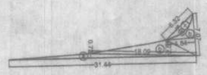


SECTION THRU. COMPOUND WALL

SECTION OF WATER STORAGE TANK

PLOT AREA DIAGRAM

SCALE 1:500



SETBACK AREA DIAGRAM

SCALE 1:500

PERMISSIBLE BUA		PERMISSIBLE FCFSI (35%)	TOTAL
RESIDENTIAL / COMMERCIAL	5881.57	2058.54	7940.11
PROPOSED BUA		**PROPOSED FCFSI**	**TOTAL**
RESIDENTIAL	5436.31	949.07	6385.38
COMMERCIAL	445.26	155.68	600.94
TOTAL	5881.57	1104.75	6986.32

PLOT AREA CALCULATION

1	0.50	X	19.40	X	3.38	X 1 NO	=	32.77 SQ.MT.
2	0.50	X	22.70	X	6.55	X 1 NO	=	74.34 SQ.MT.
3	0.50	X	22.70	X	3.32	X 1 NO	=	37.68 SQ.MT.
4	0.50	X	20.52	X	10.06	X 1 NO	=	103.22 SQ.MT.
5	0.50	X	22.25	X	8.04	X 1 NO	=	89.45 SQ.MT.
6	0.50	X	22.25	X	13.65	X 1 NO	=	151.86 SQ.MT.
7	0.50	X	18.75	X	9.45	X 1 NO	=	88.59 SQ.MT.
8	0.50	X	19.90	X	2.99	X 1 NO	=	29.75 SQ.MT.
9	0.50	X	18.65	X	4.28	X 3.15	=	39.91 SQ.MT.
10	0.50	X	19.90	X	13.02	X 1 NO	=	129.54 SQ.MT.
TOTAL BUILT UP AREA							=	777.11 SQ.MT. — X

SETBACK AREA CALCULATION

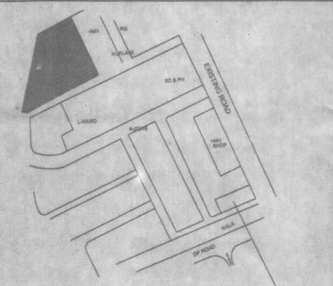
a	0.50	X	31.44	X	0.73	X 1 NO	=	11.48 SQ.MT.
b	0.50	X	18.09	X	2.51	X 1 NO	=	22.70 SQ.MT.
c	0.50	X	7.07	X	4.84	X 1 NO	=	17.11 SQ.MT.
DEDUCTION								
x	2/3	X	6.32	X	1.09	X 1 NO	=	4.59 SQ.MT.
SETBACK AREA							=	46.70 SQ.MT. — Y

NET PLOT AREA

NET PLOTAREA (X-Y)	=	730.41 SQ.MT.

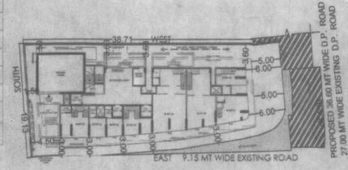
BUILT UP AREA SUMMARY

FLOOR	RESIDENTIAL B.U.A	COMMERCIAL B.U.A	AMENITIES AREA S.OFFICE	AMENITIES AREA REFUGE AREA	STAIRCASE AREA	GROSS BUILT UP AREA	NO.OF FLATS
GROUND	---	225.12 sqmt.			43.27 sqmt.	268.39 sqmt.	8 Nos.
1ST FLR.	---	375.82 sqmt.			48.49 sqmt.	424.31 sq.mt.	
2ND FLR.	365.13 sqmt.				45.30 sqmt.	410.43 sq.mt.	7 Nos.
3RD FLR.	365.13 sqmt.				45.30 sqmt.	410.43 sq.mt.	7 Nos.
4TH FLR.	365.13 sqmt.				45.30 sqmt.	410.43 sq.mt.	7 Nos.
5TH FLR.	365.13 sqmt.				45.30 sqmt.	410.43 sq.mt.	7 Nos.
6TH FLR.	365.13 sqmt.				45.30 sqmt.	410.43 sq.mt.	7 Nos.
7TH FLR.	365.13 sqmt.				45.30 sqmt.	410.43 sq.mt.	7 Nos.
8TH FLR.	261.38 sqmt.			103.75 sqmt.	45.30 sqmt.	410.43 sq.mt.	5 Nos.
9TH FLR.	365.13 sqmt.				45.30 sqmt.	410.43 sq.mt.	7 Nos.
10TH FLR.	365.13 sqmt.				45.30 sqmt.	410.43 sq.mt.	7 Nos.
11TH FLR.	365.13 sqmt.				45.30 sqmt.	410.43 sq.mt.	7 Nos.
12TH FLR.	365.13 sqmt.				45.30 sqmt.	410.43 sq.mt.	7 Nos.
13TH FLR.	365.13 sqmt.				45.30 sqmt.	410.43 sq.mt.	7 Nos.
14TH FLR.	365.13 sqmt.				45.30 sqmt.	410.43 sq.mt.	7 Nos.
15TH FLR.	281.92 sqmt.		14.21 sq.mt.	69.00 sqmt.	45.30 sqmt.	410.43 sq.mt.	6 Nos.
16TH FLR.	365.13 sqmt.				45.30 sqmt.	410.43 sq.mt.	7 Nos.
17TH FLR.	365.13 sqmt.				45.30 sqmt.	410.43 sq.mt.	7 Nos.
18TH FLR.	365.13 sqmt.				45.30 sqmt.	410.43 sq.mt.	7 Nos.
19TH FLR.	365.13 sqmt.				45.30 sqmt.	410.43 sq.mt.	7 Nos.
TOTAL	6385.38 sqmt.	600.94 sq.mt.	14.21 sq.mt.	172.75 sq.mt.	907.16 sq.mt.	8080.44 sq.mt.	131 Nos.
TOTAL	6986.32 sqmt.		14.21 sq.mt.	172.75 sq.mt.	907.16 sq.mt.	8080.44 sq.mt.	131 Nos.



