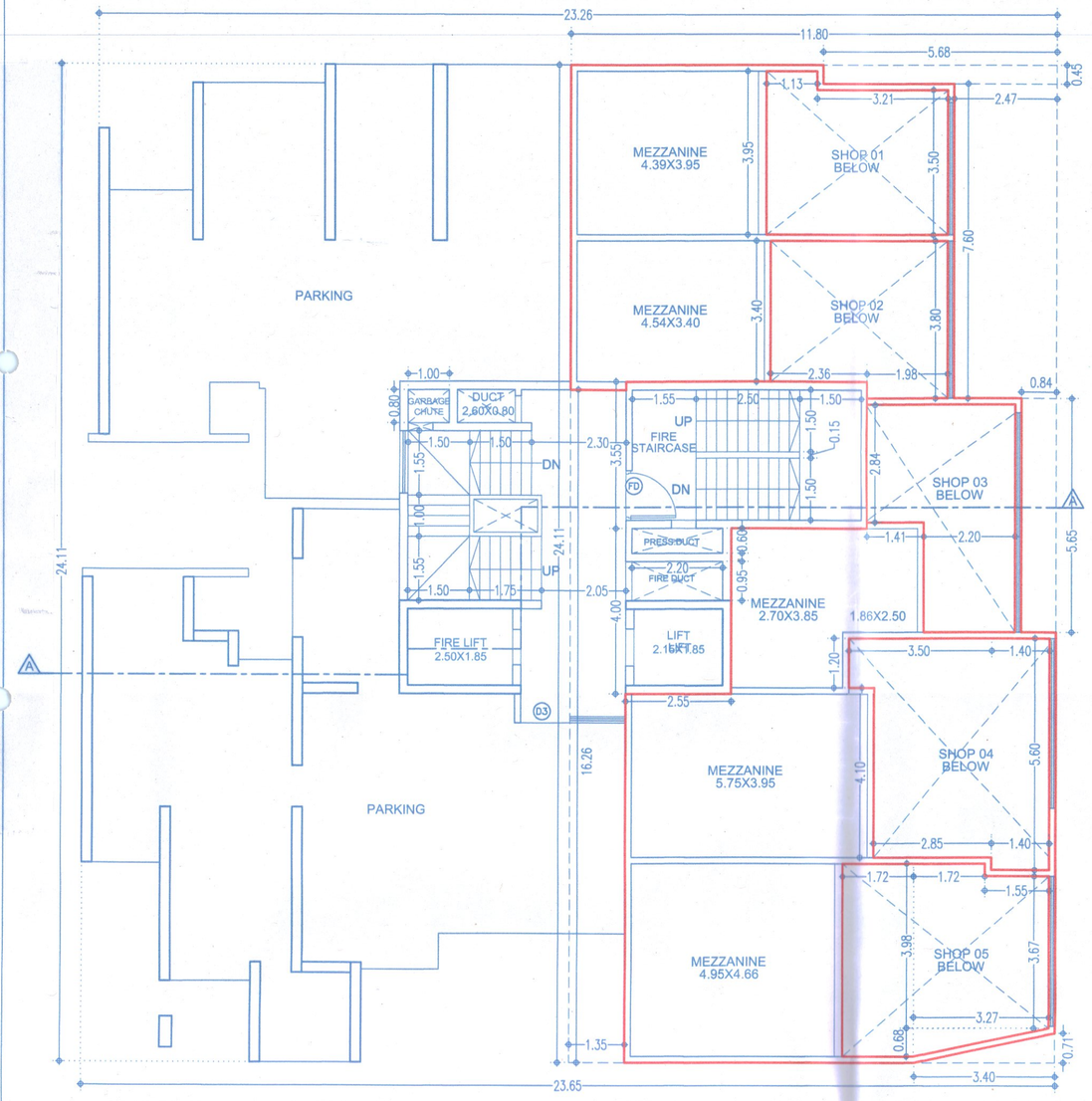
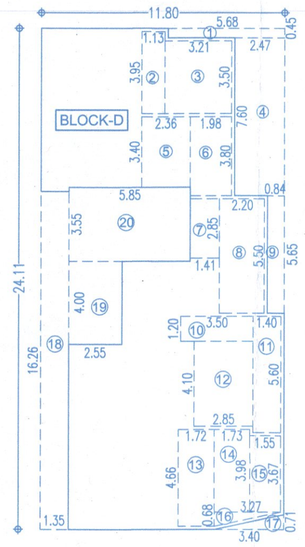


