

HYDROSE INDUSTRIAL ESTATE														
BUILDING	FLOORS	FSI AREA					BALCONY	TERRACE	LIFT	LIFTWELL	DUCT	VENT	Other	TOTAL
		COMM.	RESI.	IND.	SPECIAL	MEZZ.	PROP.	PROP.				SHAFT	Deduction	FSI AREA
HYDROSE INDUSTRIAL ESTATE 1	FIRST FLOOR	0.00	0.00	497.33	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	300.93	198.40
HYDROSE INDUSTRIAL ESTATE 1	GROUND FLOOR	0.00	0.00	497.33	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	497.33
HYDROSE INDUSTRIAL ESTATE 1	Total	0.00	0.00	994.66	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	300.93	693.73

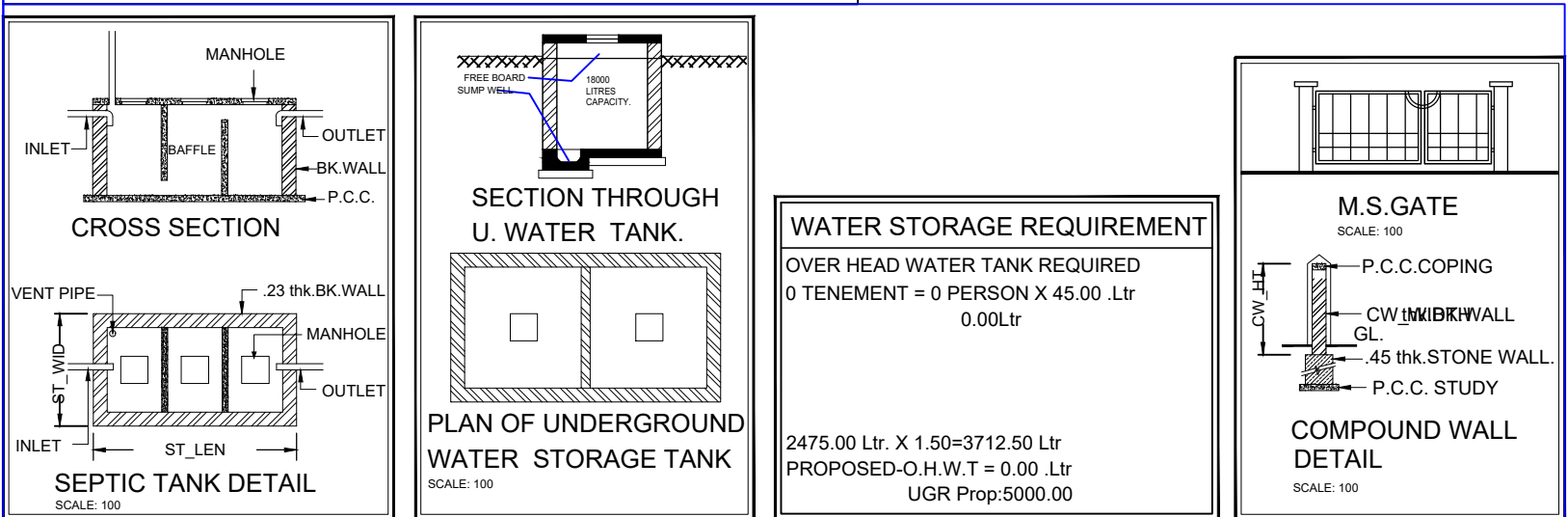
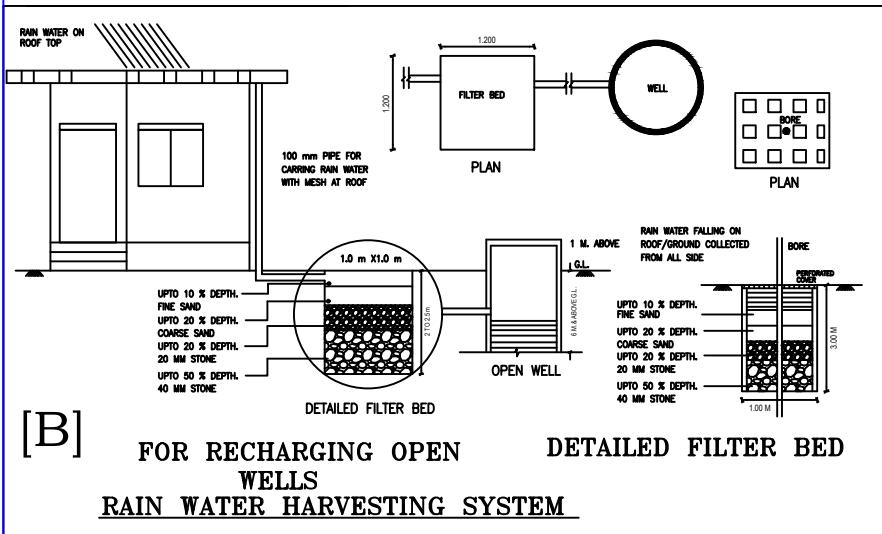
Carpet Area Table						
Building Name	Floor Name	Carpet name	Tenement No	Carpet Area	Enclosed Balcony Area	Total Carpet Area
HYDROSE INDUSTRIAL ESTATE 1	GROUND FLOOR	GALA 1	1	66.78	0.00	66.78
HYDROSE INDUSTRIAL ESTATE 1	GROUND FLOOR	GALA 2	1	67.27	0.00	67.27
HYDROSE INDUSTRIAL ESTATE 1	GROUND FLOOR	GALA 3	1	67.27	0.00	67.27
HYDROSE INDUSTRIAL ESTATE 1	GROUND FLOOR	GALA 4	1	67.27	0.00	67.27
HYDROSE INDUSTRIAL ESTATE 1	GROUND FLOOR	GALA 5	1	67.27	0.00	67.27
HYDROSE INDUSTRIAL ESTATE 1	GROUND FLOOR	GALA 6	1	67.27	0.00	67.27
HYDROSE INDUSTRIAL ESTATE 1	GROUND FLOOR	GALA 7	1	67.27	0.00	67.27
HYDROSE INDUSTRIAL ESTATE 1	FIRST FLOOR	107	1	22.31	0.00	22.31
HYDROSE INDUSTRIAL ESTATE 1	FIRST FLOOR	106	1	22.31	0.00	22.31
HYDROSE INDUSTRIAL ESTATE 1	FIRST FLOOR	105	1	22.31	0.00	22.31
HYDROSE INDUSTRIAL ESTATE 1	FIRST FLOOR	104	1	22.31	0.00	22.31
HYDROSE INDUSTRIAL ESTATE 1	FIRST FLOOR	103	1	22.31	0.00	22.31
HYDROSE INDUSTRIAL ESTATE 1	FIRST FLOOR	102	1	22.31	0.00	22.31
HYDROSE INDUSTRIAL ESTATE 1	FIRST FLOOR	101	1	22.31	0.00	22.31

