AREA DIA & CALCULATION

Ground Floor
AREA OF BLOCK
13.05 X 7.40 = 96.57 SQM.
NET BUP AREA = 96.57 SQM

First Floor PLAN
AREA OF BLOCK
13.05 X 21.53 = 280.96 SQM.
DEDUCTION
1. 3.71 X 1.35 = 5.01
2. 1.90 X 1.35 = 2.56
3. 1.90 X 1.42 = 2.70
4. 4.85 X 2.16 = 10.48
5. 3.15 X 2.28 = 7.18
6. 10.58 X 2.50 = 26.45
7. 2.70 X 1.14 = 3.05
8. 1.95 X 1.75 X 2 = 6.82
9. 3.71 X 3.88 = 14.39
10. 7.79 X0.85 = 6.58
11. 2.85 X 1.35 = 3.58
12. 1.50 X1.75 = 2.62
13. 2.85 X 1.42 = 2.13
= 93.55 SQM
NET BUP AREA
280.96 - 93.55 = 187.41 SQM

PROP BAL. STATEMENT (FIRST FL.)
(2.65 X4)X1.20 = 12.72 SQM
3.38 X1.20 = 4.06 SQM
= 16.78 SQM

ADD LIFT AREA
2.10 X 2.10 = 4.41 SQM
TOTAL BUP AREA FIRST FL.
187.41 + 4.41 = 191.82 SQM

Typical Floor (Second & Third floor)
AREA OF BLOCK
13.05 X 21.53 = 280.96 SQM.
DEDUCTION
1. 3.71 X 1.35 = 5.01
2. 1.90 X 1.35 = 2.56
3. 1.90 X 1.42 = 2.70
4. 4.85 X 2.16 = 10.48
5. 3.15 X 2.28 = 7.18
6. 10.58 X 2.50 = 26.45
7. 2.70 X 1.14 = 3.05
8. 1.95 X 1.75 X 2 = 6.82
9. 3.71 X 2.28 = 8.45 3.71
10. 7.79 X 0.85 = 6.58 10.58
11. 2.85 X 1.35 = 3.58
12. 1.50 X1.75 = 2.62
13. 2.85 X 1.42 = 2.13
= 87.61 SQM
NET BUP AREA
280.96 - 87.61= 193.25 SQM

PROP BAL. STATEMENT
(Second & Third floor)
(2.65 X4)X1.20 = 12.72 SQM
3.38 X1.20 = 4.06 SQM
= 16.78 SQM

(Fourth Floor)
AREA OF BLOCK
13.05 X 21.53 = 280.96 SQM.
ADD A) 3.38 X 0.7(X3) = 7.80
288.76 SQM.
DEDUCTION
1. 3.71 X 1.35 = 5.01
2. 1.90 X 1.35 = 2.56
3. 1.90 X 1.42 = 2.70
4. 4.85 X 2.16 = 10.48
5. 3.15 X 2.28 = 7.18
6. 10.58 X 2.50 = 26.45
7. 2.70 X 1.14 = 3.05
8. 1.95 X 1.75 X 2 = 6.82
9. 3.71 X 2.28 = 8.45
10. 7.79 X 0.85 = 6.58
11. 2.85 X 1.35 = 3.58
12. 1.50 X1.75 = 2.62
13. 2.85 X 1.42 = 2.13
= 87.61 SQM
NET BUP AREA
288.56-87.61= 200.95 SQM

Typical Floor (fifth to seventh)
AREA OF BLOCK
13.05 X 21.53 = 280.96 SQM.
ADD A) 3.38 X 0.7(X3) = 7.80
288.76 SQM.
DEDUCTION
1. 3.71 X 1.35 = 5.01
2. 1.90 X 1.35 = 2.56
3. 1.90 X 1.42 = 2.70
4. 4.85 X 2.16 = 10.48
5. 3.15 X 2.28 = 7.18
6. 10.58 X 2.50 = 26.45
7. 2.70 X 1.14 = 3.05
8. 1.90 X 1.75 X 2 = 6.82
9. 3.71 X 2.28 = 8.45
10. 7.79 X 0.85 = 6.58
11. 2.85 X 1.35 = 3.58
12. 1.50 X1.75 = 2.62
13. 2.85 X 1.42 = 2.13
= 87.61 SQM
NET BUP AREA
288.56-87.61= 200.95 SQM

SCHEDULE FOR OPENINGS

TYPE	SIZE	DESCRIPTION	
V	0.80 X 0.60	MS Glazed	Ventilation
D	1.00X2.1	TW Framed Panelled Door	
D1	0.90X2.1		
D2	0.75X2.1		
FD	1.00X2.1	Folding Door	
W	1.80 X 1.2	MS Glazed	Vibration
OTHER DETAILS			
Gill	All Gulp Boards are max. 2.4m in length, 2.1m in height, 0.6m in width.		

