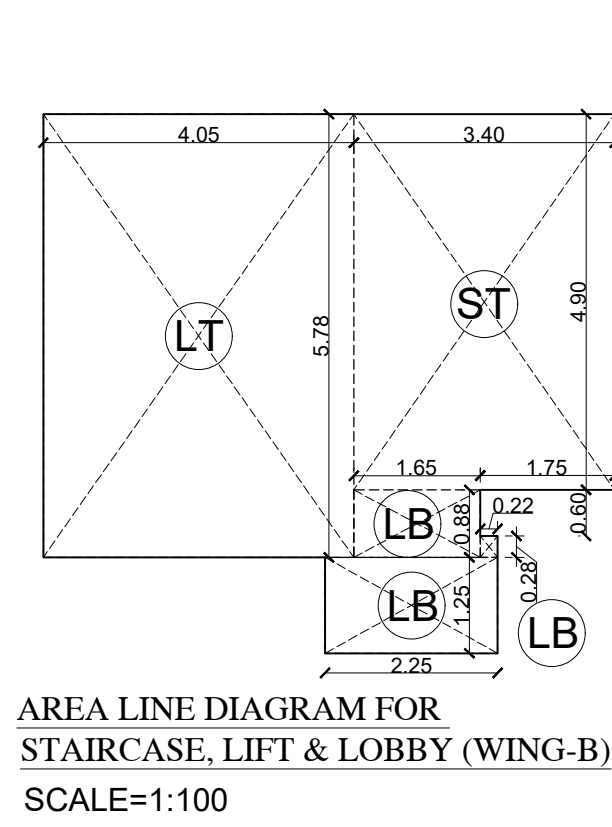
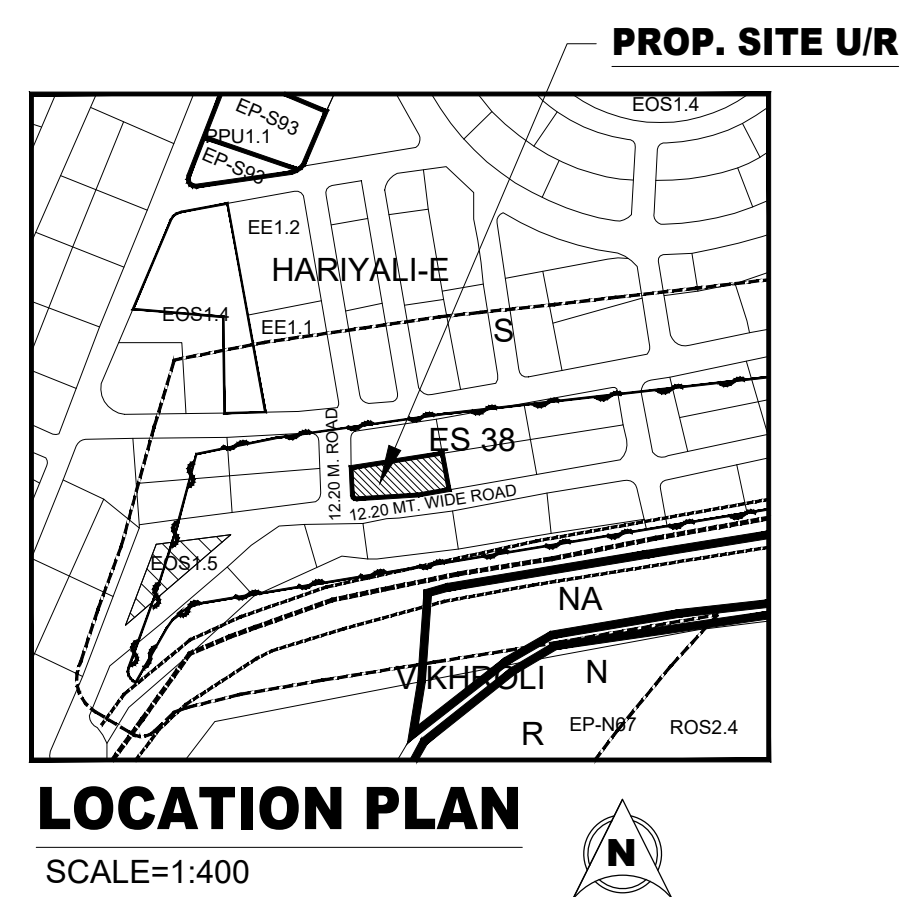




**AREA CALCULATION FOR STAIRCASE, LIFT & LOBBY (WING-A)**

ST =  $3.65 \times 4.60 \times 1.00 = 16.79$  SQMTS.  
 LT =  $3.50 \times 4.65 \times 1.00 = 16.28$  SQMTS.  
 LB =  $1.87 \times 1.43 \times 1.00 = 2.67$  SQMTS.  
 LB =  $1.65 \times 0.55 \times 1.00 = 0.91$  SQMTS.  
**TOTAL** = 36.65 SQMTS.

**AREA CALCULATION FOR STAIRCASE, LIFT & LOBBY (WING-B)**

ST =  $3.40 \times 4.90 \times 1.00 = 16.66$  SQMTS.  
 LT =  $4.05 \times 5.78 \times 1.00 = 23.41$  SQMTS.  
 LB =  $1.65 \times 0.88 \times 1.00 = 1.45$  SQMTS.  
 LB =  $2.25 \times 1.25 \times 1.00 = 2.81$  SQMTS.  
 LB =  $0.22 \times 0.28 \times 1.00 = 0.06$  SQMTS.  
**TOTAL** = 44.39 SQMTS.

| TENEMENT STATEMENT |           |           |           |            |
|--------------------|-----------|-----------|-----------|------------|
| FLOOR              | WING - A  | WING - B  | WING - B  | TOTAL      |
| GROUND             | 0         | 0         | 0         | 0          |
| 1ST FLOOR          | 2         | 1         | 2         | 5          |
| 2ND FLOOR          | 2         | 1         | 2         | 5          |
| 3RD FLOOR          | 2         | 1         | 2         | 5          |
| 4TH FLOOR          | 2         | 1         | 2         | 5          |
| 5TH FLOOR          | 2         | 1         | 2         | 5          |
| 6TH FLOOR          | 2         | 1         | 2         | 5          |
| 7TH FLOOR          | 2         | 1         | 2         | 5          |
| 8TH FLOOR          | 2         | 1         | 2         | 5          |
| 9TH FLOOR          | 2         | 1         | 2         | 5          |
| 10TH FLOOR         | 2         | 1         | 2         | 5          |
| 11TH FLOOR         | 2         | 1         | 2         | 5          |
| 12TH FLOOR         | 2         | 1         | 2         | 5          |
| 13TH FLOOR         | 2         | 1         | 2         | 5          |
| 14TH FLOOR         | 2         | 1         | 2         | 5          |
| 15TH FLOOR         | 2         | 1         | 2         | 5          |
| 16TH FLOOR         | 2         | 1         | 2         | 5          |
| 17TH FLOOR         | 2         | 1         | 2         | 5          |
| 18TH FLOOR         | 2         | 1         | 2         | 5          |
| 19TH FLOOR         | 2         | 1         | 2         | 5          |
| 20TH FLOOR         | 2         | 1         | 2         | 5          |
| 21ST FLOOR         | 0         | 3         | 4         | 7          |
| <b>TOTAL</b>       | <b>40</b> | <b>21</b> | <b>81</b> | <b>142</b> |

| PARKING STATEMENT                                        |                        |               |               |  |
|----------------------------------------------------------|------------------------|---------------|---------------|--|
| CARPET AREA                                              | REQD. AS PER DCRP 2034 | NOS. OF FLATS | REQD. PARKING |  |
| UPTO 45                                                  | 1 PARK FOR 4 TIS       | 85            | 20            |  |
| 45 TO 60                                                 | 1 PARK FOR 2 TIS       | 0             | 0             |  |
| 60 TO 90                                                 | 1 PARK FOR 1 TIS       | 0             | 0             |  |
| 90 ABOVE                                                 | 2 PARK FOR 1 TIS       | 0             | 0             |  |
| <b>TOTAL</b>                                             |                        |               | <b>20</b>     |  |
| 10% VEHICLE PARKING                                      |                        |               | 5.10          |  |
| <b>TOTAL REQUIRED PARKING FOR RESIDENTIAL</b>            |                        |               | <b>25.10</b>  |  |
| 1 PARK FOR 45 TIS                                        |                        | 185.05        | 4.15          |  |
| 1 PARK FOR 60 SQ. MT.                                    |                        | 0.00          | 0.00          |  |
| 1 PARK FOR 60 SQ. MT.                                    |                        | 4.15          | 0.00          |  |
| <b>TOTAL REQUIRED PARKING FOR COMMERCIAL</b>             |                        |               | <b>4.15</b>   |  |
| <b>TOTAL REQUIRED PARKING (RESIDENTIAL + COMMERCIAL)</b> |                        |               | <b>29.25</b>  |  |
| <b>TOTAL PROVIDED PARKING</b>                            |                        |               | <b>25.10</b>  |  |
| <b>ARRANGEMENT</b>                                       |                        |               |               |  |
| TOWER PARKING 01                                         |                        |               |               |  |
| TOWER PARKING 02                                         |                        |               |               |  |
| <b>TOTAL</b>                                             |                        |               | <b>25.10</b>  |  |

| BUA FOR FSI COMPUTATION |                              |                       |                       |                |
|-------------------------|------------------------------|-----------------------|-----------------------|----------------|
| FLOOR                   | COMMERCIAL BUA (WING -A & B) | WING -A (RESIDENTIAL) | WING -B (RESIDENTIAL) | TOTAL          |
| GROUND FLOOR            | 166.05                       | 2                     | 2                     | 166.05         |
| 1ST FLOOR               | 158.37                       | 12.04                 | 33.42                 | 173.83         |
| 2ND FLOOR               | 158.37                       | 12.04                 | 33.42                 | 173.83         |
| 3RD FLOOR               | 158.37                       | 12.04                 | 33.42                 | 173.83         |
| 4TH FLOOR               | 158.37                       | 12.04                 | 33.42                 | 173.83         |
| 5TH FLOOR               | 158.37                       | 12.04                 | 33.42                 | 173.83         |
| 6TH FLOOR               | 158.37                       | 12.04                 | 33.42                 | 173.83         |
| 7TH FLOOR               | 158.37                       | 12.04                 | 33.42                 | 173.83         |
| 8TH FLOOR               | 158.37                       | 12.04                 | 33.42                 | 173.83         |
| 9TH FLOOR               | 158.37                       | 12.04                 | 33.42                 | 173.83         |
| 10TH FLOOR              | 158.37                       | 12.04                 | 33.42                 | 173.83         |
| 11TH FLOOR              | 158.37                       | 12.04                 | 33.42                 | 173.83         |
| 12TH FLOOR              | 158.37                       | 12.04                 | 33.42                 | 173.83         |
| 13TH FLOOR              | 158.37                       | 12.04                 | 33.42                 | 173.83         |
| 14TH FLOOR              | 158.37                       | 12.04                 | 33.42                 | 173.83         |
| 15TH FLOOR              | 158.37                       | 12.04                 | 33.42                 | 173.83         |
| 16TH FLOOR              | 158.37                       | 12.04                 | 33.42                 | 173.83         |
| 17TH FLOOR              | 158.37                       | 12.04                 | 33.42                 | 173.83         |
| 18TH FLOOR              | 158.37                       | 12.04                 | 33.42                 | 173.83         |
| 19TH FLOOR              | 158.37                       | 12.04                 | 33.42                 | 173.83         |
| 20TH FLOOR              | 158.37                       | 12.04                 | 33.42                 | 173.83         |
| 21ST FLOOR              | 158.37                       | 12.04                 | 33.42                 | 173.83         |
| <b>TOTAL</b>            | <b>166.05</b>                | <b>224.61</b>         | <b>3748.15</b>        | <b>4138.81</b> |

| TOTAL PERMISSIBLE BUA                                                |                |                |              |                |
|----------------------------------------------------------------------|----------------|----------------|--------------|----------------|
|                                                                      | 35%            | 35%            |              |                |
| PERMISSIBLE BUA AS PER MHADA NOC DT. 10 DEC 2020 (6.5306 04 SQ. MTS) | RESIDENTIAL    | COMMERCIAL     |              | TOTAL          |
| COMMERCIAL                                                           | 123.00         | 0.00           | 43.05        | 166.05         |
| RESIDENTIAL                                                          | 5183.04        | 1814.06        | 0.00         | 6997.10        |
| <b>TOTAL PERMISSIBLE BUA</b>                                         | <b>5306.04</b> | <b>1814.06</b> | <b>43.05</b> | <b>7163.15</b> |

| TOTAL PROPOSED BUA        |                |                |              |                |
|---------------------------|----------------|----------------|--------------|----------------|
|                           | 35%            | 35%            |              |                |
| PROPOSED BUA              | RESIDENTIAL    | COMMERCIAL     |              | TOTAL          |
| COMMERCIAL                | 123.00         | 0.00           | 43.05        | 166.05         |
| RESIDENTIAL               | 5183.04        | 1809.75        | 0.00         | 6992.79        |
| <b>TOTAL PROPOSED BUA</b> | <b>5306.04</b> | <b>1809.75</b> | <b>43.05</b> | <b>7158.81</b> |

