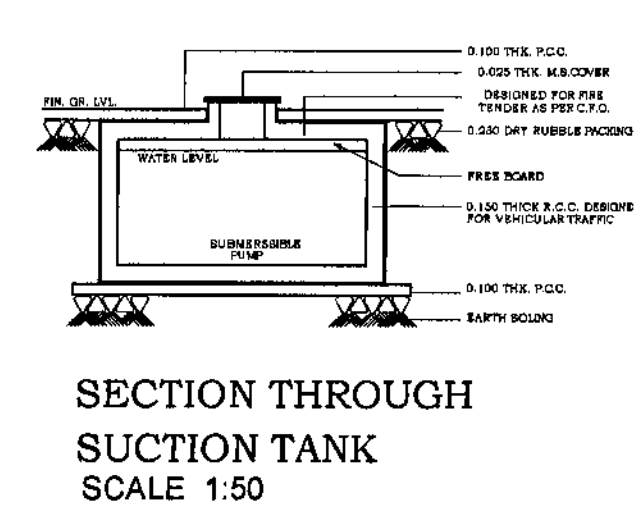
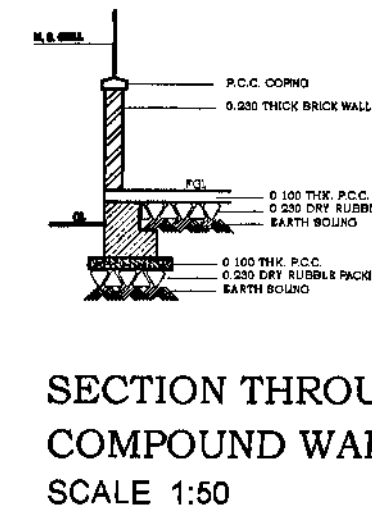
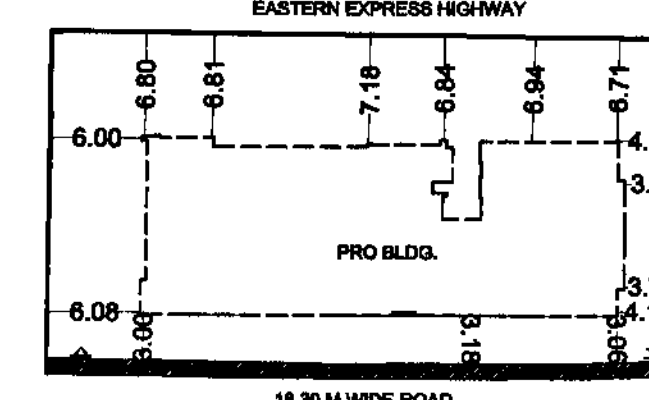


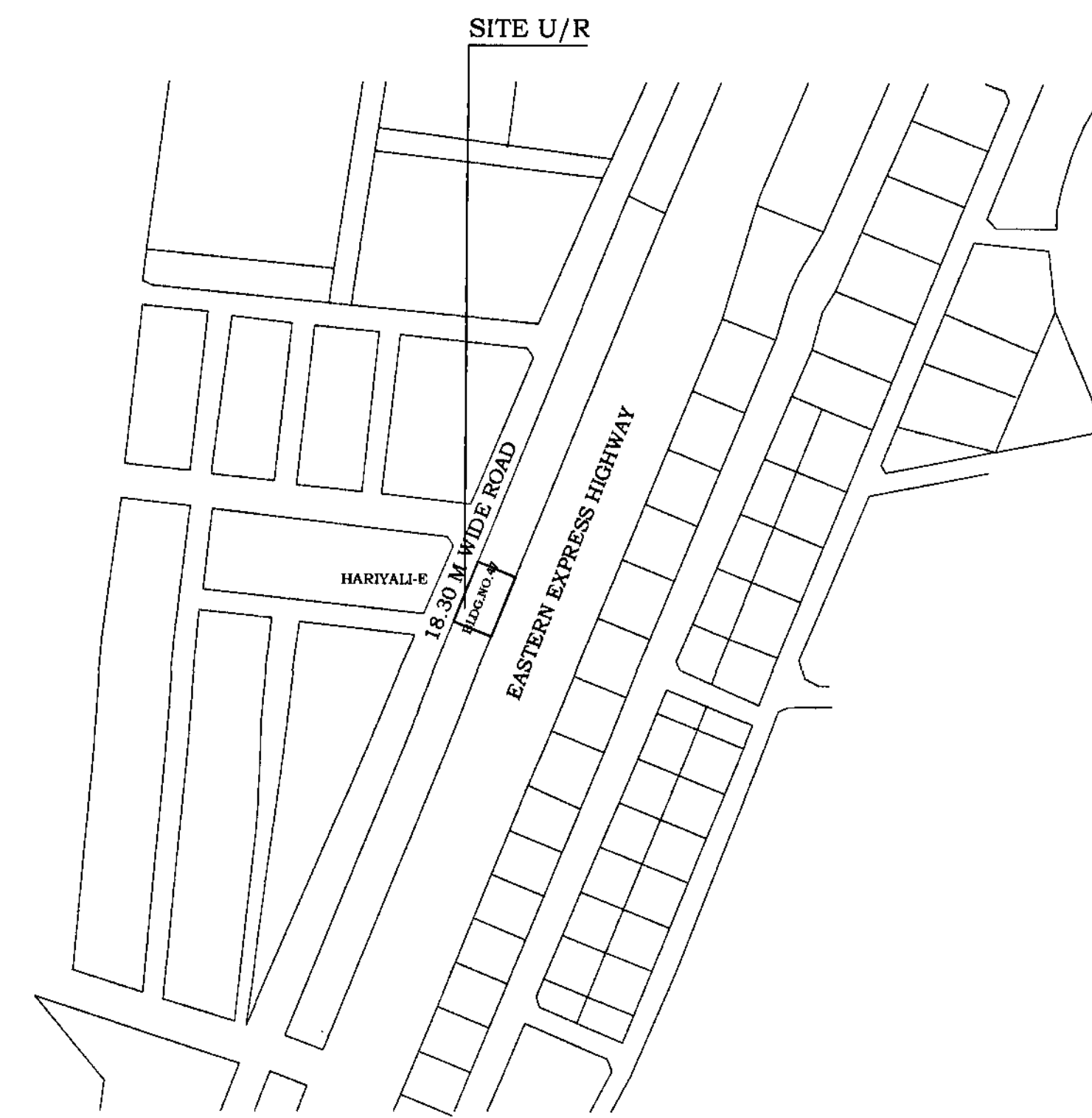


PARKING AREA STATEMENT (AS PER REGULAR)

CARPET AREA	NO OF PARK REQ BY RULE	NO OF FLAT PROPO.	NO OF PARK REQ
BELOW 45.00 SQ.MT.	1 PARKING FOR 8 FLATS	110	13.75
45.00 SQ.MT. TO 60.00 SQ.MT.	1 PARKING FOR 4 FLATS	41	10.25
60.00 SQ.MT. TO 90.00 SQ.MT.	1 PARKING FOR 2 FLATS	—	—
ABOVE 90.00 SQ.MT.	2 PARKING FOR 1 FLAT	—	—
TOTAL	—	151	24.00
5% VISITORS 24.00 X 5% = 1.20 NOS. (MIN. 1 NOS.)	SAY	—	01.20
TOTAL NO. OF PARKING REQUIRED RESIDENTIAL	—	—	25.20 NOS.
SHOP = 130.75 SQ.MT.	(AS PER REG. 44 TABLE 21 (10) - 1 PARKING FOR EVERY 50 SQ.MT. OF TOTAL FLR AREA FOR SHOPS EACH OVER 20 SQ.M AREA (130.75 / 50 = 2.62)	88V	03.00 NOS.
10% VISITORS 3.00 X 10% = 0.30 NOS. (MIN. 1 NOS.)	SAY	—	01.00 NOS.
TOTAL COMM. PARKING (2 + 3)	—	—	04.00 NOS.
TOTAL PARKING REQUIRED (1 + 4)	—	—	29.00 NOS.
ADDITIONAL 50% PARKING (29.00 X 50%) = 14.50	SAY	—	15.00 NOS.
TOTAL REQUIRED (5 + 6)	—	—	44.00 NOS.
TOTAL SMALL CAR PROPOSED	—	—	36.00 NOS.
TOTAL BIG CAR PROPOSED	—	—	08.00 NOS.
TOTAL PROPOSED CAR PARKING (8 + 9)	—	—	44.00 NOS.



