PARKING STATEMENT - TOWER A,B,C,D, E & F

SR. NO.	OCCUPANCY	CARPET AREA	NO. OF TENAMENTS.	REQD. PARKINGS	NO.OF PARKINGS
A	PARKING REQD. FOR RESIDENTIAL AS PER TABLE NO.6 (A1)(a)				
1	RESIDENTIAL	BELOW 35.0 SQ.M.	132	NOT REQUIRED	NIL
2		35.0 TO 45.0 SQ.M.	0	1 P. / 4 TENAMENTS	0
3		45.0 TO 70.0 SQ.M.	555	1 P. / 2 TENAMENTS	277.5
4		70.0 SQ.M. & ABOVE	98	1 P. / 1 TENAMENT	98
		TOTAL	785		375.5
5	TOTAL NO OF PARKINGS				376 NOS.
B	PARKING REQD. FOR SHOPPING AS PER TABLE NO.6 (5)				
6	FOR DEPARTMENTAL STORE & OTHER COMMERCIAL USERS @ 1CAR PARKING SPACE FOR EVERY 80 SQ.MT. UPTO 800 SQ.MT. & ONE PARKING SPACE FOR EVERY 160 SQ.MT. OF SPACE FOR AREA EXCEEDING 800 SQ.MT. =(3121.86 -800.00= 2321.86) = 15 Nos.+10 nos				
7	1 car parking 80 sq.mt.(800 / 80 = 10 Nos)				10
8	1 car parking 160 sq.mt.(2321.86 /160 = 14.51 Nos)				15
9	TOTAL PARKING REQUIRED FOR COMMERCIAL				25
10	ADD 10% VISITORS PARKINGS				39
11	TOTAL NO OF PARKINGS REQUIRED				440
12	TOTAL NO OF PARKINGS PROVIDED				542

GROSS PLOT AREA AND BUILT UP AREA STATEMENT

SR. NO.	BLDG NO.	PLOT AREA IN Sq.Mt	B.U.A IN Sq.Mt. With 2.5 FSI	NO.OF TENEMENTS	PRORATA 52.50 Sq.Mt /Ts	PRORATA 5.06 Sq.Mt /Ts	TOTAL BUILT UP AREA
	AS PER MHADA NOC No. CO/KB/AA/CHIKANGHAR-NOC/2660/2014 Dt. 31/12/14						
	77	725.93	1814.83				
	78	422.97	1057.43				
	79	720.47	1801.18				
	84	665.09	1662.73				
	86	634.71	1586.78				
	87	581.49	1453.73				
	TOTAL	3750.66	9376.65	152.00	7980.00		17356.65
	AS PER MHADA NOC No. CO/KB/AA/CHIKANGHAR-NOC/2662/2014 Dt. 31/12/14						
	80						
	81						
	83	1938.32	4845.80	88.00	4620.00		9465.80
						TOTAL OF MHADA NOC AREA:	26822.45
	AS PER MHADA OFFER No. CO/KB/AA/CHIKANGHAR-NOC/4803/2019 Dt.						
	85	426.89	1067.23	16.00	840.00	144.96	2052.19
	AS PER MHADA OFFER No. CO/KB/AA/CHIKANGHAR-NOC/4803/2019 Dt.						
	76	428.25	1070.63	36.00	840.00	144.96	2055.59
	AS PER MHADA OFFER No. CO/KB/AA/CHIKANGHAR-NOC/4807/2019 Dt.						
	82	573.25	1433.13	24.00	1260.00	217.44	2910.57
				88.00		797.28	797.28
						1014.72	
	AS PER MHADA OFFER No. CO/KB/AA/CHIKANGHAR-NOC/4808/2019 Dt.						
	77, 78, 79, 84, 86 & 87			152.00	0.00	1377.12	1377.12
	R.NO.9	508.23					
	R.NO.11	507.85					
		391.00	391.00 WITH 1.0 FSI + 586.50 WITH 1.5 FSI				977.50
	E2+E3	197.82	494.55				494.55
						TOTAL OF MHADA OFFER AREA:	10084.79
						OFFER TO BE OBTAINED BY MHADA	
	E1	187.68	469.20				469.20
			BUA TO BE ALLOTTED FROM V.P. QUOTA				4050.00
						TOTAL OF MHADA OFFER AREA:	4519.20
		8902.95	GRAND TOTAL				43006.44

