



**APPROVED**  
The Plans attached in .....  
As per the conditions mentioned in  
the accompanying commencement  
Certificate No .....  
dated 09/10/2017  
B/122612795

Executive Engineer  
TOWN PLANNING DEPARTMENT  
MUMBAI

**AREA STATEMENT**

| NO.                   | DESCRIPTION  | AREA (SQ.M) |
|-----------------------|--|-------------|
| 1                     | AREA OF THE PLOT (AS PER THE 71/2 ZONING P.N.D. 26/71)                       | 414.00      |
| 2                     | DEDUCTION FOR  |             |
| a) ROAD ADJACENT AREA |  | 1.98        |
| b) PROPOSED AREA      |  | 1.98        |
| c) TOTAL DEDUCTION    |  | 3.96        |
| 3                     | NET GROSS AREA OF THE PLOT (1 - 2)   | 410.04      |
| 4                     | DEDUCTION FOR THE BUILDING (1.5/1)   | 3.77        |
| 5                     | NET AREA OF THE PLOT (3 - 4)   | 406.27      |
| 6                     | ADDITION FOR THE BUILDING (1.5/1)  | 1.50        |
| 7                     | PROPOSED G.P.A.  | 150.50      |
| 8                     | FRESH WATER HARVESTING   | 577.00      |
| 9                     | FINAL TOTAL FLOOR AREA   | 577.00      |
| 10                    | PERMITTED FLOOR AREA   |             |
| 11                    | PROPOSED AREA  | 577.00      |
| 12                    | EXCESS BALCONY AREA WITH IN TOTAL FLOOR AREA CALCULATION AS PER RULE 10 & 11 | 9.72        |
| 13                    | TOTAL BUILT UP AREA (PROPOSED) (10 + 11 + 12)                                | 0.99 %      |
| 14                    | TOTAL BUILT UP AREA (PERMITTED) (10 + 11)                                    |             |

1. FRESH WATER HARVESTING AREA PERMITTED AS PER RULE 10 & 11

2. PROPOSED TOTAL FLOOR AREA (10 + 11 + 12)

3. NET AREA OF THE PLOT (10 + 11)

4. LESS DEDUCTION FOR NON-RESIDENTIAL AREA

5. AREA OF THE PLOT (10 + 11)

6. TREATMENT TRANSPARENT AS PER THE VECTOR

7. TRANSPARENT PAVING

8. PAVED ROAD SET BACK

9. TOTAL PAVED ROAD

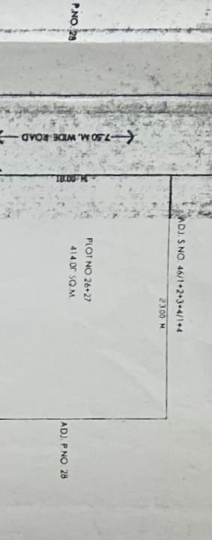
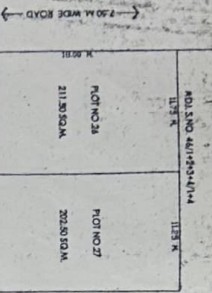
**NOTE:**  
1. PLOT BOUNDARY SHOWN AS THICK BLACK  
PROPOSED WALL SHOWN IN RED  
DRAINED LINE SHOWN IN GREEN IN R/O  
NORMAL WALL  
0.15

**LOGICAL**  
AR. ABHINAV MAJPURE  
3/ANAND PRADEEP  
SHIVAPUR MASHKIN PRADEEP MASHKIN  
D/NO 10  
M 1

**MERGE STATEMENT**

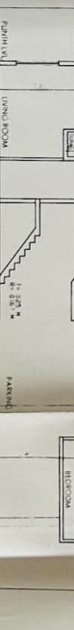
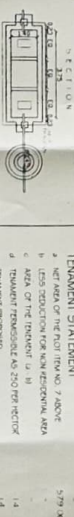
| BEFORE AMELGAMATION | PLOT NO. | AREA   |
|---------------------|----------|--------|
| 16                  | 27       | 503.50 |
| 27                  | 27       | 603.50 |
| 56                  | 27       | 414.00 |
| AFTER AMELGAMATION  | 56-27    | 414.00 |

T.O.R STATEMENT  
TOTAL PLOT AREA = 1400.50 SQ.M  
ALLOWED P.T.R = 155.60 SQ.M  
P.T.R. NO. = 467  
SCALE DETD. NO. = 29/13



