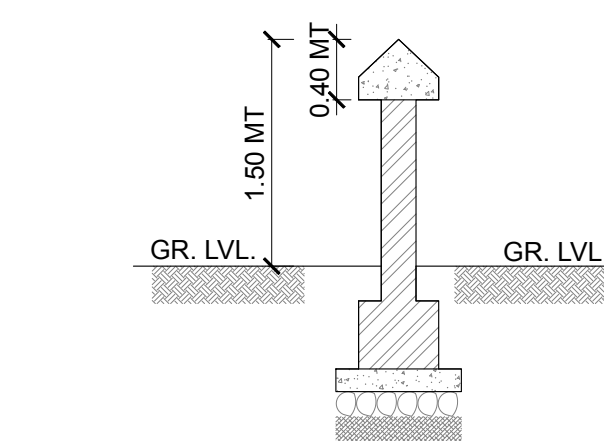
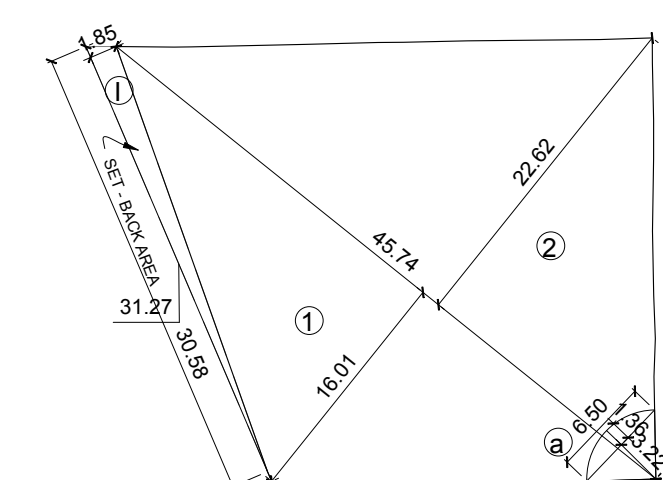


SCALE 1 : 100



SCALE 1 : 50



SCALE 1:500

NET PLOT AREA CALCULATION

1	0.50 x 45.75 x 16.00 x 1 NO	=	366.00	SQ.MT.
2	0.50 x 45.75 x 22.62 x 1 NO	=	517.43	SQ.MT.
TOTAL		=	883.43	SQ.MT.

EXISTING INTERNAL LAYOUT ROAD AREA CALCULATION

a	2/3 x 6.50 x 1.40 x 1 NO	=	6.07	SQ.MT.
b	0.50 x 6.50 x 3.22 x 1 NO	=	10.47	SQ.MT.
TOTAL INTERNAL LAYOUT ROAD AREA		=	16.54	SQ.MT.
NET PLOT AREA (A-B)		=	866.89	SQ.MT.

SET - BACK AREA CALCULATION

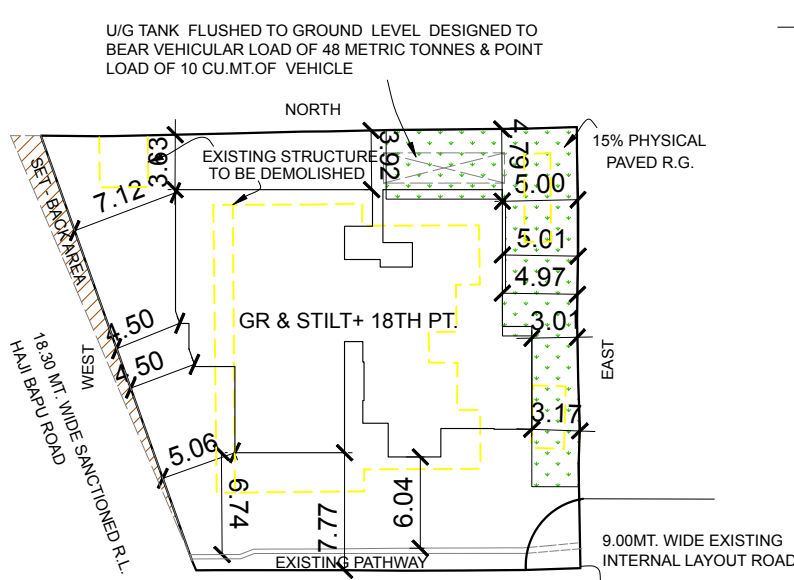
I	0.50 x 31.27 x 1.85 x 1 NO	=	28.92	SQ.MT.
TOTAL PLOT AREA = A + C		=	912.35	SQ.MT.
AS PER PRC AREA		=	959.60	SQ.MT.

WATCHMAN CABIN DIAGRAM

SCALE 1:100

WATCHMAN CABIN AREA CALCULATION

1	0.50 x 1.64 x 0.58	=	0.48	SQ.MT.
2	1.64 x 1.35	=	2.21	SQ.MT.
TOTAL		=	2.69	SQ.MT.



SCALE 1 : 500



SCALE 1 : 4000

PAVED R.G. DIAGRAM

SCALE 1 : 500

15% R.G. AREA CALCULATION

1.	13.32 x 3.85 x 1 NO	=	51.28	SQ.MT.
2.	4.74 x 6.86 x 1 NO	=	32.51	SQ.MT.
3.	4.93 x 3.02 x 1 NO	=	14.89	SQ.MT.
4.	2.95 x 10.65 x 1 NO	=	31.42	SQ.MT.
TOTAL PAVED R.G. PROVIDED		=	130.10	SQ.MT.
R.G. AREA REQD = 866.97 X 15%		=	130.05	SQ.MT.

