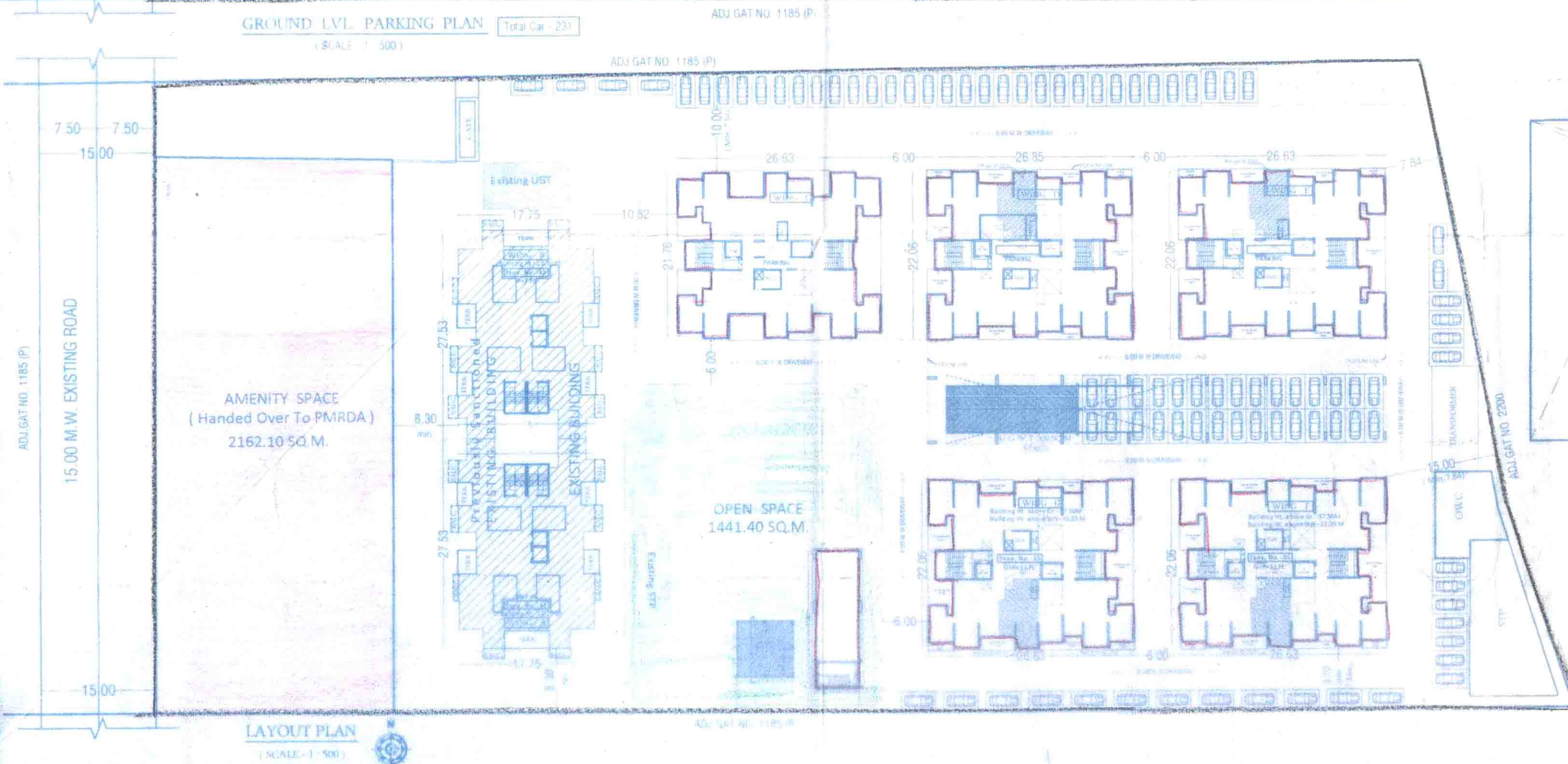
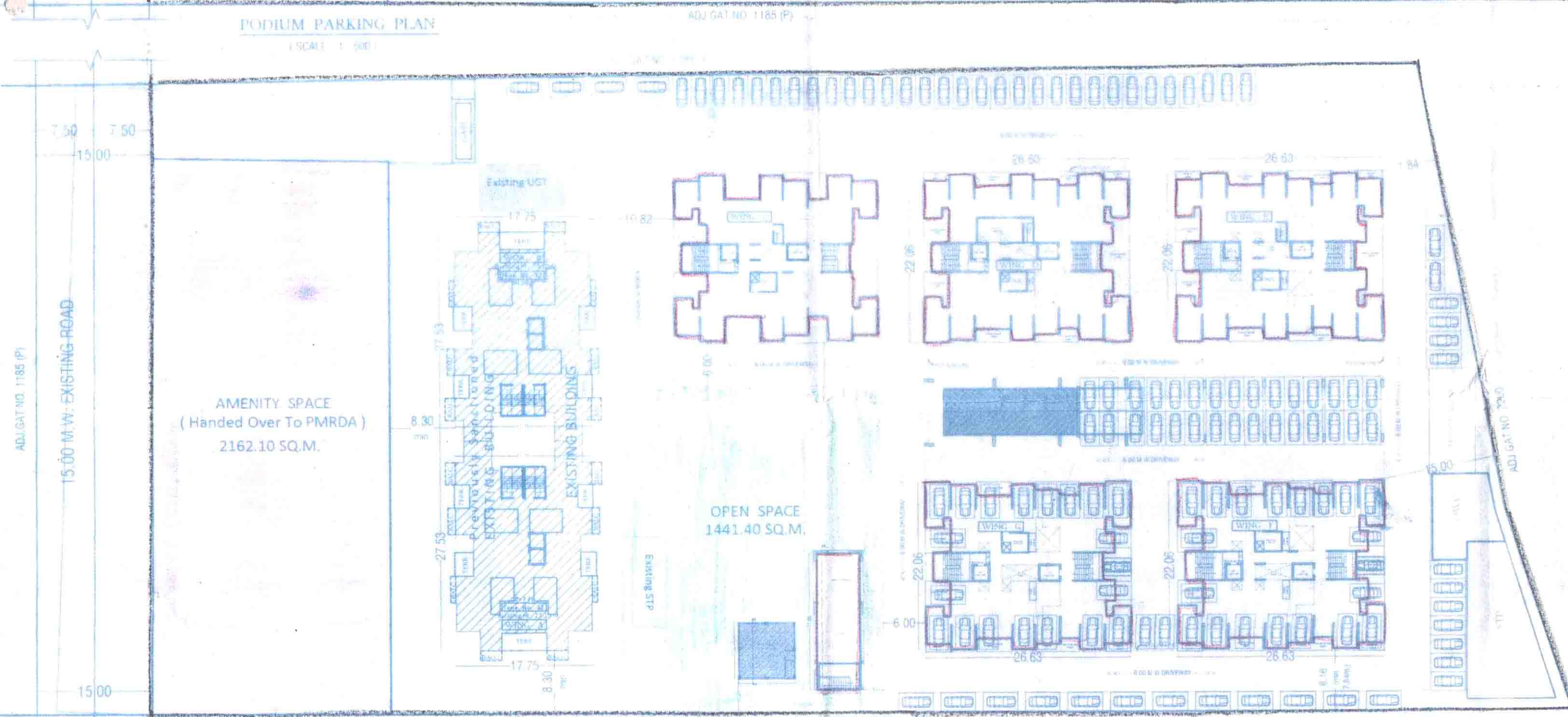




