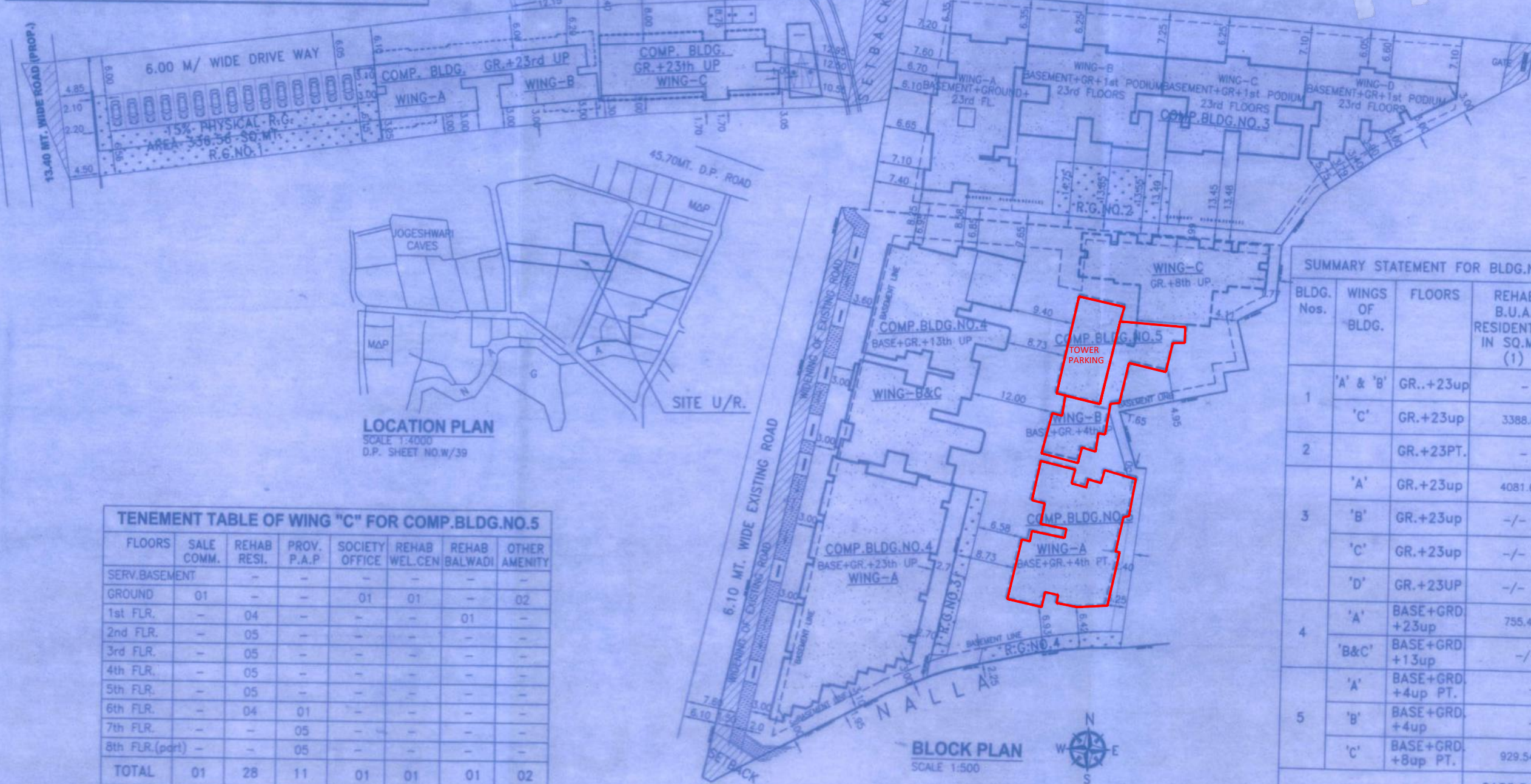


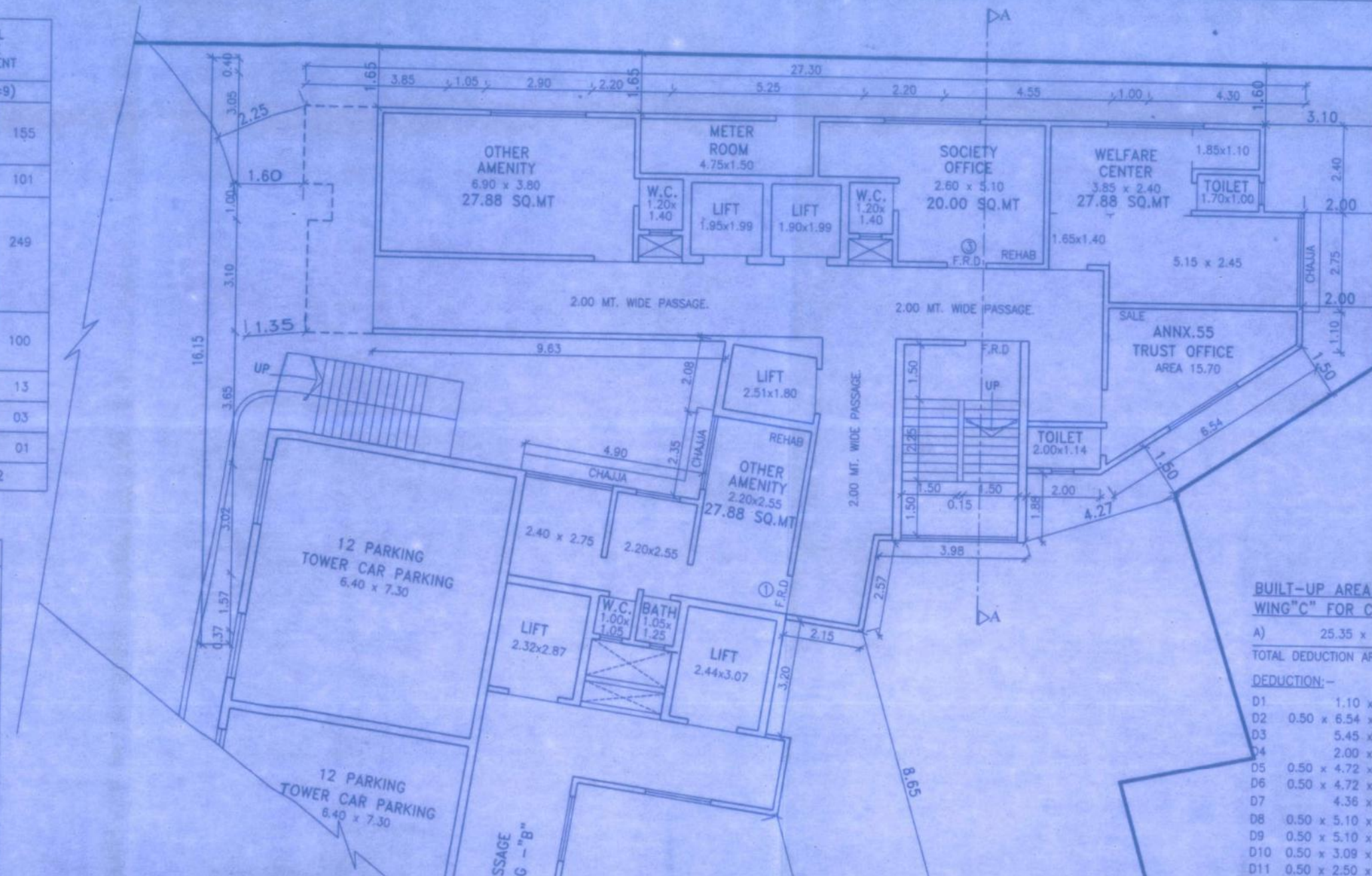
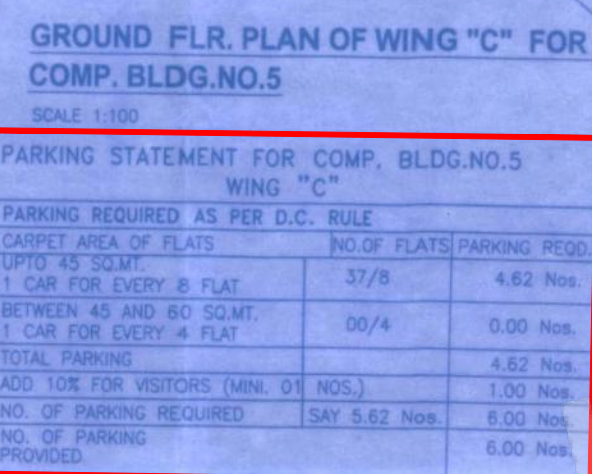
BLDG.	WING	REHAB. RESI.	REHAB. COMA.	RESI./COMA.	PROV. P.A.P. COMA.	PROV. P.A.P. RESI.	TOTAL REHAB. TENEMENT	P.A.P. RESI.	REHAB. BALWADI	REHAB. WELFARE CENTRE	REHAB. SOCIETY OFFICE	REHAB. OTHER AMENITY	REHAB. COMM. HALL	TOTAL ANNUAL (REHAB.)	SALT RESI. TENEMENT	SALT COMA. TENEMENT	TOTAL SALT TENEMENT	
		(1)	(2)	(3)	(4)	(5)	(1+2+3+4)				(5)			(6)	(7)	(8)	(7+8+9)	
COMP. BLDG. NO. 1	GR+23 UPPER FLR	A & B	—	03	01	—	04	—	—	—	—	—	—	—	03	127	—	127
		C	103	03	—	—	106	110	—	01	01	01	—	03	—	28	—	28
