TABLE SHOWING TOTAL REHAB COMPONENT

FLOOR	REHAB B.U.A. FOR F.S.I. (1)		COMMON PASSAGE (2)		BALWADI (3)	WELFARE CENTRE (4)	SOCIETY OFFICE (5)	SKILL DEVEL (6)	LIBRARY (7)	TOTAL 8 (2+3+4+5)		TOTAL REHAB COMPONENT 7=(1+6)		FUNGIBLE AREA 8		PTC AREA 9 (PTC AREA IN SALE BLDG. 46.76)	PTC FUNGIBLE 10
WING	WING A	WING B	WING A	WING B	WING A	WING A	WING B	WING B	WING B	WING A	WING B	WING A	WING B	WING A	WING B		
GROUND FLOOR	—	17.80	—	—	—	—	—	—	—	—	—	—	17.80	—	—	—	—
1ST FLOOR	33.34	289.80	18.01	81.27	33.24	33.40	24.15	32.02	31.83	108.80	145.12	142.14	404.92	5.94 + 12.49	3.89	—	—
2ND FLOOR	133.22	323.65	18.01	81.27	—	—	—	—	—	18.01	81.27	151.23	404.92	5.94 + 49.82	3.89	—	—
3RD FLOOR	133.22	323.65	18.01	81.27	—	—	—	—	—	18.01	81.27	151.23	404.92	5.94 + 49.82	3.89	—	—
4TH FLOOR	133.22	323.65	18.01	81.27	—	—	—	—	—	18.01	81.27	151.23	404.92	5.94 + 49.82	3.89	—	—
5TH FLOOR	133.22	323.65	18.01	81.27	—	—	—	—	—	18.01	81.27	151.23	404.92	5.94 + 49.82	3.89	—	—
6TH FLOOR	133.22	323.65	18.01	81.27	—	—	—	—	—	18.01	81.27	151.23	404.92	5.94 + 49.82	3.89	—	—
7TH FLOOR	133.22	323.65	18.01	81.27	—	—	—	—	—	18.01	81.27	151.23	404.92	5.94 + 49.82	3.89	—	—
8TH FLOOR (REFUGE)	99.98	227.95	18.01	81.27	—	—	—	—	—	18.01	81.27	117.99	309.22	5.94 + 37.40 + 9.89	3.89	—	—
9TH FLOOR	133.22	226.87	18.01	56.97	—	—	—	—	—	18.01	56.97	151.23	283.84	5.94 + 49.82	2.73	96.78+ 24.30	1.16
10TH FLOOR	133.22	—	18.01	—	—	—	—	—	—	18.01	—	151.23	—	5.94 + 49.82	—	404.92	3.89
11TH FLOOR	133.22	—	18.01	—	—	—	—	—	—	18.01	—	151.23	—	5.94 + 49.82	—	404.92	3.89
12TH FLOOR	133.22	—	18.01	—	—	—	—	—	—	18.01	—	151.23	—	5.94 + 49.82	—	404.92	3.89
13TH FLOOR	133.22	—	18.01	—	—	—	—	—	—	18.01	—	151.23	—	5.94 + 49.82	—	404.92	3.89
14TH FLOOR	133.22	—	18.01	—	—	—	—	—	—	18.01	—	151.23	—	5.94 + 49.82	—	404.92	3.89
15TH FLOOR (REFUGE)	99.98	—	18.01	—	—	—	—	—	—	18.01	—	117.99	—	5.94 + 37.40 + 4.36	—	341.09	3.89
16TH FLOOR	133.22	—	18.01	—	—	—	—	—	—	18.01	—	151.23	—	5.94 + 49.82	—	404.92	3.89
17TH FLOOR	133.22	—	18.01	—	—	—	—	—	—	18.01	—	151.23	—	5.94 + 49.82	—	404.92	3.89
18TH FLOOR	133.22	—	18.01	—	—	—	—	—	—	18.01	—	151.23	—	5.94 + 49.82	—	404.92	3.89
19TH FLOOR	133.22	—	18.01	—	—	—	—	—	—	18.01	—	151.23	—	5.94 + 49.82	—	372.12	3.89
20TH FLOOR	133.22	—	18.01	—	—	—	—	—	—	18.01	—	151.23	—	5.94 + 49.82	—	—	—
21ST FLOOR	133.22	—	18.01	—	—	—	—	—	—	18.01	—	151.23	—	5.94 + 49.82	—	—	—
22ND FLOOR	133.22	—	18.01	—	—	—	—	—	—	18.01	—	151.23	—	5.94 + 49.82	—	—	—
TOTAL	2764.48	2674.32	396.22	707.13	33.24	33.40	24.15	32.02	31.83	487.01	770.98	3251.49	3445.30	1178.60	33.85	3715.49	36.17
GRAND TOTAL	5438.80		1103.35		33.24	33.40	24.15	32.02	31.83	1257.99		6696.79		1212.45		3715.49	36.17

TABLE SHOWING TOTAL SALE BUILT UP AREA

FLOOR	SALE B.U.A. FOR F.S.I (A WING)	SALE B.U.A. FOR F.S.I. (B WING)
GROUND FLOOR (A+B)	138.17	—
1ST FLOOR	182.20 + 3.40 + 9.28	201.73 + 0.89
2ND FLOOR	182.20 + 3.40 + 9.28	201.73 + 0.89
3RD FLOOR	182.20 + 3.40 + 9.28	201.73 + 0.89
4TH FLOOR	182.20 + 3.40 + 9.28	201.73+ 0.89
5TH FLOOR	182.20 + 3.40 + 9.28	201.73 + 0.89
6TH FLOOR	3.40 + 11.40	201.73 + 0.89
7TH FLOOR	286.57 + 3.40 + 13.50	239.50 + 0.89
8TH FLOOR	196.29 + 3.40 + 8.86	187.36+0.89
9TH FLOOR	286.57 + 3.40 + 13.50	239.50 + 0.89
10TH FLOOR	286.57 + 3.40 + 13.50	239.50 + 0.89
11TH FLOOR	286.57 + 3.40 + 13.50	239.50 + 0.89
12TH FLOOR	286.57 + 3.40 + 13.50	239.50+ 0.89
13TH FLOOR	286.57 + 3.40 + 13.50	239.50 + 0.89
14TH FLOOR	286.57 + 3.40 + 13.50	239.50 + 0.89
15TH FLOOR	196.29 + 3.40 + 8.86	187.36+ 0.89
16TH FLOOR	286.57 + 3.40 + 13.50	239.50 + 0.89
17TH FLOOR	286.57 + 3.40 + 13.50	239.50 + 0.89
18TH FLOOR	286.57 + 3.40 + 13.50	239.50 + 0.89
19TH FLOOR	286.57 + 3.40 + 13.50	239.50 + 0.89
20TH FLOOR	286.57 + 3.40 + 13.50	239.50+ 0.89
21ST FLOOR	286.57 + 3.40 + 13.50	239.50+ 0.89
22ND FLOOR	196.29 + 3.40 + 8.86	187.36 + 0.89
23RD FLOOR	286.57 + 3.40 + 13.50	239.50+ 0.89
24TH FLOOR	286.57 + 3.40 + 13.50	239.50+ 0.89
25TH FLOOR	286.57 + 3.40 + 13.50	239.50 + 0.89
26TH FLOOR	286.57 + 3.40 + 13.50	239.50+ 0.89
27TH FLOOR	286.57 + 3.40 + 13.50	239.50+ 0.89
28TH FLOOR	182.26 + 3.40 + 9.28	239.50+ 0.89
TOTAL (A+B)	7410.42	6347.88
GRAND TOTAL	13758.30	

