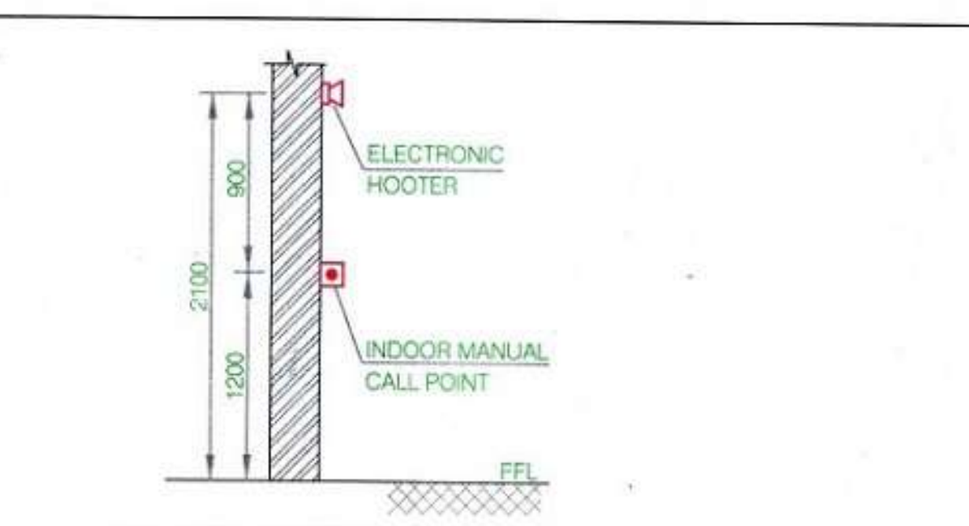
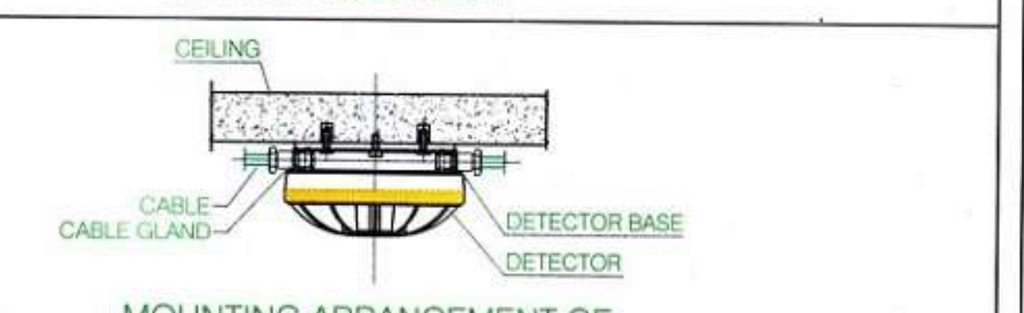
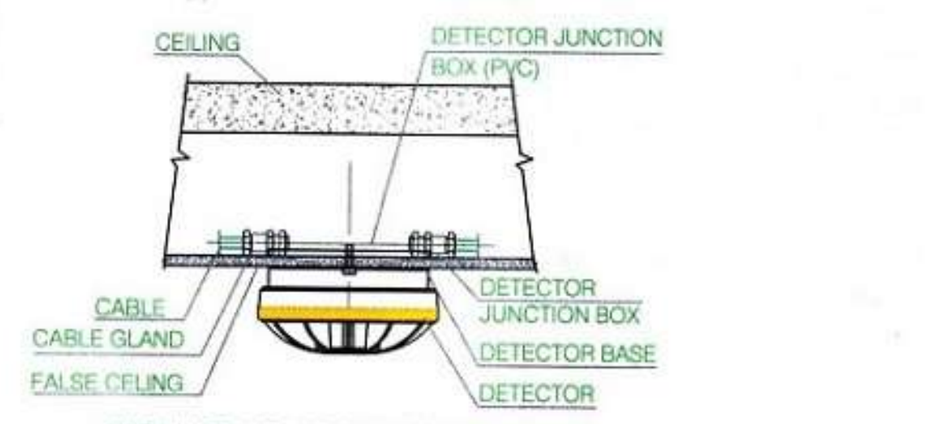


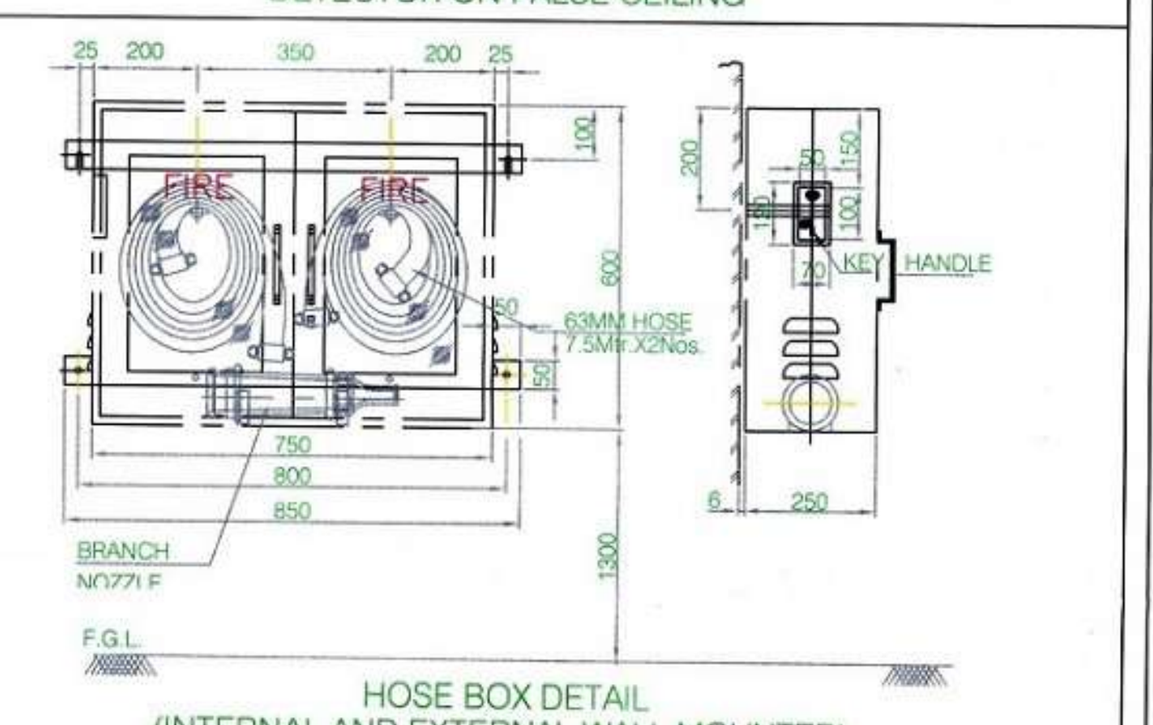
TYPICAL MOUNTING DETAIL OF M.C.P & SOUNDER



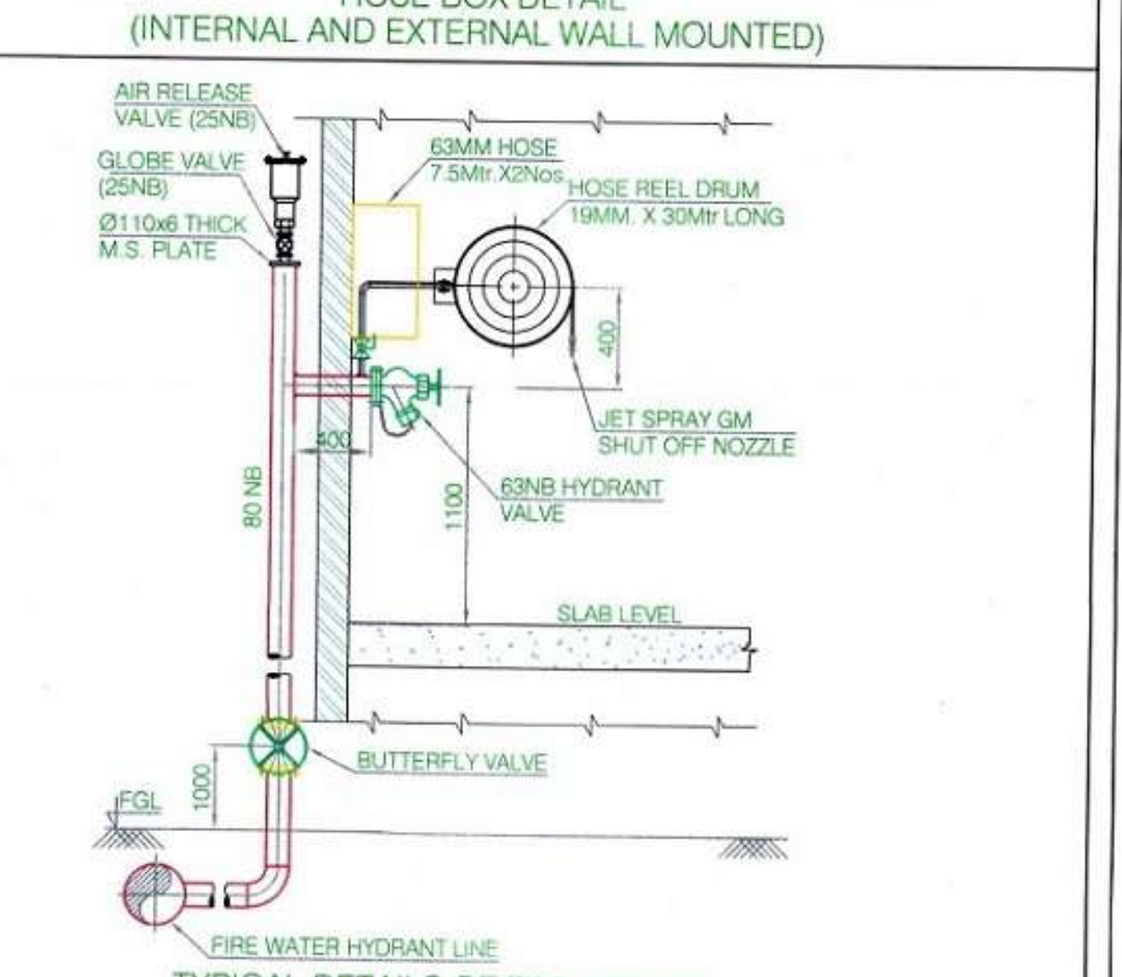
MOUNTING ARRANGEMENT OF DETECTOR ON CEILING



