

Approved subject to the conditions mentioned in Commencement Certificate issued by this office bearing Certificate No. CIDCO/NAINA/Panvel/Harigrām/BP-00598/CC/2023/0325 Dated : 10 Feb 2023.



SANCTIONED DP PLAN SCALE : 1:4000

Table with columns: AREA STATEMENT, Area in sq.mts. Rows include: a) Area of plot as per 7/12 extract, b) Area of plot as per physical survey, c) Area of plot as per triangulation of TILR, d) Area of plot considered (least of a), b) & c) above, Deduction for: a) Existing road widening area (MDR-13), b) Proposed DP road, c) Any reservations, Total (a+b+c), 3) Gross area of the plot (1d-2), 4) Deduction of Amenity Spaces If any, 5) Net plot area (3-4), 6) Required RG/Open space (10% of 5 or 250.00 sq.mts whichever is more), 7) Proposed RG/Open space, 8) Permissible FSI, a) Basic FSI, b) FSI with premium, c) Total FSI, 9) Permissible Built-up area, 10) Proposed Built-up area, 11) Existing Built-up area, if any, 12) Balance Built-up area (9-10), 13) FSI consumed (10/5), 14) FSI balance (8c-13), 15) No. of units proposed, a) Residential, b) Commercial, No. of trees proposed to be planted, (a) Trees to be planted against plot area (1a / 100), (b) Trees to be planted against trees felled (No. x 5), (c) Trees to be planted against open space (6/100x5), (d) No. of trees required to be planted (16a+16b+16c), (e) No. of existing trees, (f) No. of trees to be planted, D) Balcony area statement, E) TDR, F) Parking statement (for details refer parking area statement), G) Loading/unloading spaces.

Table with columns: Block, Description, Length (meter), Breadth (meter), Area in sq.mts. Rows include: 1, 2, 3, Total.

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: 30/07/2022

Meenakshi & Associates Reg. No. CA/1988/2294C Ar. Meenakshi Shrivastav Signature of Architect (Ar. Meenakshi Shrivastav)

OWNERS NAME & SIGNATURE Certified that I have surveyed the plot bearing Gut no 32/C, at the village of - Harigrām, Tal- Panvel, Dist - Raigad, dated 27/07/2022 and in possession of all the sides etc. of the plot stated on the plan are measured on site and area so worked out is 2700.148 sq.mts.

SIGNATURE OF OWNERS Mr. Tushar Prabhakar Muley, Mr. Pravin Shyamunder Sahu, Mr. Sandip Diip Shewale SIGNATURE OF ARCHITECT (Ar. Meenakshi Shrivastav)

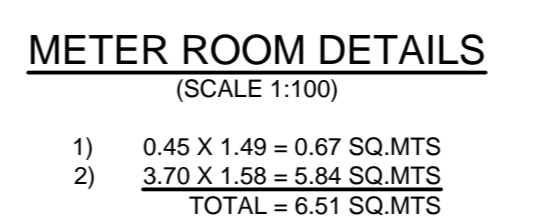
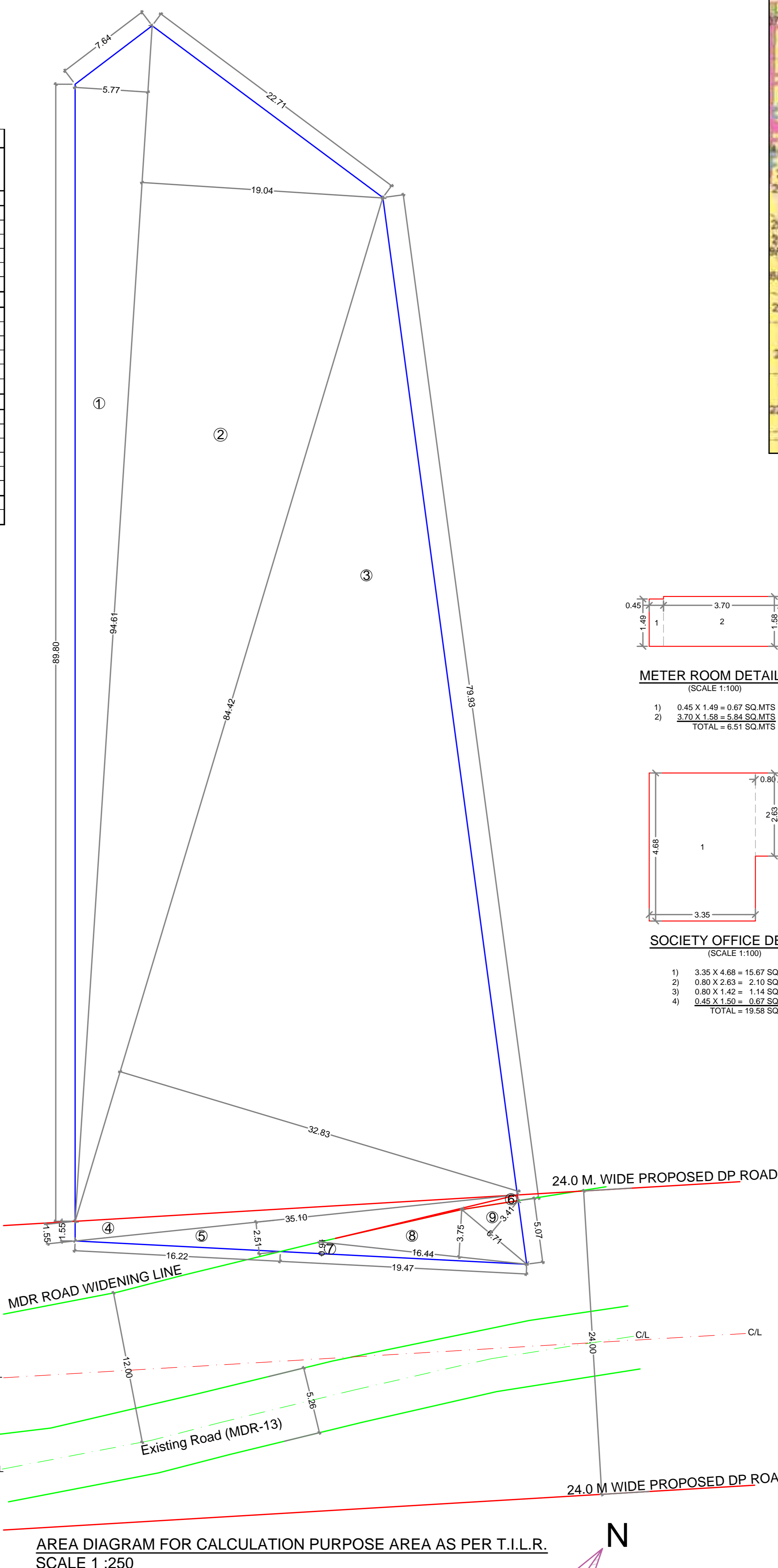
DESCRIPTION OF THE PROPERTY PROPOSED RESIDENTIAL BUILDING ON GUT NO. 32/C, AT VILLAGE - HARIGRAM, TAL. PANVEL, DIST. RAIGAD.

