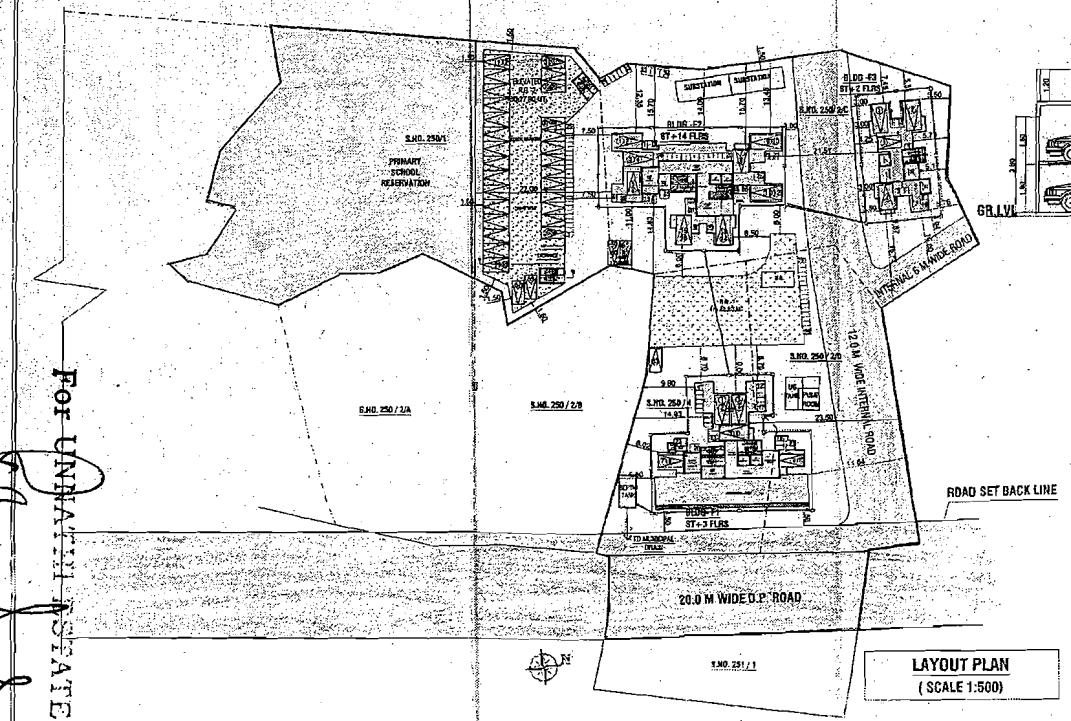
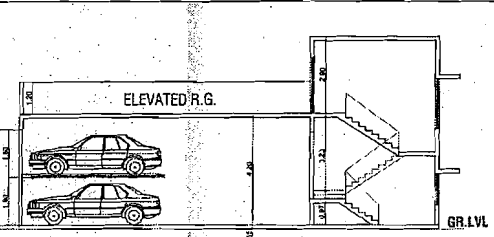
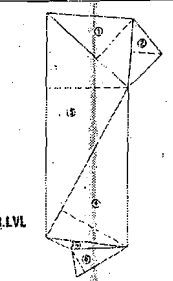


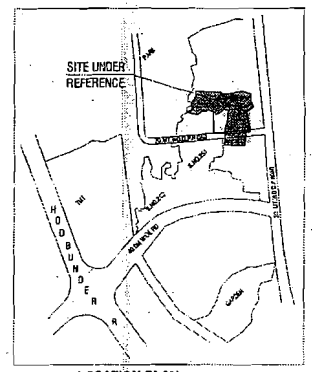
LAYOUT PLAN
(SCALE 1:500)



PODIUM SECTION -XX
SCALE 1:100



RG. AREA DIARAGAM-2
(ELEVATED) SCALE : 1 : 500



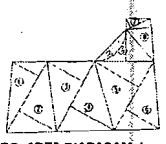
LOCATION PLAN

PHYSICAL R.G. REQUIRED = 20% OF NET PLOT AREA = 20% OF 5148.00 SQ.M
= 1029.60 SQ.M

R.G. AREA CALCULATION :
R.G-2

1.	21.04 X 10.16	X 0.50	=	107.08	
2.	13.03 X 5.90	X 0.50	=	38.44	
3.	42.45 X 15.53	X 0.50	=	329.62	
4.	32.23 X 14.50	X 0.50	=	233.67	
5.	15.54 X 1.67	X 0.50	=	13.06	
6.	11.20 X 5.06	X 0.50	=	28.34	
TOTAL				750.21SQ.MT.	---(A)

PROVIDED R.G. =
R.G.-1+R.G.-2
=415.76+750.21 = 1165.97 SQMT.



RG. AREA DIARAGAM-1
(ON GROUND LVL) SCALE : 1 : 500

R.G. AREA CALCULATION :
R.G-1

1.	15.41 X 5.60	X 0.50	=	43.16	
2.	15.43 X 8.11	X 0.50	=	62.57	
3.	15.10 X 7.99	X 0.50	=	60.32	
4.	15.10 X 9.54	X 0.50	=	72.03	
5.	15.08 X 9.70	X 0.50	=	73.72	
6.	11.34 X 6.00	X 0.50	=	34.02	
7.	5.10 X 1.88	X 0.50	=	4.79	
8.	8.08 X 4.83	X 0.50	=	19.51	
9.	15.05 X 7.39	X 0.50	=	55.65	
TOTAL				425.77SQ.MT.	---(A)

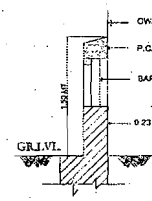
DEDUCTION
a)8.49 X 1.78 X 0.87 = 10.01 SQ.MT. ---(B)
A - B
425.77 - 10.01 = 415.76 SQ.MT.

PROPOSED PARKING STATEMENT				
BUILDING TYPE	FLAT / NO.SHOPNO	PARKING NO.IN STILT	PARKING NO. IN PODIUM	OPEN NO. PARKING
F1	SHOP-1,2	1,2		
	SHOP-3,4	3,4		
	SHOP-5,6	5,6		
	101,102	7,8		
	201,202	9,10		
	103/104		29	
	105/106		30	
	107/203		27	
	204/205		28	
	206/207		25	
	302/304		26	
	305/306		57	
	301,302			61,62
	307 / F2-1407		52	
TOTAL	—	—	—	—

PROPOSED PARKING STATEMENT				
BUILDING TYPE	FLAT / NO.SHOPNO	PARKING NO.IN STILT	PARKING NO. IN PODIUM	OPEN NO. PARKING
F2	503/504		1	
	505/506		2	
	404/405		3	
	406/407		4	
	305/306		5	
	307/403		6	
	206/207		7	
	303/304		8	
	107/203		9	
	204/205		10	
	103/104		11	
	105/106		12	
	1401/1402		13	
	1301/1302		14	
	1201/1202		15	
	1101/1102		16	
	1001/1002		17	
	901/902		18	
	507/603		31	
	604/605		32	
	706/707		33	
	703/704		34	
	705/706		35	
	707/803		36	
	806/807		37	
	903/904		38	
	905/906		39	
	907/1003		40	
	1004/1005		41	
	1006/1007		42	
	1103/1104		43	
	1105/1106		44	
	1107/1203		45	
	1204/1205		46	
	1206/1207		47	
	1303/1304		48	
	1306/1307		49	
	1403/1404		50	
	1405/1406		51	
	101,102	1, 2		
	201,202	3, 4		
	301,302	5, 6		
	401,402	15, 16		
	501,502	13, 14		
	601,602	11, 12		
	701,702	7, 8		
	801,802	9, 10		
TOTAL	—	—	—	—

PROPOSED PARKING STATEMENT				
BUILDING TYPE	FLAT / NO.SHOPNO	PARKING NO.IN STILT	PARKING NO. IN PODIUM	OPEN NO. PARKING
F3	101/102	1		
	103/104	2		
	201/202	3		
	203/204	4		
TOTAL	—	—	—	—

PROPOSED VISITOR PARKING STATEMENT		
PARKING NO.	PARKING NO. IN PODIUM	OPEN NO. PARKING
S NO.	53,54,55,56	58,59,60,63



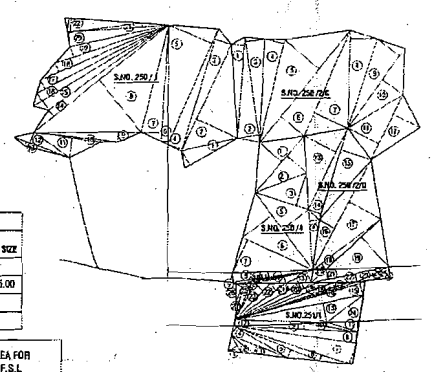
SECTION THROUGH COMPOUND WALL

PROPOSED PARKING STATEMENT				
BUILDING TYPE	PARKING REQUIRED	OPEN PARKING PROVIDED	PARKING PROVIDED IN STILT	CAR PARKING SIZE
F1	12.00	62.00	10	2.75 X 5.00
F2	51.50		16	
F3	04		04	
TOTAL	60.50	62.00	30	

AREA STATEMENT

S.NO/ H.NOS.	AS PER 7/12 (SQ.M)	AS PER Δ (SQ.M)	ROAD (SQ.M)	PRIMARY SCHOOL RESERVATION (SQ.M)	"R" ZONE (SQ.M)	AS PER AGREEMENT (SQ.M)	AREA FOR F.S.I. (SQ.M)
250/1	3140.00	3255.00		2110.00	1030.00		3140.00
250/2/C	2020.00	2536.47			2020.00		2020.00
250 /2/D	1300.00	1440.27	145.00		1155.00		1300.00
250/4	1070.00	1296.40	135.00		935.00		1070.00
251/1	1210.00	1320.67	700.00		—	700.00	700.00
TOTAL	8740.00	9849.81	980.00	2110.00	5140.00	700.00	8230.00

PROPOSED TENEMENT STATEMENT :						
BLDG TYPE	NO. OF BUILDING	TENEMENT LESS THAN 35 SQ.M	TENEMENTS 35 TO 50 SQ.M	TENEMENT 50 TO 75 SQ.M	ABOVE 75 SQ.M	TOTAL
F1	1	-	15	6	—	21
F2	2	-	67	28	—	95
F3	3	-	08	—	—	00
TOTAL			87	34	—	124



PLOT AREA CALCULATION
(SCALE 1:1000)

(S.NO. 251/1) PLOT AREA

1.	7.32 X 3.90	X 0.50	=	14.27 SQ.MT.
2.	10.07 X 2.52	X 0.50	=	12.68 SQ.MT.
3.	22.55 X 3.33	X 0.50	=	37.55 SQ.MT.
4.	23.45 X 3.37	X 0.50	=	39.51 SQ.MT.
5.	35.29 X 3.33	X 0.50	=	58.99 SQ.MT.
6.	47.53 X 2.62	X 0.50	=	62.25 SQ.MT.
7.	47.53 X 8.29	X 0.50	=	197.01 SQ.MT.
8.	47.27 X 4.30	X 0.50	=	101.53 SQ.MT.
9.	47.27 X 2.23	X 0.50	=	52.71 SQ.MT.
10.	20.75 X 1.65	X 0.50	=	17.13 SQ.MT.
11.	12.37 X 3.94	X 0.50	=	24.37 SQ.MT.
TOTAL				620.67 SQ.MT. (a)

(S.NO. 251/1) ROAD AREA

12.	35.10 X 2.05	X 0.50	=	35.97 SQ.MT.
13.	49.25 X 7.25	X 0.50	=	178.33 SQ.MT.
14.	17.10 X 7.00	X 0.50	=	59.85 SQ.MT.
15.	51.00 X 4.55	X 0.50	=	116.03 SQ.MT.
16.	51.00 X 0.80	X 0.50	=	20.40 SQ.MT.
17.	49.30 X 0.80	X 0.50	=	19.72 SQ.MT.
18.	45.20 X 1.80	X 0.50	=	40.68 SQ.MT.
19.	39.70 X 2.05	X 0.50	=	40.69 SQ.MT.
20.	34.00 X 2.10	X 0.50	=	35.70 SQ.MT.
21.	22.15 X 2.62	X 0.50	=	35.79 SQ.MT.
22.	23.05 X 3.10	X 0.50	=	35.69 SQ.MT.
23.	18.90 X 4.10	X 0.50	=	38.74 SQ.MT.
24.	15.35 X 0.90	X 0.50	=	6.91 SQ.MT.
25.	14.95 X 2.50	X 0.50	=	19.44 SQ.MT.
26.	7.34 X 2.35	X 0.50	=	8.62 SQ.MT.
27.	13.95 X 1.05	X 0.50	=	7.32 SQ.MT.
TOTAL			=	700.00 SQ.MT. (f)

TOTAL PLOT AREA (a+f) = 1320.67 SQ.MT.

(S.NO. 250/2/C) PLOT AREA

1.	38.15 X 4.52	X 0.50	=	33.85 SQ.MT.
2.	40.10 X 7.05	X 0.50	=	158.40 SQ.MT.
3.	40.10 X 7.15	X 0.50	=	143.36 SQ.MT.
4.	39.85 X 7.45	X 0.50	=	148.44 SQ.MT.
5.	54.74 X 17.22	X 0.50	=	471.31 SQ.MT.
6.	54.74 X 11.58	X 0.50	=	316.94 SQ.MT.
7.	43.64 X 14.03	X 0.50	=	305.13 SQ.MT.
8.	35.85 X 10.42	X 0.50	=	192.04 SQ.MT.
9.	35.94 X 10.39	X 0.50	=	191.20 SQ.MT.
10.	35.94 X 9.70	X 0.50	=	179.16 SQ.MT.
11.	27.22 X 13.31	X 0.50	=	181.15 SQ.MT.
12.	27.22 X 11.20	X 0.50	=	152.79 SQ.MT.
TOTAL				2536.47 SQ.MT. (b)

TOTAL PLOT AREA (b) = 2536.47 SQ.MT.

(S.NO. 250/2/D) PLOT AREA

13.	34.24 X 13.70	X 0.50	=	234.54 SQ.MT.
14.	36.28 X 5.18	X 0.50	=	93.97 SQ.MT.
15.	36.28 X 12.09	X 0.50	=	219.31 SQ.MT.
16.	47.12 X 8.73	X 0.50	=	152.85 SQ.MT.
17.	47.12 X 13.82	X 0.50	=	325.60 SQ.MT.
18.	32.25 X 2.88	X 0.50	=	46.44 SQ.MT.
19.	26.18 X 15.39	X 0.50	=	215.85 SQ.MT.
TOTAL				1295.27 SQ.MT. (c)

(S.NO. 250/2/D) ROAD AREA

20.	7.59 X 3.20	X 0.50	=	12.14 SQ.MT.
21.	30.10 X 3.75	X 0.50	=	56.68 SQ.MT.
22.	30.10 X 3.19	X 0.50	=	48.01 SQ.MT.
23.	13.28 X 0.21	X 0.50	=	1.39 SQ.MT.
24.	12.72 X 2.07	X 0.50	=	13.17 SQ.MT.
25.	7.37 X 3.64	X 0.50	=	13.41 SQ.MT.
TOTAL			=	145.00 SQ.MT. (d)

TOTAL PLOT AREA (a+b) = 1440.27 SQ.M.

(S.NO. 250/4) PLOT AREA

1.	28.34 X 11.24	X 0.50	=	159.27 SQ.MT.
2.	28.34 X 9.75	X 0.50	=	138.16 SQ.MT.
3.	21.27 X 12.99	X 0.50	=	138.15 SQ.MT.
4.	22.79 X 3.90	X 0.50	=	44.44 SQ.MT.
5.	26.53 X 12.30	X 0.50	=	224.86 SQ.MT.
6.	36.53 X 13.92	X 0.50	=	254.25 SQ.MT.
7.	29.39 X 13.71	X 0.50	=	201.47 SQ.MT.
TOTAL				= 1160.60 SQ.MT. (g)

(S.NO. 250/4) ROAD AREA

8.	31.73 X 3.35	X 0.50	=	53.31 SQ.MT.
9.	31.71 X 0.81	X 0.50	=	12.84 SQ.MT.
10.	29.55 X 0.45	X 0.50	=	6.65 SQ.MT.
11.	29.55 X 0.70	X 0.50	=	10.35 SQ.MT.
12.	22.67 X 2.46	X 0.50	=	27.88 SQ.MT.
13.	11.55 X 4.15	X 0.50	=	23.97 SQ.MT.
TOTAL			=	135.00 SQ.MT. (h)

(S.NO. 250/4) PLOT AREA
TOTAL PLOT AREA (g+h) = 1295.40 SQ.MT.

(S.NO. 250/3/A) PLOT AREA

1.	22.61 X 6.33	X 0.50	=	71.56 SQ.MT.
2.	44.10 X 16.85	X 0.50	=	371.63 SQ.MT.
3.	47.97 X 6.30	X 0.50	=	151.93 SQ.MT.
4.	47.97 X 5.48	X 0.50	=	130.95 SQ.MT.
5.	47.48 X 17.70	X 0.50	=	420.05 SQ.MT.
TOTAL				= 1146.00 SQ.MT. (a)

(S.NO. 250/3/B) PLOT AREA
PRIMARY SCHOOL RESERVATION

6.	45.00 X 2.50	X 0.50	=	56.25 SQ.MT.
7.	43.90 X 7.59	X 0.50	=	166.58 SQ.MT.
8.	64.53 X 25.30	X 0.50	=	815.03 SQ.MT.
9.	40.45 X 3.50	X 0.50	=	70.81 SQ.MT.
10.	31.95 X 0.82	X 0.50	=	13.10 SQ.MT.
11.	25.58 X 7.42	X 0.50	=	94.90 SQ.MT.
12.	22.20 X 4.20	X 0.50	=	46.62 SQ.MT.
13.	22.20 X 1.72	X 0.50	=	19.09 SQ.MT.
14.	64.50 X 3.04	X 0.50	=	98.35 SQ.MT.
15.	59.10 X 4.20	X 0.50	=	124.11 SQ.MT.
16.	59.10 X 3.42	X 0.50	=	101.83 SQ.MT.
17.	55.50 X 3.70	X 0.50	=	102.68 SQ.MT.
18.	52.10 X 3.55	X 0.50	=	92.48 SQ.MT.
19.	44.74 X 4.15	X 0.50	=	92.54 SQ.MT.
20.	37.80 X 5.47	X 0.50	=	103.25 SQ.MT.
21.	37.88 X 1.43	X 0.50	=	27.05 SQ.MT.
22.	28.78 X 5.35	X 0.50	=	76.95 SQ.MT.
TOTAL			=	2110.00 SQ.MT. (b)

TOTAL AREA = 1146.00 + 2110.00 = 3256.00

PARKING STATEMENT :		
	NO OF FLATS	PARKING REQUIRED
FLATS LESS THAN 35SQ.M.	-	NIL
FLATS - 35 TO 50 SQ.M.	90	45
FLATS - 50 TO 75 SQ.M.	34	34
FLATS MORE THAN 75 SQ.M.	—	
TOTAL	124	79
10% FOR VISITORS		7.90
TOTAL PARKING REQUIRED		86.90 NO.
SAY		87.00 NO.

