

BLDG. 2 - ELEVATION SCALE 1:100

SHEET NO.1 OF 6

APPROVAL STAMP

APPROVED
As per the accompanying occupancy Certificate
No. Nashik/ 861/19/6282588
Date : 18/07/2019

Executive Engineer
TOWN PLANING
Nashik Municipal Corporation
Nashik

PREVIOUS APPROVAL

1) COMMENCEMENT CERTIFICATE
NO. BS/547/3648/14, DATED 13/03/2014

2) PLINTH COMPLETION CERTIFICATE
NO.LND/WS/NSK/001/2015,DATED 09/04/2015

3) COMMENCEMENT CERTIFICATE
NO. BS/254/5/86, DATED 22/12/2016

NOT FOR OCCUPANCY

TOTAL AREA STATEMENT

FLOOR	BUILDING-1		BUILDING-2		BUILDING-3		TOTAL
	Approved	new	Approved	new	Approved	new	
FIRST	854.77	890.70	854.77	890.70	14.85	-	
SECOND	854.77	890.70	854.77	890.70	-	-	
THIRD	623.69	650.75	854.77	890.70	-	-	
FOURTH	623.69	650.75	854.77	890.70	-	-	
FIFTH	623.69	650.75	854.77	890.70	-	-	
SIXTH	623.69	650.75	854.77	890.70	-	-	
SEVENTH	426.83	445.27	668.59	686.19	-	-	
LIFT	15.12	15.12	15.12	15.12	-	-	
EXCESS BAL.	42.52	22.05	23.84	-	-	-	
B/UP AREA	4088.47	4867.44	5826.17	6045.51	14.85	-	
DIFFERENCE AREA OF APPROVED & NEW	178.97 sqm.		219.34 sqm.		-		398.31 sqm.
TOTAL BUILT UP AREA	10927.80						

PREVIOUS PERMISSIBLE FSI AS PER OLD DCR =	1 X 7578.49 = 7578.49 SQ.M
PERMISSIBLE BASIC FSI AS PER NEW DCPR =	1.1 X 7578.49 = 8336.34 SQ.M
ADDITIONAL PERMISSIBLE FSI AS PER NEW DCPR =	757.85 SQ.M
AREA COUNTED IN F.S.I =	398.31 SQ.M



AREA STATEMENT	IN SQMT.
1. a)AREA OF PLOT	7578.49
2. DEDUCTION FOR	-
a) ROAD ACCUSATION AREA	-
B) AREA OF OPEN SPACE	-
C) ANY RESERVATION	-
3. NET GROSS AREA OF THE PLOT	7578.49
4. DEDUCTION FOR	
A)RECREATIONAL GROUND AS PER RULE 11(3)	-
B)INTERNAL ROAD TOTAL (i+ii+iii+iv+v)	-
5. NET AREA OF THE PLOT (3-4)	7578.49
6. ADDITION FOR F.S.I. (TOTAL BUILT UP AREA)	-
PROPOSED @100% SET BACK AREA (R/W)	-
i) T. D. R. (As per notification TPS-1813/3057/ CR-183/CORP/1813-13 Dt.- 02.05.2016)	3031.40
ii) T. D. R. (TDR PERMISSIBLE 7578.49 x 40%)	3031.40
7. a) TOTAL PERMISSIBLE AREA (5+6)	10609.89
b) TOTAL PROPOSED AREA	10529.49
8. TOTAL F.S.I PERMISSIBLE	ONE
9. PROPOSED TOTAL FLOOR AREA (7b/a)	10529.49
10. EXISTING FLOOR AREA	-
11) PROPOSED AREA	10463.13
12.EXCESS BALCONY AREA TAKEN IN TOTAL FLOOR AREA CALCULATION AS PER RULE 8 (C) BELOW	66.36
13. TOTAL BUILT UP AREA PROPOSED 10d+11+12	10529.49
14.TOTAL BUILT UP AREA CONSUMED 13/7a	99.24 %
BALCONY AREA STATEMENT	-
a)PERMISSIBLE BALCONY AREA PERFLOOR	-
b)PROPOSED BALCONY AREA PER FLOOR	-
c) EXCESS BALCONY AREA TOTAL	-
TENEMENT STATEMENT	-
a)NET AREA OF PLOT	7578.49
b)LESS DEDUCTION OF NON RESIDENTIAL AREA SHOP ETC.	-
c)AREA OF TENEMENT a-b	7578.49
d)TENEMENT PERMISSIBLE AS 250 PER HECTOR	196
e)TENEMENT PROPOSED	196
PARKING STATEMENT	-
a)PARKING REQUIRED BY RULE	AS SHOWN
b)GARAGES PERMISSIBLE	-
c)GARAGES PROVIDED	-
d)TOTAL PARKING PROVIDED	AS SHOWN

