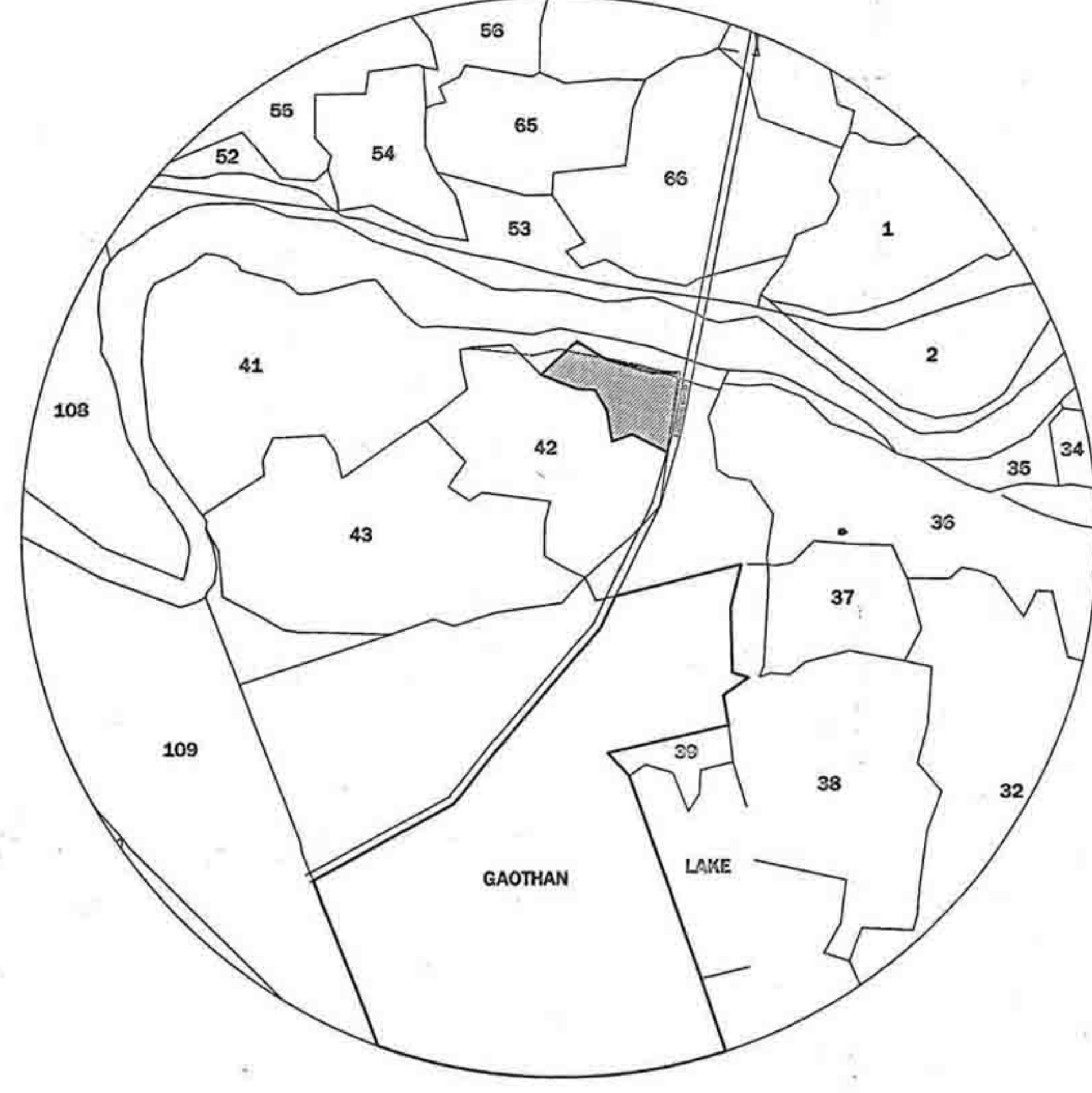


पंचायत समितीचे प्रारंभिक परवानगी प्रमाणपत्र
 पत्रा/सं/१३५६/२०१९ दि. २६/११/२०१९
 मधील सर्व शर्तीची पूर्तता राखून घ्यावी
 इच्छित वेळापत्रक, रजिस्ट्रार, न.व. कोठी, कोल्हापूर
 पंचायत समिती / युवक विकासाचे मंडळ
 Approved By Hon. Commissioner
 Panchayat Municipal Corporation
 P. S. Kulkarni (P. S. Kulkarni)



