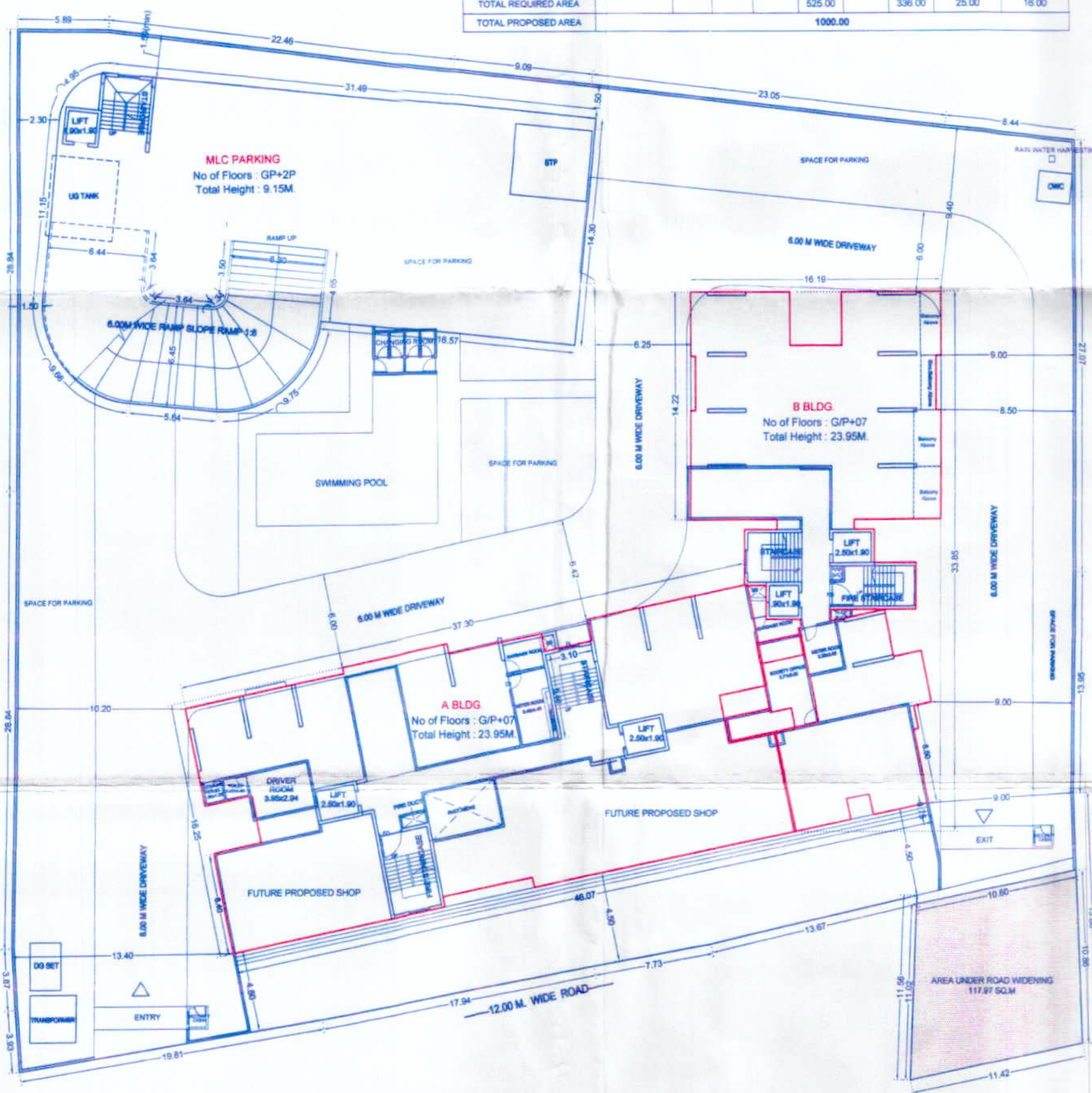




A-01	38.86
A-02	38.35
A-03	290.54
A-04	327.15
A-05	541.46
A-06	171.97
A-07	614.03
A-08	249.85
A-09	632.51
A-10	230.50
A-11	423.92
A-12	72.97
A-13	120.00
A-14	70.71
A-15	57.55
A-16	88.33
Total	3968.50

