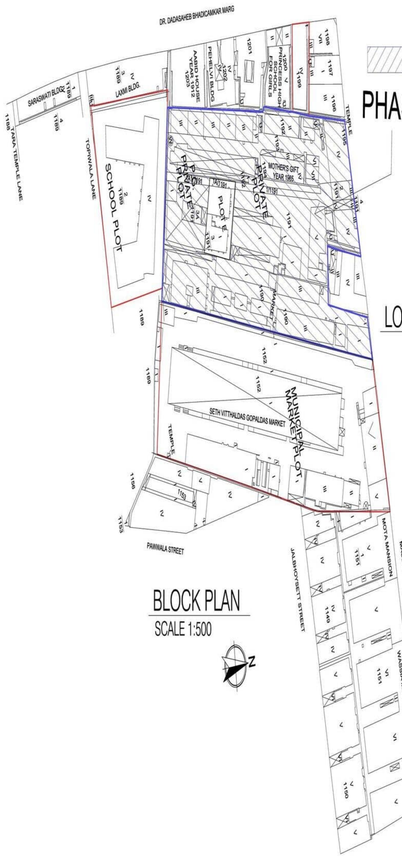
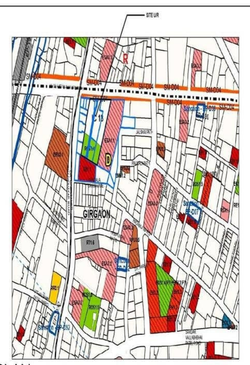
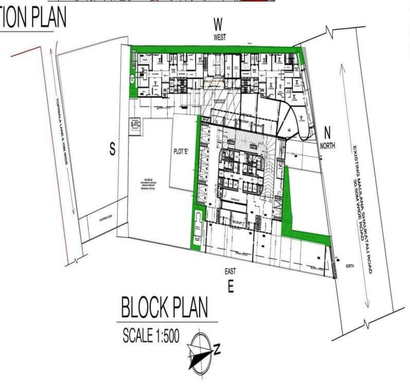


