PRODUCED BY AN AUTODESK EDUCATIONAL PRODUCT

DETAILS OF FUNGIBLE BUILT UP AREA

USER	(A) BUILT UP AREA	PERMI. %	(B) FUNGIBLE AREA PERMISSIBLE	(B) FUNGIBLE AREA PROPOSED	PROP. %	(A) + (B)	
NONCESSED USERS	AS PER TABLE – I						
NON USER REHAB	122.99 sqm	35 %	043.05 sqm	036.92 sqm	30.02 %	159.91 sqm	
TOTAL	122.99 sqm		043.05 sqm	036.92 sqm		159.91 sqm	A
CESSED USERS	AS PER TABLE – I						
NR USERS REHAB (S/7)	08.15 sqm	35 %	002.85 sqm	02.03 sqm	24.93 %	010.18 sqm	
R USERS (S/1)	439.07 sqm	35 %	153.67 sqm	139.86 sqm	31.85 %	578.93 sqm	
R USERS (S/7)(E)	513.80 sqm	35 %	179.83 sqm	179.83 sqm	35.00 %	693.63 sqm	
TOTAL R + NR CESSED (S/7)	961.02 sqm		336.35 sqm	321.72 sqm		1282.74 sqm	B
MHADA	185.40 sqm	35 %	064.89 sqm (total mhada is 264.44 sqm provision of this floor area)	044.04 sqm	34.90 %	249.84 sqm	C
SALE USERS	AS PER STATEMENT – I						
SALE NR	476.63 sqm	35 %	166.82 sqm	166.82 sqm	35.00 %	643.45 sqm	
R USERS	1009.28 sqm	35 %	353.25 sqm	193.07 sqm	19.13 %	1202.35 sqm	
POCKET TERRACE COUNTER-118	3.62 sqm					3.62 sqm	
TOTAL (F+G+H+I+J)	1489.53 sqm		520.07 sqm	359.89 sqm		1849.42 sqm	D
EXCESS FUNGIBLE AREA IN RESI. TENAMENTS					(E)	43.51 sqm	
EXCESS FUNGIBLE AREA IN SALE NR TENAMENTS					(G)	56.39 sqm	
TOTAL PREMIUM FUNGIBLE (M+N+O)						99.90 sqm	
TOTAL REHAB + SALE (P TO B)	2759.14 sqm		963.31 sqm	882.42 sqm	A+B+C+D+E	3641.51 sqm	

DEFICIT/BALANCE	REMARKS FOR FUNGIBLE AREA	
06.12 sqm	WITHOUT CHARGING PREMIUM	(S/7)
06.12 sqm		
00.83 sqm	WITHOUT CHARGING PREMIUM	(S/7)
13.82 sqm	WITHOUT CHARGING PREMIUM	(S/7)
00.00 sqm	BY CHARGING PREMIUM	(S/7)(E)
14.65 sqm		
00.20 sqm	WITHOUT CHARGING PREMIUM	(S/7)
	CHARGING PREMIUM	(S/7)(E)
60.28 sqm	CHARGING PREMIUM	(S/7)
00.28 SQ.M. (164.3)		
	CHARGING PREMIUM	(S/7)
	CHARGING PREMIUM	(S/7)
	CHARGING PREMIUM	(S/7)

BUA SUMMARY

FLOOR	REHAB	SOCIETY	MHADA	SALE	TOTAL
GR. FLOOR	010.18			351.59	361.77
1ST FLOOR				291.86	291.86

PARKING

7TH FLOOR	047.38	264.44	046.39		358.22
8TH FLOOR	140.41		139.68	032.37	312.46
9TH FLOOR	127.76	286.16		167.21	371.64
10TH FLOOR	045.48	000.00	031.08	045.98	123.34
11TH FLOOR	045.48	000.00	031.08	045.98	123.34
12TH FLOOR	084.50	199.45		043.83	327.62
13TH FLOOR	092.56			257.14	349.70
14TH FLOOR	090.16			159.14	249.30
15TH FLOOR	130.38			203.74	340.32
16TH FLOOR				181.69	181.69
MTTER ROOM				003.36	003.36
EXCESS BEFRIGE				009.27	009.27
POCKET TERRACE				003.42	003.42
	792.33	750.05	249.84	649.42	2441.62