SALT BLDG. NO. 3	(27LT + 23UPPER FL)		—	—	—	—	—	—	—	—	—	—	—	—	—	98	03	101
COMP. BLDG. NO. 3	(BASE+23UPPER FL)	A	124	04	—	—	128	—	—	01	01	01	02	05	—	05	04	9
		B	—	—	—	—	—	128	—	—	—	—	—	—	05	86	—	86
		C	—	—	—	—	—	—	—	—	—	—	—	—	—	87	—	87
		D	—	—	—	—	—	—	—	—	—	—	—	—	—	66	01	67
COMP. BLDG. NO. 4	BASE+ 23to BASE+ 12th	A	23	10	01	07	67	108	142	—	—	03	02	01	6	—	—	—
		B&C	—	03	01	04	—	08	110	—	—	—	—	—	6	100	—	100
COMP. BLDG. NO. 5	BASE+RESI PT. BASE+4th.	A	—	—	—	—	—	—	—	—	—	—	—	—	—	13	—	13
		B	—	—	—	—	—	—	—	—	—	—	—	—	—	03	—	03
		C	28	—	—	—	11	38	39	01	01	01	02	—	5	—	01	01
TOTAL TENEMENTS			278	23	3	11	78	393	142	3	3	6	01	19	613	09	622	
							393	535				19 nos.				622 nos.		

