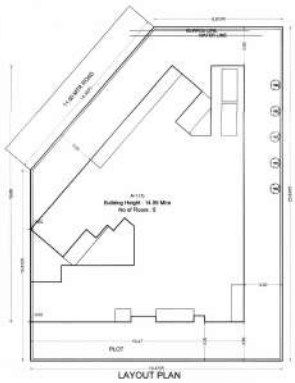
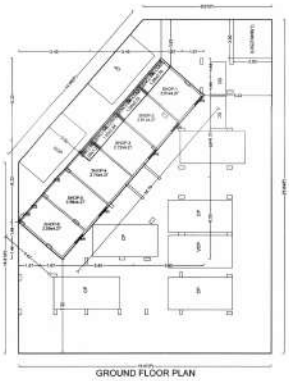


LAYOUT PLAN



GROUND FLOOR PLAN

TYPICAL - 1, 2, 3 FLOOR PLAN

FOURTH FLOOR PLAN

SEAL OF APPROVAL

APPROVED SUBJECT TO THE CONDITION MENTIONED IN the office letter

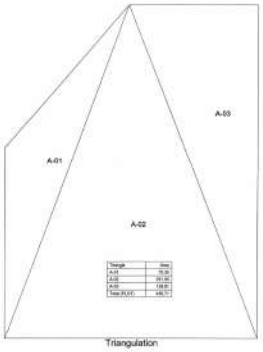
No. APPROVED SUBJECT TO THE CONDITION MENTIONED IN the office letter

Sr.Planner/Asso.Planner(SP)
CIDCO of Maharashtra Ltd.
Raigherd Bhavan, 4th Floor
Plot No.4, Sector-11,
CBD-Belapur, Navi-Mumbai.

| AREA STATEMENT | |
|---|---|
| 1 | AREA OF PLOT |
| 2 | ULBs/ROAD/PLOT AREA |
| 3 | NET PLOT AREA |
| 4 | PERMISSIBLE BUILT UP AREA |
| 5 | TOTAL PERMISSIBLE BUILT UP AREA |
| 6 | PROPOSED BUILT UP AREA |
| | (a) PROPOSED RESIDENTIAL AREA |
| | (b) PROPOSED COMMERCIAL AREA |
| | (c) PROPOSED INDUSTRIAL AREA |
| | (d) PROPOSED SPECIAL USE AREA |
| | TOTAL PROPOSED AREA (a+b+c+d) |
| 7 | EXCESS BALCONY AREA |
| 8 | EXCESS BUILT UP AREA |
| 9 | PROPOSED BUILT UP AREA (6-7-8) |
| 10 | EXCESS TO BE PURCHASED TERRACE |
| 11 | EXCESS COMPOUND AREA |
| 12 | TOTAL BUILT UP AREA PROPOSED |
| 13 | CONSUMPTIVE |
| 14 | NO. OF LIFTS PROVIDED |
| 15 | NO. OF FIRE CAPS PROVIDED |
| 16 | NO. OF COMM. VEHI PROVIDED |
| | SPECIFICATIONS |

CERTIFICATE OF AREA

LEGEND



Triangulation

| Triangle | Area |
|---|---|
| A-01 | 70.25 |
| A-02 | 251.80 |
| A-03 | 138.81 |
| Total (PLOT) | 460.71 |

GROUND FLOOR PLAN

| FOOTPRINT NAME | AREA |
|---|---|
| A-01 | 70.25 |
| A-02 | 251.80 |
| A-03 | 138.81 |
| A4 | 0.00 |
| A5 | 0.00 |
| A6 | 0.00 |
| A7 | 0.00 |
| A8 | 0.00 |
| TOTAL | 460.86 |

TYPICAL - 1, 2, 3 FLOOR PLAN

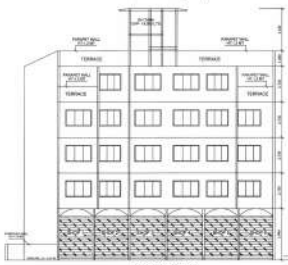
| FOOTPRINT NAME | AREA |
|---|---|
| A-01 | 70.25 |
| A-02 | 251.80 |
| A-03 | 138.81 |
| A4 | 0.00 |
| A5 | 0.00 |
| A6 | 0.00 |
| A7 | 0.00 |
| A8 | 0.00 |
| TOTAL | 460.86 |

FOURTH FLOOR PLAN

| FOOTPRINT NAME | AREA |
|---|---|
| A-01 | 70.25 |
| A-02 | 251.80 |
| A-03 | 138.81 |
| A4 | 0.00 |
| A5 | 0.00 |
| A6 | 0.00 |
| A7 | 0.00 |
| A8 | 0.00 |
| TOTAL | 460.86 |

TERRACE FLOOR PLAN

A (1)

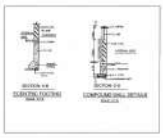


ELEVATION

SCALE - 1:100

SECTION AT A-A'

SCALE - 1:100



SECTION - 1-1

ELEVATION (TOWERING PARTS)

