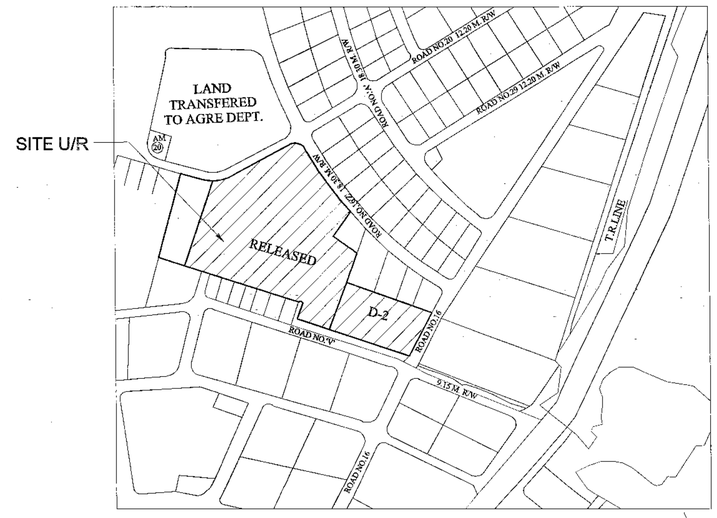
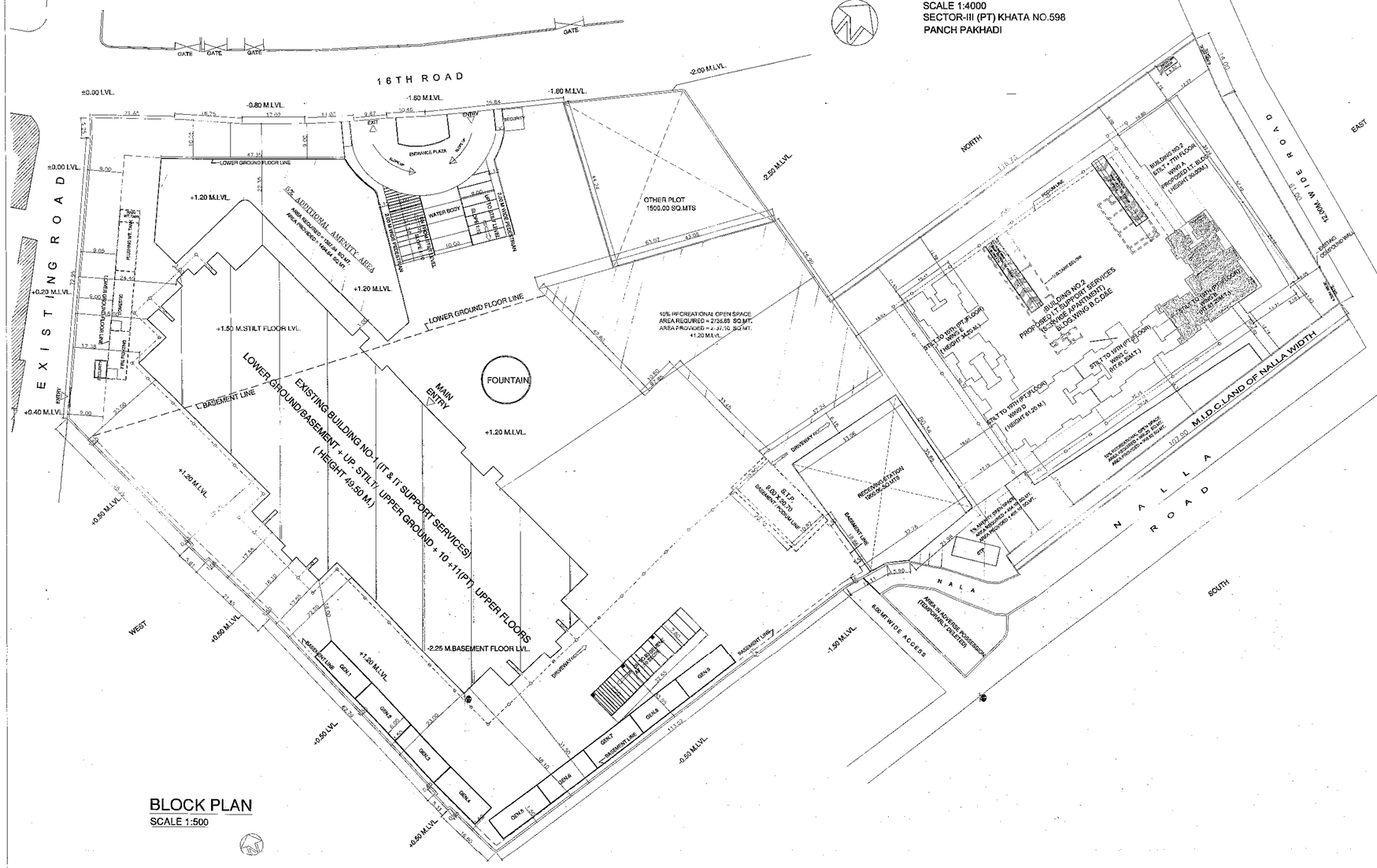


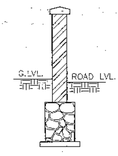
LOCATION PLAN

SCALE 1:4000
SECTOR-III (PT) KHATA NO.598
PANCH PAKHADI



BLOCK PLAN

SCALE 1:500



SECTION THROUGH COMPOUND WALL

	PROFORMA – A		PROFORMA - B
A	**AREA STATEMENT**	SQ.MT	CONTENTS OF SHEET.
1	AREA OF PLOT (.NO.254(Pt),256(Pt),2//(Pt),2/8(Pt),279(Pt)+D2 27555.81+9082	36438.81	BLOCK PLAN, LOCATION PLAN
2	DEDUCTION FOR		
a)	SET BACK AREA		STAMP OF APPROVAL PLANS.
b)	PROPOSED ROAD	–	
c)	TOTAL (a+b+c)	–	
3	BALANCE AREA OF PLOT (1–2)	36438.81	
4	DEDUCTION FOR		
	2.5% AMENITY OPEN SPACE	–	
b)	5% ADDITIONAL AMENITY OPEN SPACE AREA 1494.64+455.10 (NOT DEDUCTED IN FSI)	1949.74	
c)	10% RECREATIONAL OPEN SPACE AREA 2737.10+908.75 (NOT DEDUCTED IN FSI)	3645.85	
d)	TOTAL DEDUCTION	–	
5	NET AREA OF PLOT (3–4d)	36438.81	
6	DEDUCTION FOR		
a)	RECREATION GROUND (9082.00X 10%)	908.20	
7	BALANCE AREA OF PLOT (5–6)	35530.61	
8	ADDITION FOR F.S.I. PURPOSE	–	
a)	SET – BACK AREA	–	
b)	D.P. ROAD	–	
9	TOTAL AREA (7+8)	35530.61	
10	ADDITION FOR F.S.I. PURPOSE		
a)	T.D.R. FROM ROAD	–	
b)	T.D.R. FROM RSERVATION	–	
c)	T.D.R. PERMISSIBLE	35530.61	
d)	TOTAL AREA	71061.22	
11	F.S.I. PERMISSIBLE	TWO	STAMP OF DATE OF RECEIPT OF PLANS.
12	EXISTING BUILT-UP AREA (BUILDING NO.1)	54711.42	
13	PROPOSED BUILT AREA (BUILDING NO.2)(WING A,B,C,D,&E)	15963.31	
14	EXCESS BALC. AREA TAKEN IN TO F.S.I.		
15	TOTAL BUILT UP AREA PROPOSED (13+14)	70674.73	
16	F.S.I. CONSUMED	1.99	
B	BALCONY AREA STATEMENT		
1	PERMISSIBLE BALC.AREA PER FLOOR		
2	PROPOSED BALC. PER FLOOR		
3	EXCESS BALC. AREA PER FLOOR		
4	TOTAL EXCESS BALC AREA FOR ALL FL		
C	TENEMENT STATEMENT		
1	PROPOSED AREA ITEM (A–15 ABOVE)	70674.73	
2	LESS DEDUCTION OF NON RESI. AREA 53750.65 + 2801.59	56552.24	
3	AREA OF TENEMENTS (1–2)	14122.48	
4	TENEMENT PERMISSIBLE 300/HECT	425 NOS	
5	TENEMENTS PROPOSED	312 NOS	
6	TENEMENTS EXISTING		
7	TOTAL TENEMENTS (5+6)		
D	PARKING STATEMENT		
1	PARKING REQ.BY RULE	842 Nos.	
2	GARAGES PERMISSIBLE		
3	GARAGES PROPOSED		
4	TOTAL PARKING PROVIDED 833 + 229	1062 Nos.	
F	NOTES		

BOUNDARY OF THE PLOT BOUNDED THICK BLACK
PROPOSED WORK SHOWN RED FILLED IN
RECREATION AREA SHOWN GREEN WASH
AREA UNDER SETBACK SHOWN DOTTED BROWN
DRAINAGE SHOWN RED
AREA UNDER PROPOSED ROAD SHOW BROWN WASH
STRUCTURES TO BE DEMOLISHED SHOW DOTTED YELLOW
DIMENSIONS OF BALCONIES ARE OUTSIDE DIMENSIONS

FRESH/MODIFIED/AMMENDED/ADDITIONS TO EXISTING BLDG./DRAINAGE PLAN APPROVAL
I) APPROVED SUBJECT TO THIS OFFICE LETTER NO MIDC / SPA / THN / IFMS- 12016 DATED 18/01/2016 A19279/2016
II) BLDG PLAN REGISTER P NO

DEPUTY ENGINEER & PA - III
SPECIAL PLANNING AUTHORITY
M I D C DN NO. II THANE

REV.	DESCRIPTION.	DATE.	SIGNATURE.

DESCRIPTION OF PROPOSAL & PROPERTY

AMENDED PLAN
PROPOSED I.T. BUILDING & I.T.SUPPORT SERVICES OF PROPERTY BEARINGS PLOT NO.D2 & Nos254(Pt.), 255 (Pt),277(pt),278(pt) & 279(pt) OF VILLAGE PANCH PAKHADI, OF 15TH ROAD, WAGLE ESTATE, THANE (W)

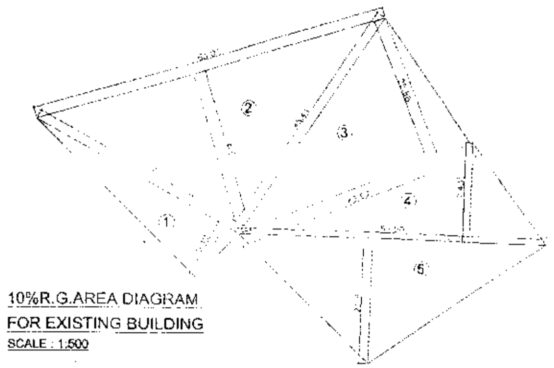
NAME OF OWNER

M/S. ASHAR REALTORS

SIGN.NAME & ADDRESS OF ARCHITECT

DAISARIA ASSOCIATES
a r c h i t e c t s
601, SKYLINE EPITOME, KIROL ROAD, NEAR JOLLY GYMKHANA, VIDHYAVIHAR (WEST), MUMBAI - 400086
TEL: 6111 0504

NORTH LINE	REMARKS	JOB NO: -738	SCALE: AS SHOWN
	F.S.I.2	DRG. NO: 01	DRN. BY : PRAVIN
		DATE: 01.01.16	CHK. BY: M.R

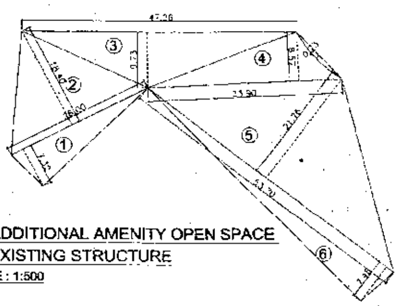


10%R.G.AREA DIAGRAM FOR EXISTING BUILDING

SCALE : 1:500

10% RECREATIONAL OPEN SPACE AREA CALCULATION

1	0.50	X	40.22	X	10.40	X 1 NO		209.14	SQ.MT.
2	0.50	X	63.02	X	28.90	X 1 NO	=	910.64	
3	0.50	X	43.62	X	25.88	X 1 NO	=	564.44	
4	0.50	X	53.50	X	17.43	X 1 NO	=	466.25	
5	0.50	X	53.50	X	21.93	X 1 NO	=	586.63	
						TOTAL	=	2737.10	SQ.MT

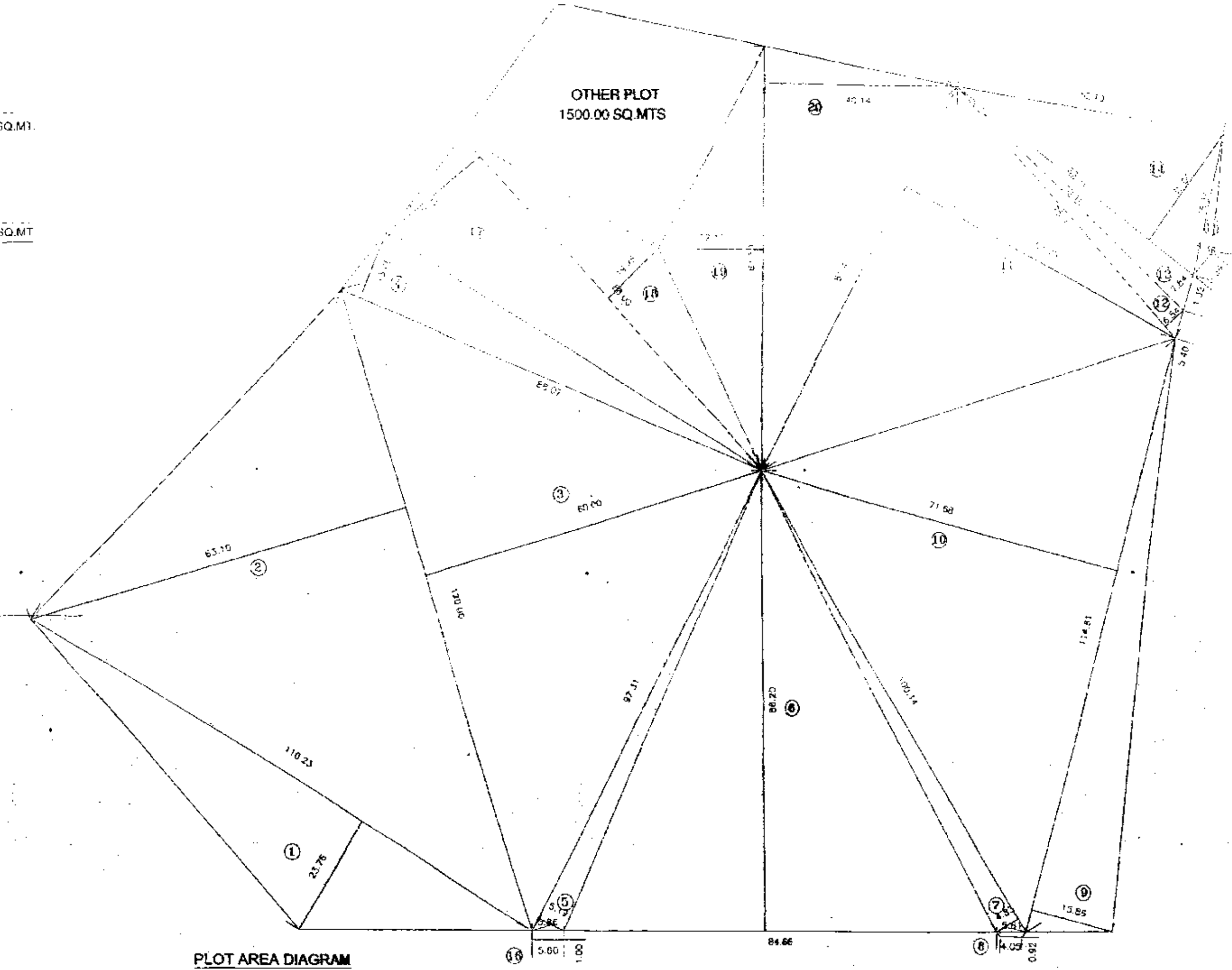


5% ADDITIONAL AMENITY OPEN SPACE OF EXISTING STRUCTURE

SCALE : 1:500

5% ADDITIONAL AMENITY OPEN SPACE AREA CALCULATION

1	0.50	X	26.00	X	7.32	X 1 NO	=	95.16	SQ.MT.
2	0.50	X	26.00	X	18.40	X 1 NO	=	239.20	
3	0.50	X	47.26	X	9.73	X 1 NO	=	229.92	
4	0.50	X	33.90	X	8.57	X 1 NO	=	145.26	
5	0.50	X	53.70	X	21.76	X 1 NO	=	584.26	
6	0.50	X	53.70	X	7.48	X 1 NO	=	200.84	
						TOTAL	=	1494.64	SQ.MT.



