PRODUCED BY AN AUTODESK EDUCATIONAL PRODUCT

RERA CARPET AREA STATEMENT

5TH, 6TH & 8TH TO 12TH FLOOR (WING 'A')		
FLAT NO.	TOTAL CARPET AREA	NOS. FLATS
1	97.75 SQ.MT.	7
2	70.64 SQ.MT.	7
3	97.78 SQ.MT.	7
4	70.41 SQ.MT.	7
TOTAL NOS OF FLATS = 28 NOS.		

RERA CARPET AREA STATEMENT

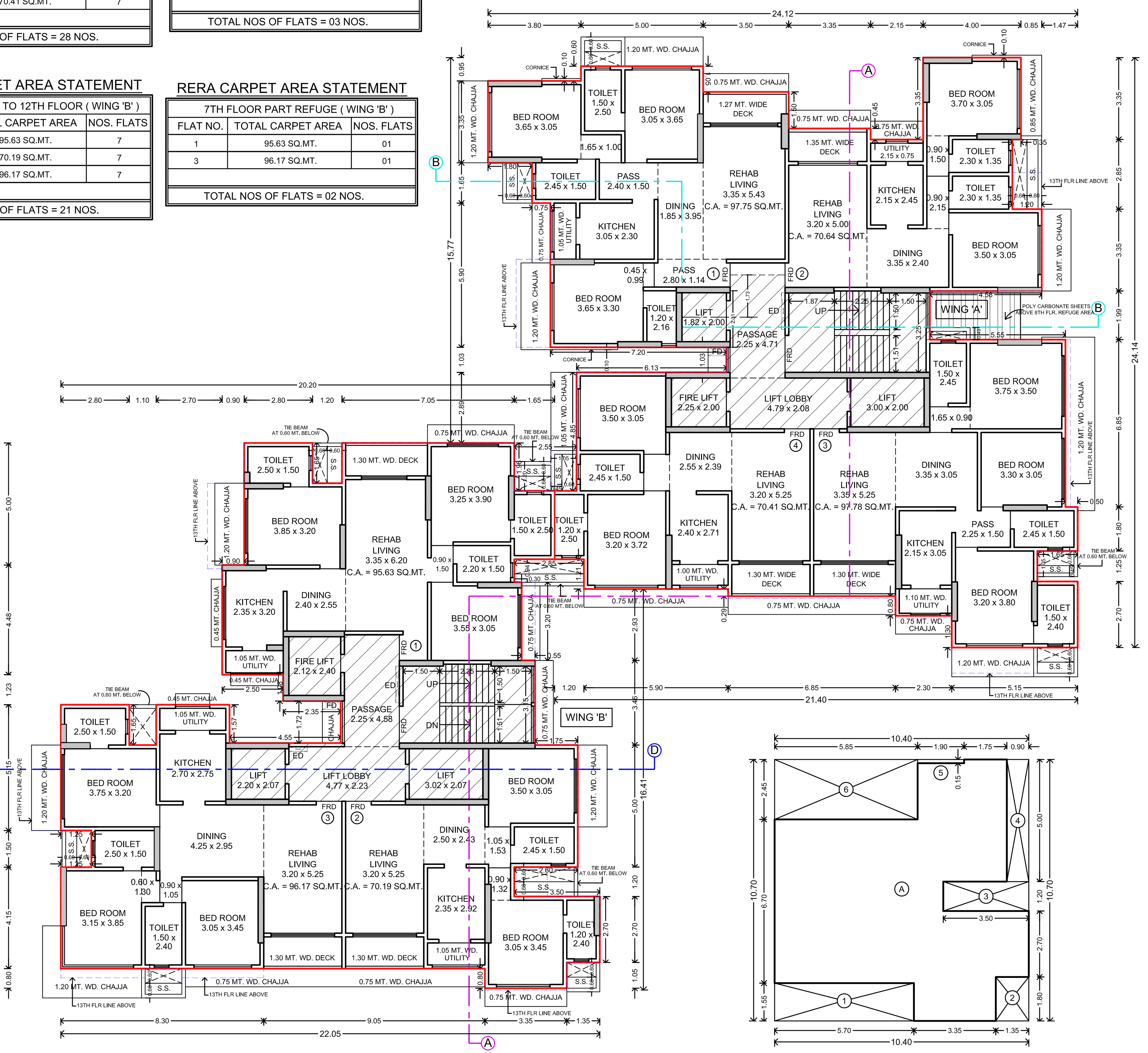
7TH FLOOR PART REFUGE (WING 'A')		
FLAT NO.	TOTAL CARPET AREA	NOS. FLATS
1	97.75 SQ.MT.	01
3	78.08 SQ.MT.	01
4	70.41 SQ.MT.	01
TOTAL NOS OF FLATS = 03 NOS.		

RERA CARPET AREA STATEMENT

5TH, 6TH & 8TH TO 12TH FLOOR (WING 'B')		
FLAT NO.	TOTAL CARPET AREA	NOS. FLATS
1	95.63 SQ.MT.	7
2	70.19 SQ.MT.	7
3	96.17 SQ.MT.	7
TOTAL NOS OF FLATS = 21 NOS.		

