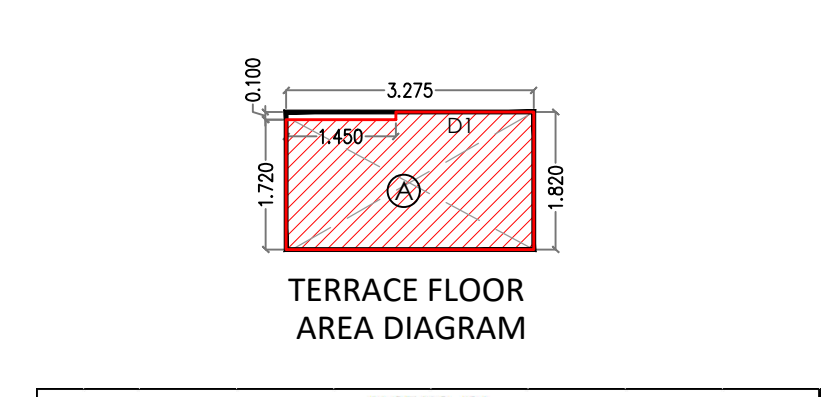
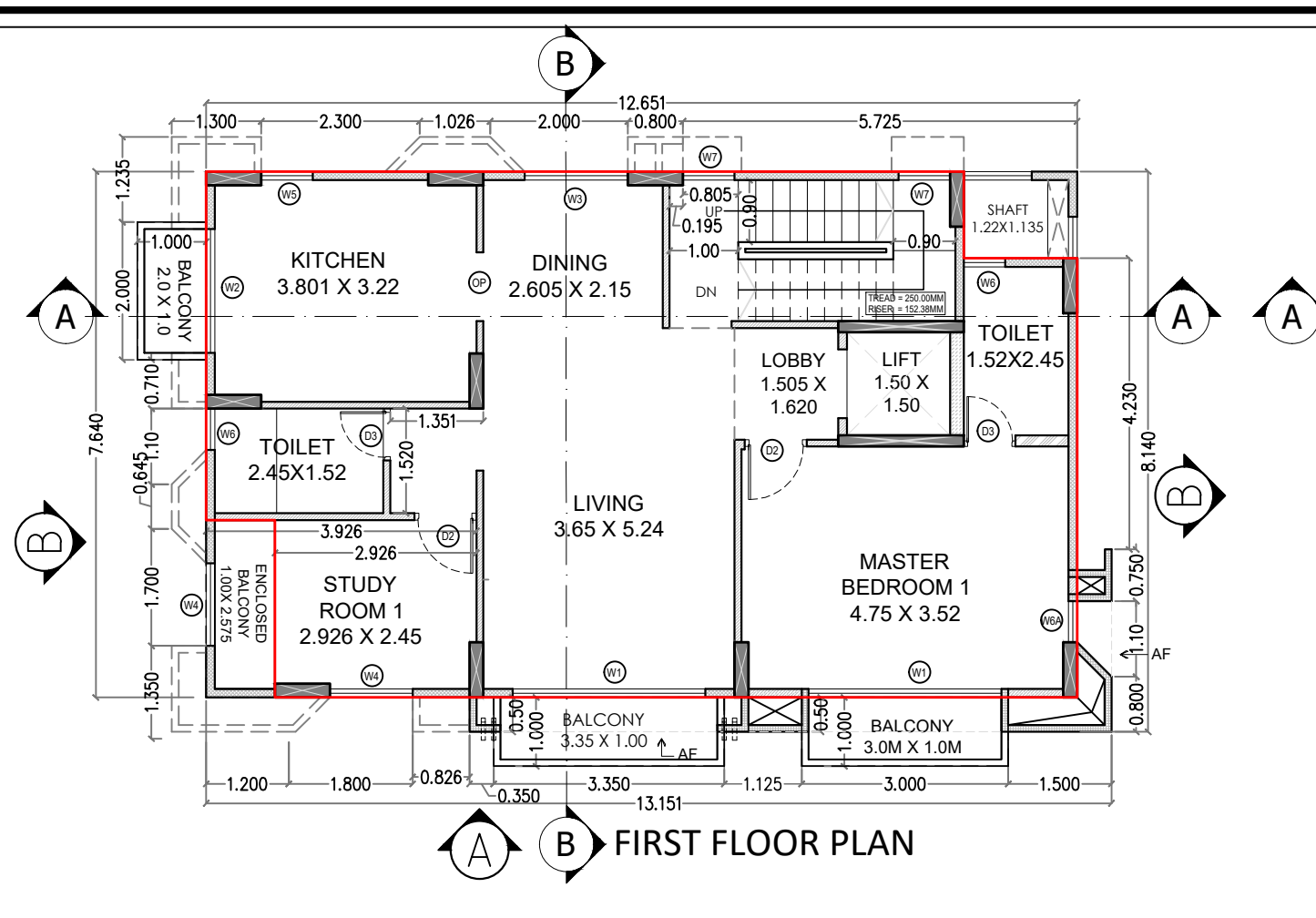
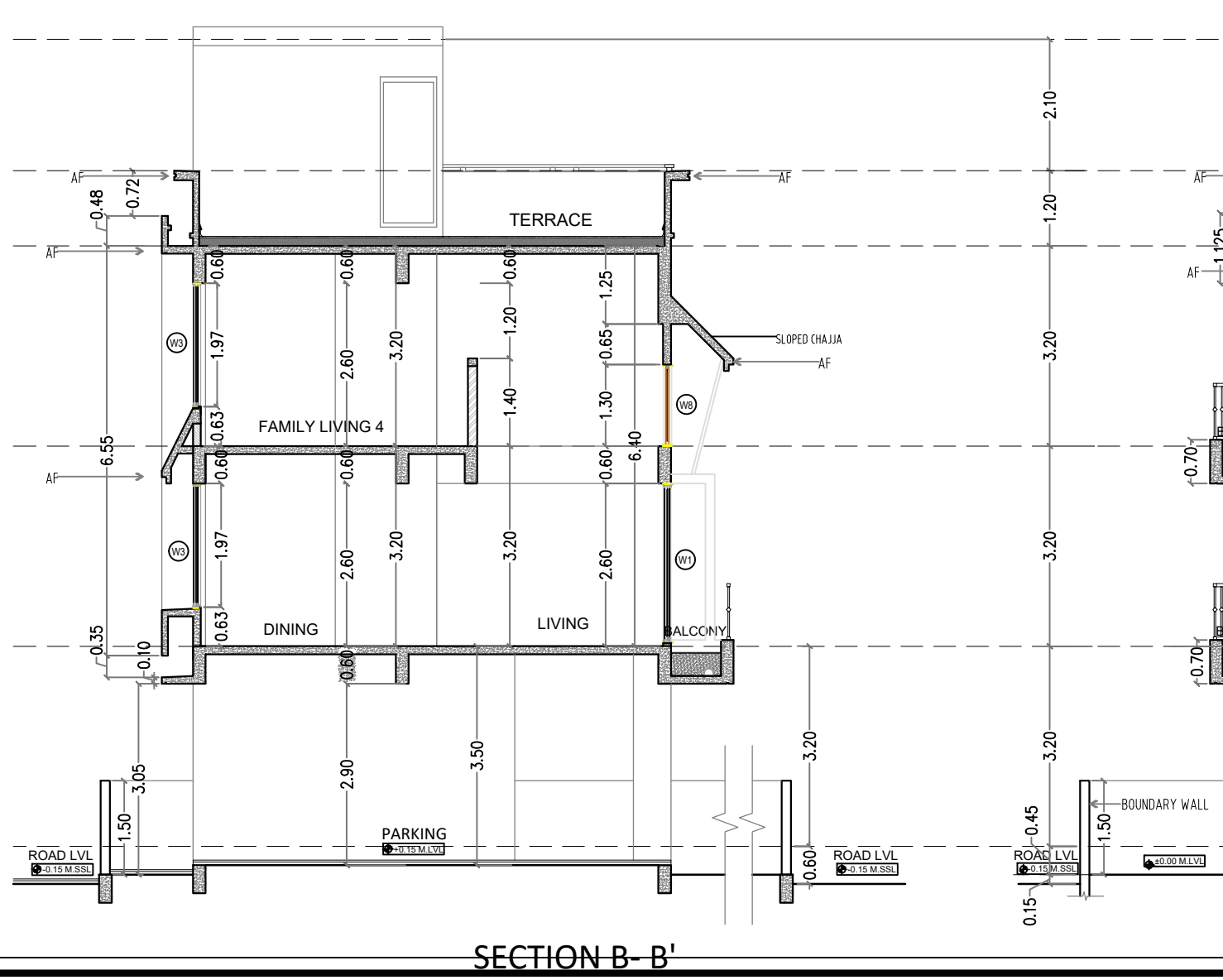


