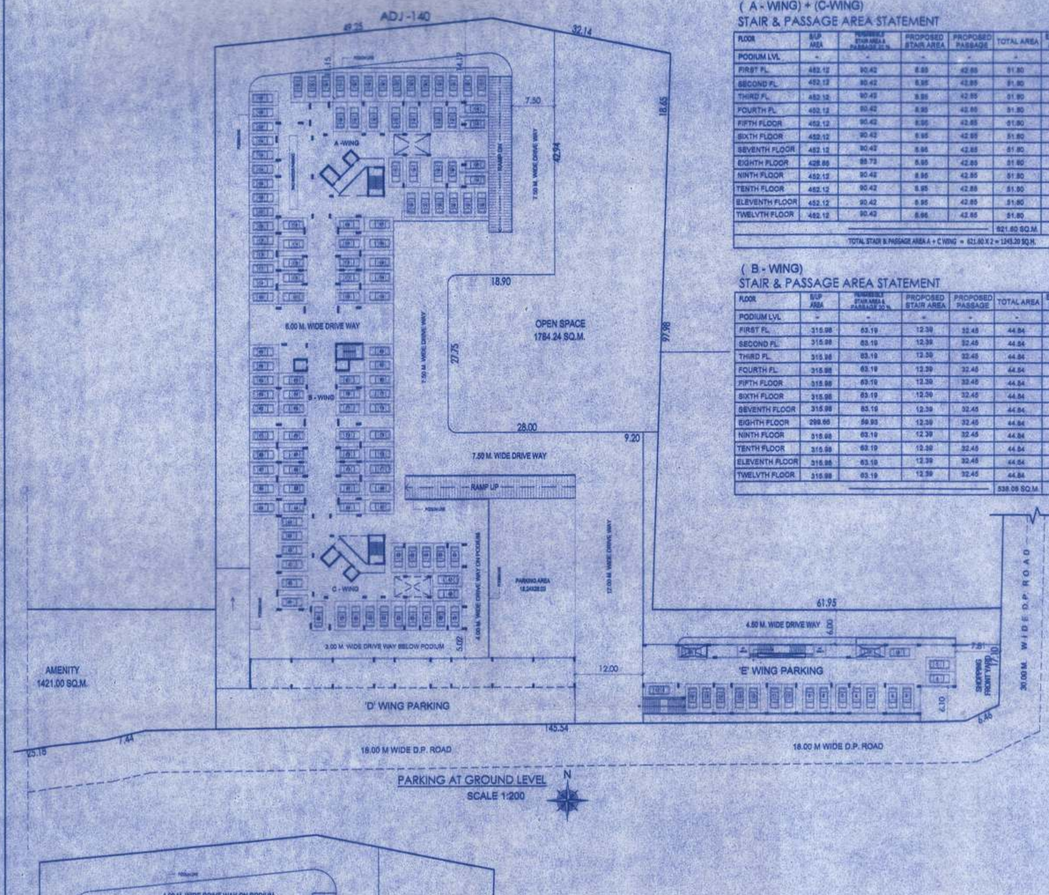
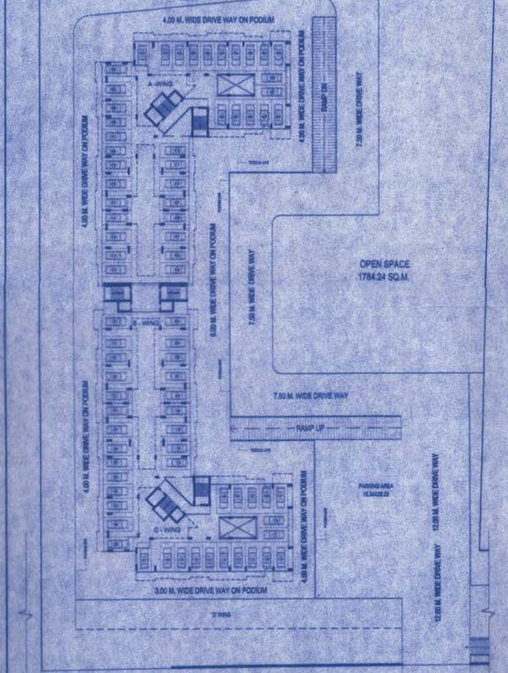


PARKING AT GROUND LEVEL
SCALE 1:200



PARKING AT PODIUM LEVEL
OF WINGS 'A' , 'B' & 'E'
SCALE 1:200

TDR STATEMENT
"D ZONE"

