



No. EE/BP/PMAY/A/MHADA/ /2026
Dated:-

To,

✓ AANSH ASSOCIATES
B/504, Mahavir Icon, Plot No89/90,
Sector-15, CBD Belapur,
Navi Mumbai-400 614.

Sub :- Full Occupation certificate for Proposed development of 2 bldgs comprising 231 EWS T/s & 5 Conv shops on plot bearing Gat No.2/3/A of Village Bamnoli Ta.Karjat, Dist. Raigad under AHP -PPP Model under Pradhan Mantri Awas Yojana .

Ref :- Your application letter dtd. 11/05/2026 for permission of Full O.C.

Sir,

With reference to above letter, this is to inform you that there is No Objection to occupy the Building No.1 (Gr.+10th floor) & Bldg No.2 upto (St.+7th Floor) comprising 231 EWS T/s & 5 Conv shops on plot bearing Gat No.2/3/A of Village Bamnoli Ta.Karjat, Dist. Raigad under AHP -PPP Model under Pradhan Mantri Awas Yojana which is constructed & completed under the supervision of supervisor / Engineer Mr.Suresh Kumar Kushwaha., Architect Shri Dattatray Parshuram (Regn. Lic. No. CA/2004/33379) and Structural Engineer KR Patel & Associates (Regn. Lic.No. STATE/R/2025/APL/16195) subject to following conditions.

1. That this OC is without prejudice to legal matters pending in Court of Law if any.
2. Addition / alteration in the approved building plan shall not be allowed & permitted.
3. The periodic maintenance of Common amenities such as Water Supply, Electrical, Bio Filtration Plant, Drainage, Mechanical & Civil shall be maintained.
4. That the sufficient & safe electric supply & sufficient treated water supply to all tenements allotted shall be provided as per undertaking given by you & if any, dispute/complaints arises regarding the said issue you should resolve it at your own risk & cost, Planning Authority by PMAY/MHADA is not responsible for the same.
5. Functioning of Lifts, DG sets, Rainwater Harvesting system, Solar system, substation shall be maintained.
6. That the applicant / Developer / Tenant shall not be allowed to enclose or to sale the common space such as common parking, top terrace (common terrace), open Balcony,

open terrace etc. The common parking, top terrace (common terrace) shall be open to all.

7. That the EE/BPCell/PMAY/A/MHADA will not be responsible in regards of the fund / subsidy released from Central & State government as per guidelines issued from time to time.
8. That you have to maintain (encroachment free) road widening area and hand over whenever required by Competent Authority.
9. That you have to maintain and hand over recreational open space to the co-operative housing society as per UDCPR Norms.
10. That the parking should be provided as per plans sanctioned.
11. All Terms and conditions mentioned in CFO NOC should be strictly followed.

A set of certified completion building plans is returned herewith please.


Executive Engineer/B.P.Cell
PMAY/ MHADA

Copy forwarded for favour of information :

1. Dattatray M. Parshuram, Arch. Kasturi Consultant, Om Chambers, Opp. Tilak Nagar Post Office, Mitra Nagar, Latur-413 531 For Information
2. Chief Officer, Konkan Board, MHADA.
3. Chief Officer, Karjat, Municipal Council
4. Asst. Director of Town Planning, Raigad, Alibaug.
5. Chief I.C.T. Officer, MHADA for information & to be uploaded on official MHADA website.
6. Executive Engineer-II/PMAY/MHADA/A, for information

Sd/-
Executive Engineer/B.P.Cell
PMAY/ MHADA

Accepted as completion plans as
accompaniments of acceptance Full OC by this
office letter under No. EGB/PMAY/AMHADA
Date:/20 Date:/20
Executive Engineer Building Permission Cell/PMAY/AMHADA



DP PART PLAN



GOOGLE LOCATION MAP

AS PER REVISED SANCTIONED

AREA STATEMENT							
BUILDING NO	BUILDING TYPE	NO OF TENEMENTS	RESIDENTIAL TOTAL BUIP AREA (SQ.M)	COMMERCIAL TOTAL BUIP AREA (SQ.M)	TOTAL RESL+ COMM. BUIP AREA (SQ.M)	NO OF FLOORS	HEIGHT OF BUILDING
1	EWS-1	119	5503.56	114.40	5617.96	G+10	32.35
2	EWS-2	112	5042.97	0.00	5042.97	G+7	23.65
3	FITNES CENTER	20.00	0.00	0.00	20.00	G	3.35
TOTAL			10566.53	114.40	10680.93 SQM		

NON FSI AREA STATEMENT (in sqm.)								
BUILDING TYPE	PARKING AREA	METER ROOM AREA	LIFT MACHINE ROOM AREA	STAIRCASE HEADROOM	REFUGE AREA	U.G TANK	TOTAL AREA	
EWS-1	364.75	14.56	18.00	38.74	39.29	28.09		
EWS-2	656.76	12.33	18.00	38.74				
TOTAL			1021.51	26.89	36.00	77.48	39.29	28.09

TOTAL FSI + NON FSI AREA STATEMENT	
TOTAL FSI AREA	= 10680.93 SQM.
TOTAL NON FSI AREA	= 1229.26 SQM.
TOTAL FSI + NON FSI AREA	= 11910.19 SQM.

PARKING STATEMENT							
AS PER UDOPR TABLE NO-8B PARKING REQUIREMENT FOR EVERY TWO TENEMENTS WITH EACH TENEMENT HAVING CARPET AREA LESS THAN 30 SQ.M. 18 CAR-6, SCOOTER-2+5% VISITORS FOR COMMERCIAL EVERY 100 SQM. CARPET AREA CAR-2, SCOOTER-4							
BUILDING NO	BUILDING TYPE	NO OF TENEMENTS	CARPET AREA/ TENEMENTS (SQ.M)	REQUIRED PARKING CAR	REQUIRED PARKING SCOOTER	PROPOSED PARKING CAR	PROPOSED PARKING SCOOTER
1	EWS-1	119	29.79	0	119	0	119
2	EWS-2	112	29.99	0	112	0	112
TOTAL			231	0	231	0	231

TENEMENT STATEMENT							
BLDG NO	BUILDING TYPE	NO OF TENEMENTS	CARPET AREA/ TENEMENTS (SQ.M)	PROPOSED FOR PMAY	PROPOSED FOR SALE		
1	BLOCK-1 EWS	119	29.79 SQM	88	31		
2	BLOCK-2 EWS	112	29.99 SQM	112	0		
TOTAL			231	200	31		

FOR FULL O/C PROPOSED FOR BLDG. NO. 1 & 2

AREA STATEMENT							
BUILDING NO	BUILDING TYPE	NO OF TENEMENTS	RESIDENTIAL TOTAL BUIP AREA (SQ.M)	COMMERCIAL TOTAL BUIP AREA (SQ.M)	TOTAL RESL+ COMM. BUIP AREA (SQ.M)	NO OF FLOORS	HEIGHT OF BUILDING
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TOTAL FSI AREA	= 10680.93 SQM.
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2	EWS-2	112	29.99	0	112	0	112
TOTAL			231	0	231	0	231

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2	BLOCK-2 EWS	112	29.99 SQM	112	0		
TOTAL			231	200	31		

A	AREA STATEMENT	SQ.MT.
01	AREA OF PLOT (AS PER SANCTIONED LAYOUT)	
a	As per ownership documents 7/12, cts extract	5000.00 SQM.
b	As per measurement sheet/As per site	5000.00 SQM.
c	Minimum area considered as per sanctioned layout	5000.00 SQM.
02	DEDUCTION FOR	
a	Road acquisition Area	265.00 SQM.
b	Any D.P. reservation area	NIL
Total (a+b)		265.00 SQM.
03	Balance area of plot (1-2)	4735.00 SQM.
04	Amenity space (if applicable)	
a	Required	NIL
b	Adjustment of 2(b), if any-	NIL
c	Balance Proposed	NIL
ELECTRIC SUBSTATION AREA		NA
05	Net plot area for F.S.I. purpose	4735.00 SQM.
06	Recreational open space (if applicable)	
a	Required (10%) 5000 X 10% = 500.00 Sqm.	500.00 SQM.
b	Proposed	647.08 SQM.
07	Internal road area	NA
08	Plotable area (if applicable)	NA
09	FSI Permissible as per UDOPR (for 15.0 m wide road)	2.1
10	Bullup area with reference to Basic F.S.I. as per front road width (sr.no. 5 & basic F.S.I.-2.5)	9943.50 SQM.
11	Addition of FSI on payment of premium	NA
a	Maximum permissible premium SFI -based on road width/TOD zone	NA
b	Proposed FSI on payment of premium	NA
12	In situ FSI / TDR loading	
a	In-situ area against D.P. road (2.0xsr.no-2(e), if any	NA
b	In-situ area against amenity space if handed over (2.0 or 1.85x sr.no.4 (b) and for (c)	NA
c	TDR area	NA
d	Total in situ / TDR loading proposed (11(a)+(b)+(c))	NA
13	Additional FSI area under chapter no-7	NA
14	Total entitlement of FSI in proposal	
a	(10+11(b)+12(d)) or 13 whichever is applicable	9943.50 SQM.
b	Ancillary area FSI upto 60% with payment of charges	5966.10 SQM.
c	Total entitlement (a+b)	15909.60 SQM.
15	Maximum utilization limit of FSI (building potential) permissible as per road width (as per regulation no.6.1 or 6.2 or 6.3 or 6.4 as applicable) x 1.6 or 1.8)	3.36
16	Total bullup area proposed in proposal (excluding area at sr.no.19b)	
a	Existing bullup area	NIL
b	Proposed bullup area (as per p line)	10680.93 SQM.
c	Total entitlement (a+b)	10680.93 SQM.
17	TOTAL PROPOSED ANCILLARY AREA OUT OF PERMISSIBLE	737.43 SQM.
18	Total proposed bullup area for residential use	10566.53 SQM.
19	Total proposed bullup area for commercial use	114.40 SQM.
20	Total proposed bullup area commercial+residential - as per revised sanction	10680.93 SQM.
21	Total proposed bullup area commercial+residential - for full o/c proposed	10680.93 SQM.
22	Total proposed tenements in this proposal - as per revised sanction	231
23	Total proposed tenements in this proposal - for full o/c proposed for Bldg. no. 1&2	231
24	FSI consumed (16c/3) (should not be more than serial no 14 above) as per sanction	2.255
25	Area for inclusive housing, if any	
a	Required (20% of sr no 5)	NIL
b	Proposed	NIL

CERTIFICATE OF AREA

CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON 23.10.2021 AND THE DIMENSIONS OF SIDES ETC. OF THE PLOT STATED ON THE PLAN ARE AS MEASURED ON SITE AND THE AREA WORKED OUT TALLIES WITH THE AREA STATED IN THE DOCUMENTS OF THE OWNERSHIP, T.P. SCHEME RECORD, LAND RECORDS DEPT/ CITY SURVEY RECORDS.

(Signature)
Architect
Reg. No. CA/2004/33379
KASTURI CONSULTANT

PROJECT - BUILDING LAYOUT

PROPOSED AFFORDABLE HOUSING PROJECT UNDER
PMAY-AHP-PPP AT GAT. NO. 2/3 /A BAMNOLI,
TAL-KARJAT, DIST- RAIGAD
OWNER'S NAME, SIGN. & ADDRESS

M/S. ANSH ASSOCIATES

For ANSH ASSOCIATES
(Signature)
Partner

ARCHITECT

(Signature)
Architect
Reg. No. CA/2004/33379
KASTURI CONSULTANT
AR. DATTATRAY M. PARSHURAM
CA/2004/33379

KASTURI CONSULTANT

OFFICE NO.518, TRIA VASANTAM CITY,
CENTER DHANORI PUNE-411015
MOBILE NO. 9321146909

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PAPER SIZE	A0	DEALT	M.K.C
DATE	06.05.2026	CHK. BY	D.M.P

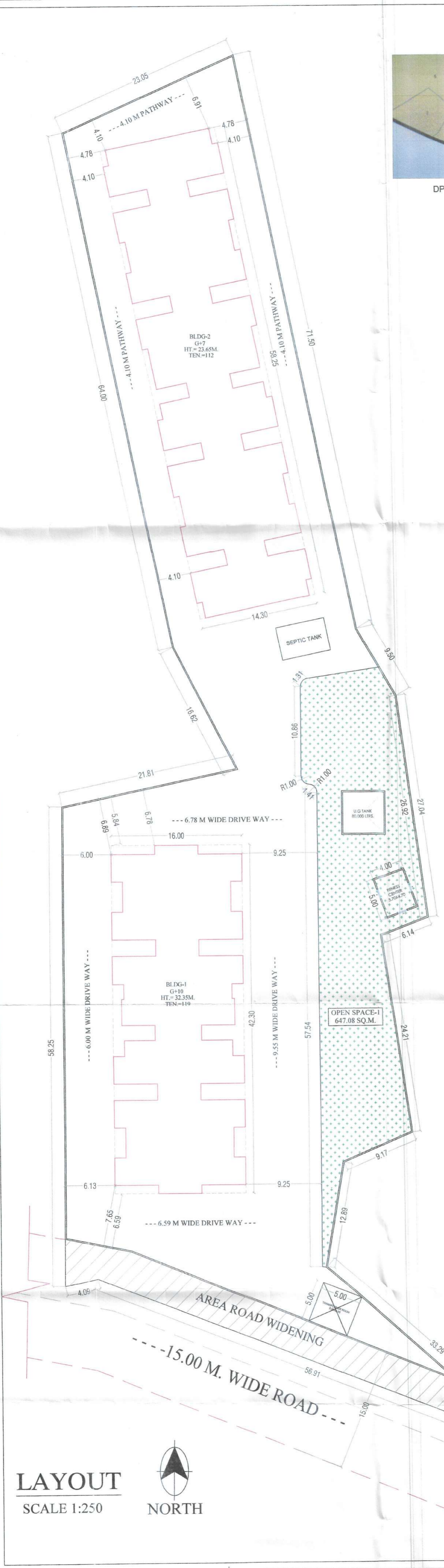


LAYOUT

SCALE 1:250



NORTH



Accepted as completion plans as
accompaniments of acceptance Full OC by this
office letter under No. EE/BR/PMAY/A/MHADA
Date:/20 Date:

[Signature]
Executive Engineer Building Permission Cell/PMAY/A
MHADA

AS PER REVISED SANCTIONED

PARKING STATEMENT
AS PER UD/CPTR TABLE NO-4B PARKING REQUIREMENT
FOR EVERY TWO TENEMENTS WITH EACH TENEMENT HAVING CARPET
AREA LESS THAN 30 SQ.M. IS CAR-0, SCOOTER-2)+ 5% VISITORS
FOR COMMERCIAL EVERY 100 SQ.M. CARPET AREA CAR-2, SCOOTER-6

BUILDING NO	BUILDING TYPE	NO OF TENEMENTS	CARPET AREA/ TENEMENTS (SQ.M)	REQUIRED PARKING		PROPOSED PARKING	
				CAR	SCOOTER	CAR	SCOOTER
1	EWS-1	119	29.79	0	119	0	119
2	EWS-2	112	29.99	0	112	0	112
TOTAL		231		0	231	0	231

