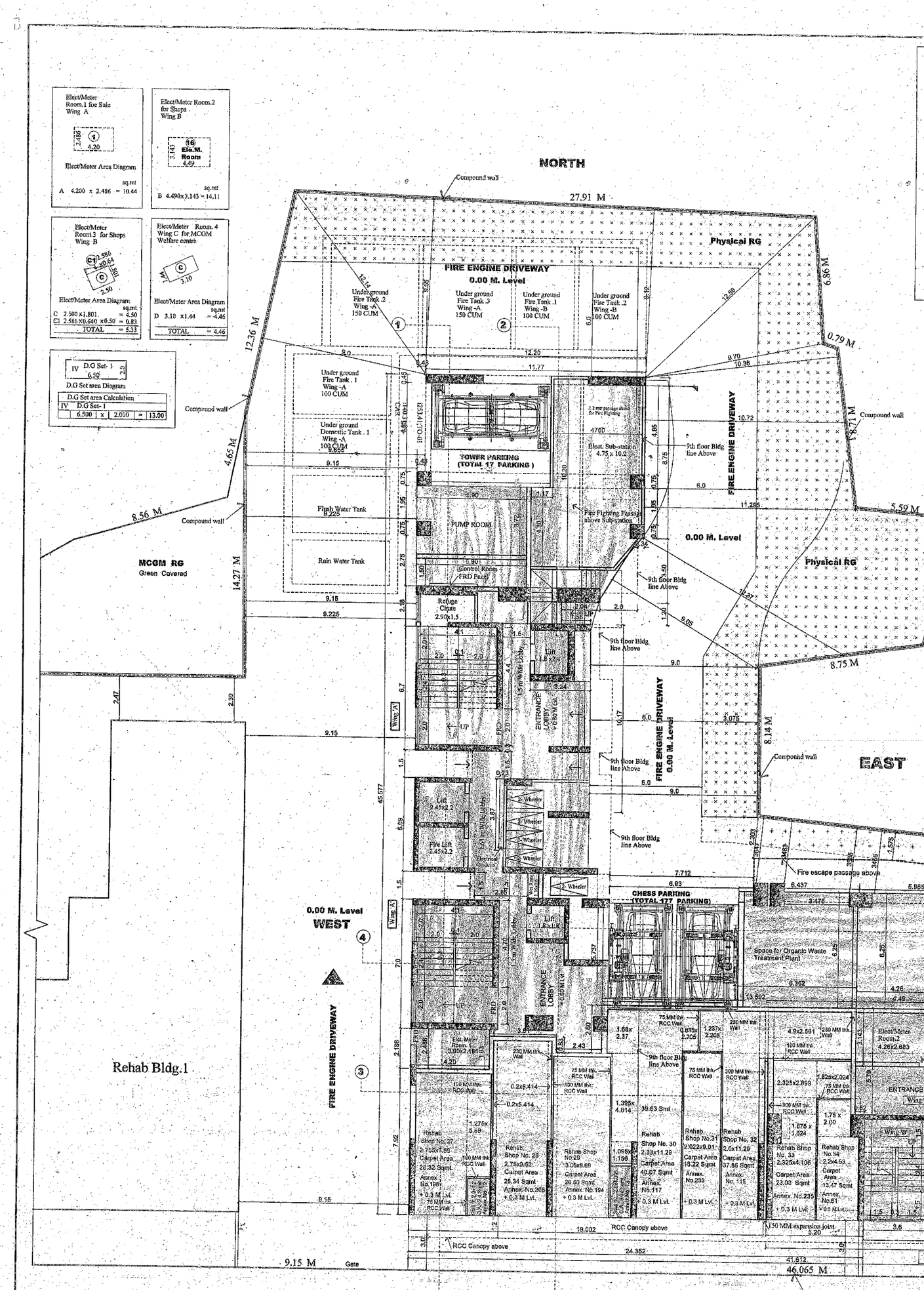
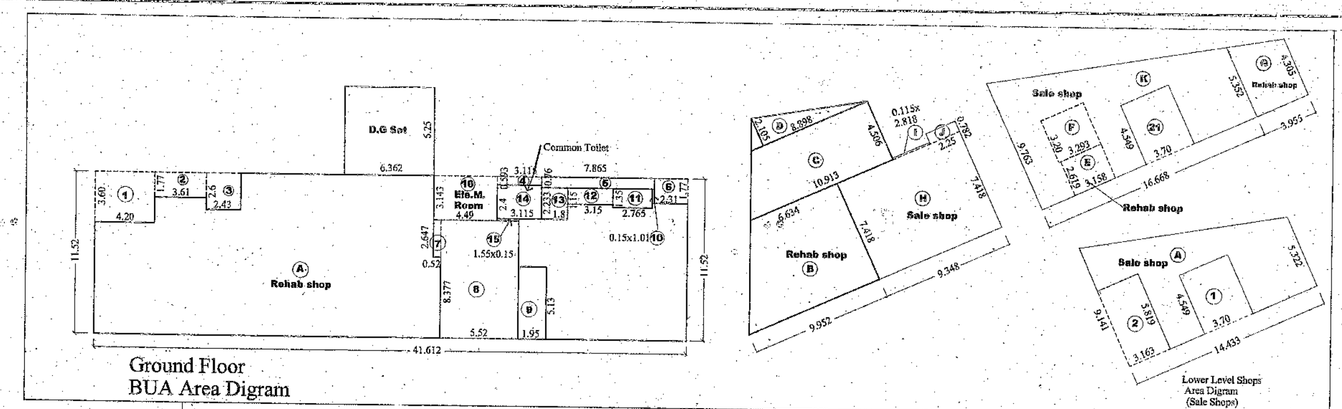


