

T.D.R. AREA STATEMENT

TOTAL AREA OF PLOT = 328.56 SQM.
ALLOWABLE T.D.R. = 40% OF PLOT = 131.42 SQM.
AREA OF ROAD WIDENING = —
PROPOSED B.U.P AREA = 456.11 SQM.
(INCLUDING EXCESS BAL.)
PROPOSED T.D.R. = 127.55 SQM.
T.D.R. TAKEN = 133.00 SQM.
BALANCE T.D.R. = 5.45 SQM.

AREA CALCULATIONS

ST. FL.
TOTAL OF A = $21.40 \times 8.00 = 171.20$ SQM.
DEDUCTIONS = 1) $2.40 \times 0.55 \times 2 = 2.64$ SQM.
2) $6.00 \times 2.40 = 14.40$ SQM.
3) $1.80 \times 1.50 \times 2 = 5.40$ SQM.
TOTAL DEDUCTIONS = 22.44 SQM.
NET BUILT-UP AREA ON ST. FL. = 105.96 SQM.
+ ADD FOR LIFT AREA = $1.5 \times 1.25 = 1.87$ SQM.
TOTAL BUILT-UP AREA ON ST. FL. = 107.83 SQM.
NET BUILT-UP AREA ON F. FL. = 105.96 SQM.
NET BUILT-UP AREA ON S. FL. = 105.96 SQM.
NET BUILT-UP AREA ON T. FL. = 105.96 SQM.
+ ADD STAIRCASE AREA = 14.40 SQM.

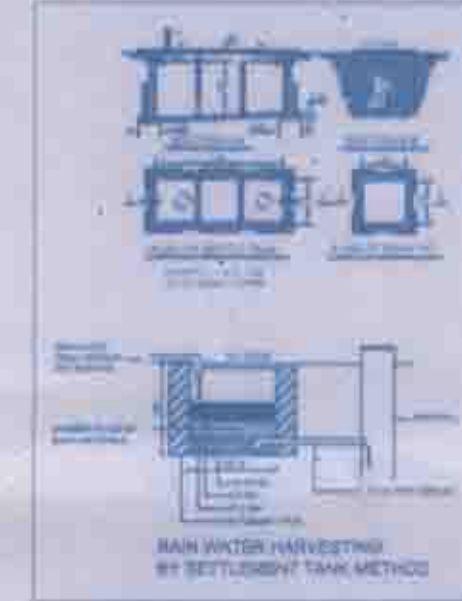
TOTAL PROPOSED BUILT-UP AREA = 440.11 SQM.

