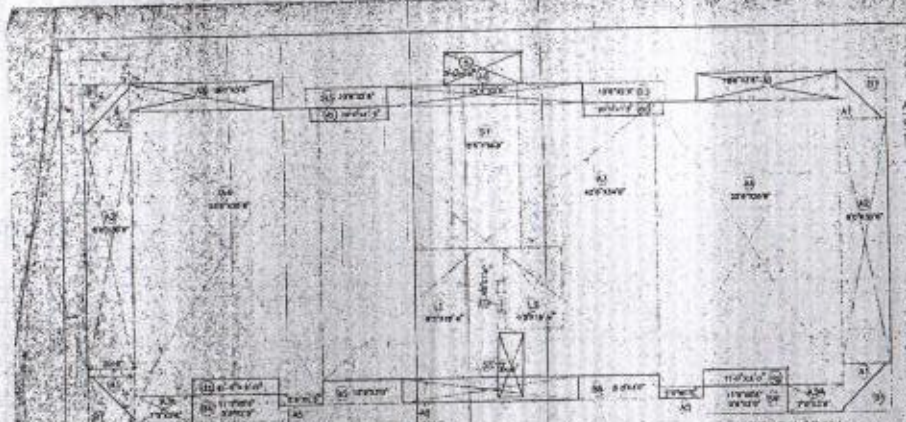
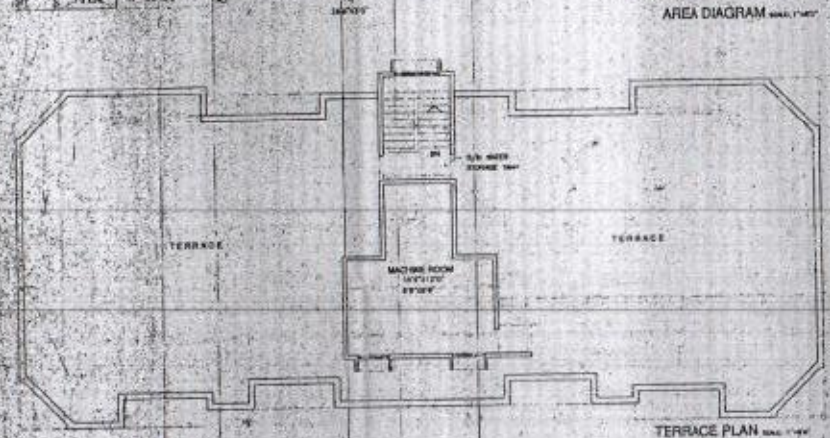
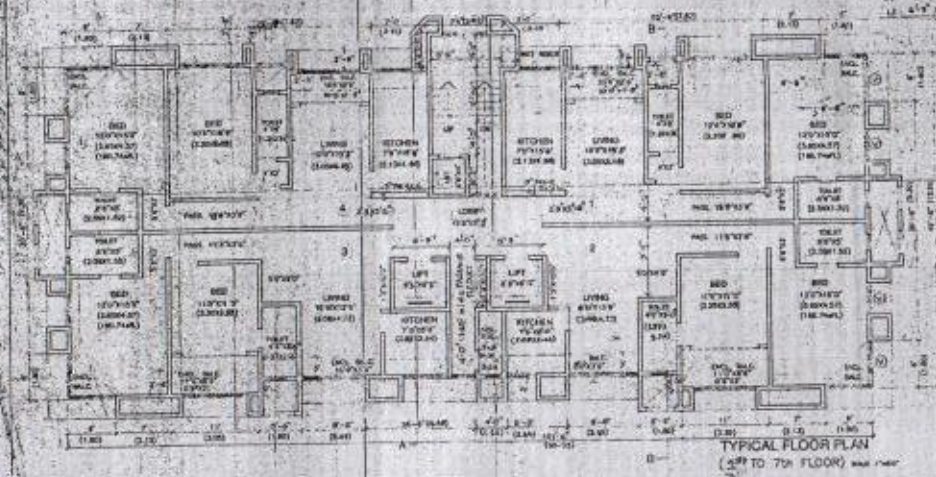
BUILDING 'A'

