

BLOCK PLAN SCALE : 1:500

BUILT UP AREA STATEMENT RESIDENTIAL WING "A" table with columns for STILT, FLOOR, and TOTAL BUILT-UP AREA.

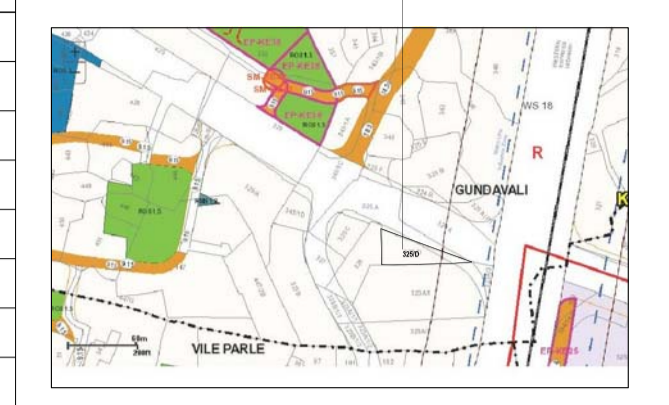
BUILT UP AREA STATEMENT NON RESIDENTIAL WING "B" table with columns for STILT, FLOOR, and TOTAL BUILT-UP AREA.

BUILT UP AREA STATEMENT RESIDENTIAL & NON RESIDENTIAL WING A & B table with columns for STILT, FLOOR, and TOTAL BUILT-UP AREA.

AREA STATEMENT FOR STILT/PREMIUM NON RESIDENTIAL BUILDING table with columns for FLOOR and TOTAL BUILT-UP AREA.

AREA STATEMENT FOR STILT/PREMIUM RESIDENTIAL BUILDING table with columns for FLOOR and TOTAL BUILT-UP AREA.

SITE U/R



L.O.S. AREA CALCULATION table with columns for L.O.S. NO., AREA, and TOTAL ADDITION.

CARPET AREA STATEMENT AS PER RERA

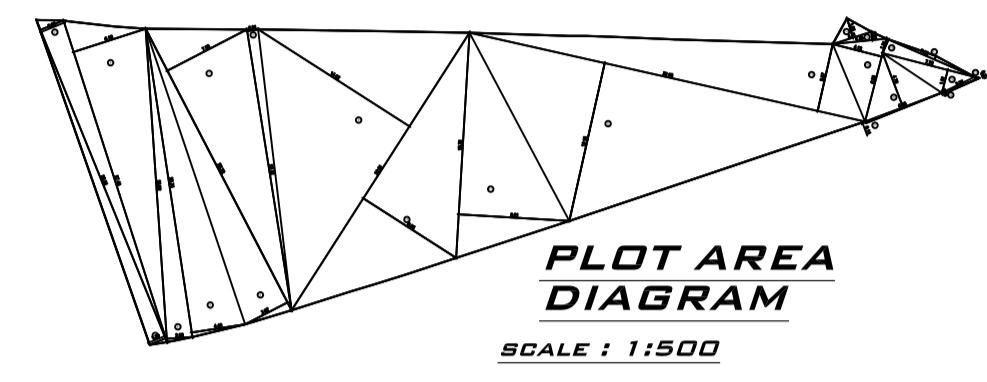
CARPET AREA STATEMENT table with columns for CARPET AREA, TOTAL FLAT NOS, and PARKING PERMISSIBLE AS PER D.C.P.R.2024.

10% VISITORS - 3.72 NOS
TOTAL PARKING - 40.97 NOS
SAY - 41.00 NOS
PROPOSED - 41.00 NOS

PARKING STATEMENT

PARKING STATEMENT table with columns for SMALL, BIG, and TOTAL for STILT-FLOOR and GROUND.

TOTAL CAR PARKING REQUIRED FOR RESIDENTIAL AND COMMERCIAL USER IS : - 41 NOS + 23 NOS = 64 NOS



PLOT AREA DIAGRAM SCALE : 1:500

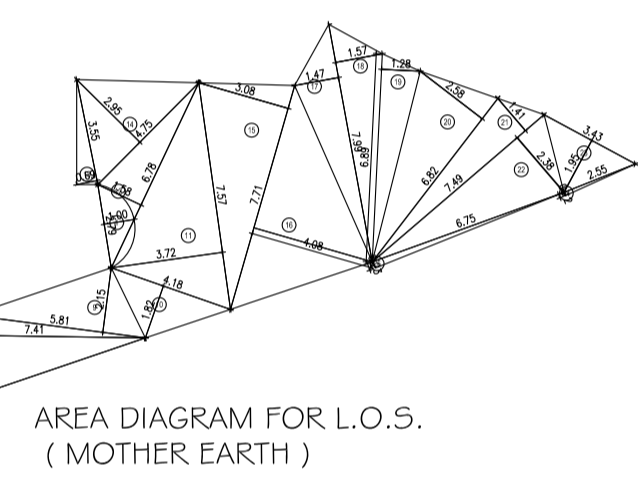
PLOT AREA CALCULATION table with columns for L.O.S. NO., AREA, and TOTAL ADDITION.

CONSTRUCTION AREA STATEMENT FOR RESIDENTIAL & NON RESIDENTIAL BUILDING

CONSTRUCTION AREA STATEMENT table with columns for FLOOR and TOTAL BUILT-UP AREA.

REDUCTIONS table with columns for L.O.S. NO., AREA, and TOTAL BUILT UP AREA (X - Y).

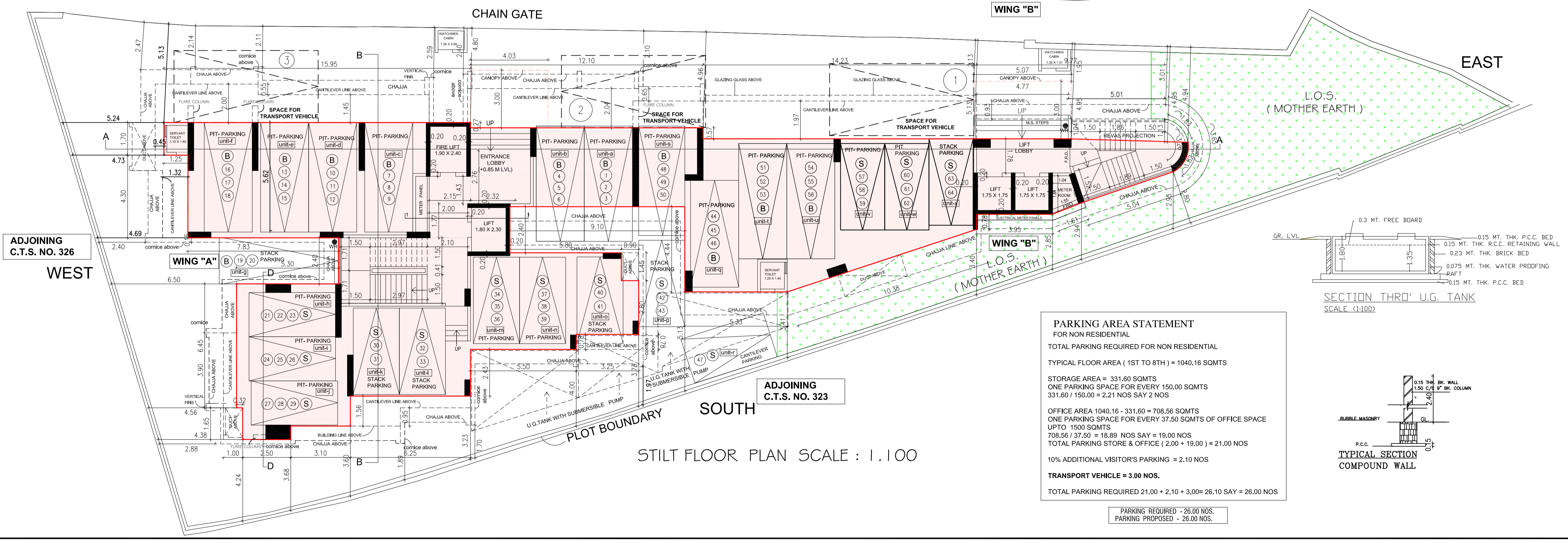
PARKING IN FRONT OPEN SPACE DEFICIENCY AREA FOR PREMIUM TRANSPORT VEHICLE : 7.50 X 3.75 X 3 = 84.38 SQMTRS



AREA DIAGRAM FOR L.O.S. (MOTHER EARTH)

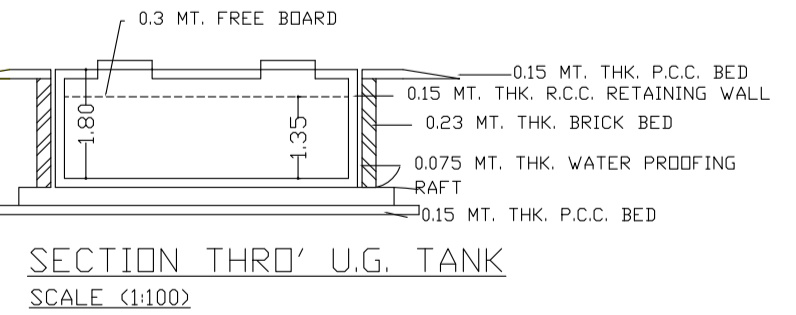
AREA STATEMENT FOR R.O. table with columns for AREA OF PLOT, REQUIRED L.O.S. (15%), and PROPOSED L.O.S. ON MOTHER EARTH.