Ground Floor Plan



Ground Floor
BUA Area Digram

Elect/Meter Room.1 for Sale Wing A — 2.485 x 4.20 = 10.44 sq.mt

Elect/Meter Room.2 for Shops Wing B — 1.143 x 4.49 = 14.11 sq.mt

Elect/Meter Room. 4 Wing C for MCGM Welfare centre — 2.586 x 1.801 = 4.66 sq.mt

Elect/Meter Room. 3 for Shops Wing B — 3.10 x 1.44 = 4.46 sq.mt

Elect/Meter Area Diagram

C	2.500 x 1.801	=	4.50	
C1	2.586 x0.600 x0.50	=	0.81	
TOTAL		=	5.31	

D.G Set-1 — IV — 6.50 x 2.00 = 13.00 sq.mt

D.G Set area Calculation

IV	D.G Set-1		
	6.500 x 2.000	=	13.00

Built-up Area Statement
Lower level shops

	I (Sale Shops)		SQ.MT
C	9.141+5.322 x 14.433	=	104.37
	Deductions		
1	3.703 x 4.549	=	16.83
2	3.163 x 5.819	=	18.41
	Total Deductions	=	35.24
	Net Area	=	69.13

Built-up Area Statement
Ground Floor

	II (Rehab Shops)		SQ.MT
A	41.612 x 11.520	=	479.37
B	9.952+6.634 x 7.418 / 2	=	61.32
C	10.913+8.898 x 4.506 / 2	=	44.63
D	8.898 x 2.105 x 0.50	=	9.37
E	3.158 x 2.619	=	8.27
F	3.295 x 3.200	=	10.54
G	5.352+4.303 x 3.955 / 2	=	19.10
	Total	=	632.60
	Deductions		
1	4.200 x 3.600	=	15.12
2	3.610 x 1.770	=	6.39
3	2.410 x 2.605	=	6.32
4	3.115 x 0.593	=	1.85
5	7.865 x 0.760	=	5.98
6	2.310 x 1.770	=	4.09
7	0.520 x 2.647	=	1.38
8	5.520 x 8.377	=	46.24
9	1.950 x 5.130	=	10.00
10	0.150 x 1.010	=	0.15
11	2.765 x 1.350	=	3.73
12	3.150 x 1.150	=	3.62
13	1.800 x 2.233	=	4.02
14	3.115 x 2.400	=	7.48
15	1.550 x 0.150	=	0.23
16	4.490 x 3.143	=	14.11
	Total Deductions	=	130.71
	Net Area	=	502.09

