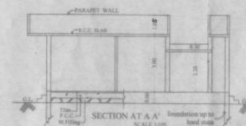
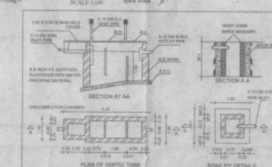
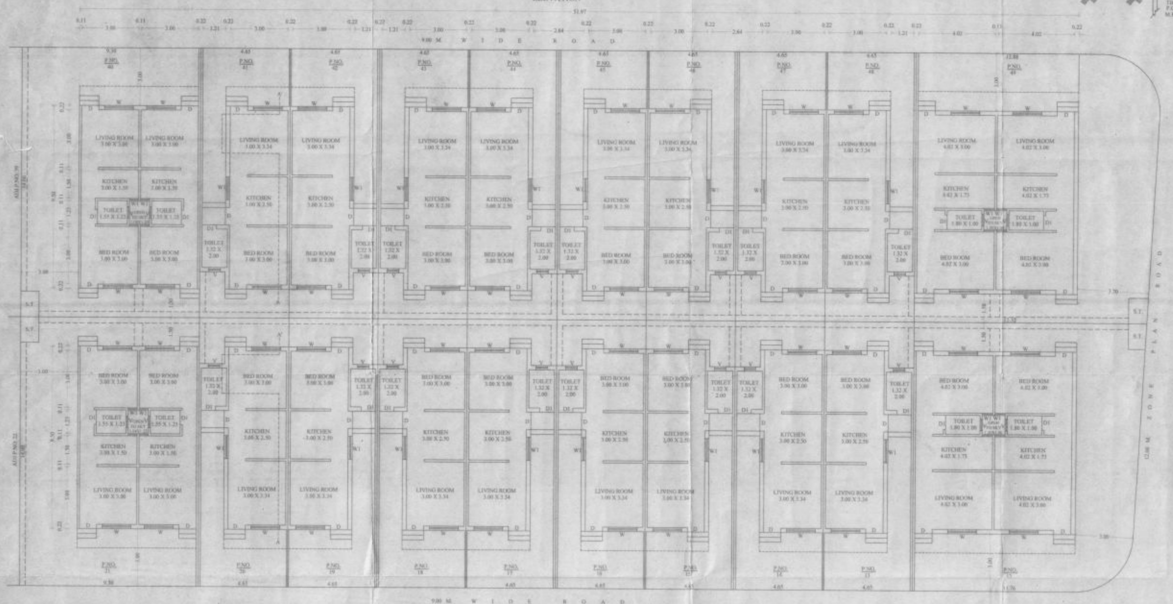
[Muncipal] 12 to 21

PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING IN PLOT NO. 12 TO 21, 40 TO 49 OF G.NO.115

AT.- JARGAON, TAL.- PACHORA, DIST.- JALGAON.







GROUND FLOOR PLAN

SCALE 1:100

AREA CALCULATION

PROP B/U AREA ON G.F. P.NO. 12 & 49
A) 8.47 X 9.50 = 80.46 SQ.M.
DEDUCTION
B) 1.08 X 1.20 = 1.20 SQ.M
TOTAL B/U AREA 79.26 SQ.M

PROP B/U AREA ON G.F. P.NO. 13 TO 20, 40 TO 49
A) 3.33 X 9.50 = 31.63 SQ.M.
B) 1.32 X 2.44 = 3.22 SQ.M
TOTAL B/U AREA 34.85 SQ.M.

PROP B/U AREA ON G.F. P.NO. 21 & 40
A) 6.83 X 9.50 = 64.88 SQ.M.
DEDUCTION
B) 1.14 X 1.08 = 1.20 SQ.M.
TOTAL B/U AREA 63.68 SQ.M.