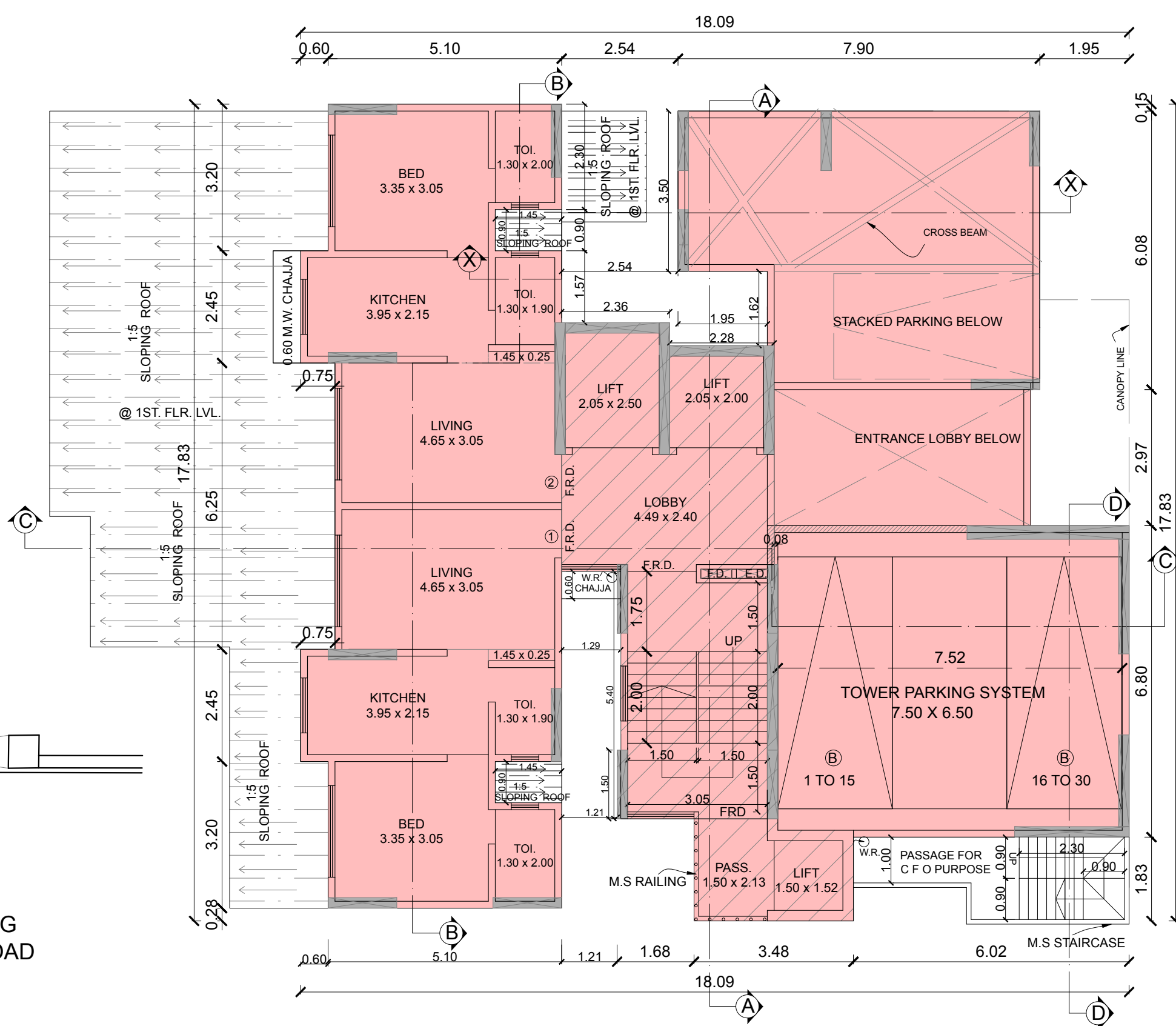
TABLE NO - III

Sr.No.		DESCRIPTION	FUNGIBLE COMPENSATORY AREA STATEMENT			B.U.A. IN SQ.MT.		
			COMMERCIAL	RESIDENTIAL		TOTAL		
(A) REHAB COMPONENT								
1)	EXISTING BUA OF THE BUILDING TO BE DEMOLISHED							
	a	COMMERCIAL STRUCTURE EXISTING PRIOR TO 01 - APR - 1942	*****	*****		*****		
	b	RESIDENTIAL STRUCTURE EXISTING PRIOR TO 17 - APR - 1964	*****	*****		*****		
	c	AS PER BCC PLAN APPROVED UNO. CE/3966/SP/WS/AP	137.18	752.57		889.75		
	d	AS PER APPROVED PLAN & CC GRANTED APPROVED UNO. ----- DT----- FULL CC DT-	*****	*****		*****		
	e	OTHER SPECIFY	*****	*****		*****		
	f	EXISTING BUA EXCLUDING STAIRCASE/LIFT/Lobby/TOTTA OF THE BUILDING TO BE DEMOLISHED AS PER REDRAFTED PLAN OUT OF (a) OR (b) OR (c)OR (d)OR (e)	137.18	688.20		825.38		
	g	EXISTING BUA ACCEPTED FOR ALLOWING FUNGIBLE AREA FOR REHAB WITHOUT CHARGING PREMIUM FROM ABOVE	137.18	688.20		825.38		
2)	PERMISSIBLE FUNGIBLE AREA FOR REHAB WITHOUT CHARGING PREMIUM (35% OF (g) ABOVE) = (3 + 4)		48.01	240.87		288.88		
3)	FUNGIBLE AREA AVAILABLE FOR REHAB COMPONENT = (COL. NO.14 - COL.NO.15- COL.NO.7 OF TABLE NO. -)		32.60	142.47		175.07		
4)	FUNGIBLE AREA KEPT IN ABEYANCE/UTILIZED (AS PER TOTAL OF COL.NO. 16 OF TABLE NO.II)		15.83	98.40		114.23		
	AS PER ASSESSMENT EXTRACT		*****	9.05		9.05		
	TOTAL FUNGIBLE AREA KEPT IN ABEYANCE		15.83	107.45		123.28		
(B) SALE COMPONENT								
			NET PLOT AREA	50% ADD. FSI		90% TOR INCLUDING SETBACK+ PROTECTED BUA ABOVE ZONAL BASIC FSI 0.5 OR 0.7 OR 0.9 OR 1.0	TOTAL	
			866.68	433.44		760.19		
5)	PERMISSIBLE BUA							
			866.68	433.44		280.51		
6)	NET BUILT UP AREA PROPOSED (Sr.No.4 OF TABLE NO.-1)		COMMERCIAL	RESIDENTIAL		TOTAL		
			141.74	193.65		2079.39		
7)	PERMISSIBLE FUNGIBLE AREA (Sr.No.3 OF TABLE NO.-1)		34.20	570.73		604.93		
8)	FUNGIBLE AREA AVAILABLE FOR SALE COMPONENT (7 - 2)		1.60	428.26		429.86		

TABLE NO - IV

PARKING SPACES STATEMENT

Sr.No.	WING	FLOOR	CARPET AREA OF TENEMENT IN SQ.MT			NO. OF TENEMENTS PROPOSED PER FLOOR	NO. OF TENEMENTS IN GROUP OF REQUIRED PARKING SPACES				TOTAL PARKING	
(1)	(2)	(3)	FLAT NO. 1	FLAT NO. 2	FLAT NO. 3		BELOW 45 SQ.MT. (1 FOR 4 T/S)	ABOVE 45 TO 60 SQ.MT. (1 FOR 2 T/S)	ABOVE 60 TO 90 SQ.MT. (1 FOR EVERY T/S)	ABOVE 90 SQ.MT. (2 FOR 1 T/S)	(12)	
(4)	(5)	(6)	(7)	(8)	(9)	(10)	(11)					
A.RESIDENTIAL												
1)	A	GR.	-----	-----	-----	-----	-----	-----	-----	-----		
		1ST	40.26	40.26	-----	2 NOS	2 NOS	-----	-----	-----		
		2ND	40.26	40.26	56.05	3 NOS	2 NOS	1 NOS	-----	-----		
		3RD	40.26	40.26	56.05	3 NOS	2 NOS	1 NOS	-----	-----		
		4TH	40.26	40.26	56.05	3 NOS	2 NOS	1 NOS	-----	-----		
		5TH	40.26	40.26	56.05	3 NOS	2 NOS	1 NOS	-----	-----		
		6TH	40.26	40.26	56.05	3 NOS	2 NOS	1 NOS	-----	-----		
		7TH	40.26	40.26	56.05	3 NOS	2 NOS	1 NOS	-----	-----		
		8TH	-----	40.26	56.05	2 NOS	1 NOS	1 NOS	-----	-----		
		9TH	40.26	40.26	56.05	3 NOS	2 NOS	1 NOS	-----	-----		
		10TH	40.26	40.26	56.05	3 NOS	2 NOS	1 NOS	-----	-----		
		11TH	40.26	40.26	56.05	3 NOS	2 NOS	1 NOS	-----	-----		
		12TH	40.26	40.26	56.05	3 NOS	2 NOS	1 NOS	-----	-----		
		13TH	40.26	40.26	67.90	3 NOS	2 NOS	-----	1 NOS	-----		
		14TH	40.26	40.26	67.90	3 NOS	2 NOS	-----	1 NOS	-----		
		15TH	-----	40.26	67.90	2 NOS	-----	1 NOS	-----	1 NOS		
		16TH	40.26	40.26	75.49	3 NOS	2 NOS	-----	1 NOS	-----		
		17TH	-----	40.26	75.49	2 NOS	1 NOS	-----	1 NOS	-----		
		18TH	50.35	-----	-----	1 NOS	-----	1 NOS	-----	-----		
2)	TOTAL RESIDENTIAL TENEMENTS (FOR TENEMENT DENSITY)					48 NOS	31 NOS	12 NOS	5 NOS			
3)	REQUIRED PARKING SPACES (FROM 2 ABOVE)						7.75 NOS	6 NOS	5 NOS		18.75 NOS	
4)	10% VISITORS PARKING (3 X 5%) (18.75X 10% = 1.88)										1.88 NOS	
5)	TOTAL REQUIRED PARKING SPACES FOR RESIDENTIAL TENEMENTS (3 + 4)										20.63 NOS	
6)	TOTAL PARKING SPACES PERMISSIBLE (TENEMENT WISE & SHALL NOT BE MORE THEN NOS. OF T/S)										SAY 21 NOS	
7)	B) COMMERCIAL										-----	
8)	DESCRIPTION					PARKING REQUIREMENT					BUA IN SQ.MT.	NO. OF PARKING REQUIRE
9)	a) COMMERCIAL / IT OFFICE											
10)	b) CONVENIENCE SHOPPING		i) 01 FOR EVERY 150 SQ.MT. FOR SHOP UP TO 20 SQ.MT.			ii) 01 FOR EVERY 50 SQ.MT. FOR SHOP OVER 20 SQ.MT.					175.96 /50	3.52
11)	c) OTHERS		i)			ii)						
12)	d) 10% VISITORS (MIN. 2 NOS.)											2.00
13)	TOTAL REQUIRED PARKING SPACES FOR COMMERCIAL USER										5.12	SAY 5 NOS.
14)	TOTAL PARKING SPACES REQUIRED FOR RESIDENTIAL + COMM. = (21 + 6)										27 NOS	
15)	MAXIMUM FREE PERMISSIBLE PARKING SPACES					[NO OF TENANTS HAVING CARPET AREA LESS THEN 90.00 SQ.MT. + PARKING SPACES REQUIRED FOR TENEMENTS HAVING CARPET AREA MORE THAN 90.00 SQ.MT. + Sr. NO.18) OR (Sr. NO.14+ Sr. NO.19) WHICHEVER IS MORE.						
16)	TOTAL REQUIRED PARKING SPACES PROVIDED										32 NOS	
17)	10% ADDITIONAL PARKING SPACES FOR VEHICAL HOLDING AREA = (16)X10%										3.20 NOS	
18)	EXCESS TO REQUIRED PARKING SPACES PROVIDED = (16 - 14)										6 NO.	
19)	50% OF REQUIRED PARKING SPACES PERMISSIBLE FREE OF FSI WITHOUT CHARGING PREMIUM = 14 X 50%= 27X 50%										13.50 NOS	
20)	DETAILS OF PARKING SPACES PROVIDED											
Sr.No.	FLOOR		PARKING SPACES PROVIDED									
			SMALL				BIG				TOTAL	
1)	BASEMENT - I		-----				-----				-----	
2)	BASEMENT - II		-----				-----				-----	
3)	ST/1		02				-----				02	
4)	PODIUM - I		-----				-----				-----	
5)	PODIUM - II		-----				-----				-----	
6)	MECHANISED TOWER PARKING		NIL				30				30	
	TOTAL =		02				30				32	
	% RATIO TO TOTAL		6.25%				93.75%				100 %	