| PROFORMA - 'A' |                |  |          |  |
|----------------|----------------|--|----------|--|
| A              | AREA STATEMENT |  | SQ. MTS. |  |

|          |                                                                                                                 |  |            |  |
|----------|-----------------------------------------------------------------------------------------------------------------|--|------------|--|
| 1        | AREA OF PLOT                                                                                                    |  | 945.88     |  |
| a        | AS PER APPROVED LAYOUT DT.                                                                                      |  | 945.88     |  |
| b        | AS PER MHADA DEMARCATION DT. 02-03-2016                                                                         |  | 945.88     |  |
| c        | AS PER MHADA NOC DT. 10-12-2020                                                                                 |  | 945.88     |  |
| d        | AS PER ARCHITECT'S TRIANGULATION METHOD CALCULATION                                                             |  | 945.88     |  |
| e        | PLOT AREA CONSIDERED FOR THE SCHEME (LEAST AREA)                                                                |  | 945.88     |  |
| 2        | DEDUCTIONS FOR                                                                                                  |  |            |  |
| a        | ROAD SETBACK AREA                                                                                               |  | NIL        |  |
| b        | PROPOSED ROAD                                                                                                   |  | NIL        |  |
| c        | ANY RESERVATION                                                                                                 |  | NIL        |  |
|          | <b>TOTAL (a + b + c)</b>                                                                                        |  | <b>NIL</b> |  |
| 3        | BALANCE AREA OF PLOT (1-2)                                                                                      |  | 945.88     |  |
| 4        | NET AREA OF PLOT (3-4)                                                                                          |  | 945.88     |  |
| 5        | ADDITIONS FOR FLOOR SPACE INDEX                                                                                 |  |            |  |
| 200/100% |                                                                                                                 |  | NIL        |  |
| 250/100% |                                                                                                                 |  | NIL        |  |
| 6        | TOTAL AREA (5-6)                                                                                                |  | 945.88     |  |
| 7        | FLOOR SPACE PERMISSIBLE                                                                                         |  | 3.00       |  |
| 8        | PRO - RATA                                                                                                      |  | 2221.80    |  |
| 9        | 10% HOUSIBLE V.P.A. QUOTA                                                                                       |  | 146.80     |  |
| a        | FLOOR SPACE INDEX CREDIT AVAILABLE BY DEVELOPMENT RIGHTS (RESTRICTED TO 40% OF THE BALANCE AREA (ITEM 3 ABOVE)) |  | NIL        |  |
| 10       | (a) TOTAL PERMISSIBLE FLOOR AREA (EXIST + 8 ABOVE)                                                              |  | 5306.04    |  |
|          | (b) PERMISSIBLE RESIDENTIAL AREA                                                                                |  | 5183.04    |  |
|          | (c) PERMISSIBLE COMMERCIAL AREA                                                                                 |  | 123.00     |  |
| 11       | EXISTING FLOOR AREA (DEMOLISHED)                                                                                |  | NIL        |  |
| 12       | (a) TOTAL PROPOSED AREA                                                                                         |  | 5306.04    |  |
|          | (b) PROPOSED RESIDENTIAL AREA                                                                                   |  | 5183.04    |  |
|          | (c) PROPOSED COMMERCIAL AREA                                                                                    |  | 123.00     |  |
| 13       | EXCESS BALC. AREA TAKEN INTO FSI (AS PER BII BELOW)                                                             |  | NIL        |  |
| 14       | (a) TOTAL B.U.A. PROPOSED (11+12+13)                                                                            |  | 5306.04    |  |
| 15       | (b) F.S.I. CONSUMED                                                                                             |  | 5.60       |  |
| 16       | (a) FUNDIBLE B.U.A. COMPONENT PERMISSIBLE VIDE DCRP 31 (3) FOR PURELY RESIDENTIAL (5183.04 X 35%)               |  | 1814.06    |  |
|          | (b) FUNDIBLE B.U.A. COMPONENT PROPOSED VIDE DCRP 31 (3) FOR PURELY RESIDENTIAL                                  |  | 1809.75    |  |
|          | (c) FUNDIBLE B.U.A. FOR REBAM COMPONENT WITHOUT CHARGING PREMIUM (1814.22-1809.75 = 4.47 SQ.MTS.)               |  | 4.47       |  |
|          | (d) FUNDIBLE B.U.A. FOR SALE COMPONENT BY CHARGING PREMIUM (1811.22-1809.75 = 1.47 SQ.MTS.)                     |  | 1.47       |  |
|          | (e) FUNDIBLE B.U.A. COMPONENT PERMISSIBLE VIDE DCRP 31 (3) FOR NON-RESIDENTIAL (123.00 X 35%)                   |  | 43.05      |  |
|          | (f) FUNDIBLE B.U.A. COMPONENT PROPOSED VIDE DCRP 31 (3) FOR NON-RESIDENTIAL                                     |  | 43.05      |  |
|          | TOTAL FUNDIBLE B.U.A. VIDE DCRP 31 (3) = (1809.75 + 4.47 + 1.47 + 43.05)                                        |  | 1858.74    |  |
|          | TOTAL GROSS B.U.A. PROPOSED = (14 + 16)                                                                         |  | 7158.81    |  |
|          | F.S.I. CONSUMED ON GROSS HOLDING (7160.28 ÷ 945.88)                                                             |  | 7.57       |  |

| TENEMENT STATEMENT |           |           |           |            |
|--------------------|-----------|-----------|-----------|------------|
| FLOOR              | WING - A  | WING - B  | WING - B  | TOTAL      |
| GROUND             | 0         | 0         | 0         | 0          |
| 1ST FLOOR          | 2         | 1         | 2         | 5          |
| 2ND FLOOR          | 2         | 1         | 2         | 5          |
| 3RD FLOOR          | 2         | 1         | 2         | 5          |
| 4TH FLOOR          | 2         | 1         | 2         | 5          |
| 5TH FLOOR          | 2         | 1         | 2         | 5          |
| 6TH FLOOR          | 2         | 1         | 2         | 5          |
| 7TH FLOOR          | 2         | 1         | 2         | 5          |
| 8TH FLOOR          | 2         | 1         | 2         | 5          |
| 9TH FLOOR          | 2         | 1         | 2         | 5          |
| 10TH FLOOR         | 2         | 1         | 2         | 5          |
| 11TH FLOOR         | 2         | 1         | 2         | 5          |
| 12TH FLOOR         | 2         | 1         | 2         | 5          |
| 13TH FLOOR         | 2         | 1         | 2         | 5          |
| 14TH FLOOR         | 2         | 1         | 2         | 5          |
| 15TH FLOOR         | 2         | 1         | 2         | 5          |
| 16TH FLOOR         | 2         | 1         | 2         | 5          |
| 17TH FLOOR         | 2         | 1         | 2         | 5          |
| 18TH FLOOR         | 2         | 1         | 2         | 5          |
| 19TH FLOOR         | 2         | 1         | 2         | 5          |
| 20TH FLOOR         | 2         | 1         | 2         | 5          |
| 21ST FLOOR         | 0         | 3         | 4         | 7          |
| <b>TOTAL</b>       | <b>40</b> | <b>21</b> | <b>81</b> | <b>142</b> |

| PARKING STATEMENT                                        |                        |               |               |  |
|----------------------------------------------------------|------------------------|---------------|---------------|--|
| CARPET AREA                                              | REQD. AS PER DCRP 2034 | NOS. OF FLATS | REQD. PARKING |  |
| UPTO 45                                                  | 1 PARK FOR 4 TIS       | 85            | 20            |  |
| 45 TO 60                                                 | 1 PARK FOR 2 TIS       | 0             | 0             |  |
| 60 TO 90                                                 | 1 PARK FOR 1 TIS       | 0             | 0             |  |
| 90 ABOVE                                                 | 2 PARK FOR 1 TIS       | 0             | 0             |  |
| <b>TOTAL</b>                                             |                        |               | <b>20</b>     |  |
| 10% VEHICLE PARKING                                      |                        |               | 5.10          |  |
| <b>TOTAL REQUIRED PARKING FOR RESIDENTIAL</b>            |                        |               | <b>25.10</b>  |  |
| 1 PARK FOR 45 TIS                                        |                        | 185.05        | 4.15          |  |
| 1 PARK FOR 60 SQ. MT.                                    |                        | 0.00          | 0.00          |  |
| 1 PARK FOR 60 SQ. MT.                                    |                        | 4.15          | 0.00          |  |
| <b>TOTAL REQUIRED PARKING FOR COMMERCIAL</b>             |                        |               | <b>4.15</b>   |  |
| <b>TOTAL REQUIRED PARKING (RESIDENTIAL + COMMERCIAL)</b> |                        |               | <b>29.25</b>  |  |
| <b>TOTAL PROVIDED PARKING</b>                            |                        |               | <b>25.10</b>  |  |
| <b>ARRANGEMENT</b>                                       |                        |               |               |  |
| TOWER PARKING 01                                         |                        |               |               |  |
| TOWER PARKING 02                                         |                        |               |               |  |
| <b>TOTAL</b>                                             |                        |               | <b>25.10</b>  |  |

| PROFORMA - 'B' |                  |  |          |  |
|----------------|------------------|--|----------|--|
| A              | CONTENT OF SHEET |  | SQ. MTS. |  |

|    |                                                             |  |               |  |
|----|-------------------------------------------------------------|--|---------------|--|
| 16 | (i) PROPOSED AREA (ITEM 16 ABOVE)                           |  | 7158.81       |  |
| 17 | (ii) LESS DEDUCTION OF NON-RESIDENTIAL AREA (SHOP, etc.)    |  | 166.05        |  |
| 18 | (iii) AREA AVAILABLE FOR TENEMENTS (16 - 17)                |  | 6992.76       |  |
| 19 | (iv) TENEMENTS PERMISSIBLE (DENSITY OF TENEMENTS / HECTARE) |  | 315           |  |
| 20 | (v) TENEMENTS PROPOSED                                      |  | 142           |  |
| 21 | (vi) TENEMENTS EXISTING                                     |  | NIL           |  |
|    | <b>TOTAL TENEMENTS ON THE PLOT</b>                          |  | <b>142.00</b> |  |

| DIGITAL SIGNATURES OF AUTHORITY |  |  |  |  |
|---------------------------------|--|--|--|--|
| PLAN FOR APPROVAL               |  |  |  |  |

| E.E.(B.P. SELL)/GMMHADA |  |  |  |  |
|-------------------------|--|--|--|--|
| ARCHITECT NOTES         |  |  |  |  |

|                                                                                                                                           |                           |
|-------------------------------------------------------------------------------------------------------------------------------------------|---------------------------|
| S.E.(B.P. SELL)/GM/MHADDA                                                                                                                 | D.E.(B.P. SELL)/GM/MHADDA |
| ARCHITECT NOTES                                                                                                                           |                           |
| 1. ALL DIMENSIONS ARE IN METER.                                                                                                           |                           |
| 2. SCALE USE:                                                                                                                             |                           |
| a) FLOOR PLAN = 1:100    b) BLOCK PLAN = 1: 500    c) LOCATION PLAN = 1: 4000                                                             |                           |
| 3. THE PLANS ARE PROPOSED AS PER PROVISION OF DCPR-2034AND AS PER PREVAILING REGULATION AND CIRCULAR ISSUED BY MCGM & MHADA TIME TO TIME. |                           |
| 4. GUIDELINES ISSUED IN EODB FOLLOWS.                                                                                                     |                           |
| 5. THE ARITHMETIC CALCULATION CHECK BY ME AND FOUND CORRECT.                                                                              |                           |

| NOTES              |               |  |  |  |
|--------------------|---------------|--|--|--|
| PLOT BOUNDARY      | THICK BLACK   |  |  |  |
| EXISTING STREET    | GREEN         |  |  |  |
| PROPOSED WORK      | RED FILLED    |  |  |  |
| DRAINAGE           | RED DOTTED    |  |  |  |
| RECREATION GROUND  | GREEN WASH    |  |  |  |
| ROAD AND SETBACKS  | BURST BROWN   |  |  |  |
| EXISTING STRUCTURE | YELLOW DOTTED |  |  |  |
| TO BE DEMOLISHED   | YELLOW DOTTED |  |  |  |

| PLAN FOR - OBTAINING MHADA (PA) APPROVAL - AMENDED PLAN |  |  |  |  |
|---------------------------------------------------------|--|--|--|--|
| DESCRIPTION OF PROPERTY                                 |  |  |  |  |

| PROPOSED RECONSTRUCTION OF EXISTING BUILDING NO. 51, KNOWN AS 'KANANMANG NAGAR' SHARPA SAKALYA CO. OPP. HSB SOCIETY LTD. ON LAND BEARING C.T.S. NO. 358 (PT) OF VILLAGE PARTIAL, SITUATED AT KANANMANG NAGAR, MHADA COLONY, VIKHOLI (E) MUMBAI-43 |  |  |  |  |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--|--|--|--|
| NAME OF THE DEVELOPER                                                                                                                                                                                                                             |  |  |  |  |