Parking Check (Table 8B)								
Building Name	USE	TENAMENT AREA	RATIO		NO.OF Tena/Area/Units	Required		
			car	Scoter		car	Scoter	Transport Vehicle/Ambulance/Mini Bus
HYDROSE INDUSTRIAL ESTATE 1	Industrial	For every 300 sq.m. carpet area or fraction thereof	3	9	626.60	6.27	18.80	-
Total	-	-	-	-	-	6.27	18.80	-

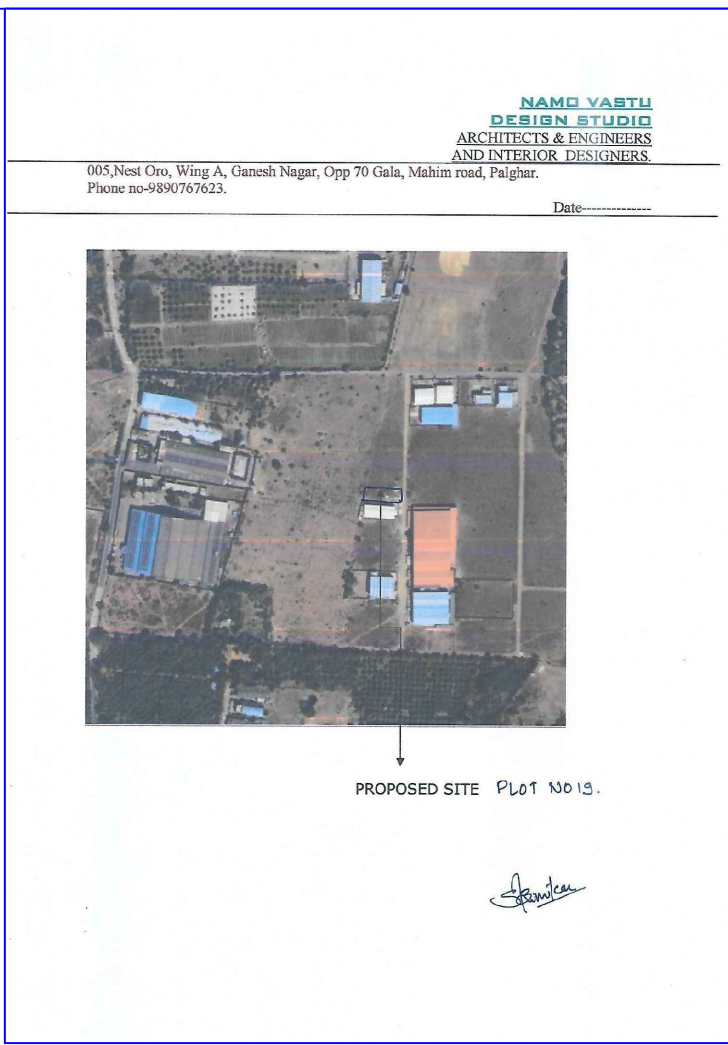
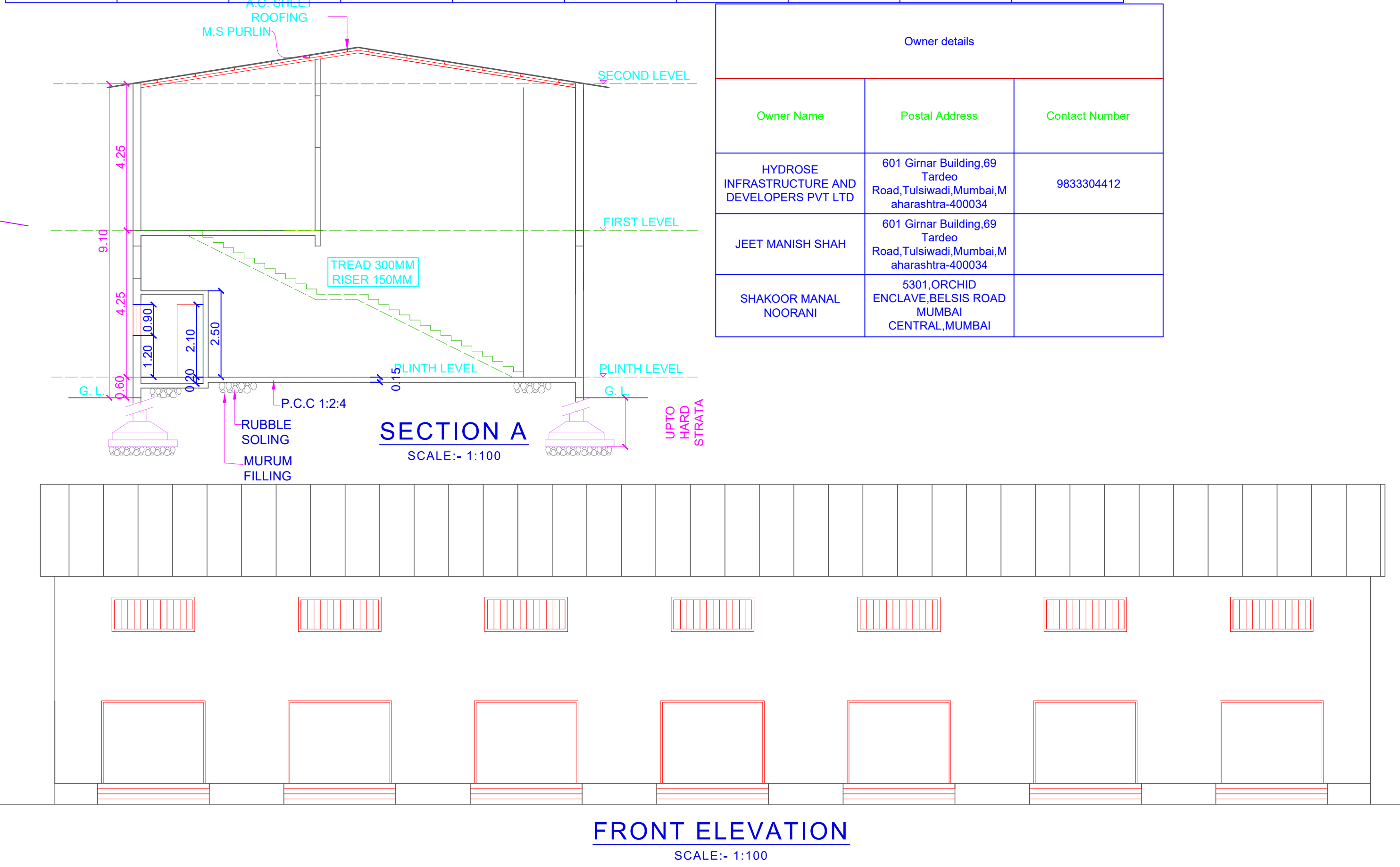
Parking Check As Per Multiplying Factor : 0.40							
Building Name	Required			Proposed			Status
	Car/Mini bus	Scoter	Transport Vehicle/Ambulance/Mini bus	Car/Mini bus	Scoter	Transport Vehicle/Ambulance/Mini bus	
Total	3	8	0	3	8	0	OK