III (Sale Shops)

			SQ.MT
H	9.348 x 7.418	=	69.36
I	2.818 x 0.115	=	0.32
I	2.250 x 0.782	=	1.76
J	9.763+5.352 x 16.668 / 2	=	125.97
	Total	=	197.30
	Deductions		
21	3.700 x 4.549	=	16.83
E	3.158 x 2.619	=	8.27
F	3.295 x 3.200	=	10.54
	Total	=	35.64
	Net Area	=	161.75
	Total Gr. Level BUA (Retail+sale)	=	663.84
I	Lower Level sale BUA	=	69.13
II	Ground Level BUA	=	663.84
	Grand Total (I + II)	=	732.97

Rehab Tenatible BUA
Ground Floor

I	Common toilet BUA		
			Sq.Mt.
10	0.150 x 1.010	=	0.15
11	2.765 x 1.350	=	3.73
12	3.150 x 1.150	=	3.62
13	1.800 x 2.233	=	4.02
14	3.115 x 2.400	=	7.48
15	1.550 x 0.150	=	0.23
	Total	=	19.23
II	Meter Room 3		
C	2.500 x 1.801	=	4.50
C1	2.586 x 0.646 x 0.50	=	0.83
	Total	=	5.33
	Grand Total (I+II)	=	24.56

Sale Rate.

II	Meter Room 1		
I	4.500 x 2.485	=	10.44
III	Meter Room 2		
	4.490 x 3.143	=	14.11
IV	D.G Set-1		
	6.500 x 2.000	=	13.00
	Total (II+III+IV)	=	37.55

