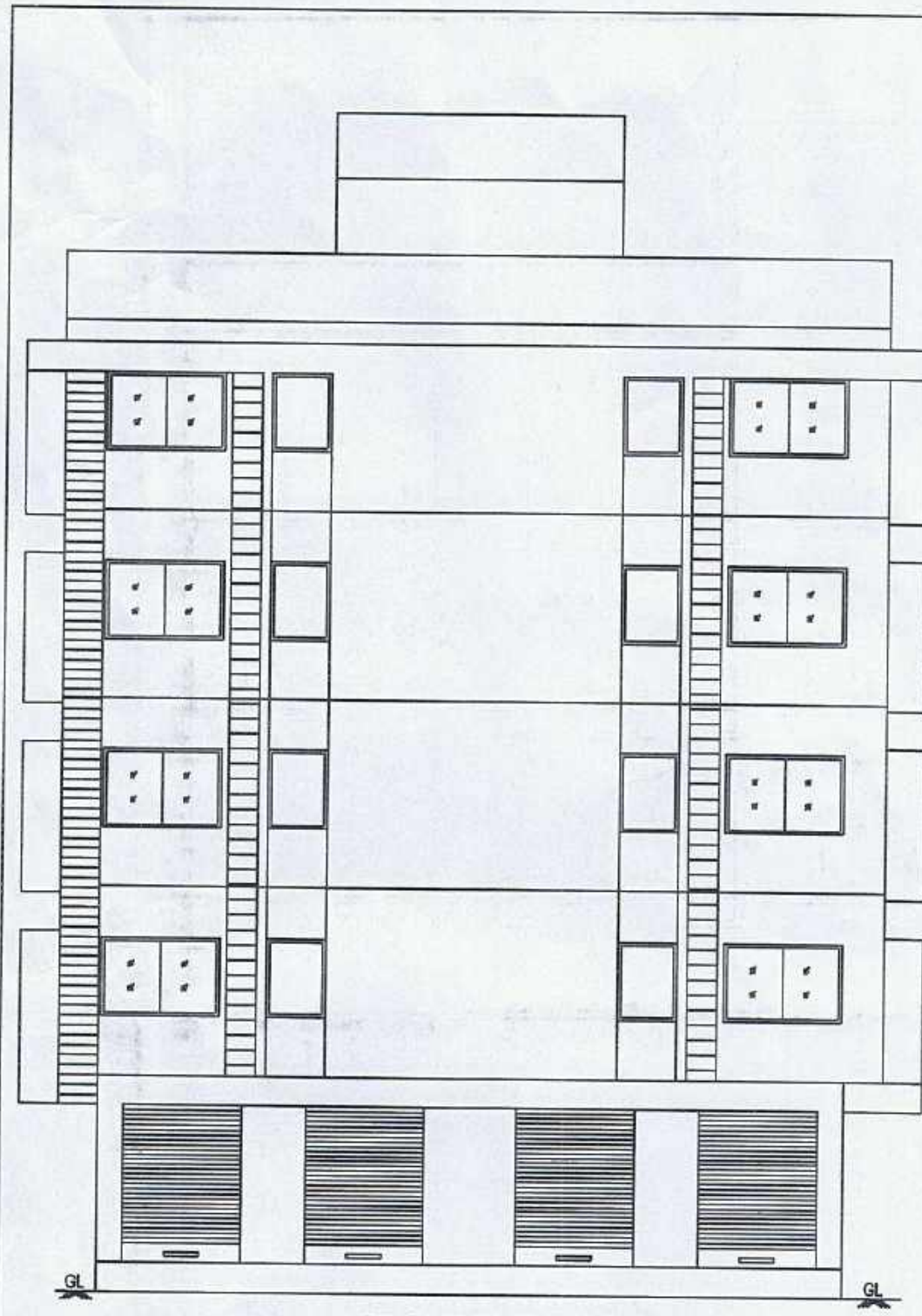
