



MUMBAI METROPOLITAN REGION DEVELOPMENT AUTHORITY

मुंबई महानगर प्रदेश विकास प्राधिकरण

No. TCP (P-2)/BKC-27(CC)/R1.1/G/87/III/584/2015

Date: 23 APR 2015

To,
The Executive Engineer,
Building Proposals- Western Suburbs,
MCGM Office, H & K-Ward,
R.K.Patkar Marg, Bandra (W),
Mumbai - 400 050.

Sub Commencement Certificate for 18th, 19th & 20th upper floors for proposed Residential building on Plot no. R-1.1 in "G" Block of Bandra-Kurla Complex (BKC) for M/s. Starlight Systems (I) Limited Liability Partnership (SSILLP)

Sir,

MMRDA is the Special Planning Authority for Bandra -Kurla Complex Notified Area. The Metropolitan Commissioner, MMRDA has approved the proposal for the proposed development of **Residential** building for additional 18th, 19th & 20th upper floors having BUA of 3514.20 sq.m, [in addition to the Commencement Certificate above plinth dt. 28/02/2013, for proposed residential building consisting of 3 level basement + Stilt + 1 level Podium Floor + Girder Slab level +1st to 17th upper floors] on plot no. R1.1 in 'G' Block of Bandra-Kurla Complex, Bandra (East). The total built up-area on the plot u/r is **23500.02 sq.m.** as against the total permissible built up area of 88300 sq.m. (Including additional built up area) on Residential building on plot u/r. Pursuant to the policy enunciated in MMRDA's D.O. letter No. TCP (P-2)/BKC/Misc/296/102/2009 dt.30/01/2009 addressed to Municipal Commissioner, MCGM the set of drawings (Drq. Nos. 1/6, 2/6, 3/6, 4/6, 5/6 & 6/6, (total 06 drawings) is approved by Metropolitan Commissioner, MMRDA to **'M/s. Starlight Systems (I) Limited Liability Partnership (SSILLP)**' for proposed development on the plot under reference, subject to the following conditions:

- The applicant shall give all the Notices under the provisions of DCR's related to proposed development work to MMRDA.
- All conditions mentioned in the CC issued under the No-TCP (P-2)/BKC-27(CC)/R1.1/G/87/III/584/2015 dated 23/4/15 shall be complied with.
- The applicant shall obtain Occupation Certificate from MMRDA as per the provisions of Development Control Regulation, 1991 of MCGM's which are applicable to Bandra-Kurla Complex Area;
- The applicant shall obtain all the NOCs/Clearances relating to fire safety, water supply, sewerage/drainage, transport facilities etc from MCGM, wherever necessary, before applying to MMRDA for issue of Occupation Certificate.

A copy of Commencement Certificate for additional 18th, 19th & 20th upper floors and a set of approved drawings for proposed "Residential Building" issued by this office to **'M/s. Starlight Systems (I) Limited Liability Partnership (SSILLP)**' for proposed development on plot under reference are enclosed herewith for your information.

Yours faithfully,


(D.Sampathkumar)
Chief,
T & CP Division.

- Encl:** 1) Commencement Certificate for additional 18th, 19th & 20th upper floors.
2) A set of approved Drawings (Nos. 1/6, 2/6, 3/6, 4/6, 5/6 & 6/6, (total 06 drawings))

Copy with Commencement Certificate above plinth level and a set of drawings bearing nos. (Nos. 1/6, 2/6, 3/6, 4/6, 5/6 & 6/6, (total 06 drawings))to:

✓ Mr. Phiroze Panthaky, Director,
Talati & Panthaky Associated Pvt. Ltd.,
Ceejay House, Shiv Sagar Estate,
Dr. Annie Besant Road, Worli, Mumbai - 400 018.
Tel:- 2493 8113/6626 9400.

Copy without enclosures to:-

'M/s. Starlight Systems (I) Limited Liability Partnership (SSILLP)
9th Floor, Housefin Bhavan, C-21, BKC,
Bandra (E), Mumbai - 400 051.

Bandra-Kurla Complex, Bandra (East), Mumbai - 400 051.

EPABX : 2659 0001 - 04 / 2659 4000 • FAX : 2659 1264 • WEB SITE : <http://www.nmrda.maharashtra.gov.in>





MUMBAI METROPOLITAN REGION DEVELOPMENT AUTHORITY
मुंबई महानगर प्रदेश विकास प्राधिकरण

No-TCP (P-2)/BKC-27(CC)/R1.1/G/87/III/SS4/2015

Date: 23 APR 2015

COMMENCEMENT CERTIFICATE

Permission is hereby granted, under Section 45 of the Maharashtra Regional & Town Planning Act, 1966, (Maharashtra Act No. XXXVII of 1966) to the applicant **M/s. Starlight Systems (I) Limited Liability Partnership (SSILLP)** for the proposed development of **Residential** building for additional 18th, 19th & 20th upper floors having BUA of 3514.20 sq.m, [in addition to the Commencement Certificate above plinth dt. 28/02/2013, for proposed residential building consisting of 3 level basement + Stilt + 1 level Podium Floor + Girder Slab level +1st to 17th upper floors] on plot no. R1.1 in 'G' Block of Bandra-Kurla Complex, Bandra (East). The total proposed built up-area on the plot u/r is **23500.02 sq.m.** as against the total permissible built up area of 88300 sq.m. (Including additional built up area) as depicted on Drawing Nos. **1/6 2/6, 3/6, 4/6, 5/6 & 6/6 (total 6 no. of drawings)** are approved by the Metropolitan Commissioner on the following conditions:

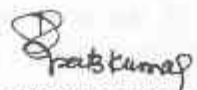
Viz:

