

BUILDING WISE FSI STATEMENT:				
FLOORS NAME	COMM.	RESI.	TNMTS.	TOTAL FSI AREA
BUILDING A	0.00	8370.15	72	8370.15
TOTAL	0.00	8370.15	72	8370.15

FLOOR WISE FSI STATEMENT : BUILDING A				
FLOORS NAME	COMM.	RESI.	TNMTS.	TOTAL FSI AREA
BASEMENT FLOOR	0.00	0.00	0	0.00
PARKING FLOOR PLAN	0.00	93.08	0	93.08
FIRST FLOOR	0.00	793.40	07	793.40
SECOND FLOOR	0.00	793.40	07	793.40
THIRD FLOOR	0.00	793.40	07	793.40
FOURTH FLOOR	0.00	793.40	07	793.40
FIFTH FLOOR	0.00	793.40	07	793.40
SIXTH FLOOR	0.00	793.40	07	793.40
SEVENTH FLOOR	0.00	793.40	07	793.40
EIGHTH FLOOR	0.00	705.49	06	705.49
NINTH FLOOR	0.00	793.40	07	793.40
TENTH FLOOR	0.00	793.40	07	793.40
ELEVENTH FLOOR	0.00	430.98	03	430.98
TERRACE FLOOR	0.00	0.00	0	0.00
TOTAL	0.00	8370.15	72	8370.15

PARKING AREA STATEMENT				
SIZE OF TENEMENT	PROP. TENE.	PARKING REQ. FOR EVERY	PARKING REQUIRED	
		BY RULE	TOTAL REQ.	CAR SCOOTER
30 - 40	0	2	0.00	0 0
40 - 80	51	1 2	25.50	26 51
80 - 150	21	1 1	21.00	21 21
(FOR SHOP & OTHER COMM.) FOR EVERY 100.00 Sqm. CABINET	0.00	100	0.00	0 0
TOTAL			47	72
VISITORS PARKING (5%)			2	4
TOTAL REQUIRED PARKING			49	76
TOTAL AREA (SQM.)			612.50	152.00
			CAR	SCOOTER
PROPOSED			50	80

FROM OF STATEMENT 1 (EXISTING BUILDING TO BE RETAINED)				
EXISTING BUILDING NO.	FLOOR NO.	PLINTH AREA	TOTAL FLOOR AREA OF EXISTING BUILDING	USE/OCCUPANCY OF FLOORS.
NA	NA	NA	NA	NA

FROM OF STATEMENT 2 (PROPOSED BUILDING) (Sr. No. 9(a))				
BUILDING NO.	FLOOR NO.	TOTAL BUILT UP AREA OF TOTAL FLOOR AS PER OUTER CONSTRUCTION LINE	TOTAL TENEMENTS	
BUILDING-A	B+P+11	8370.15	72	
TOTAL		8370.15	72	

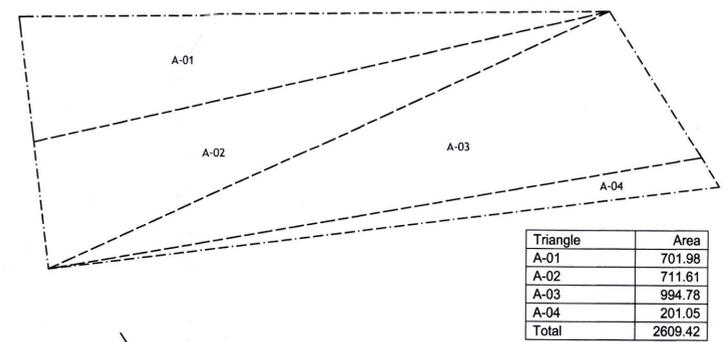
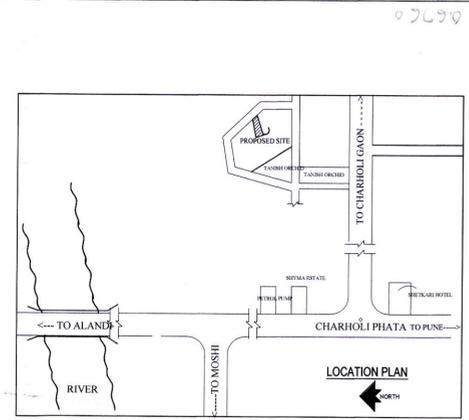
FORM OF STATEMENT 3 (SR. NO. 9(g))					
AREA DETAILS OF APARTMENT					
BUILDING NAME	FLOOR NO.	FLAT NO.	CARPET AREA (SQM.)	AREA OF ENCLOSED BALCONY (SQM.)	AREA OF OPEN BALCONY (SQM.)
A	Typical 1st to 11th Floor	101,201,301,401,501,601,701,801,901,1001,1101	75.72	8.17	4.58
		102,202,302,402,502,602,702,802,902,1002	72.22	5.29	5.25
		103,203,303,403,503,603,703,803,903,1003	73.26	5.29	4.26
		104,204,304,404,504,604,704,804,904,1004	73.26	5.29	4.26
		105,205,305,405,505,605,705,805,905,1005,1105	100.91	10.66	8.63
		106,206,306,406,506,606,706,806,906,1006	84.16	6.12	4.64
		107,207,307,407,507,607,707,807,907,1007,1107	76.17	8.09	4.57

