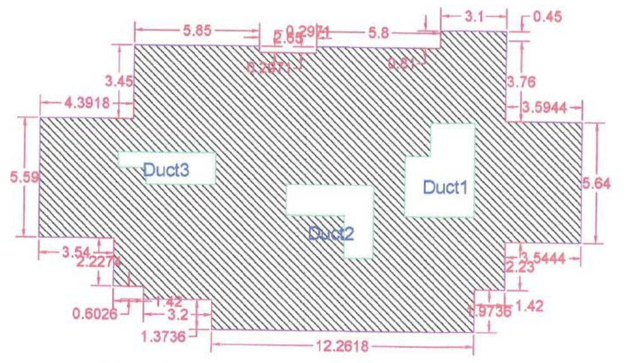
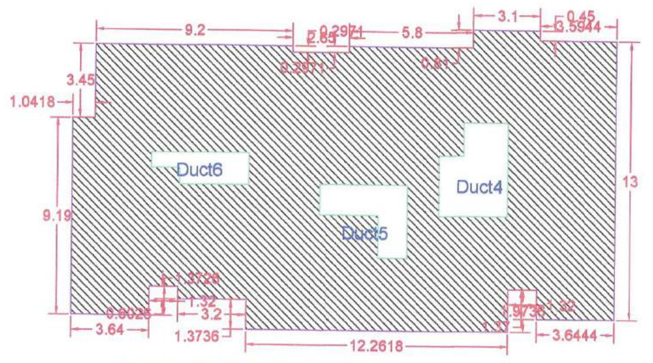
BUILDING	FLOORS	SWAMI DATTA KRUPA													
		FSI AREA													
		COMM.	RESI.	IND.	EDU.	INS.	MEZZ.	BALCONY PROP.	TERRACE	LIFT	LIFTWELL	DUCT	VENT SHAFT	OTHER DEDUCTION	TOTAL FSI AREA
SWAMI DATTA KRUPA	7TH FLOOR	0.00	270.77	0.00	0.00	0.00	0.00	0.00	0.00	3.34	0.00	26.68	0.00	0.00	244.11
SWAMI DATTA KRUPA	1ST TO 6TH FLOOR	0.00	1929.72	0.00	0.00	0.00	0.00	0.00	0.00	20.04	0.00	160.08	0.00	0.00	1769.64
SWAMI DATTA KRUPA	GROUND FLOOR	0.00	8.50	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	8.50
SWAMI DATTA KRUPA	TOTAL	0.00	2208.99	0.00	0.00	0.00	0.00	0.00	0.00	23.38	0.00	186.76	0.00	0.00	2022.25



BUILT-UP AREA CALCULATION 7TH FLOOR SWAMI DATTA KRUPA

BUILT UP AREA CALCULATION FOR 7TH FLOOR SWAMI DATTA KRUPA

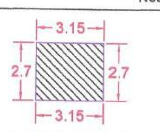
AREA NAME	LENGTH	WIDTH	Area(Sq.M)
BLOCK	25.39	14.05	270.77
		BLOCK AREA TOTAL =270.77Sq.M	
Duct3	-	-	5.77
Duct2	-	-	8.54
Duct1	-	-	12.37
		TOTAL Deduction =26.68Sq.M	
		Net BuiltUp Area =244.11 Sq.M	



BUILT-UP AREA CALCULATION 1ST TO 6TH FLOOR SWAMI DATTA KRUPA

BUILT UP AREA CALCULATION FOR 1ST TO 6TH FLOOR SWAMI DATTA KRUPA

AREA NAME	LENGTH	WIDTH	Area(Sq.M)
BLOCK	25.39	14.05	321.62
		BLOCK AREA TOTAL =321.62Sq.M	
Duct6	-	-	5.77
Duct5	-	-	8.54
Duct4	-	-	12.37
		TOTAL Deduction =26.68Sq.M	
		Net BuiltUp Area =294.94 Sq.M	

