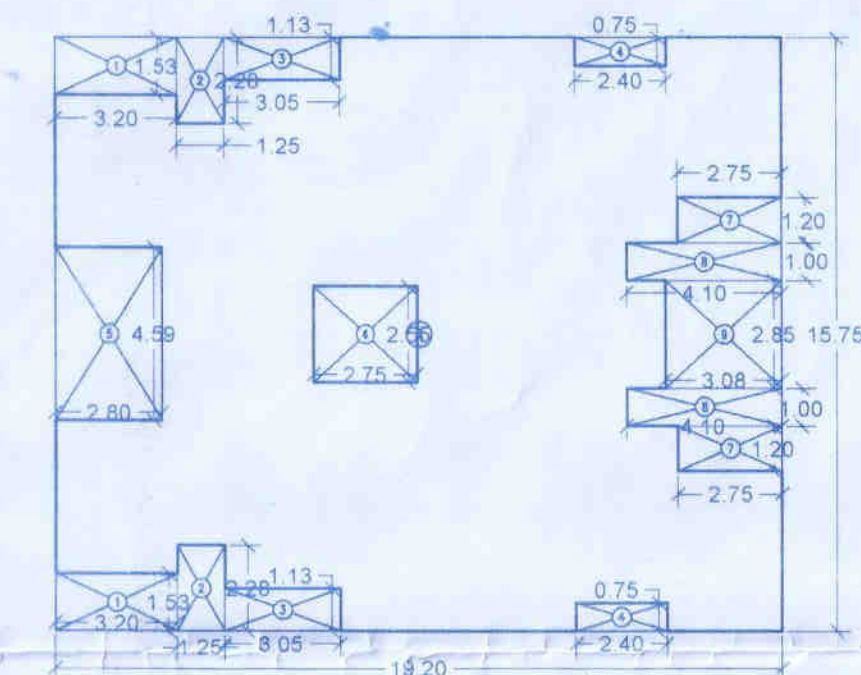
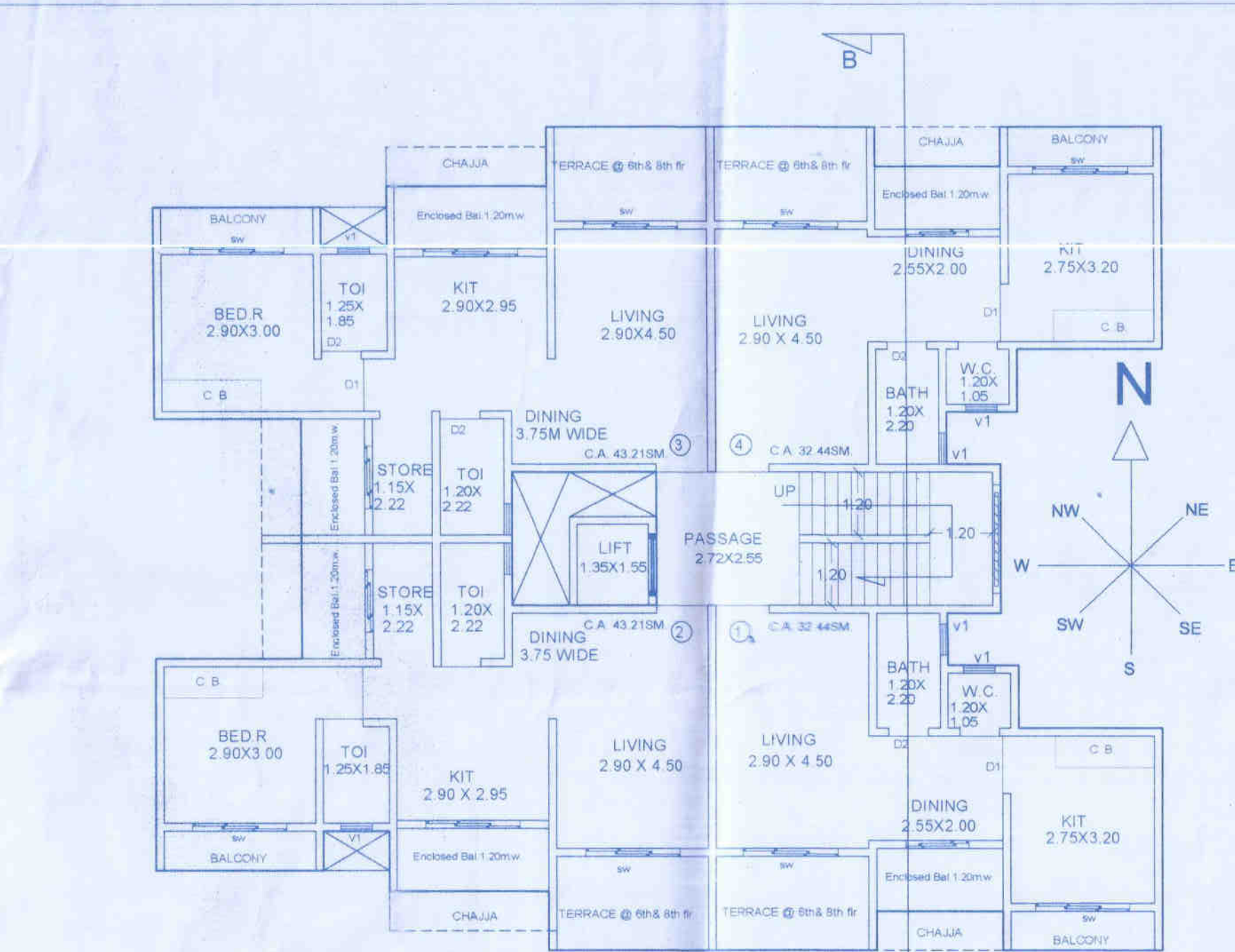




