भोगवटे पत्र क्र. निभामनपा/नर/ 29103/2022-23
दि. 22/6/2022
बंधनकारक राहून मुख/सुधारीत बांधकाम
नकाशे (प्रारंभ प्रमाणपत्र) मंजूर.

मा. आयुक्त सो. यांच्या सूचनेने

सहायक संचालक नगररचना
जिल्हा - भाईंदर उच्चाधिकारसमिती

AREA DIAGRAM (1ST TO 7TH FLR)
SCALE 1:200

AREA CALCULATION (1ST TO 7TH FLR) (WING - A)						
1	3.65	x 3.05 x 4	=	44.53	sq.mt	
2	4.20	x 5.65 x 3	=	71.19	sq.mt	
3	1.50	x 6.45 x 3	=	29.02	sq.mt	
4	3.75	x 3.20	=	12.00	sq.mt	
5	3.75	x 6.25	=	23.43	sq.mt	
6	3.05	x 3.50	=	10.67	sq.mt	
7	2.15	x 1.35 x 3	=	8.70	sq.mt	
8	1.65	x 2.25 x 3	=	11.13	sq.mt	
9	2.55	x 3.90 x 3	=	29.83	sq.mt	
10	5.95	x 3.65	=	21.71	sq.mt	
11	2.98	x 3.50 x 2	=	20.86	sq.mt	
TOTAL			=	283.07	sq.mt	

BALCONY AREA CALCULATION (1ST TO 7TH FLR) X WING - A)					
B1	0.60	x 3.05 x 3	=	5.49	sq.mt
B2	1.25	x 3.20	=	4.00	sq.mt
B3	1.25	x 6.25	=	7.81	sq.mt
B4	5.95	x 1.20	=	7.14	sq.mt
B5	3.05	x 1.20	=	3.66	sq.mt
PROPOSED BALCONY AREA			=	28.10	sq.mt
PERMISSIBLE BAL. AREA 10%OF			=	28.30	sq.mt
EXCESS BALCONY AREA			=	NIL	

STAIR CASE AREA CALCULATION (1ST TO 7TH FLR) (WING - A)						
a	1.50	x 5.05	=	7.57	sq.mt	
b	1.65	x 0.42	=	0.69	sq.mt	
c	1.88	x 0.79 x 0.5 x 2	=	1.48	sq.mt	
d	1.88	x 0.51 x 0.5 x 2	=	0.95	sq.mt	
e	7.96	x 1.80	=	14.32	sq.mt	
f	2.15	x 2.15	=	4.62	sq.mt	
g	2.60	x 2.30	=	5.98	sq.mt	
h	1.08	x 1.65	=	1.78	sq.mt	
i	1.25	x 1.50	=	1.87	sq.mt	
j	3.90	x 3.08	=	12.01	sq.mt	
k	3.90	x 0.64 x 0.5	=	1.25	sq.mt	
l	3.32	x 0.46 x 0.5	=	0.76	sq.mt	
m	0.47	x 0.14 x 0.5	=	0.03	sq.mt	
n	3.23	x 0.61 x 0.5	=	0.99	sq.mt	
o	2.12	x 0.07 x 0.5	=	0.07	sq.mt	
TOTAL			=	54.37	sq.mt	
DEDUCTION FOR						
D	0.24	x 0.80	=	0.19	sq.mt	
D1	2.00	x 2.00	=	4.00	sq.mt	
D2	2.45	x 2.00	=	4.90	sq.mt	
D3	1.50	x 1.55	=	2.32	sq.mt	
TOTAL			=	11.41	sq.mt	
PROPOSED STAIRCASE AREA (54.37 - 11.41)			=	42.96	sq.mt	
PERMISSIBLE ST. AREA 15%OF			=	42.46	sq.mt	
EXCESS STAIRCASE AREA			=	0.50	sq.mt	

AREA CALCULATION (1ST TO 7TH FLR) (WING - B)						
1	3.65	x 3.05 x 4	=	44.53	sq.mt	
2	4.20	x 5.65 x 3	=	71.19	sq.mt	
3	1.50	x 6.45 x 3	=	29.02	sq.mt	
4	3.75	x 3.20	=	12.00	sq.mt	
5	3.75	x 6.25	=	23.43	sq.mt	
6	3.05	x 3.50	=	10.67	sq.mt	
7	2.15	x 1.35 x 3	=	8.70	sq.mt	
8	1.65	x 2.25 x 3	=	11.13	sq.mt	
9	2.55	x 3.90 x 3	=	29.83	sq.mt	
10	5.95	x 3.65	=	21.71	sq.mt	
11	2.98	x 3.50 x 2	=	20.86	sq.mt	
TOTAL			=	283.07	sq.mt	

