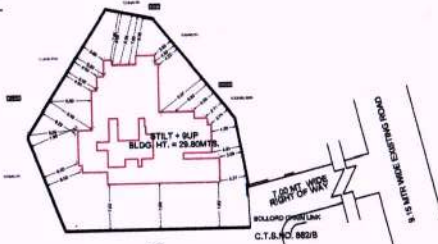


PARKING AREA STATEMENT AS PER OLD REQUIREMENT

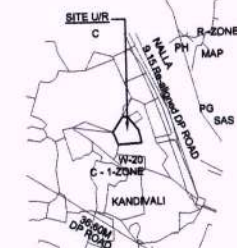
AREA IN SQ. MTR.	NO. OF FLAT	PARKING REQUIRED BY RULE	PARKING REQUIRED
FOR RESIDENTIAL			
UP TO 25	18 NOS	1 PARKING FOR 4 TENTS	4.50
26 TO 45	9 NOS	1 PARKING FOR 2 TENTS	4.50
46 TO 75	27 NOS	1 PARKING FOR 1 TENT	27.00
76 TO 90	NIL	2 PARKING FOR 1 TENT	0.00
ABOVE 90	NIL	2 PARKING FOR 1 TENT	0.00
TOTAL	54 NOS	TOTAL PARKING	36.00
28% VISITOR PARKING			10.08
TOTAL PARKING REQUIRED			46.08
SAY			45 NOS.
AS PER OLD REQUIREMENT			45 NOS.
AS PER NEW MODIFICATION			25 NOS.
TOTAL PARKING PROVIDED			25 NOS.
CONDOGNE PARKING			20 NOS.

AS PER PROPOSED MODIFICATION REQUIREMENT

AREA IN SQ. MTR.	NO. OF FLAT	PARKING REQUIRED BY RULE	PARKING REQUIRED
FOR RESIDENTIAL			
UP TO 25	27 NOS	1 PARKING FOR 4 TENTS	6.75
26 TO 45	27 NOS	1 PARKING FOR 2 TENTS	13.50
46 TO 75	NIL	1 PARKING FOR 1 TENT	0.00
76 TO 90	NIL	2 PARKING FOR 1 TENT	0.00
ABOVE 90	NIL	2 PARKING FOR 1 TENT	0.00
TOTAL	54 NOS	TOTAL PARKING	20.25
28% VISITOR PARKING			5.68
TOTAL PARKING REQUIRED			25.93
SAY			25 NOS.
TOTAL PARKING PROVIDED			25 NOS.
BIG CAR			13 NOS.
SMALL CAR			12 NOS.
TOTAL			25 NOS.