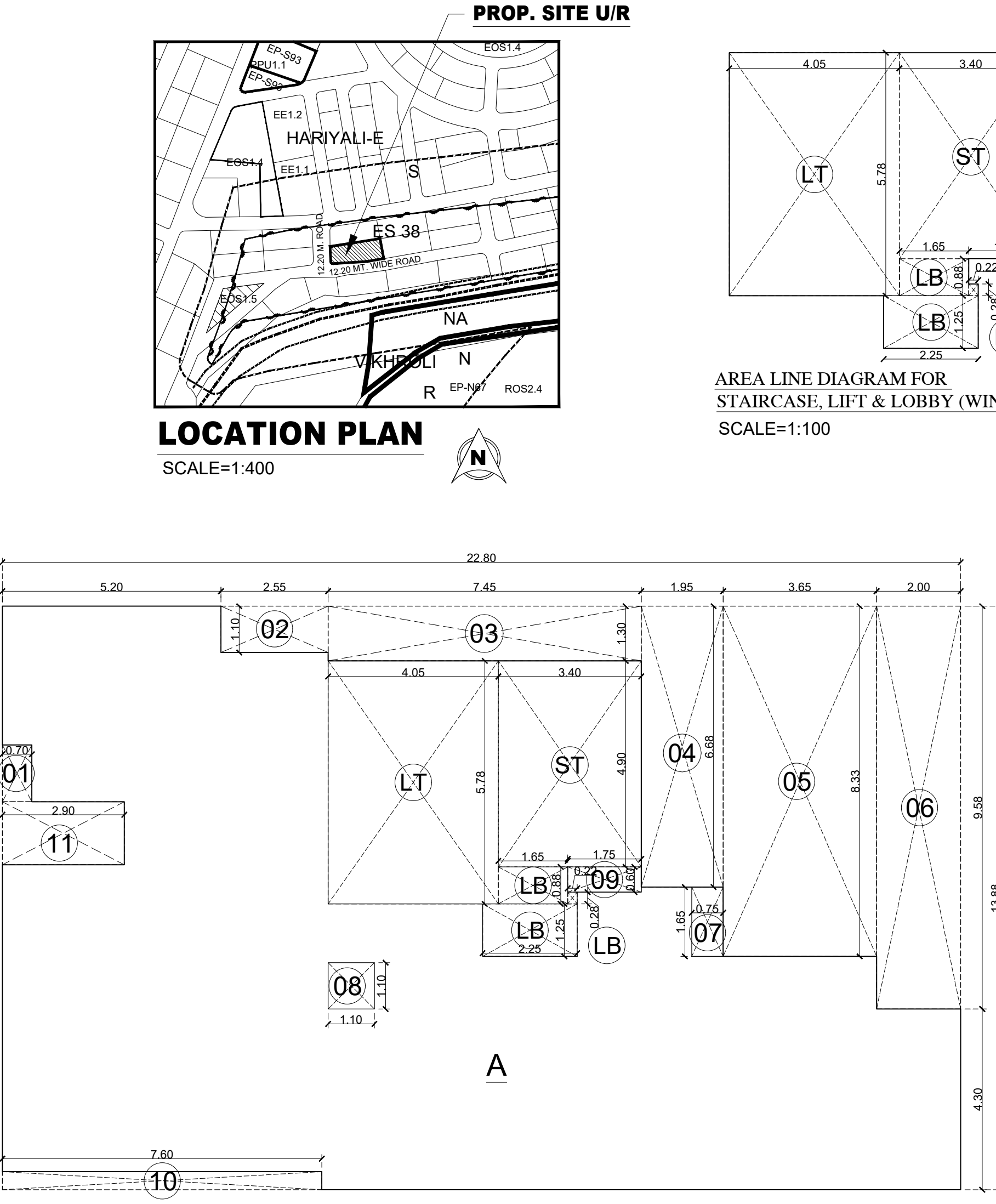
| HAWARE LEGACCY |  |  |  |  |
|----------------|--|--|--|--|
| LAND OWNER     |  |  |  |  |

| MAHARASHTRA HOUSING AREA DEVELOPMENT AUTHORITY |          |      |       |  |
|------------------------------------------------|----------|------|-------|--|
| JOB NO.                                        | DRG. NO. | DATE | SCALE |  |

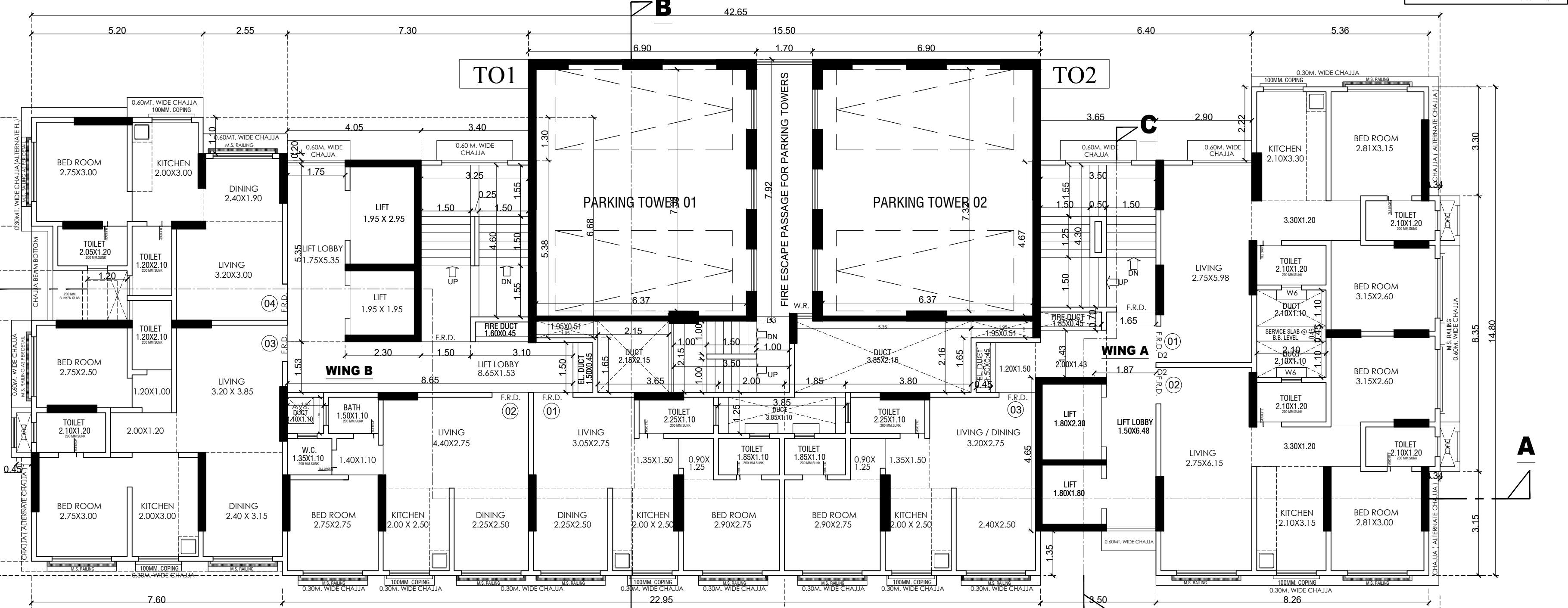
| NORTH      |          |  |  |  |
|------------|----------|--|--|--|
| CHECKED BY | DRAWN BY |  |  |  |

| Vastu Creations       |  |  |  |  |
|-----------------------|--|--|--|--|
| ARCHITECTS & PLANNERS |  |  |  |  |

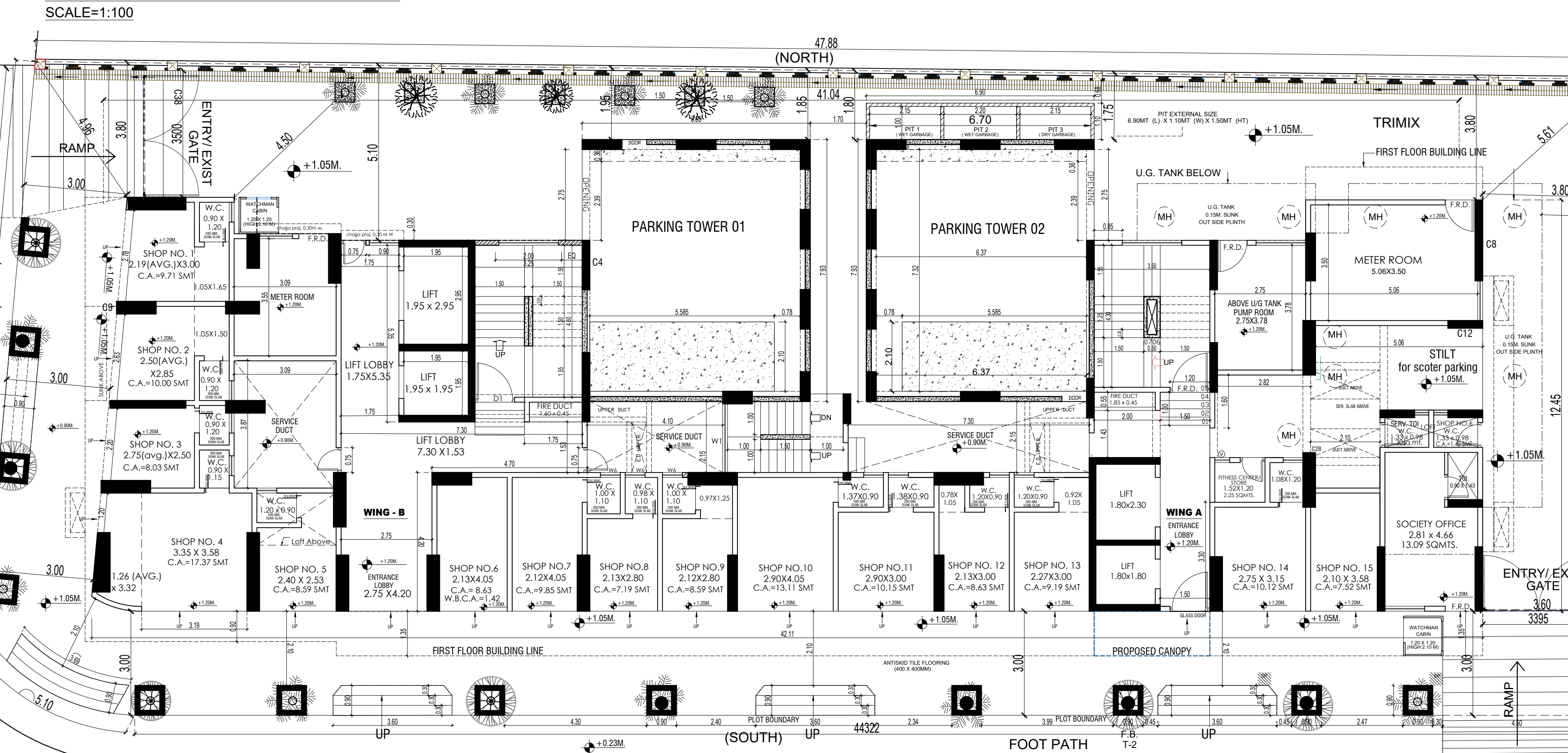
| Vastu Creations       |  |  |  |  |
|-----------------------|--|--|--|--|
| ARCHITECTS & PLANNERS |  |  |  |  |



