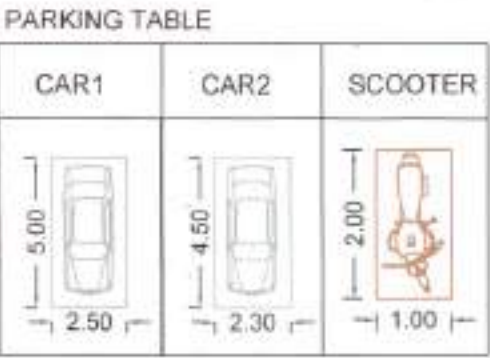


FORM OF STATEMENT - 2 [Sr. No.9 (a)] PROPOSED BUILDING AREA DETAILS (SQ.M.)				
BUILDING NO.	AS PER UDCPR		TOTAL	TENEMENT RESIDENTIAL
	COMMERCIAL	RESIDENTIAL		
A-BUILDING	0.00	74.61	74.61	0
A-BUNGALOW	0.00	187.76	187.76	1
B-BUNGALOW	0.00	185.39	185.39	1
B-BUILDING	0.00	7997.78	7997.78	92
C-BUILDING	0.00	9278.33	9278.33	124
COMM.	547.31	0.00	547.31	0
D-BUILDING	0.00	9607.20	9607.20	123
E-BUILDING	0.00	6063.96	6063.96	48
D-BUILDING (MHADA)	0.00	272.60	272.60	5
MHADA (BDLG)	0.00	3348.88	3348.88	58
TOTAL (WITH MHADA)	547.31	37016.51	37563.82	452
GRAND TOTAL (WITHOUT MHADA)	33942.34			389

