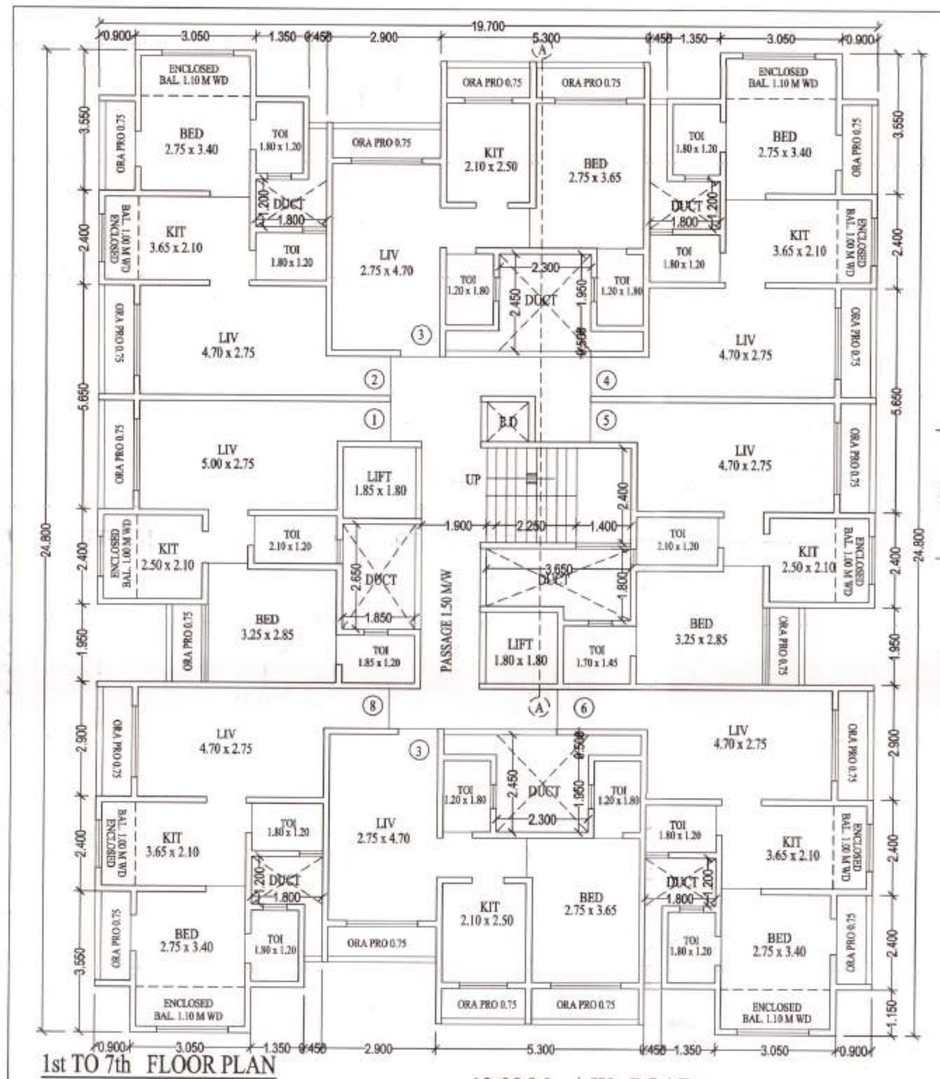
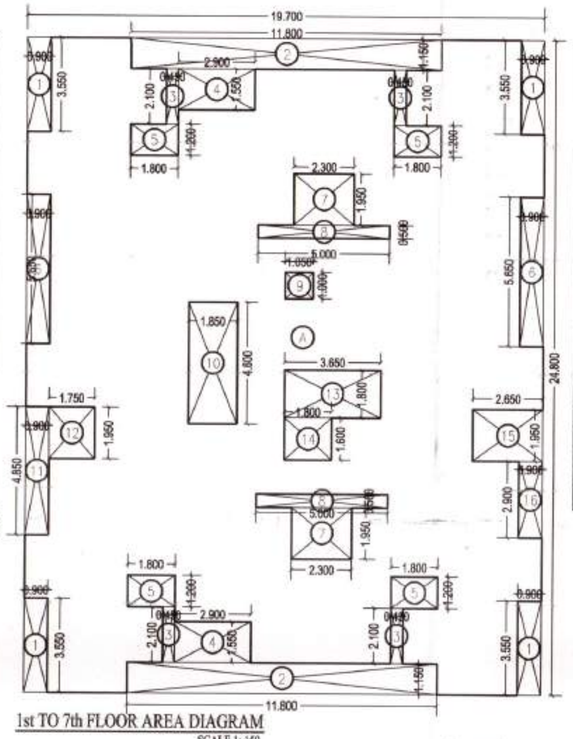
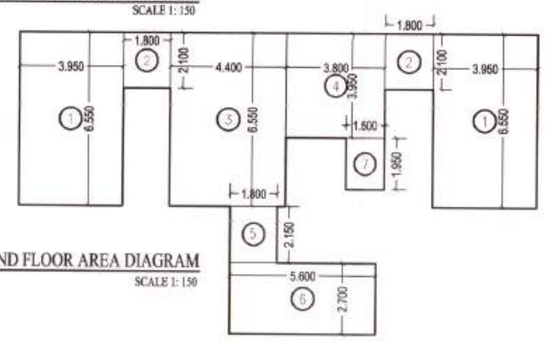


