

1. PREVIOUSLY REVISED SANCTION UNDER CC NO.1578/23, DATED-06.10.23
 2. PREVIOUSLY REVISED SANCTION UNDER CC NO.2977/23, DATED-22.02.24
 3. PREVIOUSLY REVISED SANCTION UNDER CC NO.0786/24, DATED-01.07.24

APPROVED SUBJECT TO CONDITION APPROVED UNDER COMMENCEMENT CERTIFICATE NO. CC/89/24

(Signatures)
 Planning Inspector Assistant Engineer P.M.C.



TOTAL FSI STATEMENT							
TYPE OF TOWER	HEIGHT OF TOWER		Total Built-up Area of floor, as per outer construction line.			UNIT	TENEMENTS
	WITH PARKING	WITHOUT PARKING	COMMERCIAL	RESIDENTIAL	TOTAL		
TOWER - A (COMM.+RESI.26 FLOOR'S)	HT- 80.82 M.	HT- 79.25 M	389.70	16882.87	17272.57	16	108
TOWER - B (COMM.+RESI. 26 FLOOR'S)	HT- 80.82 M.	HT- 79.25 M	389.70	16882.87	17272.57	16	108
TOTAL BUILT UP AREA			779.40	33765.74	34545.14	32	216

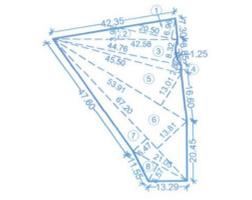
FORM OF STATEMENT-2 (TOWER - A)						
FLOOR NO.	Total Built-up Area of floor, as per outer construction line.			UNIT	TENEMENTS	
	COMM.FSI (1)	RESI.FSI (2)	TOTAL (1+2)			
FIRST	0.00	36.34	36.34	0	0	
SECOND	0.00	384.83	384.83	0	16	
THIRD	389.70	0.00	389.70	16	0	
FOURTH	0.00	719.34	719.34	0	4	
FIFTH	0.00	719.34	719.34	0	4	
SIXTH	0.00	719.34	719.34	0	4	
SEVENTH	0.00	719.34	719.34	0	4	
EIGHTH (REFUGE)	0.00	698.56	698.56	0	4	
NINTH	0.00	719.34	719.34	0	4	
TENTH	0.00	719.34	719.34	0	4	
ELEVENTH	0.00	719.34	719.34	0	4	
TWELFTH	0.00	719.34	719.34	0	4	
THIRTEENTH (REFUGE)	0.00	698.56	698.56	0	4	
FOURTEENTH	0.00	719.34	719.34	0	4	
FIFTEENTH	0.00	719.34	719.34	0	4	
SIXTEENTH	0.00	719.34	719.34	0	4	
SEVENTEENTH	0.00	719.34	719.34	0	4	
EIGHTEENTH (REFUGE)	0.00	698.56	698.56	0	4	
NINETEENTH	0.00	719.34	719.34	0	4	
TWENTIETH	0.00	719.34	719.34	0	4	
TWENTY ONE	0.00	719.34	719.34	0	4	
TWENTY TWO	0.00	719.34	719.34	0	4	
TWENTY THREE (REFUGE)	0.00	698.56	698.56	0	4	
TWENTY FOUR	0.00	719.34	719.34	0	4	
TWENTY FIVE	0.00	719.34	719.34	0	4	
TWENTY SIX	0.00	719.34	719.34	0	4	
TOTAL	389.70	16882.87	17272.57	16	108	

FORM OF STATEMENT-2 (TOWER - B)						
FLOOR NO.	Total Built-up Area of floor, as per outer construction line.			UNIT	TENEMENTS	
	COMM.FSI (1)	RESI.FSI (2)	TOTAL (1+2)			
FIRST	0.00	36.34	36.34	0	0	
SECOND	0.00	384.83	384.83	0	16	
THIRD	389.70	0.00	389.70	16	0	
FOURTH	0.00	719.34	719.34	0	4	
FIFTH	0.00	719.34	719.34	0	4	
SIXTH	0.00	719.34	719.34	0	4	
SEVENTH	0.00	719.34	719.34	0	4	
EIGHTH (REFUGE)	0.00	698.56	698.56	0	4	
NINTH	0.00	719.34	719.34	0	4	
TENTH	0.00	719.34	719.34	0	4	
ELEVENTH	0.00	719.34	719.34	0	4	
TWELFTH	0.00	719.34	719.34	0	4	
THIRTEENTH (REFUGE)	0.00	698.56	698.56	0	4	
FOURTEENTH	0.00	719.34	719.34	0	4	
FIFTEENTH	0.00	719.34	719.34	0	4	
SIXTEENTH	0.00	719.34	719.34	0	4	
SEVENTEENTH	0.00	719.34	719.34	0	4	
EIGHTEENTH (REFUGE)	0.00	698.56	698.56	0	4	
NINETEENTH	0.00	719.34	719.34	0	4	
TWENTIETH	0.00	719.34	719.34	0	4	
TWENTY ONE	0.00	719.34	719.34	0	4	
TWENTY TWO	0.00	719.34	719.34	0	4	
TWENTY THREE (REFUGE)	0.00	698.56	698.56	0	4	
TWENTY FOUR	0.00	719.34	719.34	0	4	
TWENTY FIVE	0.00	719.34	719.34	0	4	
TWENTY SIX	0.00	719.34	719.34	0	4	
TOTAL	389.70	16882.87	17272.57	16	108	

