YAMUNABUSINESSPARK															
BUILDING	FLOORS	FSI AREA					BALCONY	TERRACE	LIFT	LIFTWELL	DUCT	VENT	Other	TOTAL
		COMM.	RESI.	IND.	SPECIAL	MEZZ.	PROP.	PROP.				SHAFT	Deduction	FSIAREA
YAMUNA BUSINESS PARK	TYPICAL 3RD 4TH 5TH AND 6TH FLOOR PLAN	6420.76	0.00	0.00	0.00	0.00	0.00	0.00	0.00	92.60	136.36	0.00	0.00	6191.80
YAMUNA BUSINESS PARK	SECOND FLOOR	1605.19	0.00	0.00	0.00	0.00	0.00	0.00	0.00	23.15	34.09	0.00	0.00	1547.95
YAMUNA BUSINESS PARK	FIRST FLOOR PLAN	1629.80	0.00	0.00	0.00	0.00	306.56	0.00	0.00	34.01	0.00	0.00	0.00	1595.79
YAMUNA BUSINESS PARK	GROUND FLOOR PLAN	1323.23	0.00	0.00	0.00	0.00	0.00	0.00	8.23	25.78	0.00	0.00	0.00	1297.45
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
YAMUNA BUSINESS PARK	Total	10978.98	0.00	0.00	0.00	0.00	306.56	0.00	8.23	175.54	170.45	0.00	0.00	10632.99

FSI DETAILS									
9 Index	Basic FSI (on serial no 1)	Premium FSI (on serial no 1)	TDR (on serial no 1)	Incentive FSI for green building If Applicable (on basic FSI)	Ancillary Area 60% of (2+3+4+6)	Ancillary Area 80% of (2+3+4+6)	Total	Inclusive Housing (20%) If Applicable	Drawing Value
9.1 Permissible Index	1.10	0.50	1.40	0.00	0.00	0.00	3.00	0.00	0.00
9.2 Existing Consumed Index	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
9.3 Balance Index to be Consume	1.10	0.50	1.40	0.00	0.00	0.00	0.00	0.00	0.00
9.4 Total Permissible PLine Area()	5088.41	2312.00	6473.81	0.00	0.00	4725.77	18597.79	0.00	0.00
9.5 Proposed P Line Area (Should not exceed 9.4)	5088.41	820.81	0.00	0.00	0.00	4725.77	10632.99	0.00	10632.99
9.6 Index Consumed	1.10	0.17	0.00	0.00	0.00	0.00	1.27	0.00	0.00

Parking Check (Table 8B)						
Building Name	USE	REQ. RATIO		NO.OF Tene/Area	PRP. RATIO	
		car	Scooter		car	Scooter
YAMUNA BUSINESS PARK	Commertial	2	6	2569.47	51.39	154.17
YAMUNA BUSINESS PARK	Commertial	3	11	5346.98	80.20	294.08
Total	-	-	-	-	131.59	448.25

Parking Check As Per Multiplying Factor : 0.00					
Building Name	Required		Proposed		Status
	Car/Mini Bus	Scooter	Car/Mini Bus	Scooter	
Total	79	269	85	279	OK

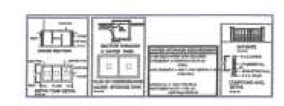


DP PLAN
SCALE 1:20000

BUILT UP AREA CALCULATION FOR GROUND FLOOR PLAN YAMUNA BUSINESS PARK			
AREA NAME	LENGTH	WIDTH	Area(Sq.M)
BLOCK	57.11	23.17	1323.23
BLOCK AREA TOTAL =1323.23Sq.M			
LiftWell22	-	-	4.61
LiftWell21	-	-	4.61
LiftWell20	-	-	5.30
LiftWell19	-	-	5.30
LiftWell18	-	-	5.96
TOTAL Deduction =25.78Sq.M			
Net BuiltUp Area =1297.45 Sq.M			

