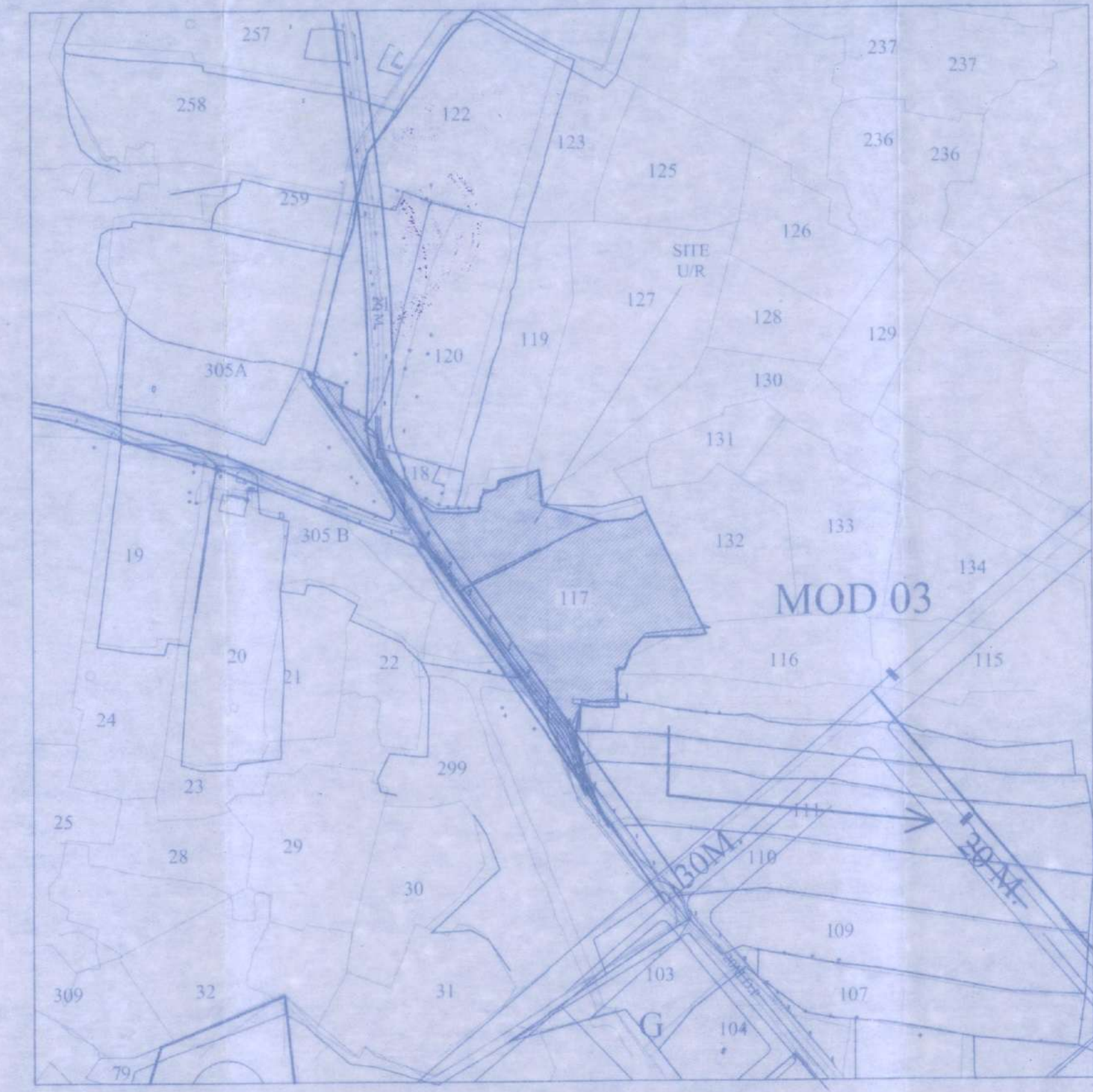


| PROPOSED BUILT UP AREA STATEMENT |               |                          |                   |              |                  |                   |                  |                   |                  |                  |                    |                     |              |
|----------------------------------|---------------|--------------------------|-------------------|--------------|------------------|-------------------|------------------|-------------------|------------------|------------------|--------------------|---------------------|--------------|
| BUILDING NO.                     | BUILDING TYPE | NO OF FLOOR              | HIGHT OF BUILDING | GROUND FLOOR | FIRST FLOOR AREA | SECOND FLOOR AREA | THIRD FLOOR AREA | FOURTH FLOOR AREA | FIFTH FLOOR AREA | SIXTH FLOOR AREA | SEVENTH FLOOR AREA | TOTAL BUILT UP AREA | NO. OF UNITS |
| BUILDING NO - 1                  | TYPE - A      | (GR(P,T)+STILT(P,T)+7TH) | 23.40 M.          | 334.02       | 492.91           | 492.91            | 492.91           | 492.91            | 492.91           | 492.91           | 492.91             | 3784.39             | 1            |
| BUILDING NO - 2                  | TYPE - B      | (GR(P,T)+STILT(P,T)+7TH) | 23.40 M.          | 390.64       | 485.44           | 485.44            | 485.44           | 485.44            | 485.44           | 485.44           | 485.44             | 3788.72             | 1            |
| BUILDING NO - 3                  | TYPE - B1     | (GR(P,T)+STILT(P,T)+7TH) | 23.40 M.          | 194.23       | 485.44           | 485.44            | 485.44           | 485.44            | 485.44           | 485.44           | 485.44             | 3592.31             | 1            |
| BUILDING NO - 4                  | TYPE - C      | (STILT+7TH)              | 23.40 M.          | 0.00         | 319.29           | 319.29            | 319.29           | 319.29            | 319.29           | 319.29           | 319.29             | 2235.03             | 1            |
| BUILDING NO - 5                  | TYPE - D      | (GR(P,T)+STILT(P,T)+1ST) | 6.30 M.           | 394.20       | 485.21           | 0.00              | 0.00             | 0.00              | 0.00             | 0.00             | 0.00               | 879.41              | 1            |
| BUILDING NO - 6                  | TYPE - E      | (GR(P,T)+STILT(P,T)+1ST) | 6.30 M.           | 148.86       | 393.75           | 0.00              | 0.00             | 0.00              | 0.00             | 0.00             | 0.00               | 542.61              | 1            |
| BUILDING NO - 7                  | TYPE - F      | (STILT+1ST)              | 6.30 M.           | 42.25        | 411.79           | 0.00              | 0.00             | 0.00              | 0.00             | 0.00             | 0.00               | 454.04              | 1            |
