

BUILDING WISE AREA STATEMENT					
BUILDING NO	TOTAL BUILT-UP AREA OF FLOOR, AS PER OUTER CONSTRUCTION LINE RESI.	TOTAL BUILT-UP AREA OF FLOOR, AS PER OUTER CONSTRUCTION LINE (MHADA)	TOTAL BUILT-UP AREA OF FLOOR, AS PER OUTER CONSTRUCTION LINE COMM.	TENEMENT	TENEMENT (SHOP)
A BUILDING	18485.16	-	-	165	-
B BUILDING	15806.95	-	-	139	-
C BUILDING	-	-	0.00	-	0
D BUILDING	-	2510.68	0.00	32	0
TOTAL	34292.11	2510.68	0.00	336	0

FORM OF STATEMENT - 1 (SR. NO. 8(a)(iii)) EXISTING BUILDING TO BE RETAINED					
EXISTING BUILDING NO	FLOOR NO	PLINTH AREA	TOTAL FLOOR AREA OF EXISTING BUILDING	USE/OCCUPANCY OF FLOOR	
N/A	N/A	N/A	N/A	N/A	N/A

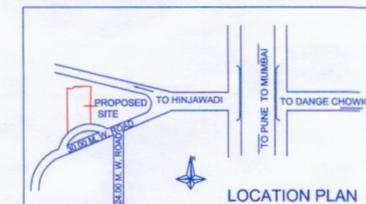
OPEN SPACE AREA ON GROUND	
OPEN SPACE NO	AREA
OPEN SPACE	1009.11
GREEN SPACE 1	110.17
GREEN SPACE 2	121.46
GREEN SPACE 3	48.71
TOTAL	1289.45

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 (RESIDENTIAL)	TENEMENT
A BUILDING	BASEMENT FLOOR	0.00	-
	GROUND FLOOR	0.00	-
	1st FLOOR	891.21	8
	2nd FLOOR	891.21	8
	3rd FLOOR	891.21	8
	4th FLOOR	891.21	8
	5th FLOOR	891.21	8
	6th FLOOR	891.21	8
	7th FLOOR	814.46	7
	8th FLOOR	891.21	8
	9th FLOOR	891.21	8
	10th FLOOR	891.21	8
	11th FLOOR	891.21	8
	12th FLOOR	814.46	7
	13th FLOOR	891.21	8
	14th FLOOR	891.21	8
	15th FLOOR	891.21	8
	16th FLOOR	891.21	8
	17th FLOOR	814.46	7
	18th FLOOR	891.21	8
	19th FLOOR	891.21	8
20th FLOOR	891.21	8	
21st FLOOR	891.21	8	
TERRACE FLOOR	-	-	
TOTAL	18485.16	165	

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 (RESIDENTIAL)	TENEMENT
B BUILDING	BASEMENT FLOOR	0.00	-
	GROUND FLOOR	0.00	-
	1st FLOOR	918.18	6
	2nd FLOOR	885.71	8
	3rd FLOOR	885.71	8
	4th FLOOR	885.71	8
	5th FLOOR	885.71	8
	6th FLOOR	885.71	8
	7th FLOOR	810.38	7
	8th FLOOR	885.71	8
	9th FLOOR	885.71	8
	10th FLOOR	892.12	8
	11th FLOOR	892.12	8
	12th FLOOR	816.78	7
	13th FLOOR	892.12	8
	14th FLOOR	892.12	8
	15th FLOOR	892.12	8
16th FLOOR	892.12	8	
17th FLOOR	816.78	7	
18th FLOOR	892.12	8	
TERRACE FLOOR	-	-	
TOTAL	15806.95	139	

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 (COMMERCIAL)	SHOPS
C BUILDING	BASEMENT FLOOR	0.00	0
	TERRACE FLOOR	-	-
TOTAL		0.00	0

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 (RESI. MHADA)	TOTAL BUILT-UP AREA OF FLOOR, AS PER OUTER CONSTRUCTION LINE (COMM.)	TENEMENT	SHOPS
D BUILDING	BASEMENT FLOOR	-	-	-	-
	GROUND FLOOR	0.00	0	-	0
	1st FLOOR	316.22	-	4	-
	2nd FLOOR	316.22	-	4	-
	3rd FLOOR	316.22	-	4	-
	4th FLOOR	316.22	-	4	-
	5th FLOOR	316.22	-	4	-
	6th FLOOR	316.22	-	4	-
	7th FLOOR	297.14	-	4	-
	8th FLOOR	316.22	-	4	-
TERRACE FLOOR	-	-	-	-	
TOTAL		2510.68	0.00	32	0



STAMP OF APPROVAL 1/14

Sanctioned No. B.P/Wakad/130/2023
 Subject to conditions mentioned in the Office Order No. 11/12/2023
 Pimpri
 Date: 11/12/2023

O. C. Signed by City Engineer

Signature: *[Signature]*
 for City Engineer
 Building Permission Dept.
 PCMC, Pimpri, Pune-18.

