

TABLE NO. 8B - PARKING CALCULATION

TYPE	CARPET AREA / FSI(M2)	TEMPS.(NOS)			SCOOTER (NOS)		
		UNIT	PROP.	BY RULE	REQD.	BY RULE	REQD.
RESIDENTIAL	40-80 (mhada)	2	0	1	0	2	0
RESIDENTIAL	40-80	2	48	1	24	2	48
RESIDENTIAL	80-150	1	0	1	0	1	0
RESIDENTIAL	>150	1	0	2	0	1	0
COMMERCIAL	0.00	100	0.00	2	0	6	0
TOTAL REQD.(NOS)					24		48
VISITORS PARKING 5%					1		2
TOTAL REQD.(NOS)					25		50
TOTAL PROP.(NOS)					42		84

Reg. No. 8.1(V) Page No. 70 COMPOSITE PARKING-6 Scooter= 1 Car

EV CHARGING PROVISION FOR 30% OF TOTAL PARKING = 25+ $(\frac{25}{3})$ X 0.30 = 10 NOS.

EV Charging Parking	
Normal Parking	
Visitors Parking	

FSI AREA STATEMENT - WING - A

FLOOR	COMM. FSI	RESI. FSI	TENEMENTS	TOTAL AREA
BASEMENT FLOOR	0.00	0.00	0	0.00
GROUND FLOOR	0.00	37.91	0	37.91
MEZZANINE FLOOR	0.00	0.00	0	0.00
TOTAL	0.00	37.91	0	37.91

FORM OF STATEMENT - 1
[SR. NO. 8 (a)(iii)]

EXISTING BUILDING TO BE RETAINED

EXISTING BUILDING NO.	FLOOR NO.	PLINTH AREA	AREA OF EXISTING BUILDING	USE / OCCUPANCY OF FLOOR
N/A	N/A	N/A	N/A	N/A

BUILDING WISE FSI STATEMENT

FLOOR	COMM. FSI	FSI	TENEMENTS	TOTAL FSI AREA
WING -A	0.000	37.91	0	37.91
WING -B	0.000	5207.74	48	5207.74
TOTAL	0.000	5245.65	48	5245.65



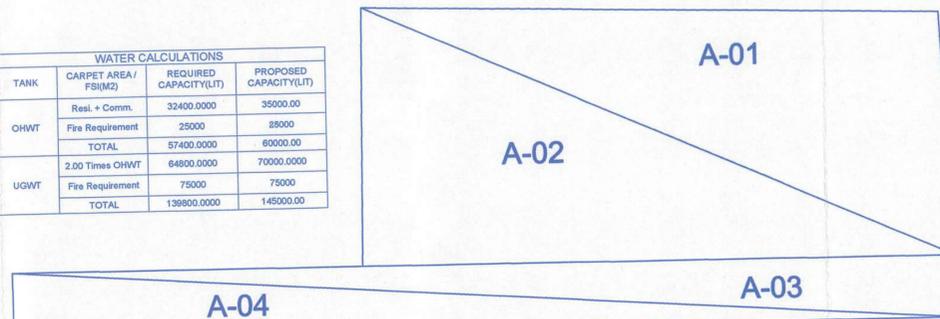
LOCATION PLAN
SCALE - N.T.S.

FSI AREA STATEMENT - WING - B

FLOOR	COMM. FSI	RESI. FSI	TENEMENTS	TOTAL AREA
BASEMENT FLOOR	0.00	0.00	0	0.00
GROUND FLOOR	0.00	56.50	0	56.50
MEZZANINE FLOOR	0.00	0.00	0	0.00
FIRST FLOOR	0.00	432.35	4	432.35
2nd FLOOR	0.00	432.35	4	432.35
3rd FLOOR	0.00	432.35	4	432.35
4th FLOOR	0.00	432.35	4	432.35
5th FLOOR	0.00	432.35	4	432.35
6th FLOOR	0.00	432.35	4	432.35
7th FLOOR	0.00	413.87	4	413.87
8th FLOOR	0.00	432.35	4	432.35
9th FLOOR	0.00	432.35	4	432.35
10th FLOOR	0.00	432.35	4	432.35
11th FLOOR	0.00	432.35	4	432.35
12th FLOOR	0.00	413.87	4	413.87
TOTAL	0.00	5207.74	48	5207.74

