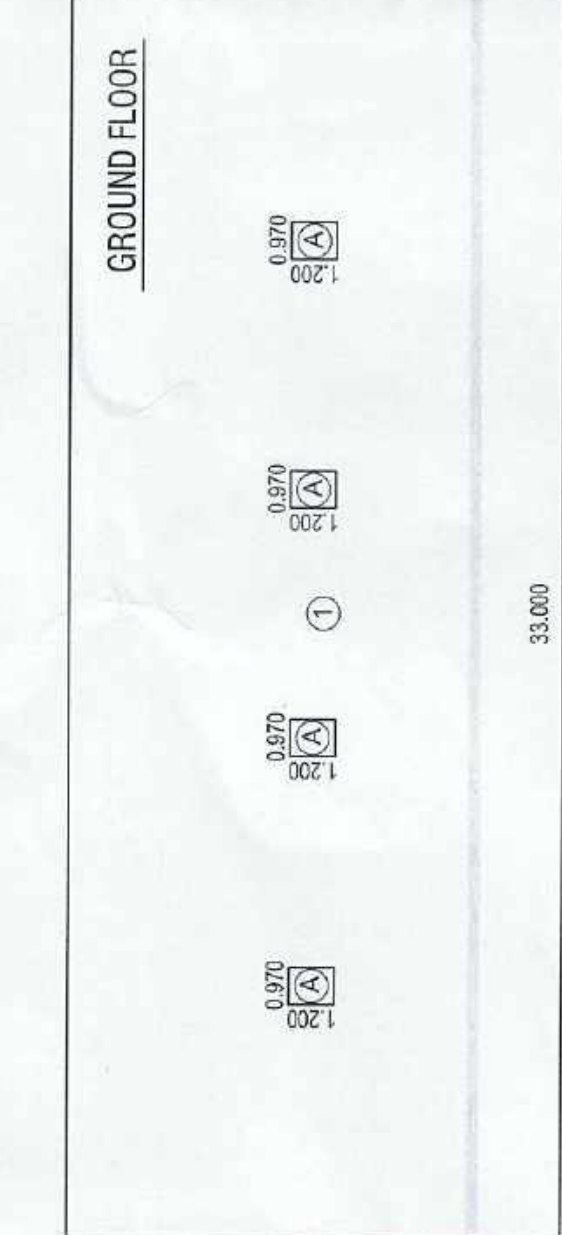
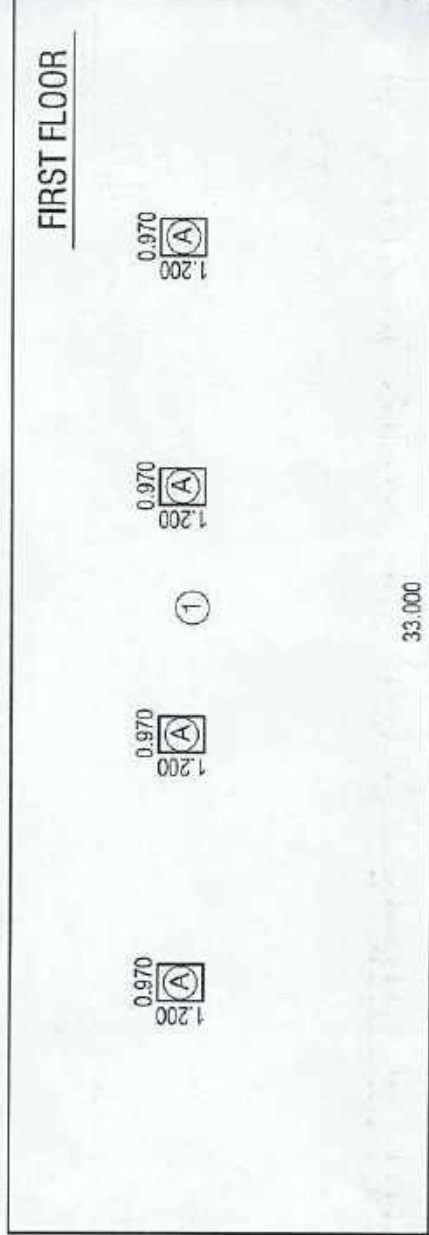
