

MAHARASHTRA INDUSTRIAL DEVELOPMENT CORPORATION

(A Government of Maharashtra Undertaking)

Phone: 27781602



No.EE/Dn. II/MHP/SPA/I/13157/of 2023

Office of the Executive Engineer &
Special Planning Authority,
MIDC Dn.II,Mahape.

Date: 14/08/ 2023.

To,
M/s. Newfound Properties and Leasing Pvt. Ltd.
Plot No. Gen-2/1D, Gen-2/1E & Gen-2/1F,
Turbhe, TTC Industrial Area, Navi-Mumbai.

Sub: COMMENCEMENT CERTIFICATE

Sir,

With reference to your architect's online submission through SWC vide tracking I.D. No. SWC/14/521/20220528/836405 & complied on 03/08/2023 for grant to sanction of commencement certificate to carry out development work and Building Permit under section 45 of MR&T.P. Act, 1966 to erect structures on Plot No. Gen-2/1D, Gen-2/1E & Gen-2/1F in T.T.C. Indl. Area, the commencement/ Building permit is granted subject to the following condition for total B.U.A. as per the approval to the plans attached herewith.

1. The land vacated in consequence of the enforcement of the set-back rule shall be part of the public street.
2. No new building or part thereof shall be occupied or allowed to be occupied or use or permitted to be used by any person until occupancy permission has been granted.
3. The commencement certificate/building permit shall remain valid for the period of one year commencing from the date of its issue.
4. This permission does not entitle you to develop the land which does not vest in you.
5. Minimum two trees in plots of 200.00 sqm. & such No. of trees at the rate of one tree per 100.00 sqm. for plots more than 200.00 sqm. in area shall be planted & protected.
6. In case of group housing, minimum two trees per tenement shall be planted and protected.
7. The party should inform the commencement of work as per the approval issued by this office.
8. Temporary labour camps, Toilet blocks & Water tanks within the site are allowed only during the phase of construction period of 2 years only.
9. The work of construction of temporary structure shall be executed after obtaining approval from this office under qualified structural engineer/Architect.
10. Allottee has to pay temporary construction fees for a period of Six months at the rate of Rs. 50/- per Sqm. of such covered area of temporary structures.
11. Equal amounts as fees shall be paid as deposit, which will be refundable at the end of the two years, or on completion of project whichever is earlier after removal of temporary construction by the Allottee / Licensee / Lessee / Owner.
12. Failure to remove such temporary sheds will be liable for forfeiture of the deposit and any such failure continuing beyond stipulated period shall be liable for imposition of penalty which will be 3 times the rate of Rs. 50/- per Sqm.

Yours faithfully,

RAJARAM
GUNDERA
O RATHOD

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GUNDERAO RATHOD
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RATHOD c=IN o=Personal
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**Executive Engineer &
Special Planning Authority,
MIDC Dn. II, Mahape.**

Copy submitted for favour of information to :

1. The Collector, District Thane.
2. The Municipal Commissioner, N.M.M.C.
3. The Chief Fire Officer, MIDC, Andheri.

Copy f.w.c.'s for information to:

1. The Regional Officer, MIDC Mahape.
2. Architect Ashwin Navelkar, Architect CA/2019/105772.

Copy to

1. The Deputy Engineer, MIDC Sub Dn. No. I, Mahape for information.

MAHARASHTRA INDUSTRIAL DEVELOPMENT CORPORATION
(A Government of Maharashtra Undertaking)



No EE/Dn. II/MHP/SPA/I/13157/of 2023
Office of the Executive Engineer & SPA,
MIDC Dn. II, Mahape, Navi Mumbai .
Date: 14/08 /2023

To,
M/s. Newfound Properties and Leasing Pvt. Ltd.
Plot No. Gen-2/1D, Gen-2/1E & Gen-2/1F,
Turbhe, TTC Industrial Area, Navi-Mumbai.

Sub: TTC Industrial Area.

Approval to additions to Previous Building Plans & Drainage Plans for proposed Building Nos.1, 2, 3, 9 (Club House), 10 (Tower-2), 11 (Tower-11), 12 (Tower-1) on Plot No. Gen-2/1D, Gen-2/1E & Gen-2/1F in TTC Industrial Area for M/s. Newfound Properties and Leasing Pvt. Ltd.

- Ref. 1) Your application vide No. SWC/14/521/20220528/836405.
2) Provisional Fire NOC issued by CFO, MIDC vide No. I/1014/2023 dtd.26/05/2023.

