

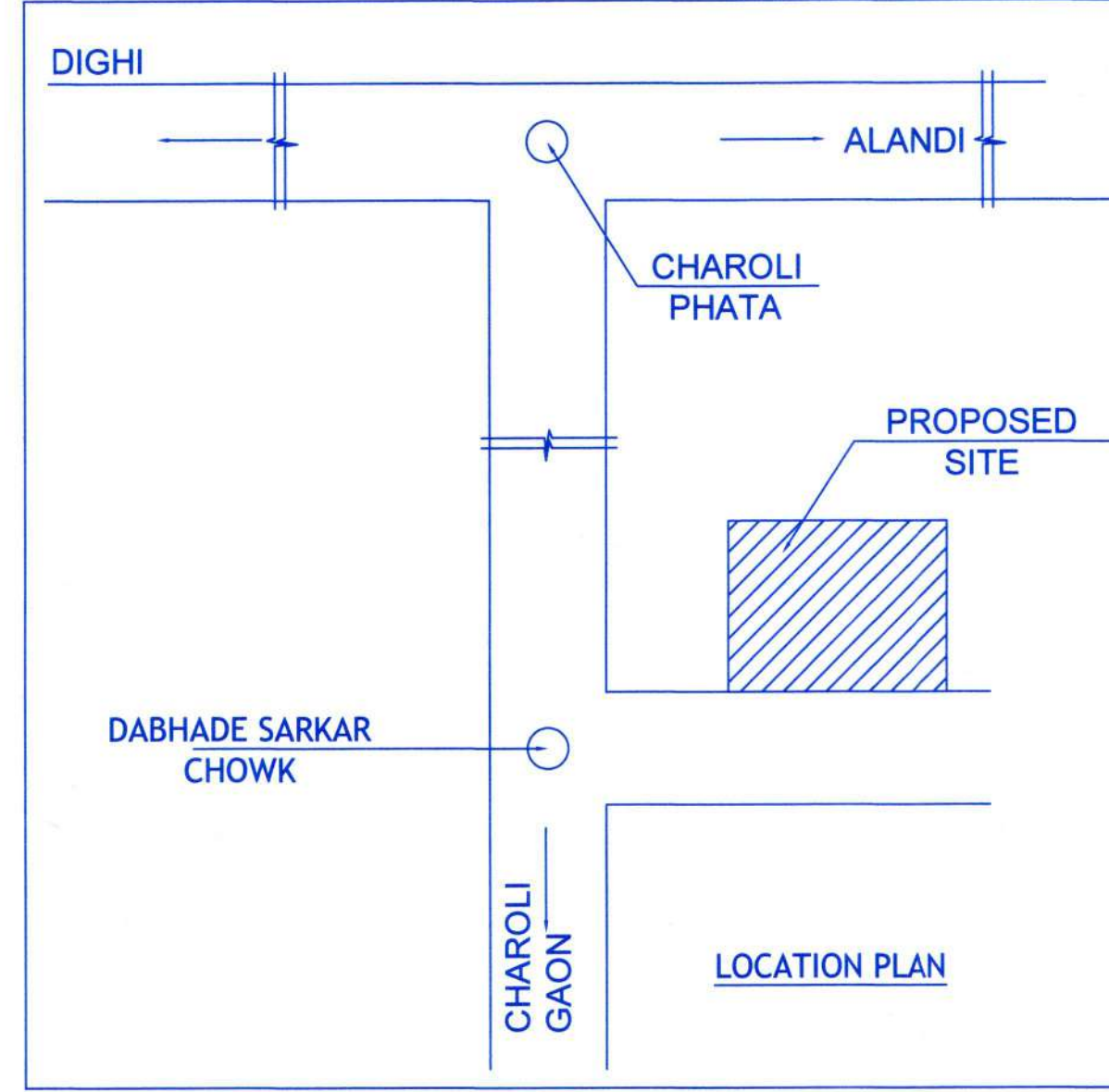
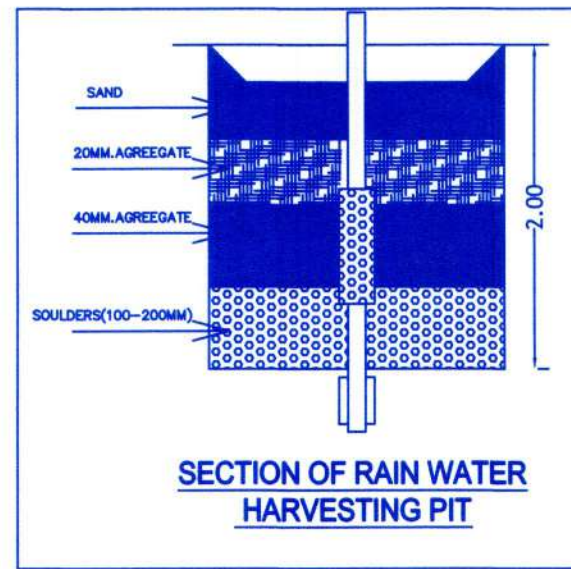
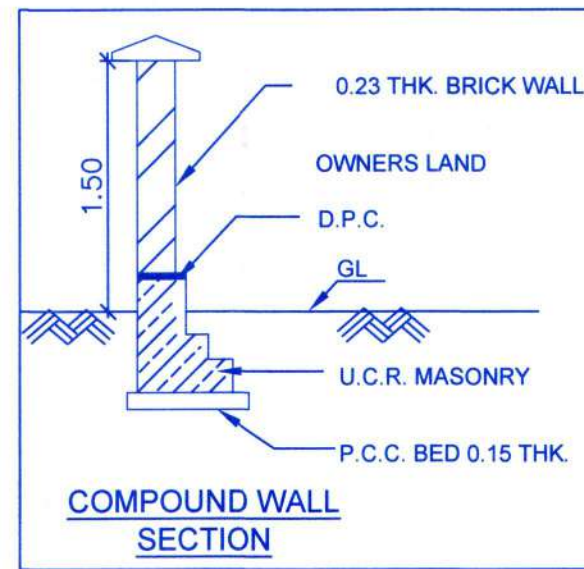
FORM OF STATEMENT 2 [SR.NO. 9(a)]				
PROPOSED COMMERCIAL BUILDING				
BLDG. NO.	FLOOR NO.	TOTAL BUILT-UP AREA OF FLOOR AS PER OUTER CONSTRUCTION LINE		
(1)	(2)	COMMERCIAL	RESIDENTIAL	SHOP
COMM.	1) BASEMENT-2 FLOOR	----	----	----
	2) BASEMENT-1 FLOOR	----	----	----
	3) GROUND FLOOR	653.26	----	15
	4) MEZZANINE FLOOR	349.85	----	----
	5) FIRST FLOOR	568.78	----	12
	6) SECOND FLOOR	568.78	----	12
	7) TERRACE FLOOR	----	----	----
	8) TOTAL	2140.67	----	39