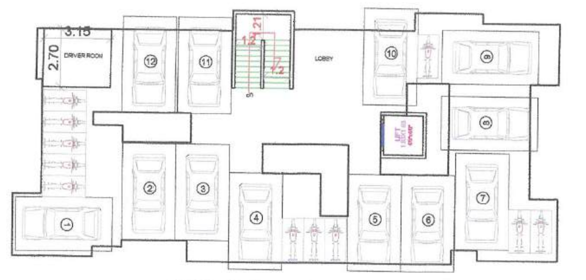


BUILT-UP AREA CALCULATION GROUND FLOOR SWAMI DATTA KRUPA

BUILT UP AREA CALCULATION FOR GROUND FLOOR SWAMI DATTA KRUPA

AREA NAME	LENGTH	WIDTH	Area(Sq.M)
BLOCK	3.15	2.70	8.50
		BLOCK AREA TOTAL =8.50Sq.M	
		TOTAL Deduction =0.00Sq.M	
		Net BuiltUp Area =8.50 Sq.M	

SECTION VIEW - SWAMI DATTA KRUPA



GROUND FLOOR PLAN
SC.1:200

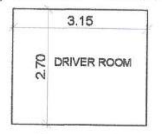
[Sr. No.9 (g)]
Area details of Apartment

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)
Swami Dattakrupa Co.Op.Hsg.Soc.	Stilt+7	35	1315.90sm.	370.33sm.	NIL

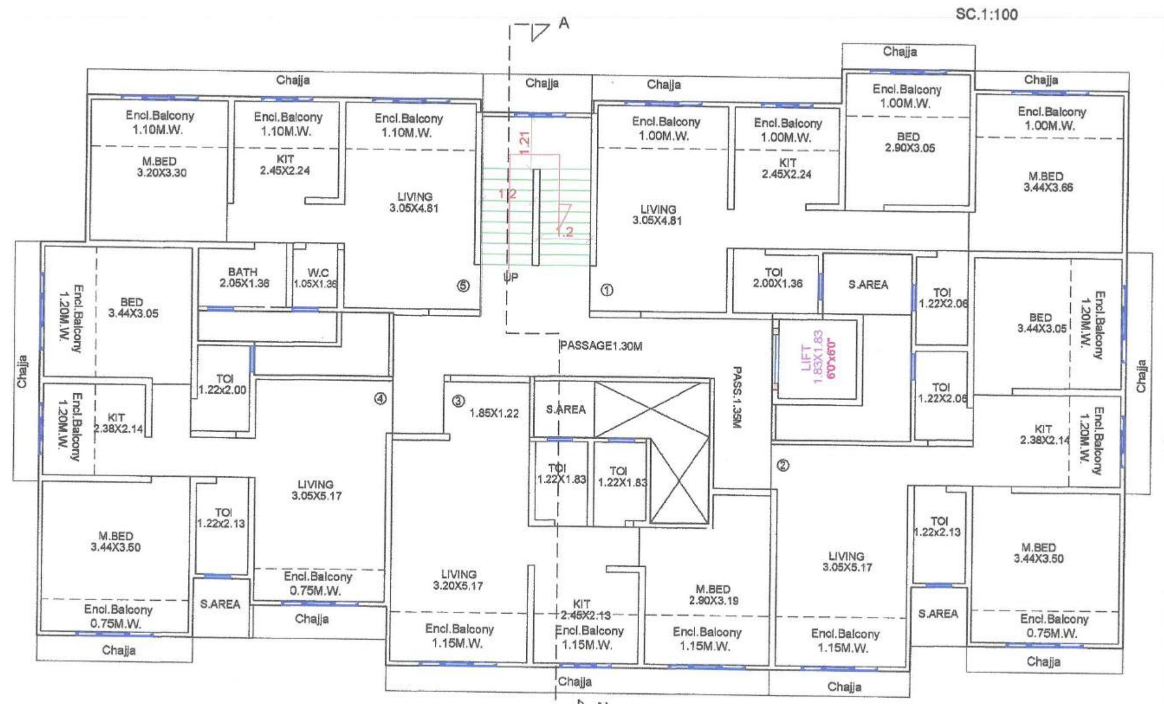
[Sr. No.9 (a)]
Proposed Building

Building No.	Floor No.	Total Built-up Area of floor,as per outer construction line.
(1)	(2)	(3)
Swami Dattakrupa Co.Op.Hsg.Soc.	7	2022.25sm.

