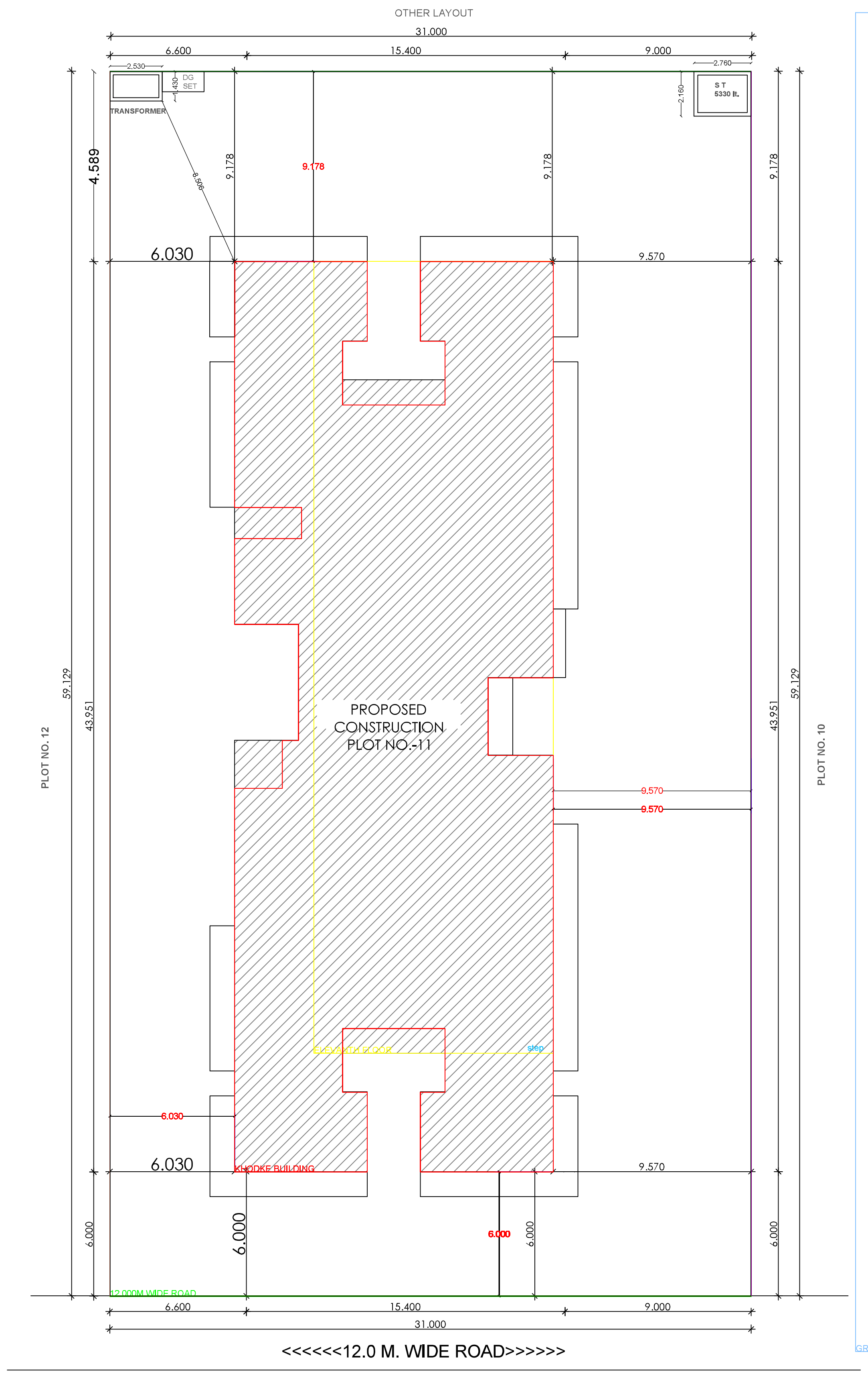
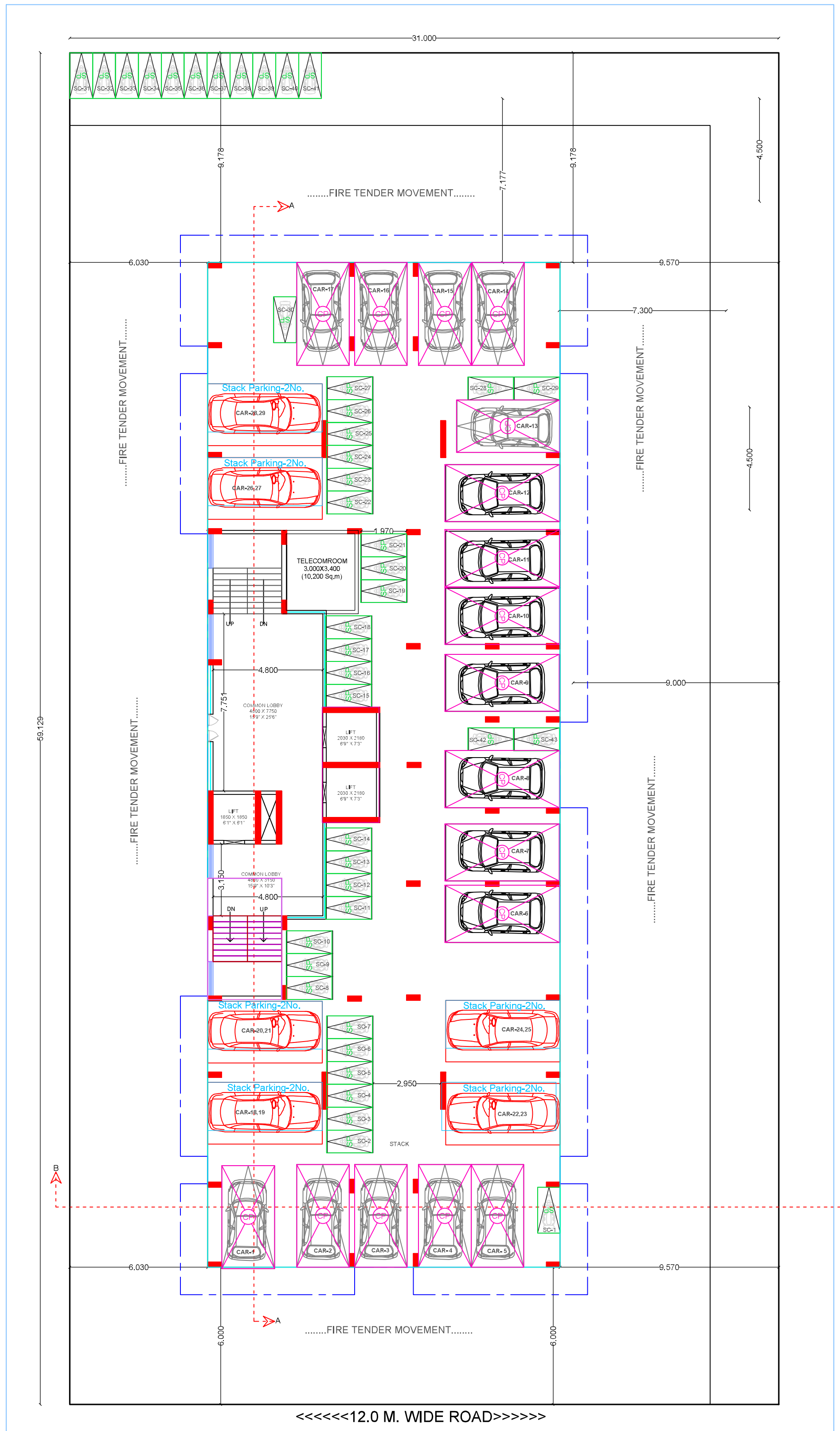
