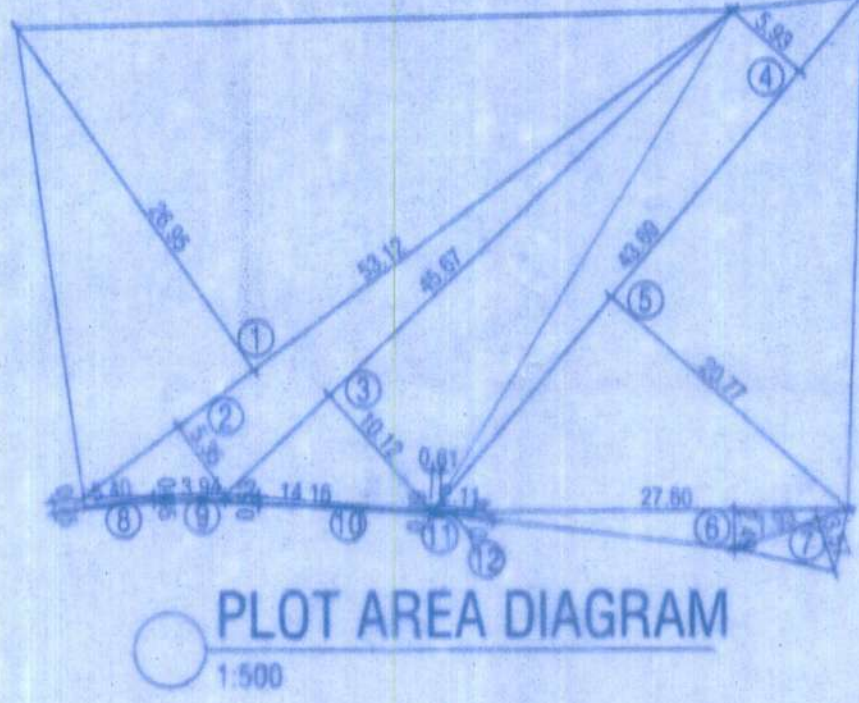
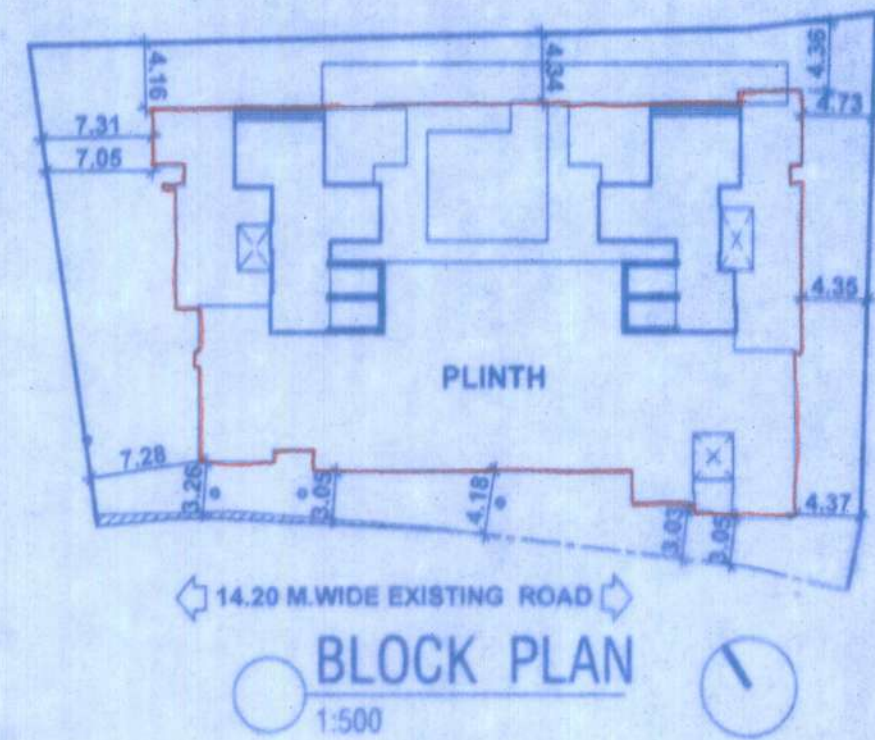
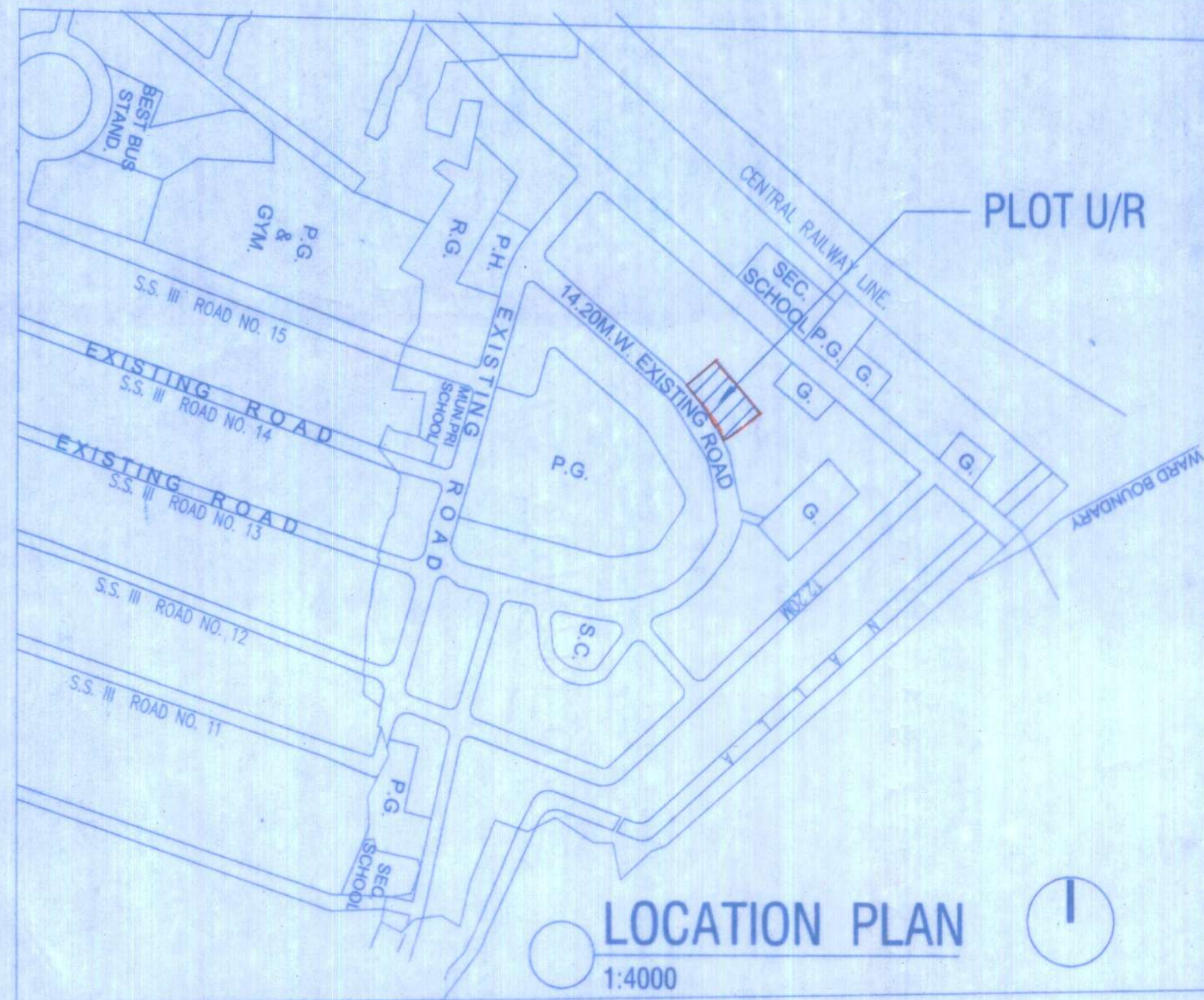
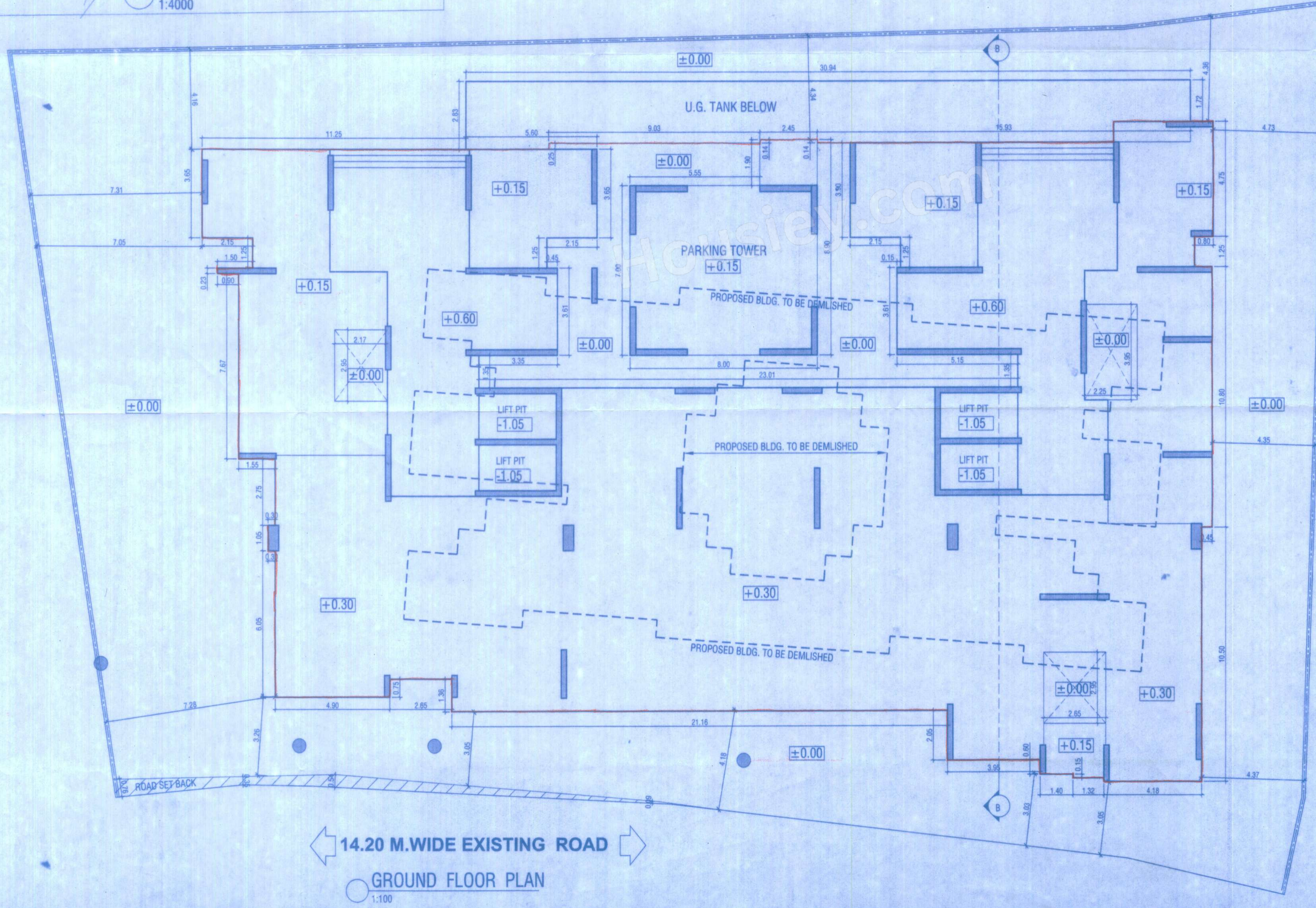
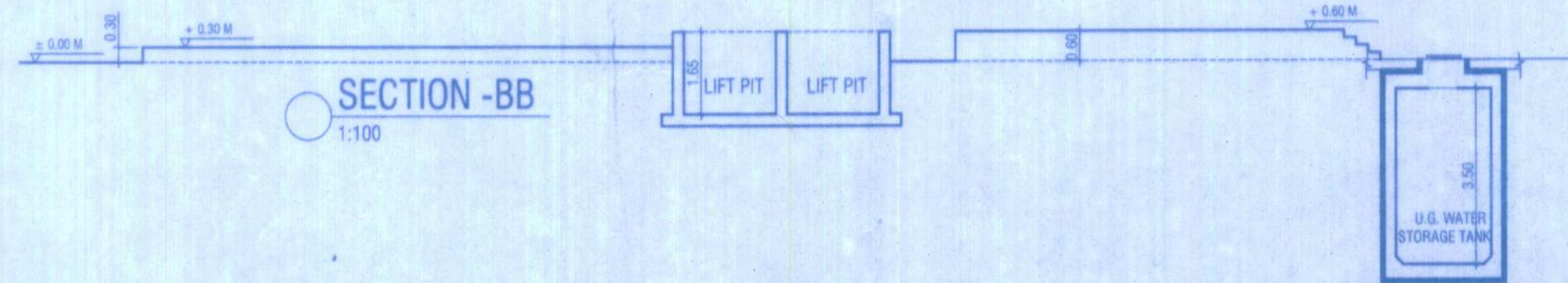




PLOT AREA CALCULATION		SQ. MT.
ADDITIONS		
1	1/2 X 53.12 X 26.95 X 1	= 715.79
2	1/2 X 53.12 X 5.35 X 1	= 142.10
3	1/2 X 45.67 X 10.12 X 1	= 231.09
4	1/2 X 43.69 X 5.93 X 1	= 129.54
5	1/2 X 43.69 X 20.77 X 1	= 453.72
6	1/2 X 27.60 X 2.49 X 1	= 34.36
7	1/2 X 7.93 X 3.57 X 1	= 14.16
TOTAL ADDITION		= 1720.76
ROAD SET BACK AREA		
8	(0.76 + 0.35) / 2 X 5.48 X 1	= 3.04
9	(0.35 + 0.54) / 2 X 4.03 X 1	= 1.79
10	(0.54 + 0.09) / 2 X 14.16 X 1	= 4.46
11	(0.09 + 0.04) / 2 X 0.62 X 1	= 0.04
12	1/2 X 2.14 X 0.04 X 1	= 0.04
TOTAL ADDITION		= 9.37
TOTAL PLOT AREA (A+B)		= 1730.13