BUILT UP AREA CALCULATION
TYP. 6th & 8th FLOOR (WING-B)

A	19.20	X	15.75	X	1.00	=	302.40	SQ.MT.
TOTAL ADDITION								302.40

DEDUCTIONS

1	3.20	X	1.53	X	2 NOS	=	9.79	SQ.MT.
2	1.25	X	2.28	X	2 NOS	=	5.70	SQ.MT.
3	3.05	X	1.13	X	2 NOS	=	6.89	SQ.MT.
4	2.40	X	0.75	X	2 NOS	=	3.60	SQ.MT.
5	2.80	X	4.59	X	1 NO	=	12.85	SQ.MT.
6	2.75	X	2.55	X	1 NO	=	7.01	SQ.MT.
7	2.75	X	1.20	X	2 NOS	=	6.60	SQ.MT.
8	4.10	X	1.00	X	2 NOS	=	8.20	SQ.MT.
9	3.08	X	2.85	X	1 NO	=	8.78	SQ.MT.
TOTAL DEDUCTION								69.42
TOTAL BUILT UP AREA [X - Y1]								232.98

Form of Statement 3
[Sr. No.9 (g)]
Area details of Apartment

Building No.	Floor No.	Apartment No.	Carpet area of apartment	Area of Balcony attached to Apartment	Area of Double height terraces attached to flat
	(2)	(3)	(4)	(5)	(6)
WING-B	03	12	453.90sq.m.	12	12
WING-C	Stilt+G+14	60	2163.90sq.m.	195	---

Form of Statement 2
[Sr. No.9 (a)]
Proposed Building

Building No.	Floor No.	Total Built-up Area of floor, as per outer construction line.
(1)	(2)	(3)
WING-B	03	699.00sq.m.
WING-C	Stilt+G+14	4137.87sq.m.