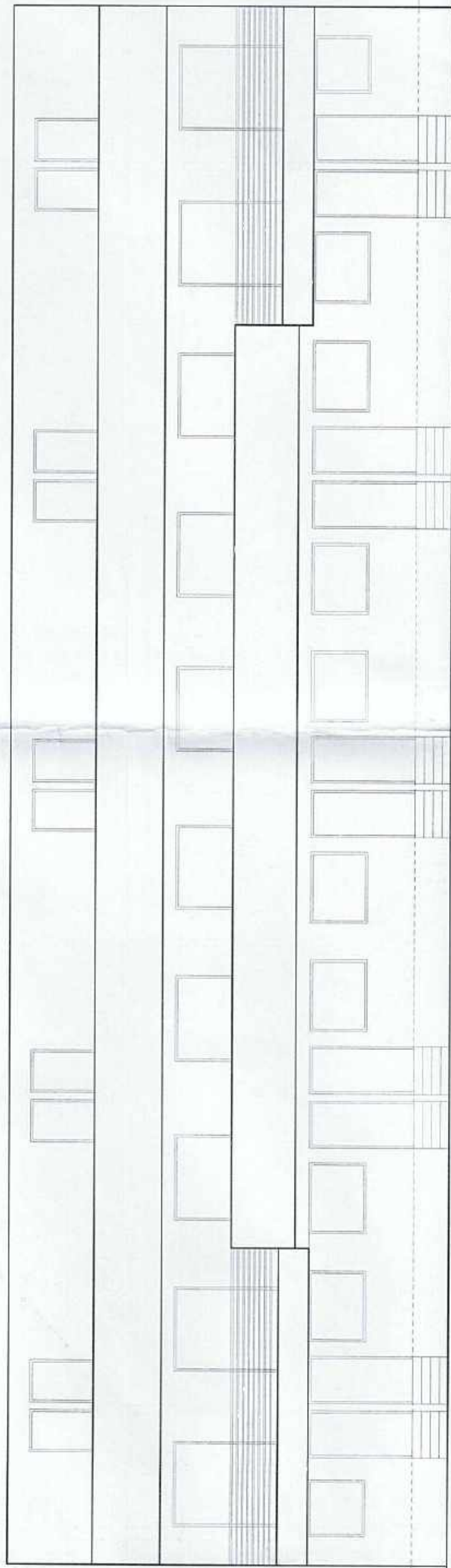