TABLE SHOWING SALE TENANTS DISTRIBUTATION

FLOOR	RESIDENTIAL		COMMERCIAL
WING	WING A	WING B	WING A&B
GROUND FLOOR	—	—	06
1ST FLOOR	04	05	—
2ND FLOOR	04	05	—
3RD FLOOR	04	05	—
4TH FLOOR	04	05	—
5TH FLOOR	04	05	—
6TH FLOOR	00	05	—
7TH FLOOR	06	06	—
8TH FLOOR	04	05	—
9TH FLOOR	06	06	—
10TH FLOOR	06	06	—
11TH FLOOR	06	06	—
12TH FLOOR	06	06	—
13TH FLOOR	06	06	—
14TH FLOOR	06	06	—
15TH FLOOR	04	05	—
16TH FLOOR	06	06	—
17TH FLOOR	06	06	—
18TH FLOOR	06	06	—
19TH FLOOR	06	06	—
20TH FLOOR	06	06	—
21ST FLOOR	06	06	—
22ND FLOOR	04	05	—
23RD FLOOR	06	06	—
24TH FLOOR	06	06	—
25TH FLOOR	06	06	—
26TH FLOOR	06	06	—
27TH FLOOR	06	06	—
28TH FLOOR	04	06	—
TOTAL	144	159	6.0
GRAND TOTAL	303		6.0

PROPOSED BUILT UP AREA STATEMENT (REHAB)

BUILDINGS NO.	REHAB BUA	REHAB COMPONENT	REHAB FUNGIBLE
REHAB BLDG. (WING -A)	2764.48 SQ MTR	3251.49 SQ MTR	1178.60 SQ MTR
REHAB BLDG. (WING -B)	2674.32 SQ MTR	3445.30 SQ MTR	33.85 SQ MTR
TOTAL AREA	5438.80 SQ MTR	6696.79 SQ MTR	1212.45 SQ MTR

REHAB COMPONENT = 6696.79 SQ MTR
PERMISSIBLE SALE COMPONENT (1.10 INCENTIVE X REHAB COMPONENT) = 7366.47 SQ MTR
PERMISSIBLE SALE AREA (7366.47 + 6426.67) = 13793.14 SQ MTR
PERMISSIBLE SALE AREA = 13793.14 SQ MTR
PROPOSED SALE AREA = 13746.90 SQ MTR

REHAB FUNGIBLE
RESIDENTIAL FUNGIBLE AREA = 5438.80 X 35% = 1903.58
TOTAL FUNGIBLE PERMISSIBLE = 1903.58
TOTAL FUNGIBLE PROPOSED = 1212.45

PTC FUNGIBLE
RESIDENTIAL FUNGIBLE AREA = 3715.49 X 35% = 1300.42
TOTAL FUNGIBLE PERMISSIBLE = 1300.42
TOTAL FUNGIBLE PROPOSED = 36.17

FITNESS CENTER

2 % OF PERMISSIBLE (13746.90 X 2 %)AREA = 274.94 SQ MTR.
PROPOSED AREA = 286.34 SQ MTR.
EXCESS AREA = 11.40 SQ MTR.

TABLE SHOWING TENENTS DISTRIBUTATION

FLOOR	RESIDENTIAL		PAP		WELFARE CENTRE	SOCIETY OFFICE	BALWADI	SKILL DEVEL	LIBRARY	PTC		
WING	WING A	WING B	WING A	WING B	WING A	WING A	WING A	WING B	WING B	WING A	WING B	SALE WING-B
GROUND FLOOR	—	COMM. 1.00	—	—	—	—	—	—	—	—	—	COM 2.00
1ST FLOOR	1.00	—	—	8.00	1.00	1.00	1.00	1.00	1.00	—	—	—
2ND FLOOR	4.00	—	—	10.00	—	—	—	—	—	—	—	—
3RD FLOOR	4.00	—	—	10.00	—	—	—	—	—	—	—	—
4TH FLOOR	4.00	—	—	10.00	—	—	—	—	—	—	—	—
5TH FLOOR	4.00	—	—	10.00	—	—	—	—	—	—	—	—
6TH FLOOR	4.00	—	—	10.00	—	—	—	—	—	—	—	—
7TH FLOOR	4.00	—	—	10.00	—	—	—	—	—	—	—	—
8TH FLOOR	3.00	—	—	7.00	—	—	—	—	—	—	—	—
9TH FLOOR	4.00	—	—	7.00	—	—	—	—	—	—	3.00	—
10TH FLOOR	4.00	—	—	—	—	—	—	—	—	—	10.00	—
11TH FLOOR	4.00	—	—	—	—	—	—	—	—	—	10.00	—
12TH FLOOR	4.00	—	—	—	—	—	—	—	—	—	10.00	—
13TH FLOOR	4.00	—	—	—	—	—	—	—	—	—	10.00	—
14TH FLOOR	3.00	—	1.00	—	—	—	—	—	—	—	10.00	—
15TH FLOOR	—	—	3.00	—	—	—	—	—	—	—	8.00	—
16TH FLOOR	—	—	4.00	—	—	—	—	—	—	—	10.00	—
17TH FLOOR	—	—	4.00	—	—	—	—	—	—	—	10.00	—
18TH FLOOR	—	—	4.00	—	—	—	—	—	—	—	9.00	—
19TH FLOOR	—	—	4.00	—	—	—	—	—	—	—	—	—
20TH FLOOR	—	—	4.00	—	—	—	—	—	—	—	—	—
21ST FLOOR	—	—	4.00	—	—	—	—	—	—	—	—	—
22ND FLOOR	—	—	4.00	—	—	—	—	—	—	—	—	—
TOTAL	51.00	1.00	32.00	82.00	1.00	1.00	1.00	1.00	1.00	0.00	90.00	02-COM
GRAND TOTAL	52.00		114.00		3.00			2.00		92		

PARKING STATEMENT - REHAB WING A

FLOOR	C. A. BELOW 45 sq.mt.	C. A. BETWEEN 45 TO 60 SQMT.
REQUIRED	1 Parking = 8 FLAT	1 Parking = 4 FLAT
GROUND	—	—
1ST TO 22ND	83.00	NIL
TOTAL	83.00	NIL
PARKING REQUIRED = 10.38 NOS		

25% visitors parking X 10.38 = 2.60 NOS
PARKING REQUIRED = 10.38 + 2.60 = 12.98 SAY 13 NOS.