| BUILDING NO - 8                  | TYPE - G      | (GR(P,T)+STILT(P,T)+1ST) | 6.30 M.           | 214.84       | 482.40           | 0.00              | 0.00             | 0.00              | 0.00             | 0.00             | 0.00               | 677.24              | 1            |
| BUILDING NO - 9                  | TYPE - H      | (STILT+1ST)              | 6.30 M.           | 45.33        | 284.30           | 0.00              | 0.00             | 0.00              | 0.00             | 0.00             | 0.00               | 329.63              | 1            |
| BUILDING NO - 10                 | TYPE - I      | (STILT+1ST)              | 6.30 M.           | 0.00         | 317.89           | 0.00              | 0.00             | 0.00              | 0.00             | 0.00             | 0.00               | 317.89              | 1            |
| BUILDING NO - 11                 | TYPE - I1     | (STILT+1ST)              | 6.30 M.           | 0.00         | 317.89           | 0.00              | 0.00             | 0.00              | 0.00             | 0.00             | 0.00               | 317.89              | 1            |
| BUILDING NO - 12                 | TYPE - J      | (STILT+1ST)              | 6.30 M.           | 0.00         | 421.13           | 0.00              | 0.00             | 0.00              | 0.00             | 0.00             | 0.00               | 421.13              | 1            |
| BUILDING NO - 13                 | TYPE - J1     | (STILT+1ST)              | 6.30 M.           | 0.00         | 421.13           | 0.00              | 0.00             | 0.00              | 0.00             | 0.00             | 0.00               | 421.13              | 1            |
| BUILDING NO - 14                 | TYPE - K      | (STILT+1ST)              | 6.30 M.           | 0.00         | 488.80           | 0.00              | 0.00             | 0.00              | 0.00             | 0.00             | 0.00               | 488.80              | 1            |
| TOTAL AREA BUILDING NO - 1 TO 14 |               |                          |                   | 1764.37      | 5787.37          | 1783.08           | 1783.08          | 1783.08           | 1783.08          | 1783.08          | 1783.08            | 18250.22            | 14           |

| TOTAL BUILT UP AREA STATEMENT<br>COMMERCIAL & RESIDENTIAL |          |
|-----------------------------------------------------------|----------|
| TOTAL COMMERCIAL BUILT UP AREA                            | 1253.24  |
| TOTAL RESIDENTIAL BUILT UP AREA                           | 16996.98 |
| TOTAL                                                     | 18250.22 |



