A) PROFORMA A-2

THIS CANCELS APPROVAL OF THE PREVIOUS PLANS SANCTIONED UNDER NOS CHE/ 4249 / BP (WS) / AP DATE : 31/1/15

1/1

SQ.MT

1)	Area of Plot	424.10
	Area accepted as per sec. calculation	
2)	Deduction for:	
	(a) Road set-back area	
	(b) Proposed road	
	(c) Any reservation (nature etc.)	
3)	Balance area of plot (1 minus 2)	424.10
4)	(a) % of amenity space as per DCR 38(7)sub-clause ( ) applied on	
	(b) % amenity space as per DCR 38(7)sub-clause ( )	
5)	Net area of plot (3 minus 4)	424.10
6)	Additions for floor space index	
	20(a) 100% for D.P. Road (percentage as per DCR 38(7))	
	20(b) 100% for D.P. Road (percentage as per DCR 38(7))	
7)	Total Areas (5 + 6)	424.10
8)	F.S.I. Permissible	
9)	Rel. F.S.I. Credit available by (Development Rights)	
	9(a) 0.33 F.S.I as per DCR 33 (10) (B) (iii)	134.10
	Additions for floor space index	
	9(c) % as per DCR 33( )	66A (GARLAND)
	9(d) other	200.00
10)	Permissible floor area (8 X 9) + 9(d)(e)	848.20
11)	Existing built up area	
12)	Total Proposed built up area	848.20
13)	Total area (11+12)	848.20
14)	F.S.I Consumed on net holding (13)	2.00

B) Details of Residential/Non Residential Areas

1	Permy Residential Built up area	848.20
2	Remaining Non-Residential Built up area	
3)	Total Permissible built up area	848.20
4)	Total Proposed built up area	848.20

C) DETAILS OF F.S.I AVAILED AS PER DCR 38(4)

1)	Pungible Built up Area consumed / proposed vide DCR 38(4) for permy Residential = P or / (1.33 X 0.30) = 424.10 / 0.399 sq. mt.	285.97
2)	Pungible Built up Area consumed / proposed vide DCR 38(4) for non-Residential = P or / (1.33 X 0.20)	
3)	Total Pungible Built up Area vide DCR 38(4) = (C1 + C2)	285.97
4)	Total Gross BUILT UP AREA Permissible (13+C3)	1144.07

D) TENEMENT STATEMENT

(i)	Proposed area / Nos in A.12 Above ( )	1144.07
(ii)	Less reduction (if non- Residential as per Annex)	
(iii)	Area available for assessment (i-ii)	1144.07
(iv)	Tenements permissible /density of tenements/ hectares	51 NOS
(v)	Tenements proposed	51 NOS
(vi)	Tenements existing	
(vii)	Tenements existing to be retained	
(viii)	Total tenements on the plot	51 NOS

E) PARKING STATEMENT

(i)	Parking required by Residential/Non Residential Premises	12 Nos
	Car	
	Scooter/Motor Cycle	
	Cycles (others)	
(ii)	Covered garage permissible	
(iii)	Covered garage proposed	10 NOS.
	Car	
	Scooter/Motor Cycle	
	Cycles (others)	
(iv)	Tenements existing	
(v)	Total parking provided	61 Nos

F) TRANSPORT VEHICLES PARKING

(i)	Spaces for transport vehicles parking required by regulations	
(ii)	Total no. of transport vehicles parking spaces provided	

PROFORMA - B

CONTENTS OF SHEET

Block plan,Location plan,typical floor plan

NAME OF OWNER

M/S. VAISHALI CONSTRUCTIONS

BY	DESCRIPTION	DATE	SIGN

CERTIFICATE OF AREA

Certified that the required area as per the approved plan has been measured on site and the same is shown correctly on the plan and the area statement is correct as per the dimensions of measurements.

SIGNATURE OF ARCHITECT

DESCRIPTION OF PROPOSAL & PROPERTY

PROPOSED BLDG ON PLOT BEARING C.T.S NO. 113/1 TO 4 (PLOT NO. 39) OF VILLAGE PAHADI GOREGAON AT TILAK NAGAR, GOREGAON (WEST), MUMBAI

NAME ADDRESS,& SIGNATURE OF ARCHITECT

ABHIJIT A.MEHTA
PROJECT CONSULTANT & LIC. SURVEYOR
B/1/A/11, MAYURESH A.
V.P.ROAD, ANDHERI (W).