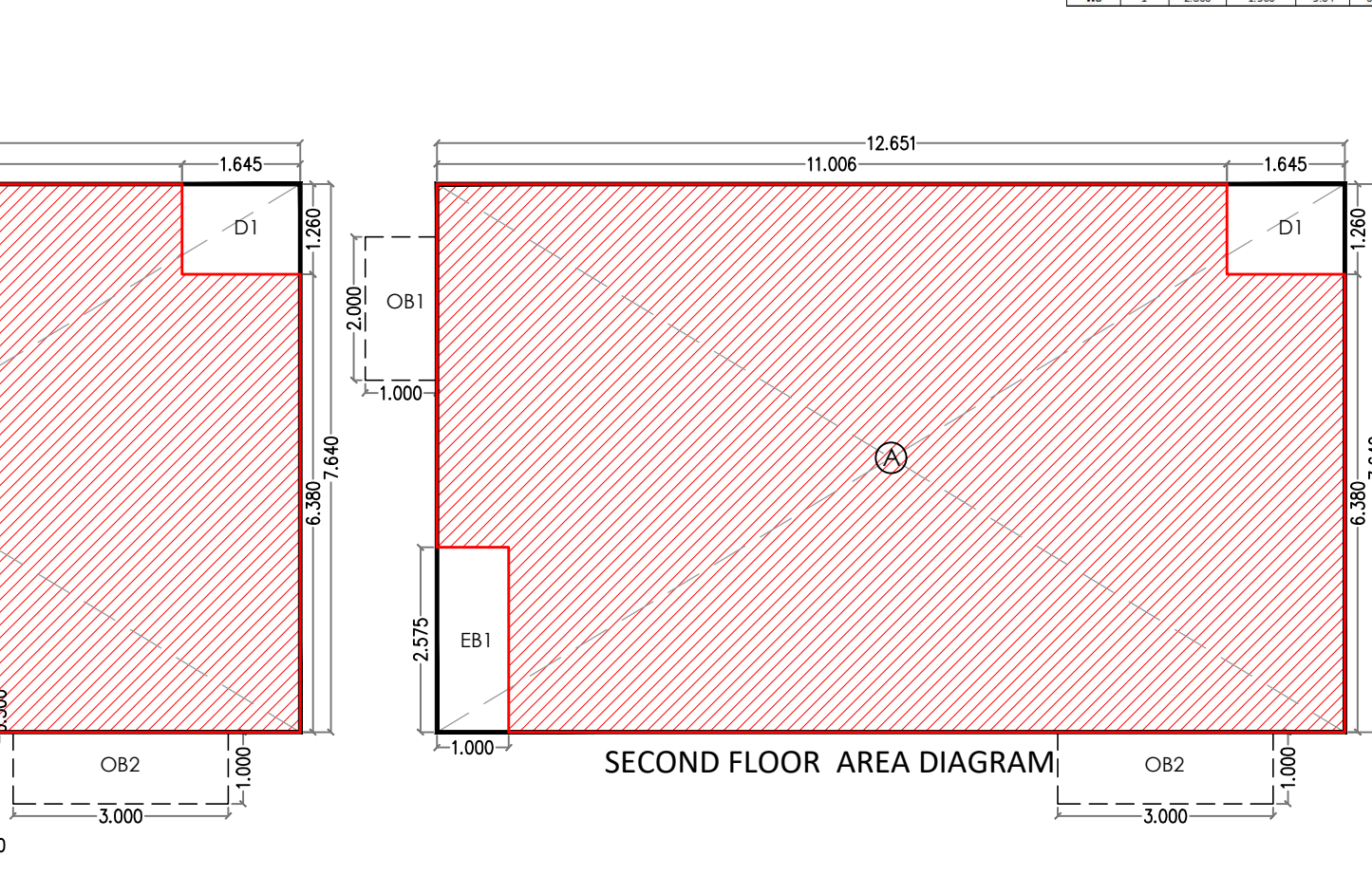
PLOT NO. 104	
GROUND FLOOR AREA CALCULATION	
1) BLOCK AREA	33.571
2) DEDUCTION	6.529
3) NET BUILTUP AREA (1-2)	27.042



