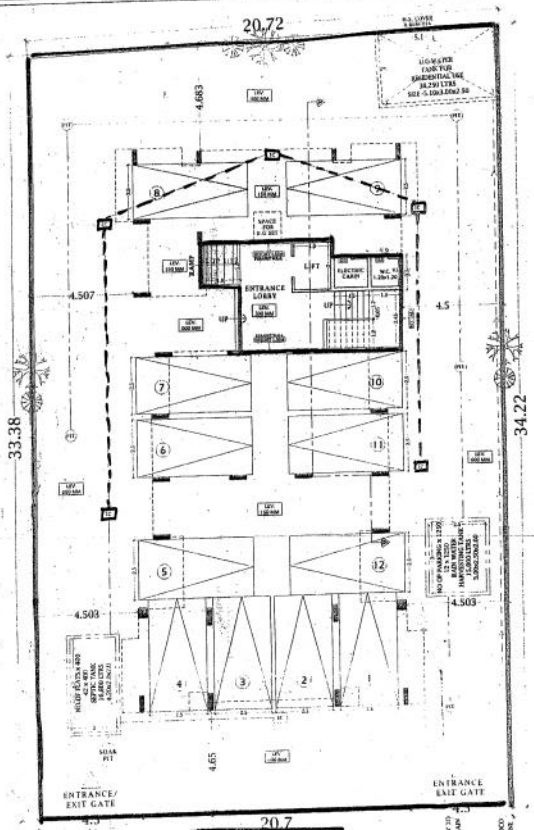
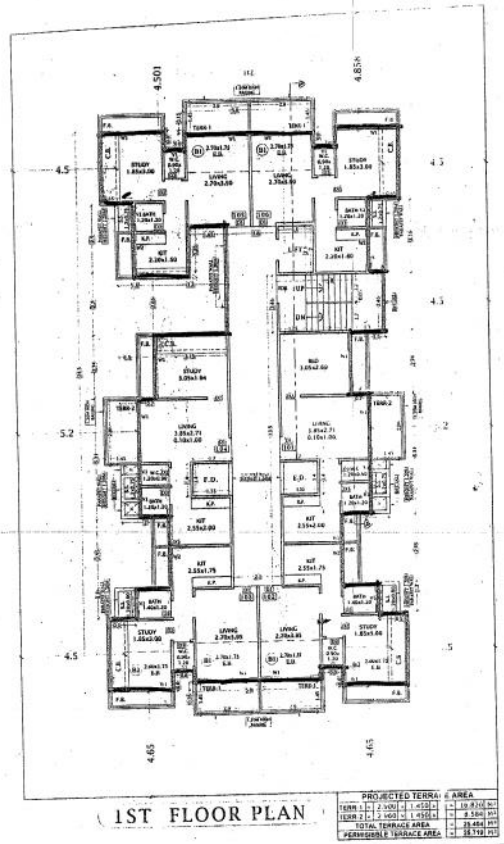
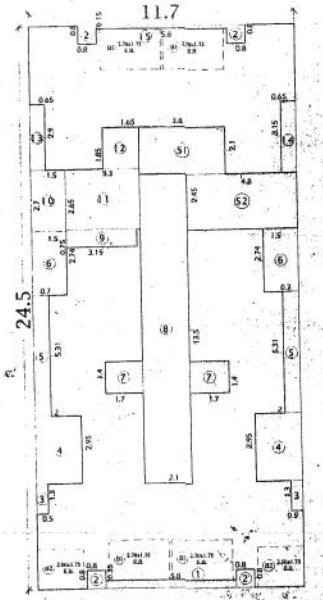


GROUND FLOOR PLAN



1ST FLOOR PLAN

PROJECTED TERRACE AREA			
TERR 1	2.100	1.450	10.870 M²
TERR 2	3.960	1.450	5.586 M²
TOTAL TERRACE AREA			16.456 M²
PERMISSIBLE TERRACE AREA			15.719 M²



