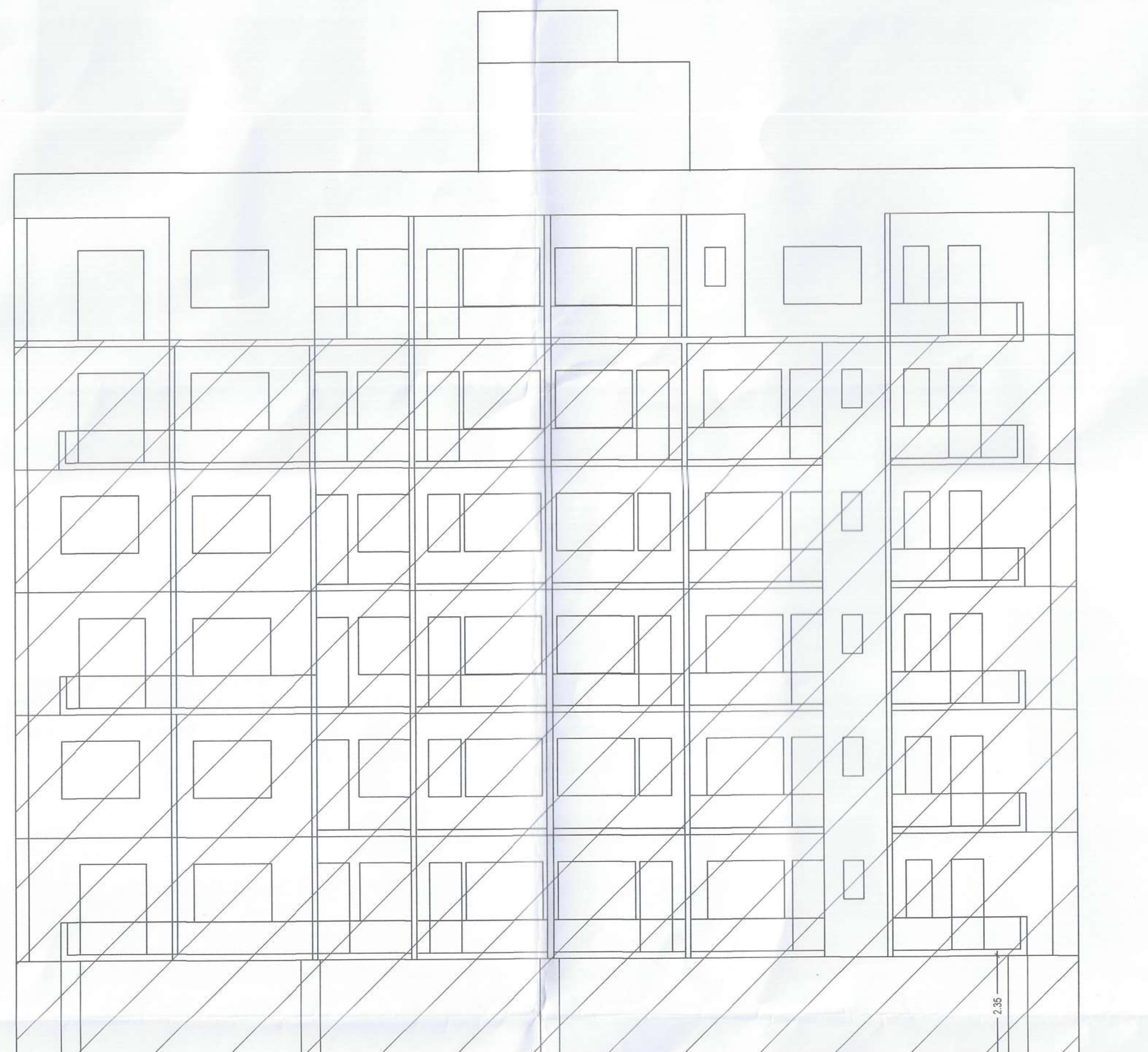
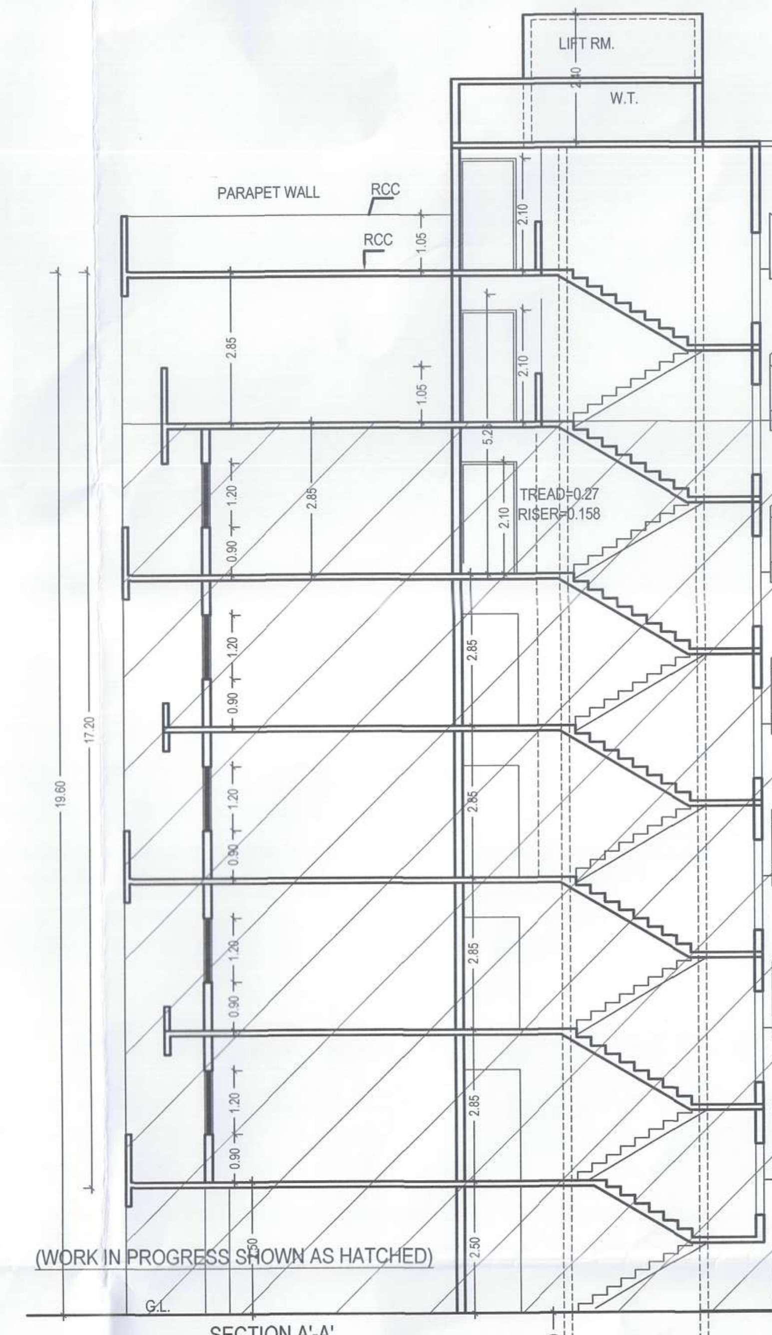
PROPOSED SIXTH FLOOR RESI.CONSTRUCTION ON C.T.S.NO. 2706/1A/2+C.T.S.NO.2706/1A/3 +2706/1A/4- CITY JALGAON.TAL.& DIST.JALGAON.