COMMERCIAL AREA = 150.79 SQ.MT.
PARKING REQUIRED FOR COMMERCIAL AREA = 6.03 NOS.
TOTAL CAR PARKING REQUIRED FOR RESIDENTIAL = 79.00 NOS.
10% VISITORS = 7.90 NOS
TOTAL CAR PARKING REQUIRED = 92.90 NOS.
CAR PARKING PROVIDED = 93.00 NOS.

SCOOTER PARKING REQUIRED = 132 NOS.
TOTAL SCOOTER PARKING PROVIDED = 132 NOS.

PROPOSED BUILT UP AREA					
BUILDING TYPE	NO. OF BUILDING	FLOOR	BUILT UP AREA IN SQ.MT.		TOTAL BUILTUP AREA
F1 (GL + 3)	1	GR. FLOOR	150.79 X 1	= 150.79	985.96 SQ.MT.
		TYPICAL FLOOR	278.38 X 3	= 835.17	
F2 (ST + 14)	1	TYPICAL FLOOR	283.84 X 12	= 3408.08	3862.17 SQ.MT.
		8TH REFUGE FLOOR	209.43 X 1	= 209.43	
		12TH REFUGE FLOOR	246.66 X 1	= 246.66	
F3 (ST + 2)	1	TYPICAL FLOOR	145.40 X 2	= 290.80	290.80 SQ.MT.
TOTAL PROPOSED BUILT UP AREA					5139.93 SQ.MT.

PROFORMA		
AREA STATEMENT		
SR. NO.	DESCRIPTION	PLOT-A AREA IN SQ.M
1.	AREA OF PLOT	8230.00
2.	DEDUCTION FOR	
	a. AS PER U.C ORDER 20(1)A AREA UNDER 20.00 MT WIDE DP ROAD HANDED OVER TO T.M.C. FREE OF COST	135.00
	b AREA UNDER 20.00M D.P. ROAD	845.00
	c AREA UNDER SCH. RESERVATION	2110.00
	TOTAL (a+b+c)	3090.00
3.	BALANCE AREA (1-2)	5140.00
4.	DEDUCTION FOR a. RG. AS PER RULE 15% OF NET PLOT AREA	771.00
5.	NET PLOT AREA (3-4)	4369.00
6.	60% TDR ON 3 (4112.00)	—
	ADDITIONS	
	a. AREA UNDER ROAD	845.00
7.	TOTAL AREA (5+6A)	5214.00
8.	F.S.I. PERMISSIBLE	ONE
9.	PERMISSIBLE FLOOR AREA (5)	5214.00
10.	PROPOSED BUILT UP AREA	5138.93
11.	F.S.I. CONSUMED	0.99

TENEMENT STATEMENT	
PROPOSED BUP AREA	5138.93
LESS DEDUCTION FOR NON RESI. AREA	150.79
AREA AVAILABLE FOR TENEMENTS	4988.14
DENSITY OF TENEMENTS	300 / HCT
PERMISSIBLE TENEMENTS	150.00
PROPOSED TENEMENTS	124.00
TOTAL TENEMENTS OF THE PLOT	NIL

BALCONY AREA STATEMENT	
PERMISSIBLE BALCONY AREA /R.R.	REFER BALCONY AREA CALC.
PROPOSED BALCONY AREA /R.R.	
EXCESS BALCONY AREA /R.R.	

PARKING STATEMENT	
REQUIRED PARKING	91.00 NO.
PROPOSED PARKING	92.00 NO.
GARAGES PERMISSIBLE	
GARAGES PROPOSED	
TOTAL	92.00 NO.

NOTES

BOUNDARY OF THE PLOT SHOWN IN THICK BLACK
PROPOSED WORK SHOWN IN RED
DRAINAGE LINE SHOWN IN RED DOTTED
PROPOSED R. G. SHOWN IN GREEN
SET BACK LINE SHOWN IN GREEN DOTTED
EXISTING ROAD LINE SHOWN IN GREEN

LAYOUT

CONTENTS OF SHEET

PLOT AREA CALCULATION , LAYOUT PLAN, LOCATION PLAN, R.G. CALCULATIONS, PARKING STATEMENT & AREA STATEMENT

STAMP OF APPROVAL OF PLAN

Plans are approved Subject to conditions Prescribed in Permit No. V.P.-506/17/13 TMC/TD-DP/TPS/100 0/13 Dated 13/11/13

Deputy Engineer (TDD)
Executive Engine (TDD)
Thane Municipal Corporation
The City of Thane

सावधान

मंजूर नकाशाप्रमाणेच बांधकाम न करणे तसे विकास नियंत्रण नियमावलीतील आवश्यक ते मंजूरीचे न घेता बांधकाम करा करणे, महाराष्ट्र प्रादेशिक व नगर रचना अधिनियमाचे कलम ... अन्वये दंडनीय स्वरूपाचे गुन्हे आहे. त्याची नोंद घ्यावी व दर्शनी भाग ... असावा.

THE MUNICIPAL CORPORATION OF THE CITY OF THANE

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.

SIGNATURE OF ARCHITECT

DESCRIPTION OF PROPOSAL

PROPOSED RESIDENTIAL COMPLEX ON PLOT BEARING S.NO. 250/1, 250/ 2/C ,250/ 2/D , 250/4, 251/1, AT VILLAGE KAVESAR,VADAVALI , GHODBUNDER ROAD; THANE (W)

NAME AND ADDRESS OF OWNER

SHRI. RAJAN BANDELKAR & OTHERS
FOR PARTNER OF M/S UNNATHI ESTATE
UNNATHI GARDEN III, LAXMI NARAYAN RESIDENCY
OPP. MA NIKETAN, POKHARAN RD. NO. 2, MAJIWADE

For UNNATHI ESTATES
PARTNER

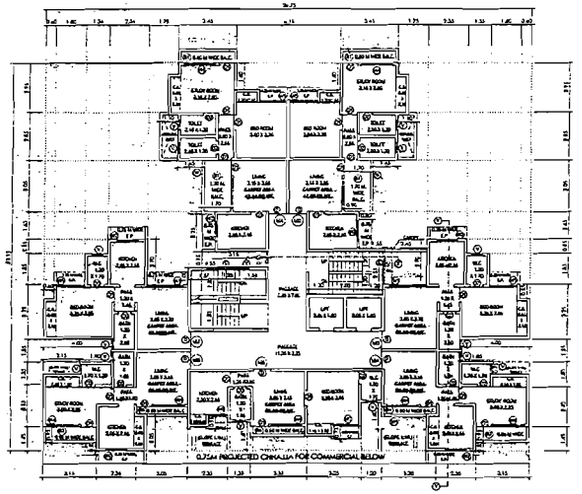
SIGNATURE OF OWNER

JITENDRA MUKADAM
CA/92/14751
SIGNATURE OF ARCHITECT

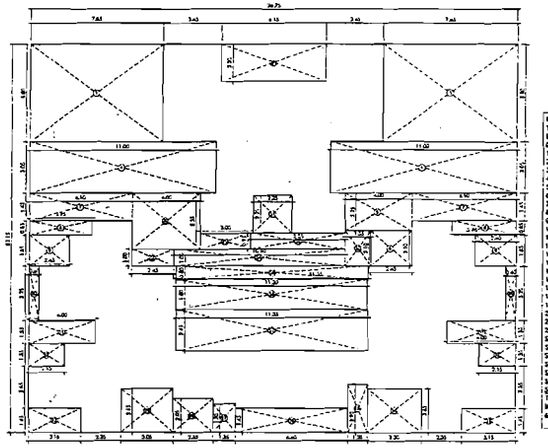
ARCHITECTS

GODBOLE MUKADAM & ASSOCIATES
2, NAKSHATRA HERITAGE,
NR. KARVE HOSPITAL,HINDU COLONY,
BRAHMIN SOC., NAUPADA,
THANE(W)-400 602.
PH. NO. - (022)2 5364052, 25384498.

DWG.NO.	SCALE	DATE	DRN.BY	CHK.BY
MM-1314/MP/143	1 : 500	05-08-2013	YOGESH	SNEHAL C.



TYPICAL FLOOR PLAN
1ST TO 3RD FLOOR PLAN (BLDG.- F1)



AREA LINE DIAGRAM FOR
1ST TO 3RD FLOOR

PROPOSED BUILT UP AREA				
BUILDING TYPE	NO. OF BUILDING	FLOOR	BUILT UP AREA IN Sqmt.	TOTAL BUILT UP AREA
F1 (ST + 3)	1	GR. FLOOR	150.79 X 1 = 150.79	985.56SQ.MT.
		TYPICAL FLOOR	273.30 X 3 = 820.17	
TOTAL PROPOSED BUILT UP AREA				985.56SQ.MT.

BUILT UP AREA CALCULATION FOR
1ST TO 4TH FLOOR (BOLPI)
BLOCK 'A' : 28.75 X 23.15 = 665.56
DEDUCTION :

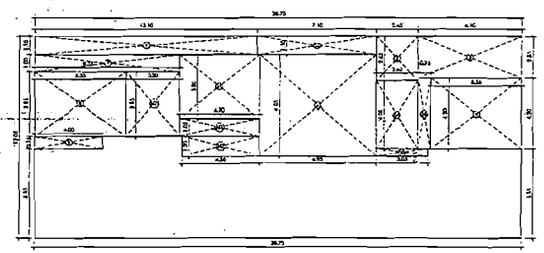
1.	7.85	X 5.80	X 1	= 45.53
2.	6.15	X 2.20	X 1	= 13.53
3.	7.85	X 5.80	X 1	= 45.53
4.	11.00	X 3.05	X 2	= 67.10
5.	4.00	X 2.25	X 1	= 9.00
6.	2.45	X 2.10	X 1	= 5.14
7.	6.10	X 1.60	X 2	= 19.52
8.	3.75	X 0.85	X 2	= 6.37
9.	2.40	X 1.85	X 2	= 8.88
10.	6.60	X 2.25	X 2	= 29.70
11.	4.00	X 1.35	X 2	= 10.80
12.	2.15	X 1.25	X 2	= 5.40
13.	3.15	X 1.45	X 2	= 9.13
14.	3.20	X 2.05	X 1	= 6.56
15.	1.20	X 2.60	X 1	= 3.12
16.	4.60	X 1.45	X 1	= 6.67
17.	1.35	X 1.70	X 1	= 2.29
18.	2.35	X 2.05	X 1	= 4.82
19.	3.05	X 2.85	X 1	= 8.69
20.	4.00	X 2.25	X 1	= 13.40
21.	3.05	X 0.95	X 1	= 2.85
22.	2.45	X 1.00	X 1	= 2.45
23.	2.25	X 2.25	X 1	= 5.06
24.	3.55	X 0.95	X 1	= 3.37
25.	1.55	X 2.10	X 1	= 3.25
26.	10.40	X 1.00	X 1	= 10.10
27.	1.35	X 0.60	X 1	= 0.81
28.	11.20	X 1.80	X 1	= 20.16
29.	11.20	X 2.45	X 1	= 27.44

TOTAL = 367.17
BUILT UP AREA OF 1ST TO 4TH FLOOR :
665.56 - 367.17 = 298.39 SQ.MT.

BUILT UP AREA CALCULATION OF
1ST TO 3RD FLOOR
=298.39 SQ.MT.
BALCONY AREA CALCULATION OF 2ND TO 3RD FLOOR
PLANNED BALCONY AREA 18%=27.84 SQ.MT.
PROPOSED BALCONY AREA

B1 = 1.70 X 2.05 X 2 NOS.	=	14.57 SQ.MT.
0.60 X 0.15 X 2NOS.	=	0.36 SQ.MT.
B2 = 0.80 X 2.45 X 2 NOS.	=	3.92 SQ.MT.
B3 = 3.15 X 0.65 X 2 NOS.	=	4.09 SQ.MT.
B4 = 2.60 X 0.60 X 1 NOS.	=	1.56 SQ.MT.
0.60 X 0.45 X 1NOS.	=	0.27 SQ.MT.
B5 = 3.20 X 0.60 X 1 NOS.	=	1.92 SQ.MT.
B6 = 2.45 X 0.60 X 1 NOS.	=	1.47 SQ.MT.
= 0.60 X 0.45 X 1 NOS.	=	0.27 SQ.MT.
TOTAL BALCONY AREA	=	27.81 SQ.MT.

EXCESS BALCONY =0.03SQ.MT.
BUILT UP AREA OF 1ST TO 3RD FLOOR
=298.39 SQ.MT.

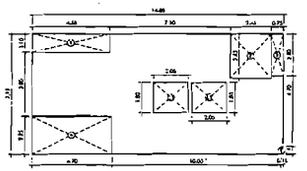


AREA LINE DIAGRAM GROUND FLOOR

BUILT UP AREA CALCULATION OF
GR. FLOOR PLAN.
28.75 X 5.25 = 150.79 SQ.MT. ——A
DEDUCTION :

1.	13.10 X 1.10	=	14.41
2.	2.40 X 2.65	=	6.36
3.	6.10 X 2.50	=	15.25
4.	8.35 X 4.30	=	35.90
5.	4.00 X 0.75	=	3.00
6.	5.35 X 3.85	=	20.60
7.	8.55 X 1.00	=	8.55
SO1.	3.30 X 3.85	=	12.71
M1.	4.70 X 1.05	=	4.94
M2.	4.55 X 1.20	=	5.46
S1.	4.90 X 3.80	=	17.86
S2.	7.10 X 1.10	=	7.81
S3.	6.85 X 6.05	=	41.45
S4.	2.45 X 4.05	=	9.92
S5.	0.75 X 4.20	=	3.15
S6.	3.05 X 0.45	=	1.37

TOTAL = 195.63 SQ.MT. ——B
GR. FLOOR STAIRCASE AREA.
= A - B
= 150.79 - 195.63 = 156.79 SQ.MT.

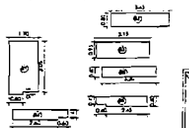


STAIRCASE AREA LINE DIAGRAM
FOR GR. FLOOR

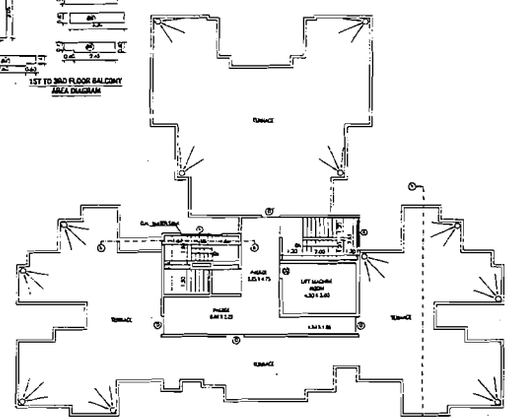
STAIRCASE AREA CALCULATION GR. FLOOR
14.85 X 7.14 = 105.98 SQ.MT. ——A
DEDUCTION :

1.	4.66 X 1.10	=	5.21
2.	2.45 X 2.65	=	6.49
3.	0.75 X 2.60	=	1.95
4.	4.70 X 2.25	=	10.58
L1	2.05 X 1.80 X 2	=	7.38

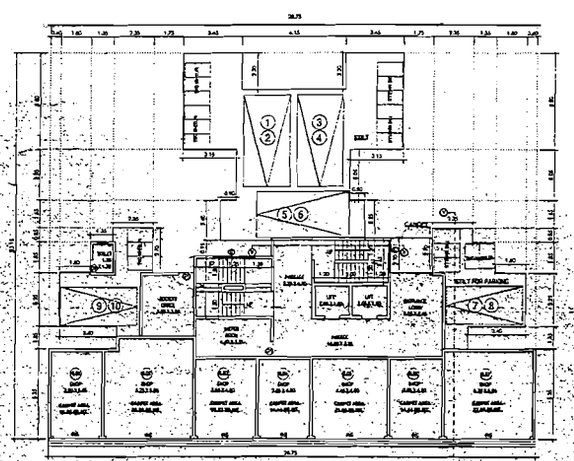
TOTAL = 31.34 SQ.MT. ——B
GR. FLOOR STAIRCASE AREA.
= A - B
= 105.98 - 31.34 = 74.64 SQ.MT.



