

TENEMENT STATEMENT

FLOOR	WING -A	WING -B	WING -C	TOTAL
STILT	-	-	-	-
1ST FLR (PODIUM)	-	-	-	-
2ND FLR	-	6	6	12
3RD FLR	-	6	6	12
4TH FLR	-	6	6	12
5TH FLR	-	6	6	12
6TH FLR	-	6	6	12
7TH FLR	-	5	4	9
8TH FLR	-	6	6	12
9TH FLR	-	6	6	12
10TH FLR	-	6	6	12
11TH FLR	-	6	6	12
12TH FLR	-	6	6	12
13TH FLR	-	6	6	12
14TH FLR	-	-	6	6
15TH FLR	-	-	4	4
16TH FLR	-	-	6	6
17TH FLR	-	-	6	6
18TH FLR	-	-	6	6
TOTAL	-	71	98	169

CAR PARKING STATEMENT (WING - A,B & C)
PARKING REQUIREMENT AS PER DCR 2034
(WING - B = 7TH TO 13TH FLOOR)
(WING - C = 14TH TO 18TH FLOOR)

CARPET AREA IN SQ. MT'S	TOTAL NO. OF FLATS	PARKING PERMISSIBLE AS PER D.C. RULES	PARKING REQUIRED
BELOW 45.00	8 Nos.	1 PARKING FOR 4 TENEMENTS	2.00
45.00 TO 60.00	11 Nos.	1 PARKING FOR 2 TENEMENTS	5.50
60.00 TO 90.00	50 Nos.	1 PARKING FOR 1 TENEMENTS	50.00
90.00 ABOVE	Nox.	2 PARKING FOR 1 TENEMENTS	N I L
TOTAL PARKING			57.50 NOS
25 % ADDITIONAL PARKING FOR VISITORS			14.38 NOS
TOTAL PARKING REQUIRED RESIDENTIAL			71.88 NOS
TOTAL PARKING REQUIRED			71.88 SAY 72 NOS
TOTAL PARKING REQUIRED			72*111 = 183 NOS

CAR PARKING STATEMENT (WING - A,B & C)
PARKING REQUIREMENT AS PER DCR 1991
(WING - B = 2ND TO 6TH FLOOR)
(WING - C = 2ND TO 13TH FLOOR)

CARPET AREA IN SQ. MT'S	TOTAL NO. OF FLATS	PARKING PERMISSIBLE AS PER D.C. RULES	PARKING REQUIRED
BELOW 35.00	Nox.	1 PARKING FOR 4 TENEMENTS	N I L
35.00 TO 45.00	22 Nos.	1 PARKING FOR 2 TENEMENTS	11 NOS
45.00 TO 70.00	75 Nos.	1 PARKING FOR 1 TENEMENTS	75 NOS
70.00 ABOVE	Nox.	2 PARKING FOR 1 TENEMENTS	N I L
TOTAL PARKING			86.00 NOS
25 % ADDITIONAL PARKING FOR VISITORS			21.50 NOS
TOTAL PARKING REQUIRED RESIDENTIAL			110.50 NOS
TOTAL PARKING REQUIRED			110.50 SAY 111 NOS

PARKING STATEMENT FOR WING - A,B & C

FLOOR	WING - A,B & C		
	BIG CARS	SMALL CARS	TOTAL
BASEMENT FLR. LVL(3RD LVL)	73 NOS.	18 NOS.	91 NOS.
BASEMENT FLR. LVL(2ND LVL)	83 NOS.	08 NOS.	91 NOS.
BASEMENT FLR. LVL(1ST LVL)	83 NOS.	08 NOS.	91 NOS.
STILT FLR. LVL	64 NOS.	07 NOS.	71 NOS.
1ST FLOOR (PODIUM LVL.)	02 NOS.	18 NOS.	18 NOS.
TOTAL PARKING PROVIDED FOR	305 NOS.	54 NOS.	359 NOS.
TOTAL PARKING REQUIRED			359 NOS.

