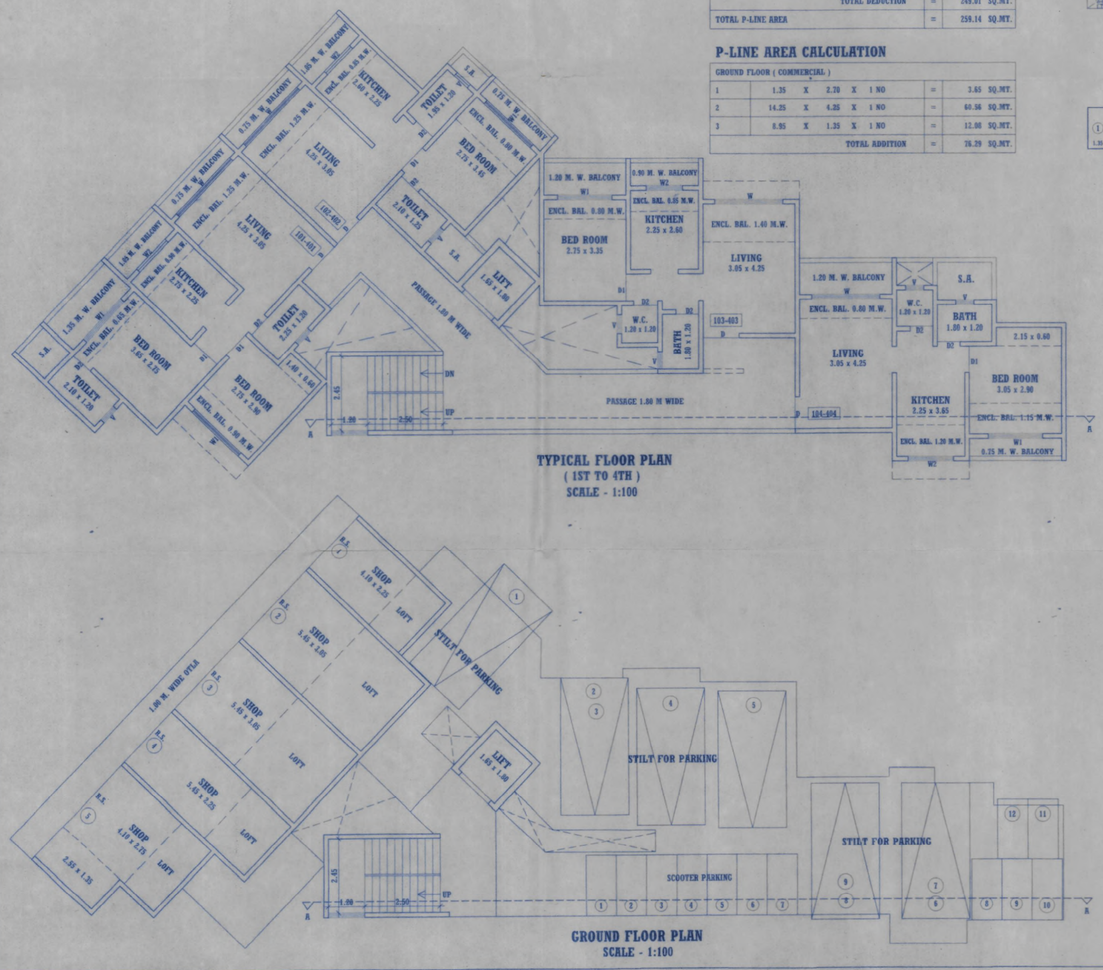
PARKING AREA STATEMENT

ONE PARKING AREA FOR EVERY TENEMENTS	Nos. OF FLATS	Nos. OF CAR	Nos. OF SCOOTER
1) FOR EVERY TENEMENT HAVING CARPET AREA OF 150 SQ.M. AND ABOVE 2 CAR & 1 SCOOTER	NIL	NIL	NIL
2) FOR EVERY TENEMENT HAVING CARPET AREA EQUAL TO OR ABOVE 80 SQ.M. BUT LESS THAN 150 SQ.M. 1 CAR & 1 SCOOTER	NIL	NIL	NIL
3) FOR EVERY TWO TENEMENT WITH EACH TENEMENT HAVING CARPET AREA EQUAL TO OR ABOVE 40 SQ.M. BUT LESS THAN 80 SQ.M. 1 CAR & 2 SCOOTER	NIL	NIL	NIL
4) FOR EVERY TWO TENEMENT WITH EACH TENEMENT HAVING CARPET AREA LESS THAN 40 SQ.M. BUT MORE THAN 30 SQ.M. 1 CAR & 2 SCOOTER	4 NOS	2 NOS	4 NOS
5) FOR EVERY TWO TENEMENTS WITH EACH TENEMENT HAVING CARPET AREA LESS THAN 30 SQ.M. 2 SCOOTER	12 NOS	NIL	12 NOS
6) SHOPS AND OTHER COMMERCIALS USERS AREA 0.00 SQ.MT. FOR EVERY 100 SQ.M. CARPET AREA OR FRACTION THEREOF (FOR 100 SQ.MT. 2 CAR & 6 SCOOTER PARKING)	NIL	NIL	NIL
