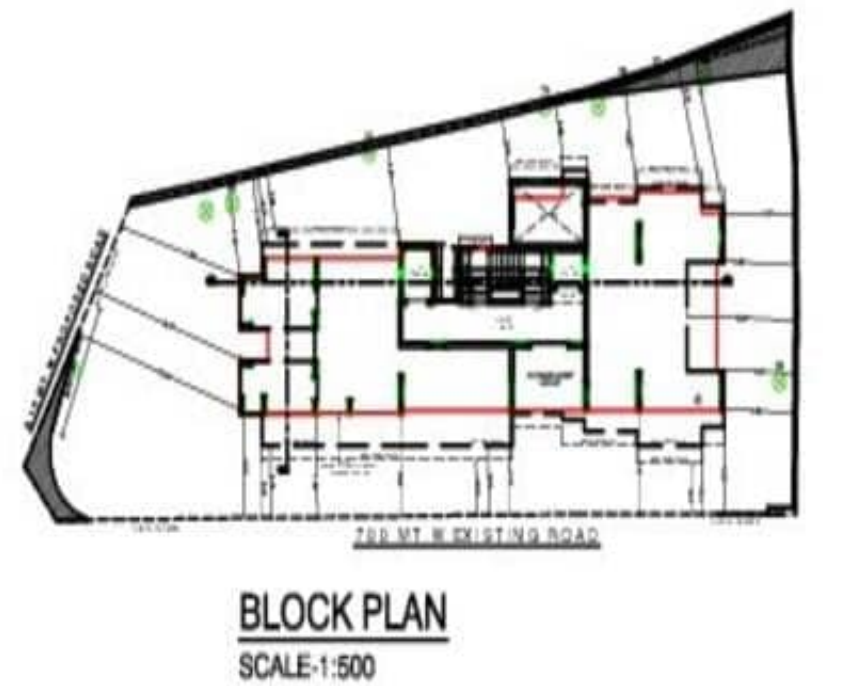
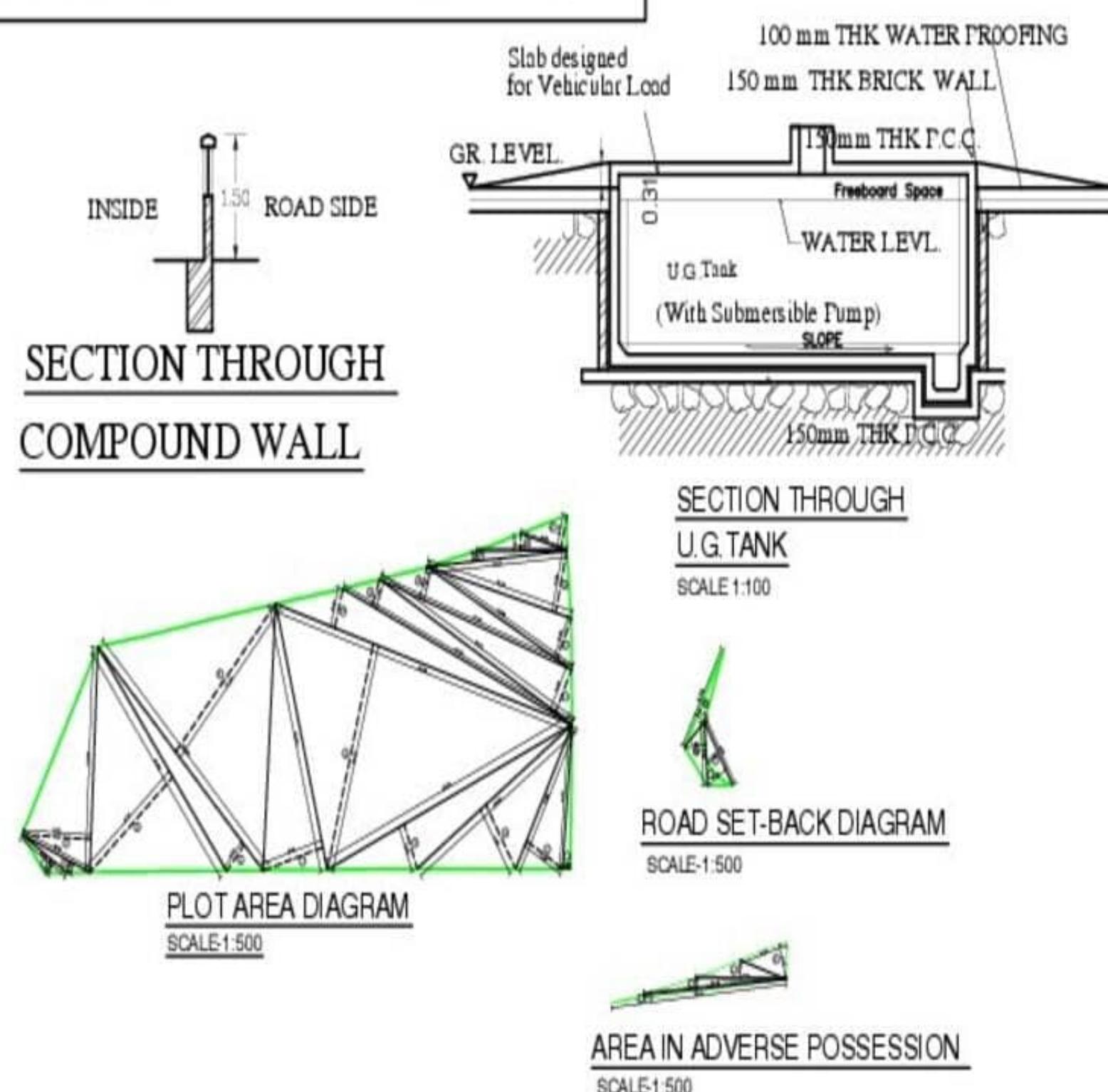