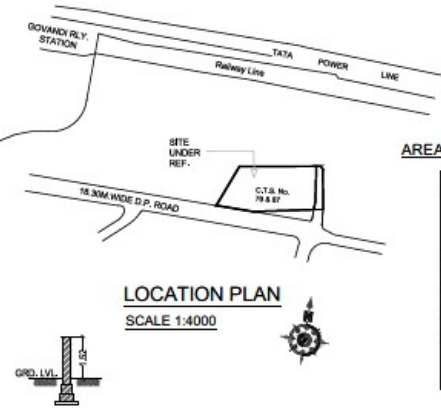
AREA SUMMARY (WING - A, B & C)

	a	b
WING		
PROPOSED BIUP AREA		
(WING 'A')	-	-
(WING 'B')	4902.92	-
(WING 'C')	6136.77	-
TOTAL	11039.69	-

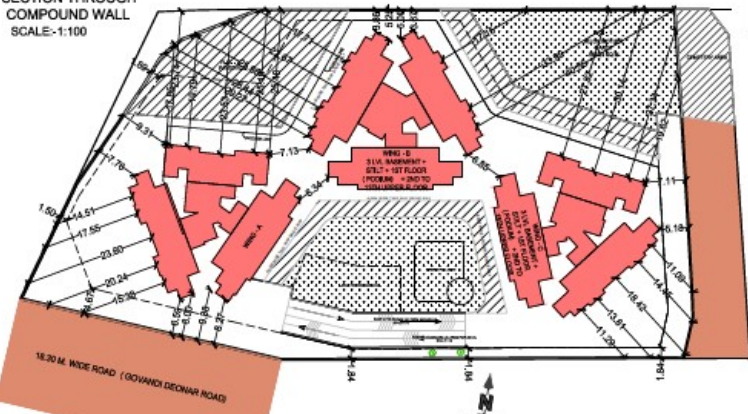
CONSTRUCTION AREA SUMMARY (WING - A, B & C)

	a	b
WING		
PROPOSED BIUP AREA		
BASEMENT PLAN 3	4817.99	-
BASEMENT PLAN 2	4663.30	-
BASEMENT PLAN 1	4663.30	-
ground floor	3603.45	-
1st floor plan (podium)	3603.49	-
(WING 'A')	-	-
(WING 'B')	6014.07	-
(WING 'C')	7703.31	-
TOTAL	35068.95	-

