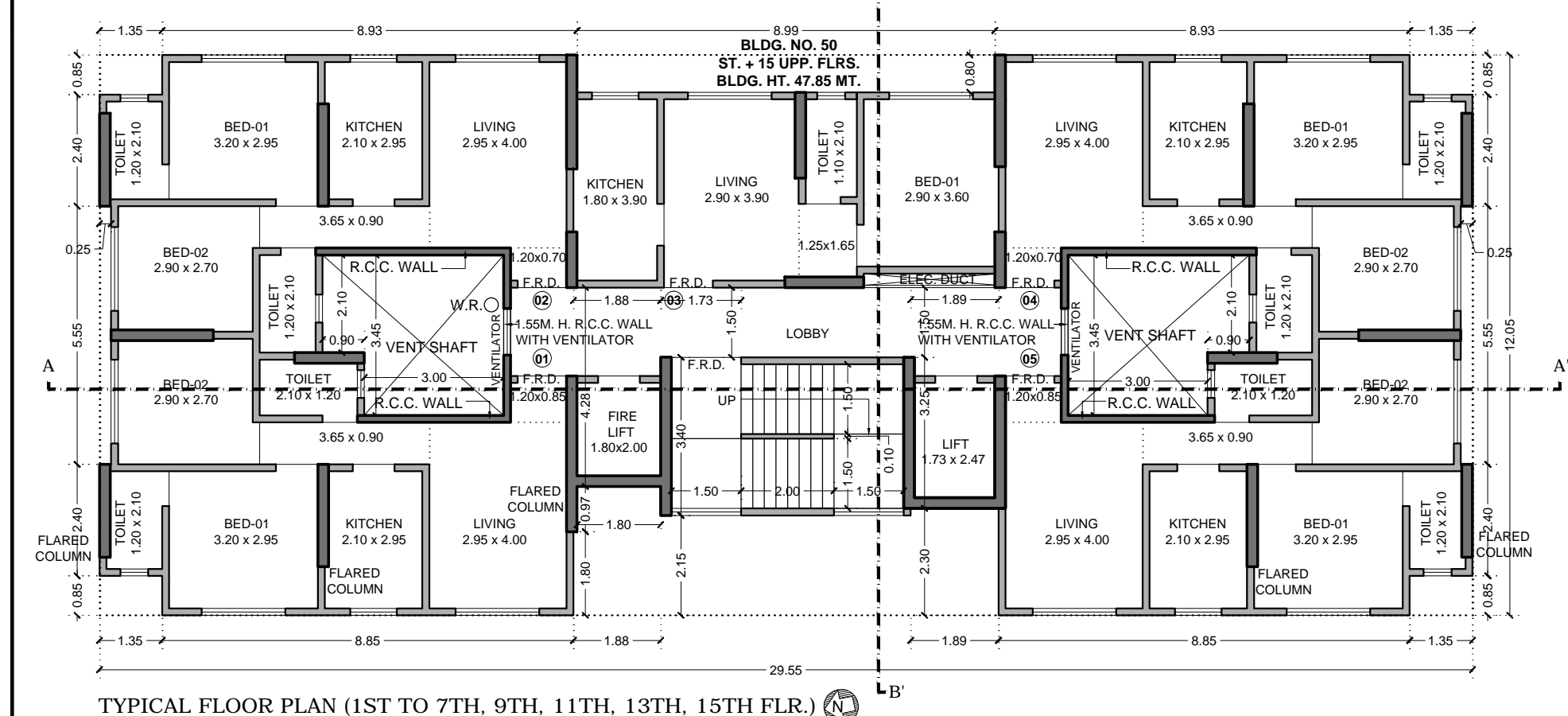
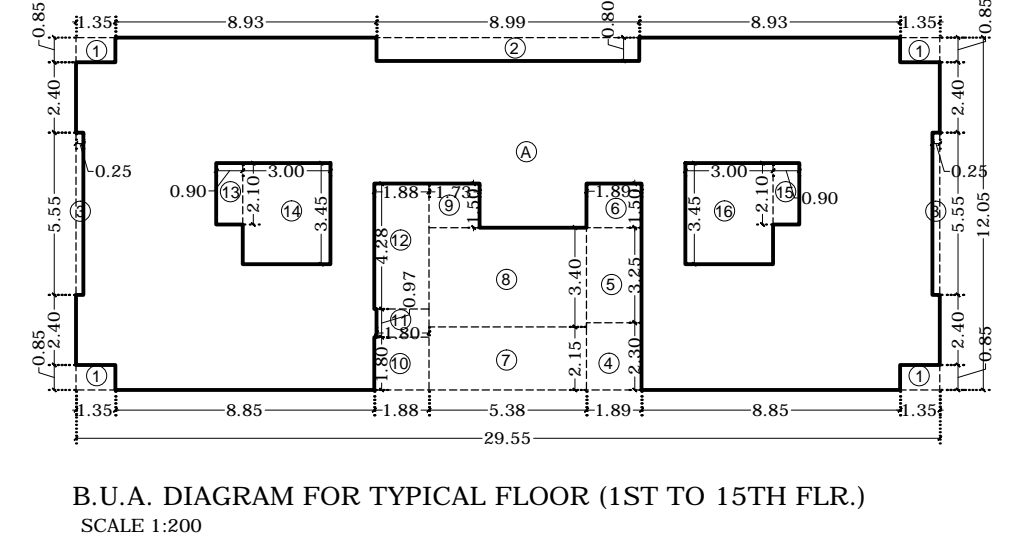