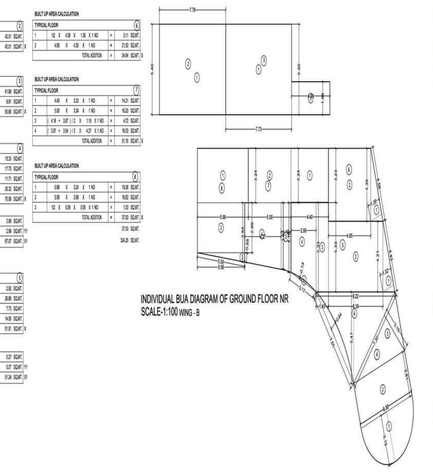
BLOCK PLAN
SCALE 1:500



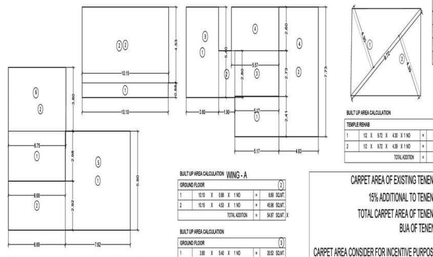
LOCATION PLAN



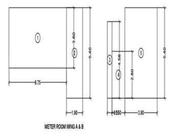
BLOCK PLAN
SCALE 1:500



INDIVIDUAL BUA DIAGRAM OF GROUND FLOOR NR
SCALE-1:100 WING - B



INDIVIDUAL BUA DIAGRAM OF GROUND FLOOR NR
SCALE-1:100 WING - A



METER ROOM WING A & B

WEST

REHAB & SALE - GROUND FLOOR

SCALE-1:200

BIG PARKING = 09 NOS
SMALL PARKING = 01 NOS

R.G							
1	20 X	4.69 X	1.91 X 1 NO	=	5.97	SQ.MT.	
2	20 X	4.69 X	1.83 X 1 NO	=	5.72	SQ.MT.	
3	20 X	2.58 X	1.68 X 1 NO	=	3.23	SQ.MT.	
4	20 X	2.58 X	1.51 X 1 NO	=	1.74	SQ.MT.	
5	20 X	2.68 X	1.58 X 1 NO	=	2.79	SQ.MT.	
6	20 X	2.76 X	1.48 X 1 NO	=	2.74	SQ.MT.	
7	20 X	5.01 X	0.33 X 1 NO	=	1.65	SQ.MT.	
8	20 X	2.13 X	1.42 X 1 NO	=	2.02	SQ.MT.	
9	20 X	3.47 X	0.68 X 1 NO	=	2.37	SQ.MT.	
10	20 X	6.29 X	0.63 X 1 NO	=	2.64	SQ.MT.	
11	20 X	2.85 X	0.62 X 1 NO	=	1.18	SQ.MT.	
12	20 X	88.94 X	0.68 X 1 NO	=	60.61	SQ.MT.	
13	20 X	84.19 X	0.65 X 1 NO	=	46.08	SQ.MT.	
14	20 X	88.63 X	1.25 X 1 NO	=	72.19	SQ.MT.	
15	20 X	2.76 X	0.17 X 1 NO	=	0.31	SQ.MT.	
16	20 X	4.44 X	1.74 X 1 NO	=	5.15	SQ.MT.	
17	20 X	4.44 X	1.65 X 1 NO	=	5.48	SQ.MT.	
			TOTAL ADDITION	=	214.62	SQ.MT.	X

DEDUCTIONS

A	20 X	1.42 X	0.20 X 1 NO	=	0.19	SQ.MT.	
B	20 X	2.05 X	0.47 X 1 NO	=	0.94	SQ.MT.	
C	20 X	1.15 X	0.13 X 1 NO	=	0.15	SQ.MT.	
D	20 X	1.57 X	0.43 X 1 NO	=	0.56	SQ.MT.	
			TOTAL DEDUCTION	=	1.43	SQ.MT.	Y1
TOTAL BUILT UP AREA [X - Y1]				=	213.03	SQ.MT.	....A

R.G							
1	20 X	20.09 X	1.68 X 1 NO	=	25.48	SQ.MT.	
2	20 X	24.26 X	0.81 X 1 NO	=	9.90	SQ.MT.	
3	20 X	34.85 X	1.19 X 1 NO	=	27.65	SQ.MT.	
4	20 X	3.90 X	1.35 X 1 NO	=	3.28	SQ.MT.	
5	20 X	4.77 X	1.35 X 1 NO	=	4.13	SQ.MT.	
6	20 X	3.75 X	1.42 X 1 NO	=	3.85	SQ.MT.	
7	20 X	2.84 X	1.23 X 1 NO	=	2.33	SQ.MT.	
8	20 X	10.59 X	1.21 X 1 NO	=	8.54	SQ.MT.	
9	20 X	4.71 X	1.23 X 1 NO	=	3.37	SQ.MT.	
10	20 X	4.11 X	1.23 X 1 NO	=	3.37	SQ.MT.	
			TOTAL ADDITION	=	92.05	SQ.MT.	....B

R.G							
1	20 X	15.55 X	1.54 X 1 NO	=	23.11	SQ.MT.	
2	20 X	10.17 X	0.54 X 1 NO	=	36.34	SQ.MT.	
3	20 X	10.18 X	1.17 X 1 NO	=	12.01	SQ.MT.	
4	20 X	8.26 X	3.15 X 1 NO	=	19.14	SQ.MT.	
5	20 X	23.88 X	2.22 X 1 NO	=	35.34	SQ.MT.	
6	20 X	3.94 X	2.91 X 1 NO	=	6.86	SQ.MT.	
7	20 X	3.91 X	0.47 X 1 NO	=	1.23	SQ.MT.	
8	20 X	3.91 X	2.78 X 1 NO	=	7.25	SQ.MT.	
			TOTAL ADDITION	=	140.18	SQ.MT.	C
			(A+B+C)	=	444.76	SQ.MT.	

LOS REQUIRED 10% OF 4414.64= 441.46 SQ.MT
LOS PROPOSED= 444.76 SQ.MT

LOS REQUIRED 10% OF 4414.64 = 441.46 SQ.MT.
LOS PROPOSED 444.76 SQ.MT.