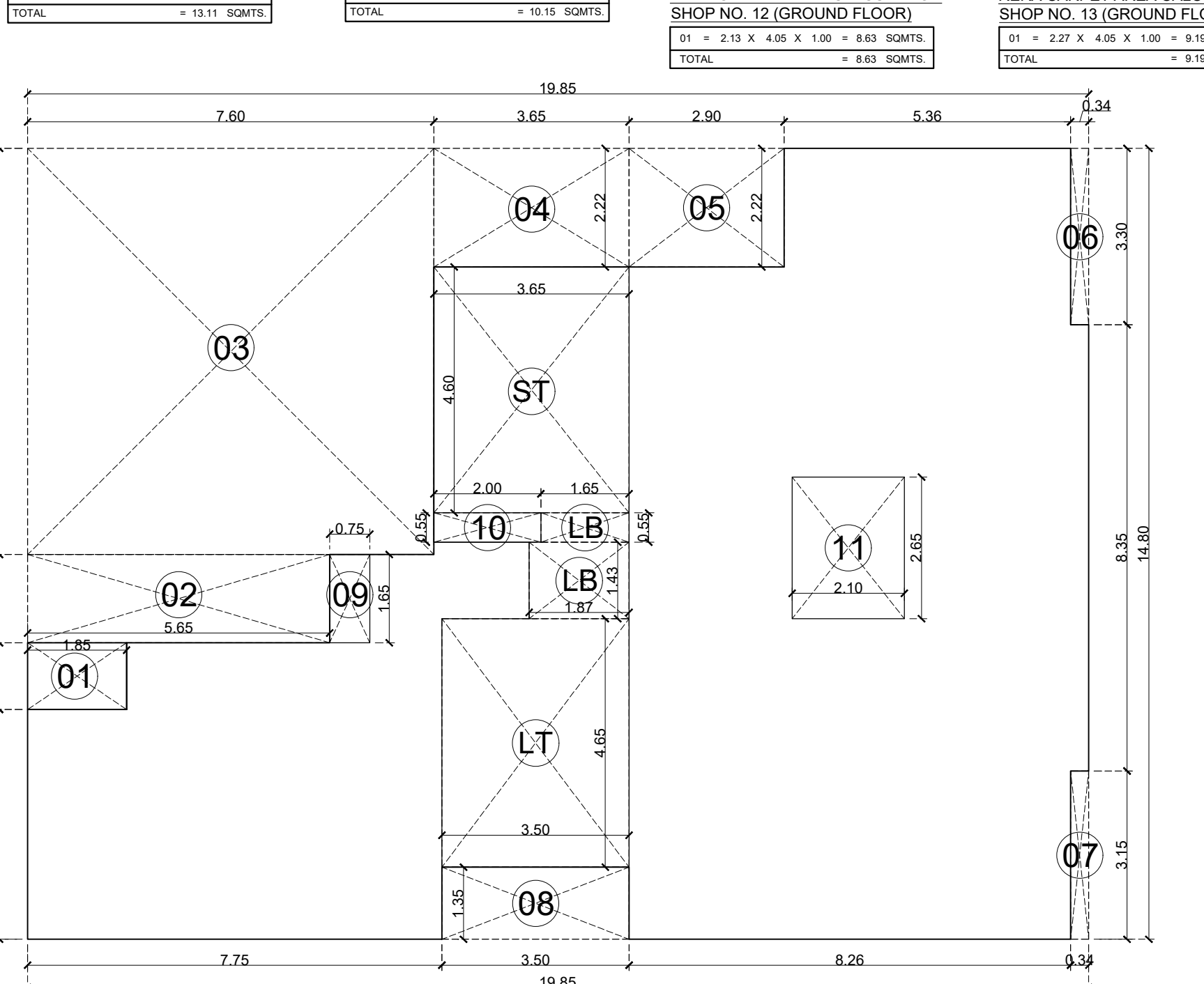
**AREA LINE DIAGRAM FOR TYPICAL FLOOR (WING-B)**  
(2ND TO 7TH, 9TH TO 14TH, 16TH TO 21ST FLOOR)  
SCALE 1: 100



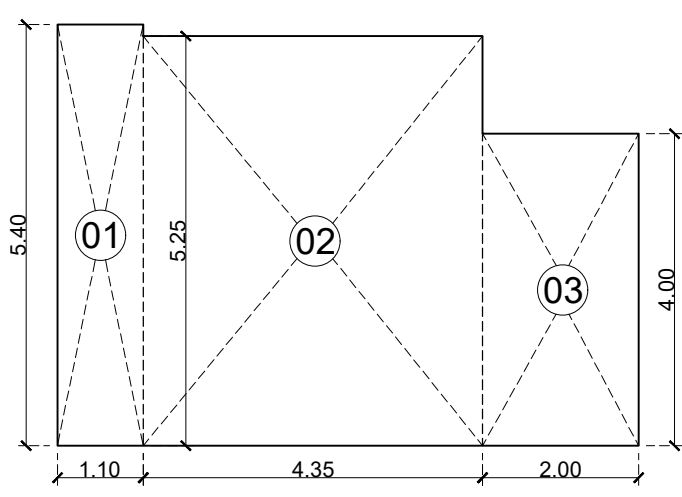
**TYPICAL FLOOR PLAN**  
(2ND TO 7TH, 9TH TO 14TH, 16TH TO 21ST FLOOR)  
SCALE=1:100



**GROUND FLOOR PLAN**  
SCALE=1:100





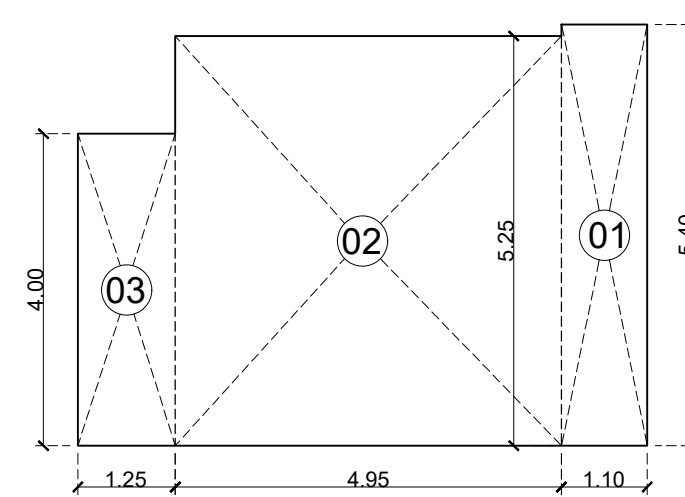


RERA CARPET AREA LINE DIAGRAM  
FLAT NO. 1 (WING - B)  
(1ST TO 7TH, 9TH TO 14TH & 16TH TO 21ST FLOORS)

SCALE 1: 100

RERA CARPET AREA CALCULATION  
FLAT NO. 1 (WING - B)

|              |                      |                       |
|--------------|----------------------|-----------------------|
| 01           | = 1.10 X 5.40 X 1.00 | = 5.94 SQMTS.         |
| 02           | = 4.35 X 5.25 X 1.00 | = 22.84 SQMTS.        |
| 03           | = 2.00 X 4.00 X 1.00 | = 8.00 SQMTS.         |
| <b>TOTAL</b> |                      | <b>= 36.78 SQMTS.</b> |

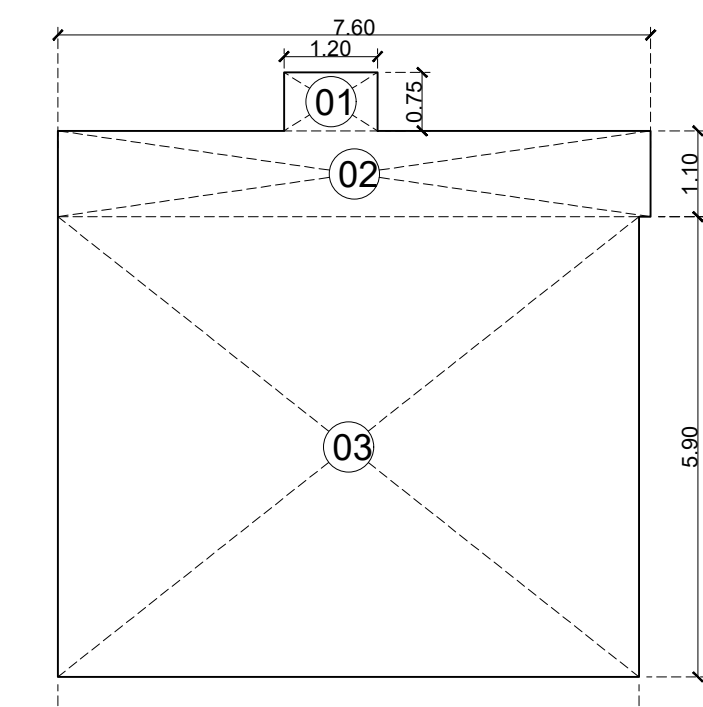


RERA CARPET AREA LINE DIAGRAM  
FLAT NO. 2 (WING - B)  
(1ST TO 21ST FLOORS)

SCALE 1: 100

RERA CARPET AREA CALCULATION  
FLAT NO. 2 (WING - B)

|              |                      |                       |
|--------------|----------------------|-----------------------|
| 01           | = 1.10 X 5.40 X 1.00 | = 5.94 SQMTS.         |
| 02           | = 4.95 X 5.25 X 1.00 | = 25.99 SQMTS.        |
| 03           | = 1.25 X 4.00 X 1.00 | = 5.00 SQMTS.         |
| <b>TOTAL</b> |                      | <b>= 36.93 SQMTS.</b> |

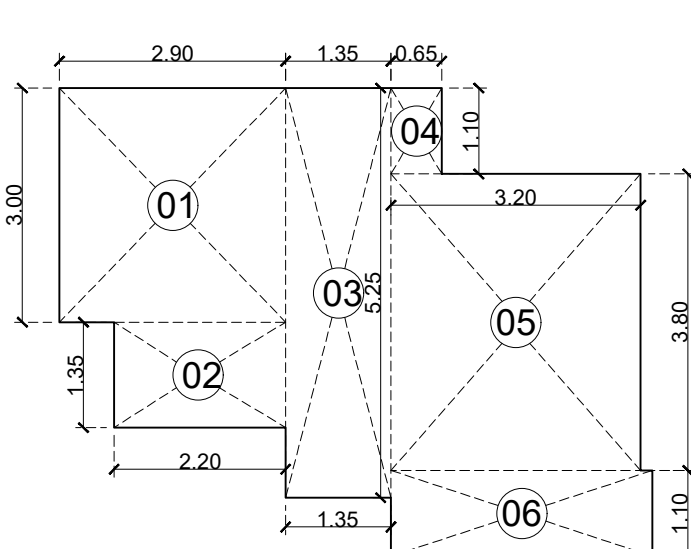


RERA CARPET AREA LINE DIAGRAM  
FLAT NO. 3 (WING - B)  
(2ND TO 21ST FLOORS)

SCALE 1: 100

RERA CARPET AREA CALCULATION  
FLAT NO. 3 (WING - B)

|              |                      |                       |
|--------------|----------------------|-----------------------|
| 01           | = 1.20 X 0.75 X 1.00 | = 0.90 SQMTS.         |
| 02           | = 7.60 X 1.10 X 1.00 | = 8.36 SQMTS.         |
| 03           | = 7.45 X 5.90 X 1.00 | = 43.96 SQMTS.        |
| <b>TOTAL</b> |                      | <b>= 53.22 SQMTS.</b> |

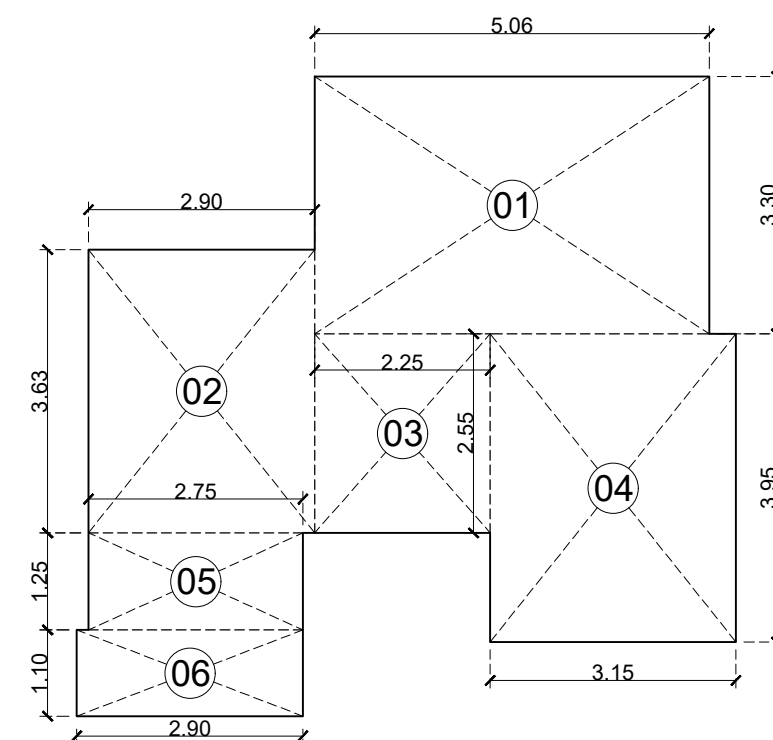


RERA CARPET AREA LINE DIAGRAM  
FLAT NO. 4 (WING - B)  
(1ST TO 21ST FLOORS)

SCALE 1: 100

RERA CARPET AREA CALCULATION  
FLAT NO. 4 (WING - B)

|              |                      |                       |
|--------------|----------------------|-----------------------|
| 01           | = 2.90 X 3.00 X 1.00 | = 8.70 SQMTS.         |
| 02           | = 2.20 X 1.35 X 1.00 | = 2.97 SQMTS.         |
| 03           | = 1.35 X 5.25 X 1.00 | = 7.09 SQMTS.         |
| 04           | = 0.65 X 1.10 X 1.00 | = 0.71 SQMTS.         |
| 05           | = 3.20 X 3.80 X 1.00 | = 12.16 SQMTS.        |
| 06           | = 3.35 X 1.10 X 1.00 | = 3.69 SQMTS.         |
| <b>TOTAL</b> |                      | <b>= 35.32 SQMTS.</b> |

