

This permission is issued subject to condition mentioned in the Amended Commencement Certificate letter No. CIDCO/NAINA/Panvel/Kolkhe/BP-00513/ACC/2023/0428 Dated: 04 Sep 2023

ABHIJEET RAMESH PAWAR
 Digitally signed by ABHIJEET RAMESH PAWAR
 Date: 2023.09.04 19:00:28 +05'30'



AREA CALCULATION STATEMENT FOR 4TH FLOOR (WING - B)

SL.NO.	OVERALL DIMENSION:					
1	TOTAL AREA	47.850 X 15.000 X 1	=	717.750	Sq.Mts.	
DEDUCTIONS:						
1	1.400 X 1.485 X 2	=	4.158	Sq.Mts.		
2	1.550 X 6.515 X 2	=	20.197	Sq.Mts.		
3	1.500 X 6.900 X 2	=	20.700	Sq.Mts.		
4	2.600 X 5.700 X 2	=	29.640	Sq.Mts.		
5	2.800 X 2.750 X 2	=	15.400	Sq.Mts.		
6	2.300 X 1.850 X 2	=	8.510	Sq.Mts.		
6a	3.400 X 1.500 X 2	=	10.200	Sq.Mts.		
7	8.100 X 0.100 X 1	=	0.810	Sq.Mts.		
8	6.150 X 0.100 X 1	=	0.615	Sq.Mts.		
9	6.850 X 0.500 X 1	=	3.425	Sq.Mts.		
10	5.050 X 1.450 X 1	=	7.323	Sq.Mts.		
11	2.450 X 1.000 X 2	=	4.900	Sq.Mts.		
12	4.100 X 2.350 X 2	=	19.270	Sq.Mts.		
13	3.850 X 1.300 X 2	=	10.010	Sq.Mts.		
14	4.700 X 1.500 X 2	=	14.100	Sq.Mts.		
15	2.850 X 0.250 X 1	=	0.713	Sq.Mts.		
16	2.250 X 3.150 X 1	=	7.088	Sq.Mts.		
17	5.700 X 3.150 X 1	=	17.955	Sq.Mts.		
18	6.312 X 2.200 X 1	=	13.888	Sq.Mts.		
19	5.800 X 3.150 X 1	=	18.270	Sq.Mts.		
20	2.250 X 2.350 X 1	=	5.288	Sq.Mts.		
B1	3.700 X 2.000 X 4	=	29.600	Sq.Mts.		
B2	3.400 X 1.500 X 4	=	20.400	Sq.Mts.		
B3	2.700 X 1.250 X 2	=	6.750	Sq.Mts.		
B4	2.600 X 1.200 X 2	=	6.240	Sq.Mts.		
2	TOTAL DEDUCTION		=	295.446	Sq.Mts.	
3	NET B.U.A CONSUMED (1-2)		=	422.304	Sq.Mts.	
TOTAL B.U.A. CONSUMED FOR 4TH FLOOR (WING - B)						
		422.304 X 1	=	422.304	Sq.Mts.	

Balcony Area Statement of Building no. Wing-B

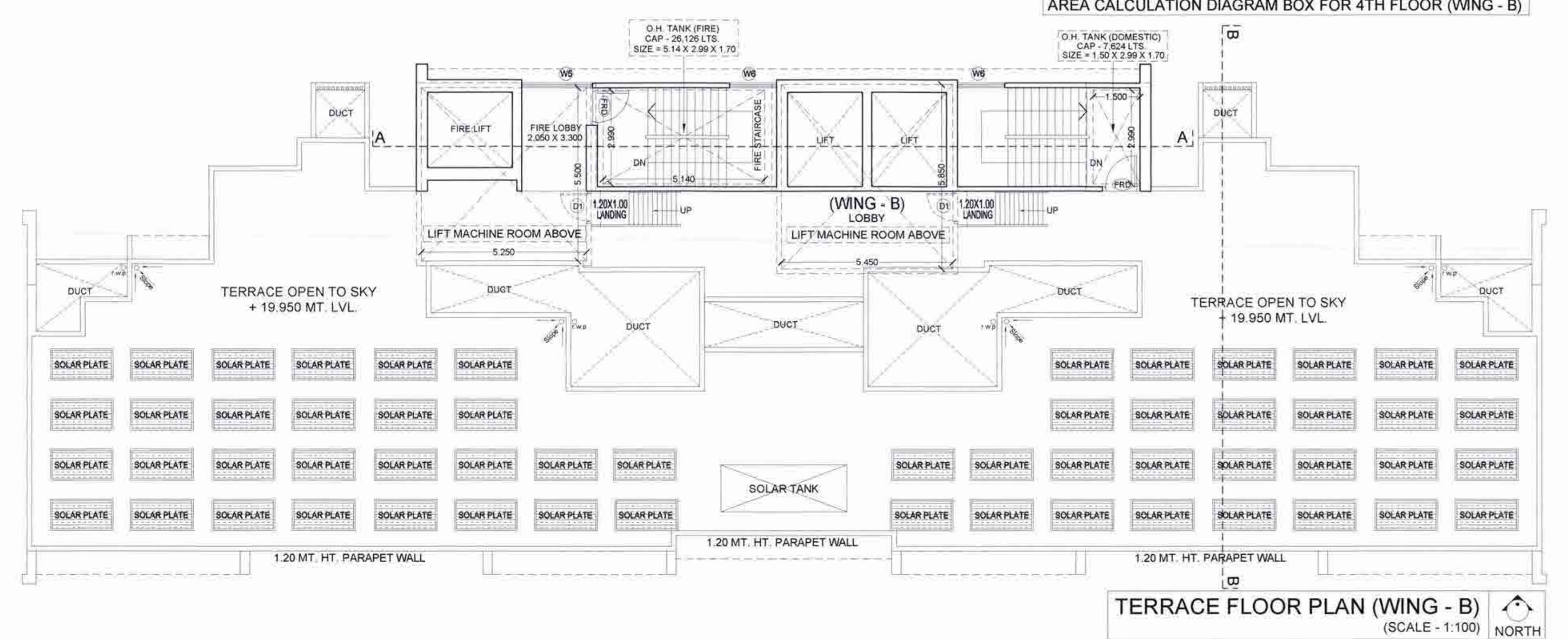
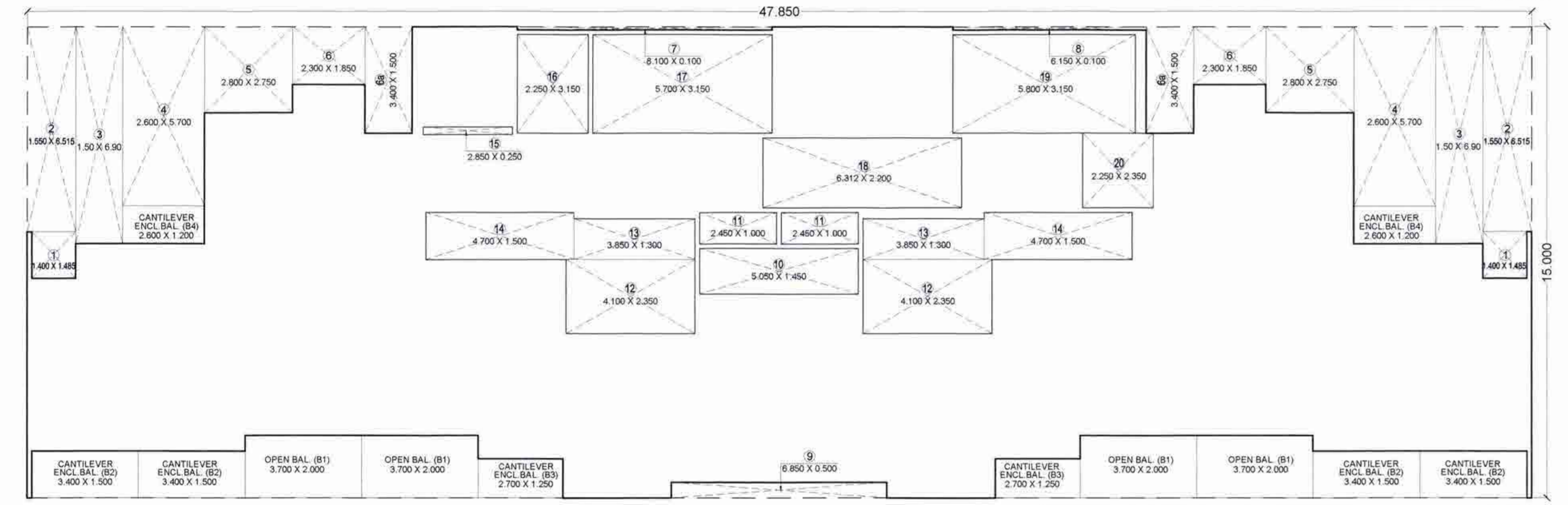
Balcony Type	Number of Balcony	Length (Meter)	Breath (Meter)	Area (Sq.mt.)	
				Open	Enclosed
1	2	3	4	5 = 2 x 3 x 4	6 = 2 x 3 x 4
B1	4	3.700	2.000	29.600	0.000
B2	4	3.400	1.500	0.000	20.400
B3	2	2.700	1.250	0.000	6.750
B4	2	2.600	1.200	0.000	6.240
Subtotal				29.600	33.390
Total Proposed Balcony Area = 5 + 6				62.990	
Net Built-Up-Area of Floor				422.304	
Permissible Balcony Area = (Net B.U.A) x 15%				63.346	
Balance Balcony Area, if any				0.356	
Excess Balcony Area, if any				0.000	

