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STAMP OF APPROVAL

Approved as amended in ...
Subject to conditions mentioned in Annexure "A" of letter
No. BHA ...
S. No. / G. No. / CTS No. ...
Dated :- 03 / 10 / 2024

Deputy / Joint Metropolitan planner
Pune Metropolitan Regional Development Authority, Pune

CONSOLIDATED AREA STATEMENT PHASE 1 (ALL Areas in sq.m.)

SR. NO.	BUIDLING TYPE	BUILDING NAME	PREVIOUSLY SANCTIONED NO. OF FLOORS	PROPOSED NO. OF FLOORS	PREVIOUSLY SANCTIONED B/UP AREA COMM	PROPOSED B/UP AREA COMM	PREVIOUSLY SANCTIONED B/UP AREA RESI	PROPOSED B/UP AREA RESI	PREVIOUSLY SANCTIONED LIFT AREA	PROPOSED LIFT AREA	PREVIOUSLY SANCTIONED LIFT FIRE AREA	PROPOSED FIRE LIFT AREA	PREVIOUSLY SANCTIONED NO OF TENEMENT	PROPOSED NO OF TENEMENT	PREVIOUSLY SANCTIONED BUILDING HT	PROPOSED BUILDING HT
1	TYPE 2	4	B+S+22 FL	B+S+22 FL			10417.14	10396.61	8.00	8.00	6.51	6.51	132	132	68.00 M.	68.00 M.
2	TYPE 3	5	B+S+22 FL	B+S+22 FL			11965.76	11944.86	8.00	8.00	7.13	7.13	132	132	68.00 M.	68.00 M.
3	TYPE 2	6	B+S+22 FL	B+S+22 FL			10413.60	10393.53	8.00	8.00	6.51	6.51	132	132	68.00 M.	68.00 M.
4	TYPE 3	7	B+S+22 FL	B+S+22 FL			11965.76	11944.86	8.00	8.00	7.13	7.13	132	132	68.00 M.	68.00 M.
5	TYPE 2	8	B+S+22 FL	B+S+22 FL			10413.60	10393.53	8.00	8.00	6.51	6.51	132	132	68.00 M.	68.00 M.
6	TYPE 5	9	B+S+21 FL	B+S+21 FL			10683.64	10660.80	8.00	8.00	6.51	6.51	126	126	65.10 M.	65.10 M.
7	TYPE 6	10	B+S+21 FL	B+S+21 FL			14776.78	14747.43	8.00	8.00	6.51	6.51	126	126	65.10 M.	65.10 M.
8	TYPE 5	11	B+S+21 FL	B+S+21 FL			10683.64	10660.80	8.00	8.00	6.51	6.51	126	126	65.10 M.	65.10 M.
9	TYPE 7	12	B+S+20 FL	B+S+20 FL			7140.16	7117.02	8.00	8.00	7.00	7.00	60	60	62.20 M.	62.20 M.
10	TYPE 4	13	B+S+21 FL	B+S+21 FL			8377.16	8363.66	8.00	8.00	7.00	7.00	126	126	65.10 M.	65.10 M.
11	TYPE 5	14	B+S+21 FL	B+S+21 FL			10672.92	10645.28	8.00	8.00	6.51	6.51	126	126	65.10 M.	65.10 M.
12	TYPE 1	15	B+S+22 FL	B+S+22 FL			8153.44	8137.17	8.00	8.00	7.00	7.00	132	132	68.00 M.	68.00 M.
13	TYPE 1	16	B+S+22 FL	B+S+22 FL			8113.94	8092.11	8.00	8.00	7.00	7.00	132	132	68.00 M.	68.00 M.
14	TYPE 1	17	B+S+22 FL	B+S+22 FL			8106.61	8081.25	8.00	8.00	7.00	7.00	132	132	68.00 M.	68.00 M.
15	TYPE 1	18	B+S+22 FL	B+S+22 FL			8155.61	8133.67	8.00	8.00	7.00	7.00	132	132	68.00 M.	68.00 M.
16		RETAIL	GR. FL	B+GR+MEZZANINE+1ST	178.04	413.75	0.00	0.00	0.00	2.89	0.00	0.00	0.00	0.00	4.35 M.	8.575M.
17		CRECHE	GR. FL	GR. FL	206.87	206.87	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5.70 M.	5.70 M.
18		FM OFFICE AT STILT LEVEL	GR. FL	GR. FL			40.63	40.63	0.00	0.00	0.00	0.00	0.00	0.00	4.20 M.	4.20 M.
19		FITNESS CENTER+SOCIETY OFFICE+LAUNDRY -3 AT PODIUM LEVEL	GR. FL	GR. FL			135.88	135.88	0.00	0.00	0.00	0.00	0.00	0.00	4.65 M.	4.65 M.
20		FITNESS CENTER+SOCIETY OFFICE+LAUNDRY -4 AT PODIUM LEVEL	GR. FL	GR. FL			135.88	135.88	0.00	0.00	0.00	0.00	0.00	0.00	4.65 M.	4.65 M.
21		FITNESS CENTER+SOCIETY OFFICE+LAUNDRY -5 AT STILT LEVEL	GR. FL	GR. FL			142.40	142.40	0.00	0.00	0.00	0.00	0.00	0.00	7.50 M.	7.50 M.
22		FITNESS CENTER+SOCIETY OFFICE+LAUNDRY -6 AT STILT LEVEL	GR. FL	GR. FL			136.00	136.00	0.00	0.00	0.00	0.00	0.00	0.00	6.30 M.	6.30 M.
		TOTAL			384.91	620.62	150630.55	150303.37	120.00	122.89	101.83	101.83	1878	1878		
		DIFFERENCE			235.71		-327.18		2.89		0.00		0.00			

