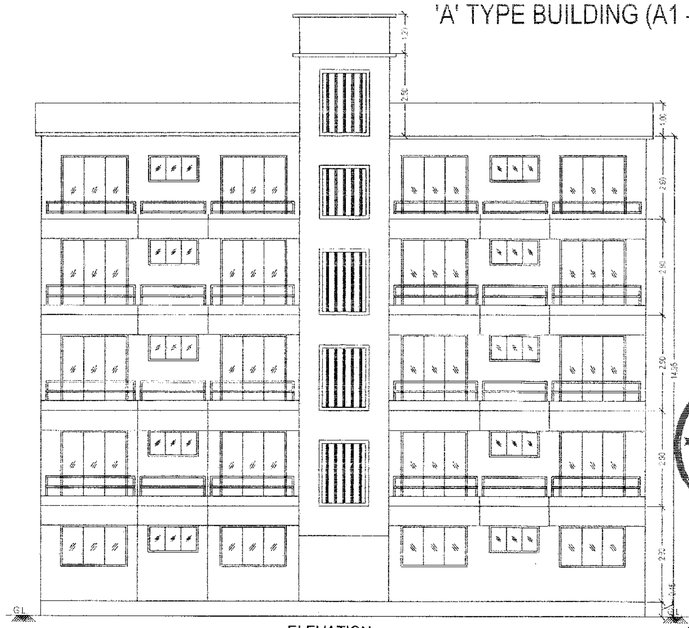
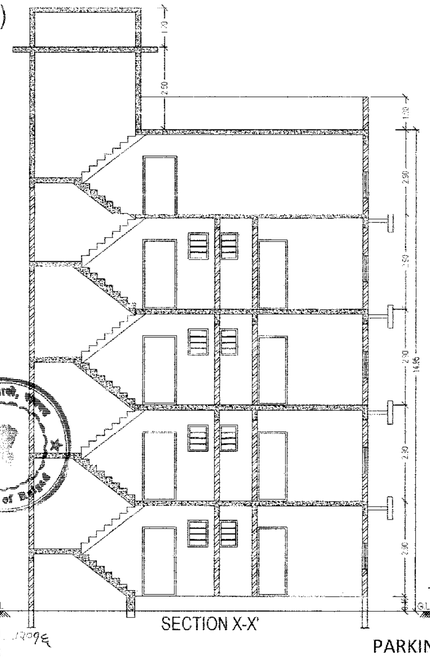
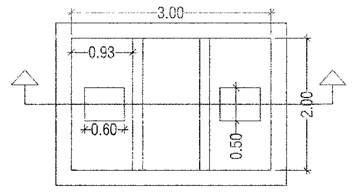
'A' TYPE BUILDING (A1 - A14)



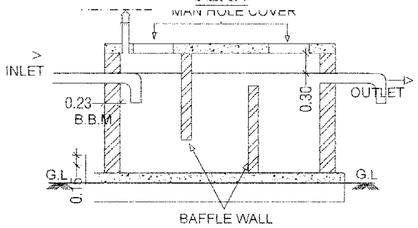
ELEVATION



SECTION X-X'



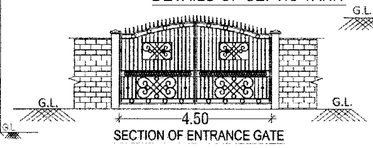
PLAN



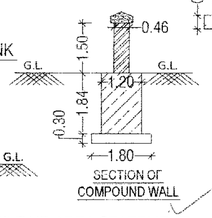
BAFFLE WALL

SECTION

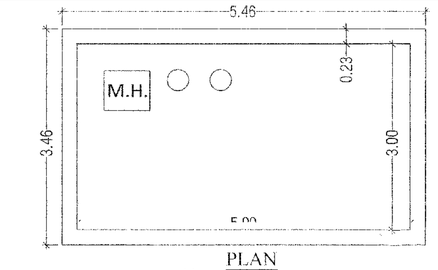
DETAILS OF SEPTIC TANK



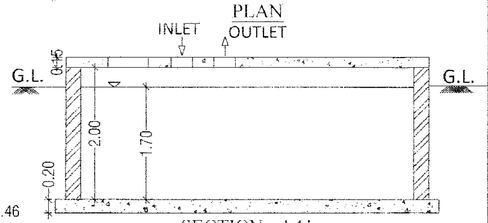
SECTION OF ENTRANCE GATE



SECTION OF COMPOUND WALL



PLAN

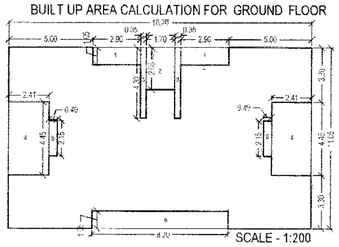


SECTION - AA'

