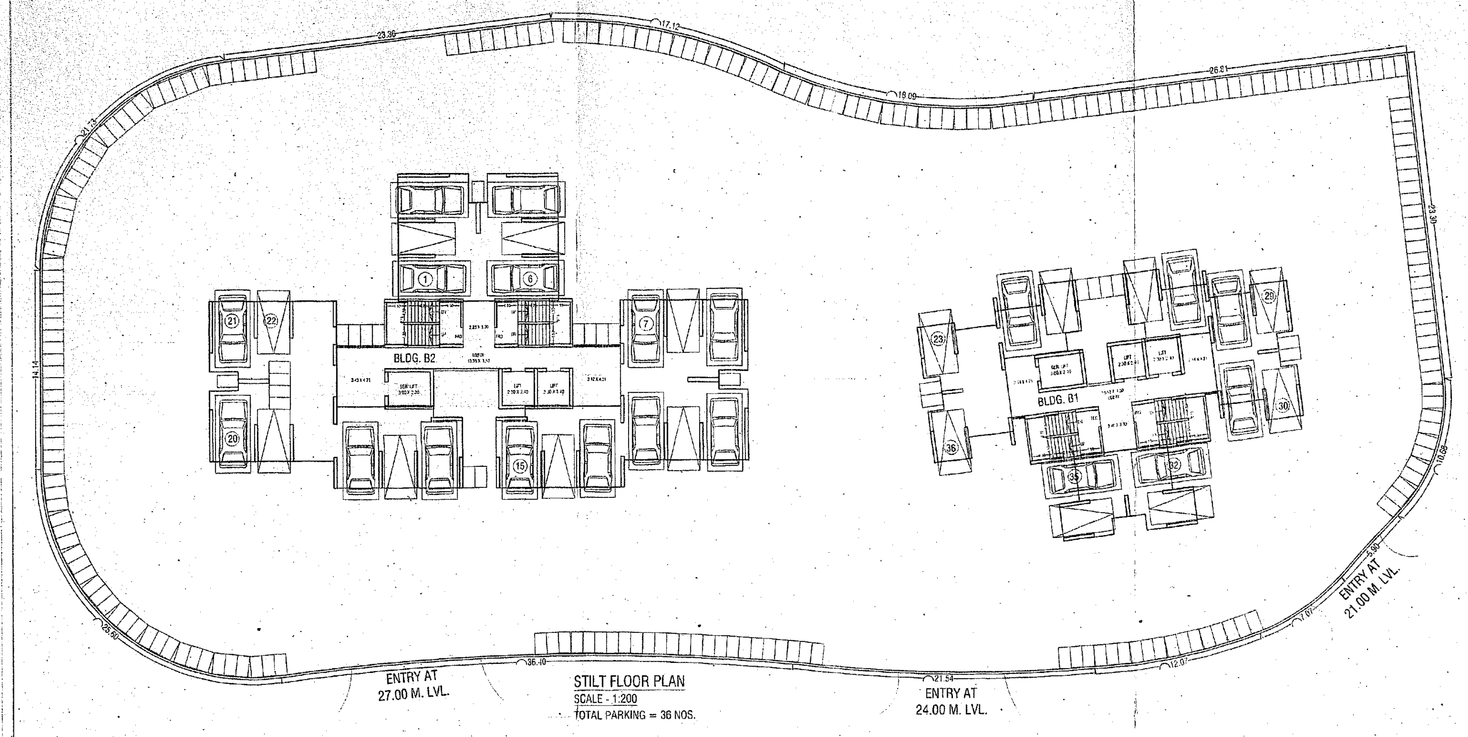
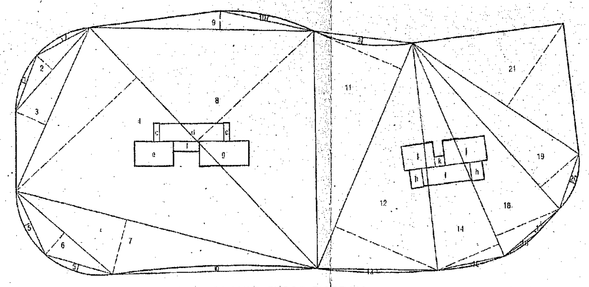


STILT FLOOR PLAN
SCALE - 1:200
TOTAL PARKING = 36 NOS.

