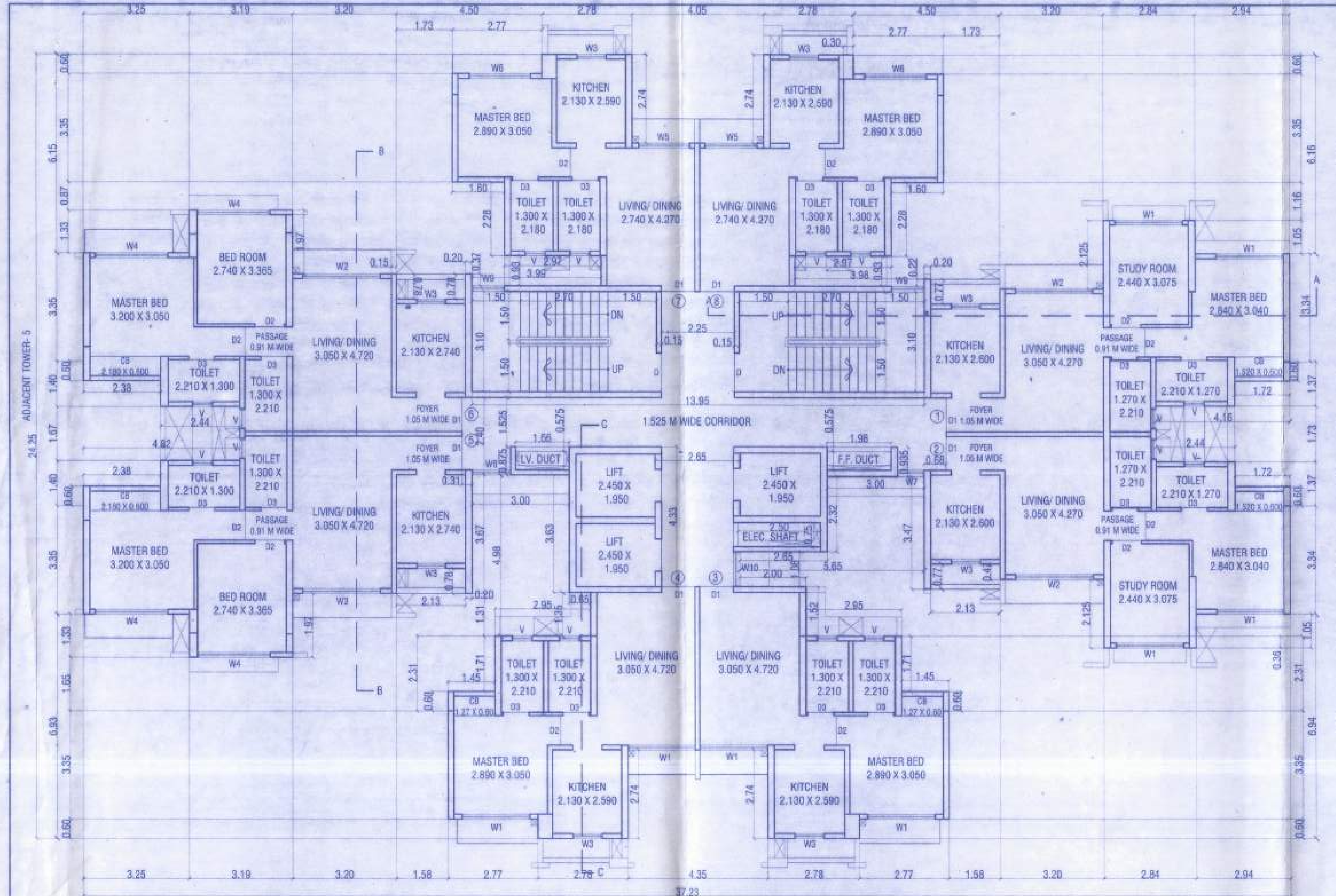