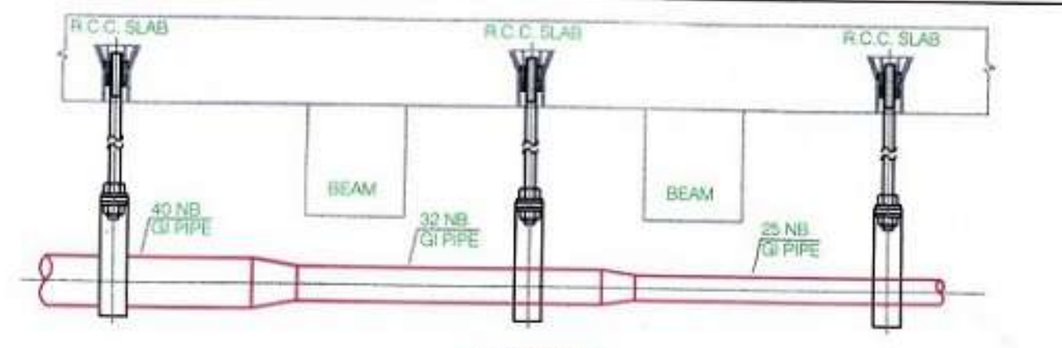
MOUNTING ARRANGEMENT OF DETECTOR ON FALSE CEILING



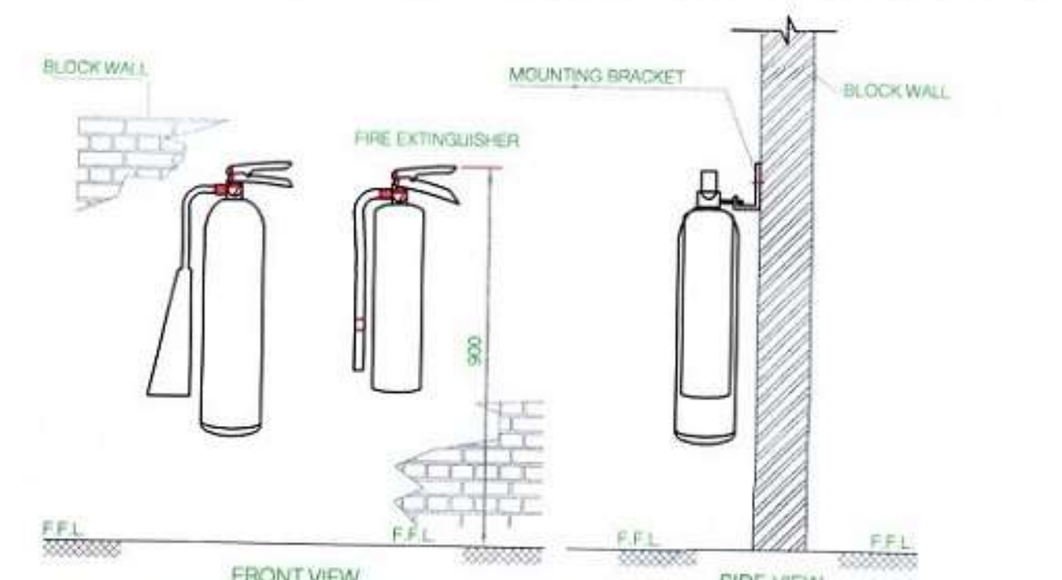
HOSE BOX DETAIL (INTERNAL AND EXTERNAL WALL MOUNTED)



TYPICAL DETAILS OF FIRE ESCAPE HYDRANT AND HOSE REEL ARRANGEMENT



FRONT VIEW
PIPE SUPPORTS FROM RCC SLAB



FRONT VIEW — SIDE VIEW
TYPICAL MOUNTING DETAIL FOR FIRE EXTINGUISHER

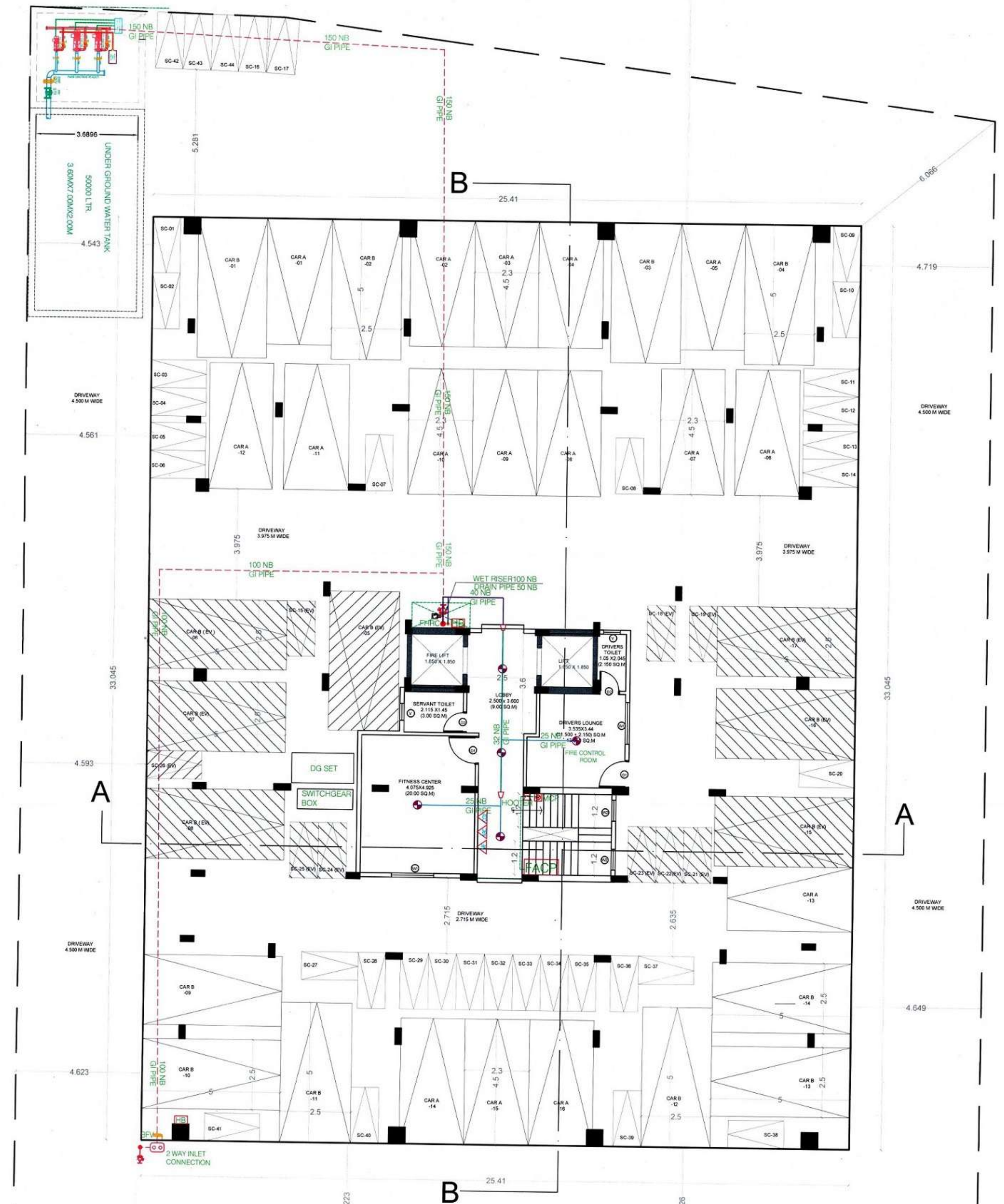
LEGEND:	
PS	PRESSURE SWITCH
PG	PRESSURE GUAGE
	SINGLE HEADED HYDRANT VALVE
	HOSE BOX
FHRC	FIRE HOSE REEL CABINET
	GI PIPE
BFV	BUTTERFLY VALVE
NRV	NON RETURN VALVE
STR	Y - STRAINER
P1	1620 LPM ELECTRIC DRIVEN PUMP (HYDRANT, SPRINKLER)
P2	1620 LPM DIESEL PUMP (HYDRANT, SPRINKLER)
P3	180 LPM JOCKEY PUMP (HYDRANT,SPRINKLER)
	PENDANT SPRINKLER
	SMOKE DETECTOR
	HEAT DETECTOR
	2C X 1.5 SQ.MM. ARMOURED SIGNAL LOOP CABLE
	MANUAL CALL POINT
	ELECTRONIC HOOTER
FACP	FIRE ALARM CONTROL PANEL
ABC / CO2 / MF	EXTINGUISHER