Schedule of Doors & Windows (WING - B)

TYPE	Size			Description
	Width (Meter)	Height (Meter)	Area (Sq.m)	
1	2	3	4 = 2 X 3	6
FRD	1.200	2.700	3.240	Fire Resistant Door
D1	1.000	2.700	2.700	T.W. Pannelled Door - Entry
D2	1.000	2.700	2.700	Flush Door - Bedroom
D3	0.750	2.700	2.025	Marble frame Door - Toilet
W1	3.650	2.450	8.943	Aluminium sliding Window
W2	2.100	1.500	3.150	Aluminium sliding Window
W3	1.800	1.500	2.700	Aluminium sliding Window
W4	1.200	1.500	1.800	Aluminium sliding Window
W5	2.250	1.500	3.375	Aluminium sliding Window
W6	1.500	1.500	2.250	Aluminium sliding Window
V	0.600	0.900	0.540	Alu Lowered Window - Toilet

SCHEDULE OF LIGHT & VENTILATION (Wing - B)

Room	Tenement Number	Carpet Area	Window Type	L & V Required	L & V Provided
1	2	3	4	5 = 3 / 6	6
LIVING	1 & 4	27.573	W1	4.596	8.943
KITCHEN	1 & 4	8.943	W4	1.490	1.800
BED ROOM	1 & 4	13.950	W5	2.325	3.375
BED ROOM	1 & 4	12.450	W3	2.075	1.800
BED ROOM	1 & 4	13.903	W2	2.317	3.150
TOILET	1 & 4	3.720	V	0.620	0.540
TOILET	1 & 4	3.430	V	0.572	0.540
TOILET	1 & 4	3.553	V	0.592	0.540
LIVING	2 & 3	26.080	W1	4.347	8.943
KITCHEN	2 & 3	8.577	W5	1.430	3.375
BED ROOM	2 & 3	11.132	W4	1.855	1.800
BED ROOM	2 & 3	14.237	W3	2.373	2.700
TOILET	2 & 3	3.307	V	0.551	0.540
TOILET	2 & 3	3.307	V	0.551	0.540



CONTENT OF SHEET

- 1) 4TH FLOOR PLAN (WING - B)
- 2) TERRACE LOOR PLAN (WING - B)
- 3) AREA CALCULATION STATEMENT FOR 4TH FLOOR (WING - B)
- 4) BALCONY AREA STATEMENT (WING - B)
- 5) DOOR & WINDOW SCHEDULE (WING - B)
- 6) LIGHT & VENTILATION SCHEDULE (WING - B)

NAME, ADDRESS & SIGNATURE OF THE OWNER

M/s. CITYOPIA VENTURES PVT. LTD.
 207-208, V-TIME SQUARE, PLOT NO. 03, SECTOR-19, CBD BELAPUR, NAVI MUMBAI - 400814.



NAME, ADDRESS & SIGNATURE OF THE ARCHITECT

stapl
 soyuz talib architects
 1405/1406, KESAR SOLITARE, PLOT NO.-5, SECTOR-19, SANAPDA, NAVI MUMBAI

AR SOYUZ TALIB
 (Reg. No. CA/94/17095)
 (SIGNATURE OF ARCHITECT)



