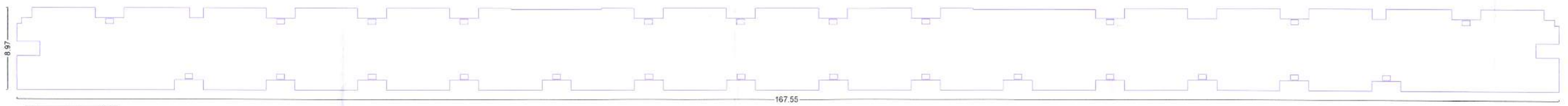
TRUE COPY CERTIFICATE
I have examined original of sanctioned plan vide commencement letter No. C-19781/21 dated 30/4/21 & have checked it personally & found it to be true copy.
No.
Date:
Sd/-
Atul T. Patil
Licensed Engineer
L. No.

STAMP OF APPROVAL

ATUL ANANDRAO DHORE

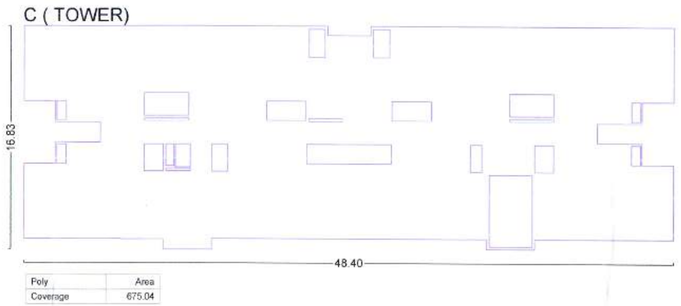
Digitally signed by ATUL ANANDRAO DHORE
Date: 2021.04.30 18:22:28 +05'30'

B (PRO WORK)



Poly	Area
Coverage	1382.02

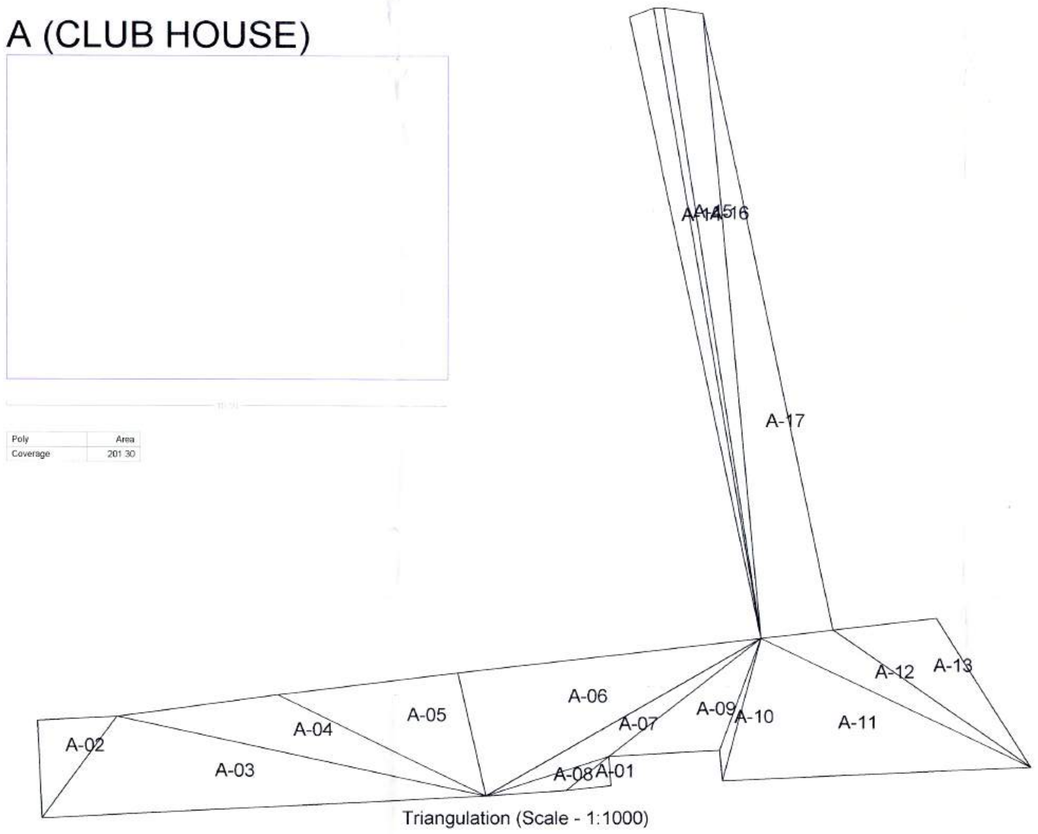
C (TOWER)