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

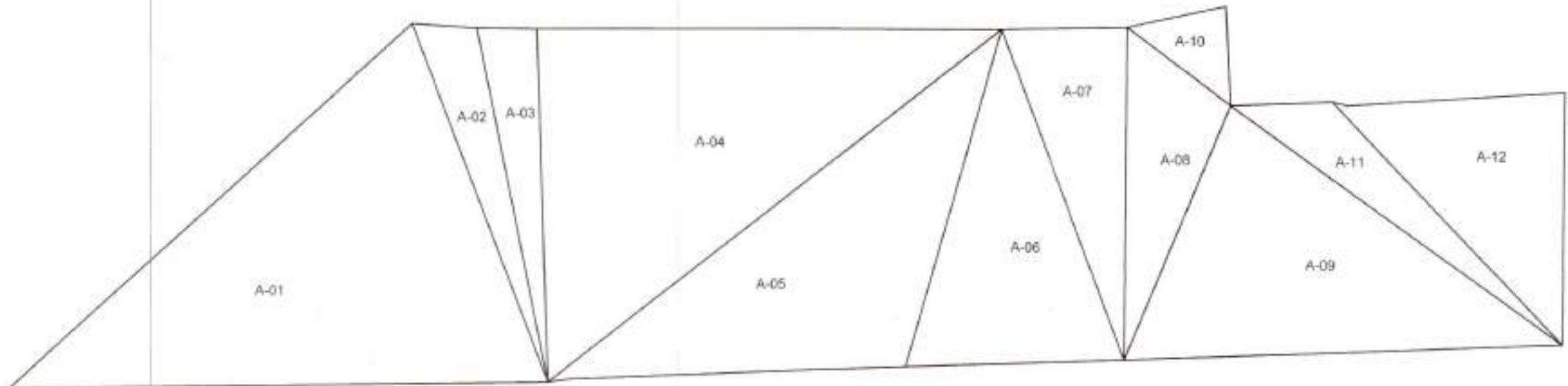
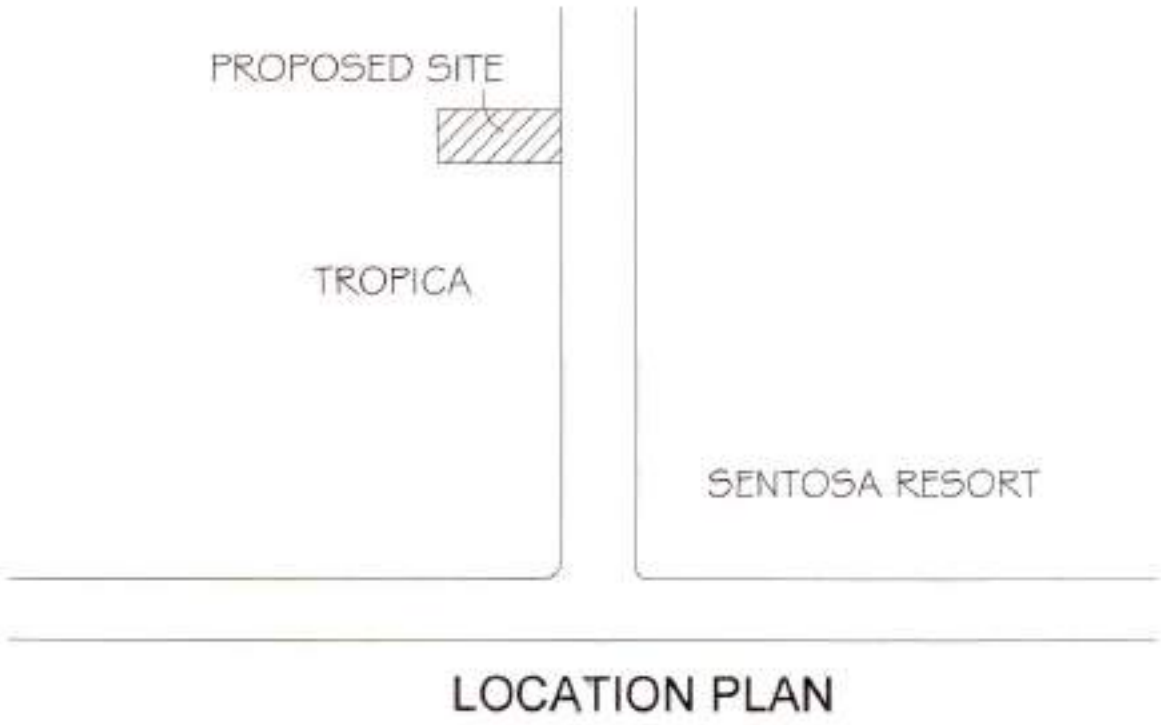
PROPOSED PARKING STATEMENT			
BUILDING NAME	FLOOR	CAR	SCOOTER
B - WING	LOWER FLOOR	25	64
	UPPER FLOOR	25	64
	PARKING-1 FLOOR	25	64
TOTAL		75	192
C - BUILDING	LOWER FLOOR	32	101
	UPPER FLOOR	16	168
	PARKING-1 FLOOR	32	101
TOTAL		80	370
D - BUILDING	LOWER FLOOR	31	81
	UPPER FLOOR	30	41
	PARKING- FLOOR	15	120
TOTAL		76	242
E - BUILDING	BASEMENT PARK	9	18
	GROUND PARKING	15	55
TOTAL		24	73
MHADA	PARKING FLOOR	14	30
TOTAL		14	30
LAYOUT	LAYOUT	-	110
TOTAL		-	110
GR. TOTAL		269	1017

PARKING CALCULATION : AS PER UDCPR									
TYPE	CARPET AREA / FSJ (M2)	THMTS (NOS)	UNIT	PROP.	BY RULE	REQD.	BY RULE	REQD.	
RESIDENTIAL									
For every 2000 tenements with each tenement having carpet area less than 40 sq.m. but more than 30 sq.m.	30-40	2	218	1	109	2	218		
RESIDENTIAL									
For every TWO tenements with each tenement having carpet area equal to or above 40 sq.m. but less than 80 sq.m.	40-80	2	211	1	105.5	5	527.5		
RESIDENTIAL									
For every ONE tenements having carpet area equal to or above 80 sq.m. but less than 150 sq.m.	80-150	1	23	1	23	3	69		
RESIDENTIAL									
For every ONE tenements having carpet area equal to or above 150 sq.m. but less than 300 sq.m.	> 150	0	2	0	6	3	0		
COMMERCIAL SHOP	300	3	320.06	2	6	6	18		
TOTAL NOS.					237.5		914.5		
VISITOR (3%)					12		40.725		
TOTAL REQD. (NOS.)					250		955.225		
REQD. AREA (IN SQ.M.)					3192.15		1746.45		
TOTAL REQD. AREA (IN SQ.M.)							4938.60		
TOTAL PROP. AREA									



