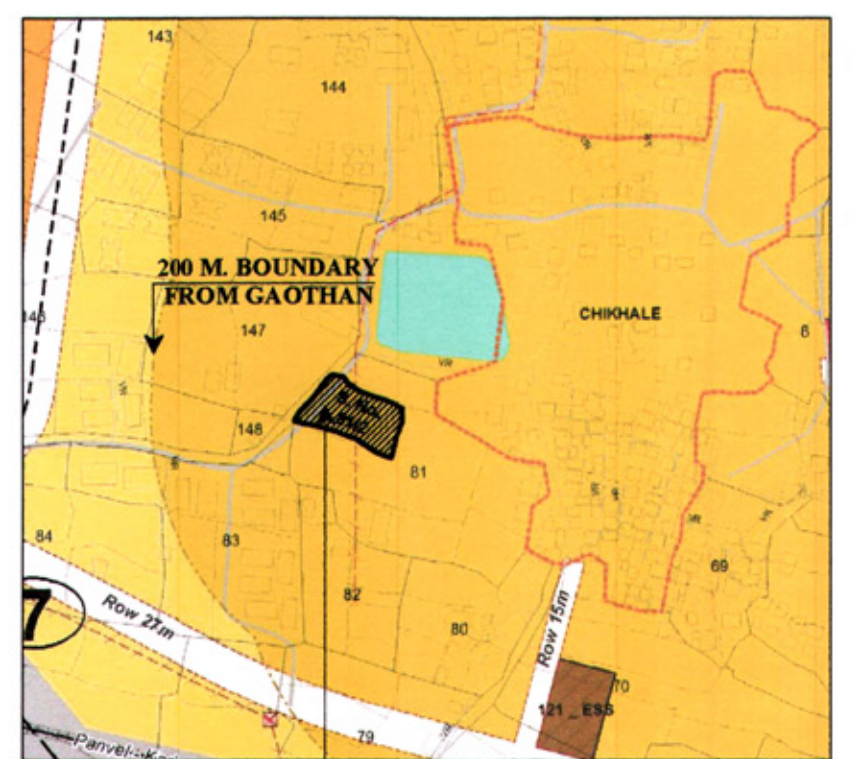
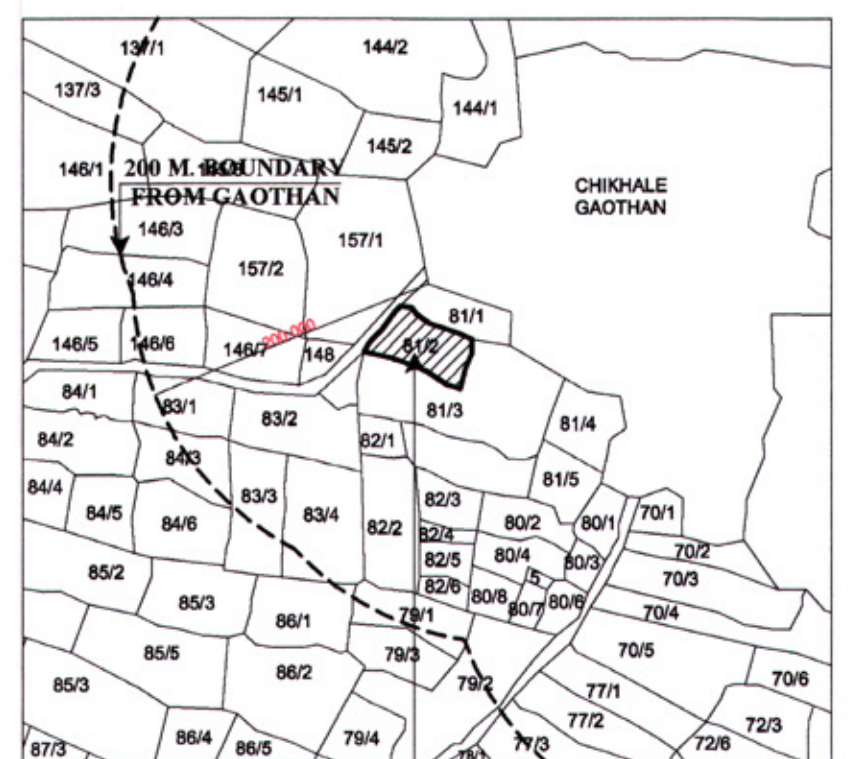


PLOT AREA CALCULATION DIAGRAM
(SCALE 1 : 200)



DP PLAN
SCALE - 1 : 5000



LOCATION PLAN
SCALE - 1 : 5000

A. AREA UNDER PLOT						
1	0.50	x	11.643	x	2.164	12.598
2	0.50	x	11.998	x	0.213	1.278
3	0.50	x	13.408	x	2.924	19.602
4	0.50	x	17.765	x	4.770	42.370
5	0.50	x	33.355	x	15.508	258.635
6	0.50	x	29.155	x	5.173	75.409
7	0.50	x	24.584	x	2.363	29.046
8	0.50	x	22.654	x	11.054	125.209
9	0.50	x	22.849	x	1.117	12.761
10	0.50	x	24.083	x	6.976	84.002
11	0.50	x	33.355	x	10.314	172.012
12	0.50	x	32.638	x	18.188	296.810
13	0.50	x	36.881	x	24.434	450.575
14	0.50	x	29.676	x	3.589	53.254
15	0.50	x	27.571	x	10.328	142.377
16	0.50	x	17.364	x	7.816	67.859
17	0.50	x	9.977	x	1.547	7.717
18	0.50	x	36.881	x	8.585	158.312
19	0.50	x	20.678	x	3.823	39.526
20	0.50	x	17.017	x	5.959	50.702
TOTAL PLOT AREA					2100.054	

BUILT UP AREA	
FLOORS	B.U.AREA
STILT FLOOR	60.760
1st FLOOR	528.901
2nd FLOOR	528.901
3rd FLOOR	528.901
TOTAL AREA	1647.463

PROFORMA - I		
AREA STATEMENT		
i	Area Of Plot (as per 7/12) and NA order	2100.000
ii	Area Of Plot as Per N.A. T.I.L.R. (Binsheti)	2100.000
iii	Area Of Plot As Per Physical Survey	2100.840
iv	Area Of Plot As Per Triangulation	2100.054
v	Area Of Plot Considered (Least of i, ii, iii & iv)	2100.000
1	Area of Plot	2100.000
Deductions For		
a	Existing Road With Widening	NIL
b	Proposed Road	NIL
c	Area Under Reservations, If any	NIL
Total (a+b+c)		0.000
3	Gross Plot Area (1 - 2)	2100.000
Deduction For		
a	Amenity space Required	NA
b	Amenity space Provided	NIL
c	R.G / Open spaces Required	NIL
d	R.G / Open spaces Provided	NIL
5	Net Area of Plot (3 - 4)	2100.000
6	Permissible FSI	1.00
7	Permissible Built up Area (3x6)	2100.00
8	Proposed Built up Area	1647.463
9	Balance Built up Area (7-8)	452.537
10	FSI Consumed (8/5)	0.785
11	FSI Balanced (6-10)	0.215
No of Units Proposed		48
12	a. Residential	48
b. Commercial		0
13	No of Trees Proposed to be Planted	21

TOTAL TENEMENT AREA STATEMENT					
Flat No.	Carpet Area IN SQ.M.	BALCONY AREA		TERRACE	BAJ Area
		(ENCL.)	PROJECTED		
A-WING					
101, 301	28.315	-	2.993	5.843	32.801
102, 302	29.787	-	-	5.843	34.408
103, 303	27.510	2.600	-	5.805	30.983
104, 304	27.785	2.600	-	8.408	31.658
105, 305	26.113	5.200	-	7.965	29.989
106, 306	38.893	4.800	3.050	4.845	44.274
201	28.315	-	2.993	-	32.801
202	29.787	-	-	4.774	34.408
203	27.510	2.600	-	5.670	30.983
204	27.785	2.600	-	6.480	31.658
205	26.113	5.200	-	7.523	29.989
206	38.893	4.800	3.050	-	44.274
B-WING					
101, 201, 301	18.088	2.525	3.240	-	20.408
102, 202, 302	18.148	2.525	3.420	-	20.408
103, 203, 303	18.058	2.600	3.420	-	20.325
104, 204, 304	17.998	2.600	3.240	-	20.325
C-WING					
101, 301	27.510	2.600	-	5.130	31.501
102, 302	27.510	2.600	-	7.268	31.501
103, 303	18.088	2.525	3.420	-	20.309
104, 304	18.575	2.525	4.787	-	20.859
105, 305	28.708	2.600	-	6.407	32.764
106, 306	27.441	2.600	4.275	5.522	31.909
201	27.485	2.600	-	6.840	31.501
202	27.485	2.600	-	6.840	31.501
203	18.088	2.525	3.420	-	20.309
204	18.575	2.525	4.787	-	20.859
205	27.073	2.600	-	4.939	30.809
206	27.417	2.600	4.275	-	31.509