CARPET AREA STATEMENT

Floor	Area of or room including kitchen Bath rm, w/c, Toilet, Passage including area under wall	Area of Cift excluding, etc. in excluding area under wall	Area of or room including shaft excluding area under wall	Area of or or Balcony, alternate terrace/cover terrace in	PAR FLAT TOTAL	NO. OF FLAT	TOTAL FLAT CARPET AREA
GROUND	SHOP NO 1 SHOP NO 2 SHOP NO 3		28.49 28.77 31.67	(TOILET - 2.93)	28.49 28.77 31.67	1 1 1	31.42 28.77 31.67
	TOTAL COMMERCIAL						59.90
FLAT NO 101,102,	42.41 sq.m	5.25 sq.m		5.38 sq.m	53.05	2	106.1
FLAT NO 103	42.52 sq.m	5.39 sq.m		5.05 sq.m	50.78	1	50.78
FLAT NO 104	42.28sq.m	1.82sq.m		8.35 sq.m	52.23	1	52.23
FLAT NO 204,204, 404,504,604,704	42.28sq.m	5.19 sq.m		8.64 sq.m	56.09	9	336.54
FLAT NO 201,202,301, 302,401,402,501,502, 601,602,701,702	42.41 sq.m	5.19 sq.m		5.17 sq.m	52.77	12	633.24
FLAT NO 203,503, 403,603,703	42.22 sq.m	3.39 sq.m		5.26 sq.m	51.06	6	306.36
TOTAL CARPET AREA							1575.09
TOTAL COMMERCIAL CARPET AREA							59.90
TOTAL RESIDENTIAL CARPET AREA							1465.23

REFERANCE :-
NA APPROVED NO. - SR/266/2013, DT. - 26/11/2013.
APPROVED FINAL LAYOUT NO. - LND/VS/375, DT. - 02/01/1989.
PREVIOUSLY BUILDING PERMISSION NO. LND/BP/83/50/1402 DT. 16/04/2016

NOTES :-
PLOT BOUNDRY SHOWN IN THICK BLACK
PROPOSED WORK SHOWN IN RED
DRAIN LINE SHOWN IN DOTTED RED
EXTERNAL WALL 0.15 MT. THICK
INTERNAL WALL 0.10 MT. THICK

BALCONY AREA STATEMENT

Floor	BUP Area sqm.	Permiss. Area 10 % sqm.	Prop. Bal. Area sqm.	Excess Balcony
Ground Floor	96.57	9.65	0.00	0.00
First Floor	191.82	19.18	16.78	NIL
Second Floor	193.35	19.33	16.78	NIL
Third Floor	193.35	19.33	16.78	NIL
Forth Floor	200.95	20.09	16.78	NIL
Fifth Floor	200.95	20.09	16.78	NIL
Sixth Floor	200.95	20.09	16.78	NIL
Seventh Floor	200.95	20.09	16.78	NIL
Total BUP Area =	1478.89 SQM.			
TOTAL COMMERCIAL BUP AREA				96.57
TOTAL RESIDENTIAL BUP AREA				1382.32

STAIRCASE AREA STATEMENT (PREVIOUSLY)

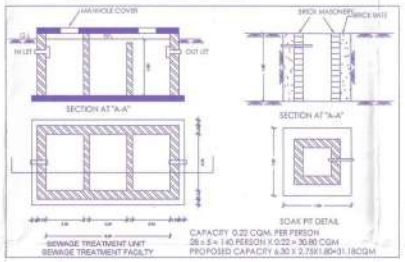
STAIRCASE AREA STATEMENT G. FLOOR	
STAIR CASE AREA :-	
1 - 5.12 X 2.50	= 12.80
PASSAGE	
2 + 1.50 X 3.58	= 5.37
TOTAL	18.17 SQM
STAIRCASE AREA STATEMENT PAR FLOOR	
STAIR CASE AREA :-	
1 - 5.12 X 2.50	= 12.80
PASSAGE	
1+1.50 X 5.58	= 8.37
TOTAL :-	= 20.79 Sq.M.
STAIR CASE AREA :-	
1 - 5.12 X 2.50	= 12.80
PASSAGE	
2 + 1.50 X 3.58	= 5.37
TOTAL	= 18.17 Sq.M.