PLOT AREA	=	10,949.58	SQ.M.
PERMMISIBLE TDR 90%	=	9,854.62	SQ.M.
TDR UTILISED 40 %	=	4,379.83	SQ.M.
TDR PURCHASED	=	4520.00	SQ.M.
① TDR PURCHASE	=	930.00	SQ.M.
DRC NO. - 397 DATED 20.10.2000			
TDR AGREEMENT NO :- 9641-2012 DATED 28/09/2012			
② TDR PURCHASE	=	1340.00	SQ.M.
DRC NO. - 245 DATED : 8/10/2010			
TDR AGREEMENT NO :- 5113 DATED : 18/03/2012			
③ TDR PURCHASE	=	1758.00	SQ.M.
DRC NO. - 524 DATED : 09/09/2011			
TDR AGREEMENT NO :- 1536 DATED : 09/02/2012			
④ TDR PURCHASE	=	131.00	SQ.M.
DRC NO. - 389 DATED : 16/09/2010			
TDR AGREEMENT NO :- 137 DATED : 04/01/2013			
⑤ TDR PURCHASE	=	361.00	SQ.M.
DRC NO. -594 DATED : 24/12/2012			
TDR AGREEMENT NO :- 138 DATED : 04/01/2013			
○ TOTAL TDR PURCHASED	=	930.00 + 1340.00+1758.00 + 131.00 + 361.00 = 4520.00 SQ.M.	

(A - WING) + (C-WING)
STAIR & PASSAGE AREA STATEMENT

FLOOR	B/UP AREA	PERMISSIBLE STAIR AREA & PASSAGE 35 %	PROPOSED STAIR AREA	PROPOSED PASSAGE	TOTAL AREA	EXCESS STAIR & PASSAGE
PODIUM LVL	-	-	-	-	-	-
FIRST FL.	452.12	90.42	8.85	42.85	51.80	0.00
SECOND FL.	452.12	90.42	8.85	42.85	51.80	0.00
THIRD FL.	452.12	90.42	8.85	42.85	51.80	0.00
FOURTH FL.	452.12	90.42	8.85	42.85	51.80	0.00
FIFTH FLOOR	452.12	90.42	8.85	42.85	51.80	0.00
SIXTH FLOOR	452.12	90.42	8.85	42.85	51.80	0.00
SEVENTH FLOOR	452.12	90.42	8.85	42.85	51.80	0.00
EIGHTH FLOOR	428.66	89.73	8.85	42.85	51.80	0.00
NINTH FLOOR	452.12	90.42	8.85	42.85	51.80	0.00
TENTH FLOOR	452.12	90.42	8.85	42.85	51.80	0.00
ELEVENTH FLOOR	452.12	90.42	8.85	42.85	51.80	0.00
TWELVTH FLOOR	452.12	90.42	8.85	42.85	51.80	0.00
					621.60 SQ.M.	

TOTAL STAIR & PASSAGE AREA A + C WING = 621.60 X 2 = 1243.20 SQ.M.

(B - WING)
STAIR & PASSAGE AREA STATEMENT

FLOOR	B/UP AREA	PERMISSIBLE STAIR AREA & PASSAGE 35 %	PROPOSED STAIR AREA	PROPOSED PASSAGE	TOTAL AREA	EXCESS STAIR & PASSAGE
PODIUM LVL	-	-	-	-	-	-
FIRST FL.	315.98	63.19	12.39	32.45	44.84	0.00
SECOND FL.	315.98	63.19	12.39	32.45	44.84	0.00
THIRD FL.	315.98	63.19	12.39	32.45	44.84	0.00
FOURTH FL.	315.98	63.19	12.39	32.45	44.84	0.00
FIFTH FLOOR	315.98	63.19	12.39	32.45	44.84	0.00
SIXTH FLOOR	315.98	63.19	12.39	32.45	44.84	0.00
SEVENTH FLOOR	315.98	63.19	12.39	32.45	44.84	0.00
EIGHTH FLOOR	299.66	59.93	12.39	32.45	44.84	0.00
NINTH FLOOR	315.98	63.19	12.39	32.45	44.84	0.00
TENTH FLOOR	315.98	63.19	12.39	32.45	44.84	0.00
ELEVENTH FLOOR	315.98	63.19	12.39	32.45	44.84	0.00
TWELVTH FLOOR	315.98	63.19	12.39	32.45	44.84	0.00
					538.08 SQ.M.	