DETAILS OF UGR TANK

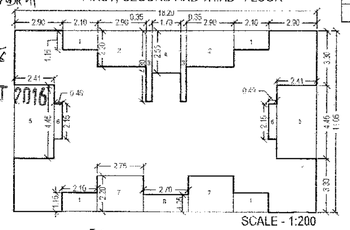
SCHEDULE OF DOORS & WINDOWS			
D	1.00 x 2.10	W	2.00 x 1.80
D1	0.90 x 2.10	W1	1.50 x 0.60
D2	0.75 x 2.00	V	0.50 x 0.60

BUILT UP AREA CALCULATION FOR GROUND FLOOR



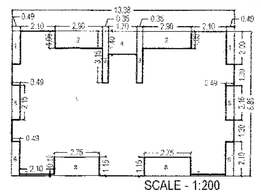
SCALE - 1:200

BUILT UP AREA CALCULATION FOR TYPICAL FIRST, SECOND AND THIRD FLOOR



SCALE - 1:200

BUILT UP AREA CALCULATION FOR FOURTH FLOOR



SCALE - 1:200

आदेश क्र. पेशा/एसएनए-०१२१ अर्ज/ ..... /२०१६ दिनांक 24/10/2016 अन्वये आदेशातील शर्तींना अधीन राहून व नकाशावर हिरव्या रंगाने केलेल्या सुधारणा प्रमाणे अनधिकृत/संरक्षित/प्रस्तावित रेखांकन/अंतिम रेखांकन या प्रयोजनासाठी परवानगी मंजूर.

स्थळप्रत जिल्हाधिकारी रायगड यांच्या साक्षीची असे

जिल्हाधिकारी रायगड यांच्या सही

24 OCT 2016

BUILT UP AREA CALCULATION FOR GROUND FLOOR
AREA = 18.20 X 11.05 = 201.11 Sq.M.
DEDUCTIONS

Sr.No.	Nos.	Bredth	Depth	Total
1	2	2.90	1.05	6.09
2	1	1.70	2.55	4.34
3	2	0.35	4.30	3.01
4	2	2.41	4.45	21.45
5	2	0.49	2.15	2.11
6	1	8.20	1.05	8.61
				45.60

Total Built Up Area = 201.11 - 45.60 = 155.51 Sq.M.
Built up Area of Ground Floor = 155.51 Sq.M

BUILT UP AREA CALCULATION FOR 1st,2nd &3rd FLOOR
AREA = 18.20 X 11.05 = 201.11 Sq.M.
DEDUCTIONS

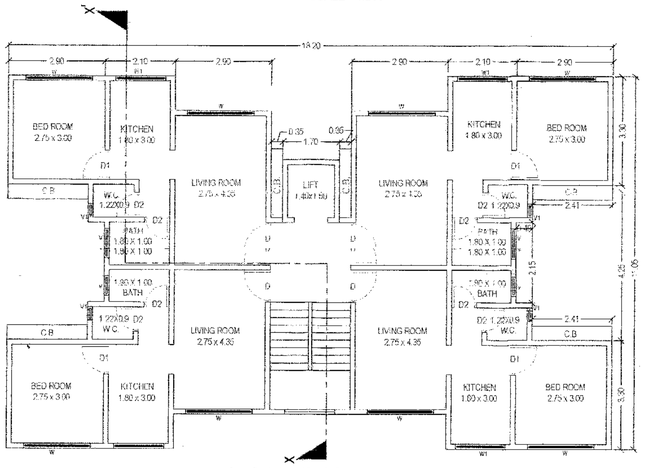
Sr.No.	Nos.	Bredth	Depth	Total
1	4	2.10	3.15	9.66
2	2	2.90	2.20	12.76
3	2	0.35	4.30	3.01
4	1	1.70	2.55	4.34
5	2	2.41	4.45	21.45
6	2	0.49	2.15	2.11
7	2	2.75	2.20	12.10
8	1	2.70	1.05	2.84
				68.26

Total Built Up Area = 201.11 - 68.26 = 132.85 Sq.M.
Built Up Area For 1st,2nd &3rd Floor = 132.85 X 3 = 398.55 Sq.M

