OFFICE OF THE NAGAR PANCHAYAT BESA-PIPLA
Building Permit No. -/-4.9.19/1218/2021 Dt. 2/6/2023
Date- 08/05/2023
SANCTIONED
Planning Assistant Nagar Panchayat Besa-Pipla
Administrator Nagar Panchayat Besa-Pipla

### BUILT UP AREA STATEMENT OF PROPOSED BUILDING ON GROUND FLOOR (TOWER A)

| S.NO. | SPECIFICATION | NO. | WIDTH | LENGTH | AREA |
|---|---|---|---|---|---|
| | AREA OF BLOCK | | 15.814 | 36.165 | 571.913 |
| | DEDUCTION | | | | |
| 1 | D1 | 1 | 0.497 | 28.930 | 14.378 |
| 2 | D2 | 1 | 5.500 | 16.534 | 90.937 |
| 3 | D3 | 1 | 5.153 | 2.756 | 14.202 |
| 4 | D4 | 1 | 5.500 | 13.260 | 72.930 |
| 5 | D5 | 1 | 3.628 | 16.534 | 59.985 |
| 6 | D6 | 1 | 3.628 | 16.875 | 61.223 |
| | TOTAL DEDUCTION AREA | | | | 313.655 |
| | NET AREA OF BLOCK | | | | |
| | 470.145- 313.655 | | | | **258.26** |

### BUILT UP AREA STATEMENT OF PROPOSED BUILDING ON 1st FLOOR (TOWER A )

| S.NO. | SPECIFICA | NO. | WIDTH | LENGTH | AREA |
|---|---|---|---|---|---|
| | AREA OF BLOCK | | 30.050 | 36.163 | 1086.698 |
| | DEDUCTION | | | | |
| 1 | D1 | 1 | 7.900 | 0.485 | 3.832 |
| 2 | D2 | 1 | 3.000 | 1.250 | 3.750 |
| 3 | D3 | 2 | 1.200 | 28.930 | 69.432 |
| 4 | D4 | 2 | 0.496 | 25.530 | 25.326 |
| 5 | D5 | 4 | 1.250 | 5.275 | 26.375 |
| 6 | D6 | 4 | 1.665 | 3.625 | 24.143 |
| 7 | D7 | 2 | 1.250 | 9.850 | 24.625 |
| 8 | D8 | 2 | 1.665 | 3.450 | 11.489 |
| 9 | D9 | 3 | 2.300 | 1.997 | 13.779 |
| 10 | D10 | 4 | 3.100 | 1.670 | 20.708 |
| 11 | D11 | 4 | 3.637 | 3.476 | 50.569 |
| 12 | D12 | 1 | 2.400 | 2.000 | 4.800 |
| 13 | D13 | 1 | 1.350 | 0.750 | 1.013 |
| 14 | D14 | 1 | 1.000 | 2.100 | 2.100 |
| 15 | D15 | 1 | 1.800 | 1.862 | 3.352 |
| 16 | D16 | 2 | 2.300 | 0.485 | 2.231 |
| | TOTAL DEDUCTION AREA | | | | 287.522 |
| | NET AREA OF BLOCK | | | | |
| | 1086.698 -287.522 | | | | **799.177** |

### BUILT UP AREA STATEMENT OF PROPOSED BUILDING ON PODIUM FLOOR (TOWER A)

| S.NO. | SPECIFICATION | NO. | WIDTH | LENGTH | AREA |
|---|---|---|---|---|---|
| | AREA OF BLOCK | | 34.425 | 6.631 | 228.272 |
| | DEDUCTION | | | | |
| 1 | D1 | 1 | 5.552 | 2.987 | 16.584 |
| 2 | D2 | 2 | 0.344 | 5.552 | 3.820 |
| 3 | D3 | 1 | 6.631 | 9.235 | 61.237 |
| 4 | D4 | 1 | 2.600 | 0.358 | 0.931 |
| 5 | D5 | 1 | 2.400 | 2.000 | 4.800 |
| 6 | D6 | 1 | 6.631 | 9.593 | 63.611 |
| 7 | D7 | 1 | 0.687 | 2.262 | 1.554 |
| 8 | D8 | 1 | 1.800 | 1.862 | 3.352 |
| 9 | D9 | 1 | 2.987 | 5.025 | 15.010 |
| | TOTAL DEDUCTION AREA | | | | 170.898 |
| | NET AREA OF BLOCK | | | | |
| | 228.272- 170.898 | | | | **57.37** |