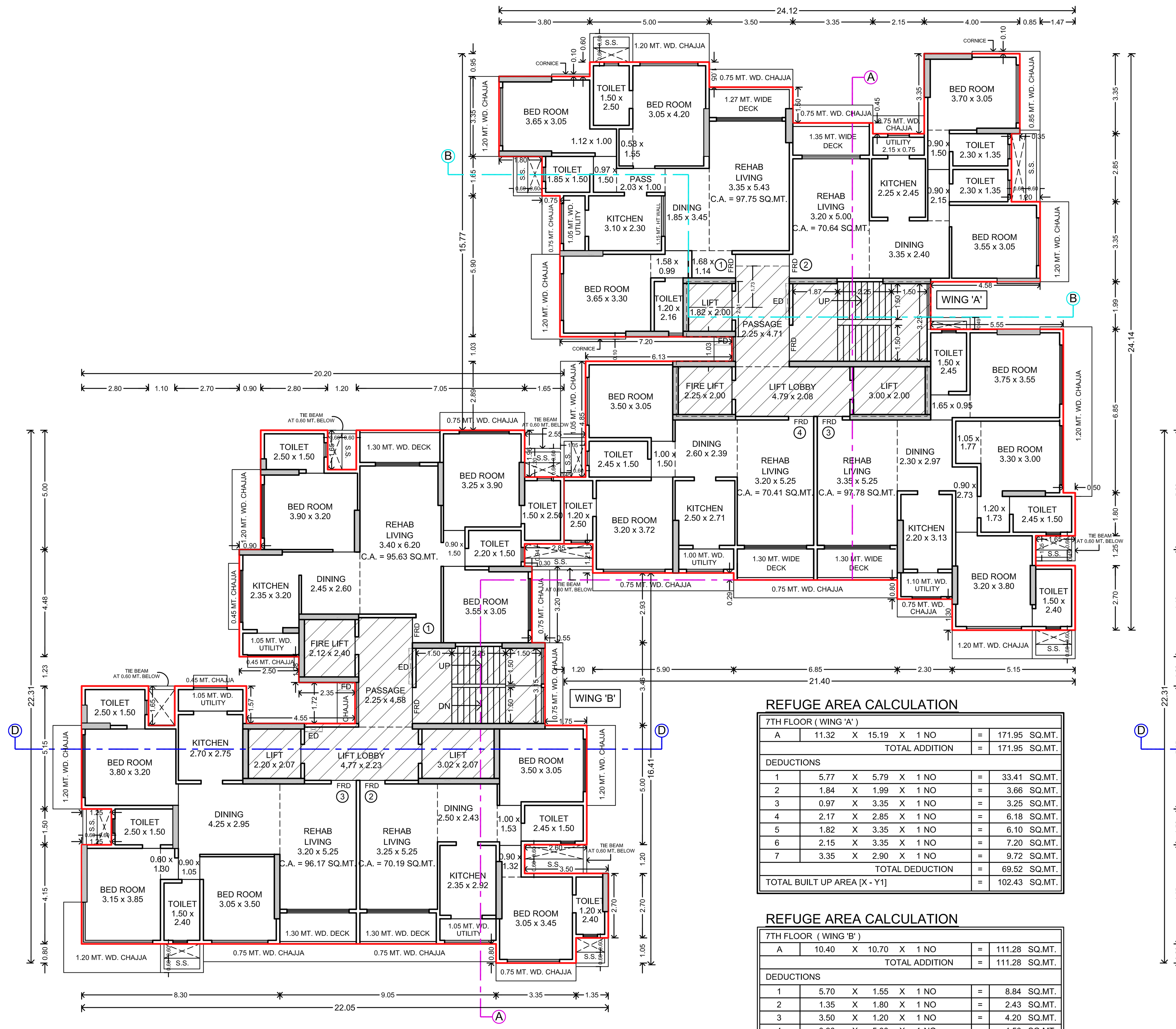
RERA CARPET AREA STATEMENT

7TH FLOOR PART REFUGE (WING 'B')		
FLAT NO.	TOTAL CARPET AREA	NOS. FLATS
1	95.63 SQ.MT.	01
3	96.17 SQ.MT.	01
TOTAL NOS OF FLATS = 02 NOS.		