1st TO 7th FLOOR PLAN
SCALE 1: 100



1st TO 7th FLOOR AREA DIAGRAM
SCALE 1: 150



GROUND FLOOR AREA DIAGRAM
SCALE 1: 150

BUILT UP AREA CALCULATION

TYPICAL FLOOR								
A	19.700	X	24.800	X	1 NO	=	488.560	SQ.MT.
					TOTAL ADDITION	=	488.560	SQ.MT.

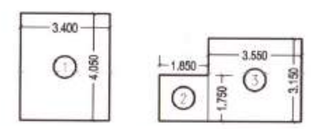
DEDUCTIONS

1	0.900	X	3.550	X	4 NOS	=	12.780	SQ.MT.
2	11.800	X	1.150	X	2 NOS	=	27.140	SQ.MT.
3	0.450	X	2.100	X	4 NOS	=	3.780	SQ.MT.
4	2.900	X	1.550	X	2 NOS	=	8.990	SQ.MT.
5	1.800	X	1.200	X	4 NOS	=	8.640	SQ.MT.
6	0.900	X	5.650	X	2 NOS	=	10.170	SQ.MT.
7	2.300	X	1.950	X	2 NOS	=	8.970	SQ.MT.
8	5.000	X	0.500	X	2 NOS	=	5.000	SQ.MT.
9	1.050	X	1.000	X	1 NO	=	1.050	SQ.MT.
10	1.850	X	4.600	X	1 NO	=	8.510	SQ.MT.
11	0.900	X	4.850	X	1 NO	=	4.365	SQ.MT.
12	1.750	X	1.950	X	1 NO	=	3.413	SQ.MT.
13	3.650	X	1.800	X	1 NO	=	6.570	SQ.MT.
14	1.800	X	1.600	X	1 NO	=	2.880	SQ.MT.
15	2.650	X	1.950	X	1 NO	=	5.168	SQ.MT.
16	0.900	X	2.900	X	1 NO	=	2.610	SQ.MT.
					TOTAL DEDUCTION	=	120.036	SQ.MT.
TOTAL BUILT UP AREA [X - Y1]						=	368.670	SQ.MT.

BUILT UP AREA CALCULATION

TYPICAL FLOOR								
1	3.950	X	6.550	X	2 NOS	=	51.745	SQ.MT.
2	1.800	X	2.100	X	2 NOS	=	7.560	SQ.MT.
3	4.400	X	6.550	X	1 NO	=	28.820	SQ.MT.
4	3.800	X	3.950	X	1 NO	=	15.010	SQ.MT.
5	1.800	X	2.150	X	1 NO	=	3.870	SQ.MT.
6	5.600	X	2.700	X	1 NO	=	15.120	SQ.MT.
7	1.500	X	1.950	X	1 NO	=	2.925	SQ.MT.
					TOTAL ADDITION	=	125.360	SQ.MT.