FOR COMMERCIAL

SHOPS	CARPET AREA	REQUIRED PARKING	PROPOSED PARKING
	114.40 SQ.M.	2.28	6.86
TOTAL COMM. + RESI. PARKING		2.28	237.86
ADD 5% VISITORS PARKING FOR 231 TEN.			11.55
TOTAL COMM. + RESI. + 5% VISITER PARKING		2.28	249.41

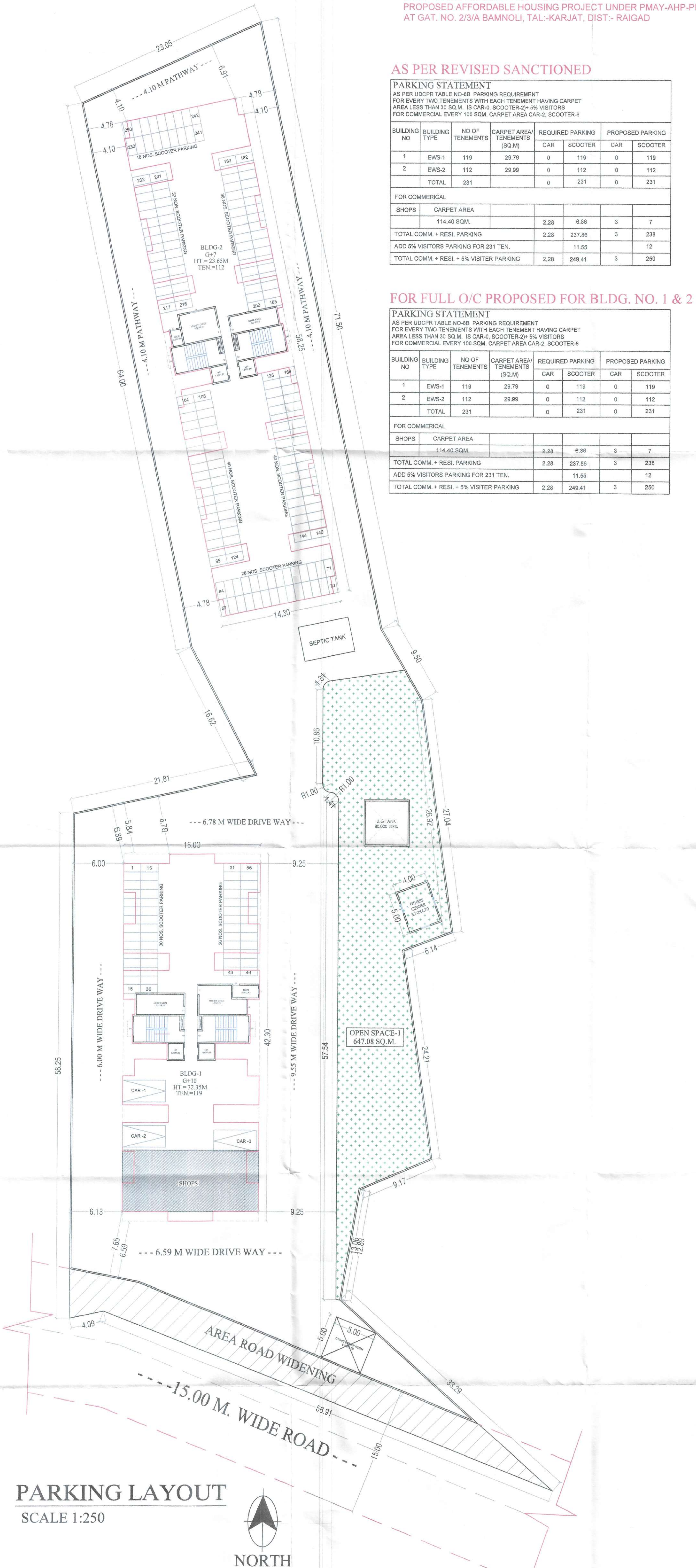
FOR FULL O/C PROPOSED FOR BLDG. NO. 1 & 2

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FOR EVERY TWO TENEMENTS WITH EACH TENEMENT HAVING CARPET
AREA LESS THAN 30 SQ.M. IS CAR-0, SCOOTER-2)+ 5% VISITORS
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BUILDING NO	BUILDING TYPE	NO OF TENEMENTS	CARPET AREA/ TENEMENTS (SQ.M)	REQUIRED PARKING		PROPOSED PARKING	
				CAR	SCOOTER	CAR	SCOOTER
1	EWS-1	119	29.79	0	119	0	119
2	EWS-2	112	29.99	0	112	0	112
TOTAL		231		0	231	0	231

FOR COMMERCIAL

SHOPS	CARPET AREA	REQUIRED PARKING	PROPOSED PARKING
	114.40 SQ.M.	2.28	6.86
TOTAL COMM. + RESI. PARKING		2.28	237.86
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TOTAL COMM. + RESI. + 5% VISITER PARKING		2.28	249.41



PARKING LAYOUT
SCALE 1:250

[North Arrow]
NORTH

CERTIFICATE OF AREA

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[Signature]
ARCHITECTS SIGN

PROJECT - BUILDING LAYOUT

PROPOSED AFFORDABLE HOUSING PROJECT UNDER PMAY-AHP-PPP AT GAT. NO. 2/3/A BANNOLI, TAL:-KARJAT, DIST:- RAIGAD

OWNER'S NAME, SIGN, & ADDRESS

M/S. AANSH ASSOCIATES

For AANSH ASSOCIATES
[Signature]
Partner

ARCHITECT

[Signature]
AR. DATTATRAY M. PARSHURAM
CA/2004/33379

KASTURI CONSULTANT

OFFICE NO.518, TRIA VASANTAM CITY,
CENTER DHANORI PUNE-411015
MOBILE NO. 9321146909

SCALE	1:250	JOB NO.	1011
PAPER SIZE	A1	DEALT	M.K.C
DATE	06.05.2026	CHK. BY	D.M.P

[North Arrow]

Accepted as completion plans as
accompaniments of approved Full O/C by this
office later under No. _____/20
Date: _____/20

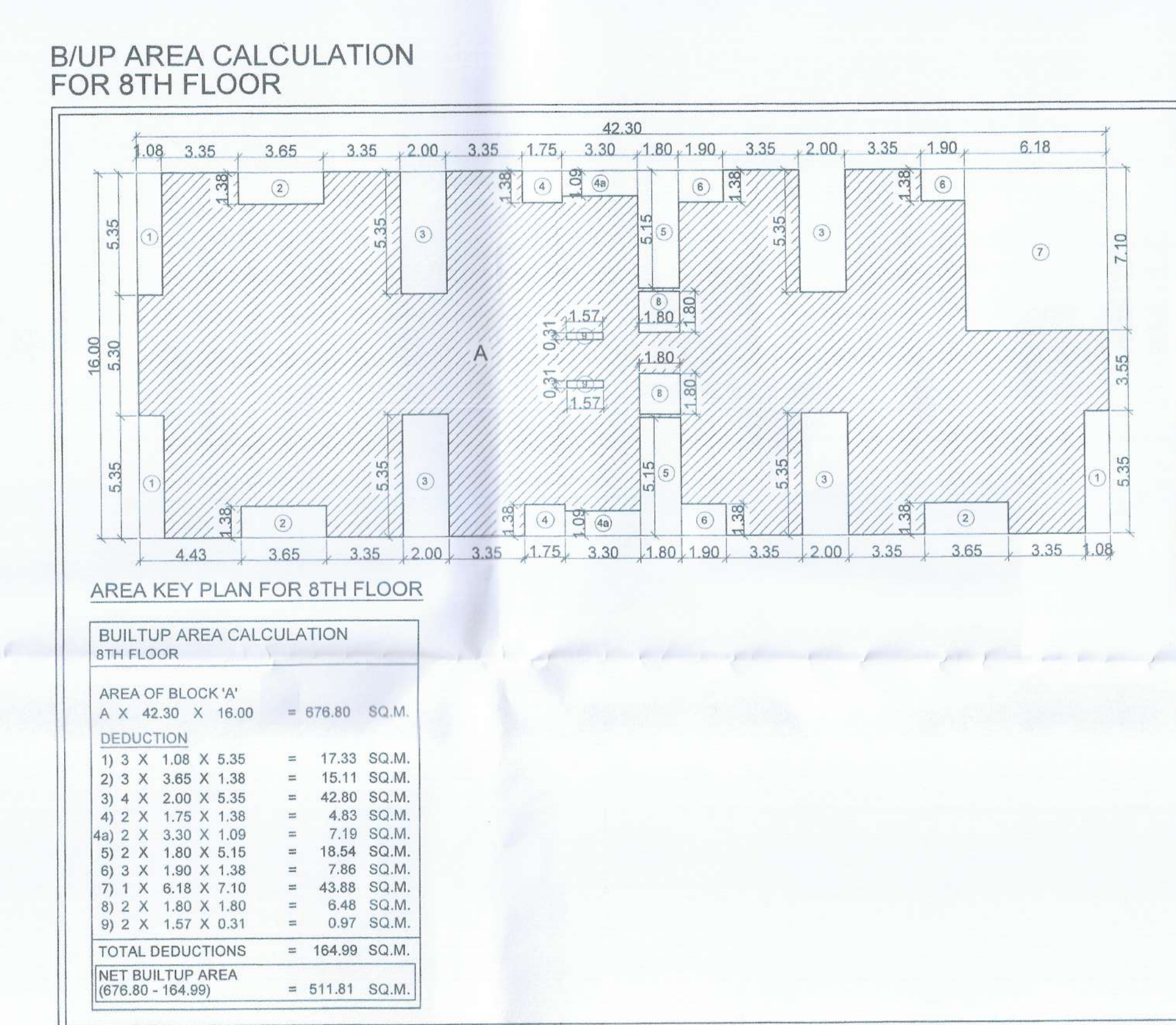
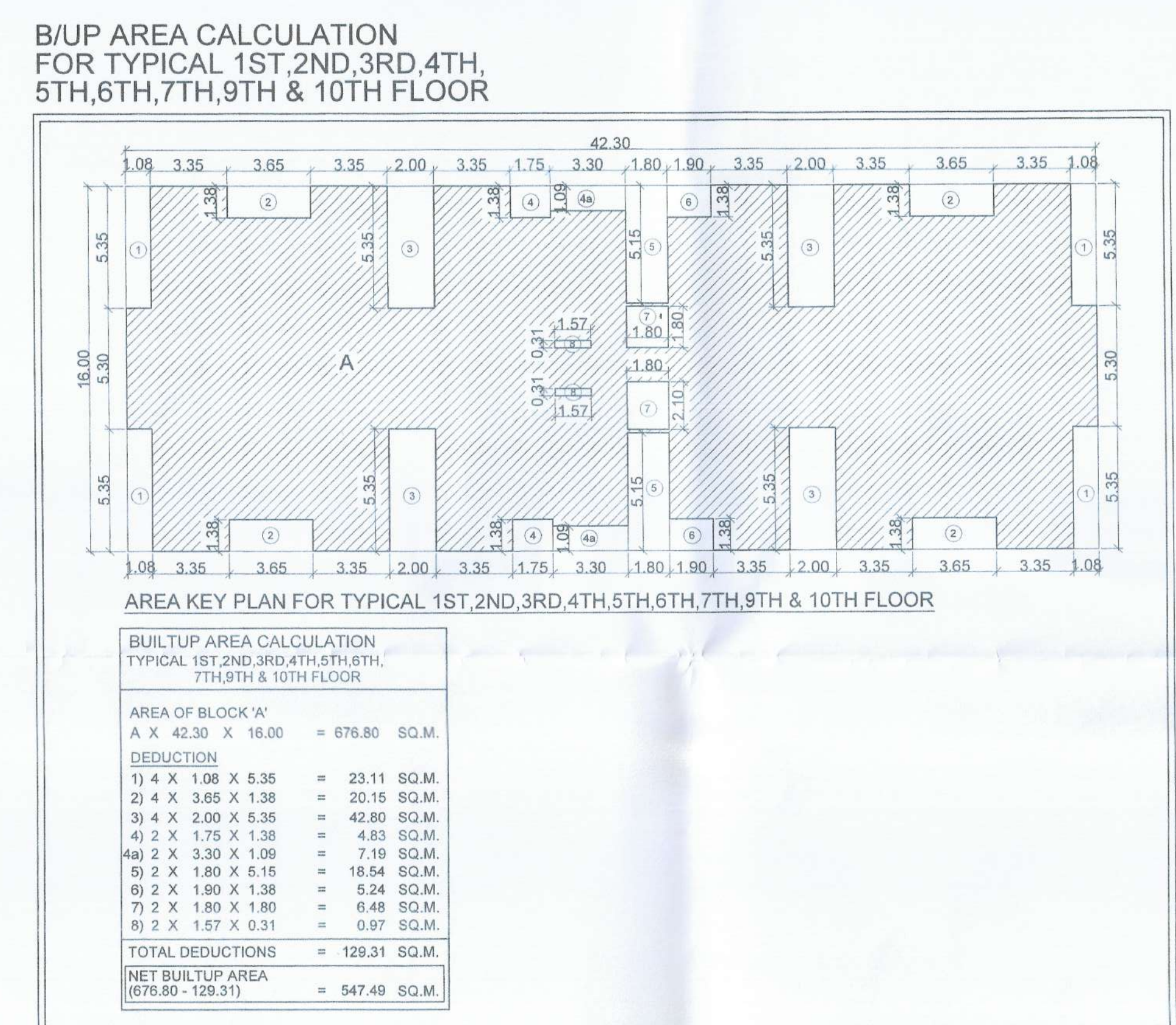
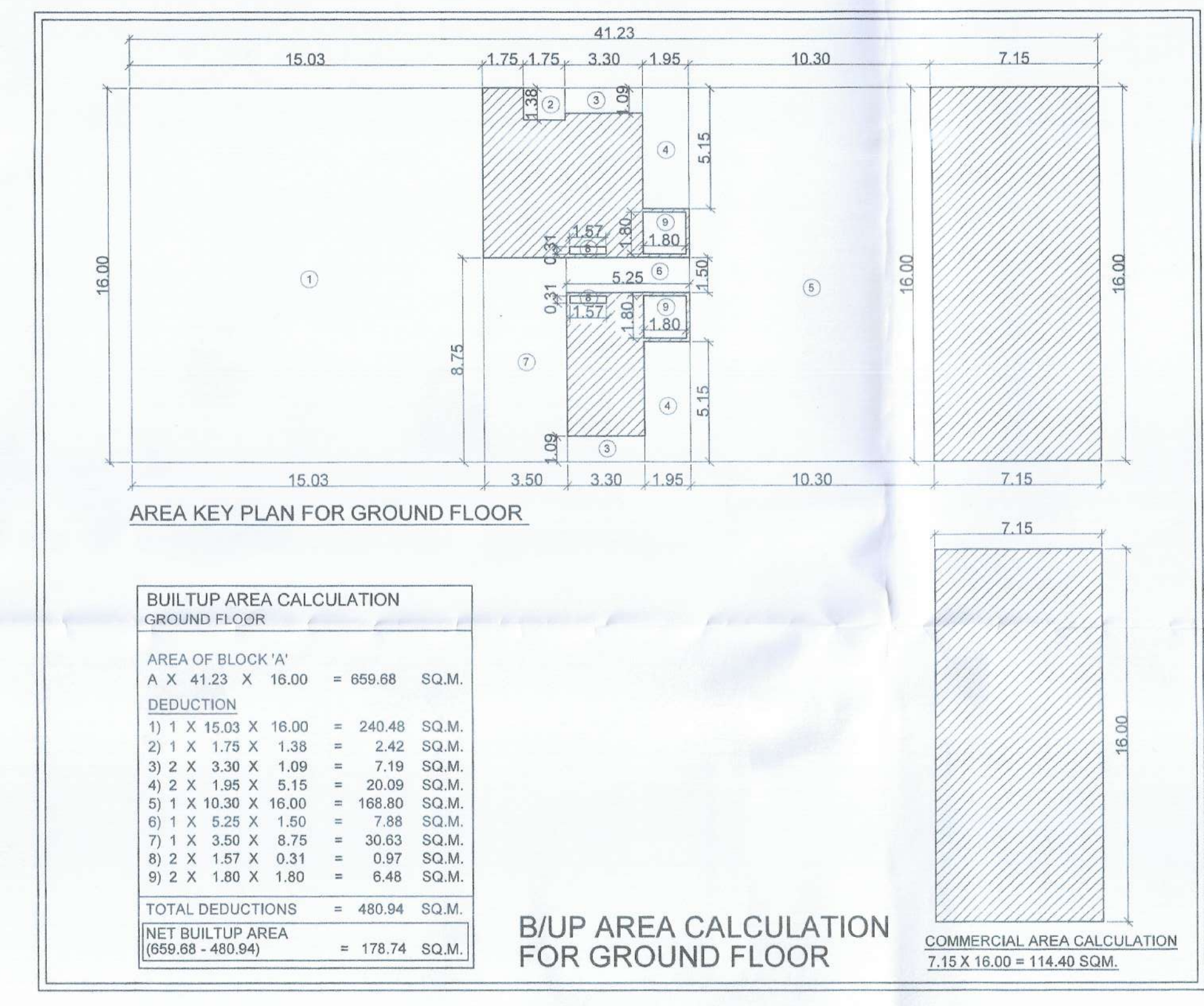
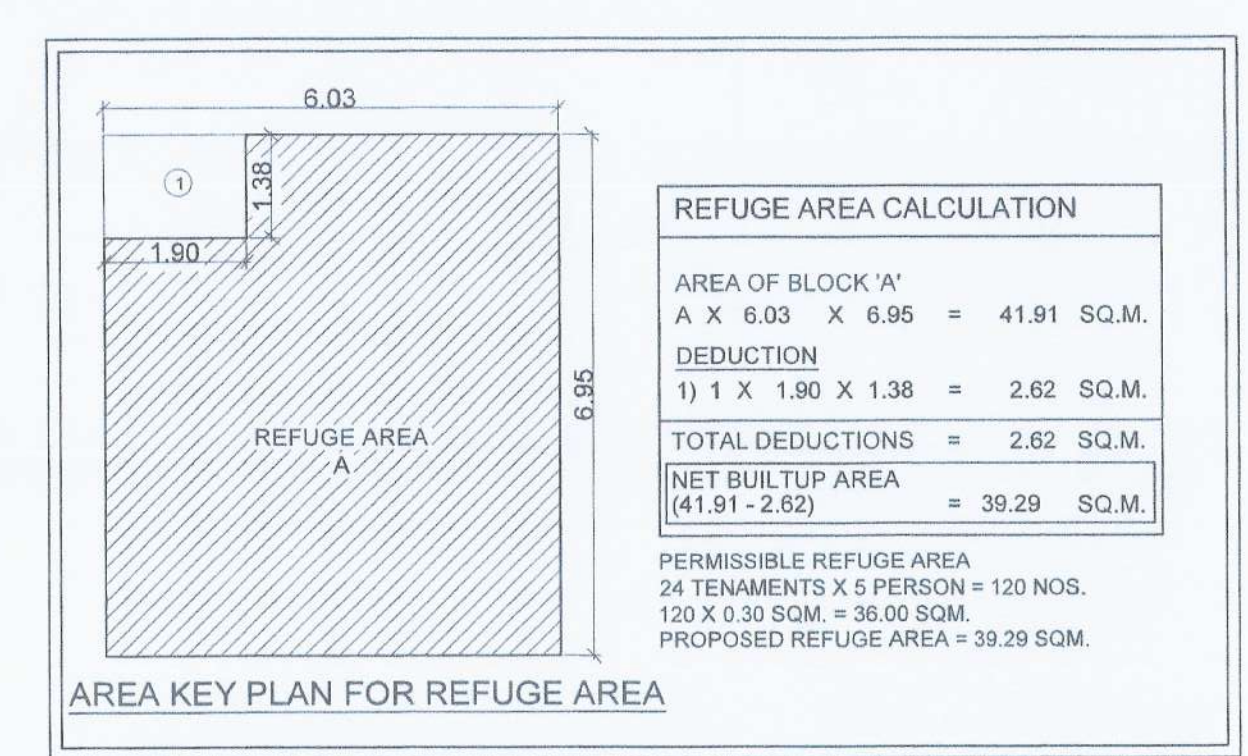
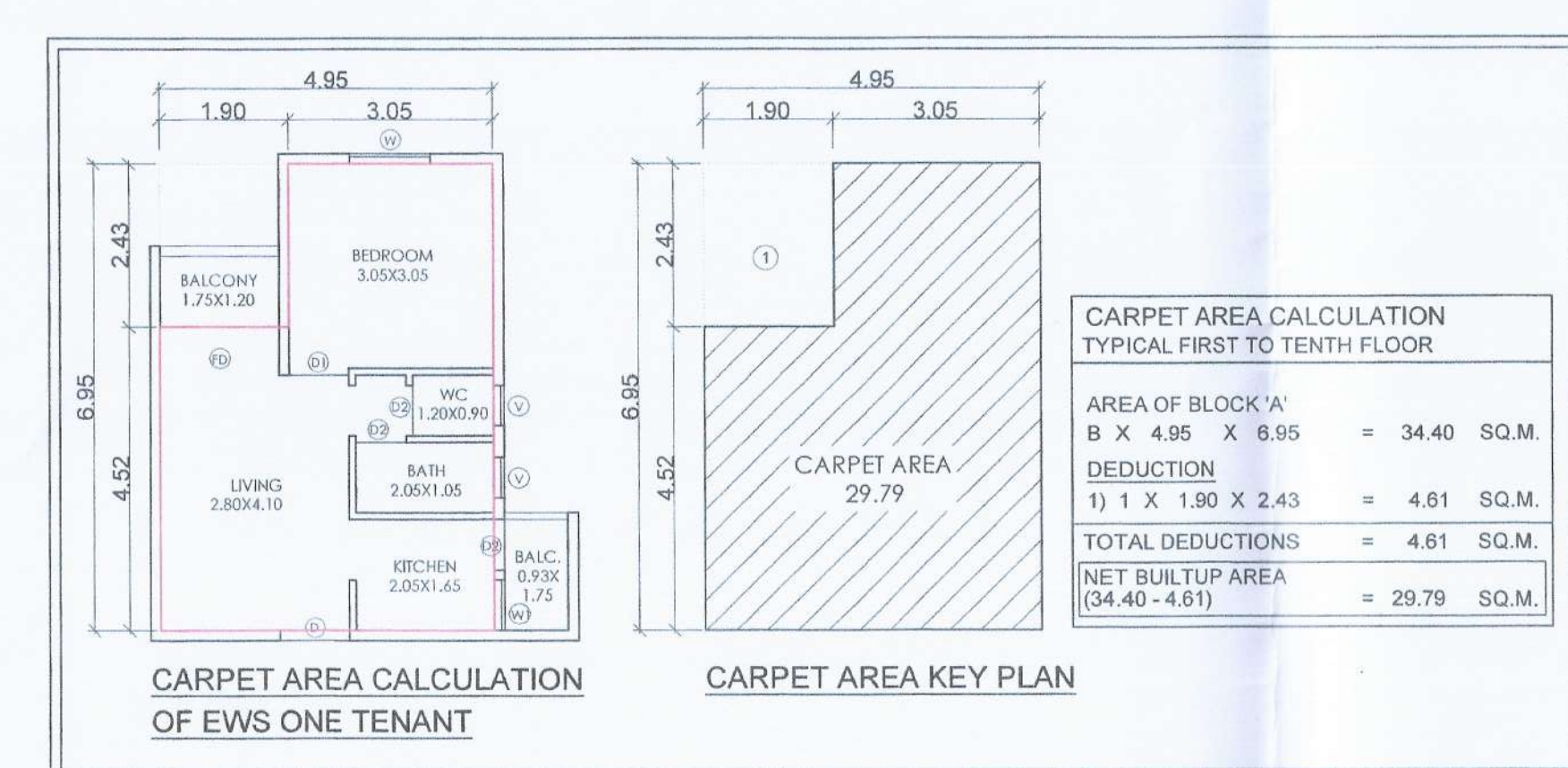
Executive Engineer Building Permission Col/PMAVA
MHADA