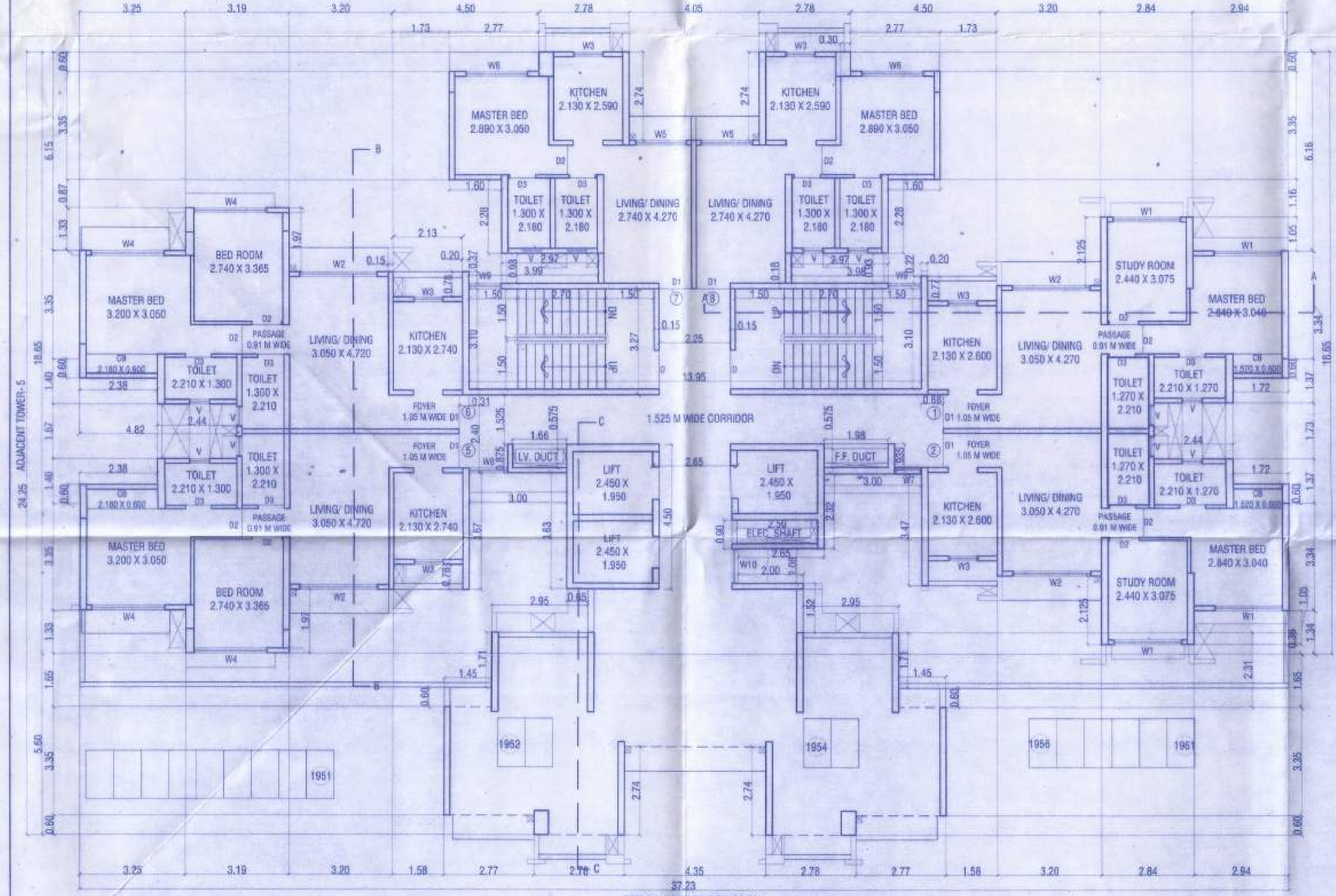
