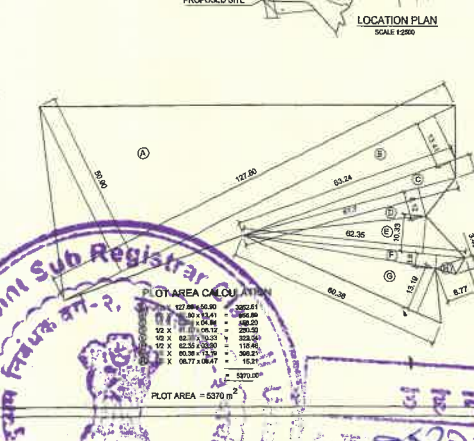
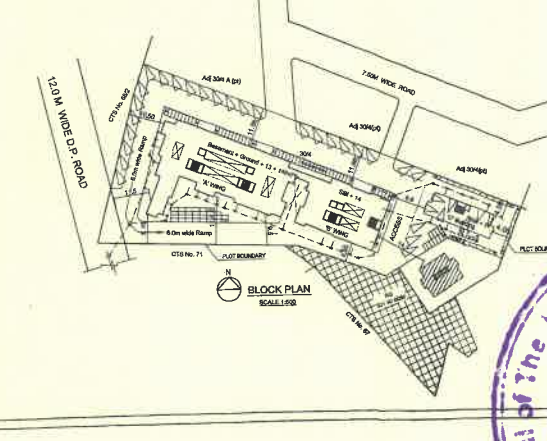
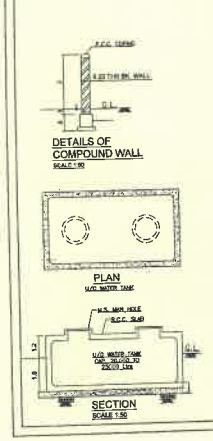
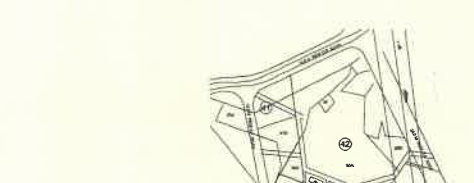
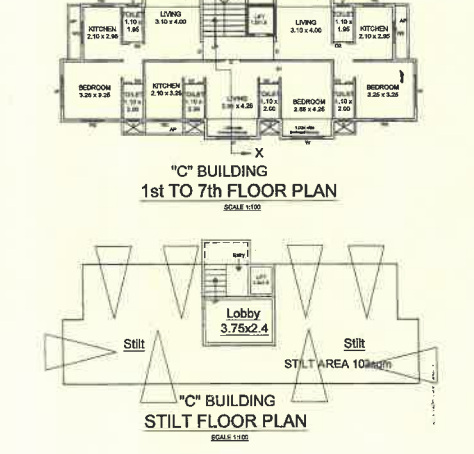
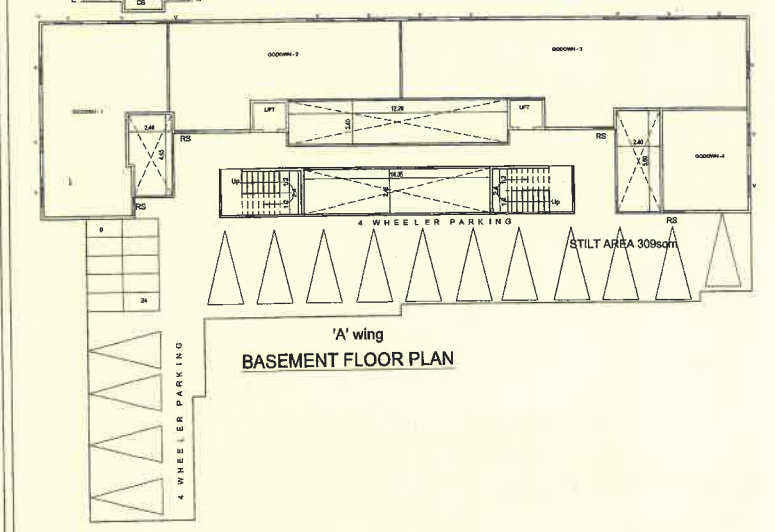
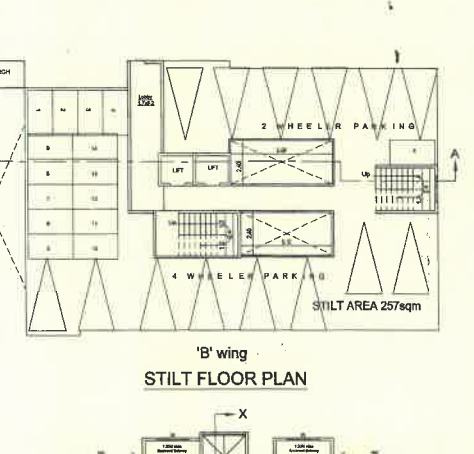
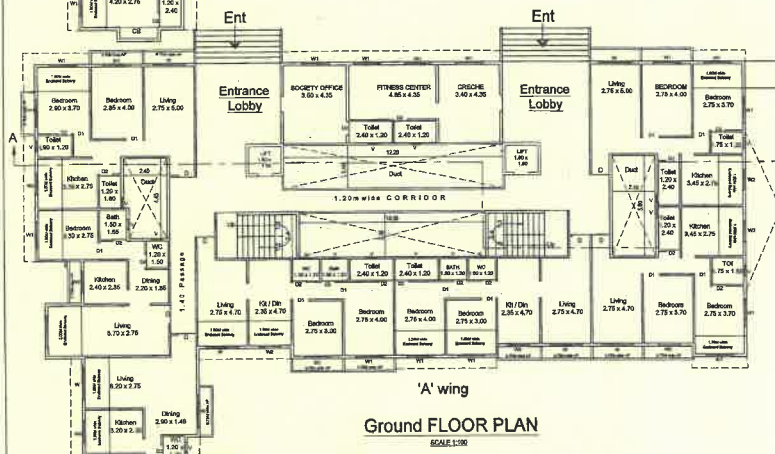
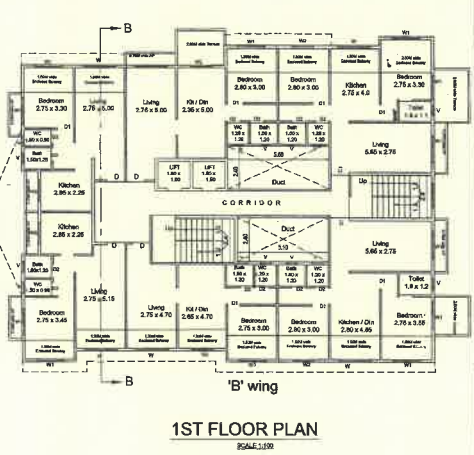
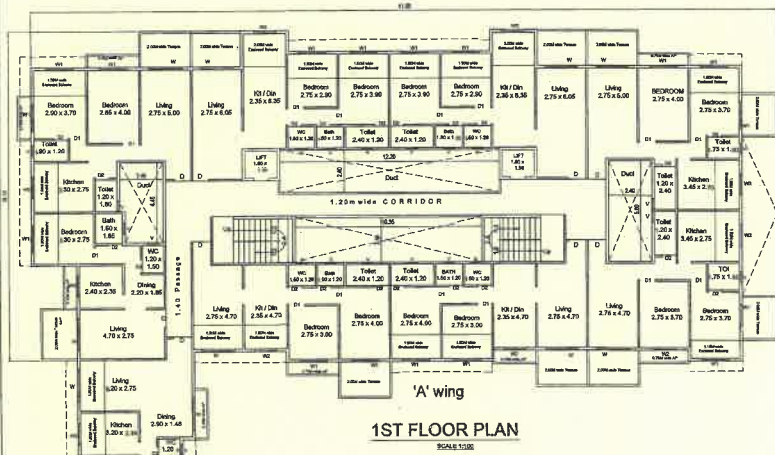


