

	134833.55	8044.45	22208.31	70931.74	32974.29	40877.37	25791.65	27875.13	4641.74	3085.59	4689.33	12869.12	388822.27
%	34.68	2.07	5.71	18.24	8.48	10.51	6.63	7.17	1.19	0.79	1.21	3.31	100.00

J	Area under Residential Plots	3085.59
K	Area Under Internal Roads	70931.74
	Total area of plot (A to K)	384132.94

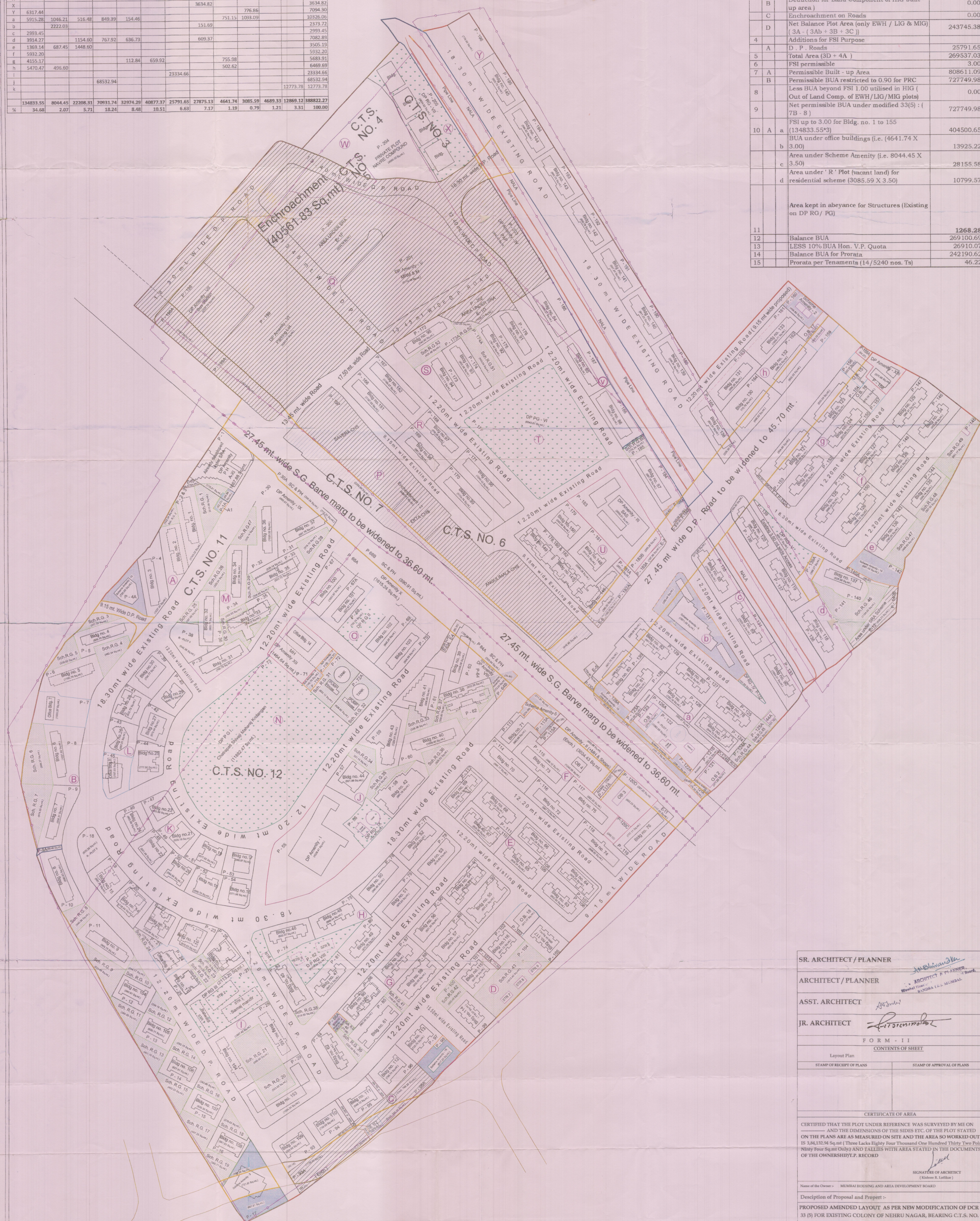


LOCATION PLAN

SCALE :- 1 : 4000

Total Sheets: 9 Sheet No.: 1/9
F.S.L. - 3.00

Sr. No.		Area Statement	As per total Station survey
1	A.	Plot Area	
	a	area as per PRC	
	b	Difference between PRC & table Survey	
	c	area as per Total Station Survey excluding Pvt. Plot	384132.94
	d	75%area between total station survey & P.R.Card	
	e	Area Adopted.	384132.94
2	A	Deduction for :	
	a	D. P. Roads	25791.65
	b	DP RC PG G	27875.13
	c	DP Amenity	40877.37
	d	Nala & Pipe line	12869.12
	e	Area under Enrichment	32574.29
	f	Total Deduction (a to d)	140387.56
3	A	Balance Area of Plot (1A(e) - 2A(f))	243745.38
	b	Deduction for 15% of R.G. (if deductible)	0.00
	B	Deduction for Land Component of HIG built - up area)	0.00
	C	Enrichment on Roads	0.00
	D	Net Balance Plot Area (only EWH / LIG & MIG) (3A - (3Ab + 3B + 3C))	243745.38
4		Additions for FSI Purpose	
	D	P. Roads	25791.65
5	A	Total Area (3D + 4 A)	269537.03
6		FSI permissible	3.00
7	A	Permissible Built - up Area	808611.90
	B	Permissible BUA restricted to 0.90 for PRC	727749.98
8		Less BUA beyond FSI 1.00 utilised in HIG (Out of Land Comp. of EWH/LIG/MIG plots)	0.00
9		Net permissible BUA under modified 33(5) : (7B - 8)	727749.98
10	A	FSI up to 3.00 for Bldg. no. 1 to 155 (134833.55*3)	404500.65
