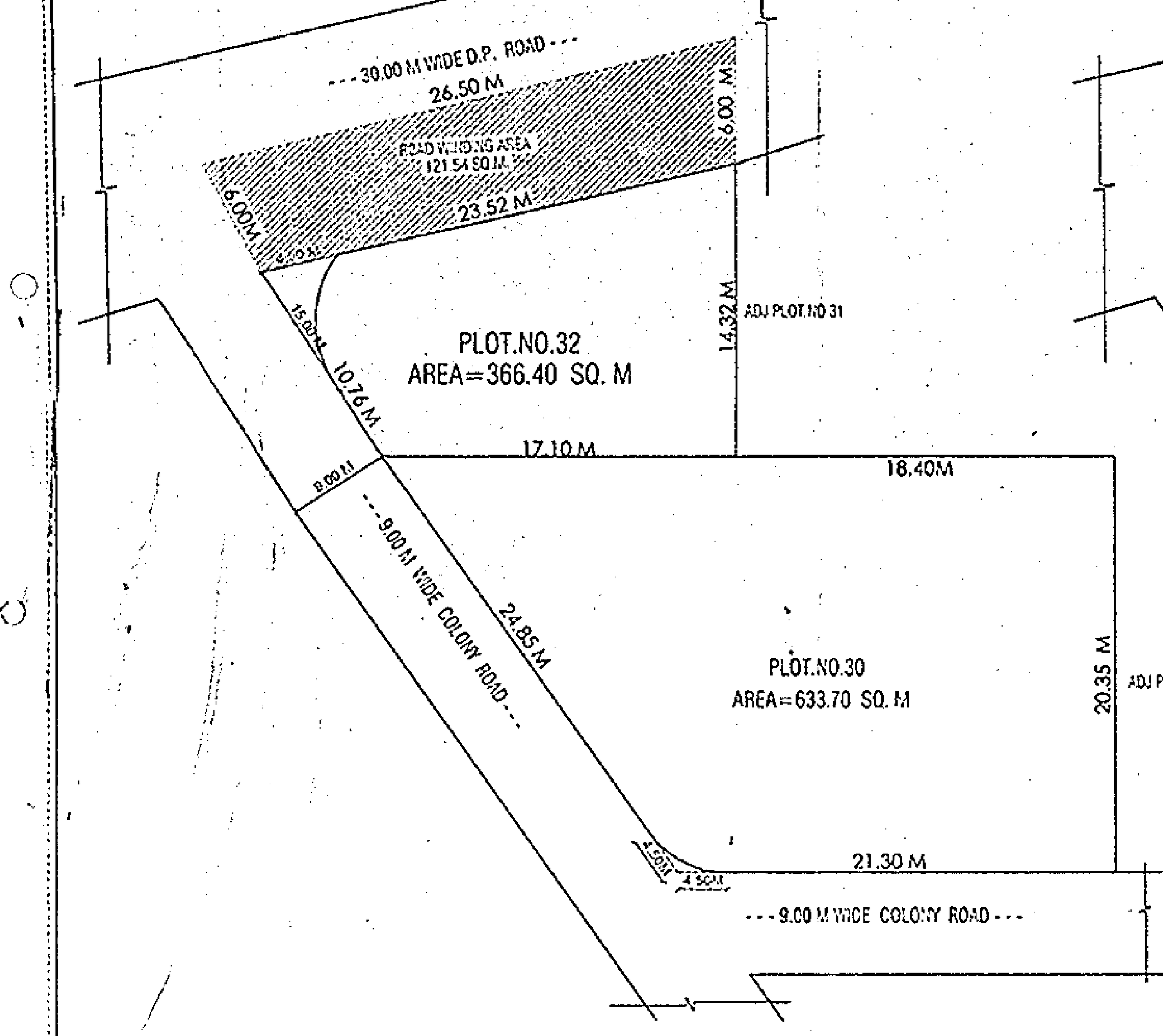
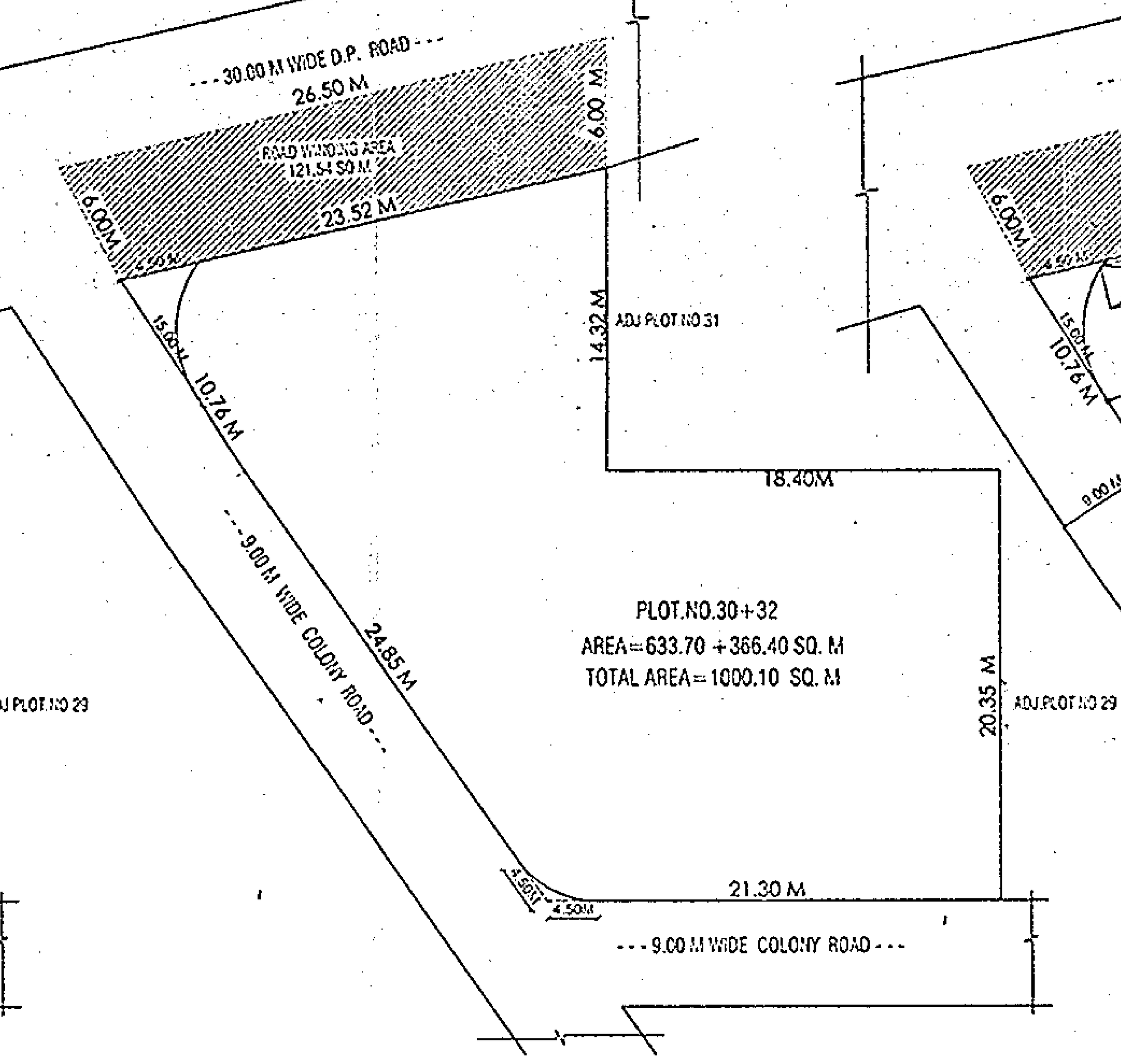