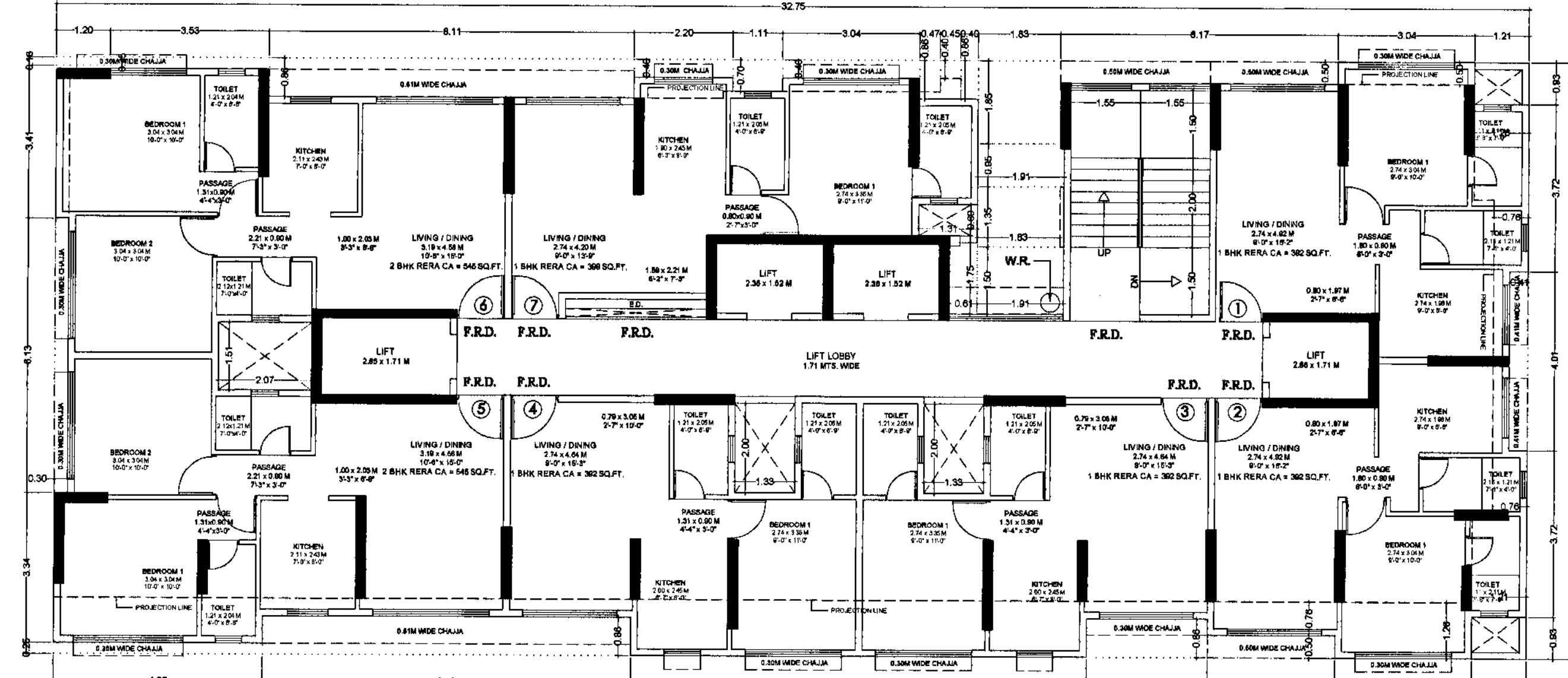
BLOCK PLAN
SCALE 1:500



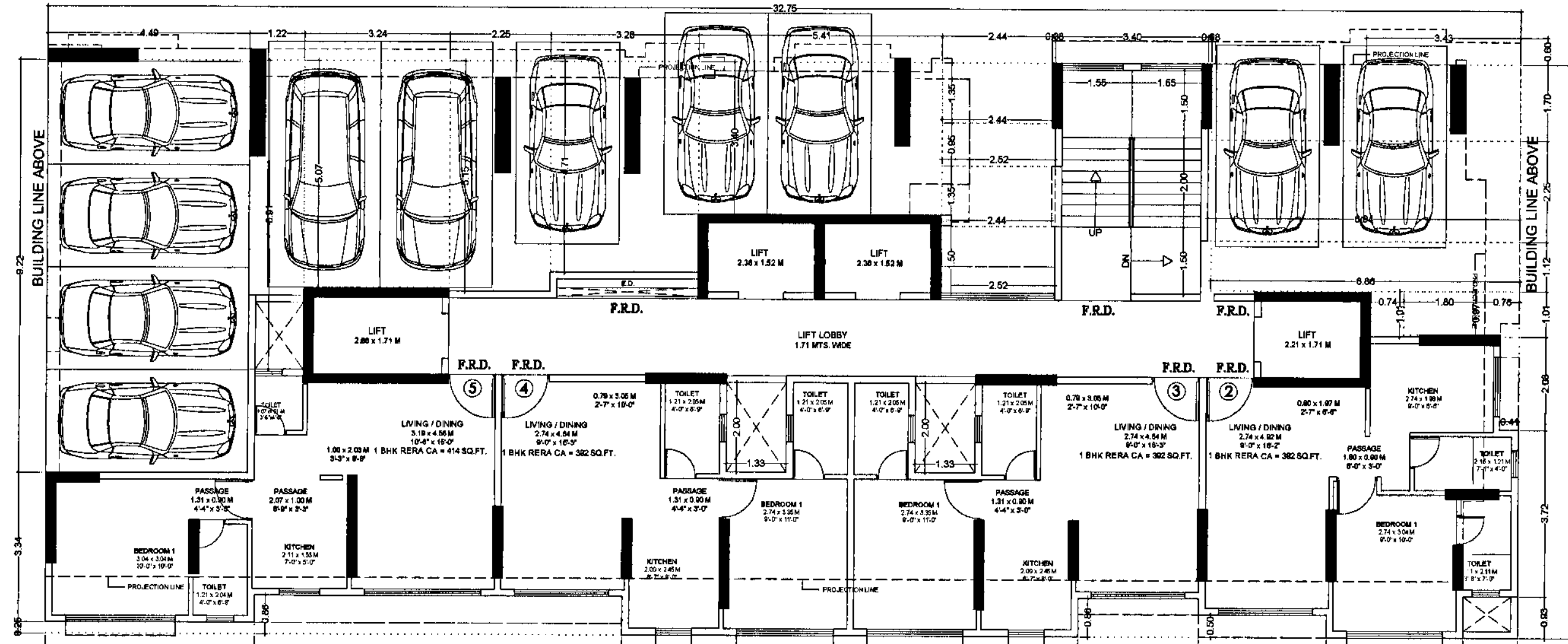
LOCATION PLAN
SCALE 1:4000

BUILT-UP AREA SUMMARY

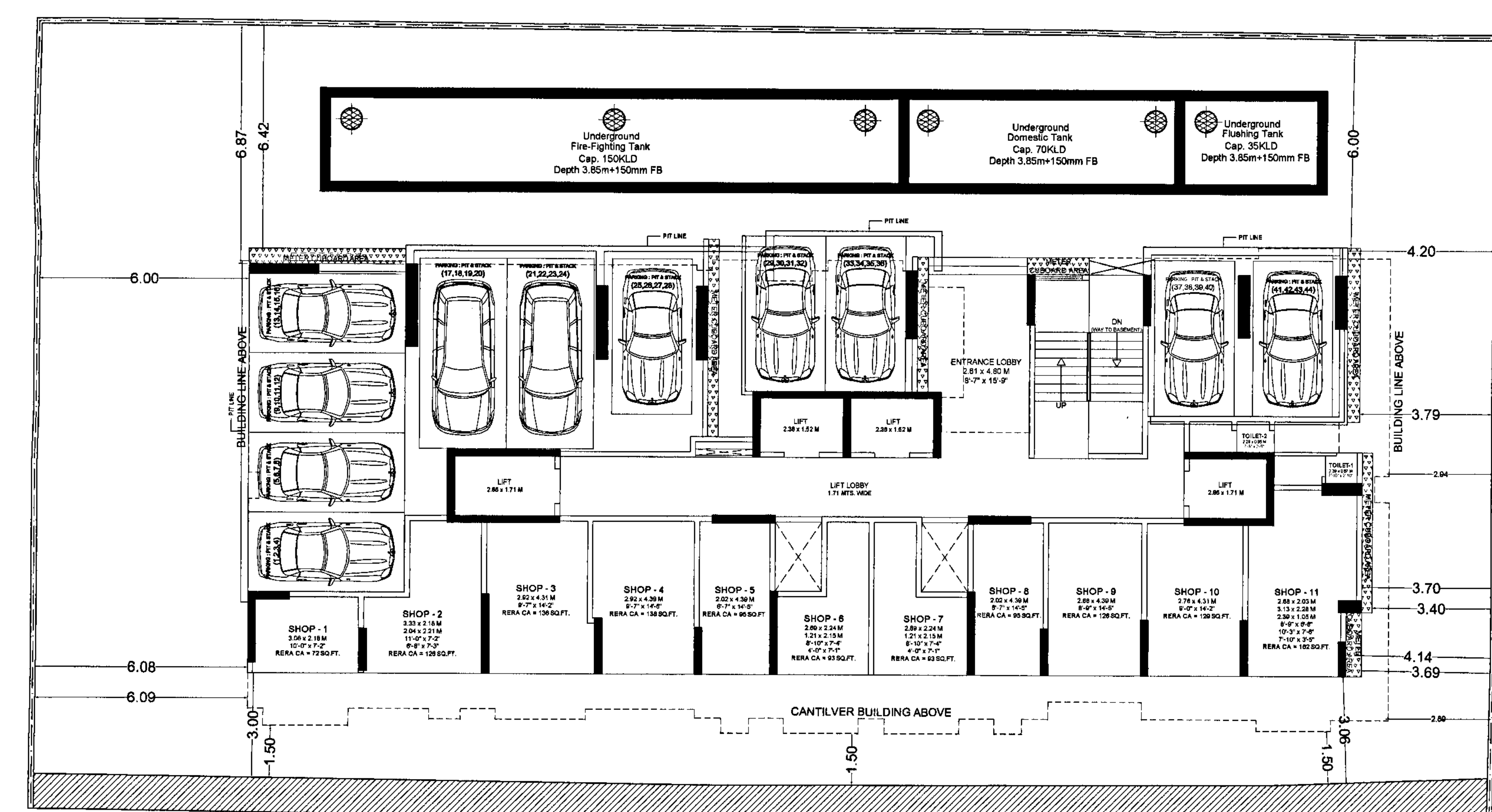
FLOOR	COMMERCIAL AREA	RESIDENTIAL AREA	STAIR CASE AREA	NOS. OF FLATS
GROUND	130.75	—	—	—
1ST	166.06	69.63	—	4
2nd	315.23	65.58	—	7
3rd	315.23	65.58	—	7
4th	315.23	65.58	—	7
5th	315.23	65.58	—	7
6th	315.23	65.58	—	7
7th	228.73	65.58	—	5
8th	315.23	65.58	—	7
9th	315.23	65.58	—	7
