

This Layout Plan is Approved subject to Terms & Conditions Registered under No.BRL9/10437/2019 of date 16/10/2019 and this office letter under No.CHE/A-3990/BR/WS/AR/302/1/New Signed on Even Date

JITENDRA W GHODKE
Digitally signed by
Date: 2019.10.18
17:02:41
+05'30'

Abhijit Bandu Sanakhe
Digitally signed by
Date: 2019.10.23
21:13:39 +05'30'

VINOD KONDIRAM KEKAN
Digitally signed by
Date: 2019.10.23
21:13:39 +05'30'

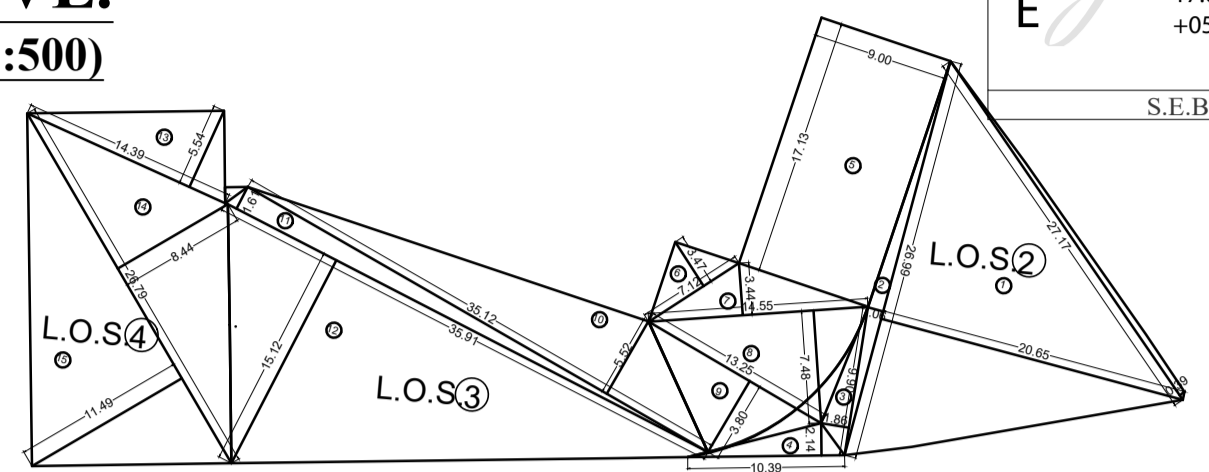
PARAG PARASHURAM RAUT
Digitally signed by
Date: 2019.10.24
22:00:25 +05'30'

S.E.B.P. (R/S) A.E.B.P. (R/S) F.E.B.P. ('R' Ward) Dy.Ch. Eng. (B.P.) WS-II

PLOT AREA AS PER P.R.CARD

Table with 3 columns: SR#, C.T.S. NO., PLOT AREA. Total Plot Area: 6362.40 SQ.MT

LOS1 @ PODIUM LVL.
AREA DIAGRAM (SCALE:1:500)



LOS:2, 3 & 4 @ GROUND LVL.
AREA DIAGRAM (SCALE:1:500)

Table with 7 columns: L.O.S., Balance, and Area. Includes sub-headers for Podium Level and Ground Level.

PLOT / BUA HANDING OVER TO MCGM
PLOT AREA UNDER RSA 1.2 (M R M)