SPRINKLER PIPES :	NOTES:
25 NB GI PIPE	1. ALL DIMENSION ARE IN MM UNLESS OTHERWISE SPECIFIED.
32 NB GI PIPE	2. PIPES UPTO 150Ø ARE MS. "C" CLASS AS PER IS: 1239 PART
40 NB GI PIPE	3. FITTINGS SHALL BE WELDED TYPE.
50 NB GI PIPE	4. PIPES SHALL BE PAINTED WITH ONE COAT OF PRIMER & TWO COATS OF ENAMEL PAINT.
65 NB GI PIPE	5. PIPE SIZE SHALL BE DONE BY THE NOMINATED CONTRACTOR BASED ON FINAL APPROVED FROM CONSULTANT.
80 NB GI PIPE	6. CABLE SIZE SHALL BE DONE BY THE NOMINATED CONTRACTOR BASED ON FINAL APPROVED FROM CONSULTANT.
100 NB GI PIPE	7. THE LOCATION OF DETECTORS ARE SUBJECT TO MINOR CHANGES AS PER SITE CONDITIONS TO AVOID FOULING FOULING WITH LIGHT FITTINGS, BEAMS etc.
	8. THE CABLE ROUTING IS INDICATIVE AND IS SUBJECT TO CHANGE AS PER SITE CONDITIONS.
	9. FIRE ALARM AND DETECTION SYSTEM IS DESIGNED AS PER IS: 2189/NFPA 72.
	10. AS PER SITE CONDITION CABLE SHOULD RUN THROUGH WALL/CEILING WHEREVER IS POSSIBLE ELSE IT WILL RUN THROUGH SUITABLE CABLE TRAY.
	11. TENTATIVE LOCATIONS OF THE FIRE EXTINGUISHERS ARE SHOWN ON DRAWINGS. ACTUAL LOCATIONS CAN BE DECIDED AT SITE AS PER STANDARDS.
	12. THIS BUILDING FIRE FIGHTING SYSTEM HAS DESIGNED AS PER NBC 2016 TABLE NO. 7 INSTITUTIONAL BUILDINGS (C)(2)

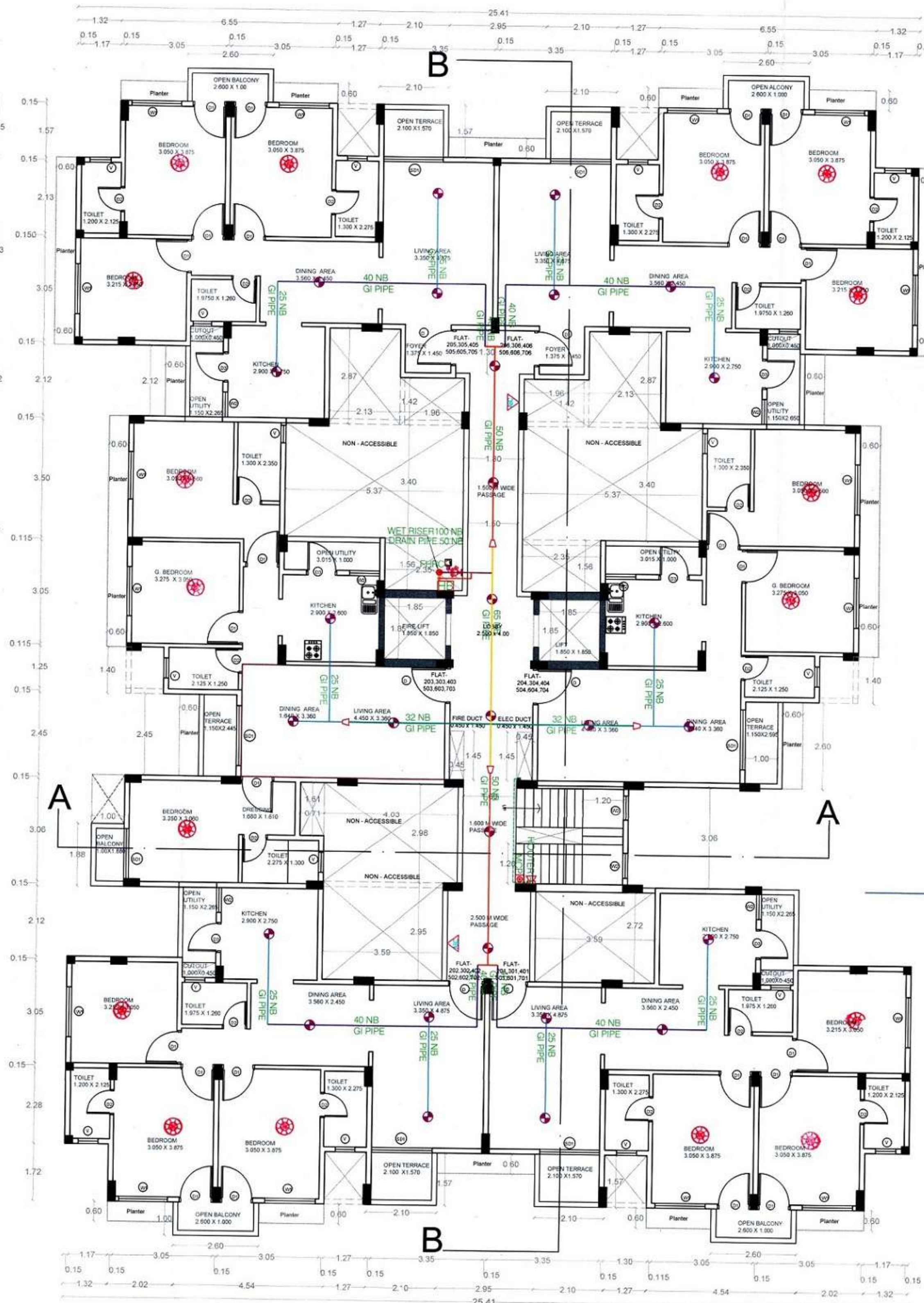
STAMP :

FIRE FIGHTING CONSULTANT :

PS ENGINEERING SERVICES PVT. LTD.
"RADHE ENCLAVE"
Plot No. 356, FLAT NO. 301, 3rd Floor, Gandhi Nagar, Nagpur - 440010.
Mo. No: 7767000216, E-Mail : psengg23@gmail.com
Web:- www.psengg.com
LICENCE NO. MFS/LA/RF-01 (Hydrant System)
LICENCE NO. MFS/LA/RD-01(Detection System)
LICENCE NO. MFS/LA/RP-01(Passive System)
GST No. 27AALCP9643A1Z9

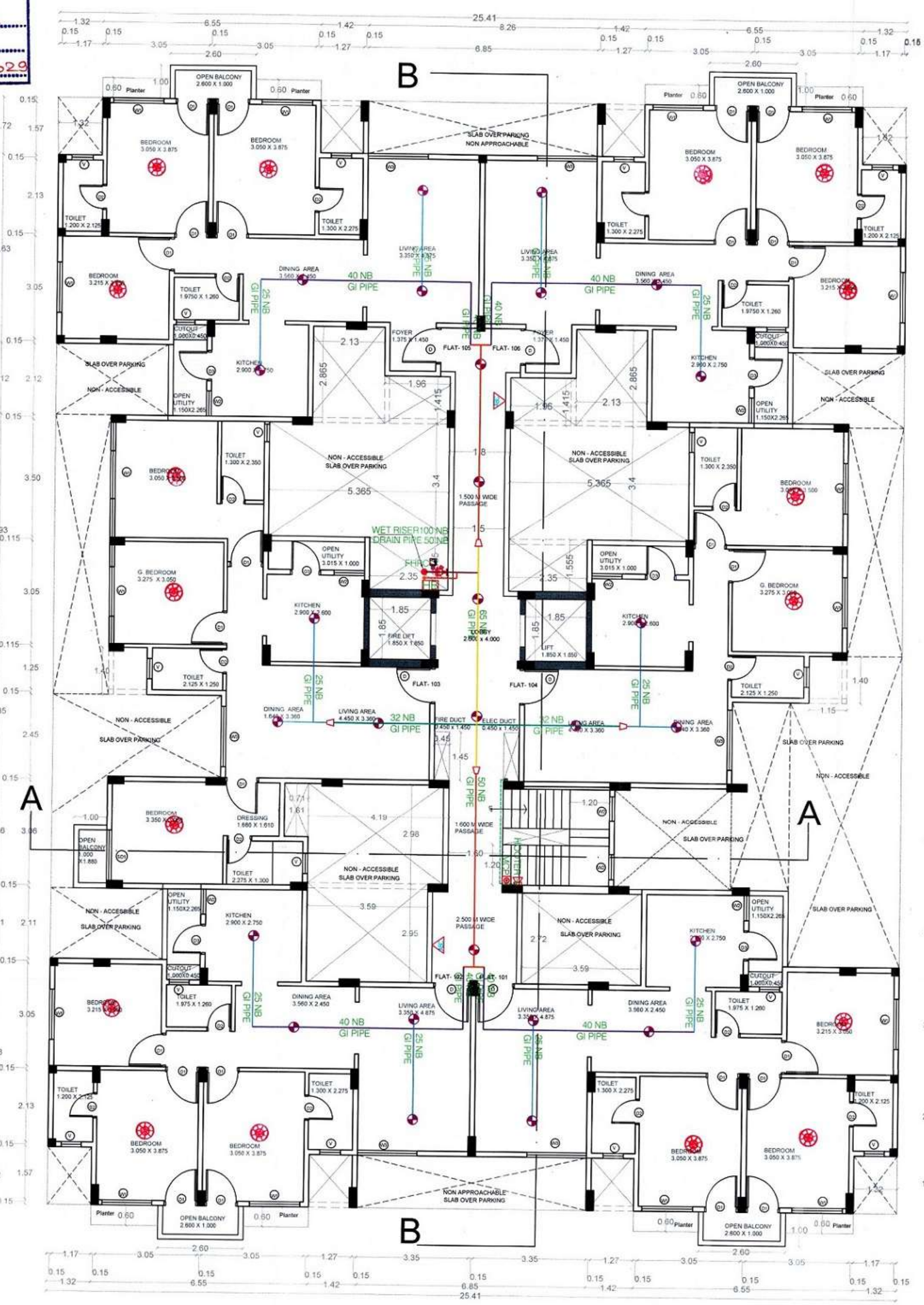


PROPOSED FLOOR PLAN(GROUND FLOOR)
SCALE 1:100



NIT
L.S. No. 4661
Serial No. —
Valid upto 31/12/2029

PROPOSED FLOOR PLAN(2ND-7TH FLOOR)
SCALE 1:100



PROPOSED FLOOR PLAN(1ST FLOOR)
SCALE 1:100

PROJECT: SHEET - 01/02

PROPOSED DEVELOPMENT PLAN SHOWING CONSTRUCTION FOR MULTI-FAMILY RESIDENTIAL DWELLING UNITS ON PLOT NO. 05, MALIK MAKBUJA LAYOUT,
MAUZA - ZINGABAI TAKLI
KHARSA NO. 58 61 2 / 2, 1, 1
NAGPUR

