



This I.O.D. is issued subject to compliance of the  
provision of U.L. (CGR) Act, 1978.

in replying please quote No.  
and date of this letter.

Intimation of Disapproval under Section 346 of the Mumbai  
Municipal Corporation Act, as amended up to date.

CE/4816/BP&S/AT 28 MAR 2005

No. E.B./CE/ BS/A of 200 - 200

MEMORANDUM

Municipal Office.

Mumbai .....200

M/s. Runwal Construction

With reference to your Notice, letter No. 2326 dated 3.1.2005 200 and delivered on ..... 200 and the plans, Sections Specifications and Description and further particulars and details of your buildings at Prop. residential bldg. No.2 on plot bearing CTS No.544, 544/1 of village Nahur, Mulund (W) furnished to me under your letter, dated ..... 200 I have to inform you that I cannot approve of the building or work proposed to be erected or executed, and I therefore hereby formally intimate to you, under Section 346 of the Bombay Municipal Corporation Act as amended upto-date, my disapproval by thereof reasons :-

**A. CONDITIONS TO BE COMPLIED WITH BEFORE STARTING THE WORK BEFORE PLINTH C.C.**

1. That the commencement certificate under Sec.45/69(1)(a) of the M.R. & T.P. Act will not be obtained before starting the proposed work.
2. That the compound wall is not constructed on all sides of the plot clear of road widening line with foundation below the bottom of road side drain without obstructing the flow of rain water from the adjoining holding to prove possession of holding before starting the work as per D.C.Regulation No.38(27).
3. That the low lying plot will not be filled up to reduced level of atleast 92 T.H.F 8" above adjoining road level whichever is higher with murum, earth, bot etc.and will not be leveled, rolled, consolidated and sloped towards road before starting the work.
4. That the specification for layout/D.P./or access roads/development of setback land will not be obtained from Executive Engineer (Road Construction) before starting the construction work and the access and setback land will not be developed accordingly including providing street lights and S.W.D., the completion certificate will not be obtained from Executive Engineer (R.C.)/Executive Engineer (S.W.D.) E.S. before submitting building completion certificate.
5. That the Licensed Structural Engineer will not be appointed, supervision memo as per appendix XI Regulation 5(3)(IX) will not be submitted by him.
6. That the structural design and calculations for the proposed work considering seismic forces as per I.S.Code Nos.1893 and 4326 and for existing building showing adequacy thereof to take up additional load will not be submitted by him.

( ) That proper gutters and down pipes are not intended to be put to prevent water dropping from eaves of the roof on the public street.

( ) That the drainage work generally is not intended to be executed in accordance with the Municipal requirements.

Subject to your so modifying your intention as to obviate the before mentioned objections and meet by requirements, but not otherwise you will be at liberty to proceed with the said building or work at anytime before the ..... day of 27 MAR 2006, but not so as to contravance any of the provision of the said Act, as amended as aforesaid or any rule, regulations or bye-law made under that Act at the time in force.

Your attention is drawn to the Special Instructions and Note accompanying this Intimation of Disapproval

*MA*  
*28/3*  
SE (BP) ES T/W

*H. O. O. O.*  
*28/3/06*  
AE (BP) ES S&T

*D. S. B. S.*  
*28/3/06*  
Executive Engineer, Building Proposals,  
Zone, ES Words.

### SPECIAL INSTRUCTIONS

(1) THIS INTIMATION GIVES NO RIGHT TO BUILD UPON GROUND WHICH IS NOT YOUR PROPERTY.

(2) Under Section 68 of the Bombay Municipal Corporation Act, as amended, the Municipal Commissioner for Greater Mumbai has empowered the City Engineer to exercise, perform and discharge the powers, duties and functions conferred and imposed upon and vested in the Commissioner by Section 346 of the said Act.

(3) Under Byelaw, No. 8 of the Commissioner has fixed the following levels :-

"Every person who shall erect as new domestic building shall cause the same to be built so that every the plinth shall be--

"(a) Not less than 2 feet (60 cms.) above the centre of the adjoining street at the nearest point the drain from such building can be connected with the sewer than existing or thereafter to be laid in such st

"(b) Not less than 2 feet (60 cms.) above every portion of the ground within 5 feet (16

"(c) Not less than 92 ft. ( ) meters above Town Hall Datum."

(4) Your attention is invited to the provision of Section 152 of the Act whereby the person liable to pay property taxes is required to give notice of erection of a new building or occupation of building which has been vacant, to the Commissioner, within fifteen days of the completion or of the occupation whichever first occurs. Thus compliance with this provision is punishable under Section 471 of the Act irrespective of the fact that the valuation of the premises will be liable to be revised under Section 167 of the Act, from the earliest possible date in the current year in which the completion on occupation is detected by the Assessor and Collector's Department.

(5) Your attention is further drawn to the provision of Section 353-A about the necessary of submitting occupation certificate with a view to enable the Municipal Commissioner for Greater Mumbai to inspect your premises and to grant a permission before occupation and to levy penalty for non-compliance under Section 471 if necessary.

(6) Proposed date of commencement of work should be communicated as per requirements of Section 347 (1) (aa) of the Bombay Municipal Corporation Act.

(7) One more copy of the block plan should be submitted for the Collector, Mumbai Suburbs District.

(8) Necessary permission for Non-agricultural use of the land shall be obtained from the Collector Mumbai Suburban District before the work is started. The Non-agricultural assessment shall be paid at the site that may be fixed by the Collector, under the Land Revenue Code and Rules thereunder.

Attention is drawn to the notes Accompanying this Intimation of Disapproval.