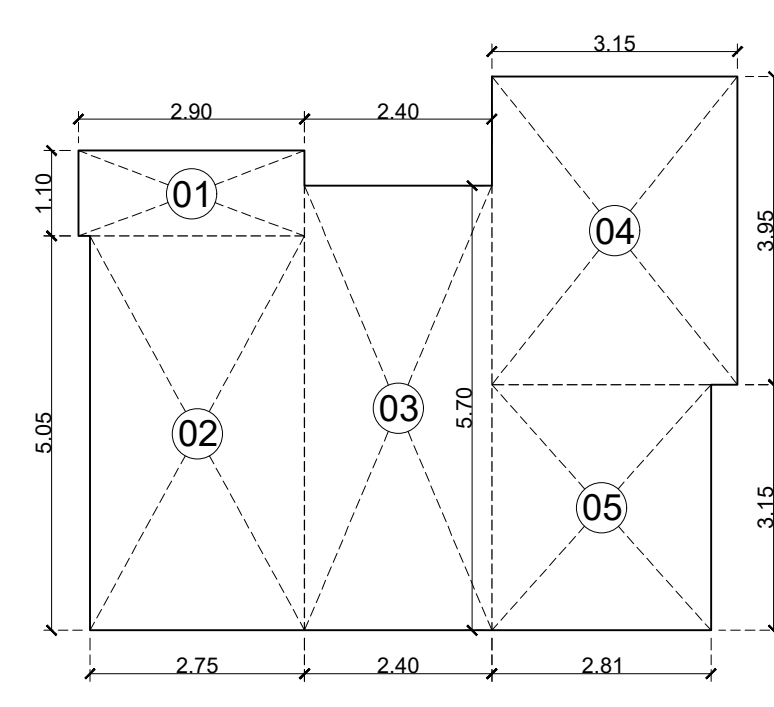


RERA CARPET AREA LINE DIAGRAM  
FLAT NO. 1 (WING - A)  
(1ST TO 21ST FLOORS)

SCALE 1: 100

RERA CARPET AREA CALCULATION  
FLAT NO. 1 (WING - A)

|              |                      |                       |
|--------------|----------------------|-----------------------|
| 01           | = 5.06 X 3.30 X 1.00 | = 16.70 SQMTS.        |
| 02           | = 2.90 X 3.63 X 1.00 | = 10.53 SQMTS.        |
| 03           | = 2.25 X 2.55 X 1.00 | = 5.74 SQMTS.         |
| 04           | = 3.15 X 3.95 X 1.00 | = 12.44 SQMTS.        |
| 05           | = 2.75 X 1.25 X 1.00 | = 3.44 SQMTS.         |
| 06           | = 2.90 X 1.10 X 1.00 | = 3.19 SQMTS.         |
| <b>TOTAL</b> |                      | <b>= 52.04 SQMTS.</b> |

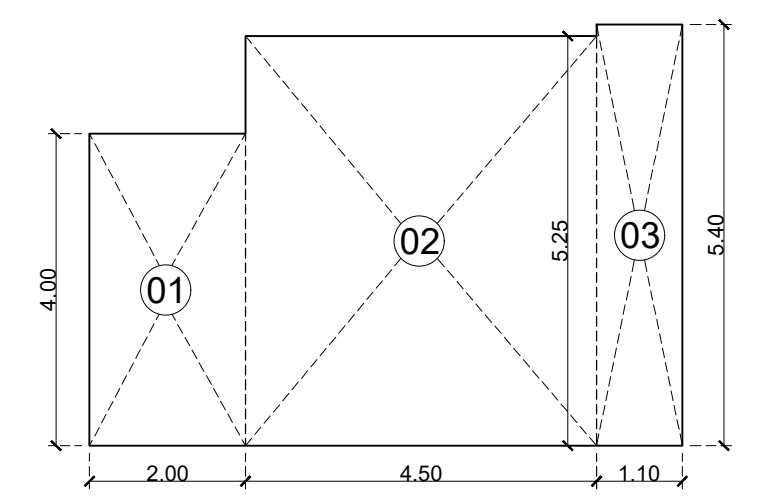


RERA CARPET AREA LINE DIAGRAM  
FLAT NO. 2 (WING - A)  
(1ST TO 21ST FLOORS)

SCALE 1: 100

RERA CARPET AREA CALCULATION  
FLAT NO. 2 (WING - A)

|              |                      |                       |
|--------------|----------------------|-----------------------|
| 01           | = 2.90 X 1.10 X 1.00 | = 3.19 SQMTS.         |
| 02           | = 2.75 X 5.05 X 1.00 | = 13.89 SQMTS.        |
| 03           | = 2.40 X 5.70 X 1.00 | = 13.68 SQMTS.        |
| 04           | = 3.15 X 3.95 X 1.00 | = 12.44 SQMTS.        |
| 05           | = 2.81 X 3.15 X 1.00 | = 8.85 SQMTS.         |
| <b>TOTAL</b> |                      | <b>= 52.05 SQMTS.</b> |

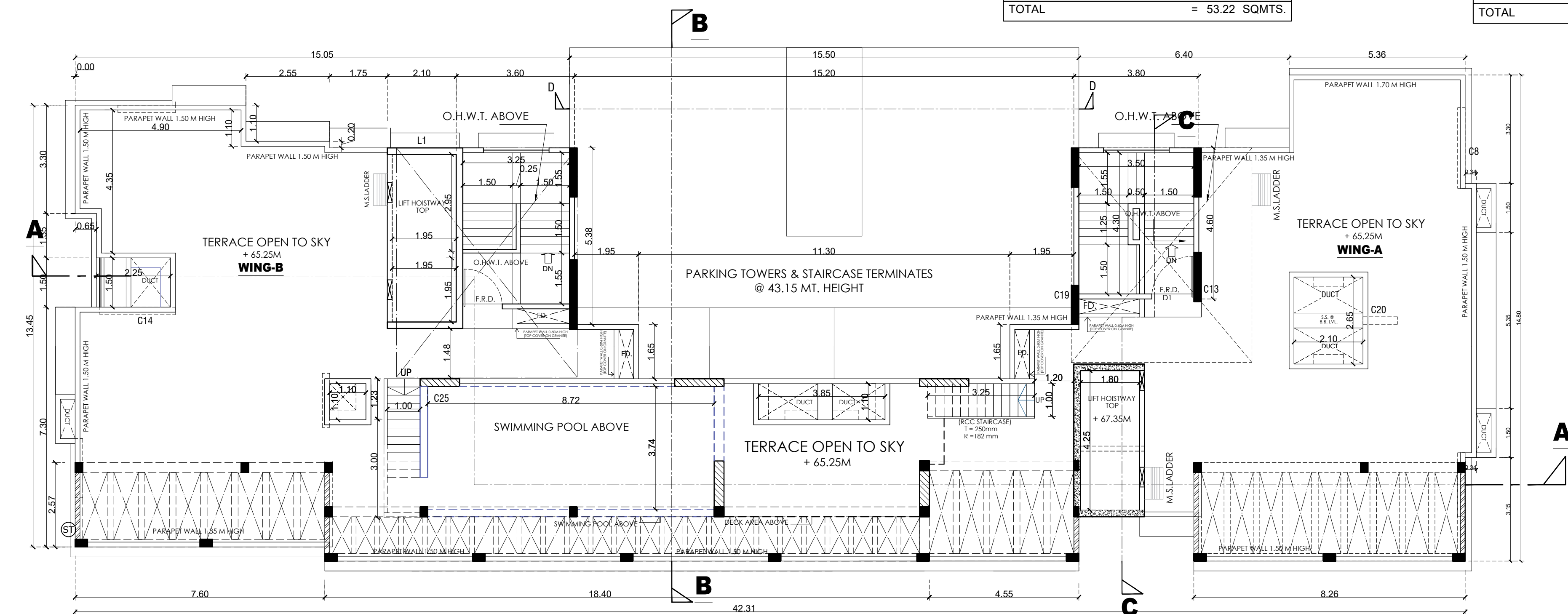


RERA CARPET AREA LINE DIAGRAM  
FLAT NO. 3 (WING - A)  
(1ST TO 7TH, 9TH TO 14TH & 16TH TO 21ST FLOORS)

SCALE 1: 100

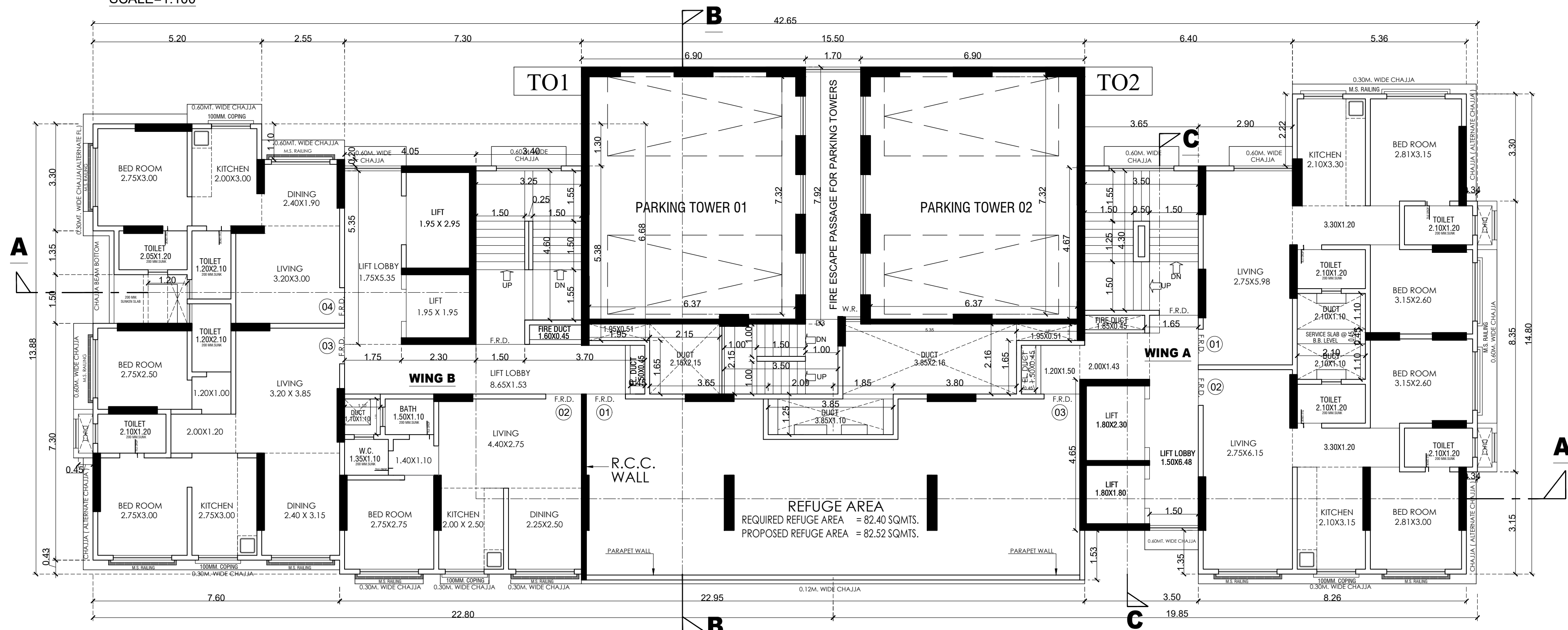
RERA CARPET AREA CALCULATION  
FLAT NO. 3 (WING - A)

|              |                      |                       |
|--------------|----------------------|-----------------------|
| 01           | = 2.00 X 4.00 X 1.00 | = 8.00 SQMTS.         |
| 02           | = 4.50 X 5.25 X 1.00 | = 23.63 SQMTS.        |
| 03           | = 1.10 X 5.40 X 1.00 | = 5.94 SQMTS.         |
| <b>TOTAL</b> |                      | <b>= 37.57 SQMTS.</b> |