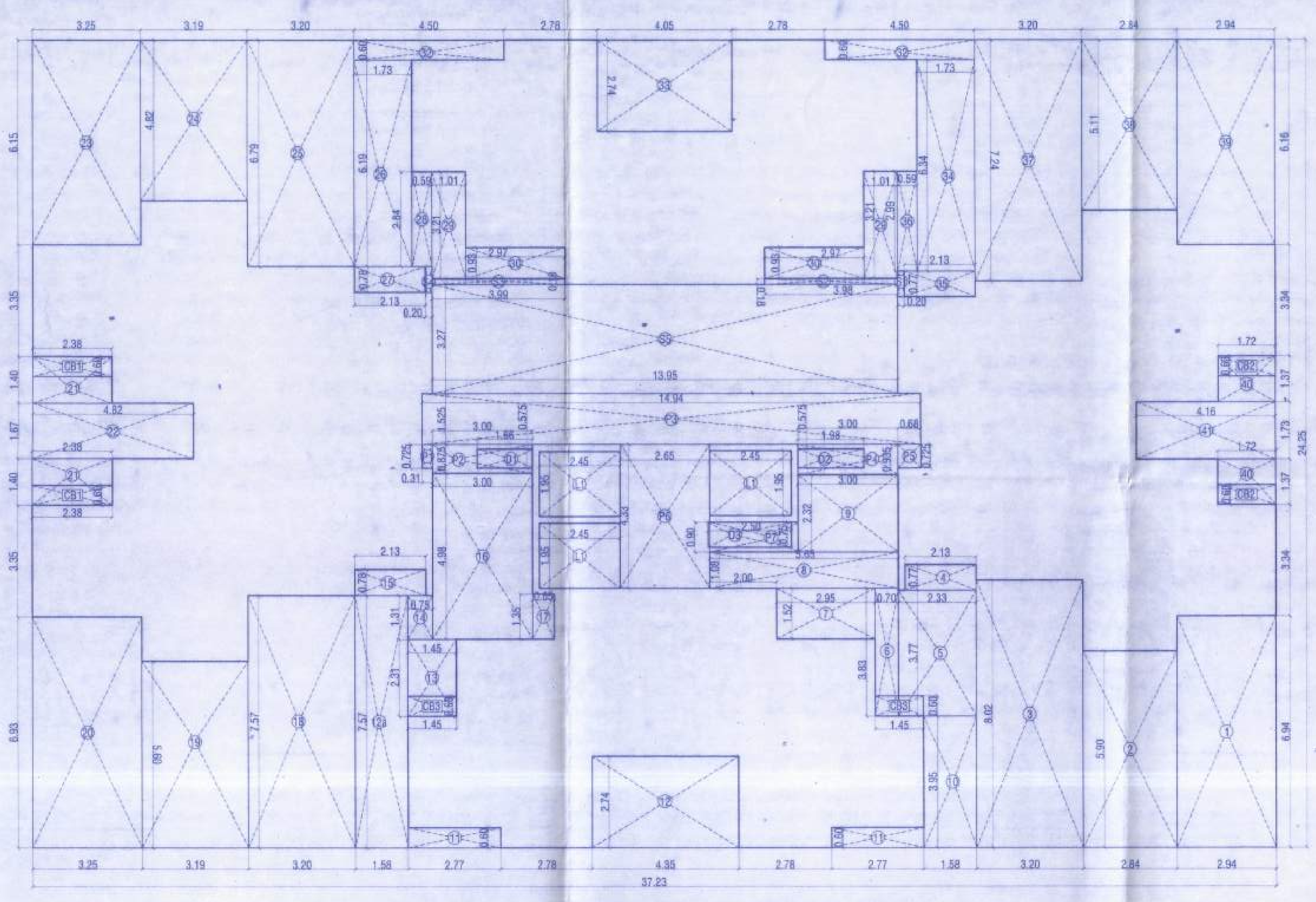


