PRODUCED BY AN AUTODESK EDUCATIONAL PRODUCT

FORM OF STATEMENT 1
EXISTING BUILDING TO BE RETAINED[Sr.No.8(a) (iii)]

EXISTING BUILDING NO.	FLOOR NO.	PLINTH AREA	TOTAL FLOOR AREA OF EXISTING BUILDING	USE/OCCUPANCY OF FLOORS
		--- NOT APPLICABLE ---		

FORM OF STATEMENT 2
PROPOSED BUILDING [Sr.No.9(a)]

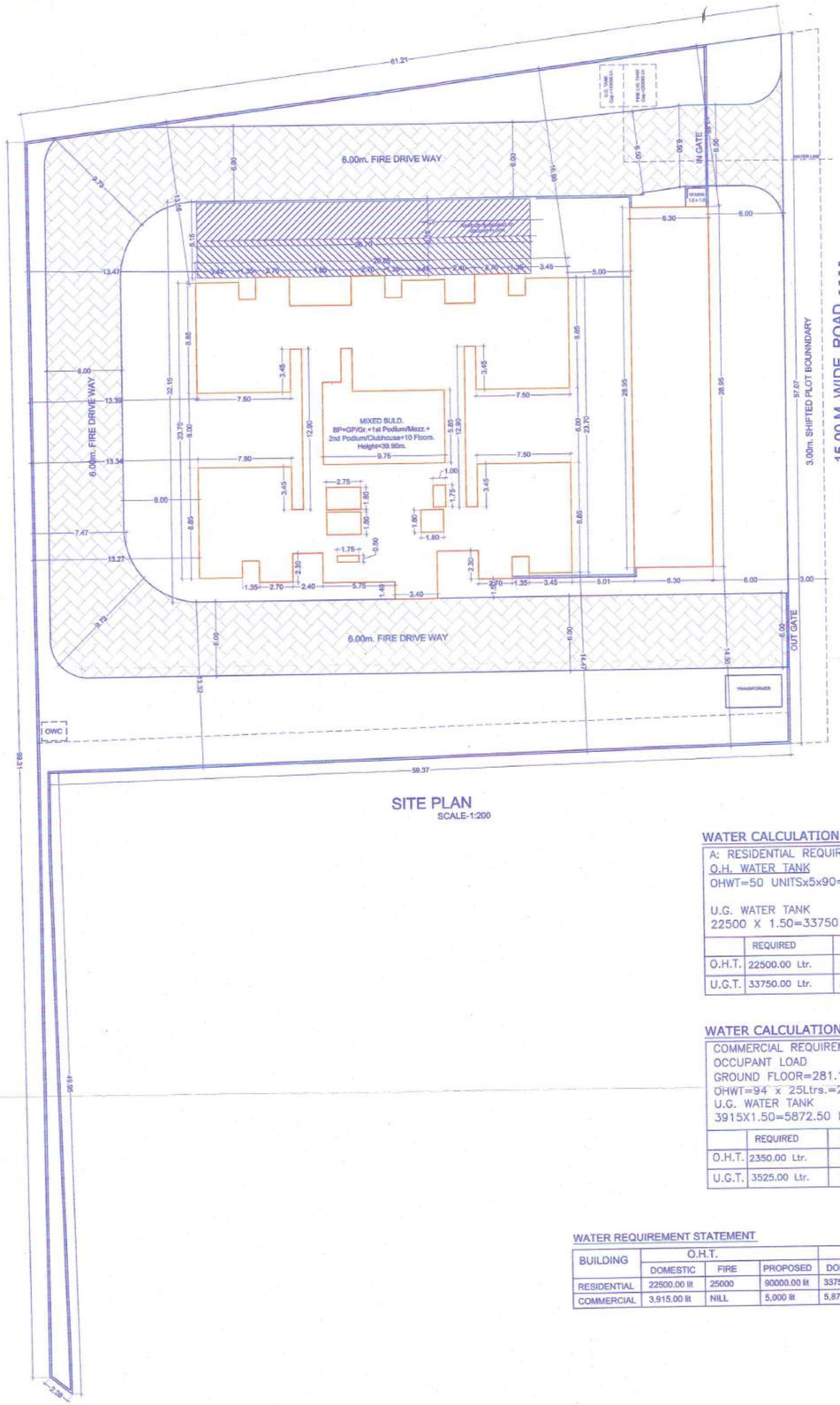
BUILDING NO.	FLOOR NO.	BUILT-UP AREA RESIDENTIAL	BUILT-UP COMM.	TENAMENT
MIXED BLDG.	BASEMENT FLOOR	0.00	0.00	0
	GP./GROUND FLOOR.	0.00	182.39	0
	1st Podium/MEZZ. FLOOR	0.00	99.58	0
	2nd Podium FLR./CLUB H.	181.17	---	0
	FIRST FLOOR	679.19	---	5
	SECOND FLOOR	498.02	---	5
	THIRD FLOOR	498.02	---	5
	FOURTH FLOOR	498.02	---	5
	FIFTH FLOOR	498.02	---	5
	SIXTH FLOOR	491.39	---	5
	SEVENTH FLOOR	498.02	---	5
	EIGHTH FLOOR	498.02	---	5
	NINTH FLOOR	498.02	---	5
	TENTH FLOOR	498.02	---	5
	TOTAL AREA	5335.91	281.97	50
	TOTAL AREA	5617.88		