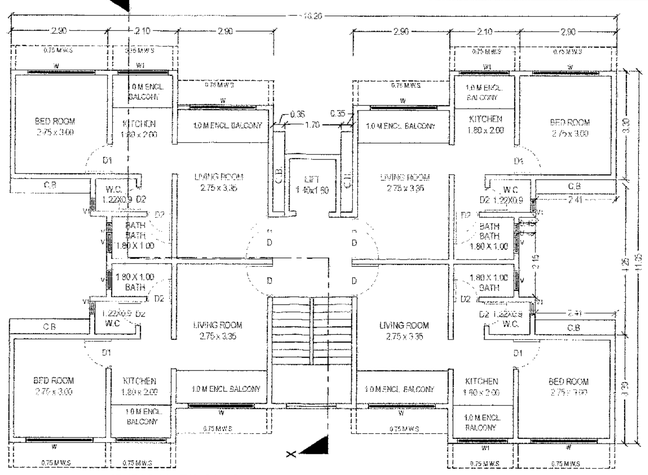
BUILT UP AREA CALCULATION FOR 4th FLOOR
AREA = 13.38 X 8.85 = 118.41 Sq.M.
DEDUCTIONS

Sr.No.	Nos.	Bredth	Depth	Total
1	2	0.49	2.00	1.96
2	2	2.90	1.05	6.09
3	2	0.35	3.15	2.21
4	1	1.70	1.40	2.38
5	2	0.49	2.15	2.11
6	2	0.49	2.10	2.06
7	2	2.10	0.10	0.42
8	2	2.75	1.15	6.33
				23.55

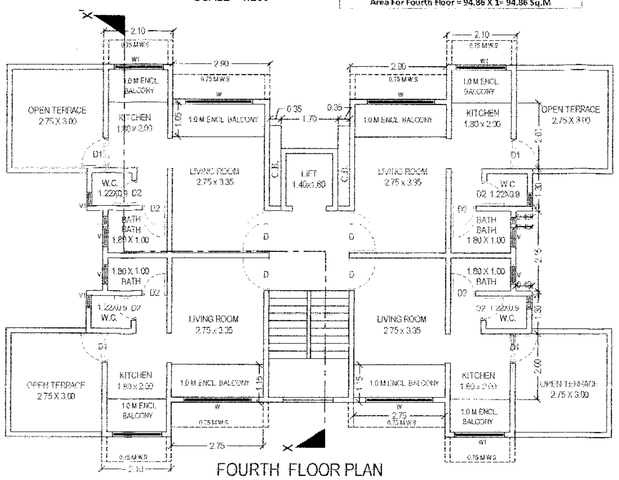
Total Built Up Area = 118.41 - 23.55 = 94.86 Sq.M.
Area For Fourth Floor = 94.86 X 1= 94.86 Sq.M.



GROUND FLOOR PLAN
SCALE - 1:100



TYPICAL FIRST, SECOND AND THIRD FLOOR PLAN
SCALE - 1:100



FOURTH FLOOR PLAN
SCALE - 1:100

PARKING DETAILS

SR. NOS.	NO. OF TENAMENTS	PARKING SPACE PROVIDED		
		CAR (2.5x5.5=13.75)	SCOOTER (2.0 M²)	CYCLE (0.7 M²)
1	TOTAL NO OF TENAMENT ON ALL FLOORS OF 14 Bldgs 20 x 14 = 280	———	350 NOS (700.00 SQM)	350 NOS (245.00 SQM)
TOTAL PARKING AREA REQUIRED FOR 14 BUILDINGS				945.00 SQM.

BUILT UP AREA STATEMENT

SR. NO.	FLOOR	BUILT UP AREA	EXCESS BALCONY	TOTAL BUILT UP AREA
1	GROUND	155.51	0.00	155.51
2	FIRST	132.85	0.00	132.85
3	SECOND	132.85	0.00	132.85
4	THIRD	132.85	0.00	132.85
5	FOURTH	94.86	3.97	98.83
	TOTAL	648.92	3.97	652.89
BUILT UP AREA FOR 1 BUILDINGS = 652.89 Sq.Mt.				
BUILT UP AREA FOR 14 BUILDINGS = 9140.46 Sq.Mt.				

