

**** PARKING REQUIREMENT REFER [D1] OF PROFORMA-1**

TENEMENT CARPET AREA SQ.MT	NO. OF TENEMENT	REQUIRED PARKING	REQUIRED NO. OF PARKING SPACES		PROPOSED PARKING SPACE	
			NO. OF CARS	NO. OF SCOOTERS	NO. OF CARS	NO. OF SCOOTER
UP TO 35	9	1 TENEMENT HAVING CARPET AREA UP TO 35 SQ.MT.EACH.	3	12.5 X 0.3 = 37.50 X 10% = 3.75 SQ.MT. 3.75 / 2 = 2 NOS.	3	2
EXCEEDING 35 TO 45	0	1 TENEMENT HAVING CARPET AREA EXCEEDING 35 SQ.MT.EACH.	NIL	NIL	NIL	NIL
CAR PARKING SHALL BE PROVIDED TO THE EXTENT OF 10% OF THE NUMBER STIPULATED ABOVE, AS CAR PARKING SUBJECT TO MINIMUM ON. (10% VISITOR)			3 X 10% = 1	1	1	1
TOTAL			4	3	4	3
TOTAL			REQUIRED = 3 SCOOTERS		PROPOSED = 3 SCOOTERS	
TOTAL			REQUIRED = 4 CARS		PROPOSED = 4 CARS	

TENEMENT AREA STATEMENT

FLOOR	FLATS NO.	CARPET AREA IN SQ.MT.	BALCONY ENCL. (PROJECTED)	TERRACE AREA	C.S. AREA	BU AREA IN SQ.MT.
1ST	101	17.835	0.000	0.000	0.000	20.390
	102	17.243	0.000	0.000	0.000	20.426
	103	18.210	0.000	0.000	0.000	21.370
2ND	201	17.835	0.000	0.000	0.000	20.390
	202	17.243	0.000	0.000	0.000	20.426
	203	18.210	0.000	0.000	0.000	21.370
3RD	301	17.835	0.000	0.000	0.000	20.390
	302	17.243	0.000	0.000	0.000	20.426
	303	18.210	0.000	0.000	0.000	21.370

B.U.A. AREA STATEMENT

FLOOR	NET B.U.A.	BALCONY PERMISSIBLE 15% OF B.U.A.	BALCONY PROPOSED	TERRACE PERMISSIBLE 25% OF B.U.A.	TERRACE PROPOSED	TOTAL
GR	13.960	0.000	0.000	0.000	0.000	13.960
1ST FLOOR	76.230	11.435	0.000	19.246	0.000	76.230
2ND FLOOR	76.230	11.435	0.000	19.246	0.000	76.230
3RD FLOOR	76.230	11.435	0.000	19.246	0.000	76.230
TOTAL AREA	241.850	34.305	0.000	48.738	0.000	241.850