SCHEDULE OF OPENING:				
BLD NAME	NAME	LENGTH	HEIGHT	NOS.
HYDROSE INDUSTRIAL ESTATE 1	V1	0.60	1.20	7
HYDROSE INDUSTRIAL ESTATE 1	W1	2.11	1.20	1
HYDROSE INDUSTRIAL ESTATE 1	W1	2.10	1.20	6
HYDROSE INDUSTRIAL ESTATE 1	V2	2.10	1.20	7

SCHEDULE OF OPENING:				
BLD NAME	NAME	LENGTH	HEIGHT	NOS.
HYDROSE INDUSTRIAL ESTATE 1	RS1	3.00	2.40	7
HYDROSE INDUSTRIAL ESTATE 1	RS2	2.10	2.10	7
HYDROSE INDUSTRIAL ESTATE 1	D1	0.75	2.10	7

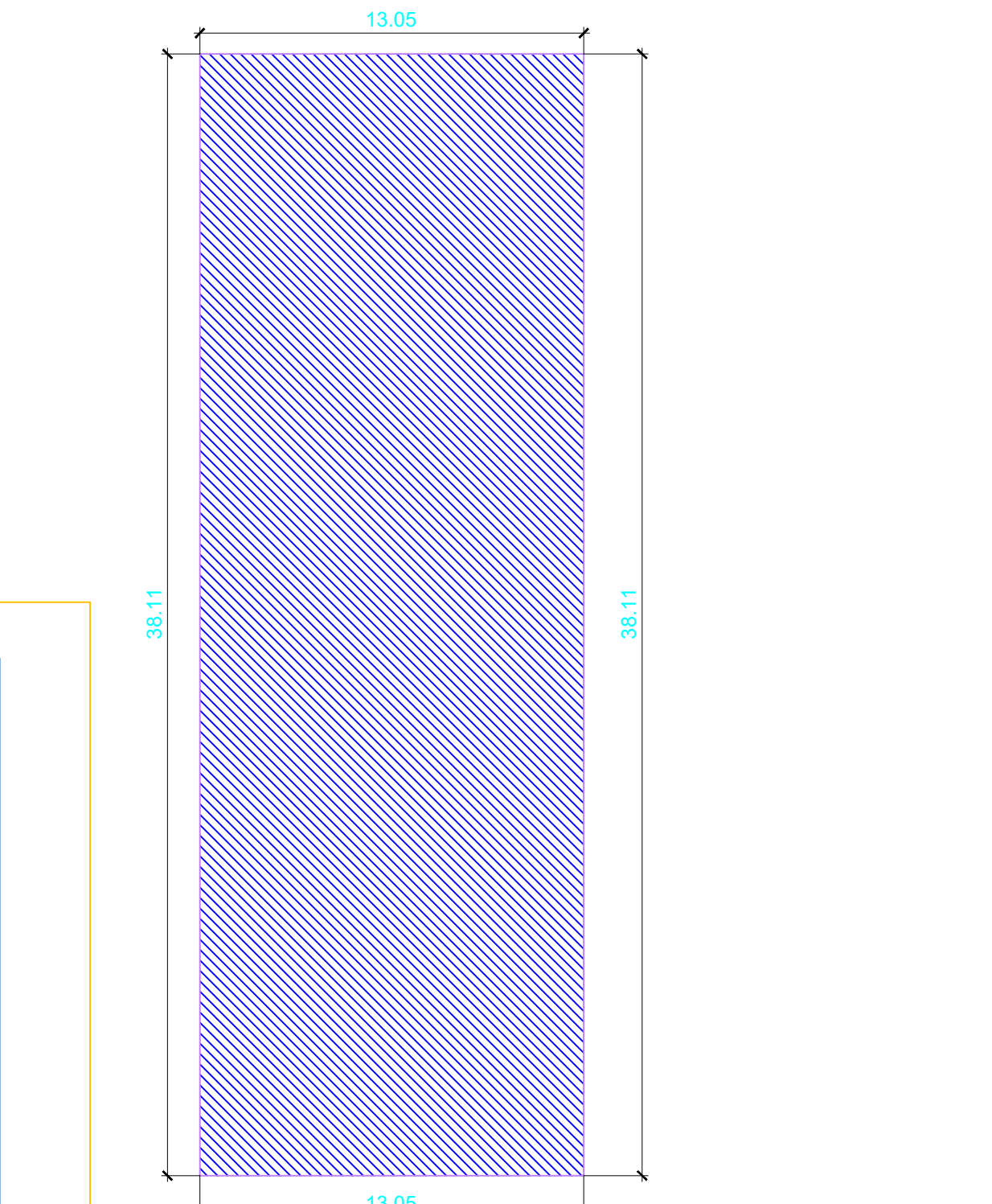


FSI DETAILS									
9 Index	Basic FSI (on serial no 1)	Premium FSI (on serial no 1)	TDR (on serial no 1)	Incentive FSI for green building (if Applicable (on basic FSI))	Ancillary Area 60% of (2+3+4+5)	Ancillary Area 80% of (2+3+4+5)	Total	Inclusive Housing (20%) If Applicable	Drawing Value
