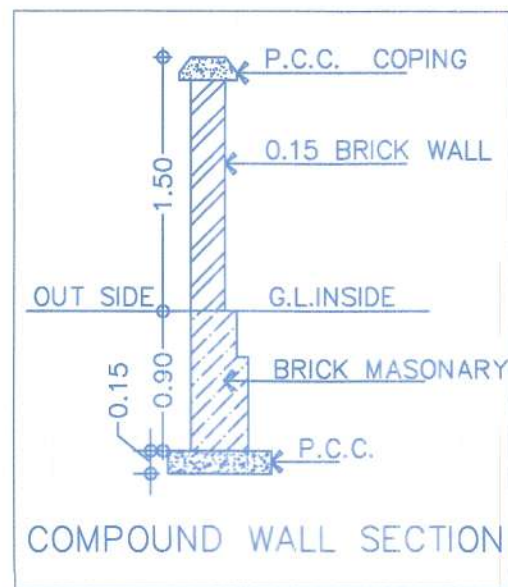
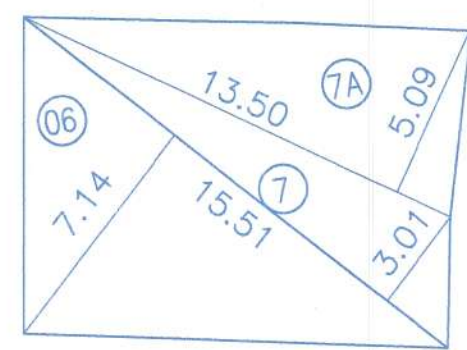


FSI STATEMENT OF WING -B			
SR.NO	FLOOR	BUILT UP AREA (SQ.M.)	TENAMENTS
1	1ST FLOOR	395.00	4
2	2ED FLOOR	395.00	4
3	3RD FLOOR	395.00	4
4	4TH FLOOR	395.00	4
5	5TH FLOOR	395.00	4
6	6TH FLOOR	395.00	4
7	7TH FLOOR	381.61	4
8	8TH FLOOR	395.00	4
9	9TH FLOOR	395.00	4
10	10TH FLOOR	395.00	4
11	11TH FLOOR	395.00	4
12	12TH FLOOR	381.61	4
13	13TH FLOOR	395.00	4
14	14TH FLOOR	395.00	4
15	15TH FLOOR	395.00	4
16	16TH FLOOR	395.00	4
17	17TH FLOOR	381.61	4
TOTAL B/UP AREA		6674.83	68 NOS