CARPET AREA STATEMENT

FLOOR	FLAT NO. 1	2	3	4	5	6	TOTAL
7TH FLOOR	——	——	59.70 sq.mt.	55.28 sq.mt.	——	39.77 sq.mt.	03 Nos.
8TH FLOOR	40.20 sq.mt.	40.31 sq.mt.	64.87 sq.mt.	56.07 sq.mt.	27.81 sq.mt.	39.77 sq.mt.	06 Nos.
9TH FLOOR	40.20 sq.mt.	40.31 sq.mt.	74.84 sq.mt.	56.07 sq.mt.	27.81 sq.mt.	39.77 sq.mt.	06 Nos.
10TH FLOOR	40.20 sq.mt.	40.31 sq.mt.	77.75 sq.mt.	56.07 sq.mt.	27.81 sq.mt.	39.77 sq.mt.	06 Nos.
11TH FLOOR	40.20 sq.mt.	40.31 sq.mt.	77.75 sq.mt.	56.07 sq.mt.	27.81 sq.mt.	39.77 sq.mt.	06 Nos.
12TH FLOOR	40.20 sq.mt.	40.31 sq.mt.	77.75 sq.mt.	56.07 sq.mt.	24.17 sq.mt.	39.77 sq.mt.	06 Nos.
13TH FLOOR	40.20 sq.mt.	40.31 sq.mt.	69.05 sq.mt.	71.35 sq.mt.	39.70 sq.mt.	39.77 sq.mt.	06 Nos.
14TH FLOOR	——	——	69.05 sq.mt.	71.35 sq.mt.	39.70 sq.mt.	39.77 sq.mt.	04 Nos.
15TH FLOOR	40.20 sq.mt.	40.31 sq.mt.	69.05 sq.mt.	71.35 sq.mt.	39.70 sq.mt.	39.77 sq.mt.	04 Nos.
16TH FLOOR	40.20 sq.mt.	40.31 sq.mt.			39.70 sq.mt.	39.77 sq.mt.	04 Nos.
					TOTAL		53 Nos.

PARKING STATEMENT

	REHAB	(RESIDENTIAL) PARKING REQD.	
No. OF FLATS BELOW 40 sqm.	19 nos.	02.38 nos.	
No. OF FLATS BETWEEN 40 & 80 sqm.	02 nos.	00.50 nos.	
No. OF FLATS BETWEEN 80 & 90 sqm.	01 nos.	00.50 nos.	
ABOVE 90 sqm.	NIL	NIL	
TOTAL	22 nos.	3.38 nos.	
REQUIRED 10% VISITORS OR MIN 1		1.00 nos.	
TOTAL PARKING REQUIRED		4.38 nos.	A

PARKING STATEMENT – SALE & SOCIETY (RESIDENTIAL)

		(RESIDENTIAL) PARKING REQD.	
No. OF FLATS BELOW 40 sqm.	19 nos.	04.00 nos.	
No. OF FLATS BETWEEN 40 & 80 sqm.	05 nos.	2.50 nos.	
No. OF FLATS BETWEEN 80 & 90 sqm.	10 nos.	10.00 nos.	
ABOVE 90 sqm.	NIL	NIL	
TOTAL	31nos.	16.50 nos.	
REQUIRED 10% VISITORS OR MIN 1		01.65 nos.	
TOTAL PARKING REQUIRED		18.15 nos.	B

PARKING STATEMENT BLDG.1 (COMMERCIAL)

AREA OF RESTAURANT (REFER SUMMARY)	111.07 sqm.
PARKING REQD. @ 1/25 sqm	
107.459 1/25 sqm	4.44 nos.
AREA OF BANK USER (REFER SUMMARY)	536.00 sqm
PARKING REQD. @ 1/40 sqm	
UPTO 800 sqm	
647.07 @ 1/40 sqm	13.40 nos.
TOTAL (1 + 2)	17.84 nos.
VISITORS PARKING UPTO 100 OR MIN 3	02.00 nos.
	19.84 nos. C
TOTAL PARKING REQD. (A+B+C)	42.87 nos.
	say 43.00 nos.
ADD: 50% ADDITIONAL PARKING	21 nos.
TOTAL PARKING PERMISSIBLE	00 nos.
TOTAL PARKING PROPOSED	94 nos.

TWO WHEELER PARKING REQUIRED FOR EVERY TWO RESI TENEMENTS
REQ = 30.00 NOS.
SAY 41 NOS.
TWO WHEELER PARKING PROPOSED = 70 NOS.