CE/ 4816 /BPES/AT 28 MAR 2005

7. That the regular/sanctioned/ proposed lines and reservations will not be got demarcated at site through A.E.(Survey)/E.E.(T&C)/E.E.(D.P.)/D.I.L.R.before applying for C.C.
8. That the registered undertaking and additional copy of plan shall not be submitted for agreeing to hand over the setback land free of compensation and that the setback handing over certificate will not be obtained from Ward Officer and the ownership of the setback land will not be transferred in the name of M.C.G.M.
9. That the consent letter from existing tenants for proposed additions/alterations in their tenement will not be submitted before C.C.
10. That the Indemnity Bond indemnifying the Corporation for damages, risks, accidents, etc.and to the occupiers and an undertaking regarding no nuisance will not be submitted before C.C./starting the work.
11. That the existing structure proposed to be demolished will not be demolished or necessary phase programme with agreement will not be submitted and got approved before C.C.
12. That the requirements of N.O.C. of M.S.E.B. will not be obtained and the requisitions, if any, will not be complied with before occupation certificate/B.C.C.
13. That the conditions mentioned in release letter of Executive Engineer (D.P.) under no. ChE/871/DPES dt. 17.11.2004 will not be complied with.
14. That the qualified registered site supervisor through architect/structural engineer will not be appointed before applying for C.C.& his name and licence No.duly revalidated will not be submitted.
15. That the true copy of sanctioned layout sub-division /amalgamation approved under No CE/577/BPES/LOT dtd 21.3.05 alongwith the terms and conditions will not be submitted before C.C. and compliance thereof will not be done before submission of B.C.C.
16. That the extra water and sewerage charges will not be paid to Asst.Engineer Water Works, 'T' Ward before C.C.
17. That adequate care in planning, designing and carrying out construction will be taken in the proposed building to provide for the consequence of settlement of floors and plinth filling etc.
18. That adequate care will not be taken to safeguard the trees existing on the while carrying out construction work & remarks from S.G. shall not be submitted.
19. That the notice under Sec.347 (1)(a) of the Mumbai Municipal Corpora will not be sent for intimating the date of commencement of the work
20. That this office will not be intimated in prescribed proforma for checking the opens spaces and building dimensions as soon as the work upto plinth is completed
21. That the clearance certificate from assessment Department regarding upto date payment of Municipal taxes etc.will not be submitted.
22. That the requirement of bye law 4© will not be complied with before starting the drainage work and in case Municipal sewer is not laid, the drainage work will not be carried on as per the requirement of Executive Engineer (Sewerage Project), Planning & completion certificate from him will not be submitted.

SE (BP) ES T/W

AE (BP) ES S&amp;T

Executive Engineer Building Proposa  
 Eastern Suburbs.

# Brihanmumbai Mahanagarपालिका

CE/ 4816 /BPES/AT 2.8 MAR 2005.

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23. That the copy of Intimation of Disapproval conditions & other layout or sub division conditions imposed by the Corporation in connection with the developmental site shall not be given to the would be purchaser and also displayed at site.
24. That the N.A. permission from the Collector of Bombay shall not be submitted
25. That a Janata Insurance Policy or policy to cover the compensation claims arising out of Workmen's Compensation Act 1923 will not be taken out before starting the work and will not be renewed during the construction.
26. That the development charges as per M.R.T.P.(amendment) Act 1992 will not be paid.
27. That the carriage entrance shall not be provided before starting the work.
28. That the adequate & decent temporary sanitary accommodation will not be provided for construction workers on before starting the work.
29. That the documentary evidence regarding ownership, area and boundaries of holding is not produced by way of abstracts from the District Inspector of Land Records, extracts from City Survey Record and conveyance deed etc.
30. That separate P.R.Cards for each sub-divided plots, road etc.will not be submitted.
31. That the debris will not be removed before submitting the building completion certificate and requisite deposit will not be paid before starting the work towards faithful compliance thereof.
32. That the No Objection Certificate from Hydraulic Engineer for the proposed development will not be obtained and his requirements will not be complied with
33. That the registered undertaking agreeing to form Co-op. Housing society will not be submitted before starting the work.
34. That the society will not be formed & got registered and true copy of the registration of society will not be submitted.
35. That the proposal for amended layout / sub-station shall not be submitted and get approved before starting the work and terms and conditions thereof will not be complied with
36. That the proposal will contravene the section 251 (A)(A) of the Mumbai Municipal Corporation Act.
37. That the remarks from Asst.Engineer, Water Works regarding location, size capacity of the suction tank, overhead storage tank for proposed and existing work will not be submitted before starting the work and his requirements will not be complied with.
38. That the capacity of overhead tank will not be provided as per ' P' form issued by department of Hydraulic Engineer and structural design to that effect admitted before requesting to grant commencement certificate.
39. That the phase programme for infrastructure development will not be submitted and got approved and will not be developed as per phase programme.
40. That the undertaking for paying additional premium due to increase in land rate as and when demanded shall not be submitted.
41. That the N.O.C. from Insecticide Officer shall not be obtained.
42. That the board mentioning the name of Architect/Owner shall not be displayed on site.
43. That the P.R. Cards in the name of Runwal Construction shall be submitted.
44. That the specific remarks from H.E. dept. for pipe line road shall not be submitted.

SE (BP) ES T/W

AE (BP) ES S&T

Executive Engineer Building Proposals  
E.C. (Eastern Suburbs.)

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# Brihanmumbai Mahanagarpalika

CE/ 4816 /BPES/AT 28 MAR 2005

45. That the 2.5%, 5% A.O.S. admeasuring 582.50 sq.mt, 1164.93 sq.m. and additional R.G. admeasuring 2329.88 sq.mt shall be handed over to M.C.G.M. without encumbrances in lieu of T.D.R. benefit as and when demanded.
46. That the C.C. shall not be asked unless payment of advance for providing treatment at construction site to prevent epidemics like Dengue, Malaria etc. is made to the Insecticide Officer of the concerned ward office and provision shall not be made as and when required by Insecticide Officer for inspection of water tanks by providing safe and stable ladder, etc. and requirements as communicated by the Insecticide Officer shall not be complied with".

## B) CONDITIONS TO BE COMPLIED WITH BEFORE FURTHER C.C.

1. That the N.O.C. from Civil Aviation Department will not be obtained for the proposed height of the building.
2. That the requirement of N.O.C. from C.A.U.L.C & R. Act will not be complied with before starting the work above plinth level.

## C) GENERAL CONDITIONS TO BE COMPLIED WITH BEFORE O.C.

1. That some of the drains will not be laid internally with C.I.pipes.
2. That the conditions mentioned in the clearance under No.C/ULC/D-III/Sec 22/7838 dt.30.12.04 obtained from the competent authority under U.L.C.& R. Act 1976 will not be complied with and fresh ULC order showing revised area under road setback will not be submitted.
3. That the dust bin will not be provided as per C.E.'s circular No.CE/9296/11 of 26.6.1978.
4. That the surface drainage arrangement will not be made in consultation with Executive Engineer (S.W.D.) or as per his remarks and a completion certificate will not be obtained and submitted before applying for occupation certificate.
5. That the existing well will not be covered with R.C.C. slab
6. That 10 ft.wide paved pathway upto staircase will not be provided.
7. That the surrounding open spaces, parking spaces and terrace will not be kept open and unbuilt upon and will not be levelled and developed before requesting to grant permission to occupy the building or submitting the B.C.C.whichever is earlier.
8. That the name plate/board showing plot No.name of the building etc.will not be displayed at a prominent place before O.C.C./B.C.C.
9. That the parking spaces shall not be provided as per D.C.Regulation No.36.
10. That B.C.C. will not be obtained and I.O.D.and debris deposit etc.willnot be claimed for refund within a period of 6 years from the date of its payment.
11. That the provision will not be made for making available water for flushing and other non-potable purposes through a system of borewell and pumping that water through a separate overhead tank which will be connected to the drainage system and will not have any chances of mixing with the normal water supply of the Corporation.

