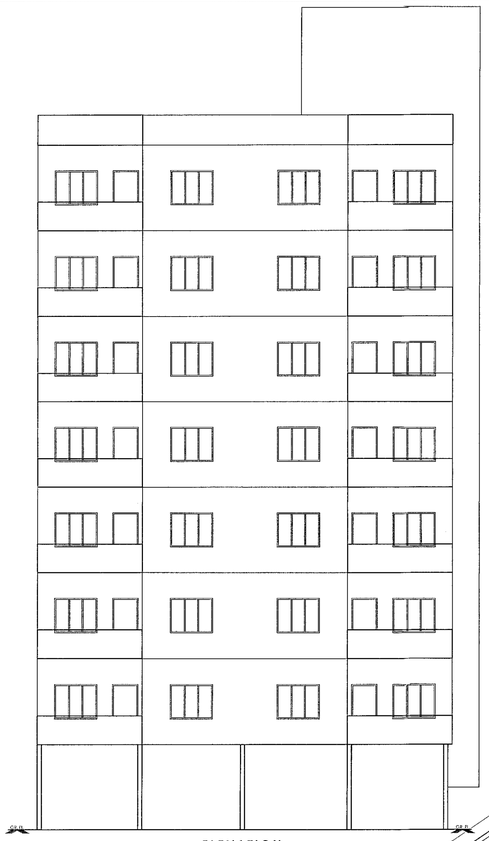
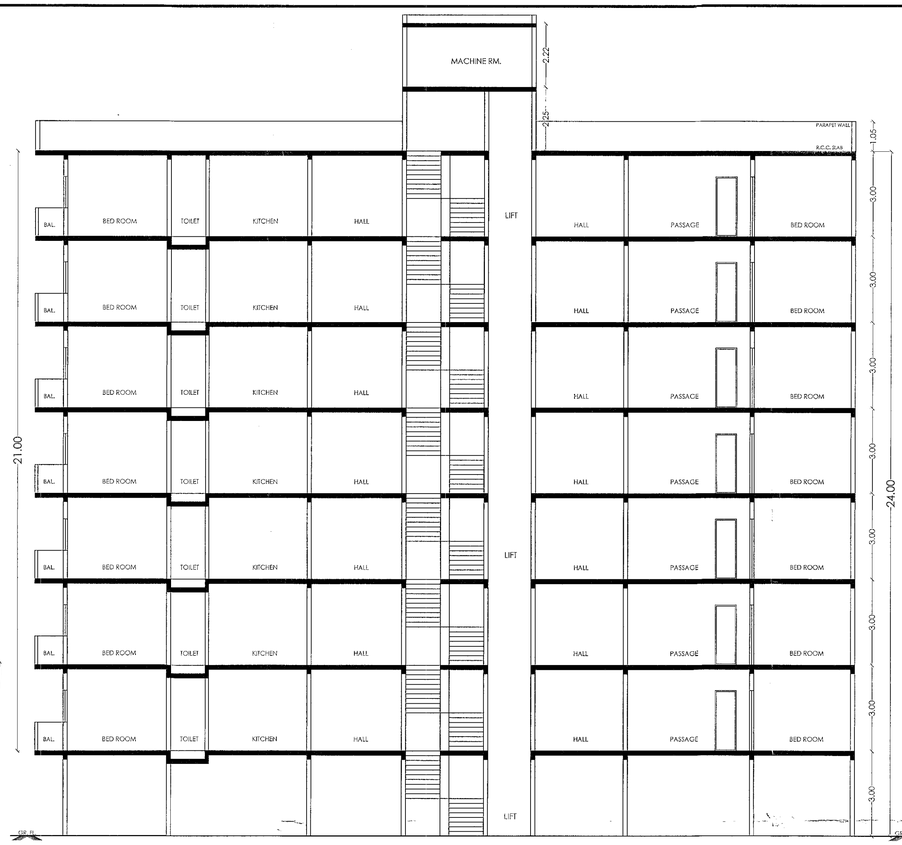
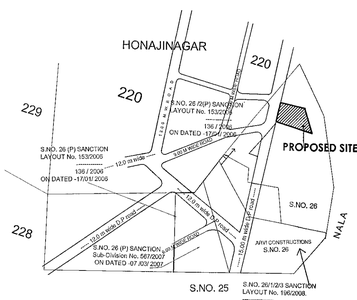