7) ADDITION 5% RESI. VISITOR PARKING (5% of 1 TO 5)	NIL	NIL	NIL
8) TOTAL PARKING CAR	NIL	2 NOS	COMM. - NIL RESI. - 16 NOS
TOTAL REQUIRED PARKING CAR & SCOOTER (80% of 8) AS PER UDCPR REGULATION NO. 8.2.2 TABLE NO.8C	NIL	2 NOS	16 NOS
TOTAL PROPOSED PARKING CAR	NIL	9 NOS	12 NOS

COMPOSITE PARKING (1 CAR = 6 SCOOTER) 1 CAR X 6 = 6 NOS

FORM OF STATEMENT - 1
SR.NO.9 (g)

BUILDING NO.	AREA DETAIL OF APARTMENT: FLOOR NO.	APARTMENT NO.	CARPET AREA OF APARTMENTS		AREA OF BALCONY ATTACHED TO APARTMENT	AREA OF DOUBLE HEIGHT TERRACES ATTACHED TO FLAT
--	1ST TO 4TH FLOOR	16 NOS	1ST TO 4TH FLOOR	101-401 39.93 SQ.MT.	17.39 SQ.MT.	NIL
				102-402 29.41 SQ.MT.	14.65 SQ.MT.	NIL
				103-403 28.98 SQ.MT.	12.77 SQ.MT.	NIL
				104-404 29.98 SQ.MT.	13.60 SQ.MT.	NIL



TYPICAL FLOOR PLAN
(1ST TO 4TH)
SCALE - 1:100

GROUND FLOOR PLAN
SCALE - 1:100

P-LINE AREA CALCULATION

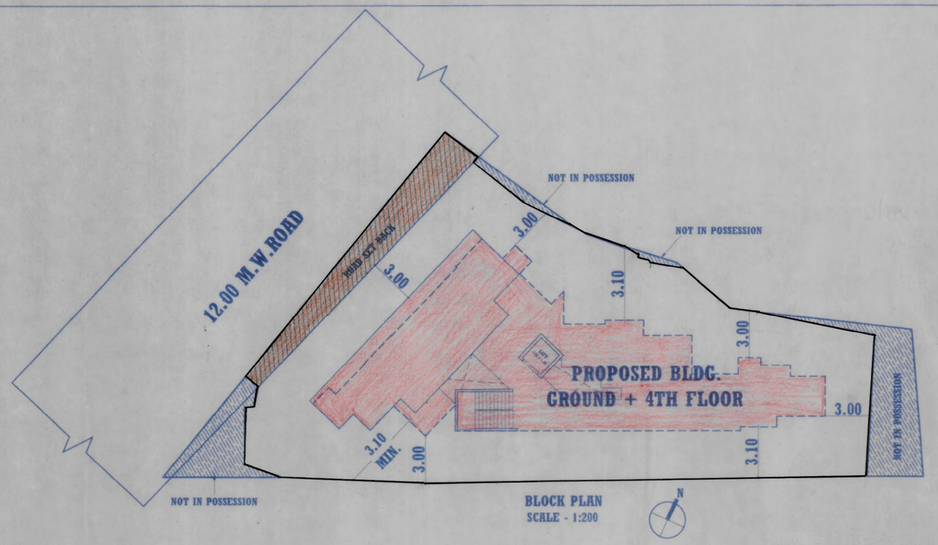
TYPICAL FLOOR (1ST TO 4TH)

