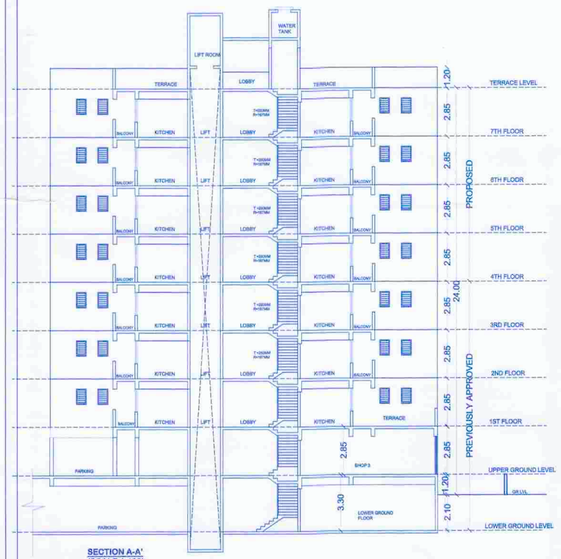
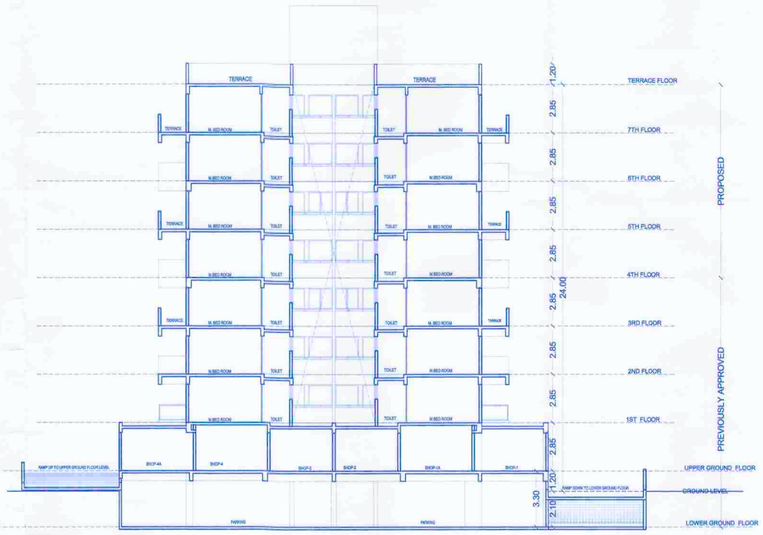


SECTION A-A'
(SCALE 1:100)



SECTION B-B'
(SCALE 1:100)



ELEVATION
(SCALE 1:100)



LOCATION MAP
1:10000

STAMP FOR APPROVAL 1/4

APPROVED

The Plans amended in .....
As per the conditions Mentioned in the accompaining commencement Certificate No. dated 26/03/2021
SD/150

Executive Engineer
TOWN P. A. [illegible]
Nashik Municipal Corporation
Nashik

NOTE :- PREVIOUSLY PLAN APPROVED BY NMC COMMENCEMENT CERTIFICATE NO:- LND/BP/NASHIK/DCR/0015/2019 , DATED:- 04/01/2019 (L.G.+U.G.+1ST+2ND+3RD FLOOR)

