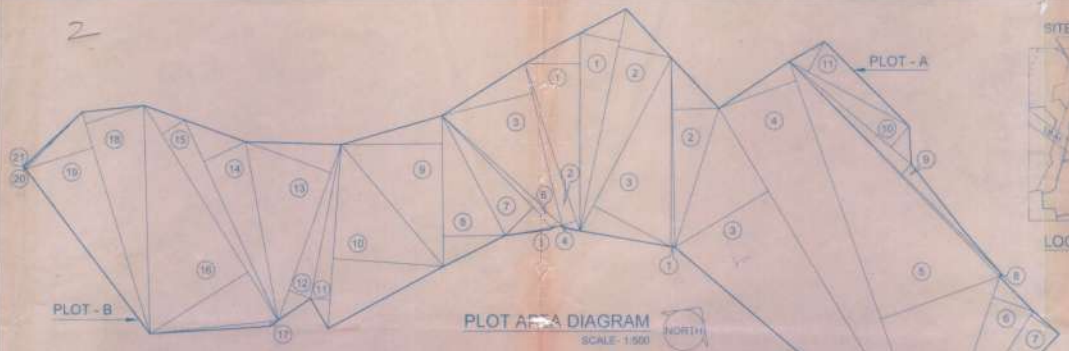
Diamond Hill Bldg No.

2



PLOT AREA DIAGRAM
SCALE - 1:500

SITE UNDER REFERENCE

LOCATION PLAN
SCALE - 1:4000

PARKING AREA STATEMENT (PLOT- A & B)
BLDG TYPE = A,B,C & D

CARPET AREA IN SQ.M.	TOTAL NO. OF FLATS	PARKING PROVISION AS PER D.C. RULES	NO. OF PARKING REQ.
ABOVE 28 TO 45	113	ONE EVERY 4 FLATS	28.25
ABOVE 45 TO 70	02	ONE EVERY 3 FLATS	1.00
SHOPPING	500.38	ONE EVERY 200SQM	1.66
TOTAL			31.01
ADD 10% FOR VISITORS			3.10
GRAND TOTAL			34.10
PARKING REQUIRED (ROUNDED OFF)			35.00
PARKING PROVIDED AT STILT			22 nos
PARKING IN OPEN SPACE			14 nos
TOTAL			36 nos

PLOT AREA CALCULATION
FOR PLOT - B

UNITS	NO. OF UNITS	DIMENSION IN METER	AREA IN SQ. M.
1	1	0.5 x 34.25 x 11.00	193.88
2	1	0.5 x 34.50 x 3.00	51.75
3	1	0.5 x 32.25 x 17.25	278.06
4	1	0.5 x 3.25 x 0.25	0.41
5	1	0.5 x 0.50 x 0.25	0.06
6	1	0.5 x 32.00 x 2.50	40.00
7	1	0.5 x 30.50 x 7.25	110.56
8	1	0.5 x 29.00 x 12.00	174.00
9	1	0.5 x 29.00 x 19.50	282.75
10	1	0.5 x 35.50 x 21.50	381.63
11	1	0.5 x 35.50 x 3.25	57.69
12	1	0.5 x 36.00 x 4.50	81.00
13	1	0.5 x 36.00 x 17.25	310.50
14	1	0.5 x 43.00 x 9.00	193.50
15	1	0.5 x 49.50 x 5.00	123.75
16	1	0.5 x 49.25 x 22.00	541.75
17	1	0.5 x 25.00 x 0.50	6.25
18	1	0.5 x 45.00 x 11.25	253.13
19	1	0.5 x 45.00 x 13.25	298.13
20	1	0.5 x 15.50 x 0.50	3.88
21	1	0.5 x 15.50 x 0.25	1.94
TOTAL PLOT AREA			3984.72

PLOT AREA CALCULATION
FOR PLOT - A

UNITS	NO. OF UNITS	DIMENSION IN METER	AREA IN SQ. M.
1	1	0.5 x 36.25 x 0.50	9.06
2	1	0.5 x 36.25 x 9.00	163.13
3	1	0.5 x 81.25 x 21.00	853.13
4	1	0.5 x 84.00 x 15.50	651.00
5	1	0.5 x 84.00 x 24.00	1008.00
6	1	0.5 x 39.50 x 8.50	167.88
7	1	0.5 x 36.00 x 6.50	117.00
8	1	0.5 x 58.50 x 0.50	14.63
9	1	0.5 x 58.50 x 2.25	65.81
10	1	0.5 x 31.00 x 5.50	85.25
11	1	0.5 x 26.50 x 6.25	82.81
TOTAL PLOT AREA			3217.70