EXISTING 36.60 MTS. WIDE N . S . PHADKE MARG NORTH

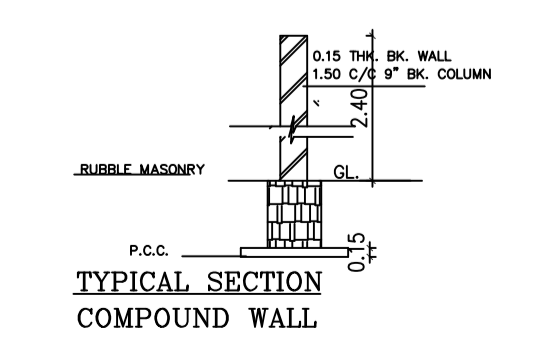


STILT FLOOR PLAN SCALE : 1:100

PARKING AREA STATEMENT FOR NON RESIDENTIAL table with columns for TOTAL PARKING REQUIRED, TYPICAL FLOOR AREA, STORAGE AREA, OFFICE AREA, UPTO 1500 SQMTRS, TOTAL PARKING STORE & OFFICE, 10% ADDITIONAL VISITOR'S PARKING, and TRANSPORT VEHICLE.



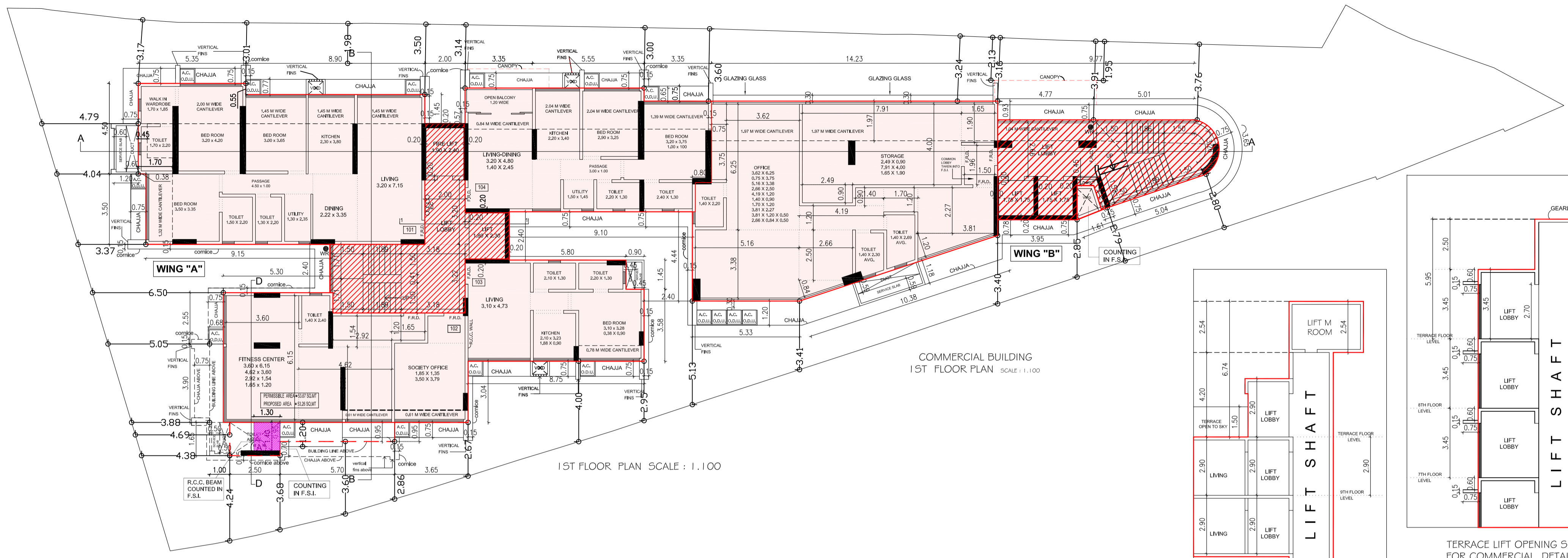
SECTION THRU U.G. TANK SCALE : (1:100)



TYPICAL SECTION COMPOUND WALL

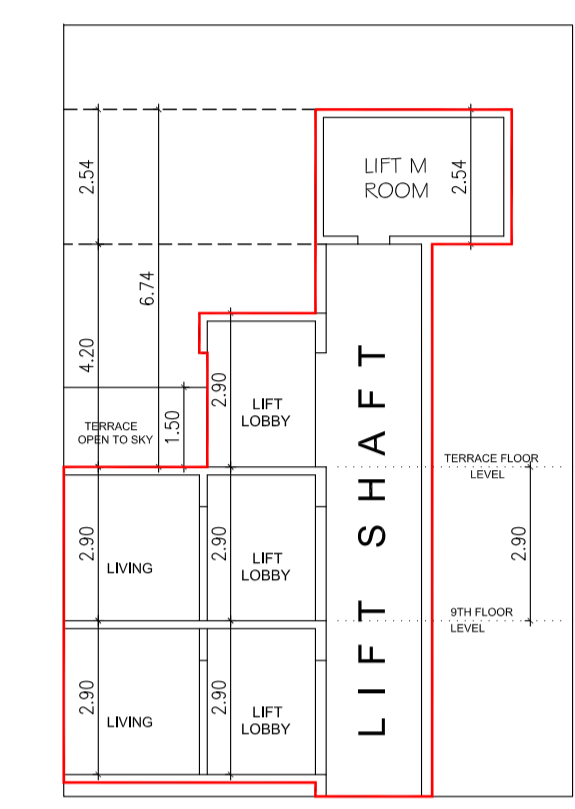
PROFORMA B CONTENTS OF SHEET, including stamp of date of approval, this plan approved subject to conditions, SEBP, A.E.B.P., E.E.B.P., and detailed specifications for the project.

M.S. D. R. VAIDYA & Co. ARCHITECTS & TOWNPLANNERS 811, CASA MIRA, NEAR PORTUGUESE CHURCH, GUNDAVALI, ROAD NORTH, DISTRICT MUMBAI - 400028.

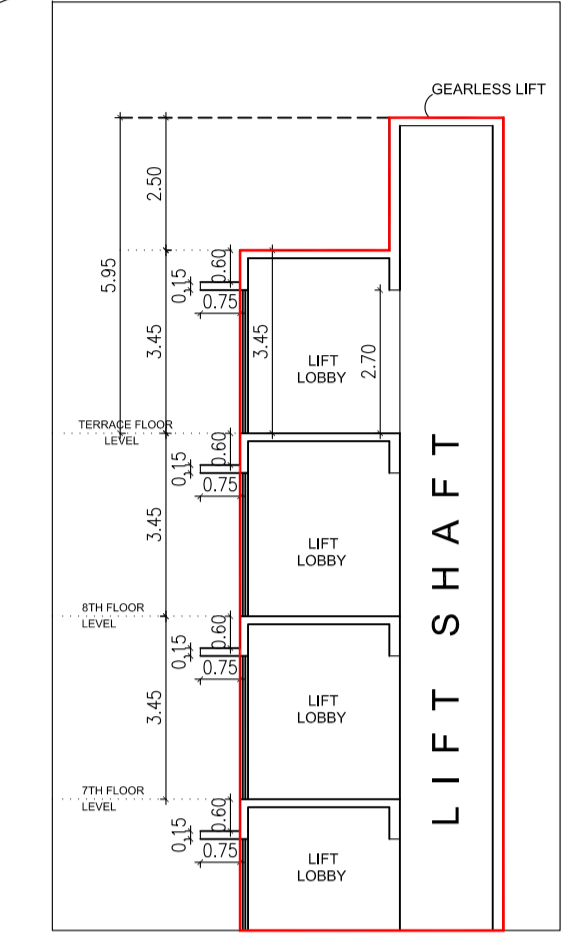


1ST FLOOR PLAN SCALE : 1:100

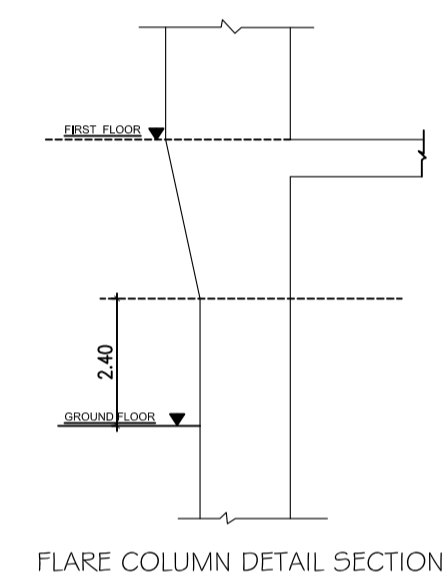
COMMERCIAL BUILDING
1ST FLOOR PLAN SCALE : 1:100