TOTAL F.S.I. STATEMENT IN SQ.M. - (WING - A, B, F & G)														
BLDG. / WING	FLOOR	NET B/UP AREA	PERMI. BALC.	ENCL. BALC.	OPEN BALC.	DRY. BALC.	STAIRCASE AREA	FIRE STAIRCASE AREA	TERRACE	LIFT & LIFT MAC RM. AREA	FIRE LIFT AREA	BUILDING HEIGHT		TENE. NO.
												From Gr. Lvl.	Above 50th Fl.	
WING - A	P + 7 FL.	2098.74	314.81	265.09	0.00	146.09	0.00	0.00	242.42	14.48	0.00	23.20 M.	20.35 M.	42
WING - B	P + 7 FL.	2098.74	314.81	265.09	0.00	146.09	0.00	0.00	242.42	14.48	0.00	23.20 M.	20.35 M.	42
EXISTING BLDG.		4197.48	629.62	530.18	0.00	292.18	0.00	0.00	484.84	28.96	0.00			84.00
WING - C	PARKING	-	-	-	-	-	-	-	-	-	-	-	-	-
WING - D	PARKING	-	-	-	-	-	-	-	-	-	-	-	-	-
WING - E	PARKING	-	-	-	-	-	-	-	-	-	-	-	-	-
WING - F	G + P + 11 FL.	3553.56	533.03	0.00	489.58	0.00	220.11	260.59	0.00	3.61	4.75	37.50 M.	31.35 M.	65
WING - G	G + P + 11 FL.	3553.53	533.03	0.00	489.58	0.00	220.11	260.59	0.00	3.61	4.75	37.50 M.	31.35 M.	65
PROPOSED BLDG.		7107.09	1066.06	0.00	979.16	0.00	440.22	521.18	0.00	7.22	9.50			130.00
TOTAL		11304.57	1695.68	530.18	979.16	292.18	440.22	521.18	484.84	36.18	9.50			214.00