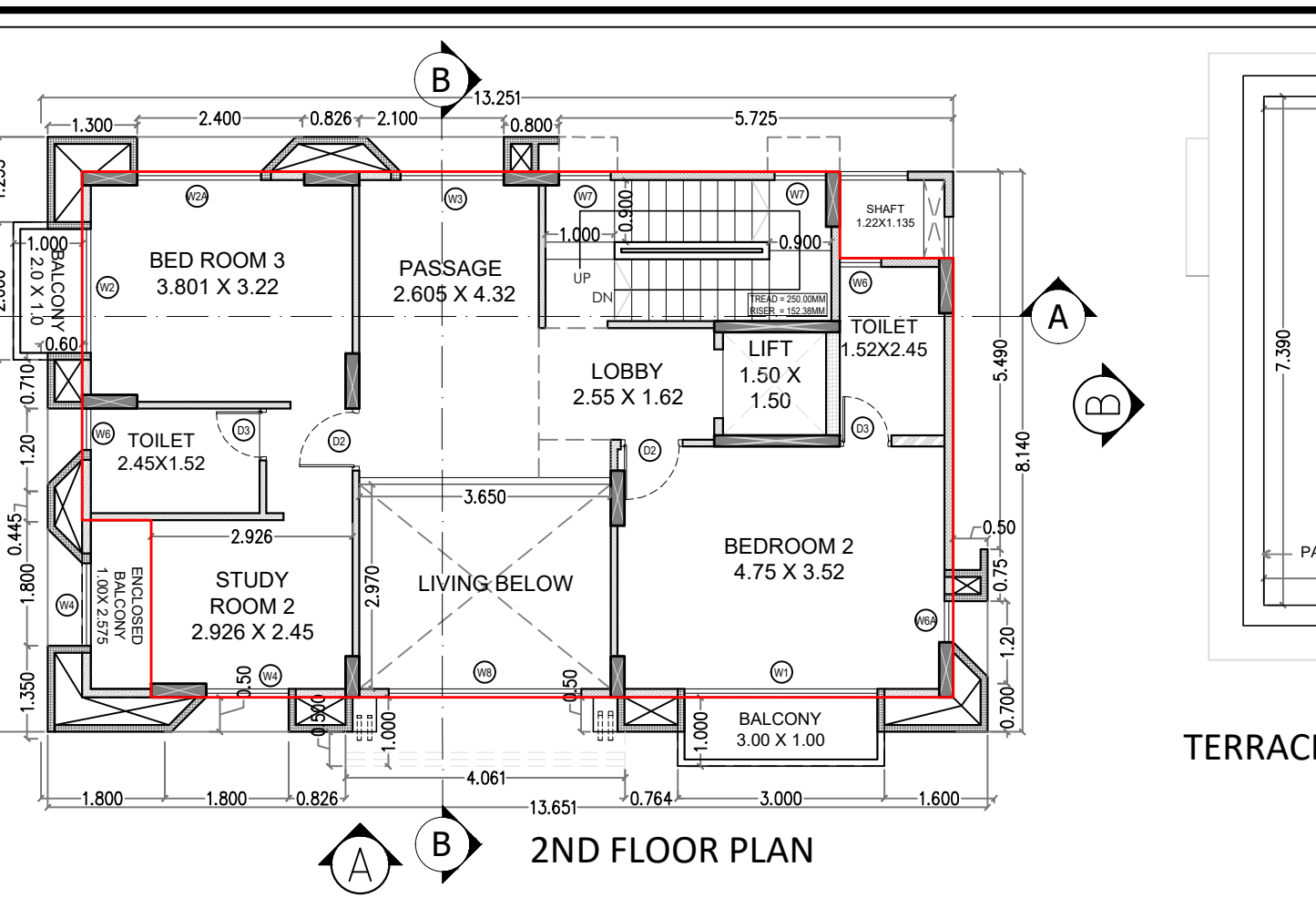
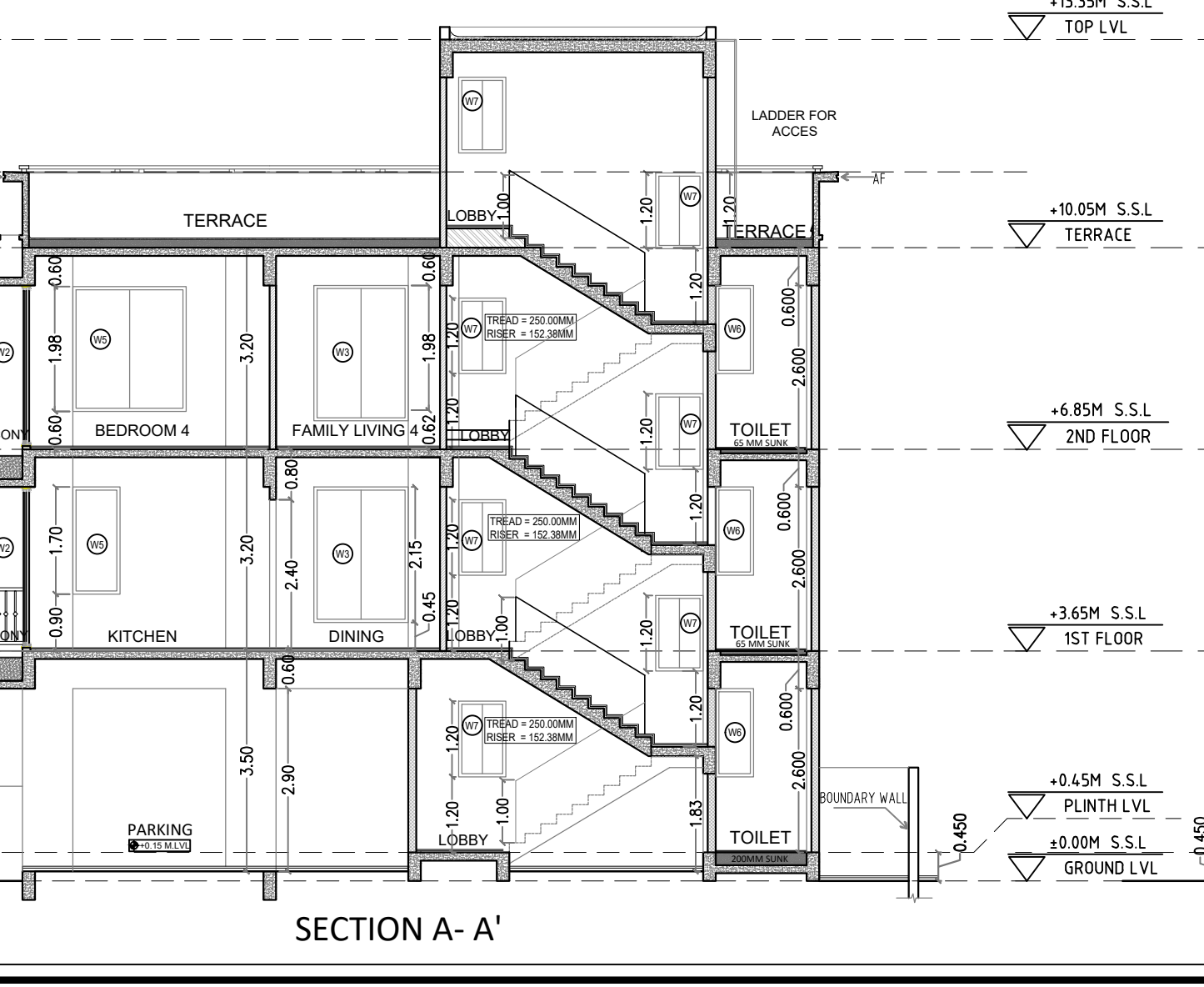
PLOT NO. 104	
TERRACE FLOOR AREA CALCULATION	
1) BLOCK AREA	5.961
2) DEDUCTION	0.145
NET BUILTUP AREA	5.816