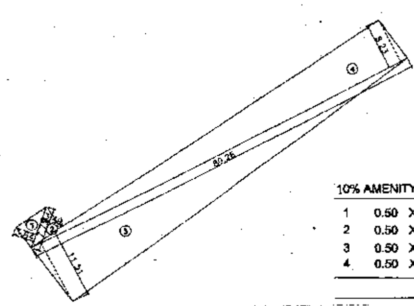
PLOT AREA DIAGRAM

SCALE 1:500

PLOT AREA CALCULATION

ADDITIONS:-

1	=	110.23	x	23.76	x	0.50	=	1309.53	SQMT
2	=	120.00	x	63.10	x	0.50	=	3786.00	
3	=	120.00	x	60.00	x	0.50	=	3600.00	
4	=	88.07	x	13.06	x	0.50	=	575.09	
5	=	97.31	x	5.19	x	0.50	=	252.51	
6	=	84.66	x	86.20	x	0.50	=	3648.84	
7	=	100.14	x	4.83	x	0.50	=	241.84	
8	=	(5.61+4.05)	x	0.92	x	0.50	=	4.44	
9	=	114.81	x	15.86	x	0.50	=	910.44	
10	=	114.81	x	71.68	x	0.50	=	4114.79	
11	=	81.41	x	63.75	x	0.50	=	2594.94	
12	=	75.00	x	6.54	x	0.50	=	245.25	
13	=	70.10	x	7.84	x	0.50	=	274.79	
14	=	68.42	x	35.00	x	0.50	=	1197.35	
15	=	35.36	x	5.36	x	0.50	=	94.76	
16	=	(5.86+5.60)	x	1.09	x	0.50	=	6.24	
17	=	88.00	x	25.33	x	0.50	=	1114.52	
18	=	88.00	x	19.28	x	0.50	=	848.32	
19	=	81.50	x	22.12	x	0.50	=	901.39	
20	=	81.50	x	40.14	x	0.50	=	1635.71	
				TOTAL PLOT AREA			=	27356.75	SQMT
				SAY			=	27356.81	SQMT

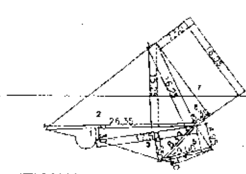


10%R.G.AREA DIAGRAM

SCALE : 1:500

10% AMENITY OPEN SPACE AREA CALCULATION

1	0.50	X	7.75	X	3.64	X 1 NO	=	14.11	SQ.MT.
2	0.50	X	7.75	X	3.49	X 1 NO	=	13.52	
3	0.50	X	89.26	X	11.51	X 1 NO	=	513.69	
4	0.50	X	89.26	X	8.23	X 1 NO	=	367.30	
						DEDUCTION	=	908.62	SQ.MT.

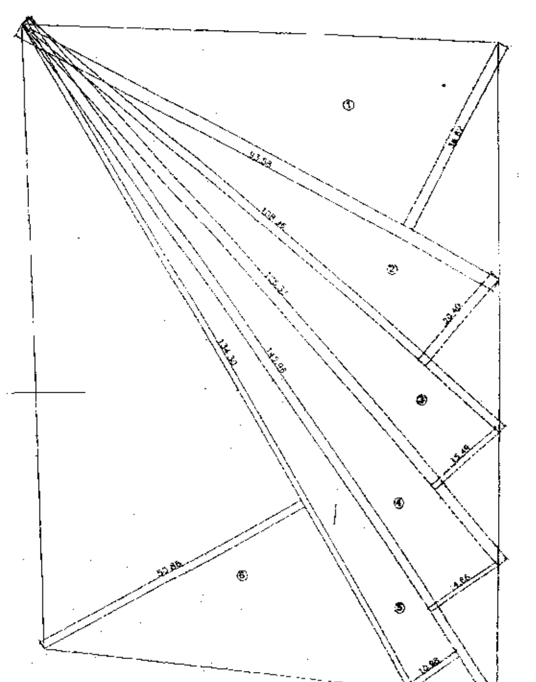


5% ADDITIONAL AMENITY OPEN SPACE FOR EXISTING STRUCTURE

SCALE : 1:500

5% ADDITIONAL AMENITY OPEN SPACE AREA CALCULATION

1	0.50	X	26.35	X	2.30	X 1 NO	=	30.30	SQ.MT.
2	0.50	X	26.35	X	15.25	X 1 NO	=	200.92	
3	0.50	X	17.50	X	5.55	X 1 NO	=	48.56	
4	0.50	X	9.00	X	1.30	X 1 NO	=	5.85	
5	0.50	X	9.00	X	4.95	X 1 NO	=	22.28	
6	0.50	X	16.25	X	3.30	X 1 NO	=	26.81	
7			7.50	X	16.05	X 1 NO	=	120.38	SQ.MT.
						DEDUCTION	=	455.10	SQ.MT.



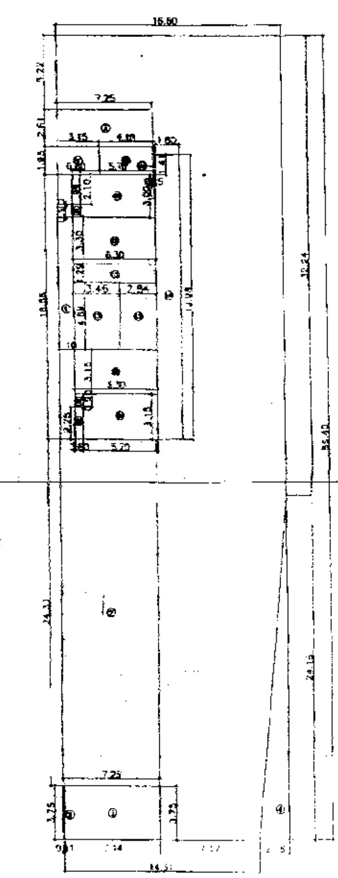
PLOT AREA DIAGRAM

SCALE : 1:500

PLOT AREA CALCULATIONS

ADDITIONS

1.	0.50	X	93.58	X	36.62	=	1713.47 SQMT
2.	0.50	X	108.96	X	20.40	=	1111.39
3.	0.50	X	126.33	X	[illegible]	=	[illegible]
4.	0.50	X	145.96	X	[illegible]	=	[illegible]
5.	0.50	X	145.96	X	10.98	=	801.32
6.	0.50	X	134.30	X	50.86	=	3415.25
TOTAL						=	9082.00 SQMT



BUILT UP AREA CALCULATION								
GROUND FLOOR AREA (WING A)								
A	16.60	X	56.40	X	1 NO	=	936.24	SQ.MT.
DEDUCTIONS								
1	1.10	X	18.56	X	1 NO	=	20.42	
2	7.25	X	24.31	X	1 NO	=	176.25	
3	0.11	X	3.75	X	1 NO	=	0.41	
4	0.50 X 2.18	X	24.15	X	1 NO	=	26.33	
	TOTAL DEDUCTION					=	223.41	
STAIRCASE & LIFT LOBBY AREA								
S	0.60	X	2.10	X	1 NO	=	1.26	
S1	5.70	X	3.00	X	1 NO	=	17.10	
S2	6.30	X	3.30	X	1 NO	=	20.79	
S3	6.30	X	3.15	X	1 NO	=	19.85	
S4	5.70	X	3.15	X	1 NO	=	17.96	
S5	0.60	X	2.25	X	1 NO	=	1.35	
L1	6.30	X	1.29	X	1 NO	=	8.13	
L2	3.46	X	4.69	X	1 NO	=	16.23	
L3	2.84	X	4.69	X	1 NO	=	13.32	
L4	1.80	X	19.98	X	1 NO	=	35.96	
TOTAL STAIR & LIFT AREA						=	151.95	
ELECTRIC DUCT								
a	0.60	X	0.90	X	2 NOS	=	1.08	
A.H.U.								
i	7.14	X	3.75	X	1 NO	=	26.78	
METER ROOM								
ii	7.25	X	2.61	X	1 NO	=	18.92	
iii	4.10	X	1.95	X	1 NO	=	8.00	
iv	0.15	X	1.41	X	1 NO	=	0.21	
TOTAL AREA						=	27.13	
L.V.ROOM								
v	3.15	X	1.95	X	1 NO	=	6.14	
[936.24 - (223.41+151.95+1.08+26.78+27.13+6.14=436.49)]						=	499.75	SQ.MT.

PROFORMA - B

CONTENTS OF SHEET.

R.G. & PLOT AREA CALCULATION
I.T.OFFICE (WING A)AREA DIAGRAM & CALCULATION.

STAMP OF APPROVAL PLANS.

FRESH/MODIFIED/AMMENDED/ADDITIONS TO EXISTING BLDG./DRAINAGE PLAN APPROVAL
B) APPROVED SUBJECT TO THIS OFFICE LETTER NO MIDC / SPA / THN / 2798-A-(93299)/16
DATED 13 / 01 / 2016
C) BLDG PLAN REGISTER P NO

DEPUTY ENGINEER & PA - III
SPECIAL PLANNING AUTHORITY
M.I.D.C. DN. NO. II THANE

STAMP OF DATE OF RECEIPT OF PLANS.

REV.	DESCRIPTION.	DATE	SIGNATURE.

DESCRIPTION OF PROPOSAL & PROPERTY

AMENDED PLAN WITH ADDITION AND ALTERATION EXISTING PROPOSED I.T. BUILDING & I.T.SUPPORT SERVICES (SERVICE APARTMENT) OF PROPERTY BEARINGS.PLOT NO.D28,Nos.254(Pt), 259(Pt),277(pt),278(pt) & 279(pt)OFVILLAGE PANCH PAKHADI,OF 16TH ROAD,WAGLE ESTATE ,THANE (W)

NAME OF OWNER

M/S. ASHAR REALTORS

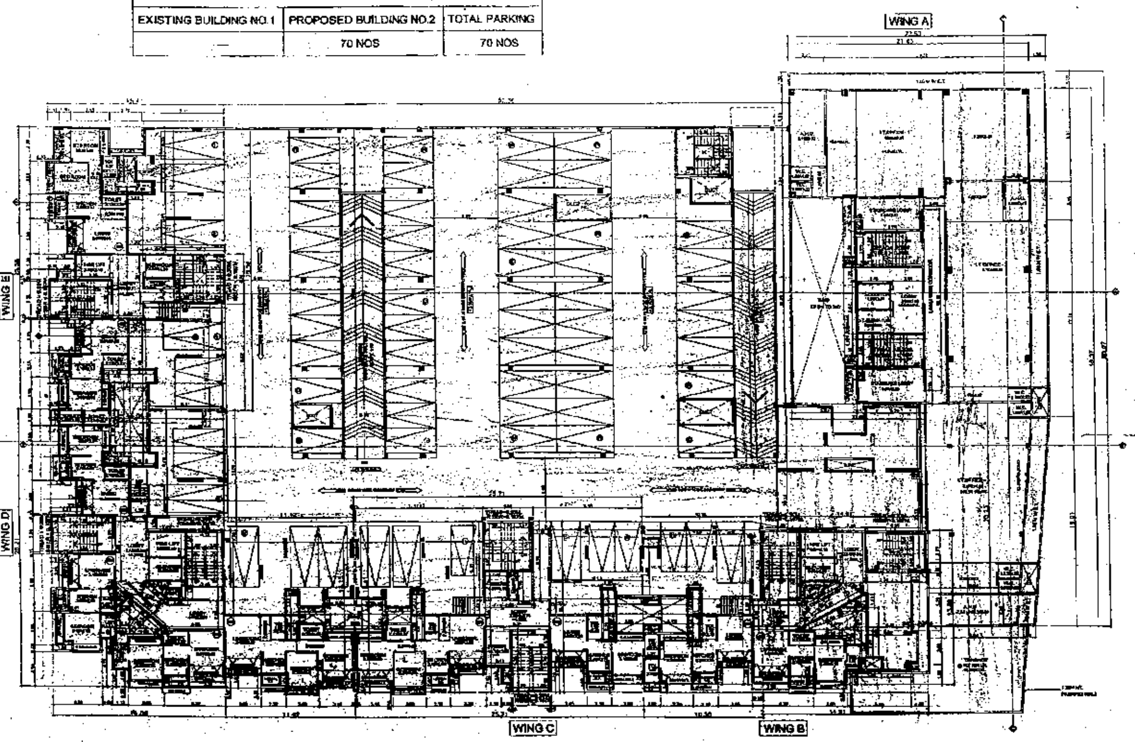
SIGN.NAME & ADDRESS OF ARCHITECT

DAISARIA ASSOCIATES
architects
401, SKYLINE EPITOME,JOROL ROAD, NEAR JOLLY GYMKHANA, VIDHYAVIHAR (WEST), MUMBAI - 400086
TEL: 6119504

M.V.DAISARIA

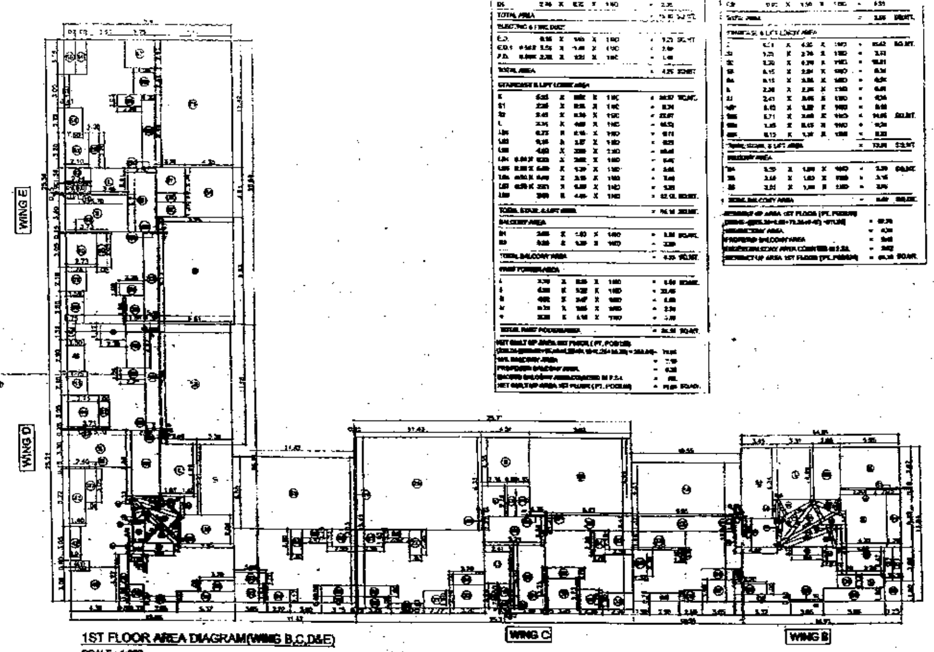
SCALE AS SHOWN

NO. OF PARKING PROPOSED		
EXISTING BUILDING NO.1	PROPOSED BUILDING NO.2	TOTAL PARKING
—	70 NOS	70 NOS



1ST FLOOR PLAN (1ST PT. PODIUM)WING A,B,C,D&E

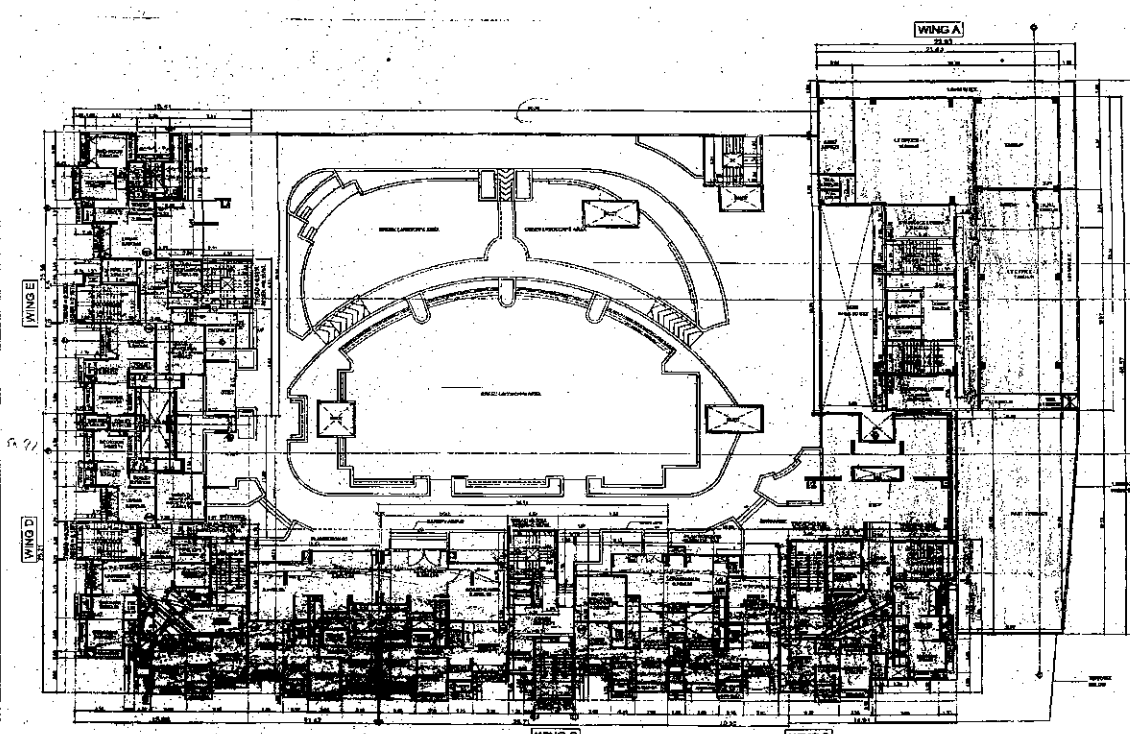
SCALE : 1:200



1ST FLOOR AREA DIAGRAM(WING B,C,D&E)

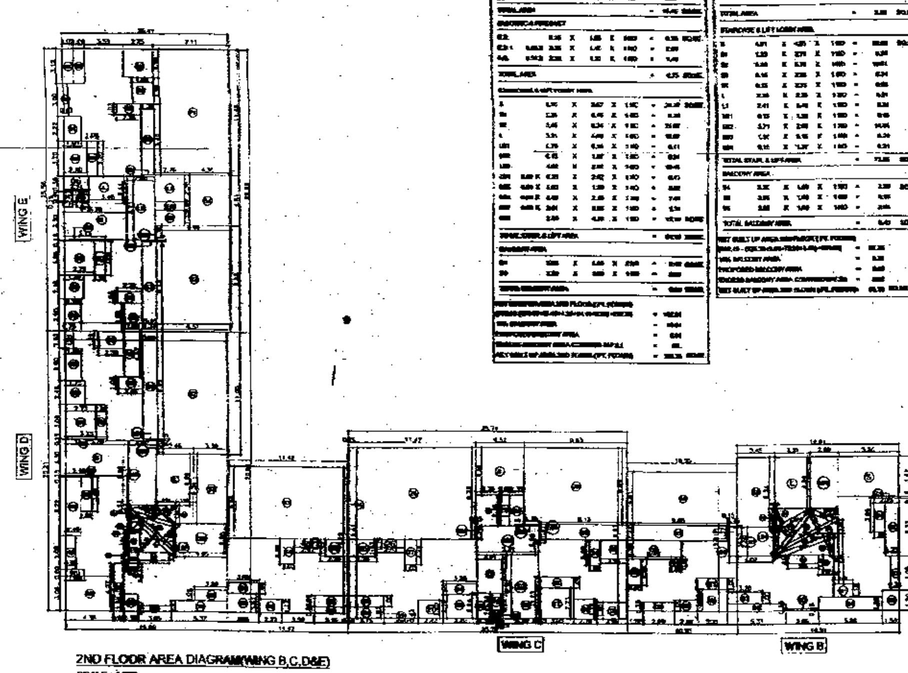
SCALE : 1:200

[illegible]



2ND FLOOR PLAN (2ND PT. PODIUM)WING A,B,C,D&E

SCALE : 1:200



2ND FLOOR AREA DIAGRAM(WING B,C,D&E)

SCALE : 1:200

[illegible]

PROFORMA - B

CONTENTS OF SHEET.

