SHEET NO. 02 / 14

# PROFORMA - B

CONTENT OF THE SHEET

BASEMENT 2 FLOOR PLAN, PARKING STATEMENT AREA LINE DIAGRAM & CALCULATION (WING B)
(SALE RESIDENTIAL)

STAMP OF APPROVAL OF PLAN

Approved Subject to the conditions Mentioned in this office permission Letter No. EE/S.R.A./CHE/ 17PR/1082/20/1100S/Ap Dt.- 23 JUL 2020 wing - B

Executive Engineer
Slum Rehabilitation Authority

NOTES :-

| SUMMARY FOR SALE RESIDENTIAL (WING B) | | | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| FLOORS | CONSTRUCTION BUILT-UP | ENTRANCE LOBBY | PODIUM AREA | STAIRCASE LOBBY | ED-PD | REQUIRED REFUGE | PROPOSED REFUGE | EXCESS REFUGE | METER ROOM | PART TERRACE | AMENITY | SALE BUA | SALE PUNGDIE (50%) |
| BASEMENT- 2 | 3149.91 | | | | | | | | | | | -- | -- |
| BASEMENT- 1 | 3149.91 | | | | | | | | | | | -- | -- |
| GROUND FLOOR | 1982.12 | | | | | | | | | | | -- | -- |
| 1ST FLOOR (P) | 1679.60 | | | | | | | | | | | -- | -- |
| 2ND FLOOR (P + 1 RESI.) | 1680.83 | | 188105 | 399.10 | 11.54 | | | | | 57.70 | | 241.44 | -- |
| 3RD TO 6TH FLOOR (P + RESI) | = 3030.32 X 4 | | =1476.14 X 4 591256 | =398.10 X 4 1196.40 | =11.54 X 4 46.16 | | | | | | | =241.44 X 4 965.76 | -- |
| 7TH FLOOR (REFUGE) | 3066.56 | | 147824 | 399.10 | 11.54 | 92.72 | 97.79 | 5.00 | | | | 181.66 | -- |
| 8TH TO 11TH FLOOR (P + RESI.) | = 3030.32 X 4 | | =1476.14 X 4 591256 | =398.10 X 4 1196.40 | =11.54 X 4 46.16 | | | | | | | =241.44 X 4 965.76 | -- |
| 12TH FLOOR (AMENITY) | 2227.49 | 31.64 | 116399 | 237.88 | 11.36 | | | | | | 612.60 | 0.00 | -- |
| 13TH TO 14 TH FLOOR (RESI. | = 834.94 X 2 1669.88 | | | =238.07 X 2 476.14 | =11.54 X 2 23.08 | | | | | | | =595.39 X 2 1170.86 | -- |
| 15TH FLOOR (REFUGE) | 901.15 | | | 238.07 | 11.54 | 159.11 | 166.10 | 6.00 | 19.72 | | | 465.72 | -- |
| 16TH TO 21ST FLOOR (RESI.) | = 834.94X 6 5009.64 | | | =238.07 X 6 1428.42 | =11.54 X 6 69.24 | | | | | | | =595.39 X 6 3571.38 | -- |
| 22ND FLOOR (REFUGE) | 901.15 | | | 238.07 | 11.54 | 159.11 | 166.10 | 6.00 | 19.72 | | | 465.72 | -- |
| 23RD TO 28TH FLOOR (RESI.) | = 834.94X 6 5009.64 | | | =238.07 X 6 1428.42 | =11.54 X 6 69.24 | | | | | | | =595.39 X 6 3571.38 | -- |
| 29TH FLOOR (REFUGE) | 901.15 | | | 238.07 | 11.54 | 159.11 | 166.10 | 6.00 | 19.72 | | | 465.72 | -- |
| 30TH TO 35TH FLOOR (RESI.) | = 834.94X 6 5009.64 | | | =238.07 X 6 1428.42 | =11.54 X 6 69.24 | | | | | | | =595.39 X 6 3571.38 | -- |
| 36TH FLOOR (REFUGE) | 901.15 | | | 238.07 | 11.54 | 159.11 | 166.10 | 6.00 | 19.72 | | | 465.72 | -- |
| 37TH TO 42ND FLOOR (RESI.) | = 834.94X 6 5009.64 | | | =238.07 X 6 1428.42 | =11.54 X 6 69.24 | | | | | | | =595.39 X 6 3571.38 | -- |
| 43RD FLOOR (REFUGE) | 901.15 | | | 238.07 | 11.54 | 42.04 | 166.10 | 124.06 | 19.72 | | | 465.72 | -- |
| 44TH FLOOR | 834.94 | | | 238.07 | 11.54 | | | | | | | 595.39 | |
| TOTAL | 59577.91 | 31.64 | 1036120 | 10547.12 | 496.66 | 886.37 | 938.29 | 124.06 | 98.60 | 57.70 | 612.60 | 20487.16 | -- |