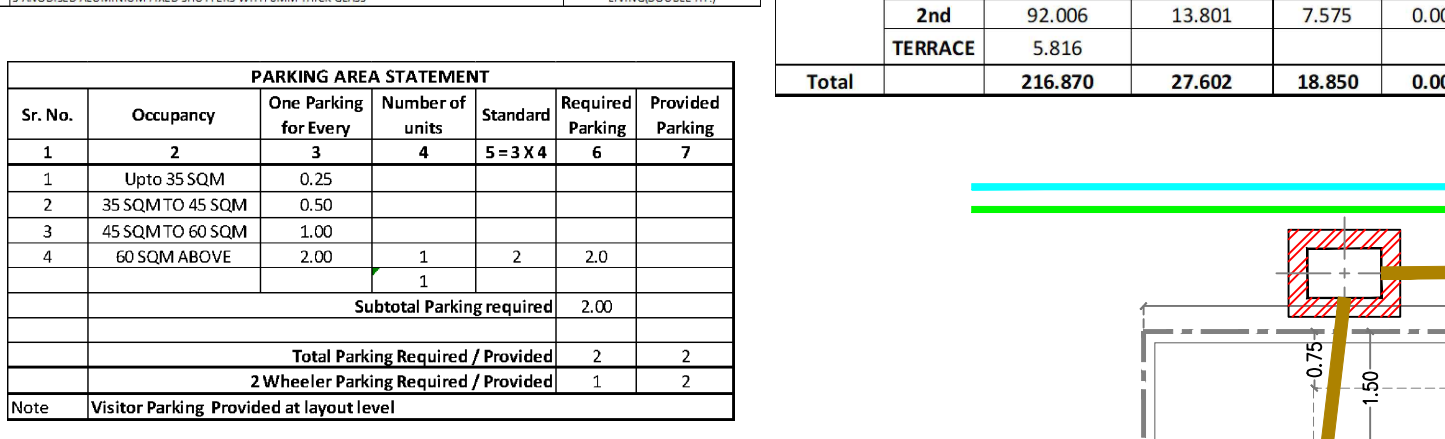
TENEMENT AREA STATEMENT						
TYPE	Units	Carpet Area (Sqm)	Balcony Area (Sqm)	Terrace Area (Sqm)	Cupboard Area (Sqm)	Built-Up Area (Sqm)
GR	1	21.554	-	-	-	27.042
1ST	1	85.916	2.575	8.700	-	92.006
2ND	1	74.132	2.575	5.000	-	92.006
Terrace	1	12.834	-	-	-	5.816
<b>Total</b>	<b>1</b>	<b>194.436</b>	<b>5.150</b>	<b>13.700</b>	<b>0.000</b>	<b>216.870</b>



