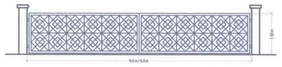
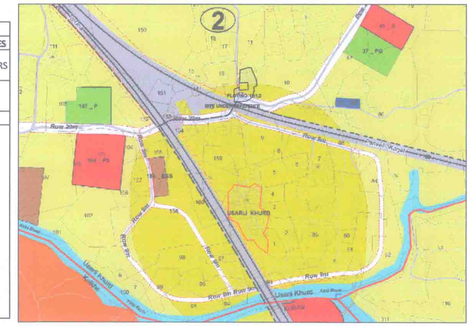


ENTRANCE GATE DETAIL
SCALE - NTS

SECTION THROUGH COMPUND WALL
SCALE - NTS

LEGEND	Site Plan (White Print)	Building Plan (White Print)
Plot Line		
Existing Street		
Future Street		
Permissible Building Line		
Marginal Open Spaces	No Colour	
Drainage & Sewerage Work		
Water Supply Work		
PAN/SWD Line		
R.G.Area		
Proposed Work		

PARKING STATEMENT						
TENAMENT SIZE	NO OF TENAMENTS	REQUIRED PARKING RATE	REQUIRED PARKING SPACES		PROPOSED PARKING SPACES	
			NO OF CARS	NO OF SCOOTERS	NO OF CARS	NO OF SCOOTERS
			(2.5x5.0)	(1.0x2.0)	(2.5x5.0)	(1.0x2.0)
			12.5M2	2.00M2		
RESIDENTIAL						
UPTO 35 SqMt	48	4 TENAMENTS HAVING B/UP AREA UPTO 35 SqMt	15	10%of car space	19	16
COMM						
EVERY 100 SqMt		FOR 40 SqMt B/UP AREA OR FRACTION THEREOF 1 CAR	2	0		
10%VISITORS PARKING			2			
TOTAL			19	12		



LOCATION MAP
SCALE - NTS

SHEET CONTENT	1/6
STAMP OF APPROVAL	

DEVELOPMENT PERMISSION GRANTED
Subject to the conditions mentioned
in this office's letter No.:
CIDCO/NAINA/Panvel/Usarli Khurd/BP-227/CC/2018/1296
Dated 22 FEB 2018
22/2/18
Associate Planner (NAINA)

AREA STATEMENT		SQMT
1	a) Area of plot as per 7/12 Extract	2804.00
	b) Area of plot as per measurement plan by TILR (Binshetti)	2772.301
	d) Area of Plot considered (Least Of a & b)	2772.301
2	Deductions for	
	a) Existing Road	83.106
	b) Proposed Road (I D P 20 M W ROAD)	313.304
	c) Area under Reservation (Railway Acquisition) as per 7/12 extract	180.00
	d) Total (a+b+c)	576.410
3	Gross area of plot (1d-2d)	2195.891
4	Deductions for Amenity space , if any	NIL
5	R.G.Open space provided	281.375
6	Net area of plot (3-4)	2195.891
7	Permissible F.S.I.	1.00
8	Permissible built up area (7x8)	2195.891
9	Proposed built up area	2036.538
10	Balance built up area	159.353
11	F.S.I. Consumed	0.927
12	F.S.I. Balance	0.073
13	No of units proposed	
14	a) Residential b) Commercial	59 9
	No of trees proposed to be planted	45
b	Balcony area statement	-
c	T.D.R	
d	Parking statement	--
e	Loading/Unloading spaces	

CERTIFICATE OF AREA

CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME,AND THE DIMENSIONS OF SIDES ETC OF PLOT STATED ON PLAN AREA AS MEASURED ON SITE AND THE AREA SO WORKED OUT TALLIES WITH THE AREA STATED IN THE DOCUMENT OF OWNERSHIP / T.P.SCHEME RECORDS / LAND RECORDS DEPT / CITY SURVEY RECORDS

SIGNATURE OF OWNER — SIGNATURE OF ARCHITECT

OWNER'S NAME AND SIGN:

1.SURAJ JALE
Shivkrupa Builders & Developers
2.PRADYESH KAMBLE
Partners

DESCRIPTION OF PROPOSAL AND PROPERTY:

Proposed Development Permission Of Residential Building on Plot no 1,2 Of Gut no 12 At Village Usarli Khurd , Taluka Panvel,Dist Raigad

ARCHITECT'S NAME AND SIGN:

Ar. Sandeep Shinde
Reg. No: CA/2010/50797
Ar. Sandeep S. Shinde
Registration No. CA/2010/50797
AUGUR DESIGNS

FORM OF CERTIFICATE

I HAVE EXAMINED THE BOUNDRIES AND THE AREA OF THE PLOT AND HEREBY CERTIFY THAT I HAVE PERSONALLY VERIFIED AND CHECKED ALL THE STATEMENTS MADE BY THE APPLICANT WHO IS THE OWNER LESSE IN POSSESION OF THE PLOT AS IN THE ABOVE FORM AND FOUND TO BE CORRECT

SIGNATURE OF ARCHITECT

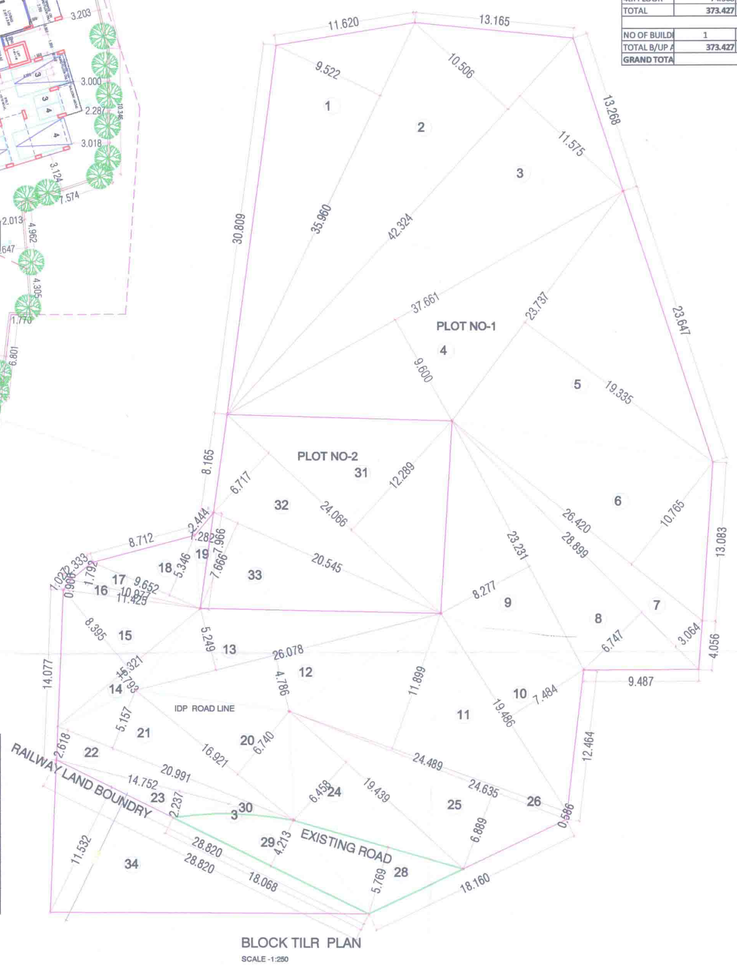
DATE	DRAWN BY	CHECKED BY	SCALE	NORTH
22/02/2018	D.A.	S.S.	1:100	

augur DESIGNS ARCHITECTS AND PLANNERS
Shop No- B/9, Pawanseet Co-Operative Housing Society, Plot No - 55, Sector - 21, Near Apeejay School, Kharghar. Navi Mumbai - 410210
Contact - +91 98336 86947, +91 98972 78919
email - augurdesigns@gmail.com

LAYOUT PLAN
SCALE -1:250

BUILT UP AREA SUMMARY				
FLOOR	BLDG NO 1	BLDG NO 2	BLDG NO 3	BLDG NO's 4
GR FLOOR	75.155	100.778	39.002	16.785
1st FLOOR	74.568	264.015	58.461	98.225
2nd FLOOR	74.568	264.015	58.461	98.225
3rd FLOOR	74.568	264.015	58.461	78.653
4th FLOOR	74.568	264.015	0	0
TOTAL	373.427	1156.838	214.385	291.888
NO OF BUILDI	1	1	1	1
TOTAL B/UP A	373.427	1156.838	214.385	291.888
GRAND TOTA	2036.538			

PLOT AREA CALCULATION BY TRIANGULATION METHOD						
A	AREA UNDER PLOT NO 1 &2					
	1/2	x	B	x	H	AREA
1	1/2	x	35.96	x	9.522	171.206
2	1/2	x	42.324	x	10.506	222.328
3	1/2	x	42.324	x	11.575	244.950
4	1/2	x	37.661	x	9.6	180.773
5	1/2	x	23.737	x	19.335	229.477
6	1/2	x	26.42	x	10.765	142.206
7	1/2	x	28.899	x	3.064	44.273
8	1/2	x	28.899	x	6.747	97.491
9	1/2	x	23.231	x	8.277	96.141
10	1/2	x	19.486	x	7.484	72.917
11	1/2	x	24.489	x	11.899	145.697
12	1/2	x	26.078	x	4.786	62.405
13	1/2	x	26.078	x	5.249	68.442
14	1/2	x	15.321	x	1.793	13.735
15	1/2	x	15.321	x	8.395	64.310
16	1/2	x	11.425	x	0.906	5.176
17	1/2	x	10.977	x	1.792	9.835
18	1/2	x	9.652	x	5.346	25.800
19	1/2	x	7.966	x	1.282	5.106
	TOTAL					1902.267
B	AREA UNDER 20M W D P ROAD					
20	1/2	x	16.921	x	6.740	57.024
21	1/2	x	20.991	x	5.157	54.125
22	1/2	x	20.991	x	2.618	27.477
23	1/2	x	14.752	x	2.237	16.500
24	1/2	x	19.439	x	6.458	62.769
25	1/2	x	24.635	x	6.889	84.855
26	1/2	x	24.635	x	0.586	7.218
27			BO			3.335
	TOTAL					313.303
C	AREA UNDER EXISTING ROAD					
28	1/2	x	14.641	x	5.769	42.232
29	1/2	x	18.068	x	4.213	38.060
30			BO			2.814
	TOTAL					83.106
D	AREA UNDER PLOT NO 2					
31	1/2	x	24.066	x	12.289	147.874
32	1/2	x	24.066	x	6.717	80.826
33	1/2	x	20.545	x	7.666	78.749
	TOTAL					307.448
E	AREA UNDER RAILWAY LAND BOUNDRY					
34	1/2	x	28.820	x	11.532	166.176
	TOTAL					166.176
	TOTAL AREA OF PLOT (A+B+C)					2772.301

