

AREA STATEMENT OF PREVIOUSLY APPROVED BUILT UP AREA APPROVED WIDE LETTER NO. KBMC/TPD/ BP/1689-173 DT:- 04.09.2014.

FLOOR/BLDG	WING-A & B
GROUND FLOOR	54.90
FIRST FLOOR	494.58
SECOND FLOOR	494.58
THIRD FLOOR	494.58
FOURTH FLOOR	494.58
FIFTH FLOOR	494.58
SIXTH FLOOR	494.58
SEVENTH FLOOR	494.58
EIGHTH FLOOR	468.44
NINTH FLOOR	494.58
TENTH FLOOR	494.58
ELEVENTH FLOOR	494.58
TWELFTH FLOOR	494.58
TOTAL	5943.72
EXG. BALD.	NIL
TOTAL AREA	5943.72 SQ.MT.

PARKING AREA STATEMENT WING- A2 & B2

FLATS AREA IN SQ.MTS.	FOUR WHEELER PARKING REQUIRED	FOUR WHEELER PROVIDED	SCOOTER & CYCLE PARKING REQUIRED	SCOOTER & CYCLE PARKING PROVIDED
UPTO 50	NIL	NIL	163.75 NOS.	164 NOS.
50 TO 100	NIL	NIL	NIL	NIL
ABOVE 100	NIL	NIL	NIL	NIL
TOTAL PARKING	NIL	NIL	163.75 NOS.	164 NOS.

TENEMENT AREA STATEMENT (WING 'A TO E')

UP TO 50	50 TO 100	ABOVE 100
533 NOS.	NIL	NIL

AREA STATEMENT OF PREVIOUSLY APPROVED BUILT UP AREA APPROVED WIDE LETTER NO. KBMC/TPD/ BP/1093-155 DT:- 03.02.2017.

FLOOR/TYPIC OF BLDG.	WING 'A'	WING 'B'	WING 'C'	WING 'D'	WING 'E'
GROUND FLOOR BUILT UP AREA	17.55	17.55	16.88	17.55	17.55
FIRST FLOOR BUILT UP AREA	261.70	261.70	230.23	261.70	261.70
SECOND FLOOR BUILT UP AREA	261.70	261.70	230.23	261.70	261.70
THIRD FLOOR BUILT UP AREA	261.70	261.70	230.23	261.70	261.70
FOURTH FLOOR BUILT UP AREA	261.70	261.70	230.23	261.70	261.70
FIFTH FLOOR BUILT UP AREA	261.70	261.70	230.23	261.70	261.70
SIXTH FLOOR BUILT UP AREA	261.70	261.70	230.23	261.70	261.70
SEVENTH FLOOR BUILT UP AREA	261.70	261.70	230.23	261.70	261.70
EIGHT FLOOR BUILT UP AREA	261.70	261.70	199.14	261.70	261.70
NINTH FLOOR BUILT UP AREA	261.70	261.70	230.23	261.70	261.70
TENTH FLOOR BUILT UP AREA	261.70	261.70	230.23	261.70	261.70
ELEVENTH FLOOR BUILT UP AREA	261.70	261.70	230.23	261.70	261.70
TWELFTH FLOOR BUILT UP AREA	261.70	261.70	230.23	261.70	261.70
TOTAL FLOOR BUILT UP AREA	3157.95	3034.55	2748.55	2634.55	3157.95
EXCESS BALC.AREA	8.28	6.00	4.29	6.90	8.28
TOTAL BUILT UP AREA	3166.23	3040.55	2752.84	2641.45	3166.23

TENEMENT AREA STATEMENT WING G,H,I

UP TO 50	50 TO 100	ABOVE 100
482 NOS.	NIL	NIL

TOTAL R.G AREA STATEMENT

- R.G.1 AREA IN SQ.MT. = 1005.91
- R.G.2 AREA IN SQ.MT. = 1001.23
- R.G.3 AREA IN SQ.MT. = 379.43

TOTAL R.G AREA IN SQ.MT. = 2479.49

BUILT UP AREA STATEMENT WING 'F,G,H,I & J'