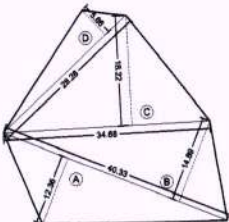
BLOCK PLAN
SCALE: 1:500



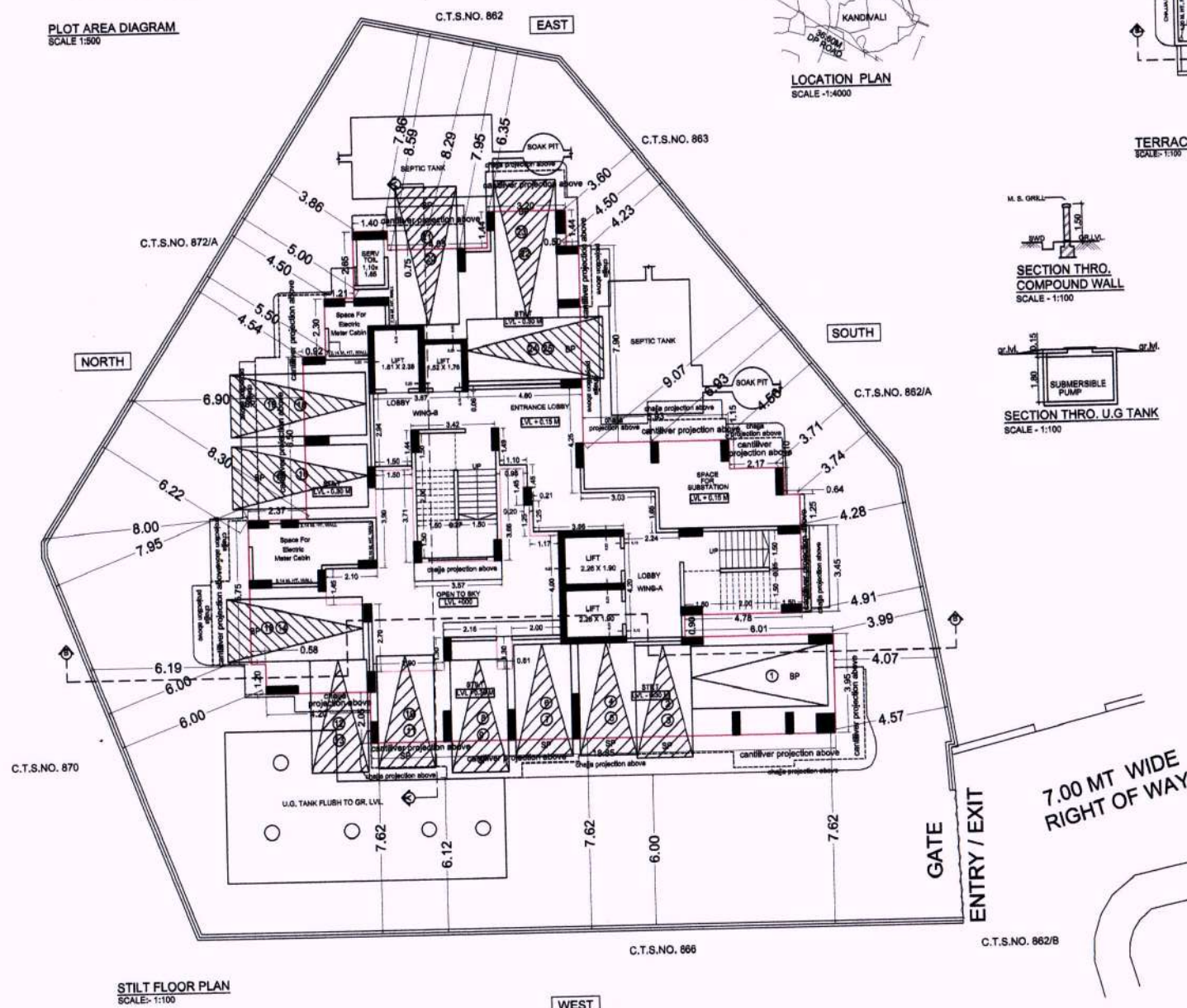
LOCATION PLAN
SCALE: 1:4000

PLOT AREA CALCULATION

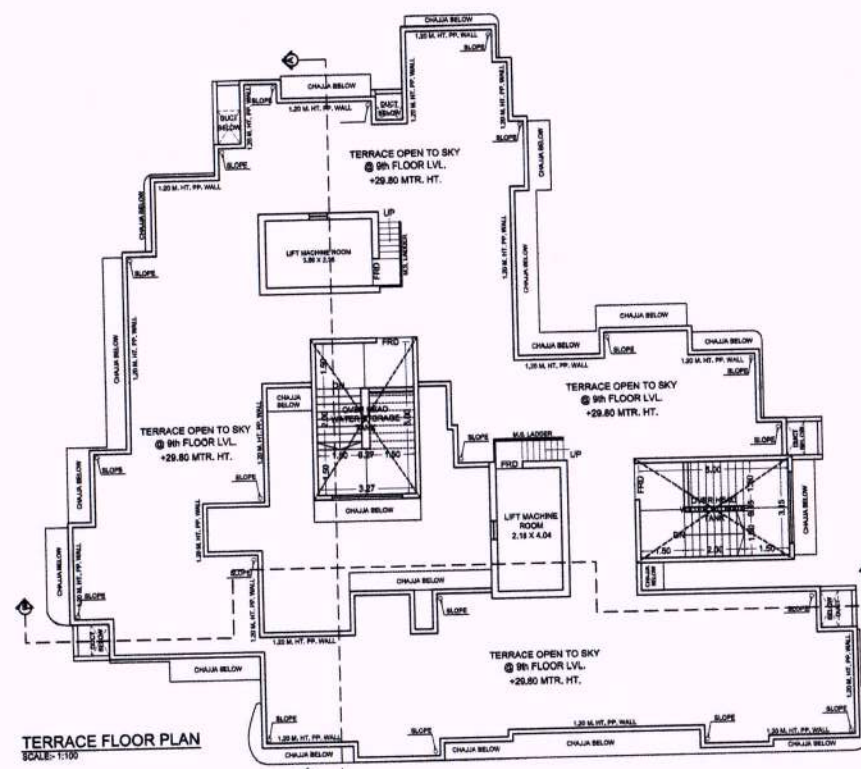
A. ADDITION		
40.33 X 12.36 X 0.90	=	248.24
40.33 X 14.80 X 0.90	=	300.28
34.68 X 18.22 X 0.90	=	315.93
28.28 X 5.68 X 0.90	=	80.09
TOTAL AREA		944.54
AREA AS PER P.R.C.		945.30



