

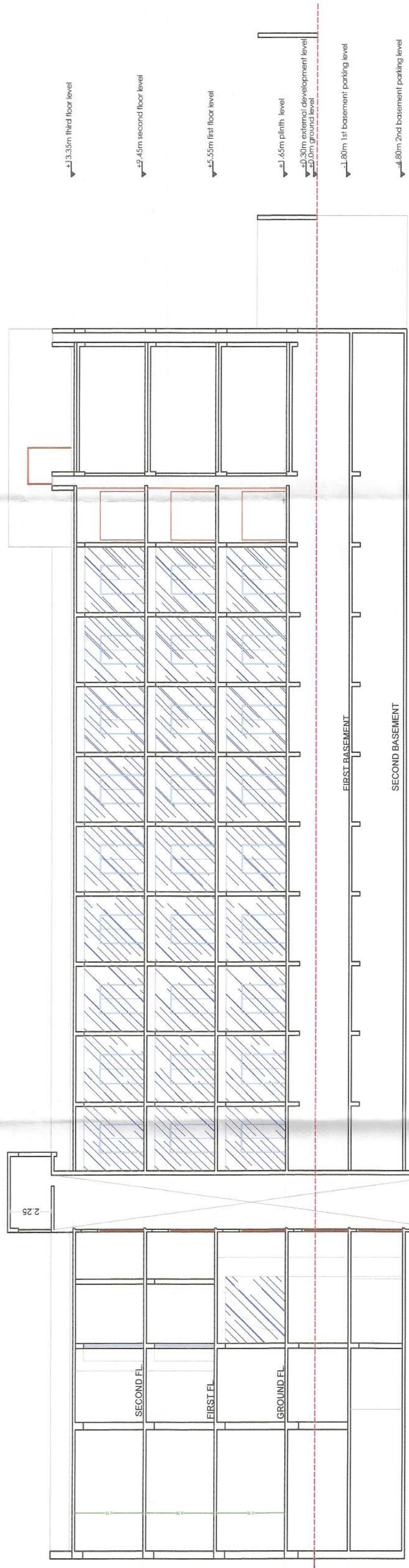
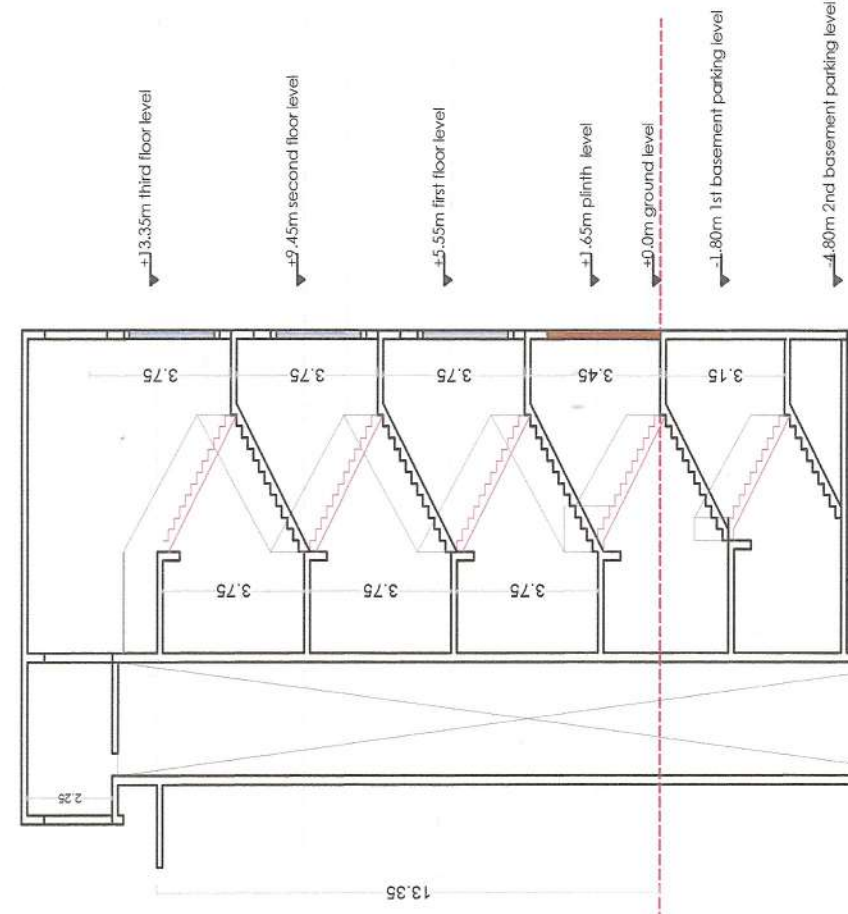
Proforma - I: Area Statement
(At Right Hand Corner of Plans)