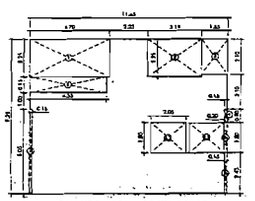
1ST TO 3RD FLOOR BALCONY
AREA DIAGRAM



TERRACE FLOOR PLAN
(BLDG.- F1)



GROUND FLOOR PLAN
(BLDG.- F1)

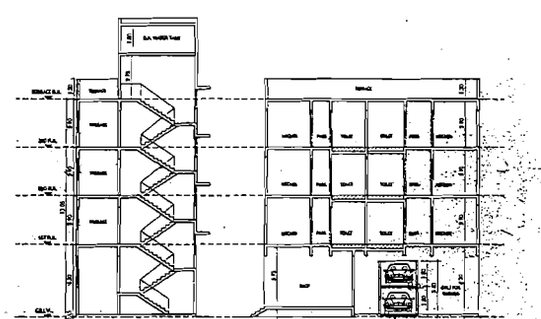


AREA LINE DIAGRAM OF STAIRCASE
1ST TO 3RD FLOOR

STAIRCASE AREA CALCULATION FOR 1ST TO
3RD FLOOR :-
L1 = 2.7 X 2.25 = 6.07 SQ.MT. ——A
DEDUCTION :

1.	4.70 X 2.25	=	10.57
2.	3.15 X 2.25	=	7.09
3.	1.55 X 2.10	=	3.25
4.	0.15 X 0.80	=	0.12
5.	0.20 X 1.30	=	0.26
6.	0.15 X 2.45	=	0.37
7.	0.15 X 3.65	=	0.55
8.	4.00 X 0.85	=	3.40
L1	2.05 X 1.80 X 2	=	7.38

TOTAL = 34.27 SQ.MT. ——B
1ST TO 3RD FLOOR STAIRCASE AREA.
= A - B
= 107.31 - 34.27 = 73.04 SQ.MT.
TOTAL STAIRCASE AREA.
= 73.04 X 3 = 219.12 SQ.MT.



SECTION X-X

SECTION Y-Y

BLDG. NO. F1 (ST + 3 FLOORS) 2/6

CONTENTS OF SHEET

FLOOR PLANS, AREA DIAGRAM & STAIRCASE AREA CALCULATION
AREA CALCULATIONS, TERRACE FLOOR PLAN, SECTION.

STAMP OF APPROVAL OF PLAN

Please see approval letter issued to Gokhale & Associates vide No. 306/0171/13 TMC/TDO/ENTPL/1620/13 Dated 13/11/14.

Deputy Engineer (TDO) — Executive Engineer (TDO)
Thane Municipal Corporation
The City of Thane

SCHEDULE OF DOORS & WINDOWS

SIZE	TYPE	DESCRIPTION
1.00 X 2.20	D	T.W. FRAME WITH PANELED DOOR
0.80 X 2.10	D1	T.W. FRAME WITH PANELED DOOR
0.75 X 2.10	D2	T.W. FRAME WITH PANELED DOOR
2.45 X 1.20	W	AL. FRAME WITH GLASS WINDOW
2.15 X 1.20	W1	AL. FRAME WITH GLASS WINDOW
1.20 X 1.20	W2	AL. FRAME WITH GLASS WINDOW
1.10 X 1.20	W2 - 1	AL. FRAME WITH GLASS WINDOW
1.80 X 1.20	W4	AL. FRAME WITH GLASS WINDOW
1.65 X 1.20	W5	AL. FRAME WITH GLASS WINDOW
0.75 X 1.20	W6	AL. FRAME WITH GLASS WINDOW
1.30 X 1.20	W7	AL. FRAME WITH GLASS WINDOW
0.60 X 0.60	V	AL. FRAME WITH LOUVERS

DESCRIPTION OF PROPOSAL

PROPOSED RESIDENTIAL COMPLEX ON PLOT BEARING S.NO. 204/1, 204/2/F, 205/2/D, 206/4, 206/1, 207, VILLAGE KAVESAR (KADAVALI), GHODBUNDER ROAD, THANE (W).

NAME AND ADDRESS OF OWNER

SMTI. SAJNA RAMESHLAL & OTHERS
FOR PARTNERS OF M/S UNNATI ESTATE
CHINATAI GARDEN, LAXMI MARGITAL RESIDENCY
OPP. SAI NIKETAN, PODNAKA RD. NO. 2, MULUNDE.

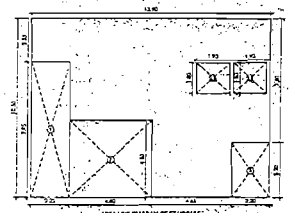
SIGNATURE OF OWNER — GOSHAN MUKADAM & ASSOCIATES — SIGNATURE OF ARCHITECT

ARCHITECTS NAME & ADDRESS

GOOSHAN MUKADAM & ASSOCIATES
2, NANDANVAN HERITAGE,
ANL NAYAK HOSPITAL HIRAN COLONY,
SOHAM EXC. MULUNDE,
THANE(W)-400 602.
Ph. NO. - (022) 2594252, 25394488.

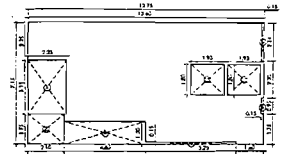
DRLNG	SCALE	DATE	DRWN BY	CHKD BY
MR-SHANTIPAN	1 : NO.	09-9-2013	YOGESH	SOHAM-E

For UNNATI ESTATES
PARTNER



AREA LINE DIAGRAM OF STAIRCASE
GROUND FLOOR PLAN
BLDG. PLAN (F2 BLD)

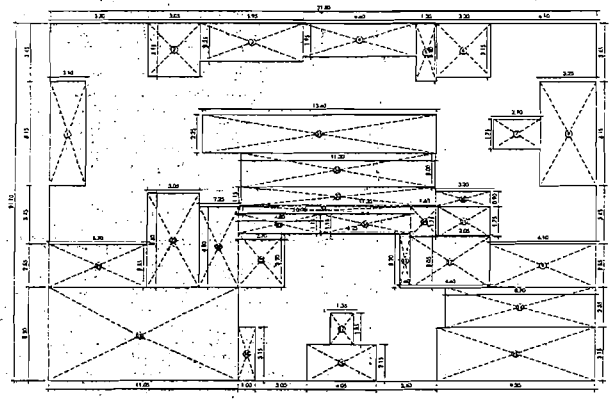
STAIRCASE AREA CALCULATION GR. FLOOR
13.40 X 10.80=145.00 SQ.MT. ——— 6
DEDUCTION :
1. 3.20 X 7.85 X1 = 17.60
2. 4.80 X 4.50 X1 = 21.60
3. 2.25 X 3.20 X1 = 7.04
L1 1.93 X 1.60 X 2 = 6.18
TOTAL = 52.42 SQ.MT. ——— 8
TOTAL STAIRCASE AREA GR. FLOOR
= A - B
= 145.00 - 52.42
= 92.47 SQ.MT.



AREA LINE DIAGRAM OF STAIRCASE
1ST TO 7TH, 9TH TO 11TH & 13TH, 14TH FLOOR
PLAN
FLOOR PLAN (F2 BLD)

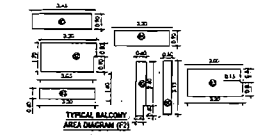
STAIRCASE AREA CALCULATION 1ST TO 7TH, 9TH TO 11TH, 13TH & 14TH FLOOR
13.40 X 1.10= 14.74 SQ.MT. ——— 6
DEDUCTION :
1. 3.20 X 2.15 = 7.06
2. 2.10 X 1.75 = 3.66
3. 4.80 X 1.30 = 6.24
4. 3.25 X 0.15 = 0.76
5. 0.15 X 0.95 = 0.14
6. 0.15 X 2.24 = 0.34
L1 1.93 X 1.80 X 2 = 6.96
TOTAL = 25.73 SQ.MT. ——— 8
1ST TO 7TH, 9TH TO 11TH & 14TH
STAIRCASE AREA
= A - B
= 14.74 - 25.73 = 12.98 SQ.MT.
TOTAL STAIRCASE AREA
= 12.98 X 12 = 156.00 SQ.MT.

PROPOSED BUILT UP AREA				
BUILDING TYPE	NO. OF BUILDING	FLOOR	BUILT UP AREA IN SQMT.	TOTAL BUILT UP AREA
F2 (ST + 14)	1	TYPICAL FLOOR	283.84 X 12 = 3406.08	3406.08 SQ.MT.
	1	8TH REFUGE FLOOR	298.43 X 1 = 298.43	298.43 SQ.MT.
		12TH REFUGE FLOOR	246.86 X 1 = 246.86	246.86SQ.MT.
TOTAL PROPOSED BUILT UP AREA				3952.17 SQ.MT.



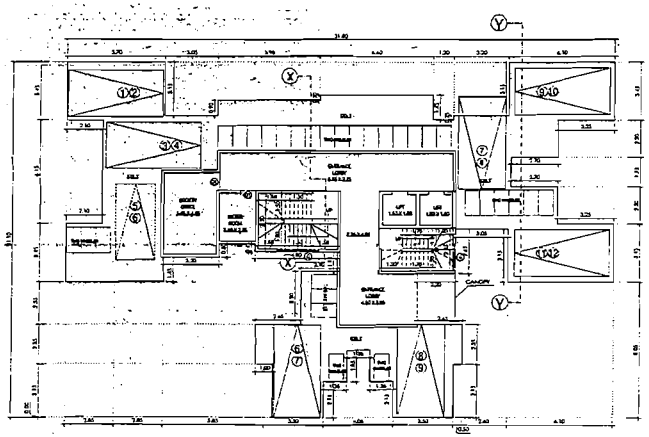
TYPICAL AREA LINE DIAGRAM (WING-F2)
1ST TO 7TH, 9TH TO 11TH, 13TH & 14TH FLOOR PLAN

BUILT UP AREA CALCULATION FOR BLOCK "A"
BLD.F2
BLOCK "A" : 31.80 X 21.10 = 670.68
DEDUCTION :
1. 2.10 X 6.15 X 1 = 12.92
2. 3.05 X 3.15 X 1 = 9.61
3. 5.65 X 2.25 X 1 = 12.36
4. 6.60 X 1.85 X 1 = 12.27
5. 1.30 X 3.40 X 1 = 4.42
6. 3.20 X 3.15 X 1 = 10.08
7. 2.70 X 1.75 X 1 = 4.73
8. 1.25 X 6.15 X 1 = 10.69
9. 6.15 X 2.55 X 1 = 15.56
10. 3.20 X 0.60 X 1 = 1.92
11. 3.05 X 1.75 X 1 = 5.34
12. 4.65 X 3.05 X 1 = 14.18
13. 0.60 X 3.20 X 1 = 1.92
14. 6.70 X 2.35 X 1 = 15.44
15. 6.30 X 3.15 X 1 = 19.84
16. 4.05 X 2.15 X 1 = 8.71
17. 1.25 X 1.85 X 1 = 2.30
18. 1.00 X 3.15 X 1 = 3.15
19. 11.05 X 5.50 X 1 = 60.78
20. 2.70 X 3.20 X 1 = 8.64
21. 4.80 X 1.15 X 1 = 5.52
22. 2.25 X 4.80 X 1 = 10.80
23. 3.05 X 5.60 X 1 = 17.08
24. 6.70 X 2.35 X 1 = 14.24
S1. 13.60 X 2.25 X 1 = 30.60
S2. 11.30 X 2.80 X 1 = 31.64
S3. 11.35 X 1.15 X 1 = 13.05
S4. 10.05 X 0.45 X 1 = 4.52
S5. 3.25 X 1.15 X 1 = 3.74
S6. 1.60 X 1.75 X 1 = 2.80
TOTAL = 368.30
BUILT UP AREA OF BLOCK "A" :
670.68 - 368.30 = 302.38 SQ.MT.

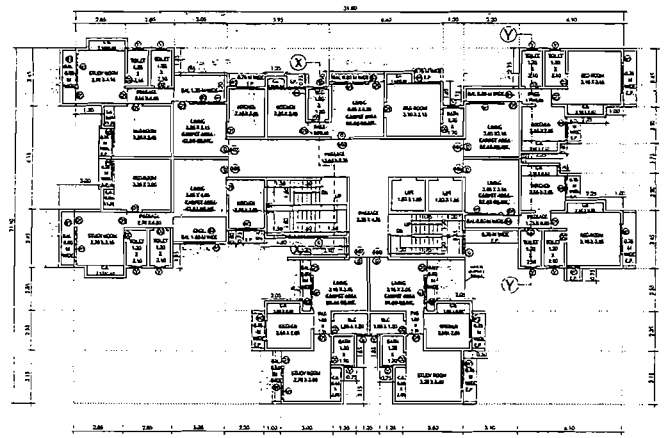


TYPICAL BALCONY
AREA DIAGRAM (F2)

BUILT UP AREA CALCULATION OF-
1ST TO 7TH, 9TH TO 11TH, 13TH & 14TH
= BLOCK "A" :
= 302.38 SQ.MT.
BALCONY AREA CALCULATION OF TYPICAL FLOOR (F2 BLDG.)
PERMISSIBLE BALCONY AREA 10% = 28.20SQ.MT.
PROPOSED BALCONY AREA :
B1 = 3.45 X 0.80 X 2 NOS. = 6.21 SQ.MT.
B2 = 3.20 X 0.80 X 1 NOS. = 2.56 SQ.MT.
= 3.45 X 0.80 X 1 NOS. = 2.76 SQ.MT.
B3 = 3.20 X 0.60 X 1 NOS. = 1.92 SQ.MT.
B4 = 3.20 X 0.85 X 2 NOS. = 5.44 SQ.MT.
B5 = 0.60 X 2.40 X 2 NOS. = 2.88 SQ.MT.
= 0.60 X 0.80 X 2 NOS. = 0.96 SQ.MT.
B6 = 0.90 X 3.15 X 1 NOS. = 1.58 SQ.MT.
B7 = 3.05 X 0.80 X 1 NOS. = 2.44 SQ.MT.
= 3.20 X 0.80 X 1 NOS. = 2.56 SQ.MT.
TOTAL BALCONY AREA = 28.23 SQ.MT.
CHECK-BALCONY = 1.16SQ.MT.
BUILT UP AREA OF CALCULATION OF
1ST TO 7TH, 9TH TO 11TH & 13TH, 14TH
= 302.38 + 1.16(EXCESS BAL.)
= 303.54SQ.MT.



STILT FLOOR (BLDG.-F2)
GROUND FLOOR PLAN



TYPICAL AREA (BLDG.-F2)
1ST TO 7TH, 9TH TO 11TH, 13TH & 14TH FLOOR PLAN

BLDG. NO. F2 (ST +14 FLOORS) 3/6

CONTENTS OF SHEET

FLOOR PLANS, AREA DIAGRAM & STAIRCASE AREA CALCULATION, AREA CALCULATIONS

STAMP OF APPROVAL OF PLAN

Please are approved Subject to copies
Proposed in Forms No. V.P. 25/C/01/17 13
TMC/TO-DP/TPS/1000/17- Dated 13/12/2017

Dy. City Engineer (Ltd.) — Executive Engineer (TDD)
Thane Municipal Corporation
The City of Thane

SCHEDULE OF DOORS & WINDOWS

SIZE	TYPE	DESCRIPTION
1.00 X 2.10	D	T.W. FRAME WITH PANELED DOOR
0.90 X 2.10	D1	T.W. FRAME WITH PANELED DOOR
0.75 X 2.10	D2	T.W. FRAME WITH PANELED DOOR
2.45 X 1.20	W	AL. FRAME WITH GLAZE WINDOW
1.80 X 1.20	W1	AL. FRAME WITH GLAZE WINDOW
1.65 X 1.20	W2	AL. FRAME WITH GLAZE WINDOW
1.30 X 1.20	W3	AL. FRAME WITH GLAZE WINDOW
1.10 X 1.20	W4	AL. FRAME WITH GLAZE WINDOW
1.50 X 1.20	W5	AL. FRAME WITH GLAZE WINDOW
1.45 X 1.20	W6	AL. FRAME WITH GLAZE WINDOW
0.75 X 1.20	W7	AL. FRAME WITH GLAZE WINDOW
0.60 X 0.60	V	AL. FRAME WITH LOUVERS

DESCRIPTION OF PROPOSAL

PROPOSED RESIDENTIAL CONSTRUCTION OF BUILDING S.NO. 250/1, 250/3/2, 250/2/B, 250/4, 251/1, AT VILLAGE KALESAR, MADHALI, GHODBUNDER ROAD, THANE (W).

NAME AND ADDRESS OF OWNER

SMTI. RAJAN BANDELKAR & OTHERS
FOR PARTNER OF M/S UNNATI ESTATE
UNNATI GARDEN, LADA BARAKAT RESIDENCY
OPP. SIA MACHAL, PORNAKAR RD. NO. 2, MULUNDE

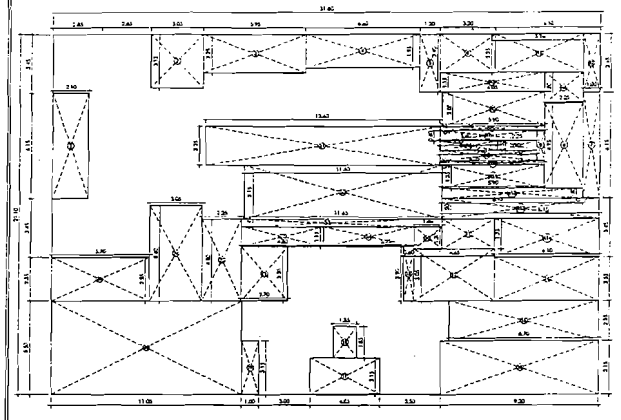
SIGNATURE OF OWNER — JOSHIRA MUNSHI GADEKARI, SIGNATURE OF ARCHITECT

ARCHITECT'S NAME & ADDRESS

godbole mulkotkar & associates.
2, SUCHITRA HERITAGE,
NR. KAPOL HOSPITAL HINDU COLONY,
DEVIDAS DOC., MULUNDA,
THANE(W)-400 602.
PH. NO. - 022-22 5840 82, 25384488.

DRAWN	SCALE	DATE	CHECKED	CHECK. BY
MR. MOHAN PARIKH	1 : 100	08-6-2013	YOGESH	SHEKHAR C.