OVER HEAD WATER REQUIREMENT - TOWER - A + B						
COMMERCIAL AREA						
TOTAL COMMERCIAL CARPET AREA = 421.04 SQ.M.						
OFFICES = NO. OF PERSONS = 421.04 / 10 = 42.10, Say-42						
PERSONS	LTRS	TOTAL	LTRS.			
42	x 45	= 1890.00	LTRS.			
SAY: (A) =		2000.00	LTRS.			
RESIDENTIAL AREA						
TENEMENT	PERSONS	LTRS	TOTAL	LTRS.		
216	x 5	x 135	= 145800.00	LTRS.		
SAY: (B) =		148000.00	LTRS.			
TOTAL - (A+B)			148000.00	LTRS.		
ADDITION FIRE PURPOSE			50000.00	LTRS.		
B) TOTAL RESIDENTIAL OVER HEAD WATER REQUIREMENT			198000.00	LTRS.		
UNDER GROUND WATER TANK CAPACITY						
148000.00	x 1.50	= 222000.00	LTRS.			
1) TOTAL			222000.00	LTRS.		
2) ADDITION FIRE PURPOSE			400000.00	LTRS.		
TOTAL UNDER GROUND WATER REQUIREMENT(1+2)			622000.00	LTRS.		
UNDER GROUND WATER REQUIREMENT (SAY)			622000.00	LTRS.		