Poly	Area
Coverage	675.04

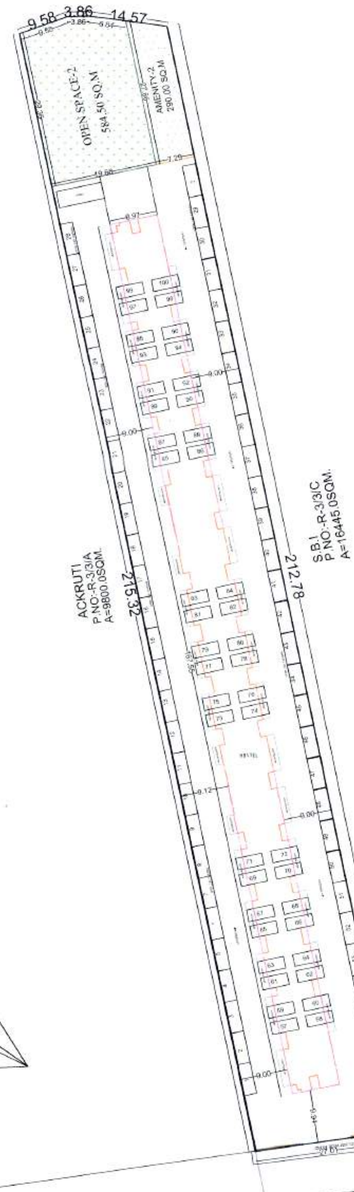
A (CLUB HOUSE)

Poly	Area
Coverage	201.30

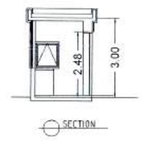


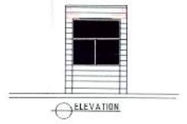
Triangulation (Scale - 1:1000)

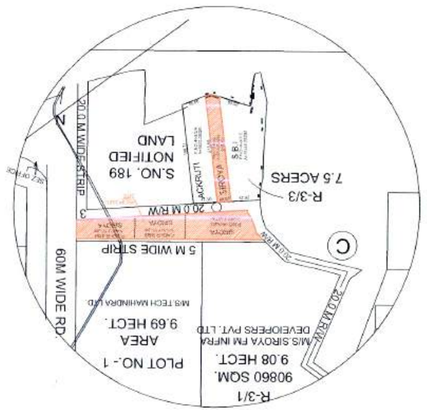
Triangle	Area
A-01	92.22
A-02	550.46
A-03	3055.04
A-04	1496.99
A-05	1694.66
A-06	2683.34
A-07	594.17
A-08	175.72
A-09	854.21
A-10	110.80
A-11	3056.80
A-12	812.01
A-13	1163.13
A-14	1135.89
A-15	459.78
A-16	1685.58
A-17	3205.27
Total (plot)	22666.07