For UNNATI ESTATES
PARTNER



REFUGE AREA LINE DIAGRAM (WING-F2)
8TH FLOOR PLAN

BUILT UP AREA CALCULATION FOR BLOCK "A" BOLC (8TH FLOOR)

BLOCK "A" : 31.80 X 21.10 = 670.68

DEDUCTION :

1.	2.10	X	6.15	X	1	=	12.92
2.	3.05	X	3.15	X	1	=	9.61
3.	5.60	X	2.25	X	1	=	12.36
4.	5.60	X	1.95	X	1	=	10.92
5.	1.20	X	3.40	X	1	=	4.08
6.	3.20	X	2.25	X	1	=	7.20
7.	1.05	X	6.15	X	1	=	6.46
8.	2.75	X	4.05	X	1	=	11.14
9.	0.45	X	1.75	X	1	=	0.79
10.	2.25	X	0.55	X	1	=	1.24
11.	3.05	X	1.75	X	1	=	5.34
12.	4.65	X	3.05	X	1	=	14.18
13.	0.80	X	3.25	X	1	=	2.60
14.	6.10	X	2.55	X	1	=	15.56
15.	8.70	X	2.35	X	1	=	20.44
16.	9.20	X	3.15	X	1	=	28.98
17.	4.05	X	2.15	X	1	=	8.71
18.	1.35	X	1.85	X	1	=	2.50
19.	1.00	X	3.15	X	1	=	3.15
20.	11.05	X	3.35	X	1	=	36.98
21.	2.70	X	1.20	X	1	=	3.24
22.	2.60	X	1.15	X	1	=	2.99
23.	2.25	X	4.65	X	1	=	10.46
24.	3.05	X	5.60	X	1	=	17.08
25.	5.70	X	3.35	X	1	=	19.09
26.	13.60	X	2.25	X	1	=	30.60
27.	11.30	X	3.15	X	1	=	35.59
28.	11.65	X	0.45	X	1	=	5.24
29.	3.25	X	1.15	X	1	=	3.74
30.	1.80	X	1.30	X	1	=	2.34
TOTAL						=	377.72

REFUGE AREA CALCULATION

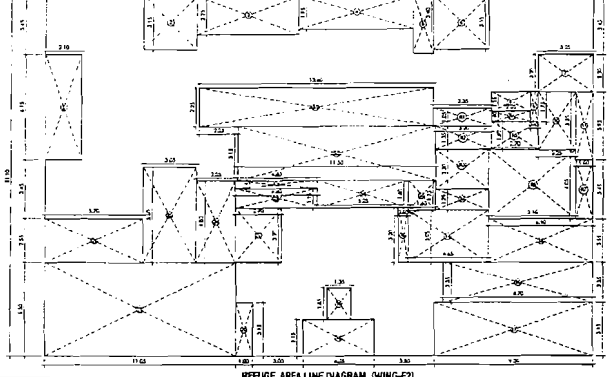
R1.	5.10	X	2.25	=	11.48
R2.	1.05	X	3.45	=	3.63
R3.	4.25	X	1.15	=	4.89
R4.	2.25	X	1.80	=	4.05
R5.	5.50	X	2.05	=	11.28
R6.	5.80	X	0.25	=	1.45
R7.	5.60	X	0.60	=	3.36
R8.	3.35	X	0.55	=	1.84
R9.	5.60	X	0.60	=	3.36
R10.	6.05	X	0.25	=	1.51
R11.	5.60	X	1.35	=	7.56
R12.	4.15	X	0.95	=	3.94
R13.	8.15	X	1.20	=	10.98
R14.	6.15	X	2.25	=	13.83
TOTAL				=	88.36 SQ.MT. —C

BUILT UP AREA OF "BLOCK A" (8TH FLOOR)

= A - B = C)

= 670.68 - (377.72 + 88.36)

= 670.68 - 464.58 = 206.10 SQ.MT.



REFUGE AREA LINE DIAGRAM (WING-F2)
12TH FLOOR PLAN

BUILT UP AREA CALCULATION FOR BLOCK "A" BOLC (12TH FLOOR)

BLOCK "A" : 31.80 X 21.10 = 670.68

DEDUCTION :

1.	2.10	X	6.15	X	1	=	12.92
2.	3.05	X	3.15	X	1	=	9.61
3.	5.60	X	2.25	X	1	=	12.36
4.	5.60	X	1.95	X	1	=	10.92
5.	1.20	X	3.40	X	1	=	4.08
6.	3.20	X	3.15	X	1	=	10.08
7.	3.25	X	2.20	X	1	=	7.15
8.	2.25	X	4.60	X	1	=	3.58
9.	0.45	X	1.75	X	1	=	0.79
10.	2.25	X	3.35	X	1	=	7.54
11.	1.05	X	3.05	X	1	=	3.20
12.	3.05	X	1.25	X	1	=	3.81
13.	0.80	X	1.30	X	1	=	1.02
14.	4.65	X	3.05	X	1	=	14.18
15.	8.10	X	2.55	X	1	=	15.56
16.	8.70	X	2.35	X	1	=	20.44
17.	6.80	X	3.15	X	1	=	28.98
18.	4.05	X	2.15	X	1	=	8.71
19.	1.35	X	1.85	X	1	=	2.50
20.	1.00	X	3.15	X	1	=	3.15
21.	11.05	X	3.35	X	1	=	36.98
22.	2.70	X	1.20	X	1	=	3.24
23.	4.60	X	1.15	X	1	=	5.29
24.	2.25	X	4.60	X	1	=	10.46
25.	3.05	X	5.60	X	1	=	17.08
26.	5.70	X	3.35	X	1	=	19.09
27.	13.60	X	2.25	X	1	=	30.60
28.	11.30	X	3.15	X	1	=	35.59
29.	4.60	X	0.45	X	1	=	2.07
30.	3.25	X	1.80	X	1	=	5.40
31.	1.80	X	1.75	X	1	=	3.15
TOTAL						=	361.77

REFUGE AREA REQUIRED ON 8TH FLR. (WING-F2)

= 4% OF BUP. AREA OF 8TH, 12TH, 11TH, 12TH FLOOR (INCLUDING BALC. & COMMON AREA)

FLOOR	BUP. AREA	BALC. AREA	COMMON AREA	TOTAL
8TH	206.40	25.10	73.22	301.72
9TH	262.68	29.44	73.06	365.20
11TH	262.68	29.44	73.06	365.20
11TH	262.68	29.44	73.06	365.20
TOTAL				= 1437.32 SQMT.

4 % OF 1437.32 SQMT. = 56.35 SQMT.

REFUGE AREA PROVIDED = 60.86 SQ.MT.

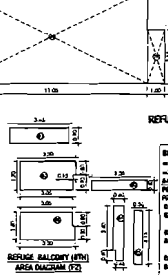
REFUGE AREA REQUIRED ON 12TH FLR. (WING-F2)

= 4% OF BUP. AREA OF 9TH, 10TH, 11TH, 12TH FLOOR (INCLUDING BALC. & COMMON AREA)

FLOOR	BUP. AREA	BALC. AREA	COMMON AREA	TOTAL
12TH	262.68	29.44	73.22	365.20
13TH	262.68	29.44	73.06	365.20
14TH	262.68	29.44	73.06	365.20
TOTAL				= 1118.17SQMT.

4 % OF 1118.17 SQMT. = 44.73SQMT.

REFUGE AREA PROVIDED = 44.84 SQMT.



REFUGE BALCONY (8TH)
AREA DIAGRAM (F2)

BUILT UP AREA CALCULATION OF (8TH FLOOR)

= BLOCK "B"

= 206.40SQ.MT.

BALCONY AREA CALCULATION OF 8TH FLOOR (F2 BLDG.)

PERMISSIBLE BALCONY AREA 10% = 20.64 SQMT.

PROPOSED BALCONY AREA

B1	=	2.45	X	0.80	X	2 NOS	= 4.21 SQ.MT.
B2	=	3.20	X	0.80	X	1 NOS.	= 2.56SQ.MT.
	=	2.05	X	0.80	X	1 NOS.	= 1.64 SQ.MT.
B3	=	3.20	X	0.80	X	1 NOS	= 1.92 SQ.MT.
B4	=	0.80	X	2.60	X	2 NOS.	= 4.16SQ.MT.
	=	0.45	X	0.80	X	2 NOS.	= 0.54 SQ.MT.
B5	=	0.50	X	1.10	X	1 NOS	= 1.54 SQ.MT.
B6	=	3.05	X	0.80	X	1 NOS.	= 2.44SQ.MT.
	=	3.20	X	0.80	X	1 NOS.	= 2.56 SQ.MT.
TOTAL BALCONY AREA							= 21.57 SQ.MT.

EXCESS BALCONY = 0.93SQ.MT.

BUILT UP AREA OF 8TH FLOOR

= 206.40 - 0.93 (EXCESS BAL.)

= 205.47 SQ.MT.

REFUGE BALCONY (12TH)
AREA DIAGRAM (F2)

BUILT UP AREA CALCULATION OF 12TH FLOOR.
(REFUGE FLOOR)

= BLOCK "B"

= 44.57SQ.MT.

BALCONY AREA CALCULATION OF 12TH FLOOR (F2 BLDG.)

PERMISSIBLE BALCONY AREA 10% = 20.44 SQMT.

PROPOSED BALCONY AREA

B1	=	3.45	X	0.80	X	2 NOS	= 6.21 SQ.MT.
B2	=	3.25	X	0.80	X	1 NOS.	= 2.60SQ.MT.
	=	3.05	X	0.80	X	1 NOS.	= 2.44 SQ.MT.
B3	=	3.20	X	0.80	X	1 NOS.	= 1.92 SQ.MT.
B4	=	3.20	X	0.80	X	1 NOS.	= 2.56SQ.MT.
B5	=	0.80	X	2.60	X	2 NOS.	= 4.16SQ.MT.
	=	0.45	X	0.80	X	2 NOS.	= 0.54 SQ.MT.
B6	=	0.50	X	1.15	X	1 NOS	= 1.58 SQ.MT.
B7	=	3.05	X	0.80	X	1 NOS	= 2.44SQ.MT.
	=	3.20	X	0.80	X	1 NOS	= 2.56 SQ.MT.
TOTAL BALCONY AREA							= 26.55SQ.MT.

EXCESS BALCONY = 2.00SQ.MT.

BUILT UP AREA OF 12TH FLOOR

= 44.57 - 2.00 (EXCESS BAL.)

= 242.57SQ.MT.

REFUGE AREA CALCULATION

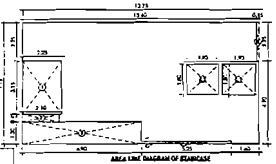
R1.	3.35	X	1.05	=	3.52
R2.	3.20	X	1.35	=	4.32
R3.	3.05	X	2.30	=	7.02
R4.	2.25	X	0.60	=	1.35
R5.	2.70	X	1.60	=	4.32
R6.	5.10	X	4.05	=	20.65
R7.	1.60	X	3.45	=	5.52
TOTAL				=	44.84 SQ.MT. —C

BUILT UP AREA OF "BLOCK A" (12TH FLOOR)

= A - B = C)

= 670.68 - (361.77 + 44.84)

= 670.68 - 406.61 = 264.07SQ.MT.



AREA LINE DIAGRAM OF STAIRCASE
8TH & 12TH (REFUGE FLOOR PLAN)
FLOOR PLAN (F2 BLD)

STAIRCASE AREA CALCULATION 8TH & 12TH FLOOR

13.75X7.14 = 98.31 SQ.MT. —A

DEDUCTION :

1.	2.25	X	3.15	=	7.09
2.	2.10	X	0.45	=	0.95
3.	0.80	X	1.20	=	0.97
4.	1.25	X	0.15	=	0.19
5.	0.15	X	2.25	=	0.34
6.	1.80	X	1.80	X	2	=	6.50
TOTAL						=	15.98 SQ.MT. —B

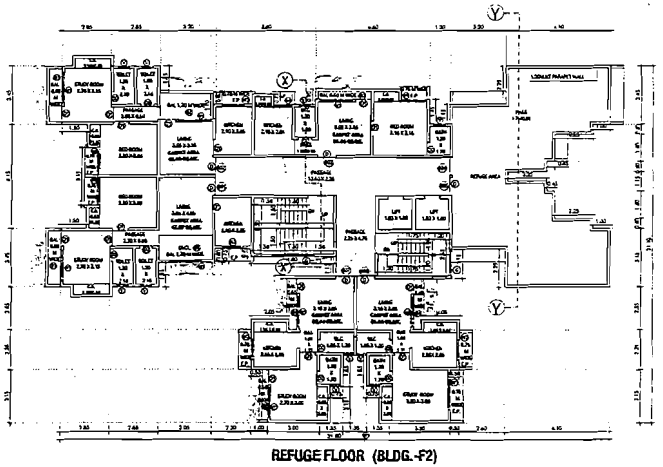
8TH & 12TH FLOOR STAIRCASE AREA

= A - B

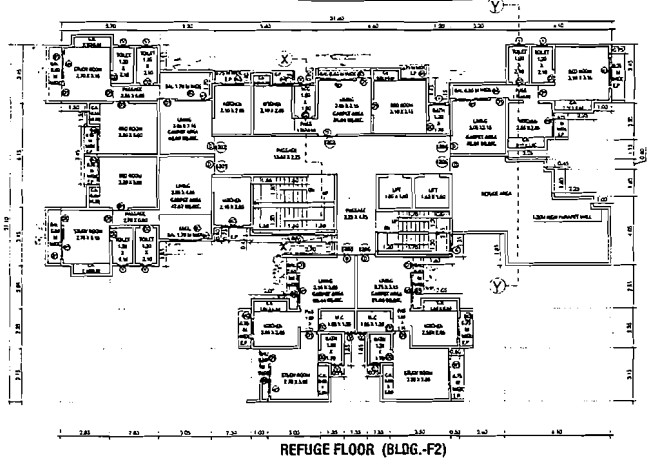
= 98.31-15.98= 73.12SQ.MT.

TOTAL STAIRCASE AREA

= 73.12 X 2 = 146.24 SQ.MT.



REFUGE FLOOR (BLDG.-F2)
8TH FLOOR PLAN



REFUGE FLOOR (BLDG.-F2)
12TH FLOOR PLAN

For UNNATI ESTATES
PARTNER

BLDG. NO. F2 (ST + 14 FLOORS): 4/6

CONTENTS OF SHEET

FLOOR PLANS, AREA DIAGRAM & STAIRCASE AREA CALCULATIONS

STAMP OF APPROVAL OF PLAN

Plans are approved subject to conditions
Prescribed in Permit No. V.P. 501/671/14
TMC/TDO/BP-41/2008/115, Dated 30/12/2015

Deputy Engineer (T.D.O.) — Executive Engineer (T.D.O.)
Thane Municipal Corporation
The City of Thane

सावधान

"वरील नकाशाप्रमाणे बांधकाम न करणे तसेच वापर न करणे. अन्यथा कायदेशीर कारवाई करण्यात येईल. तसेच नकाशाप्रमाणे बांधकाम न केल्यास व वापर न केल्यास सदर बांधकाम अनधिकृत समजण्यात येईल व त्याची जबाबदारी संबंधित मालक व वास्तुविशारद यांची राहील."

DESCRIPTION OF PROPOSAL

PROPOSED RESIDENTIAL COMPLEX ON PLOT BEARING S.NO. 25/1, 26/2C, 25C/2C, 25C/4, 25/1/1, AT VILLAGE KAMSAR/VAGHALI - GHODBUNDER ROAD, THANE (W)

NAME AND ADDRESS OF OWNER

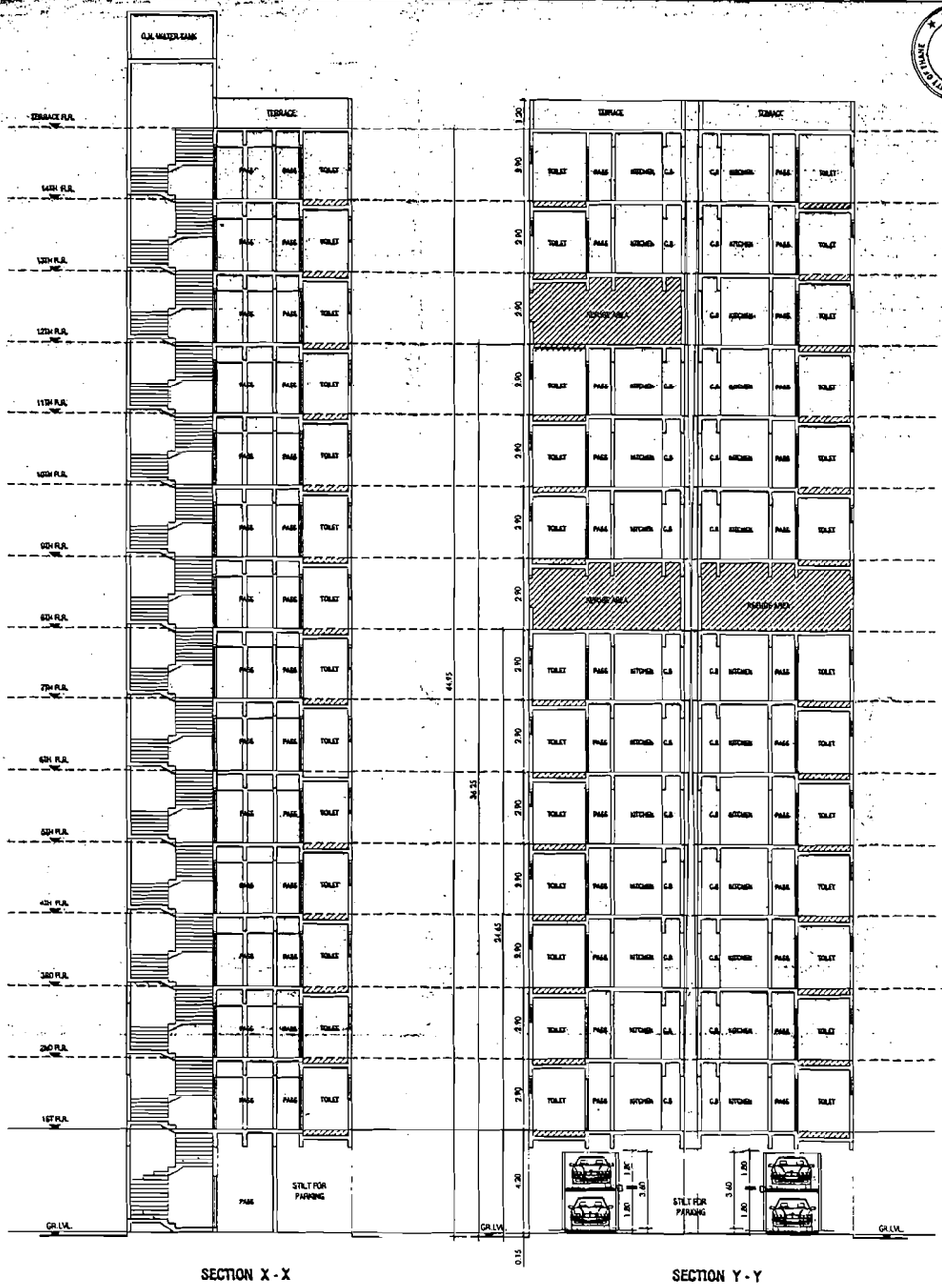
SHRI. RAJAN BANDELKAR & OTHERS
FOR PARTNER OF M/S. UNNATI ESTATE
UNNATI CARDEN & LARGE NARAYAN RESIDENCY
OPP. MA NIKETAN, PODHANAR RD. NO. 2, MULUNDE