PARKING STATEMENT - REHAB WING B

FLOOR	C. A. BELOW 45sq.mt.	C. A. BETWEEN 45 TO 60 SQMT.
REQUIRED	1 Parking = 8 FLAT	1 Parking = 4 FLAT
GROUND	—	—
1ST TO 18TH	82.00 (PAP) + 90 (PTC)	NIL
TOTAL	172.00	NIL
PARKING REQUIRED = 21.50 NOS		

25% visitors parking X 21.50 = 5.38 NOS
PARKING REQUIRED = 21.50 + 5.38 = 26.88 SAY 27 NOS.

TOTAL PTC COMMERCIAL AREA IN SALE BUILDING (WING - B) = 46.76 SQ. MT.
COMMERCIAL (SHOP) 1 PARKING FOR 150 SQ. MT.
REHAB COMMERCIAL AREA IN REHAB (WING-B) = 17.80 SQ.MT.
FOR SHOP EACH OVER 20.00 SQ.MT. AREA.
COMMERCIAL AREA =(46.76 +17.80) = 64.56 / 150 = 0.43
VISITORS PARKING 10%
0.43 X 10% = 0.04 (2 nos MINIMUM)
(0.43 + 2.00) = 2.43 SAY 2 NOS
TOTAL REQUIRED PARKING (WING "A" + WING "B")
13 + 27 + 2 = 42 NO'S.
TOTAL PARKING REQUIRED = 42 NOS
TOTAL PARKING PROVIDED = 42 NOS

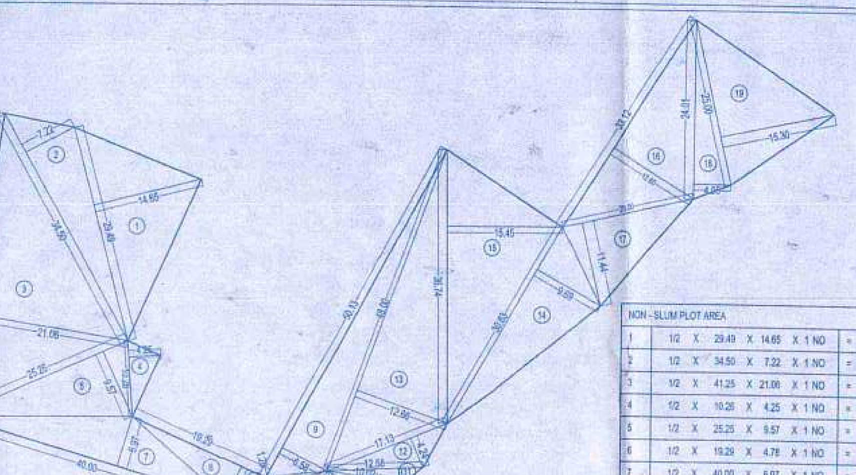
PARKING STATEMENT SALE BLDG A & B WING.

FLOOR	C. A.BELOW 45 SQ.MT.	C. A. BETWEEN 45 TO 60 SQMT.	C. A. BETWEEN 60 TO 90 SQMT.
REQUIRED	1 Parking = 8 FLAT	1 Parking = 4 FLAT	1 Parking = 2 FLAT
GROUND	—	—	—
1 ST TO 28 TH	210	93	
TOTAL	210	93	
PARKING REQD. = 210/ 8 = 26.25 , 93 / 4 = 23.25			

TOTAL PARKING = (26.25 + 23.25) = 49.50
VISITORS PARKING 5%
49.50 X 10% = 4.95
(49.50 + 4.95) = 54.45
TOTAL COMMERCIAL AREA IN SALE BUILDING (WING-A & B) = 138.17 SQ. MT.
COMMERCIAL (SHOP) 1 PARKING FOR 150 SQ. MT.
COMMERCIAL (SHOP) 1 PARKING FOR 50 SQ. MT.
FOR SHOP EACH OVER 20.00 SQ.MT. AREA.
COMMERCIAL AREA = 66.90 / 150 = 0.45
COMMERCIAL AREA = 71.27 / 50 = 1.43
(0.45 + 1.43) = 1.88
VISITORS PARKING 10%
1.88 X 10% = 0.19 (2 nos MINIMUM)
(1.88 + 2.00) = 3.88
TOTAL PARKING REQUIRED FOR SALE
TOTAL = 54.45 + 3.88 = 58.33 NOS
ADDITIONAL PARKING 50% FOR SALE
(58.33 X 50%) = 29.165 NO'S

TOTAL PARKING REQUIRED
(58.33 +29.165) = 87.50 NO'S SAY 88 NO'S
TOTAL PARKING REQUIRED AS PER WITH FUNGIBLE = 88 NOS.
TOTAL PARKING PROVIDED = 112 NOS