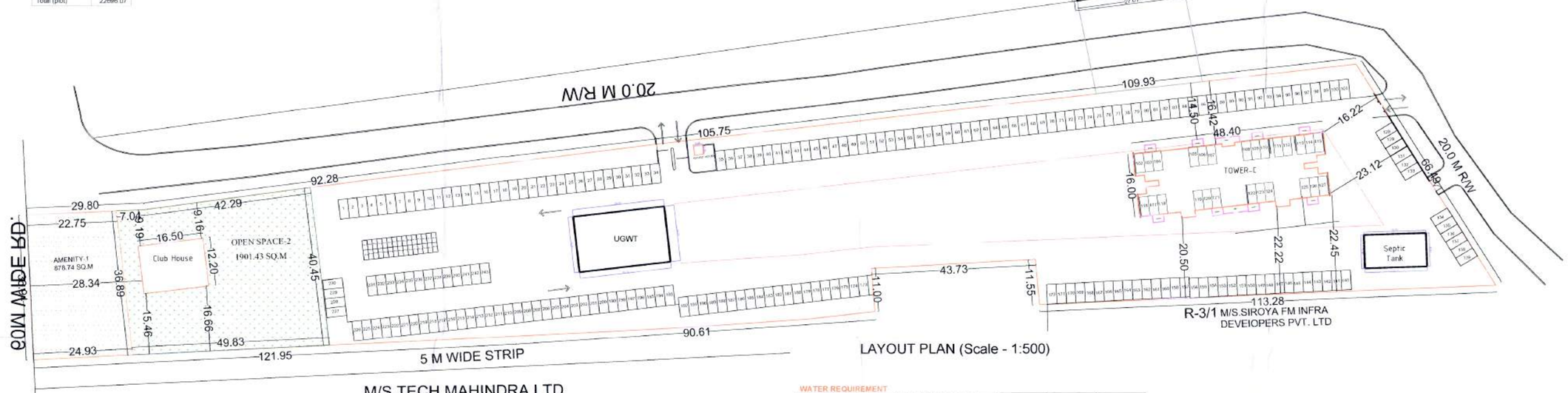
ROOF PLAN




ELEVATION

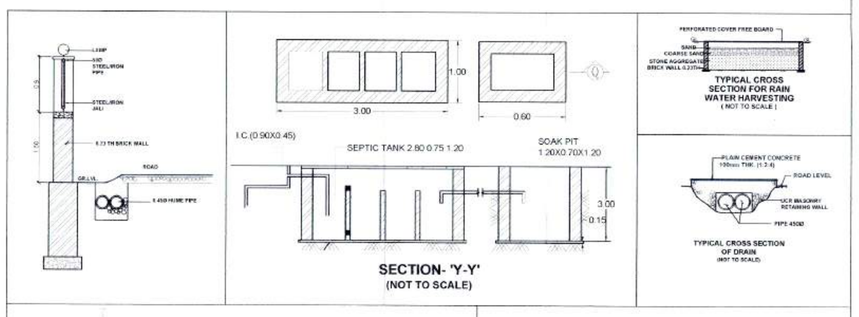


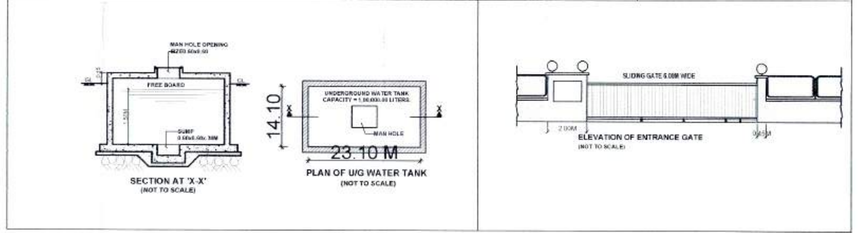
LOCATION PLAN



LAYOUT PLAN (Scale - 1:500)

M/S.TECH MAHINDRA LTD.





A) AREA STATEMENT		SQ.M
1 AREA OF PLOT		22666.07
2 DEDUCTIONS (FROM GROSS PLOT AREA)		
(a) ROAD SET-BACK (R/W)		0.00
(b) PROPOSED ROAD (DP)		0.00
(c) ANY RESERVATION		0.00
(d) CHEMICAL STORAGE AREA		0.00
(e) OTHERS		000.00
TOTAL (a+b+c+d+e)		0.00
3. BALANCE AREA OF PLOT (1-2) :	(A)	22666.07
4. DEDUCTIONS (FROM BALANCE PLOT AREA)		
(a) RECREATIONAL GROUND AREA		2202.60
(b) AMENITY AREA		0.00
5. NET BALANCE PLOT AREA OF PLOT	(B)	19823.40
6 ADDITION FOR F.S.I		
(a) ROAD-1 SET-BACK road widening		0.00
(b) ROAD-2 SET-BACK 000.00		000.00
(c) ROAD-3 SET-BACK 000.00		000.00
(d) ROAD-4 SET-BACK 000.00		000.00
(e) PROPOSED ROAD (DP)		0.00
(f) AMENITY SPACE		0.00
TOTAL (a+b+c+d+e+f)		0.00
7. NET PLOT AREA (4+5) :	(C)	19823.40
8. FLOOR SPACE INDEX PERMISSIBLE		1.0000
PERMISSIBLE FLOOR AREA (6 X 7)		19823.40
9 SPECIAL CASES FSI		0.00
10 TOTAL PERM. BUILT UP AREA (7+8)		19823.40
11. PROPOSED AREAS		
(a) PROPOSED RESIDENTIAL AREA		11232.12
(b) PROPOSED COMMERCIAL AREA		201.30
(c) PROPOSED INDUSTRIAL AREA		0.00
(d) PROPOSED SPECIAL USE AREA		0.00
(e) PROPOSED DOUBLE HEIGHT AREA		0.00
TOTAL PROPOSED AREA (a+b+c+d+e)		11433.42
12. SUB STRUCTURE AREA ADDITION (FOR FSI)		0.00
13. SUB STRUCTURE AREA DEDUCTION (FOR FSI)		0.00
14 EXCESS BALCONY AREA TAKEN IN F.S.I.		159.52
15 STORAGE AREA		0.00
16. EXISTING BUILT UP AREA (Approved/Not Approved)		0.00
17 DEMOLISHED AREA		0.00
18. TOTAL BUP AREA (11+12+13+14+15)		11592.93
19. CONSUMED FSI (Factor)		0.585
20. CONSUMED FSI (Factor) As Per Permissible FSI		000.00
B) BALCONY STATEMENT		
(i) PERMISSIBLE BALCONY AREA		1122.14
(ii) PROPOSED BALCONY AREA		972.63
(iii) EXCESS BALCONY AREA (TOTAL)		159.52