| | |
|---|---|
| EXCESS REFUGE AREA | 124.06 |
| EXCESS AMENITY AREA | 202.86 |
| TOTAL SALE BUA | 20614.08 |

| TENEMENT STATEMENT | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|
| FLOORS | TYPOLOGY | FLAT 1 | FLAT 2 | FLAT3 | FLAT 4 | FLAT 5 | FLAT 6 | FLAT 7 | FLAT 8 | |
| | | 2BHK | 2BHK | 3BHK | 2BHK | 2BHK | 2BHK | 2BHK | 2BHK | |
| BASEMENT- 2 | | PARKING | | | | | | | | |
| BASEMENT- 1 | | PARKING | | | | | | | | |
| GROUND FLOOR | | PARKING | | | | | | | | |
| 1ST FLOOR (P) | | PARKING | | | | | | | | |
| 2ND TO 6TH FLOOR (P + RESI.) | | = 1 X 5 5 | = 1 X 5 5 | --- | --- | --- | --- | = 1 X 5 5 | = 1 X 5 5 | 20 |
| 7TH FLOOR (REFUGE) | | --- | 1 | --- | --- | --- | --- | 1 | 1 | 3 |
| 8TH TO 11TH FLOOR (P + RESI.) | | = 1 X 4 4 | = 1 X 4 4 | --- | --- | --- | --- | = 1 X 4 4 | = 1 X 4 4 | 16 |
| 12TH FLOOR (AMENITY) | | FITNESS CENTER | | | | | | | | |
| 13TH TO 14 TH FLOOR (RESI.) | | = 1 X 2 2 | = 1 X 2 2 | = 1 X 2 2 | = 1 X 2 2 | = 1 X 2 2 | = 1 X 2 2 | = 1 X 2 2 | = 1 X 2 2 | 16 |
| 15TH FLOOR (REFUGE) | | --- | 1 | 1 | 1 | 1 | 1 | 1 | --- | 6 |
| 16TH TO 21ST FLOOR (RESI.) | | = 1 X 6 6 | = 1 X 6 6 | = 1 X 6 6 | = 1 X 6 6 | = 1 X 6 6 | = 1 X 6 6 | = 1 X 6 6 | = 1 X 6 6 | 48 |
| 22ND FLOOR (REFUGE) | | --- | 1 | 1 | 1 | 1 | 1 | 1 | --- | 6 |
| 23RD TO 28TH FLOOR (RESI.) | | = 1 X 6 6 | = 1 X 6 6 | = 1 X 6 6 | = 1 X 6 6 | = 1 X 6 6 | = 1 X 6 6 | = 1 X 6 6 | = 1 X 6 6 | 48 |
| 29TH FLOOR (REFUGE) | | --- | 1 | 1 | 1 | 1 | 1 | 1 | --- | 6 |
| 30TH TO 35TH FLOOR (RESI.) | | = 1 X 6 6 | = 1 X 6 6 | = 1 X 6 6 | = 1 X 6 6 | = 1 X 6 6 | = 1 X 6 6 | = 1 X 6 6 | = 1 X 6 6 | 48 |
| SERVICE FLOOR | | SERVICE FLOOR | | | | | | | | |
| 36TH FLOOR (REFUGE) | | --- | 1 | 1 | 1 | 1 | 1 | 1 | --- | 6 |
| 37TH TO 42ND FLOOR (RESI.) | | = 1 X 6 6 | = 1 X 6 6 | = 1 X 6 6 | = 1 X 6 6 | = 1 X 6 6 | = 1 X 6 6 | = 1 X 6 6 | = 1 X 6 6 | 48 |
| 43RD FLOOR (REFUGE) | | --- | 1 | 1 | 1 | 1 | 1 | 1 | --- | 6 |
| 44TH FLOOR | | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 8 |
| TOTAL | | 36 | 42 | 32 | 32 | 32 | 32 | 42 | 37 | 285 |

| CO PARKING STATEMENT FOR SALE RESIDENTIAL TENEMENTS | | | |
|---|---|---|---|
| Sr. No. | D. C. RULES 44 OF TABLE 11 | No. of flats Proposed | Car Parking Spaces Required |
| 1 | One Parking Space Required for 4 T/S Having Carpet Upto 45.00 Sq.Mt. | 04 NOS. | 00 NOS. |
| 2 | One Parking Space Required for 2 T/S Having Carpet From 45.00 Sq.Mt. to 60.00 Sq.Mt. | 157 NOS | 78.50 NOS. |
| 3 | One Parking Space Required for 1 T/S Having Carpet Area From 60.00 Sq.Mt. to 90.00 Sq.Mt. | 64 NOS | 64 NOS. |
| 4 | One Parking Space Required for 2Ts. Having Carpet Area Exceeding 90.00 Sq.Mt. | 84 NOS. | 126.00 NOS. |
| Parking Spaces Required For sale Residential | | | 270.50 NOS. |

| | |
|---|---|
| 5 % VISITORS PARKING | = 13.52 NOS. |
| PARKING SPACES REQUIRED | = 284.02 NOS. SAY 284 NOS. |
| 50 % ADDITIONAL PARKING | = 142 NOS. |
| TOTAL PARKING PERMISSIBLE | = 426.00 NOS. |
| TOTAL PARKING PROPOSED | = 426.00 NOS. |