FRONT ELEVATION
1:100

(WORK IN PROGRESS SHOWN AS HATCHED)



SECTION A'-A'
1:100

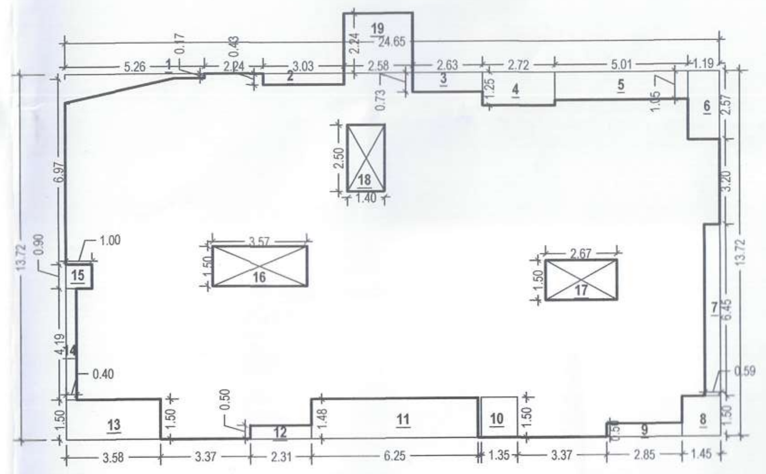
PARKINGAREASTATEMENT							
Occupancy Type	Size of Tenement	No.of Tenaments	Required Parking Non-Congested Area CAR (12.50 sq.m.)	SCOOTER (2.0 sq.m.)	3(4+5)	Add 5 % Visitors Parking	6+7
1	2	3	4	5	6	7	8
Rsei.	40-80	24	12.50/2 =6.25	2.0X5/2 =5.0	270.0	13.5	283.5
			5.625				
Required Parking = COL.8X0.60 (Multypying Factor= 283.5X0.60 =170.10 Sq.m.					Proposed Parking Area Parking floor =215.0 Sq.m.		