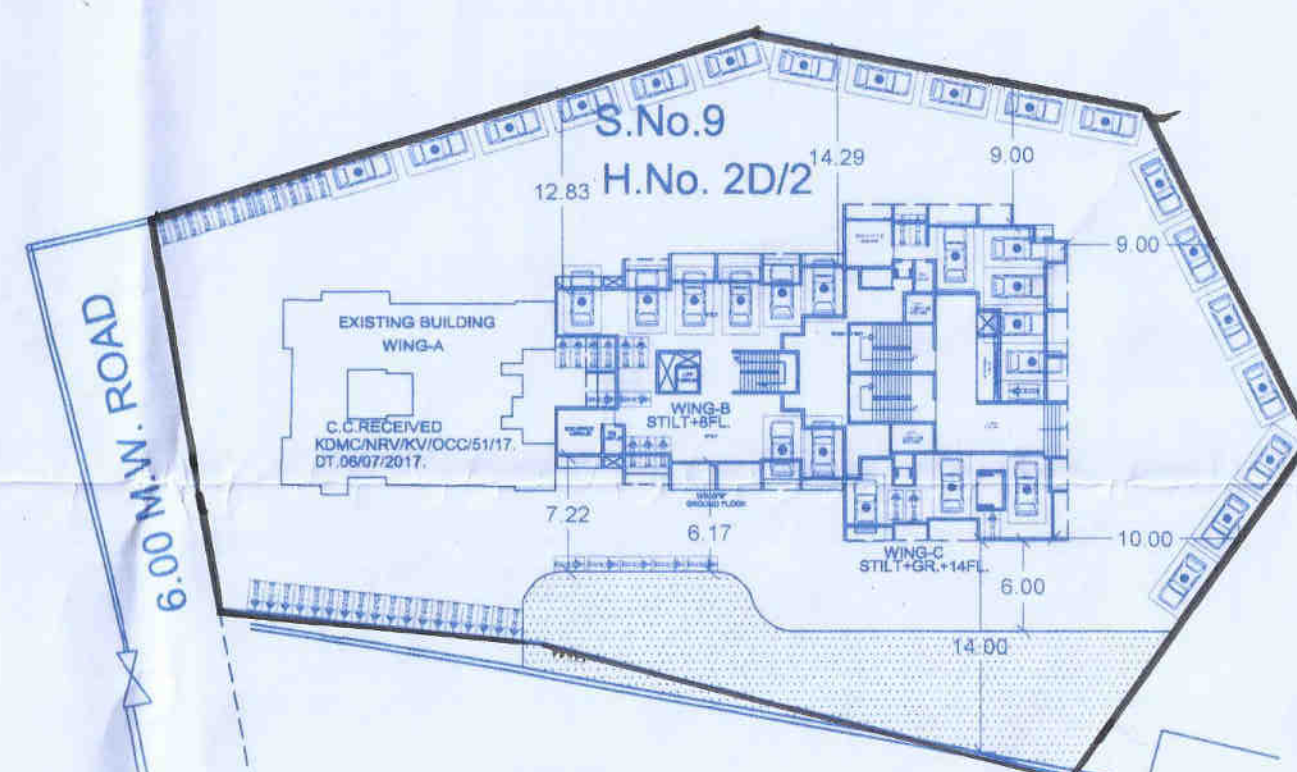
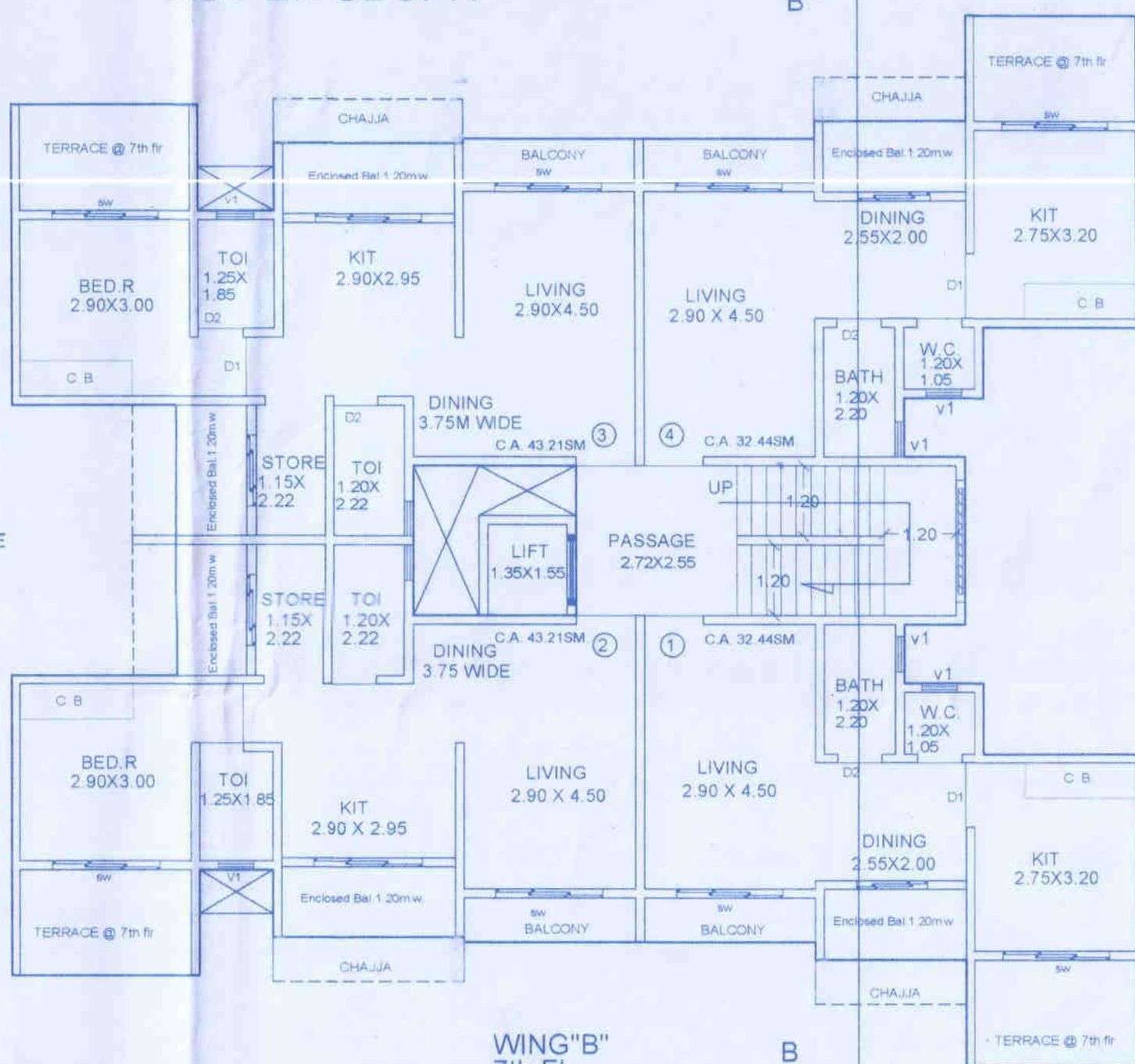
B-Wing Table No. 8B - Parking Requirements

