NET F.S.I. STATEMENT.

FLOOR.	NET B/ UP RESI.	PER. 15% BALCONY	PRO. BALCONY	BALANCE BALCONY	TERRACE AREA	LIFT AREA	LIFT MACHINE ROOM AREA
LO.PARKING	163.59	----	----	----	----	----	----
UP.PARKING	237.60	----	----	----	----	----	----
FIRST	1950.04	292.51	288.78	3.73	----	23.68	93.60
SECOND	1950.04	292.51	288.78	3.73	----		
THIRD	1950.04	292.51	288.78	3.73	55.02		
FOURTH	1950.04	292.51	288.78	3.73	----		
FIFTH	1950.04	292.51	288.78	3.73	55.02		
SIXTH	1950.04	292.51	288.78	3.73	----		
SEVENTH	1950.04	292.51	288.78	3.73	55.02		
EIGHTH	1950.04	292.51	288.78	3.73	----		
NINTH	1950.04	292.51	288.78	3.73	55.02		
TENTH	1950.04	292.51	288.78	3.73	----		
ELEVENTH	1950.04	292.51	288.78	3.73	55.02		
TWELFTH	1950.04	292.51	288.78	3.73	----		
THIRTEENTH	1950.04	292.51	288.78	3.73	55.02		
FOURTEENTH	1950.04	292.51	288.78	3.73	----		
FIFTEENTH	1950.04	292.51	288.78	3.73	55.02		
SIXTEENTH	1950.04	292.51	288.78	3.73	----		
TERRACE FL.	----	----	----	----			
TOTAL.	31,601.83	4680.16	4620.48	59.68	385.14	23.68	93.60
TOTAL B/ UP							

B/UP AREA AT LOWER PARKING FLOOR

FIRE & REGULAR STAIRCASE LIFT
STRETCHER & FIRE LIFT

1) 5.18 X 5.13 X 4 = 106.29 SQ.M.
2) 3.76 X 2.74 X 4 = 41.21 SQ.M.
3) 2.86 X 2.41 X 4 = 27.57 SQ.M.

TOTAL = 175.07 SQ.M.

DEDUCTION:–

1) 2.26 X 1.27 X 4 = 11.48 SQ.M.

NET AREA=175.07–11.48=163.59 SQ.M.

B/UP AREA AT UPPER PARKING FLOOR

FIRE & REGULAR STAIRCASE LIFT
STRETCHER & FIRE LIFT

1) 5.18 X 5.13 X 4 = 106.29 SQ.M.
2) 3.76 X 2.74 X 4 = 41.21 SQ.M.
3) 2.86 X 2.41 X 4 = 27.57 SQ.M.

TOTAL = 175.07 SQ.M.

DEDUCTION:–

1) 2.26 X 1.27 X 4 = 11.48 SQ.M.
2) 2.40 X 1.95 X 4 = 18.72 SQ.M.
3) 1.95 X 1.95 X 4 = 15.21 SQ.M.

TOTAL = 45.41 SQ.M.

NET AREA=175.07–45.41=129.66 SQ.M.

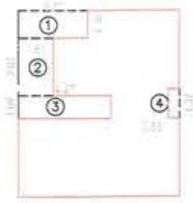
PARKING STATEMENT

FLAT CARPET AREA	NO. OF TENEMENT RESI.UNIT	CAR.	SCOOTER	CYCLES
MORE THAN 80.0 SQ.M. (2TEN.=2,2,2)	256	256	256	256
TOTAL NO OF TEN..	256	256X12.50 =3200.00	256X2.00 =512.00	256X1.00 =256.00
5 % VISITORS PARKING		13 X12.50 =162.50	13 X2.00 =26.00	13 X1.00 =13.00
TOTAL NO OF REQUIRED PARKING		269	269	269
TOTAL PARKING REQUIRED.		(3200.00+162.50)+(512.00+26.00)+ (256.00+13.00) = 4189.50 SQ.M.		
TOTAL NO OF PROPOSED PARKING		270	274	276
TOTAL AREA OF COVERED PARKING.		= 5122.85 SQ.M.		
AREA OF OPEN PARKING.		= 1931.15 SQ.M.		
TOTAL AREA OF PARKING PROPOSED.		= 7054.00 SQ.M.		

AREA OF COVERED PARKING.

REQUIRED WATER TANK CAPACITY.