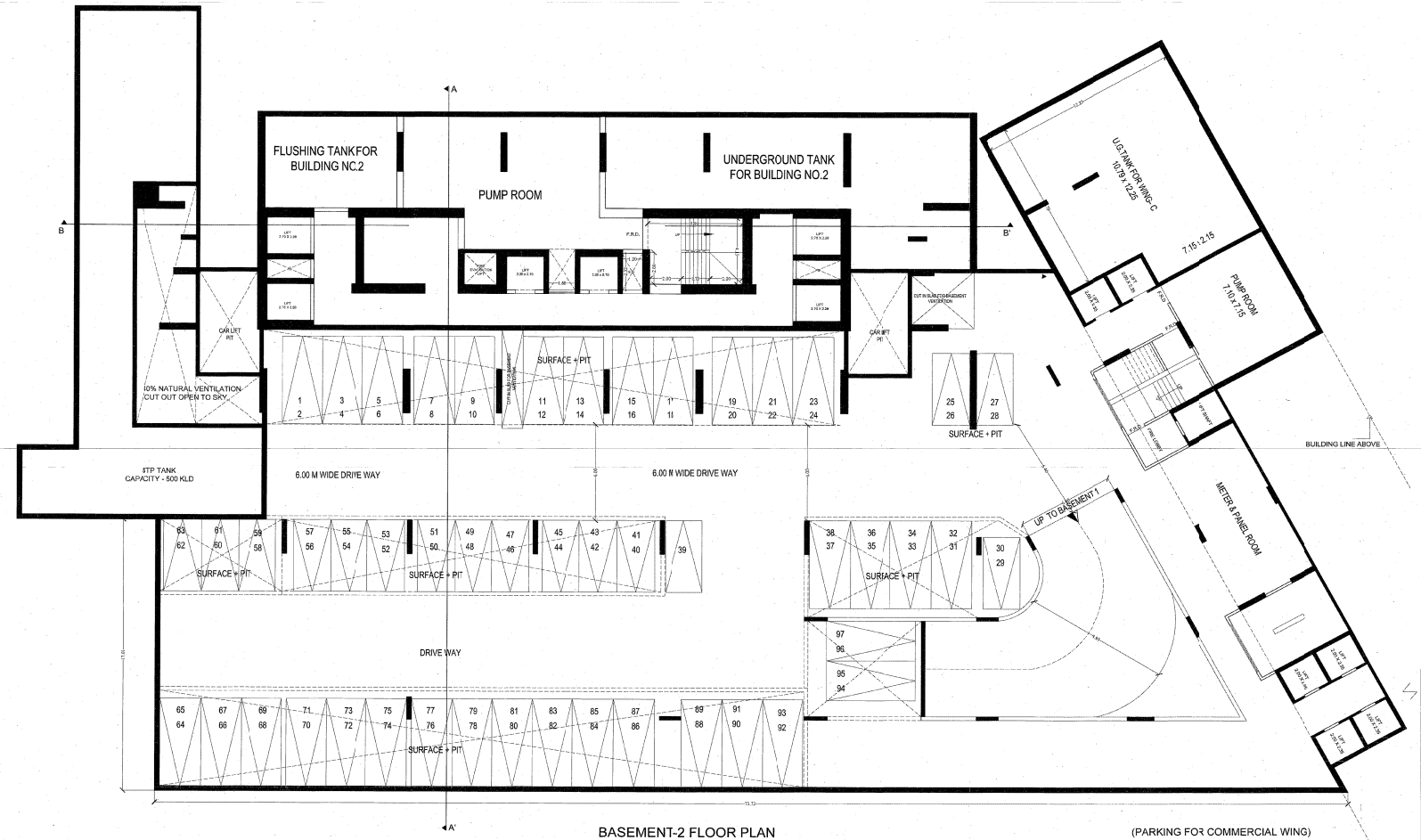
(NOTE: PARKING CALCULATED AS PER RERA CARPET)

TOTAL PROPOSED SALE BUILT-UP AREA = 20487.16 SQ.M.
TOTAL PERMISSIBLE AMENITY FOR SALE = 409.74 SQ.M.
(2% OF SALE BUA)
TOTAL PROPOSED AMENITY FOR SALE = 612.60 SQ.M.
EXCESS AMENITY TO BE COUNT TOWARDS SALE BUA = 202.86 SQ.M.

PARKING SPACES REQUIRED FOR SALE COMMERCIAL = 157 NOS.
PARKING SPACES PROPOSED FOR SALE COMMERCIAL = 157 NOS.
A. BASEMENT 2 = 97
B. BASEMENT 1 = 60

PARKING SPACES REQUIRED FOR SALE RESIDENTIAL = 284 NOS.
PARKING SPACES PERMISSIBLE FOR SALE RESIDENTIAL = 426 NOS.
PARKING SPACES PROPOSED FOR SALE RESIDENTIAL = 426 NOS.

A. GROUND/STILT FLOOR = 29
B. 1ST FLOOR = 62
C. 2ND FLOOR = 38
D. 3RD TO6TH & 8TH TO 11TH FLOOR (10 X 8) = 256
E. 7TH FLOOR = 41




BASEMENT-2 FLOOR PLAN
SCALE- 1:100

(PARKING FOR COMMERCIAL WING)

NOTE - ALL DIMENSIONS ARE IN METER.

DESCRIPTION OF PROPOSAL & PROPERTY.

PROPOSED S. R. SCHEME ON PLOT BEARING CTS NO.607-C, GROUND FLOOR, NEAR DATTA MANDIR JAWAHARLAL NEHRU ROAD, MULUND (W), MUMBAI - 80 KNOWN AS "SADGURU S.R.A C.H.S (PROP.)"

NAME AND ADDRESS OF THE DEVELOPER

SIGN & DESIGNATION OF DEVELOPER
Harmony Homes Creation
Partner

M/S. HARMONY HOMES CREATION
CTS NO. 607/C, GROUND FLOOR, NEAR DATTA MANDIR JAWAHARLAL NEHRU ROAD, MULUND (W), MUMBAI - 80

STAMP & DESIGNATION OF ARCHITECT

| | |
|---|---|
| DRAWN BY : | ANDY S. |
| CHKD BY : | K.S.M |
| DATE : | AS SHOWN |
| SCALE : | AS SHOWN |
| DWG NO : | DOT / 09 / CA / 52 |
| REVISION : | |