LOS REQUIRED 10% OF 4414.64	441.46 SQ.MT.
LOS PROPOSED	444.76 SQ.MT.

PARKING STATEMENT FOR REHAB BUILDING NO -1 WING A & B

PARKING REQUIRED FOR RESI.			PARKING REQD.
CARPET AREA IN SQ.MT	NOS. OF FLAT/ SHOP	AREA REQD. AS PER D.C.RULE	
45.00 BELOW	136.00	ONE PARKING FOR 8FLATS	17.00
45.00 TO 60.00		ONE PARKING FOR 4FLATS	0.00
60.00 TO 90.00	4.00	ONE PARKING FOR 2FLATS	2.00
ABOVE 90.00 SQ.M		ONE PARKING FOR 1FLATS	0.00
TOTAL	140.00		19.00 NOS.
10% VISITORS PARKING(MINIMUM 2.00)			2.00 NOS.
TOTAL			21.00 NOS.
PARKING REQUIRED FOR COMM.AREA = 8114.44 SQ.MT.			
800 / 40			20.00 NOS.
3314.44 / 80			88.43 NOS.
TOTAL			88.43 NOS.
10% VISITORS PARKING			8.84 NOS.
PERMISSIBLE PARKING TOTAL			118.07 NOS.
SAY			118.00 NOS.
50% ADDITIONAL			58.00 NOS.
TOTAL PARKING PERMISSIBLE			174.00 NOS.

PARKING STATEMENT FOR WING C

PARKING REQUIRED FOR RESI.			PARKING REQD.
CARPET AREA IN SQ.MT	NOS. OF FLAT/ SHOP	AREA REQD. AS PER D.C.RULE	
45.00 BELOW	0.00	ONE PARKING FOR 8FLATS	0.00
45.00 TO 60.00	0.00	ONE PARKING FOR 4FLATS	0.00
60.00 TO 90.00	16.00	ONE PARKING FOR 1FLATS	16.00
ABOVE 90.00 SQ.M	134.00	TWO PARKING FOR 1FLATS	268.00
TOTAL	150.00		284.00 NOS.
10% VISITORS PARKING(MINIMUM 2.00)			28.40 NOS.
TOTAL			312.40 NOS.
PERMISSIBLE PARKING			312.00 NOS.
50% ADDITIONAL			156.00 NOS.
PERMISSIBLE PARKING TOTAL			468.00 NOS.
TOTAL			468.00 NOS.
TOTAL PARKING PERMISSIBLE			642.00 NOS.
TOTAL PARKING PROPOSED (360.00+104.00+80.00)(PARKING TOWER)			554.00 NOS.

F.S.I. CALCULATION FOR PROPOSED REDEVELOPMENT OF EXISTING BUILDINGS SITUATED ON PLOT BEARING C.S. NOS.1190,1191,1/1191,2/1191,3A/1191 & 1A/1/1191, 4/1191,1192,1/1192,1193,1194 (PHASE-I) GIRGAON DIVISION , UNDER REG. NO.33(9) OF DCPR 2034 .

