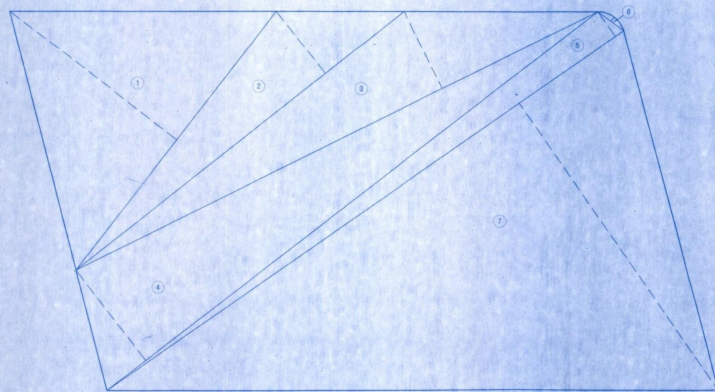
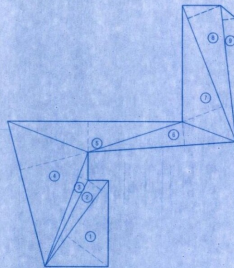




PLOT AREA LINE DIAGRAM
SCALE: 1:500

PLOT AREA CALCULATION

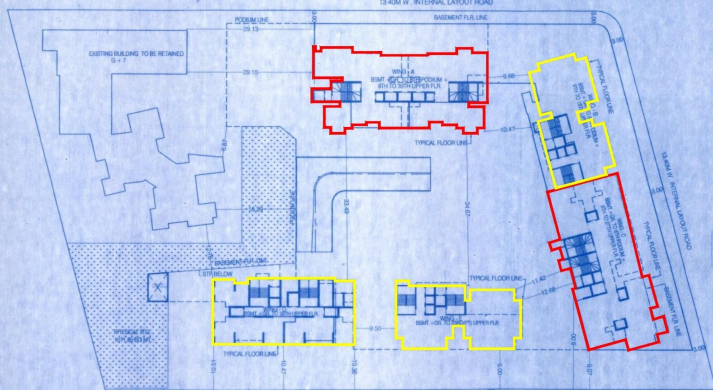
SUB PLOT AREA - 1		
1	0.50 X 74.67 X 48.15 X 1 NO	= 1792.68 SQ.MT
2	0.50 X 95.33 X 16.09 X 1 NO	= 762.24 SQ.MT
3	0.50 X 120.91 X 19.69 X 1 NO	= 1209.50 SQ.MT
4	0.50 X 141.41 X 28.82 X 1 NO	= 2037.72 SQ.MT
5	0.50 X 143.52 X 6.94 X 1 NO	= 499.01 SQ.MT
6	0.666 X 7.33 X 1.27 X 1 NO	= 6.20 SQ.MT
7	0.50 X 143.52 X 69.56 X 1 NO	= 4991.63 SQ.MT
TOTAL PLOT AREA		= 11922.00 SQ.MT



PHYSICAL R.G. 1, 2 & 3 AREA LINE DIAGRAM

PHYSICAL R.G. 1 CALCULATION		
1	1/2 X 24.39 X 11.64 X 1 NO	= 141.96 SQ.MT
2	1/2 X 24.39 X 3.75 X 1 NO	= 45.75 SQ.MT
3	1/2 X 22.80 X 2.24 X 1 NO	= 25.14 SQ.MT
4	1/2 X 24.10 X 16.96 X 1 NO	= 203.82 SQ.MT
5	1/2 X 33.86 X 6.97 X 1 NO	= 118.91 SQ.MT
6	1/2 X 33.84 X 5.40 X 1 NO	= 91.37 SQ.MT
7	1/2 X 33.40 X 6.91 X 1 NO	= 116.83 SQ.MT
8	1/2 X 33.40 X 6.11 X 1 NO	= 102.44 SQ.MT
9	1/2 X 35.75 X 3.35 X 1 NO	= 60.06 SQ.MT
TOTAL ADDITION		= 1071.85 SQ.MT

R.G. REQUIRED AREA: 8% OF GROSS PLOT AREA = 950.16 SQ.MT
R.G. AREA PROPOSED = 1071.85 SQ.MT



BLOCK PLAN
SCALE: 1:500

BUILT UP AREA STATEMENT COMPOSITE BLDG. NO. 1 (WING - A TO C)

