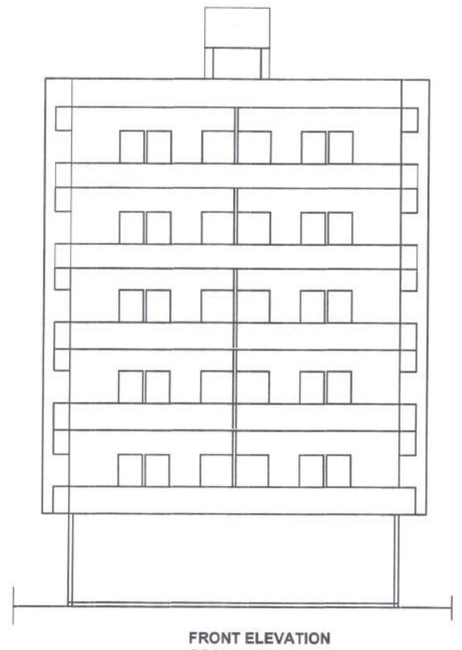
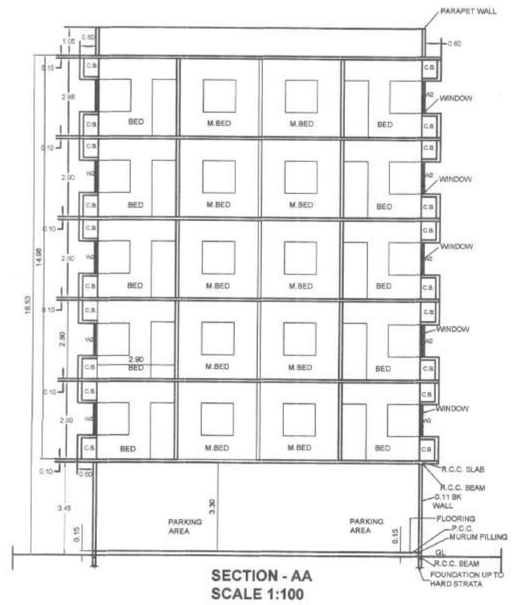
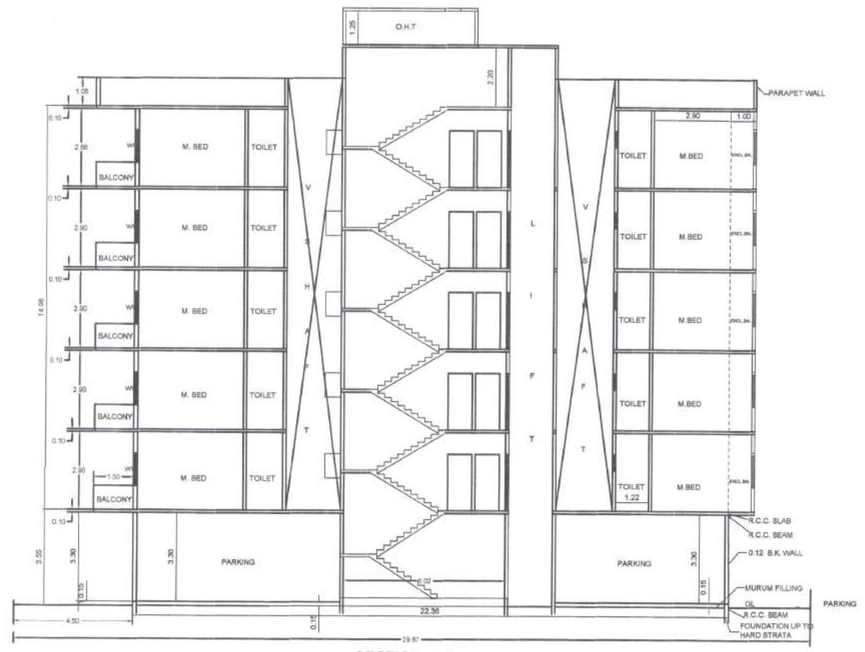


