

MUNICIPAL CORPORATION OF GREATER MUMBAI
No.CHE/ES/2369/S/342

To,
Shri. Suhas Joshi, Architect,
Olympia, Central Avenue,
Hiranandani Business Park,
Powai, Mumbai – 400 076.

Subject : Proposed Club House, Swimming Pool for Building No.1 in Sector X on
plot bearing C.T.S. Nos. 20A(Pt.) & 22A(Pt.) of village Powai, Mumbai.

Ref.: Your letter dt. 29.05.2017.

Sir,

I have to inform you that the plan submitted for club-house & swimming pool is hereby approved subject to the following conditions :-

1. That the structural engineer will be appointed, supervision memo as per appendix XI Regulation 5(3)(IX) will be submitted.
2. That the structural design and calculations shall be submitted before starting the work.
3. That the date of starting and completion of work shall be intimated to this office.
4. That structural stability certificate shall be submitted before submitting completion certificate.
5. That the canvas mounted plan shall be submitted after completion of work.
6. That the qualified/registered site supervisor will be appointed before starting the work and his certificate stating that the work is effectively supervised by him will be submitted before submitting completion certificate.
7. That adequate care in planning, designing and carrying out the construction work of swimming pool will be taken to provide for the consequence of settlement of floors and plinth filling etc.
8. That the requirement of bye law 4(c) will be complied with before starting the work.
9. That the N.O.C. from Insecticide Officer shall be submitted.
10. That the debris shall be removed before submitting completion certificate.
11. That the low lying plot shall be filled upto a reduced level of atleast 92 T.H.D. or 6" above adjoining road whichever is higher with murum, earth, boulders

etc. and will not be levelled, rolled consolidated and sloped towards road side before starting the work.

12. That the NOC from CFO shall be obtained before starting the Work and completion certificate from CFO shall be submitted before asking completion certificate for the club house.
13. That the capacity of overhead tank will be provided as per 'P' form issued by Hydraulic Engineer.
14. That ownership of the club-house & other appurtenant users shall vest by provision in a deed of conveyance on account of whose cumulative holdings the R.G. is required to be kept as R.G.
15. That the structure of club-house shall be used only for recreation activities and not for any other purpose.
16. That the owner/owners/federation of societies shall submit a registered undertaking agreeing to the conditions in (a) to (d) of D.C.R. 23(1(ii)).
17. That the registered undertaking shall be submitted to form registered Co-op. Society/ federation before submitting occupation/ B.C.C.
18. That the amended plans for layout and building shall be submitted and shall be got approved.

One set of plan is digitally signed as token of Municipal Approval.

Yours faithfully

PRASAD
RAJARAM
M
SUTAR

Digitally signed by
PRASAD RAJARAM SUTAR
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postalCode=400003,
st=Maharashtra,
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3868590, c=IN, o=PRASAD
RAJARAM SUTAR
Date: 2018.01.01 11:15:48
+05'30'

Jitendra
Chhaganlal
Siddhpura

Digitally signed by Jitendra Chhaganlal
Siddhpura
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AVINASH
GORAKSH
TAMBEWAGH

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c=IN, o=PRASAD RAJARAM SUTAR
Date: 2018.01.01 11:15:48
+05'30'

Executive Engineer
(Building Proposal), E.S.-II

Copy forwarded for Information to
Shri. Surendra Hiranandani, CA to Owners,



Document certified by AVINASH
 GORAKSH TAMBEWAGH
 MUNICIPAL CORPORATION OF GREATER MUMBAI
 AVINASH_TAMBE@CORP.GMMA
 IL.COM>

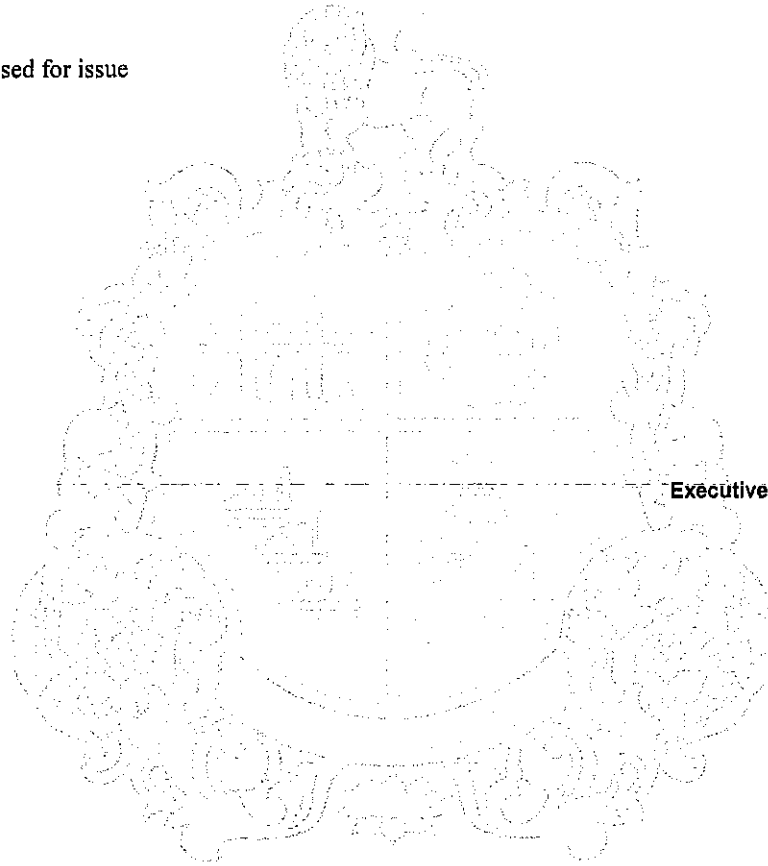
Notesheet

Application Number : CHE/ES/2369/S/342
Zone Name : Eastern Suburb
Architect/LE/SE Name : Suhas Purshottam Joshi

Name : AVINASH GORAKSH
 TAMBEWAGH
Designation : Executive Engineer
Engineer's Office : 19 Jul 2017
Organization : Personal \\
Date : 18 Jan 2018 14:08:24