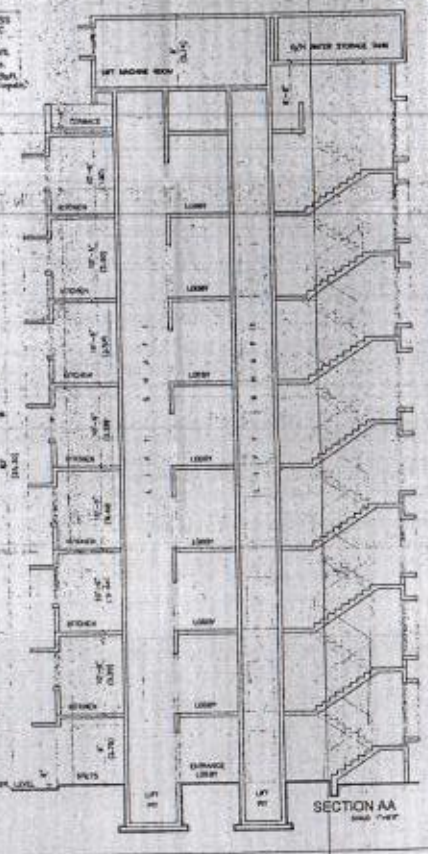




TERRACE PLAN



TYPICAL FLOOR PLAN
(1ST TO 7th FLOOR)



SECTION AA

PERMISSIBLE BUILT UP AREA

AREA OF PLOT = 1698.16 sq.mt.
F.S.I. = 2.50
PERMISSIBLE BUILT UP AREA = 1698.16 X 2.50
= 4245.40 sq.mt.
= 45697.48 sq.ft.

AREA CALCULATIONS

GROUND FLOOR : (in sq.ft)

TYPICAL FLOOR (1st to 7th floor)

A1.	4 X 5'6" X 5'0" X 0.50 =	50.50 sq.ft.
A2.	3 X 6'0" X 30'6" =	366.00 sq.ft.
A3.	3 X 5'10" X 2'6" =	126.00 sq.ft.
A4.	3 X 7'0" X 8'6" =	89.25 sq.ft.
A5.	2 X 23'9" X 25'6" =	1684.50 sq.ft.
A6.	2 X 3'6" X 1'6" =	18.50 sq.ft.
A8.	24'6" X 2'0" =	51.25 sq.ft.
A7.	42'6" X 34'0" =	1445.00 sq.ft.
A9.	24'6" X 3'0" =	75.60 sq.ft.
	TOTAL =	3906.35 sq.ft.

DEDUCTIONS

D1.	2 X 16'-0" X 1'-3" =	65.00 sq.ft.
D1.	8'6" X 16'-6" =	140.25 sq.ft.
A6.	2 X 10'0" X 2'3" =	45.00 sq.ft.
L2.	2'8" X 15'9" =	84.58 sq.ft.
L3.	6'4" X 13'3" =	84.15 sq.ft.
L1.	4'3" X 1'6" =	6.38 sq.ft.
D1.	1 =	23.68 sq.ft.
TOTAL DEDUCTIONS	= 457.63 sq.ft.	(-) 427.68 sq.ft.
NET BUILT UP AREA OF a TYPICAL FLOOR		3478.67 sq.ft.
AREA OF 7 FLOORS	= 3478.67 X 7 =	24350.69 sq.ft. (2262.06 sq.mt.)
ADD EXCESS BALC. AREA		23.73 sq.ft. (2.20 sq.mt.)
TOTAL BUILT UP AREA PROPOSED		24374.42 sq.ft.
		= 2264.27 sq.mtrs.

BALCONY AREA STATEMENT

FLOOR	"PERMISSIBLE" BALC. AREA	PROPOSED BALCONY AREA	EXCESS BALC
TYPICAL 1st TO 7th FL.	SAN./PANT.	B11: 4'6" X 16'6" X 0.50 = 42.75 sq.ft.	5.13 sq.ft. (0.48 sq.mt.)
		B10: 4'6" X 7'9" X 0.50 = 17.58 sq.ft.	2.11 sq.ft. (0.20 sq.mt.)
		B9: 23'10" X 5'9" = 137.00 sq.ft.	23.73 sq.ft. (2.20 sq.mt.)
		B8: 23'10" X 5'9"	
		B7: 23'11" X 5'9" = 138.00 sq.ft.	
		B6: 23'11" X 5'9"	
		B5: 8'0" X 5'0" = 39.50 sq.ft.	
		B4: 8'0" X 5'0" = 39.50 sq.ft.	
		TOTAL =	347.83 sq.ft.

PARKING STATEMENT FOR BLDG. 'A'

ALL PLOTS ARE HAVING CARPET AREA BETWEEN 40 sq.mt. AND 10 sq.mt.

