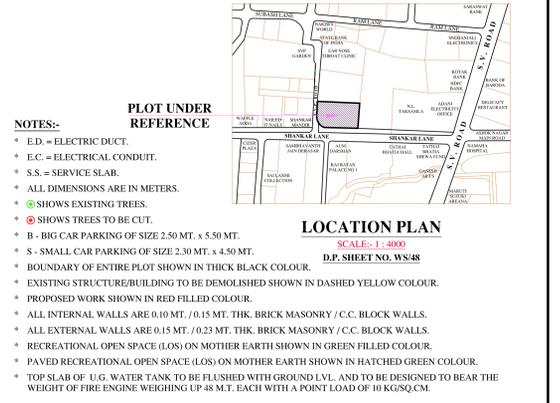


0 AREA STATEMENT		SQ.MTS.
1	AREA OF PLOT AS PER F.R. CARD (C.T.S. NO. 368/A, 368/A/1 TO 9 OF VILLAGE MALAD (NORTH))	2668.80
a	AREA OF RESERVATION IN PLOT	---
b	AREA OF ROAD SETBACK IN PLOT	119.54
c	AREA OF D.P. ROAD IN PLOT	---
2A	DEDUCTIONS FOR RESERVATION/ROAD AREA	119.54
a	ROAD SETBACK AREA TO BE HANDLED OVER TO M.C.G.M. AS PER REG. NO. 16 OF D.C.P.R. 2034	---
b	PROPOSED D.P. ROAD TO BE HANDLED OVER TO M.C.G.M. AS PER REG. NO. 16 OF D.C.P.R. 2034	---
c	RESERVATION AREA TO BE HANDLED OVER TO M.C.G.M. AS PER REG. NO. 17 OF D.C.P.R. 2034	---
d	RESERVATION AREA TO BE HANDLED OVER TO M.C.G.M. AS PER REG. NO. 17 OF D.C.P.R. 2034 UNDER ACCOMMODATION RESERVATION	---
2B	DEDUCTIONS FOR AMENITY AREA	---
a	AREA OF AMENITY PLOT TO BE HANDLED OVER TO M.C.G.M. AS PER REG. NO. 14(A) OF D.C.P.R. 2034	---
b	AREA OF AMENITY PLOT TO BE HANDLED OVER TO M.C.G.M. AS PER REG. NO. 14(B) OF D.C.P.R. 2034	---
c	AREA OF AMENITY PLOT TO BE HANDLED OVER TO M.C.G.M. AS PER REG. NO. 15 OF D.C.P.R. 2034	---
2C	DEDUCTIONS FOR EXISTING BUILT-UP AREA TO BE RETAINED/LAND COMPONENT OF EXISTING BUILT-UP AREA	---
3	TOTAL DEDUCTIONS (2A + 2B + 2C)	119.54
4	BALANCE AREA OF PLOT (1 - 3)	2549.26
5	PLOT AREA UNDER DEVELOPMENT (1 - 3)	2549.26
6	ZONAL (BASIC) F.S.I. AS PER REG. NO. 30(A), TABLE NO. 12 OF D.C.P.R. 2034	1.00
7	BUILT-UP AREA AS PER ZONAL (BASIC) F.S.I. (5 x 6)	2549.26
8	BUILT-UP AREA EQUAL TO PROPOSED D.P. ROAD TO BE HANDLED OVER TO M.C.G.M. AS PER REG. NO. 30(A)(3)(a) OF D.C.P.R. 2034 OVER AND ABOVE (3 x 200%)	239.88
9	BUILT-UP AREA IN LIEU OF ADDITIONAL F.S.I. FOR REDEVELOPMENT OF EXISTING RESIDENTIAL HOUSING SOCIETY AS PER REG. NO. 13(7) OF D.C.P.R. 2034 (2728.99 x 15%)	409.65
10	BUILT-UP AREA DUE TO ADDITIONAL F.S.I. ON PAYMENT OF PREMIUM AS PER REG. NO. 30(A), TABLE NO. 12 OF D.C.P.R. 2034 (4 x 5000%)	1274.63
	ALREADY CLAIMED	0.00
	NOW CLAIMED	1274.63
	TOTAL	1274.63
11	PROTECTED F.S.I. (SETBACK AREA) AS PER EXISTING BLDG. APP. PLAN UNDER REG. NO. 30(C)(a)	58.19
12	BUILT-UP AREA DUE TO ADMISSIBLE ROAD/RESERVATION T.D.R. AS PER REG. NO. 30(A), TABLE NO. 12 OF D.C.P.R. 2034 (2549.26 X 0.9 X 80%) - 409.65 - 58.19 (1397.28 reduced to 1368.22)	1368.22