FORM OF STATEMENT - 1
[SR.NO.8(a)(iii)]
Existing/Work in progress Building to be retained

Existing Building No.	Floor No.	Plinth Area.	Total Floor Area. of Existing Building	Use/Occupancy of Floors
(1)	(2)	(3)	(4)	(5)
(one)	Ground	-----	-----	
	First		195.44	Residential
	Second		195.44	Residential
	Third		195.44	Residential
	Fourth		195.44	Residential
	Fifth		195.44	Residential
	Total.		977.20	

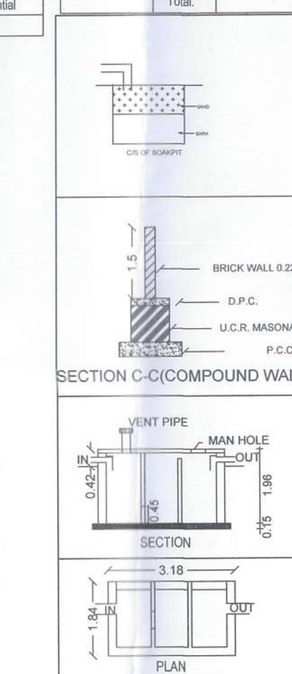
FORM OF STATEMENT - 2
[SR.NO.9 (a)]
Proposed Building

Building No.	Floor No.	Total Built Up Area of Floor. as per outer construction Line
(1)	(2)	(3)
(one)	Sixth	287.71
	Total.	



AREA DIAGRAM.[SIXTH FL.]
1:200

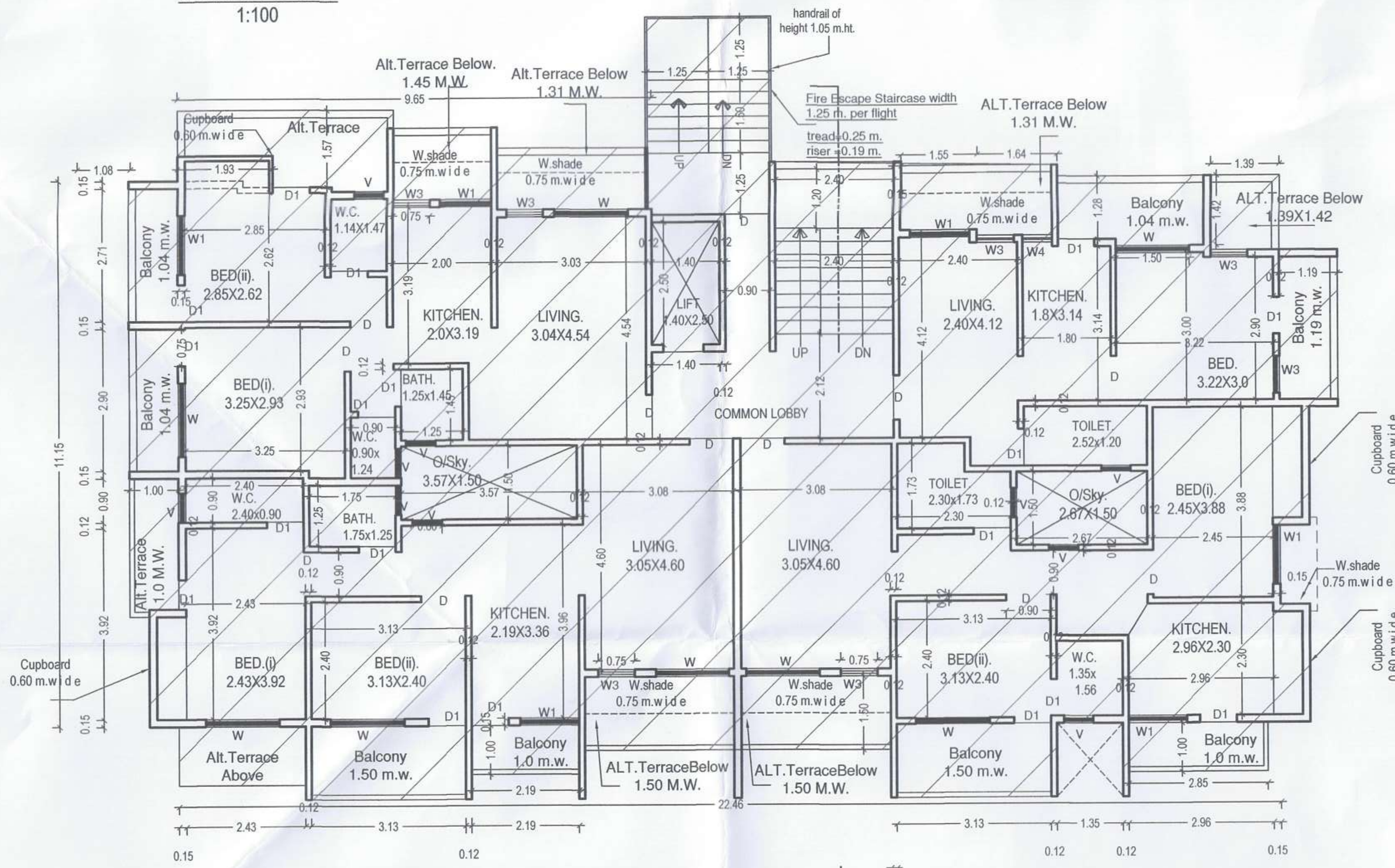
PROP.RESI.B/UP AREA ON SIXTH.FL.
24.65X13.72+2.58X2.24=
337.78+5.78 SQ.M.
LESS =343.56
[1]0.17X5.26 =0.89 SQ.M.
[2]3.03X0.43 =1.30 "
[3]2.63X0.73 =1.92 "
[4]2.72X1.25 =3.40 "
[5]5.01X1.05 =5.26 "
[6] 1.19X2.57 = 3.06 "
[7] 6.45X0.59 = 3.805 "
[8] 1.45X1.50 = 2.175 "
[9] 2.85X0.50 =1.425 "
[10]1.50X1.35 = 1.42 "
[11]6.25X1.48 =9.25 "
[12] 2.31X0.50=1.15 "
[13]3.58X1.50 = 5.37 "
[14]4.19X0.40=1.67
[15]0.9X1.0=0.90
[16]3.57X1.50 =5.35 "
[17] 2.67X1.50=4.0 "
[18]1.40X2.50=3.50
55.85
TOTAL B/UP AREA ON PROP.SIXTH.FL.
343.56-55.85=287.71 SQ.M.