SITE PLAN (AFTER AMELGAMATION) SCALE 1:500

SITE PLAN (BEFORE AMELGAMATION) SCALE 1:500



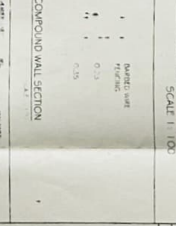
SECTION AA SCALE 1:100

SECTION BB SCALE 1:100



RAIN WATER HARVESTING SECTION AA SCALE 1:100

**WEST ELEVATION**



**AREA CALCULATION**  
GROUND FLOOR AREA  
AREA OF BLOCK ABCD = 9.47 x 1.70 = 16.30 SQ.M  
DEDUCTIONS FOR BLOCK 1-14  
1) 2.51 x 2.07 = 5.19 SQ.M  
2) 2.51 x 1.90 = 4.77 SQ.M  
3) 2.51 x 1.50 = 3.77 SQ.M  
4) 2.51 x 1.20 = 3.01 SQ.M  
5) 2.51 x 1.00 = 2.51 SQ.M  
6) 2.51 x 0.80 = 2.01 SQ.M  
7) 2.51 x 0.60 = 1.51 SQ.M  
8) 2.51 x 0.40 = 1.01 SQ.M  
9) 2.51 x 0.20 = 0.51 SQ.M  
TOTAL DEDUCTION = 28.20 SQ.M  
NET AREA OF PLOT = 9.47 x 1.70 - 28.20 = -18.73 SQ.M  
BUILT UP AREA OF GROUND FLOOR = 75.20 SQ.M

**AREA CALCULATION**  
GROUND FLOOR AREA  
AREA OF BLOCK ABCD = 17.00 x 11.70 = 199.30 SQ.M  
DEDUCTIONS FOR BLOCK 2  
1) 4.00 x 2.40 = 9.60 SQ.M  
2) 4.00 x 2.00 = 8.00 SQ.M  
3) 4.00 x 1.60 = 6.40 SQ.M  
4) 4.00 x 1.20 = 4.80 SQ.M  
5) 4.00 x 0.80 = 3.20 SQ.M  
6) 4.00 x 0.40 = 1.60 SQ.M  
7) 4.00 x 0.20 = 0.80 SQ.M  
TOTAL DEDUCTION = 48.99 SQ.M  
NET AREA OF PLOT = 17.00 x 11.70 - 48.99 = 150.31 SQ.M

**AREA STATEMENT**

| NO.                   | DESCRIPTION  | AREA (SQ.M) |
|-----------------------|--|-------------|
| 1                     | AREA OF THE PLOT (AS PER THE 71/2 ZONING P.N.D. 26/71)                       | 414.00      |
| 2                     | DEDUCTION FOR  |             |
| a) ROAD ADJACENT AREA |  | 1.98        |
| b) PROPOSED AREA      |  | 1.98        |
| c) TOTAL DEDUCTION    |  | 3.96        |
| 3                     | NET GROSS AREA OF THE PLOT (1 - 2)   | 410.04      |
| 4                     | DEDUCTION FOR THE BUILDING (1.5/1)   | 3.77        |
| 5                     | NET AREA OF THE PLOT (3 - 4)   | 406.27      |
| 6                     | ADDITION FOR THE BUILDING (1.5/1)  | 1.50        |
| 7                     | PROPOSED G.P.A.  | 150.50      |
| 8                     | FRESH WATER HARVESTING   | 577.00      |
| 9                     | FINAL TOTAL FLOOR AREA   | 577.00      |
| 10                    | PERMITTED FLOOR AREA   |             |
| 11                    | PROPOSED AREA  | 577.00      |
| 12                    | EXCESS BALCONY AREA WITH IN TOTAL FLOOR AREA CALCULATION AS PER RULE 10 & 11 | 9.72        |
| 13                    | TOTAL BUILT UP AREA (PROPOSED) (10 + 11 + 12)                                | 0.99 %      |
| 14                    | TOTAL BUILT UP AREA (PERMITTED) (10 + 11)                                    |             |

**SCHEDULE OF OPENINGS**

| NO. | DESCRIPTION            | AREA (SQ.M) |
|-----|------------------------|-------------|
| 1   | PROPOSED D.P.K.        | 150.50      |
| 2   | GROUND FLOOR AREA      | 75.20       |
| 3   | FRESH WATER HARVESTING | 156.49      |
| 4   | SECOND FLOOR AREA      | 156.49      |
| 5   | TOTAL FLOOR AREA       | 377.67      |