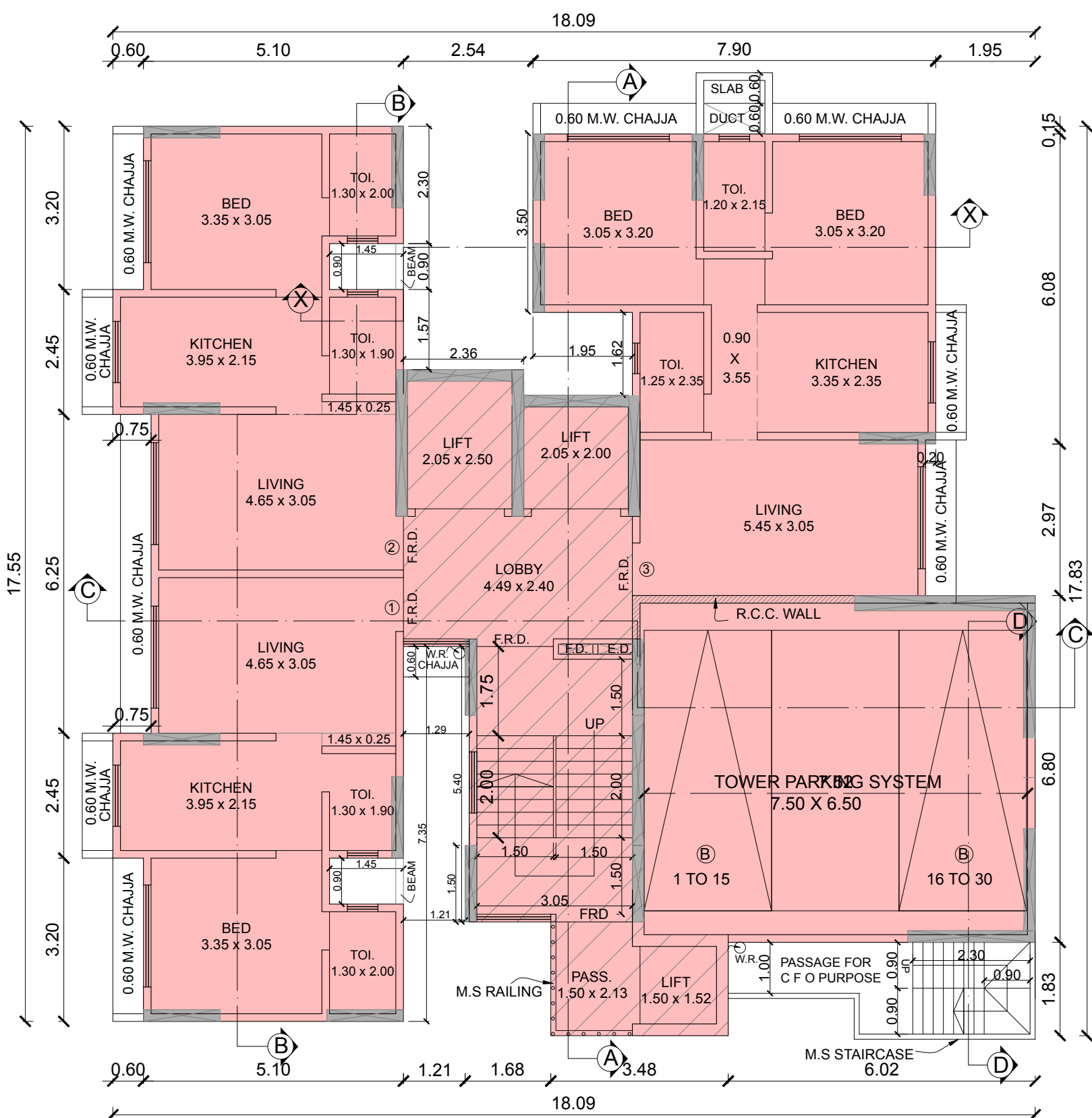
1ST FLOOR PLAN (SCALE 1:100)

GROUND FLOOR PLAN

(SCALE 1:100)

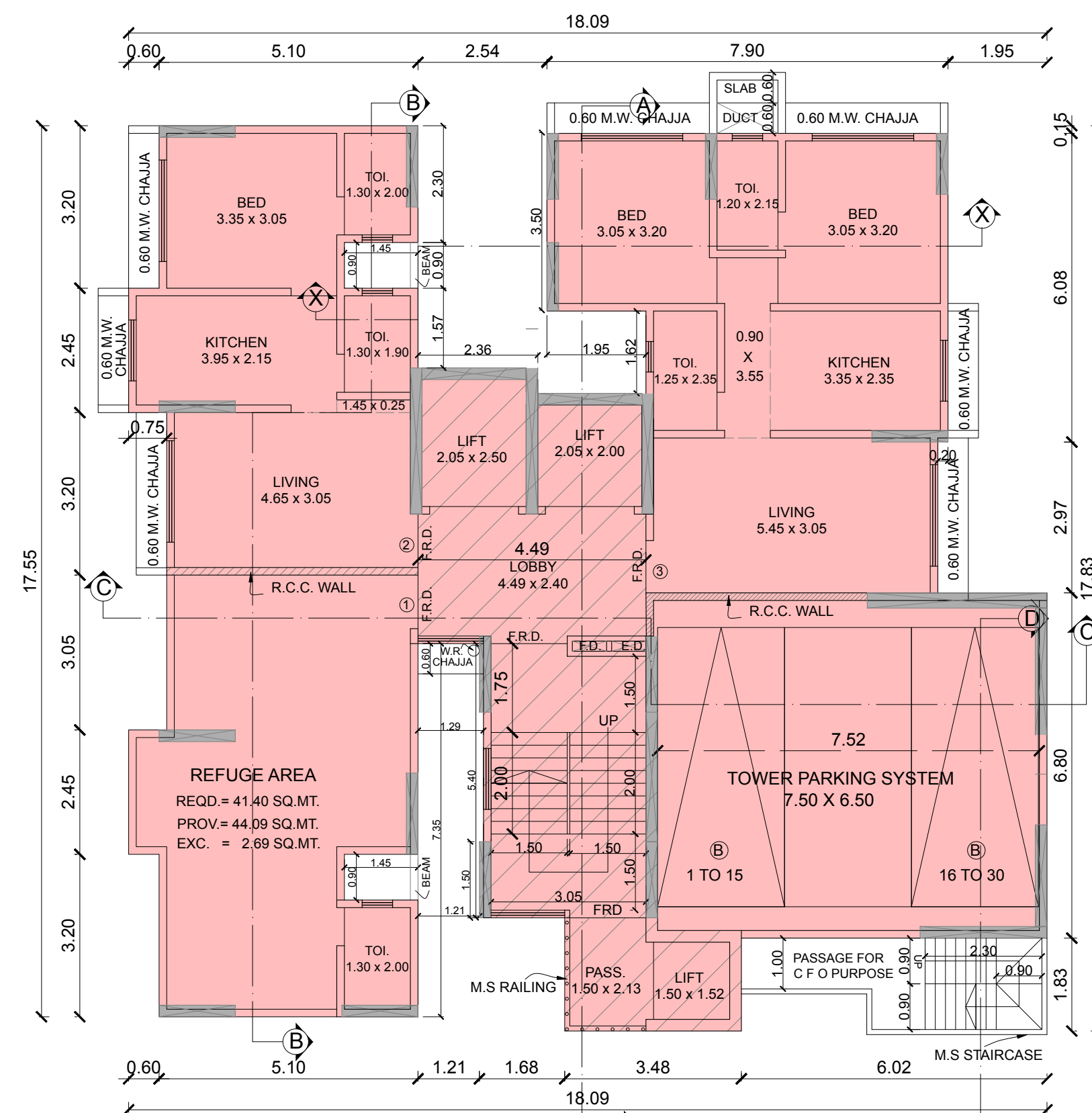
PROFORMA - A

AREA STATEMENT		SQ.MT
1	Area of plot (As Per P.R.C.)	959.60
1a	Area of plot (As Per <u>2</u> METHOD)	912.35
a.	Area of Reservation in plot	
b.	Area of Road Set Back	28.92
c.	Area of existing layout internal road	16.54
2	Deductions for	
A)	For Reservation/ Road Area to be handed over to MCGM (100%)	
a.	Road set back/widening area (Regulation No.16)	
b.	Proposed D.P. Road area (Regulation No.16)	
c.	Reservation area (plot) to be handed over (Regulation No.17)	
d.	Reservation area to be handed over as per AR (15%) (Regulation No.17) (Not to be deducted for Computation of F.S.I. i.e. sr.no.5 below)	
e.	Area Not in Possession	
B)	Total Area under Road/ Reservation	
For Amenity area to be handed over to MCGM		
a.	Area of amenity plot as per DCR 14(A)	
b.	Area of amenity plot as per DCR 14(B)	
c.	Area of amenity plot as per DCR 35	
C)	Deduction for Existing B.U.A. to be retained if any/ Land component of Existing B.U.A./ Existing B.U.A. as per Regulation under which the development was allowed	
3	Total Deductions:	45.47
4	Balance area of Plot (for calculating required LOS) [1a - 3]	866.88
5	Plot area under Development (1 ABOVE)	866.88
6	Zonal (Basic) F.S.I. (0.50 or 0.75 or 1 or 1.33)	ONE
7 a)	Permissible Built up Area as per Zonal (basic) F.S.I. (5X6)	866.88
b)	Permissible Built up Area as per regulation 30(C) (Protected Development)	----
8	Additional B.U.A. as per regulation 30(A)(3)(a)	
a.	"Road area as per layout within the cap of admissible TDR" as per Table No.12 on balance plot	28.92
b.	Two time set back as per layout to be utilized over and above the permissible F.S.I. as per column no.7 of Table no.12 of regulation 30(A) and to the mentioned in Table No.12 A of Regulation 32 (200% or 250%)	----
c.	Additional B.U.A. for 2/A(c)(i) as per Regulation 17(i) Note 20(vii) & (viii) as per AR Policy on remaining plot. 1% as per Table no.5 of Regulation 17(i)	----
9	Additional / Incentive B.U.A. within the cap of admissible T.D.R.'s as per table 12 on balance plot	
a.	In lieu of cost of construction of amenity buildings as per regulation 30(A)(3)(b)	
b.	50% of rehab component as per regulation 33(7)(A)	
c.	"To be given or 10 Sq.Mts. as per rehab component as per Regulation 33(7)(B) (15% x existing area= Sq.Mt. or 14 no. of tenements x 10sq.mt. = 140.00sq.Mt. whichever is higher)	140.00
Total additional B.U.A. / Incentive area		
10	B.U.A. due to Additional F.S.I. on Payment of Premium' as per Table No.12 of Regulation No.30(A) [Sr.No. 5X50%]	
11	B.U.A. due to admissible 'TDR' as per Table No.12 of Regulation No.30(A) & 32 (by restricting area utilised in Sr.No. 8(a) &	