SIGNATURE OF OWNER — ARCHITECT & NARAYAN CARDENARR SIGNATURE OF ARCHITECT

ARCHITECTS NAME & ADDRESS

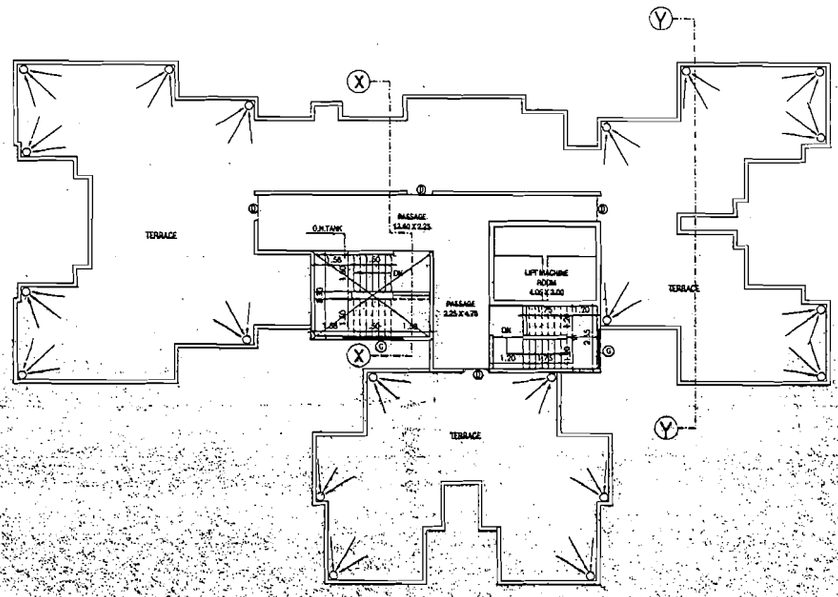
godbole mulaokom & associates
2, BAGMATRA HERITAGE,
NR. KARVE HOSPITAL (NEW) COLONY,
BRAHMIN SOC., MULUNDA,
THANE (W)-400 602.
PH. NO. - (022) 2 5364052, 25384484.

DRG.NO	SCALE	DATE	DRN.BY	CHKD.BY
06-4-04	1 : 100	06-4-2013	YOGESH	SHEKHAR C.



SECTION X - X

SECTION Y - Y



TERRACE FLOOR PLAN (WING - F2)

BLDG. NO. F2 (ST + 14 FLOORS) 5/6

CONTENTS OF SHEET

TERRACE FLOOR PLAN, SECTION -X-X, SECTION -Y-Y.

Plans are approved Subject to conditions Prescribed in Permit No. V.P.-506/2013/13 TMC/TD-DP/TPS/ 1000/13 Dated 13/11/2013

Deputy Engineer (TDD) — Executive Engineer (TDD)

Thane Municipal Corporation
The City of Thane

सावधान

"मंजूर नकाशाप्रमाणे बांधकाम न करणे तसेच वेळोवेळी विकास नियंत्रणाधिनियम अंतर्गत जारी करण्यात आलेल्या नोटीसा व नंतर रद्दचा नोटीसीमध्ये नमूद केल्याप्रमाणे अनुसार दंडात्मक शुल्क भरणे, अन्यथा फौजदारी कारवाई करण्यात येईल. तसेच दंडाची रक्कम रु. ५०००/- इतकी राहील."

DESCRIPTION OF PROPOSAL

PROPOSED RESIDENTIAL COMPLEX ON PLOT BEARING S.NO. 250/1, 250/ 2/C ,250/ 2/D , 250/4, 251/1, AT VILLAGE KAMESAR,VADAVALI , GHODBUNDER ROAD , THANE (W)

NAME AND ADDRESS OF OWNER

SHRI. RAJAN BANDELKAR & OTHERS
FOR PARTNER OF M/S UNNATHI ESTATE
UNNATHI GARDEN III, LAXMI NARAYAN RESIDENCY
OPP. MA KETAN, POKHARAN RD. NO. 2, MAJIWADE

SIGNATURE OF OWNER — JITENDRA MUKADAM CA/92/14751 SIGNATURE OF ARCHITECT

ARCHITECTS NAME & ADDRESS

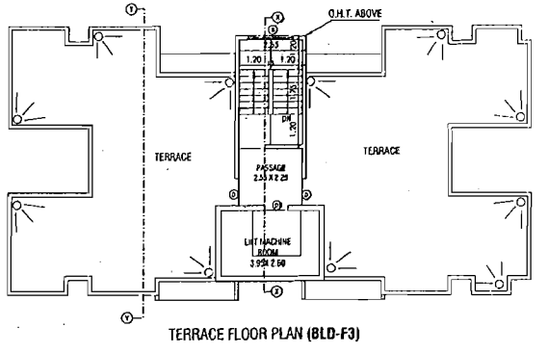
GODBOLE MUKADAM & ASSOCIATES
2, NAKSHATRA HERITAGE,
NR. KARVE HOSPITAL HINDU COLONY,
BRAHMIN SOC. NAUPADA,
THANE(W)-400 602.
PH. NO. - (0222) 5384052, 25384498.

DRG.NO.	SCALE	DATE	DRN.BY	CHKD.BY
MH-GM/UM/RMA	1 : 100	08-8-2013	YOGESH	SAEHAL C.

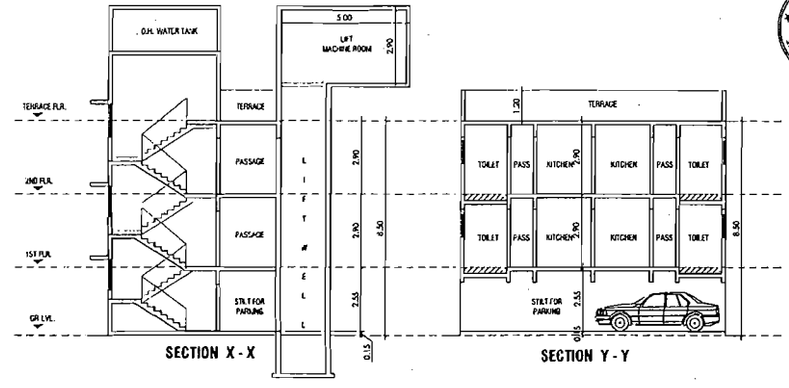
\\Server\D-Office Data\year7\ward\1.DN GOMS ARCHITECTURE\1.DN GOMS ARCHITECTURE\UNNATHI WOODS - PHASE VIII\Municipal Drawing\submission drawing\08-8-2013

For UNNATHI ESTATE

PARTNER



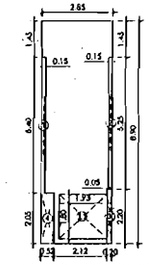
TERRACE FLOOR PLAN (BLD-F3)



SECTION X - X

SECTION Y - Y

PROPOSED BUILT UP AREA				
BUILDING TYPE	NO. OF BUILDING	FLOOR	BUILT UP AREA IN Sqmt.	TOTAL BUILTUP AREA
F3 (ST + 2)	1	TYPICAL FLOOR	145.40 X 2 = 145.40	290.80 SQ.MT.
TOTAL PROPOSED BUILT UP AREA				290.80 SQ.MT.



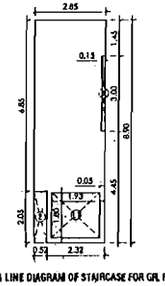
AREA LINE DIAGRAM OF STAIRCASE 1ST AND 2ND FLOOR.

STAIRCASE AREA CALCULATION 1ST AND 2ND FLOOR
2.85 X 6.90 = 25.37SQ.MT. ——A
DEDUCTION :
1. 0.15 X 5.40 = 0.81
2. 0.15 X 5.25 = 0.79
3. 0.20 X 2.20 = 0.44
4. 0.52 X 2.05 = 1.07
L1 1.93 X 1.80 = 3.47
TOTAL = 6.58 SQ.MT.—B

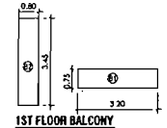
1ST AND 2ND FLOOR STAIRCASE AREA.
= A - B
= 25.37 - 6.58
= 18.79SQ.MT
=18.79X2 = 37.58 SQ.MT.

STAIRCASE AREA CALCULATION GR. FLOOR
2.85 X 6.90 = 25.37SQ.MT. ——A
DEDUCTION :
1. 0.15 X 3.00 = 0.45
2. 0.52 X 2.05 = 1.07
L1 1.93 X 1.80 = 3.47
TOTAL = 4.99 SQ.MT.—B

GR. FLOOR STAIRCASE AREA.
= A - B
= 25.37 - 4.99
=20.38SQ.MT.



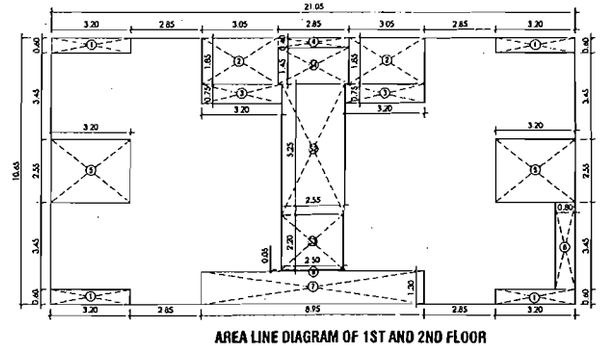
AREA LINE DIAGRAM OF STAIRCASE FOR GR. FLOOR



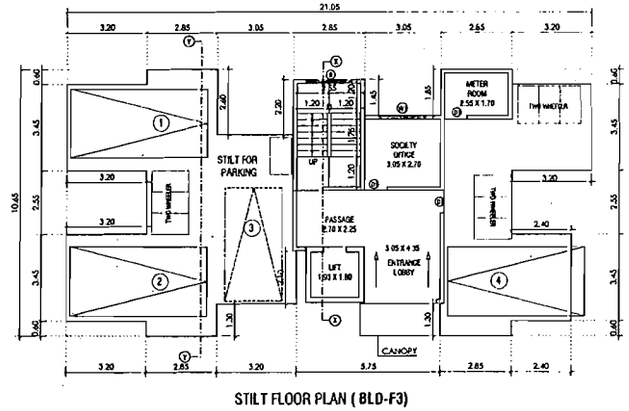
1ST FLOOR BALCONY AREA DIAGRAM

BUILT UP AREA CALCULATION OF 1ST AND 2ND FLOOR
BLOCK "A" : 21.05 X 10.65 = 224.18
DEDUCTION :
1. 3.20 X 0.60 X 4 = 7.68
2. 3.05 X 1.85 X 2 = 11.29
3. 3.20 X 0.75 X 2 = 4.80
4. 2.85 X 0.40 X 1 = 1.14
5. 3.20 X 2.55 X 2 = 16.32
6. 0.80 X 3.45 X 1 = 2.76
7. 8.95 X 1.30 X 1 = 11.64
8. 2.50 X 0.05 X 1 = 0.13
S1. 2.85 X 1.45 X 1 = 4.13
S2. 2.55 X 5.25 X 1 = 13.39
S3. 2.50 X 2.20 X 1 = 5.50
TOTAL = 78.78
BUILT UP AREA OF 1ST AND 2ND FLOOR :
224.18 -78.78 = 145.40 SQ.MT.

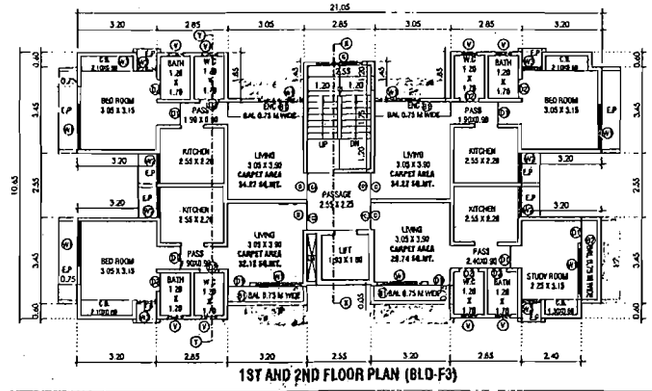
BUILT UP AREA CALCULATION OF 1ST AND 2ND FLOOR
= 145.40 SQ.MT.
BALCONY AREA CALCULATION OF 1ST FLOOR
PERMISSIBLE BALCONY AREA 10% = 14.54 SQ.MT.
PROPOSED BALCONY AREA
B1 = 3.20 X 0.75 X 4NOS = 9.60 SQ.MT.
B2 = 0.80 X 3.45 X 1 NOS = 2.76 SQ.MT.
TOTAL BALCONY AREA = 12.36 SQ.MT.
EXCESS BALCONY = 0.005Q.MT.
BUILT UP AREA OF 1ST AND 2ND FLOOR
= 145.40 + 0.00 (EXCESS BAL.)
= 145.40 SQ.MT.



AREA LINE DIAGRAM OF 1ST AND 2ND FLOOR



STILT FLOOR PLAN (BLD-F3)



1ST AND 2ND FLOOR PLAN (BLD-F3)

For UNNATHI ESTATES
PARTNER

BLDG. NO. F3 (ST + 2 FLOORS) 6/6

CONTENTS OF SHEET

FLOOR PLANS, AREA DIAGRAM & STAIRCASE AREA CALCULATION AREA CALCULATIONS ,TERRACE FLOOR PLAN,SECTION -X-X & Y-Y

STAMP OF APPROVAL OF PLAN

Plans are approved Subject to conditions Prescribed in Permit No. V.P.-S06/01/11/13 TMC/TD-DP/Tps/1004/13 Dated 23/12/2013

Deputy Engineer (TDD)
Executive Engineer (TDD)
Thane Municipal Corporation
The City of Thane

FIRE MUNICIPAL CORPORATION THANE

— सावधान —
"मंजुर नकाशाप्रमाणे बांधकाम न करणे तसेच विकास नियंत्रण नियमावलीनुसार आवश्यक त्या परवानग्या न घेता बांधकाम वापर करणे, महाराष्ट्र प्रादेशिक व नगर रचना अधिनियमाचे कलम ५२ अनुसार दखलपात्र गुन्हा आहे. त्याबाबत फौजदारी कारवाई करून ३ वर्षे कैद व रु. ५०००/- दंड होऊ शकतो."

SCHEDULE OF DOORS & WINDOWS

SIZE	TYPE	DESCRIPTION
1.05 X 2.20	D	T.W. FRAME WITH PANELED DOOR
0.90 X 2.10	D1	T.W. FRAME WITH PANELED DOOR
0.75 X 2.10	D2	T.W. FRAME WITH PANELED DOOR
2.45 X 1.20	W	AL. FRAME WITH GLAZE WINDOW
1.80 X 1.20	W1	AL. FRAME WITH GLAZE WINDOW
0.80 X 1.20	W3	AL. FRAME WITH GLAZE WINDOW
1.80 X 1.20	G	AL. FRAME WITH GLAZE WINDOW
0.60 X 0.90	V	AL. FRAME WITH LOUVERS

DESCRIPTION OF PROPOSAL

PROPOSED RESIDENTIAL COMPLEX ON PLOT BEARING S.NO. 250/1, 250/ 2/C ,250/ 2/D , 250/4, 251/1, AT VILLAGE KAVESAR,VADAVALI , GHODBUNDER ROAD, THANE (W)

NAME AND ADDRESS OF OWNER

SHRI. RAJAN BANDELKAR & OTHERS
FOR PARTNER OF M/S UNNATHI ESTATE
UNNATHI GARDEN III, LAXMI NARAYAN RESIDENCY
OPP. MA NIKETAN, POKHARAN RD. NO. 2, MAJIWADE

SIGNATURE OF OWNER

JITENDRA MUKADAM
CA/92/14751
SIGNATURE OF ARCHITECT

ARCHITECTS NAME & ADDRESS

godbole mukadam & associates
2, NAKSHATRA HERITAGE,
NR. KARVE HOSPITAL,HINDU COLONY,
BRAHMIN SOC., NAUPADA,
THANE(W)-400 602.
PH. NO. - (022)2 5364052, 25384498.

ORG.NO	SCALE	DATE	DRN.BY	CHKD. BY
MH-5/34/UW/PH-VI	1:100L	09-5-2013	YOGESH	SNEHAL G.

