

Form of statement 2 [Sr. No. 9(a)] Proposed Building (BUILDING -B)			
Bldg No.	Floor No.	Total Built-up Area of floor, as per outer const. line (SQ.M.)	TNMTS.
(1)	(2)	(3) (RES.)	(4)
A	BASEMENT FLOOR	10.17	---
	GROUND PARKING FLOOR	93.04	---
	FIRST PARKING FLOOR	26.63	---
	PODIUM FLOOR	26.63	---
	TOTAL	156.47	---

Form of statement 2 [Sr. No. 9(a)] Proposed Building (BUILDING -B)			
Bldg No.	Floor No.	Total Built-up Area of floor, as per outer const. line (SQ.M.)	TNMTS.
(1)	(2)	(3) (RES.)	(4)
B	BASEMENT FLOOR	10.17	---
	GROUND PARKING FLOOR	80.01	---
	FIRST PARKING FLOOR	26.63	---
	PODIUM FLOOR	26.63	---
	TOTAL	143.44	---

Form of statement 2 [Sr. No. 9(a)] Proposed Building (BUILDING -C)			
Bldg No.	Floor No.	Total Built-up Area of floor, as per outer const. line (SQ.M.)	TNMTS.
(1)	(2)	(3) (RES.)	(4)
C	BASEMENT FLOOR	10.17	---
	GROUND PARKING FLOOR	26.63	---
	FIRST PARKING FLOOR	44.94	---
	PODIUM FLOOR	26.63	---
	FIRST FLOOR	712.81	8
	SECOND FLOOR	667.56	8
	THIRD FLOOR	667.56	8
	FOURTH FLOOR	667.56	8
	FIFTH FLOOR	667.56	8
	SIXTH FLOOR (REFUGE)	635.40	8
	SEVENTH FLOOR	596.26	7
	EIGHTH FLOOR	667.56	8

Form of statement 2 [Sr. No. 9(a)] Proposed Building (BUILDING -D)			
Bldg No.	Floor No.	Total Built-up Area of floor, as per outer const. line (SQ.M.)	TNMTS.
(1)	(2)	(3) (RES.)	(4)
D	BASEMENT FLOOR	10.17	---
	GROUND PARKING FLOOR	105.12	---
	FIRST PARKING FLOOR	80.90	---
	PODIUM FLOOR	26.63	---
	FIRST FLOOR	736.49	8
	SECOND FLOOR	696.13	8
	THIRD FLOOR	696.13	8
	FOURTH FLOOR	696.13	8
	FIFTH FLOOR	696.13	8
	SIXTH FLOOR (REFUGE)	665.97	8
	SEVENTH FLOOR	696.13	8
	EIGHTH FLOOR	696.13	8

PARKING CALCULATION:			
TYPE	CARPET AREA / FSI (M2)	TNMTS. (NOS.)	CAR (NOS.)
Residential	40 - 80	2	214
Total Required (NOS.)			107
Area Required			1338
In Addition 5% Visitors Parking			2408 x 5% = 120.40 SQ.M.
Total Area Required			2408 + 120.40 = 2528.40 SQ.M.
Total Area Proposed			2528.40 SQ.M.

WATER REQUIREMENT			
TANK	REQUIRED CAPACITY (LIT)	PROPOSED CAPACITY (LIT)	
Residential	1,44,450.00	1,45,500.00	
CHWT	50000.00	50,000.00	
FIRE REQUIREMENT	1,94,450.00	1,95,500.00	
UGWT	2,16,675.00	2,18,250.00	
FIRE REQUIREMENT	1,00,000.00	1,00,000.00	
TOTAL	3,16,675.00	3,18,250.00	

Buildingwise F.S.I Statement			
Bldg No.	Floors	FSI Area (Sq.m.)	TNMTS
(1)	(2)	(3)	(4)
WING A	B+2 P+PO	156.47 SQ.M.	---
WING B	B+2 P+PO+5 FLOORS	2232.10 SQ.M.	24
WING C	B+2 P+PO+12 FLOORS	8028.72 SQ.M.	95
WING D	B+2 P+PO+12 FLOORS	8508.02 SQ.M.	95
TOTAL BUILT-UP AREA		18925.31 SQ.M.	214

Form of statement 3 [Sr. No. 9(e)]					
Area details of Apartment:					
Bldg No.	Floor No.	Apartment No.	Carpet Area of Apartment	Area of Balcony/ Sitout Attached to Apartment	Area of Double height terrace attached to flat.
C	First Floor	101	60.77	9.69	3.04
		102	56.38	7.70	2.20
		103	55.58	8.47	2.80
		104	55.58	8.47	2.80
		105	55.58	8.47	4.31
		106	55.58	8.47	2.80
		107	56.38	7.70	2.20
		108	60.77	9.69	3.04
		201,301,401,501,601,901,1101,1201	60.54	7.46	0.00
		202,302,402,502,602,902,1102,1202	56.22	6.11	0.00

