

STAMP OF APPROVAL

This Commencement Certificate is approved subject to the conditions mentioned in this office Letter / Certificate vide No. CIDCO / NAINA / Panvel / Nere / BP- 00723 / CC / 2025 / 1430 dated 04 Aug 2025.

BUILDING NUMBER	NUMBER OF TENEMENT	ADDITIONAL TOILET	POPULATION	WATER REQUIREMENT								FLOW TO SEWER			TOTAL FLOW TO SEPTIC	SEPTIC TANK PROVIDED	CAPACITY	
				FLUSHING				FLUSHING ADDITIONAL TOILET		DOMESTIC		TOTAL	FLUSHING 100%	DOMESTIC 85%	TOTAL	100%	SIZE	
				LPCD	LPD	LPCD	LPD	LPCD	LPD	LPD	LPD							
1	2	3	4 = 2 X (5)	5	6 = 4 X 5	7	8 = 3 X 7	9	10 = 9 X 4	11 = 6+8+10	12 = (6+8) X100%	13 = 10X85%	14 = 12+13	18 = (13)	19	20		
1	54.00	57.00	270.00	54.00	14580.00	36.00	2052.00	135.00	36450.00	53082.00	16632.00	30982.50	47614.50	47614.50	8.50 X 2.00 X 3.60	61200.00		
TOTAL	54.00	57.00	270.00	54.00	14580.00	36.00	2052.00	135.00	36450.00	53082.00	16632.00	30982.50	47614.50	47614.50		61200.00		

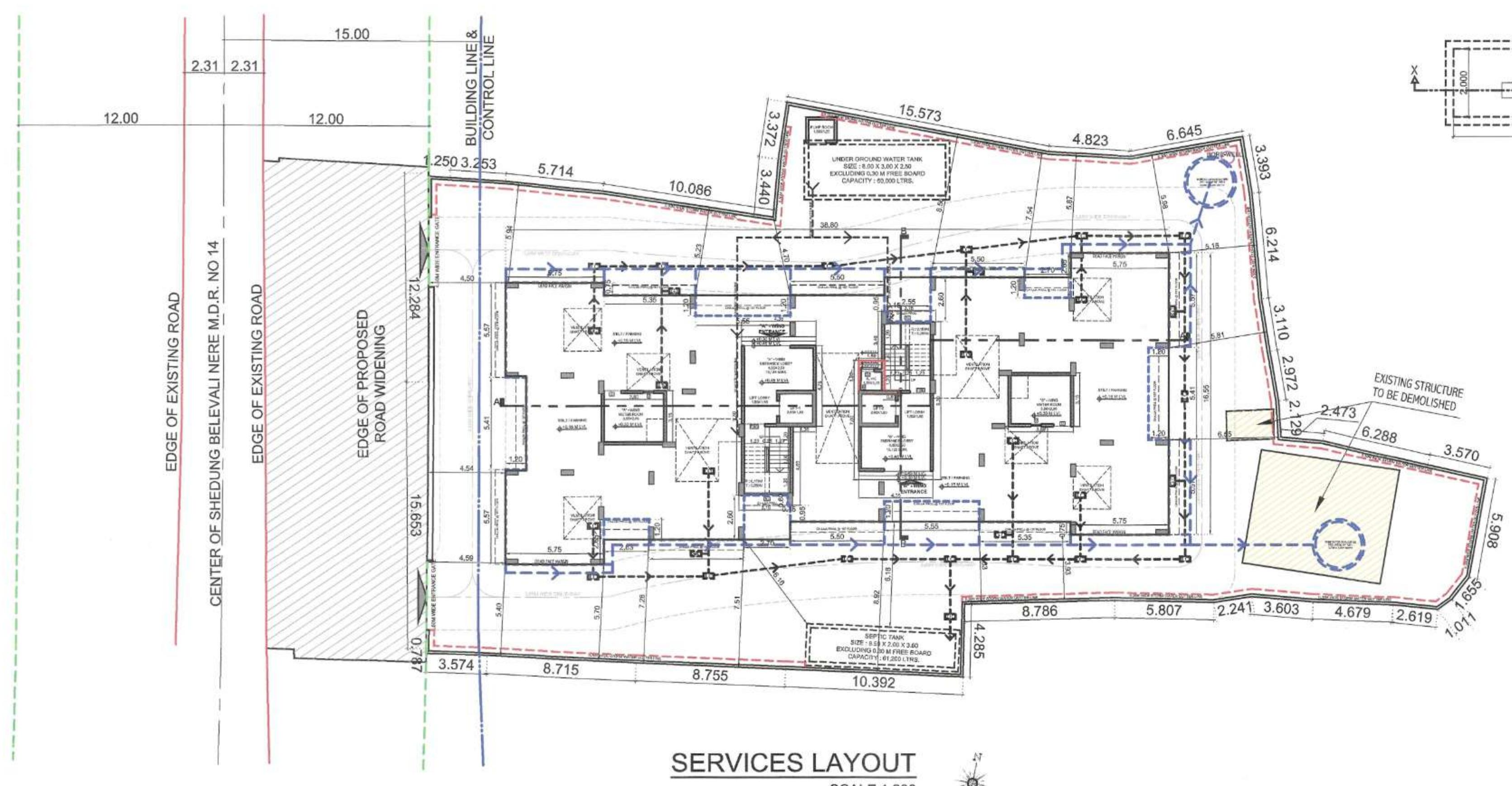
NOTE:
 I. LPCD = LITER PER CAPITA PER DAY.
 II. LPD = LITER PER DAY.
 III. FOR SEPTIC TANK CAPACITY FLUSHING & DOMESTIC FLOW TO SEWER WILL BE 100% & 85% RESPECTIVELY.
 IV. SIZE OF SEPTIC TANK IS EXCLUDING FREEBOARD.

OVERHEAD WATER TANK CAPACITY CALCULATION							
BUILDING NUMBER	USE	WATER CAPACITY	WATER REQUIRED	OVERHEAD WATER TANK PROVISION			
		(LITER)	(LITER)	TANK SIZE (METER)	CAPACITY (LITER)	NUMBER OF TANK	TOTAL CAPACITY (LITER)
1	2	3	4	5	6	7	8
1	RESIDENTIAL	91935.00	45967.50	4.05 X 3.15 X 1.70	21700.00	2.00	43400.00
1	FIRE FIGHTING		35000.00	4.05 X 2.55 X 1.70	17600.00	2.00	35200.00
TOTAL		91935.00	80967.50		4.00		78600.00

NOTE:
 I. OVERHEAD TANK CAPACITY SHALL BE MINIMUM 50% OF WATER REQUIREMENT.

