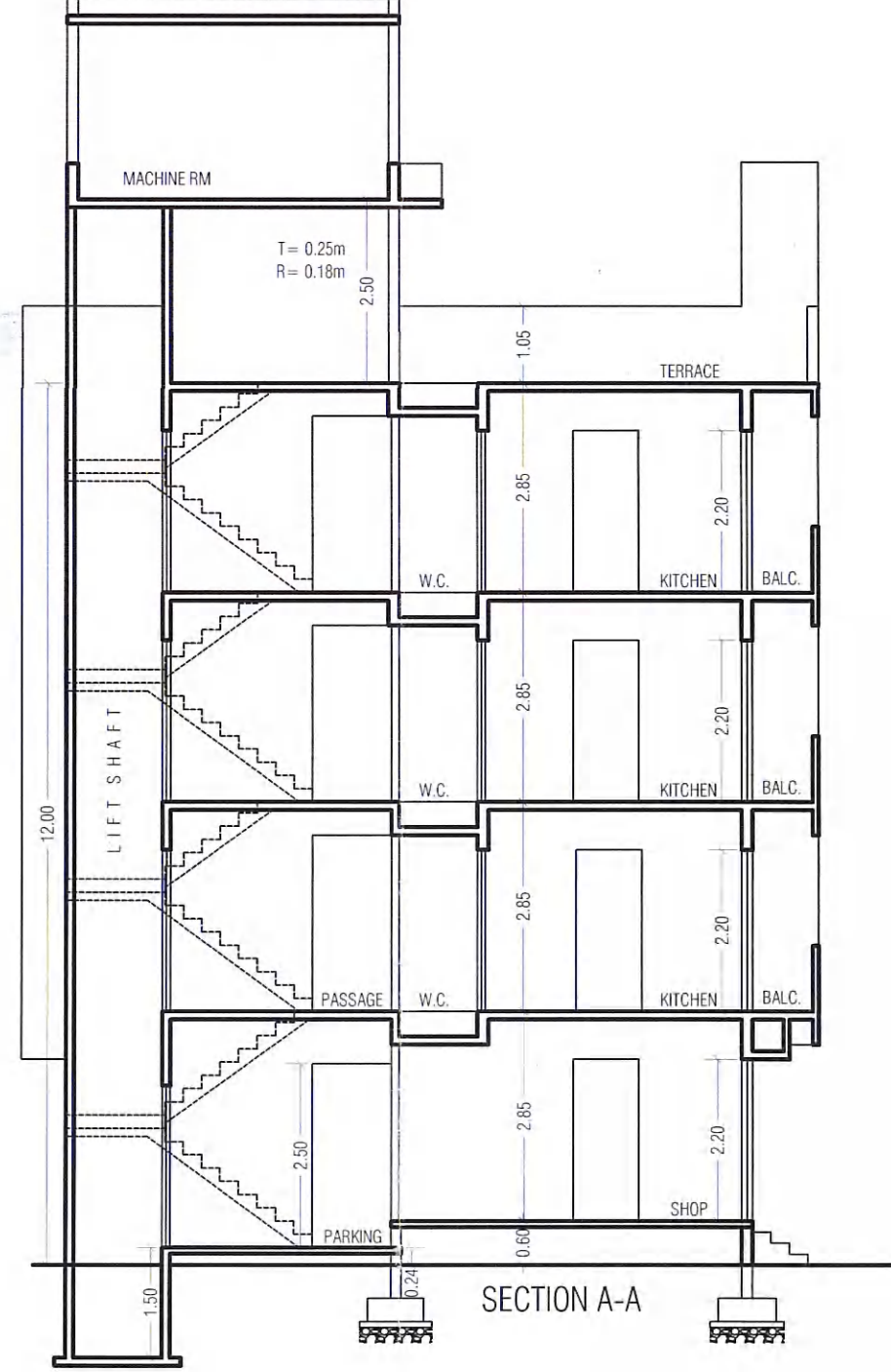




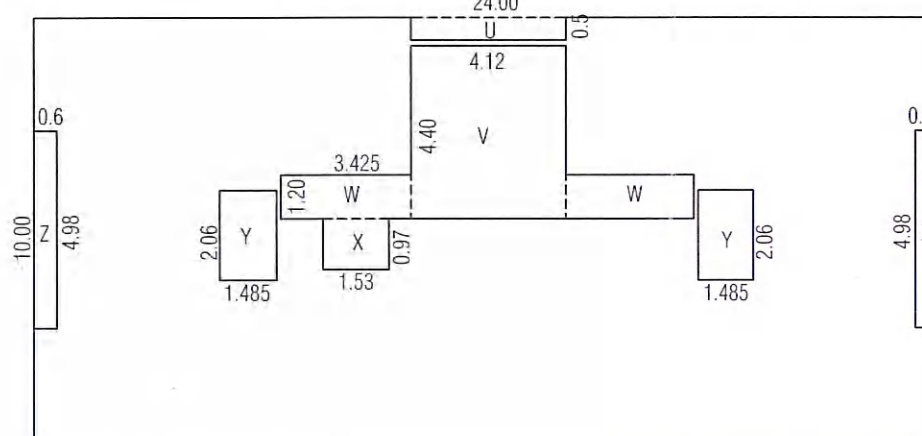
ELEVATION



SECTION A-A

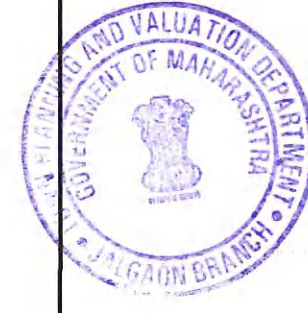
STAIRCASE
LIFT
STAIRCASE & LIFT AREA
A - 3.35X2.85 = 9.547
A - 1.61X1.42 = 2.286
STAIRCASE & LIFT AREA - 11.83