*Dattakumar*  
23/3/05  
Executive Engineer, Building Proposals  
Eastern Suburbs.

*Sharma*  
SE (BP) ES T/W

*Sharma*  
AE (BP) ES S&T

## Brihanmumbai Mahanagarpalika

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12. That the certificate to the effect that the licensed surveyor has effectively supervised the work and has carried out tests for checking leakages through sanitary blocks, termites, fixtures, joints in drainage pipes etc. and that the workmanship is found very satisfactory shall not be submitted.
13. That three sets of plans mounted on canvas will not be submitted.
14. That the certificate from Lift Inspector regarding satisfactory installation and operation of lift will not be submitted.
15. That the federation of flat owners of the sub-division/layout for construction and maintenance of the infrastructure will not be formed
16. That post mail boxes at ground floor for residence/occupation at upper floors shall not be provided.
17. That the every part of the building construction and more particularly, overhead tank will not be provided with a proper access for the staff of Insecticide Officer with a provision of temporary but safe and stable ladder etc.
18. That the final NOC from S.G. shall not be submitted
19. That the requisitions of clause No.45 & 46 of D.C.R.91 shall not be complied with.
20. That the infrastructural works such as; construction of handholes/manholes, ducts for underground cables, concealed wiring inside the flats/rooms, rooms/space for telecom installations etc. required for providing telecom services shall not be provided.
21. That the provision for rain water harvesting as per design prepared by approved consultant in the field shall not be made to the satisfaction of Municipal Commissioner.
22. That the Vermiculture bins for disposal of wet waste as per the design and specification of Organisations / individuals specialized in this field, as per the list furnished by Solid Waste Management Department of MCGM, shall not be provided to the satisfaction of Municipal Commissioner.

### D) CONDITIONS TO BE COMPLIED WITH BEFORE B.C.C.

1. That certificate under Section 270-A of the Bombay Municipal Corporation Act will not be obtained from H.E.'s department regarding adequacy of water supply

SE (BP) ES T/W

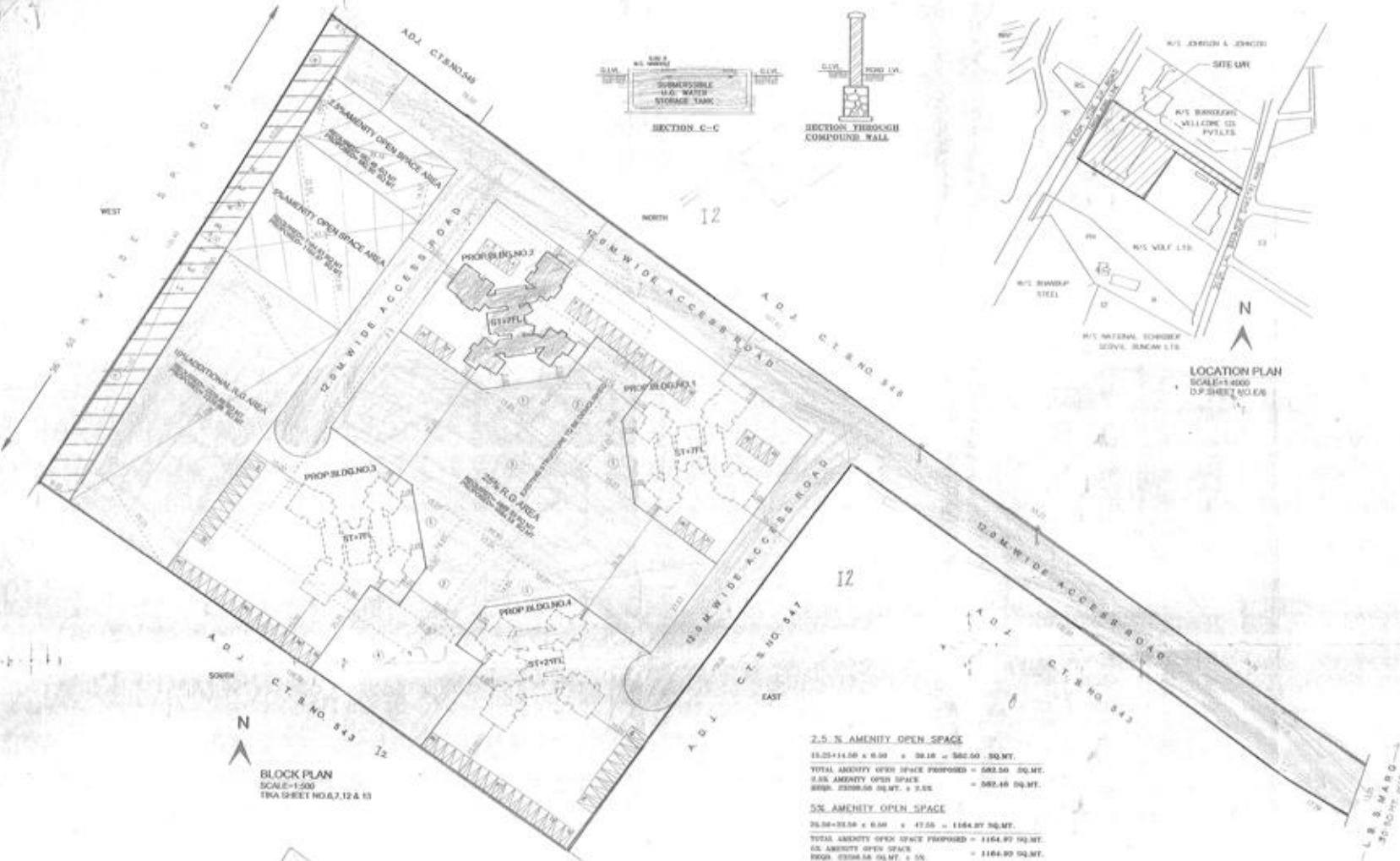
AE TBP/ES S&T

Executive Engineer  
Building Proposals (Eastern Suburbs)

