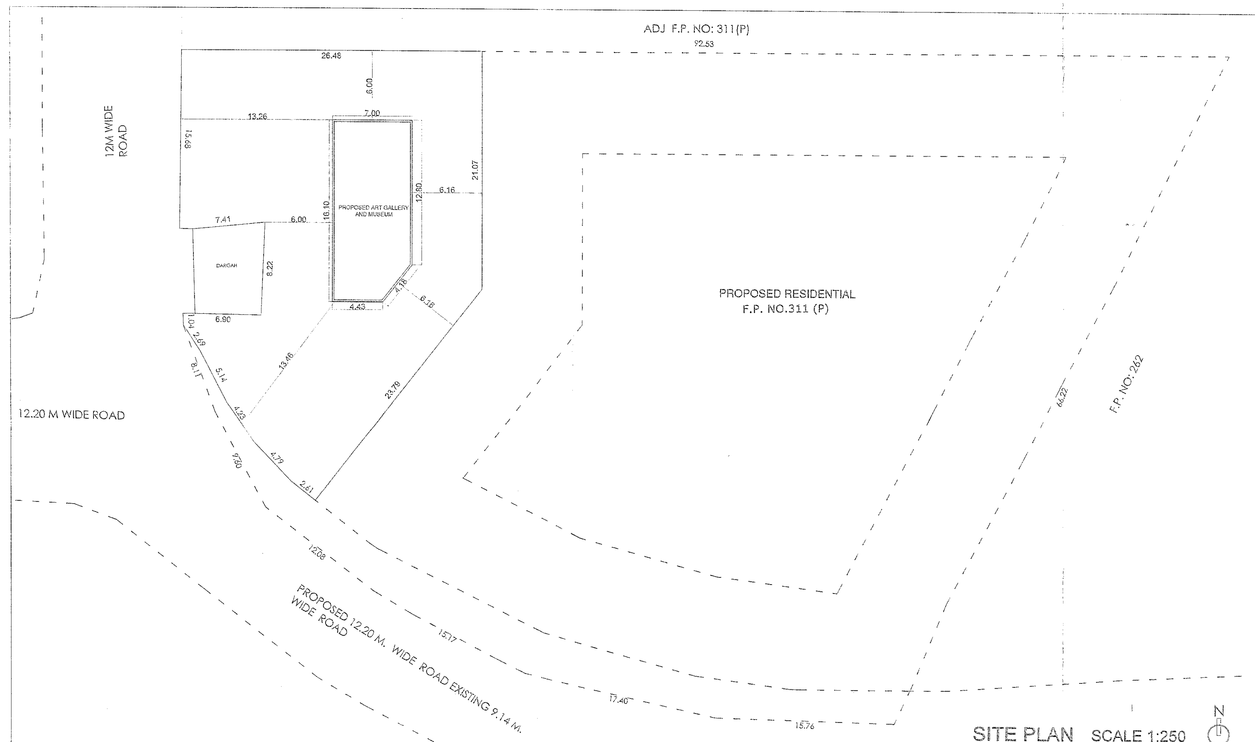