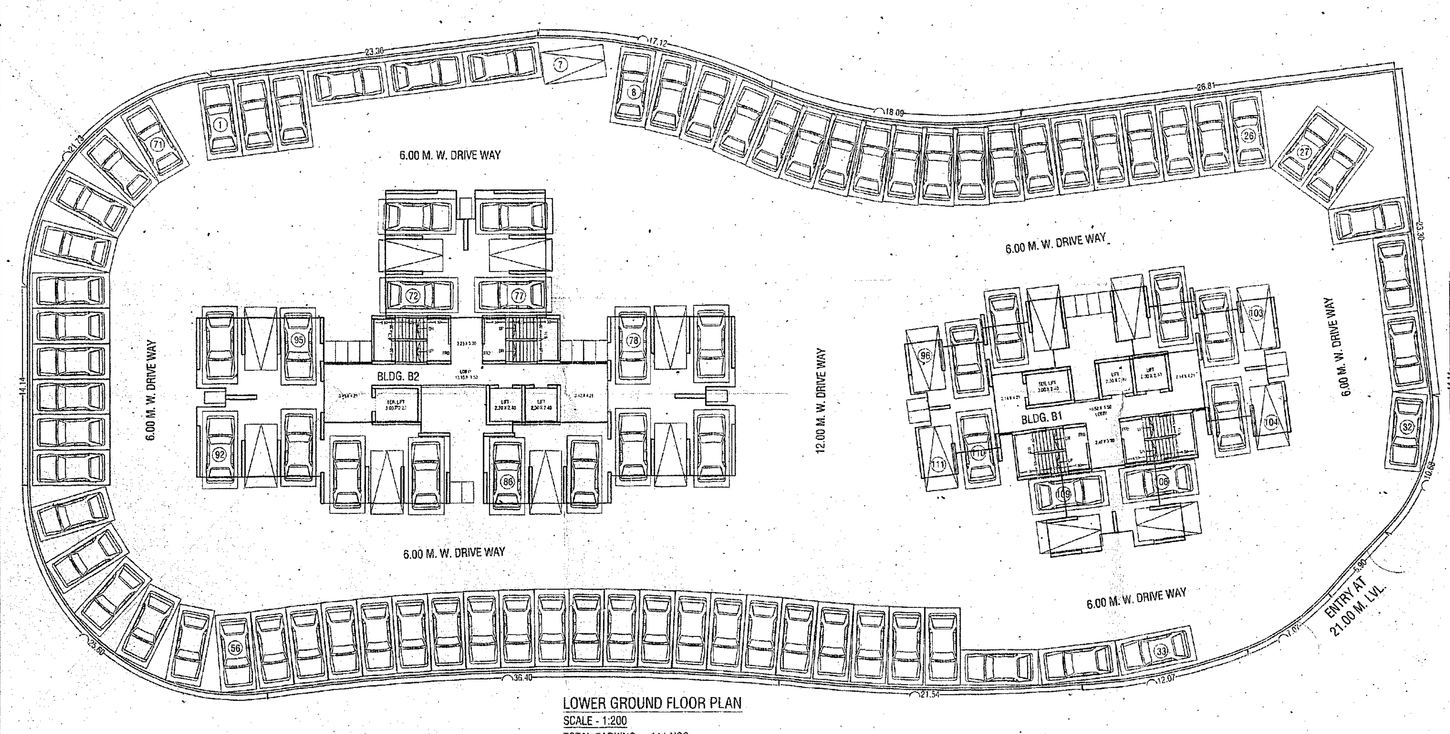


LOWER & UPPER GROUND FLOOR DIAGRAM
SCALE - 1:500