AREA DETAILS OF APARTMENT

BUILDING NO.	FLOOR NO.	APARTMENT NO.	CARPET AREA OF APARTMENT	AREA OF BALCONY ATTACHED TO APARTMENT (ENC.) BALCONY	OPEN BALCONY
RESI.	1ST TO 11th FLOOR	101 TO 501, 701 TO 1001	60.98	0.00	8.94
		601 & 1001	57.62	0.00	3.78
		102 TO 1002	60.98	0.00	8.94
		103 TO 1003	60.98	0.00	8.94
		104 TO 1004	60.98	0.00	8.94
		105 TO 1005	60.98	0.00	8.94

AREA DETAILS OF COMMERCIAL BUILDING

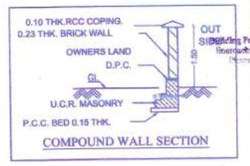
BUILDING NO.	FLOOR NO.	SHOP NO.	CARPET AREA OF SHOP	CARPET OF MEZZANINE	TOTAL AREA
COMM.	GROUND FLOOR	01 TO 08	21.06	10.35	31.41



SITE PLAN
SCALE-1:200

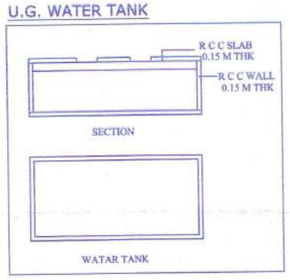
SCHEDULE OF OPENINGS

DOOR		WINDOW	
D	1.00x2.10	W	1.50x1.20
D1	0.90x2.10	W1	1.50x0.9
D2	0.75x2.10	W2	0.90x1.20
D3	1.20x2.10	V	0.60x0.90
OP	1.00x2.10		
FD	1.80x2.10		
RS	2.40x2.40		
FSD	1.50x2.10		



COMPOUND WALL SECTION

U.G. WATER TANK



STAMP OF APPROVAL - LAYOUT

Sanctioned No. B.P. | Ravet | 152 | 22
Subject to conditions mentioned in the
Office Order No.
dated 08 | 07 | 22