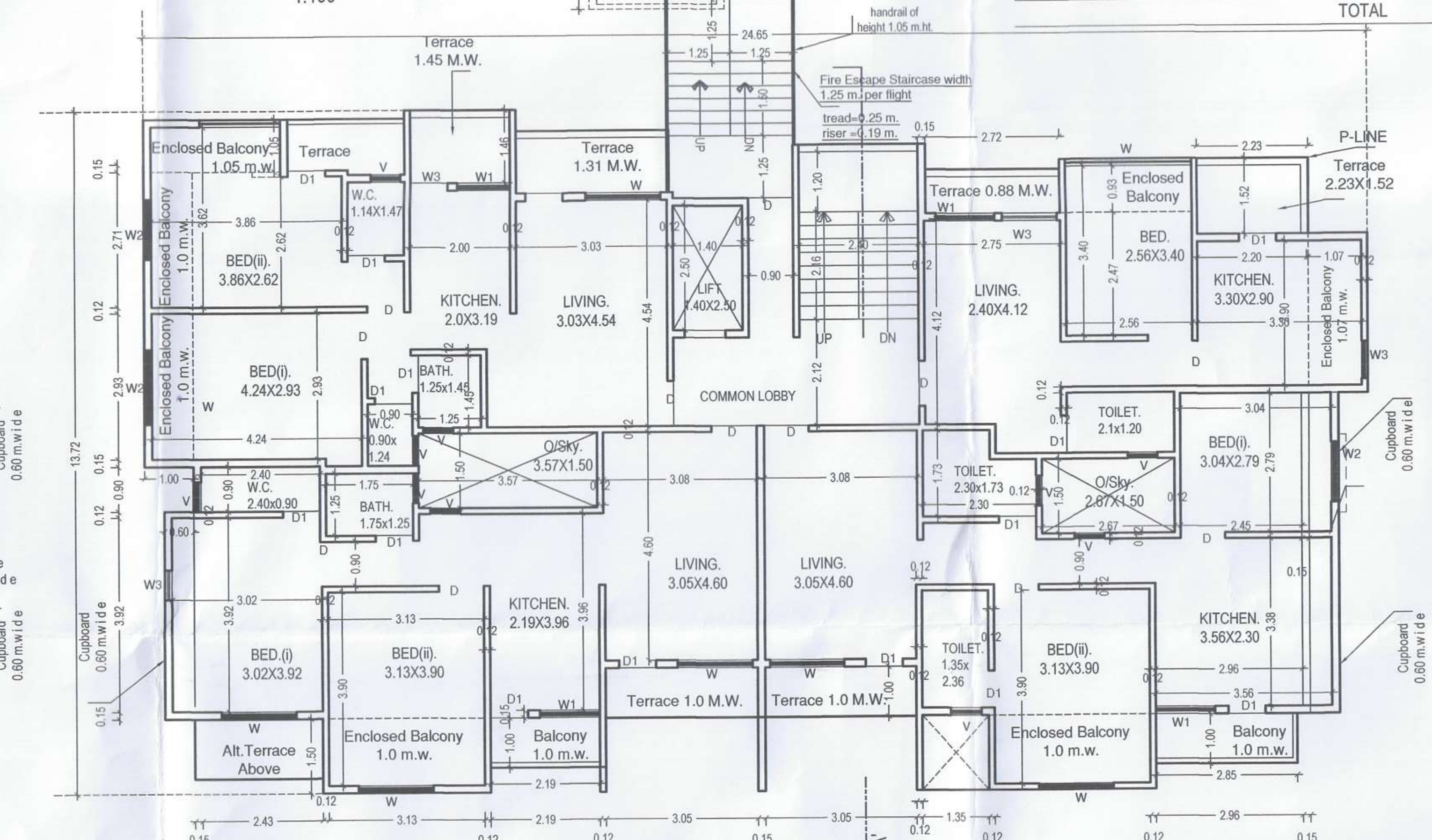
SECTION C-C(COMPOUND WALL)