NON - SLUM PLOT AREA CALCULATION



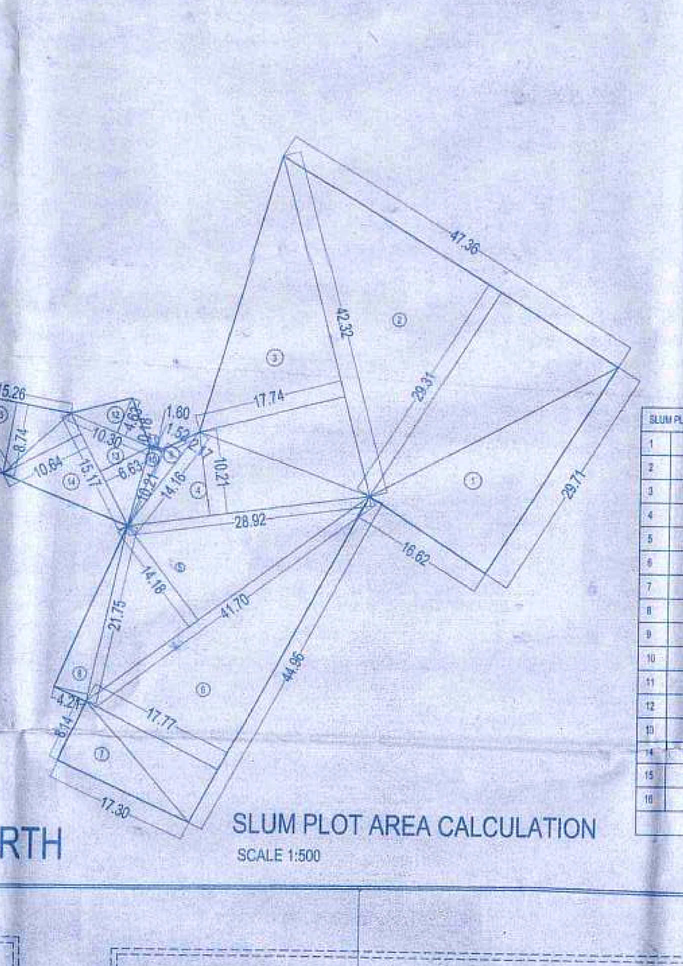
SCALE 1:500

NON - SLUM PLOT AREA							
1	1/2	X 29.49	X 14.65	X 1 NO	=	216.01	SQ.MT.
2	1/2	X 34.50	X 7.22	X 1 NO	=	124.55	SQ.MT.
3	1/2	X 41.25	X 21.06	X 1 NO	=	434.36	SQ.MT.
4	1/2	X 10.26	X 4.25	X 1 NO	=	21.80	SQ.MT.
5	1/2	X 25.25	X 9.57	X 1 NO	=	120.82	SQ.MT.
6	1/2	X 19.29	X 4.78	X 1 NO	=	46.10	SQ.MT.
7	1/2	X 40.00	X 6.97	X 1 NO	=	122.32	SQ.MT.
8	1/2	X 13.72	X 1.28	X 1 NO	=	8.78	SQ.MT.
9	1/2	X 50.13	X 6.58	X 1 NO	=	164.93	SQ.MT.
10	1/2	X 10.02	X 3.55	X 1 NO	=	17.79	SQ.MT.
11	1/2	X 12.58	X 2.06	X 1 NO	=	12.96	SQ.MT.
12	1/2	X 17.13	X 4.24	X 1 NO	=	36.32	SQ.MT.
13	1/2	X 48.00	X 12.66	X 1 NO	=	303.84	SQ.MT.
14	1/2	X 30.63	X 9.69	X 1 NO	=	148.40	SQ.MT.
15	1/2	X 36.74	X 15.45	X 1 NO	=	283.82	SQ.MT.
16	1/2	X 33.12	X 12.60	X 1 NO	=	208.66	SQ.MT.
17	1/2	X 20.00	X 11.44	X 1 NO	=	114.40	SQ.MT.
18	1/2	X 24.01	X 4.95	X 1 NO	=	59.42	SQ.MT.
19	1/2	X 25.00	X 15.30	X 1 NO	=	191.25	SQ.MT.
				TOTAL ADDITION	=	2636.53	SQ.MT. X
				SAY	=	2636.54	SQ.MT.

CARPET AREA STATEMENT OF SHOPS, EXISTING SOCIETY OFFICE & RELIGIOUS STR					
SR. NO.	ANNEXURE-II NO'S	CARPET AREA AS PER ANNEXURE SQ.MT.	PERMISSIBLE CARPET AREA AS PER SRA SQ.MT.	PROPOSED CARPET AREA SQ.MT.	EXCESS CARPET AREA SQ.MT.
1	03 (E)	15.36	15.36	15.36	0.00
	TOTAL	15.36	15.36	15.36	0.00

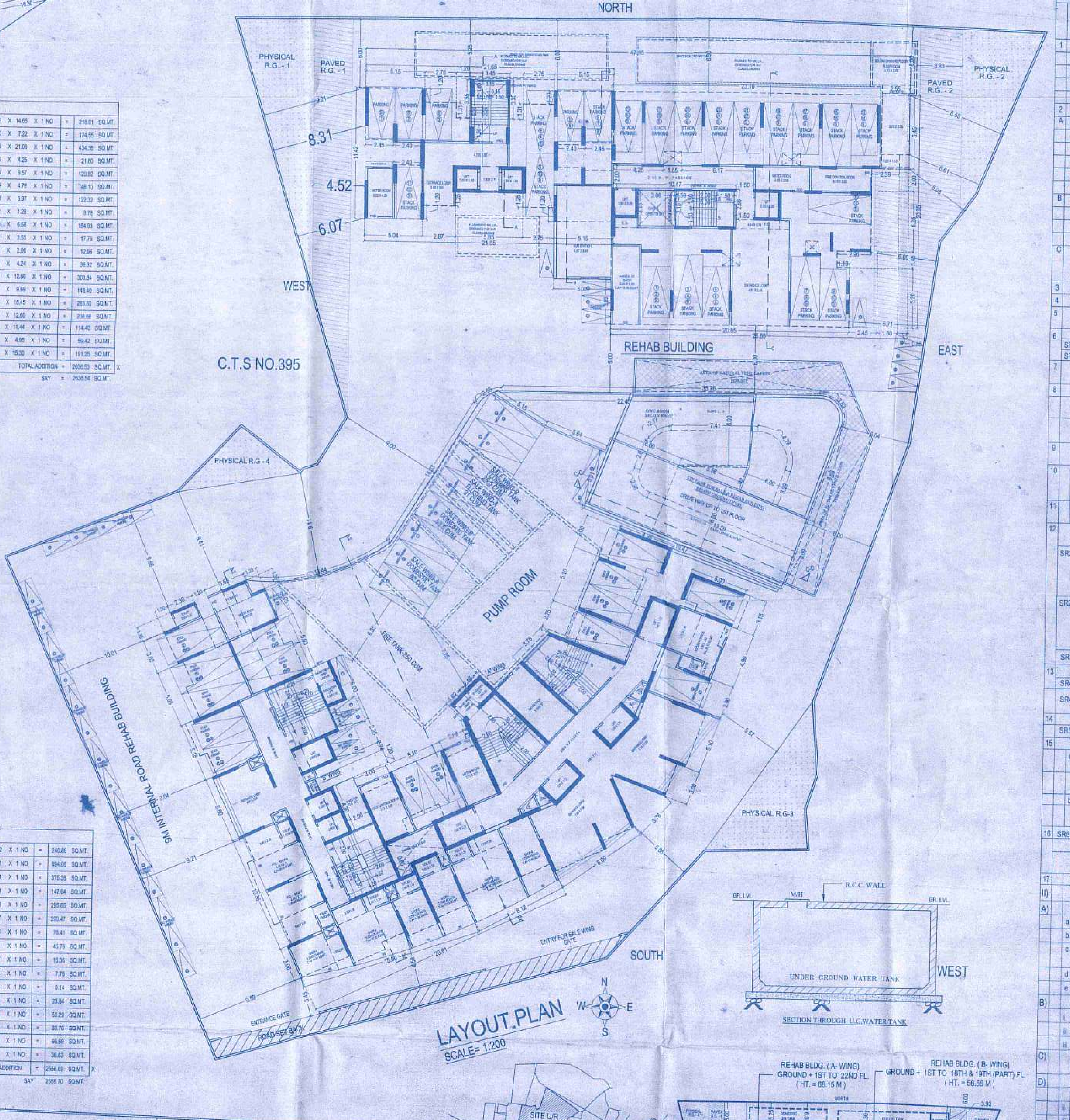
EQUIVALENT SHOP :- 15.36 / 27.88 = 0.55 SAY 01 NOS

SLUM PLOT AREA CALCULATION



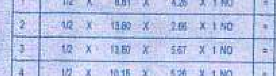
SCALE 1:500

SLUM PLOT AREA							
1	1/2	X 29.71	X 16.82	X 1 NO	=	249.86	SQ.MT.
2	1/2	X 47.36	X 29.31	X 1 NO	=	694.06	SQ.MT.
3	1/2	X 42.32	X 17.74	X 1 NO	=	375.38	SQ.MT.
4	1/2	X 28.92	X 10.21	X 1 NO	=	147.64	SQ.MT.
5	1/2	X 41.70	X 14.18	X 1 NO	=	295.65	SQ.MT.
6	1/2	X 44.96	X 17.77	X 1 NO	=	399.47	SQ.MT.
7	1/2	X 17.30	X 8.14	X 1 NO	=	70.41	SQ.MT.
8	1/2	X 21.75	X 4.21	X 1 NO	=	45.79	SQ.MT.
9	1/2	X 14.16	X 2.17	X 1 NO	=	15.36	SQ.MT.
10	1/2	X 10.21	X 1.52	X 1 NO	=	7.76	SQ.MT.
11	1/2	X 1.60	X 0.18	X 1 NO	=	0.14	SQ.MT.
12	1/2	X 10.30	X 4.63	X 1 NO	=	23.84	SQ.MT.
13	1/2	X 15.17	X 6.63	X 1 NO	=	50.29	SQ.MT.
14	1/2	X 15.17	X 10.64	X 1 NO	=	80.70	SQ.MT.
15	1/2	X 15.26	X 8.74	X 1 NO	=	66.69	SQ.MT.
16	1/2	X 12.25	X 5.98	X 1 NO	=	36.63	SQ.MT.
				TOTAL ADDITION	=	2556.69	SQ.MT. X
				SAY	=	2556.70	SQ.MT.



