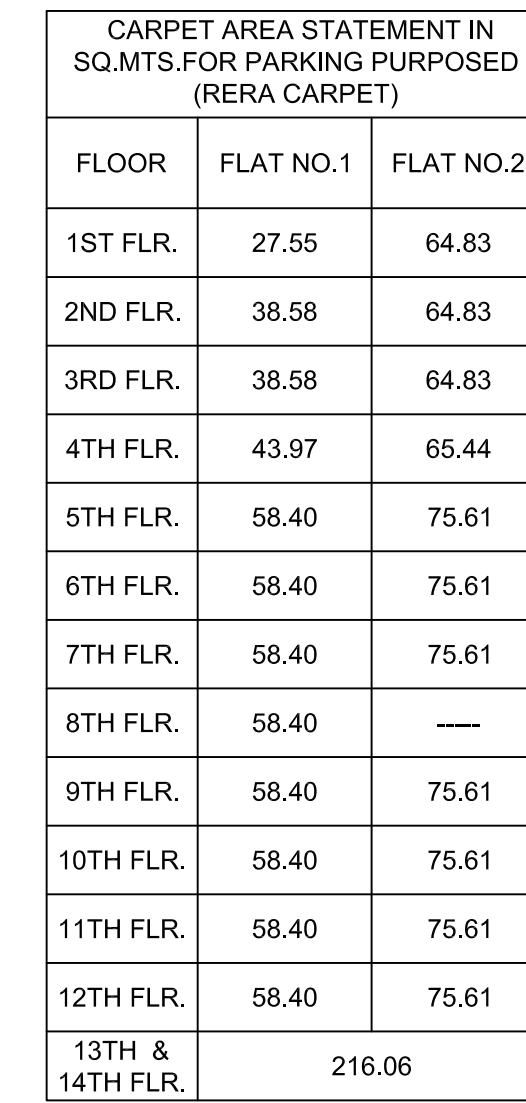
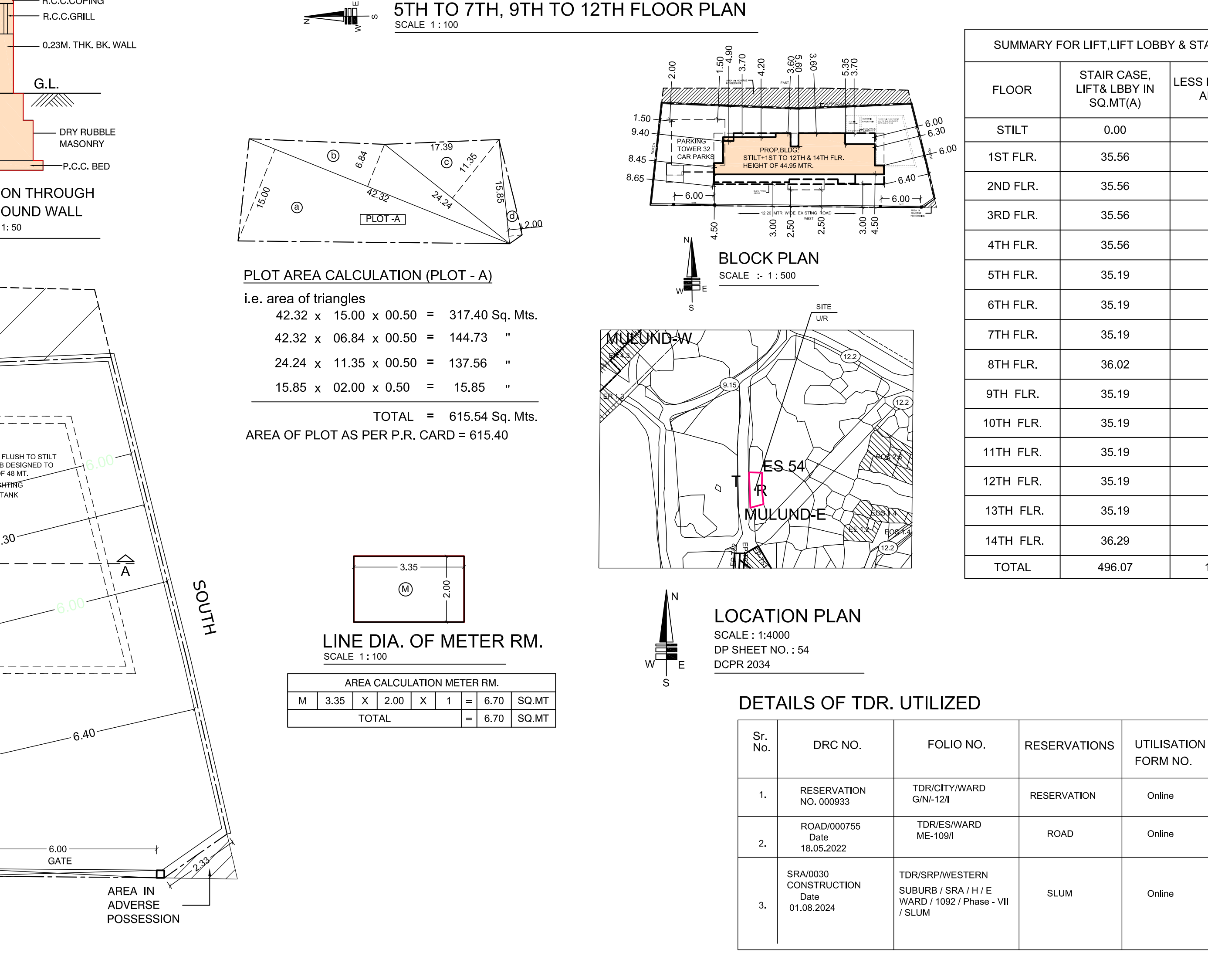
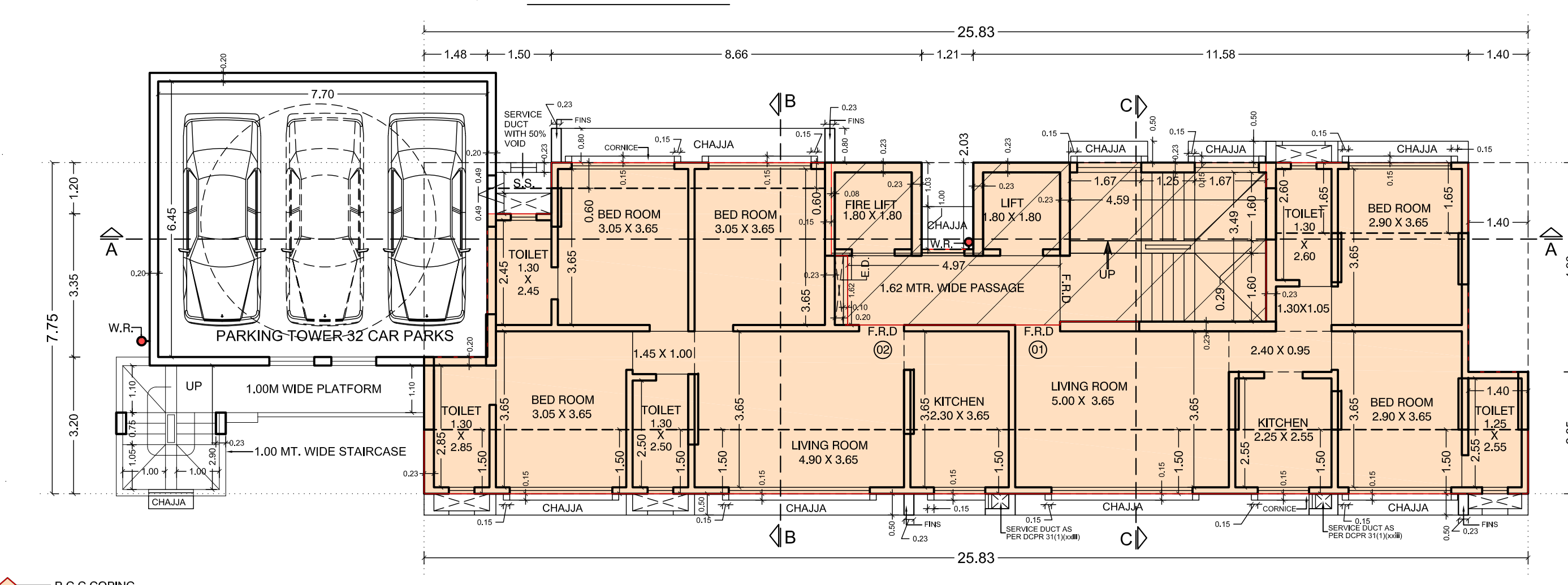
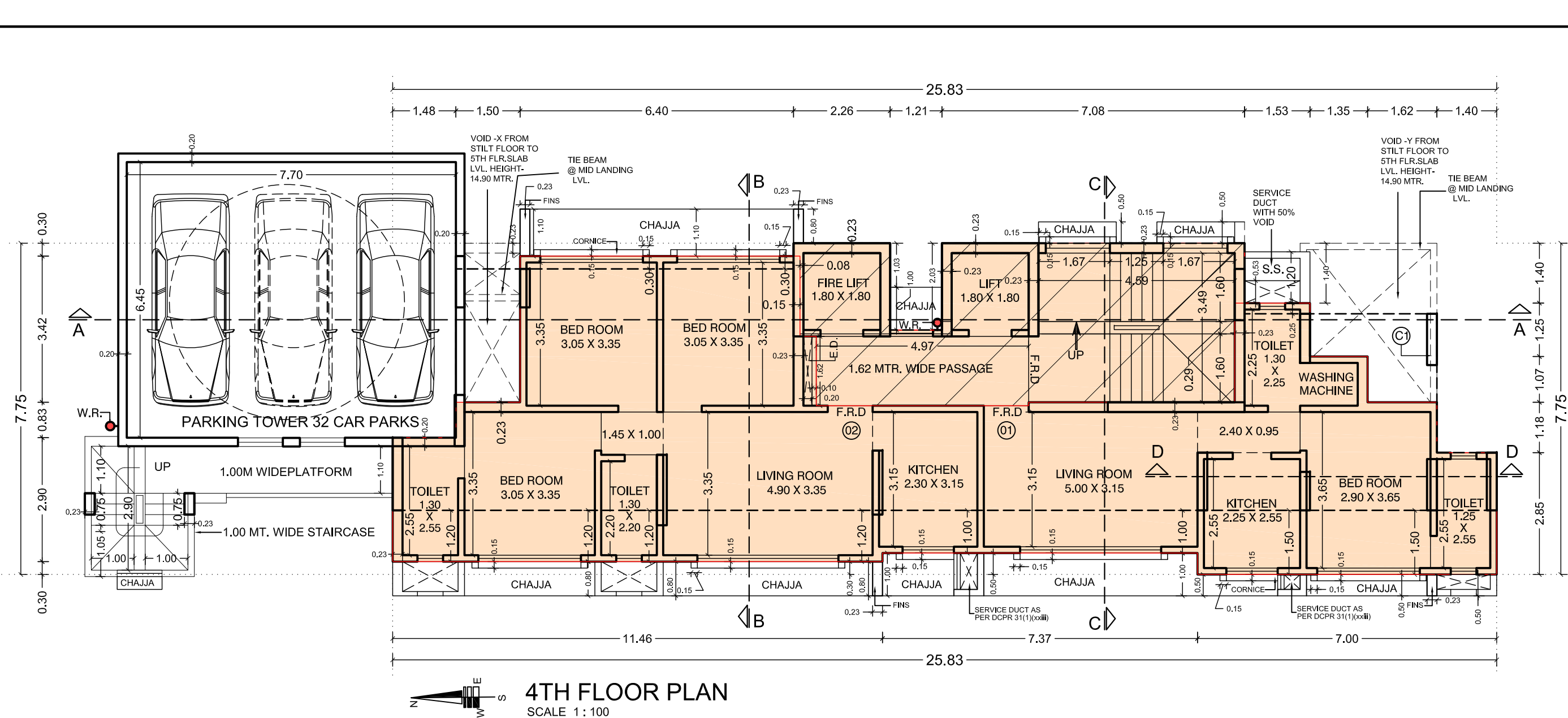