1. This certificate is liable to be revoked by the Metropolitan Commissioner, MMRDA if;
 - a) the development works in respect of which permission is granted under this certificate is not carried out or the user thereof is not in accordance with the sanctioned plans;
 - b) any of the conditions subjects to which the same is granted or any of the restrictions imposed by the Metropolitan Commissioner, MMRDA is contravened or is not complied with;
 - c) the Metropolitan Commissioner of MMRDA is satisfied that the same is obtained through fraud or misrepresentation and in such an event the applicant and every person deriving title through or under him shall be deemed to have carried out the development work in contravention of section 43 or 45 of the Maharashtra Regional & Town Planning Act, 1966;
 2. This Commencement Certificate is valid for a period of one year from the date hereof and will have to be renewed thereafter;
 3. This Commencement Certificate is renewable every year but such extended period shall in no case exceed three years, after which it shall lapse provided further that such lapse shall not bar any subsequent application for fresh permission under section 44 of Maharashtra Regional & Town Planning Act, 1966;
 4. The conditions of this certificate shall be binding not only on the applicant but also his/her heirs, successors, executors, administrators and assignees and every person deriving title through or under him;
 5. Any development carried out in contravention of the Commencement Certificate is liable to be treated as unauthorized and may be proceeded against under section 53 or, as the case may be, section 54 of the M.R. & T.P. Act, 1966. The applicant and/or his agents in such cases may be proceeded against under section 52 of the said Act. To carry out an unauthorized development is treated as a cognizable offence and is punishable with imprisonment apart from the fine;
 6. This permission/Commencement Certificate shall not entitle the applicant to build on land which is not in his ownership in any way;
 7. The applicant shall obtain permissions under the provisions of other applicable statutes, wherever necessary prior to Commencement of the construction;
 8. The provision in the proposal which are not conforming to applicable Development Control Regulations and other acts are deemed to be not approved;
 9. The maximum permissible built up area for the amalgamated plots i.e. R1.1, R1.2, R1.3 & R1.4 is 88,300 sq.m. (7050 sq.m. +14100 sq.m. + 7050 sq.m. + 60100 sq.m. of additional BUA). The permissible BUA and BUA utilised on these four plots is given below:
- | Plot No. | Permissible BUA in Sq.m. | Addl. BUA in Sq.m. | Total BUASq.m | BUA utilized in Sq.m. | Balance area in Sq.m. |
|-------------|--------------------------|--------------------|---------------|--|-----------------------|
| R1.1 | 7050 | - | 7050 | 23500.02 (7050 + 16450.02 addl. BUA) | - |
| R1.2 & R1.3 | 14100 | 14000+
14100 | 42200 | 36428.85 (14099.22 + 22329.63 addl. BUA) | - |
| R1.4 | 7050 | 32000 | 39050 | 22729.86 (7049.87 + 15679.99 addl. BUA) | - |
| Total | 28200 | 60100 | 88300 | 82658.73 | 5641.27 |
10. The applicant shall submit the Supplementary Lease Deed for the addl. Built up area i.e. 14100 sq.m, 14000 sq.m. and 32000 sq.m. purchased for plot u/r from MMRDA before applying for grant of Occupation Certificate;

Bandra-Kurla Complex, Bandra (East), Mumbai - 400 051.

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11. The applicant shall obtain the NOC from Lift Inspector/PWD and submit the same to MMRDA before applying for grant of Occupation Certificate;
12. The applicant shall get the plot boundaries verified or confirmed by Lands and Estate Cell of MMRDA and construct the boundary wall (at permissible location only) accordingly prior to issuance of Occupancy Certificate from MMRDA for the building on plot u/r. The applicant shall pay the premium for the deficiency in marginal open spaces (if any), as that will be decided and communicated by the MMRDA ;
13. The applicant shall comply the conditions mentioned in the Commencement Certificate No. TCP (P-2)/BKC-27(CC)/G/R1.2&R1.3/64/III/648/2014, dt.23/05/2014 on plot no. R1.2 & R1.3 and Commencement Certificate no. TCP (P-2)/BKC-27(CC)/G/R1.4/85/III/448/2015, dt.26/03/2015;
14. This Commencement Certificate shall be read with the Commencement Certificate dated 28/02/2013;
15. The applicant shall obtain Occupation Certificate from MMRDA as per the provisions of Development Control Regulation, 1991 of MCGM which are applicable to Bandra-Kurla Complex Area;
16. The applicant shall comply all the conditions mentioned in NOC issued by Chief Fire Officer, MCGM dated 31/07/2013;
17. The applicant shall comply all the conditions mentioned in EIA Clearance dt. 17/01/2013;
18. The applicant shall comply all the conditions mentioned in NOC issued by High Rise Committee, MCGM dated 06/03/2014;
19. The Lessee shall comply the conditions mentioned in the Lease Deed/Supplementary Lease Deed;
20. The applicant shall obtain the NOCs/Clearances relating to fire safety, water supply, storm water drain, sewerage/drainage etc. from MCGM and submit the same to MMRDA before applying for grant of Occupation Certificate;
21. The applicant shall provide for Rain water harvesting structure by adopting suitable system specified in the Govt.Notification No.TPB-432001/2133/CR-230/01/UD-11 dt.10/03/2005;
22. The applicant shall ensure that Detection systems are strictly adhering to IS code as mentioned in Maharashtra fire service offices circular No. MFS/10/2012/1099, dt.19/7/2012;
23. The applicant shall obtain NOC from Tree Authority, MCGM and submit the same to MMRDA before applying to MMRDA for grant of final Occupancy Certificate.
24. The applicant shall obtain NOC from Electric Supply Department for Meter room and submit the same to MMRDA before applying for grant of Occupation Certificate;
25. The applicant shall obtain NOC from Health officer, MCGM for swimming pool and submit the same to MMRDA before applying for grant of Occupation Certificate;
26. The applicant shall submit the Receipt of workers welfare CESS Tax prior to requesting for Occupation Certificate;
27. The applicant shall obtain the NA Order for the plot under reference and submit the same to MMRDA before applying for grant of Occupation Certificate;
28. The applicant shall comply the conditions mentioned in the MCGM's Circular no. CHE/27921/DP/Gen; dt. 06/01/2014 (in respect of preservation of documents mentioned at sr. no. a) to k) therein) & applicant shall submit Undertaking & Indemnity Bond mentioned therein before requesting for Occupation Certificate;
29. The applicant shall pay the balance lease premium (with interest & penal interest if any) towards additional BUA (i.e.32000 sq.m.), as per the schedule given in the offer letter OR before requesting for Occupation Certificate whichever is earlier.


Additional Metropolitan Commissioner-I
M.M.R.D.A

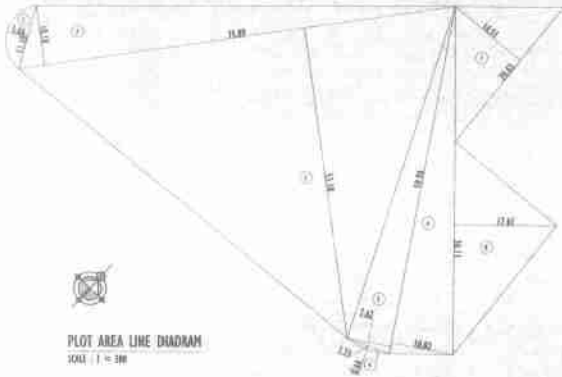
To,

✓ Mr. Phiroze Panthaky,
 Director,
 Talati & Panthaky Associated Pvt. Ltd.,
 Ceejay House, Shiv Sagar Estate,
 Dr. Annie Besant Road, Worli, Mumbai - 400 018.
 Tel:- 2493 8113/6626 9400 (Along with a set of drawings nos 1/6, 2/6, 3/6, 4/6, 5/6 & 6/6
 (Total drawing 06 nos)).