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## NOTES

- (1) The work should not be started unless objections are complied with
- (2) A certified set of latest approved plans shall be displayed on site at the time of commencement the work and during the progress of the construction work.
- (3) Temporary permission on payment of deposit should be obtained any shed to house and store for constructional purposes. Residence of workmen shall not be allowed on site. The temporary structures for storing constructional material shall be demolished before submission of building completion certificate and a certificate signed by Architect submitted along with the building completion certificate.
- (4) Temporary sanitary accommodation on full flushing system with necessary drainage arrangement should be provided on site workers, before starting the work.
- (5) Water connection for constructional purpose will not be given until the hoarding is constructed and application made to the Ward Officer with the required deposit for the construction of carriage entrance, over the road side drain.
- (6) The owners shall intimate the Hydraulic Engineer or his representative in Wards atleast 15 days prior to the date of which the proposed construction work is taken in hand that the water existing in the compound will be utilised for their construction works and they will not use any Municipal Water for construction purposes. Failing this, it will be presume that Municipal tap water has been consumed on the construction works and bills preferred against them accordingly.
- (7) The hoarding or screen wall for supporting the depots of building materials shall be constructed before starting any work even though no materials may be expected to be stabled in front of the property. The scaffoldings, bricks metal, sand preps debris, etc. should not be deposited over footpaths or public street by the owner/ architect/their contractors, etc. without obtaining prior permission from the Ward Officer of the area.
- (8) The work should not be started unless the manner in obviating all the objection is approved by this department.
- (9) No work should be started unless the structural design is approved.
- (10) The work above plinth should not be started before the same is shown to this office Sub-Engineer concerned and acknowledgement obtained from him regarding correctness of the open spaces & dimension.
- (11) The application for sewer street connections, if necessary, should be made simultaneously with commencement of the work as the Municipal Corporation will require time to consider alternative site to avoid the excavation of the road an footpath.
- (12) All the terms and conditions of the approved layout/sub-division under No. of should be adhered to and complied with.
- (13) No Building/Drainage Completion Certificate will be accepted non water connection granted (except for the construction purposes) unless road is constructed to the satisfaction of the Municipal Commissioner as per the provision of Section 345 of the Bombay Municipal Corporation Act and as per the terms and conditions for sanction to the layout.
- (14) Recreation ground or amenity open space should be developed before submission of Building Completion Certificate.
- (15) The access road to the full width shall be constructed in water bound macadam before commencing work and should be complete to the satisfaction of Municipal Commissioner including asphaltting lighting and drainage before submission of the Building Completion Certificate.
- (16) Flow of water through adjoining holding or culvert, if any should be maintained unobstructed.
- (17) The surrounding open spaces around the building should be consolidated in Concrete having broke glass pieces at the rate of 125 cubic meters per 10 sq. meters below payment.
- (18) The compound wall or fencing should be constructed clear of the road widening line with foundation below level of bottom of road side drain without obstructing flow of rain water from adjoining holding before starting the work to prove the owner's holding.
- (19) No work should be started unless the existing structures proposed to be demolished are demolished.



DATE OF ISSUE: 18 MAR 2003  
 DRAWN BY: [Signature]

2.6 MHAZ 2003  
 APPROVED SUBJECT TO THE CONDITIONS SPECIFIED IN THE 2003 TO THE CURRENT REGULATIONS  
 [Signatures]

**BLOCK PLAN**  
 SCALE=1:500  
 TRA SHEET NO.67,124 & 13

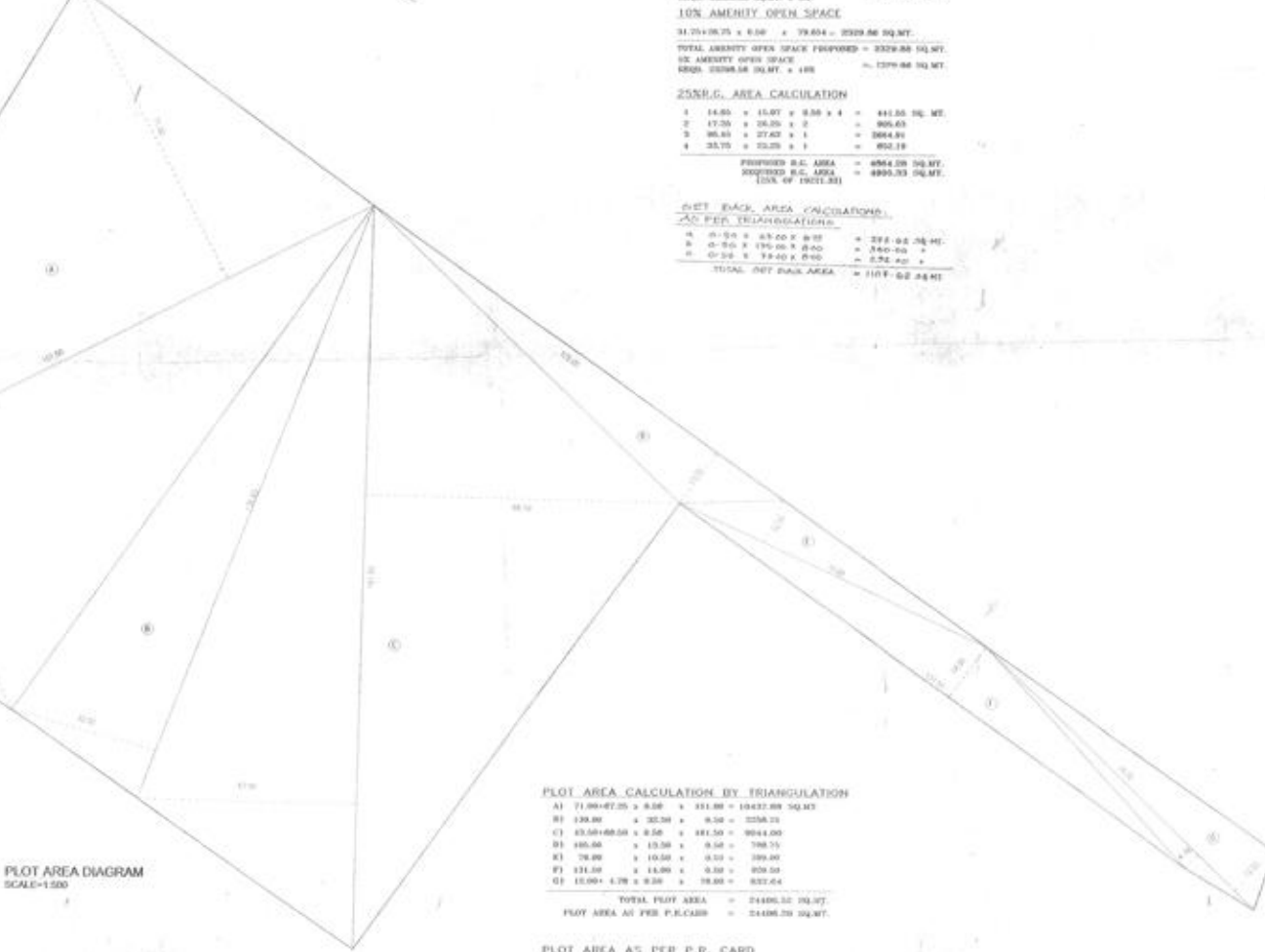
**2.5% AMENITY OPEN SPACE**  
 13.25+14.50+8.50 = 36.25 = 582.00 SQ.MT.  
 TOTAL AMENITY OPEN SPACE PROPOSED = 582.00 SQ.MT.  
 2.5% AMENITY OPEN SPACE = 582.00 SQ.MT.  
 8899.330000 SQ.MT. x 2.5% = 582.00 SQ.MT.