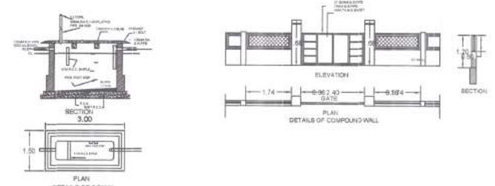
FRONT ELEVATION
SCALE 1:100

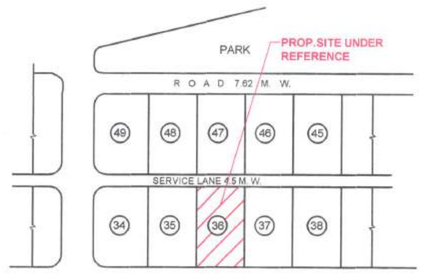


SECTION - AA
SCALE 1:100

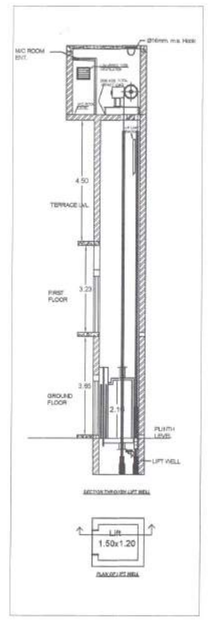


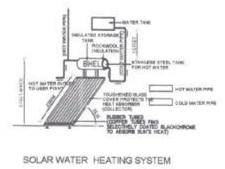
SECTION - BB
SCALE 1:100

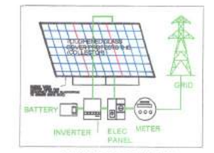




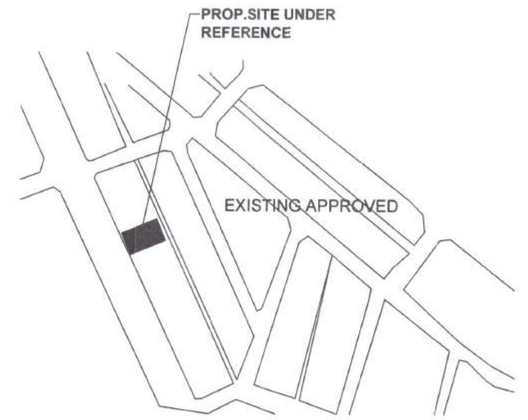
LAYOUT PLAN
SCALE 1:1000
LAYOUT IS SANCTIONED VIDE REVENUE CASE NO: 8/2/1959-60 DICIDED ON DATED 10/10/65







TERRACE FLOOR PLAN SOLAR
ELECTRIC MANUFACTURING UNIT
SCALE 1:100



D.P. PLAN
SCALE 1:4000



D.P. PLAN
SCALE 1:4000

SCHEDULE OF OPENNING	
D-DOOR T.W.SINGLE SHUTTER	0.90 X 2.10 M
D-1 DOOR T.W. SINGLE SHUTTER	0.75 X 2.10 M
W-WINDOW FULLY GLAZZED SHUTTER	1.50 X 2.10 M
W-WINDOW FULLY GLAZZED SHUTTER	1.80 X 2.10 M
W-WINDOW FULLY GLAZZED SHUTTER	2.09 X 2.10 M
W-WINDOW FULLY GLAZZED SHUTTER	1.20 X 1.20 M
V-VENTILATOR T.W. GLAZZED	0.60 X 0.90 M

NOTES
ALL DIMENSIONS ARE IN METER.
PLOT BOUNDRY SHOWN AS
DRAINAGE LINE SHOWN AS
PROPOSED CONSTRUCTION/P-LINE SHOWN AS

NOTES
EXISTINGN MAP WAS SANCTIONED VIDE
CASE NO. 14/30/19/20 DATED 20/09/2019 BY
AKOLA MUNICIPAL CORPORATION , AKOLA.

SANCTIONED AREA = 1040.60 SQM

PARKING AREA STATEMENT FOR 20 FLATS,CARPET AREA BELOW 80.00 SQM.

SR. NO.	CAR (1x2.5 x5.0)		CAR-1 (1x2.3 x4.5)		SCOOTER (1x1.0 x2.0)	
	REQ	PROP	REQ	PROP	REQ	PROP
NOS.	05	06	05	05	50	53
AREA	62.50	75.0	51.75	51.75	100.0	106.0

TOTAL PARKING AREA REQUIRED : 62.50 + 51.75 + 100.0 = 214.25 SQM
VISITORS PARKING AREA : 214.25 x 5 /100 = 10.71 SQM
TOTAL = 224.96 SQM

TOTAL PROPOSED PARKING AREA
WITH VISITORS PARKING : 75.0 + 51.75+ 106.0 = 232.75 SQM
TOTAL = 232.75 SQM
AREA (available) IS 257.03 SQM > 232.75 sqm (proposed).