DETAILS OF SEPTIC TANK

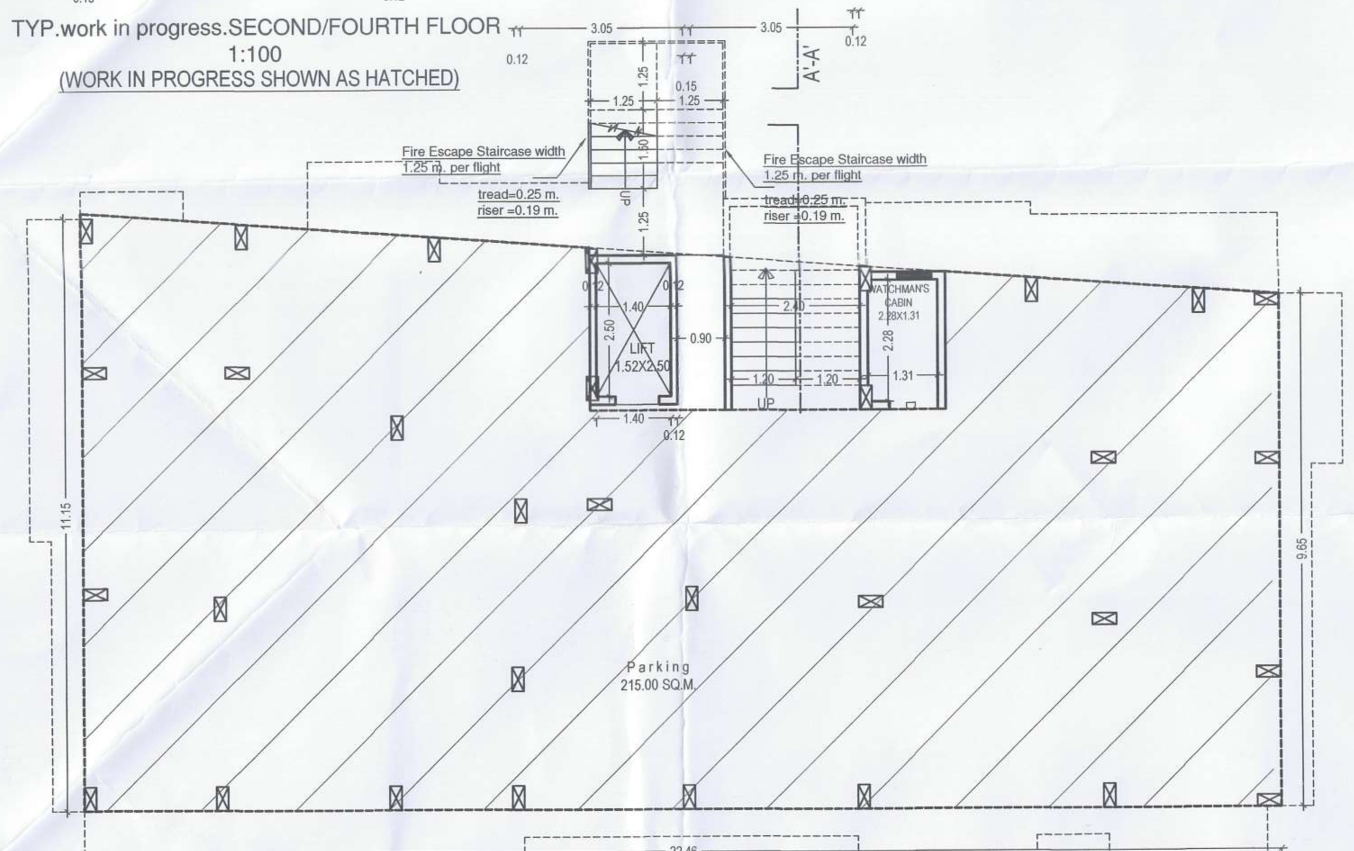
PLOT AREA	ROAD WIDTH	FLOOR		BESIC FSI	PREMIUM	TDR	ANCILLARY AREA (60 %)	TOTAL
[a]	[b]	[c]	[d]	[e]	[f]	[g]	[h]	[i]=e+f+g+h
588.98 Sq.m.	12.0 M.	1 TO 5TH FLOOR	PERMISSIBLE VALUE	1.10	0.50	0.65	-------	(2.25)
			PERMISSIBLE B/UP AREA	647.878	294.49	382.837	-------	1325.21
			CONSUMED AREA	647.878	176.694	152.628	-------	977.20
			CONSUMED VALUE	(1.10)	(0.30)	(0.259)	-------	(1.659)
		6TH FLOOR (Proposed)	BALLANCE AREA	0.0	177.796	230.209		652.808
			CONSUMED AREA	-------	45.0	135.57	107.14	287.71
			CONSUMED VALUE	-------	(0.0764)	(0.2301)	(0.1819)	(0.488)
		TOTAL			221.694	288.20	107.14	