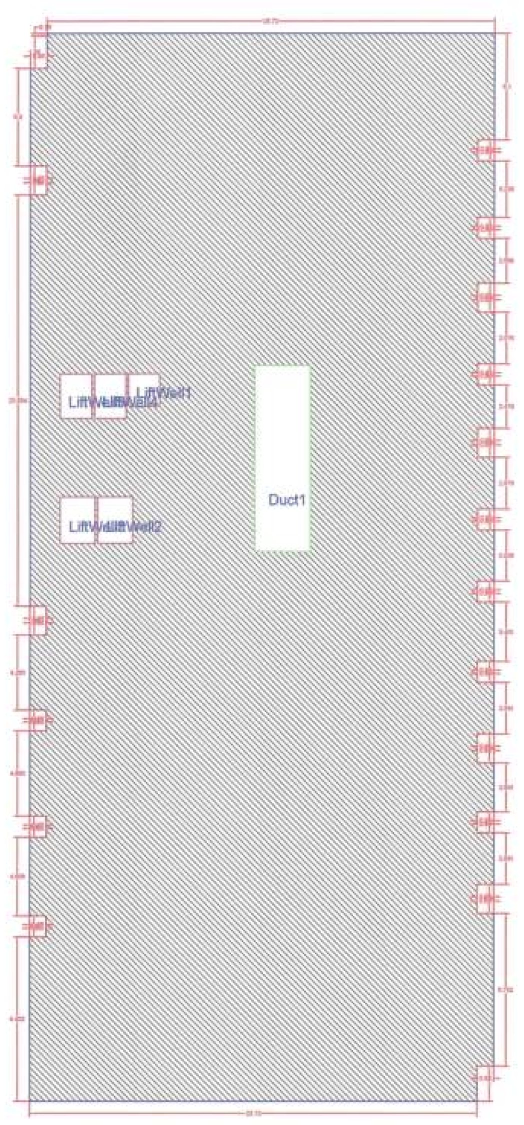
BUILT UP AREA CALCULATION FOR FIRST FLOOR PLAN YAMUNA BUSINESS PARK			
AREA NAME	LENGTH	WIDTH	Area(Sq.M)
BLOCK	61.11	26.67	1629.80
BLOCK AREA TOTAL =1629.80Sq.M			
LiftWell17	-	-	4.61
LiftWell16	-	-	4.61
LiftWell15	-	-	5.30
LiftWell14	-	-	5.30
LiftWell13	-	-	5.96
LiftWell12	-	-	4.90
LiftWell11	-	-	3.33
TOTAL Deduction =34.01Sq.M			
Net BuiltUp Area =1595.79 Sq.M			

BUILT UP AREA CALCULATION FOR SECOND FLOOR YAMUNA BUSINESS PARK			
AREA NAME	LENGTH	WIDTH	Area(Sq.M)
BLOCK	61.11	26.67	1605.19
BLOCK AREA TOTAL =1605.19Sq.M			
LiftWell10	-	-	4.61
LiftWell9	-	-	4.61
LiftWell8	-	-	5.30
LiftWell7	-	-	5.30
LiftWell6	-	-	3.33
Duct2	-	-	34.09
TOTAL Deduction =57.24Sq.M			
Net BuiltUp Area =1547.95 Sq.M			