THE PROPOSED PARKING IS FOR FULL CONSUMPTION NEEDS. TENABLE FOR SALE COMPONENT HENCE THE PROPOSED PARKING AS PRESENTED WORK TRANSFERRED

TOTAL PARKING PROPOSED

FLOOR	PARKING (BIG CAR)	(SMALL CAR)	TOTAL
2ND FLOOR (PODIUM)	02.00 NOS	08.00 NOS	10.00 NOS
3RD FLOOR (PODIUM)	02.00 NOS	08.00 NOS	10.00 NOS
4TH FLOOR (PODIUM)	04.00 NOS	16.00 NOS	20.00 NOS
5TH FLOOR (PODIUM)	04.00 NOS	16.00 NOS	20.00 NOS
6TH FLOOR (PODIUM)	06.00 NOS	16.00 NOS	24.00 NOS
	20.00 NOS	64.00 NOS	84.00 NOS

Permissible BUA Regn. 33 + 33(7)(b) (Society) (FP No. 963)

Particular	FSI	BUA in Sqm
Plot Area		449.68
Less Setback Area		45.17
Net Plot Area		400.48
Zonal FSI	1.33	532.63(A)
Additional F.S.I. 0.84		336.40(B)
Internal TDR (For Setback) (45.17 x 2.5)		112.92(C)
Total Permissible BUA as per DCPR 2034, Regn. 30, table 12 (A+B+C)	2.46	981.97 D

Permissible BUA Regn. 33(7)(FP No. 964)

Particular	FSI	BUA in Sqm
Plot Area		985.29
FSI	3	1755.87
Add 15% (Built to Tenements (17.75 x 1.2)		21.30
Total Permissible BUA		1777.17 E
Gross Permissible BUA (D+E)		2759.14

Thus, the permissible FSI the ancillary use is (3076 x 981.97 sqm) i.e. 490.99 sqm & fungible thereof i.e. (490.84 Sqm incl fungible)
The proposed ancillary use i.e. Sale NR is 476.63 Sqm + 166.82 Sqm Fungible = 643.45 Sqm, thus within permissible limit.

PERMISSIBLE BUILT-UP AREA SALE

TOTAL PERMISSIBLE BUILT UP AREA	=	2759.14 sq.mt.
LESS: PROPOSED REHAB BUILT UP AREA OF F.P. NO. 963	(–)	513.80 sq.mt.
LESS: REHAB BUILT UP AREA OF F.P. NO. 964	(–)	447.22 sq.mt.
LESS: NONCESS BUILT UP AREA OF F.P. NO. 964	(–)	122.99 sq.mt.
LESS: MHADA BUILT UP AREA	(–)	185.40 sq.mt.
B.U.A. AREA FOR SALE	=	1489.53 sq.mt.
LESS: PROPOSED POCKET TERRACE AREA	(–)	3.62 sq.mt.
LESS: PROPOSED SALE NR. AREA 643.45/1.35	(–)	476.63 sq.mt.
BALANCE AREA FOR SALE USE	=	1009.28 sq.mt.
ADD: 35% FUNGIBLE	(+)	353.25 sq.mt.
TOTAL SALE WITH FUNGIBLE	=	1362.53 sq.mt.
LESS: EXCESS AREA IN CESSED & NON CESSED R	(–)	43.51 sq.mt.
LESS: EXCESS FUNGIBLE AREA IN SOCIETY R	(–)	56.39 sq.mt.
LESS: PROPOSED SALE R	(–)	1202.35 sq.mt.
BALANCE SALE AREA		60.28 sq.mt.

TABLE – II

DETAILS OF FUNGIBLE BUILD FOR REHABS / SALE & PREMIUM CALCULATIONS

Sr. No.	Description	Residential in Sq.Mts.	Commercial in Sq.Mts.	Total in Sq.Mts.
1.	Permissible BUA (S/2(a) / 1 of Proforma-A)	2270.74	488.40	2759.14
2.	Permissible fungible BUA (1.35%)	794.24	169.67	963.91
3.	Total Permissible BUA (1+2)	3064.98	658.07	3723.05
4.	Total Proposed BUA, (Including Fungible FSI) (4+5+6) of Proforma-A) (Note: Small not be more than 3.75 and 1+5+6 of column No.(2) of Table No.(1))	2984.56	657.25	3641.81
5.	Permissible Fungible BUA (Ancillary Mhada & R.U.D.A. Component (Total A+B of column No.(2) of Table No.(1))	261.16	0.65	261.81
6.	Fungible BUA (Utilized for rehab, F.R.H.D.H. & R.U.D.A. (Col.(3)+(4)=2)) of table No.(1) (Note: Small not be more than 5 above & shall be equal to 5. COMPUTE of TABLE No.(1))	241.02	0.03	243.05
7.	Permissible Fungible BUA for Sale Component (24%)	530.08	166.82	696.90
8.	Fungible BUA, Utilized for Sale (4+5+6 above) (Note: Small not be more than 7 above)	475.80	166.82	639.62
9.	Ready Reckoner Rate for the Year 2022			—
10.	% of Ready Reckoner Rate	50%	50%	—
11.	Premium amount to be recovered (7x8x10)			
12.	Premium Recovered Rs.in Crs.			

