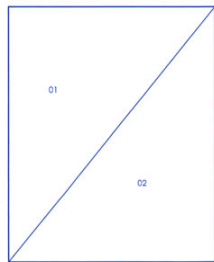


FORM OF STATEMENT 2 PROPOSED BUILDING - A			
BUILDING NO.	FLOOR NO.	TOTAL BUILT UP AREA OF FLOOR AS PER OUTER CONSTRUCTION LINE	TENAMENTS
BUILDING A	PARKING FLOOR	0.00	0
	FIRST FLOOR	206.77	2
	SECOND FLOOR	206.77	2
	THIRD FLOOR	206.77	2
TOTAL =		620.31	6

FORM OF STATEMENT 3						
BUILDING NO.	FLOOR NO.	FLAT NO.	CARPET AREA OF APARTMENT	AREA OF BALCONY ATTACHED TO APARTMENT	AREA OF DOUBLE HEIGHT TERRACES ATTACHED TO FLAT	
A	FIRST FLOOR	101	66.29	7.95	22.36	2.81
		102	52.07	8.39	18.31	4.14
	SECOND FLOOR	201	66.29	7.95	8.57	2.81
		202	52.07	8.39	8.05	4.14
	THIRD FLOOR	301	66.29	7.95	8.01	2.81
		302	52.07	8.39	0.00	4.14
	TOTAL		355.08	24.29	49.24	20.85

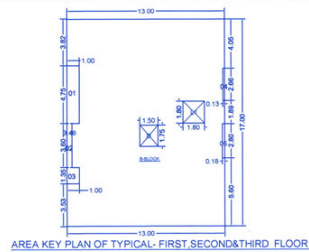
PARKING CALCULATION

OCCUPANCY	CARPET AREA (SQ.M)	TENAMENT (NOS)	CAR (NOS)	SCOOTER (NOS)
RESIDENTIAL	0 - 30 SQ.M.	1	0	0
	30 - 40 SQ.M.	1	0	2
	40 - 60 SQ.M.	2	1	3
	60 - 150 SQ.M.	1	1	0
	> 150 SQ.M.			
COMMERCIAL	100 SQ.M.	0	0	0
TOTAL REQD. (NOS)			3	15
TOTAL REQD. AREA			37.50	30.00
ADD 5% VISITERS				3.37
TOTAL PROP. AREA				70.87

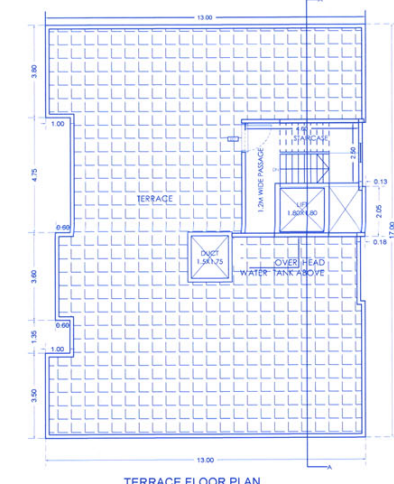
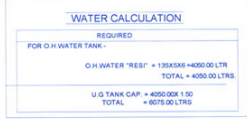
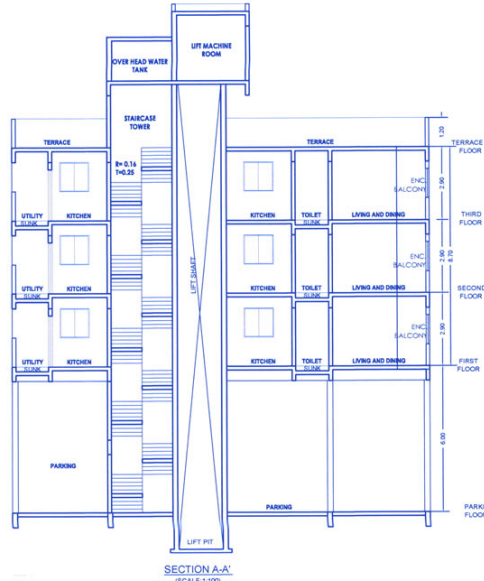
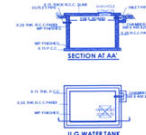
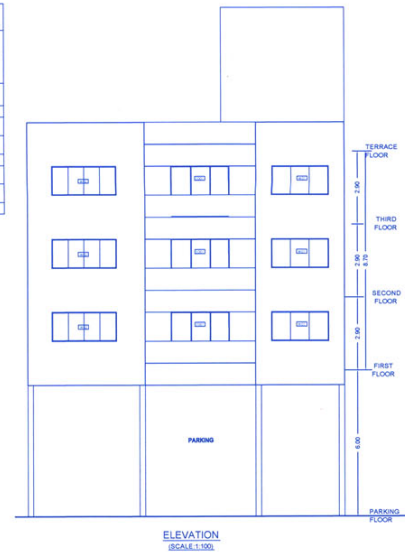
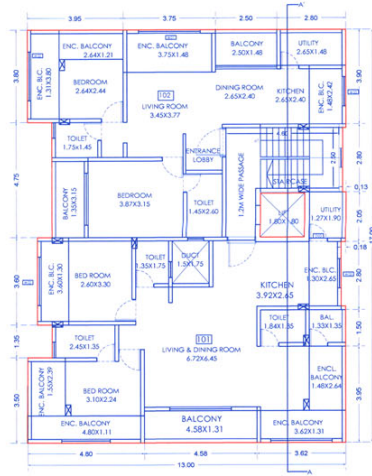
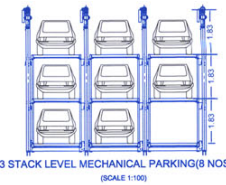
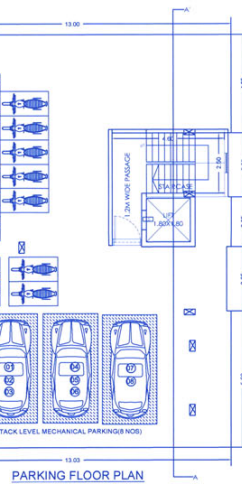
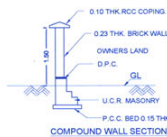