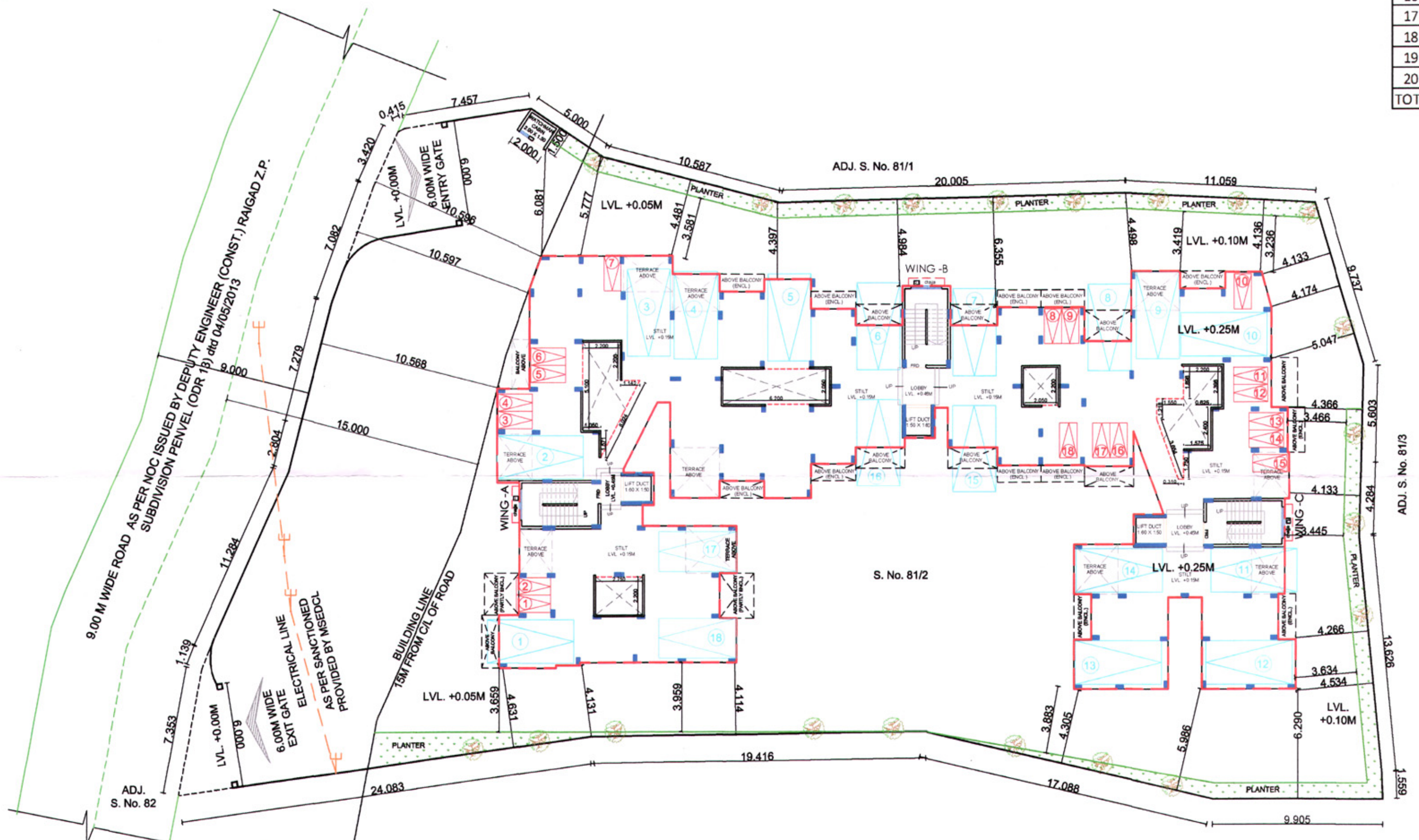
TOTAL BALCONY AREA STATEMENT *				
FLOORS	PERMISSIBLE BALCONY	PROPOSED BALCONY AREA ENCL.	PROJECTED	TOTAL PROPOSED
FIRST	79.335	40.900	31.845	72.745
SECOND	79.335	40.900	31.845	72.745
THIRD	79.335	40.900	31.845	72.745
TOTAL	238.005	122.700	95.535	218.235

NOTE - TOTAL AREA CONSUMED UNDER ENCLOSED BALCONY AGAINST PAYMENT OF PREMIUM IS 122.700 SqMt

TOTAL TERRACE AREA STATEMENT		
FLOORS	PERMISSIBLE TERRACE AREA	PROPOSED TERRACE AREA
FIRST	105.780	63.036
SECOND	105.780	43.066
THIRD	105.780	63.036
TOTAL	317.341	169.138

NOTE - TOTAL AREA CONSUMED UNDER TERRACE AGAINST PAYMENT OF PREMIUM IS 169.138 Sq.Mt.

PARKING STATEMENT - PLESSE REFER (D1) OF PROFORMA - I						
TENEMENT SIZE CARPET AREA IN SQ.MT.	NO. OF TENEMENTS	REQUIRED PARKING RATE	REQUIRED NO OF PARKING SPACES		PROPOSED PARKING SPACES	
			NO. OF CARS	NO. OF SCOOTER	NO. OF CARS	NO. OF SCOOTER
UP TO 35	45	4 TENEMENT HAVING CARPET AREA UPTO 35 SQ.MT. EACH.	12	12.5 X 12 = 150 X 10% = 8	14
EXCEEDING 35 TO 45	3	2 TENEMENTS WITH CARPET AREA EXCEEDING 35 SQ.MT. EACH.	2	12.5 X 2 = 25 X 10% = 2.5 X 10% = 3	2
VISITOR'S PARKING 10%			14 X 10% = 2		2	
TOTAL			16	11	18	18



LAYOUT PLAN
(SCALE 1 : 200)

AS BUILT DRAWING APPROVED
Subject to the conditions mentioned in this officer's letter No.:
CHDORNA/Panel/Chikhal/EP-37/04/2018/1958
Dated - 7 MAR 2018
Associate Planner (NAINA)

Sr. No.	Item	Site plan on White Print	Building Plan On White Print
1	Plot Line	---	---
2	Existing Street	---	---
3	Future Street	---	---
4	Permissible Building Line	---	---
5	Marginal Open Spaces	NO COLOUR	---
6	Drainage & Sewerage Work	---	---
7	Water Supply Work	---	---
8	R.W.H. Line	---	---
9	Proposed Work	---	---
10	Electric Pole & Line	---	---

SPECIFICATIONS
• EXTERNAL WALL THK. 150 MM
• INTERNAL WALL THK. 100 MM
• ALL DIMENSIONS ARE IN METRE

SHEET CONTENTS
• LAYOUT PLAN.
• PLOT AREA DIAGRAM & STATEMENT.
• LOCATION PLAN & DP PLAN.
• STATEMENT

CERTIFICATE OF AREA
Certified that the plot under reference was surveyed by me on 24/07/2014 and the dimensions of side 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 record.

