

CONTENTS OF SHEET
GROUND / STILT FLOOR PLAN,
PARKING STATEMENT, BUILT - UP AREA.

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ENTRY 9M WIDE
LVL + 0.00M

12.40 MT. WIDE D.P. ROAD

ENTRY / EXIT 12M WIDE
LVL + 0.00M

WING- A, B, C

PARKING STATEMENT:

AS PER RULE ONE PARKING SPACE FOR EVERY

4) 4 TENEMENTS HAVING CARPET AREA UP TO 35.00 SQ.MT. 1 CAR PARK

6) 2 TENEMENTS HAVING CARPET AREA UP TO 35.00 - 45.00 SQ.MT. 1 CAR PARK

1) 1 TENEMENTS HAVING CARPET AREA UP TO 45.00 - 70.00 SQ.MT. 1 CAR PARK

4) 1 TENEMENTS HAVING CARPET AREA ABOVE 70.00 SQ.MT. 2 CAR PARK

| CARPET AREA | NO. OF FLATS | PARKING REQ. NO. |
|-----------------------|------------------|------------------|
| UP TO 35.00 SQ.MT. | 152 FLATS | 80 |
| 35.00 TO 45.00 SQ.MT. | 111 FLATS | 55 |
| 45.00 TO 70.00 SQ.MT. | 56 FLATS | 56 |
| ABOVE 70.00 SQ.MT. | 56 FLATS | 56 |
| TOTAL | 375 FLATS | 147 |

25% VEHICLES = 37.50

ADDITIONAL 25% PARKING = 37.50

TOTAL PARKING REQUIRED = 122.50 Nos.

SAY = 122.50 Nos.

TOTAL PARKING PROVIDED (AS PER CONSTRUCTION) = 1128.00 Nos.

PARKING STATEMENT

PARKING REQD. BY REGULATION = 181.00 nos.

PARKING PROVIDED = 1128.00 nos.

| FLOOR | BIG CAR | SMALL CAR | TOTAL |
|--------------|------------|------------|-------------|
| GR. FLOOR | 45 | 26 | 71 |
| 1ST FLOOR | 236 | 51 | 287 |
| 2ND FLOOR | 276 | 34 | 310 |
| LANDSCAPE | 30 | 0 | 30 |
| 1ST BASEMENT | 165 | 56 | 221 |
| 2ND BASEMENT | 121 | 88 | 209 |
| TOTAL | 873 | 255 | 1128 |

PROFORMA - A - 2

| Sl. No. | Description | Sq.Mtr. |
|---------|---|--------------|
| 1 | Area of Plot (cts no.216a,216b&216c) as per prc. | 22051.80 |
| 2 | Deductions for | |
| (a) | Road set back area (18.30m. patel estate rd-cts no.216c) | 583.00 |
| (b) | Proposed D.P. Road (12.20 m. D.P.Rd. - cts no. 216b) | 1580.50 |
| (c) | Amenity reservation (sub-plot) | --- |
| (d) | Amenity space as per DCR 56/57 (sub-plot) other | --- |
| 3 | Balance area of plot (1 minus 2) | 19888.30 |
| 4 | Deduction for 5% Amenity space (total 994.2 sq.mt. provides 1985.30 sq. mt. as per letter no. chs. /980/dpw/h&k dated 12/07/10) | 1055.00 |
| 5 | Balance Area of Plot (3 minus 4) | 18833.30 |
| 6 | Deduction for Recreation Ground @ 15% OF 5 | 2825.00 |
| 7 | Net Plot Area (3 - 6) | 16008.30 |
| 8 | Addition for floor space index | |
| 2(a) | 100% for road setback (18.30m. patel estate rd-cts no.216c) | 583.00 |
| 2(b) | 100% for proposed d.p. road (12.20 m. d.p.rd. - cts no. 216b) | 1580.50 |
| 9 | Total Area (2 plus 8) | 18171.80 |
| 10 | Floor Space Index Permissible | 1.00 |
| 11a | Floor Space Index credit available by Development Rights | |
| 1 | Additions for floor space index | |
| b | 0.33 F.S.I. as per DCR32 | --- |
| c | Other | --- |
| 12 | Permissible Floor Area (9 X 10) plus 11 above | 18171.80 |
| 13 | Total Proposed built up area | 18165.49 |
| 14 | FSI Consumed on net holding = 13 / 5 | 0.96 |
| B | Details of Residential / Non Residential Areas | |
| 1 | Purely Residential built up area | 18165.49 |
| 2 | Remaining Non Residential Built up area | --- |
| C | Details of FSI availed as per DCR 35(4) | |
| 1 | Fungible Built up area Component proposed vide DCR 35(4) for purely Residential = or < (B1 + B3) | --- |
| 2 | Fungible Built up area Component proposed vide DCR 35(4) for Non Residential = or < (B2 + B2) | --- |
| 3 | Total Fungible Built up area vide DCR 35(4) = (C1 + C2) | --- |
| 4 | Total Gross Built up area Proposed (13 + C3) | 18165.49 |
| D | Tenement Statement | |
| i | Proposed area (Item A, 13 above) | 18165.49 |
| ii | Less deduction of Non Residential area (Shop etc.) | --- |
| iii | Area available for tenements [(i) minus (ii)] | 18165.49 |
| iv | Tenement Permissible (Density of tenements / hectare) | 817 Nos. |
| v | Tenement Proposed | 319 Nos. |
| vi | Tenement existing | --- |
| E | Parking Statement | |
| i | Parking required by Regulation for -- | 225.00 Nos. |
| ii | Parking required as per modification put up to government. Car / Scooter / Motor Cycle, Outsiders (Visitors) | --- |
| iii | Covered garage permissible. | --- |
| iv | Covered garage proposed. Car / Scooter / Motor Cycle, Outsiders (Visitors) | --- |
| v | Spaces for transport vehicles parking required by Regulations. Transport Vehicles Parking | 1128.00 Nos. |
| F | CERTIFICATE OF AREA | |
| i | Total no. of transport vehicles parking spaces provided | --- |
| ii | Total no. of transport vehicles parking spaces provided | --- |

