



PROFORMA A

Sl. No.	Description	Old approved plan	Plan as per DCR amended after	TOTAL
1	Area of Plot	5599.91	5599.91	5599.91
2	Deductions For			
a)	Road Setback Area			
i)	Already Handled Over			
ii)	As New Set Back			
b)	Proposed Road			
c)	Any Reservations (sub-plot)			
d)	% amenity space as per DCR 56/57 (sub-plot)			
e)	Other			
3	Net Plot Area (3-4)	5599.91	5599.91	5599.91
4	Deduction for 15% Recreational Ground 10% Amenity space (If Deductible)	839.99	839.99	839.99
5	Balance Area of Plot (1-2)	4759.92	4759.92	4759.92
6	Additions for Floor Space Index			
2(a)	100% for D.P. Road / Set-back (As Per Approved Layout- U/ No CE/494/LOR)	1015.82	1015.82	1015.82
7	Total Area (5+6)	5775.74	5775.74	5775.74
8	Floor Space Index Permissible	1.00	1.00	1.00
8a	Permissible b.u.a. restricted to F.S.I. 0.75 for want of separate p.c.	4331.80	4331.80	4331.80
9	Floor Space Index credit available by Development Rights (Restricted to % of the balance area vide 3 above DCR no.)			
	33% Additional F.S.I.	1847.97	1847.97	1847.97
10	Permissible Floor Area (7 X 8) + 9 above	4331.80	1847.97	6179.77
11	Proposed B.U.A. of Bldg 'F'	2041.53	2041.53	2041.53
	Proposed B.U.A. of Bldg 'G'	2041.53	2041.53	2041.53
12	Proposed Built-up Area of Bldg 'H'		2095.17	2095.17
13	Excess balcony area taken in Floor Space Index			
14A	Purely Residential Built up area	4083.06	2095.17	6178.23
14B	Remaining Non-Residential Built up area			
14	Total Built-up Proposed (11+12+13)	4083.06	2095.17	6178.23
15A	Fungible Built-up Area component proposed vide DCR 35(4) for purely Residential = or < (14A X 0.35)		733.31	733.31
15B	Fungible Built-up Area component proposed vide DCR 35(4) for Non-Residential = or < (14B X 0.20)			
15C	Total Fungible Built-up Area vide DCR 35(4) = (15A+15B)		733.31	733.31
16	Total Gross Built-up Area proposed (14+15)	4083.06	2828.48	6911.54
17A	F.S.I. Consumed on net holding = 14/3	0.73	0.37	1.10
17B	Fungible F.S.I. Consumed on net holding = 15/10		0.40	0.40
C	TENEMENT STATEMENT			
i)	TOTAL PROPOSED BUILT UP AREA (A-14 ABOVE)	4083.06	2828.48	6911.54
ii)	LESS NON-RESIDENTIAL AREAS (SHOPS, ETC.)			
iii)	AREA AVAILABLE FOR TENEMENTS (I-II)	4083.06	2828.48	6911.54
iv)	TENEMENTS PERMISSIBLE (MAX. 450/HECT)	184	128	312.00
v)	TENEMENTS PROPOSED		50 nos	50 nos
vi)	TENEMENTS EXISTING			
vii)	TOTAL TENEMENTS ON THE PLOT		50 nos	50 nos
D	PARKING STATEMENT			
1	TOTAL PARKING REQUIRED		39 nos	39 nos
2	TOTAL PARKING PROPOSED		40 nos	40 nos
D	REHABILITATION COMPONENT			
18A	Built-up Area Rehabilitation component for purely Residential in existing structure/s			
18B	Built-up Area Rehabilitation component for Non-Residential in existing structure/s			
18	Total Built-up Area existing structure/s proposed to be re-accommodated = (18A + 18B)			
19	Maximum Fungible Built-up area component Rehabilitation built-up area component = (18A X 0.35 + 18B X 0.20)			
20A	Fungible Built-up Area Consumed for Rehabilitation component of purely Residential use			
20B	Fungible Built-up Area Consumed for Rehabilitation component of Non-Residential use			

CHE/A-4858/BP(WS)/AR (I.O.D.) ①

PROFORMA-B

STAMP OF DATE OF RECEIPT OF PLANS

16 APR 2013

APPROVED BY THE COMPETENT AUTHORITY

EXECUTIVE ENGINEER BLDG. PROPOSAL (W.S.) & PRIMA MUMBAI MANAGER PARKING

STAMP OF DATE OF APPROVAL OF PLANS

CONTENT OF SHEET

BLOCK PLAN & LOCATION PLAN, R.G. AREA DIAGRAM & CALCULATIONS, TILT FLOOR PLAN, SECTION THROUGH COMPOUND WALL, WATER TANK, SEPTIC, & WATMAN

DESCRIPTION OF PROPOSAL & PROPERTY

PROPOSED RESIDENTIAL BUILDING 'H' ON PLOT NO. 2 BEARING C.T.S. NO. 2728, 2731, 2732, 2735, 2736, 2746, 2750 & 2752 OF VILLAGE DAHISAR, GAVADE NAGAR, S.N. DUBEY ROAD DAHISAR (EAST)

NAME OF THE OWNER

SHRI. PARVEZ SULEMAN LAKHAWALA, MANAGING PARTNER - M/S. GRACE SUBURBAN DEVELOPMENT VENTURE C.A TO M/S. APSARA SUBURBAN DEVELOPMENT CORPORATION

NAME & SIGNATURE OF ARCHITECTS

bhavin hemal architects
Architect and Planner

CERTIFICATE FOR AREA

CERTIFIED THAT I HAVE SURVEYED THE PLOT UNDER REFERENCE ON 30-06-2010 AND THAT DIMENSIONS OF SIDES, ETC. OF THE PLOT STATED ON PLAN ARE AS MEASURED ON SITE AND THE AREA SO WORKED OUT IS 5599.91 SQ. M. (FIVE THOUSAND FIFTY HUNDRED NINETY NINE POINT NINETY ONE SQUARE METERS ONLY) AND TALLIES WITH THE AREA STATED IN THE DOCUMENT OF OWNERSHIP RECORDS.

NORTH	SCALE	DATE
	AS SPECIFIED WITH THE DRAWING	04-04-2013
	DRAWN BY	CHECKED BY
	YOGESH	BHAVIN
DRAWING NO. 1		REVISION NO.

NOTE : FUTURE PARKING SHOWN IN DOTTED

SIGNATURE OF LICENCED ARCHITECT.