P LINE AREA STATEMENT		
SR. NO.	FLOOR	FLOOR AREA
1	STILT FLOOR	0
2	1st FLOOR	435.01
3	2nd FLOOR	435.01
4	3rd FLOOR	441.10
5	4th FLOOR	441.10
6	5th FLOOR	442.36
7	6th FLOOR	441.10
8	7th FLOOR	441.41
9	TERRACE FLOOR	38.24
10	TOTAL	3115.33

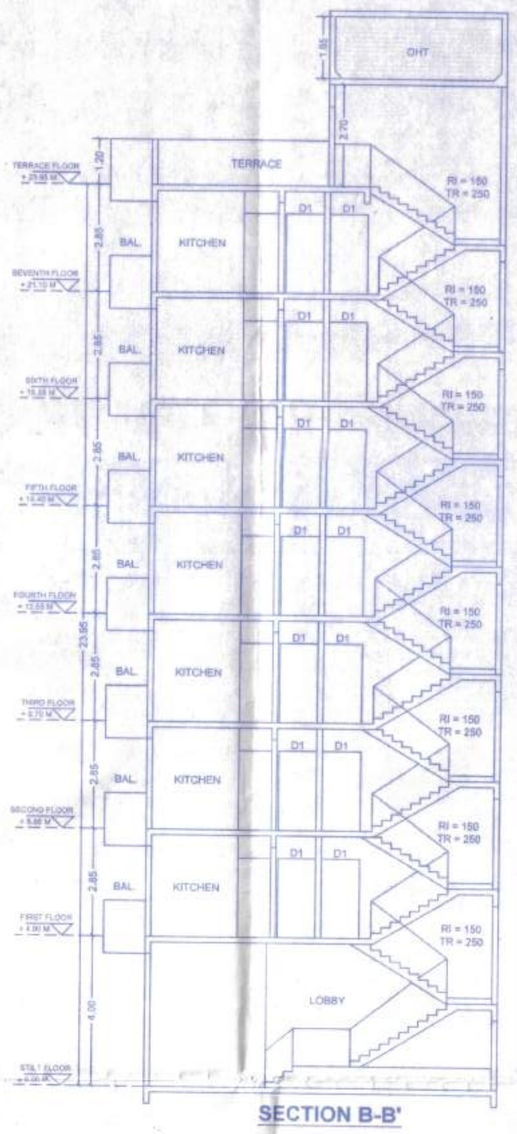
DOOR WINDOW SCHEDULE			
SR. NO.	TYPE	SIZE	DESCRIPTION
1	D1	1.00 X 2.10	T.W. FRAMED FLUSH DOOR
2	D2	0.90 X 2.10	T.W. FRAMED FLUSH DOOR
3	D3	0.75 X 1.95	T.W. FRAMED FLUSH DOOR
4	W	1.20 X 1.20	ALU. FRAMED SLIDING WINDOW
5	W1	1.50 X 1.20	ALU. FRAMED SLIDING WINDOW
6	W2	2.00 X 2.10	ALU. FRAMED SLIDING WINDOW
9	V	0.60 X 0.90	ALU. FRAMED VENTILATOR