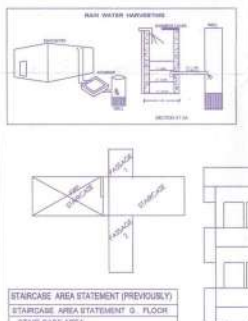
PARKING AREA STATEMENT (NEW 8 FLATS)

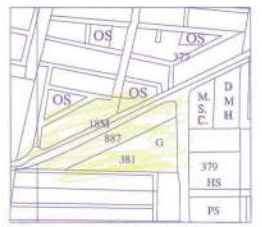
DESCRIPTION	REQUIRED 4 WHEELER	REQUIRED 2 WHEELER	REQUIRED CYCLE	PROPOSED 4 WHEELER	PROPOSED 2 WHEELER	PROPOSED CYCLE
ONE TENEMENT HAVING CARPET AREA EQUAL TO OR ABOVE 40 SQ.MT LESS THAN 60 SQ.M.	661	664	663	6	32	16
ONE TENEMENT HAVING CARPET AREA EQUAL TO OR ABOVE 60 SQ.MT. LESS THAN 80 SQ.M.	0	0	0	0	0	0
ONE TENEMENT HAVING CARPET AREA EQUAL TO 120 SQ. M. AND ABOVE	0	0	0	0	0	0
TOTAL	6	32	16	6	32	16
TOTAL PROVIDE PARKING OLD & NEW	22	91		22	91	

PARKING AREA STATEMENT (PREVIOUSLY 20 FLATS OLD)

DESCRIPTION	Permiss. Parking 2 Wheeler	Permiss. Parking 4 Wheeler	Required Parking 2 Wheeler	Required Parking 4 Wheeler	Provide Parking 2 Wheeler	Provide Parking 4 Wheeler
FOR EVERY 200 SQ.M PLOT AREA PLEE	2	1	5	4	6	3
FOR EVERY TWO TENEMENT	1	1	8	8	16	16
FOR COMM. USED	0	1	2	1	3	1
TOTAL	3	3	15	13	25	20