T.D.R. DETAILS

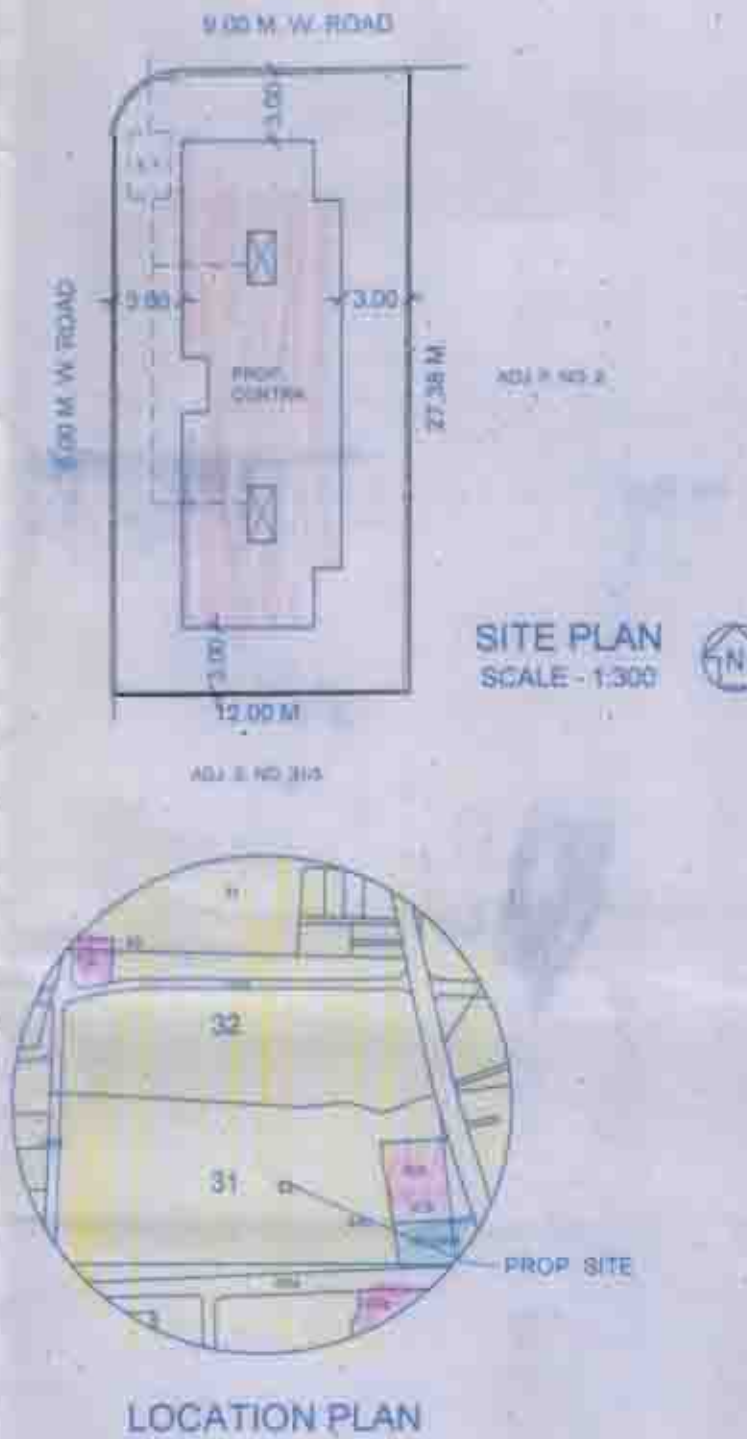
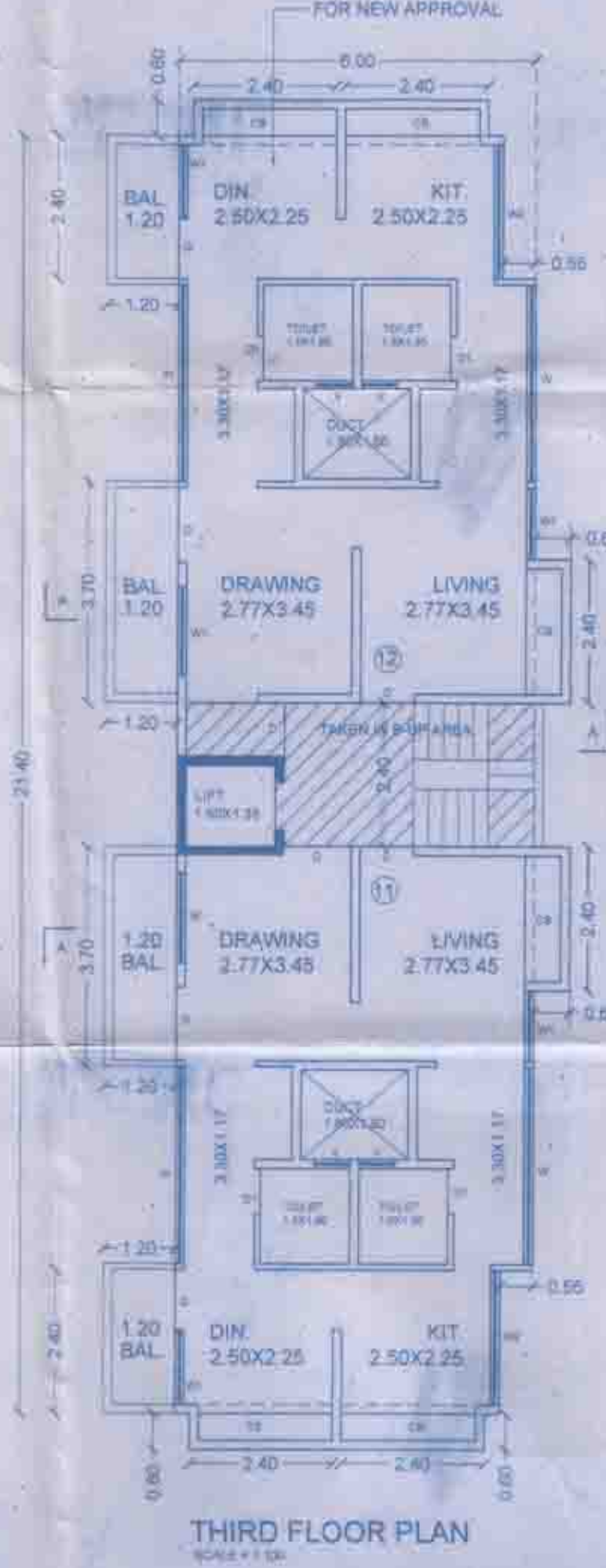