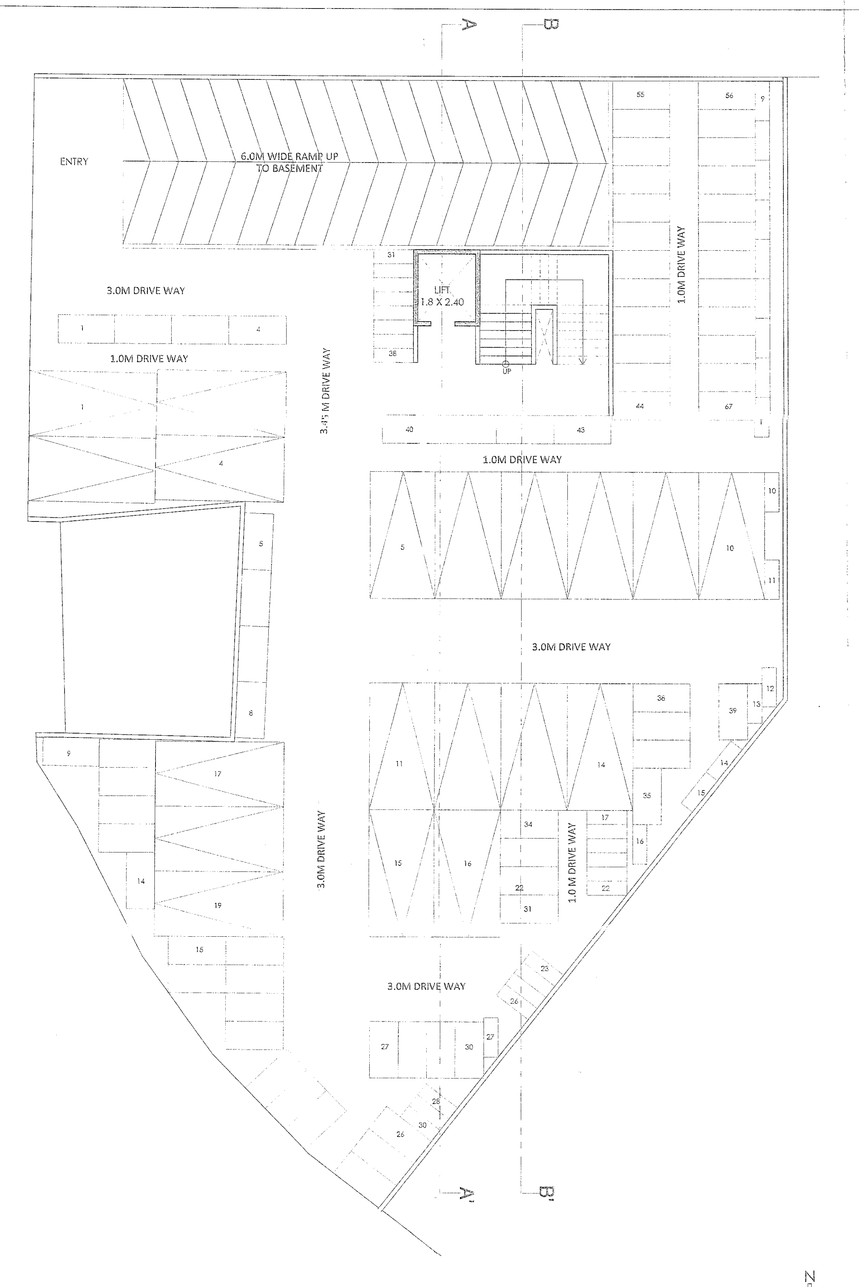
