

THIS PLAN SHALL NOT BE CONSIDERED AS PROOF OF OWNERSHIP FOR ANY DISPUTES IN ANY COURT OF LAW.

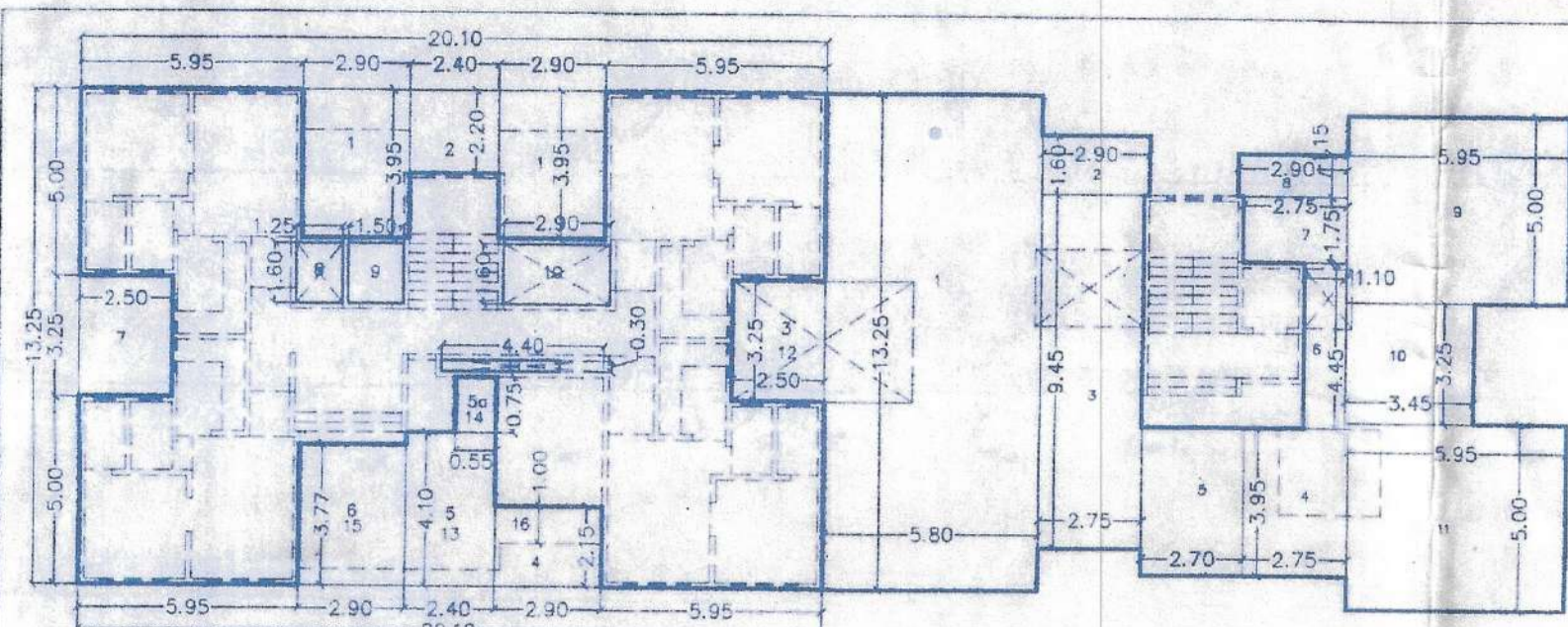


Approved as amended in...  
Subject to the Conditions mentioned in this office letter No. VVCMC/T/100/VP/1/6764/115/1.2023-24, Dated: 31/08/2023