BELONGING TO -
SHREE GAJANAN BUILDERS AND DEVELOPERS
THROUGH PARTNERS
1. SHRI. DEEPAK BHOLANATH SAHU

(AS PER MUTATION IN AKHIV PATRIKA)

PLOT AREA	1499.3970 SQ M
PERMISSIBLE FSI	1.10
PERMISSIBLE PREMIUM FSI (0.50) + PERMISSIBLE TDR LOADING 0.20)	749.698 + 299.879
TOTAL PERMISSIBLE FSI (1.80)	2698.914 SQ M
ANCILLARY AREA ALLOWED (60% OF PERMISSBILE FSI)	1619.348 SQ M
TOTAL PERMISSIBLE B/U AREA	4318.262 SQ M

AREA STATEMENT	
PROPOSED B/U AREA OF GROUND FLOOR	79.679 SQ M
PROPOSED B/U AREA OF 1ST HABITABLE FLOOR	589.12 SQ M
PROPOSED B/U AREA OF 2ND- 7TH HABITABLE FLOORS	3648.56 SQ M
PROPOSED PERMISSIBLE PREMIUM AREA	749.652 SQ M
PROPOSED PERMISSIBLE TDR AREA	299.35 SQ M
TOTAL PROPOSED B/U AREA OF ALL FLOORS	4317.363 SQ M

	PARKING AREA STATEMENT	CARS	SCOOTERS
01	FOR EVERY TENEMENT HAVING CARPET AREA 80 SQ M TO 150 SQ M	01	01
02	PARKING REQUIRED FOR 28 TENEMENTS	28	28
03	FOR EVERY TWO TENEMENT WITH EACH HAVING CARPET AREA >= 40SQ.M. OR < 80 SQ M	01	02
04	PARKING REQUIRED FOR 14 TENEMENTS	7	14
05	TOTAL	35	42
06	5% VISITOR'S PARKING	1.75	2.1
07	TOTAL	36.75	44.1
08	PARKING REQUIRED (APPLYING 0.9 MULTIPLYING FACTOR)	33.075	-
09	TOTAL PARKING REQUIRED	33	44
10	TOTAL PARKING PROPOSED	33	44

11	TOTAL PARKING AREA PROPOSED	CARS - 17 Nos Big Cars (2.5X5)	212.5 SQ M
		16 Nos Small Cars (2.3X4.5)	165.6 SQ M
		SCOOTER- 44 Nos (2X1)	88.00 SQ M
			466.1 SQ M
		20%EV 7CARS+ 9 SCOOTERS	

SCHEDULE OF OPENING

TYPE	PERTICULARS	SIZE	REMARK
D	DOOR	1.075X2.100	TW PANELLED DOOR
D1	DOOR	1.000X2.100	DO
D2	DOOR	0.750X2.100	DO
D3	DOOR	0.900X2.100	DO
W1	WINDOW	1.500X1.200	SLIDING ALUMINUM GL. WIN.
W2	WINDOW	0.750X1.200	SLIDING ALUMINUM GL. WIN.
W3	WINDOW	1.800X1.200	SLIDING ALUMINUM GL. WIN.
SD1	SLIDING FOLDING WINDOW	1.800X2.100	SLIDING ALUMINUM WINDOW
V	VENTILATOR	0.600X0.900	MS LOUVER VENTILATOR

		AREA STATEMENT	
1.		Area of plot (Minimum area of a, b, c to be considered)	
	(a)	As per ownership document (7/12, CTS extract)	1499.397
	(b)	As per amalgamation	1499.397
	(c)	As per site	1499.397
2.		Deductions for	
	(a)	Proposed D.P./ D.P. Road widening Area/ Service Road/ Highway widening	Not Applicable
	(b)	Any D.P. Reservation area (Total a+b)	Not Applicable
3.		Balance area of plot (1-2)	**1499.397**
4.		Amenity Space (if applicable)	
	(a)	Required	Not Applicable
	(b)	Proposed	Not Applicable
	(c)	Balance Proposed	Not Applicable
5.		Net Plot Area (3-4 (c))	1499.397
6.		Recreational Open space (if applicable)	
	(a)	Required	Not Applicable
	(b)	Adjustment of 2(b), if any	Not Applicable
7.		Internal Road area	Not Applicable
8.		Plotable area (if applicable)	Not Applicable
9.		Built up area with reference to Basic F.S.I. as per previous sanctioned (FSI=1.1)	**1649.336**
10.		Addition of FSI on payment of premium.	
	(a)	Maximum permissible premium FSI- based on road width / TOD Zone=0.5	749.698
	(b)	Proposed FSI on payment of premium	749.652
11.		In-situ FSI / TDR loading	
	(a)	In-situ area against D.P. road [2.0 x Sr. No. 2 (a)], if any	Not Applicable
	(b)	In- situ area against Amenity Space if handed over [2.00 or 1.85 x Sr. No. 4 (b) and / or (c)],	Not Applicable
	(c)	TDR area	299.879
	(d)	Total in-situ/ TDR loading proposed (11 (a)+(b)+(c))	299.350
12.		Additional FSI under Chapter No. 7	Not Applicable
13.		Total entitlement of FSI in the proposal	
	(a)	[9+10(b)+11(d)] or 12 whichever is applicable.	2698.914
	(b)	Ancillary Area FSI upto 60% for Residential use with payment of charges.	1619.348
	(c)	Ancillary Area FSI upto 80% for Commercial use with payment of charges.	
	(d)	Total entitlement (a+b+c)	4318.262
14.		Maximum utilization limit of FSI (building potential) Permissible as per Road width {(as per Regulation No. 6.1 or 6.2 or 6.3 or 6.4	1.8 x 1.6 = 2.88
15.		Total Built-up Area in proposal. (excluding area at Sr. No. 17 b)	
	(a)	Existing Built-up Area	0.000
	(b)	Proposed Built-up Area (as per 'P-line')	4317.363
	(c)	Total (a+b)	4317.363
16.		FSI consumed (15/03) (should not be more than serial No. 14 above.)	2.79
17.		Area for inclusive Housing, if any	Not Applicable
	(a)	Required [20% Sr. No.5]	Not Applicable
	(b)	Proposed	Not Applicable

		NOTES
PLOT BOUNDRY SHOWN IN	— —	ALL DIMENSION ARE METERS
PROPOSED CONSTRUCTION SHOWN IN	—— (red)	
CONSTRUCTION TO BE DEMOLISH SHOWN IN		

OWNER NAME & SIGNATURE
SHREE GAJANAN BUILDERS AND DEVELOPERS
THROUGH PARTNERS
DEEPAK BHOLANATH SAHU

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.

ARCHITECT NAME & SIGNATURE
AR. CHANDAN SINGH THAKUR
NIT NO - 4661
Regn. No.: CA/2018/94028

CERTIFICATE OF AREA
Certified that the plot under reference was surveyed by me on ______ and the dimensions of side etc, of the plot stated on the plan are as measured on site and the area so worked out tallies with the are stated in the document of Ownership/T.P Scheme Records Department? City Survey Records.