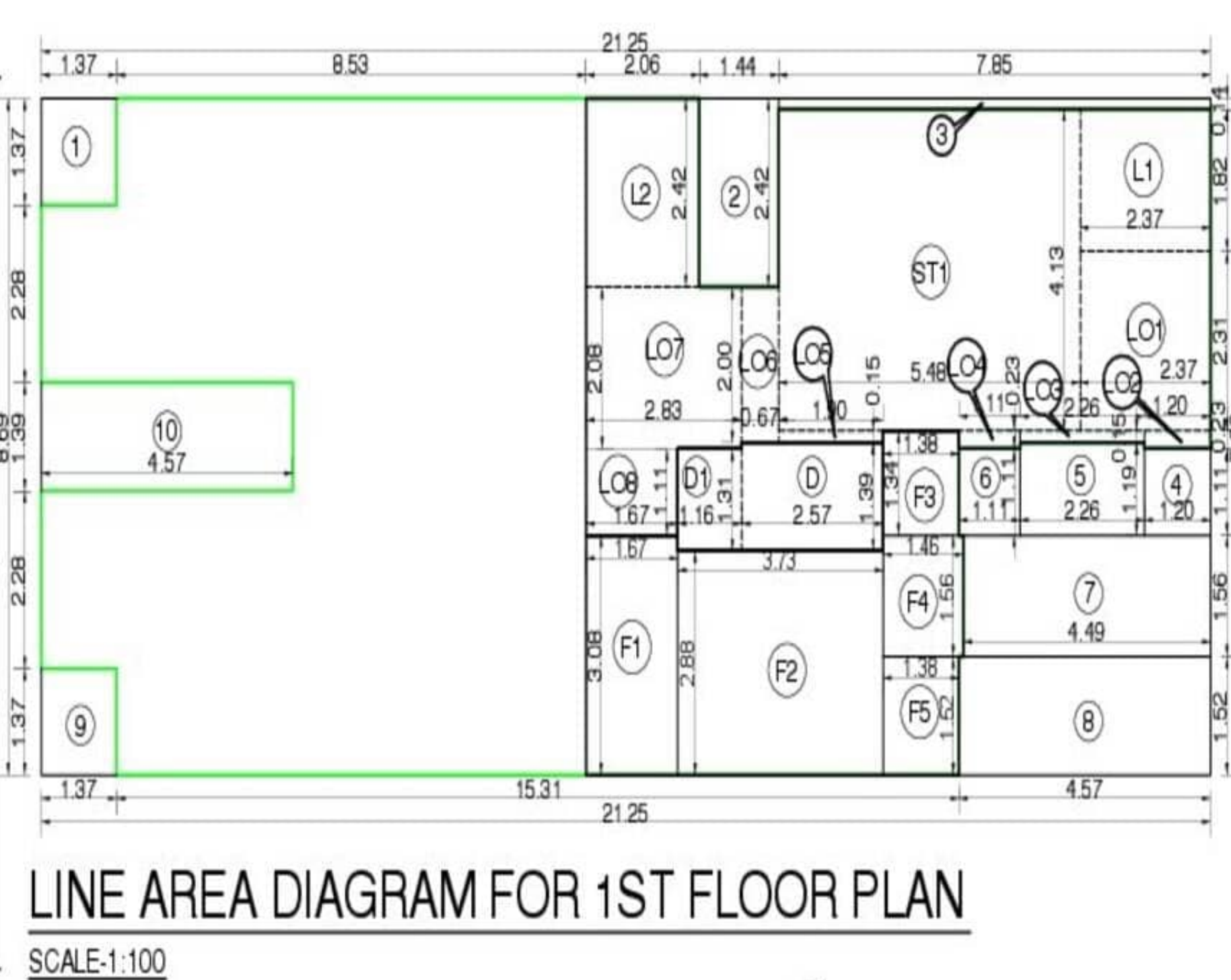
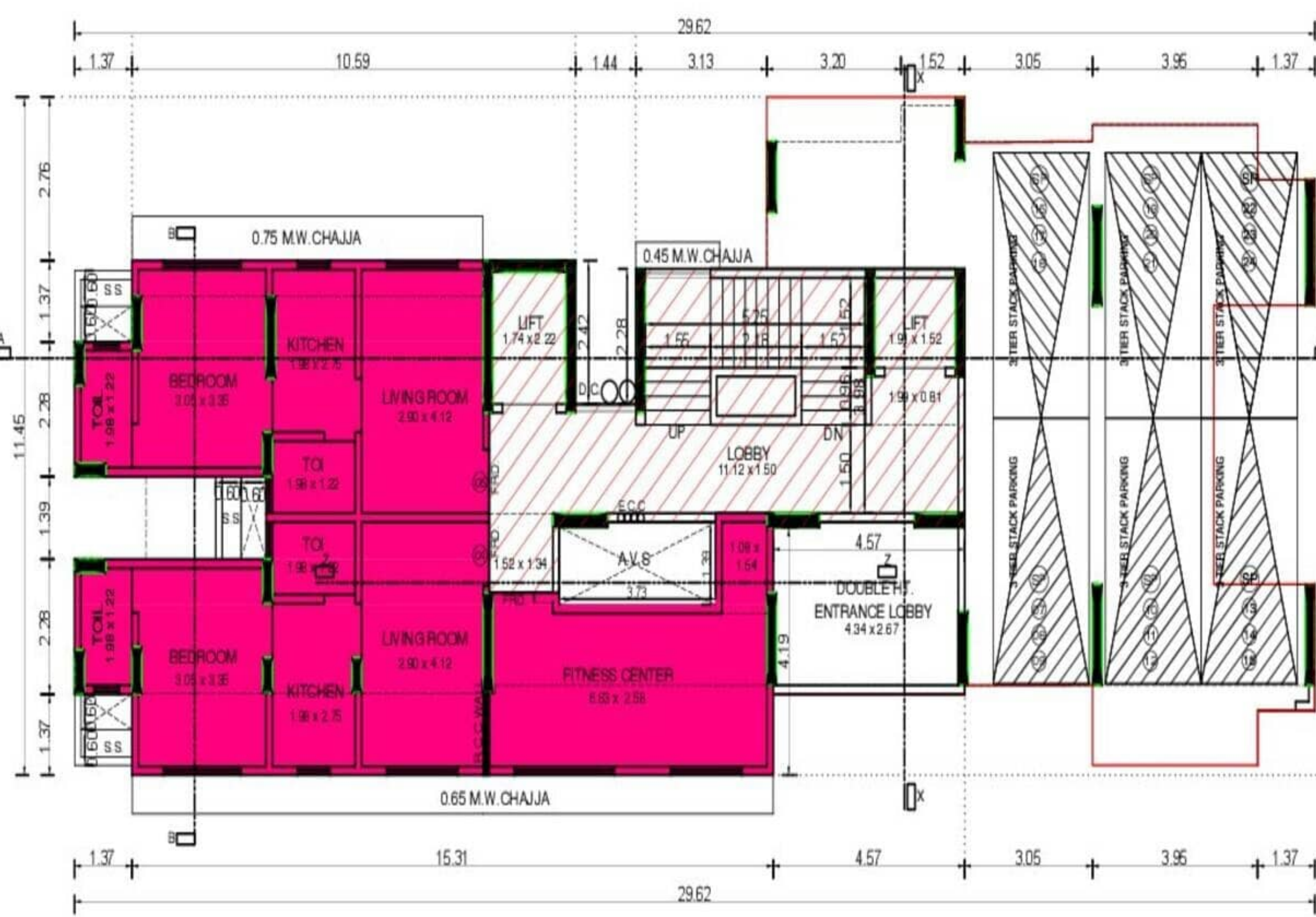
BUILT UP AREA STATEMENT				
FLOORS	NET CONSTRUCTION AREA	SOCIETY OFFICE FITNESS CENTER	STAIRCASE & LIFT, LOBBY AREA	BUILT-UP AREA
GROUND	0.00	0.00	0.00	0.00
1ST	146.42	22.86	47.64	75.92
2ND	242.81	0.00	44.97	197.84
3RD	252.20	0.00	44.97	207.23
4TH	252.20	0.00	44.97	207.23
5TH	253.78	0.00	44.77	209.01
6TH	109.6300	0.00	44.77	64.86
7TH	44.77	0.00	44.77	0.00
8TH	44.77	0.00	44.77	0.00
9TH	44.77	0.00	44.77	0.00
10TH	44.77	0.00	44.77	0.00
TOTAL	1436.12	22.86	451.17	962.09