(A - WING) + (C-WING)
ALT.TEERACE AREA STATEMENT

FLOOR	B/UP AREA	PERMISSIBLE ALT.TERRACE 10 %	PROPOSED ALT.TERRACE	EXCESS TERRACE
FIRST FL.	452.12	45.21	37.14	0.00
SECOND FL.	452.12	45.21	37.14	0.00
THIRD FL.	452.12	45.21	37.14	0.00
FOURTH FL.	452.12	45.21	37.14	0.00
FIFTH FLOOR	452.12	45.21	37.14	0.00
SIXTH FLOOR	452.12	45.21	37.14	0.00
SEVENTH FLOOR	452.12	45.21	37.14	0.00
EIGHTH FLOOR	428.66	42.86	37.14	0.00
NINTH FLOOR	452.12	45.21	37.14	0.00
TENTH FLOOR	452.12	45.21	37.14	0.00
ELEVENTH FLOOR	452.12	45.21	37.14	0.00
TWELVTH FLOOR	452.12	45.21	37.14	0.00
			445.68 SQ.M.	

TOTAL ALT.TEERACE AREA A + C WING - 445.68 X 2 = 891.36 SQ.M.

(B - WING)
ALT.TEERACE AREA STATEMENT

FLOOR	B/UP AREA	PERMISSIBLE ALT.TERRACE 10 %	PROPOSED ALT.TERRACE	EXCESS TERRACE
FIRST FL.	315.98	31.59	28.48	0.00
SECOND FL.	315.98	31.59	28.48	0.00
THIRD FL.	315.98	31.59	28.48	0.00
FOURTH FL.	315.98	31.59	28.44	0.00
FIFTH FLOOR	315.98	31.59	28.48	0.00
SIXTH FLOOR	315.98	31.59	28.44	0.00
SEVENTH FLOOR	315.98	31.59	28.48	0.00
EIGHTH FLOOR	299.66	29.96	28.48	0.00
NINTH FLOOR	315.98	31.59	28.48	0.00
TENTH FLOOR	315.98	31.59	28.44	0.00
ELEVENTH FLOOR	315.98	31.59	28.48	0.00
TWELVTH FLOOR	315.98	31.59	28.44	0.00
			329.52 SQ.M.	

ALT.TEERACE AREA

BUILDING	AREA
A- WING	445.68
B - WING	329.52
C- WING	445.68
TOTAL AREA	1220.88 SQ.M.

STAIR & PASSAGE AREA

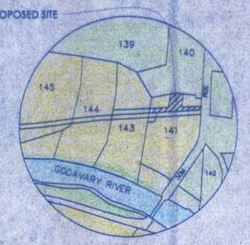
BUILDING	AREA
A - WING	621.60
B - WING	538.08
C- WING	621.60
E - WING	47.84
TOTAL AREA	1828.92 SQ.M.

(E - WING)
STAIR & PASSAGE AREA STATEMENT

FLOOR	B/UP AREA	PERMISSIBLE STAIR AREA & PASSAGE 35 %	PROPOSED STAIR AREA	PROPOSED PASSAGE	TOTAL AREA	EXCESS STAIR & PASSAGE
GROUND FLOOR	268.85	53.16	25.87	21.97	47.84	0.00
					47.84	

B/UP AREA STATEMENT (A+B+C&D+E WING)

BUILDING	A WING AREA	B WING AREA	C WING AREA	D WING COMMERCIAL	E WING COMMERCIAL	TOTAL
GROUND FLOOR	LIFT AREA 8.28	LIFT AREA 6.66	LIFT AREA 8.28	302.61	265.83	591.66
PODIUM LEVEL	-	-	-	-	-	-
FIRST FLOOR	452.12	315.98	452.12			1220.22
SECOND FLOOR	452.12	315.98	452.12			1220.22
THIRD FLOOR	452.12	315.98	452.12			1220.22
FOURTH FLOOR	452.12	315.98	452.12			1220.22
FIFTH FLOOR	452.12	315.98	452.12			1220.22
SIXTH FLOOR	452.12	315.98	452.12			1220.22
SEVENTH FLOOR	452.12	315.98	452.12			1220.22
EIGHTH FLOOR	428.66	299.66	428.66			1156.98
NINTH FLOOR	452.12	315.98	452.12			1220.22
TENTH FLOOR	452.12	315.98	452.12			1220.22
ELEVENTH FLOOR	452.12	315.98	452.12			1220.22
TWELVTH FLOOR	452.12	315.98	452.12			1220.22
TOTAL	5410.26	3782.10	5410.26	302.61	265.83	15,171.06



LOCATION PLAN
SCALE 1:10000

APPROVED
THE PLANS AMENDED IN — AS PER THE CONDITIONS MENTIONED IN THE ACCOMPANING COMMENCEMENT CERTIFICATE NO :
DATED:
SD/-
EXECUTIVE ENGINEER
TOWN PLANNING
NASHIK MUNICIPAL CORPORATION,
NASHIK .

