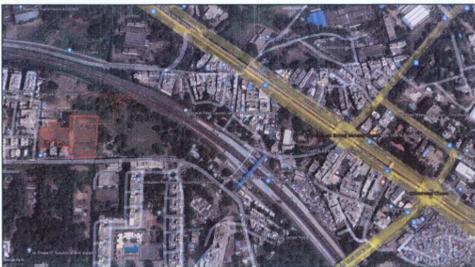


श्री. - विमानतळ इमारती वर उड्डाण प्रणालीची सर्वोत्तम रचना करणे.
 २. - विमानतळ इमारती वर उड्डाण प्रणालीची सर्वोत्तम रचना करणे.
 ३. - विमानतळ इमारती वर उड्डाण प्रणालीची सर्वोत्तम रचना करणे.

PARKING STATEMENT		
FLOOR	NO. OF CARS	NO. OF SCOOTERS
LOWER BASEMENT	60	NO.S
UPPER BASEMENT	60	NO.S
GROUND FLOOR	33	NO.S
TOTAL	153	NO.S
20% EV PARKING	31	NO.S
GRAND TOTAL	184	NO.S

FORM OF STATEMENT 2 [SR. NO. 11(a)]				
BUILDING NO.	FLOOR NO.	TOTAL BUILT-UP AREA OF FLOOR AS PER OUTER CONSTRUCTION LINE		APARTMENT NO. (TENEMENT)
		TOWER-A	TOWER-B	
TOWER-A	BASEMENT - 2			
	BASEMENT - 1			
	GROUND FLOOR (COMMERCIAL)	584.29	0	7
	GROUND FLOOR (RESIDENTIAL)	173.81	145.26	0
	FIRST FLOOR	653.70	653.70	8
	SECOND FLOOR	653.70	0	4
	THIRD FLOOR	653.70	0	4
	FOURTH FLOOR	653.70	0	4
	FIFTH FLOOR	653.70	0	4
	SIXTH FLOOR	653.70	0	4
	SEVENTH FLOOR	653.70	0	4
	EIGHTH FLOOR	653.70	0	4
TOWER-A&B	NINTH FLOOR	653.70	0	4
	TENTH FLOOR	653.70	0	4
	ELEVENTH FLOOR	653.70	0	4
	TWELFTH FLOOR	653.70	0	4
	THIRTEENTH FLOOR	653.70	0	4
	FOURTEENTH FLOOR	653.70	0	4
	FIFTEENTH FLOOR	653.70	0	4
	SIXTEENTH FLOOR	653.70	0	4
TOTAL	11288.55	798.96	75	
TOTAL AREA	12087.51			
TOTAL PROPOSED RESI+COMM AREA	12087.51			

FORM OF STATEMENT-03 [SR. NO. 9 (g)]									
BUILDING NO.	FLOOR NO.	APARTMENT NUMBER	CARPET AREA/FLAT(SQ.M)	TOTAL CARPET AREA(SQ.M)	BALCONY	TOTAL BALCONY	TOTAL APARTMENT NO.	TOTAL TENEMENTS	
TOWER A		101,201,301,401,501,601,801,901,1001,1101,1301,1401,1501	103.03	1339.39	16.85	219.05	13		
		102,202,302,402,502,602,702,802,902,1002,1102,1202,1302,1402,1502,1602	105.58	1689.28	17.39	278.24	16		
		103,203,303,403,503,603,703,803,903,1003,1103,1203,1303,1403,1503,1603	105.67	1690.72	17.39	278.24	16		
TOWER B		104,204,304,404,504,604,704,804,904,1004,1104,1204,1304,1404,1504,1604	103.03	1648.48	16.85	269.60	16		
		101	103.03	103.03	16.85	16.85	1		
		102	105.58	105.58	17.39	17.39	1		
		103	105.67	105.67	17.39	17.39	1		
		104	103.03	103.03	16.85	16.85	1		