Sr. No.	Occupancy	Size of tenement	Total No. Flat	Parking Space Required			
				Required		Proposed	
1	Residential (i) Multi - Family residential	For every tenement having carpet area of 150sq.m. and above.	Nil.	2x0=0	3x0=0	Nil.	Nil.
		For every tenement having carpet area equal to or above 80sq.m. but less than 150sq.m.	Nil.	1x0=0	3x0=0	Nil.	Nil.
		For every two tenements with each tenement having carpet area equal to or above 40sq.m. but less than 80sq.m.	06	1x3=3no.	5x3=15no.	3no.	15no.
		For every two tenements with each tenement having carpet area less than 40sq.m. but more than 30sq.m.	06	1x3=3no.	2x3=6no.	3no.	6no.
		For every two tenements with each tenement having carpet area less than 30sq.m.	Nil	0x0=0 no.	4x0=0no.	Nil.	Nil.
		Additional 5% Visitor Parking		5%(6)=0.3 no.	5%(21)=1.05no.	0.3no.	1.05no.
Total Parking Required (x 0.8) As per Table No. 8c, Page No 145.				0.8x6.3=5.04 no.	0.8x22.05=17.64no.	5no.	18no.

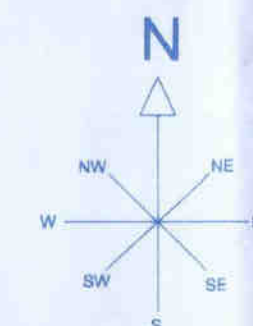
AS PER UDCPR

NOTE:- HATCH FLOORS PROPOSED IN T.D.R.