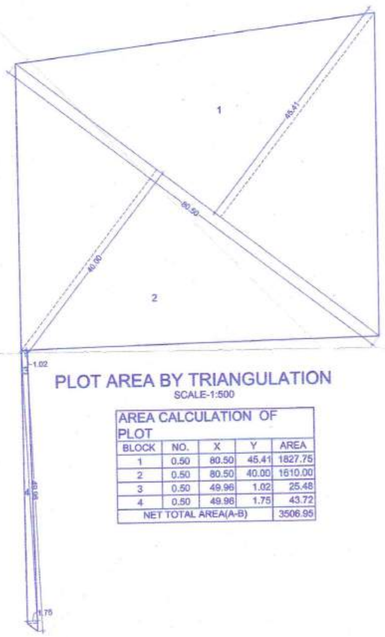
Pimpri
Date : 08/07/2022

Deputy Engineer
Building Permission and Unauthorised Construction/
Encroachment Control & Demolition Department
Pimpri-Chinchwad Municipal Corporation
Pimpri-411 018.

Executive Engineer
Building Permission and Unauthorised Building
Construction Control Department
Pimpri-Chinchwad Municipal Corporation
Pimpri-411 018.

AREA STATEMENT

01		AREA OF THE PLOT	
	a)	AS PER OWNERSHIP DOCUMENT	3900.00
	b)	AS PER MEASUREMENT SHEET	3506.95
	c)	AS PER SITE	3506.95
02		DEDUCTION FOR	
	a)	PROPOSED ROAD WIDENING(SHIFTED PLOT BOUNDARY)	171.34
	b)	ANY D.P. RESERVATION AREA	0.00
		(TOTAL a+b)	0.00
03		BALANCE AREA OF PLOT (01-02)	3335.61
04		AMENITY SPACE (IF APPLICABLE)	00.00
	a)	REQUIRED	0.00
	b)	ADJUSTMENT OF 2(b),IF ANY	0.00
	c)	BALANCED PROPOSED	0.00
05		NET PLOT AREA(03-04(c))	3335.61
06		RECREATIONAL OPEN SPACE (IF APPLICABLE)	
	a)	REQUIRED	0.00
	b)	PROPOSED	0.00
07		INTERNAL ROAD AREA	0.00
08		PLOTABLE AREA (IF APPLICABLE)	0.00
09		BUILT UP AREA WITH REFERENCE TO BASIC F.S.I. AS PER FRONT ROAD WIDTH(1.10)	3669.17
10		ADDITION OF FSI ON PAYMENT OF PREMIUM(0.50)	
	a)	MAXIMUM PERMISSIBLE PREMIUM FSI-BASED ON ROAD WIDTH/TOD ZONE	1753.48
	b)	PROPOSED FSI ON PAYMENT OF PREMIUM	0.00
11		IN-SITU FSI/TDR LOADING(0.90)	
	a)	IN-SITU AREA AGAINST D.P. ROAD	0.00
	b)	IN-SITU AREA AGAINST AMENITY SPACE IF HANDED OVER	0.00
	c)	TDR AREA	0.00
	d)	TOTAL IN-SITU/TDR LOADING PROPOSED (11(a)+(b)+(c))	0.00
12		ADDITIONAL FSI AREA UNDER CHAPTER NO. 7	0.00
13		TOTAL ENTITLEMENT OF FSI IN THE PROPOSAL	0.00
	a)	[9+10(b)+11(d)]OR12 WHICHEVER IS APPLICABLE	3669.17
	b)	ANCILLARY AREA FSI UPTO 60% OR 80% WITH CHARGES(80%x156.65)+(80%x3512.52)	2232.83
	bi)	PROPOSED ANCILLARY F.S.I.	1948.71
	c)	TOTAL ENTITLEMENT (a+bi)	5617.88
14		MAXIMUM UTILIZATION LIMIT OF F.S.I. (BUILDING POTENTIAL) PERMISSIBLE AS PER ROAD WIDTH	1.76
15		TOTAL BUILT UP AREA IN PROPOSAL (EXCLUDING AREA AT SR.NO.17 B)	00.00 00.00
			00.00
	a)	EXISTING BUILT UP AREA	00.00
	b)	PROPOSED BUILT UP AREA(AS PER 'P-LINE')	5617.88
	c)	TOTAL (a+b)	5617.88
16		F.S.I. CONSUMED(15/13)	1.00
17		AREA FOR INCLUSIVE HOUSING, IF ANY	0.00
	a)	REQUIRED(20% OF SR.NO.5)	00.00
	b)	PROPOSED	00.00