PROFORMA - A

AREA STATEMENT	IN SQ. MT.
1. Area of plot	5440.00
(Minimum area of a, b, c to be considered)	
a) As per ownership document (7/12, CTS extract)	5440.00
b) as per measurement sheet	5440.00
c) as per site	5440.00
Deductions for	
(a) Proposed DP/ DP road widening Area	370.00
(b) colony road	0.00
(Total a+b)	0.00
3. Gross Area of Plot (1-2)	5070.00
Recreational Open space	
(a) Required	507.00
(b) Proposed	507.00
5. Amenity Space -(regulation no 15.4)	
(a)Required -	N.A.
(b) Proposed -	N.A.
6. Service road and Highway widening	N.A.
7. Internal Road area	0.00
8. Net Area of Plot = [3 – 5(b)]	5070.00
9. Built up area with reference to Basic F.S.I. as per front road width (sr. no. 8 X 1.10)	5577.00
10.Addition of area for F.S.I.	
(a) In-situ area against Colony road [2.00x sr. no. 2 (a)],if any	740.00
(b) In-situ area against Amenity Space [2.00 or 1.85 x sr. no. 5 (b)],	N.A.
(c) Premium FSI area(subject to maximum of 0.50 of sr. no. 8)	2870.00
(d) TDR area (0.80)	3635.84
(e) Additional FSI area under chapter VIII	
(Total of a+b+c+d+e)	7045.84
11.Total area available (9+10)	12622.84
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)	
a) Existing Built-up Area,	0.00
b) Proposed Built-up Area	12465.21
c) Excess BALCONYarea counted in F.S.I.	154.16
d) Excess Double Height terraces area counted in F.S.I.	NA
Total (a+b+c+d)	12619.37
14. F.S.I. Consumed (13/8)	2.49
(should not be more than serial no.12 above.)	
15. Area for Inclusive Housing, if any	
a) Required (20% of sr.no.9)	NA
b) Proposed	NA

CERTIFICATE OF AREA

THIS IS TO CERTIFY THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON 24/01/2018 & DIMENSIONS OF ALL SIDES ETC. OF THE PLOT STATED ON THE PLAN ARE MEASURED ON SITE & AREA SO WORKED OUT TALLIES WITH AREA STATED IN DOCUMENT OF OWNERSHIP AS PER T. P. ACT.

SIGN OF LICENSED ARCHITECT

SCHEDULE OF DOOR /WINDOW

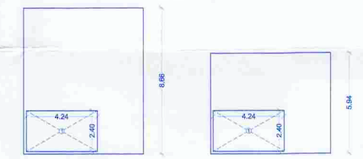
D	1050X2250	T. W. FRAME PANELED
D1	900X2250	T. W. FRAME PANELED
D2	750X2250	T. W. FRAME FLUSHED DOOR
RS	2.4X2250	ROLLING SHUTTER
W	1650x1050	T. W. GLAZED WINDOW
W1	1650x1350	T. W. GLAZED WINDOW
W2	1650X1350	T. W. GLAZED WINDOW
V	600X600	T. W. GLAZED WINDOW
FD	2100X2250	T. W. GLAZED WINDOW
FD1	1050X2250	T. W. GLAZED WINDOW
FD2	1650X2250	T. W. GLAZED WINDOW

PROPOSED COMMERCIAL - CUM - RESIDENTIAL BUILDING PLAN ON IN S. NO. - 763/2/2/1 ,IN NASHIK

MR.RAHUL K.KALANI THROUGH GPA. HOLDER KARDA CONSTRUCTION LTD. THRO. DIRECTOR, MR. NARESH J. KARDA

SIGNATURE OF ARCHITECT	SIGNATURE OF STRUCTURAL ENG.	SIGNATURE OF OWNER

ARCHITECT
SUMIT & BANSRI KUMATH
Gauri Bungalow, SSA-4,
Ashwini Nagar, Nashik-422009.
Ph-0253 2394488
Email- sumitkumath@gmail.com
WEB: sumitkumath.com

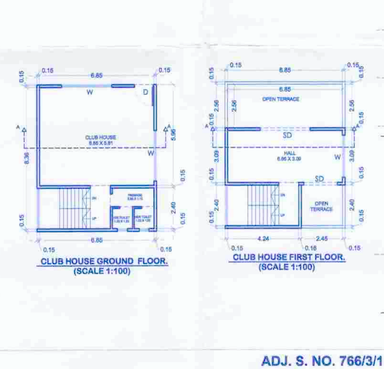


AREA DIAGRAM CLUB HOUSE GROUND FL.
(SCALE 1:100)

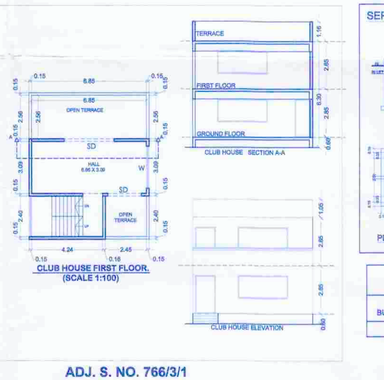
AREA DIAGRAM CLUB HOUSE FIRST FL.
(SCALE 1:100)