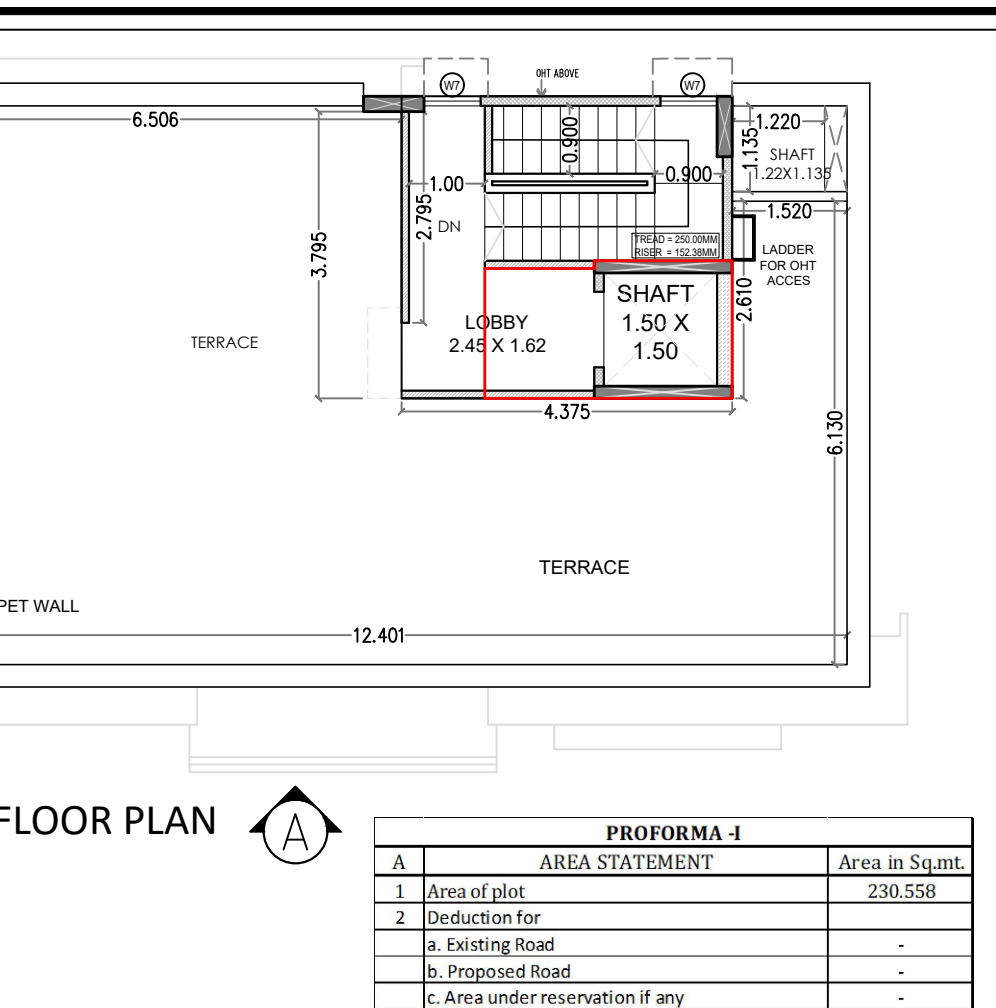
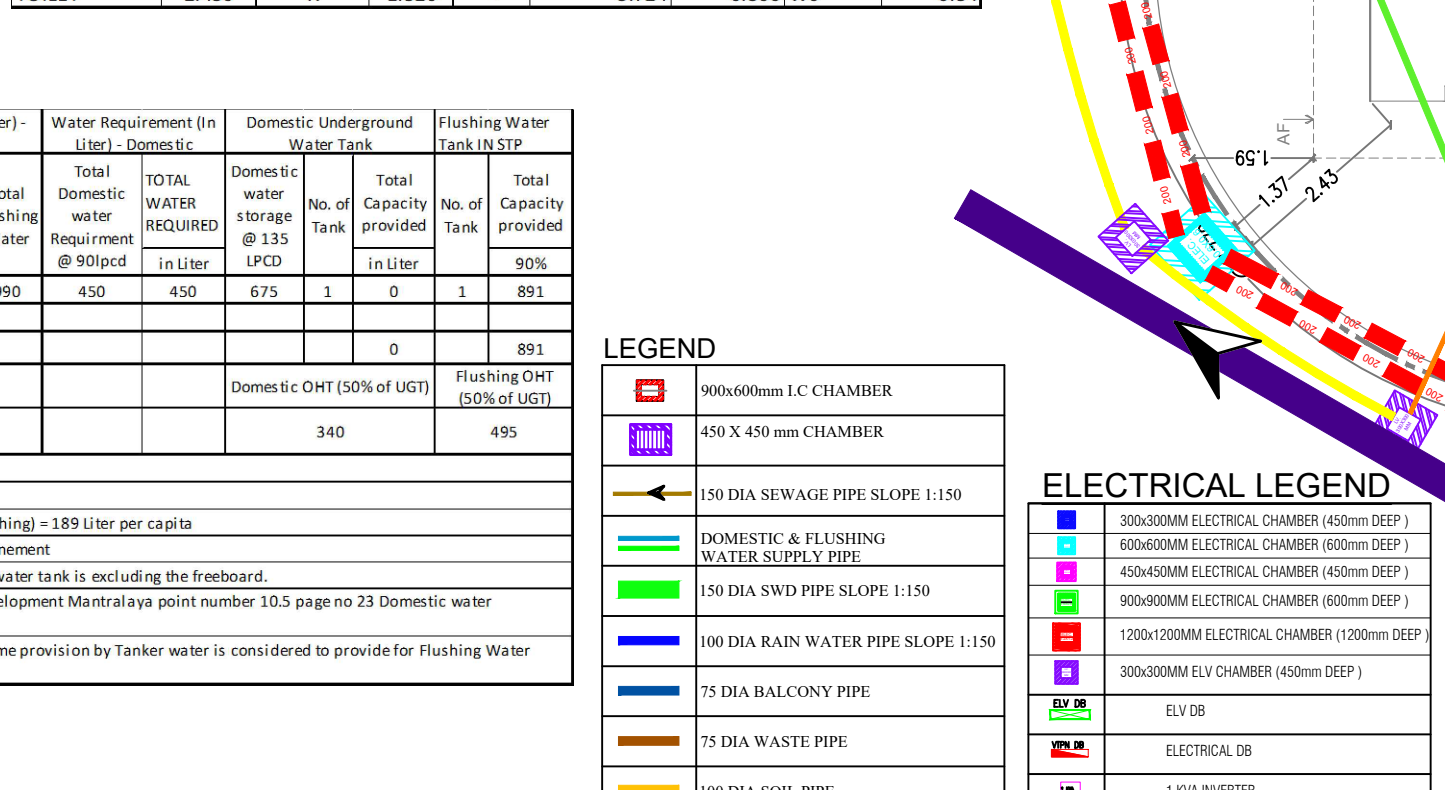
PLOT NO. 104	
1ST FLOOR AREA CALCULATION	
1) BLOCK AREA	96.654
2) DEDUCTION	4.648
3) NET BUILTUP AREA (1-2)	92.006
4) 15% PERMISSIBLE BALCONY	13.801
5) PROPOSED BALCONY	8.700
6) BALANCE BALCONY AREA	2.526