PLOT AREA UNDER RSA 1.2 (M R M) = 3001.50 SQM
REQD % OF PLOT H.O. TO MCGM = 50 %
REQD % OF BUA H.O. TO MCGM = 50 %

THEREFORE, PLOT REQUIRED TO BE H.O. TO MCGM = 3001.50 x 50% = 1500.75 SQM
PLOT AREA BEING H.O. TO MCGM = 1500.75 SQM

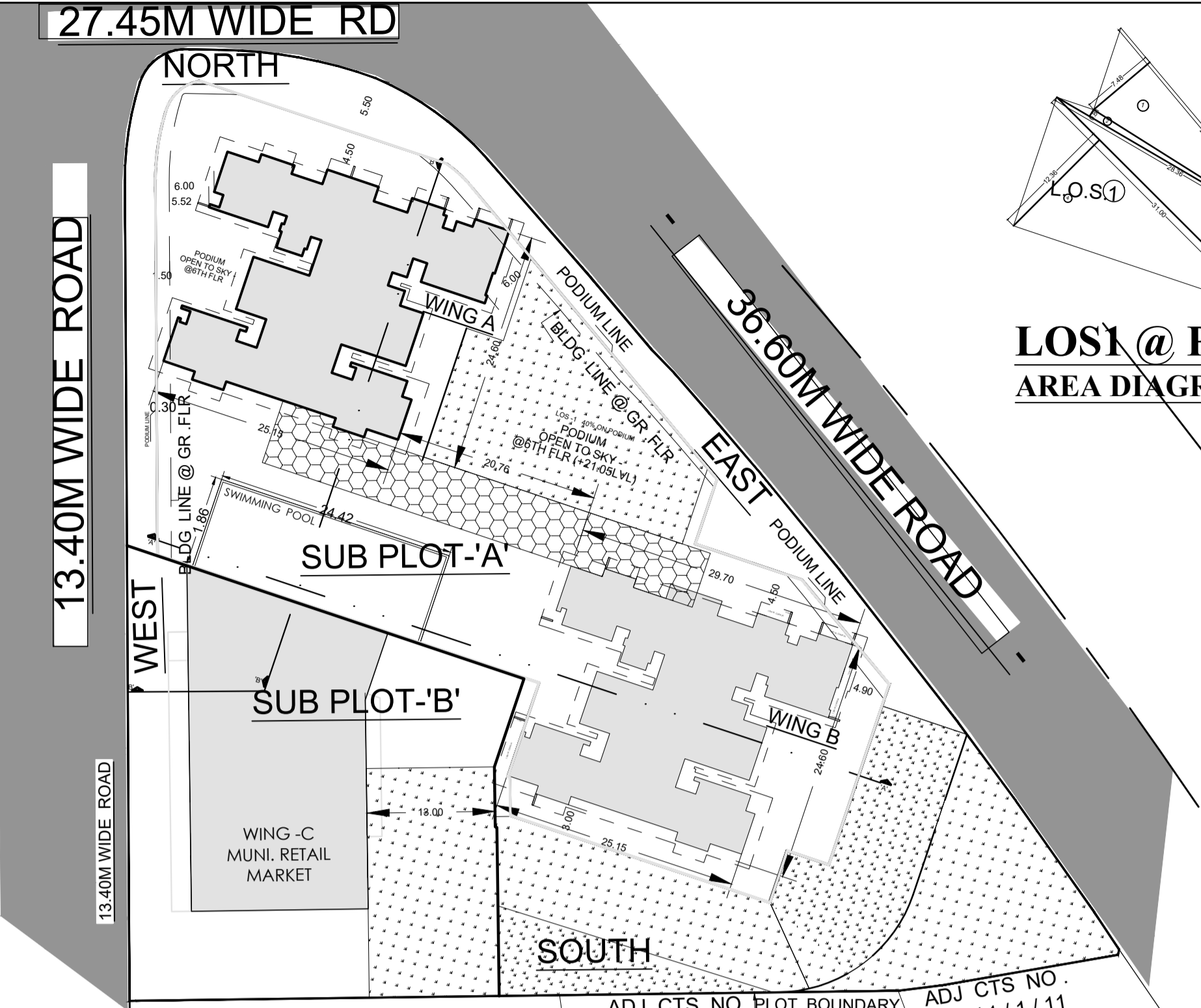
AND BUILTUP AREA REQUIRED TO BE H.O. TO MCGM = 3001.50 x 50% = 1500.75 SQM
BUA AREA BEING H.O. TO MCGM = 1500.75 SQM