EXCESS FITNESS CENTER AREA = 2.65 SQ.MT.
TOTAL BUA = 2.65 + 962.09 = 964.74 SQ.MT.

A) TOTAL PROPOSED BUILT UP AREA	= 964.74	SQ. MT
B) FUNGIBLE F.S.I FOR RESIDENTIAL USE WITHOUT CHARGING PREMIUM 617.32 X 35% = 216.06	= 116.26	SQ. MT
C) FUNGIBLE F.S.I FOR RESIDENTIAL USE WITH CHARGING PREMIUM	= 125.58	SQ. MT
D) TOTAL FUNGIBLE F.S.I CLAIMED	= 241.84	SQ. MT
E) NET BUA = 964.74 - 241.84	= 722.90	SQ. MT



PLOT AREA CALCULATION						
PLOT AREA	1	2	3	4	5	6
1	4.48	X	0.99	X	0.50	2.22
2	6.25	X	0.75	X	0.50	2.34
3	13.70	X	5.92	X	0.50	40.55
4	17.52	X	9.16	X	0.50	80.24
5	19.64	X	2.20	X	0.50	21.60
6	19.64	X	12.43	X	0.50	122.06
7	16.72	X	5.32	X	0.50	44.48
8	26.48	X	14.27	X	0.50	188.93
9	22.78	X	2.93	X	0.50	33.37
10	15.90	X	4.62	X	0.50	36.73
11	9.99	X	3.50	X	0.50	17.48
12	8.79	X	0.68	X	0.50	2.99
13	18.71	X	2.93	X	0.50	27.41
14	26.48	X	2.48	X	0.50	32.84
15	21.34	X	1.76	X	0.50	18.77
16	17.36	X	1.99	X	0.50	17.26
17	13.89	X	2.78	X	0.50	19.30
18	12.78	X	3.86	X	0.50	24.66
19	12.03	X	0.61	X	0.50	3.67
20	7.77	X	1.06	X	0.50	4.12
21	4.08	X	2.10	X	0.50	4.28
TOTAL						745.31
ROAD SET - BACK AREA						
R1	6.79	X	0.70	X	0.50	2.37
R2	3.91	X	1.80	X	0.50	3.51
R3	4.57	X	1.85	X	0.50	4.22
TOTAL						10.09
ROAD SET - BACK AREA = 10.09 - 3.28 = 6.80 SQ.MT.						
AREA IN ADVERSE POSSESSION						
1	15.10	X	0.23	X	0.50	1.74
2	12.19	X	0.67	X	0.50	4.08
3	7.80	X	1.12	X	0.50	4.37
4	4.13	X	2.17	X	0.50	4.48
TOTAL						14.67

