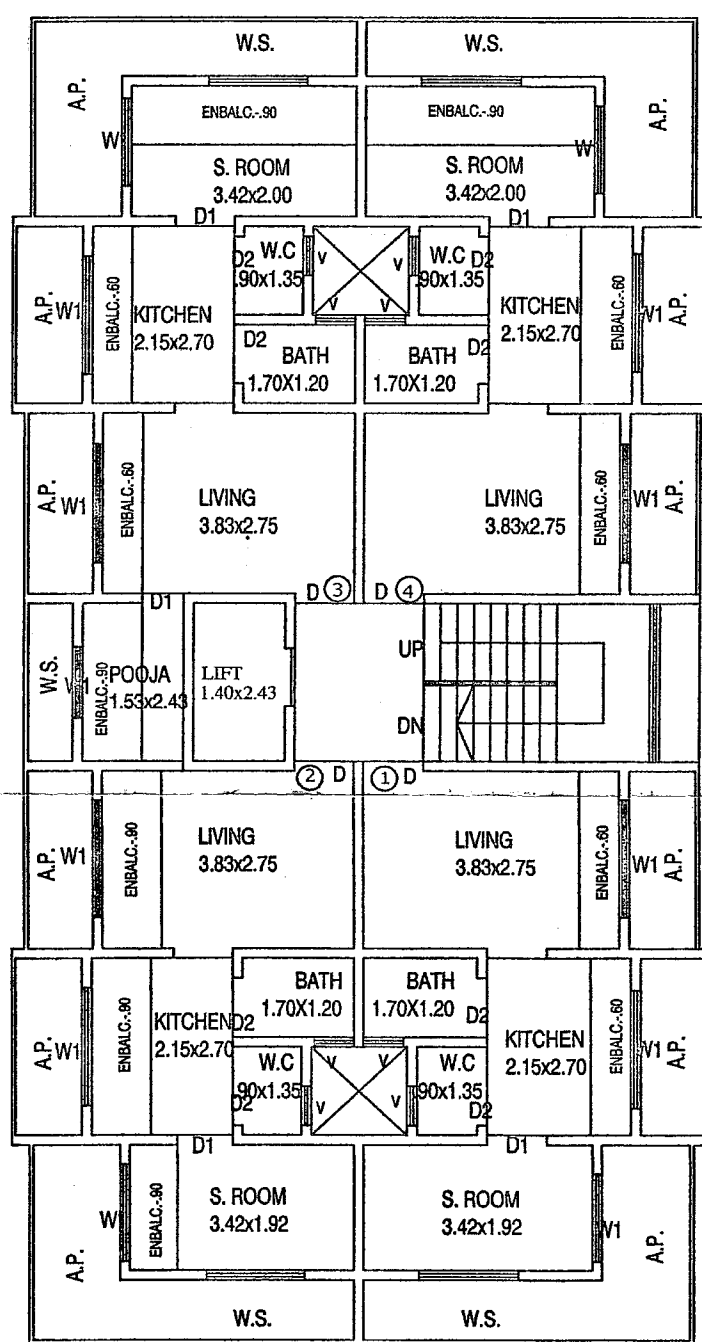
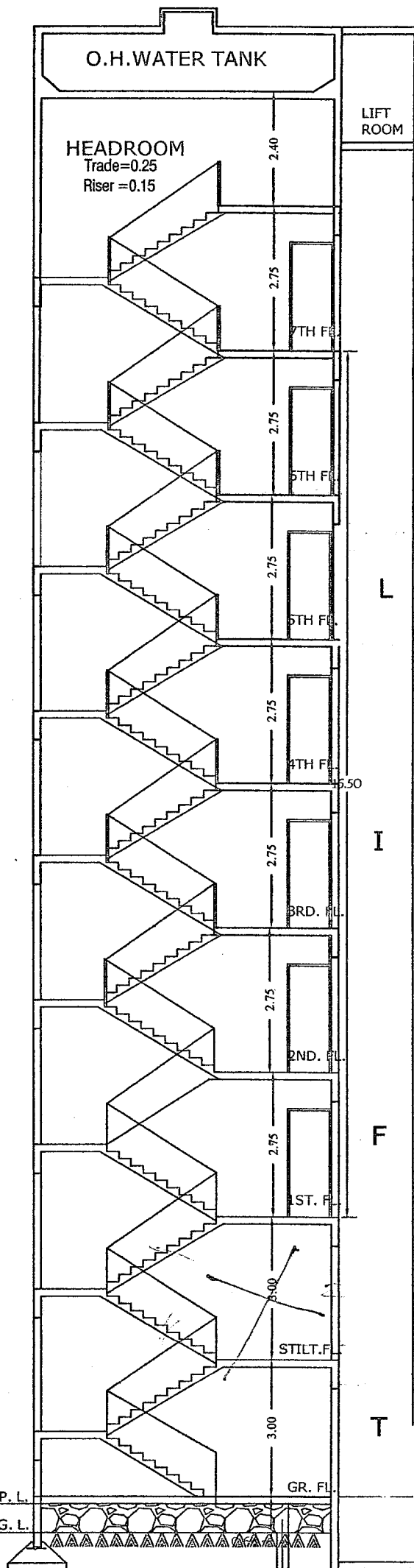
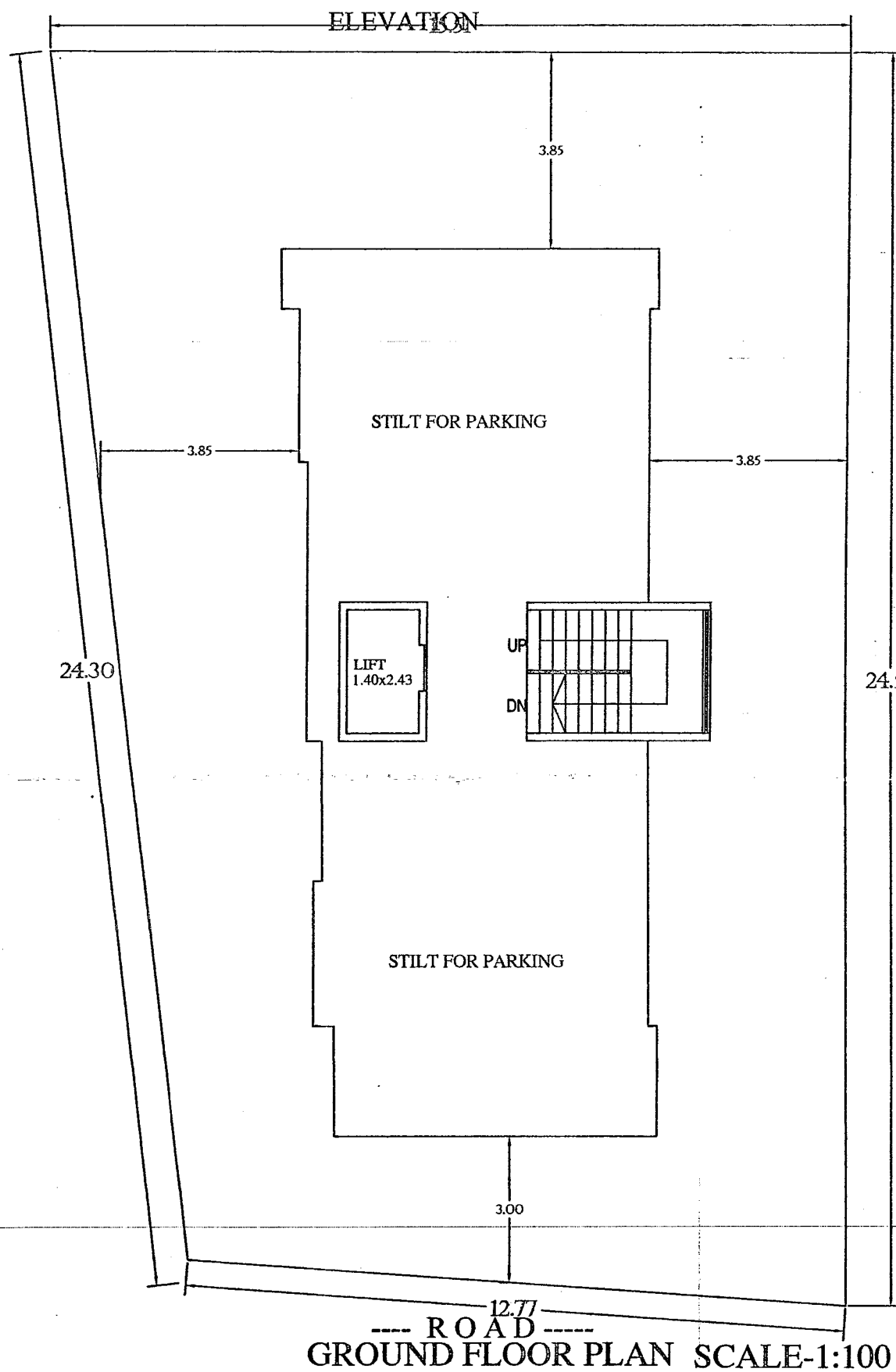