GROUND FL. B/UP AREA
A - 24.00X5.00 = 120.00
GROUND FL. B/UP AREA - 120.00

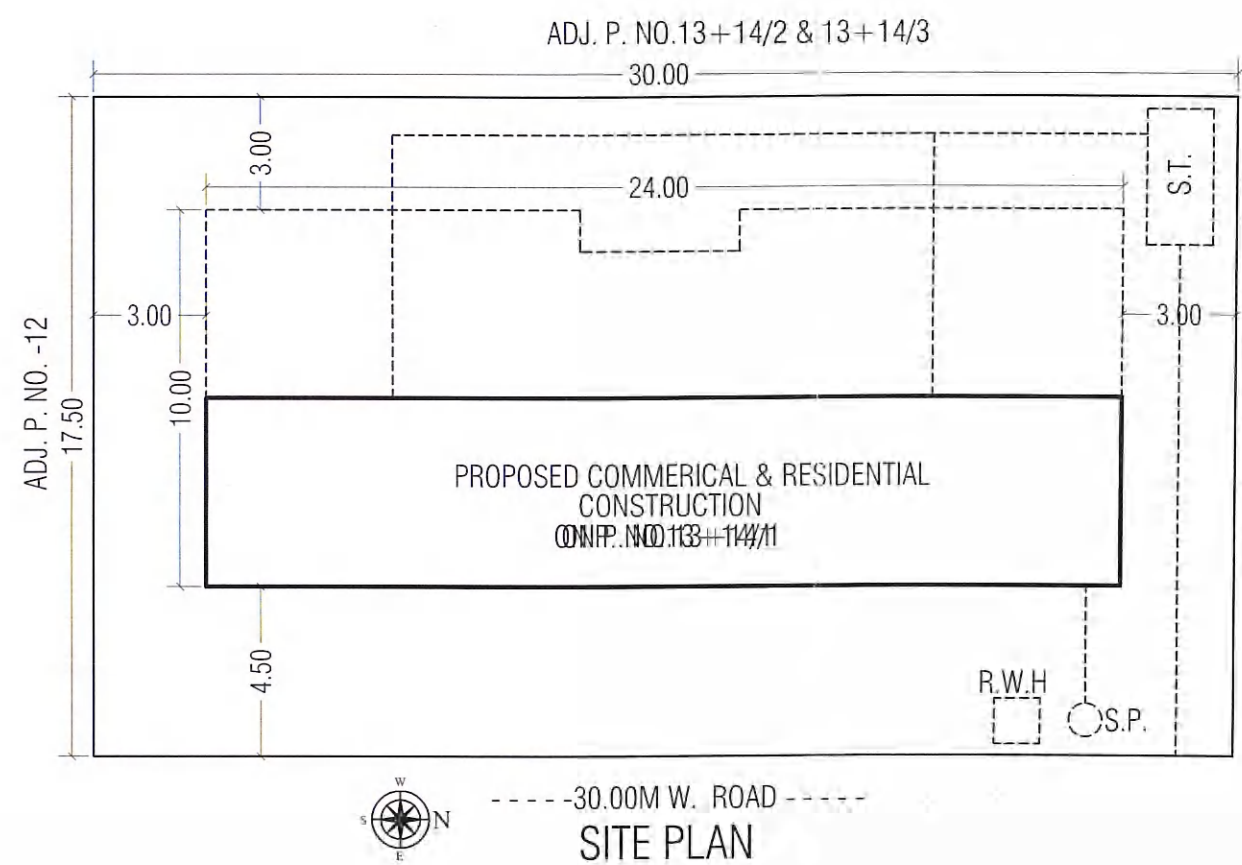


TYPICAL FL. B/UP AREA
A - 24.00X10.00 = 240.00
DEDUCTION
U - 4.12X0.50 = 2.06
V - 4.12X4.40 = 18.128
W - 3.425X1.20X2 = 8.22
X - 1.53X0.97 = 1.48
Y - 1.485X2.06X2 = 6.118
Z - 0.60X4.98X2 = 5.976
240.00 - 41.98 = 198.02
TYPICAL B/UP AREA - 198.02

APPROVING AUTHORITY



Recommended for Approval for Resi. + Comm.
Purpose only as amended in.....