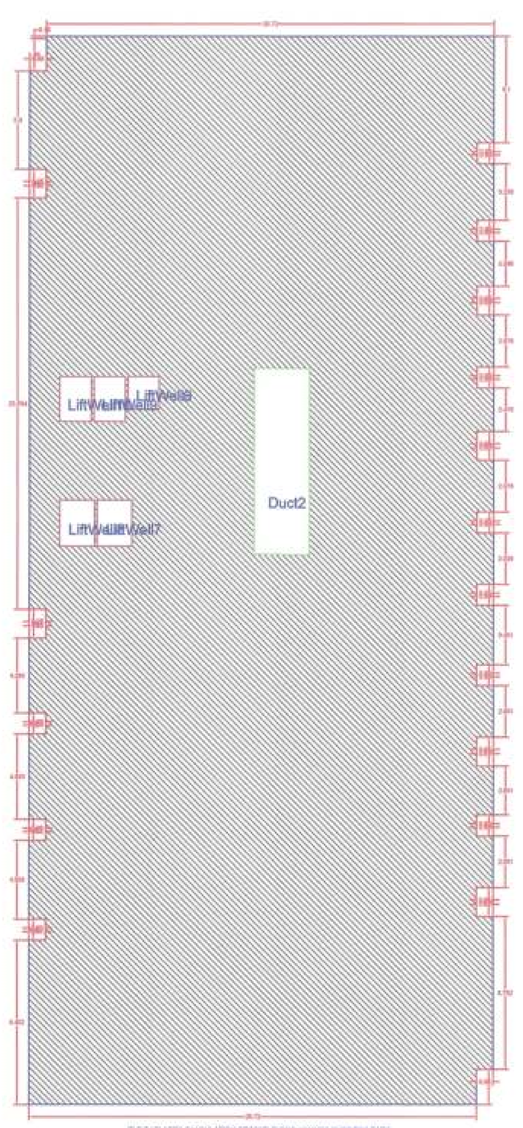


BUILT UP AREA CALCULATION FOR TYPICAL 3RD 4TH 5TH AND 6TH FLOOR PLAN YAMUNA BUSINESS PARK			
AREA NAME	LENGTH	WIDTH	Area(Sq.M)
BLOCK	61.11	26.67	1605.19
BLOCK AREA TOTAL =1605.19Sq.M			
LiftWell5	-	-	4.61
LiftWell4	-	-	4.61
LiftWell3	-	-	5.30
LiftWell2	-	-	5.30
LiftWell1	-	-	3.33
Duct1	-	-	34.09
TOTAL Deduction =57.24Sq.M			
Net BuiltUp Area =1547.95 Sq.M			