BALCONY AREA STATEMENT

FLOORS	BALCONY PER FLOOR NOS.	BALCONY PER FLOOR SIZE	PROPOSED BAL. AREA PER FLOOR	PERMISSIBLE BAL. AREA PER FLOOR (15% OF 132.85 SQM.)	EXCESS BALCONY
FIRST	4 NOS	2.75 x 1.00	18.20	19.93 SQM	0.00
	4 NOS	1.80 x 1.00			
SECOND	3 NOS	2.75 x 1.00	18.20	19.93 SQM	0.00
	4 NOS	1.80 x 1.00			
THIRD	3 NOS	2.75 x 1.00	18.20	19.93 SQM	0.00
	4 NOS	1.80 x 1.00			
FOURTH	4 NOS	2.75 x 1.00	18.20	(15% OF 94.86 SQM.) 14.23 SQM.	3.97
	4 NOS	1.80 x 1.00			
		TOTAL =	72.80	74.72 SQM.	3.97
TOTAL PROPOSED BALCONY AREA FOR 1 BUILDING = 76.77 SQM.					
TOTAL PROPOSED BALCONY AREA FOR 14 BUILDING = 76.77 X 14 = 1074.78 SQM.					

DRAWING NO. 1/5

STAMP OF APPROVAL

पत्र क्र.संसंनर रा.ज.कुरुवा.संघ/विरोडकी/नि.नं.२ दि.२८/१०/२०१६ अन्वये विरोडकी ग्रामपंचायत हद्दीच्या रेखांकनास प्रमाणे मंजूरी.

सहायक संचालक नगर रचना, अलिबाग

A.	APFA STATEMENT	
	1. Area of Plot	15600.00
	2. Deductions for	
	(a) Road Acquisition Area	900.00
	(b) Proposed Road	------
	(c) Any Reservation	------
	(Total = a+b+c)	900.00
	3. Gross Area of Plot (1-2)	14700.00
	4. Deductions for Amenity space, if any	
	5. Net Area of Plot = (3-4)	14700.00
	6. Addition of area for F.S.I. if any	900.00
	(a) Area under Internal Road	------
	(b)	------
	(c)	------
	7. Total Area (5+6)	15600.00
	8. Normal F.S.I. Permissible	1.00
	9. Permissible Built-up Area	15600.00
	10. Existing Built-up Area	------
	11. Proposed Built-up Area Of "A" Type Bldg. = 14 x 648.92	9084.88
	12. Excess Balcony Area taken in F.S.I. (As per B (c) Below)	55.56
	13. Total Built-up Area (10+11+12)	9140.46
	14. F.S.I. Consumed (13/7)	
B.	BALCONY AREA STATEMENT	
	(a) Permissible Balcony Area per Floor	19.93, 14.23
	(b) Proposed Balcony Area per Floor	18.20
	(c) Excess Balcony Area (Total)	55.56
C.	TDR	------
	(a) Permissible	------
	(b) Proposed to be used	------
D.	PREMIUM F.S.I	------
	(a) Permissible F.S.I	------
	(b) Proposed to be used	------
E.	PARKING STATEMENT	
	(a) Parking Required	
	Car	------
	Scooter / Motor Cycle	350
	Cycle	350
	(b) Garages Permissible	------
	(c) Garages Proposed	------
	Car	------
	Scooter / Motor Cycle	------
	Cycle	------
	(d) Total Parking Provided	945.00
F.	LOADING / UNLOADING SPACES	------
	Loading / Unloading requirec	------
	Total Loading / Unloading required	------

PROPOSED RESIDENTIAL LAYOUT ON LAND BEARING S.No. 3/1B, 4/1, 4/2, 4/3, 4/4A2, 4/4B, 81/1B. AT - VILLAGE, VADVALI Tarfe - VAREDI. TALUKA - KARJAT, DIST.- RAIGAD.