5TH, 6TH, 8TH, 9TH & 11TH TO 12TH FLOOR PLAN
SCALE 1:100

REFUGE AREA DIAGRAM
7TH FLOOR (WING 'B')
SCALE 1:100



10TH FLOOR PLAN
SCALE 1:100

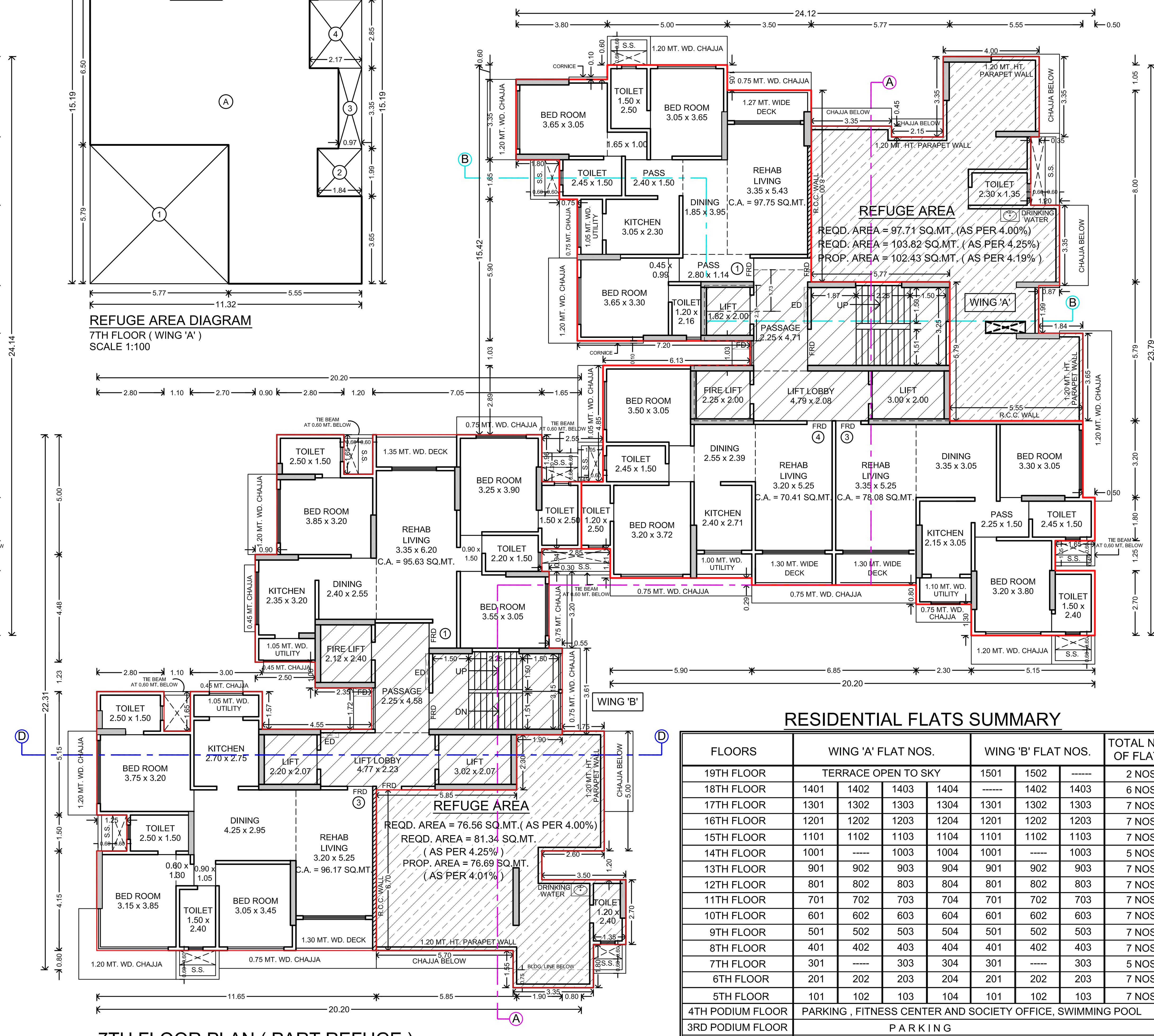
REFUGE AREA CALCULATION

7TH FLOOR (WING 'A')								
A	11.32	X	15.19	X	1 NO	=	171.95	SQ.MT.
					TOTAL ADDITION	=	171.95	SQ.MT.
DEDUCTIONS								
1	5.77	X	5.79	X	1 NO	=	33.41	SQ.MT.
2	1.84	X	1.99	X	1 NO	=	3.66	SQ.MT.
3	0.97	X	3.35	X	1 NO	=	3.25	SQ.MT.
4	2.17	X	2.85	X	1 NO	=	6.18	SQ.MT.
5	1.82	X	3.35	X	1 NO	=	6.10	SQ.MT.
6	2.15	X	3.35	X	1 NO	=	7.20	SQ.MT.
7	3.35	X	2.90	X	1 NO	=	9.72	SQ.MT.
					TOTAL DEDUCTION	=	69.52	SQ.MT.
TOTAL BUILT UP AREA [X - Y1]						=	102.43	SQ.MT.

REFUGE AREA CALCULATION

7TH FLOOR (WING 'B')								
A	10.40	X	10.70	X	1 NO	=	111.28	SQ.MT.
					TOTAL ADDITION	=	111.28	SQ.MT.
DEDUCTIONS								
1	5.70	X	1.55	X	1 NO	=	8.84	SQ.MT.
2	1.35	X	1.80	X	1 NO	=	2.43	SQ.MT.
3	3.50	X	1.20	X	1 NO	=	4.20	SQ.MT.
4	0.90	X	5.00	X	1 NO	=	4.50	SQ.MT.
5	1.90	X	0.15	X	1 NO	=	0.29	SQ.MT.
6	5.85	X	2.45	X	1 NO	=	14.33	SQ.MT.
					TOTAL DEDUCTION	=	34.59	SQ.MT.
TOTAL BUILT UP AREA [X - Y1]						=	76.69	SQ.MT.