PLOT AREA DIAGRAM
SCALE: 1:500



STILT FLOOR PLAN
SCALE: 1:100



TERRACE FLOOR PLAN
SCALE: 1:100

SUMMARY OF BUILT UP AREA

FLOORS	B.U.A.
GROUND	NIL
1ST.	278.74
2ND.	282.28
3RD.	282.28
4TH.	282.28
5TH.	282.28
6TH.	282.28
7TH.	285.59
8TH.	285.59
TOTAL	2548.91

FUNGIBLE AREA PROPOSED
WITHOUT CHARGING PREMIUM - 273.27 SQ.MTR.
FUNGIBLE AREA PROPOSED
BY CHARGING PREMIUM - 383.04 SQ.MTR.
FUNGIBLE AREA KEPT IN
ABEYANCE - 3.27 SQ.MTR.

CARPET AREA CALCULATION

1ST TO 8TH FLOOR	
'A' WING	
FLAT NO. - 01	
LIVING	2.88 X 3.80 = 10.12
KITCHEN	2.80 X 2.70 = 7.56
PASSAGE	2.18 X 2.20 = 4.73
TOILET	1.00 X 1.10 = 1.10
BED ROOM	2.00 X 1.10 = 2.20
TOILET	2.71 X 3.38 = 9.08
TOTAL	21.99
'A' WING	
FLAT NO. - 02	
LIVING	3.06 X 3.80 = 11.59
KITCHEN	2.15 X 2.15 = 4.62
PASSAGE	2.30 X 0.90 = 2.07
TOILET	2.50 X 1.30 = 3.25
BED ROOM	3.05 X 2.75 = 8.39
TOILET	1.70 X 1.30 = 2.21
TOTAL	31.48
'A' WING	
FLAT NO. - 03	
LIVING	3.10 X 4.34 = 13.45
KITCHEN	2.15 X 2.80 = 6.02
PASSAGE	2.30 X 1.00 = 2.30
TOILET	1.85 X 1.20 = 2.22
BED ROOM	2.75 X 3.38 = 9.30
TOILET	1.85 X 1.30 = 2.40
TOTAL	34.87
'A' WING	
FLAT NO. - 04	
LIVING	3.10 X 4.34 = 13.45
KITCHEN	2.15 X 2.80 = 6.02
PASSAGE	2.30 X 1.00 = 2.30
TOILET	1.85 X 1.15 = 2.13
BED ROOM	2.75 X 3.00 = 8.25
TOILET	2.60 X 3.38 = 8.79
TOTAL	46.91
'B' WING	
FLAT NO. - 01	
LIVING	4.45 X 3.10 = 13.80
KITCHEN	3.00 X 0.45 = 1.35
PASSAGE	0.90 X 2.10 = 1.89
TOILET	1.95 X 1.25 = 2.44
BED ROOM	3.15 X 3.05 = 9.61
TOILET	1.85 X 1.05 = 1.94
PASSAGE	1.07 X 0.90 = 0.96
BED ROOM	2.90 X 3.20 = 9.28
TOTAL	47.35
'B' WING	
FLAT NO. - 02	
LIVING	4.45 X 3.10 = 13.80
KITCHEN	3.00 X 0.45 = 1.35
PASSAGE	0.90 X 2.10 = 1.89
TOILET	1.95 X 1.25 = 2.44
BED ROOM	3.30 X 3.05 = 10.08
TOILET	1.85 X 1.05 = 1.94
PASSAGE	1.07 X 0.90 = 0.96
BED ROOM	2.90 X 3.20 = 9.28
TOTAL	48.42
'B' WING	
FLAT NO. - 03	
LIVING	4.45 X 3.10 = 13.80
KITCHEN	2.85 X 2.20 = 6.27
PASSAGE	2.02 X 0.17 = 0.34
PASSAGE	0.90 X 2.30 = 2.07
TOILET	2.00 X 1.10 = 2.20
BED ROOM	3.05 X 3.20 = 9.76
TOILET	1.80 X 0.82 = 0.89
BED ROOM	0.82 X 0.98 = 0.80
TOILET	1.10 X 1.82 = 2.11
TOTAL	39.75
'B' WING	
FLAT NO. - 04	
LIVING	4.45 X 3.10 = 13.80
KITCHEN	3.05 X 2.20 = 6.71
PASSAGE	2.02 X 0.17 = 0.34
PASSAGE	0.90 X 2.30 = 2.07
TOILET	2.00 X 1.10 = 2.20
BED ROOM	3.05 X 3.20 = 9.76
TOILET	1.80 X 0.82 = 0.89
BED ROOM	0.82 X 0.98 = 0.80
TOILET	1.10 X 1.82 = 2.11
TOTAL	46.11