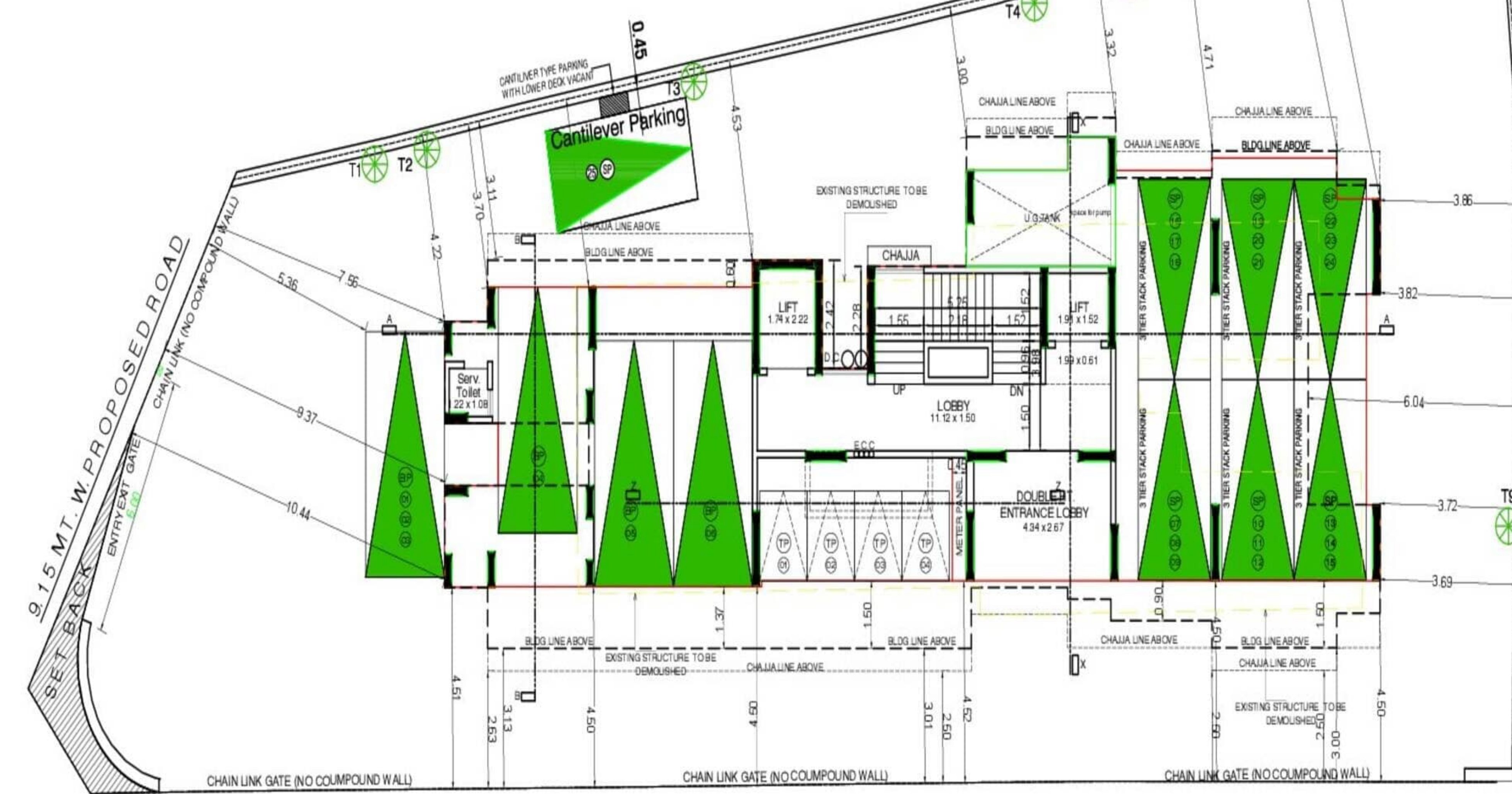


1ST Floor Plan Built Up Area Calculation				
NO.	LENGTH	X	WIDTH	TOTAL
A	21.25	X	8.69	184.66
DEDUCTIONS				
1	1.37	X	1.37	1.88
2	1.44	X	2.42	3.48
3	7.85	X	0.14	1.10
4	1.20	X	1.11	1.33
5	2.26	X	1.19	2.69
6	1.11	X	1.11	1.23
7	4.49	X	1.56	7.00
8	4.57	X	1.52	6.95
9	1.37	X	1.37	1.88
10	4.57	X	1.39	6.35
D	2.57	X	1.39	3.57
D1	1.16	X	1.31	1.52
TOTAL				38.99
NET CONSTRUCTION AREA				145.88
FITNESS CENTER				
F1	1.67	X	3.08	5.14
F2	3.73	X	2.88	10.74
F3	1.38	X	1.34	1.85
F4	1.46	X	1.56	2.28
F5	1.38	X	1.52	2.10
TOTAL				22.11
STAIRCASE / LIFT / LOBBY				
ST1	5.48	X	4.13	22.63
L1	2.37	X	1.82	4.31
L2	2.06	X	2.42	4.99
LO1	2.37	X	2.31	5.47
LO2	1.20	X	0.23	0.28
LO3	2.26	X	0.15	0.34
LO4	1.11	X	0.23	0.26
LO5	1.90	X	0.15	0.29
LO6	0.67	X	2.00	1.34
LO7	2.83	X	2.08	5.89
LO8	1.67	X	1.11	1.85
TOTAL				47.64
TOTAL DEDUCTION AREA				108.74
TOTAL BUILT-UP AREA				75.92

FIRST FLOOR PLAN
SCALE:1:100

LINE AREA DIAGRAM FOR 1ST FLOOR PLAN
SCALE:1:100

FITNESS CENTER
6.53 x 2.78
Total BUA = 17.95 Sq.mt.
Road (C) Area = 19.48 Sq.mt.
Prop. Area = 22.11 Sq.mt.
Excess Area = 2.65



GROUND FLOOR PLAN
SCALE:1:100

NO. OF CAR PARKING : 25.00 NO.