10th	315.23	65.58	—	7
11th	315.23	65.58	—	7
12th	315.23	65.58	—	7
13th	315.23	65.58	—	7
14th	228.73	65.58	—	5
15th	315.23	65.58	—	7
16th	315.23	65.58	—	7
17th	315.23	65.58	—	7
18th	315.23	65.58	—	7
19th	315.23	65.58	—	7
20th	315.23	65.58	—	7
21st	288.40	65.58	—	6
22nd	321.89	65.58	—	7
23rd	205.72	65.58	—	5
TOTAL	130.75	6800.440	1512.39	151
TOTAL BUILT UP AREA	6931.19	—	—	—



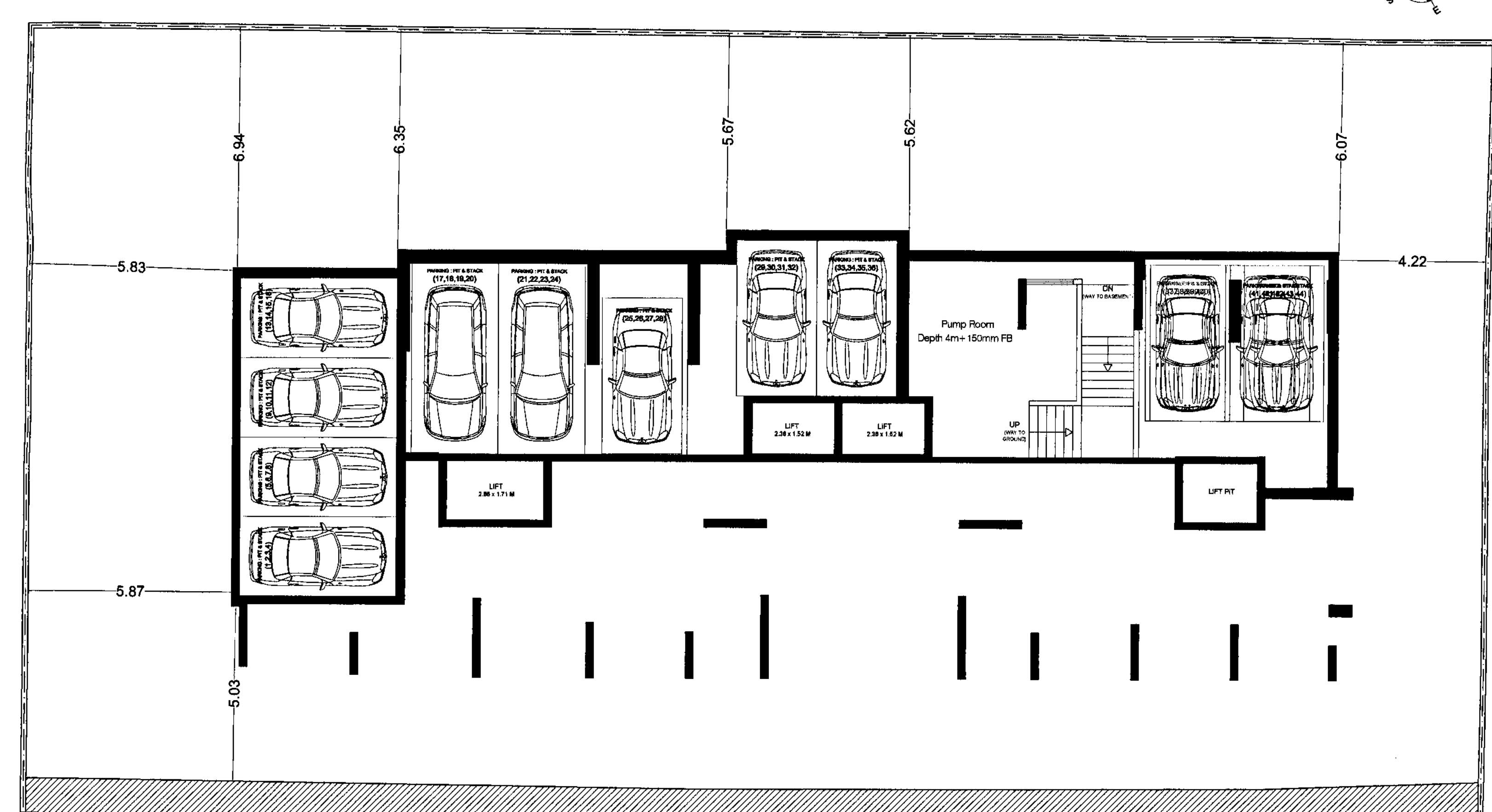
2ND TO 6TH, 8TH TO 13TH, 15TH TO 18TH FLOOR PLAN
SCALE 1:100



