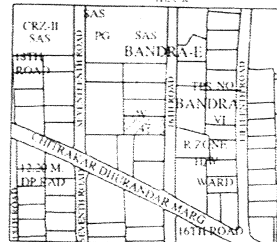
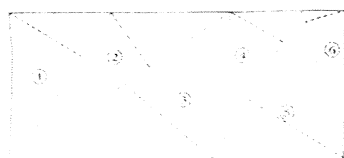


BLOCK PLAN  
SCALE - 1:500



LOCATION PLAN  
SCALE - 1:4000



PLOT AREA DIAGRAM  
SCALE - 1:500

**PLOT AREA CALCULATION**

ADDITION	1	2	3	4	5	6	TOTAL ADDITION (Sq. Mts)	
1	11.25	x	23.90	x	0.50	=	134.44	
2	9.342	x	35.75	x	0.50	=	167.04	
3	15.00	x	35.75	x	0.50	=	268.20	
4	8.45	x	23.84	x	0.50	=	100.72	
5	15.00	x	23.84	x	0.50	=	178.80	
6	5.50	x	21.09	x	0.50	=	58.00	
							<b>TOTAL ADDITION (Sq. Mts)</b>	<b>907.20</b>

**BUILT UP AREA STATEMENT**

FLOOR	RESI BUA (SQ.MT.)	GROSS BUA (SQ.MT.)
STILT		
1ST (PODIUM)		
2ND (PODIUM)		
3RD		
4TH		
5TH		
6TH		
7TH		
8TH		
9TH		
REFUGE AREA	0.31	
FITN. CENTER	0.08	
COLUMN IN FSI	0.50	
<b>TOTAL</b>	<b>1745.52</b>	<b>1746.21</b>

**STAIRCASE AREA STATEMENT**

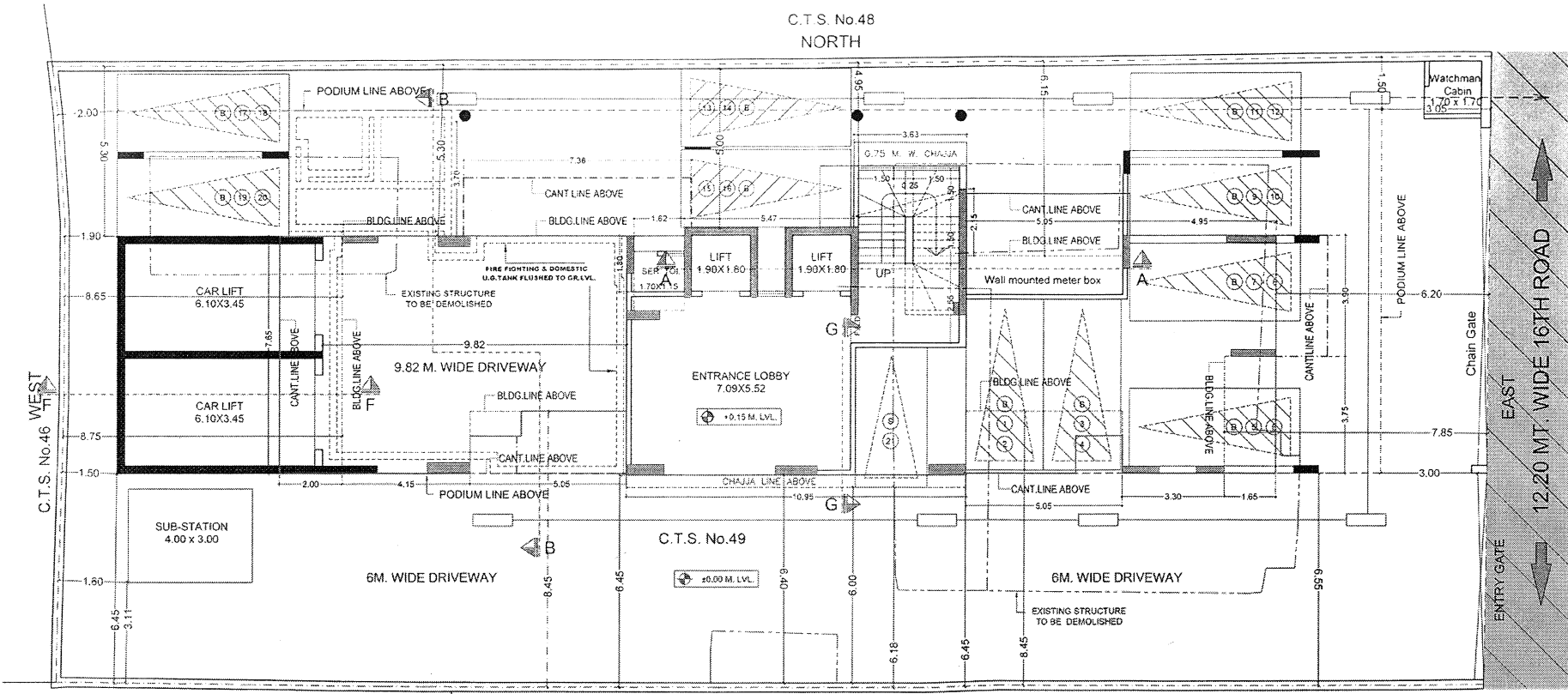
FLOOR	RESI BUA (SQ.MT.)
STILT	
1ST (PODIUM)	
2ND (PODIUM)	
3RD	
4TH	
5TH	
6TH	
7TH	
8TH	
9TH	
<b>TOTAL</b>	<b>344.32</b>