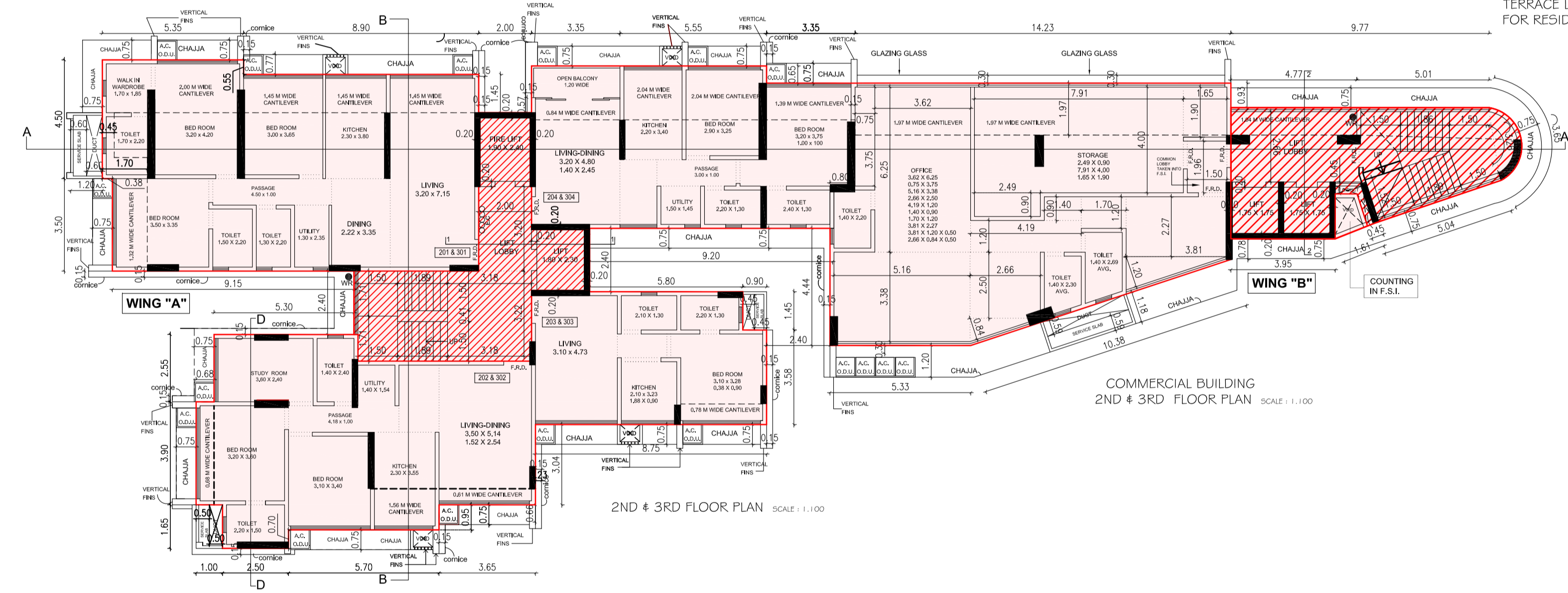
TERRACE LIFT OPENING SECTION
FOR RESIDENTIAL DETAIL '1'



TERRACE LIFT OPENING SECTION
FOR COMMERCIAL DETAIL '2'

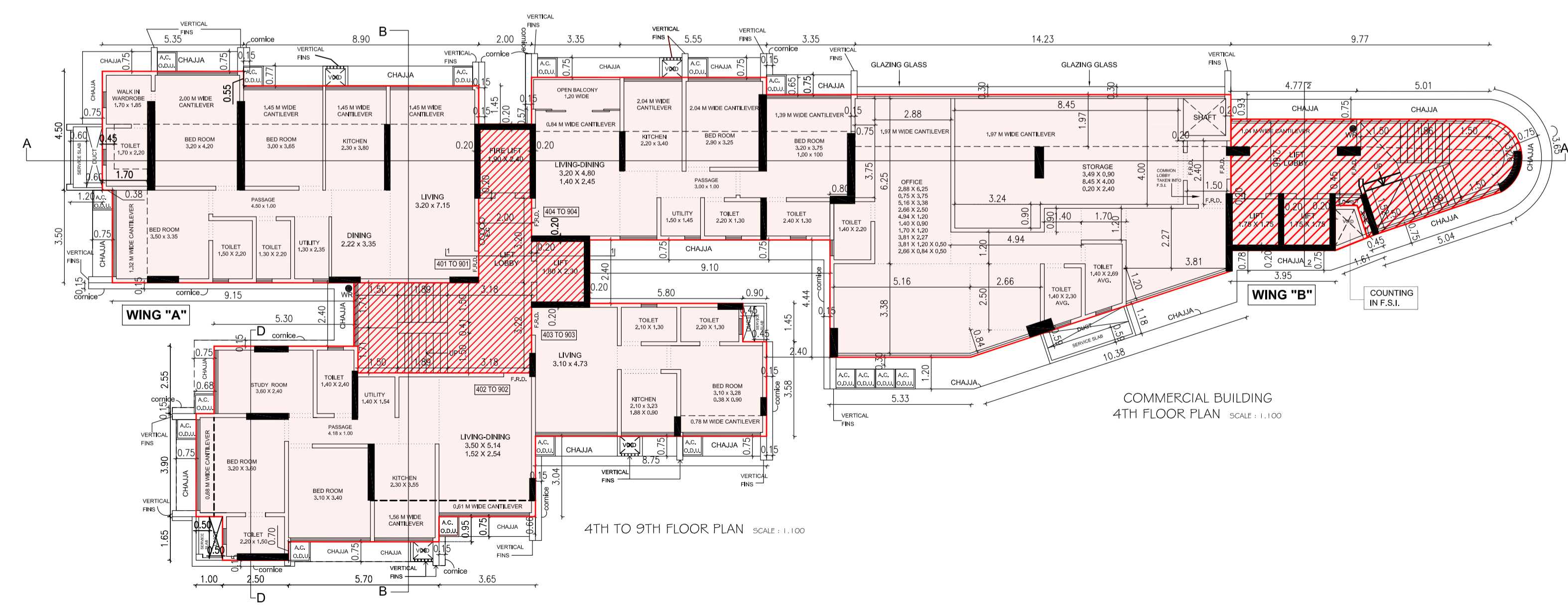


FLARE COLUMN DETAIL SECTION



2ND & 3RD FLOOR PLAN SCALE : 1:100

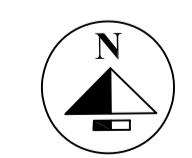
COMMERCIAL BUILDING
2ND & 3RD FLOOR PLAN SCALE : 1:100



4TH TO 9TH FLOOR PLAN SCALE : 1:100

COMMERCIAL BUILDING
4TH FLOOR PLAN SCALE : 1:100

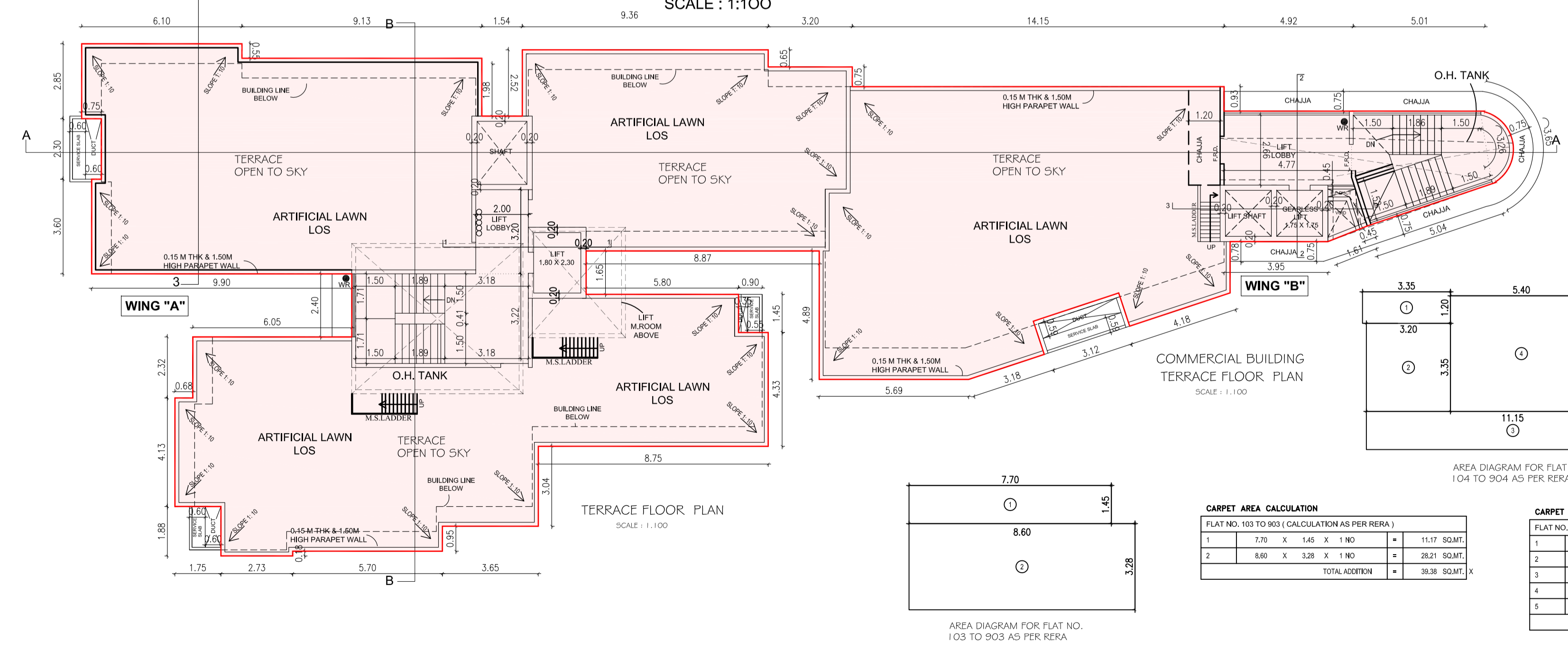
PROFORMA B		
CONTENTS OF SHEET		
1ST FLOOR PLAN, 2ND TO 3RD FLOOR PLAN, 4TH TO 9TH FLOOR PLAN & DETAIL SECTION		
STAMP OF DATE OF APPROVAL OF PLANS		
THIS CHALSA APPROVAL TO THE PREVIOUS PLANS SANCTIONED UNDER NO. P-17630/2023/(325 D)/K/E WARD/GUNDAVALI/337 DATED 22/11/2023		
THIS PLAN IS APPROVED SUBJECT TO CONDITIONS MENTIONED IN APPROVAL LETTER THE OFFICE NO. P-17630/2023/(325 D)/K/E WARD/GUNDAVALI/337 REV. D-2 E-2-D 14/10/2024		
S.E.B.P. (K/M/H)	A.E.B.P. (K/E)	E.E.B.P. (K/E)
THE PLAN IS DIGITALLY SIGNED. DOES NOT REQUIRE SIGNATURE.		
DESCRIPTION OF PROPOSAL AND PROPERTY		
PROPOSED REDEVELOPMENT BUILDING ON PLOT BEARING G.T.S. NO. 305 'B' OF VILLAGE GUNDAVALI, S. PHADKE ROAD ANDHERI (E), MUMBAI.		
NAME OF OWNER		
NAME OF OWNER JAYANT M. VAIDYA - DIRECTOR, VAIDYA SPACES PVT. LTD. CA TO MARGADARSHAN CO-OP. HOUSING SOCIETY LTD. S1, CABA WARA, NEAR PORTUGUESE CHURCH GORHALE ROAD NORTH, DAGURJI, MUMBAI - 40003.		
NAME OF ARCHITECTS		
NAME OF ARCHITECTS M/s. D. R. VAIDYA & Co. ARCHITECTS & TOWN PLANNERS S1, CABA WARA, NEAR PORTUGUESE CHURCH GORHALE ROAD NORTH, DAGURJI, MUMBAI - 40003.		
DRAWING NO.	SCALE	DATE
24	AS SHOWN	
DRAWN BY		