Dear Sir,

You have submitted combined application for Approval to additions to Previous Building Plans & Drainage Plans for proposed Building Nos.1, 2, 3, 9 (Club House), 10 (Tower-2), 11 (Tower-11), 12 (Tower-1). Above applications are examined and following approvals are here by granted.

A] Building Plan Approval

Since you have paid following

Sr. No	Scrutiny Fees Rs.	Development charges Rs.	Compound Wall charge Rs.	Labour Cess Rs.	Initial Fire Protection fees Rs.
(1)	(2)	(3)	(4)	(5)	(6)
1	88500.00	6606497.04	250.00	---	---
2	88500.00	25148987.48	295.00	29183798.00	1340519.04
	177000.00	31755484.52	545.00	29183798.00	1340519.04

Sr. No	Addl. Fire Protection Fee Rs	Enclosed Balcony Premium Rs.	Total	Receipt No.
(1)	(7)	(8)	(9)	(10)
1			6695247.04	GL23145027 Dt.24/06/2022
2	26839462.02	74443742.06	157045303.60	GL24214637 Dt.03/08/2023
	26839462.02	74443742.06	163740550.64	Total

The set of plans, received from you vide SWC number cited above, is hereby Approved subject to acceptance and follow up of following conditions by you.
1) You had submitted plans and drawings for **15056.90 m²** of plinth area and upto date plinth area will be **28511.78 m²** for the plot area of **237860.23 m²**, at

present this office has approved plans for 74278.63 m² of built up area and total up to date BUA will be 177110.65 m². This office has approved 39 Nos. of drawing details of which are mentioned on the accompanying statement.

- 2) In case of approval to the modified plans, the original approval to the drawings granted earlier is treated as cancelled as the drawing approved now supersedes the previously approved drawing. You are requested to return the above cancelled drawings to this office for record and cancellation.
 - A. In case of approval to the modified plans, the earlier approval to the building plans granted vide letter no. Nil dtd. Nil from the office of the Executive Engineer & SPA, MIDC, Dn.II, Mahape is treated as cancelled. The drawings approved now supersede the previously approved drawings. You are requested to return the cancelled plans to this office for cancellation and record.
 - B. The drawings submitted now include existing/proposed structures/ Fresh proposed plans, which were not approved previously. Present approval along with the previously approved plans vide letter no MODC/IFMS/THANE2 E&MD/ EETHane2/2022/A94033 dtd.17/03/2022 from the office of the Executive Engineer & SPA, MIDC, Dn.II, Mahape, is to be treated as combined approval.
3. In addition, to this approval the plot holder shall obtain approval for plans from other requisite authorities as per necessity, such as from :-
The building plans need to be got approved from :
 - i) Directorate of Industrial Safety & Health.
 - ii) Any other Govt. authorities which may be mandatory.
4. You will have to obtain Environment Clearance Certificate before Commencement of any construction activities, if applicable to their project as per the notification issued by MoEF, Govt. of India vide Notification issued by MoEF, New Delhi dtd.14/09/2006 and its subsequent amendments'.
5. You are requested to submit certified copies of above approvals from the concerned authorities to this office, in triplicate before any work is started OR within three months from the date of issue of this letter whichever is earlier.
6. For the sanitary block, overhead water storage tank shall be provided at the rate of 500liter per W.C. or Urinal.
7. For necessary approach road to the plot from the edges of MIDC. Road, 900 mm dia CD works or a slab drain of required span and size shall be provided.
8. Temporary structures shall not be allowed except to during construction period (after obtaining prior approval from Executive Engineer.) and the same shall be demolished immediately after building work is completed.
9. During the period of construction, stacking of materials shall be done only in the area of plot allotted. In no case, material be stacked along MIDC, road land width/open plot area.
10. The marks demarcating boundary of the plot shall be preserved properly and kept in good condition and shown to department staff as and when required.
11. No tube well, bore well or open well shall be dug.
12. Plans for any future additions, alterations or extensions will have to be got approved from this office, as well as from concerned competent authority.
13. The present approval to the plans does not pertain to approval to the structural design, RCC members, foundations etc. It is only locational approval to the layout of various structures & floors with reference to the plot, in accordance to MIDC DCR.