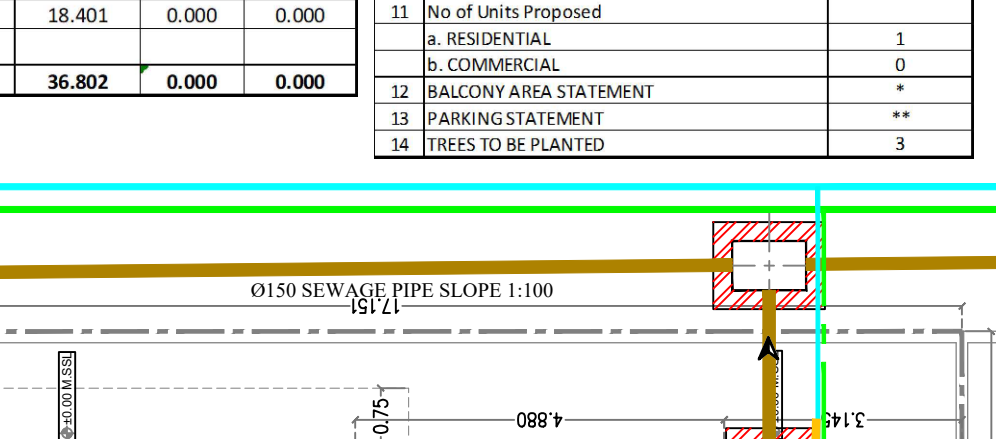
PLOT NO. 104						
Building Number	Floor	Built-Up Area (Sqm)	Permissible Balcony Area (Sqm)	Proposed Balcony Area (In Sqm)	Permissible Terrace Area (Sqm)	Proposed Terrace Area (In Sqm)
1	2	92.006	13.801	11.275	18.401	0.000
1	2nd	92.006	13.801	7.575	18.401	0.000
<b>Total</b>		<b>216.870</b>	<b>27.602</b>	<b>18.850</b>	<b>36.802</b>	<b>0.000</b>



