OWNER's COPY

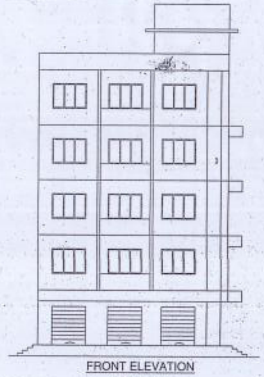
NOTES

PLOT BOUNDARY SHOWN THUS.

PROPOSED BUILDING SHOWN THUS.

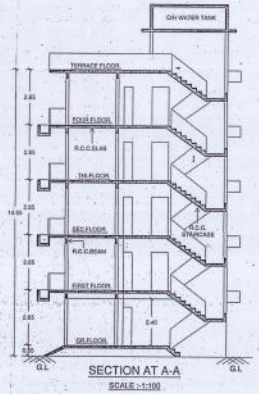
DRAINAGE LINE SHOWN THUS.

AREA UNDER D.P. ROAD



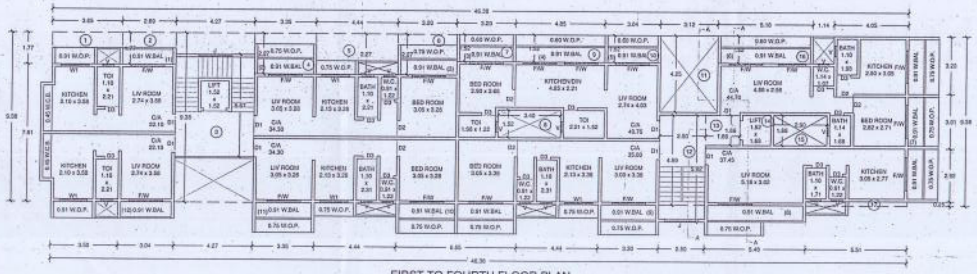
FRONT ELEVATION

SCALE :-1:100



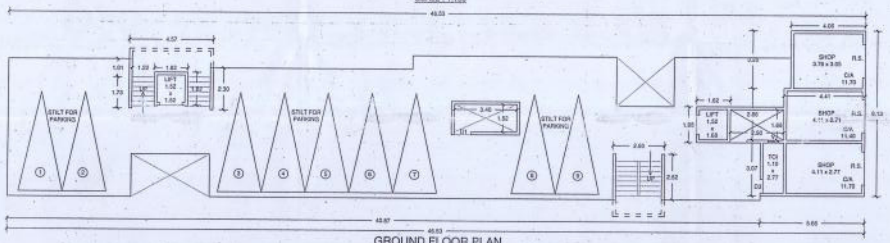

SECTION AT A-A

SCALE :-1:100



FIRST TO FOURTH FLOOR PLAN

SCALE :-1:100



GROUND FLOOR PLAN

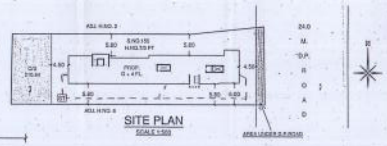
SCALE :-1:100

TRIANGULATION AREA

| | | | | | |
|---|---|---|---|---|---|
| 1. | ½ | x 52.61 x 17.93 | = | 471.64 |
| 2. | ½ | x 69.13 x 19.48 | = | 673.32 |
| 3. | ½ | x 28.11 x 15.42 | = | 216.72 |
| TOTAL | | | = | 1361.68 |

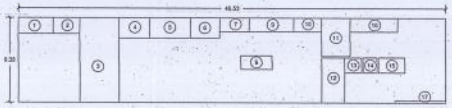
LOCATION PLAN

SCALE - N.T.S



SITE PLAN

SCALE 1:500



BLOCK AREA OF FIRST TO FOURTH FLOOR

| | | | | | |
|---|---|---|---|---|---|
| | 46.38 | x 9.38 | = | 435.04 |
| 1. | 3.65 | x 1.77 x 1 | = | 6.46 |
| 2. | 2.89 | x 1.77 x 1 | = | 5.11 |
| 3. | 4.27 | x 9.38 x 1 | = | 40.05 |
| 4. | 3.35 | x 2.27 x 1 | = | 7.60 |
| 5. | 4.44 | x 2.27 x 1 | = | 10.07 |
| 6. | 3.20 | x 2.27 x 1 | = | 7.26 |
| 7. | 3.20 | x 1.52 x 1 | = | 4.86 |
| 8. | 3.40 | x 1.52 x 1 | = | 5.16 |
| 9. | 4.85 | x 1.52 x 1 | = | 7.37 |
| 10. | 3.04 | x 1.52 x 1 | = | 4.62 |
| 11. | 3.12 | x 4.25 x 1 | = | 13.26 |
| 12. | 2.50 | x 4.99 x 1 | = | 12.47 |
| 13. | 1.86 | x 1.66 x 1 | = | 3.08 |
| 14. | 1.52 | x 1.69 x 1 | = | 2.55 |
| 15. | 2.90 | x 1.68 x 1 | = | 4.87 |
| 16. | 5.18 | x 1.52 x 1 | = | 7.87 |
| 17. | 5.51 | x 0.25 x 1 | = | 1.37 |
| LESS AREA | | | = | 144.03 |
| FIRST FL.B/U AREA | | | = | 291.01 |
| SECOND FL.B/U AREA | | | = | 291.01 |
| THIRD FL.B/U AREA | | | = | 291.01 |
| FOURTH FL.B/U AREA | | | = | 291.01 |