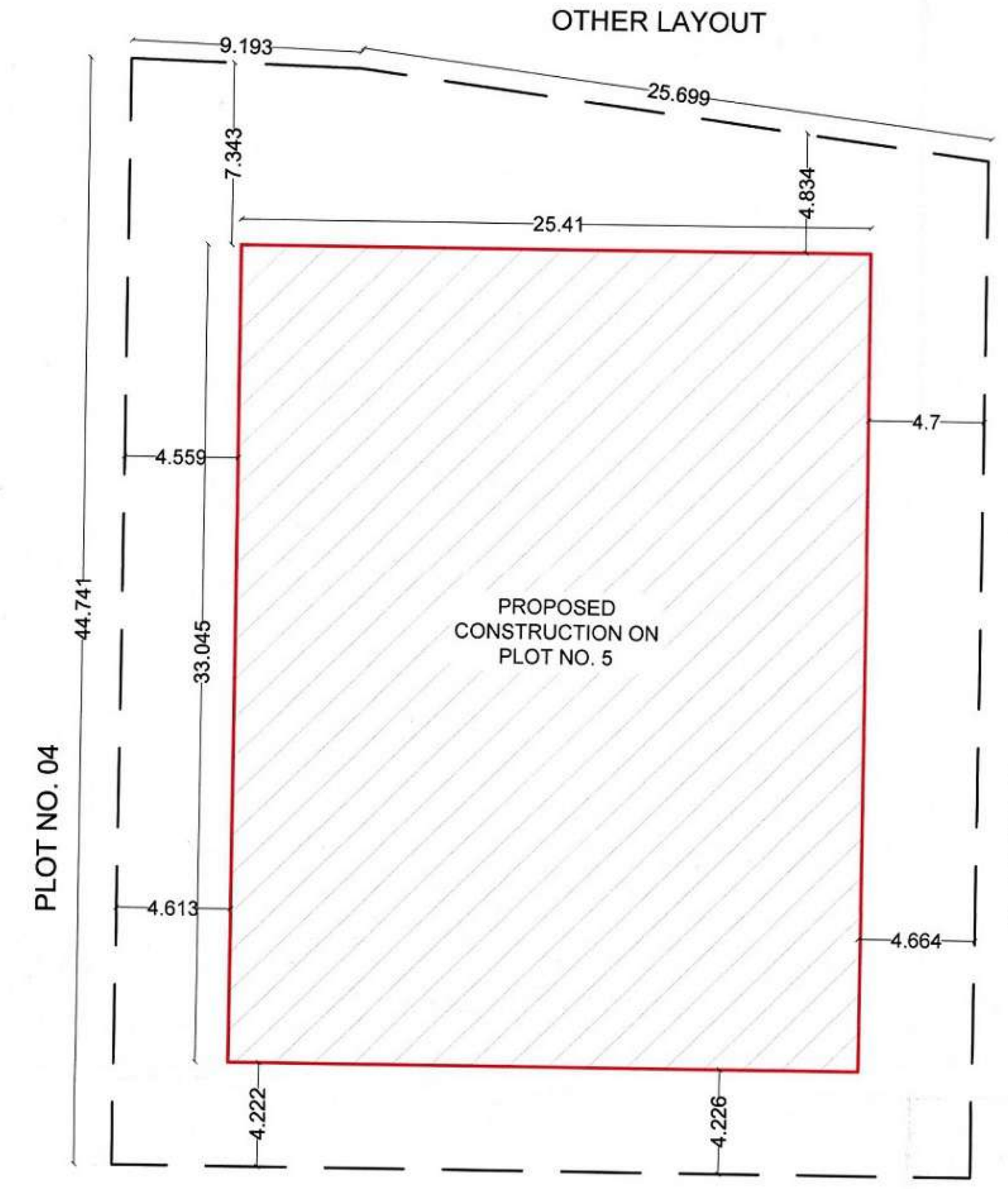
ARCHITECTS
INTERIOR DESIGNER
PLANNER

OFFICE
32/A, BYRAMJI TOWN, SADAR, NGP
mail id : chan27singh@gmail.com

NORTH

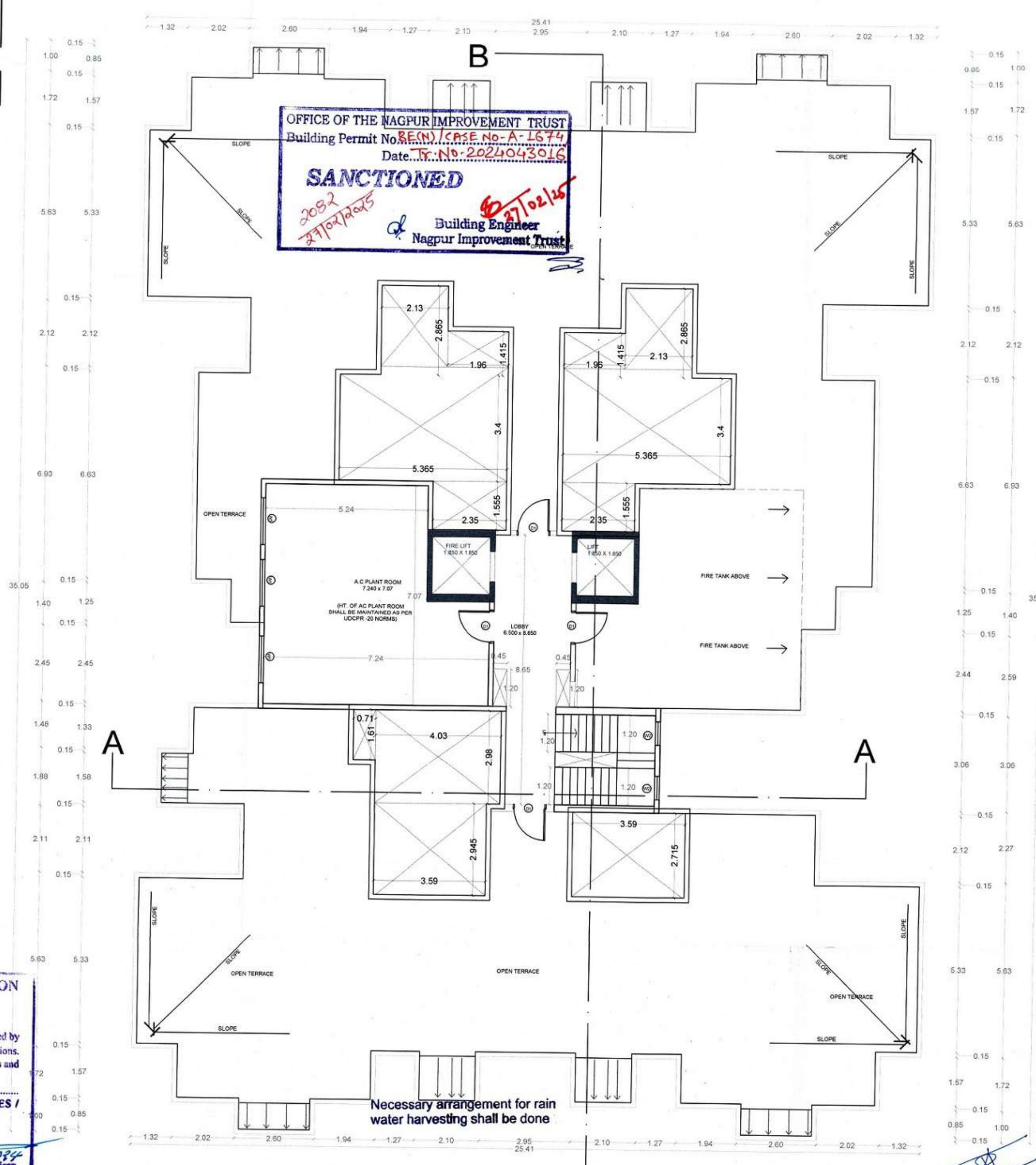
SCALE	DATE	DRAWN BY	DRG REF:
1:100 , 1:200	09/08/2024	CHANDAN	E:Architecture/Mr.SGB/sub.dwg

OTHER LAYOUT



9 M WIDE ROAD

SITE PLAN
SCALE 1:200



Necessary arrangement for rain water harvesting shall be done

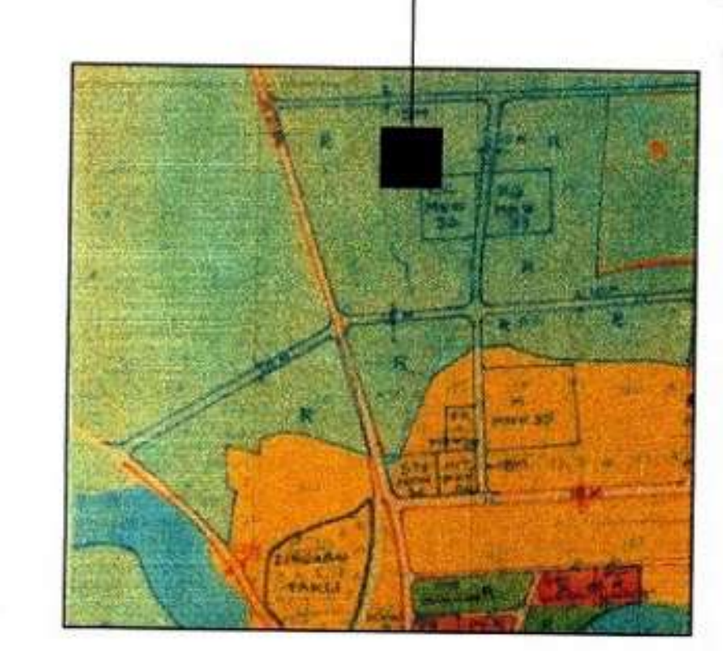
PROPOSED FLOOR PLAN(TERRACE FLOOR)
SCALE 1:100

OFFICE OF THE NAGPUR IMPROVEMENT TRUST
Building Permit No. BE(N)/CASE NO-A-1674
Date. Tr. No-2024043016
SANCTIONED
2082 27/02/2025
27/02/25
Building Engineer
Nagpur Improvement Trust

