

AREA DIGRAM
SCALE -1:200

GROUND FLOOR

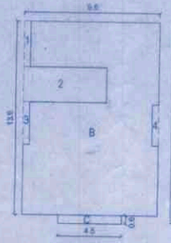
AREA CALCULATION
GROUND FLOOR

AREA OF THE BLOCK (A) = 9.60X13.60 = 130.56 SQ.M.
DEDUCTION -
1) 9.80X8.65 = 83.04 Sq. M.
2) 6.85X1.15 = 7.87 Sq. M.
TOTAL = 90.91 Sq. M.
NET BUILT UP AREA = (130.56 - 90.91 = 39.65 Sq. M.
BUILT UP AREA OF GROUND FLOOR = 39.65 Sq. M.
COMMERCIAL AREA OF G. FLOOR = 39.65 Sq. M.



AREA DIGRAM
SCALE -1:200

AREA CALCULATION
LIFT
BUILT UP AREA OF LIFT-
1.65X1.65 = 2.72 Sq. m.

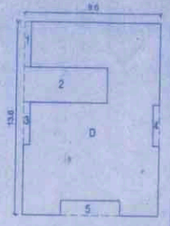


AREA DIGRAM
SCALE -1:200

1st. FLOOR

AREA CALCULATION
FIRST FLOOR

AREA OF THE BLOCK (B) = 9.60X13.60 = 130.56 SQ.M.
AREA OF THE BLOCK (C) = 4.50X 0.60 = 2.70 SQ.M.
DEDUCTION - TOTAL = 133.26 SQ.M.
1) 3.20X0.45 = 1.44 Sq. M.
2) 5.90X2.45 = 14.45 Sq. M.
3) 3.00X0.45 = 1.35 Sq. M.
4) 2.90X0.45 = 1.30 Sq. M.
TOTAL = 18.54 Sq. M.
NET BUILT UP AREA = 133.26 - 18.54 = 114.72 Sq. M.
BUILT UP AREA OF FIRST FLOOR = 114.72 Sq. M.

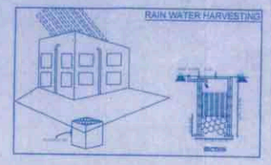


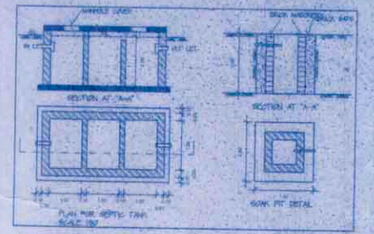
AREA DIGRAM
SCALE -1:200

2 nd, 3 rd, 4 th FLOOR

AREA CALCULATION
SECOND FLOOR

AREA OF THE BLOCK (D) = 9.60X13.60 = 130.56 SQ.M.
DEDUCTION -
1) 3.20X0.45 = 1.44 Sq. M.
2) 5.90X2.45 = 14.45 Sq. M.
3) 3.00X0.45 = 1.35 Sq. M.
4) 2.90X0.45 = 1.30 Sq. M.
5) 4.20X1.05 = 4.41 Sq. M.
TOTAL = 22.95 Sq. M.
NET BUILT UP AREA = 130.56 - 22.95 = 107.61 Sq. M.
BUILT UP AREA OF SECOND FLOOR = 107.61 Sq. M.
BUILT UP AREA OF THIRD FLOOR = 107.61 Sq. M.
BUILT UP AREA OF FOURTH FLOOR = 107.61 Sq. M.