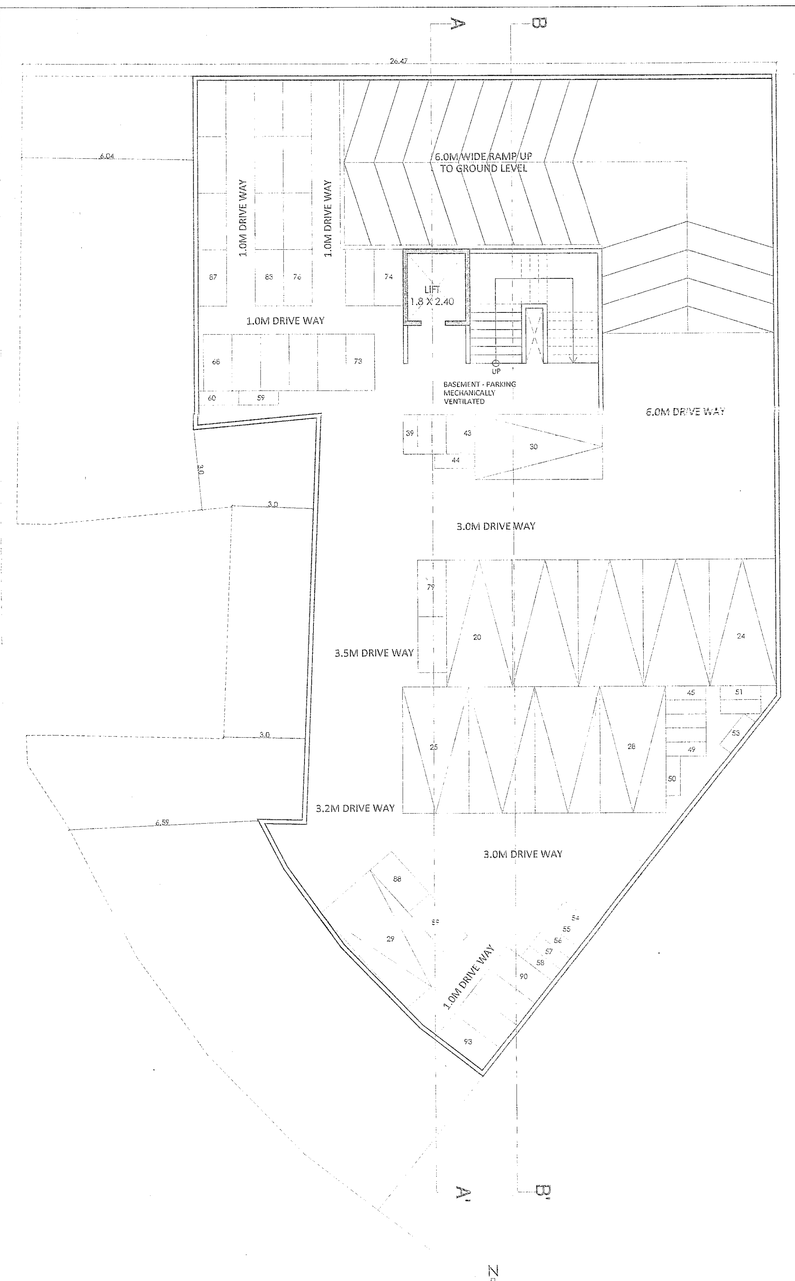