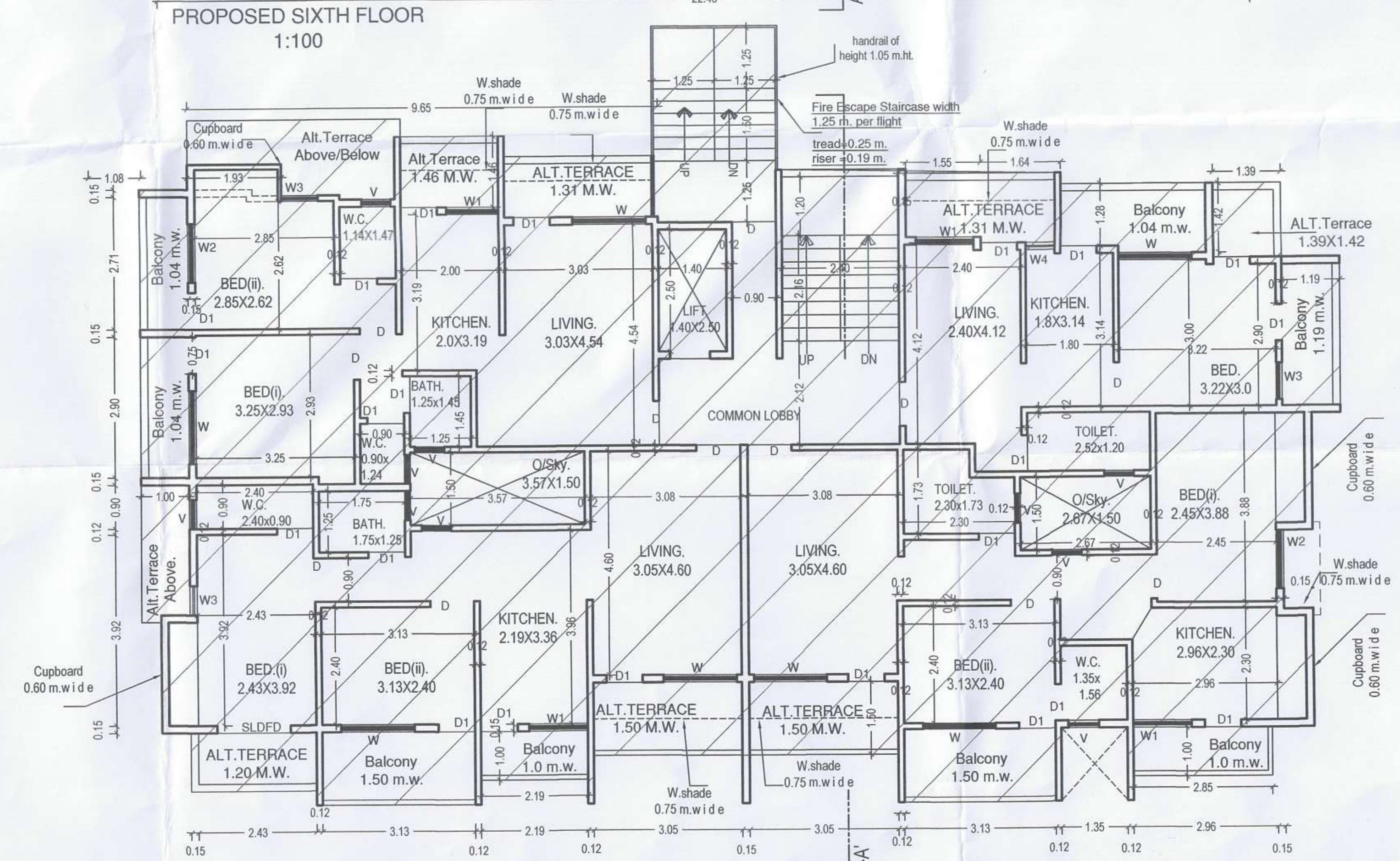
TYP.work in progress.SECOND/FOURTH FLOOR
1:100
(WORK IN PROGRESS SHOWN AS HATCHED)