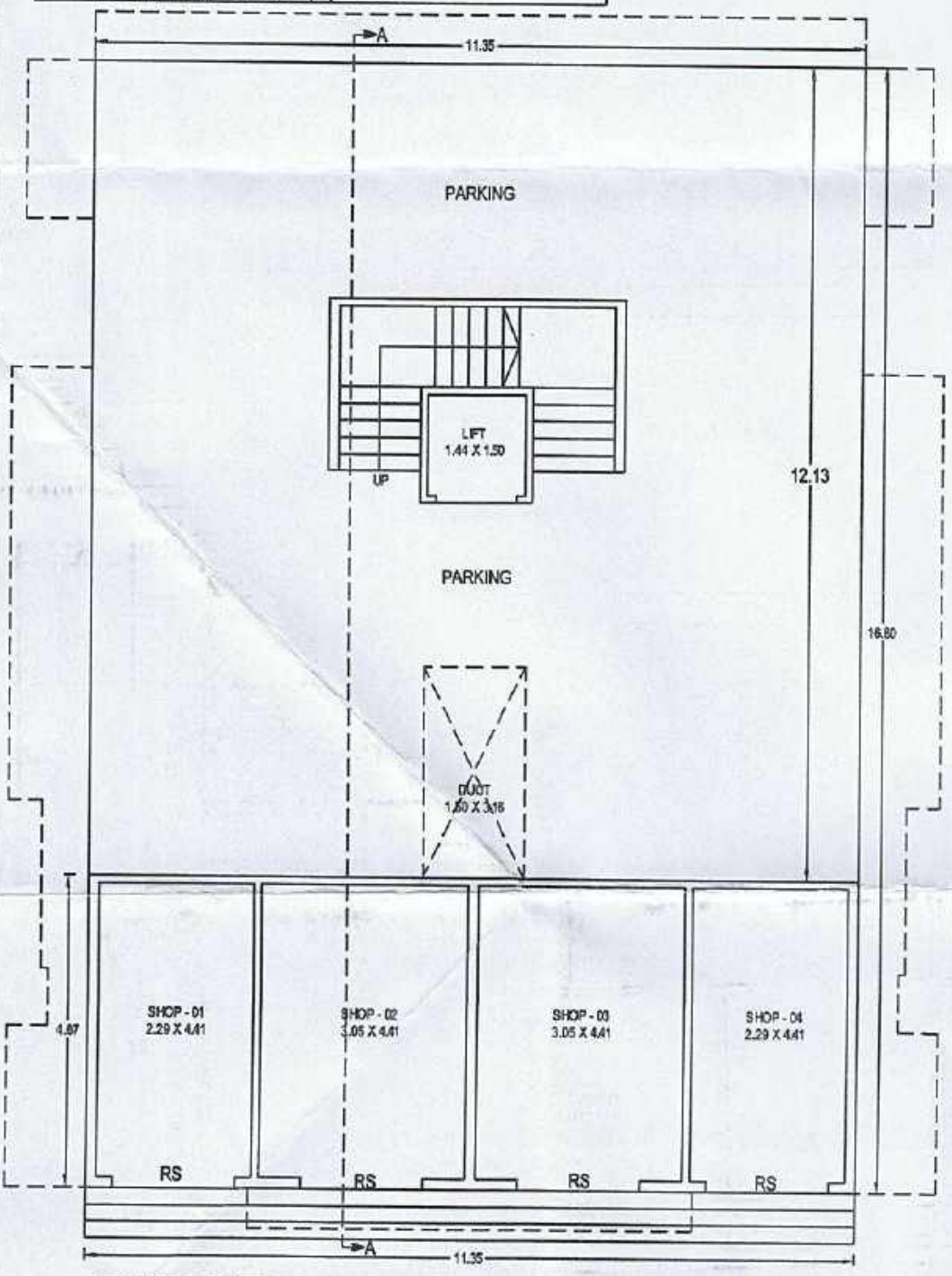