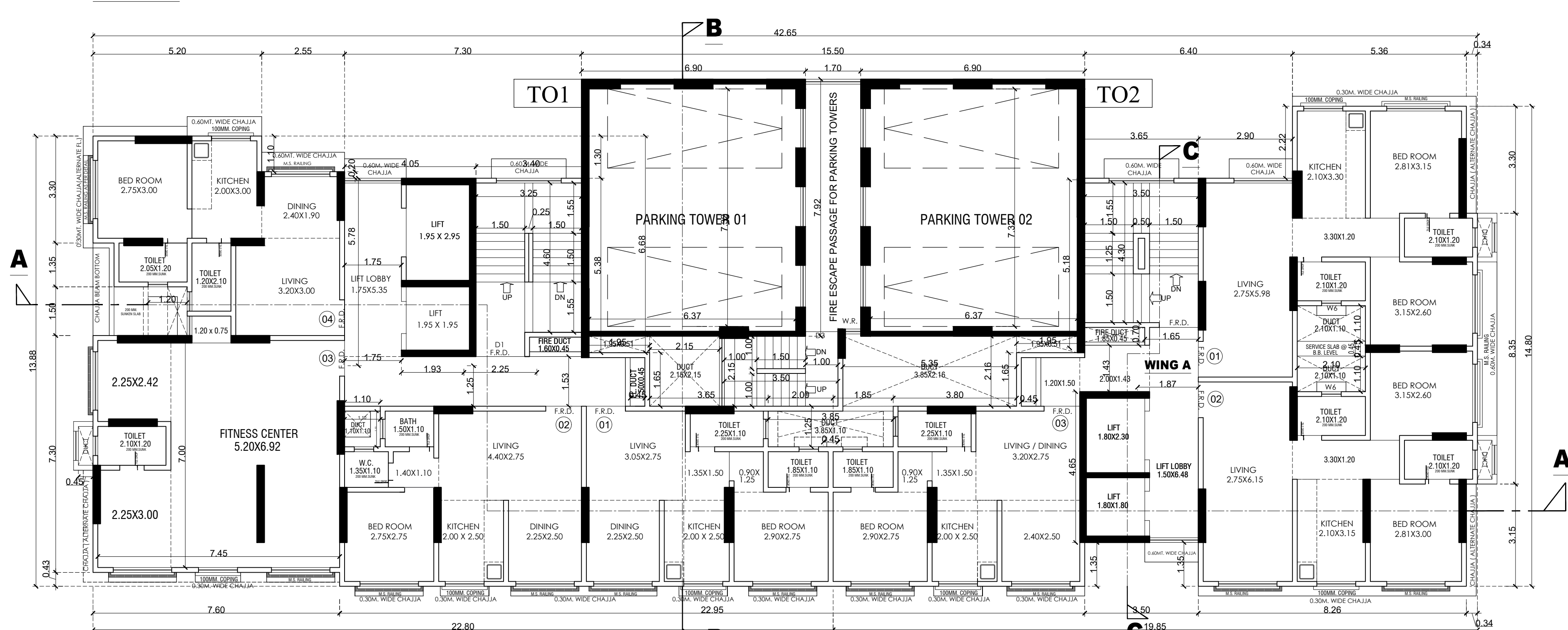
TERRACE FLOOR PLAN

SCALE=1:100



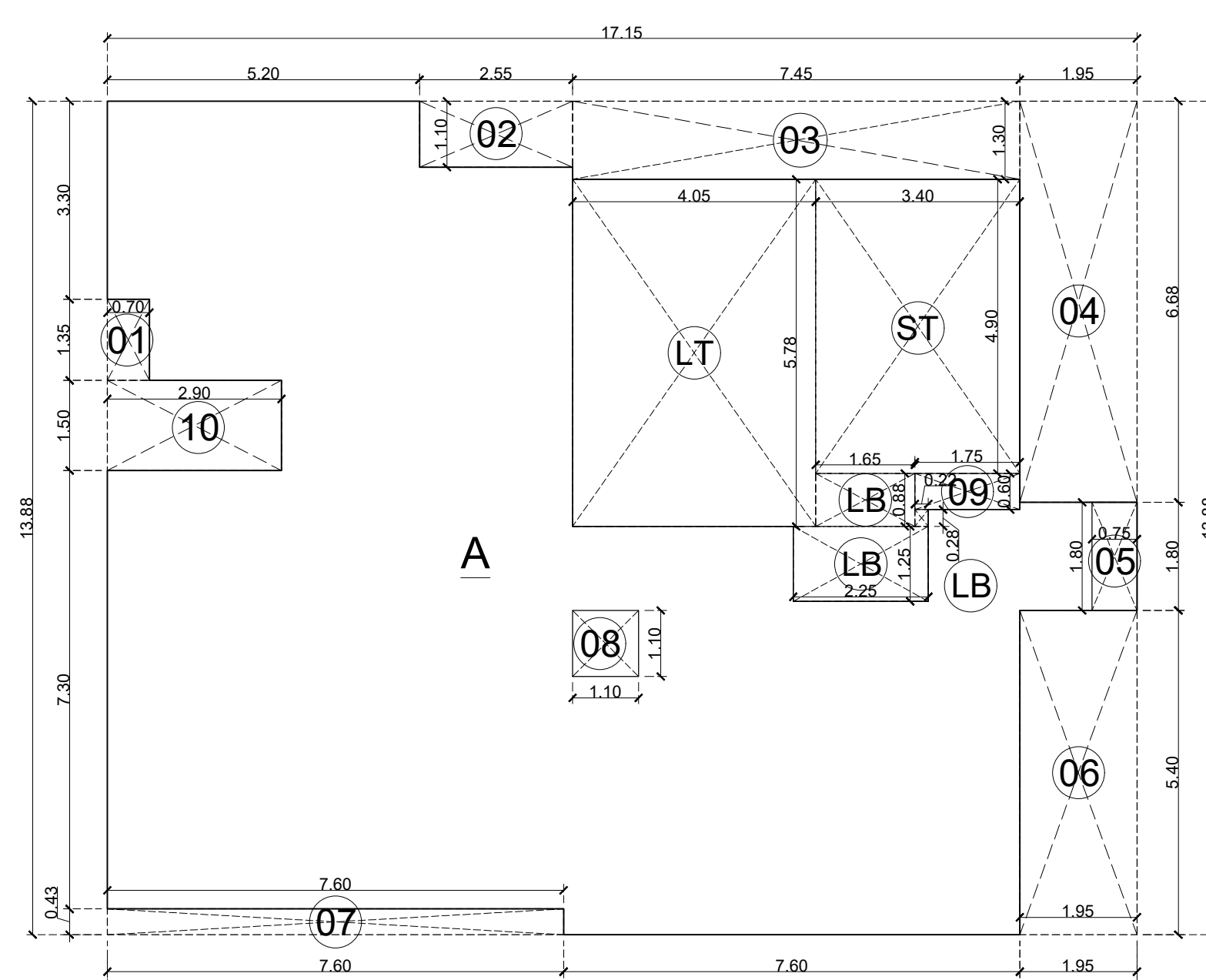
8TH & 15TH FLOOR PLAN (REFUGE FLOOR)

SCALE=1:100



FIRST FLOOR PLAN

SCALE=1:100

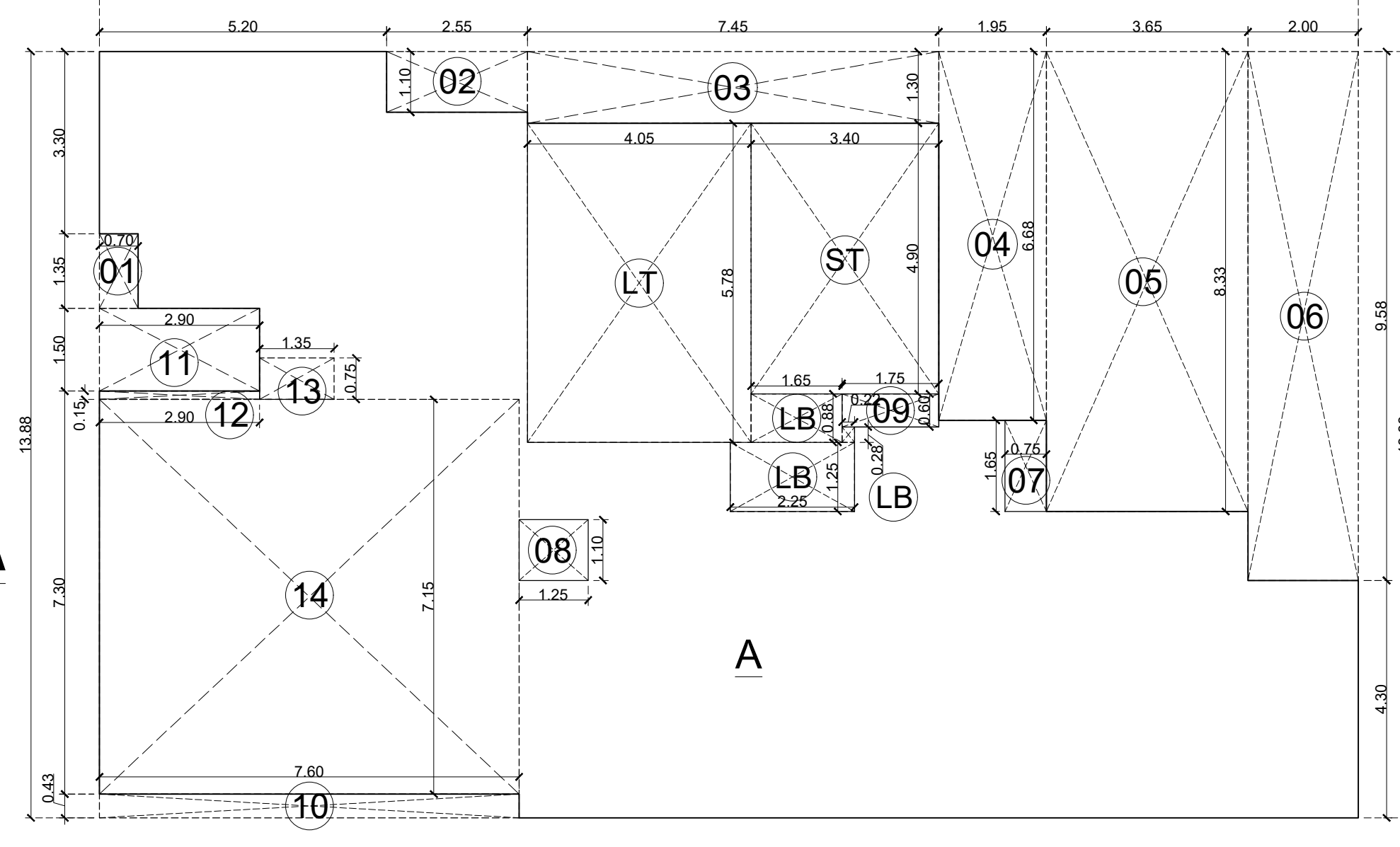


AREA LINE DIAGRAM FOR 8TH & 15TH FLOOR PLAN (WING-B)

SCALE 1: 100

BUILT UP AREA CALCULATION  
(8TH & 15TH FLOOR (WING-B))

|                                                       |                        |                               |
|-------------------------------------------------------|------------------------|-------------------------------|
| A                                                     | = 17.15 X 13.88 X 1.00 | = 238.04 SQMTS. ....(1)       |
| <b>DEDUCTION</b>                                      |                        |                               |
| 01                                                    | = 0.70 X 1.35 X 1.00   | = 0.95 SQMTS.                 |
| 02                                                    | = 2.55 X 1.10 X 1.00   | = 2.81 SQMTS.                 |
| 03                                                    | = 7.45 X 1.30 X 1.00   | = 9.69 SQMTS.                 |
| 04                                                    | = 1.95 X 6.68 X 1.00   | = 13.03 SQMTS.                |
| 05                                                    | = 0.75 X 1.80 X 1.00   | = 1.35 SQMTS.                 |
| 06                                                    | = 1.95 X 5.40 X 1.00   | = 10.53 SQMTS.                |
| 07                                                    | = 7.60 X 0.43 X 1.00   | = 3.27 SQMTS.                 |
| 08                                                    | = 1.10 X 1.10 X 1.00   | = 1.21 SQMTS.                 |
| 09                                                    | = 1.75 X 0.60 X 1.00   | = 1.05 SQMTS.                 |
| 10                                                    | = 2.90 X 1.50 X 1.00   | = 4.35 SQMTS.                 |
| <b>TOTAL</b>                                          |                        | <b>= 48.24 SQMTS. ....(2)</b> |
| <b>DEDUCTION FOR STAIRCASE, LIFT &amp; LIFT LOBBY</b> |                        |                               |
| ST                                                    | = 3.40 X 4.90 X 1.00   | = 16.66 SQMTS.                |
| LT                                                    | = 4.05 X 5.78 X 1.00   | = 23.41 SQMTS.                |
| LB                                                    | = 1.65 X 0.88 X 1.00   | = 1.45 SQMTS.                 |
| LB                                                    | = 2.25 X 1.25 X 1.00   | = 2.81 SQMTS.                 |
| LB                                                    | = 0.22 X 0.28 X 1.00   | = 0.06 SQMTS.                 |
| <b>TOTAL</b>                                          |                        | <b>= 44.39 SQMTS. ....(3)</b> |
| <b>TOTAL DEDUCTION (2 + 3)</b>                        |                        | <b>= 92.63 SQMTS. ....(4)</b> |
| <b>TOTAL AREA OF FLOOR (1 - 4)</b>                    |                        | <b>= 145.41 SQMTS.</b>        |



AREA LINE DIAGRAM FOR 1ST FLOOR PLAN (WING-B)