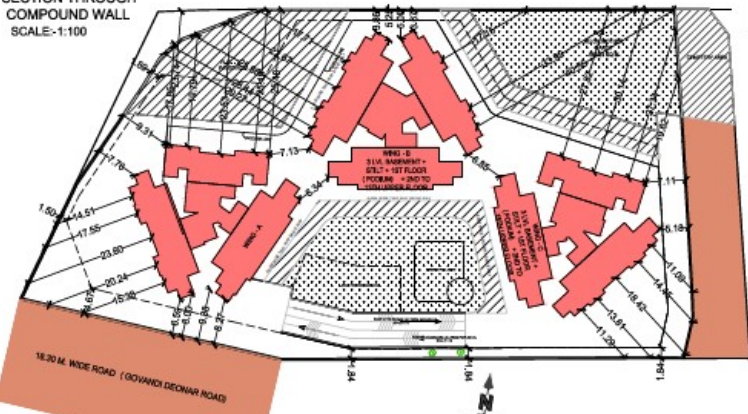
LOCATION PLAN
SCALE 1:4000



SECTION THROUGH COMPOUND WALL
SCALE-1:100



BLOCK PLAN
SCALE - 1:500



PROFORMA - A (A 9(16)(b) OF DCPR 2034

	SQ.MTS.	SQ.MTS.	TOTAL
	As per DCR 1991 approved plan 05.05.1995/2018	As per DCPR 2034	
1 Area Statement			
1 Plot Area (As Per Property Card)	7007.90	7007.90	7007.90
1 Gross area of plot	7007.90	7007.90	7007.90
a) Area of Reservation in plot	146.60	146.60	146.60
b) Area of Road Setback	364.40	364.40	364.40
c) Area of D.P.Road	-	-	-
d) Encroachment area	-	-	-
2 Deductions for			
(A) For reservation/road area	-	-	-
a) Road setback area to be handed over (100%) (Regulation no 16)	-	354.40	354.40
b) Proposed d.p road to be handed over (100%) (Regulation no- 16)	-	-	-
c) Reservation area (plot) to be handed over (Regulation no 17)	-	146.60	146.60
d) Encroachment area	-	-	-
(B) For amenity area	-	-	-
a) Area of amenity plot/plate to be handed over as per dor 14(a)	-	-	-
b) Area of amenity plot/plate to be handed over as per dor 14(b)	-	-	-
c) Area of amenity plot/plate to be handed over as per dor 15	-	-	-
d) Area of amenity plot/plate to be handed over as per dor 35	-	-	-
(C) Deductions for existing built up area to be retained if any	-	-	-
a) Land component of existing built up area as per regulation under which the development was allowed	-	-	-
3 Total deductions (2(a) + 2(b) + 2(c))	501.00	501.00	501.00
4 Balance area of plot (1 minus 3)	6506.90	6506.90	6506.90
a) DEDUCTION FOR 15% RECREATIONAL GROUND / 15% AMENITY SPACE (IF DEDUCTIBLE FOR IND)	976.04	-	976.04
5 Plot area under development (4 - 5)	5530.86	6506.90	6506.90
6 Zonal (Basic) Bt 1 or 1.35	-	1.00	1.00
7 Permissible built up area as per zonal/basic) Bt (5 * 6) (in case of mid land permissible built up area shall be as per 4 of regulation 30(a))	-	6506.90	6506.90
8 Built up area equal to area of land handed over as per 2(a) of regulation 30(a)	708.60	708.60	708.60
9 Built up area in lieu of cost of construction of built up amenity to be handed over	-	-	-
10 Built up area due to Additional FSI on payment of premium as per table no 12 of regulation no 30(A) on remaining balance plot (9000.00 * 0.50 = 3253.45 SQ.MT.)	-	3253.45	3253.45
11 Built up area due to admissible '10' as per table no 12 of regulation no 30(a) subject to regulation no 30(a)(3)	-	-	-
12 Permissible built up area (7+8+9+10 + 11)	6238.66	10469.15	10469.15
13 Proposed built up area (as the case may be) without BUA as per 2 (c);	6216.91	4282.18	10499.09
14 To be generated if any as per regulation 30 (a)	-	-	-
15 Fungible compensatory area as per regulation no 31(3)	-	-	-
16 (Permissible Fungible Compensatory area for Rehab component without charging premium	-	-	-
i) Fungible Compensatory area available for Rehab component without charging premium	-	-	-
ii) Permissible Fungible Compensatory area by charging premium	570.60	570.60	570.60
17 FSI consumed on Net Plot (13.4)	570.60	570.60	570.60
18 Total Built up Area proposed including Fungible Compensatory Area (13 + 15(a)(i) + 15(b)(ii))	6216.91	11039.69	11039.69
19 FSI consumed on Net Plot (13.4)	-	-	1.70
8 Other Requirements			
(A) Reservation/Designation			
a) Name of Reservation	-	-	-
b) Area of Reservation affecting the plot	-	-	-
c) Area of Reservation land to be handed/handed over as per Regulation No.17	-	-	-
d) Built up area of Amenity to be handed over as per Regulation No.17	-	-	-
e) Area/Built up Area of Designation	-	-	-
(B) Plot area/Built up Amenity to be Handed Over as per Regulation No (i) 14(A)	-	-	-
(ii) 14(B)	-	-	-
(iii) 15	-	-	-
(C) Requirement of Recreational Open Space in Layout/Plot as per Regulation No 27	-	-	-
(D) Tenement Statement:			
(i) Proposed built up area (13 above)	11039.69	-	11039.69
(ii) Less deduction of Non-residential area (Shep etc.)	-	-	-
(iii) Area available for tenements (i) minus (ii)	11039.69	-	11039.69
(iv) Tenements permissible (Density of tenements/structure)	460.90 Nos	-	460.90 Nos
(v) Total number of Tenements proposed on the plot	169 Nos	-	169 Nos
(E) Parking Statement			
(i) Parking required by Regulations for -			
Car	183 Nos	-	183 Nos
Scouter/Motor cycle	-	-	-
Outside (visitors)	-	-	-
(ii) Covered garage permissible	-	-	-
(iii) Covered garages proposed	-	-	-
Car	-	-	-
Scouter/Motor cycle	-	-	-
Outside (visitors)	-	-	-
(iv) Total parking provided	359 Nos	-	359 Nos
(F) Transport Vehicles Parking			
(i) Spaces for transport vehicles parking required by Regulations	-	-	-
(ii) Total No. of transport vehicles parking spaces provided	-	-	-