STATEMENT OF STAIR CASE PASSAGE AND BALCONY OF BLDG.

| | PERMISSIBLE | PROPOSED | | EXCESS |
|---|---|---|---|---|
| | FIRST FL. 10% OF PROP. BUILT UP AREA 291.01 x 10% = 29.10 | FIRST FLOOR | | |
| | | 1. 3.04 x 0.91 x 1 | = 2.76 | |
| | | 2. 3.35 x 0.91 x 1 | = 3.04 | |
| | | 3. 3.20 x 0.91 x 2 | = 5.82 | |
| | | 4. 4.85 x 0.91 x 1 | = 4.41 | |
| | | 5. 3.04 x 0.91 x 1 | = 2.76 | |
| | | 6. 5.18 x 0.91 x 1 | = 4.71 | |
| | | 7. 0.91 x 9.38 x 1 | = 8.53 | |
| | | 8. 5.48 x 0.91 x 1 | = 4.98 | |
| | | 9. 3.30 x 0.91 x 1 | = 3.00 | |
| | | 10. 6.55 x 0.91 x 1 | = 5.96 | |
| | | 11. 3.35 x 0.91 x 1 | = 3.04 | |
| | | 12. 3.04 x 0.91 x 1 | = 2.76 | |
| | | TOTAL | = 51.77 | |
| | PER.1ST TO 4TH FL. 29.10 x 4 FL. = 116.40 | B/U 1ST TO 4TH FL. 51.77 x 4 FL. | = 207.08 | 90.68 |
| STAIR CASE PASS. AND BAL. | BUILT UP AREA 20% OF PERMISSIBLE 1361.68 x 20% = 272.33 | STAIRCASE BLDG. GROUND FLOOR | | |
| | | 1. 4.57 x 2.30 x 1 | = 10.51 | |
| | | 2. 2.60 x 2.52 x 1 | = 7.05 | |
| | | 3. 1.62 x 1.00 x 1 | = 3.60 | |
| | | TOTAL | = 21.16 | |
| | | EACH FLOOR | | |
| | | 1. 4.27 x 5.67 x 1 | = 24.21 | |
| | | 2. 2.50 x 5.92 x 1 | = 14.80 | |
| | | 3. 1.86 x 1.69 x 1 | = 3.03 | |
| | | TOTAL | = 42.03 | |
| | | DED. 1.52 x 1.52 x 1 | = 2.31 | |
| | | TOTAL AREA | = 39.78 | |
| | | FIRST FL. TO FOURTH FL. | | |
| | | 39.78 x 4 FL. | = 159.12 | |
| | | TOTAL B/U AREA | = 180.28 | |
| TOTAL STAIRCASE PASSAGE AND BALCONY 116.40 + 180.28 = | | 296.68 > 272.33 | | 24.35 |
| | | TOTAL EXCESS = 24.35 + 90.68 = | | 115.03 |

BLOCK AREA OF GROUND FLOOR

| | | | | |
|---|---|---|---|---|
| 1. | 4.06 | x 3.20 x 1 | = | 12.99 |
| 2. | 4.41 | x 2.86 x 1 | = | 12.61 |
| 3. | 5.66 | x 3.07 x 1 | = | 17.37 |
| GROUND FL.B/U AREA | | | = | 42.97 |

PARKING STATEMENT OF BLDG.

| S.NO. | FLAT AREA | NO. FLAT | REQ. PARK. | |
|---|---|---|---|---|
| (1) | SHOP | 42.97 | 60 SMT/1 | 1 |
| (2) | 0 - 35 | 16 | —— | NIL |
| (3) | 35 - 45 | 16 | 4 FLAT -1 | 4 |
| (4) | 45 - 70 | 0 | 2 FLAT -1 | NIL |
| (5) | VISITOR | 0 | 1 | 1 |
| | TOTAL | PARKING = | | 6 |



