TOTAL F.S.I. STATEMENT (SQ.M.)

BLDG. NAME	BLDG. FLOORS	BLDG. HT.	NET B/UP AREA: COMMERCIAL AREA	NET B/UP AREA: RESIDENTIAL AREA	PERMISSIBLE BALCONY	PROPOSED BALCONY: OPEN BALCONY	PROPOSED BALCONY: ENCL. BALCONY	PERMISSIBLE TERRACE	PROPOSED TERRACE	LIFT AREA: LIFT	LIFT AREA: FIRE LIFT	LMR AREA	FIRE STAIRCASE AREA	GROUND COVERAGE AREA	TENE.
T-01	G+27	85.70	412.75	14721.53	2208.23	1025.66	1160.82	2944.31	552.31	13.32	3.80	22.51	523.04	599.47	216.00
T-02	G+17	55.70	232.38	6460.69	969.10	126.72	829.75	1292.14	390.78	9.54	3.96	22.51	347.80	440.01	202.00
T-03	G+32	100.70	349.33	17507.12	2626.07	1221.76	1380.87	3501.42	609.54	13.32	3.80	30.00	616.44	601.26	256.00
T-04	G+27	85.70	255.28	10366.84	1555.03	200.72	1330.46	2073.31	627.89	9.08	3.80	22.64	523.04	447.26	320.00
T-05	G+27	85.70	331.75	14216.86	2132.53	1098.90	1007.91	2843.37	518.85	9.08	3.80	23.15	523.04	577.51	216.00
T-06	G+27	85.70	331.75	14216.86	2132.53	1098.90	1007.91	2843.37	518.85	9.08	3.80	23.15	523.04	577.51	216.00
T-07	G+32	100.70	478.79	17431.69	2614.75	1203.25	1375.09	3486.34	650.77	13.32	3.80	30.00	616.44	602.73	255.00
MLCP & Club House-1	LG+GR+4	23.75	619.78	0.00	92.97	00.00	00.00	0.00	0.00	4.41	4.41	0	30.88	3325.92	0
MLCP & Club House-2	LG+GR+7	32.55	717.49	0.00	0.00	0.00	0.00	0.00	0.00	3.94	3.94	18.18	38.26	2882.11	0
TOTAL AREA			3729.30	94921.59	14331.21	5975.91	8092.81	18984.32	3868.79	85.09	35.11	192.14	3741.98	10053.76	1681.00
			98650.89			14068.72									

TOTAL B/UP AREA	B/UP AREA	+	LIFT AREA	+	LMR AREA	=	TOTAL B/UP AREA
	98650.89	+	85.09	+	192.14	=	98928.12

OCCUPANCY LOAD CALCULATIONS

GROUND FLOOR AREA	=	2392.03
TOTAL B/UP AREA	=	2392.03
CARPET AREA 85%	=	2033.23
3 NO PERSONS (Ground Floor)	=	677.74
TOTAL PERSONS	=	678

OCCUPANCY LOAD CALCULATIONS

FIFTH,SIXTH FLOOR AREA	=	1337.27
TOTAL B/UP AREA	=	1337.27
CARPET AREA 85%	=	1136.68
6 NO PERSONS (FIFTH,SIXTH Floor)	=	189.45
TOTAL PERSONS	=	189

MLCP - 01

PARKING AREA STATEMENT	CAR	SCOOTER	CYCLE
LOWER GROUND FLOOR (PARKING)	59	00	00
UPPER GROUND FLOOR (STACK PARKING)	244	00	00
FIRST FLOOR (PARKING)	122	00	00
SECOND FLOOR (PARKING)	115	00	00
TOTAL	540	0	0