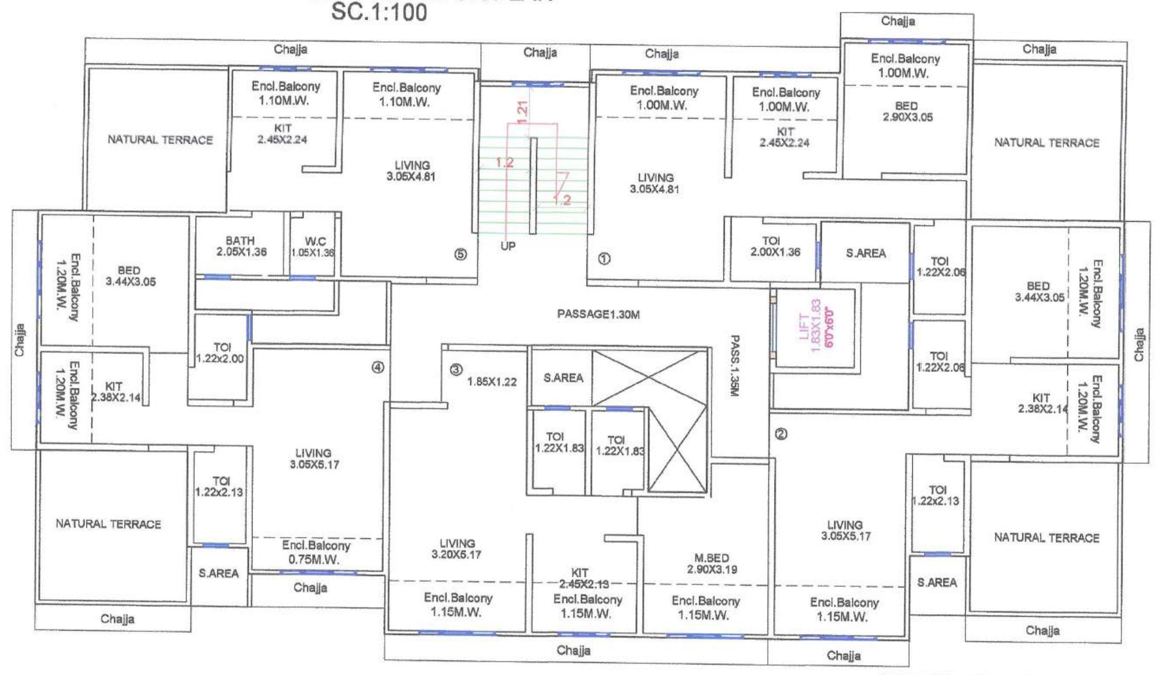
1) 3.15x2.70= 8.50SM.



Gr. FLOOR
DRIVER RM DIAGRAM
SC.1:100



TYP. 1st To 6th FLOOR PLAN
SC.1:100



7th FLOOR PLAN
SC.1:100

Table No. 8B - Parking Requirements (1st To 7th FLOOR)

Sr. No.	Occupancy	Size of tenement	Total No. Flat	Parking Space Required: Car	Required: Scooter	Proposed: Car	Proposed: Scooter
1	Residential i) Multi - Family residential	For every tenement having carpet area of 150sq.m. and above.	Nil.	2x0=0	1x0=0	Nil.	Nil.
		For every tenement having carpet area equal to or above 80sq.m. but less then 150sq.m.	Nil.	1x0=0	1x0=0	Nil.	Nil.
		For every two tenements with each tenement having carpet area equal to or above 40sq.m. but less then 80sq.m.	18	1x9=9no.	2x9=18	9no.	18no.
		For every two tenements with each tenement having carpet area less than 40sq.m. but more then 30sq.m.	10	1x5no =5no.	2x5no =10no.	5no	10no
		For every two tenements with each tenement having carpet area less than 30sq.m.	07	0x3.5 =0 no.	2x3.5 =7no.	Nil.	7no.
		Additional 5% Visitor Parking		5%(14) =0.70 no.	5%(35) =1.75no.	0.70no.	1.75no.
		Total Parking Required (x 0.8) As per Table No. 8c,Page No.145.		0.8x14.70 =11.76 no.	=36.75no.	12no.	37no.