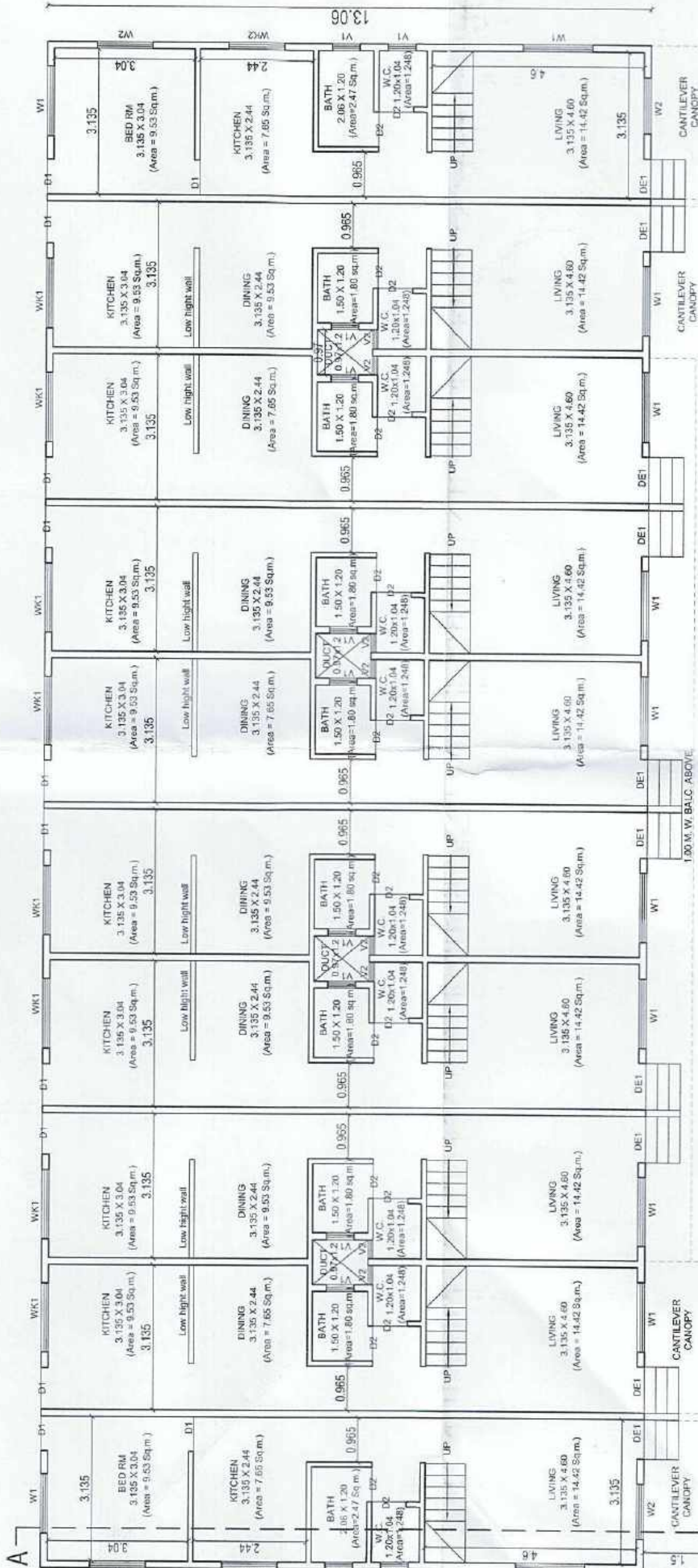
AREA DIAGRAM & CALCULATIONS
ON GROUND FLOOR LVL
SCALE :- 1 = 200
AREA OF BLOCK
1. 33.00 X 3.36 = 109.98
A) 0.37 X 1.20 X 4 = 0.64
TOTAL BUIP AREA ON F. = 109.98 + 0.64 = 110.62
NET BUIP AREA = 109.98 SQ. M.