SUMMARY OF CARPET AREA

1ST TO 8TH FLOOR	
'A' WING	
FLAT NO. - 01	
LIVING	2.88 X 3.80 = 10.12
KITCHEN	2.80 X 2.70 = 7.56
PASSAGE	2.18 X 2.20 = 4.73
TOILET	1.00 X 1.10 = 1.10
BED ROOM	2.00 X 1.10 = 2.20
TOILET	2.71 X 3.38 = 9.08
TOTAL	21.99
'A' WING	
FLAT NO. - 02	
LIVING	3.06 X 3.80 = 11.59
KITCHEN	2.15 X 2.15 = 4.62
PASSAGE	2.30 X 0.90 = 2.07
TOILET	2.50 X 1.30 = 3.25
BED ROOM	3.05 X 2.75 = 8.39
TOILET	1.70 X 1.30 = 2.21
TOTAL	31.48
'A' WING	
FLAT NO. - 03	
LIVING	3.10 X 4.34 = 13.45
KITCHEN	2.15 X 2.80 = 6.02
PASSAGE	2.30 X 1.00 = 2.30
TOILET	1.85 X 1.20 = 2.22
BED ROOM	2.75 X 3.38 = 9.30
TOILET	1.85 X 1.30 = 2.40
TOTAL	34.87
'A' WING	
FLAT NO. - 04	
LIVING	3.10 X 4.34 = 13.45
KITCHEN	2.15 X 2.80 = 6.02
PASSAGE	2.30 X 1.00 = 2.30
TOILET	1.85 X 1.15 = 2.13
BED ROOM	2.75 X 3.00 = 8.25
TOILET	2.60 X 3.38 = 8.79
TOTAL	46.91
'B' WING	
FLAT NO. - 01	
LIVING	4.45 X 3.10 = 13.80
KITCHEN	3.00 X 0.45 = 1.35
PASSAGE	0.90 X 2.10 = 1.89
TOILET	1.95 X 1.25 = 2.44
BED ROOM	3.15 X 3.05 = 9.61
TOILET	1.85 X 1.05 = 1.94
PASSAGE	1.07 X 0.90 = 0.96
BED ROOM	2.90 X 3.20 = 9.28
TOTAL	47.35
'B' WING	
FLAT NO. - 02	
LIVING	4.45 X 3.10 = 13.80
KITCHEN	3.00 X 0.45 = 1.35
PASSAGE	0.90 X 2.10 = 1.89
TOILET	1.95 X 1.25 = 2.44
BED ROOM	3.30 X 3.05 = 10.08
TOILET	1.85 X 1.05 = 1.94
PASSAGE	1.07 X 0.90 = 0.96
BED ROOM	2.90 X 3.20 = 9.28
TOTAL	48.42
'B' WING	
FLAT NO. - 03	
LIVING	4.45 X 3.10 = 13.80
KITCHEN	2.85 X 2.20 = 6.27
PASSAGE	2.02 X 0.17 = 0.34
PASSAGE	0.90 X 2.30 = 2.07
TOILET	2.00 X 1.10 = 2.20
BED ROOM	3.05 X 3.20 = 9.76
TOILET	1.80 X 0.82 = 0.89
BED ROOM	0.82 X 0.98 = 0.80
TOILET	1.10 X 1.82 = 2.11
TOTAL	39.75
'B' WING	
FLAT NO. - 04	
LIVING	4.45 X 3.10 = 13.80
KITCHEN	3.05 X 2.20 = 6.71
PASSAGE	2.02 X 0.17 = 0.34
PASSAGE	0.90 X 2.30 = 2.07
TOILET	2.00 X 1.10 = 2.20
BED ROOM	3.05 X 3.20 = 9.76
TOILET	1.80 X 0.82 = 0.89
BED ROOM	0.82 X 0.98 = 0.80
TOILET	1.10 X 1.82 = 2.11
TOTAL	46.11