**LOGICAL**  
AR. ABHINAV MAJPURE  
3/ANAND PRADEEP  
SHIVAPUR MASHKIN PRADEEP MASHKIN  
D/NO 10  
M 1

**APPROVED**

The Plans provided in this application are approved in the conditions mentioned in the certificate of approval. Certificate No. B/1226/12795

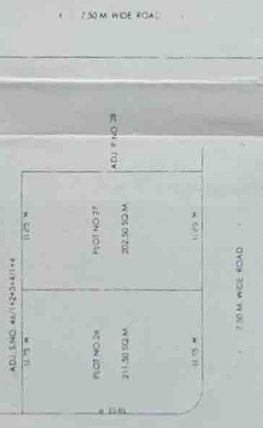
**Executive Engineer**  
Municipal Corporation  
MUMBAI

| AMALGAMATION STATEMENT |       |       |
|------------------------|-------|-------|
| REGULAR AMALGAMATION   | 37    | 50.25 |
| SITE AMALGAMATION      | 35+27 | 31.00 |

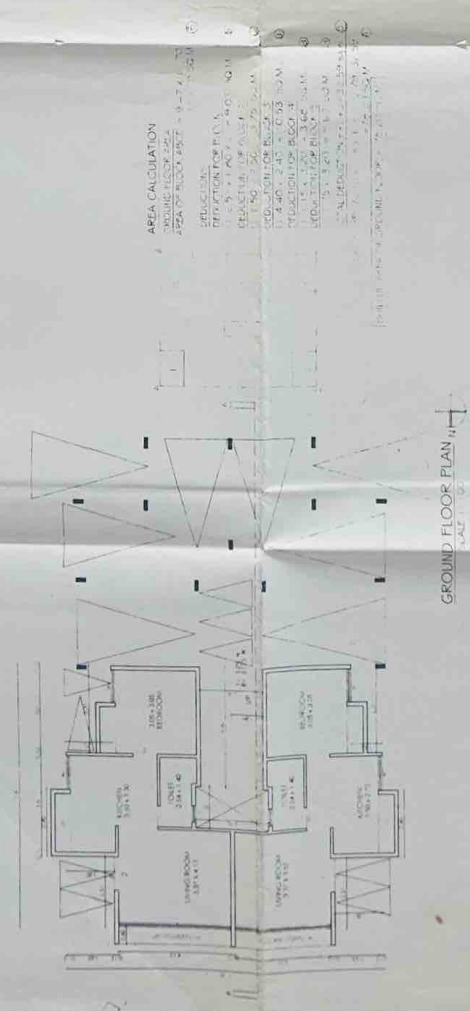
**TOP SURVEILLANCE**  
 CHAIN POINT AREA = 41.03 SQ.M  
 ALLOTMENT AREA = 35.27 SQ.M  
 PROPOSED T.C.P. = 43.00 SQ.M  
 NET RECEIVING = 5.73 X



SITE PLAN (BEFORE AMALGAMATION)



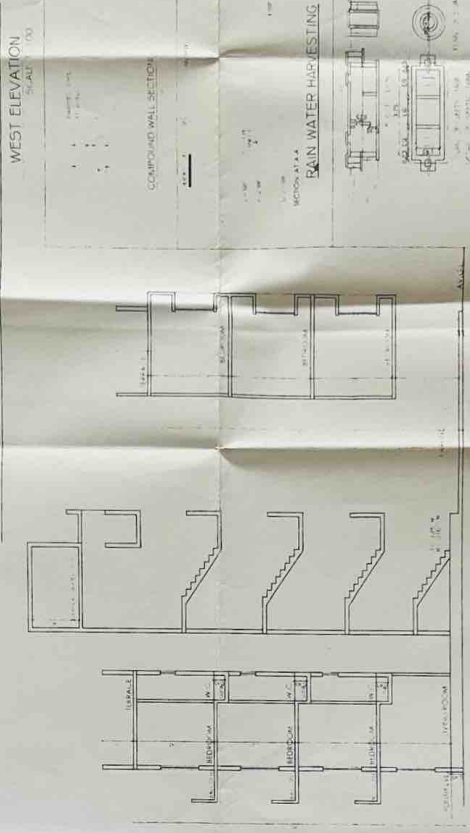
SITE PLAN (AFTER AMALGAMATION)