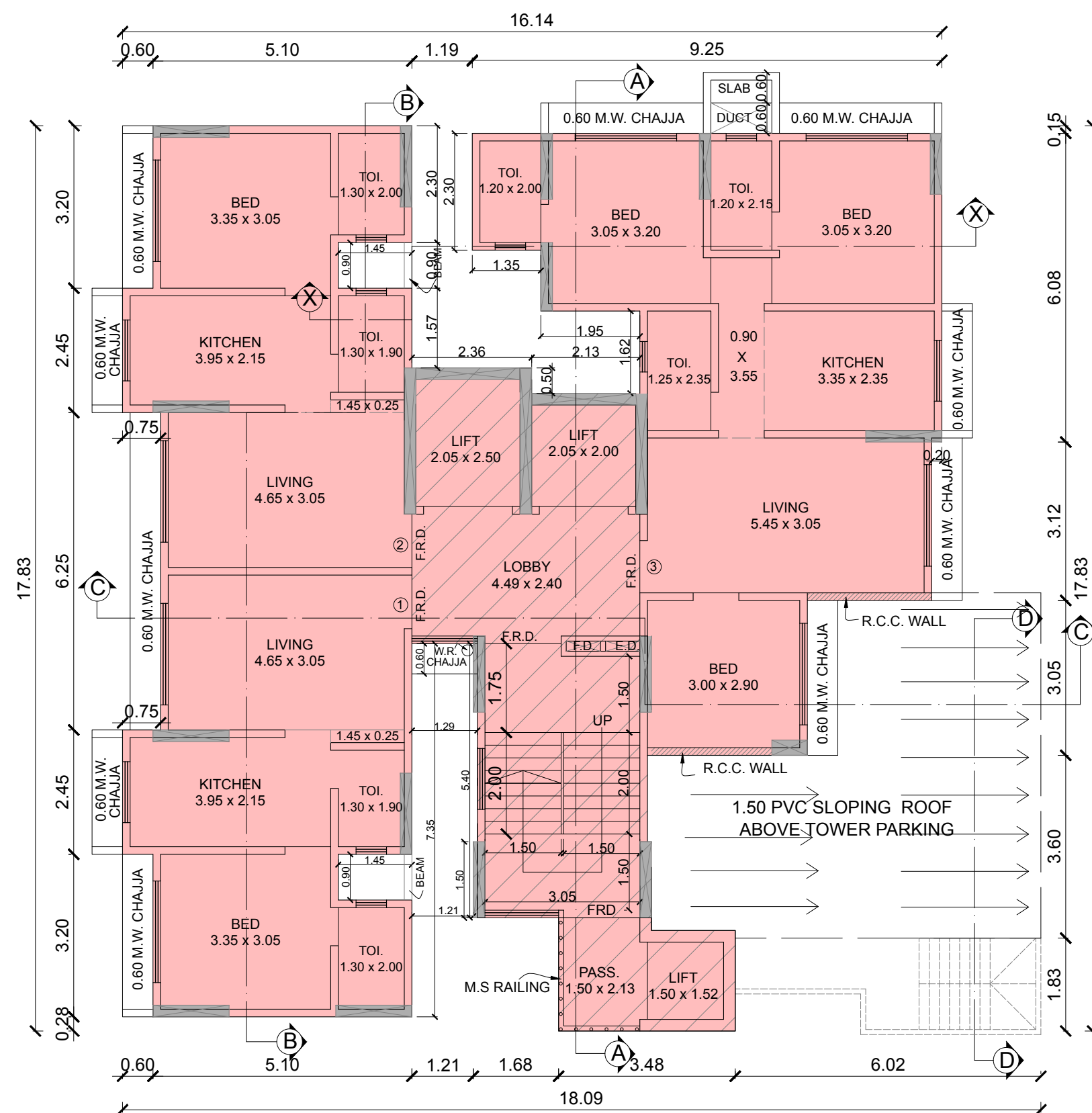
2ND TO 7TH & 9TH TO 12TH FLOOR PLAN

(SCALE 1:100)



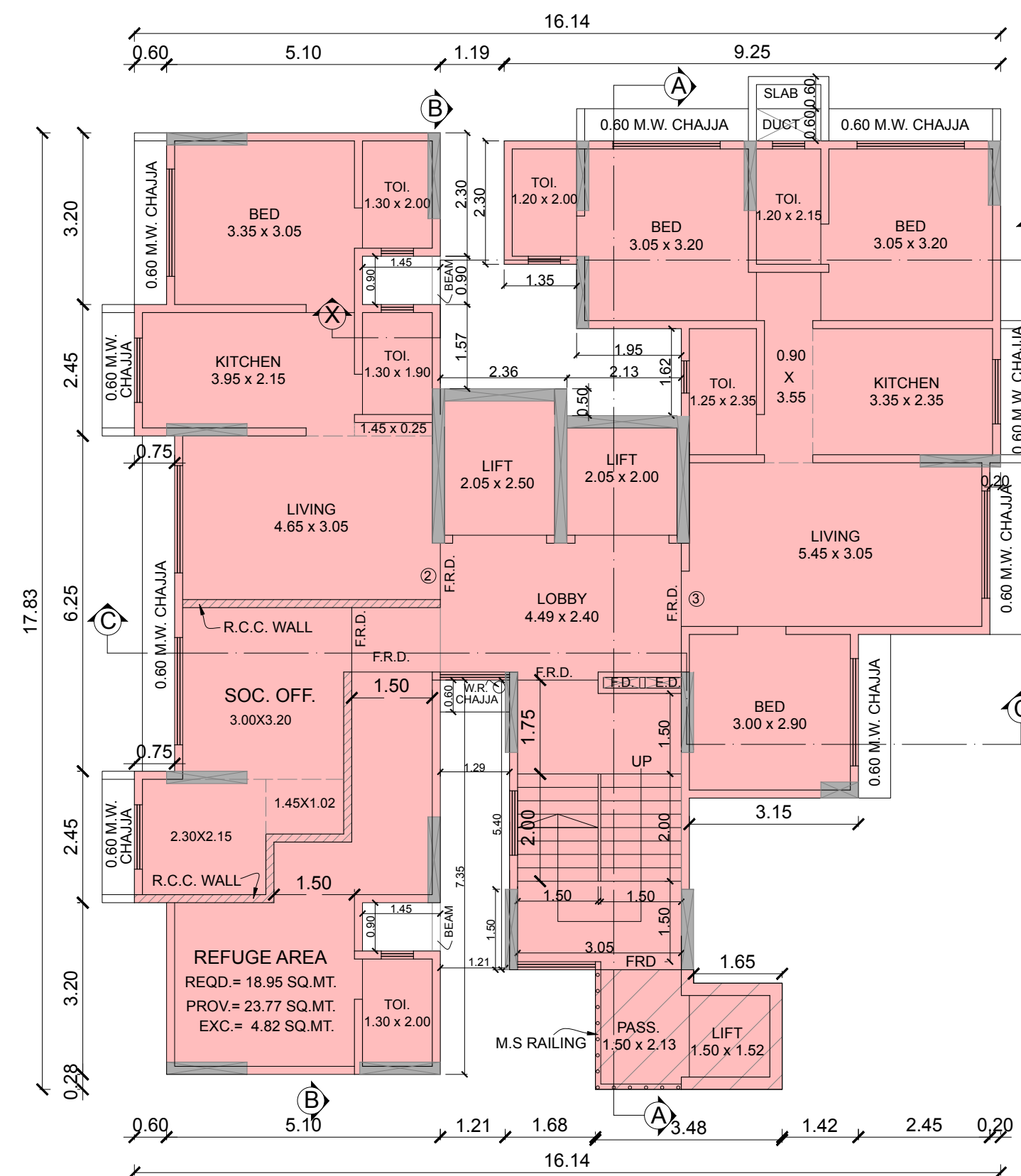
8TH FLOOR PLAN (REFUGE FLOOR)

(SCALE 1:100)