PARKING STATEMENT AS PER DCPR 2034PARKING STATEMENT

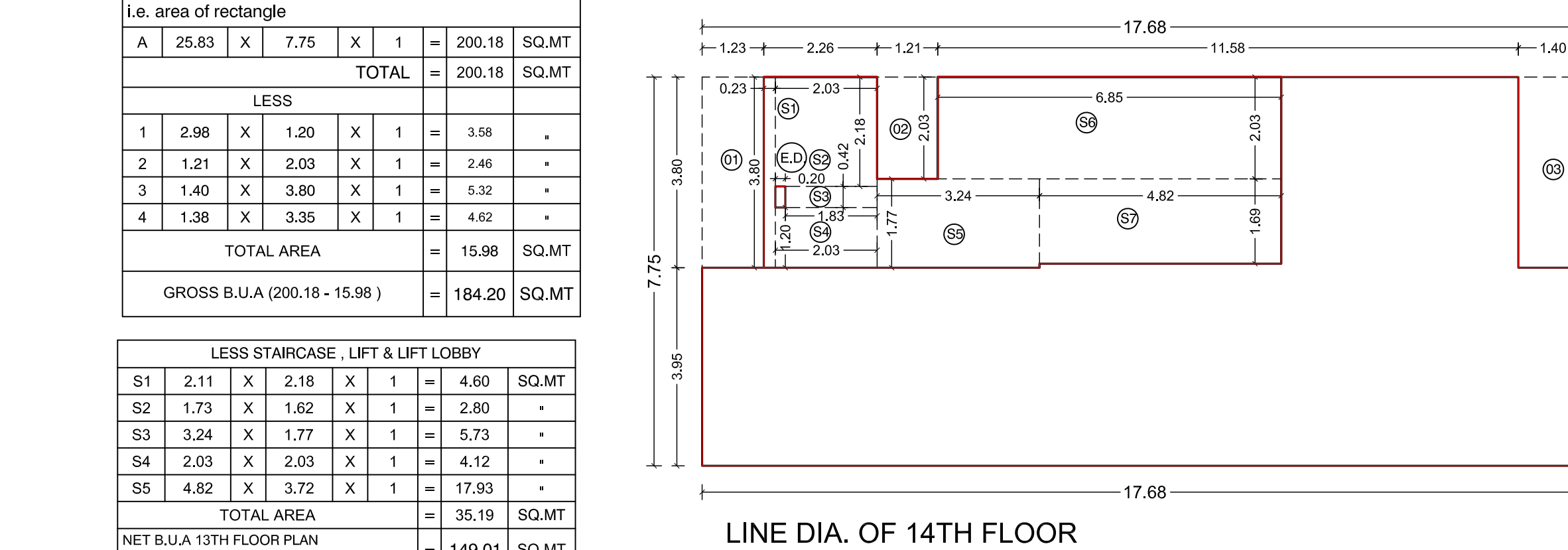
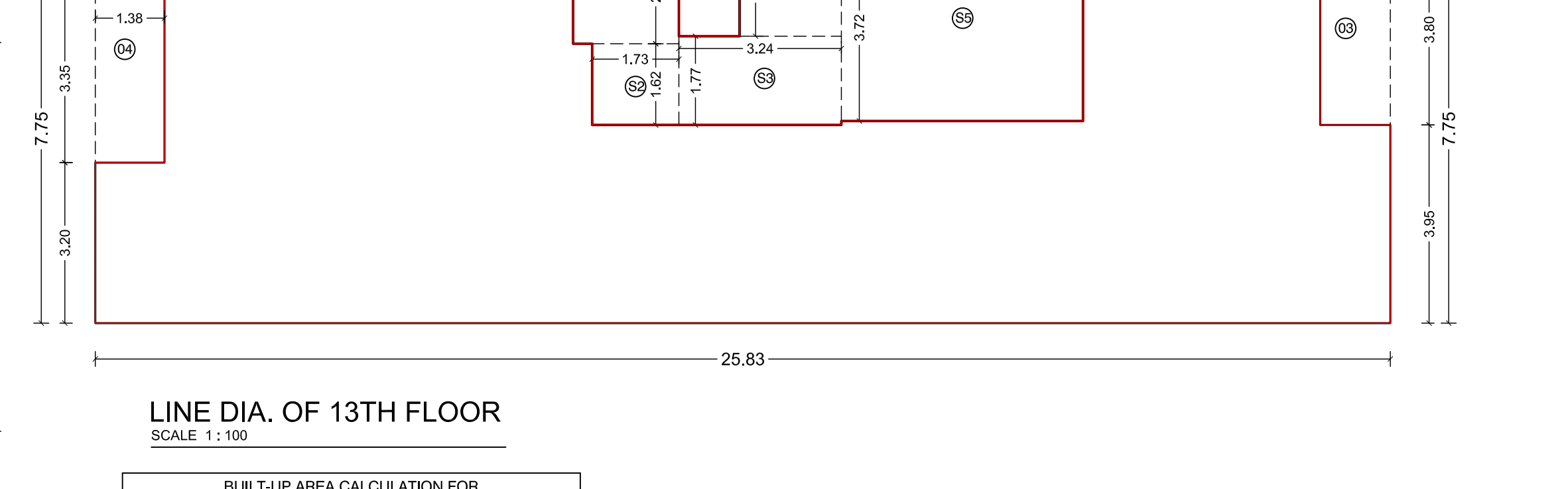
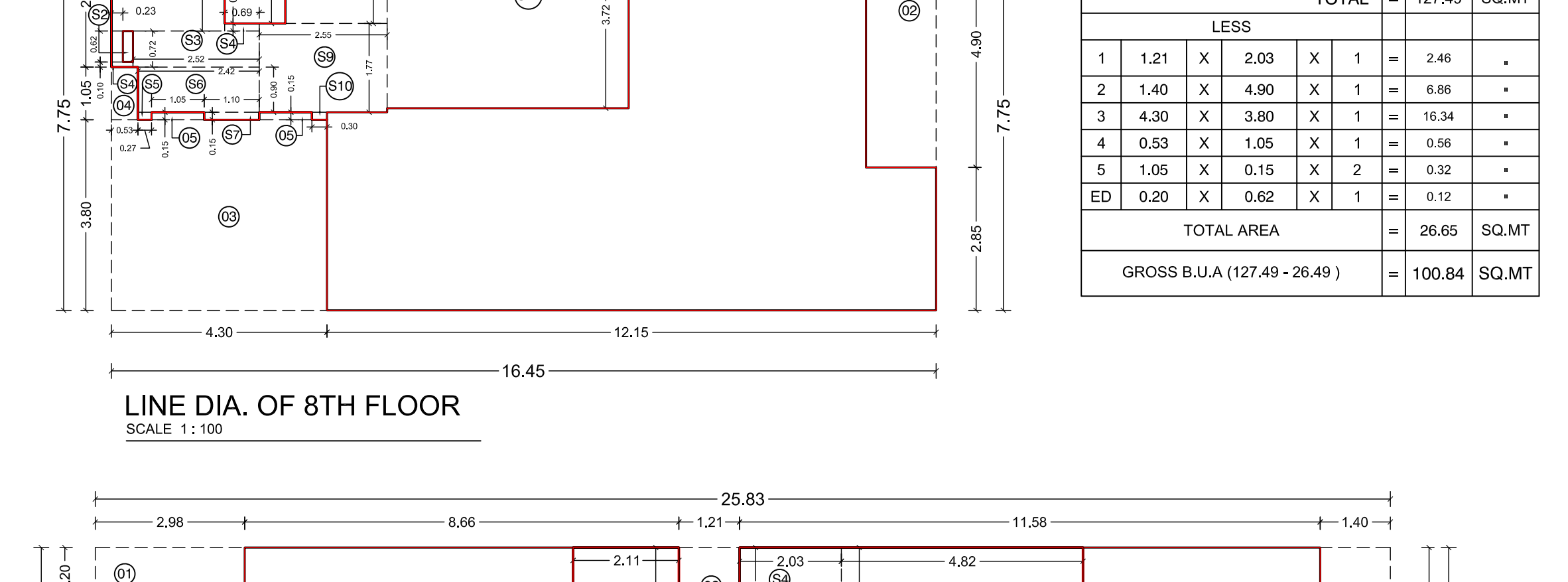
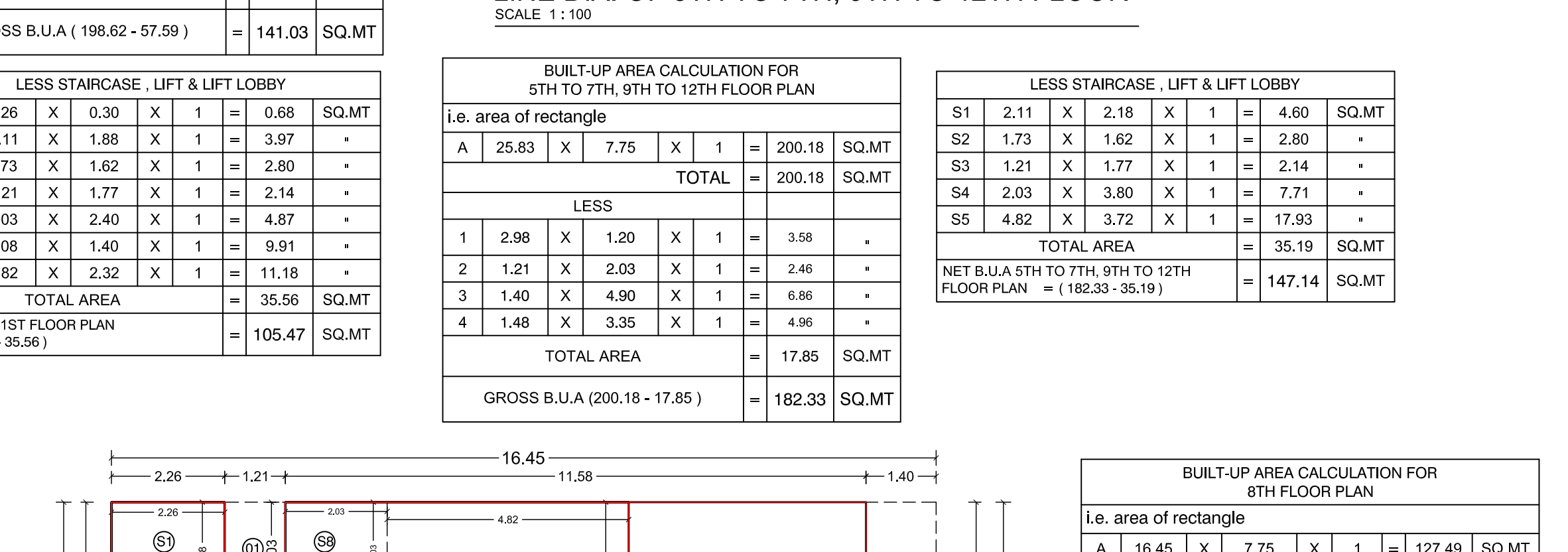
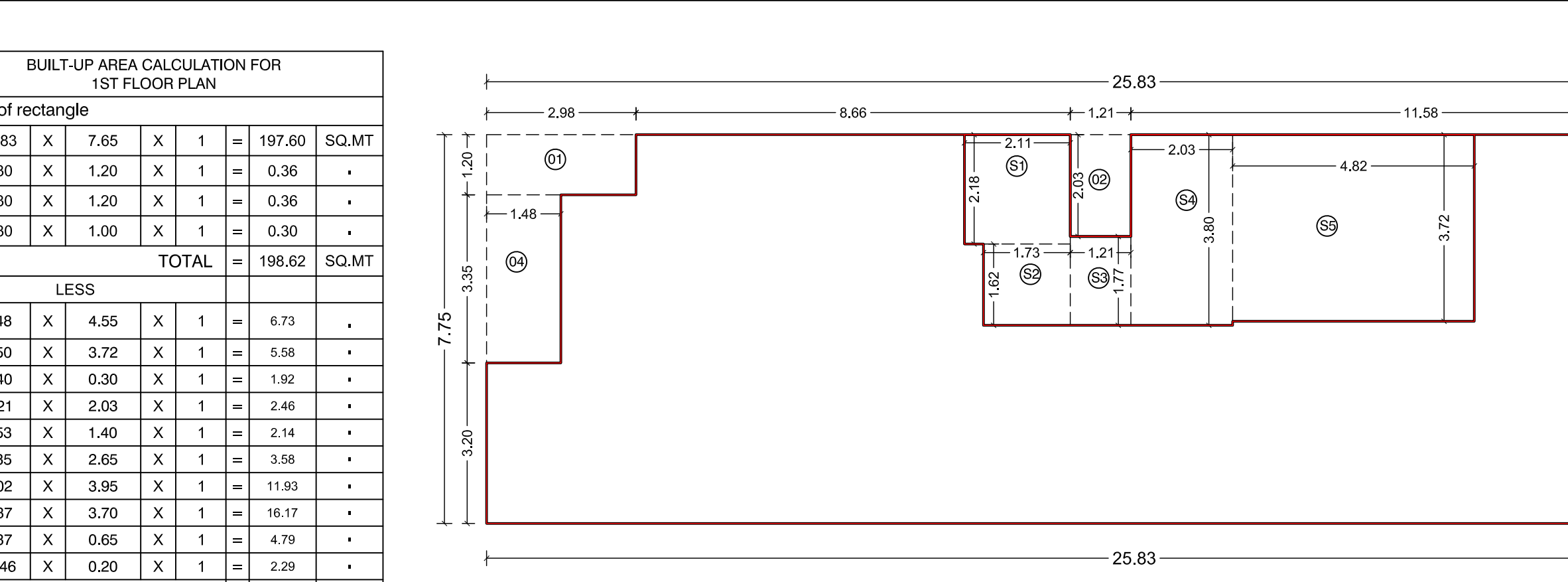