CONSOLIDATED AREA STATEMENT OF PHASE 2 (ALL Areas in sq.m.)

SR. NO.	BLDG NAME	PREVIOUSLY SANCTIONED B/UP AREA RESI	PROPOSED B/UP AREA COMM	PROPOSED B/UP AREA RESI	PREVIOUSLY SANCTIONED LIFT AREA	PROPOSED LIFT AREA	PREVIOUSLY SANCTIONED FIRE LIFT AREA	PROPOSED FIRE LIFT AREA	PREVIOUSLY SANCTIONED NO OF TENEMENT	PROPOSED NO OF TENEMENT	PREVIOUSLY SANCTIONED NO. OF FLOORS	PROPOSED NO. OF FLOORS	PREVIOUSLY SANCTIONED BUILDING HT. FROM G.L.	PROPOSED BUILDING HT. FROM G.L.
1	TOWER 1	16014.87		15980.00	12.03	12.03	8.94	8.94	160	160	Stilt + 20 Floors	Stilt + 20 Floors	63.50 M	63.50 M
2	TOWER 2	12916.56		12896.33	13.60	13.60	10.10	10.10	84	84	Stilt + Lower Podium + Upper Podium+20 FL	Stilt + Lower Podium + Upper Podium+20 FL	69.30 M	69.30 M
3	TOWER 3	12883.80		12862.84	13.60	13.60	10.10	10.10	84	84	B + Stilt + Lower Podium + Upper Podium+20 FL	B + Stilt + Lower Podium + Upper Podium+20 FL	69.30 M	69.30 M
4	TOWER 4	12879.18		12850.52	13.60	13.60	10.10	10.10	84	84	B + Stilt + Lower Podium + Upper Podium+20 FL	B + Stilt + Lower Podium + Upper Podium+20 FL	68.85 M	68.85 M
5	TOWER 5	11876.11		11830.29	12.03	12.03	8.94	8.94	153	153	B+Stilt + Podium + 19FL	B+Stilt + Podium + 19FL	63.50 M	63.50 M
6	TOWER 6	13073.32		13028.03	12.03	12.03	8.94	8.94	169	169	B+Stilt + Podium + 21FL	B+Stilt + Podium + 21FL	68.85 M	68.85 M
7	TOWER 7	1077.36		19351.30	25.17	19.22	4.35	8.53	13	254	Stilt + Podium + 1FL	B+Stilt + Podium + 21FL	11.30 M	68.85 M
8	TOWER 8	464.60		12896.94	11.97	12.02	8.94	8.94	4	169	Stilt + Podium	B+Stilt + Podium + 21FL	8.40 M	68.85 M
9	TOWER 9	473.93		12894.63	11.97	12.02	8.94	8.94	4	169	B+ Stilt + Podium	B+Stilt + Podium + 21FL	8.40 M	68.85 M
10	Club House	0.00	647.84	0.00	0.00	3.63	0.00	0.00	0.00	0.00		G+1 FLOOR		8.55 M
	TOTAL	81659.73	647.84	124590.88	126.00	123.78	79.35	83.53	755	1326				
	DIFFERENCE	43578.99			-2.22		4.18		571					