	ALREADY CLAIMED	0.00
	NOW CLAIMED	1368.22
	TOTAL	1368.22
b	BUILT-UP AREA DUE TO ADMISSIBLE SLUM T.D.R. AS PER REG. NO. 30(A), TABLE NO. 12 OF D.C.P.R. 2034 (2549.26 X 0.9 X 20%) = 458.87	458.87
	ALREADY CLAIMED	0.00
	NOW CLAIMED	458.87
	TOTAL	458.87
c	BUILT-UP AREA DUE TO ADMISSIBLE T.D.R. AS PER REG. NO. 30(A), TABLE NO. 12 OF D.C.P.R. 2034 (124 + 120)	1827.09
13	PERMISSIBLE BUILT-UP AREA (7 + 8 + 9 + 10 + 11 + 12c)	6357.30
14	PROPOSED BUILT-UP AREA	6357.30
15	T.D.R. GENERATED AS PER REG. NO. 30(A) & REG. NO. 32 OF D.C.P.R. 2034	---
16	FUNGIBLE COMPENSATORY AREA AS PER REG. NO. 31(3) OF D.C.P.R. 2034	---
a	PERMISSIBLE FUNGIBLE COMPENSATORY AREA FOR REHAB COMPONENT WITHOUT CHARGING PREMIUM	945.25
b	FUNGIBLE COMPENSATORY AREA AVAILABLE FOR REHAB COMPONENT WITHOUT CHARGING PREMIUM	732.42
c	PERMISSIBLE FUNGIBLE COMPENSATORY AREA BY CHARGING PREMIUM (13 x 35.00%) - 164	1279.81
d	FUNGIBLE COMPENSATORY AREA AVAILABLE ON PAYMENT OF PREMIUM	1263.15
17	TOTAL BUILT-UP AREA PROPOSED INCLUDING FUNGIBLE COMPENSATORY AREA (14 + 16a + 16d)	8352.87
18	F.S.I. CONSUMED ON NET PLOT AREA (13.74)	2.49

11) OTHER REQUIREMENTS		SQ.MTS.
A	RESERVATION/DESIGNATION	---
a	NAME OF RESERVATION	---
b	AREA OF RESERVATION AFFECTING THE PLOT	---
c	AREA OF RESERVATION LAND TO BE HANDLED OVER TO M.C.G.M. AS PER REG. NO. 17 OF D.C.P.R. 2034	---
d	BUILT-UP AREA OF AMENITY TO BE HANDLED OVER TO M.C.G.M. AS PER REG. NO. 17 OF D.C.P.R. 2034	---
e	BUILT-UP AREA OF DESIGNATION	---
B	PLOT AREA/BUILT-UP AMENITY TO BE HANDLED OVER TO M.C.G.M.	---
a	AS PER REG. NO. 14(A) OF D.C.P.R. 2034	---
b	AS PER REG. NO. 14(B) OF D.C.P.R. 2034	---
c	AS PER REG. NO. 15 OF D.C.P.R. 2034	---
C	REQUIREMENT OF RECREATIONAL OPEN SPACE IN LAYOUT/PLOT AS PER REG. NO. 27 OF D.C.P.R. 2034	---
D	TENEMENT STATEMENT	---
a	PROPOSED BUILT-UP AREA	8352.87
b	LESS DEDUCTION OF NON-RESIDENTIAL AREA (SHOP ETC.)	6.06
c	AREA AVAILABLE FOR TENEMENTS	8352.87
d	TENEMENTS PERMISSIBLE (4/50/STRUCTURE)	376 NOS.
e	TOTAL NUMBER OF TENEMENTS PROPOSED ON THE PLOT	83 NOS.