		IN SQ.MT.
	PHASE-I	
1)	TOTAL AMALGAMATED PLOT AREA	6462.45
2)	DEDUCTIONS FOR	
a)	SET BACK AREA .	55.22
b)	RESERVATIONS - P.G.	1992.59
	TOTAL	2047.81
3)	BALANCE AREA OF PLOT [1 - 2]	4414.64
4)	AMENITY OPEN SPACE - 5% OF NET PLOT AREA - NILL IN LIEU OF PG RESERVATION	0.00
5)	NET AREA OF PLOT [3 - 4]	4414.64
6)	PERMISSIBLE FSI AS PER DCPR 33(9) ON NET PLOT AREA	4.00
a)	**PERMISSIBLE B.U.A. ON BALANCE PLOT AREA - AS PER 4.00 FSI.**	**17658.55**
7)	BUA ON ROAD SETBACK AREA (CONSUMED BUA UNDER ROAD SETBACK)	38.89
8)	LAND COMPONENT OF EXISTING BUA ON ROAD SETBACK (133 / 1.33)	29.24
9)	**PERMISSIBLE 4.00 FSI ON LAND COMPONENT OF ROAD SETBACK AREA [(38.9 X 4.00)]**	**116.96**
10)	BUA ON PG PLOT (CONSUMED BUA UNDER RESERVATIONS PLOTS)	2942.80
11)	LAND COMPONENT OF EXISTING BUA ON RESERVATION [2942.80 / 1.33]	2212.64
12)	**PERMISSIBLE 4.00 FSI ON LAND COMPONENT [2212.64 X 4.00]**	**8850.56**
13)	**TOTAL PERMISSIBLE BUILT UP AREA AS PER 4.00 FSI (5a+9)**	**26626.01** ....A
14)	ELIGIBLE BUA OF EXISTING TENANTS (RES & NR) with25% additional area	16088.36
	READY RECKONER RATE @ 2023-24	99970.00
	CONSTRUCTION COST @ 2023-24	30250.00
	BASIC RATIO	3.30
15)	PERMISSIBLE INCENTIVE WILL BE 105% ON EXISTING REHAB [AS PER TABLE- B OF 33(9)(b)]	16892.78
16)	**HENCE REHAB BUA + 105% INCENTIVE BUA (5**)	**32981.14** ....B
17)	SINCE 8 IS GREATER THAN A i.e. 32981.14 > 26626.00 sq.mt.	
18)	**50 PERMISSIBLE BUILT UP AREA WILL AS PER INCENTIVE FSI**	**32981.14**
19)	PERMISSIBLE FUNGIBLE BUA ON R & NR COMPONENT WITHOUT CHARGING PREMIUM	5930.59
20)	PERMISSIBLE REHAB BUA INCLUDING FUNGIBLE	21719.29
21)	PERMISSIBLE FUNGIBLE BUA ON MHADA COMPONENT	REHAB
22)	PERMISSIBLE BUA FOR MHADA INCLUDING FUNGIBLE	
23)	PERMISSIBLE FUNGIBLE BUA ON SALE COMPONENT BY CHARGING PREMIUM (50/60 / 75/ 35 %)	5913.47
24)	**BUA FOR SALE INCLUDING FUNGIBLE**	**23806.29** SALE
25)	**GROSS BUA INCLUDING FUNGIBLE (REHAB + SALE+ MHADA)**	**44524.54**
26)	LESS DEFICIT AREA	2151.45
27)	NET PERMISSIBLE BUA	42373.09
28)	PROPOSED BUA	42315.17
29)	BALANCE AREA	58.06

WING -A & B	
NR AREA WING-A	2936.54
NR AREA WING-B	3477.90
TOTAL	6114.44

CARPET AREA OF EXISTING TENENT = 12167.03 SQ.MT.
15% ADDITIONAL TO TENENT = 1245.94 SQ.MT.
TOTAL CARPET AREA OF TENENT = 13406.97 SQ.MT.
BUA OF TENENT= 16088.36 SQ.MT.

CARPET AREA CONSIDER FOR INCENTIVE PURPOSE = 13406.97 SQ.MT.
BUA CONSIDER FOR INCENTIVE PURPOSE = 16088.36 SQ.MT. ---- A
105% INCENTIVE = 16892.77 SQ.MT. ---- B

PERMISSIBLE BUA (A+B) = 32981.13 SQ.MT. ---- C

35% FUNGIBLE TENEMENTS = 5930.59 SQ.MT. D

35% FUNGIBLE SALE = 5912.46 SQ.MT. ---- E

TOTAL PERMISSIBLE BUA (C+D+E) = 44524.52 SQ.MT.

LESS DEFICIT = 2151.03 SQ.MT.

NET PERMISSIBLE BUA = 42373.49 SQ.MT.

BUA REHAB BLDG WING - A & B = 13531.12 SQ.MT.
BUA WING - C = 28784.05 SQ.MT.
TOTAL PROPOSED BUA = 42315.17SQ.MT.