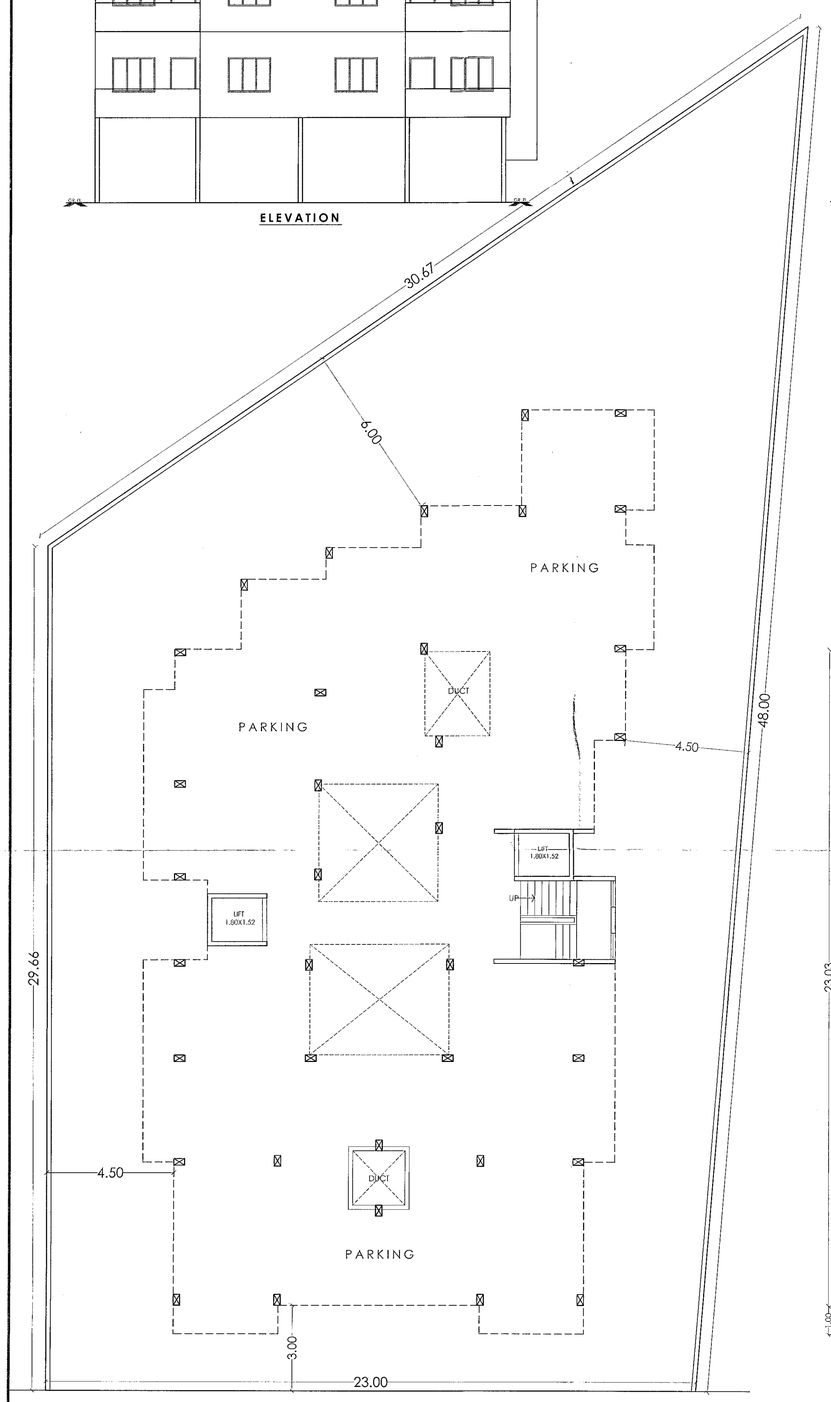
ELEVATION



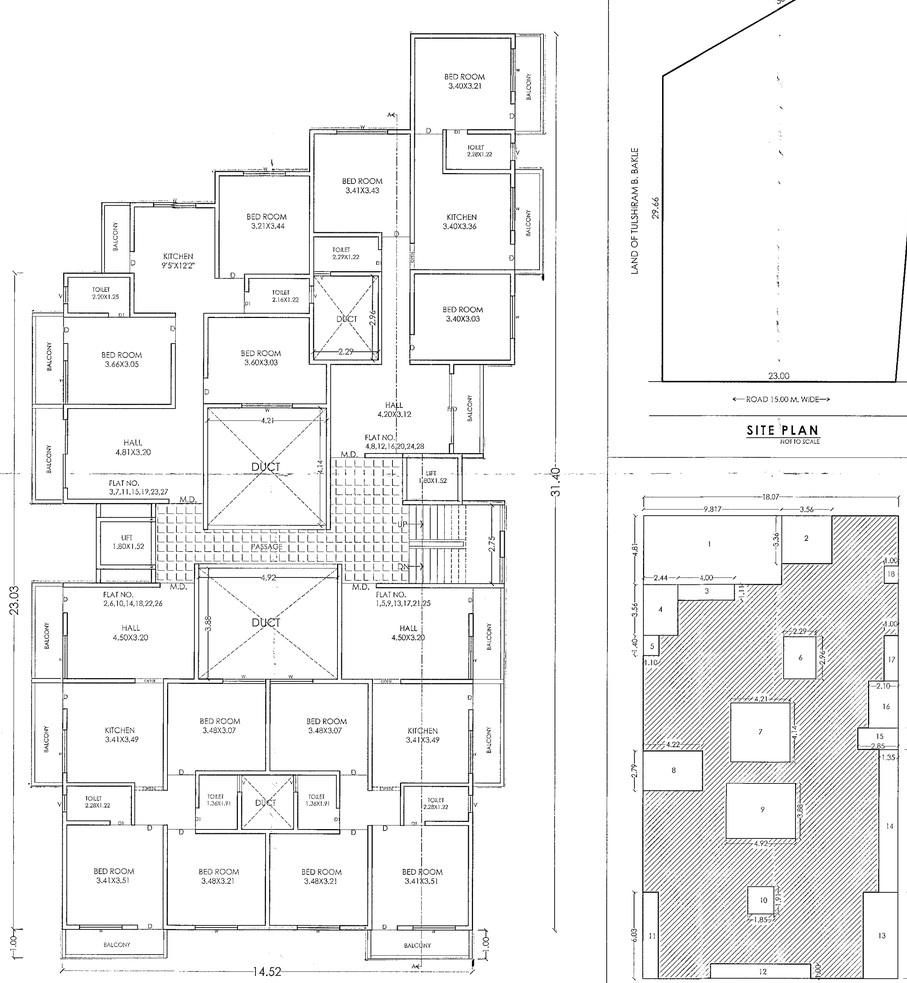
SECTION - AA



LOCATION PLAN
SCALE N.T.S.

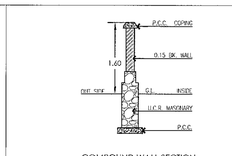


GROUND & PARKING FLOOR PLAN



FIRST, SECOND, THIRD, FOURTH, FIFTH, SIXTH & SEVENTH FLOOR PLAN

SITE PLAN
NOT TO SCALE



COMPOUND WALL SECTION

SECTION OF RAIN HARVESTING SOAK PIT

PARKING AREA STATEMENT

SR. NO.	PARKING SPACE FOR EVERY	REQUIRED PARKING		PROVIDED PARKING	
		CAR	Two Wheeler	CAR	Two Wheeler
01	2 Tnmt. Carpet Area 40 up to 80 Sq.m.	315.00 SQ.M.		420.00 SQ.M.	