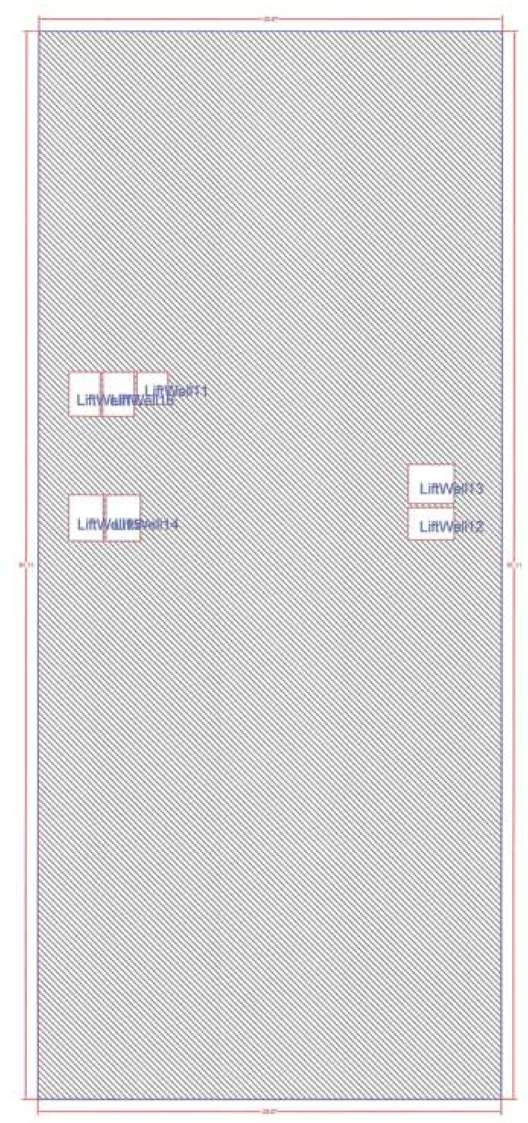
Carpet Area Table							
Building Name	Floor Name	Carpet name	Tenement No	Carpet Area	Enclosed Balcony Area	Normal Balcony Area	Total Carpet Area
YAMUNA BUSINESS PARK	GROUND FLOOR PLAN	SHOWROOM NO.001	1	853.02	0.00	0.00	853.02
YAMUNA BUSINESS PARK	GROUND FLOOR PLAN	SHOWROOM NO.002	1	129.51	0.00	0.00	129.51
YAMUNA BUSINESS PARK	GROUND FLOOR PLAN	SHOWROOM NO.003	1	67.73	0.00	0.00	67.73
YAMUNA BUSINESS PARK	GROUND FLOOR PLAN	SHOWROOM NO.004	1	103.58	0.00	0.00	103.58
YAMUNA BUSINESS PARK	FIRST FLOOR PLAN	SHOWROOM NO.101	1	1050.18	0.00	217.90	1050.18
YAMUNA BUSINESS PARK	FIRST FLOOR PLAN	SHOWROOM NO.102	1	161.00	0.00	139.00	161.00
YAMUNA BUSINESS PARK	FIRST FLOOR PLAN	SHOWROOM NO.103	1	71.22	0.00	88.88	71.22
YAMUNA BUSINESS PARK	FIRST FLOOR PLAN	SHOWROOM NO.104	1	133.19	0.00	142.00	133.19
YAMUNA BUSINESS PARK	SECOND FLOOR	OFFICE NO.201	1	139.54	0.00	0.00	139.54
YAMUNA BUSINESS PARK	SECOND FLOOR	OFFICE NO.202	1	73.86	0.00	0.00	73.86
YAMUNA BUSINESS PARK	SECOND FLOOR	OFFICE NO.203	1	78.92	0.00	0.00	78.92
YAMUNA BUSINESS PARK	SECOND FLOOR	OFFICE NO.204	1	76.49	0.00	0.00	76.49
YAMUNA BUSINESS PARK	SECOND FLOOR	OFFICE NO. 205	1	111.08	0.00	0.00	111.08
YAMUNA BUSINESS PARK	SECOND FLOOR	OFFICE NO. 206	1	96.38	0.00	0.00	96.38
YAMUNA BUSINESS PARK	SECOND FLOOR	OFFICE NO. 207	1	70.77	0.00	0.00	70.77
YAMUNA BUSINESS PARK	SECOND FLOOR	OFFICE NO. 208	1	42.19	0.00	0.00	42.19
YAMUNA BUSINESS PARK	SECOND FLOOR	OFFICE NO. 209	1	39.56	0.00	0.00	39.56
YAMUNA BUSINESS PARK	SECOND FLOOR	OFFICE NO. 210	1	32.93	0.00	0.00	32.93
YAMUNA BUSINESS PARK	SECOND FLOOR	OFFICE NO. 211	1	32.52	0.00	0.00	32.52
YAMUNA BUSINESS PARK	SECOND FLOOR	OFFICE NO. 212	1	32.93	0.00	0.00	32.93
YAMUNA BUSINESS PARK	SECOND FLOOR	OFFICE NO. 213	1	32.93	0.00	0.00	32.93
YAMUNA BUSINESS PARK	SECOND FLOOR	OFFICE NO. 214	1	43.08	0.00	0.00	43.08
YAMUNA BUSINESS PARK	SECOND FLOOR	OFFICE NO. 215	1	43.46	0.00	0.00	43.46
YAMUNA BUSINESS PARK	SECOND FLOOR	OFFICE NO. 216	1	37.80	0.00	0.00	37.80
YAMUNA BUSINESS PARK	SECOND FLOOR	OFFICE NO. 217	1	43.46	0.00	0.00	43.46
YAMUNA BUSINESS PARK	SECOND FLOOR	OFFICE NO. 218	1	103.62	0.00	0.00	103.62
YAMUNA BUSINESS PARK	TYPICAL 3RD 4TH 5TH AND 6TH FLOOR PLAN	OFFICE NO. 301,401,501,601	4	139.54	0.00	0.00	139.54