SECTION A'-A'
SCALE : 1:100

SECTION B'-B'
SCALE : 1:100



TERRACE FLOOR PLAN
SCALE : 1:100

CARPET AREA CALCULATION

FLAT NO. 103 TO 903 (CALCULATION AS PER RERA)			
1	7.70 X 1.45 X 1 ND	=	11.17 SQ.MT.
2	8.60 X 3.28 X 1 ND	=	28.21 SQ.MT.
TOTAL ADDITION = 39.38 SQ.MT.			

CARPET AREA CALCULATION

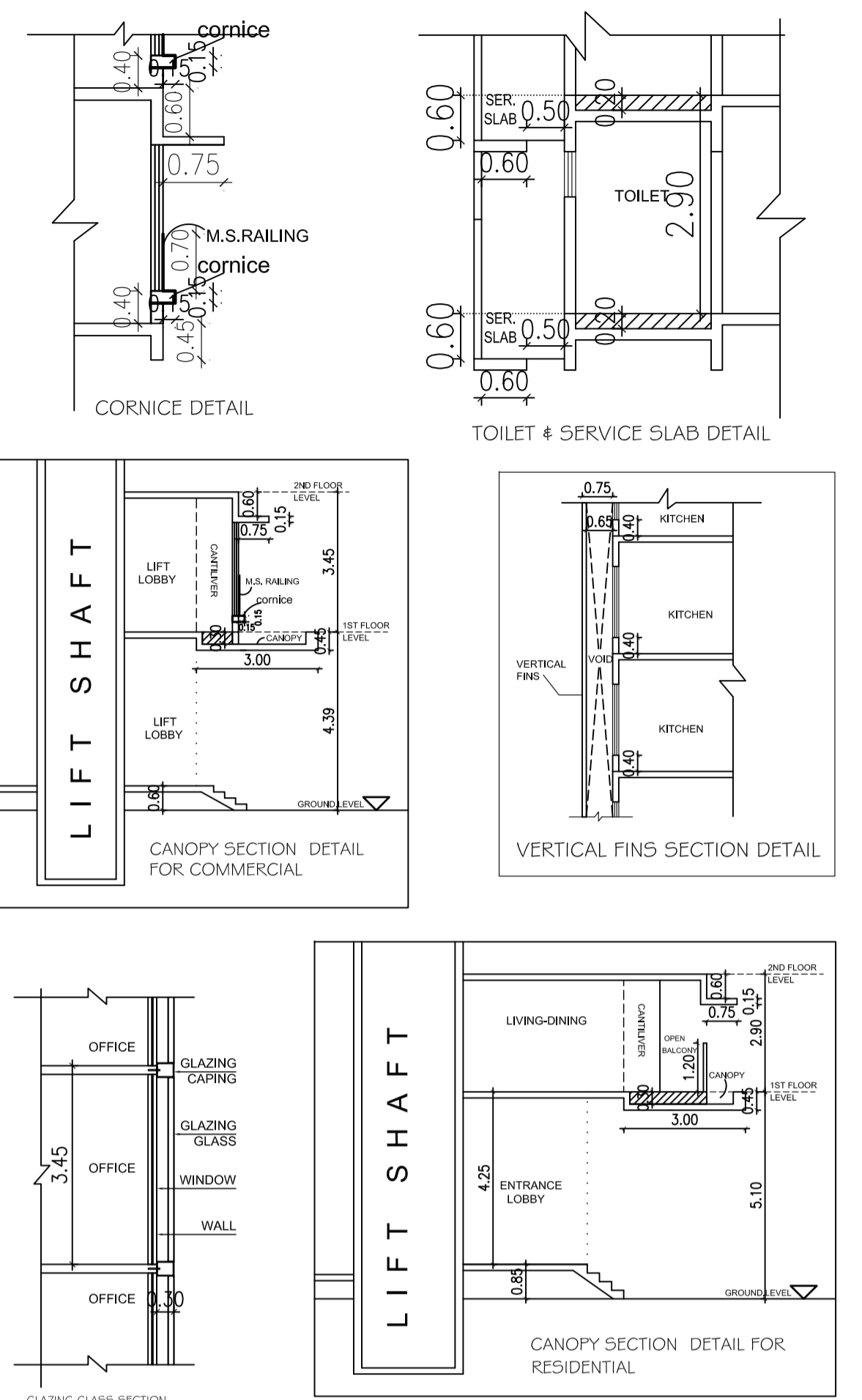
FLAT NO. 104 TO 904 (CALCULATION AS PER RERA)			
1	3.35 X 1.20 X 1 ND	=	4.02 SQ.MT.
2	3.20 X 3.35 X 1 ND	=	10.72 SQ.MT.
3	11.15 X 1.45 X 1 ND	=	16.17 SQ.MT.
4	5.40 X 4.40 X 1 ND	=	23.76 SQ.MT.
5	3.35 X 3.75 X 1 ND	=	12.56 SQ.MT.
TOTAL ADDITION = 67.23 SQ.MT.			

CARPET AREA CALCULATION

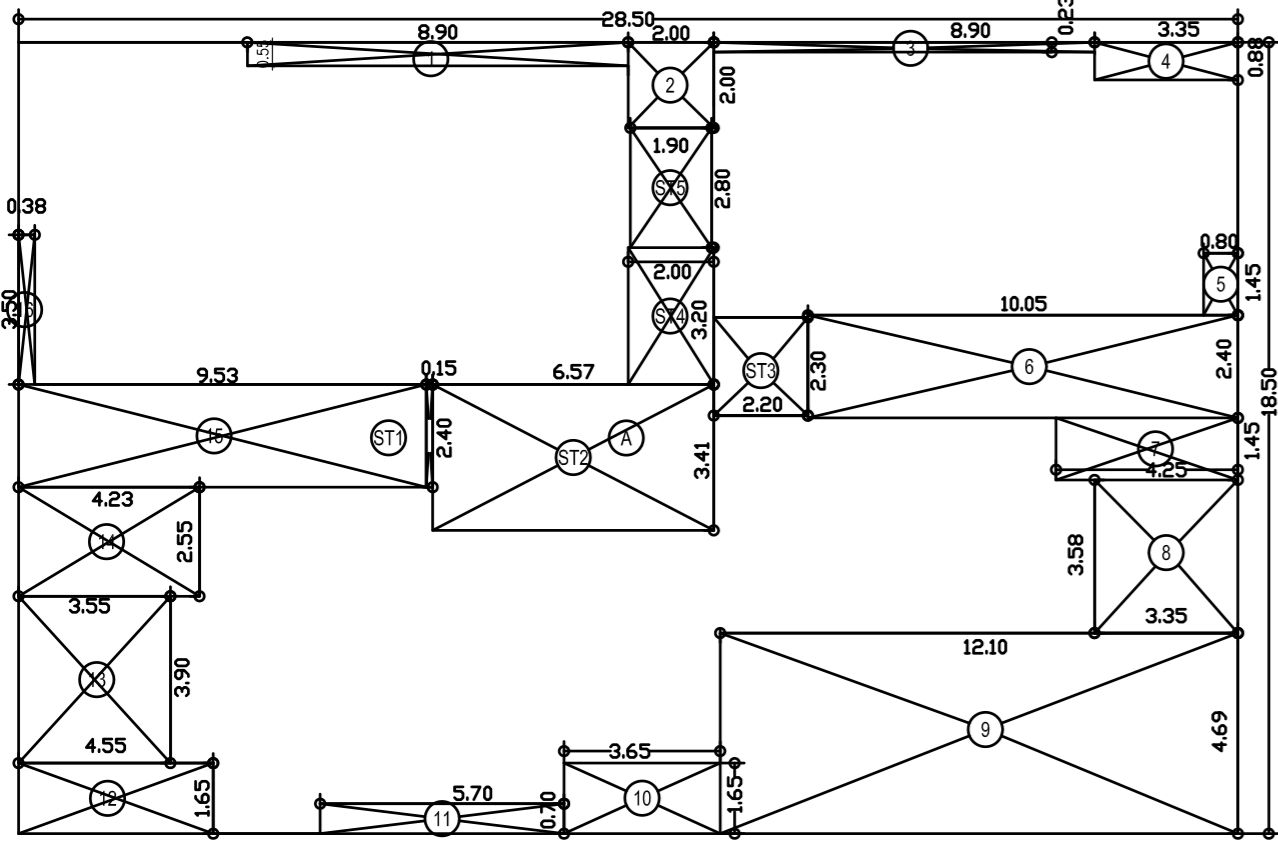
FLAT NO. 101 TO 901 (CALCULATION AS PER RERA)			
1	5.95 X 4.29 X 1 ND	=	25.51 SQ.MT.
2	4.87 X 3.39 X 1 ND	=	16.35 SQ.MT.
3	8.90 X 7.15 X 1 ND	=	63.64 SQ.MT.
TOTAL ADDITION = 105.50 SQ.MT.			