OVER HEAD WATER TANK CAP.
1) 256 X 5 X 135 LIT. = 1,72,800.00 LIT.
ADD FIRE = 20,000.00 LIT.
TOTAL. = 1,92,800.00 LIT.
OVER HEADED WATER TANK CAP.= 1,92,800.00 LITS.
UNDER GROUND WATER TANK CAP.
1) 1,72,800.00 X 1.50 = 2,59,200.00 LIT.
ADD FIRE = 75,000.00 LIT.
TOTAL. = 3,34,200.00 LIT.
SAY = 3,34,200.00 LIT.



UP.PARKING FLOOR AREA KEY PLAN

B/UP AREA AT UPPER PARKING FLOOR

7.47 X 8.69 X 1 = 64.91 SQ.M.

DEDUCTION IN AREA

1. 3.21 X 1.30 X 1 = 4.17 SQ.M.
2. 1.61 X 2.67 X 1 = 4.29 SQ.M.
3. 4.27 X 1.07 X 1 = 4.56 SQ.M.
4. 0.53 X 1.37 X 1 = 0.72 SQ.M.

TOTAL = 13.74 SQ.M.

NET AREA=64.91–13.74=51.17 SQ.M.

51.17+51.17=102.34 SQ.M.

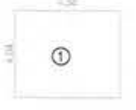
TOTAL B/UP AREA=129.66+102.34+5.60=237.60 SQ.M.

F.S.I. STATEMENT

A) PLOT AREA FOR F.S.I = 2,02800.00 SQ.M.
B) PERMI.F.S.I.(1.1) = 2,23,080.00 SQ.M.
C) PERMI.F.S.I.(0.30) = 66,924.00 SQ.M.
D) PERMI.F.S.I. WITH PERMI. (B+C) = 2,90,004.00 SQ.M.
E) PERM.BALCONY (15%) = 43,500.60 SQ.M.
F) PERM.TERRACE (20%) = 58,000.80 SQ.M.
G) TOTAL B/UP AREA (D+E+F) = 3,91,505.40 SQ.M.

"Approved Tentatively for Fire NOC only"
Executive Engineer
N.M.R.D.A.

SCHEDULE OF OPENING	
DOOR'S	WINDOWS
D1–1.00X2.10	W1–1.83X1.20
D2–0.91X2.10	W2–1.52X1.20
D3–0.76X2.10	W3–1.22X1.20
SD–1.83X2.10	W4–1.07X1.20
OP–1.00X2.10	W5–0.90X1.20
OP1–1.07X2.10	W6–0.76X1.20
	WK–1.52X1.20
	V1–0.60X0.90
	SD–1.83X2.10



REFUGE AREA KEY PLAN

REFUGE AREA STATEMENT :
TYPICAL 8TH & 13TH FLOOR PLAN

1. 4.88 X 4.04 X 2FL. = 39.43 SQ.M.

TOTAL = 39.43 SQ.M.

NET REFUGE AREA =
39.43 X 4 BLDS.=157.72 SQ.M.

GROUND COVERAGE STATEMENT.
= MAX. FLOOR BT/UP
= 1950.04 SQ.M.

TYPICAL FLOOR TERRACE STATEMENT

3RD.,5TH.,7TH.,9TH.,11TH.,13TH.15TH. FLOOR PLAN

1) 2.57 X 3.55 X 2 = 18.25 SQ.M.
2) 2.20 X 3.57 X 2 = 15.71 SQ.M.
3) 3.00 X 3.51 X 2 = 21.06 SQ.M.

TOTAL = 55.02 SQ.M.

GARBAGE ROOM SIZE–

1.06 X 1.37 X 1 = 1.45 SQ.M.
0.91 X 1.52 X 3 = 4.15 SQ.M.

TOTAL = 5.60 SQ.M.