DOT ARCHITECTS

Ar. Manoj Vishwakarma
Ar. Girish Mulik

SHEET NO. 03 / 14

PROFORMA - B

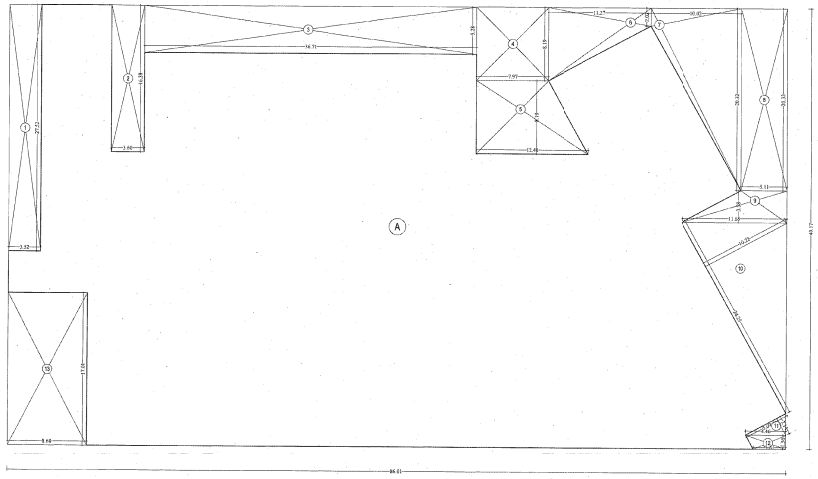
CONTENT OF THE SHEET

BASEMENT 1 FLOOR PLAN
AREA LINE DIAGRAM & CALCULATION
[WING B]
(SALE RESIDENTIAL)

STAMP OF APPROVAL OF PLAN

Approved subject to the condition
Mentioned in Eta letter dated
L.O.C. No. SRA/ENG/ 777/ROAD/L/commercial/LOC wing- B
Executive Engineer
Slum Rehabilitation Authority

NOTES :-



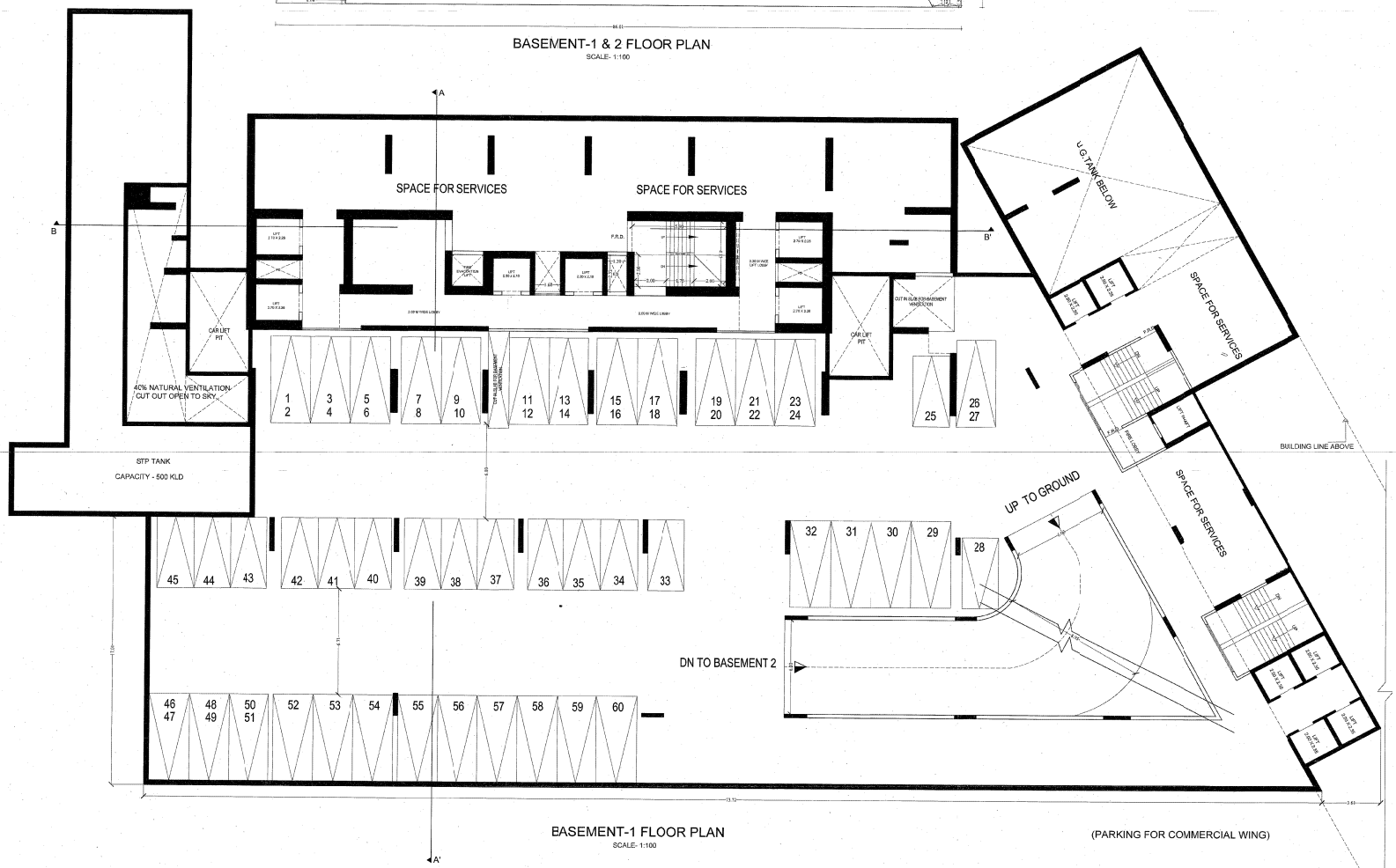
BASEMENT-1 & 2 FLOOR PLAN
SCALE- 1:100

BUILT UP AREA CALCULATION

| BASEMENT FLOOR | | | | | | | | |
|---|---|---|---|---|---|---|---|---|
| A | 86.01 | X | 49.17 | X | 1 NO | = | 4229.11 | SQ.MT. |
| | | | | | TOTAL ADDITION | = | 4229.11 | SQ.MT. X |