A) AREA STATEMENT	SQ. M
1. AREA OF PLOT (MINIMUM AREA OF a TO BE CONSIDERED)	11304.00
(a) AS PER OWNERSHIP DOCUMENT (7/12, CTS EXTRACT)	11304.00
(b) AS PER MEASUREMENT SHEET	11305.08
(c) AS PER SITE	11305.08
2. DEDUCTIONS FOR	
(a) PROPOSED D.P./D.P. ROAD WIDENING AREA	0.00
(b) ANY WELL AREA	20.98
TOTAL (a+b)	20.98
3. BALANCE AREA OF PLOT (1-2)	11283.01
4. AMENITY SPACE (IF APPLICABLE)	
(a) REQUIRED	0.00
(b) ADJUSTMENT OF 2 (b), IF ANY	0.00
(c) BALANCE PROPOSED	0.00
5. NET PLOT AREA [3 - 4 (c)]	11283.01
6. RECREATIONAL OPEN SPACE (IF APPLICABLE)	
(a) REQUIRED	1128.31
(b) PROPOSED	1349.26
7. INTERNAL ROAD AREA	0.00
8. PLOTTABLE AREA (IF APPLICABLE)	N/A
9. BUILT UP AREA WITH REFERENCE TO BASIC F.S.I. AS PER FRONT ROAD WITH	11283.01 X 1.10 = 12411.31
(SR. NO. 5 X BASIC FSI)	
10. ADDITION OF F.S.I. ON PAYMENT OF PREMIUM	
(a) MAXIMUM PERMISSIBLE PREMIUM FSI: BASED ON ROAD WIDTH	5641.50
(b) PROPOSED FSI ON PAYMENT OF PREMIUM: 5641.50 x 0.7008	3953.56
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 IF HANDED OVER [2.00 OR 1.85 X SR NO 4 (b) and/or (c)]	0.00
(c) TDR AREA	11283.01 X 65% = 7333.95 x 70.08%
(d) TOTAL IN-SITU / TDR LOADING [11 (a) + (b) + (c)]	5139.78
12. ADDITIONAL FSI AREA UNDER CHAPTER NO. 7	
(a) [9 + 10 (b) + 11 (d)] or 12 WHICHEVER IS APPLICABLE	21504.65
(b) ANCILLARY AREA FSI UPTO 60% WITH PAYMENT OF CHARGES	0.00
(c) ANCILLARY AREA FSI UPTO 60% WITH PAYMENT OF CHARGES	12902.79
(d) TOTAL ENTITLEMENT (a + b + c)	34407.44
14. MAXIMUM UTILIZATION LIMIT OF F.S.I. (BUILDING POTENTIAL) PERMISSIBLE AS PER ROAD WIDTH [AS PER REGULATION NO 6.1 OR 6.2 6.3 OR 6.4 AS APPLICABLE] X 1.6 OR 1.8 2.25 X 1.80	4.05
15. PROPOSED AREA	
(a) EXISTING BUILT UP AREA	0.00
(b) PROPOSED COMMERCIAL BUILT UP AREA (AS PER PLINE)	0.00
(c) PROPOSED RESIDENTIAL BUILT UP AREA (AS PER PLINE)	34292.11
(d) TOTAL (a + b + c)	34292.11
16. FSI CONSUMED (15/5) SHOULD NOT BE MORE THAN SR. NO. 14	3.03
17. AREA FOR INCLUSIVE HOUSING, IF ANY	
(a) REQUIRED	12411.31 X 20%
(b) PROPOSED	2510.68

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.