CARPET AREA STATEMENT
(1/2/3/4/5/6th FLOOR)

FLAT No.	CARPET AREA Sq.Mt.	Encl.Balcony Sq.Mt.
1	43.04	11.84
2	42.58	12.30
3	34.00	9.83
4	43.80	11.08
5	30.00	9.59

CARPET AREA STATEMENT
(7th FLOOR)

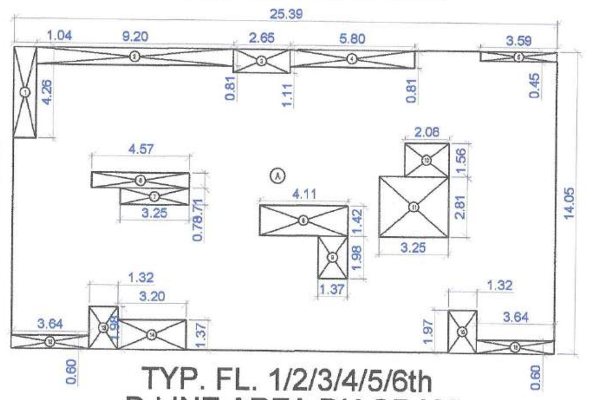
FLAT No.	CARPET AREA Sq.Mt.	Encl.Balcony Sq.Mt.	Open Terrace Sq.Mt.
1	33.36	8.40	12.60
2	32.15	9.72	12.05
3	34.00	9.83	-----
4	33.49	8.50	12.05
5	22.38	6.04	10.55

BUILT UP AREA CALCULATION

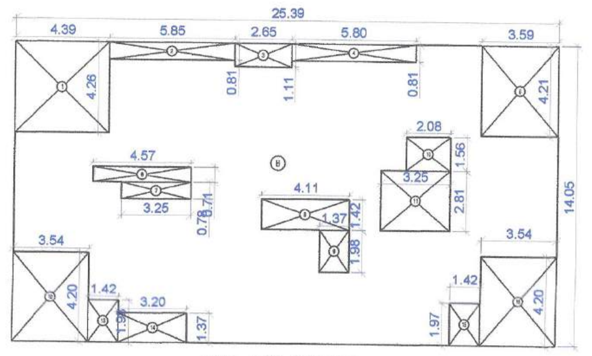
TYPICAL 1st To 6th FLOOR			
A	25.39 X 14.05 X 1 NO	=	356.73 SQ.MT.
	TOTAL ADDITION	=	356.73 SQ.MT. X

DEDUCTIONS

1	1.04 X 4.26 X 1 NO	=	4.43 SQ.MT.
2	9.20 X 0.81 X 1 NO	=	7.45 SQ.MT.
3	2.65 X 1.11 X 1 NO	=	2.94 SQ.MT.
4	5.80 X 0.81 X 1 NO	=	4.70 SQ.MT.
5	3.59 X 0.45 X 1 NO	=	1.62 SQ.MT.
6	4.57 X 0.71 X 1 NO	=	3.24 SQ.MT.
7	3.25 X 0.78 X 1 NO	=	2.54 SQ.MT.
8	4.11 X 1.42 X 1 NO	=	5.84 SQ.MT.
9	1.37 X 1.98 X 1 NO	=	2.71 SQ.MT.
10	2.08 X 1.56 X 1 NO	=	3.24 SQ.MT.
11	3.25 X 2.81 X 1 NO	=	9.13 SQ.MT.
12	3.64 X 0.60 X 1 NO	=	2.18 SQ.MT.
13	1.32 X 1.98 X 1 NO	=	2.61 SQ.MT.
14	3.20 X 1.37 X 1 NO	=	4.38 SQ.MT.
15	1.32 X 1.97 X 1 NO	=	2.60 SQ.MT.
16	3.64 X 0.60 X 1 NO	=	2.18 SQ.MT.
	TOTAL DEDUCTION	=	61.79 SQ.MT. Y1
TOTAL BUILT UP AREA [X - Y1]		=	294.94 SQ.MT. X1