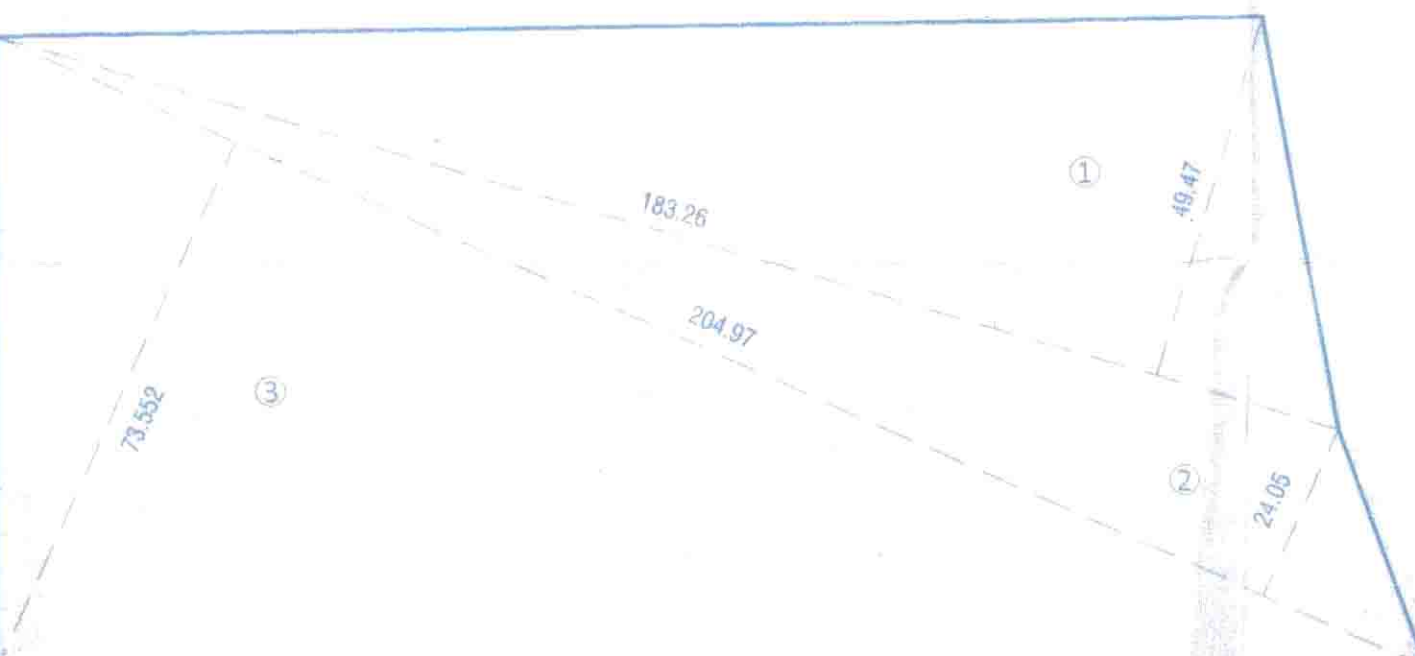
DIFFERENCE TABLE										
BUILDING	B/UP	PERMI. BALC.	PROP. ENCL. BALCONY	PROP. OPEN BALCONY	DRY BALCONY	REGULAR STAIRCASE AREA	FIRE STAIRCASE AREA	TERRACE AREA	LIFT AREA	TOTAL TENE. NO.
PREVIOUS	14294.78	2144.18	1894.84	0.00	875.26	0.00	0.00	494.84	88.60	210
PROPOSED	11304.57	1695.68	530.18	979.16	292.18	440.22	521.18	484.84	36.18	130
TOTAL	0.00	0.00	0.00	979.16	0	440.22	521.18	0.00	0.00	0.00