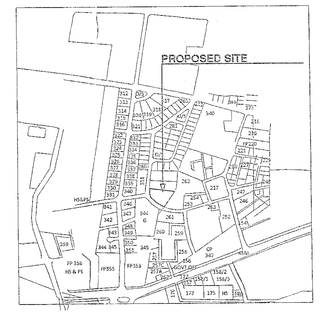
SITE PLAN SCALE 1:250



GROUND FLOOR PLAN SCALE 1:100



Basement FLOOR PLAN SCALE 1:100



LOCATION PLAN SCALE 1:1000

APPROVAL STAMP	1/09

APPROVED
The Plans amended in .....
As per the conditions Mentioned in the accompaining commencement Certificate No. dated 21/08/2019
A1/69/2019
Executive Engineer
TOWN PLANING
Nashik Municipal Corporation
Nashik

AREA STATEMENTS	
1. AREA OF PLOT (Minimum area of a,b,c, to be considered)	800.00
a) As per ownership document (7/12, CTS extract)	
b) As per measurment sheet	
c) As per site	800.00
2. DEDUCTIONS FOR	
(a) Proposed D.P. / D.P. Road Widening Area	
(b) Any D.P. Reservation Area	0.00
(Total a+ b)	
3. Gross Area Of Plot (1-2)	800.00
4. Recreational Open Space	
(a) Required	00.00
(b) Proposed	00.00
5. Amenity Space -	
(a) Required	00.00
(b) Proposed	00.00
6. Service Road And Highway Widening	
7. Internal Road Area	
8. Net Area Of Plot = (3 - 5(b))	800.00
9. Built up area with reference to basic F.S.I as per front road width (sr.no. 8 x 1)	800.00
10. Addition of area for F.S.I.	
(a) In-situ area against D.P. road (1.85 x 2(a)) if any	
(b) In-situ area against Amenity Space (2.00 or 1.85 X sr.no.5 (b))	00.00
(c) Premium FSI area (0.5 x sr.no.8)	00.00
(d) Permissible T.D.R. area (0.65 X sr.no. 8)	00.00
(e) Additional FSI under chapterVIII	
(Total of a+ b+c+d+e)	00.00
11. Total area available (9+10)	800.00
12. Maximum utilization of F.S.I. Permissible as per Road Width (as per Regulation no. 16.4)	1
13. Total Built- Up Area in proposal (excluding area at Sr.No.15.b)	
(a) Existing Built-Up Area	
(b) Proposed Built-Up Area	800.00
(c) Excess Balcony Area counted in F.S.I.	0.00
(d) Excess Double Height Terrace area counted in F.S.I.	00.00
(Total of a+ b+c+d)	800.00
14. F.S.I. Consumed (13/8) (should not be more than serial no.12 above	1.00
15. Area for Inclusive Housing, if any	00.00
(a) Required (20% of sr. no. 9)	00.00
(b) Proposed	

PROPOSED DEVELOPMENT OF RESERVATION FOR "ART GALLERY AND MUSEUM "(OLD SITE .NO 343) (NEW SITE NO. 227) ALONG WITH RESIDENTIAL UNDER ACCOMMODATION OF RESERVATION RULE IN S.NO. 648/B/2(P), ON FINAL PLOT 311 (P),T.P. SCHEME NO. 2 AT- NASHIK SHIWAR, TAL. & DIST. NASHIK

FOR : VIRAJ ESTATE PVT.LTD." NIRVAAN RESIDENCY "

CERTIFICATE OF AREA

CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON 08/08/2018 & DIMENSION OF ALL SIDES ETC. OF THE PLOT STATED ON PLAN ARE MEASURED ON SITE AND AREA SO WORK OUT TALLES WITH AREA STATED IN DOCUMENT OF OWNERSHIP / T.P. SCHEME RECORDS DEPARTMENT/ CITY SURVEY RECORDS.

AR. AJAY SONAR

Owner's Declaration -

I/We undersigned hereby confirm that I/We would abide by plans sanctioned by Nashik Munciple 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.

NIRVAAN RESIDENCY
VIRAJ ESTATE PVT. LTD.
Owners Name and Signature

Architect/ Licensed Engineer/ Supervisor Name & Signature

AR. AJAY SONAR

a for architecture
A FOR ARCHITECTURE
Ar. Ajay Sonar
COA Reg/ CA/2011/83267
Phone : +91 253 2513414
Mail : info@aforarchitecture.co.in
Address : 1, Ground Floor, Brooke Heaven, beside Kalya Siddhi Ganpati Mandir, Mahakaali Nagar, Off, Nirawadi Road, Panchavati, Nashik - 422003

JOB NO.:	DRAWN BY:
17050 Vilne	Prasad
DATE: 05.01.2019	CHECKED BY: Ajay

AREA DIAGRAM & CALCULATION SCALE 1:200

PARTICULARS		WIDTH IN M	LENGTH IN M	TOTAL AREA IN SQ.M
BLOCK AREA NO.				
A - Typical floor	1	12.80	7.00	89.60
	2	4.43	3.29	14.57
	0.5 x 2.55		3.29	4.27
	TOTAL (1+2+3)			108.44
B - Terrace		7.0000	5.92	41.41

GRAY WATER REUSE
CLAUSE NO. 34 - C3
(COMMERCIAL USER)

For all buildings in this category having a built-up area of 1500 sq. m. or more and if water consumption is 20,000 lit/day or more, then provision for waste water treatment and recycling plant as mentioned in (C-1) is mandatory.

Proposed B/Up Area is = 800 Sq.m. < 1500 Sq.m. Hence not applicable.