STAIRCASE TOWER B/UP AREA

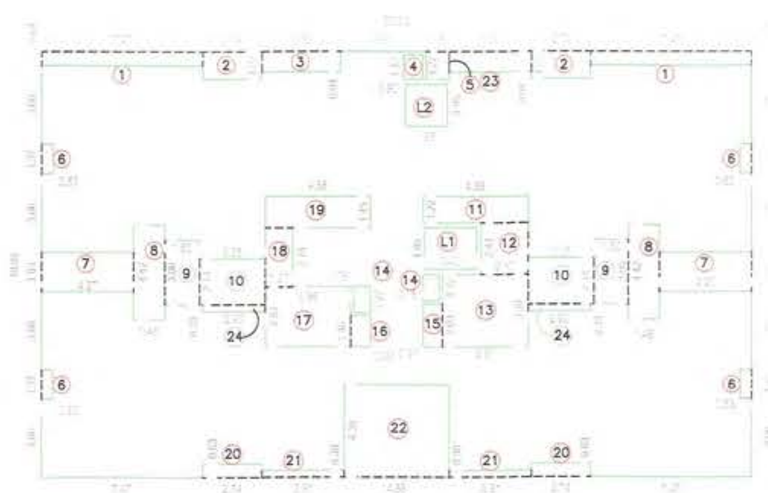
FIRE & REGULAR STAIRCASE

1) 5.13 X 2.77 X 4 = 56.84 SQ.M.
2) 2.41 X 1.45 X 4 = 13.98 SQ.M.
3) 3.76 X 2.74 X 4 = 41.21 SQ.M.

TOTAL = 112.03 SQ.M.

TOTAL CONSTRUCTION AREA FOR E.C. PURPOSE

TOTAL B/UP AREA	PROPOSED BALCONY AREA	TOTAL TERRACE AREA	TOTAL REFUGE AREA	LIFT MACHINE ROOM AREA	STAIRCASE TOWER AREA	OVER HEAD WATER TANK AREA	STILT PARKING AREA	BASEMENT PARKING AREA	UNDER GROUND WATER TANK	TOTAL
31,601.83 SQ.M.	4,620.48 SQ.M.	385.14 SQ.M.	157.72 SQ.M.	93.60 SQ.M.	112.03 SQ.M.	109.89 SQ.M.	2238.82 SQ.M.	2792.93 SQ.M.	164.84 SQ.M.	42,277.28 SQ.M.



TYPICAL FLOOR AREA KEY PLAN

TYPICAL FLOOR BALCONY STATEMENT

PERMISSIBLE BALCONY = 0.15 X 484.54 = 72.68 SQ.M.

1) 2.74 X 1.37 X 4 = 15.01 SQ.M.
2) 2.74 X 2.00 X 4 = 21.92 SQ.M.
3) 3.66 X 1.67 X 1 = 6.11 SQ.M.
3) 3.81 X 1.67 X 3 = 19.09 SQ.M.
4) 3.05 X 1.20 X 2 = 7.32 SQ.M.

TOTAL = 69.45 SQ.M.

BALANCE BALCONY=72.68–69.45=3.23 SQ.M.

TYPICAL FLOOR B/UP AREA STATEMENT

32.92 X 19.84 X 1 = 653.13 SQ.M.

DEDUCTION IN AREA

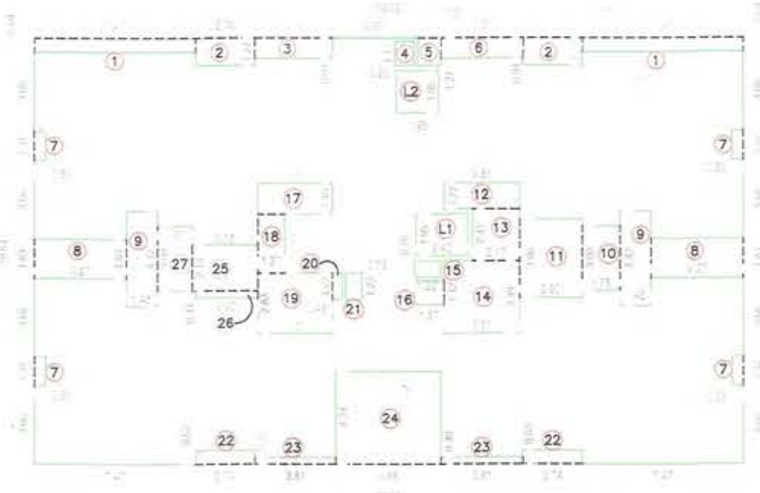
1. 7.47 X 0.64 X 2 = 9.56 SQ.M.
2. 2.74 X 1.27 X 2 = 6.96 SQ.M.
3. 3.66 X 0.94 X 1 = 3.44 SQ.M.
4. 0.90 X 1.12 X 1 = 1.01 SQ.M.
5. 1.06 X 1.27 X 1 = 1.35 SQ.M.
6. 0.53 X 1.37 X 4 = 2.90 SQ.M.
7. 4.27 X 1.83 X 2 = 15.63 SQ.M.
8. 1.45 X 4.42 X 2 = 12.82 SQ.M.
11. 4.88 X 1.22 X 1 = 5.95 SQ.M.
12. 2.17 X 2.41 X 1 = 5.23 SQ.M.
13. 3.97 X 3.39 X 1 = 13.46 SQ.M.
14. 0.76 X 1.22 X 2 = 1.85 SQ.M.
15. 0.91 X 2.03 X 1 = 1.85 SQ.M.
16. 0.91 X 1.46 X 1 = 1.33 SQ.M.
17. 3.96 X 2.83 X 1 = 11.21 SQ.M.
18. 1.27 X 2.74 X 1 = 3.48 SQ.M.
19. 4.88 X 1.45 X 1 = 7.08 SQ.M.
20. 2.74 X 0.63 X 2 = 3.45 SQ.M.
21. 3.81 X 0.30 X 2 = 2.29 SQ.M.
22. 4.88 X 4.34 X 1 = 21.18 SQ.M.
23. 3.81 X 0.94 X 1 = 3.58 SQ.M.
L1. 2.40 X 1.95 X 1 = 4.68 SQ.M.
L2. 1.95 X 1.95 X 1 = 3.80 SQ.M.