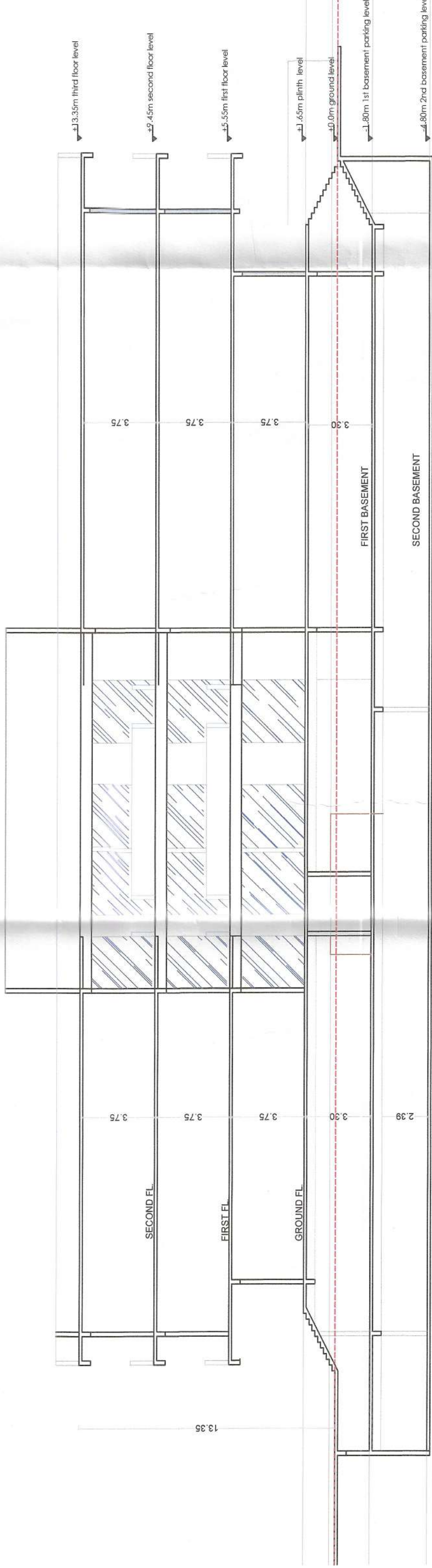
मा.आयुक्त यांचे माध्यमेने
अनुमोदित under Permit
No.....110
Date: 8/1/2024
File No.001/17/2023-24
As Amended In.....

Assistant Municipal Engineer
Nanded Municipal Corporation, Nanded.