FORM I

CONTENTS OF SHEET

PROPOSED LAYOUT, BUA SUMMARY, PARKING STATEMENT, FUNGIBLE DETAILS & TABLE–II

THIS PLAN IS DIGITALLY SIGNED AND ISSUED

P–7418/(963 & 964)/G/NORTH/FP/337/NEW

S.E.&P. (CITY) | A.E.&P. (CITY) | E.E.&P. (CITY)

CERTIFICATE OF ARCHITECT

CERTIFIED THAT I HAVE SURVEYED THE PLOT UNDER REFERENCE 04.07.2023 AND THAT THE DIMENSIONS OF THE SIDES ETC. OF THE PLOT STATED ON THE PLAN ARE AS MEASURED ON SITE AND THE AREA SO MOWED OUT IS 1031.02 SQ.MT. (ONE THOUSAND THIRTY ONE POINT ZERO TWO SQUARE METERS ONLY) AND TALLIES WITH THE AREA STATED IN THE DOCUMENT OF OWNERSHIP/T.P./RECORD.

ARCHITECT

REVISION	DESCRIPTION	DATE	SIGNATURE

FORM I

			PLAN AS PER DCPR 2034 AMENDED
I	AREA STATEMENT		SQ. MTRS.
1	Area of plot : As per P.R. Card		1030.84
	Area of plot : As per Triangulation method		1031.02
	a) Area of Reservation in plot		——
	b) Area of Road Set back		45.17
	c) Area of D.P. Road		——
2	Deductions For :		
	(A) for Reservation / Road Area		——
	a) Road set-back area to be handed over (100%) (Regulation No. 16)		——
	b) Proposed D.P. road to be handed over (100%) (Regulation No. 16)		——
	c) (I) Reservation area to be handed over (100%) (Regulation No. 17)		——
	(II) Reservation area to be handed over as per AR (100%) (Regulation No. 17)		——
	(B) For Amenity area		——
	a) Area of amenity plot/plots to be handed over as per DCR 14(a)		——
	b) Area of amenity plot/plots to be handed over as per DCR 14(b)		——
	c) Area of amenity plot/plots to be handed over as per DCR 35 (deposrsa)		——
	(C) Deductions for Existing BUA to be retained if any/Land component of Existing BUA as per Regulation under stitch the development ess dtoend.		——
3	Total deductions [2(A) + 2(B) + 2(C) as and when applicable.]		45.17
4	Balance area of plot (1–3)		985.77
5	Plot area under Development after areas to be handed over to MCGM/Appropriate Authority as per Sr. No. 4 above		985.77
6	Zonal (basic) FSI (1.33)		1.33
6a	Permissible FSI for 33(7) (3.00 or Rehab-incentive whichever is higher)		3.00
7	Built up Area as per Zonal (basic) FSI (400.48 x 1.33) (in case of Nil land Permissible BUA kept in abeyance)		532.64
7a	Built up Area as per 33(7) As per permissible BUA statement (985.29 x 3.00)		1755.87
	33(7) Add area to tenants (5/8/15%) as per DCPR 2034		21.30
	15% INCENTIVE ON EXISTING BUA OR 10 SQM. PER TENEMENT WHICHEVER IS HIGHER		
8	Built up equal to area of land handed over as per Regulation 30(A) (i) As per 2(a) and 2(B) except 2(A)(c) (ii) above with in cap of "Admissible TDR" as column 6 of table–12 on remaining/balance plot.)		112.83
	(ii) In case of 2(A)(c) (ii) permissible over and above permissible BUA on remaining/balance plot.		
9	Built up Area in lieu of cost of construction of built up amenity to be handed over within the limit		——
10	Built up Area due to "Additional FSI on Payment of Premium" as per table No. 12 of Regulation No. 30(A) on remaining/balance plot.		336.40
11	Built up Area due to admissible "TDR"as per table No. 12 Regulation No. 30(A) and 32 on remaining/balance plot.		——
12	Permissible Built up Area (as the case may be with/without BUA as per 2 (c)) and 32 on remaining/balance plot.		2759.14
13	Proposed BUA (as the case may be with/without BUA as per 2(c))		2759.14
14	TDR generated if any as per Regulation 30 (A) and 32.		——
15	Fungible Compensatory Area as per Regulatio No. 31(3)		284.01
	i) i) Permissible Fungible Compensatory area for Rehab component without charging premium		
	ii) Fungible Compensatory area availed for Rehab component without charging premium		243.05
	iii) i) Permissible Fungible Compensatory area by charging premium.		699.90
	iv) Permissible Fungible Compensatory area availed on payment of premium		639.62
16	Total Built up Area Proposed including Fungible Compensatory Area [13+15(ii)+15(iv)(ii)]		3641.81
17	FSI consumed on Net Plot [13/4]		3.536 & 1.33
II	Other Requirements		33(7) & 33(7)(B)
A	Reservation/Designation		
	a) Name of Reservation		——
	b) Area of Reservation affecting the plot		——
	c) Area of Reservation land to be handed/handed over as per Regulation No.17		——
	d) Built up Area of Amenity to be handed over as per Regulation No. 17		——
	e) Area/Built up Area of Designation		——
	(A) Reservation/Designation		——
B	Plot area/Built up Amenity to be Handed Over as per Regulation No.		
	i) 14(A)		——
	ii) 14(B)		——
	iii) 15		——
C	Requirement of Recreational Open Space in Layout/Plots per Regulation No. 27		——
D	Tenement Statement		
	i) Proposed built up area (13 above)		3641.81
	ii) Less deduction of Non–residential area (Shop etc.)		657.25
	iii) Area available for tenements (ii) minus(i).		2984.56
	iv) Tenements permissible (Density of tenements 450/hectare)		134 nos.
	v) Total number of Tenements proposed on the plot		53 nos.
E	Parking Statement		
	i) Parking required by Regulation for –		
	Car		38 nos.
	Scooter/Motor		——
	Outsiders (visitors)		5 no.
	50% ADDITIONAL PARKING		21 no.
	ii) Covered garage permissible		——
	iii) Covered garages proposed		——
	proposed Car as per concession approved plan		60 no.
	Outsiders (visitors) as per concession approved plan		04 no.
	50% Additional Parking as per concession approved plan		——
	iv) Total parking provided as per concession approved plan		94 nos.
F	Transport Vehicles Parking		
	i) Spaces for transport vehicles parking required by Regulations		——
	ii) Total No. of transport vehicles parking spaces provided		——