DEVELOPMENT PERMISSION Name & Registration of Architect: Meenakshi & Associates Reg. No. CA/1988/2294C Ar. Meenakshi Shrivastav

Job No. HAR/2022 Date 19/01/2023 Scale 1:100 Dealt PRIYA DRG. NO. 01/03

Architect: Meenakshi Associates Shop no. 1, Sadguru Universal, New Panvel(w), 410206 phone: +91-9820082293 email: meenakshi2001@hotmail.com

T.I.L.R. AREA CALCULATION table with columns: SR. NO., TRIANGLE NUMBER, NUMBER OF TRIANGLE, 1/2, BASE (M), HEIGHT (M), AREA (SQ.M). Rows include: AREA OF LAND (A), AREA OF LAND UNDER DP ROAD (B), AREA OF LAND UNDER MDR WIDENING (B), and TOTAL LAND AREA (A+B+C) = 2683.66.



OPEN SPACE AREA CALCULATIONS table with columns: Block, Description, Length (meter), Breadth (meter), Area in sq.mts. Rows include: 1, 2, 3, Total.

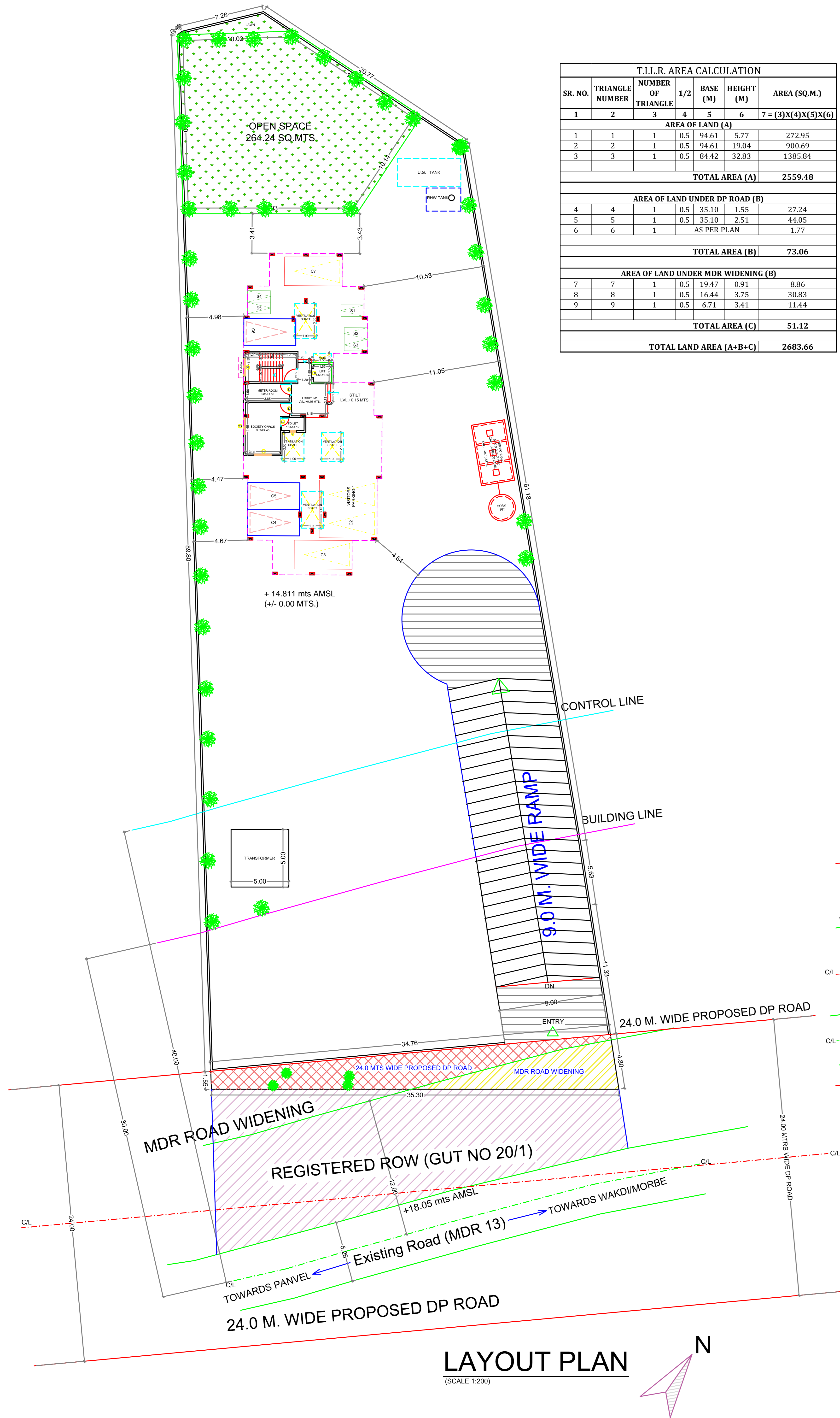
TENEMENT AREA STATEMENT table with columns: BLDG WING, FLOOR NO., Flat No., NO. of Units, Carpet Area, Balcony area, Terrace Area, Built-Up Area. Rows include: 1st, 2nd, 3rd, 4th floors, Total.

ANCILLARY AREA CALCULATION table with columns: BLDG WING, FLOOR, AREA AS PER FLINE, PROPOSED ENCLOSED BALCONY AREA, PROP. ORED TERRACE AREA, BUILT-UP AREA AS PER NAINA, ANCILLARY AREA. Rows include: 1, 2, 3, 4, 5, 6.

BUILT-UP AREA STATEMENT table with columns: FLOORS, TOTAL. Rows include: GROUND, 1st, 2nd, 3rd, 4th, TOTAL = 970.14.