SAIGAN INTERNATIONAL
Ar. Abhishek Singasane
NIRMAAN ARCHITECTS
PRADIP RATAN PATIL
(Signature of PRA Holder) COA Reg. No. CA 20587554

FORM OF CERTIFICATE
I, (Ar. Abhishek Singasane) have been Employed By The Applicant As His Architect / Licensed Engineer / Structural Engineer / Supervisor. I Have Examined The Boundaries And the Area Of The Plot and I Do hereby Certify That I Have Personally Verified And Checked All The Statement Made By The Applicant Who Is The Owner / Lessee In Possession Of The Plot As In The Above Form And Found Them To Be Correct.
Date : 07 - 03 - 2018

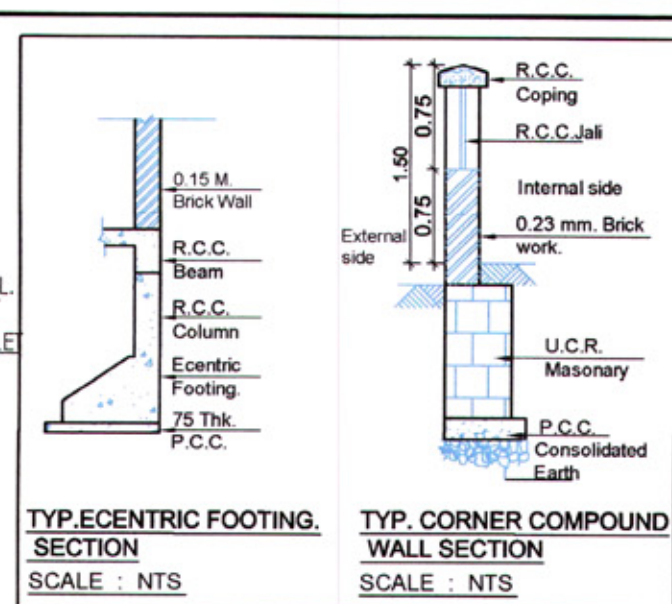
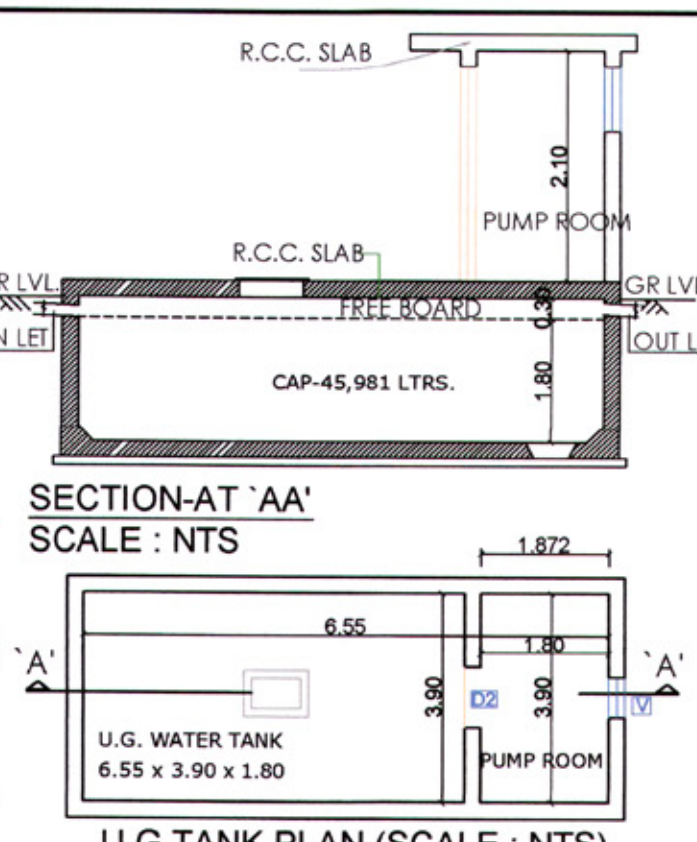
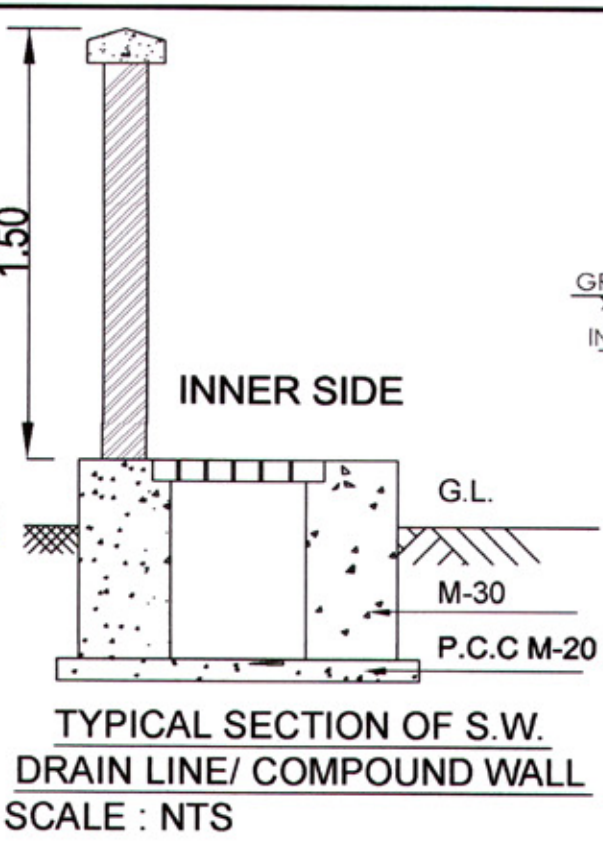
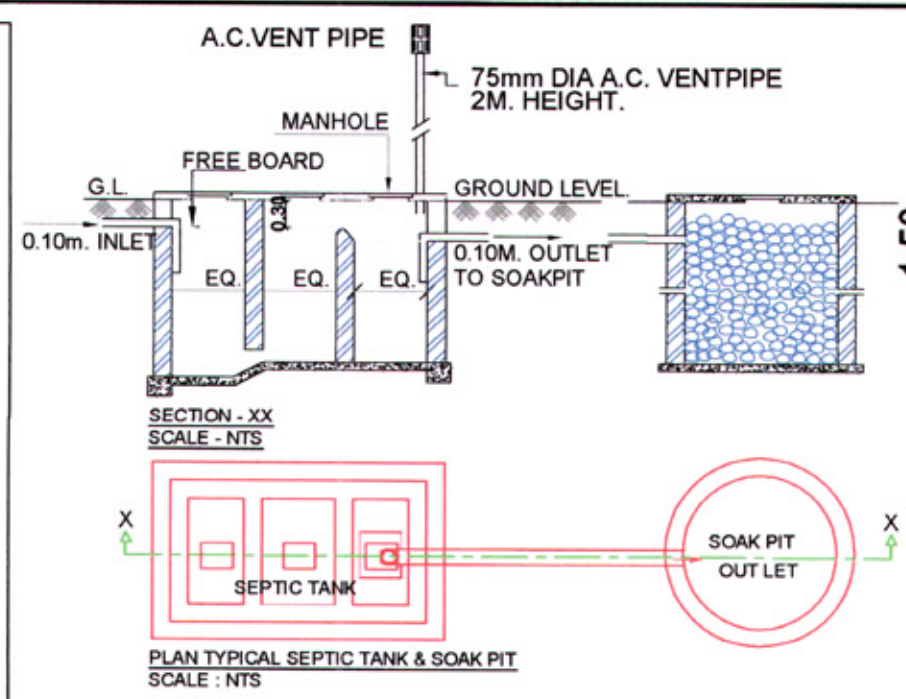
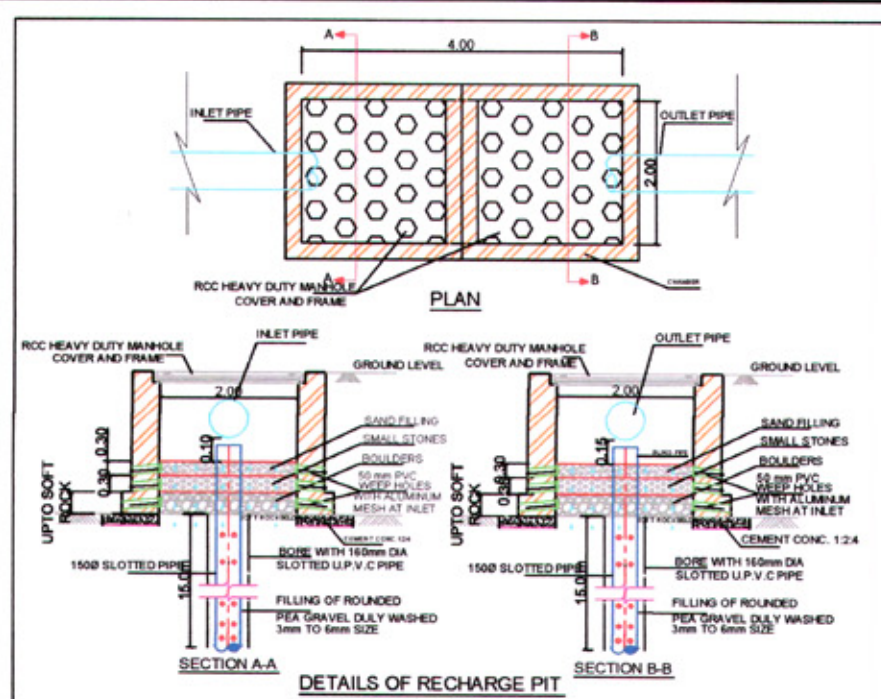
Ar. Abhishek Singasane
Co-owner
NIRMAAN ARCHITECTS
Address: Nirmaan Architects, Plot No. 12, Ground Floor, Godrej Plaza, Tilak Road, Panvel - 410 206, Navi Mumbai
Email ID: nirmaan.architects@gmail.com, nirmaan.architects@yahoo.in, nirmaan.architects@yahoo.in
Mob. no. : 9029804082, 9819595299