PARKING SCHEDULE FOR RESIDENTIAL OCCUPANCY - NON CONGESTED AREA

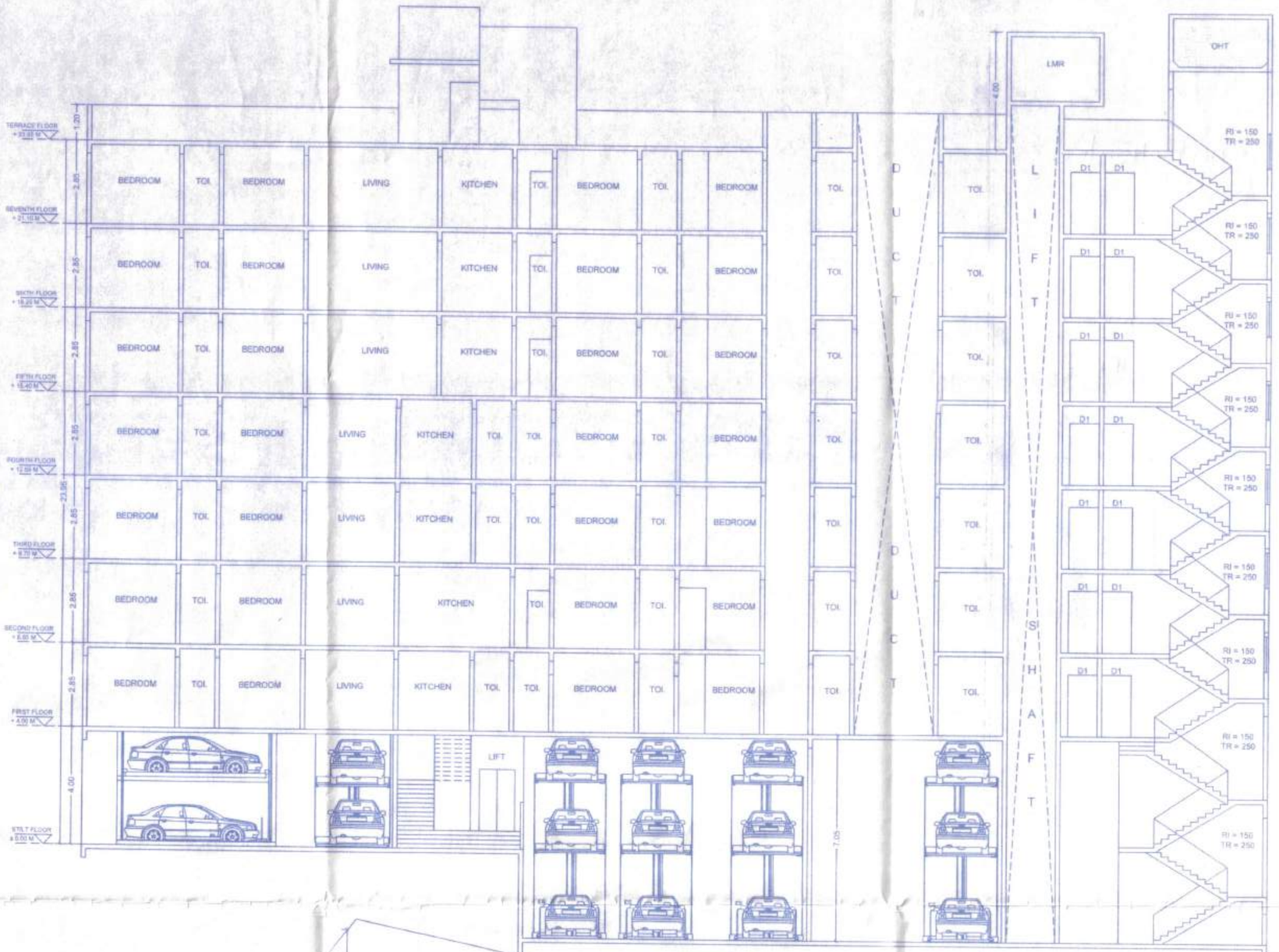
SR. NO.	DESCRIPTION ABOUT CARPET AREA	NO. FLATS	NO. OF CAR PARKING REQUIRED AS PER 0.8 FACTOR	VISITOR PARKING	TWO WHEELER PARKING REQUIRED AS PER 0.8 FACTOR
1	FOR 2 TEN. - CA < 30. SQ.M.	5	0	0	4
2	FOR 2 TEN. - 30.0 SQ.M. < CA < 40.0 SQ.M.	8	5.2	0.2	6.4
3	FOR 2 TEN. - 40.0 SQ.M. < CA < 80.0 SQ.M.	34	13.6	0.68	27.20
4	FOR 1 TEN. - 80.0 SQ.M. < CA < 150.0 SQ.M.	0	0	0	0
5	FOR 1 TEN. - 150.0 SQ.M. < CA	0	0	0	0
6	TOTAL REQUIRED PARKING		17.6		37.6