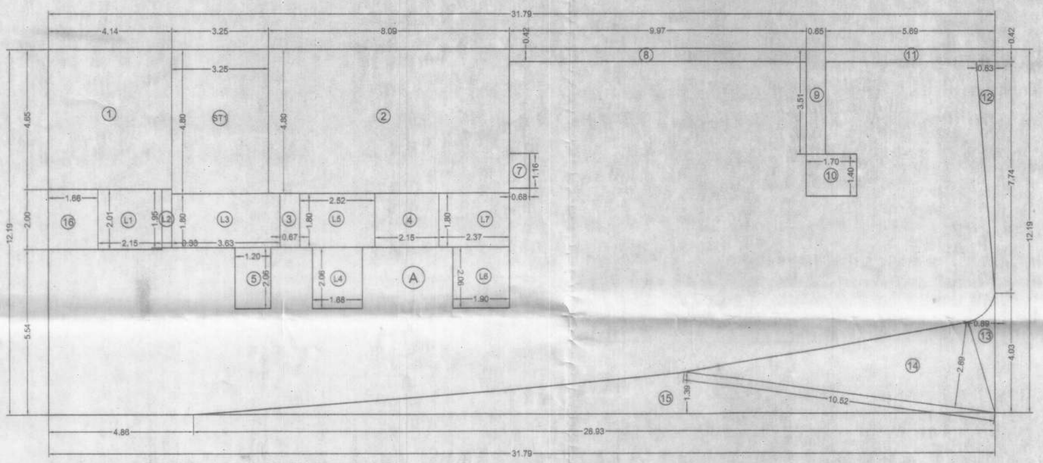
LOCATION PLAN

SCALE 1:4000



BLOCK PLAN

SCALE - 1:500



AREA DIAGRAM OF GROUND FLOOR

SCALE 1:100

PARKING AREA STATEMENT

CONSIDERING RERA CARPET AREA	NO.OF PARK. REQ. BY RULE	NO.OF FLAT PROPO.	NO.OF PARK. REQ.
BELOW 45.00 SQMT.	1PARKING FOR 8 FLATS	55	06.88
45.00 SQMT. TO 60.00 SQMT.	1PARKING FOR 4 FLATS	67	16.75
60.00 SQMT. TO 90.00 SQMT.	1PARKING FOR 2 FLATS	1	00.50
ABOVE 90.00 SQMT.	1 PARKING FOR 1 FLATS	0	0000
TOTAL	---	123	24.13
10% VISITORS 24.13 X 10% = 2.41 NOS.			02.41
TOTAL NO.OF PARKING REQUIRED RESIDENTIAL			26.54
	say		27.00 nos. — ①
SHOP = 600.94 SQMT.	(AS PER REG. 44 TABLE 21 (10) -1 PARKING FOR EVERY 50 SQ.MT. OF TOTAL FLOOR AREA FOR SHOPS EACH OVER 20 sq.m AREA (600.94 SQMT. / 50)		12.01 n os.
10% VISITORS PARKING (12.13 X 10% = 1.21 BUT MIN 2 NOS.)			02.00
	TOTAL		14.13
	SAY		14.00 nos. — ②
TOTAL PARKING REQUIRED (RESIDENTIAL + NON RESIDENTIAL) (① + ②)			41.00 nos. — ③
ADDITIONAL 50% PARKING (41.00 X 50 %) DCPR 31(1) VI = 20.50			20.50 nos.
TOTAL PARKING PERMISSIBLE			61.50 nos. — ④
TOTAL PROPOSED RESIDENTIAL + COMMERCIAL (SHOP)			63.00 nos.
BIG CAR PARKING 32 NOS.	SMALL CAR PARKING 31 NOS.		

BUILT UP AREA CALCULATION

GROUND FLOOR								
A	31.79	X	12.19	X	1 NO	=	387.52 SQ.MT	
TOTAL ADDITION						=	387.52 SQ.MT	X
DEDUCTIONS								
1	4.14	X	4.65	X	1 NO	=	19.25 SQ.MT	
2	8.09	X	4.80	X	1 NO	=	38.83 SQ.MT	
3	0.67	X	1.80	X	1 NO	=	1.21 SQ.MT	
4	2.15	X	1.80	X	1 NO	=	3.87 SQ.MT	
5	1.20	X	2.06	X	1 NO	=	2.47 SQ.MT	
7	0.68	X	1.16	X	1 NO	=	0.79 SQ.MT	
8	9.97	X	0.42	X	1 NO	=	4.19 SQ.MT	
9	0.65	X	3.51	X	1 NO	=	2.28 SQ.MT	
10	1.70	X	1.40	X	1 NO	=	2.38 SQ.MT	
11	5.69	X	0.42	X	1 NO	=	2.39 SQ.MT	
12	0.5	X	7.74	X	0.63	=	2.44 SQ.MT	
13	0.5	X	4.03	X	0.89	=	1.79 SQ.MT	
14	0.5	X	10.52	X	2.89	=	15.20 SQ.MT	
15	0.5	X	28.93	X	1.39	=	18.72 SQ.MT	
16	1.66	X	2.00	X	1 NO	=	3.32 SQ.MT	
TOTAL DEDUCTION						=	119.13 SQ.MT	Y1
TOTAL BUILT UP AREA [X - Y1]						=	268.39 SQ.MT	X1
LIFT & STAIRCASE AREA CALCULATION								
ST1	3.25	X	4.80	X	1 NO	=	15.60 SQ.MT	
L1	2.15	X	2.01	X	1 NO	=	4.32 SQ.MT	
L2	0.33	X	1.95	X	1 NO	=	0.64 SQ.MT	
L3	3.63	X	1.80	X	1 NO	=	6.53 SQ.MT	
L4	1.68	X	2.06	X	1 NO	=	3.46 SQ.MT	
L5	2.52	X	1.80	X	1 NO	=	4.54 SQ.MT	
L6	1.90	X	2.06	X	1 NO	=	3.91 SQ.MT	
L7	2.37	X	1.80	X	1 NO	=	4.27 SQ.MT	
TOTAL LIFT & STAIRCASE AREA PER FLOOR						=	43.27 SQ.MT	Y2
NET BUILT UP AREA [X1 - Y2]						=	225.12 SQ.MT	

NOTE:
1) ALL DIMENSIONS ARE IN METERS.
2) SCALE USE
a) FLOOR PLAN 1:100
b) BLOCK PLAN 1:500
c) LOCATION PLAN 1:4000
3) THE PLANS ARE PROPOSED AS PER PROVISION OF DCPR 2034 THE PREVAILING REGULATION AND CIRCULARS ISSUED BY MCGM AND MHADA TIME TO TIME.
4) GUIDELINES ISSUED IN SOCR FOLLOWED.
5) THE ARITHMATIC CALCULATIONS CHECKED BY ME AND ARE FOUND CORRECT.

STAMP OF APPROVAL 1/5

This cancels Approval to the previous Plans Sanctioned under no. MHADA-22/293/2023 dated 04/12/2023

Approved subject to conditions mentioned in this office Letter No. Mhada-22/293/2024

Date 28 MAY 2024

Ex. Eng. Bldg. Permission Cell Greater Mumbai (E.S.) Maharashtra Housing & Area Development Authority

PROFORMA-A

Sr.No.	DESCRIPTION		area in sqm.
1.		Area of plot As per Demarcation	777.11
2.		Deductions for	
	a.	Road set-back Area	46.70
	b.		-
	c.		-
	d.	------% amenity space as per DCR 56/57 (Sub-plot ------)	-
	e.	TOTAL	46.70
3.		Balance area of plot (1-2)	730.41
4.		Deduction for 15% Recreation Ground/10% Amenity space (If deduction for Ind)	
5.		Net Area of plot	730.41
6.		Additions for Floor Space Index	
		2(a) 100% for D.P.Road /Set-back	46.70
		2(b) 33% as per DCR 32	
		2(c) % as per DCR 33	
		2(d) other	
7.		Total Area (5 + 6)	777.11
8.		Floor Space Index Permissible	3.00
9.		Permissible built-up area (Plot Area x 3.00) 777.11 x 3 = (Pro-rata = 2504.80 sq.mt.) (VP/A Quota = 1045.44 sq.mt.)	2331.33 2504.80 1045.44
		Total Permissible B.U.A	5881.57
10.		Proposed built-up area	5881.57
11.		Excess balcony area taken in FSI	
12.		Purely Residential built-up area	5436.31
13.		Remaining Non residential built-up area	445.26
14.		Total built-up area proposed	5881.57
15.		F.S.I Consumedon Net Holding = 15/3	
B.		Details of FSI available as per reg. no.31(3) of DCPR 2034	
1.		Fungible built-up area component proposed vide reg.no.31(3) of dcpr 2034 for purely residential (charging premium area)	479.51
1A.		Fungible built-up area component proposed vide reg.no.31(3) of dcpr 2034 for purely residential (without premium area existing bua x0.35)	469.56
2.		Fungible built-up area component proposed vide reg.no.31(3) of dcpr 2034 for Non residential i.e <	155.68
3.		Total Fungible built-up area vide reg.no.31(3) of dcpr 2034 (B1+B1A+B2)	1104.75
4.		Total gross built-up area proposed (15+B3)	6986.32
C.		Tenements Statement	
	i)	Proposed area (Item a, 12 above)	6986.32
	ii)	Less Deduction Of Non Residential area (shop etc.)	600.94
	iii)	Area Available for Tenement (i) Minus (ii)	6385.38
	iv)	Tenement Permissible	267
	v)	Tenement Proposed	
	vi)	Tenement Existing	
	vii)	Total Tenement Proposed	123
D.		Parking Statement	
	i	Total Parking required by regulation	As per statement
	ii	Total no. of parking spaces provided	As per statement