BALCONY AREA CALCULATION (1ST TO 7TH FLR) (WING - B)					
B1	0.60	x 3.05 x 3	=	5.49	sq.mt
B2	1.25	x 3.20	=	4.00	sq.mt
B3	1.25	x 6.25	=	7.81	sq.mt
B4	5.95	x 1.20	=	7.14	sq.mt
B5	3.05	x 1.20	=	3.66	sq.mt
PROPOSED BALCONY AREA			=	28.10	sq.mt
PERMISSIBLE BAL. AREA 10%OF			=	28.30	sq.mt
EXCESS BALCONY AREA			=	NIL	

STAIR CASE AREA CALCULATION (1ST TO 7TH FLR.) (WING - B)						
a	1.50	x 5.05	=	7.57	sq.mt	
b	1.65	x 0.42	=	0.69	sq.mt	
c	1.88	x 0.79 x 0.5 x 2	=	1.48	sq.mt	
d	1.88	x 0.51 x 0.5 x 2	=	0.95	sq.mt	
e	7.96	x 1.80	=	14.32	sq.mt	
f	2.15	x 2.15	=	4.62	sq.mt	
g	2.60	x 2.30	=	5.98	sq.mt	
h	1.08	x 1.65	=	1.78	sq.mt	
i	1.25	x 1.50	=	1.87	sq.mt	
j	3.90	x 3.08	=	12.01	sq.mt	
k	3.90	x 0.64 x 0.5	=	1.25	sq.mt	
l	3.32	x 0.46 x 0.5	=	0.76	sq.mt	
m	0.47	x 0.14 x 0.5	=	0.03	sq.mt	
n	3.23	x 0.61 x 0.5	=	0.99	sq.mt	
o	2.12	x 0.07 x 0.5	=	0.07	sq.mt	
TOTAL			=	54.37	sq.mt	
DEDUCTION FOR						
D	0.24	x 0.80	=	0.19	sq.mt	
D1	2.00	x 2.00	=	4.00	sq.mt	
D2	2.45	x 2.00	=	4.90	sq.mt	
D3	1.50	x 1.55	=	2.32	sq.mt	
TOTAL			=	11.41	sq.mt	
PROPOSED STAIRCASE AREA (54.37 - 11.41)			=	42.96	sq.mt	
PERMISSIBLE ST. AREA 15%OF			=	42.46	sq.mt	
EXCESS STAIRCASE AREA			=	0.50	sq.mt	

