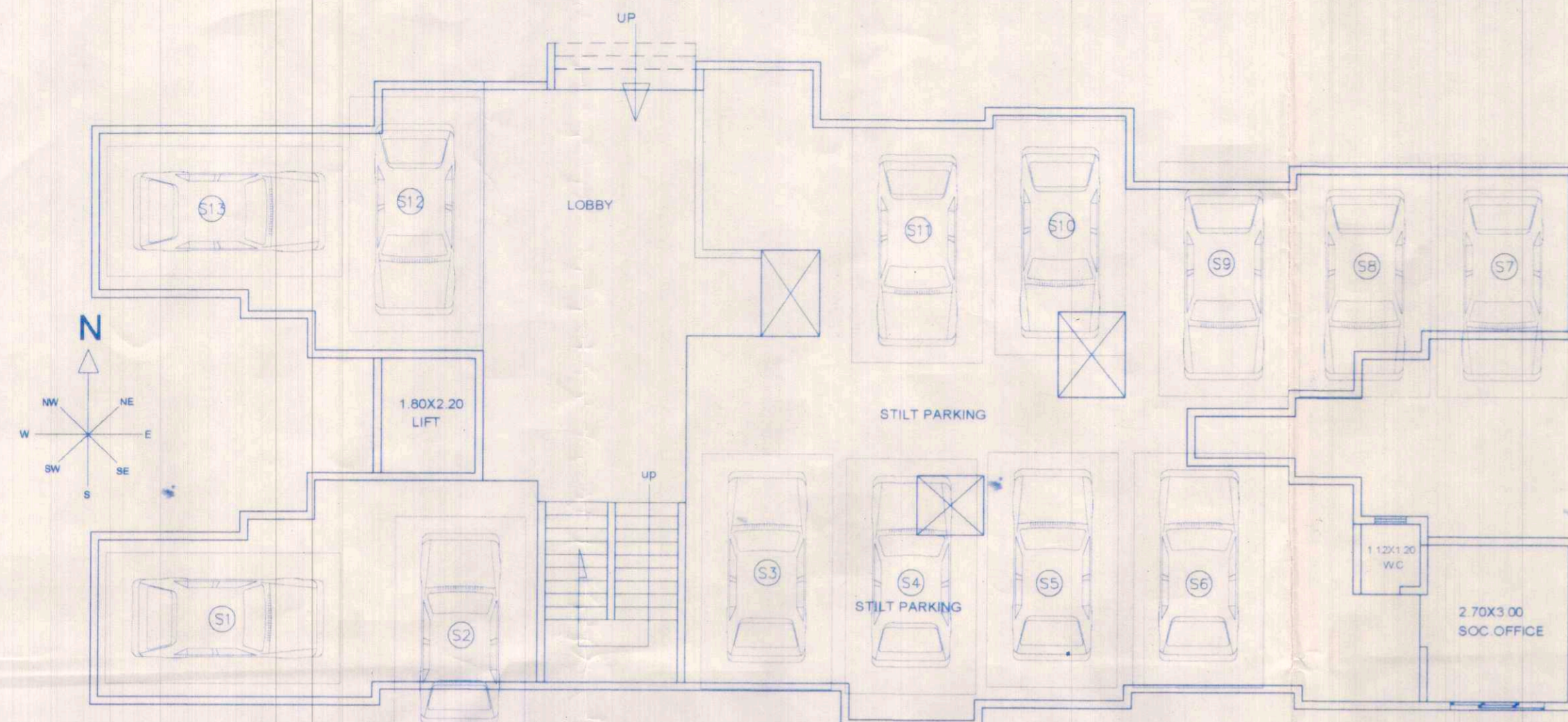
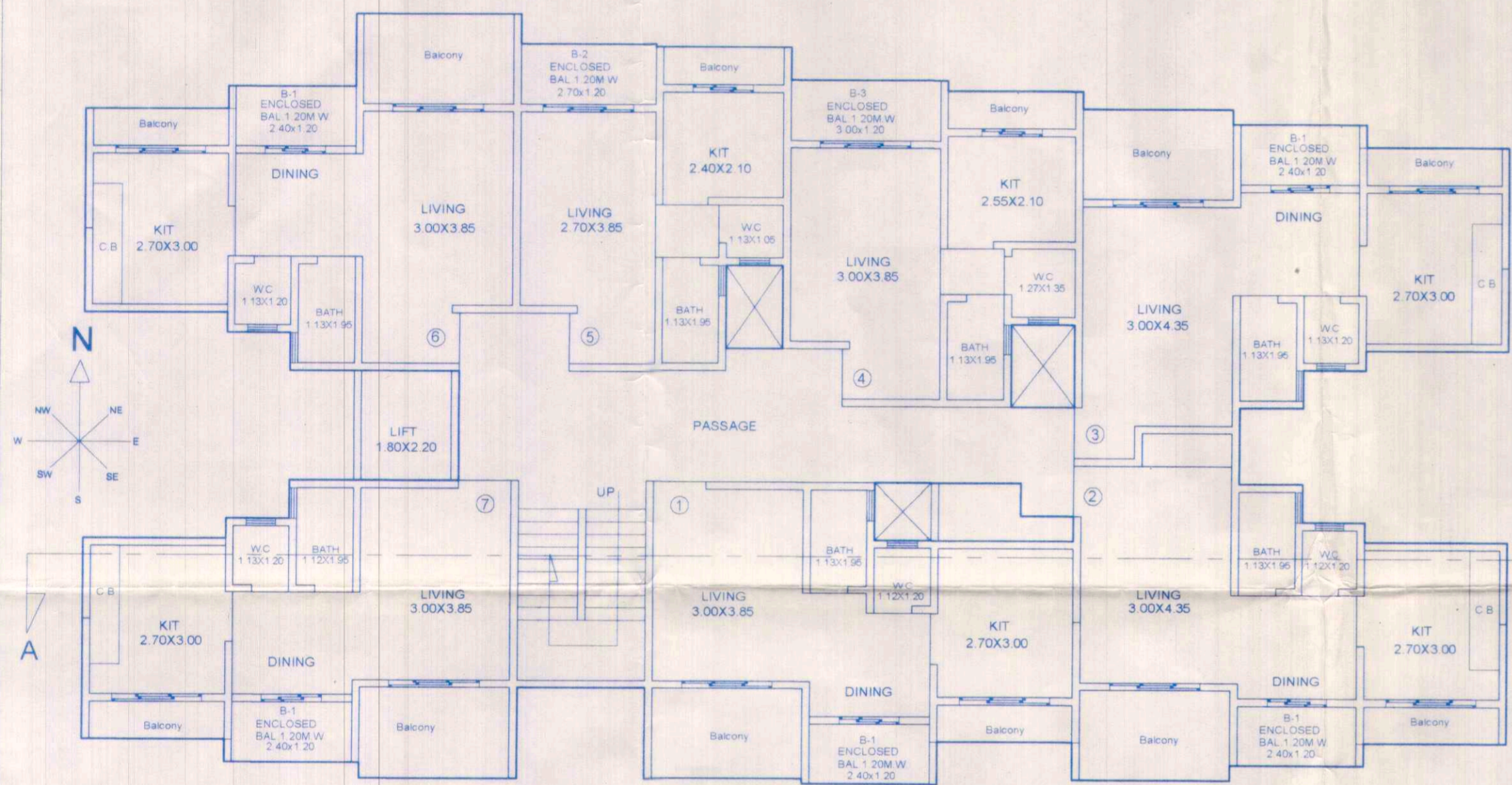