WATER REQUIREMENT								
O.H.W. TANK	TENE.	PERSON	TOTAL PERSON	REQ.	PROP.			
RESIDENTIAL	72	X	5	360	X	135	48600	48600
COMM.				0	X	45	0	0
FOR FIRE							25000	25000
TOTAL							73600	73600
U.G.W. TANK				48600	X	1.50	72900	72900
FOR FIRE							50000.00	50000
TOTAL							122900	122900

ADDITIONAL REQUIREMENTS IN CASE OF HOUSING SCHEMES			
DESCRIPTION	PROP. NO. OF TENEMENT	REQUIRED AREA	PROPOSED AREA
SOCIETY OFFICE	72	20.00 sqm	ALL PROPOSED IN PARKING FLOOR
SANITARY BLOCK		03.00 sqm	36.62 sqm
DRIVER ROOM		12.00 sqm	

REQUIRED REFUGE AREA:-
 REFUGE AREA OF 15 SQ.M. OR AN AREA EQUIVALENT TO 0.30 SQ.M. PER PERSON TO ACCOMMODATE THE OCCUPANTS OF THREE CONSECUTIVE FLOORS.

OCCUPANT LOAD:-
 NO. OF PERSON TO ACCOMMODATE THE OCCUPANTS OF THREE CONSECUTIVE FLOORS X 5 (PERSON) X 0.30 SQ.M. = 21 X 5 X 0.30 = 31.50 SQ.M.
 = 72 (Tene.) X 5 (Person) = 360 (Person)
 = 360 x 200 = 1.80 Sqm.
 REQD. REFUGE AREA = 31.50 + 1.80 = 33.30 SQ.M.
 PROVIDED REFUGE AREA = 85.96 SQ.M.