RERA CARPET AREA STATEMENT OF 13TH FLOOR

'A' wing Flat No.	Rera Flat AreaM ²	Balcony (Useable) AreaM ²	OP (Useable) AreaM ²	Terrace (Useable) AreaM ²	Per Flat Total AreaM ²	Per Flat Total AreaSFT
1301	50.83	7.62	3.31	5.22	66.98	721
1302	49.45	7.42	1.49	5.22	63.58	684
1303	48.84	6.88	1.82	5.22	62.76	675
1304	39.35	10.59	1.69	---	51.63	556
1305	37.43	3.71	1.52	5.22	47.88	515
'A1' wing						
1301	49.38	7.49	1.49	5.22	63.58	684
1302	49.51	7.42	1.78	9.7	68.41	736
1303	---	---	---	---	---	---
1304	48.48	7.42	1.52	5.22	62.64	675
'B' wing						
1301	31.76	7.42	2.92	---	42.10	453
1302	41.64	3.78	1.69	5.22	52.33	563
1303	42.22	12.6	1.82	4.84	61.48	662
1304	---	---	---	---	---	---
1305	43.5	13.16	---	---	56.66	610
1306	32.63	5.78	2.95	---	41.36	445

13TH FLOOR PLAN

Arati
 विकीला गुजरा
Prady



STAMP OF APPROVAL

श्री. ए. ए. शर्मा
 श्री. ए. ए. शर्मा
 श्री. ए. ए. शर्मा

AREA OF LAND UNDER PROP. DEVELOPMENT		
VILLAGE	S. NO.	AREA (SQ. M)
VILLAGE KODAKAPATI	304/11	600.00
VILLAGE TAL. AMBARATHI	312/60	210.00
DIST. THANE		
TOTAL		810.00

AREA STATEMENT	
1. AREA OF PLOT (Minimum area of a, b, c to be considered)	810.00
(A) As per ownership document (712)	810.00
(B) As per measurement sheet	---
(C) As per map	---
2. Deductions for:	
(a) Proposed D.P., F.D.P., Road widening Area / Service Road / Highway widening	56.00
(b) JCTD BUILT-UP RETAINED FSI	278.00
(c) Column & V	---
3. Balance Area of Plot (1-2)	482.00
4. Amenity Space (if applicable)	---
(a) FSI Proposed	---
(b) Adjustment of 20% if any	---
(c) Balance Proposed	---
5. Net Plot Area (3-4)	482.00
6. Permissible Carpet Space (if applicable)	---
(a) Proposed	---
(b) DP Road widening area	---
7. Placable area (if applicable)	---
8. Building area referred to as FSI (a) as per front road width (C, No. 5 & 6 as per FSI (1-10))	600.00
9. Addition of FSI on payment of premium	---
(a) Maximum permissible premium FSI - based on road width / 1000 sqm	---
(b) Permissible FSI on payment of premium 20% of FSI	140.00
(c) Proposed FSI on payment of premium	---
10. In-situ area against D.P. road (2.0 or 3.0 or 4.0) if any	110.00
(a) In-situ area against Amenity Space if provided over 1.00 or 1.50 or 2.00 or 3.00 or 4.00	---
(b) In-situ area against FSI (1-10) if any	---
11. Total area Permissible 90% of (8-10) + (10)	290.00
12. Additional FSI area under Chapter No. 7 (10 for 1:1 = 100) Additional FSI area under Chapter No. 7 Proposed	---
13. Total building area in proposed (excluding area at Sr. No. 17)	---
(a) [7 + 8 + 10] + (10) + (12) + (13) as applicable	987.00
(b) Auxiliary Area FSI upto 20% with payment of charges	---
(c) Auxiliary Area FSI upto 50% with payment of charges proposed	581.50
(d) Total Permissible building area (a+b)	1568.50
14. Maximum utilization level of building potential permitted as per Road width	---
(a) per Regulation No. 1 of 2.2 or 3.3 or 4.4 as applicable (1/10 or 1/15)	---
(b) Total building area in proposed (excluding area at Sr. No. 17)	---
(c) Proposed building area	1548.16
(d) Total (a + b)	---
15. FSI consumed (25%) should not be more than 0.14 above	5.00
16. Balance FSI	12.07
(a) Consumed (25%) of (a) - (b)	---
(b) Proposed	---
(c) Required (20% of (a) - (b))	---
17. Statement	---
PERMISSIBLE @ 200%	289
PROPOSED TOTAL AREA	277

PARKING STATEMENT (As per Table no. 8 & 9)					
AREA (sqm)	CAR	SCOOTER	TRICYCLE	WHEEL CYCLE	WHEEL CYCLE
FLATS 40/80	50	110	35	2	70
FLATS 50/40	54	108	32	2	65
FLATS 100/800	---	---	---	---	---
TOTAL	104	218	67	4	135

AREA STATEMENT		
WING	Floor Area	'C' BUILDINGS Floor Area
A WING	261.72	45.65
B WING	591.53	---
C WING	814.18	371.38
D WING	657.22	355.38
E WING	686.30	377.38
F WING	651.22	355.38
G WING	665.28	377.38
H WING	681.22	355.38
I WING	655.38	377.38
J WING	674.43	374.38
K WING	648.80	371.38
L WING	648.80	363.38
M WING	648.80	377.38
N WING	648.80	363.38
O WING	648.80	363.38
P WING	648.80	363.38
Q WING	648.80	363.38
R WING	648.80	363.38
Total	12177	385.50
Total	9361.70	5141.19

