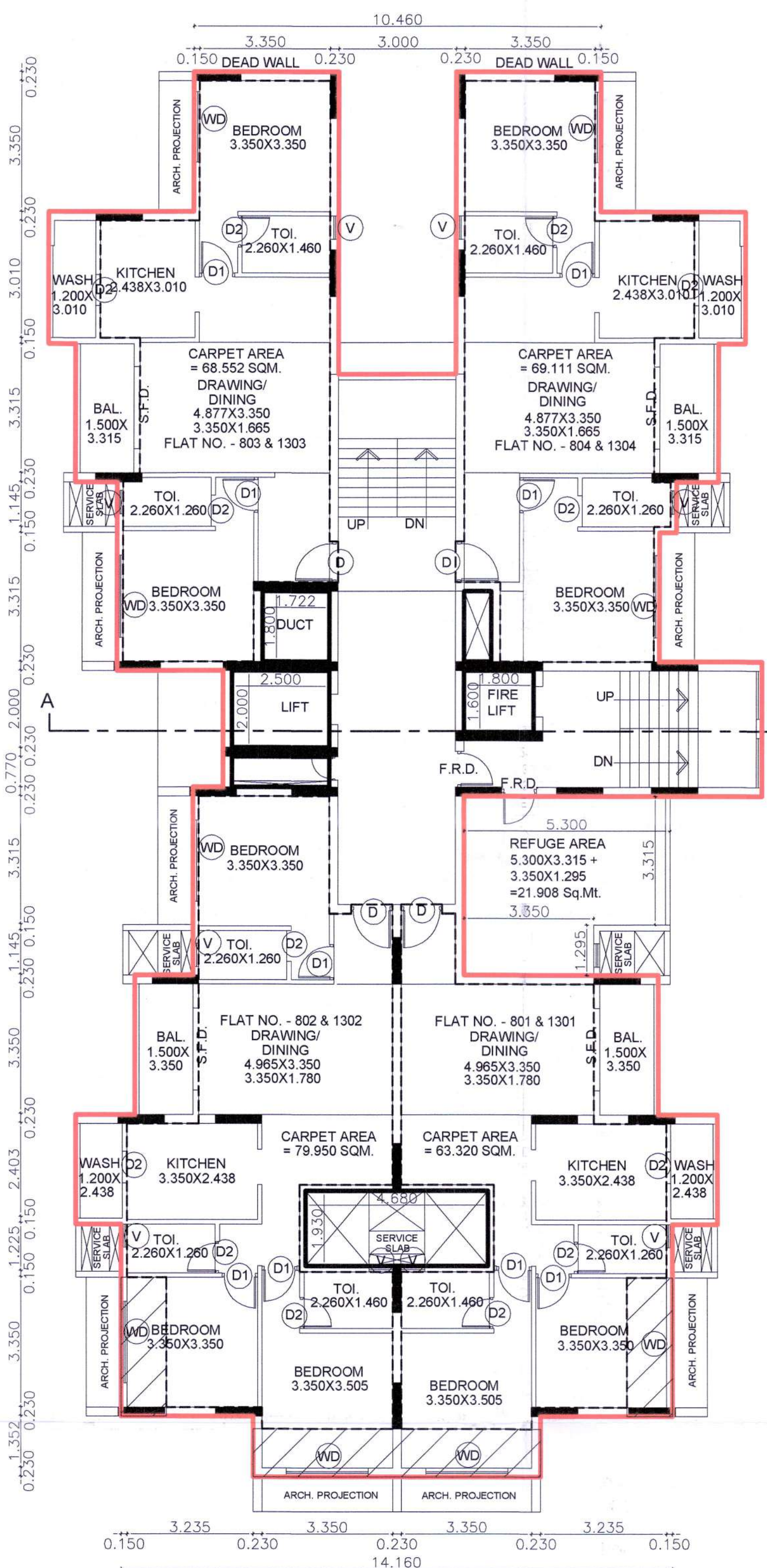


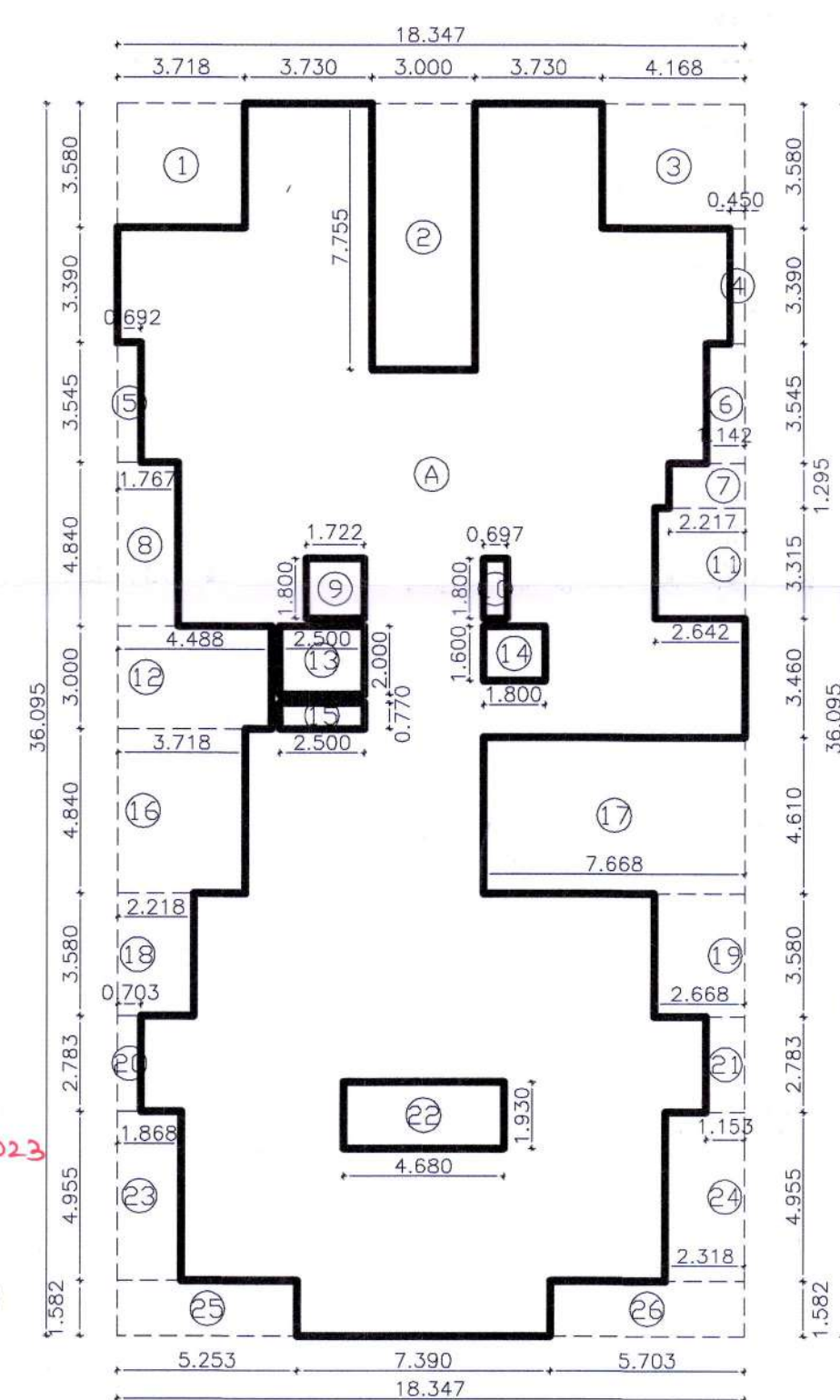
8TH & 13TH FLOOR PLAN

WING - F

This Sanction is Subject to Condition
Mentioned In Development Agreement
Dt 06/03/2023



Subject to Condition of NOC of Airport
Authority Dt. 05/01/2023



Form of Statement 2		
[Sr. No. 9 (a)]		
Proposed Building		
Building No.	Floor No.	Total Built Up area of floor as per outer construction line
1	2	3
Apartment	Ground	116.986
	1st	1689.719
	2nd	1689.719
	3rd	1689.719
	4th	1689.719
	5th	1689.719
	6th	1689.719
	7th	1689.719
	8th	1657.806
	9th	1689.719
	10th	1689.719
	11th	1689.719
	12th	1689.719
	13th	1657.806
	14th	1689.719
Total	23709.226	