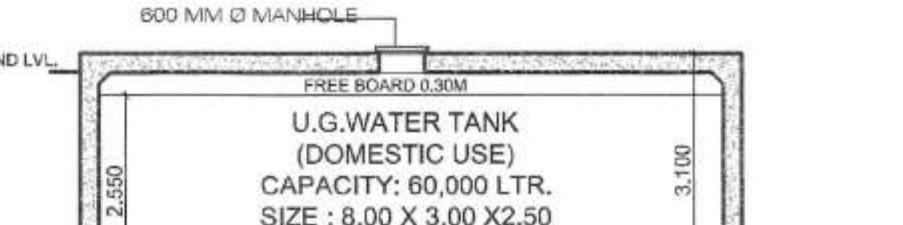
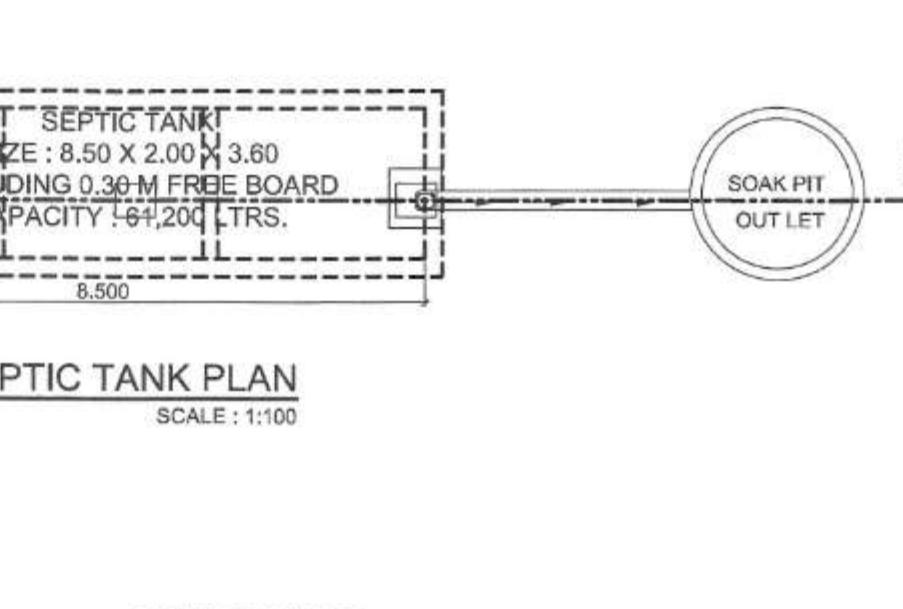
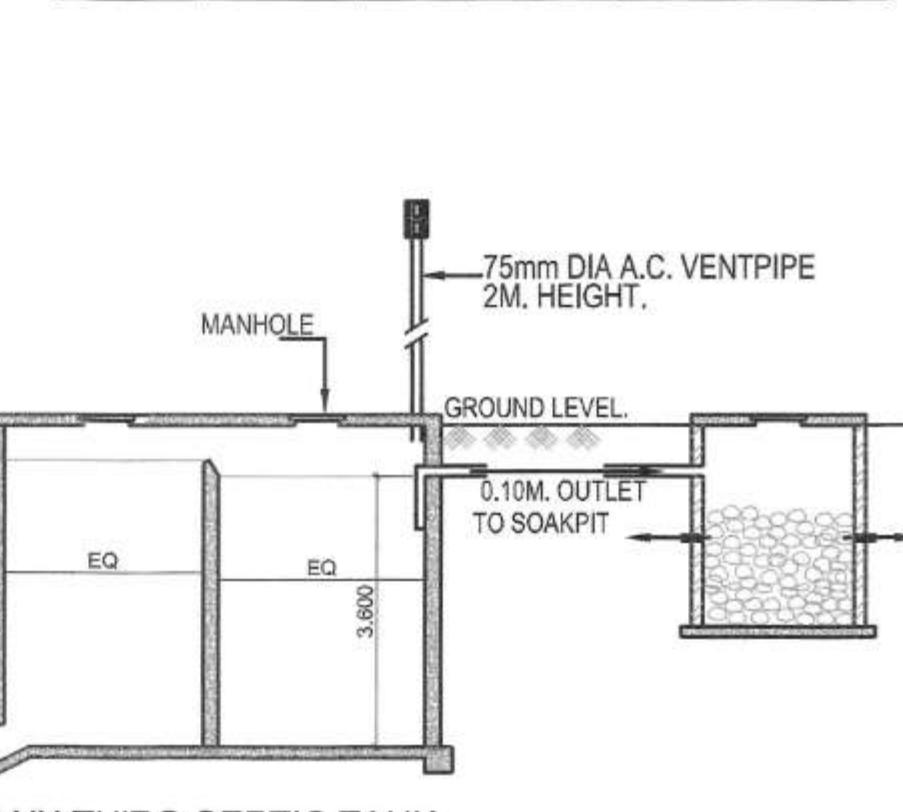
WATER STORAGE CAPACITY CALCULATION							
BUILDING NUMBER	TOTAL NUMBER OF UNITS	ADDL. TOILET	POPULATION	WATER REQUIREMENT (IN LITER)		UNDERGROUND WATER TANK PROVIDED 50% OF REQUIRED	
				ADDL. TOILET	POPULATION	TOTAL	TANK NUMBER
							METER
							LITER
1	2	3	4 = 2 X 5	5 = 3 X 180	6 = 4 X 189	7 = (5+6)X1.5	8
1	54.00	57.00	270.00	10260.00	51030.00	91935.00	1.00
							8.00 X 3.00 X 2.50
TOTAL	54.00	57.00	270.00	10260.00	51030.00	91935.00	1.00
							60000.00

NOTE:
 I. FOR RESIDENTIAL UNIT 5 PERSON PER TENEMENT.
 II. WATER REQUIREMENT PER CAPITA = 135 (DOMESTIC) + 54 (FLUSHING) = 189 LITER PER CAPITA.
 III. WATER REQUIREMENT FOR ADDITIONAL TOILET = 180 LITER PER TENEMENT.
 IV. SIZE OF WATER TANK IS EXCLUDING THE FREEBOARD.
 V. UNDER GROUND WATER TANK CAPACITY SHALL BE MINIMUM 50% OF WATER REQUIREMENT.