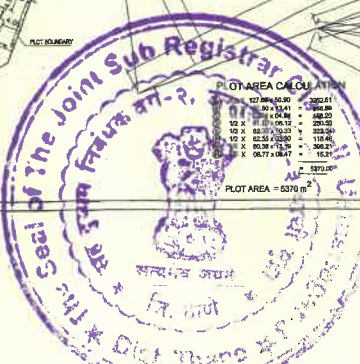
NOTES -
 1. PLOT BOUNDARY SHOWN IN THICK BLACK
 2. PROPOSED WORK SHOWN RED
 3. EXISTING STRUCTURES TO BE DEMOLISHED SHOWN YELLOW
 4. EXISTING STRUCTURES TO BE RE-LOCATED SHOWN HATCHED
 5. ALL DIMENSIONS ARE IN METERS UNLESS NOTED OTHERWISE
 6. ALL EXISTING WALLS ARE 150 MM AND 230 MM W.C. WALLS ARE 150 MM OR 230 MM
 7. TOTAL CONSTRUCTION AREA FOR FLATS IS 1568.50 SQM

DOOR WINDOW SCHEDULE		
NO.	SIZE	DESCRIPTION
D1	1.00 X 2.10	T.W. FRAMED PANELLED DOOR
D2	0.90 X 2.10	FLUSH DOOR
D3	0.75 X 2.10	SAFETY TYPE DOOR
D4	1.60 X 2.10	T.W. FRAMED GLAZED DOOR
W1	1.80 X 1.20	T.W. FRAMED GLAZED WINDOW
W2	1.80 X 1.80	T.W. FRAMED GLAZED WINDOW
W3	0.80 X 0.80	LOUVERED VENTILATOR

DESCRIPTION OF PROPOSAL AND PROPERTY
 PROPOSED DEVELOPMENT WITH AMALGAMATION ADVISED RELOCATED EXISTING STRUCTURES TO BE DEMOLISHED AND RE-LOCATED AT WAPRE PARK, VILLAGE KODAKAPATI, AMBARATHI (16)