GROUND FLOOR AREA CALCULATION

1	2.890	4.769	11	13.960
TOTAL AREA				13.960



L.D.P. PLAN SCALE -1:1.5

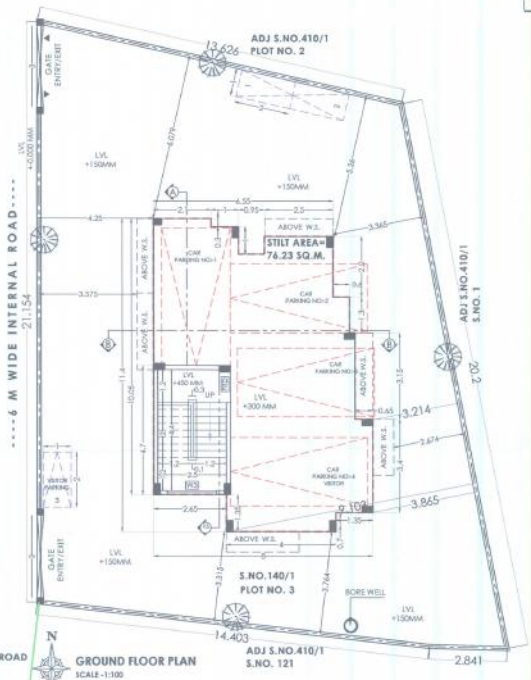
S.NO.140/1 SITE UNDER REFERENCE



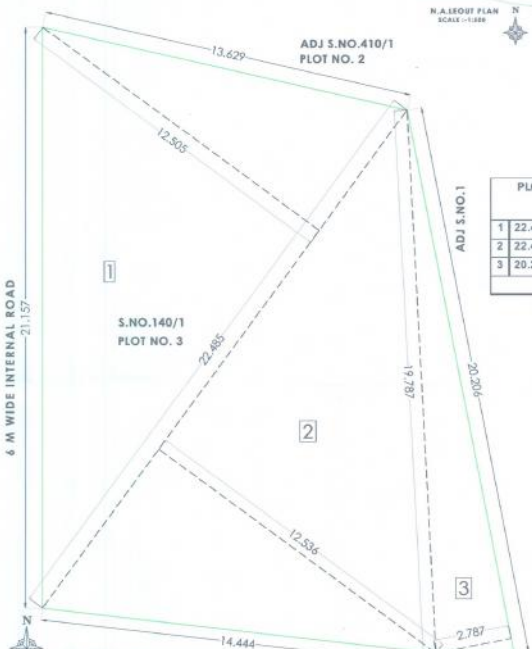
AREA DIAGRAM OF GROUND FLOOR (SCALE-1:100)



N.A. LAYOUT PLAN SCALE-1:100



GROUND FLOOR PLAN SCALE-1:100



HOLDING AREA DIAGRAM AS PER T.I.L.R. (SCALE-1:100)

AREA = 309.680

PLOT AREA CALCULATION AS PER T.I.L.R SURVEY

1	22.485	X	12.505	X	0.500	=	140.587
2	22.485	X	12.536	X	0.500	=	140.936
3	20.206	X	2.787	X	0.500	=	28.157
TOTAL AREA						=	309.680

PROFORMA - 1

A	AREA STATEMENT	AREA IN SQ.M.
i	AREA OF PLOT (AS PER 7/12) AND NA ORDER	309.680
ii	AREA OF PLOT AS PER N.A. T.I.L.R.(BINSHETI)	309.680
iii	AREA OF PLOT AS PER PHYSICAL SURVEY	314.720
iv	AREA OF PLOT AS PER TRIANGULATION (MEASUREMENT PLAN AS PER LAND RECORDS OFFICE)	309.680
v	AREA OF PLOT CONSIDERED (LEAST OF I & II)	309.680
vi	AREA OF PLOT WITHIN 200 M.GAOTHAN BOUNDARY (URBAN VILLAGE)	309.680
vii	AREA OF PLOT OUTSIDE 200 M.GAOTHAN BOUNDARY (PREDOMINANTLY RESIDENTIAL)	NIL
A1 AREA STATEMENT FOR PLOT WITHIN 200 M. GAOTHAN BOUNDARY		
1	AREA OF PLOT	309.680
2	DEDUCTION FOR	
(a)	EXISTING ROAD WITH WIDENING	NIL
(b)	PROPOSED ROAD	NIL
(c)	AREA UNDER RESERVATION,IF ANY	NIL
		(TOTAL a+b+c) 0.000
3	GROSS AREA OF PLOT(1-2)	309.680
4	DEDUCTION FOR AMNITY SPACE	N.A.
5	RG / OPEN SPACES REQUIRED / PROVIDED	NIL
6	NET AREA OF PLOT = 100% (3-4)	309.680
7	PERMISSIBLE F.S.I.	1.000
8	PERMISSIBLE BUILT-UP AREA (6X7)	309.680
9	PROPOSED BUILT-UP AREA	241.850
10	BALANCE BUILT-UP AREA (8-9)	67.830
11	F.S.I. CONSUMED (9/9)	0.781
12	F.S.I. BALANCED (7 - 11)	0.219
NO OF UNITS PROPOSED		
13	a. RESIDENTIAL	9
b. COMMERCIAL		NIL
14	NO OF TREES PROPOSED TO BE PLANTED @ 1 PER 100 SQ.M.	4
(B1)	BALCONY AREA STATEMENT	NIL
(C1)	TDR	N.A.
(D1)	PARKING STATEMENT	*
(E1)	LOADING / UNLOADING SPACES	N.A.



