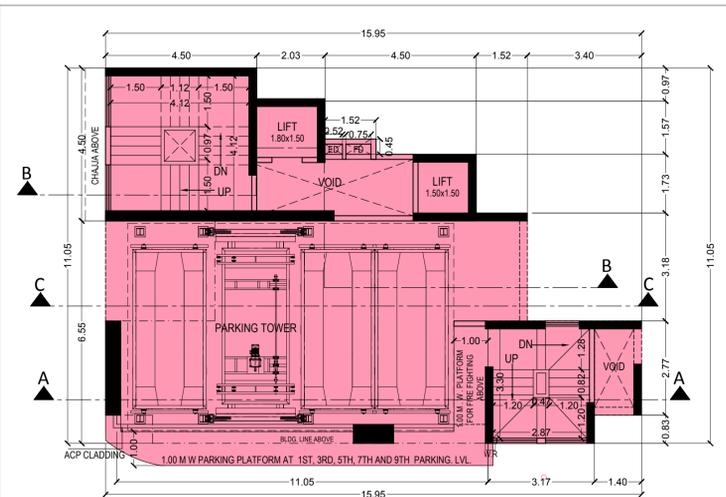
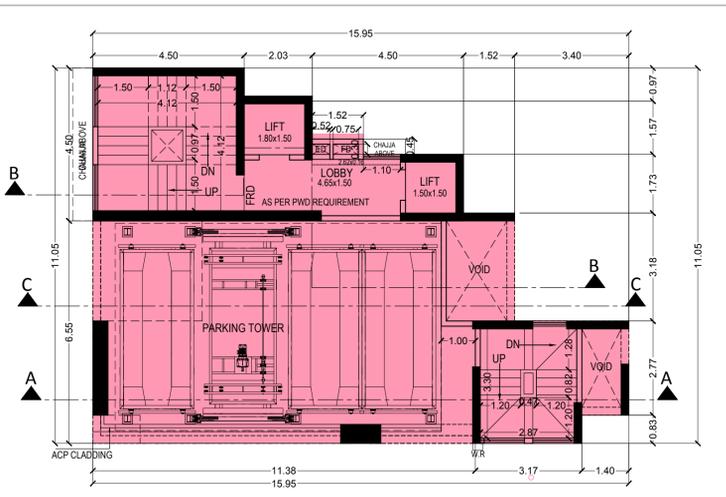


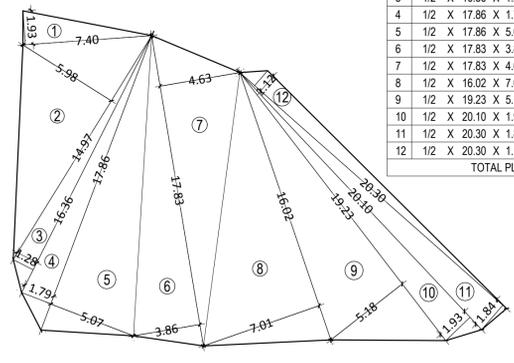
GROUND FLR. PLAN , PARKING LVL. 02 PLAN , TYP. PARKING LVL. (1ST, 3RD TO 5TH, 6TH, 7TH TO 9TH LVL.) PLAN , SUMMARY OF BUILT UP AREA, PLOT AREA CALCULATION, BLOCK & LOCATION PLAN , SECT. THRU. U.G. TANK & COMPOUND WALL, PARKING AREA STATEMENT.



1ST TO 5TH AND 7TH TO 9TH TYP. PARKING LVL. PLAN
SCALE 1:100



6TH. PARKING LVL. PLAN
SCALE 1:100



PLOT AREA DIAGRAM
SCALE 1:200

PLOT AREA CALCULATION

1	1/2 X 7.40 X 1.93 X 1 NO	=	7.14	SQ.MT.
2	1/2 X 14.97 X 5.98 X 1 NO	=	44.76	SQ.MT.
3	1/2 X 16.36 X 1.28 X 1 NO	=	10.47	SQ.MT.
4	1/2 X 17.86 X 1.79 X 1 NO	=	15.98	SQ.MT.
5	1/2 X 17.86 X 5.07 X 1 NO	=	45.28	SQ.MT.
6	1/2 X 17.83 X 3.86 X 1 NO	=	34.41	SQ.MT.
7	1/2 X 17.83 X 4.63 X 1 NO	=	41.28	SQ.MT.
8	1/2 X 16.02 X 7.01 X 1 NO	=	56.15	SQ.MT.
9	1/2 X 19.23 X 5.18 X 1 NO	=	49.81	SQ.MT.
10	1/2 X 20.10 X 1.93 X 1 NO	=	19.39	SQ.MT.
11	1/2 X 20.30 X 1.84 X 1 NO	=	18.68	SQ.MT.
12	1/2 X 20.30 X 1.12 X 1 NO	=	11.37	SQ.MT.
TOTAL PLOT AREA				= 354.70

