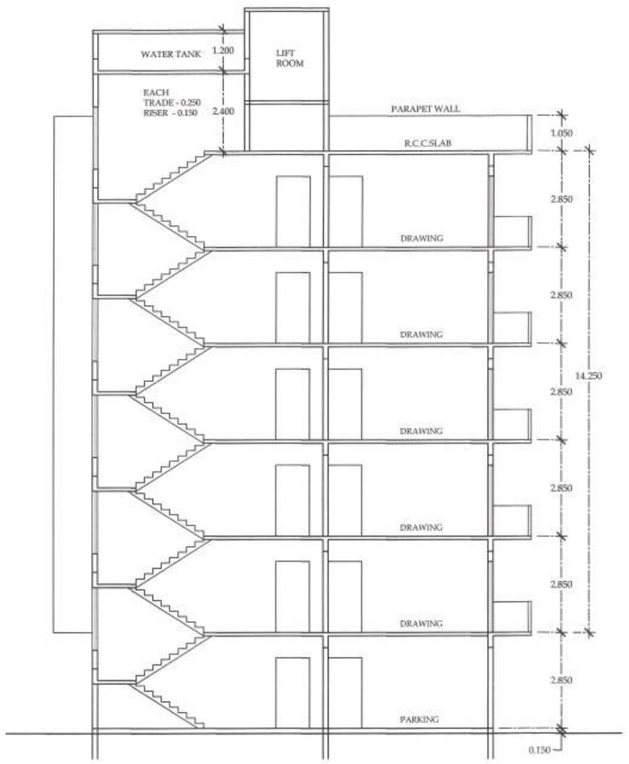
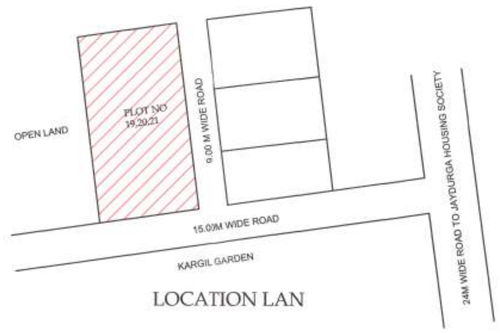
PARKING STATEMENT

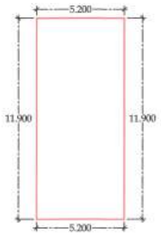
S.NO	OCCUPANCY	PROPOSED TENEMENT	OPEN PARKING SPACE FOR EVERY	REQUIRED NON CONGESTED AREA			PROPOSED AS PER MULTIPLYING FACTOR 0.70		
				CAR	SCOOTER	CYCLE	CAR	SCOOTER	CYCLE
01	RESIDENTIAL MULTI FAMILY RESIDENTIAL	NIL	a) 2 TENEMENT EACH HAVINGCARPET AREA MORE THAN 80.00SQ.M.	---	---	---	---	---	---
		20NOS	b) 2 TENEMENT EACH HAVING CARPET AREA EQUAL TO OR ABOVE 40.00 SQ.M. AND UP TO 80.00 SQ.M.	15	30	---	11	22	---



SECTION AT AA



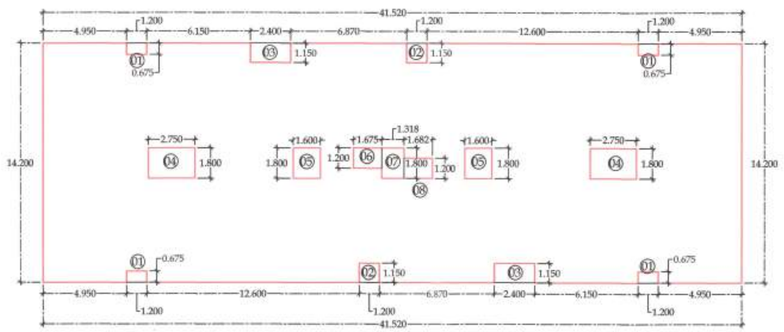
LOCATION LAN



BLOCK PLAN FOR
GROUND FLOOR PLAN

AREA CALCULATION
GROUND FLOOR PLAN
5.20 X 11.90 = 61.88 SQ.M
TOTAL B/UP = 61.88 SQ.M.