**CARPET AREA STATEMENT**

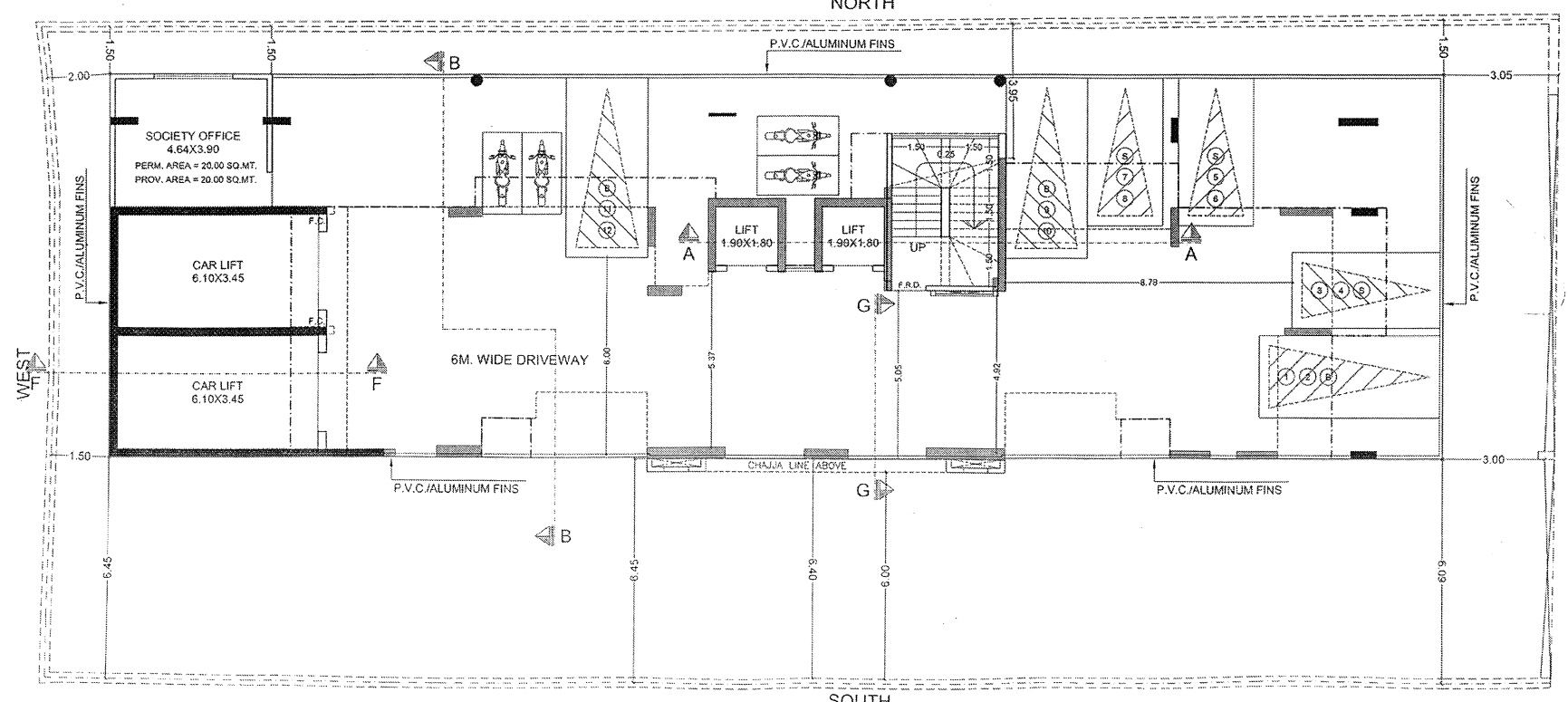
FLOOR	FLAT NO. 1 C.A. AREA (SQ.MT.)	FLAT NO. 2 C.A. AREA (SQ.MT.)	TEENAGE STATEMENT
STILT			
1ST (PODIUM)			
2ND (PODIUM)			
3RD			
4TH			
5TH			
6TH			
7TH			
8TH			
9TH			
<b>TOTAL</b>			<b>17.30</b>

