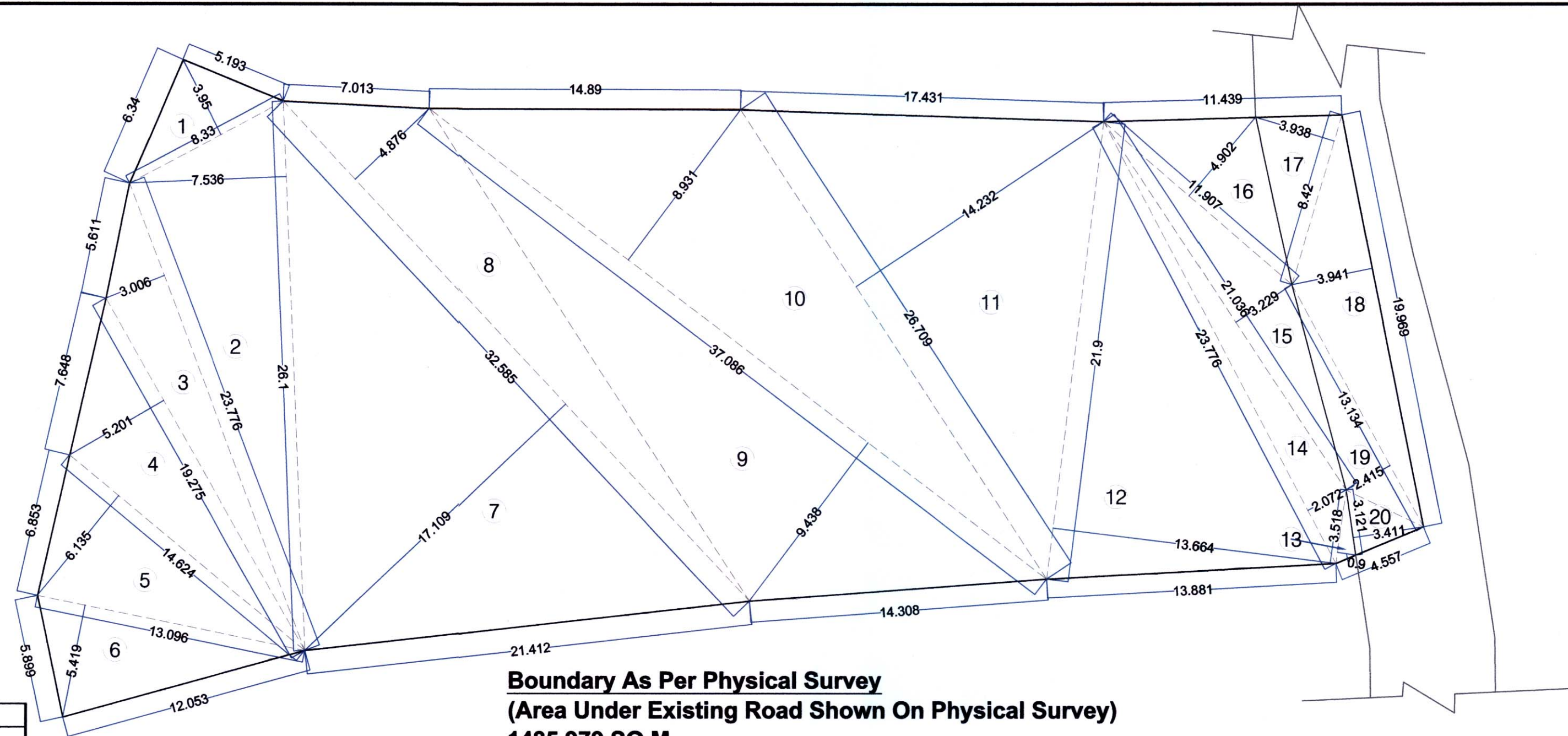
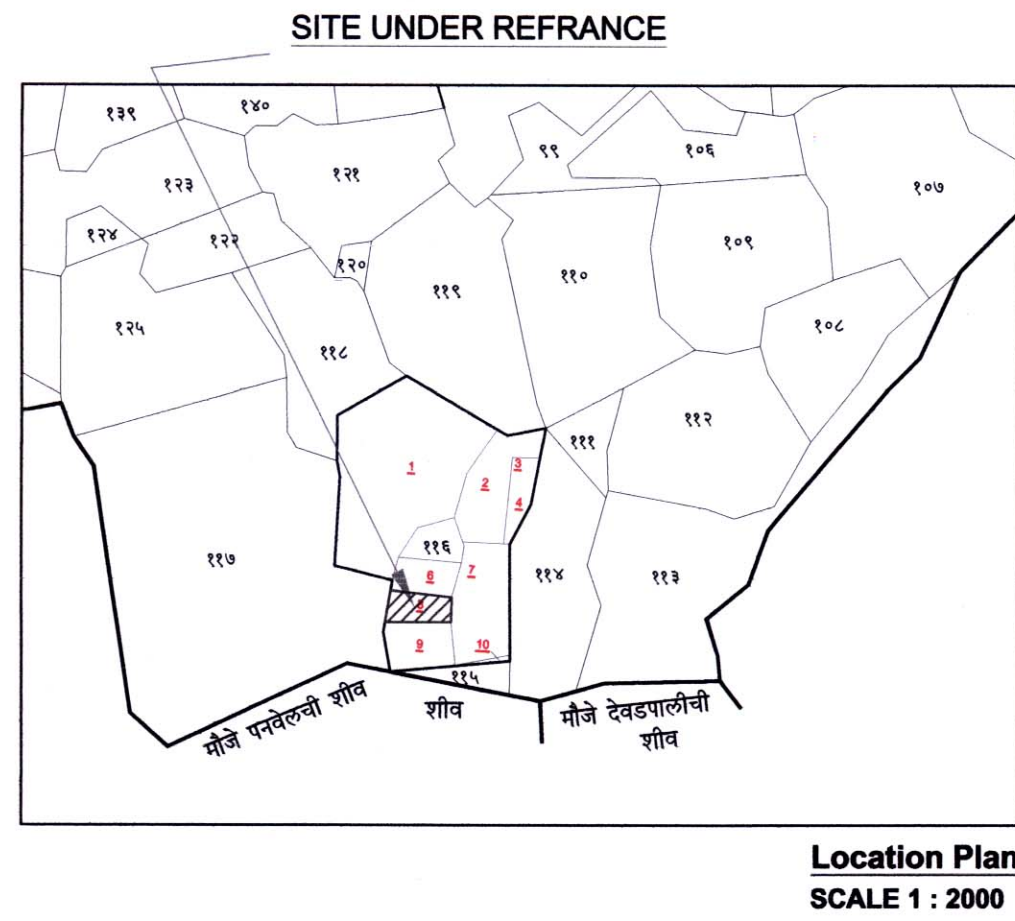
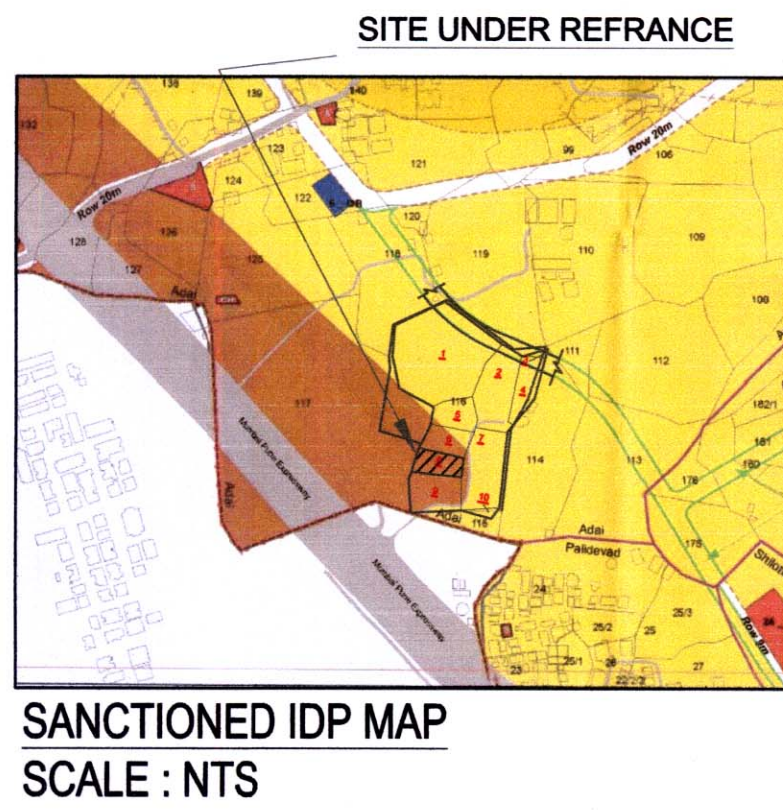


