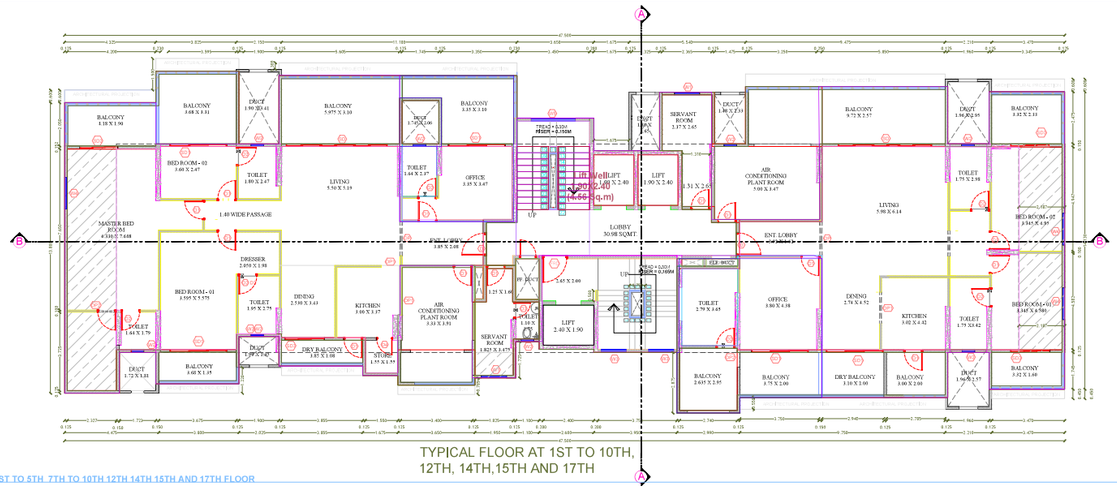
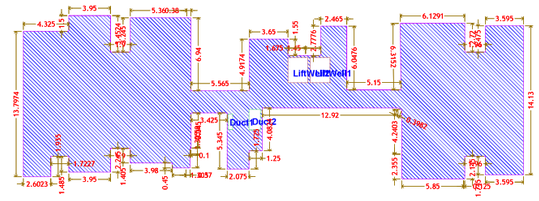
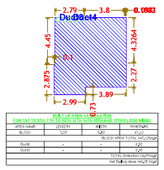


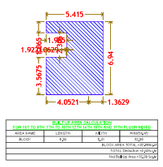
TYPICAL FLOOR AT 1ST TO 10TH, 12TH, 14TH,15TH AND 17TH

1ST TO 5TH ,7TH TO 10TH 12TH 14TH 15TH AND 17TH FLOOR



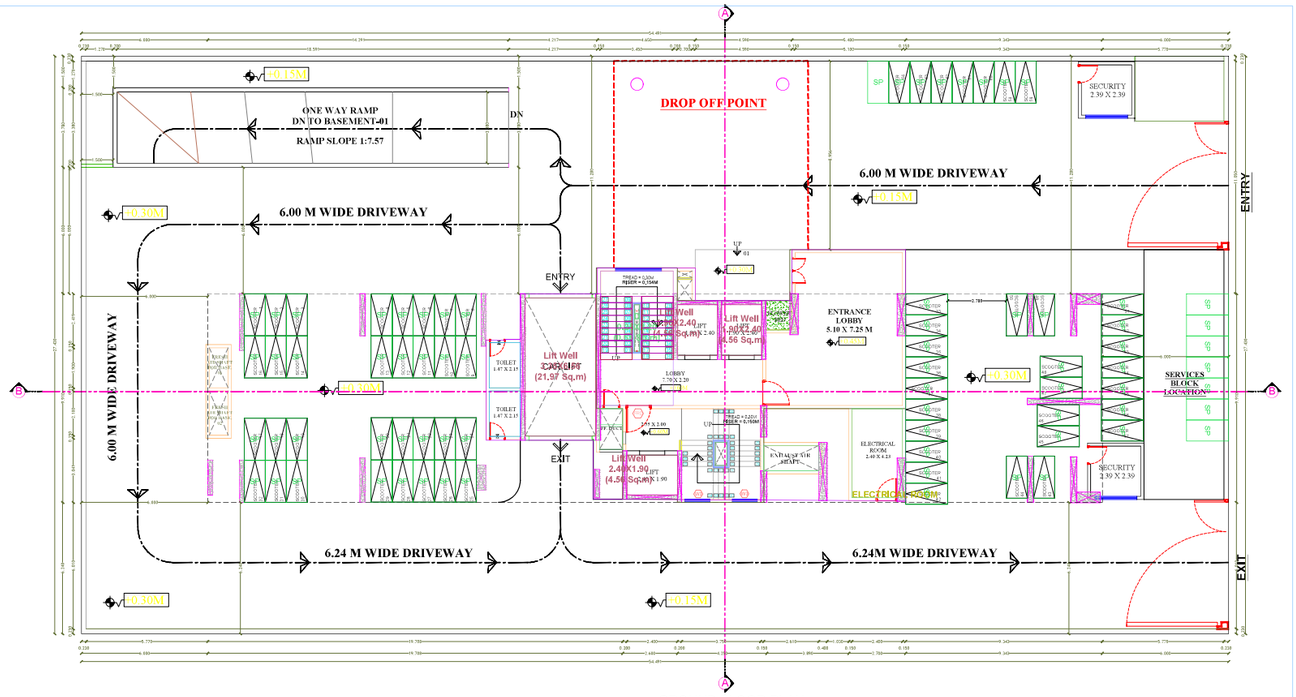
ROOM NAME	LENGTH	WIDTH	HEIGHT
BLOCK	FEET	FEET	FEET
LIFT(4)	-	-	N.A.
LIFT(5)	-	-	N.A.
DUCT	-	-	N.A.
DUCT	-	-	N.A.