AREA DIAGRAM OF 1ST TO 3RD FLOOR

1ST TO 3RDTH FLOOR AREA CALCULATION

AREA OF BLOCK					
1	11.700	× 24.500	× 1	=	286.650 M²

DEDUCTIONS						
1	5.800	× 0.350	× 1	=	2.030	M²
2	0.800	× 0.800	× 4	=	2.560	M²
3	0.500	× 1.500	× 2	=	1.500	M²
4	2.000	× 2.950	× 2	=	11.800	M²
5	0.700	× 5.310	× 2	=	7.434	M²
6	1.500	× 2.740	× 2	=	8.220	M²
7	1.700	× 1.400	× 2	=	4.760	M²
8	2.100	× 13.500	× 1	=	28.350	M²
9	3.150	× 0.750	× 2	=	2.363	M²
10	1.900	× 2.700	× 2	=	4.050	M²
11	3.300	× 2.650	× 1	=	8.745	M²
12	1.650	× 1.850	× 1	=	3.053	M²
13	0.650	× 2.900	× 1	=	1.885	M²
14	0.650	× 3.150	× 1	=	2.048	M²
15	5.800	× 0.150	× 1	=	0.870	M²
TOTAL DEDUCTION					89.468	M²

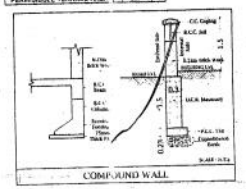
BALCONY DEDUCTIONS						
B1	2.700	× 1.750	× 4	=	18.900	M²
B2	2.000	× 1.750	× 2	=	7.000	M²
TOTAL BALCONY					25.900	M²

STAIR CASE AREA					
S1	1.800	× 2.100	× 1	=	7.980 M²
S2	4.800	× 2.450	× 1	=	11.760 M²
TOTAL AREA					19.740 M²

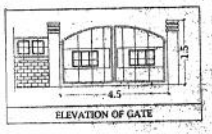
GROSS AREA			
286.650	- 89.468	= 197.182	M²

15% PERMISSIBLE BALCONY			
197.182	× 15 / 115	= 25.719	M²

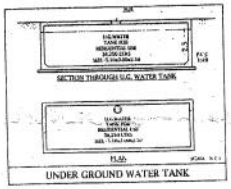
BUILT UP AREA FOR FSI			
197.182 - 19.740 - 25.719	=	151.723	M²
BUILT UP AREA	=	151.723	M²



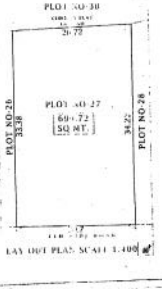
COMPOUND WALL



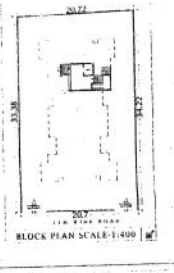
ELEVATION OF GATE



UNDER GROUND WATER TANK



LAY OUT PLAN SCALE 1:400



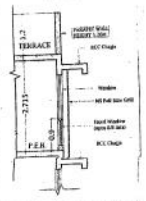
BLOCK PLAN SCALE-1:400

AREA DIAGRAM OF GROUND FLOOR

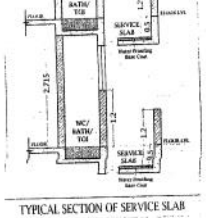
GROUND FLOOR AREA CALCULATION

AREA OF BLOCK					
1	1.500	× 1.500	× 1	=	2.250 M²
BUILT UP AREA -					2.250 M²

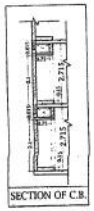
FLOOR	FLAT NO.	CARPET AREA	CB AREA
1	101	27.958	0.000
	102	25.068	2.250
	103	25.868	2.250
	104	25.671	2.288
	105	24.450	1.910
	106	25.110	2.250
2	201	27.958	0.000
	202	25.868	2.250
	203	25.868	2.250
	204	25.671	2.288
	205	24.450	1.910
	206	25.110	2.250
3	301	27.958	0.000
	302	25.868	2.250
	303	25.868	2.250
	304	25.671	2.288
	305	24.450	1.910
	306	25.110	2.250
4	401	27.958	0.000
	402	25.868	2.250
	403	25.868	2.250
	404	25.671	2.288
	405	24.450	1.910
	406	25.110	2.250
5	501	27.958	0.000
	502	25.868	2.250
	503	25.868	2.250
	504	25.671	2.288
	505	24.450	1.910
	506	25.110	2.250
6	601	27.958	0.000
	602	25.868	2.250
	603	25.868	2.250
	604	25.671	2.288
	605	24.450	1.910
	606	25.110	2.250
7	701	27.958	0.000
	702	24.963	1.675
	703	24.963	1.675
	704	25.671	2.288
	705	17.883	0.000
	706	18.393	0.000



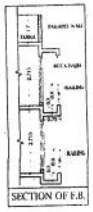
TYPICAL SECTION AT P.E.BALCONY



TYPICAL SECTION OF SERVICE SLAB



SECTION OF C.B.