WING-A

FLOOR	TOTAL BUA	ST.LIFT LOBBY	BELOW 45.00	60 TO 90.00
GROUND FL	267.53			
1ST FLOOR	320.46			
2ND FLOOR	320.51			
3RD FLOOR	329.40			
4TH FLOOR	369.38			
5TH FLOOR	379.59			
6TH FLOOR	329.81			
7TH FLOOR	319.86			
SERVICE FLOOR				
8TH FLOOR	308.62		06	
9TH FLOOR	308.62		04	01
10TH FLOOR	308.62		06	
11TH FLOOR	295.56		04	01
12TH FLOOR	308.62		06	
13TH FLOOR	308.62		04	01
14TH FLOOR	308.62		06	
15TH FLOOR	295.56		04	01
16TH FLOOR	308.62		06	
17TH FLOOR	308.62		06	
18TH FLOOR	308.62		06	
19TH FLOOR	308.62		06	
TOTAL	6313.86		64	4

WING-B

FLOOR	TOTAL BUA	ST.LIFT LOBBY	BELOW 45.00	60 TO 90.00
GROUND FL	324.25			
1ST FLOOR	448.05			
2ND FLOOR	461.32			
3RD FLOOR	444.46			
4TH FLOOR	445.66			
5TH FLOOR	459.76			
6TH FLOOR	432.34			
7TH FLOOR	464.06			
SERVICE FLOOR				
8TH FLOOR	308.18		06	
9TH FLOOR	308.18		06	
10TH FLOOR	308.18		06	
11TH FLOOR	308.18		06	
12TH FLOOR	308.18		06	
13TH FLOOR	308.18		06	
14TH FLOOR	308.18		06	
15TH FLOOR	308.18		06	
16TH FLOOR	308.18		06	
17TH FLOOR	308.18		06	
18TH FLOOR	308.18		06	
19TH FLOOR	308.18		06	
TOTAL	7176.06		72	

TEMPLE AREA COUNTED IN FSI 35.32 SQ.MT.
DUCT COUNTED IN FSI 9.66 SQ.MT.
TOTAL PROPOSED BUA REHAB 13531.12 SQ.MT.

WING C BUILDING

FLOOR	TOTAL BUA	ST.LIFT LOBBY	NO OF TENENTS	60 to 90	above 90	NO OF CAR PARKS BIG	SMALL
BASEMENT-4							
BASEMENT-3						54	02
BASEMENT-2						55	01
BASEMENT-1						48	
GROUND FL.						10	
PODIUM -1						06	03
PODIUM -2						13	06
PODIUM -3						13	06
PODIUM -4						13	06
PODIUM -5						13	06
PODIUM -6						13	06
PODIUM -7						13	06
PODIUM -8						13	06
PODIUM -9						13	06
PODIUM -10						13	06
PODIUM -11						13	06
PODIUM -12						13	06
PODIUM -13						13	06
PODIUM -14						13	06
PODIUM -15						16	20
SERVICE FLOOR						360	104
AMENITY-16(REF.)							
AMENITY-17	—						
18TH FLOOR	917.25	262.32	7	4	3		
19TH FLOOR	917.25	262.32	7	4	3		
20TH FLOOR	917.25	262.32	7	4	3		
21ST FLOOR	917.25	262.32	7	4	3		
22ND FLOOR	917.29	262.32	3		3		
23RD FLOOR	398.74	262.32	2		2		
24TH FLOOR	545.67	266.01	3		3		
25TH FLOOR	545.67	262.32	3		3		
26TH FLOOR	545.67	262.32	3		3		
27TH FLOOR	545.67	262.32	3		3		
28TH FLOOR	545.67	262.32	3		3		
29TH FLOOR	545.67	262.32	3		3		
30TH FLOOR	398.74	267.25	2		2		
31ST FLOOR	545.67	262.32	3		3		
32ND FLOOR	545.67	262.32	3		3		
33RD FLOOR	545.67	262.32	3		3		
34TH FLOOR	545.67	262.32	3		3		
35TH FLOOR	545.67	262.32	3		3		
36TH FLOOR	545.67	262.32	3		3		
37TH FLOOR	398.74	267.25	2		2		
38TH FLOOR	545.67	262.32	3		3		
39TH FLOOR	545.67	262.32	3		3		
40TH FLOOR	545.67	262.32	3		3		
41ST FLOOR	545.67	262.32	3		3		
42ND FLOOR	545.67	262.32	3		3		
43RD FLOOR	545.67	262.32	3		3		
44TH FLOOR	398.74	267.25	2		2		
45TH FLOOR	545.67	262.32	3		3		
46TH FLOOR	545.67	262.32	3		3		
47TH FLOOR	545.67	262.32	3		3		
48TH FLOOR	545.67	262.32	3		3		
49TH FLOOR	545.67	262.32	3		3		
50TH FLOOR	545.67	262.32	3		3		
51ST FLOOR	398.74	267.25	2		2		
52ND FLOOR	545.67	262.32	3		3		
53RD FLOOR	545.67	262.32	3		3		
54TH FLOOR	545.67	262.32	3		3		
55TH FLOOR	545.67	262.32	3		3		
56TH FLOOR	545.67	262.32	3		3		
57TH FLOOR	545.67	262.32	3		3		
58TH FLOOR	400.25	262.32	2		2		
59TH FLOOR	545.67	262.32	3		3		
60TH FLOOR	545.67	262.32	3		3		
61ST FLOOR	545.67	262.32	3		3		
62ND FLOOR	545.67	262.32	3		3		
63RD FLOOR	545.67	262.32	3		3		
64TH FLOOR	591.93	272.71	2		2		
65TH FLOOR	336.60	285.12	—		—		
66TH FLOOR	553.31	285.12	—				
TOTAL	27560.53	12913.46	150	16	134		
EXCESS FITNESS AREA	1151.40						
EXCESS REFUGE AREA	22.24						
PRAYER HALL	24.88						
BMS ROOM SALE	25.00						
TOTAL BUA WING C	28784.05						
TOTAL BUA WING A & B	13531.12						
TOTAL BUA PROPOSED	42315.17 SQ.MT.						