C	Typical - 2, 3, 4, 8, 9, 11 to 12 Floor	203,303,403,503,603,903,1103,1203	55.70	5.81	0.00
		204,304,404,504,604,904,1104,1204	55.58	5.81	0.00
		205,305,405,505,605,905,1105,1205	55.58	5.81	0.00
		206,306,406,506,606,906,1106,1206	55.70	5.81	0.00
		207,307,407,507,607,907,1107,1207	56.22	6.11	0.00
		208,308,408,508,608,908,1108,1208	60.54	7.46	0.00
		REFUGE - 601 & 1001	60.54	7.46	0.00
		REFUGE - 602 & 1002	56.22	6.11	0.00
		REFUGE - 603 & 1003	55.70	5.81	0.00
		REFUGE - 604 & 1004	55.58	5.81	0.00

C	Typical Refuge- 6th & 10th Floor	REFUGE - 605 & 1005	39.79	5.81	0.00
		REFUGE - 606 & 1006	39.79	5.81	0.00
		REFUGE - 607 & 1007	56.22	6.11	0.00
		REFUGE - 608 & 1008	60.54	7.46	0.00
		701 (COMMON ACTIVITY AREA)	76.05	0.00	0.00
		702	56.22	6.11	0.00
		703	55.70	5.81	0.00
		704	55.58	5.81	0.00
		705	55.58	5.81	0.00
		706	55.70	5.81	0.00

C	Seventh Floor	707	56.22	6.11	0.00
		708	60.54	7.46	0.00
		REFUGE - 601 & 1001	60.54	7.46	0.00
		REFUGE - 602 & 1002	56.22	6.11	0.00
		REFUGE - 603 & 1003	55.70	5.81	0.00
		REFUGE - 604 & 1004	55.58	5.81	0.00
		REFUGE - 605 & 1005	39.79	5.81	0.00
		REFUGE - 606 & 1006	39.79	5.81	0.00
		REFUGE - 607	56.37	6.11	0.00
		REFUGE - 1007 (COMMON ACTIVITY AREA)	68.54	0.00	0.00

C	Typical Refuge- 6th & 10th Floor	REFUGE - 608 & 1008	60.52	7.46	0.00
		101	60.73	11.66	4.12
		102	56.37	9.10	2.98
		103	66.57	8.47	2.80
		104	55.57	8.47	2.80
		105	55.57	8.47	4.31
		106	55.57	8.47	2.80
		107	56.20	9.10	2.98
		108	60.73	11.66	4.12
		201,301	60.53	7.46	0.00



LOCATION MAP

Form of statement 3 [Sr. No. 9(e)]					
Area details of Apartment					
Bldg No.	Floor No.	Apartment No.	Carpet Area of Apartment	Area of Balcony/ Sitout Attached to Apartment	Area of Double height terrace attached to flat.
D	First Floor	101	60.75	9.69	3.04
		102	67.54	10.08	0.00
		103	66.57	11.09	0.00
		104	55.55	8.47	2.80
		105	55.55	8.47	4.31
		106	55.57	8.47	2.80
		107	56.37	7.70	2.20
		108	60.39	11.14	3.05
		201,301,401,501,701,801,901,1101,1201	60.54	7.46	0.00
		202,302,402,502,702,802,902,1102,1202	67.54	9.22	0.00

D	Typical - 2, 3, 4, 5, 7, 8, 9, 11 to 12 Floor	203,303,403,503,703,803,903,1103,1203	66.57	8.60	0.00
		204,304,404,504,704,804,904,1104,1204	55.38	5.81	0.00
		205,305,405,505,705,805,905,1105,1205	55.38	5.81	0.00
		206,306,406,506,706,806,906,1106,1206	55.57	5.81	0.00
		207,307,407,507,707,807,907,1107,1207	56.37	6.11	0.00
		208,308,408,508,708,808,908,1108,1208	60.62	7.46	0.00
		REFUGE - 601 & 1001	60.54	7.46	0.00
		REFUGE - 602 & 1002	67.54	9.22	0.00
		REFUGE - 603 & 1003	66.57	8.60	0.00
		REFUGE - 604 & 1004	55.38	5.81	0.00

D	Typical Refuge- 6th & 10th Floor	REFUGE - 605 & 1005	39.77	5.81	0.00
		REFUGE - 606 & 1006	39.96	5.81	0.00
		REFUGE - 607	56.37	6.11	0.00
		REFUGE - 1007 (COMMON ACTIVITY AREA)	68.54	0.00	0.00
		REFUGE - 608 & 1008	60.62	7.46	0.00
		101	60.73	11.66	4.12
		102	56.37	9.10	2.98
		103	66.57	8.47	2.80
		104	55.57	8.47	2.80
		105	55.57	8.47	4.31

