SCHEDULE OF DOORS & WINDOWS - CLUB HOUSE

TYPE	SIZE	DESCRIPTION
D1	1.80 X 2.30	FULLY T.W. FRAMED GLAZED DOOR
D2	0.75 X 2.10	GRANITE FRAMED & FLUSH DOOR
W	1.20 X 1.20	ALUMINIUM SLIDING WINDOW
W1	0.60 X 0.60	ALUMINIUM LOUVERED WINDOW

AREA CALCULATION FOR CLUB HOUSE

Sr.No	LENGTH	X	BREADTH	=	AREA (SQ.M)
A	8.40	X	8.40	=	70.56
				=	70.56

ROOF PLAN

GROUND FLOOR PLAN
PROPOSED CLUB HOUSE

AREA LINE DIAGRAM FOR CLUB HOUSE

SECTION AA'

FRONT ELEVATION

AREA LINE DIAGRAM FOR RESTAURANT - FIRST FL

AREA LINE DIAGRAM FOR RESTAURANT- GROUND FLOOR

AREA CALCULATION FOR RESTAURANT- GR. FL

Sr.No	LENGTH	X	BREADTH	=	AREA (SQ.M)
A	23.55	X	11.55	=	269.99
A				=	269.99

AREA CALCULATION FOR RESTAURANT- FR. FL

Sr.No	LENGTH	X	BREADTH	=	AREA (SQ.M)
A	23.55	X	11.55	=	269.99
B				=	
				=	
TOTAL	(I-FORM)				269.99
B	(B-(I+J)=1.2)*8.40				174.47

B/U AREA STATEMENT FOR RESTAURANT

(A) AREA STATEMENT		
SR.NO.	NO. OF FLOORS	AREA (SQ.M.)
1	GROUND FLOOR	269.99
2	FIRST FLOOR	174.47
TOTAL	(1+2)	460.62

SCHEDULE OF DOORS & WINDOWS - RESTAURANT

TYPE	SIZE	DESCRIPTION
D	1.80 X 2.10	FULLY T.W. FRAMED GLAZED DOOR
D1	1.20 X 2.10	FULLY T.W. FRAMED & PANELLED DOOR
D2	0.75 X 2.10	GRANITE FRAMED & FLUSH DOOR
D3	0.75 X 2.10	COMPOSITE FRAMED & FLUSH DOOR
W	3.05 X 2.20	ALUMINIUM SLIDING WINDOW
W1	3.70 X 1.20	ALUMINIUM SLIDING WINDOW
W2	1.80 X 1.20	ALUMINIUM SLIDING WINDOW
W3	3.05 X 1.20	ALUMINIUM SLIDING WINDOW
W4	4.60 X 1.20	ALUMINIUM SLIDING WINDOW
W5	2.10 X 1.20	ALUMINIUM SLIDING WINDOW
W6	1.20 X 1.20	ALUMINIUM SLIDING WINDOW
W7	1.20 X 1.20	ALUMINIUM SLIDING WINDOW
W8	1.20 X 1.20	ALUMINIUM SLIDING WINDOW
W9	0.60 X 1.20	ALUMINIUM OPERABLE WINDOW
V	0.60 X 0.60	VENTILATOR
V1	0.60 X 0.60	VENTILATOR
V2	1.80 X 0.30	VENTILATOR

SECTION AA

ELEVATION

ROAD AREA LINE DIAGRAM
SCALE = 1 : 2000

AREA CALCULATION BY TRIANGULATION METHOD

AREA CALCULATION 6/1/2

A	1/2	x	115.07	x	4.20	= 254.31 SQ.MT.
B	1/2	x	160.81	x	86.81	= 7076.41
C	1/2	x	160.81	x	59.15	= 4804.22
D	1/2	x	87.31	x	11.33	= 492.40
E	1/2	x	76.77	x	13.69	= 502.49
F	1/2	x	21.01	x	13.39	= 703.75
					TOTAL AREA	= 13907.57 SQ.MT.
					AS PER 7/12 AREA	= 13119.00 SQ.MT.