Copy for information

The Executive Engineer,
 (Building Proposals-W.S.)
 MCGM Office, H & K-Ward,
 R.K.Patkar Marg, Bandra (West).
 Mumbai - 400 050. (Along with a set of drawings nos 1/6, 2/6, 3/6, 4/6, 5/6 & 6/6, (Total drawing 06 nos.))

P.S: The Commencement Certificate is issued subject to the conditions mentioned in the forwarding letter No- TCP (P-2)/BKC-27(CC)/R1.1/G/87/II/584/2015 Date: 23 APR 2015



PLOT AREA LINE DIAGRAM
SCALE: 1" = 50'

PLOT AREA STATEMENT

1.	11.78	x	1.86	x	2/3	=	37.88	SQFT	
2.	25.89	x	18.18	x	8.3	=	346.39	SQFT	
3.	25.89	x	55.18	x	8.3	=	387.92	SQFT	
4.	3.71	x	0.64	x	3/3	=	3.29	SQFT	
5.	14.76	x	7.42	x	8.3	=	236.45	SQFT	
6.	18.36	x	18.82	x	8.5	=	324.39	SQFT	
7.	29.10	x	14.51	x	8.5	=	313.21	SQFT	
8.	14.11	x	11.41	x	8.5	=	212.95	SQFT	
TOTAL							=	1518.66	SQFT

PLOT AREA AS PER PLOT DIAGRAM = 1518.66 SQFT
PLOT AREA ALLOCATED = 1514.48 SQFT



PROPOSED R.G. AREA DIAGRAM
SCALE: 1" = 50'

COMBINED PARKING STATEMENT FOR PLOT NO. R1.1, R1.2 & R1.3, R1.4

PLOT NO.	R1.1	R1.2 & R1.3	R1.4	TOTAL
parking required as per Island CC	400 Veh.	325 Veh.	360 Veh.	1,100 Veh.
proposed provided as per Island CC	401 Veh.	327 Veh.	360 Veh.	1,100 Veh.

PARKING AREA STATEMENT

ONE PARKING SPACE FOR EVERY	NO. OF PARKING REQUIRED
1/4 (Minimum) with Covered Area (Maximum) 10000 SQFT	
Special Zone: 80% of Required = 20,000 Squares	3,200 Veh.
80% Minimum: 1/4 of Total (as per Island CC)	3,600 Veh.
400 Veh. Required = 3,200 Veh.	3,200 Veh.
TOTAL	400 Veh. Required

PROPOSED R.G. AREA CALCULATION

A.	30.45	x	4.56	x	8.5	=	119.03	SQFT	
B.	24.81	x	25.31	x	8.5	=	431.82	SQFT	
C.	25.88	x	11.85	x	2/3	=	304.85	SQFT	
D.	16.46	x	11.24	x	8.5	=	304.90	SQFT	
E.	16.46	x	5.89	x	8.5	=	197.27	SQFT	
F.	14.85	x	6.85	x	8.5	=	185.42	SQFT	
G.	20.53	x	5.88	x	8.5	=	101.15	SQFT	
H.	20.53	x	5.97	x	8.5	=	102.77	SQFT	
I.	11.47	x	1.93	x	8.5	=	22.48	SQFT	
J.	11.47	x	1.94	x	8.5	=	22.81	SQFT	
TOTAL							=	1129.61	SQFT

TOTAL PROPOSED RECREATION GRASS AREA = 1129.61 SQFT



FLOOR PLAN
SCALE: 1" = 50'



FOR R1.1

FOR R1.2

MANDATORY R.G. AREA DIAGRAM

SCALE: 1" = 50'

MANDATORY R.G. AREA CALCULATION FOR R1.1 & R1.2

L.	28.13	x	14.31	x	8.5	=	312.51	SQFT	
M.	34.11	x	12.81	x	8.5	=	313.95	SQFT	
N.	33.34	x	18.21	x	8.5	=	398.29	SQFT	
O.	24.71	x	13.73	x	8.5	=	191.12	SQFT	
TOTAL							=	1014.91	SQFT

