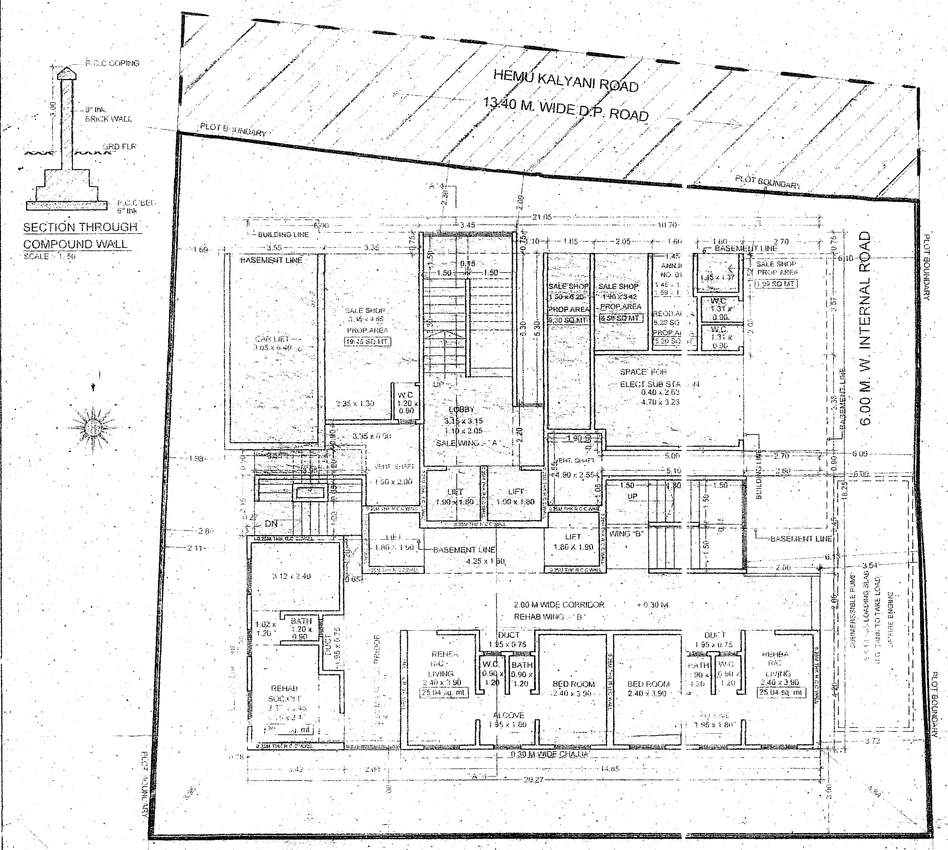
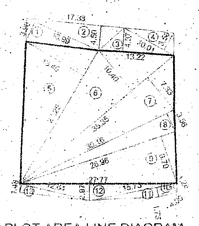
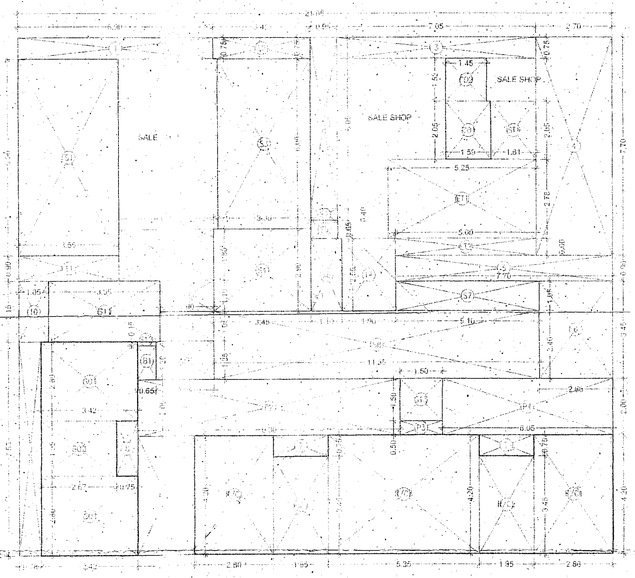