1ST FLOOR PLAN
SCALE 1:100



GROUND FLOOR PLAN
SCALE 1:100



BASEMENT FLOOR PLAN
SCALE 1:100

PROFORMA - A

S.No	DESCRIPTION	AREA IN SQ.M
1.	a. Area of plot as per lease deed	936.25
	b. Area of plot, as per demarcation Ex. Eng./Chattopadhyay division	—
	c. Area of plot as per layout	—
	d. Area of plot as per Mumbai board offer letter	—
	e. Area of plot as per consider for f.s.i.	—
2.	Deductions for	—
	a. Road Setback	41.85
	b. Proposed D.P. road	—
	c. Any reservation	—
	Total (a+b+c)	41.85
3.	Balance area of plot (1-2)	894.40
4.	Additions for F.S.I. Proposed	—
	a. Road Setback	41.85
	b. Net Area of plot	936.25
	c. Permissible F.S.I.	3.00
5.	Permissible built-up area as per FSI 3.00 (1d X 7)	2808.75
6.	Additions, built-up Pro rata of layout	2328.00
7.	Proposed B.U.A	5136.75
	a. Residential built-up area	5098.89
	b. Mhade share	—
	d. Excess balcony area taken into FSI	—
10.	Total built-up area proposed (9a+9b)	5136.75
11.	FSI consumed (10b)	—
B.	Details of FSI available as per DCR 31(3)	—
1.		—
	i. Fungible built-up area component permissible wide DCR 31(3) on residential (5039.00 x 35%)	1783.97
	ii. Fungible built-up area component permissible wide DCR 31(3) on non residential (96.85 x 35%)	33.90
2.	Total gross built-up area permissible (8c + b1(1 + ii))	6934.62
3.	Total gross built-up area proposed (10a+11)	6931.19
4.	FSI consumed (B2/B)	—
C.	Tenements Statement	—
	i) Proposed Res. built up area	6800.44
	ii) Less non residential tenements (Shops)	130.75
	iii) Tenement density permissible per hecter for FSI one	—
	iv) Tenement permissible on the plot	306.00
	v) Tenement proposed	151.00
	vi) Total Tenement on the plot (iv-vi)	151.00
D.	Parking Statement	—
	a. Parking required by rule as per Reg. 44 (2) of DCR 2034	—
	b. Total parking provided	—
E.	NOTES :	—
	1. ALL DIMENSIONS ARE IN METRES.	—
	2. SCALE USE :	—
	a) FLOOR PLAN 1:100	—
	b) BLOCK PLAN 1:500	—
	c) LOCATION PLAN 1:4000	—
	3) THE PLANS ARE PREPARED AS PER PROVISION OF DCR - 2034 AND AS PER THE PREVAILING REGULATIONS AND CIRCULARS ISSUED BY MCM & M&A TIME TO TIME.	—
	4) CIRCULARS ISSUED IN 2008 FOLLOWED.	—
	5) THE ARITHMETIC CALCULATIONS CHECKED BY ME AND ARE FOUND CORRECT.	—

PROFORMA - B

CONTENTS OF SHEET

BASEMENT PLAN, STILT FLOOR PLAN, 1ST FLR., 2ND TO 6TH, 8TH TO 13TH, 15TH TO 18TH FLR PLAN
PLOT AREA DIAGRAM & CALCULATION BLOCK & LOCATION PLAN
PARKING & BUILT UP AREA STATEMENT
CERTIFICATE OF AREA

CERTIFIED THAT I HAVE SURVEYED THE PLOT UNDER REFERENCE NO. AND THAT THE DIMENSIONS OF THE SITES ETC. OF THE PLOT STATED ON THE PLAN ARE AS MEASURED ON SITE AND AREA SO WORKED OUT IS 941.37 SQUARE METERS PER DEMARCATION. (NINE HUNDRED FORTY ONE POINT THIRTY SEVEN ONLY).

SACHIN RANSHI
LICENSED SURVEYOR (R/172/18/2009)

DESCRIPTION OF PROPOSAL & PROPERTY

PROPOSED DEVELOPMENT OF BLDG.NO.47, KNOWN AS TAGORE NAGAR GANESH SADAN CO-OP. HSG SOCIETY LTD. ON PLOT BEARING C.T.S. NO. 347(p), 347/49 TO 56 AT VILLAGE HARIYALI, TAGORE NAGAR VIKHROLI (E), MUMBAI - 400 083.

STAMP OF APPROVAL OF PLANS

Signed in token of approval
subject to Requirements
under No. 124/MR/2014
Chief Fire Officer
Mumbai Fire Brigade

NAME OF OWNER

M/S. SHRADHA BLISS REALTORS LLP CA TO
M/S. TAGORE NAGAR GANESH SADAN CO-OP. HSG SOCIETY LTD.