A	33.94	X	14.86	X 1 NO	=	504.42 SQ.MT.
				TOTAL ADDITION	=	504.42 SQ.MT.
DEDUCTIONS						
1	1/2	X	14.25	X 7.12 X 1 NO	=	50.73 SQ.MT.
2	1/2	X	3.80	X 1.90 X 1 NO	=	3.61 SQ.MT.
3	(2.63 + 1.77) / 2	X	0.83	X 1 NO	=	1.83 SQ.MT.
4	(2.70 + 1.77) / 2	X	0.97	X 1 NO	=	2.17 SQ.MT.
5	(2.70 + 2.16) / 2	X	0.52	X 1 NO	=	1.26 SQ.MT.
6	19.01	X	2.16	X 1 NO	=	41.06 SQ.MT.
7	1/2	X	3.05	X 1.52 X 1 NO	=	2.32 SQ.MT.
8	4.81	X	2.11	X 1 NO	=	10.15 SQ.MT.
9	(5.30 + 4.81) / 2	X	0.51	X 1 NO	=	2.58 SQ.MT.
10	5.30	X	0.17	X 1 NO	=	0.90 SQ.MT.
11	3.20	X	4.15	X 1 NO	=	13.28 SQ.MT.
12	3.20	X	6.10	X 1 NO	=	19.52 SQ.MT.
13	5.60	X	7.00	X 1 NO	=	39.20 SQ.MT.
14	4.25	X	0.50	X 1 NO	=	2.13 SQ.MT.
15	2.30	X	0.75	X 1 NO	=	1.73 SQ.MT.
16	5.75	X	0.03	X 1 NO	=	0.17 SQ.MT.
17	18.75	X	0.98	X 1 NO	=	18.38 SQ.MT.
18	1/2	X	3.74	X 1.87 X 1 NO	=	3.50 SQ.MT.
19	1/2	X	2.90	X 1.45 X 1 NO	=	2.10 SQ.MT.
20	(2.01 + 1.84) / 2	X	0.94	X 1 NO	=	1.43 SQ.MT.
21	(1.94 + 2.11) / 2	X	1.12	X 1 NO	=	1.76 SQ.MT.
22	(2.11 + 1.14) / 2	X	0.94	X 1 NO	=	1.53 SQ.MT.
23	1.77	X	1.14	X 1 NO	=	2.02 SQ.MT.
24	1/2	X	2.45	X 1.23 X 1 NO	=	1.51 SQ.MT.
25	1/2	X	1.87	X 0.97 X 1 NO	=	0.91 SQ.MT.
26	1/2	X	3.63	X 1.82 X 1 NO	=	3.30 SQ.MT.
27	(0.84 + 1.49) / 2	X	0.68	X 1 NO	=	0.79 SQ.MT.
28	0.84	X	2.52	X 1 NO	=	2.12 SQ.MT.
29	0.65	X	1.25	X 1 NO	=	0.81 SQ.MT.
30	0.85	X	2.00	X 1 NO	=	1.70 SQ.MT.
31	1/2	X	3.91	X 1.95 X 1 NO	=	3.81 SQ.MT.
32	1.80	X	1.65	X 1 NO	=	2.97 SQ.MT.
33	(1.80 + 1.31) / 2	X	0.47	X 1 NO	=	0.73 SQ.MT.
34	1/2	X	1.82	X 0.91 X 1 NO	=	0.83 SQ.MT.
35	(1.82 + 2.10) / 2	X	0.28	X 1 NO	=	0.57 SQ.MT.
36	2.31	X	1.35	X 1 NO	=	3.12 SQ.MT.
37	3.66	X	0.75	X 1 NO	=	2.75 SQ.MT.
				TOTAL DEDUCTION	=	249.01 SQ.MT.
TOTAL P-LINE AREA					=	259.14 SQ.MT.