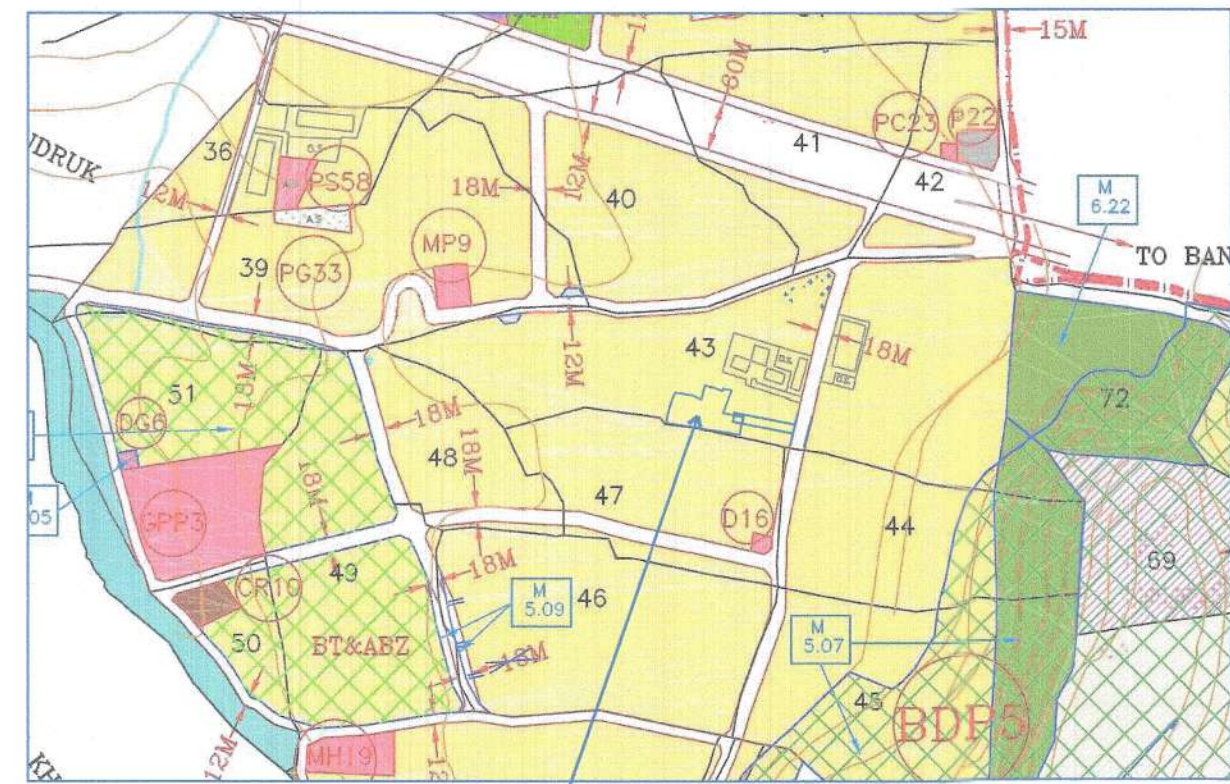


FLOOR AREA STATEMENT OF WING -B		
	WING	BUILT UP AREA (SQ.M.)
1	WING-B	6674.83
	TOTAL B/UP AREA	6674.83



KEY PLAN -
AREA UNDER 12.0 M WIDE ROAD

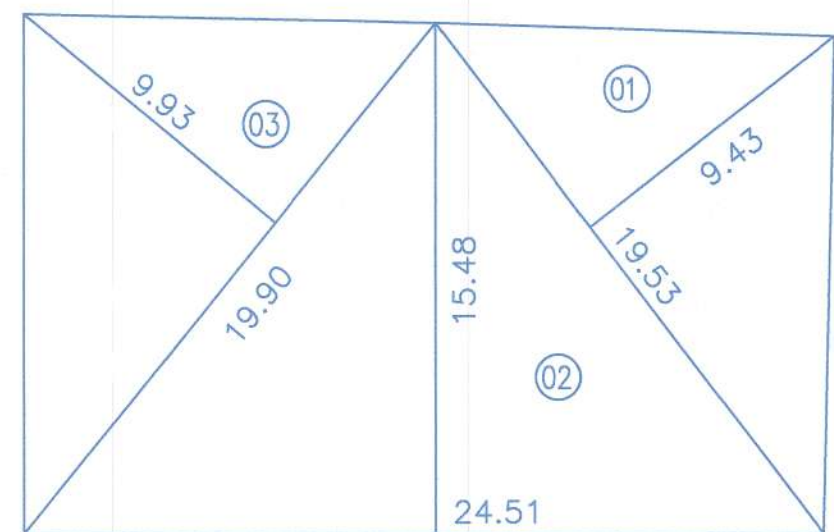
12.0M WIDE ROAD WIDENING AREA CALCULATIONS					
6)	15.51	x	7.14	x	1.00 x 0.50 = 55.37 SQ.M
7)	15.51	x	3.01	x	1.00 x 0.50 = 23.34 SQ.M
7A)	13.50	x	5.09	x	1.00 x 0.50 = 34.35 SQ.M
TOTAL AREA					= 113.06 SQ.M