TYP. FL. 1/2/3/4/5/6th
P-LINE AREA DIAGRAM
SC.1:200



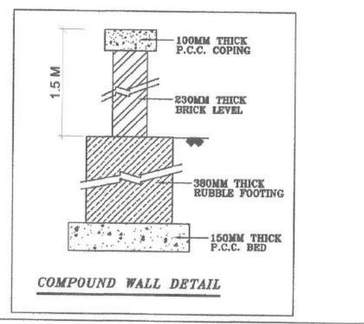
7th FLOOR
P-LINE AREA DIAGRAM
SC.1:200

BUILT UP AREA CALCULATION

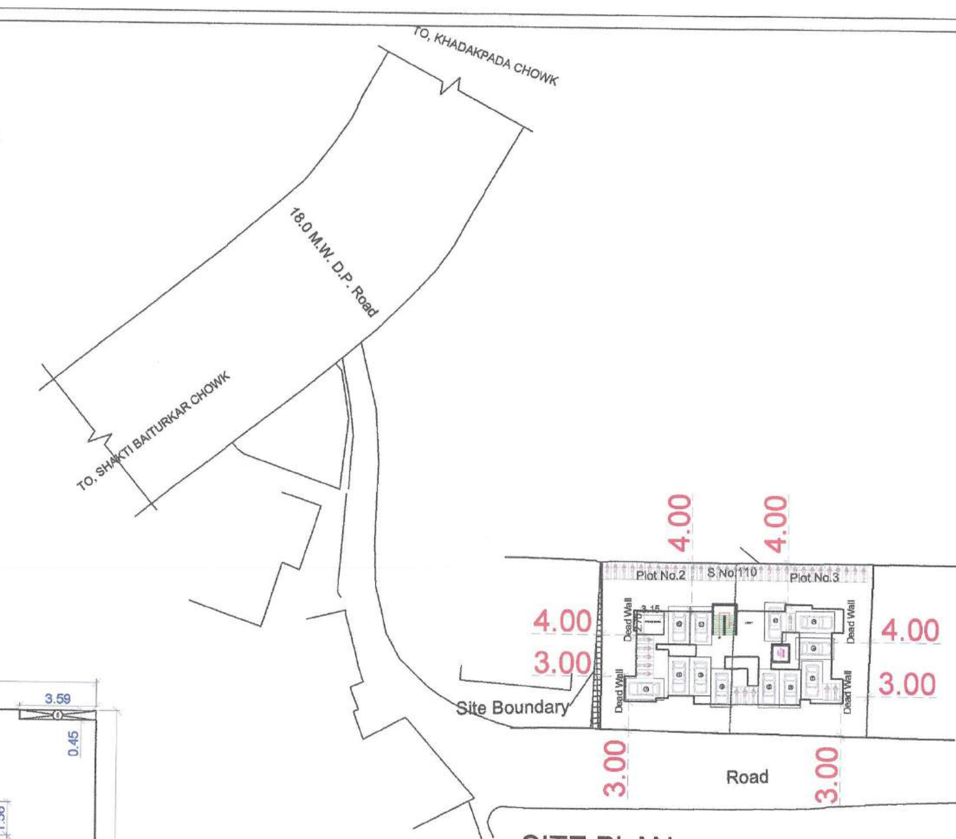
7th FLOOR			
B	25.39 X 14.05 X 1 NO	=	356.73 SQ.MT.
	TOTAL ADDITION	=	356.73 SQ.MT. X

DEDUCTIONS

1	4.39 X 4.26 X 1 NO	=	18.70 SQ.MT.
2	5.85 X 0.81 X 1 NO	=	4.74 SQ.MT.
3	2.65 X 1.11 X 1 NO	=	2.94 SQ.MT.
4	5.80 X 0.81 X 1 NO	=	4.70 SQ.MT.
5	3.59 X 4.21 X 1 NO	=	15.11 SQ.MT.
6	4.57 X 0.71 X 1 NO	=	3.24 SQ.MT.
7	3.25 X 0.78 X 1 NO	=	2.54 SQ.MT.
8	4.11 X 1.42 X 1 NO	=	5.84 SQ.MT.
9	1.37 X 1.98 X 1 NO	=	2.71 SQ.MT.
10	2.08 X 1.56 X 1 NO	=	3.24 SQ.MT.
11	3.25 X 2.81 X 1 NO	=	9.13 SQ.MT.
12	3.54 X 4.20 X 1 NO	=	14.87 SQ.MT.
13	1.42 X 1.98 X 1 NO	=	2.81 SQ.MT.
14	3.20 X 1.37 X 1 NO	=	4.38 SQ.MT.
15	1.42 X 1.97 X 1 NO	=	2.80 SQ.MT.
16	3.54 X 4.20 X 1 NO	=	14.87 SQ.MT.
	TOTAL DEDUCTION	=	112.62 SQ.MT. Y1
TOTAL BUILT UP AREA [X - Y1]		=	244.11 SQ.MT. X1



