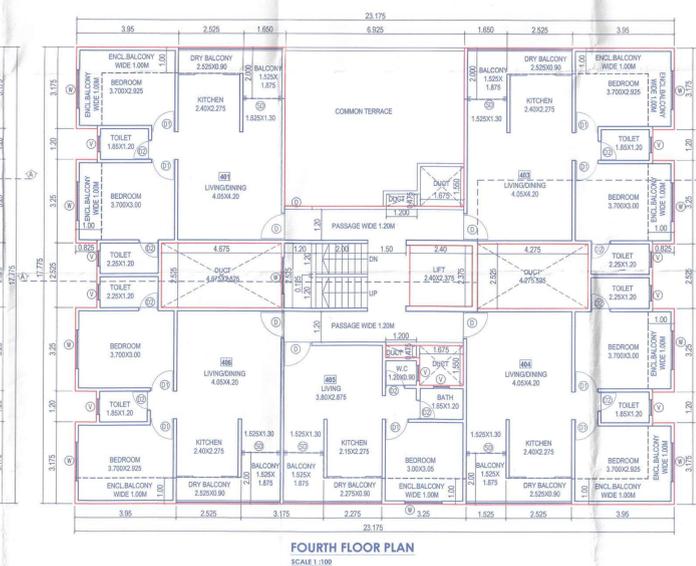
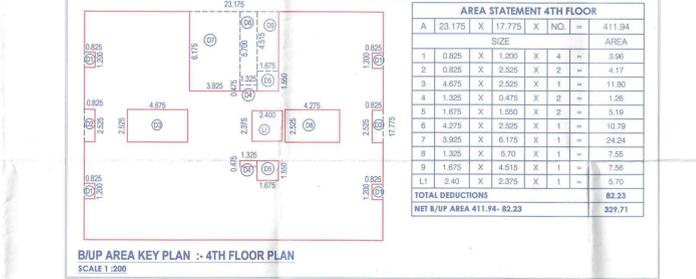
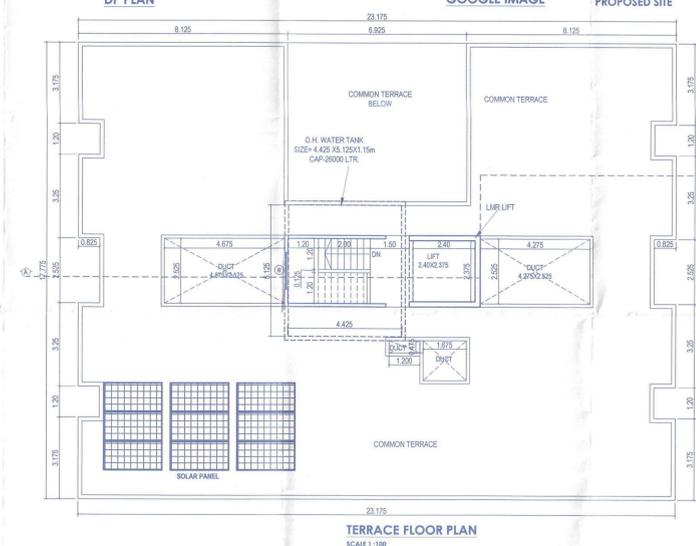
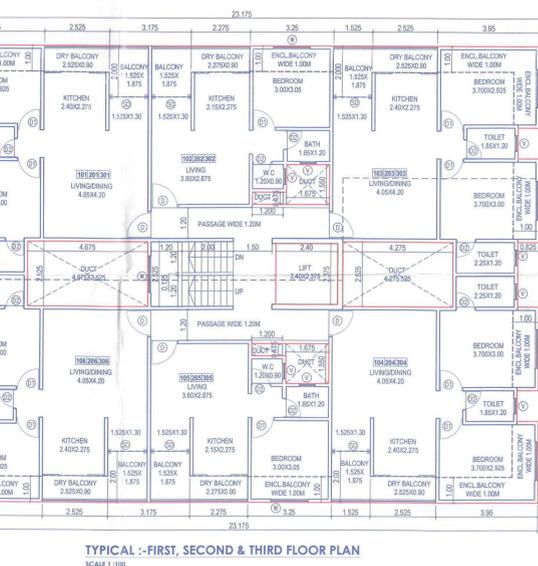
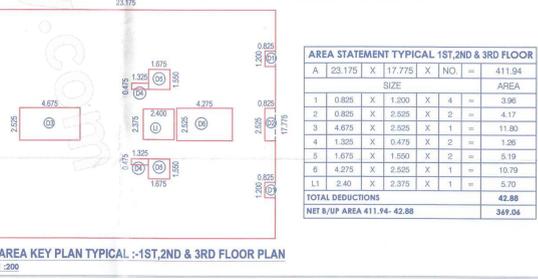
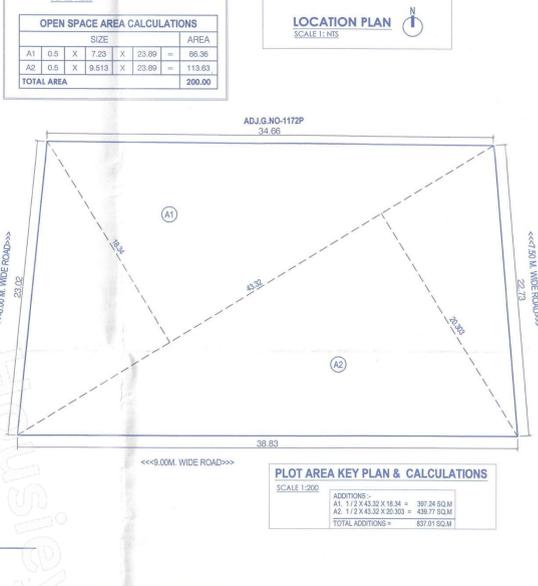
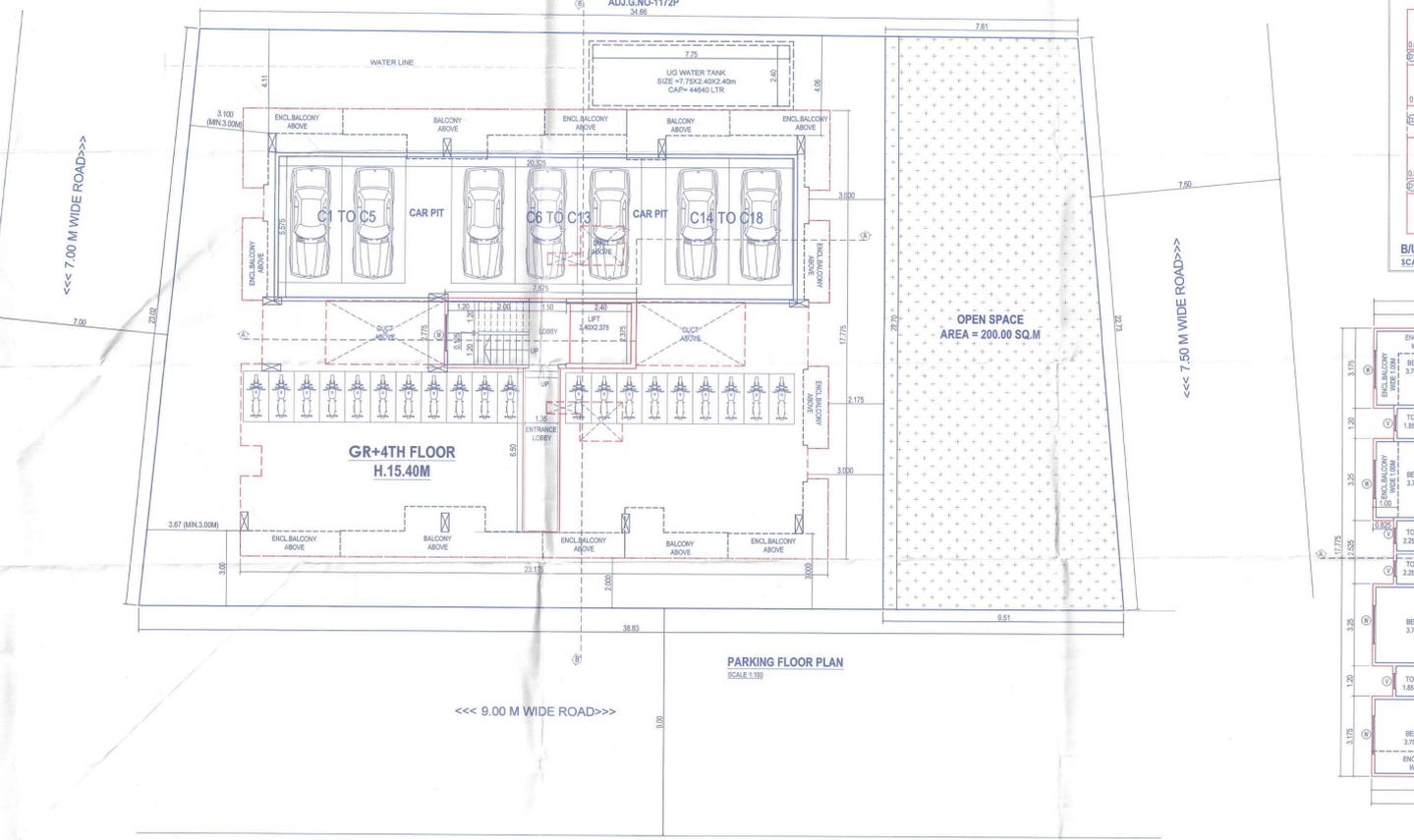
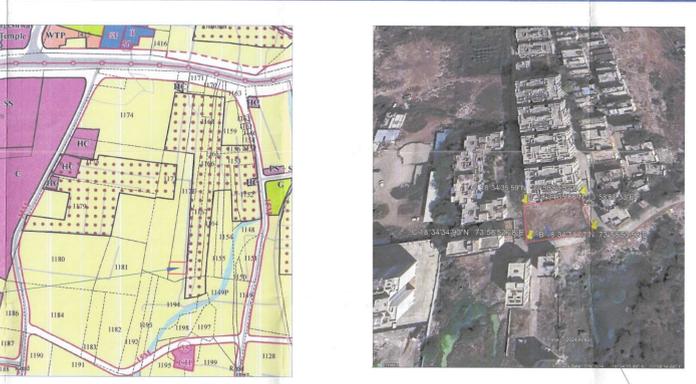
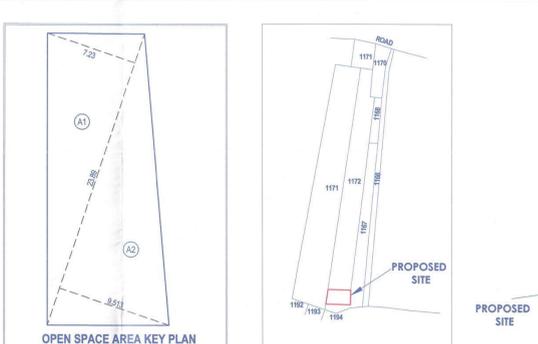