SANCTIONING AUTHORITY

म. अकृषक खरे यांचारोते
दिनांक: 16/12/2021 चे पत्रावीत
शर्ती व अटीसह बांधकाम परवाही देणेत
म.महानगर पालिका, तसर रचना
अकोला महानगरपालिका,अकोला

PROFORMA-I

	AREA STATEMENT	
1.	AREA OF PLOT (Minimum area of A.U.a to be considered	
	(a) As per ownership document (7/12, CTS extract)	546.26 SQM
	(b) As per measurement sheet	546.26 SQM
	(c) As per site	546.26 SQM
2.	Dubvisions for	
	(a) Proposed D.P. Road widening Area/Service Road / Highway widening	-- --
	(b) Any D.P. Reservation area	-- --
	(Total a + b)	-- --
3.	Balance area of plot (1-2)	546.26 SQM
4.	Amenity Space (if applicable)	
	(a) Required	-- --
	(b) Adjustment of 2 (b), if any	-- --
	(c) Balance Proposed	-- --
5.	Net Plot Area (3-4(c))	546.26 SQM
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)	600.86 SQM
10.	Additional of F.S.I. on payment of premium	
	(a) Maximum permissible premim FSI - based of road width / TOD Zone	273.13 SQM
	(b) Proposed FSI on payment of premium	163.87 SQM
11.	In-situ FSI / TDR loading	
	(a) In-situ area against C.P. road [2.0x(Sr. No. 2)(c)], if any	-- --
	(b) In-situ area against Amenity Space if handed over [2.50 or 1.85 x (Sr. No. 4(b) and / or (c)],	-- --
	(c) TDR area	275.85 SQM
	(d) Total in-situ / TDR loading proposed [11 (a) + (b) + (c)],	275.85 SQM
12.	Additional FSI area under Chapter No. 7	-- --
13.	Total entitlement of FSI in the proposal	
	(a) [(i) + 10(ii) +11(iii)] or 12 whichever is applicable.	1040.60 SQM
	(b) Ancillary Area FSI upto 60% or 80% withpayment of charges	457.64 SQM
	(c) Total entitlement (a + b)	1498.24 SQM
14.	Maximum utilization limit of F.S.I. (building potential) Permissible as per Road width [as per Regulation No. 8.1 or 8.2 or 8.3 or 8.4 as applicable] x1.8 or 1.8)	2622.02 SQM
15.	Total Built-up Area in proposal: (excluding area at Sr. No. 17 b)	
	(a) Existing Built-up Area	1040.60 SQM
	(b) Proposed Built-up Area (as per 'P - line')	457.64 SQM
	(c) Total (a + b)	1498.24 SQM
16.	F.S.I. Consumed (15 /13) (should not more than serial No. 14 above.)	1498.24 SQM
17.	Area for Inclusive Housing, if any	
	(a) Required (20% of Sr. No. 5	-- --
	(b) Proposed	-- --

Certificate of Area

I Certified that the plot under reference was surveyed by me on 11/12/21 and the dimensions 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 Records/ Land Records Department/City Survey records.

Signature
AJAY. K. TAYADE
Civil Engineer
(Name of Architect/ Licensed Engineer/Supervisor

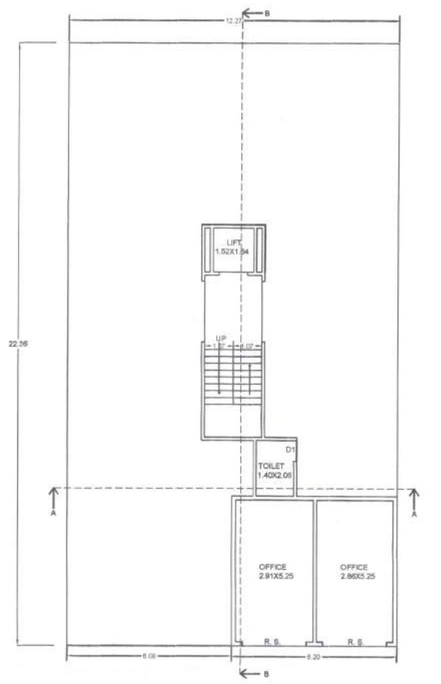
Owner's declaration-
I/We undersigned hereby confirm that I/We would abide by plans santioned by AKOLA municipal corporation.I/We would execute the structure as per santioned plans. Also I/We would execute the work site.