NAME OF THE POA HOLDER
SAIGAN INTERNATIONAL
PRADIP RATAN PATIL

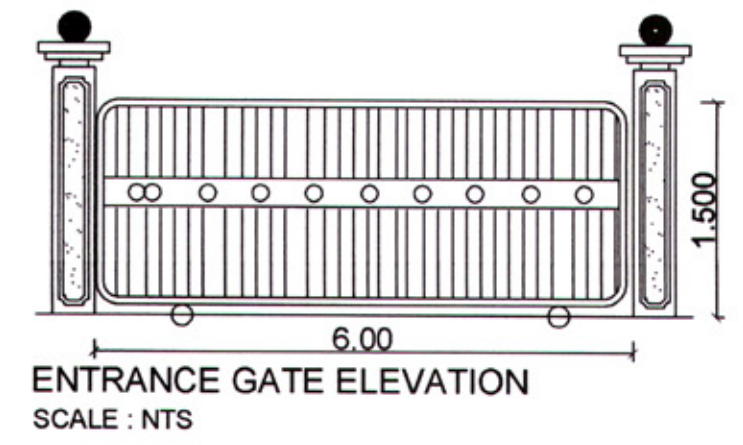
DESCRIPTION OF PROPOSAL & PROPERTY
DEVELOPMENT PERMISSION FOR PROPOSED RESIDENTIAL BUILDING ON PLOT BEARING SURVEY No. 81/2; AT VILL- CHIKHALE, TAL.- PANVEL; DIST- RAIGAD.

DATE	DRAWN BY	CHECKED BY	SCALE	NORTH
07-03-2018	SUDHIR KARANDE	ABHISHEK SINGASANE	AS SPECIFIED	

NIRMAAN ARCHITECTS
SHOP NO.12, GROUND FLOOR, GODREJ PLAZA, TILAK ROAD, PANVEL - 410 206, NAVI MUMBAI
E - nirmaan.architects@yahoo.in
T. : 9029804082, 9819595299
Ar. Abhishek Singasane
Co-owner
NIRMAAN ARCHITECTS
ARCHITECT NAME & SIGN



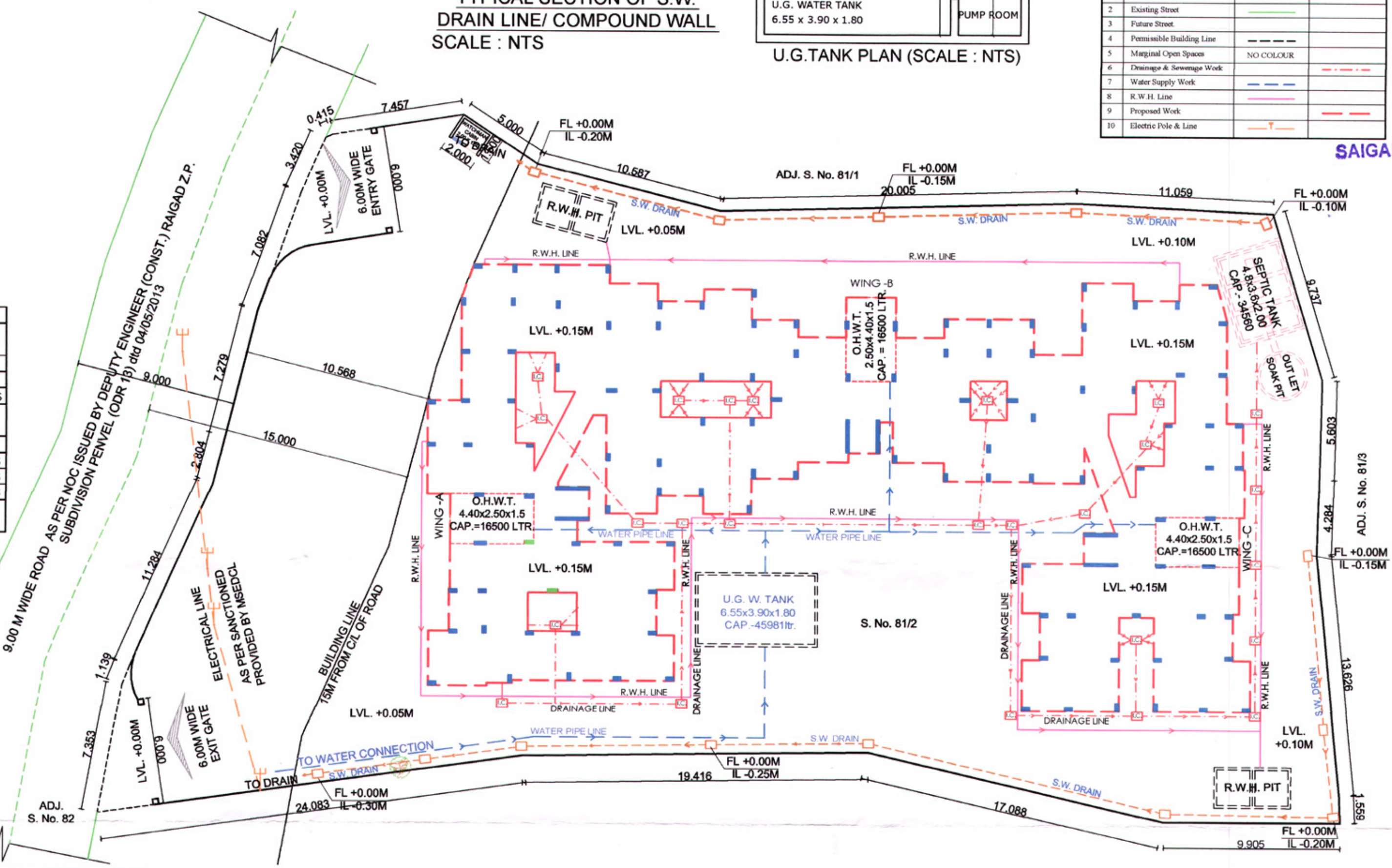
Sr. No.	Item	Site plan on White Print	Building Plan On White Print
1	Plot Line	---	---
2	Existing Street	---	---
3	Future Street	---	---
4	Permissible Building Line	---	---
5	Marginal Open Spaces	NO COLOUR	---
6	Drainage & Sewerage Work	---	---
7	Water Supply Work	---	---
8	R.W.H. Line	---	---
9	Proposed Work	---	---
10	Electric Pole & Line	---	---



WATER CAPACITY CALCULATION (U.G. TANK RESIDENTIAL UNITS)				
WING'S	TOTAL FLATS	REQUIRED DOMESTIC	ADDITIONAL TOILET	TOTAL LITRES (RES.)
A, B, C	48	189 x 48 x 5	3 x 180	45900
PROPOSED U.G. WATER TANK				
U.G. WATER TANK	SIZE-6.55x3.90x1.80	CAPACITY-45981 LTRS		
TOTAL PROVIDED WATER CAPACITY - 45981 LTRS				
PROPOSED O.H. WATER TANK				
WING-A	SIZE-4.40x2.50x1.50	CAPACITY-16500LTRS		
WING-B	SIZE-2.50x4.40x1.50	CAPACITY-16500LTRS		
WING-C	SIZE-4.40x2.50x1.50	CAPACITY-16500LTRS		
TOTAL CAPACITY - 49500LTRS				

SEPTIC TANK CALCULATION			
BUILDING	TOTAL FLATS	REQUIRED SPETIC TAN	TOTAL
A, B, C	48	141.60 X 48 X 5	33984
SEPTIC TANK PROVIDED			
SEPTIC TANK 1	4.80 X 3.60 X 2.00	34560	
TOTAL		34560 Ltr.	