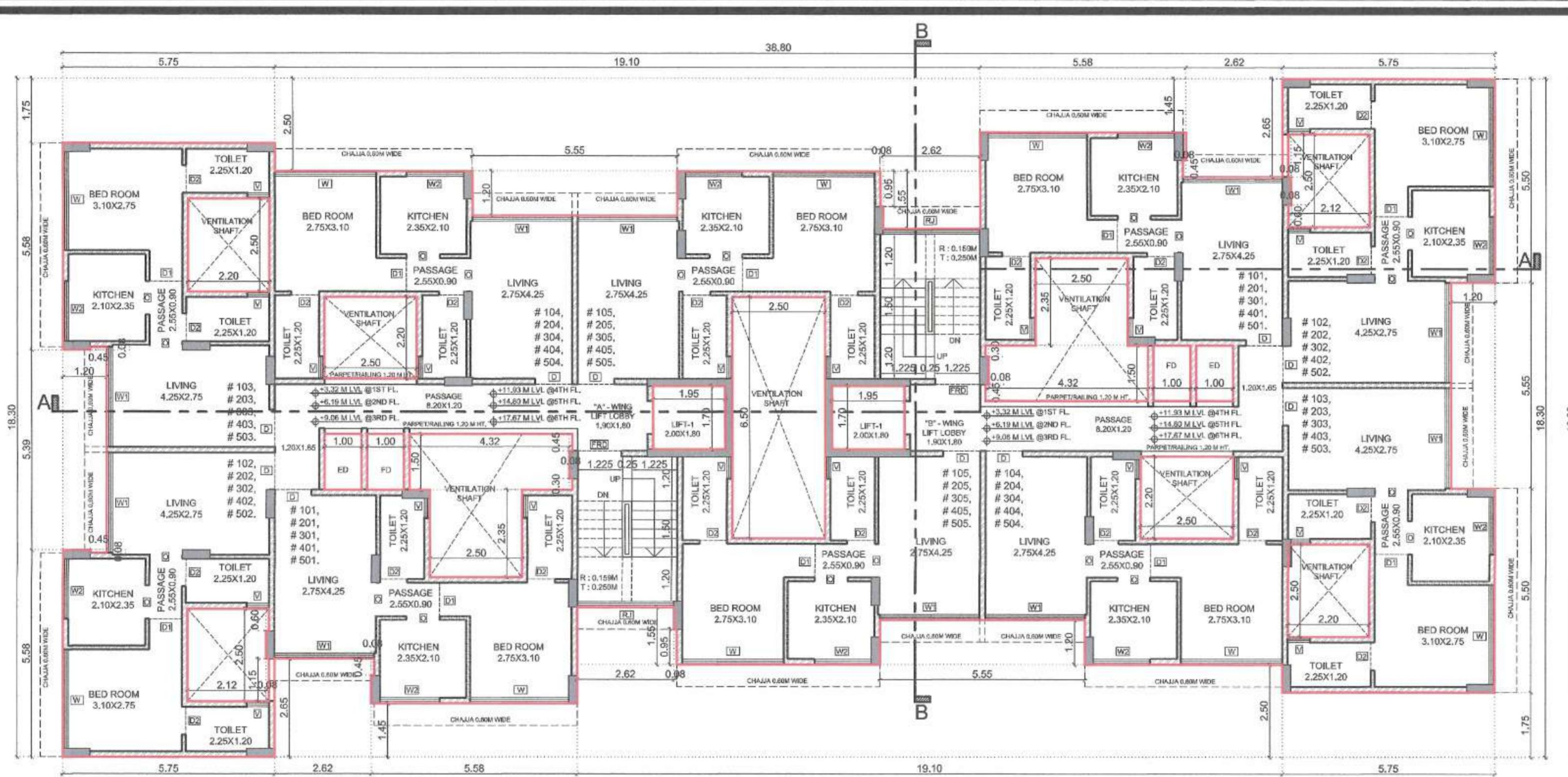
SCHEDULE OF DOORS & WINDOWS							
TYPE	WDTH (METER)	HEIGHT (METER)	AREA (SQM)	SILL LEVEL (METER)	DESCRIPTION		
				2	3	4 = 2 X 3	5
1	1.000	2.270	2.270	0.030	T.W. FRAMED PANNELED DOOR.		
D	0.900	2.270	2.043	0.030	T.W. FRAMED PANNELED DOOR.		
D1	0.750	2.270	1.703	0.030	T.W. FRAMED PANNELED DOOR.		
W	2.750	1.820	5.005	0.480	ALUMINUM SLIDING WINDOW		
W1	2.700	1.820	4.914	0.480	ALUMINUM SLIDING WINDOW		
W2	1.750	1.820	3.185	0.480	ALUMINUM SLIDING WINDOW		
SD	2.700	2.120	5.724	0.160	ALUMINUM SLIDING DOOR		
V	0.600	0.750	0.450	1.550	ALUMINUM LOUVERED WINDOW		
FDR	1.200	2.270	2.724	0.030	FIRE RATED DOOR.		
RJ	2.400	2.270	5.448	0.030	R.C.C. JALI.		

SCHEDULE OF LIGHT AND VENTILATION							
ROOM	TENEMENT NUMBER	CARPET AREA	WINDOW TYPE	L&V REQUIRED	L&V PROVIDED		
1	2	3	4	5 = 3/4	6		
LIVING	A-102	12.390	SD	2.065	5.724		
LIVING	A-101	12.390	W1	2.065	4.914		
BED ROOM	A-101	9.170	W	1.528	5.005		
KITCHEN	A-101	5.410	W2	0.902	3.185		
WC	A-101	1.200	V	0.200	0.450		
BATH	A-101	1.800	V	0.300	0.450		
TOILET	GROUND FLOOR	1.980	V	0.330	0.450		
SOCIETY OFFICE	GROUND FLOOR	13.250	W1	2.208	4.914		
DRIVER'S ROOM	GROUND FLOOR	10.970	W1	1.828	4.914		