SIGNATURE OF OWNER

SCALE	DRG. NO.	DRN. BY	CHK. BY	DATE
AS SHOWN	D-1	RAHUL	SACHIN	12/08/2020

NAME AND ADDRESS OF ARCHITECT

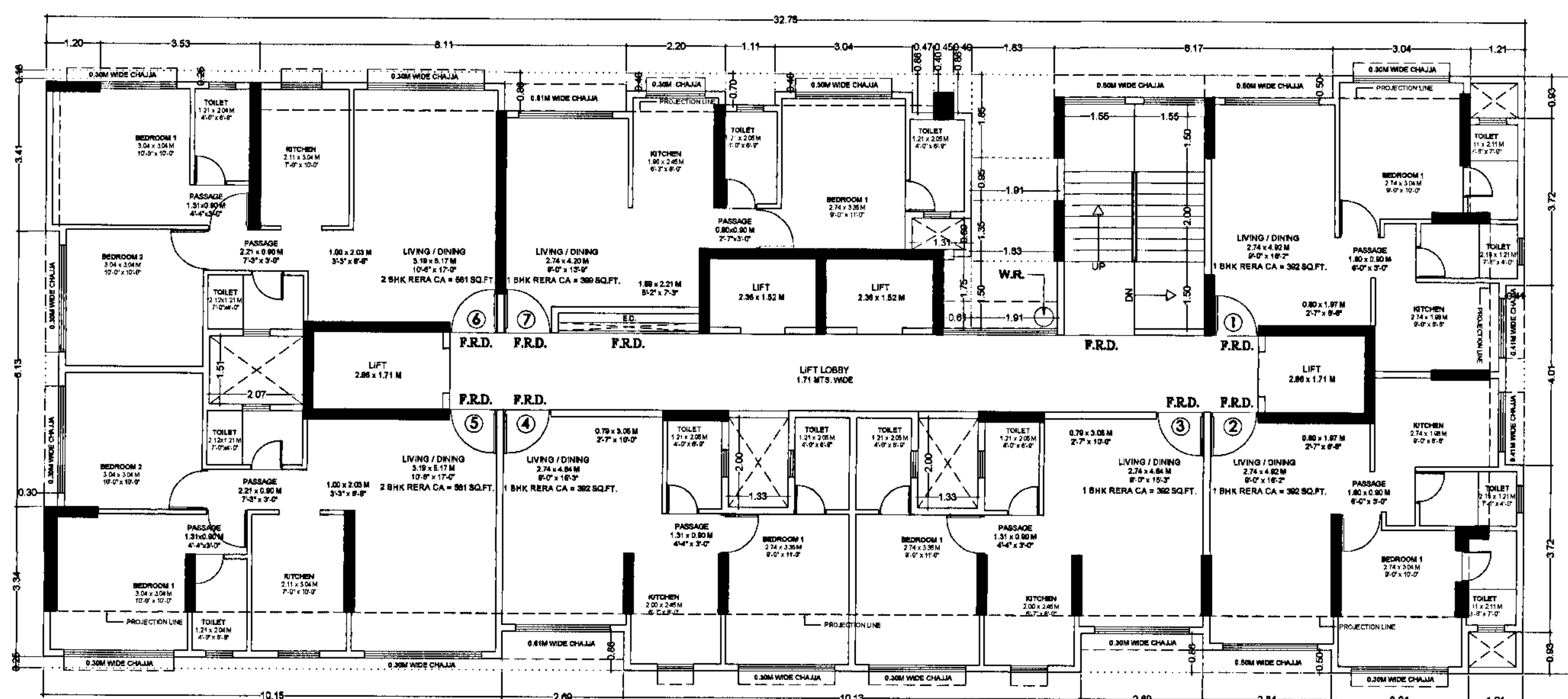
Signature of Architect

Signature of Owner

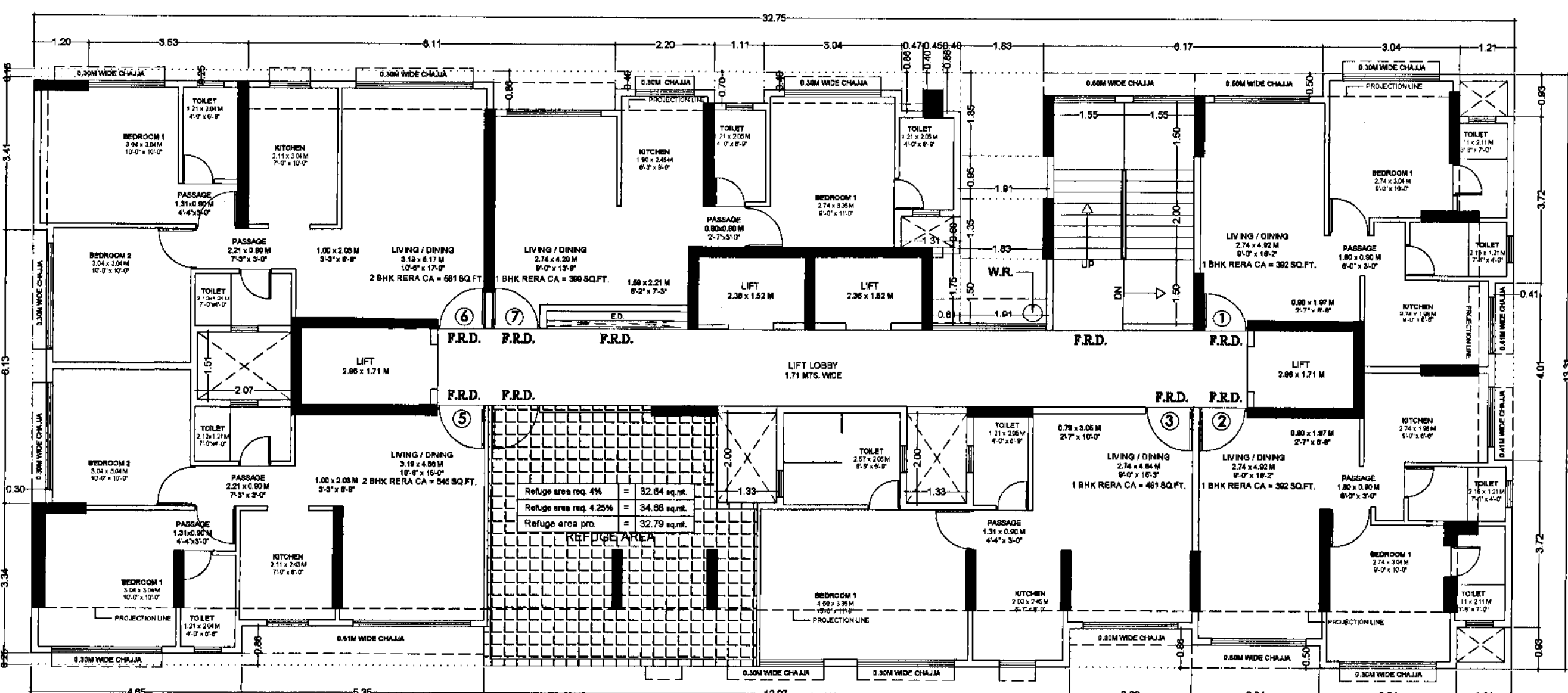
Signature of Surveyor

BLDG.4 GROUND FLOOR, ROOM NO. 2, A-WING, SUNBIRD GHS LTD.,
OFF. BAHARAR THEATRE, TILAK NAGAR, CHEMBUR (W), MUMBAI - 400 083
architects@sunbirdghs.com

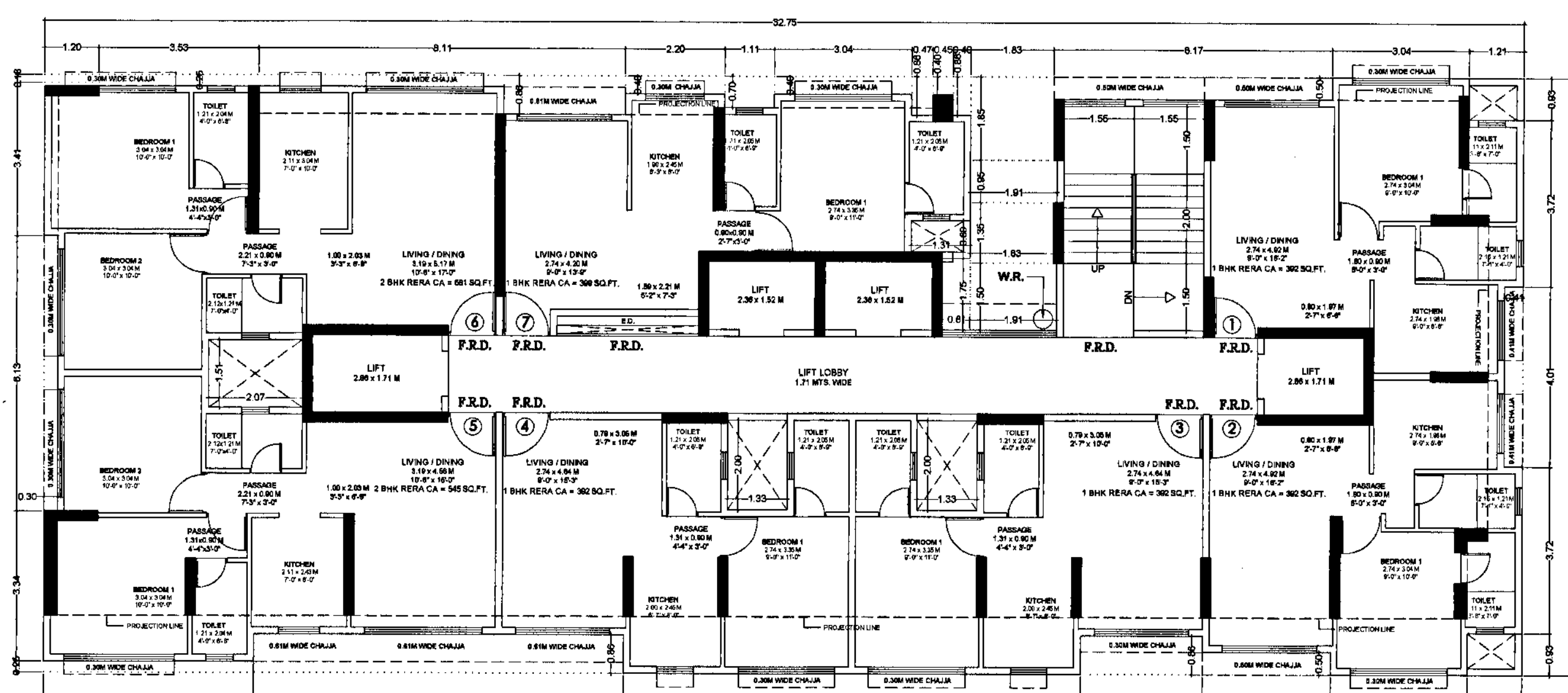
SACHIN RANSHI
LICENSED SURVEYOR
(R/172/18/2009)