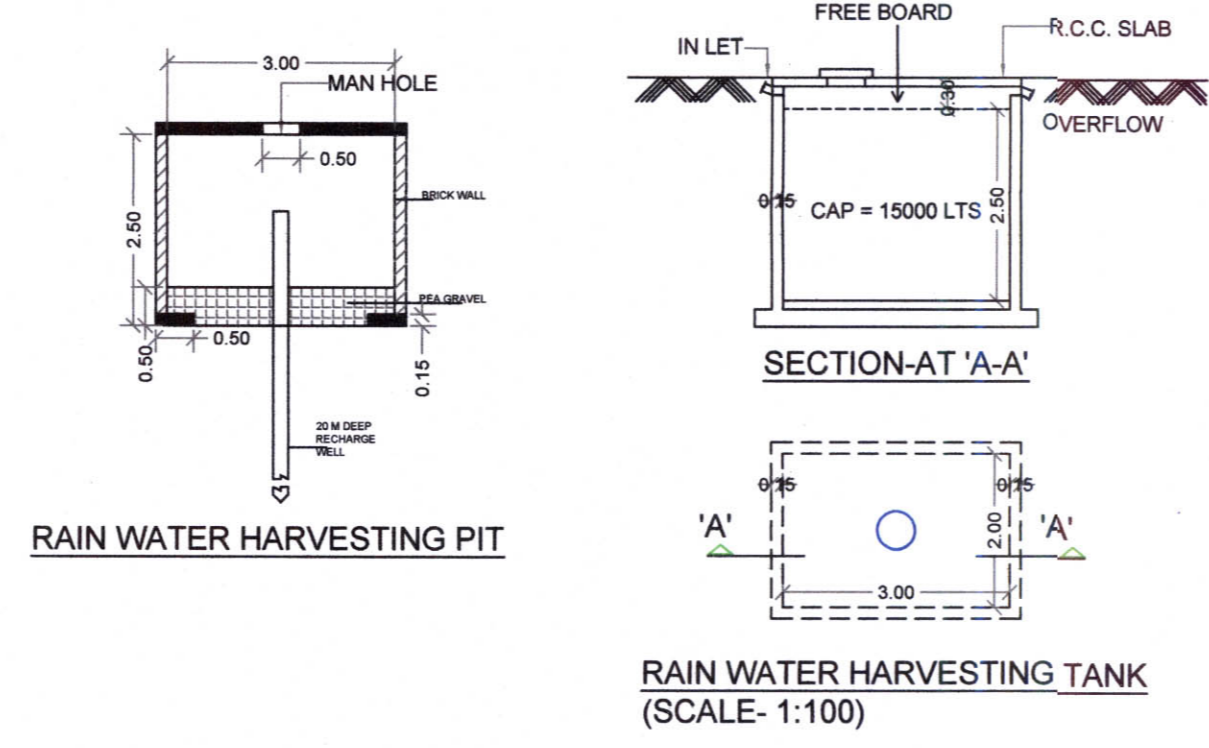
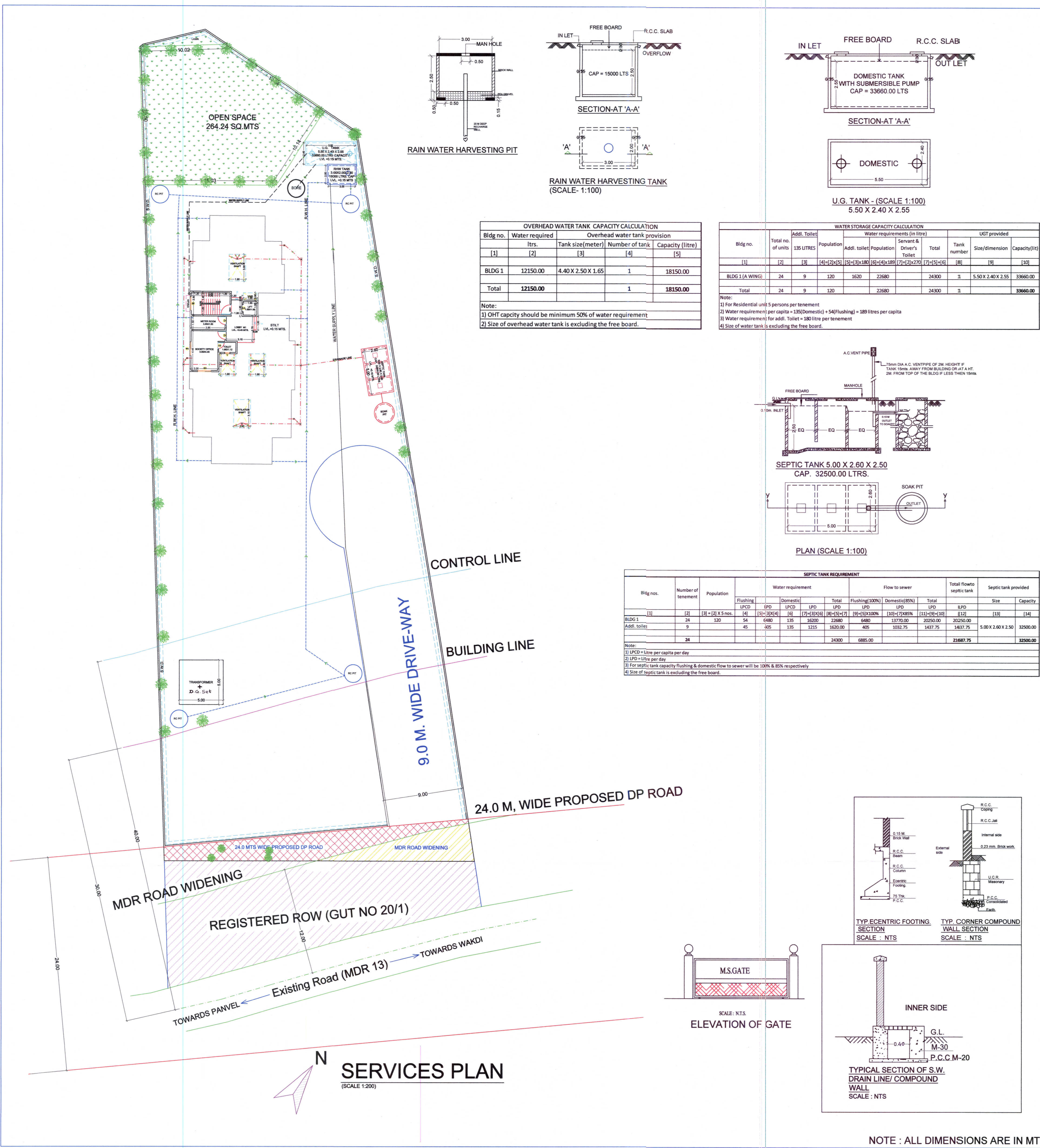
Legend table with columns: Sr. no., Item, Site plan on white print, Building plan on white print. Rows include: 1) Plot line, 2) Existing street, 3) Future street, 4) Permissible building line, 5) Marginal open spaces, 6) Drainage & Sewerage work, 7) Water supply work, 8) BWHY line, 9) Proposed work, 10) S.W. Drain, 11) Car parking, 12) Two wheeler parking, 13) Cycle parking.