CONSTRUCTION AREA WING -A B

FLOOR	TOTAL BUA
GROUND FL	1095.00
1ST FLOOR	1156.93
2ND FLOOR	1156.93
3RD FLOOR	1156.93
4TH FLOOR	1156.93
5TH FLOOR	1156.93
6TH FLOOR	1156.93
7TH FLOOR	1156.93
SERVICE FLOOR	873.00
8TH FLOOR	870.08
9TH FLOOR	870.08
10TH FLOOR	870.08
11TH FLOOR	870.08
12TH FLOOR	870.08
13TH FLOOR	870.08
14TH FLOOR	870.08
15TH FLOOR	870.08
16TH FLOOR	870.08
17TH FLOOR	870.08
18TH FLOOR	870.08
19TH FLOOR	870.08
TERRACE	112.00
TOTAL	20619.47

FSI AREA =42315.17 SQ.MT.
NON FSI AREA = 57362.37 SQ.MT.

CONSTRUCTION AREA WING -C

FLOOR	TOTAL BUA
BASEMENT- 4	2046.00
BASEMENT- 3	3193.00
BASEMENT- 2	3756.46
BASEMENT- 1	3664.00
GROUND FL	1356.77
PODIUM -1	1356.77
PODIUM -2	1490.00
PODIUM -3	1490.00
PODIUM -4	1490.00
PODIUM -5	1490.00
PODIUM -6	1490.00
PODIUM -7	1490.00
PODIUM -8	1490.00
PODIUM -9	1490.00
PODIUM -10	1490.00
PODIUM -11	1490.00
PODIUM -12	1490.00
PODIUM -13	1490.00
PODIUM -14	1490.00
PODIUM -15	1490.00
SERVICE FLOOR	1215.00
AMENITY-16(REF.)	1215.00
AMENITY-17	848.35
18TH FLOOR	1115.73
19TH FLOOR	1115.73
20TH FLOOR	1115.73
21ST FLOOR	1115.73
22ND FLOOR	1115.73
23RD FLOOR	837.00
24TH FLOOR	744.10
25TH FLOOR	744.10
26TH FLOOR	744.10
27TH FLOOR	744.10
28TH FLOOR	744.10
29TH FLOOR	744.10
30TH FLOOR	744.10
31ST FLOOR	744.10
32ND FLOOR	744.10
33RD FLOOR	744.10
34TH FLOOR	744.10
35TH FLOOR	744.10
36TH FLOOR	744.10
37TH FLOOR	744.10
38TH FLOOR	744.10
39TH FLOOR	744.10
40TH FLOOR	744.10
41ST FLOOR	744.10
42ND FLOOR	744.10
43RD FLOOR	744.10
44TH FLOOR	744.10
45TH FLOOR	744.10
46TH FLOOR	744.10
47TH FLOOR	744.10
48TH FLOOR	744.10
49TH FLOOR	744.10
50TH FLOOR	744.10
51ST FLOOR	744.10
52ND FLOOR	744.10
53RD FLOOR	744.10
54TH FLOOR	744.10
55TH FLOOR	744.10
56TH FLOOR	744.10
57TH FLOOR	744.10
58TH FLOOR	744.10