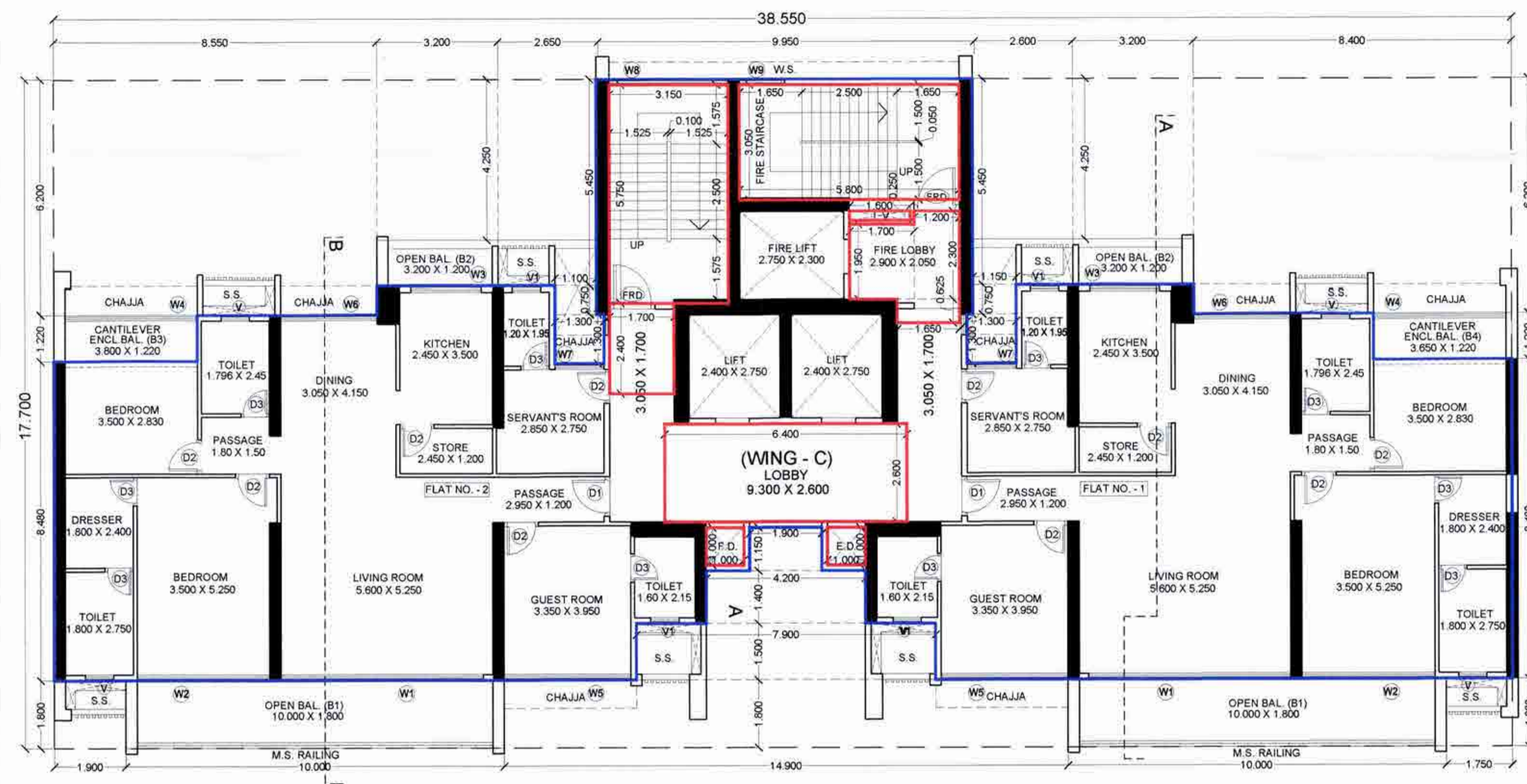
DESCRIPTION OF PROPOSAL & PROPERTY :

AMENDED APPROVAL FOR REVISD DRAWING OF RESIDENTIAL BUILDING ON SURVEY NO. 69/0, 70/1 & 71/0, VILLAGE - KOLKHE, TALUKA-PANVEL, DISTRICT-RAIGAD.

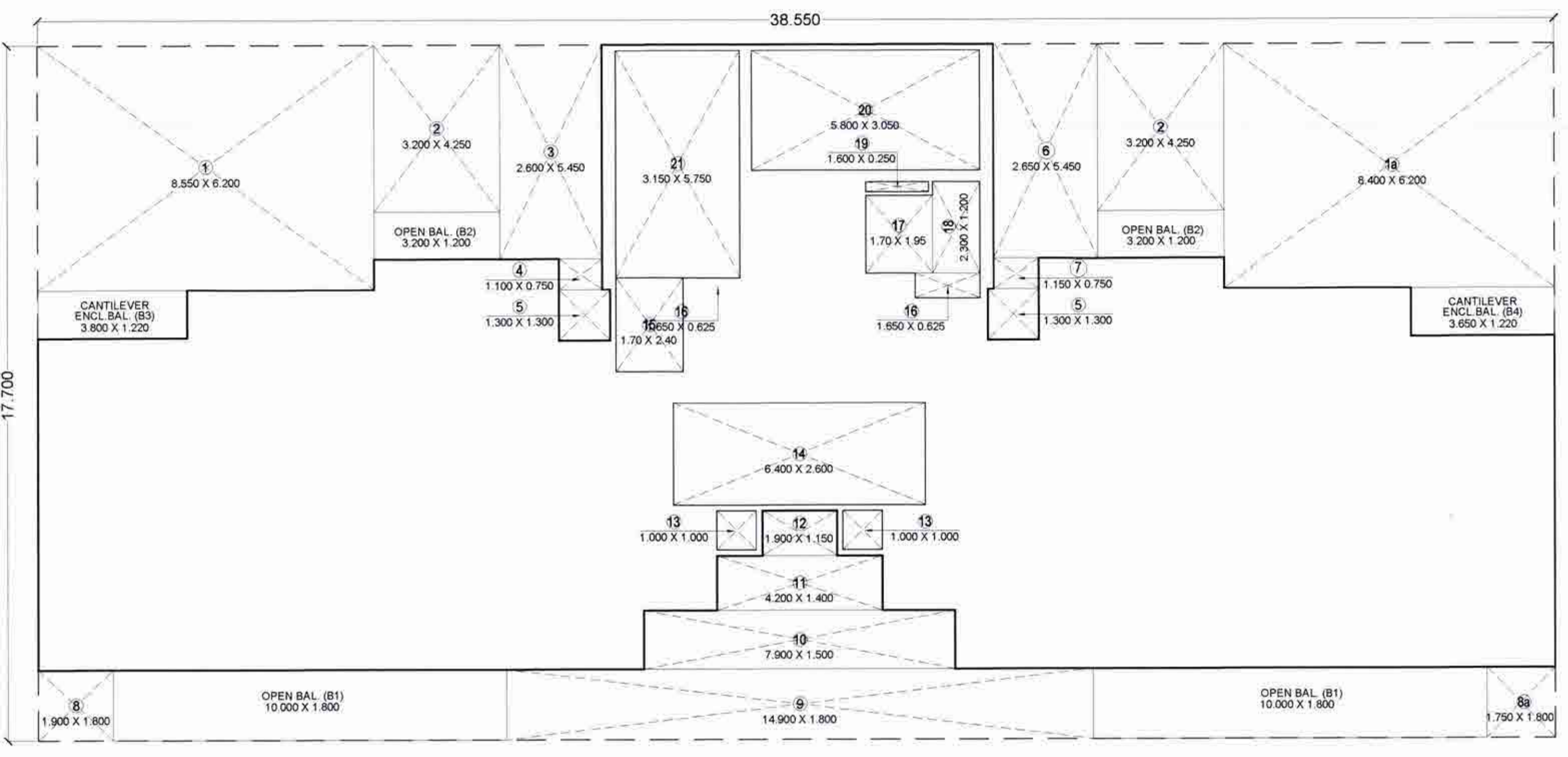
DATE	02-09-2023	NORTH
SCALE	1:100 / 1:200 / 1:500 / 1:2000 / N.T.S.	
DRN BY	JAYARAJAN	
CHKD BY	DEVSHREE	

