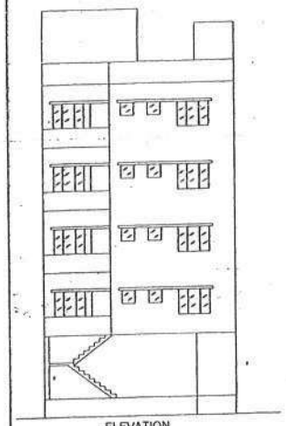
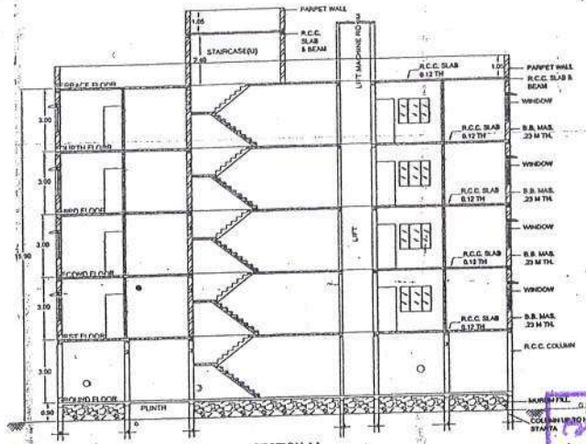
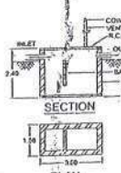


