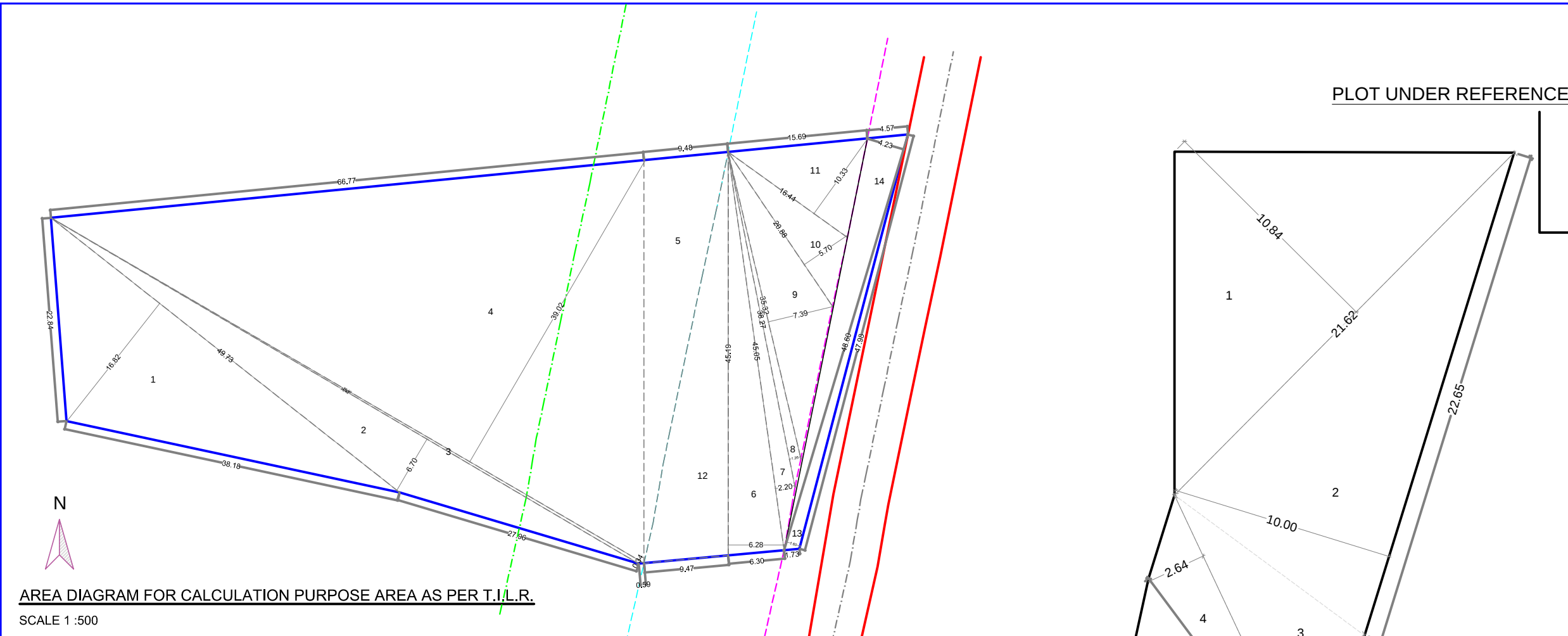
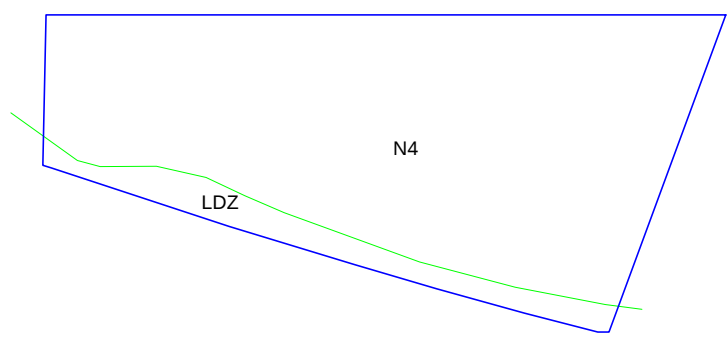
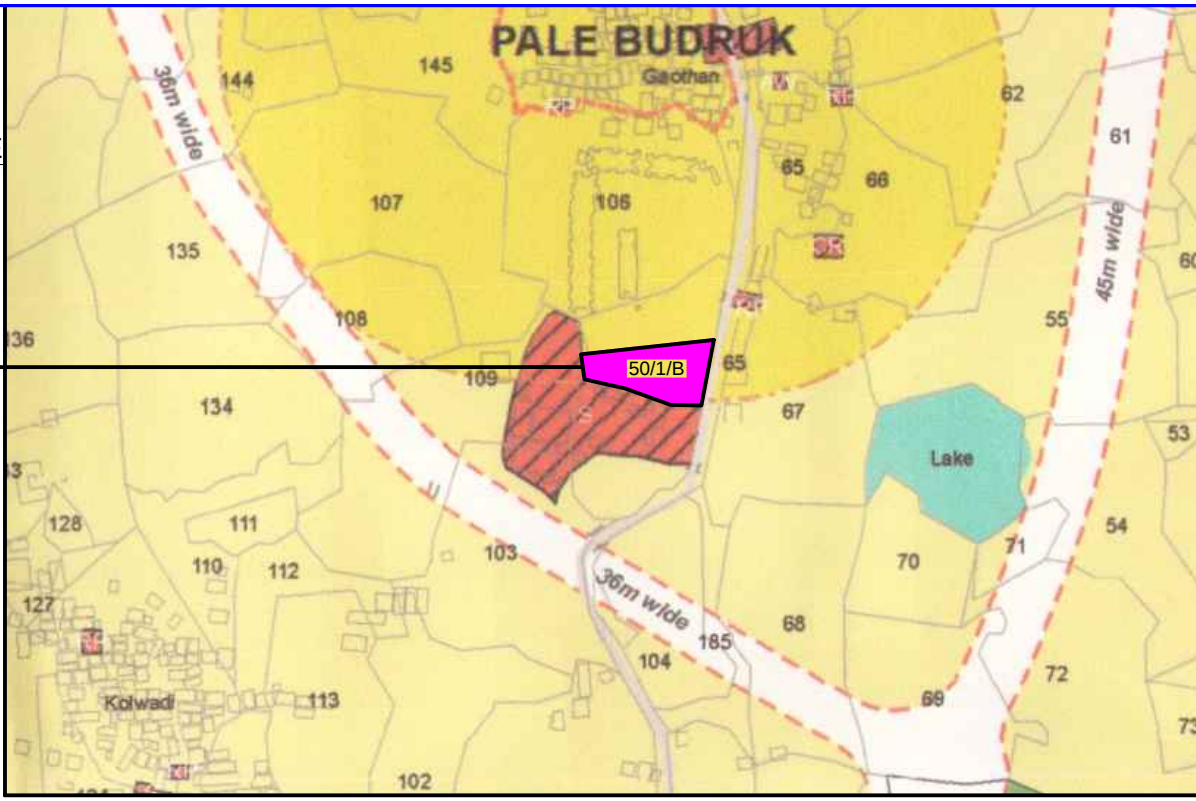




T.I.L.R. AREA CALCULATION						
SR. NO.	TRIANGLE NUMBER	NUMBER OF TRIANGLE	1/2	BASE (M)	HEIGHT (M)	AREA (SQ.M.)
1	1	1	0.5	49.73	16.82	418.23
2	2	1	0.5	76.42	6.70	256.01
3	3	1	0.5	76.90	0.34	13.07
4	4	1	0.5	76.90	39.02	1500.32
5	5	1	AS PER PLAN			210.89
TOTAL AREA (A)						2398.52
AREA UNDER SH ROAD WIDENING						
6	6	1	0.5	45.19	6.28	141.90
7	7	1	0.5	45.05	2.20	49.56
8	8	1	0.5	38.27	1.26	24.11
9	9	1	0.5	35.32	7.39	130.51
10	10	1	0.5	20.88	5.70	59.51
11	11	1	0.5	16.44	10.33	84.91
12	12	1	AS PER PLAN			215.17
TOTAL AREA (B)						705.66
AREA UNDER 15 mtr. ROAD MARKING AS PER ROAD NOC						
13	13	1	0.5	48.60	1.60	38.88
14	14	1	AS PER PLAN			107.11
TOTAL AREA (C)						145.99
TOTAL LAND AREA(A+B+C)						3250.17



OPEN SPACE AREA CALCULATIONS				
Block Description	Length (meter)	Breadth (meter)	Area in sq.mts	
[1]	[2]	[3]	[4]	[5]=[2]x[3]x[4]
1	0.5	21.62	10.84	117.18
2	0.5	22.65	10.00	113.25
3	0.5	15.87	5.03	39.91
4	0.5	15.87	2.64	20.95
5	0.5	13.25	6.00	39.75
Total				331.04

