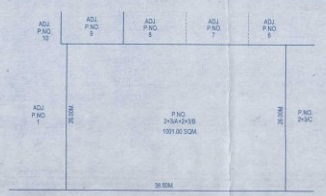


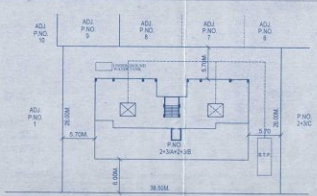
18.00M. WIDE ROAD

BEFORE AMALGAMATION PLAN



18.00M. WIDE ROAD

AFTER AMALGAMATION PLAN



18.00M. WIDE ROAD

SITE PLAN

SCALE- 1:500

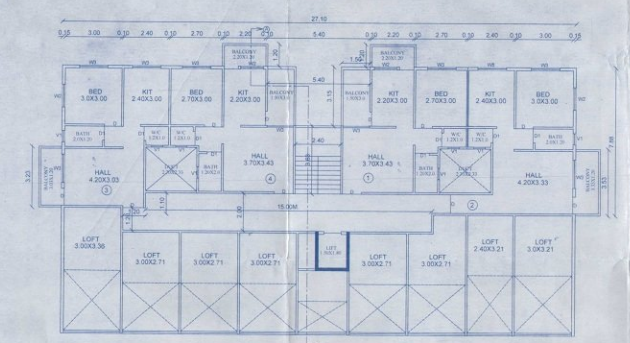
PARKING AREA STATEMENT							
		CAR		SCOOTER		CYCLE	
		Req.	Pro.	Req.	Pro.	Req.	Pro.
COMM-		03	03	09	09	05	05
RESI-		17	20	68	68	30	30
TOTAL		20	23	77	77	35	35

FORM OF STATEMENT 2

(Sr.No.11(a))

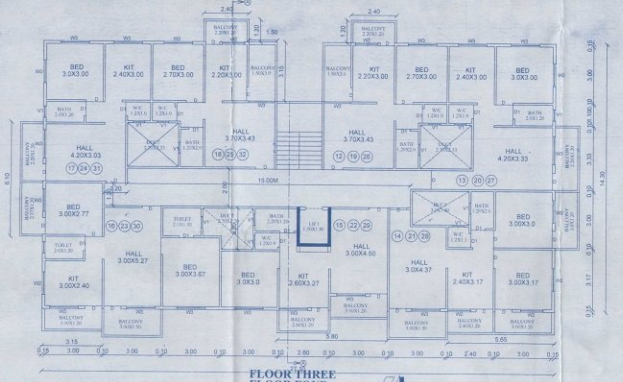
Proposed Building "B"

Building No.	Floor No.	Total Built up Area of Floor	Balcony area in excess of 15 %	Excess Balcony area to be added in F.S.I.	Double height / Void / Lift Machine area within 20%	Excess Double height / Void / Lift Machine area counted in F.S.I.	Total F.S.I. (3 + 5 +7)
1	2	3	4	5	6	7	8
	GROUND FLOOR	239.305	-	-	-	-	239.305
	FLOOR ONE	159.318	23.89	-	-	-	159.318
	FLOOR TWO	301.23	45.18	-	-	-	301.23
	FLOOR THREE	301.23	45.18	-	-	-	301.23
	FLOOR FOUR	301.23	45.18	-	-	-	301.23
	FLOOR FIVE	301.23	45.18	-	-	-	301.23
	FLOOR SIX	301.25	45.18	-	-	-	301.25
	FLOOR SEVEN	301.23	45.18	-	-	-	301.23
	TOTAL -	2202.00 + 84.24 = 2286.24 sqm					



FLOOR ONE

(SCALE - 1 : 100)