ELEVATION



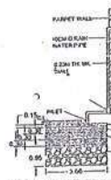
SECTION AA



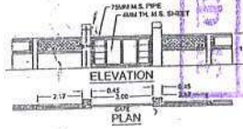
SECTION

PLAN

DETAILS OF S. TANK

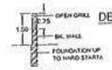


SECTION OF RAINWATER HARVESTING SOAK PIT



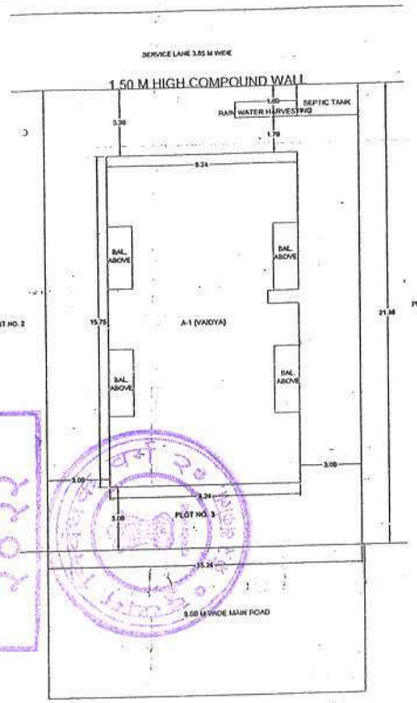
ELEVATION

PLAN

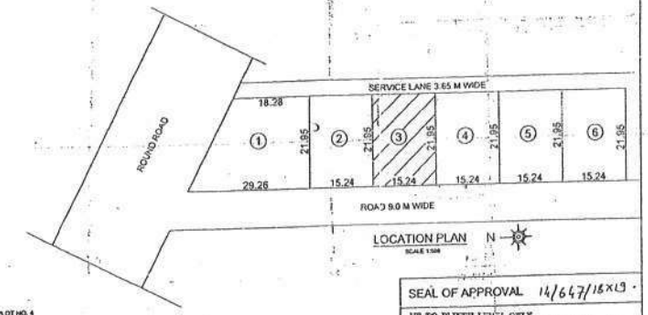


SECTION

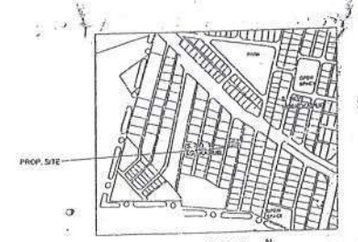
DETAILS OF C. WALL



LAYOUT PLAN
SCALE 1:100

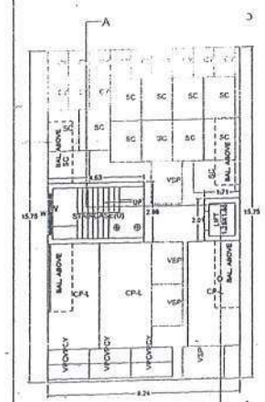


LOCATION PLAN
SCALE 1:500

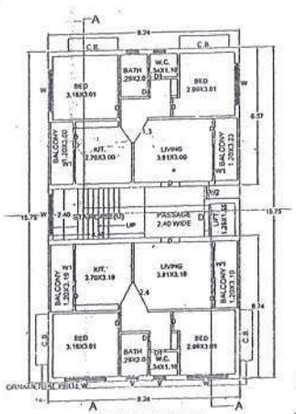


KEY PLAN
SCALE 1:1000

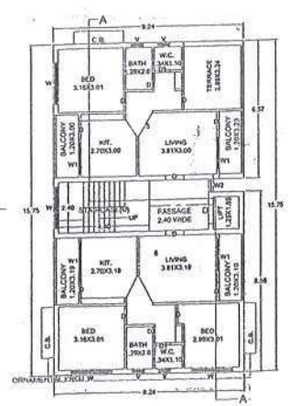
D.P. PLAN



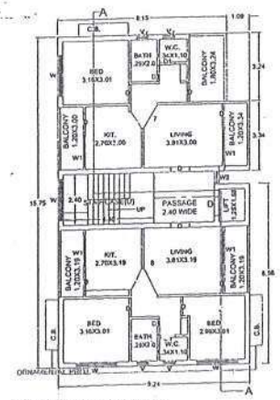
GROUND FLOOR PLAN



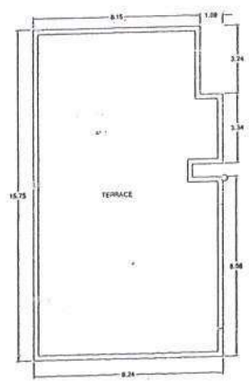
TYPICAL - 1& 2 FLOOR PLAN



THIRD FLOOR PLAN



FOURTH FLOOR PLAN



TERRACE FLOOR PLAN

SEAL OF APPROVAL 14/647/18 XLS

UP TO PLINTH LEVEL ONLY

दिनांक 21/8/18 पर्यंत प्लीथ्स्तर बांधकाम मंजूर

उप आयुक्त (नगर रचना) महानगरपालिका, अकोला.

AREA STATEMENT

1) AREA OF PLOT	334.00 SQ.MT. (AS PER 7/12)
2) BALANCE PLOT AREA	334.00 SQ.MT.
3) PERMISSIBLE FSI FACTOR	1.40
4) PERMISSIBLE FSI FACTOR	1.40
5) PERMISSIBLE BUILT UP AREA	467.60 SQM
6) PROPOSED AREA	
a) PROPOSED RESIDENTIAL AREA	453.14
b) PROPOSED COMMERCIAL AREA	0.00
c) PROPOSED INDUSTRIAL AREA	0.00
d) PROPOSED SPECIAL USE AREA	0.00
TOTAL PROPOSED AREA a+b+c+d	453.14
7) BALCONY AREA TAKEN IN FSI	4.56
8) TOTAL BUILT UP AREA 6+7	458.10

9) PARKING STATEMENT	CAR	SCOOTER	CYCLE
a) parking required nos.	3	11	11
b) parking required area	37.50	33.00	15.40
c) parking proposed nos	3	13	13
d) parking proposed area	37.50	39.00	18.20

CERTIFICATE OF AREA

Certified that i have surveyed the plot under reference on— and that the dimentions of the sites ,etc, of the plot state on the plan are as measured on the site and the area so worked out it 334.00 sq.m. and tells with area stated in the document of ownership / town planning / revenue record.

sign of Architect / Engineer / Surveyor

ARCHITECT Rajesh Dhanokar CA 06/20292 RANPISE NAGAR, AKOLA

LEGEND

- PLOT BOUNDARY SHOWN IN THICK BLACK
- PROPOSED WORK SHOWN RED FILLED IN
- DRAINAGE LINE SHOWN RED DOTTED
- WATER LINE SHOWN BLUE DOTTED
- EXISTING TO BE RETAINED HATCHED
- DIMENTION SHOWN HATCHED YELLOW

OWNER'S NAME NO.

