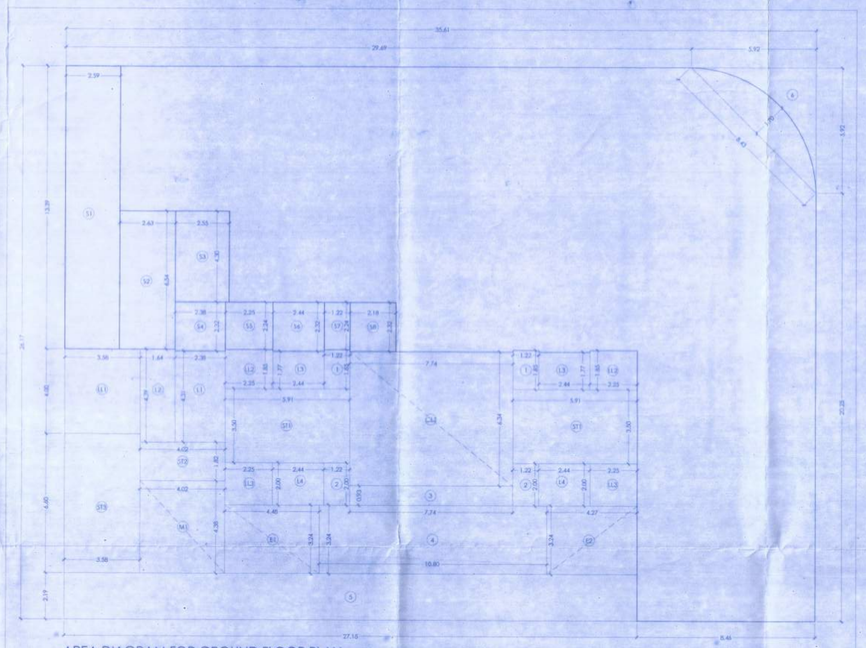
SHEET No. :- 1 / 8



AREA DIAGRAM FOR GROUND FLOOR PLAN
SCALE - 1:100

BUILT UP AREA CALCULATION OF GROUND FLOOR

AREA OF BLOCK (ABCD)

35.61 X 26.17			931.91	
TOTAL			931.91	A

	A	B	C	D=A*B*C
1	1.20	1.85	2	4.44
2	1.22	2.00	1	2.44
3	7.74	0.93	1	7.20
4	10.80	1.34	1	14.47
5	27.15	2.19	1	59.46
6	(0.5(6)-F)x(F-D)/2 (0.4*4.48)/2			7.92
	TOTAL			118.94 I

NET CONSTRUCTED AREA
A - I
931.91 - 118.94 | 812.97 II

STAIRCASE & LIFT AREA CALCULATION

ST1	3.91	3.30	1	41.50
ST2	4.12	1.80	1	7.42
ST3	3.56	6.60	1	23.62
L1	3.36	4.31	1	10.26
L2	1.44	4.39	2	7.20
L3	2.44	1.77	2	8.64
L4	2.44	2.00	2	9.76
L11	3.38	4.00	1	14.32
L12	2.25	1.85	1	8.33
L13	2.25	2.00	2	9.00
C11	7.74	6.34	1	49.07
E1	4.48	3.24	1	14.52
E2	4.27	3.24	1	13.83
TOTAL				217.24 III

METER ROOM AREA CALCULATION

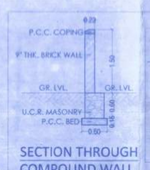
M1	4.07	4.38	1	17.81
TOTAL				17.81 IV

SALE SHOP AREA CALCULATION

S1	2.00	13.90	1	34.68
S2	2.63	4.54	1	11.95
S3	2.50	4.30	1	10.97
S4	2.38	2.32	1	5.52
S5	2.25	2.04	1	3.04
S6	2.44	2.32	1	5.66
S7	1.22	2.24	1	2.73
S8	2.18	2.32	1	5.06
TOTAL				86.86 V

BUILT UP AREA
II - III - IV
812.97 - 217.24-17.81 | 578.10
578.10 SQ.MT.