SCALE

1:100

DRG. NO.

CHECKED BY

DATE

STAMP OF DATE RECEIPT OF PLAN

14 AUG 2015

STAMP OF DATE OF APPROVAL OF PLAN

13 AUG 2015

CHE / 4249 / BP / WS / AP.
APPROVED SUBJECT TO THE CONDITION MENTIONED IN THE ACCOMPANY OFFICE LETTER DATED
EXECUTIVE ENGINEER, BLDG. PROPOSAL (W.S.) P/N
S.E.B.P. (P/N)(P/S)
BRIHAN MUMBAI MAHANAGAR PALIKA

BUILT UP AREA STATEMENT

9TH FLOOR						
A)	11.28	X	11.00	X 1 NO	=	124.08 SQ.MT
TOTAL					=	124.08 SQ.MT
DEDUCTION						
1)	02.05	X	02.50	X 1 NO	=	005.12 SQ.MT
2)	06.45	X	04.55	X 1 NO	=	029.34 SQ.MT
3)	01.43	X	04.55	X 1 NO	=	006.50 SQ.MT
S1)	01.00	X	06.90	X 1 NO	=	006.90 SQ.MT
S2)	02.05	X	01.05	X 1 NO	=	002.15 SQ.MT
S3)	04.90	X	02.50	X 1 NO	=	012.25 SQ.MT
TOTAL DEDUCTION					=	067.93 SQ.MT
NET AREA(R)					=	056.07 SQ.MT

PERMISSION ADDITIONAL F.S.I. 25% PAID VIDE	
(1) GOVERNMENT RECEIPT No. / DTED. BP. 27/05/2015	
(2) IOD/CC/M NO.CHE/ BP (WS) AP/ 19492/2015 DT. 19/08/2015	

LOCATION OF LAND	C.T.S. NOS. 113/1 TO 4 & 39 VILLAGE PAHADI GOREGAON (W) TILAK NAGAR, GOREGAON (W)
ENABLE F.S.I. GRANTED	25% (E) 33/12/15
BEF PERMITTED	
BUT RECEIVED	
EQUITY NO	01D
EQUITY NO	01D

CARPET AREA STATEMENT

1ST TO 9TH FL						(FLAT NO.1)
LIVING	06.18	X	03.00	X 1 NO	=	018.54 SQ.MT
KIT	02.80	X	02.35	X 1 NO	=	006.58 SQ.MT
BED	01.60	X	05.60	X 1 NO	=	008.96 SQ.MT
BED	04.63	X	03.00	X 1 NO	=	014.49 SQ.MT
BED	03.15	X	03.05	X 1 NO	=	009.60 SQ.MT
PASS	04.25	X	01.00	X 1 NO	=	004.25 SQ.MT
TOIL	01.80	X	01.55	X 1 NO	=	002.34 SQ.MT
	02.00	X	01.20	X 1 NO	=	002.40 SQ.MT
PASS	01.25	X	00.90	X 1 NO	=	001.21 SQ.MT
TOTAL AREA					=	087.40 SQ.MT

1ST FL						(FLAT NO.2)
LIVING	03.30	X	03.75	X 1 NO	=	017.25 SQ.MT
KIT	02.10	X	01.20	X 1 NO	=	006.72 SQ.MT
BED	01.20	X	03.15	X 1 NO	=	008.86 SQ.MT
TOIL	01.20	X	01.20	X 1 NO	=	001.21 SQ.MT
PASS	01.25	X	00.90	X 1 NO	=	002.78 SQ.MT
TOTAL AREA					=	

1ST FL						(FLAT NO.3)
LIVING	03.85	X	04.40	X 1 NO	=	016.42 SQ.MT
KIT	03.35	X	03.65	X 1 NO	=	012.22 SQ.MT
TOIL	02.20	X	01.20	X 1 NO	=	002.58 SQ.MT
PASS	01.85	X	01.05	X 1 NO	=	001.20 SQ.MT
TOTAL AREA					=	032.24 SQ.MT

2ND TO 8TH FL						(FLAT NO.2)
LIVING	03.30	X	05.75	X 1 NO	=	017.25 SQ.MT
KIT	03.10	X	03.20	X 1 NO	=	006.72 SQ.MT
BED	03.20	X	03.15	X 1 NO	=	008.86 SQ.MT
BED	03.20	X	04.40	X 1 NO	=	011.52 SQ.MT
PASS	04.63	X	01.05	X 1 NO	=	004.86 SQ.MT
	01.20	X	01.05	X 1 NO	=	001.26 SQ.MT
TOIL	01.40	X	02.15	X 1 NO	=	002.58 SQ.MT
	02.00	X	01.20	X 1 NO	=	002.40 SQ.MT
TOTAL AREA					=	063.73 SQ.MT