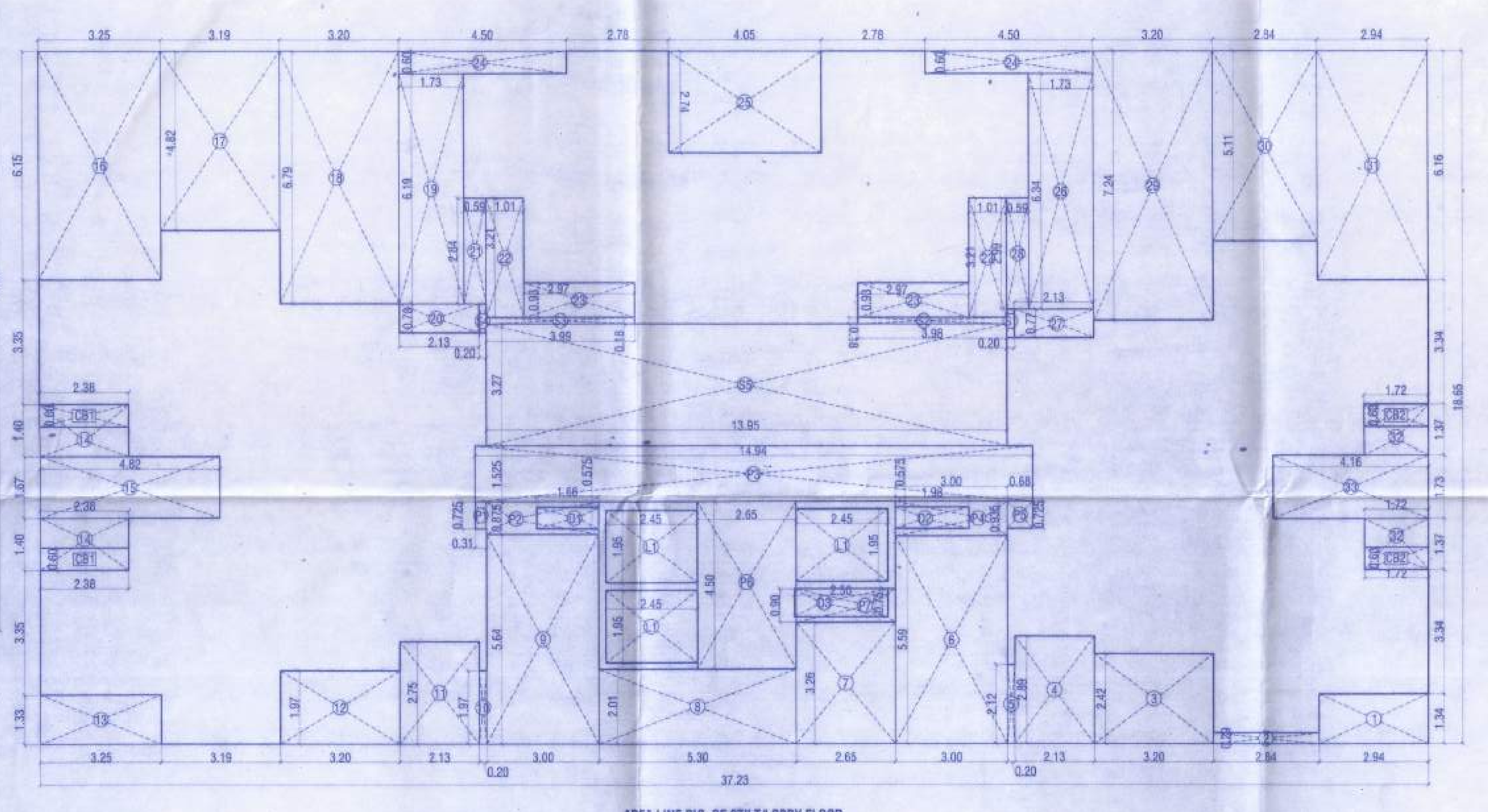
1ST TO 5TH & 7TH TO 10TH, 12TH TO 16TH,18TH TO 20TH TYPICAL FLOOR PLAN
SCALE 1:100