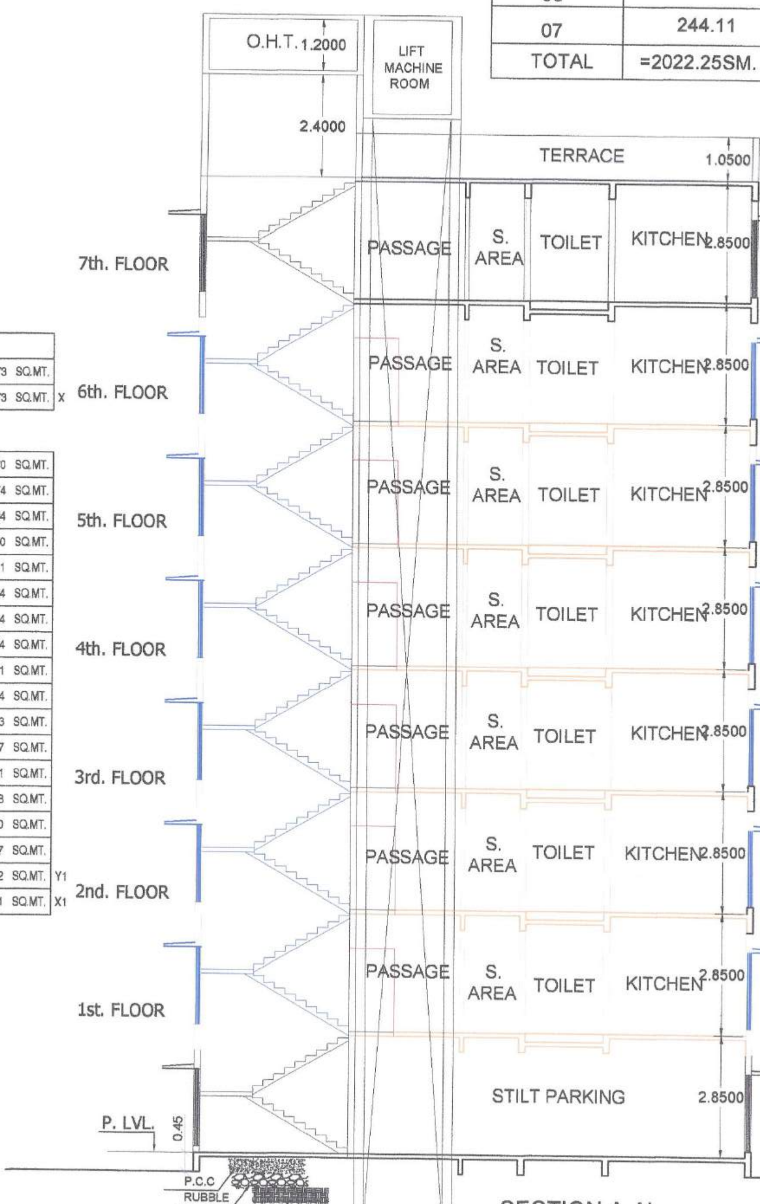
COMPOUND WALL DETAIL



SITE PLAN
SC.1:500

SUMMARY (1st To 7th Fl.)
PROPOSED P-LINE AREA STATEMENT

FLOOR	Proposed P-Line Area (SQ.M.)
GROUND	8.50
01	294.94
02	294.94
03	294.94
04	294.94
05	294.94
06	294.94
07	244.11
TOTAL	=2022.25SM.



SECTION A-A'
SC.1:100

Proforma-1 Area Statement.

PROPOSED BUILDING ON S. No.110/1/A/1/B/3, Plot No.2 & S. No.110/1/A/1/B/16, Plot No.3, VILLAGE :- CHIKANGHAR, TALUKA:- KALYAN,DIS,THANE.