PLOT AREA UNDER RT 1.6 (PL)

PLOT AREA UNDER RT 1.6 (PL) = 3360.90 SQM
REQD % OF PLOT H.O. TO MCGM = Nil %
REQD % OF BUA H.O. TO MCGM = 125 %

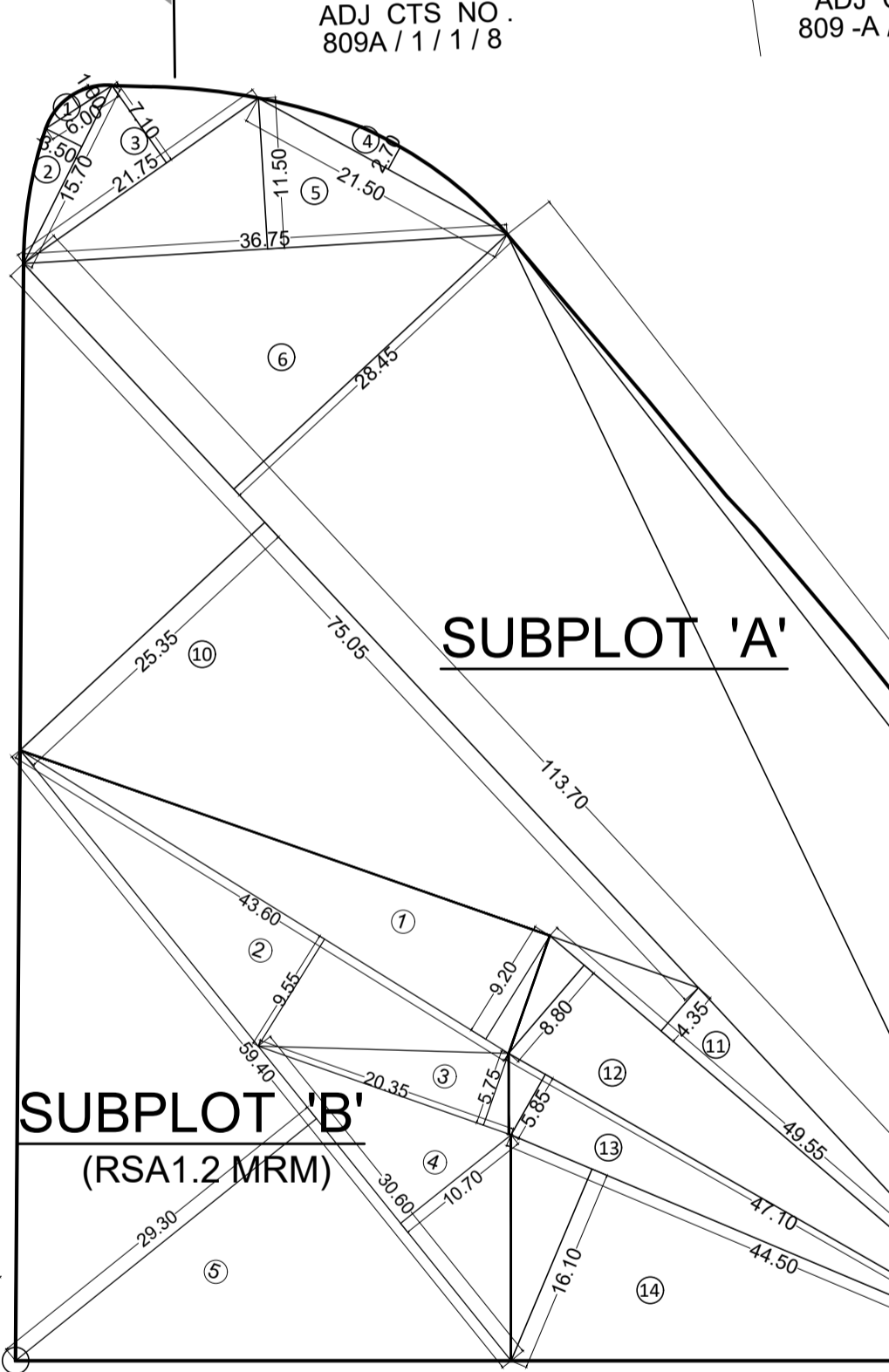
THEREFORE, PLOT REQUIRED TO BE H.O. TO MCGM = 3360.90 x NIL% = 0.00 SQM
PLOT AREA BEING H.O. TO MCGM = 0.00 SQM