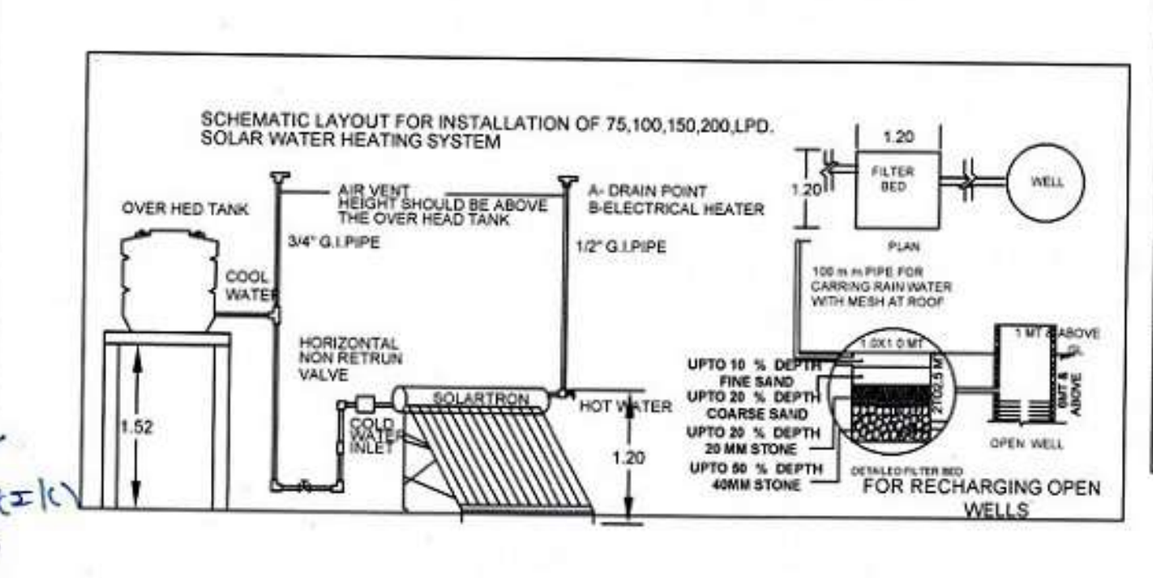
NAGPUR MUNICIPAL CORPORATION
NAGPUR
(FIRE AND EMERGENCY SERVICE)
Provisional Fire Saftey Approval Certificate hereby issued by Fire & Emergency Services Deptt. for the proposed constructions. The scope of this approval is Restructed to Fire Prevention and Life Safety Measures only
Please See conditions mentioned to 01 To 16
in Provisional Fire Saftey Approval Certificate No. FES / 706 / CFO Dated 05/12/2024
05/12/2024
Chief Fire Officer
Fire & Emergency Service
N.M.C. Nagpur

Tentatively Approved
For Fire N.O.C. Only
26/11/24
Building Engineer(North)
Nagpur Improvement Trust

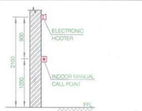
Proposed Construction (DP Sheet no-07)



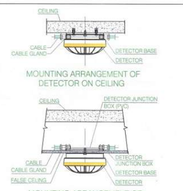
DP PLAN



Assist. Divissional Fire Officer
Fire and Emergency Services,
NMC, Nagpur.

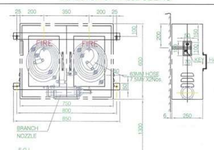


TYPICAL MOUNTING DETAIL OF M.C.P & SOUNDER

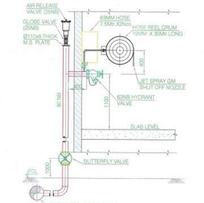


MOUNTING ARRANGEMENT OF DETECTOR ON CEILING

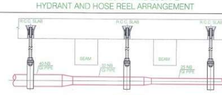
MOUNTING ARRANGEMENT OF DETECTOR ON FALSE CEILING

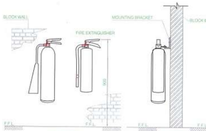


HOSE BOX DETAIL (INTERNAL AND EXTERNAL WALL MOUNTED)



TYPICAL DETAILS OF FIRE ESCAPE HYDRANT AND HOSE REEL ARRANGEMENT





TYPICAL MOUNTING DETAIL FOR FIRE EXTINGUISHER

LEGEND:

PS	PRESSURE SWITCH
PG	PRESSURE GUAGE
	SINGLE HEADED HYDRANT VALVE
	HOSE BOX
FHRC	FIRE HOSE REEL CABINET
GI PIPE	
BFV	BUTTERFLY VALVE
NRV	NON RETURN VALVE
STR	Y - STRAINER
P1	1620 LPM ELECTRIC DRIVEN PUMP (HYDRANT, SPRINKLER)
P2	1620 LPM DIESEL PUMP (HYDRANT, SPRINKLER)
P3	180 LPM JOCKEY PUMP (HYDRANT,SPRINKLER)
	PENDANT SPRINKLER
	SMOKE DETECTOR
	HEAT DETECTOR
	2C X 1.5 SQ MM ARMOURED SIGNAL LOOP CABLE
	MANUAL CALL POINT
	ELECTRONIC HOOTER
FACP	FIRE ALARM CONTROL PANEL
	EXTINGUISHER

SPRINKLER PIPES :

	25 NB GI PIPE
	32 NB GI PIPE
	40 NB GI PIPE
	50 NB GI PIPE
	65 NB GI PIPE
	80 NB GI PIPE
	100 NB GI PIPE

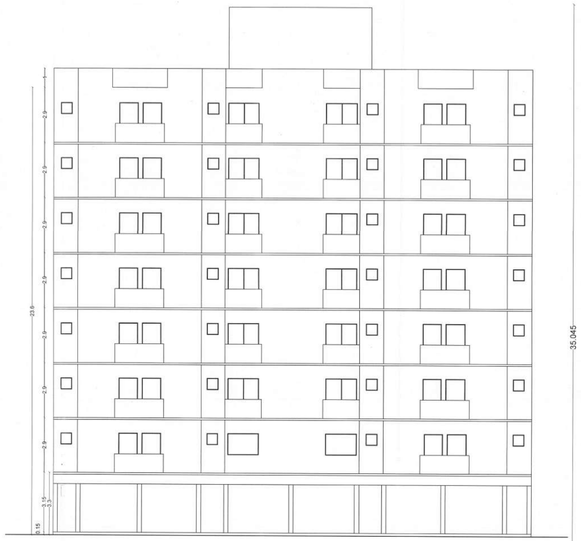
NOTES :
1. ALL DIMENSIONS ARE IN MM UNLESS OTHERWISE SPECIFIED.
2. PIPES UPTO 150Ø ARE MS. TO CLARIFY ABOVE 150Ø PIPE
3. FITTINGS SHALL BE WELDED TYPE.
4. PIPES SHALL BE PAINTED WITH ONE COAT OF PRIMER & TWO COATS OF ENAMEL PAINT.
5. PIPE SIZE SHALL BE DONE BY THE MANUFACTU CONTRACTOR BASED ON FINAL APPROVED FROM CONSULTANT
6. CHASE SIZES SHALL BE DONE BY THE MECHANICAL CONTRACTOR BASED ON FINAL APPROVED FROM CONSULTANT
7. THE LOCATION OF DETECTORS ARE SUBJECT TO MINOR CHANGES AS PER SITE CONDITIONS TO AVOID FOUND TOUCHING WITH LIGHT FITTINGS, BEAMS etc.
8. THE CABLE ROUTING IS INDICATIVE AND IS SUBJECT TO CHANGE AS PER SITE CONDITIONS.
9. FIRE ALARM AND DETECTION SYSTEM IS DESIGNED AS PER IS: 2189(PART-II).
10. ALL PIPE SITE CONDITION CABLE SHOULD RUN THROUGH WALLS/SLAB WHEREVER IS POSSIBLE DUE IT WILL BE CONCEALED IN WALL/SLAB.
11. TENTATIVE LOCATIONS OF THE FIRE EXTINGUISHERS ARE SHOWN IN DRAWINGS. ACTUAL LOCATIONS CAN BE DECIDED AT SITE AS PER CONVENIENCE.
12. THE BUILDING FIRE FIGHTING SYSTEM HAS DESIGNATED AS PER NBC 2016 'CHALL NO. 7 WITH FUTURAL BUILDING BY 30.

STAMP :

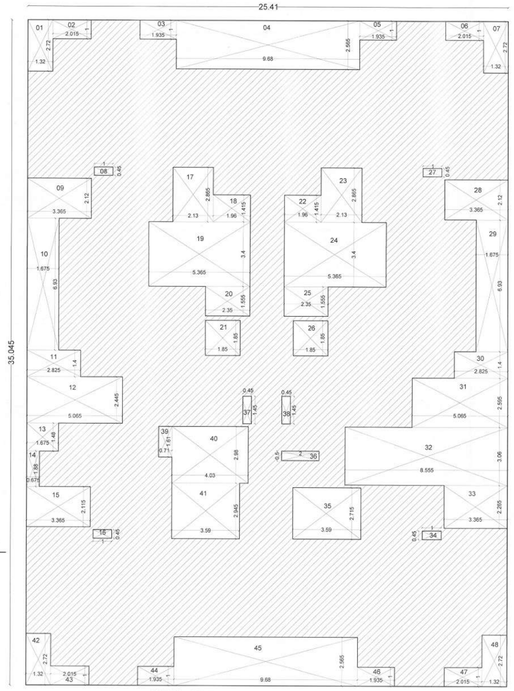
FIRE FIGHTING CONSULTANT :

PS ENGINEERING SERVICES PVT. LTD.