SL. No.	DESCRIPTION	POPULATION PER UNIT	TOTAL POPULATION (APPROX)	COLD WATER		GROSS (A+B)	% FLOW TO SEWER	TOTAL	TOTAL	TOTAL			
				FLUSHING (A)	DOMESTIC (B)								
				LPD	LPD								
1	FLATS (48)	5	240	45	10800	90	21600	32400	10800	18360	29160	29160.00	34560.00



SERVICES PLAN
(SCALE 1 : 200)

SHEET NO. - 02 / 04
STAMP OF APPROVAL
AS BUILT DRAWING APPROVED
Subject to the conditions mentioned
in this office's letter No. :
CIDCO/NAINA/Panvel/Chikhale/EP-97/04
Dated - 7 MAR 2018 2018/1358
Associate Planner (NAINA)

SPECIFICATIONS
• INTERNAL WALL THK. 150 MM
• INTERNAL WALL THK. 100 MM
• ALL DIMENSIONS ARE IN METER

SHEET CONTENTS
• SERVICES PLAN
• STATEMENT

CERTIFICATE OF AREA
Certified that the plot under reference was surveyed by me on 24/07/2014 and the dimensions of side 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 record

SAIGAN INTERNATIONAL
Ar. Abhishek Singasane
Co-owner
NIRMAAN ARCHITECTS
COA Reg. No. - CA/2112/1554

FORM OF CERTIFICATE
I, (Ar. Abhishek Singasane) have been Employed by The Applicant As His Architect / Licensed Engineer / Structural Engineer / Supervisor. I Have Examined The Boundaries And The Area Of The Plot and I Do Hereby Certify That I Have Personally Verified And Checked All The Statement Made By The Applicant Who Is The Owner / Lessee In Possession Of The Plot As In The Above Form And Found Them To Be Correct.
Date : 07 - 03 - 2018

Ar. Abhishek Singasane
Co-owner
NIRMAAN ARCHITECTS
COA Reg. No. - CA/2112/1554

NAME OF THE POA HOLDER
SAIGAN INTERNATIONAL
PRINCIPAL ARCHITECT

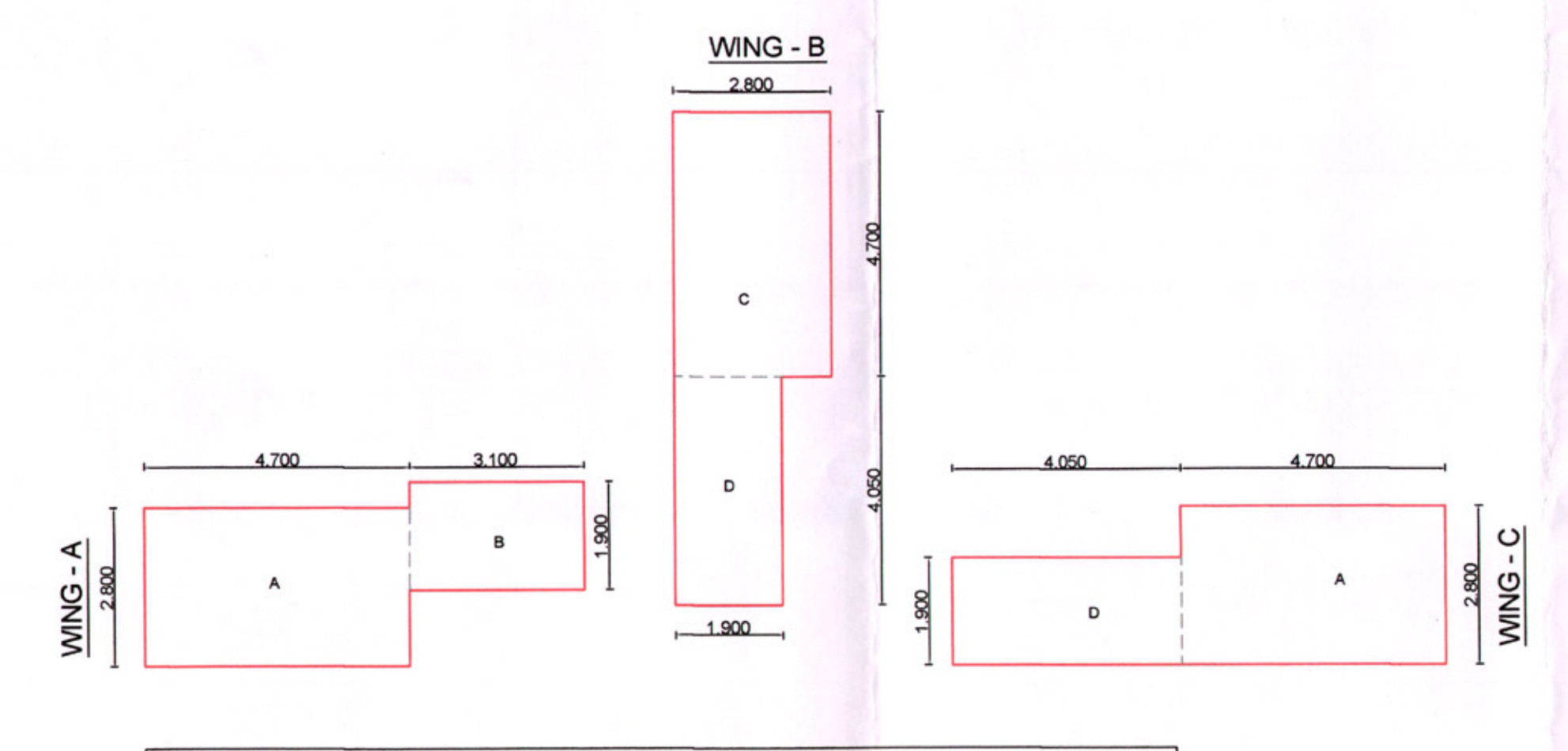
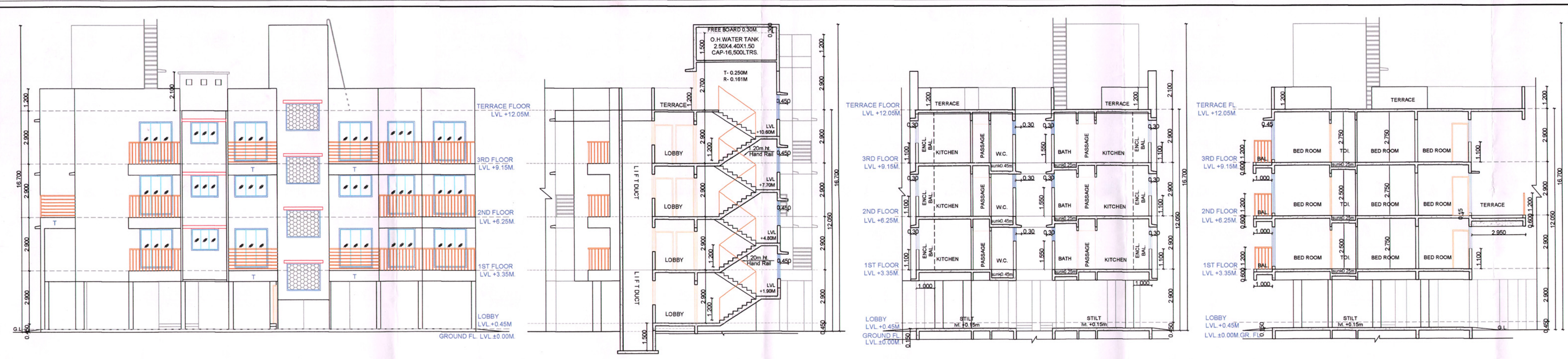
DESCRIPTION OF PROPOSAL & PROPERTY
DEVELOPMENT PERMISSION FOR PROPOSED RESIDENTIAL BUILDING ON PLOT BEARING SURVEY No. 81/2; AT VILL- CHIKHALE, TAL- PANVEL; DIST- RAIGAD.