LAYOUT.PLAN
SCALE= 1:200

PAVED R.G.- 2 AREA CALCULATION



PAVED R.G- 2 AREA CALCULATION							
1	1/2	X 8.81	X 4.26	X 1 NO	=	18.34	SQ.MT.
2	1/2	X 13.80	X 2.66	X 1 NO	=	18.35	SQ.MT.
3	1/2	X 13.80	X 5.67	X 1 NO	=	39.12	SQ.MT.
4	1/2	X 10.15	X 5.26	X 1 NO	=	26.69	SQ.MT.
5	1/2	X 14.18	X 2.02	X 1 NO	=	14.30	SQ.MT.
6	1/2	X 14.16	X 5.21	X 1 NO	=	36.89	SQ.MT.
				TOTAL PAVED R.G.- 2 AREA	=	153.69	SQ.MT.

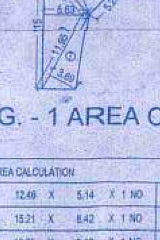
SALE BUILDING PARKING AREA TABLE BIG & SMALL			
FLOOR	BIG	SMALL	TOTAL
GROUND	22	15	37
1ST PODIUM	10	05	15
2ND PODIUM	10	05	15
3RD PODIUM	10	05	15
4TH PODIUM	10	05	15
5TH PODIUM	10	05	15
TOTAL	72	40	112
	112		

REHAB BULDING PARKING AREA TABLE BIG & SMALL			
FLOOR	BIG	SMALL	TOTAL
GROUND	18	24	42
TOTAL	18	24	42
	42		

TWO WHEELER PARKING
DETAILS = 111 NOS PROVISION

SALE BUILDING TWO WHEELER PARKING	
FLOOR	NOS
GROUND	06
1ST PODIUM	15
2ND PODIUM	15
3RD PODIUM	15
4TH PODIUM	15
5TH PODIUM	15
TOTAL	111

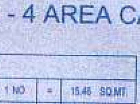
PAVED R.G. - 1 AREA CALCULATION



PAVED R.G. - 1 AREA CALCULATION							
1	1/2	X 12.46	X 5.14	X 1 NO	=	32.02	SQ.MT.
2	1/2	X 15.21	X 8.42	X 1 NO	=	64.03	SQ.MT.
3	1/2	X 10.35	X 3.42	X 1 NO	=	17.70	SQ.MT.
4	1/2	X 5.29	X 5.81	X 1 NO	=	15.37	SQ.MT.
5	1/2	X 8.68	X 2.47	X 1 NO	=	10.72	SQ.MT.
6	1/2	X 17.15	X 5.63	X 1 NO	=	48.28	SQ.MT.
7	1/2	X 11.86	X 3.69	X 1 NO	=	22.05	SQ.MT.
				TOTAL PAVED R.G. - 1 AREA	=	210.17	SQ.MT.

PAVED R.G. - 3 AREA CALCULATION							
1	1/2	X 18.30	X 10.11	X 1 NO	=	92.51	SQ.MT.
2	1/2	X 34.89	X 5.30	X 1 NO	=	92.46	SQ.MT.
				TOTAL PAVED R.G. - 3 AREA	=	184.97	SQ.MT.

PAVED R.G. - 3 AREA CALCULATION

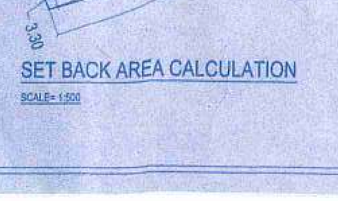


PAVED R.G. - 4 AREA CALCULATION

PAVED R.G. - 4 AREA CALCULATION							
1	1/2	X 8.86	X 3.49	X 1 NO	=	15.46	SQ.MT.
2	1/2	X 11.72	X 1.92	X 1 NO	=	11.25	SQ.MT.
3	1/2	X 15.05	X 3.39	X 1 NO	=	25.51	SQ.MT.
				TOTAL PAVED R.G. - 4 AREA	=	52.22	SQ.MT.

TOTAL R.G. AREA = RG-1+RG-2+RG-3+RG-4= 601.05 SQ.MT.