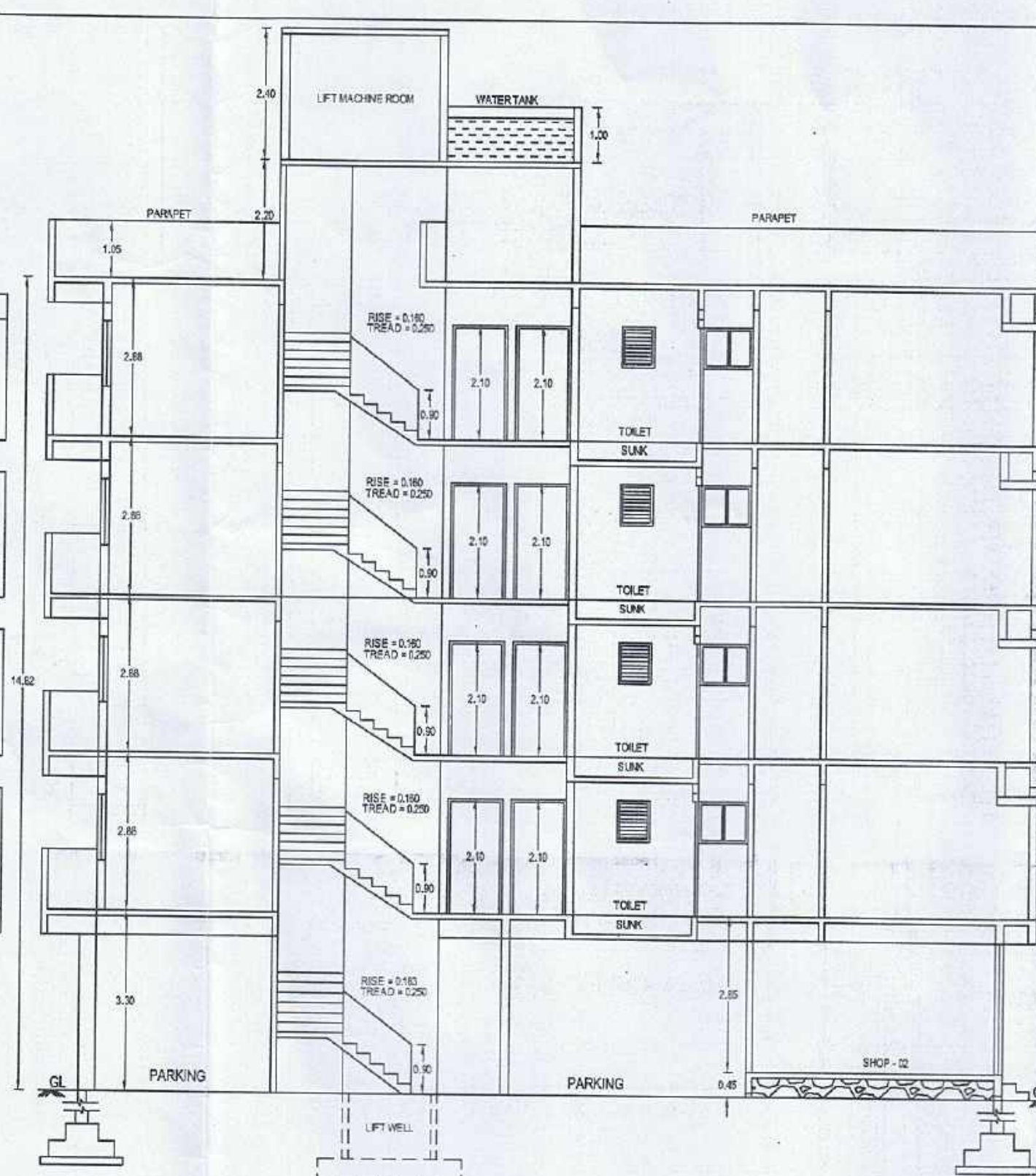
FRONT ELEVATION
SCALE 1:100

PARKING AREA STATEMENT

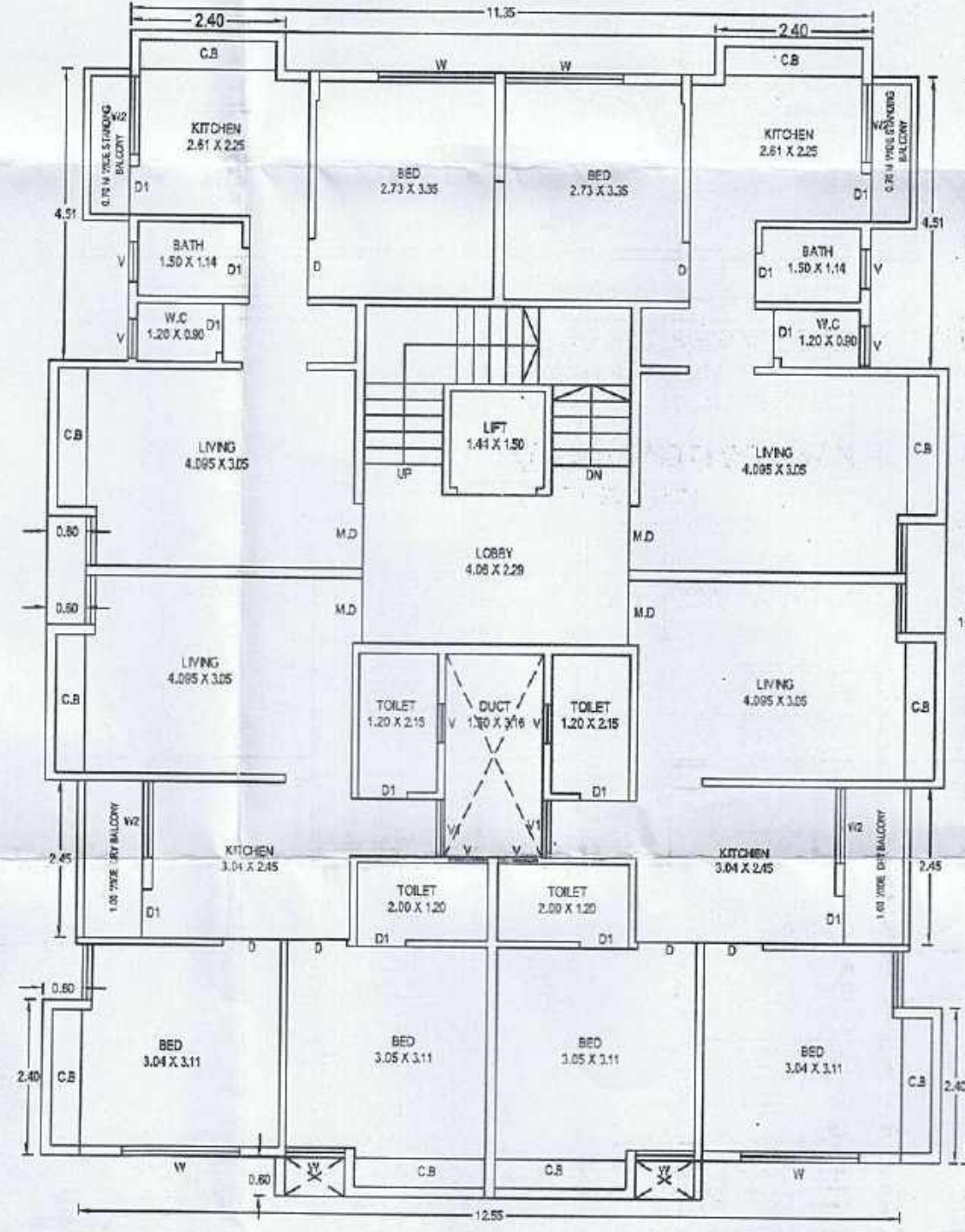
PARKING	PERMISSIBLE	AREA
CAR	4	52.08 Sq.m
SCOOTER	16	48.96 Sq.m
BICYCLE	16	22.40 Sq.m
TOTAL AREA = 123.44 Sq.m		