LOBBY, SOCIETY OFC.								
1	3.400	X	4.050	X	1 NO	=	13.770	SQ.MT.
2	1.850	X	1.750	X	1 NO	=	3.238	SQ.MT.
3	3.550	X	3.150	X	1 NO	=	11.183	SQ.MT.
					TOTAL ADDITION	=	28.191	SQ.MT.



LOBBY & SOCIETY OFFICE AREA DIAGRAM
SCALE 1: 150

Form of Statement 1
[Sr. No. 8 (a) ii]
Existing Bldg to be retained

Existing Bldg no.	Floor No.	Plinth area	Total Floor Area of Existing Building	Use/Occupancy of Floors
(1)	(2)	(3)	(4)	(5)
--	--	--	--	--

Form of Statement 3
[Sr. No. 9 (g)]
Area Details of Apartment

Building no.	Floor No.	Apartment No.	Carpet Area of Apartment	Area of Balcony Attached to Apartment	Area of Double height terraces attached to flat
1	2	3	4	5	6

Form of Statement 2
[Sr. No. 9 (a)]
Proposed Building

Building no.	Floor No.	Total Built-up area of floor, as per outer construction line
(1)	(2)	(4)
1	GR/STILT + 7	2734.24

S U M M A R Y		TENEMENT SUMMARY		
FLOOR	BUILT UP AREA	FLOOR	TENEMENT Nos	SHOP
GROUND	125.36	GROUND		5
1ST	368.67	1ST	8	-
2ND	368.67	2ND	8	-
3RD	368.67	3RD	8	-
4TH	368.67	4TH	8	-
5TH	368.67	5TH	8	-
6TH	368.67	6TH	8	-
7TH	368.67	7TH	8	-
TOTAL	2706.05 SQ.M	TOTAL	56	

TOTAL BUILT UP AREA	=	2706.05 SQ.M
LOBBY	=	28.19
TOTAL AREA TOWARDS FSI	=	2734.24

PARKING REQ. FOR RESI. : NON-CONGESTED AREA(TABLE-8, SR NO 1(C))

TENEMENTS SIZE B.UP AREA	TOTAL TENEMENTS PROPOSED	required parking rate (ats for every 100 sq.mt. for comm.		REQ. No. OF PARKING SPACES		PROPOSED PARKING SPACES	
		CAR	SCOOTER	CAR	SCOOTER	CAR	SCOOTER
For every two tenement with each tenement having carpet area equal to or above 40 sq.m but less than 80 sq.m	--	--	--	--	--	30.0	68.0
For every two tenement with each tenement having carpet area less than 40 sq.m but more than 30 sq.m	56	1	2	28	56		
COMMERCIAL - 106.37 SQ.MT		2	6	2	12		
MULTIPLICATION ON FACTORE 0.7 FOR MMR REGION						30.0x0.6 = 18.00	68.0x0.6=40.80
ADD 5% VISITOR PARKING REQ. USE						18.00x5% = 0.9	40.8x5%=2.04
REQD. PARKING						18.00+0.9=18.9 prop car - 19 nos	40.8+2.04=42.84 prop sc - 43 nos