14. In case any power line is passing through the plot, the plot holder should approach MSEDCL and obtain their letter specifying the vertical and horizontal clearance to be left and plan his structures accordingly.
15. The compound wall gate should open inside the plot and if the plot is facing on two or more sides of the road then gate shall be located at least 15 m. away from the corner of junction or roads.
16. Plot holders shall make his own arrangement for 24 hours of storage of water, as uninterrupted water supply cannot be guaranteed.
17. In case, water stream/ nalla is flowing through the allotted plot, the plot holder has to ensure that the maximum quantity of rain water that flows at the point of entry of stream is allowed to flow uninterruptedly through the plot and upto the point of out flow of the original stream. The points of entry and exit of the natural stream shall not be changed. The detailed plans section and design for allowing maximum expected discharge of rainwater through the plot have to be furnished to this office and no filling of plot and diversion of nalla is allowed unless a written permission is obtained from the Executive Engineer/SPA.
18. This permission stands cancelled, if no construction work is started within twelve months from the date of issue of this letter or the date given in the agreement to lease to start construction work whichever is earlier. The date of starting construction work and date of completion shall be informed to the Executive Engineer in charge immediately. The construction shall be completed within the given stipulated time limit as per the lease agreement.
19. Breach of any rules stipulated will render the plot -holder liable for action as provided in MIDC., Act 1961 (II of 1962 and regulations made there under) and also terms of lease agreement and schedule of penalties prescribed by the Corporation for this purpose.
20. This office is empowered to add, amend, vary or rescind any provisions of Building Rules & regulations from time to time as it may deem fit, and the plot-holder has to be abide by these rules and regulations.
21. As soon as the building work is completed, the plot-holder shall approach to the concerned Deputy Engineer/Executive Engineer, to get the work verified and building shall not be occupied unless building completion certificate and occupancy certificate is obtained from this office.
22. The plot-holder within a period of one year from the date of agreement to lease, shall plant at least one tree per 100 Sq. m. of plot area along the periphery of the plot. In addition, he shall also plant one tree per 15 m. on the frontage of road or part thereof inside the plot and maintain the trees so planted in good condition throughout the period of agreement to lease.
23. The basement if provided is to be used only for storage purpose. No. manufacturing activates are allowed, similarly toilet is not allowed at the basements.
24. The Name and plot number shall be displayed at main entrance of plot.
25. The plot holder shall construct ETP as per consent of MPCB & treat & dispose effluent as per MPCB Consent to establish & operate.
26. The plot holder shall ensure that, the foundation of the building / structure

shall rest on the firm strata and not on made up / filled ground. The Architect and structural consultant appointed by the owner will be solely responsible for this condition.

27. MIDC issues permission for development of plots which are situated on river banks, adhering to the contents of the River Policy dt.13th July 2009 and as per category of Industries. PIL No. 17 of 2011 is filed against this policy at the Hon'ble High Court Bombay. It is clarified that, grant of any permission by the MIDC to any new industry in industrial estate situated on river banks will be subject to any further orders which may be passed by Hon'ble High Court, Bombay under PIL No. 17 of 2011.

28. Since you have consumed **0.83** of FSI as per the approved plan, you are requested to utilized remaining FSI as per agreement to lease.

This building plan approval is with respect to planning point of view and in accordance to MIDC's Development Control Rules, since MIDC is Special Planning Authority (SPA) for this Area.

B) Drainage Plan Approval (Internal Works)

The set of plans in triplicate received along with the letter under reference for the above work is scrutinized the proposal is approved subject to condition as follows:

- 1) The work of internal and external water supply and sanitary fittings etc for the above building shall be carried out through the a licensed plumber registered at local authority or of Environmental Engineering Department, or Govt. of Maharashtra.
- 2) The work should be carried out as per specifications confirming to I.S.S. In case they are not covered under I.S.S. then standard practice allowed by Municipal Corporation / or Local Council shall be followed.
- 3) The wastewater from water closets and urinals shall be passed through a septic tank of standard design.
- 4) The present approval to the plans does not pertain to the design of septic tank, effluent treatment plant etc. It is only location approval to these structures with reference to the plot.
- 5) You will be allowed to join your effluent to MIDC's common effluent collection System only after obtaining of necessary N.O.C. from M.P.C. Board and actual Commissioning of pretreatment activity the factory effluent will be allowed to connect to MIDC system.
- 6) Overhead water tank shall be provided at the rate of 500 Litters per W.C./ Urinal provided.
- 7) The waste water from the closets and Urinals shall be passed through the septic tanks, which is to be adequate to meet the requirements of the persons working in the factory and process waste if any, prior to septic tank in series with suitable size of 100mm dia sewer trap, inspection chamber with 80 mm dia vent pipe shall be provided.
- 8) All vent pipes shall be minimum 80 mm dia size.
- 9) All rain water down take pipes shall be minimum 100 mm dia and should be provided at the rate of 1 Nos. Per 25 Sq. m. of roof area.
- 10) All S.W. pipes shall be minimum of 150 mm dia size.
- 11) It should be seen that no overflow of water from the soak pit or any process waste enters in to adjoining property or road.
- 12) Rain water pipes are not to be connected to underground effluent collection system. Separate drainage system shall be provided for collection of Industrial and

Domestic wastes. Manholes shall be provided at the end of collection system with Arrangements for measurement of the flow.

