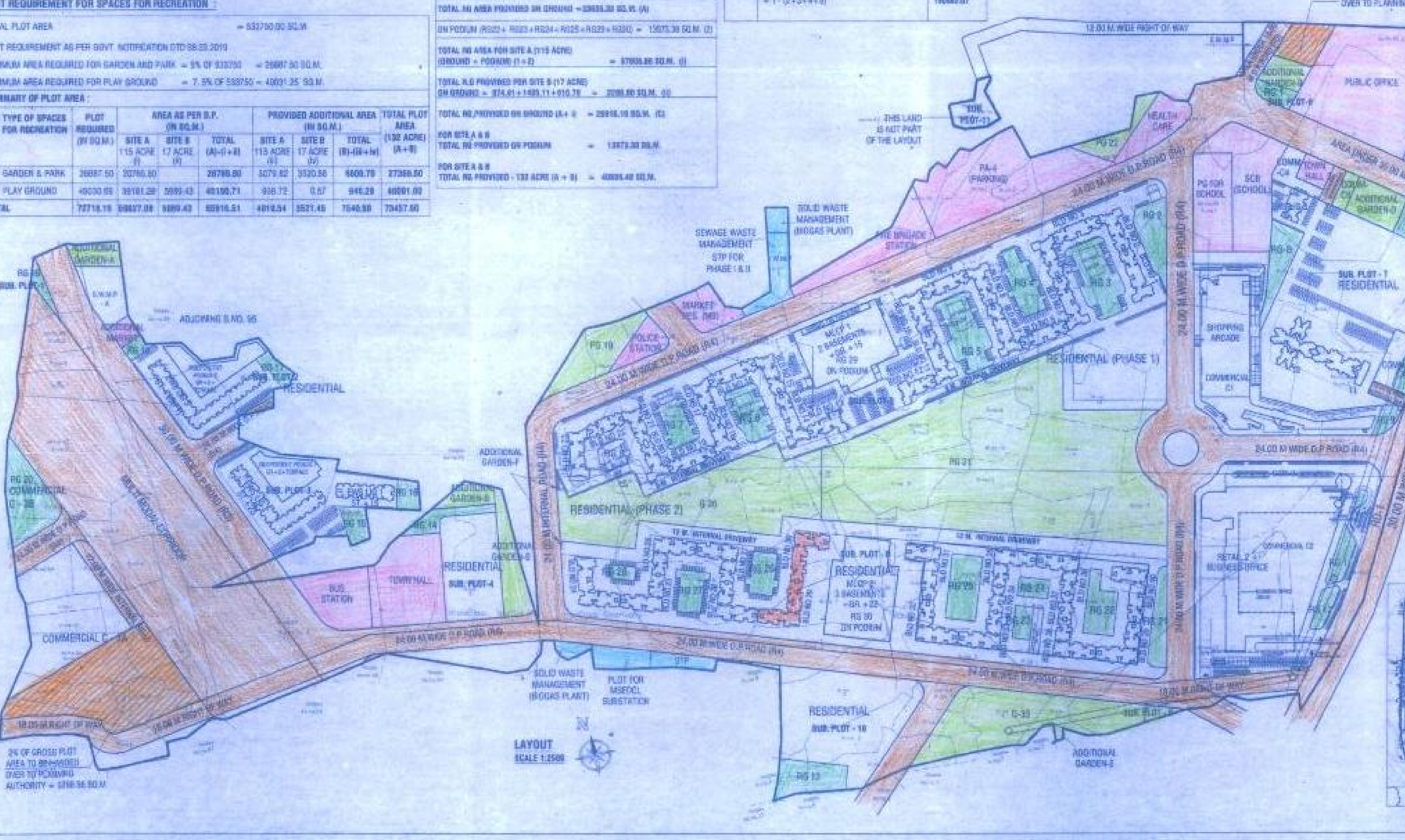


LAYOUT
SCALE 1:2500

LOCATION PLAN

LAYOUT PLAN

01 / 17

CONTENTS OF SHEET

LAYOUT PLAN, BUILT UP AREA CALCULATION & SUMMARY, PLOT AREA STATEMENT AS PER 7/12 EXTRACT & SUBDIVISION LAYOUT, LOCATION PLAN

STAMP OF APPROVAL OF PLAN

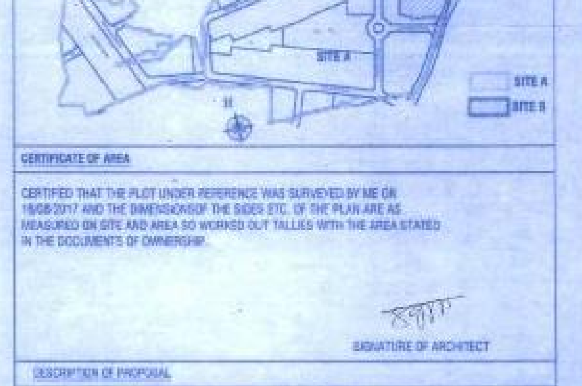
PLANS APPROVED (13) NOS OF DRAWINGS WHICH ARE TO BE READ ALONG WITH COMMENCEMENT CERTIFICATE / AMENDED COMMENCEMENT CERTIFICATE ISSUED UPTO PLINTH LEVEL BEARING No. SROT/Growth Centre/2401/BP/ITP NO. Usarghar-Gharivali-Sagaon-01/Site A/... /171/2021
DATE 11 FEB 2021
AND THE CONDITIONS MENTIONED THEREIN

Planner / Planning Director
MMRDA

PROFORMA 'A'