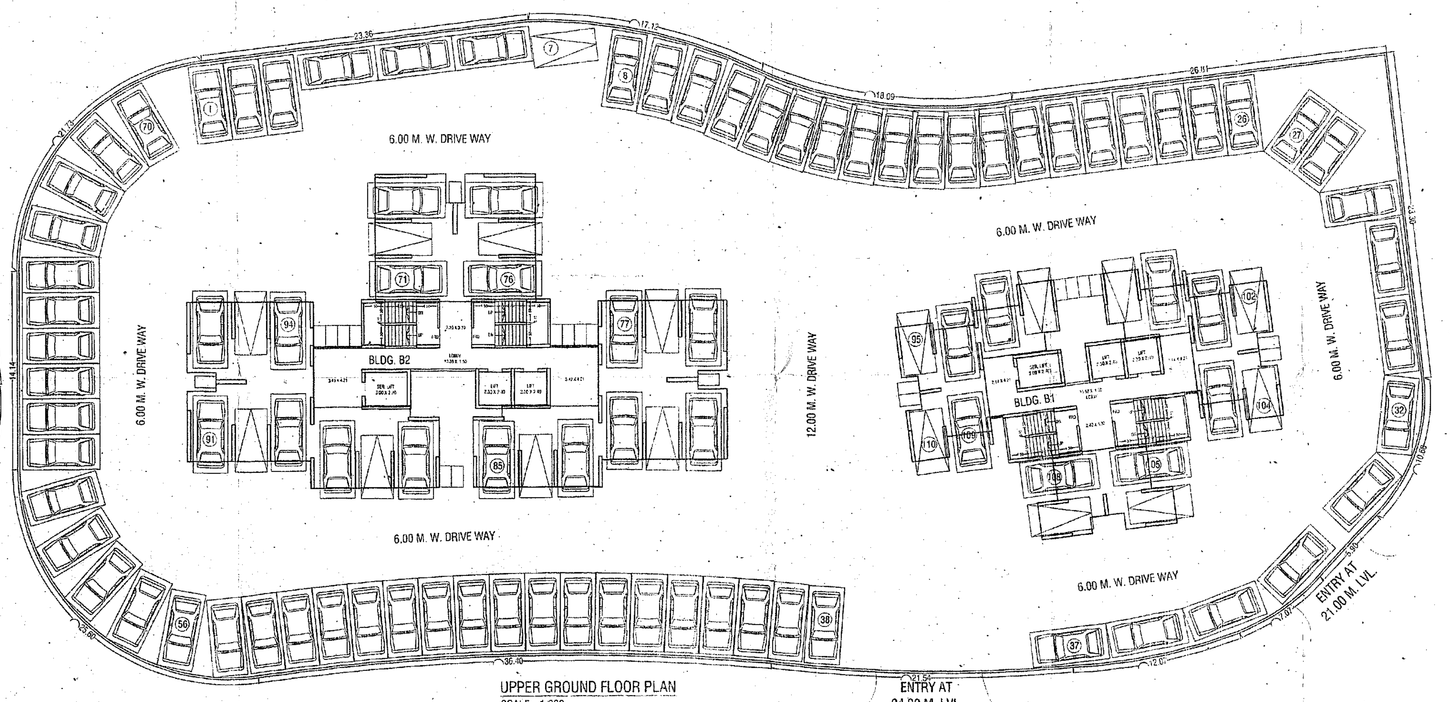
BASEMENT AREA CALCULATION
(LOWER & UPPER GROUND FLOOR)