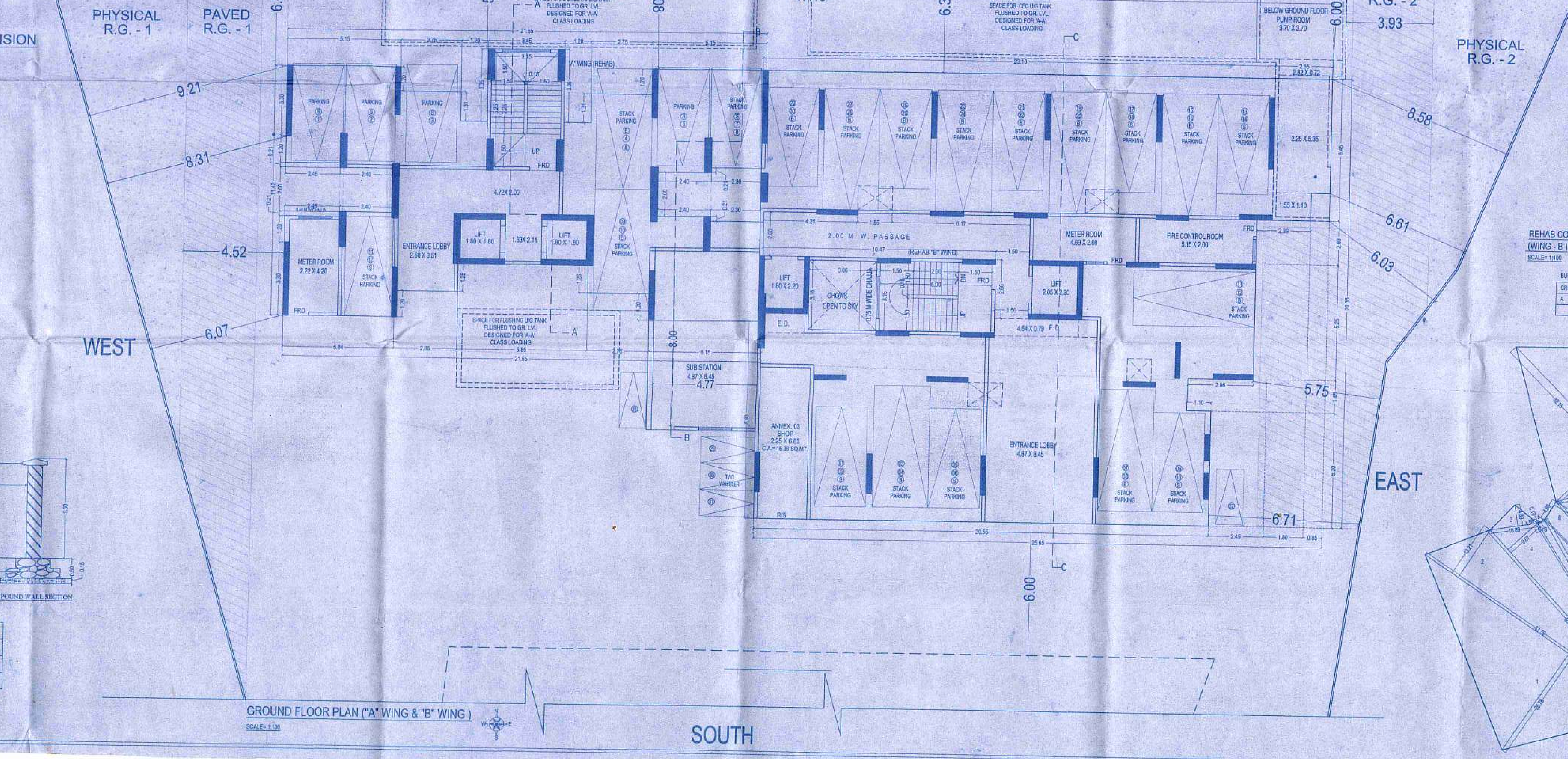
COMPOUND WALL SECTION



SET BACK AREA CALCULATION

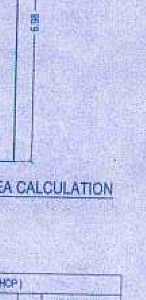
SCALE= 1:500

ROAD ST BACK AREA							
1	1/2	X 38.00	X 3.30	X 1 NO	=	62.70	SQ.MT.
2	1/2	X 38.00	X 2.02	X 1 NO	=	38.38	SQ.MT.
				TOTAL ADDITION	=	101.08	SQ.MT.
				SAY		101.00	SQ.MT.



GROUND FLOOR PLAN ("A" WING & "B" WING)
SCALE= 1:100

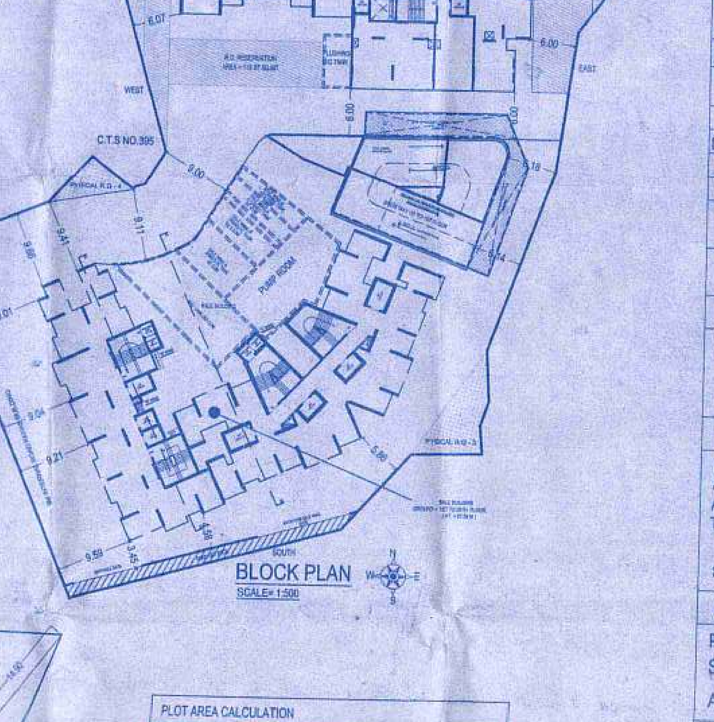
LOCATION PLAN
SCALE - 1:4000



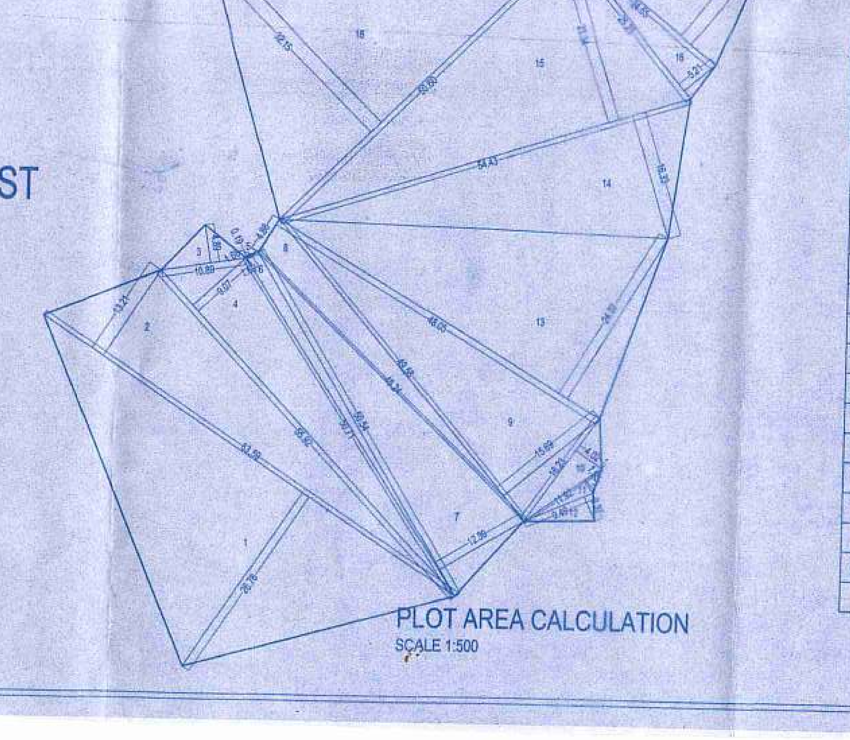
REHAB COMMERCIAL (SHOP) AREA CALCULATION (WING - B)
SCALE= 1:100

BUILT UP AREA CALCULATION						
GROUND FLOOR (REHAB COMMERCIAL SHOP)						
A	2.55 X 6.98	X 1 NO	=	17.80	SQ.MT.	
	TOTAL ADDITION		=	17.80	SQ.MT.	A

REHAB BLDG. (A- WING) GROUND + 1ST TO 22ND FL. (HT. = 68.15 M)
REHAB BLDG. (B- WING) GROUND + 1ST TO 18TH & 19TH (PART) FL. (HT. = 56.55 M)