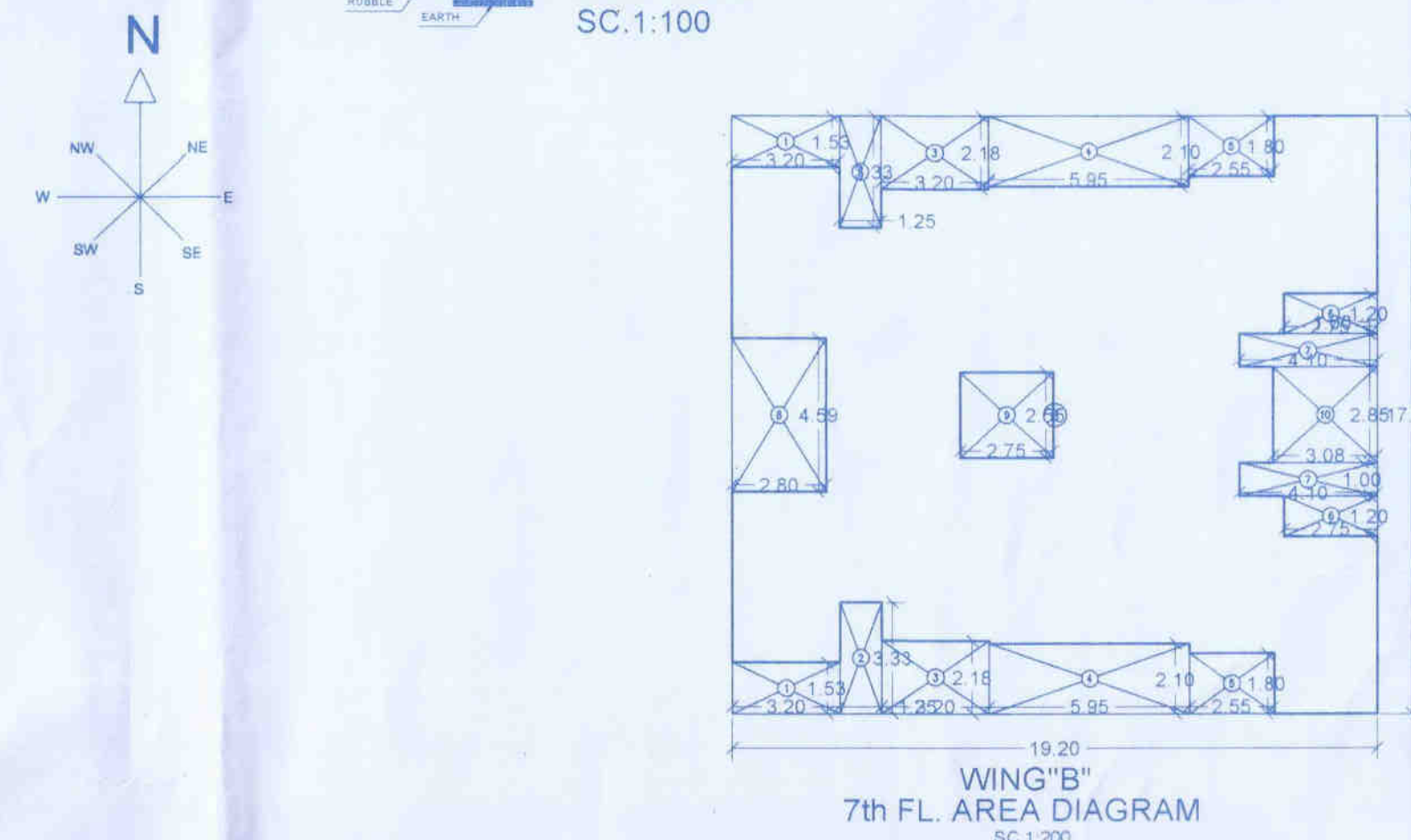
WING-B



LOCATION PLAN



SECTION B-B
SC. 1:100



BUILT UP AREA CALCULATION
7th FLOOR (WING-B)

B	19.20	X	17.85	X	1.00	=	342.72	SQ.MT.
TOTAL ADDITION								342.72

DEDUCTIONS

1	3.20	X	1.53	X	2 NOS	=	9.79	SQ.MT.
2	1.25	X	3.33	X	2 NOS	=	8.33	SQ.MT.
3	3.20	X	2.18	X	2 NOS	=	13.95	SQ.MT.
4	5.95	X	2.10	X	2 NOS	=	24.99	SQ.MT.
5	2.55	X	1.80	X	2 NOS	=	9.18	SQ.MT.
6	2.75	X	1.20	X	2 NOS	=	6.60	SQ.MT.
7	4.10	X	1.00	X	2 NOS	=	8.20	SQ.MT.
8	2.80	X	4.59	X	1 NO	=	12.85	SQ.MT.
9	2.75	X	2.55	X	1 NO	=	7.01	SQ.MT.
10	3.08	X	2.85	X	1 NO	=	8.78	SQ.MT.
TOTAL DEDUCTION								109.68
TOTAL BUILT UP AREA [X - Y1]								233.04

SUMMARY (Wing-B)
(PROPOSED P-LINE AREA STATEMENT)

FLOOR	Proposed P-Line Area (SQ.M.)
06	232.98
07	233.04
08	232.98
TOTAL	699.00

Proforma-1 Area Statement.

