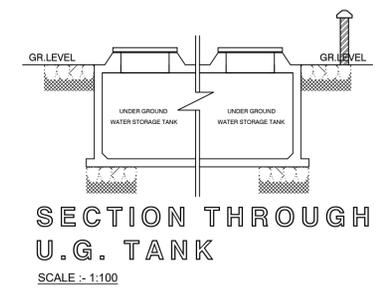
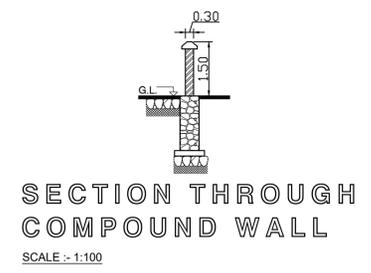
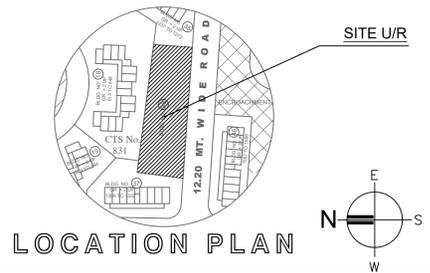
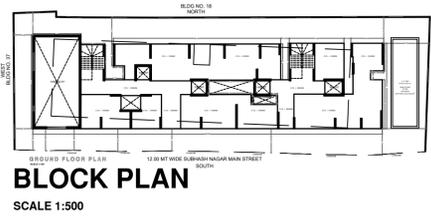


EXISTING PLOT AREA CALCULATION OF BLDG. No.36				
No.	DIMENSION			SQ. MT.
1	0.50 x 6.15 x 0.86			2.64
2	0.50 x 6.03 x 19.35			58.34
3	0.50 x 29.02 x 11.09			160.92
4	0.50 x 30.77 x 18.63			286.62
5	0.50 x 35.15 x 18.71			328.83
6	0.50 x 32.61 x 10.65			173.65
7	0.50 x 21.13 x 7.21			76.17
TOTAL				1087.17

EXISTING PLOT AREA = 1,087.17 Sq. M.



PROFORMA - A

A. AREA STATEMENT		SQ.MT.	SQ.MT.
1. (a) AREA OF PLOT (as per demarcation by MHADA)			1087.17
(b) AREA OF PLOT AS PER MHADA NOC FOR FSI PURPOSE			1056.75
2. DEDUCTIONS FOR			
(a)	Road Set-Back Area		00.00
(b)	Proposed Road		00.00
(c)	Any Reservation (5% AMENITY SPACE)		00.00
3. BALANCE AREA OF PLOT (1 minus 2)			
4. DEDUCTION FOR 15% RECREATIONAL GROUND			00.00
5. NET AREA OF PLOT (3 minus 4)			1056.75
6. ADDITIONS FOR FLOOR SPACE INDEX			
(a)	100% 2(a) ROAD SETBACK AREA		0.00
(b)	100% 2(b) (restricted to 80% of 5 above)		00.00
7. TOTAL AREA (5+6a+6b)			1056.75
8. FLOOR SPACE INDEX PERMISSIBLE			
9. ADD.F.S.I ALLOTTED BY MHADA NOC.No			
(a)	Existing built up area		0.00
(b)	In lieu of 2.50/3.00 fsi		
(c)	In lieu of Prorate fsi		
(d)	Additional V.P. quota fsi		
10. TOTAL PERMISSIBLE BUILT UP AREA			0.00
11. TOTAL PROPOSED BUILT UP AREA			0.00
12. FSI CONSUMED ON NET HOLDING = 10/3			0.00
B. DETAILS OF FSI AVAILED AS PER DCPR 31(3)			
1. NON-RESIDENTIAL FUNGIBLE BUILT-UP AREA COMPONENT			
(a)	Non Residential Built-up Area		0.00
i)	Permissible Fungible Area 0.35 X B1(a)		0.00
ii)	Now Claimed Fungible Area		0.00
2. RESIDENTIAL FUNGIBLE BUILT-UP AREA COMPONENT			
(a)	Residential Built-up Area [11 - B1(a)]		0.00
i)	Permissible Fungible Area 0.35 X B2(a)		0.00
ii)	Now Claimed Fungible Area		0.00
C. TENEMENT STATEMENT			
i)	Proposed Area		0.00
ii)	Less Deduction of Non Residential Area		0.00
iii)	Area Available For Tenements C (i) - C(ii)		0.00
iv)	Tenements Permissible (Density of tenements/hectare)	000	0.00
v)	Tenements Proposed	000	0.00
vi)	Tenements Existing	000	0.00
vii)	Total Tenements ON The Plot		0.00
D. PARKING STATEMENT			
i)	Required Car Parking By Regulation (residential +non residential)		0.00
ii)	Required resi., 5% Visitor + non resi., 10% Car Parking By Regulation		0.00
iii)	Total residential +non residential Car Parking Required	000	0.00
iv)	Car Parking Proposed As Per Concession		0.00
v)	Maximum 50% Additional Parking Permissible as per DCPR 31(1)iv 32.74/2=16.37PARK.		0.00
vi)	50% Additional Parking Proposed As Per Concession		0.00
vii)	Total Car Parking permissible		0.00
viii)	Total Car Parking Proposed		0.00