PARKING STATEMENT - PLEASE REFER TO PROFORMA 1 table with columns: TENEMENT SIZE, NO. OF TENEMENTS, REQUIRED PARKING RATE, REQUIRED NO. OF PARKING SPACES. Rows include: Residential upto 35 sq.mts, Residential between 35-45 sq.mts, Residential between 45-60 sq.mts, TOTAL.



NOTE : ALL DIMENSIONS ARE IN MTS.

Approved subject to the conditions mentioned in Commencement Certificate issued by this office bearing Certificate No. :CIDCO/NAINA/Panvel/Harigram/BP-005 98/CC/2023/0325 Dated : 10 Feb 2023.



OVERHEAD WATER TANK CAPACITY CALCULATION

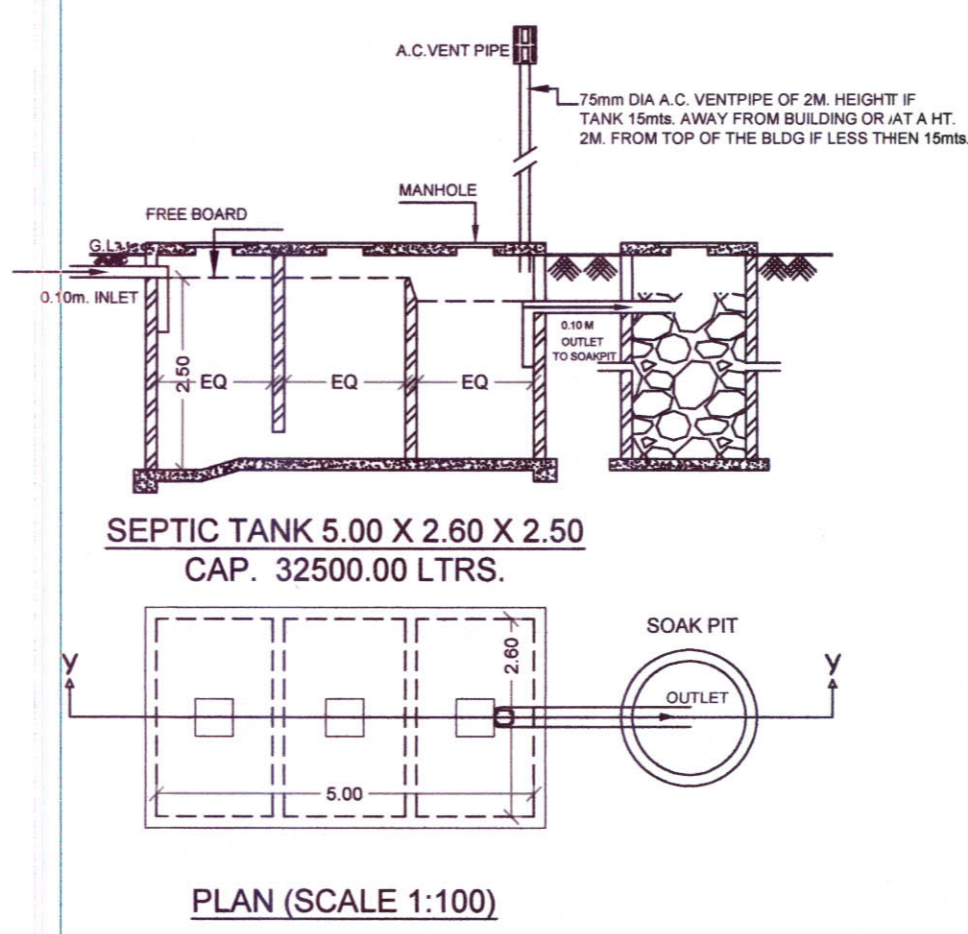
Bldg no.	Water required		Overhead water tank provision	
	ltrs.	Tank size (meter)	Number of tank	Capacity (litre)
[1]	[2]	[3]	[4]	[5]
BLDG 1	12150.00	4.40 X 2.50 X 1.65	1	18150.00
Total	12150.00		1	18150.00

Note:
 1) OHT capacity should be minimum 50% of water requirement
 2) Size of overhead water tank is excluding the free board.

WATER STORAGE CAPACITY CALCULATION

Bldg no.	Total no. of units	Addl. Toilet	Water requirements (in litre)					UGT provided		
			135 LITRES	Population	Addl. toilet	Population	Servant & Driver's Toilet	Total	Tank number	Size/dimension
[1]	[2]	[3]	[4]	[5]	[6]	[7]	[8]	[9]	[10]	
BLDG 1 (A WING)	24	9	120	1620	22680		24300	1	5.50 X 2.40 X 2.55	33660.00
Total	24	9	120	22680	24300		24300	1		33660.00

Note:
 1) For Residential unit 5 persons per tenement
 2) Water requirement per capita = 135(Domestic) + 54(Flushing) = 189 litres per capita
 3) Water requirement for addl. Toilet = 180 litre per tenement
 4) Size of water tank is excluding the free board.



SEPTIC TANK REQUIREMENT

Bldg nos.	Number of tenement	Population	Water requirement				Flow to sewer			Total flow to septic tank	Septic tank provided			
			Flushing LPD	Domestic LPD	Total LPD	Total LPD	Flushing (100%) LPD	Domestic (85%) LPD	Total LPD		Size	Capacity		
[1]	[2]	[3]	[4]	[5]	[6]	[7]	[8]	[9]	[10]	[11]	[12]	[13]	[14]	
BLDG 1	24	120	54	6480	135	16200	6480	13770.00	20250.00	20250.00				
Addl. toilet	9	45	405	135	2215	1620.00	405	2027.75	1437.75	5.00 X 2.60 X 2.50			32500.00	
Total	24					24300	6885.00	21687.75	21687.75				32500.00	

Note:
 1) LPD = Litre per capita per day
 2) LPD = Litre per day
 3) For septic tank capacity flushing & domestic flow to sewer will be 100% & 85% respectively
 4) Size of septic tank is excluding the free board.

Legend

Sr. no.	Item	Site plan on white print	Building plan on white print
(1)	(2)	(3)	(4)
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	RWH line	---	---
9	Proposed work	---	---
10	S.W. Drain	---	---

SHEET CONTENTS :
 SERVICES PLAN, UGT PLAN & SECTION & CAP. CAL., GATE ELEVATION, OHT CAP. CALCULATION, SEPTIC TANK & SOAK PIT PLAN & SECTION, CAP. CAL., S.W. DRAIN TYP. SECTION, COMPOUND WALL SECTION, ECCENTRIC FOOTING SECTION, RWH TANK PLAN AND SECTION.