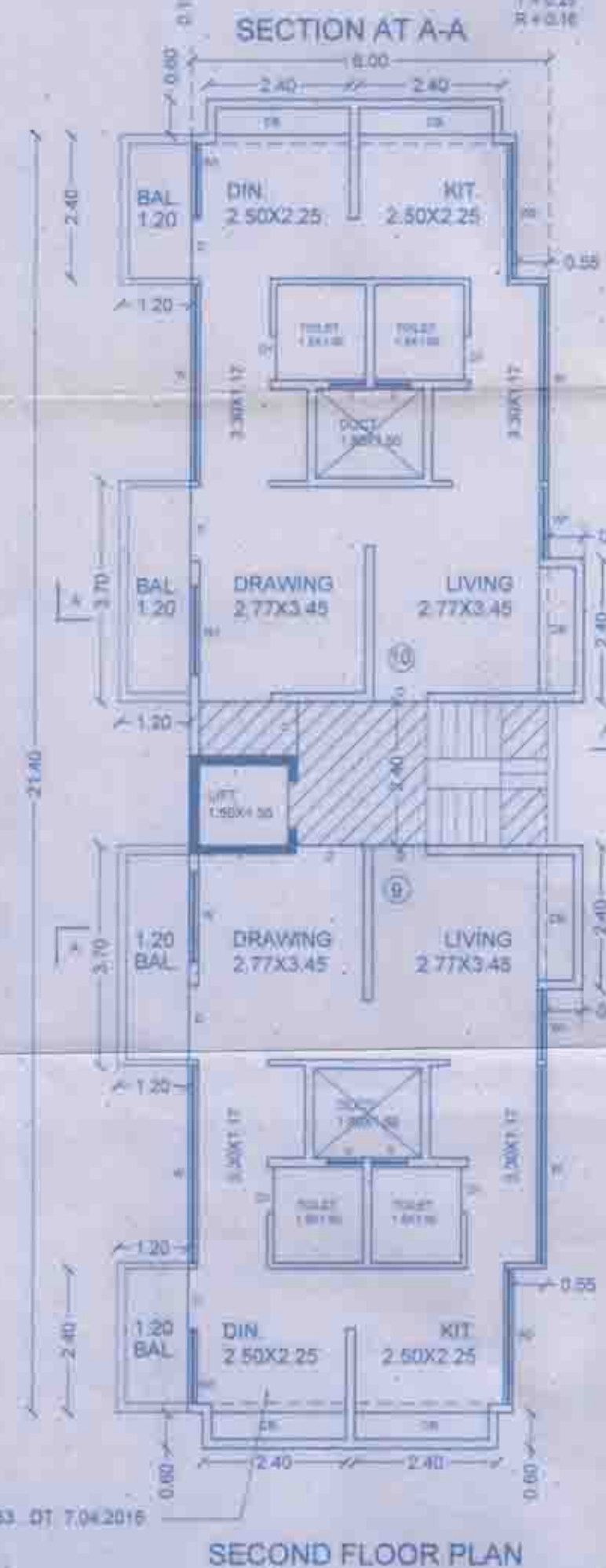
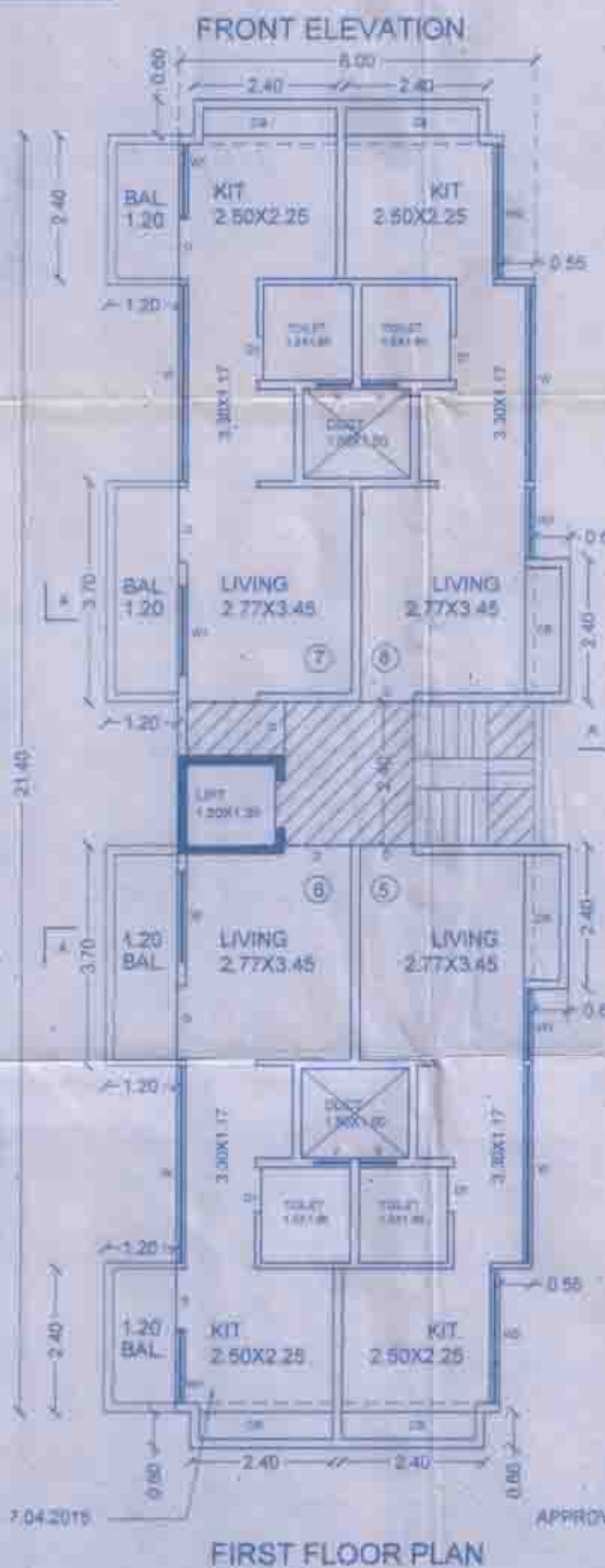