SHRI SHRIKANT MORESHWAR VAIDYA

PROJECT INFORMATION

PLOT NO : 3
VILLAGE : MALKAPUR
SITE ADD. :
SURVEY NO. : 192
LOCATION :NON CONGESTED

PROJECT TYPE : Proposed Development (Residential)

CONSULTANT NAME NO.:

RAGINI SATISH DHANOKAR (ARCHITECT)
REGD NO. : CA /06/20292
RANPISE NAGAR , NEAR GANPATI MANDIR,
AKOLA.

Akola Municipal Corporation
APPENDIX D-1
SANCTION OF BUILDING PERMISSION
AND COMMENCEMENT CERTIFICATE

लोकसेवा हक्क कायदा
Right to Public Service Act
आपली सेवा आमचे कर्तव्य

Revised Building Permit No - 89974
Proposal Code : DDMCO-21-ENTRY-05827

Permit No. : DDMCO/RB/2021/APL/00026
Date : 06/12/2021

Reference:- Building Permission No. : 14/647/18-19
Approval date : 31/08/2019

Building Name :	vaidya apartment(Residential)	Floors :	EXT. GF,EXT.FF,EXT.SF,EXT.TF,EXT.FORTH,PROP.FIFTH

अ क ग-२
2040 30/3E
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To,
SHRIKANT MORESHWAR VAIDYA,
MALKAPUR AKOLA

Sir/Madam,

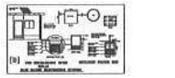
With reference to your application No **RDDMCO202100535**, dated **20-10-2021** for the grant of Revised Building Permission & Commencement Certificate under Section 18/44 of The Maharashtra Regional and Town Planning Act, 1966 read with **-** , to carry out development work / Building on Plot No **3**, Revenue S.No. / Khasra no. / Gut no **19/2**, City Survey No **3**, Mouje **MALKAPUR AKOLA** situated at Road / Street **09**, Society **vaidya apartment malkapur akola** . The Commencement Certificate / Building Permit is granted under Section 18/45 of the said Act, subject to the following conditions :

1. The land vacated in consequence of the enforcement of the set back line shall form part of the public street.
2. No new building or part thereof shall be occupied or allowed to be occupied or permitted to be used by any person until Occupancy permission has been granted.
3. The Development permission/Commencement Certificate shall remain valid for a period of one year commencing from the date of its issue.
4. This permission does not entitle you to develop the land which does not vest in you.
5. This permission is being issued as per the provisions of sanctioned Development Plan and Development Control Regulations. Any other statutory permission, as required from State and Central Govt. Departments/ undertakings shall be taken by the applicant. If any irregularity is found at later date, the permission shall stand cancelled.
6. Information Board to be displayed at site till Occupation Certificate.
7. If in the development permission reserved land/amenity space/road winding land is to be handed over to the authority in the lieu of incentive FSI, if any, then necessary registered transfer deed shall be executed in the name of authority with in 6 month from the commencement certificate.
8. All the provision mentioned in UDCPR,as may be applicable, shall be binding on the owner/developer.
9. Provision for recycling of Gray water , where ever applicable shall be completed of the project before completion of the building and documents to that if at shall be submitted along with the application form of occupancy.
10. Lift Certificate from PWD should be submitted before Occupation Certificate, if applicable.
11. Permission for cutting of tree, if necessary, shall be obtained from the tree authority. Also the certificate/letter for plantation of trees on the land, if required under the provision of tree act, shall be submitted before occupation certificate.
12. Authority will not supply water for construction.
13. Areas/cities where storm water drainage system exists or designed, design and drawings from Service consultant for storm water drainage should be submitted to the concerned department of the authority before Commencement of the work and completion certificate of the consultant in this regard shall be submitted along with the application for occupancy certificate.
14. The owner/developer shall submit the completion certificate from the service consultant for completion of the septic tank or proper connection to the sewerage system of the authority or sewage treatment plant (where ever necessary)