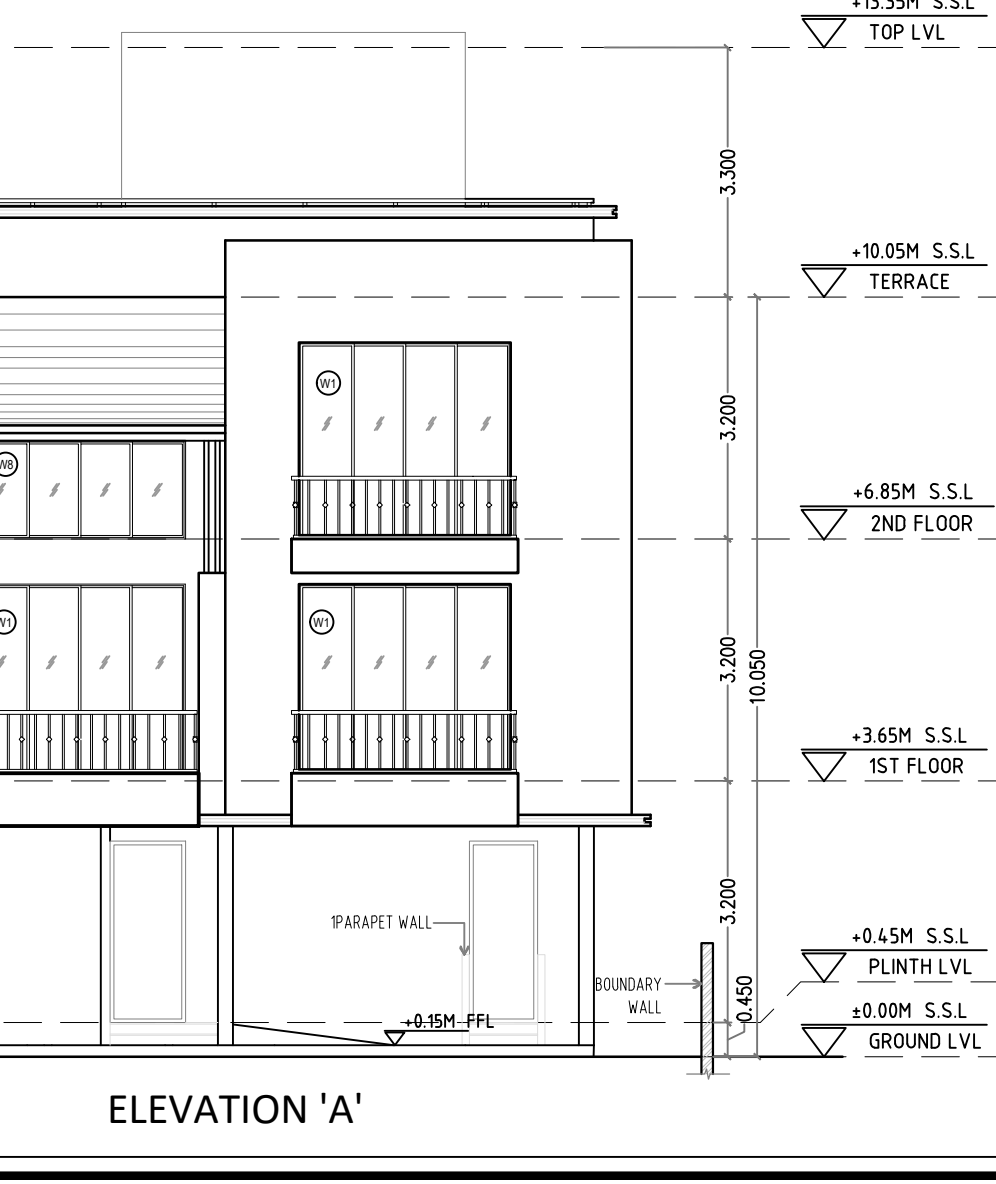
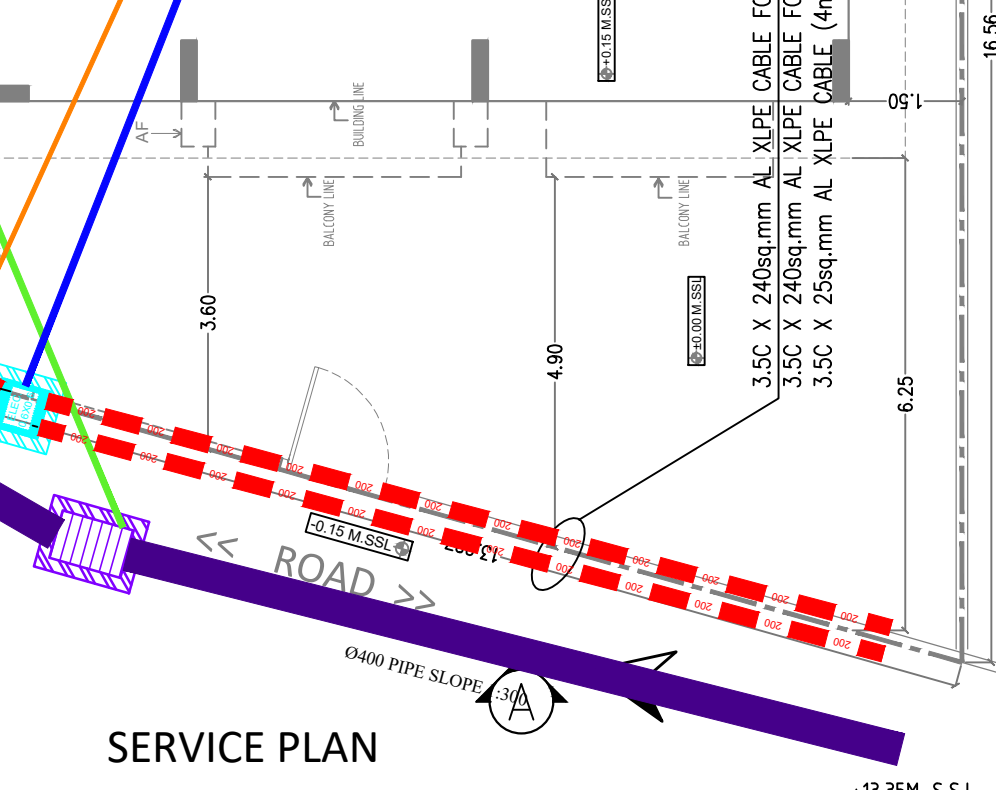
PLOT NO. 104	
2ND FLOOR AREA CALCULATION	
1) BLOCK AREA	96.654
2) DEDUCTION	2.073
3) NET BUILTUP AREA (1-2)	92.006
4) 15% PERMISSIBLE BALCONY	13.801
5) PROPOSED BALCONY	5.000
6) BALANCE BALCONY AREA	6.226