FLOOR OF BLDG.	WING 'F'	WING 'G'	WING 'H'	WING 'I'	WING 'J'
STILT FLOOR BUILT UP AREA	434.31	31.29	31.95	31.97	208.59
FIRST FLOOR BUILT UP AREA	551.72	387.39	243.18	248.67	
SECOND FLOOR BUILT UP AREA	591.98	387.39	243.18	248.67	
THIRD FLOOR BUILT UP AREA	387.39	243.18	248.67		
FOURTH FLOOR BUILT UP AREA	387.39	243.18	248.67		
FIFTH FLOOR BUILT UP AREA	387.39	243.18	248.67		
SIXTH FLOOR BUILT UP AREA	387.39	243.18	248.67		
SEVENTH FLOOR BUILT UP AREA	387.39	243.18	248.67		
EIGHTH FLOOR BUILT UP AREA	387.39	243.18	248.67		
NINTH FLOOR BUILT UP AREA	387.39	243.18	248.67		
TENTH FLOOR BUILT UP AREA	387.39	243.18	248.67		
ELEVENTH FLOOR BUILT UP AREA	387.39	243.18	248.67		
TWELFTH FLOOR BUILT UP AREA	387.39	243.18	248.67		
THIRTEENTH FLOOR BUILT UP AREA	387.39	243.18	248.67		
FOURTEENTH FLOOR BUILT UP AREA	387.39	243.18	248.67		
FIFTEENTH FLOOR BUILT UP AREA	387.39	243.18	248.67		
SIXTEENTH FLOOR BUILT UP AREA	387.39	243.18	248.67		
SEVENTEENTH FLOOR BUILT UP AREA	387.39	243.18	248.67		
EIGHTEENTH FLOOR BUILT UP AREA	357.39	213.35	219.08		
NINETEENTH FLOOR BUILT UP AREA	387.39	243.18	248.67		
TWENTIETH FLOOR BUILT UP AREA	387.39	243.18	248.67		
TWENTY FIRST FLOOR BUILT UP AREA	387.39	243.18	248.67		
TWENTY SECOND FLOOR BUILT UP AREA	387.39	243.18	248.67		
TWENTY THIRD FLOOR BUILT UP AREA	357.39	213.35	219.08		
TWENTY FOURTH BUILT UP AREA	387.39	243.18	248.67		
TOTAL FLOOR AREA	1578.01	9008.60	5748.95	5881.09	308.53
EXCESS BALC.AREA	3.06	5.20	7.76	15.00	3.92
TOTAL BUILT UP AREA	1581.07	9013.80	5756.71	5896.09	312.45
TOTAL BUILT UP AREA (WING 'F' TO 'J') (22625.31 X 35.54)	= 22661.32 SQ.MT.				

FSI 20868

TOTAL BUILT UP AREA STATEMENT

- RESIDENTIAL AREA IN SQ.MT. = 41179.72
- COMMERCIAL AREA IN SQ.MT. = 1780.32

TOTAL BUILT UP AREA IN SQ.MT. = 42970.24

PARKING AREA STATEMENT WING 'F TO J'

FLATS AREA IN SQ.MTS.	FOUR WHEELER PARKING REQUIRED	FOUR WHEELER PROVIDED	SCOOTER & CYCLE PARKING REQUIRED	SCOOTER & CYCLE PARKING PROVIDED
UP TO 50	NIL	NIL	615.00	615.00
50 TO 100	NIL	NIL	NIL	NIL
COMM 100	17.94 NOS.	18 NOS.	33.82	34.00
TOTAL PARKING	17.94 NOS.	18 NOS.	648.82	649.00

TERRACE AREA STATEMENT AS PER D.C.R. NO. 15.4.3

WING 'G' TOTAL TERRACE AREA = 1750.84 SQ.MT.  
 WING 'H' TOTAL TERRACE AREA = 1137.80 SQ.MT.  
 WING 'I' TOTAL TERRACE AREA = 1048.52 SQ.MT.  
 TOTAL 20% TERRACE AREA = 3936.96 SQ.MT.