FLOORS	GROSS BUA	ST/LIFT & LOBBY AREA	ENTRANCE LOBBY AREA	REFUGEE AREA	METER ROOM AREA	STOILET AREA	SOCIETY OFFICE AREA	FITNESS CENTER AREA	SALE COMM AREA	EXCESS REFUGEE METER AREA	SALE BUILT UP AREA	SALE FUNGIBLE AREA
GR FLOOR	2716.69	297.77	276.77	---	71.51	---	---	---	2006.64	---	2006.64	---
1ST PODIUM	2847.66	485.27	---	---	2.20	---	---	---	2180.19	---	2180.19	---
2ND PODIUM	---	---	---	---	---	---	---	---	---	---	---	---
3RD PODIUM	---	---	---	---	---	---	---	---	---	---	---	---
4TH PODIUM	---	---	---	---	---	---	---	---	---	---	---	---
5TH PODIUM	---	---	---	---	---	---	---	---	---	---	---	---
6TH PODIUM	---	---	---	---	---	---	---	---	---	---	---	---
7TH PODIUM	218.47	---	---	---	---	22.08	196.39	---	---	---	---	---
8TH PODIUM	668.06	---	---	---	276.54	---	391.52	---	---	---	---	---
TOTAL	6250.88	763.04	276.77	---	71.51	2.20	22.08	587.91	4248.83	---	4248.83	---

BUILT UP AREA STATEMENT COMPOSITE BLDG. NO. 1 (WING - A TO D)

FLOORS/ WING A TO D	GROSS BUA	ST /LIFT & LOBBY AREA	ENTRANCE LOBBY AREA	REFUGEE AREA	PUMP ROOM AREA	METER ROOM AREA	STOILET AREA	SOCIETY OFFICE AREA	FITNESS CENTER AREA	SALE COMM AREA	SALE RES AREA	SALE BUA OF EXISTING TENANT	FUNGIBLE BUA OF EXISTING TENANT	PTC AREA	EXCESS PTC AREA	33 (12) B REHAB AREA	EXCESS REFUGEE AREA	33 (12) B REHAB AREA	SALE EXCESS REFUGEE AREA	SALE BUILT UP AREA	SALE FUNGIBLE AREA	
GR TO 6TH PODIUM	6250.88	763.04	276.77	276.54		71.51	2.20	22.08	587.91	4248.83										4248.83		
WING - A	18950.00	5194.23		426.73		68.30						2017.24	6327.81	2914.75							10345.05	2611.85
WING - B	7300.40	2284.40		135.96		44.00									4836.92							
WING - C	10988.40	2943.67		220.04		41.80																
WING - D	14002.92	5109.94	75.00	362.54		28.06	79.30					179.51										
WING - E	7885.97	2754.97	64.31	168.00	33.65	32.39	52.60							4780.05	30.43							
TOTAL	65669.43	19018.85	448.00	1007.03	33.65	131.94	288.20	22.08	587.91	4248.83	3880.64	6327.81	2914.75	11242.56	3646.80	6749.08	62.80	6294.42	2237.96	1915	22418.45	2972.73

METER ROOM WING - A TO D

50 UNITS/10 SQ.M = 68 X 10/50 = 13.60 SQ.M
REQUIRED METER ROOM AREA = 13.60 SQ.M
PROPOSED METER ROOM AREA = 30.57 SQ.M
METER ROOM AREA IN F.S. = 14. SQ.MT

FITNESS CENTER AREA PERMISSIBLE 2% OF SALE BUA = 102.90 SQ.MT
FITNESS CENTER AREA PROPOSED = 587.91 SQ.MT

TENEMENTS STATEMENT BLDG. 1

FLOOR & WING	COMM	SALE RES	REHAB 33(12)(B)	EXISTING TENANT	PTC TENANT	FITNESS CENTER	SOCIETY OFFICE	TOTAL
GROUND	20	---	---	---	---	---	---	20
1ST FLOOR	---	---	---	---	---	---	---	---
1ST PODIUM	---	---	---	---	---	---	---	---
2ND PODIUM	---	---	---	---	---	---	---	---
3TH PODIUM	---	---	---	---	---	---	---	---
4TH PODIUM	---	---	---	---	---	---	---	---
5TH PODIUM	---	---	---	---	---	---	---	---
6TH PODIUM	---	---	---	---	---	---	---	---
7TH PODIUM	---	---	---	---	---	---	---	---
8TH PODIUM	---	---	---	---	---	---	---	---
WING - A	---	32	---	208	---	03	01	244
WING - B	---	---	---	---	116	---	---	116
WING - C	---	93	---	---	---	---	---	93
WING - D	---	04	191	---	---	---	---	195
WING - E	---	---	---	---	110	---	---	110
TOTAL	20	129	191	208	226	03	01	778

PARKING STATEMENT BLDG 1 WING A,B,C

PARKING REQUIRED FOR COMM	PARKING REQD
TOTAL PARKING REQUIRED NR 4248.83 SQ.M	106.22 NOS
10% VISITORS PARKING	10.62 NOS
TOTAL PARKING REQUIRED	116.84 NOS
PROPOSED PARKING	117.00 NOS

PROPOSED PARKING STATEMENT

FLOOR	BIG	SMALL	TOTAL
GR FLR	92	---	92
1ST PODIUM	96	---	96
2ND PODIUM	121	---	121
3RD PODIUM	120	---	120
4TH PODIUM	85	---	85
5TH PODIUM	85	---	85
6TH PODIUM	144	---	144
7TH PODIUM	134	---	134
8TH PODIUM	22	---	22
TOTAL	689	---	689

