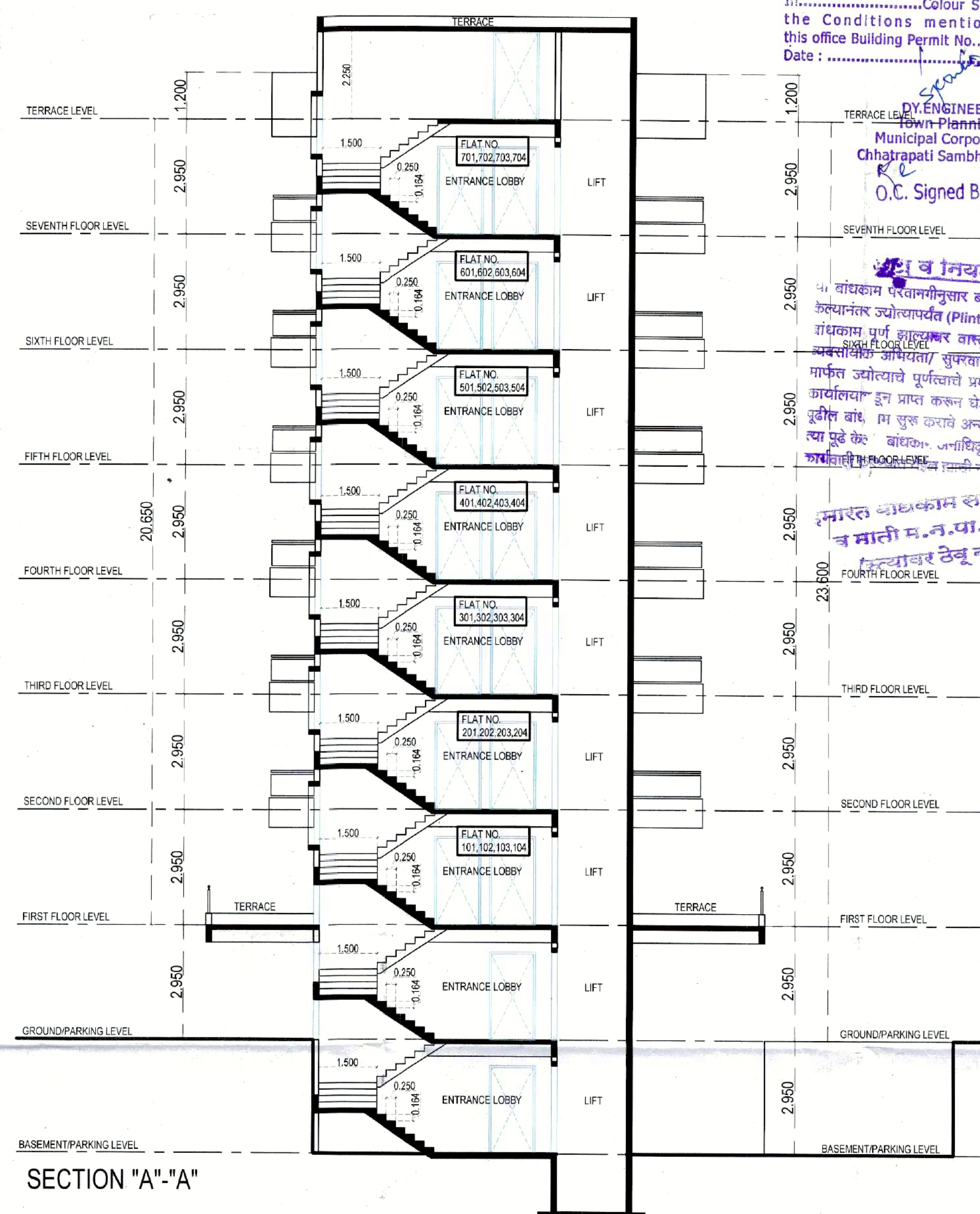




FRONT ELEVATION



SECTION "A"-A"

Approved as amended
Colour Subject to
the Conditions mentioned in
this office Building Permit No. 2023-24
Date: 23.03.2021

BY ENGINEER
Shri. Planning
Municipal Corporation
Chhatrapati Sambhajinagar
R.C.
O.C. Signed By D.D.T.P.