SUMMARY OF PARKING FOR RESIDENTIAL BUILDING

PARKING SPACE	NO. OF CARS		TOTAL
	BIG	SMALL	
PARKING TOWER	26.00	-	26.00
SURFACE PARKING	-	1.00	1.00
TOTAL			27.00

PARKING FOR RESIDENTIAL BLDG

TOTAL NO. S. OF CARS REQUIRED	69.00
TOTAL NO. S. OF CARS PROVIDED ONE CAR PARK FOR EACH TENEMENT (TOTAL TENEMENT 26.00 NOS)	27.00

BUILT-UP AREA STATEMENT

FLOORS	TOTAL BUA	EXCESS REFUSE AREA	TOTAL AREA
GROUND FLR.	---	---	---
1ST FLOOR (REFUGE)	105.38	11.63	117.01
2ND FLOOR	118.82	---	118.82
3RD FLOOR	118.82	---	118.82
TOTAL	342.44	12.18	354.65

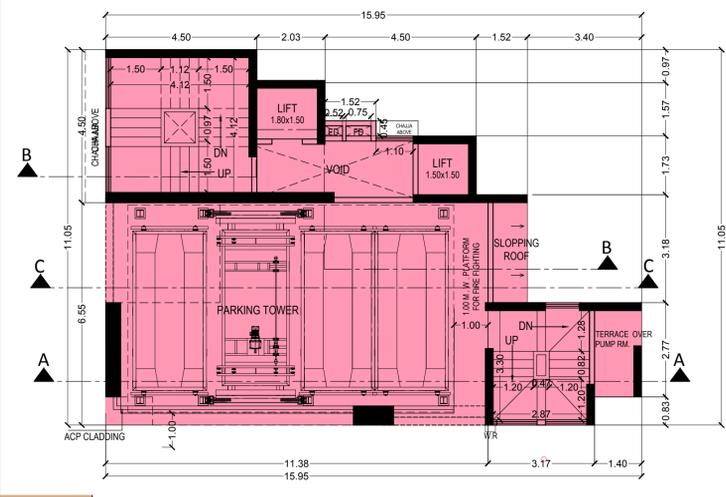
RESIDENTIAL & COMMERCIAL PARKING REQUIREMENT

CARPET AREA	NO. OF FLATS	PARKING REQD BY RULE	
BETWEEN 0.00 SQ.M. TO 45 SQ.M.	04.00	1 FOR 4 FLAT	04.00 NOS.
BETWEEN 45.0 SQ.M. TO 60 SQ.M.	NIL	1 FOR 2 FLAT	NIL
BETWEEN 60.0 SQ.M. TO 90 SQ.M.	01.00	1 FOR 1 FLAT	01.00 NOS.
ABOVE 90.0 SQ.M.	NIL	2 FOR EACH FLATS	NIL
TOTAL	26		05.00 NOS.
25% FOR VISITORS			01.25 NO.S
TOTAL REQUIRED			06.25 NO.S
TOTAL PROVIDED			26.00 NO.S

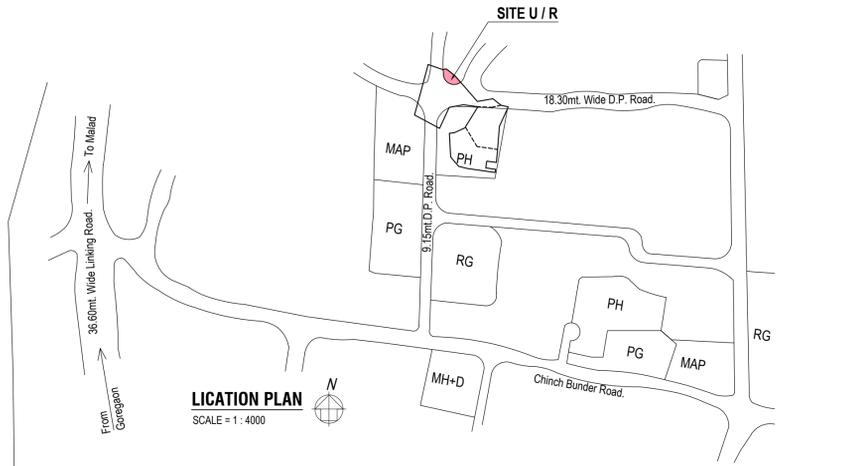
SUMMARY OF RERA CARPET AREAS

	FLAT NO. 1	FLAT NO. 2
GR. FLR.	---	---
1ST FLR. (REFUGE)	61.48	REFUGE
2ND FLR.	37.43	37.24
3RD FLR.	37.43	37.24
TOTAL	3 NOS	2 NOS
TOTAL FLAT	5 NOS	