TERRACE PREMIUM STATEMENT

BUILDING	BUILDING-1	BUILDING-2	TOTAL
PERMISSIBLE TERRACE	0.000	0.000	0.000
PROPOSED TERRACE	0.000	0.000	0.000
EXCESS TERRACE	0.000	0.000	0.000
GRAND TOTAL	0.000	0.000	0.000

BALCONY PREMIUM STATEMENT

BUILDING	BUILDING-1	BUILDING-2	TOTAL
PERMISSIBLE BALCONY	74.303	74.218	148.521
PROPOSED BALCONY	74.303	74.218	148.521
EXCESS BALCONY	0.000	0.000	0.000
GRAND TOTAL	148.604	148.436	297.040

TOTAL BUILT UP AREA SUMMARY IN SQ.MT.

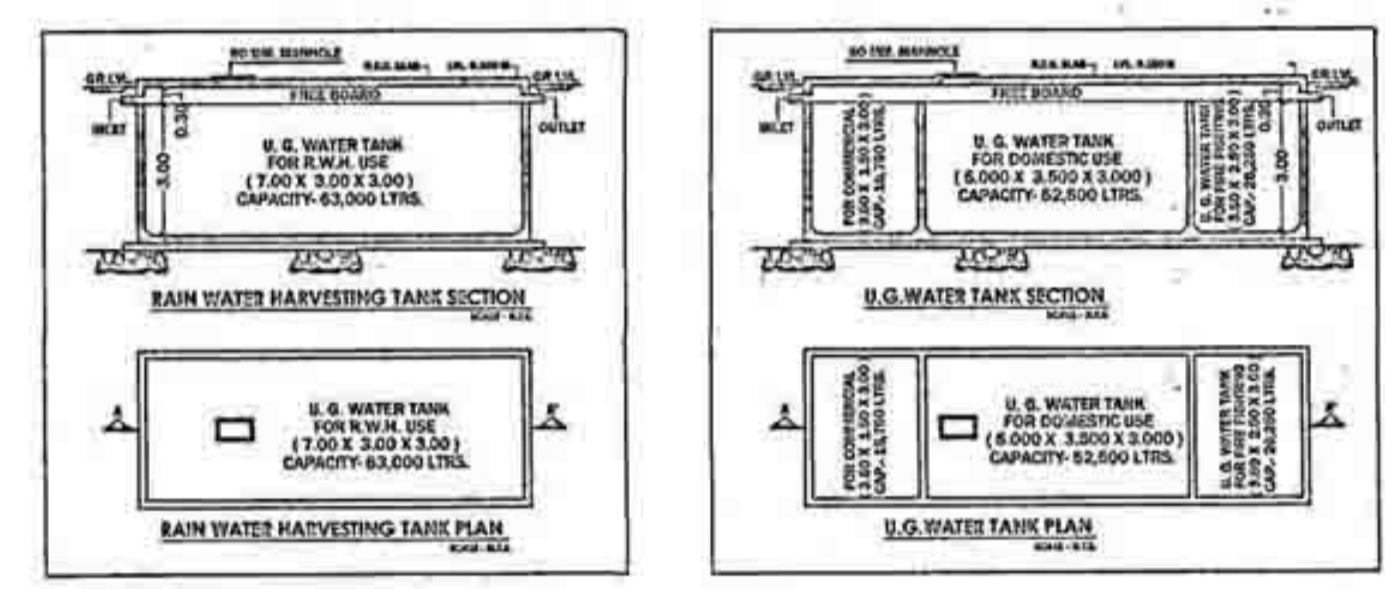
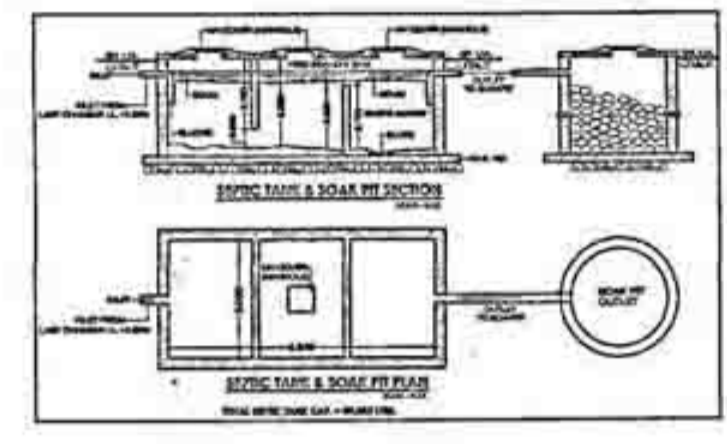
FLOOR	BUILDING NO.-1	BUILDING NO.-2	TOTAL (1+2)
GROUND	382.043	12.560	404.703
FIRST	495.351	189.630	684.981
SECOND	495.351	189.630	684.981
THIRD	495.351	189.630	684.981
FOURTH	495.351	189.630	684.981
FIFTH	495.351	189.630	684.981
SIXTH	495.351	189.630	684.981
SEVENTH	495.351	189.630	684.981
TOTAL	3712.831	739.052	4451.883