AREA CALCULATION FOR N.A 6/1/1

1	1/2	x	110.01	x	16.76	= 1027.33 SQ.MT.
2	1/2	x	110.16	x	25.00	= 1376.00
3	1/2	x	91.99	x	66.20	= 3070.64
4	1/2	x	91.50	x	49.35	= 2255.59
5	1/2	x	820.42	x	19.29	= 9178.60
6	1/2	x	22.39	x	7.85	= 87.87
7	1/2	x	116.06	x	62.95	= 3426.55
8	1/2	x	118.05	x	49.24	= 3799.66
9	1/2	x	127.43	x	61.89	= 3940.34
10	1/2	x	137.43	x	69.59	= 4284.55
11	1/2	x	39.50	x	14.25	= 297.19
12	1/2	x	86.43	x	27.39	= 1182.65
13	1/2	x	83.20	x	4.50	= 187.12
14	1/2	x	104.61	x	5.04	= 314.12
15	1/2	x	63.43	x	7.24	= 229.67
					TOTAL AREA	= 36930.19 SQ.MT.
					TOTAL AREA AS PER 7/12 AREA	= 36900.00 SQ.MT.

AREA CALCULATION 6/1/1

1	1/2	x	81.63	x	37.62	= 1137.31 SQ.MT.
2	1/2	x	140.91	x	17.07	= 1200.97
3	1/2	x	169.15	x	45.53	= 3799.50
4	1/2	x	247.87	x	142.76	= 17662.99
5	1/2	x	216.00	x	46.44	= 5561.95
6	1/2	x	192.25	x	43.63	= 2230.66
7	1/2	x	102.20	x	69.15	= 3952.87
					TOTAL AREA	= 33127.65 SQ.MT.

AREA CALCULATION FOR ROADS

R1	12.00	x	205.69	= 2468 SQ.MT.
R2	9.00	x	144.00	= 1296
R3	4.50	x	102.00	= 459
R4	4.50	x	47.96	= 216
R5	4.50	x	55.61	= 249
R6	4.50	x	66.78	= 301
R7	4.50	x	82.56	= 372
R8	4.50	x	83.00	= 373.50
R9	4.50	x	79.61	= 359
R10	4.50	x	37.74	= 170
R11	12.00	x	533.14	= 6397
R14	6.00	x	89.07	= 534
R15	9.00	x	35.16	= 316
R16	9.00	x	52.22	= 470
R17	6.00	x	36.21	= 229
R18	6.00	x	18.30	= 110
R19	9.00	x	41.41	= 373
R20	9.00	x	18.30	= 165
R21	6.00	x	112.44	= 735
TOTAL AREA COVERED BY ROADS				= 16037.50 SQ.M

AREA LINE DIAGRAM FOR TRIANGULATION METHOD
SCALE = 1 : 2000

BUILT UP AREA STATEMENT FOR UNITS

NAME	BUILT UP AREA (IN SQ.MT.)	NO. OF UNITS	TOTAL B.U.A. (IN SQ.MT.)
EXISTING APPROVED AS BUILT UNIT			
TYPE A	218.58	3	649.66
TYPE B	110.20	1	110.20
TYPE B1	108.01	2	216.02
TYPE C	89.28	4	357.12
TYPE C1	88.17	39	3645.99
TYPE D	49.68	2	99.36
TYPE D1	59.32	4	237.48
TYPE D2	57.02	1	57.02
TYPE E	97.56	9	780.48
EXISTING AS PROVED REVISED UNIT			
TYPE A	216.58	7	1515.92
TYPE E1	105.01	3	324.03
TYPE C1	88.17	9	793.53
TYPE D1	59.32	4	237.48
TYPE E	97.56	1	97.56
PROPOSED UNIT			
TYPE C	89.28	14	1249.92
TYPE C1	88.17	11	969.87
TYPE D1	59.37	7	415.59
B/U AREA FOR ALL UNITS			10756.36
EXISTING APPROVED COMMERCIAL BUILDING			
SHOPS	161.42	1	161.42
RESTAURANT	460.62	1	460.62
PROP. COMMERCIAL BUILDING			
BANQUET HALL	354.83	1	354.83
B/U AREA FOR ALL COMMERCIAL BUILDINGS			976.87
OUSE	57.02	1	57.02
TOTAL BUILT UP AREA			11790.25