ROOM NAME	LENGTH	WIDTH	HEIGHT
BLOCK	FEET	FEET	FEET
DUCT	-	-	N.A.
DUCT	-	-	N.A.
DUCT	-	-	N.A.
DUCT	-	-	N.A.
DUCT	-	-	N.A.

ROOM NAME	LENGTH	WIDTH	HEIGHT
BLOCK	FEET	FEET	FEET
DUCT	-	-	N.A.
DUCT	-	-	N.A.
DUCT	-	-	N.A.
DUCT	-	-	N.A.
DUCT	-	-	N.A.



GROUND FLOOR PLAN
SCALE 1:100

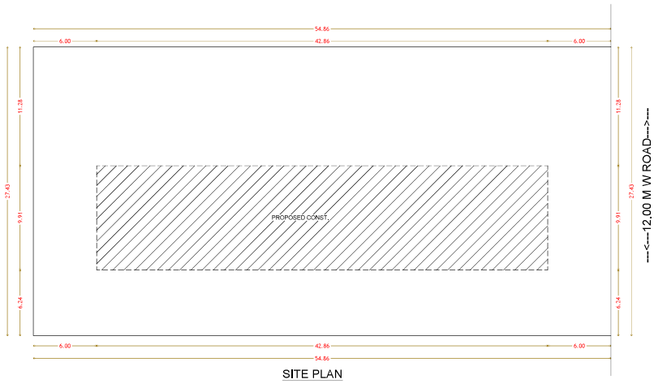
GF

BUILDING	FLOORS	FSI AREA						MISC.					
		COMM.	RESI.	RES. (Add.)	EFFECTIVE	MUDC	BALCONY PROP.	TERRACE PROP.	LIFT	LIFT(M.R.)	DUCT	VENT SHAFT	Other Deduction	TOTAL FSI/MUDC
	Sqft	Sqft	Sqft	Sqft	Sqft	Sqft	Sqft	Sqft	Sqft	Sqft	Sqft	Sqft	Sqft	Sqft
MIXED	1ST TO 5TH 7TH TO 10TH 12TH 14TH 15TH AND 17TH FLOOR	1641.49	9975.78	0.00	0.00	0.00	0.00	0.00	0.00	1428	492.84	0.00	0.00	13538.11
MIXED	6TH FLOOR AND 16TH FLOOR	1641.49	9975.78	0.00	0.00	0.00	0.00	0.00	0.00	1249	492.84	0.00	0.00	13359.21
GF	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
MIXED	11TH FLOOR	1641.49	9975.78	0.00	0.00	0.00	0.00	0.00	0.00	1249	492.84	0.00	0.00	13359.21
MIXED	18TH FLOOR	1641.49	9975.78	0.00	0.00	0.00	0.00	0.00	0.00	1249	492.84	0.00	0.00	13359.21
MIXED	TOTAL	11767.45	79806.24	0.00	0.00	0.00	0.00	0.00	0.00	10020	3942.72	0.00	0.00	106935.23

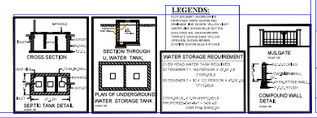
Name	Basic FSI (on saleable Fl.)	Premium FSI (on saleable Fl.)	TDR (on land area Fl.)	Inventory / LOI/ green building & Any other (on saleable Fl.)	Amt/Area Area (50% of 2.5+0.5)	Amt/Area Area (50% of 2.5+0.5)	Total	Deficient Amenity (50% if Applicable)	Granting Value
Sq.mtr/Sq.ft	Sq.ft	Sq.ft	Sq.ft	Sq.ft	Sq.ft	Sq.ft	Sq.ft	Sq.ft	Sq.ft
Sq.mtr/Sq.ft	Sq.ft	Sq.ft	Sq.ft	Sq.ft	Sq.ft	Sq.ft	Sq.ft	Sq.ft	Sq.ft
Sq.mtr/Sq.ft	1641.49	Sq.ft	Sq.ft	1641.49	Sq.ft	Sq.ft	Sq.ft	Sq.ft	Sq.ft
Sq.mtr/Sq.ft	9975.78	Sq.ft	Sq.ft	9975.78	Sq.ft	Sq.ft	Sq.ft	Sq.ft	Sq.ft
Sq.mtr/Sq.ft	11617.27	Sq.ft	Sq.ft	11617.27	Sq.ft	Sq.ft	Sq.ft	Sq.ft	81319.13
Sq.mtr/Sq.ft	Sq.ft	Sq.ft	Sq.ft	Sq.ft	Sq.ft	Sq.ft	Sq.ft	Sq.ft	Sq.ft