TOTAL NO. OF FLATS PROPOSED = 28 nos.

PARKING REQD. AT 1 FOR EVERY 2 TENEMENTS = 14 nos.
AND 10% OF ABOVE FOR VISITORS (1.4) = 15 nos.

TOTAL PARKING REQUIRED = 15 nos.

STAIRCASE AREA PER FLOOR

S1 - 6'0" X 11'6" = 69.00 sq.ft.
S2 - 6'0" X 11'6" = 69.00 sq.ft.
TOTAL = 138.00 sq.ft. (12.82 sq.mt.)

LIFT & LIFT AREA PER FLOOR

L1 - 6'0" X 12'0" = 64.58 sq.ft.
L2 - 6'0" X 13'6" = 81.15 sq.ft.
TOTAL = 145.73 sq.ft. (13.54 sq.mt.)

TOTAL = (138.00 + 110.00 + 51) = 299.00 sq.ft. (27.84 sq.mt.)

CARPET AREA STATEMENT

FLAT NOS. (1) / (4)

ENT. PASS.	3'-5" X 3'-6" =	7.31 sq.ft.
KITCHEN	7'-0" X 13'-9" =	96.25 sq.ft.
LIVING	12'-0" X 18'-8" =	224.00 sq.ft.
TOILET	4'-0" X 8'-0" =	32.00 sq.ft.
BED	10'-6" X 16'-4" =	171.50 sq.ft.
PASSAGE	4'-0" X 3'-0" =	12.00 sq.ft.
	10'-6" X 3'-3" =	34.13 sq.ft.
	5'-3" X 3'-0" =	15.75 sq.ft.
BED	12'-0" X 15'-0" =	180.00 sq.ft.
LESS	6'-6" X 6'-6" X 0.50 =	(-) 21.125 sq.ft.
TOILET	8'-6" X 5'-0" =	42.50 sq.ft.
TOTAL		796.04 sq.ft.
		= 73.93 sq.mt.
BALCONIES	10'-0" X 2'-6" =	25.00 sq.ft.
	10'-0" X 5'-3" =	17.50 sq.ft.
	6'-6" X 5'-3" X 0.50 =	21.125 sq.ft.
TOTAL (including balc. area)		823.54 sq.ft.
		= 76.50 sq.mt.

FLAT NOS. (2)

LIVING	10'-0" X 15'-6" =	155.00 sq.ft.
	7'-0" X 10'-0" =	70.00 sq.ft.
	5'-0" X 9'-0" =	45.00 sq.ft.
KITCHEN	8'-0" X 8'-0" =	64.00 sq.ft.
TOILET	8'-6" X 5'-0" =	42.50 sq.ft.
BED	11'-0" X 11'-0" =	121.00 sq.ft.
PASSAGE	11'-6" X 3'-6" =	40.25 sq.ft.
	5'-6" X 3'-0" =	16.50 sq.ft.
TOILET	8'-6" X 5'-0" =	42.50 sq.ft.
BED	12'-0" X 15'-0" =	180.00 sq.ft.
LESS	6'-6" X 6'-6" X 0.50 =	(-) 21.125 sq.ft.
TOTAL		696.125 sq.ft.
		= 64.67 sq.mt.
BALCONIES	10'-0" X 3'-0" =	30.75 sq.ft.
	11'-0" X 5'-6" =	121.00 sq.ft.
	6'-6" X 6'-6" X 0.50 =	21.125 sq.ft.
TOTAL (including balc. area)		848.00 sq.ft.
		= 80.78 sq.mt.

FLAT NOS. (3)

CARPET AREA OF FLT-3	=	696.125 sq.ft.
BALCONY		
	2'-0" X 5'-6" =	11.00 sq.ft.
TOTAL		707.125 sq.ft.
		= 65.65 sq.mt.

BALCONIES: 6'-0" X 3'-0" = 24.00 sq.ft.
11'-0" X 5'-6" = 121.00 sq.ft.
6'-6" X 6'-6" X 0.50 = 21.125 sq.ft.
TOTAL (including balc. area) = 873.125 sq.ft.
= 81.12 sq.mt.

FORM 1

CONTENTS OF SHEET

TYPICAL FLOOR & TERRACE PLANS, AREA DIAGRAMS, AREA CALCULATIONS & SECTION AA.