SHEET NO.	1 / 2
PROFORMA I	
A. AREA STATEMENTS	
1. AREA OF PLOT (BASED ON 6/1/1 & 6/1/2)	57600.00 sqmt
2. Deductions for	
(a) Road acquisition area	-
(b) Proposed road	-
(c) Any Reservation	-
(TOTAL a + b + c)	
3. GROSS AREA OF PLOT (1-2)	57600.00 sqmt
4. Deductions for amenity space , if any Deductions for 15% open space	3380.00 sqmt 6751.91 sqmt
5. NET AREA OF PLOT = 80% OF (3 - 4)	57469.09 sqmt
6. Addition of area for f.s.i. if any	-
(a)	-
(b)	-
(c)	-
7. TOTAL AREA (5+6)	57469.09 sqmt
8. Normal f.s.i. permissible + f.s.i permissible with payment of premium 1.0+0.2	1.20
9. Permissible built - up area	68951.71 sqmt
10. Existing built up area	-
11. Proposed built up area	11790.25 sqmt
12. Excess balcony area to be in f. s. i. (as per b (c) below)	-
13. Total built up area (10 + 11+12)	11790.25
14. F. S. I. Consumed (13/7)	0.205
B. BALCONY AREA STATEMENT.	
(a) Permissible balcony area per floor	-
(b) Proposed balcony area per floor	-
(C) Excess balcony area (sqmt)	-
C. TDR	-
(a) Permissible	-
(B) Proposed to be utilised	-
D. PARKING STATEMENT	
(a) Parking required	NOS
Car	-
Scooter / Motor cycle,	-
Cycle	-
(b) Garages Permissible	-
(C) Garage Proposed	-
Car	-
Scooter / Motor cycle,	-
Cycle	-
(D) Total PARKING Provided	-
E. LOADING / UNLOADING SPACES	-
Loading / Unloading Required	-
Total Loading / Unloading Required	-

STAIRCASE DETAILS :
TREAD ------ 0.30 m. RISER ----- 0.161 m.
HAND RAIL ---- 0.90 m. HIGH ; FLIGHT WIDTH ----- 0.90 M.
NOS. OF RISER (EACH FLOOR) ---------- 18 NOS.

PLOT BOUNDARY SHWON IN THICK BLACK
EXISTING STREET SHOWN GREEN
FUTURE STREET IF ANY SHOWN GREEN DOTTED
PERMISSIBLE BUILDING LINE THICK DOTTED BLACK
MARGINAL OPEN SPACE NO COLOUR
EXISTING WORK SHOWN BLUE
WORK PROPOSED TO BE DEMOLISHED SHOWN YELLOW HATCH
PROPOSED WORK SHOWN RED
EXISTING APPROVED AS BUILT WORK SHOWN IN GRAY
EXISTING APPROVED REVISED WORK SHOWN IN GRAY
EXISTING APPROVED COMMERCIAL WORK SHOWN IN GRAY
PROPOSED COMMERCIAL WORK SHOWN IN RED
DRAINAGE & SEWERAGE WORK SHOWN RED DOTTED

perceptions
Architects & Interior Designers
AR. SANJAY KULKARNI (CA /86/18364)
STUDIO:
A/6, GROUND FLOOR, SIDDHESHWAR HEIGHTS, OPP. PATIL ROW HOUSE
PATLIWADI, CHANDANWADI, PACHPAKHADI,
THANE(W) 400 602

PROFORMA II

Contents of sheet :
Floor plan, Section, Elevation, B/U area statement, Area line diagram, Balcony area statement, Door window schedule, Septic tank & Soak pit detail, Compound wall section, Site plan, Location plan, Triangulation method, Proforma-I, Proforma-II.

Receipt of Approval of plans

THIS BUILDING / LAYOUT PLAN IS TO BE READ WITH THIS OFFICE LETTER NO. 5947 DATED 29/09/2017
TOWN PLANNER
RATNAGIRI

प्रस्तुत प्रस्तावाबाबत मुद्दे वगैरेबाबतचे पालन करणे बंधनकारक राहणी असल्याचे कळविण्यात येत आहे. सोबतच्या रकान्यात शासन अभिप्राय दर्शविण्यात येत असल्याचे सूचित करण्यात येत आहे. तसेच आपण पाठवू दिलेल्या-पत्रा नेमके दर्शविलेप्रमाणे सुधारलेल्याचे दिसून येत आहे.

जावीत
सहायक संचालक, नगर रचना
सहायक संचालक, नगर रचना, रत्नागिरी.