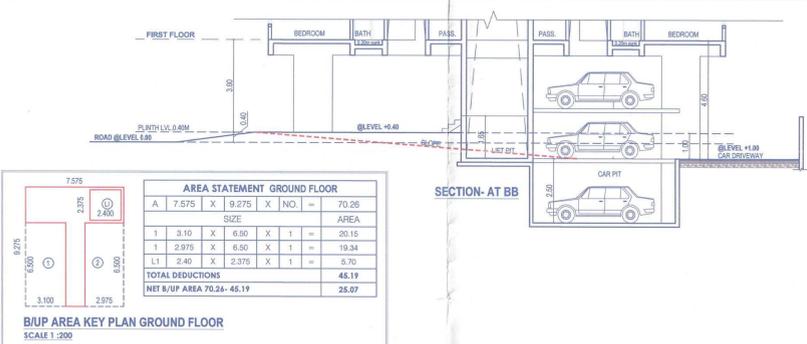
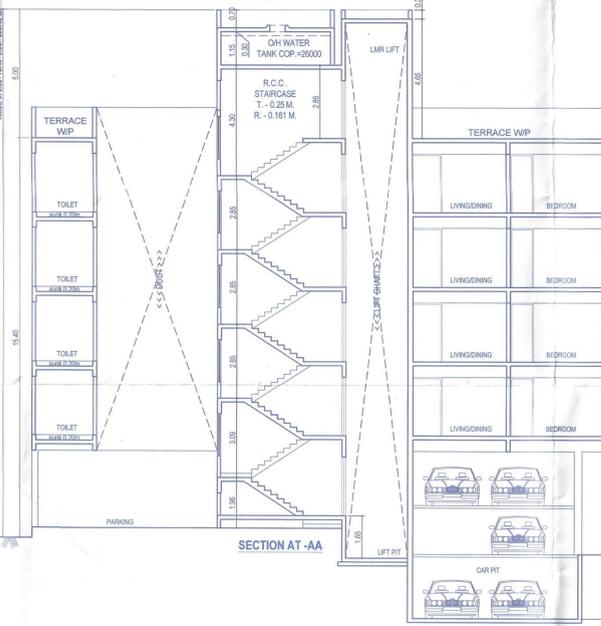


AREA STATEMENT (IN SQ.M.)				
SRL NO.	FLOOR	TOTAL B/UP AREA	LIFT AREA	TENEMENTS
1	GROUND FLOOR PARKING	25.07	---	---
2	FIRST FLOOR	369.06	---	6
3	SECOND FLOOR	369.06	---	6
4	THIRD FLOOR	369.06	---	6
5	FOURTH FLOOR	359.71	---	6
6	TOTAL	1441.94	6.70	23

PARKING CALCULATION				
TYPE	CARPET (SQ.M.)	TENEMENTS	CAR (NO.)	SCOOTER (NO.)
RESIDENTIAL	30-40	7	4	4
	40-60	16	8	16
	80-150	0	0	0
	> 150	0	0	0
COMM. SHOP (100 sq.m. carpet)	0.0 carpet	0	0	0
COMM. OFFICE (200 sq.m. carpet)	0.0 carpet	0	0	0
TOTAL			12	20
ADD 5% VISITOR PARKING AREA				
TOTAL			12	20
PERMISSIBLE REQUIRED				
TOTAL			18	30

WATER TANK CAPACITY CALCULATION				
CAPACITY	TENEMENTS	FACTOR	LITRS.	TOTAL (LITRS)
RESIDENTIAL	23	5	135	15225
FIRE REQUIREMENT = 10000				
TOTAL CAPACITY OF QH WATER TANK = 25225				
SIZE = 4.425 X 5.125 X 1.15 m.				
TOTAL PROPOSED QH WATER TANK = 25000				
WATER REQUIRED IN UG WATER TANK = 38288				
LUG WATER TANK SIZE = 7.75 X 2.40 X 2.40 m.				