BUILT - UP AREA SUMMARY WING - G

| FLOOR | GROSS BUILT UP AREA IN SQ.MT |
|--------------------|---|
| STILT FLOOR | --- |
| 1st FLOOR | 501.94 |
| 2nd FLOOR (refuge) | 366.60 |
| 3rd FLOOR | 501.94 |
| 4th FLOOR | 501.94 |
| 5th FLOOR | 501.94 |
| 6th FLOOR | 501.94 |
| 7th FLOOR | 501.94 |
| 8th FLOOR | 501.94 |
| 9th FLOOR (refuge) | 405.95 |
| | 392.25+13.70 (EXCESS AREA TAKEN IN FSI AT THIS STAGE) |
| 10th FLOOR | 501.94 |
| 11th FLOOR | 501.94 |
| 12th FLOOR | 501.94 |
| 13th FLOOR | 501.94 |
| TOTAL | 6293.89 (S2) |

PROFORMA - B

DESCRIPTION OF PROPOSAL

PROPOSED RESIDENTIAL BUILDING ON PLOT BEARING C.T.S NOS 216 A, 216 B & 216 C OF VILLAGE BANDHVAL AT PATEL ESTATE ROAD, JOGESHWARI (W), MUMBAI 400 102.

NAME OF OWNER

M/S. PATEL ENGINEERING CO. LTD.

SIGNATURE

SHEET NO. SCALE DATE DRN. BY CHKD. BY

AS SHOWN

ARCHITECTS

NORTH

AR. PARAG MUNGALIA
S.P. ASSOCIATES
ARCHITECTS & ENGINEERS,
CASARLANCA, 10th, AT. N.
OF GULAMBAHAR X ROAD NO.10 -
SAMARTH RAMDAS RD.
JVPD SCHEME, VILEPARLE (W)
MUMBAI - 400 409



Required Amenity Open space = 995 sqmtr.
Amenity Proposed to be Handled over to MCGM = 1055.01 sqmtr

AMENITY OPEN SPACE (I3 to R)
AS PER LETTER NO. CHE.
/980/DPWS/H&K DATED 12/07/10)

GROUND / STILT FLOOR PLAN
SCALE=1:200
+0.15,+1.50 M
+2.00&3.50M LVL.

PARKING STATEMENT @ GR./ STILT

| | | |
|-------------------|---|-------------------|
| BIG CAR PARKING | = | 45.00 Nos. |
| STACK 11 x 2 | = | 22.00 Nos. |
| PUZZLE | = | 16.00 Nos. |
| SURFACE | = | 07.00 Nos. |
| SMALL CAR PARKING | = | 26.00 Nos. |
| STACK 13 x 2 | = | 26.00 Nos. |
| PUZZLE | = | --- |
| SURFACE | = | --- |
| TOTAL | = | 71.00 Nos. |