ADDITION								
1	18.63	X	0.97	X	(1/3) X	2	=	13.75 SQ.MT.
2	19.88	X	3.77	X	0.5 X	1	=	37.47 SQ.MT.
3	31.88	X	5.84	X	0.5 X	1	=	93.05 SQ.MT.
4	58.88	X	29.44	X	0.5 X	1	=	866.71 SQ.MT.
5	12.41	X	1.34	X	(1/3) X	2	=	22.17 SQ.MT.
6	22.65	X	5.14	X	0.5 X	1	=	58.08 SQ.MT.
7	55.16	X	10.84	X	0.5 X	1	=	299.00 SQ.MT.
8	58.86	X	28.45	X	0.5 X	1	=	837.52 SQ.MT.
9	39.74	X	3.35	X	0.5 X	1	=	66.56 SQ.MT.
10	15.56	X	1.01	X	(1/3) X	1	=	11.42 SQ.MT.
11	43.56	X	17.13	X	0.5 X	1	=	373.00 SQ.MT.
12	49.56	X	19.89	X	0.5 X	1	=	493.20 SQ.MT.
13	21.56	X	0.55	X	(1/3) X	1	=	7.08 SQ.MT.
14	41.20	X	11.79	X	0.5 X	1	=	242.87 SQ.MT.
15	12.62	X	0.48	X	(1/3) X	1	=	2.85 SQ.MT.
16	7.91	X	0.39	X	(1/3) X	1	=	1.22 SQ.MT.
17	12.84	X	0.71	X	0.5 X	1	=	4.56 SQ.MT.
18	41.22	X	12.24	X	0.5 X	1	=	252.14 SQ.MT.
19	39.28	X	8.96	X	0.5 X	1	=	175.97 SQ.MT.
20	18.33	X	1.17	X	(1/3) X	1	=	8.66 SQ.MT.
21	35.30	X	17.69	X	0.5 X	1	=	312.23 SQ.MT.
TOTAL							=	4099.42 SQ.MT.
DEDUCTION								
a	17.85	X	1.26	X	(1/3) X	1	=	14.99 SQ.MT.
b	35.33	X	1.62	X	(1/3) X	1	=	24.78 SQ.MT.
c	1.62	X	3.30	X	1.0 X	2	=	6.73 SQ.MT.
d	11.51	X	3.15	X	1.0 X	1	=	35.63 SQ.MT.
e	6.89	X	4.35	X	1.0 X	1	=	30.04 SQ.MT.
f	4.60	X	1.80	X	1.0 X	1	=	8.28 SQ.MT.
g	8.72	X	4.35	X	1.0 X	1	=	38.02 SQ.MT.
-	1.87	X	0.15	X	1.0 X	1	=	0.28 SQ.MT.
h	2.19	X	3.30	X	1.0 X	2	=	14.45 SQ.MT.
i	8.62	X	3.15	X	1.0 X	1	=	27.15 SQ.MT.
j	7.43	X	4.35	X	1.0 X	1	=	32.30 SQ.MT.
-	2.88	X	0.15	X	1.0 X	1	=	0.43 SQ.MT.
k	1.77	X	1.80	X	1.0 X	1	=	3.18 SQ.MT.
l	5.60	X	4.35	X	1.0 X	1	=	24.42 SQ.MT.
-	1.60	X	0.15	X	1.0 X	1	=	0.16 SQ.MT.
TOTAL							=	260.87 SQ.MT.
TOTAL BASEMENT AREA							=	3838.55 SQ.MT.

PARKING STATEMENT	
FLOOR	NOS.
LOWER GROUND	111
UPPER GROUND	110
TOTAL PARKING NOS	221



LOWER GROUND FLOOR PLAN
SCALE - 1:200
TOTAL PARKING = 111 NOS.



UPPER GROUND FLOOR PLAN
SCALE - 1:200
TOTAL PARKING = 110 NOS.

SECTOR B 8/11

PROFORMA - II

STAMP OF APPROVAL OF PLANS

Amended.
Plans are approved Subject to conditions
Prescribed in Permit No. V.P. 0661/2017/127
TMC/TD-DP/TPS/ AY3213C Dated 10/01/2018

Deputy Engineer (TDD) | Executive Engineer (TDD)
Thane Municipal Corporation
The City of Thane

सावधान

"संपूर्ण नकाशाशिवाय बांधकाम न करणे सदोष किंवा बिनचूक नियोजन नियमावलीनुसार आवश्यक त्या प्रमाणात न पेटा ठेवण्यात याचा अर्थ, नगराध्यक्ष महाराष्ट्र प्रादेशिक व नगर रचना अधिनियमाचे कलम ५२ अनुसार कायदेशीर दुरुस्त करते. त्यासाठी जास्तीत जास्त ५ वर्षे शिक्षा व रु. १०००/- पंर्यंत दंडाची तरतूद."

CONTENT OF SHEET

LOWER BASEMENT FLOOR PLANS.
UPPER BASEMENT FLOOR PLANS.
STILT FLOOR PLAN, PARKING STATEMENT,
BASEMENT AREA DIAGRAM & CALCULATIONS.

DESCRIPTION OF PROPOSAL & PROPERTY

PROPOSED RESIDENTIAL LAYOUT ON THE LAND BEARING S.NO.21/1,3,4, 5,6,7,8A,8B, OF VILLAGE VADAVALI & OLD S. No. 107/6-NEW S. No. 72/6, OLD S. No. 112/1- NEW S. No. 71/1, OLD S. No. 113/1,2,4,6,7,8,9,10,11, 12,13,14,15,16,17 NEW S. No. 65/1,2,4,5,7,8,9,10,11,12,13,14,15,16,17 OLD S. No. 114/1 & 2-NEW S. No. 65/1 & 2, OF VILLAGE OWALA, TALL. & DIST. THANE. (W.)