**5% AMENITY OPEN SPACE**  
 13.25+14.50+8.50 = 36.25 = 1164.00 SQ.MT.  
 TOTAL AMENITY OPEN SPACE PROPOSED = 1164.00 SQ.MT.  
 5% AMENITY OPEN SPACE = 1164.00 SQ.MT.  
 8899.330000 SQ.MT. x 5% = 1164.00 SQ.MT.

**10% AMENITY OPEN SPACE**  
 13.25+14.50+8.50 = 36.25 = 2328.00 SQ.MT.  
 TOTAL AMENITY OPEN SPACE PROPOSED = 2328.00 SQ.MT.  
 10% AMENITY OPEN SPACE = 2328.00 SQ.MT.  
 8899.330000 SQ.MT. x 10% = 2328.00 SQ.MT.

**25% R.C. AREA CALCULATION**  
 1 14.50 x 15.07 x 0.50 x 4 = 441.50 SQ. MT.  
 2 17.25 x 26.25 x 2 = 906.56  
 3 30.50 x 27.02 x 1 = 824.89  
 4 33.75 x 23.25 x 1 = 802.19  
 PROPOSED R.C. AREA = 2975.14 SQ.MT.  
 REQUIRED R.C. AREA = 2995.73 SQ.MT.  
 (DIFF. OF 20.59)

**NET BACK AREA CALCULATION, 20' FEET REGRADATIONS**  
 1 14.50 x 15.07 x 0.50 = 109.38 SQ. MT.  
 2 17.25 x 26.25 x 0.50 = 225.94  
 3 30.50 x 27.02 x 0.50 = 412.45  
 4 33.75 x 23.25 x 0.50 = 391.31  
 TOTAL NET BACK AREA = 1139.08 SQ.MT.



**PLOT AREA DIAGRAM**  
 SCALE=1:500

**PLOT AREA CALCULATION BY TRIANGULATION**  
 A) 71.00+47.25 x 8.50 = 531.88 = 10432.88 SQ.MT.  
 B) 120.00 x 32.25 x 0.50 = 1935.00  
 C) 13.50+48.50 x 8.50 = 481.50 = 9630.00  
 D) 105.50 x 13.50 x 0.50 = 714.38  
 E) 78.00 x 10.50 x 0.50 = 409.50  
 F) 131.50 x 14.50 x 0.50 = 954.38  
 G) 12.00+ 1.28 x 8.50 = 78.00 = 832.64  
 TOTAL PLOT AREA = 24496.32 SQ.MT.  
 PLOT AREA AS PER P.R. CARD = 24496.29 SQ.MT.

**PLOT AREA AS PER P.R. CARD**  
 P.T.S. 30.544 = 1944.20 SQ.MT.  
 C.T.S. 30.544/1 = 4955.80 SQ.MT.  
 TOTAL PLOT AREA = 24496.30 SQ.MT.

**PROFORMA - A**

A	AREA STATEMENT	SQ.MT
1	AREA OF PLOT (AS PER P. R. CARD)	24496.29
2	AREA OF PLOT AS PER P. R. CARD	24496.29
3	PROPOSED ROAD	1197.02
4	NET BACK AREA	1139.08
5	AMENITY OPEN SPACE	1164.00
6	TOTAL (2+3+4+5)	3310.10
7	BALANCE AREA OF PLOT (1-6)	21186.19
8	RECREATION FOR	
9	2.5% AMENITY OPEN SPACE	582.00
10	5% AMENITY OPEN SPACE	1164.00
11	10% AMENITY OPEN SPACE	2328.00
12	NET AREA OF PLOT (3-11)	1928.08
13	RECREATION FOR	
14	RECREATION GROUND -15%	289.21
15	RECREATION FOR P.U. PURPOSE	
16	T.S.R. FROM ROAD (14+15)	
17	T.S.R. FROM RECREATION GROUND	
18	T.S.R. FROM SLUM	
19	TOTAL T.S.R.	
20	F.S.I. PERMISSIBLE	ONE
21	RESTRICTED F.S.I. = 75%	15144.15
22	PERMISSIBLE FLOOR AREA (R.F.A.)	15144.15
23	EXISTING FLOOR AREA	16
24	PROPOSED AREA BLDG. 1	2945.61
25	BLDG. 2 (R.F.A.)	2995.41
26	BLDG. 3	2995.41
27	EXCESS BAL. AREA WITH IN R.F.A.	16
28	TOTAL BAL. UP AREA PROP. (24+25+26)	8936.43
29	F.S.I. COMPARED	0.44

**PROFORMA - B**

CONTENTS OF SHEET	
BLOCK PLAN & LOCATION PLAN	
PLOT AREA DIAGRAM WITH CALCULATION	
AMENITY OPEN SPACE & R.C. AREA CALCULATION	
SECTION THROUGH COMPOUND WALL & U.C. TANK	
PROFORMA - A	
STAMP OF APPROVAL OF PLANS	
STAMP OF DATE OF RECEIPT OF PLANS	

**B BALCONY AREA STATEMENT**

1	PERMISSIBLE BAL. AREA PER FLOOR	
2	PROPOSED BAL. PER FLOOR	
3	EXCESS BAL. AREA PER FLOOR	
4	TOTAL EXCESS BAL. AREA FOR ALL FL.	

**C TENEMENT STATEMENT**

1	PROPOSED AREA TEN (A-1) ABOVE	8826.20
2	LEVEL REDUCTION OF HIGH RISE AREA (SHAPE ETC)	
3	AREA OF TENEMENTS (1-2)	8826.20
4	TENEMENT PERMISSIBLE	450/HECT
5	TENEMENTS PROPOSED	8826.20
6	TENEMENTS EXCESS	16
7	TOTAL TENEMENTS (5+6)	8842.20

**D PARKING STATEMENT**

1	PARKING READY MADE	32 SQ.MT.
2	GARAGES PERMISSIBLE	
3	GARAGES PROPOSED	
4	TOTAL PARKING PROVIDED	68 SQ.MT.
5	OPEN	58 SQ.MT.