1) AREA OF PLOT UNDER N4 - 2780.179 SQ.MTS
2) AREA OF PLOT UNDER LDZ - 316.871 SQ.MTS
TOTAL AREA - 3097.05 SQ.MTS

TENEMENT AREA STATEMENT [A WING]							
FLOOR NO.	Shop/Flat no.	NO. of Unit	Carpet area rera Sqmts	Balcony area Sqmts		Terrace area Sqmts	Built-up area Sqmts
				Enclosed	Projected		
GROUND FLOOR SHOP	1	1	9.08	-	-	-	10.52
	2	1	9.99	-	-	-	11.26
	3	1	9.99	-	-	-	10.97
	4	1	8.23	-	-	-	9.40
	5	1	9.88	-	-	-	11.11
	6	1	9.90	-	-	-	11.27
	7	1	9.90	-	-	-	10.99
	8	1	9.68	-	-	-	11.01
		8	76.66	0.00	0.00	0.00	86.53
1st FLOOR	101	1	32.76	2.75	2.70	-	38.48
	102	1	31.33	2.75	2.20	-	36.69
	103	1	31.94	2.75	3.00	-	37.79
	104	1	33.17	0.00	0.00	5.54	36.83
	105	1	32.75	2.75	3.00	-	38.34
	106	1	33.64	0.00	2.20	-	36.66
	107	1	31.88	0.00	2.50	-	35.44
2nd To 4th FLOORS	201 to 401	3	32.76	2.75	2.70	-	38.48
	202 to 402	3	31.33	2.75	2.20	-	36.69
	203 to 403	3	31.94	2.75	3.00	-	37.79
	204 to 404	3	33.15	0.00	2.70	-	36.83
	205 to 405	3	32.75	2.75	3.00	-	38.34
	206 to 406	3	33.64	0.00	2.20	-	36.66
	207 to 407	3	31.88	0.00	2.50	-	35.44
Total		28	909.81	44.00	70.50	5.54	1,040.92

TENEMENT AREA STATEMENT [B WING]							
FLOOR NO.	Flat no.	NO. of Unit	Carpet area rera Sqmts	Balcony area Sqmts Enclosed	Balcony area Sqmts Projected	Terrace area Sqmts	Built-up area Sqmts
1st % 3rd FLOORS	101,301	2	28.78	-	-	-	31.56
	102,302	2	28.10	-	-	-	30.83
	103,303	2	28.35	-	-	-	31.10
	104,304	2	28.35	-	-	-	31.22
	105,305	2	28.53	-	-	-	31.22
	106,306	2	25.16	3.75	-	-	31.10
	107,307	2	24.96	3.70	-	-	31.37
2nd FLOOR	201	1	28.78	-	-	-	31.56
	202	1	28.10	-	-	-	30.83
	203	1	57.72	-	-	-	62.33
	204	1	28.35	-	-	-	31.22
	205	1	28.53	-	-	-	31.10
	206	1	25.16	3.75	-	-	31.37
Total		20	581.08	18.65	-	-	655.25

AREA STATEMENT			
Sr. No.	Particulars	Area (in Sq. M.)	
Area of survey no. 50/1B			
1	a	Area of Plot (as per 7/12) and NA order	3250.000
	b	Area of Plot as per TILR (by triangulation method at true	3250.170
	c	Area of Plot as per Physical Survey	3244.700
	d	Area of plot considered (least of (a), (b) and (c))	3244.700
Deduction for			
2	a	Existing road (as per road Noc)	145.990
	b	Proposed widening of DP road	0.000
	c	Proposed road as per TILR	0.000
	d	Area under reservation, if any (SH ROAD DEDUCTION)	705.660
Total (a+b+c+d)			851.650
Balance area of Plot (1-2)			2393.050
Amenity Space, if any			
4	a	Required Amenity Space (5% of 3)	0.00
	b	Proposed Amenity Space	0.00
Net Plot area (3-4b)			2393.05
Recreational Open Space (If applicable)			
6	a	Required RG/Open Space (10% of 1a)	325.000
	b	Proposed RG/Open Space	331.040
Total Entitlement of FSI in the proposal			
7	a	Base FSI permissible	0.70
	b	Permissible FSI with payment of premium (0.3)	0.00
	c	TDR/ In-situ FSI	0.00
	d	Ancillary FSI to sale BUA (60% on a+b+c)	0.42
	Total Permissible sale Built up area (7a+7b+7c+7d)		1.12
	e	Permissible EWS FSI (20% of permissible FSI(a+b+c))	NA
f	Ancillary FSI to EWS BUA (60% on e)	NA	
	Total Permissible EWS Built up area (7e+7f)		0.00
Permissible Built up area			
8	a	Permissible Built up area with reference to Basic FSI, Premium FSI, TDR	1675.14
	b	Permissible Sale Built Up Area ((7a+7b+7c+7d)x5) (P line Area)	2680.22
	c	Permissible EWS Built Up area of (EWS component (20% of 8b) including ancillary (P line area)	NA

STAMP OF APPROVAL

1/5

Approved subject to conditions mentioned in Commencement Certificate issued by this office bearing certificate no. CIDCO/NAINA/ Panvel/ Kolwadi/BP-00737/CC/2025/1477 dated 16 Dec 2025

Legend			
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	---	---
(6)	Drainage & Sewerage work	---	---
(7)	Water supply work	---	---
(8)	R/W line	---	---
(9)	Proposed work	---	---
(10)	S/W Drain	---	---
(11)	Car parking	---	---
(12)	Two wheeler parking	---	---
(13)	Cycle parking	---	---

SHEET CONTENTS :

LAYOUT PLAN, LOCATION PLAN & PROFORMA 1
TILR AREA CALCULATION
OPEN SPACE AREA CALCULATION &
BALCONY AREA STATEMENT, TERRACE AREA STATEMENT
TENEMENT AREA STATEMENT, BUILT UP AREA STATEMENT
PARKING AREA STATEMENT FOR BUILDING 1 & 2

FORM OF CERTIFICATE

I Meenakshi Shrivastav have been employed by the applicant as their architect. 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 statements made by the applicant who is the owner in possession of the plot as in the above form and found them to be correct. Date: 30/04/2025

MEENAKSHI & ASSOCIATES
CA/1998/22946

Signature of Architect
Ar. Meenakshi Shrivastav

OWNERS NAME & SIGNATURE

Certified that I have surveyed the plot bearing survey no 50/1B, at village - Kolwadi, Tal- Panvel, Dist - Raigad, dated 07/03/2022 and the dimensions of the sides etc of the plot stated on the plan are measured on site and area so worked out is 3244.70 sq.mts .

for RIO HOMES

Mr. RAJESH N BANSAL

Mr. AAKASH BANSAL

SIGNATURE OF OWNERS

SIGNATURE OF ARCHITECT
(Ar.Meenakshi Shrivastav)

DESCRIPTION OF THE PROPERTY

PROPOSED RESIDENTIAL BUILDING ON SURVEY NO 50/1B, AT VILLAGE - KOLWADI, TAL. PANVEL, DIST. RAIGAD.

SUBJECT :

DEVELOPMENT PERMISSION

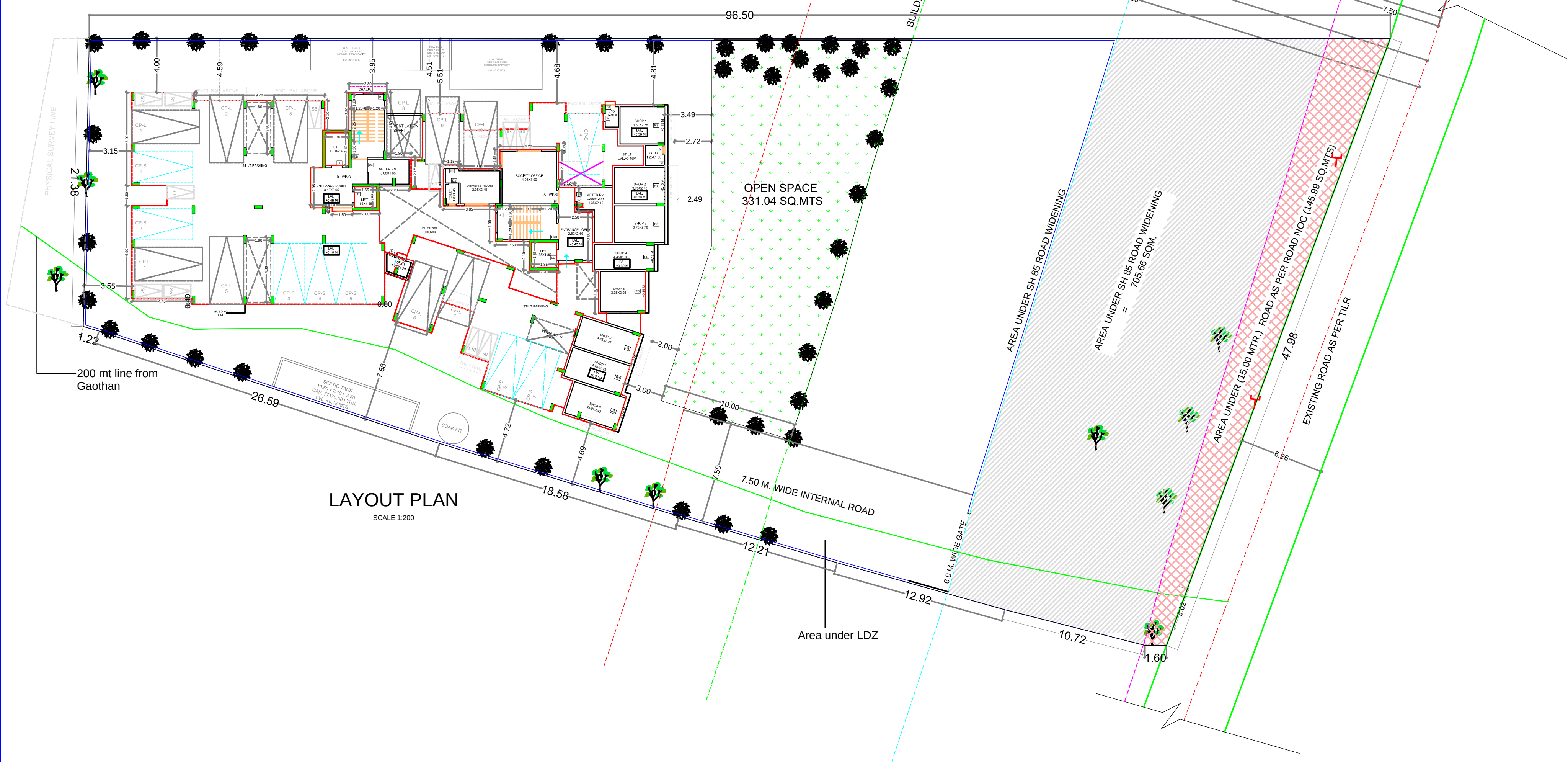
Name & Registration of Architect:

Ar. Meenakshi Shrivastav
CA/98/22946

Associates

Shop no. 1, Sadguru Universal,
Plot # 19, Sector-17,
New Panvel(w), 410206
phone: +91-9820082293
email: meenakshi2001@hotmail.com

JOB NO.
P379/2025
DATE
17/11/2025
SCALE
1:100
DEALT
PRIYA
DRG. NO.
01/05



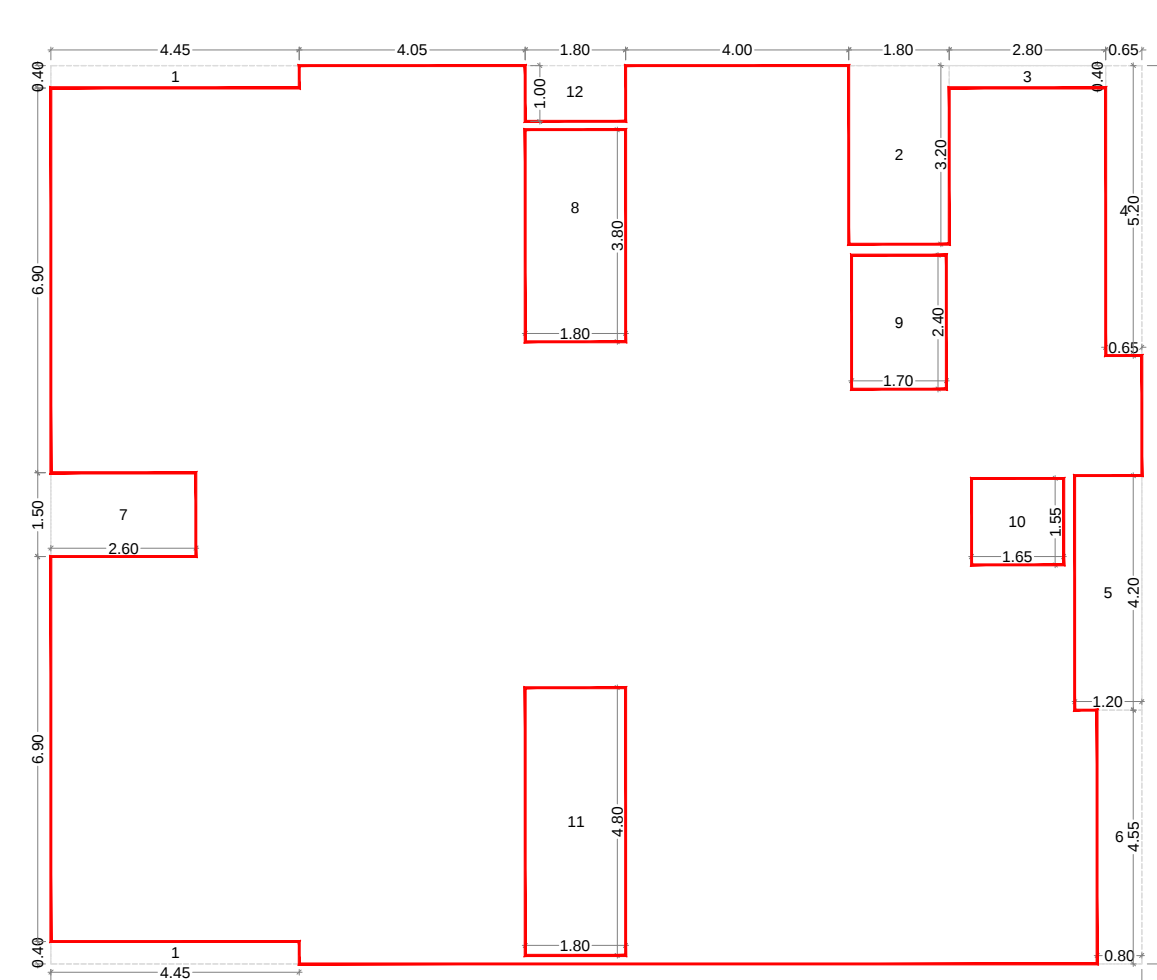
BUILT-UP AREA STATEMENT							
A WING				B WING			
FLOORS	BUA IN SQ.MTS.		TOTAL	FLOORS	BUA IN SQ.MTS.		TOTAL
	Commercial	Residential			Commercial	Residential	
GROUND	94.02	58.92	152.94	GROUND	-	28.49	28.49
1st	-	319.18	319.18	1st	-	264.44	264.44
2nd	-	316.02	316.02	2nd	-	264.44	264.44
3rd	-	316.02	316.02	3rd	-	264.44	264.44
4th	-	316.02	316.02	4th	-	0.00	0.00
TOTAL	94.02	1326.16	1420.17	TOTAL	0.00	821.80	821.80
GRAND TOTAL		(A+B)				2241.97	

PARKING STATEMENT - PLEASE REFER TO PROFORMA 1										
TENEMENT SIZE CARPET AREA IN SQ.MTS		NO. OF TENEMENTS	REQUIRED PARKING RATE		REQUIRED NO. OF PARKING SPACES		PROPOSED PARKING SPACES			
			No. of cars 12.5 sq.mts	No. of scooters 2.00 sq.mts			No. of cars (CP-1) 12.5 sq.mts 2.50 x 5.00	No. of scooters 2.00 sq.mts 1.00 x 2.00		
							A/WING	B/WING	A/WING	B/WING
Residential upto 35 sq.mts	47	4 tenementts having carpet area upto 0.00:- 35	12				4	5	5	6
Tenementts with carpet area between 45:- 45- 60 sq.mts each	1	1 car parking with carpet area between 45:- 60 sq.mts each	1				No. of cars (CP-5) 2.30 x 4.50 = 0.35 sq.mts	3	5	
Commercial	8	1 car parking space for every 40 sqmts of floor area upto 800 sqmts	2		10% of car space = 17 x 12.5 x 10% = 21		No. of cars (CP-1) in open			
76.66 sq.mts			15				No. of cars (CP-5) in open			
TOTAL	56	Visitors Parking - 10%	15 x 10% = 2				7	17	10	11
Total car parking			17							

Approved subject to conditions mentioned in Commencement Certificate issued by this office bearing certificate no. CIDCO/NAINA/ Panvel/ Kolwadi/BP-00737/CC/2025/1477 dated 16 Dec 2025



FIRST FLOOR PLAN
(SCALE - 1:100)



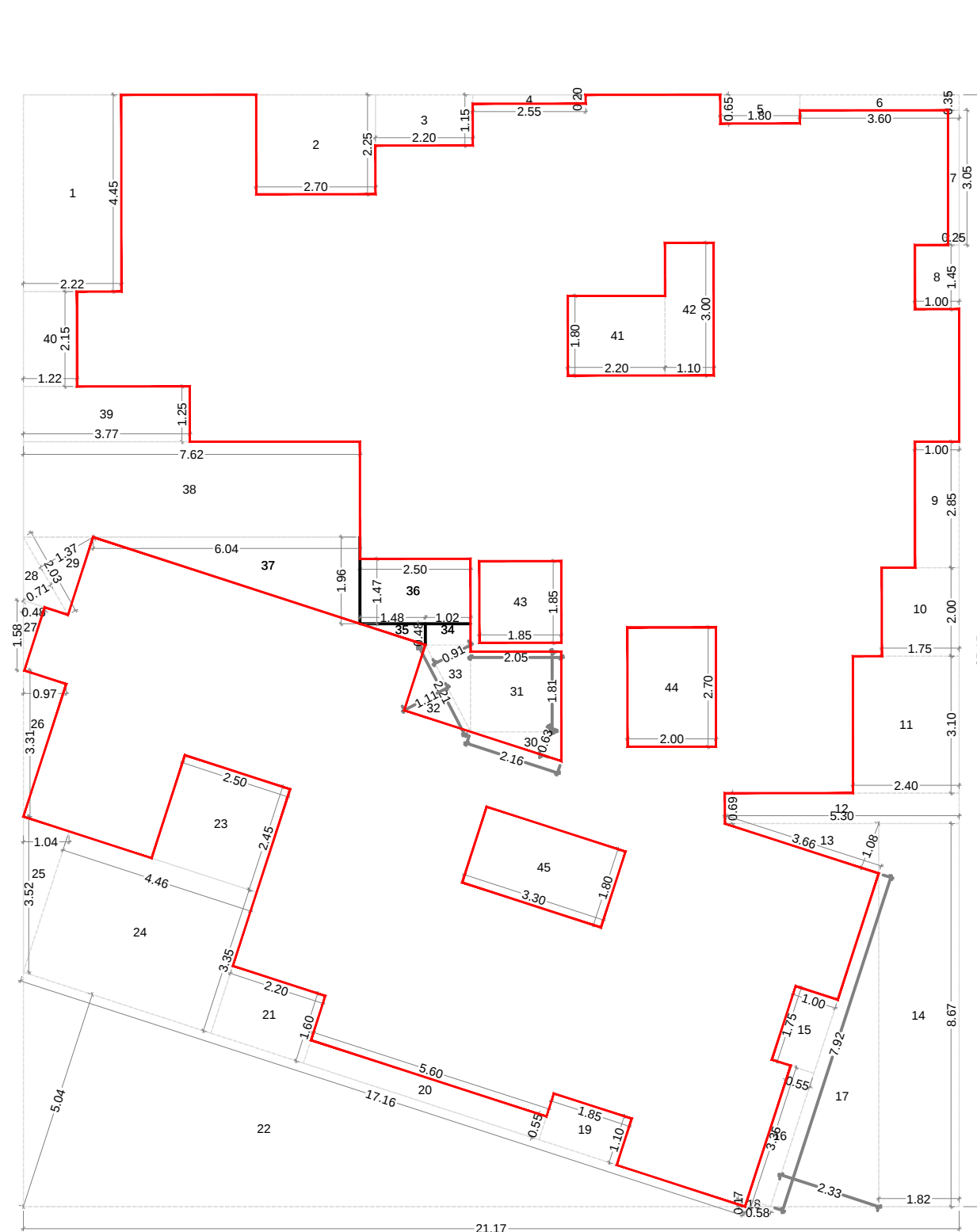
AREA DIAGRAM OF 1ST TO 3RD FLOOR PLAN - (B-WING)