- NOTES :-**
- ALL DIMENSIONS ARE IN METERS
 - SCALE USE
 - FLOOR PLANS = 1:100
 - BLOCK PLANS = 1:500
 - LOCATION PLANS = 1:4000
 - THE PLANS ARE PROPOSED AS PER PROVISION OF DCPR 2034
 - GUIDELINES ISSUED IN E.O.D.B. IS FOLLOWED.
 - THE ARITHMETIC CALCULATIONS CHECKED BY ME AND ARE FOUND IN CORRECT.

CERTIFICATE OF AREA :
CERTIFIED THAT I HAVE SURVEYED THE PLOT UNDER REFERENCE ON 27/03/21 AND THAT THE DIMENSIONS OF THE SIDES, ETC. OF THE PLOT STATED ON THE PLAN ARE AS MEASURED IN SITE AND THE AREA SO WORKED OUT IS 1087.17SQ.M. (ONE THOUSAND EIGHTY SEVEN POINT ONE SEVEN)

SIGNATURE OF THE ARCHITECT

PROFORMA - B

STAMP OF APPROVAL OF PLANS:

Issued by B.P. Cell/Greater Mumbai /MHADA Read Along with this Office Letter No. MHADA MH/EE/(BP)/GM/MHADA-29/2024/2024/IOA/1

Akash Rajendra Akolkar	Amol Vinayak Chaudhari	Prashant Damodar Dhatrikar
S.E.(B.P.)Cell MHADA	Dy.E.(B.P.)Cell MHADA	Ex. Eng. B.P. Cell Greater Mumbai/MHADA.

JOB TITLE: Proposed Redevelopment of Existing Building No. 36 KNOWN AS "CHEMBUR OM CHS LTD." on plot bearing S. No 14 (pt) C. T. S. No. 831 (pt), OF Village Chembur at Subhash Nagar, Chembur - 71.

NAME AND SIGN. OF OWNER : ROCKY RAJKUMAR KHUSHALANI
Digitally signed by ROCKY RAJKUMAR KHUSHALANI Date: 2024.11.09 10:50:26 +05'30'

CONTENTS OF SHEET :
GROUND FLOOR PLAN, LOCATION PLAN, BLOCK PLAN, PLOT AREA DIAGRAM AND CALCULATION, SECTION THROUGH COMPOUND WALL AND UG TANK, SECTION A-A', SECTION B-B'

JOB NO:	DWG NO.	SCALE :	DATE	DRAWN BY	CHK. BY	REV. NO.
	1/1	AS STATED	07.11.2024	SUSHMA	ANKIT	----

NORTH

Makani Ankit Maganlal
Digitally signed by Makani Ankit Maganlal Date: 2024.11.09 10:49:34 +05'30'

ANKIT MAKANI
REG. NO. CA/2016/78764

A-5, ABHAY APARTMENT, LINK ROAD, N/R DON BOSCO SCHOOL, BORIVALI (WEST), MUMBAI - 400 092