OPEN SPACE CALCULATIONS

OPEN SPACE -01	=	861.54
OPEN SPACE -02	=	2012.98
OPEN SPACE -03	=	519.59
TOTAL	=	3394.11

PREMIUM AREA DIFFERENCE STATEMENT

BLDG. NAME	TOTAL B/UP AREA: COMM.	TOTAL B/UP AREA: RESI.	BALCONY AREA: OPEN	BALCONY AREA: ENCLOSED	TERRACE	LIFT AREA	FIRE LIFT AREA	FIRE STAIRCASE	PARKING AREA	LIFT MACHINE ROOM AREA	TENE.
Previous Sanctioned	3572.85	96053.64	5870.24	8231.19	3780.02	85.11	35.13	3741.98	26731.93	173.96	1682
Proposed Sanction	3729.30	95798.82	5975.91	8092.81	3868.79	85.09	35.11	3741.98	30702.43	192.14	1681
Difference	156.45	145.18	105.67	-138.38	88.77	-0.02	-0.02	0.00	3970.50	18.18	-1.00

MLCP - 02

PARKING AREA STATEMENT	CAR	SCOOTER	CYCLE
LOWER GROUND FLOOR (STACK PARKING)	42	00	00
UPPER GROUND FLOOR (PARKING)	204	00	00
FIRST FLOOR (PARKING)	106	00	00
SECOND FLOOR (PARKING)	106	00	00
THIRD FLOOR (PARKING)	106	00	00
FOURTH FLOOR (PARKING)	01	1850	1850
FIFTH FLOOR (PARKING)	01	1850	1850
TOTAL	566	3700	3700

TOTAL PARKING AREA (MLCP-1)

LOWER GROUND FLOOR	=	1890.45
GROUND FLOOR	=	3325.92
FIRST FLOOR	=	3325.92
SECOND FLOOR	=	3325.92
		11866.21

TOTAL PARKING AREA MLCP-2

LOWER GROUND FLOOR	=	1541.56
UPPER GROUND FLOOR	=	2882.11
FIRST FLOOR	=	2882.11
SECOND FLOOR	=	2882.11
THIRD FLOOR PLAN	=	2882.11
FOURTH FLOOR PLAN	=	2882.11
FIFTH FLOOR PLAN	=	2882.11
		18834.22

TOTAL PARKING AREA

MLCP-1	+	11866.21
MLCP-2	=	18834.22
		30702.43

PARKING AREA STATEMENT	CAR	SCOOTER	CYCLE
MLCP - 1	540	0	0
MLCP - 2	566	3700	3700
T-03	3	0	0
T-05	5	0	0
T-06	5	0	0
T-07	3	0	0
OPEN PARKING	16	0	0
TOTAL	1138	3700	3700

AREA KEY PLAN OF OPEN SPACE-01 (SCALE 1:500)

OPEN SPACE-01 AREA CALCULATIONS

1	4.59	X	12.00	X	0.50	=	27.54
2	7.25	X	24.93	X	0.50	=	90.37
3	15.24	X	3.18	X	0.50	=	24.23
4	18.56	X	9.40	X	0.50	=	87.23
5	19.12	X	7.92	X	0.50	=	75.72
6	33.53	X	11.32	X	0.50	=	189.78
7	33.53	X	18.16	X	0.50	=	304.45
8	13.28	X	2.36	X	0.50	=	15.67
9	12.13	X	6.63	X	0.50	=	40.21
10	8.52	X	1.08	X	0.50	=	4.60
11	5.88	X	4.50	X	0.50	=	13.23
			TOTAL				873.03
			DEDUCTION				
3	10.49	X	1.66	X	0.66	=	11.49
			TOTAL				11.49
873.03	-		11.4928			=	861.54

AREA KEY PLAN OF OPEN SPACE -03 (SCALE 1:500)