VP-6841

LAYOUT SHEET - 1/16

THIS PLAN SHALL NOT BE CONSIDERED AS PROOF OF OWNERSHIP FOR ANY DISPUTES IN ANY COURT OF LAW.

Approved as amended in this office Letter No. VVCMC/TP/2022/132 dated 03.11.2023.

COMMISSIONER  
VASA-VIRAR CITY MUNICIPAL CORPORATION  
Virar (East), Pin No. 401 305, Dist. Palghar.

Certified that the above permission is issued by Commissioner VVCMC, Virar.

Deputy Director,  
VVCMC, Virar.

| PROFORMA - I<br>AREA STATEMENT                                                      |                 |
|-------------------------------------------------------------------------------------|-----------------|
| 1. Area of plot                                                                     |                 |
| (a) Minimum area of a, b, c to be considered                                        | 28330.00        |
| (b) As per ownership document (Title, CTS, extract)                                 | 31483.95        |
| (c) As per measurement sheet                                                        | 28346.19        |
| (d) As per site                                                                     | 28346.19        |
| 2. Deductible for                                                                   |                 |
| (a) Proposed 20 M. D.P. ROAD                                                        | 2609.65         |
| (b) Any D.P. Reservation area                                                       | 0               |
| (c) Area Under Channel Area                                                         | 3600.00         |
| (d) Area under                                                                      | 24729.63        |
| 3. Balance area of plot (1-2)                                                       |                 |
| (a) Required                                                                        | 1236.49         |
| (b) Adjustment of 30% of area                                                       | 1237.31         |
| (c) Balance Proposed                                                                | 1237.31         |
| 4. Net Plot Area (3-4 (c))                                                          | 23492.62        |
| 5. Recreational Open space                                                          |                 |
| (a) Required                                                                        | 23492.26        |
| (b) Proposed                                                                        | 23524.54        |
| 6. Internal Road area                                                               | 0.00            |
| 7. Platable area (if applicable)                                                    |                 |
| 8. Private basic (Factor of F.S.I.)                                                 |                 |
| 9. Built up area with reference to Basic F.S.I. as per road width                   | 23492.62        |
| (a) Proposed                                                                        |                 |
| (b) As per F.S.I.                                                                   |                 |
| 10. Addition of F.S.I. on payment of premium                                        |                 |
| (a) Maximum permissible premium (F.S.I. based on road width, TOD Zone)              | 0.00            |
| (b) Proposed F.S.I. on payment of premium                                           | 0.00            |
| 11. In-situ F.S.I. / TOD loading                                                    |                 |
| (a) Existing area against D.P. road (20 m x 20 m x 20 m)                            | 0.00            |
| (b) In-situ area against Amenity Space (if loaded over 12.00 m x 12.00 m x 12.00 m) | 0.00            |
| (c) TOD area                                                                        | 0.00            |
| (d) Total in-situ / TOD loading proposed (11 (a)+(b)+(c))                           | 0.00            |
| 12. Additional F.S.I. area under Chapter No. 7                                      | 0.00            |
| 13. Total entitlement of F.S.I. in the proposal                                     | 23492.62        |
| (a) (9 + 10(b)) (11(d)) or 12 whichever is applicable                               | 23492.62 x 0.60 |
| (b) Ancillary Area F.S.I. upto 60% with payment of charges                          | 14095.57        |
| (c) Total entitlement (a+b)                                                         | 37588.19        |
| 14. Total Built-up Area in the proposal (excluding area of St.No.17 M)              |                 |
| (a) Proposed Built-up Area (as per P-406)                                           | 18250.22        |

Certificate

Certified that the plot under reference was surveyed by me on 19/01/2023 and the dimensions of sides etc. of plot stated on plan are as measured on site and the area so worked out tallies with the area stated in document of ownership.