PROPOSED SIXTH FLOOR
1:100



Work In Progress. GROUND FLOOR
1:100
(WORK IN PROGRESS SHOWN AS HATCHED)



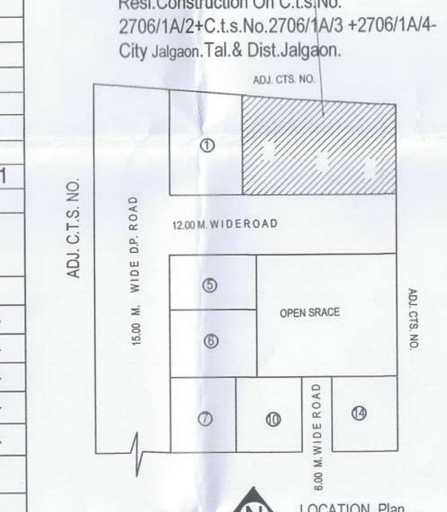
TYP.Work In Progress.FIRST/ THIRD/FIFTH FLOOR
1:100
(WORK IN PROGRESS SHOWN AS HATCHED)

AREA STATEMENT		SQ.M.
A.	Area Statement For Permissible Area	SQ.M.
1a.	TOTAL PLOT AREA	588.98
1a.	Allowable Built UP AS PER F.S.I.(1.10)	647.878
	PREMIUM PERMISSIBLE [0.50]	294.49
1b.	T.D.R.PERMISSIBLE [0.65]	382.837
1e.	Permissible MAX. F.S.I.(1.10+0.50+0.65)0.6	3.60
B.	Area Statement For Consumed Area	SQ.M.
	TOTAL PLOT AREA	588.98
1a.	Allowable Built UP AS PER F.S.I.(1.10)	647.878
1b.	PREMIUM CONSUMED FOR 1 TO 5 FL.[0.30]	176.694
1c.	PREMIUM CONSUMED FOR SIXTH FLOOR [0.0764]	45.0
1d.	T.D.R.PERMISSIBLE [0.65]	382.837
1e.	T.D.R.CONSUMED FOR 1 TO 5 FL.[0.259]	152.628
1f.	T.D.R.PURCHASED FOR SIXTH FLOOR [0.2301]	135.57
1f.	B/UP AREA (1a+1b+1d+1c+1f)	1157.7
1g.	ANCILLARY F.S.I. PURCHASED (F.S.I.=0.1819)	107.14
C.	TOTAL PERMISSIBLE BUILT UP AREA	1264.91
D.	PERMISSIBLE F.S.I. (1.10+0.30+0.259+0.0764+0.2301+0.1819)	2.147
Work in Progress.B/up Area	GROUND/STILT FLOOR	NIL
	FIRST FLOOR	195.44
	SECOND FLOOR	195.44
	THIRD FLOOR	195.44
	FOURTH FLOOR	195.44
	FIFTH FLOOR	195.44
		977.20
	PROP.B/UP AREA ON SIXTH FLOOR	287.71
	ALL FLOOR BUILT UP AREA	1264.91
	F.S.I. CONSUMED	2.147

SCHEDULE FOR DOORS & WINDOW

MD	1.00 X 2.10	T.W.DOOR
D	0.90 X 2.10	T.W.DOOR
D1	0.75 X 2.10	T.W.DOOR
W	1.50 X 1.20	T.W.WINDOW
W1	1.20 X 1.20	T.W.WINDOW
W3	0.75 X 1.20	T.W.WINDOW
W4	0.60 X 1.20	T.W.WINDOW
V	0.60 X 0.90	T.W.WINDOW

Resi.Construction On C.t.s.No. 2706/1A/2+C.t.s.No.2706/1A/3 +2706/1A/4- City Jalgaon.Tal.& Dist.Jalgaon.