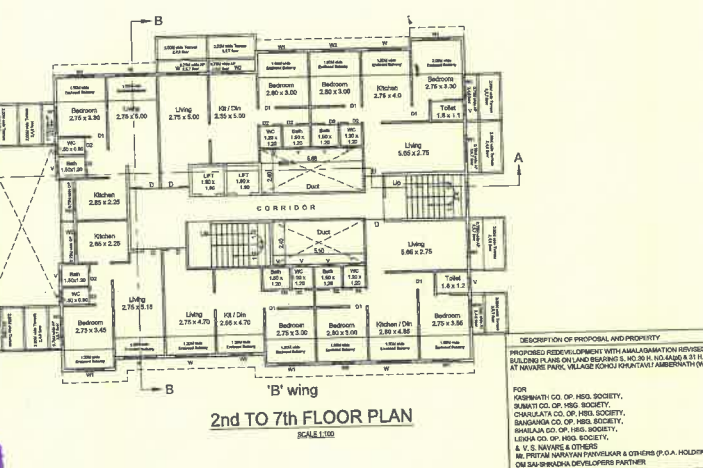
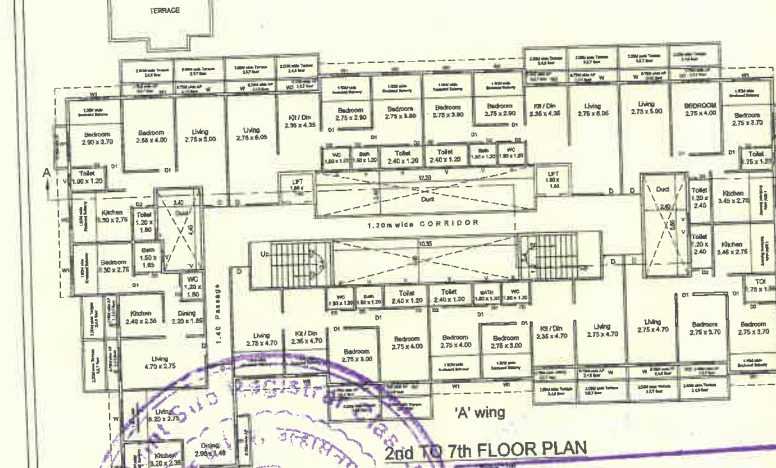
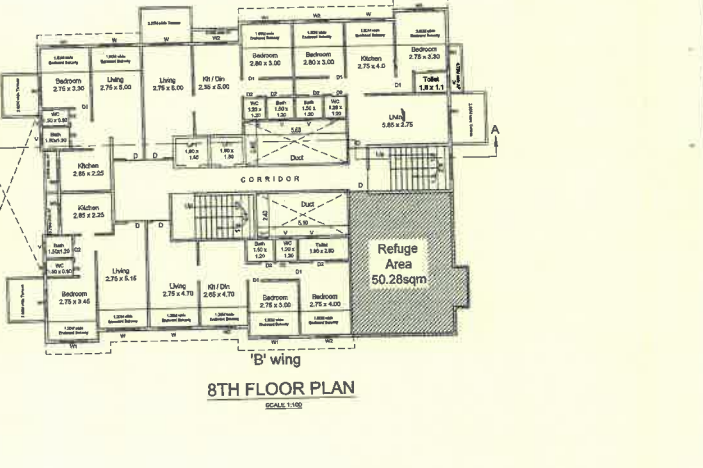
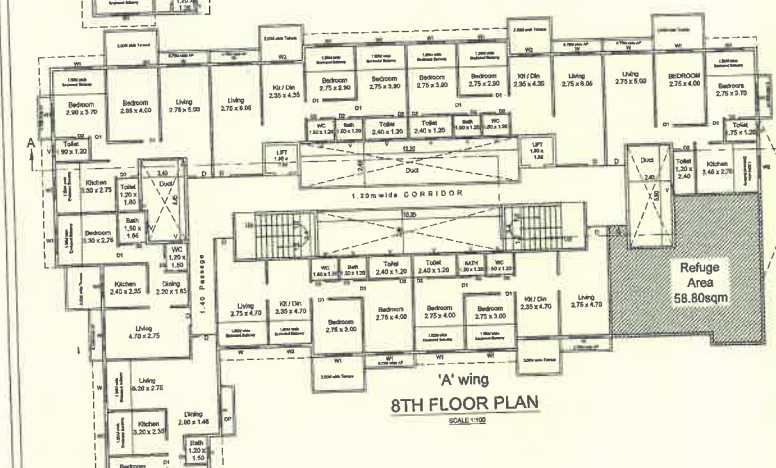
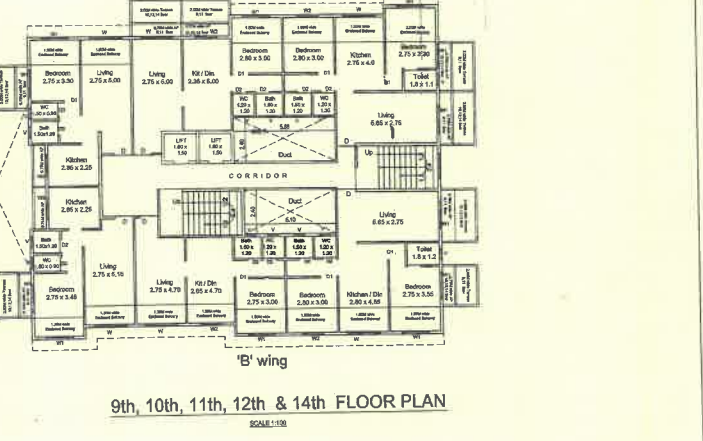
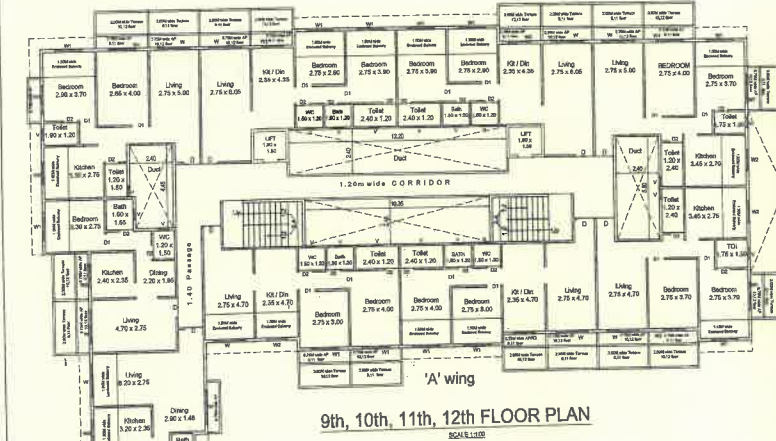
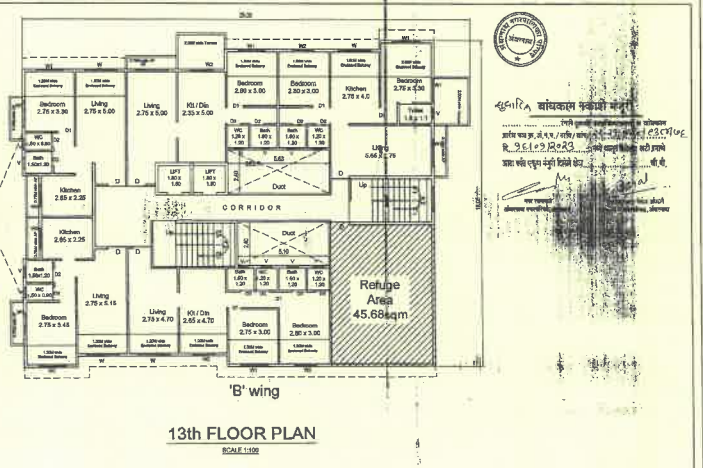