OWNERS NAME & SIGNATURE

Mr. Tushar Prabhakar Muley *[Signature]*
 Mr. Pravin Shyamsunder Sahu *[Signature]*
 Mr. Sandip Dilip Shevale *[Signature]*

SIGNATURE OF ARCHITECT
 (Ar. Meenakshi Shrivastav)

DESCRIPTION OF THE PROPERTY
 PROPOSED RESIDENTIAL BUILDING ON GUT NO. 32/C, AT VILLAGE - HARIGRAM, TAL. PANVEL, DIST. RAIGAD.

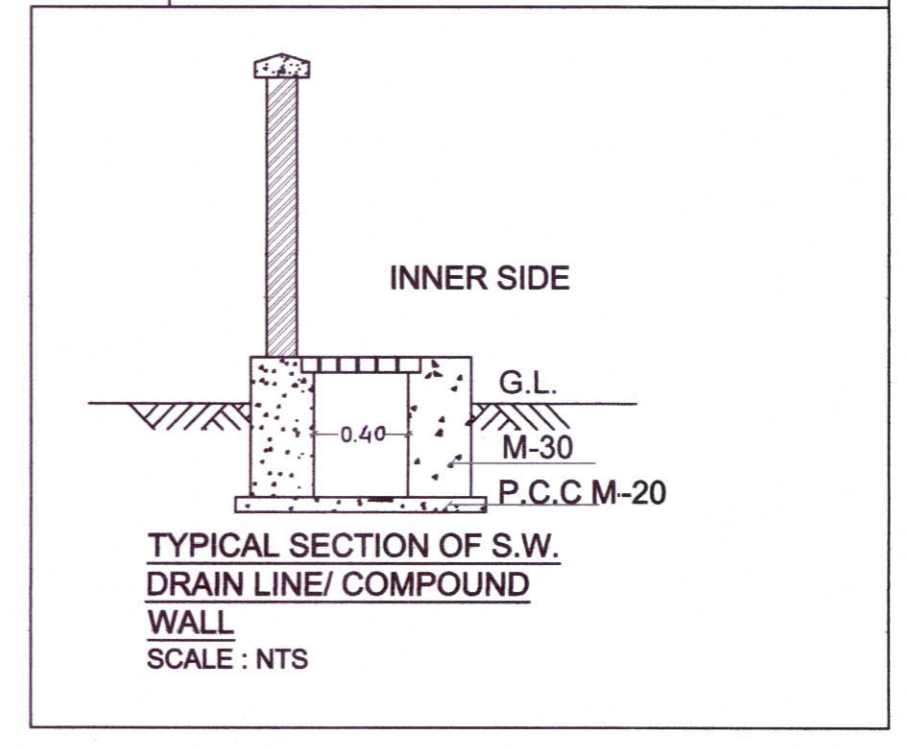
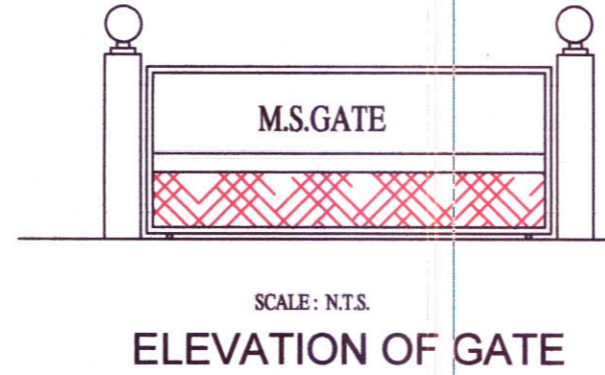
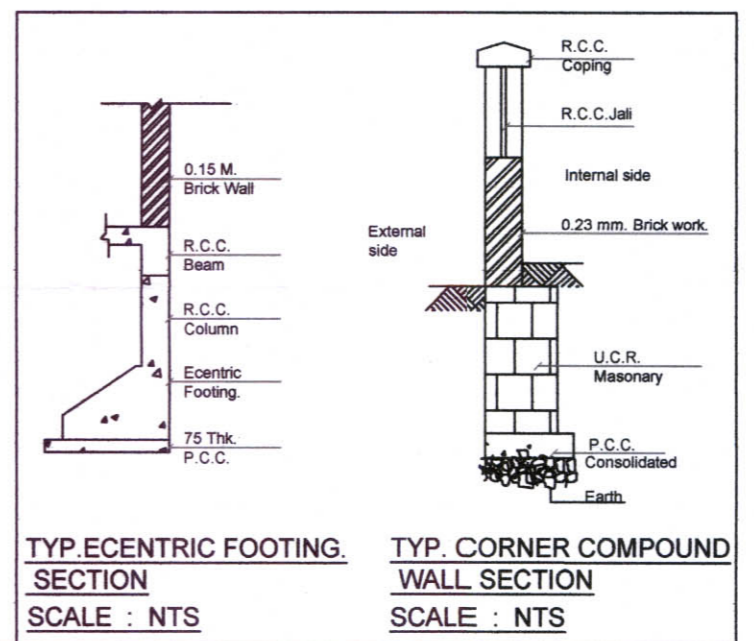
DEVELOPMENT PERMISSION