Subject to conditions mentioned in
This office L. No. 23/18/2020
TOWN PLANNER
Office of the Assistant Director
of Town Planning, Jalgaon



SITE PLAN

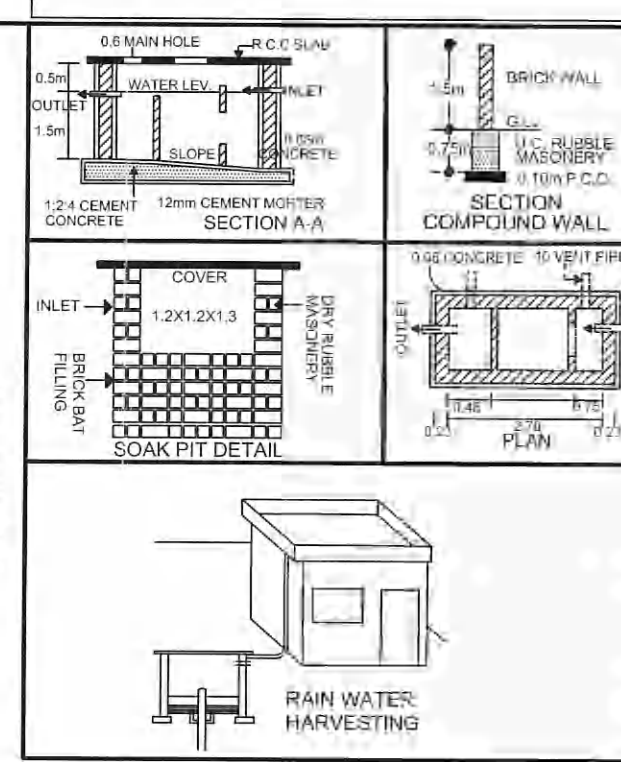
AREA PER FL.	COMMERCIAL	RESIDENTIAL
GR. B/UP AREA	120.00 SQM	11.83 SQM
FIRST FL. B/UP	198.02 SQM	198.02 SQM
SECOND FL. B/UP	198.02 SQM	198.02 SQM
THIRD FL. B/UP	198.02 SQM	198.02 SQM
TOTAL B/UP AREA	120.00 SQM	605.89 SQM
TOTAL B/UP AREA	725.89 SQM	

BALCONY AREA STATEMENT:

FLOOR	15% OF B/UP AREA	PERMISSIBLE BALCONY	PROPOSED BALCONY
STILT/GR. FL.	198.02 SQM	29.703 SQM	29.70 SQM
FIRST FL.	198.02 SQM	29.703 SQM	29.70 SQM
SECOND FL.	198.02 SQM	29.703 SQM	29.70 SQM

DOUBLE HEIGHT TERRACE AREA STATEMENT:

FLOOR	20% OF B/UP AREA	PERMISSIBLE BALCONY	PROPOSED BALCONY
STILT/GR. FL.	198.02 SQM	39.60 SQM	4.905 SQM
FIRST FL.	198.02 SQM	39.60 SQM	4.440 SQM
SECOND FL.	198.02 SQM	39.60 SQM	4.305 SQM



PROFORMA	
1 AREA OF PLOT	525.00 SQM
2 DEDUCTION FOR	
a) Road acquisition area	
b) Proposed road	
c) Any reservation Total (a+b+c)	
3 NET GROSS AREA OF THE PLOT	525.00 SQM
4 DEDUCTION FOR	
a) Recreation ground as per rule no. 14.3.1	
b) Internal roads	
c) Total (a+b)	
5 NET AREA OF PLOT	525.00 SQM
6 ADDITIONS FOR F.S.I. (TOTAL B/UP AREA) Purpose(a)/100% set back area	
7 TOTAL AREA	525.00 SQM
8 TOTAL F.S.I. PERMISSIBLE(525X1.20 BASIC)	630.00 SQM
9 ADDITIONAL PREMIUM AREA (0.20 %)	735.00 SQM
10 F.S.I. CREDIT AVAILABLE	
11 PERMISSIBLE TOTAL BUILTUP AREA	735.00 SQM
12 EXISTING BUILTUP AREA	NIL
13 PROPOSED B/UP AREA (COMMERCIAL)	120.00 SQM
14 PROPOSED B/UP AREA (RESIDENTIAL)	605.89 SQM
15 ADDITIONAL PREMIUM AREA TAKEN	95.89 SQM
16 EXCESS BALCONY AREA TAKEN IN FLOOR SPACE INDEX	
17 TOTAL B/UP AREA	725.89 SQM
18 F.S.I. CONSUMED	1.38

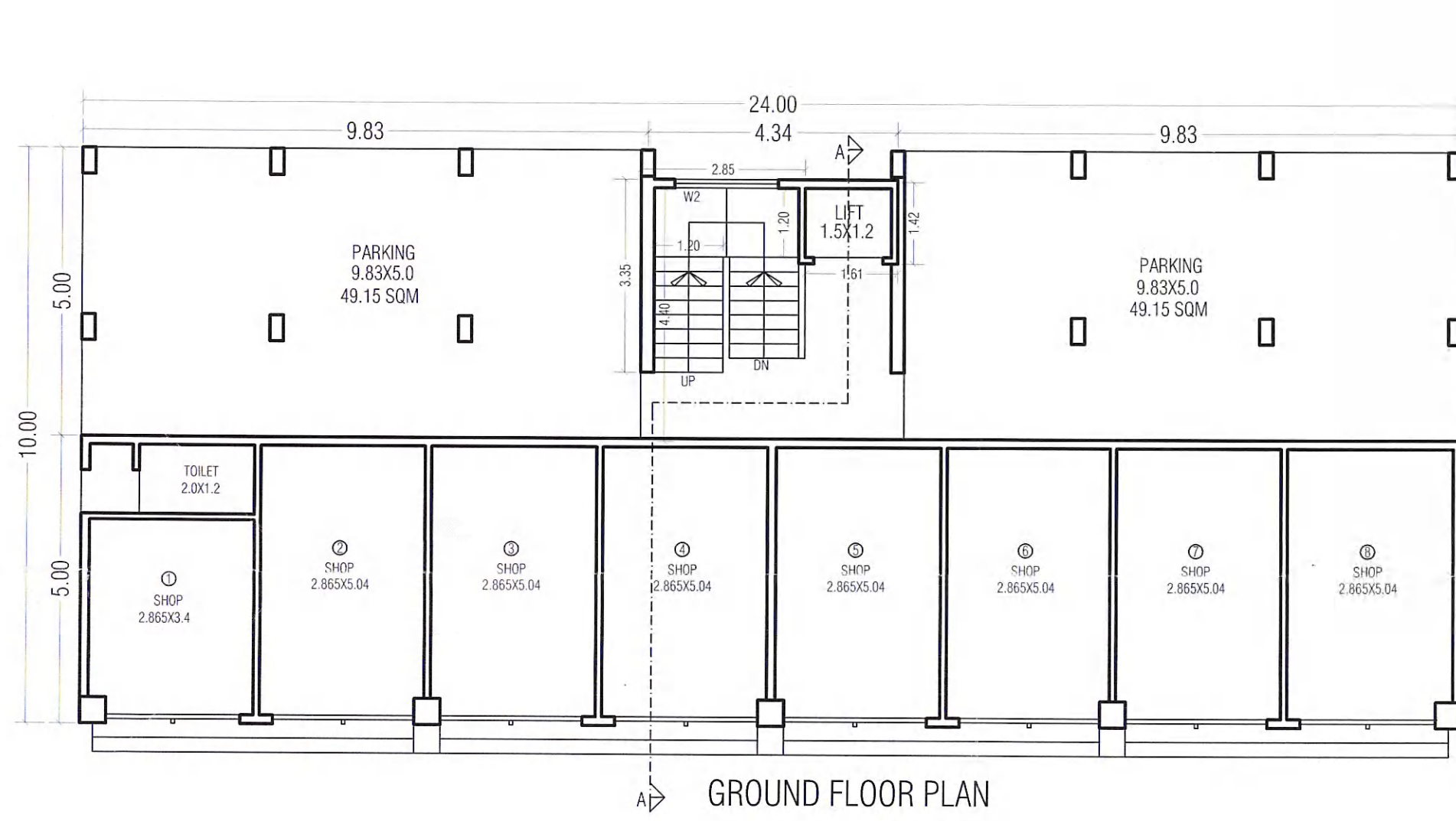
BALCONY AREA STATEMENT	
1 PERMISSIBLE BALCONY AREA PER FLOOR	29.70
2 PROPOSED BALCONY AREA PER FLOOR	29.10
3 EXCESS BALCONY AREA	0.00