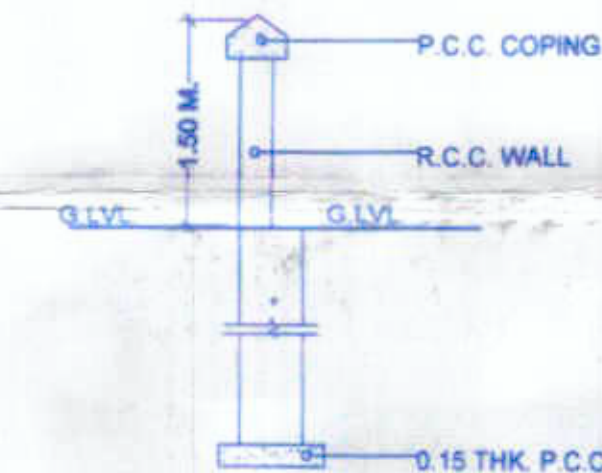
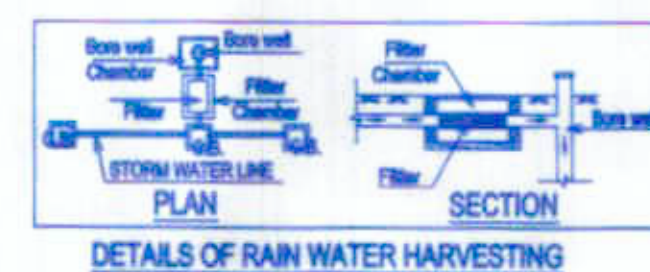


LAYOUT PLAN (Scale - 1:200)

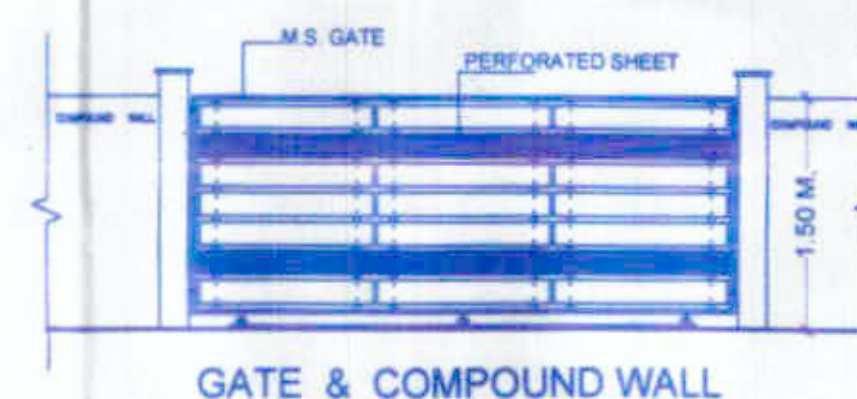
FORM OF STATEMENT 2 [Sr. No. 11 (a)] Proposed Building Layout							
BUILDING NO.	FLOOR NO.	HEIGHT OF BUILDING WITHOUT PARKING	HEIGHT OF BUILDING WITH PARKING	COMMERCIAL BUILT-UP AREA	RESIDENTIAL BUILT-UP AREA	TOTAL BUILT-UP AREA COMM.+RES.	RESIDENTIAL TENEMENTS NOS.
A BLDG.	GP+07	-	23.95 M.	11.39	3741.84	3753.23	42
B BLDG.	GP+07	-	23.95 M.	0.00	2642.38	2642.38	21
MICP BLDG.	GP+02	-	9.15 M.	0.00	0.00	0.00	0
TOTAL				11.39	6384.22	6395.61	63
							63

PROPOSED PARKING CALCULATION		(NON CONGESTED)						REMARKS	
TYPE	CARPET AREA SQM	TEENEMENTS (NOS)		CAR (NOS)		SCOOTER (NOS)		IN ADDITION 5% VISITOR PARKING	
		UNIT	PROP	BY RULE	REQD	BY RULE	REQD	CAR (NOS) REQD	SCOOTER (NOS) REQD
RESIDENTIAL	0 - 30	2	0	0	0	4	0		
RESIDENTIAL	30-40	2	0	1	0	2	0		
RESIDENTIAL	40 - 80	2	42	1	21	5	105		
RESIDENTIAL	80 - 150	1	21	1	21	3	63		
RESIDENTIAL	150 AND ABOVE	1		2		3			
COMMERCIAL									
FOR MERCHANTILE (INCLDING CARPET 2 CAR & SCOOTER)	0.00	100	0.00	2	0	6	0		
TOTAL REQUIRED (NOS)					42		168		
TOTAL PROPOSED (NOS) (SOME MECHANICAL PARKING PROVIDED)					42		168	2	8
					X		X	X	X
					12.50		2	12.50	2
TOTAL REQUIRED AREA					525.00		336.00	25.00	18.00
TOTAL PROPOSED AREA					1000.00				