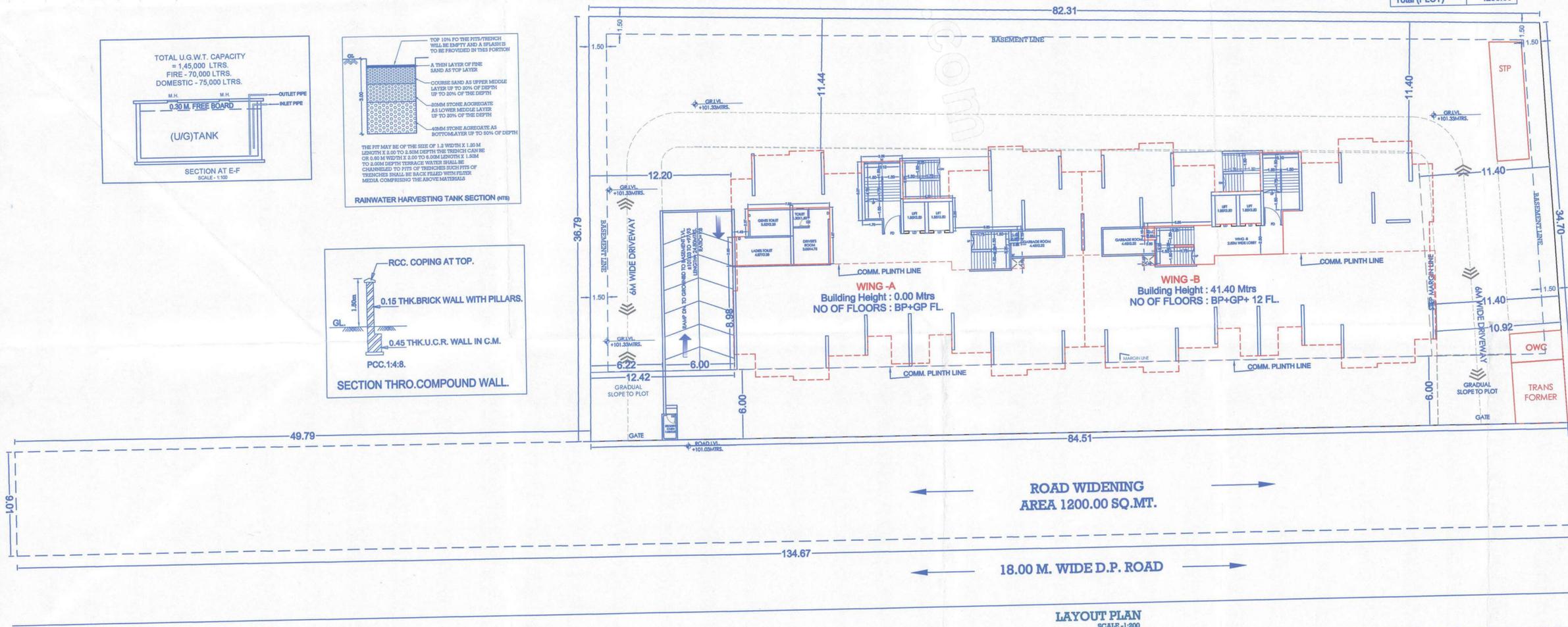
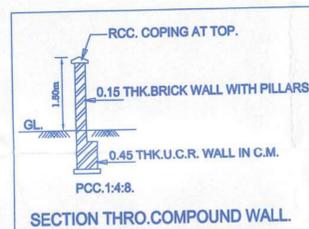
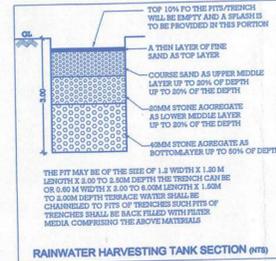
WATER CALCULATIONS

TANK	CARPET AREA / FSI(M2)	REQUIRED CAPACITY(LIT)	PROPOSED CAPACITY(LIT)
OHWT	Resi. + Comm.	32400.0000	35000.00
	Fire Requirement	25000	28000
	TOTAL	57400.0000	60000.0000
UGWT	2.00 Times OHWT	64800.0000	70000.0000
	Fire Requirement	75000	75000
TOTAL		139600.0000	145000.00



Area of Plot by Triangulation : SCALE 1:500

Triangle	Area
A-01	1445.60
A-02	1554.40
A-03	598.00
A-04	602.00
Total (PLOT)	4200.00



STAMP OF APPROVAL

Sanctioned No. B.F/Ravet/180/2024
Subject to conditions mentioned in the
Office Order No. 05/08/2024
Pimpr Date : 05/08/2024

O. C. Signed by City Engineer

ESTD. 11/10/82
Municipal Corporation
Pune-18

City Engineer
Building Permission Dept.
PCMC., Pimpr, Pune-18.