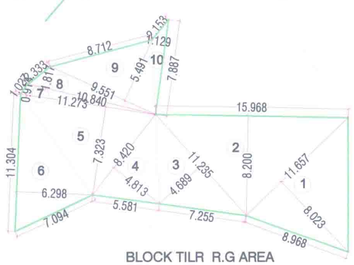


BLOCK TILR PLAN
SCALE -1:250

TENAMENT AREA STATEMENT						
BLDG TYPE	WING	FLAT NO.	CARPET AREA (SqMt)	BALCONY AREA (SqMt) ENCLOSED	BALCONY AREA (SqMt) OPEN	TERRACE AREA (SqMt)	B/UP AREA (SqMt)
BLDG-1	A1	SHOP 1,6	6.9				7.83
		SHOP 2,5	8.105				9.015
		SHOP 3,4	5.625				6.66
		101, 301	24.615	5.000	0	6.694	28.165
		102, 302	24.615	5.000	0	6.694	28.084
		201,401	24.615	5.000	0	3.915	28.165
		202,402	24.615	5.000	0	6.885	28.084
BLDG-2	A1	A1-001	24.615	5.000	0	0.000	28.088
		101, 301	24.615	5.000	0	6.885	28.088
		102, 302	24.615	5.000	0	4.208	28.088
		103, 303	24.615	5.000	0	6.885	27.87
		104, 304	24.615	5.000	0	6.885	27.87
		201,401	24.615	5.000	0	6.885	28.088
		202,402	24.615	5.000	0	4.455	28.088
		203,403	24.615	5.000	0	6.694	27.87
		204,404	24.615	5.000	0	6.694	27.87
	A2	A2-001	24.615	5.000	0	0.000	27.87
		101, 301	24.615	5.000	0	6.885	27.87
		102, 302	24.615	5.000	0	4.208	27.87
		103, 303	24.615	5.000	0	6.885	28.088
		104, 304	24.615	3.375	2.700	5.130	28.088
		201,401	24.615	5.000	0	6.694	27.87
		202,402	24.615	5.000	0	6.694	27.87
		203,403	24.615	5.000	0	6.885	28.088
		204,404	24.615	3.375	2.700	0.000	28.088
BLDG-3	A1	SHOP1,	7.37				8.438
		SHOP 2,3	4.958				5.873
		101, 301	18.270		5.075	5.011	21.773
		102, 302	17.900		3.594	4.855	21.41
		201	18.270		5.075	6.050	21.773
		202	17.900		3.595	4.485	21.41
BLDG-4	A1	101, 301	17.950		3.608	0.000	20.817
		102, 302	17.470		3.608	0.000	20.402
		103, 303	17.170		3.608	0.000	20.03
		104, 304	17.170		3.608	0.000	20.03
		201	17.950		3.608	0.000	20.817
		202	17.470		3.608	0.000	20.402
		203	17.170		3.608	0.000	20.03
		304	0.000		0.000	0.000	0

BALCONY AREA STATEMENT*					
BLDG NO.	FLOOR	PERMISSIBLE BALCONY AREA (SqMt)	PROPOSED BALCONY AREA (SqMt) Enclosed	PROPOSED BALCONY AREA (SqMt) Projected	TOTAL (SqMt)
1	1st	11.173	10.000	0	40.000
	2nd	11.173	10.000	0	
	3rd	11.173	10.000	0	
	4th	11.173	10.000	0	
2	Ground	15.117	10.000	0	163.500
	1st	39.602	38.375	0	
	2nd	39.602	38.375	0	
	3rd	39.602	38.375	0	
	4th	39.602	38.375	0	
3	1st	8.769	0.000	7.911	23.733
	2nd	8.769	0.000	7.911	
	3rd	8.769	0.000	7.911	
4	1st	14.374	0.000	14.43	39.683
	2nd	14.374	0.000	14.43	
	3rd	11.798	0.000	10.823	
TOTAL		285.07	203.5	63.416	266.916

TERRACE AREA STATEMENT				
BLDG NO.	FLOOR	PERMISSIBLE TERRACE	PROPOSED TERRACE AREA (SqMt)	TOTAL (SqMt)
1	1st	14.897	12.600	46.800
	2nd	14.897	10.800	
	3rd	14.897	12.600	
	4th	14.897	10.800	
2	1st	52.803	48.465	186.930
	2nd	52.803	45.000	
	3rd	52.803	48.465	
	4th	52.803	45.000	
3	1st	11.724	9.865	29.226
	2nd	11.724	9.496	
	3rd	11.724	9.865	
4	1st	19.849	0.000	0.000
	2nd	19.849	0.000	
	3rd	15.571	0.000	
TOTAL		361.241		262.956



BLOCK TILR R.G AREA
SCALE -1:250

PLOT AREA CALCULATION BY TRIANGULATION METHOD						
A	AREA UNDER PLOT NO 1 &2					
	1/2	x	B	x	H	AREA
1	1/2	x	11.657	x	8.023	46.762
2	1/2	x	15.968	x	8.2	65.469
3	1/2	x	11.235	x	4.689	26.340
4	1/2	x	8.42	x	4.813	20.263
5	1/2	x	11.273	x	7.323	41.276
6	1/2	x	11.304	x	6.298	35.596
7	1/2	x	11.273	x	0.913	5.146
8	1/2	x	10.84	x	1.817	9.848
9	1/2	x	9.551	x	5.491	26.222
10	1/2	x	7.887	x	1.129	4.452
TOTAL						281.375

SHEET CONTENT

SERVICES PLAN

2/6

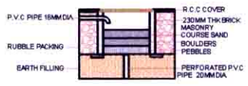
STAMP OF APPROVAL

DEVELOPMENT PERMISSION GRANTED
Subject to the conditions mentioned
in this office's letter No.:
CIDCO/NAINA/Panvel/Usarli Khurd/BP-227/CC/2018/1296
Dated 22 FEB 2018
22/2/18
Associate Planner (NAINA)

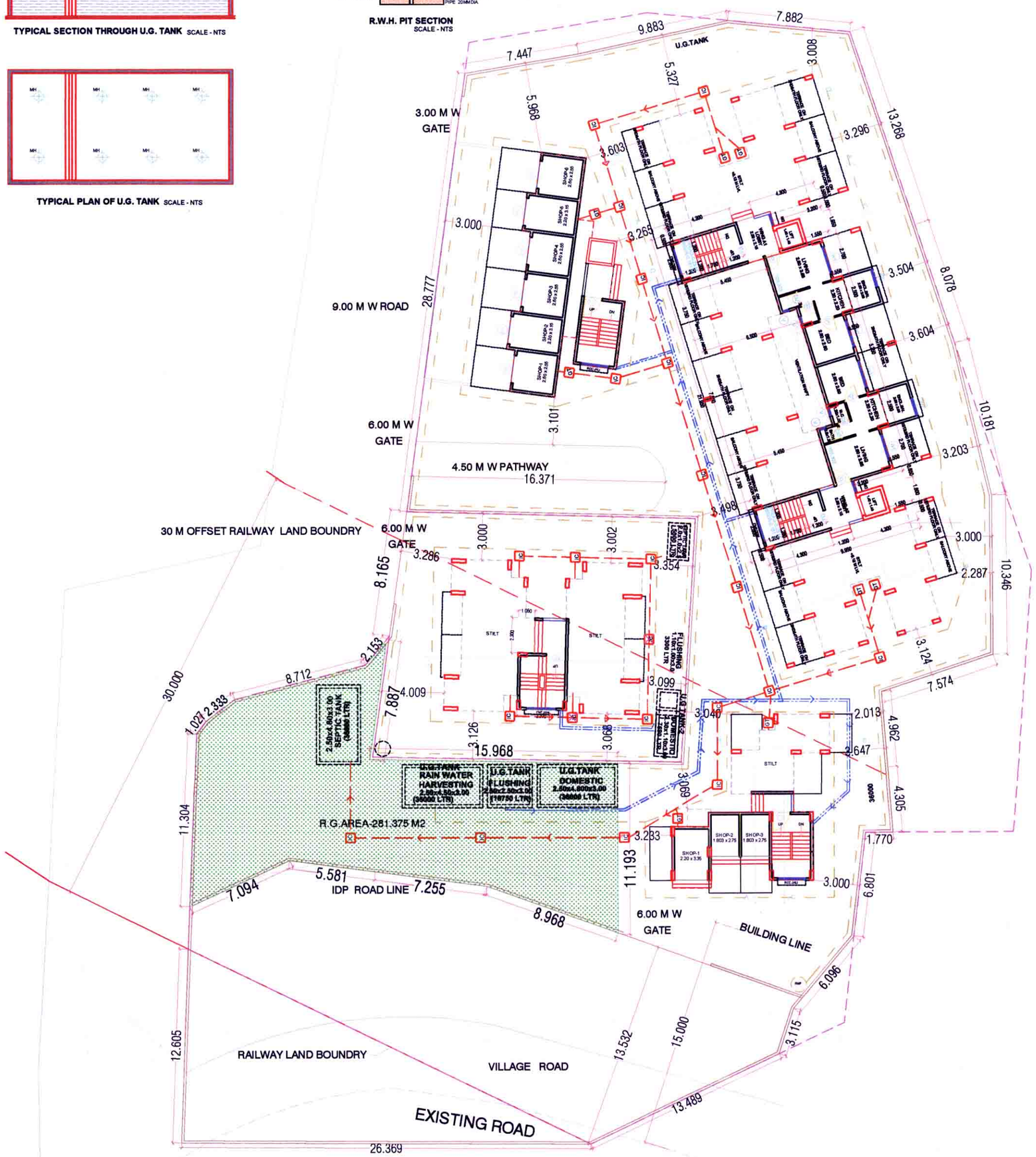
TYPICAL SECTION THROUGH U.G. TANK SCALE - NTS

TYPICAL PLAN OF U.G. TANK SCALE - NTS

R.W.H. PIT PLAN
SCALE - NTS



R.W.H. PIT SECTION
SCALE - NTS



LAYOUT PLAN

SCALE -1:250

PROPOSED OHTWATER CAPACITIES				
OHT TANKS				
BLGG-1	OHT SIZE x NO OF WINGS		PROPOSED	Ltrs
FLUSHING	2.5X1.5X1.5 1		5625	Ltrs
DOMESTIC	2.5X2.05X1.5 1		7867	Ltrs
	TOTALOHT CAPACITY		13492	Ltrs
BLGG-2	OHT SIZE x NO OF WINGS		PROPOSED	Ltrs
FLUSHING	2.5X1.5X1.5 2		11250	Ltrs
DOMESTIC	2.5X2.05X1.5 2		15375	Ltrs
	TOTALOHT CAPACITY		26625	Ltrs
BLGG-3	OHT SIZE x NO OF WINGS		PROPOSED	Ltrs
FLUSHING	2.5X1.5X0.9 1		3375	Ltrs
DOMESTIC	2.5X2.05X0.9 1		4612	Ltrs
	TOTALOHT CAPACITY		7987	Ltrs
BLGG-4	OHT SIZE x NO OF WINGS		PROPOSED	Ltrs
FLUSHING	2.90X1.20X0.9 1		3132	Ltrs
DOMESTIC	2.90X1.60X0.90 1		4176	Ltrs
	TOTAL OHT CAPACITY		7308	Ltrs
	TOTAL CAPACITY		55412	Ltrs

WATER CAPACITY CALCULATIONS

BUILDING TYPE	TOTAL NO OF UNITS	POPULATION (5person /unit)	REQUIRED FOR DOMESTIC USE (135 Ltrs/Person)	REQUIRED FOR FLUSHING USE (54 Ltrs/Person)	TOTAL (Ltrs)
1	8	40	5400	2160	
2	34	170	22950	9180	
3	6	30	4050	1620	55755
4	11	55	7425	2970	
total	59	295	39825	15930	
COMM	TOTAL NO OFUNITS	POPULATION (3person /unit)	REQUIRED FOR DOMESTIC USE (90Ltrs/Person)	REQUIRED FOR FLUSHING USE (45 Ltrs/Person)	TOTAL (Ltrs)
	9	27		1215	1215
		REQUIREMENT	55755	1215	56970