वाचकाम परवानगीनुसार बांधकाम सु-
अवधानाने ज्योत्स्नयत (Plinth Level) चे
बांधकाम पूर्ण झाल्यावर वास्तुविशारद /
अनुमोदक यांच्यासमोर आणण्यात येईल. बांधकाम
गोपनीयतेच्या पूर्ततेचे प्रमाणपत्र या
कार्यालयातून प्राप्त करून घेऊन नंतरच
दुसरी बांधकाम सु-अवधान आणणे
त्या पुढे केले जाईल. बांधकाम समजून
घ्यावे. बांधकामात कोणत्याही प्रकारचा
परिवर्तन होऊ नये.

भारत बांधकाम समिती
ब. माती म. न. पा. न्या.
विशारद ठेवू नये

SHEET NO 02/02

AREA STATEMENT:

1. AREA OF PLOT (Minimum area of a.b.c. to be considered)	1046.20 SQ.M
(a) As per ownership documents (7/12, CTS extract)	1046.20 SQ.M
(b) as per measurement sheet	1046.20 SQ.M
(c) as per site	1046.20 SQ.M
2. Deduction for	
(a) Proposed D.P./D.P. Road widening Area/Service Road/ Highway widening	...
(b) Any D.P. Reservation area	...
(Total a+b)	...
3. Balance area of plot (1-2)	1046.20 SQ.M
4. Amenity Space (if applicable)	...
(a) Required	...
(b) Adjustment of 2(b), if any -	...
(c) Balance Proposed -	...
5. Net Plot area (3-4(c))	1046.20 SQ.M
6. Recreational Open Space (if applicable)	...
(a) Required -	...
(b) Proposed -	...
7. Internal Road area	...
8. Plotable area (if applicable)	...
9. Built up area with reference to Basic F.S.I. as per front road width (1.10 of plot area)	1150.82 SQ.M
10. Addition of FSI on payment of premium	523.31 SQ.M
(a) Maximum permissible premium FSI - based on road width / TOD Zone.	...
(b) Proposed FSI on payment of premium.	...
11. In-situ FSI / TDR loading	418.48 SQ.M
(a) In-situ area against D.P. road [2.0 x Sr. No. 2(a)], if any	...
(b) In-situ area against Amenity Space if handed over [2.00 or 1.85 x Sr. No. 4(b) and / or (c)]	...
(c) TDR area	...
(d) Total in-situ / TDR loading proposed (11(a)+(b)+(c))	...
12. Additional FSI area under Chapter No. 7	...
13. Total entitlement of FSI in the proposal	2092.61 SQ.M
(a) [9+10(b)+11(d)] or 12 whichever is applicable.	2092.61 SQ.M
(b) Ancillary Area FSI upto 60% or 80% with payment of charges.	1255.56 SQ.M
(c) Total entitlement (a+b)	3348.17 SQ.M
14. Maximum utilization limit of F.S.I. (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 1.5 or 1.8	1.50 of plot area
15. Total Built-up Area in proposal (excluding area at Sr.No.17 b)	...
(a) Existing Built-up Area.	0.00 SQ.M
(b) Proposed Built-up Area (as per "P-line")	3190.47 SQ.M
(c) Total (a+b)	3190.47 SQ.M
16. F.S.I. Consumed (15/13) (should not be more than serial No.14 above.)	3.02
17. Area for Inclusive Housing, if any	...
(a) Required (20% of Sr.No.5)	...
(b) Proposed	...

LEGEND:

1. PLOT BOUNDARY SHOWN THUS: _____
2. PROPOSED SHOWN THUS: _____
3. SEWER LINE SHOWN THUS: _____

PROPOSED CONSTRUCTION RESIDENTIAL COMPLEX
ON S.N. NO.12 GUT NO. AT SHANORWADI,
AURANGABAD. BELONGING TO
M/S. PARAM DEVELOPERS AND
MR. AVTARDSINGH INDERSIGH SODHI.
MR. ROHIT VIVEK DESHPANDE.