LOCATION PLAN

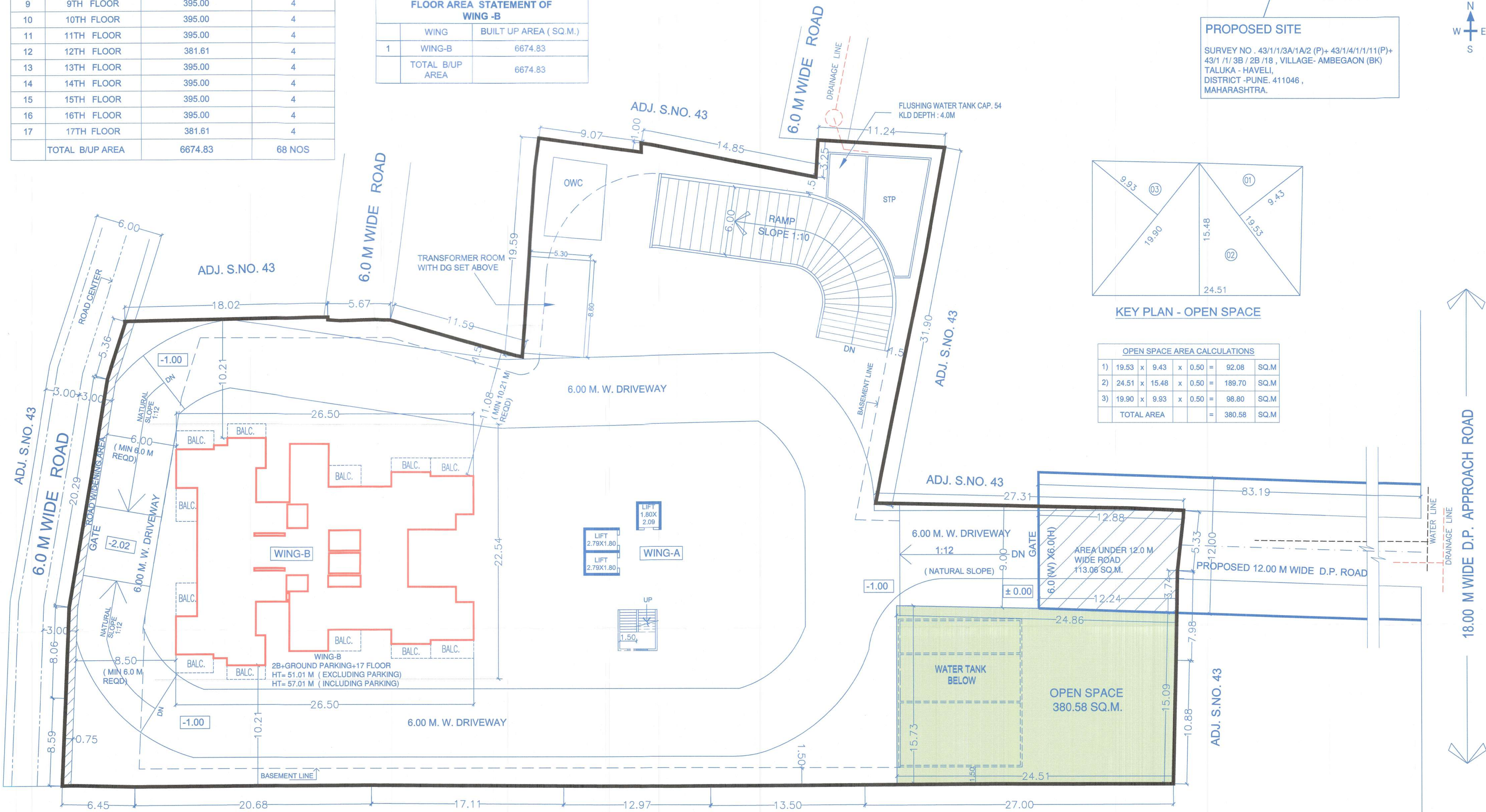
PROPOSED SITE

SURVEY NO. 43/1/1/3A/1A/2 (P)+ 43/1/4/1/1/11(P)+
43/1/1/3B/2B/18, VILLAGE- AMBEGAON (BK)
TALUKA - HAVELI,
DISTRICT -PUNE. 411046,
MAHARASHTRA.



KEY PLAN - OPEN SPACE

OPEN SPACE AREA CALCULATIONS					
1)	19.53	x	9.43	x	0.50 = 92.08 SQ.M
2)	24.51	x	15.48	x	0.50 = 189.70 SQ.M
3)	19.90	x	9.93	x	0.50 = 98.80 SQ.M
TOTAL AREA					= 380.58 SQ.M



ADJ. S.NO. 47

LAYOUT PLAN



18.00 M WIDE D.P. APPROACH ROAD

STAMP OF APPROVAL

1 8

LAYOUT PLAN

APPROVED SUBJECT TO CONDITION
APPROVED UNDER COMMENCEMENT
CERTIFICATE NO. 3304123
Building Inspector Deputy Engineer
(Jr.Engg./Sect. Engg.)
BUILDING PERMISSION DEPT.
ZONE-2, P.M.C.