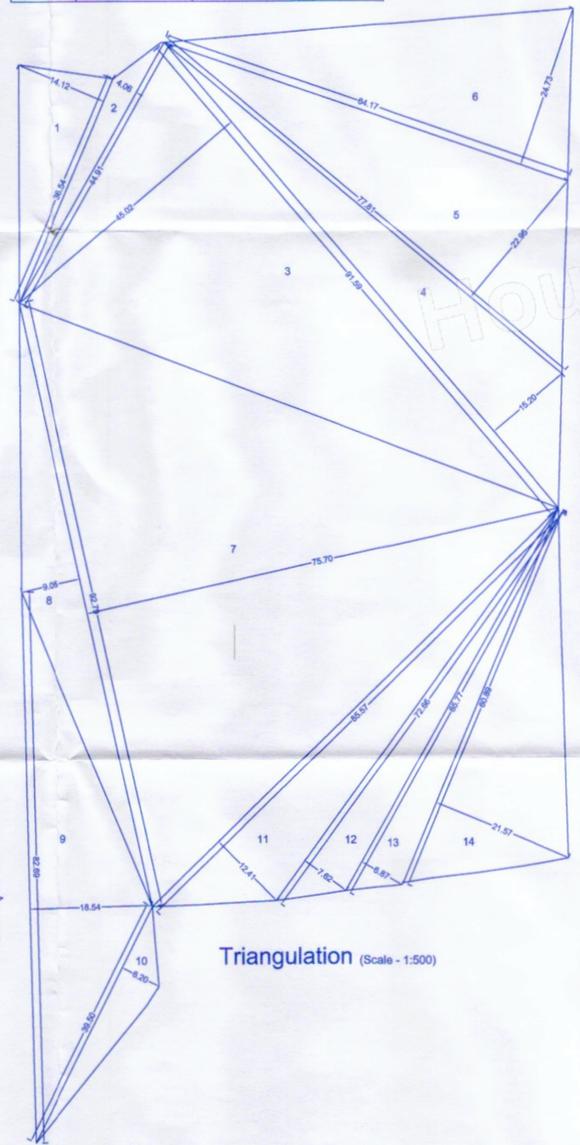
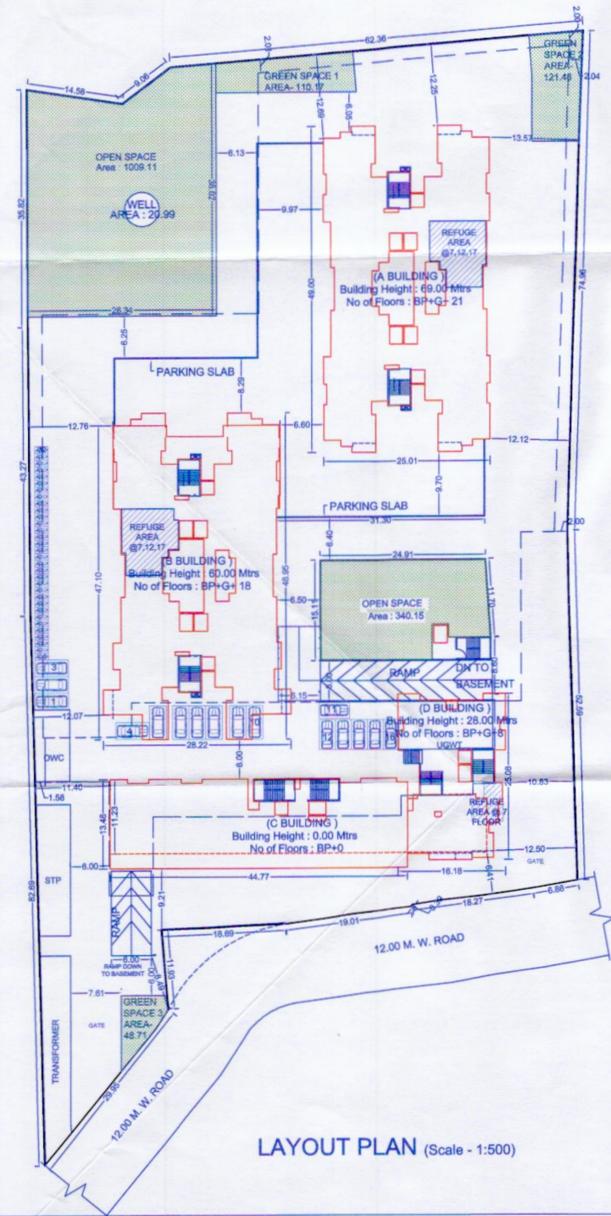
Signature: *[Signature]*
 (Sudhir Surdi)

OWNER'S DECLARATION

I/WE UNDERSIGNED HEREBY CONFIRM THAT I/WE WOULD ABIDE BY PLANS APPROVED BY AUTHORITY / COLLECTOR / I/WE WOULD EXECUTE THE STRUCTURE AS PER APPROVED 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.