FSI STATEMENT (FOR COMMERCIAL)		
FLOOR	BUILTUP AREA	NO. OF SHOP
GROUND FLOOR	114.40 SQ.MT.	5
COMMERCIAL		
TOTAL	114.40 SQ.MT.	5

FSI STATEMENT (FOR RESIDENTIAL)		
FLOOR	BUILTUP AREA	NO. OF TENE.
GROUND	64.34 SQ.MT.	
FIRST	547.49 SQ.MT.	12
SECOND	547.49 SQ.MT.	12
THIRD	547.49 SQ.MT.	12
FOURTH	547.49 SQ.MT.	12
FIFTH	547.49 SQ.MT.	12
SIXTH	547.49 SQ.MT.	12
SEVENTH	547.49 SQ.MT.	12
EIGHTH	511.81 SQ.MT.	11
NINTH	547.49 SQ.MT.	12
TENTH	547.49 SQ.MT.	12
TOTAL	5503.56 SQ.MT.	119
TOTAL FSI (FOR COMMERCIAL & RESIDENTIAL)		
	114.40 + 5503.56	6917.96 SQ.MT.

NON FSI AREA STATEMENT						
BUILDING AREA	PARKING AREA	METER ROOM AREA	LIFT MACHINE ROOM AREA	STAIRCASE HEADROOM	REFUGE AREA	TOTAL AREA
EWS-1	364.75	14.56	18.00	38.74	39.29	475.34

PARKING STATEMENT						
AS PER UDPCR TABLE NO-39 PARKING REQUIREMENT FOR EVERY TWO TENEMENTS WITH EACH TENEMENT HAVING CARPET AREA LESS THAN 30 SQ.M. IS CAR, SCOOTER+25 VISITORS FOR COMMERCIAL EVERY 50 SQ.M. CARPET AREA CAR, SCOOTER-6						
NO. OF BUILDINGS	NO. OF TENEMENTS	CARPET AREA (SQ.M)	REQUIRED PARKING	PROPOSED PARKING		
NO.	TYPE		CAR	SCOOTER	CAR	SCOOTER
1	EWS-1	119	29.79	0	119	0
TOTAL		119	29.79	0	119	0
FOR COMMERCIAL						
SHOPS	CARPET AREA					
	114.40 SQ.M.		2.28	8.88	3	126
TOTAL COMM. + RESI. PARKING			2.28	125.88	3	126



(WALLING)
EXTERNAL WALLING = 150 MM THICK.
INTERNAL WALLING = 120 MM THICK.

SCHEDULE OF DOORS & WINDOWS				
SR	TYPE	SIZE	LOCATION ROOM	AS PER B.20.1 UDPCR REQUIRED OPENING AREA 10% OF FLOOR AREA OF ROOM
1.	RS	2.40 X 2.10	SHOP	
2.	FD	1.75 X 2.10	LIVING HALL	
3.	FD1	1.50 X 2.10	STAIRCASE, REFUGE AREA	
4.	D	1.05 X 2.10	LIVING HALL	
5.	D1	0.80 X 2.10	BEDROOM	
6.	D2	0.75 X 2.10	W.C./BATH	PERMISSIBLE PROPOSED
7.	W	1.20 X 1.20	BEDROOM	0.93 SQ.M. 1.44 SQ.M.
8.	W1	0.75 X 0.90	KITCHEN	0.33 SQ.M. 0.67 SQ.M.
9.	SW	1.50 X 1.20	STAIRCASE	1.67 SQ.M. 1.80 SQ.M.
10.	V	0.60 X 0.60	W.C.	0.10 SQ.M. 0.36 SQ.M.
11.	V	0.60 X 0.60	BATH	0.21 SQ.M. 0.36 SQ.M.

AREA DISCRPTION - EWS ONE BUILDING
AS PER REVISED SANCTION

1.	BUILTUP AREA ON GROUND FLOOR	178.74 SQMT
2.	BUILTUP AREA 1,2,3,4,5,6,7,9,10TH EACH FLOOR	547.49 SQMT
3.	BUILTUP AREA 8TH FLOOR	511.81 SQMT
4.	TOTAL BUILTUP AREA OF BUILDING	5617.96 SQMT
5.	TOTAL BUILTUP AREA FOR RESIDENTIAL	5503.56 SQMT
6.	TOTAL BUILTUP AREA FOR COMMERCIAL	114.40 SQMT
7.	RERA CARPET AREA OF EACH TENAMENT	29.79 SQMT
8.	NUMBER OF TENAMENT	119
9.	TOTAL HEIGHT OF BUILDING	32.35 M.

AREA DISCRPTION - EWS ONE BUILDING
FOR FULL O/C PROPOSED FOR BLDG. NO. 1

1.	BUILTUP AREA ON GROUND FLOOR	178.74 SQMT
2.	BUILTUP AREA 1,2,3,4,5,6,7,9,10TH EACH FLOOR	547.49 SQMT
3.	BUILTUP AREA 8TH FLOOR	511.81 SQMT
4.	TOTAL BUILTUP AREA OF BUILDING	5617.96 SQMT
5.	TOTAL BUILTUP AREA FOR RESIDENTIAL	5503.56 SQMT
6.	TOTAL BUILTUP AREA FOR COMMERCIAL	114.40 SQMT
7.	RERA CARPET AREA OF EACH TENAMENT	29.79 SQMT
8.	NUMBER OF TENAMENT	119
9.	TOTAL HEIGHT OF BUILDING	32.35 M.