STAMP OF APPROVAL

Sanctioned No. B.F./Tathawade/87/2021
Subject to conditions mentioned in the
Office Order No. 13/10/2021
Pimpri
Date: 13/10/2021

O. C. Signed by
Joint City Engineer

For Joint City Engineer
Building Permission Dept.
PCMC, Pimpri, Pune-18

AREA STATEMENT	
1. AREA OF PLOT (Minimum area of a.b.c to be considered)	8900.00 SQ.M.
(a) As per ownership documents (7/12, CTS extract)	8900.00 SQ.M.
(b) As per measurement sheet	9063.00 SQ.M.
(c) As per site	8900.00 SQ.M.
2. Deduction for	
(a) Proposed D.P./Road Widening Area/ Service Road/Highway widening	570.00 SQ.M.
(b) Any D.P. Reservation area	0.00 SQ.M.
(Total a+b)	570.00 SQ.M.
3. Balance area of plot (1-2)	8330.00 SQ.M.
4. Amenity Space (if applicable)	
(a) Required -	833.00 SQ.M.
(b) Adjustment of 2(b), if any -	0.00 SQ.M.
(c) Balance Proposed -	834.00 SQ.M.
5. Net Plot Area (3 - 4 (c))	7496.00 SQ.M.
6. Recreational Open space (if applicable)	
(a) Required -	749.60 SQ.M.
(b) Proposed -	750.00 SQ.M.
7. Internal Road Area	0.00 SQ.M.
8. Potable area (if required)	0.00 SQ.M.
9. Built up area with reference to Basic F.S.I. as per front road width (Sr. No. 5 x Basic FSI) (1:10)	5245.50 SQ.M.
10. Addition of FSI on payment of premium	
(a) Maximum perm. premium FSI- Based on road / TOD Zone	3743.00 SQ.M.
(b) Proposed FSI on payment of premium: (0.50)	3748.00 SQ.M.
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 SQ.M.
(b) In-situ area against Amenity Space if handed over [2.00 or 1.85 x Sr. No. 4 (b) and/or (c)]	0.00 SQ.M.
(c) TDR area	0.00 SQ.M.
(d) Total in-situ / TDR loading prop. (11 (a)+(b)+(c))	0.00 SQ.M.
12. Additional FSI area under Chapter No.7 (Internal Road F.S.I.)	0.00 SQ.M.
13. Total entitlement of FSI in the proposal	
(a) [9+10(b)+11(d)] or 12 whichever is applicable.	11993.60 SQ.M.
(b) Ancillary Area FSI upto 50% or 80% with payment of charges	7196.16 SQ.M.
(c) Total entitlement (a+b)	19189.76 SQ.M.
14. 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	4.00
15. Total Bup Area in proposal, (excluding area at Sr.No.17 b)	
(a) Existing built-up area	0.00 SQ.M.
(b) Proposed Built-up Area (as per 'P-line')	18925.31 SQ.M.
(c) Total (a+b)	18925.31 SQ.M.
16. F.S.I. Consumed (15/05) (should not be more than serial No.14 above)	2.53
17. Area for Inclusive Housing, if any	
(a) Required	0.00 SQ.M.
(b) Proposed	0.00 SQ.M.

CERTIFICATE OF AREA

CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON SURVEY NO. 104, PLOT NO. 8 TO 14, RAVI PRASAD NARAYAN, AND THE DIMENSION 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.F.S.I. RECORD / LAND RECORD / CITY SURVEY RECORDS.

DESIGN ARCHITECT >

ARCHITECTS ASSOCIATES

OFFICE NO. 1 AND 2, FIRST FLOOR, D.P. BUILDING, PIMPRI, PUNE-18. NEAR HANOVER CLUB, LULU MALL, PIMPRI, PUNE-18. (PLOT NO. 8 TO 14)

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.

OWNERS NAME >

REALITY WORLD INFRASTRUCTURE PARTNER KEYS AREA PROJECTS LLP THROUGH PARTNER SHREE JIGAR VIJAY

PROJECT >

SURVEY NO. - 13(P) PLOT NO. - 8 TO 14

DESCRIPTION > REGULAR TRACK, VILLAGE - TATHAWADE, PUNE

INWARD NO. >

SHEET NO. - 01/13 DATE: 04 OCT 2021

DRAWN BY - AR.PREETI KEY NO. >

ARCHITECT SIGN - MR. AMOL BUGADE

ARCHITECT - INTERIOR DESIGNER

MR. AMOL BUGADE

902 850 4890 / 902 870 2759

SCALE: 1:1000