SCALE: 1: 100 DATE: 23.03.2021

CHECKED BY: GSM DEALT: Sudam Chavan

PLANS / ELEVATIONS / SECTION

space

architects / interior designers,
203, Shankar Plaza, 2nd floor, Dargah road,
opp. Bank of Baroda, near Sahakar nagar
chowk, Aurangabad. ph.0240-2970299

ARCHITECT:

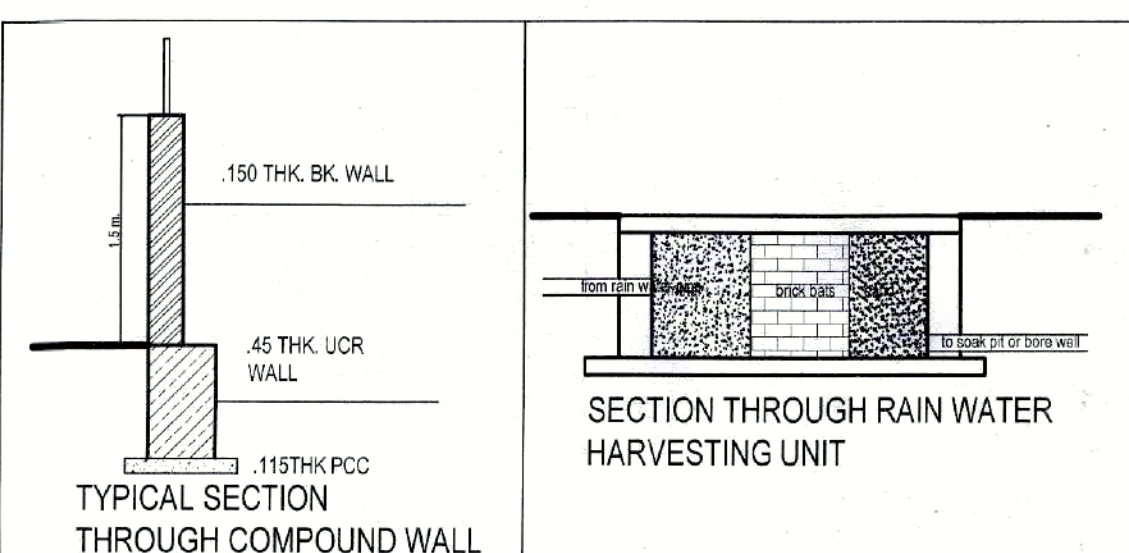
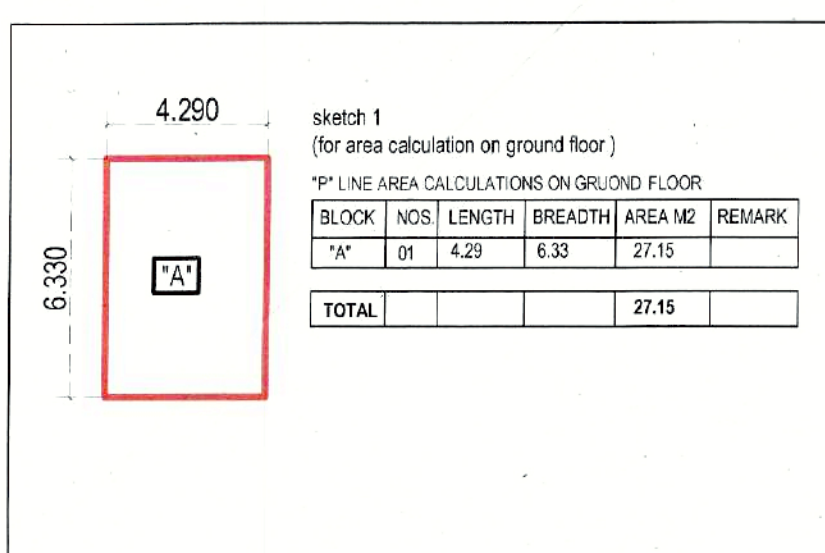
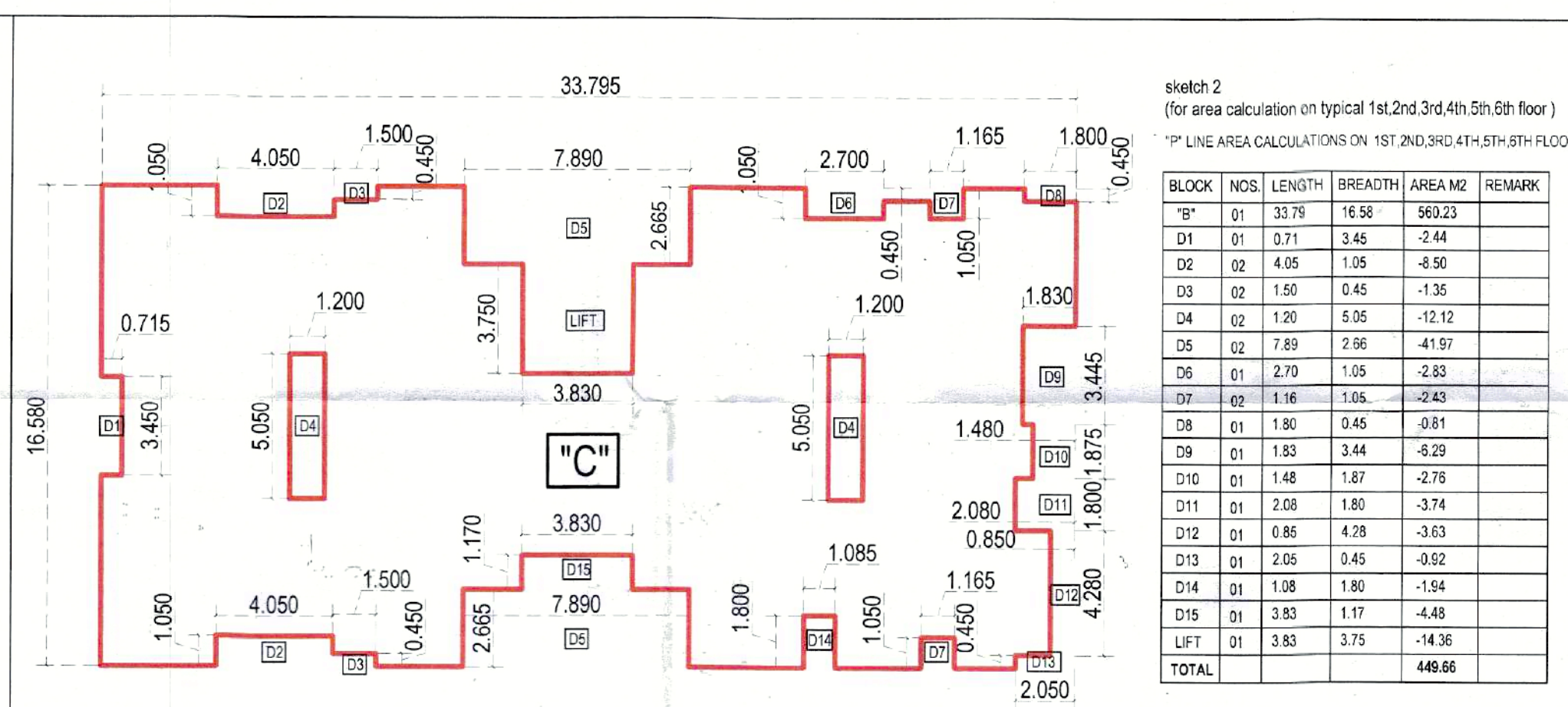
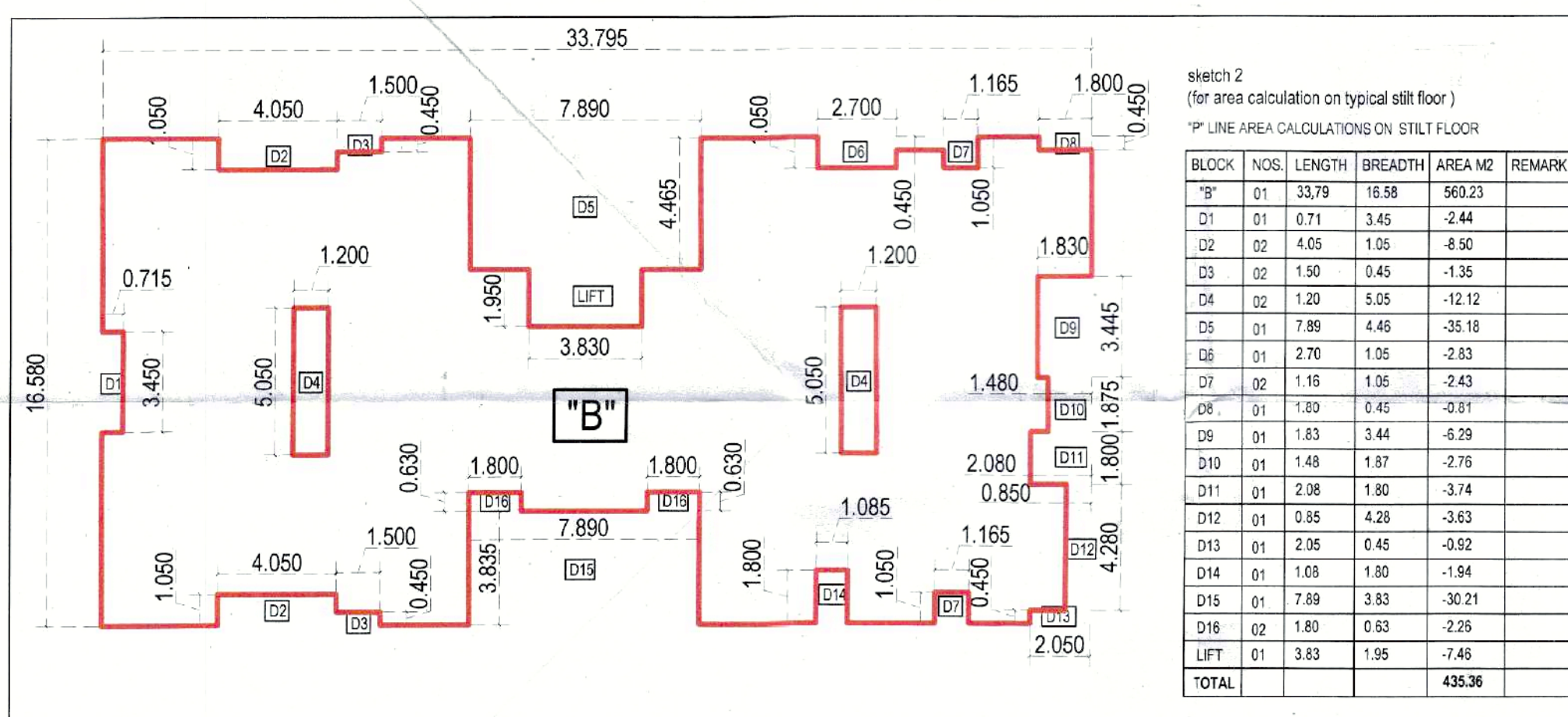
Ganesh Mharolkar
ARCHITECT
CA/2001/27254