### P - LINE AREA CALCULATION OF PROPOSED BUILDING - 1 ( TOWER-A)

| BUILDING NO. 3 (TOWER -C) | PROPOSED NO. OF FLOORS | TOTAL BUILT-UP AREA OF FLOOR,AS PER OUTER COSTRUCTION LINE |
|---|---|---|
| BUILDING 3 | | |
| | GROUND FLOOR | 258.260 |
| | PODIUM FLOOR | 10.955 |
| | FIRST FLOOR | 799.177 |
| | | |
| | **TOTAL** | **1068.392** |

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

### CARPET AREA STATEMENT OF PROPOSED TOWER A FOR FLAT NO.102,103,106,107

| S.NO. | SPECIFICA | NO. | WIDTH | LENGTH | AREA |
|---|---|---|---|---|---|
| | AREA OF BLOCK | | 12.025 | 8.553 | 102.850 |
| | DEDUCTION | | | | |
| 1 | D1 | 1 | 2.450 | 1.735 | 4.251 |
| 2 | D2 | 1 | 1.745 | 3.538 | 6.174 |
| 3 | D3 | 1 | 3.465 | 1.888 | 6.542 |
| 4 | D4 | 1 | 2.450 | 3.678 | 9.011 |
| | TOTAL DEDUCTION AREA | | | | 25.978 |
| | NET AREA OF BLOCK | | | | |
| | 102.850-25.978 | | | | **76.872** |

This Sanction is subject to condition mentioned in Development Agreement Dt 28/04/2023

SUBJECT TO THE PROVISIONS OF STRUCTURAL DESIGN SUFFICIENCY CERTIFICATE DATED 03/04/2023 OF STRUCTURAL DESIGNER AND APPLICANT

Subject to the condition laid down by Directorate of Maharashtra fire service vide letter No. DFS/ 53/2023/334 Dated 27/04/2023

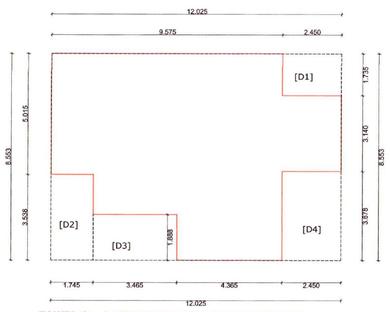
Subject to Condition of NOC of Airport Authority Dt. 21/02/2023

### FORM OF STATEMENT 3 [SR. NO 9(g)]
### AREA DETAIL OF APARTMENT

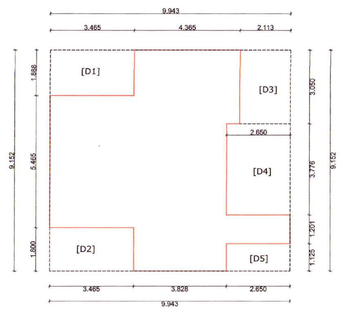
| BUILDING NO - 1 | FLOOR | FLAT NO | CARPET AREA SQ.MT | OPEN BAL AREA SQ.MT |
|---|---|---|---|---|
| TOWER-A | GROUND FLOOR | SHOP NO 1 | 21.633 | - |
| | GROUND FLOOR | SHOP NO 2 | 19.304 | - |
| | GROUND FLOOR | SHOP NO 3 | 21.855 | - |
| | GROUND FLOOR | SHOP NO 4 | 23.603 | - |
| | GROUND FLOOR | SHOP NO 5 | 19.304 | - |
| | GROUND FLOOR | SHOP NO 6 | 19.304 | - |
| | GROUND FLOOR | SHOP NO 7 | 23.603 | - |
| | GROUND FLOOR | SHOP NO 8 | 21.855 | - |
| | GROUND FLOOR | SHOP NO 9 | 19.304 | - |
| | GROUND FLOOR | SHOP NO 10 | 21.633 | - |
| | FIRST FLOOR | 101/104/105/108 | 58.787 | 9.572 |
| | | 102/103/106/107 | 76.872 | 10.661 |
| TOTAL | | | 347.057 | 20.233 |