TYPICAL FLOOR PLAN (8TH, 10TH, 12TH, 14TH FLR.)  
SCALE 1:100



TYPICAL FLOOR PLAN (1ST TO 7TH, 9TH, 11TH, 13TH, 15TH FLR.)  
SCALE 1:100



B.U.A. DIAGRAM FOR TYPICAL FLOOR (1ST TO 15TH FLR.)  
SCALE 1:200

LEAST AREA OF PLOT = 926.18 SMT.  
F.S.I. PERMISSIBLE = 2.50  
PRO RATA = 1440 SMT.  
B.U.A PERMISSIBLE = (926.18 X 2.50) + 1440  
= 2315.45 + 1440 = 3755.45 SMT.  
REHAB FUNGIBLE B.U.A = 243.85 SMT.  
GROSS PERMISSIBLE B.U.A = 3999.30 SMT.

SUMMARY OF F.S.I. B.U.A.

HEIGHT (MTS.)	FLOOR	TOTAL PROPOSED B.U.A. (SQ.MTS.)
+0.15	GROUND	5.34 (METER ROOM) 4.80 (PUMP ROOM)
+4.35	FIRST	258.09
+7.25	SECOND	258.09
+10.15	THIRD	258.09
+13.05	FOURTH	258.09
+15.95	FIFTH	258.09
+18.85	SIXTH	258.09
+21.75	SEVENTH	258.09
+24.65	EIGHTH	258.09
+27.55	NINTH	258.09
+30.45	TENTH	258.09
+33.35	ELEVENTH	258.09
+36.25	TWELFTH	258.09
+39.15	THIRTEENTH	258.09
+42.05	FOURTEENTH	258.09
+44.95	FIFTEENTH	258.09
+47.85	TERRACE	NIL
	<b>TOTAL</b>	<b>3881.49</b>

TENEMENT STATEMENT

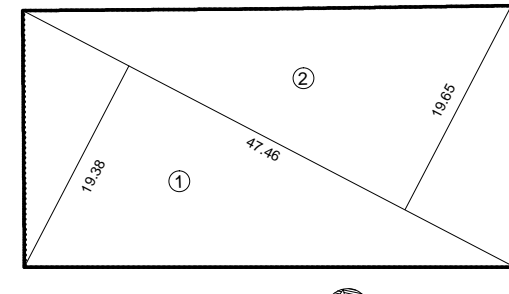
FLOOR	TENEMENTS
GROUND	NIL
FIRST	05
SECOND	05
THIRD	05
FOURTH	05
FIFTH	05
SIXTH	05
EIGHTH	05
NINTH	05
TENTH	05
ELEVENTH	05
TWELFTH	05
THIRTEENTH	05
FOURTEENTH	05
FIFTEENTH	05
<b>TOTAL</b>	<b>75</b>