7.00 MT. W. EXISTING ROAD

PARKING AREA STATEMENT AS PER DCPR 2034			
CARPET AREA IN SQ.MTS	TOTAL NO OF PLATS	PARKING PERMISSIBLE AS PER D.C. RULES	PARKING REQUIRE
BELOW 45.00	18	1 PARKING FOR 4 TENEMENT	4.50
45.00 TO 60.00	6	1 PARKING FOR 2 TENEMENT	3.00
60.00 TO 90.00	0	1 PARKING FOR 1 TENEMENT	0
90.00 ABOVE	0	2 PARKING FOR 1 TENEMENT	0
TOTAL PARKING	24		7.50
50% ADDITIONAL PARKING (7.50 X 50%) = 3.75			9.75
5% ADDITIONAL PARKING FOR VISITORS			0.56
TOTAL PARKING REQUIRED			11.81
TOTAL NO OF PARKING PROPOSED			25.00

P-5776/2020/(2160/1) R/C WARD		1/4
PROFORMA - A		SQ. MTS.
A	AREA STATEMENT	
1)	AREA AS PER PR CARD	729.70
2)	DEDUCTION	-----
3)	ROAD SET BACK AREA	6.80
4)	NET AREA OF PLOT (1 - 2)	722.90
5)	DEDUCTIONS FOR	
a)	15 % RECREATIONAL GROUND AREA OF NET PLOT	-----
b)	10 % AMENITY SPACE (IF DEDUCTIBLE FOR IND)	-----
6)	BALANCE AREA OF PLOT (3 - 4)	722.90
7)	F.S.I PERMISSIBLE	1.00
8)	TOTAL AREA (5 x 6)	722.90
9)	ADDITION FLOOR SPACE INDEX (AS PER SECTION 32 OF DCPR 2034)	
a)	100 % ROAD SET-BACK AREA	-----
b)	200 % ROAD SET-BACK AREA OVER AND ABOVE	13.60
c)	ADDITIONAL F.S.I AS PER SECTION 33(7B)	
10)	FLOOR SPACE INDEX CREDIT AVAILABLE BY DEVELOPMENT RIGHTS	
a)	TDR PERMISSIBLE 100% ON AREA = 722.90 Sq. mt. (AS PER SECTION 30 OF DCPR 2034)	-----
b)	50% ADDITIONAL F.S.I = 361.45	-----
c)	PERMISSIBLE GEN. 50% AS PER DCPR 34 = 180.72	-----
d)	PERMISSIBLE SULM 50% AS PER DCPR 34 = 180.72	-----
11)	TOTAL	-----
12)	TOTAL AREA (8a + 9b + 9c)	-----
13)	PERMISSIBLE FLOOR AREA	722.90
14)	PROPOSED BUILT UP AREA (7 + 8 + 10)	722.90
15)	F.S.I CONSUMED ON NET HOLDING = 12 / 3	1.00
16)	DETAILS OF RESIDENTIAL / NON RESIDENTIAL AREAS	
1)	PURELY RESIDENTIAL BUILT UP AREA	722.90
2)	REMAINING NON-RESIDENTIAL BUILT UP AREA	0.00
17)	DETAILS OF F.S.I AVAILABLE AS PER DCR 31 (3)	
1)	TOTAL FUNGIBLE AREA PERMISSIBLE 722.90 X 35% = 253.02	253.02
2)	FUNGIBLE F.S.I FOR RESIDENTIAL USE WITHOUT CHARGING PREMIUM 617.31 X 35% = 216.05	116.26
3)	FUNGIBLE F.S.I FOR REHAB KEPT IN ABEYANCE	10.88
4)	FUNGIBLE F.S.I FOR RESIDENTIAL USE WITH CHARGING PREMIUM	125.58
5)	TOTAL FUNGIBLE PROPOSED = C2 + C4	241.84
6)	TOTAL GROSS BUILT UP AREA PROPOSED (12 + C5)	964.74
7)	TENEMENT STATEMENT	
i)	PROPOSED AREA (ITEM A, 12 ABOVE) OR C4	964.74
ii)	LESS DEDUCTION OF NON RESIDENTIAL AREA (SHOP ETC.)	0.00
iii)	AREA AVAILABLE FOR TENEMENTS ((i) MINUS (ii))	964.74
iv)	TENEMENTS PERMISSIBLE (DENSITY OF TENEMENTS / HECTARE)	43.41
v)	TENEMENTS PROPOSED	24.00
vi)	TENEMENTS EXISTING	-----
8)	PARKING STATEMENT	
i)	PARKING REQUIRED BY REGULATIONS FOR CAR SCOOTER / MOTOR / CYCLE OUTSIDERS (VISITORS)	7.50
ii)	COVERED GARAGE PERMISSIBLE	-----
iii)	COVERED GARAGES PROPOSED CAR SCOOTER / MOTOR / CYCLE OUTSIDERS (VISITORS)	0.56
iv)	UPTO 50% ADDITION PARKING AS PER DCPR 2034	3.75
v)	TOTAL PARKING REQUIRED	11.81
vi)	TOTAL PARKING PROVIDED	25.00
9)	TRANSPORT VEHICLES PARKING	-----
i)	SPACES FOR TRANSPORT VEHICLES PARKING REQUIRED BY REGULATIONS	-----
ii)	TOTAL NO. OF TRANSPORT VEHICLES PARKING SPACES PROVIDED	-----
10)	CERTIFICATE OF PLOT AREA	
CERTIFIED THAT I HAVE SURVEYED THE PLOT UNDER REFERENCE ON DATE : 02.08.2020 AND THAT THE DIMENSIONS OF THE SIDES, ETC. OF THE PLOT STATED ON THE PLAN ARE AS MEASURED ON SITE AND THE AREA SO WORKED OUT IS 729.70 SQ. MTS. AND TALLIES WITH THE AREA STATED IN THE DOCUMENT OF OWNERSHIP / PROPERTY REGISTER CARD.		
SIGNATURE OF ARCHITECT		