**F NOTES**

BOUNDARY OF THE PLOT MARKED THICK BLACK PROPOSED WITH SHOWN RED FALLO IN RECREATION AREA SHOWN GREEN WITH AREA UNDER UTILITY SHOWN DOTTED BROWN SHOWN WITH RED AREA UNDER PROPOSED ROAD THICK BROWN WITH STRUCTURES TO BE DEMOLISHED SHOWN DOTTED YELLOW DIMENSIONS OF BALCONIES ARE OUTSIDE DIMENSIONS CERTIFICATE FOR AREA

REV	DESCRIPTION	DATE	SIGNATURE

DAISARIA ASSOCIATES ARCHITECTS  
 101, BANERJI ROAD  
 CHANDNIGUDDY  
 TEL: 242692, 242693, 242694  
 FAX: 242695  
 E-MAIL: daisaria@vsnl.com



CONTENTS OF SHEET

- STILT FLOOR PLAN
- TYPICAL FLOOR PLAN (1ST TO 7TH FL)
- TERRACE FLOOR PLAN
- AREA DIAGRAM & AREA CALCULATION
- BALCONY AREA CALCULATION

STAMP OF APPROVAL OF PLANS

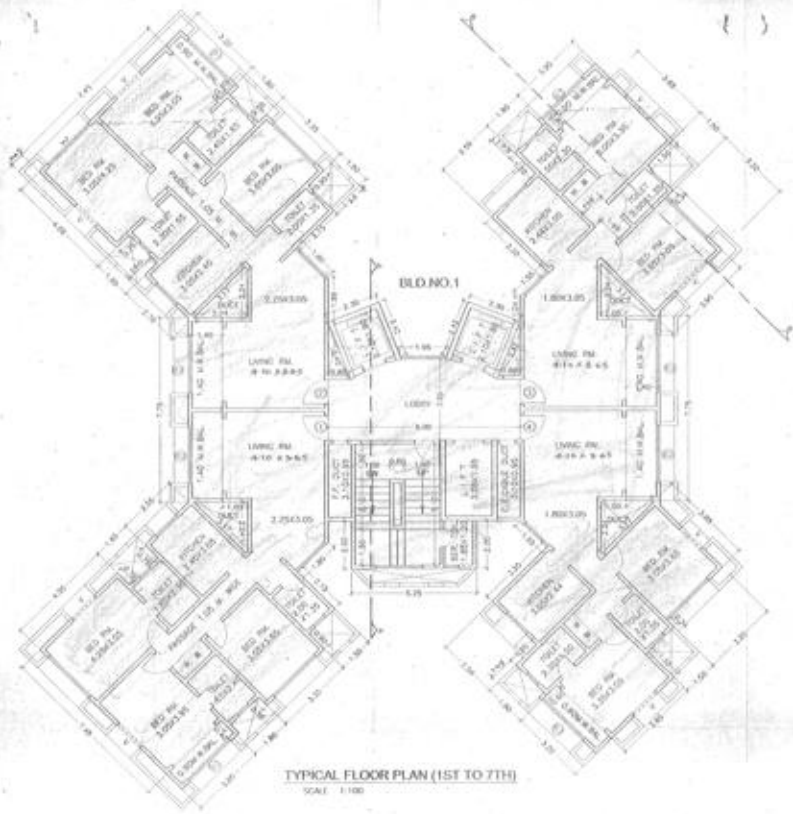
I hereby approve subject  
plans & specifications  
for the above work  
on 03 MAR 2005

26 MAR 2005

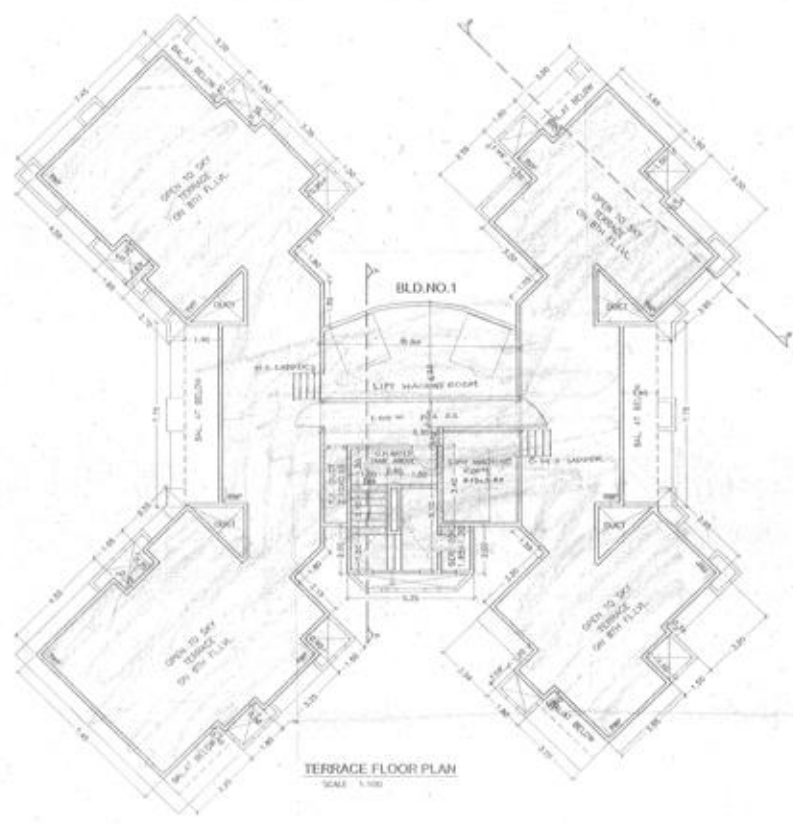
Approved for the conditions mentioned  
in the Order No. C-124212 dated 2005/3/17

