



LOCATION PLAN  
SCALE - 1:4000

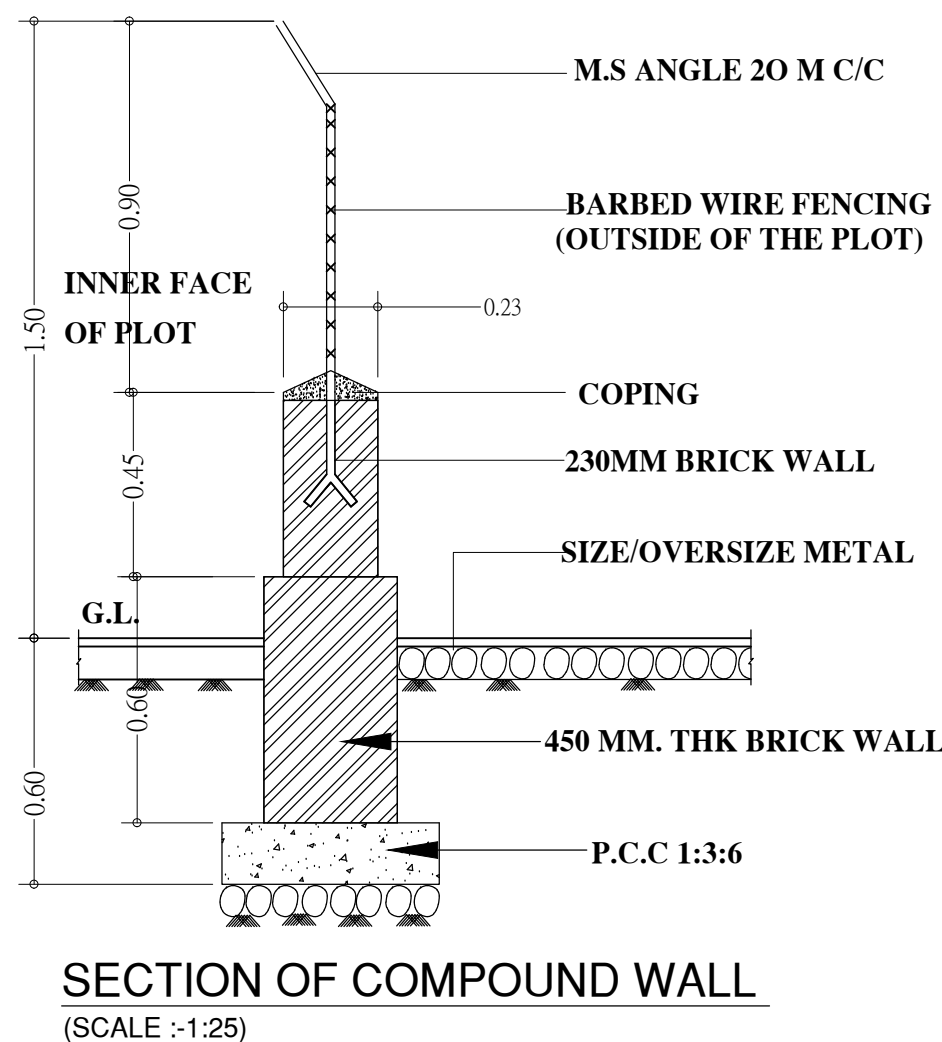
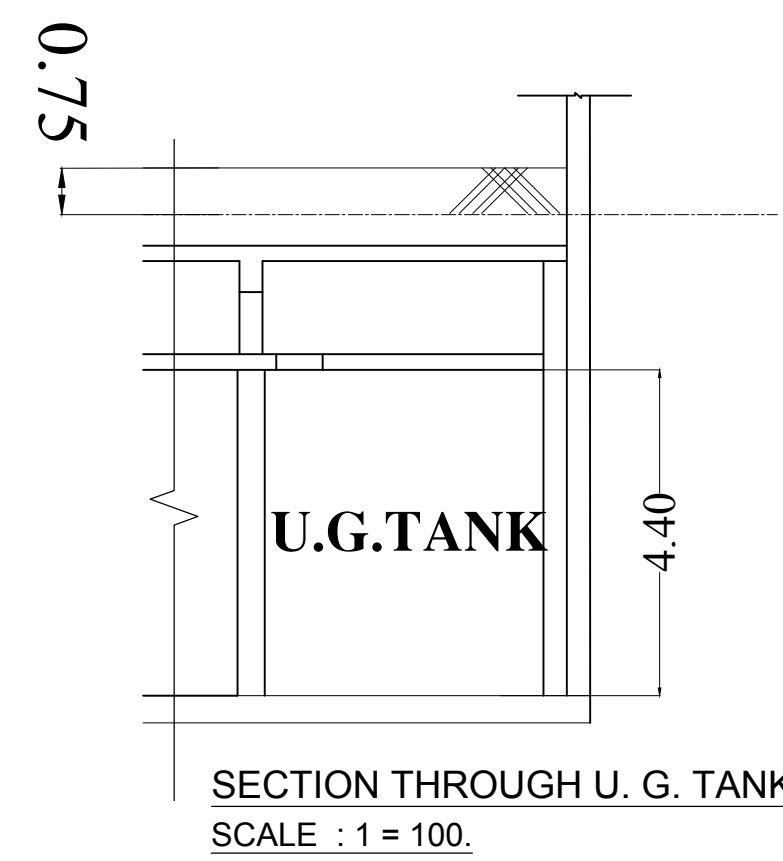
BUILT UP AREA SUMMARY (BLDG. NO 2)				
FLOORS	TOWER-D	TOWER-E	TOWER-F	
BASEMENT FLR.	-	-	-	
GROUND FLR.	-	-	-	
1st PODIUM	-	-	-	
2nd PODIUM	-	-	-	
STILT	-	-	-	
1st FLR.	283.75	645.9	488.84	
TOTAL	283.75	645.90	488.84	
TOTAL AREA	=			1418.49