NAME OF THE DEVELOPER

MR. RAJAN BANDELKAR (P.O.A. HOLDER)
ADD:-
M/S. UNNATI ASSOCIATES,
UNNATI GARDEN -II- OPP. MA NIKETAN,
POKHARAN RD. NO. 2 MAJIWADE, THANE (W.)

SCALE	DRAWN BY	CHECKED BY
1:200	SHRIKANT	AR. S.G.
DATE	JOB NO.	DRAWING NO.
21.02.2018		

scapes architects+interiors
A: scapes interior design consult opp. bhakti marg, thane (w) 400602
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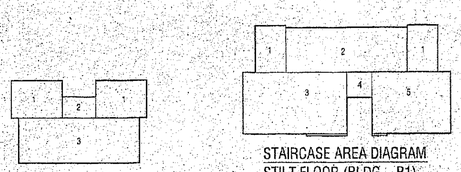
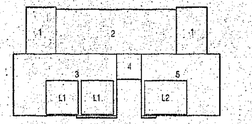
F: +91 22 2538 5184
E: enquiry@scapesarch.com
W: www.scapesarch.com



STAIRCASE AREA DIAGRAM
STILT FLOOR (BLDG. - B1)
(SCALE - 1:200

STAIRCASE AREA CALCULATION								
STILT FLOOR (BLDG. - B1)								
ADDITION								
1	2.19	X	3.30	X	2	=	14.45	SQ.MT.
2	8.62	X	3.15	X	1	=	27.15	SQ.MT.
3	7.43	X	4.35	X	1	=	32.33	SQ.MT.
"	2.68	X	0.15	X	1	=	0.43	SQ.MT.
4	1.77	X	1.80	X	1	=	3.19	SQ.MT.
5	5.60	X	4.35	X	1	=	24.42	SQ.MT.
"	1.05	X	0.15	X	1	=	0.16	SQ.MT.
TOTAL STAIRCASE AREA						=	102.19	SQ.MT.



STAIRCASE AREA DIAGRAM FOR LOWER, UPPER GROUND, TYPICAL FLOOR 1ST TO 20TH (BLDG. - B1)
(SCALE - 1:200

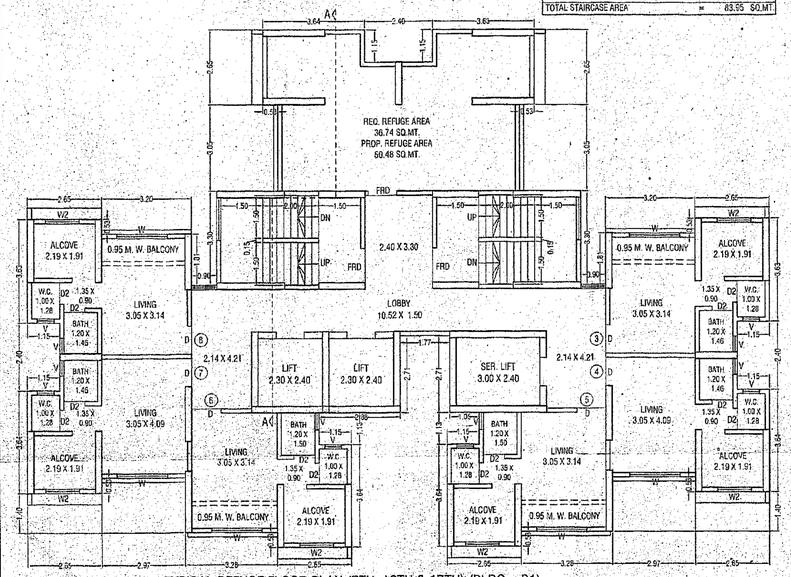
STAIRCASE AREA CALCULATION								
LOWER, UPPER GROUND, TYPICAL FLR. (1ST TO 20TH) (BLDG. - B1)								
ADDITION								
1	2.19	X	3.30	X	2	=	14.45	SQ.MT.
2	8.62	X	3.15	X	1	=	27.15	SQ.MT.
3	7.43	X	4.35	X	1	=	32.39	SQ.MT.
"	2.68	X	0.15	X	1	=	0.43	SQ.MT.
4	1.77	X	1.80	X	1	=	3.19	SQ.MT.
5	5.60	X	4.35	X	1	=	24.42	SQ.MT.
"	1.05	X	0.15	X	1	=	0.16	SQ.MT.
TOTAL						=	102.19	SQ.MT.
DEDUCTION								
L1	2.30	X	2.40	X	2	=	11.04	SQ.MT.
L2	3.00	X	2.40	X	1	=	7.20	SQ.MT.
TOTAL						=	18.24	SQ.MT.
TOTAL STAIRCASE AREA						=	83.95	SQ.MT.