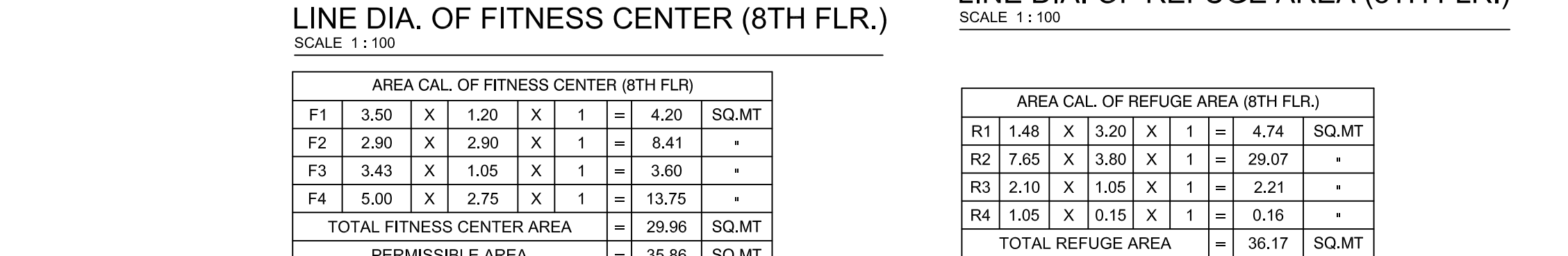
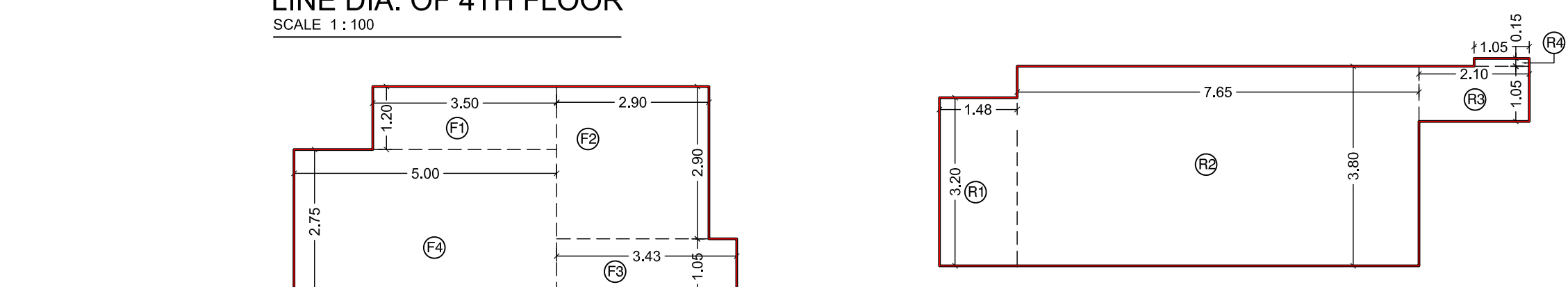
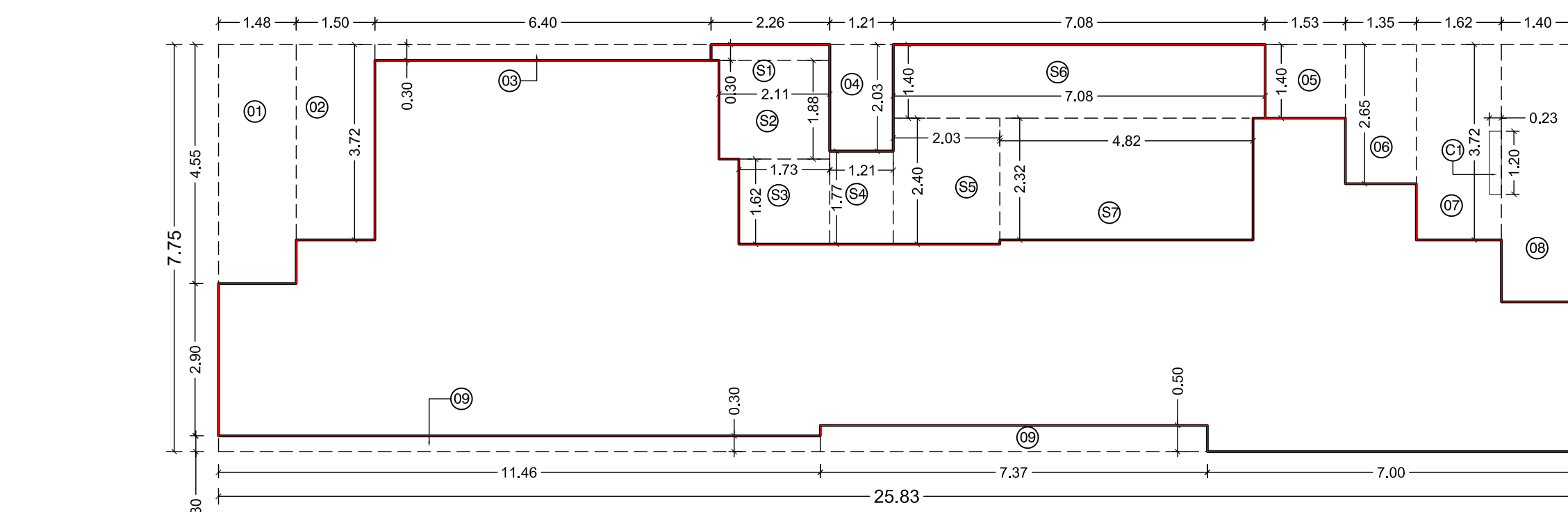
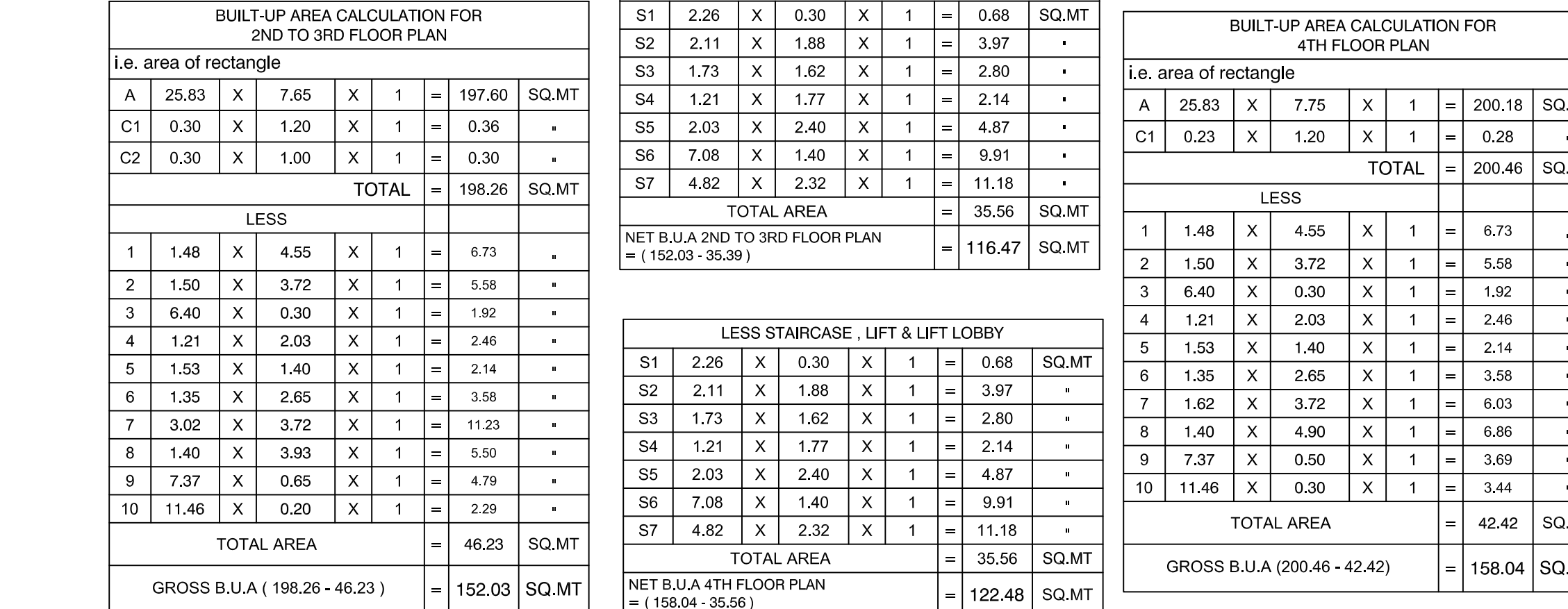
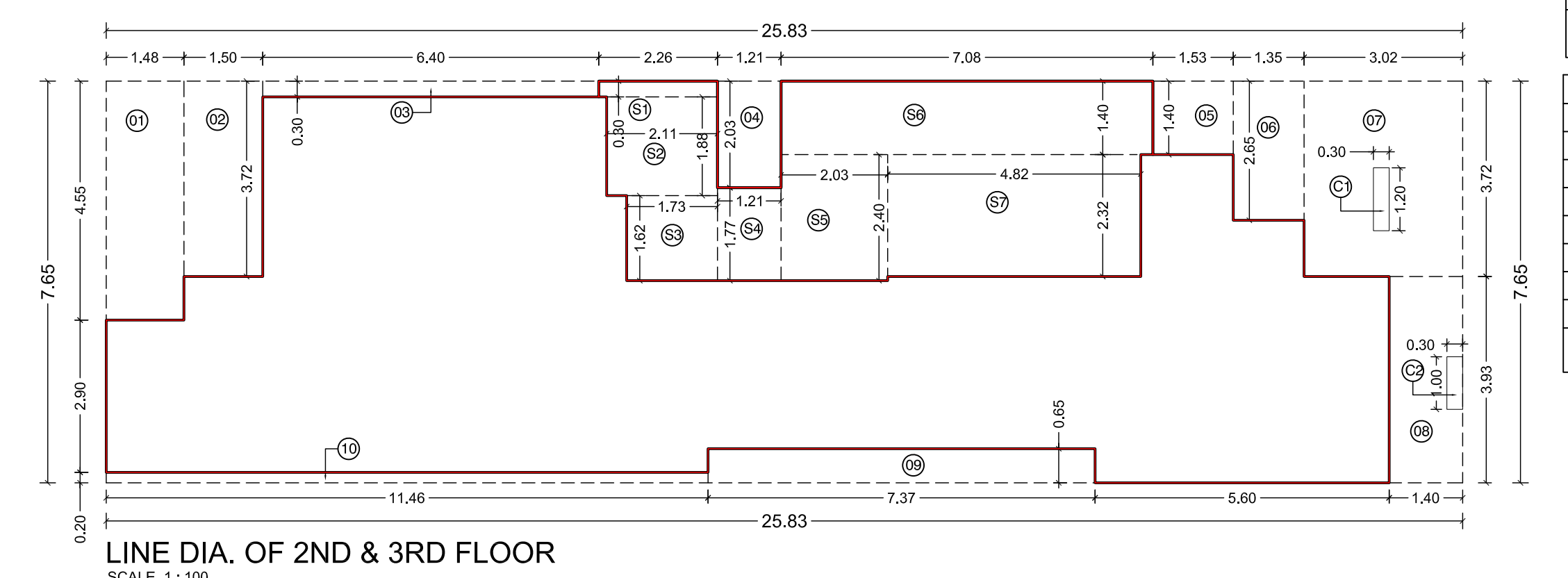
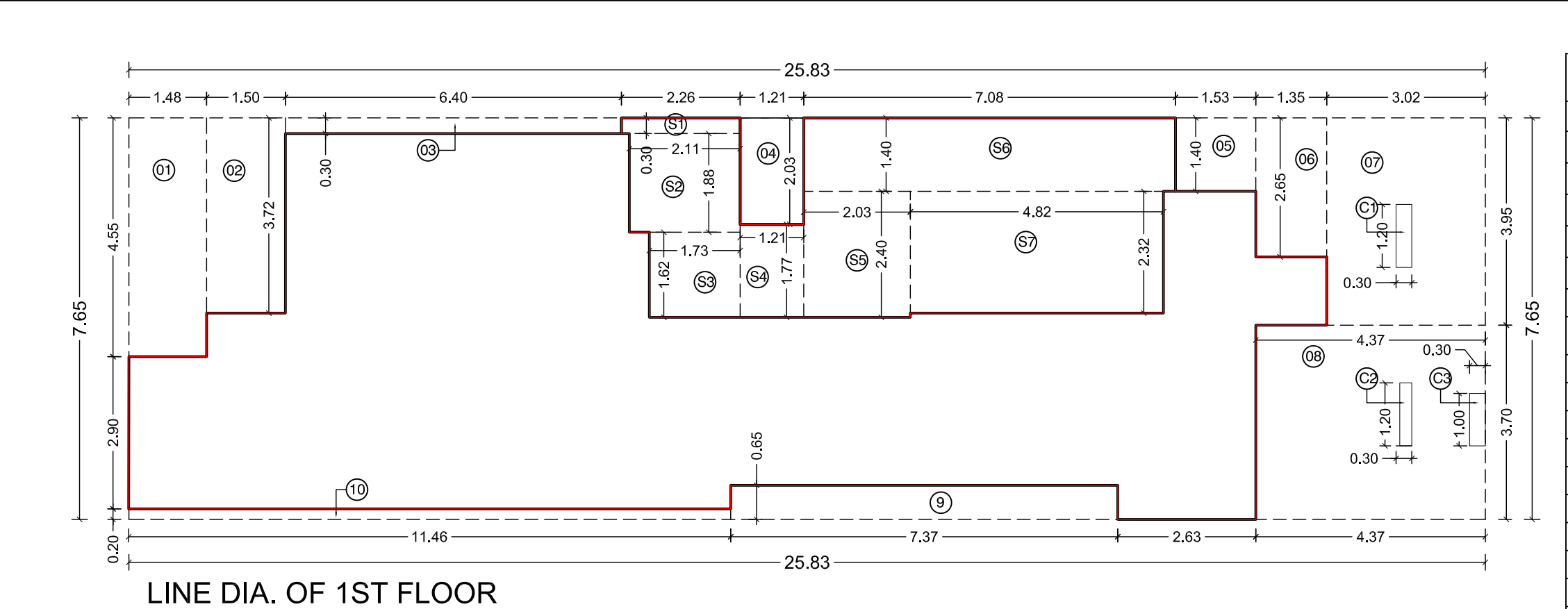
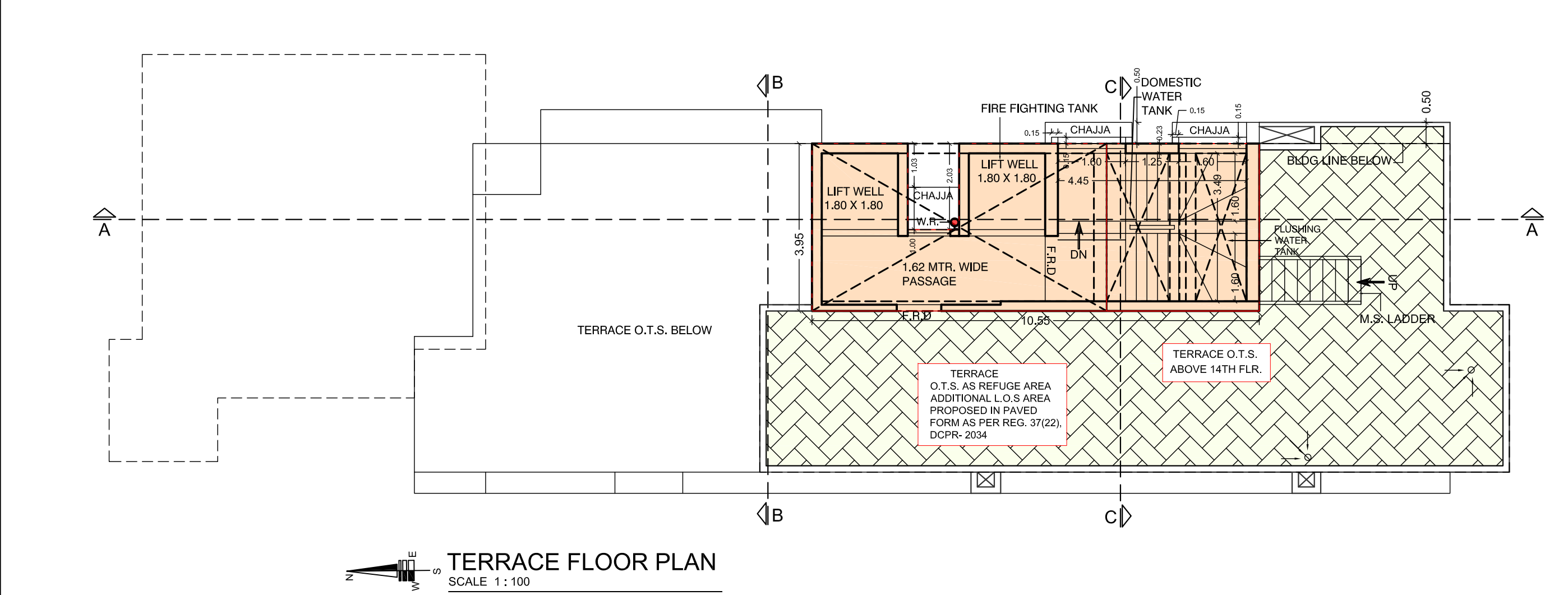
