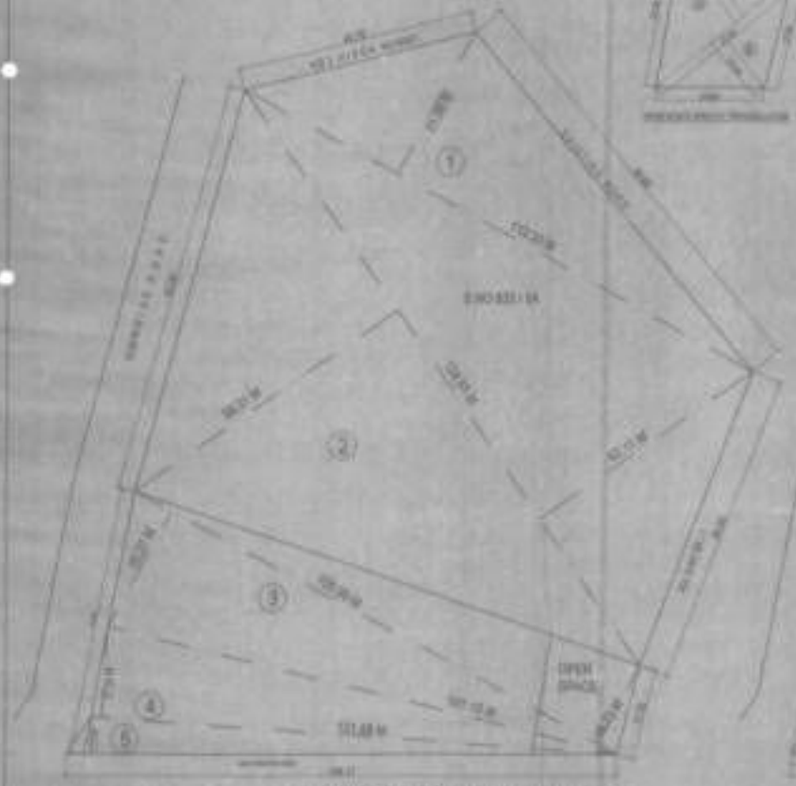


AS PER DC. TRIANGULATION (1 : 500)

AS PER ZONING DEMARCATION (1 : 500)

LAYOUT PLAN (1 : 500)

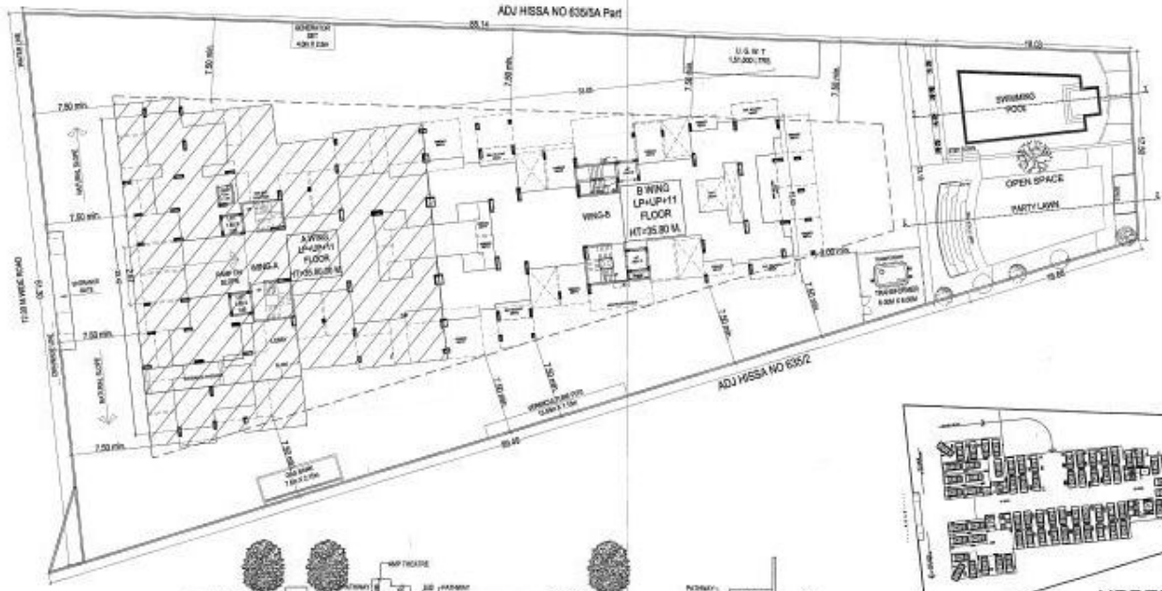
PLOT AREA STATEMENT :

F.S.I. STATEMENT IN SQ.M.