Daily Water Consumption = 534 Person X 15 LPCD = 8010 Liter < 20,000 Litres Hence not applicable.

OCCUPANT LOAD FOR SANITATION REQUIREMENT

FLOOR	OCCUPANT LOAD FOR SHOP FLOOR	GROSS AREA SQM	NO OF OCCUPANT
FIRST	1.5 SQM PER PERSON	108.4	72.26 M=48 F=24
SECOND	1.5 SQM PER PERSON	108.4	72.26 M=48 F=24
THIRD	1.5 SQM PER PERSON	108.4	72.26 M=48 F=24
FOURTH	1.5 SQM PER PERSON	108.4	72.26 M=48 F=24
FIFTH	1.5 SQM PER PERSON	108.4	72.26 M=48 F=24
SIXTH	1.5 SQM PER PERSON	108.4	72.26 M=48 F=24
SEVENTH	1.5 SQM PER PERSON	108.4	72.26 M=48 F=24
EIGHTH	1.5 SQM PER PERSON	41.41	27.60 M=19 F=9
TOTAL		800	533.42 M=350 F=184

OCCUPANT LOAD FOR PARKING REQUIREMENT

FLOOR	OCCUPANT LOAD	CARPET AREA SQM.	NOS. OF OCCUPANT
TYPICAL FLOOR	1.5 SQM PER PERSON	433.23	288.82
8TH FLOOR		0.00	0
TOTAL OCCUPANT LOAD	61.89 x 7 + 0.00= 433.23	-	288.82

SCHEDULE OF OPENINGS.

TYPE	SIZE	DESCRIPTION
D1	2.40 X 2.40	T.W. PANELLED DOOR.
D2	0.8 X 2.40	T.W. PANELLED DOOR.
D3	1.2 X 2.40	T.W. PANELLED DOOR.
W1	1.8 X 3	M.S. FULLY GLAZED WINDOW.
W2	2.4 X 3	M.S. FULLY GLAZED WINDOW.

SANITATION REQUIREMENTS

STAFF / PUBLIC TOILETS

		URINAL 1 per 50	WASH BASIN 1 for 200 part there of
MALE	W.C. 1 per 200 TO 400		
FEMALE	W.C. 1 per 100 TO 200		WASH BASIN 1 for 200 part there of

TYPICAL FLOOR

		MALE		FEMALE	
		W.C.	W.B.	Urinals	W.C.	W.B.
MUSEUM MALE = 350 FEMALE = 184	STAFF	-	-	-	-	-
	PUBLIC	1	2	7	1	2
	REQ.	1	2	7	1	2
	PROVIDED	7	7	7	7	7

CARPET AREA STATEMENT

Building No.	Floor Name	Unit/Flat No.	Carpet Area in sq.m.	Total Carpet Area of all Flat/Unit in sq.m.	Total Carpet Area of all Floors in sq.m
	[A]	[B]	[C]	[D]	[E]
	GROUND FLOOR		-	-	433.23
	FIRST FLOOR		61.89	61.89	
	SECOND FLOOR		61.89	61.89	
	THIRD FLOOR		61.89	61.89	
	FOURTH FLOOR		61.89	61.89	
	FIFTH FLOOR		61.89	61.89	
	SIXTH FLOOR		61.89	61.89	
	SEVENTH FLOOR		61.89	61.89	
	EIGHTH FLOOR		0	0	
	TOTAL AREA				

FORM OF STATEMENT - 2
(Sr. 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)
	GROUND	-----	-----	-----	-----	-----	-----
	FIRST	108.37	0.00	0.00	-----	-----	108.37
	SECOND	108.37	0.00	0.00	-----	-----	108.37
	THIRD	108.37	0.00	0.00	-----	-----	108.37
	FOURTH	108.37	0.00	0.00	-----	-----	108.37
	FIFTH	108.37	0.00	0.00	-----	-----	108.37
	SIXTH	108.37	0.00	0.00	-----	-----	108.37
	SEVENTH	108.37	0.00	0.00	-----	-----	108.37
	EIGHTH	41.41	0.00	0.00	-----	-----	41.41
	TOTAL						800.00