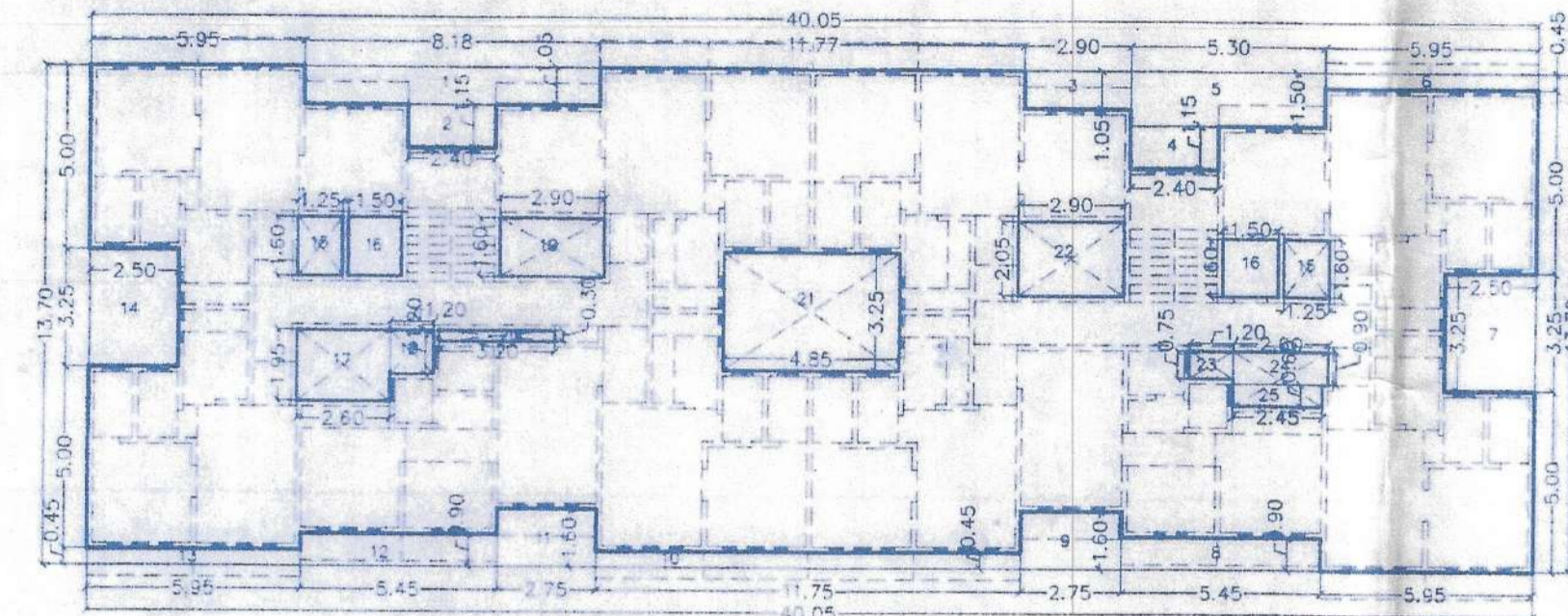
COMMISSIONER  
VASAI-VIRAR CITY MUNICIPAL CORPORATION  
Virar (East), Pin No. 401 305, Dist. Palghar.

Certified that the above permission is issued by Commissioner/VVCMC, Virar.

Deputy Director,  
VVCMC, Virar.



PLINE DIA. GROUND FLOOR  
SCALE = 1:200



PLINE DIA. 1ST TO 7TH TYP. FLR  
SCALE = 1:200

PLINE AREA COUNTED IN FSI AT GROUND FLOOR				
SR.NO	IN METER			AREA
A	20.10	X	13.25	X 1 = 266.33
TOTAL ADDITION = 266.33				
DEDUCTION				
1	2.90	X	3.95	X 2 = 22.91
2	2.40	X	2.20	X 1 = 5.28
3	2.50	X	2.25	X 1 = 8.13
4	2.90	X	3.24	X 1 = 6.21
5	2.40	X	4.10	X 1 = 9.84
5a	0.55	X	0.75	X 1 = 0.41
6	2.90	X	3.77	X 1 = 10.93
7	2.50	X	3.25	X 1 = 8.13
8	1.25	X	1.60	X 1 = 2.00
9	1.50	X	1.60	X 1 = 2.40
10	2.90	X	1.60	X 1 = 4.64
11	3.20	X	0.30	X 1 = 0.96
TOTAL DEDUCTION = 81.83				
NET GROUND FLR. PLINE AREA = 184.50				