LOCATION PLAN SCALE-1:1.5

DEVELOPMENT PERMISSION GRANTED
Subject to the conditions mentioned in this officer's letter No.
C/O GOVERNMENT ENGINEER (A) P/2004/32813
Dated: 11 JUL 2017
Associate Planner (N/A)

LEGEND:-

SR. NO.	ITEM	SITE PLAN ON WHITE PRINT	BUILDING PLAN WHITE PRINT
1	PLOT LINE	---	---
2	EXISTING STREET	---	---
3	FUTURE STREET	---	---
4	PERMISSIBLE BUILDING LINES	---	---
5	MARGINAL OPEN SPACE	---	---
6	DRAINAGE & SEWERAGE WORK	---	---
7	WATER SUPPLY WORK	---	---
8	R.W.L. LINE	---	---
9	R.G. AREA	---	---
10	PROPOSED WORK	---	---
11	CAR PARKING	---	---
12	BIKE PARKING	---	---
13	CYCLE PARKING	---	---
14	O/H WATER TANK	---	---

SHEET CONTENT:-
LOCATION PLAN, I.P. PLAN, N.A. LAYOUT PLAN, PLOT AREA TRIANGULATION CALCULATION, PARKING STATEMENT, BUILT UP AREA STATEMENT, GROUND FLOOR PLAN, GROUND FLOOR AREA DIAGRAM, GROUND FLOOR CALCULATION, TENEMENT AREA STATEMENT.

CERTIFICATE OF AREA:-
CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON 11/07/2015 AND THE DIMENSIONS OF SIDE ETC. OF PLOT STATED ON PLAN WERE AS MEASURED ON STATED IN DOCUMENT OF OWNERSHIP / T.P. SCHEME RECORDS/LAND RECORDS DEPARTMENT/ SURVEY RECORD.

FORM OF CERTIFICATE :-
I, (ANIL H. JAIN) have been employed by the applicant as the Architect/ Licensed Engineer / Structural Engineer / Supervisor. 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/ tenant in possession of the plot as in the above form and found them to be correct.
Date: 11/07/2015.

DESCRIPTION OF PROPOSAL & PROPERTY
PROPOSED RESIDENTIAL BUILDING ON PLOT BEARING S. NO.1 G. NO.- 140/1, N.A. PLOT NO.-3, ADAI, JAL - PAVNEI, DIST. BANGAD.