2005/3/17  
2005/3/17  
2005/3/17

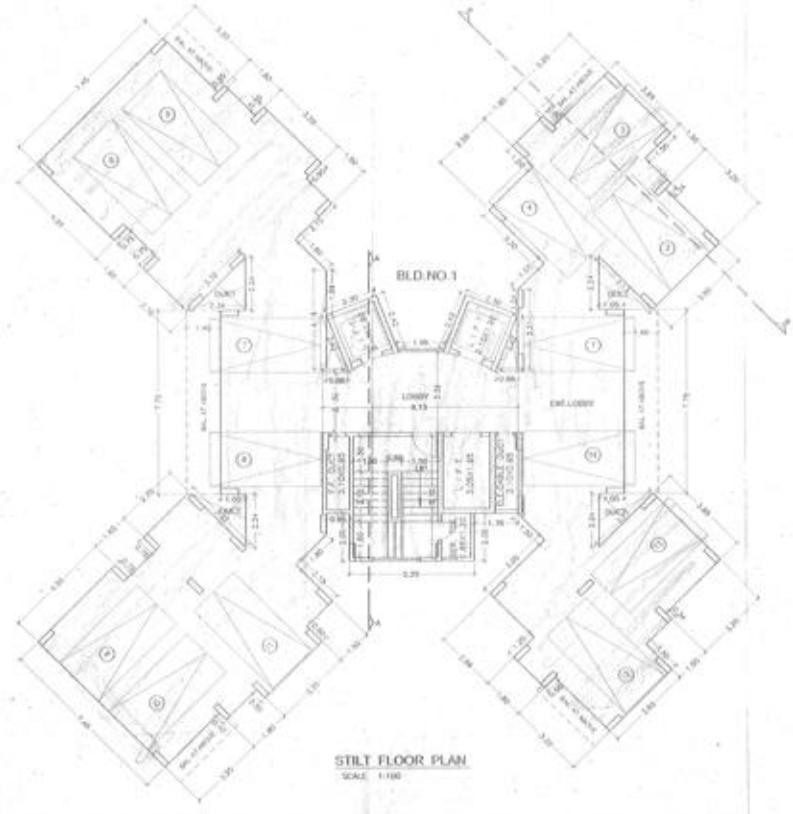
STAMP OF DATE OF RECEIPT OF PLANS



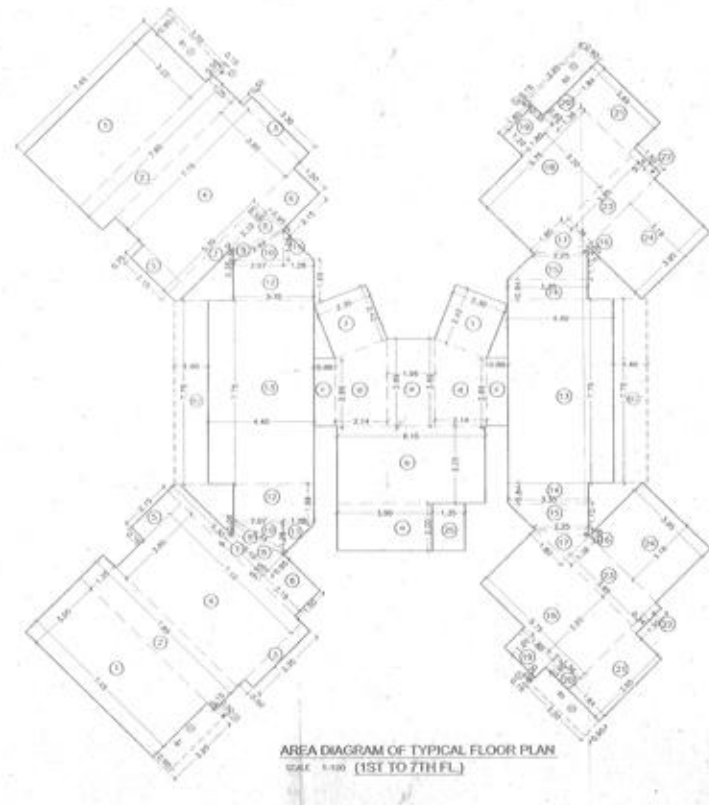
TYPICAL FLOOR PLAN (1ST TO 7TH)  
SCALE: 1:100



TERRACE FLOOR PLAN  
SCALE: 1:100



STILT FLOOR PLAN  
SCALE: 1:100



AREA DIAGRAM OF TYPICAL FLOOR PLAN  
SCALE: 1:100 (1ST TO 7TH FL)

BUILT UP AREA CALCULATION  
(1ST TO 7TH FL.)

ADDITIONS	SUM
1 = 7.80 × 2.20 × 2 =	34.80
2 = 7.80 × 1.30 × 2 =	20.52
3 = 8.00 × 1.30 × 2 =	20.80
4 = 7.10 × 3.80 × 2 =	53.96
5 = 8.75 × 3.15 × 2 =	54.75
6 = 2.15 × 1.50 × 2 =	6.45
7 = 5.20 × 8.55 × 2 =	89.64
8 = 8.30 × 9.40 × 1.10 × 2 =	202.16
9 = 8.30 × 9.40 × 2.44 × 2 =	820.80
10 = 8.30 × 2.07 × 1.38 × 2 =	48.00
11 = 8.30 × 1.20 × 1.28 × 2 =	21.60
12 = 3.20 × 1.80 × 2 =	11.52
13 = 4.40 × 2.70 × 2 =	49.68
14 = 1.20 × 0.84 × 2 =	2.02
15 = 8.30 × 3.20 × 1.10 × 2 =	58.32
16 = 8.30 × 2.20 × 0.28 × 2 =	9.60
17 = 8.30 × 1.28 × 1.80 × 2 =	59.80
18 = 1.80 × 1.50 × 2 =	5.40
19 = 1.80 × 8.80 × 2 =	31.68
20 = 1.38 × 8.80 × 2 =	24.24
21 = 1.38 × 2.80 × 2 =	7.72
22 = 1.38 × 1.70 × 2 =	4.60
23 = 3.00 × 1.80 × 2 =	10.80
24 = 1.80 × 2.18 × 2 =	7.85
25 = 1.35 × 2.80 × 2 =	7.56

ADD STAIRCASE, LIFT, LOBBY AREA  
8 = 6.70 × 3.00 × 1 = 20.10  
9 = 6.00 × 2.80 × 2 = 33.60  
10 = 6.00 × 2.80 × 2 = 33.60  
11 = 1.80 × 2.80 × 1 = 5.04  
12 = 2.55 × 2.80 × 1 = 7.14

TOTAL ADDITION = 404.26 SQM

TOTAL BUILT UP AREA PER FLOOR = 404.26 SQM

BALCONY AREA CALCULATION  
AREA CALC. OF 1ST TO 7TH FL.