OVER HEAD WATER REQUIREMENT									
RESIDENTIAL		PERSONS		LTRS		TOTAL			
TEMENT									
63	x	5	x	135	x	425.00	LTRS		
TOTAL						x	425.00	LTRS	
COMMERCIAL									
FOR OTHER BUSINESS AREA									
(As per Table no. 12A Page no. 223)									
(Page no. 223 & As per Table no. 9A)									
(Page no. 158)									
FLOOR	AREA						LTRS		
GROUND FLOOR	11.38	+ 3	=	4	x	45	=	170.85	LTRS.
TOTAL OVER HEAD WATER REQUIREMENT						=	42995.85	LTRS.	
ADDITIONAL OVER FIRE WATER TANK REQUIRED						=	20000	LTRS	(PER BLDG 1000 LTRS)
TOTAL PROVIDED OVER HEAD WATER							62995.85		
UNDER GROUND WATER TANK CAPACITY									
OVER HEAD WATER TANK X 150									
42995.85	x	1.50					64043.78	LTRS.	
TOTAL						=	64043.78	LTRS.	
ADDITIONAL UNDER GROUND FIRE WATER TANK REQUIRED						=	0	LTRS	
TOTAL UNDER GROUND WATER REQUIREMENT						=	0.00	LTRS	
TOTAL PROVIDED UNDER GROUND WATER TANK						=	0.00	LTRS	



COMPOUND WALL SECTION



GATE & COMPOUND WALL

BUILDING NO.	FLOOR NUMBER	APARTMENT NUMBER					CARPET AREA/FLAT (sqm)	TOTAL CARPET AREA (sqm)	BALCONY (sqm)	TOTAL BALCONY AREA (sqm)	TOTAL TERRACE AREA (sqm)	TOTAL TERRACE AREA (sqm)	TOTAL APARTMENT NO.	TOTAL TENEMEN	
A BUILDING	1, 2, 3, 4, 5, 6, 7	A-101	A-201	A-301	A-401	A-501	A-601	60.14	1683.92	11.72	328.16	0.00	0.0000	28	42
		A-701													
		A-102	A-202	A-302	A-402	A-502	A-602								
		A-702													
		A-104	A-204	A-304	A-404	A-504	A-604								
		A-701													
		A-102	A-206	A-305	A-405	A-505	A-605								
		A-705													
		A-103	A-203	A-303	A-403	A-503	A-603								
		A-703													
		A-106	A-206	A-306	A-406	A-506	A-606	56.75	794.84	12.53	175.42	0.00	0.00	14	
		A-706													
							2478.56		503.58						
							2622.14								
BUILDING NO.	FLOOR NUMBER	APARTMENT NUMBER					CARPET AREA/FLAT (sqm)	TOTAL CARPET AREA (sqm)	BALCONY (sqm)	TOTAL BALCONY AREA (sqm)	TOTAL TERRACE AREA (sqm)	TOTAL TERRACE AREA (sqm)	TOTAL APARTMENT NO.	TOTAL TENEMEN	
B BUILDING	1, 2, 3, 4, 5, 6, 7	B-101	B-201	B-301	B-401	B-501	B-601	84.19	1178.66	17.05	238.70	0.00	0.00	14	21
		B-701													
		B-102	B-202	B-302	B-402	B-502	B-602								
		B-702													
		B-103	B-203	B-303	B-403	B-503	B-603								
		B-703					86.29	604.03	14.24	99.68	0.00	0.00	7		

FORM OF STATEMENT 2 [Sr. No.9 (a)]					
PROPOSED BUILDING					
BUILDING NO.	FLOOR NO.	TOTAL BUILT-UP AREA OF FLOOR, AS PER OUTER CONSTRUCTION LINE		APARTMENT (TENEMENT)	SHO
		RESIDENTIAL	COMMERCIAL		
A BUILDING	GROUND/PARKING FLOOR	56.13	11.39	0	0
	FIRST FLOOR	526.53	0.00	6	0
	SECOND FLOOR	526.53	0.00	6	0
	THIRD FLOOR	526.53	0.00	6	0
	FOURTH FLOOR	526.53	0.00	6	0
	FIFTH FLOOR	526.53	0.00	6	0
	SIXTH FLOOR	526.53	0.00	6	0
	SEVENTH FLOOR	526.53	0.00	6	0
	TERRACE FLOOR	0.00	0.00	0	0
TOTAL		3741.84	11.39	42	0
B BUILDING	PARKING FLOOR	61.06	0.00	0	0
	FIRST FLOOR	368.76	0.00	3	0
	SECOND FLOOR	368.76	0.00	3	0
	THIRD FLOOR	368.76	0.00	3	0
	FOURTH FLOOR	368.76	0.00	3	0
	FIFTH FLOOR	368.76	0.00	3	0
	SIXTH FLOOR	368.76	0.00	3	0
	SEVENTH FLOOR	368.76	0.00	3	0
	TERRACE FLOOR	0.00	0.00	0	0
		2642.38	0.00	21	0
TOTAL PROPOSED BU AREA		6384.22	11.39	63	0
TOTAL PROPOSED RESIDENTIAL & COMMERCIAL AREA		6395.61			

STAMP OF APPROVAL	01/04
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Sanctioned No. B.P. / Retiree / 98 / 202
Subject to conditions mentioned in the
Office Order No.
even dated 29/11/2022

Pingri
 Date : 29/11/202

Executive Engineer
Building Permission and Unauthorised Building
Construction Control Department
Pimpri Chinchwad Municipal Corporation
Pimpri-411 018.