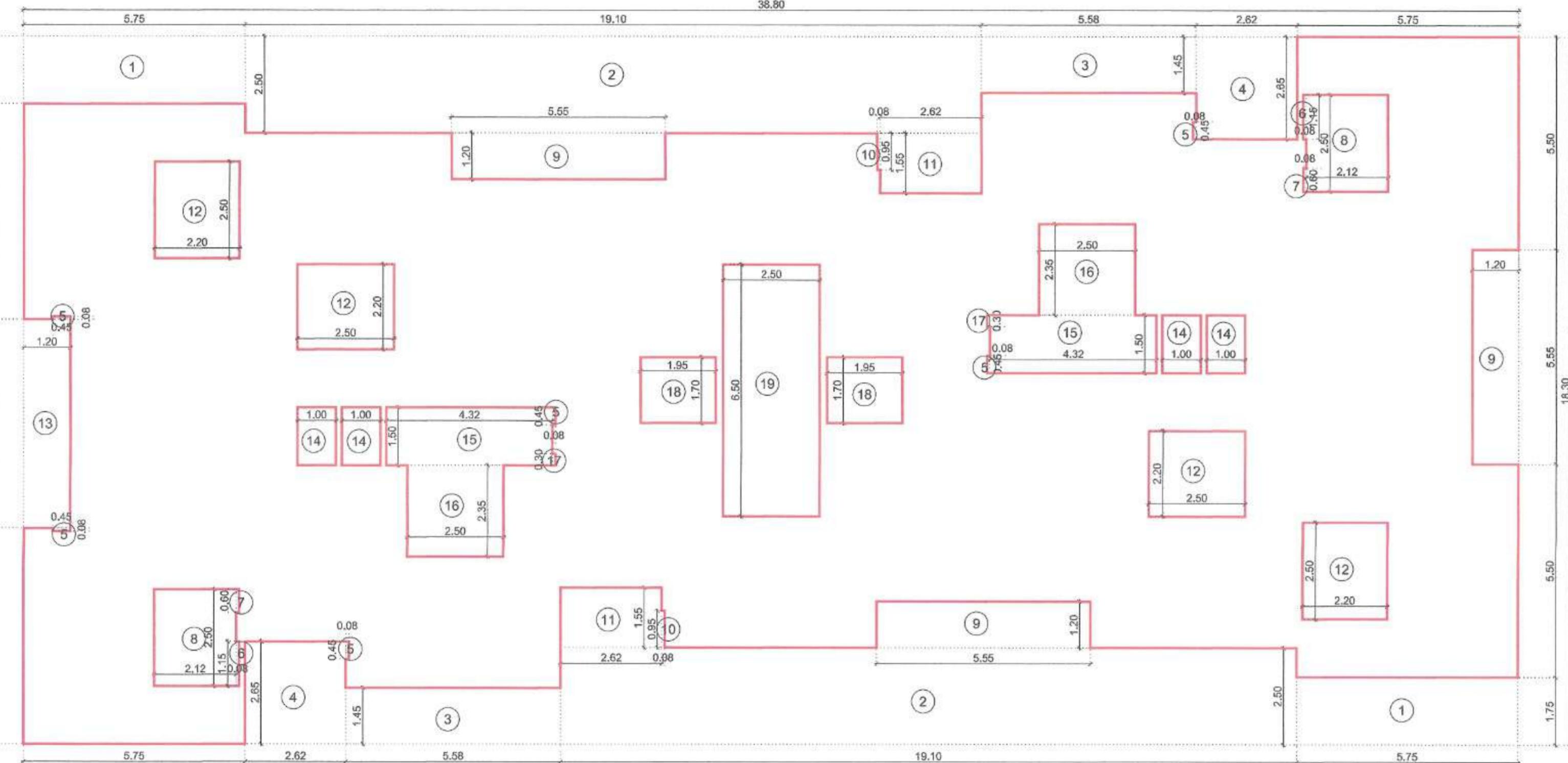
DEEPAK PANDURAN G THAKARE
AR. DEEPAK THAKARE
C/A/92/14485
DPT DEEPAK P. THAKARE ARCHITECTS & PLANNERS
SRI SHREE RAND DHAM BLDG. A-509, PLOT NO 59, SECTOR-11, C.B.D.-BELAPUR, NAV-MUMBAI, 400614
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TYPICAL 1ST TO 5TH FLOOR PLAN

SCALE 1:100



1ST TO 5TH TYPICAL FLOOR AREA DIAGRAM

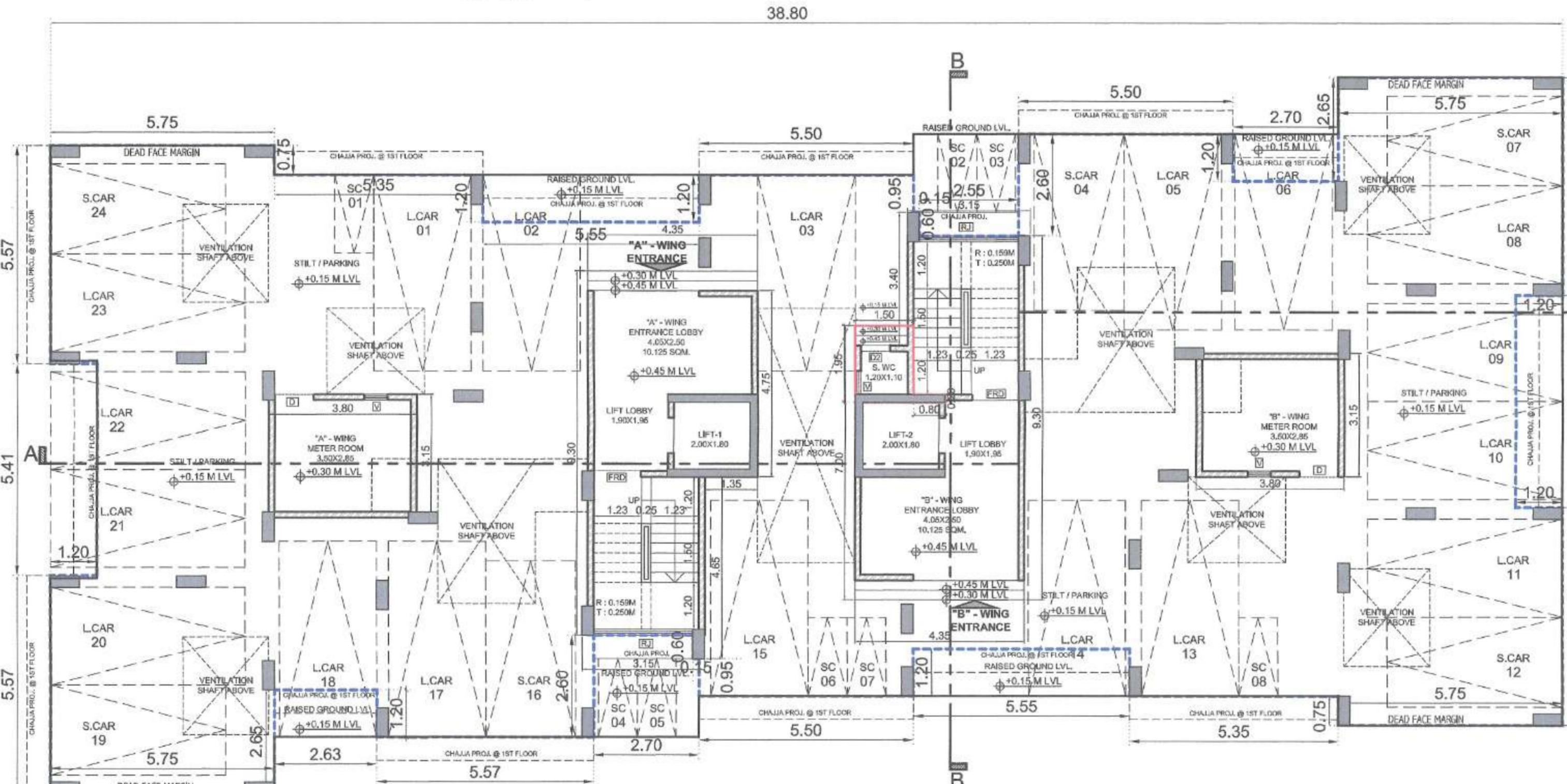
Scale 1:100

BUILDING -1 GROUND FLOOR AREA CALCULATION						
SR. NO.	NUMBER	NUMBER OF TRIANGLE/ RECTANGLE	1/2	BASE (M)	HEIGHT (M)	AREA (SQM) (7) = (3)(4)(5)(6)
1	2	3	4	5	6	(3)(4)(5)(6)
BUILDING - 1: GROUND FLOOR						
1	A	1.00	1.00	1.500	1.950	2.925
2	B	1.00	1.00	0.800	0.200	0.160
TOTAL ADDITION						3.085
NET BUILT UP AREA @ GROUND FLOOR						3.085