CARPET AREA CALCULATION

FLAT NO. 202 TO 902 (CALCULATION AS PER RERA)			
1	2.52 X 2.63 X 1 ND	=	6.63 SQ.MT.
2	3.20 X 3.00 X 1 ND	=	9.60 SQ.MT.
3	2.20 X 1.85 X 1 ND	=	4.07 SQ.MT.
4	2.63 X 7.10 X 1 ND	=	18.67 SQ.MT.
5	3.07 X 6.09 X 1 ND	=	18.70 SQ.MT.
6	3.65 X 5.14 X 1 ND	=	18.76 SQ.MT.
TOTAL ADDITION = 76.43 SQ.MT.			



PROFORMA B CONTENTS OF SHEET		
SECTION A'-A' & SECTION B'-B', TERRACE FLOOR PLAN, CARPET AREA CALCULATION AS PER RERA & DETAIL SECTION		
STAMP OF DATE OF APPROVAL OF PLANS		
THIS CANCEL APPROVAL TO THE PREVIOUS PLANS SANCTIONED UNDER NO. P-17630/2023/325D/K/E WARD/GUNDAVALI/337 DATED 22/11/2023		
THIS PLAN IS APPROVED SUBJECT TO CONDITIONS MENTIONED IN APPROVAL LETTER THIS OFFICE		
P-17630/2023/325D/K/E WARD/GUNDAVALI/337 NEW Date of Issue: 14/10/2024		
S.E.B.P. (K/W/H)	A.E.B.P.(K/E)	E.E.B.P.(K/E)
THIS PLAN IS DIGITALLY SIGNED, DOES NOT REQUIRE SIGNATURE.		
DESCRIPTION OF PROPOSAL AND PROPERTY		
PROPOSED REDEVELOPMENT BUILDING ON PLOT BEARING C.T.S NO. 325 T/7 OF VILLAGE GUNDAVALI, S. PHADKE ROAD ANDHERI (E), MUMBAI.		
NAME OF OWNER		
NAME OF OWNER JAYANT M. VAIDYA - DIRECTOR , VAIDYA SPACES PVT.LTD. CA TO MARGADARSHIAN CO-OP. HOUSING SOCIETY LTD.		
NAME OF ARCHITECTS		
M/s. D. R. VAIDYA & Co. ARCHITECTS & TOWNPLANNERS 901, CHA MIRA, NEAR PORTUGUESE CHURCH, GUNDAVALI ROAD, NORTH, GDAR (W), MUMBAI - 400028		
DRAWING NO.	SCALE	DATE
34	AS SHOWN	
		DRAWN BY



AREA DIAGRAM FOR TYPICAL FLOOR PLAN (2ND TO 9TH)

BUILT UP AREA CALCULATION

TYPICAL FLOOR (2ND TO 9TH)

A	26.50 X 16.30 X 1 NO	=	432.05 SQM
TOTAL ADDITION		=	432.05 SQM

DEDUCTIONS

1	6.80 X 3.30 X 1 NO	=	2.244 SQM
2	2.30 X 2.30 X 1 NO	=	0.529 SQM
3	4.90 X 2.20 X 1 NO	=	1.078 SQM
4	3.30 X 1.80 X 1 NO	=	0.594 SQM
5	6.80 X 1.40 X 1 NO	=	0.952 SQM
6	10.05 X 2.40 X 1 NO	=	2.412 SQM
7	4.20 X 1.40 X 1 NO	=	0.588 SQM
8	3.30 X 1.30 X 1 NO	=	0.429 SQM
9	10.10 X 4.80 X 1 NO	=	4.848 SQM
10	3.00 X 1.80 X 1 NO	=	0.540 SQM
11	4.20 X 1.40 X 1 NO	=	0.588 SQM
12	3.30 X 1.30 X 1 NO	=	0.429 SQM
13	3.00 X 1.30 X 1 NO	=	0.390 SQM
14	4.20 X 2.30 X 1 NO	=	0.966 SQM
15	4.20 X 2.40 X 1 NO	=	1.008 SQM
16	3.30 X 1.30 X 1 NO	=	0.429 SQM
TOTAL DEDUCTION		=	16.644 SQM
TOTAL BUILT UP AREA (X-Y)		=	415.406 SQM

STAIRCASE AREA CALCULATION

TYPICAL FLOOR (2ND TO 9TH)

ST1	6.80 X 2.80 X 1 NO	=	1.904 SQM
ST2	6.80 X 3.40 X 1 NO	=	2.312 SQM
ST3	3.20 X 1.30 X 1 NO	=	0.416 SQM
ST4	2.30 X 1.30 X 1 NO	=	0.299 SQM
ST5	1.80 X 2.80 X 1 NO	=	0.504 SQM
ST6	1.80 X 3.30 X 1 NO	=	0.594 SQM
TOTAL STAIRCASE AREA PER FL. TYPICAL FLOOR		=	5.529 SQM
NET BUILT UP AREA (X-Y)		=	359.877 SQM

BUILT UP AREA CALCULATION

FIRST FLOOR

A	26.50 X 16.30 X 1 NO	=	432.05 SQM
B	1.90 X 3.20 X 1 NO	=	0.608 SQM
TOTAL ADDITION		=	432.658 SQM

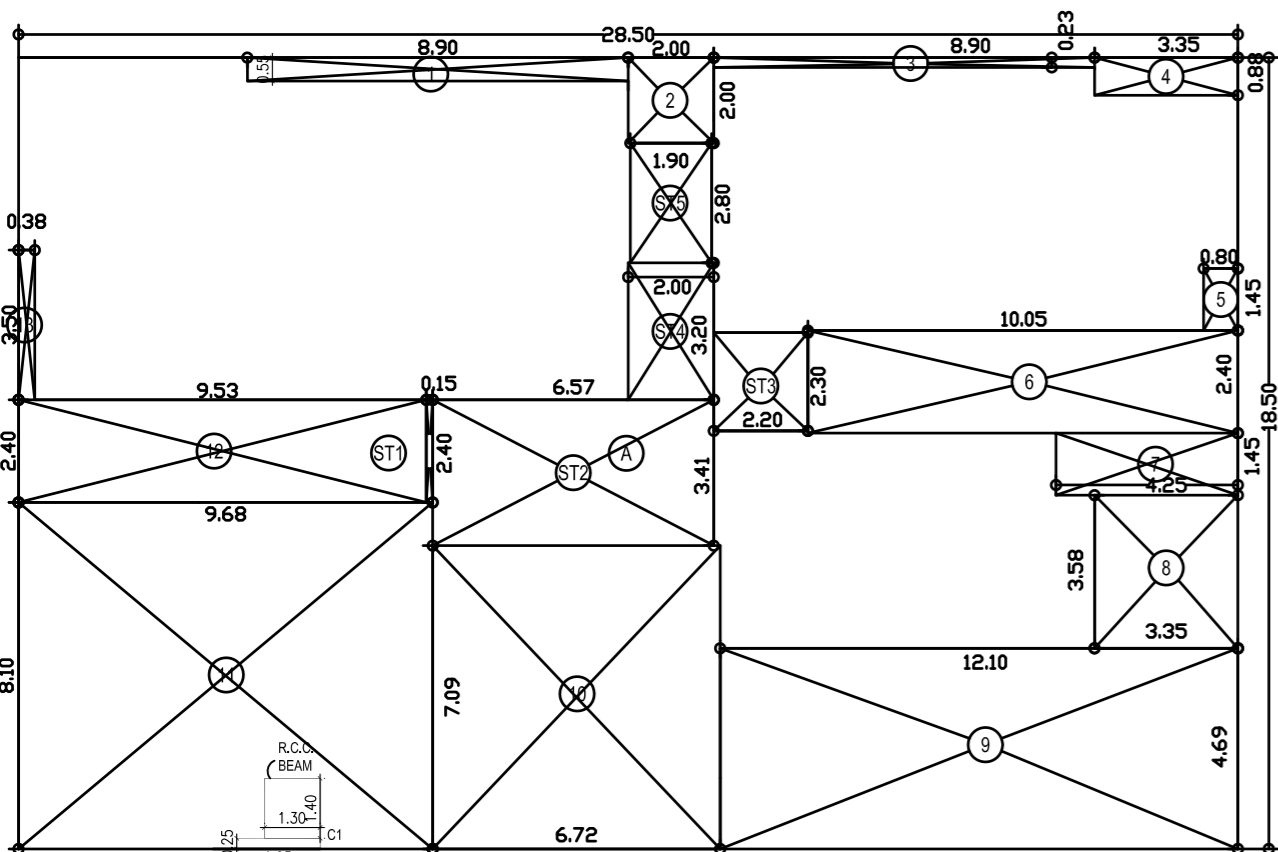
DEDUCTIONS

1	6.80 X 3.30 X 1 NO	=	2.244 SQM
2	2.30 X 2.30 X 1 NO	=	0.529 SQM
3	4.90 X 2.20 X 1 NO	=	1.078 SQM
4	3.30 X 1.80 X 1 NO	=	0.594 SQM
5	6.80 X 1.40 X 1 NO	=	0.952 SQM
6	10.05 X 2.40 X 1 NO	=	2.412 SQM
7	4.20 X 1.40 X 1 NO	=	0.588 SQM
8	3.30 X 1.30 X 1 NO	=	0.429 SQM
9	10.10 X 4.80 X 1 NO	=	4.848 SQM
10	3.00 X 1.80 X 1 NO	=	0.540 SQM
11	4.20 X 1.40 X 1 NO	=	0.588 SQM
12	3.30 X 1.30 X 1 NO	=	0.429 SQM
13	3.00 X 1.30 X 1 NO	=	0.390 SQM
14	4.20 X 2.30 X 1 NO	=	0.966 SQM
15	4.20 X 2.40 X 1 NO	=	1.008 SQM
16	3.30 X 1.30 X 1 NO	=	0.429 SQM
TOTAL DEDUCTION		=	16.644 SQM
TOTAL BUILT UP AREA (X-Y)		=	396.014 SQM