SUMMARY

FLOORS	TOTAL AREA	
1ST FLOOR	0135.52	SQ.MT
2ND FLOOR	0105.53	SQ.MT
3RD TO 8TH FLOOR (134.48 x 6)	0806.88	SQ.MT
9TH FLOOR	0096.07	SQ.MT
TOTAL AREA	1144.01	SQ.MT

STAIR/LIFT/PASS AREA ARE CLAIMED FOR PREMIUM

FLOORS	TOTAL AREA	
1ST FLOOR	0015.97	SQ.MT
2ND FLOOR	0015.97	SQ.MT
3RD TO 8TH FLOOR (015.97 x 6)	0004.82	SQ.MT
9TH FLOOR	0016.97	SQ.MT
TOTAL AREA	0152.33	SQ.MT

PARKING AREA STATEMENT

(AS PER DCR)

BELOW 16.50 SQ.MT CARPET AREA ONE PARKING REQD	
FOR 4 TTS NO. OF TTS 204	= 51 NOS.
16.50 TO 40.00 SQ.MT CARPET AREA ONE PARKING REQD	
FOR 0 TTS NO. OF TTS	= NIL
40.00 TO 70.00 SQ.MT CARPET AREA ONE PARKING REQD	
FOR 1 TTS NO. OF TTS (1644)	= 16 NOS.
25% FOR VISITORS	= 04 NOS.
TOTAL PARKING REQD.	= 71 NOS.
PARKING PROVIDED	= 61 NOS.
PARKING CONSIDERED	= 05 NOS.

BUILT UP AREA DIGRAM (9TH FL)

SCALE 1:100

BUILT UP AREA STATEMENT

1ST & 2ND FLOOR						
A)	14.78	X	12.35	X 1 NO	=	182.54 SQ.MT
TOTAL					=	182.53 SQ.MT
DEDUCTION						
(1)	05.55	X	02.50	X 1 NO	=	013.87 SQ.MT
2)	03.45	X	01.35	X 1 NO	=	004.65 SQ.MT
3)	03.20	X	03.35	X 1 NO	=	004.30 SQ.MT
4)	01.43	X	05.60	X 1 NO	=	008.00 SQ.MT
S1)	01.00	X	06.90	X 1 NO	=	006.90 SQ.MT
S2)	01.05	X	01.05	X 1 NO	=	001.10 SQ.MT
S3)	04.90	X	02.50	X 1 NO	=	012.25 SQ.MT
TOTAL DEDUCTION					=	050.07 SQ.MT
NET AREA(R)					=	132.46 SQ.MT

BUILT UP AREA STATEMENT

3RD TO 8TH FLOOR						
NET AREA OF 2ND FL					=	132.46 SQ.MT
TOTAL					=	132.46 SQ.MT
DEDUCTION AT 3RD FL						
A)	03.50	X	03.30	X 1 NO	=	001.05 SQ.MT
NET AREA(R)					=	131.41 SQ.MT

LOCATION PLAN

SCALE 1:4000

PLOT AREA					
1)	30.00	X 30.48	X 14.33	=	218.69 SQ.MTS.
2)	00.54	X 28.30	X 14.718	=	210.43 SQ.MTS.
TOTAL PLOT AREA (1+2)				=	424.10 SQ.MTS.
PLOT AREA AS PER RECORDS				=	424.10 SQ.MTS.

BLOCK PLAN & CALCULATION

SCALE 1:500

PLOT AREA DIAGRAM & CALCULATION

SCALE 1:500

TERRACE FLOOR PLAN

SCALE 1:100

BUILT UP AREA DIGRAM (1ST TO 8TH FL)

SCALE 1:100

2ND TO 8TH FLOOR PLAN

SCALE 1:100

9TH FLOOR PLAN

SCALE 1:100

1ST FLOOR PLAN

SCALE 1:100

SECTION THRO. SUCTION TANK

SCALE 1:100

SECTION AT X-X

SCALE 1:100

SECTION X-X

SCALE 1:100

SECTION Y-Y

SCALE 1:100

GROUND FLOOR PLAN

SCALE 1:100