COMPOUND WALL DETAILS

| OWNER'S NAME | |
|---|---|
| M/s Pioneer Ambient Developers | For M/s. Pioneer Ambient Developers Partner |
| PROJECT INFORMATION | |
| PLOT NO. : 154 | SECTOR NO. : 3 |
| NODE : Panjrapole | |
| PROJECT TYPE: | |
| CONSULTANT NAME | |
| RAJESH MENON-SINGH & ASSOCIATES ARCHITECTS & PLANNERS Regd. No. CA/1994/31000 | RAJESH MENON-SINGH ARCHITECT & PLANNER Regd. No. CA/1994/31000 |

| DATE | DRAWN | SCALE | DRAWN BY | REVISED BY |
|---|---|---|---|---|
| | | 1:100 | | |

| DRAWING | AS OBTAINED FROM | DATE | REVISION |
|---|---|---|---|
| AS PER | 3 D | 1 | SHEET NO. 1 1 1 |

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PARKING CALCULATION

| TYPE | CARPET AREA FOR IND. | TENEMENT (NOS) | | CAR (NOS) | | SCOOTER (NOS.) | | CYCLE (NOS.) | |
|---|---|---|---|---|---|---|---|---|---|
| | | UNIT | PROP. | REQ. VALUE | PROVD. | REQD. | PROVIDED | REQD. | PROVIDED |
| Residential | 75 - 45.0 | 4 | 04 | 1 | 0 | | | - | |
| Residential | 45.0 - 60.0 | 0 | 0 | 1 | 0 | | | - | |
| Residential | 60.0 - | 1 | 0 | 1 | 0 | | | - | |
| Commercial | 0 - 30 (PROP.GLA/ARB) | | 0 | 1 | 0 | | | - | |
| Commercial | 30.0 - 60.0 (PROP.GLA/ARB) | | 0 | 1 | 0 | | | - | |
| Total | Required | | | - | 12 | | | - | |
| | Proposed | | | | 12 | | | - | |

WATER REQUIREMENT

| USER | | OCCUPANT LOAD (NOS.) | | | CONSUMPTION PER DAY (LIT.) | REQUIRED CAPACITY (LIT.) | PROVIDED CAPACITY (LIT.) |
|---|---|---|---|---|---|---|---|
| | | TRIBT | DAYS | NIGHT | | | |
| CHART A | TENEMENT | 24 | 7.2 | 192 | 200 | 58800.00 | |
| | | 30.00 | 60.00 | 30.00 | 50.00 | 9000 | |
| | TOTAL | | | | | 68000.00 | |
| | OVERHEAD (40%) | | | | | 14400.00 | 2 X 15000 |
| | UNDERGROUND(60%) | | | | | 21600.00 | 27000.00 |
| | TOTAL | | | | | 36000 | 69000.00 |

FLOOR WISE FSI STATEMENT A (1)

| FLOORS | FSI AREA | | | | | | | | | | TOTAL FSI AREA |
|---|---|---|---|---|---|---|---|---|---|---|---|
| | COMM. | RESI. | IND. | SPEC. | BALCONY | PARKING | STAIR | LIFT | TENEMENTS | | |
| TERRACE FLOOR | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0 | | 0.00 |
| FOURTH FLOOR | 0.00 | 59.75 | 0.00 | 0.00 | 19.00 | 30.00 | 11.00 | 0.00 | 1 | | 120.75 |
| THIRD FLOOR | 0.00 | 67.48 | 0.00 | 0.00 | 20.75 | 30.00 | 11.00 | 0.00 | 1 | | 127.42 |
| SECOND FLOOR | 0.00 | 101.98 | 0.00 | 0.00 | 29.75 | 30.00 | 11.00 | 0.00 | 2 | | 187.42 |
| FIRST FLOOR | 0.00 | 127.48 | 0.00 | 0.00 | 29.75 | 30.00 | 11.00 | 0.00 | 2 | | 187.42 |
| GROUND FLOOR | 84.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0 | | 84.00 |
| Total | 84.00 | 356.69 | 0.00 | 0.00 | 99.07 | 90.00 | 44.00 | 0.00 | 6 | | 705.42 |

BUILDING WISE FSI STATEMENT

| BUILDING | FSI AREA | | | | | | | | | | TOTAL FSI AREA |
|---|---|---|---|---|---|---|---|---|---|---|---|
| | COMM. | RESI. | IND. | SPEC. | BALCONY | PARKING | STAIR | LIFT | TENEMENTS | | |
| A (1) | 84.00 | 356.69 | 0.00 | 0.00 | 99.07 | 90.00 | 44.00 | 0.00 | 6 | | 705.42 (1.2) |
| Total | 84.00 | 356.69 | 0.00 | 0.00 | 99.07 | 90.00 | 44.00 | 0.00 | 6 | | 705.42 (1.2) |