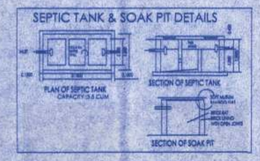
PREVIOUSLY APPROVED CERTIFICATE NO : C-2/961/3265, DATED 10/01/2013

PLOT AREA STATEMENT

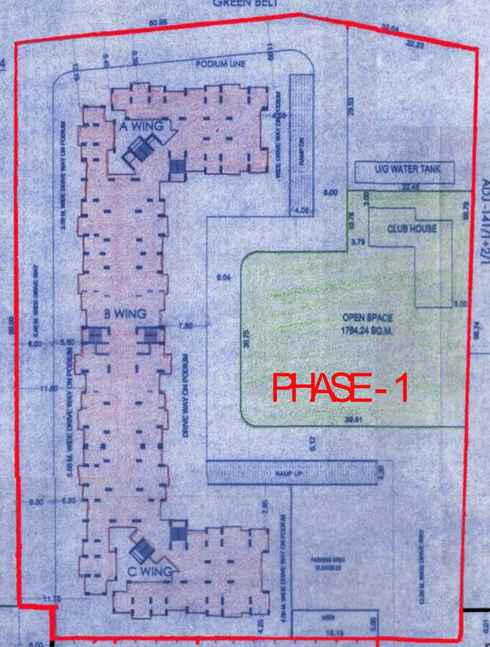
141/1 TO 2/2	6,970.00
141/1TO2/1/2	7,700.00
141/1 TO 2/1/3	1,800.00
	16,470.00

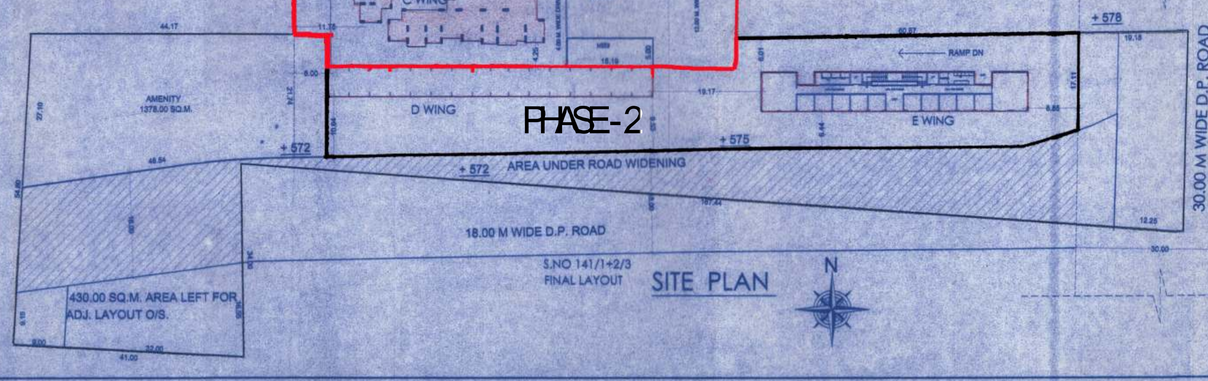
PARKING STATEMENT

	PARKING REQUIRED		PARKING PROVIDED	
	FOUR WHEELER	TWO WHEELER	FOUR WHEELER	TWO WHEELER
FOR PLOT	112 NOS.	224 NOS.	112 NOS.	224 NOS.
FOR FLATS 192 NOS.	96 NOS.	96 NOS.	96 NOS.	96 NOS.
COMMERCIAL	7 NOS	14 NOS.	7 NOS	14 NOS.
TOTAL	215 NOS.	334 NOS.	215 NOS.	334 NOS.