PROPOSED WATER CAPACITIES				
UNDERGROUND TANKS				
		REQUIRED	PROPOSED	
UG-1				
DOMESTIC	2.5x4.80 x3.00	32400	36000	
FLUSHING	2.50x2.50x3.00	12960	18750	Ltrs
UG-2				
DOMESTIC	2.30X1.10X3.00	7425	7590	
FLUSHING	1.00X1.10X3.00	2970	3300	Ltrs
	TOTAL UGT CAPACITY	55755	65640	Ltrs

SEPTIC TANK REQUIREMENTS

SR. NO.	NO OF FLAT/ SHOP	POPULATION (5/UNIT)	COLD WATER REQUIREMENT				GROSS WATER REQUIREMENT	% FLOW TO SEWER		TOTAL FLOW	TOTAL FLOW TO SEPTIC TANK	TOTAL PROVIDED SEPTIC TANK CAPACITY	
			FLUSHING		DOMESTIC		(A+B)	FLUSHING (100%)	DOMESTIC (85%)			SEPTIC TANK 1	U.G TANK SIZE
			A		B								
			LPCD	LPD	LPCD	LPD	LPD	LPD	LPD	LPD			
1	48	240	45	10800	90	21600	32400	10800	18360	29160	29160	36000	2.50x4.80x3.00
2	11	55	45	2475	90	4950	7425	2475	4207.5	6682.5	6682.5	5000	2.00x1.00x2.50
COMM	9	27	45	1215	0	0	1215	1215	0	1215	1215		
TOTAL	68								TOTAL CAPACITY		37057.5	41000	

LEGEND

	Site Plan (White Print)	Building Plan (White Print)
Plot Line		
Existing Street		
Future Street		
Permissible Building Line		
Marginal Open Spaces	No Colour	
Drainage & Sewerage Work		
Water Supply Work		
RWH/SWD Line		
R.G.Area		
Proposed Work		

CERTIFICATE OF AREA

CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME , AND THE DIMENSIONS OF SIDES ETC OF PLOT STATED ON PLAN AREA AS MEASURED ON SITE AND THE AREA SO WORKED OUT TALLIES WITH THE AREA STATED IN THE DOCUMENT OF OWNERSHIP / T.P.SCHEME RECORDS / LAND RECORDS DEPT / CITY SURVEY RECORDS

ARCHITECT'S NAME AND SIGN:

Ar. Sandeep Shinde
Reg. No: CA/2010/50797
SIGNATURE OF OWNER — SIGNATURE OF ARCHITECT

OWNER'S NAME AND SIGN:
1.SURAJ JALE
2.PRADYESH KAMBLE
Shivkrupa Builders & Developers
Partners

DESCRIPTION OF PROPOSAL AND PROPERTY:

Proposed Development Permission Of Residential Building on Plot no 1,2 Of Gut no 12 At Village Usarli Khurd ,Taluka Panvel,Dist Raigad

ARCHITECT'S NAME AND SIGN — SIGNATURE OF ARCHITECT

Ar. Sandeep Shinde
Reg. No: CA/2010/50797
Ar. Sandeep S. Shinde
Registration No. CA/2010/50797
ARCHITECTS AND PLANNERS AUGUR DESIGNS KHARGHAR, NAVI MUMBAI

FORM OF CERTIFICATE

I HAVE EXAMIMED THE BOUNDRIES AND THE AREA OF THE PLOT AND HEREBY CERTIFY THAT I HAVE PERSONALLY VERIFIED AND CHECKED ALL THE STATEMENTS MADE BY THE APPLICANT WHO IS THE OWNER LESSE IN POSSESION OF THE PLOT AS IN THE ABOVE FORM AND FOUND TO BE CORRECT

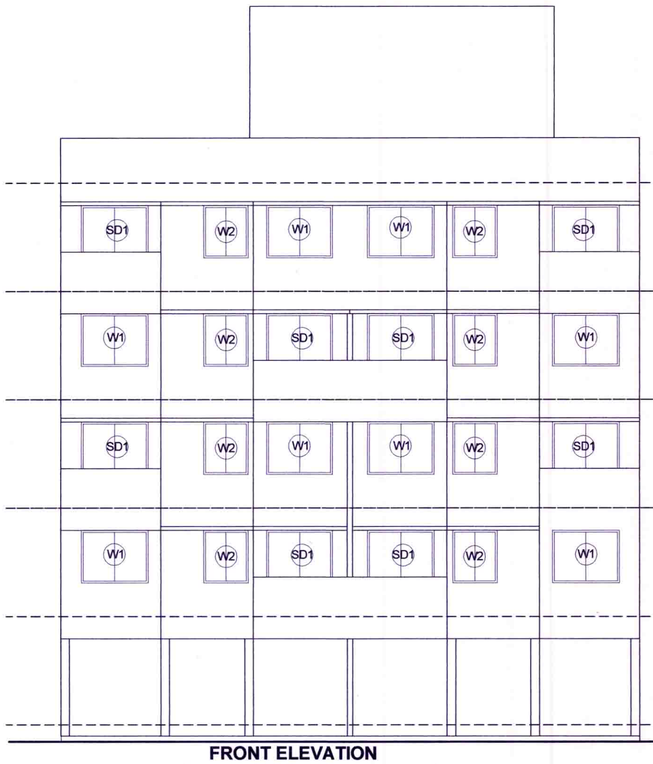
SIGNATURE OF ARCHITECT

DATE	DRAWN BY	CHECKED BY	SCALE	NORTH
22/02/2018	D.A.	S.S.	1:100	

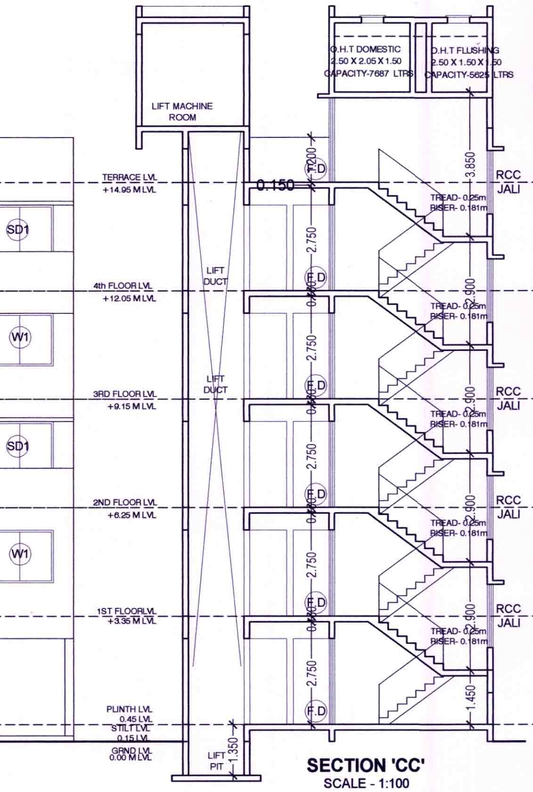
augur DESIGNS
ARCHITECTS AND PLANNERS
Shop No- B/9, Pawanscot Co-Operative Housing Society, Plot No - 55, Sector - 21, Near Apeejay School, Kharghar. Navi Mumbai - 410210
Contact - +91 98336 66247, +91 98672 76919
email - augurdesigns@gmail.com

SHEET CONTENT	
BLDG NO - 1	3/6
STAMP OF APPROVAL	

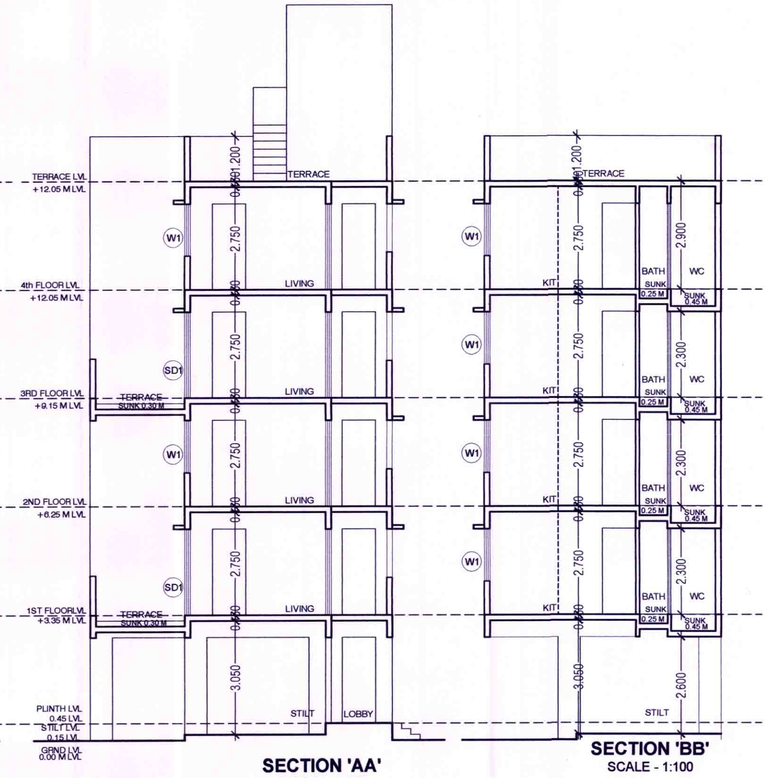
DEVELOPMENT PERMISSION GRANTED
Subject to the conditions mentioned
in this office's letter No.:
CIDCO/NAINA/Panvel/Usarli Khurd/BP-227/CC/2018/1236
Dated 22 FEB 2018
Associate Planner (NAINA)



FRONT ELEVATION
SCALE - 1:100

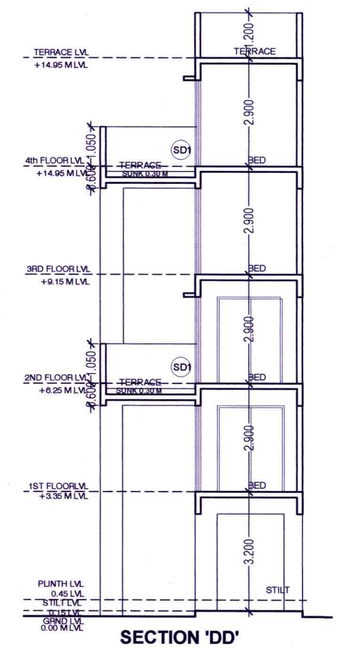


SECTION 'CC'
SCALE - 1:100



SECTION 'AA'
SCALE - 1:100

SECTION 'BB'
SCALE - 1:100



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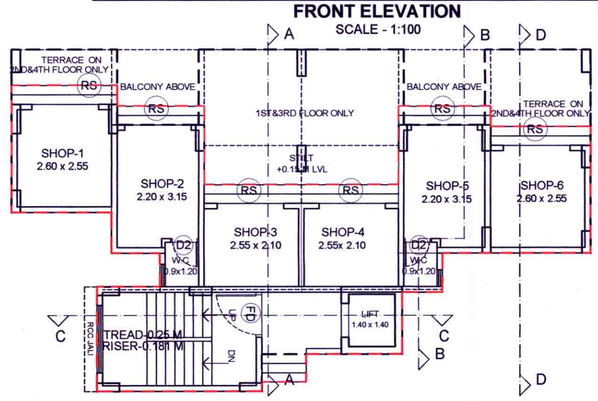
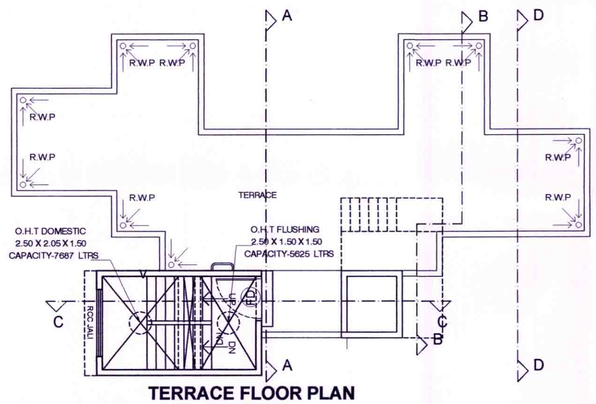
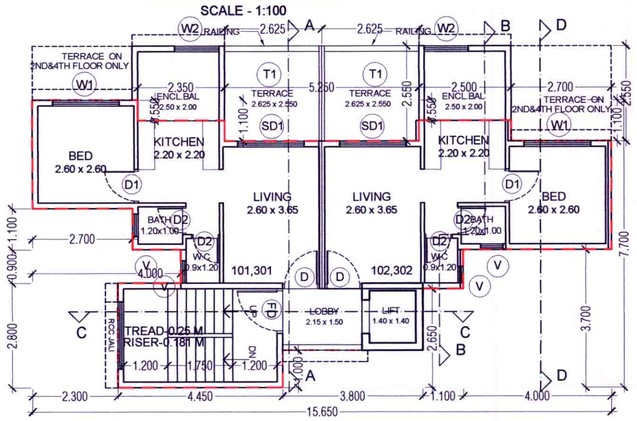