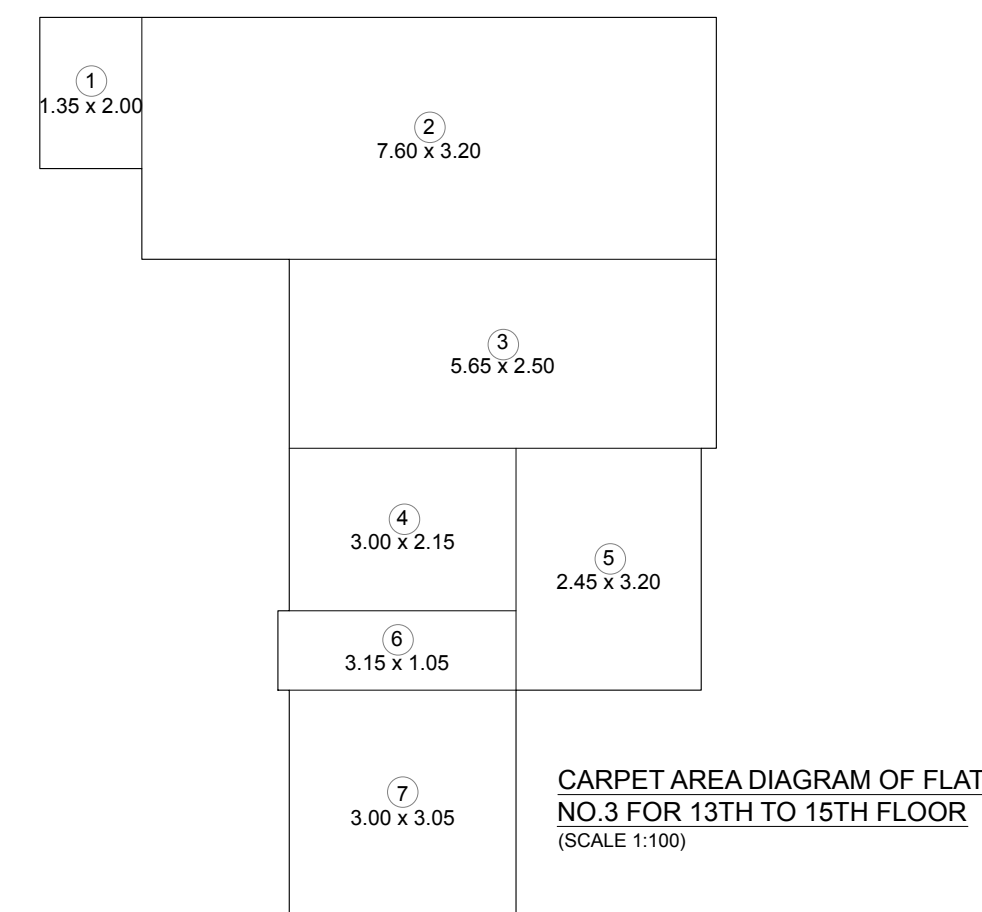
13TH & 14TH FLOOR PLAN

(SCALE 1:100)



15TH FLOOR PLAN (REFUGE FLOOR)

(SCALE 1:100)

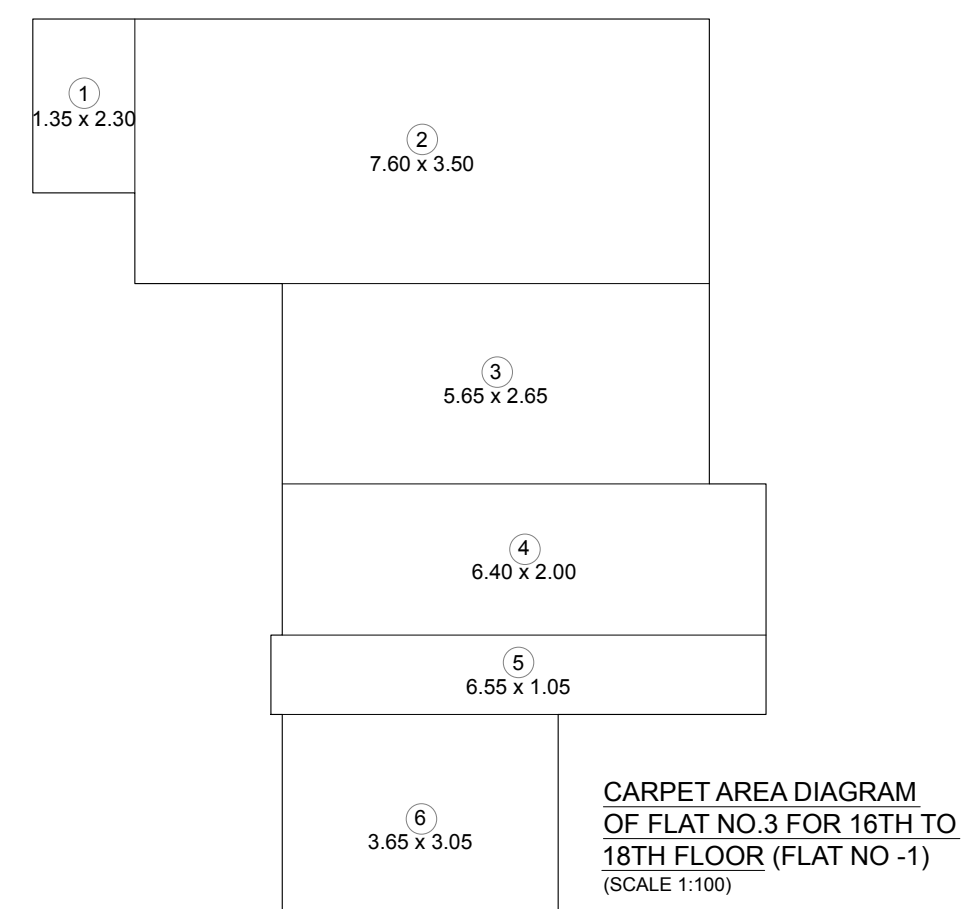


CARPET AREA CALCULATION

FOR 13TH TO 15TH FLOOR, FLAT NO.3

ADDITION

1	1.35	X	2.00	X	1NO	=	2.70	SQ.MT.
2	7.60	X	3.20	X	1NO	=	24.32	SQ.MT.
3	5.65	X	2.50	X	1NO	=	14.13	SQ.MT.
4	3.00	X	2.15	X	1NO	=	6.45	SQ.MT.
5	2.45	X	3.20	X	1NO	=	7.84	SQ.MT.
6	3.15	X	1.05	X	1NO	=	3.31	SQ.MT.
7	3.00	X	3.05	X	1NO	=	9.15	SQ.MT.

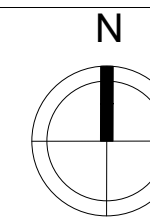


CARPET AREA CALCULATION

FOR 16TH TO 17TH FLOOR, FLAT NO.3

ADDITION

1	1.35	X	2.30	X	1NO	=	3.11	SQ.MT.	
2	7.60	X	3.50	X	1NO	=	26.60	SQ.MT.	
3	5.65	X	2.65	X	1NO	=	14.97	SQ.MT.	
4	6.40	X	2.00	X	1NO	=	12.80	SQ.MT.	
5	6.55	X	1.05	X	1NO	=	6.88	SQ.MT.	
6	3.65	X	3.05	X	1NO	=	11.13	SQ.MT.	
TOTAL ADDITION							=	75.49	SQ.MT.



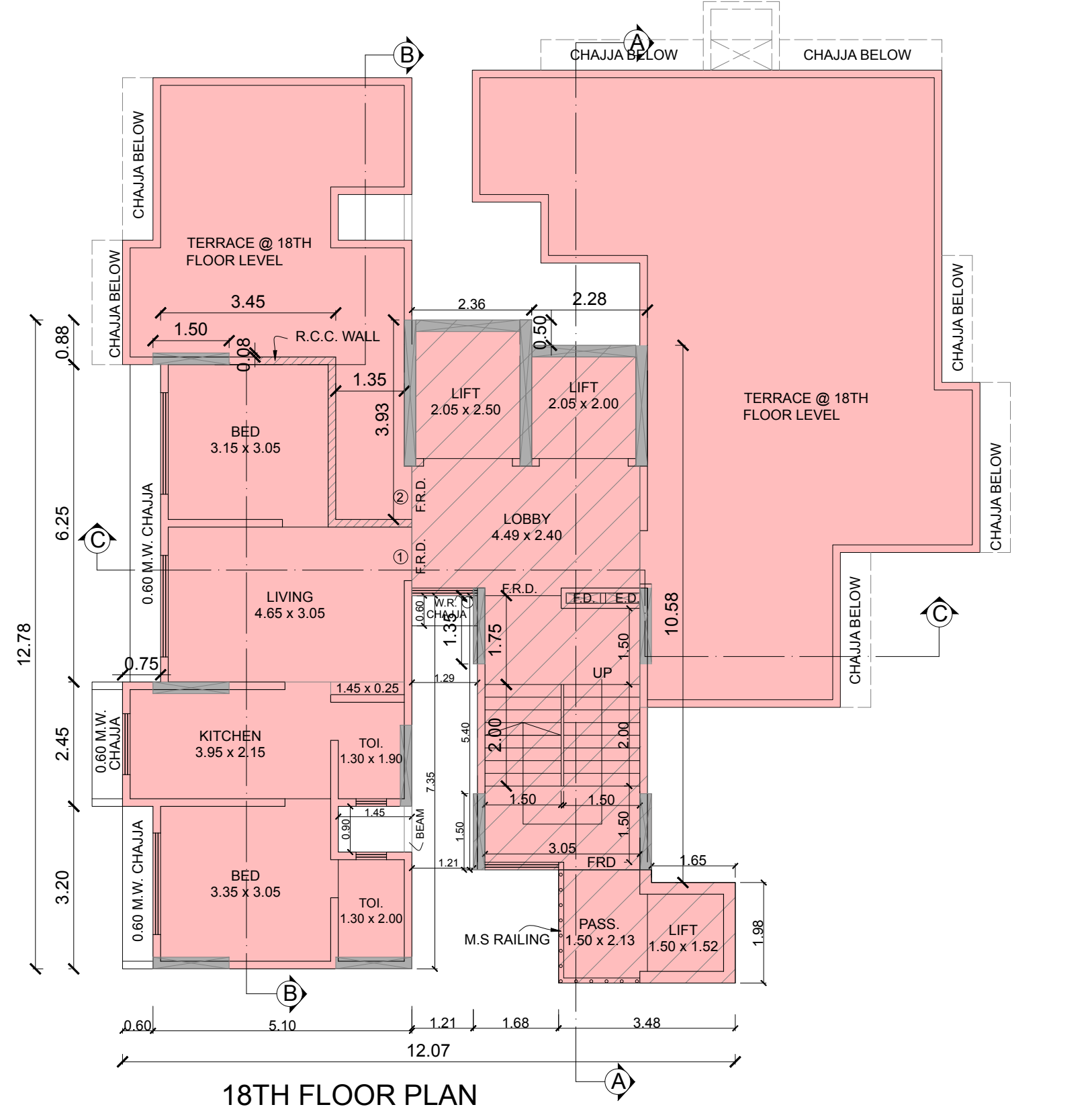
16TH FLOOR PLAN

(SCALE 1:100)