DESCRIPTION OF PROPOSAL AND PROPERTY

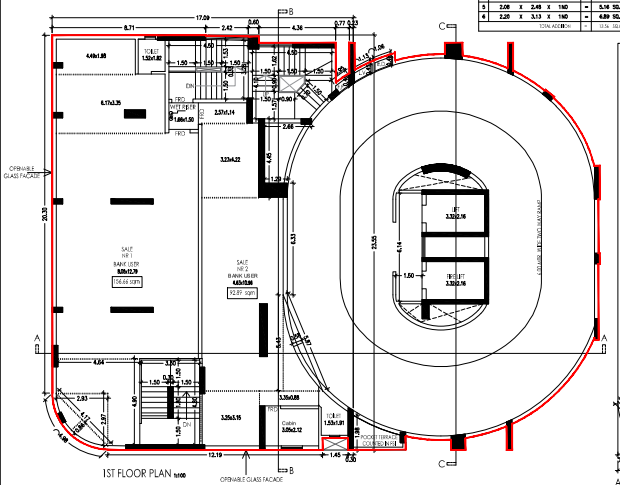
PROPOSED DEVELOPMENT OF PLOT BEARING F.P. NO. 963 & 964 TPS IV OF MAHIM DIVISION, AT SHANKAR GHANEKAR MARG, MUMBAI – 400025.