NOTE: CARPET AREA CALCULATION FOR
PARKING PURPOSE ONLY

FILE NO. - CHE / A - 5222 / BP (WS) / AR	DRG. NO. - 1/3
PROFORMA - A	AREA
1. Area of plot	945.30
2. Deductions for	
a) Road set back area	0.00
b) Proposed road	0.00
c) Any reservation (sub-plot)	0.00
d) 1/4 Amenity space as per DCR 50/57 (sub-plot)	0.00
e) other	0.00
3. Balance area of plot (1-2)	945.30
4. Deduction for 15% R.G. / 10% amenity space (if deductible for ind.)	0.00
5. Net area of plot (3-4)	945.30
6. Addition for F.S.I.	0.00
a) 100% for D.P. Road	0.00
b) 100% for set back	0.00
7. Total Area (5+6)	945.30
8. F.S.I. Permissible	1.00
9. F.S.I. CREDIT AVAILABLE BY DEVELOPMENT RIGHTS	
Additions for floor space index	472.65
9(b) 50% as per DCR 32	472.65
9(c) 50% TDR (190.00 + 282.65) Nos. SRA / 12 / 14 / Cont. & 000881	0.00
9(d) other	0.00
10. Permissible floor area (7+8)+9 above	1890.60
11. Existing floor area	0.00
12. Proposed built up area	1890.60
13. Excess Balcony Area Taken in F.S.I.	0.00
14. Total built up area proposed (11 + 12 + 13)	1890.60
15. F.S.I. consumed on net holding = (14 / 3)	2.00
16. Details of Residential / Non residential areas	
i) Purely residential built up area	1890.60
ii) Remaining non-residential built up area	0.00
DETAILS OF FSI AVAILABLE AS PER DCR 35 (4)	
1. Fungible built up area component permissible vide dcr 35 (4) for purely residential = or < (1890.60 X 0.35 = 661.71)	Rahab 273.27
2. Fungible built up area component permissible vide dcr 35 (4) for non residential = or < (X 0.20)	Rahab 0.00
3. Total fungible built up area vide dcr 35 (4) = (C1 + C2)	273.27
4. Total gross built up area permissible (14 + C3)	2548.91
5. Total gross built up area proposed vide dcr 35 (4) for purely residential = or < (B1 X 0.35) (payment done for 91.59 sq.mt.)	Rahab 273.27
6. Total gross built up area proposed vide dcr 35 (4) for non residential = or < (B2 X 0.20)	Rahab 0.00
7. Total gross built up area proposed (14 + C3A)	2548.91
8. Total gross built up area proposed (14 + C3A)	2548.91
Tenements Statement	
i) Proposed area (Item 8, 12 above)	2548.91
ii) Less deduction of non residential area (shop etc.)	0.00
iii) Area available for tenements (i) minus (ii)	2548.91
iv) Tenements permissible (Density of tenement)	115 NOS.
v) Tenements proposed	54 NOS.
vi) Tenements existing	0 NOS.
7. Total tenements on the plot	0 NOS.
PARKING AREA STATEMENT	
1. Parking required by Regulations for	0 NOS.
ii) Scooter / Motor cycle	0 NOS.
iii) Outdoors / Visitors	0 NOS.
iv) Covered garages permissible	0 NOS.
v) Car	0 NOS.
vi) Scooter / Motor Cycle	0 NOS.
vii) Outdoors / Visitors	45 NOS.
viii) Total parking required	25 NOS.
ix) Total parking provided	25 NOS.
x) Space for transport vehicles parking required by Regulations	0 NOS.
xi) Total no of transport vehicles parking spaces provided	0 NOS.