PARKING REQUIREMENTS :

TENANT SIZE BUILT-UP AREA	NO. OF TENANTS	REQUIRED CAR PARKING	PROPOSED CAR PARKING	REQUIRED MOTOR CYCLE PARKING	PROPOSED MOTOR CYCLE PARKING	REQUIRED BICYCLE PARKING	PROPOSED BICYCLE PARKING
ABOVE 100 SQ.M.	00	(02 FLATS - 04)	00	(02 FLATS - 02)	00	(02 FLATS - 02)	00
50 TO 100 SQ.M.	24	(03 FLATS - 01)	00	(03 FLATS - 03)	24	(03 FLATS - 03)	24
UP TO 50 SQ.M.	91	(04 FLATS - 00)	00	(04 FLATS - 05)	114	(04 FLATS - 05)	114
300.000 SQ.M. COMMERCIAL	382.043 SQ.M. (100.00 SQ.M. - 01)	04	04	(100.00 SQ.M. - 03)	12	(100.00 SQ.M. - 03)	12
TOTAL REQUIRED		12	12	150	150	150	150
TOTAL PROPOSED		12	12	150	150	150	150

WATER SUPPLY REQUIREMENTS

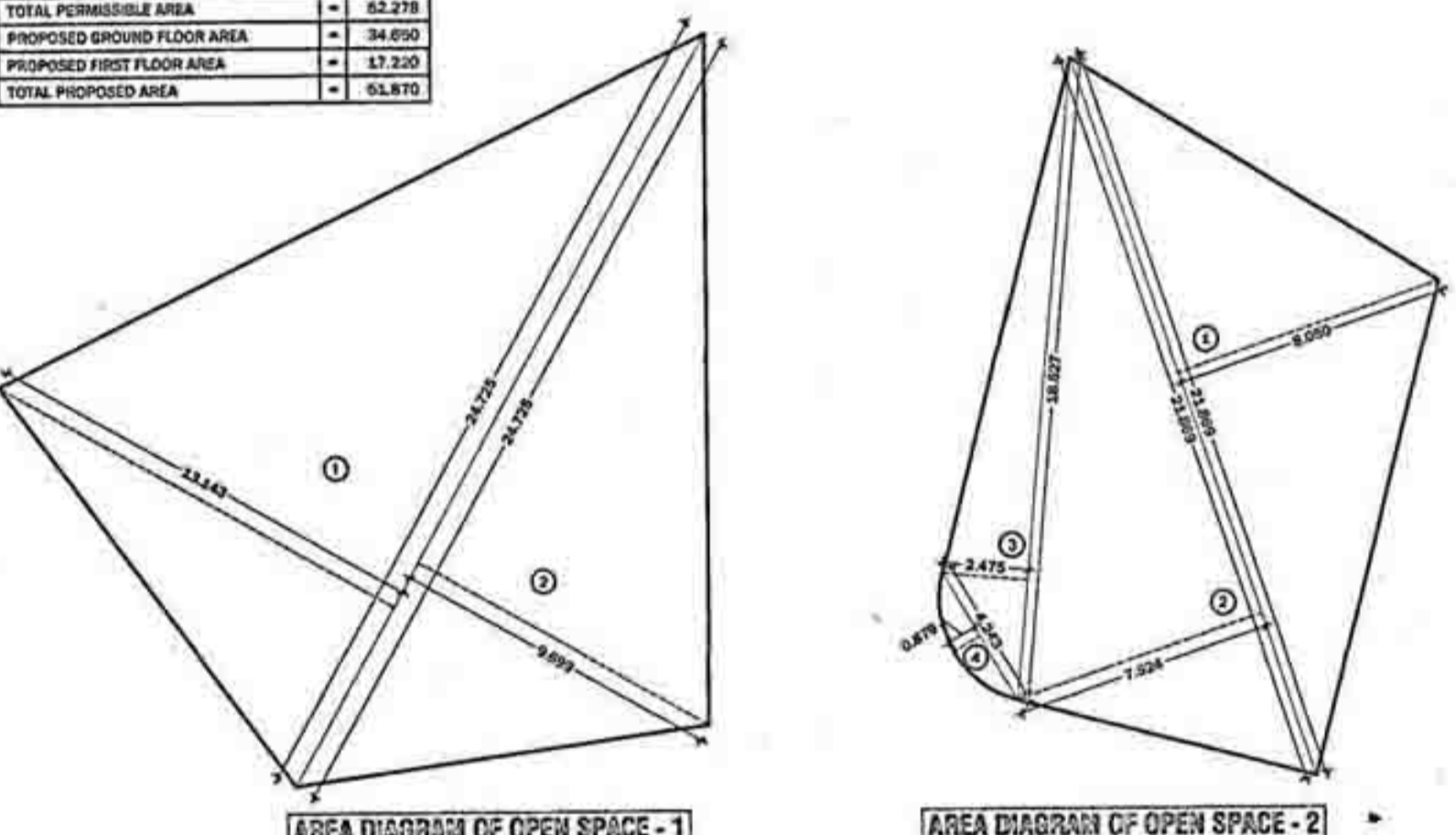
WATER TANK	U/G (50%)	O/H (40%)	U/G	O/H
TOTAL REQUIREMENT	46.575	31.050	4,000	25,000
TOTAL PROPOSED	62.900	43.575	15,750	28,250