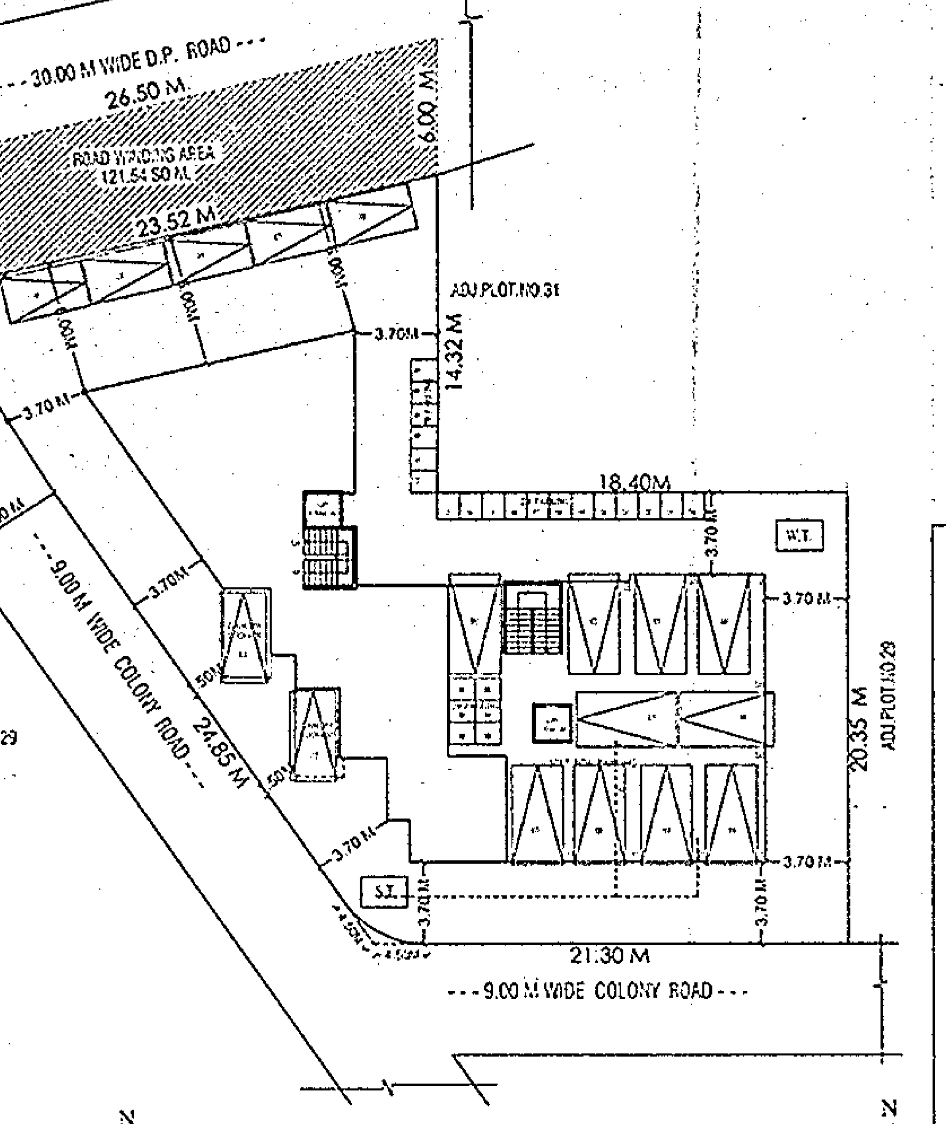
PLOTS BEFORE AMALGAMATION (AS PER SITE)