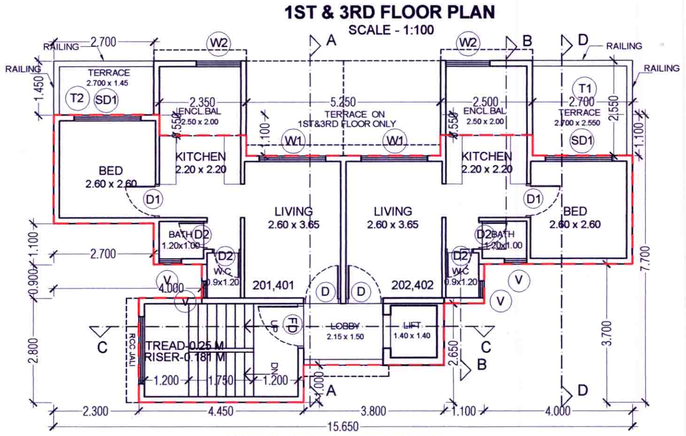
GROUND FLOOR PLAN
SCALE - 1:100



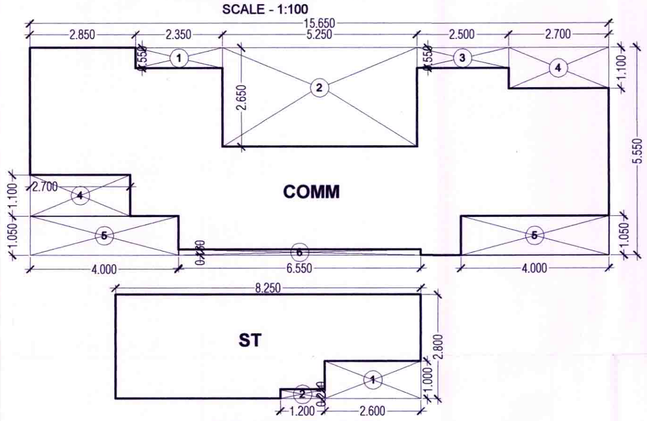
TERRACE FLOOR PLAN
SCALE - 1:100



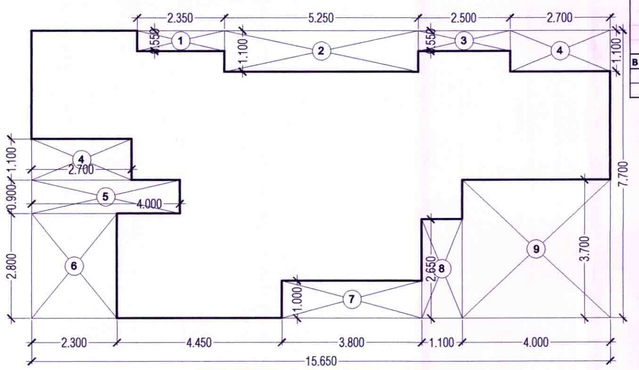
1ST & 3RD FLOOR PLAN
SCALE - 1:100



2ND & 4TH FLOOR PLAN
SCALE - 1:100



BLOCK PLAN(GROUND)
SCALE - 1:100



BLOCK PLAN (1ST TO 4TH)
SCALE - 1:100

BUILT UP AREA STATEMENT OF BUILDING NO '1'							
GROUND FLOOR (COMM)							
	DESCRIPTION	L	x	B	x	No's	AREA (SqMt)
A	AREA OF BLOCK	15.650	x	5.550	x	1	86.858
	DEDUCTIONS						
	1	2.350	x	0.550	x	1	1.293
	2	5.250	x	2.650	x	1	13.913
	3	2.500	x	0.550	x	1	1.375
	4	2.700	x	1.100	x	2	5.940
	5	4.000	x	1.050	x	2	8.400
	6	6.550	x	0.150	x	1	0.983
B					TOTAL		31.903
	NET AREA	86.858	-	31.903	=		54.955
GROUND FLOOR (ST)							
A	AREA OF BLOCK	8.250	x	2.800	x	1	23.100
	DEDUCTIONS						
	1	2.600	x	1.000	x	1	2.600
	2	1.200	x	0.250	x	1	0.300
					TOTAL		2.900
	NET AREA	23.100	-	2.900	=		20.200
	TOTAL AREA	COMM	+	ST			75.155

BUILT UP AREA STATEMENT OF BUILDING NO '1'							
TYPICAL FLOOR (1st, 2nd,3RD,4th)							
	DESCRIPTION	L	x	B	x	No's	AREA (SqMt)
A	AREA OF BLOCK	15.650	x	7.700	x	1	120.505
	DEDUCTIONS						
	1	2.350	x	0.550	x	1	1.293
	2	5.250	x	1.100	x	1	5.775
	3	2.500	x	0.550	x	1	1.375
	4	2.700	x	1.100	x	2	5.940
	5	4.000	x	0.900	x	1	3.600
	6	2.300	x	2.800	x	1	6.440
	7	3.800	x	1.000	x	1	3.800
	8	1.100	x	2.650	x	1	2.915
	9	4.000	x	3.700	x	1	14.800
B							45.938
	NET AREA	A	-	B			
		120.505	-	45.938	=		74.568

BALCONY AREA STATEMENT OF BUILDING NO '1'						
PERMISSIBLE BALCONY (1st to 4th FLOOR)				=	15% OF NET BUILT UP AREA	
				=	(74.568 x 15)/100	
				=	11.185	SqMt
BALCONY PROVIDED (1ST,2ND,3RD & 4TH FLOOR)						
TYPE	L	x	B	x	No's	AREA (SqMt)
ENCLOSED BALCONY (B1)	2.500	x	2.000	x	2	10.000
TOTAL						10.000

TERRACE AREA STATEMNT OF BUILDING NO '1'							
PERMISSIBLE TERRACE (1st to 4th FLOOR)					=	20% OF NET BUILT UP	
					=	(74.568 x 20)/100	
					=	14.914	SqMt
TERRACE PROVIDED							
FLOOR	TYPE	L	x	B	x	No's	AREA (SqMt)
1st,3rd	T1	2.625	x	2.550	x	2	13.388
						TOTAL	13.388
2nd,4th	T1	2.700	x	2.550	x	1	6.885
	T2	2.700	x	1.450	x	1	3.915
						TOTAL	10.800

SCHEDULE OF DOORS AND WINDOWS BUILDING NO '1'			
TYPE	SIZE (m)	AREA (Sqm)	DESCRIPTION
D	1.00 x 2.30	2.300	TEAKWOOD PANELLED DOOR
D1	0.90 x 2.30	2.070	LAMINATED FLUSH DOOR
D2	0.75 x 2.30	1.725	LAMINATED FLUSH DOOR
SD1	1.80 x 2.30	4.140	ALUMINIUM SLIDING DOOR
W1	1.80 x 1.40	2.520	ALUMINIUM SLIDING WINDOW
W2	1.20 x 1.40	1.680	ALUMINIUM SLIDING WINDOW
V	0.45 x 0.90	0.405	GLASS LOUVERS

LIGHT & VENTILATION STATEMENT OF BUILDING NO '1'						
ROOM	CARPET AREA (SqM)	1/6TH REQ. (SqM)	AREA PROVIDED (SqMt)			
			1st	2nd	3rd	4th
LIVING	9.490	1.582	4.140	2.520	4.140	2.520
KITCHEN	8.910	1.485	1.680	1.680	1.680	1.680
BED	6.760	1.127	2.520	4.140	2.520	4.140
BATH	1.200	0.200	0.405	0.405	0.405	0.405
W.C.	1.080	0.180	0.405	0.405	0.405	0.405

OWNER'S NAME AND SIGN:

1.SURAJ JALE
2.PRADYESH KAMBLE
Shivkrupa Builders & Developers
Partners

DESCRIPTION OF PROPOSAL AND PROPERTY:

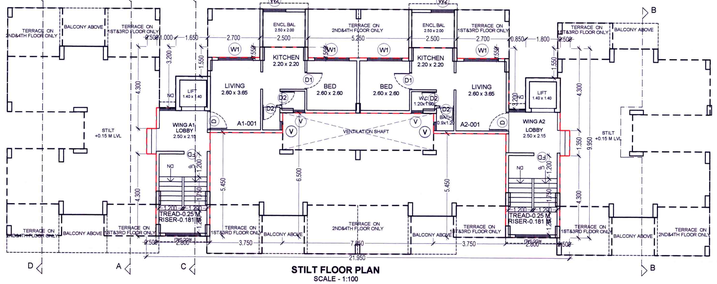
Proposed Development Permission Of Residential Building on Plot no 1,2 Of Gut no 12 At Village Usarli Khurd ,Taluka Panvel,Dist Raigad

ARCHITECT'S NAME AND SIGN:

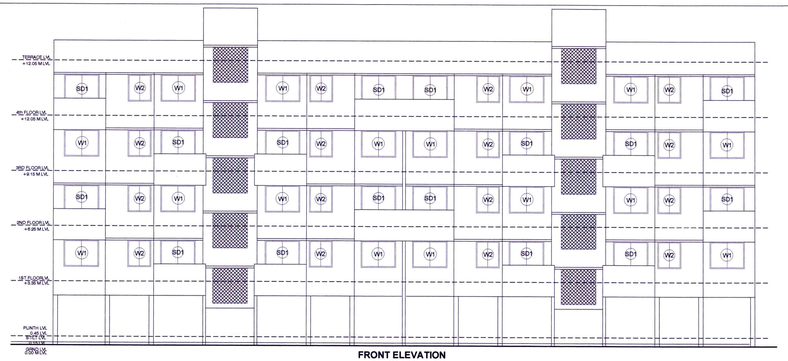
Ar. Sandeep S. Shinde
Registration No. CA/2010/50797
Ar. Sandeep Shinde
Reg. No: CA/2010/50797
ARCHITECTS AND PLANNERS AUGUR DESIGNS KHARGHAR, NAVI MUMBAI