AREA STATEMENT	SQ.MT.
1) AREA OF PLOT (MIN AREA) (MINIMUM OF a),b),c) TO BE CONSIDERED)	3950.00
a) AS PER OWNERSHIP DOCUMENT -(7/12)	3950.00
b) AS PER MESUREMENT SHEET	3991.16
c) AS PER SITE	3991.16
2) DEDUCTIONS FOR	
a) PROPOSED D.P./D.P.ROAD ACQUISITION AREA	0.00
b) ANY RESERVATION	---
c) ROAD WIDENING AREA FOR 6.0 M WIDE ROAD	31.10
d) GROSS PLOT AREA (1 - 2c) =	3918.90
e) ROAD WIDENING AREA FOR 12.0 M WIDE D.P.ROAD	113.06
3) BALANCE AREA OF PLOT (2d-2e)	3805.84
4) AMENITY SPACE (IF APPLICABLE)	---
a) REQUIRED	---
b) ADJUSTMNET OF 2(b), IF ANY	---
c) BALANCE PROPOSED	0.00
5) NET PLOT AREA(3-4(C))	3805.84
6) RECREATIONAL OPEN SPACE (IF APPLICABLE)	
a) REQUIRED (NOTIONAL)	380.58
b) PROPOSED	380.58
7) INTERNAL ROAD	---
8) PLOTABLE AREA (IF APPLICABLE)	3805.84
9) TOTAL ENTITLEMNET OF FSI IN THE PROPOSAL	
a) BASIC FSI = (Sr.No 8 X 1.10)= 3805.84 X1.1 = 4186.42	4186.42
b) ANCILLARY AREA FSI UPTO 60% OR 80% WITH PAYMENT OF CHARGES (Sr.no 9a X 60%)	2511.85
c) TOTAL ENTITLEMENT Sr.No (9a + 9b)	6698.27
10) MAXIMUM UTILISATION LIMIT OF FSI (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) = 2.5	2.5
11) TOTAL BUILTUP AREA IN PROPOSAL	
a) BASIC FSI = 4186.42	6674.83
b) PROPOSED ANCILLARY AREA ON BASIC FSI = 2488.41	
c) EXISTING AREA	0.00
d) PROPOSED AREA	6674.83
e) TOTAL AREA (11(a+b))	6674.83
12) FSI CONSUMED (11 / 9c) SHOULD NOT BE MORE THAN SR. NO 10)	0.997

CERTIFICATE OF AREA
CERTIFIED THAT THE PLOT AREA UNDER REFERENCE WAS
SURVEYED BY ME ON 10/12/2021 AND THE DIMENTIONS
OF SIDES ETC. OF PLOT ARE AS MEASURED ON SITE
AND THE AREA SO WORKED OUT GREATER THAN THE
AREA STATED IN DOCUMENT OF OWNERSIP RECORD.
ASALKAR S. K.
(ARCHITECT)

LEGEND	
Plot Boundary : Black	Water line : Black Dotted
Proposed Work : Red	Existing to be retained: Hatched
Drainage Line: Red Dotted	Demolitions: Yellow hatched
	Open Space- Green Hatched

OWNERS' DETAILS

NAME & SIGN. OF OWNER /PAH

NAME & SIGN. OF ARCHITECT

THIRAJ
DHIRAJ CONSTRUCTION
through Partner
MR. PRATIK PRAKASH DESAI (PAH)

Sunil Asalkar
CA /2001/28099

JOB TITLE

PROPOSED RESIDENTIAL BUILDING AT
SURVEY NO. 43/1/1/3A/1A/2 (P)+ 43/1/4/1/1/11(P)
+ 43/1/1/3B/2B/18, VILLAGE- AMBEGAON (BK),
TALUKA - HAVELI, DISTRICT- PUNE.

SUNIL ASALKAR ARCHITECT "KSHITU" PLOT NO-2, SHAH COLONY, 2163 SADASHIV PETH, NEAR NEELAYAM THEATRE, PUNE-411030 (M) 9922908729 MAIL - asalkarsunil@gmail.com	Drawing Title LAYOUT PLAN		Scale 1:200
	Drawn by Sunil	Checked by CKA	Date 12/03/2024
	Job no. S-27	Drawing no 211	Revision
	Status FOR PMC SUBMISSION		