SUMMARY

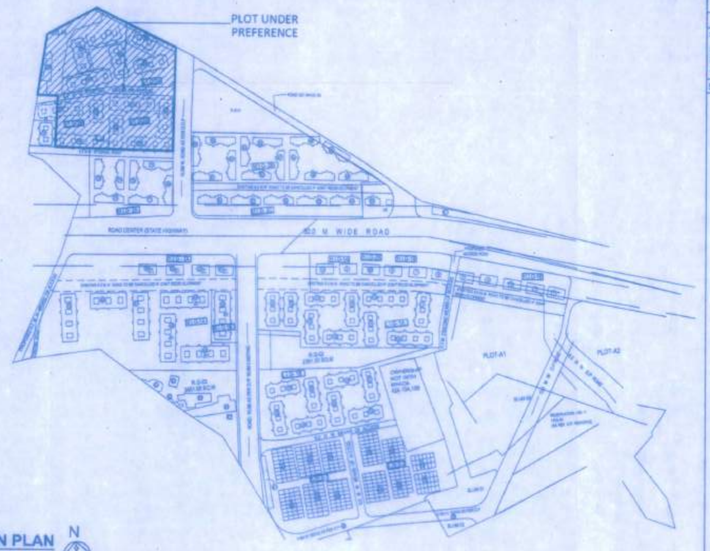
SR.NO	TOWER	SANCTIONED B.U. AREA: TOTAL RESI. BUILTUP AREA	SANCTIONED B.U. AREA: TOTAL COMM. BUILT-UP AREA	PROPOSED B.U. AREA: TOTAL RESI. BUILTUP AREA	PROPOSED B.U. AREA: TOTAL COMM. BUILT-UP AREA	TOTAL (RESI.+COM.) BUILT-UP AREA	NO.OF FLATS	NO.OF SHOP/OF FICE	HT. OF BLDG
1	TOWER-A	1766.39	------	------	------	1766.39	53	------	47.50
2	TOWER-B	6086.15	488.94	6086.15	483.94	6570.09	152	9	91.05
3	TOWER-C	9378.37	807.28	9378.37	807.28	10185.65	148	20	89.45
4	TOWER-D	9239.24	627.20	8101.68	627.20	9866.44	138	15	89.45
5	TOWER-E	5976.44	765.41	------	765.41	6741.84	142	11	91.50
7	TOWER-F	6423.47	438.04	------	438.04	6861.52	152	9	91.50
	TOTAL	38870.06	3121.86	23566.20	3121.86	41991.93	785	64	
	TOTAL	41991.93		26688.06					

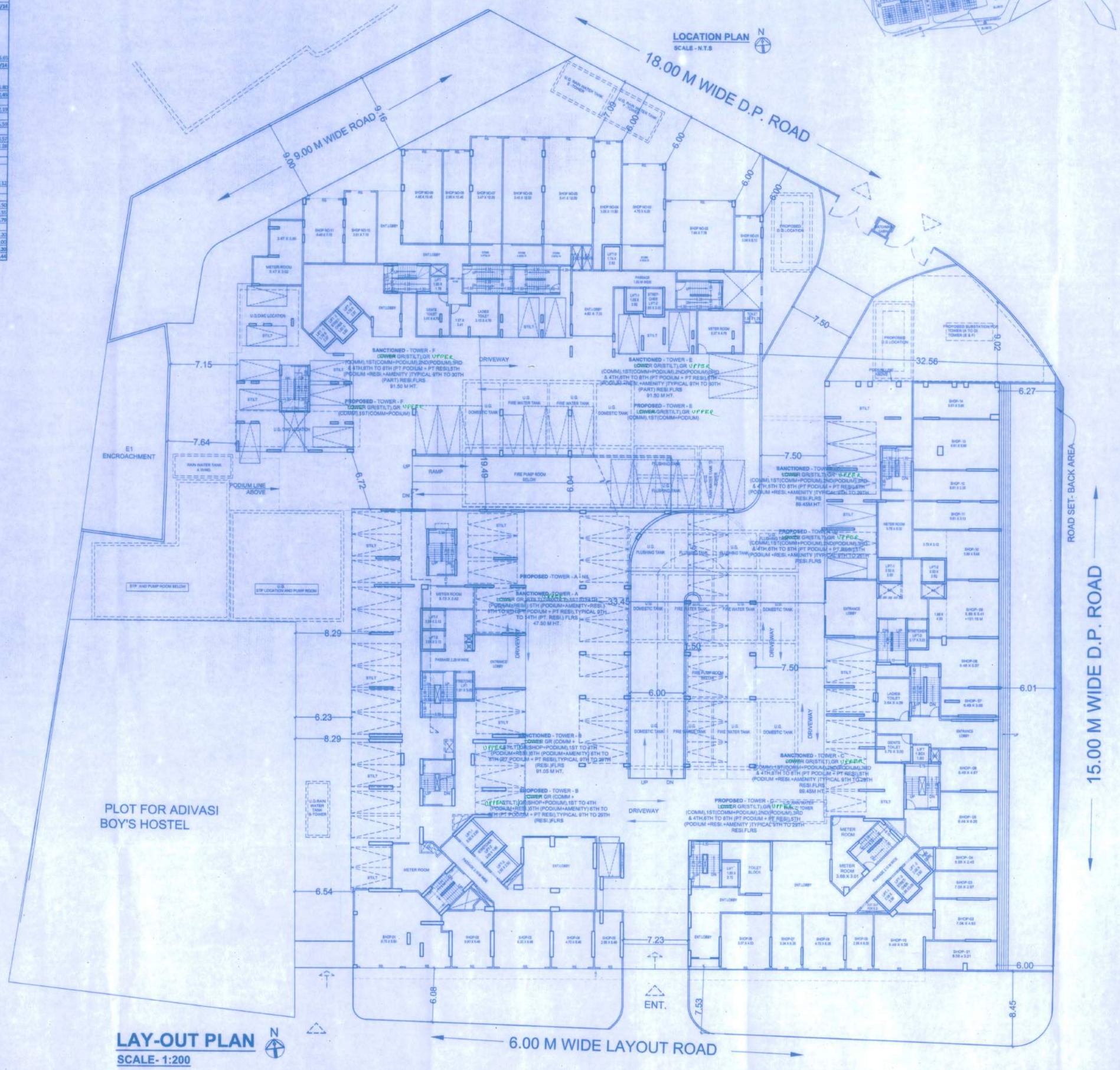
TOTAL STAIRCASE & PASSAGE AREA STATEMENT

