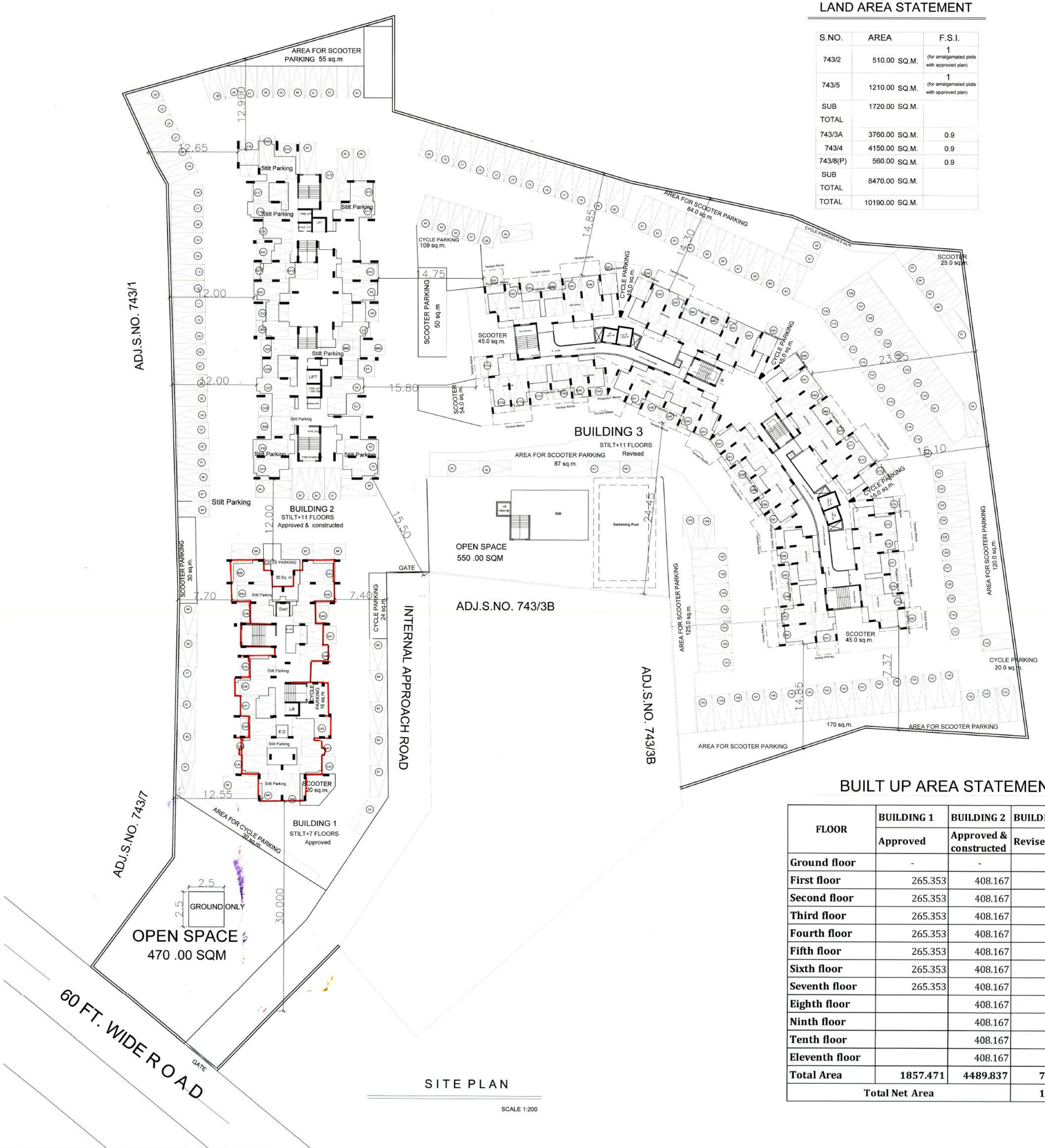
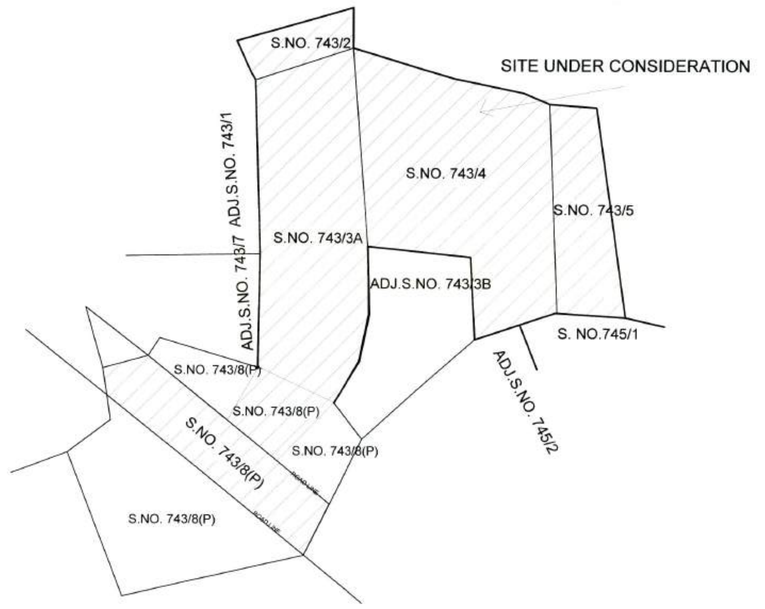
LAND AREA STATEMENT