GROUND FLOOR PLAN
SCALE - 1:100

SECTION THROUGH COMPOUND WALL
SCALE - 1:50



PLOT AREA LINE DIAGRAM
SCALE - 1:500



AREA LINE DIAGRAM GROUND FLOOR
SCALE - 1:100 WING - 'A' & 'B'

PLOT AREA CALCULATION

SALE WING SET BACK AREA CALCULATION

1	1/2	X 33.99	X 1.65	X 1 NO	=	27.98	SQ.MT.
2	1/2	X 17.33	X 4.50	X 1 NO	=	38.99	SQ.MT.
3	1/2	X 13.22	X 4.37	X 1 NO	=	28.89	SQ.MT.
4	1/2	X 10.01	X 3.45	X 1 NO	=	17.26	SQ.MT.
				TOTAL ROAD SET BACK AREA	=	112.98	SQ.MT. — (A)

PLOT AREA CALCULATION

5	1/2	X 27.25	X 13.45	X 1 NO	=	183.26	SQ.MT.
6	1/2	X 35.25	X 10.40	X 1 NO	=	183.02	SQ.MT.
7	1/2	X 25.38	X 7.32	X 1 NO	=	129.56	SQ.MT.
8	1/2	X 20.18	X 3.58	X 1 NO	=	53.66	SQ.MT.
9	1/2	X 26.99	X 9.70	X 1 NO	=	126.96	SQ.MT.
				TOTAL PLOT AREA	=	676.30	SQ.MT. — (B)

HALLA SET BACK AREA CALCULATION

10	1/2	X 4.00	X 1.26	X 1 NO	=	2.52	SQ.MT.
11	1/2	X 15.73	X 1.73	X 1 NO	=	13.61	SQ.MT.
12	1/2	X 27.77	X 2.97	X 1 NO	=	41.24	SQ.MT.
13	1/2	X 12.54	X 5.48	X 1 NO	=	33.75	SQ.MT.
				TOTAL HALLA SET BACK AREA	=	90.72	SQ.MT. — (C)

TOTAL PLOT AREA CALCULATION

A	+	B	+	C		
112.98	+	676.30	+	66.72		
TOTAL PLOT AREA			=	856.00	SQ.MT.	— (D)

BUILT UP AREA CALCULATION FOR GROUND FLR

GROUND FLOOR							
A	21.05	X 18.25	X 1 NO	=	384.16	SQ.MT.	
			TOTAL ADDITION	=	384.16	SQ.MT.	X

DEDUCTIONS

1	6.90	X 0.75	X 1 NO	=	5.18	SQ.MT.	
2	0.95	X 6.05	X 1 NO	=	5.75	SQ.MT.	
3	7.05	X 0.75	X 1 NO	=	5.29	SQ.MT.	
4	2.70	X 7.70	X 1 NO	=	20.79	SQ.MT.	
5	7.70	X 0.90	X 1 NO	=	6.93	SQ.MT.	
6	2.60	X 3.45	X 1 NO	=	8.97	SQ.MT.	
7	1.95	X 0.75	X 2 NOS	=	2.93	SQ.MT.	
8	0.75	X 1.95	X 1 NO	=	1.46	SQ.MT.	
9	0.76	X 7.55	X 1 NO	=	5.69	SQ.MT.	
10	1.05	X 2.15	X 1 NO	=	2.26	SQ.MT.	
11	3.55	X 0.90	X 1 NO	=	3.20	SQ.MT.	
12	3.35	X 1.80	X 1 NO	=	6.03	SQ.MT.	
13	1.90	X 1.10	X 1 NO	=	2.09	SQ.MT.	
14	1.90	X 2.55	X 1 NO	=	4.85	SQ.MT.	
			TOTAL DEDUCTION	=	81.82	SQ.MT.	Y1

REHAB COMM. AREA

GROUND FLOOR							
CO1	1.59	X 2.05	X 1 NO.	=	3.26	SQ.MT.	
CO2	1.45	X 1.52	X 1 NO	=	2.20	SQ.MT.	
TOTAL REHAB COMM. AREA				=	5.46	SQ.MT.	Y2
TOTAL BUILT UP AREA				=	297.08	SQ.MT.	X1