TOTAL DEDUCTION =168.59 SQ.M.

NET AREA=653.13–168.59=484.54 SQ.M.

Subject to affidavite submitted by applicant dt. 26/10/18, that construction should not be started before approval of structural analysis and drawings from VNIT Nagpur.

Subject to Conditions Mentioned in affidavites submitted by applicant dt.26/10/2018, regarding height of building as per N.O.C. OF Airport Authority.



TYPICAL FLOOR AREA KEY PLAN

TYPICAL FLOOR BALCONY STATEMENT

PERMISSIBLE BALCONY = 0.15 X 488.50 = 73.28 SQ.M.

1) 2.74 X 1.37 X 4 = 15.01 SQ.M.
2) 2.74 X 2.00 X 4 = 21.92 SQ.M.
3) 3.66 X 1.67 X 1 = 6.11 SQ.M.
3) 3.81 X 1.67 X 3 = 19.09 SQ.M.
4) 3.05 X 1.20 X 3 = 10.98 SQ.M.

TOTAL = 73.11 SQ.M.

BALANCE BALCONY=73.28–73.11=0.17 SQ.M.

TYPICAL FLOOR B/UP AREA STATEMENT

32.92 X 19.84 X 1 = 653.13 SQ.M.

DEDUCTION IN AREA

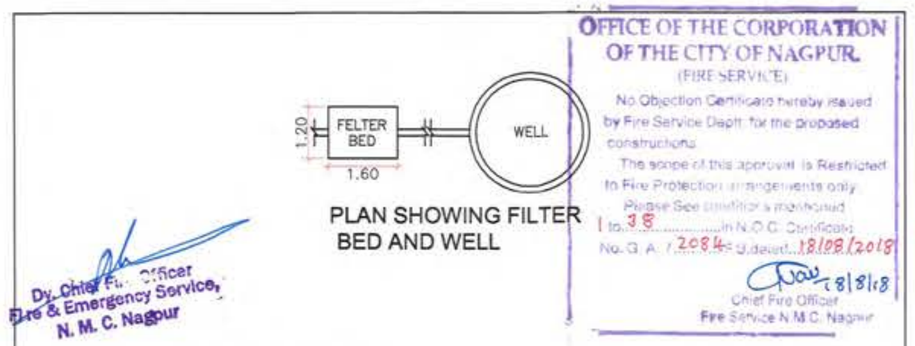
1. 7.47 X 0.64 X 2 = 9.56 SQ.M.
2. 2.74 X 1.27 X 2 = 6.96 SQ.M.
3. 3.66 X 0.94 X 1 = 3.44 SQ.M.
4. 0.90 X 1.12 X 1 = 1.01 SQ.M.
5. 1.06 X 1.27 X 1 = 1.35 SQ.M.
6. 3.81 X 0.94 X 1 = 3.58 SQ.M.
7. 0.53 X 1.37 X 4 = 2.90 SQ.M.
8. 4.27 X 1.83 X 2 = 15.63 SQ.M.
9. 1.45 X 4.42 X 2 = 12.82 SQ.M.
11. 2.90 X 3.68 X 1 = 10.61 SQ.M.
12. 3.51 X 1.22 X 1 = 4.28 SQ.M.
13. 2.17 X 2.41 X 1 = 5.23 SQ.M.
14. 3.51 X 3.39 X 1 = 11.90 SQ.M.
15. 1.22 X 0.76 X 1 = 0.93 SQ.M.
16. 1.37 X 1.12 X 1 = 1.53 SQ.M.
17. 3.51 X 1.45 X 1 = 5.09 SQ.M.
18. 1.27 X 2.74 X 1 = 3.48 SQ.M.
19. 3.51 X 2.83 X 1 = 9.93 SQ.M.
20. 0.46 X 1.22 X 1 = 0.56 SQ.M.
21. 0.76 X 1.22 X 1 = 0.93 SQ.M.
22. 2.74 X 0.63 X 2 = 3.45 SQ.M.
23. 3.81 X 0.30 X 2 = 2.29 SQ.M.
24. 4.88 X 4.34 X 1 = 21.18 SQ.M.
L1. 2.40 X 1.95 X 1 = 4.68 SQ.M.
L2. 1.95 X 1.95 X 1 = 3.80 SQ.M.