NAME & SIGN. OF OWNER.
For PRAISE DEVELOPERS

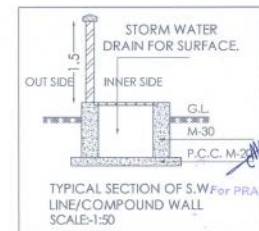
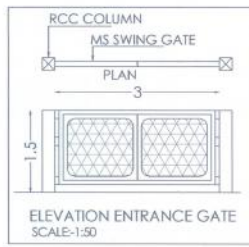
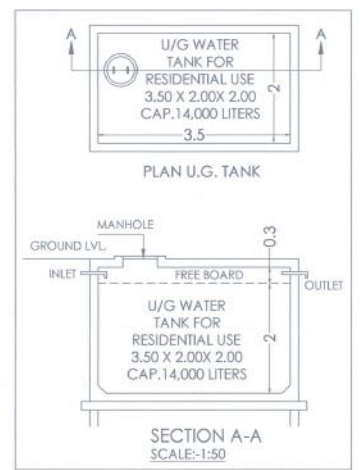
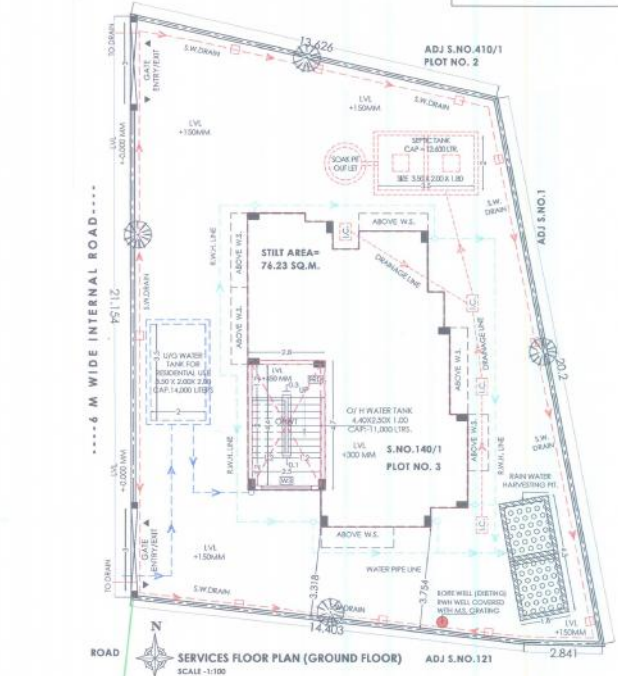
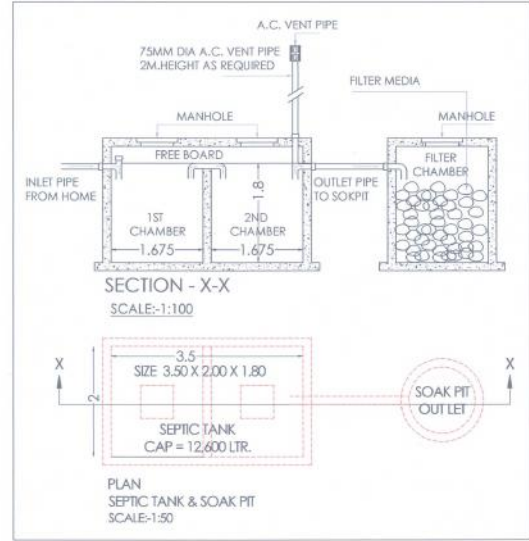
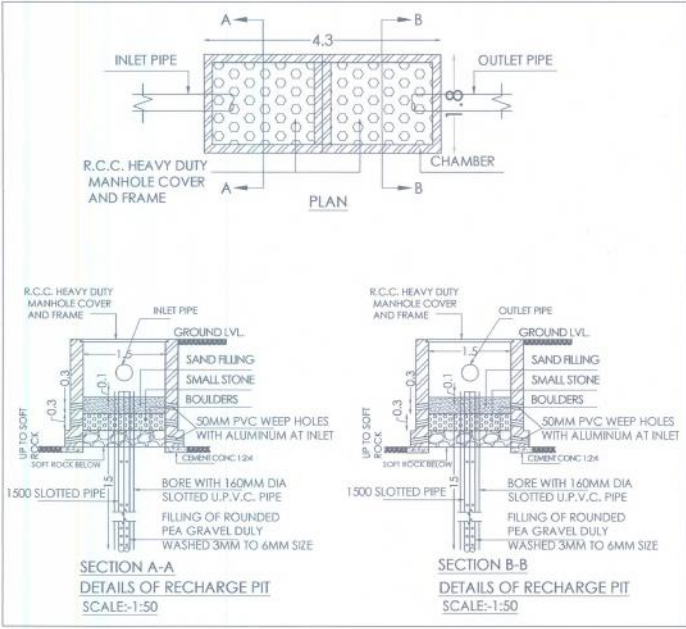
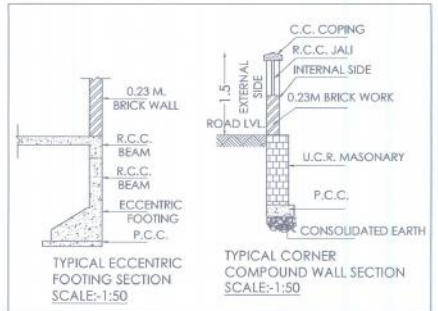
NAME & SIGN. OF OWNER. SIGNATURE OF ARCHITECT.
ANIL H. JAIN (ARCHITECT.)

SHRI GOPAL GANU SHEKHE, THROUGH IT'S P.O.A. HOLDER M/S PRAISE DEVELOPERS, THROUGH IT'S PROPRIETOR MR. MOHD. IFTIKHAR SHAIKH, ADD.-1201, SAHIL EXOTICA, PLOT 63, SECTOR 35, KAMOTHE, KAMOTHE-410209.

ANIL H. JAIN (ARCHITECT.)