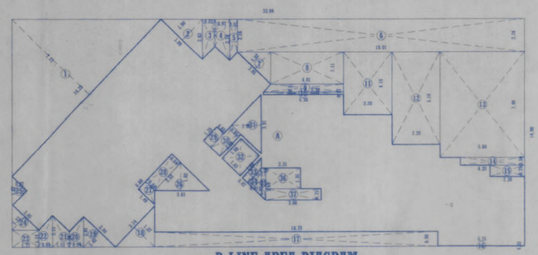
P-LINE AREA CALCULATION

GROUND FLOOR (COMMERCIAL)

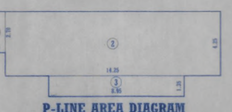
1	1.35	X	2.70	X 1 NO	=	3.65 SQ.MT.
2	14.25	X	4.25	X 1 NO	=	60.56 SQ.MT.
3	8.95	X	1.35	X 1 NO	=	12.08 SQ.MT.
				TOTAL ADDITION	=	76.29 SQ.MT.



BLOCK PLAN
SCALE - 1:200



P-LINE AREA DIAGRAM
TYPICAL FLOOR (1ST TO 4TH)
(SCALE - 1:200)

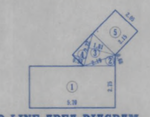


P-LINE AREA DIAGRAM
GROUND FLOOR (COMMERCIAL)
(SCALE - 1:200)

P-LINE AREA CALCULATION

GROUND FLOOR (RESIDENTIAL)

1	5.30	X	2.75	X 1 NO	=	15.68 SQ.MT.
2	1/2	X	2.19	X 0.62 X 1 NO	=	0.34 SQ.MT.
3	1/2	X	2.22	X 1.81 X 1 NO	=	2.01 SQ.MT.
4	1/2	X	2.22	X 0.83 X 1 NO	=	1.83 SQ.MT.
5	2.85	X	2.15	X 1 NO	=	4.41 SQ.MT.
				TOTAL ADDITION	=	23.85 SQ.MT.



P-LINE AREA DIAGRAM
GROUND FLOOR (RESIDENTIAL)
(SCALE - 1:200)

SECTION AA'
SCALE - 1:100

P-LINE AREA STATEMENT

FLOORS	P-LINE AREA: COMM.	RESI.
GROUND FLOOR	76.29 SQ.MT.	23.85 SQ.MT.
1ST FLOOR	--	259.41 SQ.MT.
2ND FLOOR	--	259.41 SQ.MT.
3RD FLOOR	--	259.41 SQ.MT.
4TH FLOOR	--	259.41 SQ.MT.
	76.29 SQ.MT.	1061.49 SQ.MT.
TOTAL	1137.78 SQ.MT.	

TENEMENT DETAIL OF BUILDING		
BUILDING NO.	FLOOR NO.	TENEMENTS NO.
--	1ST TO 4TH FLOOR	1 BHK = 12 NOS
		2 BHK = 4 NOS

PROPOSED BLDG. ON PLOT BEARING S.NO. 221 H. NO. 8/1 AT VILL. - TITWALA, TAL. KALYAN, DIST. THANE.