PROPOSED BUILDING ON S. No.9/H.No.2D/2,
VILLAGE :- KOLIVALI, TALUKA:-KALYAN, DIST. THANE.

Drawing Sheet

No.: 1/3

D1.22/07/2021.

Stamps of Approval/RE-Approval/Completion of Plans:

OFFICE OF THE KALYAN DOMBIVLI
MUNICIPAL CORPORATION, KALYAN.

Building Permit No.:
KPMC/TPD/DP/KD/2012-13/215/371

Date:- 30/11/2021.

SANCTIONED



ASSISTANT DIRECTOR OF
TOWN PLANNING
Kalyan-Dombivli Municipal Corporation

AREA STATEMENT

	Sq.Mt.
1. Area of plot (Minimum area of a, b, c to be considered)	
(a) As per ownership document (7/12, CTS extract)	2640.00
(b) as per measurement sheet	
(c) as per site	
2. Deductions for	
(a) Proposed D.P./D.P. Road widening Area (12.00 M.W.)	NIL.
(b) D.P. Reservation of Any area	NIL.
(c) D.P. Reservation of Any area	NIL.
(Total a+b+c)	NIL.
3. Balance area of plot (1-2)	2640.00
4. Amenity Space (if applicable)	
(a) Required -	N.A.
(b) Adjustment of 2(b), if any -	N.A.
(c) Balance Proposed -	N.A.
5. Net Plot Area (3-4 (c))	2640.00
6. Recreational Open space (if applicable)	
(a) Required - 10% physical	N.A.
(b) Proposed	280.00
7. Internal Road area	N.A.
8. Platable area (if applicable)	N.A.
9. Built up area with reference to Basic F.S.I. as per front road width 1.10% (Sr.No. Scheme FSI) (2640.00 X 1.10)	2904.00
10. Addition of FSI on payment of premium	
(a) Maximum permissible premium FSI - based on road width /TOD Zone (2640.00 X 0.50)	1320.00
(b) Proposed FSI on payment of premium.	1248.00
11. In-situ FSI / TDR loading	
(a) In-situ area against D.P. road [2.0 x Sr. No. 2 (a)], if any	NIL.
(i) Used T.D.R. Area (As per Old Approval)	NIL.
(ii) Proposed T.D.R. Area	NIL.
(b) In-situ area against Amenity Space if handed over [2.00 or 1.85 x Sr. No. 4 (b) and (c)],	N.A.
(c) TDR area	1056.00
(d) Total in-situ / TDR loading proposed (11 (a)+(b)+(c))	1056.00
12. Additional FSI area under Chapter No. 7	N.A.
13. Total entitlement of FSI in the proposal	
(a) [9 + 10(b)+11(d)] or 12 whichever is applicable	5208.00
(b) Permissible Ancillary Area FSI upto 60% (Maximum) with payment of charges. (3023.59 X 0.60)	1814.15
(c) Total entitlement (a+b)	7022.15
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	3.60
15. Total Built-up Area in proposal. (excluding area at Sr.No.17 b)	
(a) Existing Built-up Area (Wing-A&B) (1377.66+806.75)	2184.41
(b) Proposed Built-up Area (as per P-line) (Wing-B+C)	4836.37
(c) Total (a+b)	7021.28
16. F.S.I Consumed [15 / 13] (should not be more than serial No.14 above.)	0.99
17. Area for Inclusive Housing, if any	
(a) Required (20% of Sr.No.5)	N.A.
(b) Proposed	N.A.

Certificate

CERTIFIED THAT THE PLANS PREPARED BY ME ARE IN ACCORDANCE WITH THE TERMS AS SPECIFIED BY INDIAN STANDARDS INSTITUTE



Owner's Declaration:-

I/We undertake 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 proper technical person so as to ensure the quality and safety at the work site.

P.O.A. SHRI. J.S.SHISODIA

Ar. Vijay Pandey



ARCHITECT
M/S VIJAY PANDHEY & ASSOCIATES
303-RAJAMAL TOWER
ABOVE KOTAK MAHINDRA BANK
SANTOSH MATA RD KALYAN (W)
TEL. 022-1-220444/1-9370480616

Job No.	Drawing No.	Scale	Drawn by	Rev.	Checked by	Registration No. Of
16	01	N.S.	Ar. AISHWARI	04	V.P.	Architect:- Vijay Pandey CA/96/20081