

नागपूर महानगर प्रदेश विकास प्राधिकरण

सहाय्यक अभियंता (पश्चिम) यांचे कार्यालय, सांस्कृतिक संकुल, १ला माळा, उत्तर
अंबाहारी मार्ग, नागपूर ४४००१३

क्रमांक: ना.म.प्र.वि.प्रा./स.अ.प्रा./ 443

नागपूर, दिनांक: - 17/07/2020

प्रति,

श्री. चंद्रशेखर भाऊराव धर्मदास त. इतर
रा. तिसरा माळा, एन. के. बाय रस्ता,
आदानी चौक, बस रोड, नागपूर

विषय:- विराग क्र. X3/२-X/१, ४/२, ४/३, ४/१-A सौजा बळोली, तह. विंगणा,
जि. नागपूर, ये अश्विनामार्गित विकासकामांचे पूर्णत्वाचे नकाशे मंजूर करण्याबाबत.

संदर्भ:- आपण दि. २४/०२/२०२० ला मंदर केलेले विकासकामांचे पूर्णत्वाचे नकाशे

ज्यात सर्वभौतिक विषयाच्या अनुषंगाने कळविण्यात येते ती, आपण खमरा क्र.
४३/२-X/१, ४/२, ४/३, ४/१-A सौजा बळोली, तह. विंगणा, जि. नागपूर, या
अधिन्यासात केलेल्या विकासकामांचे पूर्णत्वाचे नकाशे या प्रसंगीत स्वीकृत करण्यात येत आहे.

सहपत्र:- विकासकामांचे पूर्णत्वाचे नकाशे (५ प्रती)

- 1) Road Network
- 2) Storm water Drain.
- 3) Sewer line connection.
- 4) Water pipe line Network.
- 5) Chain link fencing to open space.

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सहाय्यक अभियंता (पश्चिम),
नागपूर महानगर प्रदेश विकास प्राधिकरण,
नागपूर



COMPLETION DRAWING OF SEWER LINES FOR
RESIDENTIAL LAYOUT IN KHASRA NO. 43/2-4/1, 43/2-4/2,
43/2-4/3, 43/2-4/4A, P.H. NO. 48, MOUZA- KANHOLI,
TALUKA-HINGNA, DIST. NAGPUR, BELONGING TO -
1) SHRI. ATUL MANOHARRAO YAMSANWAR
2) SHRI. VYANKATESH T. KUNAWAR
3) SHRI. CHANDRAKANT B. PADMAWAR

AREA STATEMENT	
a) AREA OF KH. NO. - 43/2-4/1	- 30,200.00 SQ. M. (3.02 H.)
b) AREA OF KH. NO. - 43/2-4/2	- 21,800.00 SQ. M. (2.18 H.)
c) AREA OF KH. NO. - 43/2-4/3	- 21,800.00 SQ. M. (2.18 H.)
d) AREA OF KH. NO. - 43/2-4/4A	- 10,100.00 SQ. M. (1.01 H.)
A) AREA FOR KH. NO. - 43/2-4/1, 43/2-4/2, 43/2-4/3, 43/2-4/4A, (AS PER 7/12)	- 83,900.00 SQ. M. (8.39 H.)
B) AREA FOR KH. NO. - 43/2-4/1, 43/2-4/2, 43/2-4/3, 43/2-4/4A, (AS PER K-PRINT WITH IN MINIMUM BOUNDARIES)	- 81,919.54 SQ. M.
C) AREA UNDER GREEN BELT	- 5,111.72 SQ.M.
D) AREA UNDER D. P. PROPOSALS	- 0.00 SQ.M.
E) GROSS AREA UNDER LAYOUT (B - D)	- 76,807.82 SQ. M. (100 %)
1) AREA UNDER OPEN SPACE	- 7,706.26 SQ.M. (10.03 %)
2) AREA UNDER AMENITY SPACE	- 7,687.14 SQ. M. (10.01 %)
3) AREA UNDER APPROACH & VEHICULAR ROAD	- 16,215.97 SQ. M. (21.11%)
5) AREA UNDER 24.00 M. OTHER DISTRICT ROAD WIDENING AS PER CLAUSE 24.1	- 1,006.10 SQ. M.(1.31%)
6) AREA UNDER RESIDENTIAL PLOTS	- 44,192.35 SQ. M. (57.54%)...(A)
TOTAL - 76,807.82 SQ. M. (100 %)	