PARKING STATEMENT

C.A. (SQ.M)	NO. OF TENEMENTS	PARKING REQUIRED	PARKING PROVIDED
UP TO 35	15	1.875	
35 TO 45	60	15	
VISITORS 25%	25% OF 16.875	4.22	
<b>TOTAL</b>		<b>21.09 SAY 21</b>	<b>31</b>
		SMALL	BIG
		10 NOS.	14 NOS.
		04 NOS.	03 NOS.
<b>TOTAL</b>		<b>14 NOS.</b>	<b>17 NOS.</b>

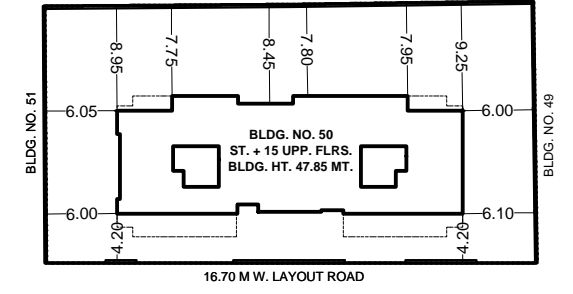
STAIRCASE, LIFT, LIFT LOBBY AREA CALCULATION

STAIRCASE, LIFT, LOBBY AREA CALCULATION		
<b>ADDITION</b>		
5	2.04 x 3.75 x 1.00	= 7.65 LIFT
6	1.89 x 1.50 x 1.00	= 2.84 LOBBY
8	5.23 x 3.40 x 1.00	= 17.78 STAIR
9	1.73 x 1.50 x 1.00	= 2.60 LOBBY
12	1.88 x 4.28 x 1.00	= 8.05 LIFT, LOBBY
<b>TOTAL ADDITION</b>		<b>= 38.91</b>
<b>38.91</b>	x <b>15</b>	<b>flrs. = 583.63</b>

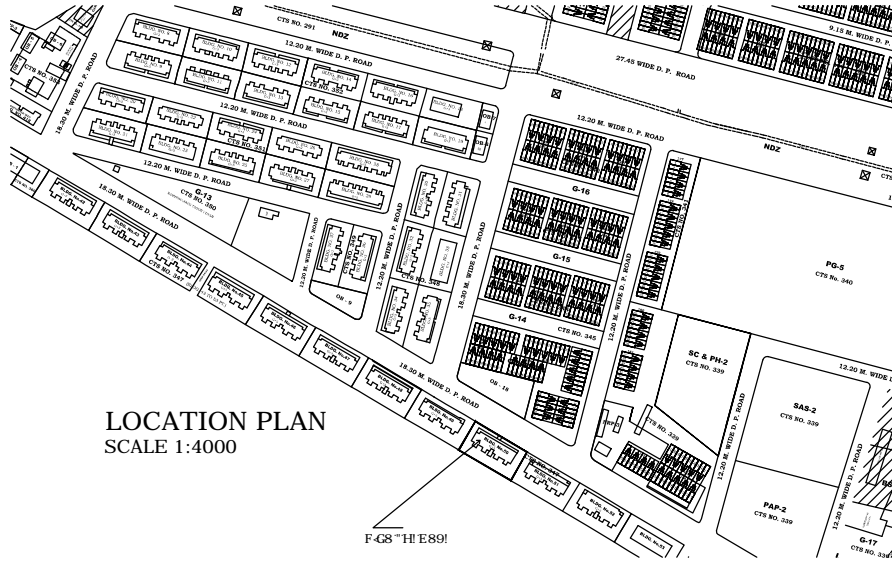


PLOT AREA DIAGRAM  
SCALE 1:500

PLOT AREA CALCULATION		
<b>ADDITION</b>		
1	47.46 x 19.38 x 0.50	= 459.89 SQ.MT.
2	47.46 x 19.65 x 0.50	= 466.29 SQ.MT.
<b>TOTAL ADDITION</b>		<b>= 926.18 SQ.MT.</b>



BLOCK PLAN  
SCALE 1:500



LOCATION PLAN  
SCALE 1:4000

C.A. CALCULATION FOR SOCIETY OFFICE		
1	2.90 x 3.65 x 1 NO	= 10.59 SQ.MT.
2	1.10 x 2.10 x 1 NO	= 2.31 SQ.MT.
3	1.25 x 1.40 x 1 NO	= 1.75 SQ.MT.
<b>TOTAL C.A. OF SOC. OFFICE</b>		<b>= 14.65 SQ.MT.</b>