C). PARKING STATEMENT	CAR-A	CAR-B	VISITORS
(i) PARKING REQUIRED BY RULE	-NA-	-NA-	-NA-
(ii) PARKING PROVIDED	-NA-	-NA-	-NA-
(iv) TOTAL PARKING PROPOSED	-NA-	-NA-	00

D). TRANSPORT VEHICLES PARKING	
(a) TOTAL NO. OF TRANSPORT VEHICLES PARKING PROVIDED	-NA-
(b) TOTAL NO. OF LOADING / UNLOADING PARKING PROVIDED	-NA-

SPECIFICATIONS

CERTIFICATE OF AREA

CERTIFIED THAT I HAVE SURVEYED THE PLOT UNDER REFERENCE ON ..... AND THAT THE DIMENTIONS OF THE SIDES, ETC. OF THE PLOT STATED ON THE PLAN ARE AS MEASURED ON THE SITE AND THE AREA SO WORKED OUT IS ..... SQUARE METRES AND TALLIES WITH THE AREA STATED IN THE DOCUMENT OF OWNERSHIP / TOWN PLANNING SCHEME RECORDS.

SIGN OF ARCHITECT

LEGEND

PLOT BOUNDARY SHOWN THICK BLACK
PROPOSED WORK SHOWN RED
DRAINAGE & SEWAGE WORK SHOWN RED DOTTED
WATER SUPPLY WORK SHOWN BLACK DOTTED
EXISTING WORK SHOWN BLUE
DEMOLISH WORK SHOWN HATCHED YELLOW
EXISTING STRIPT SHOWN GREEN
FUTURE STREET SHOWN GREEN DOTTED
PERMISSIBLE BUILDING LINE THICK DOTTED
OPEN SPACE NO COLOUR
RECREATION GROUND SHOWN GREEN WASH
GAS SUPPLY LINE SHOWN VIOLET DOTTED
WATER BASE LINES, PROTECTION SYSTEMS BLUE DOTTED

BUILDING WISE FSI STATEMENT

BUILDING	PROPOSED FSI AREA				EXISTING FSI AREA				DOUBLE HT.	BALCONY			PASS.	LIFT	STAIR	STAIR	LIFT	TERR	TNMTS.	TOTAL
	COMM	RESI.	IND.	SPEC.	COMM	RESI.	IND.	SPEC.	FSI AREA	PERM.	PROP.	EXCESS		LOBBY	LOBBY					FSI AREA
A-1 (CLUB HOUSE.)	201.30	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	000.00	0	201.30
B-1 (PRO WORK)	0.00	1265.17	0.00	0.00	0.00	0.00	0.00	0.00	0.00	126.52	280.04	159.52	0.00	20.30	0.00	71.25	25.30	000.00	60	1265.17 + 159.52
C-1 (TOWER)	0.00	9966.94	0.00	0.00	0.00	0.00	0.00	0.00	0.00	995.63	686.59	0.00	0.00	297.31	44.74	586.94	234.43	000.00	128	9222.54
Total	201.30	11232.12	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1122.14	972.63	159.52	0.00	317.61	44.74	658.19	259.73	000.00	188	11433.42 + 159.52

WATER REQUIREMENT

TANK		OCCUPANT LOAD (NOS.)			CONSUMPTION PER DAY (LIT.)	REQUIRED CAPACITY (LIT.)	PROPOSED CAPACITY (LIT.)
		TNMTS/AREA	FACTOR				
OHWT	Residential	-NA-	0.00	-NA-	135.00	-NA-	
	----	00.00	00.00	00.00	00.00	00.00	
	FIRE REQUIREMENT					0.00	
	TOTAL					-NA-	0.00
			1.5			-NA-	
UGWT	FIRE REQUIREMENT					75000.00	
	TOTAL					-NA-	1440971.50

OWNER'S NAME	OWNER'S SIGN.
M/S. SIROYA FM INFRADEVELOPMENT PVT. LTD.	

PROJECT

Plot No. R-3/2/1, R-3/2/2, R-3/2/3, R-3/3/B Survey No. 0
Ward Pune Village - -

INDUSTRIAL AREA RAJIV GANDHI INFOTECH PARK (HINJAWADI) Phase

ARCHITECT ARCHITECT'S SIGN.
SUDHIR TUKARAM PATIL
PLOT NO.81, 150, MIDC, O.B.COLONY, SAMBHAJINAGAR

JOB NO.	DRG.NO.	SCALE	DRAWN BY	CHECKED BY
		1:100		
INWARD NO.	SWC/2725/20/ 210415752561	DATE	21-04-2021	
KEY NO.		SHEET NO.	1 / 5	