STAMP OF APPROVAL

This is OC as built drawing is approved subject to the conditions mentioned in Occupancy Certificate bearing no. CIDCO/NAINA/Panvel/Adai/BP-00384/OC/Full/2 022/0306 Dated 2 January 2023

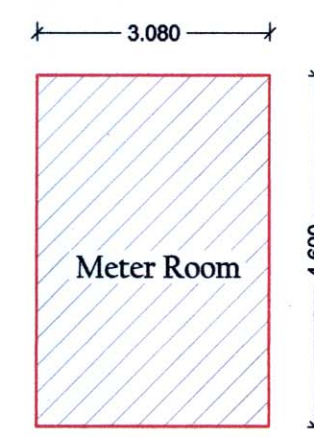


* TOTAL AREA STATEMENT											
SR. NO.	BUILDINGS	PROPOSED AREA	PERMISSIBLE BALCONY AREA (15% OF 3)	PROPOSED BALCONY				PERMISSIBLE TERRACE AREA (20% OF 3)	PROPOSED TERRACE AREA	EXCESS TERRACE (11 - 10)	
				ENCLOSED OPEN	CLOSE	OPEN	TOTAL (5 + 6 + 7)				EXCESS (8 - 4)
1	GROUND	21.430	3.214	0.00	0.00	0.00	20.80	0.00	4.286	0.000	0.00
2	FIRST	144.092	21.614	10.40	10.40	0.00	20.80	0.00	28.818	18.593	0.00
3	SECOND	144.092	21.614	10.40	10.40	0.00	20.80	0.00	28.818	16.530	0.00
4	THIRD	144.092	21.614	10.40	10.40	0.00	20.80	0.00	28.818	18.593	0.00
5	FORTH	83.378	12.507	5.20	5.20	0.00	10.40	0.00	16.676	8.265	0.00
6	TOTAL	537.084	80.563	72.800	0.000	0.000	72.800	0.000	107.416	61.981	0.00
7	TOTAL EXCESS BALC.	0.000									
8	TOTAL EXCESS TERRACE	0.000									
TOTAL BUILTUP AREA		537.084									

PHYSICAL SURVEY AREA STATEMENT			
A. AREA UNDER PLOT			
1	0.500	8.330	16.452
2	0.500	26.100	98.345
3	0.500	23.776	35.735
4	0.500	19.275	50.125
5	0.500	14.624	44.859
6	0.500	13.096	35.484
7	0.500	32.585	278.748
8	0.500	32.585	79.442
9	0.500	37.086	175.027
10	0.500	37.086	165.607
11	0.500	26.709	190.061
12	0.500	21.900	149.621
13	0.500	3.518	1.583
14	0.500	23.776	24.632
15	0.500	21.036	33.963
16	0.500	11.907	29.184
AREA UNDER PLOT (A) =			1408.868
B. AREA UNDER EXISTING ROAD			
17	0.500	8.420	16.579
18	0.500	19.969	39.349
19	0.500	13.134	15.859
20	0.500	3.121	5.323
TOTAL AREA UNDER EXISTING ROAD (B) =			77.110
TOTAL AREA OF PLOT (A)+(B) =			1485.978

PROFORMA - I		AREA SQ.M.
<b>AREA STATEMENT</b>		
a) AREA FO THE PLOT ( as per 7/12 )		1200.000
b) AREA OF THE PLOT ( as per triangulation plan of TILR at true scale )		1328.585
c) AREA FO THE PLOT ( as per physical survey )		1485.979
<b>1 AREA OF PLOT, CONSIDERED (least of (a), (b) &amp; (c))</b>		
[ A ] AREA STATEMENT FOR PLOT OUTSIDE 200M GAOTHAN BOUNDARY		1200.000
<b>1 AREA OF THE PLOT</b>		
<b>DEDUCTION FOR</b>		
2 A) Existing Road acquisition Area		77.110
B) Proposed Road		NIL
C) Any Reservation (IDP)		NIL
TOTAL = (A + B + C)		77.110
3 GROSS AREA OF THE PLOT ( 1 - 2A )		1122.890
4 DEDUCTION FOR AMENITY SPACE, IF ANY		---
5 R/G / OPEN SPACES REQUIRED		---
6 NET AREA OF PLOT = ( 3 - 4 )		1122.890
7 PERMISSIBLE FSI		0.50
8 PERMISSIBLE BUILT UP AREA ( 6 x 7 )		561.445
9 R/G / OPEN SPACES PROVIDED		---
10 PROPOSED BUILT UP AREA		537.084
11 BALANCE BUILT UP AREA ( 8 - 10 )		24.361
12 FSI CONSUMED ( 10 / 6 )		0.478
13 FSI BALANCE ( 7 - 12 )		0.022
14 NO. OF UNITS PROPOSED		14
a) RESIDENTIAL		14
b) COMMERCIAL		0
15 NO OF TREES PROPOSED TO BE PLANTED		14
16 TOTAL AREA STATEMENT		*
17 TDR		NA
a) PERMISSIBLE		---
b) PROPOSED TO BE UTILISED		---
18 PARKING STATEMENT		**
a) PARKING REQUIRED		---
b) PARKING PROVIDED		---

TILR AREA STATEMENT			
A. AREA UNDER PLOT			
1	0.500	30.072	231.389
2	0.500	32.411	99.097
3	0.500	59.811	656.306
4	0.500	42.129	149.432
5	0.500	40.954	192.361
TOTAL ( A )			1328.585