AND BUILTUP AREA REQUIRED TO BE H.O. TO MCGM = 3360.90 x 125% = 4201.12 SQM
BUA AREA BEING H.O. TO MCGM = 4201.12 SQM



BLOCK PLAN
SCALE :- 1:500

PLOT AREA ACCEPTED = 6362.40 SQM
LESS AREA OF SETBACK = NIL SQM
BALANCE PLOT AREA = 6362.40 SQM
PLOT H.O. TO MCGM (SUBPLOT-'B') = 1500.75 SQM
NET PLOT AREA OF SUBPLOT-'A' = 4861.65 SQM
LOS AREA REQD @20% (DCPR27) = 972.33 SQM
LOS AREA PROPOSED = 1003.18 SQM
SUBPLOT-'B' LOS REQD @20% = 300.15 SQM
SUBPLOT-'B' LOS AREA PROPOSED = 306.82 SQM



SUBDIVIDED PLOT AREA CALCULATIONS
SCALE :- 1:500

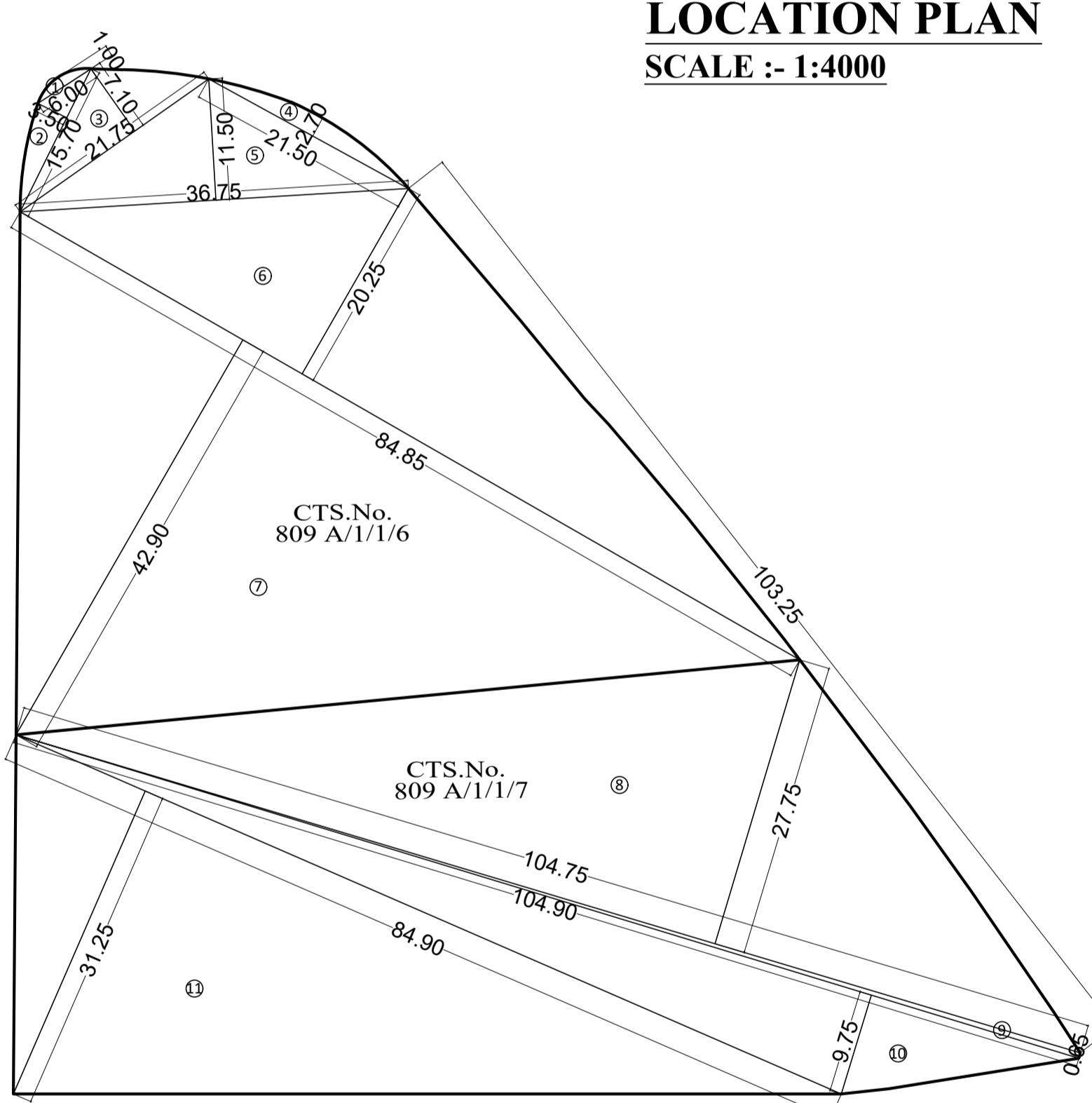
Table with 7 columns: Subplot A Area Calculations showing dimensions and area for 14 sub-plots.