DRAWN BY	CHKD. BY	DATE	SCALE	REV. NO.
MSTP	SAHAD	07-07-2017	1:100	11

ATELIER
ARCHITECT INTERIOR DESIGNER PLANNER
Office No.09, Habitat C. H. S. Plot No.A-46/47, Behind Merry Land C.H.S. Sector-23, Darave, Nerul(E), Navi Mumbai.
022-27716105, e-mail-anil_arch2005@rediffmail.com



WATER CAPACITY CALCULATION (U.G. TANK RESIDENTIAL UNIT)

NO. OF FLATS	REQUIRED DOMESTIC 185 LTRS. (DOMESTIC 135+FLUSHING 54)	ADDITIONAL TOILET	TOTAL LITRES
8	185 X 8 X 8	NIL	8508
TOTAL	TOTAL REQUIRED CAPACITY		8508
PROPOSED U.G. WATER TANK			
TANK - 1	SIZE - 3.50 X 2.00 X 2.00	CAPACITY - 14,000 LTRS.	

GROSS BUILT - UP AREA STATEMENT FOR CALCULATION OF OCCUPANTS LOAD FOR S.NO./G.NO. - 140/1/N.A. PLOT NO.-3, AT VILLAGE - ADAL, TAL - PANVEL DIST. RAIGAD, FOR SHRI GOPAL GANU SHELKE, (THROUGH IT'S POA HOLDER)

FLOOR	NET B.U.A. IN SQM.	STAIRCA SELIFT & PORCH AREA IN SQM.	LOBBY AREA IN SQM.	STILT AREA IN SQM.	ENCL. BALUN. IN SQM.	FROD. BALCON Y AREA IN SQM.	PROD. TRESSAC Y AREA IN SQM.	CHAJJA AREA SQM.	STAIRCASE MINMITY ROOM/OH WATER TANK/LINR.	TOTAL AREA IN SQM.
GROUND	0.00	13.16	0.00	76.23	0.00	0.00	0.00	0.00	0.00	89.39
FIRST	76.23	0.00	2.25	0.00	0.00	0.00	0.00	15.90	0.00	94.38
SECOND	76.23	0.00	2.25	0.00	0.00	0.00	0.00	15.90	0.00	94.38
THIRD	76.23	0.00	2.25	0.00	0.00	0.00	0.00	15.90	0.00	94.38
TERRACE	0.00	13.16	0.00	0.00	0.00	0.00	0.00	2.71	13.16	29.03
GRAND TOTAL	228.69	28.32	6.75	76.23	0.00	0.00	0.00	30.42	13.16	401.57
GROSS BUILT - UP AREA										401.57

SEPTIC TANK REQUIREMENT

SL.NO.	DESCRIPTION	POPULATION PER UNIT	TOTAL POPULATION (APPROX.)	COLD WATER CONSUMPTION		% FLOW TO SEWER	TOTAL FLOW TO SEPTIC TANK	TOTAL PROVIDED SEPTIC TANK CAPACITY	
				FLUSHING	DOMESTIC				
				(A)	(B)	(A + B)	FLUSHING 100 %	DOMESTIC 85 %	
1	FLAT	8	64	LPD	LPD	LPD	LPD	LPD	
			48	3025	80	4850	6075	3025	3443
TOTAL PROVIDED SEPTIC TANK (3.50 X 2.00 X 1.80)									12600

LEGEND :-

S.R.	NO.	ITEM	SITE PLAN CH.	BUILDING PLAN
1		PLLOT LINE	---	---
2		EXISTING STREET	---	---
3		FUTURE STREET	---	---
4		PERMISSIBLE BUILDING LINES	---	---
5		MARGINAL OPEN SPACE	---	---
6		DRAINAGE & SEWERAGE WORK	---	---
7		WATER SUPPLY WORK	---	---
8		W.R.H. LINE	---	---
9		R.G. AREA	---	---
10		PROPOSED WORK	---	---
11		CAR PARKING	---	---
12		BKE. PARKING	---	---
13		CYCLE PARKING	---	---
14		O/H WATER TANK	---	---

SHEET CONTENT :-

TYPICAL ECCENTRIC FOOTING SECTION, TYPICAL CORNER COMPOUND WALL SECTION, PLAN & SECTION A-A & B-B DETAIL OF RECHARGE PIT, PLAN & SECTION X-X OF SEPTIC TANK & SOAK PIT, ELEVATION OF ENTRANCE GATE, TYPICAL SECTION OF S.W. DRAIN COMPOUND WALL, WATER CAPACITY CALCULATION, GROSS BUILTUP AREA STATEMENT, SEPTIC TANK CALCULATION.