PARKING AREA STATEMENT

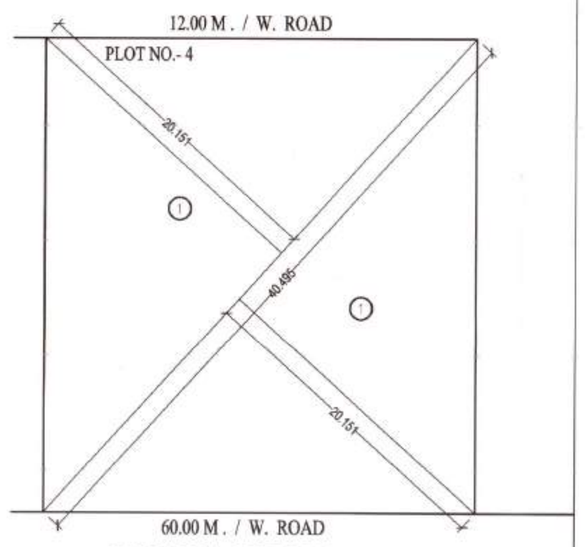
	CAR	SCOOTER
BLDG - STILT	19 nos	22 nos
OPEN SPACE PARKING	--	21 nos
TOTAL	19 nos	43 nos

RERA CARPET AREA STATMENT

GROUND FLOOR	
SHOP.NO.	AREA IN SQ.MT.
001	26.32
002	19.46
003	7.66
004	12.31
005	26.32

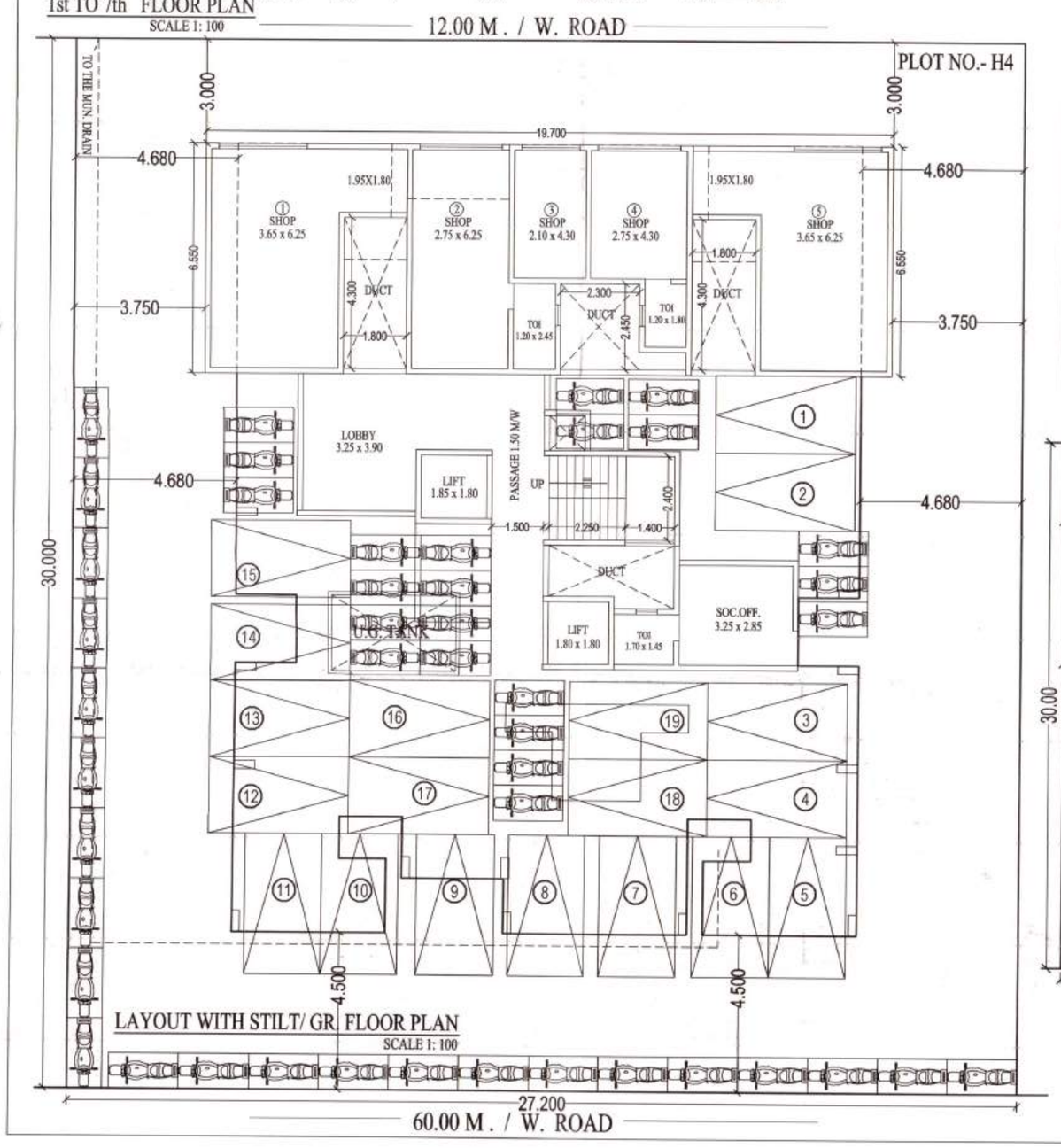
RERA CARPET AREA STATMENT

TYPICAL FLOOR	
FLAT.NO.	AREA IN SQ.MT.
101,201,301,401,501,601,701	37.46
102,202,302,402,502,602,702	37.48
