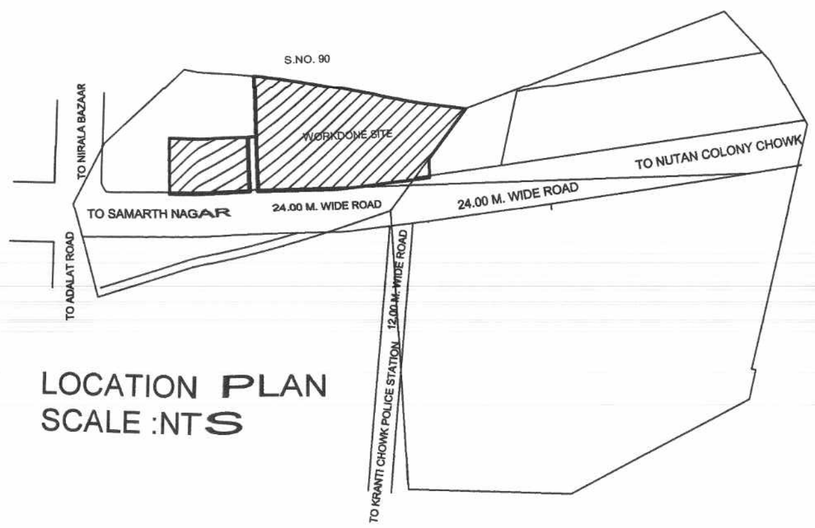
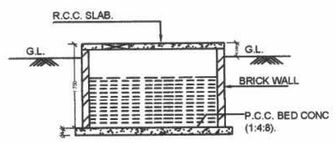
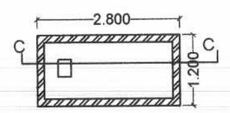