TOTAL MANDATORY ALLOCATION GRASS AREA = 1014.91 SQFT

PROPOSED BUILT UP AREA SUMMARY

TOTAL BUILT UP AREA = 3+8 = 1318.83 SQFT



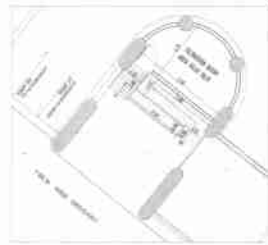
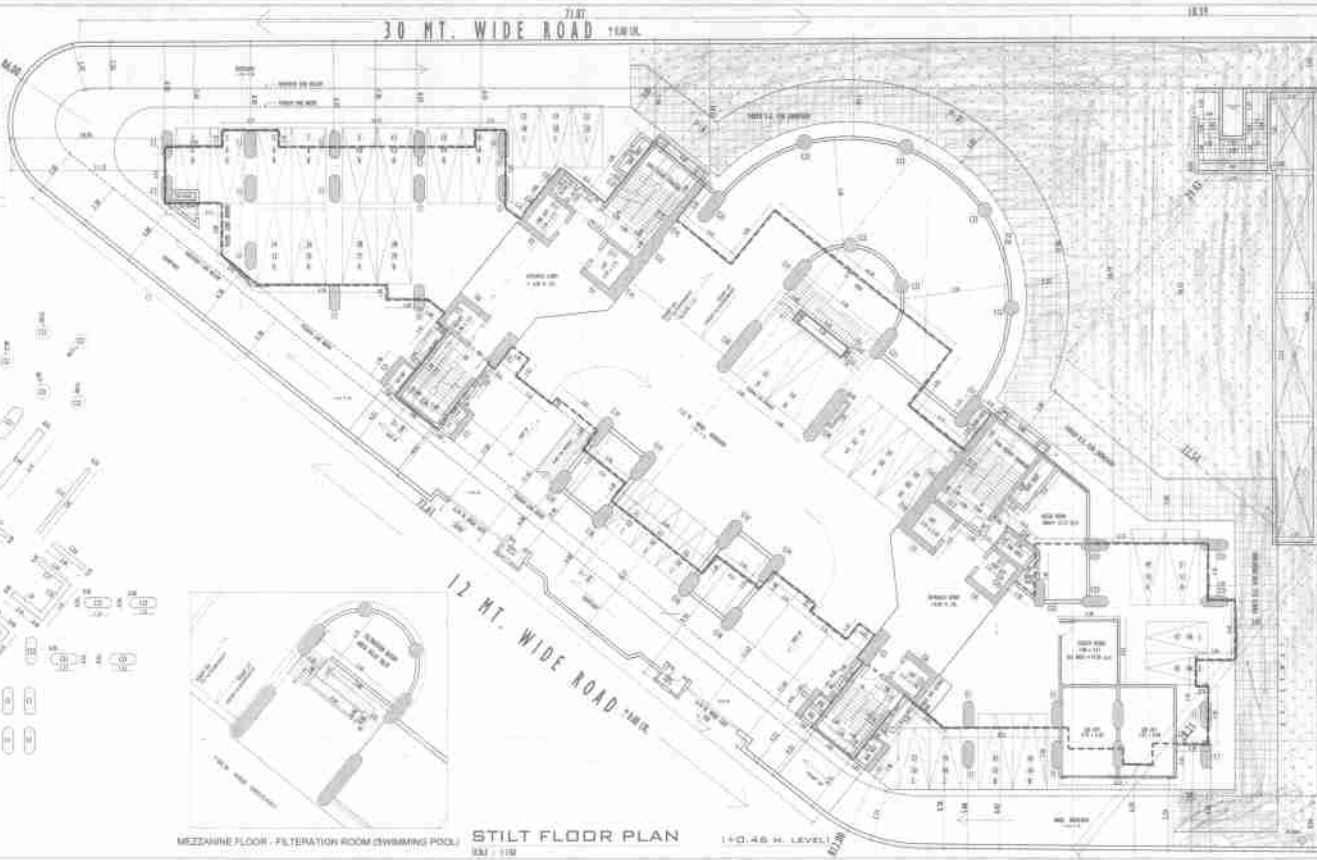
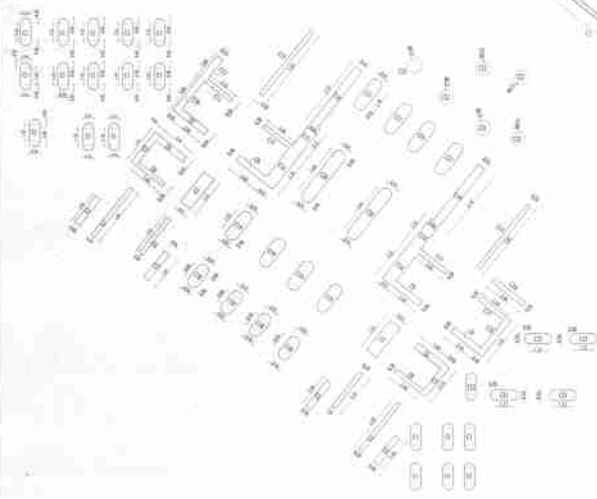
LOCATION PLAN
SCALE: 1" = 500'