LOCATION Plan
N.T.S.



12.00 M. W I D E R O A D

SITE PLAN
1:200

Stamps of Approval of plan

APPROVED
For — Residential purpose as ammended & subject to the Conditions as mentioned in the accompanying Commencement Certif. No. 1458
Date 16/02/2022
Assistant Director of Town Planning
Municipal Corporation of the city of Jalgaon
THE JALGAON MUNICIPAL CORPORATION JALGAON
जळगांव शहर महानगरपालिका जळगाव

AREA STATEMENT		SQ.M.
	TOTAL PLOT AREA (Minimum area of a, b, c to be considered)	588.98
a)	as per ownership document(7/12,CTS extract)	588.98
b)	as per measurement sheet	588.98
c)	as per site	588.98
2.	Deductions for	-------
(a)	Proposed D.P./ R.P.Road widening Area/Service Road/Highway Widening	-------
(b)	Any D.P.Reservation area	-------
	(Total a+b)	-------
3.	Balance Area of Plot (1-2)	-------
4.	Amenity Space space (if applicable)	-------
(a)	Required	-------
		-------
c)	Balance Proposed	-------
5.	Net Plot Area = [3 - 4(c)]	588.98
6.	Recreational Open space(if applicable)	-------
(a)	Required	-------
(b)	Proposed	-------
7.	Internal Road area	-------
8.	Plotable area (if applicable)	-------
9.	Built up area with reference to Basic F.S.I.As per front road width (sr. no. 5 X basic FSI)	647.878
10	Addition of F.S.I.on payment of premium	221.694(37.64%)
(a)	Maximum permissible premium F.S.I.-based on road width / TOD Zone	-------
(b)	1.05 Proposed F.S.I.on payment of premium	
11	In-situ FSI / TDR loading	0.00
(a)	In-situ area against D.P./R.P.Road[2.0xSr.no.2(a)] if any	-------
(b)	In-situ area against Amenity space if handed [2.00 or 1.85 x Sr.no.4(b) and /or (c)]	
(c)	TDR area	288.20
(d)	Total In-situ FSI / TDR loading proposed [11(a)+(b)+(c)]	288.20(48.93%)
12	Additional FSI area under chapter 7	-------
13	Total entitlement of FSI in the proposal.	-------
	(a) [9 + 10(b) +11(d)] or 12 whichever is applicable.	
	(b) Ancillary Area FSI upto 60% or 80% with payment of charges.	107.14
	(c)Total entitlement (a+b)	1264.91
14	Maximum utilization limit of F.S.I.(building potential)Permissible as per Road width(as per Regulation no. 6.1 or 6.2 or 6.3 or 6.4 as applicable)x1.6 or 1.8	3.60
15	Total Built-up Area in proposal.(excluding area at Sr.No.17(b)	-------
(a)	Existing/Work in progress Built-up Area.	977.20
(b)	Proposed Built-up Area (as per 'P-ine')	287.71
(c)	Total (a+b)	1264.91
16	F.S.I. Consumed (15/5) (should not be more than serial no.14 above.)	2.147

17	Area for Inclusive Housing, if any	-------
a)	Required (20% of sr.no.9)	-------
b)	Proposed	-------

CERTIFICATE OF AREA

CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SERVEYED BY ME ON -- / / AND THE DIAMENSIONS OF SIDES etc. OF PLOT STATED ON PLAN ARE AS MEASURED ON SITE AND THE AREA SO WORKED OUT TALLIES WITH THE AREA STATED IN DOCUMENT OF OWNERSHIP / T.P SCHEME RECORD / LAND RECORD / 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 at the work site.

OWNER(S) NAME & SIGNATURE:

For Manas Developers, Jalgoan
Partner / Authorised Person

ARCHITECTS_SIGN:

NITIN A. PARGAONKAR
ARCHITECT
35,NANDANVAN COLONY NEAR GANGOPI APPT.JALGAON - 425001
CELL 9422279464- C.A.2001-27485

JOB NO.	DRAWING NO.	SCALE.	DRAWN BY.	CHECKED BY.	JOB NO.