YAMUNA BUSINESS PARK	TYPICAL 3RD 4TH 5TH AND 6TH FLOOR PLAN	OFFICE NO. 302,402,502,602; OFFICE NO. 302,402,502,602	4	73.86	0.00	0.00	73.86
YAMUNA BUSINESS PARK	TYPICAL 3RD 4TH 5TH AND 6TH FLOOR PLAN	OFFICE NO. 303,403,503,603	4	78.92	0.00	0.00	78.92
YAMUNA BUSINESS PARK	TYPICAL 3RD 4TH 5TH AND 6TH FLOOR PLAN	OFFICE NO. 304,404,504,604	4	76.49	0.00	0.00	76.49
YAMUNA BUSINESS PARK	TYPICAL 3RD 4TH 5TH AND 6TH FLOOR PLAN	OFFICE NO. 305,405,505,605,OFFICE NO. 305,405,505,605	4	111.08	0.00	0.00	111.08
YAMUNA BUSINESS PARK	TYPICAL 3RD 4TH 5TH AND 6TH FLOOR PLAN	OFFICE NO. 306,406,506,606,OFFICE NO. 306,406,506,606	4	96.38	0.00	0.00	96.38
YAMUNA BUSINESS PARK	TYPICAL 3RD 4TH 5TH AND 6TH FLOOR PLAN	OFFICE NO. 307,407,507,607,OFFICE NO. 307,407,507,607	4	70.77	0.00	0.00	70.77
YAMUNA BUSINESS PARK	TYPICAL 3RD 4TH 5TH AND 6TH FLOOR PLAN	OFFICE NO. 308,408,508,608,OFFICE NO. 308,408,508,608	4	42.19	0.00	0.00	42.19
YAMUNA BUSINESS PARK	TYPICAL 3RD 4TH 5TH AND 6TH FLOOR PLAN	OFFICE NO. 309,409,509,609,OFFICE NO. 309,409,509,609	4	39.56	0.00	0.00	39.56
YAMUNA BUSINESS PARK	TYPICAL 3RD 4TH 5TH AND 6TH FLOOR PLAN	OFFICE NO. 310,410,510,610,OFFICE NO. 310,410,510,610	4	32.93	0.00	0.00	32.93
YAMUNA BUSINESS PARK	TYPICAL 3RD 4TH 5TH AND 6TH FLOOR PLAN	OFFICE NO. 311,411,511,611,OFFICE NO. 311,411,511,611	4	32.52	0.00	0.00	32.52
YAMUNA BUSINESS PARK	TYPICAL 3RD 4TH 5TH AND 6TH FLOOR PLAN	OFFICE NO. 312,412,512,612,OFFICE NO. 312,412,512,612	4	32.93	0.00	0.00	32.93
YAMUNA BUSINESS PARK	TYPICAL 3RD 4TH 5TH AND 6TH FLOOR PLAN	OFFICE NO. 313,413,513,613,OFFICE NO. 313,413,513,613	4	32.93	0.00	0.00	32.93
YAMUNA BUSINESS PARK	TYPICAL 3RD 4TH 5TH AND 6TH FLOOR PLAN	OFFICE NO. 314,414,514,614,OFFICE NO. 314,414,514,614	4	43.08	0.00	0.00	43.08
YAMUNA BUSINESS PARK	TYPICAL 3RD 4TH 5TH AND 6TH FLOOR PLAN	OFFICE NO. 315,415,515,615,OFFICE NO. 315,415,515,615	4	43.46	0.00	0.00	43.46
YAMUNA BUSINESS PARK	TYPICAL 3RD 4TH 5TH AND 6TH FLOOR PLAN	OFFICE NO. 316,416,516,616	4	37.80	0.00	0.00	37.80
YAMUNA BUSINESS PARK	TYPICAL 3RD 4TH 5TH AND 6TH FLOOR PLAN	OFFICE NO. 317,417,517,617,OFFICE NO. 317,417,517,617	4	43.46	0.00	0.00	43.46
YAMUNA BUSINESS PARK	TYPICAL 3RD 4TH 5TH AND 6TH FLOOR PLAN	OFFICE NO. 318,418,518,618,OFFICE NO. 318,418,518,618	4	103.62	0.00	0.00	103.62