SCALE 1:200



PLOTS AFTER AMALGAMATION (AS PER SITE)

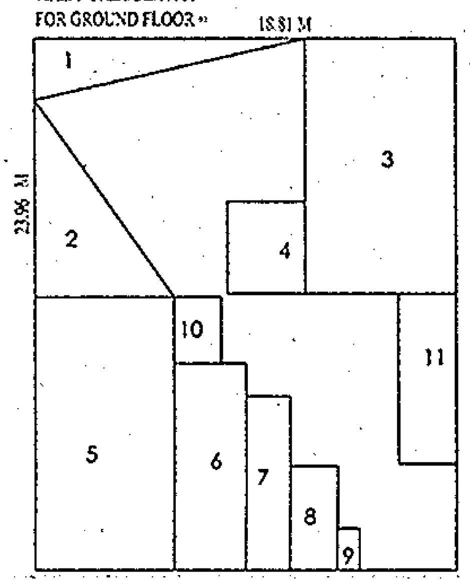
SCALE 1:200



SITE PLAN (AS PER SITE)

SCALE 1:200

AREA CALCULATION = FOR GROUND FLOOR =



AREA OF BLOCK = 18.81X 23.96 = 450.68 SQ.M.

DEDUCTION

1) 1/2 X12.06X2.77 =16.70 SQ.MT.
2) 1/2X8.88X6.19 =27.48 SQ.MT.
3) 1 X6.75X11.50 =77.62 SQ.MT.
4) 1X3.48X4.15 = 14.44 SQ.MT.

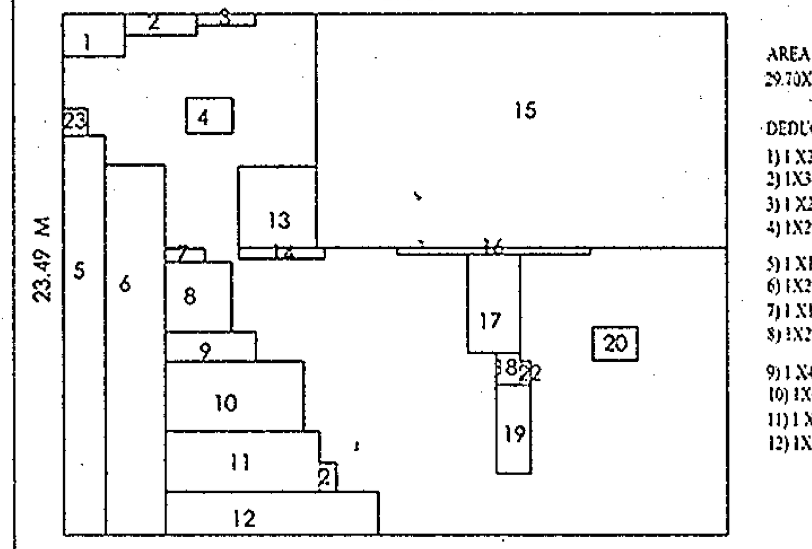
5) 1 X6.19 X12.31=76.19 SQ.MT.
6) 1X3.20X9.31 =29.79 SQ.MT.
7) 1 X1.96X7.83 = 15.34SQ.MT.
8) 1X2.12X4.68 =9.92 SQ.MT.
9) 1 X1.00X1.88=1.88 SQ.MT.
10) 1 X2.09X3.00 =6.27SQ.MT.
11) 1 X2.60X7.68=19.96 SQ.MT.

TOTAL DEDUCTION =295.59 SQ.MT.

=450.68- 295.59 =155.09 SQ.MT.

NET TOTAL GROUND FLOOR BUILT UP AREA =155.09 SQ.MT.

AREA CALCULATION = FOR TYPICAL 1ST,2ND,3RD FLOOR =



AREA OF BLOCK = 29.70X 23.49 = 697.65 SQ.M.

