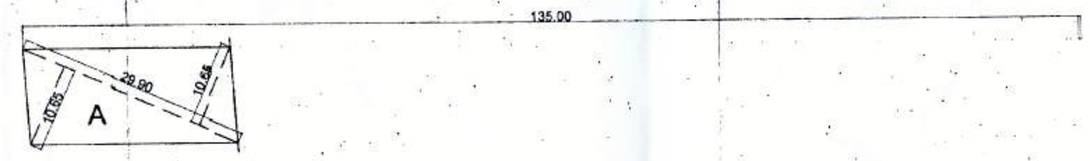
PRODUCED BY AN AUTODESK EDUCATIONAL PRODUCT

F.S.I STATEMENT

BUILDING	FLOORS	B/UP AREA RESI.	TOTAL TENE	PERM.15% BALCONY	PROP BALCONY	DRY	EXCESS	PERM.20% TERRACE	PROP TERRACE	EXCESS	STAIRCASE NORMAL	STAIRCASE FIRE	PASSAGE	LIFT AREA	COVERAGE AREA Sq. M
A															
P+11 (HT.34.80 M.)	FIRST FLOOR	380.15	4	51.02	51.47		AS PER PREVIOUS SANCTIONED	68.03	99.54	AS PER PREVIOUS SANCTIONED	12.59	11.40	20.62	3.47X 2 LIFT = 6.93 SQ.M. LIFT M/C ROOM 6.98+11.66 =11.96 SQ.M.	491.90
	SECOND FLOOR	380.15	4	51.02	51.47			68.03	52.21		12.59	11.40	20.62		
	THIRD FLOOR	380.15	4	51.02	51.47			68.03	99.54		12.59	11.40	20.62		
	FOURTH FLOOR	380.15	4	51.02	51.47			68.03	52.21		12.59	11.40	20.62		
	FIFTH FLOOR	380.15	4	51.02	51.47			68.03	99.54		12.59	11.40	20.62		
	SIXTH FLOOR	380.15	4	51.02	51.47			68.03	52.21		12.59	11.40	20.62		
	SEVENTH FLOOR	380.15	4	51.02	51.47			68.03	99.54		12.59	11.40	20.62		
	EIGHTHFLOOR	380.15	4	51.02	51.47	12.39	0.45	68.03	39.82		12.59	11.40	20.62		
	NINETHFLOOR	380.15	4	51.02	51.47	12.39	0.45	68.03	63.48		12.59	11.40	20.62		
	TENTH FLOOR	380.15	4	51.02	51.47	12.39	0.45	68.03	39.82		12.59	11.40	20.62		
	ELEVENTH FLOOR	139.50	2	20.55	20.55	8.19		28.00	19.04	000	12.59	11.40	20.62		
	TOTAL	3941.00	42	531.12	535.25	48.36	1.35	708.30	718.95	000	138.49	125.40	226.82	19.59	491.90
B & B1															
P+11 (HT.34.80 M.)	FIRST FLOOR	250.70	4	37.61	37.46			50.14	40.99		14.25	11.77	12.60	3.35X 2 LIFT = 6.70 SQ.M. LIFT M/C ROOM 6.70+16.78 =23.48 SQ.M.	332.68
	SECOND FLOOR	250.70	4	37.61	37.46			50.14	40.99		14.25	11.77	12.60		
	THIRD FLOOR	250.70	4	37.61	37.46			50.14	40.99		14.25	11.77	12.60		
	FOURTH FLOOR	250.70	4	37.61	37.46			50.14	40.99		14.25	11.77	12.60		
	FIFTH FLOOR	250.70	4	37.61	37.46			50.14	40.99		14.25	11.77	12.60		
	SIXTH FLOOR	250.70	4	37.61	37.46			50.14	40.99		14.25	11.77	12.60		
	SEVENTH FLOOR	250.70	4	37.61	37.46			50.14	40.99		14.25	11.77	12.60		
	EIGHTHFLOOR	238.97	4	35.85	37.46		1.61	47.79	32.61		14.25	11.77	12.60		
	NINETHFLOOR	250.70	4	37.61	37.46			50.14	40.99		14.25	11.77	12.60		
	TENTH FLOOR	250.70	4	37.61	37.46			50.14	40.99		14.25	11.77	12.60		
	ELEVENTH FLOOR	125.14	2	18.77	18.97		0.20	25.57	20.49		14.25	11.77	15.85		
	TOTAL	2820.41	42	393.52	392.89		1.81	524.82	422.01		156.75	129.47	141.85	21.48	332.68
TOTAL AREA X 2 BUILDING		5260.82	84	787.04	785.78		3.62	1049.24	844.02		313.50	258.94	283.70	41.96	666.36
	TOTAL	**8781.82**	**126**	**1318.24**	**1320.69**	**43.36**	**4.97**	**1757.54**	**1560.97**	**0.00**	**451.99**	**384.34**	**510.52**	**63.55**	**1157.26**
EXISTING TO BE PAID		**7594.65**			**825.17**				**1128.65**				**275.52**		
TO BE PAID		**1187.17**			**495.52**	**43.36**	**4.97**		**432.32**				**235.00**		