FORM II (PROFORMA B)

CONTENTS OF SHEET :

GROUND & 1ST FLOOR PLAN, PLOT AREA DIAGRAM & CALCULATION
BLOCK & LOCATION PLAN , PARKING & BUILT UP AREA STATEMENT

DESCRIPTION OF PROPOSAL AND PROPERTY

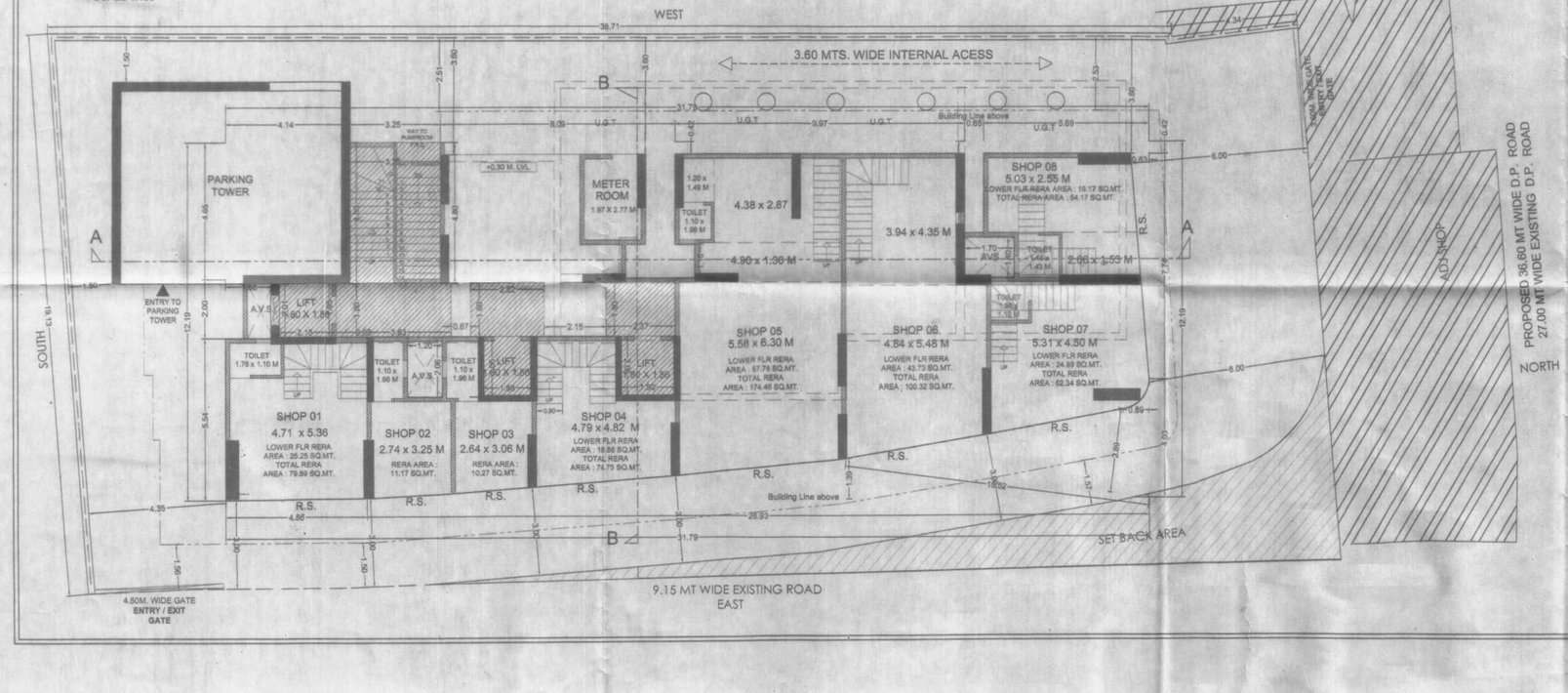
PROPOSED DEVELOPMENT OF BLDG.NO.76, KNOW AS ANAND CHS LTD, PLOT BEARING C.T.S. NO 12 (pt)) OF VILLAG KURLA III, KURLA (E) MUMBAI - 400 024.

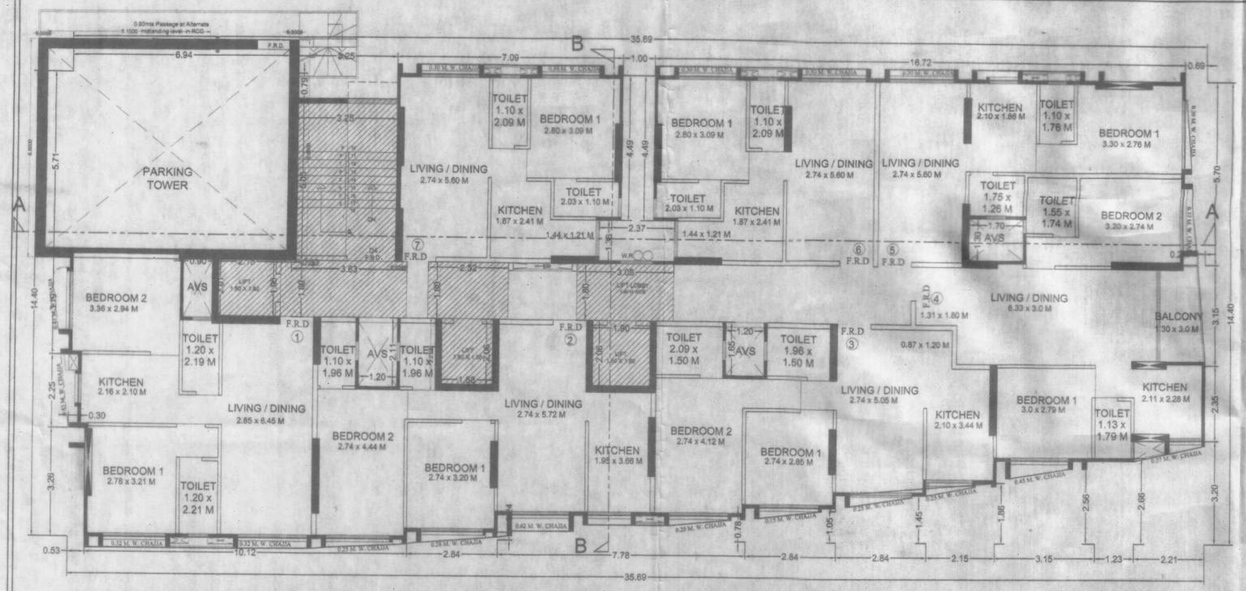
CERTIFICATE OF AREA

CERTIFIED THAT I HAVE SURVEYED THE PLOT UNDER REFERENCE ON AND THAT THE DIMENSIONS OF THE SIDES ETC. OF THE PLOT STATED ON THE PLAN ARE AS MEASURED ON SITE AND AREA SO WORKED OUT IS 777.11 SQUARE METERS (SEVEN HUNDRED NINTY POINT EIGHTY TWO ONLY), AND TALLIES WITH THE AREA STATED IN THE DOCUMENT OF OWNERSHIP / M.H.A.D.A. RECORDS.