COLOR CODE:
 ROAD (Orange)
 EXISTING (Green)
 PROPOSED (Blue)
 R.G. (Yellow)
 PLOT BOUNDARY (Red)
 AREA NOT IN POSSESSION (Light Blue)
 NALLA (Light Green)



2ND PARKING LVL. PLAN
SCALE 1:100



LOCATION PLAN
SCALE = 1:4000

PROFORMA - 'A'

I.	AREA STATEMENT	SQ. MT.
1	AREA OF PLOT AS PER C.T.S RECORD	354.70
a)	AREA OF RESERVATION IN PLOT	-
b)	AREA OF ROAD SETBACK	-
c)	AREA OF D.P. ROAD	-
2	DEDUCTIONS FOR	
(A)	FOR RESERVATION / ROAD AREA	-
(B)	FOR AMENITY AREA	-
(C)	DEDUCTIONS FOR EXISTING BUILT UP AREA TO BE RETAINED IF ANY	-
3	TOTAL DEDUCTIONS: [2(A) + 2(B) + 2(C)]	NIL
4	BALANCE AREA OF PLOT (1 MINUS 3)	354.70
5	PLOT AREA UNDER DEVELOPMENT (4 - 2(A) + 2(B))	354.70
6	ZONAL (BASIC) F.S.I (1 OR 1.33)	1.00
7	PERMISSIBLE BUILT UP AREA AS PER ZONAL (BASIC) FSI (5 * 6)	354.70
8	BUILT UP AREA EQUAL TO AREA OF LAND HANDED OVER AS PER 3(a) OF REGULATION 30(A)	-
9	BUILT UP AREA IN LIEU OF COST OF CONSTRUCTIONS OF BUILT UP AMENITY TO BE HANDED OVER	-
10	BUILT UP AREA DUE TO "ADDITIONAL FSI ON PAYMENT OF PREMIUM" AS PER TABLE NO. 12 OF REGULATION NO. 30(A) SUBJECT TO REGULATION NO. 30(A)3	-
11	BUILT UP AREA DUE TO ADMISSIBLE "TDR" AS PER TABLE NO. 12 OF REGULATION NO. 30(A) SUBJECT TO REGULATION NO. 30(A)3 a) SLUM TDR = 150.00 SQ.MT. b) GENERAL TDR = 169.23 SQ.MT.	-
12	PERMISSIBLE BUILT UP AREA (7+8+9+10+11)	354.70
13	PROPOSED BUILT UP AREA	354.65
14	TDR GENERATED IF ANY AS PER REGULATION 30 (A)	-
15	FUNGIBLE COMPENSATORY AREA AS PER REGULATIONS NO. 31(3)	-
a)	i) PERMISSIBLE FUNGIBLE COMPENSATORY AREA FOR REHAB COMPONENT WITHOUT CHARGING PREMIUM	NIL
	ii) FUNGIBLE COMPENSATORY AREA AVAILED FOR REHAB COMPONENT WITHOUT CHARGING PREMIUM	NIL
b)	i) PERMISSIBLE FUNGIBLE COMPENSATORY AREA BY CHARGING PREMIUM	NIL
	ii) FUNGIBLE COMPENSATORY AREA AVAILED ON PAYMENT OF PREMIUM	NIL
16	TOTAL BUILT UP AREA PROPOSED INCLUDING FUNGIBLE COMPENSATORY AREA [13 + 15(a)(i) + 15(b)(ii)]	354.65
17	FSI CONSUMED ON NET PLOT [13 / 4]	0.99
II	OTHER REQUIREMENTS	
A)	RESERVATIONS / DESIGNATION	-
B)	PLOT AREA / BUILT UP AMENITY TO BE HANDED OVER AS PER REG. NO.	-
C)	REQUIREMENT OF RECREATIONAL OPEN SPACE IN LAYOUT/PLOT AS PER REG. NO. 27	-
D)	TENEMENT STATEMENT	
	i) PROPOSED BUILT UP AREA (13 ABOVE)	354.65
	ii) LESS DEDUCTION OF NON-RESIDENTIAL AREA (SHOP ETC.)	-
	iii) AREA AVAILABLE FOR TENEMENTS (ii) MINUS (i)	354.65
	iv) TENEMENTS PERMISSIBLE (DENSITY OF TENEMENTS / 450 / HECTARE)	15.95
	v) TOTAL NUMBERS OF TENEMENTS PROPOSED ON THE PLOT.	05.00
E)	PARKING STATEMENT	
	i) PARKING REQ. BY REGULATIONS FOR	6.00
	CAR	
	SCOOTER / MOTOR CYCLE	
	OUTSIDERS (VISITORS)	
	ii) COVERED GARAGE PERMISSIBLE	
	iii) COVERED GARAGES PROPOSED	
	CAR	
	SCOOTER / MOTOR CYCLE	
	OUTSIDERS (VISITORS)	
	iv) TOTAL PARKING PROVIDED	26.00
F)	TRANSPORT VEHICLE PARKING	
	i) SPACES FOR TRANSPORT VEHICLES PARKING REQUIRED BY REGULATIONS	
	ii) TOTAL NO. TRANSPORT VEHICLES PARKING SPACES PROPOSED.	