STAIRCASE & LIFT AREA

GROUND FLOOR							
S1	3.55	X 6.90	X 1 NO	=	24.50	SQ.MT.	
S2	3.45	X 0.75	X 1 NO	=	2.59	SQ.MT.	
S3	3.30	X 6.00	X 1 NO	=	19.80	SQ.MT.	
S4	3.45	X 2.90	X 1 NO	=	10.01	SQ.MT.	
S5	0.95	X 0.65	X 1 NO	=	0.62	SQ.MT.	
S6	1.10	X 2.55	X 1 NO	=	2.81	SQ.MT.	
S7	5.10	X 1.05	X 1 NO	=	5.36	SQ.MT.	
S8	11.55	X 2.40	X 1 NO	=	27.72	SQ.MT.	
S9	2.05	X 1.35	X 1 NO	=	2.77	SQ.MT.	
S10	1.90	X 1.05	X 1 NO	=	2.00	SQ.MT.	
S11	3.95	X 2.15	X 1 NO	=	8.49	SQ.MT.	
S12	0.65	X 0.15	X 1 NO	=	0.10	SQ.MT.	
S13	1.50	X 1.50	X 1 NO	=	2.25	SQ.MT.	
TOTAL STAIR. & LIFT AREA PER FL. (GR. FLR)				=	109.02	SQ.MT.	Y3

COMMON PASSAGE AREA CALCULATION

GROUND FLOOR							
P1	2.00	X 4.20	X 1 NO	=	8.40	SQ.MT.	
P2	9.30	X 2.00	X 1 NO	=	18.60	SQ.MT.	
P3	1.50	X 0.50	X 1 NO	=	0.75	SQ.MT.	
P4	6.05	X 2.00	X 1 NO	=	12.10	SQ.MT.	
TOTAL COMMON PASSAGE AREA (GR. FLR)				=	39.85	SQ.MT.	Y4

ELECT SUB STATION AREA CALCULATION

GROUND FLOOR							
ET1	5.25	X 2.78	X 1 NO	=	14.60	SQ.MT.	
ET2	5.00	X 0.60	X 1 NO	=	3.00	SQ.MT.	
TOTAL ELECT. SUB STATION AREA (GR. FLR)				=	17.60	SQ.MT.	Y5

R/C AREA CALCULATION

GROUND FLOOR							
R/C1	2.80	X 4.20	X 2 NOS	=	23.52	SQ.MT.	
R/C2	1.95	X 3.45	X 2 NOS	=	13.46	SQ.MT.	
R/C3	5.35	X 4.20	X 1 NO	=	22.47	SQ.MT.	
TOTAL R/C AREA (GR. FLR)				=	59.45	SQ.MT.	Y6

FUNGIBLE AREA CALCULATION

GROUND FLOOR							
FB1	0.65	X 1.20	X 1 NO	=	0.78	SQ.MT.	
FB2	0.95	X 0.40	X 1 NO	=	0.38	SQ.MT.	
TOTAL FUNGIBLE AREA (GR. FLR)				=	1.16	SQ.MT.	Y7

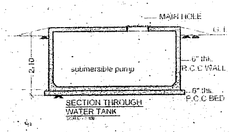
SOCIETY OFFICE AREA CALCULATION

GROUND FLOOR							
SO1	3.42	X 2.30	X 2 NOS	=	15.15	SQ.MT.	
SO2	2.67	X 1.95	X 1 NO	=	5.21	SQ.MT.	
TOTAL SOCIETY OFFICE AREA (GR. FLR)				=	24.36	SQ.MT.	Y8

SER. TOILET AREA CALCULATION

GROUND FLOOR							
ST1	1.61	X 1.87	X 1 NO	=	3.01	SQ.MT.	
TOTAL SER TOILET AREA PER FLOOR (GR. FLR)				=	3.01	SQ.MT.	Y9

NET SALE COMM. BUILT UP AREA [X1 - (Y3+Y4+Y5+Y6+Y7+Y8+Y9)]	=	42.65	SQ.MT.