Authority Remark:

approved as proposed for issue



Executive Engineer (BP)ES-II

STAMP OF RECEIPT OF PLANS

STAMP OF APPROVAL OF PLANS

CHE/ES/2369/S/342

AVINASH
GORAKSH
TAMBEWA
GH
E.E. (B.P.) E.S.-II

PRASAD
RAJARAM
SUTAR
S.E. (B.P.) S/W

Jitendra
Chhaganlal
Siddhpura
A.E. (B.P.) S & T

DESCRIPTION OF PROPOSAL & PROPERTY

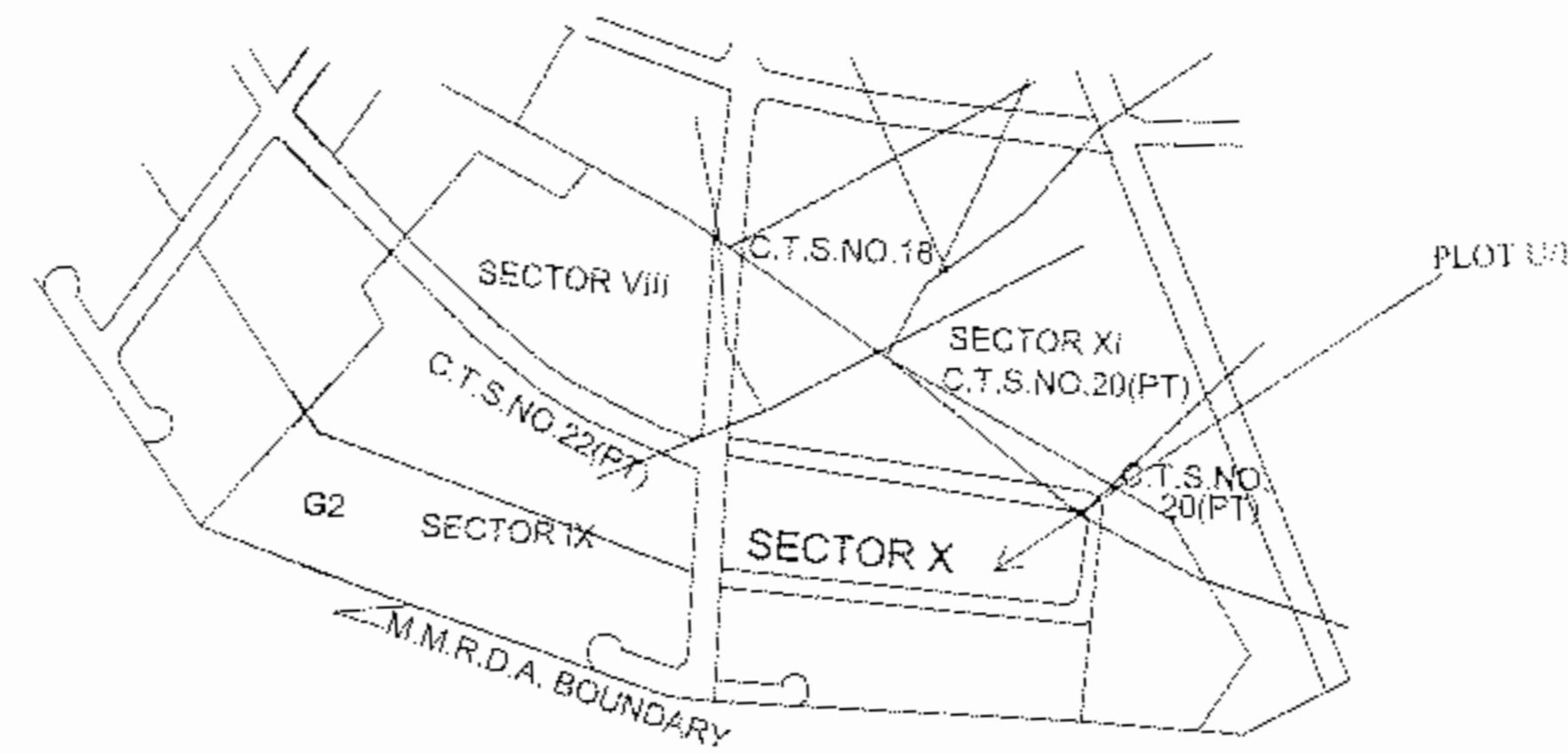
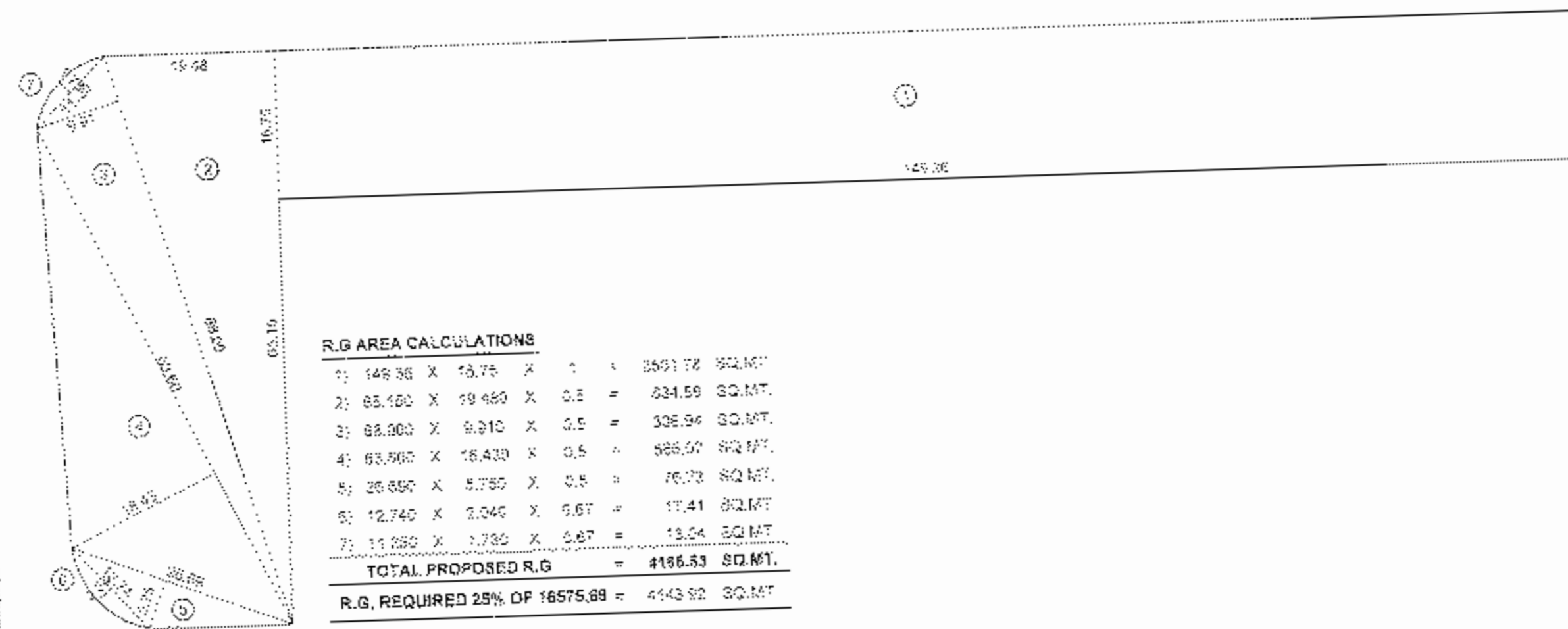
PROPOSED CLUB HOUSE & SWIMMING POOL FOR BLDG NO - 1 (CASTLEROCK) ON SECTOR -X ON LAND BEARING C.T.S. No. 20(A (PT.) & 22(A (PT.) OF VILLAGE POWAI, MUMBAI.