Signature: _____
 (Mr. Ghanshyam J. Sukhwani)

OWNER'S NAME:		OWNER'S SIGN:
M/s. Sukhwani Developers Through Partner Mr. Ghanshyam J. Sukhwani		
PROJECT: SURVEY NO-843A/85/1/1,85/1/2,85/2A,85/2B,85/3/1,85/3/2,86/2A,86/2B/1, VILLAGE-WAKAD, PUNE		
LICENSE ENGINEER- SuPa ASSOCIATES		SIGN:
FLAT NO.-1, 1st FL., MADHAV APARTMENT 3048 SHANWAR PETH, AHILYADEVI SCHOOL, PUNE - 411030 PANAJI/SALAPURAR BIDR BIRJI PUNE/CE/05/2023		<i>[Signature]</i>
JOB NO.	DRG. NO.	SCALE
		1:100
INWARD NO.	INWARD NO.	DATE
		04/11/2023
KEY NO.	KEY NO.	SHEET NO.
		1 / 14



TRIANGULATION AREA CALCULATION			
1	0.50	X	36.54 X 14.12 = 257.97
2	0.50	X	44.91 X 4.06 = 91.17
3	0.50	X	91.59 X 45.03 = 2062.15
4	0.50	X	91.59 X 15.20 = 696.08
5	0.50	X	77.81 X 22.95 = 892.87
6	0.50	X	64.17 X 24.73 = 793.46
7	0.50	X	92.79 X 75.70 = 3512.10
8	0.50	X	92.79 X 9.05 = 419.87
9	0.50	X	82.69 X 18.54 = 766.54
10	0.50	X	39.50 X 6.20 = 122.45
11	0.50	X	85.57 X 12.41 = 530.96
12	0.50	X	72.66 X 7.62 = 276.83
13	0.50	X	85.77 X 6.87 = 225.92
14	0.50	X	60.89 X 21.57 = 656.70
TOTAL			11305.08

REFUGE AREA (A BUILDING)			
FLOORS	BUILT-UP AREA	PERSON	TOTAL NO OF PERSON
3	2986.88	12.5	208
ADDITIONAL REFUGE AREA FOR HANDICAPPED PERSON		0.30 SQM PER PERSON	62.33
REQUIRED REFUGE AREA			270.33
TOTAL PROPOSED 7,12,17 FLOOR REFUGE AREA = 74.45 X 3			

REFUGE AREA (B BUILDING)			
FLOORS	BUILT-UP AREA	PERSON	TOTAL NO OF PERSON
3	2581.80	12.5	207
ADDITIONAL REFUGE AREA FOR HANDICAPPED PERSON		0.30 SQM PER PERSON	61.96
REQUIRED REFUGE AREA			268.96
TOTAL PROPOSED 7,12,17 FLOOR REFUGE AREA = 72.82 X 3			

REFUGE AREA (D BUILDING)			
FLOORS	BUILT-UP AREA	PERSON	TOTAL NO OF PERSON
3	929.58	12.5	74
ADDITIONAL REFUGE AREA FOR HANDICAPPED PERSON		0.30 SQM PER PERSON	22.31
REQUIRED REFUGE AREA			96.31
TOTAL PROPOSED 7 FLOOR REFUGE AREA = 23.53			

PROPOSED PARKING CALCULATION (NON CONGESTED)									
TYPE	CARPET AREA SQM	TENEMENTS (NOS)		CAR (NOS)		SCOOTER (NOS)		REMARKS	
		UNIT	PROP.	BY RULE	REQD.	BY RULE	REQD.	IN ADDITION 5% VISITOR PARKING	20% EV PARKING FOR COMM.
RESIDENTIAL	0-30	2	0	0	0	4	0	0	0
RESIDENTIAL	30-40	2	0	1	0	2	0	0	0
RESIDENTIAL	40-80	2	182	1	91	2	182	5	9
RESIDENTIAL	80-150	1	154	1	154	1	154	8	8
RESIDENTIAL	150 AND ABOVE	1	2	2	3	3	3	3	3
COMMERCIAL	0	100	0	2	0	6	0	25%	0
TOTAL REQUIRED (NOS)				245	336				
TOTAL PROPOSED (NOS)				245	336	12	17	0	49
TOTAL REQUIRED AREA				3062.50	672.00	153.13	33.60		
TOTAL PROPOSED AREA									10383.69

OVER HEAD WATER REQUIREMENT			
TENEMENT	PERSONS	LTRS	TOTAL
336	5	135	226800.00
COMMERCIAL	0	45	0.00
TOTAL			226800.00
ADDITION REQUIRED FOR FIRE OHW. TANK		75000	(PER BLDG. 25000 LTRS)
OVER HEAD WATER REQUIREMENT		301800.00	LTRS.
OVER HEAD WATER PROVIDED		301800	LTRS.
UNDER GROUND WATER TANK CAPACITY			
OVER HEAD WATER TANK X 2.00		226800.00	LTRS.
TOTAL		453600.00	LTRS.
ADDITION FIRE PURPOSE		250000	LTRS.
UNDER GROUND WATER REQUIREMENT		703600.00	LTRS.
UNDER GROUND WATER PROVIDED		703600.00	LTRS.