Block	Number of blocks	Length (meter)	Breadth (meter)	Area in sq.mts
[1]	[2]	[3]	[4]	[5]=[2]x[3]x[4]
A	1	19.55	16.10	314.755
Subtotal : A				314.755

DEDUCTIONS:

1	2	4.45	0.40	3.560
2	1	1.80	3.20	5.760
3	1	2.80	0.40	1.120
4	1	0.65	5.20	3.380
5	1	1.20	4.20	5.040
6	1	0.80	4.55	3.640
7	1	2.60	1.50	3.900
8	1	1.80	3.80	6.840
9	1	1.70	2.40	4.080
10	1	1.65	1.55	2.558
11	1	1.80	4.80	8.640
12	1	1.80	1.00	1.800
Total	12			50.318
Subtotal : B				50.318

Net Built-up area = (Subtotal:A) - (Subtotal : B) 264.438



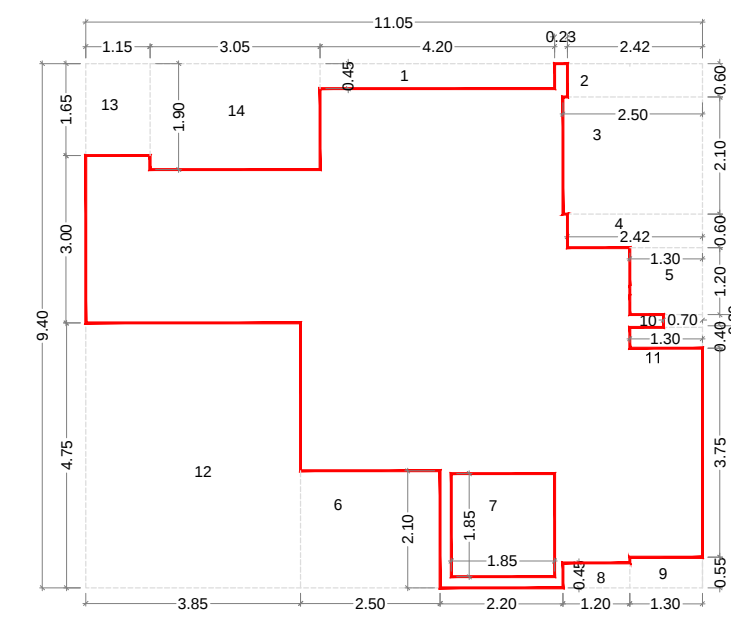
AREA DIAGRAM OF 1ST FLOOR PLAN - A WING
(SCALE 1:100)

Block	Number of blocks	Length (meter)	Breadth (meter)	Area in sq.mts
[1]	[2]	[3]	[4]	[5]=[2]x[3]x[4]
A	1	21.17	25.15	532.426
Subtotal : A				532.426

DEDUCTIONS:

1	1	2.22	4.45	9.879
2	1	2.70	2.25	6.075
3	1	2.20	1.15	2.530
4	1	2.55	0.20	0.510
5	1	1.80	0.65	1.170
6	1	3.60	0.35	1.260
7	1	0.25	3.05	0.763
8	1	1.00	1.45	1.450
9	1	1.00	2.85	2.850
10	1	1.75	2.00	3.500
11	1	2.40	3.10	7.440
12	1	5.30	0.69	3.657
13	0.5	3.66	1.08	1.976
14	1	1.82	8.67	15.779
15	1	1.75	1.00	1.750
16	1	3.35	0.55	1.843
17	0.5	7.92	2.33	9.227
18	0.5	0.58	0.17	0.049
19	1	1.85	1.10	2.035
20	1	5.60	0.55	3.080
21	1	2.20	1.60	3.520
22	0.5	17.16	5.04	43.243
23	1	2.50	2.45	6.125
24	1	4.46	3.35	14.941
25	0.5	3.52	1.04	1.830
26	0.5	3.31	0.97	1.605
27	0.5	1.58	0.48	0.379
28	0.5	2.03	0.71	0.721
29	0.5	2.03	1.37	1.391
30	0.5	2.16	0.63	0.680
31	1	2.05	1.81	3.711
32	0.5	2.21	1.11	1.227
33	0.5	2.21	0.91	1.006
34	1	1.02	0.48	0.490
35	0.5	1.48	0.48	0.355
36	1	2.50	1.47	3.675
37	0.5	6.24	1.83	5.710
38	1	7.62	2.16	16.459
39	1	3.77	1.25	4.713
40	1	1.22	2.15	2.623
41	1	2.20	1.80	3.960
42	1	1.10	3.00	3.300
43	1	1.85	1.85	3.423
44	1	2.00	2.70	5.400
45	1	3.30	1.80	5.940
Total	38			213.248
Subtotal : B				213.248

Net Built-up area = (Subtotal:A) - (Subtotal : B) 319.178



Block	Number of blocks	Length (meter)	Breadth (meter)	Area in sq.mts
[1]	[2]	[3]	[4]	[5]=[2]x[3]x[4]
A	1	11.05	9.40	103.870
Subtotal : A				103.870

1	1	4.20	0.45	1.890
2	1	2.42	0.60	1.452
3	1	2.50	2.10	5.250
4	1	2.42	0.60	1.452
5	1	1.30	1.20	1.560
6	1	2.50	2.10	5.250
7	1	1.85	1.85	3.423
8	1	1.20	0.45	0.540
9	1	1.30	0.55	0.715
10	1	0.70	0.20	0.140
11	1	1.30	0.40	0.520
12	1	3.85	4.75	18.288
13	1	1.15	1.65	1.898
14	1	3.05	1.90	5.795
Total	10			48.172
Subtotal : B				48.172

Net Built-up area = (Subtotal:A) - (Subtotal : B) 55.699

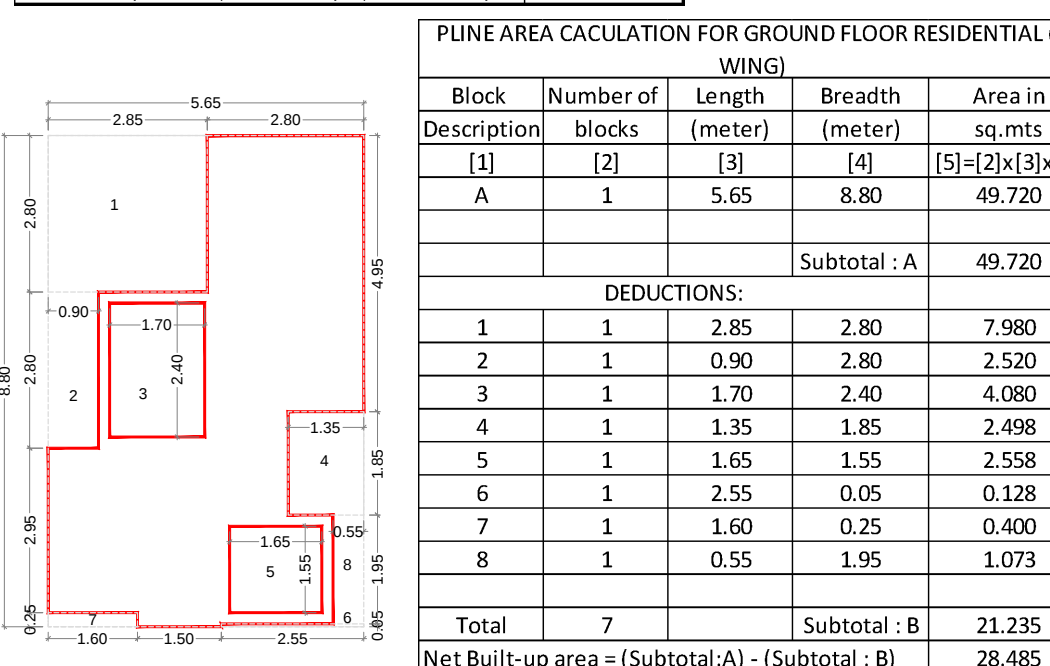
Block	Number of blocks	Length (meter)	Breadth (meter)	Area in sq.mts
[1]	[2]	[3]	[4]	[5]=[2]x[3]x[4]
A	1	2.29	1.74	3.985
Subtotal : A				3.985

1	0.5	0.49	1.48	0.363
2	1	0.92	0.26	0.239
3	1	0.61	0.26	0.159
Total	1.5			0.760
Subtotal : B				0.760