NAME & SIGNATURE OF OWNER

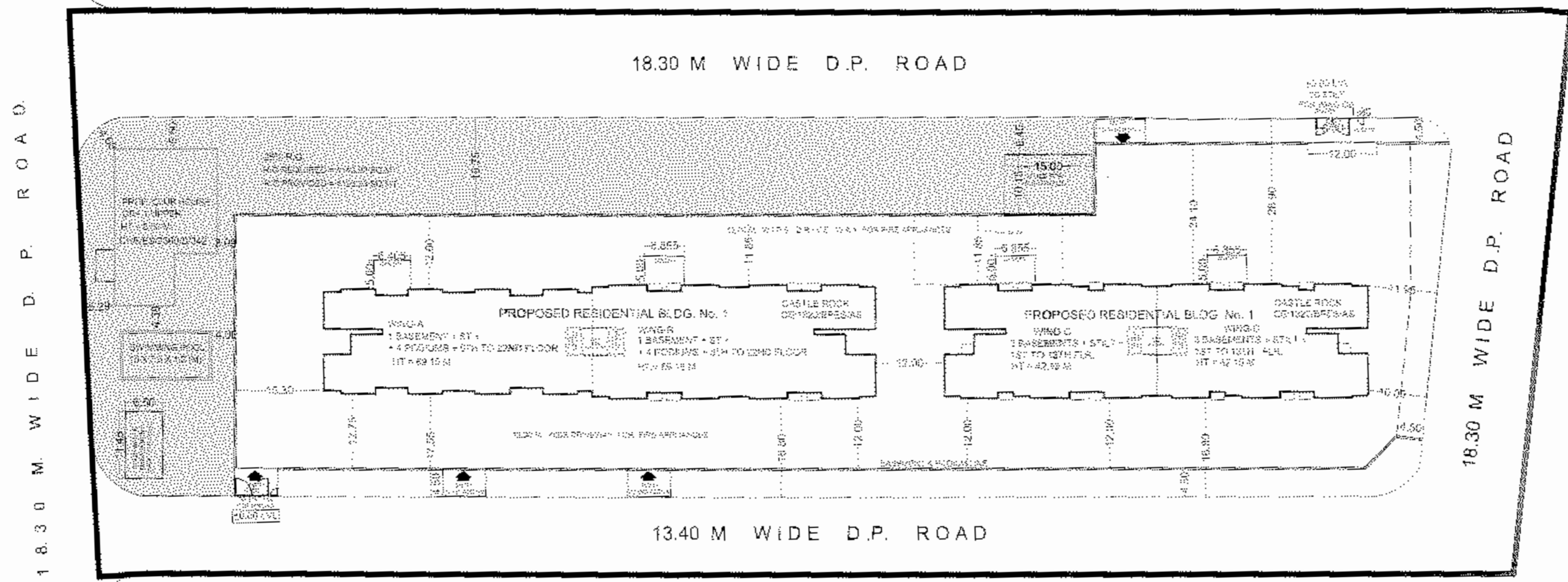
SURENDRA LAKHUMAL
HIRANANDANI
Digitally signed by SURENDRA LAKHUMAL HIRANANDANI
Date: 2017.12.19 17:16:57 +05'30'

SHRI SURENDRA HIRANANDANI C. A. TO OWNERS

JOB NO.	DATE	NAME ADDRESS & SIGN OF THE ARCHITECT
		Suhas Purushotta m Joshi Digitally signed by Suhas Purushotta m Joshi Date: 2017.12.19 17:09:09 +05'30'
DRA NO.	SCALE 1:300 1:4000	ARCHITECT SUHAS JOSHI OLYMPIA CENTRAL AVENUE, HIRANANDANI BUSINESS PARK, POWAI, MUMBAI-400075
NORTH LINE	DRAWN BY A.R. CHK. BY	



LOCATION PLAN
SCALE : 1:4000



BLOCK PLAN
SCALE : 1:500

PROFORMA - B

STAMP OF DATE OF RECEIPT OF PLANS

STAMP OF APPROVAL OF PLANS

CHE/ES/2389/S/342

AVINASH GORAKSH TAMBWE AGH. E.E. (B.P.) E.S.-II
 PRASAD RAJARAM SUTAR S.E. (B.P.) S/W
 Jitendra Chhaganlal Siddhpura A.E. (B.P.) S & T

CONTENTS OF SHEET

- BASEMENT PLAN
- GROUND FLOOR PLAN
- 1ST FLOOR PLAN
- TERRACE FLOOR PLAN
- SECTION-AA & BB
- ELEVATION-AA

DESCRIPTION OF PROPOSAL & PROPERTY

PROPOSED CLUB HOUSE & SWIMMING POOL FOR BLDG.NO-1 (CASTLEROCK) ON SECTOR -X ON LAND BEARING C.T.S. Nos. 20/A (PT.) & 22/A (PT.) OF VILLAGE POWAI, MUMBAI.