1ST FLOOR PLAN (1ST PT. PODIUM)
2ND FLOOR PLAN(2ND PT. PODIUM)
1ST & 2ND FLOOR AREA DIAGRAM & CALCULATION

STAMP OF APPROVAL PLANS.

FRESH/MODIFIED/AMENDED/ADDITIONS TO EXISTING BLDG./DRAINAGE PLAN APPROVAL
i) APPROVED SUBJECT TO THIS OFFICE LETTER NO MIDC / SPA / THN / / 20
DATED 16 / 01 / 2016
ii) BLDG PLAN REGISTER P NO

DEPUTY ENGINEER & PA - III
SPECIAL PLANNING AUTHORITY
MIDC DN. NO. II THANE

STAMP OF DATE OF RECEIPT OF PLANS.

REV.	DESCRIPTION.	DATE	SIGNATURE.

DESCRIPTION OF PROPOSAL & PROPERTY

NAME OF OWNER

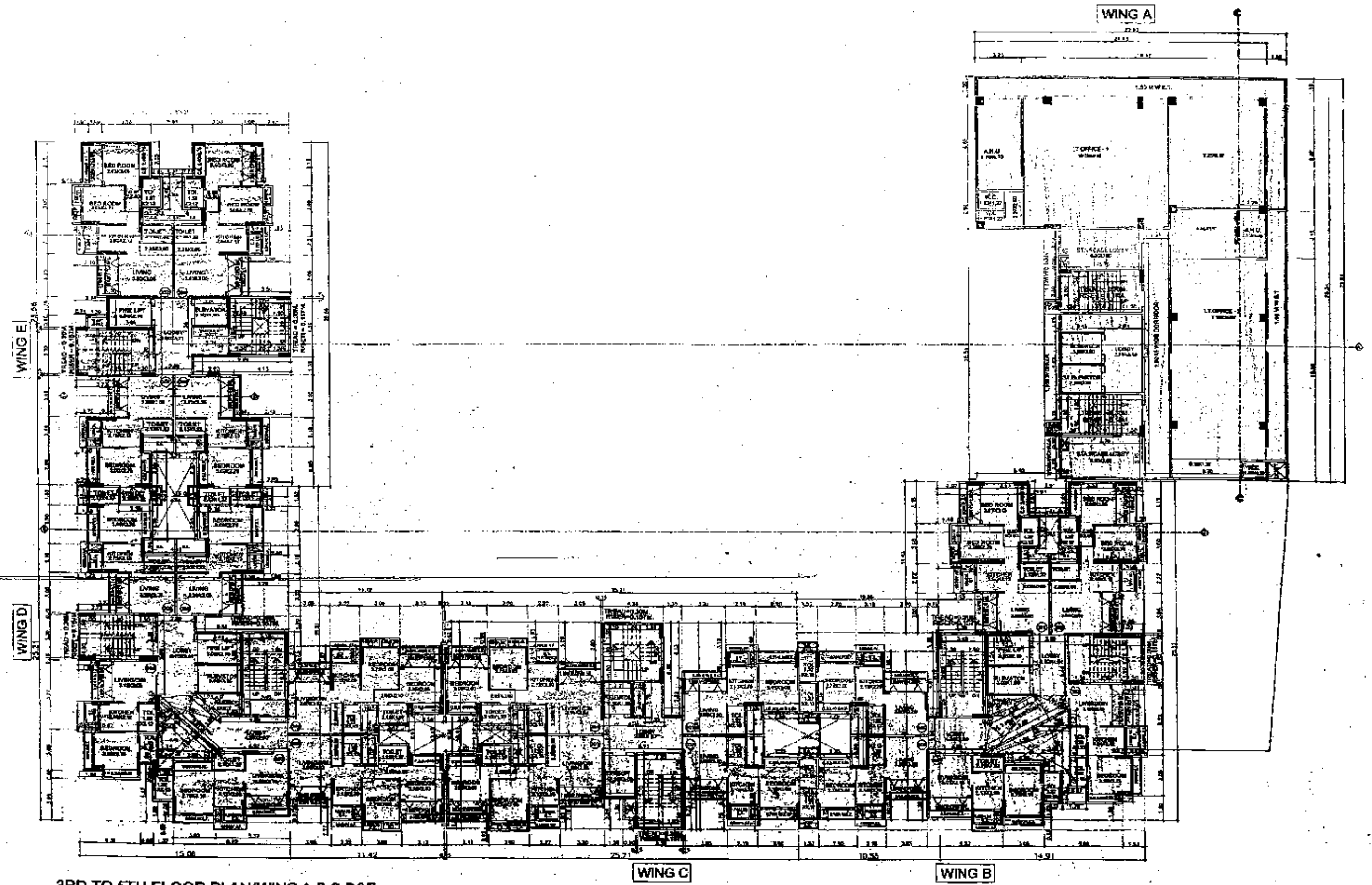
M/S. ASHAR REALTORS

SIGN.NAME & ADDRESS OF ARCHITECT

DAISARIA ASSOCIATES
architects

A.V.DAISARIA

NORTH LINE	REMARKS	JOB NO: -738	SCALE: AS SHOWN
		DRG. NO: 06	DRN. BY : PRAVIN



3RD TO 5TH FLOOR PLAN(WING A,B,C,D&E

SCALE : 1:200

BUILT UP AREA CALCULATION (WING - B)								
3RD TO 6TH ,8TH TO 10TH TYPICAL FLOORS								
BLOCK A	14.01	X	25.31	X	1NO	=	377.37	SQ.MT.
BLOCK A1	10.56	X	12.51	X	1NO	=	131.95	
			TOTAL			=	509.36	SQ.MT.
DEDUCTIONS								
1	0.87	X	3.15	X	1NO	=	2.74	SQ.MT.
2	[illegible]	X	3.06	X	1NO	=	[illegible]	
3	1.46	X	2.22	X	1NO	=	3.22	
4	1.95	X	3.05	X	1NO	=	5.95	
5	1.25	X	6.22	X	1NO	=	[illegible]	
6	[illegible]	X	3.06	X	1NO	=	[illegible]	
7	1.53	X	1.80	X	1NO	=	2.75	
8	[illegible]	X	1.20	X	1NO	=	[illegible]	
9	3.05	X	0.18	X	1NO	=	[illegible]	
10	[illegible]	X	0.65	X	1NO	=	[illegible]	
11	[illegible]	X	[illegible]	X	1NO	=	[illegible]	
12	[illegible]	X	1.00	X	2NO	=	[illegible]	
13	[illegible]	X	0.75	X	2NO	=	[illegible]	
14	[illegible]	X	[illegible]	X	2NO	=	[illegible]	
15	[illegible]	X	[illegible]	X	1NO	=	[illegible]	
16	[illegible]	X	[illegible]	X	1NO	=	[illegible]	
17	[illegible]	X	[illegible]	X	1NO	=	[illegible]	
18	[illegible]	X	[illegible]	X	1NO	=	[illegible]	
19	[illegible]	X	[illegible]	X	1NO	=	4.44	
20	[illegible]	X	[illegible]	X	1NO	=	[illegible]	
21	[illegible]	X	2.56	X	1NO	=	7.42	
22	1.37	X	2.42	X	1NO	=	[illegible]	
23	4.41	X	1.05	X	1NO	=	4.64	SQ.MT.
TOTAL DEDUCTION						=	[illegible]	SQ.MT.
A.V.S.DUCT								
D1	1.78	X	1.18	X	1NO	=	2.11	SQ.MT.
D2	0.47	X	4.64	X	1NO	=	2.13	
D3	1.37	X	1.32	X	1NO	=	1.81	
D4	[illegible]	X	[illegible]	X	1NO	=	[illegible]	
D5	[illegible]	X	[illegible]	X	1NO	=	[illegible]	
D6	[illegible]	X	0.72	X	1NO	=	[illegible]	
D7	[illegible]	X	4.41	X	1NO	=	4.67	
D8	[illegible]	X	3.21	X	1NO	=	[illegible]	
D9	1.37	X	3.21	X	1NO	=	4.40	
TOTAL AREA						=	[illegible]	SQ.MT.

BUILT UP AREA CALCULATION (WING - C)

3RD TO 6TH ,8TH TO 10TH TYPICAL FLOORS

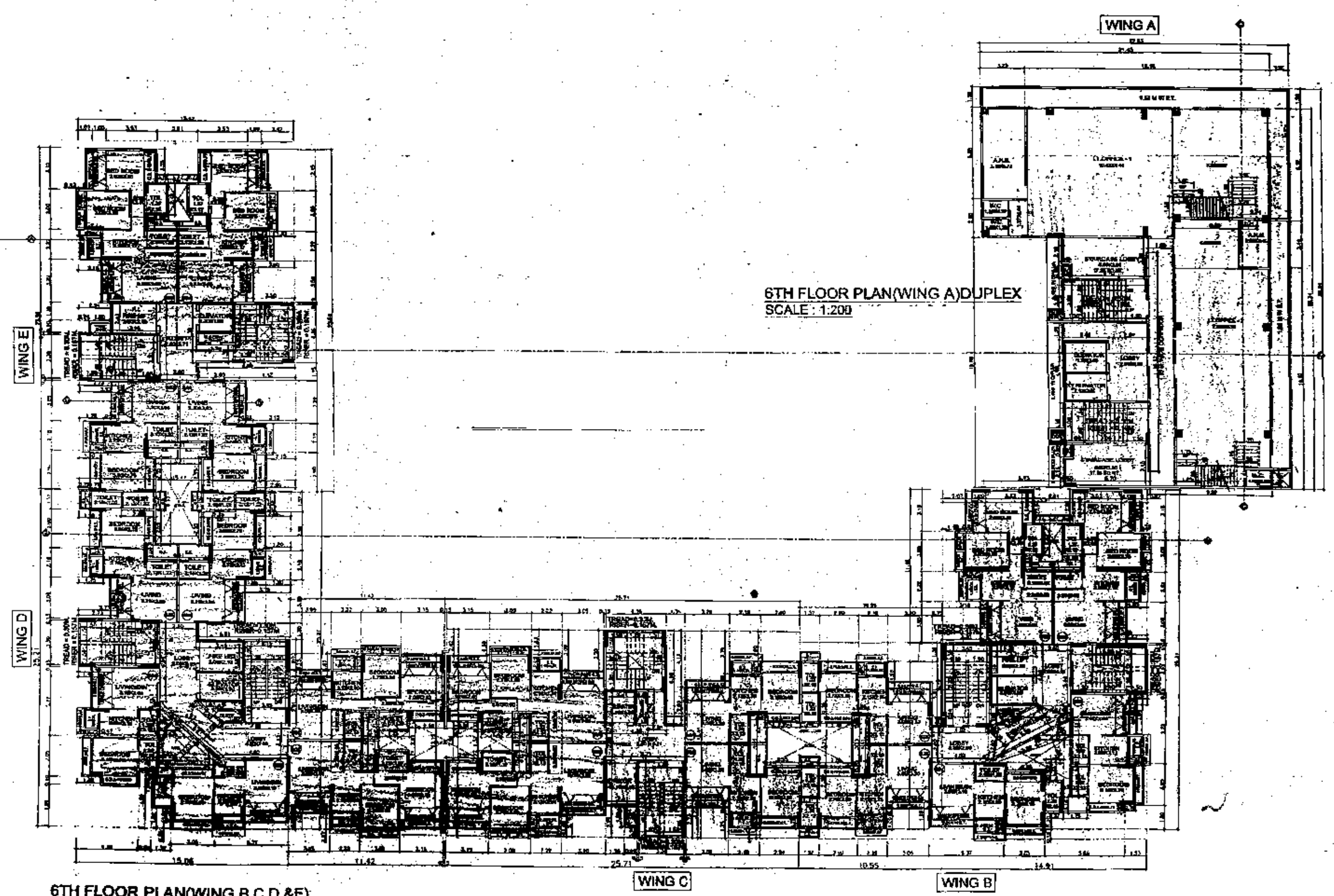
BLOCK B 25.71 X 15.41 X 1NO

BUILT UP AREA CALCULATION (WING - D)

3RD TO 6TH ,8TH TO 10TH TYPICAL FLOORS

BUILT UP AREA CALCULATION (WING - E)

3RD TO 6TH ,8TH TO 10TH TYPICAL FLOORS

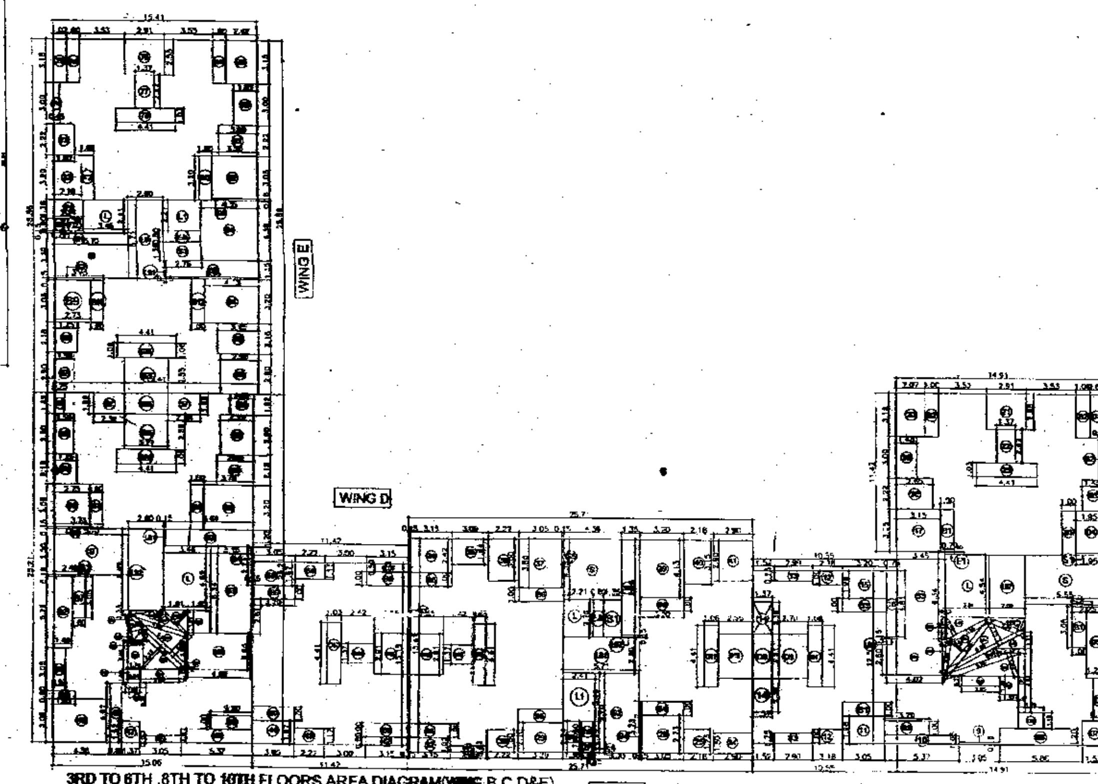


6TH FLOOR PLAN(WING A)DUPLEX

SCALE : 1:200

6TH FLOOR PLAN(WING B,C,D,&E)

SCALE : 1:200



3RD TO 6TH ,8TH TO 10TH FLOORS AREA DIAGRAM(WING B,C,D&E)

SCALE : 1:200

PROFORMA - B

CONTENTS OF SHEET.

3RD TO 6TH & 6TH FLOOR PLAN,
3RD TO 6TH & 8TH TO 10TH FLOOR
AREA DIAGRAM & CALCULATION

STAMP OF APPROVAL PLANS.

FRESH/MODIFIED/AMMENDED/ADDITIONS TO EXISTING BLDG./DRAINAGE PLAN APPROVAL
I) APPROVED SUBJECT TO THIS OFFICE LETTER NO MIDC / SPA / THN / 2015-R-19239/16
DATED 19/01/2016
II) BLDG PLAN REGISTER P NO

DEPUTY ENGINEER & PA - III
SPECIAL PLANNING AUTHORITY
M.I.D.C. DN. NO. II THANE

STAMP OF DATE OF RECEIPT OF PLANS.

REV.	DESCRIPTION.	DATE	SIGNATURE.