Owner(s) name & signature

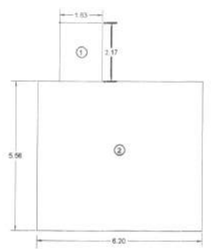
PLAN SHOWING REVISED RESIDENTIAL APARTMENT BUILDING & COMPOUND WALL FOR SHRI.ANIL GUNWANTRAO TAKWALE ON LAYOUT PLOT NO. 36, IN F. S. NO. 23/1, OF MOUJE MALKAPUR, NOW NZL. PLOT NO.4/22 ,SHEET NO. 69 AT ADARSHA COLONY, AKOLA.

OWNER'S SIGNATURE

AJAY. K. TAYADE
Civil Engineer
Akola



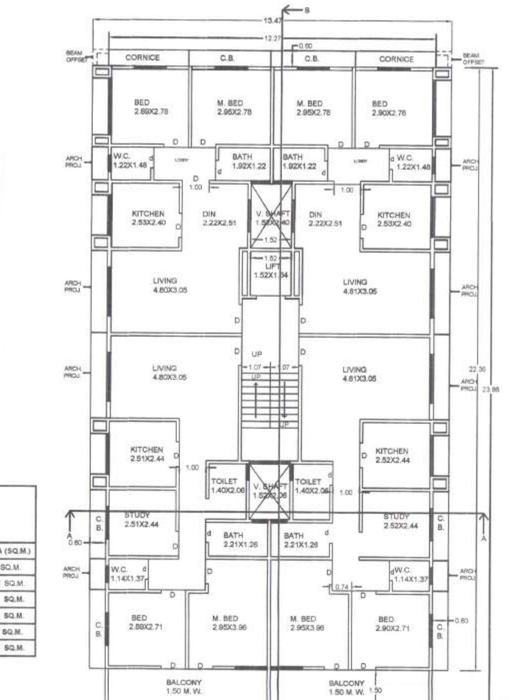
EXISTING APPROVED
GROUND FLOOR PLAN
SCALE 1:100



AREA CALLUATION BLOCK
FOR GROUND FLOOR
SCALE 1:100

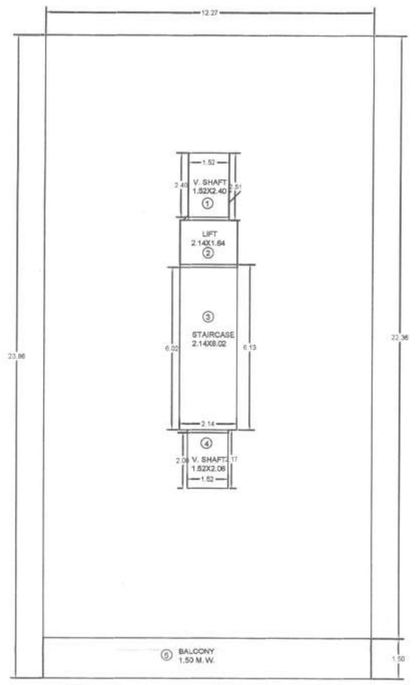
BUILT UP AREA CALULATION
FOR GROUND FLOOR

AREA NAME	LENGTH	WIDTH	AREA (SQ.M.)
BLOCK(1)	1.83	2.17	3.93 SQ.M.
BLOCK(2)	1.20	5.59	34.47 SQ.M.
TOTAL AREA OF BLOCK			38.00 SQ.M.
DEDUCTIONS			00.00 SQ.M.
TOTAL			38.00 SQ.M.
TOTAL BUILT UP AREA			38.00 SQ.M.