NAME & SIGNATURE OF OWNER

SURENDRA LAKHUMAL HIRANANDANI
 Digitally signed by SURENDRA LAKHUMAL HIRANANDANI Date: 2017.12.19 17:03:39 +05:30

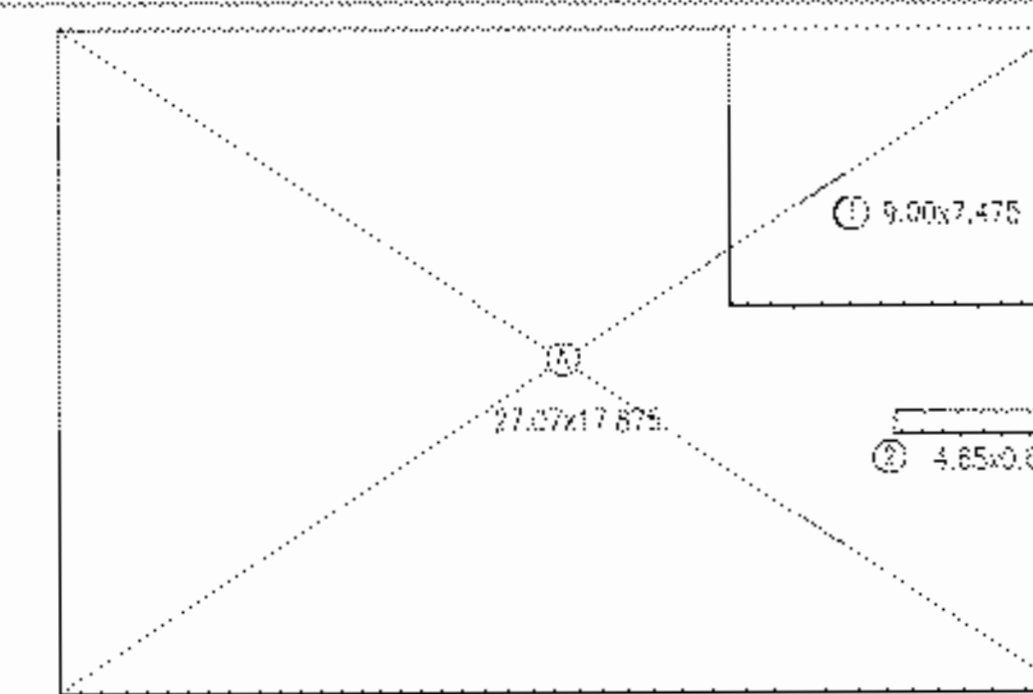
SHRI SURENDRA HIRANANDANI C.A TO OWNERS

JOB NO. DATE NAME, ADDRESS & SIGN OF THE ARCHITECT

DRG. NO. SCALE 1:100
 DRAWN BY A.P.
 CHK. BY.

ARCHITECT SUHAS JOSHI

OLYMPIA, CENTRAL AVENUE, HIRANANDANI BUSINESS PARK, POWAI, MUMBAI-400075

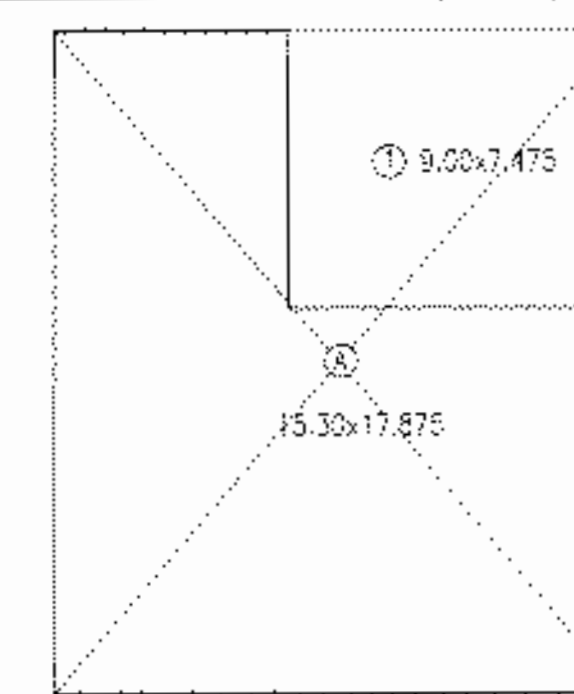


AREA DIAGRAM OF GR.FLR. SCALE=1:200

RUA CALCULATIONS OF GR.FLR.

ADDITIONS:-

A) 27.07 x 17.875	=	483.88	SQ.MT.
LESS:-			
1) 9.00 x 7.475	=	67.28	SQ.MT.
2) 4.85 x 0.80	=	3.79	SQ.MT.
TOTAL	=	70.07	SQ.MT.
NET BUA (483.88-70.07)	=	413.81	SQ.MT.

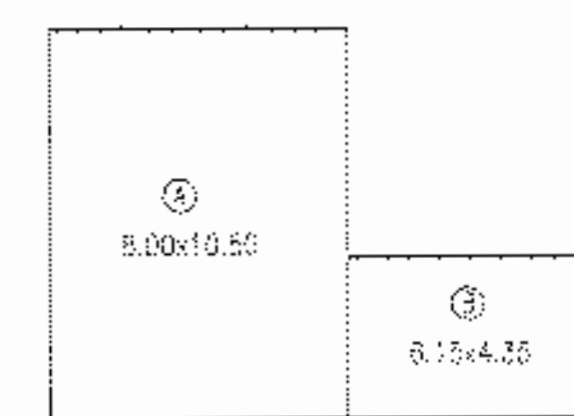


AREA DIAGRAM OF 1ST FLR. SCALE=1:200

RUA CALCULATIONS OF 1ST FLR.

ADDITIONS:-

A) 15.30 x 17.875	=	273.49	SQ.MT.
LESS:-			
1) 9.00 x 7.475	=	67.28	SQ.MT.
TOTAL	=	67.28	SQ.MT.
NET BUA (273.49 - 67.28)	=	206.21	SQ.MT.