Drawing Sheet No.: 1/1
DT.29/05/2024.

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

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)	640.00
(b) as per measurement sheet	--------
(c) as per site	------
2. Deductions for	
(a) Proposed D.P./ D.P. Road widening Area.(9.15 M.W.)	Nil.
(b) D.P. Reservation of Any	----
(b) D.P. Reservation of Any	----
(Total a+b+c)	Nil
3. Balance area of plot (1-2)	640.00
4. Amenity Space (if applicable)	
(a) Required - 5% (more than 20,000)	Nil.
(b) Adjustment of 2(b), if any -	-------
(c) Balance Proposed -	Nil.
5. Net Plot Area (3 - 4 (c))	640.00
5.a) Add for FSI as per Accomodation Reservation policy	----
b) Consider Area For Basic FSI (5+5a)	640.00
6. Recreational Open space (if applicable)	
(a) Required - 10% (5)(Physical)	Nil.
(b) Proposed	Nil.
7. Internal Road area	N.A
8. Plotable 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.5b xbasic FSI) (640.0x 1.10)	704.00
10. Addition of FSI on payment of premium (a) Maximum permissible premium FSI - based on road width /TOD Zone. (640.00 x 0.50)	320.00
(b) Proposed FSI on payment of premium.	320.00
11. In-situ FSI / TDR loading	
(a)In-situ area against D.P. road [*2.00 x Sr. No. 2 (a)], if any*	----
(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 or1.85 x Sr. No. 4 (b)and /or(c)],	------
(c) TDR area	256.00
(d) Total in-situ / TDR loading proposed (11 (a)+(b)+(c))	----
12. Additional FSI area under Chapter No. 7 (Redevelopment Incentive F.S.I.) 15.0sm x16no.	240.00
13. Total entitlement of FSI in the proposal	
(a) [9 + 10(b)+11(d)] or 12 whichever is applicable.	1264.00
(b) Permissible Ancillary Area FSI upto 60%Or 80% (Maximum)with payment of charges.	758.40
i) Proposed Ancillary Area FSI , payment of charges.	758.40
(c) Total entitlement (a+b)	2022.40
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*	3.20
15. Total Built-up Area in proposal. (*excluding area at Sr.No.17 b*)	
(a) Existing Built-up Area.	NIL.
(b) Proposed Built-up Area (as per 'P-line')	2022.25
(c) Total (a+b)	2022.25
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 (As per Old Approval)	
(a) Required (*20% of Sr.No.5*)	-----
(b) Proposed	-----

Certificate : CERTIFIED THAT THE PLANS PREPARED BY ME ARE IN ACCORDANCE WITH THE NORMS AS SPECIFIED BY INDIAN STANDARDS INSTITUTE.

SIGN. OF R.C.C. CONSULTANT

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.

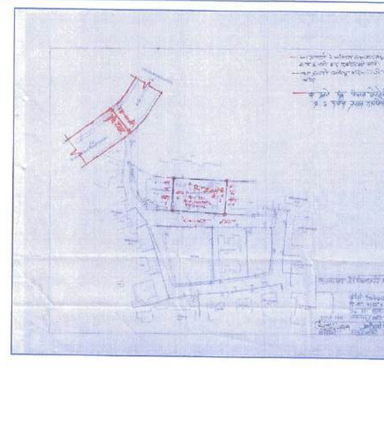
P.O.A -Shri. DINESH SONAWANE OWNER:- SWAMI DATTAKRUPA Co.Op.HSG.SOCIETY LTD.

Certificate : Certified that the plot under reference was surveyed by me on__________ and the dimension of sides etc. of plot stated on plan are as measured on site and the area so worked out tallies with the area stated in document of Ownership / T.P. Scheme Records / Land Records Department / City Survey records.

Ar. Vijay Pandey.__________

ARCHITECT.
M/S VIJAY PANDEY & ASSOCIATES
303-RAJKAMAL TOWER
ABOVE KOTAK MAHINDRA BANK
SANTOSHI MATA RD. KALYAN (W)
TEL. 0251-2204441/ 9370480016.