CLUB HOUSE AREA STATEMENT

1 AREA OF THE OPEN SPACE	=	348.818
2 PERMISSIBLE GROUND FLOOR AREA (20%)	=	34.882
3 PERMISSIBLE FIRST FLOOR AREA (5%)	=	17.441
4 TOTAL PERMISSIBLE AREA	=	381.141
5 PROPOSED GROUND FLOOR AREA	=	34.882
6 PROPOSED FIRST FLOOR AREA	=	17.441
7 TOTAL PROPOSED AREA	=	52.323

LOCATION PLAN SCALE - N.T.S.



AREA CALCULATION OF OPEN SPACE - 1

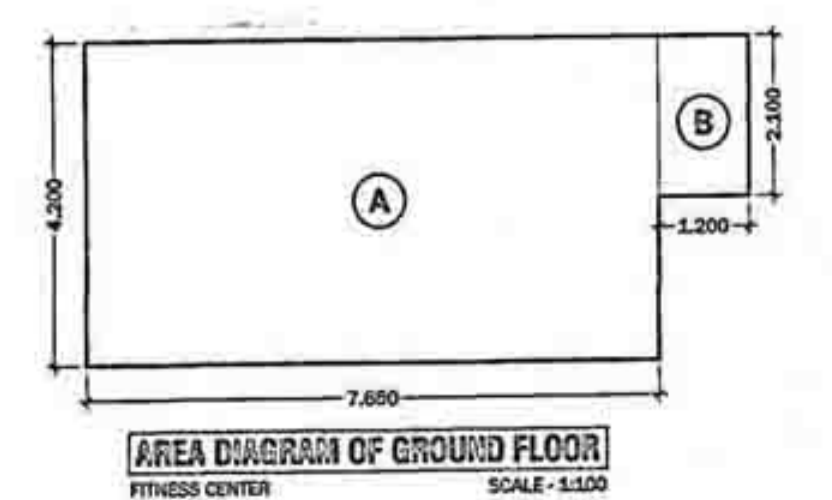
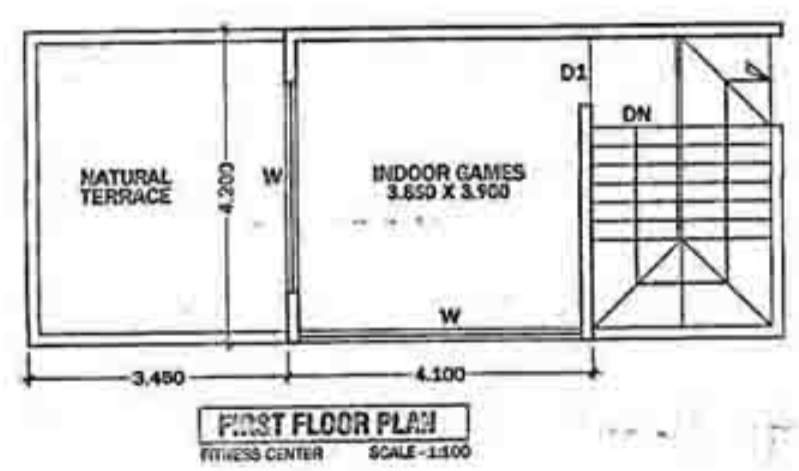
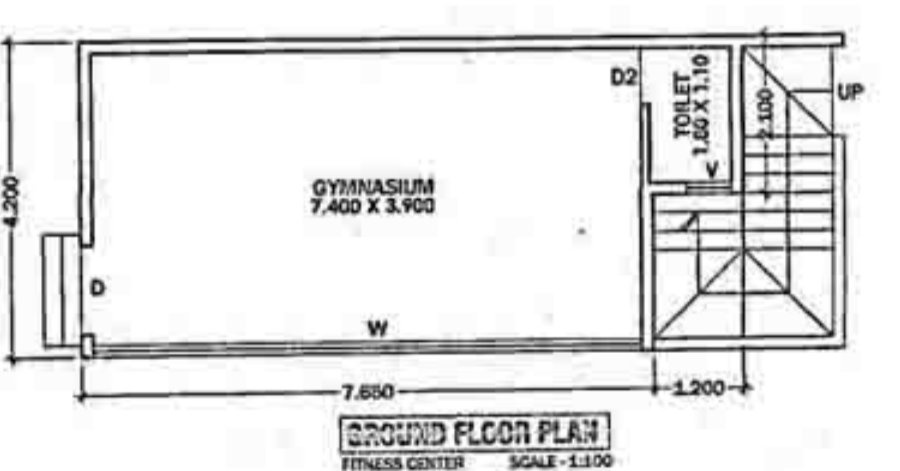
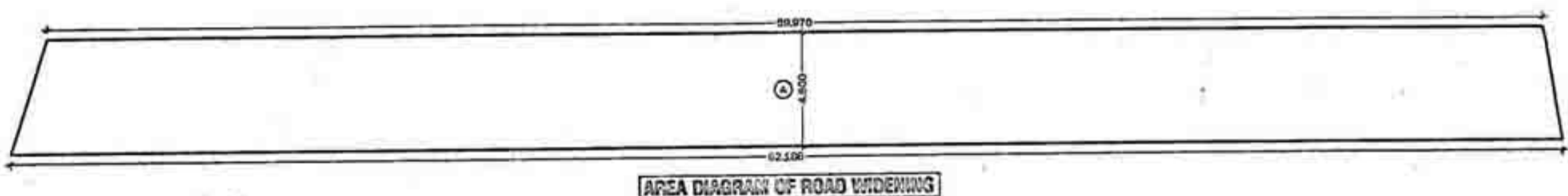
BLOCK DESCRIPTION	LENGTH (mtr)	BREADTH (mtr)	NUMBER OF BLOCKS	AREA (SQ.MT.)
(1)	(1)	(2)	(3)	(4)
1	1 X 1/2	24.725 X 13.143	1	322.480
2	1 X 1/2	24.725 X 8.809	1	217.504
SUBTOTAL A				540.000

AREA CALCULATION OF OPEN SPACE - 2

BLOCK DESCRIPTION	LENGTH (mtr)	BREADTH (mtr)	NUMBER OF BLOCKS	AREA (SQ.MT.)
(1)	(2)	(3)	(4)	(5)
1	1 X 1/2	21.809 X 8.090	1	176.023
2	1 X 1/2	21.809 X 7.534	1	163.711
3	1 X 1/2	18.627 X 2.475	1	46.082
4	1 X 1/2	4.343 X 0.879	1	3.806
SUBTOTAL A				390.622

AREA CALCULATION OF ROAD WIDENING

BLOCK DESCRIPTION	LENGTH (mtr)	BREADTH (mtr)	NUMBER OF BLOCKS	AREA (SQ.MT.)
(1)	(2)	(3)	(4)	(5)
1	(1)	62.156 X 39.970	1	2484.81
SUBTOTAL A				2484.81