BUILT UP AREA SUMMARY AS PER APPROVED CC DATED 20TH FEB 2013

NO.	FLOOR NO.	BUILT UP AREA SQFT	EXCESS BALCONY SQFT	TOTAL BUILT UP AREA SQFT
1.	1ST BALCONY	3122.87	-	3122.87
2.	2ND BALCONY	3122.87	-	3122.87
3.	3RD BALCONY	3119.87	-	3119.87
4.	STEEPS LEVEL	138.81	-	138.81
5.	RECREATION	30.47	-	30.47
6.	PONDING LEVEL	2118.89	-	2118.89
7.	1ST FLOOR	1148.95	-	1148.95
8.	2ND FLOOR	1148.41	-	1148.41
9.	3RD FLOOR	1148.41	-	1148.41
10.	4TH FLOOR	1148.41	-	1148.41
11.	5TH FLOOR	1148.41	-	1148.41
12.	6TH FLOOR	1148.41	-	1148.41
13.	7TH FLOOR	1148.41	-	1148.41
14.	8TH FLOOR	1148.41	-	1148.41
15.	9TH FLOOR	1148.41	-	1148.41
16.	10TH FLOOR	1148.41	-	1148.41
17.	11TH FLOOR	1148.41	-	1148.41
18.	12TH FLOOR	1148.41	-	1148.41
19.	13TH FLOOR	1148.41	-	1148.41
20.	14TH FLOOR	1148.41	-	1148.41
21.	15TH FLOOR	1148.41	-	1148.41
22.	16TH FLOOR	1148.41	-	1148.41
23.	17TH FLOOR	1148.41	-	1148.41
24.	18TH FLOOR	1148.41	-	1148.41
25.	19TH FLOOR	1148.41	-	1148.41
26.	20TH FLOOR	1148.41	-	1148.41
27.	21TH FLOOR	1148.41	-	1148.41
28.	22TH FLOOR	1148.41	-	1148.41
29.	23TH FLOOR	1148.41	-	1148.41
30.	24TH FLOOR	1148.41	-	1148.41
31.	25TH FLOOR	1148.41	-	1148.41
32.	26TH FLOOR	1148.41	-	1148.41
33.	27TH FLOOR	1148.41	-	1148.41
34.	28TH FLOOR	1148.41	-	1148.41
35.	29TH FLOOR	1148.41	-	1148.41
36.	30TH FLOOR	1148.41	-	1148.41
37.	31TH FLOOR	1148.41	-	1148.41
38.	32TH FLOOR	1148.41	-	1148.41
39.	33TH FLOOR	1148.41	-	1148.41
40.	34TH FLOOR	1148.41	-	1148.41
41.	35TH FLOOR	1148.41	-	1148.41
42.	36TH FLOOR	1148.41	-	1148.41
43.	37TH FLOOR	1148.41	-	1148.41
44.	38TH FLOOR	1148.41	-	1148.41
45.	39TH FLOOR	1148.41	-	1148.41
46.	40TH FLOOR	1148.41	-	1148.41
47.	41TH FLOOR	1148.41	-	1148.41
48.	42TH FLOOR	1148.41	-	1148.41
49.	43TH FLOOR	1148.41	-	1148.41
50.	44TH FLOOR	1148.41	-	1148.41
51.	45TH FLOOR	1148.41	-	1148.41
52.	46TH FLOOR	1148.41	-	1148.41
53.	47TH FLOOR	1148.41	-	1148.41
54.	48TH FLOOR	1148.41	-	1148.41
55.	49TH FLOOR	1148.41	-	1148.41
56.	50TH FLOOR	1148.41	-	1148.41
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58.	52TH FLOOR	1148.41	-	1148.41
59.	53TH FLOOR	1148.41	-	1148.41
60.	54TH FLOOR	1148.41	-	1148.41
61.	55TH FLOOR	1148.41	-	1148.41
62.	56TH FLOOR	1148.41	-	1148.41
63.	57TH FLOOR	1148.41	-	1148.41
64.	58TH FLOOR	1148.41	-	1148.41
65.	59TH FLOOR	1148.41	-	1148.41
66.	60TH FLOOR	1148.41	-	1148.41
67.	61TH FLOOR	1148.41	-	1148.41
68.	62TH FLOOR	1148.41	-	1148.41
69.	63TH FLOOR	1148.41	-	1148.41
70.	64TH FLOOR	1148.41	-	1148.41
71.	65TH FLOOR	1148.41	-	1148.41
72.	66TH FLOOR	1148.41	-	1148.41
73.	67TH FLOOR	1148.41	-	1148.41
74.	68TH FLOOR	1148.41	-	1148.41
75.	69TH FLOOR	1148.41	-	1148.41
76.	70TH FLOOR	1148.41	-	1148.41
77.	71TH FLOOR	1148.41	-	1148.41
78.	72TH FLOOR	1148.41	-	1148.41
79.	73TH FLOOR	1148.41	-	1148.41
80.	74TH FLOOR	1148.41	-	1148.41
81.	75TH FLOOR	1148.41	-	1148.41
82.	76TH FLOOR	1148.41	-	1148.41
83.	77TH FLOOR	1148.41	-	1148.41
84.	78TH FLOOR	1148.41	-	1148.41
85.	79TH FLOOR	1148.41	-	1148.41
86.	80TH FLOOR	1148.41	-	1148.41
87.	81TH FLOOR	1148.41	-	1148.41
88.	82TH FLOOR	1148.41	-	1148.41
89.	83TH FLOOR	1148.41	-	1148.41
90.	84TH FLOOR	1148.41	-	1148.41
91.	85TH FLOOR	1148.41	-	1148.41
92.	86TH FLOOR	1148.41	-	1148.41
93.	87TH FLOOR	1148.41	-	1148.41
94.	88TH FLOOR	1148.41	-	1148.41
95.	89TH FLOOR	1148.41	-	1148.41
96.	90TH FLOOR	1148.41	-	1148.41
97.	91TH FLOOR	1148.41	-	1148.41
98.	92TH FLOOR	1148.41	-	1148.41
99.	93TH FLOOR	1148.41	-	1148.41
100.	94TH FLOOR	1148.41	-	1148.41
101.	95TH FLOOR	1148.41	-	1148.41
102.	96TH FLOOR	1148.41	-	1148.41
103.	97TH FLOOR	1148.41	-	1148.41
104.	98TH FLOOR	1148.41	-	1148.41
105.	99TH FLOOR	1148.41	-	1148.41
106.	100TH FLOOR	1148.41	-	1148.41
107.	101TH FLOOR	1148.41	-	1148.41
108.	102TH FLOOR	1148.41	-	1148.41
109.	103TH FLOOR	1148.41	-	1148.41
110.	104TH FLOOR	1148.41	-	1148.41
111.	105TH FLOOR	1148.41	-	1148.41
112.	106TH FLOOR	1148.41	-	1148.41
113.	107TH FLOOR	1148.41	-	1148.41
114.	108TH FLOOR	1148.41	-	1148.41
115.	109TH FLOOR	1148.41	-	1148.41
116.	110TH FLOOR	1148.41	-	1148.41
117.	111TH FLOOR	1148.41	-	1148.41
118.	112TH FLOOR	1148.41	-	1148.41
119.	113TH FLOOR	1148.41	-	1148.41
120.	114TH FLOOR	1148.41	-	1148.41
121.	115TH FLOOR	1148.41	-	1148.41
122.	116TH FLOOR	1148.41	-	1148.41
123.	117TH FLOOR	1148.41	-	1148.41
124.	118TH FLOOR	1148.41	-	1148.41
125.	119TH FLOOR	1148.41	-	1148.41
126.	120TH FLOOR	1148.41	-	1148.41
127.	121TH FLOOR	1148.41	-	1148.41
128.	122TH FLOOR	1148.41	-	1148.41
129.	123TH FLOOR	1148.41	-	1148.41
130.	124TH FLOOR	1148.41	-	1148.41
131.	125TH FLOOR	1148.41	-	1148.41
132.	126TH FLOOR	1148.41	-	1148.41
133.	127TH FLOOR	1148.41	-	1148.41
134.	128TH FLOOR	1148.41	-	1148.41
135.	129TH FLOOR	1148.41	-	1148.41
136.	130TH FLOOR	1148.41	-	1148.41
137.	131TH FLOOR	1148.41	-	1148.41
138.	132TH FLOOR	1148.41	-	1148.41
139.	133TH FLOOR	1148.41	-	1148.41
140.	134TH FLOOR	1148.41	-	1148.41
141.	135TH FLOOR	1148.41	-	1148.41
142.	136TH FLOOR	1148.41	-	1148.41
143.	137TH FLOOR	1148.41	-	1148.41
144.	138TH FLOOR	1148.41	-	1148.41
145.	139TH FLOOR	1148.41	-	1148.41
146.	140TH FLOOR	1148.41	-	1148.41
147.	141TH FLOOR	1148.41	-	1148.41
148.	142TH FLOOR	1148.41	-	1148.41
149.	143TH FLOOR	1148.41	-	1148.41
150.	144TH FLOOR	1148.41	-	1148.41
151.	145TH FLOOR	1148.41	-	1148.41
152.	146TH FLOOR	1148.41	-	1148.41
153.	147TH FLOOR	1148.41	-	1148.41
154.	148TH FLOOR	1148.41	-	1148.41
155.	149TH FLOOR	1148.41	-	1148.41
156.	150TH FLOOR	1148.41	-	1148.41
157.	151TH FLOOR	1148.41	-	1148.41
158.	152TH FLOOR	1148.41	-	1148.41
159.	153TH FLOOR	1148.41	-	1148.41
160.	154TH FLOOR	1148.41	-	1148.41
161.	155TH FLOOR	1148.41	-	1148.41
162.	156TH FLOOR	1148.41	-	1148.41
163.	157TH FLOOR	1148.41	-	1148.41
164.	158TH FLOOR	1148.41	-	

