

A) AREA STATEMENTS	
1) Area of plot	668.900 SQ.M.
(a) As per ownership document	668.900 SQ.M.
(b) As per survey sheet	668.900 SQ.M.
(c) As per site	668.900 SQ.M.
2) Deduction for	
(a) Proposed D.P. / D.P. Road widening	0
(b) Any D.P. Reservation area	0
(c) Any D.P. Reservation area	0
3) Balance Area of Plot (1-2)	
(a) Amenity Space (if applicable)	668.900 SQ.M.
(b) Required	0
(c) Balance proposed	0
(d) Net Plot Area (3-4) (c)	668.900 SQ.M.
5) Recreational Open Space (if applicable)	
(a) Required	0
(b) Proposed	0
7) Internal Road Area	
(a) Plotted Area (if applicable)	0
(b) Built up area with reference to Basic F.S.I. as per front road width (1.10)	735.790 SQ.M.
10) Addition of FSI on payment of premium	
(a) Maximum permissible premium FSI - based on road width/TOD Zone	0
(b) Proposed FSI/TDR loading	0
(c) In-situ area against D.P. road, if any	0
(d) In-situ area against Amenity Space if handed over	0
(e) TDR Area	137.78 SQ.M.
(f) Total In-situ/TDR loading proposed	137.78 SQ.M.
13) Additional FSI area under Chapter No.7	
(a) FSI Consumed (15/13) (should not be more than serial No. 14 above)	1925.802 SQ.M.
(b) FSI Consumed (15/13) (should not be more than serial No. 14 above)	1925.802 SQ.M.
17) Area for inclusive Housing, if any	
(a) Required (20% of Sr. No.5)	0
(b) Proposed	0

PARKING AREA STATEMENTS

NOTE 1:- For every basement having carped area equal to or above 80 sq.m. but less than 150 sq.m. (1 CAR, 3 SC).

NOTE 2:- Multiplication factor is 0.9.

Required Parking	Car	SCOOTER
Car:13, Scooter:40,	14	42
Proposed Parking	0.7	2.1
Car:13, Scooter:40	14.70	44.10
Multiplication factor (0.9)	13 CAR	40 SC

CERTIFICATE OF AREA:-

Noted that the plot under reference was surveyed by me on the dimensions of sides etc. of plot stated on plan as measured on site and the area so worked out tallies with the area stated in document of ownership/7.P. Scheme Records/ Land Records Department/City Survey records.

OWNER'S DECLARATION:-

I/We undersigned hereby confirm that I/We would abide by the plans approved by Authority/Collector. I/We would execute the work under supervision of proper technical person so as to ensure the quality and safety at the work site.

DESCRIPTION OF PROPOSAL & PROPERTY

PROPOSED RESIDENTIAL BUILDING ON PLOT NO.-34, KH. NO.-41.42 SHEET NO. 73, CTS NO.-78, CORPORATION HOUSE NO.- 1758/G/34, MOUZA-KACHIMET, TAH.-DIST.-NAGPUR, BELONGING TO MR. SUSHILKUMAR ZUNZUNWALA AND MR. RAHUL SUSHILKUMAR ZUNZUNWALA

Owner (s) name and signature

Drawn By	Scale	Checked By	AV. PPK
01	30th Nov 2022	1:100, 1:200	AV. PPK

ARCHITECT SIGNATURE

MR. MEHUL SUSHILKUMAR ZUNZUNWALA

MR. PANKAJ R. KRIPLANI

ARCHITECTS & INTERIOR DESIGNERS

Mobile No. - 91 987088848

email id - p@meandstudio.com

At: First Floor, Residency, Ganga, Ganga, Nagpur - 13

Sl. No.	Particulars	Area (sq.m.)
1	Area of Plot	668.900
2	Area of Road	0.000
3	Area of Building	0.000
4	Area of Open Space	0.000
5	Area of Water Body	0.000
6	Area of Other	0.000
7	Total Area	668.900

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ROOF RAINWATER HARVESTING SYSTEM

SHOULD BE PROVIDED WITHIN PLOT AREA

