DE/EE. Pmcc

R.G. CALCULATION :

R.G.1 :

1.	41.34	X	1.29 X 0.5	=	26.66
2	43.05	X	17.48 X 0.5	=	376.26
3	24.67	X	9.98 X 0.5	=	123.10
4	34.41	X	5.19 X 0.5	=	89.29
5.	43.76	X	5.75 X 0.5	=	125.81
6	45.27	X	30.84 X 0.5	=	698.06
7.	67.54	X	29.23 X 0.5	=	987.10
8.	67.54	X	6.77 X 0.5	=	228.62
9.	51.51	X	15.28 X 0.5	=	393.54
10.	44.14	X	4.92 X 0.5	=	108.58
11.	44.14	X	4.83 X 0.5	=	106.60
a.	5.01	X	0.31 X 2/3	=	1.04
	TOTAL			=	105.56
				=	3062.58

AS PER POLY LINE = 3261.48 SQ.M

R.G.2.

19.	23.11	X	3.56 X 0.5	=	41.14
20.	23.11	X	5.56 X 0.5	=	64.25
21	16.01	X	8.02 X 0.5	=	64.20
TOTAL				=	169.59

AS PER POLY LINE = 169.21 SQ.M

R.G.3.

22.	5.39	X	19.12	=	103.06
23.	19.12	X	6.38 X 0.5	=	60.99
24.	8.23	X	4.11 X 0.5	=	16.91
TOTAL				=	180.96

AS PER POLY LINE = 180.98 SQ.M

TOTAL AREA OF R.G = RG1+RG2+RG3=
3261.48 + 169.21+180.98 = 3611.67

RG AREA REQUIRED 25 % OF 14442.92 = 3610.73 SQ.M.
RG AREA PROVIDED = 3611.67 SQ.M.

R.G. CALCULATION :

R.G.1

AS PER POLY LINE = 3261.53 SQ.M

R.G.2.

AS PER POLY LINE = 169.23 SQ.M

R.G.3.

AS PER POLY LINE = 180.98 SQ.M

TOTAL AREA OF R.G = RG1+RG2+RG3=
3261.53 + 169.23+180.98 = 3611.74

RG AREA REQUIRED 25 % OF 14442.92
= 3610.73 SQ.M.
RG AREA PROVIDED
= 3611.72 SQ.M.

BLDG.TYPE	NO.OF FLOOR	BUILT UP AREA	TOTAL BUILT UP AREA
(COMMERCIAL) (AS PER SANCTIONED)	GR+5TH PART	GR.FLOOR = 408.77	
		(1ST & 2ND) = 354.01 X 2 = 708.02	
		(3RD FLOOR) = 415.69 X 1 = 415.69	1905.06
		(4TH FLOOR) = 372.58 X 1 = 372.58	
(RESIDENTIAL) (OC OBTAINED)	BLDG. - 1(ST+20TH)	(1ST FLOOR) = 194.72 X 1 = 194.72	
		(2ND TO 8TH,10TH TO12TH,14TH TO17TH ,19TH & 20TH) = 177.02 X 16 = 2832.32	3456.88
		(9TH,13TH,&18TH REFUGE)= 143.28 X 3= 429.84	
		1ST FLOOR = 194.05 X 1 = 194.05	
	BLDG. - 2(ST+20TH)	(2ND TO 8TH,10TH TO12TH,14TH TO17TH ,19TH & 20TH) = 176.45 X 16 = 2823.20	3451.38
		(9TH,13TH,&18TH REFUGE)=144.71 X 3= 434.13	
(AS PER SANCTIONED)	BLDG. - 5 (PT) (1ST TO 16TH FLR.)	1ST FLOOR = 204.03 X 1 = 204.03 TYPICAL FLR(2ND TO 8TH,10TH TO 12TH &14TH TO16TH) = 185.64 X 13 = 2413.32 REFUGE FLR. (9TH & 13TH) = 153.21 X 2 =306.42	2923.77
TOTAL PROPOSED BUILT UP AREA (A)			11737.09 SQ.M.
(RESIDENTIAL) (AS PER UDCPR)	BLDG. - 3 (ST+6TH(PT))	(GR. FLOOR) = 107.95 X 1 = 107.95 (1st to 5th FLOOR) = 282.91 X 5 = 1414.55 (6TH (PT) FLOOR) = 177.79 X 1 = 177.79	1700.29
(TOTAL BUILT UP AREA OF FLOOR AS PER OUTER CONSTRUCTION LINE)	BLDG. - 4 (GR. TO 6TH)	(GR. FLOOR) = 122.00 X 1 = 122.00 (1ST TO 6TH) = 327.07 X 6 = 1962.42	2084.42
	BLDG. - 5 (PT) (17TH TO 20TH)	(17TH, 19TH & 20TH) 282.72 X 3 = 848.16 (18TH REFUGE)= 252.72	1100.88
	BLDG. - 6(ST+1ST)	(GR. FLOOR) = 105.79 X 1 = 105.79 (1ST FLOOR) = 253.15 X 1 = 253.15	358.94
TOTAL PROPOSED BUILT UP AREA (B)			5244.53 SQ.M.
TOTAL PROPOSED BUILT UP AREA (A) + (B)			16981.62 SQ.M.