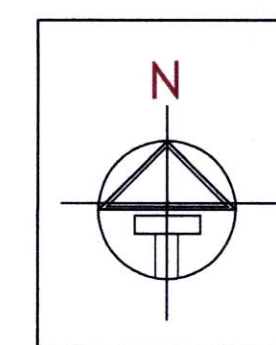


METER ROOM AREA CALCULATION (SCALE 1:100)

METER ROOM AREA CALCULATION						
SR. NO.	NUMBER	DEDUCTION	1/2	BASE (M)	HEIGHT (M)	AREA (IN SQ.M.)
(1)	(2)	(3)	(4)	(5)	(6)	(7)=3X4X5X6
1	A	1	1	3.080	4.600	14.168
SUB TOTAL ( A ) =						14.168

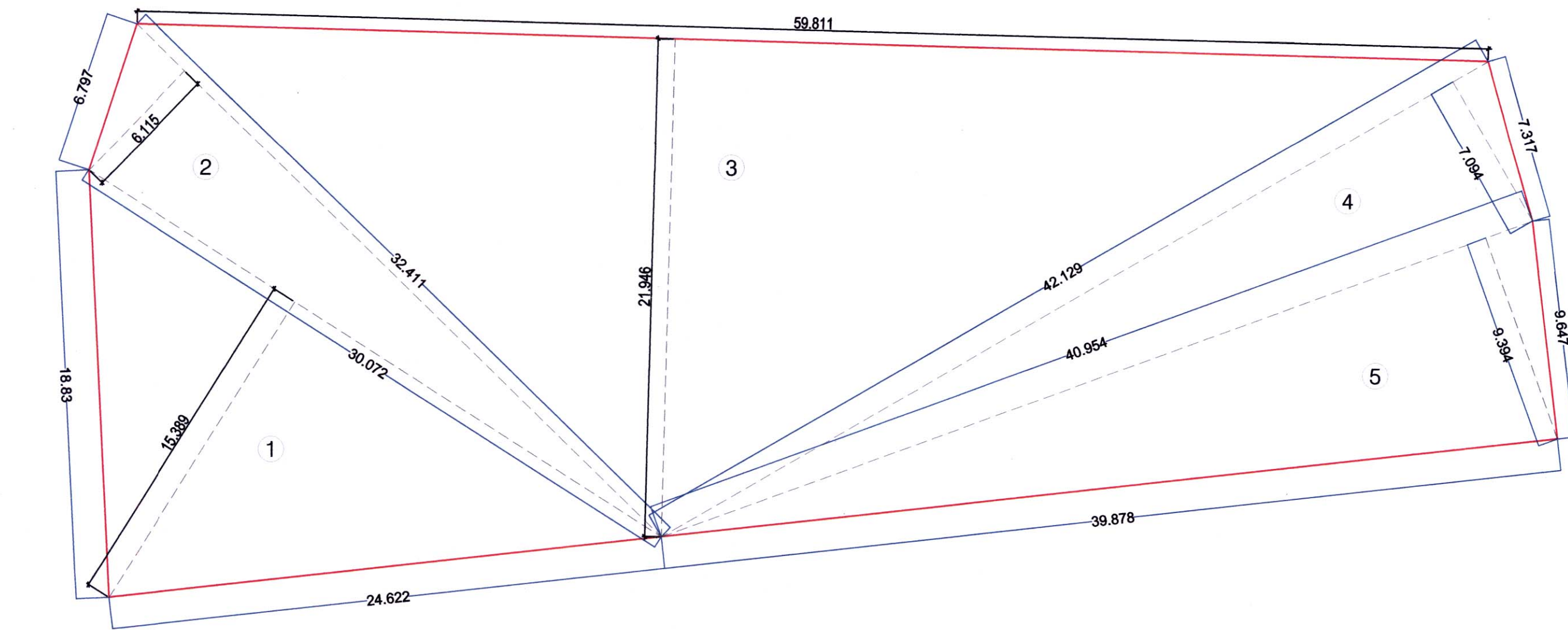
LIFT MACHINE ROOM AREA CALCULATION (SCALE 1:100)

METER ROOM AREA CALCULATION						
SR. NO.	NUMBER	DEDUCTION	1/2	BASE (M)	HEIGHT (M)	AREA (IN SQ.M.)
(1)	(2)	(3)	(4)	(5)	(6)	(7)=3X4X5X6
1	A	1	1	3.100	2.750	8.525
SUB TOTAL ( A ) =						8.525

