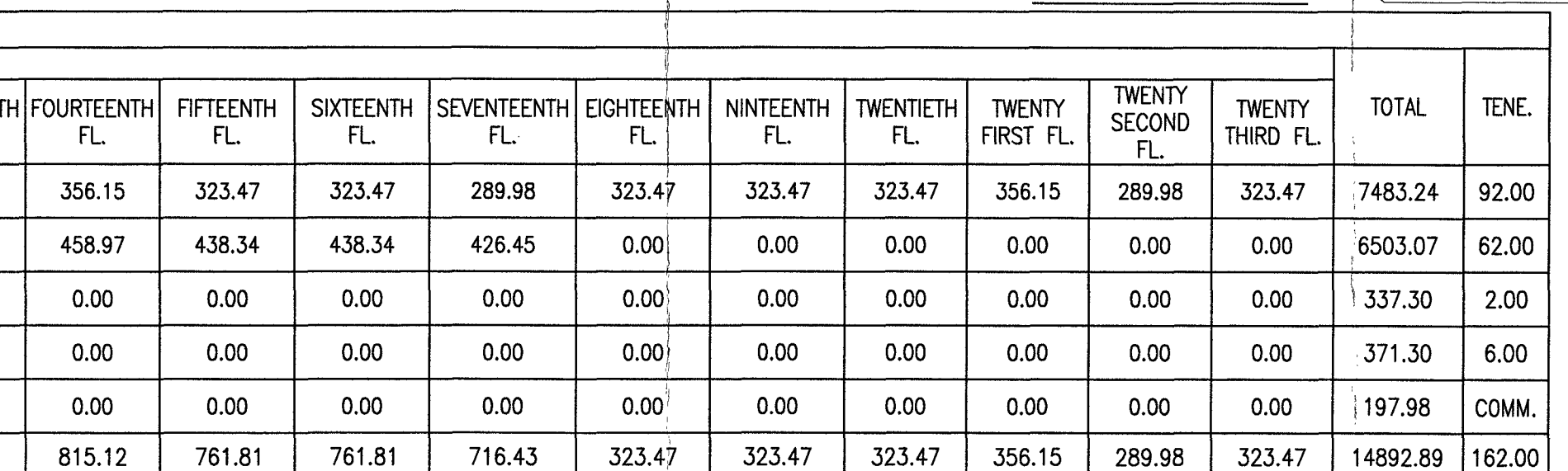
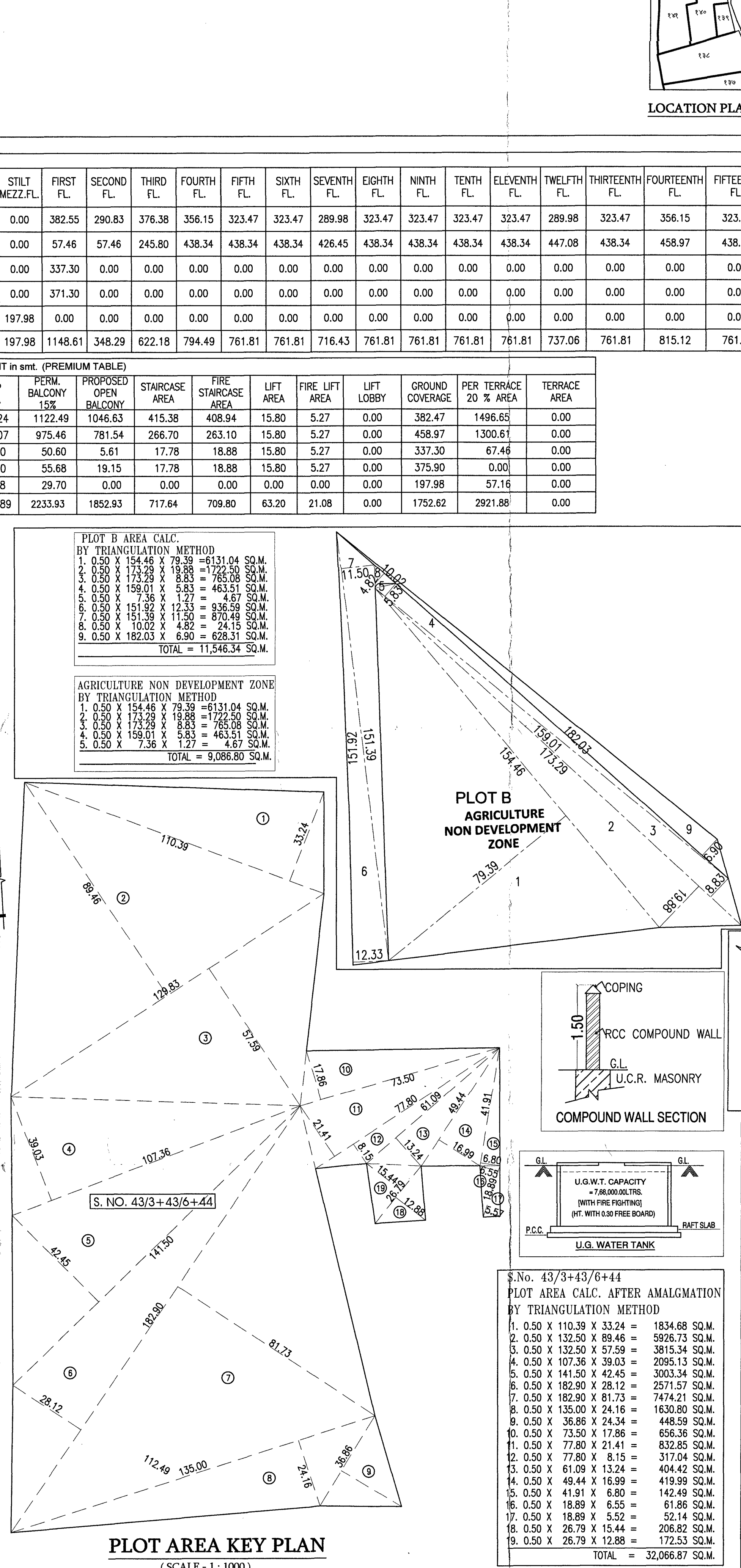