Ar. Mandar C. Katalkar
CA/2005/37066

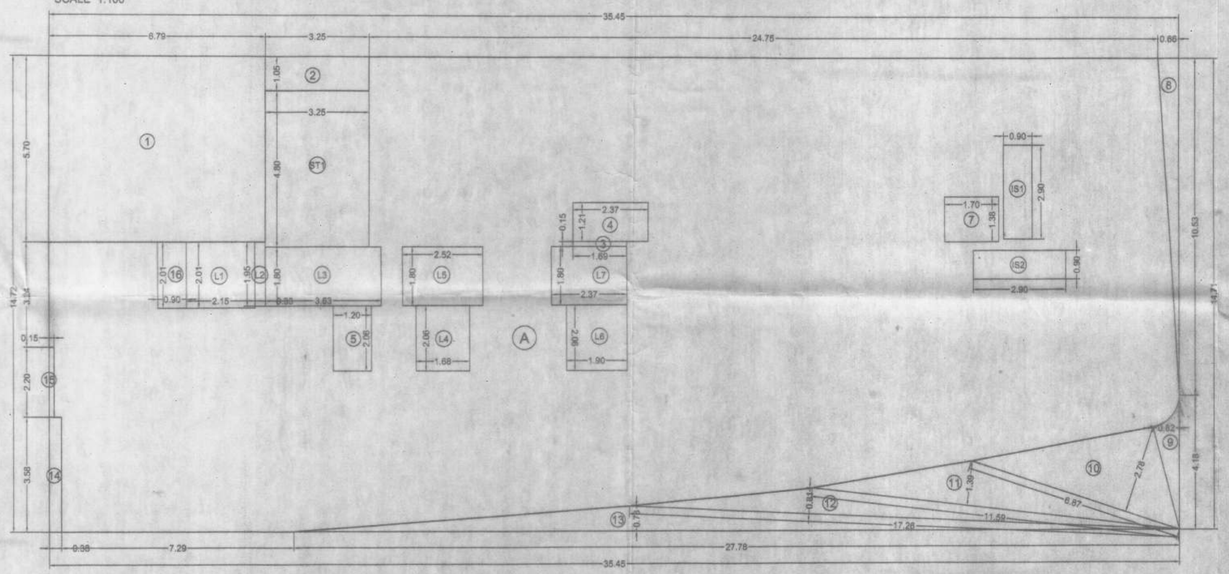
NAME AND SIGN. OF OWNER	NAME AND ADDRESS OF ARCHITECT
M/S. STAR RISE — For Star Rise — Partner — SIGNATURE	Ar. Mandar C. Katalkar CA/2005/37066
DRAWING TITLE: APPROVAL PLAN	1103, A WING, 11TH FLOOR, SHRAMIK CHSL, GADHAV NAKA, OPP SHIVSENA SHAKHA, BHANDUP WEST, MUMBAI 400 078.
DRWG NO: 1/5	
NORTH — SCALE: AS STATED — DATE: 26.03.2024	
DRAWN: FAHEEM — CHECKED: MANDAR	





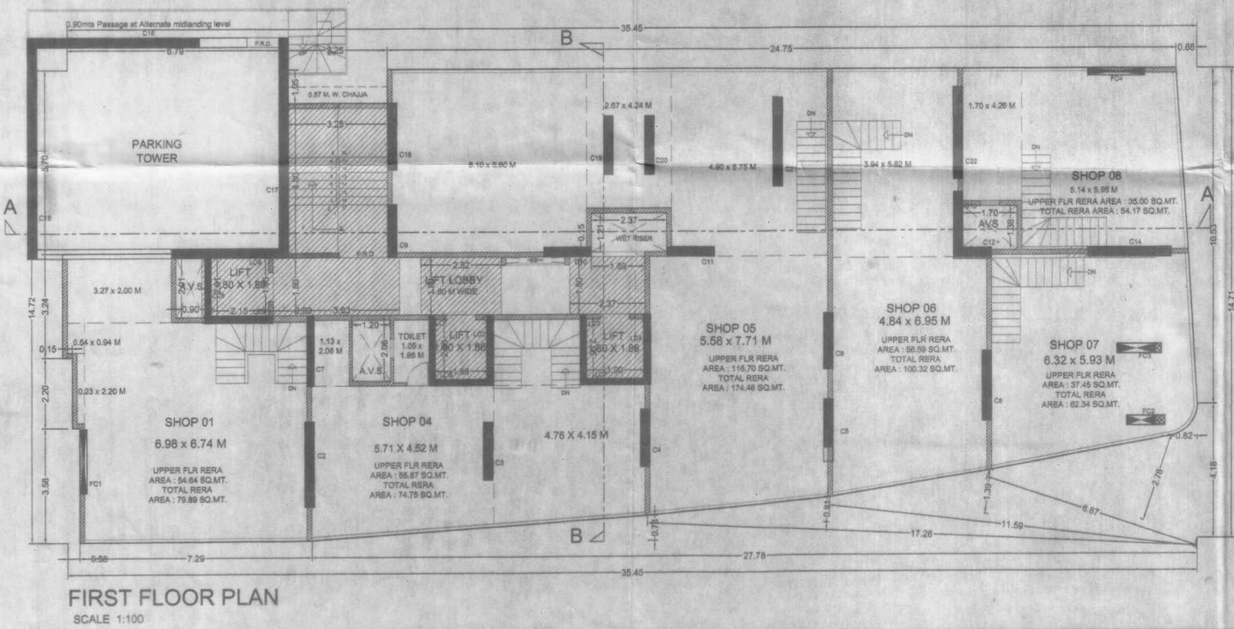
2ND TO 7TH & 9TH TO 14TH & 16TH TO 19TH FL.
(TYPICAL FLOOR PLAN)

SCALE 1:100



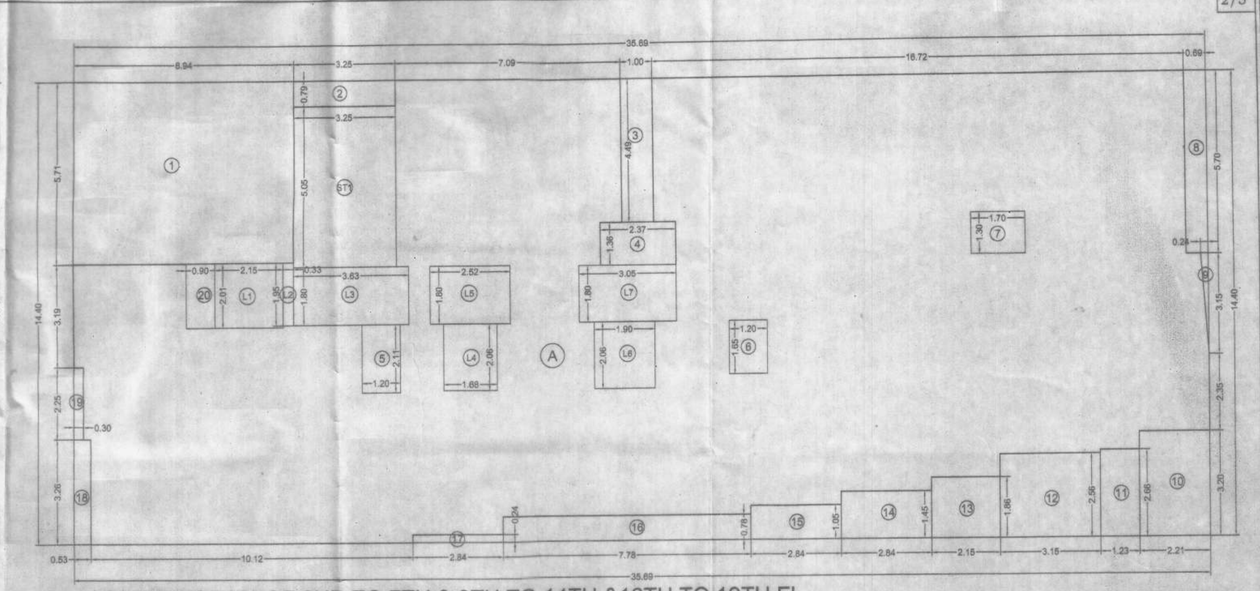
AREA DIAGRAM OF 1ST FL.