REHAB. COMPONENT OF "C" FOR COMP. BLDG. NO.5										
FLOOR	REHAB. RESIDUAL AREA OF EACH FLOOR (EXCLUDING STAIR, LIFT & LOBBY PASS) IN SQ.MT.	PROV. P.A.P. AREA OF EACH FLOOR (EXCLUDING STAIR, LIFT & LOBBY PASS) IN SQ.MT.	SALE COMM. AREA OF EACH FLOOR (EXCLUDING STAIR, LIFT & LOBBY PASS) IN SQ.MT.	COMMON PASSAGE AREA IN SQ.MT.	BALWADI	WELFARE CENTRE	SOCIETY OFFICE	OTHER AMENITY	PERMISSIBLE AREA OF REHAB. COMP. AREA IN SQ.MT.	METER ROOM
	(1)	(2)	(3)	(4)	(5)				(1+2+4+5+6)	(7)
SERV. BASEMENT	—	—	36.36	—	—	—	—	—	—	—
GR. FLR.	—	19.08	36.14	63.26	30.76	23.48	65.37	—	182.87	8.35
1st FLR.	132.59	—	36.36	60.95	33.50	—	—	—	227.04	—
2nd FLR.	166.09	—	36.36	60.95	—	—	—	—	227.04	—
3rd FLR.	166.09	—	36.36	60.95	—	—	—	—	227.04	—
4th FLR.	166.09	—	36.36	60.95	—	—	—	—	227.04	—
5th FLR.	166.09	—	36.36	60.95	—	—	—	—	227.04	—
6th FLR.	132.59	33.50	36.36	60.95	—	—	—	—	227.04	—
7th FLR.	—	166.09	36.36	60.95	—	—	—	—	227.04	—
8th FLR.(part)	—	166.09	36.36	60.95	—	—	—	—	227.04	—
TOTAL	929.54	365.68	19.08	363.38	550.86	33.50	30.78	23.48	65.37	1999.19
	1295.22	50.00				153.11	SQ.MT.			8.35