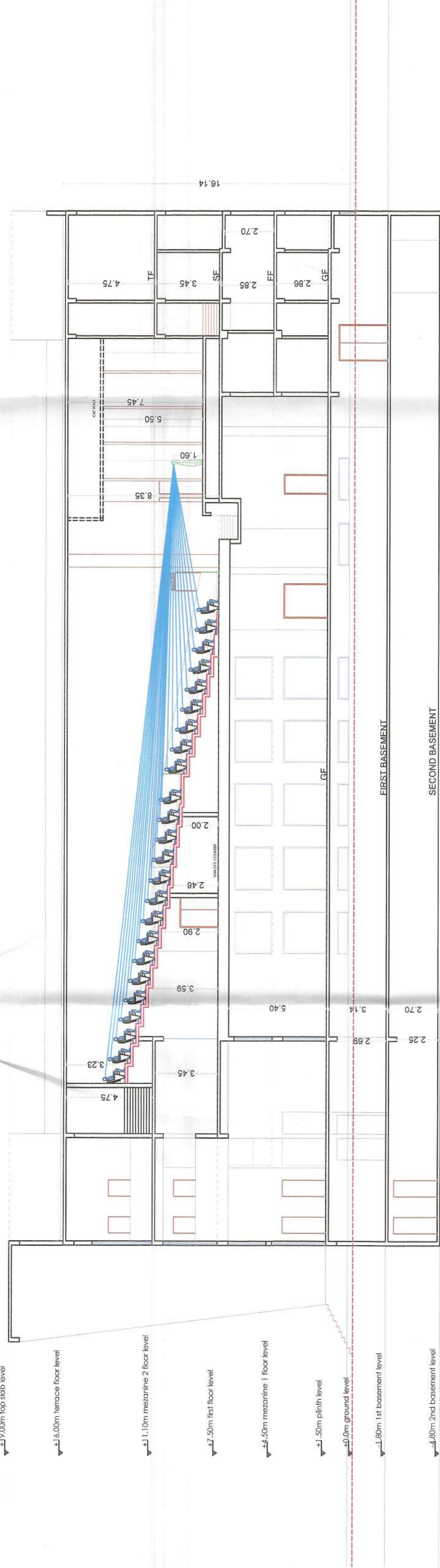
SECTION FOR STAIRCASE



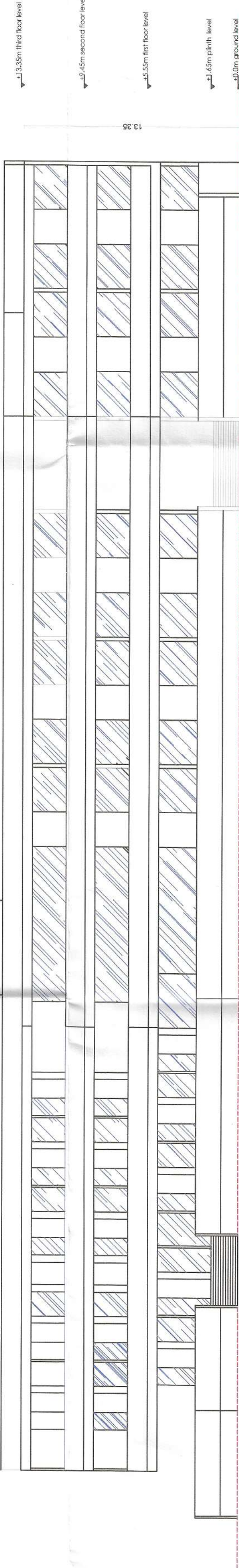
SECTION C-C (A BLDG.)



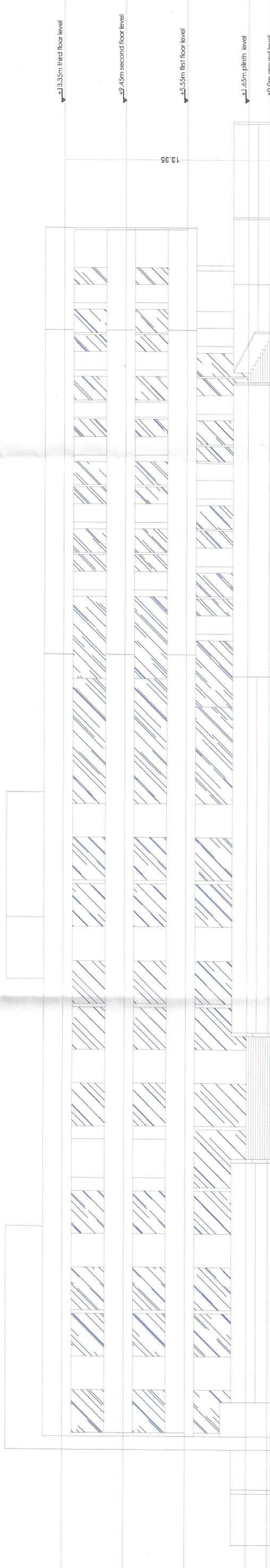
SECTION D-D (A BLDG.)



SECTION A-A (B BLDG.)