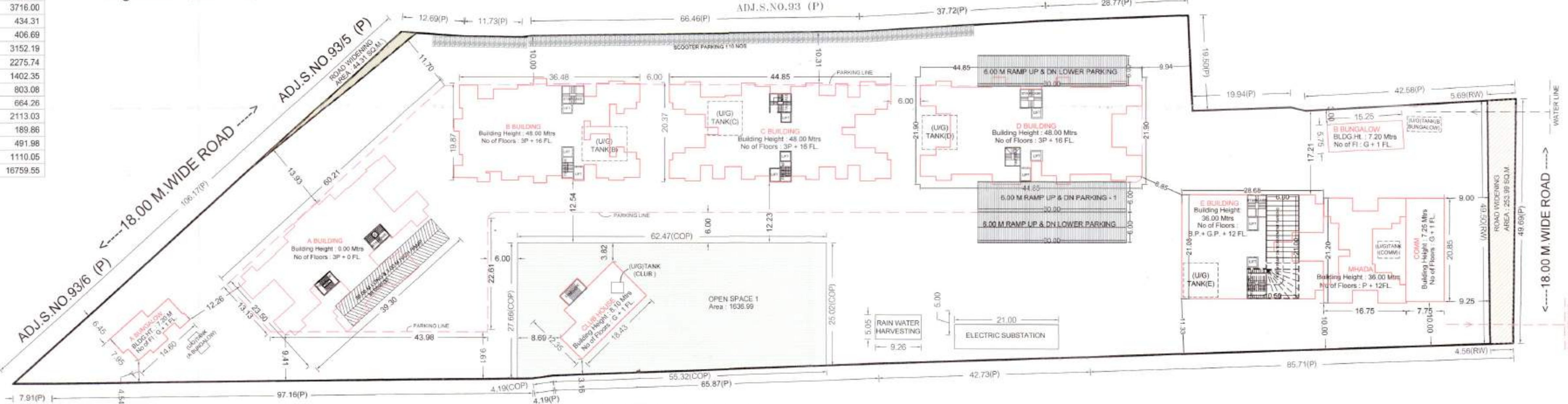
MAHADA AREA STATEMENT	
MIN. REQ. AREA	3588.38
PROP. AREA	3621.48
PERM. BALC. AREA	0.00
1) PROP. OPEN BALC. AREA	0.00
2) PROP. ENCL. BALC. AREA	0.00
TOTAL BALC. AREA (1+2)	0.00
MAHADA TOTAL TEN. NO.	63

REFUGE AREA STATEMENT		
BUILDING NAME	REQUIRED REFUGE AREA	PROPOSED REFUGE AREA
B BUILDING	29.40	136.57
C BUILDING	39.20	122.96
D BUILDING	39.00	47.45
E BUILDING	19.60	21.95
MHADA	24.00	45.40



Triangle	Area
A-01	3716.00
A-02	434.31
A-03	406.69
A-04	3152.19
A-05	2275.74
A-06	1402.35
A-07	803.08
A-08	664.26
A-09	2113.03
A-10	189.86
A-11	491.98
A-12	1110.05
Total (PLOT)	16759.55

Triangulation (Scale - 1:1000)



LAYOUT PLAN (Scale - 1:500)

LAYOUT

STAMP OF APPROVAL

Sanctioned No. B.P./Kivale/80/2022
Subject to conditions mentioned in the
Office Order No.
aven dated 20/07/2022
Pimpri
Date 20/07/2022



O. C. Signed by
City Engineer

City Engineer
Building Permission Dept.
PCMC, Pimpri, Pune-19.