F.S.I. STATEMENT IN SQ.M. (WING - F & G)										
FLOOR	BUILT UP AREA	PERMI. BALC.	PROP. OPEN BALC.	REGULAR STAIR. AREA	FIRE STAIR. AREA	LIFT AREA	FIRE LIFT	BUILDING HEIGHT		TENE. NO.
								From Gr. Lvl.	Sum 1st Fl. to 10th Fl.	
FIRST FL.	357.87	53.68	11.17	20.01	23.69					6
SECOND FL.	323.15	48.47	48.42	20.01	23.69					6
THIRD FL.	323.15	48.47	48.42	20.01	23.69					6
FOURTH FL.	323.15	48.47	48.42	20.01	23.69					6
FIFTH FL.	323.15	48.47	48.42	20.01	23.69					6
SIXTH FL.	323.15	48.47	48.42	20.01	23.69					6
SEVENTH FL.	287.34	43.10	42.63	20.01	23.69					5
EIGHTH FL.	323.15	48.47	48.42	20.01	23.69					6
NINTH FL.	323.15	48.47	48.42	20.01	23.69					6
TENTH FL.	323.15	48.47	48.42	20.01	23.69					6
ELEVENTH FL.	323.15	48.47	48.42	20.01	23.69					6
TOTAL	3553.56	533.03	489.58	220.11	260.59	4.75	3.61	37.50 M.	31.35 M.	65.00

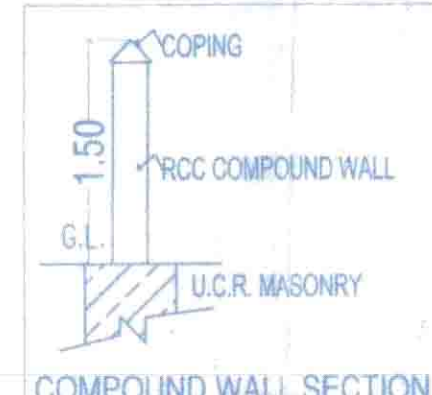
PREVIOUS SANCTION PARKING AREA STATEMENT FOR (WING - A & B)					
PARKING REQUIRED BY RULE	NO. OF TENEMENT	CAR	SCOOTER	CYCLE	
2 TENEMENTS HAVING CARPET UP AREA BETWEEN UP TO 40.00	2	0	4	4	
REQUIRED PARKING FOR 28 TENEMENTS	28	0	28	28	
2 TENEMENTS HAVING CARPET UP AREA BETWEEN 40.00 TO 80.00	2	1	2	2	
REQUIRED PARKING FOR 14 TENEMENTS	14	7	14	14	
TOTAL	42	7	42	42	
5% ADDITION PARKING		1	3	3	
TOTAL		8	45	45	
TOTAL REQ. PARKING		8 X 12.50	45 X 2.00	45 X 0.70	
TOTAL AREA		100.00	90.00	31.50	
TOTAL PARKING AREA				221.50	

PARKING AREA STATEMENT FOR BLDG PERMISSION				
PARKING REQUIRED BY RULE	NO. OF TENEMENT	CAR	SCOOTER	CYCLE
3 TENEMENTS HAVING BUILT UP AREA BETWEEN 50.00 TO 100.00 SQ.M.	3	1	3	3
REQUIRED PARKING FOR 130 TENEMENTS	130	43	130	130
TOTAL		43	130	130
50% ADDITION PARKING		22	65	65
TOTAL		65	195	195
TOTAL REQ. PARKING		65 X 12.50	195 X 2.00	195 X 0.70
TOTAL AREA		812.50	390.00	136.50
TOTAL PARKING AREA				1339.00