DESCRIPTION OF PROPOSAL & PROPERTY

AMENDED PLAN WITH ADDITION AND ALTERATION EXISTING PROPOSED I.T. BUILDING & I.T.SUPPORT SERVICES (SERVICE APARTMENT) OF PROPERTY BEARINGS PLOT NO.D26 Nos.254(Pt), 256(Pt),277(pt),278(pt) & 279(pt)OF VILLAGE PANCH PAKHADI,OF 16TH ROAD,WAGLE ESTATE ,THANE (W)

NAME OF OWNER

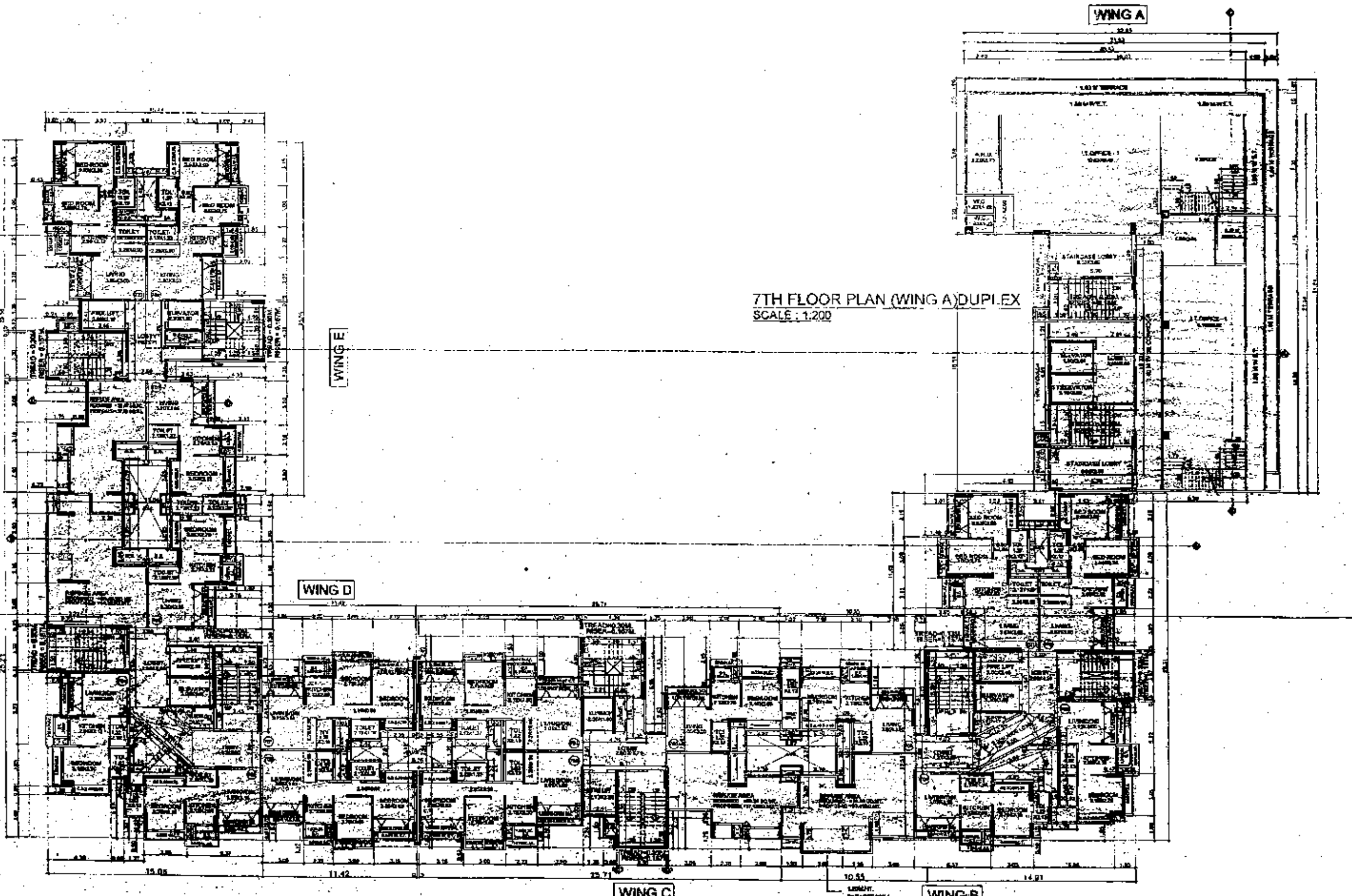
M/S. ASHAR REALTORS

SIGN,NAME & ADDRESS OF ARCHITECT

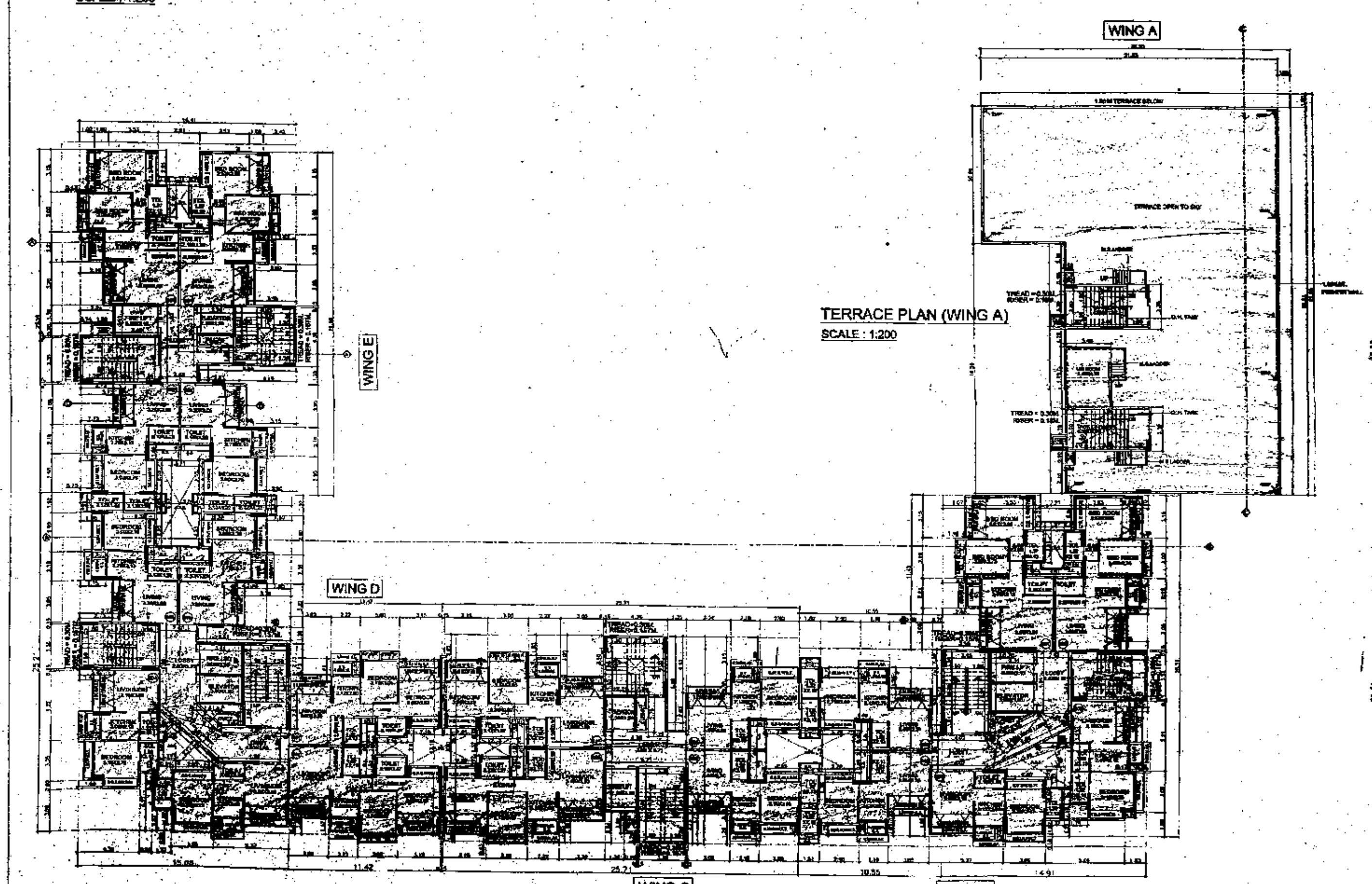
DAISARIA ASSOCIATES
architects
601, SKYLINE EPITOME,KIROL ROAD, NEAR JOLLY GYMKHANA, VIDYAVIHAR (WEST), MUMBAI - 400086
TEL. 6111 0304

M.V.DAISARIA

NORTH LINE	REMARKS	JOB NO: -736	SCALE: AS SHOWN
	F.S.I.2	DRG. NO: 07	DRN. BY : PRAVIN



7TH FLOOR PLAN(PT.REFUGE)WING B,C,D&E
SCALE : 1:200



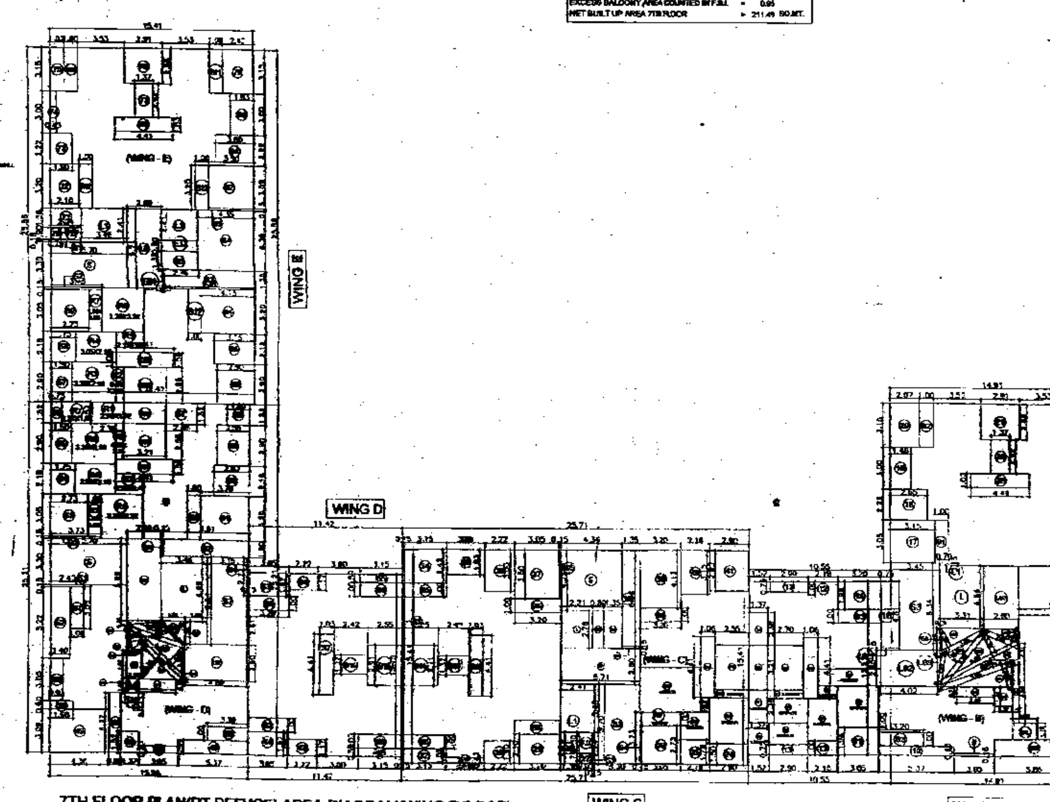
8TH TO 10TH FLOOR PLAN(WING B,C,D,&E
SCALE : 1:200

BUILT UP AREA CALCULATION (WING - B)
7TH FLOOR (PT.REFUGE)
DEDUCTIONS
TOTAL DEDUCTION
A.V.S.DUCT
TOTAL AREA
ELECTRIC & FIRE DUCT
TOTAL AREA
STAIRCASE & LIFT LOBBY AREA
TOTAL STAIR. & LIFT AREA
REFUGE AREA
TOTAL REFUGE AREA
BALCONY AREA
TOTAL BALCONY AREA
NET BUILT UP AREA 7TH FLOOR

BUILT UP AREA CALCULATION (WING - C)
7TH FLOOR (PT.REFUGE)
DEDUCTIONS
TOTAL DEDUCTION
A.V.S.DUCT
TOTAL AREA
ELECTRIC & FIRE DUCT
TOTAL AREA
STAIRCASE & LIFT LOBBY AREA
TOTAL STAIR. & LIFT AREA
REFUGE AREA
TOTAL REFUGE AREA
BALCONY AREA
TOTAL BALCONY AREA
NET BUILT UP AREA PER FLOOR
10% BALCONY AREA
PROPOSED BALCONY AREA
EXCESS BALCONY AREA COUNTED IN F.S.I.
NET BUILT UP AREA 7TH FLOOR

BUILT UP AREA CALCULATION (WING - D)
7TH FLOOR (PT.REFUGE)
DEDUCTIONS
TOTAL DEDUCTION
A.V.S.DUCT
TOTAL AREA
ELECTRIC & FIRE DUCT
TOTAL AREA
STAIRCASE & LIFT LOBBY AREA
TOTAL STAIR. & LIFT AREA
REFUGE AREA
TOTAL REFUGE AREA
BALCONY AREA
TOTAL BALCONY AREA
NET BUILT UP AREA 7TH FLOOR
10% BALCONY AREA
PROPOSED BALCONY AREA
EXCESS BALCONY AREA COUNTED IN F.S.I.
NET BUILT UP AREA 7TH FLOOR

BUILT UP AREA CALCULATION (WING - E)
7TH FLOOR (PT.REFUGE)
DEDUCTIONS
TOTAL DEDUCTION
A.V.S.DUCT
TOTAL AREA
ELECTRIC & FIRE DUCT
TOTAL AREA
STAIRCASE & LIFT LOBBY AREA
TOTAL STAIR. & LIFT AREA
REFUGE AREA
TOTAL REFUGE AREA
BALCONY AREA
TOTAL BALCONY AREA
NET BUILT UP AREA PER FLOOR
10% BALCONY AREA
PROPOSED BALCONY AREA
EXCESS BALCONY AREA COUNTED IN F.S.I.
NET BUILT UP AREA 7TH FLOOR



7TH FLOOR PLAN(PT.REFUGE) AREA DIAGRAM(WING B,C,D&E)
SCALE : 1:200

PROFORMA - B

CONTENTS OF SHEET.

7TH FLOOR PLAN,
7TH FLOOR AREA DIAGRAM & CALCULATION
8TH TO 10TH FLOOR PLAN

STAMP OF APPROVAL PLANS.

FRESH/MODIFIED/AMENDED/ADDITIONS TO EXISTING BLDG./DRAINAGE PLAN APPROVAL
I) APPROVED SUBJECT TO THIS OFFICE LETTER NO MIDC / SPA / THM / / /20 TPM1-A-9939/16
DATED 15 / 04 / 2016
II) BLDG PLAN REGISTER P NO
DEPUTY ENGINEER & PA - III
SPECIAL PLANNING AUTHORITY
M.I.D.C. DIV. NO. III THANE

STAMP OF DATE OF RECEIPT OF PLANS.

