

TABLE NO - I

PROPOSED BUILT UP AREA STATEMENT									
SR. NO.	WING	FLOOR NO.	PROPOSED BUILT UP AREA (in sq.m)		Total (4+5) (in sq.m)	Staircase/fit/ft lobby area (in sq.m)	Commercial	Residential	Flat/NR/Society office /fitness centre/Refuge area
			(4)	(5)					
1	A	Ground	---	0.35	0.35	---	---	---	FITNESS CENTER BUA=60.34 SQ.MT
		1st	207.89	0.35	208.24	---	---	---	FLAT
		2nd	269.57	0.35	269.92	---	---	---	FLAT
		3rd	269.57	0.35	269.92	---	---	---	FLAT
		4th	269.57	0.35	269.92	---	---	---	FLAT
		5th	269.57	0.35	269.92	---	---	---	FLAT
		6th	269.77	0.35	270.12	---	---	---	FLAT
		7th	269.77	0.35	270.12	---	---	---	FLAT
		8th	185.95	0.35	186.30	---	---	---	REFUGE AREA = 72.28 SQ.MT+FLAT
		9th	269.77	0.35	270.12	---	---	---	FLAT
		10th	269.77	0.35	270.12	---	---	---	FLAT
		11th	269.77	0.35	270.12	---	---	---	FLAT
		12th	269.77	0.35	270.12	---	---	---	FLAT
		13th	269.77	0.35	270.12	---	---	---	FLAT
		14th	269.77	0.35	270.12	---	---	---	FLAT
2	Total BUA Proposed		3630.28	5.25	3635.53	---	---	---	1195.86
3	Fungible Compensatory Area Proposed (as proposed)				942.53				
4	Net BUA Proposed(2-3)				2693.00				
5	Fleiss Centre				Permissible 3635.53 x 2% = 72.71 SQ.MT				PROVIDED AT 1ST FLOOR
6	Society Office				PERMISSIBLE = 20.00 SQ.MT				PROVIDED AT 8TH FLOOR
7	Amenity area/ BUA in sq.m(Reg 14A/14B)				NA				
8	I/PH Provided				NA				

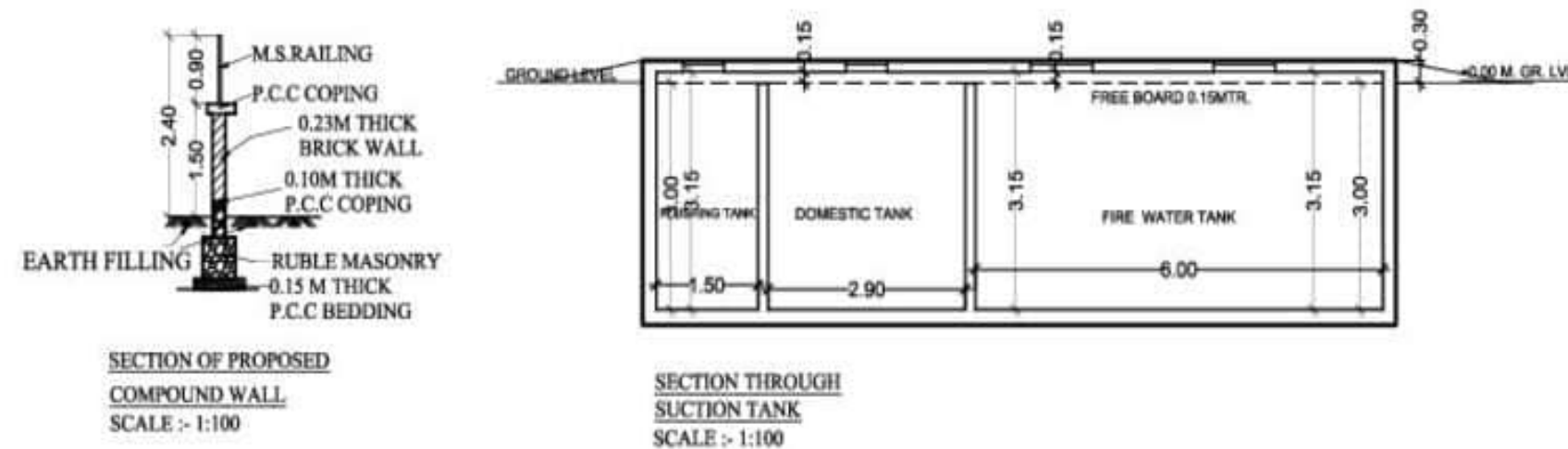
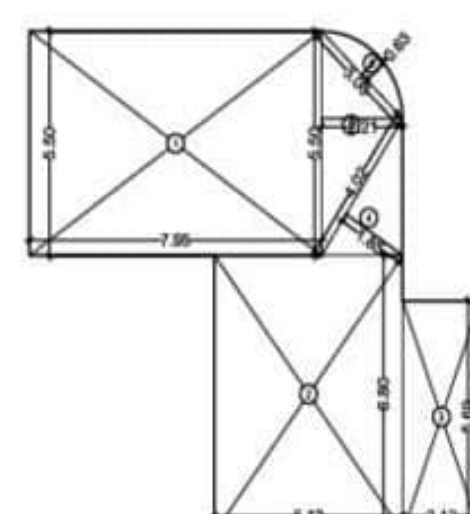
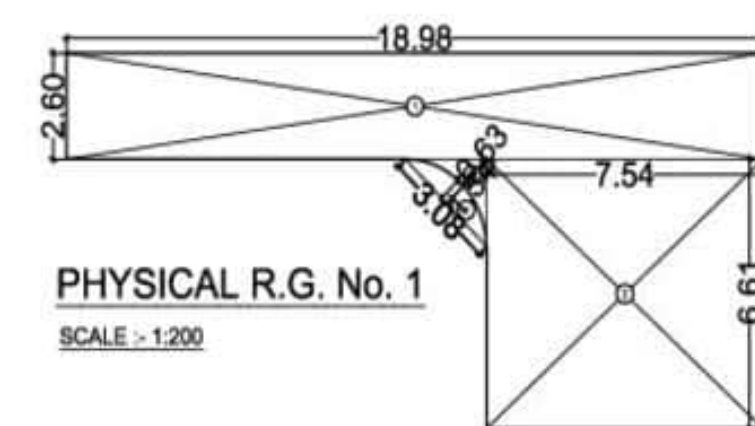