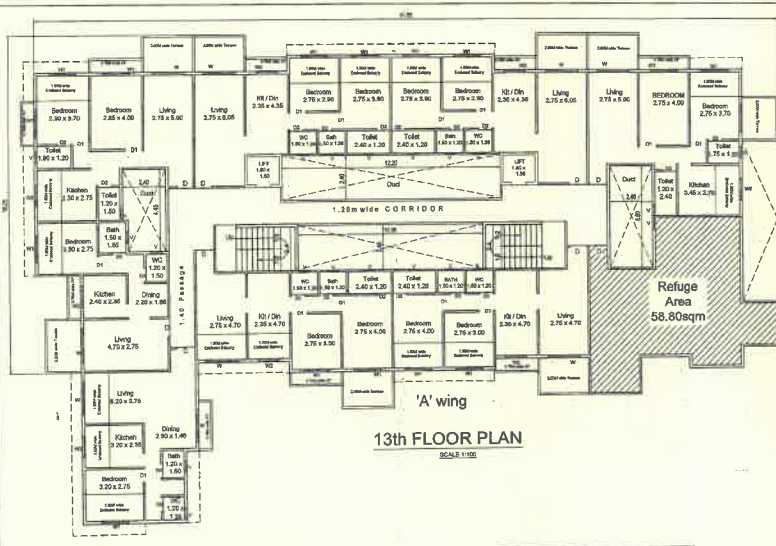
FOR: KODAKAPATI CO. OP. HSG. SOCIETY, SHAMAT CO. OP. HSG. SOCIETY, CHANDRA CO. OP. HSG. SOCIETY, SHAMANGA CO. OP. HSG. SOCIETY, LEENA CO. OP. HSG. SOCIETY, & PRETAM NARAYAN PANEKAR & OTHERS (P.O.A. HOLDERS) OR SHAMANGA DEVELOPERS PARTNER