TOTAL F.S.I. STATEMENT IN SQ.M.																															
WING	FLOORS	HTS	BASEMENT 2 PARKING FL.	BASEMENT 1 PARKING FL.	STILT FL.	STILT MEZZ.FL.	FIRST FL.	SECOND FL.	THIRD FL.	FOURTH FL.	FIFTH FL.	SIXTH FL.	SEVENTH FL.	EIGHTH FL.	NINTH FL.	TENTH FL.	ELEVENTH FL.	TWELFTH FL.	THIRTEENTH FL.	FOURTEENTH FL.	FIFTEENTH FL.	SIXTEENTH FL.	SEVENTEENTH FL.	EIGHTEENTH FL.	NINETEENTH FL.	TWENTIETH FL.	TWENTY FIRST FL.	TWENTY SECOND FL.	TWENTY THIRD FL.	TOTAL	TENE.
A WING	BASE-2+BASE-1+ STILT+23FL.	69.92/ 75.27 M.	0.00	0.00	0.00	0.00	382.55	290.83	376.38	356.15	323.47	323.47	289.98	323.47	323.47	323.47	289.98	323.47	356.15	323.47	323.47	289.98	323.47	323.47	323.47	323.47	356.15	289.98	323.47	7483.24	92.00
B WING	BASE-2+BASE-1+ STILT+17 FL.	51.68/ 57.83 M.	0.00	0.00	0.00	0.00	57.46	57.46	245.80	438.34	438.34	438.34	426.45	438.34	438.34	438.34	447.08	438.34	458.97	438.34	438.34	438.34	426.45	0.00	0.00	0.00	0.00	0.00	0.00	6503.07	62.00
C WING	BASE-2+BASE-1+ STILT+01 FL.	3.05/ 8.40 M.	0.00	0.00	0.00	0.00	337.30	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	337.30	2.00
D WING	BASE-2+BASE-1+ STILT+01 FL.	3.05/ 8.40 M.	0.00	0.00	0.00	0.00	371.30	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	371.30	6.00
CLUB HOUSE	STILT MEZZ. FL.	3.20/ 6.20 M.	0.00	0.00	0.00	197.98	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	197.98	COMM.
TOTAL			0.00	0.00	0.00	197.98	1148.61	348.29	622.18	794.49	761.81	761.81	716.43	761.81	761.81	761.81	761.81	737.06	761.81	815.12	761.81	761.81	716.43	323.47	323.47	323.47	356.15	289.98	323.47	19798.89	162.00