AREA OF COLUMN AT
GROUND FLOOR

NO.	COL.	AREA	NO.	COL.	AREA
1	10	1.20	11	10	1.20
2	11	1.20	12	11	1.20
3	12	1.20	13	12	1.20
4	13	1.20	14	13	1.20
5	14	1.20	15	14	1.20
6	15	1.20	16	15	1.20
7	16	1.20	17	16	1.20
8	17	1.20	18	17	1.20
9	18	1.20	19	18	1.20
10	19	1.20	20	19	1.20
11	20	1.20	21	20	1.20
12	21	1.20	22	21	1.20
13	22	1.20	23	22	1.20
14	23	1.20	24	23	1.20
15	24	1.20	25	24	1.20
16	25	1.20	26	25	1.20
17	26	1.20	27	26	1.20
18	27	1.20	28	27	1.20
19	28	1.20	29	28	1.20
20	29	1.20	30	29	1.20
21	30	1.20	31	30	1.20
22	31	1.20	32	31	1.20
23	32	1.20	33	32	1.20
24	33	1.20	34	33	1.20
25	34	1.20	35	34	1.20
26	35	1.20	36	35	1.20
27	36	1.20	37	36	1.20
28	37	1.20	38	37	1.20
29	38	1.20	39	38	1.20
30	39	1.20	40	39	1.20
31	40	1.20	41	40	1.20
32	41	1.20	42	41	1.20
33	42	1.20	43	42	1.20
34	43	1.20	44	43	1.20
35	44	1.20	45	44	1.20
36	45	1.20	46	45	1.20
37	46	1.20	47	46	1.20
38	47	1.20	48	47	1.20
39	48	1.20	49	48	1.20
40	49	1.20	50	49	1.20
41	50	1.20	51	50	1.20
42	51	1.20	52	51	1.20
43	52	1.20	53	52	1.20
44	53	1.20	54	53	1.20
45	54	1.20	55	54	1.20
46	55	1.20	56	55	1.20
47	56	1.20	57	56	1.20
48	57	1.20	58	57	1.20
49	58	1.20	59	58	1.20
50	59	1.20	60	59	1.20
51	60	1.20	61	60	1.20
52	61	1.20	62	61	1.20
53	62	1.20	63	62	1.20
54	63	1.20	64	63	1.20
55	64	1.20	65	64	1.20
56	65	1.20	66	65	1.20
57	66	1.20	67	66	1.20
58	67	1.20	68	67	1.20
59	68	1.20	69	68	1.20
60	69	1.20	70	69	1.20
61	70	1.20	71	70	1.20
62	71	1.20	72	71	1.20
63	72	1.20	73	72	1.20
64	73	1.20	74	73	1.20
65	74	1.20	75	74	1.20
66	75	1.20	76	75	1.20
67	76	1.20	77	76	1.20
68	77	1.20	78	77	1.20
69	78	1.20	79	78	1.20
70	79	1.20	80	79	1.20
71	80	1.20	81	80	1.20
72	81	1.20	82	81	1.20
73	82	1.20	83	82	1.20
74	83	1.20	84	83	1.20
75	84	1.20	85	84	1.20
76	85	1.20	86	85	1.20
77	86	1.20	87	86	1.20
78	87	1.20	88	87	1.20
79	88	1.20	89	88	1.20
80	89	1.20	90	89	1.20
81	90	1.20	91	90	1.20
82	91	1.20	92	91	1.20
83	92	1.20	93	92	1.20
84	93	1.20	94	93	1.20
85	94	1.20	95	94	1.20
86	95	1.20	96	95	1.20
87	96	1.20	97	96	1.20
88	97	1.20	98	97	1.20
89	98	1.20	99	98	1.20
90	99	1.20	100	99	1.20



MEZZANINE FLOOR - FILTRATION ROOM (SWIMMING POOL)

STILT FLOOR PLAN

1:40 (46 H. LEVEL)

PROFORMA-II

CONTENTS OF SHEET

GROUND FLOOR PLAN, COLUMN AND WALLS
TERMINAL PLAN SHEET NO. 1

Stamp of approval of plans, including the name of the architect and the date of receipt of plans.



Stamp of date of receipt of plans

REV.	DESCRIPTION	DATE	INITIALS

DESCRIPTION OF PROJECT & PROPERTY
PROPOSED RESIDENTIAL BUILDING ON PLOT No. R-1 IN G-BLOCK, BANDRA KURLA COMPLEX, BANDRA (EAST), MUMBAI - 400 051

NAME OF OWNER

STARLIGHT SYSTEMS (I) LLP

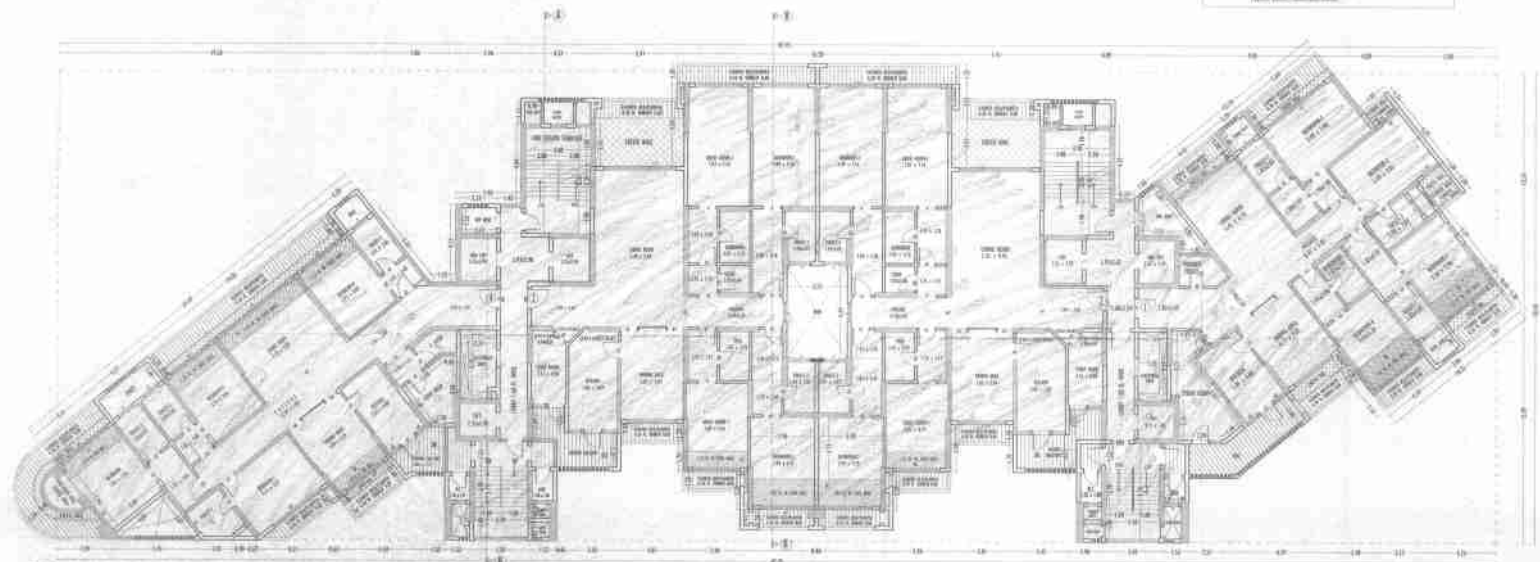
JOB NO. 179, SMALL SHEET, SCALE: 1/20, CHECKED BY: [Signature], DRAWN BY: [Signature]