CERTIFICATE OF AREA :-

CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON 14/07/2017 AND THE DIMENSIONS OF SITE ETC. OF PLOT STATED ON PLAN ARE AS MEASURED ON STATED IN DOCUMENT OF OWNERSHIP (I.P. SCHEME RECORDS/LAND RECORDS DEPARTMENT/CITY SURVEY RECORD).

FORM OF CERTIFICATE :-

I, **ANIL H. JAIN** (CA/2004/32813) have been employed by the applicant as its ARCHITECT. I have examined the plan and checked all the statements made by the applicant who is the owner/lessee in possession of the plot as in the above form and found them to be correct.

Date: 11/07/2017

ANIL H. JAIN
CA/2004/32813
Licensed Engineer/ Structural Engineer/ Supervisor

DESCRIPTION OF PROPOSAL & PROPERTY

PROPOSED RESIDENTIAL BUILDING ON PLOT BEARING S. NO./G. NO. - 140/1, N.A. PLOT NO.-3, ADAL, TAL - PANVEL DIST. RAIGAD.

NAME & SIGN. OF OWNER.

For PRAISE DEVELOPERS

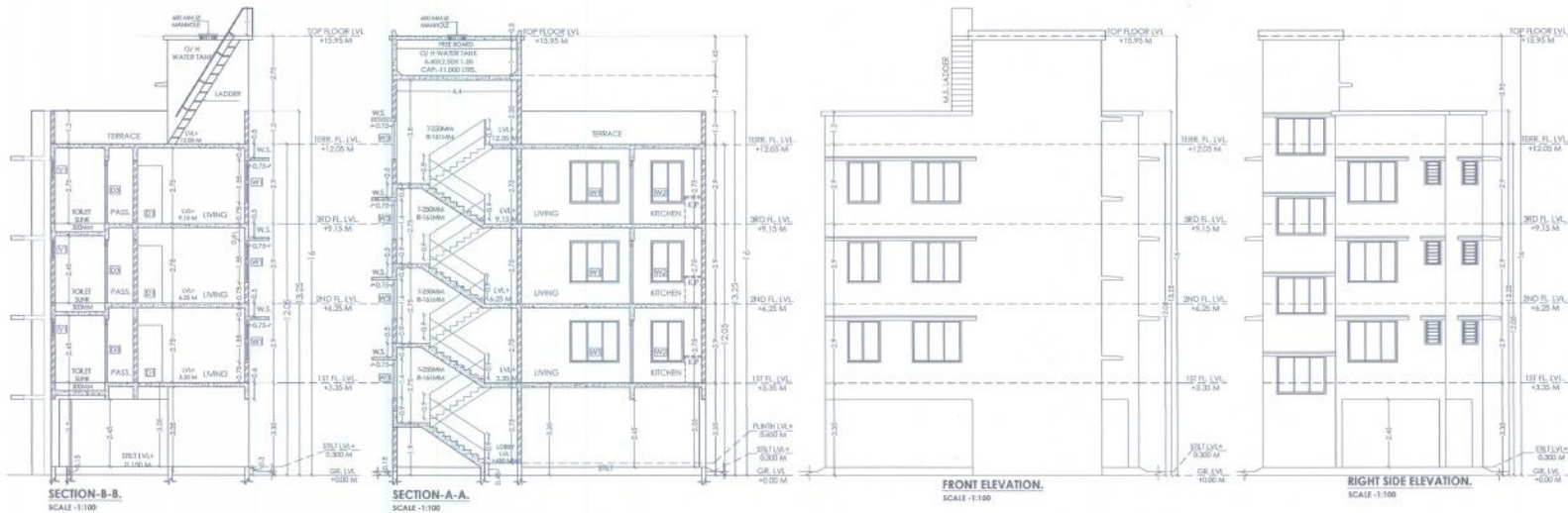
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NAME & SIGN. OF OWNER. SIGNATURE OF ARCHITECT.

ANIL H. JAIN (ARCHITECT.)