- 13) In case any of the requirements, stated as above is violated by the plot holder then he is liable for disconnection of water supply and is liable for action provided under MIDC., Act and various regulations and as per provision in the lease agreement.
- 14) The completion of work as per above requirements, it shall be jointly, inspected by the concerned Deputy. Engineer, of MIDC and your representative who has designed and executed work, without which drainage completion certificate will not be issued.
- 15) The waste water after treatment shall be soaked in a soak pit, if sewer line is not available for the plot; whereas if effluent collection system, of MIDC is functioning, then effluent shall be connected to the same after getting drainage plans approved from this office. The effluent shall be outletted only after pretreatment confirming to the standards stipulated by Maharashtra Pollution Control Board of Govt. of Maharashtra and after obtaining their consent under water Act 1974, Air Act 1981, & Hazardous waste Rules 2008 and subsequent amendments.

You are hereby requested to go through above approvals carefully along with the terms & conditions in respect of each approval and take necessary actions accordingly in complying the same scrupulously.

Thanking you.

Yours faithfully,

RAJARAM
GUNDERAO
RATHOD

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GUNDERAO RATHOD
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**Executive Engineer &
Special Planning Authority
MIDC, Division No.II, Mahape.**

- DA:-**1. One Statement showing details of drawings and built up area approved.
2. Copy of approved drawings/plans.

Copy submitted for favour of information to :

1. The Collector, District Thane.
2. The Municipal Commissioner, N.M.M.C.
3. The Chief Fire Officer, MIDC, Andheri.

Copy f.w.c.'s for information to:

1. The Regional Officer, MIDC Mahape.
2. Architect Ashwin Navelkar, Architect CA/2019/105772.

Copy to

1. The Deputy Engineer, MIDC Sub Dn. No. I, Mahape for information.

MAHARASHTRA INDUSTRIAL DEVELOPMENT CORPORATION.
(A Government of Maharashtra Undertaking)

The statement is accompaniment to letter No.EE/SPA/Gen-2/1/DEF/FMS/13157 dated 14/08/2023 issued by M.I.D.C. address to M/s. Newfound Properties & Leasing Pvt. Ltd. for Building Nos.:2,3, 9 (Club House), 10 (Tower-2), 11 (Tower-11), 12 (Tower-1), 14 (Tower-3), 15(Tower-10) on plot Nos. Gen-2/1D, Gen-2/E & Gen-1/2F in TTC Industrial Area, MIDC, Navi Mumbai.

- 1) **Fresh Plan:-** [N.A.](#)
- 2) **Amended Plans:-** [Plans approved by this office No.EE/SPA/GEN-2/1/DEF/ IFMS/A61810 dtd 22.02.2021 of admeasuring to 29021.09 Sqmt for Building No.9 \(Club House\) and 10131.83 Sqmt. for Building No.10 \(Tower-2\), No.MIDC/IFMS/THANE2/E&MD/ETThane2/2021/D53518 dtd 30.08.2021 of admeasuring to 11541.22 Sqmt for 11 \(Tower-11\) and No.DE/SPA/Gen-2/1/DEF/IFMS/ B14083 dtd 03.04.2018 of admeasuring to 237.33 Sqmt for Matrix office in IT Building No.3 shall be treated as cancelled as the party has submitted the revised plans for approval.](#)
- 3) **Additions to the previous plans:-**
- Allottees Name:- [M/s. Newfound Properties & Leasing Pvt. Ltd.](#) Name of Architect :- [Shri. Ashwin N. Navelkar.](#)