DEDUCTION

1) 1 X2.75X1.91 =5.25 SQ.MT.
2) 1X3.23X0.96=3.10 SQ.MT.
3) 1 X2.60X0.51 =1.32 SQ.MT.
4) 1X2.05X1.60 =3.28 SQ.MT.

5) 1 X1.84 X17.89 =33.10 SQ.MT.
6) 1X2.68X16.65=44.70 SQ.MT.
7) 1 X1.78X0.60 = 1.66 SQ.MT.
8) 1X2.98X3.15 =9.38 SQ.MT.

9) 1 X4.06X1.33=5.39 SQ.MT.
10) 1X6.18 X3.15=19.46 SQ.MT.
11) 1 X6.88X2.73 =18.78 SQ.MT.
12) 1X9.51X1.95 =18.54 SQ.MT.

13) 1 X3.48X3.66=12.73 SQ.MT.
14) 1X3.82X0.49=1.57 SQ.MT.
15) 1 X18.40X10.54=193.93 SQ.MT.
16) 1X8.70X0.3 =2.61 SQ.MT.

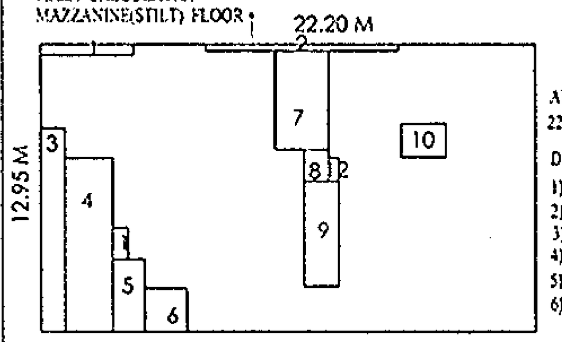
17) 1 X2.40X4.44 =10.65 SQ.MT.
18) 1X1.10X1.43 =1.57 SQ.MT.
19) 1X1.55X3.70 =5.73 SQ.MT.
20) 1X2.00X1.50 =3.00 SQ.MT.
21) 1X0.75X1.31 =0.98 SQ.MT.
22) 1X0.45X1.05 =0.47 SQ.MT.
23) 1 X1.09X1.23 =1.34 SQ.MT.

TOTAL DEDUCTION =398.24 SQ.MT.

= 697.65 - 398.24 = 299.41 SQ.MT.

NET TOTAL 1ST FLOOR BUILT UP AREA =299.41 SQ.MT.

AREA CALCULATION = MAZZANINE(STILT) FLOOR =



AREA OF BLOCK = 22.20X 12.95 = 287.49 SQ.M.

DEDUCTION

1) 1X4.14X0.49=2.02 SQ.MT.
2) 1X8.70X0.3 =2.61 SQ.MT.
3) 1 X1.68X9.16 =9.59 SQ.MT.
4) 1X2.12 X7.83=16.59 SQ.MT.
5) 1 X1.45X3.26 =4.72SQ.MT.
6) 1X1.88X1.95 =3.66 SQ.MT.

7) 1 X2.40X4.44 =10.65 SQ.MT.
8) 1X1.10X1.43 =1.57 SQ.MT.
9) 1X1.55X4.73=7.33 SQ.MT.
10) 1X2.00X1.50=3.00 SQ.MT.
11) 1X0.70X1.42 =0.99 SQ.MT.
12) 1X0.45X1.05 =0.47 SQ.MT.

TOTAL DEDUCTION =63.59 SQ.MT.

=287.49 - 63.59 = 223.99 SQ.MT.

NET TOTAL MAZZANINE(STILT) FLOOR BUILT UP AREA =223.99 SQ.MT.

T.D.R. STATEMENT FOR " D " ZONE

D.R.C. NO.- 561	DATE-16/01/2013
AGREEMENT NO. - 764	DATE - 19/01/2013

T.D.R. STATEMENT	SQ. MT.
a. PLOT AREA	878.56
b. ALLOWBLE T.D.R 40%	351.42
c. TOTAL PLOT AREA	1350.10
d. PROPOSED BUILT UP AREA	1349.26
e. T.D.R CONSUMED	349.16
f. T.D.R. PURCHES	350.00