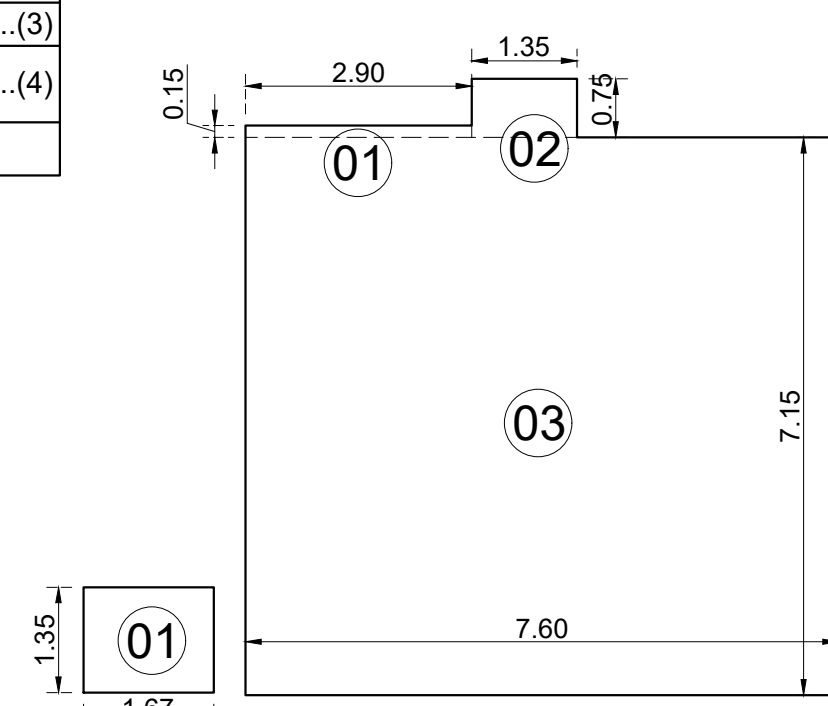
SCALE 1: 100

BUILT UP AREA CALCULATION  
(8TH & 15TH FLOOR (WING-A))

|                                                       |                        |                               |
|-------------------------------------------------------|------------------------|-------------------------------|
| B                                                     | = 14.20 X 14.80 X 1.00 | = 210.16 SQMTS. ....(1)       |
| <b>DEDUCTION</b>                                      |                        |                               |
| 01                                                    | = 3.65 X 2.22 X 1.00   | = 8.10 SQMTS.                 |
| 02                                                    | = 2.90 X 2.22 X 1.00   | = 6.44 SQMTS.                 |
| 03                                                    | = 0.34 X 3.30 X 1.00   | = 1.12 SQMTS.                 |
| 04                                                    | = 0.34 X 3.15 X 1.00   | = 1.07 SQMTS.                 |
| 05                                                    | = 3.65 X 1.35 X 1.00   | = 4.93 SQMTS.                 |
| 06                                                    | = 1.95 X 5.40 X 1.00   | = 10.53 SQMTS.                |
| 07                                                    | = 0.75 X 1.80 X 1.00   | = 1.35 SQMTS.                 |
| 08                                                    | = 1.95 X 7.60 X 1.00   | = 14.82 SQMTS.                |
| 09                                                    | = 2.00 X 0.55 X 1.00   | = 1.10 SQMTS.                 |
| 10                                                    | = 2.10 X 2.65 X 1.00   | = 5.57 SQMTS.                 |
| <b>TOTAL</b>                                          |                        | <b>= 56.03 SQMTS. ....(2)</b> |
| <b>DEDUCTION FOR STAIRCASE, LIFT &amp; LIFT LOBBY</b> |                        |                               |
| ST                                                    | = 3.65 X 4.60 X 1.00   | = 16.79 SQMTS.                |
| LT                                                    | = 3.65 X 4.65 X 1.00   | = 16.97 SQMTS.                |
| LB                                                    | = 1.87 X 1.43 X 1.00   | = 2.67 SQMTS.                 |
| LB                                                    | = 1.65 X 0.55 X 1.00   | = 0.91 SQMTS.                 |
| <b>TOTAL</b>                                          |                        | <b>= 37.34 SQMTS. ....(3)</b> |
| <b>TOTAL DEDUCTION (2 + 3)</b>                        |                        | <b>= 92.37 SQMTS. ....(4)</b> |
| <b>TOTAL AREA OF FLOOR (1 - 4)</b>                    |                        | <b>= 117.79 SQMTS.</b>        |

BUILT UP AREA CALCULATION  
(1ST FLOOR (WING-B))

|                                                       |                        |                                |
|-------------------------------------------------------|------------------------|--------------------------------|
| A                                                     | = 22.80 X 13.88 X 1.00 | = 316.46 SQMTS. ....(1)        |
| <b>DEDUCTION</b>                                      |                        |                                |
| 01                                                    | = 0.70 X 1.35 X 1.00   | = 0.95 SQMTS.                  |
| 02                                                    | = 2.55 X 1.10 X 1.00   | = 2.81 SQMTS.                  |
| 03                                                    | = 7.45 X 1.30 X 1.00   | = 9.69 SQMTS.                  |
| 04                                                    | = 1.95 X 6.68 X 1.00   | = 13.03 SQMTS.                 |
| 05                                                    | = 3.65 X 8.33 X 1.00   | = 30.40 SQMTS.                 |
| 06                                                    | = 2.00 X 9.58 X 1.00   | = 19.16 SQMTS.                 |
| 07                                                    | = 0.75 X 1.85 X 1.00   | = 1.24 SQMTS.                  |
| 08                                                    | = 1.25 X 1.10 X 1.00   | = 1.38 SQMTS.                  |
| 09                                                    | = 1.75 X 0.60 X 1.00   | = 1.05 SQMTS.                  |
| 10                                                    | = 7.60 X 0.43 X 1.00   | = 3.27 SQMTS.                  |
| 11                                                    | = 2.90 X 1.50 X 1.00   | = 4.35 SQMTS.                  |
| 12                                                    | = 2.90 X 0.15 X 1.00   | = 0.44 SQMTS.                  |
| 13                                                    | = 1.35 X 0.75 X 1.00   | = 1.01 SQMTS.                  |
| 14                                                    | = 7.60 X 7.15 X 1.00   | = 54.34 SQMTS.                 |
| <b>TOTAL</b>                                          |                        | <b>= 143.12 SQMTS. ....(2)</b> |
| <b>DEDUCTION FOR STAIRCASE, LIFT &amp; LIFT LOBBY</b> |                        |                                |
| ST                                                    | = 3.40 X 4.90 X 1.00   | = 16.66 SQMTS.                 |
| LT                                                    | = 4.05 X 5.78 X 1.00   | = 23.41 SQMTS.                 |
| LB                                                    | = 1.65 X 0.88 X 1.00   | = 1.45 SQMTS.                  |
| LB                                                    | = 2.25 X 1.25 X 1.00   | = 2.81 SQMTS.                  |
| LB                                                    | = 0.22 X 0.28 X 1.00   | = 0.06 SQMTS.                  |
| <b>TOTAL</b>                                          |                        | <b>= 44.39 SQMTS. ....(3)</b>  |
| <b>TOTAL DEDUCTION (2 + 3)</b>                        |                        | <b>= 187.51 SQMTS. ....(4)</b> |
| <b>TOTAL AREA OF FLOOR (1 - 4)</b>                    |                        | <b>= 128.96 SQMTS.</b>         |



AREA LINE DIAG. FITNESS CENTER  
(Gr+1ST FLOOR) (A & B WING)

SCALE 1: 100

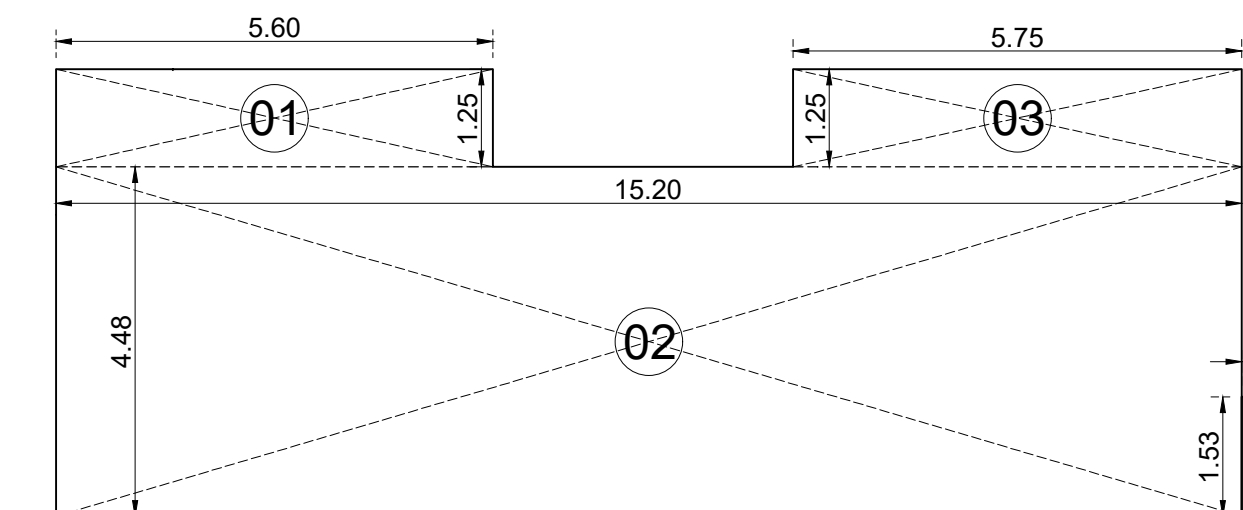
PERMISSIBLE FITNESS CENTER AREA ON 1ST FLR.  
2% OF GROSS BUILT UP AREA

6894.23 X 2% = 139.88 sq.mt.

PROPOSED FITNESS CENTER AREA ON 1ST FLR  
= 139.71 sq.mt.

FITNESS CENTER AREA CALCULATION

|                                   |               |                      |
|-----------------------------------|---------------|----------------------|
| Gr. FLOOR                         |               |                      |
| 01                                | = 1.67 X 1.35 | = 2.25 sq.mt.        |
| 1ST FLOOR                         |               |                      |
| 01                                | = 2.90 X 0.15 | = 0.44 sq.mt.        |
| 02                                | = 1.35 X 0.75 | = 1.01 sq.mt.        |
| 03                                | = 7.60 X 7.15 | = 54.34 sq.mt.       |
| <b>TOTAL REFUGE AREA PROPOSED</b> |               | <b>= 58.04 sq.mt</b> |



AREA LINE DIAGRAM REFUGE AREA (8TH & 15TH FLOOR)

SCALE 1: 100

|                                                            |                               |
|------------------------------------------------------------|-------------------------------|
| <b>REQUIRED REFUGE AREA ON 8TH</b>                         |                               |
| 4% OF TOTAL BUILT UP AREA OF UPPER FLRS.<br>(8TH TO 14TH)  | = 82.40 sq.mt.                |
| 4% X 2060.10                                               |                               |
| <b>REQUIRED REFUGE AREA ON 15TH</b>                        |                               |
| 4% OF TOTAL BUILT UP AREA OF UPPER FLRS.<br>(16TH TO 21ST) | = 82.40 sq.mt.                |
| 4% X 2060.10                                               |                               |
| <b>REFUGE AREA PROPOSED ON 8TH FLOOR</b>                   | <b>= 82.52 Sq.mt</b>          |
| <b>REFUGE AREA PROPOSED ON 15TH FLOOR</b>                  | <b>= 82.52 Sq.mt</b>          |
| <b>REFUGE AREA CALCULATION</b>                             |                               |
| <b>8TH &amp; 15TH FLOOR</b>                                |                               |
| 01                                                         | = 5.60 X 1.25 = 7.00 sq.mt.   |
| 02                                                         | = 15.20 X 4.48 = 68.10 sq.mt. |
| 03                                                         | = 5.75 X 1.25 = 7.19 sq.mt.   |
| 04                                                         | = 0.15 X 1.53 = 0.23 sq.mt.   |
| <b>TOTAL REFUGE AREA PROPOSED</b>                          | <b>= 82.52 sq.mt</b>          |

## PROFORMA - 'B'

CONTENT OF SHEET

TYPICAL FLOOR PLANS, AREA CALCULATIONS, TERRACE FLOOR PLAN.

DIGITAL SIGNATURES OF AUTHORITY  
PLAN FOR APPROVAL

E.E.(B.P. SELL)/GMMHADA

S.E.(B.P. SELL)/GMMHADA D.E.(B.P. SELL)/GMMHADA

ARCHITECT NOTES

- ALL DIMENSIONS ARE IN METERS.
- SCALE USE.
- THE PLANS ARE PROPOSED AS PER PROVISION OF DCPR-2020 AND AS PER PREVAILING REGULATION AND CIRCULAR ISSUED BY MCGM & MHADA TIME TO TIME.
- GUIDELINES ISSUED IN EODP FOLLOW.
- THE ARITHMETIC CALCULATION CHECK BY ME AND FOUND CORRECT.

