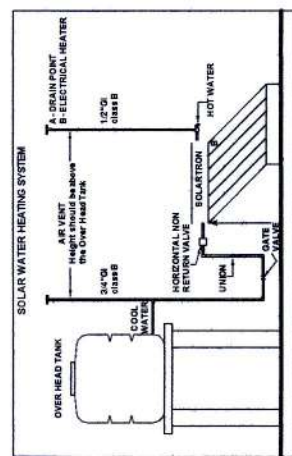
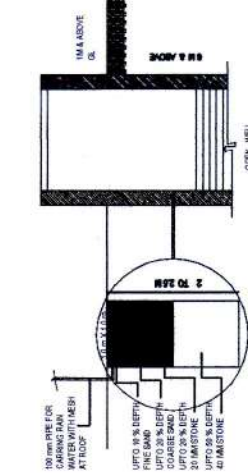


AREA STATEMENT OF B/UP AREA FSI & NON FSI AREA CALCULATION												
SR.NO.	BUILDING BLOCK	B/UP AREA AS PER P-LINE	STILT PARKING AREA	PODIUM PARKING AREA	STAIRCASE TOWER AREA ON TERRACE	WATER TANK & LIFT MACHINE ROOM	PARKING RAMP	S.T.P. & E.S.S. AREA	UNDER GROUND WATER TANK	NON APPROACHABLE TERRACE AREA ON SECOND FLOOR	REFUGE AREA	TOTAL NON FSI AREA
1	BUILDING (WING-A, B, C, D & E)	40686.095	7080.657	6745.475	207.078	289.950	335.372	50.000	150.000	3197.590	144.668	58886.885

PROPOSED PARKING AREA STATEMENT FOR WING A									
SR NO	BUILDING NO	REQUIRED				PROPOSED			
		WING - A	UNIMAREA	CAR	SCOOTER	UNIMAREA	CAR SMALL	SCOOTER	
3	COMMERCIAL	FOR EVERY 2 TEMENTS WITH EACH HAVING CARPET PARKING AREA 40 SQ.M BUT LESS THAN 40 SQ.M	5% VISITORS PARKING	TOTAL	TOTAL	12022	60	120	
						60	60	120	
						60	60	120	
						60	60	120	
						60	60	120	
3	COMMERCIAL	FOR EVERY 2000 SQ.FOOT AREA OF (FUNCTION HALL ETC)	TOTAL	TOTAL	TOTAL	5469/1700	10838	32,814	
						5469	11	33	
						5469	11	33	
						5469	11	33	
						5469	11	33	
WING A TOTAL REQUIRED PARKING RESIDENTIAL + COMMERCIAL						74	183		
MULTIPLYING FACTOR FOR NAGAL PANCHAYAT REGION = 0.60(ONLY FOR CARS)						29.60	153		
TOTAL REQUIRED PARKING (RESIDENTIAL + COMMERCIAL)						15	163		
TOTAL PROPOSED PARKING						15	163		
TOTAL REQUIRED PARKING						15	163		