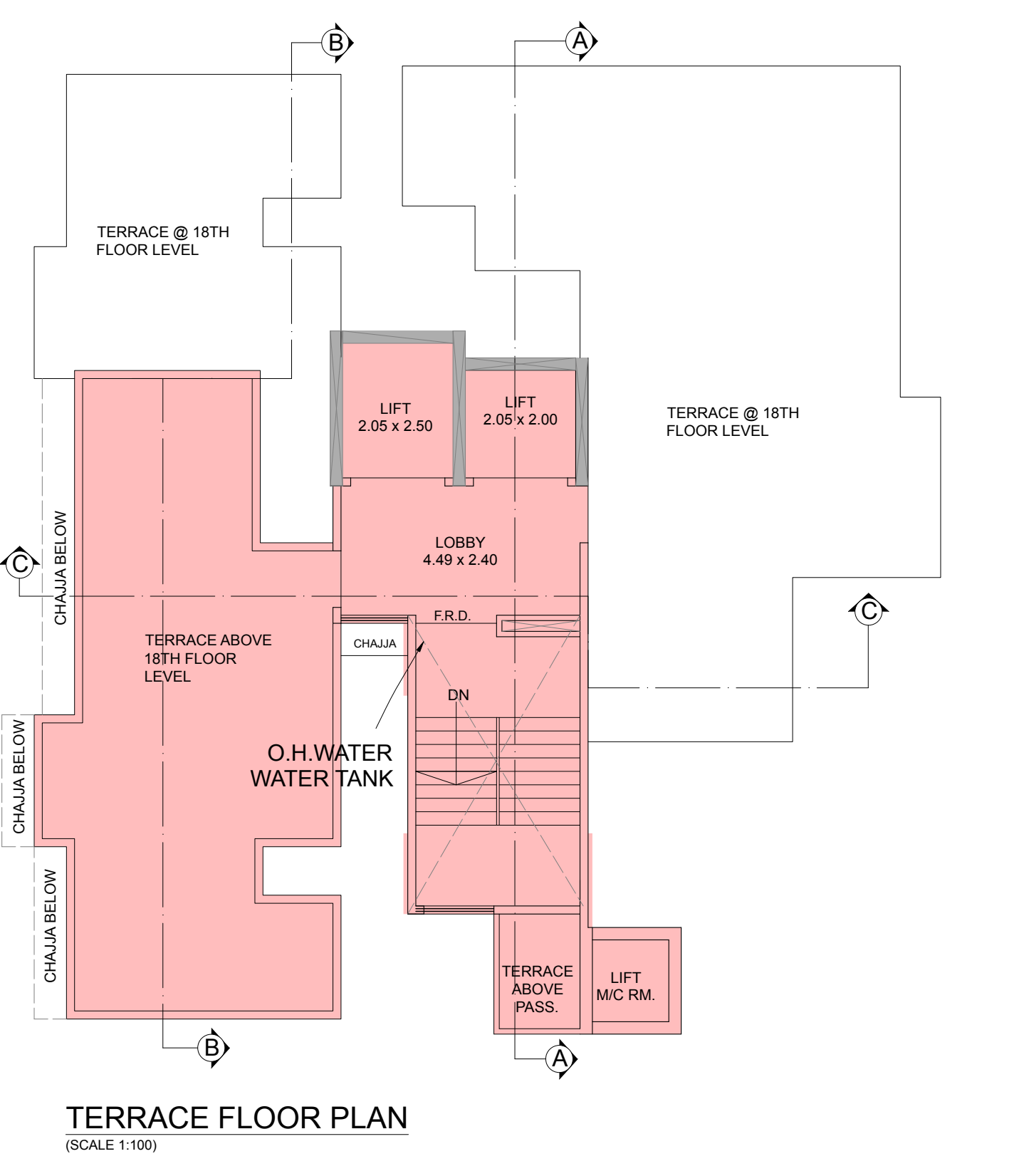
17TH FLOOR PLAN

(SCALE 1:100)



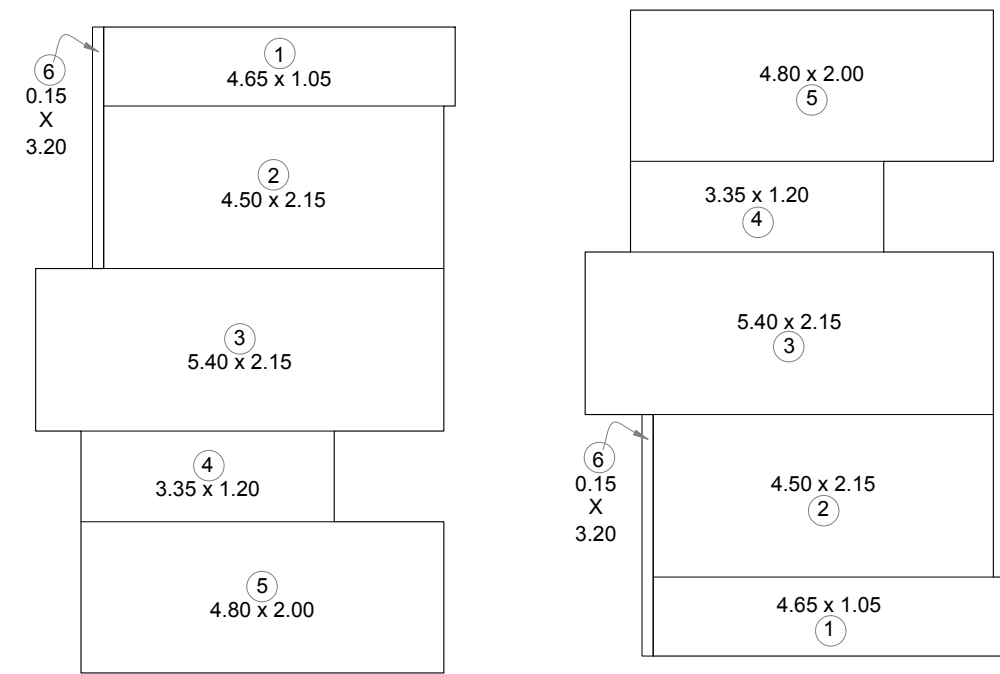
18TH FLOOR PLAN

(SCALE 1:100)

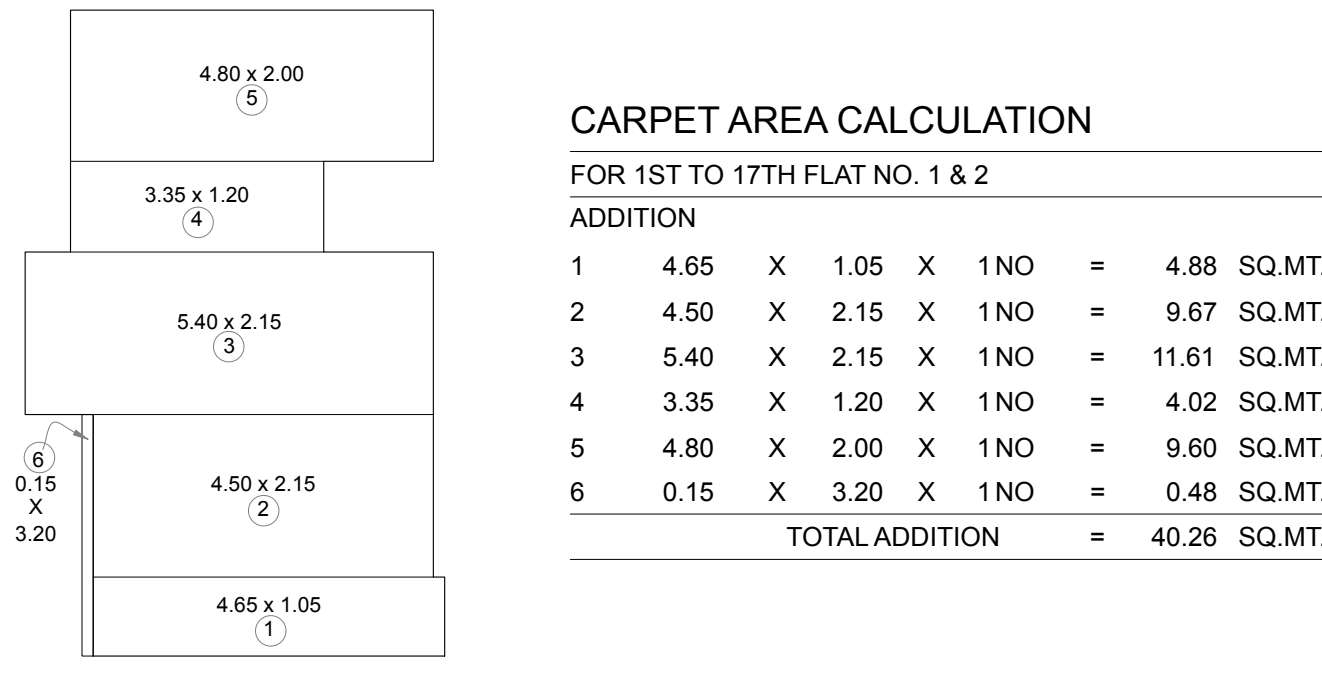


TERRACE FLOOR PLAN

(SCALE 1:100)