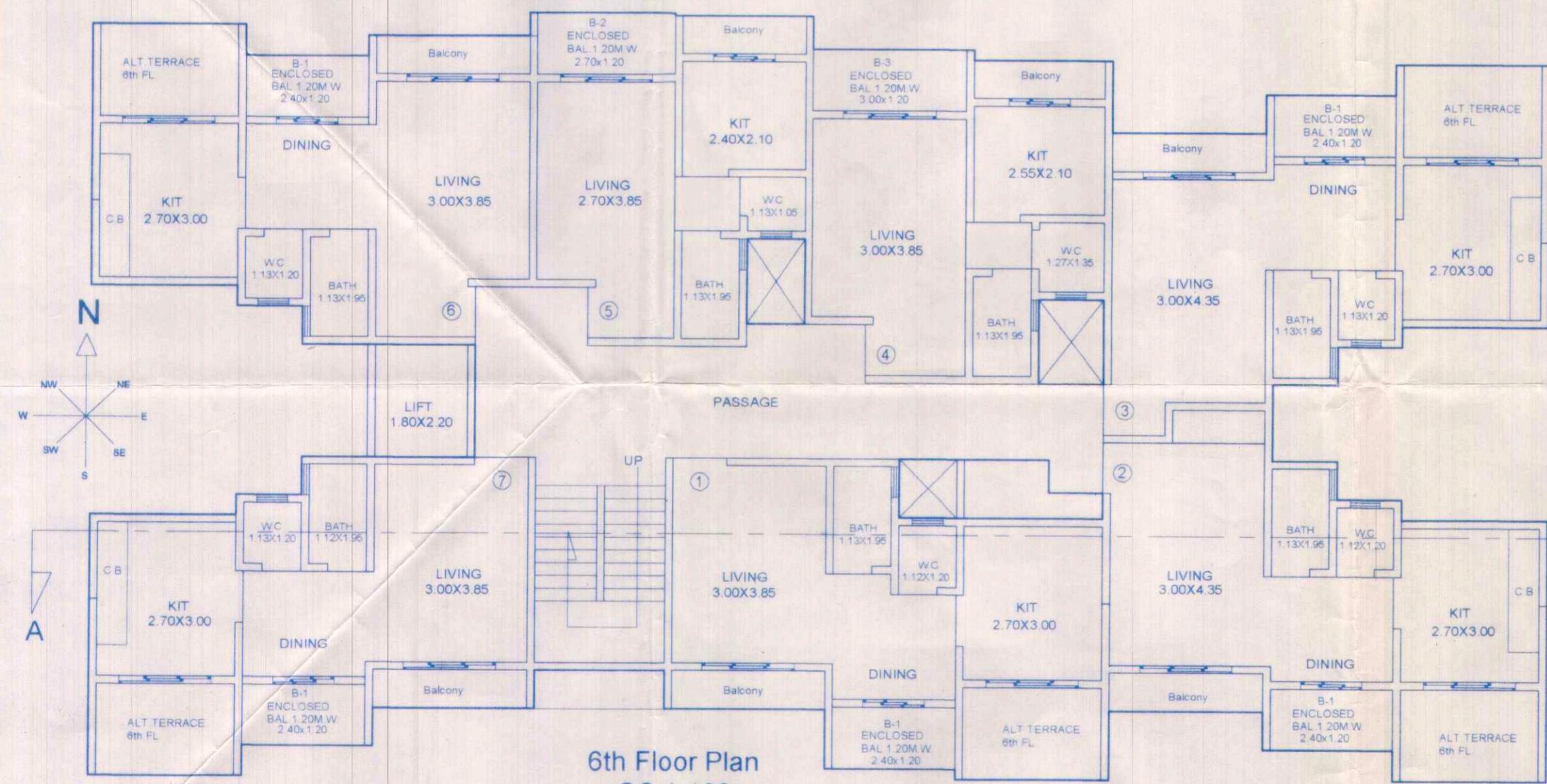
PROPOSED AS PER UDCPR.