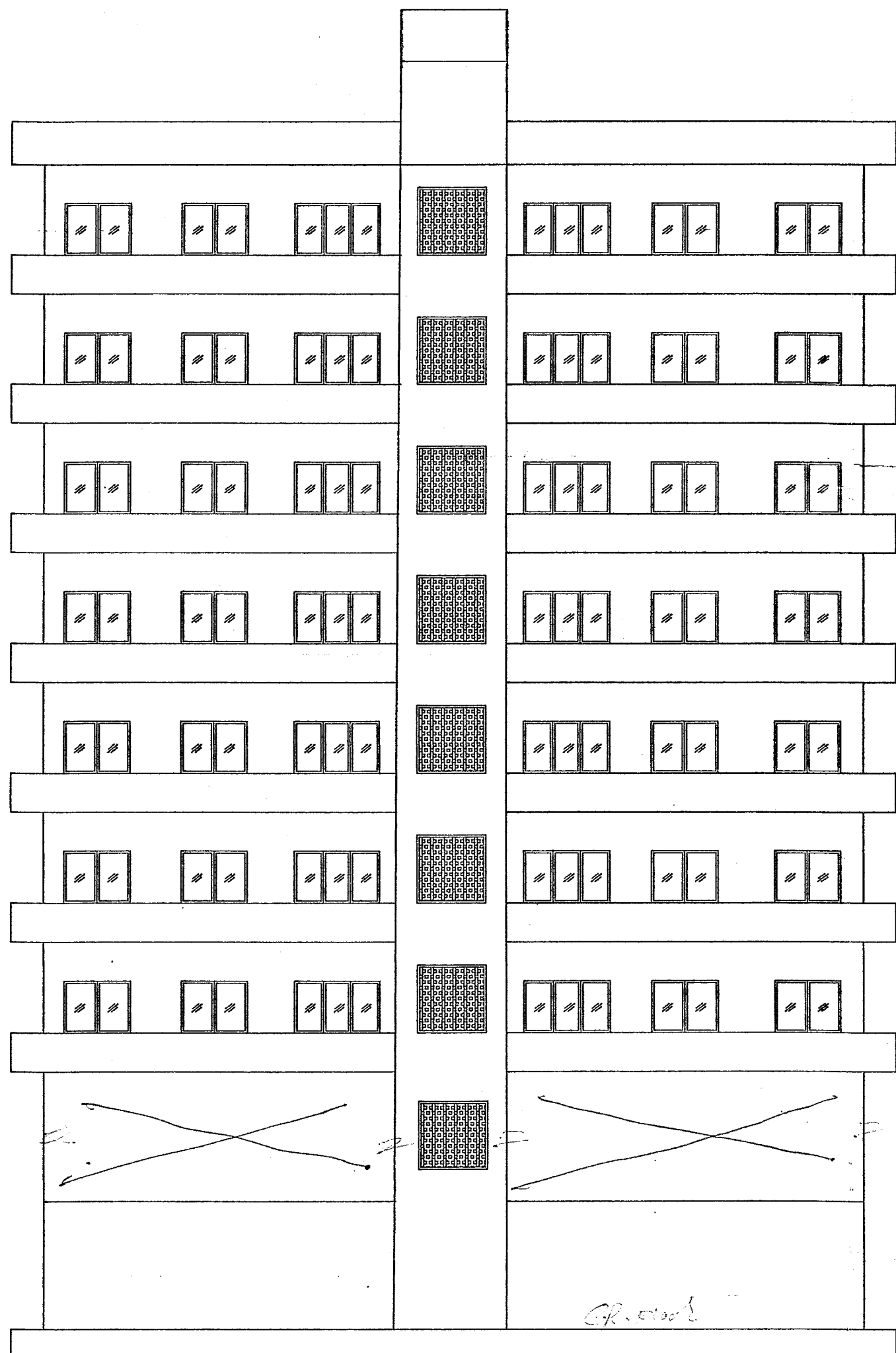
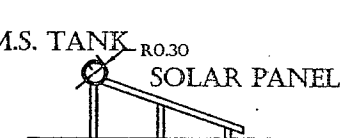
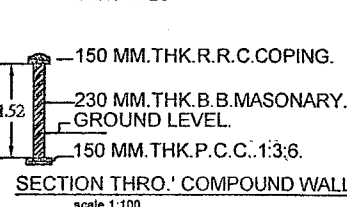
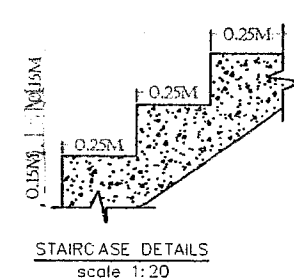