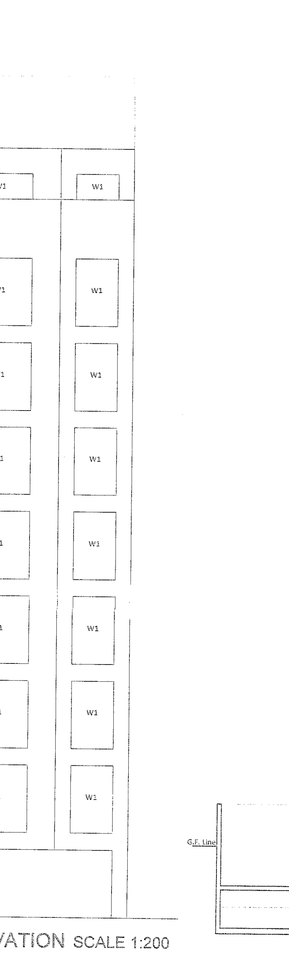
WATER CONSUMPTION TABLE

SR.NO	OCCUPANT LOAD	WATER CONSUMPTION LITERS PER PERSON PER DAY	WATER CONSUMPTION LITERS PER DAY
1	534	15	8010

PARKING STATEMENT

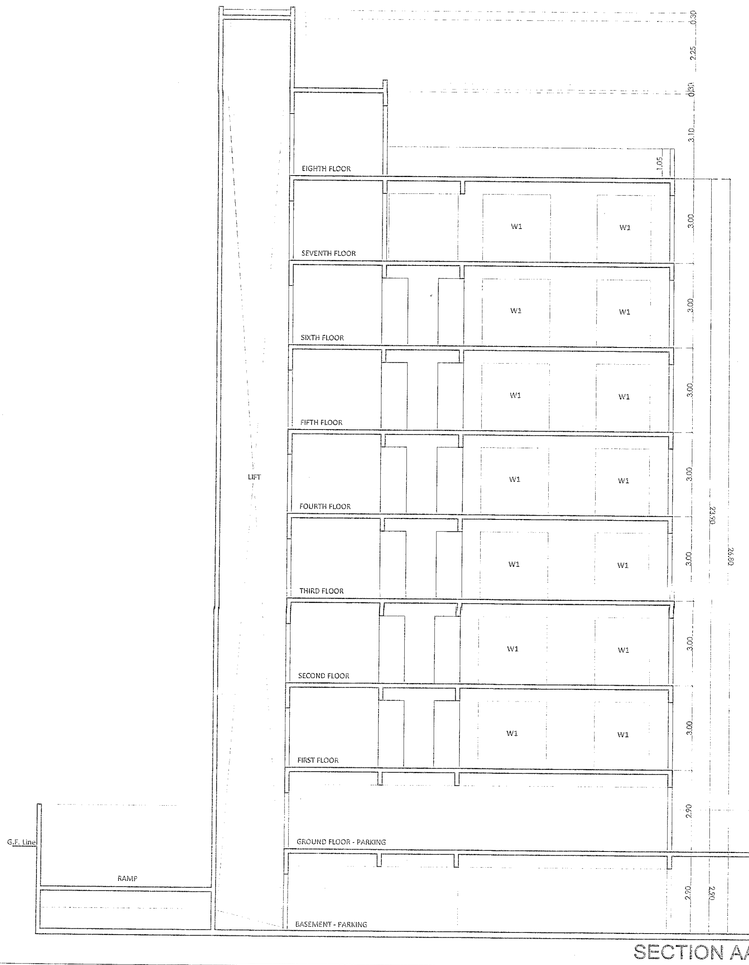
SR.NO	OCCUPANCY AS PER DC RULES	PARKING / SEAT	REQUIRED PARKING			PROVIDED PARKING		
			CAR	SCOOTER	CYCLE	CAR	SCOOTER	CYCLE
1	MUSEUM	40	4	12	8	4	12	8
		289 SEATS	29	87	58	30	93	60