PARKING SCHEDULE FOR RESIDENTIAL OCCUPANCY - NON CONGESTED AREA

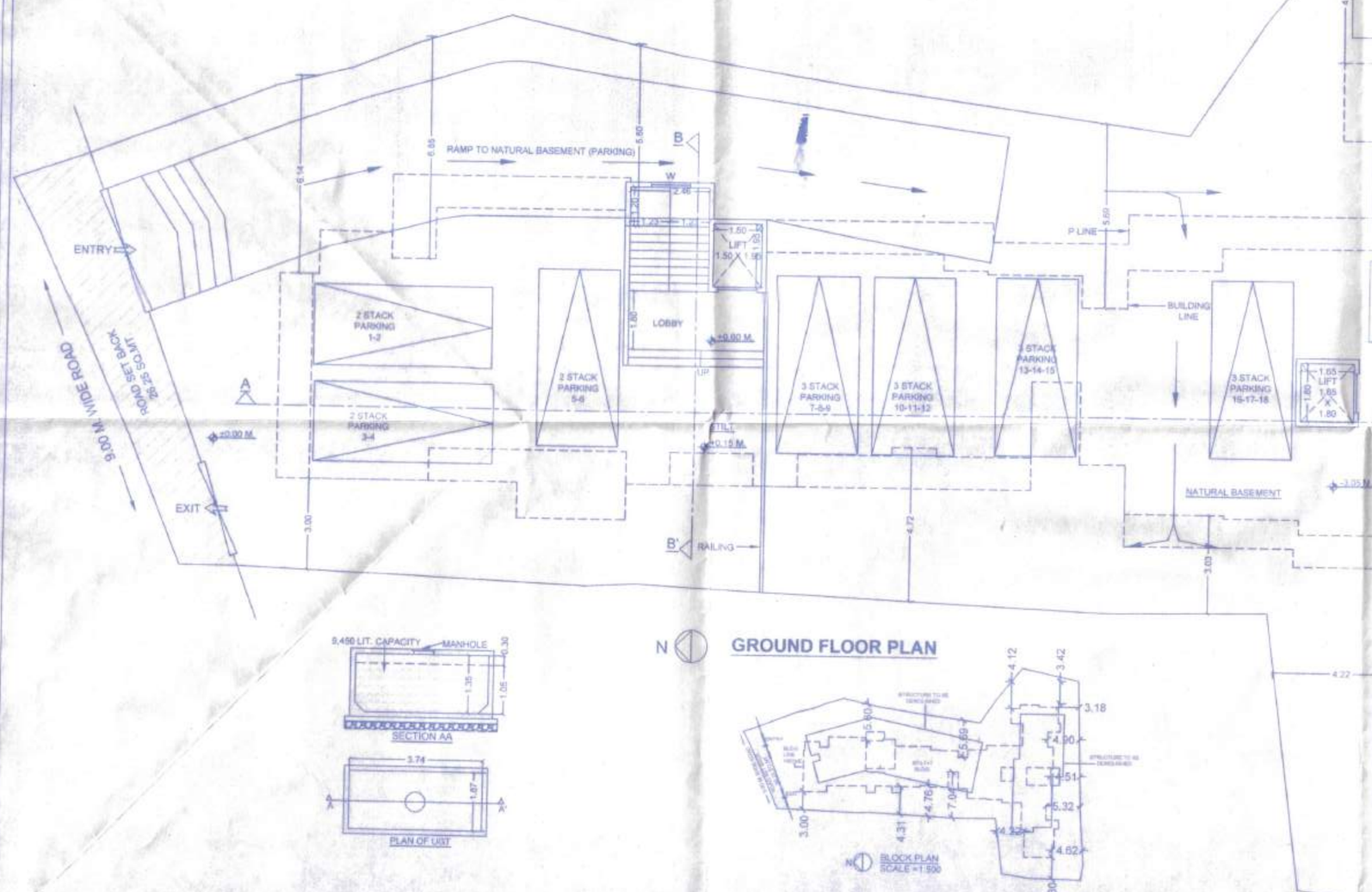
	TOTAL CAR PARKING REQUIRED	TOTAL TWO WHEELER PARKING REQUIRED
	17.6	37.6
TOTAL PARKING PROVIDED	CAR PARKING PROVIDED	TWO WHEELER PARKING PROVIDED
	18	18 EXTRA CARS



SECTION B-B'

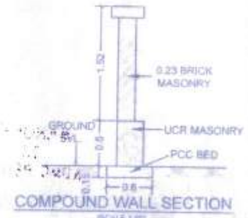


SECTION A-A'



GROUND FLOOR PLAN

BLOCK PLAN SCALE = 1:500



COMPOUND WALL SECTION



PROFORMA - I : AREA STATEMENT 01/03

Discription Of Proposal - PROPOSED RESIDENTIAL BUILDING ON C.T.S. NO. 10094A,10094B, 10095 TO 10100 OF VILLAGE G.B.PATHARLI, TAL. KALYAN DIST.THANE

OFFICE OF THE KALYAN DOMBIVLI MUNICIPAL CORPORATION, KALYAN.

Building Permit No. :- KDMC/TPD/BP/DOM/2023-24/38.

Date :- 08/09/2023.

SANCTIONED

KALYAN DOMBIVLI MUNICIPAL CORPORATION Regulation Authority Regd. Dist. THANE

for ASSISTANT DIRECTOR OF TOWN PLANNING Kalyan-Dombivli Municipal Corporation

Stamps of Approvals of Plans:

Sr.No.	AREA STATEMENT	
1	Area of plot (Minimum area of a, b, c to be cosidered)	
(a)	As per ownership document (7/12, CTS extract)	1000.20
(b)	as per mesurement sheet	
(c)	as per site	978.20
2	Deductions for	
(a)	Proposed D.P/D.P. Road widening Area/Service Road/Highway widening	26.25
(b)	Any D.P. Reservation area	0.00
	(Total a+b)	26.25
3	Balance area of plot (1-2)	951.95
4	Amentity Space (if applicable)	
(a)	Required -	
(b)	Adjustment of 2 (b), if any -	
(c)	Balance Proposed -	0.00
5	NetPlot Area (3-4 (c))	951.95
6	Recreational Open space (if applicable)	NA
(a)	Required -	
(b)	Proposed	
7	Internal Road area	NA
8	Plotable area (if applicable)	NA
9	Built up area with refrence to Basic F.S.I. as per front road width(Sr. No. 9x 1 i.e.BASIC FSI)	1047.14
10	Addition of FSI on payment of premium	
(a)	Maximum permissible premium FSI - based on road width / TOD Zone	
(b)	Proposed FSI on payment of premium.	309.00
11	In-situ FSI/TDR loading	
(a)	In-situ area against D.P. road [2.0 x Sr. No. 2 (a)] if any.	52.50
(b)	In-situ area against Amenity Space if handed over [2.00 or 1.85 x Sr. No. 4 (b) and / (c)]	0.00
(c)	TDR area	258.00
(d)	Total in-situ / TDR loading proposed (11 (a)+(b)+(c))	310.50
12	Additional FSI area under Chapter No. 7	
	Clase no. 7.6.1 i (978 X 30%) = 293.46 SQ.MT.	293.46
13	Total entitlement of FSI in the proposal,	
(a)	[9 + 10(b)+11(d)] or 12 whichever is applicable.	1960.10
(b)	Common area FSI upto 60% with payments of charges	1176.06
(c)	Total entitlement (a+b)	3136.16
14	Maximum utilization limit of F.S.I. (building potential) Permissible as per Road width ((as per Regulation No. 6.1 or 6.2 or 6.3 or 6.4 as applicable) x 1.6 or 1.8)	4.00
15	Total Built - up Area in proposal. (excluding area at Sr. No. 17 b)	
(a)	Existing Built-up Area.	0.00
(b)	Proposed Built-up Area (as per 'P-line')	3115.33
(c)	Total (a+b)	3115.33
16	F.S.I. Consumed (15/13) (should not be more than serial No. of 14	0.99
17	Area for Inclusive Housing if any	
(a)	Required (20 % of Sr. No. 5)	
(b)	Proposed	

Certificate of Area - CERTIFICATE THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON _____ AND THE DIMENSIONS OF SITE OF PLOT STATED ON PLAN ARE AS MEASURED ON THE SITE AND THE AREA SO DOCUMENT OF OWNERSHIP / T.P. SCHEME RECORDS DEPT. / CITY SURVEY RECORDS.

Discription Of Proposal - PROPOSED RESIDENTIAL BUILDING ON C.T.S. NO. 10094A, 10094B, 10095 TO 10100 OF VILLAGE G.B.PATHARLI, TAL. KALYAN DIST.THANE

Owner's Declaration -

I/ WE UNDERSIGNED HEREBY CONFIRM THAT I/WE WOULD ABIDE BY PLANS APPROVED BY AUTHORITY / ~~COLLECTOR~~, I /WE WOULD EXECUTE THE STRUCTURE AS PER APPROVED PLANS. ALSO I / WE WOULD EXECUTE THE WORK UNDER SUPERVISION OF PROPOER TECHNICAL PERSON SO AS TO ENSURE THE QUALITY AND SAFETY AT THE WORK SITE.

For J. B. CONSTR... ...RS

Partner

MR. SHRIPAD JOSHI OWNER

(S) NAME AND SIGNATURE

Architect/~~Licensed Engineer/Supervisor~~ name and signature

ENGINEER'S DECLARATION -

MANOHAR V. PATIL
B.E. CIVIL, A.M.I.E.
KDMC REGISTRN. No. 440

NAME AND SIGNATURE OF ENGINEER

THE R.C.C. PLANS PREPARED BY ME ARE IN ACCORDANCE WITH THE NORMS AS SPECIFIED. THE R.C.C. PLANS PREPARED BY ME ARE IN ACCORDANCE WITH THE INDIAN STANDARD INSTITUTE AND I WILL BE HELD RESPOSIBLE FOR ANY HARM CAUSED BY EARTHQUAKE DUE TO NEGLIGENCE OF STANDARDS.

AR. NINAD VAIDYA	Job No.	
	Drawing No.	
	Scale	
	Drawn by	PB
Ar. Ninad S. Vaidya REGISTERED ARCHITECT Reg. No CA/2010/48114 Add: Unit No. 01 Ground Floor, Rachana Divine, Near Nimkar's Suyog Hall, Tilak Nagar, Dombivli (E) 421 201.	Checked by	AR.NINAD VAIDYA
	Reg. No. of Arch.	CA/2010/48114

UNIT NO. 01 GROUND FLOOR, RACHANA DIVINE SOCIETY, NEAR NIMKAR'S SUYOG HALL, TILAK NAGAR, DOMBIVLI (E) DIST. THANE- 421 201.