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ARCHITECTS SIGN

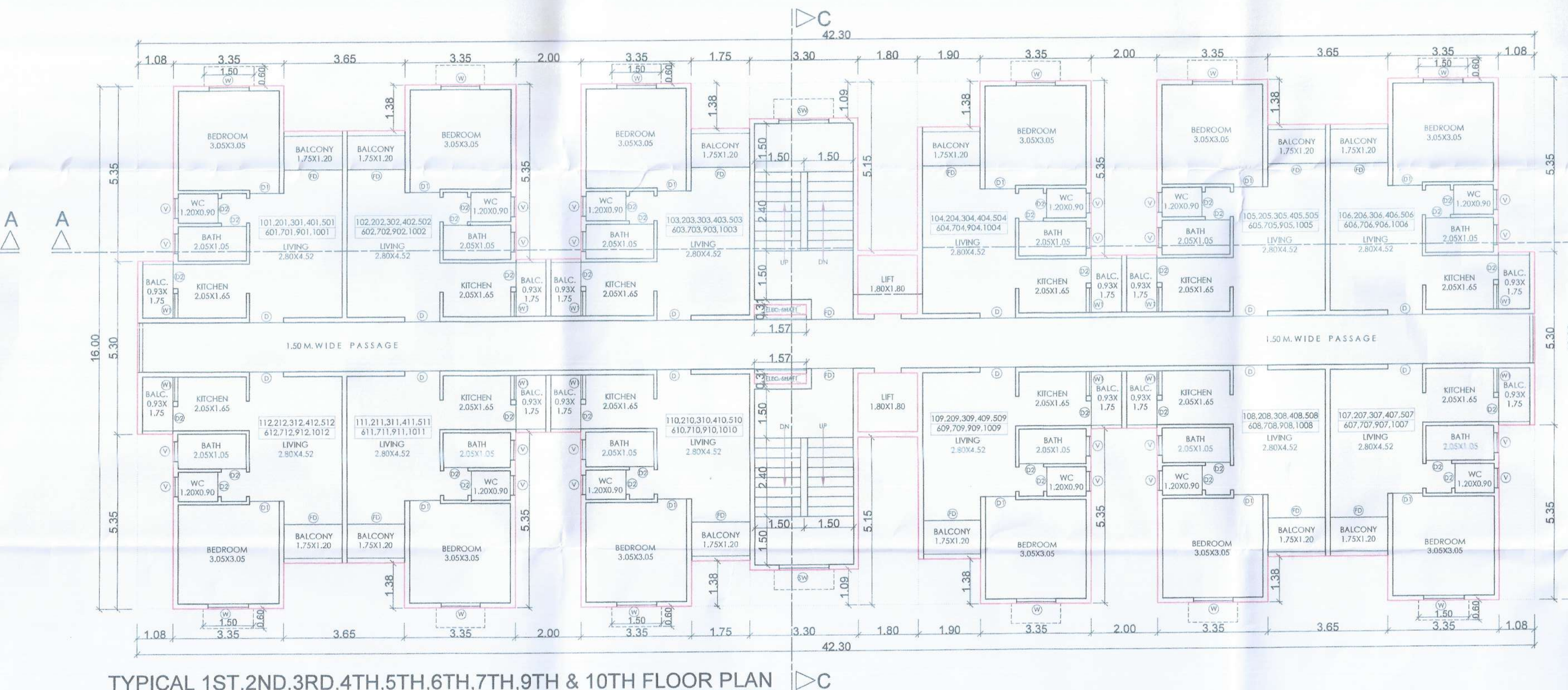
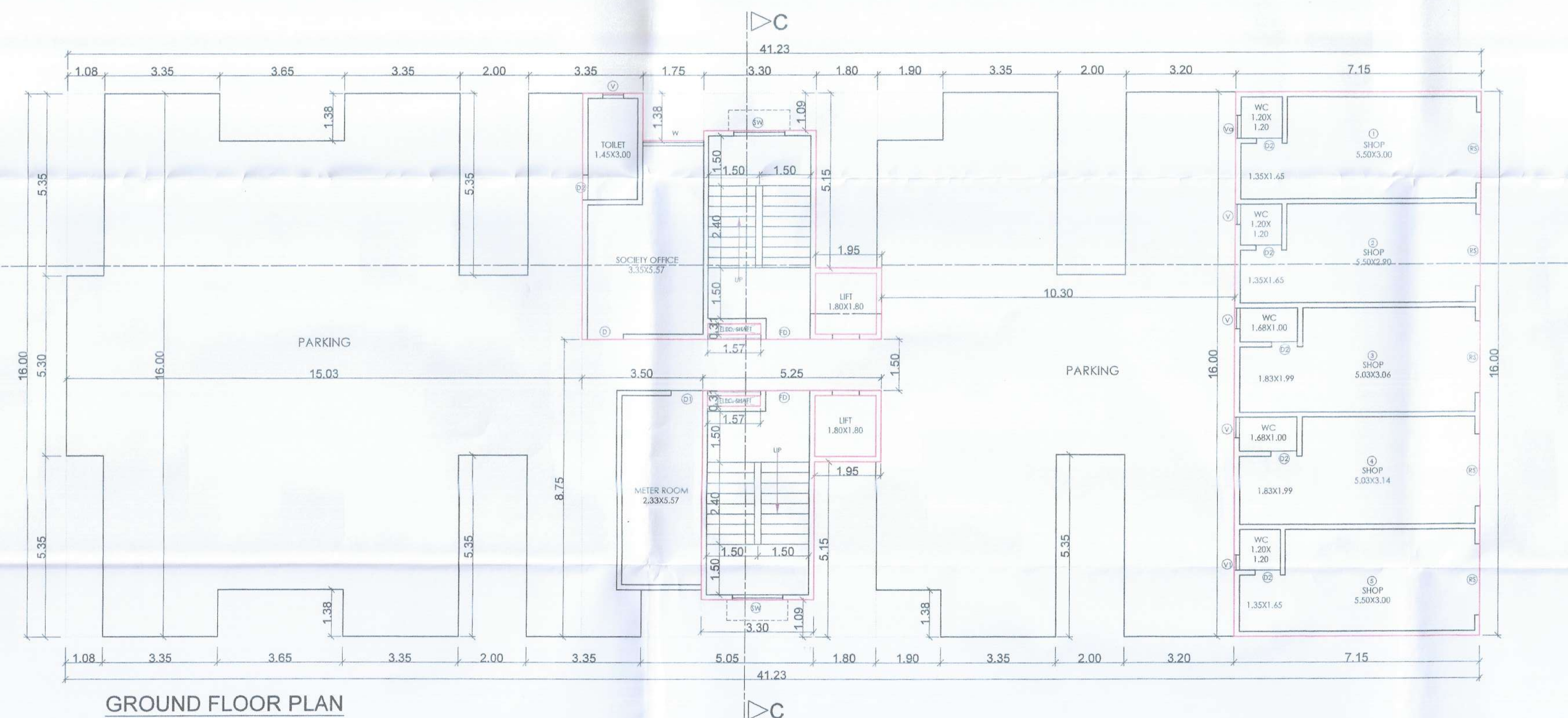
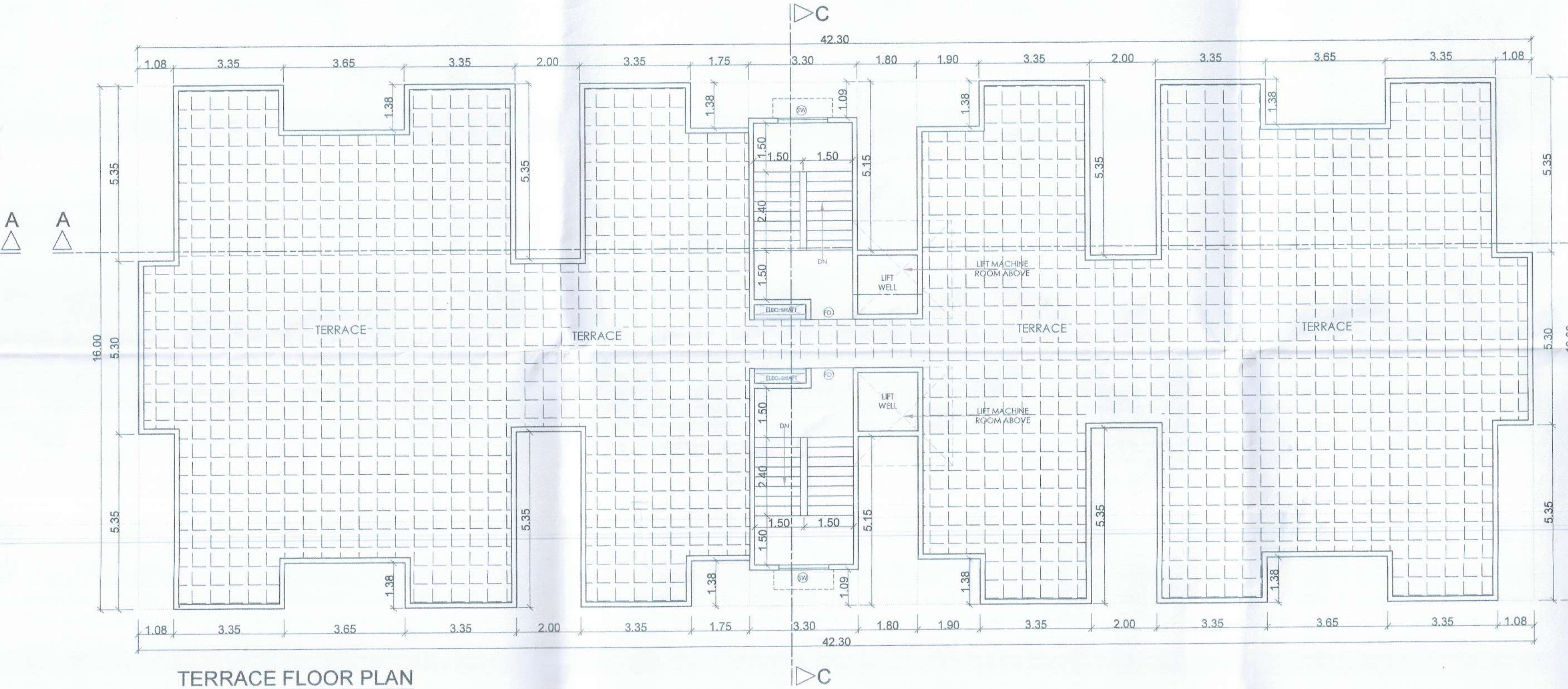
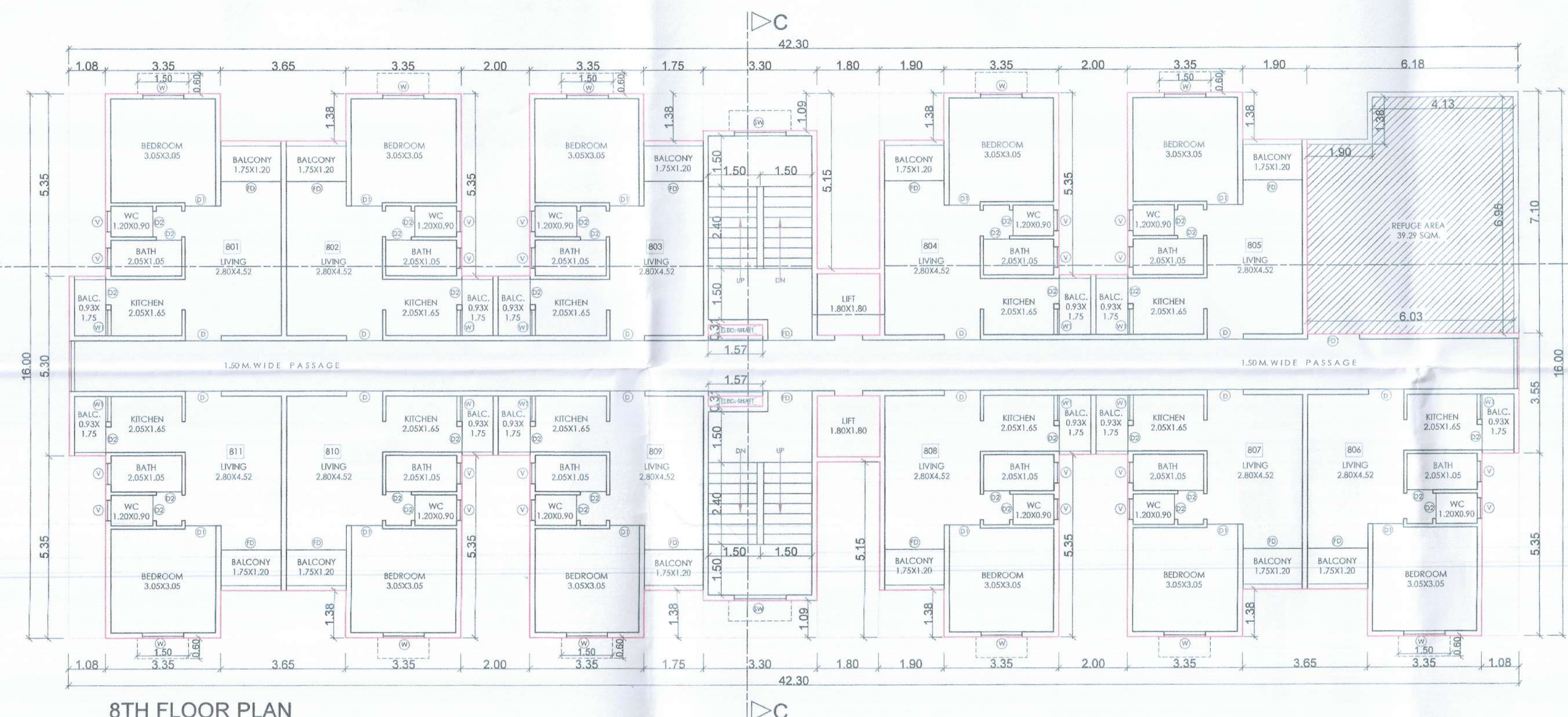
PROJECT - BUILDING LAYOUT
PROPOSED HOUSING PROJECT UNDER
PMAY-AHP-PPP MODEL AT GAT. NO. 2/3 A BAMBOLI,
TAL-KARJAT, DIST.- RAIGAD
OWNER'S NAME, SIGN. & ADDRESS