E	PARKING STATEMENT	---
a	PARKING REQUIRED FOR CARS	138 NOS.
b	PARKING REQUIRED FOR SCOOTER/MOTOR CYCLE	---
c	PARKING REQUIRED FOR OUTSIDERS (VISITORS)	14 NOS.
d	COVERED GARAGE PERMISSIBLE	---
e	COVERED GARAGE PROPOSED	---
f	PARKING PROPOSED FOR CARS	155 NOS.
g	PARKING PROPOSED FOR SCOOTER/MOTOR CYCLE	0 NOS.
h	PARKING PROPOSED FOR OUTSIDERS (VISITORS)	14 NOS.
i	TOTAL CAR PARKING PROVIDED	155 NOS.
F	TRANSPORT VEHICLES PARKING	---
a	REQUIRED NUMBER OF PARKING SPACES FOR TRANSPORT VEHICLES	---
b	TOTAL NUMBER OF PARKING SPACES FOR TRANSPORT VEHICLES PROVIDED	---

CERTIFICATE OF PLOT AREA
 CERTIFIED THAT I HAVE SURVEYED THE PLOT UNDER REFERENCE ON 04.12.2022 AND THAT THE DIMENSIONS OF THE SIDES, ETC. OF THE PLOT STATED ON THE PLAN ARE AS MEASURED ON SITE AND THE AREA SO WORKED OUT IS 2668.80 SQ.MTS. (TWO THOUSAND SIX HUNDRED AND SIXTY EIGHT SQUARE METERS) AND TALLIES WITH THE AREA STATED IN THE DOCUMENT OF OWNERSHIP/TOWN PLANNING SCHEME RECORDS.