DATE	DRAWN BY	CHECKED BY	SCALE	NORTH
22/02/2018	D.A.	S.S.	1:100	

augur DESIGNS
ARCHITECTS AND PLANNERS
Shop No- B/9, Pawansoot Co-Operative Housing Society, Plot No - 55, Sector - 21, Near Apeejay School, Kharghar. Navi Mumbai - 410210
Contact - +91 98336 86247, +91 98672 78919
email - augurdesigns@gmail.com



STILT FLOOR PLAN
SCALE - 1:100



FRONT ELEVATION
SCALE - 1:100

BUILT UP AREA STATEMENT OF BUILDING NO '2'							
				GROUND FLOOR			
	DESCRIPTION	L	x	B	x	No's	AREA (SqMt)
A	AREA OF BLOCK	21.950	x	9.950	x	1	218.403
	DEDUCTIONS						
	1	0.500	x	4.300	x	4	8.600
	2	1.000	x	3.200	x	1	3.200
	3	1.650	x	1.550	x	1	2.558
	4	2.700	x	0.550	x	2	2.970
	5	5.250	x	0.550	x	1	2.888
	6	0.850	x	3.200	x	1	2.720
	7	1.800	x	1.550	x	1	2.790
	8	3.750	x	5.450	x	2	40.875
	9	7.850	x	6.500	x	1	51.025
						TOTAL	117.625
B	NET AREA	A	-	B			
		218.403	-	120.415	=		100.778

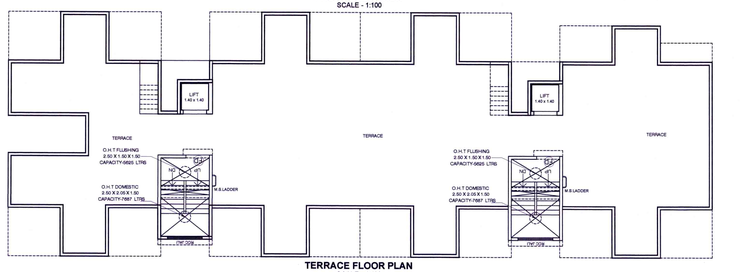
BUILT UP AREA STATEMENT OF BUILDING NO '2'							
				TYPICAL FLOOR (1st to 4th floor)			
	DESCRIPTION	L	x	B	x	No's	AREA (SqMt)
A	AREA OF BLOCK	36.450	x	9.950	x	1	362.678
	DEDUCTIONS						
	1	2.700	x	0.550	x	6	8.910
	2	0.850	x	3.200	x	2	5.440
	3	1.650	x	1.550	x	2	5.115
	4	5.250	x	0.550	x	1	2.888
	5	4.000	x	1.950	x	2	15.600
	6	2.700	x	1.650	x	2	8.910
	7	2.500	x	1.100	x	4	11.000
	8	2.550	x	1.650	x	4	16.830
	9	5.250	x	1.650	x	1	8.663
	10	7.850	x	1.950	x	1	15.308
							98.663
B							
		362.678	-	98.663	=		264.015

BALCONY AREA STATEMENT OF BUILDING NO '2'							
PERMISSIBLE BALCONY (Ground Floor)					=	15% OF NET BUILT UP AREA	
					=	100.778 x 15/100	
					=	15.117	SqMt
BALCONY PROVIDED (Ground Floor)							
TYPE		L	x	B	x	No's	AREA (SqMt)
ENCLOSED BALCONY (B1)		2.500	x	2.000	x	2	10.000
				TOTAL			10.000
PERMISSIBLE BALCONY (1st to 4th Floor)					=	15% OF NET BUILT UP AREA	
					=	264.015 x 15/100	
					=	39.602	SqMt
BALCONY PROVIDED (1st to 4th Floor)							
TYPE		L	x	B	x	No's	AREA (SqMt)
ENCLOSED BALCONY (B1)		2.500	x	2.000	x	7	35.000
ENCLOSED BALCONY (B2)		2.500	x	1.350	x	1	3.375
				TOTAL			38.375

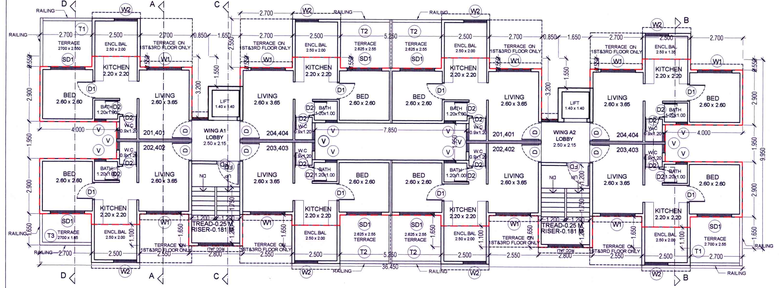
TERRACE AREA STATEMENT OF BUILDING NO '2'							
PERMISSIBLE TERRACE (1st to 4th Floor)					=	20% OF NET BUILT UP	
					=	264.015 x 20/100	
					=	52.803	SqMt
TERRACE PROVIDED							
FLOOR	TYPE	L	x	B	x	No's	AREA (SqMt)
1ST,3RD	T1	2.700	x	2.550	x	5	34.425
	T2	2.700	x	1.650	x	2	8.910
	T3	2.700	x	1.900	x	1	5.130
					TOTAL		48.465
FLOOR	TYPE	L	x	B	x	No's	AREA (SqMt)
2ND,4TH	T1	2.625	x	2.550	x	4	26.775
	T2	2.700	x	2.550	x	2	13.770
	T3	2.700	x	1.650	x	1	4.455
					TOTAL		45.000

SCHEDULE OF DOORS AND WINDOWS BUILDING NO 2'			
TYPE	SIZE (in)	AREA (Sqm)	DESCRIPTION
D	1.00 x 2.10	2.100	TEAKWOOD PANELLED DOOR
D1	0.90 x 2.10	2.070	LAMINATED FLUSH DOOR
D2	0.75 x 2.10	1.725	LAMINATED FLUSH DOOR
SD1	1.80 x 2.30	4.140	ALUMINIUM SLIDING DOOR
W1	1.80 x 1.40	2.520	ALUMINIUM SLIDING WINDOW
W2	1.20 x 1.40	1.680	ALUMINIUM SLIDING WINDOW
V	0.45 x 0.90	0.405	GLASS LOUVERS

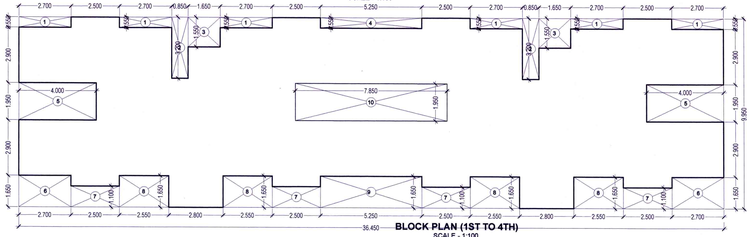
LIGHT & VENTILATION STATEMENT OF BUILDING NO '2'						
ROOM	CARPET AREA	L/6TH REQ.	AREA PROVIDED			
	(SqM)	(SqM)	(SqM)			
			1st	2nd	1st	2nd
LIVING	9.450	1.575	1.680	2.520	6.160	2.520
KITCHEN	8.910	1.485	1.680	1.680	1.680	1.680
BED	6.760	1.127	2.520	4.140	2.520	2.520
BATH	1.200	0.200	0.405	0.405	0.405	0.405
W.C.	1.080	0.180	0.405	0.405	0.405	0.405



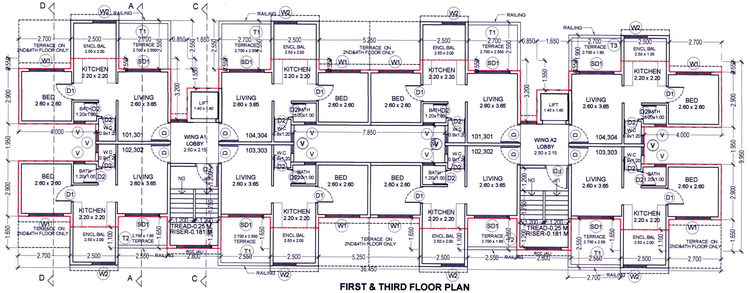
TERRACE FLOOR PLAN
SCALE - 1:100



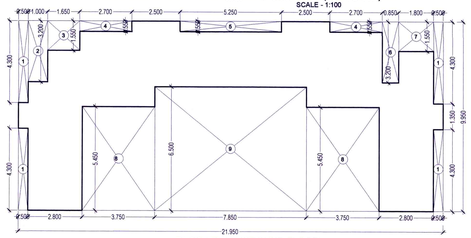
2ND & 4TH FLOOR PLAN
SCALE - 1:100



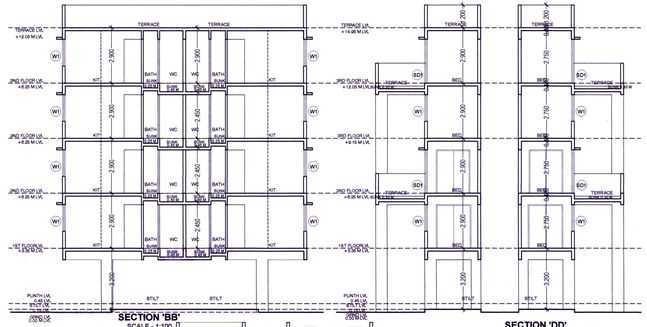
BLOCK PLAN (1ST TO 4TH)
SCALE - 1:100



FIRST & THIRD FLOOR PLAN
SCALE - 1:100

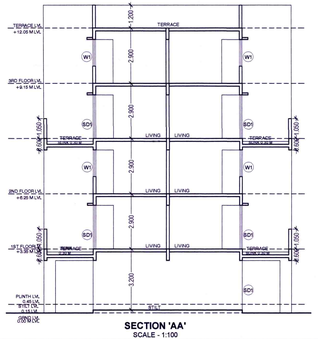


BLOCK PLAN (GROUND FLOOR)
SCALE - 1:100

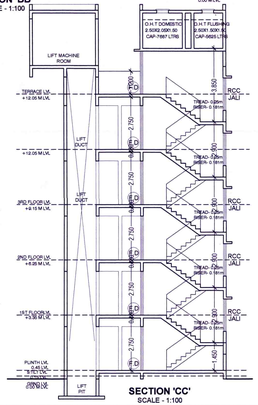


SECTION 'BB'
SCALE - 1:100

SECTION 'DD'
SCALE - 1:100



SECTION 'AA'
SCALE - 1:100



SECTION 'CC'
SCALE - 1:100

SHEET CONTENT

BLDG NO - 2

4/6

STAMP OF APPROVAL

DEVELOPMENT PERMISSION GRANTED
Subject to the conditions mentioned
in this office's letter No.
CIDCO/NAINA/Panvel/Usarli Khurd/DP-227/CC/2018/1236
Dated 22 FEB 2018
Associate Planner (NAINA)

OWNER'S NAME AND SIGN:

1.SURAJ JALE
2.PRADYESH KAMBLE

Shivkrupa Builders & Developers
Partners

DESCRIPTION OF PROPOSAL AND PROPERTY:

Proposed Development Permission Of Residential Building on Plot no 1,2 Of Gut no 12 At Village Usarli Khurd ,Taluka Panvel,Dist Raigad