18.00 M. W. ROAD AREA CALC.

UNITS	NO. OF UNITS	DIMENSION IN METER	AREA IN SQ. M.
1	1	0.5 x 43.75 x 1.75	38.27
2	1	0.5 x 43.75 x 10.75	235.16
3	1	0.5 x 37.75 x 17.25	325.58
TOTAL ROAD AREA			599.00

20% R.G AREA CALC. (PLOT - A)

UNITS	NO. OF UNITS	DIMENSION IN METER	AREA IN SQ. M.
1	1	0.5 x 13.07 x 5.86	38.67
2	1	0.5 x 16.67 x 5.76	48.59
3	1	0.5 x 21.16 x 7.52	79.56
4	1	0.5 x 18.61 x 6.82	63.46
5	1	0.5 x 10.99 x 5.08	27.91
6	1	0.5 x 16.79 x 3.85	32.30
7	1	0.5 x 15.78 x 9.12	76.52
8	1	0.5 x 14.21 x 1.75	12.43
9	1	0.5 x 43.83 x 8.63	189.13
10	1	0.5 x 38.20 x 5.95	113.65
TOTAL PROPOSED R.G AREA			679.22
TOTAL REQUIRED R.G AREA 3187.00 X 0.20 = 637.40 SQ.MT.			637.40

20% R.G AREA CALC. (PLOT - B)

UNITS	NO. OF UNITS	DIMENSION IN METER	AREA IN SQ. M.
1	1	0.5 x 17.14 x 6.13	52.53
2	1	0.5 x 24.85 x 6.98	86.73
3	1	0.5 x 29.20 x 5.79	84.53
4	1	0.5 x 13.36 x 3.71	24.78
5	1	0.5 x 26.48 x 3.35	44.35
6	1	0.5 x 32.34 x 4.38	70.82
7	1	0.5 x 28.29 x 1.01	14.29
8	1	0.5 x 27.68 x 4.07	56.33
9	1	0.5 x 26.22 x 0.71	9.31
10	1	0.5 x 26.05 x 3.64	50.02
11	1	0.5 x 27.47 x 7.74	106.31
12	1	0.5 x 27.47 x 8.36	114.62
13	1	0.5 x 22.41 x 6.07	78.10
TOTAL PROPOSED R.G. AREA			792.92
TOTAL REQUIRED R.G AREA 3384.00 X 0.20 = 676.80 SQ.MT.			676.80

PLOT AREA STATEMENT	
S.NO.	7/12 AREA
442 / 6PT	4100.00 SQ.MT.
443 / 2PT	3070.00 SQ.MT.
TOTAL PLOT AREA	7170.00 SQ.MT.

TOTAL B.U.A. STATEMENT (PLOT - A)

TYPE	FLOOR	B.U.A.	EX. BAL.	EX. STAIR	TOTAL
A	GROUND	173.58	NIL	NIL	173.58
	1ST FLOOR	333.38	NIL	14.16	347.54
	2ND FLOOR	241.57	1.21	8.42	251.20
	3RD FLOOR	241.57	1.21	8.42	251.20
	4TH FLOOR	241.57	1.21	8.42	251.20
	5TH FLOOR	241.57	1.21	8.42	251.20
	6TH FLOOR	241.57	1.21	8.42	251.20
	7TH FLOOR	241.57	1.21	8.42	251.20
	8TH FLOOR	192.37	NIL	8.42	200.79
	9TH FLOOR	241.57	1.21	8.42	251.20
	10TH FLOOR	241.57	1.21	8.42	251.20
	11TH FLOOR	241.57	1.21	8.42	251.20
	12TH FLOOR	241.57	1.21	8.42	251.20
TOTAL B.U.A.		3115.03	12.10	106.78	3233.91
TYPE	FLOOR	B.U.A.	EX. BAL.	EX. STAIR	TOTAL
B	GROUND	104.18	NIL	NIL	104.18
	1ST FLOOR	208.34	0.77	NIL	209.11
	2ND FLOOR	208.34	0.77	NIL	209.11
	3RD FLOOR	208.34	0.77	NIL	209.11
	4TH FLOOR	208.34	0.77	NIL	209.11
	5TH FLOOR	208.34	0.77	NIL	209.11
	6TH FLOOR	208.34	0.77	NIL	209.11
	7TH FLOOR	208.34	0.77	NIL	209.11
	8TH FLOOR	156.56	0.64	NIL	157.20
	9TH FLOOR	208.34	0.77	NIL	209.11
TOTAL B.U.A.		1927.46	6.80	NIL	1934.26
TOTAL B.U.A. TYPE A + B		5042.49	18.90	106.78	5168.17