Triangulation

Triangle	Area
A-01	178.50
A-02	178.50
Total (PLOT)	357.00



Polygon	Area
B-Block	221.00
G1	4.75
G2	1.44
G3	1.35
G4	0.34
G5	0.50
D	2.82
L1	3.24
Total	206.77



STAMP OF APPROVAL

Sanctioned No. B.P./P/N TDR/NIGDI/31/2022
 Subject to conditions mentioned in this
 Office Order No. 29/11/2022
 even dated 29/11/2022

Stamp
 Date: 29/11/2022

Q.C. Signed by

For. Ward Officer

Pune Municipal Corporation
 Chinchwad-411 033

AREA STATEMENT

1. AREA OF PLOT (MINIMUM AREA OF 0.8 to BE CONSIDERED)	353.08 SQ.M.
(A) AS PER OWNERSHIP DOCUMENT (712/CTS EXTRACT)	357.00 SQ.M.
(B) AS PER MEASUREMENT SHEET	357.00 SQ.M.
(C) AS PER SITE	353.08 SQ.M.

2. DEDUCTIONS FOR

(a) PROPOSED D.P. ROAD WIDENING AREA (SERVICE ROAD) HIGHWAY WIDENING (SHIFTED PLOT BOUNDARY)	0.00 SQ.M.
(b) ANY D.P. RESERVATION AREA	0.00 SQ.M.
(c) BALANCE AREA OF PLOT (1.5)	0.00 SQ.M.
(d) AMENITY SPACE (IF APPLICABLE)	0.00 SQ.M.
(e) REQUIRED	0.00 SQ.M.
(f) ACQUISITION OF SBI, IF ANY	0.00 SQ.M.
(g) BALANCE PROPOSED	0.00 SQ.M.
(h) NET PLOT AREA (4.0)	353.08 SQ.M.
(i) RECREATIONAL OPEN SPACE (IF APPLICABLE)	0.00 SQ.M.
(j) REQUIRED	0.00 SQ.M.
(k) PROPOSED	0.00 SQ.M.
(l) INTERNAL ROAD AREA	0.00 SQ.M.
(m) PLANTABLE AREA (IF APPLICABLE)	0.00 SQ.M.
(n) BUILT UP AREA WITH REFERENCE TO BASIC F.S.I. AS PER FRONT ROAD WIDTH (353.08 X 1.0 BASIC F.S.I.)	353.08 SQ.M.
(o) ADDITION OF FSI ON PAYMENT OF PREMIUM	0.00 SQ.M.
(p) MAXIMUM PERMISSIBLE PREMIUM FSI - BASED ON ROAD WIDTH TOP ZONE	0.00 SQ.M.
(q) PROPOSED FSI ON PAYMENT OF PREMIUM	0.00 SQ.M.
(r) IN-SITU AREA AGAINST D.P. ROAD (2.5 X 5.0) (IF ANY)	-
(s) IN-SITU AREA AGAINST AMENITY SPACE (IF HANDED OVER TO OR 1.0 X 1.0) AND/OR (0.5)	-
(t) TDR AREA	0.00 SQ.M.
(u) TOTAL IN-SITU TDR LOADING PROPOSED (1.10 X 1.0) (IF ANY)	0.00 SQ.M.
(v) ADDITIONAL FSI AREA UNDER CHAPTER NO. 7	0.00 SQ.M.
(w) INCENTIVE FSI	0.00 SQ.M.
(x) TOTAL ENTITLEMENT OF FSI IN THE PROPOSAL	0.00 SQ.M.
(y) (B + 100) / (100 + 12) = 12 WHICHEVER IS APPLICABLE	0.00 SQ.M.
(z) DEDUCTION BUILT UP AREA/UTILIZES AREA/FBI TO BE RETAINED AS PER OLD DC RULES	0.00 SQ.M.
(aa) BALANCE ENTITLEMENT (S+1)	353.08 SQ.M.
(ab) ANCESTRAL AREA FSI (UP TO 80% OF AREA WITH PAYMENT OF CHARGES ON 20% WHICHEVER APPLICABLE) 353.08 X 80% / 100 = 282.46 SQ.M.	282.46 SQ.M.
(ac) TOTAL ENTITLEMENT (S+1)	635.54 SQ.M.
(ad) MAXIMUM UTILIZATION LIMIT OF F.S.I. (BUILDING POTENTIAL PERMISSIBLE AS PER ROAD WIDTH (AS PER REGULATION NO. 6.1 or 6.3 AS APPLICABLE) X 1.0 or 1.5)	1.76