GROUND FLOOR AREA DIAGRAM

Scale 1:100

SCHEDULE OF DOORS & WINDOWS						
TYPE	WDTH (METER)	HEIGHT (METER)	AREA (METER) (SQM)	SILL LEVEL		
				1	2	3
4 = 2 X 3	5	6				
D	1.000	2.270	2.270	0.030	T.W. FRAMED PANNELED DOOR.	
D1	0.900	2.270	0.243	0.030	T.W. FRAMED PANNELED DOOR.	
D2	0.750	2.270	1.703	0.030	T.W. FRAMED PANNELED DOOR.	
W	2.750	1.820	5.005	0.480	ALUMINUM SLIDING WINDOW	
W1	2.700	1.820	4.914	0.480	ALUMINUM SLIDING WINDOW	
W2	1.750	1.820	3.18	0.480	ALUMINUM SLIDING WINDOW	
SD	2.700	2.120	5.724	0.180	ALUMINUM SLIDING DOOR	
V	0.600	0.750	0.450	1.550	ALUMINUM LOUVERED WINDOW	
FDR	1.200	2.270	2.724	0.030	FIRE RATED DOOR	
RJ	2.400	2.270	5.446	0.030	R.C.C. JAL.	



GROUND FLOOR PLAN

SCALE 1:100



FRONT ELEVATION

SCALE 1:100

SCHEDULE OF LIGHT AND VENTILATION						
ROOM	1	2	3	4	5 = 3/4	6
LIVING	A-102	12.390	SD	2.065	5.724	
LIVING	A-101	12.390	W1	2.065	4.914	
BED ROOM	A-101	9.170	W	1.528	5.005	
KITCHEN	A-101	5.410	W2	0.902	3.185	
WC	A-101	1.200	V	0.200	0.450	
BATH	A-101	1.800	V	0.300	0.450	
TOILET	GROUND FLOOR	1.980	V	0.330	0.450	
SOCIETY OFFICE	GROUND FLOOR	13.250	W1	2.208	4.914	
DRIVER'S ROOM	GROUND FLOOR	10.970	W1	1.828	4.914	

NO. OF UNIT PROPOSED	
a) RESIDENTIAL	54
b) COMMERCIAL	0

LEGENDS	
ITEM	SITE PLAN
PLOT LINES	—
EXISTING STREET	—
FUTURE STREET	—
BUILDING LINE	—
FSI LINE	—
MARGINAL OPEN SPACES	NO COLOUR
CAR PARKING	—
TWO WHEELER PARKING	—
DATE	22/05/2025
JOB NO.	NAINA/03
DRG NO.	03
SCALE	AS SHOWN AS
DRAWN BY	RAKHI
CHECKED BY	RAKHI

DESCRIPTION OF PROPOSAL AND PROPERTY
DEVELOPMENT PERMISSION FOR PROPOSED
RESIDENTIAL BUILDING ON ASSESSMENT NO.16B, 17 & 19
VILLAGE - NERE, TALUKA - TALOJA, DISTRICT- RAIGAD.

NAME OF OWNER
M/s KARUN INTERNATIONAL PVT. LTD.
THROUGH DIRECTOR Mr. Vimal kumar Chaudhary
M-67, MIDC TALOJA INDUSTRIAL AREA, TALOJA CITY TALOJA
PANCHNAD(CT), TALOJA, PANVEL, DIST. RAIGAD. 410206
For:

Vimal Kumar
Chaudhary

M/s KARUN INTERNATIONAL PVT. LTD.
THROUGH DIRECTOR Mr. Vimal kumar Chaudhary

SIGNATURE, NAME OF LICENSED ARCHITECT
ADDRESS OF LICENSED ARCHITECT

DEEPAK
PANDRA
NG
THAKARE

DEEPAK P. THAKARE
ARCHITECTS & PLANNERS
DPT DEEPAK P. THAKARE
SRI SHANTIDHAM BLDG. A-509, PLOT NO.59,
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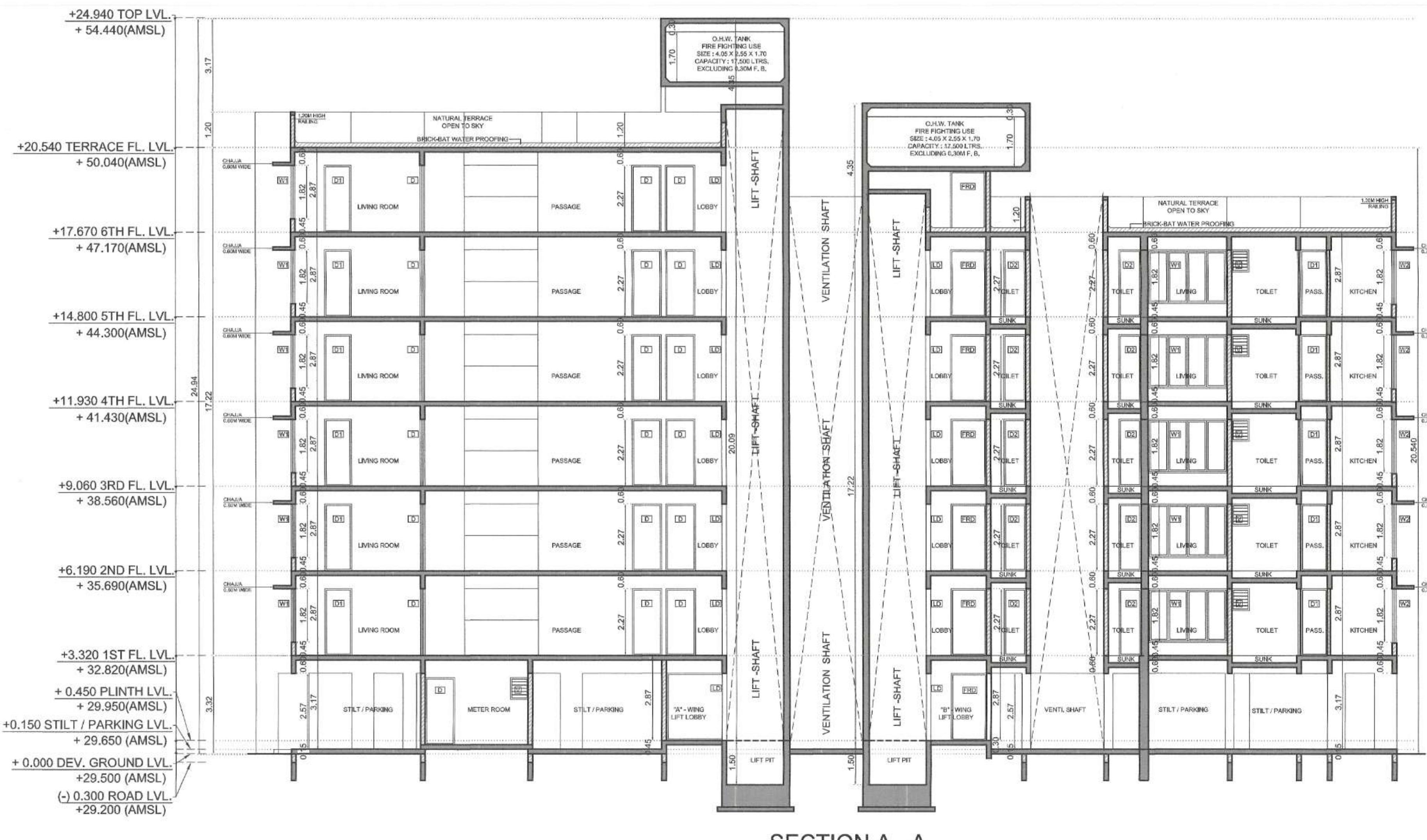
DRAWING FOR BUILDING PERMISSION
SHEET NO. 03/04
CONTENT : GROUND TO 5TH FLOOR PLAN, AREA DIAGRAM,
AREA CALCULATION & FRONT ELEVATION.