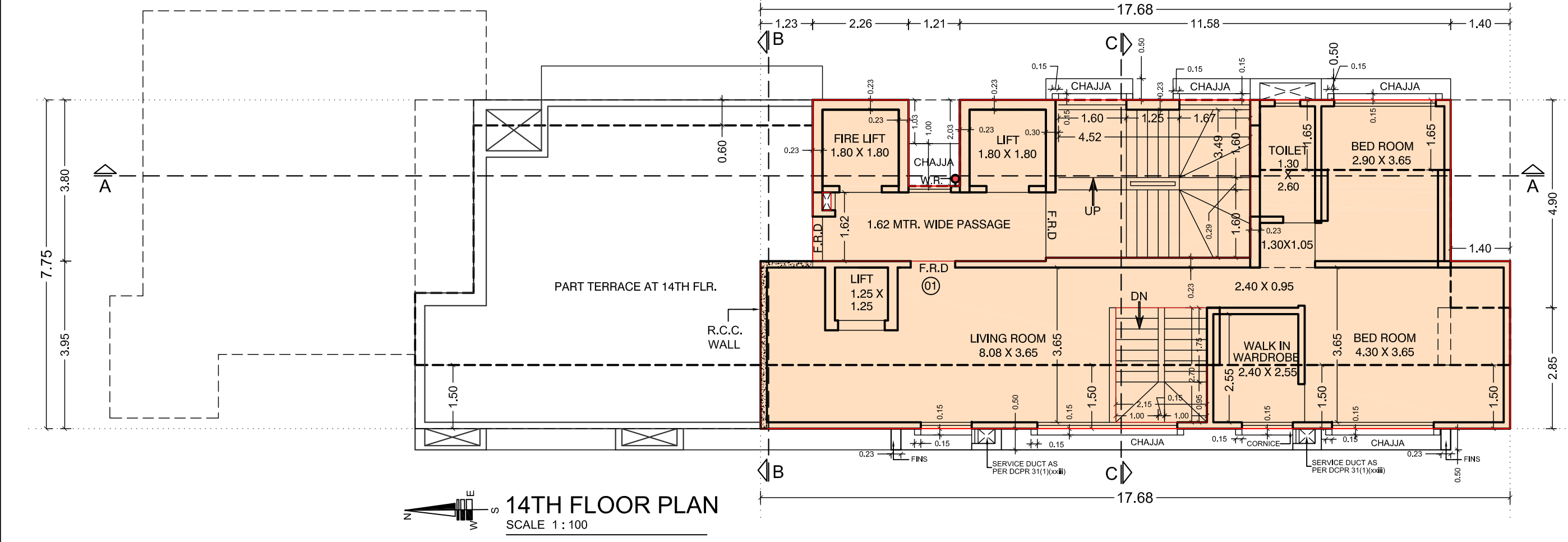
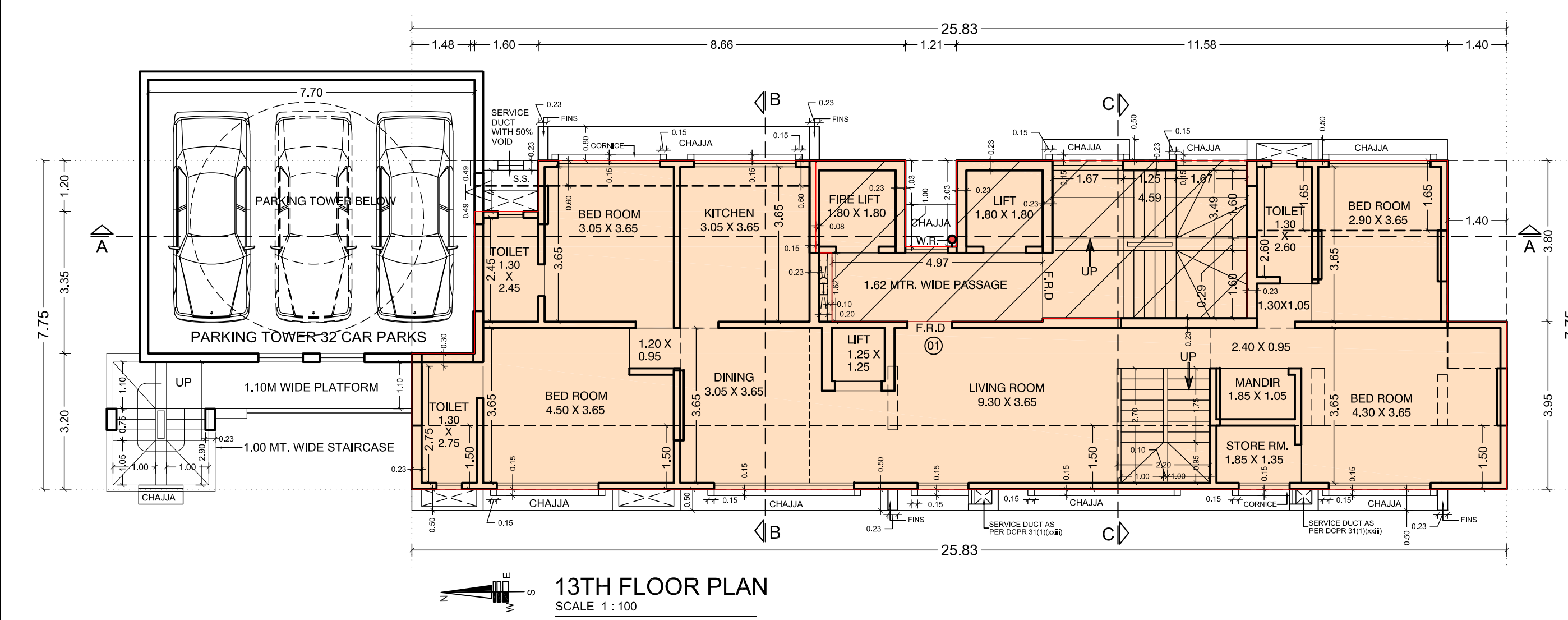
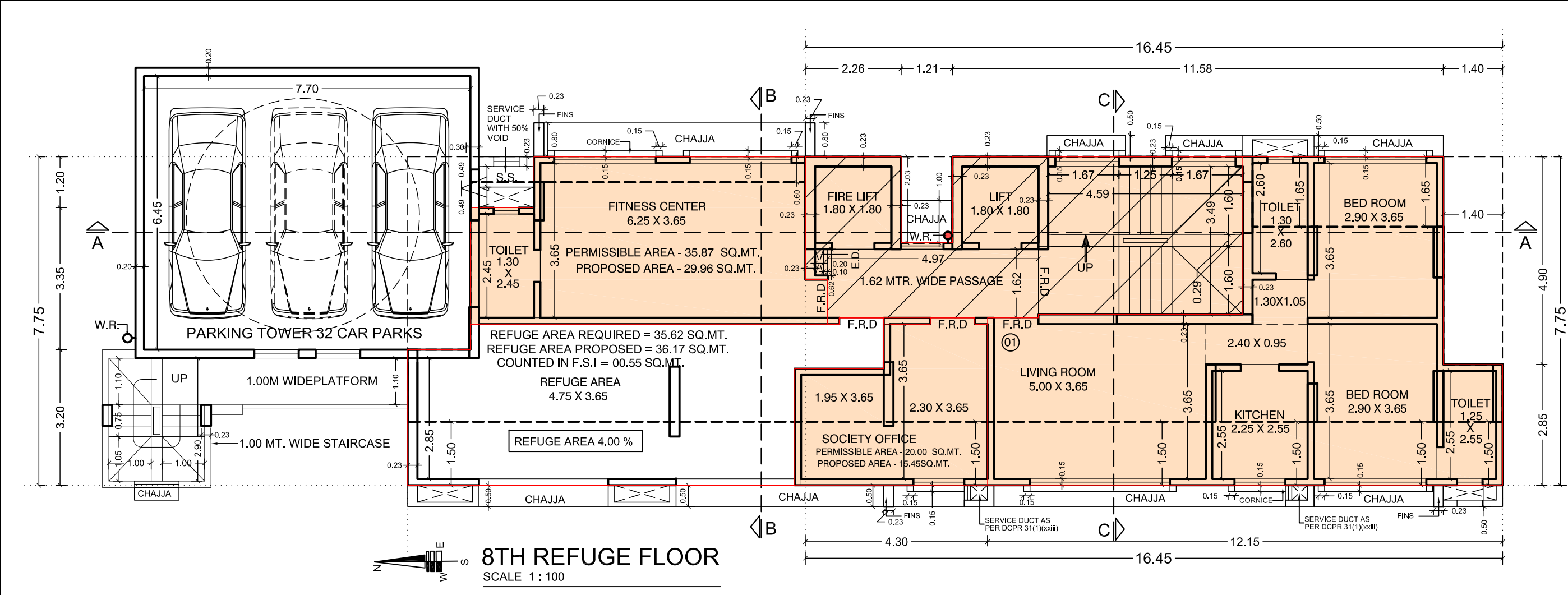
TOTAL PARKING PROVIDED IN PARKING TOWER	32 NOS.
TOTAL PARKING PROVIDED IN STILT	01 NOS.
TOTAL PARKING PROVIDED	33 NOS.