TOTAL B.U.A. STATEMENT (PLOT - B)

TYPE	FLOOR	B.U.A.	EX. BAL.	EX. STAIR	TOTAL
C	GROUND	87.62	NIL	NIL	87.62
	1ST FLOOR	173.31	NIL	27.95	201.26
	2ND FLOOR	141.52	0.64	14.70	156.86
	3RD FLOOR	141.52	0.64	14.70	156.86
	4TH FLOOR	141.52	0.64	14.70	156.86
	5TH FLOOR	141.52	0.64	14.70	156.86
	6TH FLOOR	141.52	0.64	14.70	156.86
	7TH FLOOR	141.52	0.64	14.70	156.86
	8TH FLOOR	102.90	4.04	14.70	121.64
	9TH FLOOR	141.52	0.64	14.70	156.86
	10TH FLOOR	141.52	0.64	14.70	156.86
TOTAL B.U.A.		1495.99	9.16	180.25	1685.40
TYPE	FLOOR	B.U.A.	EX. BAL.	EX. STAIR	TOTAL
D	GROUND	211.18	NIL	NIL	211.18
	1ST FLOOR	318.70	NIL	6.54	325.24
	2ND FLOOR	318.70	NIL	6.54	325.24
	3RD FLOOR	318.70	NIL	6.54	325.24
	4TH FLOOR	318.70	NIL	6.54	325.24
	5TH FLOOR	318.70	NIL	6.54	325.24
	6TH FLOOR	318.70	NIL	6.54	325.24
	7TH FLOOR	318.70	NIL	6.54	325.24
	8TH FLOOR	285.24	NIL	6.54	271.78
	9TH FLOOR	318.70	NIL	6.54	325.24
	10TH FLOOR	318.70	NIL	6.54	325.24
	11TH FLOOR	318.70	NIL	6.54	325.24
TOTAL B.U.A.		3663.42	NIL	71.84	3735.26
TOTAL B.U.A. TYPE C + D		5159.41	9.16	232.19	5400.76

PROFORMA A

NOS	PARTICULARS	AREA IN SQ.MT.	
1)	TOTAL PLOT AREA	7170.00	
2)	DEDUCTION FOR		
	a) D. P. ROAD AREA	599.00	
	b) AREA UNDER ANY RESERVATION	--	
3)	TOTAL DEDUCTION (2a+b)	599.00	
4)	BALANCE AREA OF PLOT (1 - 3)	6571.00	
		PLOT - A	PLOT - B
		3187.00	3384.00
5)	DEDUCTION FOR R. G. 15%	438.05	507.60
6)	NET AREA OF PLOT (4 - 5)	2748.95	2876.40
7)	ADD FOR F.S.I. PURPOSE		
	a) D.P. ROAD AREA (UPTO 40% OF 6)	--	--
	b) PERMISSIBLE 80% ROAD & GARDEN DRC FOR PLOT - A (3187.00 X 0.80 = 2549.60 SQ.MT.) DRC ALL READY LOADED ROAD DRC NO. 239 = 1605.00 SQ.MT. D.P. ROAD AREA = 599.00 SQ.MT. DRC TO BE LOADED (DRC NO. 418)	1605.00 599.00 260.00	
	c) PERMISSIBLE 80% ROAD & GARDEN DRC FOR PLOT - B (3384.00 X 0.80 = 2707.20 SQ.MT.) DRC ALL READY LOADED GARDEN DRC NO. 191 = 2303.00 SQ.MT. DRC TO BE LOADED (DRC NO. 419)		2303.00 206.00
8)	TOTAL AREA (6+7)	5172.60	5451.40
9)	FLOOR SPACE INDEX PERMISSIBLE	ONE	ONE
10)	TOTAL PERMISSIBLE B/U AREA (8x9)	5172.60	5451.40
12)	PROPOSED BUILT UP AREA	5042.49	5168.41
13)	ADD EXCESS BALCONY AREA	13.96	9.16
14)	ADD EXCESS STAIRCASE AREA	106.78	232.19
15)	TOTAL B/U AREA (12+13+14)	5163.17	5400.76
16)	LESS COMMON WALL AREA	--	--
17)	TOTAL BUILT UP AREA PROPOSED (15-16)	5163.17	5400.76
18)	BALANCE AREA	--	--
	TENEMENT STATEMENT		
	TOTAL BUILT UP AREA PROPOSED	5163.17	5400.76
	AREA OF SHOP	284.94	139.44
	BUILT UP AREA OF TENEMENTS	4773.23	5032.32
	PERMISSIBLE TENEMENT DENSITY		
	PROPOSED TENEMENTS	105 NOS.	100 NOS.