EXISTING TENEMENT STATEMENT FOR BLDG 1&2 (OC OBTAINED), BLDG NO. 5 (PT)-

BLDG. TYPE	WING	NO BLDG	TENEMENT (AS PER BUA) LESS THAN 35 sq.m	TENEMENT 35 TO 50 sq.m	TENEMENT 50 TO 75 sq.m	ABOVE 75 sq.m	TOTAL
BLDG.-1	1	2NO	36NO	39NO	----	----	77 NO
BLDG.-2	1	37NO	1NO	39NO	----	----	77 NO
BLDG.-5(PT)	1	14NO	48NO	00	----	----	62 NO
TOTAL(A)		53 NO	85NO	78 NO	----	----	216 NO

PROPOSED TENEMENT STATEMENT FOR BLDG 3,4,5(PT) & 6

		TENEMENT 30 TO 40 Sq.m	TENEMENT 40 TO 80 sq. m (AS PER CARPET AREA)	TENEMENT 80 TO 150 sq.m.	ABOVE 150 sq.m.	
BLDG.-3	1	5NO	17NO	------	----	22 NO
BLDG.-4	1	18NO	12NO	------	----	30 NO
BLDG.-5	1	3NO	12NO	------	----	15 NO
BLDG.-6	1	3NO	1NO	------	----	4 NO
TOTAL(B)		29NO	42NO	------	----	71 NO
TOTAL (A+B)						287 NO

AREA STATEMENT

S.NO/ H.NOS.	AS PER 7/12 (SQ.M) A	AS PER Δ (SQ.M) B	60.00M.WIDE ROAD AREA (SQ.M) C	TOTAL AREA (SQ.M) (B+C)	AREA FOR F.S.I. (SQ.M)
59/1A	2300.00	2339.74		2339.74	2300.00
59/1B	5300.00	5323.50		5323.50	5300.00
60/1	2610.00	2652.13		2652.13	2610.00
60/2A	220.00	199.17		199.17	199.17
60/2B	360.00	359.02		359.02	359.02
61/1	1250.00	1310.36		1310.36	1250.00
61/4A	830.00	662.19			
61/4B	440.00	440.00		1333.88	1333.87
61/4C	300.00	231.69	231.69		
61/5A	760.00	702.55			
61/5B	420.00	420.00		1898.89	1898.89
61/5C	820.00	776.34	776.34		
62	600.00	328.67	328.67	328.67	328.67
67	200.00	325.93		325.93	200.00
TOTAL	16410.00	16071.29	1336.70	16071.29	15779.62

(S.NO.62)
ROAD AREA
1 35.21 X 11.66 X 0.50 = 205.27 SQ.MT
2 24.81 X 3.88 X 0.50 = 48.13 SQ.MT
3 25.30 X 5.95 X 0.50 = 75.27 SQ.MT
TOTAL = 328.67 SQMT. (a)
AS PER POLYLINE = 326.67 SQMT.

(S.NO.67)
R' ZONE
1. 29.35 X 11.11 X 0.50 = 163.04 SQ.MT
2 29.35 X 11.10 X 0.50 = 162.89 SQ.MT
TOTAL = 325.93 SQMT. (a)
AS PER POLYLINE = 325.93 SQMT.