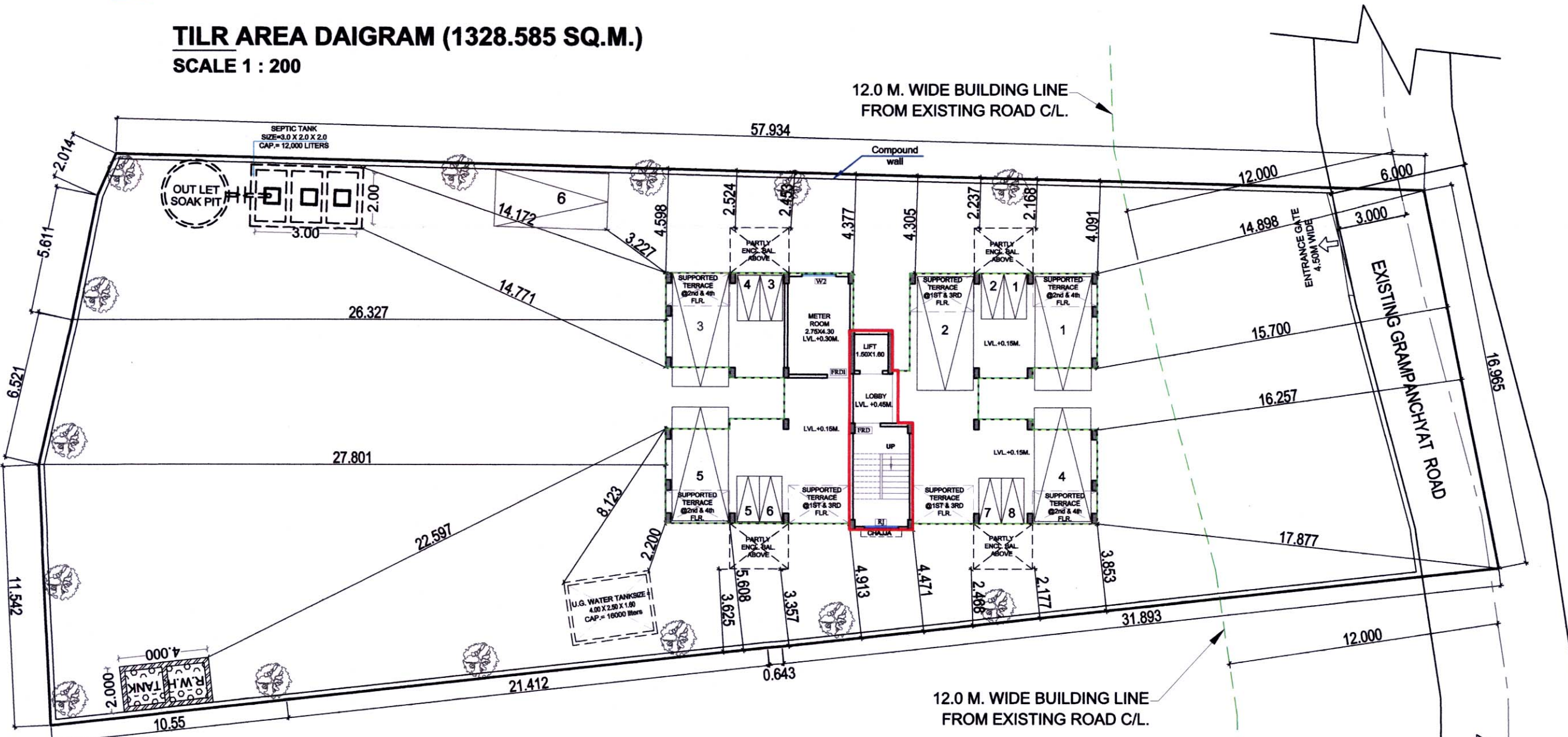


**Parking Area Statement						
Sr. No.	Occupancy	One Parking for Every	Number of units	Standard		
				Car	Car	Scooter
(1)	(2)	(3)	(4)	(5)=(3)x(4)	(6)	(7)
1	4 tenements having carpet area upto 35 sq.m. each.	0.25	14	3.5	4	
Subtotal Parking required					4	
Visitor Parking 10% of above (16 X 10%)					1	
Total Parking Required					5	7
Total Parking Provided					6	8

Note : No. of Scooter Parking = ( No. of Car ) X (12.5 i.e. area of parking ) X (10%) / (2 i.e. Area of Scooter Parking )



TILR AREA DAIGRAM (1328.585 SQ.M.) SCALE 1 : 200



LAYOUT PLAN SCALE 1 : 200

CONTENT OF SHEET

LOCATION PLAN, LAYOUT PLAN, PLOT AREA, PLOT AREA CALCULATION BUILTUP AREA STATEMENT, PROFORMA-I, PARKING AREA STATEMENT, TOTAL AREA STATEMENT INCLUDING BUA BALCONY TERRACE

Certificate Of Area Certified That The Plot Under Reference Was surveyed By Me On 18-5-2019 and The Dimensions of sides etc. Of Plot Stated On Plan are As Measured On Site and The Area So Work Out Tallies With The Area Stated in Document of Ownership/T.P. Scheme Records/Land Records Department/City Survey Record.