REFUGE AREA DIAGRAM
7TH FLOOR (WING 'A')
SCALE 1:100



7TH FLOOR PLAN (PART REFUGE)
SCALE 1:100

RESIDENTIAL FLATS SUMMARY

FLOORS	WING 'A' FLAT NOS.				WING 'B' FLAT NOS.			TOTAL NOS. OF FLATS
19TH FLOOR	TERRACE OPEN TO SKY				1501	1502	------	2 NOS.
18TH FLOOR	1401	1402	1403	1404	------	1402	1403	6 NOS.
17TH FLOOR	1301	1302	1303	1304	1301	1302	1303	7 NOS.
16TH FLOOR	1201	1202	1203	1204	1201	1202	1203	7 NOS.
15TH FLOOR	1101	1102	1103	1104	1101	1102	1103	7 NOS.
14TH FLOOR	1001	-----	1003	1004	1001	-----	1003	5 NOS.
13TH FLOOR	901	902	903	904	901	902	903	7 NOS.
12TH FLOOR	801	802	803	804	801	802	803	7 NOS.
11TH FLOOR	701	702	703	704	701	702	703	7 NOS.
10TH FLOOR	601	602	603	604	601	602	603	7 NOS.
9TH FLOOR	501	502	503	504	501	502	503	7 NOS.
8TH FLOOR	401	402	403	404	401	402	403	7 NOS.
7TH FLOOR	301	-----	303	304	301	-----	303	5 NOS.
6TH FLOOR	201	202	203	204	201	202	203	7 NOS.
5TH FLOOR	101	102	103	104	101	102	103	7 NOS.
4TH PODIUM FLOOR	PARKING , FITNESS CENTER AND SOCIETY OFFICE, SWIMMING POOL							
3RD PODIUM FLOOR	PARKING							
2ND PODIUM FLOOR	PARKING							
1ST PODIUM FLOOR	PARKING							
1ST FLOOR	SHOP (WING 'C')							
PART GROUND /	SHOP (WING 'C')							
PART STILT FLOOR	PARKING , METER RM OF WING 'A','B', 'C', DRIVER TOILET							

REFUGE AREA CALCULATION (WING 'A')

FLOOR	AREA OF UPPER FLOOR IN SQ.MT.	REQUIRED AREA OF IN SQ.MT.	PROPOSED AREA OF IN SQ.MT.
7TH FLR	264.13 SQ.MT.+ (360.72 x 5 FLRS. + 375.03) (7TH TO 13TH FLOOR (WING 'B')) = 2442.76 SQ.MT.	2442.76 X 4% = 97.71 SQ.MT. 2442.76 X 4.25% = 103.82 SQ.MT.	102.43 SQ.MT. (AS PER 4.19%)

REFUGE AREA CALCULATION (WING 'B')

FLOOR	AREA OF UPPER FLOOR IN SQ.MT.	REQUIRED AREA OF IN SQ.MT.	PROPOSED AREA OF IN SQ.MT.
7TH FLR	206.31 SQ.MT.+ (282.00 x 5 FLRS. + 297.57) (7TH TO 13TH FLOOR (WING 'B')) = 1913.88 SQ.MT.	1913.88 X 4% = 76.56 SQ.MT. 1913.88 X 4.25% = 81.34 SQ.MT.	76.69 SQ.MT. (AS PER 4.01%)

P R O F O R M A - B

CONTENTS OF SHEET: 5TH TO 12TH FLOOR PLAN, REFUGE AREA CALCULATION

DESCRIPTION OF PROPOSAL AND PROPERTY

PROPOSED REDEVELOPMENT OF BUILDING ON PLOT BEARING CTS NO. 831/14 OF VILLAGE AMBIVALI, ANDHERI (WEST) MUMBAI – 400053.

NAME, ADDRESS OF C.A. TO OWNER	DIGITAL SIGN
SHRI. ARSHAD A. LASHKARIA DIRECTOR OF LASHKARIA HOUSING & INFRASTRUCTURE PVT. LTD. C.A. TO OWNER INDRASUKH CO-OP HOUSING SOCIETY LTD. LASHKARIA ANURAG, 1ST FLOOR, J P. ROAD, MODEL TOWN, FOUR BUNGALOW, NEAR VERSOVA METRO STATION, ANDHERI (WEST), MUMBAI 400053.	ARSHAD ASLAM LASHKARIA Digitally signed by ARSHAD ASLAM LASHKARIA Date: 2025.06.17 19:06:56 +05'30'

B.M.C. FILE NO. CHE/WS/1745/K/W/337(NEW)