SECTION THROUGH WATER TANK

COMPOSITE BUILDING — SHEET NO. 01 / 04

PROFORMA 'A'

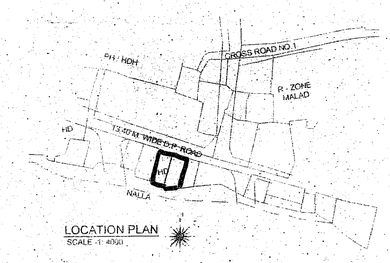
A	AREA STATEMENT				AREA
1	AREA OF PLOT				856.00 SQ.MT.
2	DEDUCTIONS FOR				
	a. ROAD SET BACK AREA				112.98
	b. NALLA SET BACK AREA				-
	c. ANY RESERVATION				-
	TOTAL (a + b + c)				743.02
3	BALANCE AREA PLOT (1 - 2)				743.02
4	DEDUCTION FOR				-
	a. RECREATION GROUND				-
	b. INTERNAL ROAD				-
	c. TOTAL (a + b)				-
5	NET AREA OF THE PLOT (3 - 4)				743.02
6	ADDITIONS FOR FSI PURPOSE				
	100% OF SET BACK AREA				112.98
	NALLA SET BACK AREA				-
7	TOTAL AREA (a + b)				856.00
8	FSI PERMISSIBLE ON PLOT = 3.00				3.00
9	PERMISSIBLE FLOOR AREA	REHAB	REHAB	SALE	2568.00
10	APPROVED FLOOR AREA	BUA	COMPO.	BUA	
11	PROPOSED APPROVED AREA	1111.32	1743.37	1423.29	
12	PROPOSED BUILT UP AREA				2534.61
13	EXCESS BALCONY AREA TAKEN IN TO FSI				
	[AS PER B(c) BELOW]				
14	TOTAL B.U.A. PROP. (10 + 11 + 12 + 13)				
15	FSI CONSUMED (14/7)				2.96
16	SPILL OVER TDR				-
B	BALCONY STATEMENT				-
	a. PERMISSIBLE BALCONY AREA PER FLOOR				-
	b. PROPOSED BALCONY AREA PER FLOOR				AS PER STATEMENT
	c. EXCESS BALCONY AREA PER FLOOR (TOTAL)				-
C	TENEMENT STATEMENT				-
	a. NET AREA OF ITEM A (7) ABOVE				-
	b. LESS DEDUCTIONS FOR NON RESIDENTIAL				-
	AREA (SHOPS) ETC.				AS PER STATEMENT
	c. AREA OF TENEMENT (a - b)				-
	TENEMENT PERMISSIBLE (600/HECTRE)				-
	TENEMENT PROPOSED				-
D	PARKING STATEMENT				-
	a. PARKING REQUIRED BY RULE				-
	b. GARAGE PERMISSIBLE				N.A.
	c. GARAGE PROPOSED				-
	d. TOTAL PARKING PROPOSED				-
E	LOADING/UNLOADING STATEMENT				-
	a. LOADING/UNLOADING REQUIRED				N.A.
	b. LOADING/UNLOADING PROPOSED (TOTAL)				-
F	NOTES				

PROFORMA " B "

CONTENTS OF SHEET

GROUND FLOOR PLAN, LOCATION PLAN, BLOCK PLAN, SECTION THROUGH COMPOUND WALL ,

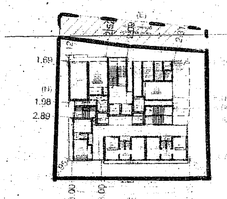
TENEMENT DENSITY STATEMENT
COMMERCIAL AREA STATEMENT
CARPET AREA STATEMENT.
SECTION AT 'AA'



LOCATION PLAN
SCALE - 1:4000

TENEMENT STATEMENT

WING / FLOOR/	REHAB WING 'A' RESI.	PAP	R/C	BAL.	SER.	S.OFF	GYMNAECIUM / HELTH CLUB	TOTAL	SALE WING 'B' RESI.	SALE COMM.	REHAB COMM.	SALE S.OFF.	GYMNAECIUM / HELTH CLUB	TOTAL	TOTAL WING 'A' & 'B'
GROUND			02			01		03	-	04	01	-	-	05	08
1ST FLR	01			01				03	02					02	05
2ND FLR	03							03	02					02	05
3RD FLR	03							03	02					02	05
4TH FLR	03							03	02					02	05
5TH FLR	03							03	02					02	05
6TH FLR	03							03	02					02	05
7TH FLR	03							03	02					02	05
8TH FLR	01							01	01			01	01	03	04
9TH FLR	02	01						03	02					02	05
10THFLR		03						03	02					02	05
11THFLR		03						03	02					02	05
12THFLR		03						03	01					01	04
13THFLR		03						03							03
14THFLR															
15THFLR															
TOTAL	22	13	02	01		01		40	22	04	01	01	01	29	70