REQUIRED R.G. OF 8% OF NET PLOT SLUM AREA = 399.42 SQ.M. (8% OF 4992.80)	
REQUIRED R.G. OF 8% OF NET PLOT SLUM AREA = 131.86 SQ.M. (8% OF 1648.30)	
REQUIRED R.G. OF 8% OF NET PLOT SLUM AREA = 105.10 SQ.M. (8% OF 1313.70)	
TOTAL REQUIRED R.G. FOR THE PLOT =	636.38 SQ.M.
AREA DIA. OF PHY. & PAVED R.G.NO.1 =	336.56 SQ.M.
AREA DIA. OF PHYSICAL R.G.NO.2 =	201.60 SQ.M.
AREA DIA. OF PHYSICAL R.G.NO.3 =	64.17 SQ.M.
AREA DIA. OF PHYSICAL R.G.NO.4 =	48.45 SQ.M.
TOTAL R.G. PROPOSED IN THE SCHEME =	650.78 SQ.M.



BLENDING OF WING "C" FOR COMP.BLDG.NO.5								
FLOORS	SALE COM.	REHAB. RES.	PROV. PLAZ.	SOCIETY OFFICE	REHAB. W.CEN.	REHAB. BALWADI	OTHER	AMT
GROUND FLY	01	—	—	01	01	—	02	—
1st FLR.	—	04	—	—	—	01	—	—
2nd FLR.	—	05	—	—	—	—	—	—
3rd FLR.	—	05	—	—	—	—	—	—
4th FLR.	—	05	—	—	—	—	—	—
5th FLR.	—	05	—	—	—	—	—	—
6th FLR.	—	04	01	—	—	—	—	—
7th FLR.	—	—	05	—	—	—	—	—
8th FLR (part)	—	—	05	—	—	—	—	—
TOTAL	01	28	11	01	01	01	02	—



BUILT-UP AREA CALCU. GROUND FLR. OF  
WING "C" FOR COMP. BLDG. NO. 5

A)  $25.35 \times 14.85 = 376.45 \text{ SQ.MT}$

TOTAL DEDUCTION AREA		= 376.45 SQ.MT.
<b>REDUCTION -</b>		
D1	1.10 x 2.40	= 2.64 SQ.MT.
D2	0.30 x 6.54 x 3.01	= 0.84 SQ.MT.
D3	5.45 x 5.11	= 27.85 SQ.MT.
D4	0.50 x 2.40 x 3.01	= 0.36 SQ.MT.
D5	0.50 x 4.72 x 2.14	= 0.52 SQ.MT.
D6	0.50 x 4.72 x 2.35	= 0.55 SQ.MT.
D7	4.35 x 0.86	= 2.58 SQ.MT.
D8	0.50 x 5.10 x 0.85	= 0.42 SQ.MT.
D9	0.50 x 5.10 x 0.59	= 0.30 SQ.MT.
D10	0.50 x 3.09 x 1.25	= 0.13 SQ.MT.
D11	0.50 x 2.50 x 0.37	= 0.04 SQ.MT.
D12	0.50 x 2.40 x 1.39	= 0.54 SQ.MT.
D13	0.50 x 2.82 x 1.30	= 0.43 SQ.MT.
D14	2.34 x 0.37	= 0.87 SQ.MT.
D15	3.67 x 4.95	= 18.17 SQ.MT.
D16	0.50 x 3.05 x 0.45	= 0.09 SQ.MT.
D17	0.50 x 3.05 x 0.45	= 0.09 SQ.MT.
D18	0.50 x 6.60 x 3.04	= 0.93 SQ.MT.
D19	4.12 x 3.65	= 15.04 SQ.MT.
D25	1.20 x 0.60 x 2.2	= 1.44 SQ.MT.