FIRST, SECOND, THIRD, FOURTH, FIFTH, SIXTH & SEVENTH FLOOR BLOCK PLAN

AREA CALCULATION
B/UP (P-LINE)

18.07 X 32.40 = 585.46

DEDUCTION

1) 9.817 X 4.81 = 47.22
2) 3.56 X 3.36 = 11.96
3) 4.00 X 1.11 = 4.44
4) 2.44 X 3.56 = 8.68
5) 1.10 X 1.40 = 1.54
6) 2.29 X 2.96 = 6.77
7) 4.21 X 4.14 = 17.43
8) 4.22 X 2.79 = 11.77
9) 4.92 X 3.88 = 19.09
10) 1.85 X 1.91 = 3.53
11) 1.10 X 6.03 = 6.63
12) 7.11 X 1.00 = 7.11
13) 2.45 X 6.03 = 14.77
14) 1.35 X 10.00 = 13.50
15) 2.85 X 1.52 = 4.33
16) 2.10 X 3.27 = 6.86
17) 1.00 X 3.18 = 3.18
18) 1.00 X 1.22 = 1.22
= 190.03

585.46 - 190.03 = 395.43

FIRST FL. B/UP AREA = 395.43 SQ.M.
SECOND FL. B/UP AREA = 395.43 SQ.M.
THIRD FL. B/UP AREA = 395.43 SQ.M.
FOURTH FL. B/UP AREA = 395.43 SQ.M.
FIFTH FL. B/UP AREA = 395.43 SQ.M.
SIXTH FL. B/UP AREA = 395.43 SQ.M.
SEVENTH FL. B/UP AREA = 395.43 SQ.M.

TOTAL B/UP AREA = 2768.00 SQ.M.

OFFICE USE ONLY

अर्जदार यांची प्रत

Approved as amended in.....Colour
Subject to ..... tions mentioned in
this off... Permit No. 444 /2020-21
Date.....30/03/2021

Sd/-30/3
DY.ENGINEER
Town Planing
Municipal Corporation
AURANGABAD.

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

सूची व नियम

१) बांधकाम परवानगीनुसार बांधकाम सुरु केल्यानंतर ओट्यापर्यंत (Plinth Level) चे बांधकाम पूर्ण झाल्यावर [illegible] व्यवसायीक अभियंता [illegible] यांचे मार्फत ओट्याचे पूर्णत्वाचे [illegible] या कार्यालयास कळविणे बंधनकारक आहे तसे न कळविल्यास पुढील बांधकाम चालू करावे अन्यथा आपण केलेले बांधकाम अनधिकृत समजून [illegible]

स्मारक बांधकाम साहित्य, व माती म.न.पा.च्या नरसाळा डेपू मध्ये

PROFORMA-I: AREA STATEMENT

PROPOSED BUILDING PLAN ON GUT NO. 26/1, AT HIMAYATNAGAR, AURANGABAD.