STAMP OF APPROVAL

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approved subject to the conditions
mentioned in this office Letter / Certificate
vide No. CIDCO / NAINA / Panvel / Nere /
BP-00723 / CC / 2025 / 1430 dated 04 Aug
2025.

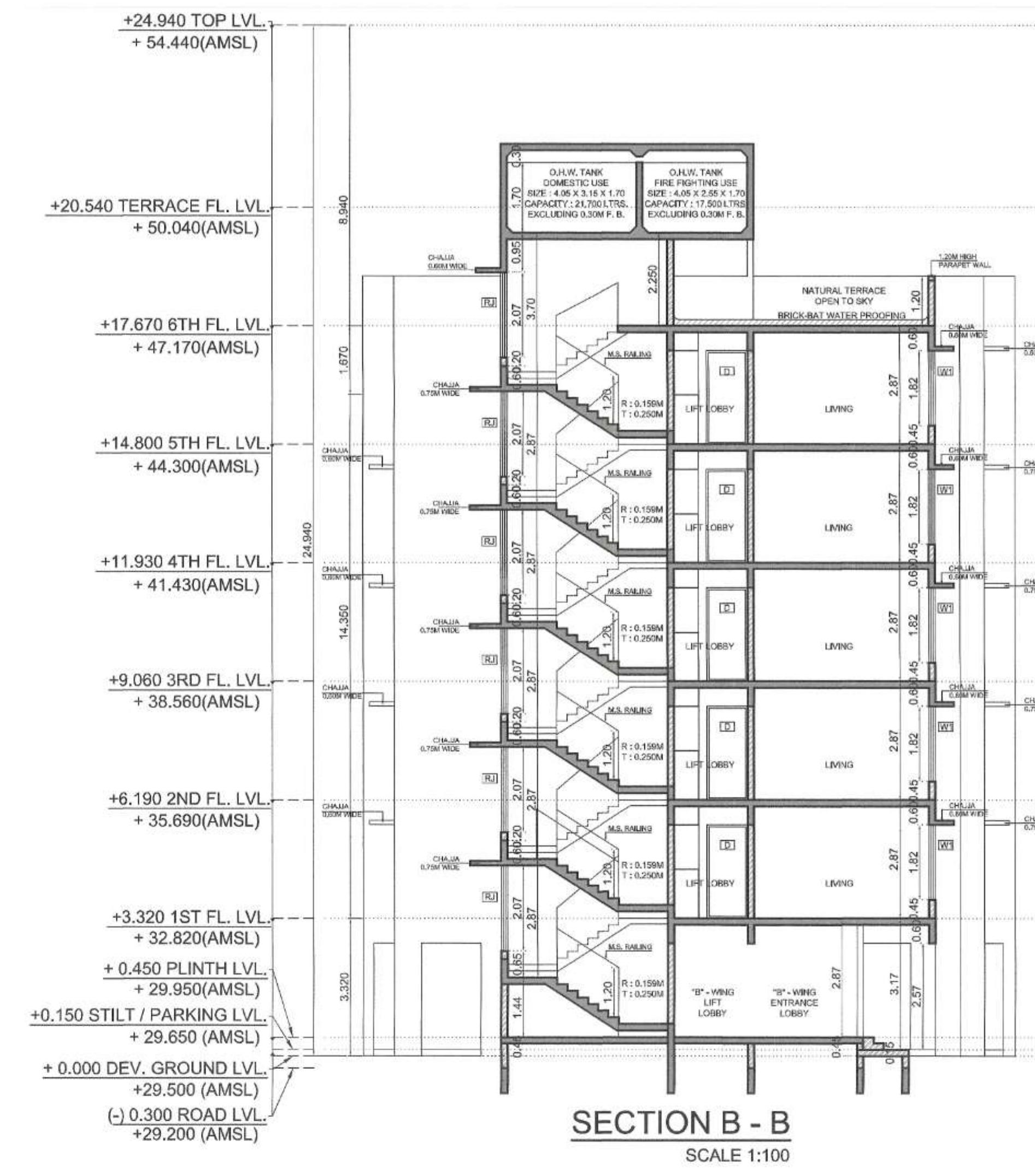
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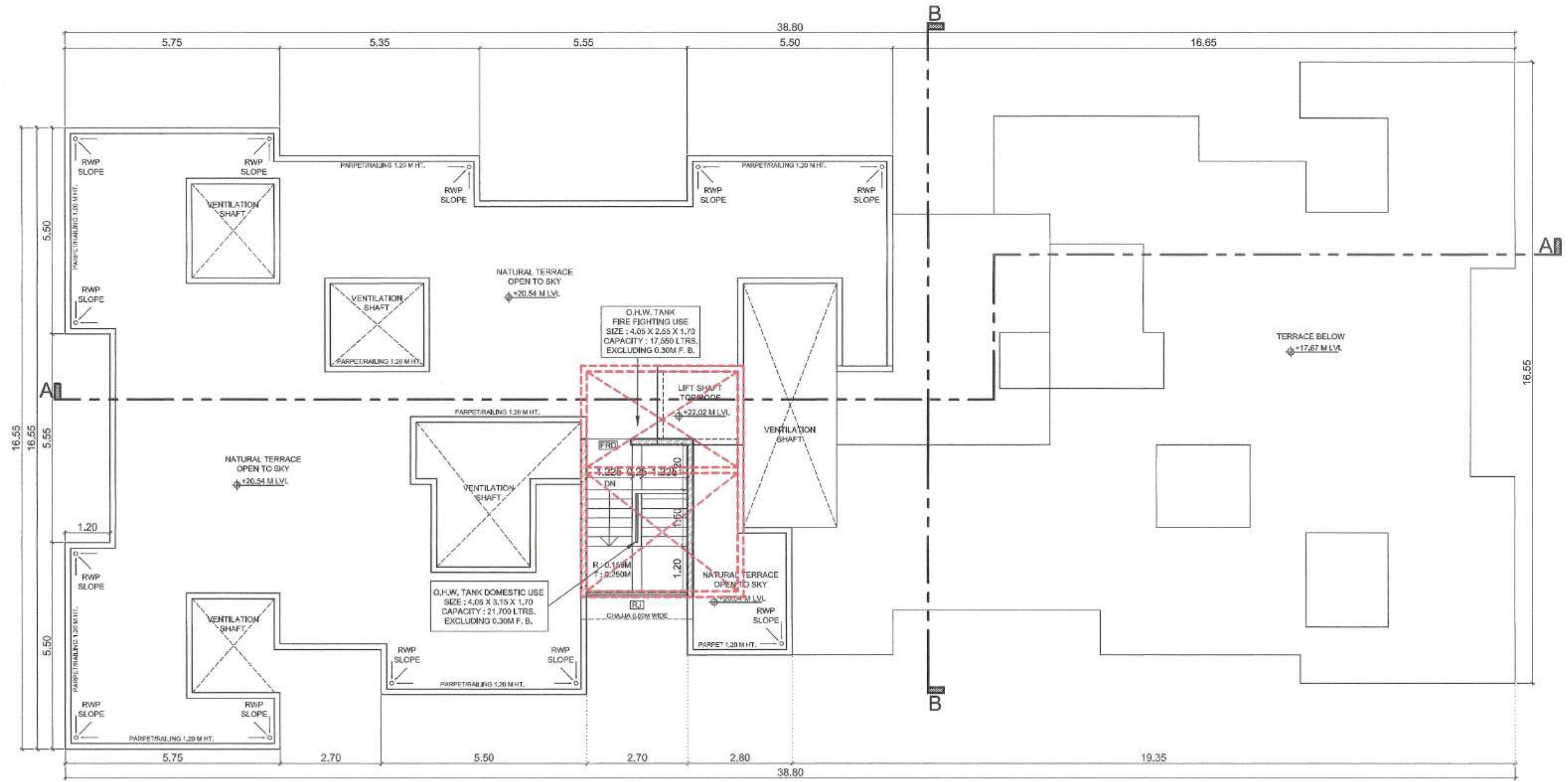
SECTION A - A