TOTAL BALCONY AREA PER FLOOR	= 462.14 SQM
PERMANENT BALCONY AREA	= 462.14 SQM
PROPOSED BALCONY AREA	= 21.48 SQM
CHECK BALCONY AREA	= 483.62

ADDITIONS	SUM
B1 = 3.20 × 0.80 × 2 =	5.12
B2 = 0.75 × 0.70 × 2 =	1.05
B3 = 1.40 × 2.75 × 2 =	7.70

B4 = 0.80 × 2.20 × 2 =	3.52
B5 = 0.75 × 0.50 × 2 =	0.75

TOTAL = 17.14 SQM

REV	DATE	SIGNATURE

DESCRIPTION OF PROPOSAL & PROPERTY  
PROPOSED RESIDENTIAL BUILDING NO.2 ON  
PROPERTY BEARING C.T.S NO.544 & 544/1  
OF VILLAGE - PANDURVAL - KURGA,  
DIST - MUMBAI M.S.O.

NAME OF OWNER

M/S JAINHWAL CONSTRUCTION

SIGNATURE & ADDRESS OF ARCHITECT  
DASARI ASSOCIATES  
architects  
NO. 1, SHANTANU MARKET  
4th FLOOR  
CHANDRANAGAR  
MUMBAI - 400017  
TEL: 26282, 26284, 26285

NORTH LINE, PREPARED, DATE, SCALE, BY WHOM

DATE: 05/11/04

CONTENTS OF SHEET

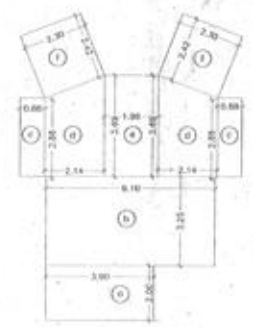
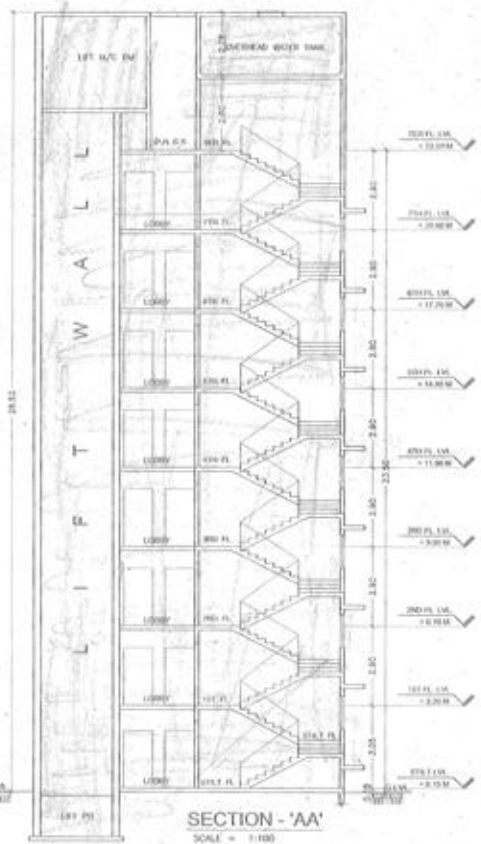
SECTION-AA  
SECTION-BB  
STAIRCASE AREA CALCULATION  
CARPET AREA & PARKING AREA STATEMENT  
BUILT UP AREA SUMMARY

STAMP OF APPROVAL OF PLANS

Approved Subject to the conditions mentioned in the Office No. CD 42/C/100/047  
23 MAR 2005  
26 MAR 2005

Approved Subject to the conditions mentioned in the Office No. CD 42/C/100/047  
23 MAR 2005  
26 MAR 2005

STAMP OF DATE OF RECEIPT OF PLANS



STAIRCASE & LIFT AREA CALCULATION FOR STAIR, TYPICAL & TERRACE FLOOR

a = 3.00 x 2.00 x 1 = 7.00  
b = 4.15 x 3.25 x 1 = 19.83  
c = 3.00 x 2.00 x 2 = 5.00  
d = 0.50 + (3.00 + 3.00) x 2.14 x 2 = 14.02  
e = 1.00 x 3.00 x 1 = 2.23  
f = 2.30 x 2.42 x 2 = 11.13

TOTAL AREA = 65.04 SQ.M

CARPET AREA SUMMARY OF FLATS

FLOORS	FLAT NO.			
	1	2	3	4
GROUND	181.1	271.7	511.1	511.1
1ST TO 7TH	85.81 SQ.M	85.81 SQ.M	85.29 SQ.M	85.29 SQ.M

BUILT UP AREA SUMMARY

FLOORS	GR. IN Sqm	BALCONY PERMISSIBLE	BALCONY PROPOSED	TENEMENT	PER. PER FL.
GROUND	65.04				
1ST	402.79	40.42	33.46	04 Nos.	
2ND	402.10	40.43	33.46	04 Nos.	
3RD	402.10	40.43	33.46	04 Nos.	
4TH	402.59	40.43	33.46	04 Nos.	
5TH	402.33	40.43	33.46	04 Nos.	
6TH	402.79	40.43	33.46	04 Nos.	
7TH	402.33	40.43	33.46	04 Nos.	
TERRACE	85.04				
TOTAL	2985.41	262.54	234.23	28 Nos.	
TOTAL NET G/G AREA	= 2985.41 SQ.M				

PARKING STATEMENT

CARPET AREA	NO. OF FLAT	NO. OF PARK. REQD.
BELOW 35 sqmtrs	-	-
35 sqmtrs TO 45 sqmtrs 1 PARK FOR 4 FLATS	-	-
45 sqmtrs TO 70 sqmtrs 1 PARK FOR 2 FLATS	14	7.00
ABOVE 70 sqmtrs 1 PARK FOR 1 FLAT	14	14.00
TOTAL	28 Nos.	21.00
10% VEHICLE'S PARKING	-	2.10
TOTAL PARK REQD.		23.10 Nos.
SAY		24.00 Nos.
10% PARKING PROVIDED (14+10 OPEN)		24.00 Nos.

REV	DESCRIPTION	DATE	SIGNATURE

DESCRIPTION OF PROPOSAL & PROPERTY

PROPOSED RESIDENTIAL BUILDING NO.2 ON PROPERTY BEARING C.T.S. NO.544 &544/1 OF VILLAGE-NANURTA, KURGA, DIST-MUMBAI,M.S.D

NAME OF OWNER

M/S RUNWAL CONSTRUCTION  
SIGN. NAME & ADDRESS OF ARCHITECT

DAISARIA ASSOCIATES architects  
301, WestConcord MARKET  
M.G. ROAD,  
CHANDIVALA (EAST)  
BOMBAY-400077  
TEL: 8124292, 5124133, 5123717

NORTH LINE	REMARKS	JOB NO. 679	SCALE AS SHOWN
PS-1	SPG. NO. M-2/2 DRG. BY: SHAMPAK		
	DATE: 06/11/04 DRG. BY: M.V.V.		