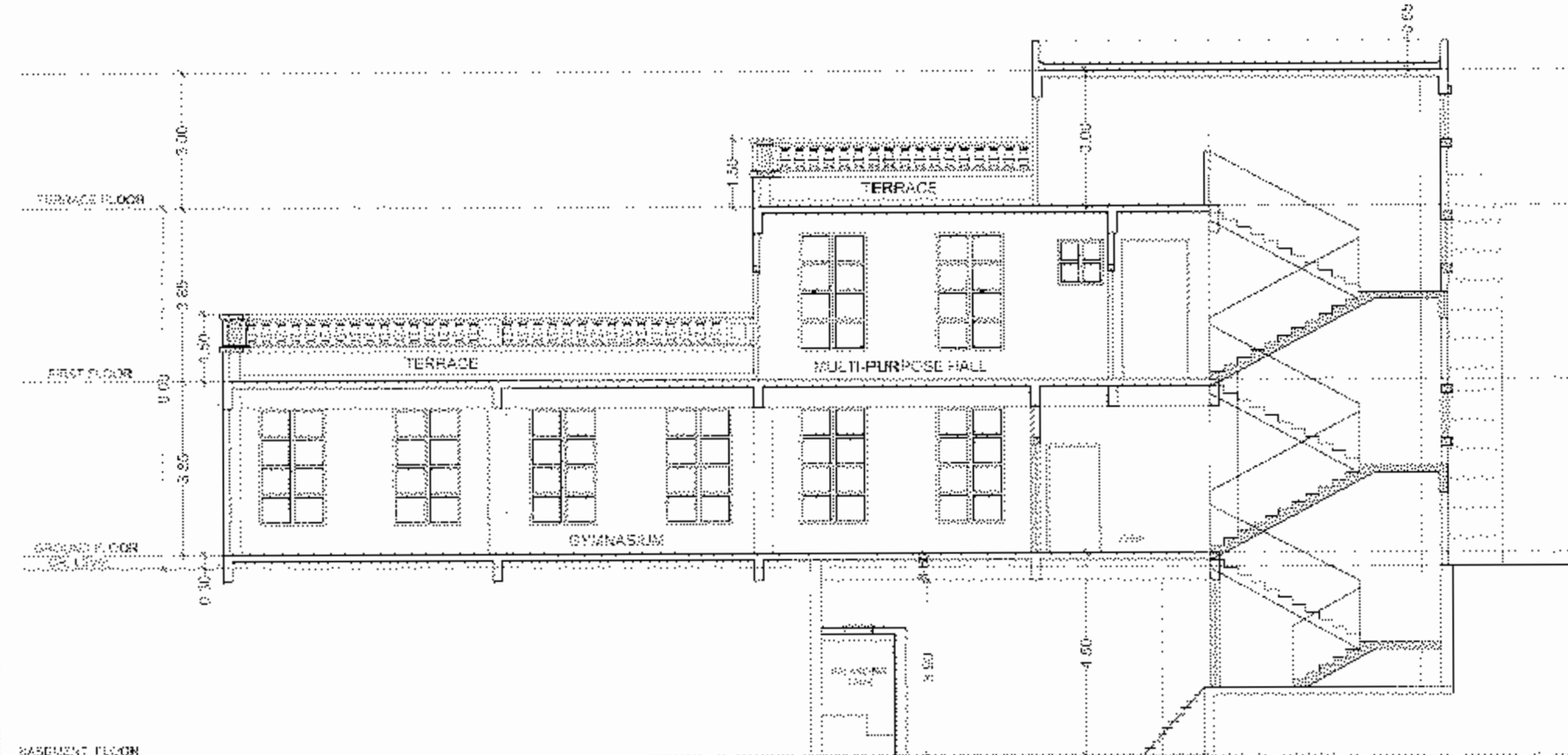


AREA DIAGRAM OF BASEMENT SCALE=1:200

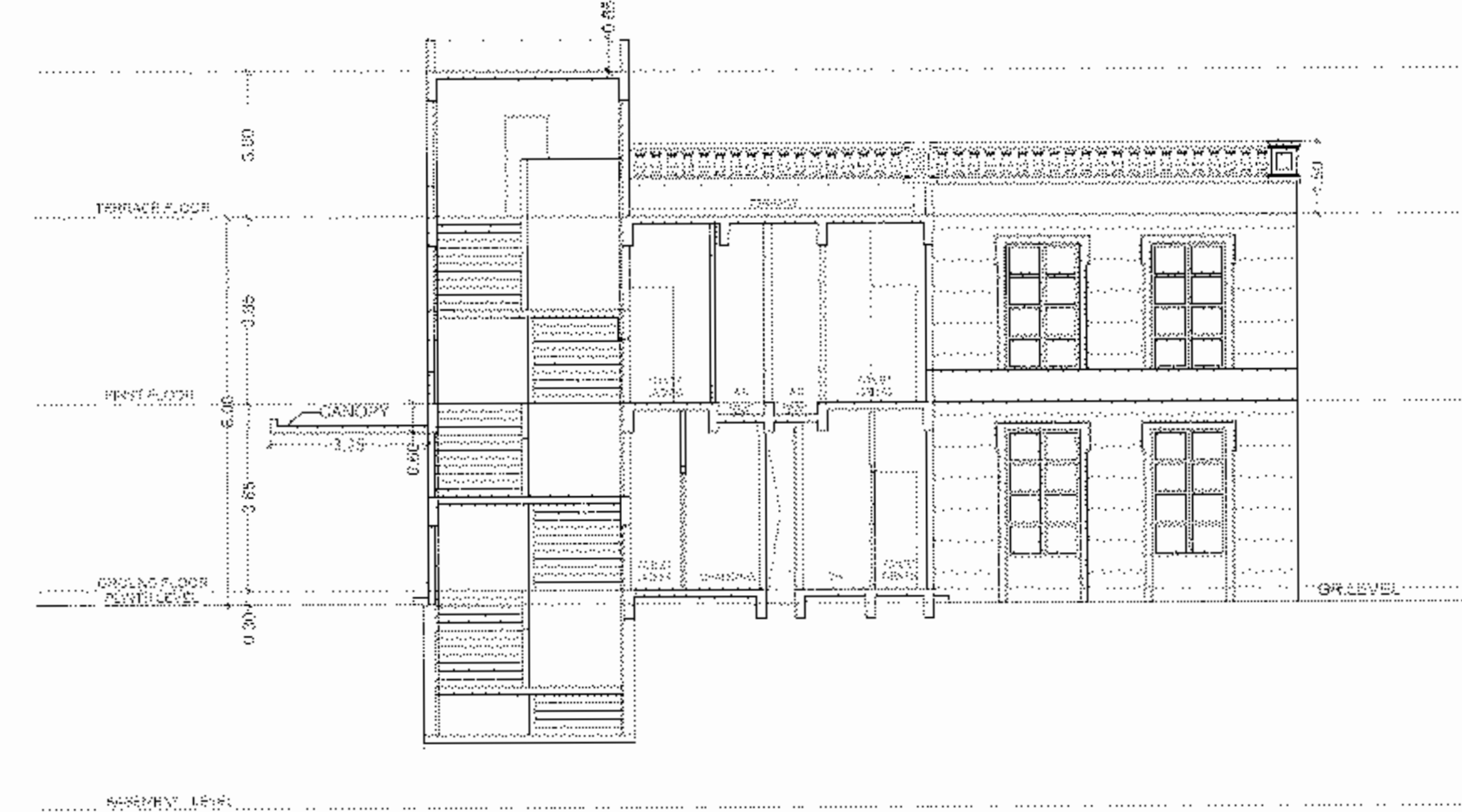
RUA CALC. OF BASEMENT:-