	a	BUA under office buildings (i.e. 4641.74 X 3.00)	13925.22
	b	Area under Scheme Amenity (i.e. 8044.45 X 3.50)	28155.58
	c	Area under ' R ' Plot (vacant land) for residential scheme (3085.59 X 3.50)	10799.57
	d		
		Area kept in abeyance for Structures (Existing on DP RG/ FG)	
11			1268.25
12		Balance BUA	269100.65
13		LESS 10% BUA Hon. V.P. Quota	26910.07
14		Balance BUA for Prorata	242190.62
15		Prorata per Tenaments (14/5240 nos. Ts)	46.25



LAYOUT PLAN

SCALE :- 1 : 1000

SR. ARCHITECT / PLANNER <i>Ar. Shivam Reddy</i> ARCHITECT & PLANNER Worked Here KANDLA (L.L.) MUMBAI	
ARCHITECT / PLANNER	
ASST. ARCHITECT <i>Ar. Shivam</i>	
JR. ARCHITECT <i>Ar. Shivam</i>	
F O R M - I I CONTENTS OF SHEET	
Layout Plan	
STAMP OF RECEIPT OF PLANS	STAMP OF APPROVAL OF PLANS
CERTIFICATE OF AREA	
CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON _____ AND THE DIMENSIONS OF THE SIDES ETC. OF THE PLOT STATED ON THE PLANS ARE AS MEASURED ON SITE AND THE AREA SO WORKED OUT IS 3.84,132.94 Sq.mt (Three Lacks Eighty Four Thousand One Hundred Thirty Two Poin Ninety Four Sq.mt Only) AND TALLIES WITH AREA STATED IN THE DOCUMENTS OF THE OWNERSHIP/T.P. RECORD <i>Ar. Shivam</i> SIGNATURE OF ARCHITECT (Kishore R. Lallitkar)	
Name of the Owner or _____ MUMBAI HOUSING AND AREA DEVELOPMENT BOARD	
Description of Proposal and Project:- PROPOSED AMENDED LAYOUT AS PER NEW MODIFICATION OF DCR 33 (5) FOR EXISTING COLONY OF NEHRU NAGAR, BEARING C.T.S. NO. 2, 3, 4, 5, 6, 7, 11, AND 12 OF VILLAGE KURLA AT KURLA (E), MEHAIDA LAYOUT.	
NORTH LINE	NAME & ADDRESS OF ARCHITECT <i>Ar. Shivam</i> SIGNATURE OF ARCHITECT Kishore R. Lallitkar (C.A. No. 79623)