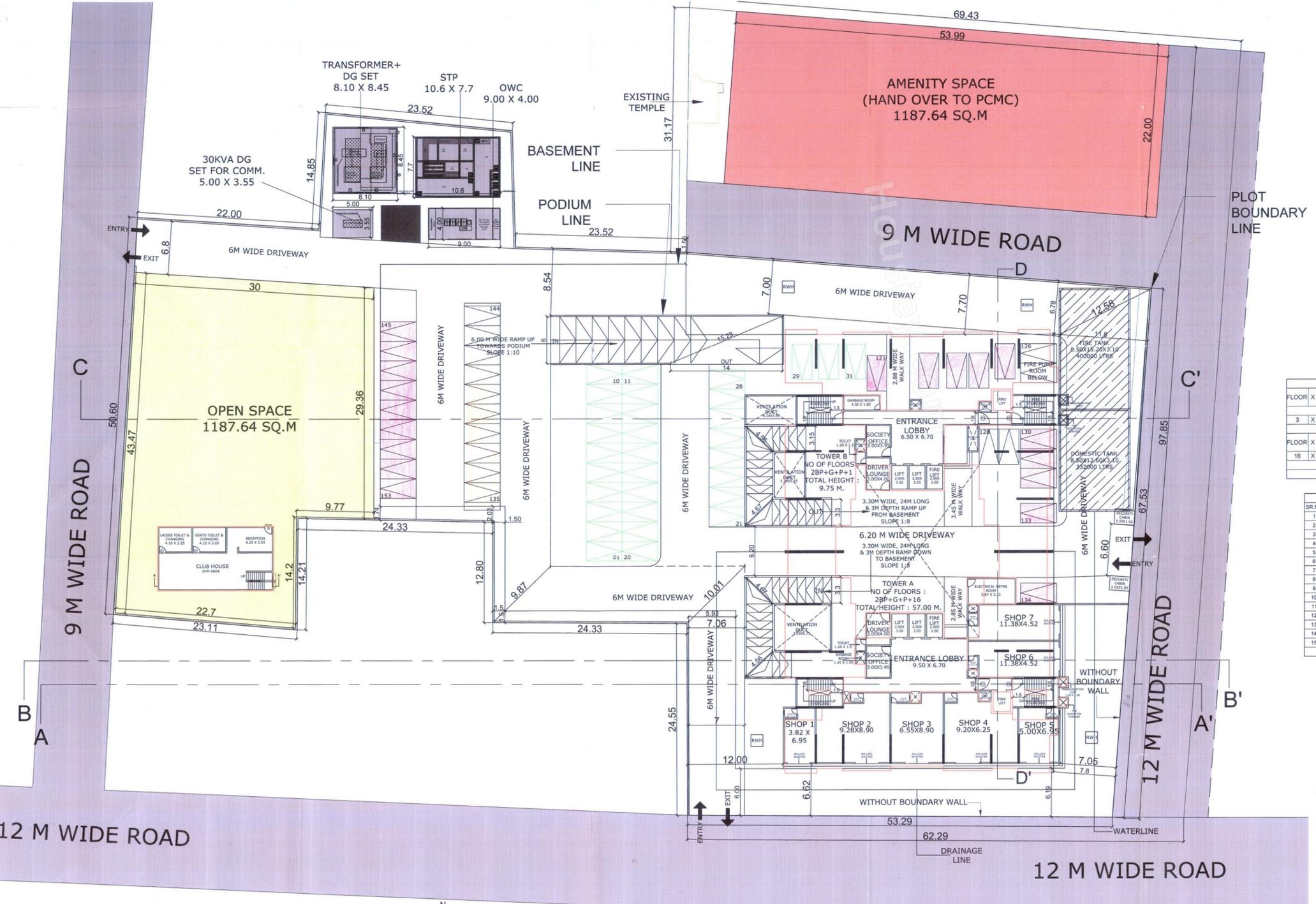


LOCATION PLAN (NOT TO SCALE)

STAMP OF APPROVAL
 SANCTIONED NO. B.P. CHINCHWAD/1103/2024
 DATE: 28/03/2024
 EC - SANCTIONED NO. - B.P. CHINCHWAD/09/2023
 DATE: 20/02/2023
 Sanctioned No. B.P. Chinchwad/1103/2024
 Subject to conditions mentioned in the Office Order No. even dated 19/9/2024
 Pimpri
 Date: 19/11/2024
 Building Permission and Unauthorised Building Construction Control Department
 Pimpri-Chinchwad Municipal Corporation
 Pimpri-411 018
 City Engineer
 Building Permits Dept.
 P.M.C., Pimpri, P-18