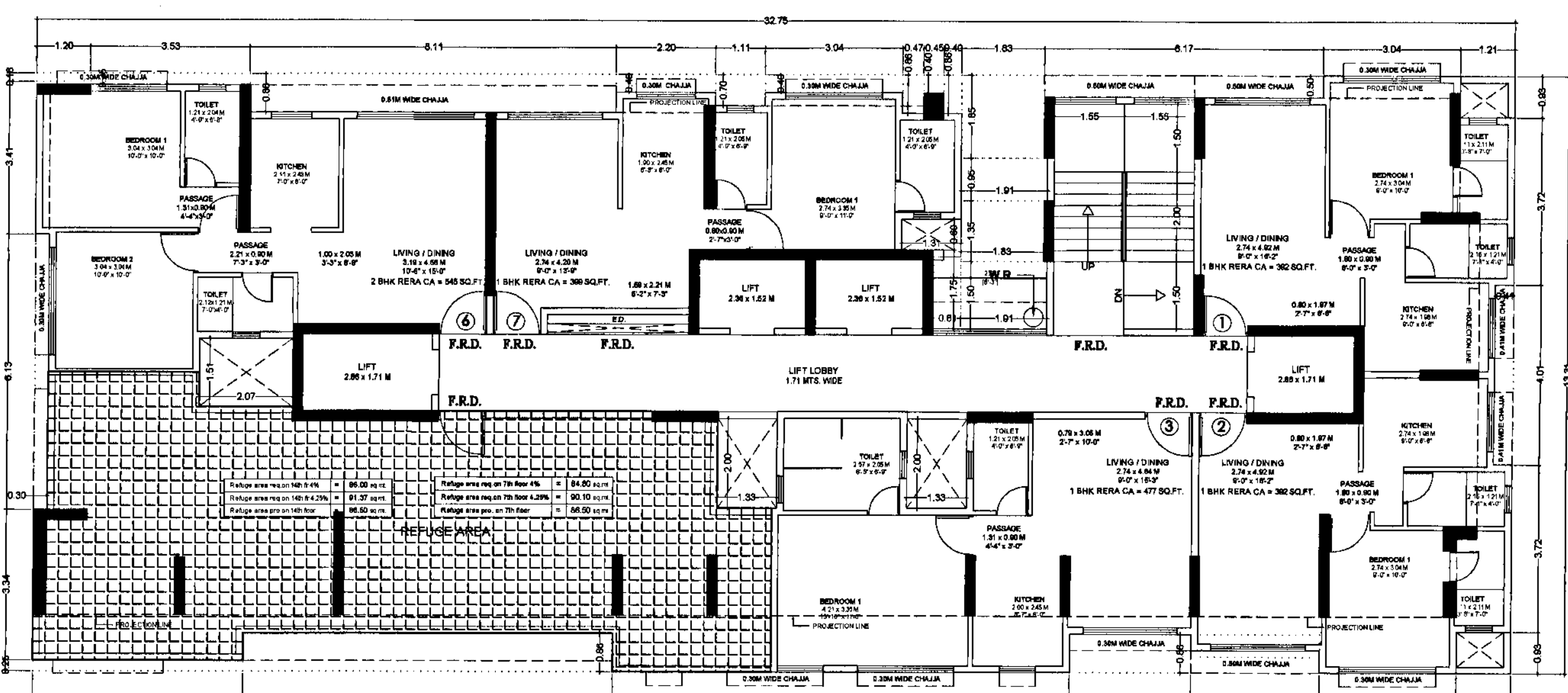
22ND FLOOR PLAN
SCALE 1:100



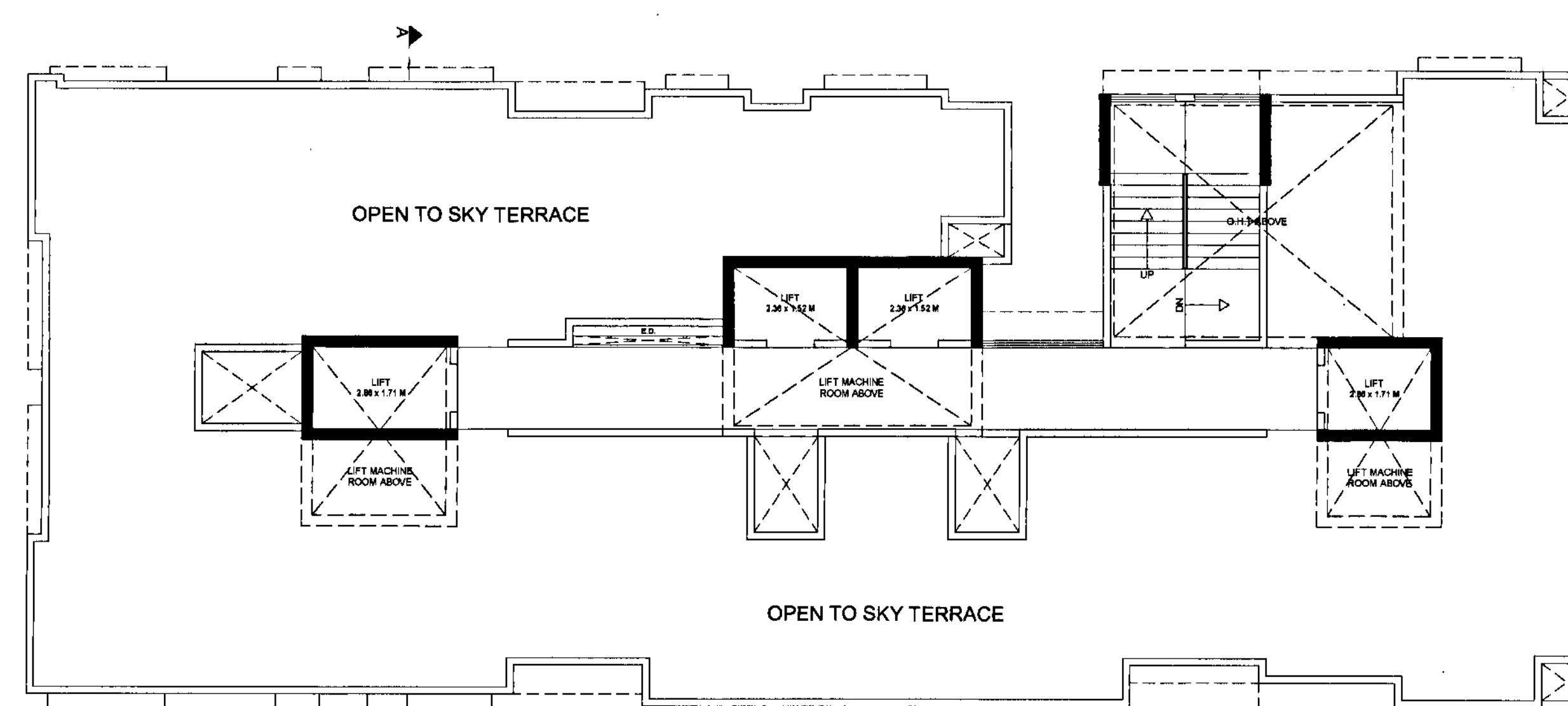
21ST FLOOR PLAN
SCALE 1:100



19TH TO 20TH FLOOR PLAN
SCALE 1:100

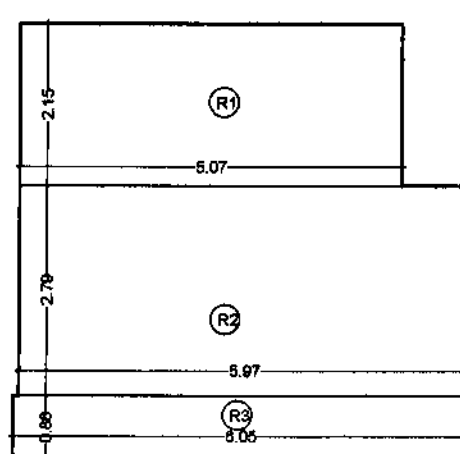


7TH & 14TH FLOOR PLAN
SCALE 1:100



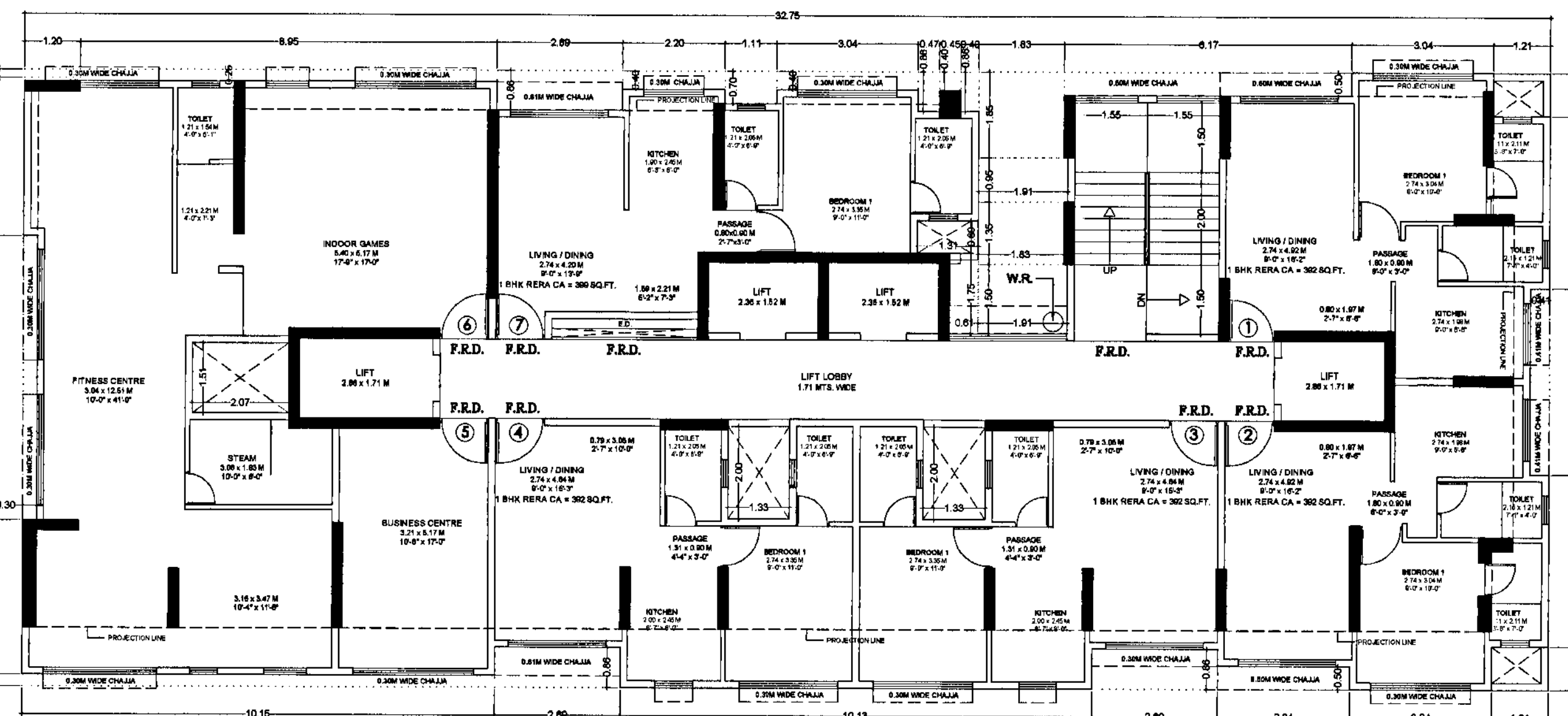
TERRACE PLAN
SCALE 1:100

REFUGE BUILT-UP AREA STATEMENT 21ST FLOOR		
Refuge Area Calculation		
R1 5.07 X 2.15	=	10.90 SQ. MT.
R2 5.97 X 2.79	=	16.66 SQ. MT.
R3 6.05 X 0.86	=	5.20 SQ. MT.
TOTAL REFUGE AREA		32.76 SQ. MT.



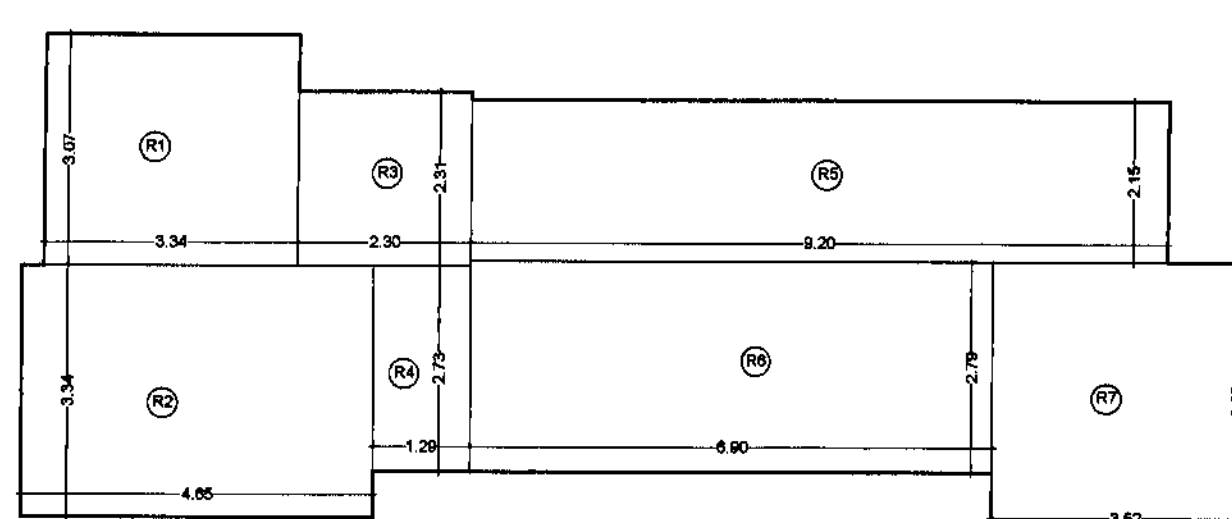
REFUGE AREA DIAGRAM FOR 21ST FLOOR PLAN
SCALE 1:100

REFUGE AREA CALCULATION FOR 21ST FLOOR		
Built up area of 21st floor	=	288.40 sq.mt.
Built up area of 22nd floor	=	321.89 sq.mt.