SR.NO.	NO. OF TOWER	AREA IN SQ.MT
1	TOWER -A	1014.70
2	TOWER -B	1944.97
3	TOWER -C	2321.28
4	TOWER -D	2138.15
5	TOWER -E	1481.58
6	TOWER -F	1774.74
	TOTAL AREA	10675.42

TOTAL BALCONY, TERRACE & CUB STATEMENT

SR.NO	NO. OF TOWER	AREA IN SQ.MT.	NOS.OF BALCONY	NOS.OF TERRACE	NOS.OF CUB
1	TOWER-A	169.71	72	53	98
2	TOWER-B	626.93	228	152	390
3	TOWER-C	924.16	220	198	497
4	TOWER-D	948.86	247	186	420
5	TOWER-E	592.17	264	142	545
7	TOWER-F	647.75	304	152	530
	TOTAL	3909.57	1355	883	3470





SHEET NO.01/43

CONTENT OF SHEET:
LAYOUT PLAN, LOWER GROUND FLOOR PLAN, BUILTUP AREA SUMMARY, BALCONY AREA SUMMARY,LOCATION PLAN

STAMP OF APPROVAL OF PLANS:

बांधकाम नकाशा मंजूरी — सुधारित
स्थानिक दुय्यम दर्जाचा प्राधिकरण व संनियंत्रण प्राधिकरण
प्रमाणपत्र क्र. कडोंमपा / नरवि / बांप / कोवि-हरि / 2096-3U/02/U0
दिनांक 08/08/2096
दिवेलता अधिप्रमाणे.