DEVELOPERS SIGN

CONSULTANTS SIGN

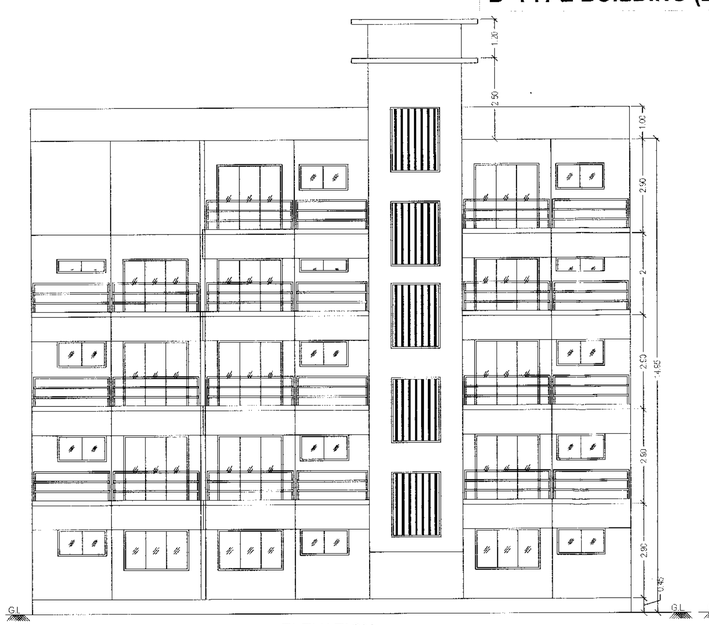
CONSULTANTS
P. S. GOKAK
M.E. CIVIL (T &CP)
2,SHRI ISH APT, L.B.S NAGAR KHOPOLI

CONSULTANTS
P. S.GOKAK ASSOCIATES
SHOP NO. 1, CHOWDARY APARTMENTS,
SHASHTRI NAGAR, KHOPOLI. CELL NO. 94229 94784

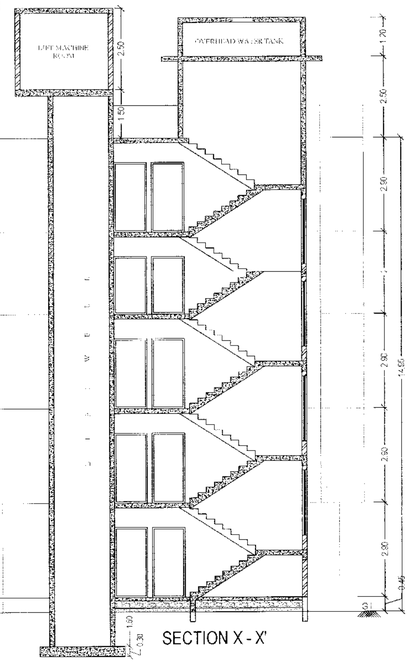
SCALE - 1:100	ALL DIM. ARE IN MTRS.
DATE - 12/09/2016	DRAWN BY - PMJ

PRODUCED BY AN AUTODESK EDUCATIONAL PRODUCT

'B' TYPE BUILDING (B1, B2)

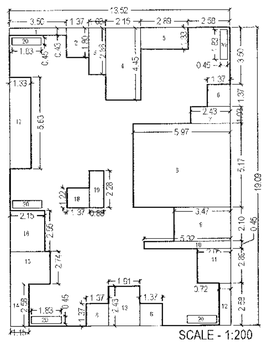


ELEVATION



SECTION X - X'

BUILT UP AREA CALCULATION FOR GROUND FLOOR



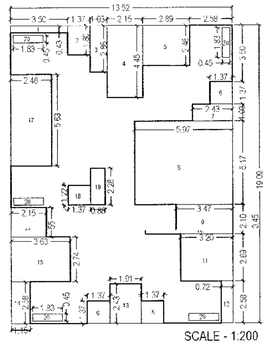
SCALE - 1:200

BUILT TUP AREA CALCUALTION FOR GROUND FLOOR
AREA = 13.52 X 19.09 = 258.10 Sq.M.
DEDUCTIONS

Sr.No.	Nos.	Bredth	Depth	Total
1	1	3.50	0.43	1.51
2	1	1.37	1.8	2.47
3	1	1.03	2.86	2.95
4	1	2.15	4.45	9.57
5	1	2.89	1.33	3.84
6	3	1.37	1.37	5.63
7	1	2.43	1.03	2.50
8	1	5.97	5.17	30.86
9	1	3.47	2.10	7.29
10	1	5.32	0.45	2.39
11	1	2.05	2.89	5.92
12	1	0.72	2.58	1.86
13	1	1.99	2.43	4.69
14	1	1.15	2.58	2.97
15	1	2.48	2.74	6.80
17	1	1.83	5.03	7.49
18	1	1.37	1.22	1.67
19	1	0.88	2.28	2.01
20	5	1.83	0.45	4.12
				112.01

Total Built Up Area = 258.10 -112.01 = 146.09 Sq.M.
Built up Area of Ground Floor = 146.09 Sq.M