25% R.G. AREA REQ= 11299.26	
R.G. AREA STATEMENT	
R.G.-1	802.21 SQ.MT
R.G.-2	1547.86 SQ.MT
R.G.-3	918.19 SQ.MT
R.G.-4	7689.47 SQ.MT
R.G.-5	377.57 SQ.MT
R.G.-6	151.43 SQ.MT
TOTAL	11406.73 SQ.MT
25% R.G. AREA PROP.= 11486.73	
ADDITIONAL R.G. ON PODIUM	3871.63 SQ.MT

PROVIDED PARKING STATEMENT (BLDG.- 2)			
FLOOR	BIG CAR	SMALL CAR	
BASEMENT FLR.	= 136	340	
STILT FLR.	= 330	26	
1ST PODIUM FLR.	= 226	43	
2nd PODIUM FLR.	= 220	28	
3rd PODIUM FLR.	= 36	94	
TOTAL	= 948	531	
TOTAL PARKING	= 1479		

FLAT SUMMARY (BLDG.-2)				
WINGS	35 - 45	45 - 70	ABOVE 70	TOTAL FLAT NOS.
WING-D	0	2	0	2
WING-E	6	0	0	6
WING-G	3	0	0	3
TOTAL FLAT	9.00	2	0	11

PARKING AREA STATEMENT (BLDG.- 2)				
FLOOR	PARK REQUIRED	NO.OF FLATS	PERML/PARK	
BELOW 35.00 SQ.MT	1 FOR 4 FLATS	0	0	
35.00 TO 45.00 SQ.MT	1 FOR 2 FLATS	9	5	
45.00 TO 70.00 SQ.MT	1 FOR 1 FLATS	2	2	
ABOVE 70.00 SQ.MT	2 FOR 1 FLATS	0	0	
TOTAL		11	7	
25% FOR VISITORS PARKING	= 2			
TOTAL PARKING REQUIRED	= 8			
TOTAL PARKING PROVIDED	= 1479			