DETAILS OF TDR. UTILIZED							
Sr. No.	DRC NO.	FOLIO NO.	RESERVATIONS	UTILISATION FORM NO.	GENERATED FROM	AREA IN SQ.MT. PROPOSED AS PER INDEXATION	AREA IN SQ.MT. AS PER UTILIZED
1	RESERVATION NO. 000993	TDR/CITY/WARD GN-124	RESERVATION	Online	LAND BEARING F. P. NO. 1163 TPS IV MAHM DIVISION MAHM GN WARD.	58.67	58.67
	ROAD/000755 Date 15.05.2022	TDRS/WARD ME-1001	ROAD	Online	C.T.S. NO. 678(P) OF VILLAGE BORLA	143.14	143.03
	SRA/030 CONSTRUCTION Date 01.05.2024	TDRS/PP/WESTERN SUBURB/ SRA /H - VIII / SLUM	SLUM	Online	C.T.S. NO. 13(P), 14(P), 17(P), 18, 18(P), 20, 22(P), 24(P), 27(P), 28(P), 29(P), 31(P), 32(P), 35, 37(P), 40, 41, 42, 43(P), 43(P), 44(P), 44(P), 45(P), 46, 46, 46, 47, 48, 48(P), 48(P), 49, 49(P), 49(P), 50, 50(P), 51(P), 52(P), 53, 53(P), 54(P), 54(P), 55(P), 55(P), 56(P), 56(P), 57(P), 57(P), 58(P), 58(P), 59(P), 59(P), 60(P), 60(P), 61(P), 61(P), 62(P), 62(P), 63(P), 63(P), 64(P), 64(P), 65(P), 65(P), 66(P), 66(P), 67(P), 67(P), 68(P), 68(P), 69(P), 69(P), 70(P), 70(P), 71(P), 71(P), 72(P), 72(P), 73(P), 73(P), 74, 41(P), 56, 41(P), 51(P), 41(P) & 417 OF VILLAGE BANDRA -EAST	85.02	84.98