DESIGNER: [Signature], NAME & ADDRESS OF THE ARCHITECT

Stamp of the architect, T. G. S. ASSOCIATED PVT. LTD., 110, B. ROAD, 2ND FLOOR, BANDRA (EAST), MUMBAI - 400 051.

CONTENTS OF SHEET
 WITH 30 20TH FLOOR PLAN
 STAMP OF APPROVAL OF PLANS

PLANS APPROVED BY THE ARCHT. REG. AUTH. OF MUMBAI WHICH ARE TO BE SUBMITTED WITH THE BUILDING PLAN TO THE ARCHT. REG. AUTH. OF MUMBAI FOR APPROVAL. THE ARCHT. REG. AUTH. OF MUMBAI HAS ISSUED THE APPROVAL CERTIFICATE DATED 23 APR 2013. THE ARCHT. REG. AUTH. OF MUMBAI HAS ISSUED THE APPROVAL CERTIFICATE DATED 23 APR 2013. THE ARCHT. REG. AUTH. OF MUMBAI HAS ISSUED THE APPROVAL CERTIFICATE DATED 23 APR 2013.



TYPICAL FLOOR PLAN (18TH, 19TH & 20TH FLOOR PLAN)

NO. 18, 19 & 20 FLOOR PLAN
 NO. 18, 19 & 20 FLOOR PLAN

STAMP OF DATE OF RECEIPT OF PLANS

DESCRIPTION OF PROPOSAL & PROPERTY

PROPOSED RESIDENTIAL BUILDING ON PLOT No. R1-1 IN G-BLOCK, BANDRA KURLA COMPLEX, BANDRA (EAST), MUMBAI - 400 051

NAME OF OWNER

STARLIGHT SYSTEMS (I) LLP



JOB NO.	DWG. NO.	SCALE	CHECKED BY	DRAWN BY
	5/8	1:100		

SIGNATURE NAME & ADDRESS OF THE ARCHITECT



STARLIGHT SYSTEMS (I) LLP
 18, 19 & 20 FLOOR PLAN
 NO. 18, 19 & 20 FLOOR PLAN

GROUP OF STUDY OF PLANS

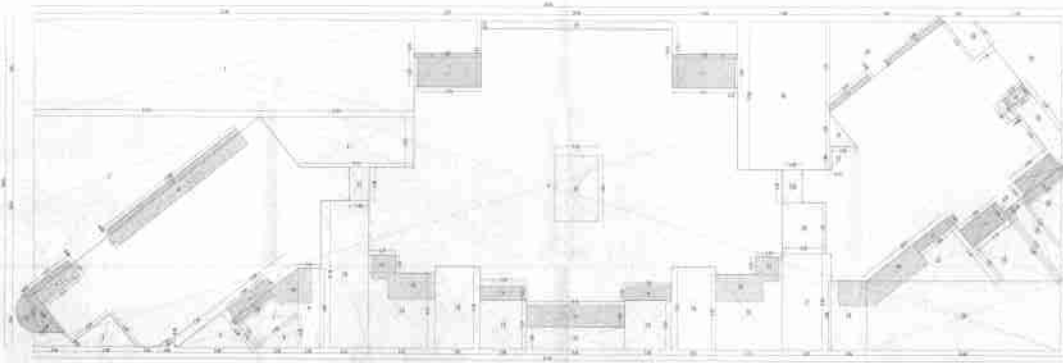


TERRACE FLOOR PLAN



Table with 3 columns: 'TYPICAL AREA DIAGRAM FOR FLOOR NO. 1', 'TYPICAL AREA DIAGRAM FOR FLOOR NO. 2', and 'TYPICAL AREA DIAGRAM FOR FLOOR NO. 3'. Each column contains a grid of room numbers and their respective areas.

Table with 3 columns: 'TYPICAL AREA DIAGRAM FOR FLOOR NO. 4', 'TYPICAL AREA DIAGRAM FOR FLOOR NO. 5', and 'TYPICAL AREA DIAGRAM FOR FLOOR NO. 6'. Each column contains a grid of room numbers and their respective areas.



TYPICAL AREA DIAGRAM 18TH TO 20TH FLOOR

Table with 3 columns: 'APPROXIMATE SCHEDULE FOR FLOOR NO. 1', 'APPROXIMATE SCHEDULE FOR FLOOR NO. 2', and 'APPROXIMATE SCHEDULE FOR FLOOR NO. 3'. Each column lists room numbers and their corresponding approximate schedules.

Table with 3 columns: 'TYPICAL AREA DIAGRAM FOR FLOOR NO. 4', 'TYPICAL AREA DIAGRAM FOR FLOOR NO. 5', and 'TYPICAL AREA DIAGRAM FOR FLOOR NO. 6'. Each column contains a grid of room numbers and their respective areas.