M/S. AANSH ASSOCIATES
For AANSH ASSOCIATES
For AANSH ASSOCIATES

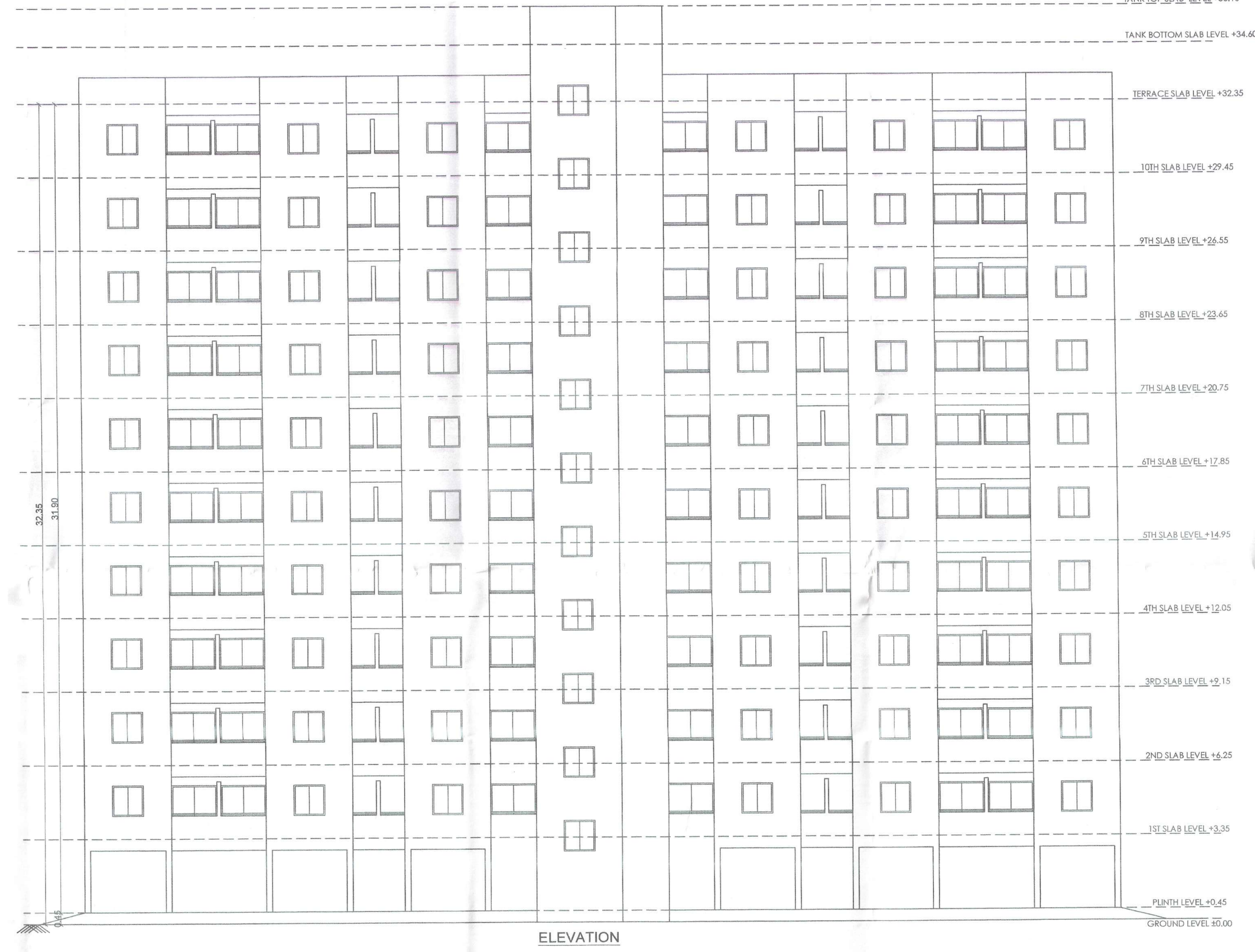
ARCHITECT
AR. DATTATRAY M. PARSHURAM
CA/2004/33379

KASTURI CONSULTANT
OFFICE NO. 518, TRIA VASANTAM CITY,
CENTER DHANORI PUNE-411015
MOBILE NO. 9321146909

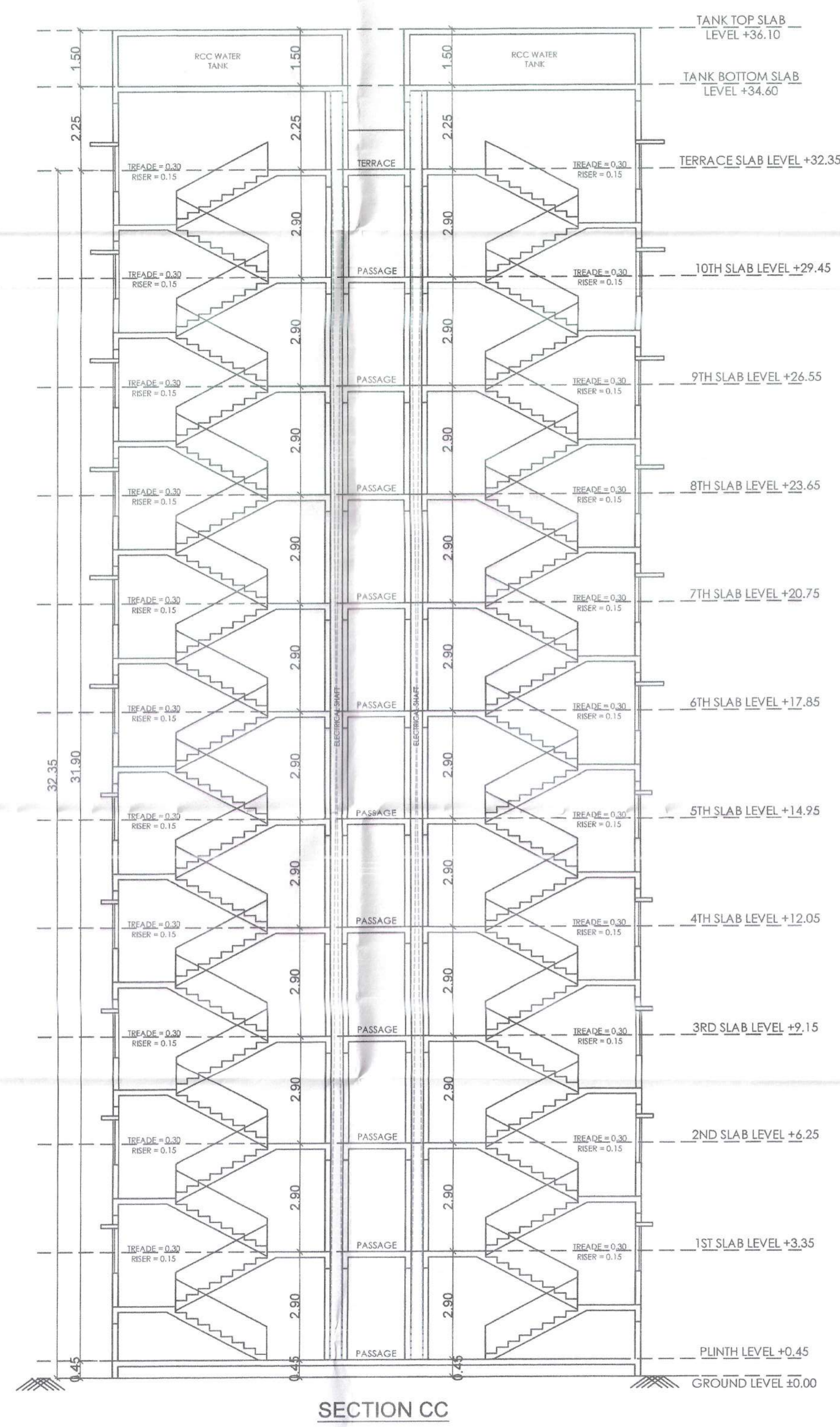
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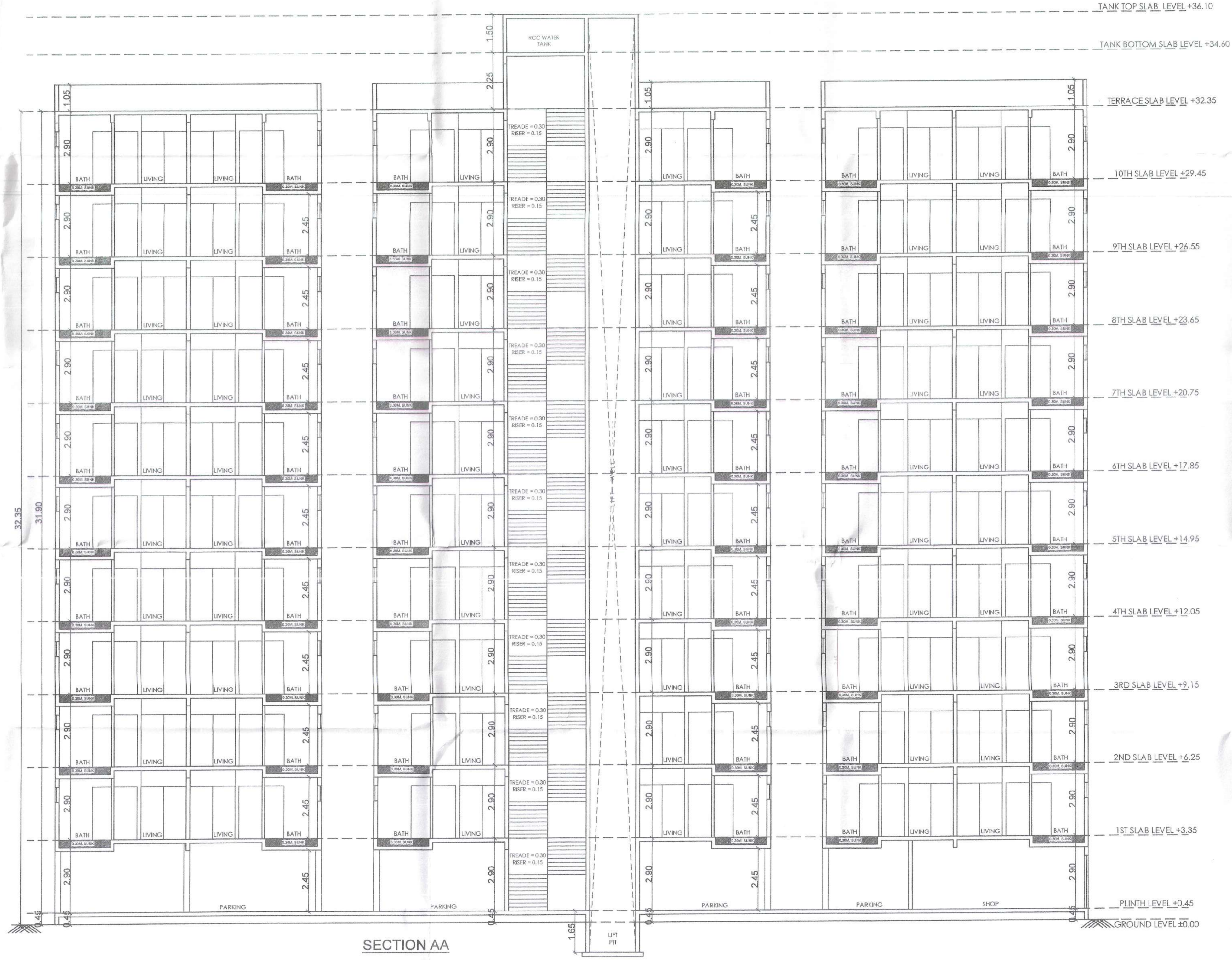
Accepted as completion plans as
 accompaniments of acceptance Full OC by this
 office letter under No. EEBPPMAYAMHADA
 Date: 06/05/2026 Date: 06/05/2026
 Engineer Building Permission Cell/PMAY/A
 MHADA



ELEVATION



SECTION CC



SECTION AA

CERTIFICATE OF AREA

CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON 23.10.2021 AND THE DIMENSIONS OF SIDES ETC. OF THE PLOT STATED ON THE PLAN ARE AS MEASURED ON SITE AND THE AREA WORKED OUT TALLIES WITH THE AREA STATED IN THE DOCUMENTS OF THE OWNERSHIP, T.P. SCHEME RECORD, LAND RECORDS DEPT/ CITY SURVEY RECORDS.

PROJECT - BUILDING LAYOUT
 PROPOSED HOUSING PROJECT UNDER PMAY-AHP-PPP MODEL AT GAT. NO. 2/3 /A BAMBOLI, TAL.-KARJAT, DIST.- RAIGAD
 OWNER'S NAME, SIGN, & ADDRESS

M/S. AANSH ASSOCIATES

For AANSH ASSOCIATES
 Partner

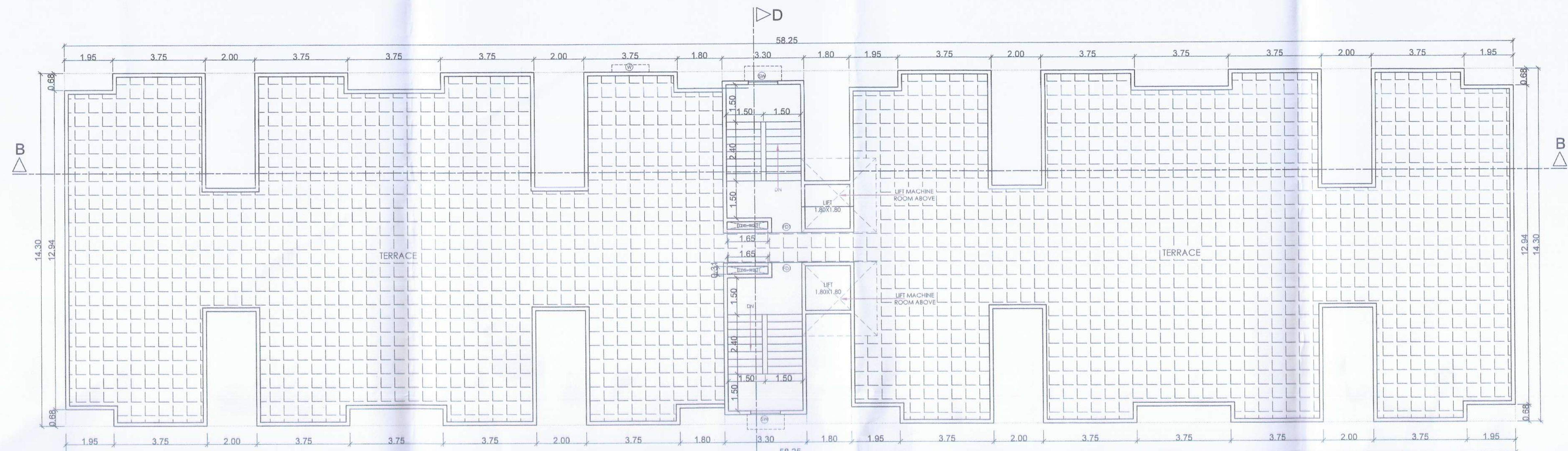
ARCHITECT

AR: DATTATRAY M. PARSHURAM
 CA/2004/33379

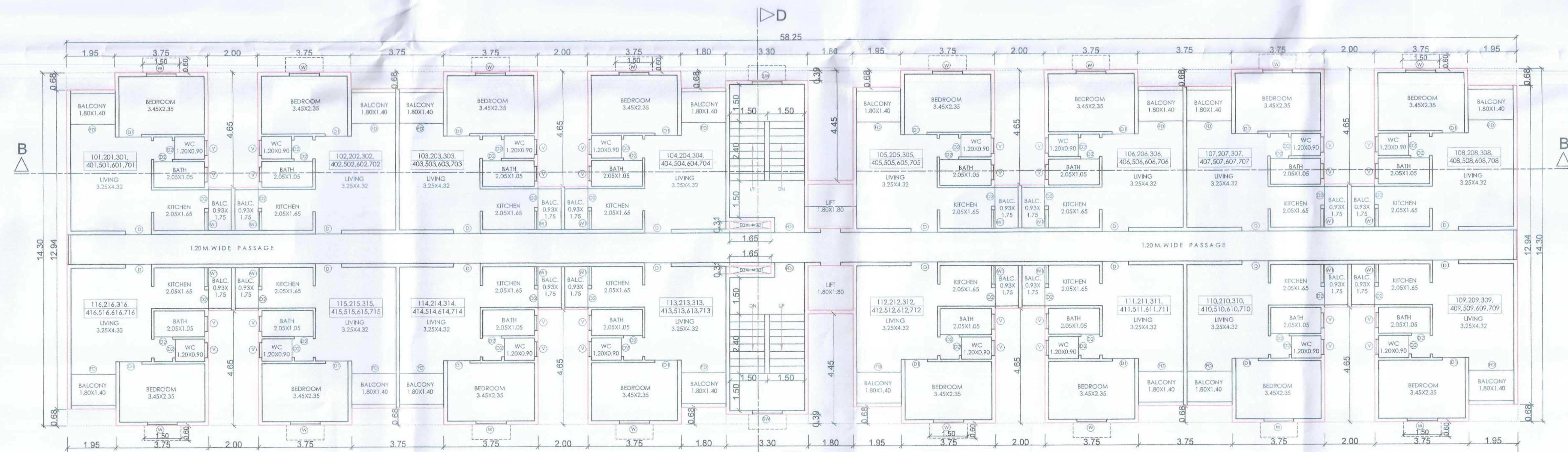
KASTURI CONSULTANT
 OFFICE NO.518, TRIA VASANTAM CITY,
 CENTER DHANORI PUNE-411015
 MOBILE NO. 9321146909