EXISTING APPROVED
TYPICAL FIRST, SECOND,THIRD & FOURTH FLOOR PLAN
SCALE 1:100

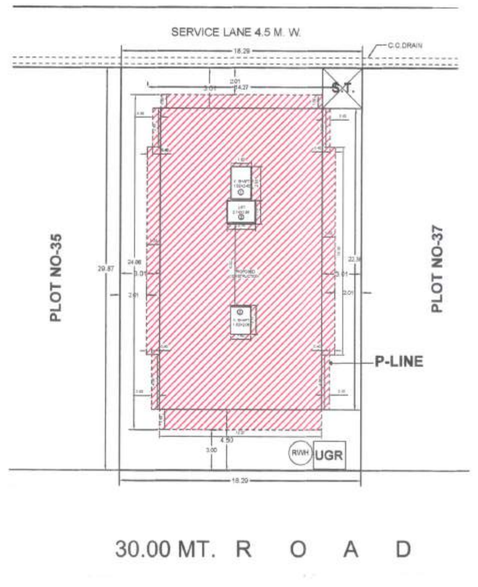
NOTE - ARTIFICIAL LIGHTING AND MACHNICAL VENTILATION-AIRCONDITIONING PROVIDED.



EXISTING APPROVED
AREA CALULATION BLOCK FOR
TYPICAL FIRST, SECOND,THIRD and FOURTH FLOOR PLAN
SCALE 1:100

BUILT UP AREA CALULATION
FOR TYPICAL FLOOR

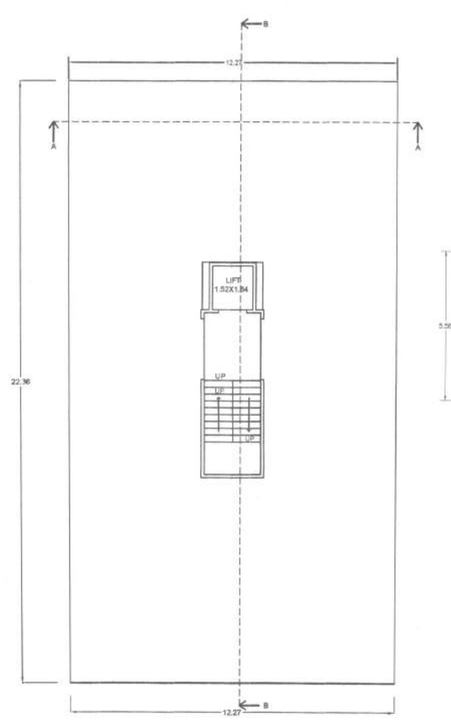
AREA NAME	LENGTH	WIDTH	AREA (SQ.M.)
BLOCK	12.27	23.86	292.78 SQ.M.
TOTAL AREA OF BLOCK			292.78 SQ.M.
DEDUCTIONS			
V.SHAFT(1)	1.52	2.51	3.81 SQ.M.
LIFT(2)	2.14	1.64	3.50 SQ.M.
STAIRCASE(3)	2.14	6.13	13.11 SQ.M.
V.SHAFT(4)	1.52	2.17	3.29 SQ.M.
BALCONY(5)	12.27	1.50	18.40 SQ.M.
		TOTAL	43.11 SQ.M.
TOTAL BUILT UP AREA (292.78 -43.11)			249.64 SQ.M.



SITE PLAN
SCALE 1:200

BUILT UP AREA CALULATION
FOR FIFTH FLOOR

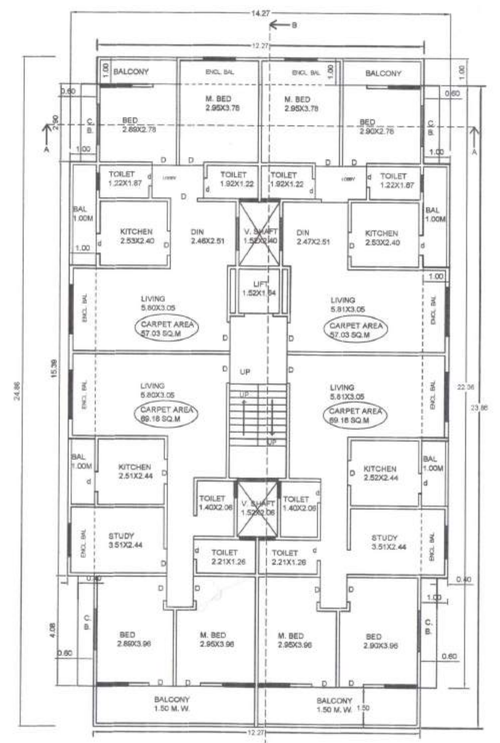
AREA NAME	LENGTH	WIDTH	AREA (SQ.M.)
BLOCK	14.27	24.86	354.75 SQ.M.
TOTAL AREA OF BLOCK			354.75 SQ.M.
DEDUCTIONS			
V.SHAFT(1)	1.52	2.51	3.81 SQ.M.
LIFT(2)	2.14	1.75	3.74 SQ.M.
V.SHAFT(3)	1.52	2.17	13.11 SQ.M.
BLOCK(4)	0.40	2.90	1.16 SQ.M.
BLOCK(5)	1.00	1.20	1.20 SQ.M.
BLOCK(6)	1.00	1.00	1.00 SQ.M.
BLOCK(7)	0.40	2.90	1.16 SQ.M.
BLOCK(8)	0.40	4.08	1.63 SQ.M.
BLOCK(9)	1.00	1.50	1.50 SQ.M.
BLOCK(10)	1.00	1.50	1.50 SQ.M.
BLOCK(11)	0.40	4.08	1.63 SQ.M.
TOTAL			31.20 SQ.M.
TOTAL BUILT UP AREA (354.75 - 31.20)			323.83 SQ.M.