SANITATION REQUIREMENT (MERCANTILE)			
REF. TABLE NO. - 12-O (MERCANTILE)	MALES (96 NO.S)	FEMALES (96 NO.S)	
TOTAL NO. OF PERSONS-192 NO.S			
REQUIRED	3	5	
URINALS	3	-	
FOR FLOATING POPULATION			
REQUIRED	MALE	FEMALE	
W.C.	2	2	
URINALS	2	-	

PARKING CALCULATION (NON CONGESTED)									
PROPOSED PARKING CALCULATION	TYPE	CARPET AREA (SQ.M)	TENEMENTS (NO.S)		CAR (NO.S)		SCOOTER (NO.S)		REMARKS
			UNIT	PROP.	BY RULE	REQD.	BY RULE	REQD.	
RESIDENTIAL	RESIDENTIAL	80-150	1	68	1	68	1	68	0
FOR MERCANTILE (100 SQ.M CARPET 2 CARS & 6 SCOOTERS)		540.32	6	7	2	14	6	42	0
TOTAL REQUIRED(NOS)					82			110	5
TOTAL PROPOSED(NOS)					82			110	5
					X			X	X
TOTAL REQUIRED AREA					12			2	2
PROPOSED AREA					1025			220	62.50
TOTAL PROPOSED AREA					1025			220	62.50



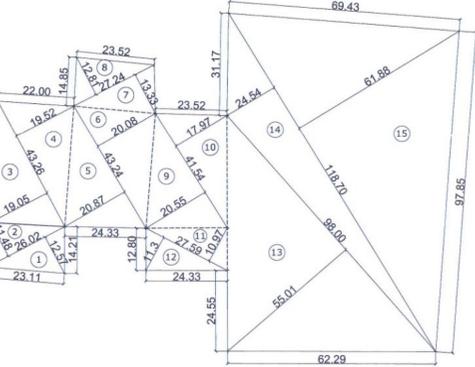
OVERHEAD & UNDERGROUND WATER REQUIREMENTS		
RESIDENTIAL		
TENEMENT	PERSON (LTRS)	TOTAL
68	X 5 X 135	= 45,900
TOTAL		= 45,900
COMMERCIAL		
FLOOR	AREA	LTRS
GROUND & FIRST FLOOR	604.81 / 3 = 202 X 45	= 9,090
TOTAL OVER HEAD WATER REQUIREMENT		= 54,990
ADDITIONAL OVER HEAD FIRE WATER TANK REQUIREMENT		= 60,000
TOTAL REQUIRED OVER HEAD WATER		= 1,14,990
TOTAL PROVIDED OVER HEAD WATER		= 2,45,350
UNDERGROUND WATER TANK CAPACITY		
OVER HEAD WATER TANK X 2		
54,990 X 2		= 1,09,980
TOTAL UNDERGROUND WATER REQUIREMENT		= 1,09,980
ADDITIONAL UNDERGROUND FIRE WATER TANK REQUIREMENT		= 4,00,000
TOTAL REQUIRED UNDERGROUND WATER TANK		= 5,09,980
TOTAL PROVIDED UNDERGROUND WATER TANK		= 7,19,650

FORM OF STATEMENT 03 [SR. NO. 9(g)]						
BUILDING NO.	FLOOR NO.	SHOP/OFFICE/ APARTMENT NO.	GROUND FLOOR CARPET AREA/FLAT (SQ.M)	BALCONY	TOTAL BALCONY	TOTAL SHOP/OFFICE NO.
TOWER-A	GROUND FLOOR	SHOP-1	40.27	-	-	1
		SHOP-2	106.93	-	-	1
		SHOP-3	83.94	-	-	1
		SHOP-4	114.09	-	-	1
		SHOP-5	52.57	-	-	1
		SHOP-6,7	74.71	-	-	2
		TOTAL	549.12	-	-	7