PLOT AREA CALCULATION AS PER TRIANGULATION OF PLOT
(S.NO.59) (H.NO. 1A)
R' ZONE
1 51.51 X 15.28 X 0.50 = 393.54 SQ.MT
2. 73.65 X 23.32 X 0.50 = 858.76 SQ.MT
3. 73.65 X 9.76 X 0.50 = 359.41 SQ.MT
4. 68.76 X 9.54 X 0.50 = 327.99 SQ.MT.
5 62.85 X 12.73 X 0.50 = 400.04 SQ.MT
TOTAL = 2339.74 SQMT. (a)
AS PER POLYLINE = 2339.74 SQMT.

(H.NO. 1B)
R' ZONE
1. 70.57 X 32.55 X 0.50 = 1148.53 SQ.MT.
2. 75.96 X 14.85 X 0.50 = 564.00 SQ.MT.
3. 102.15 X 17.95 X 0.50 = 916.80 SQ.MT.
4. 102.15 X 19.34 X 0.50 = 987.79 SQ.MT.
5. 93.42 X 24.95 X 0.50 = 1165.41 SQ.MT.
6. 43.92 X 13.86 X 0.50 = 304.37 SQ.MT.
7. 35.00 X 13.52 X 0.50 = 236.60 SQ.MT.
TOTAL = 5323.50 SQMT. (b)
AS PER POLYLINE = 3523.50 SQMT.
TOTAL AREA OF S.NO.59
=(H.NO.1A + 2B) - H.NO.1B)
2339.74 + 5323.50
=7663.24 SQMT.

(S.NO.60) (H.NO. 1)
R' ZONE
1 44.13 X 11.01 X 0.50 = 242.94 SQ.MT.
2 63.70 X 36.82 X 0.50 = 1172.72 SQ.MT.
3 53.90 X 19.37 X 0.50 = 522.02 SQ.MT.
4. 63.70 X 4.03 X 0.50 = 128.36 SQ.MT.
5. 52.18 X 15.84 X 0.50 = 413.27 SQ.MT.
6 35.10 X 1.73 X 0.50 = 30.36 SQ.MT.
7 32.05 X 8.89 X 0.50 = 142.46 SQ.MT.
TOTAL = 2652.13 SQMT. (a)
AS PER POLYLINE = 2652.13 SQMT.
(H.NO. 2A)
R' ZONE
1. 26.19 X 15.21 X 0.50 = 199.17 SQ.MT.
TOTAL = 199.17 SQMT. (b)
AS PER POLYLINE = 199.17 SQMT.
(H.NO. 2B)
R' ZONE
1. 24.34 X 11.94 X 0.50 = 145.31 SQ.MT.
2 24.57 X 7.80 X 0.50 = 95.82 SQ.MT.
3. 7.95 X 2.74 X 0.50 = 10.89 SQ.MT.
4 24.57 X 8.71 X 0.50 = 107.00 SQ.MT.
TOTAL = 359.02 SQMT (c)
AS PER POLYLINE = 359.02 SQMT.
TOTAL AREA OF H.NO.2 = (c + c)
199.17 + 359.02 = 558.19 SQMT. (i)
TOTAL AREA OF S.NO.60
=(H.NO.1 + H.NO.2)
2652.13 + 558.19 = 3210.32 SQMT.

(S.NO.61)(H.NO. 1) R' ZONE
1. 26.37 X 12.04 X 0.50 = 158.75 SQ.M.
2. 26.37 X 13.61 X 0.50 = 179.45 SQ.M.
3. 40.53 X 5.56 X 0.50 = 112.67 SQ.M.
4 27.98 X 9.72 X 0.50 = 135.98 SQ.M.
5. 24.41 X 14.12 X 0.50 = 172.33 SQ.M.
6. 22.13 X 15.05 X 0.50 = 166.53 SQ.M.
7. 34.45 X 15.31 X 0.50 = 263.71 SQ.M.
8 32.84 X 5.79 X 0.50 = 95.07 SQ.M.
9 10.41 X 4.97 X 0.50 = 25.87 SQ.M.
TOTAL = 1310.36 SQ.M. (a)

(S.NO.61)(H.NO. 4A) R' ZONE
1. 26.92 X 9.40 X 0.50 = 126.52 SQ.M.
2 26.92 X 14.87 X 0.50 = 200.15 SQ.M.
3 26.24 X 11.54 X 0.50 = 151.40 SQ.M.
4. 30.39 X 3.64 X 0.50 = 55.31 SQ.M.
5. 35.20 X 6.42 X 0.50 = 112.99 SQ.M.
6 9.58 X 3.35 X 0.50 = 16.05 SQ.M.
TOTAL = 662.42 SQ.M.
AS PER POLYLINE = 662.19 SQ.M. (b)