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DATE	06.05.2026	CHK. BY	D.M.P

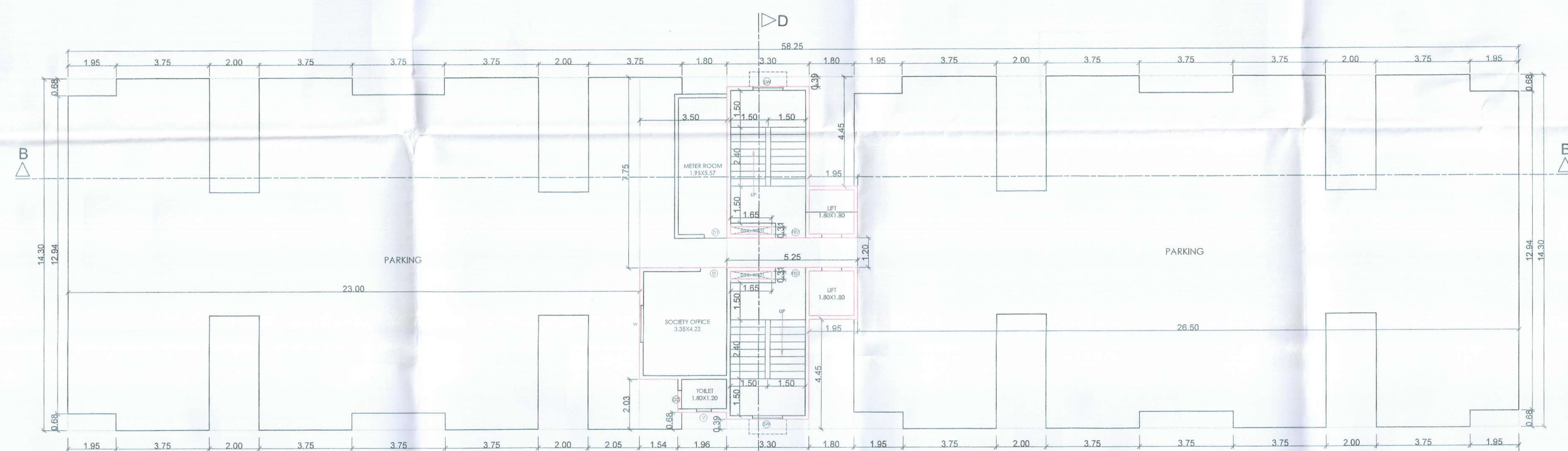
Accepted as completion plans as
accompaniments of approval of Full O/C by this
office under No. _____/20
Date: _____/20
Executive Engineer Building Permission Cell/PMAY/A
MHADA



TERRACE FLOOR PLAN



TYPICAL FIRST TO SEVENTH FLOOR PLAN



GROUND FLOOR PLAN

AS PER REVISED SANCTION

FSI STATEMENT (FOR RESIDENTIAL)

FLOOR	BUILTUP AREA	NO. OF TENE.
GROUND	59.81 SQ.MT	
FIRST	711.88 SQ.MT	16
SECOND	711.88 SQ.MT	16
THIRD	711.88 SQ.MT	16
FOURTH	711.88 SQ.MT	16
FIFTH	711.88 SQ.MT	16
SIXTH	711.88 SQ.MT	16
SEVENTH	711.88 SQ.MT	16
TOTAL	5042.97 SQ.MT	112

AS PER REVISED SANCTION

NON FSI AREA STATEMENT

BUILDING TYPE	PARKING AREA	METER ROOM AREA	LIFT MACHINE ROOM AREA	STAIRCASE HEADROOM	TOTAL AREA
EWS-2	696.76	12.33	16.00	38.74	725.83

AS PER REVISED SANCTION

PARKING STATEMENT

(AS PER UNDER TABLE NO-48 PARKING REQUIREMENT FOR EVERY TWO TENEMENTS WITH EACH TENEMENT HAVING CARPET AREA LESS THAN 30 SQ.M. IS CAR, SCOOTER-2+ PN VISITORS)

BUILDING NO	BUILDING TYPE	NO OF TENEMENTS	CARPET AREA TENEMENTS (SQ.M)	REQUIRED PARKING CAR	REQUIRED PARKING SCOOTER	PROPOSED PARKING CAR	PROPOSED PARKING SCOOTER
1	EWS-2	112	29.99	0	112	0	112
TOTAL		112	29.99	0	112	0	112

FOR FULL O/C PROPOSED FOR BLDG. NO. 2

FSI STATEMENT (FOR RESIDENTIAL)

FLOOR	BUILTUP AREA	NO. OF TENE.
GROUND	59.81 SQ.MT	
FIRST	711.88 SQ.MT	16
SECOND	711.88 SQ.MT	16
THIRD	711.88 SQ.MT	16
FOURTH	711.88 SQ.MT	16
FIFTH	711.88 SQ.MT	16
SIXTH	711.88 SQ.MT	16
SEVENTH	711.88 SQ.MT	16
TOTAL	5042.97 SQ.MT	112

FOR FULL O/C PROPOSED FOR BLDG. NO. 2

NON FSI AREA STATEMENT

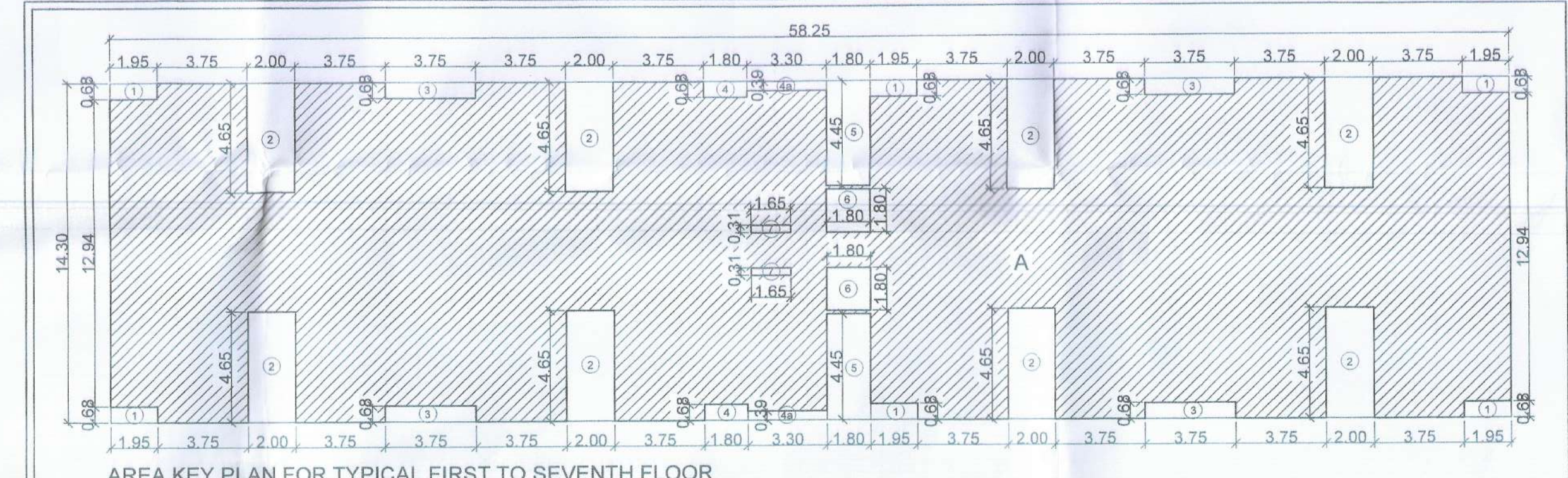
BUILDING TYPE	PARKING AREA	METER ROOM AREA	LIFT MACHINE ROOM AREA	STAIRCASE HEADROOM	TOTAL AREA
EWS-2	696.76	12.33	16.00	38.74	725.83

FOR FULL O/C PROPOSED FOR BLDG. NO. 2

PARKING STATEMENT

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BUILDING NO	BUILDING TYPE	NO OF TENEMENTS	CARPET AREA TENEMENTS (SQ.M)	REQUIRED PARKING CAR	REQUIRED PARKING SCOOTER	PROPOSED PARKING CAR	PROPOSED PARKING SCOOTER
1	EWS-2	112	29.99	0	112	0	112
TOTAL		112	29.99	0	112	0	112



BUILTUP AREA CALCULATION TYPICAL FIRST TO SEVENTH FLOOR

AREA OF BLOCK 'A'

A X 58.25 X 14.30 = 832.98 SQ.M

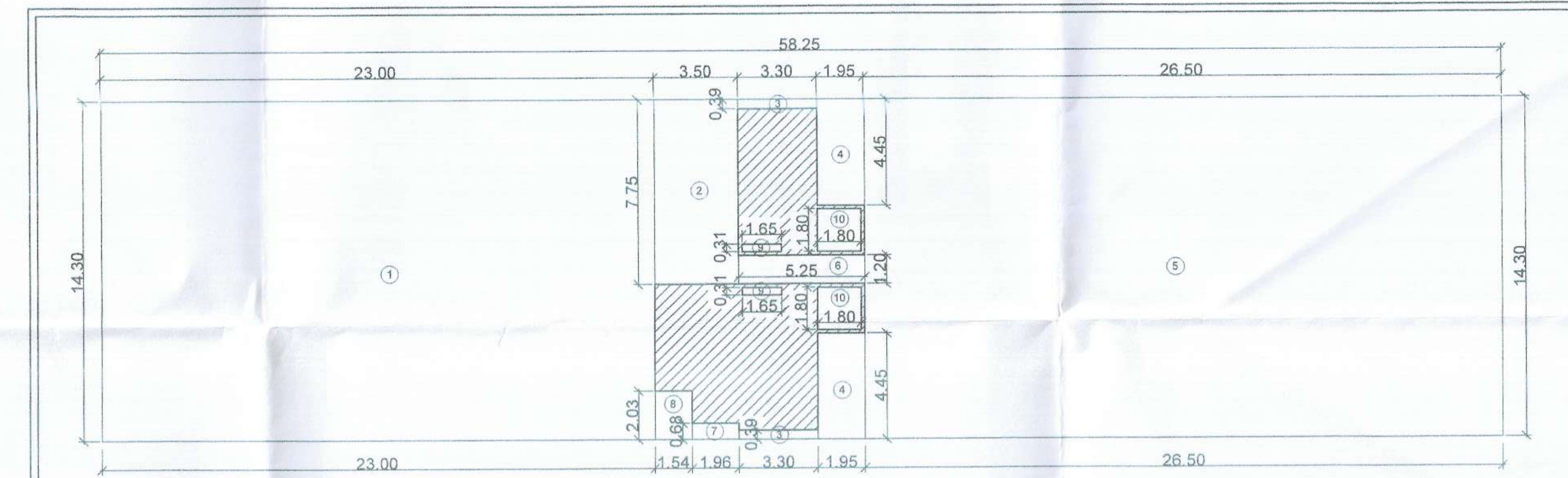
DEDUCTION

- 1) 6 X 1.95 X 0.68 = 7.96 SQ.M
- 2) 6 X 2.00 X 4.68 = 74.40 SQ.M
- 3) 4 X 3.75 X 0.68 = 10.20 SQ.M
- 4) 2 X 1.80 X 0.68 = 2.45 SQ.M
- 5) 2 X 3.30 X 0.39 = 2.57 SQ.M
- 6) 2 X 1.80 X 4.45 = 16.02 SQ.M
- 7) 2 X 1.80 X 1.80 = 6.48 SQ.M

TOTAL DEDUCTIONS = 121.10 SQ.M

NET BUILTUP AREA (832.98 - 121.10) = 711.88 SQ.M

B/UP AREA CALCULATION FOR TYPICAL FIRST TO SEVENTH FLOOR



BUILTUP AREA CALCULATION GROUND FLOOR

AREA OF BLOCK 'A'

A X 58.25 X 14.30 = 832.98 SQ.M

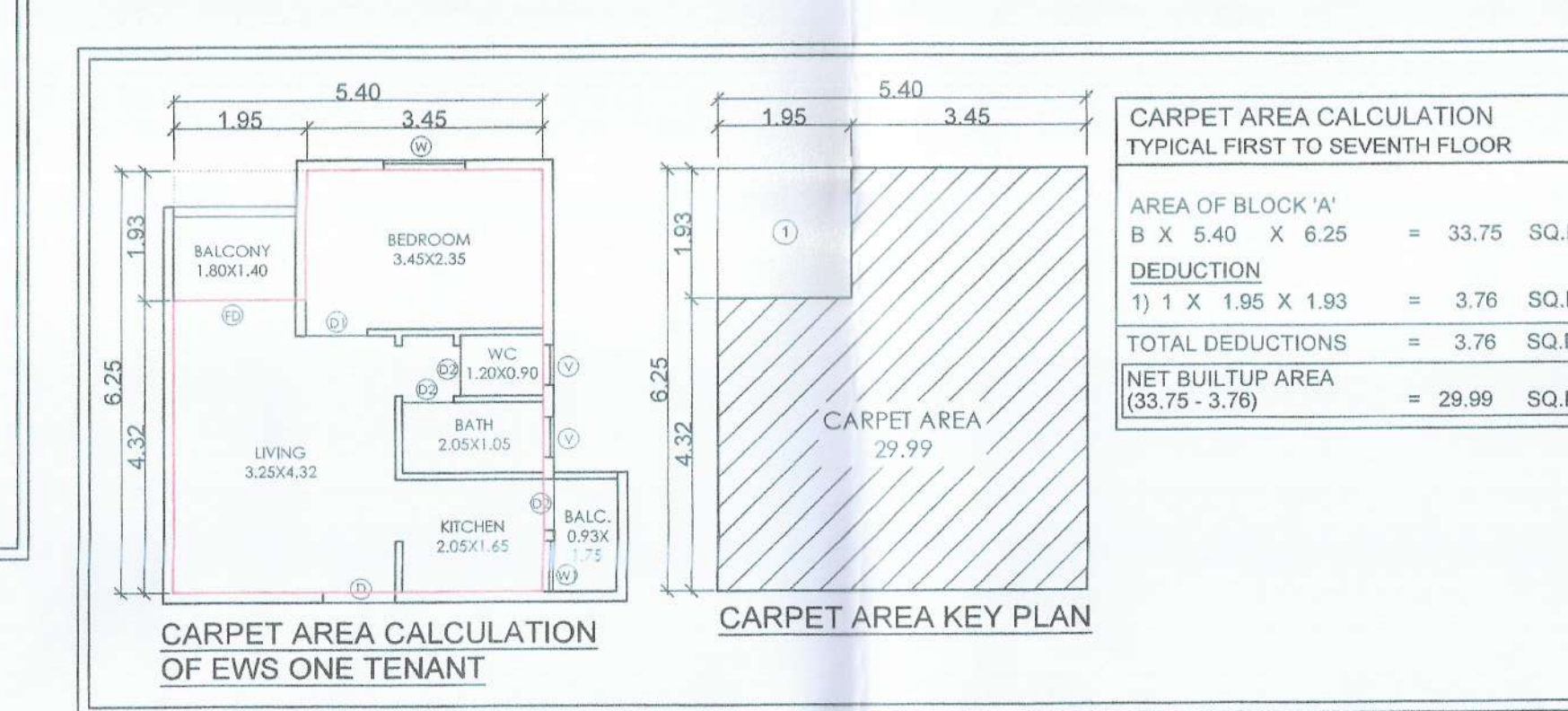
DEDUCTION

- 1) 1 X 24.80 X 14.30 = 353.76 SQ.M
- 2) 1 X 3.50 X 7.75 = 27.13 SQ.M
- 3) 2 X 3.30 X 0.39 = 2.57 SQ.M
- 4) 2 X 1.80 X 4.45 = 16.02 SQ.M
- 5) 1 X 28.50 X 14.30 = 407.55 SQ.M
- 6) 1 X 5.25 X 1.20 = 6.30 SQ.M
- 7) 1 X 1.95 X 0.68 = 1.33 SQ.M
- 8) 1 X 1.84 X 2.03 = 3.73 SQ.M
- 9) 2 X 1.80 X 0.31 = 1.12 SQ.M
- 10) 2 X 1.80 X 1.80 = 6.48 SQ.M