ATELIER
ARCHITECT INTERIOR DESIGNER PLANNER
Office No-09, Habitat C.H.S. Plot No-A-46/47, Behind Merry Land C.H.S. Sector-23, Darave, Nerul(E), Navi Mumbai.
022-27716105, e-mail-anil.architect2005@rediffmail.com

DEVELOPMENT PERMISSION GRANTED
 Subject to the conditions mentioned
 in this office's letter No.
 CIDCO/NAVH/PAV/100/for-20/07/2017
 Dated: 1 JUL 2017
 Anil H. Jain
 Associate Planner (NAVH)



LEGEND :-

SR. NO.	ITEM	SITE PLAN ON WHITE PRINT	BUILDING PLAN WHITE PRINT
1	PILOT LINE	---	---
2	EXISTING STREET	---	---
3	FUTURE STREET	---	---
4	PERMISSIBLE BUILDING LINES	---	---
5	MARGINAL OPEN SPACE	NO COLOUR	NO COLOUR
6	DRAINAGE & SEWERAGE WORK	---	---
7	WATER SUPPLY WORK	---	---
8	R.W.H. LINE	---	---
9	R.G. AREA	---	---
10	PROPOSED WORK	---	---
11	CARP PARKING	---	---
12	BIKE PARKING	---	---
13	CYCLE PARKING	---	---
11	Q/H WATER TANK	---	---

SHEET CONTENT:-

SECTION A-A, SECTION B-B, FRONT SIDE ELEVATION, RIGHT SIDE ELEVATION, TYPICAL 1ST TO 3RD FLOOR PLAN, DOOR SCHEDULE, WINDOW SCHEDULE, LIGHT & VENTILATION STATEMENT, AREA DIAGRAM 1ST TO 3RD FLOOR PLAN, 1ST TO 3RD FLOOR AREA CALCULATION, TERRACE FLOOR PLAN.

CERTIFICATE OF AREA:-

CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON 15/07/2017 AND THE DIMENSIONS OF SIDE ETC OF PLOT STATED ON PLAN ARE AS MEASURED ON STATED IN DOCUMENT OF OWNERSHIP (T.P. SCHEME RECORDS/LAND RECORDS DEPARTMENT/CITY SURVEY RECORD).

FORM OF CERTIFICATE :-

ANIL H. JAIN (I) have been employed by the applicant as his Architect/ Licensed Engineer / Structural Engineer / Supervisor. 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/ lessee in possession of the plot as in the above form and found them to be correct.

Date: 15/07/2017

ANIL H. JAIN
 CA/2004/32813
 Licensed Engineer / Structural Engineer / Supervisor

FORM OF CERTIFICATE :-

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Date: 15/07/2017

ANIL H. JAIN
 CA/2004/32813
 Licensed Engineer / Structural Engineer / Supervisor

Address: DARAVE, NEURULI, NAVI-MUMBAI. Signature of Architect/ Engineer/ Supervisor
 E-mail: anil_arch2005@rediffmail.com
 Mobile No: 989925102

DESCRIPTION OF PROPOSAL & PROPERTY

PROPOSED RESIDENTIAL BUILDING ON PLOT BEARING S. NO.7/G.L. NO. - 14071, N.A. PLOT NO-3, ADAL-TAL - PAVEL DIST. RAKGAD.

NAME & SIGN. OF OWNER.

Proprietor

NAME & SIGN. OF OWNER. SIGNATURE OF ARCHITECT.

ANIL H. JAIN
 [ARCHITECT.]

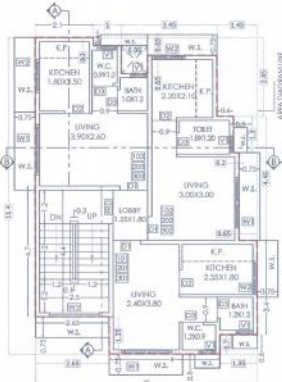
SHRI.GOPAL GANU SHELKE, (THROUGH IT'S POA, HOLDER M/S PRAISE DEVELOPERS, THROUGH IT'S PROPRIETOR MR. MOHD. IFFTIKHAR SHAIKH),
 ADD.-1201, SAMIL EXOTICA, PLOT 63, SECTOR 35, KAMOTHE, KAMOTHE-410209.