Ar. Parag Mehetar PMA ARCHITECTS (Signature of Architect) CA2013/58335

Form of Certificate (Ar. Parag Mehetar) Have Been Employed By The Applicant As His Architect. I have Examined The Boundaries & The Area Of The Plot & Do Hereby Certify That I have Personally Verified & Checked All The Statement Made By The Applicant Who Is The Owner / Lessee in Possession Of The Plot As In The Above Form & Found Them To Be Correct. Dated 14.08.2019

Ar. Parag Mehetar PMA ARCHITECTS (Signature of Architect) CA2013/58335

NAME OF OWNER MR.BINOJU METHEW.

Ar. Parag Mehetar PMA ARCHITECTS (Signature of Architect) AR.PARAG MEHETAR Reg No.CA/13/58335

DESCRIPTION OF PROP. & PROPERTY RESIDENTIAL BUILDING ON SURVEY.NO. 116/8, AT. VILLAGE - ADAI, TAL. - PANVEL, DIST. - RAIGAD.

NAME & SIGNATURE OF ARCHITECT



Office No.2, 1st floor, A wing, Yashokiran Hag Society, Sawarbar chowk, Panvel - 410206. Email id-para.architects@rediffmail.com Mob. No. +919819595299

(AR.PARAG MEHETAR) Reg.No.CA/2013/58335

DATE	DRAWN BY	CHECKED BY	SCALE	NORTH
14.12.2022	SUDHIR KARANDE	PARAG MEHETAR	AS SPECIFIED	

STAMP OF APPROVAL

This is OC as built drawing is approved subject to the conditions mentioned in Occupancy Certificate bearing no. CIDCO/NAINA/Panvel/Adai/BP-00384/OC/Full/2 022/0306 Dated 2 January 2023

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 lines	-----	-----
5	BUA line	-----	-----
6	Marginal Open Spaces	No colour	
7	T.I.L.R. BOUNDARY	-----	-----
8	Proposed Work	-----	-----

CONTENT OF SHEET

RAIN WATER HARVESTING DETAILS, SERVICES LAYOUT PLAN, SEPTIC TANK REQUIREMENT & CALCULATION, WATER STORAGE CAP. CALCULATION WATER SUPPLY & SANITATION DETAILS.COMPOUND WALL DETAILS

NAME OF OWNER

MR.BINOJ METHEW.

(Signature of POA HOLDER)

DESCRIPTION OF PROP. & PROPERTY

RESIDENTIAL BUILDING FOR SURVEY.NO. 116/8, AT. VILLAGE - AADAI, TAL- PANVEL, DIST. - RAIGAD.