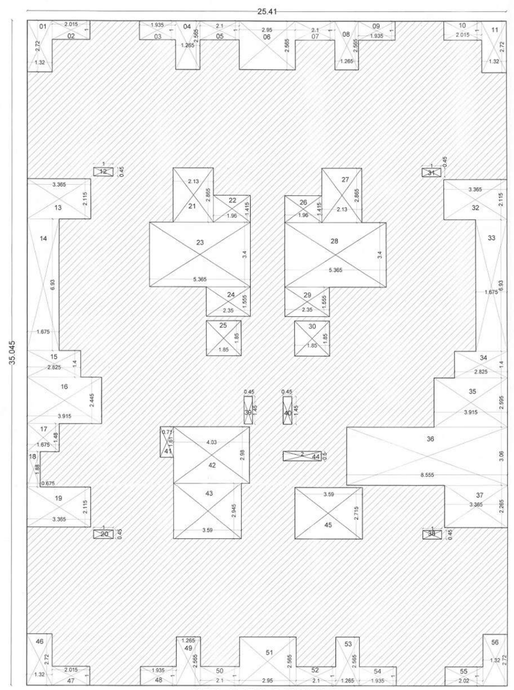
"RADHE ENCLAVE"
Plot No. 356, FLAT NO. 301, 3rd Floor, Gandhi Nagar,
Nagpur - 440010.
Mo. No: 7767000216, E-Mail : psengg23@gmail.com
Web:- www.psengg.com
LICENCE NO. MFS/LA/RF-01 (Hydrant System)
LICENCE NO. MFS/LA/RD-01(Detection System)
LICENCE NO. MFS/LA/RP-01(Passive System)
GST No. 27AALCP9643A1Z9



PROPOSED ELEVATION
SCALE 1:100

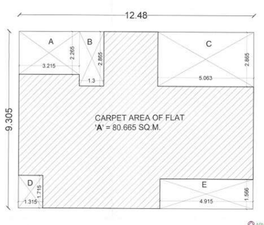


KEY AREA DIAGRAM OF FIRST FLOOR
SCALE 1:100



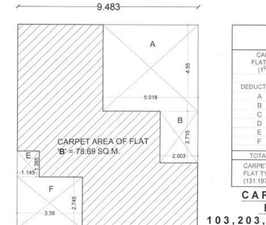
KEY AREA DIAGRAM OF 2ND-7TH FLOOR
SCALE 1:100

S.N.	FLOOR	TOTAL PROPOSED B/U AREA
	B/U AREA OF GROUND 1ST FLOOR	
	25.41X35.045	890.493 SQ.M
	DEDUCT (FLOOR AREA)	
01	0.57X1.22	0.590 SQ.M
02	2.015X1.090	2.035 SQ.M
03	1.935X1.000	1.935 SQ.M
04	1.08X2.320	24.826 SQ.M
05	1.91X1.000	1.955 SQ.M
06	2.015X1.000	2.035 SQ.M
07	1.32X1.090	1.440 SQ.M
08	1.935X1.632	8.440 SQ.M
09	3.353X2.12	2.124 SQ.M
10	1.91X6.43	11.408 SQ.M
11	2.825X1.400	0.955 SQ.M
12	2.825X1.400	2.476 SQ.M
13	2.675X1.400	2.476 SQ.M
14	2.675X1.000	2.389 SQ.M
15	2.365X1.135	2.227 SQ.M
16	1.935X1.632	8.440 SQ.M
17	1.935X1.632	8.440 SQ.M
18	1.935X1.632	2.725 SQ.M
19	1.91X3.400	18.283 SQ.M
20	2.015X1.135	3.014 SQ.M
21	1.935X1.632	3.453 SQ.M
22	1.91X3.400	18.283 SQ.M
23	1.935X1.632	8.440 SQ.M
24	1.91X3.400	18.283 SQ.M
25	2.015X1.632	3.453 SQ.M
26	1.935X1.632	8.440 SQ.M
27	1.935X1.632	8.440 SQ.M
28	1.91X3.32	2.124 SQ.M
29	1.675X6.93	11.608 SQ.M
30	1.675X6.93	11.608 SQ.M
31	1.91X2.355	13.344 SQ.M
32	1.91X3.400	18.283 SQ.M
33	1.91X6.325	7.122 SQ.M
34	1.08X0.45	0.490 SQ.M
35	1.08X0.45	0.490 SQ.M
36	2.675X1.400	2.476 SQ.M
37	1.08X2.32	2.505 SQ.M
38	1.91X6.325	7.122 SQ.M
39	1.675X6.93	11.608 SQ.M
40	2.675X1.400	2.476 SQ.M
41	1.91X6.325	7.122 SQ.M
42	1.675X6.93	11.608 SQ.M
43	1.91X6.400	18.283 SQ.M
44	1.935X1.632	8.440 SQ.M
45	1.91X6.400	18.283 SQ.M
46	1.935X1.632	8.440 SQ.M
47	2.015X1.632	3.453 SQ.M
48	1.935X1.632	8.440 SQ.M
	TOTAL IN DUCTION	309.578 SQ.M
	890.493-309.578	580.12 SQ.M
S.N.	FLOOR	TOTAL PROPOSED B/U AREA
	B/U AREA OF FLOORS (2ND TO 7TH)	
	25.41X35.045	890.493 SQ.M
	DEDUCT (FLOOR AREA)	
01	1.32X3.2	3.590 SQ.M
02	2.015X1.000	2.015 SQ.M
03	1.935X1.000	1.935 SQ.M
04	1.83X2.320	3.245 SQ.M
05	2.100X2.000	2.100 SQ.M
06	2.565X2.320	5.527 SQ.M
07	2.100X1.000	2.100 SQ.M
08	1.935X1.632	8.440 SQ.M
09	1.935X1.000	1.935 SQ.M
10	2.015X1.000	2.015 SQ.M
11	1.32X3.2	3.590 SQ.M
12	3.365X2.4	8.076 SQ.M
13	3.365X2.115	7.117 SQ.M
14	1.675X6.93	11.608 SQ.M
15	2.825X1.400	3.955 SQ.M
16	2.825X2.445	6.906 SQ.M
17	1.675X6.480	10.858 SQ.M
18	0.675X1.88	1.269 SQ.M
19	3.365X2.115	7.117 SQ.M
20	1.08X0.45	0.490 SQ.M
21	1.08X0.45	0.490 SQ.M
22	1.96X1.415	2.774 SQ.M
23	1.96X9.400	18.443 SQ.M
24	2.565X2.320	5.944 SQ.M
25	2.953X1.000	3.433 SQ.M
26	1.85X1.000	1.850 SQ.M
27	1.13X5.825	6.122 SQ.M
28	1.96X9.400	18.443 SQ.M
29	2.565X2.320	5.944 SQ.M
30	1.85X1.000	1.850 SQ.M
31	5.065X2.825	14.307 SQ.M
32	8.555X3.06	26.178 SQ.M
33	3.365X2.285	7.722 SQ.M
34	1.13X2.445	10.073 SQ.M
35	3.365X2.115	7.117 SQ.M
36	1.675X6.93	11.608 SQ.M
37	3.365X2.285	7.722 SQ.M
38	1.13X2.445	10.073 SQ.M
39	1.675X6.93	11.608 SQ.M
40	4.03X2.99	12.049 SQ.M
41	3.59X2.945	10.569 SQ.M
42	4.03X2.99	12.049 SQ.M
43	3.59X2.945	10.573 SQ.M
44	1.77X6.93	12.269 SQ.M
45	3.59X2.719	9.757 SQ.M
46	1.42X2.72	3.596 SQ.M
47	2.015X1.365	2.725 SQ.M
48	1.935X1.000	1.935 SQ.M
49	1.265X2.665	3.370 SQ.M
50	1.935X1.000	2.145 SQ.M
51	2.665X2.565	7.167 SQ.M
52	2.665X1.000	2.145 SQ.M
53	1.265X2.565	3.245 SQ.M
54	1.935X1.000	2.145 SQ.M
55	2.015X1.000	2.020 SQ.M
56	1.32X2.72	3.590 SQ.M
	TOTAL IN DUCTION	263.399 SQ.M
	1890.493-263.0982	609.094 SQ.M
	C B/U AREA OF FLOORS	
	GROUND FLOOR AREA	
	9.74X9.74	81.173 SQ.M
	DEDUCT (FLOOR AREA)	
01	3.25X2.32	3.758 SQ.M
02	2.52X1.365	2.353 SQ.M
03	0.41X3.25	1.373 SQ.M
	TOTAL IN DUCTION	7.484 SQ.M
	GROUND FLOOR AREA	
	81.173-7.484	73.679 SQ.M
	D TOTAL B/U AREA OF ALL FLOORS	
	ON GROUND FLOOR	73.679 SQ.M
	ON 1ST FLOOR	580.12 SQ.M
	ON 2ND FLOOR	609.094 SQ.M
	ON 3RD FLOOR	609.094 SQ.M
	ON 4TH FLOOR	609.094 SQ.M
	ON 5TH FLOOR	609.094 SQ.M
	ON 6TH FLOOR	609.094 SQ.M
	ON 7TH FLOOR	609.094 SQ.M
	GRAND TOTAL	4317.363 SQ.M



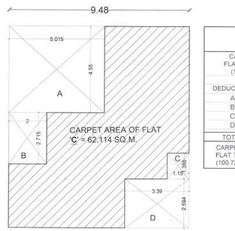
FLOOR	TOTAL PROPOSED CARPET AREA
CARPET AREA OF FLAT TYPE 'C' - 3BHK (1ST - 7TH FLOOR)	
12.48 X 9.305	116.126 SQ M
DEDUCT (TYPICAL FLOOR)	
A 3.215 X 2.265	7.281 SQ M
B 1.300 X 2.865	3.724 SQ M
C 5.063 X 2.865	14.505 SQ M
D 1.315 X 1.715	2.255 SQ M
E 4.915 X 1.566	7.696 SQ M
TOTAL DEDUCATION	35.461 SQ M
CARPET AREA OF FLAT TYPE 'B' - 3BHK (116.126 - 35.461)	80.665 SQ M