PROFORMA 'B'
CONTENTS OF SHEET

BLOCK PLAN , LOCATION PLAN, AREA SUMMARY & TENEMENT STATEMENT
DESCRIPTION OF PROPOSAL
PROPOSED RESIDENTIAL BUILDING ON PLOT BEARING C.T.S NO. 79 & 87 OF VILLAGE DEONAR, MS-WARD, GOVANDI (W) , MUMBAI.

NAME OF OWNER
M/S TRIDHAATU MORYA DEVELOPERS LLP
SIGNATURE
PRITAM SURYAP
RASAD CHIVUK ULA
Digitally signed by PRITAM SURYAPRASAD CHIVUKULA Date: 2021.05.25 16:12:20 +05'30'

NAME & ADDRESS OF ARCHITECT
Pawar Ameet Ganpatrao
AMEET PAWAR CA2004/04543
GROUND FLOOR, SATYANARAYAN PRASAD COMMERCIAL CENTRE, DAYALDAS ROAD, VILE PARLE (E), MUMBAI - 400 057. PH: 022-2612 99 33 / 44 / 55 / 66. WWW.BKARTECHINTECH.DIG

This cancels approval to the Previous Plans Sanctioned under no. CHEIS/1488/W/037 (NEW) Dated 11 April 2019

APPROVED SUBJECT TO THE CONDITIONS MENTIONED IN THIS OFFICE LETTER NO. CHEIS/1488/W/037 (NEW)

Bajirao Lahu Patil
(EXECUTIVE ENGINEER (B.P.) E.S-1
S.E. (B.P.) M-II
sinkar mahesh balkrishna A.E. (B.P.) M

STAMP OF DATE OF RECEIPT OF PLANS

NORTH	JOB NO	DRAWN BY	CHECKED BY	PATH:-
	3056	MONAL		Umesh/ASHISH/Eastern B/Job No.3056 Trichwadi - Moysa - ACRONS/2, Brec. drawing U1.B.M.C. PROPOSAL/01.F.1-1

CERTIFICATE OF AREA
I CERTIFY THAT I HAVE SURVEYED THE PLOT UNDER REFERENCE ON 20.06.2017 AND THAT THE DIMENSIONS OF THE SITES ETC. OF THE PLOT STATED ON THE PLANS ARE AS MEASURED ON SITE AND THE AREA SO WORKED OUT IS 7007.90 SQ.METER (SEVEN THOUSAND SEVEN POINT NINETH) AND TALLIES WITH THE AREA STATED IN THE DOCUMENT OF OWNERSHIP/TOWN PLANNING S C H E M E .
Pawar Ameet Ganpatrao
SIGN. OF ARCHITECT