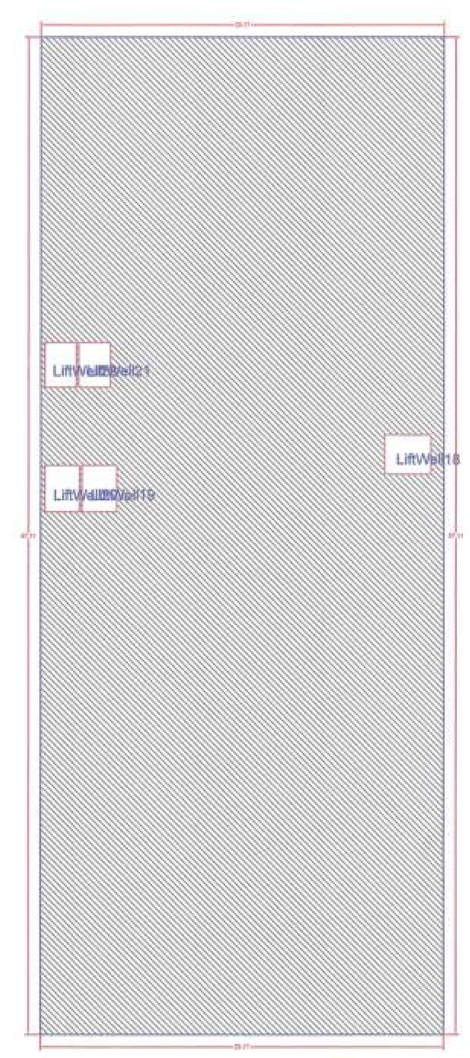
BUILT UP AREA CALCULATION TYPICAL 3RD, 4TH 5TH AND 6TH FLOOR PLAN YAMUNA BUSINESS PARK
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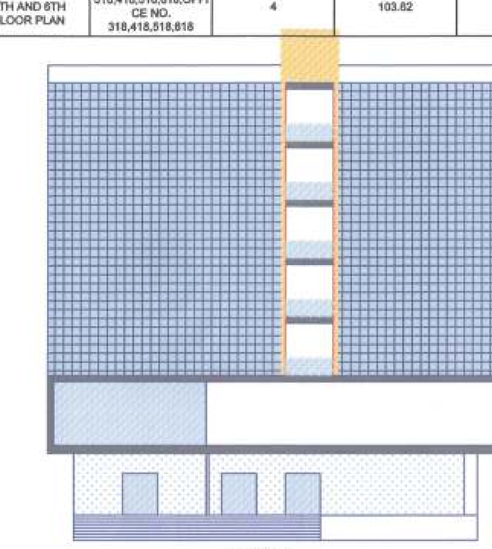
BUILT UP AREA CALCULATION SECOND FLOOR YAMUNA BUSINESS PARK
SCALE 1:100