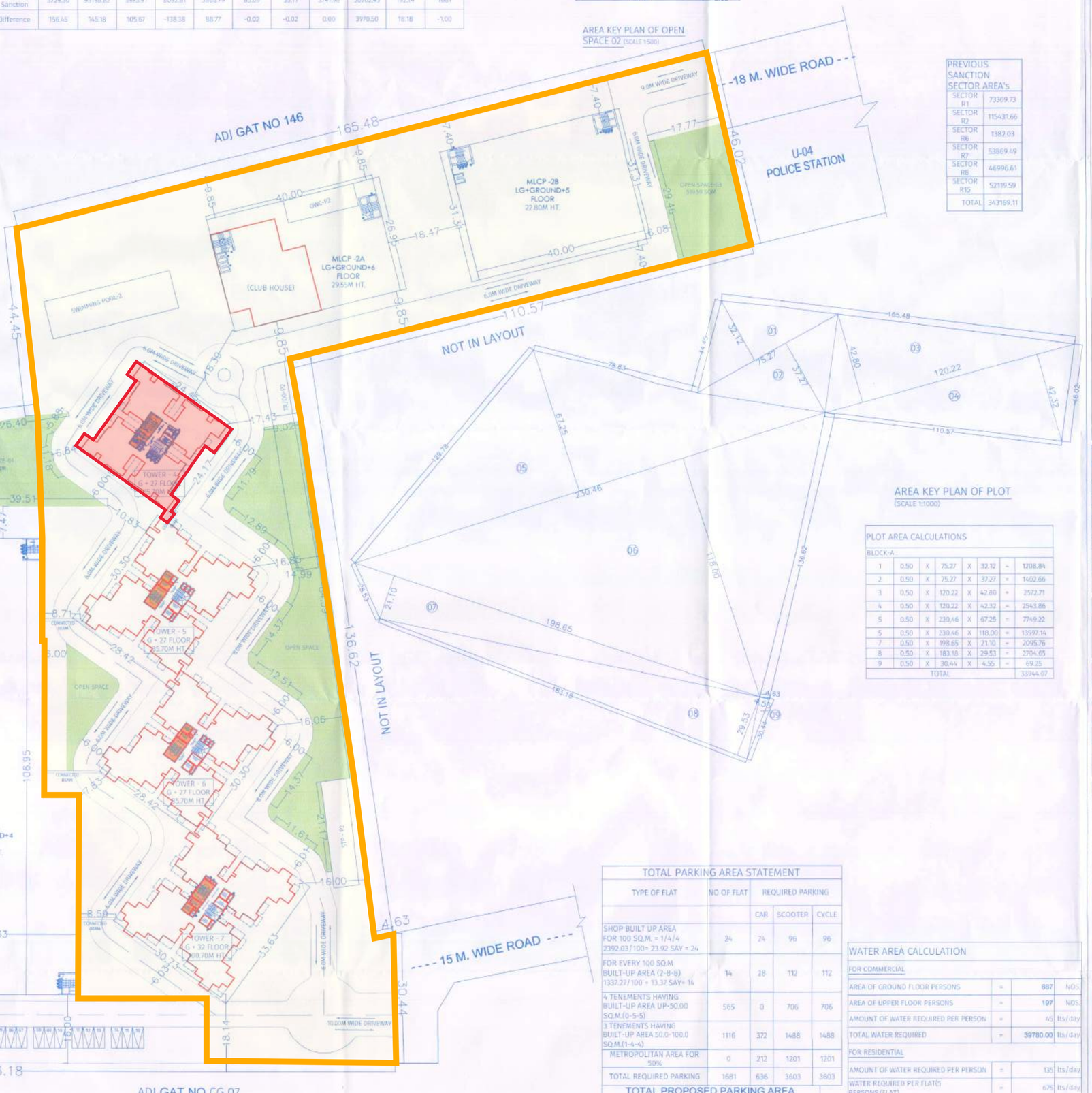
OPEN SPACE-2 AREA CALCULATIONS

1	80.30	X	15.89	X	0.50	=	637.98
2	80.30	X	14.33	X	0.50	=	575.35
3	46.94	X	7.95	X	0.50	=	186.62
4	46.94	X	6.35	X	0.50	=	149.03
5	19.29	X	13.62	X	0.50	=	131.36
6	19.29	X	9.63	X	0.50	=	92.88
7	29.80	X	14.80	X	0.50	=	220.52
8	8.80	X	4.32	X	0.50	=	19.01
			TOTAL				2012.98