Net Built-up area = (Subtotal:A) - (Subtotal : B) 3.224

AREA DIAGRAM OF TOILET BLOCK - A WING
(SCALE 1:100)

TOTAL AREA OF GROUND FLOOR
(RESIDENTIAL) - A WING - 55.699 + 3.224 = 58.923 SQ.MTS



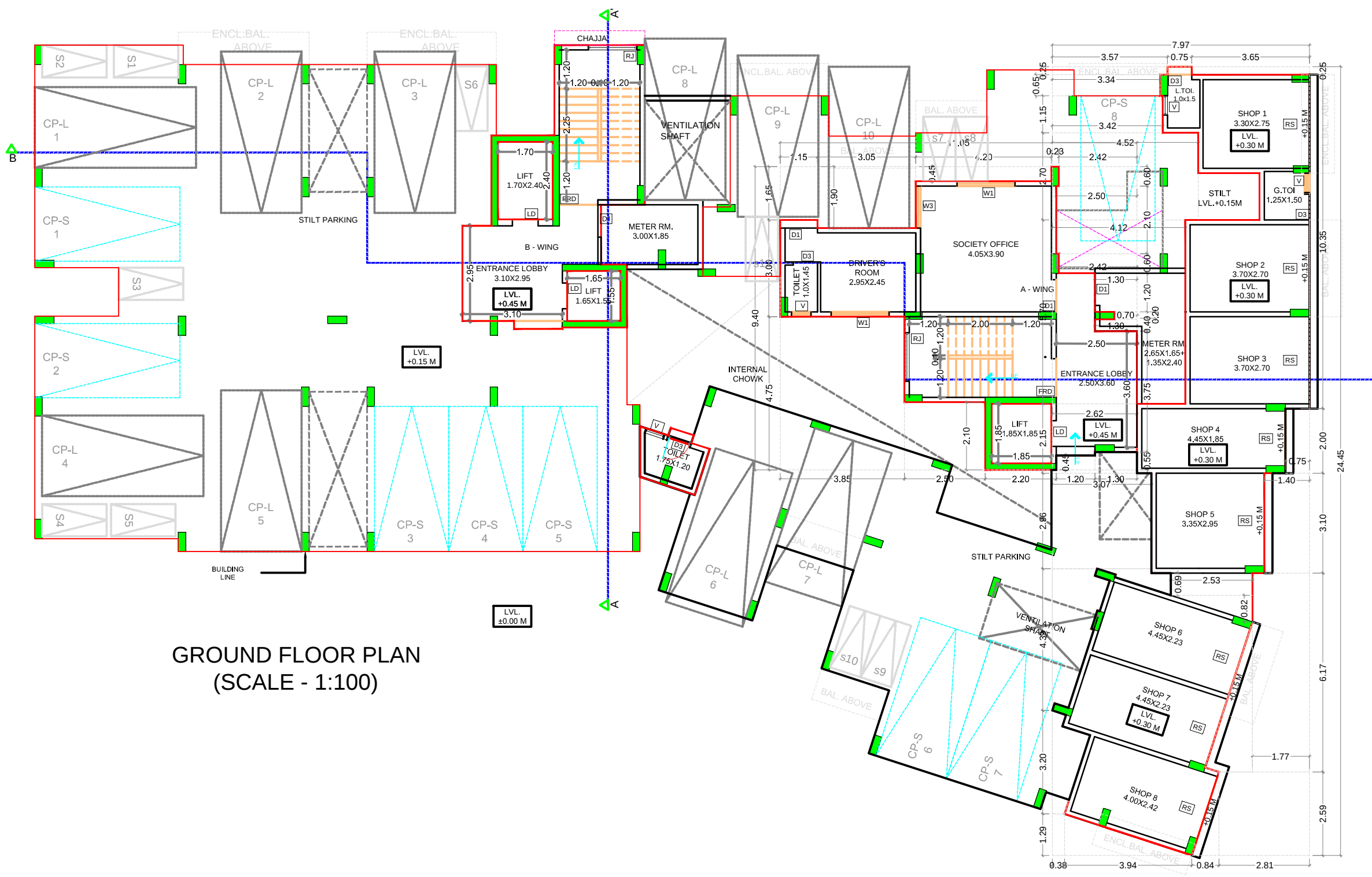
AREA DIAGRAM & CALCULATION OF
RESIDENTIAL GROUND FLOOR PLAN - B WING
(SCALE 1:100)

Block	Number of blocks	Length (meter)	Breadth (meter)	Area in sq.mts
[1]	[2]	[3]	[4]	[5]=[2]x[3]x[4]
A	1	7.97	24.45	194.867
Subtotal : A				194.867

1	1	3.57	0.25	0.893
2	1	3.65	0.25	0.913
3	1	3.34	0.65	2.171
4	1	3.42	1.15	3.933
5	1	4.52	2.70	12.204
6	1	4.12	5.70	23.484
7	1	2.62	2.15	5.633
8	1	3.07	2.96	9.087
9	1	AS PER PLAN		4.949
10	1	AS PER PLAN		0.906
11	1	AS PER PLAN		2.251
12	1	0.38	1.29	0.490
13	0.5	3.94	1.29	2.541
14	0.5	0.84	2.59	1.088
15	1	2.81	2.59	7.278
16	1	AS PER PLAN		3.486
17	1	1.77	6.17	10.921
18	1	1.40	3.10	4.340
19	1	0.75	2.00	1.500
20	1	2.53	0.69	1.746
21	0.5	2.53	0.82	1.037
22	1	1.90	1.45	2.755
Total	10			103.605
Subtotal : B				103.605

Net Built-up area = (Subtotal:A) - (Subtotal : B) 91.261

AREA DIAGRAM & CALCULATION OF
GROUND FLOOR PLAN (COMMERCIAL) - A WING
(SCALE 1:100)



GROUND FLOOR PLAN
(SCALE - 1:100)

TOTAL UNITS	
RESIDENTIAL	A WING - 28, B WING - 20
CONVENIENT SHOPS	08
SPECIFICATIONS	
External wall thk	0.15M
Internal wall thk	0.10M
NOTE : PARAPET WALL - 1.20 MTS HT.	

Schedule of light & ventilation					
Room	Tenement	Carpet	Window	L&V	provided
[1]	[2]	[3]	[4]	[5]=[3]/6	[6]

Living	TYPICAL	11.83	W1	1.97	2.16
Bedroom	TYPICAL	8.39	W4	1.40	1.80
Kitchen	TYPICAL	3.85	W3	0.64	1.44
W.C.	TYPICAL	1.66	V	0.28	0.45
BATH	TYPICAL	2.10	V1	0.35	0.36

Room	TYPICAL	21.60	W7	3.60	5.40
Toilet	TYPICAL	5.95	V2	0.99	1.02

Type	Width	Height	Area	Sill Ht.	Description
[1]	[2]	[3]	[4]	[5]	[6]
D	1.00	2.10	2.10	0.00	T.W. 40MM THK FRAME DOOR
D1	0.90	2.10	1.89	0.00	T.W. 40MM THK FRAME DOOR
D2	0.75	2.10	1.58	0.00	30MM PANTH DOOR
OP	0.90	2.10	1.89	0.00	OPENING
FRD	1.20	2.10	2.52	0.00	FRD RESISTANT DOOR
RS	0.00	2.40	0.00	0.00	ROLLER SHUTTER DOOR
LD	AS PER LIFT CONSULTANT				LIFT DOOR

W1	1.80	1.30	2.34	0.90	AL FRAME SLIDING WINDOW WITH FIXED M.S. GRILL
W2	1.50	1.95	2.93	0.15	AL FRAME SLIDING WINDOW
W3	1.20	1.30	1.56	0.90	AL FRAME SLIDING WINDOW WITH FIXED M.S. GRILL
W4	1.50	1.30	1.95	0.90	AL FRAME SLIDING WINDOW WITH FIXED M.S. GRILL
W5	1.20	1.95	2.34	0.15	AL FRAME SLIDING WINDOW
W6	1.80	1.55	2.79	0.90	AL FRAME SLIDING WINDOW WITH FIXED M.S. GRILL
W7	3.00	1.80	5.40	0.60	AL FRAME SLIDING WINDOW WITH FIXED M.S. GRILL
V	1.50	1.20	1.80	0.90	GLASS OVERVIEW VENTILATOR
V1	0.60	0.75	0.45	1.75	GLASS OVERVIEW VENTILATOR
V2	0.60	1.30	0.78	1.30	GLASS OVERVIEW VENTILATOR
LD	AS PER LIFT CONSULTANT				LIFT DOOR

W1	1.80	1.30	2.34	0.90	AL FRAME SLIDING WINDOW WITH FIXED M.S. GRILL
W2	1.50	1.95	2.93	0.15	AL FRAME SLIDING WINDOW
W3	1.20	1.30	1.56	0.90	AL FRAME SLIDING WINDOW WITH FIXED M.S. GRILL
W4	1.50	1.30	1.95	0.90	AL FRAME SLIDING WINDOW WITH FIXED M.S. GRILL
W5	1.20	1.95	2.34	0.15	AL FRAME SLIDING WINDOW
W6	1.80	1.55	2.79	0.90	AL FRAME SLIDING WINDOW WITH FIXED M.S. GRILL
W7	3.00	1.80	5.40	0.60	AL FRAME SLIDING WINDOW WITH FIXED M.S. GRILL
V	1.50	1.20	1.80	0.90	GLASS OVERVIEW VENTILATOR
V1	0.60	0.75	0.45	1.75	GLASS OVERVIEW VENTILATOR
V2	0.60	1.30	0.78	1.30	GLASS OVERVIEW VENTILATOR
LD	AS PER LIFT CONSULTANT				LIFT DOOR