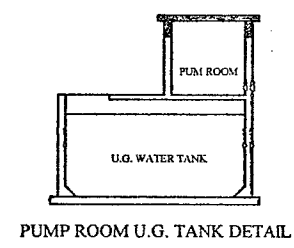
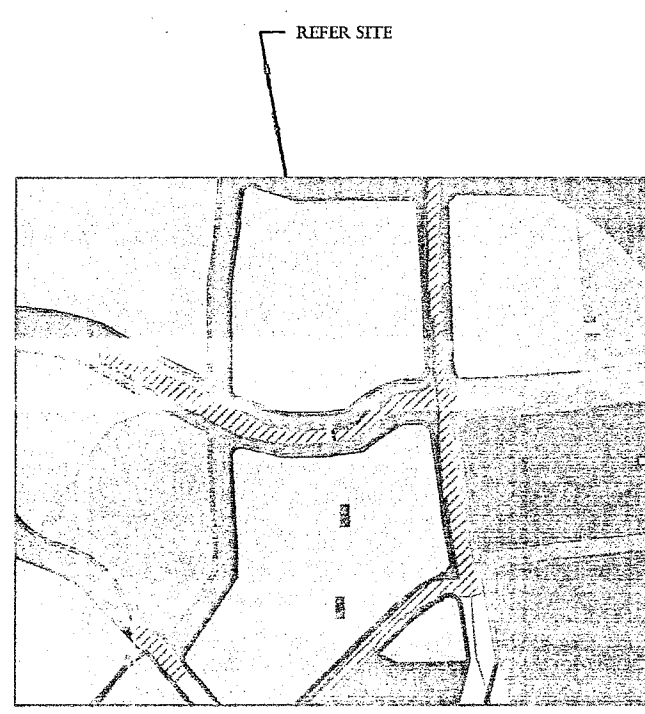
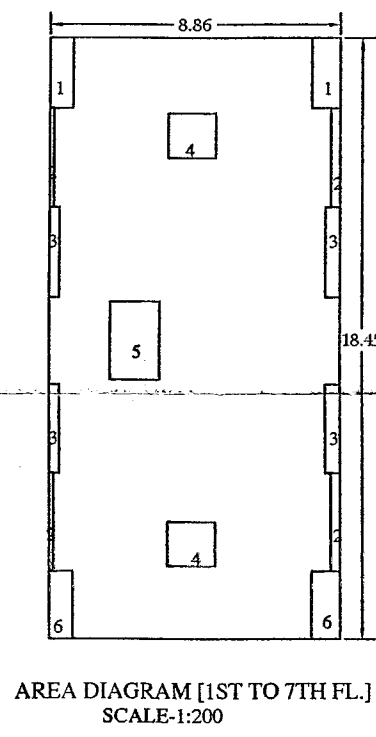
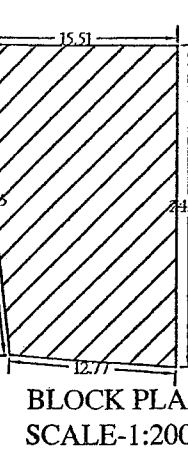
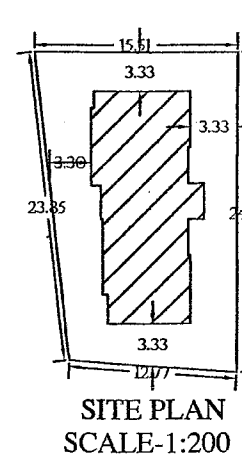
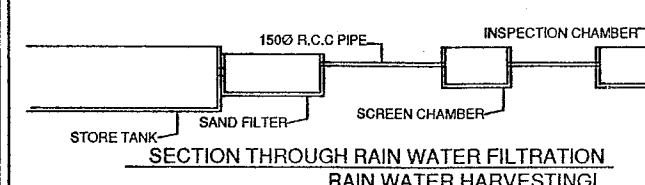