**CAR PARKING**

FLOOR	BIG	SMALL
GROUND	20.00	01.00
PODIUM-1	06.00	06.00
PODIUM-2	06.00	07.00
<b>TOTAL</b>	<b>32.00</b>	<b>14.00</b>
<b>TOTAL</b>	<b>46.00</b>	



GROUND FLOOR PLAN  
SCALE - 1:100



1ST PODIUM FLOOR PLAN  
SCALE - 1:100

**CAR PARKING STATEMENT FOR RESIDENTIAL**

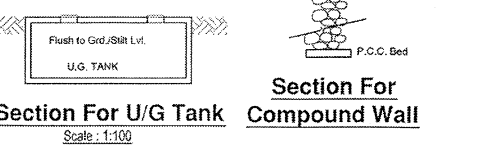
CARPET AREA IN SQ.M.	NOS OF TENEMENTS	PARKING PERMISSIBLE AS PER D.C.R.	PARKING REQUIRED
BELOW 35	NIL	1 PARKING / 4 TENANTS	NIL
BETWEEN 35 & 45	NIL	1 PARKING / 2 TENANTS	NIL
BETWEEN 45 & 70	1 NO.	1 PARKING / 1 TENANT	1 NO.
70 & ABOVE	16 NOS.	1 PARKING / 0.5 TENANTS	32 NOS.
<b>TOTAL</b>	<b>17 NOS.</b>		<b>33 NOS.</b>
ADD 25% VISITORS PARKING			
<b>8.25 NOS.</b>			
<b>TOTAL RESIDENTIAL PARKING REQUIRED</b>			
<b>41 NOS.</b>			
<b>TOTAL RESIDENTIAL PARKING PROVIDED</b>			
<b>46 NOS.</b>			

**FUNGIBLE COMPENSATORY PREMIUM STATEMENT**

SR	PARTICULARS	SQ.MT.
1	B.U.A. PERMISSIBLE	1360.90
2	B.U.A. PROPOSED	
	(a) RESIDENTIAL	1343.26
	(b) COMMERCIAL	
3	PERMISSIBLE FUNGIBLE FSI	470.13
4	PROPOSED FUNGIBLE FSI	
	(a) RESIDENTIAL (23 X 35%)	402.95
	(b) COMMERCIAL (20 X 20%)	
5	EXISTING BUILT UP AREA	
	(i) RESIDENTIAL	1193.12
	(ii) COMMERCIAL	
6	FUNGIBLE FSI	
A	(i) WITHOUT CHARGING PREMIUM RESIDENTIAL (51 X 35%)	402.95
	(ii) WITHOUT CHARGING PREMIUM COMMERCIAL (51 X 20%)	
B	(i) BY CHARGING PREMIUM RESIDENTIAL (46-6A i)	
	(ii) BY CHARGING PREMIUM COMMERCIAL (46-6A ii)	

**ADD. 50% F.S.I. PREMIUM**

- 50% TO GOVT. RECEIPT NO. 048465 DT. 03/11/2015 RS. 30,95,600/- AND RECEIPT NO. 0073329 DT. 07/01/2017 RS. 79,53,150/-
- 50% TO MCGM RECEIPT/SAP NO. 100233922 DT. 30/10/2015 RS. 30,95,600/- AND RECEIPT/SAP NO.1002883337 DT. 01/03/2017 RS. 79,53,150/-



**SOCIETY OFFICE AREA CALCULATION**

SD1	4.94	x	4.05	x	1.00	=	20.00	SQ.MT.	
								<b>TOTAL ADDITION</b>	<b>20.00</b>

NOTE:  
1) ALL DIMENSION ARE IN METER.  
2) CARPET AREA STATEMENT IS ONLY FOR CALCULATION OF NO. OF REQUIRED CAR PARKING AS PER DCR 36.  
3) 10 NOS. OF PARKING CONDONATION IS APPROVED BY CHE (DP) / HON.M.C.