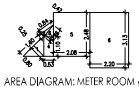
NAME OF OWNER	ADDRESS OF OWNER	NAME OF DEVELOPER	ADDRESS OF DEVELOPER
MR. THOMAS RAJAN CA TO OWNER	154, MAHIM RATA BLDG, MAHIM (EAST) COLONY, MAHIM (West), MUMBAI–400 016	RAJAN VREENA THAK ONE THOMAS MR. THOMAS RAJAN	154, MAHIM RATA BLDG, MAHIM (EAST) COLONY, MAHIM (West), MUMBAI–400 016

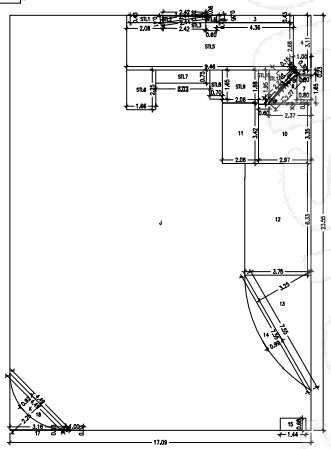
JOB NO.	DRG. NO.	
	1 of 6	
SCALE 1 = 100	CHECKED BY	
NORTH LINE	DRN. BY	

ARCHVISION ARCHITECTS
4/5, "LAVANYA", OFF AGASHE PATH, DADAR (West), MUMBAI–400 028

NAME & SIGNATURE OF ARCHITECT
UDAY SHANKAR WARTY
REG. No. CA/77/4047



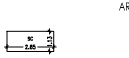


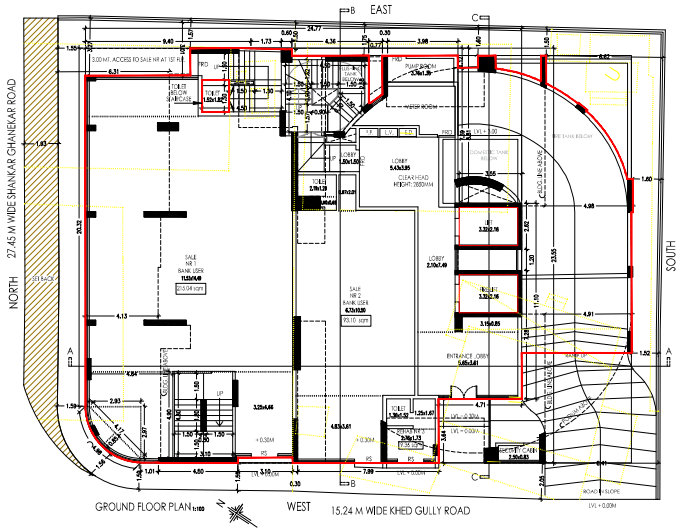


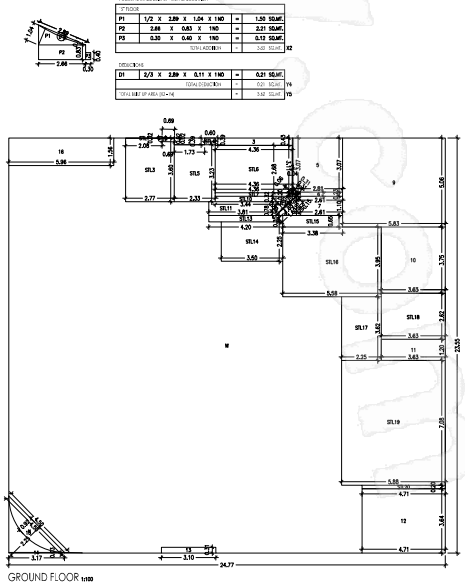
CONSTRUCTION AREA		
FSI	NON FSI	TOTAL
3,394.36	4,753.72	8,148.08

BUILT UP AREA CALCULATION

SECURITY CABIN							
SC	2.45	X	1.13	X	1NO	=	2.99 SQ.MT.
					TOTAL AREA	=	2.99 SQ.MT. X







BUILT UP AREA CALCULATION

FIRST FLOOR							
J	17.09	X	23.55	X	1NO	=	402.47 SQ.MT.
K	2/3	X	4.49	X	0.83	X 1NO	= 2.70 SQ.MT.
L	2/3	X	2.27	X	0.08	X 1NO	= 0.12 SQ.MT.
					TOTAL ADDITION	=	405.34 SQ.MT. X