WATER STORAGE TANK CAP					TOTAL BUILD. F.S.I. STATEMENT in smt. (PREMIUM TABLE)												
NOS.	WING	Q/C WATER TANK CAP.	U/C WATER TANK CAP.	WATER TANK CAP.	NOS.	WING	B/U AREA	P/B BALCONY	PROPOSED OPEN BALCONY	STAIRCASE AREA	FIRE STAIRCASE AREA	LIFT AREA	FIRE LIFT AREA	LIFT LOBBY	GROUND COVERAGE	PER TERRACE 20 % AREA	TERRACE AREA
1	A WING	72500.00		293750.00	1	A WING	7483.24	1122.49	1046.63	415.38	408.94	15.80	5.27	0.00	382.47	1396.65	0.00
2	B WING	51000.00		261000.00	2	C WING	1000.00	250.00									0.00
3	D WING	4050.00		20250.00	3	C WING	6503.07	975.46	781.54	266.70	263.10	15.80	5.27	0.00	458.97	1430.61	0.00
4	D WING	4050.00		20250.00	3	C WING	337.30	50.60	5.61	17.78	18.88	15.80	5.27	0.00	337.30	67.46	0.00
5	CLUB HOUSE	3000.00		4500.00	4	D WING	371.30	55.68	19.15	17.78	18.88	15.80	5.27	0.00	375.90	0.00	0.00
					5	CLUB HOUSE	197.98	29.70	0.00	0.00	0.00	0.00	0.00	0.00	197.98	57.16	0.00
TOTAL		132050.00		567575.00	TOTAL		14892.89	2233.93	1852.93	717.64	709.80	63.20	21.08	0.00	1752.62	2921.86	0.00

PARKING AREA STATEMENT					PARKING REQUIRED		CAR	SCOOTER	CYCLE
NOS.	WING	COMM. AREA SQ.M.	40.00 TO 80.00 SQ.M.	60.00 TO 80.00 SQ.M.	ABOVE 80.00 SQ.M.	40.00 TO 80.00 SQ.M. 98 TENA	00	49	98
1	A WING	0.00	92	00	00	60.00 TO 80.00 SQ.M. 00 TENA.	00	00	00
2	B WING	0.00	00	00	58	ABOVE 80.00 SQ.M. 60 TENA.	60	60	60
3	C WING	0.00	00	00	02	CLUB HOUSE COMM. AREA 197.98 SQ.M.	02	04	04
4	D WING	0.00	06	00	00	TOTAL 156 TENA.	62	113	166
5	CLUB HOUSE	197.98	00	00	00				
TOTAL		197.98	98.00	0.00	60.00				

		CAR	SCOOTER	CYCLE
ADD 50% FOR		31	57	83

PARKING AREA STATEMENT-TOD ZONE				TOTAL			
PARKING REQUIRED	CAR	SCOOTER	CYCLE	PARKING AREA STATEMENT	93	170	249
25.00 TO 40.00 SQ.M. 04 TENA.	00	01	02	AREA REQUIRED	AREA PROPOSED		
40.00 TO 60.00 SQ.M. 02 TENA.	00	01	02	CAR	93 NOS. X 12.50 SQ.M	1,162.50	
60.00 TO 80.00 SQ.M. 01 TENA.	00	01	02	SCOOTER	170 NOS. X 0.20 SQ.M	34.00	
80.00 TO 100.00 SQ.M. 01 TENA.	01	01	01	CYCLE	249 NOS. X 0.140 SQ.M	348.60	
ABOVE 100.00 SQ.M. 01 TENA.	01	01	01	TOTAL		1,851.10	
GOVT & SEMI GOVT. PRIVATE BUSINESS BLDG.	01	02	02	PARKING PROPOSED	CAR	SCOOTER	CYCLE
				LOWER BASEMENT	171	258	00
				UPPER BASEMENT			