ARCHITECT'S NAME AND SIGN:

Ar. Sandeep S. Shinde
Registration

AUGUR DESIGNS

Ar. Sandeep Shinde
Reg. No: CA/2010/50797

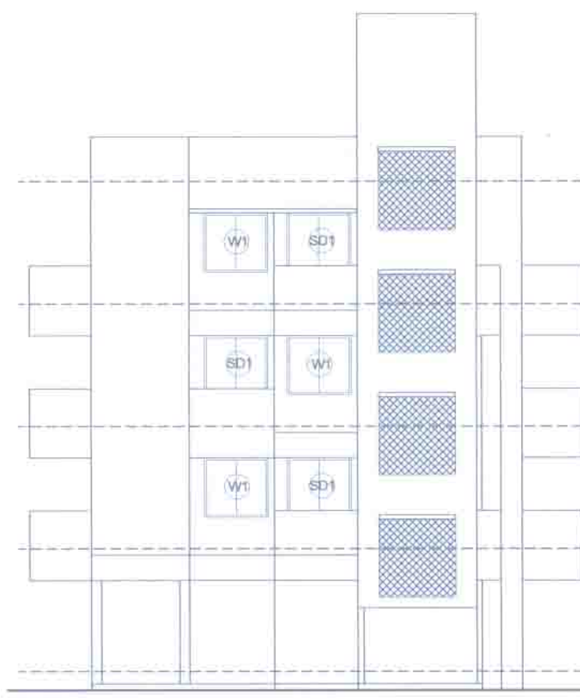
DATE	DRAWN BY	CHECKED BY	SCALE	NORTH
22/02/2018	D.A.	S.S.	1:100	

augur DESIGNS
ARCHITECTS AND PLANNERS
Shop No- B/9, Pawanaoot Co-Operative Housing Society,
Plot No - 55, Sector - 21, Near Apledge School, Kharghar,
Navi Mumbai - 410210
Contact - + 91 98335 99247, + 91 99872 78919
email - augurdesigns@gmail.com

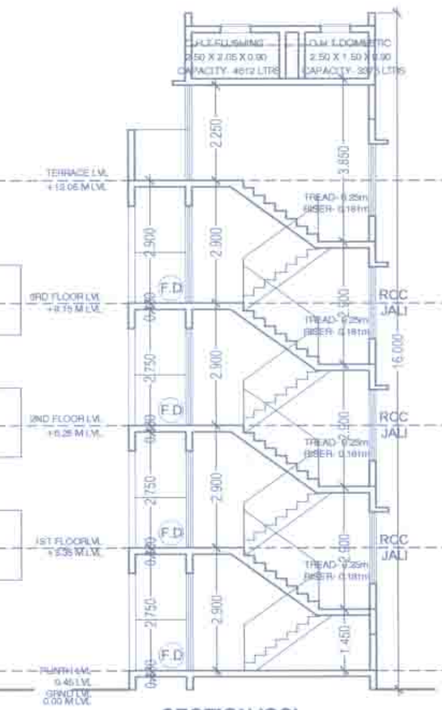
SHEET CONTENT	
BLDG NO - 3	5/6

STAMP OF APPROVAL

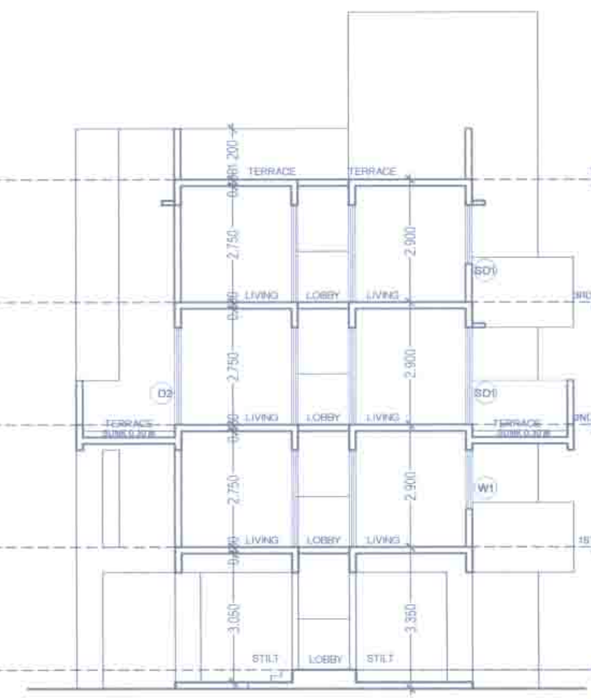
DEVELOPME[illegible]MISSION GRANTED
Subject to [illegible] conditions mentioned
in this offic[illegible] letter No:
CIDCO/NA/[illegible]Panvel/Usarli Khurd/BP-227/cc/2018/1296
Dated 22 FEB 2018
Associate Planner (NAINA)



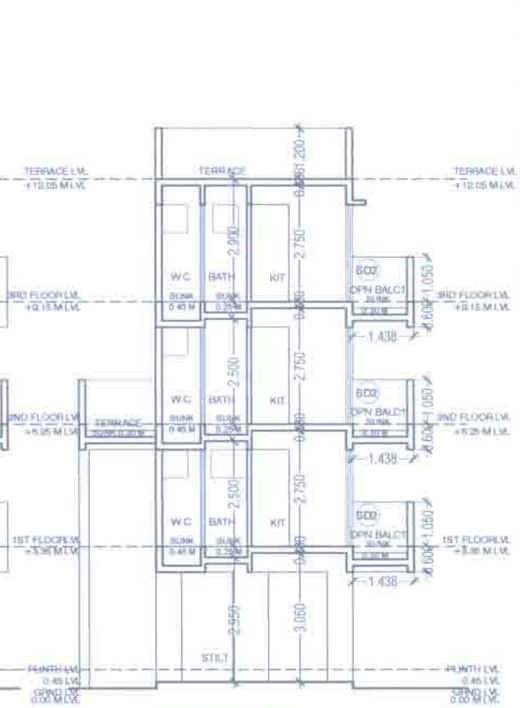
FRONT ELEVATION
SCALE - 1:100



SECTION 'CC'
SCALE - 1:100



SECTION 'AA'
SCALE - 1:100



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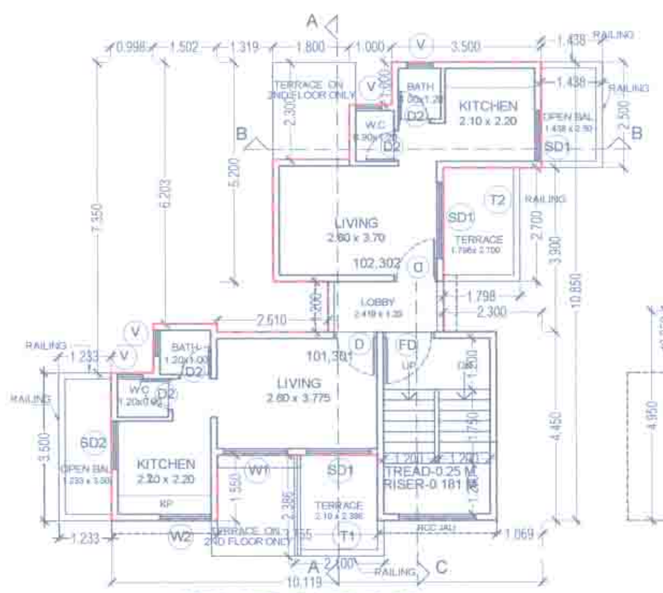
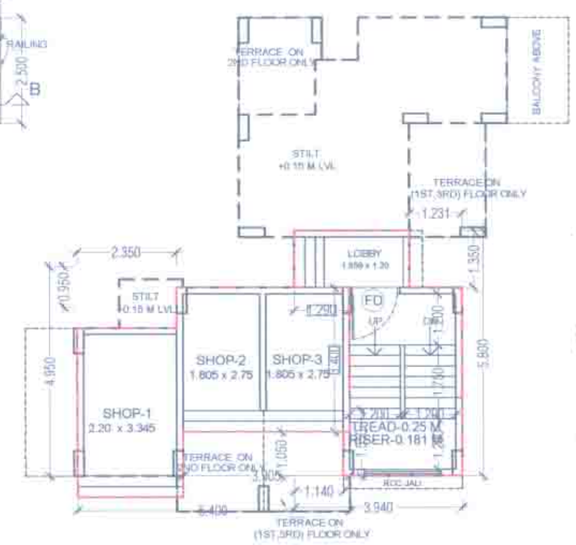
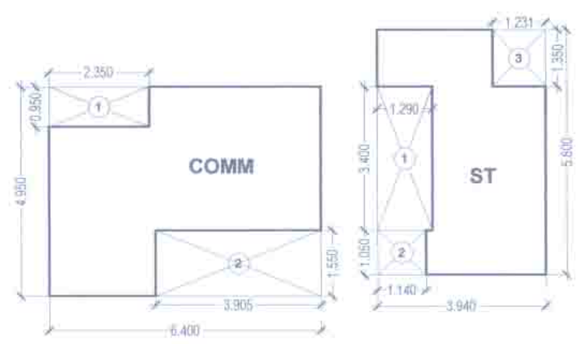
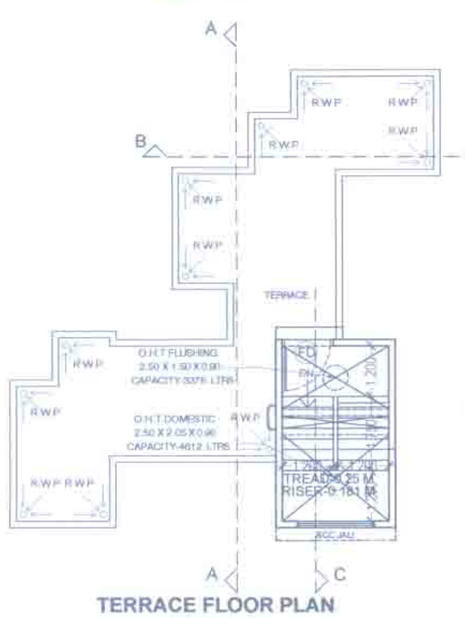