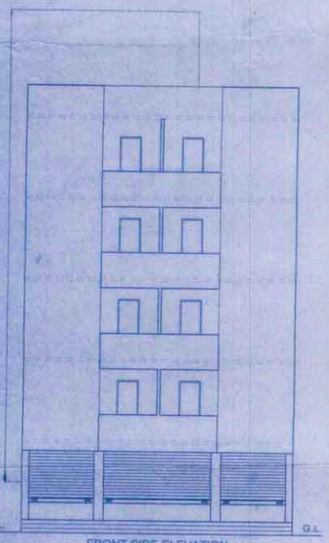


STAMP OF APPROVAL

APPROVED

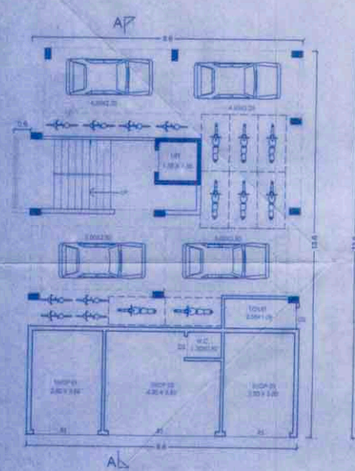
th plans amended in...
as per the conditions Mentioned in the accompanying commencement
Certificate No. B5134011/4021 dated... 22/01/2018

Executive Engineer
TOWN PLANING
Nashik Municipal Corporation
Nashik

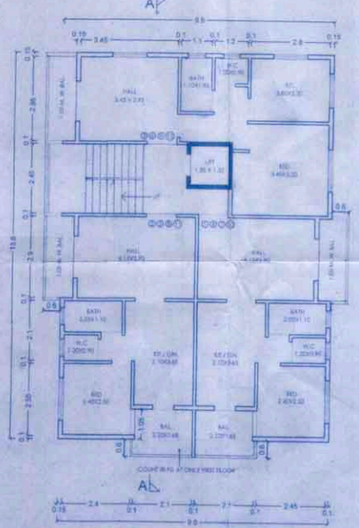


FRONT SIDE ELEVATION
SCALE - 1 : 100

SECTION A-A
SCALE - 1 : 100



GROUND FLOOR PLAN
SCALE - 1 : 100



TYP. FIRST, SECOND, THIRD & FOURTH FLOOR PLAN
SCALE - 1 : 100

AREA STATEMENT

PLOT AREA	357.00	SQ.M.
BASIC FSI - 1.10	392.70	SQ.M.
30% PREMIUM AREA	91.00	SQ.M.
TOTAL F.S.I.	483.70	SQ.M.
GROUND FL. AREA + LIFT	39.65 + 2.72 = 42.37	SQ.M.
FIRST FLOOR AREA	114.72	SQ.M.
SECOND FLOOR AREA	107.61	SQ.M.
THIRD FLOOR AREA	107.61	SQ.M.
FOURTH FLOOR AREA	107.61	SQ.M.
TOTAL	479.92	SQ.M.



LOCATION PLAN
SCALE - 1:1000

BALCONY AREA STATEMENT

FLOOR	AREA	15% PERM. BALC.	PROVIDED	EXCESS AREA
FIRST	114.72	17.20	9.40X1.05 = 9.87	NIL
SECOND	107.61	16.14	9.40X1.05 + 4.50X1.65 = 9.87+ 7.42 = 17.29	1.15
THIRD	107.61	16.14	9.40X1.05 + 4.50X1.65 = 9.87+ 7.42 = 17.29	1.15
FOURTH	107.61	16.14	9.40X1.05 + 4.50X1.65 = 9.87+ 7.42 = 17.29	1.15
TOTAL				3.45

FLOOR AREA STATEMENT (CARPET)

FLOOR NO.	FLAT NO.	FLOOR AREA OF ALL ROOMS INCLUDING KITCHEN		AREA	FLOOR AREA OF BATHROOM/ W.C. / TOILETS / PASSAGE		AREA	FLOOR AREA OF BALCONY / ALTERNATE TERRACE		AREA
GROUND FLOOR	1	SHOP	2.50 X 3.50	8.75	TOIL.	2.55X1.05	2.67			
	2	SHOP	4.30 X 3.50	15.05						
	3	SHOP	2.50 X 3.50	8.75						
				32.55			2.67			
1 st , 2 nd, 3rd, & 4 th FLOOR	1, 4, 7, 10	HALL	4.15X2.90	12.03	BATH	2.05X1.10	2.25	BAL.	2.20X1.65	3.63
		BED	2.40X2.50	6.00	W.C.	1.20X0.90	1.08	BAL.	0.90X2.80	2.52
		KIT./DIN.	2.10X3.65	7.66	PASS.	1.10X0.90	0.99			
					PASS.	0.35X1.20	0.42			
	TOTAL			25.69			4.74			6.15
	2, 5, 8, 11	HALL	4.15X2.90	12.03	BATH	2.05X1.10	2.25	BAL.	2.20X1.65	3.63
		BED	2.40X2.50	6.00	W.C.	1.20X0.90	1.08	BAL.	0.90X2.80	2.52
		KIT./DIN.	2.10X3.65	7.66	PASS.	1.10X0.90	0.99			
					PASS.	0.35X1.20	0.42			
	TOTAL			25.69			4.74			6.15
	3, 6, 9, 12	HALL	3.45 X 2.95	10.17	BATH	1.10X1.90	2.09	BAL.	0.90X2.90	2.61
		BED	3.40X3.20	10.88	W.C.	1.20X0.90	1.08			
		KIT.	2.80X2.20	6.16	PASS.	1.20X0.90	1.08			
					PASS.	1.20X0.95	1.80			
	TOTAL			27.21			6.05			2.61