ADJ S. NO -140
GREEN BELT





SITE PLAN

APPROVED
The Plans amended in ....
As per the conditions Mentioned in the accompaning commencemen
Certificate No. ... dated ....
C21/4231/6123 29/01/2014

Executive Engineer
TOWN PLANING
Nashik Municipal Corporation
Nashik

AREA STATEMENT

	SQ.M
1. AREA OF THE PLOT	16,470.00
2. DEDUCTIONS FOR	
a) ROAD ACQUISITION AREA (30.00 M. ROAD)	590.93
ROAD ACQUISITION AREA (18.00 M. ROAD)	2,098.49
b) PROPOSED ROAD	
c) ANY RESERVATION	
TOTAL (a+b+c)	2,689.42
3. NET GROSS AREA OF THE PLOT	13,780.58
4. DEDUCTIONS FOR	
a) RECREATIONAL GROUND PER(RULE 11)(3/1)	1,378.00
c) MSEB	75.00
d) AMENITY 10%	1,378.00
TOTAL	2,831.00
5. NET AREA OF THE PLOT	10,949.58
6. ALLOWED ADDITIONS FOR F.S.I. TDR 0.90%	9,854.62
6A. PROPSOED ADDITIONS FOR F.S.I. TDR 0.40%	4,379.83
7. TOTAL AREA (5+6)	15,329.41
8. TOTAL F.S.I. PERMISSIBLE	ONE
9. PERMISSIBLE TOTAL FLOOR AREA (7x8)	15,329.41
10. EXISTING FLOOR AREA	
11. PROPOSED AREA	15,171.06
12. EXCESS BALCONY AREA TAKEN IN TOTAL FLOOR AREA CALCULATIONS AS PER RULE 8(C) BELOW	TAKEN IN FSI
13. TOTAL BUILT-UP AREA PROPOSED (10+11+12)	15,171.06
14. TOTAL BUILT-UP AREA CONSUMED 13/7	1.40
15. TENEMENT STATEMENT	
a. NET AREA OF THE PLOT (Including TDR)	15,329.41
b. LESS DEDUCTION OF NON RESIDENTIAL AREA SHOP ETC.	568.44
c. AREA OF TENEMENT (a - b)	14,665.89
d. TENEMENT PERMISSIBLE AS 220 PER HECTOR	366 NOS.
e. TENEMENTS PROPOSED	192.00
16. PARKING STATEMENT	
a. PARKING REQUIRED BY RULE	SEPERATE STATEMENT
b. GARAGES PERMISSIBLE	
c. GARAGES PROVIDED	IS
d. TOTAL PARKING PROVIDED	GIVEN
17. LOADING/UNLOADING STATEMENT	
LOADING /UNLOADING REQUIRED	-
TOTAL LOADING/UNLOADING PROVIDED	-
PROPOSED BUILT UP AREA	
GROUND FLOOR	591.66
1ST FLOOR	1,220.22
2ND FLOOR	1,220.22
3RD FLOOR	1,220.22
4TH FLOOR	1,220.22
5TH FLOOR	1,220.22
6TH FLOOR	1,220.22
7TH FLOOR	1,220.22
8TH FLOOR	1,156.98
9TH FLOOR	1,220.22
10 TH FLOOR	1,220.22
11 TH FLOOR	1,220.22
12 TH FLOOR	1,220.22
TOTAL AREA	15,171.06

NOTES:-
1)PLOT BOUNDRY SHOWN IN THICK BLACK.
2)PROPOSED WORK SHOWN IN RED.
3)DRAINAGE LINE SHOWN IN RED DOTTED.
4)EXISTING WORK IS SHOWN IN HATCHING.

CERTIFICATE OF THE AREA
CERTIFIED THAT PLOT UNDER REFERENCE WAS SURVEYED BY ME ON ..... AND DIMENSION 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.

AR. AVINASH G. KOTHAWADE

STRUCTURAL ENGINEER'S SIGN

MR. D.R. BAGAD
OWNER'S SIGNATURE

AR. AVINASH G. KOTHAWADE
ARCHITECT'S SIGNATURE

OWNER: M/S BAGAD PROPERTIES THROUGH MR. DEEPAK R. BAGAD & OTHERS

SCALE : 1:100

PROJECT : -
PROPOSED REVISED COMM.+ RESI. BUILDING IN S. NO. 141/1 TO 2/2 + 141/1TO2/1/2 + 141/1 TO 2/1/3 OF MAKHAMALABAD SHIWAR AT NASHIK.

DATE : 11/10/2016

DELT BY. SHAM

CHKD BY. AVI

TITLE:
MUNICIPAL DRAWING

JOB.NO.

CONSULTING ARCHITECT :
AVINASH KOTHAWADE
SNEHAL APARTMENT,
NEAR MURKUTE HALL, MURKUTE COLONY,
GANGAPUR ROAD, NASHIK-5
PHONE- 98220 81823

DRG. NO.
M1/7

STATUS:
SUBMISSION DRAWING