Rehab Commercial Shop
Ground Fl. Carpet area statement

1	Rehab Shop No. 27		
	(Annex. No. 196)		
	2.755 x 7.690	=	21.19
	1.275 x 5.590	=	7.13
	Total	=	28.32
2	Rehab Shop No. 28		
	(Annex. No. 205)		
	2.750 x 9.520	=	26.18
	0.200 x 5.414	=	1.08
	0.200 x 5.414	=	1.08
	Total	=	28.34
3	Rehab Shop No. 29		
	(Annex. No. 194)		
	3.050 x 8.690	=	26.50
	Total	=	26.50
4	Rehab Shop No. 30		
	(Annex. No. 117)		
	2.330 x (1.280)/2	=	26.31
	1.395 x 4.814	=	6.72
	1.093 x 1.156	=	1.27
	1.660 x 2.370	=	3.93
	0.835 x 2.205	=	1.84
	Total	=	40.07
5	Rehab Shop No. 31		
	(Annex. No. 233)		
	2.022 x 9.010	=	18.22
6	Rehab Shop No. 32		
	(Annex. No. 115)		
	1.992 x 11.290	=	22.50
	1.237 x 2.205	=	2.73
	4.500 x 2.561	=	12.55
	Total	=	37.86
7	Rehab Shop No. 33		
	(Annex. No. 235)		
	2.325 x 4.106	=	9.55
	1.875 x 1.624	=	3.05
	2.325 x 2.899	=	6.74
	1.825 x 2.024	=	3.69
	Total	=	23.03
8	Rehab Shop No. 34		
	(Annex. No. 61)		
	2.200 x 4.530	=	9.97
	1.750 x 2.000	=	3.50
	Total	=	13.47
9	Rehab Shop No. 35		
	(Annex. No. 204)		
	2.142 x 8.377	=	17.94
	2.000 x 2.647	=	5.29
	Total	=	23.23
10	Rehab Shop No. 36		
	(Annex. No. 275)		
	2.493 x 4.220	=	10.52
	2.043 x 5.240	=	10.71
	0.882 x 0.933	=	0.82
	Total	=	22.05
11	Rehab Shop No. 37		
	(Annex. No. 221)		
	2.099 x 9.260	=	19.35
	0.673 x 3.530	=	2.38
	Total	=	21.73
12	Rehab Shop No. 38		
	(Annex. No. 239)		
	2.085 x 3.870	=	8.07
	1.623 x 1.510	=	2.45
	2.225 x 4.220	=	9.43
	Total	=	19.97
13	Rehab Shop No. 39		
	(Annex. No. 24)		
	1.590 x 2.075	=	3.11
	4.729+0.182x10.165 / 2	=	24.96
	Total	=	28.07
14	Rehab Shop No. 40		
	(Annex. No. 23)		
	1.898 x 12.24	=	23.23
	Total	=	23.23
15	Rehab Shop No. 41		
	(Annex. No. 2)		
	1.992 x 7.533	=	15.03
	4.108+5.729x6.125 / 2	=	30.13
	Total	=	45.16
16	Rehab Shop No. 47		
	(Annex. No. 278)		
	1.800 x 5.819	=	10.47
	1.260 x 3.200	=	4.04
	Total	=	14.51
17	Rehab Shop No. 54		
	(Annex. No. 3)		
	5.084+4.128x3.61 / 2	=	16.63
	Total 1 to 17	=	432.63
	(Lower Ground Level)		
18	Rehab Shop No. 3		
	(Annex. No. 22)		
	2.255x0.350x7.028 / 2	=	9.31
19	Rehab Shop No. 47		
	(Annex. No. 278)		
	3.245 x 2.519	=	8.17
	1.230 x 0.919	=	1.13
	Total	=	9.30
	Total 18+19	=	18.61
	Total Rehab Shop Carpet area	=	451.24

Rehab Commercial Stall
Carpet area statement

1	Rehab		
	Rehab stall No. 7		
	(Annex. No. 7)		
	2.075 x 1.089	=	2.26
2	Rehab stall No. 9		
	(Annex. No. 12)		
	1.200 x 2.000	=	2.40
2	Rehab stall No. 10		
	(Annex. No. 13)		
	1.200 x 2.000	=	2.40
3	Rehab stall No. 11		
	(Annex. No. 14)		
	2.000+0.778x1.055 / 2	=	1.65
	2.000 x 0.778	=	0.76
	Total	=	2.41
4	Provi. Rehab PAP		
	Rehab stall No. 12		
	(Annex. No. 6)		
	1.200 x 2.000	=	2.40
5	Rehab stall No. 15		
	(Annex. No. 8)		
	0.953 x 2.519	=	2.40
	Total carpet area (Stalls)	=	14.27
	Total carpet area (Rehab shops+stalls)	=	465.51

Sale Commercial
Carpet area statement
Ground

1	Provi. Rehab PAP		
	Shop No. 42		
	Annex. No.		
	2.291 x 7.303	=	16.73
2	Provi. Rehab PAP		
	Shop No. 43		
	Annex. No.		
	2.291 x 7.303	=	16.73
3	Provi. Rehab PAP		
	Shop No. 44		
	Annex. No.		
	2.291 x 7.303	=	16.73
4	Provi. Rehab PAP		
	Shop No. 45		
	Annex. No.		
	1.800 x 8.020	=	14.49
5	Provi. Rehab PAP		
	Shop No. 46		
	Annex. No.		
	2.285 x 2.519	=	5.76
	6.926+5.383x2.05 / 2	=	13.64
	Total	=	19.40
	Total Carpet Area (1 to 5)	=	84.08
	Upper Ground Level (Sale)		
6	Provi. Rehab PAP		
	Shop No. 48		
	Annex. No.		
	2.793+1.956x3.163 / 2	=	7.51
	3.256+2.768x1.842 / 2	=	5.55
	Total	=	13.06