SCALE 1:100



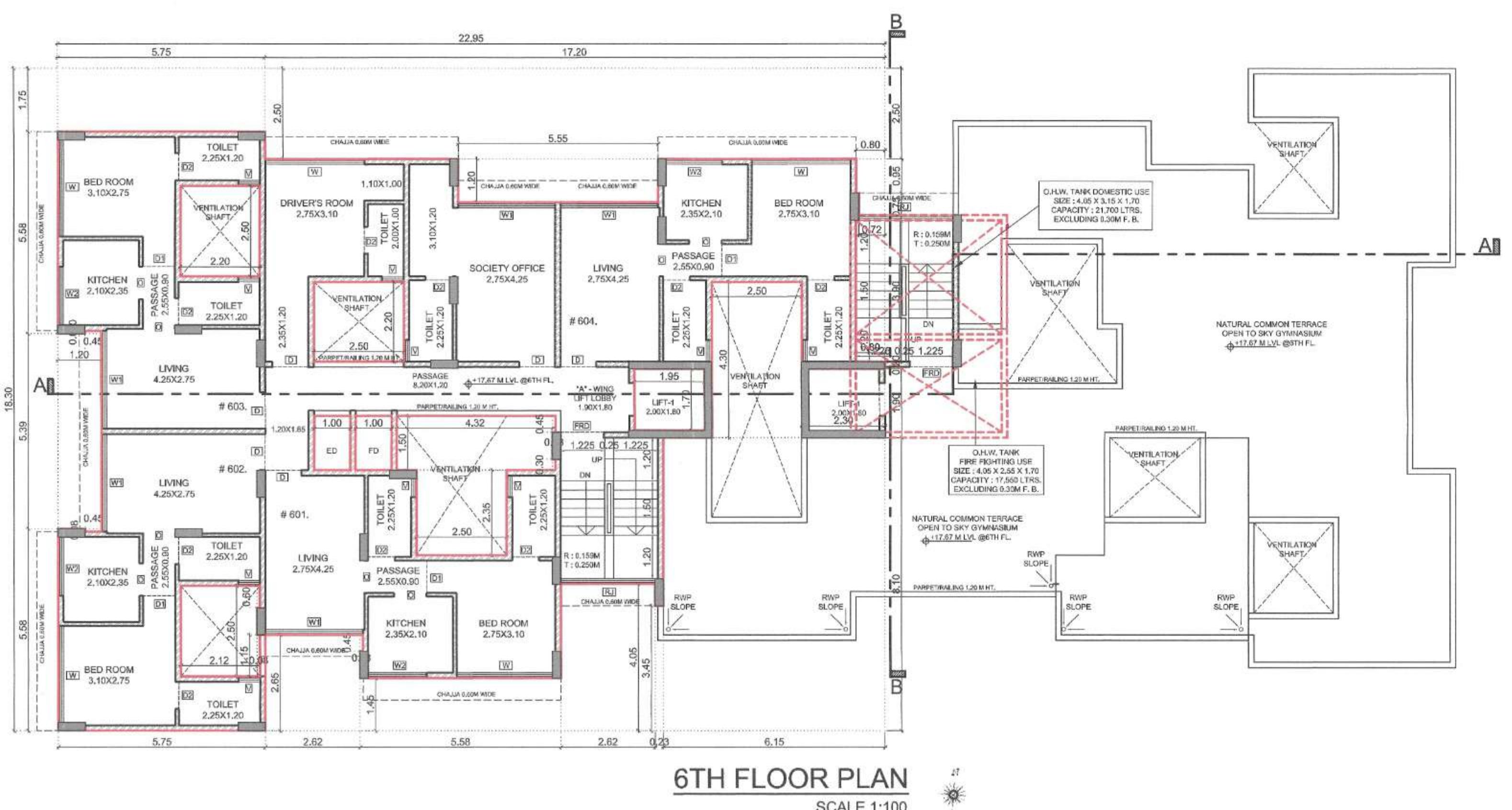
SECTION B - B

SCALE 1:100



TERRACE FLOOR PLAN

SCALE 1:100



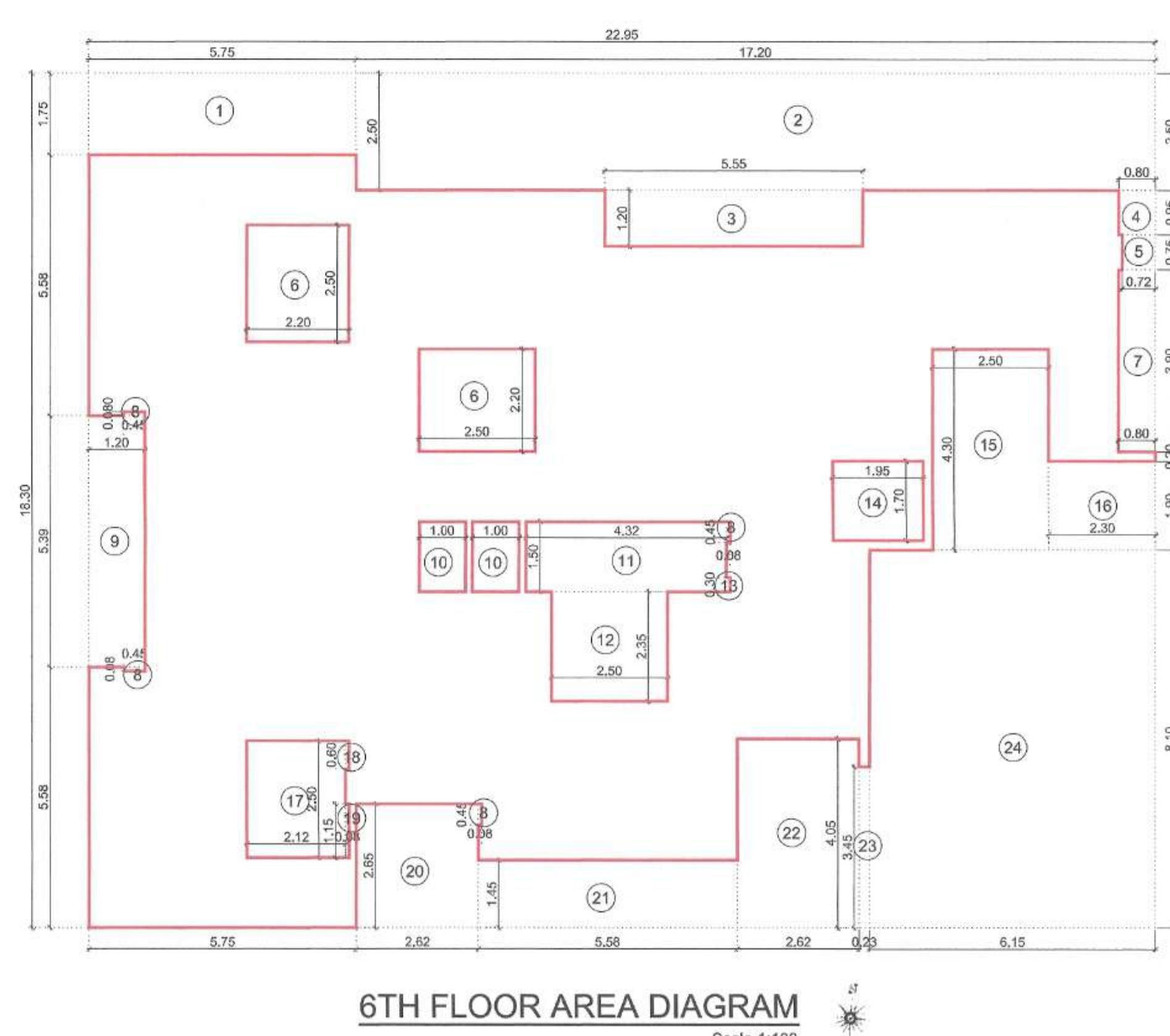
6TH FLOOR PLAN

SCALE 1:100

BUILDING - 1 6TH FLOOR AREA CALCULATION						
SR. NO.	NUMBER	NUMBER OF TRIANGLE / RECTANGLE	1/2	BASE (M)	HEIGHT (M)	AREA (SQM)
BUILDING - 1 : 6TH FLOOR						
1	A	1.00	1.00	22.950	18.300	419.985
TOTAL ADDITION						
DEDUCTION						
2	1	1.00	1.00	5.750	1.750	10.053
3	2	1.00	1.00	17.200	2.500	43.000
4	3	1.00	1.00	6.550	1.200	6.660
5	4	1.00	1.00	0.800	0.950	0.750
6	5	1.00	1.00	0.72	0.75	0.540
7	6	2.00	1.00	2.500	2.200	11.000
8	7	1.00	1.00	0.800	3.900	3.120
9	8	4.00	1.00	0.450	0.980	0.144
10	9	1.00	1.00	1.200	5.380	6.468
11	10	2.00	1.00	1.000	1.500	3.000
12	11	1.00	1.00	4.320	1.500	6.480
13	12	1.00	1.00	2.500	2.350	5.875
14	13	1.00	1.00	0.080	0.300	0.024
15	14	1.00	1.00	1.950	1.700	3.315
16	15	1.00	1.00	2.500	4.300	10.750
17	16	1.00	1.00	2.300	1.900	4.370
18	17	1.00	1.00	2.120	2.500	5.300
19	18	1.00	1.00	0.680	0.600	0.468
20	19	1.00	1.00	1.000	1.000	1.000
21	20	1.00	1.00	2.620	2.650	6.843
22	21	1.00	1.00	5.580	1.450	8.091
23	22	1.00	1.00	2.620	4.050	10.611
24	23	1.00	1.00	0.230	3.450	0.793
25	24	1.00	1.00	6.150	6.100	49.915
TOTAL DEDUCTION						