BUILT UP AREA SUMMARY FOR RESIDENTIAL						
FLOOR	GROSS B.U. AREA IN SQ.MT.(A)	STAIR CASE, LIFT & LOBBY IN SQ.MT.(B) FOR RES.	BALANCE AREA (A - B = C)	NET BUILT-UP AREA (C/1.35 = D)	COMPENSATORY F.F.I (C - D = E)	TEN. PROP.
STILT	0.00	00	0.00	0.00	0.00	0.00
1ST FLR.	141.03	35.56	105.47	78.13	27.34	2.00
2ND FLR.	152.03	35.56	116.47	86.27	30.20	2.00
3RD FLR.	152.03	35.56	116.47	86.27	30.20	2.00
4TH FLR.	158.04	35.56	122.48	90.73	31.75	2.00
5TH FLR.	182.33	35.19	147.14	108.99	38.15	2.00
6TH FLR.	182.33	35.19	147.14	108.99	38.15	2.00
7TH FLR.	182.33	35.19	147.14	108.99	38.15	2.00
8TH FLR.	100.84	36.02	64.82	48.01	16.81	1.00
9TH FLR.	182.33	35.19	147.14	108.99	38.15	2.00
10TH FLR.	182.33	35.19	147.14	108.99	38.15	2.00
11TH FLR.	182.33	35.19	147.14	108.99	38.15	2.00
12TH FLR.	182.33	35.19	147.14	108.99	38.15	2.00
13TH FLR.	184.20	35.19	149.01	110.38	38.63	1.00
14TH FLR.	124.48	36.29	88.19	65.33	22.86	1.00
EXCESS FUGE AREA	0.55		0.55	0.41	0.14	0.00
TOTAL	2289.51	496.07	1793.44	1328.47	464.97	24.00

CONTENTS OF SHEET	CERTIFICATE OF AREA
• SECT. THRO COMP. WALL & U.G.TANK • BLOCK PLAN & LOCATION PLAN • SITE PLAN • 1ST TO 4TH & 5TH TO 12TH FLR. PLAN • REAR-CARPET AREA & PARKING STATEMENT • BUILD UP AREA SUMMARY • F.C. AREA • PLOT AREA DIA. & CAL. • DETAIL OF TDR, UTILISED	Certified that I have surveyed the plot under reference on 26-12-2018 plot stated on the plan are as measured on site and the area so worked out is 915.05 Sq.Mt. and tallies with the area stated in the document of ownership / town planning scheme record. <i>Architect,</i>
NAME & SIGN. OF THE OWNER	DESCRIPTION OF PROPOSAL
SHIVCORP INFRA (OPC) PVT.LTD. A-102, MOTVIHARI, N.S. ROAD BEHIND IDBI BANK, NEAR RAILWAY STATION, MUMBAI - 400 007	PROPOSED HOUSING ON PLOT BEARING CT S. NO. 434 OF VILLAGE MULUND (E) AT B.P. PHADKE MARG