For Tower 7, 8 & 9
Total Project Land Area
= 4,411.15 Sq.Mt.
Total BUA FSI
= 45,142.87 Sq.Mt.

FSI STATEMENT FOR EWS BUILDING WING: A, B, C, D (All Areas in sq.m.)

SR. NO.	WING NAME	FLOOR	HEIGHT	NET B/UP AREA RESI	PERM. BALCONY	PROPOSED BALCONY	LIFT AREA	FIRE LIFT AREA	NO OF TENEMENT
1	A & B	G + 12	38.15 M.	15956.85	2209.41	0.00	11.00	11.00	258
2	C & D	G + 12	38.15 M.	15956.85	2209.41	0.00	11.00	11.00	258
TOTAL				31913.70	4418.82	0.00	22.00	22.00	516

FSI STATEMENT FOR EWS BUILDING WING: C (All Areas in sq.m.) OC RECEIVED

SR. NO.	WING NAME	FLOOR	HEIGHT	NET B/UP AREA RESI	PERM. BALCONY	PROPOSED BALCONY	LIFT AREA	FIRE LIFT AREA	NO OF TENEMENT
1	C	G + 12	38.15 M.	7978.43	1104.71	0.00	11.00	11.00	129
TOTAL				7978.43	1104.71	0.00	11.00	11.00	129

OC RECEIVED BUILDING AREA STATEMENT PHASE 1 (ALL Areas in sq.m.)

SR. NO.	BUIDLING TYPE	BUIDLING NAME	NO OF FLOORS	B/UP AREA RESI	BALCONY	STAIRCASE AREA	FIRE STAIRCASE AREA	FIRE TOWER LOBBY AREA	LIFT AREA	LIFT FIRE AREA	NO OF TENEMENT	BUILDING HT
1	TYPE 3	1	B+S+22 FL	9939.54	1043.79	346.50	425.70	131.56	8.00	7.13	132	68.00 M.
2	TYPE 3	2	B+S+22 FL	9939.54	1043.79	346.50	425.70	131.56	8.00	7.13	132	68.00 M.
3	TYPE 3	3	B+S+22 FL	9939.54	1043.79	346.50	425.70	131.56	8.00	7.13	132	68.00 M.
4	TYPE 1	19	B+S+22 FL	6342.64	833.97	346.50	394.24	134.86	8.00	7.00	132	68.00 M.
5	TYPE 2	20	B+S+22 FL	8489.18	914.08	346.50	451.88	131.56	8.00	6.51	132	68.00 M.
6	TYPE 1	21	B+S+22 FL	6342.64	833.97	346.50	394.24	134.86	8.00	7.00	132	68.00 M.
	TOTAL			50993.08	5713.39	2079.00	2517.46	795.96	48.00	41.90	792	

TOTAL FSI STATEMENT FOR PHASE 1+ PHASE 2 (All Areas in sq.m.)

	NET B/UP AREA (COMM)	NET B/UP AREA (RESI)	PROPOSED BALCONY	STAIRCASE AREA	FIRE STAIRCASE AREA	FIRE TOWER LOBBY AREA	LIFT AREA	FIRE LIFT AREA	NO OF TENEMENT
PHASE 1	620.62	150303.37	0.00	0.00	0.00	0.00	122.89	101.83	1878
PHASE 2	647.84	124590.88	0.00	0.00	0.00	0.00	123.78	83.53	1326
TOTAL	1268.46	274894.25	0.00	0.00	0.00	0.00	246.67	185.36	3204
PHASE 1 OC RECEIVED BLDG AREA	0.00	50993.08	5713.39	2079.00	2517.46	795.96	48.00	41.90	792
TOTAL AREA	1268.46	325887.33	5713.39	2079.00	2517.46	795.96	294.67	227.26	3996.00

TOTAL FSI + NON FSI AREA STATEMENT FOR PHASE 1+ PHASE 2 (All Areas in sq.m.)