FORM OF STATEMENT 2 [SR.NO. 9(a)]					
TOTAL FSI STATEMENT					
BUILDING NAME	COMM. FSI	MHADA	RESI. FSI	TOTAL FSI AREA	TENAMENTS
(1)	(2)	(3)	(4)	(5)	(6)
A	----	1371.68	17002.59	17002.59	184+20(MHADA)
COMMERCIAL	2140.67	0.00	0.00	2140.67	39(SHOP)
TOTAL		1371.68	17002.59	19143.26	243

FORM OF STATEMENT 2 [SR.NO. 9(a)]					
PROPOSED BUILDING-A					
BUILDING NO.	FLOOR NO.	TOTAL BUILT-UP AREA OF FLOOR AS PER OUTER CONSTRUCTION LINE			
(1)	(2)	(3)			
A		RESIDENTIAL	MHADA	TENAMENT	
				MHADA	REGULAR
	1) BASEMENT-2 FLOOR	----	----	----	----
	2) BASEMENT-1 FLOOR	----	----	----	----
	3) GROUND PARKING FLOOR	408.61	0.00	----	----
	4) FIRST FLOOR	959.40	386.84	06	10
	5) SECOND FLOOR	1012.14	386.84	06	11
	6) THIRD FLOOR	1106.46	299.00	04	12
	7) FOURTH FLOOR	1106.46	299.00	04	12
	8) FIFTH FLOOR	1406.53	0.00	----	16
	9) SIXTH FLOOR	1423.77	0.00	----	16
	10) SEVENTH FLOOR	1423.77	0.00	----	16
	11) EIGHT FLOOR	1346.82	0.00	----	15
	12) NINTH FLOOR	1423.77	0.00	----	16
	13) TENTH FLOOR	1423.77	0.00	----	16
	14) ELEVENTH FLOOR	1423.77	0.00	----	16
	15) TWELTH FLOOR	1423.77	0.00	----	16
	16) THIRTEENTH FLOOR	1113.55	0.00	----	12
	17) TERRACE FLOOR	----	0.00	----	----
	18) TOTAL	17002.59	1371.68	20	184
	19) GRAND TOTAL	18374.27 SQM.		204	