DEDUCTIONS

| | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|
| 1 | 3.82 | X | 27.53 | X | 1 NO | = | 96.87 | SQ.MT. | |
| 2 | 3.80 | X | 16.38 | X | 1 NO | = | 58.97 | SQ.MT. | |
| 3 | 36.71 | X | 5.28 | X | 1 NO | = | 193.83 | SQ.MT. | |
| 4 | 7.97 | | 8.18 | X | 1 NO | = | 65.27 | SQ.MT. | |
| 5 | ( .797 + 12.48 ) | / 2 | X | 8.19 | X 1 NO | = | 83.66 | SQ.MT. | |
| 6 | ( .618 + 2.02 ) | / 2 | X | 11.27 | X 1 NO | = | 57.53 | SQ.MT. | |
| 7 | ( .202 + 20.32 ) | / 2 | X | 10.62 | X 1 NO | = | 111.02 | SQ.MT. | |
| 8 | 5.11 | X | 20.32 | X | 1 NO | = | 103.84 | SQ.MT. | |
| 9 | ( .811 + 11.85 ) | / 2 | X | 3.58 | X 1 NO | = | 30.00 | SQ.MT. | |
| 10 | 12 X | 24.25 | X | 10.22 | X 1 NO | = | 123.92 | SQ.MT. | |
| 11 | 12 X | 5.09 | X | 2.14 | X 1 NO | = | 6.48 | SQ.MT. | |
| 12 | ( .446 + 3.61 ) | / 2 | X | 1.56 | X 1 NO | = | 6.29 | SQ.MT. | |
| 13 | 8.68 | X | 17.01 | X | 1 NO | = | 147.66 | SQ.MT. | |
| | | | | | TOTAL DEDUCTION | = | 1086.26 | SQ.MT. | Y1 |
| TOTAL BUILT UP AREA [X - Y1] | | | | | | = | 3143.91 | SQ.MT. | X1 |




BASEMENT-1 FLOOR PLAN
SCALE- 1:100

(PARKING FOR COMMERCIAL WING)

NOTE :- ALL DIMENSIONS ARE IN METER.

DESCRIPTION OF PROPOSAL & PROPERTY.

PROPOSED S. R. SCHEME ON PLOT BEARING CTS NO.667-C, GROUND FLOOR, NEAR DATTA MANDIR JAWAHARLAL NEHRU ROAD, MULUND (W), MUMBAI - 80 KNOWN AS "SADGURU S.R.A C.H.S (PROP.)"

NAME AND ADDRESS OF THE DEVELOPER

STAMP & SIGNATURE OF DEVELOPER
Harmony Homes Creation
Partner

M/S. HARMONY HOMES CREATION
CTS NO. 667/C, GROUND FLOOR, NEAR DATTA MANDIR
JAWAHARLAL BEHRU ROAD, MULUND (W), MUMBAI - 80

STAMP & SIGNATURE OF ARCHITECT

| | |
|---|---|
| AMCY S. | NORTH |
| K.S.M. | |
| AS SHOWN | |
| AS SHOWN | |
| DCT / 123 / LOI / 02 | |


Ground Floor, Nandi Global Residency, Ephrajan, Kurla(E), Mumbai - 400 070.
Tel.: (022) 2311 / Fax : 2540 1473.
email: dcoarchitects@yahoo.co.in

DCT ARCHITECTS
Ar. Manoj Vishwakarma
Ar. Rafiqe Hussain

SHEET NO. 04 / 14

# PROFORMA - B

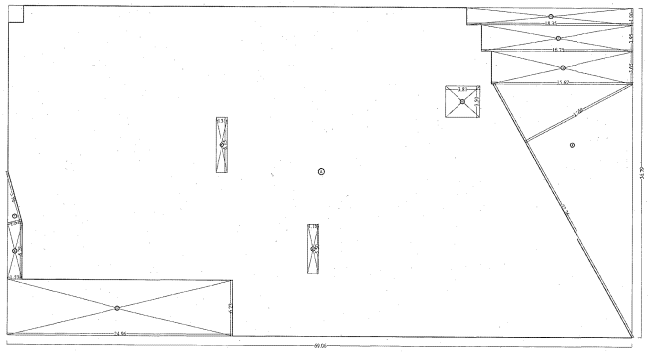
CONTENT OF THE SHEET

GROUND FLOOR PLAN
AREA LINE DIAGRAM & CALCULATION
[WING B]
(SALE RESIDENTIAL)

STAMP OF APPROVAL OF PLAN

Approval Subject to the condition
Mentioned in this office approval
Letter no. SRA/ENG/71/MH/0082/2011/0051/AP
23 JAN 2020
Executive Engineer
Slum Rehabilitation Authority