GROUND FLOOR PLAN



TYPICAL FIRST/SECOND/THIRD FLOOR PLAN



WEST ELEVATION

SECTION AA

SECTION BB

**AREA STATEMENT**

1. AREA OF THE SITE (AS PER THE TOWN PLANNING ACT) 41.03 SQ.M  
 2. EXISTING FLOOR AREA  
 3. FLOOR AREA OF THE PROPOSED BUILDING  
 4. FLOOR AREA OF THE PROPOSED BALCONY  
 5. FLOOR AREA OF THE PROPOSED TERRACE  
 6. FLOOR AREA OF THE PROPOSED ROOF  
 7. FLOOR AREA OF THE PROPOSED STAIRS  
 8. FLOOR AREA OF THE PROPOSED LIFT SHAFT  
 9. FLOOR AREA OF THE PROPOSED SERVICE AREAS  
 10. FLOOR AREA OF THE PROPOSED PARKING AREAS  
 11. FLOOR AREA OF THE PROPOSED GREEN SPACES  
 12. FLOOR AREA OF THE PROPOSED OPEN SPACES  
 13. FLOOR AREA OF THE PROPOSED DRIVEWAY  
 14. FLOOR AREA OF THE PROPOSED PERMITS

**BALCONY AREA STATEMENT**

1. FLOOR AREA OF THE PROPOSED BALCONY  
 2. FLOOR AREA OF THE PROPOSED TERRACE  
 3. FLOOR AREA OF THE PROPOSED ROOF  
 4. FLOOR AREA OF THE PROPOSED STAIRS  
 5. FLOOR AREA OF THE PROPOSED LIFT SHAFT  
 6. FLOOR AREA OF THE PROPOSED SERVICE AREAS  
 7. FLOOR AREA OF THE PROPOSED PARKING AREAS  
 8. FLOOR AREA OF THE PROPOSED GREEN SPACES  
 9. FLOOR AREA OF THE PROPOSED OPEN SPACES  
 10. FLOOR AREA OF THE PROPOSED DRIVEWAY  
 11. FLOOR AREA OF THE PROPOSED PERMITS

**TENANT STATEMENT**

1. FLOOR AREA OF THE PROPOSED TENANT UNIT  
 2. FLOOR AREA OF THE PROPOSED COMMON AREAS  
 3. FLOOR AREA OF THE PROPOSED SERVICE AREAS  
 4. FLOOR AREA OF THE PROPOSED PARKING AREAS  
 5. FLOOR AREA OF THE PROPOSED GREEN SPACES  
 6. FLOOR AREA OF THE PROPOSED OPEN SPACES  
 7. FLOOR AREA OF THE PROPOSED DRIVEWAY  
 8. FLOOR AREA OF THE PROPOSED PERMITS

**PARKING STATEMENT**

1. FLOOR AREA OF THE PROPOSED PARKING AREAS  
 2. FLOOR AREA OF THE PROPOSED DRIVEWAY  
 3. FLOOR AREA OF THE PROPOSED PERMITS

**NOTE:**  
 1. THE FLOOR AREA OF THE PROPOSED BUILDING IS 43.00 SQ.M.  
 2. THE FLOOR AREA OF THE PROPOSED BALCONY IS 1.00 SQ.M.  
 3. THE FLOOR AREA OF THE PROPOSED TERRACE IS 1.00 SQ.M.  
 4. THE FLOOR AREA OF THE PROPOSED ROOF IS 1.00 SQ.M.  
 5. THE FLOOR AREA OF THE PROPOSED STAIRS IS 1.00 SQ.M.  
 6. THE FLOOR AREA OF THE PROPOSED LIFT SHAFT IS 1.00 SQ.M.  
 7. THE FLOOR AREA OF THE PROPOSED SERVICE AREAS IS 1.00 SQ.M.  
 8. THE FLOOR AREA OF THE PROPOSED PARKING AREAS IS 1.00 SQ.M.  
 9. THE FLOOR AREA OF THE PROPOSED GREEN SPACES IS 1.00 SQ.M.  
 10. THE FLOOR AREA OF THE PROPOSED OPEN SPACES IS 1.00 SQ.M.  
 11. THE FLOOR AREA OF THE PROPOSED DRIVEWAY IS 1.00 SQ.M.  
 12. THE FLOOR AREA OF THE PROPOSED PERMITS IS 1.00 SQ.M.

**SCHEDULE OF OFFSPACES**

D = 1.20 X 2.10 W1 = 1.00 X 1.50  
 D1 = 0.90 X 1.0 W2 = 1.00 X 0.90  
 D2 = 0.50 X 1.0 W3 = 1.00 X 0.50  
 D3 = 0.50 X 1.0 W4 = 1.00 X 0.50

**LOGICAL SPACES**  
 AIR ADMITTANCE  
 LOGICAL SPACES  
 LOGICAL SPACES

M I