DEDUCTIONS

1	2.42	X	0.02	X	1NO	=	0.05 SQ.MT.
2	1/2	X	2.42	X	0.04	X 1NO	= 0.07 SQ.MT.
3	4.36	X	0.43	X	1NO	=	1.87 SQ.MT.
4	1.65	X	3.11	X	1NO	=	5.11 SQ.MT.
5	0.80	X	0.23	X	1NO	=	0.18 SQ.MT.
6	1/2	X	0.30	X	0.15	X 1NO	= 0.02 SQ.MT.
7	0.80	X	1.65	X	1NO	=	1.32 SQ.MT.
8	1/2	X	2.27	X	1.14	X 1NO	= 1.29 SQ.MT.
8A	2/3	X	2.27	X	0.08	X 1NO	= 0.12 SQ.MT.
9	2.37	X	0.07	X	1NO	=	0.17 SQ.MT.
10	2.97	X	3.35	X	1NO	=	9.95 SQ.MT.
11	2.06	X	3.42	X	1NO	=	7.05 SQ.MT.
12	3.75	X	6.33	X	1NO	=	23.74 SQ.MT.
13	1/2	X	7.55	X	3.25	X 1NO	= 12.27 SQ.MT.
14	2/3	X	7.55	X	0.89	X 1NO	= 4.98 SQ.MT.
15	1.44	X	0.66	X	1NO	=	0.95 SQ.MT.
16	1/2	X	1.00	X	0.03	X 1NO	= 0.02 SQ.MT.
17	3.16	X	0.03	X	1NO	=	0.09 SQ.MT.
18	1/2	X	4.49	X	2.25	X 1NO	= 5.05 SQ.MT.
					TOTAL DEDUCTION	=	39.00 SQ.MT. Y1
TOTAL BUILT UP AREA (1+11)						=	366.0 SQ.MT. X1

STAIRCASE LOBBY AREA CALCULATION

1ST FLOOR							
SFL1	2.08	X	0.43	X	1NO	=	0.89 SQ.MT.
SFL2	1/2	X	2.44	X	0.41	X 1NO	= 0.50 SQ.MT.
SFL3	1/2	X	2.44	X	0.43	X 1NO	= 0.53 SQ.MT.
SFL4	0.60	X	0.43	X	1NO	=	0.26 SQ.MT.
SFL5	9.46	X	2.68	X	1NO	=	25.35 SQ.MT.
SFL6	1.66	X	2.25	X	1NO	=	3.74 SQ.MT.
SFL7	3.67	X	0.75	X	1NO	=	2.75 SQ.MT.
SFL8	0.70	X	1.65	X	1NO	=	1.16 SQ.MT.
SFL9	2.06	X	1.66	X	1NO	=	3.57 SQ.MT.
SFL10	0.60	X	1.66	X	1NO	=	1.17 SQ.MT.
SFL11	1/2	X	2.27	X	1.30	X 1NO	= 1.48 SQ.MT.
TOTAL STAIRCASE LOBBY AREA						=	41.10 SQ.MT. Y2
NET BUILT UP AREA (X+Y2)						=	29.88 SQ.MT. Y3

POCKET TERRACE & BUILT UP AREA CALCULATION

1ST FLOOR							
P1	1/2	X	2.89	X	1.04	X 1NO	= 1.50 SQ.MT.
P2	2.68	X	0.83	X	1NO	=	2.21 SQ.MT.
P3	0.30	X	0.40	X	1NO	=	0.12 SQ.MT.
					TOTAL ADDITION	=	3.83 SQ.MT. X2

DEDUCTIONS

D1	2/3	X	2.89	X	0.11	X 1NO	= 0.21 SQ.MT.
					TOTAL DEDUCTION	=	0.21 SQ.MT. Y4
TOTAL BUILT UP AREA (X2+Y4)						=	3.62 SQ.MT. Y5

BUILT UP AREA CALCULATION

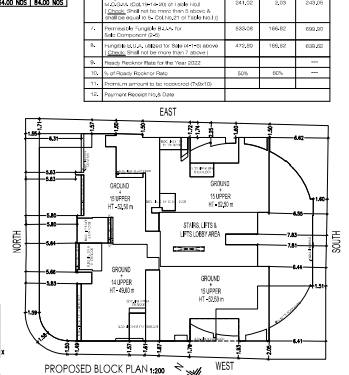
GROUND FLOOR							
M	24.77	X	23.55	X	1NO	=	583.33 SQ.MT.
N	2/3	X	4.50	X	0.83	X 1NO	= 2.79 SQ.MT.
O	2/3	X	1.60	X	0.03	X 1NO	= 0.03 SQ.MT.
					TOTAL ADDITION	=	586.15 SQ.MT. X