15. TOTAL BUILT UP AREA IN PROPOSAL (EXCLUDING AREA AT Sr. No. 17)

(a) EXISTING BUILT UP AREA	0.00 SQ.M.
(b) PROPOSED BUILT UP AREA (AS PER FLOOR)	620.31 SQ.M.
(c) TOTAL (a+b)	620.31 SQ.M.

16. F.S.I. CONSUMED (15/15) (SHOULD NOT BE MORE THAN SERIAL NO. 14 ABOVE)

0.9997 SQ.M.

17. AREA FOR INCLUSIVE HOUSING (IF ANY)

(a) REQUIRED (20% OF Sr. No. 5)	0.00 SQ.M.
(b) PROPOSED	0.00 SQ.M.

LEGEND

PLOT BOUNDARY SHOWN BLACK
 PROPOSED WORK SHOWN RED
 EXISTING WORK SHOWN BLUE
 EXISTING WORK SHOWN GREEN
 EXISTING WORK SHOWN YELLOW
 EXISTING WORK SHOWN BROWN
 EXISTING WORK SHOWN WHITE

NOTE

CERTIFICATE OF AREA

CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME AND THE DIMENSIONS OF BASE, ETC. OF PLOT STATED ON PLANS ARE AS MEASURED ON SITE AND THE AREA SO WORKED OUT TALLIES WITH THE AREA STATED IN DOCUMENT OF OWNERSHIP (712/CTS EXTRACT) (LAND RECORDS DEPT. CITY BOUNDARY RECORDS).

OWNERS DECLARATION

I/WE UNDERSIGNED HEREBY CONFIRM THAT I/WE WOULD ABIDE BY PLANS APPROVED BY AUTHORITY. COLLECTOR IF WE WOULD RESPECT THE STRUCTURE AS PER APPROVED PLANS. ALSO WE WOULD EXERCISE THE UNDER SUPERVISION OF PROPER TECHNICAL PERSON SO AS TO MAINTAIN THE QUALITY AND SAFETY AT THE WORK SITE.

OWNER'S NAME

MR. KAMALAKANT TRIMBAK CHOUBAL THROUGH:
 P. A. H. S. A. AND A. REALTORS THROUGH:
 MR. ANANDH ANANT JADHAV
 MR. NARESH DEEPA DEEPA
 MR. PRATHAMESH SUNIL JADHAV

OWNER'S SIGN

PROJECT

SECTOR NO. 27
 PLOT NO. 351
 HISSE NO. -
 CTS NO. -
 DESCRIPTION: AT NIGDI PRADHAKARAN PUNE.

ARCHITECT

ARCHITECTS SIGN
 AR. RIYA JADHAV

JOB NO.

DRG. NO.
 SCALE
 DRAWN BY CHECKED BY

REVISION

REVISION NO. 1
 REVISION DATE 21-12-2021
 SHEET NO. 1/1