

PROFORMA

SR. NO.	AREA STATEMENT	FLAT-A+B
1.	PLOT AREA AS PER P.C. CARD	3870.00
2.	AREA AS PER TRIANGULATION	4250.42
3.	DEDUCTION	
a.	AREA UNDER ROAD	83.99
b.	AREA UNDER AREA NOT IN POSSESSION	3786.01
4.	BALANCE PLOT AREA	567.50
5.	DEDUCTION FOR 15% R.G. AREA	3218.11
6.	NET PLOT AREA	1.00
7.	PERMISSIBLE F.S.L.	3218.11
8.	TOTAL PERMISSIBLE BUILT UP AREA	3190.64
9.	TOTAL PROPOSED BUILT UP AREA	3190.64
10.	BALANCE BUILT UP AREA	27.47

STAMP OF APPROVAL OF PLAN

Area are approved & Subject to conditions as follows:-
 1. The proposed building shall be constructed within the stipulated time period of 18 months from the date of approval of this plan.
 2. The proposed building shall be constructed in accordance with the approved plan.
 3. The proposed building shall be constructed in accordance with the approved specifications.
 4. The proposed building shall be constructed in accordance with the approved drawings.
 5. The proposed building shall be constructed in accordance with the approved conditions.



PROPOSED TENEMENT STATEMENT (BLDG. A+B)

BLDG. TYPE	NO. OF TENEMENTS	IN BLDG	FLAT NO
UPTO 80 SQMT	35 NOS	A	101, 102, 103, 104, 105, 106(A)
		B	101, 102, 103, 104, 105, 106
			201, 202, 203, 204, 205, 206
			301, 302, 303, 304, 305, 306
			401, 402, 403, 404, 405, 406
			501, 502, 503, 504, 505

COVERED BUILT UP AREA STATEMENT

BLDG. STILT AREA	BUILT UP AREA	BALCONY	C.B.	STAIRCASE	REFUGE	TOTAL	TOTAL BUILT UP AREA
A	246.96	182.85	18.15	4.09	126.60	578.65	578.65 (A)
B	246.96	3028.35	299.39	68.59	1278.92	5075.35	5075.35 (B)
CLUB HOUSE AREA = 148.36 + FITNESS AREA = 57.40 + PODIUM AREA = 3822.78 (C)							3822.78 (C)
TOTAL PROPOSED COVERED BUILT UP AREA = 9476.78 SQ.MT.							

STAIRCASE AREA STATEMENT

BLDG. NO.	FLOOR	RESL. ST. AREA (IN SQ.M)	FIRE ST. AREA (IN SQ.M)
BUILDING-A	STILT FLOOR	19.67 X 1 = 19.67	18.29 X 1 = 18.29
ST+1ST	1ST FLOOR	71.16 X 1 = 71.16	17.46 X 1 = 17.46
BUILDING-B	STILT FLOOR	19.67 X 1 = 19.67	18.29 X 1 = 18.29
ST+14TH	1ST TO 14TH FLOOR	71.16 X 14 = 996.52	17.46 X 14 = 244.44
TOTAL STAIRCASE AREA = 1167.84 SQ.MT. (1)			
TOTAL PROPOSED STAIRCASE AREA 1+2 = 1405.52 SQ.MT.			

PARKING STATEMENT

REQUIREMENT	PROPOSED
REQUIRED PARKING	16.00 NO.
PROPOSED PARKING	156.00 NO.
GARAGES PERMISSIBLE	
GARAGES PROPOSED	
TOTAL	166.00 NO.

TENEMENT STATEMENT

PROPOSED BUILT UP AREA	LESS DEDUCTION FOR NON RES. AREA	AREA AVAILABLE FOR TENEMENTS	DENSITY OF TENEMENTS	PERMISSIBLE TENEMENTS	PROPOSED TENEMENTS
3190.64	0.00	3190.64	300/HCT	66.00	64 NOS
TOTAL TENEMENTS OF THE PLOT					

BALCONY AREA STATEMENT

PERMISSIBLE BALCONY AREA FLR	PROPOSED BALCONY AREA FLR	EXCESS BALCONY AREA FLR
16.00 NO.	156.00 NO.	

CERTIFICATE OF AREA

CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON AND THE DIMENSIONS OF THE SIDES ETC. OF THE PLAN ARE AS MEASURED ON SITE AND AREA SO WORKED OUT TALLIES WITH THE AREA STATED IN THE DOCUMENTS OF OWNERSHIP.