STAMP & DATE OF APPROVAL OF PLAN			
THIS CANCELS APPROVAL TO THE PREVIOUS PLANS SANCTIONED UNDER LETTER NO. CHE/ES/5570/T/337(NEW) DATED 13/05/2024			
APPROVED SUBJECT TO THE CONDITIONS MENTIONED IN THIS OFFICE LETTER NO. CHE/ES/5570/T/337(NEW)			
S.E.(B.P.)MH (1/c)		A.E.(B.P.)S & T	
FORM I.			
I. AREA STATEMENT			AS PER DCPR 2034 AREA IN SQ.MT
1.	AREA OF THE PLOT AS PER P.R.C.		5 15 . 4 0
	AREA OF THE PLOT AS CONVEYANCE		6 07 . 0 0
	AREA CONSIDERED FOR F.S.I.		6 07 . 0 0
	a) Area of Reservation in plot		N I L
	b) Area of Road Set Back		N I L
	c) Area of D.P. Road		N I L
2.	DEDUCTIONS FOR.		
(A)	For Reservation/Road Area		
	(i) Road setback area to be handed over (100%) (Regulation No.16)		N I L
	(ii) Proposed D.P. to be handed over (100%) (Regulation No.16)		- -
	(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)		N I L
(B)	For Amenity Area		
	(a) Area of amenity plot/plots to be handed over as per DCR 14(A)		N I L
	(B) Area of amenity plot/plots to be handed over as per DCR 14(B)		N I L
	(C) Area of amenity plot/plots to be handed over as per DCR 35 (abeyance)		N I L
(C)	Deductions for Existing Built up area to be retained if any/ Land component of Existing BUI/Existing BUIs as per regulation under which the development was allowed.		N I L
3.	TOTAL DEDUCTIONS:-[(2(A)+2(B))+2(C)] as and when applicable.]		N I L
4.	BALANCE AREA OF PLOT (1 minus 3)		6 07 . 0 0
5.	NOT 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)		0 1 . 0 0
7.	PERMISSIBLE BUILT UP AREA AS PER ZONAL (BASIC) FSI (5X6) (in case of mill land permissible built up area is 40% of 5X6)		6 07 . 0 0
8.	BUILT UP EQUAL TO AREA OF LAND HANDED OVER AS PER REGULATION 30(A) (i) As per 2(A)&2(B) except 2(A)(c)&(i) above with in cap of "Admissible TDR" as column 6 of Table - 12 on remaining/balance plot.		N I L
	(ii) In case of 2(A)(c), (i) permissible over and above permissible BUI on remaining/balance plot.		- -
9.	BUILT UP AREA IN LIEU OF COST OF CONSTRUCTION OF BUILT UP AMENITY TO BE HANDED OVER (WITHIN THE LIMIT OF PERMISSIBLE BUI 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.)		3 03 . 5 0
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.	EXISTING B.U.A. TO BE PROTECTED AS PER OCCUPATION PLAN U/NO. CE / 2767 / B.P.E.S. / AT DATE 01-09-1984 (615.22 - 607)=8.22		0 8 . 22
(a)	INCENTIVE FSI. 3370/(B)(13 NOS.X10 SQ.MT. PER MEMBER)		1 3 0 . 0 0
(b)	SET-BACK OVER & ABOVE AS PER NOTIFICATION 24/11/2021 (c) 1/3 TDR PERMISSIBLE - 607.00 x 0.75 = 454.00 = 130.00-8.22 = 286.68 (READY CLAIMED + GENERAL T.D.R = 201.70) NOW CLAIMED (SUM T.D.R = 84.98)		2 8 6 . 6 8
13.	PERMISSIBLE BUILT UP AREA (7+8+9+10+11+12)		1 33 .5 . 4 0
14.	PROPOSED BUILT UP AREA		1 32 .8 . 45
15.	TDR GENERATED IF ANY AS PER REGULATION 30 (A) AND 32		- -
16.	FUNGIBLE COMPENSATORY AREA AS PER REGULATION NO.31(3) a) i) Permissible Fungible Compensatory area for rehab component without charging premium(Res.)		2 04 . 64
	ii) Fungible Compensatory area for availed for Rehab Component without charging premium (Res.)		2 04 . 64
	b) i) Permissible Fungible Compensatory area by charging premium (comm.)		- - - -
	ii) Fungible Compensatory area availed on payment of premium (comm.)		- - - -
	c) i) Permissible Fungible Compensatory area by charging premium(Res)		2 62 . 75
	ii) Fungible Compensatory area availed on payment of premium(Res)		2 60 . 32
17.	TOTAL BUILT UP AREA PROPOSED INCLUDING FUNGIBLE COMPENSATORY AREA(13+15(a)&(ii)+15(b)(i))		1 79 .3 . 41
18.	FSI CONSUMED ON NET PLOT [14/4]		2 . 19
(II)	OTHER REQUIREMENTS		
(A)	RESERVATION/DESIGNATION		
a)	Name of Reservation		N I L
b)	Area of Reservation affecting the plot		N I L
c)	Area of Reservation land to be handed/handed over as per regulation No.17		N I L
d)	Built up area of Amenity to be handed over as per regulation No.17		N I L
(B)	Plot Area / Built up AMENITY TO BE HANDED OVER AS PER REGULATION NO		
(i)	14(A)		N I L
(ii)	14(B)		N I L
(iii)	15		- -
(C)	Requirement of Recreational Open Space In Layout/Plot as per Regulation No.27		- -
(D)	Tenement Statement		
(i)	Proposed Built up Area (13above)		1 32 .8 . 45
(ii)	Less deduction of Non-residential area (Shop etc)		- -
(iii)	Area available for tenements[(i) minus (ii)]		1 32 .8 . 45
(iv)	Tenement permissible (Density of tenement)/hectare)		6 0
(v)	Total No of Tenement Proposed on the plot		24
(E)	Parking Statement		
(i)	Parking Required by regulations for,-		
	Car		24
	Scooter/Motor cycle		- -
	Outsider (visitors)		- -
(ii)	Covered garage permissible		- -
(iii)	Covered garage proposed		- -
(iv)	50% Additional car parking as per DCPR 2034 / REG. 31 (1)(vi)		09
	Scooter/Motor cycle		- -
	Outsider (visitors)		- -
(v)	Total parking provided		33 . 00
(D)	Transport Vehicles Parking		
(i)	Space for Transport vehicles parking required by Regulations		- -
(ii)	Total No. of transport vehicles parking spaces provided		- -
SCALE		NAME & SIGN OF ARCHITECT	
AS SPECIFIED			
NORTH			



STAMP & DATE OF APPROVAL OF PLAN

THIS CANCELS APPROVAL TO THE PREVIOUS PLANS SANCTIONED UNDER LETTER NO. CHE/ES/5570/T/337(NEW) DATED 13/05/2024

APPROVED SUBJECT TO THE CONDITIONS MENTIONED IN THIS OFFICE LETTER NO. CHE/ES/5570/T/337(NEW)

E.E.(B.P.) E.S. - II

S.E.(B.P.) M-II (1/c)

A.E.(B.P.) S & T

CONTENTS OF SHEET

- 8TH FLOOR PLAN (REFUGE AREA)
- 13TH & 14TH FLR. PLAN
- TERRACE FLOOR PLAN
- LINE DIA. & AREA CAL. OF 1ST TO 13TH FLR.
- LINE DIA. & AREA CAL. OF 8TH FLR.
- LINE DIA. & AREA CAL. OF 14TH FLR.(PT)

NAME OF THE OWNER

SHIVCORP INFRA (OPC) PVT.LTD.
A-102, MOTIVIHAR, N.S. ROAD BEHIND
IDBI BANK, NEAR RAILWAY STATION,
MULUND (WEST) MUMBAI - 400080.

DESCRIPTION OF PROPOSAL

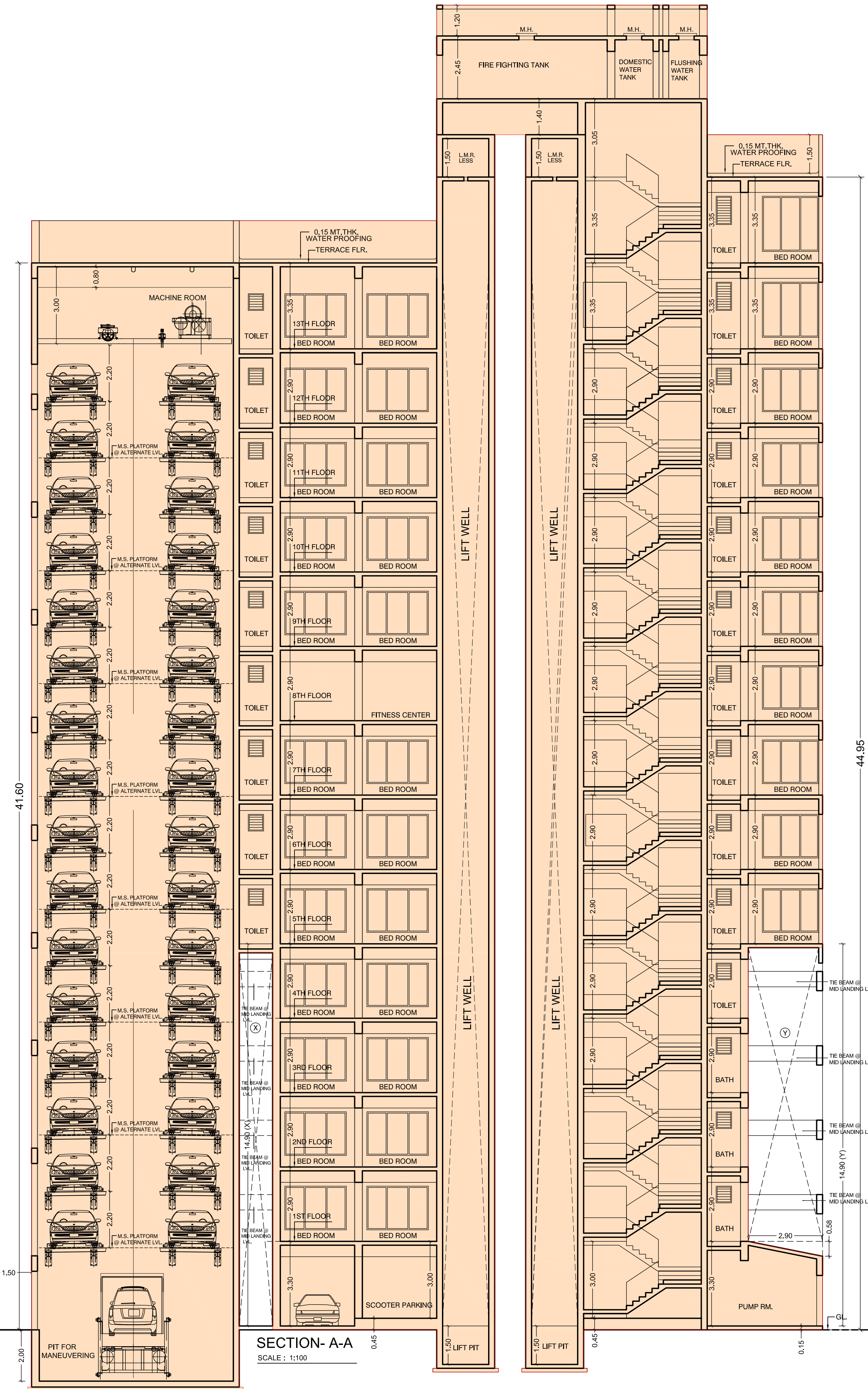
PROPOSED BUILDING ON PLOT BEARING
C.T.S. NO. 434 OF VILLAGE MULUND (E)
AT V.B.PHADKE MARG