B.U.A. CALCULATION FOR METER ROOM		
M	4.45 x 1.20 x 1 NO	= 5.34 SQ.MT.
<b>TOTAL BUA OF METER ROOM</b>		<b>= 5.34 SQ.MT.</b>



B.U.A. DIAGRAM FOR METER ROOM  
SCALE 1:200

B.U.A. CALCULATION FOR ELEC. SUB STATION		
S	4.85 x 3.90 x 1 NO	= 18.92 SQ.MT.
<b>TOTAL BUA OF SUB STATION</b>		<b>= 18.92 SQ.MT.</b>

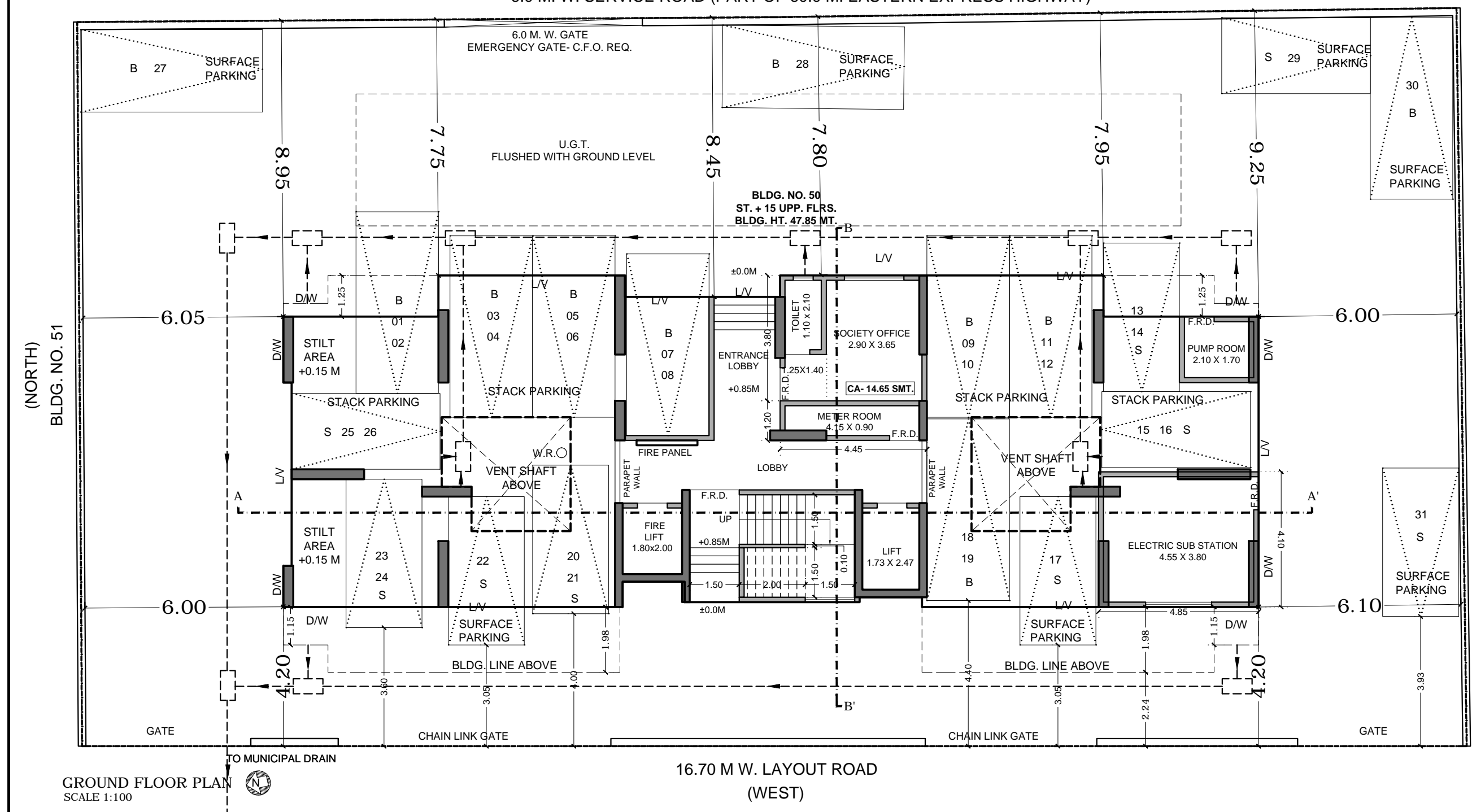


B.U.A. DIAGRAM FOR ELEC. SUB STATION  
SCALE 1:200

B.U.A. CALCULATION FOR PUMP ROOM		
P	2.40 x 2.00 x 1 NO	= 4.80 SQ.MT.
<b>TOTAL BUA OF PUMP ROOM</b>		<b>= 4.80 SQ.MT.</b>