AREA UNDER ROAD

| | | | | | |
|---|---|---|---|---|---|
| 1. | ½ | x 21.73 x 2.10 | = | 22.81 |
| 2. | ½ | x 21.73 x 2.36 | = | 25.64 |
| TOTAL | | | = | 48.45 |

O/S AREA

| | | | | | |
|---|---|---|---|---|---|
| 1. | ½ | x 22.06 x 9.27 | = | 102.63 |
| 2. | ½ | x 22.06 x 9.69 | = | 107.21 |
| TOTAL | | | = | 210.84 |

SCHEDULE OF DOOR & WINDOW

| | |
|---|---|
| D1. | 1.00 x 2.20 T.W PANNEL DOOR |
| D2. | 0.90 x 2.20 T.W PANNEL DOOR |
| D3. | 0.75 x 2.00 T.W PANNEL DOOR |
| F/W | 1.80 x 1.80 ALU. GLAZED WINDOW |
| W1. | 1.80 x 1.20 ALU. GLAZED WINDOW |
| V. | 0.60 x 0.60 LOUVERED VANTILATION |
| RS. | 2.44 x 2.44 ROLLING SHUTTER |

PROPOSED RESIDENTIAL BUILDING ON LAND BEARING S.NO. 155 H.NO. 7/3 PT, AT VILLAGE: KAMATGHAR , TAL-BHIWANDI. DIST,THANE.
FOR :- MR. NITESH BALARAM CHAUDHARI & OTHER'S.

STAMP FOR APPROVAL

AREA STATEMENT

| | | | |
|---|---|---|---|
| AREA OF SUMMARY | | | |
| • AREA OF PLOT AS PER 7/3 UTARA | | = | 1600.00 |
| • AS PER TRIANGULATION | | = | 1361.68 |
| • PLOT AREA CONSIDER FOR PROPOSAL | | = | 1361.68 |
| 1 AREA OF PLOT | | = | 1361.68 |
| 2 DEDUCTIONS FOR | | = | |
| a) ROAD SET BACK AREA (EXIST. ROAD) | | = | |
| b) PROP. 24 M D.P. ROAD | | = | 48.45 |
| c) ANY RESERVATION | | = | —— |
| TOTAL ( a+b+c) | | = | 48.45 |
| 3 BALANCE AREA OF PLOT | | = | 1313.23 |
| 4 DEDUCTION FOR R.G. (IF DEDUCTIBLE) | | = | |
| 5 AREA UNDER ROAD | | = | |
| TOTAL AREA | | = | 1313.23 |
| 6 ADDITION FOR FLOOR SPACE INDEX | | | |
| 2 a) 100% | | = | |
| 2 b) 100% | | = | 48.45 |
| 7 TOTAL AREA | | = | 1361.68 |
| 8 FLOOR SPACE INDEX PERMISSIBLE | | = | 1.00 |
| 9 FLOOR SPACE INDEX CREDIT AVAILABLE BY DEVELOPMENT RIGHTS ( RESTRICTED TO 1.15% OF THE BALANCE AREA VIDE ITEM)= | | | |
| 10 PERMISSIBLE FLOOR AREA | | = | 1361.68 |
| 11 EXISTING FLOOR AREA | | = | ——— |
| 12 PROPOSED BUILT UP AREA BLDG. | | | |
| BLDG. | | | |
| AT GROUND FLOOR | | = | 42.97 |
| AT FIRST FLOOR | | = | 291.01 |
| AT SECOND FLOOR | | = | 291.01 |
| AT THIRD FLOOR | | = | 291.01 |
| AT FOURTH FLOOR | | = | 291.01 |
| 13 EXCESS AREA | | = | 115.03 |
| 14 TOTAL BUILT UP AREA | | = | 1322.04 |

AREA CERTIFICATE OF ARCHITECT

Certified that the plot under reference was surveyed by me on _____ and the dimensions of sides etc.of plot stated on plan are as measured on site and area so worked out tallies with the area stated in document of ownership / T.P. Act.

**Signature of Licensed Architect.**

OWNER'S NAME & SIGNATURE

1. MR.NITESH BALARAM CHAUDHARI
2. MR.SATISH BALARAM CHAUDHARI
3. SMT.NANDA BALARAM CHAUDHARI
4. SMT.KUNTAL BALARAM CHAUDHARI

ARCHITECTS SIGNATURE

IRFAN HUSAIN MIYAJI
B.ARCH.,A.I.I.A.
MOB:- 9850612444

MIYAJI & ASSOCIATES

ARCHITECT & INTERIOR DESIGNER