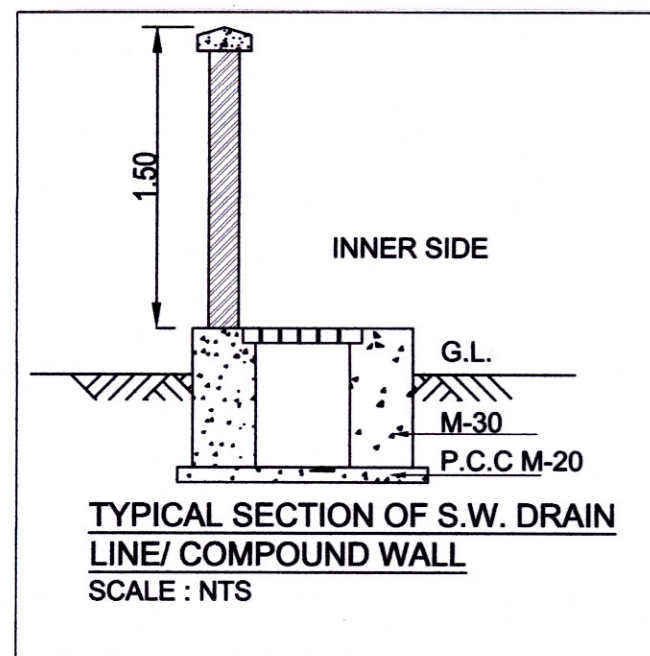
NAME & SIGNATURE OF ARCHITECT



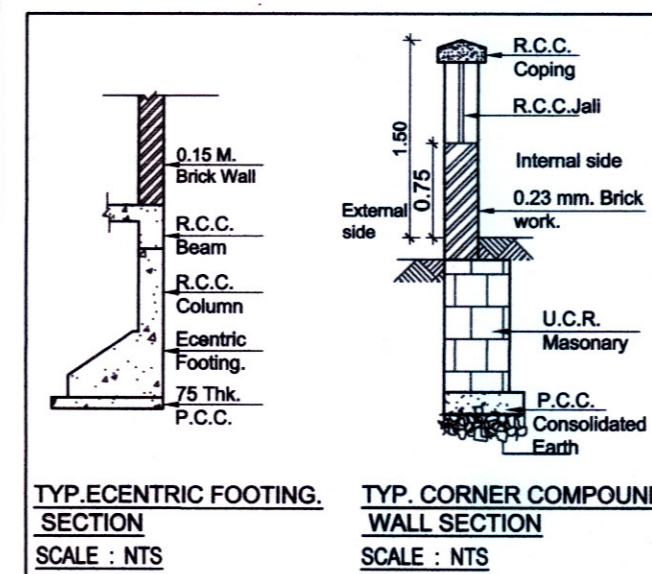
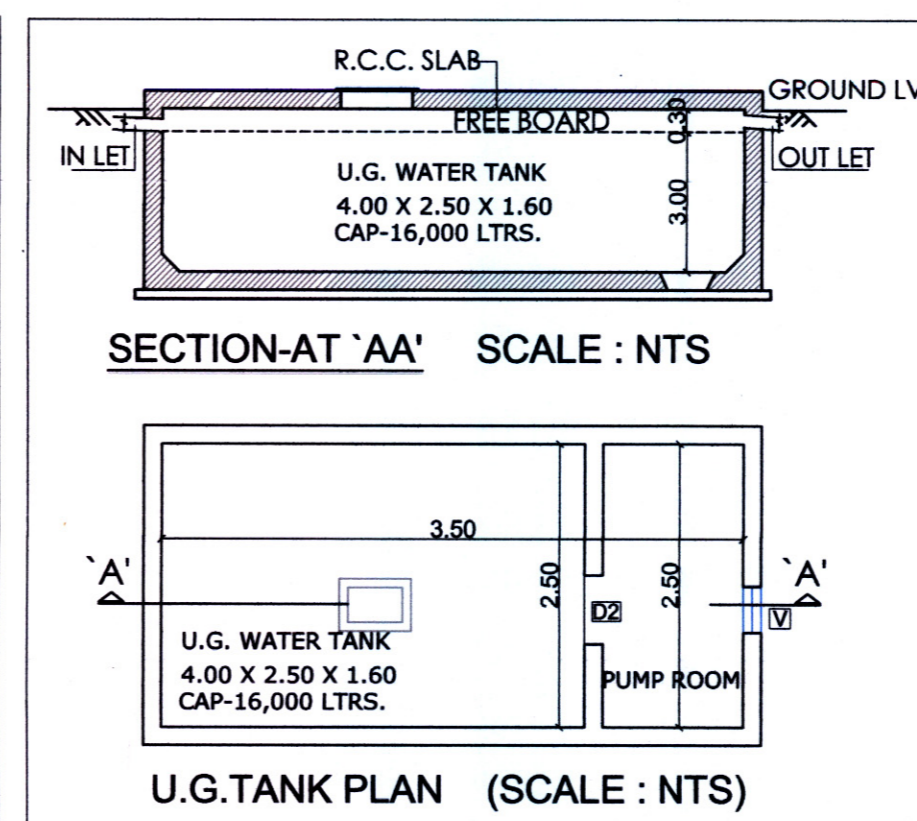
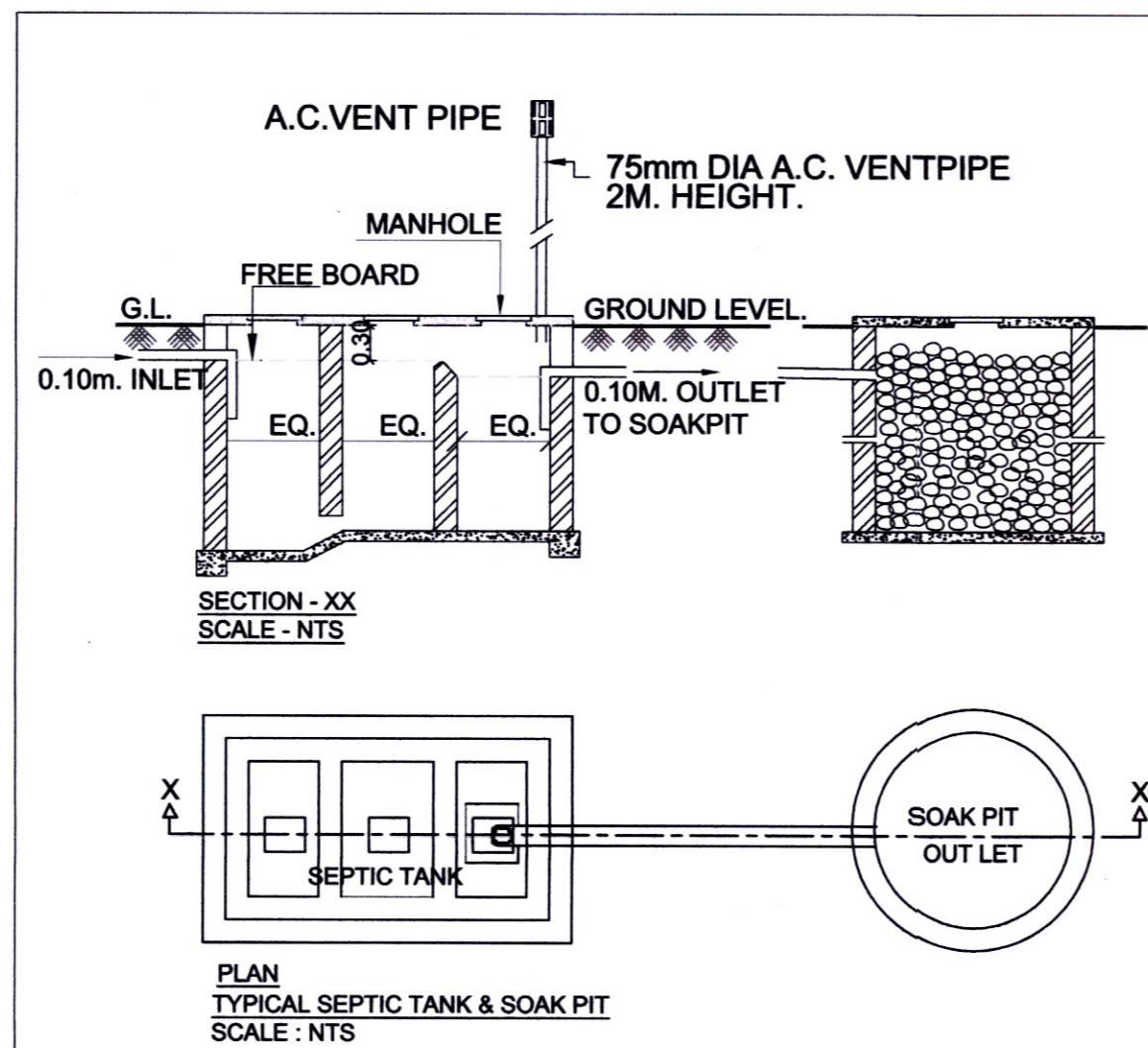