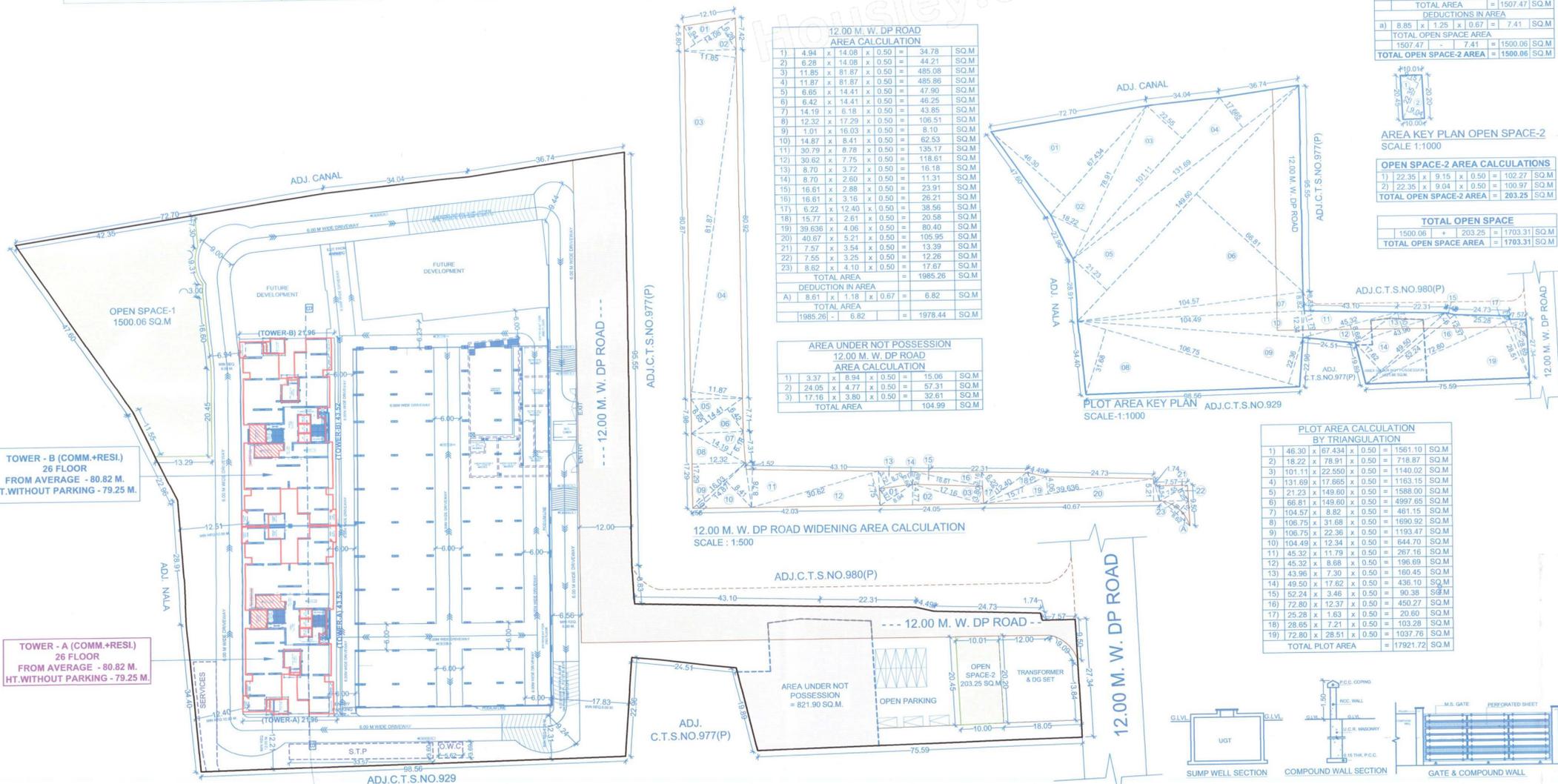
PARKING STATEMENT - TOWER - A + B						
	NO OF UNITS	NO OF TENEMENTS	CARS	SCOOTERS		
RESIDENTIAL						
1) FOR EVERY TENEMENT HAVING CARPET AREA EQUAL TO OR ABOVE 150 SQ.M. (2-1)						
	0	132	264	132		
2) FOR EVERY TENEMENT HAVING CARPET AREA EQUAL TO OR ABOVE 80 SQ.M. BUT LESS THAN 150 SQ.M. (1-1)						
	0	52	52	52		
3) FOR EVERY TWO TENEMENTS WITH EACH TENEMENT HAVING CARPET AREA LESS THAN 30 SQ.M. (0-2)						
	0	32	0	32		
COMMERCIAL						
4) FOR EVERY 200 SQ.M. CARPET AREA = 421.04 SQ.M. = 421.04 / 200 = 2.10, SAY-2 (3-11)						
	2	0	6	22		
5% VISITOR PARKING ON X (1+2+3) (RESIDENTIAL TENEMENT)						
			16	11		
TOTAL PARKING REQUIRED						
			338	249		
PARKING AREA REQUIRED BY RULE						
1) CARS	12.50	x 338	= 4225.00	SQ.M		
2) SCOOTER	2.00	x 249	= 498.00	SQ.M		
PARKING AREA REQUIRED BY RULE					4723.00	SQ.M
PARKING AREA PROPOSED BY RULE						
1) CARS	12.50	x 713	= 8912.50	SQ.M		
2) SCOOTER	2.00	x 269	= 538.00	SQ.M		
PARKING AREA PROPOSED BY RULE					9450.50	SQ.M

SANITATION REQUIREMENT - TOWER - A + B						
CARPET AREA			PERSONS			
OFFICES	421.04	/ 10 =	42.10	SQ.M.	SAY =	42
TOTAL PERSONS						
FOR GENTS			42			
FOR LADIES			14			
25 PERSONS 1W.C. 1W.H.B. 1URINAL REQUIRED						
REQUIRED			1	1	1	
PROVIDED			4	4	4	



OPEN SPACE-1 AREA CALCULATIONS		
1) 20.50 x 6.96 x 0.50 =	71.32	SQ.M
2) 42.58 x 3.92 x 0.50 =	83.41	SQ.M
3) 44.76 x 8.32 x 0.50 =	186.20	SQ.M
4) 45.50 x 2.87 x 0.50 =	65.29	SQ.M
5) 53.91 x 13.01 x 0.50 =	350.68	SQ.M
6) 67.20 x 13.81 x 0.50 =	464.02	SQ.M
7) 67.20 x 6.47 x 0.50 =	217.39	SQ.M
8) 21.05 x 6.57 x 0.50 =	69.15	SQ.M
TOTAL AREA	= 1507.47	SQ.M
DEDUCTIONS IN AREA		
a) 8.85 x 1.29 x 0.67 =	7.41	SQ.M
TOTAL OPEN SPACE AREA	= 1500.06	SQ.M
1507.47 - 7.41 =	1500.06	SQ.M
TOTAL OPEN SPACE-2 AREA	= 1500.06	SQ.M