This permission is issued subject to condition mentioned in the Amended Commencement Certificate letter No. CIDCO/NAINA/Panvel/Kolkhe/BP-00513/ACC/2023/0428 Dated: 04 Sep 2023

ABHIJEET RAMESH PAWAR Digitally signed by ABHIJEET RAMESH PAWAR Date: 2023.09.04 19:00:42 +05'30'



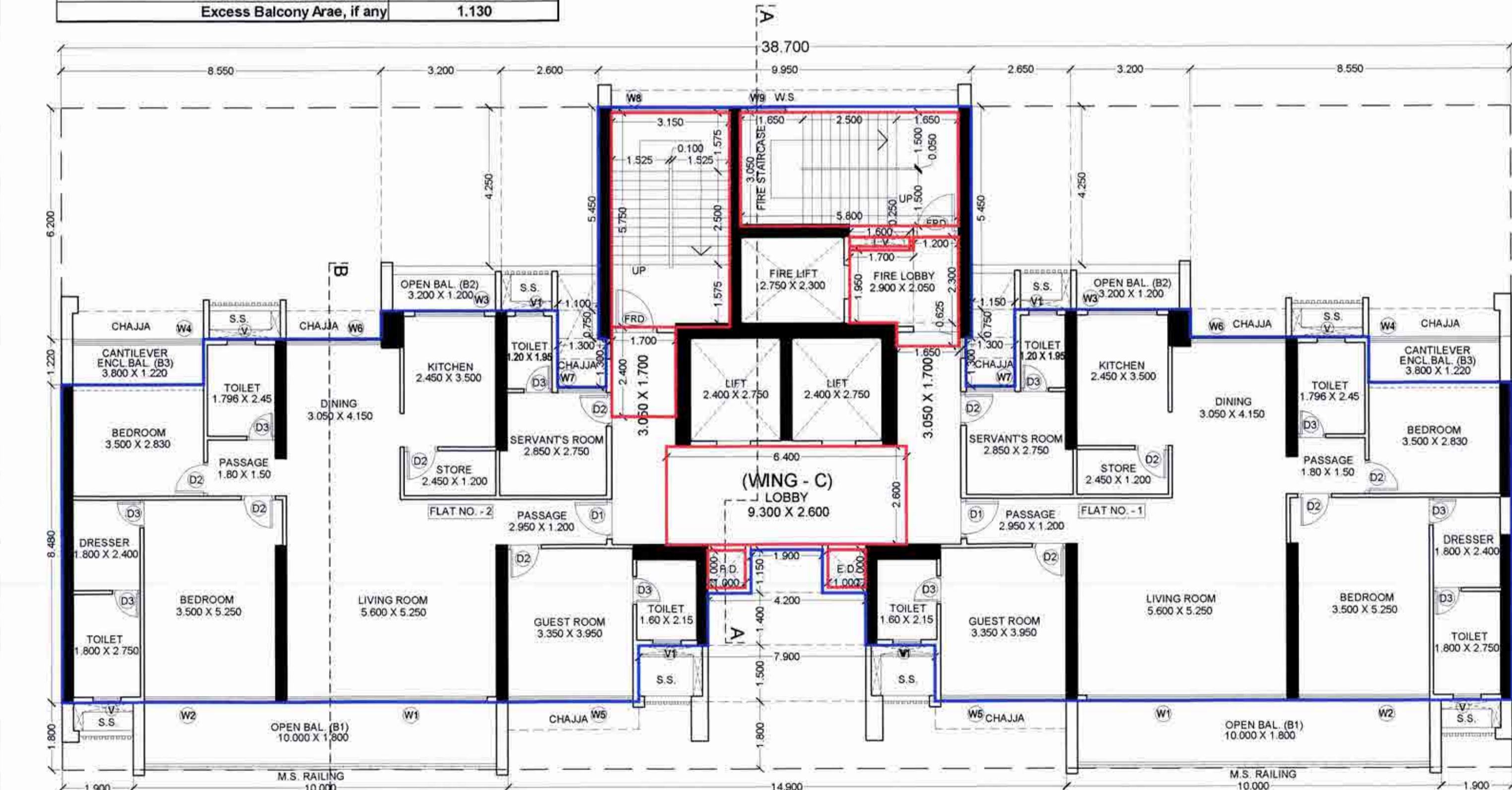
4TH FLOOR PLAN (WING - C) (SCALE - 1:100) NORTH



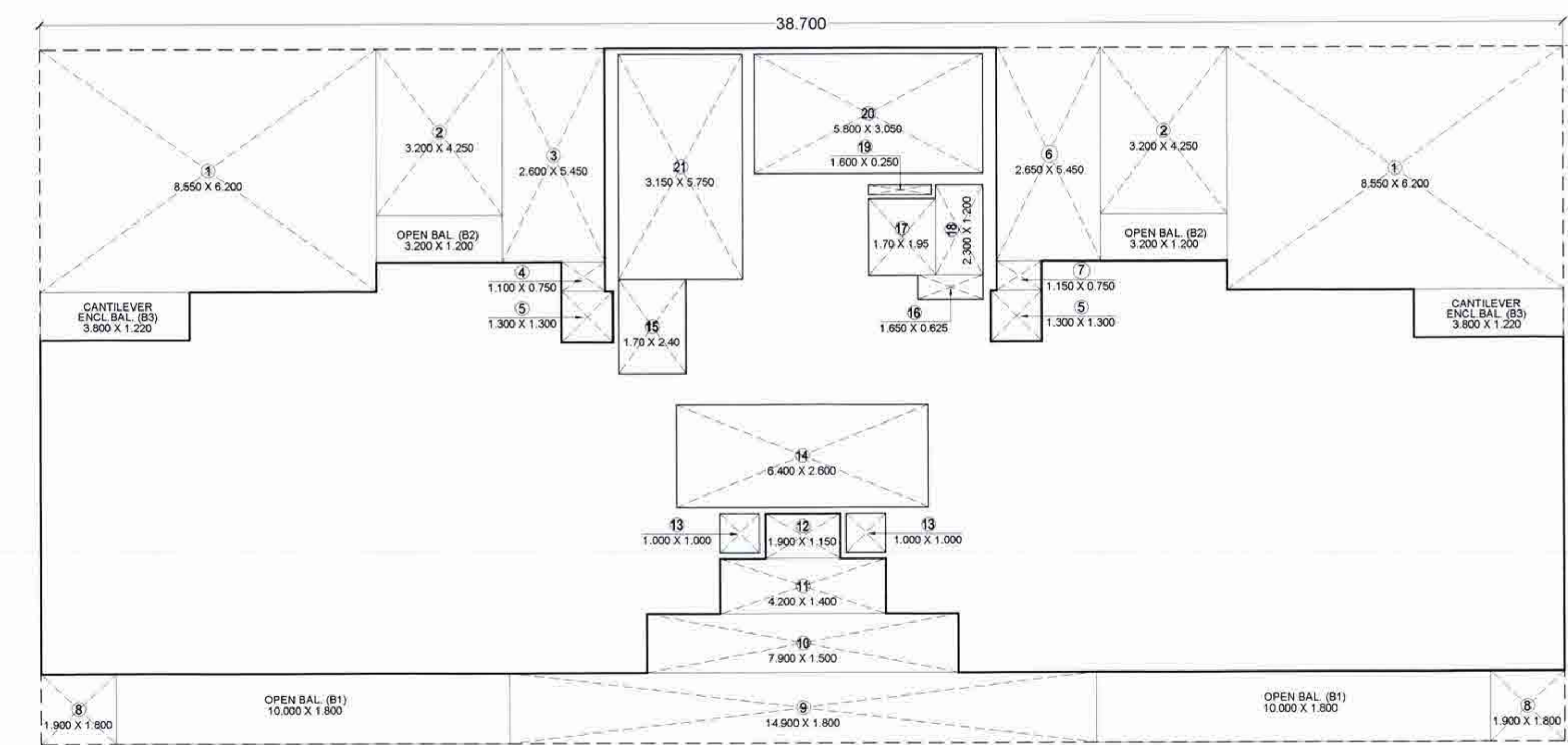
AREA CALCULATION DIAGRAM BOX FOR 4TH FLOOR (WING - C)