DATE	DRAWN BY	CHECKED BY	SCALE	NORTH
07-03-2018	SUDHIR KARANDE	ABHISHEK SINGASANE	AS SPECIFIED	▲

NIRMAAN ARCHITECTS

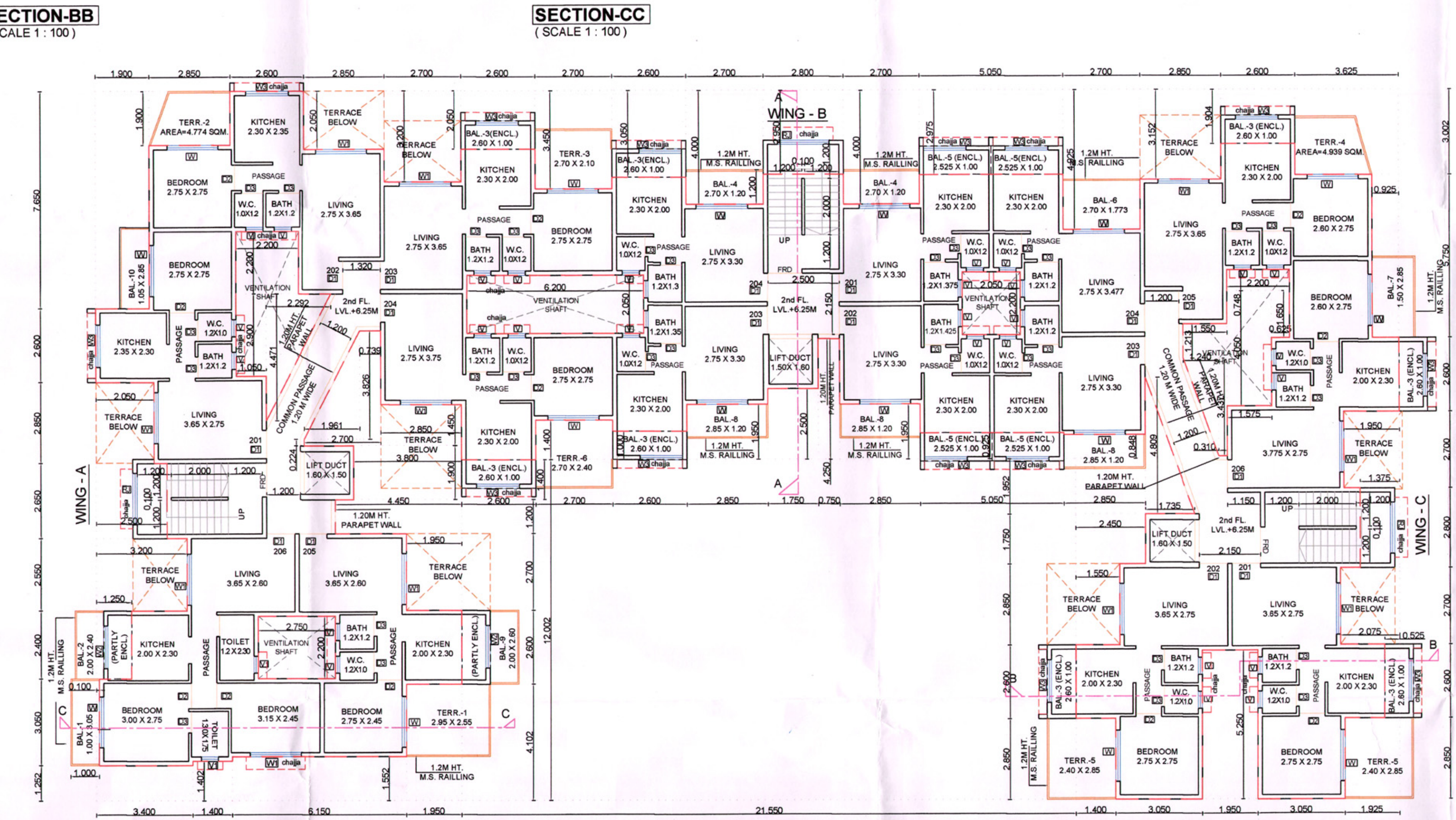
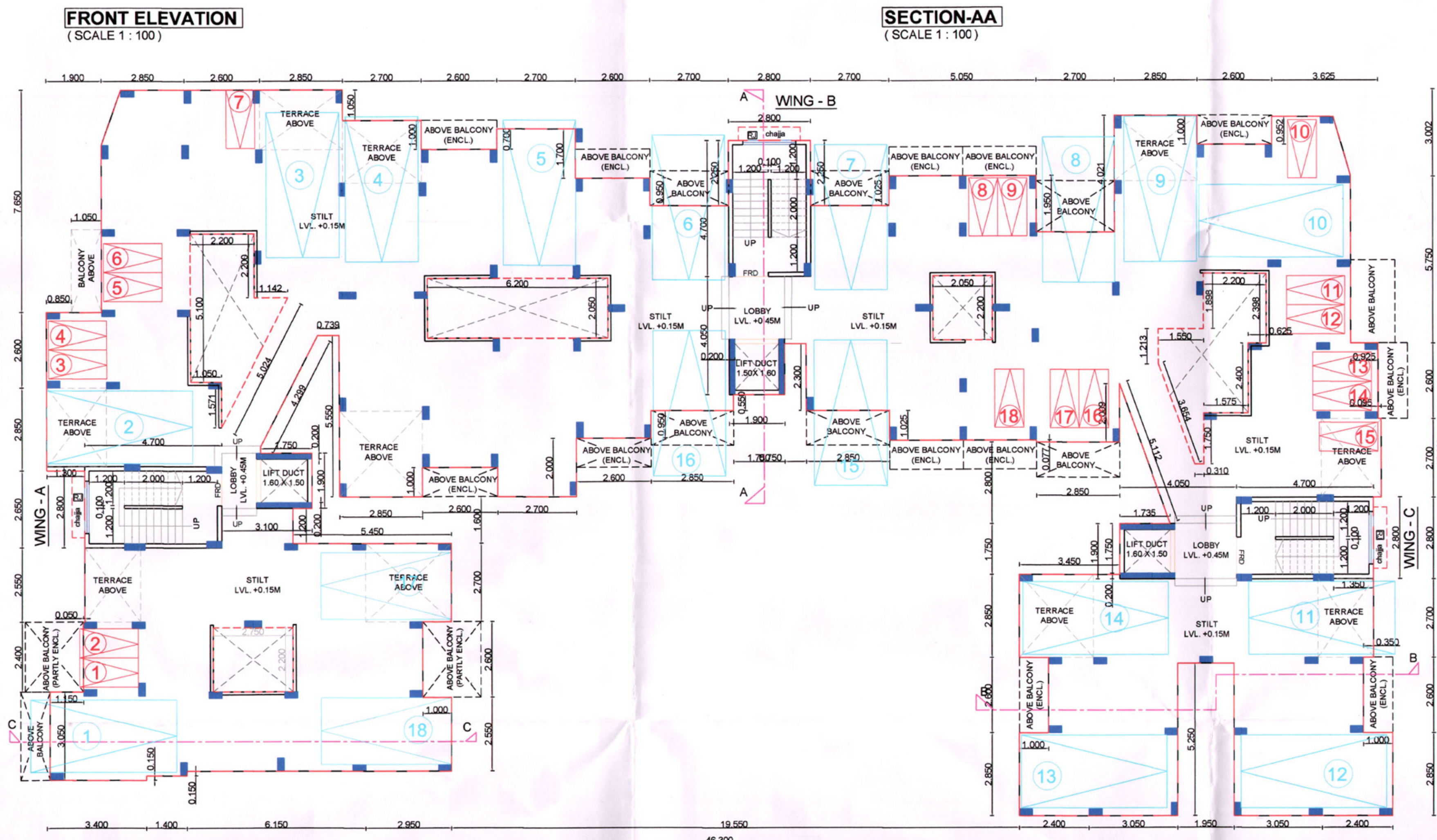
SHOP NO.12, GROUND FLOOR, GODREJ PLAZA, TILAK ROAD, PANVEL - 410 206, NAVI MUMBAI
E - nirmaan.architects@yahoo.in
T. - 9029804082, 9819442599

Ar. Abhishek Singasane
Co-owner
NIRMAAN ARCHITECTS
COA Reg. No. - CA/2112/1554



STILT FLOOR AREA CALCULATION FOR WING - A, B, C

Description	Length	Breadth	No.	Area in sqm
(A)	4.700	2.800	2	26.320
(B)	3.100	1.900	1	5.890
(C)	2.800	4.700	1	13.160
(D)	1.900	4.050	2	15.390
Prop. Net BU Area on Stilt Floor				60.760