Rehab Shops (Ground Floor)

Sr. No.	Prop. Shop. No. / Stalls	SR.No. as per Annex. II	Name of head of family occupying Hut at present as verified on site	Carpet area as per Annex. II Prior to 1/1/1995 (Sft.)	Carpet area as per Annx. II Prior to 1/1/1995 (Sq.mt.)	Permissible Carpet area	Proposed Carpet area	Excess Carpet area	Deficit Carpet area
1	27	196	Mukamtlal Jaamlal Gupta	225.00	20.90	20.90	28.32	7.42	
2	33	205	Chimmillilvi Nankapersad Gupta	180.00	16.72	16.72	28.34	11.62	
3	29	194	Prakashchandra Shantilal Jiena	225.00	20.62	20.62	26.50	5.88	
4	30	117	Kanchanben Shah	295.00	27.41	20.90	40.07	19.17	
5	31	233	Marthilavi Sitaram Gupta	125.00	11.43	11.43	18.22	6.79	
6	32	115	Sitaram Chharam Gupta	399.00	37.07	20.90	37.86	16.96	
7	28	235	Santosh Kumar Gangprasad Gupta	100.00	9.29	9.29	23.03	13.74	
8	34	61	Raju Arumugam	141.00	13.10	13.10	13.47	0.37	
9	35	204	Dr. V. V. Rajesh	250.00	23.23	20.90	23.31	2.41	
10	36	275	Ravi Shankar Bhikjali	233.00	21.65	20.90	22.05	1.15	
11	37	223	Shankar Singh Devi Dayal Singh	228.00	21.18	20.90	21.73	0.83	
12	38	239	Palaniamuthu Thandavarayan	212.31	19.72	19.72	19.97	0.25	
13	39	24	Rahamatullah Shariff Bashah	163.00	15.14	15.14	28.07	12.93	
14	40	23	Feroz Sharif Mohammed Basha	80.00	7.43	7.43	23.23	15.80	
15	41	22	Mohammed Basha Karim	368.00	34.19	20.90	47.52	26.62	
16	45	278	Sitaram Gulram Gupta	60.00	5.57	5.57	14.51	8.94	
17	56	3	Kesardevi Soomnath Gupta	178.00	16.54	16.54	16.63	0.09	
			Total			281.86	432.63	150.77	
Rehab Shops (Lower Ground Level)									
18	1	27	Renjitha Alphonso	100.00	9.29	9.29	9.31	0.02	
19	2	6	Kalitali Rangalal Parmar	100.00	9.29	9.29	9.30	0.01	
			Total	200.00	18.58	18.58	18.61	0.03	
			Total			300.44	451.24	150.80	
Rehab Stalls									
18	Stall. 7	Stall. 7	Sharif sulaiman	21.50	2.00	2.00	2.26	0.26	
19	9	12	Sedalayandi sedalayandu	21.50	2.00	2.00	2.40	0.40	
20	10	13	Dayabanny S.	21.50	2.00	2.00	2.40	0.40	
21	11	14	T. V. Mani	21.50	2.00	2.00	2.41	0.41	
22	12	6	Mohammed Ahmed	21.50	2.00	2.00	2.40	2.40	
23	13	8	Jaspal Singh Dalit Singh	21.50	2.00	2.00	2.40	0.40	
			Total			10.00	14.27	4.27	
			Grand Total			310.44	465.51	155.07	

7	Provi. Rehab PAP		
	Shop No. 49		
	Annex. No.		
	2.748+1.670x2.940 / 2	=	6.94
	Total	=	6.94
8	Provi. Rehab PAP		
	Shop No. 50		
	Annex. No.		
	1.992+0.395x5.723 / 2	=	6.59
	Total	=	6.59
9	Provi. Rehab PAP		
	Shop No. 51		
	Annex. No.		
	2.200 x 2.519	=	5.54
	Total	=	5.54
10	Provi. Rehab PAP		
	Shop No. 52		
	Annex. No.		
	2.200 x 2.519	=	5.54
	Total	=	5.54
11	Provi. Rehab PAP		
	Shop No. 53		
	Annex. No.		
	2.175 x 2.519	=	5.48
	Total	=	5.48
	Total Carpet Area (6 to 11)	=	43.15
	Total Carpet Area (1 to 11)	=	127.23
	Total Ground Floor Rehab + Sale (465.51 + 127.23 = 25.26)	=	618.00