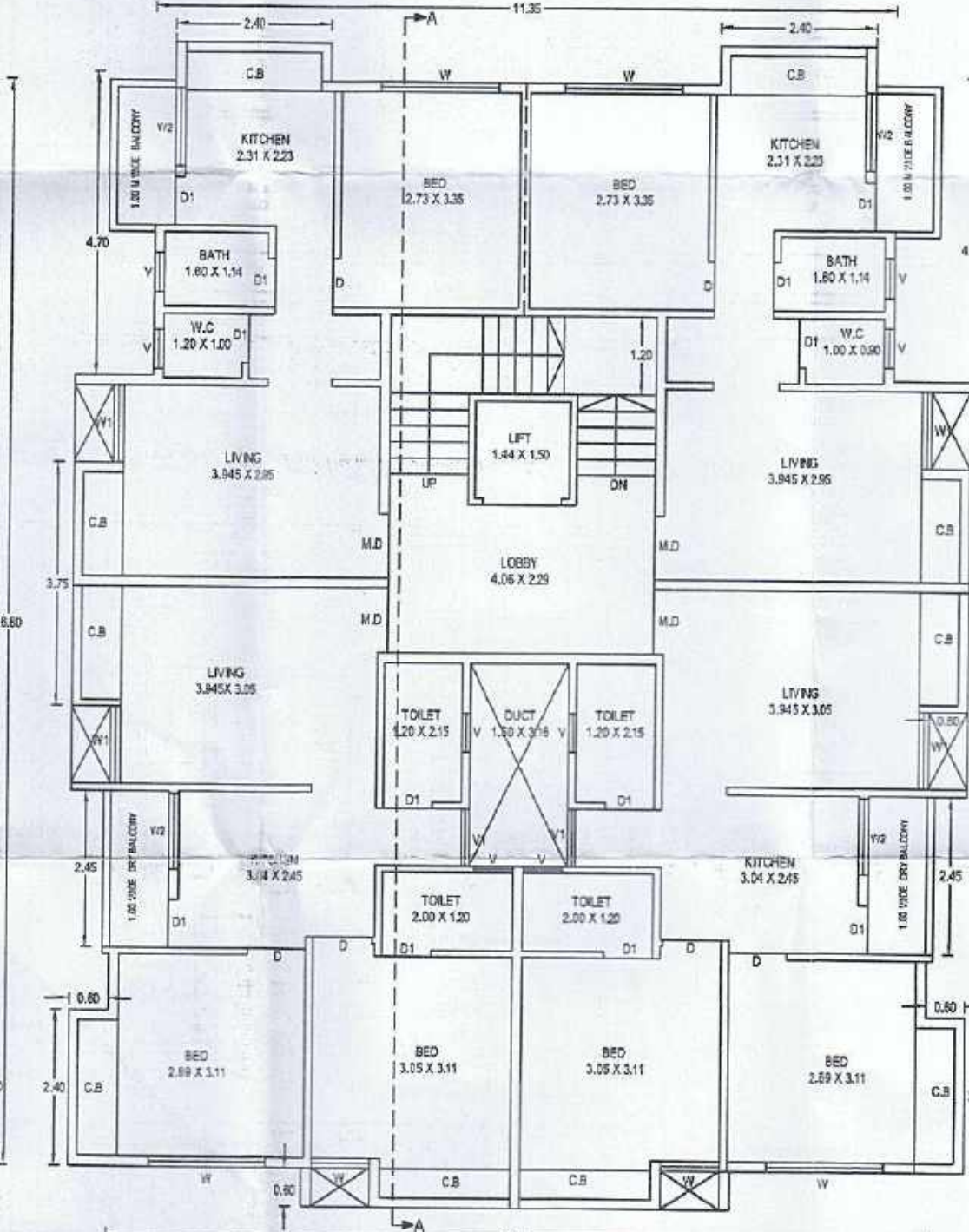
SANCTIONED COMMERCIAL GROUND FLOOR PLAN
SCALE 1:100
(SANCTION NO.- 0228, DATED -08/05/2017)