SR NO.	AREA STATEMENT — DESCRIPTION	TOTAL AREA — TOTAL IN SQ.M.		
1.	AREA OF PLOT AS PER 7/12 EXTRACT	533750.00		
2.	AREA OF PLOT AS PER TRIANGULATION	533750.00		
3.	AREA OF PLOT CONSIDERED FOR TOWNSHIP (1)	533750.00		
		115 ACRE (SITE A)	17 ACRE (SITE B)	132 ACRE (SITE A + B)
4.	AREA OF PLOT CONSIDERED FOR TOWNSHIP	464428.00	69322.00	533750.00
5.	BASIC F.S.I	1.00	1.00	1.00
6.	PERMISSIBLE BUILT UP AREA AS PER BASIC F.S.I (4 X 5)	464428.00	69322.00	533750.00
7.	ADDITIONAL F.S.I AGAINST PAYMENT OF PREMIUM	0.70	0.70	0.70
8.	PERMISSIBLE BUILT UP AREA AS PER PREMIUM F.S.I (6 X 7) NOT CONSIDERED ON 2% AMENITY PLOT	318587.61	47564.89	366152.50
9.	PERMISSIBLE BUILT UP AREA (6 + 8)	783015.61	116876.89	899902.50
10.	PERMISSIBLE RESIDENTIAL BUILT UP AREA			717327.50
11.	PERMISSIBLE BUILT UP AREA FOR ECONOMIC ACTIVITIES			181475.00
12.	PERMISSIBLE BUILT UP AREA FOR PUBLIC UTILITIES			1100.00
13.	PROPOSED RESIDENTIAL BUILT UP AREA	479393.75	35843.84	515236.59
14.	PROPOSED BUILT UP AREA FOR ECONOMIC ACTIVITIES	134548.91		134548.91
15.	TOTAL PROPOSED BUILT UP AREA (13 + 14)	613942.66	35843.84	649786.50
16.	PERMISSIBLE BUILT UP AREA FOR SOCIAL HOUSING			83885.00
17.	PROPOSED BUILT UP AREA FOR SOCIAL HOUSING	55872.77	7020.20	62892.97
18.	TOTAL PROPOSED BUILT UP AREA (15 + 17)	669815.43	42864.04	712679.47

KEY PLAN



CERTIFICATE OF AREA

CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON 16/08/2017 AND THE DIMENSIONS OF THE SIDES ETC. OF THE PLAN ARE AS MEASURED ON SITE AND AREA SO WORKED OUT TALLIES WITH THE AREA STATED IN THE DOCUMENTS OF OWNERSHIP.

SIGNATURE OF ARCHITECT

DESCRIPTION OF PROPOSAL

PROPOSED **INTEGRATED TOWNSHIP PROJECT** ON PLOT BEARING VILLAGE SAGAON BEARING S.NO. 87/1, VILLAGE - GHARIVALI BEARING S. NO. 4/1, 4/2, 4/3, 4/4, 4/5, 4/8, 4/9, 4/10, 4/11, 5/1, 5/2, 5/3, 5/4, 5/5, 5/6, 6/1, 6/2, 6/3, 7/1, 7/2/A, 7/2/B, 7/2/C, 7/3/A, 7/3/B, 8/1, 8/2, 8/3, 8/4, 8/5, 8/6, 8/7, 8/8, 8/9, 9/1, 9/2, 9/3, 9/4, 9/5, 9/6, 9/7, 9/8, 10, 11, 12/1, 12/2, 12/3, 12/4, 12/5, 12/6, 12/7, 12/8, 12/9, 12/10, 12/11, 12/12, 12/13, 12/14, 13, 14/1, 14/2A, 14/2B, 14/3, 14/4, 14/5, 15, 16/1, 16/2, 17/1, 17/2, 17/3, 17/4, 17/5, 17/6, 17/7, 17/8, 17/9, 17/10, 17/11, 18, 19, 20/1, 20/2, 21/1, 21/2, 21/3, 21/4, 22, 23/1, 23/2, 23/3, 23/10, 37/1, 37/2B, 37/2C, 37/2D, 37/3, 37/4, 37/21, 38/1, 38/2, 39/1, 39/2, 39/3, 40, 41/1A, 41/1B, 41/2, 41/3, 41/4, 42/2, 44/1, 44/2, 44/3, 44/4, 44/5A, 44/5B, 44/6A, 44/6B, 44/7, 44/8, 44/9, 44/10, 44/11, 44/12, 44/13, 44/14, 44/15, 44/16, 44/17, 44/18, 44/19, 44/20, 49, 50/1, 50/2, 50/3, 51/1, 51/2, 56/1, 56/2 DIST- THANE AND VILLAGE USARGHAR BEARING S.NO. 44/1, 44/2, 44/3, 44/4, 44/5, 44/6, 44/7, 44/8, 44/9, 44/10, 44/11, 44/12, 45/1, 45/2, 45/3, 45/4, 45/3/A, 45/5/B, 45/5, 46/1, 46/2A, 46/2B, 46/3, 47, 48, 50, 51, 52/1, 52/2, 53/1/A, 53/1/B, 53/2/A, 53/2/B, 53/3/A, 53/3/B, 54 DIST- THANE

NAME & ADDRESS OF OWNER / P.O.A.H.

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

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

ARCHITECT NAME & ADDRESS

sankaar ARCHITECTS
2ND FLOOR, NAKSHATRA, A WING,
NEAR TMC, ALMEDA ROAD,
PANCHPAKHADI, THANE (W) 400 602.
PHONE - 2537 8701 TEL/FAX - 2536 6702
E-MAIL - sankaararchitects@yahoo.co.in

DRG NO.	SCALE	DATE	DRN BY	CHKD BY
C-779/2021/Ia/01	AS SHOWN	06/01/2021	PRASAD	