FITNESS CENTER OF GROUND FLOOR

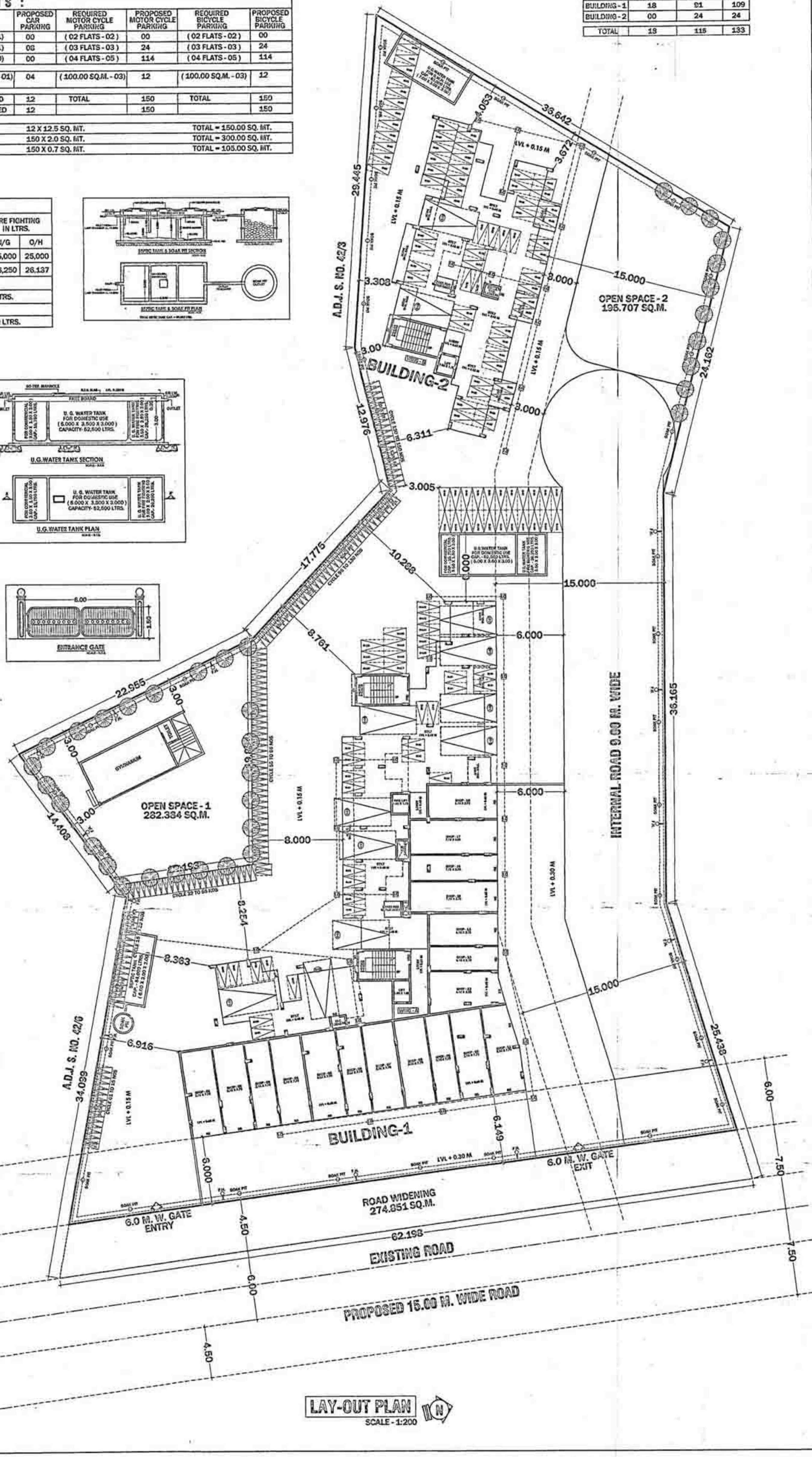
BLOCK DESCRIPTION	LENGTH (mtr)	BREADTH (mtr)	NUMBER OF BLOCKS	AREA (SQ.MT.)
(1)	(2)	(3)	(4)	(5)
A	7.600	4.200	1	31.920
B	5.200	2.300	1	11.960
SUBTOTAL A				43.880