59TH FLOOR	744.10
60TH FLOOR	744.10
61ST FLOOR	744.10
62ND FLOOR	744.10
63RD FLOOR	744.10
64TH FLOOR	744.10
65TH FLOOR	598.00
66TH FLOOR	159.00
CHTI/MR	200.00
SERVICE	744.10
SERVICE	744.10
TOTAL	76880.30

100677.54 SQ.MT.

FILE NO:
FILE NO :EB/6601/D/A

1

THIS PLAN IS APPROVED SUBJECT TO CONDITIONS MENTIONED IN THE AMENDED APPROVAL LETTER U/NO.EB/6601/D/A

S.E. BP CTY - V	A.E. BP CTY - III	E.E. BP CTY - III
PATEL NASIR ADAM	RAKESHKUMAR MOTIKANT JHA	JITENDRA ARJUNRAO MORE

A		PROFORMA 'A' AS PER DCPR 2034	SHEET NO 1
			TOTAL IN SQ. MTS.
1		AREA OF PLOT	6462.45
2		DEDUCTION FOR	—
	a	ROAD SET BACK AREA	55.22
	b	PROPOSED ROAD	
	c	Any reservation (sub -plot__)	1992.59
	d	__% amenity space as per DCR 58/87 (SUD-PLOT__)	
	e	other	
3		BALANCE AREA OF PLOT (1 MINUS 2)	4414.64
4		DEDUCTION FOR 15% RECREATIONAL GROUND / 10% AMINITY SPACE (IF DEDUCTIBLE FOR IND)	—
5		NET AREA OF PLOT (3 MINS 4)	4414.64
6		ADDITION FOR FLOOR SPACE INDEX	—
	2	(a) 100% FOR D. P. ROAD	—
	2	(b) 100% FOR SETBACK	0.00
7		TOTAL AREA (5 PLUS 6)	4414.64
8		FLOOR SPACE INDEX PERMISSIBLE	INCENTIVE
9	a	FLOOR SPACE INDEX CRADIT AVAILABLE BY DEVELOPMENT RIGHT (RESTRCTED TO _____% OF THE BALANCE AREA VIDE 3 ABOVE) DRC NO. ____ DRC NO. ____	—
	b	ADDITION FOR FLOOR SPACE INDEX 33 % AS PER DCR 32	—
	c	% AS PER DCR 33 ( )	
	d	OTHER	
10		PERMISSIBLE FLOOR AREA AS PER DCR 33(7)(INCENTIVE SCHEME)	32981.13
11		EXISTING FLOOR AREA	
12		PROPOSED BUILT UP AREA	
13		EXCESS BALCONY AREA TAKEN IN FLOOR SPACE INDEX	
14 A		PURELY RESIDENTIAL BUILT UP AREA	28227.69
14 B		REMAINING NON - RESIDENTIAL BUILT UP AREA (NR)	4753.44
14 C			
14		TOTAL BUILT UP PROPOSED (11 + 12 + 13) (AS PER OLD APPROVED PLAN DT. ___PRIOR TO 16.01.2012	32981.13
15		FSI CONSUMED ON NET HOLDING = 14 / 3	5.10