12.00 M WIDE INTERNAL ROAD



INTERNAL ROAD AREA CALCULATION :-

PLOT A INTERNAL ROAD

1) 29.90 X (10.65 + 10.65) X0.5 = 318.44

TOTAL = 318.44 sq.m.

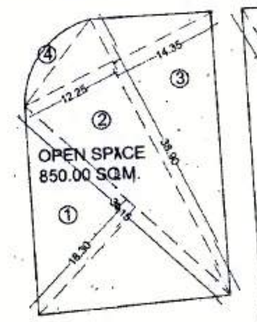
AREA CAL. FOR OPEN SPACE

(BY TRIANGULATION METHOD)

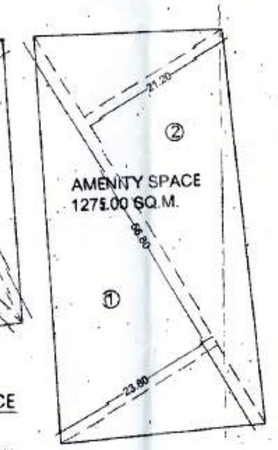
1) 35.15 X 18.30 X 0.50 = 321.62 sq.m.
2) 35.15 X 12.25 X 0.50 = 215.29 sq.m.
3) 38.90 X 14.35 X 0.50 = 279.11 sq.m.
4) AREA = 33.98 sq.m.

TOTAL = 850.00 sq.m.

FOR PLOT A AREA KEY PLAN FOR OPEN SPACE



AREA KEY PLAN FOR AMENITY SPACE



AREA CAL. FOR AMENITY SPACE

(BY TRIANGULATION METHOD)

1) 56.80 X 23.80 X 0.50 = 675.92 sq.m.
2) 56.80 X 21.20 X 0.50 = 602.08 sq.m.

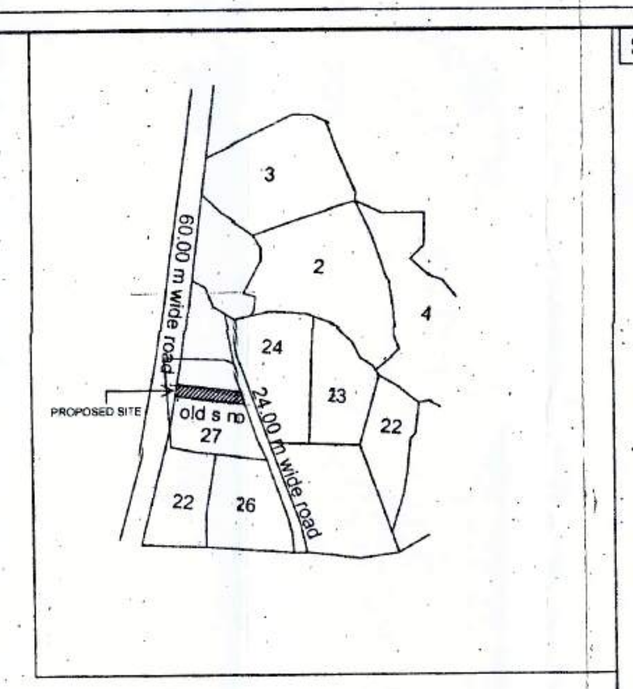
TOTAL = 1275.00 sq.m.

PLOT AREA CALCULATION

S NO (NEW) 28 / 2A /13 + 2 + 16 + 17 -
S NO (OLD) 28/2A+B/B/3/5 + 28/2A/B/2B3/6 + 28/2A+B/2B/3/9 + 28/2A+B/2B/3/3 AT UNDRI, PUNE.