STAMP OF DATE OF RECEIPT OF PLANS	STAMP OF APPROVAL OF PLANS
	Approved Subject to Condition Mentioned in the NA NC Estate ... Asst. Eng./Ex. Eng./Dy. Engineer (City) Municipal Corporation of Greater Mumbai

CERTIFICATE OF AREA

CERTIFIED THAT I HAVE SURVEYED THE PLOT UNDER REFERENCE ON 23 SEPT. 2005 AND THAT THE DIMENSIONS OF THE ABUTS ETC. OF THE PLOT ERECTED ON SITE AND THE AREA SO MEASURED ARE AS MEASURED ON SITE AND THE AREA SO MEASURED BUT IS TAKEN TO BE ... (ONE THOUSAND SIX HUNDRED NINETY EIGHT POINT SEVEN SQUARE METRES ONLY) AND TALLIES WITH THE AREA STATED IN THE DOCUMENT OF OWNERSHIP ... ARCHITECT

REVISION	DESCRIPTION	DATE	SIGNATURE
R1	CHG. P.T. NO. / SHEET LAYOUT/MAP		

FORM I

		SQ. FT.	SQ. MTRS.
A	AREA STATEMENT		
1	AREA OF PLOT	18270.58	1698.16
2	DEDUCTIONS FOR: a. ROAD SETBACK AREA b. PROPOSED ROAD c. PROPOSED RESERVATION		
	SUB. (2+3+4)		
5	BALANCE AREA OF PLOT (1-2)	18270.58	1698.16
6	DEDUCTION FOR RECREATION GROUND (Proviso to Under Sec 38(1))	NIL	NIL
7	NET AREA OF PLOT (5-6)	18270.58	1698.16
8	ADDITIONS FOR F.S.I. AREA a. FSI b. TDR		
	SUB. (8a+8b)	30778.99	2858.74
9	TOTAL AREA (8+9)	2.50	
10	F.S.I. PERMISSIBLE		
11	F.S.I. CREDIT AVAILABLE BY USE PRACTICE	45697.48	4245.40
12	PERMISSIBLE FLOOR AREA	NIL	NIL
13	EXCESS FLOOR AREA	NIL	NIL
14	PROPOSED AREA BUILDING 'A' = 7(TYPICAL) FLR. BUILDING 'B' = 1(STILT) FLR.	45261.50	4205.04
15	EXCESS BALCONY AREA PROPOSED (1)+(2)+(3)	23.73	2.20
16	TOTAL BUILT UP AREA PROPOSED (11+15+14)	45285.23	4207.24
17	F.S.I. CONSUMED		2.47
B	BALCONY AREA STATEMENT		
1	PERMISSIBLE BALCONY AREA PER FLOOR	4245.40 SQ.M.	
2	PROPOSED BALCONY AREA PER FLOOR	BALCONY AREA STATEMENT	
3	EXCESS BALCONY AREA PER FLOOR		
4	TOTAL EXCESS BALCONY AREA FOR ALL FLOORS		
C	TENEMENT STATEMENT		
1	PROPOSED AREA OVER 1+11 NOMS		
2	DEDUCTION OF NON-RESIDENTIAL AREA (SHOPS ETC.)		
3	FSI AVAILABLE FOR TENEMENTS (5-6)		
4	TENEMENTS PERMISSIBLE (DEDUCTING)		
5	TENEMENTS PROPOSED BUILDING 'A' = 28 NOS. BUILDING 'B' = 1 NOS.		
6	TENEMENTS CREDIT		
	TOTAL DEPENDENTS ON THE PLOT		
D	PARKING STATEMENT		
1	PARKING REQUIRED BY REGULATION BUILDING 'A' = 27 NOS. BUILDING 'B' = 1 NOS.	27 NOS.	
2	COVERED GARAGES PERMITTED		
3	COVERED GARAGES PROPOSED		
4	TOTAL PARKING PROVIDED		

DESCRIPTION OF PROPOSAL AND PROPERTY

PROPOSED REDEVELOPMENT OF PLOTS BEARING ... C.S.No. 573/10 & 573 A/10 IN DADAR-MATUNGA ESTATE, PARSI COLONY, DADAR (EAST), MUMBAI - 14 'F/NORTH WARD

NAME OF OWNER
M/S SHUBH ENTERPRISES

SCALE: AS SHOWN

2 R/A

DILIP KADAM
Architect, Consultant, Interior Designer
C.O. SUNDAR APTS. M.A.C. & RD. NO.2
(WEST), MUMBAI-400 ...

10 JUL 2008

BUILDING 'A'