THIS CANCELS APPROVAL TO THE PREVIOUS PLANS SANCTIONED UNDER NO. CHE / WS / 1522 / H / 337 (NEW) DATED - 01-03-2017

APPROVED SUBJECT TO CONDITIONS MENTIONED IN THIS OFFICE LETTER UNDER NO. CHE / WS / 1522 / H / 337 (NEW) Dtd. 11.07.17

**Rahul Harish chandra Bate** S.E.(B.P.)/HWC

**Shivann d Siddanna Mendige ri** A.E.(B.P.)/H

**ASHOK SHAMBAJI AJIRAO WAKADE** Digitally signed by ASHOK SHAMBAJI AJIRAO WAKADE Date: 2017.07.11 16:53:57 +05'30'

**YOMESH NARAYAN RAO** Digitally signed by YOMESH NARAYAN RAO Date: 2017.07.11 16:53:57 +05'30'

EXECUTIVE ENGINEER, BUILDING PROPOSAL (W.S.H) 'H'

**PROFORMA 'A'**

AREA STATEMENT	SQ.MT.
1 AREA OF THE PLOT (AS PER P.R. CARD)	907.20
2 DEDUCTION FOR: (a) ROAD SET BACK AREA (b) PROPOSED ROAD (c) ANY RESERVATION	
TOTAL (a+b+c)	
3 BALANCE AREA OF PLOT (1-2)	907.20
(a) AMENITY OPEN SPACE 5% (b) OTHER	
TOTAL (a+b+c+d+e)	
4 BALANCE AREA OF PLOT	907.20
5 DEDUCTION FOR 15% RECREATIONAL GROUND	N.A.
6 NET AREA OF PLOT	907.20
7 ADDITIONS FOR F.S.I. PURPOSE: 2(a) 100% FOR AMENITY OPEN SPACE 2(b) 100% FOR SET BACK	
TOTAL [2(a)+2(b)]	
8 TOTAL AREA (5+6)	907.20
9 F.S.I. PERMISSIBLE	ONE
(a) F.S.I. CREDIT AVAILABLE BY DEVELOPMENT RIGHT	
(b) 33% AS PER DCR 32	299.38
(c) 17% AS PER DCR 32	154.22
(d) OTHER	
<b>TOTAL</b>	<b>1360.80</b>
10 PERMISSIBLE FLOOR AREA (7x8)+9	1360.80
11 EXISTING FLOOR AREA	N.A.
12 PROPOSED BUILT UP AREA	1343.26
13 EXCESS BALCONY AREA TAKEN IN FLOOR SPACE INDEX	N.A.
14 (A) PURELY RESIDENTIAL BUILT UP AREA (B) REMAINING NON-RESIDENTIAL BUILT UP AREA	1343.26
TOTAL BUILT-UP AREA (11+12+13) AS PER APPROVED PLAN DT. ... PRIOR TO 06-01-2012	1343.26
15 F.S.I. CONSUMED ON NET HOLDING (14/3)	1.48

**DETAILS OF FSI AVAILED AS PER DCR 35 (4)**

NO.	DESCRIPTION	AREA (SQ.MT.)
1	FUNGIBLE BUILT-UP AREA COMPONENT PROPOSED VIDE DCR 35 (4) FOR PURELY RESIDENTIAL = OR < (14X 0.20)	402.95
2	FUNGIBLE BUILT-UP AREA COMPONENT PROPOSED VIDE DCR 35 (4) FOR NON-RESIDENTIAL = OR < (14X 0.20)	402.95
3	TOTAL FUNGIBLE BUILT-UP AREA VIDE DCR 35 (4) (1+2)	805.90
4	TOTAL GROSS BUILT-UP AREA PROPOSED (14+8.3)	1746.21