AREA STATEMENT		SQ.M.
1. Area of plot (Minimum area if a.b.c., to be considered)		3870.77
(a) As per ownership documents (7/12 extract)		4637.00
(b) as per measurement sheet		3968.50
(c) as per site		3870.77
2. Deduction for		
(a) Proposed D.P./D.P. Road widening Area/Service Road/ Highway Widening		117.87
(b) Any D.P. Reservation area		-
(c) Other area		-
TOTAL (a+b+c)		-
3. Balance area of plot (1-2)		3752.80
4. Amenity Space (If applicable)		
(a) Required -		-
(b) Adjustment of 2(b), if any		-
(c) Balance Proposed -		-
5. Net plot area (3-4 (c))		3752.80
6. Recreational open space (if applicable)		
(a) Required -		-
(b) Proposed -		375.28
7. Internal Road area		-
8. Plottable area (if applicable)		-
9. Built up area with reference to Basic F.S.I. as per front road width (Sr.No. 5.basic FSI 1.10)	(3752.80 X 1.10)	4128.08
10. Addition of FSI on payment of premium	(3870.77 X 0.50 = 1935.38)	0.00
(a) Maximum permissible premium FSI - based on road width / TOD Zone.		0.00
(b) Proposed FSI on payment of premium		0.00
11. In-situ FSI / TDR loading		0.00
(a) In-situ area against D.P. Road [2.0 x sr. no. 2(a)] if any	()	-
(b) In-situ area against amenity space if handed over [2.00 a/rt.85 x sr. no. 4 (b)and/or(c)]		0.00
(c) TDR area (As per page no 112) Max permissible TDR 0.65 (Max permissible 2516.00)		0.00
(d) Total in-situ / TDR loading proposed (11 (a)+(b)+(c))		0.00
12. Additional FSI area under Chapter No. 7		
12a. Total entitlement of FSI in the proposal		4128.08
(a) [(9 + 10(b)+(11(d)) or 12 whichever is applicable		
(a1) Deduction Built-up area / FSI/ Utilizes area FSI to be retained as per old DC Rules		
(a2) Balance entitlement for Ancillary Area (a - a1)		
(b) Ancillary Area FSI upto 80% or 80%with payment of charges.		2476.85
(c) Total entitlement (a+b)		6604.93
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) (9+10(a) - 11 - 13(a))		2.25
15. Total Built-up Area in proposal (excluding area at Sr.No.17.b)		
(a) Existing Built-up Area		0.00
(b) Commercial Built-up Area (as per 'P-line')		11.39
(c) Residential Built-up Area (as per 'P-line')		6384.22
(d) Total (a+b+c)		6395.61
16. F.S.I. Consumed (15/13) (should not be more than serial No.14 above.)		1.70
17. Area for Inclusive Housing, if any		
(a) Required (20% of Sr.No.9)		NA
(b) Proposed Area		0.00

PLOT BOUNDARY SHOWN BLACK
PROPOSED WORK SHOWN RED
DRAINAGE LINE SHOWN RED DOTTED
WATERLINE SHOWN BLACK DOTTED
EXISTING TO BE RETAINED HATCHED
DEMOLITION SHOWN HATCHED YELLOW

CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON _____ AND
THE DIMENSION OF BODILY, 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 / LAND RECORD DEPT. / CITY SURVEYED RECORDS.

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 Survey records

Signature _____
(Name of Architect/ Licensed Engineer/ Supervisor)

DESCRIPTION OF PROPOSAL

PROPOSED RESIDENTIAL & COMMERCIAL SCHEME AT SURVEY NO. S NO- 54/2/1, 54/1 & 55/2 AT - RAHATANI, DISTRICT PUNE.

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.

M/S. JN. REALTY AND HOMES THROUGH ITS PARTNER MR. GOVIND DEVNAN

MR. VINOD CHITNIS

地址: 中国广东省广州市天河区岑村沙涌大街10号
 邮编: 510960
 电话: 86-20-37053888
 传真: 86-20-37053889
 电邮: info@china-robot.com.cn

SANKALP
designers

PCMC/0983/2022/ZONE D/RAHATAN/PR8-4

INWARD NO.	DATE	20 OCT 2022	Scale	Date	Drawn	Chkd.	NORTH	W
KEY NO.	SHEET NO.		1:200	20/10/2022	SHEKHAR	VINOD SIR		