1st to 3rd FLOOR AREA CALCULATION

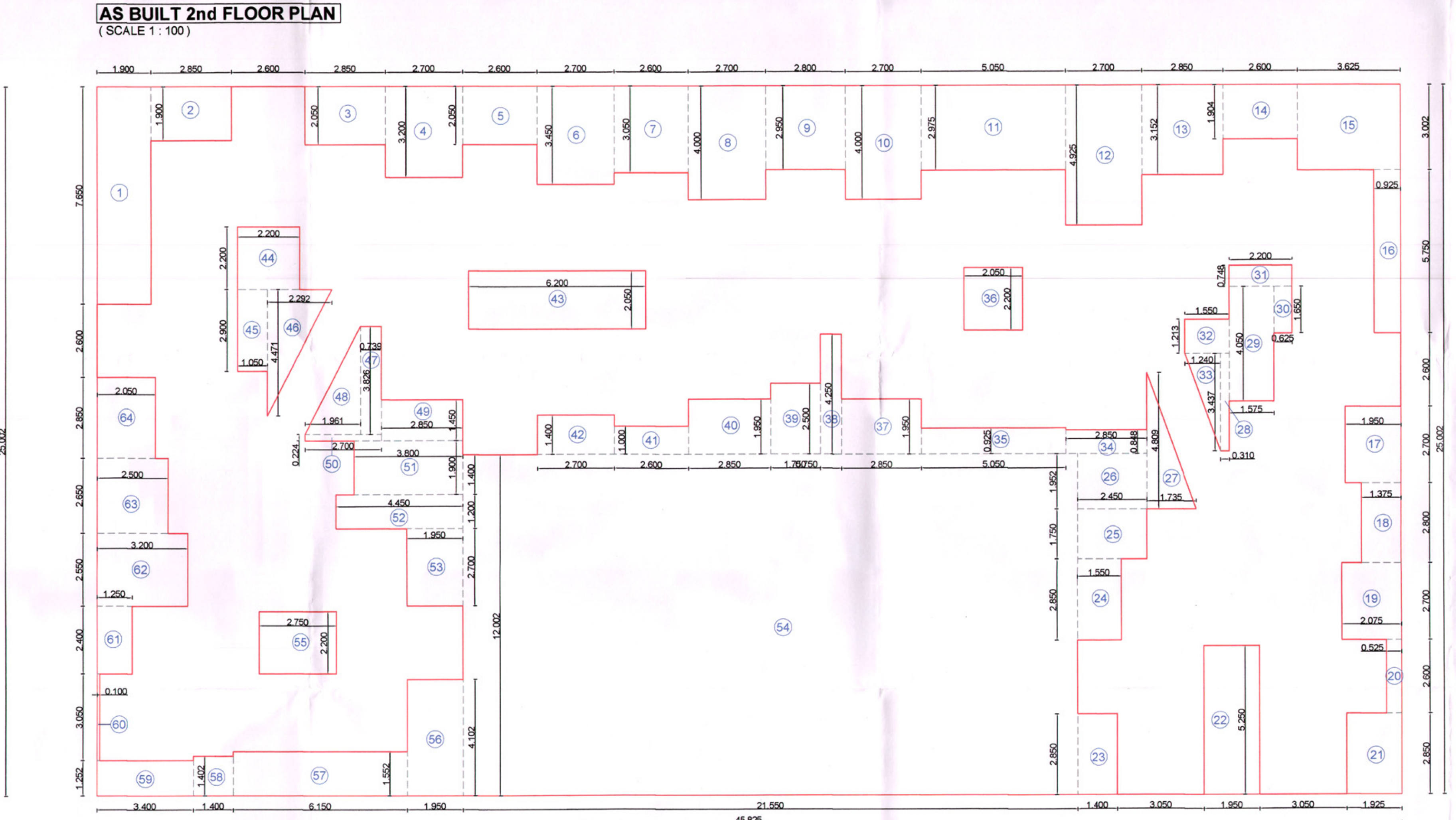
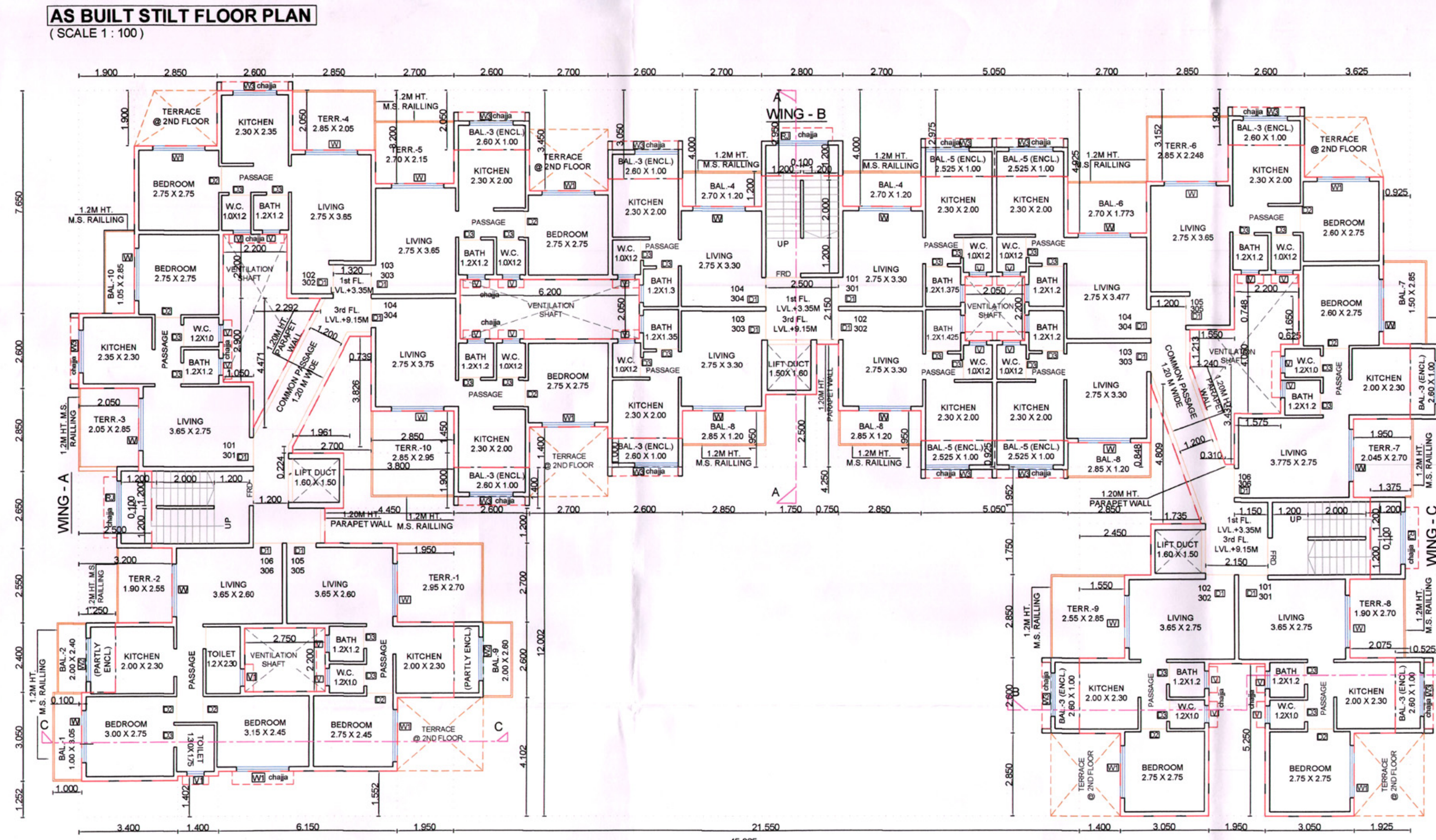
Description	Length	Breadth	Area in sqm
(A) Block	4.700	2.800	13.160
(B) Block	3.100	1.900	5.890
(C) Block	2.800	4.700	13.160
(D) Block	1.900	4.050	7.695
Total			39.905

LIGHT & VENTILATION STATEMENT

ROOM	CARPET AREA (Sq.Mt.)	1/6 REQ.	TYPE	AREA (Sq.Mt.)
LIVING	10.381	1.730	W	3.870
BED ROOM	8.250	1.375	W1	2.160
KITCHEN	6.900	1.150	W3	1.800
TOILET	2.760	0.460	V1	0.488
BATH	1.440	0.240	V	0.450
W.C.	1.200	0.200	V	0.450