MOHAN WILLOWS III

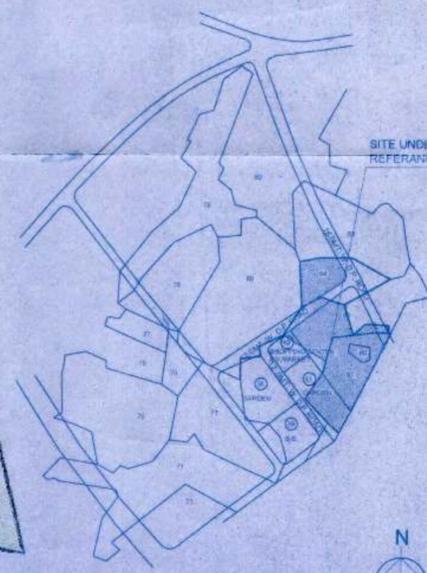
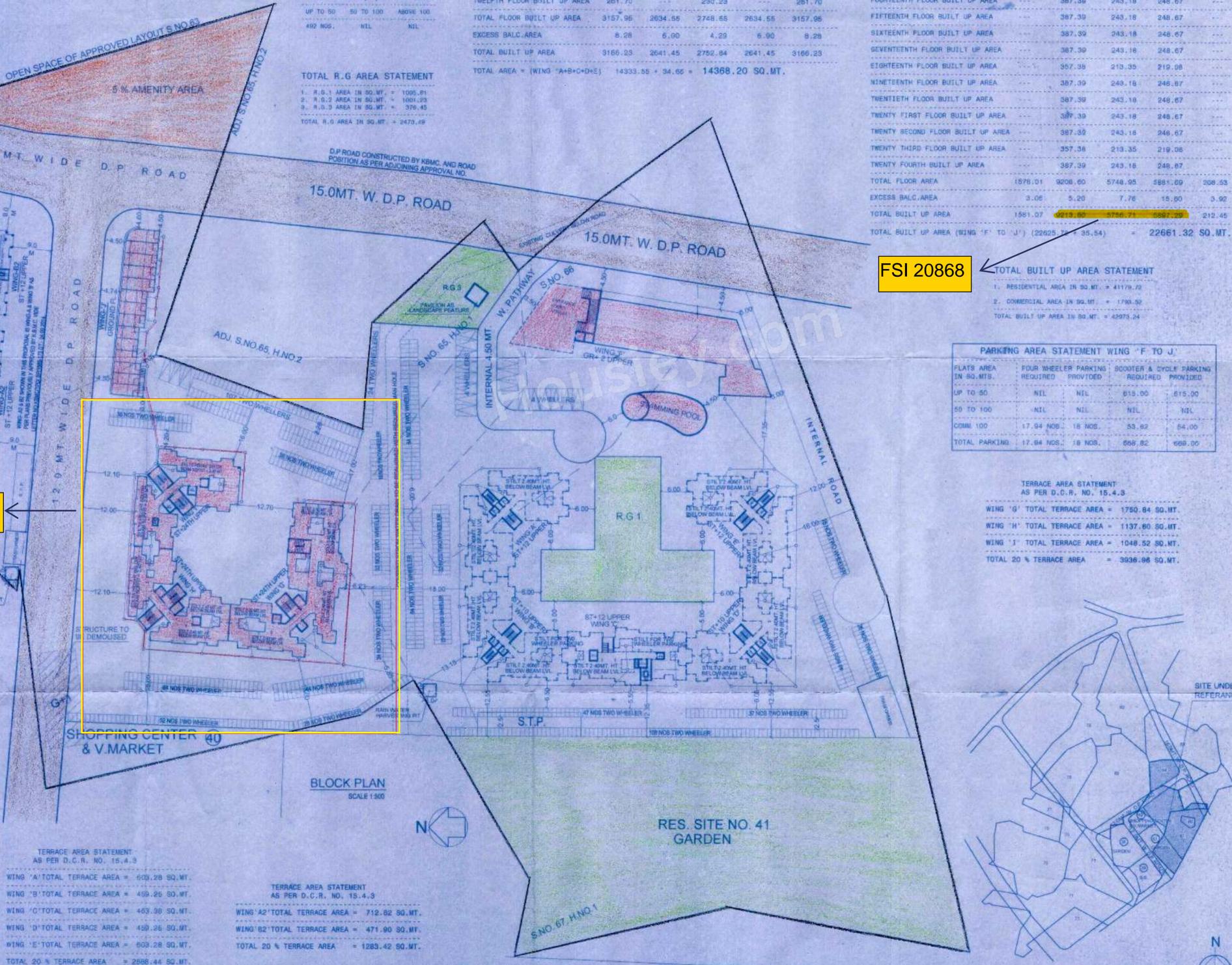
- PREVIOUSLY APPROVED T.D.R. STATEMENT
- T.D.R. CERTIFICATE NO. KBMC/TPD/T.D.R./168/11-12 DTF:-23.11.2013  
T.D.R. AREA PURCHASED BY AGREEMENT NO.UHN-2-11919-2015 DATED 21/12/2015 = 234.11 SQ.MT.
  - T.D.R. CERTIFICATE NO. KBMC/TPD/TDR/174/12-13 DATE 21-01-2012  
T.D.R. AREA PURCHASED BY AGREEMENT NO.UHN-2-10830-2012 DATED 09/12/2015 = 540.97 SQ.MT.
  - T.D.R. CERTIFICATE NO. KBMC/TPD/TDR/155/11-12 DATE 30-09-2012  
T.D.R. AREA PURCHASED BY AGREEMENT NO.UHN-2-60-2016 DATED 04/01/2015 = 62.71 SQ.MT.
  - T.D.R. CERTIFICATE NO. KBMC/TPD/TDR/47/10-11 DATE 05-08-2010  
T.D.R. AREA PURCHASED BY AGREEMENT NO.UHN-2-9407-2015 DATED 26/10/2015 = 182.27 SQ.MT.
  - T.D.R. CERTIFICATE NO. KBMC/TPD/TDR/163/11-12 DATE 25.11.2011  
T.D.R. AREA PURCHASED BY AGREEMENT NO.UHN-2-11061-2012 DATED 15/12/2015 = 125.40 SQ.MT.
- TOTAL T.D.R. AREA = 1145.48 SQ.MT.