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AMENDED PLAN WITH ADDITION AND ALTERATION EXISTING PROPOSED I.T. BUILDING & I.T.SUPPORT SERVICES (SERVICE APARTMENT) OF PROPERTY BEARINGS PLOT NO.D2&Nos.254(Pt.), 256(Pt),277(pt),278(pt) & 279(pt)OF VILLAGE PANCH PAKHADI,OF 16TH ROAD,WAGLE ESTATE , THANE (W)

NAME OF OWNER

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DAISARIA ASSOCIATES
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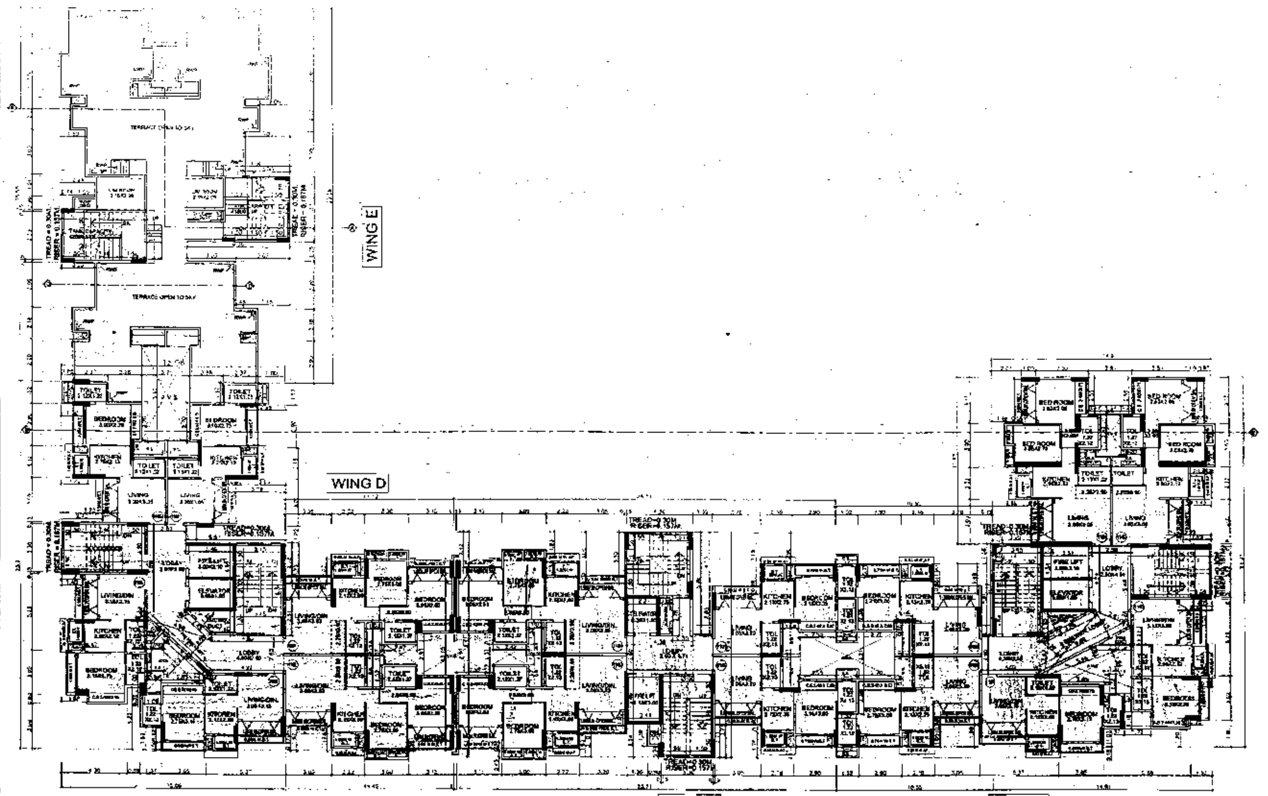
TEL: 6111 0504

M.V.DAISARIA

NORTH LINE	REMARKS	JOB NO. -736	SCALE: AS SHOWN
	F.S.12	DRG. NO: 06	DRN. BY : PRAVIN
		DATE: 01.01.16	CHK. BY: M.R



11TH FLOOR PLAN

SCALE : 1:200

BUILT UP AREA CALCULATION (WING - B)

11TH, 13TH TO 16TH & 18TH FLOOR AREA

BLOCK B		14.91	X	25.31	X	1NO	=	377.37	SQ.MT
BLOCK B1		10.56	X	12.51	X	1NO		131.96	
				TOTAL			=	509.35	SQ.MT
DEDUCTIONS									
1		0.87	X	3.15	X	1NO	=	2.74	SQ.MT
2		0.28	X	3.60	X	1NO		0.04	
3		1.40	X	2.23	X	1NO	=	3.22	
4		1.95	X	3.05	X	1NO	=	5.95	
5		1.25	X	5.22	X	1NO	=	6.53	
6		0.78	X	3.05	X	1NO	=	2.38	
7		1.53	X	1.80	X	1NO	=	2.75	
8		5.86	X	1.20	X	1NO	=	7.03	
9		3.05	X	0.18	X	1NO	=	0.55	
10		5.37	X	3.65	X	1NO	=	3.49	
11		3.25	X	1.96	X	1NO	=	6.04	
12		2.18	X	1.00	X	2NO	=	4.36	
13		2.90	X	0.75	X	2NO	=	4.35	
14		1.37	X	2.38	X	2NO	=	6.52	
15		3.20	X	1.98	X	1NO	=	6.34	
16		0.75	X	4.81	X	1NO	=	3.61	
17		3.15	X	3.05	X	1NO	=	9.61	
18		2.66	X	2.22	X	1NO	=	5.88	
19		1.48	X	3.09	X	1NO	=	4.44	
20		2.07	X	3.15	X	1NO	=	6.52	
21		2.91	X	2.55	X	1NO	=	7.42	
22		1.37	X	2.42	X	1NO	=	3.32	
23		4.41	X	1.03	X	1NO	=	4.54	SQ.MT.
TOTAL DEDUCTION							=	108.43	SQ.MT.
A.V.S.DUCT									
D1		1.79	X	1.18	X	1NO	=	2.11	SQ.MT.
D2		0.47	X	4.54	X	1NO	=	2.13	
D3		1.37	X	1.32	X	1NO	=	1.81	
D4	0.50X	5.96	X	1.86	X	1NO	=	5.54	
D5	0.50X	5.96	X	0.61	X	1NO	=	1.82	
D6		2.85	X	0.72	X	1NO	=	2.05	
D7		1.08	X	4.41	X	1NO	=	4.87	
D8		2.70	X	3.21	X	1NO	=	8.67	
D9		1.37	X	3.21	X	1NO	=	4.40	
TOTAL AREA							=	33.20	SQ.MT.
ELECTRIC & FIRE DUCT									
E.D.		0.15	X	1.65	X	1NO	=	3.25	SQ.MT.
E.D.1	0.50X	3.58	X	1.46	X	1NO	=	2.60	
F.D.	0.50X	2.32	X	1.21	X	1NO	=	1.40	
TOTAL AREA							=	4.25	SQ.MT.
STAIRCASE & LIFT LOBBY AREA									
S		5.55	X	3.52	X	1NO	=	19.54	SQ.MT.
S1		1.85	X	0.16	X	1NO	=	0.29	
S2		2.25	X	0.15	X	1NO	=	0.34	
S3		3.45	X	6.34	X	1NO	=	21.87	
L		3.31	X	4.54	X	1NO	=	15.00	
L1		0.70	X	0.15	X	1NO	=	0.11	
LB1		0.75	X	0.15	X	1NO	=	0.11	
LB2		4.02	X	2.60	X	1NO	=	10.45	
LB3	0.50 X	6.33	X	2.62	X	1NO	=	8.43	
LB4	0.50 X	5.50	X	1.39	X	1NO	=	3.82	
LB5	0.50 X	6.88	X	2.15	X	1NO	=	7.40	
LB6	0.50 X	2.01	X	0.69	X	1NO	=	1.39	
LB7		2.60	X	4.54	X	1NO	=	11.80	SQ.MT.
TOTAL STAIR. & LIFT AREA							=	82.58	SQ.MT.
BALCONY AREA									
B1		3.05	X	1.00	X	3NO	=	9.15	SQ.MT.
B2		3.15	X	1.00	X	2NO	=	6.30	
B3		3.20	X	1.00	X	3NO	=	9.60	SQ.MT.
TOTAL BALCONY AREA							=	25.05	SQ.MT.

NET BUILT UP AREA PER FLOOR

[509.35 - (108.43+33.20+4.25+82.58+25.05) =253.51]	= 245.84	
10% BALCONY AREA	= 24.58	
PROPOSED BALCONY AREA	= 25.05	
EXCESS BALCONY AREA COUNTED IN F.S.I.	= 0.47	
NET BUILT UP AREA PER FLOOR	= 246.31	SQ.MT.

BUILT UP AREA CALCULATION (WING - C)

11TH, 13TH TO 16TH & 18TH FLOOR AREA

BLOCK C	25.71	X	15.41	X	1NO	=	396.19	SQ.MT
14	1.37	X	2.38	X	2NO		6.52	
			TOTAL			=	402.71	SQ.MT
DEDUCTIONS								
24	2.90	X	1.50	X	1NO	=	4.35	SQ.MT
25	2.19	X	1.75	X	1NO	=	[illegible]	
26	3.03	X	2.73	X	1NO	=	[illegible]	
27	0.90	X	4.74	X	1NO	=	[illegible]	
28	1.36	X	2.74	X	1NO	=	3.55	
29	3.20	X	2.43	X	1NO		6.77	
30	2.22	X	1.60	X	1NO	=	3.55	
31	3.00	X	0.43	X	1NO	=	1.29	
32	3.15	X	1.02	X	1NO	=	3.21	
33	0.15	X	15.41	X	1NO	=	2.31	
34	3.45	X	2.12	X	1NO	=	7.32	
35	3.00	X	1.83	X	1NO	=	5.49	
36	2.22	X	3.00	X	1NO	=	6.66	
37	3.05	X	2.50	X	1NO	=	13.88	
38	1.35	X	6.65	X	1NO	=	9.40	
39	3.20	X	4.13	X	1NO	=	13.22	
40	2.18	X	3.15	X	1NO	=	5.87	
41	2.90	X	2.96	X	1NO	=	8.41	SQ.MT
TOTAL DEDUCTION						=	105.65	SQ.MT
A.V.S.DUCT								
D10	2.56	X	3.21	X	1NO	=	8.19	SQ.MT
D11	1.05	X	4.41	X	1NO	=	4.57	
D12	1.03	X	4.41	X	1NO	=	4.54	
D13	1.37	X	2.42	X	1NO	=	3.32	
D14	2.56	X	2.91	X	1NO	=	7.42	
TOTAL AREA						=	28.14	SQ.MT
ELECTRIC & FIRE DUCT								
F.D.	0.80	X	2.76	X	1NO	=	2.21	SQ.MT.
F.D.	0.90	X	1.50	X	1NO	=	1.35	
TOTAL AREA						=	3.56	SQ.MT.
STAIRCASE & LIFT LOBBY AREA								
S	4.36	X	4.35	X	1NO	=	18.97	SQ.MT.
S1	1.35	X	2.76	X	1NO	=	3.73	
S2	3.30	X	5.70	X	1NO	=	18.81	
S3	0.15	X	2.24	X	1NO	=	0.34	
S4	0.15	X	3.73	X	1NO	=	0.56	
S5	0.15	X	3.50	X	1NO	=	0.53	
L	2.21	X	3.76	X	1NO	=	6.10	
L2	2.41	X	3.46	X	1NO	=	8.34	
LB1	5.71	X	2.60	X	1NO	=	14.85	
LB2	1.35	X	0.15	X	1NO	=	0.20	SQ.MT.
TOTAL STAIR. & LIFT AREA						=	72.43	SQ.MT.
BALCONY AREA								
B4	3.05	X	1.00	X	1NO	=	3.05	SQ.MT.
B5	3.15	X	1.00	X	2NO	=	6.30	
B6	3.20	X	1.00	X	3NO	=	9.60	SQ.MT.
TOTAL BALCONY AREA						=	18.95	SQ.MT

NET BUILT UP AREA PER FLOOR

[402.71 - (105.65+28.14+3.56+72.43+18.95) =228.73]	= 173.98	
10% BALCONY AREA	= 17.40	
PROPOSED BALCONY AREA	= 18.95	
EXCESS BALCONY AREA COUNTED IN F.S.I.	= 1.55	
NET BUILT UP AREA PER FLOOR	= 175.53	SQ.MT.

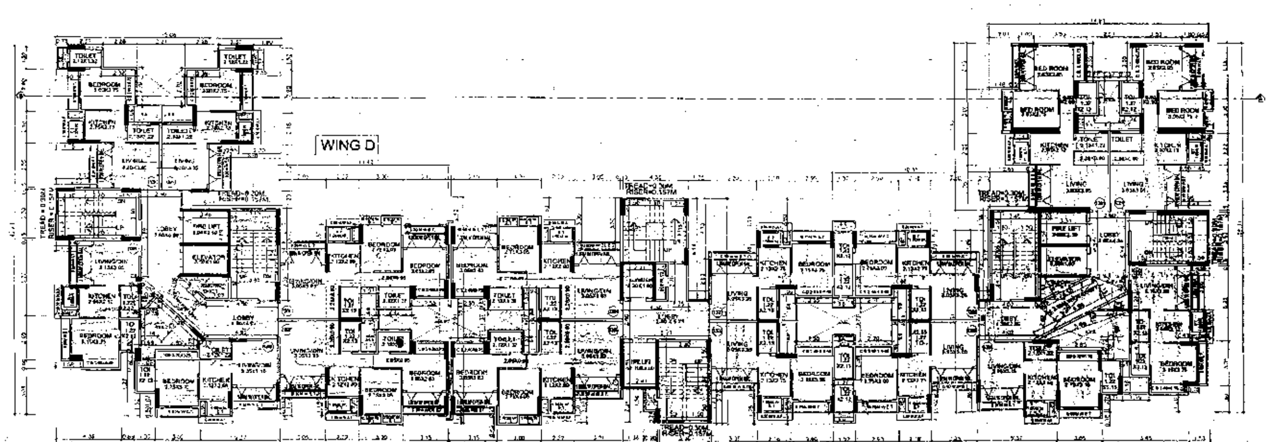
BUILT UP AREA CALCULATION (WING - D)

11TH, 13TH TO 16TH & 18TH FLOOR AREA

BLOCK D1		11.42	X	13.15	X	1NO	=	150.17	SQ.MT.
D		15.06	X	25.21	X	1NO	=	379.66	
				TOTAL			=	529.83	SQ.MT
DEDUCTIONS									
42		3.15	X	0.59	X	1NO	=	1.86	SQ.MT
43		2.27	X	1.17	X	1NO	=	2.60	
44		3.05	X	1.67	X	1NO	=	5.09	
45		5.37	X	0.97	X	1NO	=	5.21	
46		2.55	X	0.60	X	1NO	=	1.53	
47		1.37	X	1.52	X	1NO	=	2.08	
48		0.80	X	4.27	X	1NO	=	3.80	
49		4.38	X	3.09	X	1NO	=	13.53	
50		1.68	X	0.60	X	1NO	=	1.01	
51		0.93	X	3.05	X	1NO	=	2.84	
52		1.40	X	5.22	X	1NO	=	7.31	
53		2.73	X	3.05	X	1NO	=	8.33	
54		1.75	X	2.18	X	1NO	=	3.82	
55		1.50	X	2.90	X	1NO	=	4.35	
56		0.75	X	1.52	X	1NO	=	1.14	
57		2.28	X	1.37	X	2NO	=	6.25	
58		1.80	X	1.52	X	1NO	=	2.74	
59		2.55	X	2.90	X	1NO	=	7.40	
60		2.80	X	2.18	X	1NO	=	6.10	
61		3.78	X	3.20	X	1NO	=	12.10	
62		6.61	X	1.20	X	1NO	=	7.93	
63		3.05	X	1.67	X	1NO	=	5.09	
64		2.22	X	1.17	X	1NO	=	2.60	
65		3.15	X	0.59	X	1NO	=	1.86	SQ.MT.
TOTAL DEDUCTION							=	116.57	SQ.MT.
A.V.S.DUCT									
D15		2.55	X	2.91	X	1NO	=	7.42	SQ.MT.
D16		2.42	X	1.37	X	1NO	=	3.32	
D17		1.03	X	4.41	X	1NO	=	4.54	
D18		1.09	X	0.32	X	1NO	=	0.35	
D19		0.94	X	1.30	X	1NO	=	0.94	
D20		2.85	X	0.72	X	1NO	=	2.05	
D21	0.50 X	4.26	X	2.12	X	1NO	=	4.62	
D22		1.14	X	2.02	X	1NO	=	2.30	
D23	0.50 X	0.78	X	0.85	X	1NO	=	0.33	
D24		4.41	X	1.06	X	1NO	=	4.67	
D25		3.21	X	2.70	X	1NO	=	8.67	
D26		3.21	X	1.52	X	1NO	=	4.88	
TOTAL AREA							=	43.89	SQ.MT.
ELECTRIC & FIRE DUCT									
E.D.	0.50 X	2.45	X	1.22	X	1NO	=	1.49	SQ.MT
E.D.1		1.65	X	1.65	X	1NO	=	2.72	
F.D.	0.50 X	1.93	X	0.36	X	1NO	=	0.35	SQ.MT.
F.D.1	0.50 X	1.93	X	0.92	X	1NO	=	0.89	
TOTAL AREA							=	5.45	SQ.MT.
STAIRCASE & LIFT LOBBY AREA									
S		5.70	X	3.33	X	1NO	=	18.81	SQ.MT.
S1		2.40	X	0.15	X	1NO	=	0.36	
S2		3.73	X	0.15	X	1NO	=	0.56	
S3		3.15	X	6.34	X	1NO	=	19.97	
S4		0.15	X	2.73	X	1NO	=	0.41	
L		3.46	X	4.69	X	1NO	=	16.23	
LB1		0.15	X	1.20	X	1NO	=	0.18	
LB2		2.60	X	5.89	X	1NO	=	15.31	
LB3	0.50 X	2.60	X	0.33	X	1NO	=	0.43	
LB4	0.60 X	4.68	X	1.08	X	1NO	=	2.44	
LB5	0.60 X	5.81	X	2.00	X	1NO	=	5.81	
LB6	0.50 X	2.60	X	0.12	X	1NO	=	0.16	
LB7		4.80	X	2.60	X	1NO	=	12.48	SQ.MT.
TOTAL STAIR. & LIFT AREA							=	93.15	SQ.MT
BALCONY AREA									
B7		3.05	X	1.00	X	3NO	=	9.15	SQ.MT
B8		3.15	X	1.00	X	2NO	=	6.30	
B9		3.20	X	1.00	X	3NO	=	9.60	SQ.MT.
TOTAL BALCONY AREA							=	25.05	SQ.MT.

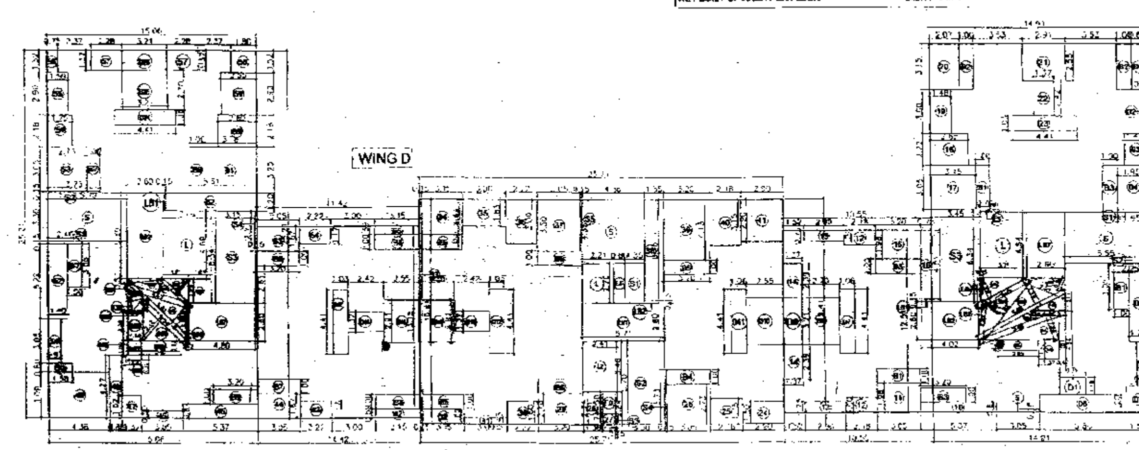
NET BUILT UP AREA PER FLOOR

[529.83 - (116.57+43.89+5.45+93.15+25.05) =284.21]	= 245.62	
10% BALCONY AREA	= 24.56	
PROPOSED BALCONY AREA	= 25.05	
EXCESS BALCONY AREA COUNTED IN F.S.I.	= 0.49	
NET BUILT UP AREA PER FLOOR	= 246.11	SQ.MT.