TOTAL DEDUCTION AREA	=	130.01	SQ.MT.
: 376.45 - 130.01	=	246.44	SQ.MT.
B.U. AREA GR. FLR.	=	246.44	SQ.MT.
<u>TO BE DEDUCTED:</u>			
B.U.A. OF STAIR,LIFT,LOBBY	=	36.14	SQ.MT.
B.U.A. OF COMM.PASSAGE	=	63.26	SQ.MT.
B.U.A. OF SOCIETY OFFICE	=	23.48	SQ.MT.
B.U.A. OF WELFARE CENTER	=	30.76	SQ.MT.
B.U.A. OF TRUST OFFICE	=	19.08	SQ.MT.
B.U.A. OF METER ROOM	=	8.35	SQ.MT.
TOTAL DEDUCTION	=	181.07	SQ.MT.
: NET B.U. AREA GR. FLR.			
OTHER AMENITY (246.44-181.07)	=	65.37	SQ.MT.

BUILT-UP AREA CALC. OF GR. FLR.  
OF SOCIETY OFFICE AREA

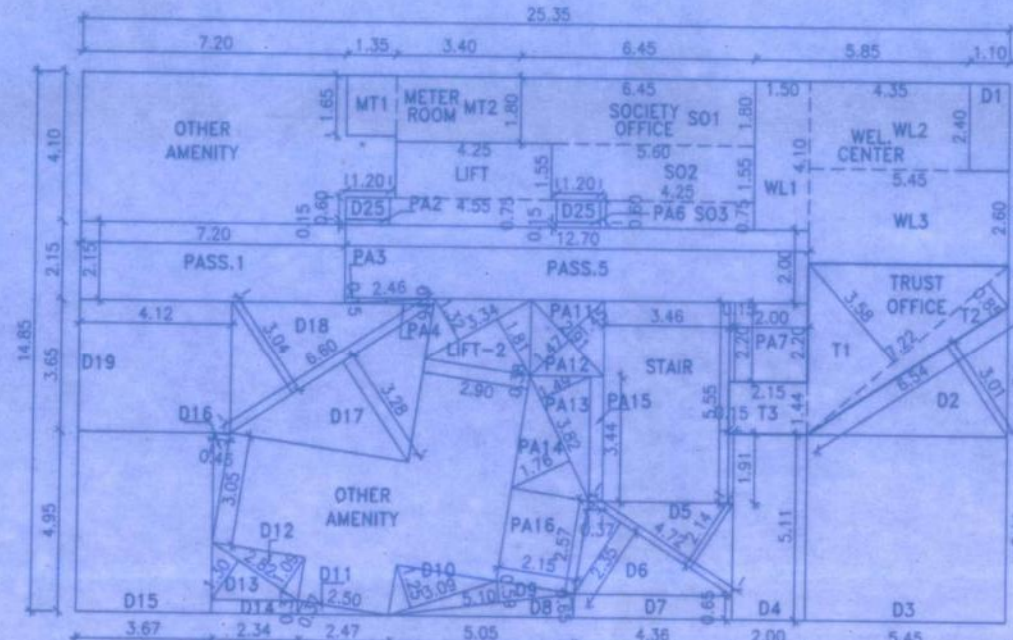
S01	6.45 x 1.80	=	11.61 SQ.MT.
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SO2	5.60	x 1.55	=	8.66	SQ.MT.	
SO3	4.25	x 0.75	=	3.19	SQ.MT.	
NET BALWADI AREA				=	23.48 SQ.MT.	
* LOBBY OF GR. FLR. OF WING "C"						
FOR COMP. BLDG. NO.5						
STAIRCASE	3.46	x 5.51	=	19.20	SQ.MT.	
	0.15	x 2.20	=	0.33	SQ.MT.	
	0.15	x 1.91	=	0.29	SQ.MT.	
LIFT	4.25	x 1.55	=	6.59	SQ.MT.	
	4.55	x 0.75	=	3.41	SQ.MT.	
LIFT.2	2.90	x 0.38	=	1.10	SQ.MT.	
	0.50	x 3.34	x 1.81	=	3.02	SQ.MT.
	0.50	x 3.34	x 1.32	=	2.20	SQ.MT.
NET STAIRCASE AREA				=	36.14 SQ.MT.	
BUILT-UP AREA CALCUL. COMM. PASS.						
AREA OF GR. FLR. OF WING "C"						
FOR COMP. BLDG.NO.5						
P1	7.20	x 2.15	=	15.48	SQ.MT.	