BLOCK PLAN
SCALE 1:500

CAR PARKING STATEMENT FOR SALE

FLOOR	S	B	TOTAL
BASEMENT	13	14	27
TOTAL	13	14	27

PARKING AREA STATEMENT

AREA OF FLATS	NO. OF FLATS.	PARKINGS REQD	PARKINGS PROP
60-35 Sqmts	37 Nos	1 FOR 8 FLATS	05 Nos.
35-45 Sqmts	N I L	1 FOR 4 FLATS	N I L
45-70 Sqmts	29 Nos.	1 FOR 2 FLATS	15 Nos.
FOR SHOPS = 42.65 Sqmts	(1 FOR EVERY 300 Sqmts)		01 Nos
25% VISITOR'S			06 Nos.
TOTAL	66Nos		27 Nos

PARKINGS REQD. = 27 Nos
PARKINGS PROP. = 27 Nos.

PROFORMA " B "

CONTENTS OF SHEET

GROUND FLR PLAN, AREA DIAGRAM OF GROUND FLR PLAN, BLOCK PLAN SECTION THROUGH COMPOUND WALL, SECTION THROUGH WATER TANK, BUILT UP AREA STATEMENT, TENEMENT STATEMENT, PARKING STATEMENT, PLOT AREA LINE DIAGRAM & CALCULATION.

STAMP OF DATE OF RECEIPT OF PLANS

Approved subject to the condition mentioned in this office permission Letter No. SRA/ENG/34/MAL/LOI/PLAP
Dt. 20 SEP 2013

Executive Engineer
Slum Rehabilitation Authority

STAMP OF DATE OF APPROVAL OF PLANS

AREA STATEMENT FOR COMPOSITE BLDG. REHAB WING 'A' & SALE WING 'B' FOR SIDDHIVINAYAK C.H.S. PROPOSED

COMPOSITE BUILDING NO	STATEMENT FOR COMPOSITE: REHAB RESI. BUA	REHAB COMM. BUA	SALE RESI. BUA	SALE FUNGIBLE BUA	SALE COMM. BUA	GYMNASIUM AREA BUA	SER. TOILET BUA	EXCESS REFUGE BUA	TOTAL BUA	AMENITIES AREA: SALE SOC. OFF. BUA	GYMNAECIUM HELTH CLUB BUA	BAL. BUA	WEL. BUA	SOC.OFF. BUA
WING - A	627.37	419.04		5.46					1111.32			25.34	24.45	24.36
WING - B			1326.79	16.34	42.65	22.01	2.99	12.51	1423.29	21.14	32.01			
TOTAL	627.37	419.04	1326.79	16.34	42.65	22.01	2.99	12.51	2534.61	21.14	32.01	25.34	24.45	24.36