### CARPET AREA STATEMENT OF PROPOSED TOWER A FOR FLAT NO. 101,104,105,108

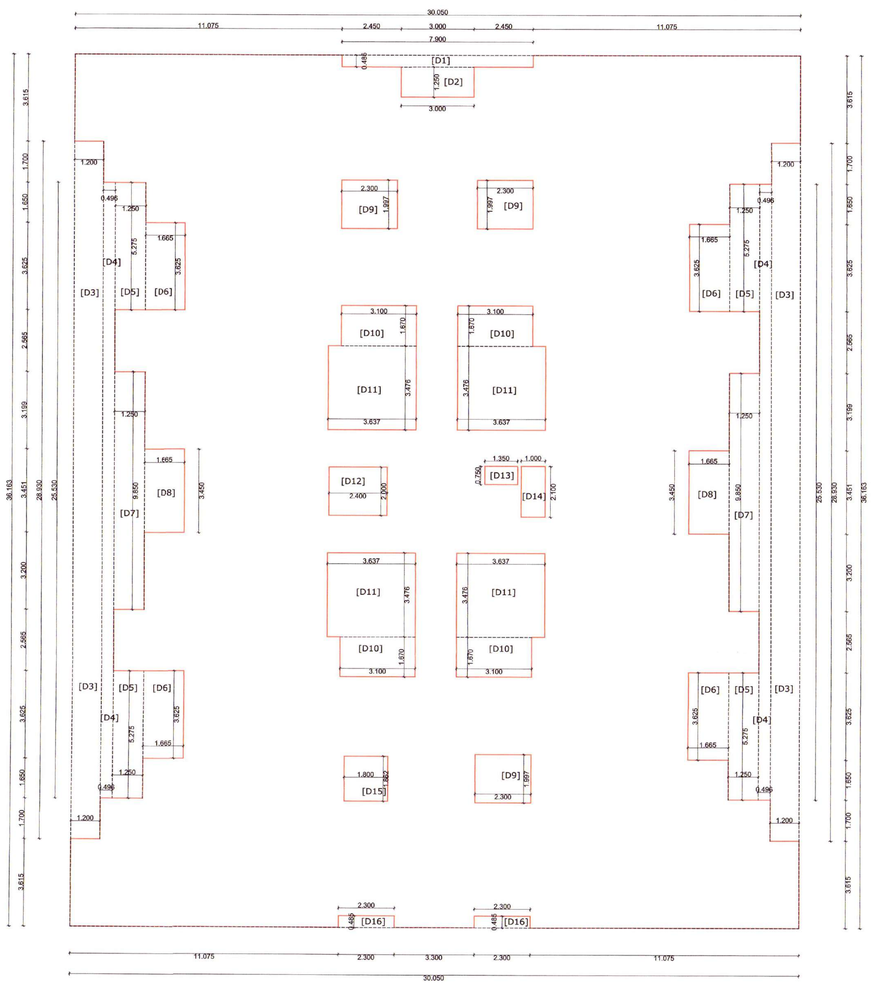
| S.NO. | SPECIFICA | NO. | WIDTH | LENGTH | AREA |
|---|---|---|---|---|---|
| | AREA OF BLOCK | | 9.943 | 9.152 | 90.998 |
| | DEDUCTION | | | | |
| 1 | D1 | 1 | 3.465 | 1.888 | 6.542 |
| 2 | D2 | 1 | 1.800 | 3.465 | 6.237 |
| 3 | D3 | 1 | 2.113 | 3.050 | 6.445 |
| 4 | D4 | 1 | 2.650 | 3.776 | 10.006 |
| 5 | D5 | 1 | 2.650 | 1.125 | 2.981 |
| | TOTAL DEDUCTION AREA | | | | 32.211 |
| | NET AREA OF BLOCK | | | | |
| | 90.998 -32.211 | | | | **58.787** |