NOTES :-



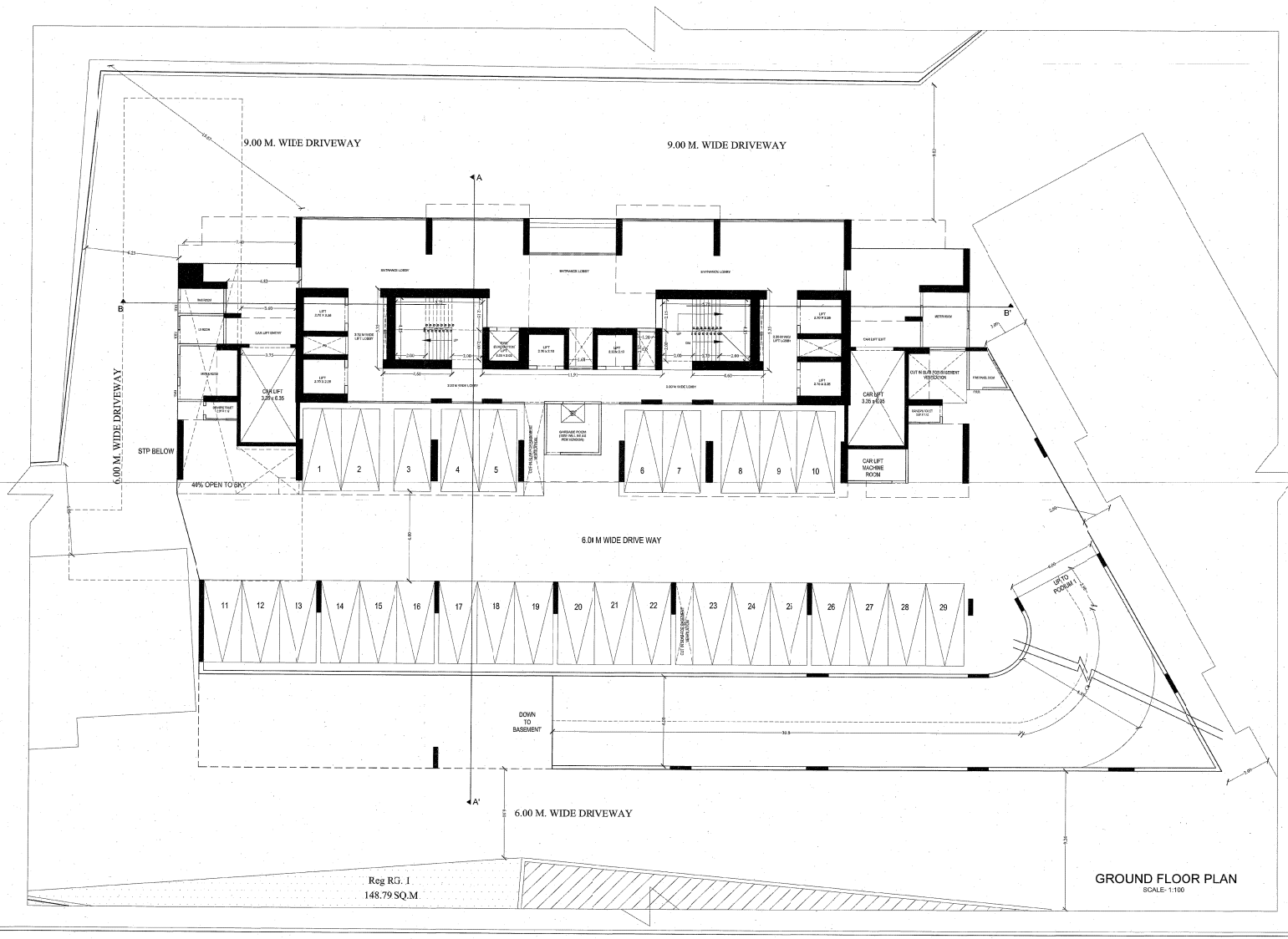
GROUND FLOOR PLAN
SCALE- 1:200

BUILT UP AREA CALCULATION

| GROUND FLOOR | | | | | | | | |
|---|---|---|---|---|---|---|---|---|
| A | 88.16 | X | 30.79 | X | 1.00 | = | 2540.12 | SQ.MT. |
| | | | | | TOTAL AREA(GW) | = | 2540.12 | SQ.MT. X |

DEDUCTIONS

| | | | | | | | | |
|---|---|---|---|---|---|---|---|---|
| 1 | 16.05 | X | 1.00 | X | 1.00 | = | 16.05 | SQ.MT. |
| 2 | 16.05 | X | 2.00 | X | 1.00 | = | 32.10 | SQ.MT. |
| 3 | 16.05 | X | 2.00 | X | 1.00 | = | 32.10 | SQ.MT. |
| 4 | 10.14 | X | 0.30 | X | 0.50 X 1.00 | = | 1.52 | SQ.MT. |
| 5 | 25.00 | X | 0.23 | X | 1.00 | = | 5.75 | SQ.MT. |
| 6 | 1.00 | X | 2.00 | X | 1.00 | = | 2.00 | SQ.MT. |
| 7 | 1.0 | X | 2.00 | X | 1.0 X 1.00 | = | 2.00 | SQ.MT. |
| 8 | 1.00 | X | 2.00 | X | 1.0 X 1.00 | = | 2.00 | SQ.MT. |
| 9 | 1.00 | X | 2.00 | X | 1.0 X 1.00 | = | 2.00 | SQ.MT. |
| 10 | 3.81 | X | 0.93 | X | 1.00 | = | 3.54 | SQ.MT. |
| | | | | | TOTAL DEDUCTION | = | 98.97 | SQ.MT. Y1 |
| TOTAL BUILT UP AREA [X - Y1] | | | | | | = | 2441.15 | SQ.MT. X1 |




GROUND FLOOR PLAN
SCALE- 1:100

NOTE - ALL DIMENSIONS ARE IN METER.

DESCRIPTION OF PROPOSAL & PROPERTY.

PROPOSED S. R. SCHEME ON PLOT BEARING CTS NO.667-C, GROUND FLOOR, NEAR DATTA MANDIR JAWAHARLAL NEHRU ROAD, MULUND (W), MUMBAI - 80 KNOWN AS "SADGURU S.R.A C.H.S (PROP.)"