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COVERED BUILT UP AREA STATEMENT

BLDG	STILT AREA	BUILT-UP AREA	BALCONY	C.B.	STAIRCASE	REFUGE	SOCIETY OFFICE	METER ROOM	TOTAL BUILT UP AREA
F1	174.04	3027.33	286.16	148.41	869.78	80.28	12.80	10.57	4609.37 SQ.M (a)
F2	245.95	3843.13	403.38	212.58	1115.87	131.50	17.05	6.30	5975.76 SQ.M (b)
F3	31.91	875.05	—	—	—	—	—	—	906.96 SQ.M (c)

PODIUM AREA= 750.21 (d).

(a+b+c+d) 4609.37 +5975.76 +906.96 +750.21 =12242.30 SQ.M.

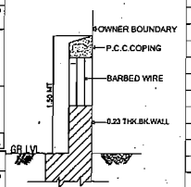
TOTAL PROPOSED COVERED BUILT UP AREA = 12242.30 SQ.M.

PROPOSED BUILT UP AREA

BUILDING TYPE	NO. OF BUILDING	FLOOR	BUILT UP AREA IN SQ.MT.	TOTAL BUILTUP AREA
F1 (GR.+11TH(PT))	1	GR. FLOOR	140.86 X 1 = 140.86	3027.33 SQ.MT.
		TYPICAL FLOOR	278.39 X 9 = 2505.51	
		8TH FLOOR	208.56 X 1 = 208.56	
		11TH FLOOR	172.40 X 1 = 172.40	
F2 (ST + 14)	1	TYPICAL FLOOR	283.64 X 12 = 3406.68	3862.17 SQ.MT.
		8TH REFUGE FLOOR	209.43 X 1 = 209.43	
		12TH REFUGE FLOOR	246.66 X 1 = 246.66	
TOTAL PROPOSED BUILT UP AREA				6889.50 SQ.MT.

PROPOSED MHADA BUILT UP AREA

BUILDING TYPE	NO. OF BUILDING	FLOOR	BUILT UP AREA IN SQ.MT.	TOTAL BUILTUP AREA
F3 (ST+5TH)	1	GR. FLOOR	119.25 X 1 = 119.25	875.05 SQ.MT.
		TYPICAL FLOOR	151.16 X 5 = 755.80	
TOTAL PROPOSED BUILT UP AREA				875.05 SQ.MT.



SECTION THROUGH COMPOUND WALL

PROPOSED TENEMENT STATEMENT :

BLDG TYPE	NO. OF BUILDING	TENEMENT LESS THAN 35 SQ.M	TENEMENTS 35 TO 50 SQ.M	TENEMENT 50 TO 75 SQ.M	ABOVE 75 SQ.M	TOTAL
F1	1	00	50	22	—	72.00
F2	2	—	67	28	—	95.00
F3	3	23	—	00	—	23.00
TOTAL		23	117	50	—	190.00

S.NO/ H.NOS.	AS PER 7/12 (SQ.M)	AS PER Δ (SQ.M)	ROAD (SQ.M)	PRIMARY SCHOOL RESERVATION (SQ.M)	"R" ZONE (SQ.M)	AS PER AGREEMENT (SQ.M)	AREA FOR F.S.I. (SQ.M)
250/1	3140.00	3256.00	-	2110.00	1030.00	-	3140.00
250/2/C	2020.00	2536.47	-	-	2020.00	-	2020.00
250 /2/D	1300.00	1440.27	145.00	-	1155.00	-	1300.00
250/4	1070.00	1296.40	135.00	-	935.00	-	1070.00
251/1	1210.00	1320.67	700.00	-	—	700.00	700.00
TOTAL	8740.00	9849.81	980.00	2110.00	5140.00	700.00	8230.00

PROPOSED PARKING STATEMENT

BUILDING TYPE	FLAT / NO.SHOP NO	PARKING NO.IN STILT	PARKING NO. IN PODIUM	PARKING NO. IN OPEN
F2	101,102,201,202,301,302	1,2,3,4,5,6		
	401,402,501,502,601,602	7,8,9,10,11,12		
	701,702,801,802,901,902	13,14,15,16,	36,37	
	1001,1002,1101,1102		38,39,40,41	
	1201,1202,1301,1302		42,43,44,45	
	1401,1402		46,47	
	103/104,105/106,107/203		48,49	1
	204/205,206/207,303/304			2,3,4
	305/306,307/403,404/405			5,6,7
	406/407,503/504,505/506			8,9,10
	507/603,604/605,606/607			11,12,13
	703/704,705/706,707/803			14,15,16
	806/807,903/904,905/906			17,18,19
	907/1003,1004/1005			20,21
	1006/1007,1103/1104			22,23
	1105/1106,1107/1203			24,25
	1204/1205,1207/1303			26,27
	1304/1305,1306/1307			28,29
	1403/1404,1405/1406			30,31
	1407/603(F3)			32
TOTAL				

PROPOSED PARKING STATEMENT

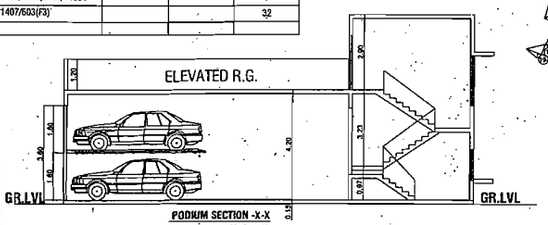
BUILDING TYPE	FLAT / NO.SHOP NO	PARKING NO.IN STILT	PARKING NO. IN PODIUM
F1	SHOP-1,2,3,4,5,6	1,2,3,4,5,6	
	101,102,201,202,301,302,	7,8,9,10,	1,2.
	401,402,501,502,601,602		3,4,5,6,7,8
	701,702, 801,802,901,902		9,10,11,12,13,
	1001,1002, 1101,1102.		14,15,16,17
	103/104,105/106,107/203		11,12,13
	204/205,206/207,303/304		14,15,16
	305/306,307/403 ,404/405		17,18,19
	406/407,503 /504,505/506		20,21,22
	507/603,604/ 605,606/607		23,24,25
	703/704, 705/706,707/805		26,27,28
	806/807,903/904, 905/906		29,30,31
	907/1003, 1004/ 1005.		32,33
	1006/1007,1106/1107		34,35
TOTAL			

PARKING STATEMENT :	NO.OF FLATS	PARKING REQUIRED
FLATS LESS THAN 35SQ.M.	23	NIL
FLATS - 35 TO 50 SQ.M.	117	58.50
FLATS - 50 TO 75 SQ.M.	50	50.00
FLATS MORE THAN 75 SQ.M.	—	—
TOTAL	190	108.50
10% FOR VISITORS		10.85
TOTAL PARKING REQUIRED SAY		119.35 NO. 120.00 NO.

COMMERCIAL AREA = 140.86 SQ.MT.
PARKING REQUIRED FOR COMMERCIAL AREA = 5.63 NOS.
TOTAL CAR PARKING REQUIRED FOR RESIDENTIAL = 108.50 NOS.
10% VISITORS = 10.85 NOS.
TOTAL CAR PARKING REQUIRED = 124.98 (125) NOS.
CAR PARKING PROVIDED = 125.00 NOS.
SCOOTER PARKING REQUIRED =162 NOS.
TOTAL SCOOTER PARKING PROVIDED =162 NOS.

PROPOSED VISITOR PARKING STATEMENT

PARKING NO.	OPEN NO. PARKING	PARKING NO. IN PODIUM
10 NO.	36,37,38,39,40,	50,51,52,53,54



PODIUM SECTION -X-X
SCALE : 1 : 100

PROPOSED PARKING STATEMENT

BUILDING TYPE	PARKING REQUIRED	PARKING IN ELEVATED R.G.	OPEN PARKING PROVIDED	PARKING PROVIDED IN STILT	CAR PARKING SIZE
F1	125	59	40	10	
F2				16	2.75 X 5.00
F3				00	2.30 X 4.50
TOTAL	125	59	40	26	

STAIRCASE AREA CALCULATIONS

BLDG NO.	FLOORS	TOTAL AREA (IN SQ.M)
F1	GR.(STILT)	60.33 X 1 = 60.33
	TYPICAL FLOOR	73.54 X 10 = 735.40
	8TH FLOOR	74.05 X 1 = 74.05
F2	GR. (STILT)	92.47 X 1 = 92.47
	TYPICAL FLOOR	73.08 X 12 = 876.96
	REFUGE FLOOR	73.22 X 2 = 146.44
TOTAL		= 1985.65

AS PER U.L.C. ORDER	FLAT HANDOVER TO GOVT. NOMINE UP TO 53.50 SQMT.BUA	FLAT PROVIDED IN BLDG.NO.F2
1) U.L.C./TA/WSHS-20 SR-1505 DATE 22 OCT 2013	1 NO.	FLAT NO. 101

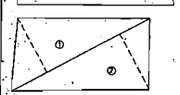
R.G. AREA CALCULATION :

R.G-1
1. 30.21 X11.99 X 0.50 = 181.11
2. 30.21 X12.07 X 0.50 = 182.32
TOTAL 363.43SQ.MT. —(A)

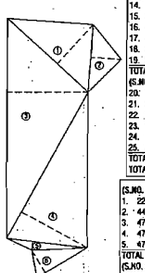
R.G. AREA CALCULATION :

R.G-2
1. 21.04 X 10.18 X 0.50 = 107.08
2. 13.03 X 5.90 X 0.50 = 38.44
3. 42.45 X 15.53 X 0.50 = 329.62
4. 32.23 X 14.50 X 0.50 = 233.67
5. 15.64 X 1.67 X 0.50 = 13.06
6. 11.20 X 5.06 X 0.50 = 28.34
TOTAL 750.21SQ.MT. —(A)
PROVIDED R.G. =
R.G.-1+R.G.-2
=363.43+750.21=1113.64 SQ.MT.

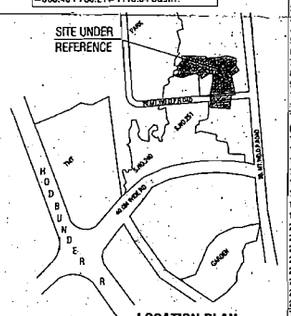
PHYSICAL R.G. REQUIRED = 20% OF NET PLOT AREA = 20% OF 5140.00 SQ.M =1028.00 SQ.M



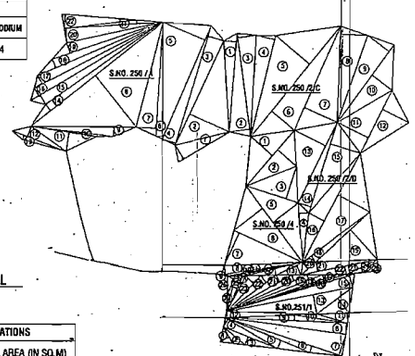
RG. AREA DIARAGAM-1
(ON GROUND LVL.) SCALE : 1 : 500



RG. AREA DIARAGAM-2
(ELEVATED) SCALE : 1 : 500



LOCATION PLAN



PLOT AREA CALCULATION
(SCALE 1:1000)

(S.NO. 250/2/D) PLOT AREA		
13. 34.24 X 13.70 X 0.50	=	234.54 SQ.MT.
14. 36.28 X 5.18 X 0.50	=	93.97 SQ.MT.
15. 36.28 X 12.09 X 0.50	=	219.31 SQ.MT.
16. 47.12 X 6.73 X 0.50	=	158.56 SQ.MT.
17. 47.12 X 13.82 X 0.50	=	325.60 SQ.MT.
18. 32.25 X 2.88 X 0.50	=	46.44 SQ.MT.
19. 28.18 X 15.39 X 0.50	=	216.85 SQ.MT.
TOTAL	=	1295.27 SQMT. (a)
(S.NO. 250/2/D)ROAD AREA		
20. 7.58 X 3.20 X 0.50	=	12.14 SQ.MT.
21. 30.10 X 3.78 X 0.50	=	56.88 SQ.MT.
22. 30.10 X 3.19 X 0.50	=	48.01 SQ.MT.
23. 13.28 X 0.21 X 0.50	=	1.39 SQ.MT.
24. 12.72 X 2.07 X 0.50	=	13.17 SQ.MT.
25. 7.37 X 3.64 X 0.50	=	13.41 SQ.MT.
TOTAL	=	145.00 SQMT. (b)
TOTAL PLOT AREA (a+b) =1440.275QMT.		

(S.NO. 250/1 PLOT AREA		
1. 22.61 X 6.33 X 0.50	=	71.56 SQ.MT.
2. 44.10 X 16.85 X 0.50	=	371.63 SQ.MT.
3. 47.97 X 6.33 X 0.50	=	151.83 SQ.MT.
4. 47.87 X 5.46 X 0.50	=	130.96 SQ.MT.
5. 47.46 X 17.70 X 0.50	=	420.02 SQ.MT.
TOTAL	=	1146.00SQMT. (a)
(S.NO. 250 / 1 PLOT AREA PRIMARY SCHOOL RESERVATION		
6. 45.00 X 2.50 X 0.50	=	56.25 SQ.MT.
7. 43.90 X 7.68 X 0.50	=	168.58 SQ.MT.
8. 64.50 X 25.20 X 0.50	=	815.93 SQ.MT.
9. 40.45 X 3.60 X 0.50	=	73.81 SQ.MT.
10. 31.55 X 8.82 X 0.50	=	13.10 SQ.MT.
11. 25.58 X 7.42 X 0.50	=	94.90 SQ.MT.
12. 22.20 X 4.20 X 0.50	=	46.62 SQ.MT.
13. 22.20 X 1.72 X 0.50	=	19.09 SQ.MT.
14. 64.50 X 3.08 X 0.50	=	99.33 SQ.MT.
15. 59.10 X 4.20 X 0.50	=	124.11 SQ.MT.
16. 59.10 X 3.49 X 0.50	=	102.83 SQ.MT.
17. 55.50 X 3.70 X 0.50	=	102.58 SQ.MT.
18. 52.10 X 3.55 X 0.50	=	92.48 SQ.MT.
19. 44.74 X 4.15 X 0.50	=	92.84 SQ.MT.
20. 37.80 X 5.47 X 0.50	=	103.38 SQ.MT.
21. 37.88 X 1.43 X 0.50	=	27.08 SQ.MT.
22. 28.78 X 5.35 X 0.50	=	76.99 SQ.MT.
TOTAL	=	2110.00 SQ.MT. (b)
TOTAL AREA =1146.00+2110.00		=3256.00
(S.NO. 250/2/C) PLOT AREA		
1. 38.15 X 4.92 X 0.50	=	93.85 SQ.MT.
2. 40.10 X 7.90 X 0.50	=	158.40 SQ.MT.
3. 40.10 X 7.15 X 0.50	=	143.36 SQ.MT.
4. 39.85 X 7.45 X 0.50	=	148.44 SQ.MT.
5. 54.74 X 17.22 X 0.50	=	471.21 SQ.MT.
6. 54.74 X 11.58 X 0.50	=	316.94 SQ.MT.
7. 43.64 X 14.03 X 0.50	=	306.13 SQ.MT.
8. 36.88 X 10.42 X 0.50	=	192.04 SQ.MT.
9. 38.94 X 10.39 X 0.50	=	191.90 SQ.MT.
10. 36.94 X 9.70 X 0.50	=	179.16 SQ.MT.
11. 27.22 X 13.31 X 0.50	=	181.15 SQ.MT.
12. 27.22 X 11.30 X 0.50	=	153.79 SQ.MT.
TOTAL	=	2536.47 SQMT.(a)
TOTAL PLOT AREA (b)=2536.47SQMT		

(S.NO. 251 /1) PLOT AREA		
1. 7.32 X 3.90 X 0.50	=	14.27 SQ.MT.
2. 10.87 X 2.62 X 0.50	=	14.24 SQ.MT.
3. 22.58 X 6.53 X 0.50	=	67.55 SQ.MT.
4. 23.45 X 3.37 X 0.50	=	39.51 SQ.MT.
5. 35.39 X 3.39 X 0.50	=	59.99 SQ.MT.
6. 47.53 X 2.62 X 0.50	=	62.26 SQ.MT.
7. 47.53 X 8.28 X 0.50	=	197.01SQ.MT.
8. 47.27 X 4.30 X 0.50	=	101.63SQ.MT.
9. 47.27 X 2.23 X 0.50	=	52.71 SQ.MT.
10. 20.76 X 1.65 X 0.50	=	17.13 SQ.MT.
11. 12.37 X 3.94 X 0.50	=	24.37 SQ.MT.
TOTAL	=	620.67SQMT. (c)
(S.NO. 251 /1) ROAD AREA		
12. 35.10 X 2.05 X 0.50	=	35.97 SQ.MT.
13. 49.25 X 7.25 X 0.50	=	178.53 SQ.MT.
14. 17.10 X 7.00 X 0.50	=	59.85 SQ.MT.
15. 51.00 X 4.55 X 0.50	=	116.03 SQ.MT.
16. 51.00 X 0.80 X 0.50	=	20.40 SQ.MT.
17. 48.30 X 0.80 X 0.50	=	19.32 SQ.MT.
18. 45.20 X 1.80 X 0.50	=	40.68 SQ.MT.
19. 39.70 X 2.05 X 0.50	=	40.69 SQ.MT.
20. 34.00 X 2.10 X 0.50	=	35.70 SQ.MT.
21. 28.35 X 2.62 X 0.50	=	36.78 SQ.MT.
22. 23.05 X 3.10 X 0.50	=	35.68 SQ.MT.
23. 18.90 X 4.10 X 0.50	=	38.74 SQ.MT.
24. 15.35 X 0.90 X 0.50	=	6.91 SQ.MT.
25. 14.95 X 2.60 X 0.50	=	19.44 SQ.MT.
26. 7.34 X 2.35 X 0.50	=	8.62 SQ.MT.
27. 13.95 X 1.05 X 0.50	=	7.32 SQ.MT.
TOTAL	=	700.00SQMT. (D)
TOTAL PLOT AREA (c+d) = 1320.67 SQMT.		