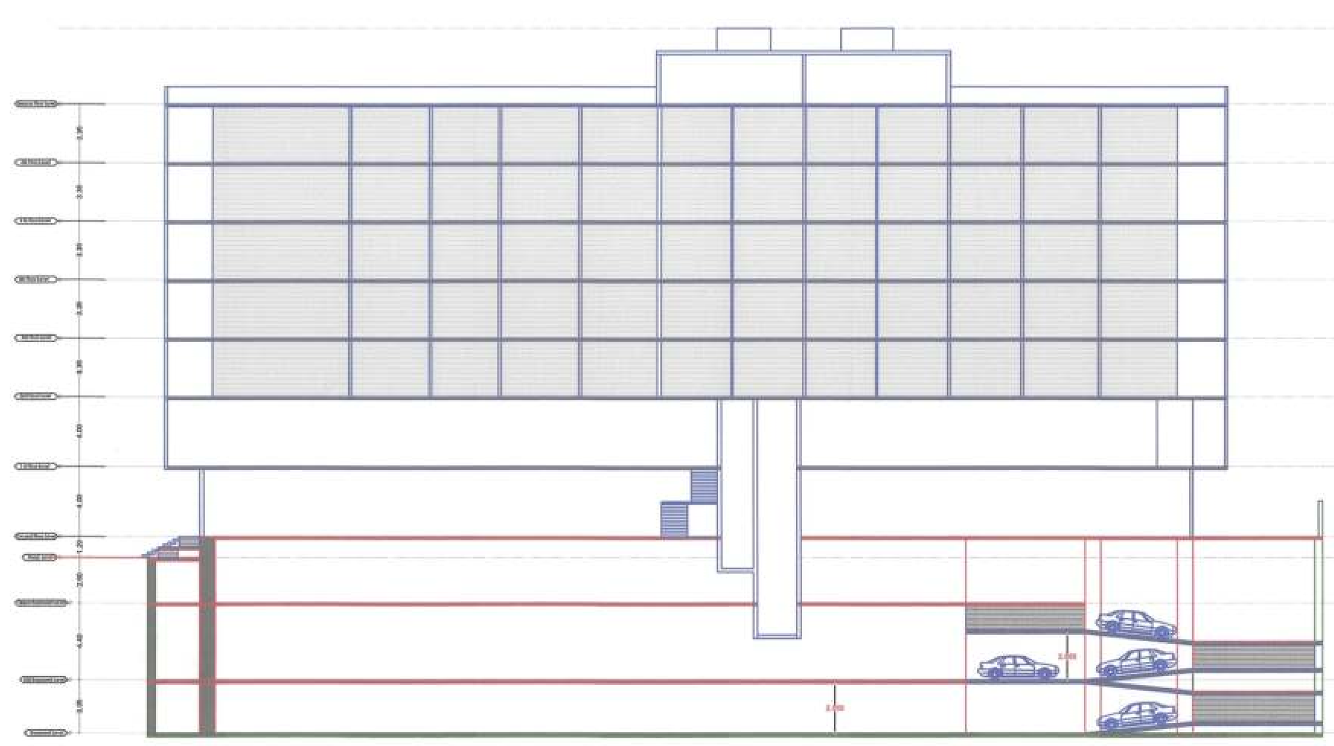
BUILT UP AREA CALCULATION FIRST FLOOR PLAN YAMUNA BUSINESS PARK
SCALE 1:100



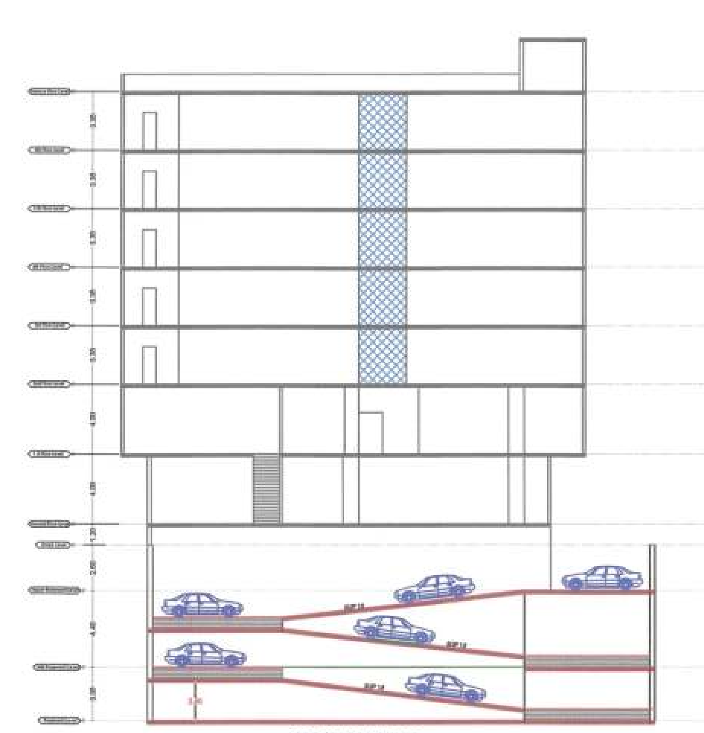
BUILT UP AREA CALCULATION GROUND FLOOR PLAN YAMUNA BUSINESS PARK
SCALE 1:100



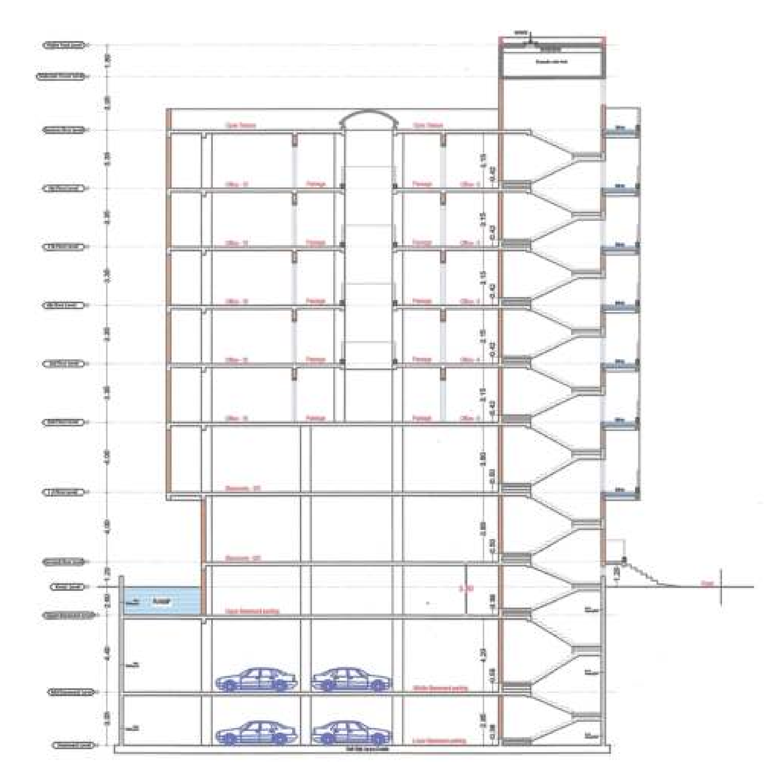
ELEVATION
SCALE 1:100



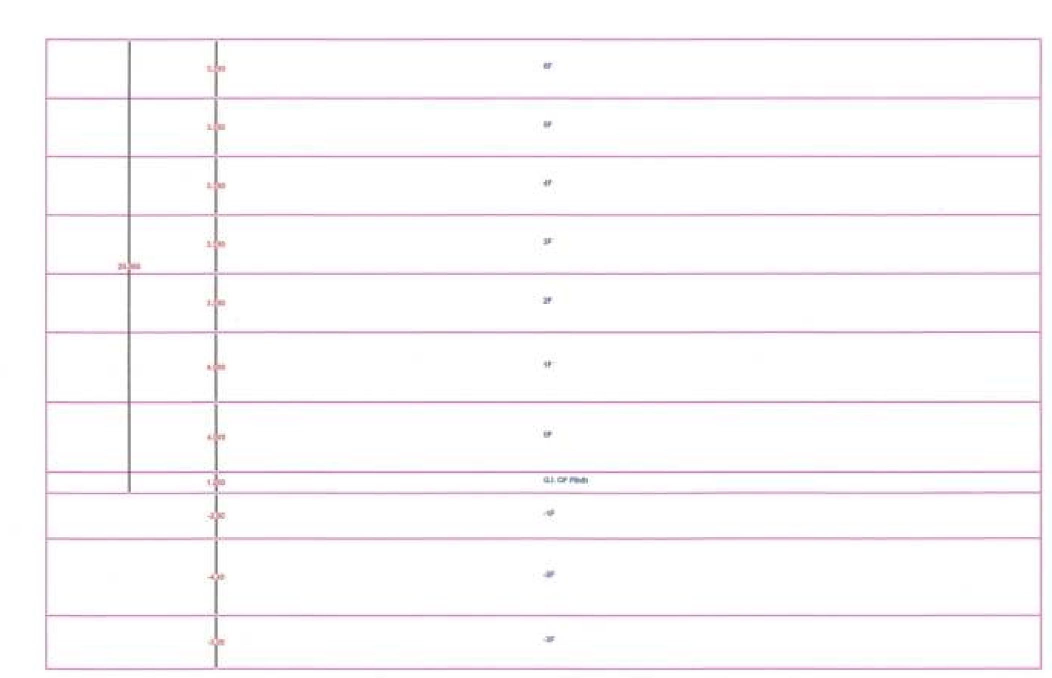
SECTION C-C
SCALE 1:100



SECTION B-B
SCALE 1:100



SECTION A-A
SCALE 1:100



SECTION VIEW - YAMUNA BUSINESS PARK

Signature valid
Digitally signed by RAJU NARAYANRAO SABLE
Date: 2023.06.[illegible] IST
Reason: Approved Drawing Plan
Location: Akola Municipal Corporation

Project Details

Building Type - Building Development
Zone Type - Residential Zone with Shop line. (R-2)
Location - Non-Congested
Ward No -
Plot No. - NZL PLOT NO 6/1,7/1,12AND13 ,LAYOUT PLOT NO P2+5
Cts No./Servey No. - 18
Sheet No. - 1
Zone Number: East Zone
Ward Name : PKV
Prorata Value : 0.00

Proforma I : Area Statement	
1. Area of plot (Minimum area of a, b, c to be considered) or area of subplot with sanctioned layout No. and subplot No.	4624.01
(a) As per ownership document (7/12, CTS extract)	4624.01
(b) as per TILR or City Survey measurement sheet	4624.01
(c) as per Demarcated drawing area	4624.01
LESS	
2.Area not in possession	0.00
3. Entire area (1-2)	4624.01
4.Deductions for	-
(a) Proposed D.P./ D.P. Road widening Area /Service Road / Highway widening	0.00
(b) Any D.P. Reservation area	0.00
(Total a+b)	0.00
5.Balance area of plot (3-4)	4624.01
6. Amenity Space	0.00
(Applicable if (1) > 20000 sqmt	-
(Required -(a) Upto 20000 sqmt - Nil	-
(b) Above 20000 sqmt - (a) + 5 % of Total area	0.00