Drg. No. & Date	Description	Particular of BUA	B.mnt flr Area in sqm	Stilt / Gr. Flr. Area in sqm	1 flr. Area in sqm	2 flr. Area in sqm	3 flr. Area in sqm	4 flr. Area in sqm	5 flr. Area in sqm	6 flr. Area in sqm	7 flr. Area in sqm	8 flr. Area in sqm	9 flr. Area in sqm	10 flr. Area in sqm	11 flr. Area in sqm	12 flr. Area in sqm	13 flr. Area in sqm	14 flr. Area in sqm	15 flr. Area in sqm	16 flr. Area in sqm	17 flr. Area in sqm	18 flr. Area in sqm	19 flr. Area in sqm	20 flr. Area in sqm	21 flr. Area in sqm	22 flr. Area in sqm	23 flr. Area in sqm	24 flr. Area in sqm	25 flr. Area in sqm	26 flr. Area in sqm	27 flr. Area in sqm	28 flr. Area in sqm	29 flr. Area in sqm	30 flr. Area in sqm	31 flr. Area in sqm	32 flr. Area in sqm	33 flr. Area in sqm	34 flr. Area in sqm	36 flr. Area in sqm	37 flr. Area in sqm	38 flr. Area in sqm	Terrace Area in sqm	Total Area in sqm						
1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31	32	33	34	35	36	37	38	39	40	41	42	43	44	45					
	BCC issued :- BLDG. NO.1 No.DE/SPA/Gen-2/I/DEF/ IFMS/B25479 dated 11.04.2018. BLDG. NO.2 No.DE/SPA/Gen-2/I/DEF/ IFMS/B25479 dated 30.11.2017. BLDG. NO.3 No.EE/SPA/GEN-2/I/DEF/ IFMS/B40515 dtd 25.04.2022.	FSI	0.00	196.05	157.23	135.70	135.70	3051.06	3051.06	2740.44	3051.06	3051.06	3051.06	2951.92	3051.06																													290.64	24914.04				
		FSI Free	0.00	2748.68	2723.32	3150.96	3150.96																																						11773.92				
		FSI	0.00	703.59	3251.48	3474.83	3474.83	2469.85																																					291.26	13665.84			
		FSI Free	0.00	2653.88																																										2653.88			
		FSI	0.00	259.35	158.61	135.59	372.92	3282.01	3282.01	2741.82	3282.01	3282.01	3282.01	2953.00	3282.01																														230.73	26544.08			
		FSI Free	0.00	2685.38	2744.84	3151.07	2913.74																																								11495.03		
		FSI	0.00	1158.99	3567.32	3746.12	3983.45	8802.92	6333.07	5482.26	6333.07	6333.07	6333.07	5904.92	6333.07	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00												812.63	65123.96			
		FSI Free	0.00	8087.94	5468.16	6302.03	6064.70	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00											0.00	25922.83			
			Previous Plan Approval :- BLDG. NO.7 (Glass Box) No.EE/Dn.II/SPA/C60734 dated 15.10.2020. Visitor Centre No.EE/Dn.II/SPA/C60734/2020 dated 15.10.2020. BLDG. NO.2 (OWC Room) No.EE/Dn.II/SPA/C60734 dated 15.10.2020. BLDG. NO.6 (Food Court) No.EE/Dn.II/SPA/C60734 dated 15.10.2020. GI Substation No.EE/Dn.II/SPA/C60734 dated 15.10.2020. Bldg. No.1 (ATM, Kiosk & Matrix of No.EE/Dn.II/SPA/C60734 dated 15.10.2020. BLDG. NO.9 (Club House) No.EE/SPA/GEN-2/I/DEF/ IFMS/A61810 dtd 22.02. 2021. BLDG. NO.10 (Tower-2) No.EE/SPA/GEN-2/I/DEF/ IFMS/A61810 dtd 22.02.2021.. BLDG. NO.11 (Tower-11) No.MIDC/IFMS/THANE2/E&MD/EE Thanc2/2021/D53518 dtd 30.08.2021.. BLDG. NO.5A (Data Centre) No.MIDC/IFMS/THANE2/E&MD/EE Thanc2/2022/A94033 dtd 17.03.2022.. TOTAL OF PLAN APPROVED (B)	FSI	0.00	150.36																																										150.36	
				FSI Free	0.00																																												0.00
FSI	0.00			237.06	237.06																																											474.12	
FSI Free	0.00																																														0.00		
FSI	0.00			36.08																																											36.08		
FSI Free	0.00																																														0.00		
FSI	0.00			1995.34	1967.21	104.58																																									4067.13		
FSI Free	0.00																																														0.00		