SHEET NO. 1 / 1
 FLOOR PLANS, ELEVATION, SECTION AREA CALCULATIONS
 STAMP OF APPROVAL
 Approved as amended in
 Subject to conditions mentioned in Appendix 'A' of letter
 No. BHA / C... No. 22/2023
 S.No./G.No./CTS No. 99/2023
 Dated: 09/10/2023
 Deputy Joint Metropolitan planner
 Pune Metropolitan Regional Development Authority, Pune



AREA STATEMENT		
1	a	AREA OF PLOT AS PER 7/12 = 836.00
	b	AREA OF PLOT AS PER DC. = 837.01
	c	MINIMUM AREA CONSIDERED = 836.00
2		DEDUCTIONS
	a	ROAD WIDENING AREA = 0.00
	b	EXISTING ROAD AREA = 0.00
	c	ANY OTHER DEDUCTION = 0.00
	d	ANY RESERVATION = 0.00
	e	TOTAL DEDUCTIONS (2a+2b+2c+2d) = 0.00
3		BALANCE AREA OF PLOT (1c-2e) = 836.00
4		DEDUCTIONS
	a	AMENITY (10%) = 0.00
	b	PROPOSED = 0.00
5		NET PLOT AREA (3-4a) = 836.00
6		OPEN SPACE (10%) = 83.60
	a	REQUIRED = 83.60
	b	PROPOSED = 200.00
7		BASIC F.S.I. PERMISSIBLE (S.No.5 X 1.10) = 919.60
8		ADDITION OF AREA FOR FSI
	a	AREA UNDER RW. 2.00 TIMES = 0.00
	b	AREA UNDER AMENITY SPACE (4 X 2.00) = 0.00
	c	PERMISSIBLE TDR AREA 40 % ON S.No.1c = 0.00
	d	PROPOSED TDR AREA = 0.00
	e	PREMIUM FSI AREA (subject to maximum of 50% of s.no.1c) = 0.00
	f	PROPOSED PREMIUM FSI AREA = 0.00
9		TOTAL ADDITION (7+8c+8e) = 0.00
10		MAXIMUM POTENTIAL OF PLOT IS 1.10 = 919.60
11		Permissible Ancillary Area 60% on S.No.10 = 551.76
12		Total Maximum Utilization limit of F.S.I. Permissible as per road width X1.60 (10+11) = 1471.36
13		TOTAL B/UP AREA IN PROPOSAL (excluding s.no. 17) = ---
	a	Comm. B/UP Area (As Per 'P' Line) = 0.00
	b	Proposed Res. B/UP Area (As Per 'P' Line) = 1461.94
	c	Proposed Ancillary Area = 542.30
14		TOTAL PROPOSED B/UP AREA 13 (a+b) = 1461.94
15		BALANCE AREA (12-14) = 9.40
16		F.S.I. CONSUMED 147/149 (Should not be more than serial no. 12) = 0.99
17		Area For Inclusive Housing, if any = 0.00
	a	Required (20 % of s.no. 7) = 0.00
	b	Proposed = 0.00

SCHEDULE OF OPENINGS					
1	D	1.05 X 2.30	1	W	1.50 X 1.65
2	D1	0.90 X 2.30	2	V	0.80 X 1.10
3	D2	0.75 X 2.30			
4	D3	1.50 X 2.30			

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.
 LEGEND
 PLOT BOUNDARY SHOWN BLACK
 PROPOSED WORK SHOWN RED
 DRAINAGE SHOWN RED DOTTED
 WATERLINE SHOWN BLACK DOTTED
 EXISTING TO BE RETAINED WATCHED
 DEMOLITION SHOWN HATCHED YELLOW
 OWNER'S NAME: OWNER'S SIGN:

M/S YASHODHA ASSOCIATES THROUGH
 PARTNER MR. KANFINATH ROHIDAS BHAGAT
 SITE ADD. =
 PROPOSED RESIDENTIAL BUILDING AT G.NO. 1172
 (P) AT WAGHOLI TAL. HAVELI, DIST PUNE
 ARCHITECT: JAIDEEP S. DESHPANDE ARCHITECT'S SIGN:
 CA/2003/33278
 ELEMENTS ARCHITECTURAL DESIGN STUDIO
 OFFICE NO 2 & 3, 1ST FLOOR, SWAYAMBHU BLDG.,
 SUWAY GARDEN, 12 WALKERHOLE, PUNE 411037
 TEL NO: +9187997777, 0202 29703153.
 EMAIL: elements_pune@yahoo.co.in
 JOB NO. REVISION NO. SCALE DRAWN BY / CHECKED BY
 000 RO 1:100 RUHAAL JD
 INWARD NO. DATE 06/01/2025
 KEY NO. SHEET NO. 1 / 1