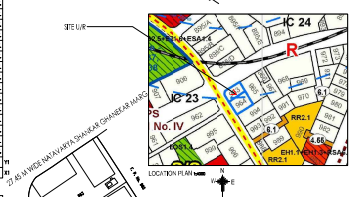
DEDUCTIONS

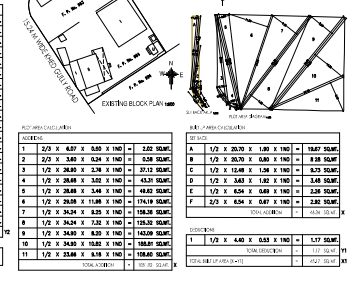
1	1/2	X	0.89	X	0.02	X 1NO	= 0.01 SQ.MT.
2	1.73	X	0.39	X	1NO	=	0.67 SQ.MT.
3	4.36	X	0.43	X	1NO	=	1.87 SQ.MT.
4	(.807 + 3.11)/2	X	0.04	X	1NO	=	0.12 SQ.MT.
5	2.81	X	3.07	X	1NO	=	8.63 SQ.MT.
6	(.281 + 3.41)/2	X	0.23	X	1 NO	=	0.82 SQ.MT.
7	3.41	X	1.15	X	1NO	=	3.92 SQ.MT.
8	1/2	X	1.60	X	0.80	X 1NO	= 0.64 SQ.MT.
9	5.63	X	5.06	X	1NO	=	28.50 SQ.MT.
10	3.63	X	3.75	X	1NO	=	13.62 SQ.MT.
11	3.63	X	1.25	X	1NO	=	4.54 SQ.MT.
12	4.71	X	3.64	X	1NO	=	17.14 SQ.MT.
13	3.10	X	0.31	X	1NO	=	0.96 SQ.MT.
14	3.17	X	0.03	X	1NO	=	0.10 SQ.MT.
15	1/2	X	4.50	X	2.25	X 1NO	= 5.06 SQ.MT.
16	5.98	X	1.54	X	1NO	=	9.20 SQ.MT.
					TOTAL DEDUCTION	=	93.47 SQ.MT. Y1
TOTAL BUILT UP AREA (X+Y1)						=	492.68 SQ.MT. X1

STAIRCASE LOBBY AREA CALCULATION

GROUND FLOOR							
SFL1	2.08	X	0.02	X	1NO	=	0.04 SQ.MT.
SFL2	1/2	X	0.89	X	0.02	X 1NO	= 0.01 SQ.MT.
SFL3	2.77	X	3.40	X	1NO	=	9.87 SQ.MT.
SFL4	0.60	X	0.39	X	1NO	=	0.23 SQ.MT.
SFL5	2.33	X	3.24	X	1NO	=	7.55 SQ.MT.
SFL6	4.36	X	2.68	X	1NO	=	11.68 SQ.MT.
SFL7	4.36	X	0.20	X	1NO	=	0.87 SQ.MT.
SFL8	1/2	X	0.31	X	0.08	X 1NO	= 0.01 SQ.MT.
SFL9	1/2	X	0.31	X	0.15	X 1NO	= 0.02 SQ.MT.
SFL10	3.44	X	0.32	X	1NO	=	1.10 SQ.MT.
SFL11	3.81	X	0.78	X	1NO	=	2.97 SQ.MT.
SFL12	1/2	X	1.60	X	0.80	X 1NO	= 0.64 SQ.MT.
SFL13	4.20	X	0.35	X	1NO	=	1.47 SQ.MT.
SFL14	3.50	X	2.25	X	1NO	=	7.88 SQ.MT.
SFL15	3.38	X	0.65	X	1NO	=	2.20 SQ.MT.
SFL16	5.58	X	3.95	X	1NO	=	22.04 SQ.MT.
SFL17	2.25	X	3.63	X	1NO	=	8.15 SQ.MT.
SFL18	3.63	X	2.63	X	1NO	=	9.51 SQ.MT.
SFL19	5.88	X	7.08	X	1NO	=	41.63 SQ.MT.
SFL20	4.71	X	0.20	X	1NO	=	0.94 SQ.MT.
					TOTAL DEDUCTION	=	120.01 SQ.MT. Y2
NET BUILT UP AREA (X+Y2)						=	372.67 SQ.MT.







PLOT AREA CALCULATION

ADDITION							
1	2/3	X	6.57	X	0.83	X 1NO	= 3.62 SQ.MT.
2	2/3	X	3.60	X	0.24	X 1NO	= 0.58 SQ.MT.
3	1/2	X	26.93	X	2.74	X 1NO	= 37.12 SQ.MT.
4	1/2	X	28.68	X	3.02	X 1NO	= 43.31 SQ.MT.
5	1/2	X	28.68	X	3.44	X 1NO	= 49.62 SQ.MT.
6	1/2	X	26.93	X	11