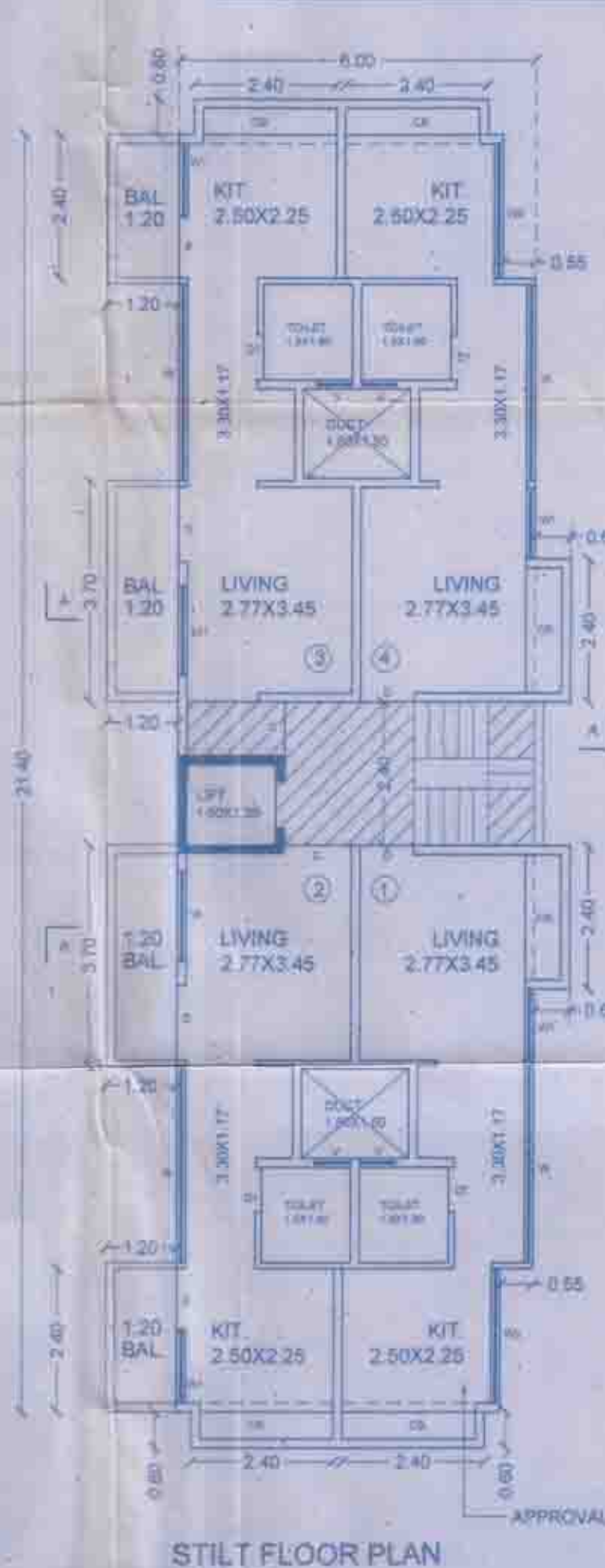
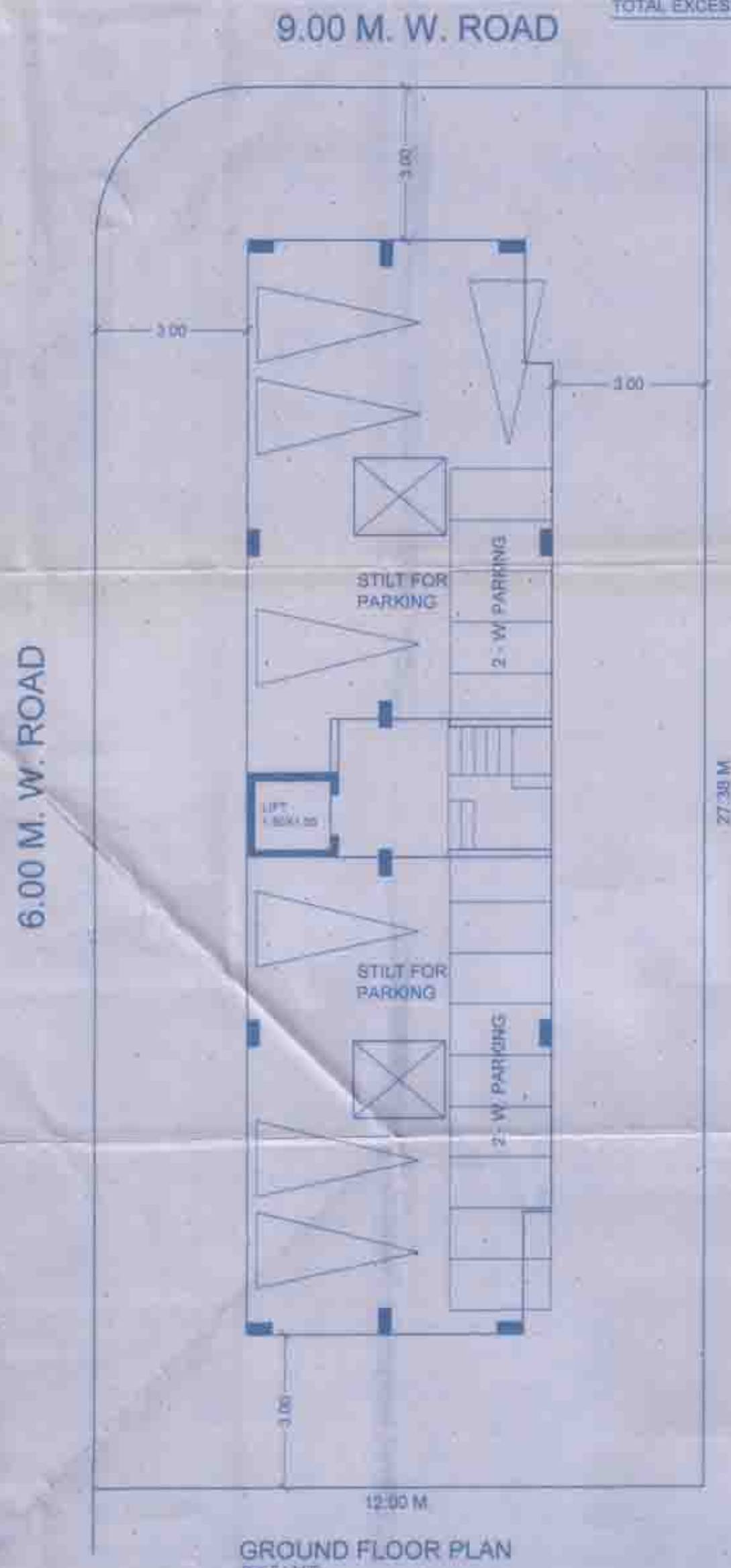
NAME OF THE T.D.R. HOLDER = SHRI. JAYANT SHIVAJI SANAP
G.NO. = 311 (P), CHADEGAON
D.R.C. NO. = 703
ZONE = D
TOTAL T.D.R. AREA = 1458.00 SQM.