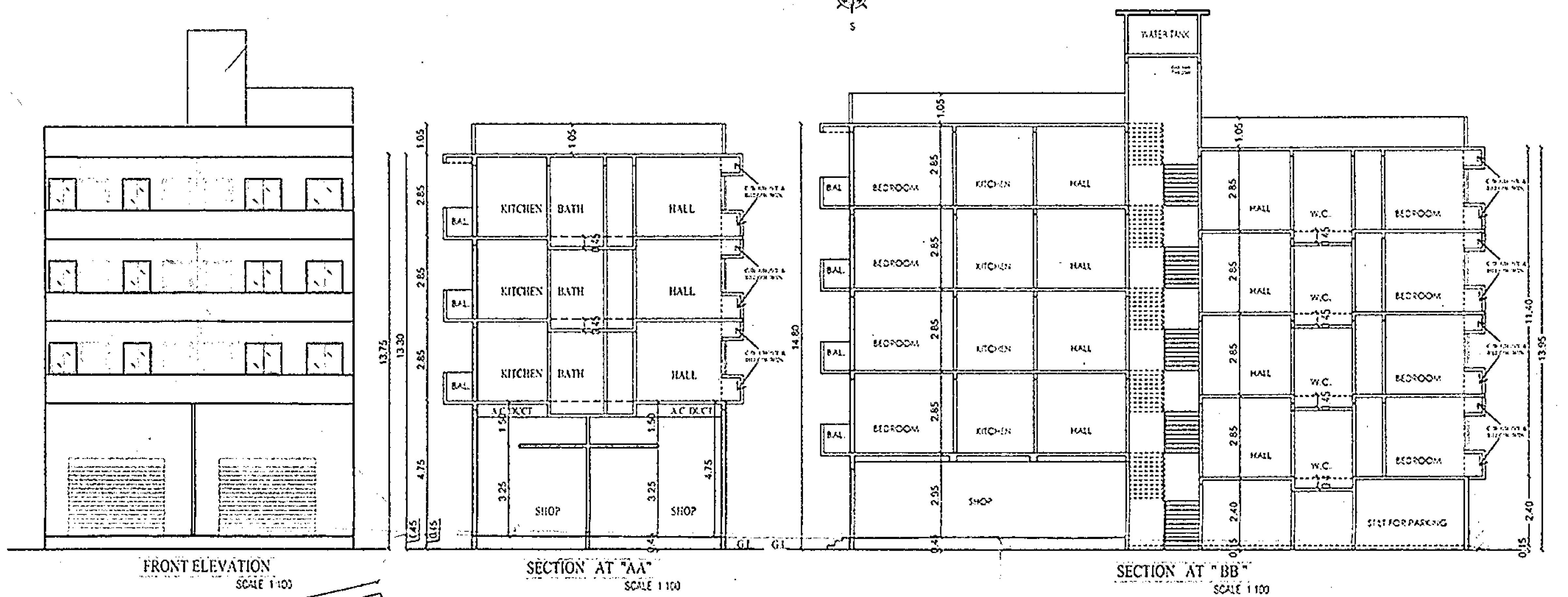
SCHEDULE OF OPENINGS

BALCONY AREA STATEMENT

FLOOR	ALLOWABLE		PROPOSED	
MAZZANINE	223.99 SQ.MT	22.39 SQ.MT	[illegible]	[illegible]
FIRST	299.41 SQ.MT	29.94 SQ.MT	[illegible]	13.17
SECOND	299.41 SQ.MT	29.94 SQ.MT	[illegible]	13.17
THIRD	299.41 SQ.MT	29.94 SQ.MT	[illegible]	13.17

PARKING STATEMENT

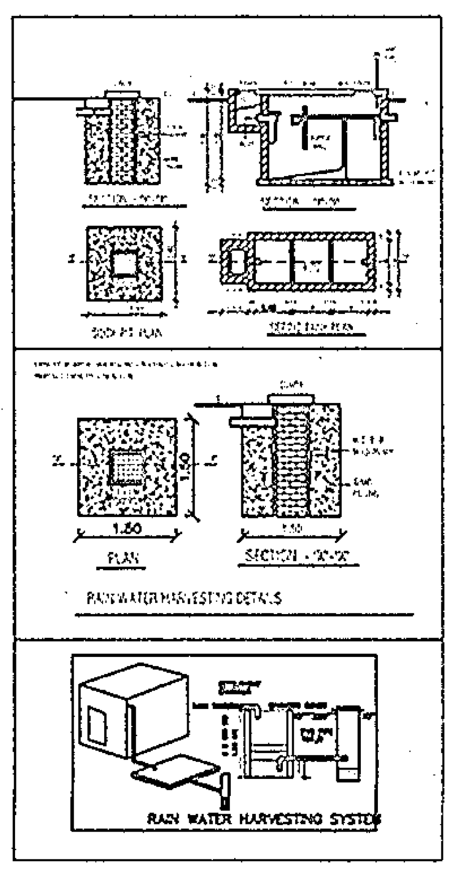
TYPE	ALLOWABLE		PROPOSED	
	FOUR WHEELER	TWO WHEELER	FOUR WHEELER	TWO WHEELER
PLOT PARKING	04 NOS	08 NOS	04 NOS	08 NOS
COMMERCIAL	02 NOS	04 NOS	02 NOS	04 NOS
RESIDENTIAL	12 NOS	12 NOS	12 NOS	12 NOS
TOTAL	18 NOS	24 NOS	18 NOS	24 NOS

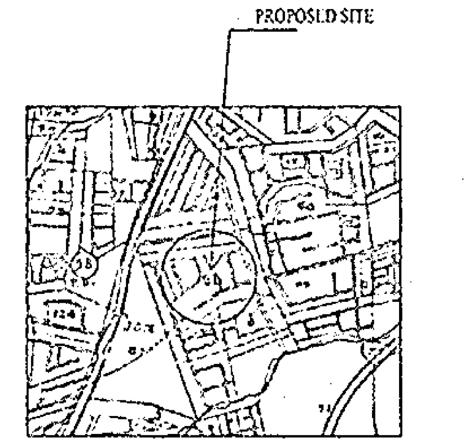


FRONT ELEVATION SCALE 1:100

SECTION AT "AA" SCALE 1:100

SECTION AT "BB" SCALE 1:100





LOCATION PLAN SCALE 1:10,000

= NET TOTAL GROUND FLOOR BUILT UP AREA = 155.09 SQ.MT.