A) AREA STATEMENTS	SQ. M.
1 AREA OF PLOT (Minimum area of a,b,c to be considered)	16600.00
(a) As per ownership documents (7/12, CTS extract)	16600.00
(b) As per measurement sheet	16759.55
(c) As per site	16759.55
2 DEDUCTION FOR:	
(a) Proposed D.P./D.P. Road widening Area/ Service Road/ Highway widening	298.29
(b) Any D.P. Reservation Area (NON CONFIRMING RESERVATION & BRT AREA)	0.00
(c) NDZ Area / Green Belt Area	0.00
Total (a + b)	298.29
3 GROSS AREA OF THE PLOT (01 - 02)	16301.71
4 AMENITY SPACE (if Applicable)	0.00
(a) Required 10%	0.00
(b) Adjustment of 2(b), if any	0.00
(c) Balanced Proposed	0.00
5 NET PLOT AREA (13-4(c))	16301.71
6 RECREATION OPEN SPACE (if Applicable)	0.00
(a) Required	1630.17
(b) Proposed	1636.99
7 Internal Road Area	0.00
8 Plottable Area (if Applicable)	14604.72
9 Built up area with reference to Basic F.S.I. as per front road (Sr. No. Subbasic FSI) (Sr.No.05x1.10 FSI)	17931.88
10 Addition of FSI on payment of premium	
(a) Maximum permissible premium FSI - based on road width / TOD zone (Sr.05x50%)	8150.86
(b) Proposed FSI on payment of premium	1141.00
11 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	
(c) TDR area permissible (Sr.No. 3(a) x 0.90%)	14940.00
(d) TDR area	2150.04
(e) Total In-situ / TDR loading proposed (11(a)+(b)+(d))	2150.04
12 Additional FSI area under Chapter No.7	0.00
13 Total entitlement of FSI in the proposal	21222.92
(a) [9 + 10(b)+11(d)] or 12 whichever is applicable	
a1) Deduction : Built up area/Utilized Area/FSI to be retained as per old DC Rule	0.00
a2) Balance entitlement for Ancillary Area (a-a1)	21222.92
Permissible Ancillary Area FSI upto 60% or 80% with payment of charges (on a2) whichever applicable	
Total = 12587.80 + 243.25 = 12831.05	12831.05
(b) Proposed Ancillary area FSI	12831.05
(c) Total entitlement (a+c)	34053.97
14 Maximum utilization limit of FSI (building potential)	0.00
15 Total Built up area in proposal (excluding area at Sr.No. 17b)	
(a) Existing Built up area Previously Sanctioned	0.00
(i) Completed	0.00
(ii) Residential	0.00
(iii) Commercial	0.00
(b) Proposed Built up area (As per 'P-File')	
(i) Residential	33395.03
(ii) Commercial	547.31
(c) Total Built up area(a+b)	33942.34
16 FSI Consumed (15(c)/13(d)) (should not be more than Sr. no. 14 above)	0.997
17 Area for inclusive Housing, if any	
(a) Required (20% of Sr.no.9)	3586.38
(b) Proposed	3621.48
18 SPECIFICATIONS	
LEGEND	
a PLOT BOUNDARY SHOWN BLACK	
b PROPOSED WORK SHOWN RED	
c DRAINAGE LINE SHOWN RED DOTTED	
d WATER LINE SHOWN BLACK DOTTED	
e EXISTING TO BE RETAINED HATCHED	
f DEMOLITION SHOWN HATCHED YELLOW	

CERTIFICATE OF AREA
CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON AND THE DIMENSION OF SITES, 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.

OWNER'S DECLARATION
I / WE UNDERSIGNED HEREBY CONFIRM THAT I / WE WOULD ABIDE BY PLANS APPROVED 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.

OWNER'S NAME: TATVAM CONSTRUCTION PVT. LTD.

PROJECT:
SURVEY NO: 93/5(P)/93/5(P) HISMA NO:
PLOT NO: CTS NO:
DESCRIPTION: REGULAR TRACK, VILLAGE - KIVALE
ARCHITECT: Sachin sutar ARCHITECT'S SIGN:

JOB NO. DRG. NO. SCALE DRAWN BY CHECKED BY
1:100 Sachin K.
INWARD NO: INWD/KVL/0025/13 DATE: 07 Apr 2022
KEY NO. SHEET NO. 1/26