

P R O F O R M A - A

Sr.No.	DESCRIPTION	area in sqm.
1.	area of plot development as per revised offer letter u/no. CO/MB/REE/NOC/F-1021/1628/2019 dt. 20/11/2019 (11517.37 sq.mt +1940.76 sq.mt [internal layout road])	13458.14
2.	deductions for	
	a. road setback	
	b. proposed d.p. road	-
	c. internal layout road as per offer letter u/no. CO/MB/REE/NOC/F-1021/1628/2019 dt. 20/11/2019	1940.76
	d. R.G (not required, already provided within the layout)	
	total (a+b+c+d)	1940.76
3.	balance area of plot for FSI consumption as per rev. offer letter u/no. CO/MB/REE/NOC/F-1021/1628/2019 dt. 20/11/2019	11517.38
4.	additions for F.S.I Propose	-
5.	road Setback	-
6.	net Area of plot	11517.38
7.	permissible F.S.I	
8.	a. (10722.89 x 3.00) As per MHADA NOC U/N. CO/MB/REE/NOC/F-1021/83/2020 Dated - 13/01/2020	32168.67
	b. (853.375 x 2.50) As per MHADA NOC U/N. CO/MB/REE/NOC/F-733/779/2017 Dated - 03/06/2017	2133.43
	c. pro-rata fsi @ 50.00 sqm per tenant (50.00 x 32 x 14)	22400.00
	d. Built up area from 10% quota of Hon, VP/A	2643.20
	e. total Permissible b.u.a	59345.30
9.	proposed b.u.a	
	a. residential built-up area	57845.30
	b. non residential built-up area	1500.00
	c. mhada share	-
	d. excess balcony area taken into FSI	-
10.	total built-up area proposed (9a+9b)	59345.30
11.	FSI consumed (10/6)	5.12

B. Details of FSI available as per DCR 35(4)

1.		permissible	proposed
1.	fungible built-up area component permissible wide DCR 35(4) on residential (8cx35%)	20245.85	20243.82
2.	fungible built-up area component permissible wide DCR 35(4) on non residential (9bx35%)	525.00	48.00
2.	total gross built-up area proposed (10+B1)		79637.12
3.	FSI consumed (B2/6)		6.91

C. Tenements Statement

i)	plot area	
ii)	tenement density permissible per hector for FSI one	
iii)	tenement permissible on the plot	
iv)	tenement proposed	
v)	less non residential tenements (Shops)	
vi)	total Tenementson the plot (iv+v-vi)	

D. Parking Statement

c.	parking required by rule as Reg. 44 of DCPR 2034	523
d.	total parking provided	765

E. NOTES :

1.	boundary of plot bounded black.....
2.	proposed work shown in red.....
3.	area under setback if shown dotted green.....
4.	structures to be demolished shown in yellow dotted.....
5.	recreation shown in green.....
6.	area under proposed road shown in brown.....
7.	dimensions of balconies are outside dimensions.....

P R O F O R M A - B

CONTENTS OF SHEET

all floor plans
tower - F & H

STAMP OF DATE OF RECEIPT OF PLANS

STAMP OF APPROVAL OF PLANS

Approved subject to conditions mentioned in this
office Letter No. 1/434/Planing Cell/GM/MHADA

17 FEB 2020

Ex. Engr. Bldg. Permission Cell/Greater Mumbai
Maharashtra Housing & Area Development Authority