(S.NO.250/4) PLOT AREA		
1. 28.34 X 11.24 X 0.50	=	159.27 SQ.MT.
2. 28.34 X 9.75 X 0.50	=	138.16 SQ.MT.
3. 21.27 X 12.94 X 0.50	=	138.15 SQ.MT.
4. 22.79 X 3.90 X 0.50	=	44.44 SQ.MT.
5. 36.53 X 12.30 X 0.50	=	224.66 SQ.MT.
6. 36.53 X 13.92 X 0.50	=	254.25 SQ.MT.
7. 29.39 X 13.71 X 0.50	=	201.47 SQ.MT.
TOTAL	=	1160.40 SQMT. (g)
(S.NO. 250 /4) ROAD AREA		
8. 31.73 X 3.36 X 0.50	=	53.31 SQ.MT.
9. 31.73 X 0.81 X 0.50	=	12.84 SQ.MT.
10. 29.55 X 0.45 X 0.50	=	6.66 SQ.MT.
11. 29.55 X 0.70 X 0.50	=	10.35 SQ.MT.
12. 22.67 X 2.46 X 0.50	=	27.88 SQ.MT.
13. 11.55 X 4.15 X 0.50	=	23.97 SQ.MT.
TOTAL	=	135.00 SQ.MT. (h)
(S.NO. 250 /4) PLOT AREA		
TOTAL PLOT AREA (g+h) =1296.40 SQ.MT.		

PROFORMA

AREA STATEMENT

SR. NO.	DESCRIPTION	PLOT-A AREA IN SQ.M	MHADA -B - AREA IN SQ.M
1.	AREA OF PLOT	8230.00	
2.	DEDUCTION FOR		
	a.AREA UNDER 20.00M D.P. ROAD	980.00	
	b.AREA UNDER SCH. RESERVATION	2110.00	
	TOTAL (a+b)	3090.00	
3.	BALANCE PLOT AREA (1-2)	5140.00	
4.	DEDUCTION FOR a. RG. AS PER RULE15% OF NET PLOT AREA	771.00	
5.	NET AREA (3-4)	4369.00	MHADA COMPONENT 20% OF NET PLOT AREA =873.80
6.	ADD FOR FSI CREDIT PERMISSIBLE BY DEVELOPMENT RIGHTS AS PER GOVT. G.R. DATED 29.01.2016 (90 % ON BALANCE PLOT AREA) 5140.00 X 90 % = 4626.00 SQ.MT. OUT OF ABOVE POTENTIAL OF TDR AREA RESERVED FOR SLUM TDR SLUM TDR 4626.00 X 0.18=832.68 SQ.MT AREA PERMISSIBLE FOR UTILIZATION TDR 4626.00 - 832.68 = 3793.32 SQ.MT.		—
	ADDITIONS		
	a. AREA UNDER ROAD	980.00	
7.	ADDITIONAL 30% F.S.I. AS PER NOTIFICATION NO. TPS-1214/540/ CR-88/14/UD-12 DATED 28/8/ 2015 0.3 X 5140.00 =1542.00	1542.00	
8.	TOTAL AREA (5+6A+7)	6891.00	873.80
9.	F.S.I. PERMISSIBLE	ONE	ONE
10.	PERMISSIBLE FLOOR AREA (8)	6891.00	873.80
11.	PROPOSED BUILT UP AREA	6889.50	875.05
12.	TOTAL BUILT UP AREA INCLUDING MHADA COMPONENT	6889.50 +875.05 = 7764.55	
13.	F.S.I. CONSUMED 12/11	0.99	1.00

TENEMENT STATEMENT

PROPOSED BUP AREA	7764.55
LESS DEDUCTION FOR NON RESI. AREA	140.66
AREA AVAILABLE FOR TENEMENTS	7623.89
DENSITY OF TENEMENTS	300 / HCT
PERMISSIBLE TENEMENTS	229.00
PROPOSED TENEMENTS	190
TOTAL TENEMENTS OF THE PLOT	NIL

BALCONY AREA STATEMENT

PERMISSIBLE BALCONY AREA /FLR.	REFER BALCONY AREA CALC.
PROPOSED BALCONY AREA /FLR.	
EXCESS BALCONY AREA /FLR.	

PARKING STATEMENT

REQUIRED PARKING	125.00 NO.
PROPOSED PARKING	125.00 NO.
GARAGES PERMISSIBLE	-
GARAGES PROPOSED	-
TOTAL	125.00 NO.

NOTES

BOUNDARY OF THE PLOT SHOWN IN THICK BLACK,
PROPOSED WORK SHOWN IN RED
DRAINAGE LINE SHOWN IN RED DOTTED ,
PROPOSED R. G. SHOWN IN GREEN
SET BACK LINE SHOWN IN GREEN DOTTED,
EXISTING ROAD LINE SHOWN IN GREEN

SIGNATURE OF OWNER

JITENDRA MUKADAM
CA/92/14751
SIGNATURE OF ARCHITECT

LAYOUT 1/4

CONTENTS OF SHEET

PLOT AREA CALCULATION , LAYOUT PLAN, LOCATION PLAN, R.G. CALCULATIONS, PARKING STATEMENT & AREA STATEMENT

STAMP OF APPROVAL OF PLAN

Plans are approved Subject to conditions
Prescribed in Permit No. V.P. 0220/2017/L13
1MC/TD-09/TPS 2147 Dated 13/10/2017

Deputy Engineer (TDD)
Thane Municipal Corporation
The City of Thane

Executive Engineer (TDD)

साधारण

"मंजूर नगररचनाकार योजनेस व घटने तसेच विशेष नियंत्रण नियमावलीनुसार आवश्यक त्या परवानग्या न घेता बांधकाम चालू करने, महाराष्ट्र प्रादेशिक व नगर रचना अधिनियमाचे कलम ५३ अनुसार दखलपात्र गुन्हा आहे. त्यासाठी जास्तीत जास्त २ वर्ष कैद व रु. 1000/- दंड होऊ शकतो"

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.

SIGNATURE OF ARCHITECT

DESCRIPTION OF PROPOSAL

PROPOSED RESIDENTIAL COMPLEX ON PLOT BEARING S.NO. 250/1, 250/ 2/C ,250/ 2/D , 250/4, 251/1, AT VILLAGE KAVESAR,VADAVALI . GHODBUNDER ROAD, THANE (W).

NAME AND ADDRESS OF OWNER

SHRI. RAJAN BANDELKAR & OTHERS
FOR PARTNER OF M/S JINNATHI ESTATE
UNNATHI GARDEN III, LAXMI NARAYAN RESIDENCY
OPP. MA NIKETAN, POKHARAN RD. NO. 2, MAJIWADE

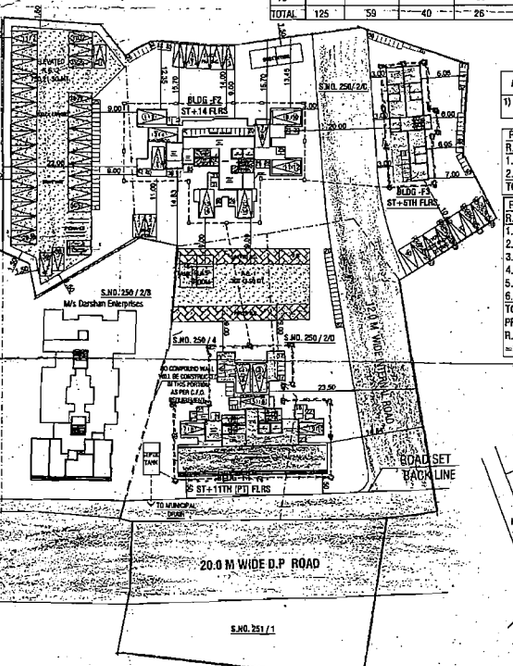
ARCHITECTS

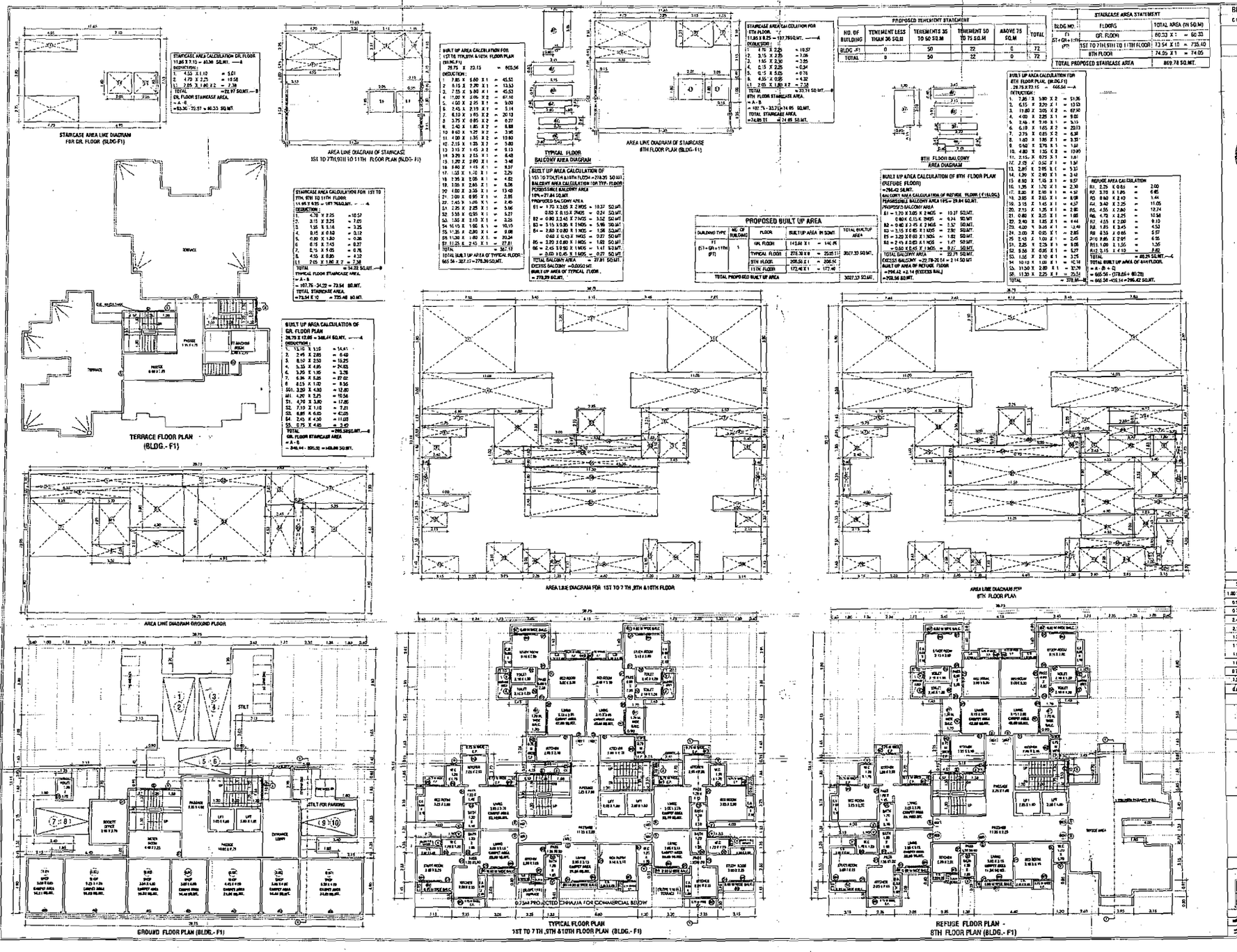
GDDBDLE MUKADAM & ASSOCIATES
2, NAKSHATRA HERITAGE,
NR. KARVE HOSPITAL,HINDU COLONY,
BRAHMIN SOC., NAUPADA,
THANE(W)-400 602.
PH. NO. - (022)2 5364052, 25384498.

DRG.NO.	SCALE	DATE	DRN.BY	CHKD.BY
MN-U/34/UK/01/M	1 : 500	1-12-2016	YOGESH	SNEHAL C.

For JINNATHI ESTATES
PARTNER

LAYOUT PLAN
(SCALE 1:500)





PROPOSED TENEMENT STATEMENT					
NO. OF BUILDING	TENEMENT LESS THAN 36 SQ.M	TENEMENTS 36 TO 50 SQ.M	TENEMENT 50 TO 75 SQ.M	ABOVE 75 SQ.M	TOTAL
BLDG -F1	0	50	22	0	72
TOTAL	0	50	22	0	72

STAIRCASE AREA STATEMENT			
BLDG NO.	FLOORS	TOTAL AREA (IN SQ.M)	
F1 (ST+GR+11TH) (PT)	GR. FLOOR	60.33 X 1	= 60.33
	1ST TO 7TH,9TH TO 11TH FLOOR	73.54 X 10	= 735.40
	8TH FLOOR	74.05 X 1	= 74.05
TOTAL PROPOSED STAIRCASE AREA			869.78 SQ.MT.

PROPOSED BUILT UP AREA					
BUILDING TYPE	NO. OF BUILDING	FLOOR	BUILT UP AREA IN SQ.MT		TOTAL BUILT UP AREA
TT (S1 + (GR + 11TH) (PT)	1	GR. FLOOR	141.04 X 1	= 141.04	3027.33 SQ.MT.
		TYPICAL FLOOR	276.30 X 8	= 2209.11	
		8TH FLOOR	209.56 X 1	= 209.56	
		11TH FLOOR	172.46 X 1	= 172.46	
TOTAL PROPOSED BUILT UP AREA					3027.33 SQ.MT.

BLDG -F1 ST.+11TH (PART) FLR. 2/4

CONTENTS OF SHEET

FLOOR PLAN, AREA DIAGRAM & STAIRCASE AREA CALCULATION

STAMP OF APPROVAL OF PLAN

SCHEDULE OF DOORS & WINDOWS		
SIZE	TYPE	DESCRIPTION
1.00 X 2.25	D	T.W. FRAME WITH PANELED DOOR
0.90 X 2.10	D1	T.W. FRAME WITH PANELED DOOR
0.75 X 2.10	D7	T.W. FRAME WITH PANELED DOOR
2.45 X 1.20	W	AL. FRAME WITH GLAZE WINDOW
2.15 X 1.20	W1	AL. FRAME WITH GLAZE WINDOW
1.20 X 1.20	W2	AL. FRAME WITH GLAZE WINDOW
1.10 X 1.20	W3	AL. FRAME WITH GLAZE WINDOW
1.00 X 1.20	W4	AL. FRAME WITH GLAZE WINDOW
1.05 X 1.20	W5	AL. FRAME WITH GLAZE WINDOW
0.75 X 1.20	W6	AL. FRAME WITH GLAZE WINDOW
1.20 X 1.20	W7	AL. FRAME WITH GLAZE WINDOW
0.60 X 0.60	V	AL. FRAME WITH LOUVERS

DESCRIPTION OF PROPOSAL

PROPOSED RESIDENTIAL COMPLEX ON PLOT BEARING S.NO. 250/1, 250/ 2C, 250/ 3/0 , 250/4, 251/1, AT VILLAGE KAPURBAVDI,VADAVALI, GHODBUNDER ROAD, THANE (W)

NAME AND ADDRESS OF OWNER

SHRI. RAJAN BANDELKAR & OTHERS
VIOR PARTNER OF M/S UNNATHI ESTATE
UNNATHI BANDES B, LAXMI NARAYAN RESIDENCY
OPP. MA MEETAK, PORANKAR RD. NO 2, MULUNDE

SIGNATURE OF OWNER

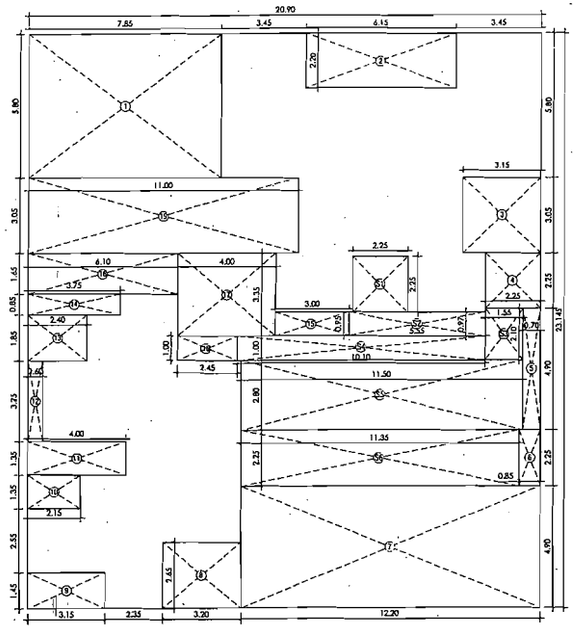
JITENDRA MURADAM
CA/92/1751
SIGNATURE OF ARCHITECT

ARCHITECTS NAME & ADDRESS

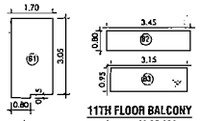
GODBOLE MURADAM & ASSOCIATES
2, NAKSHATRA HERITAGE,
NA. KAPRE HOSPITAL,HINDU COLONY,
BHANDAR SOC, NAUPADA,
THANE (W)-400 602.
TEL NO - (022) 536 40052, 2535 4486.

ENCLAD	SCALE	DATE	DRAWN BY	CHECK BY
MP-24/04/09-F1	1:100	1-12-2014	YOGESH	SHRAVI C

For UNNATHI ESTATES
PARTNER



AREA-LINE DIAGRAM FOR
11TH FLOOR PLAN



11TH FLOOR BALCONY
AREA DIAGRAM

BUILT UP AREA CALCULATION OF 11TH FLOOR PLAN
=170.31 SQ.MT.

BALCONY AREA CALCULATION OF 11TH FLOOR (BLDG.-F1)

PERMISSIBLE BALCONY AREA 10% = 17.03 SQ.MT.

PROPOSED BALCONY AREA

B1 = 1.70 X 3.05 X 2 NOS	=	10.37	SQ.MT.
0.60 X 0.15 X 2 NOS	=	0.24	SQ.MT.
B2 = 0.80 X 3.45 X 2 NOS	=	5.52	SQ.MT.
B3 = 3.15 X 0.95 X 1 NOS	=	2.99	SQ.MT.
TOTAL BALCONY AREA	=	19.12	SQ.MT.
EXCESS BALCONY =19.12 -17.03	=	2.09	SQ.MT.