ADDITIONS:-

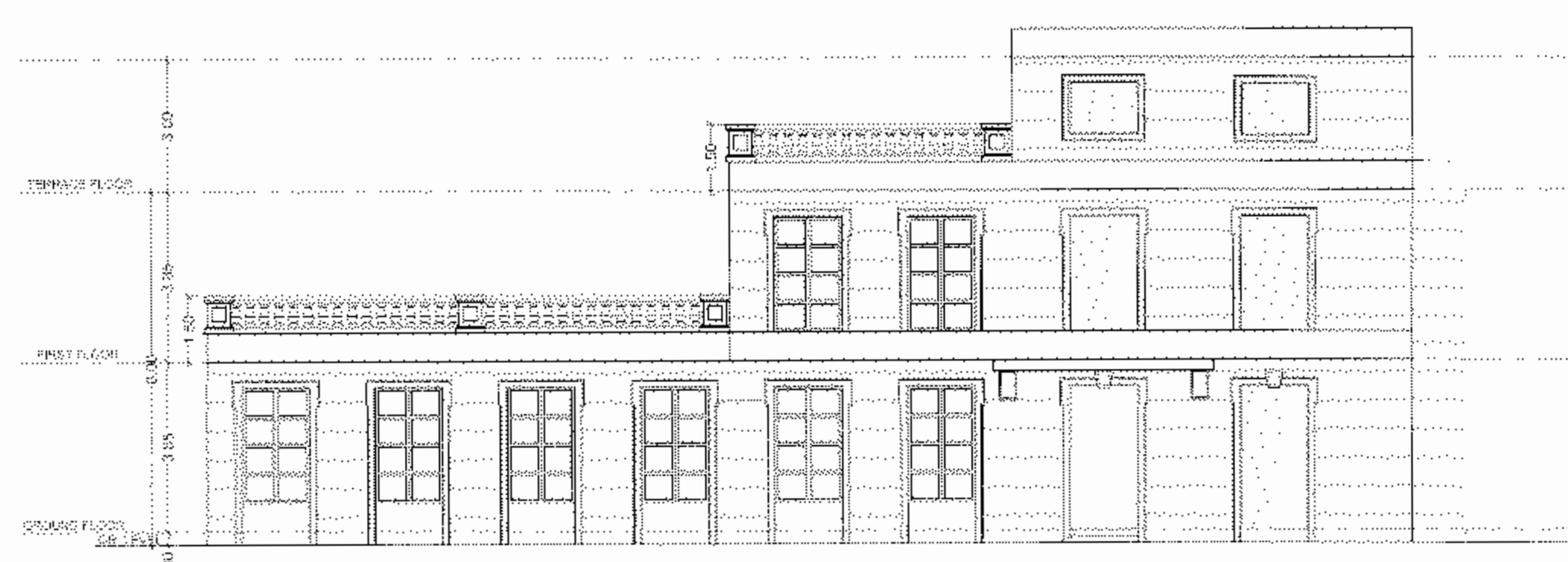
A) 8.00 x 10.50	=	84.00	SQ.MT.
B) 6.15 x 4.35	=	26.75	SQ.MT.
TOTAL	=	110.75	SQ.MT.