SANITATION REQUIREMENTS (COMMERCIAL-1)					
BUILDING USE	RULE NAME	GROUND FLOOR	FIRST & ABOVE FLOORS	TOTAL REQUIRED	TOTAL PROPOSED
COMMERCIAL	NO. OF PERSON	GROUND FLOOR- 653.26 / 3 = 72.72 NOS, SAY= 73 NOS	FIRST & ABOVE FLOOR - 1487.41 / 6 = 247.90 NOS, SAY= 248 NOS		
	WATER CLOSET (1 PER 8 PERSON)	9	31	40	40

ANCILLARY AREA STATEMENT	
COMMERCIAL ANCILLARY AREA	RESIDENTIAL ANCILLARY AREA
A = 2140.67 SQM (COMM. FSI) / 1.8 = 1189.26 SQM.	C = 11817.08 SQM (FSI) - 1189.26 SQM (A)
B = 1189.26 SQM X 0.80 = 951.40 SQM	C = 10627.82 SQM X 0.60 = 6376.69 SQM.
TOTAL PERMISSIBLE ANCILLARY AREA (B+C)= 951.40 + 6376.69 = 7328.09 SQM	
TOTAL PROPOSED ANCILLARY AREA = 7328.09 SQM	



Sanctioned No. B.P. (Charholi/05/2025)
Subject to conditions mentioned in the
Office Order No.
given dated 03/01/2025
Pimpri
Date 03.01.2025

O. C. Signed by
City Engineer

City Engineer
Building Permission Dept.
PCMC, Pimpri-Pune-18.

AREA STATEMENT	
1. AREA OF PLOT (Minimum Plot Considered)	8400.00
a) As Per ownership document	8400.00
b) As Per mesurement sheet	8500.00
c) As per Site	8400.00

2. Deduction for	
a) proposed D.P / D.P Road widening Area/ Service Road / Highway widening	1941.22
b) Any D.P Reservation area (NALA)	233.46
Total (a+b)	2174.68
3. Balance area of plot (1-2)	6225.32

4. Amenity Space (if applicable)	0.00
a) Required-	0.00
b) Adjustment of 2(b), if any-	0.00
c) Balance Proposed-	0.00
5. Net Plot Area (3-4 (c))	6225.32

6. Recreational Open Space (if applicable)	
a) Required-	622.53
a) Proposed-	623.05

7. Internal Road area	0.00
8. Plotable area (if applicable)	0.00
9. Builtup area with reference to Basic F.S.I.(1.1) as per front road width	6847.85
10. Addition of FSI on payment of premium	

a) Maximum permissible premium FSI - based on road width / TOD Zone	0.00
b) Proposed FSI on payment of premium	1307.31
11. In-situ FSI / TDR Loading	
a) In-situ area against D.P. road	0.00
b) In-situ area against Amenity Space in handed over	0.00
c) TDR area (140 %)	3661.92
d) Total in-situ / TDR loading proposed (11(a)+(b)+(c))	0.00

12. Additional FSI area under Chaptr No. 7	0.00
13. Total entitlement of FSI in the proposal	11817.08
a) (9+10(b)+11(d)) or 12 whichever is applicable	

a1) Deduction-Built-up area/FSI/Utilized Area/FSI to be retained as per DC Rule	0.00
a2) Balance entitlement for Ancillary Area (a1-a2)	11817.08
b) Ancillary Area fsi upto 60% or 80% with payment of charges	7328.09
Permissible Ancillary Area = 7328.09	
c) Total entitlement (a+b)	19145.17