STILT/LOBBY FLOOR PLAN
SCALE 1:100



AREA LINE DIG. OF TYPICAL FLOOR (1ST TO 5TH, 7 TH TO 10TH, 12 TH TO 16TH,18TH TO 20TH FLOOR PLAN)
SCALE 1:100



AREA LINE DIG. OF STILT/LOBBY FLOOR
SCALE 1:100

BUILT UP AREA CALCULATION OF 1ST TO 5TH & 7TH TO 10TH, 12TH TO 16TH, 18TH TO 20TH FLOOR :
BLOCK "A" = 37.23 X 24.25 = 902.83 SQ.M.
DEDUCTION FOR

1.	2.94	X	6.94		=	20.40
2.	2.84	X	5.90		=	16.76
3.	3.20	X	8.02		=	25.66
4.	2.13	X	0.77		=	1.64
5.	2.33	X	3.77		=	8.78
6.	0.70	X	3.83		=	2.68
7.	2.95	X	1.52		=	4.48
8.	5.65	X	1.08		=	6.10
9.	3.00	X	2.32		=	6.96
10.	1.58	X	3.95		=	6.24
11.	2.77	X	0.60	X 2	=	3.32
12.	4.35	X	2.74		=	11.92
12a.	1.58	X	7.57		=	11.96
13.	1.45	X	2.31		=	3.35
14.	0.75	X	1.31		=	0.98
15.	2.13	X	0.78		=	1.66
16.	3.00	X	4.98		=	14.94
17.	0.65	X	1.35		=	0.88
18.	3.20	X	7.57		=	24.22
19.	3.19	X	5.60		=	17.86
20.	3.25	X	6.93		=	22.52
21.	2.38	X	1.40	X 2	=	6.66
22.	4.82	X	1.67		=	8.05
23.	3.25	X	6.15		=	19.99
24.	3.19	X	4.82		=	15.38
25.	3.20	X	6.79		=	21.73
26.	1.73	X	6.19		=	10.71
27.	2.13	X	0.78		=	1.66
28.	0.59	X	2.84		=	1.68
29.	1.01	X	3.21	X 2	=	6.48
30.	2.97	X	0.93	X 2	=	5.52
32.	4.50	X	0.60	X 2	=	5.40
33.	4.05	X	2.74		=	11.10
34.	1.73	X	6.34		=	10.97
35.	2.13	X	0.77		=	1.64
36.	0.59	X	2.99		=	1.76
37.	3.20	X	7.24		=	23.17
38.	2.84	X	5.11		=	14.51
39.	2.94	X	6.16		=	18.11
40.	1.72	X	1.37	X 2	=	4.71
41.	4.16	X	1.73		=	7.20
S1.	0.20	X	0.77		=	0.15
S2.	3.98	X	0.18		=	0.72
S3.	3.99	X	0.18		=	0.72
S4.	0.20	X	0.78		=	0.16
S5.	13.95	X	3.27		=	45.62
P1.	0.31	X	0.72		=	0.22
P2.	3.00	X	0.88		=	2.64
P3.	14.94	X	1.53		=	22.86
P4.	3.00	X	0.93		=	2.79
P5.	0.68	X	0.72		=	0.49
P6.	2.65	X	4.33		=	11.47
P7.	2.65	X	0.90		=	2.39
L1.	2.45	X	1.95	X 3	=	14.33
TOTAL AREA					=	514.30

BUILT UP AREA OF 1ST TO 5TH & 7TH TO 10TH, 12TH TO 16TH, 18TH TO 20TH FLOOR
= 902.83 - 514.30 = 388.53 SQ.M
AS PER POLY LINE = 388.42 SQ.M

CUPBOARD AREA CALCULATION OF 1ST TO 5TH & 7TH TO 10TH, 12TH TO 16TH, 18TH TO 20TH FLOOR :

CB1	2.38	X	0.60	X 2	=	2.86	
CB2	1.72	X	0.60	X 2	=	2.06	
CB3	1.45	X	0.60	X 2	=	1.74	
TOTAL CUPBOARD AREA					=		6.66 SQ.M.

AS PER POLY LINE = 6.65 SQ.M.
= 6.65 X 17 = 113.05 SQ.M.

STAIRCASE AND PASSAGE AREA CALCULATION 1ST TO 5TH & 7TH TO 10TH, 12TH TO 16TH, 18TH TO 20TH FLOOR:
ADDITION FOR:

S1.	0.20	X	0.77	=	0.15
S2.	3.98	X	0.18	=	0.72
S3.	3.99	X	0.18	=	0.72
S4.	0.20	X	0.78	=	0.16
S5.	13.95	X	3.27	=	45.62
P1.	0.31	X	0.725	=	0.225
P2.	3.00	X	0.875	=	2.625
P3.	14.94	X	1.525	=	22.784
P4.	3.00	X	0.925	=	2.775
P5.	0.68	X	0.725	=	0.493
P6.	2.65	X	4.33	=	11.47
P7.	2.65	X	0.90	=	2.39
TOTAL STAIRCASE AREA				=	90.132

DEDUCTION FOR:

D1.	1.66	X	0.575	=	0.955
D2.	1.98	X	0.575	=	1.139
D3.	2.50	X	0.75	=	1.88
TOTAL STAIRCASE AREA				=	3.974

= 90.132 - 3.974 = 86.16 SQ.M.
AS PER POLY LINE = 86.18 SQ.M.