REVISED GROUND
FLOOR PLAN
SCALE 1:100

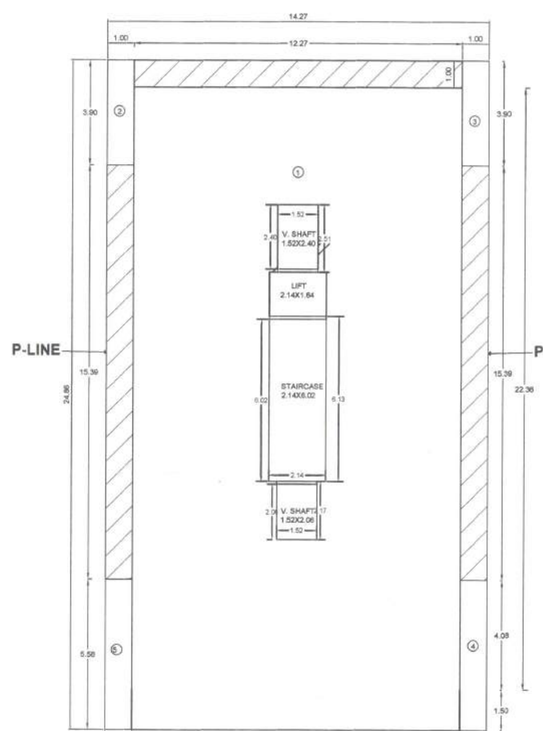


AREA CALULATION BLOCK
FOR GROUND FLOOR
SCALE 1:100



REVISED
TYPICAL FIRST, SECOND,THIRD and FOURTH FLOOR PLAN
SCALE 1:100

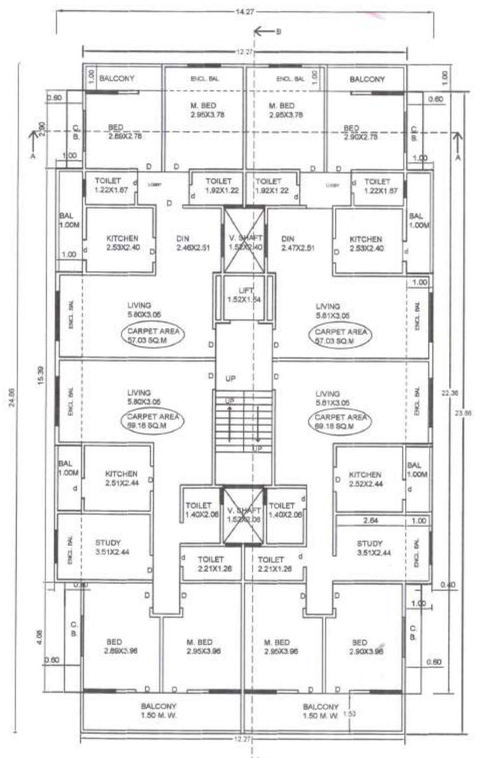
NOTE - ARTIFICIAL LIGHTING AND MACHNICAL VENTILATION-AIRCONDITIONING PROVIDED.