FITNESS CENTER OF FIRST FLOOR

BLOCK DESCRIPTION	LENGTH (mtr)	BREADTH (mtr)	NUMBER OF BLOCKS	AREA (SQ.MT.)
(1)	(2)	(3)	(4)	(5)
A	4.300	2.100	1	9.030
SUBTOTAL A				9.030

AREA CALCULATION OF ROAD WIDENING

BLOCK DESCRIPTION	LENGTH (mtr)	BREADTH (mtr)	NUMBER OF BLOCKS	AREA (SQ.MT.)
(1)	(2)	(3)	(4)	(5)
1	(1)	62.156 X 39.970	1	2484.81
SUBTOTAL A				2484.81



PROFORMA - I

Sl. No.	AREA STATEMENT	SQ. MT.
1	AREA OF PLOT AS PER 7/12 (S.NO.- 42/4A)	1610.000
2	AREA OF PLOT AS PER 7/12 (S.NO.- 42/4B)	1559.000
3	AREA OF PLOT AS PER 7/12 (S.NO.- 42/4A+4B)	3170.000
4	DEDUCTION FOR	
5	(a) Existing Road acquisition Area	0.000
6	(b) Area Of Proposed Road Widening	274.851
7	(c) Any Reservation	0.000
8	TOTAL = (a+b+c)	274.851
9	GROSS AREA OF PLOT (1-2)	3465.143
10	LAYOUT SPACES	
11	(a) Recreational Open Space Required, If any	348.815
12	(b) Recreational Open Space Provided, If any	478.001
13	NET AREA OF PLOT = 100%	3780.000
14	PERMISSIBLE FSI	1.000
15	PERMISSIBLE PREMIUM F.S.I. (20% OF 5)	782.000
16	TOTAL PERMISSIBLE BUILT-UP AREA (5+7)	4511.000
17	PROPOSED BUILT-UP AREA	4511.000
18	EXISTING BUILT-UP AREA	0.000
19	EXCESS BALCONY AREA TAKEN IN FSI	0.000
20	TOTAL PROPOSED BUILT-UP AREA (8+10+11)	4511.000
21	BALANCED BUILT-UP AREA (8-12)	0.117
22	FSI CONSUMED	1.200
23	FSI BALANCED	0.800
24	NUMBER OF UNITS PROPOSED	
25	(a) Residential	115
26	(b) Commercial	13
27	NO. OF TREES REQUIRED TO BE PLANTED	33
28	NO. OF TREES PROPOSED TO BE PLANTED	33

CERTIFICATE OF AREA
 CERTIFIED THAT I/WE HAVE SURVEYED THE PLOT UNDER REFERENCE ON 20th OCTOBER 2017 AT LAND BEARING SURVEY NO.- 42, HISSA NO.- 4A & 4B, VILLAGE - KOYNAVALE, TAL - PANVEL, DIST - RAIGAD, AND THAT THE DIMENSIONS OF THE SIDES ETC. ARE SO WORKED OUT IS 3780.000 SQ.MT.



Signature of Owner: AMITKUMAR B. PATEL
 Signature of Architect: CA/2016/2182

DESCRIPTION OF PROPOSAL & PROPERTY
 PROPOSED RESIDENTIAL BUILDING PERMISSION ON LAND BEARING SURVEY NO.- 42, HISSA NO.- 4A & 4B, VILLAGE - KOYNAVALE, TAL - PANVEL, DIST - RAIGAD.

NAME & SIGNATURE OF THE OWNERS
 OWNER : Shri. Sudam Litraya Patil & Others Ten & Meghath Harihanchandra Alimzar & Others One (P.O.A.H.) M/s. Ridhhi Siddhi Developers Through Mr. Dhanendra D. Rait

For RIDHI SIDDHI DEVELOPERS
 Proprietor

NAME & SIGNATURE OF THE ARCHITECT

DESTINATION ARCHITECTURE INTERIOR DESIGNS
 OFFICE NO.- 12, GROUND FLOOR, GREAT EASTERN SUMMIT WING-B, PLOT NO.- 66, SECTOR- 15, C.B.D. BELAPUR, NAWI MUMBAI, 400514
 Call : 0 22 - 4 0 1 2 6 3 2 8 & 0 22 - 4 1 2 7 6 5 2 3
 www.destinationarchitects.com / destination.ind1@gmail.com