



BUILT UP AREA STATEMENT TYPICAL 1ST TO 5TH FLOOR	
AREA OF BLOCK (ABCD) = $10.160 \times 19.460 = 197.713$ SQ.M.	
STANDARD DEDUCTION (A)	
1) $1.000 \times 5.450 \times 1$	= 5.450 SQ.M.
2) $1.150 \times 1.050 \times 1$	= 1.208 SQ.M.
3) $1.850 \times 0.710 \times 1$	= 1.313 SQ.M.
4) $1.930 \times 2.740 \times 1$	= 5.288 SQ.M.
5) $0.340 \times 0.650 \times 1$	= 0.221 SQ.M.
6) $1.090 \times 2.000 \times 1$	= 2.180 SQ.M.
7) $3.000 \times 1.800 \times 1$	= 5.400 SQ.M.
8) $1.100 \times 0.080 \times 2$	= 0.176 SQ.M.
TOTAL DEDUCTION (1)	= 21.236 SQ.M.
LIFT DEDUCTION (B)	
L1) $1.800 \times 1.800 \times 1$	= 3.240 SQ.M.
TOTAL DEDUCTION (B)	= 3.240 SQ.M.
TOTAL DEDUCTION (A + B)	
$(21.236 + 3.240)$	= 24.476 SQ.M.
GROSS AREA - TOTAL DEDUCTION	
$(197.713 - 24.476)$	= 173.237 SQ.M.
NET AREA	= 173.237 SQ.M.
TYPICAL 1ST TO 5TH FLOOR	
NET AREA = $173.237 \text{ SQ.M} \times 5 = 866.185 \text{ SQ.M.}$	

		In-situ FSI / TDR loading	
11	a	In-situ area against D.P. road [2.0 x Sr. No. 2(a)], if any	
	b	In-situ area against Amenity Space if handed over [2.00 or 1.85 x Sr. No. 4 (b) and / or (c)],	
	c	TDR area-	
	d	Total in-situ / TDR loading proposed (11 (a)+(b)+(c))	0.00
12		Additional FSI area under Chapter No. 7	0.00
13		Total entitlement of FSI in the proposal	
	a	[9(a) + 10(b)+11(d)] or 12 whichever is applicable.	559.98
	b	Permissible Ancillary Area FSI upto 60% or 80% on <i>balance potential</i> with payment of charges.	335.99
	c	Proposed Ancillary area FSI	328.80
	d	Total entitlement (a+b)	895.97
14		Maximum utilization limit of F.S.I. (building potential) Permissible as per Road width {(as per Notification No. 6.1 or 6.2 or 6.3 or 6.4 as applicable) x 1.6 or 1.8}. read with Rule 3 of 10.10.1	2.24
15		Total Built-up Area in proposal (excluding area at Sr.No.17 b)	895.97
	a	Existing Built-up Area	0.00
		Residential	0.00
		Commercial	0.00
	b	Proposed Built-up Area (as per 'P-line')	876.81
		Residential	876.81
		Commercial	0.00
c	Total (a+b) (shall not be more than 13(d))	876.81	
16		F.S.I. Consumed (15/13) (should not be more than serial No.14 above.)	0.97
17		Area for Ancillary Housing, if any	
	a	Required (20% of Sr.No.5)	0.00
	b	Proposed	0.00

Summary of proposed Pline area as per UDCPR				
Sr.No	FLOOR	PLINE AREA (Comm.)	PLINE AREA (RESI.)	TOTAL
		A	B	C
1	GROUND		10.626	10.626
2	1ST FL		173.237	173.237
3	2ND FL		173.237	173.237
4	3RD FL		173.237	173.237
5	4TH FL		173.237	173.237
6	5TH FL		173.237	173.237
7	TOTAL		876.811	876.811
8	BASIC+PREMIUM FSI		548.007	548.007
9	BASIC FSI		439.989	439.989
10	PREMIUM FSI		108.018	108.018
11	ANCILLARY FSI		328.804	328.804

BUILT UP AREA STATEMENT GROUND FLOOR (ENTRANCE LOBBY)	
AREA OF BLOCK (ABCD)	= 2.530 X 4.200 = 10.626 SQ.M.
GROSS AREA	= 10.626 SQ.M
NET AREA	= 10.626 SQ.M.
GROUND FLOOR (ENTRANCE LOBBY) NET AREA = 10.626 SQ.M.	

**APPROVED SUBJECT TO THE CONDITION
MENTIONED IN** This Office Letter
No. CIDCO/BP-18150/TPO(NM & K)/202
Dtd. 30 Aug 2022

Name : BHUSHAN
RAMCHANDRA CHAUDHARI
Designation : Associate Planner
Organization : CIDCO LTD
Date : 30-Aug-2022 12:30:51

NOTE:-
THE PROPOSED CHAJJAS OVER OPENINGS FOR PROTECTION FROM SUN AND RAIN AND ARCHITECTURAL FEATURES FOR DECORATION, ASTHETIC PURPOSE SHALL NOT USED FOR ANY HABITABLE PURPOSE.

ARCHITECT NAME : - AMIT N PATIL. (CA/2003/30739)			
DATE	SCALE	DRAWN BY	CHEKED BY
27.07.2022	1:100	KAILAS	KAILAS ANGRE

PROJECT:-
DEVELOPMENT PERMISSION FOR
RESIDENTIAL BUILDING ON
PLOT NO-F30 ,SECTOR -08,ULWE,
NAVI MUMBAI.

OWNER'S 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 at the work site.

MRS. KIRTI BABU MHATRE.
Address:- House No -82, Sector -20 ,
Belapur Gaon , Navi Mumbai,400614.

MR. OMKAR BABU MHATRE
(SIGNATURE OF THE POWER OF ATTORNEY)
OWNER'S NAME AND SIGNATURE

CERTIFICATE OF AREA :-
 certified that the plot under reference was surveyed by me on..... and the dimensions of sides etc.
 of plot started on plan are as measured on site and the area so worked out tallies with the area
 stated in document of ownership/ T.P. Scheme Records/ Land Records Departments / City Survey records.

AMIT N. PATIL .
(REG. NO.:CA/2003/30739)
ARCHITECT'S NAME AND SIGNATURE

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AMIT N. PATIL ARCHITECTS
ARCHITECTS AND PLANNERS
217/218, 1ST FLOOR, SHIV CENTRE, SECTOR-17,
VASHI, NAVI MUMBAI. 400 703