PLOT NO. 104						
Building Number	Floor	Built-Up Area (Sqm)	Permissible Balcony Area (Sqm)	Proposed Balcony Area (In Sqm)	Permissible Terrace Area (Sqm)	Proposed Terrace Area (In Sqm)
1	2	92.006	13.801	11.275	18.401	0.000
1	2nd	92.006	13.801	7.575	18.401	0.000
<b>Total</b>		<b>216.870</b>	<b>27.602</b>	<b>18.850</b>	<b>36.802</b>	<b>0.000</b>



PLOT NO. 104	
TERRACE FLOOR AREA CALCULATION	
1) BLOCK AREA	5.961
2) DEDUCTION	0.145
NET BUILTUP AREA	5.816



APPROVAL STAMP  
DETACHED BUNGALOW

CONTENT - SEMI DETACHED HOUSE - TYPICAL UNIT PLOT NOS. (1) - 1-04  
APPROVAL STAMP  
Development Permission Granted subject to conditions mentioned in this office letter / certificate vide no. : CIDCO/NAINA/Panvel/ Wardoli/BP-00640/CC/2023/0406 dated 21.07.2023



PROFORMA - I		
Sl. No.	AREA STATEMENT	Area in Sqm.
1	Area of plot	230.558
2	Deduction for	0
3	GROSS Area of Plot (1-2)	230.558
4	Deduction for Amenities Space (If any)	0
5	R.G. Open space required (10% of 1)	0.0
6	R.G. Open space provided	0.0
7	Net Plot Area (3-4)	230.558
8	Assigned FSI Area (as per RZ-4/LAYOUT approval)	240.000
9	Permissible Built Up Area for 1 plot	240.000
10	Proposed Built Up Area for 1 plot	216.870
11	Proposed Built Up Area for 1 plot	216.870
12	No. of Units Proposed	1
13	a. RESIDENTIAL	0
14	b. COMMERCIAL	0
15	BALCONY AREA STATEMENT	+
16	PARKING STATEMENT	++
17	TREES TO BE PLANTED	3

CERTIFICATE OF AREA  
CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON 02.02.2022 AND THE DIMENSIONS OF SIDES ETC. OF PLOT STATED ON PLAN ARE AS MEASURED ON SITE AND THE AREA SO WORKED OUT TALLIES WITH THE AREA STATED IN DOCUMENT OF OWNERSHIP / F.P. SCHEME RECORDS/ LAND RECORDS DEPARTMENT/CITY SURVEY RECORDS.

M/S. WADHWA CONSTRUCTION & INFRASTRUCTURE PRIVATE LIMITED, AS PER AGREEMENT FOR JOINT DEVELOPMENT NO. PANVEL-3/1009/2014 DATED 18-02-2014.  
Navin Amaral Makhija  
SIGNATURE OF OWNER  
ABHIJEET PATANKAR  
SIGNATURE OF ARCHITECT

FORM OF CERTIFICATE  
I, ABHIJEET R. PATANKAR HAVE BEEN APPOINTED BY THE APPLICANT AS HIS 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/ LESSOR IN POSSESSION OF THE PLOT AS IN THE ABOVE FORM AND FOUND THEM TO BE CORRECT.  
DATE :  
ADDRESS: 34/698, Adarsh Nagar, Worli, Mumbai - 400030  
T: +91-22-24926101 | Off: +91-22-24304489  
Email: abhijeetpatankar@gmail.com

CONTENTS OF THE SHEET  
DESCRIPTION OF PROPOSAL AND PROPERTY  
PROPOSED DEVELOPMENT OF INTEGRATED TOWNSHIP PROJECT AT SURVEY NOS. 40 AND OTHERS, AT VILLAGE WARDOLI, TALUKA - PANVEL, DISTRICT - RAIGAD.

NAME & SIGNATURE OF OWNER  
M/S. WADHWA CONSTRUCTION & INFRASTRUCTURE PVT. LTD. AS PER AGREEMENT FOR JOINT DEVELOPMENT NO. PANVEL-3/1009/2014 DATED 18-02-2014  
Navin Amaral Makhija  
SIGNATURE OF ARCHITECT  
ABHIJEET PATANKAR

ARCHITECTS  
ABHIJEET R. PATANKAR  
ARCHITECTS / INTERIOR DESIGNER  
HEAD OFFICE: 34/698, Adarsh Nagar, Worli, Mumbai - 400030  
T: +91-22-24926101 | Off: +91-22-24304489  
Email: abhijeetpatankar@gmail.com