BLOCK PLAN
SCALE= 1:500



PLOT AREA CALCULATION
SCALE 1:500

PLOT AREA CALCULATION							
1	1/2	X 63.59	X 26.76	X 1 NO	=	850.83	SQ.MT.
2	1/2	X 63.59	X 13.21	X 1 NO	=	420.01	SQ.MT.
3	1/2	X 10.89	X 4.89	X 1 NO	=	26.63	SQ.MT.
4	1/2	X 55.92	X 9.07	X 1 NO	=	253.60	SQ.MT.
5	1/2	X 1.69	X 0.19	X 1 NO	=	0.16	SQ.MT.
6	1/2	X 50.71	X 1.68	X 1 NO	=	42.60	SQ.MT.
7	1/2	X 50.54	X 12.39	X 1 NO	=	313.10	SQ.MT.
8	1/2	X 48.24	X 4.86	X 1 NO	=	117.22	SQ.MT.
9	1/2	X 49.58	X 15.69	X 1 NO	=	388.96	SQ.MT.
10	1/2	X 16.23	X 4.02	X 1 NO	=	32.62	SQ.MT.
11	1/2	X 11.92	X 1.95	X 1 NO	=	11.62	SQ.MT.
12	1/2	X 9.49	X 3.37	X 1 NO	=	15.99	SQ.MT.
13	1/2	X 48.05	X 24.07	X 1 NO	=	578.28	SQ.MT.
14	1/2	X 54.43	X 16.33	X 1 NO	=	444.42	SQ.MT.
15	1/2	X 54.43	X 23.34	X 1 NO	=	635.20	SQ.MT.
16	1/2	X 25.23	X 5.21	X 1 NO	=	65.72	SQ.MT.
17	1/2	X 24.55	X 14.90	X 1 NO	=	182.90	SQ.MT.
18	1/2	X 50.60	X 32.15	X 1 NO	=	813.40	SQ.MT.
				TOTAL DEDUCTION	=	5193.26	SQ.MT.
				SAY		5193.24	SQ.MT.

Deve

(LAYOUT) 01/10

FORM - I

No.	Sub	AREA STATEMENT	SR. #1 SLUM IN SQ.MT. 33 (10)	SR. #2 NON SLUM IN SQ.MT. 3 (11)	TOTAL IN SQ.MT.
1		AREA OF PLOT	2556.70	2636.54	5193.24
	a	AREA OF RESERVATION IN PLOT	—	—	—
	b	AREA OF ROAD SET BACK	—	—	—
	c	AREA OF DP ROAD	—	101.00	101.00
	d	AREA OF NALLA AREA	—	—	
2		DEDUCTIONS FOR	—	—	
A		FOR RESERVATION/ROAD AREA / NALLA AREA	—	—	
	a	ROAD SET-BACK AREA TO BE HANDED OVER (100%) (REGULATION NO 16)	—	—	
	b	PROPOSED D. P. ROAD TO BE HANDED OVER (100%) (REGULATION NO 16)	—	101.00	101.00
	c	i) RESERVATION AREA TO BE HANDED OVER (100%) (REGULATION NO 17)	—	—	
		ii) RESERVATION AREA TO BE HANDED OVER AS PER AR (REGULATION NO 17)	—	—	
	d	AREA OF NALLA AREA	—	—	
B		FOR AMENITY AREA	—	—	
	a	AREA OF AMENITY PLOT/PLOTS TO BE HANDED OVER AS PER DCR 14(A)	—	—	
	b	AREA OF AMENITY PLOT/PLOTS TO BE HANDED OVER AS PER DCR 14(B)	—	—	
	c	AREA OF AMENITY PLOT/PLOTS TO BE HANDED OVER AS PER DCR 35(ABEYANCE)	—	—	
C		DEDUCTIONS FOR EXISTING BUA TO BE RETAINED IF ANY/ LAND COMPONENT OF EXISTING BUA / EXISITNG BUA AS PER REGULATION UNDER WHICH THE DEVELOPMENT WAS ALLOWED.	—	—	
3		TOTAL DEDUCTIONS: [(2(A) + 2(B)) +2(C) AS AND WHEN APPLICABLE.]	—	101.00	101.00
4		BALANCE AREA OF PLOT (1 MINUS 3)	2556.70	2535.54	5092.24
5		PLOT AREA UNDER DEVELOPMENT AFTER AREAS TO BE HANDED OVER TO MCGM/ APPROPRIATE AUTHORITY AS PER SR. NO. 4 ABOVE.	—	—	
6		ZONAL (BASIC) FSI (0.50 OR 0.75 OR 1 OR 1.33)	—		
	SR1.1	MINIMUM FSI TO BE ATTAINED AS PER CLAUSE 3.8 OF 33 (10) OF DCPR 2034	4.00	4.00	
	SR2.1	PERMISSIBLE FSI AS PER 33(11) A	—	—	
7		BUILT UP AREA AS PER ZONAL (BASIC) FSI (5X6) (IN CASE OF MILL LAND PERMISSIBLE BUA KEPT IN ABEYANCE)	10226.80	10142.16	
8		BUILT UP EQUAL TO AREA OF LAND HANDED OVER AS PER REGULATION 30(A)	—	—	
		i) AS PER 2(A) AND 2(B) EXCEPT 2(A)(C) ii) ABOVE WITH IN CAP OF ADMISSIBLE TDR AS COLUMN 6 OF TABLE -12 ON REMAINING / BALANCE PLOT.)	—	—	
		ii) IN CASE OF 2(A)(C) ii) PERMISSIBLE OVER AND ABOVE PERMISSIBLE BUA ON REMAINING / BALANCE PLOT.	—	—	
9		BUILT UP AREA IN LIEU OF COST OF CONSTRUCTION OF BUILTUP AMENITY TO BE HANDED OVER (WITHIN THE LIMIT OF PERMISSIBLE BUA ON REMAINING PLOT)	—	—	
10		BUILT UP AREA DUE TO "ADDITIONAL FSI ON PAYMENT OF PREMIUM" AS PER TABLE NO 12 OF REGULATION NO 30(A) ON REMAINING/ BALANCE PLOT. ROAD SET BACK = 101.00 X 2 = 202.00	—	202.00	
11		BUILT UP AREA DUE TO ADMISSIBLE "TDR" AS PER TABLE NO 12 OF REGULATION NO 30(A) AND 32 ON REMAINING / BALANCE PLOT.	—	—	
12		PERMISSIBLE BUILT UP AREA [AS THE CASE MAY BE WITH / WITHOUT BUA AS PER 2 (C)] (4 + 10 + 11)	—	2737.54	
	SR2.1	PROPOSED BUILT-UP AREA OF REHAB	5438.80		5438.80
		REHAB COMPONENT	6696.79		
		PERMISSIBLE SALE COMPONENT (INCENTIVE X REHAB COMPONENT) (1.10 X 6696.79)	7366.47		
	SR2.2	PERMISSIBLE BUA FOR TRANSIT TENEMENTS FOR SRA / OF TOTAL ADDITIONAL BUA (10142.16 - 2737.54) = 7404.62 / 2 = 3702.31	—	3702.31	3702.31
		PERMISSIBLE BUA FOR SALE COMPONENT OF TOTAL ADDITIONAL BUA (2737.54 + 3702.31) = 6439.85	7366.47	6439.85	13806.32
	SR3	TOTAL BUA SANCTIONED FOR THE PROJECT	12805.27	10142.16	22947.43
13		PROPOSED BUA [AS THE CASE MAY BE WITH / WITHOUT BUA AS PER 2(C)]	—	—	—
	SR4.1	TOTAL BUA PROPOSED TO BE CONSUMED IN SITU	—	—	—
	SR4.2	PROPOSED BUA FOR TRANSIT TENEMENTS FOR SRA / OF TOTAL ADDITIONAL BUA	—	3715.49	3715.49
		PROPOSED BUA FOR SALE COMPONENT OF TOTAL ADDITIONAL BUA	7366.47	6391.83	13758.30
14		TDR GENERATED IF ANY AS PER REGULATION 30 (A) AND 32.	—		
	SR5	TDR GENERATED IN SCHEME	—		
15		FUNGIBLE COMPENSATORY AREA AS PER REGULATION NO 31(3)	—		
	a	i) PERMISSIBLE FUNGIBLE COMPENSATORY AREA FOR REHAB COMPONENT WITHOUT CHARGING PREMIUM	1903.58	1300.42	3204.00
		ii) FUNGIBLE COMPENSATORY AREA AVAILED FOR REHAB COMPONENT WITHOUT CHARGING PREMIUM	1212.45	36.17	1248.62
	b	i) PERMISSIBLE FUNGIBLE COMPENSATORY AREA BY CHARGING PREMIUM. FOR SALE			
		ii) FUNGIBLE COMPENSATORY AREA AVAILED ON PAYMENT OF PREMIUM. FOR SALE			
16	SR6	i) TOTAL BUA INCLUDING FUNGIBLE FOR REHAB COMPONENT	6651.25	3751.66	10402.91
		ii) TOTAL BUA INCLUDING FUNGIBLE FOR SALE COMPONENT	7366.47	6391.83	13758.30
		TOTAL BUILT UP AREA PROPOSED INCLUDING FUNGIBLE COMPENSATORY AREA [13 + 15(a)(ii) + 15(b)(ii)]	14017.72	10143.49	24161.21
17		FSI CONSUMED ON NET PLOT -13 SR4.1 / 4	5.02	3.99	
II)		OTHER REQUIREMENTS	—		
A)		RESERVATION /DESIGNATION	—		
	a	NAME OF RESERVATION	—		
	b	AREA OF RESERVATION AFFECTING THE PLOT	—		
	c	AREA OF RESERVATION LAND TO BE HANDED/HANDED OVER AS PER REGULATION NO.17	—		
	d	BUILT UP AREA OF AMENITY TO BE HANDED OVER AS PER REGULATION NO. 17	—		
	e	AREA/BUILT UP AREA OF DESIGNATION	—		
B)		PLOT AREA/BUILT UP AMENITY TO BE HANDED OVER AS PER REGULATION NO	—		
	i	14(A)	—		
	ii	14(B)	—		
	iii	15	—		
C)		REQUIREMENT OF RECREATIONAL OPEN SPACE IN LAYOUT/PLOT AS PER REGULATION NO. 27	—		
D)		TENEMENT STATEMENT	—		
	i	PROPOSED BUILT UP AREA (13 ABOVE)			
	ii	LESS DEDUCTION OF NON-RESIDENTIAL AREA (SHOP ETC.)			
	iii	AREA AVAILABLE FOR TENEMENTS [(i) MINUS (ii).]			
	iv	TENEMENTS PERMISSIBLE (DENSITY OF TENEMENTS/HECTARE)	650/HECTOR	650/HECTOR	
	v	TOTAL NUMBER OF TENEMENTS PROPOSED ON THE PLOT	166 NOS	92 NOS	
E)		PARKING STATEMENT	—		
	i	PARKING REQUIRED BY REGULATIONS FOR:- CAR SCOOTER/ MOTOR CYCLE OUTSIDERS (VISITORS)	130 NOS		
	ii	COVERED GARAGE PERMISSIBLE	—		
	iii	COVERED GARAGES PROPOSED CAR SCOOTER/ MOTOR CYCLE OUTSIDERS (VISITORS)	—		
	iv	TOTAL PARKING PROVIDED	159 NOS		
D)		TRANSPORT VEHICLES PARKING	—		
	i	SPACES FOR TRANSPORT VEHICLES PARKING REQUIRED BY REGULATIONS	—		
	ii	TOTAL NO. OF TRANSPORT VEHICLES PARKING SPACES PROVIDED	—		