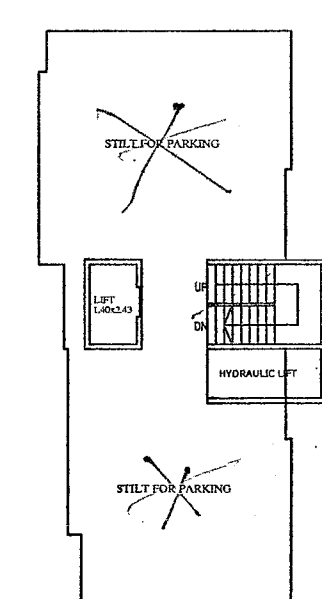
TYPICAL FLOOR PLAN
SCALE:1:100 [1ST TO 7TH FL.]



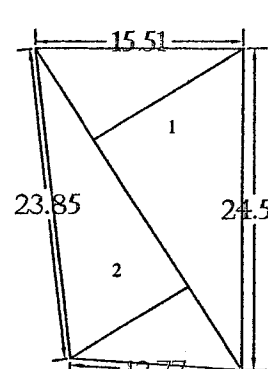
SOLAR WATER HEATER



LOCATION PLAN



STILT FLOOR PLAN
SCALE:1:200

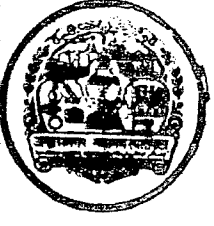


PLOT AREA DIA.
SCALE:1:200

PLOT AREA STATEMENT
170.50 x 29.05 x 13.09 = 190.06 SQ.M.
210.50 x 29.05 x 10.32 = 149.89 SQ.M.
TOTAL PLOT AREA = 339.95 SQ.M.

AREA STATEMENT [1ST TO 7TH FL.]
18.86 x 18.45 = 163.46 SQ.M.
DEDUCTION :
1) 0.72 x 2.15 x 2 = 3.09 SQ.M.
2) 0.20 x 3.00 x 4 = 2.40 SQ.M.
3) 0.30 x 2.75 x 4 = 3.30 SQ.M.
4) 1.45 x 1.35 x 2 = 3.91 SQ.M.
5) 1.70 x 2.43 x 1 = 4.13 SQ.M.
6) 0.72 x 2.07 x 2 = 2.98 SQ.M.
TOTAL DEDUCTION = 19.81 SQ.M.
TOTAL B.U. AREA = 163.46 - 19.81 SQ.M.
TOTAL B.U. AREA = 143.65 SQ.M.