Proforma - I : Area Statement

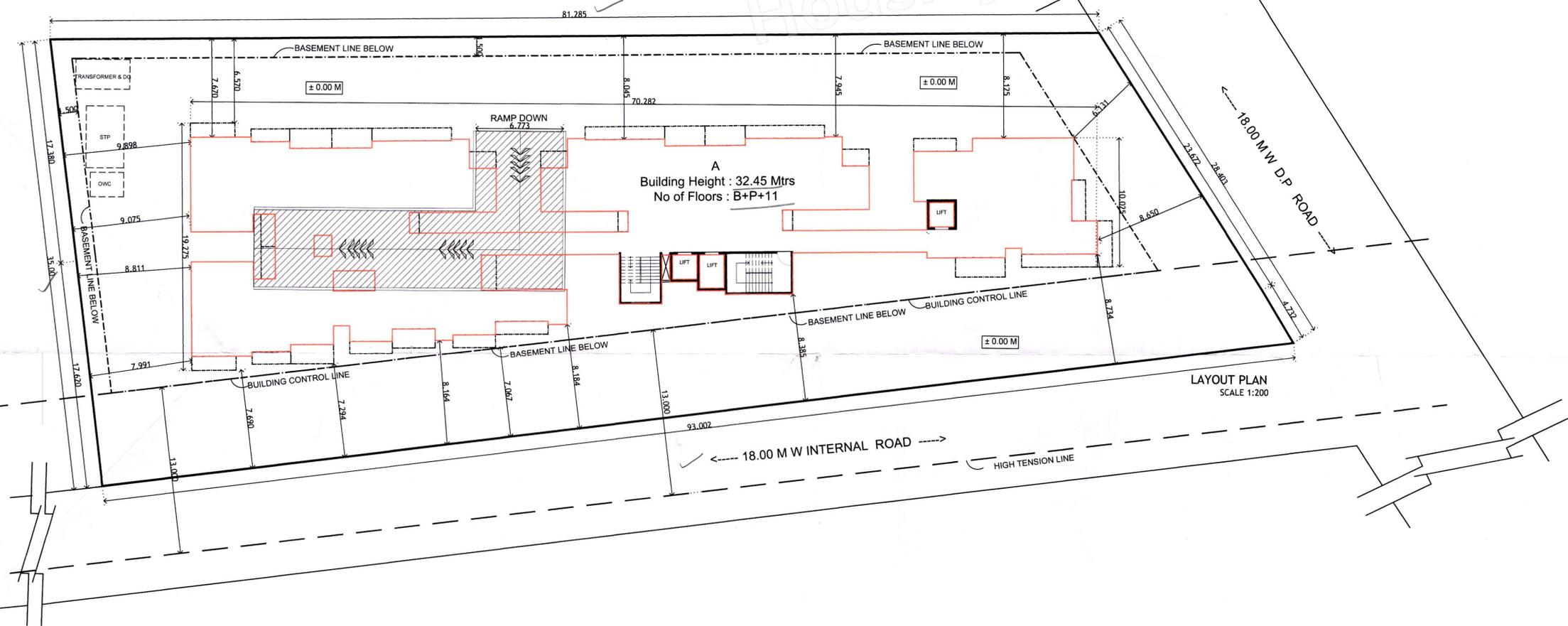
I. PROJECT :- RESIDENTIAL
 Village :- Chrholi ,Tal :-Haveli
 S.NO :- 502/2,503/1/2

Sanctioned No. B.P. Charholi/52/2024
 Subject to conditions mentioned in the Office Order No. even dated 22/03/2024

Pinprl Date 22/03/2024

Executive Engineer
 Building Permission and Unauthorised Building Construction Control Department
 Pinprl Chinchwad Municipal Corporation
 Pinprl-411 018.