(S.NO.61) (H.NO. 4B)
12M.WIDE SERVICE ROAD AREA
1 36.23 X 8.69 X 0.50 = 157.42 SQ.M.
2 38.70 X 11.69 X 0.50 = 226.20 SQ.M.
3 38.70 X 2.93 X 0.50 = 56.70 SQ.M.
TOTAL = 440.32 SQM.
AS PER POLYLINE = 440.00 SQ.M. (c)

(S.NO. 61) (H.NO. 4C)
60M.WIDE ROAD AREA
1. 36.38 X 5.13 X 0.50 = 93.31 SQ.MT.
2 35.21 X 7.86 X 0.50 = 138.38 SQ.MT.
TOTAL = 231.69 SQMT.
AS PER POLYLINE = 231.69 SQ.M. (d)
TOTAL AREA OF H.NO.4 = (b + c + d)
562.19 + 440.00 – 231.69 = 1333.88 SQMT. (d)

(S.NO.61) (H.NO. 5A) R' ZONE
1. 34.96 X 3.47 X 0.50 = 60.69 SQ.M
2. 33.79 X 18.85 X 0.50 = 318.71 SQ.M.
3. 37.73 X 9.07 X 0.50 = 171.11 SQ.M.
4 37.73 X 8.05 X 0.50 = 151.86 SQ.M.
TOTAL = 702.37 SQ.M.
AS PER POLYLINE = 702.55 SQ.M. (a)
(S.NO 61) (H.NO. 5B)
12M.WIDE SERVICE ROAD AREA
1. 40.52 X 10.06 X 0.50 = 203.82 SQ.M.
2 40.52 X 10.67 X 0.50 = 216.17 SQ.M.
TOTAL = 419.99 SQ.M.
AS PER POLYLINE = 420.00 SQ.M. (b)
(S.NO 61) (H.NO. 5C)
60M.WIDE ROAD AREA
1. 48.45 X 15.37 X 0.50 = 372.34 SQ.M.
2. 48.45 X 13.95 X 0.50 = 337.94 SQ.M.
3. 39.01 X 3.47 X 0.50 = 67.68 SQ.M.
TOTAL = 777.96 SQ.M.
AS PER POLYLINE = 776.34 SQ.M. (c)
TOTAL AREA OF H.NO.5 = (a + b + c)
702.55 + 420.00 + 776.34 = 1898.89 SQMT.
TOTAL AREA OF S.NO.61
= (H.NO.1 + H.NO.4 + H.NO.5)
1310.36 + 1333.88 + 1898.89 = 4543.16 SQMT.

COVERED BUILT UP AREA STATEMENT(BLDG TYPE - 1-A)

BLDG. TYPE	NO. OF BLDG.	BUILT UP AREA	BALCONY	C.B.	STAIRCASE	STILT	REFUGE AREA	TOTAL BUILT UP AREA
COMMERCIAL	1A	1905.06	----	----	607.62	-----	------	2512.68 SQ.M.

TOTAL PROPOSED COVERED BUILT UP AREA (BLDG. 1-A) = 2512.68 SQ.M.....(A)

COVERED BUILT UP AREA STATEMENT(BLDG TYPE -1 & 2 , 5(PT))

BLDG. TYPE	NO. OF BLDG.	BUILT UP AREA	BALCONY	C.B.	STAIRCASE	STILT	REFUGE AREA	ENTRANCE LOBBY, SOCIETY OFFICE, METER ROOM,SER. TOILET, LETTER BOX	TOTAL BUILT UP AREA
BLDG.-1	1	3456.88	325.95	201.03	1083.57	226.03	147.54	82.08	5523.08 SQ.M.
BLDG.-2	1	3451.38	315.35	192.80	1087.11	215.45	148.29	82.43	5492.81 SQ.M.

TOTAL PROPOSED COVERED BUILT UP AREA (BLDG. 1 + 2) = 11015.89 SQ.M.....(B)

BLDG.-5 (GR.+ 16TH FLR.)	1	2923.77	266.45	163.67	914.14	278.65	92.88	71.34	4710.90 SQ.M.