AREA STATEMENT FOR COMPOSITE BLDG. REHAB WING 'B' & SALE WING 'A' FOR KAMLA (SRA) PROPOSED

WING / FLOOR/	REHAB RESI. BUA SQ.MT	P.A.P RESI. BUA SQ.MT	R/C	REHAB COMM. BUA SQ.MT	TOTAL PROPOSED REHAB BUA SQ.MT	PERMIS. FUNGIBLE FSI 35 % OF REHAB RESI.	TOTAL FUNGIBLE AREA SQ.MT	REHAB COMPONENT: WELFARE CENTER SQ.MT	SOCIETY OFFICE SQ.MT	BALWADI SQ.MT	COMMON PASSAGE SQ.MT	REHAB COMPONENT SQ.MT	TOTAL SALE B.U.A. PERMI. SQ.MT	SALE B.U.A.: SALE RESI. SQ.MT	SALE COM. SQ.MT	GYMNASIUM BUA SQ.MT	SER. TOILET BUA SQ.MT	EXCESS REFUGE AREA COUNTING IN F.S.I. SQ.MT	TOTAL PROPOSED SALE B.U.A. SQ.MT	DUCT AREA (COUNTED SALE BUA) SQ.MT	TOTAL PROPOSED SALE B.U.A. SQ.MT	TOTAL PROPOSED B.U.A. IN SITU SQ.MT	STAIRCASE & LIFT AREA FREE OF F.S.I. SQ.MT	PERMIS. FUNGIBLE FSI 20 % OF COMM.	PERMIS. FUNGIBLE FSI 35 % OF SALE RESI.
BASEMENT																							52.21		
GROUND			59.45	5.46	64.91	35% OF 5.46 (REHAB COM.) = 1.09 SQ.MT.			24.36		39.15	129.12			42.65		2.99		45.64	1.16	46.80	128.15	109.02		
1st FLR	30.25				30.25		9.65	24.45		25.34	39.15	119.89		121.22					121.22	1.16	122.38	151.47	74.85		
2nd FLR	89.70				89.70						39.15	129.55		121.22					121.22	1.16	122.38	210.92	74.85		
3rd FLR	89.70				89.70						39.15	129.55		121.22					121.22	1.16	122.38	210.92	74.85		
4th FLR	89.70				89.70	35% OF 1105.86 (REHAB RESI.) = 387.05 SQ.MT.					39.15	129.55		121.22					121.22	1.16	122.38	210.92	74.85	20% OF 42.65 (COMM.) = 8.53 SQ.MT.	35% OF 1379.34 (SALE RESI.) = 482.77 SQ.MT.
5th FLR	89.70				89.70						39.15	129.55		121.22					121.22	1.16	122.38	210.92	74.85		
6th FLR	89.70				89.70						39.15	129.55		121.22					121.22	1.16	122.38	210.92	74.85		
7th FLR	89.70				89.70						39.15	129.55		121.22					121.22	1.16	122.38	210.92	74.85		
8th FLR	29.46				29.46		39.28				39.15	68.31		47.00		22.01		12.51	81.52	2.42	83.94	110.96	74.85		
9th FLR	29.46	60.24			89.70						39.15	129.55		121.22					121.22	1.16	122.38	210.92	74.85		
10th FLR		89.70			89.70						39.15	129.55		121.22					121.22	1.16	122.38	210.92	74.85		482.77
11th FLR		89.70			89.70	387.05 = 1.09 SQ.MT.					39.15	129.55		121.22					121.22	1.16	122.38	210.92	74.85		8.53
12th FLR		89.70			89.70						39.15	129.55		87.59					87.59	1.16	88.75	167.29	74.85		491.30 SQ.MT.
13th FLR		89.70			89.70						39.15	129.55													
14th FLR																									
15th FLR																									
16th FLR																									
TOTAL	627.37	419.04		5.46	1111.32		48.93	24.45	24.36	25.34	657.81	1745.37	743.89	1335.79	42.65	22.01	2.99	12.51	1409.95	16.34	1426.29	2490.12	1059.43		

DESCRIPTION OF PROPOSAL & PROPERTY

PROPOSED S.R SCHEME ON PLOT BEARING C.T.S. NO. -236 & 237 OF VILLAGE MALAD(N), AT HEMUKALYANI ROAD, KANDIVALI (W), MUMBAI 400 067, FOR KAMALA C.H.S.

NAME OF THE OWNER

MS. RAJPUTANA ASSOCIATES

JOB NO.	DATE	DRG.NO.	SCALE	DRAWN BY	CHECKED BY
L.O.I.	17 / 04 / 2012		AS SHOWN	SHAILESH	

For RAJPUTANA ASSOCIATES
Proprietor

NAME, ADDRESS & SIGN OF ARCHITECTS

S.V.CHEMBURKAR
R.66, AVALON, BLDG.NO.07/604,
OPP. TARAPORE TOWERS,
OSHIWARA, ANDHERI (WEST),
MUMBAI - 400 053.

For RAJPUTANA ASSOCIATES
S.V. Chemburkar