NOTE : THE PROFORMA IS FOR AN ILLUSTRATIVE GUIDELINEONLY. THEPROFORMA MAY BE MODIFIED TO SUIT THE PROVISIONS OF DCR UNDER WHICH THE DEVELOPMENT IS PROPOSED.

FORM - II

CONTENT OF SHEET

* LAYOUT PLAN, *R.G. AREA LINE DIAGRAM & CALCULATION, * BLOCK & LOCATION PLAN, * BUILT UP AREA STATEMENT REHAB & SALE BUILDING, * COMPONENT AREA STATEMENT, * TENENTS AREA STATEMENT & PARKING AREA STATEMENTETC.

CERTIFICATE OF AREA

CERTIFIED THAT I HAVE SURVEYED THE PLOT UNDER REFERENCE ON AND THAT THE DIMENSIONS OF SIDES, ETC. OF PLOT STATED ON THE PLAN ARE AS MEASURED ON SITE AND THE AREA SO WORKED OUT IS ..........SQUAREMETERS AND TALLIES WITH THE AREA STATED IN THE DOCUMENT OF OWNERSHIP/TOWN PLANNING SCHEME RECORDS.

SIGNATURE OF LICENSED SURVEYOR/ARCHITECT/ ENGINEER/ STRUCTURAL ENGINEER/ SUPERVISOR

ARCHITECT DESCRIPTION OF PROPOSAL & PROPERTY

PROPOSED BUILDING ON PLOT BEARING C.T.S. NO. 396, 396 / 1 TO 59, PANJABI CHAWAL, SUBHASH ROAD, JANTA MARKET, BHANDUP (W) MUMBAI 400 078.
AMRUT SRUSHTI CO-OP HOUSING SOCIETY (PROP)

NAME OF SOCIETY

AMRUT SRUSHTI CO-OP HOUSING SOCIETY (LTD)

NAME & SIGN. OF OWNER

M/S JAYSHREE BUILDERS

JAYSHREE BUILDERS THANE

JAYSHREE BUILDERS - AMRUT SRUSHTI MUMBAI-78

STAMP OF DATE OF RECEIPT OF PLANS	STAMP OF DATE OF APPROVAL OF PLANS
This cancels Approval to the Previous Plans sanctioned under no. .... Dated............	Approved Subject to the condition Mentioned in this office permission Letter no. SRA/ENG/...... Dt.... 19 JUL 2022 Executive Engineer Slum Rehabilitation Authority

REVISION	DATE	DESCRIPTION	SIGNATURE

JOB.NO	00
DRN.BY	
CHK.BY	
SCALE	AS SHOWN
NORTH	

S.S. ASSOCIATES
ARCHITECT AND INT. DESIGNER
1103, 11TH FLOOR, OPAL SQUARE,
NEAR MIDC , WAGLE ESTATE,
THANE (W). 022 20813369