TDR STATEMENT :-

1) TDR PURCHASED VIDE TDR D.R.C. CERTIFICATE NO.-727, DATED - 04/10/2016,
AREA 5993.77 Sqm, S. NO.-295/1A, VILLAGE:- DEOLALI, IT'S LAND VALUATION RATE AS PER READY RECKNOR,
ZONE NO.- 11.1 ON PAGE NO.- 82 PER SQUARE METER IS Rs. 25100/- per sqm
VIDE SALE DEED REG. NO.- 6071/ 2016, DATED:- 13-10-2016,

TDR REQUIRED AREA= 3031.40 SQM
FOR S.NO. 899/1+899/2/1+ 899/3/1 /84, Plot No.-84, VILLAGE NASHIK = 3031.40 SQM
LAND VALUATION OF S.NO. 899/1+899/2/1+ 899/3/1 /84, Plot No.-84, VILLAGE NASHIK
RATE AS PER READY RECKNOR, ZONE NO.- 1.3.58 ON PAGE NO.- 43
PER SQUARE METER IS Rs. 9650/- per sqm.
REQUIRED TDR AREA = 3031.40 sqm X LAND VALUATION RATE 9650/- = 30162430/- = 1201.70 Sq Mt.
TDR CERT. NO. 727 LAND VALUATION RATE 25100/-

ACTUAL TDR REQUIRED AREA AS PER ABOVE EQUATION IS 1201.70 sqm.
WHICH IS CONSUMED FROM TDR D.R.C. CERTIFICATE NO.-727, DATED:- 04/10/2016,
AREA 5993.77 Sqm, OF S. NO.-295/1A, VILLAGE:- DEOLALI,

PARKING STATEMENT				
	REQUIRED		PROVIDED	
	CAR	SCOOTER	CAR	SCOOTER
PARKING	196	196	222	196
TOTAL PARKING	196	196	222	196

CERTIFICATE OF AREA

CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON 27/12/2016 & DIMENSIONS OF ALL SIDES ETC OF THE PLOT STATED ON PLAN ARE MEASURED ON SITE AND AREA SO WORKED OUT TALLIES WITH AREA STATED IN DOCUMENT OF OWNERSHIP / T.P ACT.

SIGNATURE OF ARCHITECT/Engg

NOTE :-
PLOT BOUNDRY SHOWN IN THICK BLACK
DRAINAGE LINE SHOWN IN DOTTED RED
EXTERNAL WALL 150mm THICK
INTERNAL WALL 100mm THICK

PART OCCUPANCY OF BUILDING 2 - WING E,F,G & H OF PROJECT SAMRAAT SYMPHONY

SIGNATURE OF OWNER

DIRECTOR MR. SUJOY J. GUPTA & M/S SHWETA INFRASTRUCTURE & HOUSING (I.) PVT. LTD

SIGNATURE OF ARCHITECT/Engg.

(Ar. TAPASYA H. BENDALE)
NO. CA/2004/33395

SIGNATURE OF STRUCTURAL ENGG.