103,203,303,403,503,603,703	36.61
104,204,304,404,504,604,704	37.33
105,205,305,405,505,605,705	37.60
106,206,306,406,506,606,706	38.13
107,207,307,407,507,607,707	36.61
108,208,308,408,508,608,708	37.48

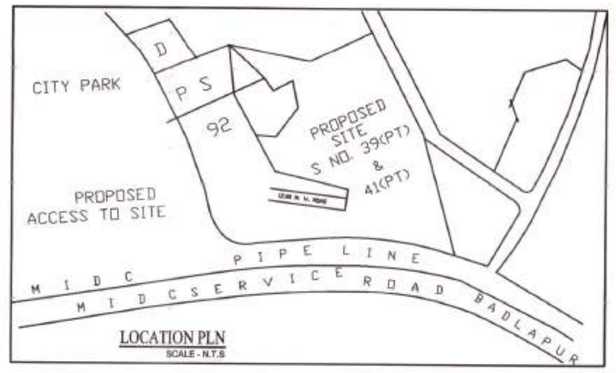


PLOT AREA LINE DIA.
SCALE 1:250

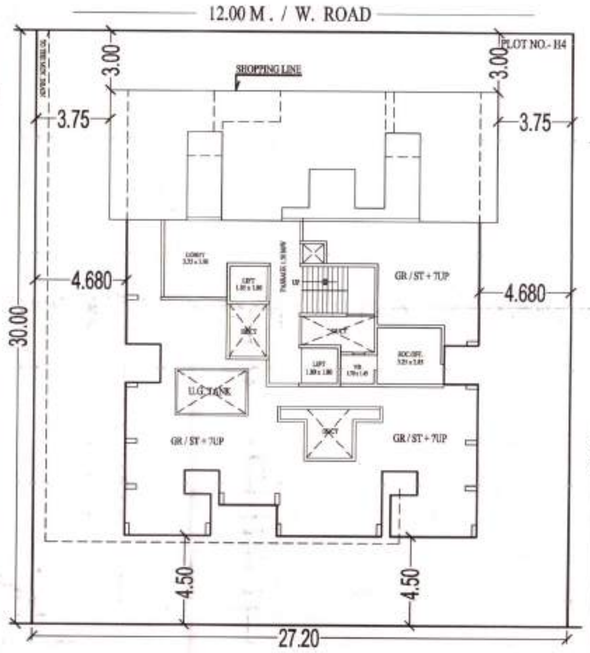
PLOT AREA									
1	1/2	X	40.495	X	20.151	X 2 NOS	=	816.015	SQ.MT.
						TOTAL ADDITION	=	816.015	SQ.MT.
						SAY	=	818.72	SQ.MT.