SCHEDULE OF DOORS & WINDOWS

TYPE	SIZE IN MT.	AREA IN Sq.Mt.	DISCREPTION
D1	1.200 X 2.100	2.520	T.W. PANEL DOOR
D2	1.500 X 2.100	3.150	T.W. PANEL DOOR
D3	0.900 X 2.100	1.890	T.W. PANEL DOOR
D4	1.200 X 2.100	2.520	FIRE RESISTANT DOOR
R1	1.800 X 1.350	2.430	R.C.C. JALLI
W1	1.800 X 2.150	3.870	AL SLIDING FRENCH WINDOW
W2	1.500 X 2.150	3.225	AL SLIDING WINDOW
W3	1.500 X 1.200	1.800	AL SLIDING WINDOW
V1	0.650 X 1.600	1.040	AL LOUVERED WINDOW
V2	0.650 X 1.600	1.040	AL LOUVERED WINDOW



BALCONY AREA STATEMENT (1st to 3rd Floor)

Description	Length	Breadth	No.	Area in sqm
BAL-1 (ENCL.)	1.800	1.100	1	1.980
BAL-2 (PARTY ENCL.)	2.000	1.400	1	2.800
BAL-3 (ENCL.)	2.000	1.400	1	2.800
BAL-4 (ENCL.)	2.000	1.400	1	2.800
BAL-5 (ENCL.)	2.000	1.400	1	2.800
BAL-6 (ENCL.)	2.000	1.400	1	2.800
BAL-7 (ENCL.)	2.000	1.400	1	2.800
BAL-8 (ENCL.)	2.000	1.400	1	2.800
BAL-9 (ENCL.)	2.000	1.400	1	2.800
BAL-10 (ENCL.)	2.000	1.400	1	2.800
TOTAL			10	28.000

TOTAL UNITS
 • COMMERCIAL - 04
 • RESIDENTIAL - 48

SPECIFICATIONS
 • EXTERNAL WALL THK 150 MM
 • INTERNAL WALL THK 100 MM
 • ALL DIMENSIONS ARE IN METERS

SHEET CONTENTS
 • SECTION - AA, BB, CC & STATEMENT
 • STILT FLOOR PLAN
 • 1st & 3rd FLOOR PLAN
 • 2nd FLOOR PLAN
 • STATEMENT

NAME OF THE POA HOLDER
 SAIGN INTERNATIONAL
 PROJECT MANAGER

DESCRIPTION OF PROPOSAL & PROPERTY
 DEVELOPMENT PERMISSION FOR PROPOSED
 RESIDENTIAL BUILDING ON PLOT BEARING SURVEY
 No. 812, AT VILK - CHIKHIALE, TAL - PANVEL, DIST -
 RAIGAD.

DATE: 07-01-2018
 DRAWN BY: SURESH KARANDE
 CHECKED BY: ABHISHEK SINGANAVE
 NORTH

NIRMAAN ARCHITECTS
 SHEP NO.12, GROUND FLOOR, GOOREE PLAZA, TRILAK ROAD,
 PANVEL - 410 206, NAVI MUMBAI
 E - nirmaan.architects@gmail.com
 T - 962098482, 9819912999

Ar. Abhishek Singanave
 Co-owner
NIRMAAN ARCHITECTS
 CDR Reg. No. - CA/7011/J/1654
 ARCHITECT NAME & SIGN

AS BUILT DRAWING APPROVED
 Subject to the conditions mentioned
 in this office's letter No.:
 CIDCOM/NA/AME/Chikhale/BP/07/01
 Dated - 7 MAR 2018 2018/1358
 Associate Planner (NAINA)

SPECIFICATIONS
 • EXTERNAL WALL THK 150 MM
 • INTERNAL WALL THK 100 MM
 • ALL DIMENSIONS ARE IN METER

SHEET CONTENTS
 • TERRACE FLOOR PLAN

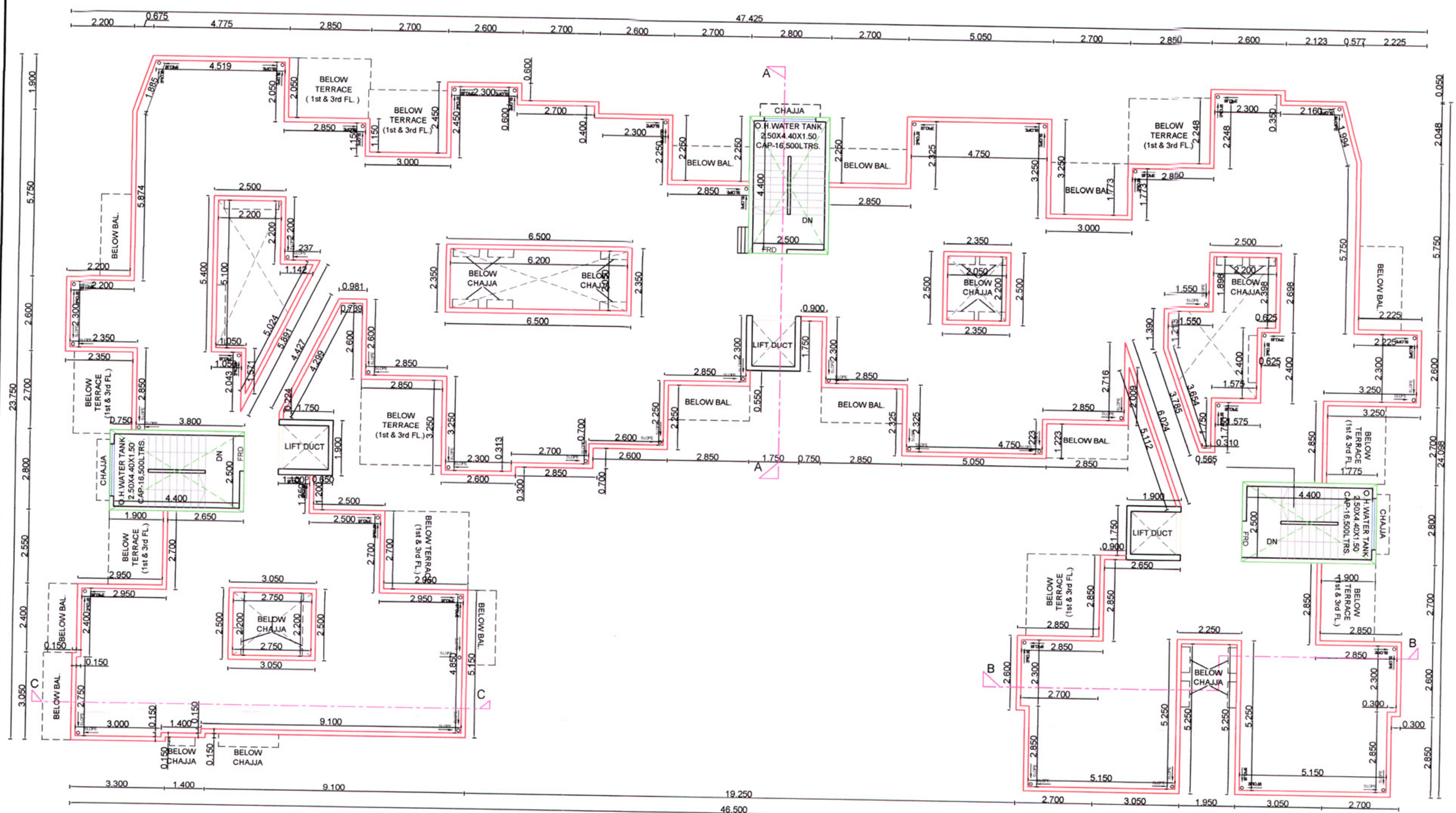
NAME OF THE POA HOLDER
 SAIGAN INTERNATIONAL
 PROPRIETOR
 PRADEEP KATAN PATIL

DESCRIPTION OF PROPOSAL & PROPERTY
 DEVELOPMENT PERMISSION FOR PROPOSED
 RESIDENTIAL BUILDING ON PLOT BEARING SURVEY
 No. 81/2, AT VILL:- CHIKHALE; TAL:- PANVEL; DIST:-
 RAIGAD.

DATE	DRAWN BY	CHECKED BY	SCALE	NORTH
07-03-2018	SUDHIR KARANDE	ABHISHEK SINGASANE	AS SPECIFIED	

NIRMAAN ARCHITECTS
 SHOP NO.12, GROUND FLOOR, GODREJ PLAZA, TILAK ROAD,
 PANVEL - 410 206, NAVI MUMBAI
 E - nirmaan.architects@yahoo.in
 T. : 9029804082, 9819595299

Ar. Abhishek Singasane
 Co-owner
NIRMAAN ARCHITECTS
 COA Reg. No. - CA/2012/47654
 ARCHITECT NAME & SIGN



AS BUILT TERRACE FLOOR PLAN
 (SCALE 1 : 100)