Septic Tank shall be Provided with Capacity of 121.5 Liters /Person Required Capacity = 121.50 x 534 Person = 64881.0 Litres That is equivalent to 64881 / 1000 = 64.81 Cum. Required Size of Septic Tank = 64.81 / 2.00 M. Depth = 32.40 Sqm. Provide Width of Septic Tank = 1.80 M. Required Lengh of Septic Tank = 32.40 /1.80 M. = 18.00 M.

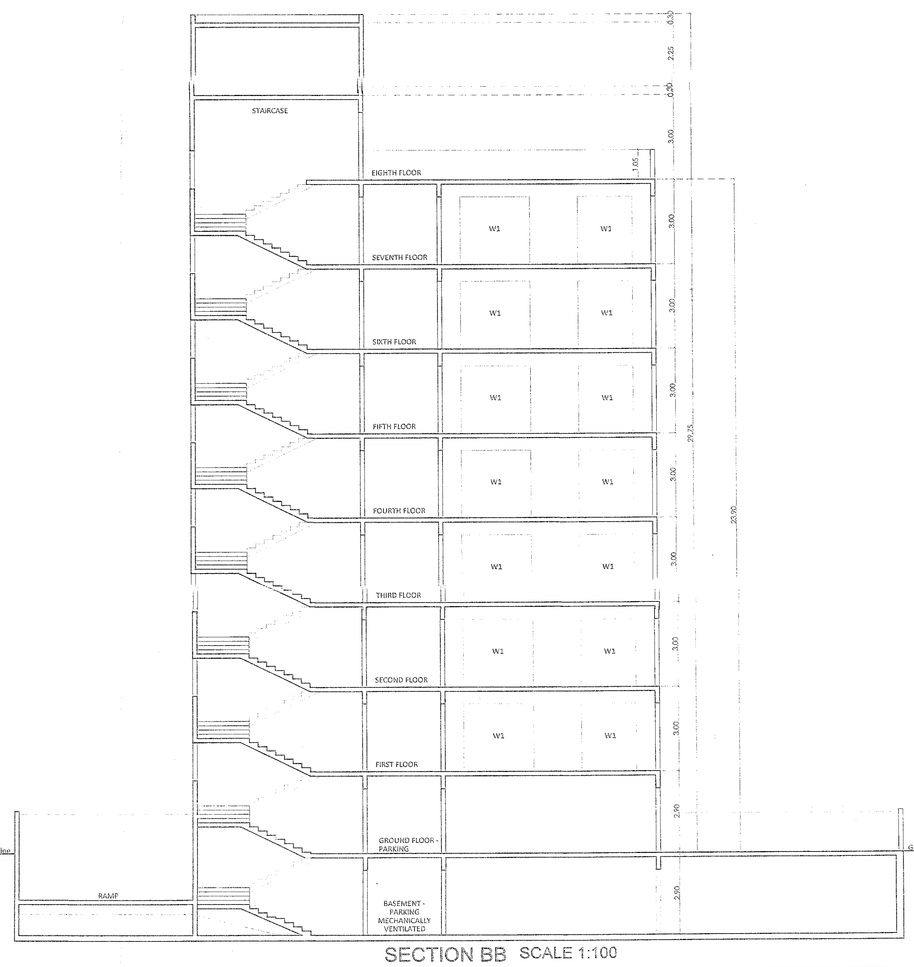


1ST TO 7TH FLOOR PLAN SCALE 1:100 EIGHTH FLOOR PLAN SCALE 1:100

FRONT ELEVATION SCALE 1:200



SECTION AA SCALE 1:100



SECTION BB SCALE 1:100