THIS CANCELS APPROVAL TO THE PREVIOUS PLAN SANCTIONED U/R. NO. CHE/WS/1745/K/W/337(NEW) DATED : 24/10/2024

THIS PLAN IS DIGITALLY SIGNED AND PHYSICAL SIGN IS NOT REQUIRED

APPROVED SUBJECT TO CONDITIONS MENTIONED IN THIS OFFICE LETTER UNDER NO. CHE/WS/1745/K/W/337(NEW) DATED : 18/06/2025

PLAN FOR APPROVAL

PAYAL GOVIND RAUT Digitally signed by PAYAL GOVIND RAUT DN: c=IN, o=MUNICIPAL CORPORATION OF GREATER MUMBAI, ou=(BUILDING PROPOSAL)WS-1, 2.5.4.20=669f2757e5004b54fb6e2a5d7afba1979968e924373baa08252644a56f340688, postalCode=400093, st=Maharashtra, serialNumber=954BC09342E884DC79A5BF10C89782869629C2047213A6F3726159841D70A16C, cn=PAYAL GOVIND RAUT Date: 2025.06.17 19:37:02 +05'30' S.E.B.P. (K/WN-1)	RAMESH KALPNATH YADAV Digitally signed by RAMESH KALPNATH YADAV DN: c=IN, o=BRIHANMUMBAI MUNICIPAL CORPORATION, ou=BUILDING PROPOSAL, 2.5.4.20=717AB1BD9840452AF94D1994CDBEA27B81F585C681509934250C33EDE4A31A4E, postalCode=400093, st=maharashtra, serialNumber=C42ADA3C08BE1EA1487ADD66D89D4E8E32062A7D99380C77E2D4055AEF504E7B, cn=RAMESH KALPNATH YADAV Date: 2025.06.17 20:10:50 +05'30' A.E.B.P. (K/W-NORTH)	RAJENDRA HILAL PAGAR Digitally signed by RAJENDRA HILAL PAGAR DN: c=IN, o=MUNICIPAL CORPORATION OF GREATER MUMBAI, ou=BUILDING PROPOSALS, 2.5.4.20=2b7cdb0530c4c3d5c35164f81102734152cbbf8340a955ccd88781484db2ac75, postalCode=400093, st=Maharashtra, serialNumber=17B3FA6932B6E352F43F11F415683E82CBC1EBA1DBE7345DA86F7C8A18E60E0B, cn=RAJENDRA HILAL PAGAR Date: 2025.06.18 16:28:26 +05'30' E.E.B.P. (WS) K /WEST

NORTH	SCALE
	1:100

NAME AND ADDRESS OF ARCHITECT	DIGITAL SIGN
SHRI. KEDAR A. PATHARE ENVISIONS ARCHITECTURE AND INTERIOR DESIGN STUDIO 801, 804, LOTUS SIGNATURE, OFF. VEERA DESAI ROAD, ANDHERI(WEST), MUMBAI.	Kedar Arvind Pathare Digitally signed by Kedar Arvind Pathare DN: c=IN, o=Personal, pseudonym=4ae120dcb0914146be1397a90915e43a, 2.5.4.20=8e86d856decc565d0492f9b7a2264028c91ae7df61055eb2ecdfd54f48b68acf, postalCode=400053, st=Maharashtra, serialNumber=cd9f6c1c19f5eb51550f9229a6c966fd606a8c94c486930f9cc62c39b0a3052d, cn=Kedar Arvind Pathare Date: 2025.06.17 19:15:23 +05'30' ARCHITECT

PRODUCED BY AN AUTODESK EDUCATIONAL PRODUCT

RERA CARPET AREA STATEMENT

14TH FLOOR PART REFUGE (WING 'A')		
FLAT NO.	TOTAL CARPET AREA	NOS. FLATS
1	103.26 SQ.MT.	01
3	102.86 SQ.MT.	01
4	72.46 SQ.MT.	01
TOTAL NOS OF FLATS = 03 NOS.		

RERA CARPET AREA STATEMENT

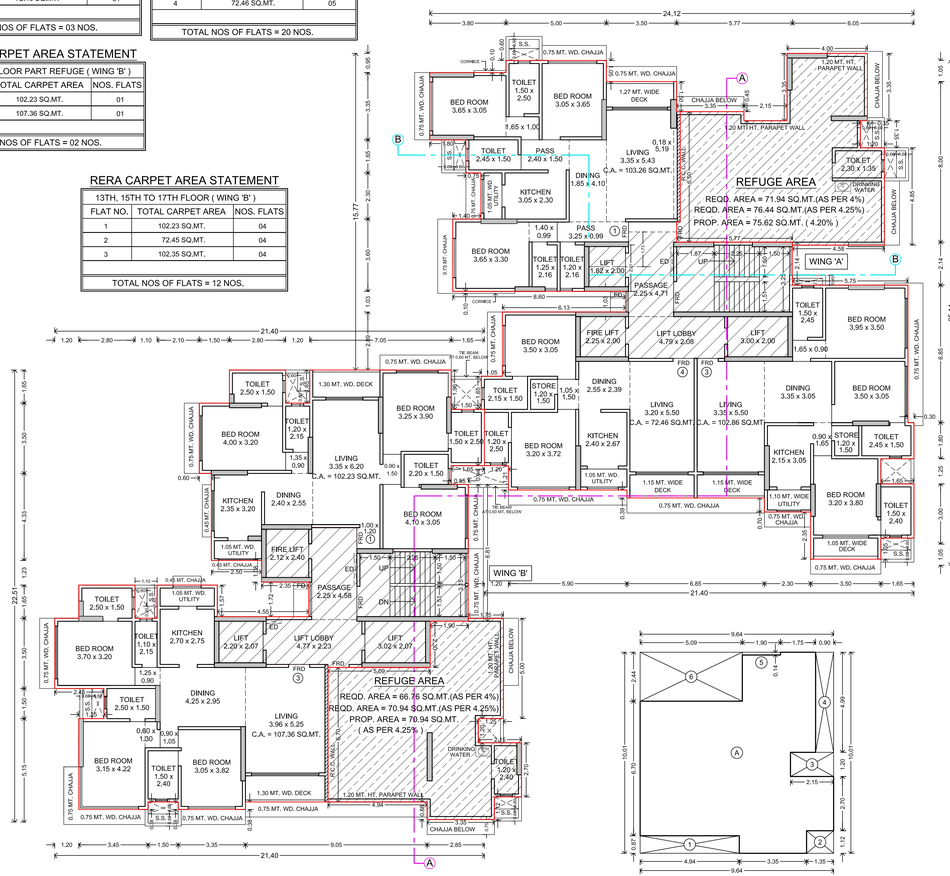
13TH, 15TH TO 18TH FLOOR (WING 'A')		
FLAT NO.	TOTAL CARPET AREA	NOS. FLATS
1	102.34 SQ.MT.	05
2	72.44 SQ.MT.	05
3	102.86 SQ.MT.	05
4	72.46 SQ.MT.	05
TOTAL NOS OF FLATS = 20 NOS.		