BALCONY CALCULATIONS A (1)

| FLOOR | NAME | AREA | PERMISSIBLE % | AREA |
|---|---|---|---|---|
| FOURTH FLOOR | | | | |
| | | 0.00 | 0.00 | 0.00 |
| | | 0.00 | 0.00 | 0.00 |
| | | 0.00 | 0.00 | 0.00 |
| | | 0.00 | 0.00 | 0.00 |
| | | 0.00 | 0.00 | 0.00 |
| | | 0.00 | 0.00 | 0.00 |
| THIRD FLOOR | | 0.00 | 0.00 | 0.00 |
| | | 0.00 | 0.00 | 0.00 |
| | | 0.00 | 0.00 | 0.00 |
| | | 0.00 | 0.00 | 0.00 |
| | | 0.00 | 0.00 | 0.00 |
| | | 0.00 | 0.00 | 0.00 |
| SECOND FLOOR | | 0.00 | 0.00 | 0.00 |
| | | 0.00 | 0.00 | 0.00 |
| | | 0.00 | 0.00 | 0.00 |
| | | 0.00 | 0.00 | 0.00 |
| | | 0.00 | 0.00 | 0.00 |
| | | 0.00 | 0.00 | 0.00 |
| FIRST FLOOR | | 0.00 | 0.00 | 0.00 |
| | | 0.00 | 0.00 | 0.00 |
| | | 0.00 | 0.00 | 0.00 |
| | | 0.00 | 0.00 | 0.00 |
| | | 0.00 | 0.00 | 0.00 |
| | | 0.00 | 0.00 | 0.00 |
| GROUND FLOOR | | 0.00 | 0.00 | 0.00 |
| | | 0.00 | 0.00 | 0.00 |
| | | 0.00 | 0.00 | 0.00 |
| | | 0.00 | 0.00 | 0.00 |
| Total | | | | 0.00 |

SCHEDULE OF OPENING A (1)

| NAME | LENGTH | HEIGHT | NOS |
|---|---|---|---|
| SD | 0.75 | 2.10 | 20 |
| S | 0.75 | 1.05 | 11 |
| D | 0.90 | 2.10 | 11 |
| D1 | 0.90 | 2.10 | 22 |
| D | 0.90 | 2.10 | 23 |
| D | 0.90 | 2.10 | 24 |
| SD | 0.75 | 2.10 | 20 |

SCHEDULE OF OPENING A (1)

| NAME | LENGTH | HEIGHT | NOS |
|---|---|---|---|
| V | 0.60 | 0.60 | 30 |
| V | 0.60 | 0.60 | 30 |
| V | 0.60 | 0.60 | 12 |
| V | 0.60 | 0.60 | 30 |
| MD | 0.60 | 0.90 | 30 |
| MD | 1.10 | 1.20 | 34 |
| MD | 1.20 | 1.20 | 34 |
| MD | 1.40 | 1.20 | 34 |
| M | 1.50 | 1.20 | 34 |
| MD | 1.60 | 1.20 | 34 |
| MD | 1.80 | 1.20 | 34 |
| M | 2.00 | 1.20 | 34 |
| M | 2.00 | 1.20 | 34 |
| SL | 2.00 | 1.20 | 34 |

S.B.U & LOBBY STATEMENT A (1)

| FLOOR | NO. OF LOBBIES | OF S.B.U | LOBBY AREA |
|---|---|---|---|
| FOURTH FLOOR | 1 | 1 | 0.00 |
| THIRD FLOOR | 1 | 1 | 0.00 |
| SECOND FLOOR | 1 | 1 | 0.00 |
| FIRST FLOOR | 1 | 1 | 0.00 |
| GROUND FLOOR | 1 | 1 | 0.00 |
| Total | 5 | 5 | 0.00 |

FLOOR WISE CARPET AREA A (1)

| FLOOR | CARPET NAME | CARPET AREA | CARPET AREA | CARPET BAL. AREA | TOTAL AREA |
|---|---|---|---|---|---|
| FOURTH FLOOR FLAT | A01 | 19.84 | 2.08 | 19.84 | 21.92 |
| | A02 | 17.38 | 2.38 | 30.22 | |
| | A03 | 17.15 | 2.71 | 19.86 | |
| | A04 | 18.00 | 4.40 | 22.00 | |
| | A05 | 17.17 | 5.31 | 22.04 | |
| | A06 | 19.80 | 3.08 | 22.42 | |
| GROUND FLOOR PLAN | SHOP 1 | 9.37 | 3.76 | 13.13 | 37.58 |
| | SHOP 2 | 9.40 | 2.13 | 11.13 | |
| | SHOP 3 | 9.90 | 2.84 | 12.84 | |
| | SHOP 4 | 13.47 | 1.28 | 14.75 | |
| | SHOP 5 | 13.47 | 1.28 | 14.75 | |
| | SHOP 6 | 11.37 | 0.85 | 12.22 | |
| TYPICAL - 1, 2, 3 FLOOR PLAN | 101,201,301 | 19.84 | 5.08 | 19.84 | 199.75 |
| | 102,202,302 | 21.38 | 1.74 | 21.11 | |
| | 103,203,303 | 26.28 | 1.21 | 27.50 | |
| | 104,204,304 | 22.13 | 5.08 | 26.88 | |
| | 105,205,305 | 22.13 | 6.01 | 30.88 | |
| | 106,206,306 | 22.28 | 1.60 | 22.88 | |

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