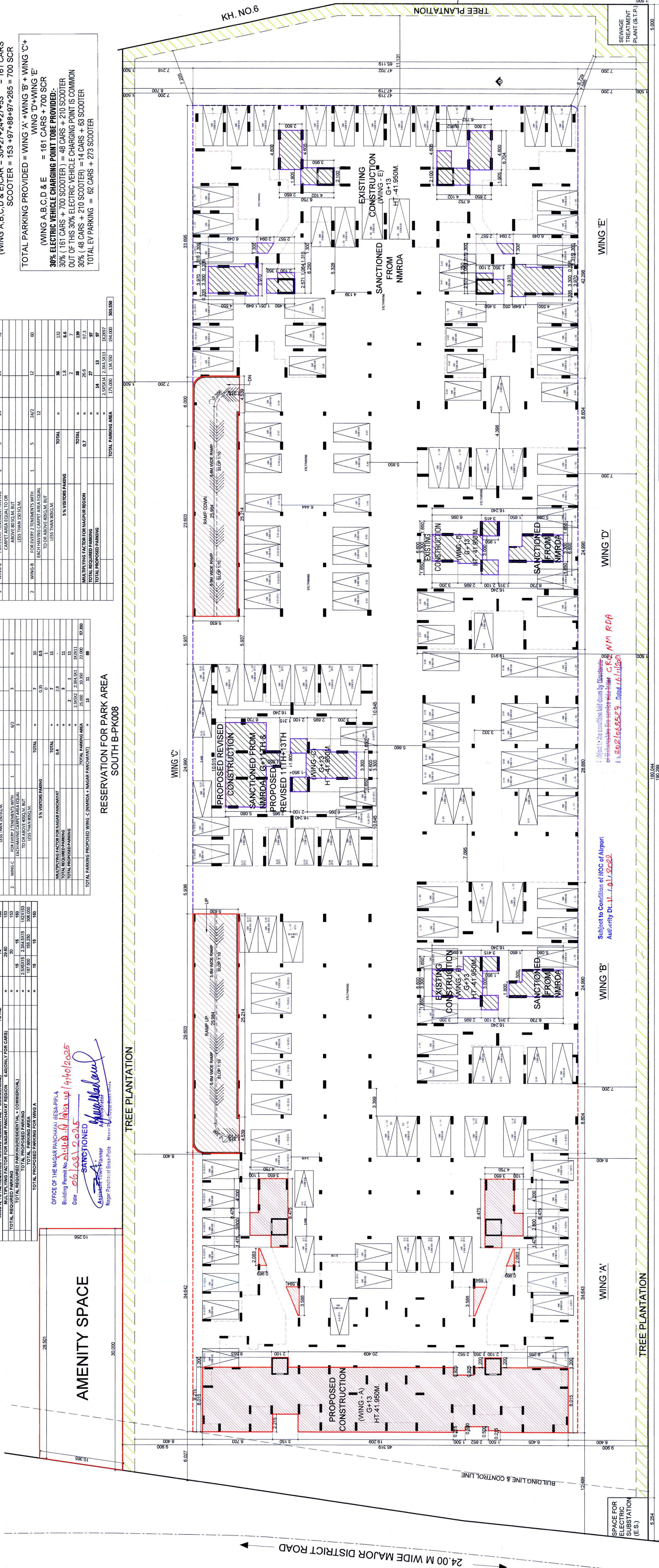
OFFICE OF THE NAGAR PANCHAYATI BESA-PIPLA
Building Permit No. 2140-16/1932 of 14/10/2025
Date 06/08/2025

SANCTIONED

[Signature]
Assistant Town Planner
Nagar Panchayat Bessa-Pipla

[Signature]
Administrator
Municipal Corporation, Bessa-Pipla

AMENITY SPACE

[illegible][illegible]

EXISTING & PROPOSED PARKING AREA STATEMENT FOR WING - C									
FOR NMRDA		REQUIRED			EXISTING			EXISTING CAR	
SR. NO.	BUILDING	UNITAREA	CAR	SCOOTER	UNITAREA	LARGE	SMALL	SCOOTER	
1	WING - C	FOR EVERY TENMENT HAVING CARPET AREA EQUAL TO OR ABOVE 80 SQ.M. BUT LESS THAN 150 SQ.M.	1	3	20			60	
2	WING - C	FOR EVERY 7 TENMENTS WITH CARPET AREA EQUAL TO OR ABOVE 400 SQ.M. BUT LESS THAN 800 SQ.M.	1	5	18/2			45	
		EACH HAVING CARPET AREA EQUAL TO OR ABOVE 400 SQ.M. BUT LESS THAN 800 SQ.M.			9				
		5 % VICTORIES PARKING		TOTAL	=	29		105	
		MULTIPLYING FACTOR FOR NMRDA		TOTAL	=	30		110	
		0.7			=	21		77	
		TOTAL PROPOSED PARKING			=	11	10	77	
		TOTAL PARKING AREA			=	2,50,93.1	2,34,34.0	2,52,67.7	
						137.50	201.50	154.00	
									395.00
FOR MAGAR PANCHAYAT									
SR. NO.	BUILDING	UNITAREA	CAR	SCOOTER	UNITAREA	LARGE	SMALL	SCOOTER	
1	WING - C	FOR EVERY TENMENT HAVING CARPET AREA EQUAL TO OR ABOVE 80 SQ.M. BUT LESS THAN 150 SQ.M.	1	1	4			4	
2	WING - C	FOR EVERY 7 TENMENTS WITH CARPET AREA EQUAL TO OR ABOVE 400 SQ.M. BUT LESS THAN 800 SQ.M.	1	2	6/2			6	
		EACH HAVING CARPET AREA EQUAL TO OR ABOVE 400 SQ.M. BUT LESS THAN 800 SQ.M.			3				
		5 % VICTORIES PARKING		TOTAL	=	7		10	
		MULTIPLYING FACTOR FOR MAGAR PANCHAYAT		TOTAL	=	7.5		11	
		0.8			=	3		11	
		TOTAL PROPOSED PARKING			=	2	1	11	
		TOTAL PARKING AREA			=	2,30,85.2	2,34,4.51	2,32,91.1	
						13	11	88	
		TOTAL PARKING PROPOSED WING - C (NMRDA + MAGAR PANCHAYAT)							57.00