W1	1.80	1.30	2.34	0.90	AL FRAME SLIDING WINDOW WITH FIXED M.S. GRILL
W2	1.50	1.95	2.93	0.15	AL FRAME SLIDING WINDOW
W3	1.20	1.30	1.56	0.90	AL FRAME SLIDING WINDOW WITH FIXED M.S. GRILL
W4	1.50	1.30	1.95	0.90	AL FRAME SLIDING WINDOW WITH FIXED M.S. GRILL
W5	1.20	1.95	2.34	0.15	AL FRAME SLIDING WINDOW
W6	1.80	1.55	2.79	0.90	AL FRAME SLIDING WINDOW WITH FIXED M.S. GRILL
W7	3.00	1.80	5.40	0.60	AL FRAME SLIDING WINDOW WITH FIXED M.S. GRILL
V	1.50	1.20	1.80	0.90	GLASS OVERVIEW VENTILATOR
V1	0.60	0.75	0.45	1.75	GLASS OVERVIEW VENTILATOR
V2	0.60	1.30	0.78	1.30	GLASS OVERVIEW VENTILATOR
LD	AS PER LIFT CONSULTANT				LIFT DOOR

W1	1.80	1.30	2.34	0.90	AL FRAME SLIDING WINDOW WITH FIXED M.S. GRILL
W2	1.50	1.95	2.93	0.15	AL FRAME SLIDING WINDOW
W3	1.20	1.30	1.56	0.90	AL FRAME SLIDING WINDOW WITH FIXED M.S. GRILL
W4	1.50	1.30	1.95	0.90	AL FRAME SLIDING WINDOW WITH FIXED M.S. GRILL
W5	1.20	1.95	2.34	0.15	AL FRAME SLIDING WINDOW
W6	1.80	1.55	2.79	0.90	AL FRAME SLIDING WINDOW WITH FIXED M.S. GRILL
W7	3.00	1.80	5.40	0.60	AL FRAME SLIDING WINDOW WITH FIXED M.S. GRILL
V	1.50	1.20	1.80	0.90	GLASS OVERVIEW VENTILATOR
V1	0.60	0.75	0.45	1.75	GLASS OVERVIEW VENTILATOR
V2	0.60	1.30	0.78	1.30	GLASS OVERVIEW VENTILATOR
LD	AS PER LIFT CONSULTANT				LIFT DOOR

Mr. RAJESH N BANSAL		
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Approved subject to conditions mentioned in Commencement Certificate issued by this office bearing certificate no. CIDCO/NAIN/ Parvel/ Kolwadi/BP-00737/CC/2025/1477 dated 16 Dec 2025

TOTAL UNITS	
RESIDENTIAL	A WING - 28, B WING - 20
CONVENIENT SHOPS	08
SPECIFICATIONS	
External wall thk	0.15M
Internal wall thk	0.10M
NOTE : PARAPET WALL - 1.20 MTS HT.	

Schedule of light & ventilation					
Room	Tenement number	Carpet area	Window type	L&V required	L&V provided
[1]	[2]	[3]	[4]	[5]=[3] / 6	[6]
A WING					
Living	TYPICAL 107 TO 407	11.83	W1	1.97	2.16
Bedroom		8.39	W4	1.40	1.80
Kitchen		3.85	W3	0.64	1.44
W.C.		1.66	V	0.28	0.45
BATH		2.10	V1	0.35	0.36
B WING					
Room	TYPICAL	21.60	W7	3.60	5.40
Toilet	102 TO 302	5.95	V2	0.99	1.02

SCHEDULE OF DOOR & WINDOW					
Type	Width (metres)	Height (metres)	Area (sq.m)	Sill lv. (metres)	Description
[1]	[2]	[3]	[4]=[2]x[3]	[5]	[6]
D	1.00	2.10	2.10	0.00	T.W. 40MM THK FRAME DOOR
D1	0.90	2.10	1.89	0.00	T.W. 40MM THK FRAME DOOR
D2	0.75	2.10	1.58	0.00	35MM SINTEX DOOR
OP	0.90	2.10	1.89	0.00	OPENING
FRD	1.20	2.10	2.52	0.00	FIRE RESISTANT DOOR
RS	0.00	4.50	0.00	0.00	ROLLER SHUTTER DOOR
LD	AS PER LIFT CONSULTANT				

W1	1.80	1.20	2.16	0.90	AL FRAME SLIDING WINDOW WITH FIXED M.S. GRILL
W2	1.50	1.95	2.93	0.15	AL FRAME SLIDING WINDOW
W3	1.20	1.20	1.44	0.90	AL FRAME SLIDING WINDOW WITH FIXED M.S. GRILL
W4	1.50	1.20	1.80	0.90	AL FRAME SLIDING WINDOW WITH FIXED M.S. GRILL
W5	1.20	1.95	2.34	0.15	AL FRAME SLIDING WINDOW
W6	1.80	1.95	3.51	0.90	AL FRAME SLIDING WINDOW WITH FIXED M.S. GRILL
W7	3.00	1.80	5.40	0.60	AL FRAME SLIDING WINDOW WITH FIXED M.S. GRILL
B1	1.50	1.20	1.80	0.90	REC BALU
V	0.60	0.75	0.45	1.75	GLASS LOUVERED VENTILATOR
V1	0.30	1.20	0.36	1.30	GLASS LOUVERED VENTILATOR
V2	0.60	1.20	0.72	1.30	GLASS LOUVERED VENTILATOR
M1	ARTIFICIAL LIGHTING & VENTILATION				

SHEET CONTENTS :

GROUND, TYPICAL 1st & 2nd & TERRACE FLOOR PLAN, AREA DIAGRAM FOR GROUND & TYPICAL 1st & 2nd FLOOR PLAN & AREA CALCULATIONS, SECTION AA, SECTION BB, FRONT ELEVATION, BUILT-UP AREA STATEMENT, LIGHT & VENTILATION STATEMENT, SCHEDULE OF DOOR & WINDOW, FOR BUILDING -1.

OWNER & ARCHITECT'S NAME & SIGNATURE

for RIO HOMES

Mr. RAJESH N BANSAL

Mr. AAKASH BANSAL

SIGNATURE OF OWNERS

MEENAKSHI & ASSOCIATES

CA/1998/22946

SIGNATURE OF ARCHITECT

(Ar.Meenakshi Shrivastav)

DESCRIPTION OF THE PROPERTY

PROPOSED RESIDENTIAL BUILDING ON SURVEY NO 50/1B, AT VILLAGE - KOLWADI, TAL. PANVEL, DIST. RAIGAD.

SUBJECT:

DEVELOPMENT PERMISSION

Name & Registration of Architect:

Ar. Meenakshi Shrivastav

CA/98/22946

Associates

Shop no. 1, Sadguru Universal,
Plot # 19, Sector-17,
New Panvel(w), 410206
phone: +91-9820082293
email: meenakshi2001@hotmail.com

Architects:
Meenakshi

Meenakshi

JOB NO.

P379/2025

DATE

17/11/2025

SCALE

1:100

DEALT

PRIYA

DRG. NO.

04/05

3rd FLOOR PLAN
(SCALE - 1:100)4th FLOOR PLAN
(SCALE - 1:100)2ND FLOOR PLAN
(SCALE - 1:100)AREA DIAGRAM OF 2ND TO 6TH FLOOR PLAN - A
WING
(SCALE 1:100)

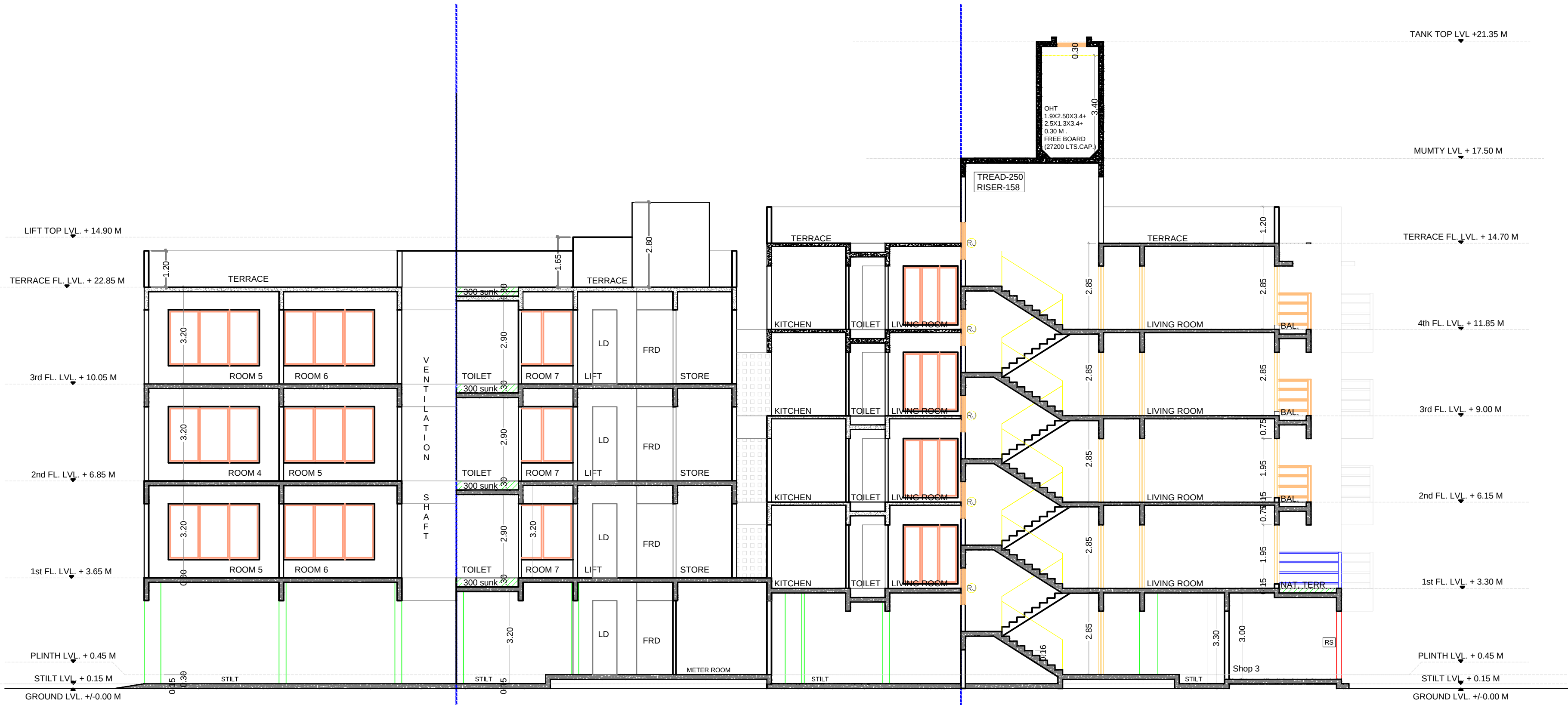
PLINE AREA CACULATION FOR 2ND TO 4TH FLOOR (A WING)				
Block	Number of	Length	Breadth	Area in
Description	blocks	(meter)	(meter)	sq.mts
[1]	[2]	[3]	[4]	[5]=[2]x[3]x[4]
A	1	21.17	25.15	532.426
			Subtotal : A	532.426