SCHEDULE OF DOORS & WINDOWS		
TYPE	SIZE	DESCRIPTION
D	1.05 X 2.10	T.W PANNEL DOOR
D1	0.90 X 2.10	T.W PANNEL DOOR
D2	0.75 X 2.10	T.W PANNEL DOOR
V	0.60 X 0.90	GLASS LOUVERS
W	1.80 X 1.80	ALUMINIUM SLIDING WINDOW
W1	1.80 X 1.80	ALUMINIUM SLIDING WINDOW
W2	0.90 X 1.50	ALUMINIUM SLIDING WINDOW

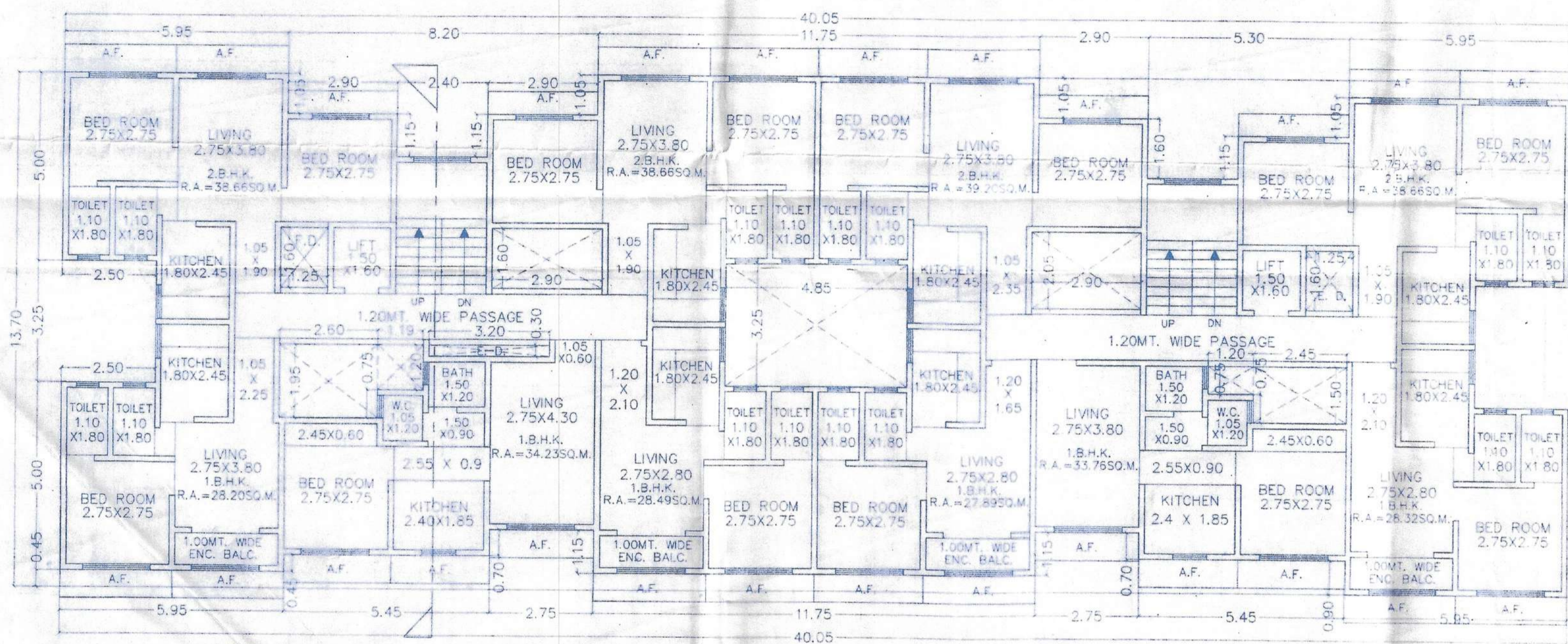
PLINE AREA OF STILT FLOOR WING - A+B				
SR.NO	IN METER			AREA
1	5.80	X	13.25	X 1 = 76.85
2	2.90	X	1.60	X 1 = 4.64
3	2.75	X	9.45	X 1 = 25.99
4	2.75	X	3.95	X 1 = 10.86
5	2.70	X	3.95	X 1 = 10.67
6	1.10	X	4.45	X 1 = 4.90
7	2.75	X	1.75	X 1 = 4.81
8	2.90	X	1.15	X 1 = 3.34
9	5.95	X	5.00	X 1 = 29.75
10	3.45	X	3.25	X 1 = 11.21
11	5.95	X	5.00	X 1 = 29.75
12	2.50	X	3.25	X 1 = 8.13
TOTAL STILT FLR. AREA WING - B = 220.89				
13	2.40	X	4.10	X 1 = 9.84
14	0.55	X	0.75	X 1 = 0.41
15	2.90	X	3.77	X 1 = 10.93
16	2.90	X	1.00	X 1 = 2.90
TOTAL STILT FLR. AREA WING - A = 24.09				
TOTAL STILT FLR. AREA WING - A+B = 244.98				