Built up area of 23rd floor	=	205.72 sq.mt.
Total habitable area		816.01 sq.mt.
Refuge area required on 21st floor 4%	=	32.64 sq.mt.
Refuge area required on 21st floor 4.25%	=	34.68 sq.mt.
Refuge area propose on 21st floor	=	32.76 sq.mt.



23RD FLOOR PLAN
SCALE 1:100

REFUGE AREA BUILT-UP AREA STATEMENT 7TH & 14TH FLOOR		
Refuge Area Calculation		
R1 3.34 X 3.07	=	10.25 SQ. MT.
R2 4.65 X 3.34	=	15.53 SQ. MT.
R3 2.30 X 2.31	=	5.31 SQ. MT.
R4 1.29 X 2.73	=	3.52 SQ. MT.
R5 6.20 X 2.15	=	13.43 SQ. MT.
R6 6.90 X 2.79	=	19.25 SQ. MT.
R7 3.52 X 3.65	=	12.85 SQ. MT.
TOTAL REFUGE AREA		86.50 SQ. MT.



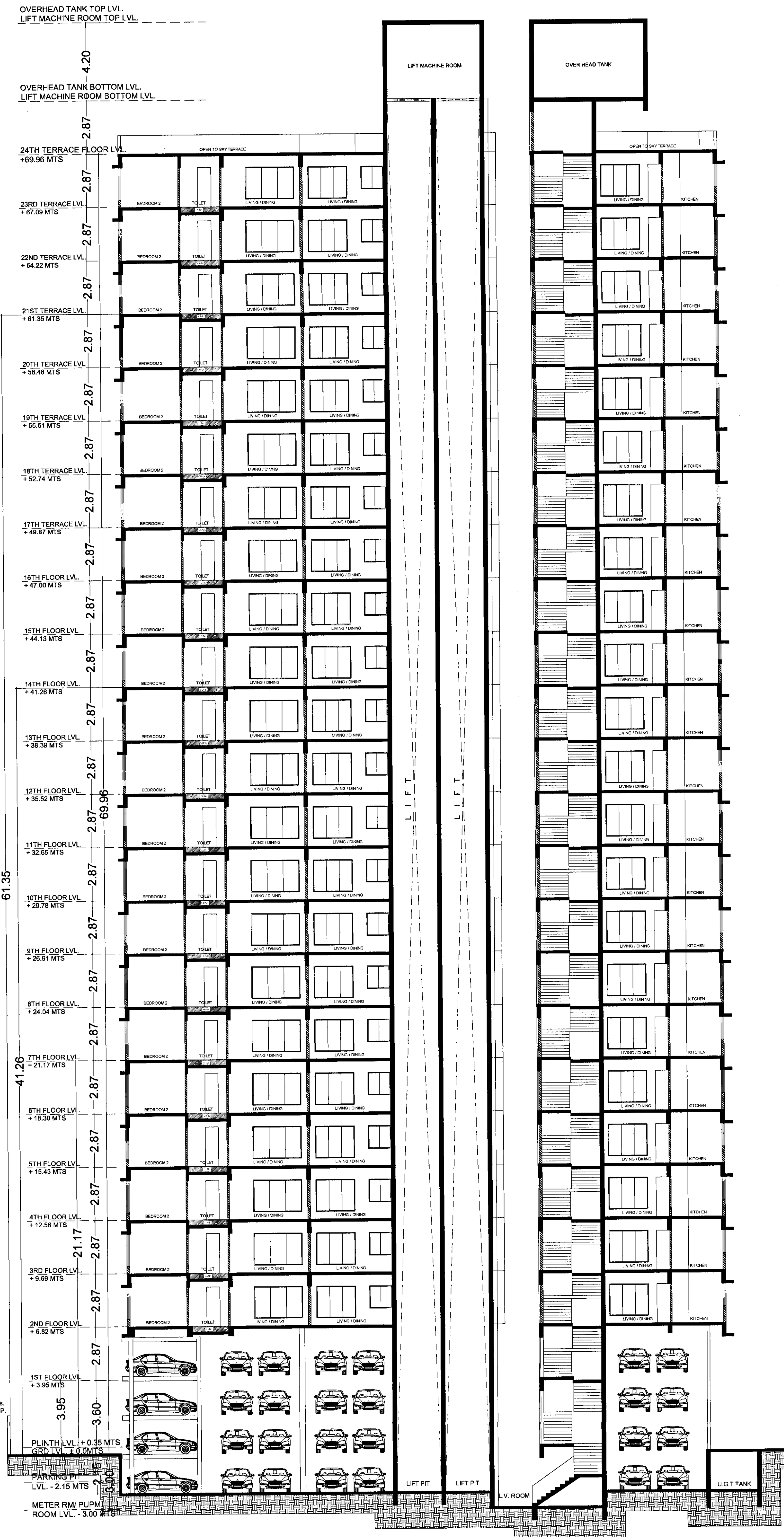
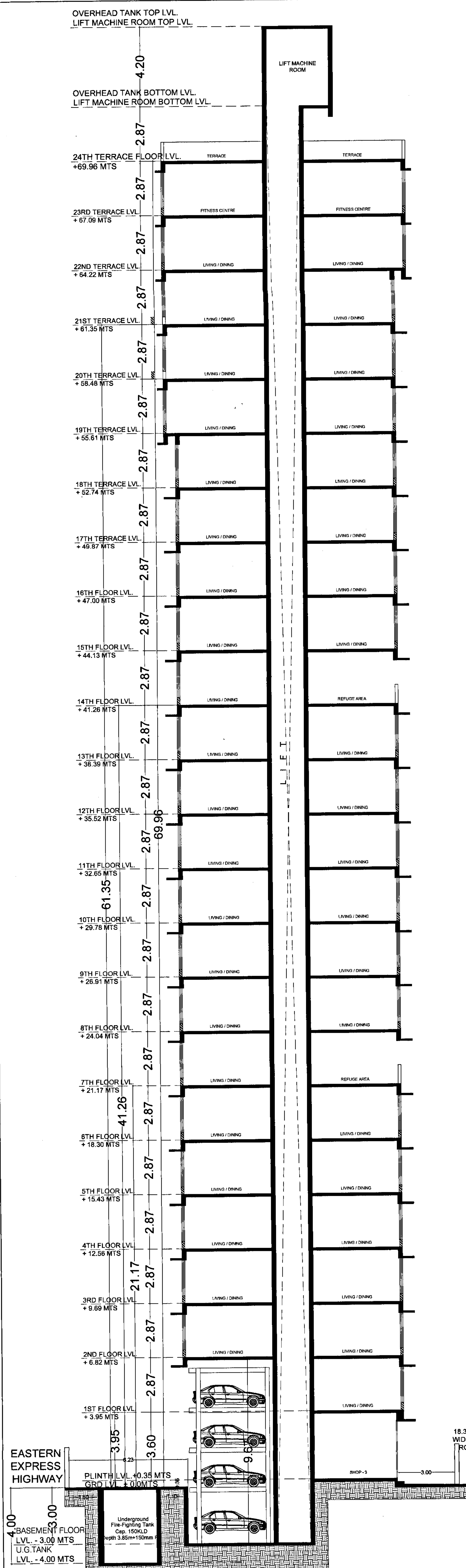
REFUGE AREA DIAGRAM FOR 7TH & 14TH FLOOR PLAN
SCALE 1:100