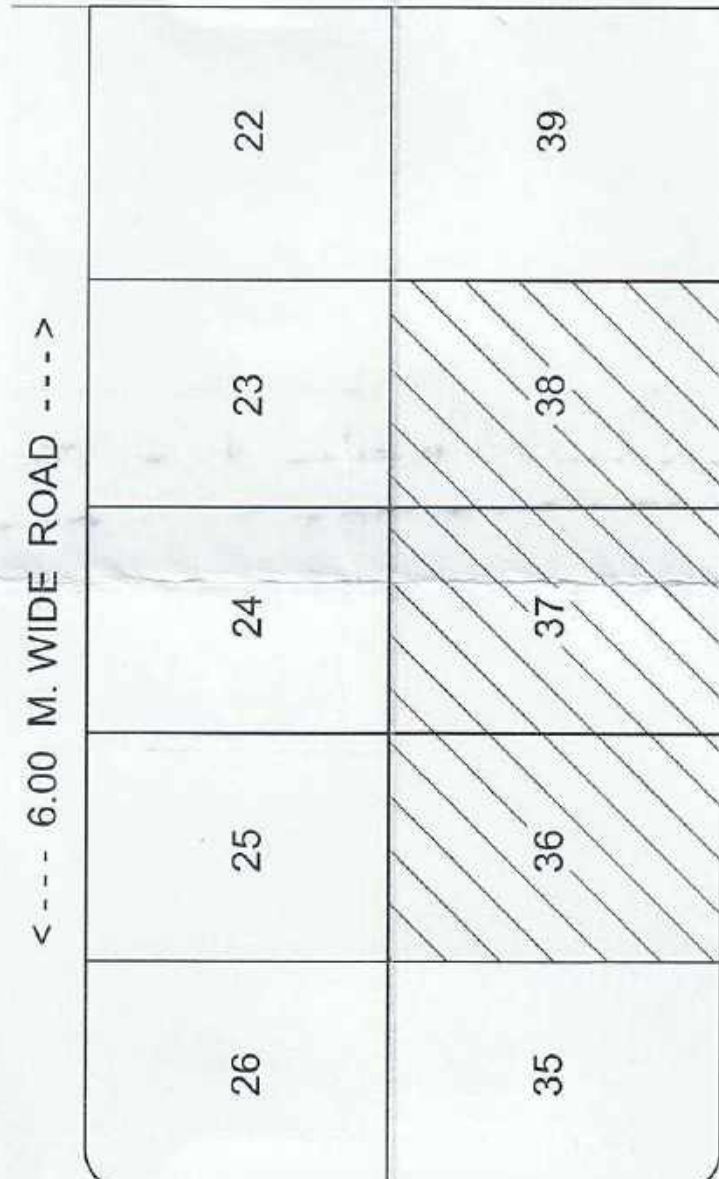
AREA DIAGRAM & CALCULATIONS
ON FIRST FLOOR LVL
SCALE :- 1 = 200
AREA OF BLOCK
1. 33.00 X 11.12 = 366.96
A) 0.37 X 1.20 X 4 = 0.64
TOTAL BUIP AREA ON F. = 366.96 + 0.64 = 367.60
NET BUIP AREA = 366.96 SQ. M.