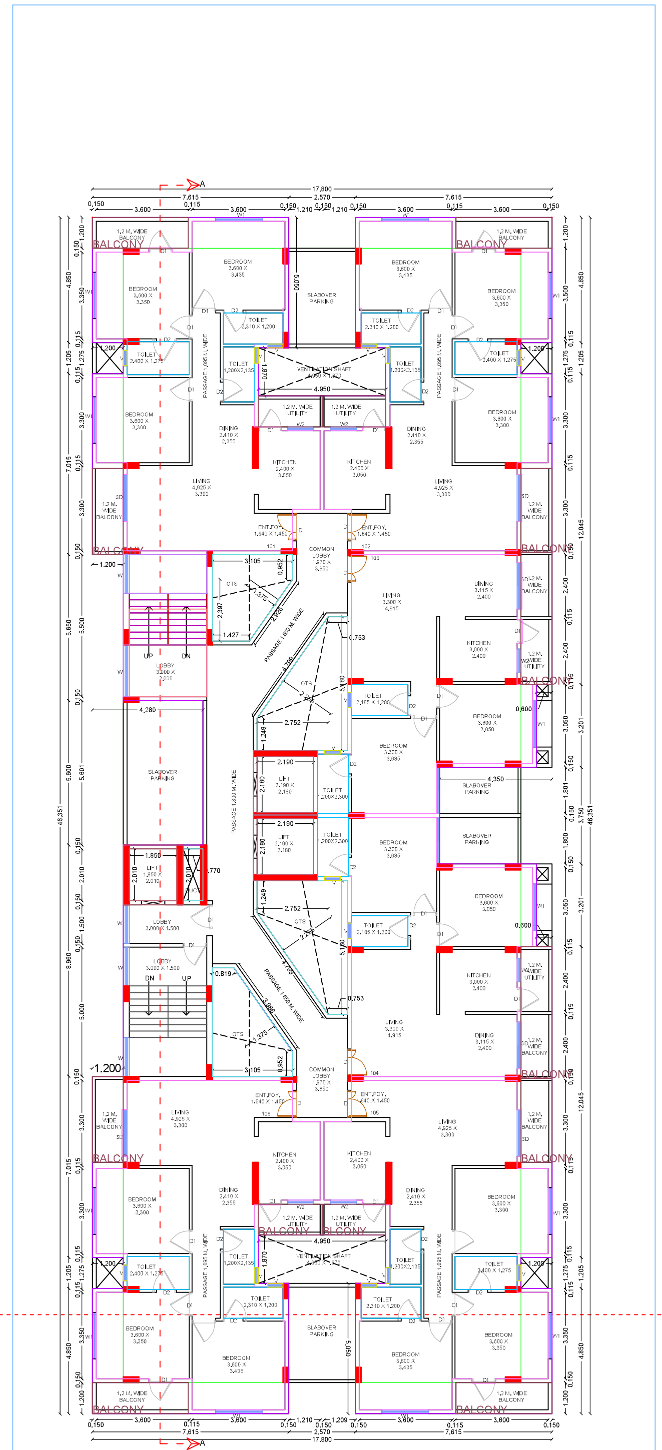