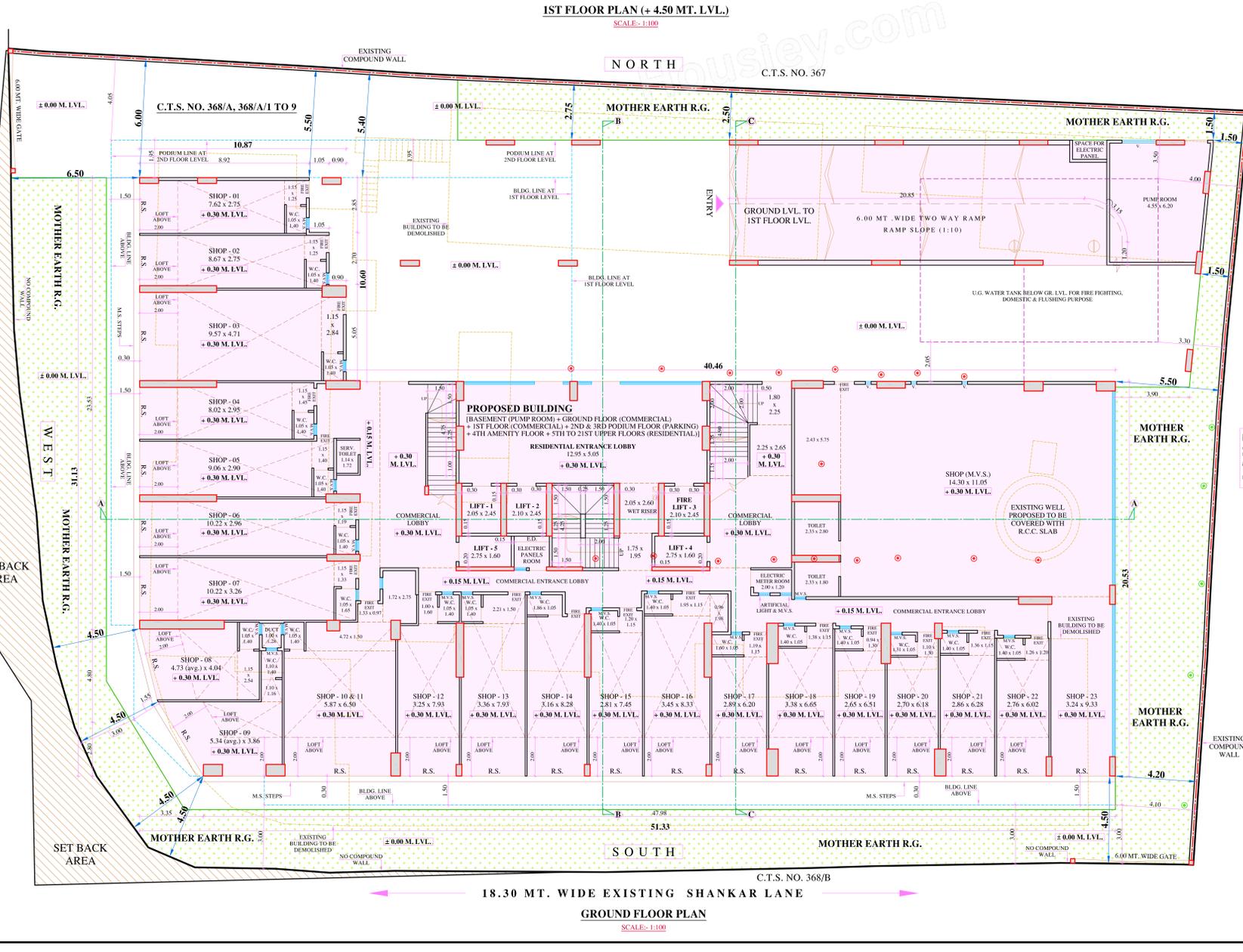
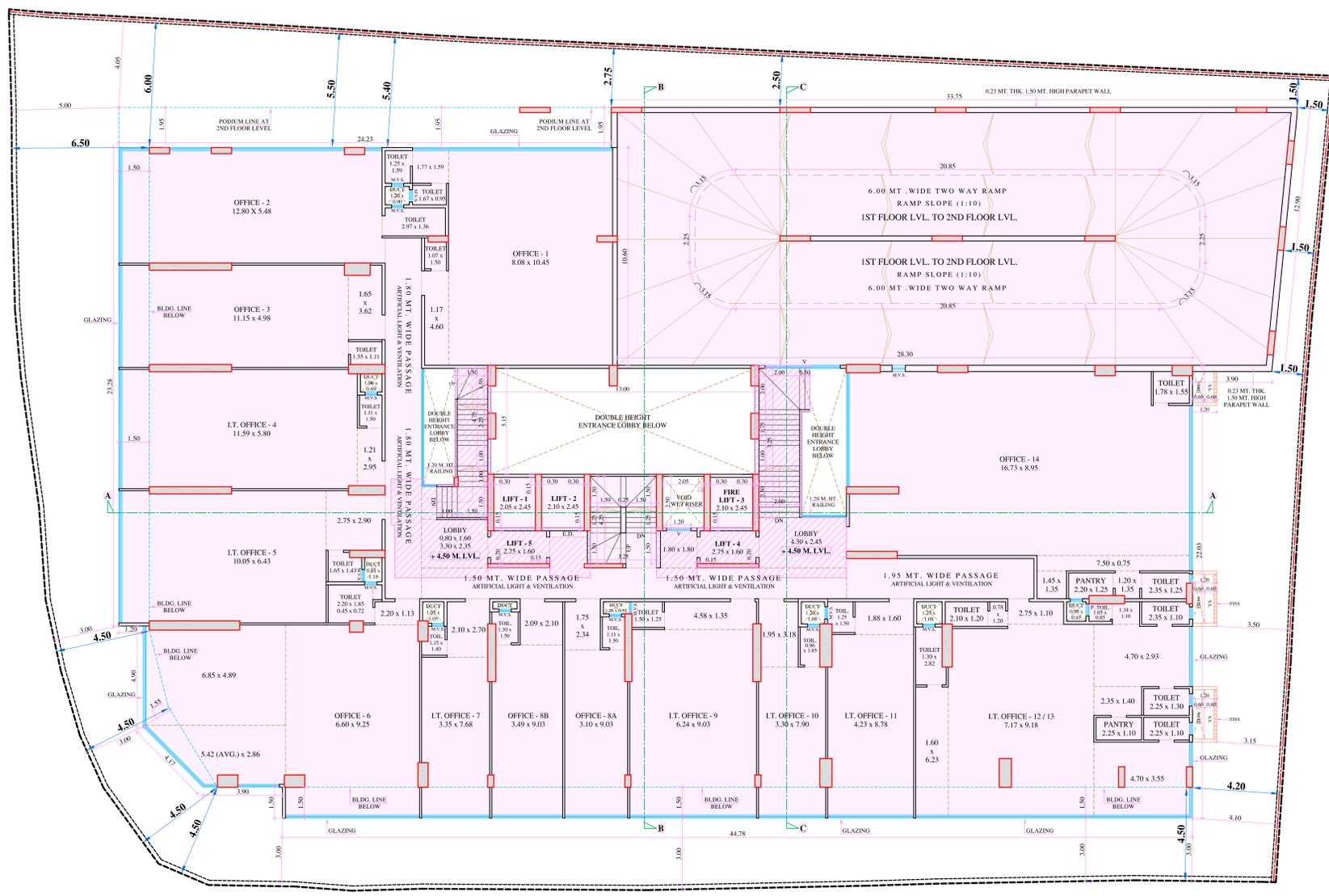
Nishit Sunil Sanghavi
 SIGNATURE OF LICENSED SURVEYOR



PROFORMA - II

NOTES:
 1) THIS DOCUMENT IS DIGITALLY SIGNED. HENCE, PHYSICAL SIGN IS NOT REQUIRED.
 2) APPROVED SUBJECT TO THE CONDITION MENTIONED IN THE ACCOMPANYING OFFICE LETTER/L.O.D. UNDER AUTOCDR FILE NO. P-11666/2022/(368/R/S WARD/MALAD (N) R/S
 3) THIS CANCELS APPROVAL OF THE PREVIOUS PLANS SANCTIONED UNDER NO P-11666/2022/(368/R/S WARD/MALAD (N) R/S DATED 31.08.2023

MAHESH SHANKHANT PAWAR Digitally signed by MAHESH SHANKHANT PAWAR Date: 2025.02.11 12:25:49 +05'30'	Shivshant Sudhakarrao Doke Digitally signed by Shivshant Sudhakarrao Doke Date: 2025.02.11 19:23:23 +05'30'	SANTOSH UTTAMRAO RAUT Digitally signed by SANTOSH UTTAMRAO RAUT Date: 2025.02.12 14:36:57 +05'30'
S.E.B.P. (W.S.) R/S WARD A.E.B.P. (W.S. - II) (R1) E.E.B.P. (W.S. - II) R-1		
MUNICIPAL CORPORATION OF GREATER MUMBAI		