TOTAL PROPOSED COVERED BUILT UP AREA BLDG. NO - 5 (G+16TH FLR.) = 4710.90 SQ.M.....(C)

COVERED BUILT UP AREA STATEMENT (BLDG TYPE -3,4,5(17TH TO 20TH) & 6)

BLDG. TYPE	NO. OF BLDG.	BUILT UP AREA	STILT	REFUGE AREA	METER ROOM	TOTAL BUILT UP AREA
BLDG.-3(PT.)	1	1700.29	291.42	------	15.30	2007.01 SQ.M.
BLDG.-4	1	2084.42	350.45	29.38	18.87	2483.12 SQ.M.
BLDG.-5 (17TH TO 20TH)	1	1100.88		30.00	------	1130.88 SQ.M.
BLDG.-6	1	358.94	236.07	------	17.40	612.41 SQ.M.
TOTAL		5244.53	877.94	59.38	51.57	6233.42 SQ.M.

TOTAL PROPOSED COVERED BUILT UP AREA (3+ 4 + 5+ 6) = 6233.42 SQ.M.....(D)
TOTAL PROPOSED CLUB HOUSE COVERED B.U.A = 445.34 SQ.M.....(E)
TOTAL PROPOSED COVERED B.U.A = A + B + C + D + E = 24918.23 SQ.M

PARKING REQUIREMENT FOR BLDG 1 & 2 & 5(PT.)

RESIDENTIAL :-

1.PARKING REQUIRED

FLAT AREA	NOS. FLAT	NO. OF PARKING
BELOW 35 SQ.MT.- BUILT-UP	53 NOS.	NIL
35 - 50 SQ.MT.- BUILT-UP	85 NOS.	43 NOS.
50 - 75 SQ.MT. BUILT-UP	78 NOS.	78 NOS.
ABOVE 75 SQ.MT. BUILT-UP	------	NIL
TOTAL	216 NOS.	121 NOS.
ADD 10% FOR VISITORS PARKING		12 NOS.
TOTAL		133 NOS.

COMMERCIAL BLDG 1A :-

(ONE 4 WHEELER PER 25 SQ.M. UP TO 400 SQ.MT.B-UP AREA)	400.00 SQ.M	16 NOS.
ABOVE 400 SQ.M. B-UP AREA PER 50 SQ.M PER. CAR PARKING	1505.06 SQ.M	30 NOS.
		46 NOS.
TOTAL (RESIDENTIAL + COMMERCIAL)= 133+46		179 NOS.
TOTAL 4-WHEELER PARKING REQUIRED		179 NOS. (A)

2 WHEELER PARKING:

COMMERCIAL SHOPS AREA = 408.77 SQ.M. (20.00 SQMT / PARK)		21 NOS.
OFFICE AREA = 1496.67 SQ.M. (100.00 SQ.MT/PARK.)		15 NOS.
TOTAL 2-WHEELER PARKING REQUIRED		36 NOS.
1 PARK /FLAT	216 FLATS	216NOS

TOTAL 2-WHEELER PARKING REQUIRED =36 + 216 =252 NOS. (B)

TABLE NO. 8B - PARKING REQUIREMENT (AS PER NON CONGESTED)

SR. NO.	USER	TENEMENT/ RERA CARPET AREA (IN SQ.M.)	NO. OF TENEMENTS	UNIT CAR	UNIT SCOOTER	REQUIRED PARKING CAR	REQUIRED PARKING SCOOTER
1	RESIDENTIAL BLDG. NO. 3 & 4, BLDG. NO. 5 (17TH TO 20TH) & BLDG. NO. 6	LESS THAN 30.00	0	NIL	4PARKING/2FLATS	0	0
		30.00 TO BELOW 40.00	29	1PARKING/2FLATS	2PARKING/2FLATS	15	29
		40.00 TO BELOW 80.00	42	1PARKING/2FLAT	5PARKING/2FLATS	21	105
		80.00 TO BELOW 150.00	0	1PARKING/1FLAT	3PARKING/1FLATS	00	00
		150.00 AND ABOVE	0	2PARKING/1FLAT	3PARKING/1FLATS	0	0
2	TOTAL		71			36	134
3	5% VISITORS					02	07
4	TOTAL PARKING REQUIREMENT (A+B)					38(A1)	141(B1)