SECTION OF F.B.

5. DOOR / WINDOW SCHEDULE

DOOR	SIZE	TYPE	WIN	SIZE	TYPE
D1	0.900x2.10	T.W. PANELLED DOOR	W1	1.800x1.20	ALU. SLIDING WIN.
D2	0.900x2.10	T.W. FLUSH DOOR	W2	1.200x1.20	ALU. SLIDING WIN.
D3	0.750x2.10	T.W. FLUSH DOOR	W3	2.700x1.20	ALU. SLIDING WIN.
V1	0.60x6.35	ALU. LOUVERED WIN.	W4	1.200x1.20	ALU. SLIDING WIN.
	0.750x2.10	T.W. FLUSH DOOR	W5	1.200x1.20	ALU. SLIDING WIN.

6. WATER CAPACITY CALCULATION

1. RESIDENTIAL NO. OF FLATS=5 PERSONS=TOTAL 4.400 (4+1)
= 44 x 5 = 350 x 1.5 = 83,000 LTR.
TOTAL WATER SUPPLY REQUIRED = 83,000
U.G. WATER TANK CAPACITY = 40,000 LTRS. (SIZE 5.150x3.000x2.50)
O.H. WATER TANK CAPACITY = 83,000 LTRS. (SIZE 5.150x3.000x2.50)

	DOMESTIC			COMM		TOTAL
	REQ.	PROP.	REQ.	PROP.	REQ.	PROP.
UGT	0	40000	0	3000	0	43000
OHT	83000	83000	25000	25000	108000	108000
TOT	83000	123000	25000	28000	108000	151000

7. PARKING STATEMENT

PARKING STATEMENT	TENAMENTS NOS	PARKING REQ.	PARKING PROP.
1. NOS OF TENAMENTS UPTO 45 M²	42	10.500	11
2. NOS OF TENAMENTS UPTO 90 M²	5	5.000	5
3. NOS OF TENAMENTS ABOVE 90 M²		0.000	0
4. PARKING FOR COMM.1 NO. PER 80 M²	0.000	0.000	0
5. VISITORS PARKING		1.550	1
TOTAL PROP. PARKING		31.550	12

SEAL & STAMP OF APPROVAL

APPROVED SUBJECT TO THE CONDITION MENTIONED IN this CIDCO letter No. CIDCO/TPO(P)/ dtd 22 JUN 2023

Sr. Plnr. (Dev)/TPO
CIDCO of Maharashtra Ltd.
Nirmal Bhavan, 4th Floor,
Plot No. 4, Sector - 11,
CBD-Belapur, Navi Mumbai.

GROUND FLOOR & 1ST FLOOR PLAN

1. AREA STATEMENT

		SQ.M.
1	AREA OF PLOT	699.720
2	PERMISSIBLE F.S.I.	1.500
3	PERMISSIBLE BUA	1049.580
4	PROPOSED BUA	1048.902
5	GROUND FLOOR	2.250
6	FIRST FLOOR	151.723
7	SECOND FLOOR	151.723
8	THIRD FLOOR	151.723
9	FOURTH FLOOR	151.723
10	FIFTH FLOOR	151.723
11	SIXTH FLOOR	151.723
12	SEVENTH FLOOR	136.314
13	TOTAL PROPOSED BUA	1048.902
14	BALANCE AREA	0.678
15	F.S.I. CONSUMED	1.499
16	TOTAL PROPOSED RESI. AREA	1048.902
17	TOTAL PROPOSED COMM. AREA	0.000
18	TOTAL PROPOSED BUILT AREA	227.319
19	TOTAL HT. OF BLDG. (AS PER GDCR)	21.705
20	TOTAL HT. OF BLDG. (AVIATION NORMS)	27.655
21	NO. OF LIFT PROVIDED	1
22	NO. OF COMM. UNITS PROVIDED	0
23	NO. OF RESI. UNITS PROVIDED	42
24	NO. OF TREE PROP. TO BE PLANTED	7