OPEN SPACE-3 AREA CALCULATIONS

1	34.47	X	15.22	X	0.50	=	261.66
2	34.41	X	14.98	X	0.50	=	257.73
			TOTAL				519.59

LOCATION PLAN



SITE LAYOUT (SCALE 1:500)

GODREJ SKY GREENS PHASE 1

GODREJ SKY GREENS PHASE 2

AREA KEY PLAN OF PLOT (SCALE 1:1000)

PLOT AREA CALCULATIONS

BLOCK-A :-

1	0.50	X	75.27	X	32.12	=	1208.84
2	0.50	X	75.27	X	37.27	=	1402.66
3	0.50	X	120.22	X	42.80	=	2572.71
4	0.50	X	120.22	X	42.32	=	2543.86
5	0.50	X	230.46	X	67.25	=	7749.22
5	0.50	X	230.46	X	118.00	=	13597.14
7	0.50	X	198.65	X	21.10	=	2095.76
8	0.50	X	183.18	X	29.53	=	2704.65
9	0.50	X	30.44	X	4.55	=	69.25
			TOTAL				33944.07

TOTAL PARKING AREA STATEMENT

TYPE OF FLAT	NO OF FLAT	REQUIRED PARKING: CAR	SCOOTER	CYCLE
SHOP BUILT UP AREA FOR 100 SQ.M. = 1/4/4 2392.03/100= 23.92 SAY = 24	24	24	96	96
FOR EVERY 100 SQ.M BUILT-UP AREA (2-8-8) 1337.27/100 = 13.37 SAY= 14	14	28	112	112
4 TENEMENTS HAVING BUILT-UP AREA UP-50.00 SQ.M.(0-5-5)	565	0	706	706
3 TENEMENTS HAVING BUILT-UP AREA 50.0-100.0 SQ.M.(1-4-4)	1116	372	1488	1488
METROPOLITAN AREA FOR 50%	0	212	1201	1201
TOTAL REQUIRED PARKING	1681	636	3603	3603

TOTAL PROPOSED PARKING AREA STATEMENT

VEHICLE	SIZE	VEHICLE AREA REQUIRED	VEHICLE NO	AREA PROVIDED
CARS	2.5X5.00	12.50	636	7950.00
SCOOTERS	1.00X2.00	2.00	3603	7206.00
CYCLE	0.50X1.40	0.70	3603	2522.10
TOTAL				17678.10

WATER AREA CALCULATION

FOR COMMERCIAL			
AREA OF GROUND FLOOR PERSONS	=	887	NOS.
AREA OF UPPER FLOOR PERSONS	=	197	NOS.
AMOUNT OF WATER REQUIRED PER PERSON	=	45	lts/day
TOTAL WATER REQUIRED	=	39780.00	lts/day
FOR RESIDENTIAL			
AMOUNT OF WATER REQUIRED PER PERSON	=	135	lts/day
WATER REQUIRED PER FLAT(5 PERSONS/FLAT)	=	675	lts/day
NO OF FLATS IN BLDG.	=	1681	NOS.
REQUIRED CAPACITY OF OVERHEAD WATER TANK	=	1174455.00	lts/day
WATER REQUIRED FOR FIRE FIGHTING	=	20000.00	lts/day
TOTAL WATER REQUIRED FOR OHWT	=	1194455.00	lts/day
PROVIDE CAPACITY TO OVER HEAD WATER TANK	=	1194455.00	lts/day
REQUIRED CAPACITY TO UNDER GROUND WATER TANK	=	1791682.50	lts/day