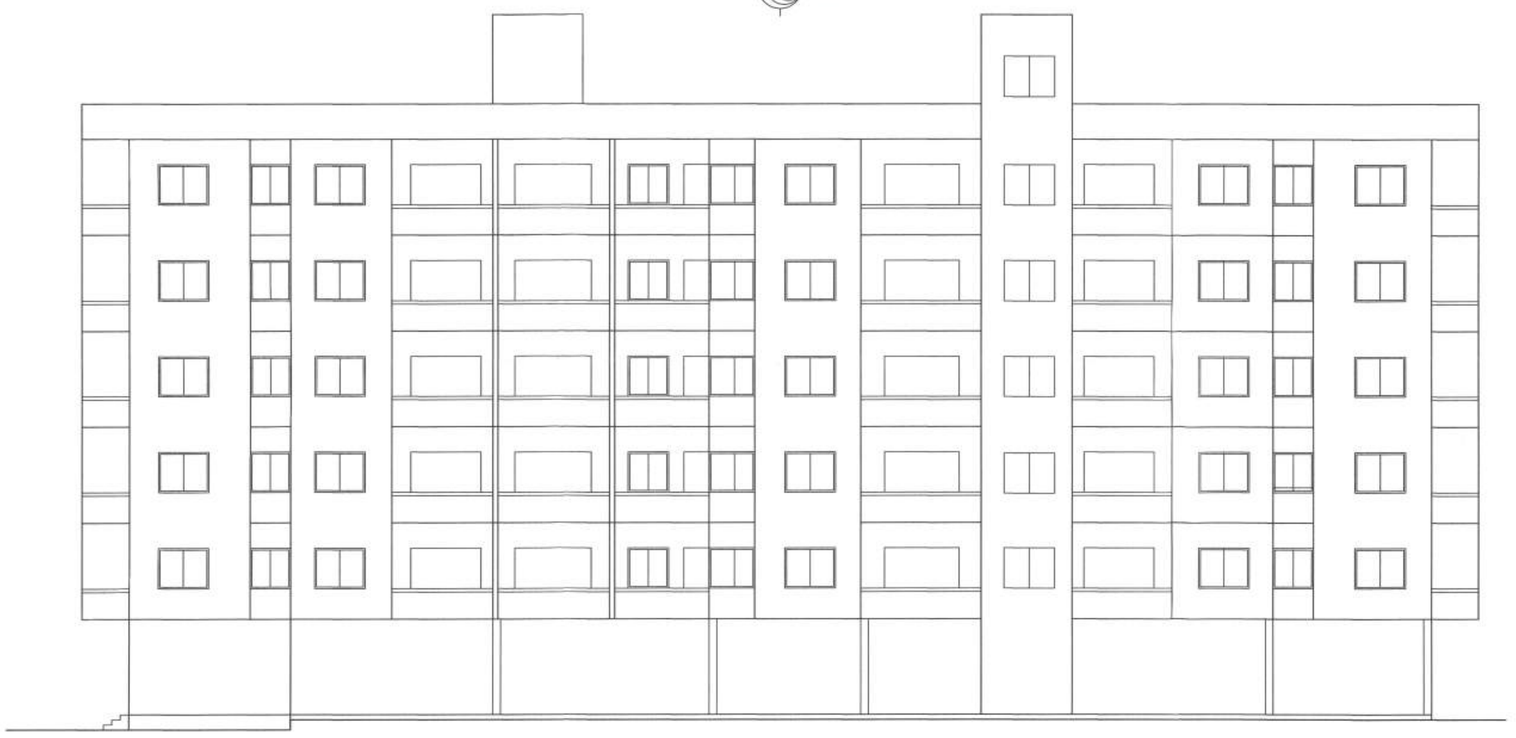
AREA CALCULATION
STILT FIRST & FIRST FLOOR PLAN
41.52 X 14.20 = 589.58 SQ.M
DEDUCTION
1) 01.20 X 0.675 X 4 = 03.24 SQ.M.
2) 01.20 X 01.15 X 2 = 02.76 SQ.M.
3) 02.40 X 01.15 X 2 = 05.52 SQ.M.
4) 02.75 X 01.80 X 2 = 09.90 SQ.M.
5) 01.60 X 01.80 X 2 = 05.76 SQ.M.
6) 1.675 X 01.20 X 1 = 02.01 SQ.M.
7) 1.318 X 01.80 X 1 = 02.37 SQ.M.
8) 1.682 X 01.20 X 1 = 02.01 SQ.M.
TOTAL AREA = 33.57 SQ.M.
589.58 - 33.57 = 556.01 SQ.M.
TOTAL B/UP = 556.01 SQ.M.