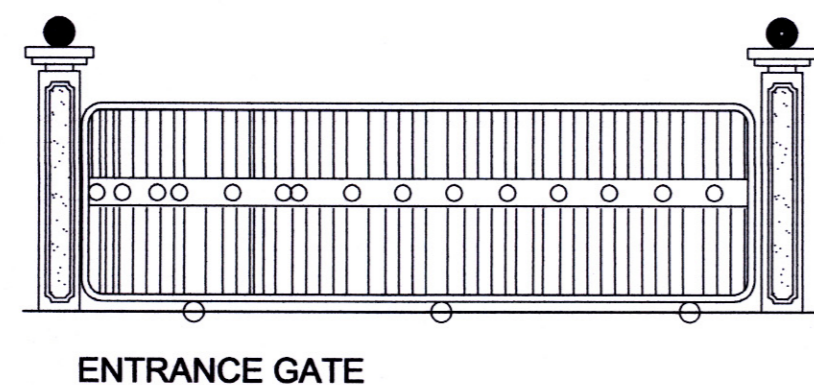
**PMA ARCHITECTS**  
Office No.2, 1st floor, A wing, Yashokiran Hsg Society, Sawarkar chowk, Panvel - 410206. Email id-pma.architects12@gmail.com Mob. No. +919819595299