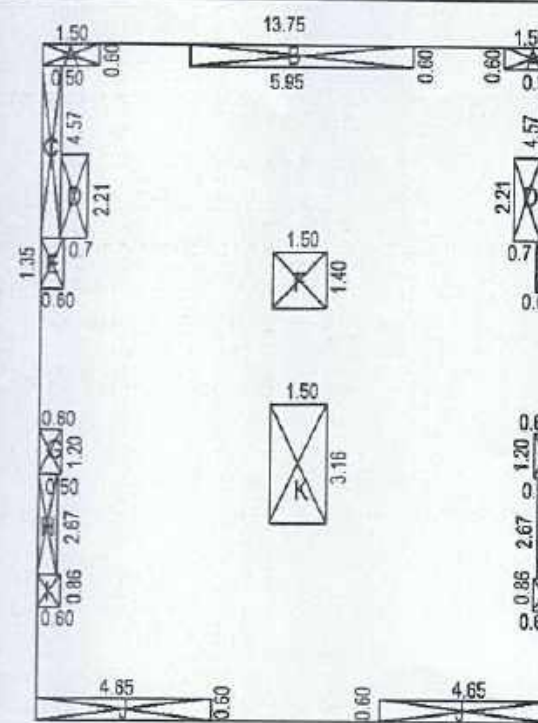
SECTION AT A-A
SCALE 1:100



SANCTIONED TYPICAL FIRST & SECOND FLOOR PLAN
SCALE 1:100
(SANCTION NO.- 0228, DATED -08/05/2017)



PROPOSED THIRD & FOURTH FLOOR PLAN
SCALE 1:100

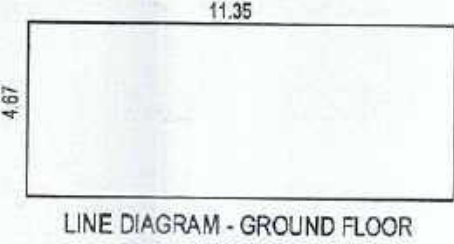


P - LINE DIAGRAM
TYPICAL 3rd & 4th FLOOR
SCALE 1:200

AREA CALCULATION	
RECTANGULAR AREA	
13.75 X 18.00 = 247.50 Sq.M	
DEDUCTIONS	
A) 1.50 X 0.60 X 2 = 1.80 Sq.M	
B) 5.85 X 0.80 X 2 = 9.36 Sq.M	
C) 0.50 X 4.57 X 2 = 4.57 Sq.M	
D) 0.70 X 2.27 X 2 = 3.18 Sq.M	
E) 0.60 X 1.35 X 2 = 1.62 Sq.M	
F) 1.50 X 1.40 X 2 = 4.20 Sq.M	
G) 0.50 X 1.20 X 2 = 1.20 Sq.M	
H) 0.50 X 2.87 X 2 = 2.87 Sq.M	
I) 0.50 X 0.86 X 2 = 0.86 Sq.M	
J) 4.85 X 0.50 X 2 = 4.85 Sq.M	
K) 1.50 X 3.16 X 2 = 9.48 Sq.M	
TOTAL = 32.216 Sq.M	
TOTAL B.U.A. ON 3rd & 4th FLOOR	
247.50 - 32.216 = 215.28 Sq.M	