R.G. AREA DIAGRAM
SCALE = 1:500

| R.G. AREA CALCULATION | Area |
|----------------------------------|----------------------|
| R1 1/2 X 20.71 X 5.19 X 1 NO = | 53.74 SQ.MT |
| R2 1/2 X 68.51 X 5.37 X 1 NO = | 183.95 SQ.MT |
| R3 1/2 X 48.80 X 2.47 X 1 NO = | 60.27 SQ.MT |
| R4 1/2 X 35.53 X 1.73 X 1 NO = | 30.73 SQ.MT |
| R5 1/2 X 13.34 X 3.89 X 1 NO = | 25.95 SQ.MT |
| R6 1/2 X 13.34 X 5.79 X 1 NO = | 38.66 SQ.MT |
| R7 1/2 X 30.37 X 3.93 X 1 NO = | 59.68 SQ.MT |
| R8 1/2 X 46.76 X 3.90 X 1 NO = | 91.18 SQ.MT |
| R9 1/2 X 10.47 X 4.77 X 1 NO = | 24.97 SQ.MT |
| R10 1/2 X 29.44 X 9.47 X 1 NO = | 140.38 SQ.MT |
| R11 1/2 X 18.18 X 2.18 X 1 NO = | 16.55 SQ.MT |
| R12 1/2 X 26.88 X 9.80 X 1 NO = | 131.71 SQ.MT |
| R13 1/2 X 12.94 X 14.75 X 1 NO = | 95.43 SQ.MT |
| R14 1/2 X 34.88 X 15.63 X 1 NO = | 272.59 SQ.MT |
| R15 1/2 X 34.50 X 7.33 X 1 NO = | 126.44 SQ.MT |
| R16 1/2 X 25.54 X 3.61 X 1 NO = | 46.10 SQ.MT |
| R17 1/2 X 27.77 X 2.55 X 1 NO = | 35.41 SQ.MT |
| R18 1/2 X 27.77 X 12.45 X 1 NO = | 172.87 SQ.MT |
| R19 1/2 X 20.40 X 1.43 X 1 NO = | 14.56 SQ.MT |
| R20 1/2 X 11.56 X 17.93 X 1 NO = | 103.08 SQ.MT |
| R21 1/2 X 20.21 X 2.49 X 1 NO = | 25.16 SQ.MT |
| R22 1/2 X 8.76 X 4.37 X 1 NO = | 19.14 SQ.MT |
| R23 1/2 X 22.89 X 7.69 X 1 NO = | 68.01 SQ.MT |
| R24 1/2 X 27.69 X 5.90 X 1 NO = | 81.69 SQ.MT |
| R25 1/2 X 41.40 X 5.93 X 1 NO = | 122.75 SQ.MT |
| R26 1/2 X 36.35 X 4.40 X 1 NO = | 79.97 SQ.MT |
| R27 1/2 X 22.90 X 5.96 X 1 NO = | 68.24 SQ.MT |
| R28 1/2 X 55.85 X 12.25 X 1 NO = | 342.08 SQ.MT |
| R29 1/2 X 55.85 X 13.20 X 1 NO = | 368.61 SQ.MT |
| R30 1/2 X 13.77 X 5.76 X 1 NO = | 39.66 SQ.MT |
| R31 1/2 X 19.60 X 6.71 X 1 NO = | 65.76 SQ.MT |
| R32 1/2 X 37.99 X 4.91 X 1 NO = | 117.52 SQ.MT |
| R33 1/2 X 39.75 X 5.40 X 1 NO = | 107.53 SQ.MT |
| R34 1/2 X 52.31 X 14.67 X 1 NO = | 383.69 SQ.MT |
| R35 1/2 X 19.83 X 16.31 X 1 NO = | 161.71 SQ.MT |
| R36 1/2 X 28.44 X 13.53 X 1 NO = | 192.41 SQ.MT |
| R37 1/2 X 22.05 X 7.70 X 1 NO = | 84.89 SQ.MT |
| R38 1/2 X 52.31 X 11.94 X 1 NO = | 312.29 SQ.MT |
| R39 1/2 X 29.07 X 3.05 X 1 NO = | 44.33 SQ.MT |
| R40 1/2 X 7.19 X 2.17 X 1 NO = | 7.80 SQ.MT |
| R41 1/2 X 28.37 X 6.57 X 1 NO = | 93.20 SQ.MT |
| R42 1/2 X 28.37 X 6.70 X 1 NO = | 93.10 SQ.MT |
| R43 1/2 X 24.41 X 9.83 X 1 NO = | 119.98 SQ.MT |
| TOTAL AREA | 4721.19 SQ.MT |

BUILT-UP AREA OF FITNESS CENTRE = 199.09 Sq.Mt. (S5)

A] TOTAL PROPOSED BUILT UP AREA FOR (WING-A,B & C) = 17966.40 Sq.Mt. (S1 + S2) (11672.51 + 6293.89)

B] TOTAL PROPOSED BUILT UP AREA FOR FITNESS CENTRE = 199.09 Sq.Mt.

C] TOTAL PROPOSED BUILT UP AREA OF (A + B) = 18165.49 Sq.Mt.

Notes:- 1) All dimensions are in metre.
2) Carpet area statement is only for calculation of required No. of parkings as per DCR 36.
3) Parking are proposed for full potential, RUT to that effect is insisted as an IOD conditions.
4) Elec. Duct/Fire Duct are counted in FSI.
5) Garbage chute/Fire chute is claimed Free of FSI.
6) MP Room is approved in concessions.

R. G. REQUIRED = 4708.33 SQM
R. G. PROVIDED = 4749.98 SQM