सहायक संचालक (नगरी)
कल्याण डोंबिवली महानगरपालिका

PROFORMA

SR. NO.	A/B	DESCRIPTION	AREA IN SQ.M
	A	AREA STATEMENT	
1		TOTAL PLOT AREA AS PER SANCTIONED LAYOUT	1,27,023.85
2		TOTAL PERMISSIBLE BUILT UP AREA AS PER SANCTIONED LAYOUT	2,62,943.86
3		PLOT AREA AS PER APPROVAL dt:- 09.05.2018 (PART OF SANCTIONED LAYOUT)	4,330.62
4		SANCTIONED BUILT UP AREA AS PER APPROVAL dt.-09.05.2018	12,751.61
5		PROPOSED PLOT AREA (PART OF SANCTIONED LAYOUT)	8,902.95
	b	AS PER RECORD	8,902.95
	d	AREA AS PER POSSESSION	8,892.38
6		DEDUCTION FOR :	
	a	ROAD SET BACK AREAS	0.00
	b	PROPOSED ROAD	0.00
	c	ANY RESERVATIONS	0.00
		TOTAL DEDUCTIONS = (2a+2b+2c)	-
7		BALANCE AREA OF PLOT (Item 1 - Item 2)	8,902.95
8		DEDUCTION FOR RECREATIONAL GROUND (If deductable)	N.A.
9		NET AREA OF PLOT (Item 3 - Item 4)	8,902.95
10		ADDITIONS FOR FLOOR SPACE INDEX	-
		100% of Item 2(a)	-
		100% of Item 2(b)	-
11		TOTAL AREA (Item 5 + Item 6)	8,902.95
12		FLOOR SPACE INDEX PERMISSIBLE	
	A	BUA PERMISSIBLE AS PER MHADA NOC	26,822.45
	B	BUA PERMISSIBLE AS PER MHADA OFFER	15,193.99
	C	TOTAL PERMISSIBLE B.U.AREA (A+B)	42,008.44
13		FSI CREDIT AVAILABLE BY DEVELOPMENT RIGHTS(restricted to 80% of the balance area vide Item 3 above)	-
14		PERMISSIBLE FLOOR AREA (Item 7 x Item 8 + Item 9 above)	42,008.44
15		EXISTING FLOOR AREA	
16		SANCTIONED BUILT UP AREA AS PER NOC	41,991.93
17		PROPOSED BUILT UP AREA AS PER MHADA NOC	26,688.06
18		EXCESS BALCONY AREA TAKEN IN FSI (As per 9(a) below)	REF TABLE
19		TOTAL BUILT UP AREA PROPOSED (Item 10 + Item 11 + Item 12)	41,991.93
20		BALANCE SANCTIONED BUILT UP AREA AS PER NOC	14.51
21		BALANCE PROPOSED BUILT UP AREA AS PER MHADA NOC	134.39

COLOUR CODE:
BOUNDARY OF PLOT - THICK BLACK
PROPOSED WORK - RED WASH DRAINAGE LINE - RED DOTTED RECREATION GROUND - GREEN WASH SETBACK AREA - GREEN
PROPOSED ROADS - BROWN WASH

APPENDIX - C

THE PLANS PREPARED BY ME ARE IN ACCORDANCE WITH THE NORMS AS SPECIFIED BY INDIAN STANDARD INSTITUTE & I WILL BE HELD RESPONSIBLE FOR ANY HARM CAUSED IN EARTHQUAKE DUE TO NEGLIGENCE OF THE STANDARDS.

ENGINEERS SIGNATURE

CERTIFICATE OF AREA:

CERTIFIED THAT I have surveyed the plot under reference on _____ and that the dimensions of the sides, etc. of the plot stated on the plan are as measured on site and the area so worked out is 4330.62 sq.mt. and tallies with the area stated in the document of Ownership / Town Planning Scheme records.

Signature Of Licensed Architect.

PROFORMA 'B'

L.I.G-II TRILOK CO.HSG. SOCIETY LTD.

L.I.G-II TIRANGA CO.HSG. SOCIETY LTD.

L.I.G-II SWAMI SAMARTH CO.HSG. SOCIETY LTD.

L.I.G-II GAJANAN CO.HSG. SOCIETY LTD.

OWNER'S NAME SIGNATURE & STAMP:
For Tycoons Avanti Projects LLP
SIGNATURE Designated Partner
(POWER OF ATTORNEY HOLDER)
Mr. Shrikant D. Shitole

REV.	DATE	DESCRIPTION	DRAWN	APPROVED

PROJECT :
PROPOSED REDEVLOPMENT OF L.I.G-II A,B & C TRILOK,TIRANGA,SWAMI SAMARTH & GAJANAN CHSL ON LAND BEARING S.NO.22, H.NO.(1+2+3+4+5+6+7+8+9+10+11(PT),S.NO.43A, H.NO-1(PT) & 2(PT) AT- VILLAGE-CHIKANGHAR, TAL- KALYAN, DIST- THANE, PART OF MHADA LAYOUT.

SCALE : 1:200

DATE :

DRAWN BY	CHECKED	APPROVED BY
MANESH	Ar.PALLAVEE	Ar.JATHAR

ARCHITECT:
design consortium
ARCHITECT & INTERIOR DESIGNER
GROUND FLOOR,MA BHAVANI APARTMENT,NEAR TULJABHAVANI MANDIR,BHASKAR COLONY,SERVICE ROAD, EASTERN EXPRESS HIGHWAY, THANE - 400602
TEL NO. 25333665/9820482588
EMAIL ID:- info@dcapl.com Website:- www.dcapl.com