BUILT UP AREA CALCULATION OF STILT/LOBBY FLOOR :
BLOCK "A" = 37.23 X 18.65 = 694.34 SQ.M.
DEDUCTION FOR

1.	2.94	X	1.34		=	3.94
2.	2.84	X	0.29		=	0.82
3.	3.20	X	2.42		=	7.74
4.	2.13	X	2.89		=	6.16
5.	0.20	X	2.12		=	0.42
6.	3.00	X	5.59		=	16.77
7.	2.65	X	3.26		=	8.64
8.	5.30	X	2.01		=	10.65
9.	3.00	X	5.64		=	16.92
10.	0.20	X	1.97		=	0.39
11.	2.13	X	2.75		=	5.86
12.	3.20	X	1.97		=	6.30
13.	3.25	X	1.33		=	4.32
14.	2.38	X	1.40	X 2	=	6.66
15.	4.82	X	1.67		=	8.05
16.	3.25	X	6.15		=	19.99
17.	3.19	X	4.82		=	15.38
18.	3.20	X	6.79		=	21.73
19.	1.73	X	6.19		=	10.71
20.	2.13	X	0.78		=	1.66
21.	0.59	X	2.84		=	1.68
22.	1.01	X	3.21	X 2	=	6.48
23.	2.97	X	0.93	X 2	=	5.52
24.	4.50	X	0.60	X 2	=	5.40
25.	4.05	X	2.74		=	11.10
26.	1.73	X	6.34		=	10.97
27.	2.13	X	0.77		=	1.64
28.	0.59	X	2.99		=	1.76
29.	3.20	X	7.24		=	23.17
30.	2.84	X	5.11		=	14.51
31.	2.94	X	6.16		=	18.11
32.	1.72	X	1.37	X 2	=	4.71
33.	4.16	X	1.73		=	7.20
S1.	0.20	X	0.77		=	0.15
S2.	3.98	X	0.18		=	0.72
S3.	3.99	X	0.18		=	0.72
S4.	0.20	X	0.78		=	0.16
S5.	13.95	X	3.27		=	45.62
P1.	0.31	X	0.72		=	0.22
P2.	3.00	X	0.88		=	2.64
P3.	14.94	X	1.53		=	22.86
P4.	3.00	X	0.93		=	2.79
P5.	0.68	X	0.72		=	0.49
P6.	2.65	X	4.50		=	11.93
P7.	2.65	X	0.90		=	2.39
L1.	2.45	X	1.95	X 3	=	14.33
TOTAL AREA					=	390.38

BUILT UP AREA OF STILT/LOBBY FLOOR :
= 694.34 - 390.38 = 303.96 SQ.M.
AS PER POLY LINE = 303.88 SQ.M.

CUPBOARD AREA CALCULATION OF STILT/LOBBY FLOOR :

CB1	2.38	X	0.60	X 2	=	2.86	
CB2	1.72	X	0.60	X 2	=	2.06	
TOTAL CUPBOARD AREA					=		4.92 SQ.M.

AS PER POLY LINE = 4.91 SQ.M.

STAIRCASE AND PASSAGE AREA CALCULATION STILT/LOBBY FLOOR :
ADDITION FOR

S1.	0.20	X	0.77	=	0.15
S2.	3.98	X	0.18	=	0.72
S3.	3.99	X	0.18	=	0.72
S4.	0.20	X	0.78	=	0.16
S5.	13.95	X	3.27	=	45.62
P1.	0.31	X	0.725	=	0.225
P2.	3.00	X	0.875	=	2.625
P3.	14.94	X	1.525	=	22.784
P4.	3.00	X	0.925	=	2.775
P5.	0.68	X	0.725	=	0.493
P6.	2.65	X	4.50	=	11.93
P7.	2.65	X	0.90	=	2.39
TOTAL STAIRCASE AREA				=	90.592

DEDUCTION FOR:

D1.	1.66	X	0.575	=	0.955
D2.	1.98	X	0.575	=	1.139
D3.	2.50	X	0.75	=	1.88
TOTAL STAIRCASE AREA				=	3.974

= 90.592 - 3.974 = 86.62 SQ.M.
AS PER POLY LINE = 86.64 SQ.M.

CLUSTER - 5 TOWER - 6
(LOWER STILT + UPPER STILT +1ST PODIUM LVL.+ STILT/LOBBY LVL. +1ST TO 20TH FLOOR)

76/107

CONTENTS OF SHEET

STILT/LOBBY FLOOR PLAN, TYPICAL FLOOR PLAN, AREA LINE DIAGRAM & AREA CALCULATIONS,ETC.