	NET B/UP AREA (RESI+COMM)	PROPOSED BALCONY	STAIRCASE AREA	FIRE STAIRCASE AREA	FIRE TOWER LOBBY AREA	LIFT AREA	FIRE LIFT AREA	NO OF TENEMENT	REFUGE	PARKING/SERVICES & OTHER AREAS	FSI + NON FSI
PHASE 1	150923.99	0.00	0.00	0.00	0.00	122.89	101.83	1878	849.30	138377.17	352892.44
PHASE 1 OC RECEIVED BLDG AREA	50993.08	5713.39	2079.00	2517.46	795.96	48.00	41.90	792	328.47		
PHASE 2	125238.72	0.00	0.00	0.00	0.00	123.78	83.53	1326	831	80158.49	206435.97
EWS BLDG	31913.70	0.00	0.00	0.00	0.00	11.00	11.00	516	96.64	3755.78	35788.12
TOTAL AREA	359069.49	5713.39	2079.00	2517.46	795.96	305.67	238.26	4512.00	2105.86	222291.44	595116.53

BASEMENT AREA PHASE 2

PREVIOUSLY SANCTIONED	9597.28
PROPOSED	15258.94
DIFFERENCE	5661.66

PREMIUM AREA STATEMENT FOR PHASE 1 & PHASE 2

PREVIOUSLY SANCTIONED B/UP AREA RESI	PROPOSED B/UP AREA RESI	PREVIOUSLY SANCTIONED B/UP AREA	PROPOSED B/UP AREA COMM	PREVIOUSLY SANCTIONED BALCONY	PROPOSED BALCONY	PREVIOUSLY SANCTIONED STAIRCASE AREA	PROPOSED STAIRCASE AREA	PREVIOUSLY SANCTIONED FIRE STAIRCASE	PROPOSED FIRE STAIRCASE AREA	PREVIOUSLY SANCTIONED FIRE TOWER LOBBY AREA	PROPOSED FIRE TOWER LOBBY AREA	PREVIOUSLY SANCTIONED LIFT AREA	PROPOSED LIFT AREA	PREVIOUSLY SANCTIONED FIRE LIFT	PROPOSED FIRE LIFT AREA
232290.28	274894.25	384.91	1268.46	5713.39	5713.39	2079.00	2079.00	2517.46	2517.46	795.96	795.96	294.00	294.67	223.08	227.26
42603.97		883.55		0.00		0.00		0.00		0.00		0.67		4.18	

Description	Area in sq.m.	Percentage
Permissible Basic FSI for 24 m wide Road	146022.03	44.89%
In-Situ TDR Area	52104.22	16.02%
Premium FSI (excluding Commercial + Balance)	24306.56	7.47%
Ancillary Area Proposed (excluding other structures)	102863.84	31.62%
Total B-up Area available (Residential)	325296.65	100.00%
EWS Required 20% on Basic FSI	29204.41	-
EWS Proposed	31913.70	-