13TH TO 16TH & 18TH FLOOR PLAN

SCALE : 1:200



11TH,13TH TO 16TH & 18TH FLOOR AREA DIAGRAM(WING B,C&D)

SCALE : 1:200

PROFORMA - B

CONTENTS OF SHEET.

11TH ,13TH TO 16TH & 18TH FLOOR PLAN.
11TH 13TH TO 16TH & 18TH FLOOR
AREA DIAGRAM & CALCULATION

STAMP OF APPROVAL PLANS

FRESH/MODIFIED/AMMENDED/ADDITIONS TO
EXISTING BLDG./DRAINAGE PLAN APPROVAL
I) APPROVED SUBJECT TO THIS OFFICE
LETTER NO MIDC / SPA / THN / 79
DATED 15/01/2016 DEPS-A-19275/16
II) BLDG PLAN REGISTER P NO

DEPUTY ENGINEER & PA -II
SPECIAL PLANNING AUTHORITY
DN NO. II THANE

STAMP OF DATE OF RECEIPT OF PLANS.

REV.	DESCRIPTION	DATE	SIGNATURE

DESCRIPTION OF PROPOSAL & PROPERTY

AMENDED PLAN WITH ADDITION AND ALTERATION
EXISTING PROPOSED I.T. BUILDING & I.T.SUPPORT
SERVICES (SERVICE APARTMENT)
OF PROPERTY BEARINGS PLOT NO.D23/Nos.254(PL),
256(Pt),277(pt),278(pt) & 279(pt)OF VILLAGE PANCH
PAKHADI,OF 16TH ROAD,WAGLE ESTATE ,THANE (W)

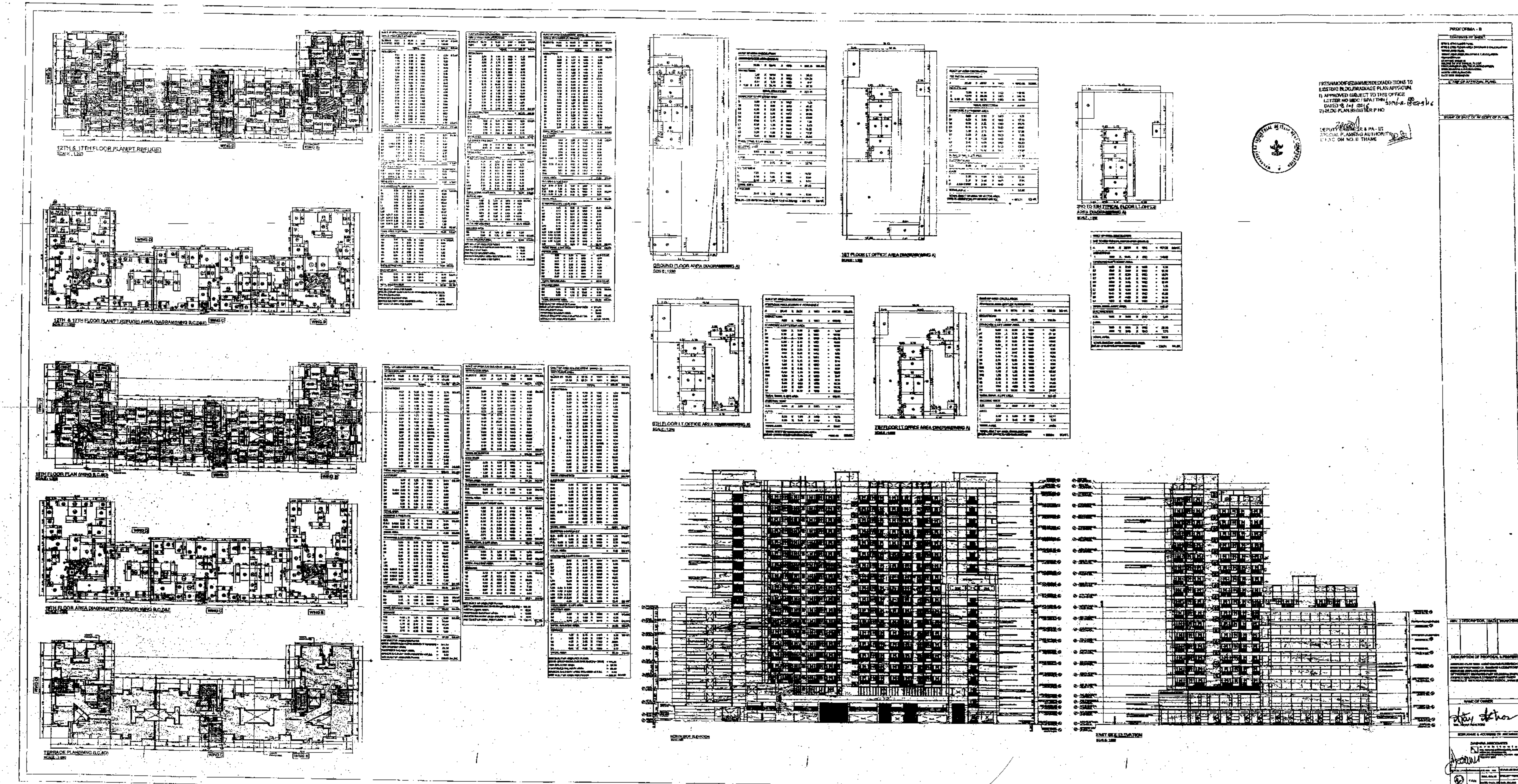
NAME OF OWNER

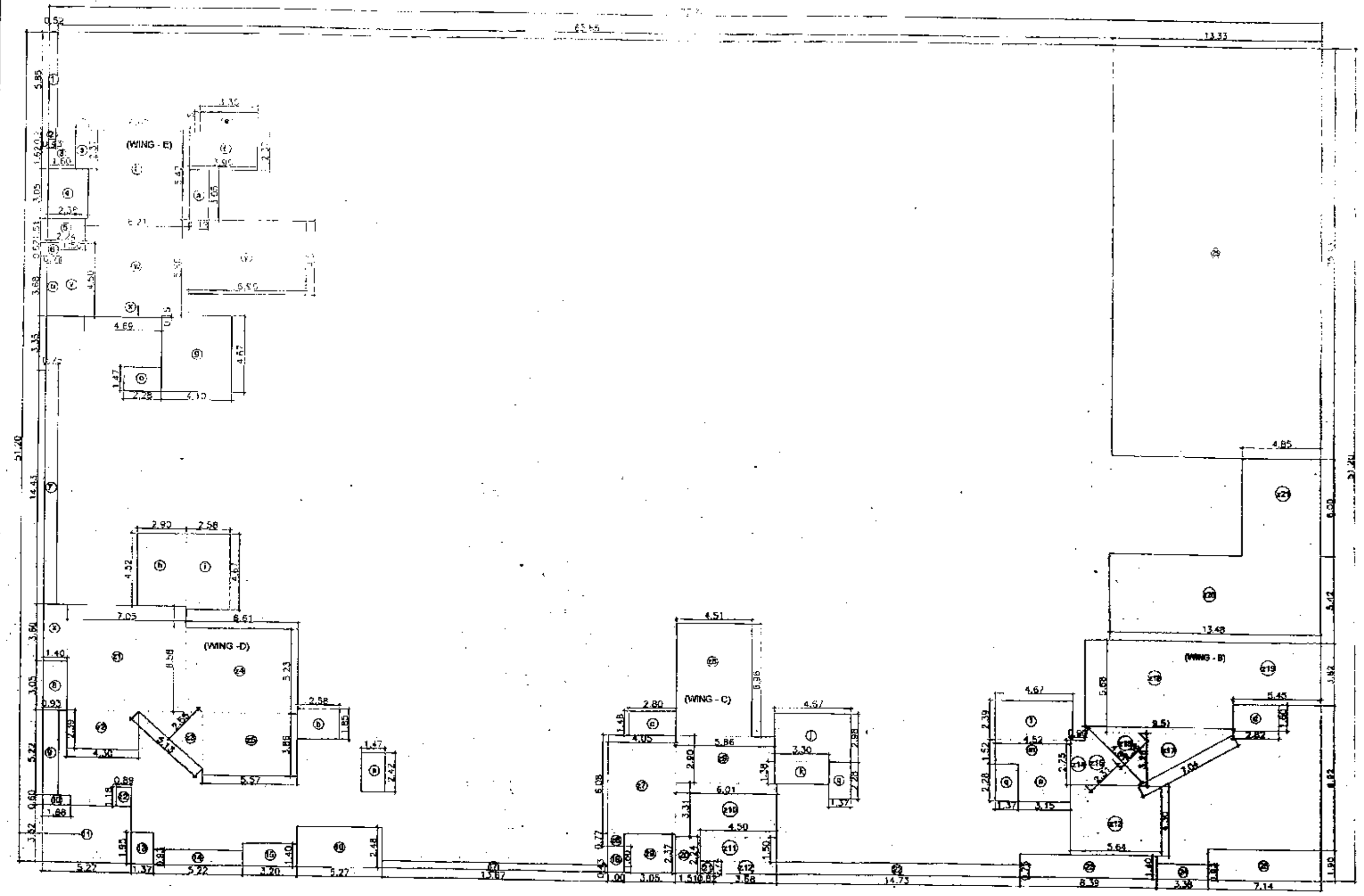
M/S. ASHAR REALTORS

SIGN.NAME & ADDRESS OF ARCHITECT

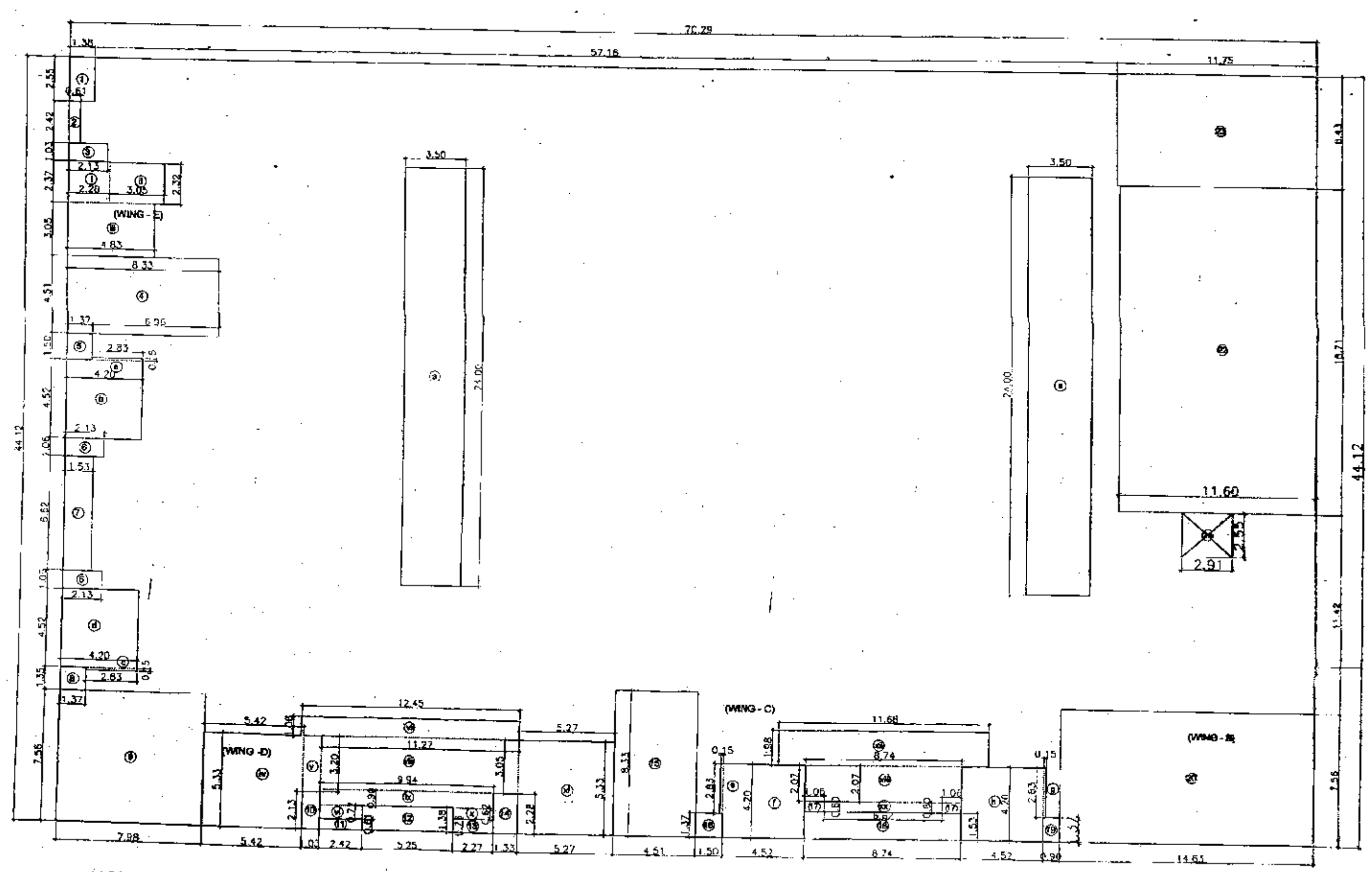
DAISARIA ASSOCIATES
architects
601, SKYLINE EPITOME, JORDI ROAD,
NEAR JOLLY GYMKHANA,
VIDHYAVIHAR (WEST), MUMBAI - 400086
TEL: 6111 0534

NORTH LINE	REMARKS	JOB NO: -738	SCALE: AS SHOWN
	F.S.12	DRG NO: 09	DRN. BY : PRAVIN
		DATE. 01 01 16	CHK. BY: M R


PROFORMA - B
STAMP OF APPROVAL PLANS.
STAMP OF DATE OF RECEIPT OF PLANS
FRESH/MODIFIED/AMENDED/ADDITIONS TO
EXISTING BLDG/DRAINAGE PLAN APPROVAL
1) APPROVED SUBJECT TO THIS OFFICE
LETTER NO MIDC / SPA / THN
DATED
2) BLDG PLAN REGISTER P NO
DEPUTY ENGINEER & PA - III
SPECIAL PLANNING AUTHORITY
M.I.D.C. DN NO. III THANE
12TH & 17TH FLOOR PLAN(PT.REFUGE)
GROUND FLOOR AREA DIAGRAM(WING A)
1ST FLOOR I.T. OFFICE AREA DIAGRAM(WING A)
TERRACE PLAN(WING B,C,D,E)
EAST SIDE ELEVATION
DESCRIPTION OF PROPOSAL & PROPERTY
NAME OF OWNER