TOTAL DEDUCTIONS = 773.17 SQ.M

NET BUILTUP AREA (832.98 - 773.17) = 59.81 SQ.M

B/UP AREA CALCULATION FOR GROUND FLOOR



CARPET AREA CALCULATION OF EWS ONE TENANT

CARPET AREA CALCULATION TYPICAL FIRST TO SEVENTH FLOOR

AREA OF BLOCK 'A'

B X 5.40 X 6.25 = 33.75 SQ.M

DEDUCTION

- 1) 1 X 1.95 X 1.93 = 3.76 SQ.M

TOTAL DEDUCTIONS = 3.76 SQ.M

NET BUILTUP AREA (33.75 - 3.76) = 29.99 SQ.M

CARPET AREA KEY PLAN

(WALLING)

EXTERNAL WALLING = 150 MM THK.
INTERNAL WALLING = 120 MM THK.

SCHEDULE OF DOORS & WINDOWS

SR NO.	TYPE	LOCATION ROOM	AS PER 8.20.1 UDPR REQUIRED OPENING AREA 10% OF FLOOR AREA OF ROOM	PERMISSIBLE	PROPOSED
1	FD	1.75 X 2.10	LIVING HALL	0.81 SQ.M	1.44 SQ.M
2	FD1	1.80 X 2.10	STAIRCASE, REFUGE AREA	0.33 SQ.M	0.67 SQ.M
3	D	1.05 X 2.10	LIVING HALL	1.67 SQ.M	1.80 SQ.M
4	D1	0.80 X 2.10	BEDROOM	0.10 SQ.M	0.36 SQ.M
5	D2	0.75 X 2.10	W.C BATH	0.21 SQ.M	0.36 SQ.M
6	W	1.20 X 1.20	BEDROOM	0.33 SQ.M	1.44 SQ.M
7	W1	0.75 X 0.90	KITCHEN	0.33 SQ.M	0.67 SQ.M
8	SW	1.50 X 1.20	STAIRCASE	1.67 SQ.M	1.80 SQ.M
9	V	0.60 X 0.60	W.C	0.10 SQ.M	0.36 SQ.M
10	V	0.60 X 0.60	BATH	0.21 SQ.M	0.36 SQ.M

AREA DISCRPTION - EWS ONE BUILDING

AS PER REVISED SANCTION

1. BUILTUP AREA ON GROUND FLOOR	59.81 SQ.MT
2. BUILTUP AREA 1,2,3,4,5 & 7TH EACH FLOOR	711.88 SQ.MT
3. TOTAL BUILTUP AREA OF BUILDING	5042.97 SQ.MT
4. RERA CARPET AREA OF EACH TENAMENT	29.99 SQ.MT
5. NUMBER OF TENAMENT	112
6. TOTAL HEIGHT OF BUILDING	23.65 M.

AREA DISCRPTION - EWS ONE BUILDING FOR FULL O/C PROPOSED FOR BLDG. NO. 2

1. BUILTUP AREA ON GROUND FLOOR	59.81 SQ.MT
2. BUILTUP AREA 1,2,3,4,5,6 & 7TH EACH FLOOR	711.88 SQ.MT
3. TOTAL BUILTUP AREA OF BUILDING	5042.97 SQ.MT
4. RERA CARPET AREA OF EACH TENAMENT	29.99 SQ.MT
5. NUMBER OF TENAMENT	112
6. TOTAL HEIGHT OF BUILDING	23.65 M.

CERTIFICATE OF AREA

CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON 23.10.2021 AND THE DIMENSIONS OF SIDES ETC. OF THE PLOT STATED ON THE PLAN ARE AS MEASURED ON SITE AND THE AREA WORKED OUT TALLIES WITH THE AREA STATED IN THE DOCUMENTS OF THE OWNERSHIP. T.P. SCHEME RECORD, LAND RECORDS DEPT., CIVIL SUPPLY RECORDS.

AR. DATTATRAY M. PARSHURAM
CA/2004/33379

PROJECT - BUILDING LAYOUT

PROPOSED HOUSING PROJECT UNDER PMAY-AHP-PPP MODEL AT GAT. NO. 2/3 /A BAMBOLI, TAL.-KARJAT, DIST.- RAIGAD

OWNER'S NAME, SIGN, & ADDRESS

M/S. AANSH ASSOCIATES

For AANSH ASSOCIATES
Partner

ARCHITECT

AR. DATTATRAY M. PARSHURAM
CA/2004/33379

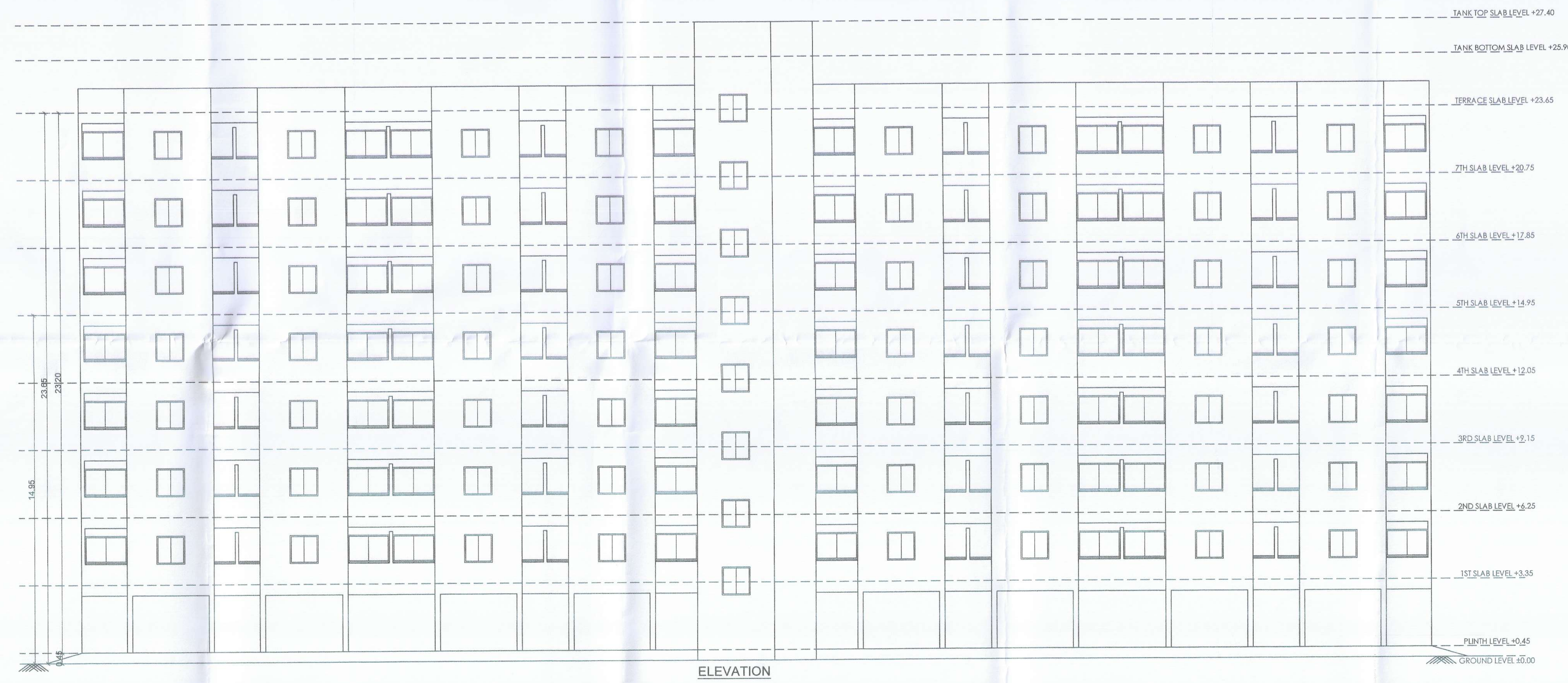
KASTURI CONSULTANT

OFFICE NO. 518, TRIA VASANTAM CITY,
CENTER DHANORI PUNE-411015
MOBILE NO. 9321146909

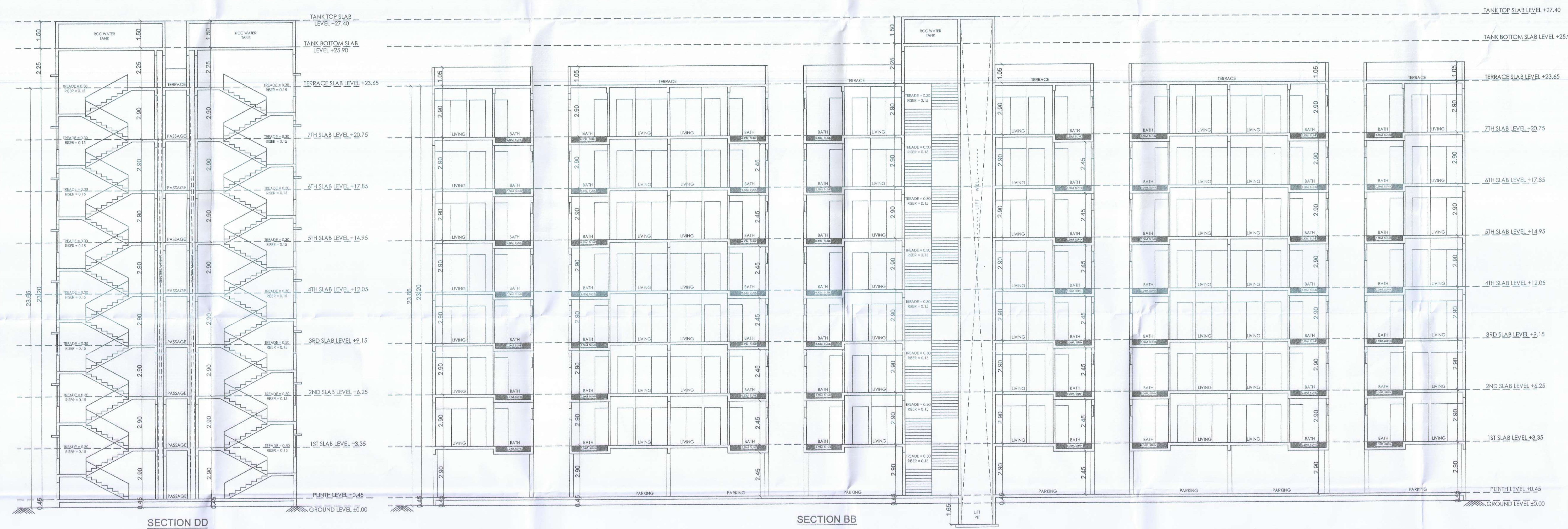
SCALE 1:100 JOB NO.
PAPER SIZE A0 DEALT M.K.C
DATE 06.05.2025 CHK BY D.M.P

Accepted as completion plans as
accompaniments of application for Full OC by this
office under No. _____ EGP/PMAY/MHADA
Date: _____/20 Date: _____/20

Executive Engineer Building Permission Cell/PMAYVA
MHADA



ELEVATION



SECTION DD

SECTION BB

CERTIFICATE OF AREA
CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON
23.10.2021 AND THE DIMENSIONS OF SIDES ETC. OF THE PLOT STATED
ON THE PLAN ARE AS MEASURED ON SITE AND THE AREA WORKED OUT
TALLIES WITH THE AREA STATED IN THE DOCUMENTS OF THE OWNERSHIP.
T.P. SCHEME RECORD, LAND RECORDS DEPT/ CITY SURVEY RECORDS.