B.U.A. DIAGRAM FOR PUMP ROOM  
SCALE 1:200



GROUND FLOOR PLAN  
SCALE 1:100

PROFORMA 'A'		
A	AREA STATEMENT	SQ. MTS.
<b>AREA OF PLOT</b>		
a	AS PER MHADA DEMARCATION DT - 29-06-2015	933.16
b	AS PER MHADA OFFER LETTER DT - 04-06-2015	967.99
c	AS PER ARCHITECTS CERTIFICATE (AREA TRIANGULATION METHOD)	926.18
d	THE LEAST AREA TO BE CONSIDERED FOR APPROVAL	926.18
<b>DEDUCTIONS FOR</b>		
2	ROAD SETBACK AREA	NIL
a	PROPOSED ROAD	NIL
b	ANY RESERVATION	NIL
	<b>TOTAL (a + b + c)</b>	<b>NIL</b>
3	BALANCE AREA OF PLOT (1-2)	926.18
4	DEDUCTION FOR RECREATIONAL GROUND (IF DEDUCTIBLE 15% RG)	NIL
5	NET AREA OF PLOT (3-4)	926.18
<b>ADDITIONS FOR FLOOR SPACE INDEX</b>		
2(a)	100%	NIL
7	TOTAL AREA (5+6)	926.18
8	FLOOR SPACE PERMISSIBLE	2.50
b	TO CLAIM LAYOUT PRO RATA	1440.00
9	FLOOR SPACE INDEX CREDIT AVAILABLE AS PER TDR & ADDL. F.S.I.	NIL
10	PERMISSIBLE FLOOR AREA (8 ABOVE)	926.18 X 2.50 = 2315.45 + 1440
11	EXISTING FLOOR AREA (DEMOLISHED)	NIL
12	PROPOSED AREA	3755.45
13	EXCESS BALC. AREA TAKEN INTO FSI (AS PER BII BELOW)	NIL
14 (a)	TOTAL B.U.A. PROPOSED (11+12+13)	3755.45
14 (b)	F.S.I. CONSUMED (3755.45 ÷ 926.18)	4.05
<b>FREE REHAB FUNGIBLE B.U.A. COMPONENT PERMISSIBLE VIDE DCR 35 (4) FOR PURELY RESIDENTIAL</b>		
(b)	FUNGIBLE B.U.A. COMPONENT PROPOSED VIDE DCR 35 (4) FOR PURELY RESIDENTIAL	243.85
(c)	FUNGIBLE B.U.A. COMPONENT PROPOSED VIDE DCR 35 (4) FOR NON RESIDENTIAL	128.04
15	TOTAL FUNGIBLE B.U.A. VIDE DCR 35 (4) = (15a + 15b)	371.89
16	TOTAL GROSS B.U.A. PROPOSED = (14 + 15)	3881.49
17	F.S.I. CONSUMED ON NET HOLDING (3881.49 ÷ 926.18)	4.19
<b>TENEMENT STATEMENT</b>		
(i)	PROPOSED AREA	3881.49
(ii)	LESS DEDUCTION OF NONRESIDENTIAL AREA (SHOP, etc.)	NIL
(iii)	AREA AVAILABLE FOR TENEMENTS [(i) - (ii)]	3881.49
(iv)	TENEMENTS PERMISSIBLE (DENSITY OF TENEMENTS / HECTARE)	175
(v)	TENEMENTS PROPOSED	43
(vi)	TENEMENTS EXISTING	32
	<b>TOTAL TENEMENTS ON THE PLOT</b>	<b>75</b>
<b>PARKING STATEMENT</b>		
(i)	PARKING REQUIRED BY REGULATIONS FOR	
	CAR	17
	SCOOTER / MOTOR CYCLE	
(ii)	OUTSIDERS (VISITORS)	04
(iii)	COVERED GARAGES PERMISSIBLE	
(iii)	COVERED GARAGES PROPOSED	
	CAR	
	SCOOTER / MOTOR CYCLE	
(iv)	OUTSIDERS (VISITORS)	
(v)	<b>TOTAL PARKING PROVIDED</b>	<b>31</b>
<b>TRANSPORT VEHICLE PARKING STATEMENT</b>		
(i)	SPACES FOR TRANSPORT VEHICLES PARKING REQ. BY REGULATIONS	
(ii)	TOTAL NO. OF TRANSPORT VEHICLES PARKING SPACES PROVIDED	