(AR.PARAG MEHETAR)  
Reg.No.CA/2013/58335

DATE	DRAWN BY	CHECKED BY	SCALE	NORTH
15/12/2022	SUDHIR KARANDE	PARAG MEHETAR	AS SPECIFIED	



WATER CAPACITY CALCULATION			
TOTAL FLATS	REQUIRED DOMESTIC 189 LITERS	ADDITIONAL TOILETS	TOTAL LITERS (RES.)
14	14 X 5 X 189	-	13230
TOTAL			13230
PROPOSED U.G.WATER TANK			
U.G. TANK	4.00x2.50x1.60		16000
PROPOSED O.H.WATER TANK			
	2.50 X 4.40 X 1.50		16500
TOTAL O.H. WATER TANK CAPACITY			16500



SL. No.	DESCRIPTION	POPULATION PER UNIT	TOTAL POPULATION (APPROX)	COLD WATER REQUIREMENT				GROSS WATER REQUIREMENT (A+B)	% FLOW TO SEWER		TOTAL FLOW TO SEPTIC TANK	TOTAL PROVIDED SEPTIC TANK CAPACITY
				FLUSHING		DOMESTIC			FLUSHING 100%	DOMESTIC 85%		
				(A)	(B)	(A)	(B)					
				LPCD	LPD	LPCD	LPD		LPD	LPD		
1	FLATS (14)	5	70	45	3150	90	6300	9450	3150	5355	8505	12000.00

PROPOSED SEPTIC TANK SIZE= 3.00 X 2.00 X 2.00 (excluding freeboard)