SCALE 1:100



FIRST FLOOR PLAN

SCALE 1:100



AREA DIAGRAM OF 2ND TO 7TH & 9TH TO 14TH &16TH TO 19TH FL.

SCALE 1:100

BUILT UP AREA CALCULATION

TYPICAL FLOOR 2ND TO 7TH & 9TH TO 14TH &16TH TO 20TH FL.								
A	35.89	X	14.40	X	1 NO	=	513.94	SQ.MT.
					TOTAL ADDITION	=	513.94	SQ.MT. X

DEDUCTIONS

1	6.94	X	5.71	X	1 NO	=	39.63	SQ.MT.
2	3.25	X	0.79	X	1 NO	=	2.57	SQ.MT.
3	1.00	X	4.49	X	1 NO	=	4.49	SQ.MT.
4	2.37	X	1.36	X	1 NO	=	3.22	SQ.MT.
5	1.20	X	2.11	X	1 NO	=	2.53	SQ.MT.
6	1.20	X	1.65	X	1 NO	=	1.98	SQ.MT.
7	1.70	X	1.30	X	1 NO	=	2.21	SQ.MT.
8	0.69	X	5.70	X	1 NO	=	3.93	SQ.MT.
9	0.5	X	0.24	X	3.15	=	0.37	SQ.MT.
10	2.21	X	3.20	X	1 NO	=	7.07	SQ.MT.
11	1.23	X	2.66	X	1 NO	=	3.27	SQ.MT.
12	3.15	X	2.56	X	1 NO	=	8.06	SQ.MT.
13	2.15	X	1.86	X	1 NO	=	4.00	SQ.MT.
14	2.84	X	1.45	X	1 NO	=	4.12	SQ.MT.
15	2.84	X	1.05	X	1 NO	=	2.98	SQ.MT.
16	7.78	X	0.78	X	1 NO	=	8.17	SQ.MT.
17	2.84	X	0.24	X	1 NO	=	0.68	SQ.MT.
18	0.53	X	3.26	X	1 NO	=	1.73	SQ.MT.
19	0.30	X	2.25	X	1 NO	=	0.68	SQ.MT.
20	0.90	X	2.01	X	1 NO	=	1.81	SQ.MT.
					TOTAL DEDUCTION	=	103.51	SQ.MT. Y1
TOTAL BUILT UP AREA [X - Y1]						=	410.43	SQ.MT. X1

LIFT & STAIRCASE AREA CALCULATION

ST1	3.25	X	5.05	X	1 NO	=	16.41	SQ.MT.
L1	2.15	X	2.01	X	1 NO	=	4.32	SQ.MT.
L2	0.33	X	1.95	X	1 NO	=	0.64	SQ.MT.
L3	3.63	X	1.80	X	1 NO	=	6.53	SQ.MT.
L4	1.68	X	2.06	X	1 NO	=	3.46	SQ.MT.
L5	2.52	X	1.80	X	1 NO	=	4.54	SQ.MT.
L6	1.90	X	2.06	X	1 NO	=	3.91	SQ.MT.
L7	3.05	X	1.80	X	1 NO	=	5.49	SQ.MT.
TOTAL LIFT & STAIRCASE AREA PER FLOOR						=	45.30	SQ.MT. Y2
NET BUILT UP AREA [X1 - Y2]						=	365.13	SQ.MT.

BUILT UP AREA CALCULATION

1ST FLOOR								
A	35.45	X	14.71	X	1 NO	=	521.47	SQ.MT.
					TOTAL ADDITION	=	521.47	SQ.MT. X

DEDUCTIONS

1	6.79	X	5.70	X	1 NO	=	38.70	SQ.MT.
2	3.25	X	1.05	X	1 NO	=	3.41	SQ.MT.
3	1.69	X	0.15	X	1 NO	=	0.25	SQ.MT.
4	2.37	X	1.21	X	1 NO	=	2.87	SQ.MT.
5	1.20	X	2.06	X	1 NO	=	2.47	SQ.MT.
7	1.70	X	1.38	X	1 NO	=	2.35	SQ.MT.
8	0.5	X	10.53	X	0.66	=	3.47	SQ.MT.
9	0.5	X	4.18	X	0.82	=	1.71	SQ.MT.
10	0.5	X	6.87	X	2.78	=	9.55	SQ.MT.
11	0.5	X	11.59	X	1.39	=	8.06	SQ.MT.
12	0.5	X	17.26	X	0.81	=	6.99	SQ.MT.
13	0.5	X	35.45	X	0.78	=	13.83	SQ.MT.
14	0.36	X	3.56	X	1 NO	=	1.36	SQ.MT.
15	0.15	X	2.20	X	1 NO	=	0.33	SQ.MT.
16	0.90	X	2.01	X	1 NO	=	1.81	SQ.MT.
					TOTAL DEDUCTION	=	97.16	SQ.MT. Y1
TOTAL BUILT UP AREA [X - Y1]						=	424.31	SQ.MT. X1

LIFT & STAIRCASE AREA CALCULATION

ST1	3.25	X	4.80	X	1 NO	=	15.60	SQ.MT.
L1	2.15	X	2.01	X	1 NO	=	4.32	SQ.MT.
L2	0.33	X	1.95	X	1 NO	=	0.64	SQ.MT.
L3	3.63	X	1.80	X	1 NO	=	6.53	SQ.MT.
L4	1.68	X	2.06	X	1 NO	=	3.46	SQ.MT.
L5	2.52	X	1.80	X	1 NO	=	4.54	SQ.MT.
L6	1.90	X	2.06	X	1 NO	=	3.91	SQ.MT.
L7	2.37	X	1.80	X	1 NO	=	4.27	SQ.MT.
TOTAL LIFT & STAIRCASE AREA PER FLOOR						=	43.27	SQ.MT.
IS1	0.90	X	2.90	X	1 NO	=	2.61	SQ.MT.
IS2	2.90	X	0.90	X	1 NO	=	2.61	SQ.MT.
INTERNAL STAIRCASE AREA SOP NO. 7 & 8						=	5.22	SQ.MT. Y2
NET BUILT UP AREA [X1 - Y2]						=	375.82	SQ.MT.

NOTE:
1) ALL DIMENSIONS ARE IN METERS.
2) SCALE USE
a) FLOOR PLAN 1:100
b) BLOCK PLAN 1:500
c) LOCATION PLAN 1:4000
3) THE PLANS ARE PROPOSED AS PER PROVISION OF DCPR 2034 THE PREVAILING REGULATION AND CIRCULARS ISSUED BY MCGM AND MHADA TIME TO TIME.
4) GUIDELINES ISSUED IN EODB FOLLOWED.
5) THE ARITHMATIC CALCULATIONS CHECKED BY ME AND ARE FOUND CORRECT.

FORM II (PROFORMA B)

CONTENTS OF SHEET :

TYPICAL PLAN
AREA CALCULATION

DESCRIPTION OF PROPOSAL AND PROPERTY

PROPOSED DEVELOPMENT OF BLDG.NO.76, KNOW AS ANAND CHS LTD,
PLOT BEARING C.T.S. NO 12 (pt)) OF VILLAG KURLA III, KURLA (E) MUMBAI - 400 024.