Receipt of Approval of plans

CERTIFICATE OF AREA
Certified that the plot under reference was surveyed by me on 20TH Nov.. 2009 and the dimensions of sides etc. of plot stated on plan area as measured on site and the area so worked out tallies with the area stated in document of Ownership / T.P. Scheme Records / land Records Department / City Survey records.

Signature of Architect/ Licensed Engineer/ Structural Engineer / Supervisor.

Description of Proposal & property
PROPOSED & EXISTING APPROVED REVISED LAYOUT FOR 'MANGO HOLIDAY VILLAGE' ON S. ON 6/1/1 & 6/1/2 AT KIRTANWADI ROAD, TAL.- GUHAGAR, DIST.- RATNAGIRI.

Name & signature of Owner

MR. SAMIR KALE
'SHREE SADAN' BUNGALOW,OPP. MURLIDHAR MANDIR, BRAHMIN SOCIETY, NAUPADA, THANE (W) 400 602

Job No.	Dwg.No.	Scale	Drawn by	Checked by
JCC /10-11-01	JCC /10-11-01(R)-AD-01	1:100	Sheetal	Sanjay

LAYOUT PLAN
SCALE = 1 : 1000

TYPICAL DETAILS FOR UG SEPTIC TANK
SCALE- N.T.S

SECTION THROUGH COMPOUND WALL
SCALE-1:50

SECTION THROUGH PUMP ROOM AND SUCTION TANK
SCALE-1:100

AREA CALCULATION FOR SHOP

Sr.No	LENGTH	X	BREADTH	=	AREA (SQ.M)
A	18.60	X	10.88	=	202.37
DEDUCTIONS					
1	9.75	X	4.20	X 1 =	40.95
TOTAL	(1 TO 1)			=	40.95
A	A - (1-01)=202.37 -40.95			=	161.42

SCHEDULE OF DOORS & WINDOWS - SHOP

TYPE	SIZE	DESCRIPTION
D	1.00 X 2.10	FULLY T.W. FRAMED & T.W. PANELLED DOOR
D1	0.90 X 2.10	FULLY T.W. FRAMED FLUSH DOOR
D2	0.75 X 2.10	GRANITE FRAMED FLUSH DOOR
W	1.80 X 1.80	ALUMINIUM SLIDING WINDOW
W1	1.80 X 1.20	ALUMINIUM SLIDING WINDOW
W2	1.20 X 1.20	ALUMINIUM SLIDING WINDOW
W3	0.60 X 1.80	ALUMINIUM OPERABLE WINDOW
W4	0.60 X 0.60	ALUMINIUM LOUVERED WINDOW

AREA LINE DIAGRAM FOR EXISTING APPROVED SHOP (COMMERCIAL BUILDING)

ROOF PLAN

FRONT ELEVATION

SECTION AA

GROUND FLOOR PLAN
EXISTING APPROVED SHOP (COMMERCIAL BUILDING)

AREA CALCULATION FOR BANQUET HALL

Sr.No	LENGTH	X	BREADTH	=	AREA (SQ.M)
A	20.30	X	20.30	=	412.09
DEDUCTIONS					
1	12 X 14.14	X	7.07	X 1 =	49.98
2	12 X 3.85	X	1.50	X 2 =	57.38
TOTAL	(1 TO 02)			=	57.26
A	A - (1+02) =412.09-57.26			=	354.83

SCHEDULE OF DOORS & WINDOWS - BANQUET HALL

TYPE	SIZE	DESCRIPTION
D1	1.50 X 2.10	FULLY T.W. FRAMED GLAZED DOOR
D2	0.90 X 2.10	FULLY T.W. FRAMED FLUSH DOOR
D3	0.75 X 2.10	GRANITE FRAMED FLUSH DOOR
W	1.80 X 2.70	ALUMINIUM SLIDING WINDOW
W1	1.80 X 1.20	ALUMINIUM SLIDING WINDOW
W2	0.60 X 0.60	ALUMINIUM LOUVERED WINDOW
V	1.20 X 0.60	VENTILATOR
V1	2.00 X 0.60	VENTILATOR

AREA LINE DIAGRAM FOR BANQUET HALL

ELEVATION

SECTION AA'

GROUND FLOOR PLAN
PROPOSED BANQUET HALL (COMMERCIAL BUILDING)

GROUND FLOOR PLAN
EXISTING APPROVED RESTAURANT (COMMERCIAL BUILDING)

ROOF PLAN