AREA STATEMENT

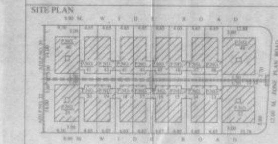
PLOT NO	PLOT AREA AS PER APPLICANT/ LAY OUT/ NET GROSS/ 7X12	B/U AREA G.F.	F.S.I. CONSUMED
12	162.51	79.26	[illegible]
13	65.10	34.85	0.53
14	65.10	34.85	0.53
15	65.10	34.85	0.53
16	65.10	34.85	0.53
17	65.10	34.85	0.53
18	65.10	34.85	0.53
19	65.10	34.85	0.53
20	65.10	34.85	0.53
21	130.20	63.68	0.49
40	130.20	63.68	0.49
41	65.10	34.85	0.53
42	65.10	34.85	0.53
43	65.10	34.85	0.53
44	65.10	34.85	0.53
45	65.10	34.85	0.53
46	65.10	34.85	0.53
47	65.10	34.85	0.53
48	65.10	34.85	0.53
49	160.35	79.26	0.46
TOTAL	1624.85	843.48	

SCHEDULE OF OPENING

TYPE	SIZE	SPECIFICATION
D D1	0.90 M X 2.20 M 0.75 M X 2.20 M	TEAK WOOD FRAME PANELED FLUSH DOOR AS PER DETAILS DRAWINGS.
W W/1	1.50 M X 1.20 M 0.55 M X 0.75 M	TEAK WOOD OR MILD STEEL OR ALUMINIUM SLADING
V	0.60 M X 0.75 M	TEAK WOOD OR M.S. GLAZED VENTILATORS

AREA STATEMENT	SQ.M
1. TOTAL AREA OF THE PLOT	SEPARTELY
1. APPLICANT'S AREA OF THE PLOT	SEPARTELY
AREA OF THE PLOT AS PER LAYOUT/ MEASURMENT PLAN	SEPARTELY
AREA OF THE PLOT AS PER 7/12 EXTRACT	SEPARTELY
2. DEDUCTION FOR	—
a) ROAD ACQUISATION AREA D.P ROAD WIDENING	—
b) PROPOSED ROAD	—
c) ANY RESERVATION	—
TOTAL (a+b+c)	—
3. NET GROSS AREA OF THE PLOT.	SEPARTELY
4. DEDUCTION FOR	—
a) RECREATIONAL GROUND PER (RULE 13/1)	—
b) INTERNAL ROAD TOTAL	—
5. NET AREA OF THE PLOT	SEPARTELY
6. ADDITIONS FOR F.S.I AGAINST ROAD WIDENING	—
6A. ADDITIONAL T.D.R 40%	—
7. TOTAL AREA (5+6A)	SEPARTELY
8. TOTAL F.S.I PERMISSIBLE	ONE
9. PERMISSIBLE TOTAL FLOOR AREA (7X8)	SEPARTELY
10. EXISTING FLOOR AREA	—
11.A. PROPOSED GROUND FLOOR BUILT UP AREA	SEPARTELY
11.B. PROPOSED FIRST FLOOR BUILT UP AREA	
11. PROPOSED BUILT UP AREA	—
12. EXCESS BALCONY AREA TAKEN IN TOTAL FLOOR	—
AREA CALCULATIONS AS PER RULE B(C) BELOW	
13. TOTAL BUILT UP AREA PROPOSED (10+11+12)	—
14. TOTAL F.S.I CONSUMED	—
BALCONY AREA STATEMENT.	
a. PERMISSIBLE BALCONY AREA PER FLOOR	
b. PROPOSED BALCONY AREA PER FLOOR	—
c. EXCESS BALCONY AREA TOTAL	
TENEMENT STATEMENT.	
a. NET AREA OF PLOT	—
b. LESS DEDUCTION OF NON RESI. AREA	—
c. AREA OF TENEMENT (a-b)	—
d. TENEMENT PERMISSIBLE AS 250 PER HECTOR.	—
e. TENEMENT PROPOSED	—
PARKING STATEMENT.	
a. PARKING REQUIRED BY RULE	
b. GARAGES PERMISSIBLE	—
c. GARAGES PROVIDED	
d. TOTAL PARKING PROVIDED	
LOADING / UNLOADING STATEMENT	
LOADING / UNLOADING REQUIRED	—

SITE PLAN



SCALE 1:500

APPROVAL

Recommended for Approval for Residential Purpose only as amended in ______
Subject to conditions mentioned in
This office L. No. 346 Dt. 21/2/2018

TOWN PLANNER
Office of the Assistant Director of Town Planning, Jalgaon

TOWN PLANNING AND VALUATION DEPARTMENT GOVERNMENT OF MAHARASHTRA JALGAON BRANCH

SUB-DIVISIONAL OFFICER PACHORA DIVISION JALGAON

पाचोरा भाग, पाचोरा

LOCATION PLAN

SCALE 1:10000

OWNER

ARCH / ENGI

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