S.NO.	AREA	F.S.I.
743/2	510.00 SQ.M.	1 (for amalgamated plots with approved plan)
743/5	1210.00 SQ.M.	1 (for amalgamated plots with approved plan)
SUB TOTAL	1720.00 SQ.M.	
743/3A	3760.00 SQ.M.	0.9
743/4	4150.00 SQ.M.	0.9
743/8(P)	560.00 SQ.M.	0.9
SUB TOTAL	8470.00 SQ.M.	
TOTAL	10190.00 SQ.M.	



SITE PLAN

SCALE 1:200



LOCATION PLAN

SCALE 1:1000

PARKING AREA STATEMENT (BLDG.NO.1,2 & 3)

TYPES OF TENEMENTS	NO. OF TENEMENTS		PARKING REQUIRED BY REGULATION			PARKING PROPOSED		
			CAR	SCOOTER	BICYCLE	CAR	SCOOTER	BICYCLE
UPTO 50.00 SQ.M.	339 NOS.	FOR EVERY 4 TENAMENTS	NIL —	5 FOR 4 TENAMENTS 424 NOS.	424 NOS.	265 NOS.	424 NOS. 900 SQ.M.	424 NOS. 300 SQ.M.
50.00 to 100.00 SQ.M.	—	FOR EVERY 3 TENAMENTS	1 —	3 FOR 3 TENAMENTS —	—	—	—	—
ABOVE 100.00 SQ.M.	—	FOR EVERY 2 TENAMENTS	1 —	2 FOR 2 TENAMENTS —	—	—	—	—

TYPES OF TENEMENTS	TYPES OF VEHICLES	NO. OF TENEMENTS	PARKING REQUIRED BY REGULATION	PROPOSED PARKING BY REGULATION	AREA REQUIRED & PROPOSED IN SQ.M.
ABOVE 50.00 SQ.M.	CARS	--------	--------	--------	--------
UPTO 50.00 SQ.M.	SCOOTER / MOTOR CYCLE	339 NOS. (upto 50.00 sqm)	424 NOS.	424 NOS.	1.00 X 2.00 = 2.00 SQ.M. 2.00 SQ.M. X 424 NOS. = 848.00 SQ.M.
UPTO 50.00 SQ.M.	CYCLE	339 NOS. (upto 50.00 sqm)	424 NOS.	424 NOS.	0.50 X 1.40 = 0.7 SQ.M. 0.7 SQ.M. X 424 NOS. = 296.8 SQ.M.

BUILT UP AREA STATEMENT

FLOOR	BUILDING 1 Approved	BUILDING 2 Approved & constructed	BUILDING 3 Revised
Ground floor	-	-	-
First floor	265.353	408.167	718.252
Second floor	265.353	408.167	710.585
Third floor	265.353	408.167	710.585
Fourth floor	265.353	408.167	710.585
Fifth floor	265.353	408.167	710.585
Sixth floor	265.353	408.167	710.585
Seventh floor	265.353	408.167	710.585
Eighth floor		408.167	710.585
Ninth floor		408.167	710.585
Tenth floor		408.167	710.585
Eleventh floor		408.167	710.585
Total Area	1857.471	4489.837	7824.102
Total Net Area			14171.41