BUILT UP AREA STATEMENT		
FLOOR (BLDG. - B1)	BUILT UP AREA	STAIRCASE AREA
LOWER GROUND	0.00	83.95
UPPER GROUND	0.00	83.95
STILT LVL.	0.00	102.19
1ST FLR.	183.70	83.95
2ND FLR.	183.70	83.95
3RD FLR.	183.70	83.95
4TH FLR.	183.70	83.95
5TH FLR.	183.70	83.95
6TH FLR.	183.70	83.95
7TH FLR. - REF.	139.28	83.95
8TH FLR.	183.70	83.95
9TH FLR.	183.70	83.95
10TH FLR.	183.70	83.95
11TH FLR.	183.70	83.95
12TH FLR. - REF.	139.28	83.95
13TH FLR.	183.70	83.95
14TH FLR.	183.70	83.95
15TH FLR.	183.70	83.95
16TH FLR.	183.70	83.95
17TH FLR. - REF.	139.28	83.95
18TH FLR.	183.70	83.95
19TH FLR.	183.70	83.95
20TH FLR.	183.70	83.95
TOTAL	3540.74	1949.09

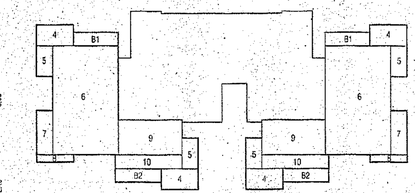
TENEMENT STATEMENT	
FLOOR (BLDG. - B1)	NO. OF TENEMENT
LOWER GROUND	0
UPPER GROUND	0
STILT LVL.	0
1ST FLR.	8
2ND FLR.	8
3RD FLR.	8
4TH FLR.	8
5TH FLR.	8
6TH FLR.	8
7TH FLR. - REF.	6
8TH FLR.	8
9TH FLR.	8
10TH FLR.	8
11TH FLR.	8
12TH FLR. - REF.	6
13TH FLR.	8
14TH FLR.	8
15TH FLR.	8
16TH FLR.	8
17TH FLR. - REF.	6
18TH FLR.	8
19TH FLR.	8
20TH FLR.	8
TOTAL	154

PROP. REFUGE AREA DIAGRAM
7TH, 12TH & 17TH FLOOR
(BLDG. - B1)
(SCALE - 1:100

REFUGE AREA CALCULATION								
TYPICAL REFUGE FLR. (7TH, 12TH & 17TH) (BLDG. - B1)								
ADDITION								
1	3.64	X	2.65	X	2	=	19.29	SQ.MT.
2	2.40	X	1.50	X	1	=	3.60	SQ.MT.
3	6.62	X	3.20	X	1	=	27.58	SQ.MT.
TOTAL						=	50.48	SQ.MT.