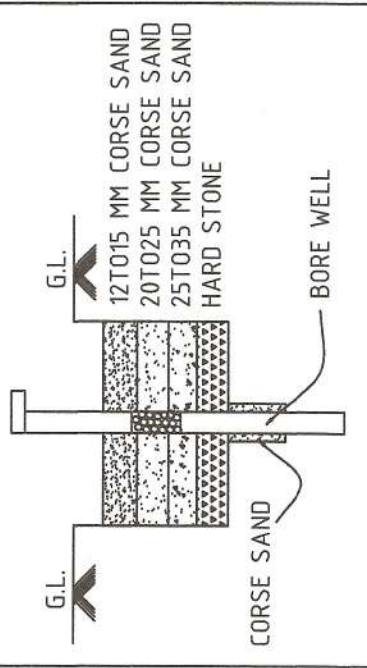
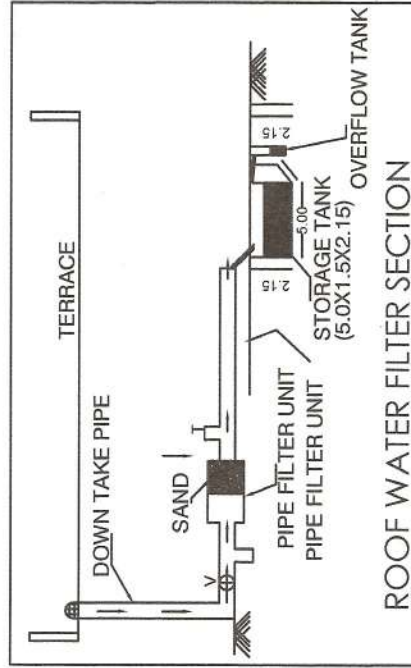
NORTH EAST SIDE ELEVATION



SOUTH EAST SIDE ELEVATION

PARKING TABLE

KALAMANDIR TRUST AUDITORIUM CULTURAL HALL AND COMMERCIAL COMPLEXES NO.3419 NANDED.									
S.NO.	LOCATION	CARPET AREA SQ.M	NO. OF CAR.	NO. OF SCOOTER	NO. OF CAR.	NO. OF SCOOTER	TOTAL REQUIRED NO. OF CAR.	TOTAL REQUIRED NO. OF SCOOTER	FACTOR & DUEEN
1	BASMENT FLOOR	1375.15	13.7515	2	6	27.465	82.389	16.4776	46.4324
2	GROUND FLOOR	874.88	8.7488	1	5	26.746	82.746	16.4926	59.2664
3	CULTURAL HALL	1921.95	19.2195	2	6	38.439	115.317	23.0624	68.3302
4	SECOND FLOOR	701	7.01	4	16	70.1	260.1	42.06	348.34
5	AUDITORIUM	2862.95	28.6295	2	6	47.359	142.077	28.4154	86.3462
6	COMMERCIAL	2862.95	28.6295	2	6	47.359	142.077	28.4154	86.3462
7	COVERED AREA	425	4.25	4	16	42.5	142.077	28.4154	86.3462
8	UNCOVERED AREA	425	4.25	4	16	42.5	142.077	28.4154	86.3462
REQUIRED PARKING:							175.5	615.6024	
PROPOSED PARKING:							254	747	
LOADING UNLOADING SPACES PROVIDED :							6		



SECTION

TYPICAL RAIN WATER
HARVESTING PLAN

COLOR NOTIFICATION
PLOT BOUNDARY SHOWN IN
BUILT UP AREA SHOWN IN
DRAINAGE LINE SHOWN IN
WATER LINE SHOWN IN

BRIEF SPECIFICATION
FOUNDATION : R.C.C. FOOTING M/S
STRUCTURE : R.C.C. FRAMED M/S
SUPER STRUCTURE : 0.23 X 0.40 IN TH. BK. WALL M/S PROP.
INTERIOR FINISH : 1.25 BRICK
PLASTER : WHITE WASH
COLORING : WHITE WASH
ELECT. WIRING : MULTISTAND CONCEALED WIRING
ALLOWABLE AREA STATEMENT IN SQ.M

TOTAL PLOT AREA : 9757.00 SQ. M.
ALLOWABLE AREA OF BASIC FS (I-1) : 10722.70 SQ. M.
ANCILLARY AREA OF BASIC FS : 1556.16 SQ.M.
1) TOTAL OF FS + ANCILLARY : (9318.86 SQ.M.)