Signature  
HARDIK DINESH PATIL

Owners Declaration

I/We undersigned hereby confirm that I/We would abide by plans approved by Authority / Collector. I/We would execute the structure as per approved plans. Also I/We would execute the work under supervision of proper technical person so as to ensure the quality and safety of the work site.

Owner  
MR. DEVENDRA KHEMRAJ JAIN

CONTENT OF SHEET

LAYOUT PLAN, LOCATION PLAN, FLOOR PLANS, SECTION ELEVATIONS, AREA STATEMENTS, SCHEDULE OF OPENING LIGHT & VENTILATION, LINE DIAGRAM

DISCRIPTION OF PROPOSAL & PROPERTY

PROPOSED RESIDENTIAL BUILDING WITH SHOPLINE AS PER EWS/LIG SCHEME ON LAND BEARING S.NO. 117, H.NO. 1/2 OF VILLAGE - DONGRE, TAL - VASAI, DIST - PALGHAR

JOB NO. DRAWING NO. DATE

1 10/08/2023

SCALE CHECKED BY DRAWN BY

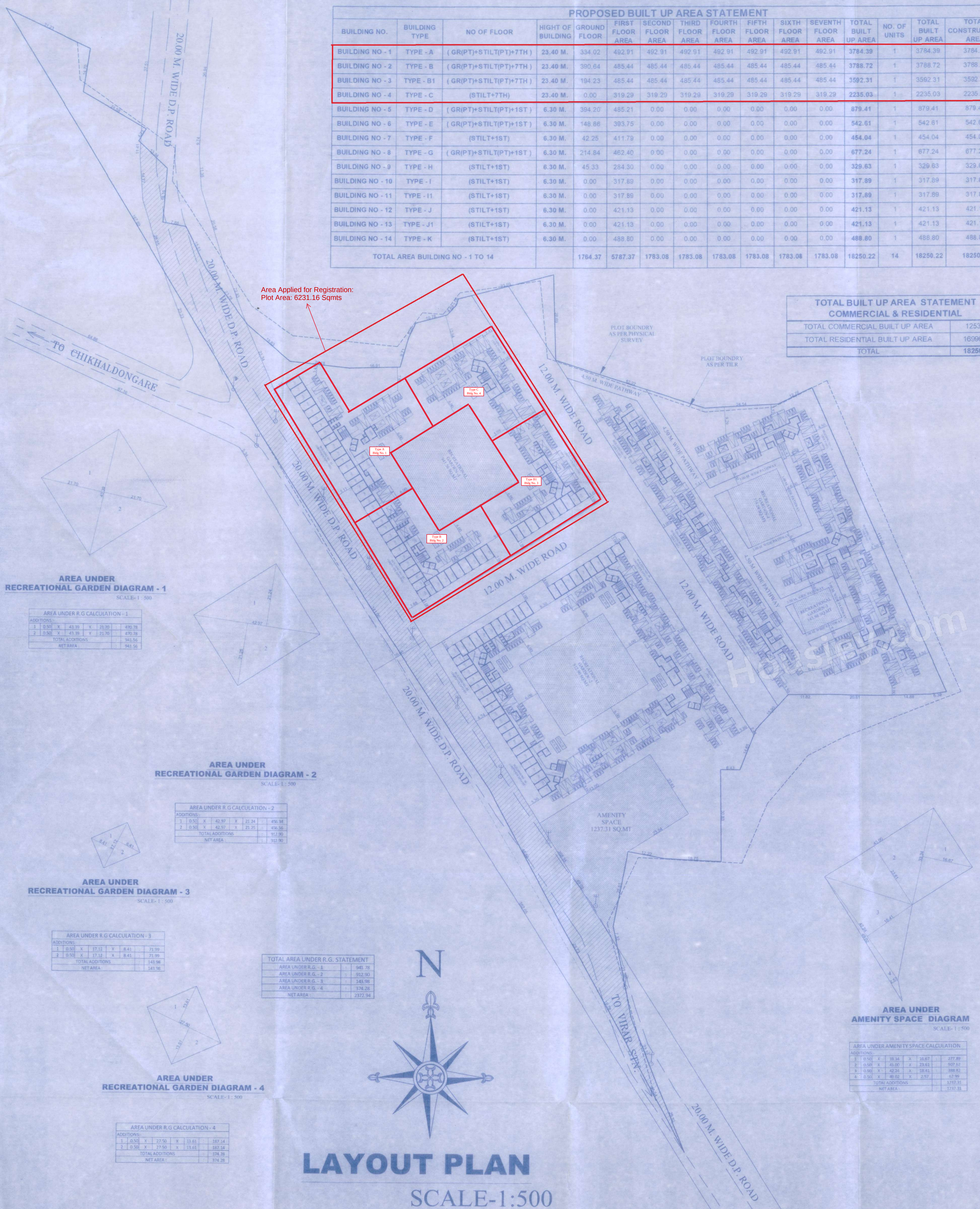
AS SHOWN H.P. M.B.