MEZZANINE FLOOR PLAN / PODIUM FLOOR PLAN



P'LINE AREA KEY PLAN FOR MEZZANINE FLOOR

SCALE-1:200

FLOOR AREA CALCULATION (FOR MEZZANINE FLOOR)									
BLOCK-D									
A	1.00	X	11.80	X	24.11	X	1	=	284.50
DEDUCTION									
1	1.00	X	5.68	X	0.45	X	1	=	2.56
2	1.00	X	1.13	X	3.95	X	1	=	4.46
3	1.00	X	3.21	X	3.50	X	1	=	11.23
4	1.00	X	2.47	X	7.60	X	1	=	18.77
5	1.00	X	2.36	X	3.40	X	1	=	8.02
6	1.00	X	1.98	X	3.80	X	1	=	7.52
7	1.00	X	1.41	X	2.85	X	1	=	4.02
8	1.00	X	2.20	X	5.50	X	1	=	12.10
9	1.00	X	0.84	X	5.65	X	1	=	4.75
10	1.00	X	3.50	X	1.20	X	1	=	4.20
11	1.00	X	1.40	X	5.60	X	1	=	7.84
12	1.00	X	2.85	X	4.10	X	1	=	11.68
13	1.00	X	1.72	X	4.66	X	1	=	8.02
14	1.00	X	1.73	X	3.98	X	1	=	6.89
15	1.00	X	1.55	X	3.67	X	1	=	5.69
16	0.50	X	0.68	X	3.27	X	1	=	1.11
17	0.50	X	3.40	X	0.71	X	1	=	1.21
18	1.00	X	1.35	X	16.26	X	1	=	21.95
19	1.00	X	2.55	X	4.00	X	1	=	10.20
20	1.00	X	5.85	X	3.55	X	1	=	20.77
TOTAL									172.99
NET BUP AREA									SQ.M.
284.50				-	172.99				111.51

PARKING STATEMENT (BLDG-A)							
TYPE OF FLATS	NO. OF FLATS/ Area	PERM. PARKING		REQ. PARKING		MULTIPLYING FACTOR (1.00)	
		CAR	SCOOTER	CAR	SCOOTER	CAR	SCOOTER
COMMRCIAL							
FOR EVERY 100 SQ.M. CARPET AREA OR FRACTION THEREOF	283.26	2	6	6	17	6	17
RESIDENTIAL							
FOR EVERY TENEMENT HAVING CARPET AREA EQUAL TO OR ABOVE 80 SQ.M. BUT LESS THAN 150 SQ.M.	40	1	1	40	40	40	40
FOR EVERY TWO TENEMENTS WITH EACH TENEMENT HAVING CARPET AREA EQUAL TO OR ABOVE 40 SQ.M. BUT LESS THAN 80 SQ.M.	40	1	2	20	40	20	40
TOTAL	80			60	80	60	80
IN ADDITION 5% VISITOR PARKING				3	4	3	4
TOTAL RESI+COMM				63	84	63	84
TOTAL PARKING				69	101	69	101

PARKING AREA CALCULATION					
VEHICAL	NOS.				AREA REQUIRED
CARS	69	X	12.50	SQ.M.	858.31
SCOOTERS	101	X	2.00	SQ.M.	201.99
TOTAL PARKING AREA					1060.31

DATE & STAMP OF APPROVAL

06/29

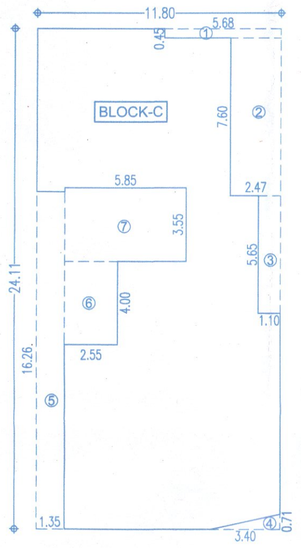
Bldg-A

Sanctioned No. B.P / Thergaon / 09/25
Subject to conditions mentioned in the
Office Order No.
aven dated 29/03/25
Pimpri
Date : 29/03/2025

Pimpri Chinchwad Municipal Corporation ESTD. 11/10/82 Pimpri-411 018

O. C. Signed by
City Engineer

City Engineer
Building Permission Dept.
PCMC., Pimpri, Pune-18.