Building Name	Floor Name	Carpet name	Tenement No	Carpet Area	Enclosed Balcony Area	Enclosed Balcony Area	Open Area Area	Total Carpet Area
MIXED	1ST TO 5TH AND 16TH TO 18TH FLOOR	1HK	3	156.20	Sq.ft	Sq.ft	Sq.ft	156.20
MIXED	1ST TO 5TH AND 16TH TO 18TH FLOOR	1HK	3	154.49	Sq.ft	Sq.ft	Sq.ft	154.49
MIXED	1ST TO 5TH AND 16TH TO 18TH FLOOR	2HK(A)	3	194.1	Sq.ft	Sq.ft	Sq.ft	194.1
MIXED	1ST TO 5TH AND 16TH TO 18TH FLOOR	2HK(B)	3	214.5	Sq.ft	Sq.ft	Sq.ft	214.5
MIXED	1ST TO 5TH AND 16TH TO 18TH FLOOR	1HK	13	156.20	Sq.ft	Sq.ft	Sq.ft	156.20
MIXED	1ST TO 5TH AND 16TH TO 18TH FLOOR	2HK(B)	13	194.1	Sq.ft	Sq.ft	Sq.ft	194.1
MIXED	1ST TO 5TH AND 16TH TO 18TH FLOOR	1HK	13	154.49	Sq.ft	Sq.ft	Sq.ft	154.49
MIXED	1ST TO 5TH AND 16TH TO 18TH FLOOR	2HK(B)	13	214.5	Sq.ft	Sq.ft	Sq.ft	214.5

Building Name	USE	TENANT ENT AREA	RATIO			NO.OF Tenants/ eachUnits	Required			Proposed		
			car(Min 1 Bus)	scooter	cycle		car(Min 1 Bus)	scooter	Cycle	car(Min 1 Bus)	scooter	Cycle
MIXED	Residential	For every unit above 80 sq. mt 100 sq.m. carpet area or fraction thereof	1	2	1	32	32	64	32	36	72	40
MIXED	Commercial		1	?	?	196 #R	1.97	7.94	7.94	36	72	40
Total	-	-	-	-	-	-	35.97	71.94	39.94	36	72	40



SITE PLAN
(SCALE-1:200)



Signature valid

Digitally signed by PRAMOD BHAGWANRAO GAWANDE
Date: 2023.06.28 12:24:28 IST
Reason: Approved
Location: Appointing Authority Jurisdiction
Project Code : NMO-23-86903
Application Number : NMC/2023/00366
Proposal Number : 174515
Certificate Number : NMO/B/2023/APL/01575

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.	1505.02
(a) As per ownership document (7/12, CTS extract)	1505.05
(b) as per TILR or City Survey measurement sheet	1505.05
(c) as per Demarcated drawing area	1505.02
LESS	-
2.Area not in possession	0.00
3. Entire area (1+2)	1505.02
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.Ballance area of plot (3-4)	1505.02
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)	1505.02
8. Recreational Open Space	-
(a) If area (8) is more than 4000 sqmt = 10 % of (8) is required.	0.00
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 2022-11-16 and the dimensions of sides etc. of plot stated on plan 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 R SANDESH CONSTRUCTION □ □ BELONGING TO Ramdeo Prahladrai Agrawal

Postal Address : Plot No.,3-4 And Flat No.1302 An1402 Gauri Heights,Canal Road, Dharam Nagar,Shankar Nagar,Nagpur-440010,Maharashtra
Phone No.,9890018332

DESCRIPTION OF PROJECT :

Type of Proposal : Mixed
BUILDING ON CTS. NO./SURVEY NO.-1/3

SITE ADDRESS :
PROPOSED RESIDENTIAL CONSTRUCTION AT NAZUL PLOT NO 41 CITY SURVEY No-1113 SHEET NO.52/14, MOUZA LENDRA, WARD NO 72 FARMLAND LAYOUT, RAMDASPETH,NAGPUR □ □

Name Of Architect : Prinay Lakhotiya

LOGO	ADDRESS OF OFFICE
	OFFICE :- 105, Hiskin Arcade, Coffee House Square, Dharampeth, Nagpur 440010
OWNERS SIGN :-	TECHNICAL PERSON'S SIGN Signature valid
	SCALE = 1:100 Date: 04/05/23
	JOB NO - NMO-23-86903 CHECK BY :-

SUBMISSION DRAWING