A) 94.89 X (46.74 + 41.70) X 0.5 = 4200.45
B) 78.00 X (23.15 + 24.30) X 0.5 = 1850.55
C) 76.85 X (24.18 + 24.00) X 0.5 = 1851.32
D) 74.91 X (23.15 + 25.75) X 0.5 = 1850.27

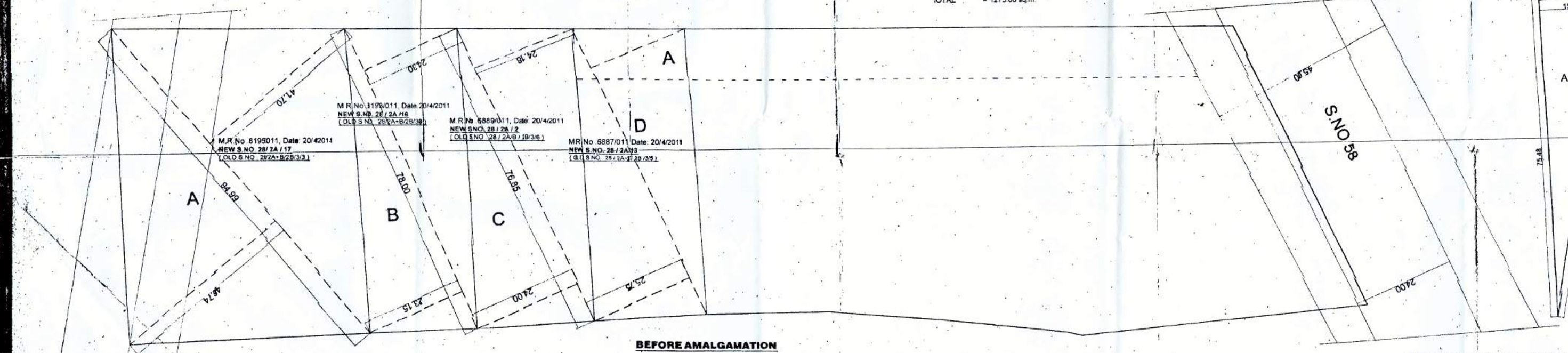
TOTAL = 9752.59sq.m.



STAMP OF APPROVAL 1/7

Approved as amended in.....
subject to conditions mentioned in Annuxure.....
of letter No. PHA/C.R. No.....
S. No./O. No./CTS No.....
Dated .....

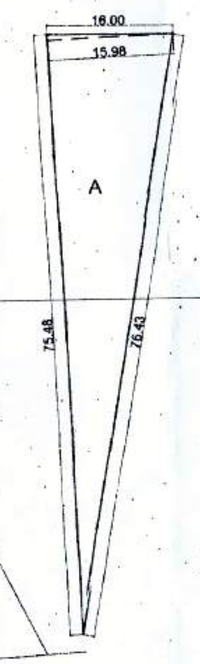
Chief Executive Officer
For Pune Metropolitan Regional Development Authority, Pune.



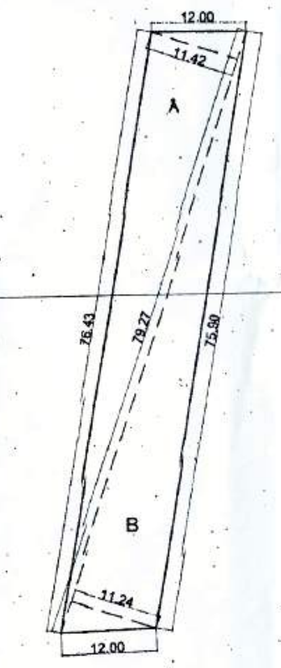
BEFORE AMALGAMATION

AREA KEY PLAN FOR AREA UNDER 60.0m WIDE ROAD

SCALE - 1:500



AREA KEY PLAN FOR AREA UNDER 12.00m WIDE ROAD



ROAD WIDENING AREA CALCULATION

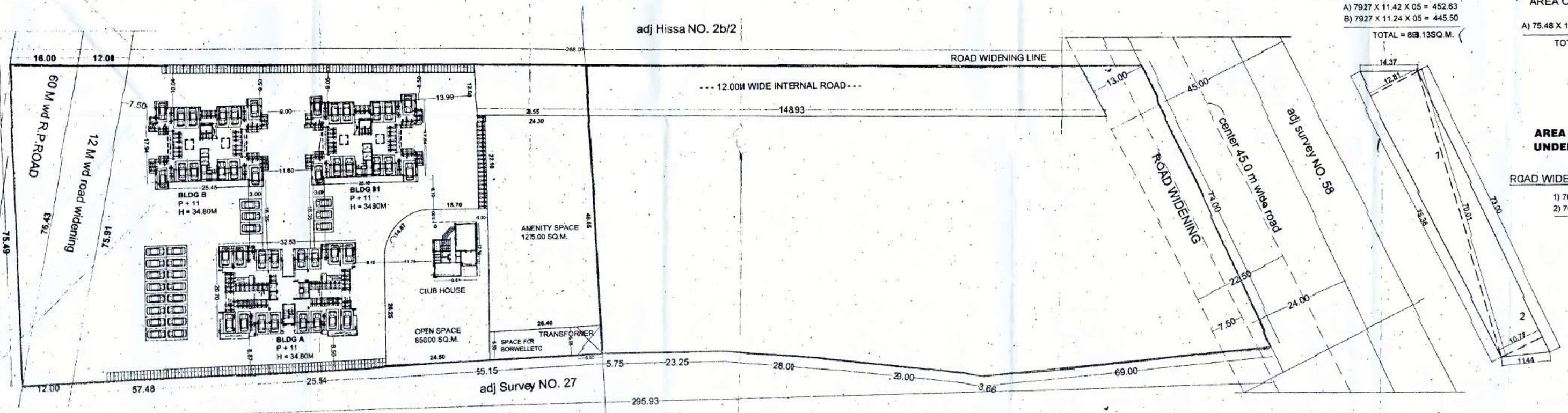
A) 79.27 X 11.42 X 05 = 452.63
B) 79.27 X 11.24 X 05 = 445.50