TENEMENT STATEMENT	
1 PROPOSED AREA (ITEM A 12 ABOVE)	
2 LESS DEDUCTION OF NON RESI. AREA	
3 LESS DEDUCTION REHOUSING OF EXIST. TENANT	
4 TENEMENTS PERMISSIBLE(500/HECTARE)	
5 AREA AVAILABLE FOR TENEMENT(H-II&III)	
6 TENEMENTS PROPOSED	

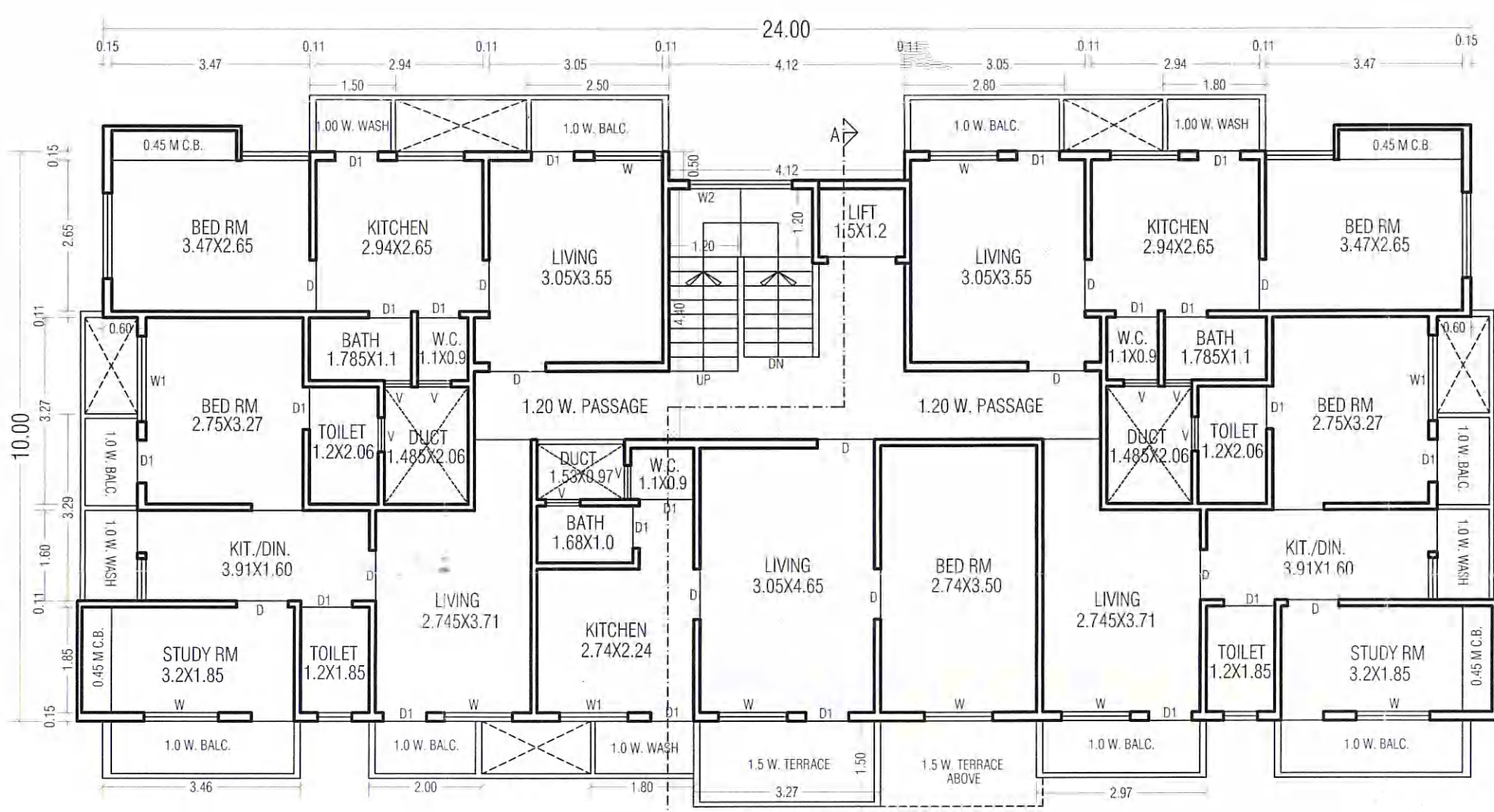
PARKING AREA STATEMENT	
a) PARKING REQUIRED BY REGULATION	62.00 SQM
b) PARKING PROVIDED	115.18 SQM