STILT AREA DIAGRAM(WING A,B,C,D&E)
SCALE : 1:200



1ST & 2ND FLOOR (PT. PODIUM) AREA DIAGRAM

BUILT UP AREA CALCULATION

STILT AREA

A	77.70	X	51.20	X	1NO	=	3978.24	SQ.MT.
			TOTAL			=	3978.24	SQ.MT.
DEDUCTIONS								
1	0.52	X	5.65	X	1NO	=	[illegible]	SQ.MT.
2	0.46	X	0.90	X	1NO	=	[illegible]	
3	1.80	X	1.62	X	1NO	=	[illegible]	
4	2.36	X	3.05	X	1NO	=	[illegible]	
5	2.24	X	1.51	X	1NO	=	[illegible]	
6	0.74	X	0.82	X	1NO	=	[illegible]	
7	0.75	X	14.43	X	1NO	=	[illegible]	
8	1.40	X	3.05	X	1NO	=	[illegible]	
9	0.93	X	5.22	X	1NO	=	[illegible]	
10	1.68	X	0.80	X	1NO	=	[illegible]	
11	5.27	X	3.52	X	1NO	=	18.55	
12	0.89	X	1.16	X	1NO	=	[illegible]	
13	1.37	X	1.95	X	1NO	=	[illegible]	
14	5.22	X	0.53	X	1NO	=	[illegible]	
15	3.20	X	1.40	X	1NO	=	[illegible]	
16	5.27	X	2.48	X	1NO	=	[illegible]	
17	13.57	X	0.43	X	1NO	=	[illegible]	
18	1.00	X	1.60	X	1NO	=	[illegible]	
19	3.05	X	2.37	X	1NO	=	[illegible]	
20	1.51	X	2.24	X	1NO	=	[illegible]	
21	0.82	X	0.74	X	1NO	=	[illegible]	
22	14.73	X	0.75	X	1NO	=	[illegible]	
23	8.30	X	1.40	X	1NO	=	[illegible]	
24	3.38	X	0.85	X	1NO	=	[illegible]	
25	7.14	X	1.90	X	1NO	=	[illegible]	
26	13.33	X	25.14	X	1NO	=	335.[illegible]	
			TOTAL DEDUCTION			=	476.22	SQ.MT.
L.V.ROOM								
a WING E	1.18	X	3.05	X	1NO	=	[illegible]	SQ.MT.
b WING D	2.58	X	1.85	X	1NO	=	[illegible]	
c WING C	2.80	X	1.48	X	1NO	=	[illegible]	
d WING B	2.82	X	1.60	X	1NO	=	[illegible]	SQ.MT.
TOTAL L.V.ROOM AREA						=	17.[illegible]	
BMS/FIRE WING E								
e	3.26	X	1.18	X	1NO	=	[illegible]	
f	3.98	X	2.37	X	1NO	=	[illegible]	SQ.MT.
TOTAL BMS/FIRE AREA						=	13.[illegible]	
METER ROOM WING E								
g	4.10	X	4.67	X	1NO	=	19.15	
TOTAL METER ROOM AREA						=	19.15	
METER ROOM WING D								
h	2.90	X	4.62	X	1NO	=	[illegible]	
i	2.58	X	4.67	X	1NO	=	12.[illegible]	
TOTAL METER ROOM AREA						=	25.18	
METER ROOM WING C								
j	4.67	X	2.98	X	1NO	=	13.[illegible]	
k	3.30	X	1.38	X	1NO	=	4.[illegible]	
TOTAL METER ROOM AREA						=	18.47	
METER ROOM WING B								
l	4.67	X	2.39	X	1NO	=	11.[illegible]	
m	4.52	X	1.52	X	1NO	=	[illegible]	
n	3.15	X	2.28	X	1NO	=	7.[illegible]	
TOTAL METER ROOM AREA						=	25.21	
TOILET								
o WING E	2.28	X	1.47	X	1NO	=	[illegible]	
p WING D	1.47	X	2.42	X	1NO	=	[illegible]	
q WING C	1.37	X	2.28	X	1NO	=	3.12	
r WING B	1.37	X	2.28	X	1NO	=	3.12	
TOTAL TOILET AREA						=	13.15	
ENTRANCE LOBBY WING E								
s	0.78	X	2.37	X	1NO	=	[illegible]	
t	6.07	X	5.42	X	1NO	=	32.[illegible]	
u	0.74	X	3.[illegible]	X	1NO	=	[illegible]	
v	1.50	X	4.50	X	1NO	=	[illegible]	
w	6.21	X	5.[illegible]	X	1NO	=	[illegible]	
x	4.80	X	0.15	X	1NO	=	[illegible]	
y	6.98	X	4.51	X	1NO	=	31.[illegible]	
TOTAL ENTRANCE LOBBY AREA						=	112.70	
ENTRANCE LOBBY WING D								
z	1.40	X	[illegible]	X	1NO	=	[illegible]	
z1	7.[illegible]	X	[illegible]	X	1NO	=	[illegible]	
z2	4.30	X	2.[illegible]	X	1NO	=	[illegible]	
z3 0.50 X	6.[illegible]	X	2.[illegible]	X	1NO	=	[illegible]	
z4	6.61	X	5.28	X	1NO	=	34.[illegible]	
z5	5.57	X	[illegible]	X	1NO	=	21.[illegible]	
TOTAL ENTRANCE LOBBY AREA						=	124.32	
ENTRANCE LOBBY WING C								
z6	1.00	X	0.77	X	1NO	=	0.77	
z7	4.95	X	[illegible]	X	1NO	=	24.[illegible]	
z8	4.51	X	[illegible]	X	1NO	=	31.[illegible]	
z9	6.[illegible]	X	2.[illegible]	X	1NO	=	[illegible]	
z10	6.01	X	3.31	X	1NO	=	[illegible]	
z11	4.50	X	1.50	X	1NO	=	[illegible]	
z12	3.[illegible]	X	[illegible]	X	1NO	=	[illegible]	
TOTAL ENTRANCE LOBBY AREA						=	103.13	
ENTRANCE LOBBY WING B								
z13	5.[illegible]	X	4.37	X	1NO	=	[illegible]	
z14	[illegible]	X	2.76	X	1NO	=	[illegible]	
z15 0.50 X	4.81	X	2.31	X	1NO	=	[illegible]	
z16 0.50 X	4.81	X	2.[illegible]	X	1NO	=	[illegible]	
z17 0.50 X	7.[illegible]	X	3.[illegible]	X	1NO	=	[illegible]	
z18	[illegible]	X	5.[illegible]	X	1NO	=	[illegible]	
z19	[illegible]	X	[illegible]	X	1NO	=	[illegible]	
TOTAL ENTRANCE LOBBY AREA						=	[illegible]	
SUB-STATION								
z20	13.[illegible]	X	5.42	X	1NO	=	[illegible]	
z21	4.85	X	[illegible]	X	1NO	=	[illegible]	
TOTAL SUB-STATION AREA						=	102.[illegible]	

STILT AREA

[3978.24 - {476.22+17.[illegible]+13.34+19.15+25.18+18.47+25.21+13.15+112.70+124.32+103.13+123.81+102.19=1173.[illegible]}] = 2804.[illegible] SQ.MT.

BUILT UP AREA CALCULATION

1ST FLOOR (PT. PODIUM) AREA STATEMENT

BLOCK A	70.29	X	44.12	X	1NO	=	3101.19	SQ.MT.
			TOTAL			=	3101.19	SQ.MT.
DEDUCTIONS								
1	1.38	X	2.55	X	1NO	=	3.52	SQ.MT.
2	0.61	X	2.42	X	1NO	=	1.48	
3	2.13	X	1.03	X	1NO	=	2.19	
4	8.33	X	4.51	X	1NO	=	37.57	
5	1.37	X	1.50	X	1NO	=	2.06	
6	2.13	X	1.06	X	2NO	=	4.52	
7	1.53	X	6.62	X	1NO	=	10.13	
8	1.37	X	1.35	X	1NO	=	1.85	
9	7.98	X	7.56	X	1NO	=	60.33	
10	1.03	X	2.13	X	1NO	=	2.19	
11	2.42	X	0.61	X	1NO	=	1.48	
12	5.25	X	1.38	X	1NO	=	7.25	
13	2.27	X	0.76	X	1NO	=	1.73	
14	1.33	X	2.28	X	1NO	=	3.03	
15	4.51	X	8.33	X	1NO	=	37.57	
16	1.50	X	1.37	X	1NO	=	2.06	
17	1.06	X	0.60	X	2NO	=	1.28	
18	8.74	X	1.53	X	1NO	=	13.37	
19	0.90	X	1.37	X	1NO	=	1.23	
20	14.63	X	7.56	X	1NO	=	110.60	
21	2.91	X	2.55	X	1NO	=	7.42	
22	11.60	X	18.71	X	1NO	=	217.04	
23	11.75	X	6.43	X	1NO	=	75.55	
TOTAL DEDUCTION						=	605.45	SQ.MT.
RAMP AREA								
a	3.50	X	24.00	X	2NOS	=	168.00	SQ.MT.

TOTAL BUILT UP AREA 1ST FLOOR (PT. PODIUM)
[3101.19 - [(605.45+168.00=773.45)] = 2327.74

BUILT UP AREA CALCULATION

2ND FLOOR (PT. PODIUM) AREA STATEMENT

AREA AS PER 1ST FLOOR (PT. PODIUM) 2327.74 SQ.MT.

DEDUCTIONS

FITNESS CENTER								
i	2.28	X	2.37	X	1NO	=	5.40	
ii	3.05	X	2.32	X	1NO	=	7.08	
iii	4.83	X	3.05	X	1NO	=	14.73	
iv	5.42	X	5.33	X	1NO	=	28.89	
v	1.03	X	3.20	X	1NO	=	3.30	
vi	2.42	X	0.77	X	1NO	=	1.86	
vii	12.45	X	1.08	X	1NO	=	13.45	
viii	11.27	X	3.05	X	1NO	=	34.37	
ix	9.94	X	0.90	X	1NO	=	8.95	
x	2.27	X	0.62	X	1NO	=	1.41	
xi	5.27	X	5.33	X	1NO	=	28.09	
xii	11.68	X	1.98	X	1NO	=	23.13	
xiii	8.74	X	2.07	X	1NO	=	18.09	
xx	6.62	X	0.60	X	1NO	=	3.97	
TOTAL FITNESS CENTER AREA						=	192.72	SQ.MT.
SOCIETY OFFICE WING E								
a	2.83	X	0.15	X	1NO	=	0.42	
b	4.20	X	4.52	X	1NO	=	18.98	
TOTAL SOCIETY OFFICE AREA						=	19.40	SQ.MT.
SOCIETY OFFICE WING D								
c	2.83	X	0.15	X	1NO	=	0.42	
d	4.20	X	4.52	X	1NO	=	18.98	
TOTAL SOCIETY OFFICE AREA						=	19.40	SQ.MT.
SOCIETY OFFICE WING C								
e	0.15	X	2.83	X	1NO	=	0.42	
f	4.52	X	4.20	X	1NO	=	18.98	
TOTAL SOCIETY OFFICE AREA						=	19.40	SQ.MT.
SOCIETY OFFICE WING B								
g	0.15	X	2.83	X	1NO	=	0.42	
h	4.52	X	4.20	X	1NO	=	18.98	
TOTAL SOCIETY OFFICE AREA						=	19.40	SQ.MT.

TOTAL BUILT UP AREA 2ND FLOOR (PT. PODIUM)
[2327.74 - (192.72+19.40+19.40+19.40+19.40=270.32)]
= 2057.42 SQ.MT.

PROFORMA - B

CONTENTS OF SHEET.

STILT & 1ST & 2ND FLOOR (PT. PODIUM) AREA DIAGRAM & CALCULATION

STAMP OF APPROVAL PLANS.

FRESH/MODIFIED/AMMENDED/ADDITIONS TO EXISTING BLDG./DRAINAGE PLAN APPROVAL
I) APPROVED SUBJECT TO THIS OFFICE LETTER NO MIDC / SPA / THN / 20
DATED 15 / 01 /2016
II) BLDG PLAN REGISTER P NO

DEPUTY ENGINEER & PA - II
SPECIAL PLANNING AUTHORITY
MIDC DN. NO. II THANE

STAMP OF DATE OF RECEIPT OF PLANS.

REV.	DESCRIPTION.	DATE	SIGNATURE.

DESCRIPTION OF PROPOSAL & PROPERTY

AMENDED PLAN WITH ADDITION AND ALTERATION EXISTING PROPOSED I.T. BUILDING & I.T.SUPPORT SERVICES (SERVICE APARTMENT)
OF PROPERTY BEARINGS.PLOT NO.D2&Nos.254(Pt.), 256(Pt),277(pt),278(pt) & 279(pt)OFVILLAGE PANCH PAKHADI,OF 16TH ROAD,WAGLE ESTATE ,THANE (W)

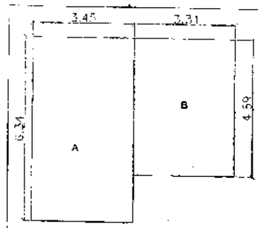
NAME OF OWNER

M/S. ASHAR REALTORS

SIGN.NAME & ADDRESS OF ARCHITECT

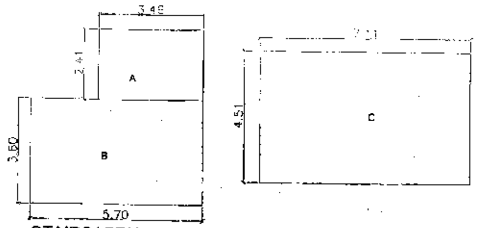
DAISARIA ASSOCIATES
architects
601 SKYLINE EPITOME,KIROL ROAD,
NEAR JOLLY GYMKHANA,
VIDHYAVIHAR (WEST), MUMBAI - 400086
TEL: 6111 0504

RESIDENTIAL BUILDING (WING B,C,D,E)



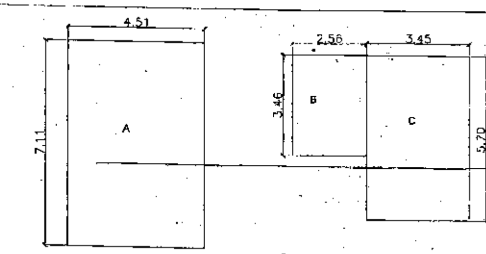
STAIRCASE/ LIFT MACH. RM.
(WING B)
SCALE : 1:100

STAIRCASE/ LIFT MACHINE ROOM (WING B)							
A	3.45	X	6.34	X	1	=	21.87
B	3.31	X	4.69	X	1	=	15.52
C	5.70	X	3.82	X	1	=	21.77
						=	59.16



STAIRCASE/ LIFT MACH.RM
(WING E)
SCALE : 1:100

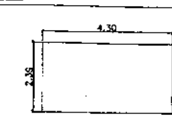
STAIRCASE/ LIFT MACHINE ROOM							
A	3.46	X	2.41	X	1	=	8.34
B	5.70	X	3.60	X	1	=	20.52
C	7.11	X	4.51	X	1	=	32.07
						=	60.93



STAIRCASE/ LIFT MACH. RM.
(WING C)
SCALE : 1:100

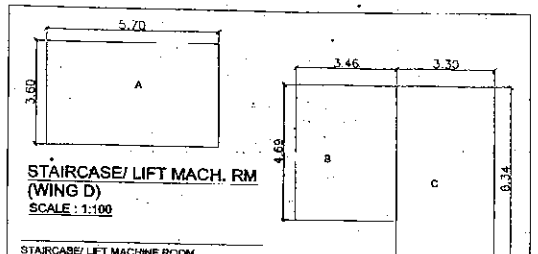
STAIRCASE/ LIFT MACHINE ROOM (WING C)							
A	4.51	X	7.11	X	1	=	32.07
B	2.56	X	3.46	X	1	=	8.86
C	3.45	X	5.70	X	1	=	19.67
						=	60.80

TOTAL STAIRCASE/ LIFT MACHINE ROOM AREA(WING B,C,D &E)	
WING B	= 59.16 SQ.MT.
WING C	= 60.80
WING D	= 57.67
WING E	= 60.93
TOTAL AREA	= 238.36 SQ.MT.



WATCH MAN CABIN AREA
SCALE : 1:100

WATCH MAN CABIN AREA						
1	4.30	X	2.38	X	1NO	= 10.28 SQ.MT.

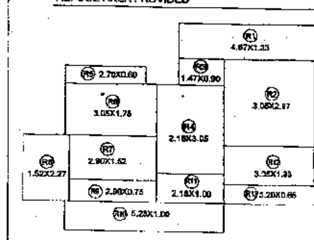


STAIRCASE/ LIFT MACH. RM
(WING D)
SCALE : 1:100

STAIRCASE/ LIFT MACHINE ROOM							
A	5.70	X	3.60	X	1	=	20.52
B	3.46	X	4.69	X	1	=	16.23
C	3.30	X	6.34	X	1	=	20.92
						=	57.62

REFUGE AREA STATEMENT FOR 7TH & 11TH TYPICAL FLOOR(WING B)

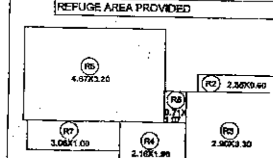
BUILT UP AREA OF FLOOR (7TH TO 11TH FLOOR)	
7TH FLOOR	= 212.09 SQ.MT.
8TH TO 11TH FLOOR (246.31X4)	= 985.24
BAL.AREA OF 7TH FLOOR	= 21.12
BAL.AREA OF 8TH TO 11TH FLOOR (24.58X4)	= 98.32
TOTAL AREA	= 1316.77
REFUGE AREA REQUIRED (1316.77X.30/12.50= 395.03/12.50)	= 31.60 SQ.MT.
REFUGE AREA PROVIDED	= 53.41 SQ.MT.



REFUGE AREA STATEMENT				
AS PER R1 TO R8			=	37.68 SQ.MT.
R9	2.90 X 0.75	X 1 NO	=	2.18 SQ.MT.
R10	5.23 X 1.00	X 1 NO	=	5.23
R11	2.18 X 1.00	X 1 NO	=	2.18
R12	3.05 X 1.33	X 1 NO	=	4.05
R13	3.20 X 0.65	X 1 NO	=	2.08
REFUGE AREA			=	15.73 SQ.MT.
TOTAL REFUGE AREA			=	53.41 SQ.MT.

REFUGE AREA STATEMENT FOR 7TH,11TH TYPICAL FLOOR(WING C)

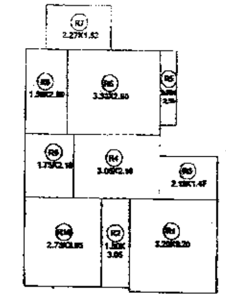
BUILT UP AREA OF FLOOR (7TH TO 11TH FLOOR)	
7TH FLOOR	= 141.54 SQ.MT.
8TH TO 11TH FLOOR (175.53X4)	= 702.12
BAL.AREA OF 7TH FLOOR	= 13.96
BAL.AREA OF 8TH TO 11TH FLOOR (17.40X4)	= 69.60
TOTAL AREA	= 927.22
REFUGE AREA REQUIRED (927.22 X.30/12.50 = 278.17/12.50)	= 22.26
REFUGE AREA PROVIDED	= 37.43 SQ.MT.



REFUGE AREA STATEMENT								
R1	1.37	X	2.38	X	1NO	=	3.26	SQ.MT.
R2	2.55	X	0.60	X	1NO	=	1.53	
R3	2.90	X	3.30	X	1NO	=	9.57	
R4	2.18	X	1.98	X	1NO	=	4.32	
R5	0.71	X	1.07	X	1NO	=	0.76	
R6	4.67	X	3.20	X	1NO	=	14.94	
R7	3.05	X	1.00	X	1NO	=	3.05	
TOTAL REFUGE AREA						=	37.43	SQ.MT.