9.1 Permissible Index	1.00	0.40	0.00	0.00	0.00	0.00	1.40	0.00	0.00
9.2 Existing Consumed Index	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
9.3 Balance Index to be Consumed	1.00	0.40	0.00	0.00	0.00	0.00	0.00	0.00	0.00
9.4 Total Permissible P Line Area)	969.38	387.75	0.00	0.00	0.00	555.20	1912.33	0.00	0.00
9.5 Proposed P Line Area (Should not exceed 9.4)	694.00	0.00	0.00	0.00	0.00	0.00	694.00	0.00	693.73
9.6 Index Consumed	0.71	0.00	0.00	0.00	0.00	0.00	0.71	0.00	0.00



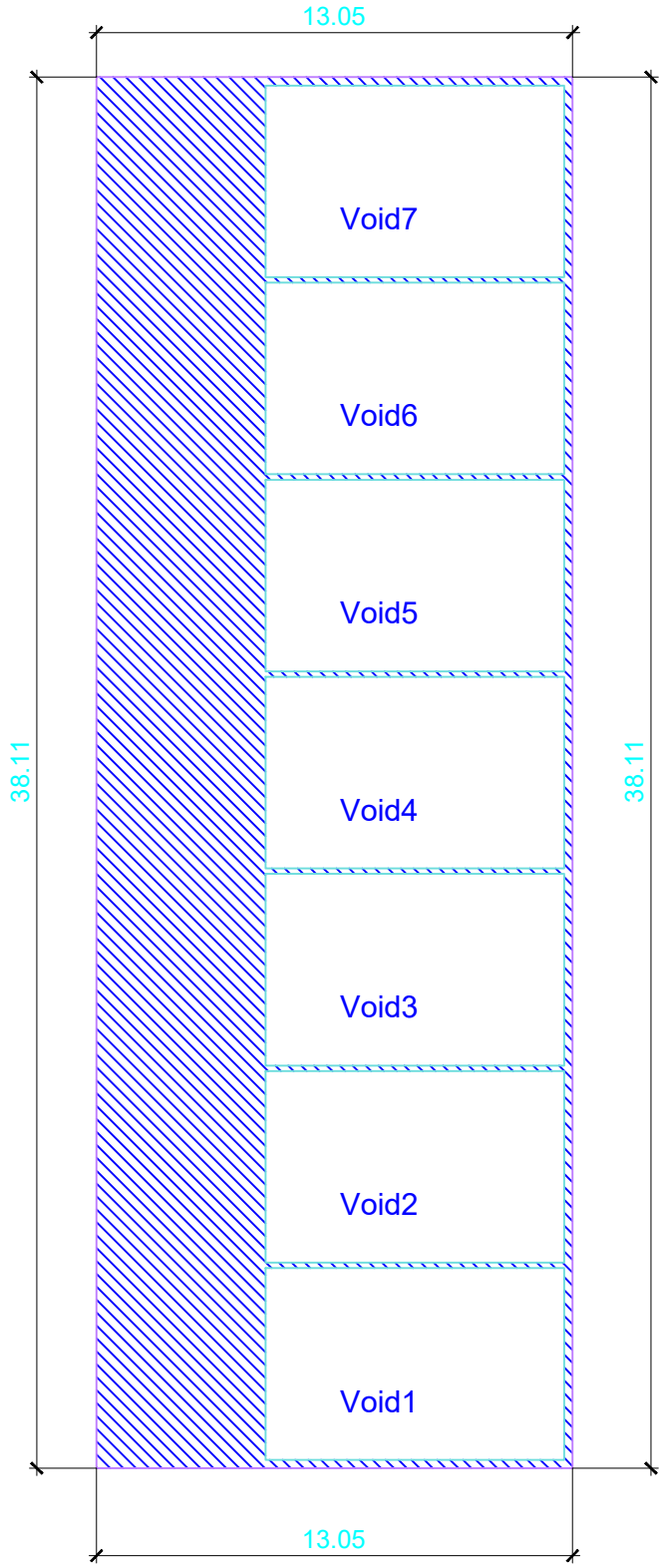
Project Details	
Building Type - Building Development	
Zone Type - Industrial Zone	
Location - Non-Congested	
Ward No. - 19	
Cts No./Survey No. -	
Sheet No. - 1	
Zone Number - Palghar	
Ward Name - Nandore	
Priorate Value -	0.00