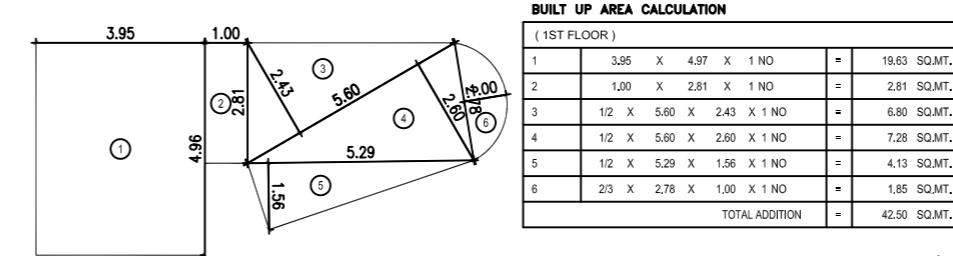
STAIRCASE AREA CALCULATION

FIRST FLOOR

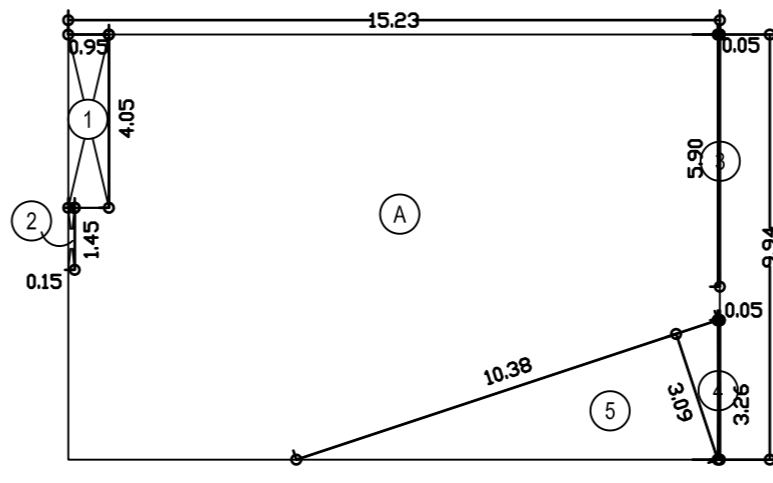
ST1	6.15 X 2.40 X 1 NO	=	1.476 SQM
ST2	6.87 X 3.41 X 1 NO	=	2.343 SQM
ST3	2.30 X 1.30 X 1 NO	=	0.299 SQM
ST4	2.30 X 1.30 X 1 NO	=	0.299 SQM
ST5	1.80 X 2.80 X 1 NO	=	0.504 SQM
ST6	1.80 X 3.30 X 1 NO	=	0.594 SQM
TOTAL STAIRCASE AREA PER FL. TYPICAL FLOOR		=	5.415 SQM
NET BUILT UP AREA (X-Y)		=	340.599 SQM



AREA DIAGRAM FOR 1ST FLOOR PLAN



AREA DIAGRAM FOR STILT/LOBBY (1ST FLOOR)



AREA DIAGRAM FOR TYPICAL FLOOR PLAN (1ST TO 7TH)

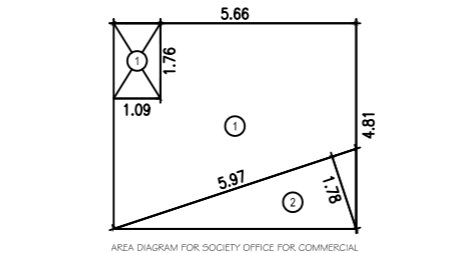
BUILT UP AREA CALCULATION

TYPICAL FLOOR (1ST TO 7TH)

A	15.23 X 9.94 X 1 NO	=	151.38 SQM
B	1.02 X 1.80 X 0.80 X 1 NO	=	1.464 SQM
C	1.02 X 1.80 X 0.70 X 1 NO	=	1.260 SQM
TOTAL ADDITION		=	153.904 SQM

DEDUCTIONS

1	0.95 X 4.50 X 1 NO	=	4.275 SQM
2	0.15 X 1.45 X 1 NO	=	0.217 SQM
3	0.95 X 5.50 X 1 NO	=	5.225 SQM
4	0.95 X 3.20 X 1 NO	=	3.040 SQM
5	1.02 X 1.80 X 0.90 X 1 NO	=	1.636 SQM
TOTAL DEDUCTION		=	14.383 SQM
TOTAL BUILT UP AREA (X-Y)		=	139.521 SQM



AREA DIAGRAM FOR 8TH FLOOR PLAN

BUILT UP AREA CALCULATION

8TH FLOOR PLAN

A	15.23 X 9.94 X 1 NO	=	151.38 SQM
B	1.02 X 1.80 X 0.80 X 1 NO	=	1.464 SQM
C	1.02 X 1.80 X 0.70 X 1 NO	=	1.260 SQM
TOTAL ADDITION		=	153.904 SQM

DEDUCTIONS

1	0.95 X 4.50 X 1 NO	=	4.275 SQM
2	0.15 X 1.45 X 1 NO	=	0.217 SQM
3	0.95 X 5.50 X 1 NO	=	5.225 SQM
4	0.95 X 3.20 X 1 NO	=	3.040 SQM
5	1.02 X 1.80 X 0.90 X 1 NO	=	1.636 SQM
TOTAL DEDUCTION		=	14.383 SQM
TOTAL BUILT UP AREA (X-Y)		=	139.521 SQM

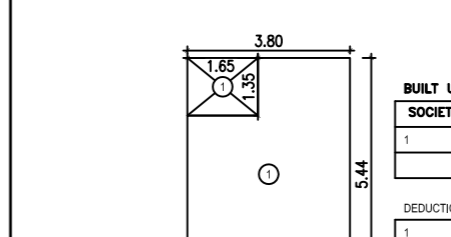
BUILT UP AREA CALCULATION

SOCIETY OFFICE COMMERCIAL

1	5.80 X 4.20 X 1 NO	=	24.36 SQM
2	1.80 X 4.20 X 1 NO	=	7.56 SQM
TOTAL ADDITION		=	31.92 SQM

DEDUCTIONS

1	1.30 X 1.30 X 1 NO	=	1.69 SQM
2	1.2 X 6.0 X 1.70 X 1 NO	=	12.24 SQM
TOTAL DEDUCTION		=	13.93 SQM
TOTAL BUILT UP AREA (X-Y)		=	18.99 SQM



AREA DIAGRAM FOR FITNESS CENTER

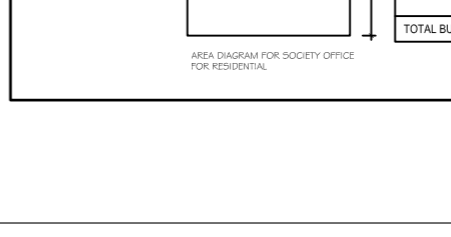
BUILT UP AREA CALCULATION

FITNESS CENTER

1	16.50 X 6.40 X 1 NO	=	105.60 SQM
TOTAL ADDITION		=	105.60 SQM

DEDUCTIONS

1	4.50 X 1.50 X 1 NO	=	6.75 SQM
2	1.80 X 4.50 X 1 NO	=	8.10 SQM
TOTAL DEDUCTION		=	14.85 SQM
TOTAL BUILT UP AREA (X-Y)		=	90.75 SQM