TOTAL DEDUCTION =164.63 SQ.M.

NET AREA=653.13–164.63=488.50 SQ.M.

488.50+488.50+488.50=1465.50 SQ.M.

- Subject to submission of approval of structural analysis & design from VNIT Nagpur for building No. 10 & 14.
- Subject to condition mentioned in structural analysis & design issued from VNIT Nagpur dt. 12/10/18 & 16/10/18 for building No. 9 & 11 respectively.
- Subject to the compliances & recomendation made by the FIRE in meeting dated 4/10/2018



OFFICE OF THE NAGPUR METROPOLITAN REGION DEVELOPMENT AUTHORITY
Building Permit No. Bldg/MMRDA/West/Hingna/Taluka/ 40.NB-4512 2016/0148 6007
SANCTIONED
Assistant Engineer
Nagpur Metropolitan Region Development Authority
24/10/2018
Nagpur Metropolitan Region Development Authority

This Sanction is Subject to Condition that Flats shall be released as per Condition No. 12 of the Development Agreement Dt. 21/12/2016

Subject to Condition of N.O.C. from Airport Authority Dt. 22/06/2016

N.M.R.D.A.
L.S. No. 2977
L.S. Valid Up to 31/12/2020

This sanction is subject to conditions of
N.A. order Dt. 4/03/2016
N.A.T.P. order Dt.

This Sanction is Subject to Conditions Mentioned in Development Agreement Dt. 21/12/2016

This Sanction is Subject to Conditions Mentioned in Development Agreement Dt. MOU dt 02/12/2015

Subject to Compliance of terms and Conditions of Environment clearance Letter dated 26/10/2018

Subject to the Condition laid down by Fire Brigade Deptt. Nagpur Mpl. Corporation Vide Letter No. 2685 dt. 18/12/2018 to 2695

Subject to the provisions of structural drawings submitted by applicant.

Subject to the condition that Developer/ Applicant shall construct sewage treatment plant (STP) as per the required norms of Maharashtra Pollution Control Board and shall submit the NOC from MPCB without compliance of same occupation permission shall not be issued.

Applicant has to pay Gram Panchayat Tax as and when laived by concerned Gram Panchayat.

SUBJECT TO THE PROVISIONS OF STRUCTURAL DESIGN SUFFICIENCY CERTIFICATE DATED 22/12/2016 OF STRUCTURAL DESIGNER AND APPLICANT.

Subject to terms and condition of Government circular dated 30-01-2016 Developer have to construct the temporary shade, toilet and arrangement of drinking water for the labours.

Necessary arrangement for rain water harvesting shall be done.

STAMP OF APPROVAL

11/11

BUILDING NO 9

PROJECT NAME

SHIV–KAILASA

PROJECT ADDRESS

PLOT NO. 242, 241, 238/2, 239, 237/1, 238/1 & 247/1
MOUZA SONDAPAR, TAHASIL-HINGNA, NAGPUR

OWNER'S SIGNATURE

Om Shivam Buildcon Pvt. Ltd.
Director

M/s. OM SHIVAM BUILDCON PVT.LTD. AND OTHERS

ARCHITECT'S SIGNATURE

SACHIN SUTAR CA/98 18039 ARCHITECT

L. No. 2977

AR.SACHIN SUTAR

NORTH	UNUSUAL SPACES
	Ar.SACHIN SUTAR A1, NATURE VIEW SOC., NEAR CHATURSHRUNGI TEMPLE,SENAPATI BAPAT ROAD, PUNE.:- 411016. PH.NO :020-25630533/34 9822086603

JOB NO.	DRG NO.	DATE	SCALE	DRN BY	CHD BY
--	1	30-06-2018	1:100		--