AREA CALCULATION STATEMENT FOR 4TH FLOOR (WING - C)					
SL.NO.	OVERALL DIMENSION:				Sq.Mts.
1	38.550 X 17.700	X	1	=	682.335
1 TOTAL AREA = 682.335 Sq.Mts.					
DEDUCTIONS:					
1	8.550 X 6.200	X	1	=	53.010
1a	8.400 X 6.200	X	1	=	52.080
2	3.200 X 4.250	X	2	=	27.200
3	2.600 X 5.450	X	1	=	14.170
4	1.100 X 0.750	X	1	=	0.825
5	1.300 X 1.300	X	2	=	3.380
6	2.650 X 5.450	X	1	=	14.443
7	1.150 X 0.750	X	1	=	0.863
8	1.900 X 1.800	X	1	=	3.420
8a	1.750 X 1.800	X	1	=	3.150
9	14.900 X 1.800	X	1	=	26.820
10	7.900 X 1.500	X	1	=	11.850
11	4.200 X 1.400	X	1	=	5.880
12	1.900 X 1.150	X	1	=	2.185
13	1.000 X 1.000	X	2	=	2.000
14	6.400 X 2.600	X	1	=	16.640
15	1.700 X 2.400	X	1	=	4.080
16	1.650 X 0.625	X	1	=	1.031
17	1.700 X 1.950	X	1	=	3.315
18	2.300 X 1.200	X	1	=	2.760
19	1.600 X 0.250	X	1	=	0.400
20	5.800 X 3.050	X	1	=	17.690
21	3.150 X 5.750	X	1	=	18.113
B1	10.000 X 1.800	X	2	=	36.000
B2	3.200 X 1.200	X	2	=	7.680
B3	3.800 X 1.220	X	1	=	4.636
B4	3.650 X 1.220	X	1	=	4.453
2 TOTAL DEDUCTION = 338.073 Sq.Mts.					
3 NET B.U.A CONSUMED (1-2) = 344.262 Sq.Mts.					
TOTAL B.U.A CONSUMED FOR 4TH FLOOR (WING - C) 344.262 X 1 = 344.262 Sq.Mts.					

Balcony Area Statement of Building no. Wing-C 4th Floor					
Balcony Type	Number of Balcony	Length (Meter)	Breath (Meter)	Area (Sq.mt.)	
				Open	Enclosed
T1	2	3	4	5 = 2 x 3 x 4	6 = 2 x 3 x 4
B1	2	10.000	1.800	36.000	0.000
B2	2	3.200	1.200	7.680	0.000
B3	1	3.800	1.220	0.000	4.636
B4	1	3.650	1.220	0.000	4.453
Subtotal				43.680	9.089
Total Proposed Balcony Area = 5 + 6				52.769	
Net Built-Up-Area of Floor				344.262	
Permissible Balcony Area = (Net B.U.A) x 15%				51.639	
Balance Balcony Area, if any				0.000	
Excess Balcony Area, if any				1.130	



5TH, 7TH, 9TH, 11TH, 13TH, 15TH, 17TH, 19TH, 21ST, 23RD, 25TH & 27TH FLOOR PLAN (WING - C) (SCALE - 1:100) NORTH



AREA CALCULATION DIAGRAM BOX FOR 5TH TO 28TH FLOOR (WING - C)

AREA CALCULATION STATEMENT FOR 5TH TO 28TH FLOOR (WING - C)					
SL.NO.	OVERALL DIMENSION:				Sq.Mts.
1	38.700 X 17.700	X	1	=	684.990
1 TOTAL AREA = 684.990 Sq.Mts.					
DEDUCTIONS:					
1	8.550 X 6.200	X	2	=	106.020
2	3.200 X 4.250	X	2	=	27.200
3	2.600 X 5.450	X	1	=	14.170
4	1.100 X 0.750	X	1	=	0.825
5	1.300 X 1.300	X	2	=	3.380
6	2.650 X 5.450	X	1	=	14.443
7	1.150 X 0.750	X	1	=	0.863
8	1.900 X 1.800	X	2	=	6.840
9	14.900 X 1.800	X	1	=	26.820
10	7.900 X 1.500	X	1	=	11.850
11	4.200 X 1.400	X	1	=	5.880
12	1.900 X 1.150	X	1	=	2.185
13	1.000 X 1.000	X	2	=	2.000
14	6.400 X 2.600	X	1	=	16.640
15	1.700 X 2.400	X	1	=	4.080
16	1.650 X 0.625	X	1	=	1.031
17	1.700 X 1.950	X	1	=	3.315
18	2.300 X 1.200	X	1	=	2.760
19	1.600 X 0.250	X	1	=	0.400
20	5.800 X 3.050	X	1	=	17.690
21	3.150 X 5.750	X	1	=	18.113
B1	10.000 X 1.800	X	2	=	36.000
B2	3.200 X 1.200	X	2	=	7.680
B3	3.800 X 1.220	X	2	=	9.272
2 TOTAL DEDUCTION = 339.456 Sq.Mts.					
3 NET B.U.A CONSUMED (1-2) = 345.534 Sq.Mts.					
TOTAL B.U.A CONSUMED FOR 5TH TO 28TH FLOOR (WING - C) 345.534 X 24 = 8292.816 Sq.Mts.					