REVISED AREA CALULATION BLOCK FOR
TYPICAL FIRST, SECOND,THIRD and FOURTH FLOOR PLAN
SCALE 1:100

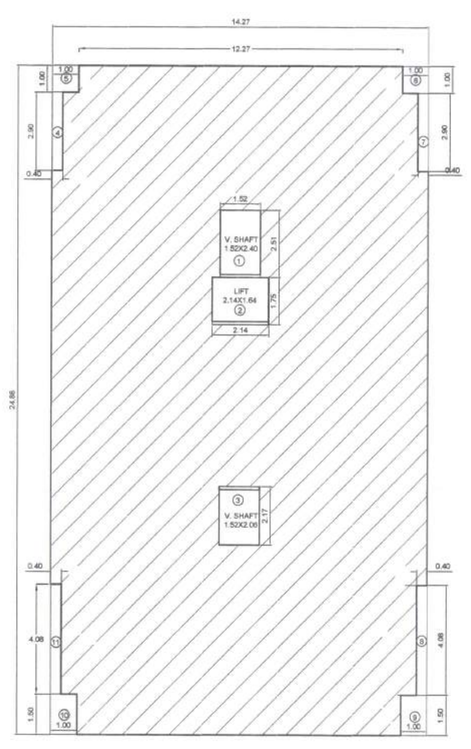
BUILT UP AREA CALULATION
FOR TYPICAL FLOOR

AREA NAME	WIDTH	LENGTH	AREA (SQ.M.)
BLOCK	14.27	24.86	354.75 SQ.M.
TOTAL AREA OF BLOCK			354.75 SQ.M.
DEDUCTIONS			
EXISTING APPROVED V.SHAFT, LIFT, STAIR AND BALCONY	12.27	23.86	292.78 SQ.M.
OFFSET(2)	1.00	3.80	3.80 SQ.M.
OFFSET(3)	1.00	3.80	3.80 SQ.M.
OFFSET(4)	1.00	5.59	5.59 SQ.M.
OFFSET(5)	1.00	5.59	5.59 SQ.M.
TOTAL			311.73 SQ.M.
TOTAL BUILT UP AREA (354.75 - 311.73)			43.03 SQ.M.



PROPOSED
FIFTH FLOOR PLAN
SCALE 1:100

NOTE - ARTIFICIAL LIGHTING AND MACHNICAL VENTILATION-AIRCONDITIONING PROVIDED.



AREA CALULATION BLOCK FOR FIFTH FLOOR
SCALE 1 :100

BUILT UP AREA STATEMENT

BUILT UP AREA	(A) EXISTING APPROVED AREA	(B) PROPOSED REVISED AREA	(C) TOTAL BUILT UP AREA (A) + (B)	(D) PROPSED NET BUILT UPAREA sum of (C) - sum of (A)	REMARK
1) GROUND FLOOR	38.00 SQM	-- --	-- --		CONST. REMOVED
2) FIRST FLOOR	250.65 SQM	43.03 SQM	293.68 SQM		
3) SECOND FLOOR	250.65 SQM	43.03 SQM	293.68 SQM		
4) THIRD FLOOR	250.65 SQM	43.03 SQM	293.68 SQM		
5) FOURTH FLOOR	250.65 SQM	43.03 SQM	293.68 SQM		
6) FIFTH FLOOR	-- -- --	323.52 SQM	323.52 SQM	1498.24 SQM	
				(-)	
TOTAL BUILT UP AREA	1040.60 SQM	495.64 SQM	1498.24 SQM	1040.60 SQM	

PROPOSED NET BUILT UP AREA 457.64 SQM

F S I STATEMENT

		PERMISSIBLE	(A) EX. / USED	(B) PROPOSED	ALL TOTAL (A) + (B)
1) BASIC	1.10 X 546.26	600.88 SQM	600.88 SQM	-- --	600.88 SQM
i) Ancillary	(0.60%) X 600.88	360.53 SQM	-- --	360.53 SQM	360.53 SQM
2) PREMIUM	0.50 X 546.26	273.13 SQM	163.87 SQM	-- --	163.87 SQM
ii) Ancillary	(0.60%) X 273.13	163.87 SQM	-- --	97.11 SQM	97.11 SQM
3) T D R	1.40 X 546.26	764.76 SQM	275.85 SQM	-- --	275.85 SQM
iii) Ancillary	(0.60%) X 764.76	458.85 SQM	-- --	-- --	-- --
	TOTAL	2622.02 SQM	1040.60 SQM	457.64 SQM	1498.24 SQM