BLOCK AREA (GR.FL.)
1.55 x 2.43 = 3.76 Sq.m.
3.53 x 2.43 = 8.57 Sq.m.
TOTAL AREA = 12.33 Sq.m.



कनिष्ठ अभियंता
सहस्ररचना विभाग
पुणे महानगरपालिका

मंजुरी

बांधकाम नकाशे मंजुरी
जिल्हा अभियंता, पुणे
व बांधकाम प्रत्यक्ष प्रमाणन अ. उपा. नवी, वाप
८३/२७६२३ दि. ०८/१२/२०२०
नवी बांधकाम नियमावली अटीप्रमाणे.

कनिष्ठ अभियंता
सहस्ररचना विभाग
पुणे महानगरपालिका

PROFORMA.1 : -AREA STATEMENT

PROJECT : PROPOSED RES. BUILDING AT OPP.BRK.NO.1037
UNO.42 TO 46, SHEET NO.20,C.T.S.NO.1498B3,14987B,30768,
ULHASNAGAR-3

DATE & STAMP OF APPROVAL

1. AREA OF PLOT (Minimum area of a,b,c to be considered)	339.95 SQ.M
(a) AS PER OWNERSHIP DOCUMENT (7/12,CTS EXTRACT)	339.95 SQ.M
(b) AS PER MEASUREMENT SHEET	
(c) AS PER SITE	
2. DEDUCTIONS FOR	
(a) PROPOSED D.P./D.P. ROAD WIDENING AREA/SERVICE ROAD / HIGHWAY WIDENING.	NIL
(b) ANY D.P. RESERVATION AREA	NIL
TOTAL (a+b)	NIL
3. BALANCE AREA OF PLOT (1-2)	339.95 SQ.M
4. AMENITY SPACE (IF APPLICABLE)	
(a) REQUIRED -	NIL
(b) ADJUSTMENT OF 2(b), IF ANY -	NIL
(c) BALANCE PROPOSED -	NIL

5. NET PLOT AREA (3-4c)

6. RECREATIONAL OPEN SPACE (IF APPLICABLE)

(a) REQUIRED -

(b) PROPOSED -

7. INTERNAL ROAD AREA

8. POTABLE AREA (IF APPLICABLE)

9. BUILT UP AREA WITH REFERENCE TO BASIC F.S.I
AS PER FRONT ROAD WIDTH (Sr.No. 5xbasic FSI)

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. ROAD [2.0x Sr.No.2(a)], if any

(b) IN-SITU AREA AGAINST AMENITY SPACE IF HANDLED 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. TOTAL ENTITLEMENT OF FSI IN THE PROPOSAL

(a) [9 + 10(b) + 11(d)] OR 12 WHICHEVER IS APPLICABLE

(b) ANCILLARY AREA FSI UPTO 60% OR 80% WITH PAYMENT OF CHARGES

(c) TOTAL ENTITLEMENT (a + b)

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

15. TOTAL BUILT-UP AREA IN PROPOSAL (excluding area at Sr.No.17b)

(a) EXISTING BUILT-UP AREA.

(b) PROPOSED BUILT-UP AREA (as per 'P'-line)

(c) TOTAL (a + b)

16. F.S.I CONSUMED (15/13) (should not be more than serial No.14 above)

17. AREA FOR INCLUSIVE HOUSING, IF ANY

(a) REQUIRED (20% OF SR.NO.5)

(b) PROPOSED

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 DEPTT/CITY SURVEY RECORDS.

ARCHITECTS / ENGG SIGN

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.

SIGNATURE AND NAME OF OWNER

ARCHITECT / LICENSED ENGINEER NAME AND SIGN

JOB NO. SCALE CHECKED BY REGISTRATION NO. OF ARCHITECT/LICENSE NO.
OF LICENSE ENGINEER

DRAWING NO. DRAWN BY

DATE

SUYOG ASSOCIATES
ARCHITECTS & ENGINEERS

Gala No. 1 & 2, Near Gajrat School,
Opp. Hira Montego Hall, New Ulhasnagar Exchange Road,
ULHASNAGAR - 421 002.