AREA STATEMENT		SQ.MT.
1. Area of plot (Minimum area of a, b, c to be considered)		9757.00
(a) As per ownership document (7/12, CTS extract)		9757.00
(b) as per measurement sheet		9757.00
(c) as per site		9932.06
2. Deductions for		00.00
(a) Proposed D.P./D.P. Road widening Area/Service Road / Highway widening		00.00
(b) Any D.P. Reservation area		00.00
(Total a+b)		00.00
3. Balance area of plot (1-2)		9757.00
4. Amenity Space (if applicable)		NIL
(a) Required -		NIL
(b) Adjustment of 2(b), if any -		NIL
(c) Balance Proposed -		NIL
5. Net Plot Area (3-4 (c))		9757.00
6. Recreational Open space (if applicable)		NIL
(a) Required -		NIL
(b) Proposed -		NIL
7. Internal Road area		NIL
8. Plottable area (if applicable)		NIL
9. built up area with reference to Basic F.S.I. as per front road width (Sr. No. 5.basic FSI) 9757.0 x 1.10		10732.70
10. Addition of FSI on payment of premium		
(a) Maximum permissible premium FSI, based on road width / TOD Zone.		
(b) Proposed FSI on payment of premium.		0.0
11. In-situ FSI / TDR loading		NIL
(a) In-situ area against D.P. road [2.0 x Sr. No. 2 (a)] if any		NIL
(b) In-situ area against Amenity Space if handed over [2.00 or 1.85 x Sr. No. 4 (b) and / or (c)].		NIL
(c) TDR area		000
(d) Total in-situ / TDR loading proposed [(1) (a)+(b)+(c)]		00.00
12. Additional FSI area under Chapter No. 7		NIL
13. Total entitlement of FSI in the proposal		NIL
(a) [9 + 10(b) + 11(d)] or 12 whichever is applicable.		NIL
(b) Ancillary Area FSI upto 80% with payment of charges.		8586.16
(c) Total entitlement (a+b)		NIL
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 as applicable)		2.75
15. Total built-up Area in proposal (excluding area at Sr.No.17 b)		16719.95
(a) Existing Built-up Area.		00.00
(b) Proposed Built-up Area (as per 'F-Plan')		00.00
(c) Total (a+b)		16719.95
16. F.S.I. Consumed (15/5) (should not be more than serial No.14 above)		1.7135
17. Area for Inclusive Housing, if any		NIL
(a) Required (20% of Sr.No.5)		NIL
(b) Proposed		NIL
JOB NO. DRAWING NO. SCALE DRAWN BY CHECKED BY DATE -28 DEC-2023		
001 E.M. MOHSIN E.M. ADILSHIKHAR INFRA		

OWNER /TRUSTEE ADDRESS :

PROPOSED DEVELOPMENT OF LAND BEARING C.I.S.
NO. 3419 BELONGING TO
KALAMANDIR TRUST,NANDED
INTO AUDITORIUM,CULTURAL HALL AND
COMMERCIAL COMPLEX.

DEVELOPERS:

SHIKHAR INFRA NANDED

CERTIFICATE OF AREA :
CERTIFIED THAT THE FOOT UNDER REFERENCE WAS SURVEYED BY ME ON 05/01/2021 AND THE
DIMENSIONS OF THE PLOT ARE CORRECT AND THE PLOT AREA IS 9757.00 SQ. M.
SO WORKED OUT TALLIES WITH THE AREA STATED IN DOCUMENT OF OWNERSHIP / T.P. SCHEME
RECORDS AND RECORDS DEPARTMENT/CITY SURVEY RECORDS.

SHIKHAR INFRA
PARTNER
SIDDHANT SATISH MAHESHWARI
(NAME OF LICENSED ENGINEER)

SHIKHAR INFRA
Regd.No.APJ/00265
(NAME OF LICENSED ENGINEER)