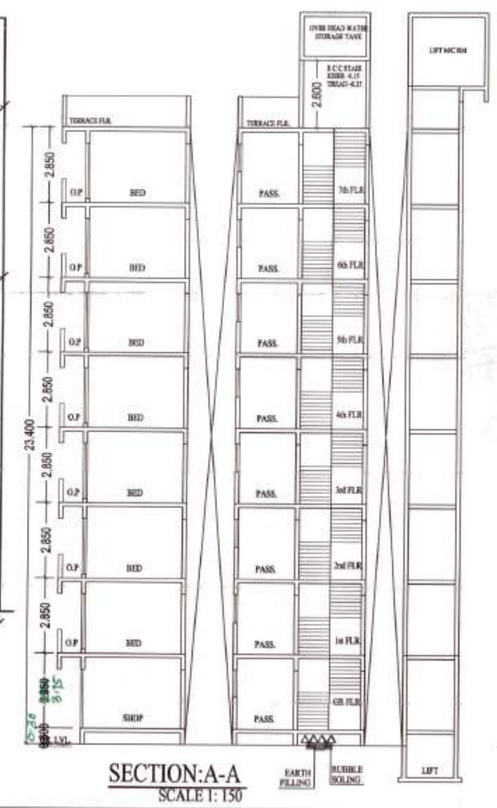
LAYOUT WITH STILT/ GR. FLOOR PLAN
SCALE 1: 100



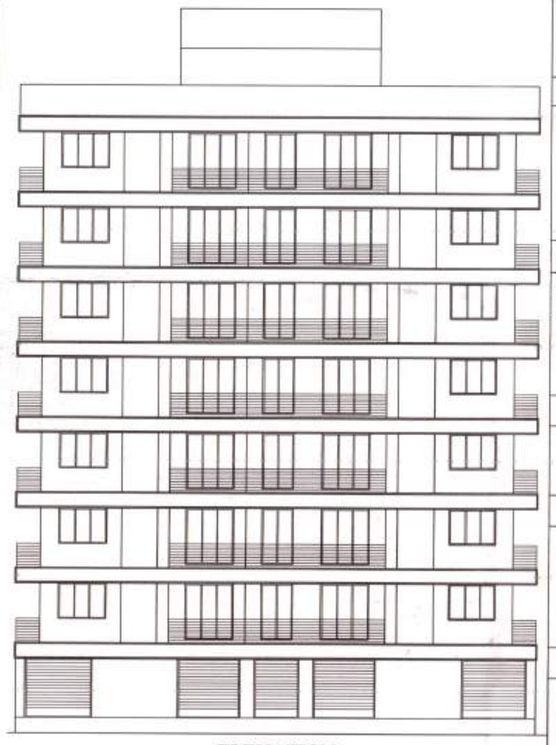
LOCATION PLN
SCALE - N.T.S



BLOCK PLAN
SCALE 1: 200



SECTION:A-A
SCALE 1: 150



ELEVATION
SCALE 1: 150

STAMP OF APPROVAL OF PLAN

CONTENTS OF SHEET: FLOOR PLANS, SECTION , ELEVATION, BLOCK PLAN , AREA DAI. & STATEMENT. PARKING AREA, LOCATION PLAN.

बांधकाम नकाशे मंजूरी
..... रेगांवे दूरूस्ती दाखल्याप्रमाणे व बांधकाम
प्रारंभ पत्र क्र. अं.न.प./नरि/बांध/39-xx/23280/2023/930
दि.25/x/2023 ..... मध्ये घालून दिलेल्या अटी प्रमाणे
आता पर्यंत एकूण मंजूरी दिलेले क्षेत्र ..... चौ.मी.