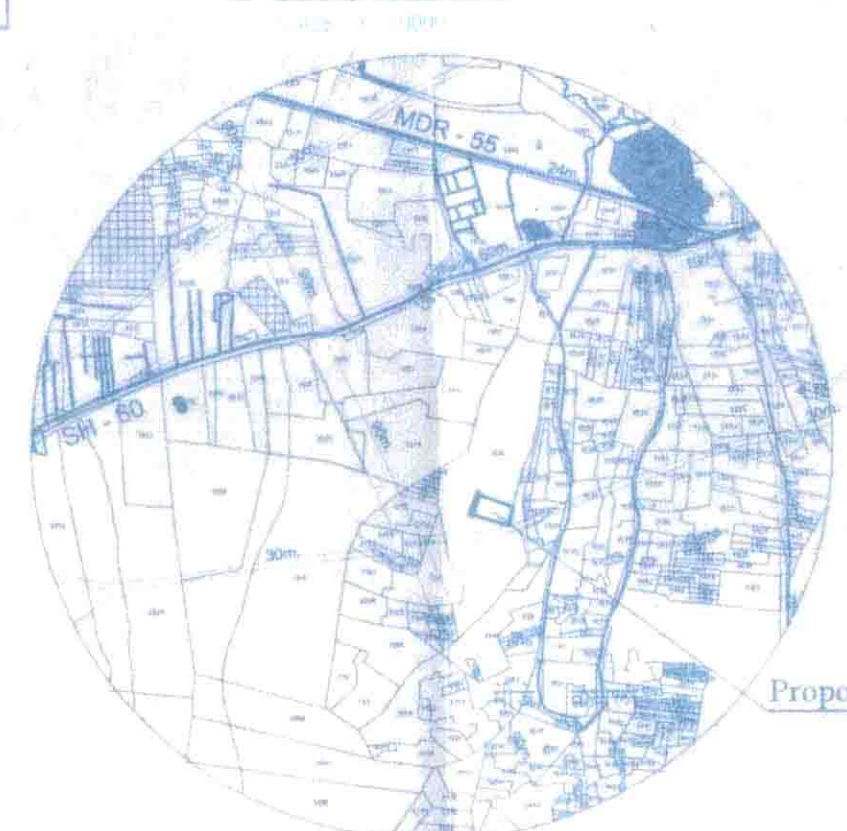
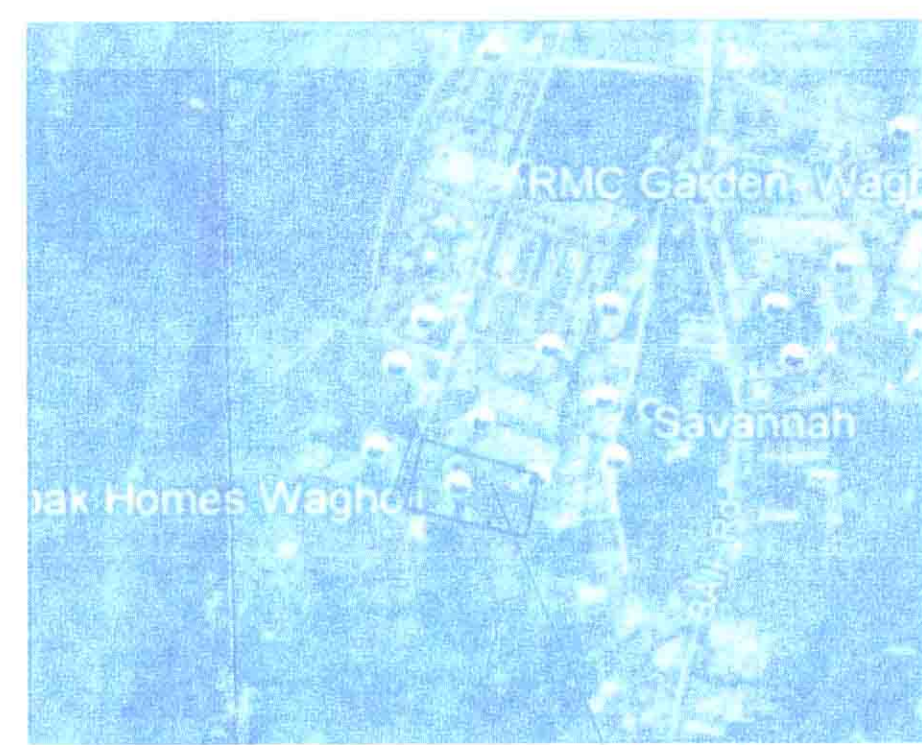
PARKING STATEMENT			
	NO. OF TENTS.	CAR	SCOOTER
FOR WING A+B+F+G	214	73	240
TOTAL PARKING AREA			1560.50