STAMP OF APPROVAL

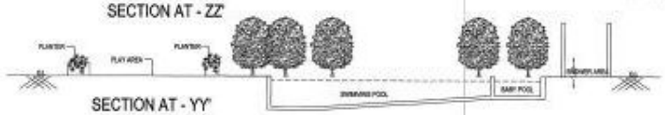
LAY OUT PLAN

ARCHITECTS
SHINDE JOSHI & ASSOCIATES

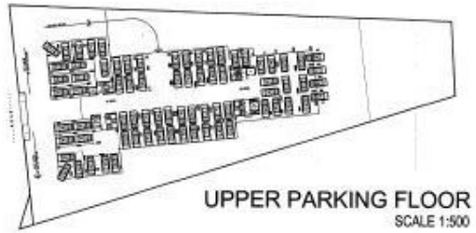


LAYOUT PLAN
SCALE 1:200

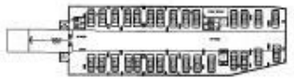
SECTION AT - ZZ'



SECTION AT - YY'



UPPER PARKING FLOOR
SCALE 1:500



LOWER PARKING FLOOR
SCALE 1:500

PARKING STATEMENT (as per arbed)	TOTAL	
	A	B
COVERED	62	43
OPEN	-	-

SCHEDULE OF OPENINGS	
D - 1.00M X 2.25M	W - 1.20M X 1.00M
D1 - 0.90M X 2.25M	W1 - 1.20M X 1.00M
D2 - 0.75M X 2.25M	W2 - 1.20M X 1.00M
D3 - 1.20M X 2.25M	WM - 1.20M X 1.20M
D4 - 1.50M X 2.25M	V - 0.60M X 0.60M
D5 - 1.50M X 2.25M	SV - 0.60M X 1.20M

LEGENDS :-			
PLOT BOUNDARY		DRAINAGE LINE	
PROPOSED WORK		OPEN SPACE	
WATER LINE			

F.S.I STATEMENT IN SQ.M.

BUILDING A & B WING	FLOOR	F.S.I. EXISTING A WING	F.S.I. PROPOSED B WING	PERM. BALCONY	PROPOSED BALCONY EXISTING A WING	PROPOSED BALCONY PROPOSED B WING	PERM. PASSAGE A & B WING	PROPOSED PASSAGE EXISTING A WING	PROPOSED PASSAGE PROP. B WING	TERRACE EXISTING A WING	TERRACE PROP. B WING	PROPOSED STAIRCASE EXISTING A WING	PROPOSED STAIRCASE EXISTING A WING FIRE STAIR	PROPOSED STAIRCASE PROP. B WING	PROPOSED STAIRCASE PROP. B WING FIRE STAIR	LIFT EXISTING A WING	LIFT PROP. B WING	LIFT M/C ROOM EXISTING A WING	LIFT M/C ROOM PROP. B WING	TOTAL F.S.I.	TENEMENTS A WING	TENEMENTS B WING
	LOWER PARKING																					
	PARKING FLOOR	15.34 GAS BANK																				
(LP + UP + 11 FLOOR)	FIRST	269.90	245.95	888.55 TOTAL F.S.I.B. 16%	40.88	36.21	870.00 TOTAL F.S.I.B. 16%	21.80	23.79	106.04	121.30	11.16	9.49	12.41	9.49	8.47	5.95	2.25	2.90	870.02	4	4
	SECOND	269.90	245.94		40.50	36.20		21.80	23.78	89.22	95.17	11.16	9.49	12.41	9.49						4	4
	THIRD	269.90	245.90		40.88	36.21		21.80	23.79	110.90	81.52	11.16	9.49	12.41	9.49						4	4
	FOURTH	269.90	245.94		40.50	36.20		21.80	23.78	89.22	81.03	11.16	9.49	12.41	9.49						4	4
	FIFTH	269.90	245.90		40.88	36.21		21.80	23.79	110.90	81.52	11.16	9.49	12.41	9.49						4	4
	SIXTH	269.90	245.94		40.50	36.20		21.80	23.78	89.22	81.03	11.16	9.49	12.41	9.49						4	4
	SEVENTH	269.90	245.90		40.88	36.21		21.80	23.79	110.90	81.52	11.16	9.49	12.41	9.49						4	4
	EIGHT	209.73	186.86		39.42	27.23		21.80	23.78	47.48	71.62	11.16	9.49	12.41	9.49						3	3
	NINTH	269.90	245.90		40.88	36.21		21.80	23.79	110.90	81.52	11.16	9.49	12.41	9.49						4	4
	TENTH	269.90	245.94		40.88	36.20		21.80	23.78	89.22	81.03	11.16	9.49	12.41	9.49						4	4
	ELEVENTH	269.90	245.90		40.88	36.21		21.80	23.79	110.90	8.69	11.16	9.49	12.41	9.49			2.25	2.90		4	4
		3125.73	2846.20		471.32	389.29		237.60	261.30	1205.80	858.46	122.76	104.39	136.51	104.39	8.47	5.95	9.88	5.41		43	43
	TOTAL	5775.02		+	860.61		+	498.90		2067.26		259.27				13.42		18.29		5775.02	86	