PROPOSED RESIDENTIAL & COMMERCIAL BUILDING. Sheet No. 1/1

Stamps of Approval of Plans:
AREA STATEMENT

- Area of plot (Minimum area of a, b, c to be considered) 4200.00
 - (a) As per ownership document (7/12, CTS extract) 4200.00
 - (b) as per measurement sheet 4200.00
 - (c) as per site 4200.00
- Deductions for
 - (a) Proposed D.P./D.P. Road widening Area/Service Road 1200.00
 - (b) NALA area 0.00
 - (Total a+b) 1200.00
- Balance area of plot (1-2) 3000.00
- Amenity Space (if applicable)
 - (a) Required - 0.00
 - (b) Adjustment of 2(b), if any - 0.00
 - (c) Balance Proposed - 3000.00
- Net Plot Area (3-4 (c)) 3000.00
- Recreational Open space (if applicable)
 - (a) Required - 300.00
 - (b) Proposed - 0.00
- Internal Road area
- Plotable area (if applicable)
- Built up area with reference to Basic F.S.I. as per front road width (Sr. No. 5 basic F.S.I. 1.10) 3300.00
- Addition of FSI on payment of premium
 - (a) Maximum permissible premium FSI - based on road width / TOD Zone. 2100.00
 - (b) Proposed FSI on payment of premium. 0.00
- In-situ FSI / TDR loading
 - (a) In-situ area against D.P. road [2.0 x Sr. No. 2 (a)] if any 0.00
 - (b) In-situ area against Amenity Space if handed over [2.00 or 1.85 x Sr. No. 4 (b) and (c)]. 0.00
 - (c) TDR area 0.00
 - (d) Total in-situ / TDR loading proposed (11 (a)+(b)+(c)) 0.00
- Additional FSI area under Chapter No. 7
- Total entitlement of FSI in the proposal
 - (a) [9 + 10(a)+11(d)] or 12 whichever is applicable. 3300.00
 - (i) Ancillary Area FSI upto 60% with payment of charges. 1980.00
 - (ii) Ancillary Area FSI upto 80% with payment of charges. 0.00
 - (b) Ancillary Area FSI upto 60% or 80% with payment of charges. 1980.00
 - (i) Residential 1980.00
 - (ii) Commercial 0.00
 - (c) Proposed Ancillary Area 5280.00
- 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) x 1.6 or 1.8) 1.59
- TOTAL PERMISSIBLE AREA 5280.00
- Total Built-up Area in proposal (excluding area at Sr.No.17 b)
 - (a) Existing Built-up Area 0.00
 - (i) Completed 0.00
 - (ii) Residential 0.00
 - (iii) Commercial 0.00
 - (b) Proposed Built-up Area (as per 'P-line') 5245.65
 - (i) Residential 0.00
 - (ii) Commercial 5245.65
 - (c) Total (a+b) 5245.65
- F.S.I. Consumed (15/13) (should not be more than serial No.14 above.)
- 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 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 Department/City Survey records.

Signature
AR.USHA RANGARAJAN

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. KHINDU NAMDEV BHONDAVE & OTHERS THROUGH POAH
MS. STELLAR PROPERTYS THROUGH
MR. SHAM HANUMANT WAKADKAR.

LEGEND

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

OWNER'S SIGN:
MR. KHINDU NAMDEV BHONDAVE & OTHERS THROUGH POAH
MS. STELLAR PROPERTYS THROUGH
MR. SHAM HANUMANT WAKADKAR.

PROJECT:
SURVEY NO : 138(P) HISSA NO :
PLOT NO : CTS NO :
DESCRIPTION : VILLAGE - RAVET, PUNE.

ARCHITECT:
Usha Rangarajan
LANDMARK DESIGN GROUP
LIC NO - 048070000
PLOT NO 92 SECTOR NO 29 (SCON TEMPLE ROAD,
RAVET PRACHHARAN PUNE 411001)

ARCH SIGN:
[Signature]

JOB NO. DRG. NO. SCALE DRAWN BY CHECKED BY
INWARD NO. PCMC/0339/2024/ZONE B DATE 29-05-2024
KEY NO. RAVET/180/2024 SHEET NO. 1/6