PROFORMA - B

CERTIFICATE OF AREA

CERTIFIED THAT I HAVE SURVEYED THE PLOT UNDER REFERENCE ON ..... AND THAT THE DIMENSIONS ON THE WORKING OF THE PLANS ARE AS MEASURED ON THE SITE AND THE AREA SO WORKED OUT IS AS SET FORTH AND TALLIES WITH AREA STATED IN THE DOCUMENT OF OWNERSHIP / STATE PLANNING SCHEME RECORD.

SIGNATURE OF THE ARCHITECT

DESCRIPTION OF PROPOSAL AND PROPERTY

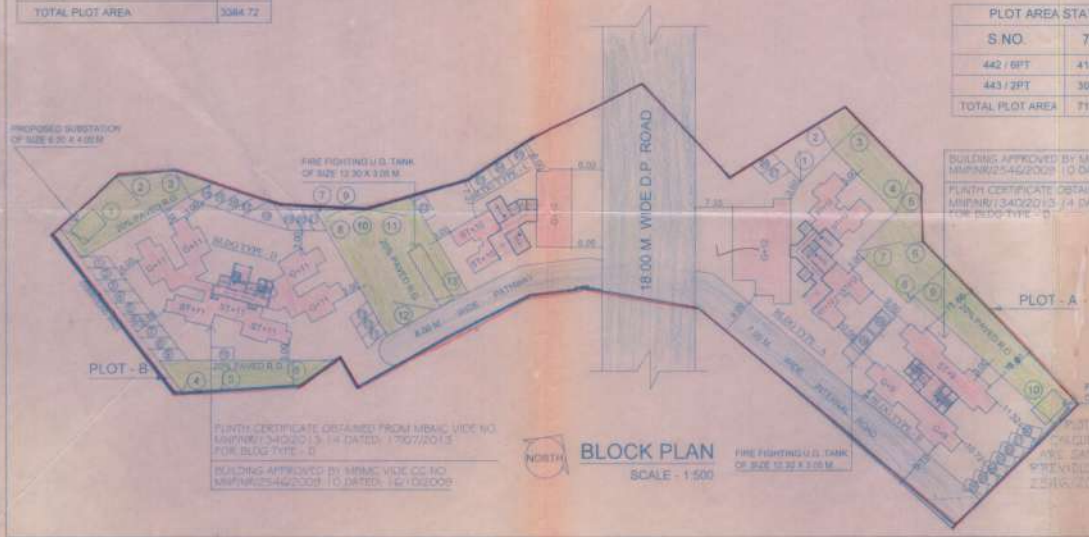
PROPOSED BUILDING ON LAND BEARING S.NO 442/6PT & 443/2PT. AT VILLAGE - NAVGHAR, TAL & DIST - THANE.

NAME OF LAND OWNER: RNA BUILDERS

OWNER'S SIGNATURE

DRAWING NO.	SCALE	DATE	CHECKED BY	DRAWN BY	REVISION NO.
01	AS SHOWN	30/06/2014	BASAVARAJU	SUPRIYA	00

ARCHITECTS:
TEJ'S CONSULTANTS
ARCHITECTURAL & ENGINEERING DIVISION



BLOCK PLAN
SCALE - 1:500

PLINTH CERTIFICATE OBTAINED FROM MBMC VIDE NO. MMP/NR/13402013/14 DATED : 17/07/2013 FOR BLDG TYPE - D

BUILDING APPROVED BY MBMC VIDE CC NO. MMP/NR/2546/2009 TO DATED : 16/10/2009

BUILDING APPROVED BY MBMC VIDE CC NO. MMP/NR/2546/2009 TO DATED : 16/10/2009

PLINTH CERTIFICATE OBTAINED FROM MBMC VIDE NO. MMP/NR/13402013/14 DATED : 17/07/2013 FOR BLDG TYPE - D

(LAYOUT PLAN)
लेआऊट प्लॅन जा. निभामसका/नर/9337/2013-14 दि. 31/10/2013 मंजीत असी करीता
संबंधकाराचा संकुल मुख्य/प्रभारीत अधिकारी
नवघर (मराठ गावठाण) पंचायत

आयुक्त
मिरा-भाईंदर महानगरपालिका

सहायक संचालक रचनाकार
मिरा भाईंदर महानगर पालिका