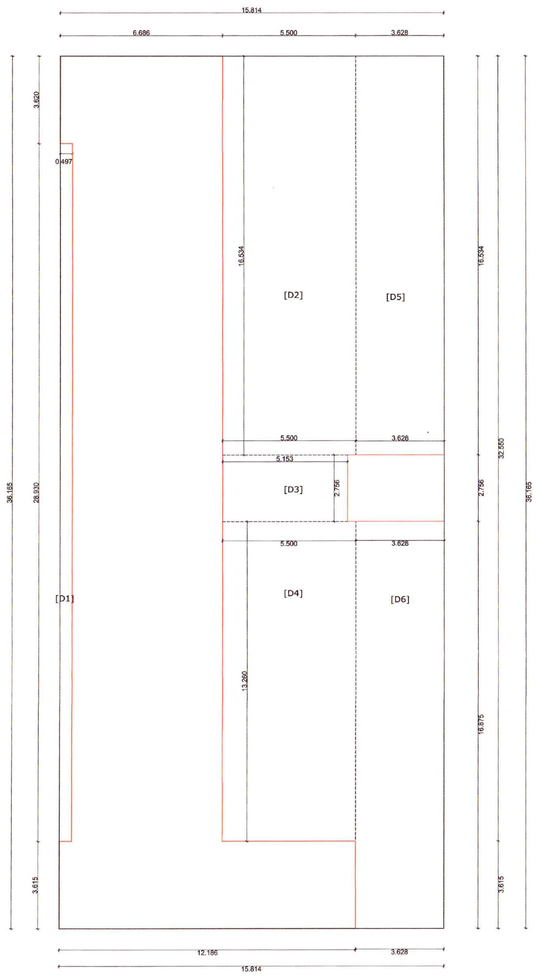

**TOWER C:- 3 BHK CARPET AREA BLOCK DIAGRAM FLAT NO. 102,103,106,107**




**TOWER C:- 3 BHK CARPET AREA BLOCK DIAGRAM FLAT NO. 101,104,105,108**




**BLOCK DIAGRAM OF TOWER (A) TYPICAL 1st,2nd,3rd,4th,5th,6th 7th,8th ,9th, 10th,11th,12th,13nth,14nth FLOOR**




**BLOCK DIAGRAM OF TOWER (A) GROUND FLOOR**

**BLOCK DIAGRAM OF TOWER (A) PODIUM FLOOR**

DRAWING NO. 6 / 13

**REVISED RESIDENTIAL AFFORDABLE GROUP HOUSING LAYOUT ON KH. NO. 160/1, P.H.NO.38, MOUZA - PIPLA, TAH. NAGPUR (GRAMIN) DISTT. NAGPUR.**

**BELONGING TO,**
**M/S GOLDEN HOME INFRAVENTURES**
**( YASH ASHOK AGRAWAL )**

## BUILDING - 1 TOWER A

**BLOCK DIAGRAM & AREA CALCULATION , CARPET AREA CALCULATION & ELEVATION SECTION**

N

## SUBMISSION DRAWING

| | | | |
|---|---|---|---|
| DRN BY: | AR.SNEHA | SCALE | 1 : 100,1:200 |
| CHK BY: | AR.SNEHA | DATE: | 16/08/21 |

APPLICANT SIGN :-

AUTHORISED SIGNATORY FOR
GOLDEN HOME INFRAVENTURES

PYRAMID TAXSUREE LLP

ARCHITECT SIGN:-

Architect Sanjay Soni
COA NO - CA/2005/36827
NIT LS - 2566
NMC/R - 523
Nagpur