14. Maximum utilization limit of F.S.I.(building potential) Permissible as per Road width	3.00
15. Total Built-up Area in Proposal. (Excluding area at Sr.No-17b)	
a) Existing Built-up Area/As per old rule	

i) Completed	
ii) Residential	0.00
iii) Commercial	0.00
b) Proposed Built-up Area	
i) Residential	17002.59
ii) Commercial	2140.67
c) Total (a+b)	19143.26

16. F.S.I Consumed (15/13)	0.999
17. Area for Inclusive Housing, if any	
a) Required(20%)	1369.57
a) PROPOSED	1371.68

Certificate Of area :
CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON _____ AND THE DIMENSION OF SITES, ETC. OF PLOT STATED ON PLAN AREA AS MEASURED ON SITE AND THE AREA SO WORKED OUT TALLIES WITH THE AREA STATED IN DOCUMENT OF OWNERSHIP / T.P.SOME RECORD / LAND RECORD DEPT. / CITY SURVEYED RECORDS.

ARCHITECT NAME AND SIGNATURE: Ar. Aranjali B. Arbat. *Ar. Aranjali B. Arbat.*
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.

OWNER(S) NAME AND SIGNATURE : M/S Swastik Diamond Developers Through Partner Mr. Jagdishbhai Patel and others
OWNER'S NAME: _____ OWNER'S SIGN: _____
M/S SWASTIK DIAMOND DEVELOPERS THROUGH PARTNER MR. JAGDISHBHAI PATEL AND OTHERS

PROJECT:
SURVEY NO : 534/1 (P), 535/2 (P) HISIA NO :
PLOT NO : _____ CTS NO :
DESCRIPTION : VILLAGE-CHARHOLI
ARCHITECT: ARANJALI B. ARBAT ARCHITECT'S SIGN: *Ar. Aranjali B. Arbat.*

JOB NO.	DRG.NO.	SCALE	DRAWN BY	CHECKED BY
		1:100		
INWARD NO.	DATE	06-08-2024		
KEY NO.	SHEET NO.	01/18		

अट क्र.-५८ इलेक्ट्रिक वाहतू बाबिबिगसाठी अतिरिक्त इलेक्ट्रिक लोड विद्युत महाभंडारकडून मान्य काल्य घेण्यात याव