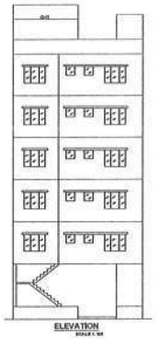
Signature valid
Digitally signed by GHANSHYAM WASUDEORAO WAGHADE
Date: 2021.12.08 17:36 IST
Reason: Approving Certificate
Location: Akola Municipal Corporation

Assistant Director Town Planning,
Akola Municipal Corporation.

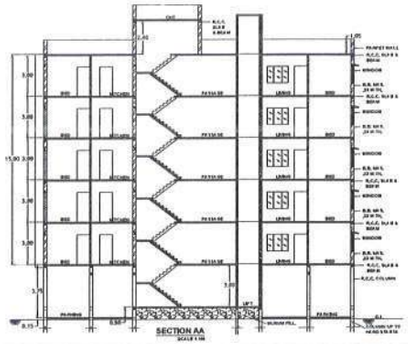
Scan QR code for verification of authenticity.



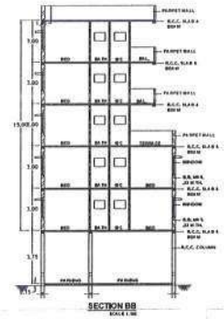
KEY PLAN



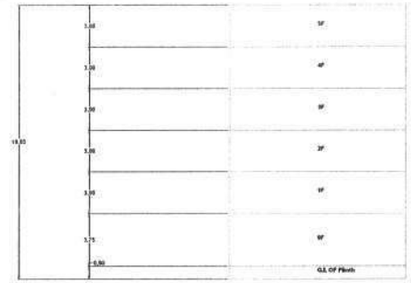
ELEVATION



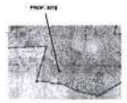
SECTION AA



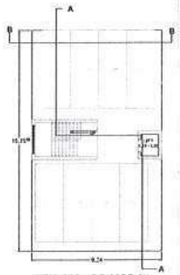
SECTION BB



SECTION VIEW - vaidya apartment



LP PLAN



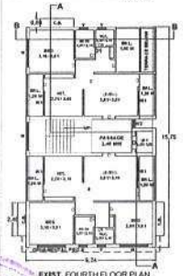
EXIST. GROUND FLOOR PLAN
(PARKING FLOOR)

EXIST. FIRST FLOOR PLAN

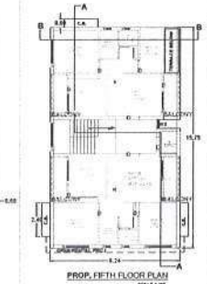
SANCTION ORDER NO. 14/647/18X19
ORDER DATE - 31/08/2019