PROFORMA 'B'		
CONTENT OF SHEET		
GROUND FLOOR PLAN WITH B.U.A. DIAGRAM & AREA CALCULATION OF METER ROOM, PUMP ROOM, SUB STATION.		
C.A. OF SOCIETY OFFICE, TYPICAL FLOOR PLAN WITH B.U.A. DIAGRAM & CALCULATION, LOCATION PLAN, BLOCK PLAN.		
PLOT AREA CALCULATION WITH AREA DIAGRAM, SUMMARY OF F.S.I. B.U.A., TENEMENT STATEMENT, PARKING STATEMENT.		
STAIR, LIFT, LOBBY AREA CALCULATION.		
STAMP OF DATE OF RECEIPT OF PLANS		STAMP OF APPROVAL OF PLANS
Approved subject to the conditions mentioned in this office Letter No. CHE/ES/2058/S/337 (NEW)		
E.E.B.P. (ES) - II		
S.E.B.P. (S & T) / E		A.E.B.P. (S & T)
REN	DESCRIPTION	DATE SIGNATURE

NOTES		CERTIFICATE AREA	
PLOT BOUNDARY	THICK BLACK	CERTIFIED THAT I HAVE SURVEYED THE PLOT UNDER REFERENCE ON 29-06-2015 AND THAT THE DIMENSIONS OF THE SIDES, etc. OF THE PLOT STATED ON THE PLAN ARE AS MEASURED ON SITE AND THE AREA SO WORKED IS 926.18 SQ. MTS. AND TALLIES WITH THE AREA STATED IN THE DOCUMENT OF OWNERSHIP/TOWN PLANNING SCHEME RECORDS.	
EXISTING STREET	GREEN		
PROPOSED WORK	RED FILLED		
DRAINAGE AND SEWERAGE WORK	RED DOTTED		
RECREATION GROUND	GREEN WASH		
ROAD AND SETBACK	BROWN SIENNA		
EXISTING STRUCTURE TO BE DEMOLISHED	YELLOW DOTTED		

PLAN FOR - OBTAINING I.O.D.		(F.S.I. 2.50 + 1440 SMT. PRORATA)	
DESCRIPTION OF PROPOSAL & PROPERTY			
PROPOSED REDEVELOPMENT OF EXISTING BLDG. NO. 50, ON LAND BEARING C.T.S. NO. 240/PT OF VILLAGE HARTALI SITUATED AT TAGORE NAGAR MHADA COLONY, VIKHROLI (E), MUMBAI - 400083			
NAME OF THE SOCIETY		NAME OF DEVELOPER	
TAGORE NAGAR MANORANJAN CO-OP.HSG.SOCIETY LTD. REG. B.O.M.(9)/S.H.S.G.O.(H)9697/YEAR 1996		M/S. ADITYARAJ BUILDERS 7, VIDYA DARSHAN, PLOT NO. 53, TAGORE NAGAR, VIKHROLI (E), MUMBAI - 400083.	
JOB NO. 01			
DRG. NO. 05-02-2018			
DATE 05-02-2018			
SCALE 1:100			
CHECKED BY R.S.K.			
DRAWN BY DIPTI			
NORTH			
NAME AND ADDRESS OF ARCHITECTS			

ARCHITECTS COLLABORATION	
1ST FLOOR, TARA DARSHAN BLDG., CHAPHEKAR BANDHU MARG, MULUND (EAST), MUMBAI - 400 081. Email ID : archcoll@gmail.com	
R.S. KARNIK (ARCHITECT)	CR. NO. - CA/82/6986