BUILT UP AREA CALCULATION (WING - B)						
8TH & 13TH FLR						
1	3.05	X 1.20 X 3 NOS	=	10.98	SQ.MT.	
2	4.70	X 3.05 X 3 NOS	=	43.00	SQ.MT.	
3	0.75	X 2.25 X 3 NOS	=	5.06	SQ.MT.	
4	5.41	X 3.05 X 3 NOS	=	49.50	SQ.MT.	
5	1.65	X 6.45 X 3 NOS	=	31.92	SQ.MT.	
6	5.75	X 2.60 X 3 NOS	=	40.95	SQ.MT.	
7	5.75	X 6.25 X 1 NOS	=	35.93	SQ.MT.	
8	1.50	X 5.47 X 1 NOS	=	8.20	SQ.MT.	
8a	0.15	X 0.42 X 1 NO	=	0.06	SQ.MT.	
9	5.50	X 3.20 X 1 NO	=	17.60	SQ.MT.	
10	0.25	X 3.10 X 1 NO	=	0.77	SQ.MT.	
11	2.08	X 0.72 X 1 NO	=	2.14	SQ.MT.	
12	3.05	X 4.88 X 1 NO	=	14.88	SQ.MT.	
13	2.55	X 4.95 X 2 NO	=	25.24	SQ.MT.	
13a	3.05	X 4.55 X 1 NO	=	13.88	SQ.MT.	
14	2.90	X 4.55 X 1 NO	=	13.20	SQ.MT.	
14a	0.15	X 1.20 X 1 NO	=	0.18	SQ.MT.	
14b	0.15	X 0.60 X 1 NO	=	0.09	SQ.MT.	
15	1.80	X 0.75 X 1 NO	=	1.35	SQ.MT.	
15a	1.65	X 0.75 X 1 NO	=	1.23	SQ.MT.	
15b	0.15	X 0.60 X 1 NO	=	0.09	SQ.MT.	
16	2.15	X 1.50 X 2 NO	=	6.45	SQ.MT.	
17	1.65	X 2.40 X 2 NO	=	7.92	SQ.MT.	
18	3.95	X 1.80 X 1 NO	=	7.11	SQ.MT.	
19	4.70	X 1.50 X 1 NO	=	7.05	SQ.MT.	
19a	4.55	X 0.15 X 1 NO	=	0.68	SQ.MT.	
20	1.07	X 1.65 X 1 NO	=	1.76	SQ.MT.	
21	3.05	X 5.60 X 1 NO	=	17.08	SQ.MT.	
22	1.20	X 2.90 X 1 NO	=	3.48	SQ.MT.	
22a	0.15	X 0.75 X 1 NO	=	0.11	SQ.MT.	
23	0.90	X 0.38 X 2 NO	=	0.68	SQ.MT.	
24	1.80	X 0.90 X 0.5 X 2	=	1.62	SQ.MT.	
25	0.53	X 0.27 X 0.5 X 2	=	0.14	SQ.MT.	
26	2.30	X 2.60 X 1 NO	=	5.98	SQ.MT.	
27	2.15	X 2.15 X 1 NO	=	4.62	SQ.MT.	
28	7.96	X 1.80 X 1 NO	=	14.32	SQ.MT.	
29	3.08	X 3.90 X 1 NO	=	12.01	SQ.MT.	
30	1.89	X 1.07 X 1 NO	=	2.02	SQ.MT.	
31	1.41	X 0.70 X 0.5 X 1	=	0.49	SQ.MT.	
32	1.43	X 0.72 X 0.5 X 1	=	0.51	SQ.MT.	
		TOTAL ADDITION	=	410.28	SQ.MT.	
DEDUCTION						
1.	2.00	X 2.45 X 1 NO	=	4.90	SQ.MT.	
1.1	2.00	X 2.00 X 1 NO	=	4.00	SQ.MT.	
1.2	1.50	X 1.55 X 1 NO	=	2.32	SQ.MT.	
D	0.24	X 0.80 X 1 NO	=	0.19	SQ.MT.	
TOTAL DEDUCTION			=	11.41	SQ.MT.	
BUILT UP AREA (410.28- 11.41)			=	398.87	SQ.MT.	

AREA CALCULATION (WING - A) (8TH & 13TH FLR.)						
1	3.65	x 3.05 x 4	=	44.53	sq.mt	
2	4.20	x 5.65 x 3	=	71.19	sq.mt	
3	1.50	x 6.45 x 3	=	29.07	sq.mt	
4	3.75	x 3.20	=	12.00	sq.mt	
5	3.75	x 6.25	=	23.43	sq.mt	
6	3.05	x 3.50	=	10.67	sq.mt	
7	2.15	x 1.35 x 2	=	5.80	sq.mt	
8	1.65	x 2.25 x 2	=	7.42	sq.mt	
9	2.55	x 3.90 x 2	=	19.89	sq.mt	
10	3.05	x 3.65	=	11.13	sq.mt	
11	3.05	x 3.50	=	10.67	sq.mt	
TOTAL			=	245.75	sq.mt	

BALCONY AREA CALCULATION (8TH & 13TH FLR) WING - A					
B1	0.60	x 3.05 x 3	=	5.49	sq.mt
B2	1.25	x 3.20	=	4.00	sq.mt
B3	1.25	x 6.25	=	7.81	sq.mt
B5	3.05	x 1.20 x 3	=	7.32	sq.mt
PROPOSED BALCONY AREA			=	24.62	sq.mt
PERMISSIBLE BAL. AREA 10%OF			=	24.57	sq.mt
EXCESS BALCONY AREA			=	0.05	sq.mt

BUILT UP AREA STATEMENT AS PER PERVIOUS APPROVAL (WING-A)				
FLOOR	BUILT UP AREA	EXCESS STR. AREA	EXCESS BAL. AREA	TOTAL AREA (Sq.mt.)
GR.FL.	STILT	-	-	STILT
1st FL.	283.07	0.50	-	283.57
2nd FL.	283.07	0.50	-	283.57
3rd FL.	283.07	0.50	-	283.57
4th FL.	283.07	0.50	-	283.57
5th FL.	283.07	0.50	-	283.57
6th FL.	283.07	0.50	-	283.57
7th FL.	283.07	0.50	-	283.57
8th FL.	245.75	0.43	0.05	246.23
9th FL.	283.56	0.43	-	283.99
10th FL.	283.56	0.43	-	283.99
11th FL.	283.56	0.43	-	283.99
12th FL.	283.56	0.43	-	283.99
13th FL.	245.75	0.47	0.05	246.23
14th FL.	283.56	0.43	-	283.99
TOTAL	3890.79	6.51	0.10	3897.40

TOTAL GROSS BUILT UP AREA - 5573.92 SQ.MT.