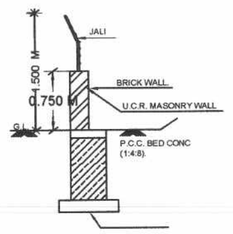

LOCATION PLAN
SCALE :NTS



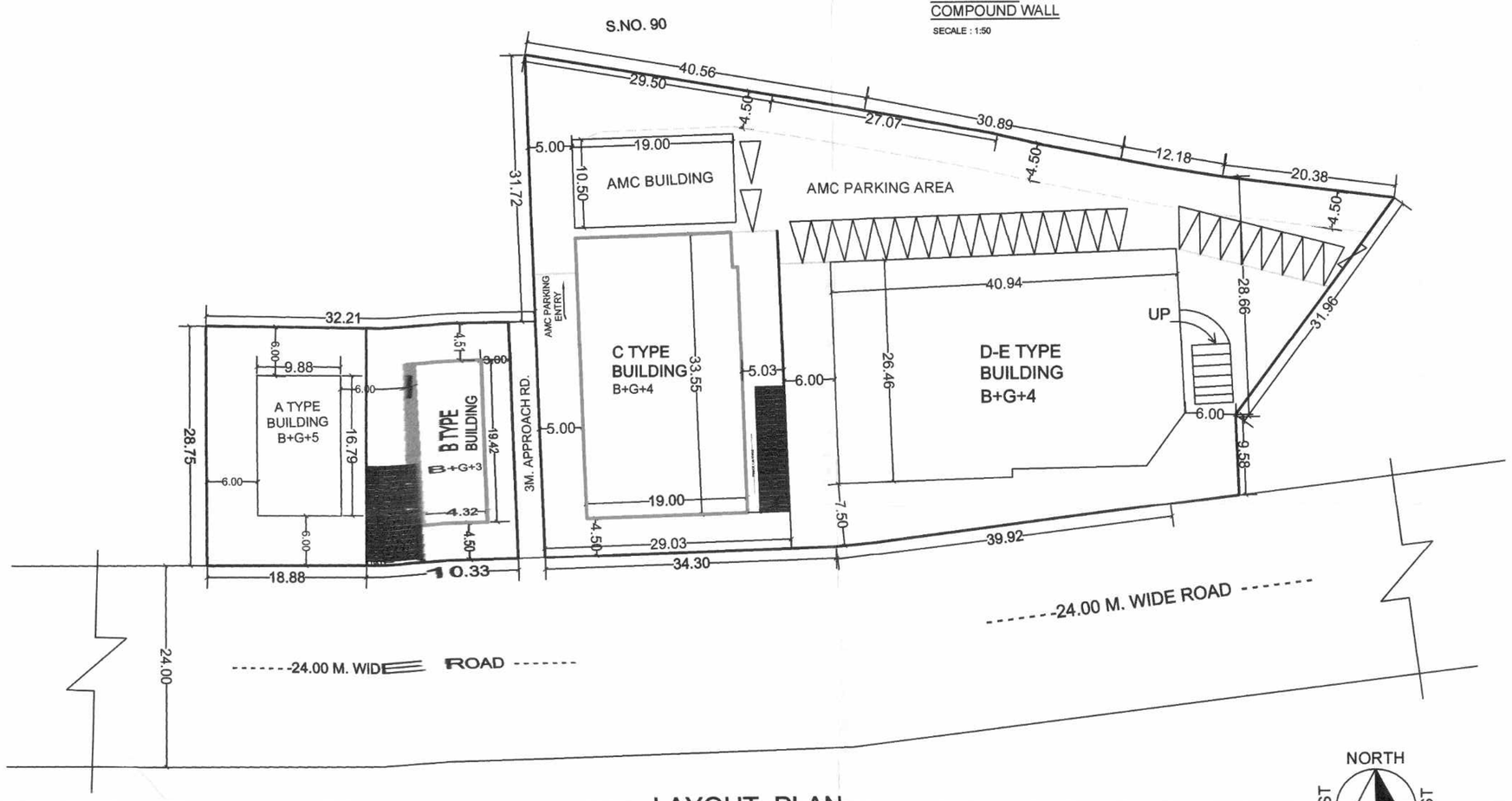

SECTION AT C-C
U.G. WATER TANK




PLAN OF U.G. WATER TANK.




SECTION OF
COMPOUND WALL
SECALE : 1:50




LAYOUT PLAN
SCALE :1:500

TENAMENT STATEMENT

| BUILDING TYPE | NO OF TENAMENTS |
|---|---|
| 'B' TYPE BLDG. | 04 |
| 'C' TYPE BLDG. | 46 |
| TOTAL | 50 NO |

| CTS NO | AREA | TOTAL |
|---|---|---|
| 17849/2 | 188.37 Sqm.<br>1680.64 Sqm.<br>540.29 Sqm.<br>294.15 Sqm. | 2703.45 Sqm. |
| 17849/4 | 1653.63 Sqm.<br>1340.90 Sqm.<br>1115.52 Sqm.<br>287.41 Sqm. | 4397.46 Sqm. |
| | GRANT TOTAL | 7100.91 Sqm. |

Work done Plan are accepted for occupancy certificate is issued wide Letter No. OC/137/17/2020-21 Date 23.10.2020

23.10.20

Town Planner
Town Planning Department
Muncipal Corporation Aurangabad

O. C. Signed by A.D.T.P.

| PHASE | TYPE OF BUILDING | OWNERE'S NAME | SIGNATURE OF OWNER. |
|---|---|---|---|
| 03 | A TYPE | M/S. NAGPAL PROJECTS & CONSTRUCTION PVT. LTD. THROUGH IT'S DIRECTOR MR. RAMESH BODHRAJ NAGPAL | |
| 04 | B TYPE | 1) MR. VIKRAMSINGH DATTUSINGH CHAVAN | |
| | | 2) MR. MAHENDRASINGH VIKRAMSINGH CHAVAN | |
| | | 3) MR. DHARMENRDRASINGH VIKRAMSINGH CHAVAN | |
| | | 4) MR. JITENDRASINGH VIKRAMSINGH CHAVAN | |
| | | 5) MR. SHRI JAGDISH CHANDRANATH SURYAVANSHI | |
| | | 6) MR. PRIYARATAN JAGDISH SURYAVANSHI | |
| | | 7) MR. PRITISH JAGDISH SURYAVANSHI | |
| | | THROUGH GPA & DEVELOPER'S **CITY BHARTI TECHNO HERITAGE LLP.** THROUGH - PARTNER SHRI. NAVIN HANUMANPRASAD BAGADIYA | GPA SIGNATURE |
| 05 | C TYPE | 1) SHAIKH.ZUBER AHMED S/O SHAIKH KHURSHID AHMED | |
| | | THROUGH GPA & DEVELOPER'S **CITY BHARTI TECHNO HERITAGE LLP.** THROUGH - SHRI. NAVIN HANUMANPRASAD BAGADIYA | GPA SIGNATURE |
| 06 & 07 | D-E TYPE | 1) M/S. NAGPAL PROJECTS & CONSTRUCTION PVT. LTD. THROUGH IT'S DIRECTOR MR. RAMESH BODHRAJ NAGPAL | 1) |
| | | 2) MR. ASHOK SHIVNARAYAN DARAK | 2) |
| | | 3) MR. BHAGATSING ASHOK DARAK | 3) |
| | | 4) MR. RANJEET ASHOK DARAK | 4) |
| | | 5) MR. KARAN ASHOK DARAK | 5) |
| 01 | | 1) MR. VIKRAMSINGH DATTUSINGH CHAVAN | |
| | | 2) MR. SHRI JAGDISH CHANDRANATH SURYAVANSHI | |