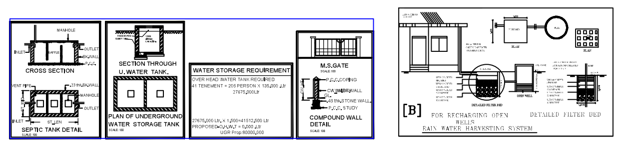
SITE PLAN
SCALE-1:100



GROUND FLOOR PLAN
SCALE = 1:100



FIRST FLOOR PLAN
SCALE = 1:100



PROPOSED MULTYFAMILY DWELLING UNIT ON PLOT NO. 11 ,KH NO.78,166,167,168 WARD NO.74 ,CTS NO. 648 , HOUSE NO.1047/11 , SHEET NO. 37(571) & 44 (572), MOUZA JAITALA , NAGPUR , DIST. NAGPUR.

BELONGING TO,

M/S. NANI'S BUILDCOM PRIVATE LIMITED
YASHWANT AJABRAO KHODKE

Project Details
Proposal code-NMO-24-125071
Zone Type- Residential Zone
Location- Non-Congested
Name of service- Building Development
Sub service -
Cts No./Survey No. - 44(572)/648
Tahsil : Mauza Jaytala
Mouza : 30,432/44(572)-
Prorata Value : 0.000

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.	1832.990
(a) As per ownership document (7/12, CTS extract)	1832.990
(b) as per TILR or City Survey measurement sheet	1832.990
(c) as per Demarcated drawing area	1832.999
LESS	
2.Area not in possession	0.000
3. Entire area (1-2)	1832.990
4.Deductions for	-
(a) Proposed D.P./ D.P. Road widening Area /Service Road / Highway widening	0.000
(b) Any D.P. Reservation area	0.000
(c) Green Belt	0.000
Total (a+b+c)	0.000
5.Balance area of plot (3-4)	1832.990
6. Amenity Space	0.000
(Applicable if (1) > 20000 sqmt	-
(Required -(a) Upto 20000 sqmt - Nil	-
(b) Above 20000 sqmt - (a) + 5 % of Total area	0.000
7. Net Plot Area (5-6)	1832.990
8. Recreational Open Space	-
(a) If area (6) is more than 4000 sqmt - 10 % of (6) is required.	0.000
Proposed___	0.000
(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	0.000
Proposed ______	0.000
(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 2024-12-19 and the dimensions of sides etc. of plot stated onplan 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 Yashwant Ajabrao Khodke

Postal Address : Plot No. 7,Wardha Road,Vivekanand Nagar,Nagpur,Maharashtra-440015

Phone No.:9422104290

DESCRIPTION OF PROJECT :

Type of Proposal : Residential
BUILDING ON CTS. NO./SURVEY NO.-44(572)/648

SITE ADDRESS :
ON PLOT NO. 11 ,KH NO.78,166,167,168 WARD NO.74 ,CTS NO. 648 , HOUSE NO.1047/11 , SHEET NO. 37(571) & 44 (572), MOUZA JAITALA , NAGPUR , DIST. NAGPUR.

Name Of Architect : Lokesh WASUDEO kadu

LOGO	ADDRESS OF OFFICE
	OFFICE - Emanate design,9A block, A wing ,3rd floor,magalwari complex,sadar,nagpur-440010

OWNERS SIGN -	TECHNICAL PERSON SIGN
Verified by applicant	

SCALE - 1:100	Date: 20/03/25
JOB NO -NMO-24-125071	CHECK BY - -

SUBMISSION DRAWING