BUILT UP AREA STATEMENT			
1	LAND AREA OF S.NO. 743/4, 743/3A, 743/8(P)	8470	sq.m
2	F.S.I.	0.9	
3	Permissible b.u.a on above Land in Sr. No. 1	7623	sq.m
4	LAND AREA OF S.NO. 743/2, 743/5	1720	sq.m
5	F.S.I.	1	
6	Permissible b.u.a	1720	sq.m
7	Land Area Sr. No. 3 + Sr. No. 6	9343	sq.m
8	Area of S.No 743/8 under D.P. Road	1564	sq.m
9	Net Plot Area	10907	sq.m
10	F.S.I.(Road width above 18m)	1.1	
11	Permissible b.u.a	11997.7	sq.m
12	Additional (0.2) with premium on Net Plot Area	2181.4	sq.m
13	**NET PERMISSIBLE B.U.A**	**14179.1**	**sq.m**
14	**TOTAL PROPOSED B.U.A**	**14171.41**	**sq.m**
15	Open space required (10%)	1019	sq.m
16	Open space provided	1020	sq.m

STAMP OF APPROVAL 1/7

A	AREA STATEMENT	SQM
1	AREA OF PLOT	10190.00 sqm
2	DEDUCTION FOR a) ROAD (SET BACK AREA) b) PROPOSED ROAD c) ANY RESERVATION TOTAL (a+b+c)	
3	NET GROSS AREA OF PLOT	AS SHOWN
4	RECREATION GROUND AS PER REGULATION 29	
5	NET AREA OF PLOT (3-4)	
6	ADDITION FOR F.S.I (2a,2b)	
7	TOTAL AREA (5+6)	
8	F.S.I PERMISSIBLE	
9	F.S.I CREDIT AVAILABLE BY DEVELOPMENT RIGHT (Restricted to 40% of the balance area vide3 above)	
10	PERMISSIBLE FLOOR AREA (7x8)+9	AS SHOWN
11	EXISTING FLOOR AREA	
12	PROPOSED FLOOR AREA	
13	EXCESS BALCONY AREA TAKEN IN F.S.I.(as per B(c)	
14	TOTAL BUILT UP AREA PROPOSED (11+12+13)	
15	F.S.I CONSUMED	
B	BALCONY AREA STATEMENT	
a	PERMISSIBLE BALCONY AREA PER FLOOR	AS SHOWN
b	PROPOSD BALCONY AREA PER FLOOR	
c	EXCESS BALCONY AREA (TOTAL)	
C	TENEMENT AREA STATEMENT	
a	NET AREA OF ITEM A (12) ABOVE	
b	LESS DEDUCTION OF NON RESIDENTIAL AREA (shop etc.)	
c	AREA OF TENEMENTS (a-b)	
d	TENEMENTS PERMISSIBLE	
e	TENEMENTS PROPOSED	
f	TENEMENT EXISTING	
g	TOTAL TENEMENTS	
D	PARKING AREA STATEMENT	
a	PARKING REQUIRED BY REGULATION CAR SCOOTER / MOTOR CYCLE CYCLE OUTSIDERS	
b	GARAGES PERMISSIBLE	
c	GARAGES PROPOSED CAR SCOOTER / MOTOR CYCLE CYCLE OUTSIDERS	

CERTIFICATE OF AREA

CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON _____ AND DIMENSIONS OF SIDES ETC. OF PLOT STATED ON PLAN AREA AS MEASURED ON SITE AND THE AREA WORKED OUT TALLIES WITH AREA STATED IN DOCUMENTS / T.P.SCHEME RECORDS / LAND RECORD DEPT. / CITY SURVEY RECORDS / DEVELOPMENT PLAN.

SIGNATURE

PROPOSED RESIDENTIAL BUILDINGS ON S. NO.743/2,743/3A, 743/4,743/5,743/8(P), AT VILLAGE PANVEL, TALUKA - PANVEL,DIST - RAIGAD.

SIGN OF OWNER

SIGN OF ARCHITECT

VASTUKALP
ARCHITECT
R.C.C. CONSULTANT
APPROVED VALUER
LAND & PROJECT CONSULTANT
Head Office : Unit 101, 102, Susheel Pride, Near Garden Hotel, Panvel. 410206, Phone/Fax : 022-27450651
Branch Office : Sai Ashirvad, Shop No. 5, Near Alibag Municipal Council, Balaji Naka, Alibag, Phone/Fax : 02141-225574

SCALE		CKED. BY	
DATE	15-09-2017	JOB NO.	
DRN. BY		DRG. NO.	
REVISION			

N

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