2. BUA STATEMENT

FLOOR	B.U.A.	STAIR	B/S	PER. WALL	PROJ. BAL.	SBUILT	TOTAL
GROUND	2.250	0.000	0.000	0.000	0.000	2.250	2.250
FIRST	151.723	19.740	25.719	15.600	25.900	197.182	197.182
SECOND	151.723	19.740	25.719	15.600	25.900	197.182	197.182
THIRD	151.723	19.740	25.719	15.600	25.900	197.182	197.182
FOURTH	151.723	19.740	25.719	15.600	25.900	197.182	197.182
FIFTH	151.723	19.740	25.719	15.600	25.900	197.182	197.182
SIXTH	151.723	19.740	25.719	15.600	25.900	197.182	197.182
SEVENTH	136.314	19.740	25.719	15.600	25.900	183.013	183.013
TOTAL	1048.902	137.720	179.033	109.200	181.300	1457.222	1731.635

3. BALCONY ENCLOSURE PREMIUM

FLOOR	SR	SIZE	NO	AREA	PL	RATE	AMOUNT
LST RD	B1	2.700 x 1.750	4	4.725	M²	800	3800
2ND	B2	2.000 x 1.750	2	3.500	M²	800	1600
4TH	B1	2.700 x 1.750	4	4.995	M²	800	1600
	B2	2.000 x 1.750	2	4.000	M²	800	3200
5TH TO 6TH	B1	2.700 x 1.750	4	3.543	M²	800	6400
	B2	2.000 x 1.750	2	3.109	M²	800	3200
	B3	2.719 x 1.400	2	2.718	M²	800	3200
	B4	1.650 x 1.400	2	1.650	M²	800	1600
	B5	2.700 x 1.400	2	1.800	M²	800	1600
7TH	B1	2.700 x 2.000	4	5.400	M²	1200	4800
	B2	2.000 x 1.950	2	3.700	M²	800	1600
	B3	1.719 x 1.000	2	1.750	M²	800	1600
	B4	1.150 x 1.200	2	1.150	M²	800	1600
	B5	2.719 x 1.800	2	6.870	M²	800	1600
	B6	2.050 x 1.900	2	2.080	M²	800	800
	B7	2.690 x 1.000	1	2.690	M²	800	800
	B8	1.450 x 1.850	1	3.053	M²	800	800
	B9	1.800 x 1.850	2	3.330	M²	800	800
TOTAL							52800

4. LIGHT & VENTILATION STATEMENT

ROOM	ROOM M²	REQ. WIN M²	PRO. WIN M²	TYPE OF WIN	UNIT NO
LIVING	10.765	1.794	3.780	W1	102
BED	5.385	1.307	3.780	W1	101
STUDY	5.550	0.925	3.780	W1	103
KITCHEN	4.462	0.744	2.520	W2	102
BATH	1.980	0.330	0.540	V1	102
W.C.	1.980	0.330	0.540	V1	102

PROJECT

DEVELOPMENT PERMISSION FOR PROPOSED RESIDENTIAL BUILDING (12.5% SCHEME) ON PLOT NO - 27, SECTOR - 16, TALOJA, NAVI MUMBAI.

THIS IS TO CERTIFY THAT WE HAVE ACTUALLY VERIFIED THE DIMENSIONS OF THE PLOT, SAME ARE CHECKED AS PER THE DEMARCATION PLAN ENCLOSED WITH AGREEMENT TO LEASE.

NOTE : PARKING WILL BE PROVIDED TO ALL F.P. & SHOPS.

For SRI VARI BUILDERS

Partners

SRI VARI BUILDERS
ARCHITECTS

ATUL PATEL
ARCHITECTS

Studio #1209, The Landmark, Plot no. 26A, Sector-7, Kharghar, Navi Mumbai - 410210
E : info@atulpatelarchitects.com T : 022 - 27746841 - 42

SCALE 1:100 | DRAWING NO. 1/4