OWNERS:

MR. ROHIT VIVEK DESHPANDE.

M/S. PARAM DEVELOPERS

MR. AVTARDSINGH INDERSIGH SODHI



AREA DETAILS OF APARTMENT									
Building No.	Floor No.							Carpet area of apartment	Area of balcony attached to apartment
	gr flr	first flr	second flr	third flr	fourth flr	fifth flr	sixth flr		
PART "A"	-	101	201	301	401	501	601	701	89.23 sq.m
	-	102	202	302	402	502	602	702	89.23 sq.m
	-	103	203	303	403	503	603	703	87.83 sq.m
	-	104	204	304	404	504	604	704	87.76 sq.m

AREA STATEMENT

1. AREA OF PLOT: 1046.20 SQ.M.
2. BUILT UP AREA PERMISSIBLE AS PER FSI 1.10: 1150.82 SQ.M.
3. ADDITIONAL BUILT UP AREA FOR TDR PURCHASE (40%): 418.48 SQ.M.
4. AREA OF PREMIUM PAID FSI (0.50%): 523.31 SQ.M.
5. TOTAL AREA: 2092.61 SQ.M. (A)
6. ANSILRI FSI PERMISSIBLE (60%): 1255.56 SQ.M. (B)
7. TOTAL PERMISSIBLE BUILT UP AREA (A)+(B): 3348.17 SQ.M.

8. PROPOSED BUILT UP AREA OF ("P" LINE AREA) OF PROPOSED BUILDING:

- A. GROUND FLOOR: 27.15 SQ.M.
- B. STILT FLOOR: 435.36 SQ.M.
- C. 1ST STILT FLOOR: 449.66 SQ.M.
- D. 2ND STILT FLOOR: 449.66 SQ.M.
- E. 3RD STILT FLOOR: 449.66 SQ.M.
- F. 4TH STILT FLOOR: 449.66 SQ.M.
- F. 5TH STILT FLOOR: 449.66 SQ.M.
- F. 6TH STILT FLOOR: 449.66 SQ.M.
- TOTAL AREA: 3160.47 SQ.M.
9. FSI CONSUMED: 3.020