TABLE NO IV PARKING SPACES STATEMENT														
SR. NO.	WING	FLOOR	CARPET AREA OF TENEMENT IN SQ.MT						NO OF TENEMENT PROPOSED PER FLOOR	NO. OF TENEMENT IN GROUP OF REQUIRED PARKING SPACE				TOTAL PARKING
			WING - A		WING - B		BELOW 45 SQ.MT	ABOVE 45 TO 90 SQ.MT		ABOVE 90 TO 150 SQ.MT	ABOVE 150 SQ.MT			
			FLAT NO 1	FLAT NO 2	FLAT NO 1	FLAT NO 2						FLAT NO 3	FLAT NO 4	
1	2	3	4	5	6	7	8	9	10	11	12	13	14	
RESIDENTIAL -														
1	A	GR FLOOR	--	--	--	--	--	--	--	--	--	--	--	
		1st	34.58	--	47.34	35.00	62.30	--	04	02	01	01	--	
		2nd	35.77	54.31	47.34	35.00	62.30	--	05	02	02	01	--	
		3rd	35.77	54.31	47.34	35.00	62.30	--	05	02	02	01	--	
		4th	35.77	54.31	47.34	35.00	62.30	--	05	02	02	01	--	
		5th	35.77	54.31	47.34	35.00	62.30	--	05	02	02	01	--	
		6th	35.77	54.31	47.34	35.00	62.30	--	05	02	02	01	--	
		7th	35.77	54.31	47.34	35.00	62.30	--	05	02	02	01	--	
		8th	--	54.31	47.34	--	33.24	25.77	04	04	02	--	--	
		9th	35.77	54.31	47.34	35.00	33.24	25.77	06	04	02	--	--	
		10th	35.77	54.31	47.34	35.00	33.24	25.77	06	04	02	--	--	
		11th	35.77	54.31	47.34	35.00	33.24	25.77	06	04	02	--	--	
		12th	35.77	54.31	47.34	35.00	33.24	25.77	06	04	02	--	--	
		13th	35.77	54.31	47.34	35.00	33.24	25.77	06	04	02	--	--	
14th	35.77	54.31	47.34	35.00	33.24	25.77	06	04	02	--	--			
2 Total Residential Tenements (For Tenement Density)									76	44	27	05	--	
3 Required parking spaces (From 2 above)									11	13.50	--	--	--	
4 10% Visitors Parking (25%) OR Min 1 NOS									--	--	--	--	2.85 NOS	
5 Total Required parking spaces for residential tenements (3+4)									--	--	--	--	32.45 NOS	
6 Total parking spaces permissible/tenement wise and shall not be more than No. of T/S									--	--	--	--	78.50 NOS	
7 (B) Commercial														
8	Description		Parking Requirement						BUA in SQ.M		No. of parking required			
9	a) Commercial/T Park		101 for every 40 sq.m upto 800sq.m						101 for every 80 sq.m exceeding 800sq.m		N/A			
10	b) Commercial shopping		101 for every 150 sq.m for shop upto 20 sq.m						101 for every 30 sq.m for shop over 20 sq.m		N/A			
11	c) Others		101 for every 150 sq.m for shop upto 20 sq.m						101 for every 30 sq.m for shop over 20 sq.m		N/A			
12	d) 10% Visitors (min 2 nos)													
13 Total required parking spaces for commercial user														
14 Total parking spaces for residential-commercial + (5+13)														
15 Maximum free permissible parking spaces									[No of Tenants having Carpet area less than 90.00 sqm + Parking spaces required for Tenements having carpet area more than 90.00 sqm + 10% of 150 or 14 or 14 or 14 or 14 whatever is more (76+16.52+ 32.22 nos) = (32.45+ 16.22 + 48.87 nos)]					
16 Total parking spaces provided									49.00 NOS					
17 10% additional parking spaces for vehicle holding area(15x10%)									4.90 NOS					
18 Excess to required parking spaces provided(16-14)									NA					
19 100% of required parking spaces permissible free of F/B without charging premium=14x50%									16.22 NOS					
20 Details of parking spaces provided														
Sr.No		Floor	SMALL		BIG		TOTAL							
1.		S	17		32		49							
2.		S	17		32		49							
Total			35.00 %		65.00 %		100 %							