BUILT UP AREA CALCULATION FOR TYPICAL FIRST,SECOND AND THIRD FLOOR



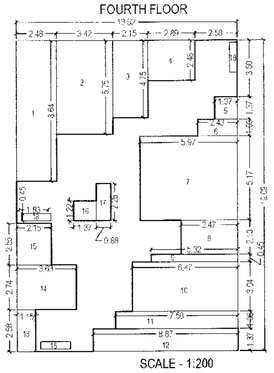
SCALE - 1:200

BUILT UP AREA CALCULATION FOR 1st, 2nd & 3rd FLOOR
AREA = 13.52 X 19.09 = 258.10 Sq.M.
DEDUCTIONS

Sr.No.	Nos.	Bredth	Depth	Total
1	1	3.50	0.43	1.51
2	1	1.37	1.8	2.47
3	1	1.03	2.86	2.95
4	1	2.15	4.45	9.57
5	1	2.89	1.33	3.84
6	3	1.37	1.37	5.63
7	1	2.43	1.03	2.50
8	1	5.97	5.17	30.86
9	1	3.47	2.10	7.29
10	1	5.32	0.45	2.39
11	1	3.2	2.89	9.25
12	1	0.72	2.58	1.86
13	1	1.93	2.43	4.69
14	1	1.15	2.58	2.97
15	1	3.63	2.74	9.96
17	1	2.48	3.63	13.94
18	1	1.37	1.22	1.67
19	1	0.88	2.28	2.01
20	5	1.83	0.45	4.12
				128.28

Total Built Up Area = 258.10 -128.28 = 129.82 Sq.M.
Built Up Area For 1st, 2nd & 3rd Floor = 129.82 X 3 = 389.46 Sq.M

BUILT UP AREA CALCULATION FOR FOURTH FLOOR



SCALE - 1:200

BUILT UP AREA CALCULATION FOR 4th FLOOR
AREA = 13.52 X 19.09 = 258.10 Sq.M.
DEDUCTIONS

Sr.No.	Nos.	Bredth	Depth	Total
1	1	2.48	8.64	21.42
2	1	3.42	5.75	19.67
3	1	2.15	4.75	10.21
4	1	2.89	2.48	7.17
5	1	1.37	1.37	1.88
6	1	2.43	1.03	2.50
7	1	5.97	5.17	30.86
8	1	3.47	2.1	7.29
9	1	5.32	0.45	2.39
10	1	6.43	3.04	19.67
11	1	7.50	1.06	7.95
12	1	8.87	1.37	12.15
13	1	1.15	2.58	2.97
14	1	3.63	2.74	9.95
15	1	2.15	2.55	5.48
16	1	1.37	1.22	1.67
17	1	0.88	2.28	2.01
18	3	1.83	0.45	2.47
				167.71

Total Built Up Area = 258.10 -167.71 = 90.39 Sq.M.
Area For Fourth Floor = 90.39 X 1 = 90.39 Sq.M

BUILT UP AREA STATEMENT

SR. NO.	FLOOR	BUILT UP AREA	EXCESS BALCONY	TOTAL BUILT UP AREA
1	GROUND	146.09	0.00	146.09
2	FIRST	129.82	0.00	129.82
3	SECOND	129.82	0.00	129.82
4	THIRD	129.82	0.00	129.82
5	FOURTH	90.39	0.00	90.39
	TOTAL	625.94	0.00	625.94
BUILT UP AREA FOR 1 BUILDING =				625.94 Sq.Mt.
BUILT UP AREA FOR 2 BUILDING =				1251.88 Sq.Mt.

BALCONY AREA STATEMENT

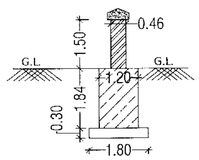
FLOORS	BALCONY PER FLOOR		PROPOSED BAL. AREA PER FLOOR	PERMISSIBLE BAL. AREA PER FLOOR (15% OF 129.82 SQM.)	EXCESS BALCONY
	NOS.	SIZE			
FIRST	5 NOS	2.75 x 1.00	13.75	19.47 SQM.	0.00
SECOND	5 NOS	2.75 x 1.00	13.75	19.47 SQM.	0.00
THIRD	5 NOS	2.75 x 1.00	13.75	19.47 SQM.	0.00
FOURTH	3 NOS	2.75 x 1.00	8.25	(15% 90.39 SQM.) 13.55 SQM.	0.00
TOTAL =			49.50	71.96 SQM.	0.00
TOTAL PROPOSED BALCONY AREA FOR 1 BUILDING = 49.50 SQM					
TOTAL PROPOSED BALCONY AREA FOR 2 BUILDING = 99.00 SQM.					

SCHEDULE OF DOORS & WINDOWS

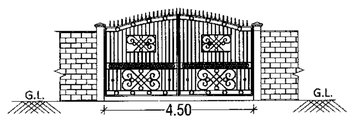
D =	1.00 x 2.15	W =	2.00 x 1.80
D1 =	0.90 x 2.15	W1 =	1.50 x 0.80
D2 =	0.75 x 1.85	V =	0.50 x 0.80