STAMP OF APPROVAL OF PLAN

PLANS APPROVED (107...NOS OF DRAWINGS)
WHICH ARE TO BE READ ALONG WITH
COMMENCEMENT CERTIFICATE / AMENDED
COMMENCEMENT CERTIFICATE ISSUED ~~UPTO~~
~~PLINTH LEVEL~~ BEARING pu01/BPTP-Usarghar-Sandap
NO. SROT/Gooatrcovgt
DATE 01/02/2020
AND THE CONDITIONS MENTIONED THEREIN
Planner
Planning Division
MMRDA
03 FEB 2020

SCHEDULE OF DOOR & WINDOW

S.NO.	TYPE DOOR & WINDOW	OPENING SIZE	DESCRIPTION
1	D1	1.05 x 2.25	SINGLE SHUTTER FIRE RATED FLUSH DOOR
2	D2	0.91 x 2.25	SINGLE SHUTTER FLUSH DOOR
3	D3	0.75 x 2.25	SINGLE SHUTTER FLUSH DOOR
5	D5	1.20 x 2.25	DOUBLE RATED FIRE DOOR
6	W1	2.35 x 2.25	3 PANEL SLIDING ALLUMINIUM WINDOW
7	W2	2.68 x 2.25	3 PANEL SLIDING ALLUMINIUM WINDOW
8	W3	2.65 x 2.25	3 PANEL SLIDING ALLUMINIUM WINDOW
8	W4	2.28 x 2.25	3 PANEL SLIDING ALLUMINIUM WINDOW
9	W5	1.80 x 2.25	2 PANEL SLIDING WINDOW / PART FIXED
10	W6	1.50 x 1.45	2 PANEL SLIDING WINDOW / PART FIXED
11	W7	0.95 x 1.20	2 PANEL SLIDING ALLUMINIUM WINDOW
12	W8	0.90 x 1.20	2 PANEL SLIDING ALLUMINIUM WINDOW
13	W9	0.85 x 1.65	2 PANEL SLIDING ALLUMINIUM WINDOW
14	V1	0.60 x 1.05	LOUVERED VENTILATOR

DESCRIPTION OF PROPOSAL

PROPOSED **INTEGRATED TOWNSHIP PROJECT** ON PLOT BEARING VILLAGE - USARGHAR BEARING S. NO. 17/1,17/2, 17/3/A, 17/3/B, 17/4, 17/5, 19/1,19/2,19/3,19/4,20/3,20/3,20/4,20/5,34/1,36 /1A, 36 /1/B, 37/1, 37/2, 38/1, 38/2, 38/3, 38/4, 70/9, 70/10, 70/11, 71/1, 71/2, 71/3, 71/4, 71/8, 91/1, 91/2, 91/3, 91/4, 91/5, 92/1, 92/2, 93/P, 103/2,103/3,103/4,103/5,103/6/A, 103/6/B, 103/7, 103/8, 103/9, 103/10, 103/11,103/12,103/13,103/14/B, 103/15, 103/16, 103/17, 103/18, 106/2,106/3,107/1, 107/2/A, 107/2/B, 107/3, 107/4, 107/5, 107/6, 107/7, 107/8, 107/9, 107/10, 107/11, 107/12, 107/13, 107/14, 107/15, 107/16, 107/17, 107/18, 107/19, 107/20, 107/22,107/23, 107/24,107/25A,107/25B, 107/26A,107/26B,108/1, 108/2, 108/3, 109P, 134/1, 134/2,134/3 DIST- THANE AND VILLAGE SANDAP BEARING S. NO. 2 , 21/1 DIST- THANE

NAME AND ADDRESS OF / P.O.A.H.

DIRECTOR , S. S. RUNWAL
M/S. HORIZON PROJECTS PVT. LTD.
RUNWAL GROUP, RUNWAL & OMKAR ESQUARE,
5TH FLOOR, OPP SION CHUNABHATTI SIGNAL,
SION (EAST) MUMBAI - 400022.

Pallavi Matkari

SIGNATURE OF OWNER / P.O.A.H.

SIGNATURE OF ARCHITECT

ARCHITECTS

saakaar ARCHITECTS

2ND FLOOR, NAKSHATRA, A WING,
NEAR TMC, ALMEIDA ROAD,
PANCHPAKHADI, THANE (W), 400 602
PHONE - 2537 8701, TELEFAX - 2536 4700
E MAIL - saakaararchitects@yahoo.co.in

DRG.NO.	SCALE	DATE	DRN BY	CHKD BY
C-669/2019/A-M/76	1:100	21/01/2020	PRATHAMESH/GAURAV	

\\SERVER\Saakaar12\Cad Drawings\RUNWAL USARGHAR - MY CITY\2. MUNICIPAL\14. ITP - Revised Layout Approval - Cluster 4 - 20 Floors\11. Cluster 5 - Tower - 3,6,9 & 12.dwg