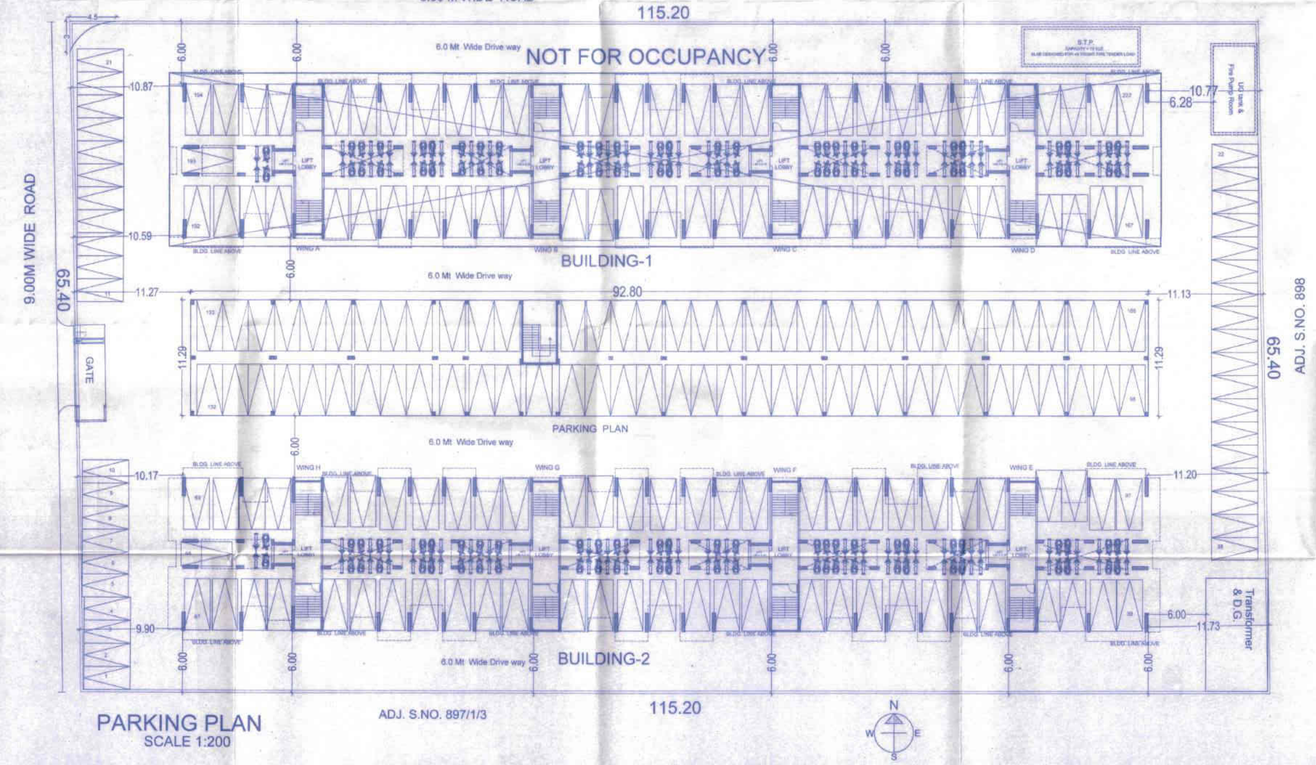
(Engg. JAYANT HAMDAR)
LICENSE NO. 38

PROJECT -

PART OCCUPANCY

PART OCCUPANCY PLAN OF RESIDENTIAL BUILDING ON PLOT NO.84, S.NO.899/1+899/2/1+899/3/1/84 AT NASHIK SHIWAR. TAL & DIST. NASHIK. FOR :- M/S SHWETA INFRASTRUCTURE & HOUSING (I.) PVT. LTD. THROUGH DIRECTOR MR. SUJOY J. GUPTA AND ONE

Ar. TAPASYA H. BENDALE
SAMRAAT HOUSE,
NASHIK PODWA ROAD,
AMBEDKAR NAGAR,
NASHIK-1



PARKING PLAN
SCALE 1:200