DOORS & WINDOWS SCHEDULE		
SLN	MKD	SIZE (IN MM)
01	MD1	1200x2250
02	MD2	1050x2250
03	D1	900x2250
04	D2	800x2250
05	D3	750x2250
06	SD1	2250x2250
07	SD2	1800x2250
08	SD3	Full lengthx2250
09	W1	900x1350
10	W2	600x1350
11	W3	1600x1350
12	W4	1800x1350
13	KW1	800x1050
14	KW2	710x1050
15	V1	750x1050
16	V2	700x1050

STAMP OF APPROVAL	
LAYOUT	01/12

Approved as amended in _____
 subject to conditions mentioned in Annexure 'A'
 of letter No **BM/D/C.R. No. 39/22-23** of _____
 S. No./G. No./CTS No. **43/3 A** of _____
 Dated on **19/2/2022**

[Signature]
**Metropolitan Commissioner and
 Chief Executive Officer**
Pune Metropolitan Regional Development Authority, Pune



AREA STATEMENT	=		SQM.
1. Area of plot			32,066.00
(Minimum area of a, b, c to be considered)			
(a) As per ownership document (7/12, CTS extract)	32,066.00		
(b) As per measurement sheet	32,066.87		
(c) as per site			
		PLOT A	PLOT B
1. Subdivisional Area of plot		20,519.66	11,546.34
2. Deductions for			
(a) i) area under 36.00 m.w. MDC road	5,723.73	----	----
ii) area under 12.00 m.w. road	74.05	----	----
iii) area under 24.00 m.w. draft d.p. road	----	2,459.54	----
iv) area under 15.00 m.w. draft d.p. road	22.68	----	----
(b) Any D.P. Reservation area (Agriculture non development zone)	----	----	----
Total (+/-)	5,820.46	2,459.54	----
3. Balance area of plot (1-2)	14,699.20	9,086.80	----
4. Amenity Space (if applicable)			
(a) Required -	2,204.88	----	----
(b) Balance Proposed -	2,205.00	----	----
5. Net Plot Area (3-4 (b))	12,494.20	----	----
6. Recreational Open space (if applicable)			
(a) (c) Required -	1,469.92	----	----
(b) (c) Proposed -	1,470.00	----	----
7. Infernal Road area			
8. Plottable area (if applicable)			
9. Built up area with reference to Basic F.S.I. as per front road width (12,494.20X1.20)	14,993.04	----	----
10. Addition of FSI on payment of premium			
(a) Maximum permissible premium FSI-based on road width/TOD Zone.	----	----	----
(b) Proposed FSI on payment of premium.	----	----	----
11. in-situ FSI / TDR loading			
(a) in-situ area against D.P./R.P road [2.0 x Sr. No. 2 (a)]	----	----	----
(b) in-situ area against Amenity Space if handed over [2.00 or 1.85 x Sr. No. 4 (b)and /or(c)].	----	----	----
(c) TDR area			
(d) Total in-situ / TDR loading proposed (11 (a)+(b)+(c))	----	----	----
12. Additional FSI Area under Chapter No. 7			----
13. Maximum utilization limit of F.S.I. (building potential) Permissible as per Road width (12,494.20X4.00)			49,976.80
Total Built-up Area in proposal(excluding area at Sr.No.17 b)			
(a) Existing Built-up Area.	----	----	----
(b) Proposed Comm. Built-up Area (as per 'P'-line)			197.98
(c) Proposed Resi. Built-up Area (as per 'P'-line)			14,694.91
Total (+b+c)			14,892.89
13. F.S.I. Consumed (14/5) (should not be more than serial No.14 above.)			1.19

Normalised (1/360) (area not to be more than serial no. 14000)			
LEGEND			
PLOT BOUNDARY	THICK BLACK	_____	
PROPOSED WORK	RED	_____	
WATER LINE	BLACK DOTTED	_____	
DRAINAGE LINE	RED DOTTED	_____	
SPECIFICATIONS			
R.C.C. FRAMED STRUCTURE.			
0.15M. THK BLOCK WALL. & 0.10M. THK.			
SAND FACED PLASTER EXTERNALLY.			
NEERU FINISHED PLASTER INTERNALLY.			
M. M. TILE FLOORING			
M. DOORS & M. S. WINDOWS			

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 Records).