PROFORMA - B	
DESCRIPTION OF PROPOSAL AND PROPERTY	
PROPOSED BUILDING ON PLOT BEARING CTS NO. 2160/1 OF VILLAGE DAHSAR BORIVALI (EAST) MUMBAI	
JOB No.	DRG. No.
CHECKED BY	DESIGN BY
DWG. BY	SCALE
DATE	REV
NORTH	
NAME OF OWNER	
DIGITAL SIGN. NAME OF OWNER	
SHREE KRISHNA SHRADHA CHSL CATO OWNER RAJINDRA CONSTRUCTION PVT LTD KAILASH B. PATIL	
NAME ADDRESS OF ARCHITECT	
DIGITAL SIGN. OF ARCHITECT	
ASHWIN KANODIA	
ARK DESIGN & CONSULTANTS ARCHITECT	
A/13/006/B-WING YOGI SAMBHE CHS YOGI NAGAR BORIVALI (WEST) MUMBAI- 400 091	
NAME ADDRESS OF R.C.C.	
DIGITAL SIGN. OF R.C.C.	
Hareesh S. Patel of Umia Structural Consultant 304,3rd Floor, Jayshree Akshay CHSL, Holy, Cross Road No. 1, C Colony, Borivali (West)	
HARESH SHANTILAL PATEL	
STAMP OF APPROVAL OF PLAN	
APPROVED SUBJECT TO CONDITION MENTIONED BY THIS OFFICE LETTER UNDER NO. P-5776/2020/(2160/1) R/C WARD DATED	
DIGITAL SIGNATURE OF AUTHORITIES	
AKSHAY BHARGAV DUDHANE	
PARESH SURYAKA NANTHAL	
HANUMANT SADASHIVRAO BURE	
S.E.B.P.(W.S.) R/C WARD	
A.E.B.P.(W.S.) R/C WARD	
E.E.B.P.(W.S.) R/C WARD	

THIS DRAWING IS DIGITALLY SIGNED AND PHYSICAL SIGN IS NOT REQUIRED.