FORM-I		LOD
A. AREA STATEMENT		SQ. MT.
1. AREA OF PLOT		1730.13
2. DEDUCTIONS FOR		
(a) Road Set-Back Area		9.37
(b) Proposed Road		00.00
(c) Any Reservation (5% AMENITY SPACE)		00.00
3. BALANCE AREA OF PLOT (1 minus 2)		1720.76
4. DEDUCTION FOR 15% RECREATIONAL GROUND		00.00
5. NET AREA OF PLOT (3 minus 4)		1720.76
6. ADDITIONS FOR FLOOR SPACE INDEX		3.00
(a) 100% 2(a)		9.37
(b) 100% 2(b) (restricted to 80% of 5 above)		00.00
7. TOTAL AREA (5+6a+6b)		1730.13
8. FLOOR SPACE INDEX PERMISSIBLE		
9. ADDITIONS F.S.I. ALREADY ALLOTTED BY MHADA		
(a) Existing built up area		
(b) Additional built up area allotted by MHADA OFFER LETTER NO.		
(i) In lieu of 3.00 fsi		
(ii) In lieu of Prorata fsi		
(c) Additional built up area NOW allotted by MHADA		
10. TOTAL PERMISSIBLE BUILT UP AREA		
11. TOTAL PROPOSED BUILT UP AREA		
12. FSI CONSUMED ON NET HOLDING = 11/3		
B. DETAILS OF FSI AVAILABLE AS PER DCPR 31(3)		
1. NON-RESIDENTIAL FUNGIBLE BUILT-UP AREA COMPONENT		
(a) Non Residential Built-up Area		
(i) Permissible Fungible Area 0.35 X B1(a)		
(ii) Now Claimed Fungible Area		
2. RESIDENTIAL FUNGIBLE BUILT-UP AREA COMPONENT		
(a) Residential Built-up Area (11 - B1(a))		
(i) Permissible Fungible Area 0.35 X B2(a)		
(ii) Now Claimed Fungible Area		
C. TENEMENT STATEMENT		
(i) Proposed Area 11 + B2(a)(ii)		
(ii) Less Deduction of Non Residential Area		
(iii) Area Available For Tenements C (i) - C(ii)		
(iv) Tenements Permissible (Density of tenements/hectare)		
(v) Tenements Proposed		
(vi) Tenements Existing		
(vii) Total Tenements ON The Plot		
D. PARKING STATEMENT		
(i) Required Car Parking By Regulation		
(ii) Required Visitor Car Parking By Regulation		
(iii) Total Car Parking Required		
(iv) Car Parking Proposed As Per Concession Approved		
(v) Maximum 50% Additional Parking Permissible As Per Dcr 31(1)(vi)		
(vi) 50% Additional Parking Proposed As Per Concession Approved		
(vii) Total Car Parking Proposed		

CERTIFICATE OF AREA:
CERTIFIED THAT I HAVE SURVEYED THE PLOT UNDER REFERENCE ON AND THAT THE DIMENSIONS OF THE SIDES, ETC. OF THE PLOT STATED ON THE PLAN ARE AS MEASURED ON SITE AND THE AREA SO WORKED OUT IS 1730.13 SQ. M. (ONE THOUSAND SEVEN HUNDRED THIRTY POINT ONE THREE SQ. MT.) AND TALLIES WITH THE AREA STATED IN THE DOCUMENT OF THE OWNERSHIP / TOWNPLANNING SCHEME RECORDS.

SIGNATURE OF THE ARCHITECT

FORM - II	
STAMP OF DATE OF RECEIPT OF PLANS:	
STAMP OF APPROVAL OF PLANS:	
Approved subject to conditions mentioned in this office Letter No. MHADA/129/12/11/22 Date: 14. Dec 2022	
NAME AND SIGN OF OWNER: Subhash Nagar MANDIR DARSHAN CHSL. SECRETARY	
JOB TITLE: Proposed Redevelopment Of Bldg. No. 13, CTS No. 826(pt.), Mandir Darshan CHSL, MHADA Layout Subhash Nagar, Chembur, Mumbai - 400071 For Mandir Darshan CHSL.	
DRAWING TITLE: DWG. FOR MUN. APPROVAL	
JOB NO: AR/SMD/RM/2020/310	
DRWG NO: AR/SMD/01-01	
NORTH:	
SCALE: AS STATED	
DATE: 2022 12 08	
DRAWN BY: SUSHANT	
CHECKED BY: SUS	

700 009 No 13 S.N.