PARKING DETAILS

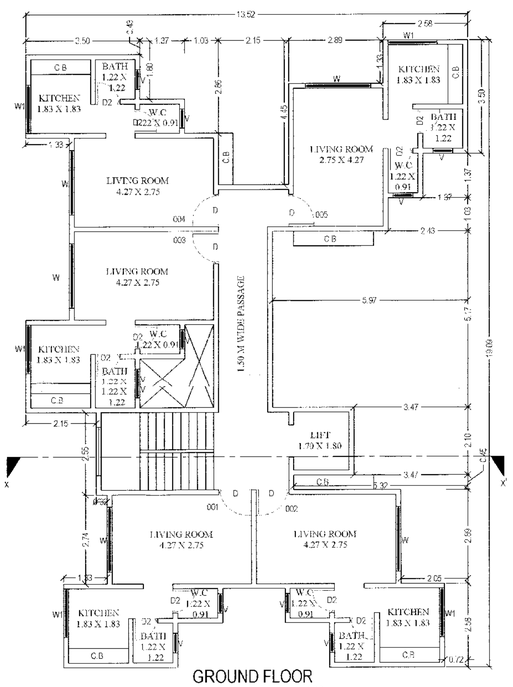
SR. NOS.	NO. OF TENAMENTS	PARKING SPACE PROVIDED		
		CAR (2.5x5.5=13.75)	SCOOTER (2.0 M²)	CYCLE (0.7 M²)
1.	TOTAL NO OF TENAMENT ON ALL FLOOR OF 2 Bldgs. 23x2 = 46	------	60 NOS. (120.00 SQM)	60 NOS. (42.00 SQM)
TOTAL AREA REQUIRED FOR 2 BUILDINGS				162.00 SQM