RESERVATION FOR PARK AREA

EXISTING PARKING AREA STATEMENT FOR WING - E							
SR. NO.	BUILDING	REQUIRED			PROPOSED		
		UNIT/AREA	CAR	SCOOTER	UNIT/AREA	LARGE	SMALL
1	WING-E	FOR EVERY 2 TENEMENTS WITH EACH-HAVING CARPET AREA EQUAL TO OR ABOVE 40SQ.M. BUT LESS THEN 80SQ.M.	1	5	144/2	72	360
				TOTAL	=	72	360
		5 % VISITORS PARKING				3.60	18
				TOTAL		4	18
	MULTIPLYING FACTOR FOR NMIRDA				=	76	378
	TOTAL REQUIRED PARKING			0.7	=	53.2	264.6
	TOTAL PROPOSED PARKING				=	53	265
					=	27	265
					=	2.5X53.27	132X265
				TOTAL PARKING AREA		337.500	530.000
						269.100	530.000

TOTAL PARKING REQUIRED = WING 'A' + WING 'B' + WING 'C' + WING 'D' + WING 'E'	
(WING A, B, C, D & E) CAR = 30+27+24+27+53 = 161 CARS	
SCOOTER = 153 + 97 + 88 + 97 + 265 = 700 SCR	
TOTAL PARKING PROVIDED = WING 'A' + WING 'B' + WING 'C' + WING 'D' + WING 'E'	
(WING A, B, C, D & E = 161 CARS + 700 SCR	
30% ELECTRIC VEHICLE CHARGING POINT TOBE PROVIDED:	
30% (161 CARS + 700 SCOOTER) = 48 CARS + 210 SCOOTER	
OUT OF THIS 30% ELECTRIC VEHICLE CHARGING POINT IS COMMON	
30% (48 CARS + 210 SCOOTER) = 14 CARS + 63 SCOOTER	
TOTAL EV PARKING = 62 CARS + 273 SCOOTER	

	(a) Total area as per cadastral TDP	(b) Permissible TDR	(c) Total entitlement of Maximum Building	(d) Entitlement of Maximum Building (Excluding Ancillary)
with compliance of C.O. No. 7806/2019-2020, previous sanctioned.	1,500	2,718	8,700	7,200
(ii) TDR Area as per cadastral TDP	1,500	-	-	-

[illegible][illegible]

Architectural floor plan of Wing 'E' of the Sewage Treatment Plant (S.T.P.). The plan shows various rooms including a Control Room (1000 sq. ft.), Pump Room (1000 sq. ft.), and several smaller rooms and corridors. Dimensions are provided for walls, rooms, and overall sections. A north arrow is located in the upper right corner. The plan is labeled 'WING 'E'' and 'SEWAGE TREATMENT PLANT (S.T.P.)'.

366/142 366/142

The Previous Building Permit
 No. 15-00150A South Magnus General No. 12-00
 Dated 02/02/2022
 Building Plan is Stands to be Cancelled.

SITE PLAN
SCALE - 1:200



KH. NO.:

Condition
greenprint
61

SUBJECT TO THE PROVISION OF STRUCTURAL
DESIGN SUFFICIENCY CERTIFICATE
DATED 06.03.2025
OF STRUCTURAL DESIGNER AND APPLICANT

Subject to the condition that applicant shall deposit with the competent authority the fee as shall be notified. Compliance of same to be ensured.

This Sanction is So
Mentioned in Divert
Dt. 16/11/2011