BLOCK PLAN
SCALE = 1:500



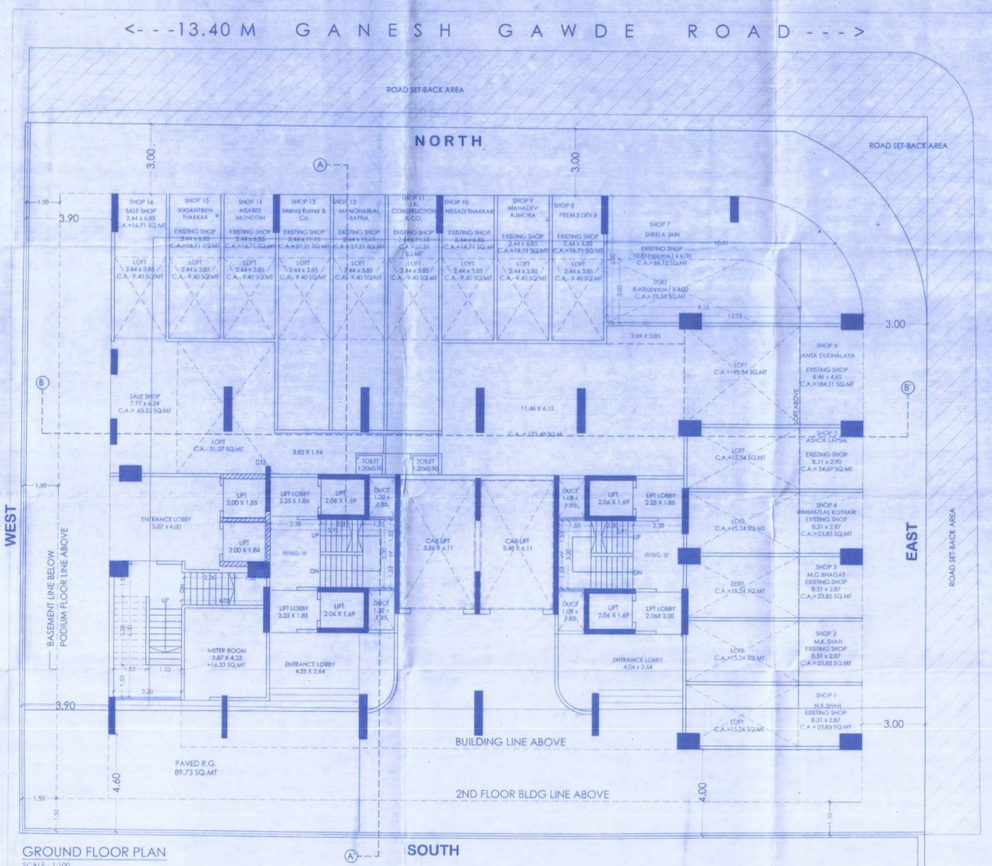
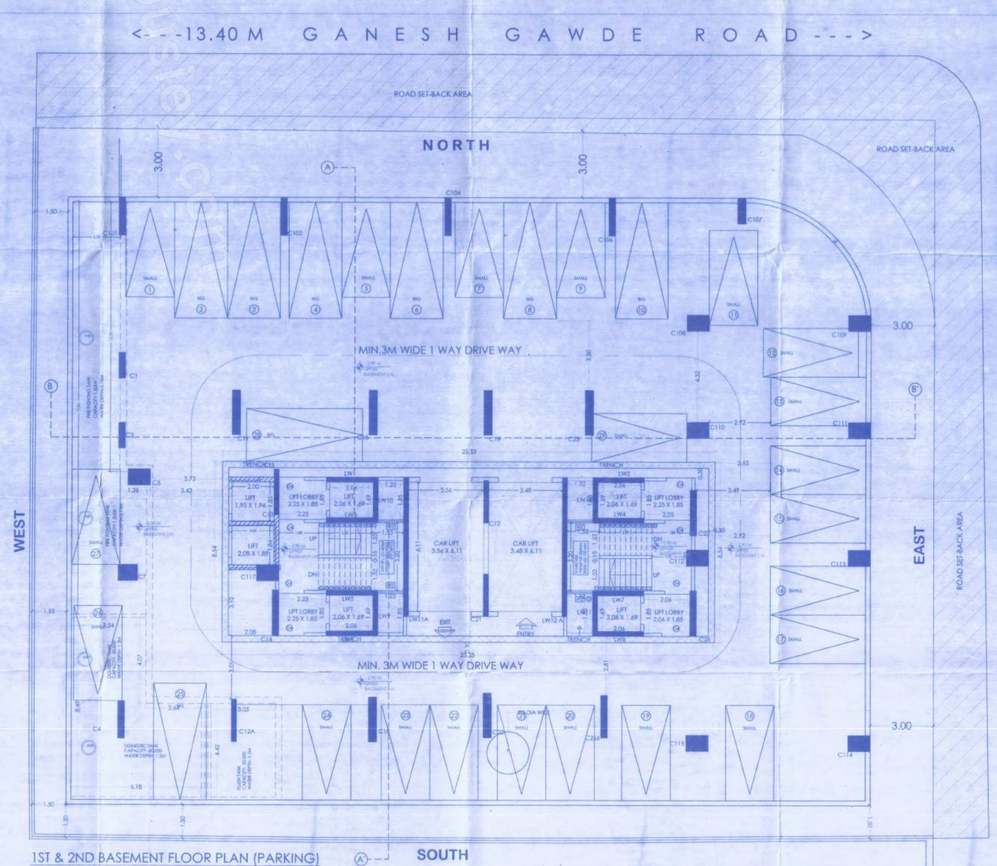
SECTION THROUGH COMPOUND WALL
SCALE :- 1:50