PLOT AREA BY TRIANGULATION
SCALE-1:500

AREA CALCULATION OF PLOT

BLOCK	NO.	X	Y	AREA
1	0.50	80.50	45.41	1827.75
2	0.50	80.50	40.00	1610.00
3	0.50	49.96	1.02	25.48
4	0.50	49.96	1.75	43.72
NET TOTAL AREA(A-B)				3506.95

WATER CALCULATION:RESIDENTIAL

A: RESIDENTIAL REQUIREMENT
O.H. WATER TANK
OHWT=50 UNITSx5x90=22500 Ltr.

U.G. WATER TANK
22500 X 1.50=33750 Ltr.

	REQUIRED	FIRE	PROPOSED
O.H.T.	22500.00 Ltr.	25000	90,000.00 Ltr.
U.G.T.	33750.00 Ltr.	200000	3,00,000.00 Ltr.

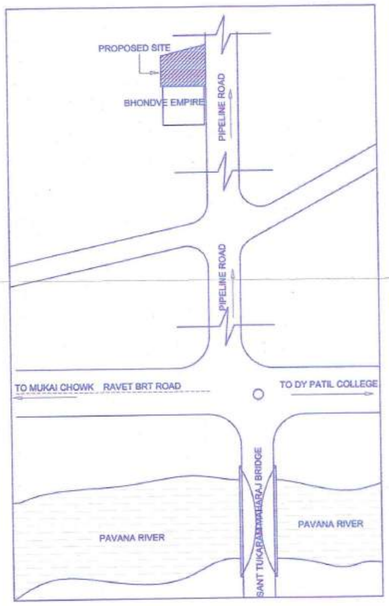
WATER CALCULATION:COMMERCIAL

COMMERCIAL REQUIREMENT
OCCUPANT LOAD
GROUND FLOOR=281.17/3=94 Nos.
OHWT=94 x 25Ltrs.=2350.00 Ltr.
U.G. WATER TANK
3915X1.50=5872.50 Ltr.

	REQUIRED	FIRE	PROPOSED
O.H.T.	2350.00 Ltr.	NILL	3000.00 Ltr.
U.G.T.	3525.00 Ltr.	NILL	4000.00 Ltr.

WATER REQUIREMENT STATEMENT

BUILDING	O.H.T.			U.G.T.		
	DOMESTIC	FIRE	PROPOSED	DOMESTIC	FIRE	PROPOSED
RESIDENTIAL	22500.00 lit	25000	90000.00 lit	33750	2,00,000 ltr.	3,50,000 lit
COMMERCIAL	3,915.00 lit	NILL	5,000 lit	5,872.50 lit	NILL	7,500 lit



LOCATION PLAN
SCALE-N.T.S.

CERTIFICATE OF AREA:

CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON---- AND THE DIMENSIONS OF THE 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 DEPARTMENT/CITY SURVEY RECORDS.

OWNER'S DECLARATION-

I/WE UNDERSIGNED HEREBY CONFIRM THAT I/WE 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.

OWNER'S NAME	SIGN.
M/s N.B. BHONDVE INFRA Through its partner MR. NINAD BHONDVE	

PROJECT:
SURVEY NO. 181/3A(P) HISSA NO.
PLOT NO. C.T.S. NO.

DISCRIPTION: REGULAR TRACK, VILLAGE - RAVET,PUNE.

ARCHITECT	SIGN.
SHAILENDRA GHORPADE AND ASSOCIATES SHAILENDRA GHORPADE SHAMSHUDDIN NAYAB	

DWG. NO.	SCALE	DRAWN BY	CHECKED BY

INWD NO.	PCMC/0483/2022/ZONE B/RAVET/PRB-19/1/FRESH		
JOB No.		DATE	29/06/2022
KEY NO.		SHEET NO.	1/8

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