NAME & SIGN OF ARCHITECT

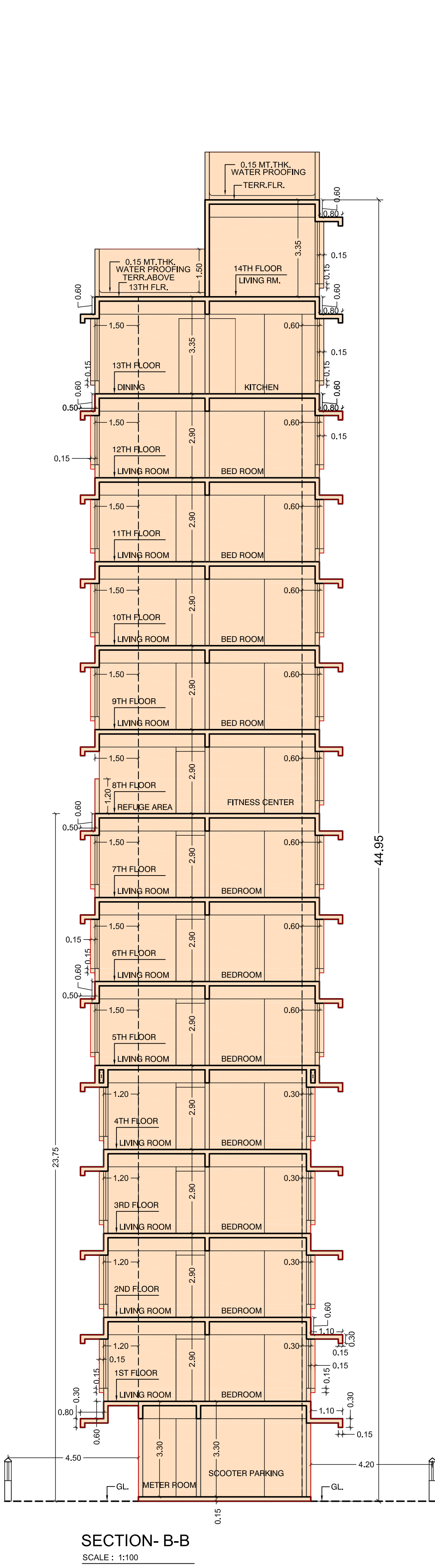
R. P. ASUNDARIA
ARCHITECT

236,2ND FLOOR, AVTOR,
NIRMAL GALAXY, NEAR DEEP MANDIR
CHENNAI, U.S.S.MARG MULUND (W)
MUMBAI - 400080

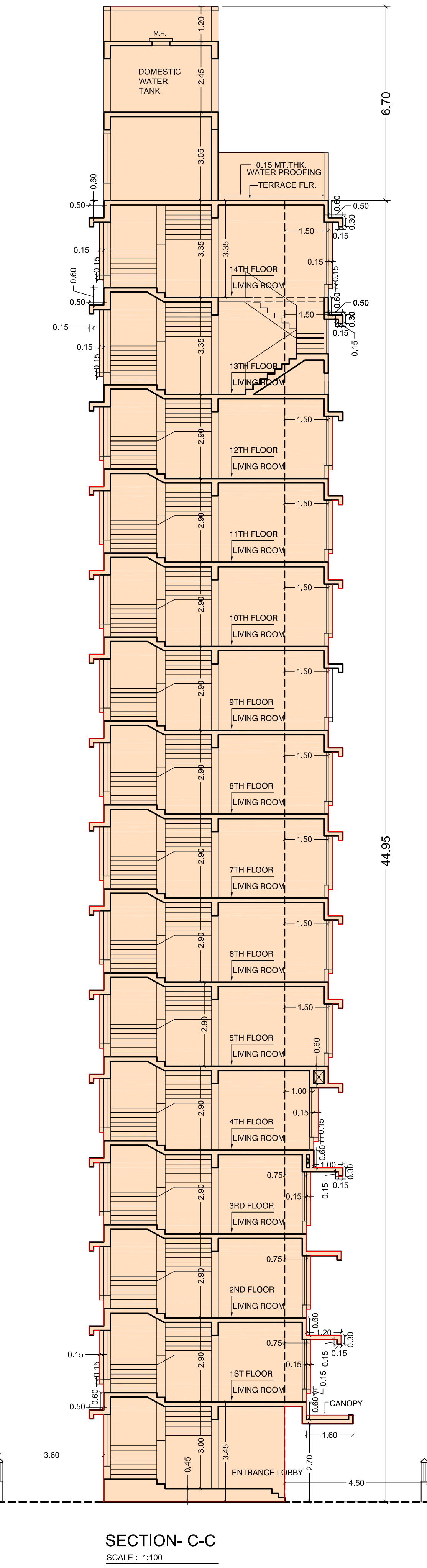
SHEET : 2 / 3



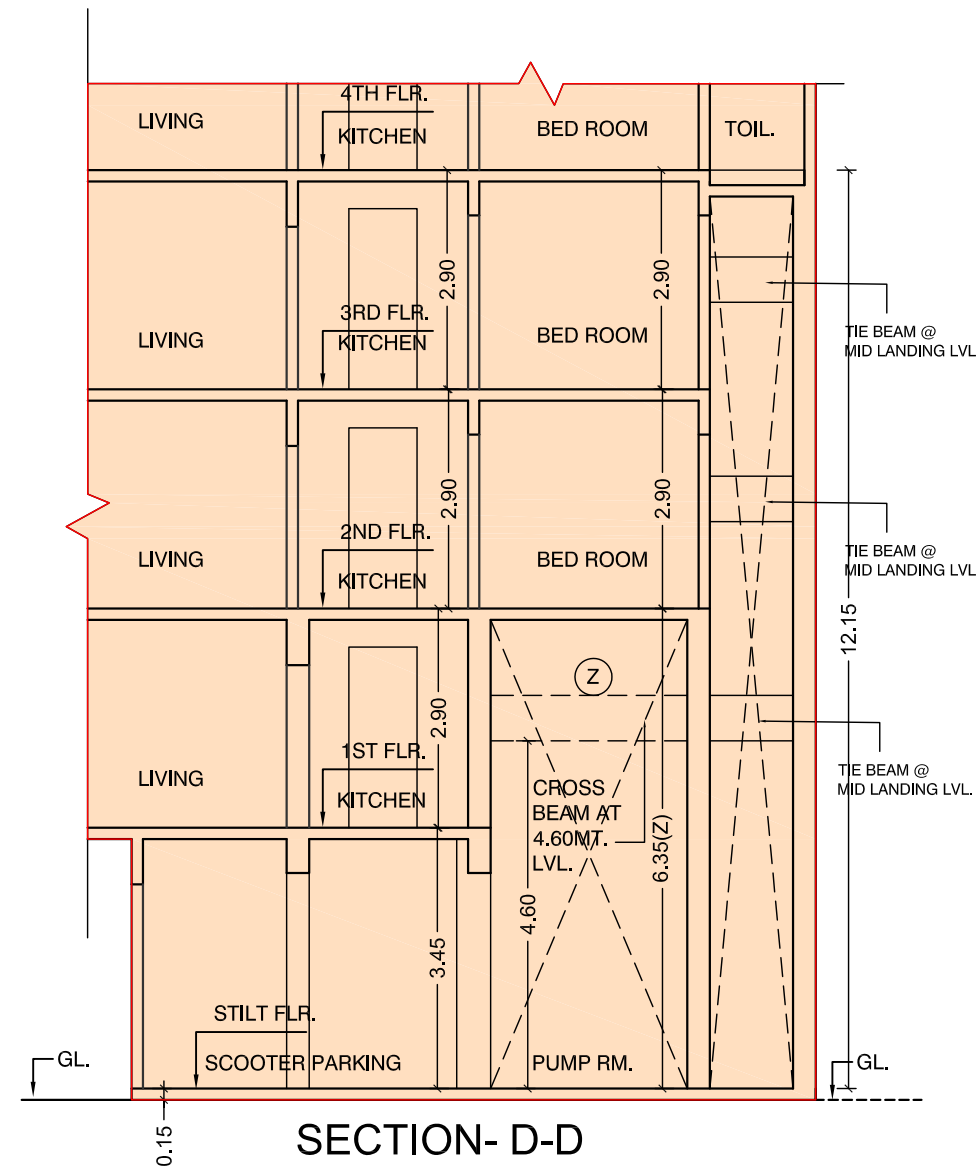
SECTION-A-A
SCALE : 1:100



SECTION-B-B
SCALE : 1:100



SECTION-C-C
SCALE : 1:100



SECTION-D-D
SCALE : 1:100

CONSTRUCTION AREA	
FLOOR	GROSS BUILT UP AREA
STILT	131.73
1ST FLR.	141.03
2ND FLR.	152.03
3RD FLR.	152.03
4TH FLR.	158.04
5TH FLR.	182.33
6TH FLR.	182.33
7TH FLR.	182.33
8TH FLR.	110.59
9TH FLR.	182.33
10TH FLR.	182.33
11TH FLR.	182.33
12TH FLR.	182.33
13TH FLR.	184.20
14TH FLR.	124.48
FITNESS CENTER	35.93
SOCIETY OFFICE	15.45
REFUGE AREA	36.17
TERRACE O.H. WATER TANK	41.61
PARKING TOWER	68.69
TOTAL	2628.29

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E.E.(B.P.) E.S. - II

S.E.(B.P.) M-II (i/c)

A.E.(B.P.) S & T

CONTENTS OF SHEET

*SECTION A-A, B-B, C-C, D-D

NAME OF THE OWNER

SHIVCORP INFRA (OPC) PVT.LTD.
A-102, MOTIVIHAR, N.S. ROAD BEHIND
IDBI BANK, NEAR RAILWAY STATION,
MULUND (WEST) MUMBAI - 400080.

DESCRIPTION OF PROPOSAL

PROPOSED BUILDING ON PLOT BEARING C.T.S. NO.
434 OF VILLAGE MULUND (E) AT V.B.PHADKE MARG

NAME & SIGN OF ARCHITECT

R. P. ASUNDARIA
ARCHITECT

236,2ND FLOOR, AVIOL,
NIRMAL GALAXY, NEAR DEEP MANDIR
CINEMA L.B.S.MARG,MULUND (W)
MUMBAI - 400080