= NET TOTAL MAZZANINE (STILT) FLOOR BUILT UP AREA =223.99 SQ.MT.

= NET TOTAL FIRST FLOOR BUILT UP AREA = 299.41 SQ.MT.

= NET TOTAL SECOND FLOOR BUILT UP AREA = 299.41 SQ.MT.

= NET TOTAL THIRD FLOOR BUILT UP AREA = 299.41 SQ.MT.

ADD LIFT AREA =2X1.80X1.80 = 6.48 SQ.M

BUILT UP AREA =1283.79 SQ.MT.

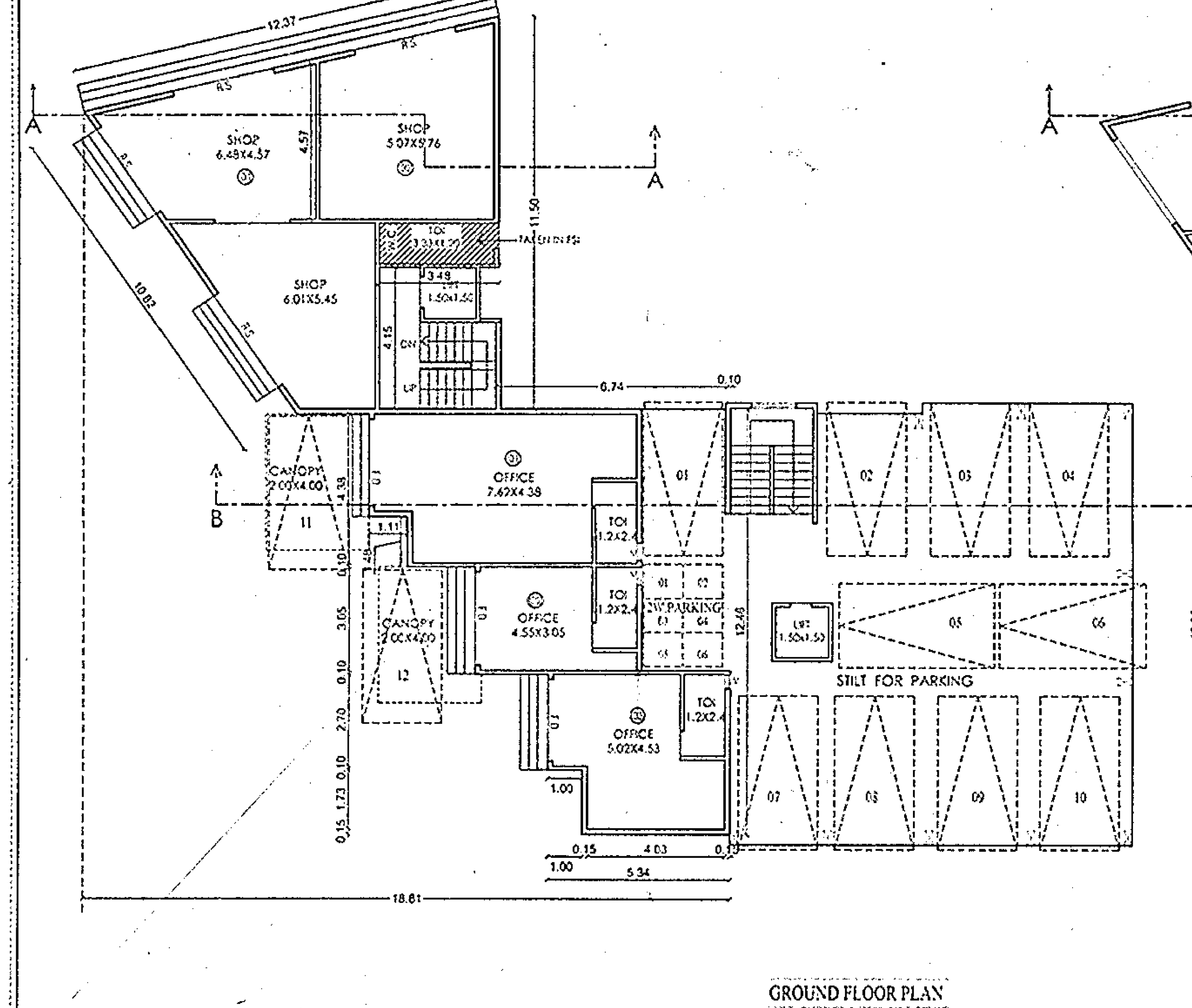
EXCESS BALCONY AREA =66.10 M

NET TOTAL BUILT UP AREA =1349.89 SQ.MT.