CARPET AREA DIAGRAM OF FLAT NO.1 FOR 1ST TO 17TH FLOOR (SCALE 1:100)



CARPET AREA DIAGRAM OF FLAT NO.2 FOR 1ST TO 17TH FLOOR (SCALE 1:100)

CARPET AREA CALCULATION

FOR 1ST TO 17TH FLAT NO. 1 & 2

ADDITION

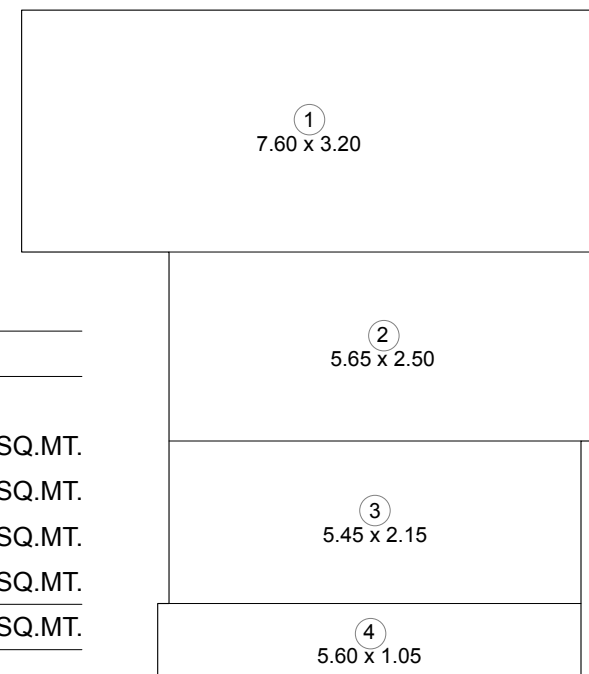
1	4.65	X	1.05	X	1NO	=	4.88	SQ.MT.	
2	4.50	X	2.15	X	1NO	=	9.67	SQ.MT.	
3	5.40	X	2.15	X	1NO	=	11.61	SQ.MT.	
4	3.35	X	1.20	X	1NO	=	4.02	SQ.MT.	
5	4.80	X	2.00	X	1NO	=	9.60	SQ.MT.	
6	0.15	X	3.20	X	1NO	=	0.48	SQ.MT.	
TOTAL ADDITION							=	40.26	SQ.MT.

CARPET AREA CALCULATION

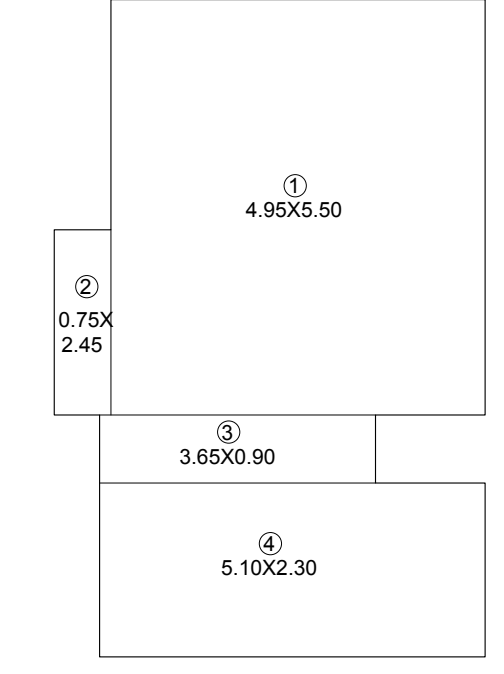
FOR 2ND TO 12TH FLOOR, FLAT NO.3

ADDITION

1	7.60	X	3.20	X	1NO	=	24.32	SQ.MT.	
2	5.65	X	2.50	X	1NO	=	14.13	SQ.MT.	
3	5.45	X	2.15	X	1NO	=	11.72	SQ.MT.	
4	5.60	X	1.05	X	1NO	=	5.88	SQ.MT.	
TOTAL ADDITION							=	56.05	SQ.MT.



CARPET AREA DIAGRAM OF FLAT NO.3 FOR 2ND TO 7TH & 9TH TO 12TH FLOOR (SCALE 1:100)



REFUGE AREA DIAGRAM @ 8TH FLOOR FIT. CEN. AREA DIAGRAM @ 17TH FLOOR (SCALE 1:100)

REFUGE AREA CALCULATION (FOR 8TH FLOOR)

FIT. CEN. AREA CALCULATION (FOR 17TH FLOOR)

ADDITION

1	4.95	X	5.50	X	1NO	=	27.23	SQ.MT.	
2	0.75	X	2.45	X	1NO	=	1.84	SQ.MT.	
3	3.65	X	0.90	X	1NO	=	3.29	SQ.MT.	
4	5.10	X	2.30	X	1NO	=	11.73	SQ.MT.	
TOTAL							=	44.09	SQ.MT.

REFUGE AREA CALCULATION FOR 8TH FLOOR

8TH TO 14TH FLOOR BUILTUP AREA = 1035.11 SQ.MT.

REFUGE AREA REQ. = 1035.11 X 4 % = 41.40 SQ.MT.

REFUGE AREA REQD. = 41.40 SQ.MT.

REFUGE AREA PROVID. = 44.09 SQ.MT.

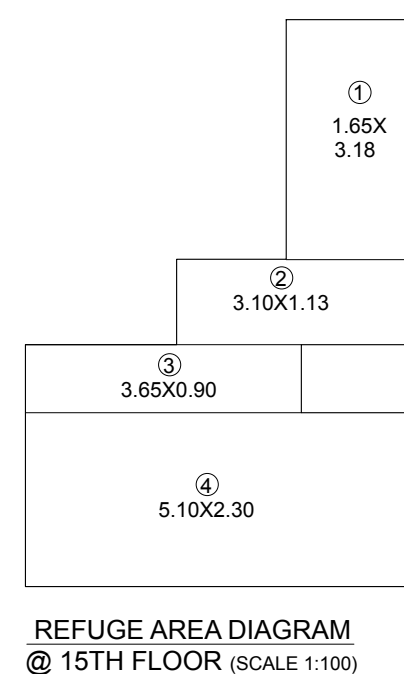
EXC. REFUGE AREA = 44.09 - 41.40 = 2.69 SQ.MT.

SUMMARY FOR REFUGE AREA 8TH FLOOR

FLOORS	TOTAL B.U.A.
8TH FLOOR	106.39 SQ.MT.
9TH FLOOR	150.48 SQ.MT.
10TH FLOOR	150.48 SQ.MT.
11TH FLOOR	150.48 SQ.MT.
12TH FLOOR	150.48 SQ.MT.
13TH FLOOR	163.40 SQ.MT.
14TH FLOOR	163.40 SQ.MT.
TOTAL	1035.11 SQ.MT.

SUMMARY FOR REFUGE AREA 15TH FLOOR

FLOORS	TOTAL B.U.A.
15TH FLOOR	119.31 SQ.MT.
16TH FLOOR	171.29 SQ.MT.
17TH FLOOR	150.48 SQ.MT.
18TH FLOOR	56.00 SQ.MT.
TOTAL	473.80 SQ.MT.



REFUGE AREA DIAGRAM @ 15TH FLOOR (SCALE 1:100)

REFUGE AREA CALCULATION FOR 15TH FLOOR

ADDITION

ADDITION								
1	1.65	X	3.18	X	1NO	=	5.25	SQ.MT.
2	3.10	X	1.13	X	1NO	=	3.50	SQ.MT.
3	3.65	X	0.90	X	1NO	=	3.29	SQ.MT.
4	5.10	X	2.30	X	1NO	=	11.73	SQ.MT.
TOTAL						=	23.77	SQ.MT.

REFUGE AREA CALCULATION FOR 15TH FLOOR

15TH TO 18TH FLOOR BUILTUP AREA = 473.80 SQ.MT.

REFUGE AREA REQ. = 473.80 X 4 % = 18.95 SQ.MT.

REFUGE AREA REQD. = 18.95 SQ.MT.

REFUGE AREA PROVID. = 23.77 SQ.MT.

EXC. REFUGE AREA = 23.77 - 18.95 = 4.82 SQ.MT.

PROFORMA - B

CONTENTS OF SHEET

2ND TO 18TH FLOOR PLANS, TERRACE FLOOR PLAN, REFUGE AREA DIAGRAM & CALCULATION.

DESCRIPTION OF PROPERTY

PROPOSED COMMERCIAL RESIDENTIAL BUILDING ON PLOT BEARING C.T.S.NO.21A/1A/OF VILLAGE-PAHADI GOREGAON EAST AT MALAD (EAST)MUMBAI - 97.

NAME, ADDRESS & SIGN. OF OWNER

SHRI. HIMANSHU DAMJI MARU

PARTNER OF M/S KANAK REALITY & C.A. TO OWNER.

PLOT NO. 88, PUSHPA PARK, DAFTARY ROAD, MALAD (E) MUMBAI - 400 097

THIS CANCELS APPROVAL OF PREVIOUS PLANS ISSUED UNDER NO.P-8092/2021 (21A/1A/AND OTHER)/P/N WARD/PAHADI GOREGAON- E DATED - 31/12/2021

THIS DRAWING SHALL BE READ IN CONJUNCTION WITH LETTER ISSUED UNDER NO.P-8092/2021 (21A/1A/AND OTHER)/P/N WARD/PAHADI GOREGAON- E SIGNED ON EVEN DATE.

NAME, ADDRESS & SIGNATURE OF ARCHITECT.

HIMANSHU DAMJI MARU

PARTNER OF M/S KANAK REALITY & C.A. TO OWNER.