Carpet area Statement
Sale Commercial
Lower Level Floor

1	Provi. Rehab PAP		
	Shop No. 55		
	Annex. No.		
	1.442 x 1.300	=	1.87
	2.793+1.574x4.605 / 2	=	10.06
	Total	=	11.93
2	Provi. Rehab PAP		
	Shop No. 56		
	Annex. No.		
	2.391+2.854x2.69 / 2	=	5.39
	Total	=	5.39
5	Provi. Rehab PAP		
	Shop No. 59		
	Annex. No.		
	1.150 x 1.500	=	1.70
	Total	=	1.70
6	Provi. Rehab PAP		
	Shop No. 60		
	Annex. No.		
	2.175 x 2.859	=	6.24
	Total	=	6.24
	Total (1+2+5+6)	=	25.26

Proportionate Commercial BUA statement

		SQMT
Total BUA Rehab & sale com.	=	732.97
Total Carpet area Rehab & Sale	=	618.00
le Rehab BUA (310.44 x 732.97)	=	368.19
		618.00
Rehab BUA restricted to	=	343.31 SQMT
Excess sale BUA from sale (663.84 - 343.31)	=	320.53
Sale BUA lower level	=	69.13
Total sale BUA	=	389.66

Sanitation requirements for Shops

		Required			Proposed		
		Gents		Ladies	Gents		Ladies
Nos of Shop	Population (2 Persons / Shop)	1 WC / 25 Person	1 Urinal / 25 Person	1 WC / 15 Person	WC S	Urinals	WC S
25	50 Nos	2 No	2 Nos	3 Nos	2 No	3 Nos	2 Nos

Colouring of plans
1 Plot lines thick black
2 Existing street green
3 Future street Green dotted
4 Permissible building brick dotted
5 Open spaces no colour
6 Proposed work red filled in
7 Drainage and sewerage work red dotted
8 Water supply work blue dotted thin
9 Recreation ground green wash
10 Roads and set backs burnt sienna
11 Reservation appropriate colour code

Note
All External walls are 150 mm thk Blc. wall
All Internal walls are 115 mm thk Blc. wall
and unless otherwise mentioned, all balcony's are enclosed

Contents of Sheet
Sale Bldg.2
GROUND FLOOR PLAN, BUA STATEMENT, CARPET AREA STATEMENT ETC

