1. What do you understand by the term Urban Design? Substantiate your answer with definitions and views/opinions of eminent professionals high lighting various aspects of urban design.

OR

1’ Discuss the features/elements that make a city Legible and Responsive.

2. Explain the Continuity and Enclosure and Social usage of Public Realm with the pragmatic considerations and their significance in urban design.

3. Discuss “Robustness” in urban design context. Explain large scale and small scale robustness with examples.

4. Explain the basis by which visual richness of a place can be appreciated.

OR

4’ Explain the design of central public spaces of towns during different historical periods.

5. Explain any two of the following
   a. Permeability
   b. Landmarks and Nodes
   c. Character of a place
   d. Variety and Choice
Write to the point answering all questions (which carry equal marks) availing inbuilt or other-wise choice. Support your write-ups with relevant examples and quotes.

1. Discuss the dichotomy of surplus land and insignificant demand of Rural Housing scenario as against scarce land and high demand Urban housing in the country?

2. List various housing and infrastructure development funding agencies at national and global level. What is the role of a central bank of a country in regulating the housing and infrastructure to the individuals and institutions?

3. What are the ills and ailments of slums? What is the role of the government and NGOs in alleviating the miseries and living conditions of slum dwellers?

OR

3'. Discuss the pre requisites and procedure of securing a housing loan by an individual from any housing company or bank

4. Differentiate between any three of the following:
   a) Traditional practices of Rural Housing construction and appropriate Rural Housing Technology.
   b) Margin Money and Pre-EMI interest.
   c) Repair/ Restoration and Retrofitting.
   d) Repo rate and Reverse Repo rate.

5. Discuss with thumb-nail sketches any three of the following:
   a) Semi-detached housing.
   b) Duplex Housing.
   c) Site and services scheme.
   d) Group Housing.
Describe the role of Council of Architecture in regulating profession of architecture.

Explain the constitution of "Council of Architecture" as mentioned in section 3 of Architect Act 1972.

Describe various stages of Architectural services offered by an Architect and fee due (as prescribed by COA) at every stage.

Describe in detail the purpose of valuation.

Explain the Depreciation and the factors that causes depreciation and methods of calculating depreciation.

Write short notes on any five (5) of the following:

(a) Window Dressing
(b) Land Locked Land
(c) Guideline Rate
(d) Annual Sinking fund
(e) Salvage Value
(f) Annuity
An RCC roofed residential building of Ground Floor 1850 sq.ft. and First Floor 1500 sq.ft. is existing over a plot of 2500 sq.ft. Property is built on a corner plot. Age of GF is 15 years and that of FF is 5 years. Find the fair market value by adopting land and building method. Assume circle rate @ 15000/ sq. m and rate of construction @ 14000/ sq.m

An old building has been purchase by a person at a cost of 3, 00,000/- excluding the cost of the land. Calculate the amount Sinking fund at 4% interest assuming the future life of the building as 20 years and the scrap value of the building as 10% of the cost of purchase.