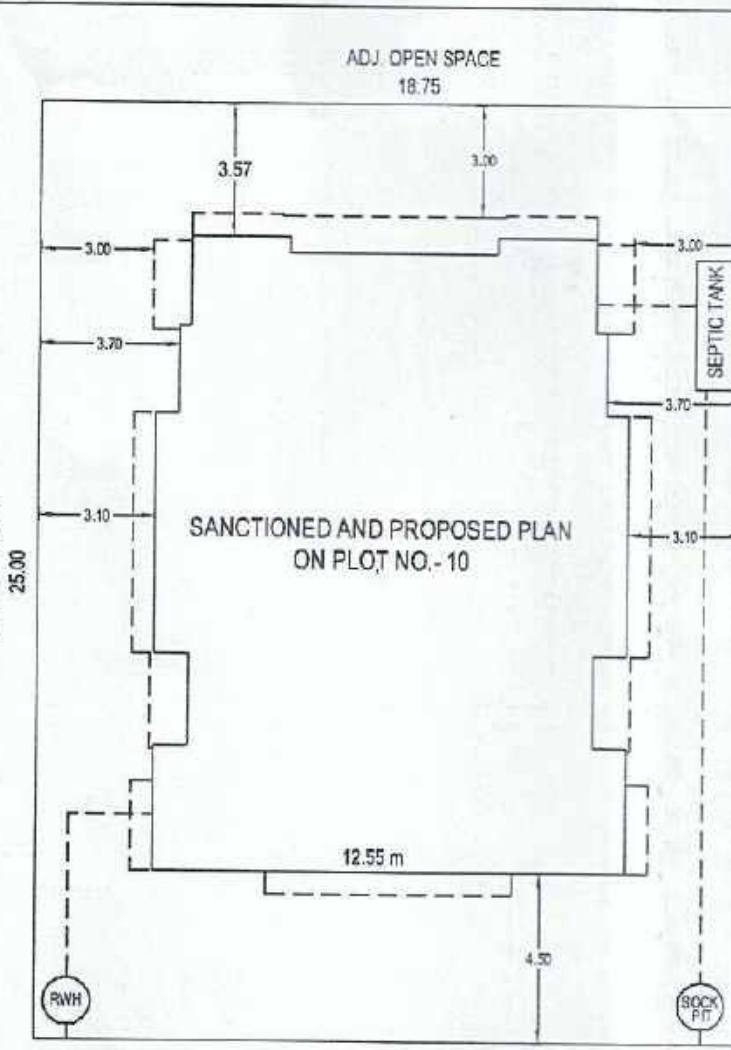


LOCATION PLAN



LINE DIAGRAM - GROUND FLOOR
SCALE 1:200

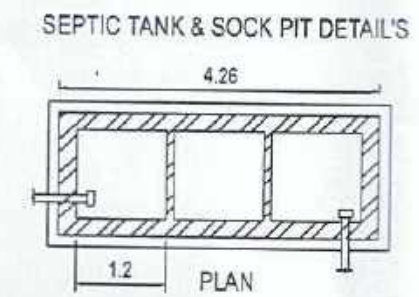
AREA CALCULATION	
RECTANGULAR AREA	
11.35 X 4.67 = 53.00 Sq.M	
TOTAL COMM. B.U.A. ON G.F.	
= 53.00 Sq.M	



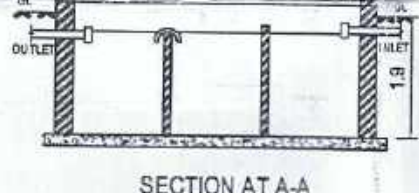
18.00 M WIDE ROAD
SITE PLAN
SCALE 1:200

LINE DIAGRAM
TYPICAL 1st & 2nd FLOOR
SCALE 1:200

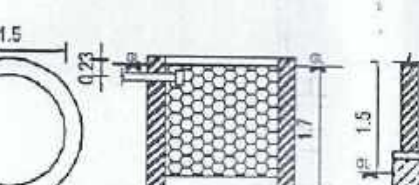
AREA CALCULATION	
RECTANGULAR AREA	
12.55 X 18.00 = 225.90 Sq.M	
DEDUCTIONS	
A) 4.08 X 5.21 = 21.26 Sq.M	
B) 1.50 X 3.31 = 4.96 Sq.M	
C) 0.80 X 4.51 X 2 = 7.22 Sq.M	
D) 0.90 X 2.45 X 2 = 4.41 Sq.M	
E) 5.53 X 0.30 = 1.66 Sq.M	
TOTAL = 39.50 Sq.M	
TOTAL B.U.A. ON TYPICAL FLOOR	
225.90 - 39.50 = 186.40 Sq.M	



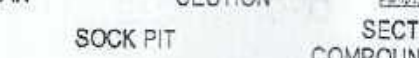
SEPTIC TANK & SOCK PIT DETAILS



SECTION AT A-A



PLAN



SECTION COMPOUND WALL

PROJECT

PROPOSED TYPICAL THIRD & FOURTH FLOOR PLAN ON PLOT NO. 10, G.N.O. - 152/1, AT - PIMPALA SHIVAR, JALGAON, TAL. & DIST. - JALGAON.

FOR, Mr. SOMA G. TAYDE & OTHER.

APPROVAL

APPROVED

For Residential purpose as amended subject to the conditions of the sanction.