SECTION THROUGH U.U.G. TANK
SCALE :- 1:50

LOCATION PLAN
SCALE = 1:4000

PROFORMA A-1

A	PROFORMA-A				Sq.Mt.
1	AREA OF PLOT				1665.95
2	DEDUCTION FOR				
	(a) ROAD SET-BACK AREA				243.40
3	BALANCE AREA OF PLOT (1 - 2)				1422.55
4	DEDUCTION FOR 15% RECREATIONAL GROUND / 10% AMENITY SPACE (if deductible for IND)				
5	NET AREA OF PLOT (3 - 4)				1422.55
6	ADDITIONS FPR FLOOR SPACE INDEX				
	2(a) 200% FOR D.P. ROAD SET-BACK				
	2(b) 200% FOR ROAD SET-BACK				243.40
7	TOTAL AREAS (5 + 6)				1665.95
8	Total area for FSI computation				1422.55
9	F.S.I. PERMISSIBLE				4.00
10	PERMISSIBLE BUILT UP AREA (1422.55 x 4)				5690.20
11	(-) Zonal Basic FSI				1422.55
12	(-) FSI for Road Setback X 2				486.80
13	Balance additional FSI permissible				8780.85
14	FSI for permanent Transit tenements				1890.43
15	Additional sale FSI (Free Sale)				1890.43
	BUA Permissible on plot	Zonal	Free Sale	PTC	
		1422.55	1890.43	1890.43	5203.41
16	BUA Permissible in lieu of Road Setback	486.80			486.80
17	Total BUA Permissible on plot	1909.35	1890.43	1890.43	5690.21
18	Pemissible FSI	1.00	1.50	1.50	4.00
19	Total Sale BUA Permissible BUA (Zonal + free sale)	3799.78			3799.78
20	TOTAL PTC BUA Proposed			1897.52	1897.52
21	TOTAL PROPOSED SALE BUA (1909.35+ 1890.43)				3799.78
22	EXISTING BUILT UP AREA (Fungible per Existing Tenants)				512.42
23	TOTAL SALE PROPOSED BUILT UP AREA (Sale + PTC) (3799.55 + 1897.52)				5697.07
24	TOTAL AREA (20 + 21 + 22)				6209.49
25	F.S.I. CONSUMED ON NET HOLDING = 11/1				3.72
B	DETAILS OF RESIDENTIAL/NON RESIDENTIAL AREAS				
1	PURELY RESIDENTAIL BUILT UP AREA				NIL
2	REMAINING NON-RESIDENTIAL BUILT UP AREA				NIL
C	DETAILS OF F.S.I. AVAILED AS PER DCR 31(3)				
1	FUNGIBLE BUILT UP AREA COMPONENT PROPOSED VIDE DCR (4) FOR PURELY RESIDENTIAL = OR < (B1 x 0.35) PERMISSIBLE				NIL
2	FUNGIBLE BUILT UP AREA COMPONENT PROPOSED VIDE DCR 31(3) FOR NON-RESIDENTIAL = OR < (B2 x 0.35)				NIL
3	TOTAL FUNGIBLE BUILT UP AREA VIDE DCR 31(3)				NIL
4	TOTAL PERMISSIBLE BUILT UP AREA				NIL
5	TOTAL GROSS BUILT UP AREA PROPOSED				NIL
6.	BALANCE BUILT UP AREA ()				NIL
D	TENEMENT STATEMENT				
i	PROPOSED AREA (ITEM A.12 above) OR C-4				
ii	LESS DEDUCTION OF NON RESIDENTIAL AREA (SHOP ETC)				
iii	AREA AVAILABLE FOR TENEMENTS (i - ii)				
iv	TENEMENTS PERMISSIBLE (DENSITY OF TENEMENTS / DECTARE)				
v	TENEMENTS PROPOSED				
vi	TENEMENTS EXISTING				
	TOTAL TENEMENTS ON THE PLOT				
E	PARKING STATEMENT				
I	PARKING REQUIRED BY REGULATION FOR -				Refer plans
	CAR				
	SCOOTER / MOTER CYCLE				
	OUTSIDERS (VISITOR)				
ii	COVERED GARAGE PERMISSIBLE				
iii	COVERED GARAGE PROPOSED				
	CAR				
	SCOOTER / MOTER CYCLE				
	OUTSIDERS (VISITOR)				
	TOTAL PARKING PROVIDED				
F	TRANSPORT VEHICLES PARKING				
	SPACES FOR TRANSPORT VEHICLES PARKING				
i	REQUIRED BY REGULATIONS				
ii	TOTAL No. OF TRANSPORT VEHICLES PARKING SPACES PROVIDED				



GROUND FLOOR PLAN
SCALE - 1:100