Balcony Area Statement of Building no. Wing-C 5th to 28th Floor					
Balcony Type	Number of Balcony	Length (Meter)	Breath (Meter)	Area (Sq.mt.)	
				Open	Enclosed
T1	2	3	4	5 = 2 x 3 x 4	6 = 2 x 3 x 4
B1	2	10.000	1.800	36.000	0.000
B2	2	3.200	1.200	7.680	0.000
B3	2	3.800	1.220	0.000	9.272
Subtotal				43.680	9.272
Total Proposed Balcony Area = 5 + 6				52.952	
Net Built-Up-Area of Floor				345.534	
Permissible Balcony Area = (Net B.U.A) x 15%				51.830	
Balance Balcony Area, if any				0.000	
Excess Balcony Area, if any				1.122	

CONTENT OF SHEET

- 1) 4TH FLOOR PLAN (WING - C)
- 2) 5TH, 7TH, 9TH, 11TH, 13TH, 15TH, 17TH, 19TH, 21ST, 23RD, 25TH & 27TH FLOOR PLAN (WING - C)
- 3) AREA CALCULATION STATEMENT FOR 4TH FLOOR (WING - C)
- 4) AREA CALCULATION STATEMENT FOR 5TH TO 28TH FLOOR (WING - C)
- 5) BALCONY AREA STATEMENT (WING - C)

NAME, ADDRESS & SIGNATURE OF THE OWNER

M/s. CITYOPIA VENTURES PVT. LTD.
207-208, V-TIME SQUARE, PLOT NO. 03, SECTOR-19, CBD BELAPUR, NAVI MUMBAI - 400614.
(MR. PRASHANT PATEKAR)
(SIGNATURE OF OWNER)

NAME, ADDRESS & SIGNATURE OF THE ARCHITECT

stapl
soyuz talib architects
1405/1406, KESAR SOLTARE, PLOT NO.-5, SECTOR-19, SANPADA, NAVI MUMBAI
(MR. CAJAN TALIB)
(SIGNATURE OF ARCHITECT)

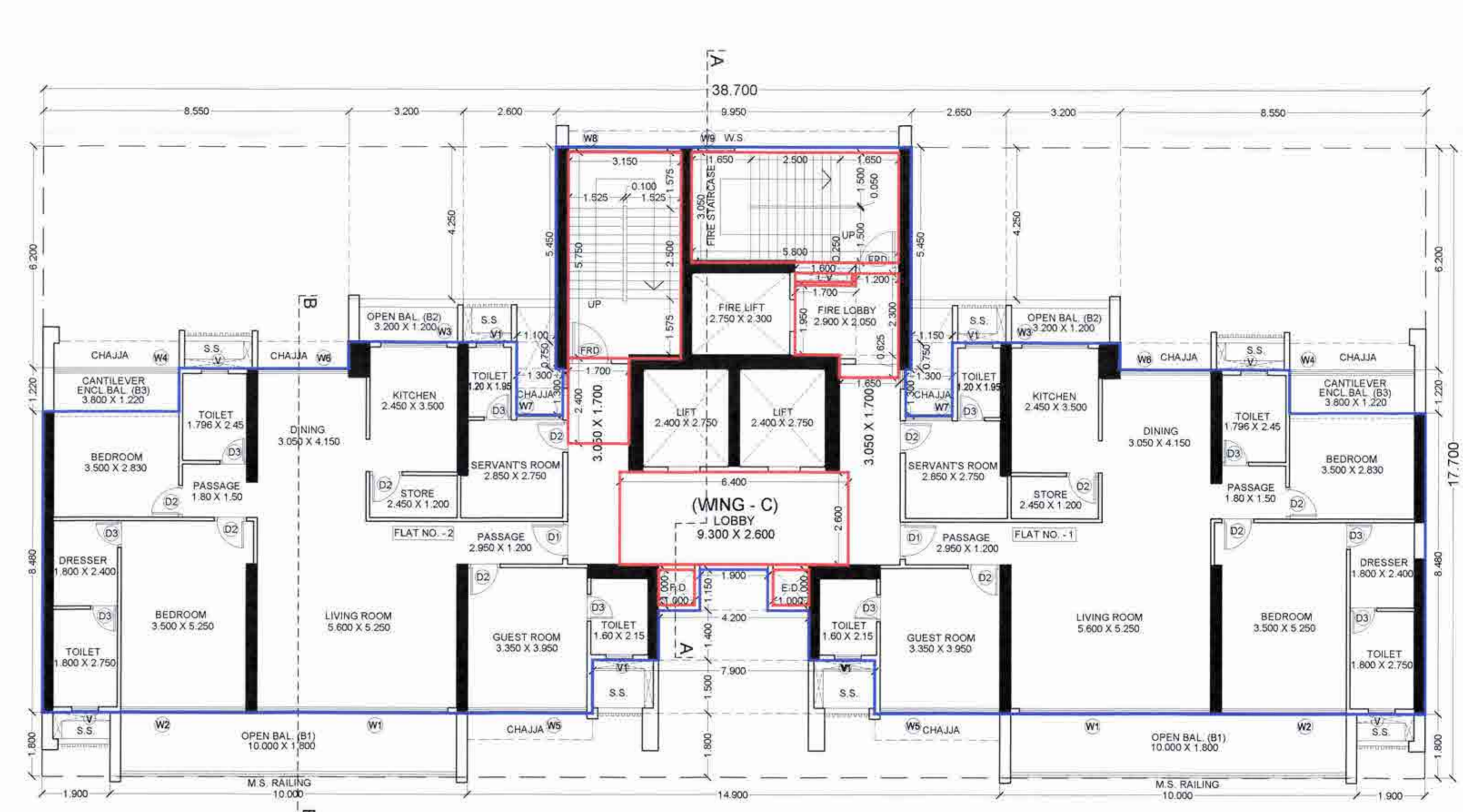
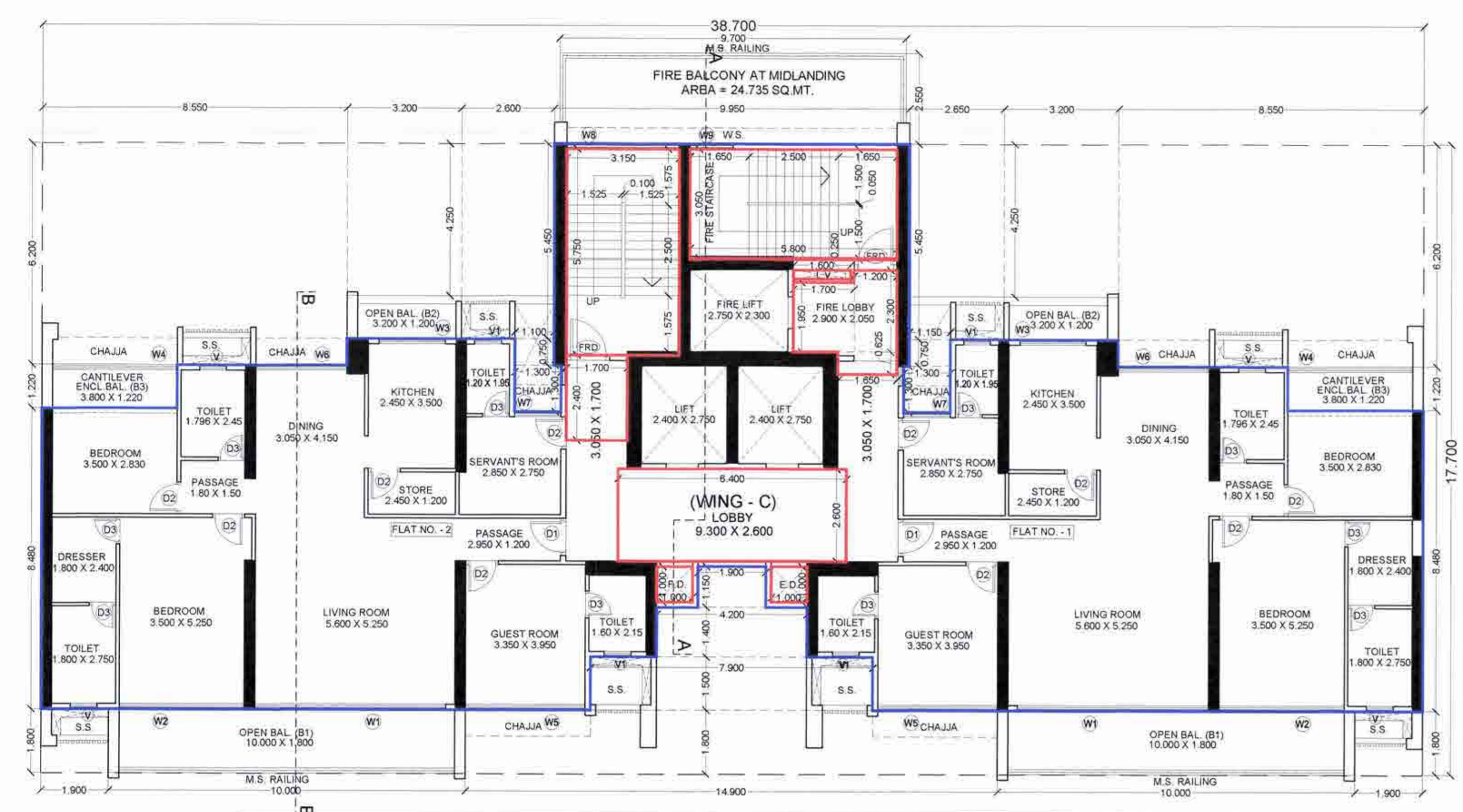
DESCRIPTION OF PROPOSAL & PROPERTY :