DEDUCTIONS:

1	1	2.22	4.45	9.879
2	1	2.70	2.25	6.075
3	1	2.20	1.15	2.530
4	1	2.55	0.20	0.510
5	1	1.80	0.65	1.170
6	1	3.60	0.35	1.260
7	1	0.25	3.05	0.763
8	1	1.00	1.45	1.450
9	1	2.05	2.70	5.535
10	1	1.75	2.15	3.763
11	1	2.40	3.10	7.440
12	1	5.30	0.69	3.657
13	0.5	3.66	1.08	1.976
14	1	1.82	8.67	15.779
15	1	1.75	1.00	1.750
16	1	3.35	0.55	1.843
17	0.5	7.92	2.33	9.227
18	0.5	0.58	0.17	0.049
19	1	1.85	1.10	2.035
20	1	5.60	0.55	3.080
21	1	2.20	1.60	3.520
22	0.5	17.16	5.04	43.243
23	1	2.50	2.45	6.125
24	1	4.46	3.35	14.941
25	0.5	3.52	1.04	1.830
26	0.5	3.31	0.97	1.605
27	0.5	1.58	0.48	0.379
28	0.5	2.03	0.71	0.721
29	0.5	2.03	1.37	1.391
30	0.5	2.16	0.63	0.680
31	1	2.05	1.81	3.711
32	0.5	2.21	1.11	1.227
33	0.5	2.21	0.91	1.006
34	1	1.02	0.48	0.490
35	0.5	1.48	0.48	0.355
36	1	2.50	1.47	3.675
37	0.5	6.04	1.96	5.922
38	1	7.62	2.16	16.459
39	1	3.77	1.25	4.713
40	1	1.22	2.15	2.623
41	1	2.20	1.80	3.960
42	1	1.10	3.00	3.300
43	1	1.85	1.85	3.423
44	1	2.00	2.70	5.400
45	1	3.30	1.80	5.940
Total	38			216.408
Subtotal : B				216.408
Net Built-up area = (Subtotal:A) - (Subtotal : B)				316.018

NOTE : ALL DIMENSIONS ARE IN MTS.

Approved subject to conditions mentioned in Commencement Certificate issued by this office bearing certificate no. CIDCO/NAINA/ Panvel/ Kolwadi/BP-00737/CC/2025/1477 dated 16 Dec 2025



SECTION - BB'
(SCALE 1:100)

SCHEDULE OF DOOR & WINDOW					
Type	Width (meter)	Height (meter)	Area (sq.mtr)	Sill Lvl. (meter)	Description
[1]	[2]	[3]	[4]=[2]x[3]	[5]	[6]
D	1.00	2.10	2.10	0.00	T.W. 40MM THK FRAME DOOR
D1	0.90	2.10	1.89	0.00	T.W. 40MM THK FRAME DOOR
D2	0.75	2.10	1.58	0.00	35MM SINTEX DOOR
OP	0.90	2.10	1.89	0.00	OPENING
FRD	1.20	2.10	2.52	0.00	FIRE RESISTANT DOOR
RS	0.00	2.40	0.00	0.00	ROLLER SHUTTER DOOR
LD	AS PER LIFT CONSULTANT				

W1	1.80	1.20	2.16	0.90	AL FRAME SLIDING WINDOW WITH FIXED M.S. GRILL
W2	1.50	1.95	2.93	0.15	AL FRAME SLIDING WINDOW
W3	1.20	1.20	1.44	0.90	AL FRAME SLIDING WINDOW WITH FIXED M.S. GRILL
W4	1.50	1.20	1.80	0.90	AL FRAME SLIDING WINDOW WITH FIXED M.S. GRILL
W5	1.20	1.95	2.34	0.15	AL FRAME SLIDING WINDOW
W6	1.80	1.95	3.51	0.90	AL FRAME SLIDING WINDOW WITH FIXED M.S. GRILL
W7	3.00	1.80	5.40	0.60	AL FRAME SLIDING WINDOW WITH FIXED M.S. GRILL
R1	1.50	1.20	1.80	0.90	RCC JALI
V	0.60	0.75	0.45	1.75	GLASS LOUVERED VENTILATOR
V1	0.30	1.20	0.36	1.30	GLASS LOUVERED VENTILATOR
V2	0.60	1.70	1.02	1.30	GLASS LOUVERED VENTILATOR
M1	ARTIFICIAL LIGHTING & VENTILATION				

SHEET CONTENTS :

GROUND, TYPICAL 1st & 2nd & TERRACE FLOOR PLAN, AREA DIAGRAM FOR GROUND & TYPICAL 1st & 2nd FLOOR PLAN & AREA CALCULATIONS, SECTION AA', SECTION BB', FRONT ELEVATION BUILT-UP AREA STATEMENT, LIGHT & VENTILATION STATEMENT, SCHEDULE OF DOOR & WINDOW, FOR BUILDING -1.

OWNER & ARCHITECT'S NAME & SIGNATURE

for RIO HOMES

Mr. RAJESH N BANSAL

Mr. AAKASH BANSAL

SIGNATURE OF OWNERS

MEENAKSHI & ASSOCIATES

CA/1998/22946

SIGNATURE OF ARCHITECT

(Ar.Meenakshi Shrivastav)

DESCRIPTION OF THE PROPERTY

PROPOSED RESIDENTIAL BUILDING ON SURVEY NO 50/1B, AT VILLAGE - KOLWADI, TAL. PANVEL, DIST. RAIGAD.

SUBJECT :

DEVELOPMENT PERMISSION

Name & Registration of Architect:

Ar. Meenakshi Shrivastav
CA/98/22946

Architects :
Meenakshi &

Associates

Shop no. 1, Sadguru Universal,
Plot # 19, Sector-17,
New Panvel(w), 410206
phone: +91-9820082293
email: meenakshi2001@hotmail.com

JOB NO.