BUILT UP AREA OF 11TH FLOOR
=170.31 +2.09 (EXCESS BAL.)
=172.40 SQ.MT.

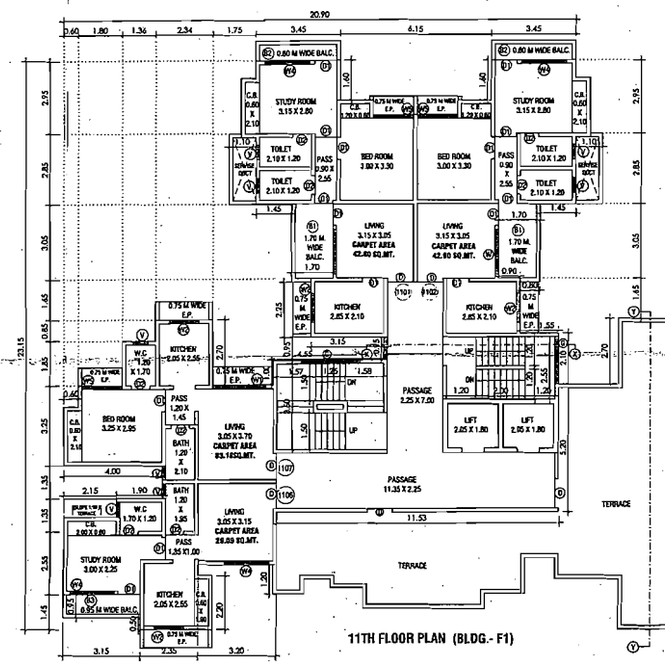
BUILT UP AREA CALCULATION FOR 11TH FLOOR PLAN (BLDG.F1)

: 20.90 X 23.15 = 483.84 ----A

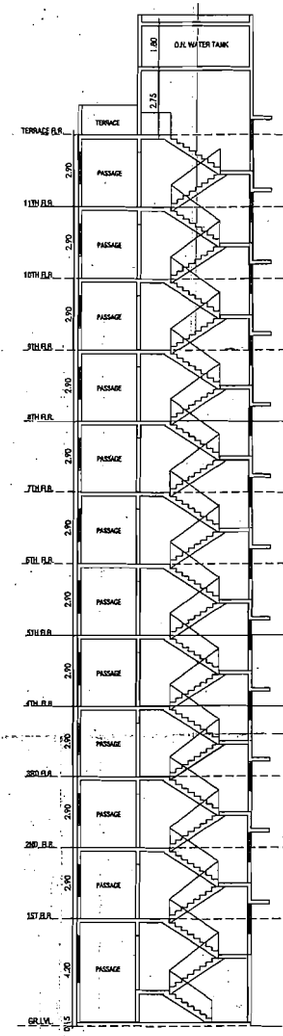
DEDUCTION :

1.	7.85	X	5.80	X	1	=	45.53	
2.	6.15	X	2.20	X	1	=	13.53	
3.	3.15	X	3.05	X	1	=	9.61	
4.	2.25	X	2.25	X	1	=	5.06	
5.	0.70	X	4.90	X	1	=	3.43	
6.	0.85	X	2.25	X	1	=	1.91	
7.	12.20	X	4.90	X	1	=	59.78	
8.	3.20	X	2.65	X	1	=	8.48	
9.	3.15	X	1.45	X	1	=	4.57	
10.	2.15	X	1.35	X	1	=	2.90	
11.	4.00	X	1.35	X	1	=	5.40	
12.	0.60	X	3.25	X	1	=	1.95	
13.	2.40	X	1.85	X	1	=	4.44	
14.	3.75	X	0.85	X	1	=	3.19	
15.	3.00	X	0.95	X	1	=	2.85	
16.	2.45	X	1.00	X	1	=	2.45	
17.	4.00	X	3.35	X	1	=	13.40	
18.	6.10	X	1.65	X	1	=	10.07	
19.	11.00	X	3.05	X	1	=	33.55	
S1.	2.25	X	2.25	X	1	=	5.06	
S2.	5.55	X	0.95	X	1	=	5.27	
S3.	1.55	X	2.10	X	1	=	3.26	
S4.	10.10	X	1.00	X	1	=	10.10	
S5.	11.50	X	2.80	X	1	=	32.20	
S6.	11.35	X	2.25	X	1	=	25.54	
TOTAL						=	313.53	----B

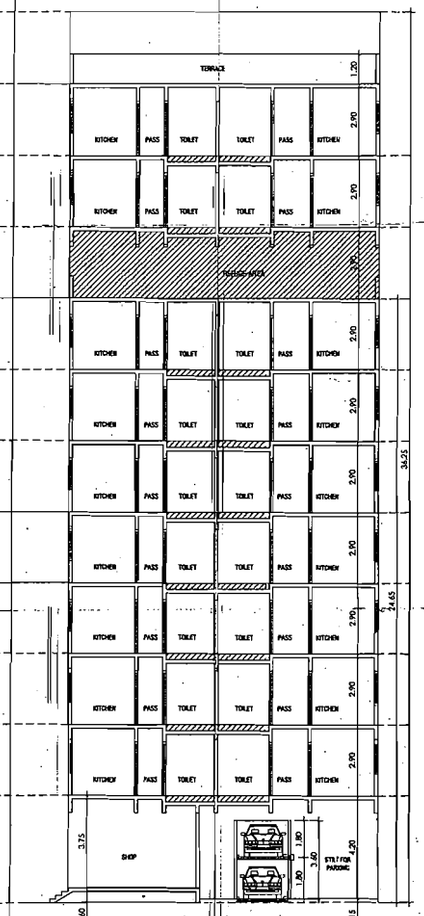
TOTAL BUILT AREA OF 11TH FLOOR PLAN
= A - B
= 483.84 - 313.53 = 170.31 SQ.MT.



11TH FLOOR PLAN (BLDG.- F1)



SECTION X-X



SECTION Y-Y

For UNNATHI ESTATES
PARTNER

BLDG -F1 ST.+11TH (PART) FLR. 3/4

CONTENTS OF SHEET

FLOOR PLAN, AREA DIAGRAM & AREA CALCULATION, SECTION ETC.

STAMP OF APPROVAL OF PLAN

Plans are approved Subject to conditions prescribed in Permit No. VP-2016/0171/13 TMC/TD-DP/TPS-2/1167/18 Dated. 18/04/2017

Deputy Engineer (TDD) Executive Engineer (TDD)
Thane Municipal Corporation
The City of Thane

सावधान

"मंजूर नकाशानुसार बांधकाम न केल्यास तसेच नियमास निर्देशन नियमानुसार आवश्यक त्या परवानग्या न घेता बांधकाम चालू असले, महाराष्ट्र प्रादेशिक व नगर रचना अधिनियमाचे कलम ५४ अनुसार दंडात्मक सुरुवात आहे. तसाही आसलेल दास २ दंड ५० ५ रु ५०००/- पंच होऊ शकतो"

DESCRIPTION OF PROPOSAL

PROPOSED RESIDENTIAL COMPLEX ON PLOT BEARING S.NO. 250/1, 250/ 2/0 , 250/ 2/D , 250/4, 251/1, AT VILLAGE KAVESAR, VADAVALI , GHODBUNDER ROAD, THANE (W)

NAME AND ADDRESS OF OWNER

SHRI. RAJAN BANDELKAR & OTHERS
FOR PARTNER OF M/S UNNATHI ESTATE
UNNATHI GARDEN III, LAXMI NARAYAN RESIDENCY
OPP. MA NIKETAN, POKHARAN RD. NO. 2, MAJIWADE

SIGNATURE OF OWNER

JITENDRA MUKADAM
CA/92/14751
SIGNATURE OF ARCHITECT

ARCHITECTS NAME & ADDRESS

GOOBOLE MUKADAM & ASSOCIATES
2, NAKSHATRA HERITAGE,
NR. KARVE HOSPITAL, HINDU COLONY,
BRAHMIN SOC., NAUPADA,
THANE(W)-400 602.
PH. NO. - (022)2 5364052, 25364498.

DRG.NO	SCALE	DATE	DRN.BY	CHKD. BY
MN-3/34/UN/PH-VI	1 : 100.	1-12-2016	YOGESH	SNEHAL C.

BLDG. NO. F3 (ST+5TH FLOORS) 4/4

CONTENTS OF SHEET

FLOOR PLANS, AREA DIAGRAM & AREA CALCULATIONS, TERRACE FLOOR PLAN, SECTION -X-X & Y-Y

STAMP OF APPROVAL OF PLAN.

Plans are approved Subject to conditions Prescribed In Permit No. V.P. 006/0171/13 TMC/TD-DP/TPS 0147/12 Dated 18/04/2017

Deputy Engineer (TDD) Thane Municipal Corporation The City of Thane.

Executive Engineer (TDD)

सावधान

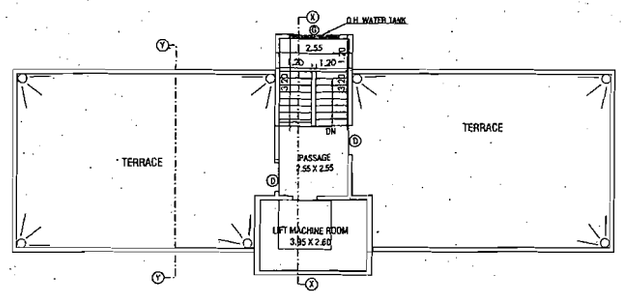
नकाशाप्रमाणे बांधकाम न करणे तसेच शिवाय नियंत्रण नियमावलीनुसार आवश्यक त्या ठिकाणच्या न घेता प्रत्यक्षात बांधकाम करणे, महाराष्ट्र प्रादेशिक व नगर रचना अधिनियमाचे कलम ५२ अनुसार दखलपात्र गुन्हा आहे. त्याबाबतची जास्तीत जास्त ३ वर्ष कैद व रु. ५०००/- दंड होऊ शकतो.

PROPOSED BUILT UP AREA

BUILDING TYPE	NO. OF BUILDING	FLOOR	BUILT UP AREA IN SQMT.	TOTAL BUILTUP AREA
F3 ST+5TH FLOOR.	1	GROUND FLOOR	119.25 X 1 = 119.25	119.25 SQ.MT.
		1ST TO 5TH FLOOR	151.16 X 5 = 755.80	755.80 SQ.MT.
TOTAL PROPOSED BUILT UP AREA				875.05 SQ.MT.

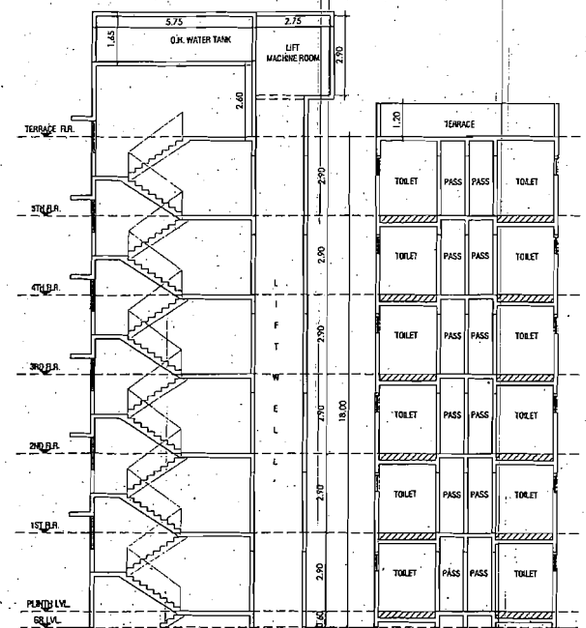
PROPOSED TENEMENT STATEMENT

NO. OF BUILDING	TENEMENT LESS THAN 35 SQ.M	TENEMENTS 35 TO 50 SQ.M	TENEMENT 50 TO 75 SQ.M	ABOVE 75 SQ.M	TOTAL
BLDG- F3	23	0	0	0	23
TOTAL	23	0	0	0	23



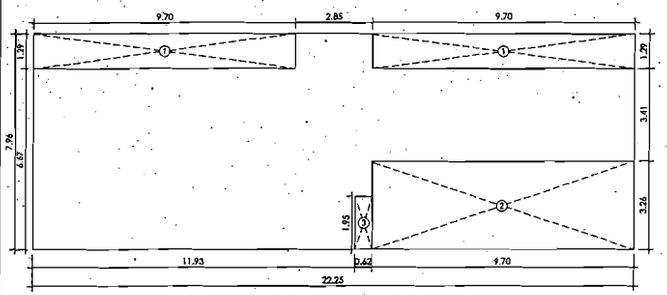
TERRACE FLOOR PLAN.(BLDG-F3)

BUILT UP AREA CALCULATION OF GROUND FLOOR
: 22.25 X 7.96 = 177.11
DEDUCTION :
1. 9.70 X 1.29 X 2 = 25.03
2. 9.70 X 3.26 X 1 = 31.62
3. 0.62 X 1.95 X 1 = 1.21
TOTAL = 57.86
BUILT UP AREA OF GR. FLOOR :
177.11 -57.86=119.25 SQ.MT.



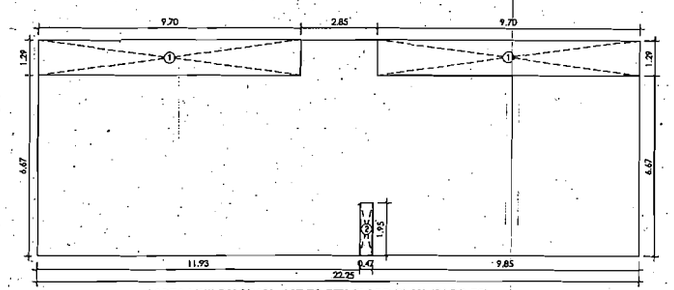
SECTION X - X

SECTION Y - Y

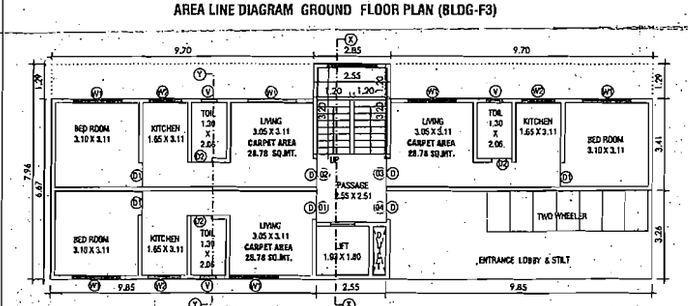


AREA LINE DIAGRAM GROUND FLOOR PLAN (BLDG-F3)

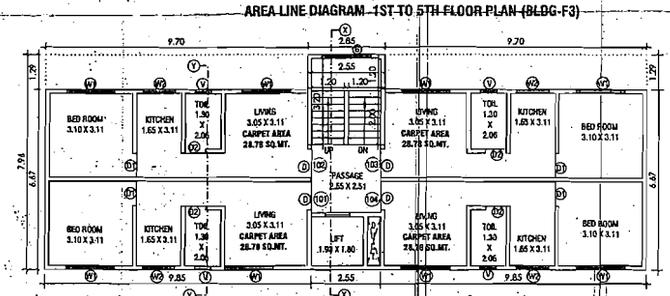
BUILT UP AREA CALCULATION OF 1ST TO 5TH FLOOR
: 22.25 X 8 .00 = 177.11
DEDUCTION :
1. 9.70 X 1.29 X 2 = 25.03
2. 0.47 X 1.95 X 1 = 0.92
TOTAL = 25.95
BUILT UP AREA OF 1ST TO 5TH FLOOR :
177.11 - 25.95 = 151.16 SQ.MT.



AREA LINE DIAGRAM 1ST TO 5TH FLOOR PLAN (BLDG-F3)



GROUND FLOOR PLAN (BLDG-F3)



1ST TO 5TH FLOOR PLAN (BLDG-F3)

SCHEDULE OF DOORS & WINDOWS

SIZE	TYPE	DESCRIPTION
1.05 X 2.20	D	T.W. FRAME WITH PANELED DOOR
0.90 X 2.10	D1	T.W. FRAME WITH PANELED DOOR
0.75 X 2.10	D2	T.W. FRAME WITH PANELED DOOR
2.45 X 1.20	W	AL. FRAME WITH GLAZE WINDOW
1.80 X 1.20	W1	AL. FRAME WITH GLAZE WINDOW
0.80 X 1.20	W3	AL. FRAME WITH GLAZE WINDOW
1.80 X 1.20	G	AL. FRAME WITH GLAZE WINDOW
0.60 X 0.90	V	AL. FRAME WITH LOUVERS

DESCRIPTION OF PROPOSAL

PROPOSED RESIDENTIAL COMPLEX ON PLOT BEARING S.NO. 250/1, 250/ 2/C ,250/ 2/0 , 250/4, 251/1, AT VILLAGE KAVESAR,VADAVALI : GHODBUNDER ROAD; THANE (W)

NAME AND ADDRESS OF OWNER

SHRI. RAJAN BANDELKAR & OTHERS
FOR PARTNER OF M/S ONNATHI ESTATE
UNNATHI, GARDEN III, LAXMI NARAYAN RESIDENCY
OPP. MA NIKETAN, POKHARAN RD. NO. 2, MAJIWADE

SIGNATURE OF OWNER

JITENDRA MUKADAM
CA/92/14751
SIGNATURE OF ARCHITECT

ARCHITECTS NAME & ADDRESS

GODBOLE MUKADAM & ASSOCIATES
2, NAKSHATRA HERITAGE,
NR. KARVE HOSPITAL,HINDU COLONY,
BRAHMIN SOC., NAUPADA,
THANE(W)-400 602.
PH. NO. - (022)2 5364052, 25384498.

DRG.NO.	SCALE	DATE	DRN.BY.	CHKD. BY
MN-4/34/UW/PH-VI	1 : 100	1-12-2016	YOGESH	SNEHAL C.

For UNNATHI ESTATES
PARTNER