PROFORMA - A

1/11

Sl. No.	DESCRIPTION	AREA (SQ. MT.)	REMARKS
1	Area of Plot	6400.50	
2	Area not in Possession	495.12	
3	Plot available for Development (1 - 1A)	5905.38	
4	Deduction for:		
a)	Road set-back area (margd)	1273.00	
b)	Proposed road	1209.45	
c)	Any reservation (RAILWAY RESERVATION) DP2034 DP road	4,278.90	
5	Balance area of plot (1 - 2)	45107.02	
6	AREA OF PLOT	44197.02	SUB- PLOT (8)
7	Deduction for 10% National Ground (45197.02 x 10%)	4459.81	
8	Net area of plot (1 - 3)	39637.21	
9	Details of Floor Space Index		
a)	100% for D.P. Road (Railway reservation)	0	1355.46
b)	100% for Set-back	0	4098.68
c)	Floor Space Index permissible	One	One
d)	Ratio of Floor Space Index	0.5	1488.02
e)	OR	0.5	0.00
10	Permissible Floor Area (1 x 2 x 0.5 = 7)	15581.69	
11	Total proposed built up area - Building No 2	1458.49	
12	Total proposed built up area - Temporary structure counted in FSI	1210.33	
13	Total proposed built up area of plot under reference	32942.86	
14	FSI consumed on net holding = 9.1	15581.69	
15	Details of Residential / Non Residential Areas		
a)	Purely Residential Built-up area	1417.35	
b)	Residential Non-Residential Built-up area	1,135.33	
c)	Details of FSI available as per DCR 35 (4)		
1	Purely Residential Built-up area component proposed vide DCR 35(4) for purely Residential = or < 0.5	3994.71	
2	Total Proposed Built-up area component proposed vide DCR 35(4) for Non-Residential = or < 0.5	3994.71	
3	Total Gross Built-up Area permissible (11 + 2)	5976.40	
4	Tenement Statement		
a)	Proposed area (Area A, 11 above)	5976.40	
b)	Less deduction of Non Residential area (Shop etc.)	5976.396	
c)	Area available for tenements (11 - 1)	2885.94	
d)	Tenements proposed	721	
e)	Tenements existing	721	
16	Parking Statement		
a)	Parking required by Regulations for -	1479	
b)	Covered parking permissible	8	
c)	Covered parking proposed for -	8	
17	Transport Vehicles Parking	1,479.00	

PROFORMA - B

CONTENTS OF SHEET

BLOCK PLAN, LOCATION PLAN, PARKING STATEMENT, R.G. AREA STATEMENT, BUILT-UP AREA SUMMARY.

CERTIFICATE OF AREA

CERTIFIED THAT THE PLOT UNDER REFERENCE IS GOT SURVEYED THROUGH SURVEYING AGENCY TO ASCERTAIN THE CORRECTNESS OF THE AREA MENTIONED IN THE PROPERTY CARD AND THE SAID SURVEY HAS BEEN CARRIED OUT ON THE BASIS OF THE BOUNDARIES OF THE PROPERTY SHOWN BY THE OWNERS. THE SAID AREA AS PER SURVEY NOW WORKS OUT TO 56509.50 SQ.MTS.

SIGNATURE OF LICENSED SURVEYOR ( L.S.)

STAMP AND DATE OF APPROVAL OF PLAN

THIS CANCELS APPROVAL TO THE PREVIOUS PLANS SANCTION UNDER NO. CE/5231/BPES/AM & AUTO DCR FILE NO. -CHE/ES/1321/T/337(NEW)-28 MARCH 2016

APPROVED SUBJECT TO THE CONDITION MENTIONED IN THIS OFFICE LETTER NO. CE/5231/BPES/AM & AUTO DCR FILE NO. -CHE/ES/1321/T/337(NEW)

RAKESH JATASHA NKAR UPADHYAY

S.E. (B.P.) T/W

Jitendra Chhaganlal Siddhpura

A.E. (B.P.) S&T

Avinash Gorakish Tambaregaikar

E.E. (B.P.) E.S-II

STAMP AND DATE OF RECEIPT OF PLAN

DESCRIPTION OF PROPOSAL & PROPERTY

PROPOSED RESIDENTIAL BLDG. NO.2 ON PLOT BEARING CTS NO.-784-1, 785,786, 787, 788, 790, 791, 792-A, 793 & 848 OF VILLAGE NAHUR AT GOREGAON, MULUND LINK ROAD, MULUND (W), MUMBAI - 4000080.

NORTH	JOB. NO.	DRG. NO.	DRAWN BY
		1/23	Vikram
	SCALE	DATE	CHECKED BY
	1:500	15.05.2017	Nikhil

REVISIONS	DESCRIPTION
R-0	

NAME OF DESIGN ARCHITECT

Sandeep Shikre & Associates

203-204, Prabhadevi Industrial Estate,

V.S. Marg, Prabhadevi, Mumbai 400 025

NAME OF THE OWNER

ATMOSPHERE REALTY Pvt. Ltd.

SIGNATURE

NAME AND ADDRESS OF LICENSED SURVEYOR (L.S.)

SHASHIKANT LAXMAN JADHAV

Space Age Consultants

B-106, Natraj Building,

Mulund Goregaon Link Road,

Mulund (w), Mumbai - 4000 080