B.	DETAILS OF FSI AVAILED AS PER REGN.NO.31(3) OF DCPR 2034		PERMISSIBLE	PROPOSED
1.	FUNGIBLE BUILT-UP AREA COMPONENT PERMISSIBLE/PROPOSED VIDE DCR 31 (3) FOR PURELY RESIDENTIAL = OR (144X 0.35)	REHAB	4033.95	2118.90
		SALE	5912.46	5854.14
2.	FUNGIBLE BUILT-UP AREA COMPONENT PERMISSIBLE/PROPOSED VIDE DCR 31 (3) FOR NON RESIDENTIAL = OR (14B X 0.35)	REHAB	1596.98	1361.00
		SALE		
3.	TOTAL FUNGIBLE BUILT-UP VIDE REGN.NO.31(3) OF DCPR 2034		11543.39	9334.04
4.	TOTAL GROSS BUILT UP AREA PROPOSED (14 + B. 3)		44524.52	
	LESS DEFICIT AREA		2151.03	
	NET PERMISSIBLE		42373.49	42315.17

C.	TENANT STATEMENT B, 4.	
(I)	PROPOSED AREA (ITEM B, 12 ABOVE)	
(II)	LESS DEDUCTION OF NON RESIDENTIAL AREA (SHOP ETC.)	
(III)	AREA AVAILABLE FOR TENANTS [(I) MINUS (II)]	
(IV)	TENEMENTS PERMISSIBLE (DENSITY OF TENEMENTS/HECTARE)	
(V)	TENEMENTS PERMISSIBLE (DENSITY OF TENEMENTS/HECTARE)	
(VI)	TENEMENTS EXISTING	
D.	PARKING STATEMENT	
(I)	PARKING REQUIRED BY REGULATIONS FOR —— CAR SCOOTER / MOTOR CYCLE OUTSIDERS (VISITORS)	
(II)	COVERED GARAGE PERMISSIBLE	
(III)	COVERED GARAGE PRPOSED CAR SCOOTER / MOTOR CYCLE OUTSIDERS (VISITORS)	
E	TRANSPORT VEHICLES PARKING	
(I)	SPACES FOR TRANSPORT VEHICLES PARKING REQUIRED BY REGULATIONS	
(II)	TOTAL NO. OF TRANSPORT VEHICLES PARKING SPACES PROVIDED	

CERTIFICATE OF AREA

CERTIFIED THAT HAVE SURVEYED THE PLOT UNDER REFERENCE ON 14/08/2018 AND THE DIMENSIONS OF SIDES ETC. OF THE PLOT STATED ON THE PLANS ARE AS MEASURED ON SITE AND THE AREA SO WORKED OUT IS 6462.45 SQ.MT. ONLY. AND TALIES WITH AREA STATED IN DOCUMENT OF OWNERSHIP/T.P.S. RECORDS.

Pawar Ameet Ganpatrao

SIGN. OF ARCHITECT

PROFORMA 'B'

CONTENTS OF SHEET

FLOOR PLAN

DESCRIPTION OF PROPOSAL

PROPOSED REDEVELOPMENT OF EXISTING BUILDINGS SITUATED ON PLOT BEARING C.S. NOS. 1190, 1191, 1/1191, 2/1191, 4/1191, 1192, 1/1192, 1193, 1194, 3A/1191 & 1A/1/1191 (PHASE-I) GIRGAON DIVISION , UNDER REG. NO.33(9) OF DCPR 2034 .

NAME OF OWNER	SIGNATURE
M/S. SAMAK CONSTRUCTIONS PVT. LTD. PREMEEL D SHAH	Premeel Damji Shah
NAME, ADDRESS & SIGNATURE OF ARCHITECT	SIGNATURE
aakar ARCHITECTS+CONSULTANTS GROUND FLOOR, SATYANARAYAN PRASAD-COMMERCIAL CENTRE, DAYALDAS ROAD, VILE PARLE (E), MUMBAI- 400 057. Ph.-022-2612 9032/ 44 152 66. www.aakararchitect.org	Pawar Ameet Ganpatrao AMEET PAWAR CA/2004/34543

NORTH	JOB No.	DRAWN BY	CHECKED BY	PATH:-