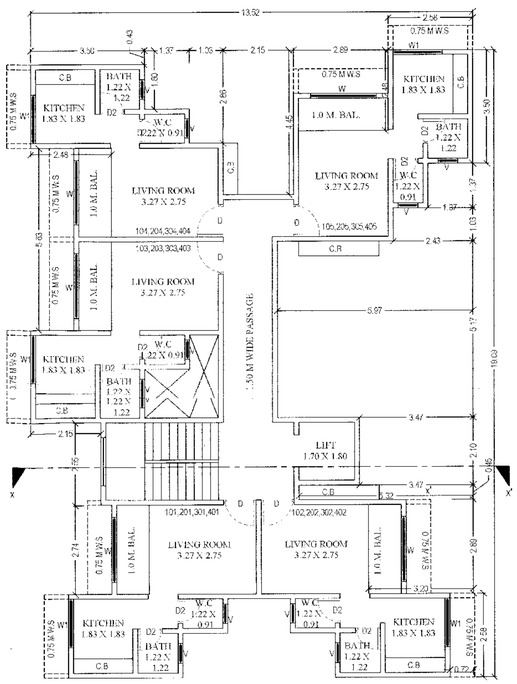
SECTION OF COMPOUND WALL



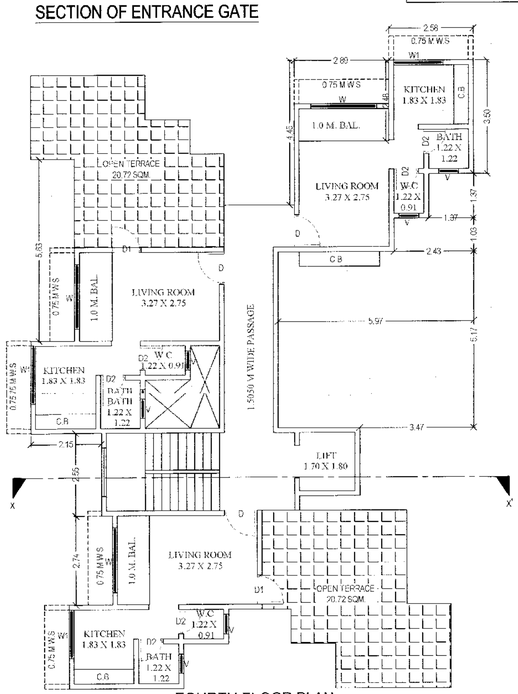
SECTION OF ENTRANCE GATE



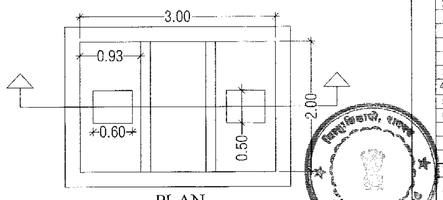
GROUND FLOOR
SCALE - 1:100



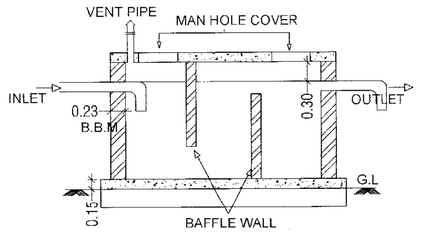
TYPICAL FIRST, SECOND AND THIRD FLOOR PLAN
SCALE - 1:100



FOURTH FLOOR PLAN
SCALE - 1:100

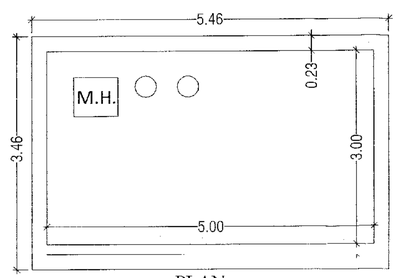


PLAN

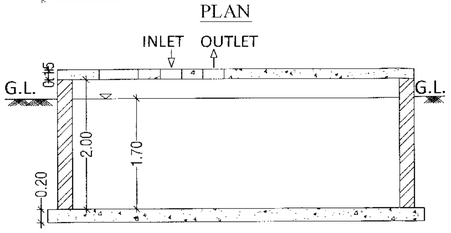


SECTION

DETAILS OF SEPTIC TANK



PLAN



SECTION - AA'

DETAILS OF UGR TANK

DRAWING NO. 2/5

APPROVAL STAMP OF A.D.T.P. RAIGAD

APPROVAL STAMP OF COLLECTOR RAIGAD

AREA STATEMENT

1.	Area of Plot	15600.00
2.	Deductions for	
	(a) Road Acquisition Area	------
	(b) Proposed Road	------
	(c) Any Reservation	------
	(Total = a+b+c)	900.00
3.	Gross Area of Plot (1-2)	14700.00
4.	Deductions for Amenity space, if any	------
5.	Net Area of Plot = (3-4)	14700.00
6.	Addition of area for F.S.I., if any	900.00
	(a) Area under Internal Road	------
	(b)	------
	(c)	------
7.	Total Area (5+6)	15600.00
8.	Normal F.S.I. Permissible	1.00
9.	Permissible Built-up Area	15600.00
10.	Existing Built-up Area	------
11.	Proposed Built-up Area Of 'B' Type Bldg. = 2 x 625.94=	1251.88
12.	Excess Balcony Area taken in F.S.I. (As per B (c) Below)	------
13.	Total Built-up Area (10+11+12)	1251.88
14.	F.S.I. Consumed (13 / 7)	
B	BALCONY AREA STATEMENT	
	(a) Permissible Balcony Area per Floor	19.47, 13.56
	(b) Proposed Balcony Area per Floor	13.75, 8.25
	(c) Excess Balcony Area (Total)	------
C	TDR	
	(a) Permissible	
	(b) Proposed to be used	
D	PREMIUM F.S.I	
	(a) Permissible F.S.I	
	(b) Proposed to be used	
E	PARKING STATEMENT	
	(a) Parking Required	
	Car	------
	Scooter / Motor Cycle	60
	Cycle	60
	(b) Garages Permissible	------
	(c) Garages Proposed	------
	Car	------
	Scooter / Motor Cycle	------
	Cycle	------
	(d) Total Parking Provided	162.00
F	LOADING / UNLOADING SPACES	
	Loading / Unloading required	------
	Total Loading / Unloading required	------

CONTENTS -
FLOOR PLANS, ELEVATION, SECTION, BUILT UP AREA CALCULATIONS, BALCONY STATEMENTS, PARKING DETAILS, DETAILS OF SEPTIC TANK, UGR TANK, COMPOUND WALL & GATE, DOOR WINDOW SCHEDULE

PROPOSED RESIDENTIAL LAYOUT ON LAND BEARING S.No. 3/1B, 4/1, 4/2, 4/3, 4/4A2, 4/4B, 81/1B. AT - VILLAGE, VADVALI Tarfe - VAREDI. TALUKA - KARJAT, DIST.- RAIGAD.

DEVELOPERS SIGN

For Nandadeep Homes Pvt. Ltd.
Director
NANDADEEP HOMES PVT. LTD.

CONSULTANTS SIGN

CONSULTANTS
P. S. GOKAK
M.E. CIVIL (T &CP)
2,SHRI ISH APT. L.B.S.NAGAR KHOPOLI

CONSULTANTS
P. S.GOKAK & ASSOCIATES
SHOP NO. 1, CHOWDARY APARTMENTS, SHASHTRI NAGAR, KHOPOLI. CELL NO. 94220 94751

SCALE - 1:100 | ALL DIM. ARE IN MTRS
DATE - 12/05/2016 | DRAWN BY - PMJ

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