# LAYOUT (B,C)

अजंठा लेणी प्रत

1/4

## AREA STATEMENT

TOTAL AREA OF LAND = 14200.00 SQM.
CTS NO 17849 (AS PER OLD PERMISSION)

DEDUCTION AREA UNDER EXISTING
24.00 M WIDE D.P. ROAD (AS PER AWARD) = 2805.00 SQM.
SAWARKAR CHOWK TO NUTAN COLONY (2545.00+260.00)
24.00 M WIDE D.P. ROAD (AS PER AWARD) = 0.000 SQM.
BALWANT VACHNALAYA TO ADALAT ROAD
NET LAND AREA (AS PER RECORD) = 11395.00 SQM.

TOTAL AREA OF LAND = 13421.50 SQM.
CTS NO 17849 (AS PER ACTUAL)
AREA OF ENCHROCHMENT = 753.90 SQM.

**AREA UNDER PERMISSION**

AREA OF LAND AS PER ACTUAL (AS PER OLD PERMISSION) = 7876.01 SQM.

TOTAL AREA OF LAND (5195.37 + 36.53) = 5231.90 SQM.

AREA UNDER SHOPPING CENTRE & PARKING RESERVATION = 5231.90 SQM.

PERMISSIBLE PLOT AREA FOR OWNERS SHOPPING CENTRE & PARKING RESERVATION = 5231.90 SQM.

PERMISSIBLE BASIC F.S.I. = 1.10 +PREMIUM

PERMISSIBLE B/UP AREA (5231.90X1.10) **= 5755.09 SQM.**

ADDITIONAL PREMIUM AREA = 620.00 SQM

TOTAL PERMISSIBLE B/UP AREA **= 6375.09 SQM**

TOTAL PART WORKDONE B/UP AREA STATEMENT
SHOPPING CENTRE & PARKING RESERVATION

BUILDING TYPE B = 346.80 SQM.
BUILDING TYPE C = 2753.28 SQM.
**= 3100.08 SQM.**

TOTAL PART WORKDONE BUILT UP AREA FOR OWNERS F.S.I. CONSUMED **= 3100.08 SQM.** = 0.48

**PROPOSED PARKING AREA HANDOVER TO AMC**

REQUIRD PARKING AREA FOR AMC = 5231.90X0.30 = 1569.57 SQM.

**PROPOSED B/UP AREA HANDOVER TO AMC**

TOTAL MINIMUM B/UP AREA FOR AMC REQIRED = 5231.90X0.70X0.40 = 1464.93 SQM.

B/UP AREA IN SHOPPING CENTRE & PARKING RESERVATION IN TYPE C = 798.00 SQM.
B/UP AREA IN SHOPPING CENTRE & PARKING RESERVATION IN TYPE J = 666.93 SQM.
=1464.93 SQM.

TOTAL PROPOSED B/UP AREA FOR AMC IN ADJOINING PROPERTY AT **CTS NO.17850/P SITUATED AT SILLEKHANA ROAD AURANGABAD BLDG. TYPE J AND THIS PROPERTY AT REAR SIDE OF BLDG. TYPE C**

LEGENDS

PLOT BOUNDARY SHOWN IN
PART WORKDONE B/UP AREA SHOWN IN
WATER LINE SHOWN IN
DRAINAGE LINE SHOWN IN
RAIN WATER HARVESTING LINE SHOWN IN

**PART WORKDONE FOR DEVELOPMENT RESERVATION SITE ON - 73 (SHOPPING CENTER) AND RESERVATION SITE NO - 70 SHOPPING CENTER & PARKING) UNDER DEVELOPMENT OF ACCOMRDATION RESERVATION SCHEME ON CTS NO 17849/2 (P) &17849/4 SITUATED AT- SILLEKHANA ROAD, AURANGABAD**


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ARCHITECT

Manoj Kala * REG. ARCHITECT * CA/96/16557

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