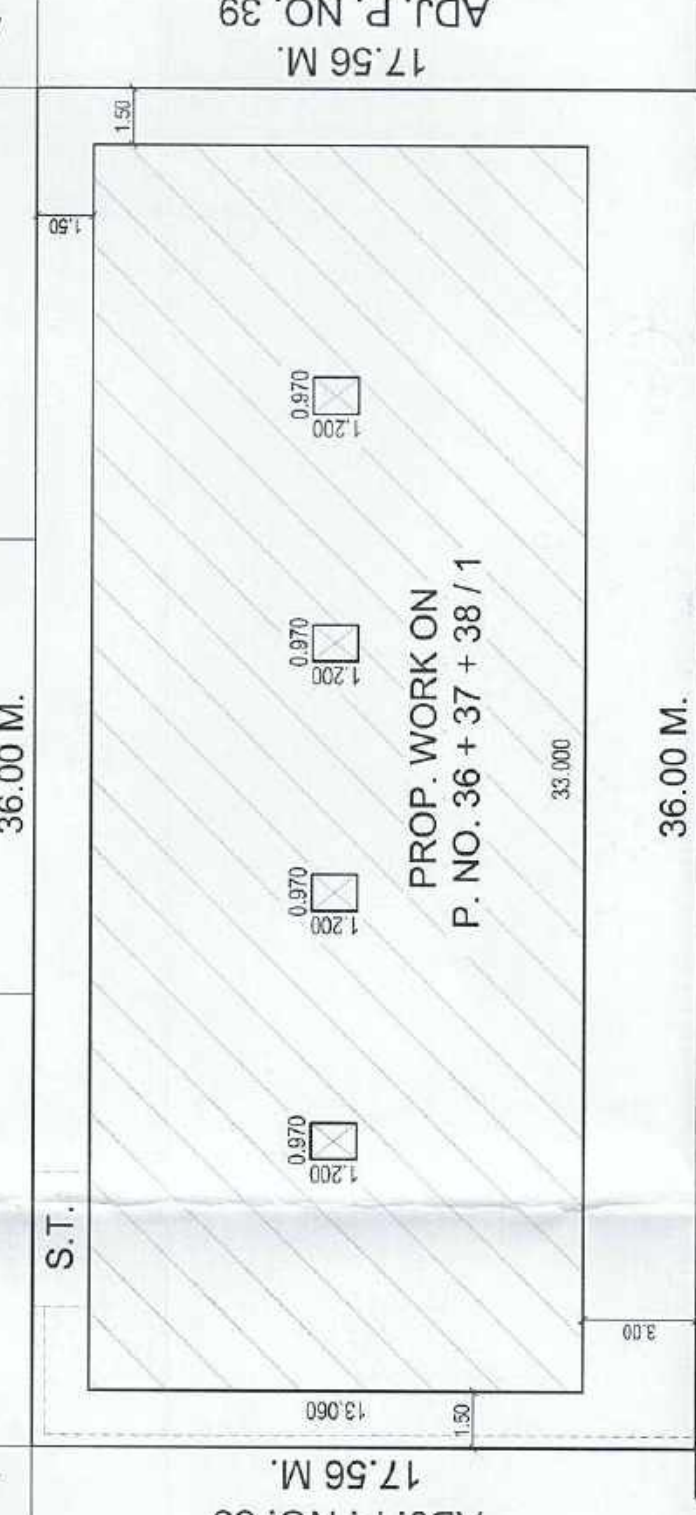
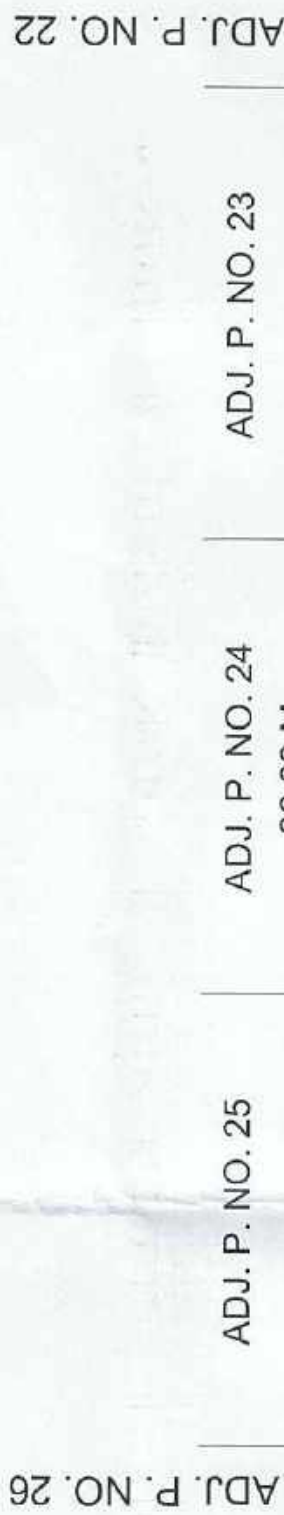
FRONT ELEVATION