**TENEMENT STATEMENT**

NO.	DESCRIPTION	NO. OF TENEMENTS
(i)	PROPOSED AREA (ITEM A-12 ABOVE)	1746.21
(ii)	DEDUCTION FOR NON-RESI. AREAS (shops etc.)	
(iii)	AREA FOR TENEMENTS (i) - (ii)	1746.21
(iv)	TENEMENTS PERMISSIBLE (450 / HECTAR)	79.00
(v)	TENEMENTS PROPOSED	17.00
(vi)	TENEMENTS EXISTING	
<b>TOTAL TENEMENTS ON THE PLOT</b>		
<b>17.00</b>		

**PARKING STATEMENT**

NO.	DESCRIPTION	NO. OF SPACES
(i)	PARKING REQUIRED BY REGULATIONS FOR CAR	
(ii)	SCOOTER / MOTOR CYCLE	
(iii)	OUTSIDERS (VISITORS)	
(iv)	COVERED GARAGES PERMISSIBLE	
(v)	COVERED GARAGES PROVIDED	
(vi)	CAR	
(vii)	SCOOTER / MOTOR CYCLE	
(viii)	OUTSIDERS (VISITORS)	
(ix)	TOTAL PARKING PROVIDED	
(x)	TRANSPORT VEHICLES PARKING	
(xi)	TRANSPORT ETHICAL PARKING REQUIRED	
(xii)	TRANSPORT VEHICLE PARKING PROVIDED	

**PROFORMA 'B'**

**CONTENTS OF SHEET**

BLOCK & LOCATION, STILT FLOOR PLAN, PLOT AREA DIAGRAM, BUILT UP AREA STATEMENT, CARPET AREA STATEMENT, FUNGIBLE AREA STATEMENT, CAR PARKING STATEMENT, 1ST FLOOR PLAN & AREA CALCULATION.

**DESCRIPTION OF PROPOSAL & PROPERTY:**

PROPOSED REDEVELOPMENT OF BUILDING ON PROPERTY BEARING C.T.S. NO. E 749 OF VILLAGI BANDRA (WEST), F.P. NO. 18 OF T.P. - VI AT 16TH ROAD KHAR WEST.

**CERTIFICATE OF AREA**

CERTIFIED THAT I HAVE SURVEYED THE PLOT UNDER REFERENCE 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 907.20 SQ. MTS. AND TALLIES WITH THE AREA STATED IN THE DOCUMENT OF OWNERSHIP / PROPERTY REGISTER CARD.

**Yomesh Narayan Rao** SIGNATURE OF LICENSED SURVEYOR

**NOTES**

BOUNDARY OF PLOT SHOWN THICK BLACK  
PROPOSED BUILDING SHOWN RED  
EXISTING BUILDING SHOWN RED DOTTED  
DRAINAGE LINE SHOWN RED DOTTED  
ELECTRICITY MAINS SHOWN RED  
E.A. STRUCTURES TO BE RETAINED SHOWN HATCHED BLACK  
E.A. STRUCTURES TO BE DEMOLISHED SHOWN HATCHED YELLOW  
SETBACK AREA SHOWN BURST SIGNA  
ALL DIMENSION IN METERS

**NAME, ADDRESS OF OWNER**

SHRI VIVEK ASHOK MOHANANT  
DIRECTOR OF EKTA SHELTERS  
PVT.LTD. CA TO OWNER MS KHAR  
RAM LAXMI CO. OP. BLDG. SOC. LTD.

**SIGNATURE OF OWNER**

**VIVEK ASHOK MOHAN ANI** Digitally signed by VIVEK ASHOK MOHANANI Date: 2017.07.11 16:53:57 +05'30'

401 HALLMARK BUSINESS PLAZA,  
OFF. W.E. HIGHWAY, KALANAGAR,  
BANDRA - EAST MUMBAI

**Yomesh Narayan Rao** Digitally signed by YOMESH NARAYAN RAO Date: 2017.07.11 16:53:57 +05'30'

**YOMESH RAO** LSR-151 SE-CIVIL

**DRAWING No.** 1 **SCALE** AS SHOWN **JOB NO.** PR. **DATE** 07-07-2017 **DRAWN BY** MANGESH B SACHIN KINI **CHECK BY**

**NAME, ADDRESS & SIGNATURE ARCHITECT / LICENSED SURVEYOR:**

**Yomesh Narayan Rao** Digitally signed by YOMESH NARAYAN RAO Date: 2017.07.11 16:53:57 +05'30'

202, SHREE-PRASAD HOUSE, PLOT NO 517, 35TH ROAD T.P.S III,  
OFF LINK ROAD, BANDRA (W), MUMBAI. 400 050.