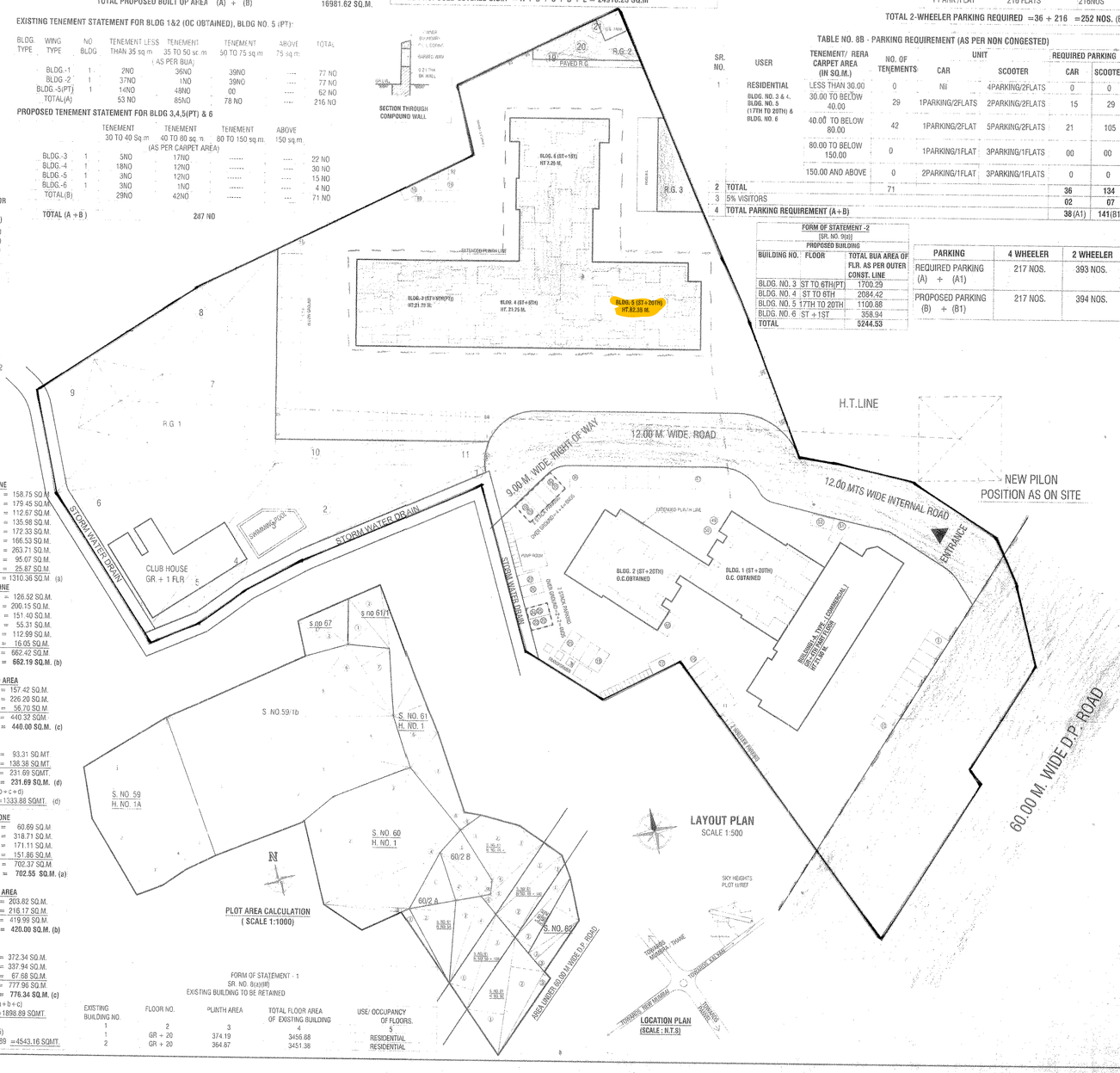
FORM OF STATEMENT -2
(SR. NO. 9(iii))
PROPOSED BUILDING

BUILDING NO.	FLOOR	TOTAL BUA AREA OF FLR. AS PER OUTER CONST. LINE
BLDG. NO. 3	ST TO 6TH(PT)	1700.29
BLDG. NO. 4	ST TO 6TH	2084.42
BLDG. NO. 5	17TH TO 20TH	1100.88
BLDG. NO. 6	ST +1ST	358.94
TOTAL		5244.53

PARKING	4 WHEELER	2 WHEELER
REQUIRED PARKING (A) + (A1)	217 NOS.	393 NOS.
PROPOSED PARKING (B) + (B1)	217 NOS.	394 NOS.