STAMP OF APPROVAL

1/1

S. No. 635/5A (Part), Bibvewadi
TOTAL PROPOSED DETAILS
Project Name : Suvan Cresta

PHASE	WING / BUILDING	NUMBER OF UNITS	STATUS
1	A + B (part)	43 + 2	OC Obtained
2	B	41	Under Construction and Total Proposed

Area Statement

SNO	AREA STATEMENT WITH TDR AREA		SQM
1	PLOT AREA		3477.00
2	DEDUCTIONS FOR		
	A OPEN SPACE		347.30
	D TransFORMER		36.00
3	NET AREA OF PLOT (3 - 4)		3094.10
4	ADDITION FOR F.A.R.		
	A OPEN SPACE		347.30
	D TRANSFORMER		36.00
	C TOTAL (3 + 4)		3477.00
5	TDR PERMISSIBLE [3477.00 X 0.65 %]		2260.05
6	NET PERMISSIBLE AREA = TDR (4C + 5)		5738.05
7	F.A.R. PERMISSIBLE		1.65
8	AREA W.RING (EXISTING)		3125.73
9	AREA W.RING (EXISTING + PROPOSED)		3846.20
10	EXCESS BALCONY AREA [PAID IN F.A.R.]		0.00
11	EXCESS PASSAGE AREA [PAID IN F.A.R.]		0.00
12	TOTAL BUILT UP AREA PROPOSED (10+11+12)		5775.02
13	BALCONY AREA STATEMENT		
	A PARK BALCONY AREA PER FL.		AS SHOWN
	B PROPOSED BALCONY AREA PER FL.		
	C EXCESS BALCONY AREA (TOTAL)		
14	TENAMENT STATEMENT		
	A TENEMENTS PERMISSIBLE		140
	B TENEMENT PROPOSED [A - 4B] + (B - 4B)		86

FSI, Phase and Land Details

WING	FLOOR	UNITS	STAGE	AREA (SQM)	STATUS	PHASE	LAND AREA (SQ.M)
A	11	43	Completed	3125.73	OC Obtained	A	1541.86
B	11	02	Completed	116.55			
		23	Sanctioned	2422.90	Under Construction	B	1556.11 (Including Open Space)
		16	Proposed	1704.84			

AREA CERTIFICATE

CERTIFIED THAT THE PLOT HEREIN WAS SURVEYED BY ME 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 THE DOCUMENT OF CITY SURVEY / TPS RECORD.

ANIRUDDHA SHINDE
CA/88/22312
(ARCHITECT)

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NOTES: ALL DOCUMENTS AND PROJECT BY THE OWNER REQUIRED FOR SANCTIONING OF PROPOSAL WE ARE NOT RESPONSIBLE FOR ANY LEGAL OBLIGATIONS TO ANY OUTSIDE AGENCIES

DESCRIPTION AND ADDRESS OF THE PROPERTY :-

PROPOSED RESIDENTIAL BUILDING ON
S.NO.635/5A (Part) , BIBWEWADI , PUNE

FOR MR. LALIT MOTILAL BAFANA

NAME AND SIGN OF THE OWNER :-

OWNER'S SIGN.

MR. LALIT MOTILAL BAFANA.

NAME AND SIGN OF ARCHITECT :-

ANIRUDDHA SHINDE
CA/88/22312

ARCHITECTS
SHINDE JOSHI & ASSOCIATES
"DRAVIDE" GROUND FLOOR PLOT NO. 5 INDIRA CO-OP. SOCIETY
ERANDWANE , PUNE. TEL: 9822199801 Email : shindejoshiassociates@gmail.com

JOB NO.	SCALE	DRAWN BY	CHKD BY	DATE
XXX	1:100	GANESH	SHINDE	02 Jul 2017