DESCRIPTION OF PROPOSAL

PROPOSED RESIDENTIAL BUILDING ON PLOT BEARING SURVEY NO-28 OF VILLAGE ONE, THANE.

NAME AND ADDRESS OF OWNER

M/S SAGAR ENTERPRISE
 1305, 13TH FLOOR, DEV GORPORA,
 NEAR EASTERN EXPRESS HIGHWAY,
 OPP. CADBURY JUNCTION,
 THANE (W) - 400 001.

ARCHITECTS

GOODALE MUKADAM & ASSOCIATES
 2, NAKSHATRA HERITAGE,
 BRAHMIN SOC. NAUPADA,
 THANE(W)-400 602
 PH. NO. - (022) 25384032, 25384488.

STAMP OF ARCHITECT

JITENDRA MUKADAM
 CIVIL ENGINEER
 SIGNATURE OF ARCHITECT

STAMP OF OWNER

M/S SAGAR ENTERPRISE
 SIGNATURE OF OWNER

PROPOSED TENEMENT STATEMENT (BLDG. A+B)

BLDG. TYPE	NO. OF BUILDING	35 TO 50 SQ.M	50 TO 70 SQ.M	ABOVE 70 SQ.M	TOTAL
A	1	04	01	79	84
B	1	52	27	79	158
TOTAL		56	28	158	142

PROPOSED BUILT UP AREA (BLDG. A+B)

BUILDING TYPE	FLOOR	BUILT UP AREA IN SQ.MT.	TOTAL BUILT UP AREA
BUILDING-A	ST+PODIUM + 1ST FLOOR	182.85 X 1	182.85 SQ.MT.
BUILDING-B	1ST FLOOR	182.85 X 1	182.85 SQ.MT.
TOTAL PROPOSED BUILT UP AREA (BLDG. A+B) = 365.70 SQ.MT.			

PODIUM AREA CALCULATION

1) 26.81 X 10.55 X 0.5 = 141.41
2) 42.21 X 5.56 X 0.5 = 117.43
3) 7.88 X 43.50 X 0.5 = 171.39
4) 3.10 X 45.43 X 0.5 = 70.42
5) 24.61 X 45.43 X 0.5 = 559.07
6) 37.77 X 1.79 X 0.5 = 33.80
7) 42.67 X 12.14 X 0.5 = 259.01
8) 15.89 X 5.23 X 0.5 = 41.55
9) 33.11 X 8.28 X 0.5 = 137.06
10) 36.36 X 7.54 X 0.5 = 137.06
11) 44.08 X 10.64 X 0.5 = 234.49
12) 42.67 X 40.57 X 0.5 = 865.55
13) 47.69 X 10.99 X 0.5 = 262.16
14) 15.11 X 0.39 X 0.5 = 2.93
15) 14.89 X 6.63 X 0.5 = 49.26
16) 30.09 X 1.53 X 0.5 = 22.89
17) 31.56 X 1.82 X 0.5 = 28.72
18) 39.55 X 8.69 X 0.5 = 172.74
19) 21.02 X 1.70 X 0.5 = 17.85
20) 10.59 X 7.40 X 0.5 = 41.30
21) 7.80 X 4.19 X 0.5 = 16.34
TOTAL = 3468.50 SQ.MT. (1)

RAMP AREA CALCULATION

1) 33.41 X 7.50 X 1.00 = 250.56
TOTAL R.G. AREA = 250.56 SQ.MT.

SECTION THROUGH PODIUM (SCALE 1:200)

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PROPOSED BUILT UP AREA (BLDG. A+B)

BUILDING TYPE	FLOOR	BUILT UP AREA IN SQ.MT.	TOTAL BUILT UP AREA
BUILDING-A	GR. FLOOR	98.59 X 1	98.59 SQ.MT.
CLUB HOUSE (GR+1ST)	1ST FLOOR	49.77 X 1	49.77 SQ.MT.
TOTAL PROPOSED BUILT UP AREA = 148.36 SQ.MT.			

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BUILDING TYPE	FLOOR	BUILT UP AREA IN SQ.MT.	TOTAL BUILT UP AREA
BUILDING-A	GR. FLOOR	98.59 X 1	98.59 SQ.MT.
CLUB HOUSE (GR+1ST)	1ST FLOOR	49.77 X 1	49.77 SQ.MT.
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