OPEN SPACE-2 AREA CALCULATIONS		
1) 22.35 x 9.15 x 0.50 =	102.27	SQ.M
2) 22.35 x 9.04 x 0.50 =	100.97	SQ.M
TOTAL OPEN SPACE-2 AREA	= 203.25	SQ.M
TOTAL OPEN SPACE	= 1703.31	SQ.M
1500.06 + 203.25 =	1703.31	SQ.M
TOTAL OPEN SPACE AREA	= 1703.31	SQ.M



12.00 M. W. DP ROAD AREA CALCULATION			
1) 4.94 x 14.08 x 0.50 =	34.78	SQ.M	
2) 6.28 x 14.08 x 0.50 =	44.21	SQ.M	
3) 11.85 x 81.87 x 0.50 =	485.08	SQ.M	
4) 11.87 x 81.87 x 0.50 =	485.86	SQ.M	
5) 6.85 x 14.41 x 0.50 =	49.90	SQ.M	
6) 6.42 x 14.41 x 0.50 =	46.25	SQ.M	
7) 14.19 x 6.18 x 0.50 =	43.85	SQ.M	
8) 12.32 x 17.29 x 0.50 =	106.51	SQ.M	
9) 1.01 x 16.03 x 0.50 =	8.10	SQ.M	
10) 14.87 x 8.41 x 0.50 =	62.53	SQ.M	
11) 30.79 x 8.78 x 0.50 =	135.17	SQ.M	
12) 30.62 x 7.75 x 0.50 =	118.61	SQ.M	
13) 8.70 x 3.72 x 0.50 =	16.18	SQ.M	
14) 8.70 x 2.60 x 0.50 =	11.31	SQ.M	
15) 18.61 x 2.88 x 0.50 =	23.91	SQ.M	
16) 18.61 x 3.16 x 0.50 =	28.21	SQ.M	
17) 6.22 x 12.40 x 0.50 =	38.58	SQ.M	
18) 15.77 x 2.61 x 0.50 =	20.58	SQ.M	
19) 39.638 x 4.06 x 0.50 =	80.40	SQ.M	
20) 40.67 x 5.21 x 0.50 =	105.95	SQ.M	
21) 7.57 x 3.54 x 0.50 =	13.39	SQ.M	
22) 7.55 x 3.25 x 0.50 =	12.28	SQ.M	
23) 8.62 x 4.10 x 0.50 =	17.67	SQ.M	
TOTAL AREA	= 1985.26	SQ.M	
DEDUCTION IN AREA			
A) 8.61 x 1.18 x 0.67 =	6.82	SQ.M	
TOTAL AREA	= 1985.26 - 6.82 =	1978.44	SQ.M

AREA UNDER NOT POSSESSION 12.00 M. W. DP ROAD AREA CALCULATION		
1) 3.37 x 8.94 x 0.50 =	15.06	SQ.M
2) 24.05 x 4.77 x 0.50 =	57.31	SQ.M
3) 17.16 x 3.80 x 0.50 =	32.61	SQ.M
TOTAL AREA	= 104.99	SQ.M

12.00 M. W. DP ROAD WIDENING AREA CALCULATION SCALE: 1:500		
1) 11.87 x 14.08 x 0.50 =	83.41	SQ.M
2) 11.87 x 14.08 x 0.50 =	83.41	SQ.M
3) 11.87 x 14.08 x 0.50 =	83.41	SQ.M
4) 11.87 x 14.08 x 0.50 =	83.41	SQ.M
5) 11.87 x 14.08 x 0.50 =	83.41	SQ.M
6) 11.87 x 14.08 x 0.50 =	83.41	SQ.M
7) 11.87 x 14.08 x 0.50 =	83.41	SQ.M
8) 11.87 x 14.08 x 0.50 =	83.41	SQ.M
9) 11.87 x 14.08 x 0.50 =	83.41	SQ.M
10) 11.87 x 14.08 x 0.50 =	83.41	SQ.M
11) 11.87 x 14.08 x 0.50 =	83.41	SQ.M
12) 11.87 x 14.08 x 0.50 =	83.41	SQ.M
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