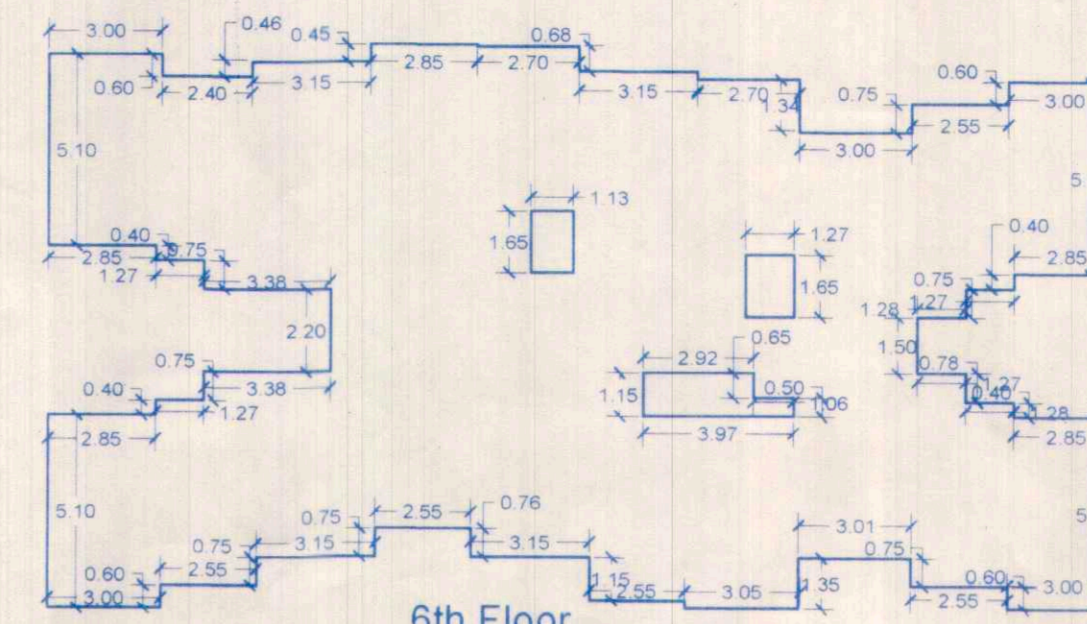
GROUND FLOOR
SC.1:100



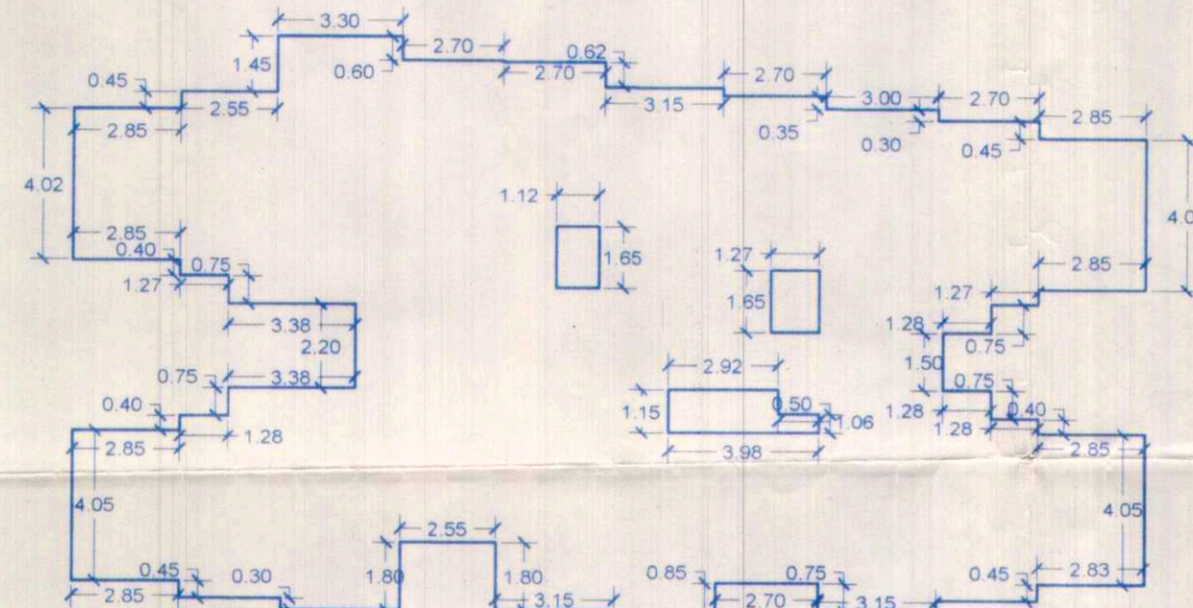
7th & 8th Floor Plan
SC.1:100



6th Floor Plan
SC.1:100



6th Floor
SC.1:200
P-Line Area = 340.38 - 7.84(Duct) = 332.54sm.



7th & 8th Floor
SC.1:200
P-Line Area = 341.45 - 7.84(Duct) = 333.61x2FL=667.22sm.

Table No. 8B - Parking Requirements

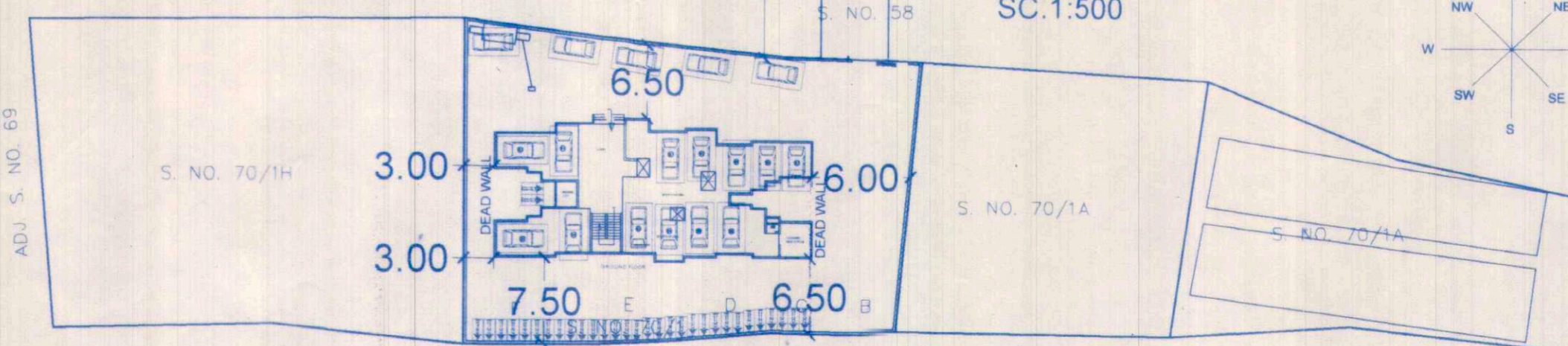
Sr. No.	Occupancy	Size of tenement	Total No. Flat	Parking Space Required			
				Required		Proposed	
				Car	Scooter	Car	Scooter
1	Residential i) Multi - Family residential	For every tenement having carpet area of 150sq.m. and above	Nil.	2x0=0	3x0=0	Nil.	Nil.
		For every tenement having carpet area equal 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.	Nil.	1x0=0	5x0=0	Nil.	Nil.
		For every two tenements with each tenement having carpet area less than 40sq.m. but more than 30sq.m.	15	1x7.5 = 7.5no.	2x7.5 = 15no.	7.5no.	15no.
		For every two tenements with each tenement having carpet area less than 30sq.m.	06	0x3 = 0no.	4x3 = 12no.	Nil.	12no.
	Additional 5% Visitor Parking		5%(7.5) = 0.37no.	5%(27) = 1.35no.	0.37no.	1.35no.	
	Total Parking Required (x 0.8) As per Table No. 8c Page No.145.		0.8x7.87 = 6.29 no.	0.8x28.35 = 22.68no.	11no.	30no.	