AMENDED APPROVAL FOR REVISED DRAWING OF RESIDENTIAL BUILDING ON SURVEY NO. 690, 70/1 & 71/0, VILLAGE - KOLKHE, TALUKA-PANVEL, DISTRICT-RAIGAD.

DATE	02-09-2023	NORTH
SCALE	1:100 / 1:200 / 1:500 / 1:2000 / N.T.S.	
DRN BY	JAYARAJAN	
CHKD BY	DEVSHREE	

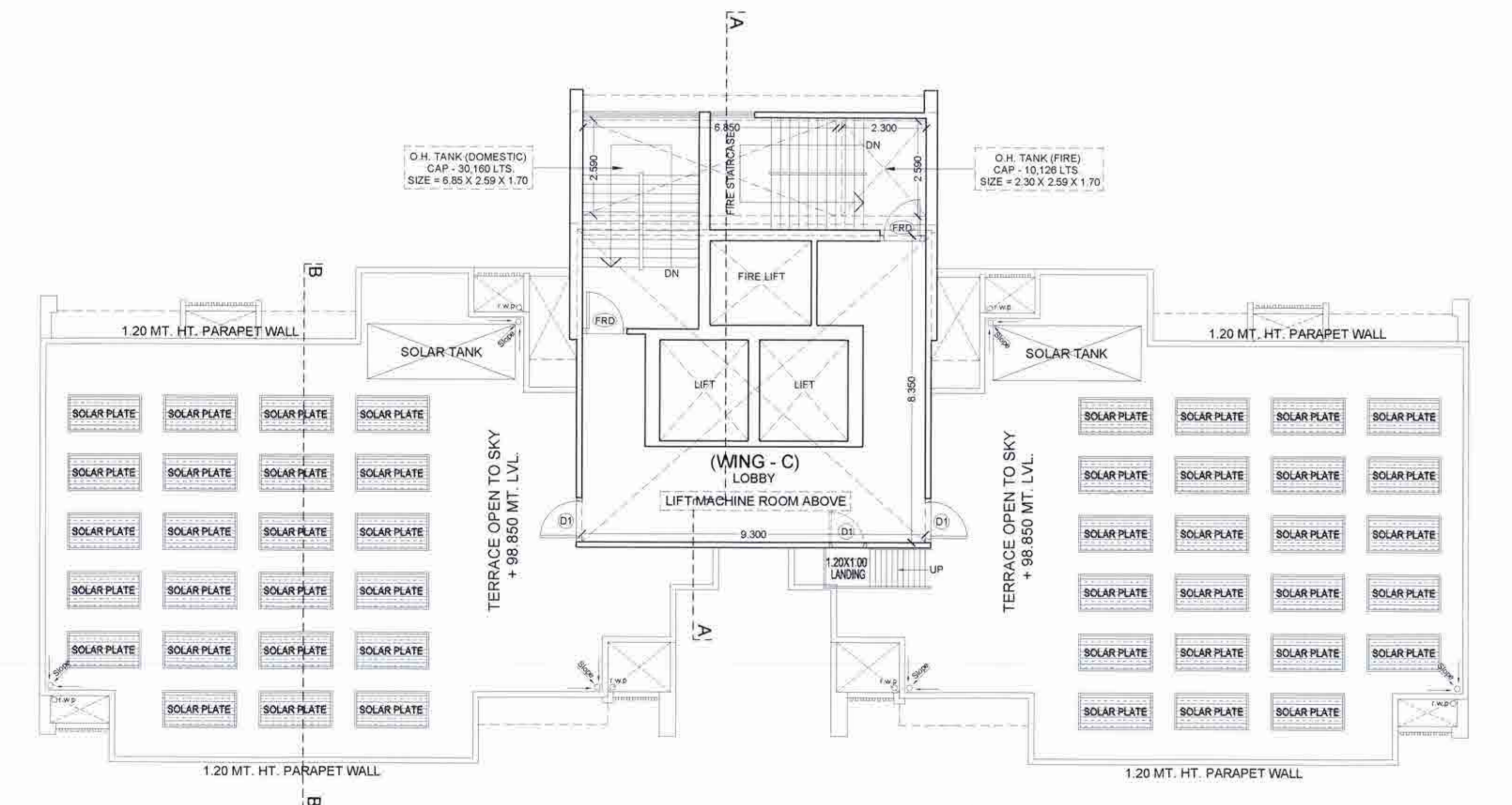
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ABHIJEET RAMESH PAWAR Digitally signed by ABHIJEET RAMESH PAWAR Date: 2023.09.04 19:00:55 +05'30'