EXIST. SECOND FLOOR PLAN

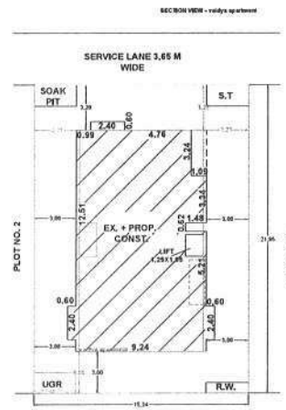
EXIST. THIRD FLOOR PLAN



EXIST. FOURTH FLOOR PLAN

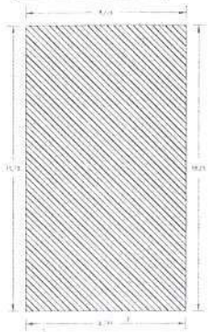


PROP. FIFTH FLOOR PLAN

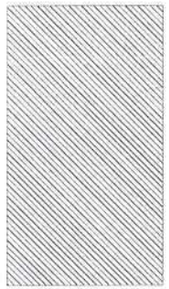


SITE PLAN
SCALE 1:200 N

AREA NAME	LENGTH	WIDTH	Area(Sq.M)
BLOCK	15.75	8.78	138.36
BLOCK AREA TOTAL =138.36Sq.M			
TOTAL Deduction =0.00Sq.M			
Net BuiltUp Area =138.36 Sq.M			



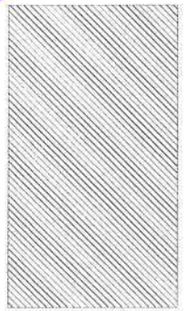
BUILT-UP AREA CALCULATION PROF.FIFTH vaidya apartment



BUILT-UP AREA CALCULATION EXT.TF vaidya apartment

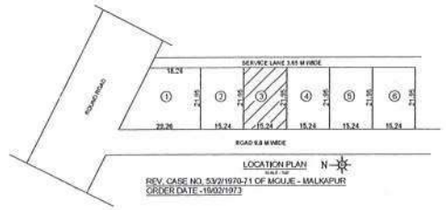
AREA NAME	LENGTH	WIDTH	Area(Sq.M)
BLOCK	15.75	8.78	138.28
BLOCK AREA TOTAL =138.28Sq.M			
TOTAL Deduction =0.00Sq.M			
Net BuiltUp Area =138.28 Sq.M			

BUILT-UP AREA CALCULATION EXT.SF vaidya apartment



BUILT-UP AREA CALCULATION EXT.FORTH vaidya apartment

AREA NAME	LENGTH	WIDTH	Area(Sq.M)
BLOCK	15.75	8.78	138.28
BLOCK AREA TOTAL =138.28Sq.M			
TOTAL Deduction =0.00Sq.M			
Net BuiltUp Area =138.28 Sq.M			



LOCATION PLAN N

REV. CASE NO. 53/2/1970-71 OF MOUJE - MALKAPUR
ORDER DATE -16/02/1973

Signature valid
Digitally signed by DNYANESHYAM WASUDEO MUJE WASUDEO
Date: 2021.12.20 10:41:41 IST
Reason: Approved Drawing Plan
Location: Akola Municipal Corporation

SUBMISSION DRAWING

Building	Floor	Sale/Rent Equivalent			Carpet	Balcony				Balcony Enclosed	Enclosed Balcony	Lift	Lift Machine	Stair	Mech Stair	Other Exclusion	Total Area Shared
		Open	Cover	Bu	Carpet	Open	Cover	Special	Dup	Open	Cover				Stair	Exclusion	Shared
vaidya apartment	PROP.FIFTH	0.00	0.00	0.00	0.00	138.36	0.00	0.00	0.00	13.46	0.00	2.63	0.00	0.00	0.00	0.00	138.36
0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
vaidya apartment	Total	0.00	0.00	0.00	0.00	138.36	0.00	0.00	0.00	13.46	0.00	2.63	0.00	0.00	0.00	0.00	138.36

Parking Check As Per Multiplying Factor : 0.60					
Building Name	Required		Proposed		Status
	Car/Mini Bus	Scooter	Car/Mini Bus	Scooter	
Total	1	0	8	16	OK
Note- 6 Scooter equals to 1 Car,proposed composite parking=8					

Parking Check (Table 8D)						
Building Name	USE	REQ. RATIO		MOLD Tenements	FRP RATIO	
		car	Scooter		car	Scooter
vaidya apartment	Residential	1	5	2	1.00	5.00
Total	-	-	-	-	1.00	5.00
Visitors parking(5%)	-	-	-	-	0.05	0.25
Total	-	-	-	-	1.05	5.25