FORM OF STATEMENT 2 [SR. NO. 11(a)] PROPOSED BUILDING LAYOUT						
BUILDING NO.	FLOOR NO.	HEIGHT OF BUILDING WITHOUT PARKING	HEIGHT OF BUILDING WITH PARKING	COMMERCIAL BUILT-UP AREA	RESIDENTIAL BUILT-UP AREA	RESIDENTIAL BUILT-UP AREA CLUB HOUSE
TOWER-A	2BP+G+P+16	-	57.00	584.29	10704.26	64
TOWER-B	2BP+G+P+1	-	9.75	798.96	0	4
CLUB HOUSE	G+1	-	-	-	178.14	-
TOTAL				584.29	10903.22	68

REFUGEE AREA (TOWER A)			
FLOOR	X	BUUP AREA	OCCUPANT LOAD
3	X	648.85	12.50
TOTAL REQUIRED REFUGEE AREA PER FLOOR			
TOTAL PROPOSED REFUGEE AREA PER FLOOR			

PLOT AREA CALCULATION				
SR.NO	AREA	PERCENTAGE	TOTAL	
1	26.02	X 12.57	X 0.5	X 1 = 163.54
2	26.02	X 11.48	X 0.5	X 1 = 149.35
3	43.28	X 18.05	X 0.5	X 1 = 412.05
4	43.28	X 19.82	X 0.5	X 1 = 422.22
5	43.24	X 20.87	X 0.5	X 1 = 451.21
6	43.24	X 20.08	X 0.5	X 1 = 434.13
7	27.24	X 13.33	X 0.5	X 1 = 181.55
8	27.24	X 12.72	X 0.5	X 1 = 173.25
9	41.54	X 20.55	X 0.5	X 1 = 426.82
10	41.54	X 17.87	X 0.5	X 1 = 373.24
11	27.59	X 10.97	X 0.5	X 1 = 151.33
12	27.59	X 11.30	X 0.5	X 1 = 155.88
13	98	X 55.01	X 0.5	X 1 = 2695.48
14	118.7	X 24.54	X 0.5	X 1 = 1456.45
15	118.7	X 61.88	X 0.5	X 1 = 3672.58
TOTAL				11319