8TH & 13TH FLOOR			
PIPELINE AREA CALCULATION			
(WING - F)			
A	18.347 X	36.095 X	1.00 = 662.235 SQM.
TOTAL			= 662.235 SQM.
DEDUCTIONS			
1	3.718 X	3.580 X	1.00 = 13.310 SQM.
2	3.000 X	7.755 X	1.00 = 23.265 SQM.
3	4.168 X	3.580 X	1.00 = 14.921 SQM.
4	0.450 X	3.390 X	1.00 = 1.526 SQM.
5	0.692 X	3.545 X	1.00 = 2.453 SQM.
6	1.142 X	3.545 X	1.00 = 4.048 SQM.
7	2.217 X	1.295 X	1.00 = 2.871 SQM.
8	1.767 X	4.840 X	1.00 = 8.552 SQM.
9	1.722 X	1.800 X	1.00 = 3.100 SQM.
10	0.676 X	1.800 X	1.00 = 1.255 SQM.
11	2.642 X	3.315 X	1.00 = 8.758 SQM.
12	4.488 X	3.000 X	1.00 = 13.464 SQM.
13	2.500 X	2.000 X	1.00 = 5.000 SQM.
14	1.800 X	1.600 X	1.00 = 2.880 SQM.
15	2.500 X	0.770 X	1.00 = 1.925 SQM.
16	3.718 X	4.840 X	1.00 = 17.995 SQM.
17	7.668 X	4.610 X	1.00 = 35.349 SQM.
18	2.218 X	3.580 X	1.00 = 7.940 SQM.
19	2.668 X	3.580 X	1.00 = 9.551 SQM.
20	0.703 X	2.783 X	1.00 = 1.956 SQM.
21	2.653 X	2.783 X	1.00 = 7.379 SQM.
22	4.680 X	1.930 X	1.00 = 9.032 SQM.
23	1.868 X	4.955 X	1.00 = 9.256 SQM.
24	2.318 X	4.955 X	1.00 = 11.486 SQM.
25	5.253 X	1.582 X	1.00 = 8.310 SQM.
26	5.703 X	1.582 X	1.00 = 9.022 SQM.
TOTAL DEDUCTION			= 230.434 SQM.
NET AREA			= 431.801 SQM.

FORMA – I: Area Statement		Drawing Sheet No.
PLAN FOR PROPOSED RESIDENTIAL APARTMENT BUILDING AT S. No. 123/2, 123/3, P. H. No. 38, MOUZA - PIPLA, TAHSIL - NAGPUR (RURAL), DIST. - NAGPUR.		10/10
Stamps of Approval of Plans:		
1) Subject to terms & conditions mentioned in SEIAA environmental clearance dated 27/09/2023. 2) Subject to payment of premium in instalment.		
AREA STATEMENT		
1	Area of plot (Minimum area of a, b, c to be considered)	
(a)	As per ownership document (7/12, CTS Extract)	16200.000
(b)	as per measurement sheet (K prat)	16200.000
(c)	as per site	16200.000
2	Deductions for	
(a)	Proposed D.P./D.P. Road widening Area/Service Road/Highway widening	1099.636
(b)	Any D.P. Reservation area	
	Total (a+b)	1099.636
3	Balance Area of Plot (1-2)	15100.364
4	Amenity Space (if applicable)	
(a)	Required	
(b)	Adjustment of 2(b), if any -	
(c)	Balance Proposed	
5	Net Plot Area { 3 - 4 (c) }	15100.364
6	Recreational Open Space (if applicable)	
(a)	Required	1510.036
(b)	Proposed	1510.538
7	Internal Road Area	
8	Plottable Area (if applicable)	
9	Built up area with reference to Basic F.S.I. as per front road width (Sr. No. 5 x basic FSI)	16610.400
10	Addition of FSI on payment of premium	
(a)	(a) Maximum permissible premium FSI - based on road width / TOD Zone.	
(b)	Proposed FSI on payment of premium	
11	In-situ FSI/TDR Loading	
(a)	In-situ area against D.P. road [2.0 x Sr. No. 2 (a)], if any	2199.272
(b)	In-situ area against Amenity Space if handed over [2.00 or 1.85 x Sr. No. 4 (b) and /or (c)]	
(c)	TDR area	
(d)	Total In-situ/TDR loading proposed {11 (a) + (b) + (c)}	2199.272
12	Additional FSI area under Chapter No. 7	
13	Total entitlement of FSI in the proposal	
(a)	[9 + 10 (b) + 11 (d)] or 12 whichever is applicable	18809.672
(b)	Ancillary Area FSI upto 60% or 80% with payment of charges	4900.000
(c)	Total entitlement (a + b)	23709.672
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) x 1.6 or 1.8}	48151.265
15	Total Built-up Area in proposal (excluding area at Sr.No.17 b)	
(a)	Existing Built-up Area	
(b)	Proposed Built-up Area (as per 'P-Line')	23709.226
(c)	Total (a + b)	23709.226
16	F.S.I. Consumed (15/13) (should not be more than serial No.14 above.)	1.000
17	Area for Inclusive Housing, if any	
(a)	Required (20% of Sr. No. 5)	
(b)	Proposed	

Certificate of Area:
Certified that the plot under reference was surveyed by me on _____ 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 - Ar. Rajesh Jaiswal)

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.

and safety at the work site.


ATHARVA INFRASTRUCTURES



Sankaip Creations'

Rajesh Jaiswal
ARCHITECT

E-7, Colaba Market,
Colaba Road, Navi Mumbai-400 075
G-9/201, 202, 203, 204/201-204/202, 203



Architect name and signature - Ar. Rajesh Jaiswal

Job No.	Drawing	Scale	Drawn by	Checked	Registration no. of
		1:100 1:200			CA/95/18807