Plot Area Calculation	
Scale - (1:1000)	
1 10.5 X 183.26 X 49.47 = 4932.94	
2 0.5 X 204.97 X 24.05 = 2404.76	
3 10.5 X 183.26 X 49.47 = 4932.94	
TOTAL 1441.40 SQ.M.	



WATER CALCULATION	
For Residential	
WATER REQUIRED AS PER RULE	
NO. OF FLATS X 5 X 135	
214 X 5 X 135 = 144450	
ADD FIRE FITTING = 20000 X 6 = 1,20,000 LTRS.	
TOTAL = 1,44,450 + 1,20,000 = 2,64,450 LTRS.	
SAY, 2.64,50,00 LTRS.	
SUMP WELL CAPACITY	
144450 X 1.5 = 216675.00	
ADD FIRE FITTING = 50000 X 6 = 3,00,000 LTRS.	
TOTAL = 2,16,675 + 3,00,000 = 5,16,675 LTRS.	
SAY, 5,16,700 LTRS.	



FSI + NON FSI AREA STATEMENT		
SR. NO.	DESCRIPTION	AREA (SQ.M.)
01	F.S.I. AREA	11304.57
02	NON F.S.I.	
2.1	ENCL./OPEN BALCONY	1509.34
2.2	PASSAGE AREA	0
2.3	REGULAR STAIR CASE	440.22
2.4	FIRE STAIR CASE	521.18
2.5	TERRACE AREA	484.84
2.6	DRY BALCONY	292.18
2.7	LIFT LOBBY	0
2.8	REFUGE AREA	76.22
2.9	PARKING AREA OF BLDG.	4468.52
2.10	PODIUM AREA	4410.10
3	ANY OTHER	
3.1	CLUB HOUSE	216.21
3.2	LIFT AREA	45.68
3.3	FORMED TERRACE AREA	162.85
3.4	SERVICES (S.T.P., TRANSFORMER, U.G. T etc)	1500.00
	TOTAL NON F.S.I.	14127.35
	TOTAL F.S.I. AREA + TOTAL NON F.S.I. (11304.57 + 14127.35)	25431.92

STAMP OF APPROVAL
LAYOUT
RESIDENTIAL
Approved as amended in...
Subject to conditions mentioned in Annexure A
of letter No. 14-C.R. No. 122/25-27/14/2014
S. No. 10, No. 10/25-27/14/2014
Dated 19/06/2029
Metropolitan Commissioner and
Chief Executive Officer
Pune Metropolitan Regional Development Authority, Pune.