RERA CARPET AREA STATEMENT

14TH FLOOR PART REFUGE (WING 'B')		
FLAT NO.	TOTAL CARPET AREA	NOS. FLATS
1	102.23 SQ.MT.	01
3	107.36 SQ.MT.	01
TOTAL NOS OF FLATS = 02 NOS.		

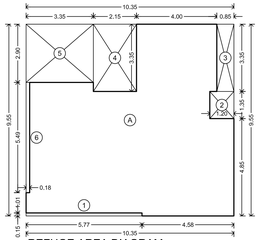
RERA CARPET AREA STATEMENT

13TH, 15TH TO 17TH FLOOR (WING 'B')		
FLAT NO.	TOTAL CARPET AREA	NOS. FLATS
1	102.23 SQ.MT.	04
2	72.45 SQ.MT.	04
3	102.35 SQ.MT.	04
TOTAL NOS OF FLATS = 12 NOS.		



14TH FLOOR PLAN (PART REFUGE)
SCALE 1:100

REFUGE AREA DIAGRAM
14TH FLOOR (WING 'B')
SCALE 1:100



REFUGE AREA DIAGRAM
14TH FLOOR (WING 'A')
SCALE 1:100

13TH, 15TH TO 17TH FLOOR PLAN
SCALE 1:100

REFUGE AREA CALCULATION (WING 'A')

14TH FLOOR (WING 'A')							
A	10.35	X	9.55	X	1 NO	=	98.84 SQ.MT.
				TOTAL ADDITION		=	98.84 SQ.MT.
DEDUCTIONS							
1	5.77	X	0.15	X	1 NO	=	0.86 SQ.MT.
2	1.20	X	1.35	X	1 NO	=	1.62 SQ.MT.
3	0.85	X	3.35	X	1 NO	=	2.84 SQ.MT.
4	2.15	X	3.35	X	1 NO	=	7.20 SQ.MT.
5	3.35	X	2.90	X	1 NO	=	9.71 SQ.MT.
6	0.18	X	5.49	X	1 NO	=	0.99 SQ.MT.
				TOTAL DEDUCTION		=	23.22 SQ.MT.
TOTAL BUILT UP AREA [X - Y1]						=	75.62 SQ.MT.

REFUGE AREA CALCULATION

14TH FLOOR (WING 'B')							
A	9.64	X	10.02	X	1 NO	=	96.59 SQ.MT.
				TOTAL ADDITION		=	96.59 SQ.MT.
DEDUCTIONS							
1	4.94	X	0.88	X	1 NO	=	4.35 SQ.MT.
2	1.35	X	1.13	X	1 NO	=	1.53 SQ.MT.
3	2.15	X	1.20	X	1 NO	=	2.58 SQ.MT.
4	0.90	X	4.99	X	1 NO	=	4.49 SQ.MT.
5	1.90	X	0.14	X	1 NO	=	0.27 SQ.MT.
6	5.09	X	2.44	X	1 NO	=	12.43 SQ.MT.
				TOTAL DEDUCTION		=	25.65 SQ.MT.
TOTAL BUILT UP AREA [X - Y1]						=	70.94 SQ.MT.

REFUGE AREA CALCULATION (WING 'A')

FLOOR	AREA OF UPPER FLOOR IN SQ.MT.	REQUIRED AREA OF IN SQ.MT.	PROPOSED AREA OF IN SQ.MT.
14TH FLR	298.44 SQ.MT.+ (375.03 SQ.MT. x 4 FLOORS) (14TH TO 18TH FLOOR (WING 'A') = 1798.56 SQ.MT.	1798.56 X 4% = 71.94 SQ.MT. 1798.56 X 4.25% = 76.44 SQ.MT.	75.62 SQ.MT. (AS PER 4.20%)

REFUGE AREA CALCULATION (WING 'B')

FLOOR	AREA OF UPPER FLOOR IN SQ.MT.	REQUIRED AREA OF IN SQ.MT.	PROPOSED AREA OF IN SQ.MT.
14TH FLR	225.23 SQ.MT.+ (297.57 SQ.MT. x 4 FLOORS) + 253.56 (14TH TO 19TH FLOOR (WING 'B')) = 1669.07 SQ.MT.	1669.07 X 4% = 66.76 SQ.MT. 1669.07 X 4.25% = 70.94 SQ.MT.	70.94 SQ.MT. (AS PER 4.25%)

PROFORMA - B

CONTENTS OF SHEET: 13TH TO 17TH FLOOR PLAN, REFUGE AREA CALCULATION

DESCRIPTION OF PROPOSAL AND PROPERTY

PROPOSED REDEVELOPMENT OF BUILDING ON PLOT BEARING CTS NO. 831/14 OF VILLAGE AMBIVALI, ANDHERI (WEST) MUMBAI – 400053.