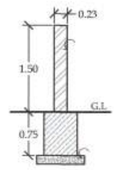
BLOCK PLAN FOR
STILT FIRST, STILT SECOND, STILT THIRD,
STILT FOURTH, STILT FIFTY FLOOR PLAN SCALE : 1:200

FLAT AREA STATEMENT

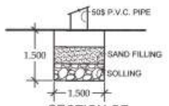
FLAT NO	FLOOR	P. LINE AREA	CARPET AREA
101,201,501	1,2,5 FLOOR	81.07 SQ.M	63.45 SQ.M
102,202,502	1,2,5 FLOOR	80.61 SQ.M	63.45 SQ.M
103,203,503	1,2,5 FLOOR	93.66 SQ.M	73.57 SQ.M
104,204,504	1,2,5 FLOOR	93.66 SQ.M	73.57 SQ.M
105,205,505	1,2,5 FLOOR	80.61 SQ.M	63.45 SQ.M
106,206,506	1,2,5 FLOOR	81.07 SQ.M	63.45 SQ.M
301,401	3,4 FLOOR	124.29 SQ.M	95.46 SQ.M
302,402	3,4 FLOOR	131.05 SQ.M	105.78 SQ.M
304,404	3,4 FLOOR	93.66 SQ.M	73.57 SQ.M
305,405	3,4 FLOOR	80.61 SQ.M	63.45 SQ.M
306,406	3,4 FLOOR	81.07 SQ.M	63.45 SQ.M
SHOP NO - 01	G. FLOOR	13.25 SQ.M	11.73 SQ.M
SHOP NO - 02	G. FLOOR	17.68 SQ.M	16.41 SQ.M
SHOP NO - 03	G. FLOOR	17.26 SQ.M	16.00 SQ.M
SHOP NO - 04	G. FLOOR	13.67 SQ.M	12.14 SQ.M



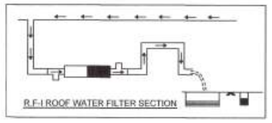
FRONT ELEVATION

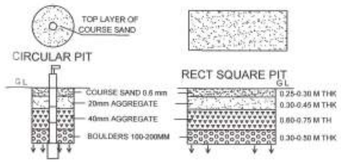


SECTION OF
COMPOUND WALL



SECTION OF
WATER
HARVISTING





अंतीम मांजी प्रत

Work done plan are accepted for occupancy certificate is Issued vide Letter No. ..... Date

0C/1472/17/2022-23 20/03/2023

DY.ENGINEER
Town Planing
Municipal Corporation.
Chhatrapati Sambhajinagar.
O.C. Signed By D.D.T.P.