TERRACE AREA STATEMENT AS PER D.C.R. NO. 15.4.3

WING 'A' TOTAL TERRACE AREA = 603.28 SQ.MT.  
 WING 'B' TOTAL TERRACE AREA = 489.26 SQ.MT.  
 WING 'C' TOTAL TERRACE AREA = 463.38 SQ.MT.  
 WING 'D' TOTAL TERRACE AREA = 430.26 SQ.MT.  
 WING 'E' TOTAL TERRACE AREA = 603.28 SQ.MT.  
 TOTAL 20% TERRACE AREA = 2588.44 SQ.MT.

TERRACE AREA STATEMENT AS PER D.C.R. NO. 15.4.3

WING 'A2' TOTAL TERRACE AREA = 712.82 SQ.MT.  
 WING 'B2' TOTAL TERRACE AREA = 471.80 SQ.MT.  
 TOTAL 20% TERRACE AREA = 1283.42 SQ.MT.



STAMP OF APPROVAL OF PLAN 1



PLOT AREA STATEMENT IN SQ.MT.

S. NO. 64 = 6800.00 SQ.MT.  
 S. NO. 65, H. NO. = 7360.00 SQ.MT.  
 S. NO. 66 = 2650.00 SQ.MT.  
 S. NO. 67, H. NO. 1A = 6700.00 SQ.MT.  
 S. NO. 67, H. NO. 1B = 6500.00 SQ.MT.  
 TOTAL PLOT AREA = 30050.00 SQ.MT.

PROFORMA AREA STATEMENT

NO.	DESCRIPTION	SQ. MTS.
1	AREA OF PLOT	30050.00
2	DEDUCTION FOR ROAD ACQUISITION AREA	9387.45
3	PROPOSED ROAD (12 & 15 MT. W.D.P. ROAD)	4541.29
4	ANY RESERVATION (GARDEN RESERVATION NO. 41)	350.00
5	ANY RESERVATION (SHOPPING CENTER & V.M. RESERVATION NO. 40)	8278.74
6	TOTAL (A+B+C+D+E)	21771.26
7	NET GROSS AREA OF PLOT (1-2)	10668.56
8	DEDUCTION FOR 5% AMENITY OPEN SPACE	2177.12
9	DEDUCTION FOR 10% RECREATIONAL GARDEN	1066.86
10	NET AREA OF PLOT = 90% OF (1-2+4+5) (20882.70 X 90%)	18614.43
11	ADDITION FOR F.S.I. IF ANY MODIFIED D.C.R. FOR DEV. RIGHTS AS PER GOV. NOT. DT. 29.01.2016 AREA UNDER D.P. ROAD 2 TIMES (4.1, 1 OF D.C.R. 37)	6774.90
12	AREA UNDER RESERVATION 2 TIMES (4.1, 1 OF D.C.R. 37)	9782.58
13	AREA UNDER 5% AMENITY OPEN SPACE	1088.56
14	TOTAL AREA (S+6)	36260.47
15	NORMAL F.S.I. PERMISSIBLE (1/10 OF THE NET PLOT AREA) * FSI PERMISSIBLE WITH PAYMENT OF PREMIUM (AS PER D.C.R. H. 23.2 & TABLE NO. 13)	1861.44
16	PERMISSIBLE BUILT UP AREA (24089.84/1001.444/22.89)	3722.89
17	T.D.R. AREA PROPOSED TO BE UTILIZED	41844.80
18	EXISTING FLOOR AREA	1145.48
19	PERMISSIBLE BUILT UP AREA	42990.28
20	EXISTING BUILT UP AREA	NIL
21	AREA PREVIOUSLY APPROVED	20311.92
22	NEWLY PROPOSED AREA	22855.78
23	EXCESS BALCONY AREA TAKEN IN F.S.I. (AS PER B(6) BELOW	35.54
24	TOTAL BUILT UP AREA PROPOSED (10+11+12)	42973.24
25	TOTAL BUILT UP AREA CONSUMED (13+14)	2.30