7. Net Plot Area (5-6)	4624.01
8. Recreational Open Space	-
(a) If area (6) is more than 4000 sqmt - 10 % of (6) is required.	462.40
Proposed	0.00
(b) If area is less than 4000 sqmt -Check -	-
i) If it is full number like 1,2,125,419,etc. As per 7.12 abstract or City Survey Number - No Recreational open space is required	-
ii) If it is subdivision like 1/2 ,2/5 , 125/1 419/1 etc.then recreational open space is required.	-
(A) 10 % Subject to minimum 200 sqmt	0.00
Proposed	0.00
(B) Exemption to leave open space subject to availing basic F.S.I. of 75 %	-
(C) Exemption to leave open space subject to payment of 10 % land value of land at (7) as per annual statement of rate.	-

Certificate of Area:
Certified that the plot under reference was surveyed by me on 2022-12-02 and the dimensions of sides etc. of plot stated onplan 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
(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 and signature
Architect/ Licensed Engineer/ Supervisor name and signature
Job No.

Name Of : Owner MARVEL TRINITY REAL ESTATE LLP

Postal Address : Ramayanam ,33/34,Near Kala Mandi Mandir,Akola,Akola-444001,Maharashtra

Phone No.:8888388883

DESCRIPTION OF PROJECT :

Type of Proposal : Commercial
BUILDING ON CTS. NO./SURVEY NO.-18

SITE ADDRESS :
UMARKHED

Name Of Architect : sanjeev laxmilal jain

LOGO	ADDRESS OF OFFICE
	OFFICE - c/o sanjeev provision,4142/784,opp sbi treasury bank, shastri nagar amankhan plot akola

OWNERS SIGN -	TECHNICAL PERSON SIGN
Verified by applicant	Signature valid

SCALE - 1:100	Date: 25/05/23
JOB NO - DDMCO-22-08452	CHECK BY - -

SUBMISSION DRAWING