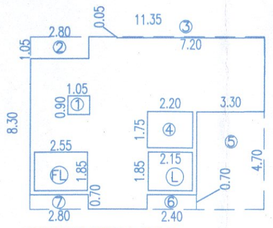
P'LINE AREA KEY PLAN FOR GROUND FLOOR

SCALE-1:200

FLOOR AREA CALCULATION (FOR GROUND FLOOR)									
BLOCK-C									
A	1.00	X	11.80	X	24.11	X	1	=	284.50
DEDUCTION									
01	1.00	X	5.68	X	0.45	X	1	=	2.56
02	1.00	X	2.47	X	7.60	X	1	=	18.77
03	1.00	X	1.10	X	5.65	X	1	=	6.22
04	0.50	X	3.40	X	0.71	X	1	=	1.21
05	1.00	X	1.35	X	16.26	X	1	=	21.95
06	1.00	X	2.55	X	4.00	X	1	=	10.20
07	1.00	X	5.85	X	3.55	X	1	=	20.77
TOTAL									81.67
NET BUP AREA									SQ.M.
284.50				-	81.67				202.83
ADDITION (STAIRCASE & LOBBY)									
202.83				+	58.27				261.10

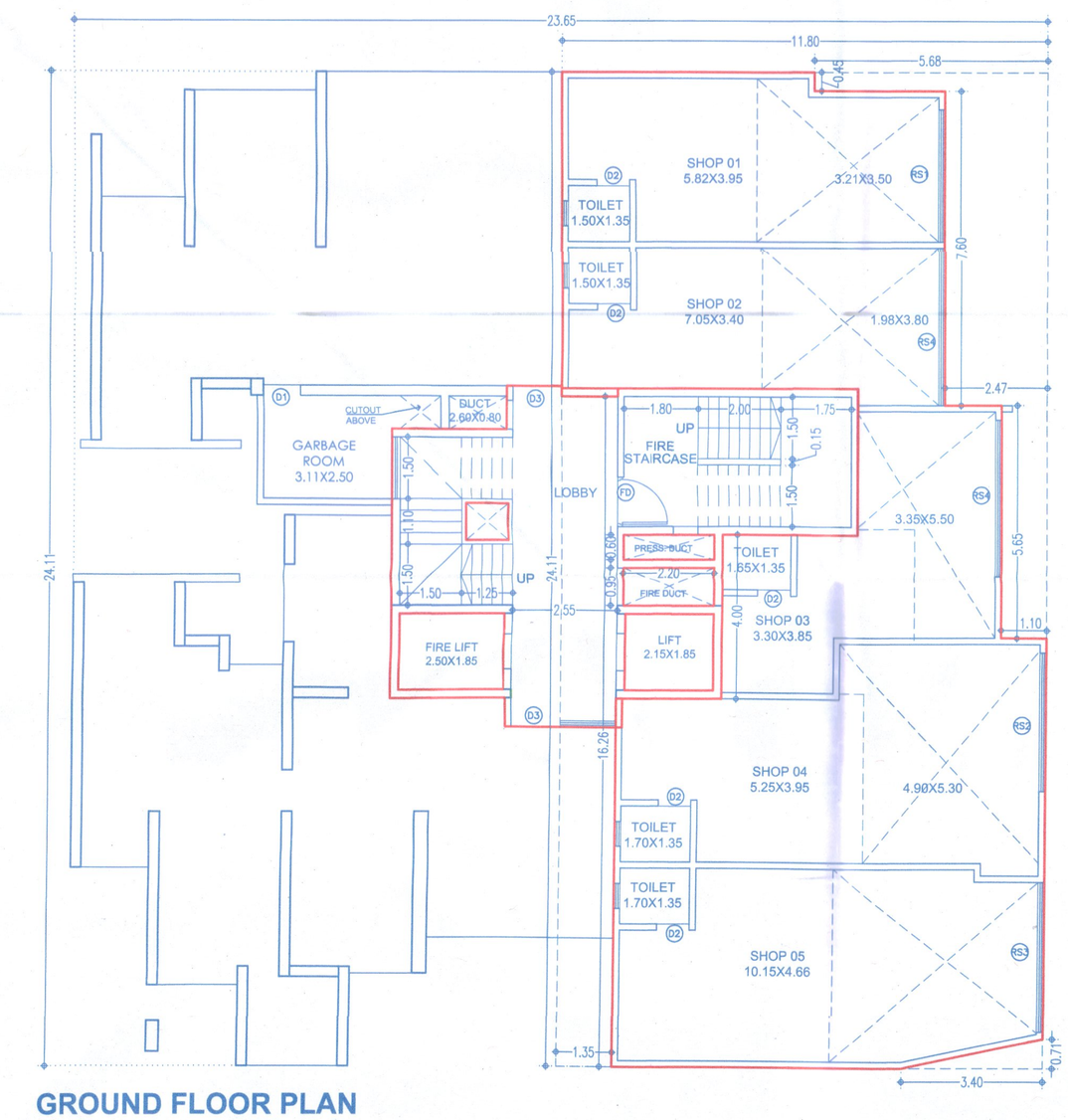
TOTAL F.S.I. STATEMENT (BLDG-A)