SECTION-A-A SCALE=1:100



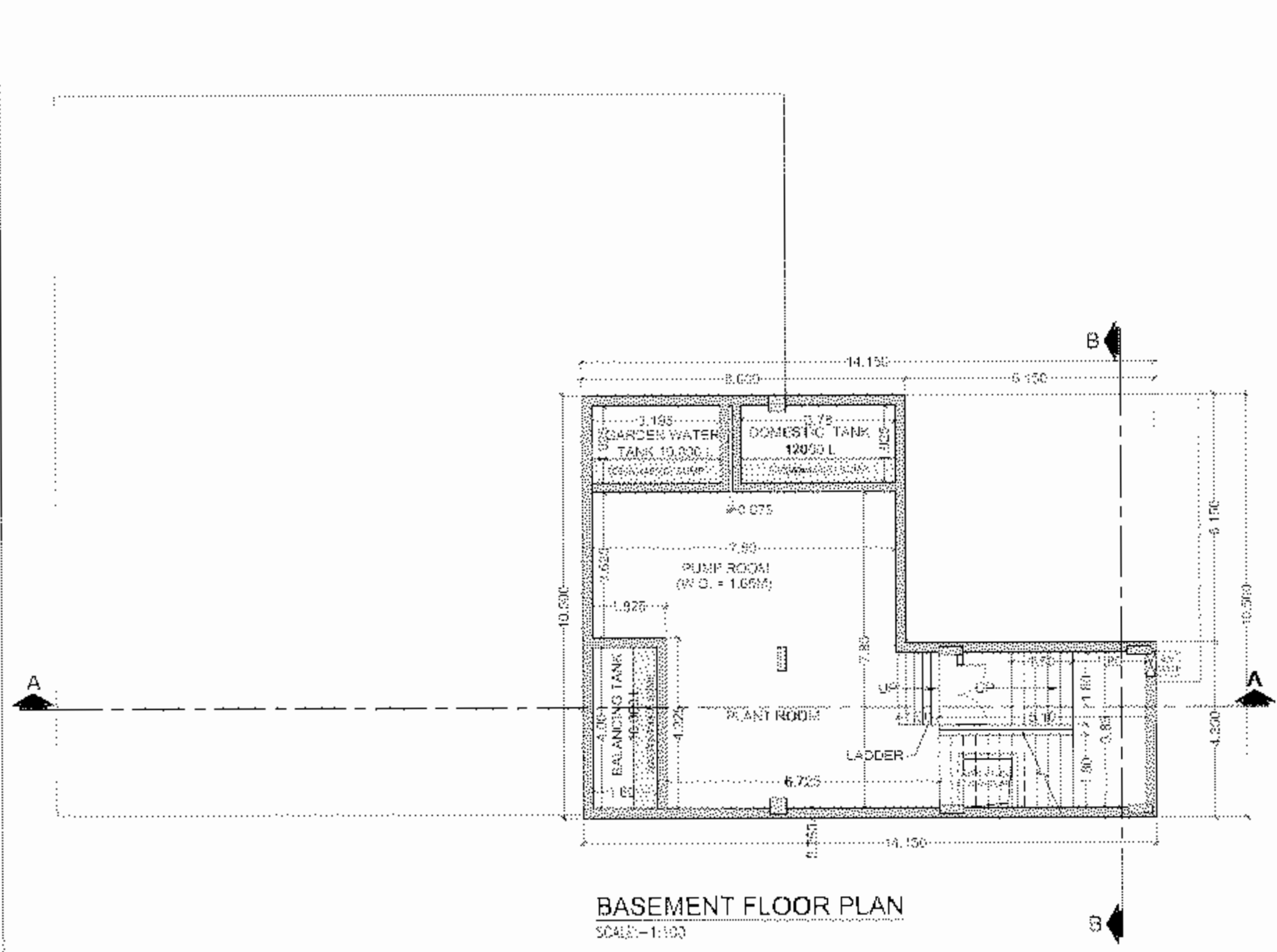
SECTION-B-B SCALE=1:100



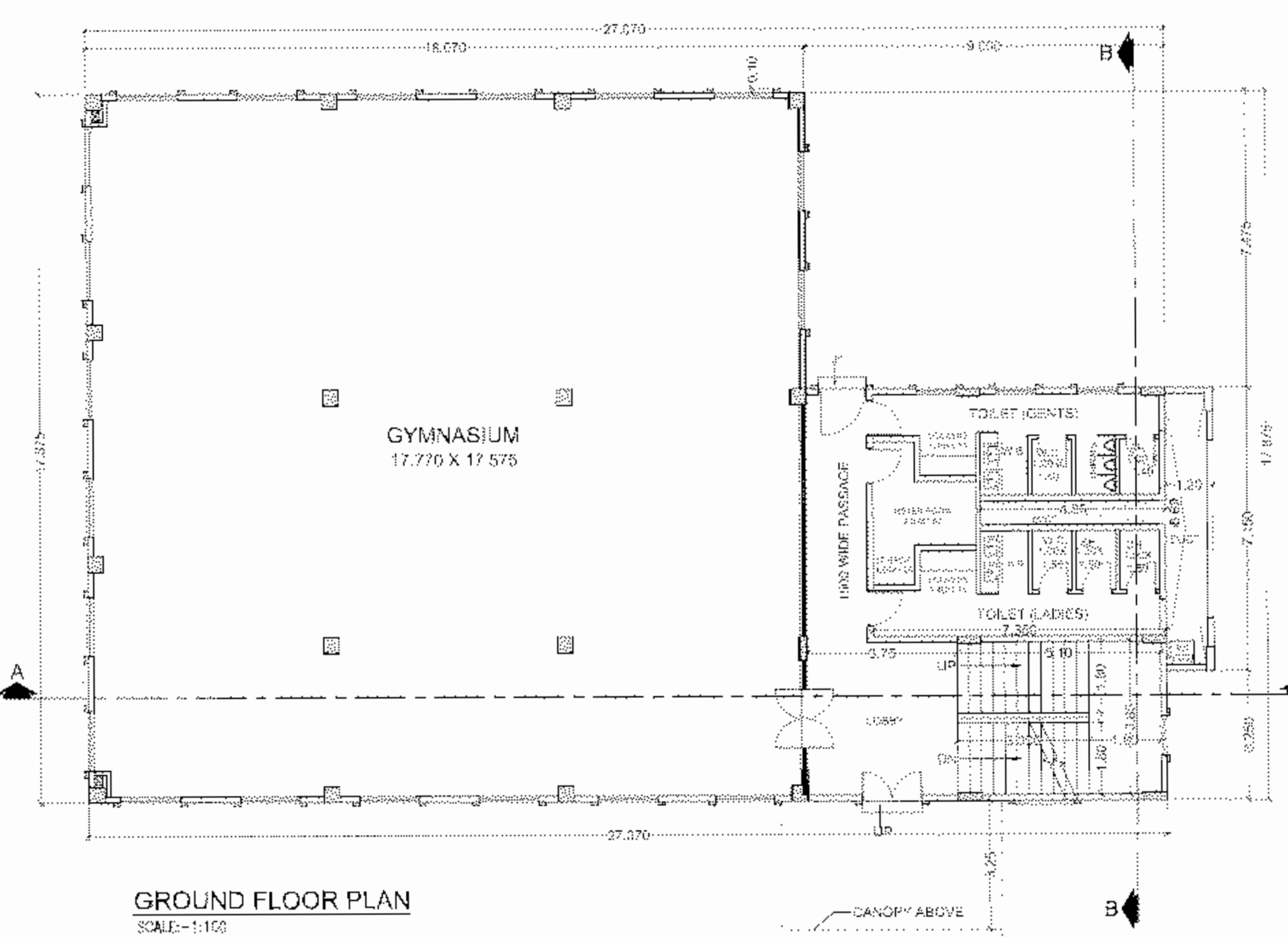
ELEVATION-A-A SCALE=1:100

SUMMARY OF BUILT UP AREA FOR CLUB HOUSE

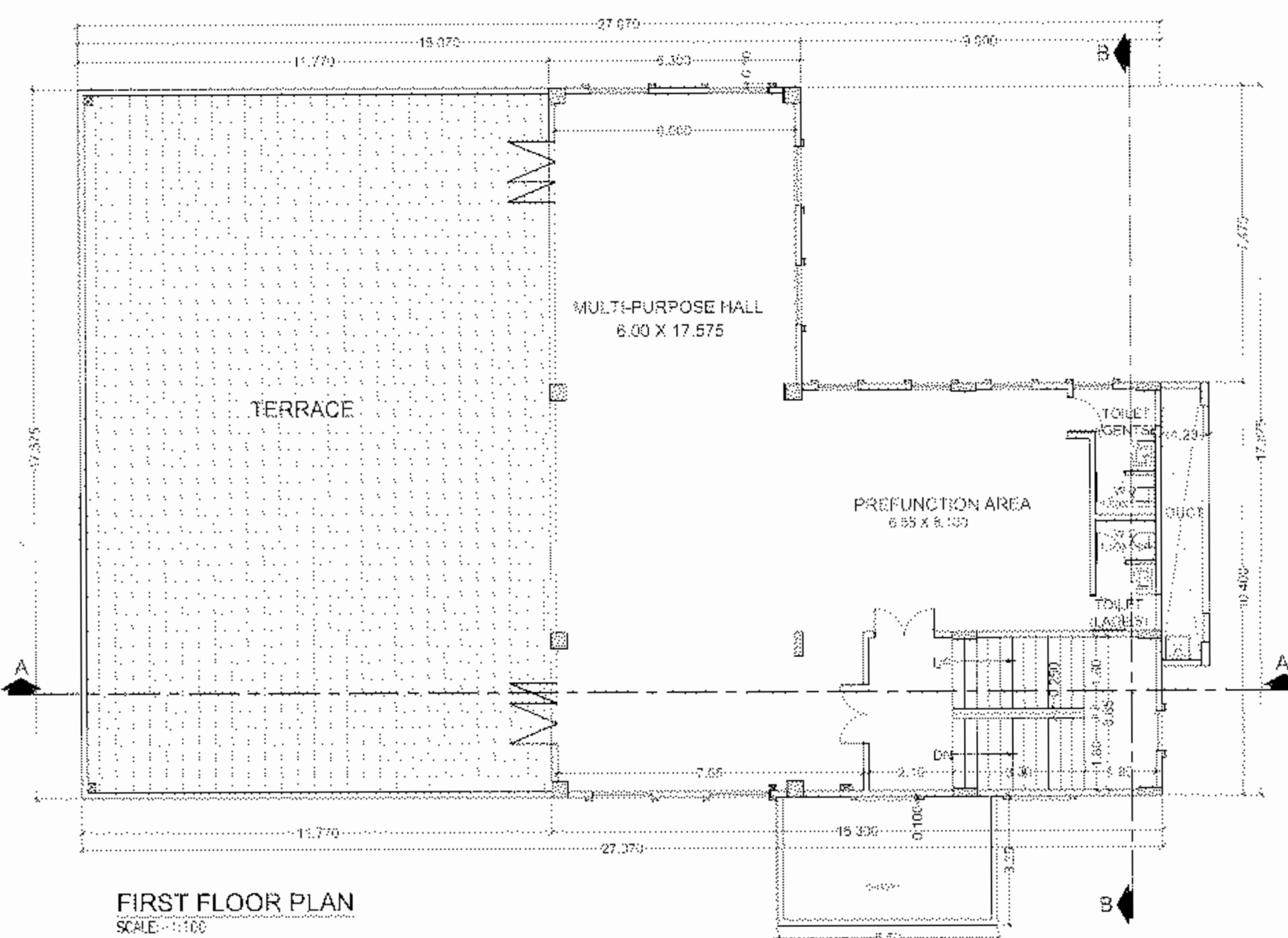
FLOORS	TOTAL BUILT UP AREA
BASEMENT FLOOR	NIL
GR. FLR.	413.81 SQ.MT.
1ST F.F.R.	206.21 SQ.MT.
TOTAL	620.02 SQ.MT.
FIGURED R.G AREA	= 4143.92 SQ.MT.