STAMP OF APPROVAL

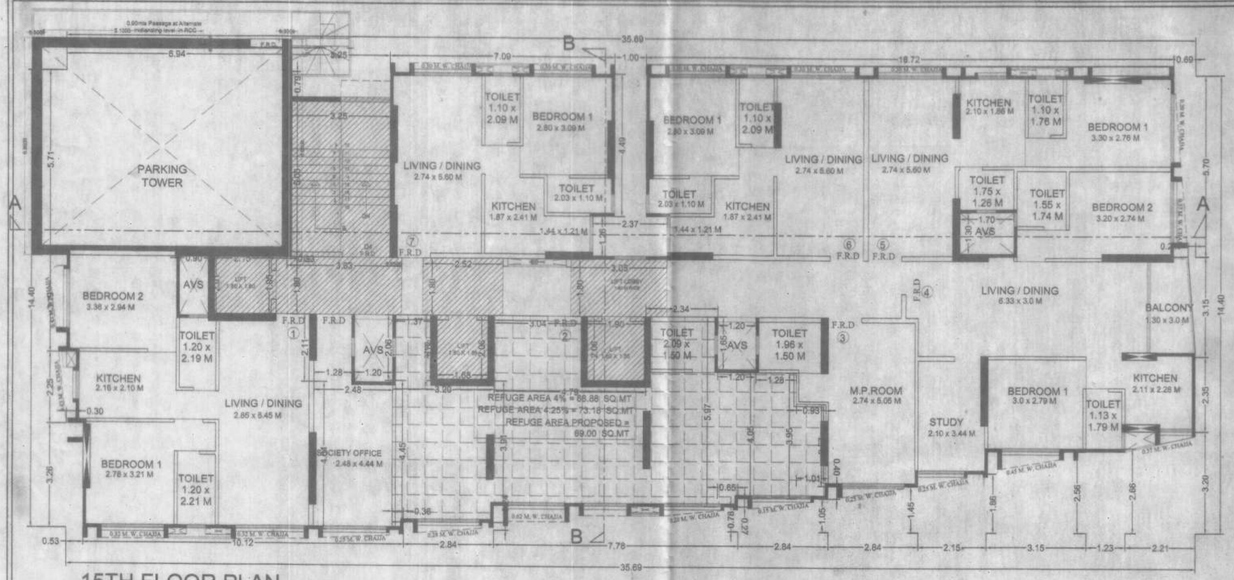
This cancels Approval to the previous Plans Sanctioned under no. MHADA-22/293/2023 dated 4/12/2023

Approved subject to conditions mentioned in this office Letter No. Mhada-22/293/2024
Date 28 MAY 2024
Ex. Eng. Bldg. Permission Cell/Greater Mumbai (E.S.)
Maharashtra Housing & Area Development Authority

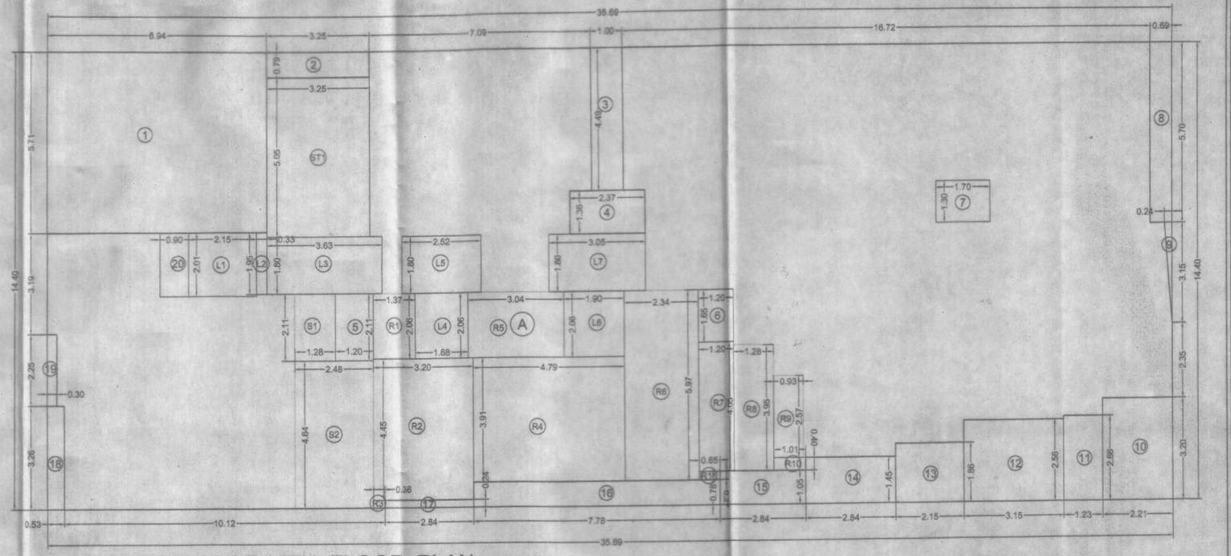
NAME AND SIGN. OF OWNER :
M/S. STAR RISE
For Star Rise
Partner SIGNATURE

NAME AND ADDRESS OF ARCHITECT
Ar. Mandar C. Katalkar
CA/2005/37066
1103, A WING, 11TH FLOOR, SHRAMIK CHSL, GADHAV NAKA, OPP SHIVSENA SHAKHA, BHANDUP WEST, MUMBAI 400 078.

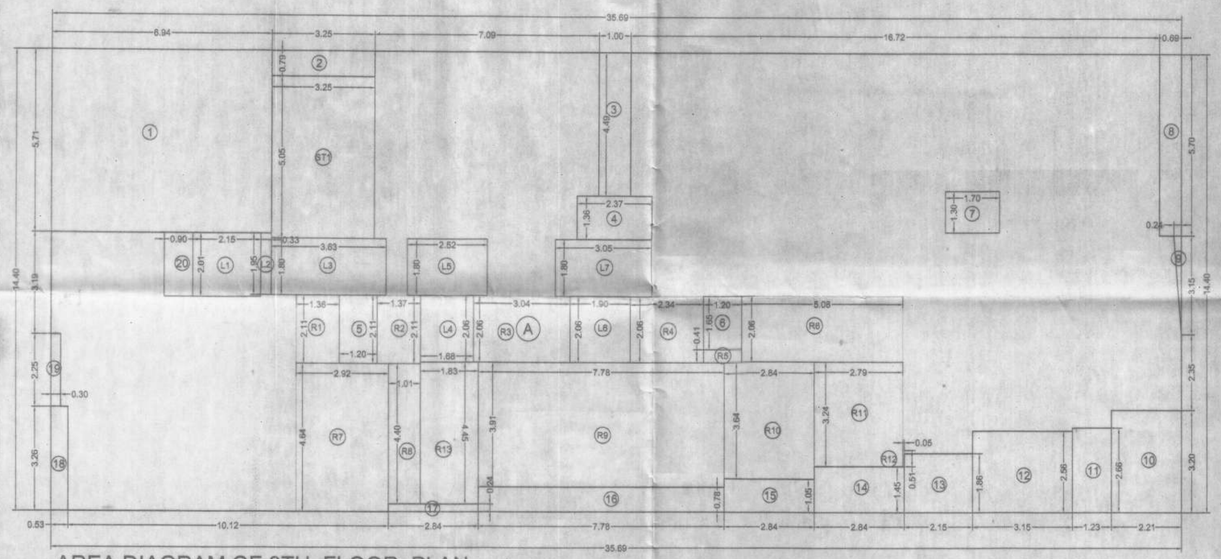
DRAWING TITLE:	APPROVAL PLAN	
DRWG NO:	2/5	
NORTH	SCALE	DATE
	AS STATED	26.03.2024
	DRAWN	CHECKED
	FAHEEM	MANDAR