FLOOR	P'LINE AREA		LIFT	FIRE LIFT	GROUND COVERAGE	SHOP	TENT.
	Commercial	Residential					
GR.PARKING	261.10	0.00	3.98	4.72	403.16	5	-
MEZZANINE	111.51	0.00				-	-
FLOOR 1	-	403.16				-	4
FLOOR 2	-	403.16				-	4
FLOOR 3	-	403.16				-	4
FLOOR 4	-	403.16				-	4
FLOOR 5	-	388.30				-	4
FLOOR 6	-	403.16				-	4
FLOOR 7	-	403.16				-	4
FLOOR 8	-	403.16				-	4
FLOOR 9	-	403.16				-	4
FLOOR 10	-	388.30				-	4
FLOOR 11	-	403.16				-	4
FLOOR 12	-	403.16				-	4
FLOOR 13	-	403.16				-	4
FLOOR 14	-	403.16				-	4
FLOOR 15	-	388.30				-	4
FLOOR 16	-	403.16				-	4
FLOOR 17	-	403.16				-	4
FLOOR 18	-	403.16				-	4
FLOOR 19	-	403.16				-	4
FLOOR 20	-	403.16				-	4
TOTAL	372.61	8018.62	3.98	4.72	403.16	5	80



P'LINE AREA FOR STAIRCASE & LOBBY FOR BLDG-A (GR. PARKING)

P'LINE AREA KEY PLAN						
FOR STAIRCASE & LOBBY FOR BLDG-A (GROUND PARKING)						
BLOCK-A:						
A	8.30	X	11.35	X 1	=	94.20
DEDUCTION						
1	1.05	X	0.90	X 1	=	0.95
2	2.80	X	1.05	X 1	=	2.94
3	7.20	X	0.05	X 1	=	0.36
4	2.20	X	1.75	X 1	=	3.85
5	3.30	X	4.70	X 1	=	15.51
6	2.40	X	0.70	X 1	=	1.68
7	2.80	X	0.70	X 1	=	1.96
TOTAL					=	27.25
LIFT AREA DEDUCTION						
L	2.15	X	1.85	X 1	=	3.98
FL	2.55	X	1.85	X 1	=	4.72
TOTAL					=	8.70
TOTAL DEDUCTION					=	35.94
NET BUILT UP AREA						
94.20		-	35.94			58.27



GROUND FLOOR PLAN

WATER AREA CALCULATION (BLDG-A)			
COMMERCIAL			
NO. OF PERSON	=	105	Its/day
WATER REQUIRED PER PERSONS	=	45	Its/day
REQUIRED CAPACITY OF OVERHEAD WATER TANK	=	4725	Its/day
RESIDENCIAL			
AMOUNT OF WATER REQUIRED PER PERSON	=	135	Its/day
WATER REQUIRED PER FLAT(5 PERSONS/FLAT)	=	675	Its/day
NO OF FLATS IN BLDG.	=	80	NOS.
REQUIRED CAPACITY OF OVERHEAD WATER TANK	=	54000	Its/day
TOTAL WATER REQUIRED RESI.+COMM.	=	58725	Its/day
WATER REQUIRED FOR FIRE FIGHTING	=	25000	Its/day
REQUIRED CAPACITY TO UGWT	=	88088	Its/day

FORM OF STATEMENT 2 - [SR. NO. 9 (a)] PROPOSED BUILDING					
BUILDING NO.	FLOOR NO.	TOTAL BUILT-UP AREA OF FLOOR AS PER OUTER CONSTRUCTION LINE.			
(1)	(2)	(3)			
BLDG-A	GROUND FLOOR	261.10	X	1	261.10
	MEZZANINE	111.51	X	1	111.51
	1,2,3,4,6,7,8,9,11 12,13,14,16,17, 18,19,20 FLOOR	403.16	X	17	6853.72
	5,10&15 FLOOR	388.30	X	3	1164.90
	TOTAL	8391.23			