REFUGE AREA STATEMENT FOR 7TH FLOOR(WING D)

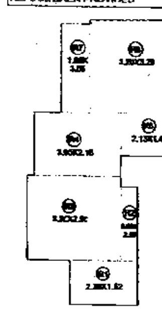
BUILT UP AREA OF FLOOR (7TH TO 11TH FLOOR)	
7TH FLOOR	= 211.49 SQ.MT.
8TH TO 11TH FLOOR (245.65X4)	= 982.60
BAL.AREA OF 7TH FLOOR	= 21.05
BAL.AREA OF 8TH TO 11TH FLOOR (24.51X4)	= 98.04
TOTAL AREA	= 1313.18
REFUGE AREA REQUIRED (1311.18X.30/12.50=393.30/12.50)	= 31.46 SQ.MT.
REFUGE AREA PROVIDED	= 54.12 SQ.MT.



REFUGE AREA STATEMENT								
AS PER R1 TO R8						=	37.62	SQ.MT.
R8	1.50	X	2.90	X	1NO	=	4.35	SQ.MT.
R9	1.75	X	2.18	X	1NO	=	3.82	
R10	2.73	X	3.05	X	1NO	=	8.33	
REFUGE AREA						=	16.50	SQ.MT.
TOTAL REFUGE AREA						=	54.12	SQ.MT.

REFUGE AREA STATEMENT FOR 7TH FLOOR(WING E)

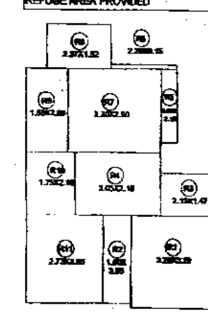
BUILT UP AREA OF FLOOR (7TH TO 10TH FLOOR)	
7TH FLOOR	= 141.86 SQ.MT.
8TH TO 10TH FLOOR (175.18X3)	= 525.54
10% BAL.AREA OF 7TH FLOOR	= 14.80
10% BAL.AREA OF 8TH TO 10TH FLOOR (17.47X3)	= 52.41
TOTAL AREA	= 735.81
REFUGE AREA REQUIRED (736.81X.30/12.50)	= 29.47
REFUGE AREA PROVIDED	= 37.79 SQ.MT.



REFUGE AREA								
R1	2.38	X	1.52	X	1NO	=	3.62	SQ.MT.
R2	0.60	X	2.55	X	1NO	=	1.53	
R3	3.30	X	2.90	X	1NO	=	9.57	
R4	3.05	X	2.18	X	1NO	=	6.65	
R5	2.13	X	1.47	X	1NO	=	3.13	
R6	3.20	X	3.20	X	1NO	=	10.24	
R7	1.80	X	3.05	X	1NO	=	3.05	
TOTAL REFUGE AREA						=	37.79	SQ.MT.

REFUGE AREA STATEMENT FOR 12TH FLOOR(WING D)

BUILT UP AREA OF FLOOR (12TH TO 16TH FLOOR)	
12TH FLOOR	= 211.94 SQ.MT.
13TH TO 16TH FLOOR (246.11X4)	= 984.44
BAL.AREA OF 12TH FLOOR	= 21.10
BAL.AREA OF 13TH TO 16TH FLOOR (24.56X4)	= 98.24
TOTAL AREA	= 1315.72
REFUGE AREA REQUIRED (1315.72X.30/12.50=394.72/12.50)	= 31.58 SQ.MT.
REFUGE AREA PROVIDED	= 54.61 SQ.MT.



REFUGE AREA STATEMENT								
AS PER R1 TO R8						=	38.11	SQ.MT.
R9	1.50	X	2.90	X	1NO	=	4.35	SQ.MT.
R10	1.75	X	2.18	X	1NO	=	3.82	
R11	2.73	X	3.05	X	1NO	=	8.33	
REFUGE AREA						=	16.50	SQ.MT.
TOTAL REFUGE AREA						=	54.61	SQ.MT.

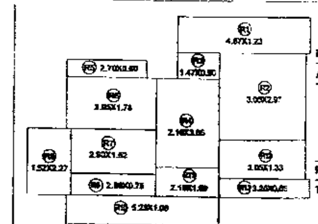
TOTAL REFUGE AREA OF 7TH FLOOR	
WING B	= 53.41 SQ.MT
WING C	= 37.43
WING D	= 54.12
WING E	= 37.79
TOTAL REFUGE AREA	= 182.75

TOTAL REFUGE AREA OF 12TH FLOOR	
WING B	= 53.41 SQ.MT
WING C	= 37.43
WING D	= 54.61
TOTAL REFUGE AREA	= 145.45

TOTAL REFUGE AREA OF 17TH FLOOR	
WING B	= 53.41 SQ.MT
WING C	= 37.43
WING D	= 54.61
TOTAL REFUGE AREA	= 145.45

REFUGE AREA STATEMENT FOR 17TH FLOOR(WING B)

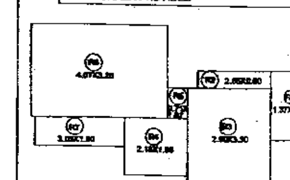
BUILT UP AREA OF FLOOR (12TH TO 16TH & 17TH TO 19TH FLOOR)	
17TH FLOOR	= 212.09 SQ.MT
18TH FLOOR	= 245.31
19TH FLOOR	= 212.21
BAL.AREA OF 17TH FLOOR	= 21.17
BAL.AREA OF 18TH FLOOR	= 24.53
BAL.AREA OF 19TH FLOOR	= 21.13
TOTAL AREA	= 737.44
REFUGE AREA REQUIRED (737.44X.30/12.50 = 221.23/12.50)	= 17.70 SQ.MT.
REFUGE AREA PROVIDED	= 53.41 SQ.MT



REFUGE AREA STATEMENT				
AS PER R1 TO R8			=	37.68 SQ.MT.
R9	2.90 X 0.75	X 1 NO	=	2.18 SQ.MT.
R10	5.23 X 1.00	X 1 NO	=	5.23
R11	2.18 X 1.00	X 1 NO	=	2.18
R12	3.05 X 1.33	X 1 NO	=	4.05
R13	3.20 X 0.65	X 1 NO	=	2.08
REFUGE AREA			=	15.73 SQ.MT.
TOTAL REFUGE AREA			=	53.41 SQ.MT.

REFUGE AREA STATEMENT FOR 17TH FLOOR(WING C)

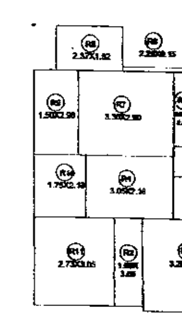
BUILT UP AREA OF FLOOR (12TH TO 16TH & 17TH TO 19TH FLOOR)	
17TH FLOOR	= 141.54 SQ.MT.
18TH FLOOR	= 175.53
19TH FLOOR	= 122.51
BAL.AREA OF 17TH FLOOR	= 13.96
BAL.AREA OF 18TH FLOOR	= 17.40
BAL.AREA OF 19TH FLOOR	= 12.21
TOTAL AREA	= 483.15
REFUGE AREA REQUIRED (483.15X.30/12.50=144.95/12.50)	= 11.60 SQ.MT.
REFUGE AREA PROVIDED	= 37.43 SQ.MT.



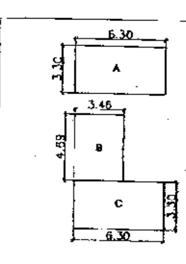
REFUGE AREA STATEMENT								
R1	1.37	X	2.38	X	1NO	=	3.26	SQ.MT.
R2	2.55	X	0.60	X	1NO	=	1.53	
R3	2.90	X	3.30	X	1NO	=	9.57	
R4	2.18	X	1.98	X	1NO	=	4.32	
R5	0.71	X	1.07	X	1NO	=	0.76	
R6	4.67	X	3.20	X	1NO	=	14.94	
R7	3.05	X	1.00	X	1NO	=	3.05	
TOTAL REFUGE AREA						=	37.43	SQ.MT.

REFUGE AREA STATEMENT FOR 17TH FLOOR(WING D)

BUILT UP AREA OF FLOOR (17TH TO 20TH FLOOR)	
17TH FLOOR	= 211.94 SQ.MT.
18TH FLOOR	= 246.11
19TH FLOOR	= 212.81
BAL.AREA OF 17TH FLOOR	= 21.10
BAL.AREA OF 18TH FLOOR	= 24.56
BAL.AREA OF 19TH FLOOR	= 21.20
TOTAL AREA	= 737.52
REFUGE AREA REQUIRED (737.52X.30/12.50=221.26/12.50)	= 17.70 SQ.MT.
REFUGE AREA PROVIDED	= 54.61 SQ.MT.



REFUGE AREA STATEMENT								
AS PER R1 TO R8						=	38.11	SQ.MT.
R9	1.50	X	2.90	X	1NO	=	4.35	SQ.MT.
R10	1.75	X	2.18	X	1NO	=	3.82	
R11	2.73	X	3.05	X	1NO	=	8.33	
REFUGE AREA						=	16.50	SQ.MT.
TOTAL REFUGE AREA						=	54.61	SQ.MT.



STAIRCASE/ LIFT MACHINE ROOM
SCALE : 1:100

I.T. BUILDING

STAIRCASE/ LIFT MACHINE ROOM							
A	6.30	X	3.30	X	1	=	20.79
B	3.46	X	4.69	X	1	=	16.23
C	6.30	X	3.30	X	1	=	20.79
TOTAL						=	57.81

PROFORMA - B

CONTENTS OF SHEET

STAIRCASE/ LIFT MACH. RM.,
REFUGE AREA STATEMENT DIAGRAM & CALCULATION
FREE OF F.S.I. AREA DIAGRAM & CALCULATION

STAMP OF APPROVAL PLANS.

FRESH/MODIFIED/AMMENDED/ADDITIONS TO EXISTING BLDG./DRAINAGE PLAN APPROVAL
I) APPROVED SUBJECT TO THIS OFFICE LETTER NO MIDC / SPA / THN / /20
DATED / /2016
II) BLDG PLAN REGISTER P NO

DEPUTY ENGINEER & PA - III
SPECIAL PLANNING AUTHORITY
M I D C DN NO. II THANE

STAMP OF DATE OF RECEIPT OF PLANS.

REV.	DESCRIPTION.	DATE.	SIGNATURE.

DESCRIPTION OF PROPOSAL & PROPERTY

AMENDED PLAN WITH ADDITION AND ALTERATION EXISTING PROPOSED I.T. BUILDING & I.T.SUPPORT SERVICES (SERVICE APARTMENT) OF PROPERTY BEARINGS PLOT NO D28/Nos.254(PL), 255(P),277(p),278(p) & 279(p)OF VILLAGE PANCH PAKHADI,OF 16TH ROAD,WAGLE ESTATE ,THANE (W)

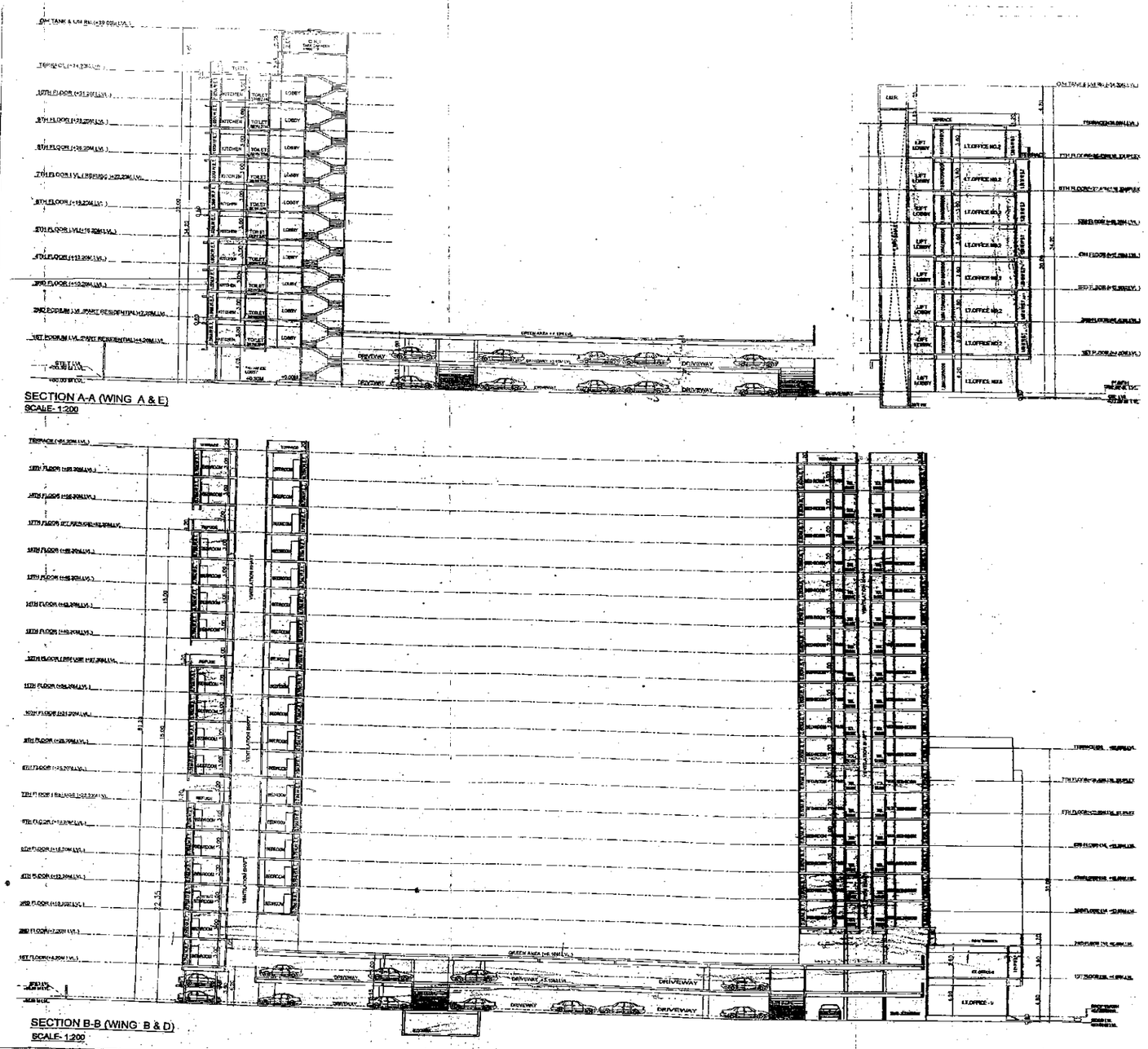
NAME OF OWNER

M/S. ASHAR REALTORS

SIGN,NAME & ADDRESS OF ARCHITECT

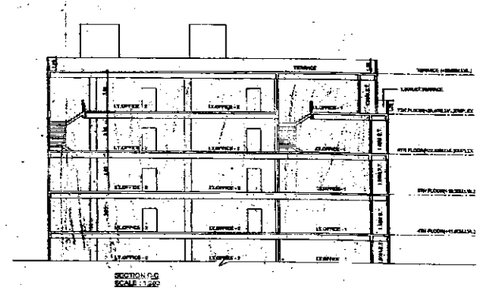
DAISARIA ASSOCIATES
architects
407, SKYLINE EPITOME,JORDL ROAD, NEAR JOLLY GYMKHANA, VIDHYAVIHAR (WEST), MUMBAI - 400086
TEL: 61 11 0504

NORTH LINE	REMARKS	JOB NO: -736	SCALE: AS SHOWN
	F.S.I.2	DRG NO:12	DRN. BY : PRAVIN
		DATE: 01.01.16	CHK. BY: M.R.

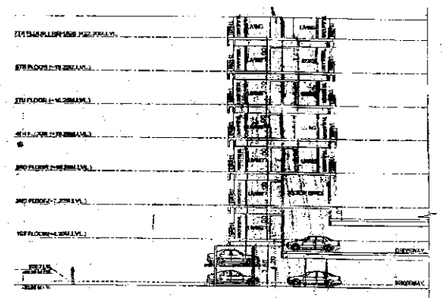


SECTION A-A (WING A & E)
SCALE- 1:200

SECTION B-B (WING B & D)
SCALE- 1:200



SECTION D-D
SCALE- 1:200



TYPICAL SECTION THROUGH BALCONY
SECTION D-D (WING E)
SCALE- 1:200

PROFORMA - B

CONTENTS OF SHEET

SECTION A-A (WING A & E)
SECTION B-B (WING B & D)
SECTION C-C (WING A)

STAMP OF APPROVAL PLANS

FRESH/MODIFICATION/AMENDED/ADDITIONS TO EXISTING BLDG./GRARAGE PLAN APPROVED & APPROVED SUBJECT TO THAL OFFICE LETTER NO MDC / BP/ TDR/ ... / ... /20... DATED 15/ 01/ 2016 "TDR-A-19336/16"
B) BLDG PLAN REGISTER P.NO

DEPUTY ENGINEER & PA - TO SPECIAL PLANNING AUTHORITY M.I.D.C. DN. NO. II THANE

STAMP OF DATE OF RECEIPT OF PLANS.

REV.	DESCRIPTION	DATE	SIGNATURE

DESCRIPTION OF PROPOSAL & PROPERTY

AMENDED PLAN WITH ADDITION AND ALTERATION EXISTING PROPOSED I.T. BUILDING & I.T.,SUPPORT SERVICES (SERVICE APARTMENT) OF PROPERTY BEARINGS,PLOT NO.D2&Nos.254(Pt.), 255(Pt.),277(pt),278(pt) & 279(pt)OF VILLAGE, PANCH PAKHADI,OF 16TH ROAD,WAGLE ESTATE ,THANE (W)

NAME OF OWNER

M/S. ASHAR P... ...

SIGN.NAME & ADDRESS OF ARCHITECT

...SOCIATES
...itects
... ROAD,
... 1 - 400605

SCALE	REMARKS	DRN. BY : PRAVIN
P.E.12	DRG. NO: 03	AS SHOWN
	DATE: 29.01.16	CHK. BY: ALR