FORM OF STATEMENT - 1
SR. NO. 8(a)(III)
EXISTING BUILDING TO BE RETAINED

EXISTING BUILDING NO.	FLOOR NO.	PLINTH AREA	TOTAL FLOOR AREA OF EXISTING BUILDING	USE/ OCCUPANCY OF FLOORS.
1	2	3	4	5
1	GR + 20	374.19	3456.88	RESIDENTIAL
2	GR + 20	364.87	3451.38	RESIDENTIAL



PROFORMA- I AREA STATEMENT

PROPOSED RESIDENTIAL & COMMERCIAL COMPLEX ON S.NO.- 59/1A & 1B, 59/1B,60/1,60/2A,2B,61/1,4, 5,62,67 OF VILLAGE- - PADALE, SHIL - KALYAN ROAD, THANE.

DRAWING SHEET NO: 1 /8

Stamps of Approval of Plans:

Plans are approved Subject to conditions Prescribed in Permit No. V.P. S11001ST.10 TMC/TP-DP/TPS/3727/21 Dated...26.10.2021

Deputy Engineer (TDD) Thane Municipal Corporation The City of Thane

Executive Engineer (TDD)

सावधान

"मंजूर नकाशानुसार अधिकोम न करणे वसंच नियंत्रण नियमावलीनुसार आवश्यक त्या ... न घेता बांधकाम चालू ठेवल्यास ... अनधिकृत बांधकाम ... होईल ..."

Sr. No.		DESCRIPTION	Area (sqm.)
1		Area of plot (MINM. AREA OF A,B,C TO BE CONSIDERED)	15779.62
	a	AS PER OWNERSHIP DOCUMENT (7/12, CTS EXTRACT)	16410.00
	b	AS PER MEASUREMENT SHEET	16071.29
	c	AS PER (STRINGENCY)	15779.62
2		DEDUCTION FOR	
	a	AREA NOT IN POSSESSION	0.00
	b	AREA UNDER 60.00 M. WIDE D.P. ROAD	1336.70
		TOTAL (A +B)	1336.70
3		BALANCE PLOT AREA OF (1-2)	14442.92
4		AMENITY SPACE (IF APPLICABLE)	N.A.
5		NET PLOT AREA (3)–(4)	14442.92
6		RECREATIONAL OPEN SPACES (IF APPLICABLE)	
		REQUIRED (AS PER SANCTIONED)	3610.73
		PROPOSED (AS PER SANCTIONED)	3611.72
7		INTERNAL ROAD	-
8		POTABLE AREA (IF APPLICABLE)	N.A.
9		BUILT UP AREA WITH REFERENCE TO BASIC FSI AS PER FRONT ROAD WIDH (SR. NO. 5 X 1.1 (BASIC FSI))	15887.21
10		ADDITIONAL OF FSI ON PAYMENT OF PREMIUM	
	a	MAXIMUM PERMISSIBLE PREMIUM FSI BASED ON ROAD WIDTH	7889.81
	b	PROPOSED FSI ON PAYMENT OF PREMIUM.	0.00
11		IN SITU FSI / TDR LOADING	
	a	IN SITU AREA AGAINST DP ROAD	
	b	TDR AREA	
		MAX.1.40 T.D.R ON (1c) (15779.62 X1.40=22091.47)	
	i.	NON SLUM TDR COMPONENT 0.98 ON (1) =15464.03	
	ii.	SLUM TDR COMPONENT 0.42 ON (1) = 6627.44	
	d	TOTAL IN SITU / TDR LOADING (11 (a +b(i)&(ii))	0.00
12		ADDITIONAL AREA OF UNDER CHAPTER NO. 7	
13		TOTAL ENTITLEMENT OF FSI IN THE PROPOSAL	
	a	[9 + 10(b) + 11(a) + 11(d)] + 12	15887.21
	b	ANICILLARY AREA FSI UPTO 60% WITH PAYMENT OF CHARGES (15887.21 @ 60% = 9532.32)	1106.70
	c	TOTAL ENTITLEMENT (a + b)	16993.91
14		MAXIMUM UTILIZATION LIMIT OF FSI(BUILDING POTENTIAL) PERMISSIBLE AS PER ROAD WIDTH { AS PER REG. NO. 6.1 OR 6.2 OR 6.3 OR 6.4 AS PER APPLICABLE X 1.6 OR 1.8}	3.00
15		TOTAL BUILT UP AREA IN PROPOSAL (EXCL. AREA AS SR. NO. 17B)	
	a	EXISTING BUILT UP AREA	
	i	PROPOSED COMM. BUA (AS PER SANCTIONED)	1905.06
	ii	PROPOSED RESI. BLDG. 1 & 2 (OC TO BE OBTAINED)	6908.26
	iii	PROPOSED RESIDENTIAL BLDG. NO. 5(GR+16TH FLOOR)	2923.77
	iv	TOTAL (i + ii + iii)	11737.09
	b	PROPOSED BUILT UP AREA (AS PER 'P - LINE')	
	i	PROPOSED BLDG NO. 3 (GR +6TH (PT))	1700.29
	ii	PROPOSED RESI. BLDG. 4 (GR +6TH)	2084.42
	iii	PROPOSED RESI. BLDG. 5 (PT)(17TH TO 20TH FLOOR)	1100.88
	iv	PROPOSED RESI. BLDG. (GR+1ST FLOOR)	358.94
	v	TOTAL (i + ii + iii)	5244.53
	c	TOTAL (a (iv) + b(v))	16981.62
16		FSI CONSUMED (15/13) (SHOULD NOT BE MORE THAN SERIAL NO. 14 ABOVE)	0.99
17		AREA OF INCLUSIVE HOUSING, IF ANY	N.A.