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
BUILDING 1	(2)	(3)	(4)	(5)	(6)
	6th/7th/8th	21	613.32sm	52	05

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)
BUILDING 1	6th/7th/8th	999.76sm.



SITE PLAN
SC.1:500



Proforma-I Area Statement. Drawing Sheet No.: 1/2
BLDG. ON S. NO: 70, H.No. 1B/1C/1D/1E/1F VILL. MANDA, TALUKA KALYAN, DIST. THANE. Dt. 02/06/2021
Stamps of Approval/RE-Approval/Completion of Plans:
OFFICE OF THE KALYAN DOMBIVLI MUNICIPAL CORPORATION, KALYAN.
Building Permit No.: KDMC/TPD/BB/KD/2014-15/12/359.
Date: 09/01/2023
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)	1100.00
	(a) As per ownership document (7/12, CTS extract)	1100.00
	(b) as per measurement sheet	-----
	(c) as per site	-----
2.	Deductions for	-----
	(a) Proposed D.P./ D.P. Road widening Area (6.00M.W.) (36 per Dead end Road) (24 per 12m wide road)	Nil.
	(b) D.P. Reservation of any	N.A
	(c) D.P. Reservation of any	N.A
	(Total a+b+c+d)	Nil.
3.	Balance area of plot (1c-2)	1100.00
4.	Amenity Space (if applicable)	N.A
	(b) Adjustment of 2(b), if any -	N.A
	(c) Balance Proposed -	N.A
5.	Net Plot Area (3b-4 (c))	1100.00
6.	Recreational Open space (if applicable)	-----
	(a) Required - (As per Old approval) Physical	N.A
7.	Internal Road area	N.A
8.	Plotable area (if applicable)	N.A
9.	Built up area with reference to Basic F.S.I 1.10% (Sr.No 5)	1210.00
10.	Addition of FSI on payment of premium	-----
	(a) Maximum permissible premium FSI - based on road width 50% (Sr.No 1)	550.00
	(b) Proposed FSI on payment of premium	502.00
11.	In-situ FSI / TDR loading	-----
	(a) In-situ area against D.P. road [2.0 x Sr. No. 2 (a)]	Nil.
	(b) In-situ area against Amenity Space if handed over [2.00 or 1.85 x Sr. No. 4 (b) or (c)]	-----
	(c) Previous Sanctioned TDR area	-----
	(c) TDR area	-----
	(d) Total in-situ / TDR loading proposed (11 (a)+(b)+(c))	-----
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	1712.00
	(b) Ancillary Area FSI upto 60% (Maximum) with payment of charges	375.06
	(c) Total entitlement (a+b)	2087.06
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	4.40
15.	Total Built-up Area in proposal. (excluding area at Sr.No 17 b)	-----
	(a) Existing Built-up Area	1086.90
	(b) Proposed Built-up Area (as per 'P-line')	999.76
	(c) Total (a+b)	2086.66
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	N.A
	(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 NORMS AS SPECIFIED BY INDIAN STANDARDS INSTITUTE.		
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. VIKESH V. SHUKLA		
Ar. VIJAY PANDEY.		ARCHITECT
Job No. 15		Registration No. Of CA/96/20081