PROJECT - BUILDING LAYOUT
PROPOSED HOUSING PROJECT UNDER
PMAY-AHP-PPP MODEL AT GAT. NO. 2/3 /A BAMBOLI,
TAL:-KARJAT, DIST:- RAIGAD
OWNER'S NAME, SIGN. & ADDRESS
M/S. AANSH ASSOCIATES

For AANSH ASSOCIATES

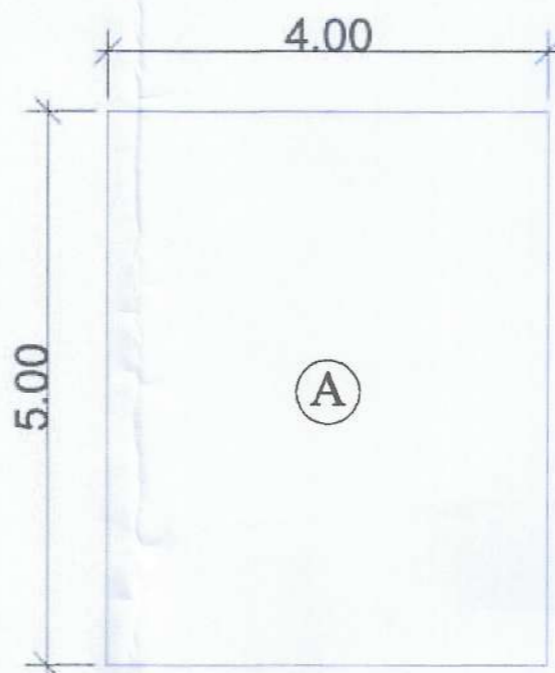
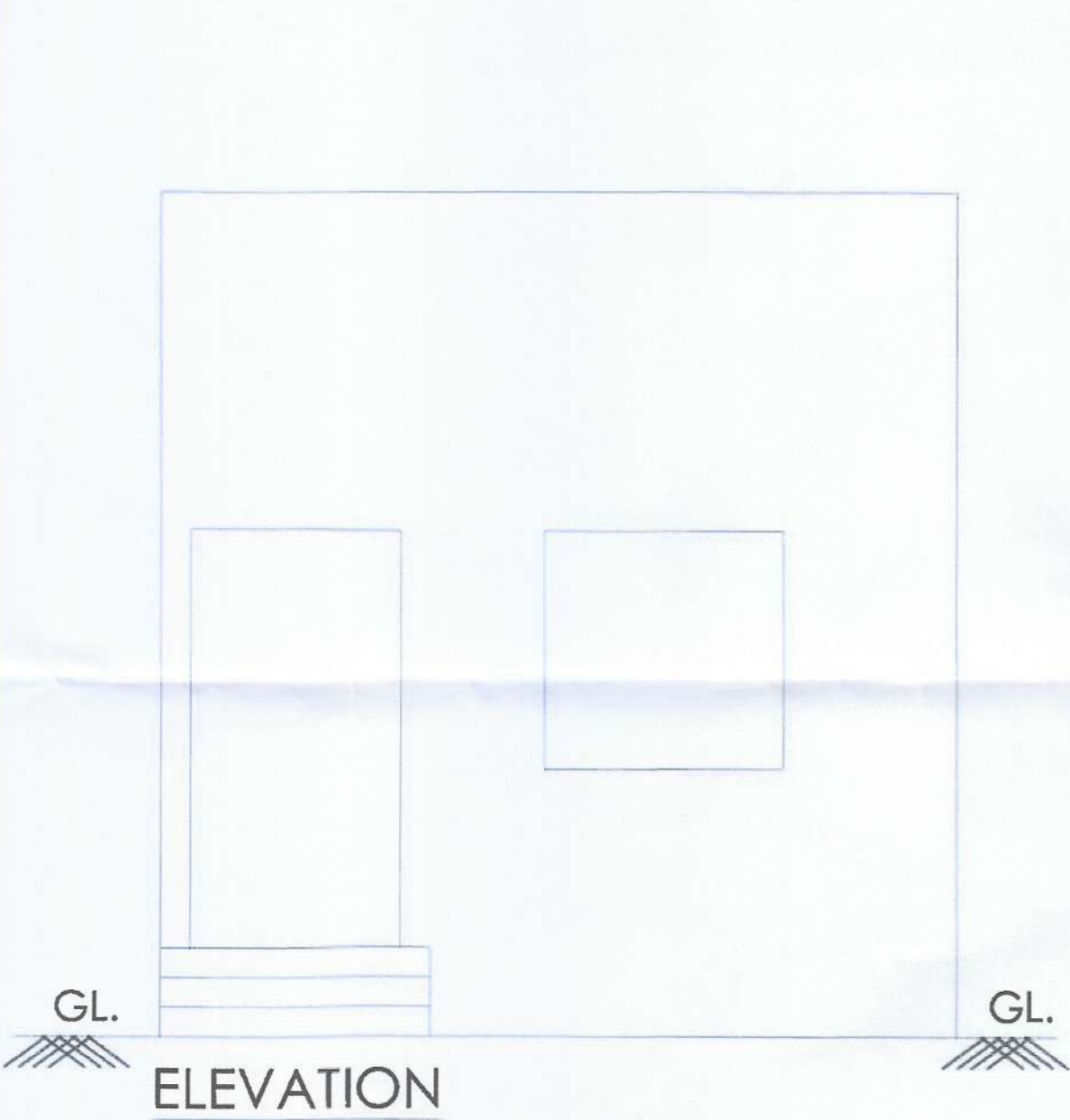
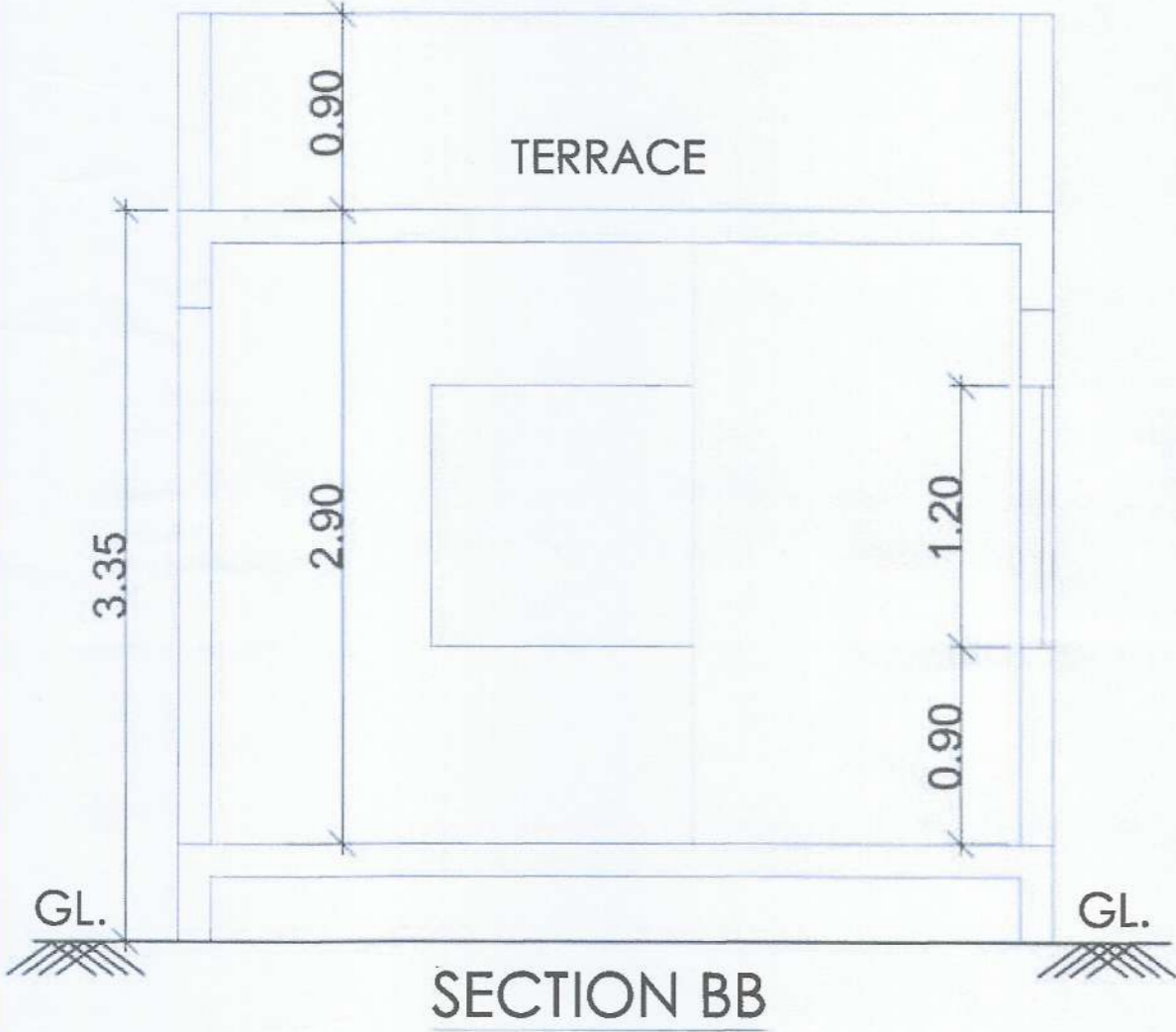
Partner

ARCHITECT
AR. DATTATRAY M. PARSHURAM
CA/2004/33379

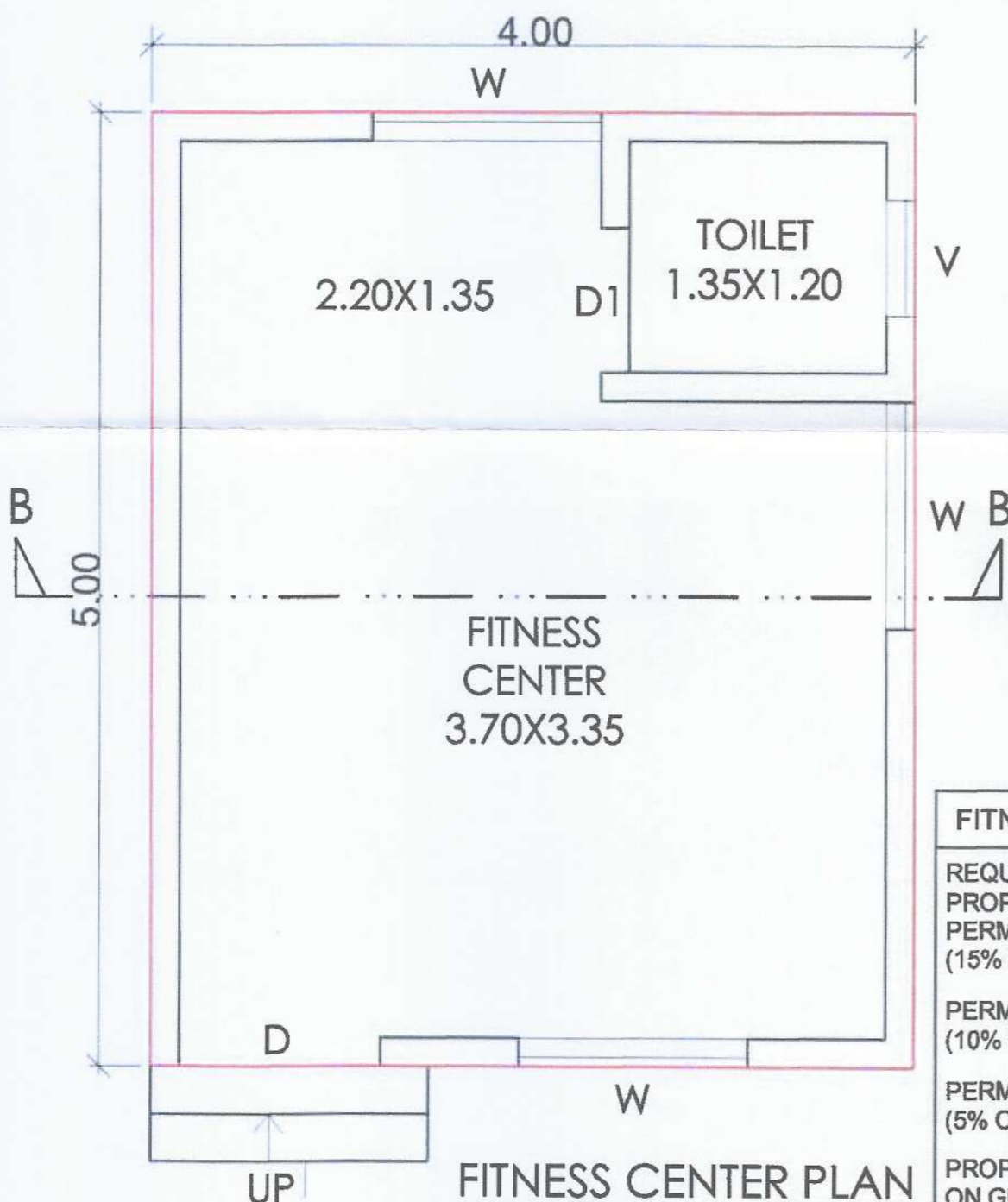
KASTURI CONSULTANT
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CENTER DHANORI PUNE-411015
MOBILE NO. 9321146909

SCALE	1:100	JOB NO.	
PAPER SIZE	A0	DEALT	M.K.C
DATE	06.05.2026	CHK. BY	D.M.P

COMPLETION DRAWING FOR FULL O/C
PROPOSED AFFORDABLE HOUSING PROJECT UNDER PMAY-AHP-PPP
AT GAT. NO. 2/3 /A BARNOLI, TAL:-KARJAT, DIST:- RAIGAD



AREA OF KEY PLAN FOR
GROUND FLOOR
(FOR FITNESS CENTER)
A) 4.00X5.00 = 20.00 SQMT.



BUILTUP AREA		
FLOOR	FITNESS CENTER	TOTAL
GROUND	20.00 SQM.	20.00 SQM.

FITNESS CENTER AREA STATEMENT	
REQUIRED R.G. AREA	= 500 SQM.
PROPOSED R.G. AREA	= 647.08 SQM.
PERMISSIBLE BUILTUP AREA FOR CLUB HOUSE	= 97.06 SQM. (15% OF R.G. AREA)
PERMISSIBLE BUILTUP AREA FOR GROUND FLOOR	= 64.70 SQM. (10% OF R.G. AREA)
PERMISSIBLE BUILTUP AREA FOR FIRST FLOOR	= 32.35 SQM. (5% OF R.G. AREA)
PROPOSED BUILTUP AREA FOR FITNESS CENTER ON GROUND FLOOR	= 20.00 SQM.
TOTAL PROPOSED BUILTUP AREA ON GROUND FLOOR	= 20.00 SQM.

FITNESS CENTER

BUILDING FILE

7/7

STAMP OF APPROVAL

Accepted as completion plans as accompaniments of acceptance Full OC by this office letter under No. EE/BP/PMAY/A/MHADA Date: /20 Date: /20
Executive Engineer Building/Permission Cell/PMAY/A MHADA

(WALLING)

EXTERNAL WALLING = 150 MM THIK.
INTERNAL WALLING = 120 MM THIK.

SCHEDULE OF DOORS & WINDOWS

SR. NO.	TYPE	SIZE	LOCATION ROOM	AS PER 9.20.1 UDCPR REQUIRED OPENING AREA 10% OF FLOOR AREA OF ROOM	PERMISSIBLE	PROPOSED
1.	D	1.05X2.10	FITNESS CENTER			
2.	D1	0.75X2.10	TOILET			
	W	1.20X1.20	FITNESS CENTER		1.54 SQM.	4.32 SQM.
	V	0.60X0.60	TOILET		0.60 SQM.	0.36 SQM.

AREA DISCRPTION - FITNESS CENTER

1.	BUILTUP AREA ON GROUND FLOOR (FITNESS CENTER)	20.00 SQMT
2.	TOTAL HEIGHT OF BUILDING	3.35 M.

CERTIFICATE OF AREA

CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON 23.10.2021 AND THE DIMENSION'S OF SIDES ETC. OF THE PLOT STATED ON THE PLAN ARE AS MEASURED ON SITE AND THE AREA WORKED OUT TALLIES WITH THE AREA STATED IN THE DOCUMENTS OF THE OWNERSHIP T.P. SCHEME RECORD, LAND RECORDS DEPT/CITY SURVEY RECORDS.

Architect Reg. No. CA/2004/33379
Kasturi Consultant
ARCHITECTS SIGN

OWNERS CERTIFICATE

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.

OWNER'S NAME, SIGN. & ADDRESS

M/S. AANSH ASSOCIATES
For AANSH ASSOCIATES
Partner

PROJECT

PROPOSED HOUSING PROJECT UNDER PMAY-AHP-PPP MODEL AT GAT. NO. 2/3 /A BARNOLI, TAL:-KARJAT, DIST:- RAIGAD

ARCHITECT

Architect Reg. No. CA/2004/33379
AR. DATTATRAY M. PARSHURAM CA/2004/33379

KASTURI CONSULTANT

SAHAKAR BHAVAN, 2ND FLOOR, OPP HOTEL UTSAV, MARKET YARD ROAD, GULTEKDI PUNE-411037
MOBILE NO. 9321146909

SCALE	1:50	JOB NO.	
PAPER SIZE	A3	DEALT	M.K.C
DATE	06.05.2026	CHK. BY	D.M.P