TOTAL = 898.13SQ.M.

ROAD WIDENING AREA CALCULATION

A) 75.48 X 15.98 X 0.5 = 603.08

TOTAL = 603.08SQ.M.



AFTER AMALGAMATION (LAYOUT)

AREA KEY PLAN FOR AREA UNDER 45.00m WIDE ROAD

ROAD WIDENING AREA CALCULATION

1) 70.81 X 12.81 X 0.5 = 448.41
2) 70.81 X 10.78 X 0.5 = 377.35

TOTAL = 825.76SQ.M.

AREA STATEMENT

		As per 7/12	As per (2B2/3+16+2+13)
1	PLOT AREA AS PER TRANGULATION		9752.59
	PLOT AREA AS PER 7/12		9750.00
	MINIMUM PLOT AREA		9750.00
2	Deduction for:		
	(a) Road Acqistion Area		
	(b) Proposed Road		603.08
	(c) Any reservation		898.13
	Total Deduction (a+b+c)		1501.21
3	Remaining Gross Area of Plot (1-2)		8248.79
4	Deductions for		
	(a) open space 10 % (10000.00 - 2bc)		850.00
	(b) Internal Roads,		318.44
	(C) Amenity Space, if any (15%)		1275.00
	Total Deduction (a+b+c)		2443.14
5	Area under Plots = (3-4)		5805.65
6	Net area of plots for FSI Calculations = 90 X (1-(2+4c))		6276.41
7	Permissible FSI 1.20 (6 x 1.20) Road		7531.69
8	Paid FSI 20%		1255.28
9	Total Permissible FSI (8+9)		8786.97
10	Proposed Area		8781.82
11	Balcony Taken in FSI (Excess Balcony)		4.97
12	Terrace Taken FSI (Excess Terace)		0.00
13	Total Proposed Area		8786.79

BALCONY AREA STATEMENT

a	permissible balcony area per floor	REFER BALCONY STATEMENT
b	proposed balcony area per floor	
c	excess balcony area (total)	

TENEMENT STATEMENT

c	area of tenement (a-b)	6501.58
d	tenement permissible 250T/H	162
e	tenement proposed	126
	total tenement (d-c)	

CERTIFICATE OF AREA

Certificate of the plot reference was surved by me on and the dimensions sides etc. of plot stated in plan area as measured on site and the area so workedout tallies with the area stated in document of ownership / P.P. scheme records dept./City Survey records.

Signature of Licensed Architect

DESCRIPTION OF PROPOSAL

PROPOSED RESIDENTIAL BUILDING ON S NO (NEW) 28 / 2A / 13 + 2 + 16 + 17 S NO (OLD) 28/2A+B/2B/3/5 + 28/2A/B/2B/3/6 + 28/2A+B/2B/3/9 + 28/2A+B/2B/3/3 AT UNDRI, PUNE.

NAME & ADDRESS OF OWNER	OWNER'S SIGN
Mr. T.T. GHOLAP (P.A.H) C/O M/S TULSI DEVELOPERS 2/14 MATRUKRUPA, ERANDAWANA, KARVE ROAD, PUNE- 04 (P.A.H FOR) Shri. SHANKAR D. KANADE Shri. CHANDRAKANTS. KANADE Shri. SURESH S. KANADE Shri. UTTAM S. KANADE Shri. RATAN S. KANADE Shri. RAJENDRA S. KANADE Shri. SHRIKRUSHNAS. KANADE	

JOB NO.	DRG.NO.	SCALE	DATE	REVISION	DRN BY
213.06	01	AS SHOWN	15 - 02 - 2011	11-09-2014	AmuRadhA

NORTH POINT

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