Date: 24/12/2021

Assistant Director of Town Planning

Municipal Corporation of the City of Jalgaon

AREA STATEMENT

	SQ.M
1) Area of plot (Minimum area of 100 Sq.M to be considered)	468.75
(a) As per ownership document (7/12)	468.75
(b) As per measurement sheet	468.75
(c) As per area	468.75
(d) As per Plot Area	468.75
2) Deductions for	
(a) Proposed D.P. Road Widening Area/for Road 1 Highway Widening	-
(b) Any D.P. Reservation area	-
Total area	-
3) Balance area of plot (1-2)	468.75
4) Amenity Space (if applicable)	-
(a) Required	-
(b) Adjustment of 25%, if any	-
(c) Balance Proposed	-
5) Net Plot Area (3-4 (c))	-
6) Recreational Open space (if applicable)	-
(a) Required	-
(b) Proposed	-
7) Internal Road area	-
8) Pictorial area (if applicable)	-
9) Built up area with reference to Basic F.S.I. as per from road width - 1:10 (Sr. No. 5a basic F.S.I.)	615.625
10) Addition of FSI on payment of premium - 50%	-
(a) Premium on payment of premium F.S.I. based on road width - 1:10	214.375
(b) Proposed FSI on payment of premium	64.66
11) In-situ area FSI/TDR loading	
(a) In-situ area against D.P. Road 1:2.5 X Sr. No. 2(a), if any	-
(b) In-situ area against Amenity Space 1:2.5 X Sr. No. 4 (a) and (b) and (c)	-
(c) TDR area 50%	421.625
(d) Total in-situ/TDR loading (Purchased 1116/10/10/10) (18.55%)	91.625
12) Additional FSI area under Chapter No. 7	
(a) Total entitlement of FSI in the proposal	289.105
(b) (10B-1) (b) or 12 whichever is applicable	289.105
(c) In-situ area FSI value 60% or 80% with payment of charges (60%)	161.452
(d) Total entitlement (F.S.I.)	430.557
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 6.3 or 6.4 as applicable > 1.5 or 1.0)	-
15) Total Built-up Area in proposal (excluding area at Sr. No. 17 b)	-
(a) Existing Built-up Area	-
(b) SANCTIONED GROUND FLOOR BUILT UP AREA	53.00
(c) SANCTIONED FIRST FLOOR BUILT UP AREA	174.31
(d) SANCTIONED SECOND FLOOR BUILT UP AREA	174.31
(e) TOTAL BUILT UP AREA SANCTIONED	401.62
(f) Proposed Built-up Area (As per F.S.I.)	-
PROPOSED THIRD FLOOR BUILT UP AREA	215.28
PROPOSED FOURTH FLOOR BUILT UP AREA	215.28
TOTAL BUILT UP AREA PROPOSED	430.56
(g) Total Sanctioned & Proposed Area (a+f)	833.18
16) F.S.I. Consumed (15/13) (should not be more than serial No. 14 above.)	1.15
17) Area for Inclusive Housing, if any	-
(a) Required (50% of Sr. No. 5)	-
(b) Proposed	-

NOTES: ALL DIMENSIONS ARE IN METER

PLOT BOUNDARY SHOWN IN BLACK

PROPOSED WORK SHOWN IN RED

DRAINAGE WORK SHOWN IN RED DOTTED

EXTERNAL WALL = 0.15

INTERNAL WALL = 0.11

DOOR AND WINDOWS SCHEDULE

MD	TW	W
MD 1.0 X 2.10	TW DOOR	W 1.80 X 1.20 ALUMINIUM WINDOW
D 0.9 X 2.10	TW DOOR	W 1.20 X 1.20 ALUMINIUM WINDOW
D 0.75 X 2.10	FLUSH DOOR	W 1.20 X 1.20 ALUMINIUM WINDOW
		V 0.60 X 0.60 LOWERED VENTILATOR

OWNER'S SIGN

ANAND A. MUKUNDANAND A. MUKUND

Structural Engineer Lic. No. 245

Jalgaon Municipal Corporation

First Floor, Mayuresh Apt.

Ring Road, Jalgaon-425001

Mob: 9326299499

J.M.C. Lic. No. 244

First Floor, Mayuresh Apt.

Ring Road, Jalgaon-425001

Mob: 9326299499