R.G. AREA CALCULATION	
R.G. REQ. = 1346.50 X 15% = 201.97 SQ.MT.	
R.G. PROPOSED = 202.03 SQ.MT.	
R.G. 1 PROPOSED = 100.27 SQ.MT.	
R.G. 2 PROPOSED = 101.76 SQ.MT.	
TOTAL R.G. PROPOSED = 202.03 SQ.MT.	

PAVED R.G. No. 2	
R.G No 2	
1	7.95 X 5.50 X 1 NO = 43.73 SQ.MT.
2	5.13 X 6.80 X 1 NO = 34.88 SQ.MT
3	2.12 X 5.69 X 1 NO = 12.06 SQ.MT
4	12 X 4.02 X 1.85 X 1 NO = 3.72 SQ.MT.
5	12 X 5.50 X 2.21 X 1 NO = 6.08 SQ.MT
6	203 X 3.06 X 1.85 X 1 NO = 1.29 SQ.MT
TOTAL PAVED R.G. No. 2 AREA = 101.76 SQ.MT	

TABLE NO - III					
FUNGIBLE COMPENSATORY AREA STATEMENT					
Sr. No.	Description	Commercial	Residential	Total	BUA in sq. mt.
1	(A) REBAA				
1	Existing BUA of the building to be demolished:	-	-	-	-
a	Commercial structure existing prior to 01-04-1982	-	-	-	-
b	Commercial structure existing prior to 17-06-1962	-	-	-	-
c	As per OC Plan/ BCC Plan Approved upto CE/16/1982/201/101	-	1197.18	1197.18	1197.18
d	As per approved plan and CC granted Approved upto CE/16/1982/201/101	-	-	-	-
e	Others Society	-	-	-	-
2	Existing BUA excluding Section 18 (B) lobby /ratio of the building to be demolished or for individual building (a) of (b) or (c) or (d) or (e)	1197.18	1197.18	1197.18	1197.18
2	Permissible Funlgible Area for rehab without changing priority (25% of 15g) section - (3+4)	-	419.01	419.01	419.01
3	Funlgible Area available for rehab compensation (Total of Col. no. 14+Col. no. 15) (Table No. 3)	-	419.01	419.01	419.01
4	Funlgible Area in replacement (Total of Col. no. 14+Col. no. 15 of Table No. 3)	-	-	-	-
5	Funlgible Area in replacement (Total of Col. no. 14+Col. no. 15 of Table No. 3)	-	-	-	-
(B) SALE COMPONENT					
5	Permissible BUA				
		Net Area 15g	50% Adst 15g	ADM 15g (25% of 15g) Adst 15g	Total
		1346.50	673.25	673.25	2693.00
		Commercial	Residential	Total	
	Net Built up area proposed (Sr. No. 4 of Table No. 3)	-	2693.00	2693.00	2693.00
	Permissible Funlgible Area (35.5% of no. 6)	-	942.50	942.50	942.50
	Funlgible Area available for sale (7-2)	-	923.54	923.54	923.54

TABLE NO - V		
Computation of Incentive BUA for proposal under Sec. 30 (3) (7) (B)		
Sr. No.	Description	BUA in SQ. MT.
1	EXISTING BUA INCLUDING NR USER BUAAREA OF COLUMN NO 11g) OF TABLE NO II	1216.55
2	15% INCENTIVE BUAAREA ON 1 ABOVE	182.78
3	NO. OF RESIDENTIAL TENEMENTS AS PER APPROVED PLAN, RESIDENTIAL TENEMENTS AS PER SR. NO. 11, TABLE NO. II	36.00 NOS
4	INCENTIVE BUAAREA BASED ON NO. OF RESIDENTIAL TENEMENTS (SR. NO. 3X 10.00)	360.00 sq mt
5	PERMISSIBLE INCENTIVE BUAAREA WHICH EVER IS MORE OUT OF SR.NO 2 & SR.NO 4 ABOVE	360.00 sq mt

NOTE:- PROPOSAL SUBMITTED AFTER 27.05.2016 ARE ELIGIBLE FOR INCENTIVE FSI UNDER REG. 33(3)(B)