Distribuation of FSI for Calculations of EWS Areas for Proportinate Handover

Phase Name	Building & Tower Name	Total B-up Area in sq.m.	Basic FSI in sq.m.	TDR Area in sq.m.	Premium FSI in sq.m.	EWS Required 20% on Total Basic FSI	Remark
			146022.03	52104.22	24306.56	146022.03	
			44.89%	16.02%	7.47%	20.00%	
Phase-1	Bldg 1	9939.54	4461.75	1592.06	742.69	892.35	OC Received
	Bldg 2	9939.54	4461.75	1592.06	742.69	892.35	OC Received
	Bldg 3	9939.54	4461.75	1592.06	742.69	892.35	OC Received
	Bldg 4	10396.61	4666.92	1665.27	776.85	933.38	
	Bldg 5	11944.86	5361.91	1913.26	892.53	1072.38	
	Bldg 6	10393.53	4665.54	1664.78	776.62	933.11	
	Bldg 7	11944.86	5361.91	1913.26	892.53	1072.38	
	Bldg 8	10393.53	4665.54	1664.78	776.62	933.11	
	Bldg 9	10660.80	4785.51	1707.59	796.59	957.10	
	Bldg 10	14747.43	6619.96	2362.16	1101.95	1323.99	
	Bldg 11	10660.80	4785.51	1707.59	796.59	957.10	
	Bldg 12	7117.02	3194.75	1139.96	531.79	638.95	
	Bldg 13	8363.66	3754.35	1339.64	624.94	750.87	
	Bldg 14	10645.28	4778.55	1705.10	795.43	955.71	
	Bldg 15	8137.17	3652.68	1303.37	608.02	730.54	
	Bldg 16	8092.11	3632.46	1296.15	604.65	726.49	
	Bldg 17	8081.25	3627.58	1294.41	603.84	725.52	
	Bldg 18	8133.67	3651.11	1302.81	607.76	730.22	
	Bldg 19	6342.64	2847.14	1015.93	473.93	569.43	OC Received
	Bldg 20	8489.18	3810.70	1359.75	634.32	762.14	OC Received
	Bldg 21	6342.64	2847.14	1015.93	473.93	569.43	OC Received
Phase-2	Tower 1	15980.00	7173.24	2559.59	1194.04	1434.65	
	Tower 2	12896.33	5789.02	2065.66	963.63	1157.80	
	Tower 3	12862.84	5773.99	2060.30	961.13	1154.80	
	Tower 4	12850.52	5768.45	2058.33	960.21	1153.69	
	Tower 5	11830.29	5310.48	1894.91	883.97	1062.10	
	Tower 6	13028.03	5848.14	2086.76	973.47	1169.63	
	Tower 7	19351.30	8686.58	3099.58	1445.95	1737.32	
	Tower 8	12896.94	5789.29	2065.76	963.67	1157.86	
	Tower 9	12894.63	5788.26	2065.39	963.50	1157.65	
	Total	325296.54	146022.03	52104.22	24306.56	29204.41	

AREA STATEMENT OF STRUCTURE'S IN OPEN SPACE OF PHASE 1

SR. NO.	OPEN SPACE NO	OPEN SPACE AREA	NET B/UP AREA	STRUCTURE NAME	
1	OPEN SPACE 1	5025.00	751.65	MAIN CLUB HOUSE	OC RECEIVED
2	OPEN SPACE 2	1358.75	135.88	MINI CLUB HOUSE	
3	OPEN SPACE 3	1358.75	135.88	MINI CLUB HOUSE	
		7742.50	1023.41		

AREA STATEMENT OF STRUCTURE'S IN OPEN SPACE OF PHASE 2

SR. NO.	OPEN SPACE NO	OPEN SPACE AREA	PREVIOUSLY APPROVED NET B/UP AREA	PROPOSED NET B/UP AREA	STRUCTURE NAME
1	OPEN SPACE 7	1388.73	207.00	195.30	CLUB HOUSE
		1388.73	207.00	195.30	