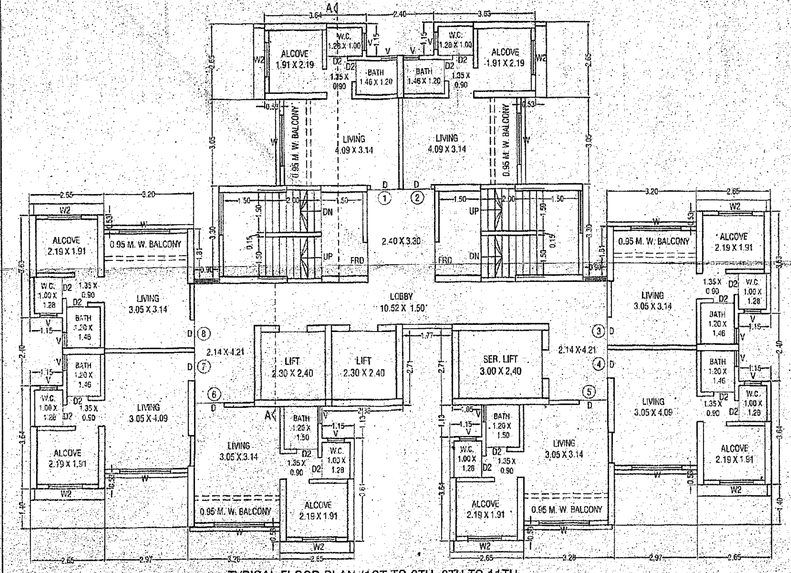


TYPICAL REFUGE FLOOR PLAN (7TH, 12TH & 17TH) (BLDG. - B1)
SCALE - 1:100

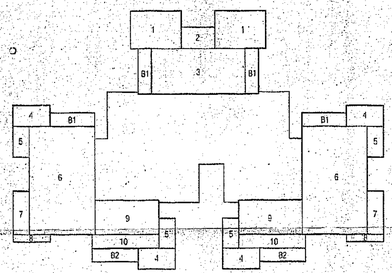


BUILT UP AREA DIAGRAM FOR TYPICAL REFUGE FLOOR
(7TH, 12TH & 17TH) (BLDG. - B1)
SCALE - 1:200

BUILT UP AREA CALCULATION								
TYPICAL REF. FLOOR (7TH, 12TH & 17TH) (BLDG. - B1)								
ADDITION								
4	2.65	X	1.47	X	4	=	15.58	SQ.MT.
5	1.15	X	2.16	X	4	=	9.94	SQ.MT.
6	4.70	X	7.67	X	2	=	72.10	SQ.MT.
7	1.15	X	3.11	X	2	=	7.15	SQ.MT.
8	2.65	X	0.52	X	2	=	2.76	SQ.MT.
9	4.55	X	2.46	X	2	=	22.39	SQ.MT.
10	4.78	X	0.98	X	2	=	9.37	SQ.MT.
TOTAL						=	139.28	SQ.MT.
BALCONY AREA CALCULATION								
10% BALCONY PERM.						=	13.93	SQ.MT.
B1	3.20	X	0.95	X	2	=	6.08	SQ.MT.
B2	3.28	X	0.95	X	2	=	6.23	SQ.MT.
TOTAL						=	12.31	SQ.MT.
EXCESS BALCONY AREA						=	0.00	SQ.MT.
TOTAL BUILT UP AREA						=	139.28	SQ.MT.

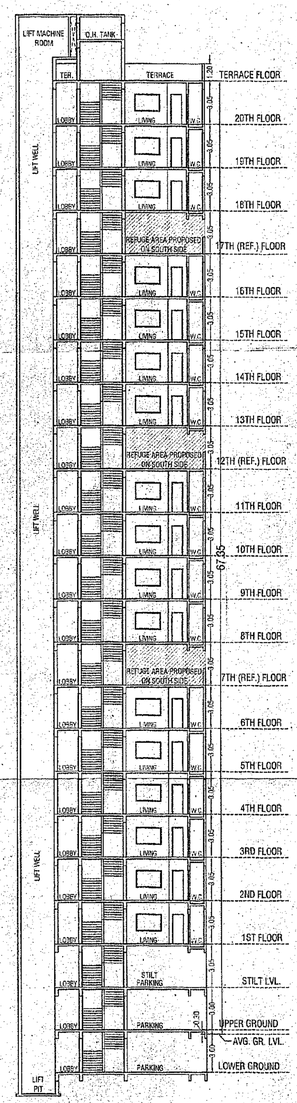


TYPICAL FLOOR PLAN (1ST TO 6TH, 8TH TO 11TH, 13TH TO 16TH & 18TH TO 20TH) (BLDG. - B1)
SCALE - 1:100



BUILT UP AREA DIAGRAM FOR TYPICAL FLOOR (1ST TO 6TH, 8TH TO 11TH, 13TH TO 16TH & 18TH TO 20TH) (BLDG. - B1)
SCALE - 1:200