NAME, ADDRESS OF C.A. TO OWNER

SHRI. ARSHAD A. LASHKARIA
DIRECTOR OF LASHKARIA HOUSING & INFRASTRUCTURE PVT. LTD. C.A. TO OWNER INDRASUKH CO-OP HOUSING SOCIETY LTD.

LASHKARIA ANURAG, 1ST FLOOR, J P. ROAD, MODEL TOWN, FOUR BUNGALOW, NEAR VERSOVA METRO STATION, ANDHERI (WEST), MUMBAI 400053.

DIGITAL SIGN

ARSHAD ASLAM LASHKARIA

Digitally signed by ARSHAD ASLAM LASHKARIA
Date: 2025.06.17 19:07:14 +05'30'

B.M.C. FILE NO. CHE/WS/1745/K/W/337(NEW)

THIS CANCELS APPROVAL TO THE PREVIOUS PLAN SANCTIONED U/R. NO. CHE/WS/1745/K/W/337(NEW) DATED : 24/10/2024

THIS PLAN IS DIGITALLY SIGNED AND PHYSICAL SIGN IS NOT REQUIRED

APPROVED SUBJECT TO CONDITIONS MENTIONED IN THIS OFFICE LETTER UNDER NO. CHE/WS/1745/K/W/337(NEW) DATED :18/06/2025

PLAN FOR APPROVAL

PAYAL GOVIND RAUT	RAMESH KALPNAT H YADAV	RAJENDRA HILAL PAGAR
S.E.B.P. (K/WN-1)	A.E.B.P. (K/W-NORTH)	E.E.B.P. (WS) K /WEST

NORTH

SCALE 1:100

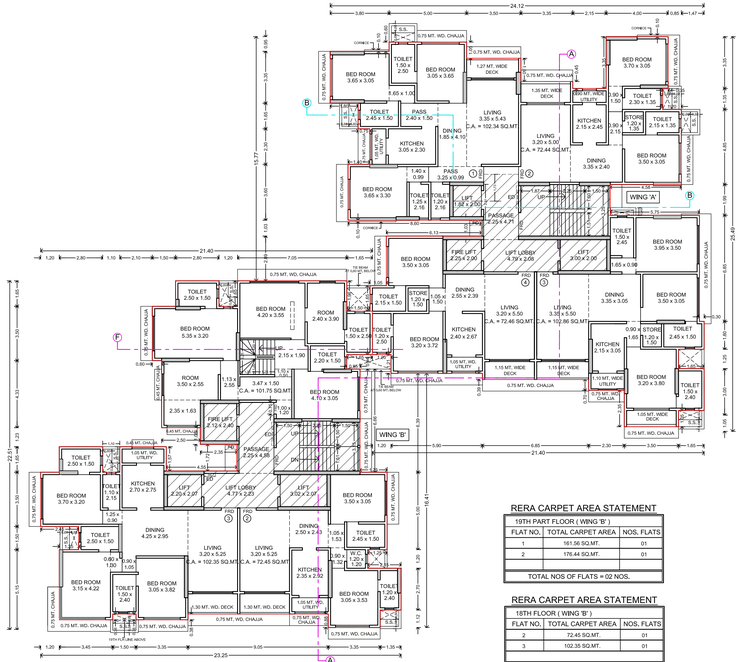
NAME AND ADDRESS OF ARCHITECT

SHRI. KEDAR A. PATHARE
ENVISIONS
ARCHITECTURE AND INTERIOR DESIGN STUDIO
801, 804, LOTUS SIGNATURE, OFF. VEERA DESAI ROAD, ANDHERI(WEST), MUMBAI.

DIGITAL SIGN

Kedar Arvind Pathare

ARCHITECT



18TH FLOOR PLAN

SCALE 1:100

RERA CARPET AREA STATEMENT

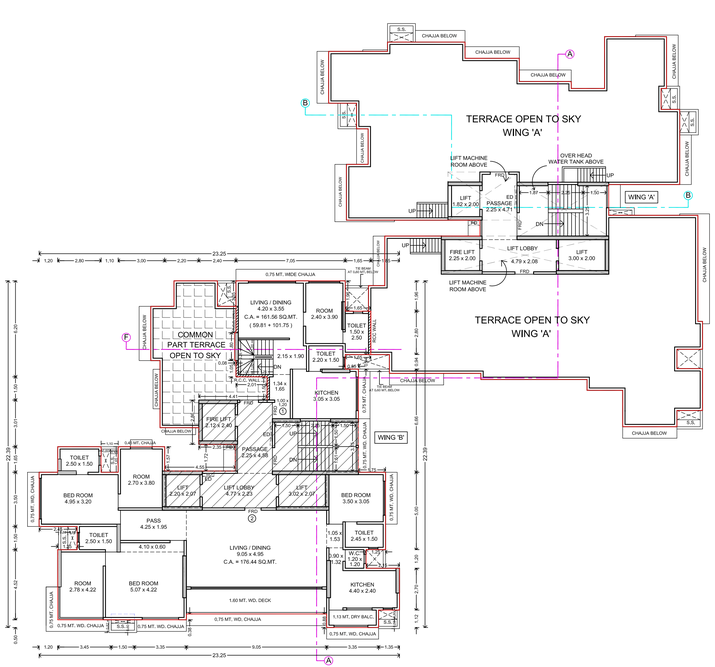
19TH PART FLOOR (WING 'B')

FLAT NO.	TOTAL CARPET AREA	NOS. FLATS
1	161.56 SQ.MT.	01
2	176.44 SQ.MT.	01
TOTAL NOS OF FLATS = 02 NOS.		