Previously Sanctioned Details

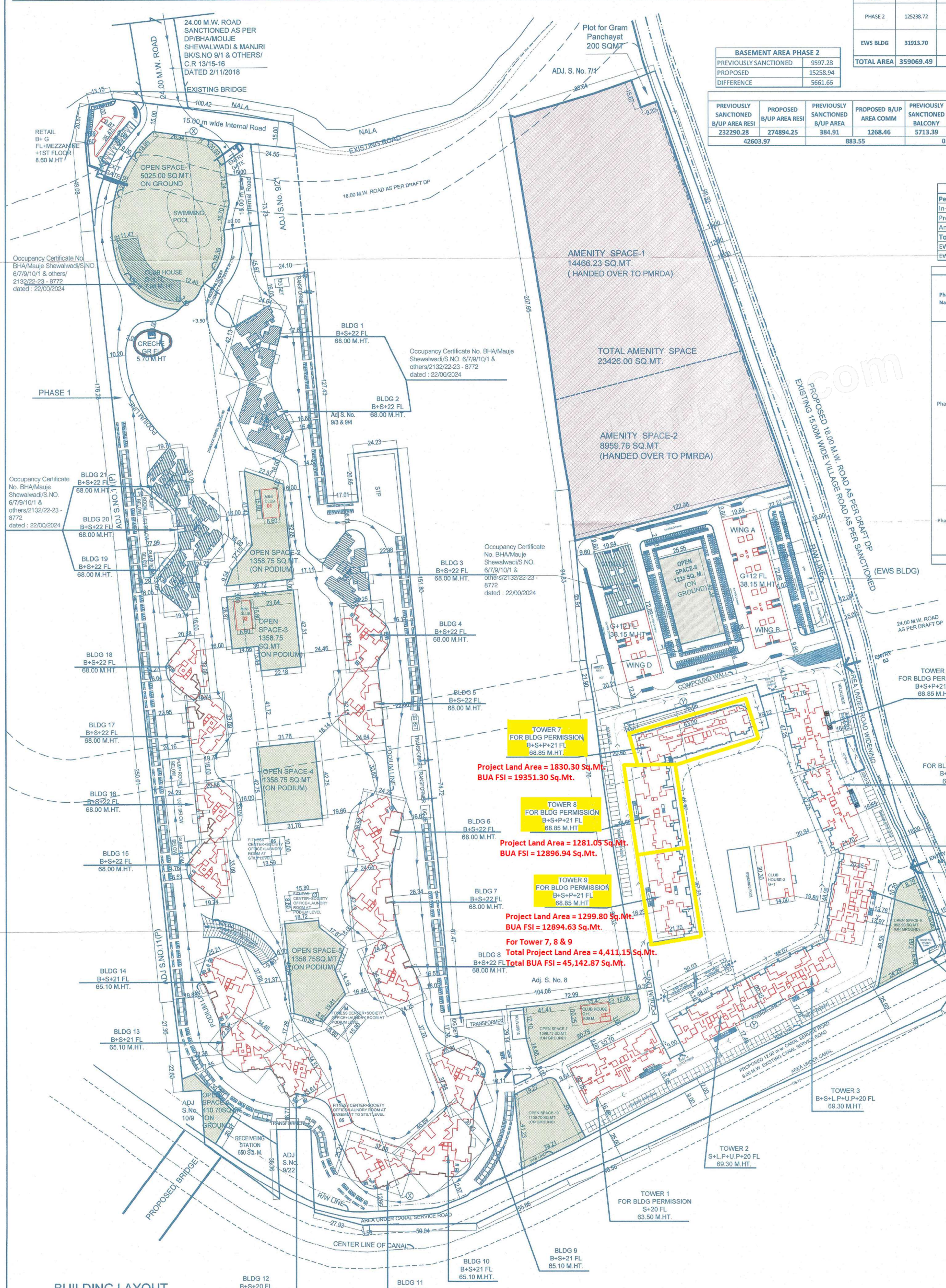
1	DP/BHA/Mouje Shewalwadi/S.no 6/1 & other/219/19-20 Dated 27.02.2020
2	DP/BHA/Mouje Shewalwadi/S.no 6/1 & other/51/19-20 Dated 30.09.2020
3	DP/BHA/Mouje Shewalwadi/S.no 6/7/9/10/1 & other/503/22-23 Dated 21.10.2022
4	DP/BHA/Mouje Shewalwadi/S.no 6/7/9/10/1 & other/2132/22-23 Dated 19.09.2023
5	BHA/Mouje Shewalwadi/S.no 6/7/9/10/1 & other/2356/23-24 Dated 13.03.2024
6	BHA/Mouje Shewalwadi/S.no 6/7/9/10/1 & other/754/24-25 Dated 25.06.2024