Ar. PRAKASH KULKARNI
CA/98/22909
Signature
(Name of Architect/ Licensed Engineer/ Supervisor.)

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 suviersion of proper technical person so as to ensure the quality and safety at the work site

Quarta-feira, 14 de maio de 2014

Owner(s) name and signature _____

ARCHITECT	OWNER (P.A.H.)
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1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31	32	33	34	35	36	37	38	39	40	41	42	43	44	45	46	47	48	49	50	51	52	53	54	55	56	57	58	59	60	61	62	63	64	65	66	67	68	69	70	71	72	73	74	75	76	77	78	79	80	81	82	83	84	85	86	87	88	89	90	91	92	93	94	95	96	97	98	99	100	101	102	103	104	105	106	107	108	109	110	111	112	113	114	115	116	117	118	119	120	121	122	123	124	125	126	127	128	129	130	131	132	133	134	135	136	137	138	139	140	141	142	143	144	145	146	147	148	149	150	151	152	153	154	155	156	157	158	159	160	161	162	163	164	165	166	167	168	169	170	171	172	173	174	175	176	177	178	179	180	181	182	183	184	185	186	187	188	189	190	191	192	193	194	195	196	197	198	199	200	201	202	203	204	205	206	207	208	209	210	211	212	213	214	215	216	217	218	219	220	221	222	223	224	225	226	227	228	229	230	231	232	233	234	235	236	237	238	239	240	241	242	243	244	245	246	247	248	249	250	251	252	253	254	255	256	257	258	259	260	261	262	263	264	265	266	267	268	269	270	271	272	273	274	275	276	277	278	279	280	281	282	283	284	285	286	287	288	289	290	291	292	293	294	295	296	297	298	299	300	301	302	303	304	305	306	307	308	309	310	311	312	313	314	315	316	317	318	319	320	321	322	323	324	325	326	327	328	329	330	331	332	333	334	335	336	337	338	339	340	341	342	343	344	345	346	347	348	349	350	351	352	353	354	355	356	357	358	359	360	361	362	363	364	365	366	367	368	369	370	371	372	373	374	375	376	377	378	379	380	381	382	383	384	385	386	387	388	389	390	391	392	393	394	395	396	397	398	399	400	401	402	403	404	405	406	407	408	409	410	411	412	413	414	415	416	417	418	419	420	421	422	423	424	425	426	427	428	429	430	431	432	433	434	435	436	437	438	439	440	441	442	443	444	445	446	447	448	449	450	451	452	453	454	455	456	457	458	459	460	461	462	463	464	465	466
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Ar. PRAKASH KULKARNI	ROHAN & ATUL ENTERPRISES THRO
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CA/98/22909	MR. ASHWIN SUHAS LUNKAD
PROJECT	

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REVISED RESIDENTIAL BUILDING ON S. NO. 43/3,

43/6 & 44. AT- HIJNJEWADI, TAL. - MULSHI, DIST.- PUNE.

ARCHITECT

P R A K A S H K U L K A R N I

ankur associates

TEJNINAYA OFF NO. 101 1ST FL. CTS NO. 119780, CHOLE ROAD, SHIVAJINAGAR

PUNE - 411 005, PHONE - 020 66042800/01/02.

Email : prakash@ankurassociates.in				
DATE	SCALE	DRN BY		

DATE	SCALE	DRN BT
19/10/2022	1 : 500	Archana

F:\Archiv\BOHAN BUI\DER-HUENHWA\CORPO\87 BASIC E.S.I. (12) - with 16m side margin den-der1 Becken den