FORM OF STATEMENT 3 (SR.NO.9(g)) AREA DETAILS OF APARTMENT						
BLDG.NO.	FLOOR NO.	APARTMENT NO.	CARPET AREA OF APARTMENT	DRY BALCONY CARPET AREA ATTACHED TO APARTMENT	OPEN BALCONY CARPET AREA ATTACHED TO APARTMENT	AREA OF DOUBLE HEIGHT TERRACES ATTACHED TO FLAT. / MEZZANINE
(1)	(2)	(3)	(4)	(5)	(6)	(7)
BLDG-A	GROUND & MEZZANINE FLOOR	SHOP 01	34.70	-	-	17.34
		SHOP 02	32.06	-	-	15.43
		SHOP 03	30.32	-	-	15.04
		SHOP 04	47.63	-	-	22.71
		SHOP 05	46.96	-	-	23.07
	FLOOR 1,2,3,4,5,6,7,8, 9,10,11,12,13, 14,16,17,18,19,20	101,201,301,401,501,601, 701,801,901,1001,1101, 1201,1301,1401,1501, 1601,1701,1801,1901,2001	82.71	2.51	5.43	-
		102,202,302,402,502,602, 702,802,902,1002,1102, 1202,1302,1402,1502,1602, 1702,1802,1902,2002	82.73	2.16	5.67	-
		103,203,303,403,603,703, 803,903,1103,1203,1303, 1403,1603,1703,18031903,2003	65.38	2.20	5.05	-
		104,204,304,404,504,604, 704,804,904,1004,1104,1204, 1304,1404,1504,1604,1704, 1804,1904,2004	64.99	2.08	5.05	-
	FLOOR 5,10,15	503,1003,15003	49.96	2.20	-	
NOTE:- ABOVE STATEMENTS MAY VARY, WHEREVER REQUIRED						

SANITARY STATEMENT (BLDG-A)						
BLDG-A	(A) STREET FLOOR AND SALES BASEMENT		314.34	3 SQ.M./PERS	105	105
	(B) UPPER SALE FLOORS		0	6 SQ.M./PERS	0	
NO.OF PERSON	MALE		52	FEMALE		52
	REQUIED		PROVIDED	REQUIRED		PROVIDED
W.C.	3 for 36-65	3	3	4 for 41-57	4	4
URINALS	3 for 46-70	3	3	-	-	-

SCHEDULE OF OPENING					
TYPE	SIZE		TYPE	SIZE	
	WIDTH	HEIGHT		WIDTH	HEIGHT
D	1.05	2.40	W	1.33	1.95
D1	0.90	2.40	W1	1.45	1.95
D2	0.75	2.40	W2	1.50	1.95
D3	1.20	2.40	W3	1.64	1.95
FD	1.20	2.40	W4	1.66	1.95
SD	2.60	2.40	W5	1.80	1.95
RS1	3.20	2.40	V	0.75	1.20
RS2	3.35	2.40	V1	0.71	1.20
RS3	3.62	2.40			
RS4	3.80	2.40			

F JOB TITLE / SITE ADDRESS

PROPOSED & REVISED BUILDING ON 27/1, 27/2A, CTS.NO.6260(P) TO 6266(P) AT THERGAON, TAL.-MULSHI, DIST.- PUNE

G OWNER NAME AND SIGNATURE

Owner(s)' Name
SUKHWANI CHAWLA CONSTRUCTION

Owner(s)' sign:

H ARCHITECT

Architect(s)' Name
Hrishikesh Kulkarni: CA/2002/29235
Raksha Bisen : CA/2005/36014

Architect(s)' sign:

NORTH

VK:a architecture
5th Floor,Nextgen Avenue,Sr.No.103(p), C.T.S No.2850,S.B.Road,Near ICC Trade Tower,Bahiratwadi, Pune:411016.
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W www.vkarch.com

Drawing Title: Ground Floor,Mezzanine Floor		Scale: 1:100 at A1-850X600
Drawn by: Shyam	Checked by: Raksha	Date: 21/03/2025
Job no.: 2072	Drawing no.: 280	Revision: -
Status: FOR BP-PCMC-UDCPR20		