RERA CARPET AREA STATEMENT

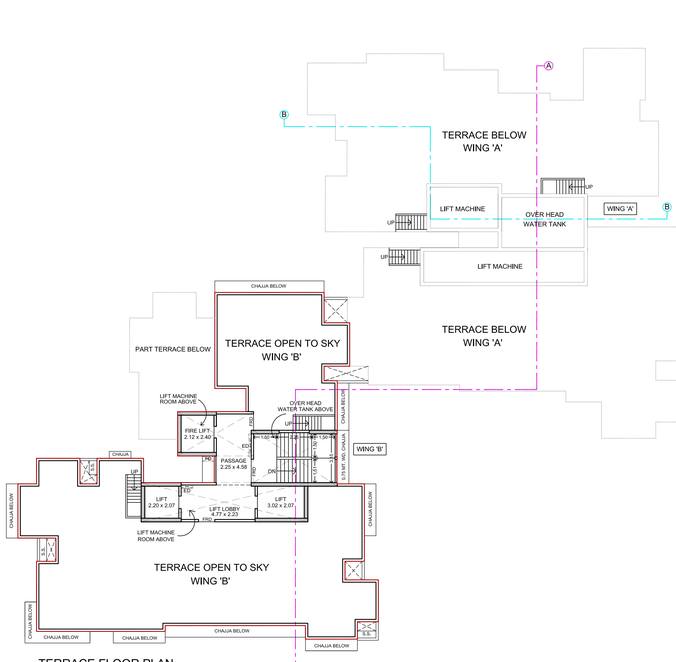
18TH FLOOR (WING 'B')

FLAT NO.	TOTAL CARPET AREA	NOS. FLATS
2	72.45 SQ.MT.	01
3	102.35 SQ.MT.	01
TOTAL NOS OF FLATS = 02 NOS.		



19TH PART FLOOR PLAN

SCALE 1:100



TERRACE FLOOR PLAN

SCALE 1:100

P R O F O R M A - B

CONTENTS OF SHEET: 18TH, 19TH PART FLOOR PLAN AND TERRACE FLOOR PLAN.

DESCRIPTION OF PROPOSAL AND PROPERTY

PROPOSED REDEVELOPMENT OF BUILDING ON PLOT BEARING CTS NO. 831/14 OF VILLAGE AMBIVALI, ANDHERI (WEST) MUMBAI – 400053.

NAME, ADDRESS OF C.A. TO OWNER

SHRI. ARSHAD A. LASHKARIA
DIRECTOR OF LASHKARIA HOUSING & INFRASTRUCTURE PVT. LTD., C.A. TO OWNER INDRAGUHA CO-OP HOUSING SOCIETY LTD.

LASHKARIA ANURAG, 1ST FLOOR, J.P. ROAD, MODEL TOWN, FOUR BUNGALOW, NEAR VERSOVA METRO STATION, ANDHERI (WEST), MUMBAI 400053.

DIGITAL SIGN

ARSHAD ASLAM LASHKARIA
Digitally signed by ARSHAD ASLAM LASHKARIA
Date: 2025.06.17 19:07:29 +05'30'

B.M.C. FILE NO. CHE/WS/1745/K/W/337(NEW)

THIS CANCELS APPROVAL TO THE PREVIOUS PLAN SANCTIONED U/R. NO. CHE/WS/1745/K/W/337(NEW)
DATED : 24/10/2024

THIS PLAN IS DIGITALLY SIGNED AND PHYSICAL SIGN IS NOT REQUIRED

APPROVED SUBJECT TO CONDITIONS MENTIONED IN THIS OFFICE LETTER UNDER NO. CHE/WS/1745/K/W/337(NEW)
DATED : 18/06/2025

PLAN FOR APPROVAL

PAYAL GOVIND RAUT
S.E.B.P. (K/WN-1)

RAMESH KALPNAT H YADAV
A.E.B.P. (K/W-NORTH)

RAJENDRA HILAL PAGAR
E.E.B.P. (WS) K /WEST

NORTH

SCALE 1:100

NAME AND ADDRESS OF ARCHITECT

SHRI. KEDAR A. PATHARE
ENVISIONS
ARCHITECTURE AND INTERIOR DESIGN STUDIO
801, 804, LOTUS SIGNATURE, OFF. VEERA DESAI ROAD, ANDHERI(WEST), MUMBAI.

DIGITAL SIGN

Kedar Arvind Pathare
Digitally signed by Kedar Arvind Pathare
ARCHITECT