SCHEDULE OF OPENING

TYP.	SIZE	DESCRIPTION
D	0.90X2.10	DOOR
D1	0.75X2.10	DOOR
W	1.50X1.20	WINDOW
W1	1.20X1.20	WINDOW
W2	1.20X0.90	WINDOW
V	0.60X0.75	VENTILATOR

PARKING STATEMENT

S.R. NO.	RESIDENTIAL	TEMT.	REQUIRED CAR	REQUIRED SCOOTER	REQUIRED CYCLE	PROVIDED CAR	PROVIDED SCOOTER	PROVIDED CYCLE
1	FOUR TENT. BELOW 40 m2	12	3	12	12	3	12	12
2	SHOP (COMM.)							
	FRACTION BELOW 100 m2		1	2	2	1	2	2
	TOTAL	12	4	14	14	4	14	14

OWNER'S 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 PLAN. ALSO I/WE WOULD EXECUTE THE WORK UNDER SUPERVISION OF PROPER TECHNICAL PERSON SO AS TO INSURE THE QUALITY AND SAFETY AT THE WORK SITE.

OWNER'S NAME & SIGN

CERTIFICATE OF AREA

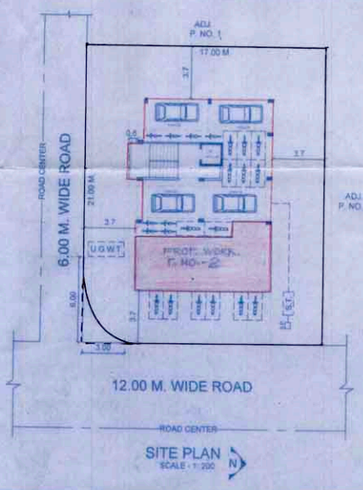
CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON AND THE DIMENSIONS OF SIDES, ETC. OF PLOT STATED ON PLAN AREA AS MEASURED ON SITE AND THE AREA SO WORKED OUT TALLIES WITH THE AREA STATED IN DOCUMENTS OF OWNERSHIP / T.P. SCHEME RECORDS/LAND RECORDS DEPARTMENT/CITY SURVEY RECORDS