NAME AND ADDRESS OF THE DEVELOPER

STAMP & SIGNATURE OF DEVELOPER
Harmony Homes Creation
Partner

M/S. HARMONY HOMES CREATION
CTS NO. 667/C, GROUND FLOOR, NEAR DATTA MANDIR JAWAHARLAL NEHRU ROAD, MULUND (W), MUMBAI - 80

STAMP & SIGNATURE OF ARCHITECT

| | |
|---|---|
| DRAWN BY | : AMEY. C |
| CHKD BY | : K.S.M. |
| DATE | : AS SHOWN |
| SCALE | : AS SHOWN |
| DRG NO | : DOT / 122 / LCI / 32 |
| REVISION | |

NORTH

DOT ARCHITECTS

Ar. Milind Vishwakarma
Ar. Kirtan Mistry

SHEET NO. 05 / 14

# PROFORMA - B

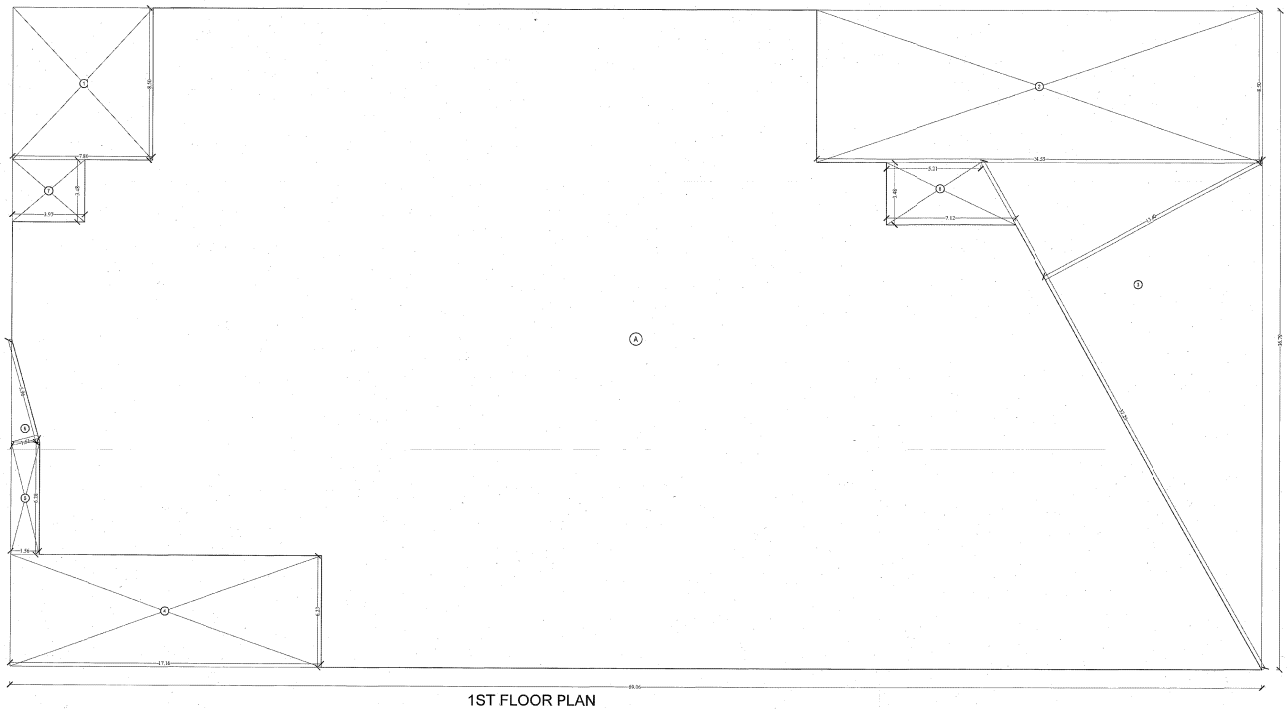
CONTENT OF THE SHEET

1ST FLOOR PLAN
AREA LINE DIAGRAM& CALCULATION
(WING B)
(BALE RESIDENTIAL)

STAMP OF APPROVAL OF PLAN

Approved Subject to the condition
Mentioned in this office permission
Letter no. ~~BP-WING-1/CP/1/0082~~/2011/ep/lk
Dt. ~~.....~~ wing-B AP
23 JAN 2023
Executive Engineer
Slum Rehabilitation Authority