BUILT UP AREA CALCULATION FOR GROUND FLOOR HYDROSE INDUSTRIAL ESTATE 1			
AREA NAME	LENGTH	WIDTH	Area(Sq.M)
BLOCK	38.11	13.05	497.33
BLOCK AREA TOTAL =497.33Sq.M			
TOTAL Deduction =0.00Sq.M			
Net BuiltUp Area =497.33 Sq.M			

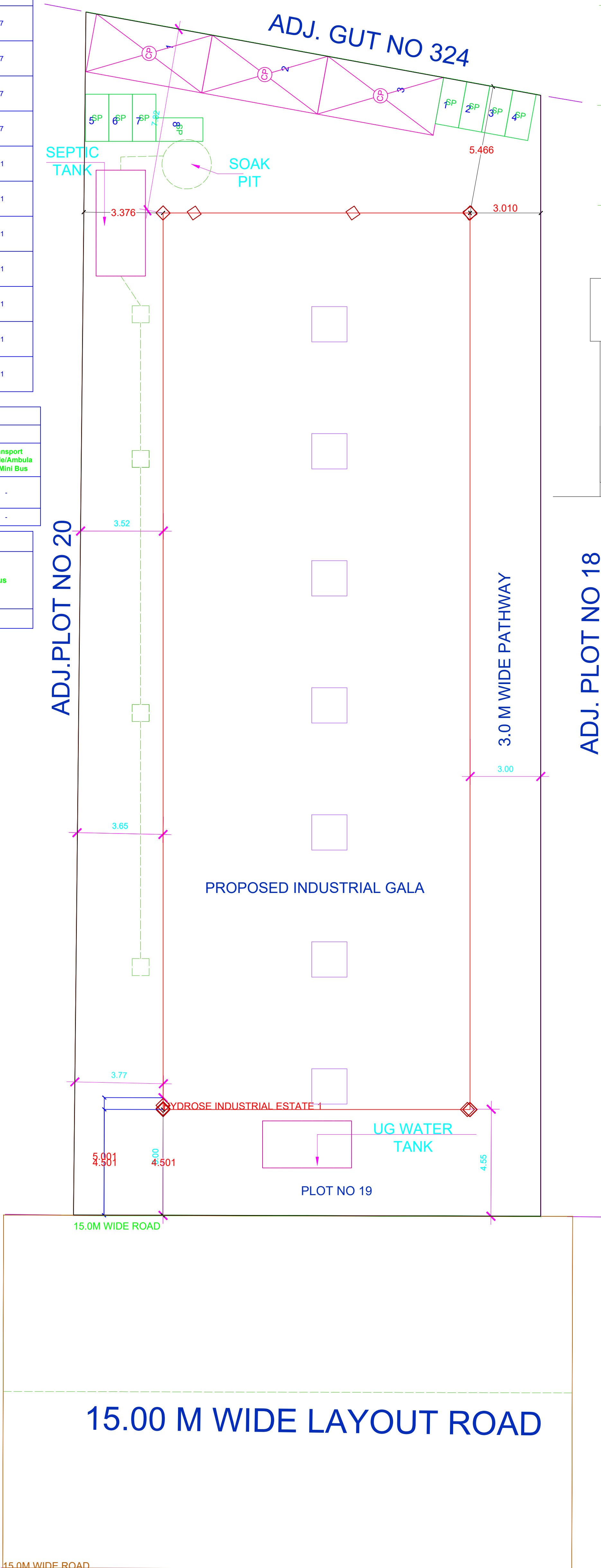


BUILT-UP AREA CALCULATION GROUND FLOOR HYDROSE INDUSTRIAL ESTATE 1

BUILT UP AREA CALCULATION FOR FIRST FLOOR HYDROSE INDUSTRIAL ESTATE 1			
AREA NAME	LENGTH	WIDTH	Area(Sq.M)
BLOCK	38.11	13.05	497.33
BLOCK AREA TOTAL =497.33Sq.M			
Void7	-	-	42.99
Void6	-	-	42.99
Void5	-	-	42.99
Void4	-	-	42.99
Void3	-	-	42.99
Void2	-	-	42.99
Void1	-	-	42.99
TOTAL Deduction =300.93Sq.M			
Net BuiltUp Area =196.40 Sq.M			