REQD. PARKING STATEMENT

WINGS	REQD	PROPOSED
GR FLR	117	117
WING - A	264	264
WING - B	24	24
WING - C	182	182
WING - D	215	215
WING - E	25	25
TOTAL	625	625



LOCATION PLAN
SCALE: 1:4000

10 A COMPOSITE BLDG. 1

LAYOUT PLAN

PROFORMA 'A' (33(12))	TOTAL
A. AREA STATEMENT	
1. TOTAL AREA OF PLOT	11922.00
2. LAND AREA APPARENT TO EXISTING BUILDING	1071.85
3. PLOT AREA IN POSSESSION	1062.98
4. DEDUCTION FOR: (A) SETBACK OF ROAD	---
5. BALANCE AREA OF PLOT (1) MINUS 5	9559.02
6. DEDUCTION FOR RECREATION GROUND (IF ANY)	---
7. BALANCE AREA OF PLOT (1) MINUS 5	9559.02
8. NET AREA OF PLOT (1) MINUS 5	9559.02
9. ADDITIONS FOR FLOOR SPACE INDEX	---
10. TOTAL AREA = 8	9559.02
11. FLOOR SPACE INDEX PERMISSIBLE	---
12. PERMISSIBLE AREA	9559.02
13. BUA OF 33(12) REHAB (80/20/20)	9415.05
14. SALE BUA 60% INCENTIVE AREA 10% 50% AGAINST 33(12) REHAB	3337.53
15. TOTAL BUA PERMISSIBLE FOR 33(12) REHAB IN SITU	6277.52
16. PERMISSIBLE FUNGIBLE OF 33(12) REHAB (17.5%)	2288.89
17. TOTAL BUA PERMISSIBLE FOR 33(12) REHAB INCLUDING FUNGIBLE (17.5%)	8566.41
18. TOTAL BUA PROPOSED IN 33(12) REHAB IN SITU	9632.37
19. EXCESS PTC OF 33(12) REHAB PERMITTED BY S.11(1)	53.00
20. ADDITIONAL SALE BUA 60% INCENTIVE AREA OF PROPOSED AREA OF 33(12) REHAB 15% 50%	7397.71
21. PERMISSIBLE FUNGIBLE OF SALE BUA (15% 21 X 0.30)	1118.23
22. TOTAL SALE BUA INCLUDING FUNGIBLE AGAINST 33(12) REHAB (17.5%)	4248.83

PROFORMA 'A' (33(11))

PROFORMA 'A' (33(11))	TOTAL
A. AREA STATEMENT	
1. TOTAL AREA OF PLOT	11922.00
2. LAND AREA APPARENT TO EXISTING BUILDING	1071.85
3. PLOT AREA IN POSSESSION	1062.98
4. DEDUCTION FOR: (A) SETBACK OF ROAD	---
5. BALANCE AREA OF PLOT (1) MINUS 5	9559.02
6. DEDUCTION FOR RECREATION GROUND (IF ANY)	---
7. BALANCE AREA OF PLOT (1) MINUS 5	9559.02
8. NET AREA OF PLOT (1) MINUS 5	9559.02
9. ADDITIONS FOR FLOOR SPACE INDEX	---
10. TOTAL AREA = 8	9559.02
11. FLOOR SPACE INDEX PERMISSIBLE	---
12. PERMISSIBLE AREA	9559.02
13. BUA OF 33(12) REHAB (80/20/20)	9415.05
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20. ADDITIONAL SALE BUA 60% INCENTIVE AREA OF PROPOSED AREA OF 33(12) REHAB 15% 50%	7397.71
21. PERMISSIBLE FUNGIBLE OF SALE BUA (15% 21 X 0.30)	1118.23
22. TOTAL SALE BUA INCLUDING FUNGIBLE AGAINST 33(12) REHAB (17.5%)	4248.83

CONTENTS OF SHEET

BLOCK PLAN, LOCATION PLAN, PLOT AREA DIAGRAM & CALCULATION, BUILT UP AREA STATEMENT, TENEMENT STATEMENT & PARKING STATEMENT.

DESCRIPTION OF PROPOSAL

PROPOS. S. R. SCHEME USED: 33(11) & 33(12) ON PROPERTY BEARING C.T.S. NO. 307/13, 307/14, 307/15, VILLAGE VALNAI, TALUKA - BORIVALI, OF MALAD (W). FOR UJWAL NANDANDEEP CHS.

NAME OF OWNER

M/s. AMI MODISPACES LLP.

NAME, ADDRESS & SIGNATURE OF ARCHITECT

Rahul Kamathi
Architect & Interior Designer
Registered in Plot 224, Sector 22, Malad West, Mumbai - 400050.
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