Job No.	Drawing No.	Scale	Drawn by	Rev.	Checked by	Registration No. Of
64	01	N.S.	VIKAS	R-1	V.P.	Architect- Vijay Pandey. CA/96/20081



Signature valid
Digitally signed by Disha Prabhakar Sawant
Date: 2024.06.28 17:48:08 IST
Reason: Approved Drawing Plan
Location: Kalyan Dombivli Municipal Corporation
Project Code : KDMCC-24-52692
Application Number : KDMCC202400182
Proposal Number : 26830
Certificate Number : KDMCC/B/2024/APL/00435

Town Planner Date: 21/06/2024
Assistant Town Planner Date: 21/06/2024
Assistant Engineer Date: 21/06/2024
Surveyor Date: 06/06/2024

Proforma I : Area Statement	
1. Area of plot (Minimum area of a, b, c to be considered) or area of subplot with sanctioned layout No. and subplot No.	640.00
(a) As per ownership document (7/12, CTS extract)	640.00
(b) as per TILR or City Survey measurement sheet	640.00
(c) as per Demarcated drawing area	640.84
LESS	
2.Area not in possession	0.00
3. Entire area (1-2)	640.00
4.Deductions for	-
(a) Proposed D.P./ D.P. Road widening Area /Service Road / Highway widening	0.00
(b) Any D.P. Reservation area	0.00
(c) Green Belt	0.00
	0.00
5.Balance area of plot (3-4)	640.00
6. Amenity Space	AMENTY_AREA
(Applicable if (1) > 20000 sqmt	-
(Required -(a) Upto 20000 sqmt - Nil	-
(b) Above 20000 sqmt - (a) + 5 % of Total area	0.00
7. Net Plot Area (5-6)	640.00
8. Recreational Open Space	-
(a) If area (6) is more than 4000 sqmt - 10 % of (6) is required.	0.00
Proposed___	0.00
(b) If area is less than 4000 sqmt -Check -	-
i) If it is full number like 1,2,125,419,etc. As per 7.12 abstract or City Survey Number - No Recreational open space is required	-
ii) If it is subdivision like 1/2 ,2/5 , 125/1 419/1 etc.then recreational open space is required.	-
(A) 10 % Subject to minimum 200 sqmt	0.00
Proposed ______________	0.00
(B) Exemption to leave open space subject to availing basic F.S.I of 75 %	-
(C) Exemption to leave open space subject to payment of 10 % land value of land at (7) as per annual statement of rate.	-

Certificate of Area:
Certified that the plot under reference was surveyed by me on__________ and the dimensions of sides etc. of plot stated onplan are as measured on site and the area so worked out tallies with the area stated in document of Ownership/ T.P. Scheme Records/ Land Records Department/City Survey records.
Signature
(Name of Architect/ Licensed Engineer/ Supervisor.)

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

Architect/ Licensed Engineer/ Supervisor name and signature

Job No.	Drawing No.	Scale	Drawn by	Checked by	Registration No. of Architect/License no. of Licensed Engineer/ Supervisor

Name Of : Owner OM DEVELOPERS

Postal Address : 701/B SUMITRA KO OP HOUSING SOCIETY,JUNA BELAPUR ROAD,NEAR SHANKAR MANDIR,Kalwa,KALWA,Thane-400605,Maharashtra

Phone No.:7098222555

DESCRIPTION OF PROJECT :

Type of Proposal : Residential
BUILDING ON CTS. NO./SURVEY NO.- 110

SITE ADDRESS :
PROPOSED BUILDING ON S. No.110/1/A/1/B/3, Plot No.2 AND S. No.110/1/A/1/B/16, Plot No.3,PANCH MUKHI HANUMAN MANDIR, BETURKAR PADA ROAD, KALYAN WEST VILLAGE :- CHIKANGHAR, TALUKA:-

Name Of Architect : VIJAY R PANDEY

LOGO | ADDRESS OF OFFICE
OFFICE -
303,Raj-kamal Tower,Above Kotak Mahindra Bank,Santoshi Mata Road,Kalyan-(W).421301

OWNERS SIGN - Signature valid | TECHNICAL PERSON SIGN Signature valid

SCALE - 1:100 | Date: 30/05/24
JOB NO - KDMCC-24-52692 | CHECK BY - -

SUBMISSION DRAWING