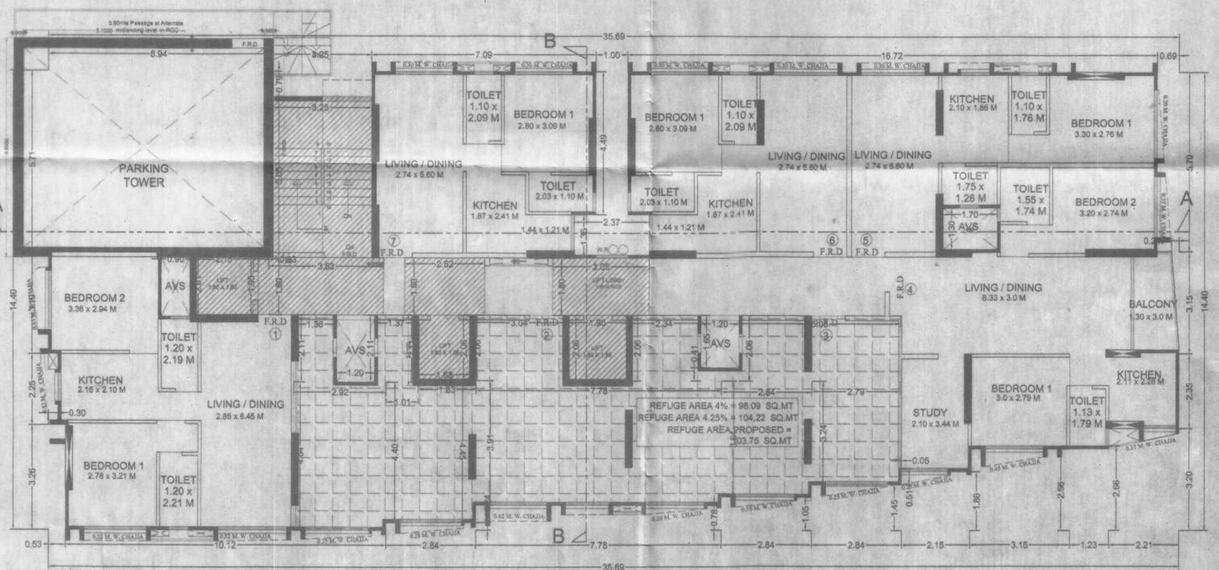
15TH FLOOR PLAN
(REFUGE FLOOR PLAN)



AREA DIAGRAM OF 15TH FLOOR PLAN
SCALE 1:100



AREA DIAGRAM OF 8TH FLOOR PLAN
SCALE 1:100



8TH FLOOR PLAN
(REFUGE FLOOR PLAN)
SCALE 1:100

BUILT UP AREA CALCULATION

8TH FLOOR :								
A		35.69	X	14.40	X	1 NO	=	513.94 SQ.MT.
						TOTAL ADDITION	=	513.94 SQ.MT. X
DEDUCTIONS								
1		6.94	X	5.71	X	1 NO	=	39.63 SQ.MT.
2		3.25	X	0.79	X	1 NO	=	2.57 SQ.MT.
3		1.00	X	4.49	X	1 NO	=	4.49 SQ.MT.
4		2.37	X	1.36	X	1 NO	=	3.22 SQ.MT.
5		1.20	X	2.11	X	1 NO	=	2.53 SQ.MT.
6		1.20	X	1.65	X	1 NO	=	1.98 SQ.MT.
7		1.70	X	1.30	X	1 NO	=	2.21 SQ.MT.
8		0.69	X	5.70	X	1 NO	=	3.93 SQ.MT.
9		0.5	X	0.24	X	3.15	=	0.37 SQ.MT.
10		2.21	X	3.20	X	1 NO	=	7.07 SQ.MT.
11		1.23	X	2.66	X	1 NO	=	3.27 SQ.MT.
12		3.15	X	2.56	X	1 NO	=	8.06 SQ.MT.
13		2.15	X	1.86	X	1 NO	=	4.00 SQ.MT.
14		2.84	X	1.45	X	1 NO	=	4.12 SQ.MT.
15		2.84	X	1.05	X	1 NO	=	2.98 SQ.MT.
16		7.78	X	0.78	X	1 NO	=	6.17 SQ.MT.
17		2.84	X	0.24	X	1 NO	=	0.68 SQ.MT.
18		0.53	X	3.26	X	1 NO	=	1.73 SQ.MT.
19		0.30	X	2.25	X	1 NO	=	0.68 SQ.MT.
20		0.90	X	2.01	X	1 NO	=	1.81 SQ.MT.
						TOTAL DEDUCTION	=	103.51 SQ.MT. Y1
TOTAL BUILT UP AREA [X - Y1]							=	410.43 SQ.MT. X1

LIFT & STAIRCASE AREA CALCULATION

ST1		3.25	X	5.05	X	1 NO	=	16.41 SQ.MT.
L1		2.15	X	2.01	X	1 NO	=	4.32 SQ.MT.
L2		0.33	X	1.95	X	1 NO	=	0.64 SQ.MT.
L3		3.63	X	1.80	X	1 NO	=	6.53 SQ.MT.
L4		1.68	X	2.06	X	1 NO	=	3.46 SQ.MT.
L5		2.52	X	1.80	X	1 NO	=	4.54 SQ.MT.
L6		1.90	X	2.06	X	1 NO	=	3.91 SQ.MT.
L7		3.05	X	1.80	X	1 NO	=	5.49 SQ.MT.
TOTAL LIFT & STAIRCASE AREA PER FLOOR							=	45.30 SQ.MT. Y2

REFUGE AREA CALCULATION

R1		1.36	X	2.11	X	1 NO	=	2.87 SQ.MT.
R2		1.37	X	2.11	X	1 NO	=	2.89 SQ.MT.
R3		3.04	X	2.06	X	1 NO	=	6.26 SQ.MT.
R4		2.34	X	2.06	X	1 NO	=	4.82 SQ.MT.
R5		1.20	X	0.41	X	1 NO	=	0.49 SQ.MT.
R6		5.08	X	2.06	X	1 NO	=	10.46 SQ.MT.
R7		2.92	X	4.64	X	1 NO	=	13.55 SQ.MT.
R8		1.01	X	4.40	X	1 NO	=	4.44 SQ.MT.
R9		7.78	X	3.91	X	1 NO	=	30.42 SQ.MT.
R10		2.84	X	3.64	X	1 NO	=	10.34 SQ.MT.
R11		2.79	X	3.24	X	1 NO	=	9.04 SQ.MT.
R12		0.05	X	0.51	X	1 NO	=	0.03 SQ.MT.
R13		1.83	X	4.45	X	1 NO	=	8.14 SQ.MT.
TOTAL REFUGE AREA							=	103.75 SQ.MT. Y3
NET BUILT UP AREA [X1 - (Y2 + Y3)]							=	261.36 SQ.MT.