AREA CALC. FOR GROUND FLOOR CLUB HOUSE. (IN SQM)					
AREA OF BLOCK	= 7.15	X 6.66	= 61.92		
DEDUCTIONS					
1	4.24	X 2.40	X 1	= 10.18	10.18
TOTAL DEDUCTIONS				10.18	10.18
61.92	- 10.18	=			51.74
NET AREA					51.74

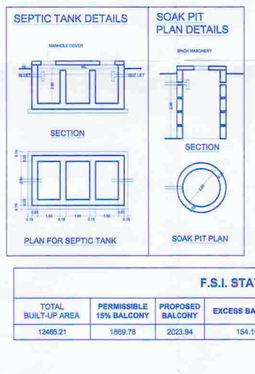
AREA CALC. FOR FIRST FLOOR CLUB HOUSE. (IN SQM)					
AREA OF BLOCK	= 7.15	X 5.94	= 42.47		
DEDUCTIONS					
1	4.24	X 2.40	X 1	= 10.18	10.18
TOTAL DEDUCTIONS				10.18	10.18
42.47	- 10.18	=			32.30
NET AREA					32.30



CLUB HOUSE GROUND FLOOR
(SCALE 1:100)



CLUB HOUSE FIRST FLOOR.
(SCALE 1:100)



ADJ. S. NO. 766/3/1

BUILT-UP AREA			
FLOOR	BUILT-UP AREA	PROPOSED BALCONY	PROPOSED TERRACE
UPPER GROUND	1221.13	111.43	290.88
1ST	1650.02	257.23	228.34
2ND	1596.31	312.18	0
3RD	1596.31	312.18	131.16
4TH	1596.31	312.18	0
5TH	1596.31	312.18	131.16
6TH	1596.31	312.18	0
7TH	1596.31	94.38	348.96
LIFT AREA	16.20	0.00	0
TOTAL AREA	12465.21	2023.94	1130.50

CARPET AREA FOR COMMERCIAL		
BUILDING NAME	SHOP NO	CARPET AREA
COMMERCIAL (GROUND FL.)	SHOP 1	97.94
	SHOP 1A	117.66
	SHOP 2	30.57
	SHOP 3	30.57
	SHOP 4	212.57
	SHOP 4A	64.13

F.S.I. STATEMENT						
TOTAL BUILT-UP AREA	PERMISSIBLE 15% BALCONY	PROPOSED BALCONY	EXCESS BALCONY	PERMISSIBLE TERRACE (20 %)	PROPOSED TERRACE	EXCESS TERRACE
12465.21	1869.78	2023.94	154.16	2493.04	1130.50	0.00