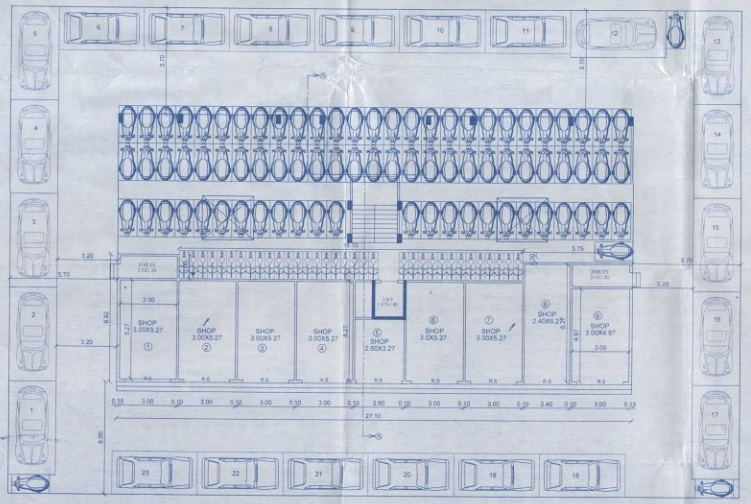


FLOOR THREE

FLOOR FOUR

FLOOR FIVE

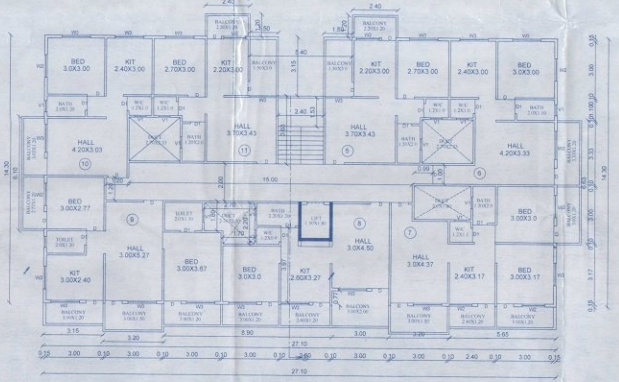
(SCALE - 1 : 100)



18.00M. WIDE ROAD

GROUND FLOOR

(SCALE - 1 : 100)



FLOOR TWO

(SCALE - 1 : 100)

GROUND FLOOR B/UP AREA CALCULATION

27.10 X 6.82 = 184.82 SQM.

deduction

1) 18.10 X 1.30 = 23.53 SQM.

2) 5.75 X 0.30 = 1.72 SQM.

3) 1.50 X 1.80 = 2.70 SQM.

DED = 27.95 SQM.

184.82 - 27.95 = 156.87 SQM.

GROUND FLOOR B/UP AREA = 156.87X1.50 = 235.305 SQM.

FLOOR ONE B/UP AREA CALCULATION

27.10 X 7.85 = 213.548 SQM.

deduction

1) 15.10 X 1.10 = 16.61 SQM.

2) 4.45 X 0.30 = 1.33 SQM.

3) 2.70 X 2.33X2 = 12.58 SQM.

4) 2.40 X 3.83 = 8.71 SQM.

5) 5.40 X 3.15 = 17.01 SQM.

6) 0.99 X 1.00 = 0.99 SQM.

DED = 57.23 SQM.

213.548 - 57.23 = 156.318 SQM.

ADD LIFT B/UP AREA

1.50 X 2.00 = 3.00 SQM.

FLOOR B/UP AREA = 156.318 + 3.0 = 159.318 SQM.

FLOOR TWO TO SEVEN B/UP AREA CALCULATION

27.10 X 14.30 = 387.53 SQM.

deduction

1) 1.20 X 1.20 = 1.44 SQM.

2) 2.70 X 2.33X2 = 12.58 SQM.

3) 1.00 X 1.50 = 1.50 SQM.

4) 1.70 X 2.00 = 3.40 SQM.

5) 1.50 X 2.00 = 3.00 SQM.

6) 15.10 X 2.0 = 30.20 SQM.

7) 2.90 X 1.80 = 5.22 SQM.

8) 2.40 X 1.53 = 3.71 SQM.

9) 5.40 X 3.14 = 16.95 SQM.

10) 3.00 X 0.77 = 2.31 SQM.

11) 0.99 X 1.00 = 0.99 SQM.

DED = 86.30 SQM.

387.53 - 86.30 = 301.23 SQM.

FLOOR B/UP AREA - 301.23 SQM.

BALCONY AREA STATEMENT			
FLOOR	PER- BALCONY	PRO- BALCONY	EXC- BALCONY
FLOOR ONE	23.89	23.32	0.00
FLOOR TWO	45.18	67.32	22.14
FLOOR THREE	45.18	57.60	12.42
FLOOR FOUR	45.18	57.60	12.42
FLOOR FIVE	45.18	57.60	12.42
FLOOR SIX	45.18	57.00	12.42
FLOOR SEVEN	45.18	57.60	12.42
EXCESS BALCONY			84.24

FLOOR ONE BALCONY AREA -

3.23+3.53+2.40+0.40 +1.34 X 1.20 = 13.87 SQM.

1.5+0.15 = 6.30,6.30 X 0.45 = 9.48 SQM.

TOTAL BALCONY = 13.87+ 9.45 = 23.32 SQM.

FLOOR TWO BALCONY AREA -

3.15+8.90+5.65+6.63+5.15+2.40+2.40 = 35.23 X1.20 = 42.27 SQM.

3.20+3.20+3.15+3.15 = 12.70 X1.50 = 19.05 SQM.