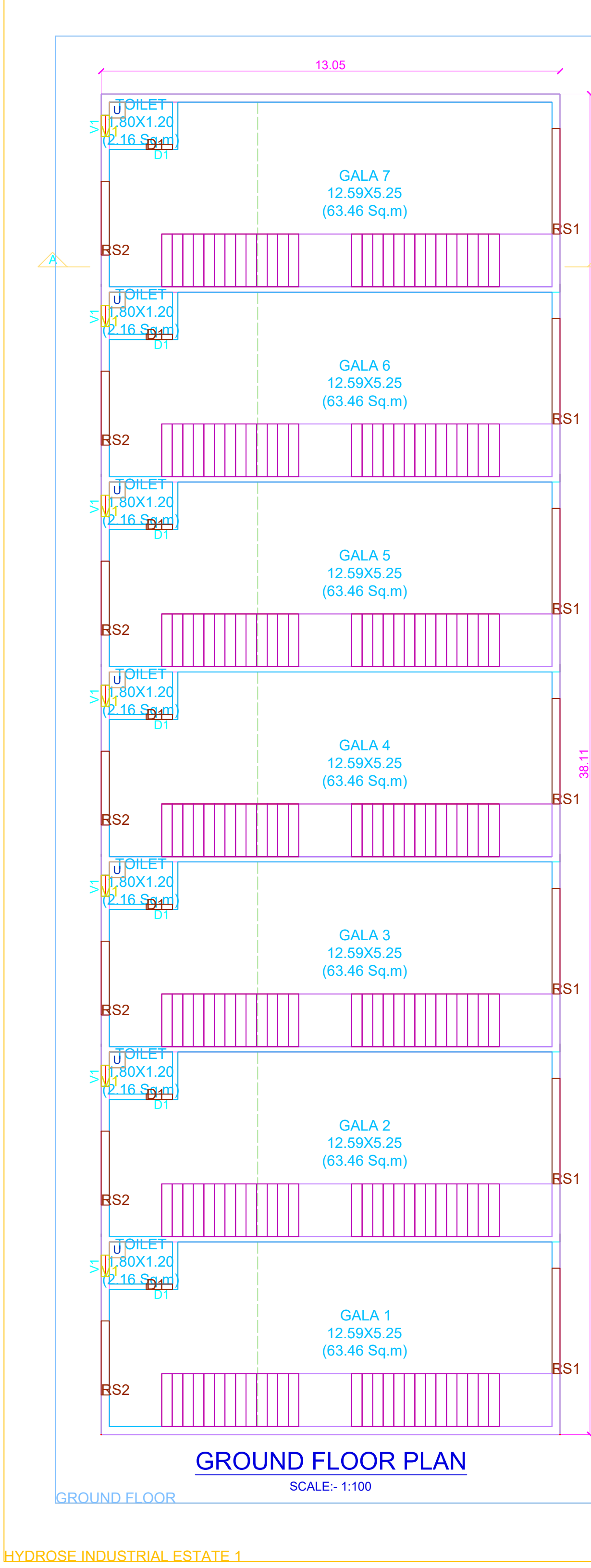


BUILT-UP AREA CALCULATION FIRST FLOOR HYDROSE INDUSTRIAL ESTATE 1

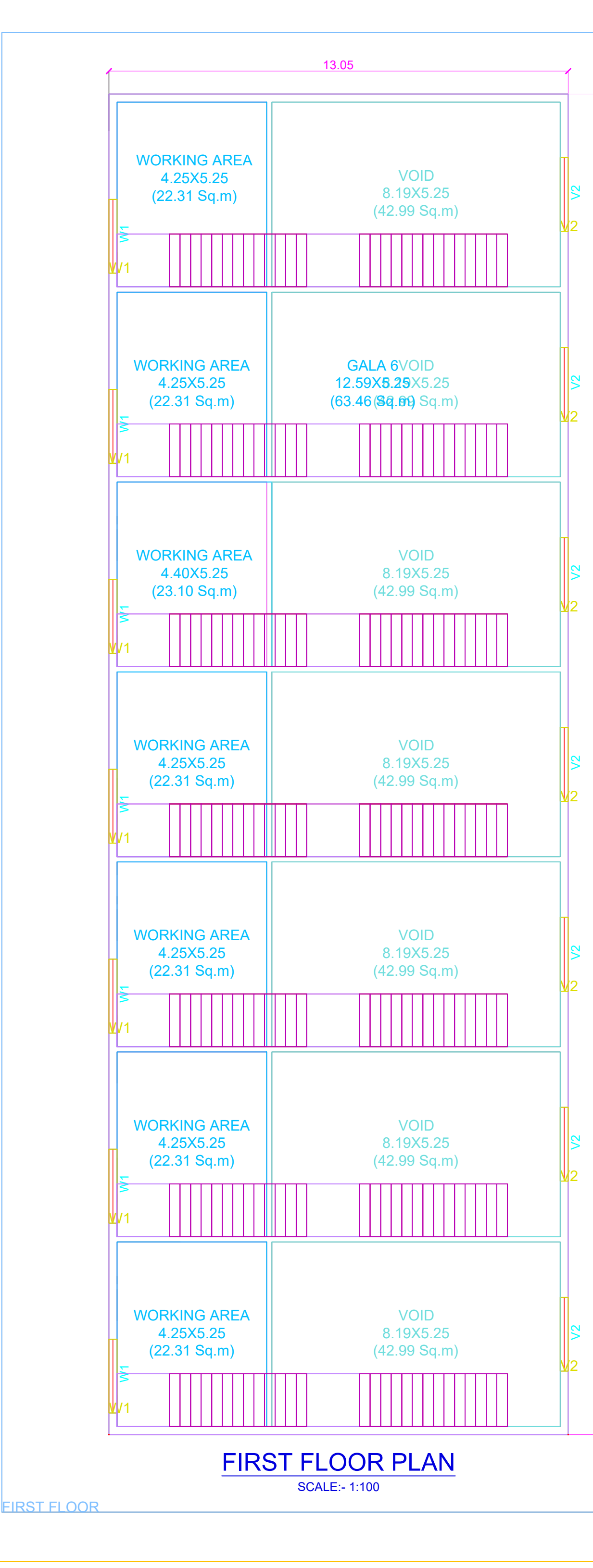


SITE PLAN SCALE:1:100

ADJ. PLOT NO 18



GROUND FLOOR PLAN SCALE:- 1:100



FIRST FLOOR PLAN SCALE:- 1:100

LEGENDS:
PLOT BOUNDARY SHOWN WHITE
PROPOSED WORK SHOWN RED
DRAINAGE LINE SHOWN YELLOW LIGHT
WATER LINE SHOWN BLUE DOTTED
ENCLOSURE BAL SHOWN BROWN
TERRACE SHOWN DARK YELLOW
OPEN BAL SHOWN BROWN
EXISTING SHOWN BLUE HATCHED

Proforma - I : Area Statement	
1. Area of plot (Minimum area of a, b, c to be considered) or area of subplot with sanctioned layout No. and subplot No.	969.38
(a) As per ownership document (712, CTS extract)	969.38
(b) as per TLR or City Survey measurement sheet	969.38
(c) as per Demarcated drawing area	969.40
LESS	
2. Area not in possession	0.00
3. Entire area (1-2)	969.38
4. Deductions for	-
(a) Proposed D.P. / D.P. Road widening Area (Service Road / Highway widening)	0.00
(b) Any D.P. Reservation area	0.00
(Total a+b)	0.00
5. Balance area of plot (3-4)	969.38
6. Amenity Space	0.00
(Applicable if (1) > 20000 sqmt	-
(Required - (a) Upto 20000 sqmt - Nil	-
(b) Above 20000 sqmt - (a) + 5 % of Total area	0.00
7. Net Plot Area (5-6)	969.38
8. Recreational Open Space	-
(a) If area (5) is more than 4000 sqmt - 10 % of (5) is required	0.00
Proposed	0.00
(b) If area is less than 4000 sqmt - Check -	-
(i) If it is full number like 1,2,125,419,etc. As per 7.12 Abstract or City Survey Number - No Recreational open space is required	-
(j) If it is subdivision like 1/2, 2/5, 1/251 419/1 etc then recreational open space is required	-