SCHEDULE OF LIGHT & VENTILATION				
ROOM	CARPET AREA	REQD.	PROVI.	
LIVING	2.75 X 3.80	= 10.45	1.05	1.80
KITCHEN	1.80 X 2.45	= 4.41	0.44	0.90
BED ROOM	2.75 X 2.75	= 7.56	0.76	1.80
TOILET	1.10 X 1.80	= 1.98	0.20	0.60

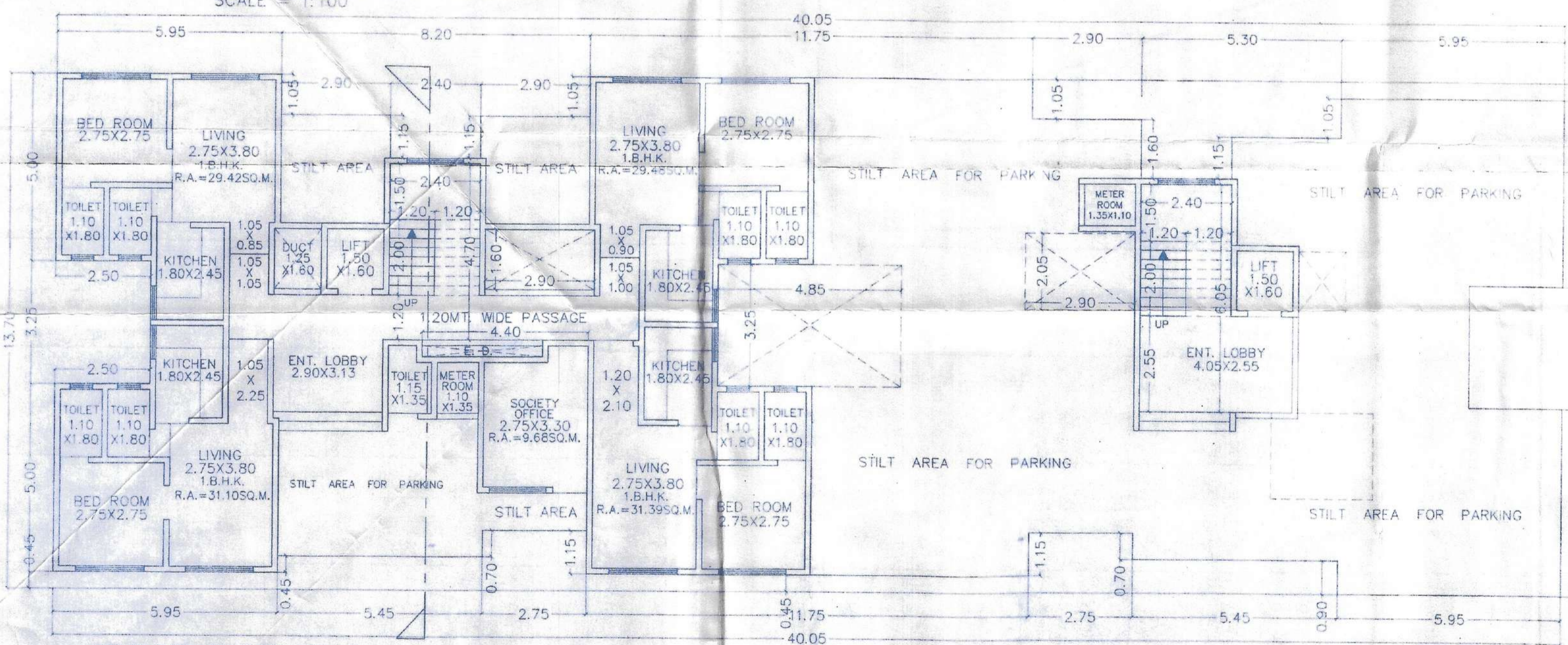
PLINE AREA OF 1ST TO 7TH FLOOR				
SR.NO	IN METER			AREA
A	40.05	X	13.70	X 1 = 548.69
DEDUCTION				
1	8.18	X	1.05	X 1 = 8.59
2	2.40	X	1.15	X 1 = 2.76
3	2.90	X	1.05	X 1 = 3.05
4	2.40	X	1.15	X 1 = 2.76
5	5.30	X	1.50	X 1 = 7.95
6	5.95	X	0.45	X 1 = 2.68
7	2.50	X	3.25	X 1 = 8.13
8	5.45	X	0.90	X 1 = 4.91
9	2.75	X	1.60	X 1 = 4.40
10	11.75	X	0.45	X 1 = 5.29
11	2.75	X	1.60	X 1 = 4.40
12	5.45	X	0.90	X 1 = 4.91
13	5.95	X	0.45	X 1 = 2.68
14	2.50	X	3.25	X 1 = 8.13
15	1.25	X	1.60	X 2 = 4.00
16	1.50	X	1.60	X 2 = 4.80
17	2.60	X	1.95	X 1 = 5.07
18	1.20	X	1.20	X 1 = 1.44
19	2.90	X	1.60	X 1 = 4.64
20	3.20	X	0.30	X 1 = 0.96
21	4.85	X	3.25	X 1 = 15.76
22	2.90	X	2.05	X 1 = 5.95
23	1.20	X	0.75	X 1 = 0.90
24	2.60	X	0.90	X 1 = 2.34
25	2.45	X	0.60	X 1 = 1.47
TOTAL DEDUCTION = 117.93				
NET 1ST TO 7TH FLR. PLINE AREA = 430.76				