PREVIOUS SANCTION SECTOR AREA's

SECTOR R1	73369.73
SECTOR R2	115431.66
SECTOR R6	1382.03
SECTOR R7	53869.49
SECTOR R8	46996.61
SECTOR R15	52119.59
TOTAL	343169.11

DATE & STAMP OF APPROVAL

01/45

Layout (Sector R5)

Approved as amended in ..... subject to conditions mentioned in Annuxure 'A', of letter No. BHA/C.R. No. 836/19-20 Mouza मानजरी बु. व मावळी S. No./G. No./CTS No. 255 व 127-92 व 192 Dated २८/१०/२०२० मंजूरीचा

Metropolitan Commissioner and Chief Executive Officer
Pune Metropolitan Regional Development Authority, Pune.

PMRDA

SUBMITTED AS PER DCPR 2013

A AREA STATEMENT — SQ.M.

		PREVIOUS SANCTION	PROPOSED SANCTION
	Area of Plot (As Per PLU)	33970.00	33936.00
	Area of Plot (As Per Triangulation)	33970.02	33944.07
01	Area of Plot (Minimum Considered)	33970.00	33936.00
02	Required Open Space Area (10%)	3397.00	3393.60
03	Proposed Open Space Area	3317.52	3394.11
04	Permissible FSI (As Per PLU)	687644.90	687644.90
06	Total Proposed Built-Up Area Sector : (R1+R2+R6+R7+R8+R15)	292215.26	343169.11
05	Total Built-Up Area Sector : R5	98626.49	98928.12
07	Balance FSI	296803.15	245547.67

B CERTIFICATE OF AREA

Certified that the Plot under reference was surveyed by me on and the dimensions of sides etc. of the 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 Record Dept. / City Survey records.

Sign of the Architect

C OWNER'S DECLARATION

I/We undersigned hereby confirm that I/We would abide by plans sanctioned by P.M.R.D.A. 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 at the work site.

Sign of the Owner

D LEGEND

Plot Boundary : Black		Water Line : Black Dotted	
Proposed Work : Red		Existing to be retained: Hatched	
Drainage Line: Red Dotted		Demolitions: Yellow hatched	

E PROJECT TEAM

01	Concept Designers	-
02	Environment Consultant	-
03	Structural Consultant	-
04	Plumbing Consultant	-
05	Electrical Consultant	-
06	Fire Consultant	-
07	HVAC Consultant	-

F JOB TITLE / SITE ADDRESS

PROPOSED BUILDING FOR SECTOR R5 AT ON Gat No.124, 125, 127 to 132,137(P) to 142, 144,145,146(P),147 to 153, 155 to 159(P), 160, 162 to 164, 166, 167, 169(P), 170(P), 194(P) Village-Manjri Khurd, Tal. Haveli, PUNE.On Gat No.1255 Hissa No. 14,17,18,28,65,66,67,69,70, 71, 72(P), 73, 1265, 1267(P), 1273, 1276 Hissa No. 2,3,5,6,26,27,28,1A/2, 34,37 Village-Wagholi, Tal. Haveli, PUNE.

G OWNER NAME AND SIGNATURE

1) M/s. Ashden Developers Pvt. Ltd.
2) Manjari Housing Projects LLP.
through authorized signatory
Mrs. Meena Karne

H ARCHITECT

Vishwas Kulkarni : CA/1984/8465
Hrishikesh Kulkarni : CA/2002/29235

VK:a architecture
309, Floor, Nextgen Avenue,Sr.No.103(p), C.T.S. No.2850,S.B.Road,Near ICC Trade Tower,Bahirat wadi, Pune-411016.
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LAYOUT PLAN		1:100 at A1 900x820
Drawn by: Ravikiran	Checked by: Vishal	Date: 18/08/21
Job no. 1878	Drawing no. 201	Revision -
FOR P.M.R.D.A. SANCTION		