GROUND FLOOR PLAN
SCALE :- 1 : 100

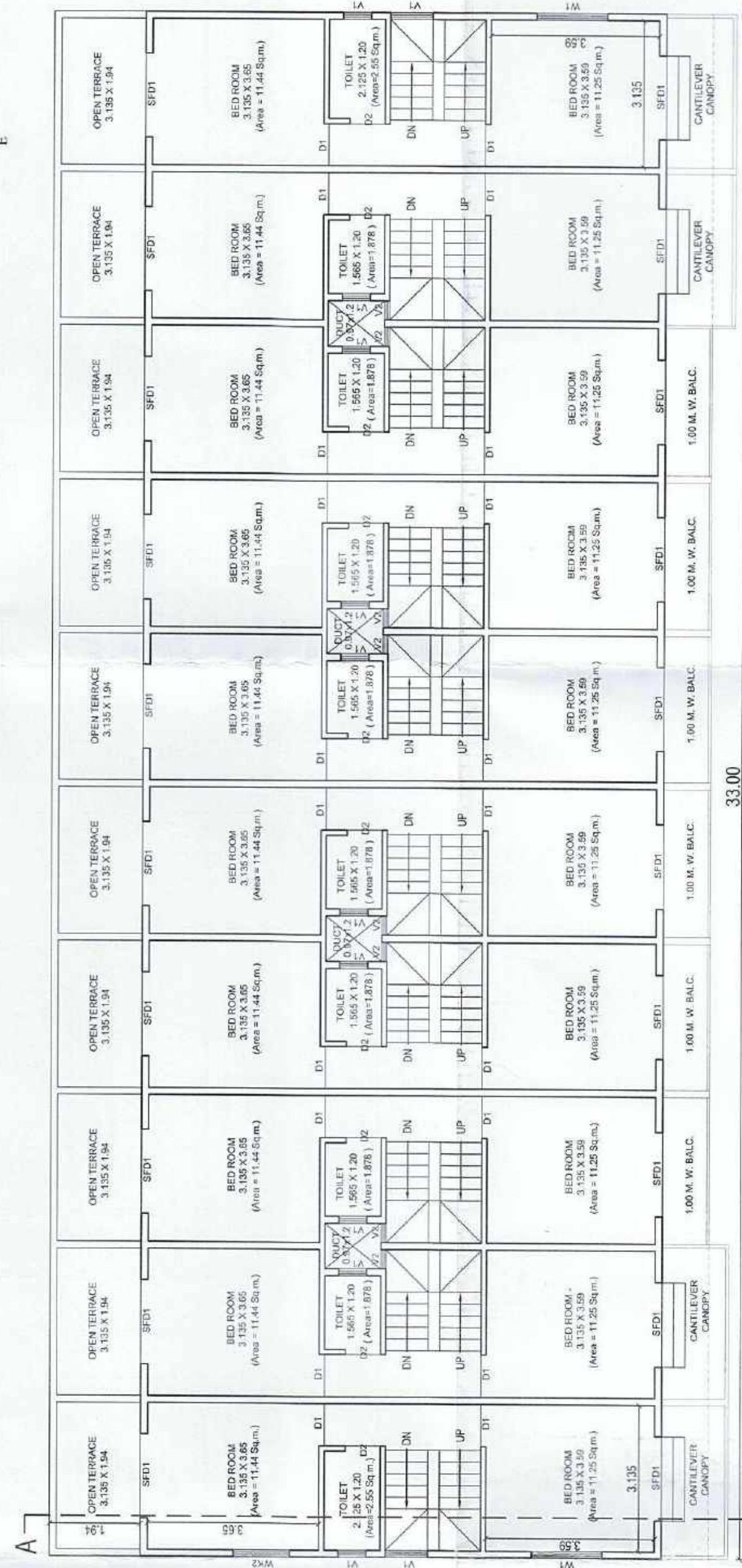


SITE PLAN SCALE :- NTS



SECTION A-A

SITE PLAN SCALE :- 1:200



FIRST FLOOR PLAN
SCALE :- 1 : 100

PROPOSED RESIDENTIAL CONSTRUCTION ON
PLOT NO. 36 + 37 + 38 / 1 IN G. NO. 48 / 6
AT SAKHEDA BK. TAL. & DIST. JALGAON.