BALCONY AREA STATEMENT

NO.	DESCRIPTION	SHOWN IN TABLE
a	PERMISSIBLE AREA PER FLOOR	
b	PROPOSED BAL. AREA PER FLOOR	
c	EXCESS BALCONY AREA (TOTAL)	

T.D.R. STATEMENT

NO.	DESCRIPTION	SHOWN IN TABLE
a	PERMISSIBLE	14151.32
b	PROPOSED TO BE UTILIZED	1145.48

PARKING STATEMENT

NO.	DESCRIPTION	SHOWN IN TABLE
a	PARKING REQUIRED	
b	CAR	
c	SCOOTER/ MOTOR CYCLE, CYCLE	
d	GRAGES PERMISSIBLE	
e	GARAGES PROPOSED	
f	CAR	
g	SCOOTER/ MOTOR CYCLE, CYCLE	
h	TOTAL PARKING PROVIDED	

LOADING & UNLOADING STATEMENT

LOADING & UNLOADING REQUIRED: \_\_\_\_\_

LOADING & UNLOADING PROVIDED: \_\_\_\_\_

NOTES:

- BOUNDARY OF THE PLOT, PROPOSED STRUCTURES, DRAINAGE LINE, BLACK, RED, RED DOTTED
- A.P. IS ARCHITECTURE PROJECTION 0.75 MT. W. C.B. 2.40MT X 0.40MT PROJECTION
- DEVELOPERS RESERVE THE RIGHTS TO ADD T.D.R. AS AND WHEN AVAILABLE AND RESERVE THE RIGHT TO AMEND THE PROPOSAL ACCORDINGLY.
- DEVELOPERS RESERVE THE RIGHTS TO CHANGE THE SHAPE & POSITION OF R.G. & PARKING ARRANGEMENT IN CASE OF FUTURE AMALGAMATION OF ADJOINING LANDS OR AMENDMENTS IN THE PROPOSAL BEFORE OCCUPATION.

CERTIFICATE FOR AREA

CERTIFIED THAT THE PLOT UNDER REFERENCE HAS NOT SURVIVED BY ME OR BY ANY OTHER PERSON AND THE DIMENSIONS OF SIDES ETC. OF PLOT STATED ON PLANS ARE AS MEASURED ON SITE AND THE AREA SO WORKED 30050.00 SQ.MT. AND TALLIES WITH THE AREA STATED IN DOCUMENT OF OWNERSHIP / T.P. RECORD.

PROPOSED HOUSING COMPLEX ON PROPERTY BEARING OF S. NO. 64, S. NO. 65, H. NO. 1, S. NO. 66 AND S. NO. 67, H. NO. 1A & 1B OF VILL: SHIRGAON, TAL: AMBARNATH, DIST: THANE

FOR- M/S. MOHAN LIFESPACES LLP **For MOHAN LIFESPACES LLP**

FOR- M/S. MOHAN LIFESPACES LLP **Partner/Authorized Signatory**

DRN BY: ASMITA CHKD BY: S.D.OAK DATE: 06/12/2017 SCALE: AS SHOWN

S.D.OAK, ARCHITECT'S INC. GROUND FL. ASHTRINAD APT, OFF. AREA BAZAR, KULGAON, BADIAPUR (E).