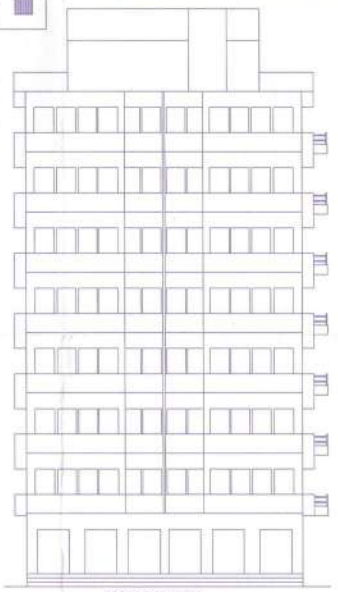


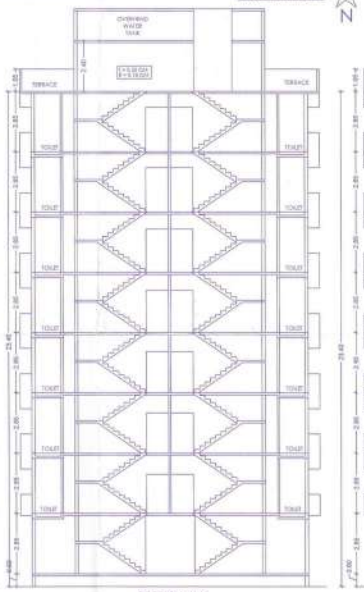


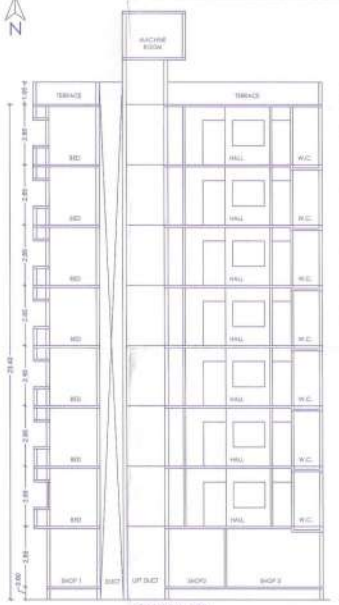
LOCATION PLAN

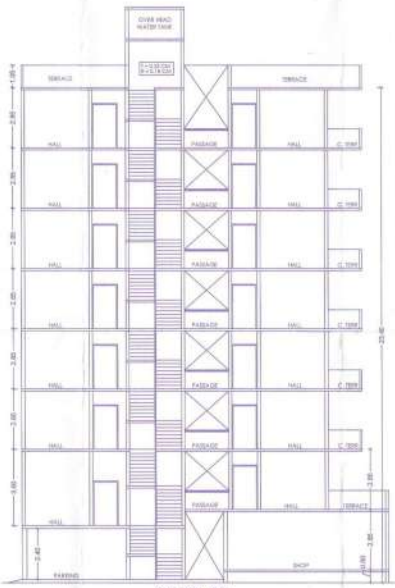
SITE PLAN

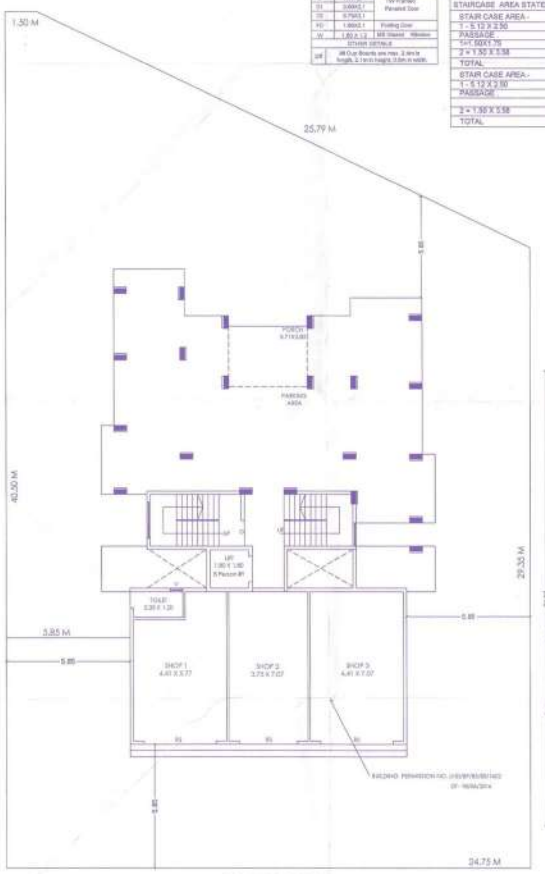
PARKING PLAN



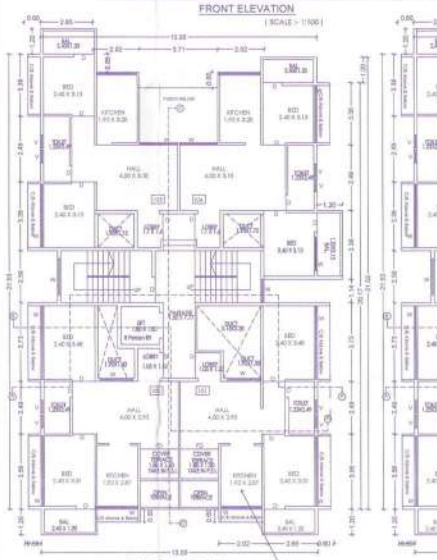


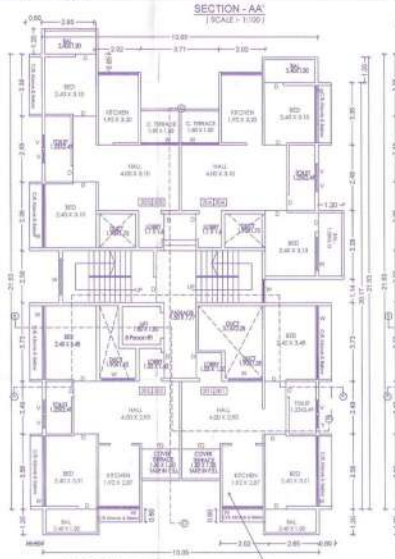


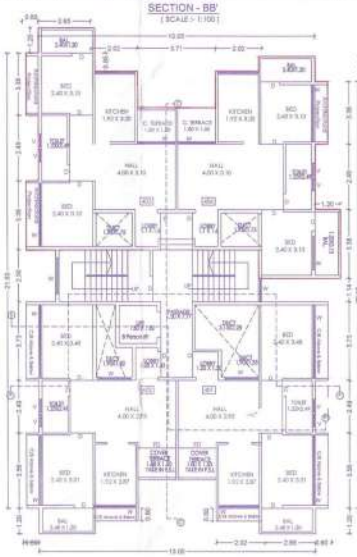


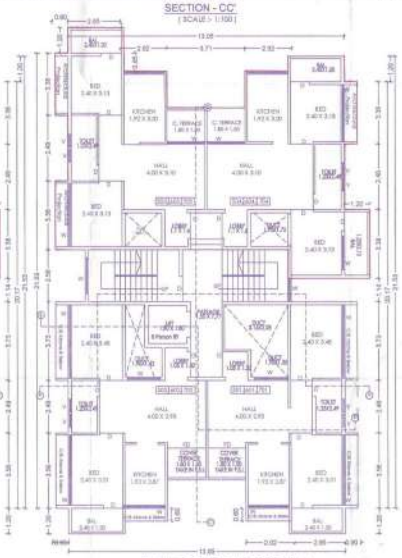


GROUND FLOOR PLAN
SCALE :- 1:100









STAMP OF APPRVOVAL
APPROVED
The Plans amended in---
As per the conditions Mentioned in the accompaning commencement
Certificate No. B5/03/2985 dated 29/05/2018
Executive Engineer
TOWN PLANING
Nashik Municipal Corporation
Nashik

PROJECT :-
PROPOSED REVISED RESIDENTIAL + COMMERCIAL BUILDING, IN P.NO.- 02 S.NO. 887 /1A/1(P)+887 /2A/1(P) /1 to 5+887 /1A/2 /1/P/2, OF NASHIK,
FOR - Dhatrak Construwell Partnership Firm Through Partner Mr. Nitin H. Dhatrak.

PROFORMA I

A. AREA STATEMENT	873.75
1. Area of plot (Minimum area of a, b, c to be considered)	873.75
[a] As per ownership document [7/12, CTS extract]	873.75
[b] as per measurement sheet	873.75
[c] as per site	873.75
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)	873.75
4. Recreational Open space	N.A.
[a] Required	N.A.
[b] Proposed	N.A.
5. Amenity Space	N.A.
[a] Required [b] Proposed	N.A.
6. Service road and Highway widening	
7. Internal Road area	
8. Net Area of Plot = [3 – 5(b)]	873.75
9. Built up area with reference to Basic F.S.I.	----
as per front road width (ar. no. 8.9.1.1)	951.12
10. Addition of area for F.S.I.	----
[a] In-situ area against D.P. road (1.65(a or, no. 3 (a)),if any	222.75
[b] In-situ area against Amenity Space (9.00 or 1.65 x ar. no. 5 (b)),	