Name & Registration of Architect:
 Ar. Meenakshi Shrivastav
 CA/98/22946

Architects : Meenakshi & Associates

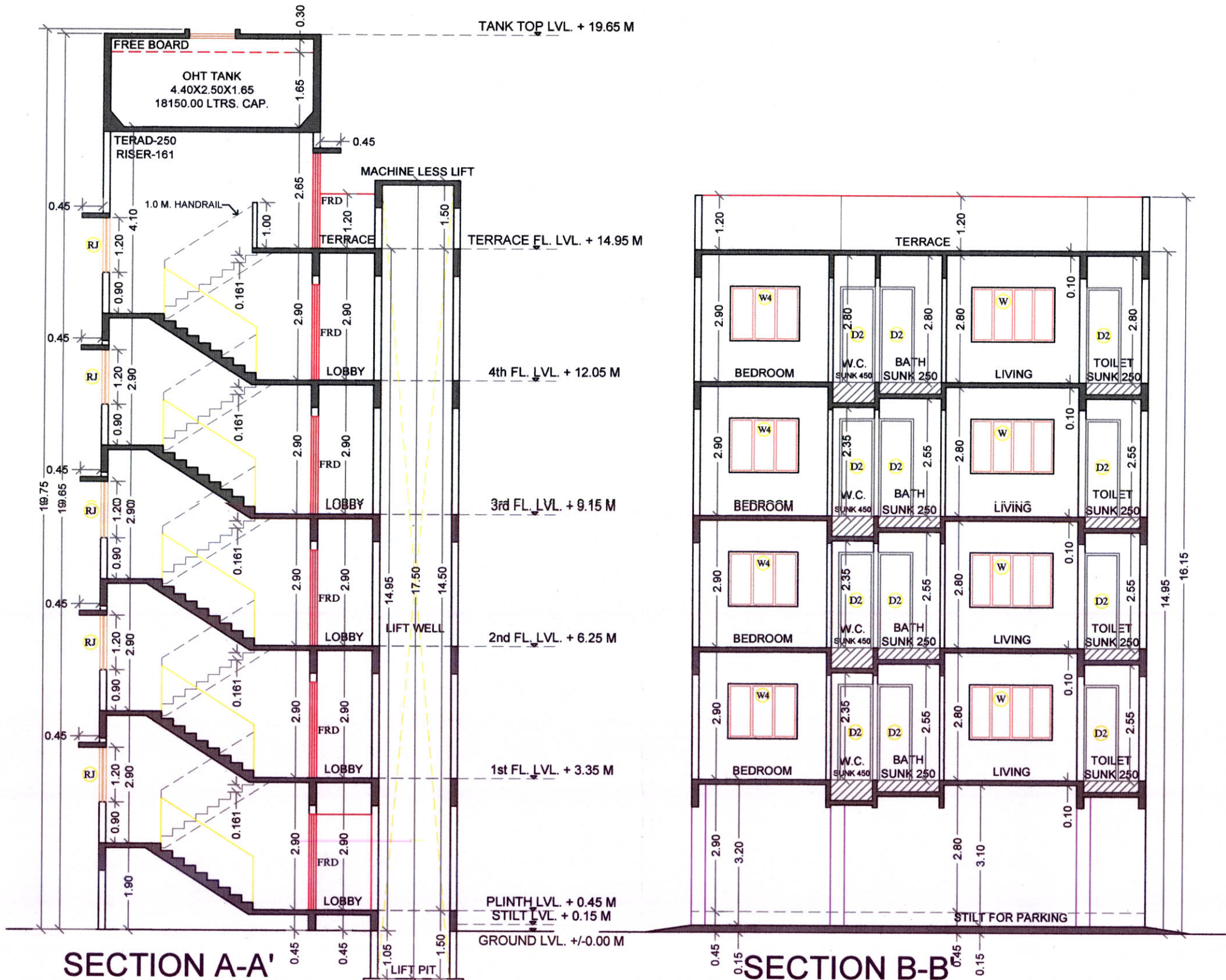
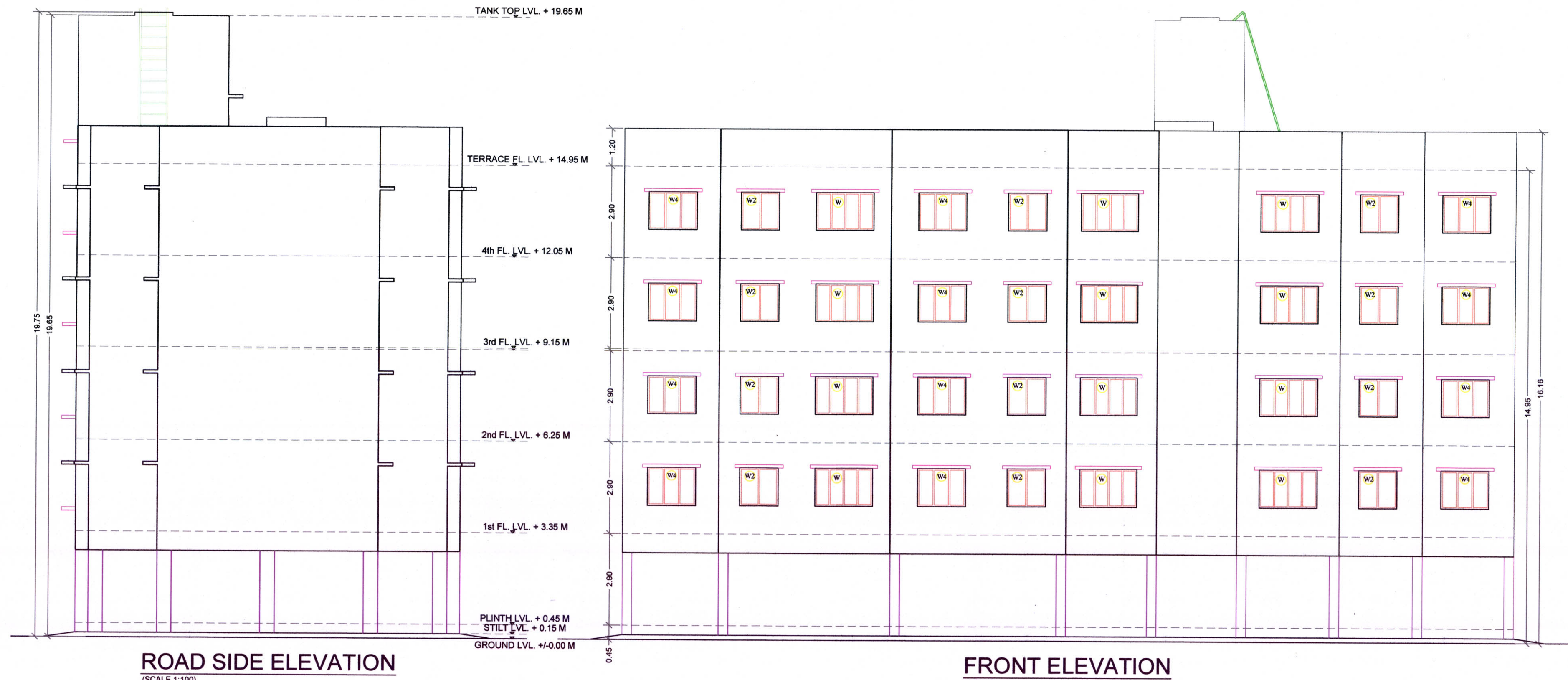
Shop no. 1, Sadguru Universal, Plot # 19, Sector-17, New Panvel(w), 410206
 phone: +91-9820082293
 email: meenakshi2001@hotmail.com

JOB NO.	HAR/2022
DATE	19/1/2023
SCALE	1:100
DEALT	PRIYA
DRG. NO.	0203



NOTE : ALL DIMENSIONS ARE IN MTS.