P379/2025

DATE

17/11/2025

SCALE

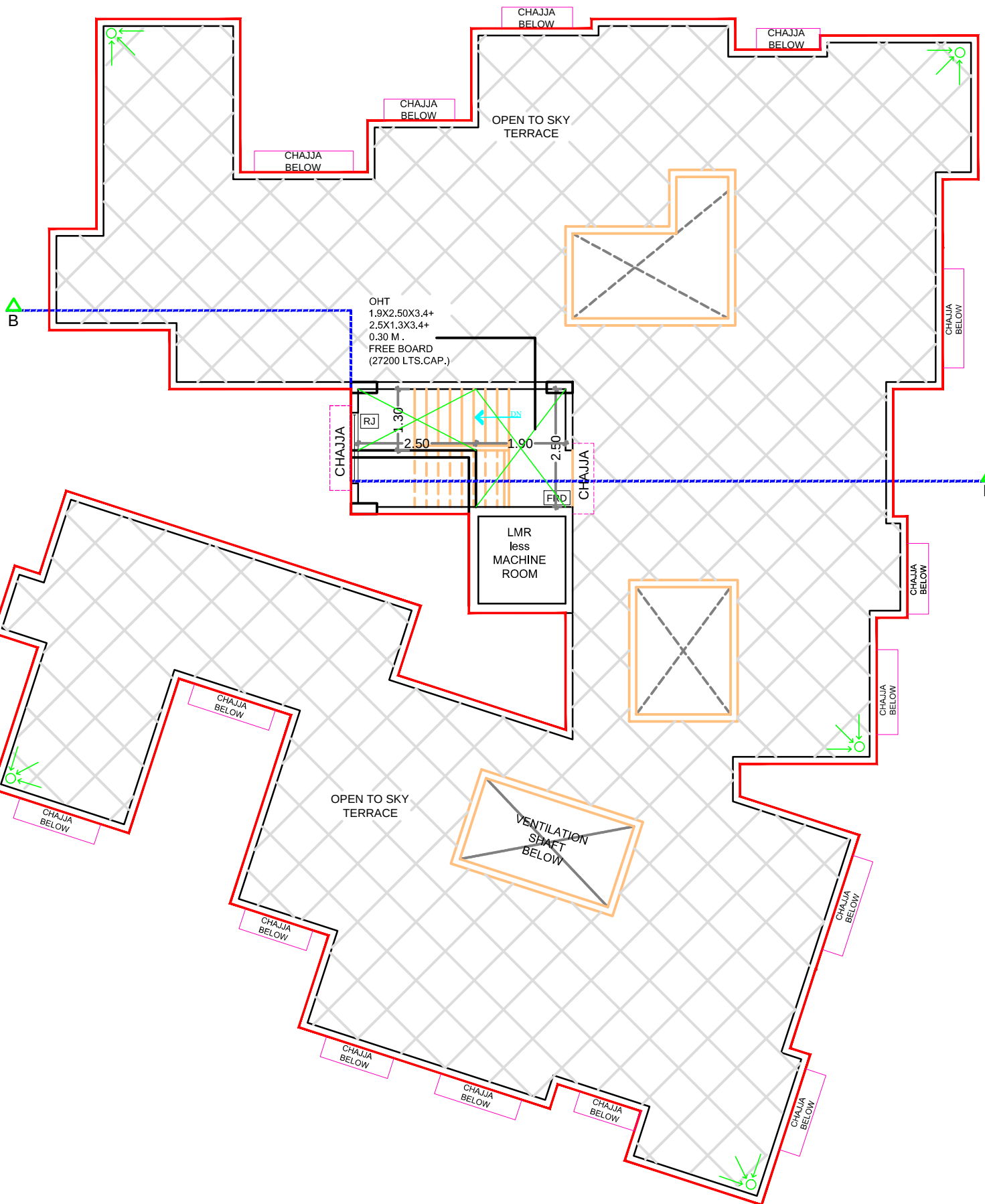
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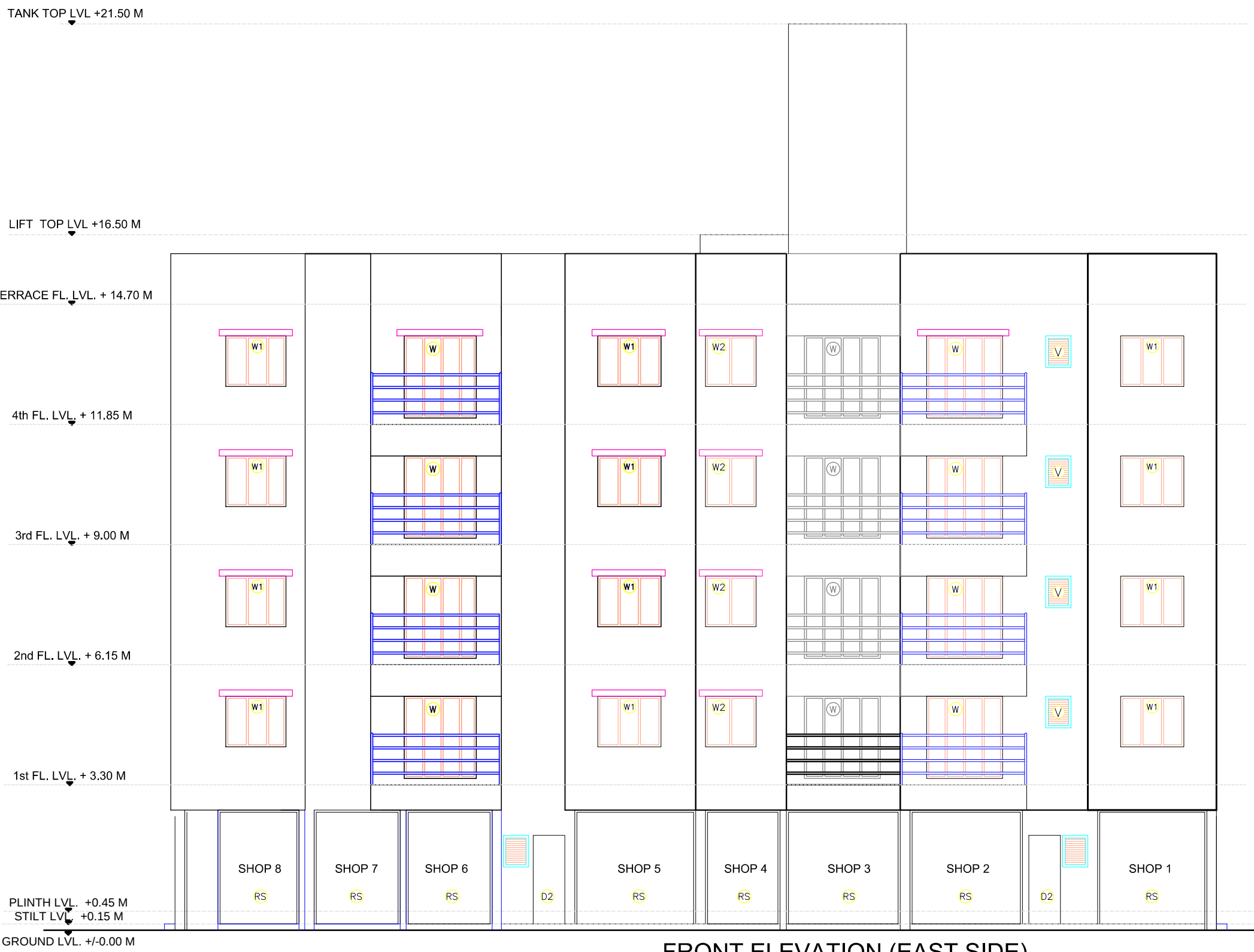
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DRG. NO.

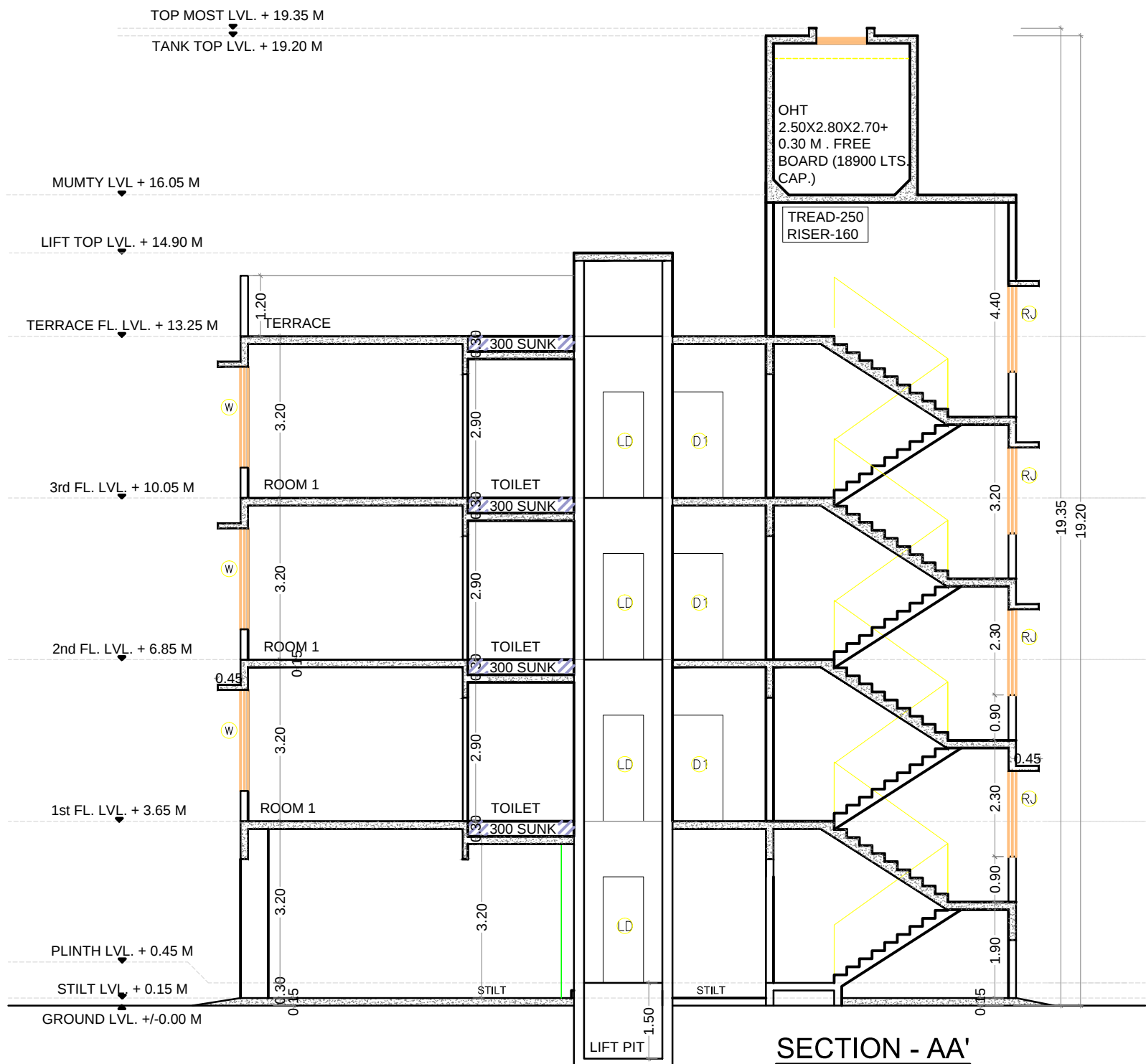
05/05



TERRACE FLOOR PLAN - A WING
(SCALE 1:100)



FRONT ELEVATION (EAST SIDE)
(SCALE 1:100)



SECTION - AA'
(SCALE 1:100)