NOTES :-



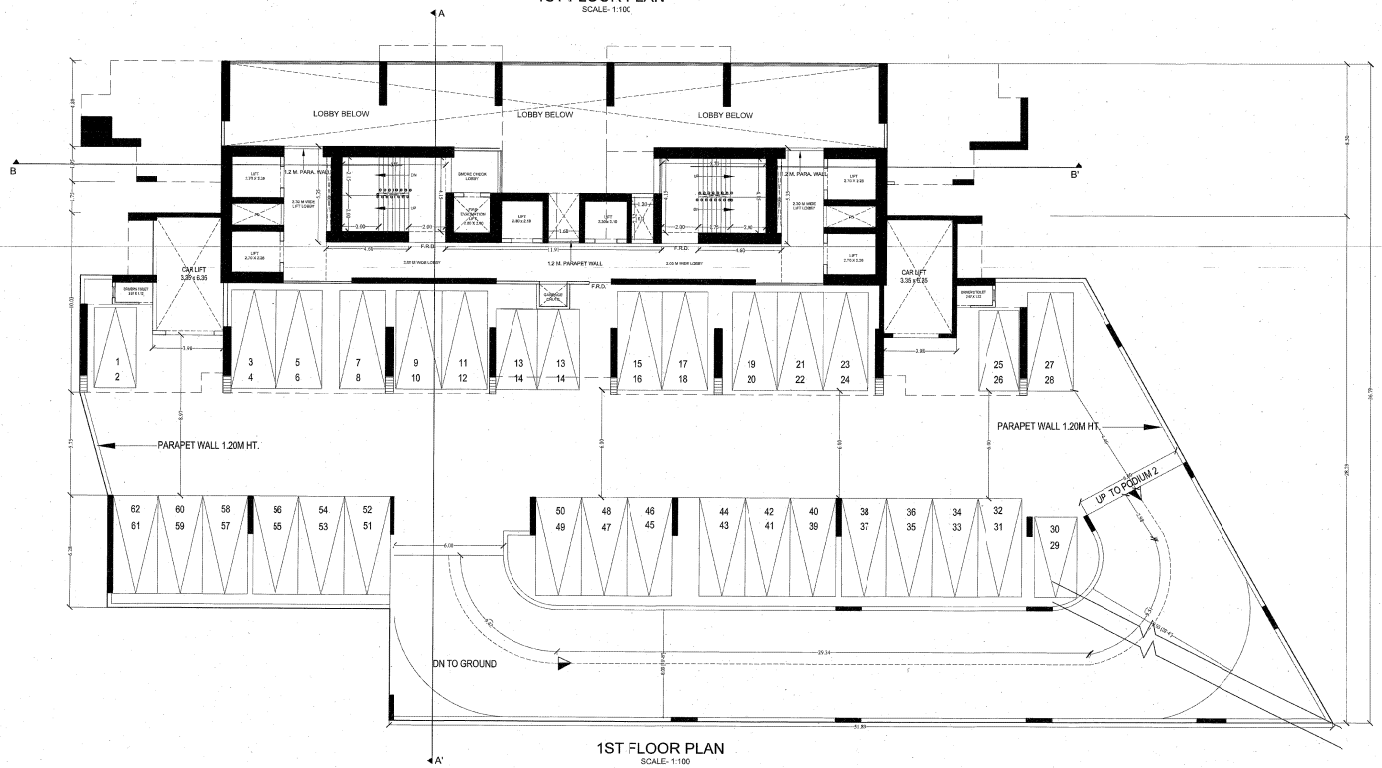
1ST FLOOR PLAN
SCALE- 1:100

BUILT UP AREA CALCULATION

| | | | | | | | | |
|---|---|---|---|---|---|---|---|---|
| FIRST FLOOR | | | | | | | | |
| A | 89.36 | X | 36.75 | = | 1 NO. | = | 3284.13 | SQ.MT. |
| | | | | | TOTAL (A)(B)(C) | = | 3284.13 | SQ.MT. A |

DEDUCTIONS

| | | | | | | | | |
|---|---|---|---|---|---|---|---|---|
| 1 | 7.23 | X | 5.03 | = | 1 NO. | = | 36.37 | SQ.MT. |
| 2 | 34.85 | X | 6.03 | = | 1 NO. | = | 209.97 | SQ.MT. |
| 3 | 12. 2 | X | 10.38 | X | 18.05 X 1 NO | = | 233.37 | SQ.MT. |
| 4 | 11.38 | X | 4.03 | = | 1 NO. | = | 45.85 | SQ.MT. |
| 5 | 7.23 | X | 5.03 | = | 1 NO. | = | 36.37 | SQ.MT. |
| 6 | 10. 2 | X | 1.38 | X | 0.45 = 1 X 2 NO | = | 6.83 | SQ.MT. |
| 7 | 0.97 | X | 0.45 | = | 1 NO. | = | 0.44 | SQ.MT. |
| 8 | (5.07+1.75)/2 | X | 0.45 | = | 1 NO. | = | 0.79 | SQ.MT. |
| | | | | | TOTAL DEDUCTION | = | 367.12 | SQ.MT. B |
| TOTAL BUILT UP AREA (A - B) | | | | | | = | 2916.92 | SQ.MT. B1 |




1ST FLOOR PLAN
SCALE- 1:100

NOTE - ALL DIMENSIONS ARE IN METER.

DESCRIPTION OF PROPOSAL & PROPERTY.

PROPOSED S. R. SCHEME ON PLOT BEARING CTS NO.667-C, GROUND FLOOR,NEAR DATTA MANDIR JAWAHARLAL NEHRU ROAD,MULUND (W), MUMBAI - 80 KNOWN AS "BADGURU S.F.A C.H.S (PROP.)"

NAME AND ADDRESS OF THE DEVELOPER

STAMP & SIGNATURE OF DEVELOPERS
Harmony Homes Creation
Partner

M/S. HARMONY HOMES CREATION
CTS NO. 667-C, GROUND FLOOR, NEAR DATTA MANDIR JAWAHARLAL NEHRU ROAD, MULUND (W), MUMBAI - 80

STAMP & SIGNATURE OF ARCHITECT

| | | |
|---|---|---|
| DRAWN BY : | AMEY S. | NORTH |
| CHKD BY : | K.R.M. | |
| DATE : | AS SHOWN | |
| SCALE : | AS SHOWN | |
| DWG NO. | DOT / 622 / LOU / 02 | |
| REVISION : | | |

DOT ARCHITECTS

Ar. Manoj Vithoba Lomte
Ar. Ketan Mulaite

Ground Floor, Ganesh Sangeet Vibhavari, Kanagaon, Dombivli, Maharashtra - 421201
Tel. : 0251 2811 / Fax - 0251 2815.
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