	Width of Front Road (m)	**15.00**
1.	**Area of plot (Minimum area of a, b, c to be considered)**	
a.	As per ownership document (As per P.R. or 7/12)	**864.00**
b.	As per measurement sheet (approved layout)	**864.00**
c.	As per site	**864.00**
d.	Minimum of above	**864.00**
2.	**Deductions for**	
a.	Proposed D.P./ D.P. Road widening Area/ Service Road / Highway widening	0.00
b.	Area D.P. Reservation Area	0.00
c.	(Total a+b)	0.00
3.	Balance area of plot (1-2)	**864.00**
4.	**Amenity Space** (if applicable)	
a.	Upto 20000 sq.m.	0.00
b.	More than 20000 sq.m.(5% of total area)	0.00
c.	**Required Amenity Space** (b)	0.00
e.	Adjustment of 2(b), if any -	0.00
f.	**Balance Proposed -**	0.00
5.	**Net Plot Area** (3-4f)	**864.00**
6.	**Recreational Open space** (if applicable)	
a.	Required - (10% x 5)	0.00
b.	**Proposed -**	**0.00**
7.	**Internal Road area**	0.00
8.	**Plotable area** (if applicable)	864.00
9.	**Built up area with reference to Basic F.S.I. as per front road width** (Sr. No. 5x 1.1)	**950.40**
10.	**Addition of FSI on payment of premium**	
a.	Maximum permissible premium FSI-(50% of 1d)	432.00
b.	Already used premium in Earlier Permission (77/2021)	112.32
c.	Proposed FSI on payment of premium in this proposal (10(a) -10(b))	319.68
d.	**Proposed FSI on payment of premium (10(b) + 10(c))**	**432.00**
11.	**In-situ FSI / TDR loading**	
a.	Max. permissible TDR loading (As per road width)	0.90
b.	**Max. permissible TDR Area** (1d x 11a)	**777.60**
c.	In-situ area against D.P. road if any (2C x 2)	0.00
d.	In-situ area against Amenity Space if handed over [2.00 or 1.85 x sr.no. 4 (b) and / or (c)],	0.00
e.	TDR Area May required after In-situ FSI (11b -11c-11d)	**777.60**
f.	**Total in-situ / TDR loading proposed**	**400.00**
g.	**Total (11c+11f)**	**400.00**
12.	**Additional FSI area under Chapter No. 7**	**0.00**
13.	**Total Entitlement of FSI in the proposal**	
a.	**Proposed FSI [9 + 10(d)+11(f)]**	**1782.40**
b.	Proposed Built - up Area Commercial Area component (15b)	61.88
c.	Proposed Built - up Area Residential Area component (13a - 13b)	1702.76
d.	Ancillary Area FSI upto 80% for **Commercial area** (13b x 80%)	0.00
e.	Ancillary Area FSI upto 60% for **Residential area** (13c x 60%)	1069.66
f.	**Total Ancillary Area Entitlement(d+e)**	
g.	**Total Built up Area Entitlement(a+f)**	**2852.44**
14.	**Maximum utilization limit of F.S.I. (Building Potential)** Permissible As per Road width	2.50
15.	**Total Built-up Area in proposal.**	
a.	Existing Built-up Area.	0.00
b.	Proposed Built-up Area Commercial Area	61.88
c.	Proposed Built-up Area Residential Area	2780.05
d.	**Consumed Built-up Area**	**2841.93**
16	**F.S.I. Consumed (15e/3)**	**2.06**
17	**Area for Inclusive Housing, if any**	0.00
a	Required (20% of Sr.No.9)	0.00
b	Proposed	0.00

WORK DONE PLAN FOR COMM CUM RESIDENTIAL BUILDING AT PLOT N0.19,20,21 , SURVEY NO. 51/ AT CHHATRATI SAMBHATI NAGAR
FOR M/S ADINATH DEVELOPERS THROUGH ITS PARTNERS
1) MR. ANAND.V. PATNI , 2) MR. ATUL.S.KASLIWAL, 3) MR.SHAILESH.Z.RAWKA

JOB NO.-	20.225
DRG. NO.	01
DATE:-	10.5.2022
DRAWN BY-	UTTAM
SCALE :-	1:100

LEGEND
PLOT BOUNDARY SHOWN IN
PROPOSED CONST. SHOWN IN
DRAINAGE LINE SHOWN IN
WATER LINE SHOWN IN

CERTIFICATE OF AREA
CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON 28.04.20 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.ACT.

ARCHITECT SIGN.

OWNER SIGN

Ar. Shruti Deshpande
B.Arch.
CA / 2011 / 52626