NORTH LINE NAME, SIGN & ADDRESS OF ARCHITECT

AR. HARDIK DINESH PATIL

Signature  
HARDIK PATIL ARCHITECTS

ARCHITECT & CONSULTANTS  
401, VIKAS NAGAR  
A-302, AMBO PATIL ESTATE, VIVA COLLEGE RD, VIRAR, W.



AREA UNDER RECREATIONAL GARDEN DIAGRAM - 1  
SCALE: 1:500

| AREA UNDER R.G. CALCULATION - 1 |        |
|---------------------------------|--------|
| ADDITIONS:                      |        |
| 1. 0.50 x 43.30 x 21.30         | 450.75 |
| 2. 0.50 x 43.30 x 21.30         | 450.75 |
| TOTAL ADDITIONS                 | 901.50 |
| NET AREA                        | 901.50 |

AREA UNDER RECREATIONAL GARDEN DIAGRAM - 2  
SCALE: 1:500

| AREA UNDER R.G. CALCULATION - 2 |        |
|---------------------------------|--------|
| ADDITIONS:                      |        |
| 1. 0.50 x 42.97 x 21.34         | 456.34 |
| 2. 0.50 x 42.97 x 21.34         | 456.34 |
| TOTAL ADDITIONS                 | 912.68 |
| NET AREA                        | 912.68 |

AREA UNDER RECREATIONAL GARDEN DIAGRAM - 3  
SCALE: 1:500

| AREA UNDER R.G. CALCULATION - 3 |        |
|---------------------------------|--------|
| ADDITIONS:                      |        |
| 1. 0.50 x 17.02 x 8.41          | 71.59  |
| 2. 0.50 x 17.02 x 8.41          | 71.59  |
| TOTAL ADDITIONS                 | 143.18 |
| NET AREA                        | 143.18 |

AREA UNDER RECREATIONAL GARDEN DIAGRAM - 4  
SCALE: 1:500

| AREA UNDER R.G. CALCULATION - 4 |        |
|---------------------------------|--------|
| ADDITIONS:                      |        |
| 1. 0.50 x 22.50 x 13.61         | 152.14 |
| 2. 0.50 x 22.50 x 13.61         | 152.14 |
| TOTAL ADDITIONS                 | 304.28 |
| NET AREA                        | 304.28 |

| TOTAL AREA UNDER R.G. STATEMENT |         |
|---------------------------------|---------|
| AREA UNDER R.G. - 1             | 901.50  |
| AREA UNDER R.G. - 2             | 912.68  |
| AREA UNDER R.G. - 3             | 143.18  |
| AREA UNDER R.G. - 4             | 304.28  |
| NET AREA                        | 2372.34 |

AREA UNDER AMENITY SPACE DIAGRAM  
SCALE: 1:500

| AREA UNDER AMENITY SPACE CALCULATION |         |
|--------------------------------------|---------|
| ADDITIONS:                           |         |
| 1. 0.50 x 18.34 x 16.87              | 277.89  |
| 2. 0.50 x 18.34 x 16.87              | 277.89  |
| 3. 0.50 x 18.34 x 16.87              | 277.89  |
| 4. 0.50 x 18.34 x 16.87              | 277.89  |
| TOTAL ADDITIONS                      | 1111.56 |
| NET AREA                             | 1111.56 |