PROPOSED R.G AREA	= 4168.53 SQ.MT.
PERMISSIBLE PLINTH AREA	= 10% OF 4143.92 = 414.39 SQ.MT.
PERMISSIBLE BUILT UP AREA	= 15% OF 4143.92 = 621.58 SQ.MT.
PROPOSED PLINTH AREA	= 413.81 SQ.MT.
PROPOSED BUILT UP AREA	= 620.02 SQ.MT.



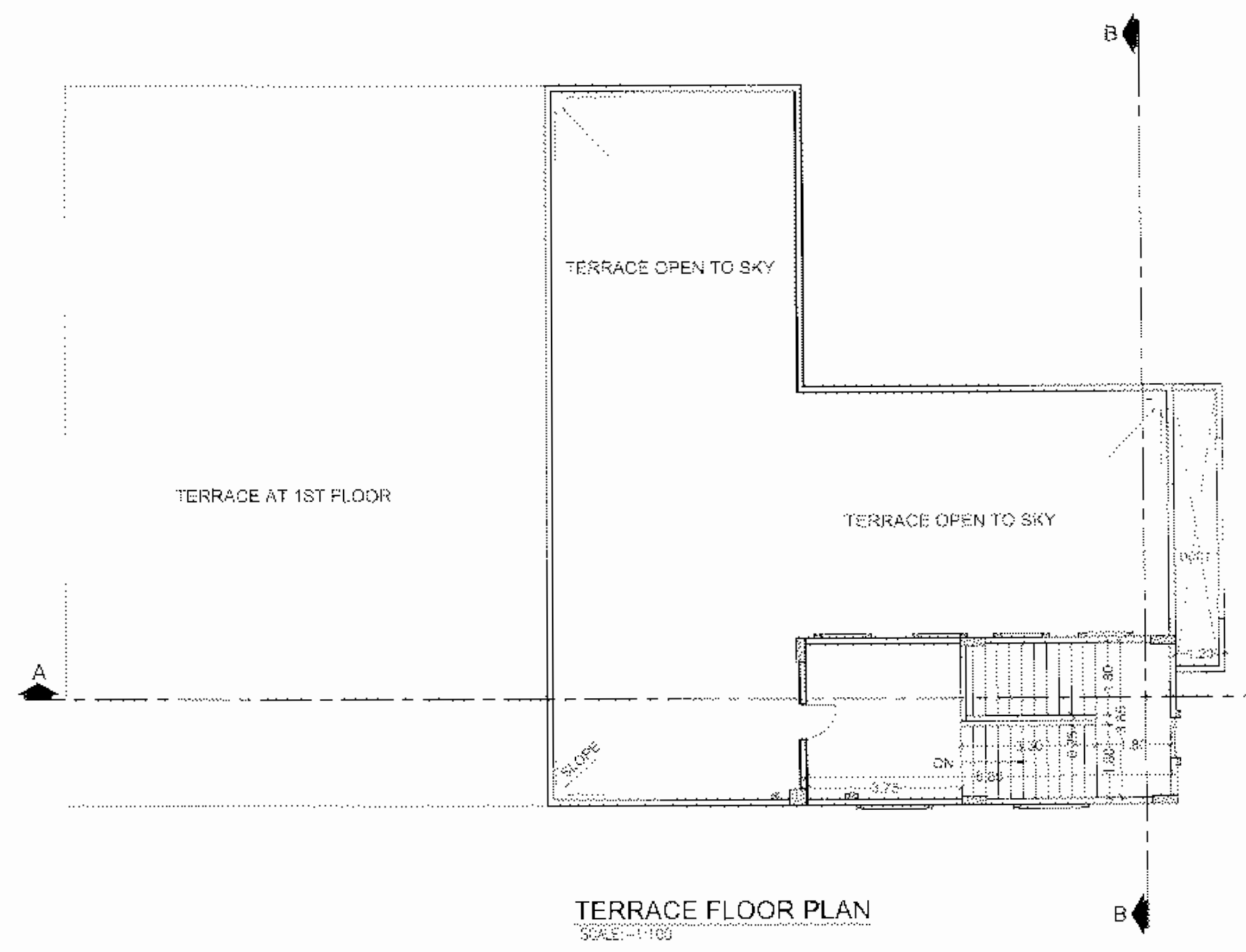
BASEMENT FLOOR PLAN SCALE=1:100



GROUND FLOOR PLAN SCALE=1:100



FIRST FLOOR PLAN SCALE=1:100



TERRACE FLOOR PLAN SCALE=1:100