Approved subject to the conditions mentioned in Commencement Certificate issued by this office bearing Certificate No. :CIDCO/NAINA/Panvel/Harigram/BP-005 98/CC/2023/0325 Dated : 10 Feb 2023.



TOTAL UNITS	
RESIDENTIAL	24
COMMERCIAL	NIL
SPECIFICATIONS	
External wall thk	0.15 M
Internal wall thk	0.10 M

NOTE: PARAPET WALL - 1.20 MTS HT.

Schedule of light & ventilation					
Room	Tenement number	Carpet area	Window type	L&V type required	L&V provided
[1]	[2]	[3]	[4]	[5]=[3] / 6	[6]
Living	TYPICAL 101 TO 401 FLOOR	12.34	W	2.06	2.16
Bedroom		8.13	W4	1.36	1.80
Kitchen		4.59	W2	0.77	1.44
Bath		1.88	V	0.31	0.45
W.C.		1.16	V	0.19	0.45

SCHEDULE OF DOOR & WINDOW					
Type	Width (meter)	Height (meter)	Area (sq.mtr)	Sill hgt. (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
D2	0.90	2.10	1.89	0.00	T.W. 40MM THK FRAME DOOR
D2	0.75	2.10	1.58	0.00	30MM SINTER DOOR
PRD	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
W	1.80	1.30	2.34	0.90	AL-FRAME SLIDING WINDOW WITH FIXED M.S. GRILL
W3	1.50	1.95	2.93	0.15	AL-FRAME SLIDING WINDOW
W2	1.20	1.20	1.44	0.90	AL-FRAME SLIDING WINDOW WITH FIXED M.S. GRILL
W3	1.20	1.95	2.34	0.15	AL-FRAME SLIDING WINDOW
W4	1.50	1.20	1.80	0.90	AL-FRAME SLIDING WINDOW WITH FIXED M.S. GRILL
W5	1.80	1.95	3.51	0.15	AL-FRAME SLIDING WINDOW
R	1.50	1.20	1.80	0.90	ICC JAU
V	0.60	0.75	0.45	1.35	GLASS LOUVERED VENTILATOR
V1	0.42	0.75	0.32	1.35	GLASS LOUVERED VENTILATOR

M1	
ARTIFICIAL LIGHTING	

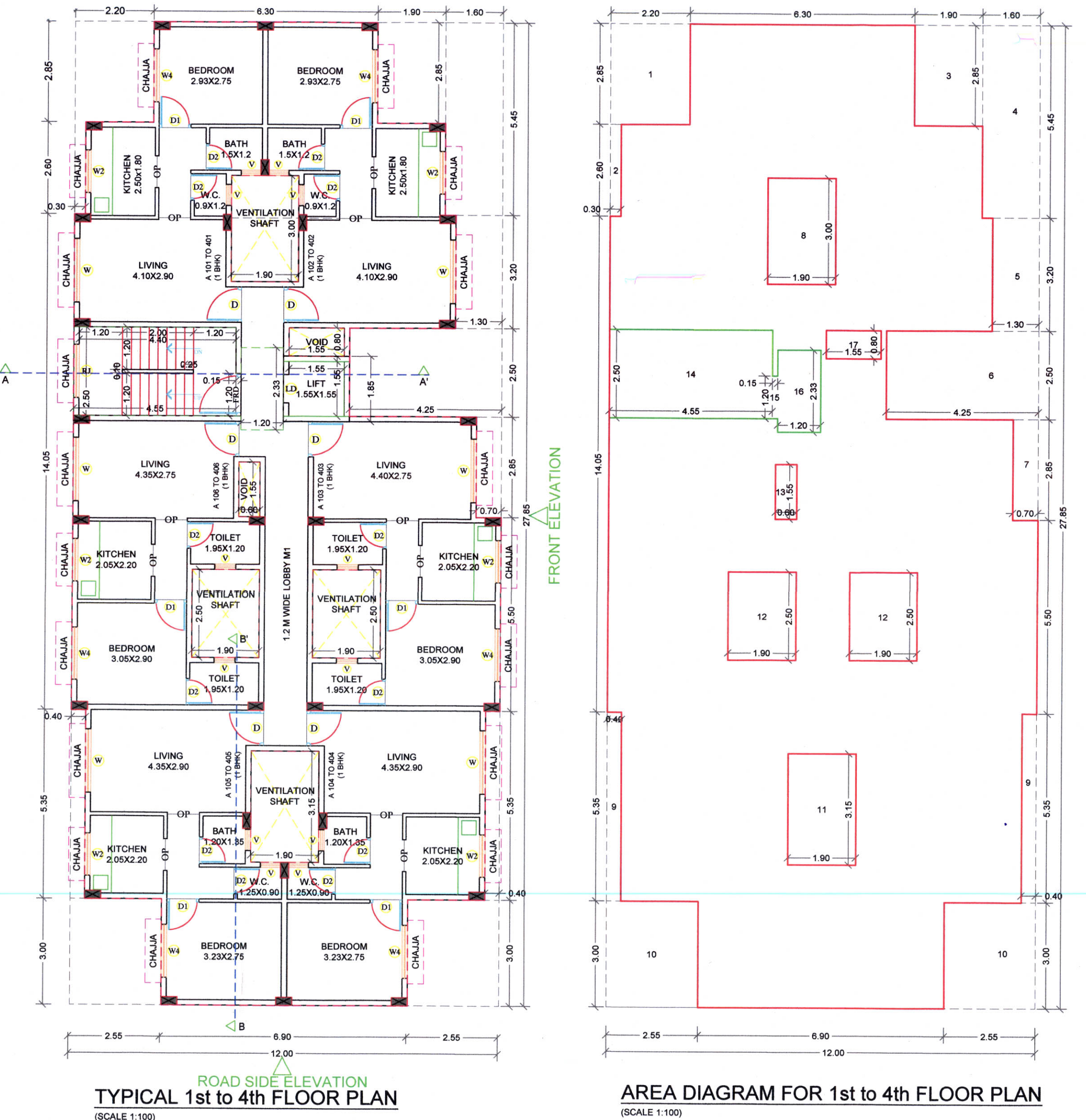
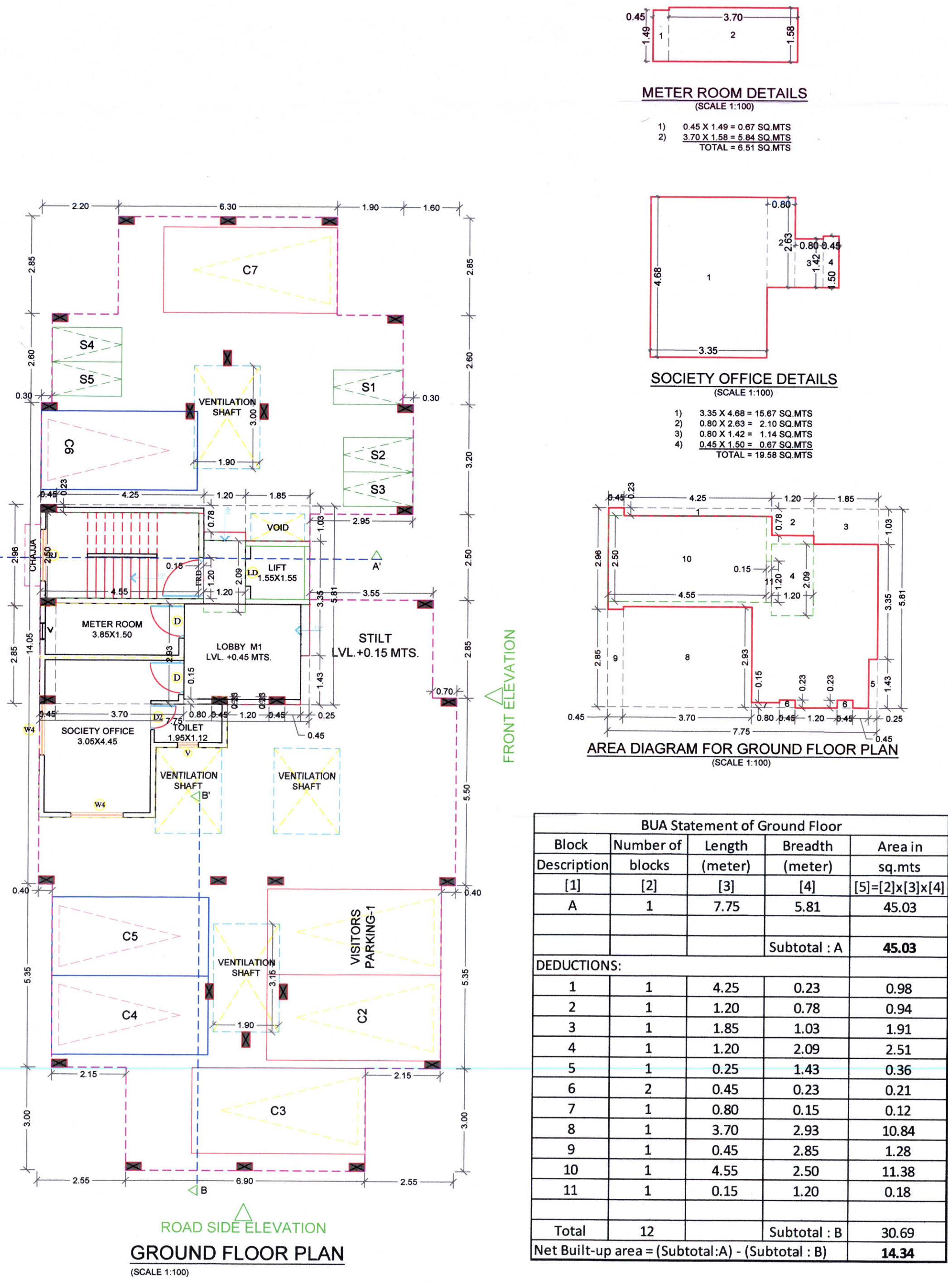
SHEET CONTENTS :
GROUND, TYPICAL FIRST TO FOURTH & TERRACE FLOOR PLAN
AREA DIAGRAM FOR GROUND, TYPICAL FIRST TO FOURTH FLOOR PLAN & AREA CALCULATIONS
BUILT-UP AREA STATEMENT
LIGHT & VENTILATION STATEMENT, SCHEDULE OF DOOR & WINDOW
ROAD SIDE ELEVATION & FRONT ELEVATION, SECTION A-A & B-B