BUILT UP AREA STATEMENT AS PER PERVIOUS APPROVAL (WING-B)				
FLOOR	BUILT UP AREA	EXCESS STR. AREA	EXCESS BAL. AREA	TOTAL AREA (Sq.mt.)
GR.FL.	STILT	-	0.00	STILT
1st FL.	283.07	0.50	-	283.57
2nd FL.	283.07	0.50	-	283.57
3rd FL.	283.07	0.50	-	283.57
4th FL.	283.07	0.50	-	283.57
5th FL.	283.07	0.50	-	283.57
6th FL.	283.07	0.50	-	283.57
7th FL.	283.07	0.50	-	283.57
TOTAL	1981.49	3.50	0.00	1984.99

TOTAL GROSS BUILT UP AREA - 2957.60 SQ.MT.

TYPICAL FLOOR PLAN
1ST TO 7TH FLOOR PLAN
SCALE:- 1:100

WING - A

WING - B

GROUND FLOOR PLAN
SCALE:- 1:100

AREA CALCULATION (GR. FLR.) WING -A					
1	4.10	x 2.60	=	10.66	sq.mt
2	3.05	x 2.25	=	6.86	sq.mt
3	2.55	x 2.65	=	6.75	sq.mt
TOTAL			=	24.27	sq.mt

WING - A

AREA DIAGRAM (GR. FLR)
SCALE 1:200

WING - B

AREA CALCULATION (GR. FLR.) WING -B					
1	4.10	x 2.60	=	10.66	sq.mt
2	3.05	x 2.25	=	6.86	sq.mt
3	2.55	x 2.65	=	6.75	sq.mt
TOTAL			=	24.27	sq.mt

AREA DIAGRAM (8TH & 13TH. FLR)
SCALE 1:200

REFUGE FLOOR PLAN
8TH & 13TH FLOOR PLAN
SCALE:- 1:100

AREA PER FLR=449.86 X 2
=899.72/12.50
=71.97 X 0.3
=21.59 REFUGE REQUIRED
PROVIDED = 38.27 SQ.MT

O.P SECTION
SCALE:-1:100

SECTION - A - A
(WING-A & B)
SCALE:- 1:100

FORM II

CONTENTS OF SHEET
GR. & 1ST TYP. FLRS., AREA STATEMENT, SECTION & AREA CALCULATIONS

STAMP OF DATE OF RECEIPT OF PLANS | STAMP OF APPROVAL OF PLANS

SO/CSO/JE	DESCRIPTION	DATE	SIGNATURE

CERTIFICATE OF AREA

I HEREBY THAT I HAVE MEASURED EXISTING PLOT UNDER REFERENCE ON AND TO THE BEST OF MY KNOWLEDGE AND BELIEF THE AREA AS SHOWN IN THE PLAN ARE AS ARE ASCERTAINED BY ME AND ARE CORRECT AS PER MEASUREMENTS AND CALCULATIONS MADE BY ME AND AS PER THE DEFINITIONS OF DEVELOPMENT CONTROL REGULATIONS FOR GREATER MUMBAI, 1991 AND AMENDMENTS THEREOF.

SIGNATURE OF LICENSED SURVEYOR OR TOWN PLANNER OR STRUCTURAL ENGINEER / SUPERVISOR ARCHITECT

DESCRIPTION OF PROPOSAL AND PROPERTY

PROPOSED RESIDENTIAL BLDG. ON LAND BEARING C.S.NO. 1(PART) OF VILLAGE MAHAJANWADI AT MIRA ROAD, MAHAJANWADI, MIRA ROAD (E), DIST. THANE.

NAME OF THE OWNER

For GEETA DEVELOPERS

Partner

DATE	SCALE	DRAWN BY	CHECKED BY
15.06.2022	AS SHOWN	AS SHOWN	AS SHOWN

NORTH

ANISH & ASSOCIATES
1st & 2nd Floor, Ramdev Esquire, Deepak Hospital Road, Next to S. K. English High School, Bhayander (East).
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