PROFORMA 'B'

CONTENTS OF SHEET

GROUND FLR. PLAN , PARKING LVL. 02 PLAN , TYP. PARKING LVL. (1ST, 3RD TO 5TH, 6TH, 7TH TO 9TH LVL.) PLAN , SUMMARY OF BUILT UP AREA, PLOT AREA CALCULATION, BLOCK & LOCATION PLAN , SECT. THRU. U.G. TANK & COMPOUND WALL, PARKING AREA STATEMENT.

DESCRIPTION OF PROPERTY

PROPOSED RESIDENTIAL BUILDING ON NATURALLY SUD-DIV. PLOT (C) BEARING C.T.S. NO. S. 954/C, OF VILLAGE MALAD SOUTH AT MALAD (W), MUMBAI IN P/N WARD.

CERTIFICATE OF AREA

CERTIFIED THAT I HAVE SURVEYED THE PLOT ON 01.12.2018 AND THAT THE PLOT UNDER REFERENCE 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 4319.10 SQ.MT. & F.S.I CLAIMED ON 4319.10 SQ.MT. AND THE TITL WITH THE DOCUMENT OF OWNERSHIP/CITY SURVEY RECORDS.

SIGNATURE OF ARCHITECT
GIRISH CHAUDHARI

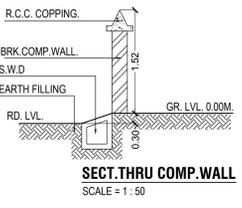
NAME, ADDRESS OF OWNER
YASHWANT KENI, ANANT MAHANT & OTHERS
MALAD (WEST), MUMBAI - 400 064.

NAME, ADDRESS OF CA TO OWNER
JUDE ROMELL DIRECTOR OF ROMELL REAL ESTATE PVT. LTD.
GHARKUL C.H.S. WING 'B', AZAD ROAD, VILE PARLE (EAST), MUMBAI - 400 057.

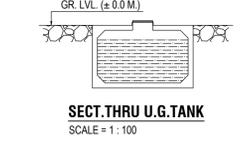
NAME, ADDRESS & SIGNATURE OF ARCHITECT
GIRISH CHAUDHARI
G-R FLOOR, GHARKUL APARTMENT, AZAD ROAD, VILE PARLE (EAST), MUMBAI - 400 057.