BALCONY AREA STATEMENT

ST. FL.
TOTAL BUILT-UP AREA = 107.83 SQM.
PERMISSIBLE BALCONY = 10.78 SQM.
PROPOSED BALCONY = $12.20 \times 1.20 = 14.64$ SQM.
EXCESS BALCONY AREA = 3.86 SQM.
F. FL.
TOTAL BUILT-UP AREA = 105.96 SQM.
PERMISSIBLE BALCONY = 10.59 SQM.
PROPOSED BALCONY = $(2.40 + 3.70) \times 2 = 12.20 \times 1.20 = 14.64$ SQM.
EXCESS BALCONY AREA = 4.05 SQM.
S. FL.
EXCESS BALCONY AREA = 4.05 SQM.
T. FL.
EXCESS BALCONY AREA = 4.05 SQM.
TOTAL EXCESS BALCONY AREA = 16.00 SQM.



FLOOR	B.U.P. AREA	20% AREA	STAIRCASE AREA	STATUS
G.F.				
F.F.				
S.F.				
T.F.	105.96 SQM.	21.19 SQM.	14.40 SQM.	TAKEN IN B.U.P. AREA



APPROVED
The Plans amended in...
As per the conditions mentioned in the accompanying commencement Certificate No. dated...
22/4/19/15/15
Executive Engineer,
TOWN PLANNING
Nashik Municipal Corporation
Nashik
PREVIOUS APPROVED CERTIFICATE NO. C2/13/53/15 DT. 7.04.2015

PROPOSED BUILDING PERMISSION WITH TDR OF RESIDENTIAL BLDG. ON P. NO. 1, S. NO. 31/2A/1B/1, AT MAKHMALABAD, DIST. NASHIK, FOR SHRI. RAJENDRA KARBHARI PAWAR.

AREA STATEMENT	SQM.
1. AREA OF PLOT	328.56
2. DEDUCTIONS	
a. ROAD ACQUISITION AREA	—
b. PROPOSED ROAD	—
c. ANY RESERVATION	—
TOTAL (a+b+c)	—
3. NET GROSS AREA OF PLOT (1-2)	328.56
4. DEDUCTION FOR:	
a. RECREATION GROUND	—
b. INTERNAL ROAD	—
TOTAL (a+b)	—
5. NET AREA OF PLOT (3-4)	328.56
6. ADDITION FOR F.S.I. (40% OF TDR AREA)	131.42
7. TOTAL AREA (5+6)	459.98
8. TOTAL F.S.I. PERMISSIBLE	1.00
9. PERMISSIBLE FLOOR AREA (7X8)	459.98
10. EXISTING FLOOR AREA	—
11. PROPOSED AREA	440.11
12. EXCESS BALCONY AREA TAKEN IN F.S.I.	16.00
13. TOTAL BUILT UP AREA PROPOSED (10+11+12)	456.11
14. F.S.I. CONSUMED (13/7)	0.99
15. BALCONY AREA STATEMENT	
a. PERMISSIBLE BALCONY AREA PER FLOOR	
b. PROPOSED BALCONY AREA PER FLOOR	
c. EXCESS BALCONY AREA (TOTAL)	
16. TENANT STATEMENT	
a. NET AREA OF PLOT (5) ABOVE	459.98
b. DEDUCT NON RESIDENTIAL AREA	—
c. AREA FOR CALCULATION OF TENANTS	459.98
d. TENANTS PERMISSIBLE 250 PER HA	12
e. TENANTS PROPOSED	12
17. PARKING STATEMENT	
a. PARKING REQUIRED BY RULE (4 WHEEL)	
b. PARKING REQUIRED BY RULE (2 WHEEL)	
c. GARAGES PERMISSIBLE	
d. GARAGES PROPOSED	
e. TOTAL PARKING PROPOSED	

NOTES:			
PLOT BOUNDARY SHOWN IN BLACK			
PROPOSED WORK SHOWN IN RED			
DRAINAGE WORK SHOWN IN RED DOTTED			
ARCHITECTURAL PROJECTIONS 0.75 M.			
EXTERNAL WALL = 0.15			
INTERNAL WALL = 0.10			
CUB. SIZE = 2.40X0.60X2.10 HT.			
SCHEDULE OF OPENINGS			
TYPE	SIZE	TYPE	SIZE
D	2.40X2.10	W	3.00X1.20
DT	0.75X2.00	WI	1.80X1.20
		WS	2.10X1.20
		V	1.80X0.75

PARKING STATEMENT				
PARKING	FOR PLOT	FOR RESIDENTIAL	TOTAL PROVIDED	
TYPE	REQUIRED	PROVIDED	REQUIRED	PROVIDED
4-WHEELER	1	1	8	8
2-WHEELER	2	2	12	12

CERTIFICATE OF AREA
CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON 11.12.08 AND THE DIMENSIONS OF SIDES OF PLOT STATED ON PLAN ARE AS MEASURED ON SITE AND THE AREA SO WORKED OUT TALLIES WITH THE DOCUMENTS OF OWNERSHIP.

ENGINEER'S SIGN
MUKUND BAGUL
Consulting Engineer
15, YASH APARTMENT
JAIL ROAD, NASHIK ROAD
PH. 9890044278
DATE: 05.01.15
FILE