1ST & 3RD FLOOR PLAN
SCALE - 1:100

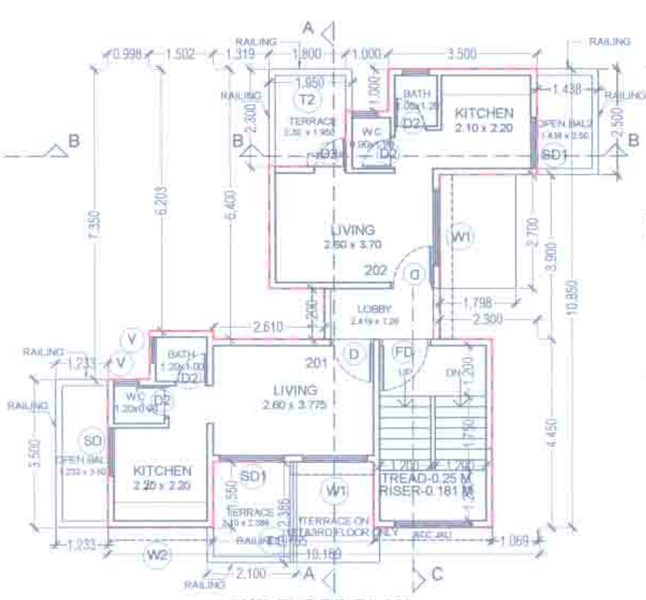




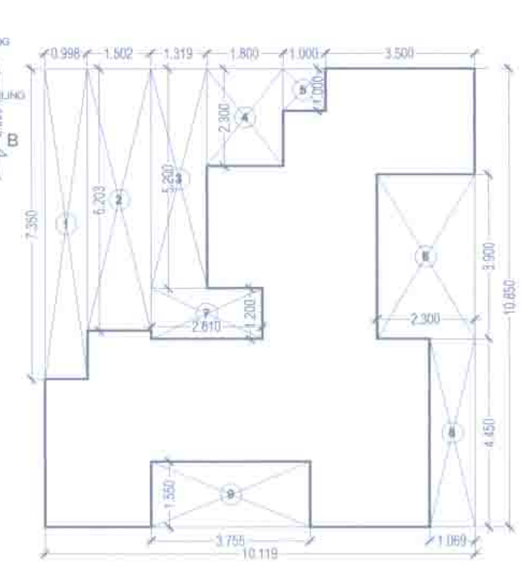
BLOCK PLAN(GROUND)
SCALE - 1:100



TERRACE FLOOR PLAN
SCALE - 1:100



2ND FLOOR PLAN
SCALE - 1:100



BLOCK PLAN (1ST TO 3RD)
SCALE - 1:100

BUILT UP AREA STATEMENT OF BUILDING NO "3"							
GROUND FLOOR (COMM)							
A	AREA OF BLDCK	6.400	x	4.950	x	1	31.680
	DEDUCTIONS						
	1	2.350	x	0.950	x	1	2.233
	2	3.905	x	1.550	x	1	6.053
B					TOTAL		8.285
	NET AREA	A	-	B			
		27.255	-	8.285	=		23.395
GROUND FLOOR (STAIRCASE)							
A	AREA OF BLDCK	3.940	x	5.800	x	1	22.852
	DEDUCTIONS						
	1	1.290	x	3.400	x	1	4.386
	2	1.140	x	1.050	x	1	1.197
	3	1.231	x	1.350	x	1	1.662
B					TOTAL		7.245
	NET AREA	A	-	B			
		20.020	-	7.245	=		15.607
	TOTAL AREA	A	+	B			39.002
TYPICAL FLOOR (1st ,2nd& 3rd)							
	DESCRIPTION	L	x	B	x	No's	AREA (SqMt)
A	AREA OF BLDCK	10.119	x	10.850	x	1	109.791
	DEDUCTIONS						
	1	0.998	x	7.350	x	1	7.335
	2	1.502	x	6.203	x	1	9.317
	3	1.319	x	5.200	x	1	6.859
	4	1.800	x	2.300	x	1	4.140
	5	1.000	x	1.000	x	1	1.000
	6	2.300	x	3.900	x	1	8.970
	7	2.610	x	1.200	x	1	3.132
	8	1.069	x	4.450	x	1	4.757
	9	3.755	x	1.550	x	1	5.820
B							51.330
	NET AREA	A	-	B			
		109.791	-	51.330	=		58.461

BALCONY AREA STATEMENT OF BUILDING NO 3							
PERMISSIBLE BALCONY (1st ,2nd,3rd FLOOR					=	15% OF NET BUILT UP AREA	
					=	(58.461 x 15)/100	
					=	8.769	SqMt
BALCONY PROVIDED (1st,2nd FLOOR)							
	TYPE	L	x	B	x	No's	AREA (SqMt)
	OPEN BALCONY (B1)	1.233	x	3.500	x	1	4.316
	OPEN BALCONY (B2)	1.438	x	2.500	x	1	3.595
	TOTAL						7.911

TERRACE AREA STATEMINT OF BUILDING NO "3"							
PERMISSIBLE TERRACE (1st to 3rd FLOOR)					=	20% OF NET BUILT UP	
					=	(58.460 x 20)/100	
					=	11.692	SqMt
TERRACE PROVIDED							
FLOOR	TYPE	L	x	B	x	No's	AREA (SqMt)
1st,3rd	T1	2.100	x	2.386	x	1	5.011
	T2	1.798	x	2.700	x	1	4.855
						TOTAL	9.865
TERRACE PROVIDED							
FLOOR	TYPE	L	x	B	x	No's	AREA (SqMt)
2nd	T1	2.100	x	2.386	x	1	5.011
	T2	1.950	x	2.300	x	1	4.485
						TOTAL	9.496

SCHEDULE OF DOORS AND WINDOWS BUILDING NO "3"			
TYPE	SIZE (m)	AREA (Sqm)	DESCRIPTION
D	1.00 x 2.30	2.300	TEAKWOOD PANELLED DOOR
D2	0.75 x 2.30	1.725	LAMINATED FLUSH DOOR
SD1	1.80 x 2.30	4.140	ALUMINIUM SLIDING DOOR
W1	1.80 x 1.40	2.520	ALUMINIUM SLIDING WINDOW
W2	1.20 x 1.40	1.680	ALUMINIUM SLIDING WINDOW
V	0.45 x 0.90	0.405	GLASS LOUVERS

LIGHT & VENTILATION STATEMENT OF BUILDING NO 3'					
ROOM	CARPET AREA (SqM)	1/6TH REQ. (SqM)	AREA PROVIDED (SqMt)		
			1st	2nd	3rd
LIVING	9.815	1.636	4.140	2.520	4.140
KITCHEN	4.500	0.750	1.680	1.680	1.680
BATH	1.200	0.200	0.405	0.405	0.405
W.C.	1.080	0.180	0.405	0.405	0.405

OWNER'S NAME AND SIGN:

1.SURAJ JALE
Shivkrupa Builders & Developers
Partners
2.PRADYESH KAMBLE

DESCRIPTION OF PROPOSAL AND PROPERTY:

Proposed Development Permission Of Residential Building on Plot no 1,2 Of Gut no 12 At Village Usarli Khurd ,Taluka Panvel,Dist Raigad

ARCHITECT'S NAME AND SIGN:

Ar. Sandeep S. Shinde
Registration N[illegible]
Ar. Sandeep Shinde
Reg. No: CA/2010/50797

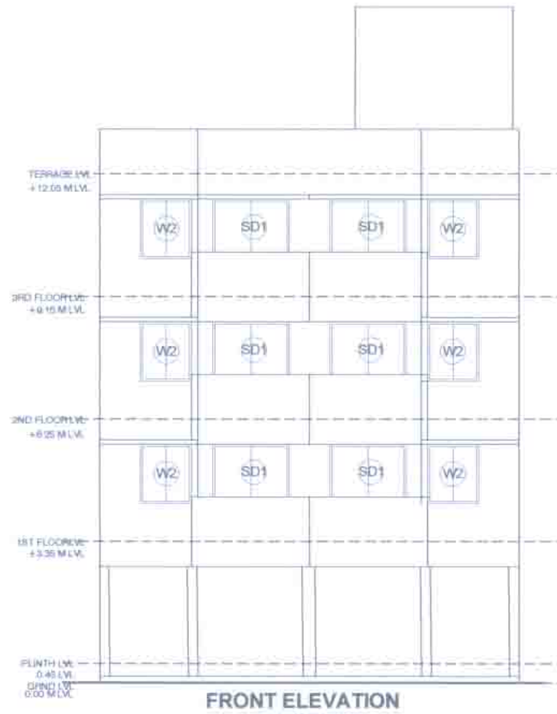
ARCHITECTS AND PLANNERS AUGUR DESIGNS NAVI MUMBAI

DATE	DRAWN BY	CHECKED BY	SCALE	NORTH
22/02/2018	D.A.	S.S.	1:100	

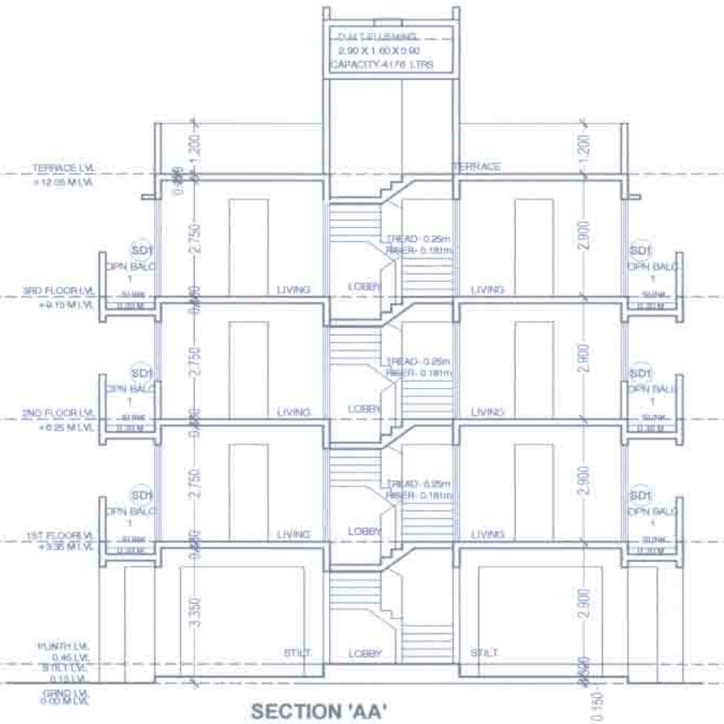
augur DESIGNS
ARCHITECTS AND PLANNERS
Shop No- B/9, Pawanpoot Co-Operative Housing Society, Plot No - 55, Sector - 21, Near Apeejay School, Kharghar, Navi Mumbai - 410210
Contact - +91 98336 86247, +91 98672 78919
email - augurdesigns@gmail.com

SHEET CONTENT	6/6
BLDG NO - 4	
STAMP OF APPROVAL	

DEVELOPMENT PERMISSION GRANTED
Subject to the conditions mentioned
in this office's letter No.:
CIDCO/NAINA/Panvel/Usarli Khurd/BP-227/CC/2018/1296
Dated 22 FEB 2018
Associate Planner (NAINA)



FRONT ELEVATION
SCALE - 1:100



SECTION 'AA'
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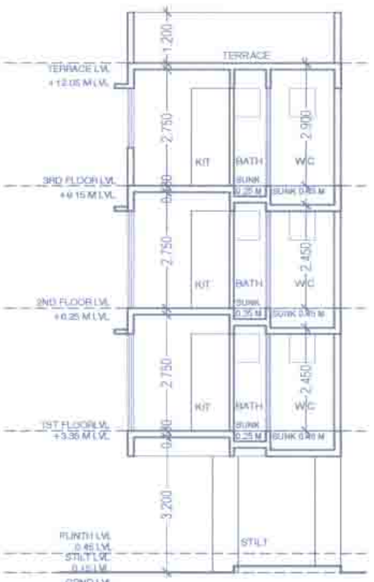
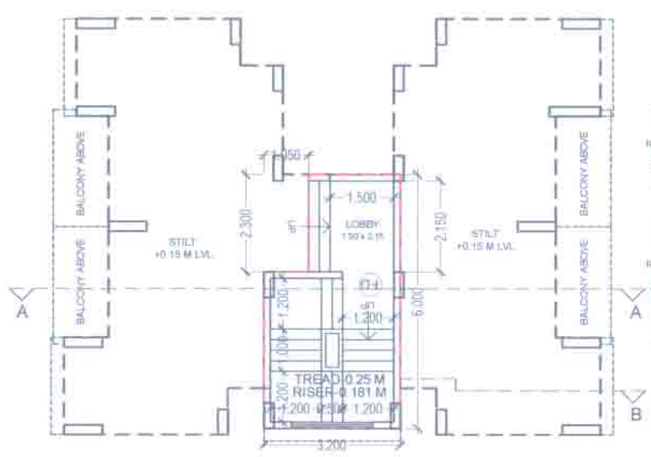