VERTICAL SECTION

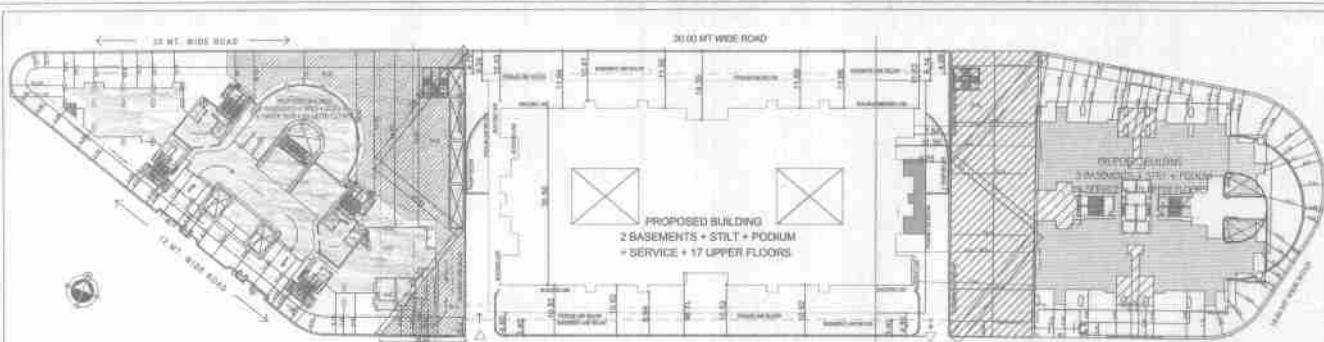
GROUP OF STUDY OF PLANS

PROPOSED RESIDENTIAL BUILDING ON PLOT NO. 87-1 IN G-H BLOCK, BARDAHA ESTATE COMPLEX, BARDAHA (WEST), NEHRU-1, 600 001

PROFESSIONAL ENGINEER'S SEAL AND SIGNATURE

SCALE: 1/200

TALANTA PAPER AND GENERAL LTD PVT. LTD. ARCHITECTS



PLOT NO. R.1.1

PLOT NO. R.1.2 & R.1.3

PLOT NO. R.1.4

AREA OF PLOT = 5018.45	AREA OF PLOT = 7964.27	AREA OF PLOT = 2029.02
S.U.A. PERMITTED AS PER LOCAL ZONE = 1550.00	S.U.A. PERMITTED AS PER LOCAL ZONE = 14100.00	S.U.A. PERMITTED AS PER LOCAL ZONE = 7300.00
S.U.A. PROPOSED AS PER CC = 1565.00	S.U.A. PROPOSED AS PER CC = 26405.00	S.U.A. PROPOSED AS PER CC = 2204.35
ADDITIONAL S.U.A. UTILISED = 125.00	ADDITIONAL S.U.A. UTILISED AS PER CC = 22255.00	ADDITIONAL S.U.A. UTILISED AS PER CC = 1474.35
S.U.A. PROPOSED (P.M.A.1) = 2500.00	S.U.A. PROPOSED (P.M.A.1) = 3600.00	S.U.A. PROPOSED (P.M.A.1) = 3175.00
ADDITIONAL S.U.A. UTILISED (P.M.A.1) = 1450.00	ADDITIONAL S.U.A. UTILISED (P.M.A.1) = 22200.00	ADDITIONAL S.U.A. UTILISED (P.M.A.1) = 1879.35
REMAINING ADDITIONAL S.U.A. PERMITTED = 125.00	REMAINING ADDITIONAL S.U.A. PERMITTED = 125.00	REMAINING ADDITIONAL S.U.A. PERMITTED = 5.00
TOTAL AREA OF AMALGAMATED PLOT	TOTAL S.U.A. PERM. AS PER LEASE USED	ADDITIONAL BUILT UP AREAS ALLOTTED BY MVRDA
1. R.1.1 1718.45	1. M.1.1 7060.00	a. A.B.U.A. - 1 Allotted on 4th December 2009 14100.00
2. R.1.2 & R.1.3 3966.67	2. R.1.2 & R.1.3 14100.00	b. A.B.U.A. - 2 Allotted on 5th November 2009 1000.00
3. R.1.4 1429.33	3. R.1.4 3000.00	c. A.B.U.A. - 3 Allotted on 26th April 2010 2000.00
TOTAL (a+b+c) = 14113.45	TOTAL (a+b+c) = 24060.00	TOTAL (a+b+c) = 60100.00
		ADDITIONAL S.U.A. UTILISED ON PLOTS AS PER LATEST CC
		1. A.B.U.A. Utilised on Plot No. R.1.1 1205.00
		2. A.B.U.A. Utilised on Plot No. R.1.2 & R.1.3 1432.04
		3. A.B.U.A. Utilised on Plot No. R.1.4 827.31
		TOTAL (a+b+c) = 4464.35
		BALANCE ADDITIONAL BUILT UP AREA = (d-e)
		TOTAL (a+b+c) - TOTAL (a+b+c) = 60100.00 - 4464.35 = 55635.65
		TOTAL (a+b+c) - TOTAL (a+b+c) = 60100.00 - 4464.35 = 55635.65
		ADDITIONAL S.U.A. PROPOSED TO BE UTILISED ON PLOTS
		a. A.B.U.A. Utilised on Plot No. R.1.1 1445.00
		b. A.B.U.A. Utilised on Plot No. R.1.2 & R.1.3 2233.00
		c. A.B.U.A. Utilised on Plot No. R.1.4 1566.35
		TOTAL (a+b+c) = 5244.35
		BALANCE ADDITIONAL BUILT UP AREA = (d-e)
		TOTAL (a+b+c) - TOTAL (a+b+c) = 60100.00 - 5244.35 = 54855.65

PROFORMA D

FORM OF BOND

REQUIREMENTS

STARTING DATE OF BOND IN A.R.C.

GROUP OF COMPANIES OR B.L.S.

PLANS APPROVED BY THE JUDGE OF DISTRICTS
WHICH ARE TO BE BOUND WITH
CORPORATION CONDITIONS / LAWS
CORPORATION CONDITIONS / LAWS
WORKS PLANS / LOCAL LAWS

DATE: 23.04.2010

AND THE CORP. NOW BOUND TO THE

METROPOLITAN MUNICIPAL CORPORATION
MUMBAI

REMITTED METROPOLITAN BUILDING ON PLOTS NO. R.1.1, R.1.2 & R.1.3
MUMBAI CITY MUNICIPAL CORP.

DATE OF BOND

YEARLY PAYMENT IN RS.

AMOUNT IN RS. 1000000000

DATE 23/04/2010

BY: [Signature]

FOR: [Signature]