P LINE AREA STATEMENT			
FLOOR	PLINE AREA	STILT AREA	TOTAL CONST. AREA
GR.FLOOR	184.50	244.98	429.48
1ST FLOOR	430.76	0.00	430.76
2ND FLOOR	430.76	0.00	430.76
3RD FLOOR	430.76	0.00	430.76
4TH FLOOR	430.76	0.00	430.76
5TH FLOOR	430.76	0.00	430.76
6TH FLOOR	430.76	0.00	430.76
7TH FLOOR	430.76	0.00	430.76
TOTAL	3199.82	244.98	3444.80
TOTAL PLINE AREA = 3199.82 SQ.M.			

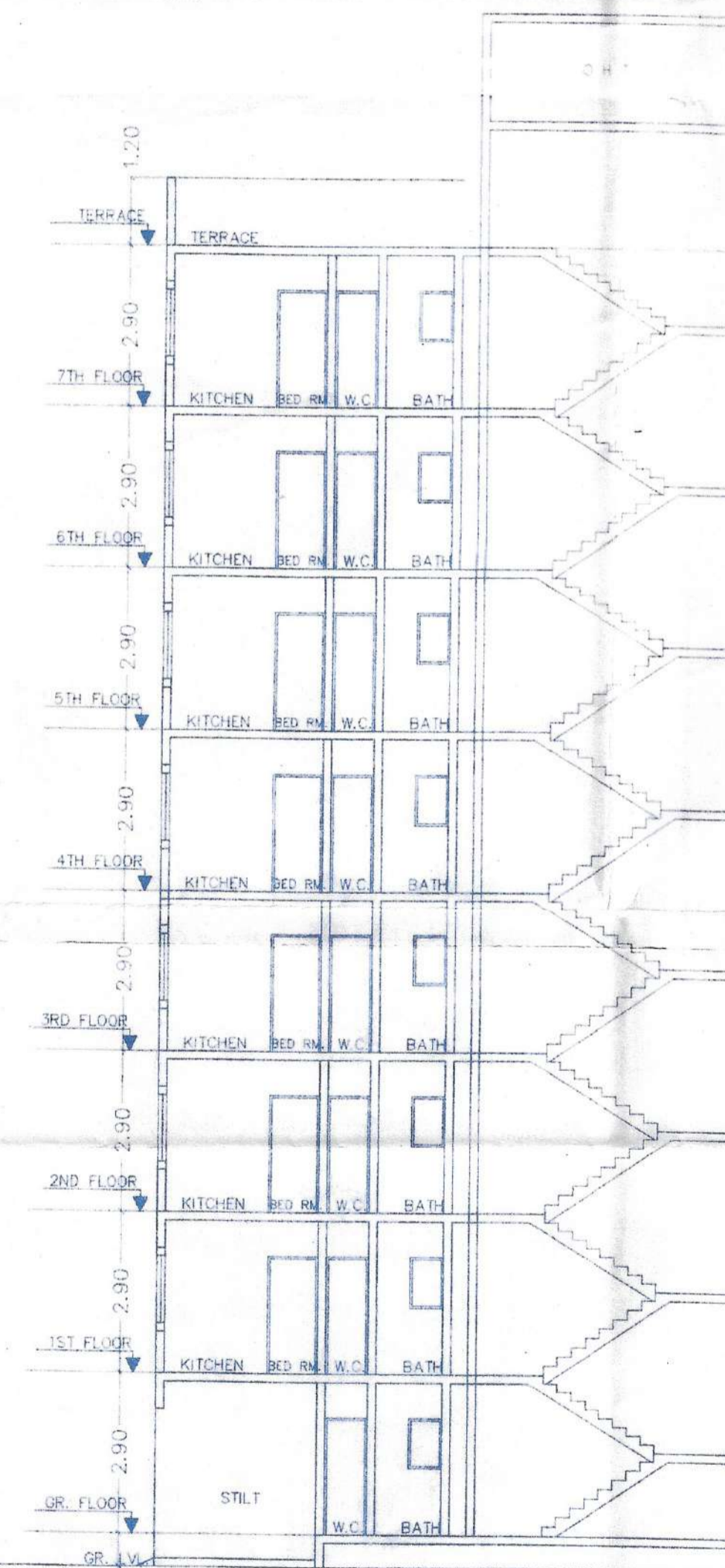
PARKING AREA STATEMENT					
HAVING CARPET AREA	NOS. OF TENANTS	PARKING REQD.		PARKING PROVI.	
		CAR	SCOOTER	CAR	SCOOTER
BELOW 30.00 SQ.M. 0 FOUR WHEELER & 4 SCOOTER FOR EVERY 2 TENAMENT	32	0	64	0	64
30-40 SQ.MTS 1 FOUR WHEELER & 2 SCOOTER FOR EVERY 2 TENAMENT	42	21	42	21	42
VISITORS 5%		1	6	1	6
TOTAL	74	22	112	22	112
REQD. PARKING NOS = 80% OF TOTAL PARKING		18	90	18	90
COMPOSITE PARKING - 90/6					15
TOTAL CAR PARKING REQD. (18+15)					33
TOTAL CAR PARKING PROVI.					33