BUILT UP AREA CALCULATION

TYPICAL FLOOR 2ND TO 7TH & 9TH TO 14TH &16TH TO 20TH FL.								
A		35.69	X	14.40	X	1 NO	=	513.94 SQ.MT.
						TOTAL ADDITION	=	513.94 SQ.MT. X
DEDUCTIONS								
1		6.94	X	5.71	X	1 NO	=	39.63 SQ.MT.
2		3.25	X	0.79	X	1 NO	=	2.57 SQ.MT.
3		1.00	X	4.49	X	1 NO	=	4.49 SQ.MT.
4		2.37	X	1.36	X	1 NO	=	3.22 SQ.MT.
5		1.20	X	2.11	X	1 NO	=	2.53 SQ.MT.
6		1.20	X	1.65	X	1 NO	=	1.98 SQ.MT.
7		1.70	X	1.30	X	1 NO	=	2.21 SQ.MT.
8		0.69	X	5.70	X	1 NO	=	3.93 SQ.MT.
9		0.5	X	0.24	X	3.15	=	0.37 SQ.MT.
10		2.21	X	3.20	X	1 NO	=	7.07 SQ.MT.
11		1.23	X	2.66	X	1 NO	=	3.27 SQ.MT.
12		3.15	X	2.56	X	1 NO	=	8.06 SQ.MT.
13		2.15	X	1.86	X	1 NO	=	4.00 SQ.MT.
14		2.84	X	1.45	X	1 NO	=	4.12 SQ.MT.
15		2.84	X	1.05	X	1 NO	=	2.98 SQ.MT.
16		7.78	X	0.78	X	1 NO	=	6.17 SQ.MT.
17		2.84	X	0.24	X	1 NO	=	0.68 SQ.MT.
18		0.53	X	3.26	X	1 NO	=	1.73 SQ.MT.
19		0.30	X	2.25	X	1 NO	=	0.68 SQ.MT.
20		0.90	X	2.01	X	1 NO	=	1.81 SQ.MT.
						TOTAL DEDUCTION	=	103.51 SQ.MT. Y1
TOTAL BUILT UP AREA [X - Y1]							=	410.43 SQ.MT. X1

LIFT & STAIRCASE AREA CALCULATION

ST1		3.25	X	5.05	X	1 NO	=	16.41 SQ.MT.
L1		2.15	X	2.01	X	1 NO	=	4.32 SQ.MT.
L2		0.33	X	1.95	X	1 NO	=	0.64 SQ.MT.
L3		3.63	X	1.80	X	1 NO	=	6.53 SQ.MT.
L4		1.68	X	2.06	X	1 NO	=	3.46 SQ.MT.
L5		2.52	X	1.80	X	1 NO	=	4.54 SQ.MT.
L6		1.90	X	2.06	X	1 NO	=	3.91 SQ.MT.
L7		3.05	X	1.80	X	1 NO	=	5.49 SQ.MT.
TOTAL LIFT & STAIRCASE AREA PER FLOOR							=	45.30 SQ.MT. Y2

REFUGE AREA CALCULATION

R1		1.37	X	2.08	X	1 NO	=	2.82 SQ.MT.
R2		3.20	X	4.45	X	1 NO	=	14.24 SQ.MT.
R3		0.36	X	0.24	X	1 NO	=	0.09 SQ.MT.
R4		4.79	X	3.91	X	1 NO	=	18.73 SQ.MT.
R5		3.04	X	2.06	X	1 NO	=	6.26 SQ.MT.
R6		2.34	X	5.97	X	1 NO	=	13.97 SQ.MT.
R7		1.20	X	4.05	X	1 NO	=	4.86 SQ.MT.
R8		1.28	X	3.96	X	1 NO	=	5.06 SQ.MT.
R9		0.93	X	2.57	X	1 NO	=	2.39 SQ.MT.
R10		1.01	X	0.40	X	1 NO	=	0.40 SQ.MT.
R12		0.65	X	0.27	X	1 NO	=	0.18 SQ.MT.
TOTAL REFUGE AREA							=	69.00 SQ.MT. Y3

SOCIETY OFFICE AREA CALCULATION

S1		1.28	X	2.11	X	1 NO	=	2.70 SQ.MT.
S2		2.48	X	4.64	X	1 NO	=	11.51 SQ.MT.
TOTAL SOCIETY OFFICE AREA							=	14.21 SQ.MT. Y4

NET BUILT UP AREA [X1 - (Y2 + Y3+Y4)]	=	281.92 SQ.MT

REFUGE AREA CALCULATION FOR 8TH FLOOR

AREA OF 8TH FLOOR	=	261.38 SQ.MT.
AREA OF 9TH TO 14TH FLOOR (365.13 X 6)	=	2190.78 SQ.MT.
TOTAL AREA	=	2452.16 SQ.MT.
REFUGE AREA REQUIRED ON 8TH FLOOR 4.00%	=	98.09 SQ.MT.
REFUGE AREA PERMISSIBLE ON 8TH FLOOR 4.25%	=	104.22 SQ.MT.
REFUGE AREA PROPOSED ON 8TH FLOOR	=	103.75 SQ.MT.
EXCESS REFUGE AREA PROPOSED ON 8TH FLOOR	=	0.00 SQ.MT.

REFUGE AREA CALCULATION FOR 15TH FLOOR

AREA OF 15TH FLOOR	=	261.38 SQ.MT.
AREA OF 16TH TO 19TH FLOOR (365.13 X 4)	=	1460.52 SQ.MT.
TOTAL AREA	=	1721.90 SQ.MT.
REFUGE AREA REQUIRED ON 8TH FLOOR 4.00%	=	68.88 SQ.MT.
REFUGE AREA PERMISSIBLE ON 8TH FLOOR 4.25%	=	73.18 SQ.MT.
REFUGE AREA PROPOSED ON 15TH FLOOR	=	69.00 SQ.MT.
EXCESS REFUGE AREA PROPOSED ON 15TH FLOOR	=	0.00 SQ.MT.

FORM II (PROFORMA B)

CONTENTS OF SHEET :

8TH & 15TH REFUGE FLOOR PLAN
AREA CALCULATION

DESCRIPTION OF PROPOSAL AND PROPERTY

PROPOSED DEVELOPMENT OF BLDG.NO.76, KNOW AS ANAND CHS LTD.
PLOT BEARING C.T.S. NO 12 (pt)) OF VILLAG KURLA III, KURLA (E) MUMBAI - 400 024.

STAMP OF APPROVAL

This cancels Approval to the previous Plans Sanctioned under no. MHADA-02/293/2023 dated 4/12/2023

Approved subject to conditions mentioned in this office Letter No. Mhada-22/293/2024
Date 28 MAY 2024.
Ex. Eng. Bldg. Permission Cell/Greater Mumbai (E.S.)
Maharashtra Housing & Area Development Authority

NOTE:
1) ALL DIMENSIONS ARE IN METERS.
2) SCALE USE
a) FLOOR PLAN 1:100
b) BLOCK PLAN 1:500
c) LOCATION PLAN 1:4000
3) THE PLANS ARE PROPOSED AS PER PROVISION OF DCPR 2034 THE PREVAILING REGULATION AND CIRCULARS ISSUED BY MCGM AND MHADA TIME TO TIME.
4) GUIDELINES ISSUED IN BCDB FOLLOWED.
5) THE ARITHMATIC CALCULATIONS CHECKED BY ME AND ARE FOUND CORRECT.

NAME AND SIGN. OF OWNER
M/S. STAR RISE
For Star Rise
Partner SIGNATURE

NAME AND ADDRESS OF ARCHITECT
Ar. Mandar C. Katalkar
CA/2005/37066
1103, A WING, 11TH FLOOR, SHRAMIK CHSL, GADHAV NAKA, OPP SHIVSENA SHAKHA, BHANDUP WEST, MUMBAI 400 078.

DRAWING TITLE:	APPROVAL PLAN	
DRWG.NO:	3/5	
NORTH	SCALE	DATE
	AS STATED	26.03.2024
	DRAWN	CHECKED
	FAHEEM	MANDAR