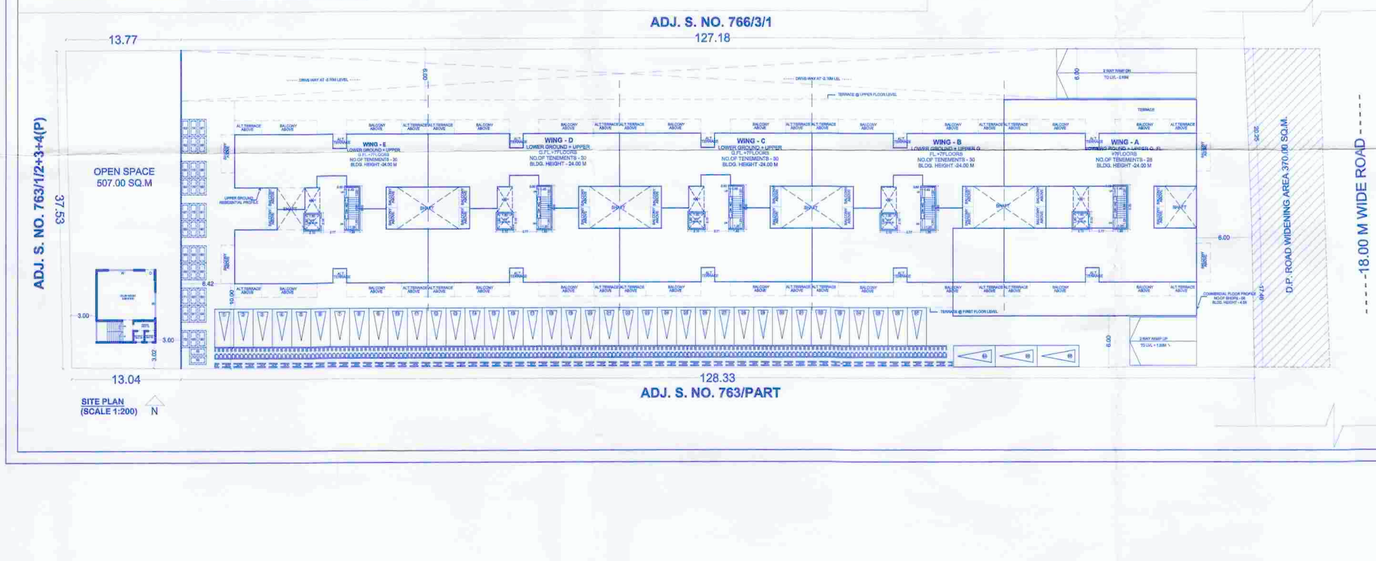
PARKING STATEMENT											
PARKINF FOR		NO. OF FLAT			REQUIRED PARKING			PROPOSED PARKING			
					CAR	BC	CYCALE	CAR	BC	CYCALE	
		FLAT	FLOOR	TOTAL	1	4	2				
ONE TENEMENT HAVING CARPET AREA EQUAL OR ABOVE 40 SQ.M BUT LESS THAN 80 SQ .M	A - WING	4	7	28							
	B - WING	2	1	3							
		4	7	28							
	C - WING	2	1	3	148	592	296				
		4	7	28							
	D - WING	2	1	3				167	652	383	
		6	7	28							
	E - WING	2	1	3							
		4	7	28							
COMMERCIAL PARKING HAVING CARPET AREA UP TO 1000SQ.M		600.00			2	4	4				
					12	24	24				
TOTAL					190	616	322				
VISITERS PARKING 5.05%					7	30	15				
TOTAL PARKING					197	646	339				

CARPET AREA STATEMENT FOR WING A					
FLOOR NAME	FLAT TYPE	FLAT NO.	CARPET AREA	TOTAL BALCONY	TOTAL TERRACE	TOTAL AREA OF FLAT
1ST FLOOR	2BHK	A-101	67.28	12.21	27.00	106.49
	3BHK	A-102	79.87	20.31	42.06	142.34
	3BHK	A-103	79.97	20.31	51.23	151.51
	2BHK	A-104	67.28	12.21	27.12	106.61
2nd,4th,6th	2BHK	A-201,401,601	66.80	12.21	0.00	79.01
	3BHK	A-202,402,602	79.97	20.31	0.00	100.28
	3BHK	A-203,403,603	79.97	20.31	0.00	100.28
	2BHK	A-204,404,604	66.80	12.21	0.00	79.01
3rd,5th	2BHK	A-301,601	67.28	12.21	4.80	84.29
	3BHK	A-302,502	79.97	20.31	8.29	108.57
	3BHK	A-303,503	79.97	20.31	8.29	108.57
	2BHK	A-304,504	67.28	12.21	4.80	84.29
7th	2BHK	A-701	67.28	2.76	14.25	84.29
	3BHK	A-702	79.97	10.18	18.42	108.57
	3BHK	A-703	79.97	10.18	18.42	108.57
	2BHK	A-704	67.28	2.76	14.25	84.29