[illegible]

BUILT-UP AREA CALCU. OF GR. FLR.  
OF WELFARE CENTER AREA

WL1	1.50 x 4.10	= 6.15 SQ.MT.
WL2	4.35 x 2.10	= 10.44 SQ.MT.
WL3	5.45 x 2.60	= 14.17 SQ.MT.
<b>NET WELFARE CENTER AREA = 30.76 SQ.MT.</b>		
<b>BUILT-UP AREA CALCUL. OF GR. FLR. OF METER ROOM AREA</b>		
M1	1.35 x 1.85	= 2.25 SQ.MT.
M2	3.40 x 1.80	= 6.12 SQ.MT.
<b>NET METER ROOM AREA = 8.35 SQ.MT.</b>		
<b>BUILT-UP AREA CALCUL. OF GR. FLR. OF TRUST OFFICE AREA</b>		
T1	0.50 x 7.22 x 3.58	= 12.92 SQ.MT.
T2	0.50 x 7.22 x 0.85	= 3.06 SQ.MT.
T2	2.15 x 1.44	= 3.10 SQ.MT.
<b>NET TRUST OFFICE AREA = 19.08 SQ.MT.</b>		



F.S.I. AREA DIA. OF GROUND FLR OF WING "C"  
FOR COMP. BLDG. NO.5  
SCALE 1:150

FORM - II

SHEET NO.1/7

contents of sheet

GROUND FLR. PLAN, TERRACE FLR. PLAN - WING "C" FOR COMP. BLDG.NO.5  
AREA DIA. & CALCULATION, SUMMARY TABLE,  
stamp of date of receipt of plan

Approved Subject to the condition  
Mentioned in this office memorandum  
Letter No. SECRETARIES/10/198 SECRETARIAL/1-5  
12-8 OCT 2024


*(Signature)*  
Executive Engineer,  
Slum Rehabilitation Authority  
Bhadrachalam