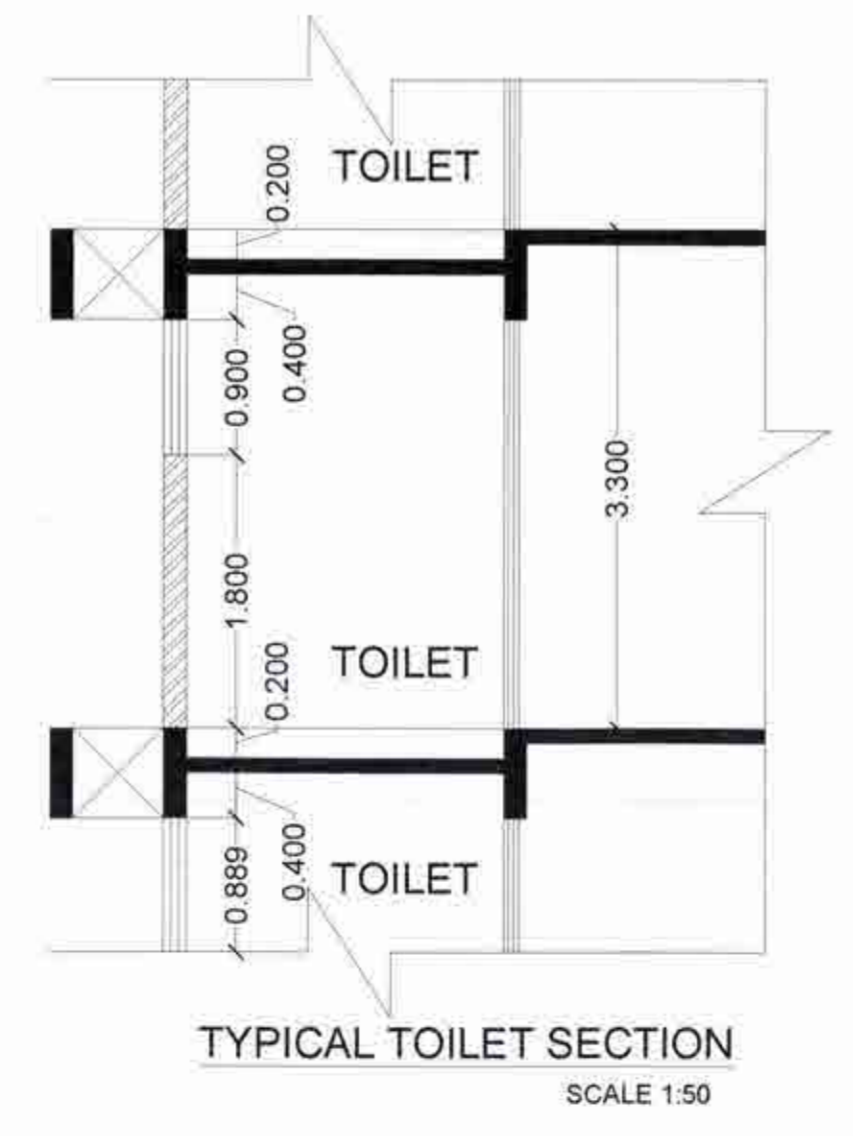


6TH, 8TH, 10TH, 12TH, 14TH, 16TH, 18TH, 20TH, 22ND, 24TH & 26TH FLOOR PLAN (WING - C) (SCALE - 1:100) NORTH

28TH FLOOR PLAN (WING - C) (SCALE - 1:100) NORTH



TERRACE LOOR PLAN (WING - C) (SCALE - 1:100) NORTH



TYPICAL TOILET SECTION SCALE 1:50

Schedule of Doors & Windows (WING - C)					
TYPE	Size			Description	
	Width (Meter)	Height (Meter)	Area (Sqm)		
FRD	1.200	2.700	3.240	Fire Resistant Door	
D1	1.200	2.700	3.240	T.W. Panelled Door - Entry	
D2	0.900	2.700	2.430	Flush Door - Bedroom	
D3	0.750	2.700	2.025	Marble frame Door - Toilet	
W1	5.350	2.450	13.108	Aluminium sliding Window	
W2	3.500	2.450	8.575	Aluminium sliding Window	
W3	1.850	2.450	4.533	Aluminium sliding Window	
W4	3.500	1.500	5.250	Aluminium sliding Window	
W5	3.350	1.500	5.025	Aluminium sliding Window	
W6	2.550	1.500	3.825	Aluminium sliding Window	
W7	1.300	1.500	1.950	Aluminium sliding Window	
W8	3.150	1.500	4.725	Aluminium sliding Window	
W9	1.200	1.500	1.800	Aluminium sliding Window	
V	0.750	1.100	0.825	Att.Lowered Window - Toilet	
V1	0.750	0.900	0.675	Att.Lowered Window - Toilet	

SCHEDULE OF LIGHT & VENTILATION (Wing - C)						
Room	Tenement Number	Carpet Area	Window Type	L & V Required	L & V Provided	
LIVING/DN.	1 & 2	42.008	W1, W6	7.001	16.933	
SERVANTS	1 & 2	7.528	W7	1.255	1.950	
GUEST RM.	1 & 2	13.233	W5	2.205	5.025	
KITCHEN	1 & 2	8.575	W3	1.425	4.533	
BED ROOM	1 & 2	18.615	W2	3.103	8.575	
BED ROOM	1 & 2	14.175	W4	2.383	5.250	
TOILET	1 & 2	3.440	V1	0.573	0.675	
TOILET	1 & 2	2.340	V1	0.390	0.675	
TOILET	1 & 2	4.950	V	0.825	0.825	
TOILET	1 & 2	4.410	V	0.735	0.825	

CONTENT OF SHEET

- 1) 6TH, 8TH, 10TH, 12TH, 14TH, 16TH, 18TH, 20TH, 22ND, 24TH & 26TH FLOOR PLAN (WING - C)
- 2) 28TH FLOOR PLAN (WING - C)
- 3) TERRACE LOOR PLAN (WING - C)
- 4) DOOR & WINDOW SCHEDULE (WING - C)
- 5) LIGHT & VENTILATION SCHEDULE (WING - C)
- 6) TYPICAL TOILET SECTION (WING - C)

NAME, ADDRESS & SIGNATURE OF THE OWNER

M/s. CITYOPIA VENTURES PVT. LTD.
207-208, V-TIME SQUARE, PLOT NO. 03, SECTOR-15, CBD BELAPUR, NAVI MUMBAI - 400114

(MR. PRASHANT PATEKAR)
(SIGNATURE OF OWNER)

NAME, ADDRESS & SIGNATURE OF THE ARCHITECT

stapi
soyuz talib architects
1405/1406, KESAR SOLITARE, PLOT NO.-5, SECTOR-19, SANPADA, NAVI MUMBAI

AR SOYUZ TALIB
(Reg. No. CA/94/17095)
(SIGNATURE OF ARCHITECT)

DESCRIPTION OF PROPOSAL & PROPERTY :

AMENDED APPROVAL FOR REVISED DRAWING OF RESIDENTIAL BUILDING ON SURVEY NO. 69/0, 70/1 & 71/0, VILLAGE - KOLKHE, TALUKA-PANVEL, DISTRICT-RAIGAD.

DATE	02-09-2023	NORTH
SCALE	1:100 / 1:200 / 1:500 / 1:2000 / N.T.S.	
DRN BY	JAYARAJAN	
CHKD BY	DEVSHREE	