Stamp of date of receipt of plans | Stamp of approval of plans

Revision	Description	Date	Signature

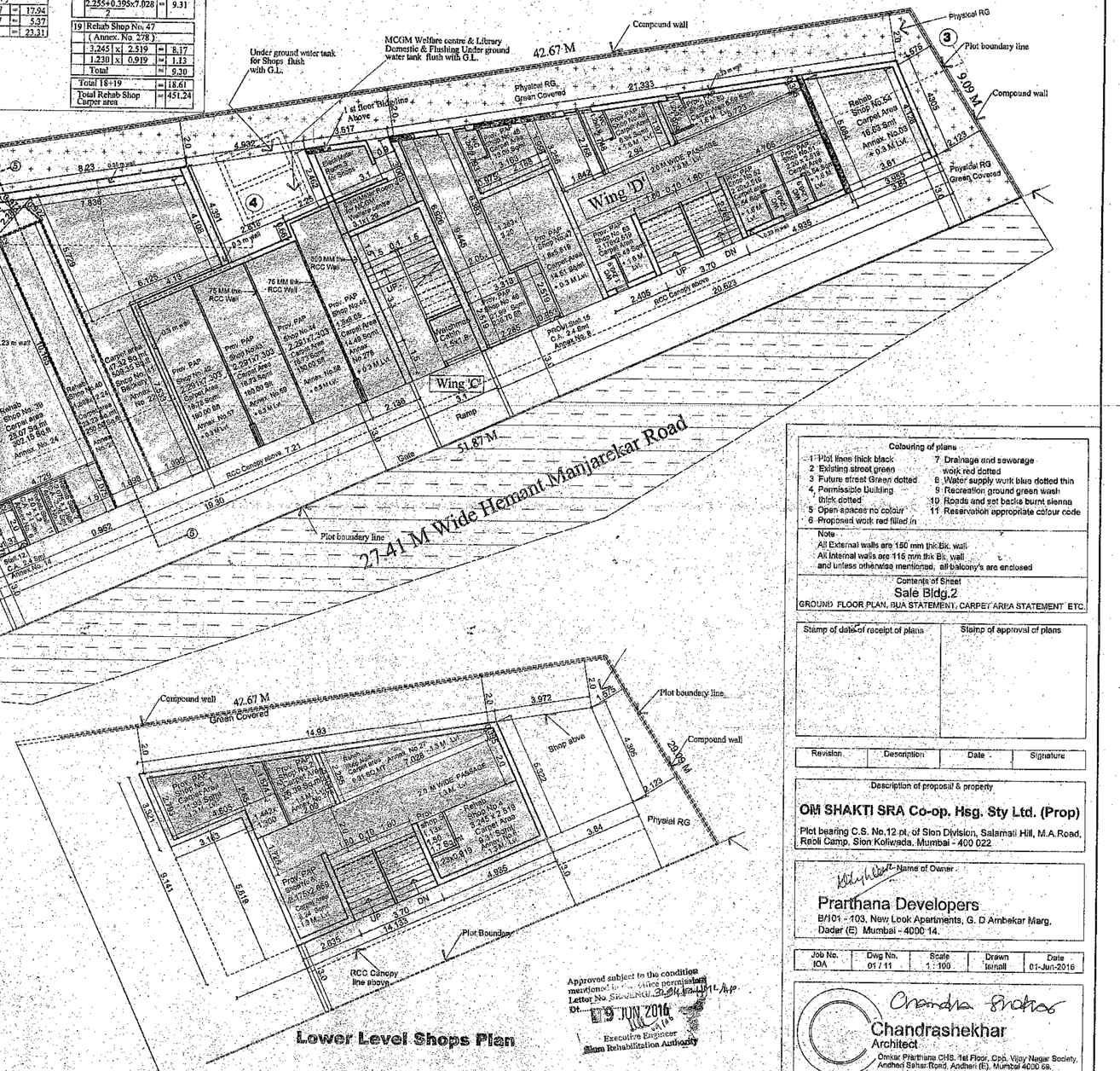
Description of proposal & property
OM SHAKTI SRA Co-op, Hsg. Sty Ltd. (Prop)
Plot bearing C.S. No.12 pt. of Sion Division, Salsmati Hill, M.A.Road, Rcdi Camp, Sion Koliwada, Mumbai - 400 022.

Name of Owner
Pranthana Developers
B/101 - 103, New Look Apartments, G. D Ambekar Marg, Dadar (E) Mumbai - 4000 14.

Job No.	Dwg No.	Scale	Drawn	Date
IOA	01 / 11	1 : 100	Ismail	01-Jun-2016

Chandrashekhar
Architect
Omkar Pearl Tower, CHS, 1st Floor, Opp. Vijay Nagar Society, Andheri Sahar Road, Andheri (E), Mumbai 400 069.

Approved subject to the conditions mentioned in Letter No. SRA/ENG/ 2014/ 1111/ A-P dt. 19 JUN 2016
Executive Engineer
Slum Rehabilitation Authority



Lower Level Shops Plan