[c] Premium FSI area (subject to maximum of 0.3 of ar. no. 9.)	300.93
[d] TDR area	----
[e] Additional FSI area under chapter VIII	----
[Total of a+b+c+d+e]	822.75
10. Addition of area for F.S.I.	822.75
11. Total area available (9+10)	1483.87
12. Maximum utilization of F.S.I. Permissible as per Road width (as per Regulation no. 19.4	----
13. Total Built-up Area in proposed (excluding area at Sr.No.13.b)	----
a) Existing Built-up Area,	0.00
b) Proposed Built-up Area	1478.89
c) Excess Balcony area counted in F.S.I.	0.00
d) Excess Cousble Height terraces area counted in F.S.I.	0.00
Total (a+b+c+d)	1478.89
14. F.S.I. Consumed (13/9) (should not be more than serial no.12 above.)	1.69 %
15. Area for Inclusive Housing, if any	N.A.
a) Required (35% of sr.no.9)	----
b) Proposed	----

Certificate of Area :
Certified that the plot under reference was surveyed by me on 11.09.2017 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/ Land Records Department/City Survey records.

Architect

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 plans. Also I/We would execute the work under supervision of proper technical person so as to ensure the quality and safety at the work site.

Owner (in name and signature)

Architect / Licensed Engineer / Supervisor name and signature

Drawing No.	Scale	Drawn by	Checked by	Registration/ License no. of Arch. / Eng. / Supervisor

OWNER'S SIGNATURE | ENGINEER SIGNATURE | STRUCTURAL ENGINEER'S SIGNATURE

CONSULTING ENGINEER
HEMANT H. DHATRAK & ASSO
STADIUM COMPLEX, BUILDING NO. 4, FIRST FLOOR, M. G. ROAD, NASHIK.
PH. NO. OFFI. - 2577223

SCALE	DATE	DRAWN BY	CHECKED BY
REVISION	01.2.2018	SHARD	L.A.C.