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HIMANSHU DAMJI MARU



SECTION 'AA'
(SCALE 1:100)

SECTION 'XX'
(SCALE 1:100)

SECTION 'B B'
(SCALE 1:100)

STAIRCASE AREA CALCULATION

FOR ST.CASE , LIFT (GR. & 1ST. FL.)

S1	2.28	X	0.50	X	1 NO	=	1.14	SQ.MT.	
S2	4.56	X	2.38	X	1 NO	=	10.85	SQ.MT.	
S3	1.21	X	2.55	X	1 NO	=	3.09	SQ.MT.	
S4	3.43	X	2.40	X	1 NO	=	8.23	SQ.MT.	
S5	3.51	X	1.50	X	1 NO	=	5.27	SQ.MT.	
S6	3.43	X	2.55	X	1 NO	=	8.75	SQ.MT.	
S7	3.51	X	1.50	X	1 NO	=	5.27	SQ.MT.	
S8	1.83	X	2.23	X	1 NO	=	4.08	SQ.MT.	
S8	1.65	X	1.98	X	1 NO	=	3.27	SQ.MT.	
TOTAL							=	49.95	SQ.MT.

DEDUCTIONS								
a)	1.45	X	0.20	X	1 NO	=	0.29	SQ.MT.
AL STAIRCASE AREA = 49.95 - 0.29						=	49.66	SQ.MT.

STAIRCASE AREA DIAGRAM
FOR GR. & 1ST. FL.
SCALE - 1 : 100

STAIRCASE AREA CALCULATION

FOR ST.CASE , LIFT (2ND TO 12TH. FL.)

S	2.28	X	0.50	X	1 NO	=	1.14	SQ.MT.	
S1	4.33	X	2.38	X	1 NO	=	10.31	SQ.MT.	
S2	1.21	X	2.55	X	1 NO	=	3.09	SQ.MT.	
S3	3.28	X	2.40	X	1 NO	=	7.87	SQ.MT.	
S4	3.51	X	1.49	X	1 NO	=	5.23	SQ.MT.	
S5	3.43	X	2.55	X	1 NO	=	8.75	SQ.MT.	
S6	3.51	X	1.50	X	1 NO	=	5.27	SQ.MT.	
S7	1.83	X	2.23	X	1 NO	=	4.08	SQ.MT.	
S8	1.65	X	1.98	X	1 NO	=	3.27	SQ.MT.	
TOTAL							=	49.01	SQ.MT.

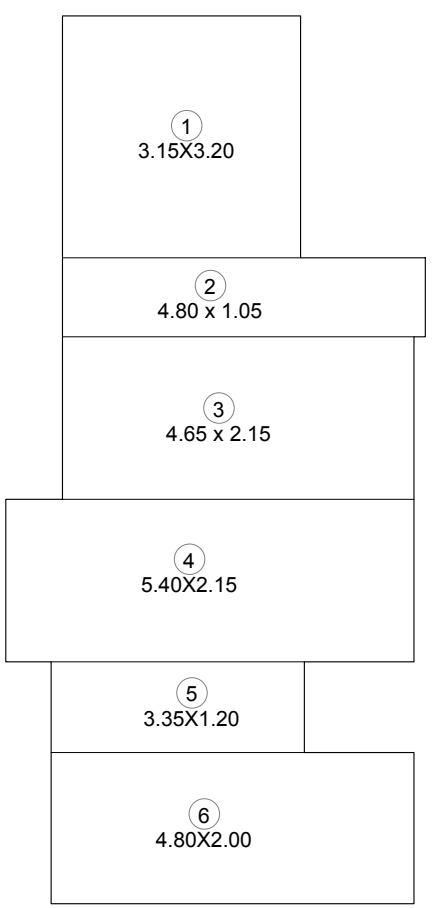
DEDUCTIONS									
a)	1.45	X	0.20	X	1 NO	=	0.29	SQ.MT.	
AL STAIRCASE AREA = 49.01 - 0.29							=	48.72	SQ.MT.

STAIRCASE AREA DIAGRAM
FOR 2ND TO 12TH. FL.
SCALE - 1 : 100

CARPET AREA CALCULATION

FOR 18TH FLOOR FLAT NO. 1

ADDITION				
1	3.15	X	3.20	X 1 NO = 10.08
2	4.80	X	1.05	X 1 NO = 5.04
3	4.65	X	2.15	X 1 NO = 10.00
4	5.40	X	2.15	X 1 NO = 11.61
5	3.35	X	1.20	X 1 NO = 4.02
6	4.80	X	2.00	X 1 NO = 9.60
TOTAL ADDITION				= 50.35



CARPET AREA DIAGRAM OF FLAT NO.1
FOR 18TH FLOOR
(SCALE 1:100)

1) TOTAL RESIDENTIAL AREA PROPOSED	=	1937.65	SQ.MT.
(2508.38 + 98.40+9.05)/1.35	=	141.74	SQ.MT.
(175.84 + 15.41)/1.35	=	137.18	SQ.MT.
2) TOTAL COMMERCIAL AREA PROPOSED	=	137.18	SQ.MT.
3) EXISTING B.U.A. CONSIDER TO RESI.	=	688.20	SQ.MT.
4) EXISTING B.U.A. CONSIDER TO COMM.	=	142.47	SQ.MT.
5) FUNGIBLE AREA FOR REHAB WITHOUT CHARGING PREMIUM (RESI.)	=	32.60	SQ.MT.
(688.20 X35%) - 98.40	=	154.1	
6) FUNGIBLE AREA FOR REHAB WITHOUT CHARGING PREMIUM (COMM.)	=	428.28	SQ.MT.
(137.18 X 35%) - 15.41	=	33.35	
7) FUNGIBLE AREA BY CHARGING PREMIUM (RESI.)	=	1.60	SQ.MT.
(1937.65 - 688.20) /35% = 437.31	=	141.74 - 137.18	35%
8) FUNGIBLE AREA BY CHARGING PREMIUM (COMM.)	=	2684.32	SQ.MT.
(141.74 - 137.18) 35%	=		
TOTAL BUA PROP. = 1+2+5+6+7+8			

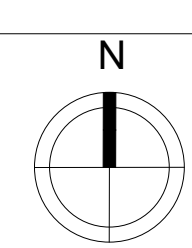
STAIRCASE AREA CALCULATION

FOR ST.CASE , LIFT (13TH TO 18TH. FL.)

	2.28	X	0.50	X	1 NO	=	1.14	SQ.MT.
S1	4.33	X	2.38	X	1 NO	=	10.31	SQ.MT.
S2	4.49	X	2.55	X	1 NO	=	11.45	SQ.MT.
S3	3.28	X	1.35	X	1 NO	=	4.42	SQ.MT.
S4	3.20	X	0.86	X	1 NO	=	2.74	SQ.MT.
S5	3.35	X	1.70	X	1 NO	=	5.69	SQ.MT.
S6	3.51	X	1.50	X	1 NO	=	5.27	SQ.MT.
S7	1.83	X	2.23	X	1 NO	=	4.08	SQ.MT.
S8	1.65	X	1.98	X	1 NO	=	3.27	SQ.MT.
TOTAL						=	48.37	SQ.MT.

DEDUCTIONS									
a)	1.45	X	0.20	X	1 NO	=	0.29	SQ.MT.	
TAIRCASE AREA = 48.40 - 0.29						=	48.08	SQ.MT.	

STAIRCASE AREA DIAGRAM
FOR 13TH TO 18TH. FL.
(SCALE - 1 : 100)



PROFORMA - B			
CONTENTS OF SHEET			
SECTION 'AA', 'BB', 'XX' & 'YY', STAIRCASE AREA DIAGRAM & CALCULATION, CARPET AREA DIAGRAM & CALCULATION			
DESCRIPTION OF PROPERTY			
PROPOSED COMMERCIAL/RESIDENTIAL BUILDING ON PLOT BEARING C.T.S.NO.21A/1A OF VILLAGE:-PAHADI GOREGAON EAST AT MALAD (EAST) MUMBAI -97.			
NAME, ADDRESS & SIGN. OF OWNER			
SHRI. HIMANSHU DAMJI MARU PARTNER OF M/S KANAK REALITY & C.A. TO OWNER. PLOT NO. 88, PUSHPA PARK, DAFTARY ROAD, MALAD (E) MUMBAI - 400 097		HIMANSHU DAMJI MARU Digitally signed by Himanshu Damji Maru DN: cn=Himanshu Damji Maru, o=Himanshu Damji Maru, email=himanshu.damji.maru@gmail.com, c=IN	
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Dhiraj Narayan Ghorpade Digitally signed by Dhiraj Narayan Ghorpade DN: cn=Dhiraj Narayan Ghorpade, o=Dhiraj Narayan Ghorpade, email=dhiraj.narayan.ghorpade@gmail.com, c=IN	HARISH GHANDHI Digitally signed by Harish Gandhi DN: cn=Harish Gandhi, o=Harish Gandhi, email=harish.gandhi@yashoo.com, c=IN	Anil Prabhakar Dholat Digitally signed by Anil Prabhakar Dholat DN: cn=Anil Prabhakar Dholat, o=Anil Prabhakar Dholat, email=anil.prabhakar.dholat@gmail.com, c=IN	Harish Dholat Gandhi Digitally signed by Harish Dholat Gandhi DN: cn=Harish Dholat Gandhi, o=Harish Dholat Gandhi, email=harish.dholat.gandhi@gmail.com, c=IN
NAME, ADDRESS & SIGNATURE OF ARCHITECT.			
HARISH GHANDHI BUILDING CONSULTANTS LLP 802, 765 FLY EDGE, NEXT TO KOKA KENDRA FLY OVER, S.V.ROAD, BORVALI (W), MUMBAI - 92, Phone No.: 022 - 28984418 Email: architect_harish_gandhi@yahoo.com			