LOADING UNLOADING STATEMENT	
a) LOADING UNLOADING REQUIRED	
b) LOADING UNLOADING PROVIDED	

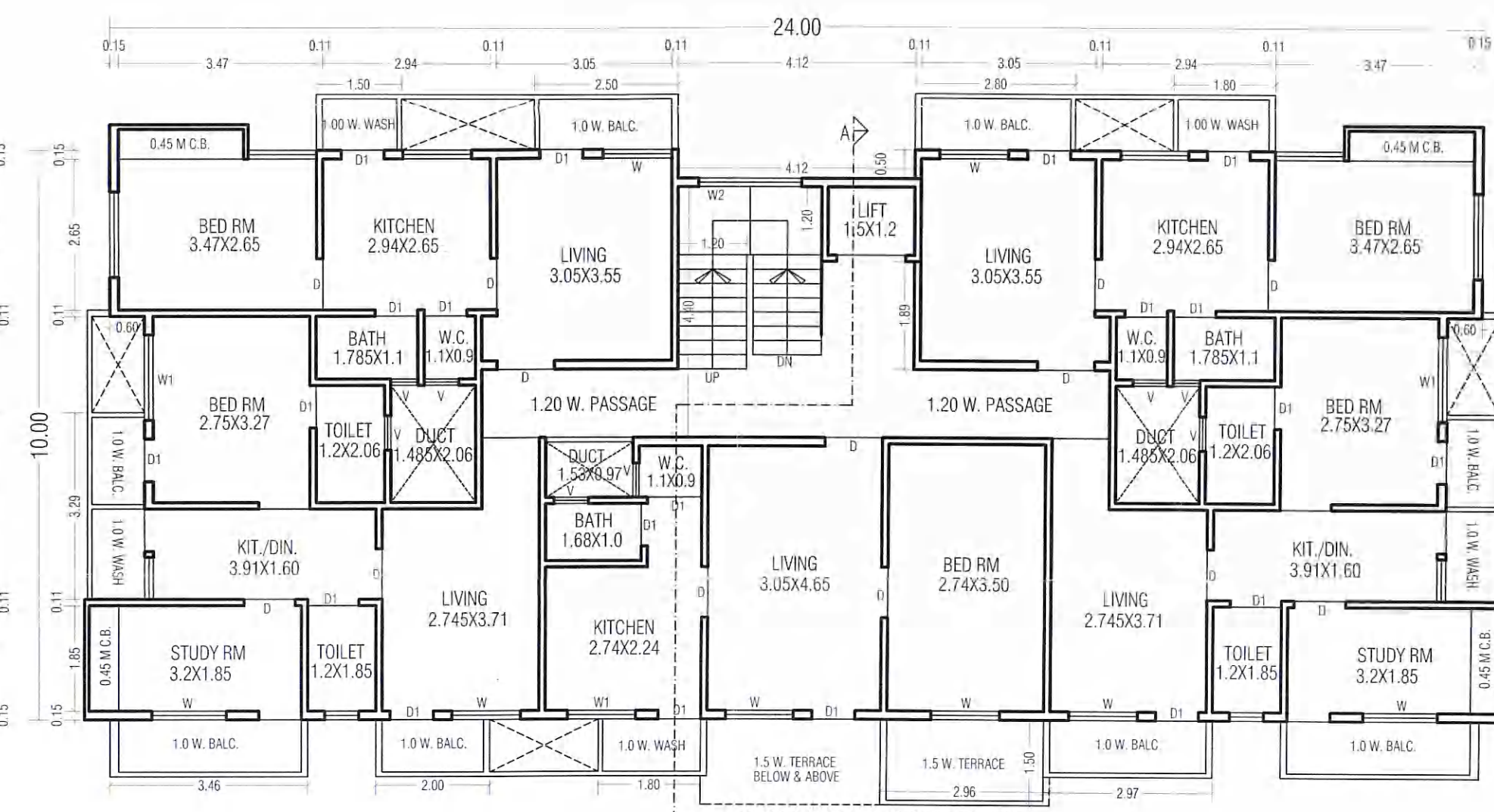
SCHEDULE OF OPENING			
DOOR	SIZE	WINDOW	SIZE
D	1.00X2.20	W	1.80X1.20
D1	0.75X2.20	W1	1.80X0.90
MD	1.00X2.20	W2	1.20X1.20
V	0.60X0.90	W3	0.90X1.20
		W4	1.50X1.20



GROUND FLOOR PLAN



TYPICAL FLOOR PLAN
FIRST FLOOR & THIRD FLOOR PLAN



SECOND FLOOR PLAN

PARKING REQUIRED			
	REQUIRED	PROPOSED	PROPOSED
MOTOR CYCLE	12	12	12
CAR	2	2	2
BICYCLE	16	16	16

DISC. OF PROPOSAL & PROPERTY	
PROPOSED COMMERCIAL & RESIDENTIAL CONST. ON G. No. 182/1, P. NO. 13+14/1, SAVKHEDA SHIWAR, TAL. & DIST. JALGAON	
NAME OF OWNER	
CERTIFICATE	
ROAD WIDTH CONFORMATION	
CERTIFIED THAT THE PLOT NO. 13 & 14, G. NO. 182/1, SAVKHEDA TAL. & DIST. JALGAON, ROAD FRONTING PROPOSED SITE EAST SIDE IS 30.00 M. WIDE ROAD WHEN MEASURED ON SITE FOUND CORRECT.	
SIGN. OF ENGINEER	
ARCHITECT/ENGINEER	
CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME & THE DIMENSION OF SITES ETC. OF PLOT STATED ON PLAN AREA AS MEASURED ON SITE & THE AREA SO WORKED OUT TALLIES WITH THE STATED IN DOCUMENT OF OWNERSHIP. T.P. SCHEME RECORDS	
CHANDRAKANT C. VISPUTE Consulting Engineer & Planner B-18, Stadium Complex, Jalgaon. Mob. No. 9372276915 L. No.	