OWNER & ARCHITECT'S NAME & SIGNATURE
Mr. Tushar Prabhakar Muley
Mr. Pravin Shyamunder Sahu
Mr. Sandip Dilip Shewale
SIGNATURE OF OWNERS
SIGNATURE OF ARCHITECT (Ar:Meenakshi Shrivastav)

DESCRIPTION OF THE PROPERTY
PROPOSED RESIDENTIAL BUILDING ON GUT NO. 32/C, AT VILLAGE - HARIGRAM, TAL. PANVEL, DIST. RAIGAD.

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. P355/2019
DATE 16/01/2023
SCALE 1:100
DEALT PRIYA
DRG. NO. 0303



BUILT-UP AREA STATEMENT	
FLOORS	TOTAL
GROUND	14.34
1st	238.95
2nd	238.95
3rd	238.95
4th	238.95
TOTAL	970.14

BUA Statement of Typical 1st To 4th Floor				
Block Description	Number of blocks	Length (meter)	Breadth (meter)	Area in sq.mts
[1]	[2]	[3]	[4]	[5]=[2]x[3]x[4]
A	1	12.00	27.85	334.20
Subtotal : A				334.20
DEDUCTIONS:				
1	1	2.20	2.85	6.27
2	1	0.30	2.60	0.78
3	1	1.90	2.85	5.42
4	1	1.60	5.45	8.72
5	1	1.30	3.20	4.16
6	1	4.25	2.50	10.63
7	1	0.70	2.85	2.00
8	1	1.90	3.00	5.70
9	2	0.40	5.35	4.28
10	2	2.55	3.00	15.30
11	1	1.90	3.15	5.99
12	2	1.90	2.50	9.50
13	1	0.60	1.55	0.93
14	1	4.55	2.50	11.38
15	1	0.15	1.20	0.18
16	1	1.20	2.33	2.80
17	1	1.55	0.80	1.24
Total				95.25
Net Built-up area = (Subtotal-A) - (Subtotal - B)				238.95

BUA Statement of Ground Floor				
Block Description	Number of blocks	Length (meter)	Breadth (meter)	Area in sq.mts
[1]	[2]	[3]	[4]	[5]=[2]x[3]x[4]
A	1	7.75	5.81	45.03
Subtotal : A				45.03
DEDUCTIONS:				
1	1	4.25	0.23	0.98
2	1	1.20	0.78	0.94
3	1	1.85	1.03	1.91
4	1	1.20	2.09	2.51
5	1	0.25	1.43	0.36
6	2	0.45	0.23	0.21
7	1	0.80	0.15	0.12
8	1	3.70	2.93	10.84
9	1	0.45	2.85	1.28
10	1	4.55	2.50	11.38
11	1	0.15	1.20	0.18
Total				30.69
Net Built-up area = (Subtotal-A) - (Subtotal : B)				14.34