Fire NOC Details

1	FPH/581/2020 Dated 14.01.2020
2	FPH/335/2024-25 Dated 19.08.2024

AREA STATEMENT AS PER UDCPR

	Area Statement	PREVIOUSLY SANCTIONED AREA IN SQMT.	PROPOSED AREA IN SQ.MT
1	Area of Plot (*Minimum Area of a, b, c to be considered*)		
	a) Area as per Ownership Document (7/12, CTS Extract)	168800.00	168800.00
	b) as per Measurement Sheet	165557.87	165557.87
	c) as per site	165557.87	165557.87
2	Deductions for		
	a) Proposed D.P./R.P. Road Widening Area/Service Road/Highway widening	0.00	0.00
	b) Any D.P. Reservation Area	0.00	0.00
	c) Area Under Canal	2274.70	2274.70
	d) Area Under 12m W Canal Service Road	4483.76	4483.76
	e) Area Under Road Widening (12m W Village Road)	1826.02	1826.02
	f) Area Under Additional 15.00 m.w. Road Widening	800.10	800.10
	TOTAL (a+b+c+d+e)	9384.58	9384.58
3	**Balance area of Plot (1-2)**	156173.29	156173.29
4	Amenity Space (if applicable)		
	a) Required	23425.99	23425.99
	b) Adjustment of 2(b), if any	0.00	0.00
	c) Proposed as per Santioned	23426.00	23426.00
5	**Net Plot area (3-4c)**	132747.30	132747.30
6	Recreational Open Space		
	a) Required	13274.73	13274.73
	b) Proposed	17740.23	15617.33
7	Internal Road area	0.00	0.00
8	Plotable Area (if applicable)	0.00	0.00
9	**a) Built-up area with reference to Basic F.S.I. as per Front Road width**	1.10	1.10
	b) Built-up area with reference to Basic F.S.I. as per Front Road width	146022.03	146022.03
10	Addition of FSI on payment of premium		
	a) Maximum permissible premium FSI- based on road width/TOD Zone (0.50 x Sr. No. 5)	82778.94	82778.94
	b) Previously Purchased FSI on payment of premium	15450.00	15450.00
	c) Premium paid required to be purchase	0.00	9930.50
	d) Total Premium paid (b+c)	15450.00	25380.50
11	In-situ FSI/TDR loading		
	a) Permissible TDR Area (Sr no 1 x 1.15)	*190391.55*	*190391.55*
	b) In-situ area against 12.00 Village Road as per Sanctioned (2 x Sr. No 2e)	1826.02	3652.04
	c) In-situ area against additional 15.00 m.w. Road (2 x Sr. No 2f)	1600.20	1600.20
	d) In-situ area against amenity space as per Sanctioned (2.00 or 1.85 x Sr. No 4b and /or 4c)	46851.98	46851.98
	e) Proposed TDR utilized againest amenity & Road [11(a+b+c+d)]	50278.20	52104.22
12	**Available area (9b+10b+10c+11e)**	211750.23	223506.75
13	Existing B-up Area (Oc received _1,2,3,19,20,21)	50993.08	50993.08
14	Balance Area (12-13)	160757.15	172513.67
15	Additional FSI Area under Chapter No. 7	0.00	0.00
16	Total Entitlement of FSI in the Proposal		
	a) Balance area as per Sr.no 14	160757.15	172513.67
	b) Permissible Ancillary Area FSI up to 80% with payment of charges For Commercial (1268.46/1.80 =704.70 x 0.80)	171.07	563.76
	c) Permissible Ancillary Area FSI up to 60% with payment of charges For Residential (172513.67 -704.70 = 171808.97)x0.60)	96325.99	103085.38
	d) Total Permissible Ancillary Area (b+c)	96497.06	103649.14
	e) Previously Purchased Ancillary area	72718.14	72718.14
	f) Proposed Ancillary area required to be purchase	0.00	30931.00
	g) Total Entitlement (a+e+f)	233475.29	276162.81
17	**a) Revised Comm B-up area (Phase 1 + Phase 2)**	384.91	1268.46
	b) Revised Resi B-up area (Phase 1 + Phase 2)	232290.28	274894.25
	c) Total Proposed B-up (a+b)	232675.19	276162.71
18	**Existing Building B-up Area (Oc received _1,2,3,19,20,21)**	50993.08	50993.08
19	**Total Building area Existing + Proposed**	283668.27	327155.79
20	Area for Inclusive Housing, if any		
	a) Required (20% of Sr. No. 9b)	29204.41	29204.41
	b) Proposed	31913.70	31913.70



OPEN SPACE AREA (PHASE 1)