NET BUILT UP AREA @ 6TH FLOOR						
222.723						

SCHEDULE OF DOORS & WINDOWS						
TYPE	WIDTH (METER)	HEIGHT (METER)	SILL LEVEL (METER)	DESCRIPTION		
				1	2	3
D	1.000	2.270	2.270	0.030	T.W. FRAMED PANNELED DOOR	
D1	0.900	2.270	2.040	0.030	T.W. FRAMED PANNELED DOOR	
D2	0.750	2.270	1.703	0.030	T.W. FRAMED PANNELED DOOR	
W	2.750	1.850	5.955	0.480	ALUMINUM SLIDING WINDOW	
W1	2.700	1.820	4.914	0.480	ALUMINUM SLIDING WINDOW	
W2	1.750	1.820	3.186	0.480	ALUMINUM SLIDING WINDOW	
SD	2.700	2.120	5.724	0.180	ALUMINUM SLIDING DOOR	
V	0.650	0.750	1.550	0.550	ALUMINUM LOVING WINDOW	
FDR	1.200	2.270	2.724	0.030	PIRE RATED DOOR	
RJ	2.400	2.270	5.448	0.030	R.C.C JAIL	

SCHEDULE OF LIGHT AND VENTILATION						
ROOM	TENEMENT NUMBER	CARPET AREA	WINDOW TYPE	L&V REQUIRED	L&V PROVIDED	NO. OF UNIT PROPOSED
LIVING	A-102	12.390	SD	2.065	5.724	a) RESIDENTIAL 54
BED ROOM	A-101	9.170	W	1.628	5.005	b) COMMERCIAL 0
KITCHEN	A-101	5.410	V2	0.902	3.185	
WC	A-101	1.200	V	0.200	0.450	
BATH	A-101	1.800	V	0.300	0.450	
TOILET	GROUND FLOOR	1.980	V	0.330	0.450	
SOCIETY OFFICE	GROUND FLOOR	13.250	W1	2.208	4.914	
DRIVER'S ROOM	GROUND FLOOR	10.970	W1	1.828	4.914	



6TH FLOOR AREA DIAGRAM

Scale 1:100

NO. OF UNIT PROPOSED	
a) RESIDENTIAL	54
b) COMMERCIAL	0
LEGENDS	
PLOT LINES	