Table with 7 columns: Subplot B Area Calculations (RSA 1.2 MRM) showing dimensions and area for 5 sub-plots.

SAY = 1500.75 SQM



LOCATION PLAN
SCALE :- 1:4000



AMALGAMATED PLOT AREA CALCULATIONS
SCALE :- 1:500

Table with 7 columns: Amalgamated Plot Area Calculations showing dimensions and area for 11 sub-plots.

Area Statement table with 3 columns: Description, Formula, and Area in Sq.M. Includes items 1 through 15.

Table with 2 columns: Description and Area. Includes items A through C regarding reservation and amenity areas.

CERTIFICATE OF AREA
CERTIFIED THAT I HAVE GOT THE PLOT UNDER REFERENCE SURVEYED ON 12/12/18 AND THAT THE DIMENSIONS OF THE SIDES, ETC. OF THE PLOT STATED ON THE PLAN ARE AS MEASURED ON SITE & THE AREA SO WORKED OUT IS 6362.40SQ.M (SIX THOUSAND THREE HUNDRED SIXTY TWO POINT FOUR ZERO ONLY) AND TALLIES WITH AREA STATED IN THE DOCUMENT OF OWNERSHIP/TOWN PLANNING SCHEME RECORDS.

PROPOSED RESI. BLDG. ON PLOT BEARING C.T.S. NO.809A/1/1/6 &809A/1/1/7OF VILLAGE POISAR, MUMBAI SUBURBAN DISTRICT SITUATED AT THAKUR VILLAGE ROAD,KANDIVALI (E), IN R/SOUTH WARD.

NAME OF THE OWNER
AUTHORISED SIGNATORY OF M/s. BOMBAY REAL ESTATE DEVELOPMENT CO. PVT. LTD., C. A TO OWNERS
M/S NANABHOY JEEJEBHOY PVT. LTD.

Vilas Murlidhar Nagalkar
Digitally signed by
Date: 2019.10.17
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Vilas Murlidhar Nagalkar
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Date: 2019.10.17
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