BUILT UP AREA CALCULATION								
TYPICAL FLOOR (1ST TO 6TH, 8TH TO 11TH, 13TH TO 16TH & 18TH TO 20TH) (BLDG. - B1)								
ADDITION								
1	3.64	X	2.65	X	2	=	15.29	SQ.MT.
2	2.40	X	1.50	X	1	=	3.50	SQ.MT.
3	6.72	X	3.20	X	1	=	21.50	SQ.MT.
4	2.65	X	1.47	X	4	=	15.58	SQ.MT.
5	1.15	X	2.16	X	4	=	9.94	SQ.MT.
6	4.70	X	7.67	X	2	=	72.10	SQ.MT.
7	1.15	X	3.11	X	2	=	7.15	SQ.MT.
8	2.65	X	0.52	X	2	=	2.76	SQ.MT.
9	4.55	X	2.46	X	2	=	22.39	SQ.MT.
10	4.78	X	0.98	X	2	=	9.37	SQ.MT.
TOTAL						=	183.68	SQ.MT.
BALCONY AREA CALCULATION								
10% BALCONY PERM.						=	16.37	SQ.MT.
B1	3.20	X	0.95	X	4	=	12.16	SQ.MT.
B2	3.28	X	0.95	X	2	=	6.23	SQ.MT.
TOTAL						=	18.39	SQ.MT.
EXCESS BALCONY AREA						=	0.02	SQ.MT.
TOTAL BUILT UP AREA						=	183.70	SQ.MT.



SECTION - A:A (BLDG. - B1)
SCALE - 1:200

SECTOR - B (BLDG. - B1) 9/11

PROFORMA - II

STAMP OF APPROVAL OF PLANS

Amended
Plans are approved Subject to condisons
Prescribed in Permit No. V.P. 5021/2018/TMC
TMC/TD-DP/TPS/ 2432/17 Dated 09/02/2018

Deputy Engineer (TDD)
Executive Engineer (TDD)
Thane Municipal Corporation
The City of Thane

सावधान

"कॉपीराइट कायद्याचे उल्लंघन न करणे संबंध विभाग [illegible] आवश्यक त्या [illegible] महाराष्ट्र [illegible] अधिनियमाचे कलम ५२ अनुसार स्वतःच दोषी आहे. त्यासाठी जास्तीत जास्त ३ वर्षे कैद व रु. ५०,०००/- दंड होऊ शकतो."

SCHEDULE OF DOOR & WINDOWS

DOORS
D 1.05 x 2.13M. T.W. PANELLED DOOR
D1 0.90 x 2.13M. T.W. PANELLED DOOR
D2 0.75 x 2.13M. T.W. PANELLED DOOR

WINDOWS
W 1.80 x 1.50M. AL.GLAZED/SLIDING WINDOW
W1 1.50 x 1.50M. AL.GLAZED/SLIDING WINDOW
W2 1.20 x 1.50M. AL.GLAZED/SLIDING WINDOW
V 0.60 x 0.75M. LOUVERED GLASS VENTILATOR
W7 STAIRCASE R.C.C. GRILL

CONTENT OF SHEET

TYPICAL FLOOR PLAN (BLDG. - B1),
REFUGE FLOOR PLAN (BLDG. - B1),
BUILT UP AREA DIAGRAM & CALCULATIONS,
STAIRCASE AREA DIAGRAM & CALCULATIONS, SECTION A-A.

DESCRIPTION OF PROPOSAL & PROPERTY

PROPOSED RESIDENTIAL LAYOUT ON THE LAND BEARING S.NO.21/1,3,4, 5,6,7,8A,8B, OF VILLAGE VADAWALI & OLD'S. No. 107/8-NEW S. No. 72/8, OLD S. No. 112/1- NEW S. No. 71/1, OLD S. No. 113/1,2,4,6,7,8,9,10,11, 12,13,14,15,16,17 NEW S. No. 66/1,2,4,6,7,8,9,10,11,12,13,14,15,16,17 OLD S. No. 114/1 & 2-NEW S. No. 65/1 & 2, OF VILLAGE OWALA, TALL. & DIST. THANE. (W.)

NAME OF THE DEVELOPER

MR. RAJAN BANDELKAR (P.O.A. HOLDER)
ADD.:-
M/S. UNNATI ASSOCIATES,
UNNATI GARDEN -III, OPP. MA NIKETAN,
POKHARAN RD. NO.-2 MAJIWADE, THANE (W.)

SCALE	DRAWN BY	CHECKED BY
1:100	PRAKASH	AR. S.G.
DATE	JOB NO.	DRAWING NO.
21.02.2018		

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T: +91 22 2538 5965
F: +91 22 2534 5014
E: mails@scapesearth.com
W: www.scapesearth.com

D:\NARENDRA\unnati\FOR MUNICIPAL APPROVAL\2nd approval\ONLY SECTOR A & B MUNICIPAL DRAWING SET - 21.02.18