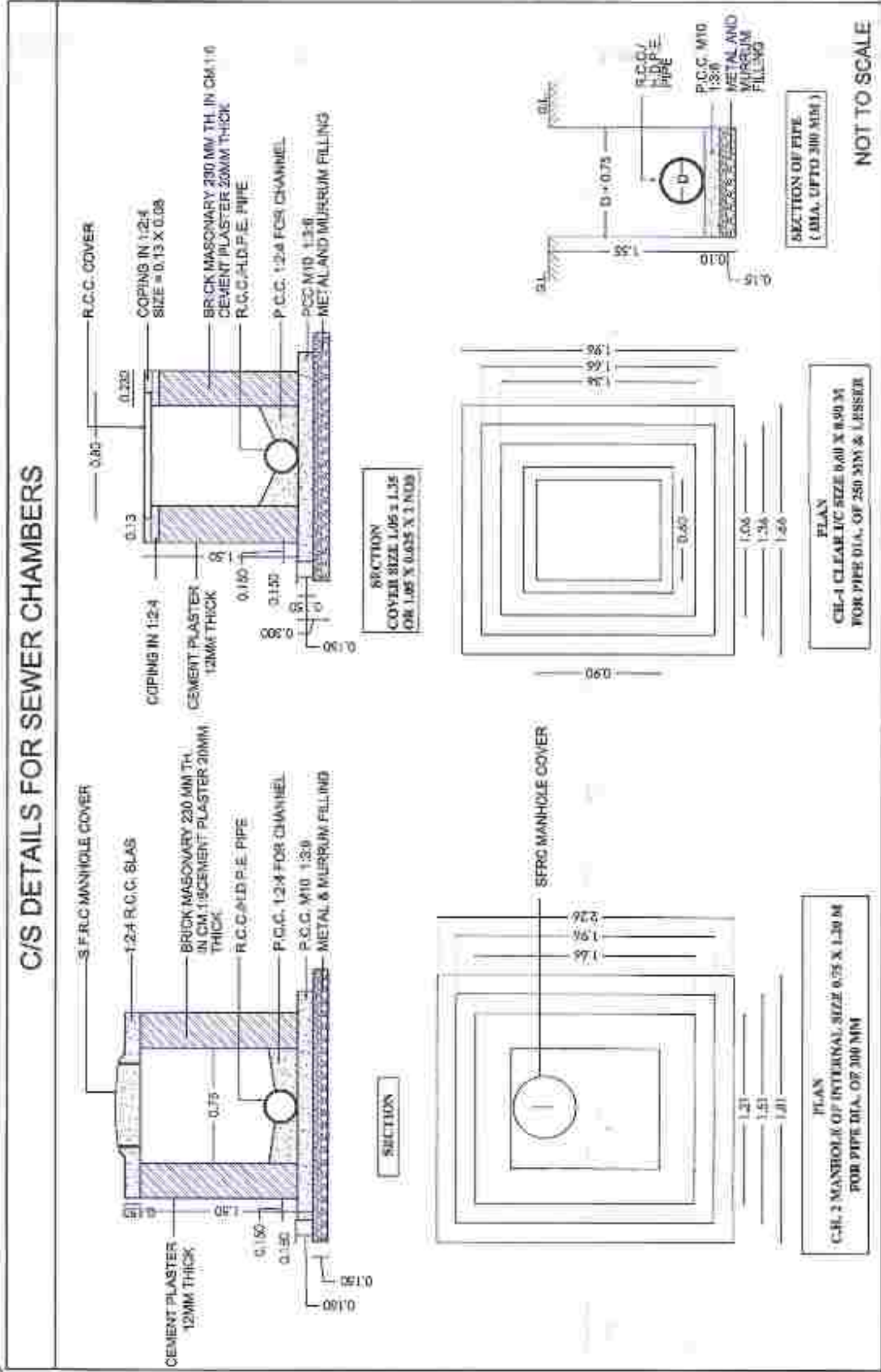
NA 1 - Net plot area for layout @ 90% of area excluding Amenity Space,
D. P. / R. P. Proposals, (any, & Area for road Widening as per
clause 24.1 from Gross area under layout, as per clause 13.4.1 of SDCPR
= 90 % [76,807.82 - (7,687.14+1,006.10)] = 61,303.122 SQ.M.
Multiplying Factor for distribution of above Net plot area (FSI) on pro-rata basis
'X' as per clause 13.4.1 (iii) of SDCPR = NA / A
X = 61,303.122 / 44,192.35 = 1.3871
AF - Additional FSI on Area for 24.00 M.road Widening as per clause no.24.1
= 1,006.10 sq.m.
Multiplying Factor for distribution of aboveAdditional FSI on pro-rata basis 'Y'
as per clause 24.1 of SDCPR = AF / A
Y = 1,006.10 / 44,192.35 = 0.0227
NOTE: Additional FSI shown above is subject to compliance of provisions of
clause no. 24.1
of SDCPR by the land owner

CONTENT :- SEWER LINES PLAN
PROJECT BY :- SHRI. VYANKATESH T. KUNAWAR
: INDEX :

- 225 MM DIA. R.C.C.N.P.-2 SPIGOT & SOCKET
JOINT PIPE SEWER LINES :
300 MM DIA. R.C.C. N.P.-2 SPIGOT & SOCKET
JOINT PIPE SEWER LINES :
MANHOLE CHAMBER CH.1 (0.60M x 0.90M)
MANHOLE CHAMBER CH.2 (0.75M x 1.20M)

SCALE :- 1:500
DATE :- 20/02/2020
DWG No. :- I/5
N
W
E
S

OWNER		ARCHITECT /ENGINEER	
1) SHRI. ATUL MANOHARRAO YAMSANWAR		Er. Ravindrasingh Janewar License No. N.M.R.D.A. 10/4 N.M.C. / L- 648, N.I.T.-2742 E.C.I. Reg. No. PE / 00963 / 16 Mb. No. 08793779299, 07378433537 Office No. 0712-6451218 rav.janewar@gmail.com Add.E-15, Sahagar, near Omkar Nagar Beside Central Bank, Nagpur-440027	
2) SHRI. VYANKATESH T. KUNAWAR			
3) SHRI. CHANDRAKANT B. PADMAWAR			



LAY-OUT PLAN
SCALE: 1 : 500

SUPERINTENDING ENGINEER (M)	EXECUTIVE ENGINEER (WEST)	ASSISTANT ENGINEER (WEST)
N.M.R.D.A., NAGPUR	N.M.R.D.A., NAGPUR	N.M.R.D.A., NAGPUR