NAME & SIGN. OF OWNER. SIGNATURE OF ARCHITECT.

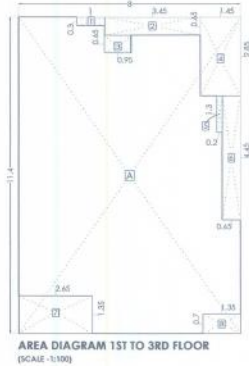
ANIL H. JAIN
 [ARCHITECT.]

DRAWN BY	CHEK. BY	DATE	SCALE	REV. NO.
MSF	SAHAD	07-07-2017	1:100	11

A T E L I E R
 ARCHITECT INTERIOR DESIGNER PLANNER
 Office.No:09, Habitat C. H. S. Plot No:A-46/47,
 Behind Merry Land C.H.S. Sector-23,
 Darave, Neuruli, Navi Mumbai



TYPICAL 1ST TO 3RD FLOOR PLAN
 (1ST FL. LVL.+3.35M, 2ND FL. LVL.+4.25M, 3RD FL. LVL.+9.15M)
 SCALE -1:100
 NOTE:- EXTERNAL WALL 0.150M & INTERNAL WALL 0.100M



AREA DIAGRAM 1ST TO 3RD FLOOR
 (SCALE -1:100)

1ST TO 3RD FLOOR AREA CALCULATION

AREA OF BLOCK
 A 8.069 x 11.490 x 1 = 91.290

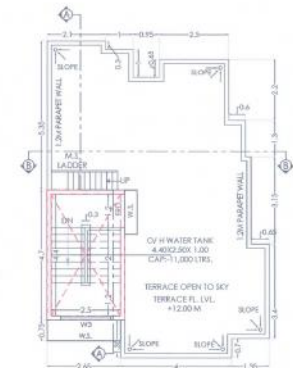
DEDUCTIONS

1	1.009 x 0.300 x 1 =	0.300
2	3.459 x 0.650 x 1 =	2.243
3	0.950 x 0.650 x 1 =	0.618
4	1.450 x 2.850 x 1 =	4.123
5	0.280 x 1.350 x 1 =	0.378
6	0.650 x 4.450 x 1 =	2.893
7	2.650 x 1.350 x 1 =	3.578
8	1.350 x 0.750 x 1 =	1.013
TOTAL DEDUCTION		14.978

NET BUILT UP AREA
 91.290 - 14.978 = 76.230

PERMISSIBLE BALCONY 50%
 76.230 x 15 / 100 = 11.435

PROPOSED BALCONY NIL



TERRACE FLOOR PLAN
 (TERRACE FL. LVL.+12.00M.)
 SCALE -1:100

DOOR SCHEDULE

DOOR	SIZE	TYPE
FRD	1.20x2.10	FRD ALUMINIUM DOOR
D1	1.00x2.10	T.W. FLUSH DOOR
D2	0.90x2.10	T.W. PANNELED DOOR
D3	0.75x2.10	ALU. FRAMED SYNTHEX DOOR

WINDOW SCHEDULE

WIN	SIZE	AREA	TYPE	SILL LVL.
W1	1.80 x 1.55	2.790	ALU. SLIDING WINDOW	0.750
W2	1.20 x 1.55	1.860	ALU. SLIDING WINDOW	0.750
V1	0.60 x 0.90	0.540	ALU. LOUVERED WINDOW	1.700
W3	1.80 x 1.40	2.520	ALU. SLIDING WINDOW	0.900

LIGHT & VENTILATION STATEMENT

ROOM	CARPET AREA	1/6 REQ. WIN. M ²	PRO. WIN. M ²	TYPE OF WIN.	WIN. HEIGHT	AREA
LIVING	9.000	1.500	2.790	W1	1.80 x 1.55	2.790
KITCHEN	4.620	0.770	1.860	W2	1.20 x 1.55	1.860
TOILET	2.160	0.360	0.540	V1	0.60 x 0.90	0.540
W.C.	1.080	0.180	0.540	V1	0.60 x 0.90	0.540
BATH	1.200	0.200	0.540	V1	0.60 x 0.90	0.540
STAIR	11.600	1.933	2.520	W3	1.80 x 1.40	2.520