A. AREA STATEMENTS		SQ.MT.
1.	AREA OF PLOT (MINIMUM CONSIDERED)	2580.00
	(A) AS PER OWNERSHIP DOCUMENT (7/12, CTS EXTRACT)	2580.00
	(B) AS PER DEMARCATION SHEET	2609.42
	(C) AS PER SITE	2609.42
2.	DEDUCTIONS FOR:-	
	(a) Proposed D.P./ D.P. RW Area /Service Road/Highway	0.00
	(b) Any DP Reservation	0.00
	TOTAL (a+b)	0.00
3.	BALANCE AREA OF PLOT (1-2)	2580.00
4.	AMENITY SPACE (If applicable)	0.00
	(a) REQUIRED	0.00
	(b) ADJUSTMENT OF 2(B), IF ANY-	0.00
	(c) BALANCE PROPOSED	0.00
5.	NET AREA OF THE PLOT (3- 4(c))	2580.00
6.	RECREATIONAL OPEN SPACE	
	(a) OPEN SPACE (REQUIRED)	258.00
	(b) OPEN SPACE (PROPOSED)	0.00
7.	INTERNAL ROAD AREA	0.00
8.	PLOTTABLE AREA (if applicable)	0.00
9.	BUILTUP AREA WITH REFERENCE TO BASIC F.S.I AS PER FRONT ROAD WIDTH (Sr.No.5r Basic F.S.I x 1.10)	2838.00
10.	ADDITION OF FSI ON PAYMENT PREMIUM	
	(a) MAXIMUM PERMISSIBLE PREMIUM FSI - BASED ON ROAD WIDTH /TOD ZONE	1290.00
	(b) PROPOSED FSI ON PAYMENT OF PREMIUM	869.59
11.	IN-SITU FSI/ TDR LOADING	
	(a) IN-SITU AREA AGAINST D.P ROAD(2.0 X Sr.No.2(a))	0.00
	(b)IN-SITU AREA AGAINST AMENITY SPACE HAND OVER (2.00 or 1.85 X Sr.No.4(b) and/or (c)	0.00
	(c) IN-SITU F.S.I/TDR LOADING	1569.90
	(e) TOATL IN-SITU /TDR LODING PROPOSED (11 (a)+(b)+(c)-(d)	1569.90
12.	ADDITIONAL FSI UNDER CHAPTER 7	0.00
13.	TOTAL ENTITLEMENT OF FSI IN THE PROPOSAL	
	(a) (9+10(b) +11(d) or 12 WHICHEVER APPLICABLE	5277.49
	(b) ANCILLARY AREA FSI (60 %) 3166.49 permissible	3095.00
	(d) TOTAL ENTITLEMENT (a+b+c)	8372.49
14.	MAXIMUM UTILIZATION LIMIT OF F.S.I. (BUILDING POTENTIAL) PERMISSIBLE AS PER ROAD WIDTH (as per regulation no.6.1 or 6.2 or 6.3 or 6.4 as applicable)x1.6 or 1.8)	4.0
15.	TOTAL BUILT-UP AREA IN PROPOSAL.(EXCLUDING AREA AT SR.NO.17B)	
	(a) EXISTING AREA	0.00
	(b) PROPOSED RESIDENTIAL AREA	8370.15
	(c) PROPOSED COMMERCIAL AREA	0.00
	TOTAL PROPOSED AREA (a+b+c)	8370.15
16.	F.S.I. CONSUMED (15/1) (SHOULD NOT BE MORE THAN SERIAL NO.14 ABOVE.)	3.24
17.	AREA FOR INCLUSIVE HOUSING, IF ANY	
	(A) REQUIRED (20% OF SR.NO.5)	0.00
	(B) PROPOSED	0.00



CERTIFICATE OF AREA
 CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON AND THE DIMENSION 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 RECORD / LAND RECORD DEPT. / CITY SURVEYED RECORDS.

SIGN OF ARCHITECT

LEGEND

- PLOT BOUNDARY SHOWN BLACK
- PROPOSED WORK SHOWN RED
- DRAINAGE LINE SHOWN RED DOTTED
- WATERLINE SHOWN BLACK DOTTED
- EXISTING TO BE RETAINED HATCHED
- DEMOLITION SHOWN HATCHED YELLOW

OWNER'S DECLARATION
 I/WE UNDERSIGNED HEREBY CONFIRM THAT I/WE WOULD ABIDE BY PLANS SANCTIONED BY PCMC. I/WE WOULD EXECUTE THE STRUCTURE AS PER SANCTIONED PLANS. ALSO I/WE WOULD EXECUTE THE WORK UNDER SUPERVISION OF PROPER TECHNICAL PERSON SO AS TO ENSURE THE QUALITY AND SAFETY AT THE WORK SITE.

H. OWNER'S /DEVELOPER NAME AND SIGNATURE :-
 Shri Vinayk Ganpat Kalje & Other

I. PROJECT :- RESIDENTIAL
 Village :- Chrholi ,Tal :-Haveli
 S.NO :- 502/2,503/1/2
 H.No :- P.No :-
 Discrepancy :- REGULAR TRACK

Mahendra Thakur
 ARCHITECT
 OFFICE No. 3& 4, Ground Floor, MSR Capital Building, Sarwat Chowk, Pringl Court Road, Morewadi, Pinprl - Chinchwad, Maharashtra - 411018
 Email :- info@mahendra.com

ARCHITECT'S SIGN.

SCALE	FILE NO.	DRAWN BY	CHECKED BY
1:100	---	ANANT	MAHENDRA
KEY NO.	DATE		
	15.02.2024		

INWARD NO. PCMC/CHA0056/2022/ZONE C/CHRHOLI/PRB-7