NOTES

- PLOT BOUNDARY..... THICK BLACK  
EXISTING STREET..... GREEN  
PROPOSED WORK..... RED FILLED  
DRAINAGE AND SEWERAGE WORK..... RED DOTTED  
RECREATION GROUND..... GREEN WASHY  
ROAD AND SETBACKS..... BURNED SENNA  
EXISTING STRUCTURE TO BE DEMOLISHED..... YELLOW DOTTED

PLAN FOR - OBTAINING MHADA (PA) APPROVAL - AMENDED PLAN

DESCRIPTION OF PROPERTY

PROPOSED RECONSTRUCTION OF EXISTING BUILDING NO. 81, KNOWN AS "KANNAMWAR NAGAR SWAPNA SARFALYA CO. OPP. HSG. SOCIETY 117" ON LAND BEARING C.T.S. NO. 356 (PT) OF VILLAGE HARIYALI, SITUATED AT KANNAMWAR NAGAR, MHADA COLONY, VIKHROLI (E) MUMBAI-83

NAME OF THE DEVELOPER

HAWARE LEGACCY

VARDHAN MARKET, OFFICE NO.416 SECTOR 17, VASHI, NAVI MUMBAI

LAND OWNER NAME, ADDRESS, SIGN & STAMP OF ARCHITECTS

MAHARASHTRA HOUSING AREA DEVELOPMENT AUTHORITY

JOB NO. DRG. NO. DATE SCALE

04.03.2024 1: 100

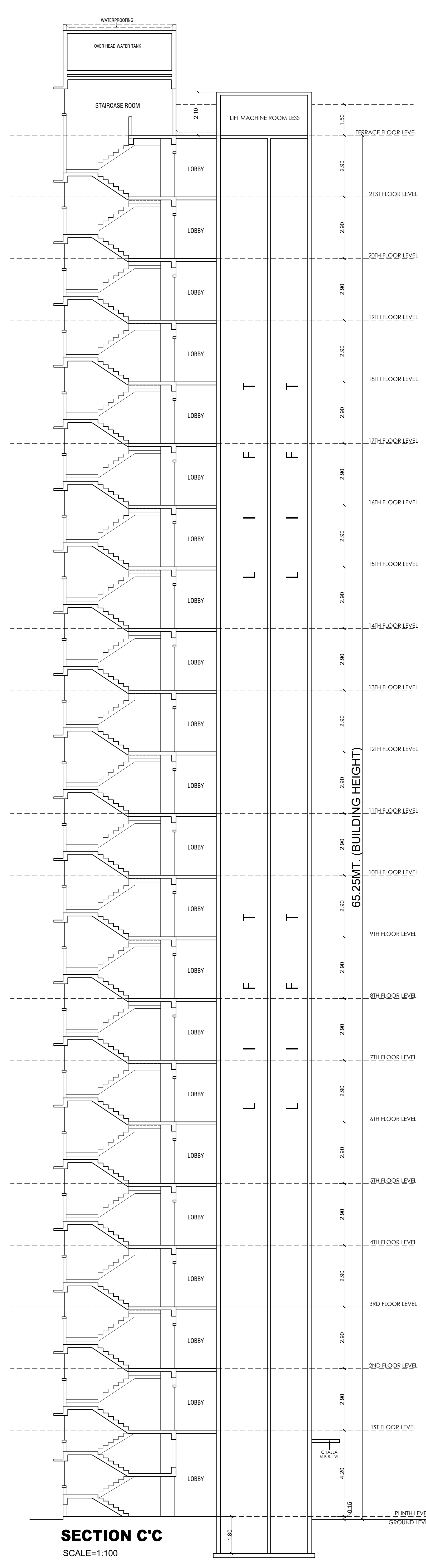
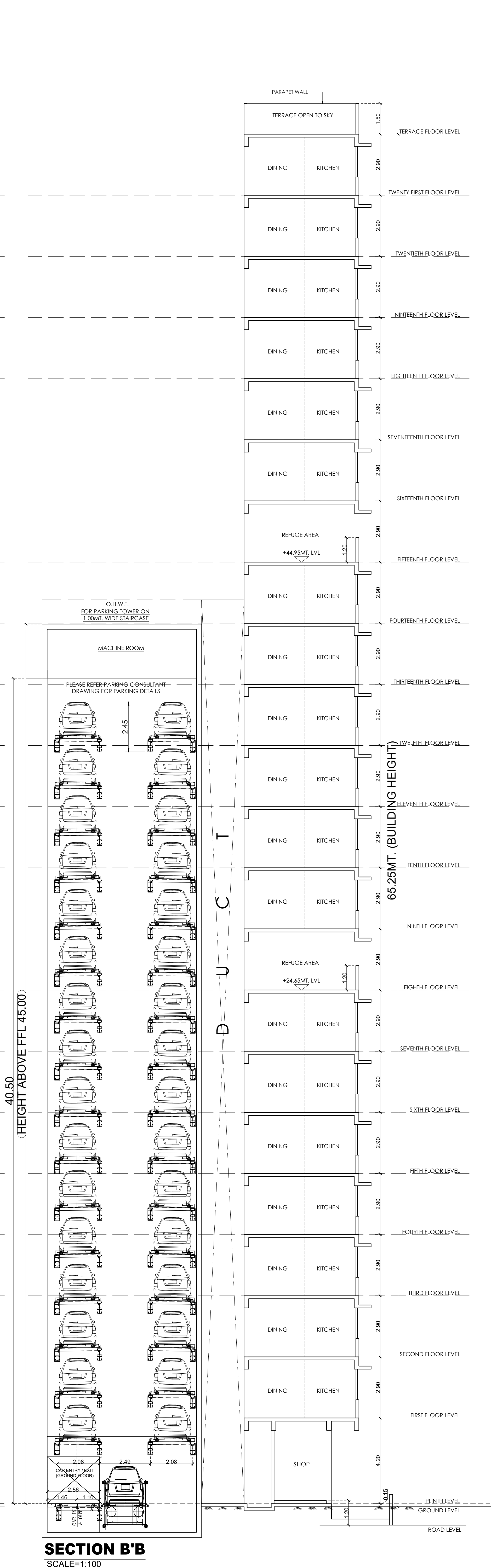
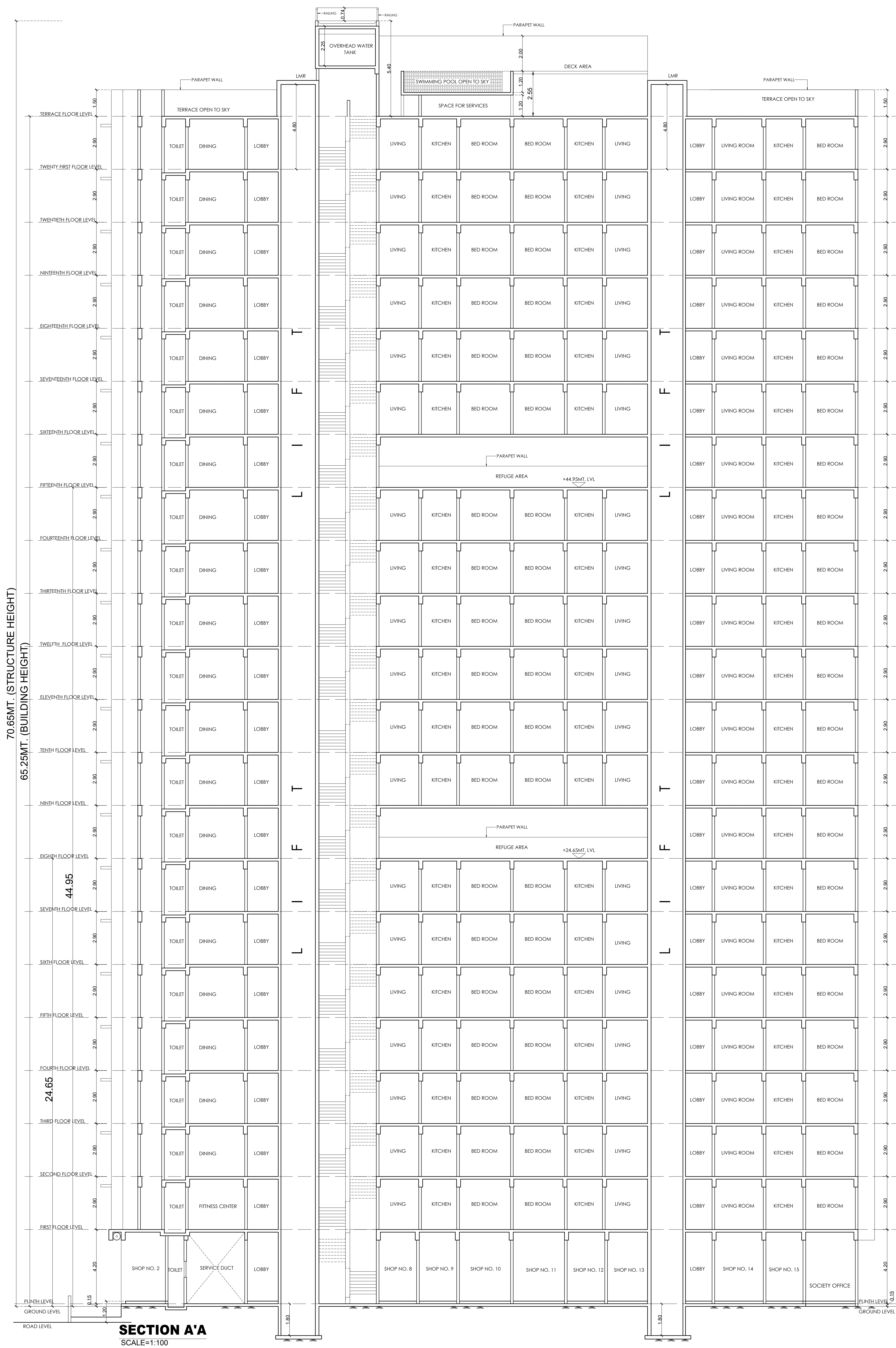
CHECKED BY DRAWN BY

INDRAJEET DESHMUKH DHAVAL

Vastu Creations Architects & Planners

100, 50TH CROSS, 8TH FLOOR, MARU, OPP. COLLECTOR OFFICE, BANGALORE, KARNATAKA





|                                                                                                                                                                                                                                                     |                                           |
|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------|
| <b>PROFORMA - 'B'</b>                                                                                                                                                                                                                               |                                           |
| CONTENT OF SHEET                                                                                                                                                                                                                                    |                                           |
| <b>SECTIONS</b>                                                                                                                                                                                                                                     |                                           |
| DIGITAL SIGNATURES OF AUTHORITY                                                                                                                                                                                                                     |                                           |
| PLAN FOR APPROVAL                                                                                                                                                                                                                                   |                                           |
| E.E.(B.P. SELL)/GMMHADA                                                                                                                                                                                                                             |                                           |
| S.E.(B.P. SELL)/GMMHADA                                                                                                                                                                                                                             |                                           |
| D.E.(B.P. SELL)/GMMHADA                                                                                                                                                                                                                             |                                           |
| <b>ARCHITECT NOTES</b>                                                                                                                                                                                                                              |                                           |
| 1. ALL DIMENSIONS ARE IN METERS.                                                                                                                                                                                                                    |                                           |
| 2. SCALE USE:                                                                                                                                                                                                                                       |                                           |
| a) FLOOR PLAN = 1:100 b) BLOCK PLAN = 1:500 c) LOCATION PLAN = 1:4000                                                                                                                                                                               |                                           |
| 3. THE PLANS ARE PROPOSED AS PER PROVISION OF DCPR-2034 AND AS PER PREVAILING REGULATION AND CIRCULAR ISSUED BY MCGM & MHADA TIME TO TIME.                                                                                                          |                                           |
| 4. GUIDELINES ISSUED IN EODB FOLLOW.                                                                                                                                                                                                                |                                           |
| 5. THE ARITHMETIC CALCULATION CHECK BY ME AND FOUND CORRECT.                                                                                                                                                                                        |                                           |
| <b>NOTES</b>                                                                                                                                                                                                                                        |                                           |
| PLOT BOUNDARY ..... THICK BLACK                                                                                                                                                                                                                     |                                           |
| EXISTING STREET ..... GREEN                                                                                                                                                                                                                         |                                           |
| PROPOSED WORK ..... RED FILLED                                                                                                                                                                                                                      |                                           |
| ORANGE AND                                                                                                                                                                                                                                          |                                           |
| SEWERAGE WORK ..... RED DOTTED                                                                                                                                                                                                                      |                                           |
| RECREATION GROUND ..... GREEN WASH                                                                                                                                                                                                                  |                                           |
| ROAD AND SETBACKS ..... BURNT SIENNA                                                                                                                                                                                                                |                                           |
| EXISTING STRUCTURE ..... YELLOW DOTTED                                                                                                                                                                                                              |                                           |
| TO BE DEMOLISHED                                                                                                                                                                                                                                    |                                           |
| PLAN FOR : <b>OBTAINING MHADA (PA) APPROVAL - AMENDED PLAN</b>                                                                                                                                                                                      |                                           |
| DESCRIPTION OF PROPERTY                                                                                                                                                                                                                             |                                           |
| PROPOSED RECONSTRUCTION OF EXISTING BUILDING NO. 81, KNOWN AS "KANANMAM NAGAR SWAPNA SARFALYA CO. OPP. HSG. SOCIETY LTD." ON LAND BEARING C.T.S. NO. 356 (PT) OF VILLAGE HARIYALI, SITUATED AT KANANMAM NAGAR, MHADA COLONY, VIKHROLI (E) MUMBAI-83 |                                           |
| NAME OF THE DEVELOPER                                                                                                                                                                                                                               |                                           |
| <b>HAWARE LEGACCY</b>                                                                                                                                                                                                                               |                                           |
| VARDHMAN MARKET, OFFICE NO.416 SECTOR 17, VASHI, NAVI MUMBAI                                                                                                                                                                                        |                                           |
| LAND OWNER                                                                                                                                                                                                                                          | NAME, ADDRESS, SIGN & STAMP OF ARCHITECTS |
| MAHARASHTRA HOUSING AREA DEVELOPMENT AUTHORITY                                                                                                                                                                                                      | <b>Vastu Creations</b>                    |
| JOB NO.                                                                                                                                                                                                                                             | DATE SCALE                                |
| 04.03.2024                                                                                                                                                                                                                                          | 1:100                                     |
| NORTH                                                                                                                                                                                                                                               | CHECKED BY                                |
| INDRAJEET DESHMUKH                                                                                                                                                                                                                                  | DHAVAL                                    |
| DRAWN BY                                                                                                                                                                                                                                            |                                           |
| DHAVAL                                                                                                                                                                                                                                              |                                           |