B.M.C. FILE NO :
DRG. NO., JOB NO., FILE NAME

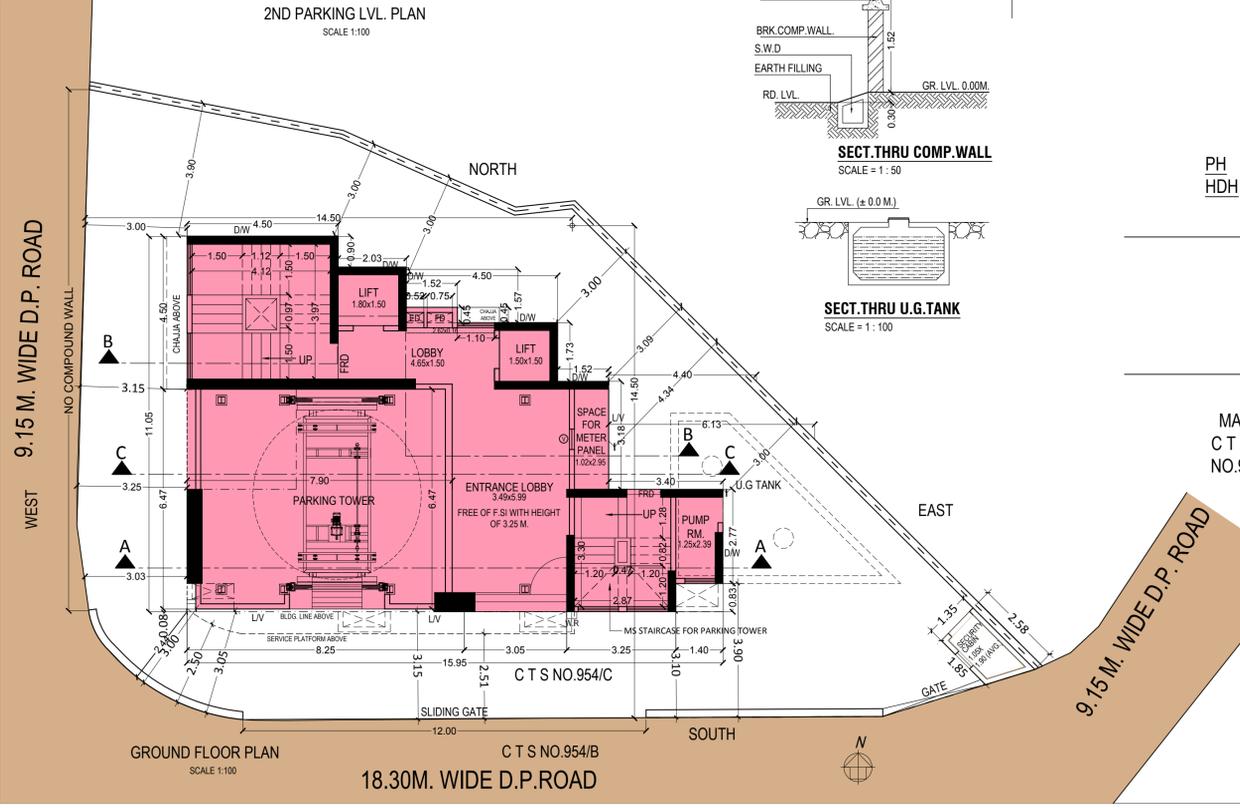
STAMP FOR APPROVAL OF PLANS
SUB ENGG.
ASST. ENGG. (BP) P 1/C
EXE. ENGG.



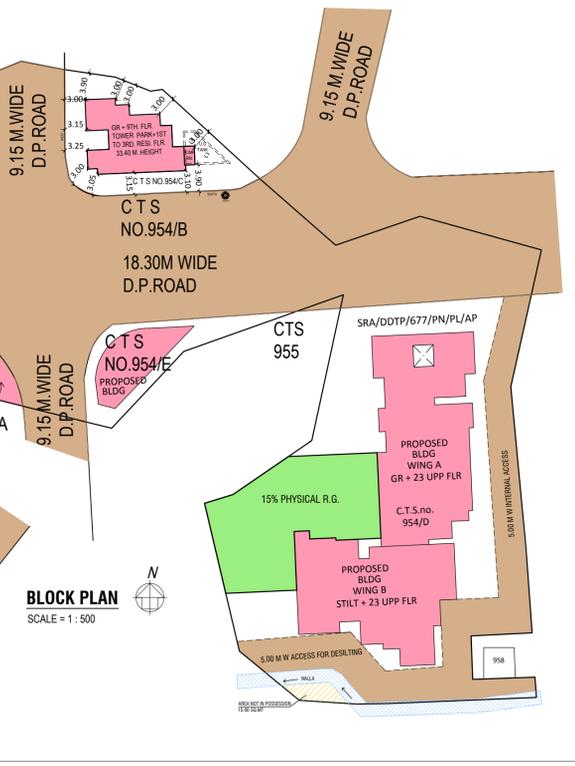
SECT. THRU COMP. WALL
SCALE = 1:50



SECT. THRU U.G. TANK
SCALE = 1:100



GROUND FLOOR PLAN
SCALE 1:100
18.30M. WIDE D.P. ROAD



BLOCK PLAN
SCALE = 1:500