CONTENTS OF SHEET: FLOOR PLAN, BLOCK & LOCATION PLAN DESCRIPTION OF PROPOSAL AND PROPERTY: PROPOSED BUILDING ON C.T.S. NO. 368/A, 368/A/1 TO 9, OF VILLAGE MALAD (N), AT JUNCTION OF SHANKAR LANE, KANDIVALI (WEST), MUMBAI - 400 067.		
NORTH	NAME, ADDRESS & SIGNATURE OF OWNER / DEVELOPER:	
N	M/S. FLUID REALTY LLP. 401/402/2501, XCBRE, PLOT NO. 636, OPP. FUN REPUBLIC THEATER, OFF LINK ROAD, ANDHERI (WEST), MUMBAI - 400053.	Rohan Deepak Chheda Digitally signed by Rohan Deepak Chheda Date: 2025.02.08 12:20:29 +05'30'
JOB No. NS/039	DRG. NO. 1	CHECKED BY NS
DESIGN BY CNA		DRN. BY JP
DATE 30.01.2025		REV. 01
NAME, ADDRESS & SIGNATURE OF LICENSED SURVEYOR:		
Nishit Sanghavi SHOP NO. 31, GLORY YASANT MARVEL, M.T.X.L. ROAD, OFF. WESTERN EXPRESS HIGHWAY, BORIVALI (EAST), MUMBAI - 400066.	Nishit Sunil Sanghavi	Digitally signed by Nishit Sunil Sanghavi Date: 2025.02.11 15:11:07 +05'30'



13.40 MT. WIDE EXISTING S.V.P. ROAD