SECTION 'BB'
SCALE - 1:100

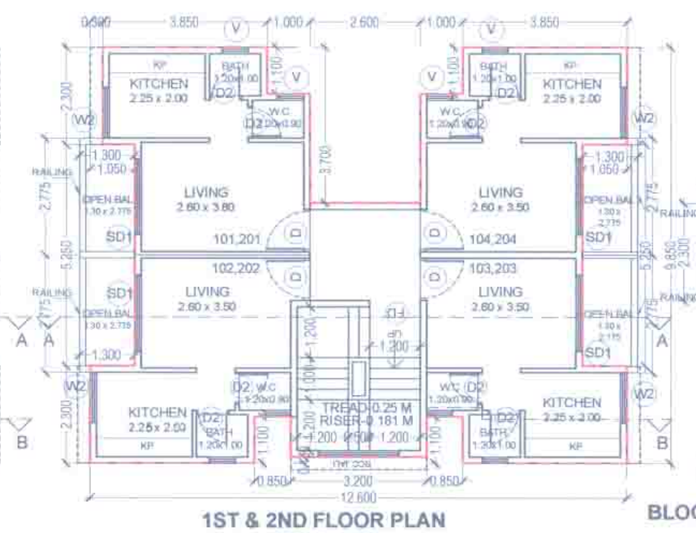
SCHEDULE OF DOORS AND WINDOWS BUILDING NO '4'			
TYPE	SIZE (m)	AREA (Sqm)	DESCRIPTION
D	1.00 x 2.30	2.300	TEAKWOOD PANELLED DOOR
D1	0.90 x 2.30	2.070	LAMINATED FLUSH DOOR
SD1	1.80 x 2.30	4.140	ALUMINIUM SLIDING DOOR
W1	1.80 x 1.40	2.520	ALUMINIUM SLIDING WINDOW
W2	1.20 x 1.40	1.680	ALUMINIUM SLIDING WINDOW
V	0.45 x 0.90	0.405	GLASS LOUVERS

LIGHT & VENTILATION STATEMENT OF BUILDING NO '4'					
ROOM	CARPET AREA (SqM)	1/6TH REQ. (SqM)	AREA PROVIDED (SqMt)		
			1st	2nd	3rd
LIVING	9.100	1.517	4.140	2.520	4.140
KITCHEN	4.500	0.750	1.680	1.680	1.680
BATH	1.200	0.200	0.405	0.405	0.405
W.C.	1.080	0.180	0.405	0.405	0.405

BUILT UP AREA STATEMENT OF BUILDING NO '4'							
GROUND FLOOR (STAIRCASE)							
A	AREA OF BLOCK	3.200	x	6.000	x	1	19.200
	DEDUCTIONS						
	1	1.050	x	2.300	x	1	2.415
B						TOTAL	2.415
	NET AREA	A	-	B			
		19.200	-	2.415	=		16.785
TYPICAL FLOOR (1st ,2nd FLOOR)							
	DESCRIPTION	L	x	B	x	No's	AREA (SqMt)
A	AREA OF BLOCK	12.600	x	9.850	x	1	124.110
	DEDUCTIONS						
	1	0.300	x	2.300	x	1	0.690
	2	1.000	x	1.100	x	2	2.200
	3	2.600	x	3.700	x	1	9.620
	4	1.050	x	5.250	x	2	11.025
	5	0.850	x	1.100	x	2	1.870
	6	3.300	x	0.150	x	1	0.480
B							25.885
	NET AREA	A	-	B			
		124.110	-	25.885	=		98.225
TYPICAL FLOOR (3rd FLOOR)							
	DESCRIPTION	L	x	B	x	No's	AREA (SqMt)
A	AREA OF BLOCK	12.600	x	9.850	x	1	124.110
	DEDUCTIONS						
	1	0.300	x	2.300	x	1	0.690
	2	1.000	x	1.100	x	1	1.100
	3	2.750	x	3.700	x	1	10.175
	4	4.700	x	4.850	x	1	22.795
	5	1.050	x	5.250	x	1	5.513
	6	1.050	x	2.700	x	1	2.835
	7	0.850	x	1.100	x	2	1.870
	8	3.300	x	0.150	x	1	0.480
B							45.458
	NET AREA	A	-	B			
		124.110	-	45.458	=		78.653
BALCONY AREA STATEMENT OF BUILDING NO '4'							
PERMISSIBLE BALCONY (1st ,2nd Floor)					-	15% OF NET BUILT UP AREA	
					-	98.225 x 15/100	
					=	14.734	SqMt
BALCONY PROVIDED (1st,2nd FLOOR)							
	TYPE	L	x	B	x	No's	AREA (SqMt)
	OPEN BALCONY (B1)	1.300	x	2.775	x	4	14.430
	TOTAL						14.430
PERMISSIBLE BALCONY (3rd Floor)					-	15% OF NET BUILT UP AREA	
					-	78.653x 15/100	
					=	11.798	SqMt
BALCONY PROVIDED (3rd Floor)							
	TYPE	L	x	B	x	No's	AREA (SqMt)
	OPEN BALCONY (B1)	1.300	x	2.775	x	3	10.823
	TOTAL						10.823

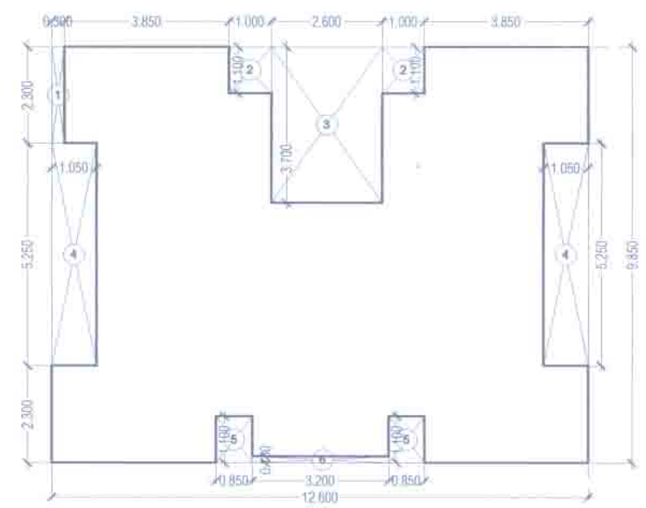


STILT FLOOR PLAN
SCALE - 1:100

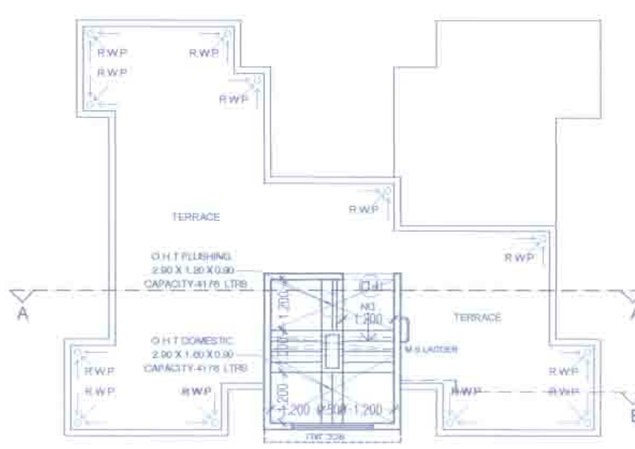


1ST & 2ND FLOOR PLAN
SCALE - 1:100

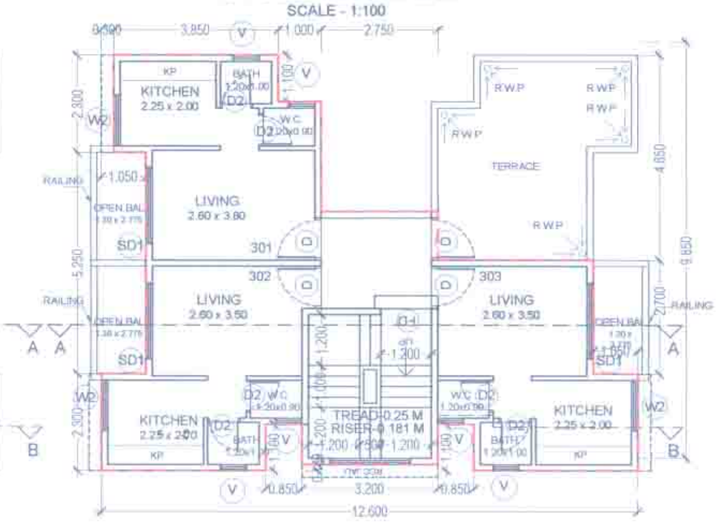
BLOCK PLAN(GROUND)
SCALE - 1:100



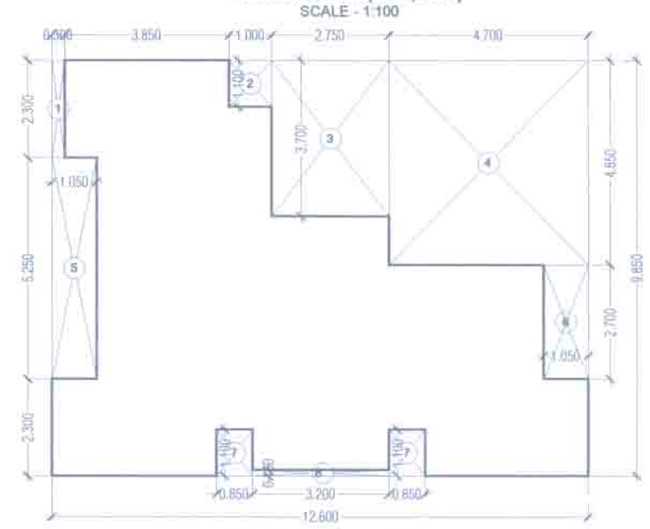
BLOCK PLAN(1ST,2ND)
SCALE - 1:100



TERRACE FLOOR PLAN
SCALE - 1:100



3RD FLOOR PLAN
SCALE - 1:100



BLOCK PLAN(3RD)
SCALE - 1:100

OWNER'S NAME AND SIGN:

1.SURAJ JALE
2.PRADYESH KAMBLE

Shivkrupa Builders & Developers
Partners

DESCRIPTION OF PROPOSAL AND PROPERTY:

Proposed Development Permission Of Residential Building on Plot no 1,2 Of Gut no 12 At Village Usarli Khurd ,Taluka Panvel,Dist Raigad

ARCHITECT'S NAME AND SIGN:

Ar. Sandeep S. Shinde
Registration No. CA/2010/50797

Ar. Sandeep Shinde
Reg. No: CA/2010/50797

AUGUR DESIGNS ARCHITECTS AND PLANNERS

DATE	DRAWN BY	CHECKED BY	SCALE	NORTH
22/02/2018	D.A.	S.S.	1:100	

augur DESIGNS
ARCHITECTS AND PLANNERS
Shop No- B/9, Pawanpoot Co-Operative Housing Society, Plot No - 55, Sector - 21, Near Apeejay School, Kharghar, Navi Mumbai - 410210
Contact - +91 98336 86247, +91 98672 78919
email - augurdesigns@gmail.com