REFUGE AREA CALCULATION FOR 14TH FLOOR		
Built up area of 14th floor	=	228.73 sq.mt.
Built up area of 15th to 18th floor (315.23 sq.m. x 4 floors)	=	1260.92 sq.mt.
Built up area of 19th to 20th floor (315.23 sq.m. x 2 floors)	=	630.46 sq.mt.
Total habitable area		2119.11 sq.mt.
Refuge area required on 14th floor 4%	=	91.49 sq.mt.
Refuge area required on 14th floor 4.25%	=	96.17 sq.mt.
Refuge area propose on 14th floor	=	86.50 sq.mt.

REFUGE AREA CALCULATION FOR 7TH FLOOR		
Built up area of 7th floor	=	228.73 sq.mt.
Built up area of 8th to 13th floor (315.23 sq.m. x 6 floors)	=	1891.38 sq.mt.
Total habitable area		2120.11 sq.mt.
Refuge area required on 7th floor 4%	=	91.49 sq.mt.
Refuge area required on 7th floor 4.25%	=	96.17 sq.mt.
Refuge area propose on 7th floor	=	86.50 sq.mt.

FORM II (PROFORMA B)			
CONTENTS OF SHEETS			
7TH & 14TH, 19TH TO 20TH, 22ND & 23RD FLOOR PLAN, TERRACE FLOOR PLAN WITH REFUGE AREA DIAGRAM-CALCULATION			
NOTE :-			
1. ALL DIMENSIONS ARE IN METRES			
2. SCALE USE			
a) FLOOR PLAN 1:100			
b) BLOCK PLAN 1:500			
c) LOCATION PLAN 1:4000			
3. THE PLANS ARE PREPARED AS PER PROVISION OF DCR, 2034 AND AS PER THE PREVAILING REGULATION AND CIRCULAR ISSUED BY MCGM AND MCGM TIME TO TIME.			
4) GUIDELINES ISSUED IN 2008 FOLLOWED.			
5) THE ARITHMETIC CALCULATIONS CHECKED BY ME AND ARE FOUND CORRECT.			
DESCRIPTION OF PROPOSAL & PROPERTY			
PROPOSED DEVELOPMENT OF BLDG.NO.47, KNOWN AS TAGORE NAGAR GANESH SADAN CO-OP. HSG SOCIETY LTD. ON PLOT BEARING C.T.S. NO. 347 (PT), 347/49 TO 56 AT VILLAGE HARYALI, TAGORE NAGAR, VIKHROLI (E), MUMBAI-400 083.			
STAMP OF APPROVAL OF PLANS			
Signed in token of approve subject to Requirements under No. 1133/MH/2017 Chief Fire Officer Mumbai Fire Brigade			
NAME OF OWNER			
M/S. SHRADDHA BLISS REALTORS LLP CA TO M/S. TAGORE NAGAR GANESH SADAN CO-OP. HSG SOCIETY LTD.			
SIGNATURE OF OWNER			
SCALE	DRG NO.	DRN. BY	CHK. BY
AS SHOWN	D-2	RAHUL	SACHIN
NAME AND ADDRESS OF ARCHITECT			SIGNATURE
archo CONSULTANTS			Sachin Rakshe
BLDG. 4 GROUND FLOOR, ROOM NO 2, A-WING, SUNVIEW CHS LTD., OFF SAHAKAR THEATRE, TILAKNAGAR, CHENBUR (W), MUMBAI - 400 089. archoconsultants@gmail.com			SACHIN RAKSHE LICENSED SURVEYOR (R172/S/2009)

Signed in token of approve
subject to Requirements
under No. 118/19/2010
Chief Fire Officer
Mumbai Fire Brigade



FORM II (PROFORMA B)				
CONTENTS OF SHEETS				
SECTION A - A & SECTION B - B				
NOTE :-				
1. ALL DIMENSIONS ARE IN METRES.				
2. SCALE USE				
a) FLOOR PLAN 1:100				
b) SECTION PLAN 1:200				
c) LOCATION PLAN 1:4000				
d) THE PLANS ARE PREPARED AS PER PROVISION OF DCP-2034 AND AS PER THE PREVALING REGULATION AND CIRCULAR ISSUED BY MCM AND MEADA TIME TO TIME.				
e) THE PLANS ARE PREPARED IN ACCORDANCE WITH THE PREVALING REGULATION AND CIRCULAR ISSUED BY MCM AND MEADA TIME TO TIME.				
f) THE ARITHMETIC CALCULATIONS CHECKED BY ME AND ARE FOUND CORRECT.				
DESCRIPTION OF PROPOSAL & PROPERTY				
PROPOSED DEVELOPMENT OF BLDG.NO.47, KNOWN AS TAGORE NAGAR GANESH SADAN CO-OP. HSG SOCIETY LTD. ON PLOT BEARING C.T.S. NO. 347 (PT), 347/49 TO 56 AT VILLAGE HARIYALI, TAGORE NAGAR, VIKHROLI (E), MUMBAI- 400 083.				
STAMP OF APPROVAL OF PLANS				
NAME OF OWNER				
M/S. SHRADHA BLISS REALTORS LLP CA TO M/S. TAGORE NAGAR GANESH SADAN CO-OP. HSG SOCIETY LTD.				
SIGNATURE OF OWNER				
SCALE	DRG. NO.	DRN. BY	CHK. BY	DATE
AS SHOWN	D-3	RAHUL	SACHIN	10/10/2020
NAME AND ADDRESS OF ARCHITECT				
archo CONSULTANTS				
BLDG.4 GROUND FLOOR, ROOM NO 2, A-WING, SUNVIEW CHS LTD., OFF SAHAKAR THEATER, TILAKNAGAR, CHEMBUR (W), MUMBAI - 400 089. archocoreoffice@gmail.com				
SIGNATURE OF ARCHITECT				
SACHIN RAKSHI LICENSED SURVEYOR (R/172/S/2008)				