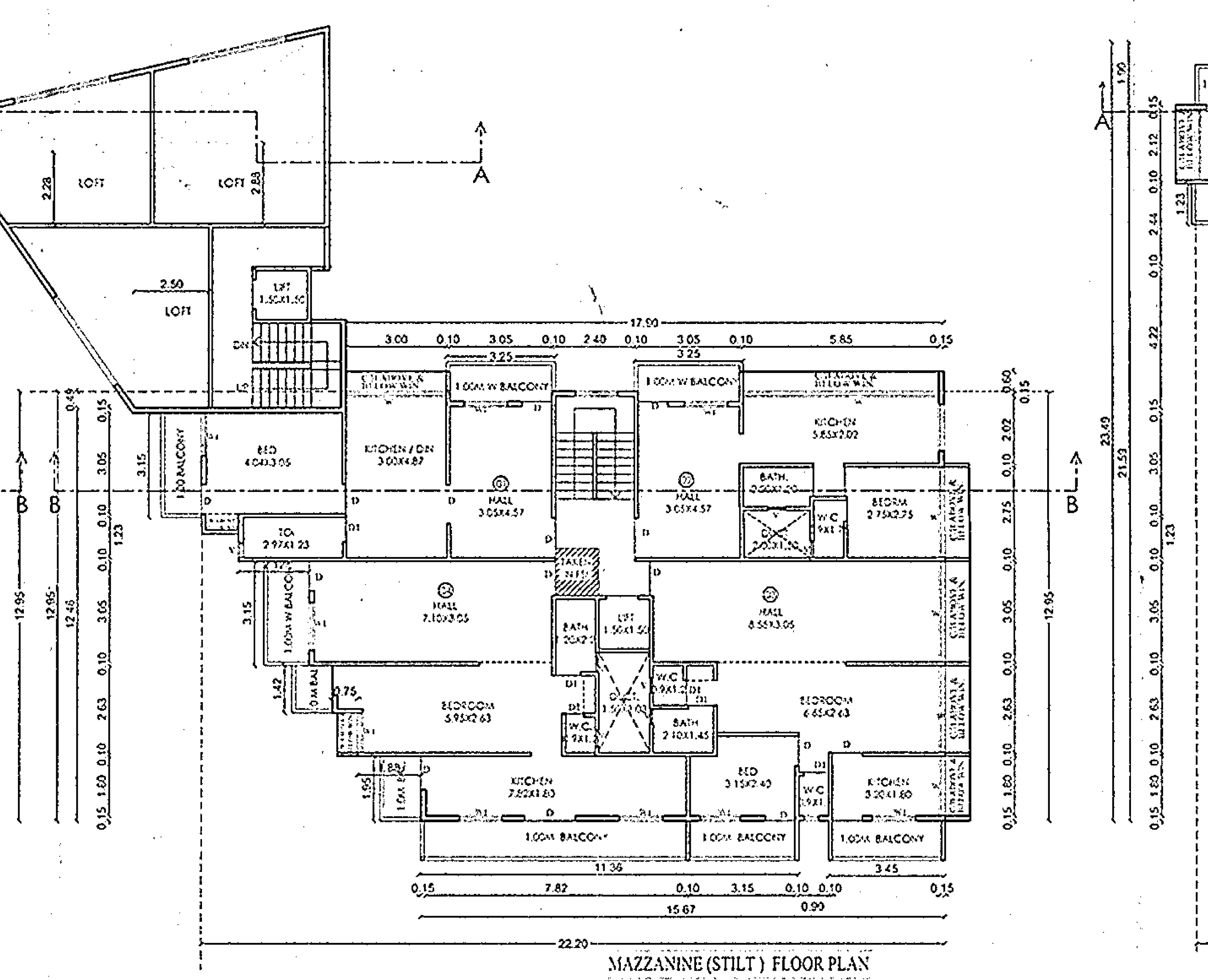
NOTE

SCHEDULE OF OPENINGS

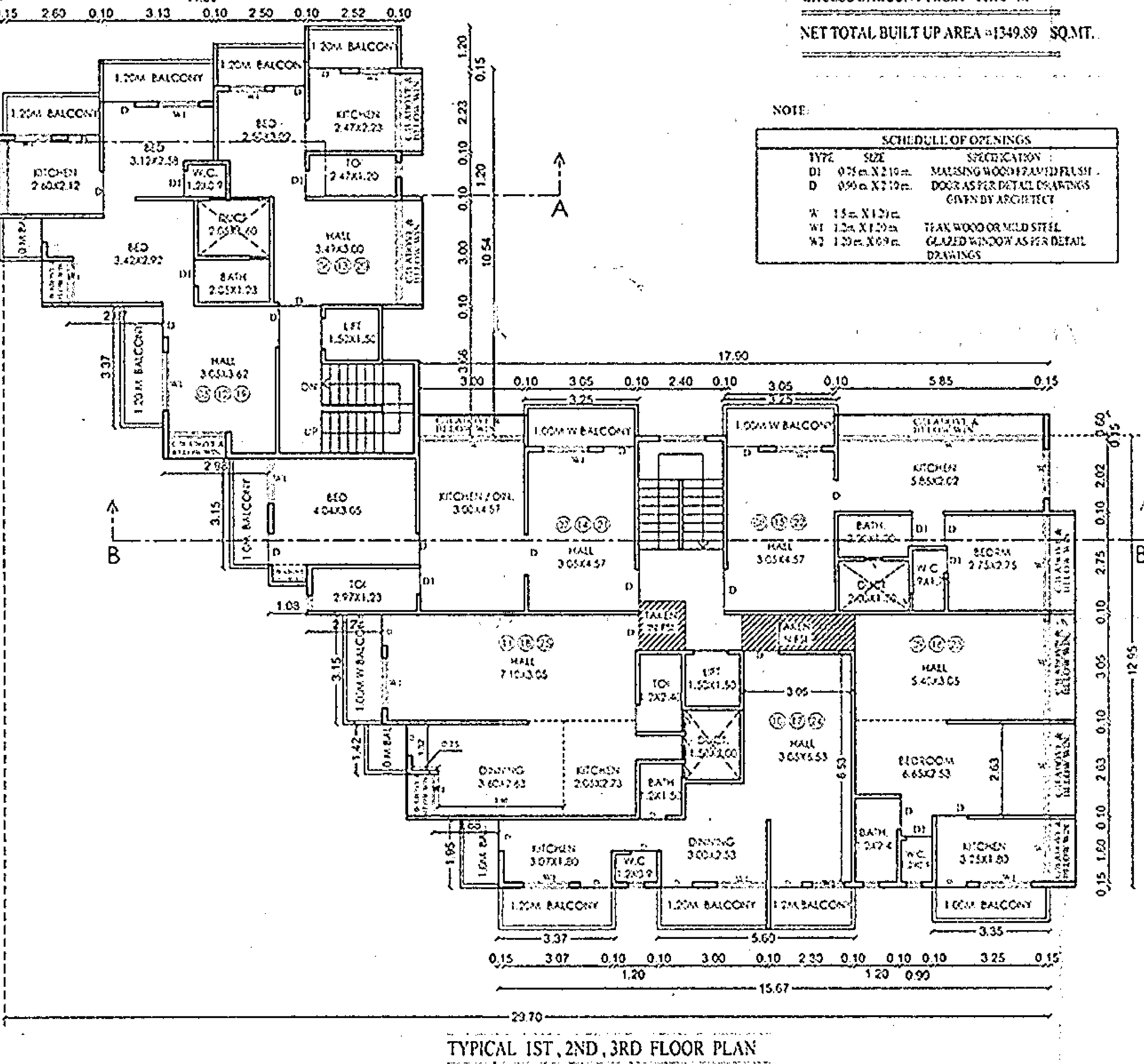
TYPE	SIZE	SPECIFICATION
D1	0.75m X 2.10m	MASSING WOOD FRAME FLUSH DOOR AS PER DETAIL DRAWINGS GIVEN BY ARCHITECT
D	0.90m X 2.10m	
W	1.5m X 1.20m	TEAK WOOD OR MILD STEEL GLAZED WINDOW AS PER DETAIL DRAWINGS
W1	1.2m X 1.20m	
W2	1.20m X 0.60m	



GROUND FLOOR PLAN SCALE 1:100



MAZZANINE (STILT) FLOOR PLAN SCALE 1:100



TYPICAL 1ST, 2ND, 3RD FLOOR PLAN SCALE 1:100

APPROVING AUTHORITY

PREVIOUSLY APPROVAL NO. = B1/559/6242

DATE = 26/02/2013

APPROVED

The Plans amended in... As per the conditions Mentioned in the accompanying commencement Certificate No. B1/208/2395 dated 26/10/2015

Executive Engineer TOWN PLANNING Nashik Municipal Corporation Nashik

REVISED COMMERCIAL + RESIDENTIAL BUILDING PLAN, WITH AMALGAMATION OF PLOTS WITH TDR, ON S.NO. 58 /1+2 / 1 ,P.NO.30+32, AT GANGAPUR, TAL,DIST-NASHIK

FOR :- KALYAN TOL INFRASTRUCTURE LTD THROUGH, SHRI.SUNIL MADANGOPAL KEJARIWAL

AREA STATEMENT	SQ. MT.
AREA OF THE PLOT (878.56+350.00+121.54)	1350.10
ALLOWED F.S.I	ONE
PROPOSED BUILT UP AREA	
AT GROUND FLOOR	155.09
MAZZANINE(STILT) FLOOR	223.99
AT FIRST FLOOR	299.41
AT SECOND FLOOR	299.41
AT THIRD FLOOR	299.41
AT EXCESS BALCONY AREA	6.48
LIFT AREA	6.48
TOTAL BUILT UP AREA	1349.89

KALYAN TOLL INFRASTRUCTURE LTD. Authorised Signatory

OWNER'S SIGNATURE | STRUCTURAL ENGG. SIGNATURE | CONSULTING SIGNATURE

Ravi Amrutkar & Associate

DWG. NO. - 3076(R)