AREA STATEMENT	SQ.M.
1. AREA OF PLOT (MINIMUM AREA OF A,B,C, TO BE CONSIDERED)	
A) AS PER OWNERSHIP DOCUMENT (7/12, CTS EXTRACT)	900.00 SQ.M.
B) AS PER MEASUREMENT SHEET	900.00 SQ.M.
C) AS PER SITE	900.00 SQ.M.
2. DEDUCTIONS FOR	
A) PROPOSED D.P./D.P. ROAD WIDENING AREA/SERVICE ROAD/HIGHWAY WIDENING	00.00 SQ.M.
B) ANY D.P. RESERVATION AREA	
(TOTAL A+B)	
3. BALANCE AREA OF PLOT (1-2)	900.00 SQ.M.
4. AMENITY SPACE (IF APPLICABLE)	N/A
A) REQUIRED	
B) ADJUSTMENT OF 2(B) IF ANY	
C) BALANCE PROPOSED	
5. NET PLOT AREA (3-4 (C))	900.00 SQ.M.
6. RECREATIONAL OPEN SPACE (IF APPLICABLE)	N/A
A) REQUIRED	
B) PROPOSED	
7. INTERNAL ROAD AREA	N/A
8. PLOTABLE AREA (IF APPLICABLE)	900.00 SQ.M.
9. B/UP AREA WITH REFERENCE TO BASIC F.S.I. AS PER FRONT ROAD WIDTH (SR. NO. 5 X BASIC F.S.I.) (900.00 X 1.10)	990.00 SQ.M.
10. ADDITION OF FSI ON PAYMENT OF PREMIUM	
A) MAXIMUM PERMISSIBLE PREMIUM FSI-BASED ON ROAD WIDTH/TOD ZONE	0.50
B) PROPOSED FSI ON PAYMENT OF PREMIUM	450.00
11. IN SITU FSI / TDR LOADING	
A) IN-SITU AREA AGAINST D.P. ROAD (2.0 X SR.NO. 2 (A))IF ANY	0.00
B) IN-SITU AREA AGAINST AMENITY SPACE IF HANDED OVER (2.00 OR1.85 X SR.NO. 4 (B)AND/OR(C))	0.00
C) TDR AREA	290.00
D) TOTAL IN-SITU / TDR LOADING PROPOSED (11(A)+(B)+(C)	290.00
12. ADDITIONAL FSI AREA UNDER CHAPTER NO. 7	0.00
13. TOTAL ENTITLEMENT OF FSI IN THE PROPOSAL	
A) (9+10(B)+11(D) OR 12 WHICHEVER IS APPLICABLE	1730.00 SQ.M.
B) ANCILLARY AREA FSI UPTO 60% OR 80% WITH PAYMENT OF CHARGES.	1038.00 SQ.M.
C) TOTAL ENTITLEMENT (A+B)	2768.00 SQ.M.
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) X 1.6 OR 1.8) (**2.50** X 1.60)	4.00
15. TOTAL B/UP AREA IN PROPOSAL. (EXCLUDING AREA AT SR.NO. 17 B)	2768.00 SQ.M.
A) EXISTING B/UP AREA	0.00
B) PROPOSED B/UP AREA (AS PER P-LINE)	2768.00 SQ.M.
B) TOTAL (A+B)	2768.00 SQ.M.
16. F.S.I. CONSUMED (15/13) (SHOULD NOT BE MORE THAN SERIAL NO. 14 ABOVE)	3.07
17. AREA FOR INCLUSIVE HOUSING, IF ANY	
A) REQUIRED (20% OF SR. NO. 5)	N/A
B) PROPOSED	

CERTIFICATE OF AREA

CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON _____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. 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 & SIGNATURE

PROPOSED BUILDING PLAN ON GUT NO. 26/1, AT HIMAYATNAGAR, AURANGABAD.

SAKSHI BUILDERS THROUGH PARTNER

MR. - SAMBHAJI R. ATKARE AUTHORISED SIGNATORY

REFERENCE

PLOT BOUNDARY LINE	———
PROPOSED B/UP LINE	———
DRAINAGE LINE	———
WATER SUPPLY LINE	———

DRG. NO.
DATE: - 01-01-2021
DRG - V. PAWAR
SCALE 1:100 , 1: 200

AR. AVINASH PAWAR
B. Arch., AIBA., FIV.
ARCHITECTS & INTERIOR DESIGNERS

AVINASH B. PAWAR
B.Arch. F.I.V.A.I.I.A.
Architect & Approved Valuers
(Reg. No. CA / 99 / 25088)

113, FIRST FLOOR, CHETAN TRADE CENTRE, JALNA ROAD, AURANGABAD. - 431005
PH : (0240) - 2342349