FSI	0.00			803.24	803.24	431.66																																									0.00		
FSI Free	0.00			93.35	93.35	93.35																																									0.00		
FSI	0.00			10.61				236.51																																							247.12		
FSI Free	0.00																																														0.00		
FSI	0.00			1489.77	531.32																																											2021.09	
FSI Free	0.00			50.09	689.05																																											739.14	
FSI	0.00			0.00	0.00	0.00	0.00	0.00	162.71	433.92	433.92	433.92	433.92	390.12	433.92	433.92	433.92	433.92	390.12	433.92	433.92	433.92	450.98	403.96	450.98	450.98	450.98	450.98	403.96	450.98	450.98	450.98															10131.83		
FSI Free	0.00			28.37	27.48	27.48	27.48	27.48	115.68	156.07	156.07	156.07	156.07	166.45	156.07	156.07	156.07	156.07	166.45	156.07	156.07	156.07	157.39	168.10	157.39	157.39	157.39	157.39	168.10	157.39	157.39	157.39	157.39															3871.48	
FSI	0.00			0.00	0.00	181.17	508.89	508.89	508.89	508.89	406.78	508.89	508.89	508.89	508.89	406.78	508.89	508.89	508.89	508.89	512.92	512.92	410.80	512.92	512.92	512.92	410.80	512.92	512.92	512.92	512.92	(Excess Balcony)															23.74	11541.22	
FSI Free	0.00			43.12	0.00	102.32	102.32	102.32	102.32	102.32	102.32	102.32	102.32	102.32	102.32	102.32	102.32	102.32	102.32	102.32	102.32	102.32	102.32	102.32	102.32	102.32	102.32	102.32	102.32	102.32	102.32																	2498.80	
FSI	0.00			2932.52	4756.67	4697.20	4696.24	4696.24	4696.24	875.05	924.18	0.00																																				32970.58	
FSI Free	0.00			1883.78	2607.26	2595.32	2597.28	2597.28	2597.28	2597.28	1048.94	950.70	667.12																																				20142.24
FSI	0.00	6851.74	7492.26	4982.95	5441.64	5367.84	5639.05	5639.05	1715.75	1866.99	899.01	942.81	942.81	840.78	942.81	258.39	268.77	258.39	258.39	258.39	861.78	916.88	963.90	963.90	861.78	963.90	916.88	963.90	450.98	450.98															23.74	61639.53			
FSI Free	0.00	2005.36	3323.79	2725.12	2727.08	2815.28	2855.67	2855.67	1715.75	1866.99	899.01	942.81	942.81	840.78	942.81	258.39	268.77	258.39	258.39	258.39	861.78	916.88	963.90	963.90	861.78	963.90	916.88	963.90	450.98	450.98															0.00	27251.66			
	TOTAL OF PLAN APPROVED (A+B)	FSI	0.00	8010.73	11059.58	8729.07	9425.09	14170.76	11972.12	11121.31	8048.82	8200.06	7232.08	6847.73	7275.88	840.78	942.81	899.01	942.81	946.84	946.84	861.78	916.88	963.90	963.90	861.78	963.90	916.88	963.90	450.98	450.98															836.37	126763.49		
		FSI Free	0.00	10093.30	8791.95	9027.15	8791.78	2815.28	2855.67	2855.67	1307.33	1209.09	935.89	258.39	258.39	258.39	258.39	268.77	258.39	258.39	258.39	259.71	270.42	259.71	259.71	259.71	259.71	270.42	259.71	157.39	157.39															0.00	53174.49		
	Less: IT BLDG. NO.3 No.DE/SPA/Gen-2/I/DEF/IFMS/ B14083 dtd 03.04.2018.	FSI						237.33																																							237.33		
		FSI Free																																													0.00		
	Less:BLDG. NO.9 (Club House) No.EE/SPA/GEN-2/I/DEF/ IFMS/A61810 dtd 22.02.2021.	FSI	0.00	1489.77	531.32																																											2021.09	
		FSI Free	0.00	50.09	689.05																																											739.14	
	Less:BLDG. NO.10 (Tower-2) No.EE/SPA/GEN-2/I/DEF/ IFMS/A61810 dtd 22.02.2021.	FSI	0.00	0.00	0.00	0.00	0.00	0.00	162.71	433.92	433.92	433.92	433.92	390.12	433.92	433.92	433.92	433.92	390.12	433.92	433.92	433.92	450.98	403.96	450.98	450.98	450.98	450.98	403.96	450.98	450.98	450.98																10131.83	
		FSI Free	0.00	28.37	27.48	27.48	27.48	27.48	115.68	156.07	156.07	156.07	156.07																																				