महापालिका नगररचनाकार
अंबरनाथ नगरपरिषद, अंबरनाथ

मुख्याधिकारी तथा निर्णयक प्राधिकारी
अंबरनाथ नगरपरिषद, अंबरनाथ

	AREA STATEMENTS	SQ.MT
1.	Area of plot	
	(a) As per ownership document (7/12, CTS extract)	818.72
	(b) as per measurement sheet	
	(c) as per site	
2.	Deduction for	
	(a) Proposed D.P./ D.P. Road widening Area/Service Road / Highway widening	--
	(b) Any D.P. Reseravtion area	--
	(Total a+b)	--
3.	Balance area of plot (1+2)	818.72
4.	Amenity Space (if applicable)	
	(a) Required -	--
	(b) Adjustment of 2(b), if any -	--
	(c) Balance Proposed -	--
5.	Net Plot Area (3-4 (c))	818.72
6.	Recreational Open space (if applicable)	--
	(a) Required -	--
	(b) Proposed -	--
7.	Internal Road area	--
8.	Plotable area (if applicable)	--
9.	Built up area with reference to Basic F.S.I as per front road width (Sr. No. 5 x basic FSI) 60.00 mt wd dp = 818.72 x 1.10 = 900.59	900.59
10.	Addition of FSI on payment of premium	
	(a) Maximum permissible premium FSI - based on road width / TOD Zone.	0.30
	(b) Proposed FSI on payment of premium. 818.72 x 0.30% = 245.61	245.62
11.	In-situ FSI /TDR loading	--
	(a) In-situ area against D.P road [2.0 x Sr. No. 2 (a)], if any	--
	(b) In-situ area against Amenity Space if handed over (2.00 or 1.85 x sr. No.4 (b) and / or (c)).	--
	(c) TDR area PURCHASE TDR - 550.00	550.00
	(d) Total in-situ / TDR loading proposed (11 (a)+(b)+(c))	
12.	Additional FSI area under Chapter No.7	
13.	Total entitlement of FSI in proposal	
	(a) (9+10(b)+11(d) or 12 whichever is applicable.	1696.21
	(b) Ancillary Area FSI upto 60% or 80%with payment of charges. 1696.20 - 106.37 = 1589.83 106.37 x 80 % = 85.09 1589.83 x 60 % = 953.98	1039.07
	(c) Total entitlement (a+b)	2735.28
14.	Maximum utilization limit of F.S.I. (building potential) Permissible as per Road width {(as per Regulation No. 6.1 or 6.2 or 6.3 or 6.4 as applicable) x 1.6 or 1.8}	--
15.	Total Built-up Area in proposal. (excluding area at Sr .No.17b)	
	(a) Existing Built-up Area.	--
	(b) proposed Built-up Area (as per 'P-line')	2734.24
	(c) Total (a+b)	2734.24
16.	F.S.I. Consumed (15/13) (should not be more than serial No. 14 above.)	1.00
17.	Area for inclusive Housing, if any	
	(a) Required (20% of Sr. No.5)	--
	(b) Proposed	--

*CERTIFICATE OF AREA

Certificate that the plot under reference was surveyed by me on _____ and the dimensions of sides etc. of plot stated on plan are as measured on site and the area so worked out tallies with the area stated in document of Ownership / T.P. Scheme Records / Land Records Department / City Survey records.

Signature of Architect / Licenced Engineer / Structural Engineer / Supervisor.

Owner's Declaration-

I/We undersigned hereby confirm that I/We would abide by plans approved by Authority / Collector. I/We wouie execute the strcture as per approved plans. Also I/We would execute the work under supervision of proper technical person so as to ensure the quality and safety at the work site.

owner (s) name signature
SHRI.

SIGNATURE OF OWNER / P.O.A. HOLDER
SHRI.
For Morivali Richmand Park Co-op. Hsg. Soc. Ltd.
Chairman / Secretary / Treasurer

DESCRIPTION OF PROPOSAL & PROPERTY

PROPOSED BUILDING ON PLOT NO. -H4
MORIVALI RICHMAND CO-OP HOUSING SOCIETY LTD. ,
AT - MORIVALI, TAL- AMBERNATH , DIST.- THANE.

NAME & SIGNATURE OF ENGINEER

PRAMOD S. KAMBLE
(B.E. CIVIL) AMIE.
GR. FL. OMKARPRABHA ,
OPP. VADVALI MARKET , B. CABIN RD,
AMBERNATH (E).
LICENSED No. AMC-CATAM/2020/APL/00042