AREA STATEMENT		Previously Sanctioned	SQ.M.
1	Area of Plot (Minimum area of a.b.c to be considered)	=	14414.00
a)	as per ownership document (7/12, CTS extract)	=	0.00
b)	as per measurement sheet	=	14535.67
c)	as per site	=	0.00
2	Deductions for	=	0.00
a)	Proposed D.P. / D.P. Road widening Area	=	0.00
b)	Area under Reservation	=	0.00
	Total (a+b)	=	0.00
3	Gross Area of Plot (1-2)	=	14414.00
4	Recreational Open Space	=	
a)	Required	=	0.00
b)	Proposed	=	1441.40
5	Amenity Space	=	
a)	Required	=	2162.10
b)	Proposed	=	2162.10
6	Service road and Highway widening	=	0.00
7	Internal Road area	=	0.00
8	Net Area of Plot (3-5b)	=	12251.90
9	Permissible F.S.I. (0.90)	=	11026.71
10	Basic F.S.I. (11026.71 X 1.10)	=	12129.38
11	Built up area with reference to Basic F.S.I. as per front road width (12251.90 X 1.00)	=	0.00
12	Proposed Basic F.S.I.	=	0.00
13	Addition of area for F.S.I.	=	
a)	In-situ area against D.P. road (0.00 X 2.00)	=	0.00
b)	In-situ area against Amenity Space (1.00 X 2162.10)	=	0.00
c)	Premium FSI area (subject to maximum of 0.2 of s.no. 8)	=	0.00
d)	Additional Paid FSI area (as per Previously Sanctioned)	=	2166.00
e)	TDR area (12251.90 X 0.40) - (2162.10)	=	0.00
	Total (b+d)	=	2166.00
14	Total area available (12+13)	=	14295.38
15	Maximum utilization of F.S.I. Permissible as per Road width as per Regulation no. 15.4)	=	20828.23
16	Total Built-up Area in proposal (excluding area at S.No. 16b)	=	0.00
a)	Existing Commercial Built up Area	=	0.00
b)	Existing Residential Built up Area	=	0.00
c)	Proposed Commercial Built up Area	=	0.00
d)	Proposed Residential Built up Area	=	14294.78
e)	Excess Balcony area counted in F.S.I.	=	7107.09
f)	Excess Double Height Terraces area counted in F.S.I.	=	
17	F.S.I. Consumed (13/9)	=	
18	Permissible Tenement	=	
19	Proposed Tenement	=	

Owner's declaration -
I/we undersigned hereby confirm that I/we would abide by plans sanctioned by PMRDA. I/we would execute the structure as per sanctioned plans. Also I/we would execute the work under supervision of proper technical person so as to ensure the quality and safety of the work.

Owner (s) name and signature

LEGEND
1. EXISTING BUILDING SHOWN
2. PROPOSED WORK SHOWN
3. OPEN SPACE SHOWN
4. AMENITY SPACE SHOWN
5. CHANCE LINE SHOWN
6. BOUNDARY LINE SHOWN
7. DEMOLISH SHOWN
DOOR & WINDOW SCHEDULES
01 1.05 X 2.00
02 0.90 X 2.00
03 0.75 X 2.00
04 1.80 X 2.00
05 1.50 X 2.00
06 1.20 X 2.00
W1 1.50 X 1.50
W2 1.20 X 1.20
W3 0.75 X 1.50
W4 0.60 X 1.50

PROJECT -
REVISED BUILDING ON GAT.NO.1185 / B / Plot No.1 &
GAT.NO.1185 / B / Plot No. 2, AT WAGHOLI, TAL - HAVELI, PUNE.

DESIGN ARCHITECT
CUBIX
OFFICE NO.1 AND 2, ARISTOCAT, OPP. BEVERLY HILLS HOTEL, NEAR MAGNUS CLUB, LULIA NAGAR, BHIMWADI, PUNE. E-MAIL: cubixarchitects@gmail.com
CONTACT NO:- 7727043688, 7759496957

CERTIFICATE OF AREA
CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON 10/05/2019 AND ALL DIMENSIONS OF THE PLOT SHOWN ON PLAN ARE MEASURED ON SITE AND AREA SO WORKED OUT TALLIES WITH AREA SHOWN IN DOCUMENT OF ENGINEERING P.T.P. ACT.

OWNER SIGN
AMOD LANDMARK REALTY THRO. (P.A.H. No-7960 Dated-10.05.2019)

ARCHITECTS SIGN
VIJAYA SANGHAVI
ARCHITECTS
SANDEEP HARDIKAR & ASSOCIATES
ARCHITECTS & INTERIOR DESIGNERS
502 'SAHANA APTS', NARVEER TANAJIWADI, SHIVAJINAGAR, OPP. VIKRAM TILES, PUNE-411005
TEL - 25511183, 9371236397
Email: syhardikar@gmail.com

DATE 10/05/2019
SCALE 1:500
REV BY