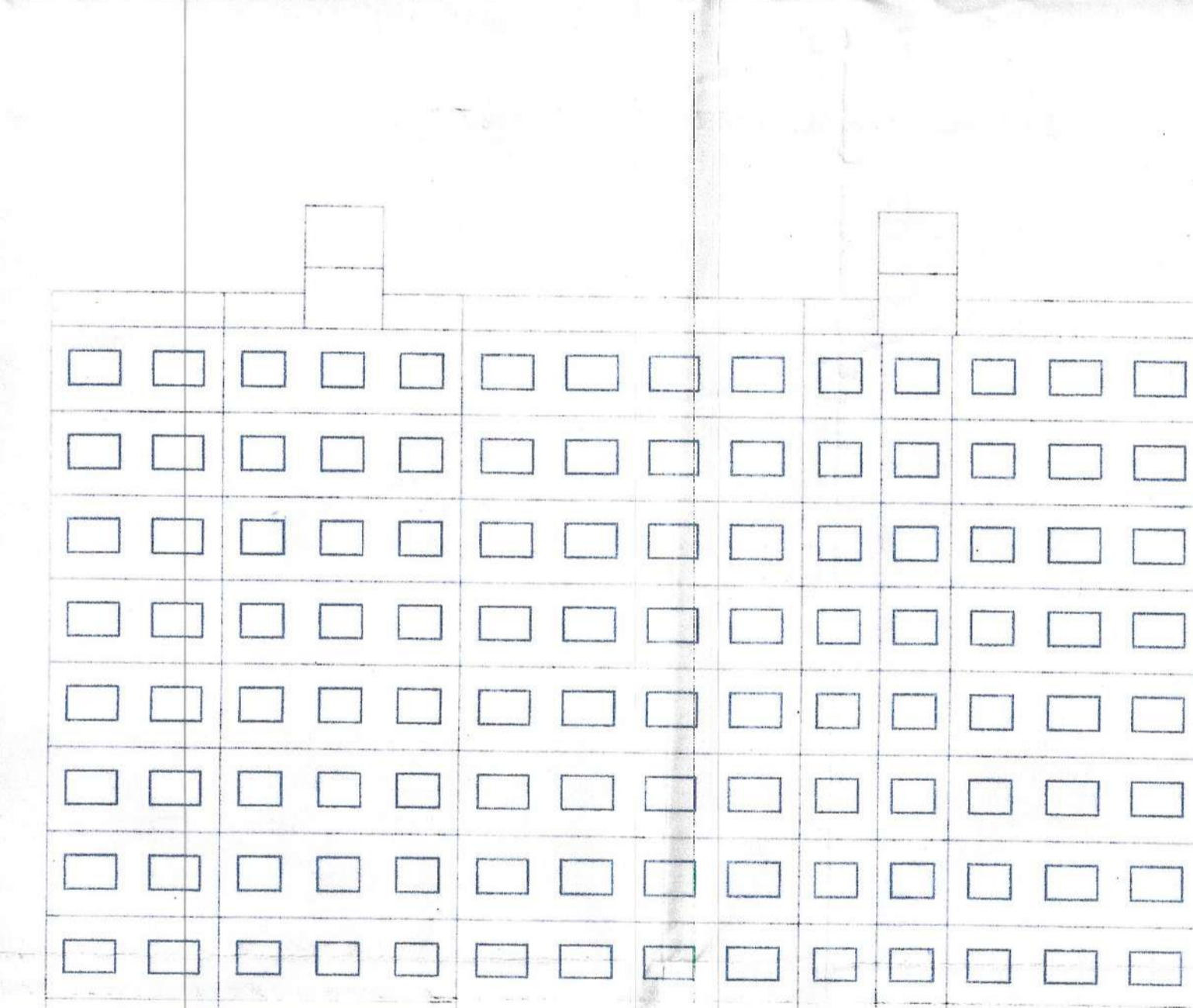
1ST TO 7TH FLOOR PLAN  
SCALE = 1:100



GROUND FLOOR PLAN  
SCALE = 1:100



SECTION A-A  
SCALE = 1:100



ELEVATION  
SCALE = 1:200

CERTIFICATE OF AREA  
CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON ... AND DIMENSIONS OF PLOT ARE ...

DESCRIPTION OF PROPOSAL & PROPERTY  
PROPOSED RESIDENTIAL BUILDINGS ON S.NO 97/7/B, H.NO 1/2, AT VILLAGE: ACHOLE, TAL: VASAI, DIST: PALGHAR.

NAME OF OWNER  
M/S SEEMA VIDHI REALTORS THROUGH RUSHIKESH V. PAWAR, CHETAN C. PAWAR  
SHOP NO. - A/05, SEEMA NIWAS, KESARI PARK, AMBAJODI, ACHOLE ROAD, NALLASOPARA-EAST.

DATE: 07/09/2023  
JOB NO: 056  
DPC NO: 02  
SCALE: AS PER DWG

**KULDEEP PATIL ARCHITECT**  
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