FORM OF STATEMENT 3 [SR.NO. 9(g)]						
AREA DETAILS OF APARTMENT						
BUILDING NO.	FLOOR NO.	APARTMENT NO.	CARPET AREA OF APARTMENT	AREA OF (ENC.) BALCONY ATTACHED TO APARTMENT	AREA OF OPEN BALCONY ATTACHED TO APARTMENT	AREA OF SITOUT/DRY BAL ATTACHED TO FLAT
(1)	(2)	(3)	(4)	(5)	(6)	(7)
A	1) BASEMENT FLOOR	3	NIL	NIL	NIL	NIL
	2) GROUND/PARKING	NIL	NIL	NIL	NIL	NIL
	3) FIRST FLOOR	101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112 (MHADA); 113, 114, 115, 116, 117	37.42, 60.48, 58.56, 0.00, 77.25, 78.45, (49.54, 46.70, 49.42, 48.45, 34.27, 41.46 (MHADA)); 74.71, 56.63, 66.20, 52.75, 41.02	3.37, 4.27, 3.89, 0.00, 7.77, 6.19, (8.80, 5.97, 8.76, 7.09, 3.12, 2.62 (MHADA)); 7.34, 3.76, 0.00, 0.00, 0.00	NIL	3.91, 9.48, 9.48, 0.00, 9.48, 9.40, (2.52, 9.48, 5.49, 7.61, 3.76, 2.87 (MHADA)); 10.77, 7.61, 5.49, 9.90, 6.23
	4) SECOND FLOOR	201, 202, 203, 204, 205, 206, (207, 208, 209, 210, 211, 212 (MHADA)); 213, 214, 215, 216, 217	37.42, 60.48, 58.56, 58.56, 78.45, (49.54, 46.70, 49.42, 48.45, 34.27, 41.46 (MHADA)); 74.71, 56.63, 66.20, 52.75, 41.02	3.37, 4.27, 3.89, 3.89, 3.89, 6.19, (8.80, 5.97, 8.76, 7.09 (MHADA)); 7.34, 3.76, 0.00, 0.00, 0.00	NIL	3.91, 9.48, 9.48, 9.48, 9.48, 9.40, (2.52, 9.48, 5.49, 7.61, 3.76, 2.87 (MHADA)); 10.77, 7.61, 5.49, 9.90, 6.23
	5) THIRD FLOOR	301, 302, 303, 304, 305, 306, (307, 308, 309, 310 (MHADA)); 311, 312, 313, 314, 315, 316	37.42, 60.48, 58.56, 58.56, 78.45, (49.54, 46.70, 49.42, 48.45 (MHADA)); 74.71, 56.63, 66.20, 52.75, 41.02	3.37, 4.27, 3.89, 3.89, 3.89, 6.19, (8.80, 5.97, 8.76, 7.09 (MHADA)); 7.34, 3.76, 0.00, 0.00, 0.00	NIL	3.91, 9.48, 9.48, 9.48, 9.48, 9.40, (2.52, 9.48, 5.49, 7.61, 3.76, 2.87 (MHADA)); 10.77, 7.61, 5.49, 9.90, 6.23
	6) FOURTH FLOOR	401, 402, 403, 404, 405, 406, (407, 408, 409, 410 (MHADA)); 411, 412, 413, 414, 415, 416	37.42, 60.48, 58.56, 58.56, 78.45, (49.54, 46.70, 49.42, 48.45 (MHADA)); 74.71, 56.63, 66.20, 52.75, 41.02	3.37, 4.27, 3.89, 3.89, 3.89, 6.19, (8.80, 5.97, 8.76, 7.09 (MHADA)); 7.34, 3.76, 0.00, 0.00, 0.00	NIL	3.91, 9.48, 9.48, 9.48, 9.48, 9.40, (2.52, 9.48, 5.49, 7.61, 3.76, 2.87 (MHADA)); 10.77, 7.61, 5.49, 9.90, 6.23
	7) FIFTH FLOOR	501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516	37.42, 60.48, 58.56, 58.56, 78.45, 75.52, 52.69, 68.34, 56.63, 74.71, 74.71, 56.63, 66.20, 52.75, 41.02	3.37, 4.27, 3.89, 3.89, 3.89, 6.19, 0.00, 0.00, 0.00, 3.76, 7.34, 7.34, 3.76, 0.00, 0.00, 0.00	NIL	3.91, 9.48, 9.48, 9.48, 9.48, 9.40, 9.61, 9.48, 5.49, 7.61, 10.77, 10.77, 7.61, 5.49, 9.90, 6.23
	8) SIXTH FLOOR	601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616	37.42, 60.48, 58.56, 58.56, 78.45, 75.52, 52.69, 68.34, 56.63, 74.71, 74.71, 56.63, 66.20, 52.75, 41.02	3.37, 4.27, 3.89, 3.89, 3.89, 6.19, 0.00, 0.00, 0.00, 3.76, 7.34, 7.34, 3.76, 0.00, 0.00, 0.00	NIL	3.91, 9.48, 9.48, 9.48, 9.48, 9.40, 9.61, 9.48, 5.49, 7.61, 10.77, 10.77, 7.61, 5.49, 9.90, 6.23