CONTRACT NO. DATE
 P.O.A. HOLDER
 APPROVED BY: [Signature]
 APPROVED BY: [Signature]



20/08/2018
 34/22

संस्था वाचकाल नकाशा मधील
 सर्व मालकी हक्कांचे अधिकार
 ए. ३५१३५/२०१४ या संख्येने
 या नकाशावर ठेवले आहेत.



उहन - ३
 व. ३५१३५/२०१४
 ३६ ९२२

DESCRIPTION OF PROPOSAL AND PRIORITY
 PROPOSED REDEVELOPMENT WITH AMALGAMATION REVISED
 BUILDING PLAN (LAND BEARING S. NO. 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100) AT NAVRSE PUNE, WILKINSON ROAD (PLOT NO. 10) UNDER THE
 FOR KSRNATH CO. OP. HOUS. SOCIETY,
 CHANDRAYA CO. OP. HOUS. SOCIETY,
 BANAGARA CO. OP. HOUS. SOCIETY,
 BANAGARA CO. OP. HOUS. SOCIETY,
 LERNA CO. OP. HOUS. SOCIETY,
 & V. S. NAVARE & OTHERS
 BY PRITAM HARSHAN PAVANRAJ & OTHERS (P.O.A. HOLDER)
 ONE-SUBDIVISION OF PLOT NO. 10

OWNER'S SIGN
 V.S. NAVARE
 DATE: 18-10-2022

SCALE: 1:100
 SHEET 2 OF 4

