



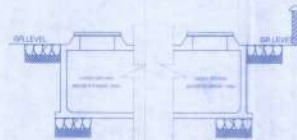
PLOT AREA LINE DIAGRAM
SCALE: 1:500

EXISTING PLOT AREA CALCULATION OF

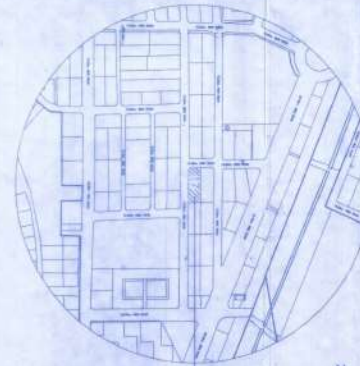
No.	DIMENSION	TOTAL
1.	26.23 x 13.39 x 0.5	175.61
2.	52.00 x 10.94 x 0.5	284.44
3.	52.00 x 17.65 x 0.5	458.90
TOTAL		= 918.95 Sq. M.



SECTION THROUGH COMPOUND WALL
SCALE: 1:100



SECTION THROUGH U.G. TANK
SCALE: 1:100



LOCATION PLAN
SCALE: 1:4000

BLOCK PLAN
SCALE: 1:500



SECTION THRO' A-A
SCALE: 1:100

NORTH
12.20 M. WIDE ROAD



GROUND FLOOR PLAN (WING - 'A' & 'B')
SCALE: 1:100

NOTE

- ALL DIMENSIONS ARE IN METRE.
- SCALE LINE.
- FLOOR PLAN 1:100
- BLOCK PLAN 1:500
- LOCATION PLAN 1:4000
- THE PLANS ARE PREPARED PER PROVISION OF DCR 2004 AND AS PER THE PRAVASHIKH SEVA ACT AND OTHER LAWS ISSUED BY MCGM AND MHADA, LTD. TO TIME.
- GUIDELINES ISSUED BY THE FOLLOWING:
- THE ARITHMETICAL CALCULATIONS CHECKED BY ME AND ARE FOUND CORRECT.

PROFORMA - A

A) AREA STATEMENT	SQ. MTS.
1. Area of Plot as per BUILDING NO. 17	---
a. Area of Plot as per MHADA Offer Letter	905.24
b. Area of Plot as per Dimension	910.24
c. Area of Plot as per Site Survey	918.95
d. Area Consideration	905.24
2. Deductions for	---
a) Road Setback Area	---
b) Proposed Road	---
c) Any Reservation	---
d) --% amenity space as per DCR 96/07 (sub-plot)	---
Total Deductions (a+d+h)	---
3. Balance Area of Plot (1-2)	905.24
4. Deduction for Reservation Ground (if Deductible) 15%	---
5. Net Plot Area (3-4)	905.24
6. Additions for Floor Space Index	---
a) 100% Set Back Area	---
b) 100% D.P. Road	---
7. Total Area (5+6)	---
8. Floor Space Index Permissible	---
9. Floor Space Index Crawl available by Development	---
Right's Addition for floor space index	---
9(a) Additional F. S. I. 0.33 as per Notification No.	---
9(b) --% as per DCR 33	---
10. Permissible Floor Area (As per MHADA offer letter)	0.00
11. Existing Floor Area	---
12. Proposed Built up Area	0.00
13. Excess Gallery area taken in Floor Space Index	---
14A. Purely Residential Built up area	0.00
14B. Remaining Non-Residential Built up area	---
14. TOTAL Built-up proposed (11+12+13)	0.00
15. Floor Space Index consumed	141.3
B. Details of FSI available as per DCR 31(3)	---
1. Fungible Built Up Area component proposed vide DCR 31(3) for purely residential = 14A x 0.38 = 0.00	0.00
2. Fungible Built Up Area component proposed vide DCR 31(3) for Non-residential = 14B x 0.20 =	---
3. Total fungible Built Up Area vide DCR 31(3) = (B 1 + B 2)	0.00
4. Total Gross BUILT UP AREA permissible (14 + B 3)	0.00
4. Total Gross BUILT UP AREA proposed	0.00
C. Tenement Statement	---
1. Proposed Area (Item A, 12 above)	0.00
2. Less Non Residential Area (Shop & Office)	---
3. Area Available for Tenements (1-2)	0.00
4. Tenements Permissible (Density of Tenements 450/Ha)	0.00
5. Tenements Proposed	0.00
6. Tenements Existing	0.00
7. Total Tenements on the Plot	0.00
PARKING AREA STATEMENT	---
1. Parking Required by Regulations for	0.00
2. Covered Garages Permissible	---
3. Covered Garages Proposed	---
4. Total Parking Provided	0.00
E. Transport Vehicles Parking	---
1. Space for transport vehicles parking required by Regulations	---
2. Total no. of transport vehicles parking spaces provided	---

PROFORMA-B

CONTENT OF SHEET

GROUND FLOOR PLAN, PLOT AREA CALCULATION, SECTION U G TANK
SECTION A - A & B - B, SECTION COMPOUND WALL, BLOCK PLAN & LOCATION PLAN
STAMP OF APPROVAL OF PLAN

31 OCT 2019

Approved subject to conditions mentioned in this office letter No. 11/3333/Planning Cell/MHADA, 31 OCT 2019
Dr. Eng. Bala Permalan G. Greater Mumbai
Municipal Housing & Area Development Authority

CERTIFICATE OF AREA

CERTIFIED THAT THE I HAVE SURVEYED THE PLOT UNDER REFERENCE ON -- AND THAT THE DIMENSION OF THE SITE ETC OF PLOT STATED ON THE PLAN ARE AS MEASURED ON SITE AND THE AREA SO WORKED OUT IS CORRECT AND TRUE AND THAT THE AREA STATED IN THE DOCUMENT OF OWNERSHIP, TOWN PLANNING SCHEME RECORD

SIGNATURE OF ARCHITECT

DESCRIPTION OF PROPOSAL

PROPOSED RECONSTRUCTION OF BLDG. 17 KNOWN AS - GHATKOTAR, BAKULI, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100, 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 116, 117, 118, 119, 120, 121, 122, 123, 124, 125, 126, 127, 128, 129, 130, 131, 132, 133, 134, 135, 136, 137, 138, 139, 140, 141, 142, 143, 144, 145, 146, 147, 148, 149, 150, 151, 152, 153, 154, 155, 156, 157, 158, 159, 160, 161, 162, 163, 164, 165, 166, 167, 168, 169, 170, 171, 172, 173, 174, 175, 176, 177, 178, 179, 180, 181, 182, 183, 184, 185, 186, 187, 188, 189, 190, 191, 192, 193, 194, 195, 196, 197, 198, 199, 200, 201, 202, 203, 204, 205, 206, 207, 208, 209, 210, 211, 212, 213, 214, 215, 216, 217, 218, 219, 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