CARPET AREA STATEMENT FOR WING B						
FLOOR NAME	FLAT TYPE	FLAT NO.	CARPET AREA	TOTAL BALCONY	TOTAL TERRACE	TOTAL AREA OF FLAT
UPPER GROUND	2BHK	B-P1	67.28	12.21	17.82	97.11
	3BHK	B-P2	79.82	13.45	29.05	122.32
1ST FLOOR	2BHK	B-101	67.28	12.21	4.80	84.29
	3BHK	B-102	79.82	13.45	8.29	101.56
	3BHK	B-103	79.82	13.45	34.96	128.23
	2BHK	B-104	67.28	12.21	17.82	97.11
2nd,4th,6th	2BHK	B-201,401,601	66.80	12.21	0.00	79.01
	3BHK	B-202,402,602	79.82	13.45	0.00	93.27
	3BHK	B-203,403,603	79.82	13.45	0.00	93.27
	2BHK	B-204,404,604	66.80	12.21	0.00	79.01
3rd,5th	2BHK	B-301,601	67.28	12.21	4.80	84.29
	3BHK	B-302,502	79.82	13.45	8.29	101.56
	3BHK	B-303,503	79.82	13.45	8.29	101.56
	2BHK	B-304,504	67.28	12.21	4.80	84.29
7th	2BHK	B-701	67.28	2.76	14.25	84.29
	3BHK	B-702	79.82	3.32	18.42	101.56
	3BHK	B-703	79.82	3.32	18.42	101.56
	2BHK	B-704	67.28	2.76	14.25	84.29

CARPET AREA STATEMENT FOR WING C AND WING D						
FLOOR NAME	FLAT TYPE	FLAT NO.	CARPET AREA	TOTAL BALCONY	TOTAL TERRACE	TOTAL AREA OF FLAT
UPPER GROUND	2BHK	C-P1,D-P1	67.28	12.21	17.82	97.11
	3BHK	C-P2,D-P2	79.82	13.48	29.05	122.32
1ST FLOOR	2BHK	C-101,D-101	67.28	12.21	4.80	84.29
	3BHK	C-102,D-102	79.82	13.48	8.29	101.56
	3BHK	C-103,D-103	79.82	13.48	29.08	122.32
	2BHK	C-104,D-104	67.28	12.21	17.82	97.11
2nd,4th,6th	2BHK	C-201,401,601 D-201,401,601	66.80	12.21	0.00	79.01
	3BHK	C-202,402,602 D-202,402,602	79.82	13.48	0.00	93.27
	3BHK	C-203,403,603 D-203,403,603	79.82	13.48	0.00	93.27
	2BHK	C-204,404,604 D-204,404,604	66.80	12.21	0.00	79.01
3rd,5th	2BHK	C-301,501 D-301,501	67.28	12.21	4.80	84.29
	3BHK	C-302,502 D-302,502	79.82	13.48	8.29	101.56
	3BHK	C-303,503 D-303,503	79.82	13.48	8.29	101.56
	2BHK	C-304,504 D-304,504	67.28	12.21	4.80	84.29
7th	2BHK	C-701,D-701	67.28	2.76	14.25	84.29
	3BHK	C-702,D-702	79.82	3.32	18.42	101.56
	3BHK	C-703,D-703	79.82	3.32	18.42	101.56
	2BHK	C-704,D-704	67.28	2.76	14.25	84.29

CARPET AREA STATEMENT FOR WING E						
FLOOR NAME	FLAT TYPE	FLAT NO.	CARPET AREA	TOTAL BALCONY	TOTAL TERRACE	TOTAL AREA OF FLAT
UPPER GROUND	3BHK	E-P1	79.97	20.31	29.05	129.33
	2BHK	E-P2	67.28	12.21	17.82	97.11
1ST FLOOR	3BHK	E-101	79.97	20.31	8.29	108.57
	2BHK	E-102	67.28	12.21	4.80	84.29
	2BHK	E-103	67.28	12.21	17.82	97.11
	3BHK	E-104	79.97	20.31	29.05	129.33
2nd,4th,6th	3BHK	E-201,401,601	79.97	20.31	0.00	100.28
	2BHK	E-202,402,602	66.80	12.21	0.00	79.01
	3BHK	E-203,403,603	66.80	12.21	0.00	79.01
	3BHK	E-204,404,604	79.97	20.31	0.00	100.28
3rd,5th	3BHK	E-301,501	79.97	20.31	8.29	108.57
	2BHK	E-302,502	67.28	12.21	4.80	84.29
	2BHK	E-303,503	67.28	12.21	4.80	84.29
	3BHK	E-304,504	79.97	20.31	8.29	108.57
7th	3BHK	E-701	79.97	10.18	18.42	108.57
	3BHK	E-702	67.28	2.76	14.25	84.29
	3BHK	E-703	67.28	2.76	14.25	84.29
	2BHK	E-704	79.97	10.18	18.42	108.57



SITE PLAN
(SCALE 1:200) N