PROFORMA - B					
CONTENTS OF SHEET					
STILT FLOOR PLAN, BLOCK & LOCATION PLAN, BUILT UP AREA SUMMARY, SECTION THRO. COMPOUND WALL & U.G. TANK, PARKING STATEMENT, TERRACE FLOOR, CARPET AREA CALCULATION & CARPET AREA SUMMARY					
SIGNATURE & DATE OF APPROVAL OF PLANS					
THIS DRAWING SHALL BE READ IN CONJUNCTION WITH LETTER SIGNED ON EVEN DATE UNDER NO. - CHE / A - 5222 / BP (WS) / AR					
THIS CANCELS THE EARLIER APPROVAL ISSUED UNDER NO. - CHE / A - 5222 / BP (WS) / AR DATED - 16 / 02 / 2017.					
SUB. ENGG.					
PRASHANT RAMESH KALWANKAR	Digitally signed by PRASHANT RAMESH KALWANKAR Date: 2018.03.13 13:19:34 +05'30'				
ASST. ENGG.					
Ashok Bhausaheb Khandare	Digitally signed by Ashok Bhausaheb Khandare Date: 2018.03.14 12:54:44 +05'30'				
EXE. ENGG.					
BAPURAO RUNJAJI MORE	Digitally signed by BAPURAO RUNJAJI MORE Date: 2018.03.13 13:19:34 +05'30'				
APPROVED SUBJECT TO CONDITIONS MENTIONED IN THIS OFFICE LETTER UNDER NO. - CHE / A - 5222 / BP (WS) / AR					
DESCRIPTION OF PROPOSAL AND PROPERTY					
PROPOSED REDEVELOPMENT OF RESIDENTIAL BUILDING, ON PLOT BEARING C.T.S. NO. 862 OF VILLAGE KANDIVALI, JIVAN VIDYA MISSION ROAD, DAHANUKAR WADI, KANDIVALI WEST, MUMBAI- 400 087.					
NAME OF OWNER					
PATIL ROHIT CHINTAMA N					
SHRI. ROHIT PATIL, ADDO. - 8-102, COURT CHAMBER, S.V. ROAD, BORIVALI (WEST), MUMBAI- 400 082.					
JOB NO.	DRG. NO.	SCALE	DRAWN BY	DATE	CHKD BY
P/4	01	1:100	NILESH	10/03/2018	
CERTIFICATE OF AREA		ARCHITECT'S SIGNATURE			
CERTIFIED THAT I HAVE SURVEYED THE PLOT U/R. THE DIMENSION OF SIDES OF THE PLOT STATED ON THE PLAN ARE MEASURED ON SITE AND AREA SO WORKED OUT IS 945.30 (NINE HUNDRED AND FORTY FIVE POINT THREE ZERO) TALLIES WITH THE AREA STATED IN DOCUMENTS OF OWNERSHIP TOWN PLANNING SCHEME RECORDS.		KULIN BHUPENDRA PATRAWALA			
NORTH -		NAME AND ADD. OF ARCHITECT'S.		ARCHITECT'S SIGNATURE	
		KULIN PATRAWALA LICENSED SURVEYOR 11812, BHESE PRAGATI SOCIETY, MAHAVIR NAGAR, LINK ROAD, KANDIVALI(V), MUMBAI-47		KULIN BHUPENDRA PATRAWALA	