CARPET AREA FOR FLAT TYPE'C'
101,201,301,401,501,601,701
102,202,302,402,502,602,702
SCALE 1:100



FLOOR	TOTAL PROPOSED CARPET AREA
CARPET AREA OF FLAT TYPE 'B' - 3BHK (1ST - 7TH FLOOR)	
9.483 X 13.835	131.197 SQ M
DEDUCT (TYPICAL FLOOR)	
A 5.018 X 4.55	22.831 SQ M
B 2.003 X 2.715	5.438 SQ M
C 4.45 X 1.91	8.499 SQ M
D 3.743 X 1.300	4.865 SQ M
E 1.145 X 1.365	1.562 SQ M
F 3.39 X 2.745	9.305 SQ M
TOTAL DEDUCATION	52.5 SQ M
CARPET AREA OF FLAT TYPE 'B' - 3BHK (131.197 - 52.5)	78.69 SQ M

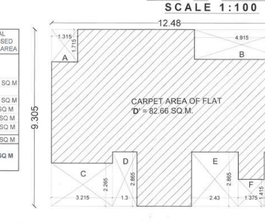
CARPET AREA FOR FLAT TYPE'B'
103,203,303,403,503,603,703
SCALE 1:100



FLOOR	TOTAL PROPOSED CARPET AREA
CARPET AREA OF FLAT TYPE 'D' - 2BHK (1ST - 7TH FLOOR)	
9.48 X 10.625	100.725 SQ M
DEDUCT (TYPICAL FLOOR)	
A 5.015 X 4.55	22.818 SQ M
B 2.000 X 2.715	5.43 SQ M
C 1.15 X 1.366	1.570 SQ M
D 3.39 X 2.594	8.793 SQ M
TOTAL DEDUCATION	38.611 SQ M
CARPET AREA OF FLAT TYPE 'D' - 2BHK (100.725 - 38.611)	62.114 SQ M

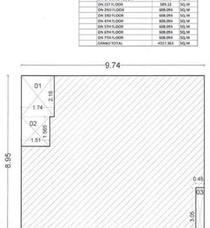
CARPET AREA FOR FLAT TYPE'D'
104,204,304,404
,504,604,704
SCALE 1:100

OFFICE OF THE NAGPUR IMPROVEMENT TRUST
Building Permit No.BE(N) / Case No - A- 1677 /
Date 7-N-2024043016
SANCTIONED
Building Engineer
Nagpur Improvement Trust
Assist. Divisional Fire Officer
Fire and Emergency Services.
NMC, Nagpur.



FLOOR	TOTAL PROPOSED CARPET AREA
CARPET AREA OF FLAT TYPE 'A' - 3BHK (1ST - 7TH FLOOR)	
12.48 X 9.305	116.126 SQ M
DEDUCT (TYPICAL FLOOR)	
A 1.315 X 1.715	2.255 SQ M
B 4.915 X 1.566	7.691 SQ M
C 3.215 X 2.265	7.281 SQ M
D 1.300 X 2.865	3.724 SQ M
E 2.43 X 2.865	6.961 SQ M
F 1.375 X 1.415	1.945 SQ M
G 1.26 X 2.865	3.609 SQ M
TOTAL DEDUCATION	33.466 SQ M
CARPET AREA OF FLAT TYPE 'A' - 3BHK (116.126 - 33.466)	82.66 SQ M

CARPET AREA FOR FLAT TYPE'A'
105,205,305,405,505,605,705
106,206,306,406,506,606,706
SCALE 1:100

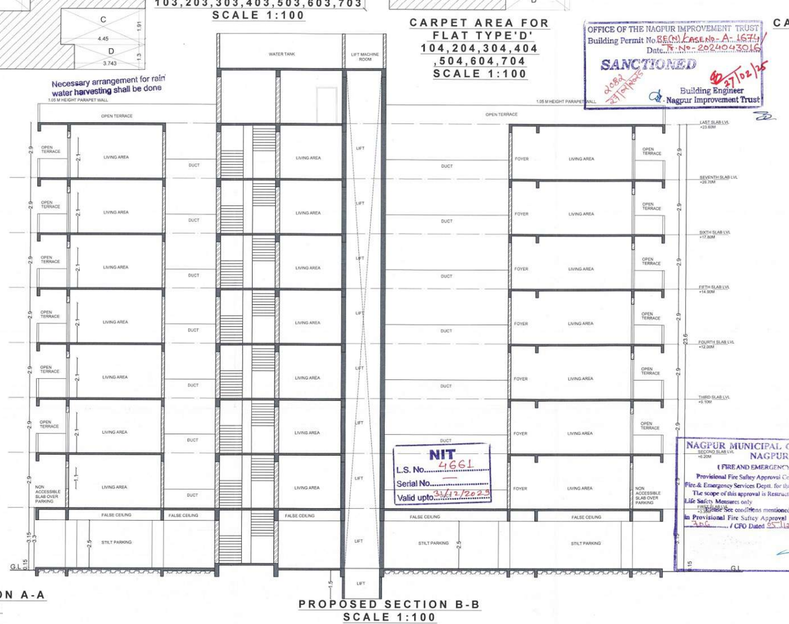


KEY AREA DIAGRAM OF GROUND FLOOR
SCALE 1:200



PROPOSED SECTION A-A
SCALE 1:100

Necessary arrangement for rain water harvesting shall be done



PROPOSED SECTION B-B
SCALE 1:100

NIT
4661
L.S. No.
Serial No.
Valid upto 31/12/2024

NAGPUR MUNICIPAL CORPORATION
NAGPUR
(FIRE AND EMERGENCY SERVICE)
Provisional Fire Safety Approval Certificate hereby issued by Fire & Emergency Services Deptt. for the proposed constructions. The scope of this approval is Restricted to Fire Prevention and Life Safety Measures only.
This is subject to See conditions mentioned in FI 10.16
in Provisional Fire Safety Approval Certificate No. FES / ANN- / CFO Dated 25/12/2024
Chief Fire Officer
Fire & Emergency Service
NMC, Nagpur

Tentatively Approved For Fire N.O.C. Only
Building Engineer(North)
Nagpur Improvement Trust

Building No.	Floor No.	Apartment No	Carpet area of apartment	Area of Balcony attached to Apartment	Area of Double height terrace attached to flat.
	2	3	4	5	6
	1	101,102	80.665 SQ M	2.60SQ M	N.A.
	1	103	78.69 SQ M	1.88SQ M	N.A.
	1	104,105	62.114 SQ M	0.00SQ M	N.A.
	1	106	82.66 SQ M	2.60SQ M	N.A.
PLOT NO. 05	2,3, 4,5,6,7	201,202, 301,302, 401,402, 501,502, 601,602, 701,702	80.665 SQ M	5.89SQ M	N.A.
	2,3, 4,5,6,7	203,303,403, 503,603,703	78.69 SQ M	4.69SQ M	N.A.
	2,3, 4,5,6,7	204,205, 304,305, 404,405, 504,505, 604,605, 704,705	62.114 SQ M	2.98SQ M	N.A.
	2,3, 4,5,6,7	206,306,406, 506,606,706	82.66 SQ M	5.89SQ M	N.A.

Form of Statement 3
[Sr. No. 9(a)]

PROJECT: SHEET - 02/02

PROPOSED DEVELOPMENT PLAN SHOWING CONSTRUCTION FOR MULTI-FAMILY RESIDENTIAL DWELLING UNITS ON PLOT NO. 05,
MALIK MAKBUJA LAYOUT,
MAUZA - ZINGABAI TAKLI
KHARSA NO. 58/1/1
NAGPUR

BELONGING TO -
SHREE GAJANAN BUILDERS AND DEVELOPERS
THROUGH PARTNERS
1. SHRI. DEEPAK BHOLANATH SAHU

(AS PER MUTATION IN AKHIV PATRIKA)

PLOT AREA	1499.3970 SQ M
PERMISSIBLE FSI	1.10
PERMISSIBLE PREMIUM FSI (0.50) + PERMISSIBLE TDR LOADING 0.20)	749.698 + 299.879
TOTAL PERMISSIBLE FSI (1.80)	2698.914 SQ M
ANCILLARY AREA ALLOWED (60% OF PERMISSIBLE FSI)	1619.348 SQ M
TOTAL PERMISSIBLE B/U AREA	4318.262 SQ M

AREA STATEMENT

PROPOSED B/U AREA OF GROUND FLOOR	79.679 SQ M
PROPOSED B/U AREA OF 1ST HABITABLE FLOOR	589.12 SQ M
PROPOSED B/U AREA OF 2ND - 7TH HABITABLE FLOORS	3648.56 SQ M
PROPOSED PERMISSIBLE PREMIUM AREA	749.652 SQ M
PROPOSED PERMISSIBLE TDR AREA	299.350 SQ M
TOTAL PROPOSED B/U AREA OF ALL FLOORS	4317.363SQ M

		NOTES
PLOT BOUNDRY SHOWN IN		
PROPOSED CONSTRUCTION SHOWN IN		ALL DIMENSION ARE
CONSTRUCTION TO BE DEMOLISH SHOWN IN		METERS

OWNER NAME & SIGNATURE	OWNER'S DECLARATION
SHREE GAJANAN BUILDERS AND DEVELOPERS THROUGH PARTNERS DEEPAK BHOLANATH SAHU	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.

ARCHITECT NAME & SIGNATURE	CERTIFICATE OF AREA
AR. CHANDAN SINGH THAKUR NIT NO - 4661 Regn. No.: CA/2018/94028	Certified that the plot under reference was surveyed by me on and the dimensions of side etc. of the plot stated on the plan are as measured on site and the area so worked out tallies with the are stated in the document of Ownership/T.P Scheme Records Department/ City Survey Records.

	ARCHITECTS
	INTERIOR DESIGNER
	PLANNER
OFFICE 32/A, BYRAMJI TOWN, SADAR, NGP. mail id : chan27singh@gmail.com	NORTH

SCALE	DATE	DRAWN BY	DRG REF:
1:100 , 1:200	09/08/2024	CHANDAN	E:Architecture/Mr. SGB/dub.dwg