3.0 X 2.0 = 6.00 SQM.

TOTAL BALCONY = 42.27+19.05+6.00 = 67.32 SQM.

FLOOR THREE TO SEVEN BALCONY AREA -

3.15+8.90+5.65+6.63+5.40+2.40 = 32.13 X1.20 = 38.55 SQM.

3.20+3.20+3.15+3.15 = 12.70 X1.50 = 19.05 SQM.

TOTAL BALCONY = 38.55+19.05 = 57.60 SQM.

ENGINEERS SIGN	STRUCTURAL ENGI SING	OWNERS SIGN
SHRI A. N. JAMDAR	PRASANNA M. BHORE M.E. (Struct.), M.I.E., F.I.V., Chartered Engineer & Valuer 206, B - Square, Yeshkar Mala, College Road, Nashik.	

PROFORMA NO - 1.

2/1

COMPLETED COMM- + RESIDENTIAL BUILDING PLAN- ON P.NO.(2+3A) + (2+3)B , IN S. NO -967 / 2 / 1 / A OF- NASHIK SHIWAR, NASHIK. FOR - FOR - YOGESHWAR REALTY PARTNERSHIP FIRM . TH. PARTNER SHRI - MADHUBHAI B. KOTHIYA. & OTHER.

APPROVED

As per the accoupanying occupancy Certificate

No. Nashik/ BP(2)/2971/2019

Date :- 27/03/2019

Executive Engineer

TOWN PLANING

Nashik Municipal Corporation

Nashik

A	AREA STATEMENT	SQM
1.	Area of plot (Minimum area of a.b.c.totce considered	
	a) As per ownership document (7/12,CTS extract)	1001.00
	b) as per measurement sheet	1001.00
	c) as per site	1001.00
2.	Deductions for	--
	(a) Proposed D.P. / D.P. Road widening Area	--
	(B) Any D.P. Reservation area	--
	(TOTAL a+b)	--
3.	Gross Area of Plot (1-2)	1001.00
4.	Recreational Open space	--
	(a) Required	--
	(b) Proposed	--
5.	Amenity Space	--
	(a) Required	--
	(b) Proposed	--
6.	Servise road and Highway widening	--
7.	Internal Road area	--
8.	Net Area of plot = [3 - 5(b)]	1001.00
9.	Built up area with reference to Basic F.S.I. as per front road width (sr no. 9 K.1.1)	1101.10
10.	Addition of area for F.S.I.	--
	(a) In -situ area against D.P. road [1.65xSr.no.2(a)] IF ANY	--
	(b) In -situ area against Amenity Space (2.00 or 1.65 x SR.NO. 5 (b)]	--
	(C) Premium FSI area (subject to maximum of 0.3 of sr no. 8	500.50
	(d) T.D.R. area	690.00
	(e) Additional FSI area under chapter VIII	--
	(Total of a+b+c+d+e)	1190.50
11.	Total area available (9+10)	2291.60
12.	Maximum utilization of F.S.I. Permissible as per Road width (as per Regulation no. 15.4)	2.50
13.	Total Built -up Area in proposal (excluding area at Sr.No.15 b)	2291.60
	(a) Existing Built -up Area	--
	(B) Proposed Built -up Area	2202.00 sqm
	(c) Excess Balcony area counted in F.S.I	84.24 sqm
	(d) Excess Double Height terraces area counted in F.S.I	--
	Total (a+b+c+d)	2286.24 sqm.
14.	F.S.I. Consumed (13/B) (should not be more than serial no-12 above)	2.28 %
15.	Area for inclusive housing if any	--
	(A) Required (25% of sr no. B)	--
	(B) Proposed	--

Certificate of Area

Certified that the plot under reference was surveyed by me on 26/06/2017 and the dimensions of sides etc., of plot stated on plan are as measured on site and the area so worked out tallies with the area stated in document of Ownership / T.P. Scheme Records /as per City Survey Record / Land Revenue Department / City Survey records.

Signature

Er - Ashok. N. Jamdar.

R.No.31 / 39

Owners Declaration

I/We undersigned hereby confirm that I/We would abide by plans sanctioned by Nashik Municipal Corporation I/We would execute the structure as per sanctioned plans Also I/We would execute the work under supervision of proper technical person as to ensure the quality and safety of the work site

Owner Name & Signature

Er Ashok Jamdar.

Vijaya Consultants

BUILDING PLANNERS & DESIGNERS

10, Siddhi Park, Corporation Road

New pandit colony,

Nashik -2.

ph : 2574602.

JOB NO-	DATE	DRAWING NO-	SCALE	DRAWN BY-	CHECKED BY
185	11/11/2017	1	1 : 100	SATISH	A.N.J.