AREA DIAGRAM FOR SOCIETY OFFICE RESIDENTIAL

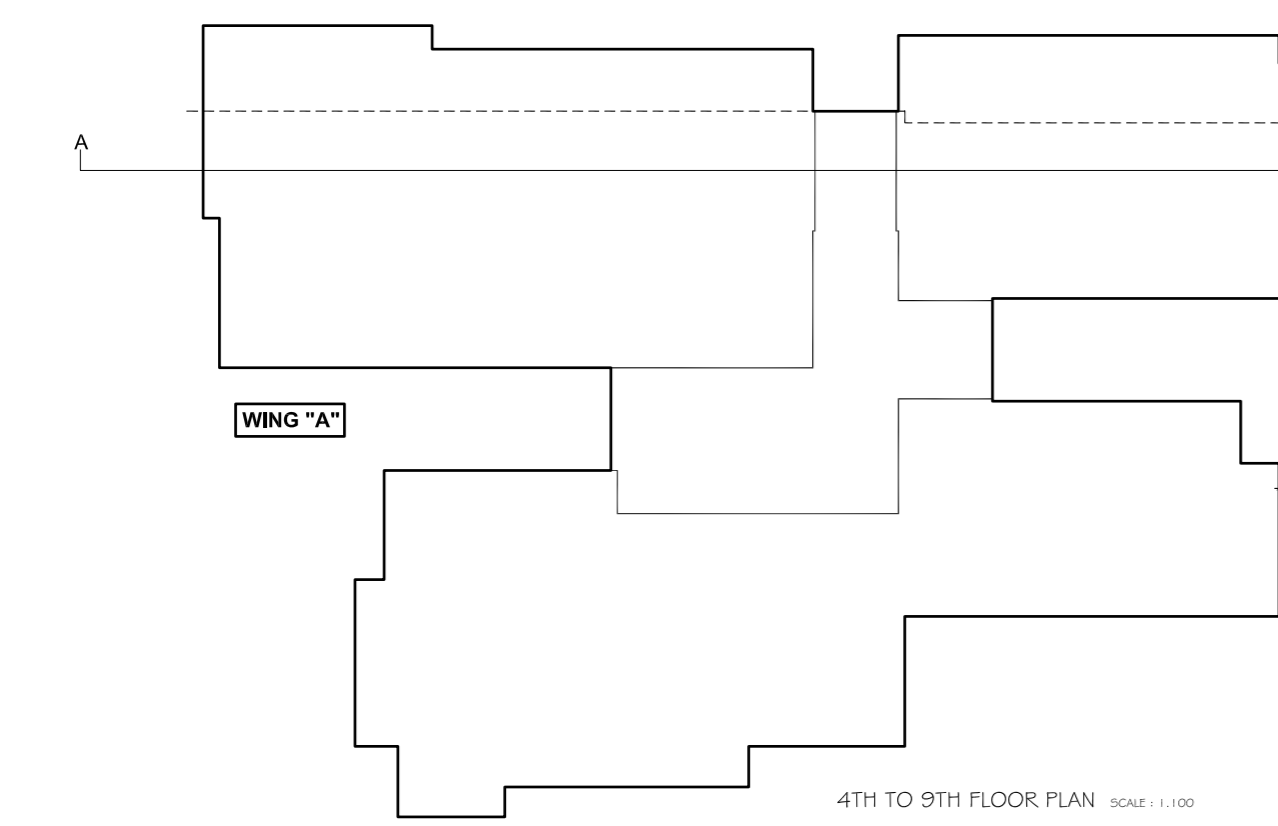
BUILT UP AREA CALCULATION

SOCIETY OFFICE RESIDENTIAL

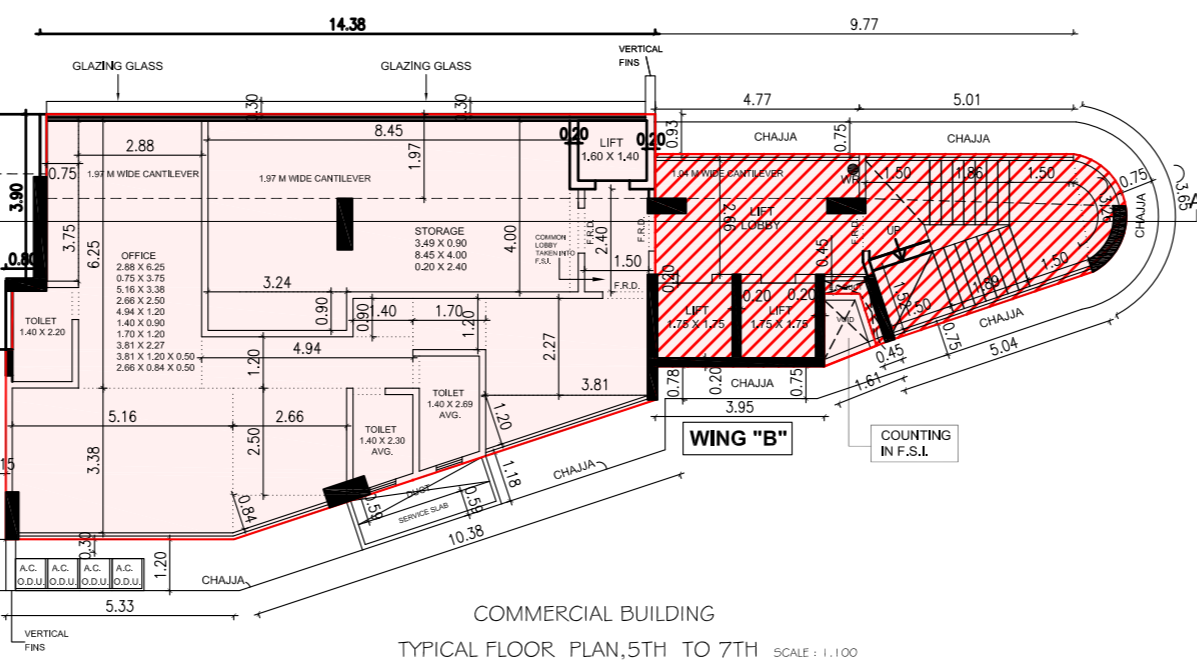
1	3.80 X 3.40 X 1 NO	=	12.92 SQM
TOTAL ADDITION		=	12.92 SQM

DEDUCTIONS

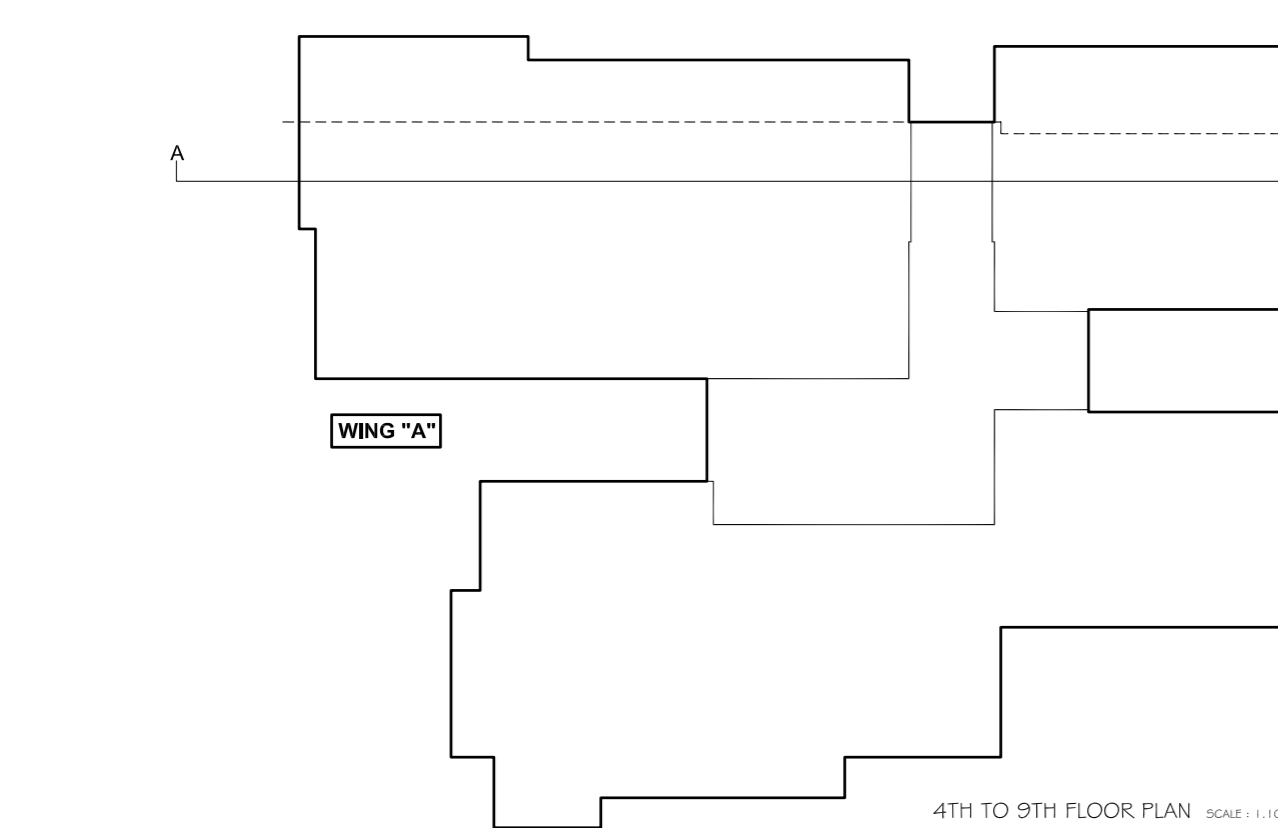
1	1.60 X 1.30 X 1 NO	=	2.08 SQM
2	1.80 X 4.50 X 1 NO	=	8.10 SQM
TOTAL DEDUCTION		=	10.18 SQM
TOTAL BUILT UP AREA (X-Y)		=	2.74 SQM