	9) SEVENTH FLOOR	701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716	37.42, 60.48, 58.56, 58.56, 78.45, 75.52, 52.69, 68.34, 56.63, 74.71, 74.71, 56.63, 66.20, 52.75, 41.02	3.37, 4.27, 3.89, 3.89, 3.89, 6.19, 0.00, 0.00, 0.00, 3.76, 7.34, 7.34, 3.76, 0.00, 0.00, 0.00	NIL	3.91, 9.48, 9.48, 9.48, 9.48, 9.40, 9.61, 9.48, 5.49, 7.61, 10.77, 10.77, 7.61, 5.49, 9.90, 6.23
	10) EIGHTH FLOOR	801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816	37.42, 60.48, 58.56, 0.00, 58.56, 78.45, 75.52, 52.69, 68.34, 56.63, 74.71, 74.71, 56.63, 66.20, 52.75, 41.02	3.37, 4.27, 3.89, 0.00, 3.89, 6.19, 0.00, 0.00, 0.00, 3.76, 7.34, 7.34, 3.76, 0.00, 0.00, 0.00	NIL	3.91, 9.48, 9.48, 0.00, 9.48, 9.40, 9.61, 9.48, 5.49, 7.61, 10.77, 10.77, 7.61, 5.49, 9.90, 6.23
	11) NINTH FLOOR	901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916	37.42, 60.48, 58.56, 58.56, 78.45, 75.52, 52.69, 68.34, 56.63, 74.71, 74.71, 56.63, 66.20, 52.75, 41.02	3.37, 4.27, 3.89, 3.89, 3.89, 6.19, 0.00, 0.00, 0.00, 3.76, 7.34, 7.34, 3.76, 0.00, 0.00, 0.00	NIL	3.91, 9.48, 9.48, 9.48, 9.48, 9.40, 9.61, 9.48, 5.49, 7.61, 10.77, 10.77, 7.61, 5.49, 9.90, 6.23
	12) TENTH FLOOR	1001, 1002, 1003, 1004, 1005, 1006, 1007, 1008, 1009, 1010, 1011, 1012, 1013, 1014, 1015, 1016	37.42, 60.48, 58.56, 58.56, 78.45, 75.52, 52.69, 68.34, 56.63, 74.71, 74.71, 56.63, 66.20, 52.75, 41.02	3.37, 4.27, 3.89, 3.89, 3.89, 6.19, 0.00, 0.00, 0.00, 3.76, 7.34, 7.34, 3.76, 0.00, 0.00, 0.00	NIL	3.91, 9.48, 9.48, 9.48, 9.48, 9.40, 9.61, 9.48, 5.49, 7.61, 10.77, 10.77, 7.61, 5.49, 9.90, 6.23
	13) ELEVENTH FLOOR	1101, 1102, 1103, 1104, 1105, 1106, 1107, 1108, 1109, 1110, 1111, 1112, 1113, 1114, 1115, 1116	37.42, 60.48, 58.56, 58.56, 78.45, 75.52, 52.69, 68.34, 56.63, 74.71, 74.71, 56.63, 66.20, 52.75, 41.02	3.37, 4.27, 3.89, 3.89, 3.89, 6.19, 0.00, 0.00, 0.00, 3.76, 7.34, 7.34, 3.76, 0.00, 0.00, 0.00	NIL	3.91, 9.48, 9.48, 9.48, 9.48, 9.40, 9.61, 9.48, 5.49, 7.61, 10.77, 10.77, 7.61, 5.49, 9.90, 6.23
	14) TWELTH FLOOR	1201, 1202, 1203, 1204, 1205, 1206, 1207, 1208, 1209, 1210, 1211, 1212, 1213, 1214, 1215, 1216	37.42, 60.48, 58.56, 58.56, 78.45, 75.52, 52.69, 68.34, 56.63, 74.71, 74.71, 56.63, 66.20, 52.75, 41.02	3.37, 4.27, 3.89, 3.89, 3.89, 6.19, 0.00, 0.00, 0.00, 3.76, 7.34, 7.34, 3.76, 0.00, 0.00, 0.00	NIL	3.91, 9.48, 9.48, 9.48, 9.48, 9.40, 9.61, 9.48, 5.49, 7.61, 10.77, 10.77, 7.61, 5.49, 9.90, 6.23
	15) THIRTEENTH FLOOR	1303, 1304, 1305, 1306, 1307, 1308, 1309, 1310, 1311, 1312, 1313, 1314, 1315	58.56, 0.00, 58.56, 78.45, 75.52, 52.69, 68.34, 56.63, 74.71, 74.71, 56.63, 66.20, 52.75, 41.02	3.89, 0.00, 3.89, 6.19, 0.00, 0.00, 0.00, 3.76, 7.34, 7.34, 3.76, 0.00, 0.00, 0.00	NIL	9.48, 0.00, 9.48, 9.40, 9.61, 9.48, 5.49, 7.61, 10.77, 10.77, 7.61, 5.49, 2.16
	16) TERRACE FLOOR	NIL	NIL	NIL	NIL	NIL
	17) TOTAL	204 FLATS	12058.29	708.91	----	1666.21

FORM OF STATEMENT 3