Floor Area Table						
Building Name	Floor Name	Floor Type	Tenements No.	Area	Enclosed Balcony Area	Total Chargeable Area
vaidya apartment	PROP.FIFTH	fift floor	1	53.78	6.95	60.73
vaidya apartment	PROP.FIFTH	fifth floor	1	49.29	6.51	55.80

Stairs										
Stairs	Stairs Area Deduction (Sq.M.)	Stairs Area Deduction (Sq.M.)	Stairs Area Deduction (Sq.M.)	Stairs Area Deduction (Sq.M.)	Stairs Area Deduction (Sq.M.)	Stairs Area Deduction (Sq.M.)	Stairs Area Deduction (Sq.M.)	Stairs Area Deduction (Sq.M.)	Stairs Area Deduction (Sq.M.)	Stairs Area Deduction (Sq.M.)
9.1 Permissible Index	1.10	0.50	0.40	0.00	0.00	0.00	2.00	0.00	0.00
9.2 Existing Consumed Index	1.10	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
9.3 Balance Index to be Consume	0.00	0.50	0.40	0.00	0.00	0.00	0.00	0.00	0.00
9.4 Total Permissible PLine Area()	0.00	150.30	120.24	0.00	83.01	0.00	353.55	0.00	0.00
9.5 Proposed PLine Area (Should not exceed 9.4)	0.00	138.36	0.00	0.00	0.00	0.00	138.36	0.00	138.36
9.6 Index Consumed	1.10	0.46	0.00	0.00	0.00	0.00	0.46	0.00	0.00

SCHEDULE OF OPENING:			
NAME	LENGTH	HEIGHT	NOS.
d1	0.75	2.10	4
d1	0.90	2.10	1
d	0.90	2.10	10

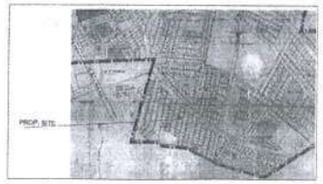
SCHEDULE OF OPENING:			
NAME	LENGTH	HEIGHT	NOS.
w	1.50	1.20	1
w1	1.50	1.20	3
v	0.60	0.90	1
v	0.60	0.90	3
w	2.00	1.20	4

BUILT UP AREA CALCULATION FOR EXT. GF vaidya apartment			
AREA NAME	LENGTH	WIDTH	Area(Sq.M)
BLOCK	4.63	2.86	13.24
BLOCK AREA TOTAL =13.24Sq.M			
TOTAL Deduction =0.00Sq.M			
Net BuiltUp Area =13.24 Sq.M			

BUILT-UP AREA CALCULATION EXT. GF vaidya apartment

BUILT UP AREA CALCULATION FOR EXT. GF vaidya apartment			
AREA NAME	LENGTH	WIDTH	Area(Sq.M)
BLOCK	2.01	1.71	3.43
BLOCK AREA TOTAL =3.43Sq.M			
TOTAL Deduction =0.00Sq.M			
Net BuiltUp Area =3.43 Sq.M			

BUILT-UP AREA CALCULATION EXT. GF vaidya apartment



DP PLAN
SCALE 1:5000

BUILT UP AREA CALCULATION FOR EXT.FF vaidya apartment			
AREA NAME	LENGTH	WIDTH	Area(Sq.M)
BLOCK	15.75	8.78	138.28
BLOCK AREA TOTAL =138.28Sq.M			
TOTAL Deduction =0.00Sq.M			
Net BuiltUp Area =138.28 Sq.M			

BUILT-UP AREA CALCULATION EXT.FF vaidya apartment

Signature valid
Digitally signed by GAJANAN SHYAM WASUDEORAO, WASUDEORAO
Date: 2021.12.30 09:40:43 IST
Reason: Approved Building Plan
Location: Akola Municipal Corporation

Project Details

SUBMISSION DRAWING