TRIANGULATION PLAN SCALE-1:750

AREA STATEMENT		SQ.M
1	AREA OF PLOT	11319
2	(MINIMUM AREA OF A,B,C TO BE CONSIDERED)	-
3	(A) AS PER OWNERSHIP DOCUMENT (712, CTS EXTRACT)	11319
4	(B) AS PER MEASUREMENT SHEET	11319
5	(C) AS PER SITE DEMARCATION	11319
6	DEDUCTIONS FOR:	
7	(A) D.P. ROAD WIDENING / SERVICE ROAD / HIGHWAY WIDENING	-
8	(B) ANY D.P. RESERVATION AREA	-
9	(C) TOTAL A+B	-
10	BALANCE AREA OF PLOT (1.2m 11319 - 0)	11319
11	AMENITY SPACE (IF APPLICABLE)	-
12	(A) REQUIRED-	1187.64
13	(B) ADJUSTMENT OF SIBL IF ANY-	-
14	(C) BALANCE PROPOSED-	1187.64
15	NET PLOT AREA (A-C)	10131.36
16	RECREATIONAL OPEN SPACE (IF APPLICABLE)	-
17	(A) REQUIRED-	1131.90
18	(B) PROPOSED	1187.64
19	INTERNAL ROAD AREA	1415.52
20	PLOT AREA (IF APPLICABLE)	-
21	PERMISSIBLE 'BUP' AREA WITH REFERENCE TO BASIC F.S.I. AS PER FRONT ROAD WIDTH 1031.80 X 1.1	11444.60
22	(A) MAXIMUM PERMISSIBLE PREMIUM FSI	-
23	(B) PROPOSED FSI ON PAYMENT OF PREMIUM	-
24	IN-SITU FSI / TOR LOADING	-
25	(A) IN-SITU AREA AGAINST SERVICE ROAD (2.00 OR 1.88 X SR NO. 4 (B) AND/OR (C))	-
26	(B) IN-SITU AREA AGAINST AMENITY SPACE IF HANDED OVER (2.00 OR 1.88 X SR NO. 4 (B) AND/OR (C))	-
27	(C) MAXIMUM PERMISSIBLE TOR AREA (X = 1000, Y = 1000)	-
28	(D) BALANCE TOR (X 30% = 1000, Y 70% = 1000)	-
29	(E) TOTAL IN-SITU TOR LOADING PERMISSIBLE (11(A) + (B) + (C))	-
30	ADDITIONAL PERMISSIBLE FSI AREA UNDER CHAPTER NO.7 TABLE NO.7 - HIGHWAYS	-
31	MAXIMUM BUILDING POTENTIAL LIMIT AS PER ROAD WIDTH AS MENTIONED IN TABLE NO.8-A OR 8-C (WHICHEVER IS RELEVANT) MINUS BASIC FSI. HOWEVER, MAXIMUM BUILDING POTENTIAL SHALL BE CONSIDERED AS 3.00 SUBJECT TO ROAD WIDTH 18M. AND ABOVE	-
32	TOTAL ENTITLEMENT OF FSI IN THE PROPOSAL	11444.60
33	(A) (B) + 10 (B) + 1150 (B) OR 12 WHICH EVER IS APPLICABLE	11444.60
34	(A1) DEDUCTION- BUILT-UP AREA/ FSI UTILIZED AREAS/ TO BE RETAINED AS PER OLD CTS/BSI	6491.93
35	RESIDENTIAL ANCILLARY	258.68
36	COMMERCIAL ANCILLARY	6751.61
37	TOTAL PERMISSIBLE ANCILLARY	7430.29
38	PROPOSED ANCILLARY	943.02
39	(C) TOTAL ENTITLEMENT (A-B)	12087.51
40	MAXIMUM UTILIZATION LIMIT OF F.S.I. (BUILDING POTENTIAL) AS PER ROAD WIDTH AS PER REGULATION NO. 6.1 OR 6.2 OR 6.3 OR 6.4 AS APPLICABLE (X 1.40 OR 1.8)	3.00
41	TOTAL BUP AREA IN PROPOSAL (EXCLUDING SR NO.17 B)	0.00
42	(A) EXISTING BUILT-UP AREA (COMM+RES)	12087.51
43	(B) PROPOSED BUILT-UP AREA (AS PER PLAN)	12087.51
44	(C) TOTAL (A+B)	24175.02
45	F.S.I. CONSIDERED (1500/50) SHOULD NOT BE MORE THAN SR NO.14)	1.10
46	AREA FOR INCLUSIVE HOUSING, IF ANY	NA
47	(A) REQUIRED (20% OF SR NO.5)	-
48	(B) PROPOSED	-

LEGEND
 PLOT BOUNDARY SHOWN BLACK
 PROPOSED WORK SHOWN RED
 NOTE: ALL DIMENSIONS ARE IN METERS.
 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.
 M/S VISHNU HOUSING THROUGH MR VASDEV ROHRA AND 2 OTHERS
 CERTIFICATE OF AREA
 CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON 23/12/2022 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 AS STATED IN DOCUMENT OF OWNERSHIP T.P. SCHEME RECORDS/ LAND RECORDS DEPARTMENT/CITY SURVEY RECORDS.
 AR. MAHAVEER D. PATIL
 SITE ADDRESS
 SR. NO - 195/1/2 & 196/1 TO 8 / PLOT NO -163
 UDYOGNAGAR CHINCHWAD, PUNE-411033
 OWNER
 M/S VISHNU HOUSING THROUGH MR VASDEV ROHRA AND 2 OTHERS
 ADDRESS:
 365, J.V. ROAD, PIMPRI, 411017.
 ARCHITECT
 MAHAVEER D. PATIL
 OFFICE NO. 108,
 ASHISH PLAZA, SDC-01, NIGDI,
 PUNE-411044.
 STAMP
 NWARD NO - PCMC/0399/2023/ZONE B/CHINCHWAD/PWB-201
 JOB NO. DRAWING NO. SCALE. DRAWN BY. CHECKED BY. REGISTRATION NO.
 3967