ARCHITECT SIGN

A AREA STATEMENT

	SQ. MT.
1. Area of plot (Minimum area of a, b, c, to be considered)	357.00
a. As per ownership document (7/12, CTS extract)	357.00
b. As per measurement sheet	NIL
c. As per site	NIL
2. DEDUCTION FOR	NIL
a. Proposed D.P./D.P. Road widening Area	NIL
b. Any D. P. Reservation area	357.00
(Total A+B)	
3. Gross area of plot (1-2)	357.00
4. Residential open space	NIL
a. Required	NIL
b. Proposed	NIL
5. Amenity Space	NIL
a. Required	NIL
b. Proposed	NIL
6. Service road & Highway widening	NIL
7. Internal road area	NIL
8. Net area of plot = (3-5 (b)	357.00
9. Built up area with reference to basic F.S.I. as per front road width (sr. no. 8X1.1) = 357 X 1.10 = 392.70	392.70
10. Addition of area for F.S.I.	
a. In-situ area against D. P. road (1.85 x sr. no. 2(a)) if any	NIL
b. In-situ area against Amenity space (2.00 or 1.85x sr. no. 5(b))	NIL
c. Premium F.S.I. area (subject to maximum of 0.3 of sr. no.8)	91.00
d. TDR area	NIL
e. Additional FSI area under chapter VIII	NIL
(Total of a+b+c+d+e)	91.00
11. Total area available (9+10)	483.70
12. Maximum utilization of F.S.I. permissible as per road width (as per regulation no. 15.4)	483.70
13. Total built up area in proposal, (excluding area at Sr. No. 15.b)	
a. Existing built up area	NIL
b. Proposed built up area (Comm. - 39.65 + Resi. - 440.27)	479.92
c. Excess balcony area counted in F.S.I.	3.45
d. Excess double height terrace area counted in F.S.I.	NIL
(Total of a+b+c+d)	483.37
14. F.S.I. Consumed (13/8) (should not be more than serial no. 12 above)	99%
15. Area for inclusive Housing, if any	NA
a. Required (20% of sr. no. 9)	NA
b. Proposed	NA

RESIDENTIAL BULT-UP AREA = 440.27 SQ. M.
COMMERCIAL BULT-UP AREA = 39.65 SQ. M.



SITE PLAN
SCALE - 1: 200

PROJECT

REVISED PROP. RESIDENTIAL BUILDING IN S.NO. 324/1/B/3/1/2, PLOT NO. 2 AT PATHARDI SHIWAR, NASHIK.
FOR, M/s. VIRAJ BUILDCON PARTNERSHIP FIRM THROUGH PARTNER
Mr. RAJENDRA M. MANKAR &
Mrs. VISHALI R. MANKAR

OWNER SIGN	STR. ENGG. SIGN	ARCHITECTS SIGN
Mr. R. M. MANKAR		
Mrs. V. R. MANKAR		SHRIKANT SOHANI

FORM OF STATEMENT 2 (S.r. No. 11(a)) Proposed Building

Building No.	Floor No.	Total Built-up Area of Floor	Balcony Area Within 15%	Excess Balcony Area counted in FSI.	Double Height Terrace Area Within 20%	Excess Double Height Terrace Area Counted in FSI.	Total FSI (3+5+7)
(1)	(2)	(3)	(4)	(5)	(6)	(7)	(8)
NIL	G. FL.	42.37	NIL	NIL	NIL	NIL	42.37
	1 st. FL.	114.72	17.20	NIL	NIL	NIL	114.72
	2 nd. FL.	107.61	16.14	NIL	NIL	NIL	107.61
	3 rd. FL.	107.61	16.14	NIL	NIL	NIL	107.61
	4 th. FL.	107.61	16.14	NIL	NIL	NIL	107.61

FORM OF STATEMENT - 2 (S.r. No. 11 (h))
Area Details of flat / unit.

Building No.	Floor No.	Flat Unit no.	Built-up area of flat unit along with share of common areas like staircase / passage	area of balcony attached to flat / unit	area of double height terrace attached to flat / unit	total area of flat / unit (4 + 5 +6)
(1)	(2)	(3)	(4)	(5)	(6)	(7)
NIL	NIL	NIL	NIL	NIL	NIL	

FORM OF STATEMENT -1 (S.r. No. 8 (a) (iii))
Existing Building to be retained

Existing Building No.	Floor No.	Plinth Area	Total floor area of Existing Building	Use / Occupancy of Floors
(1)	(2)	(3)	(4)	(5)
NIL	NIL	NIL	NIL	NIL

NOTES
PLOT BOUNDRY SHOWN IN ---- BLACK
PROPOSED WORK SHOWN IN ---- RED
DRAINAGE&SEWERAGE SHOWN IN ---- RED DOTTED

SHRIKANT SOHANI
ARCHITECT & INTERIOR CONSULTANT
1, VISHWESHWAR APARTMENT
CANADA CORNER, NASHIK - 422 005.

DRG. NO -	DATE - 20.11.17
JOB NO -	CHD BY - S. SOHANI
SCALE - 1:100	DRG BY - Rohit