NOTES

BOUNDARY OF THE PLOT SHOWN IN THICK BLACK
PROPOSED WORK SHOWN IN RED
DRAINAGE LINE SHOWN IN RED DOTTED
PROPOSED R. G. SHOWN IN GREEN
SET BACK LINE SHOWN IN GREEN DOTTED
EXISTING ROAD LINE SHOWN IN GREEN

PROFORMA 'B'

CONTENTS OF SHEET

LAY OUT,LOCATION PLAN, SECTION THRU.COMP. WALL, R.G. CALCULATIONS,F.S.I. STATEMENT ,ETC.

CERTIFICATE OF AREA

CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON ---------- AND THE DIMENSIONS OF SIDES ETC. OF PLOT STATED ON PLAN ARE AS MEASURED ON SITE AND AREA SO WORKED OUT TALLIES WITH THE AREA STATED IN DOCUMENTS OF OWNERSHIP LAND RECORDS DEPARTMENT.

SIGNATURE OF ARCHITECT

OWNER'S DECLARATION -

I / WE UNDERSIGNED HEREBY CONFIRM THAT I / WE WOULD ABIDE BY PLANS APPROVED BY AUTHORITY THANE MUNICIPAL CORPORATION APPROVED BY / COLLECTOR. I/ WE WOULD EXECUTE THE STRUCTURE AS PER APPROVED PLANS. ALSO I / WE WOULD EXECUTE THE WORK UNDER SUPERVISION OF PROPER TECHNICAL PERSON SO AS TO ENSURE THE QUALITY AND SAFETY AT THE WORK SITE.

OWNER NAME AND SIGNATURE

NAME & ADDRESS OF OWNER / P.O.A.H.

M/S. BRIGHT SKY HEIGHTS BUILDERS & DEVELOPERS PVT.LTD., NEAR MILLENNIUM TOYOTA SHWROOM,VILLAGE PADALE, KALYAN SHIL ROAD,THANE -421204.

SIGNATURE OF OWNER/ P.O.A.H.

SIGNATURE OF ARCHITECT

ARCHITECTS NAME & ADDRESS

Sahar ARCHITECTS
2ND FLOOR, NAKSHATRA, A WING,
NEAR TMC, ALMEIDA ROAD,
PANCHPAKHADI, THANE (W). 400 602
PHONE - 2537 8701,TELEFAX - 2536 4700
E MAIL - saakaararchitects@yahoo.co.in

DRG.NO	SCALE	DATE	DRN.BY	CHKD. BY	REGIST.NO. OF ARCHITECT
C-698/2021/M-01	AS SHOWN	19/03/2021	TUSHAR S / SACHIN	POONAM	CA/92/14860

\\SERVER\Saakaar12\Cad Drawings\Saptashree Sky Heights\3.MUNCIPAL\7.AMENDMENT AS PER UDCPR\LAYOUT AS PER UDCPR.dwg