S.NO.	OPEN SPACE NO		AREA	OPEN SPACE LOCATION
1	OPEN SPACE 1	=	5025.00	ON GROUND
2	OPEN SPACE 2	=	1358.75	PODIUM LEVEL
3	OPEN SPACE 3	=	1358.75	PODIUM LEVEL
4	OPEN SPACE 4	=	1358.75	PODIUM LEVEL
5	OPEN SPACE 5	=	1358.75	PODIUM LEVEL
6	OPEN SPACE 6	=	410.70	ON GROUND
TOTAL AREA		=	10870.70	
OPEN SPACE AREA (PHASE 2)				
7	OPEN SPACE 7	=	1388.73	ON GROUND
8	OPEN SPACE 9	=	992.20	ON GROUND
9	OPEN SPACE 10	=	1130.70	ON GROUND
TOTAL AREA		=	3511.63	
OPEN SPACE AREA (EWS)				
9	OPEN SPACE 8	=	1235.00	ON GROUND
TOTAL AREA		=	1235.00	
TOTAL OPEN SPACE AREA				
		=	15617.33	

A — CERTIFICATE OF AREA

Certified that the plot under reference was surveyed by me on .... and the dimensions of sides, etc. of plot stated on plan are 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 Dept./City Survey records.

SIGNATURE OF ARCHITECT

B — DESCRIPTION OF PROPOSAL

REVISED LAYOUT OF GROUP HOUSING SCHEME AT S. Nos. 6/7/9/10/1, 6/7/9/10/2, 6/7/9/10/3, 6/7/9/10/4, 6/7/9/10/5, 6/7/9/10/6, 6/7/9/10/7, AT SHEWALWADI, TAL. - HAVELI, DIST.- PUNE

C — NAME, ADDRESS AND SIGNATURE OF OWNER & PAH

MR. JITESH BONDE
THROUGH M/s. JOYVILLE SHAPOORJI HOUSING PVT.LTD.,
PoAH OF M/S. MANJRI HORSE BREEDERS FARM PVT.LTD.

E — NORTH N

NAME, ADDRESS AND SIGNATURE OF LIAISON ARCHITECT

NITIN WAGHMARE
CA/95/18785

F — LIAISON ARCHITECT:

FOURTH DIMENSION ARCHITECTS PVT. LTD.
*PLANNERS *ARCHITECTS *INTERIOR DESIGNERS * LANDSCAPE & ENVIRONMENTAL CONSULTANT
FD HOUSE, LANE NO.8, PRBHAT ROAD, DECCAN GYMKHANA, PUNE - 411004.
PH: +91 20 41000999, FAX: +91 20 41000888, E-mail: info@fdgglobal.com

1) 'FDAPL' IS LIABLE ONLY FOR SANCTIONING AND STATUTORY SUBMISSIONS OF THE DESIGN AS SUBMITTED BY THE DESIGN ARCHITECT. (LIAISON WORK WITH SANCTIONING AUTHORITY ONLY)
2) 'FDAPL' IS NOT RESPONSIBLE FOR ANY SITE EXECUTION AND ANY WORK THAT HAS BEEN DONE ON SITE, WHICH IS EXECUTED AS PER DRAWINGS OF DESIGN ARCHITECT.
3) OWNER HAS APPOINTED 'M/S. ABHIKALPAN ARCHITECTS AND PLANNERS' AND 'M/S. PG PATKI ARCHITECTS' AS DESIGN ARCHITECTS FOR PHASE 1 & PHASE 2 RESPECTIVELY. ALL THE ARCHITECTURAL DRAWINGS, REQUIRED TO COMPLETE THE WORK WILL BE PREPARED/PROVIDED BY THEM.
4) 'M/S. FDAPL' IS NOT THE RESPONSIBLE ARCHITECT FOR THE ENTIRE PROJECT.

SCALE	DATE	DRAWN BY	CHECKED BY	JOB NO
1 :1000	21.09.2024	DEEPALI		
Sign of concerned Person		Sign of concerned Person	Sign of concerned Person	
ABHIJEET		ANU		

REVISIONS

R0	R1	R2	R3	R4	R5
27.02.2020	30.09.2020	21.10.2022	11.09.2023	13.03.2024	25.06.2024

\\dataserver1\All Data\0-projects\FDAPL\SP-JOYVILLE manjari\03. Submission Dwgs\PMRDA\R6\Phase 2\Bldg Layout.dwg