1. Area of plot (minimum area of a, b, c, to be considered)	632.16 SQ.M.
(a) As per ownership document (7/12, CTS extract)	632.16 SQ.M.
(b) In-situ area	632.16 SQ.M.
(c) In-situ area	632.16 SQ.M.
2. Deductions for	
(a) Proposed D.P. / D.P. Road widening Area Service road / Highway widening	
(b) Any D.P. Reservation area	
(c) Total (a+b)	
3. Balance area of plot (1-2)	632.16 SQ.M.
4. Annuity Square (if applicable)	
(a) Required -	
(b) Adjustment of 2(b), if any -	
(c) Balance Proposed -	
5. Net Plot Area (3-4 (c))	632.16 SQ.M.
6. Recreational Open space (if applicable)	
(a) Required -	
(b) Proposed -	
7. Internal Road Area	
8. Placable area (if applicable)	
9. Built up area with reference to basic F.S.I. as per front road width	1.10
(As per 55sqm / 100)	
10. Addition of FSI on payment of premium	0.18
(a) Maximum permissible premium FSI - based on road width / TOD Zone	
(b) Proposed FSI on payment of premium	
11. In-situ FSI / TDR loading	
(a) In-situ area against D.P. road / 2.0 x Sr. no. 2 (a) / if any	
(b) In-situ area against Amenity space if handed over	
(2.00 or 1.85 x Sr. No. 4 (banded/c))	
(c) TDR area	
(d) Total in-situ / TDR loading proposed (11a)+(b)+(c)	
12. Additional FSI area under Chapter no. 7	
13. Total entitlement of FSI in the proposal	
(a) 19 + 100 + 110 or 12 whichever is applicable	
(b) Ancillary Area (a) up to 60% or 80% with payment of charges	
(c) Total entitlement (a+b)	
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 6.4 as applicable (x 1.6 or 1.8)	
15. Total Built-up Area in proposal (excluding area of Sr.No.17 b)	786.66 SQ. M.
(a) Existing Built-up Area	786.66 SQ. M.
(b) proposed built-up area (as per F-line)	786.66 SQ. M.
16. F.S.I. Consumed (15/13) (should not be more than serial no. 14 above)	1.500
17. Area for Inclusive Housing if any	
(a) Required (20% of Sr.No.3)	
(b) Proposed	

Certificate of Area Certified that the plot under reference was surveyed by me on _____ and the dimensions of _____ and the _____ the area stated in document of Ownership T.T. Scheme Records and Records Department City survey records.	
Area Statement TOTAL AREA OF PLOT NO. 36 + 37 + 38 / 1 AS PER 7/12 = 632.16 SQ.M. TOTAL AREA OF PLOT NO. 36 + 37 + 38 / 1 AS PER LAYOUT = 632.16 SQ.M. BASIC F.S.I. (1.10) = 695.37 SQ. M. ALLOWED PREMIUM (30%) = 189.84 SQ. M. TOTAL PERMISSIBLE AREA = 1.10 + 0.30 + 0.30 = 1074.65 SQ. M. Area Statement TOTAL AREA OF PLOT NO. 36 + 37 + 38 / 1 AS PER 7/12 = 632.16 SQ.M. TOTAL AREA OF PLOT NO. 36 + 37 + 38 / 1 AS PER LAYOUT = 632.16 SQ.M. BASIC F.S.I. (1.10) = 695.37 SQ. M. PURCHASE PREMIUM (18%) = 113.78 SQ. M. TOTAL AREA = 1.10 + 0.18 = 809.15 SQ. M. GROUND FLOOR BUIP AREA = 426.34 SQ. M. FIRST FLOOR BUIP AREA = 362.32 SQ. M. TOTAL NET BUIP AREA G.F. + F.F. = 788.66 SQ. M. F.S.I. CONSUMED = 1.247 SQ. M.	
SCHEDULE OF OPENING SF01 1.00 X 2.20 1 W PANELLED DOOR W2 1.20 X 1.20 1 MS GLAZED WINDOW DE1 1.00 X 2.20 1 W PANELLED DOOR W1 1.80 X 0.90 1 MS GLAZED WINDOW D1 0.80 X 2.20 1 W PANELLED DOOR W2 0.80 X 0.80 1 MS GLAZED WINDOW D2 0.80 X 2.20 1 W PANELLED DOOR V1 0.80 X 0.80 1 MS GLAZED WINDOW W1 1.50 X 1.20 1 MS GLAZED WINDOW V2 0.41 X 0.80 1 MS GLAZED WINDOW	
Signature (Name of Architect / Licensed Engineer / Supervisor)	

APPROVING AUTHORITY

Recommended for Approval for.....
Purpose only as amended in.....
Subject to conditions mentioned in.....
This office L. No. 900 Dt. 9/11/2023



Urban Planner
City & Life Assistant Director
Urban Planning, Jalgaon

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 (b) name and signature
@ Sachin K

Architect Signature
@ Sachin K
ALOK A. JAKHOTIYA
(B.A.R.C.H)
Reg. No. CA/2017/82036