(A) 10 %	0.00
Proposed	0.00
(B) Exemption to leave open space subject to availing basic FSI of 75 %	-
(C) Exemption to leave open space subject to payment of 10 % land value of land at (7) as per annual statement of rate.	-

Certificate of Area:
Certified that the plot under reference was surveyed by me on 2023-10-25 and the dimensions of sides etc. of plot stated on plan are as required on site and the area so worked out tallies with the area stated in document of Ownership/ T.P. Scheme Record/Land Records Department/City Survey records.
Signature (Name of Architect/ Licensed Engineer/ Supervisor.)
Owner's Declaration -
I/We undersigned hereby confirm that I/We would abide by plans approved by Authority / Collector. I/We would execute the structure as per approved plans. Also I/We would execute the work under supervision of proper technical person so as to ensure the quality and safety of the work site.
Owner (s) name and signature
Architect/ Licensed Engineer/ Supervisor name and signature
Job No.

Postal Address - 601 Gimar Building/69 Tardes Road, Tuluwadi Mumbai Maharashtra-400034, 5301 ORCHID ENCLAVE, BELSIS ROAD MUMBAI CENTRAL, MUMBAI

DESCRIPTION OF PROJECT :
Type of Proposal - Industrial
BUILDING ON CTS NO SURVEY NO. -
SITE ADDRESS -
GUT NO 361/2/84/1, PLOT NO 19, VILLAGE NANDORE, TAL.DIST PALGHAR

Name of Architect - SNEHAL BASAVARAJ KRISHNA	
ADDRESS OF OFFICE	
OFFICE - 65, Wing A, Nest One Building, Opp Satar Gate, Sarnet Golden Fort Strip, Main Road, Palghar-401401	
OWNERS SIGN -	TECHNICAL PERSON SIGN
SCALE - 1:100	Date: 01/11/23
JOB NO - RPP/LG-23-82009	CHECK BY -
SUBMISSION DRAWING	