11/10/24

PROFORMA - A SHEET NO.1/7


A	AREA STATEMENT	NOW PROPOSED LOT		
		Sum Area IN SQ.MT.	Non-Sum Area IN SQ.MT.	TOTAL IN SQ.MT.
1	AREA OF SUM PLOT/SUM	8143.30	856.70	9000.00
a	DEDUCTION FOR			
a	SETBACK AREA	188.50	81.00	269.50
b	D.P. ROAD AREA	—	—	—
c	NET (a + b)	188.50	81.00	269.50
e	TOTAL GROSS AREA OF PLOT (1-2c)	7954.80	775.70	8730.50
e	DEDUCTION FOR			
a	15% RECREATION GROUND (IF DEDUCTIBLE)	—	—	—
a	NET PLOT AREA (4+5e)	7954.80	775.70	8730.50
a	ADDITIONS FOR F.S.I. PURPOSE			
a	100% OF SETBACK AREA	188.50	81.00	269.50
b	100% OF D.P. ROAD AREA	—	—	—
c	TOTAL (a + b)	188.50	81.00	269.50
7	NET AREA OF PLOT (6+7)	8143.30	856.70	9000.00
8	Maximum F.S.I. permissible on plot (in situ)	5.00	2.50	—
9	Non-sum plot BUA			
a	Plot Area	775.70	—	—
b	TOR 0.70% area claimed of (1)	—	—	—
c	Additional F.S.I. 6.50% of (1)	—	387.85	—
d	2-time of Road-Setback	—	—	—
e	TOTAL (a+b+c+d)	1163.55	—	1163.55
10	Total Non-sum area for sale	1163.55	1163.55	2327.10
11	TOTAL BUA SANCTIONED SUM+NON-SUM+AS PER LOT	40995.04	1163.55	42158.59
12	TOTAL SALE BUA AREA PERMISSIBLE AS PER LOT	23989.10	1163.55	25152.65
13	TOTAL SALE BUA AREA IN BLDG NO.1	5352.01	—	5352.01
14	TOTAL SALE BUA AREA IN BLDG NO.1	6547.07	—	6547.07
15	TOTAL REHAB BUA AREA IN BLDG NO.2	—	—	—
16	TOTAL SALE BUA AREA IN BLDG NO.2	60.80	1163.55	1224.35
17	TOTAL REHAB BUA AREA IN BLDG NO.3	—	—	—
18	TOTAL SALE BUA AREA IN BLDG NO.3	4136.49	—	4136.49
19	TOTAL SALE BUA AREA IN BLDG NO.4	11465.59	—	11465.59
20	TOTAL REHAB BUA AREA IN BLDG NO.4	8040.22	—	8040.22
21	TOTAL SALE BUA AREA IN BLDG NO.4	5251.00	—	5251.00
22	TOTAL REHAB BUA AREA IN BLDG NO.5	1295.22	—	1295.22
23	TOTAL SALE BUA AREA IN BLDG NO.5	8010.27	—	8010.27
24	TOTAL SALE BUA AREA IN BLDG NO.1005(13+15+17+19+21)	17035.54	—	17035.54
25	TOTAL SALE BUA FROM BLDG NO.1005(13+15+17+19+21)	23814.64	1163.55	24978.19
26	TOTAL BUA AREA PROPOSED IN THE SCHEME	40840.58	1163.55	42004.13
27	BALANCE SALE ZONAL AREA IN THE SCHEME	154.46	—	154.46
28	BALANCE SALE FULFILL PERMISSIBLE FOR THE SCHEME	—	—	8749.23
29	TOTAL SALE FULFILL PERMISSIBLE FOR THE SCHEME	—	—	2491.44
30	BALANCE SALE FLUNGIBLE AREA (27-28)	—	—	—

**NOTE:** BOUNDARY OF PLOT SHOWN IN BLACK.  
PROPOSED WORK SHOWN IN PINK.  
PROPOSED RECREATION GROUND SHOWN IN GREEN  
D.P. ROAD SHOWN IN GREEN DOTTED LINES.  
SET BACK AREA SHOWN IN HATCHED BLACK.


Certificate of area Certified that I have surveyed the plot under reference on _____ and that the dimension of the sides, etc. of the plot stated on plan are as measured on site and the area so worked out is *9000.00 sq.mts. and tallies with the area stated in the document of ownership / Town Planning Scheme Records.	architect signature 
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description of proposal and property

Proposed bldg no.5 of slum rehabilitation scheme on plot bearing c.t.s.no.156 (D),157,157/1 TO 55, 158,158/1 TO 33 & 192 (pt.), & slum rehabilitation scheme c.t.s.no.150, 150/1 TO 38,151,151/1 TO 29,153,153/1 TO 100 & proposed S.R.Scheme under 33(10) on plot bearing c.t.s. no.148, 148/1 to 15 & 149, 149/1 to 17, 152A at village Majas, Taluka Andheri, Jageshwari (East), Mumbai-400,060.

name of owner	owner signature
M/s. AISHWARYA AVANT BUILDER LLP	
M/s. AVANT HERITAGE-III REALTY LLP	
M/s. AVANT HERITAGE-IV REALTY LLP	

job no.	date	drg. no.	scale	checked by	drawn by
100-1			AS SHOWN		

office ref. no.:		architect signature	
north	architect		



**daddy & Assoc.**

B-14, 1st Fl., Bindya CHS, 31-Hill Road, Bandra (W), Mumbai. Tel. 26418052