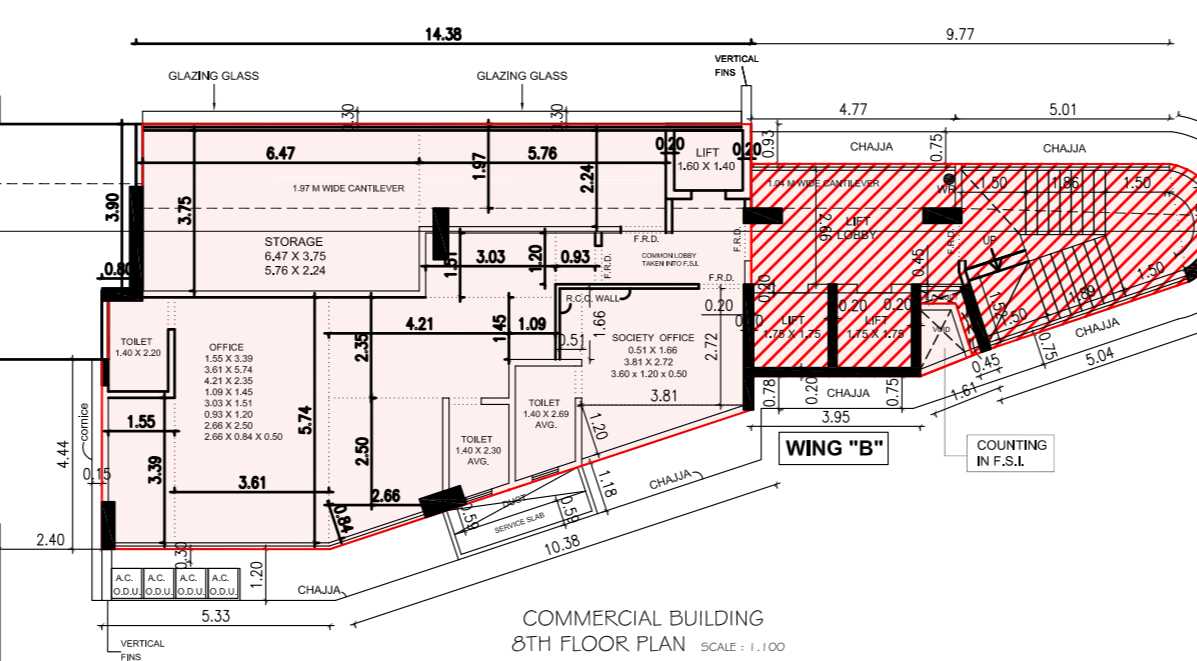
4TH TO 9TH FLOOR PLAN SCALE : 1:100



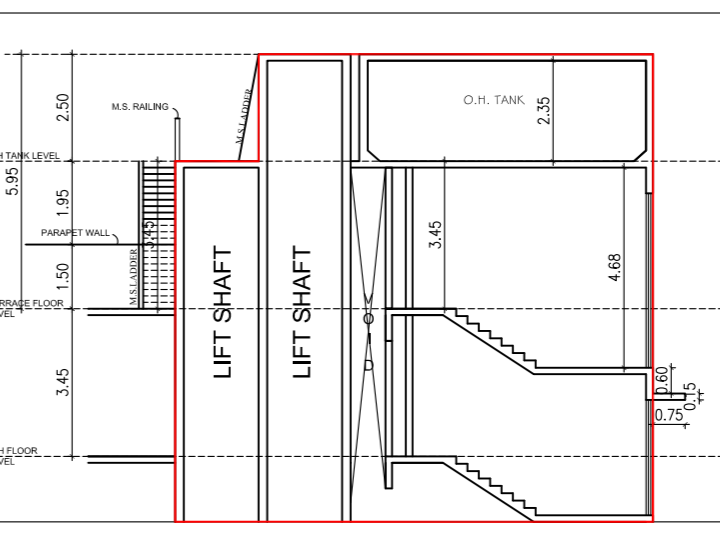
TYPICAL FLOOR PLAN, 5TH TO 7TH SCALE : 1:100



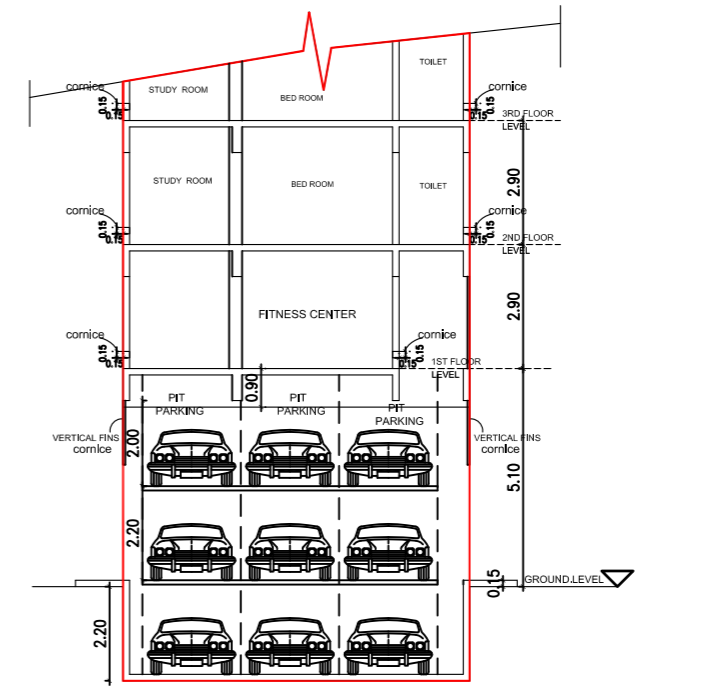
4TH TO 9TH FLOOR PLAN SCALE : 1:100



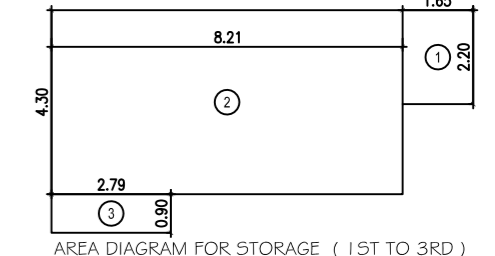
COMMERCIAL BUILDING 8TH FLOOR PLAN SCALE : 1:100



TERRACE LIFT OPENING SECTION FOR COMMERCIAL DETAIL '3'



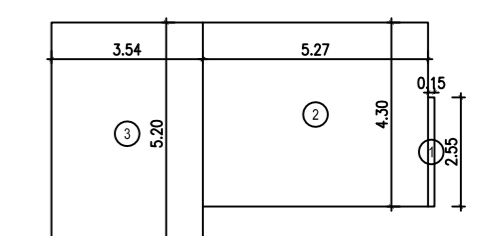
SECTION D'-D' SCALE : 1:100



AREA DIAGRAM FOR STORAGE (1ST TO 3RD)

STORAGE AREA CALCULATION

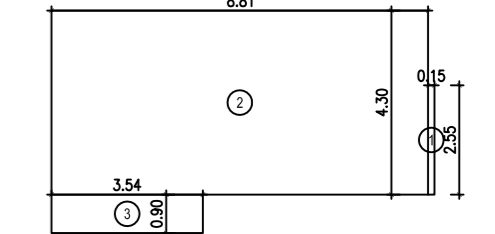
1	1.00 X 2.00 X 1 NO	=	2.00 SQM
2	8.21 X 4.50 X 1 NO	=	36.945 SQM
3	2.70 X 8.00 X 1 NO	=	21.600 SQM
TOTAL ADDITION		=	60.545 SQM



AREA DIAGRAM FOR STORAGE (4TH FLOOR)

STORAGE AREA CALCULATION

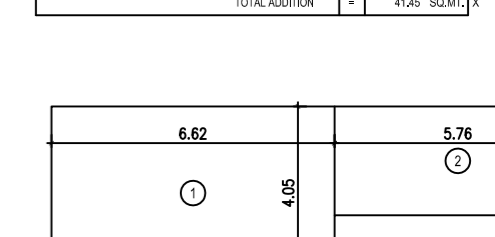
1	1.00 X 2.00 X 1 NO	=	2.00 SQM
2	5.27 X 4.50 X 1 NO	=	23.715 SQM
3	3.54 X 8.00 X 1 NO	=	28.320 SQM
TOTAL ADDITION		=	54.035 SQM



AREA DIAGRAM FOR STORAGE (5TH TO 7TH FLOOR)

STORAGE AREA CALCULATION

1	1.00 X 2.00 X 1 NO	=	2.00 SQM
2	5.41 X 4.50 X 1 NO	=	24.345 SQM
3	3.54 X 8.00 X 1 NO	=	28.320 SQM
TOTAL ADDITION		=	54.665 SQM



AREA DIAGRAM FOR STORAGE (8TH FLOOR)

STORAGE AREA CALCULATION

1	6.62 X 4.50 X 1 NO	=	29.80 SQM
2	5.70 X 2.50 X 1 NO	=	14.25 SQM
TOTAL ADDITION		=	44.05 SQM

BUILT UP AREA STATEMENT FOR STORAGE

FLOOR	TOTAL BUILT UP AREA
STILT	41.44
1ST	41.44
2ND	41.44
3RD	41.44
4TH	41.45
5TH	41.45
6TH	41.45
7TH	41.45
8TH	41.48
TOTAL	331.80

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CONTENTS OF SHEET

5TH TO 7TH FLOOR PLAN, BUILT UP AREA DIAGRAM & CALCULATION SECTION D-D'

DATE OF DATE OF APPROVAL OF PLANS

THE CHECK APPROVAL TO THE PROPOSAL AND DRAWINGS MADE ON 17/03/2023 BY MR. EWARD (GUNDAVALI) 337 DATED 21/03/2023

THE ARCHITECT APPROVAL TO THE PROPOSAL AND DRAWINGS MADE ON 14/10/2024 BY MRS. D. R. VAIDYA (GUNDAVALI) 337 DATED 14/10/2024

NAME OF OWNER

JAYANT M. VAIDYA - DIRECTOR - VAIDYA SPACES PVT. LTD.
CA TO MARGADARSHAN CO-OP. HOUSING SOCIETY LTD.
30, GULSHAN, NEW POST OFFICE, CHANDRANAGAR, ROAD NO. 1, WARD NO. 10, SOUTH DISTRICT, MUMBAI - 400 025

NAME OF ARCHITECTS

Mrs. D. R. VAIDYA & Co.
ARCHITECTS & TOWN PLANNERS
30, GULSHAN, NEW POST OFFICE, CHANDRANAGAR, ROAD NO. 1, WARD NO. 10, SOUTH DISTRICT, MUMBAI - 400 025

DRAWING NO. SCALE DATE DRAWN BY

44 AS SHOWN