SHEET NO. 1/1

STAMP OF APPROVAL

OFFICE OF THE KALYAN DOMBIVLI MUNICIPAL CORPORATION, KALYAN.
Building Permit No. : KDMC\TPD\BP\kd\2023-24\86.
Date :- 29/01/2024.
SANCTIONED
KALYAN DOMBIVLI MUNICIPAL CORPORATION
ASSISTANT DIRECTOR OF TOWN PLANNING
for Kalyan-Dombivli Municipal Corporation

AREA STATEMENT		SQ.M.
1.	Area of plot (Minimum area of a, b, c to be considered)	
(a)	As per ownership document (7/12, CTS extract)	700.00
(b)	as per measurement sheet (As per D.P. Remarks)	---
(c)	as per site (As per possession)	630.00
2.	Deductions for	
(a)	Proposed D.P. / D.P. Road widening Area	37.00
(b)	Any D.P. Reservation area	---
	(Total a+b)	37.00
3.	BALANCE AREA OF PLOT (1-2)	593.00
4.	Amenity Space (if applicable)	
(a)	Required -	---
(b)	Adjustment of 2(b), if any -	---
(c)	Balance Proposed -	---
5.	Net Plot Area [3-4(c)]	593.00
6.	Recreational Open space (if applicable)	
(a)	Required -	---
(b)	Proposed -	---
7.	Internal Road area	---
8.	Plotable area (if applicable)	---
9.	Built up area with reference to Basic F.S.I. as per front road width (Sr. No. 5 x basic FSI) (593.00 x 1.10)	652.30
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	
11.	In-situ FSI / TDR loading	---
(a)	In-situ area against D.P. road (2.00 X 37.00)	74.00
(b)	In-situ area against Amenity Space if handed over [2.00 or 1.85 x Sr. No. 4 (b) and / or (c)]	---
(c)	TDR area	
(d)	Total in-situ / TDR loading proposed [11 (a) + (b) + (c)]	
12.	Additional FSI area under Chapter No. 7	---
13.	Total entitlement of FSI in the proposal	---
(a)	[9 + 10(b) + 11(d)] or 12 whichever is applicable	726.30
(b)	Ancillary Area FSI upto 60% with payment of charges — COMM. 0.80 X 42.38	33.90
	RESI. 0.60 X 683.92	410.35
(c)	Total entitlement (a + b)	1170.55
14.	Maximum utlization 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)	---
15.	Total Built-up Area in proposal (excluding area at Sr. No. 17 b)	---
(a)	Existing Built-up Area	---
(b)	Proposed Built-up Area (as per 'P-Line')	1137.78
(c)	Total (a + b)	1137.78
16.	F.S.I. Consumed (15/13) (should not be more than serial No. 14 above)	0.97
17.	Area for Inclusive Housing, if any	---
(a)	Required (20% of Sr. No. 5)	---
(b)	Proposed	---

CERTIFICATE OF AREA

CERTIFICATE OF AREA: CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON 25 07 2018 AND THE DIMENSIONS OF SIDES ETC. OF PLOT STATED ON PLAN ARE AS MEASURED ON SITE AND THE AREA SO WORKED OUT 700.00 SQ.MT. TALLIES WITH THE AREA STATED IN DOCUMENT OF OWNERSHIP/ T.P. SCHEME RECORDS / LAND RECORDS DEPARTMENT/CITY SURVEY RECORDS. SIGNATURE

SIGNATURE OF ARCHITECT

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 PROPER TECHNICAL PERSON SO AS TO ENSURE THE QUALITY AND SAFETY AT THE WORK SITE. OWNER (S) NAME AND SIGNATURE

P.O.A /OWNERS 'S NAME & SIGNATURE

સૌ. રોપાલી ગજાનન પંડીત

ROPALI GAJANAN PANDIT.

EMERGE ARCHITECT & ASSOCIATES
ARCHITECTS, INTERIOR DESIGNERS & ENGINEERS
C - 2 HIBISCUS APARTMENT, BARAVE ROAD, KALYAN (WEST). 421 304. MOB. 909 666 4530.

(DHIRAJ BHARAT PATIL)
(ARCHITECT)

JOB NO.	DRAWING NO.	SCALE	DRAWN BY	CHECKED BY	REGISTRATION NO. OF ARCHITECT
	1	1:100	PRAVIN BHLE.	YASH	CA / 2016 / 79531