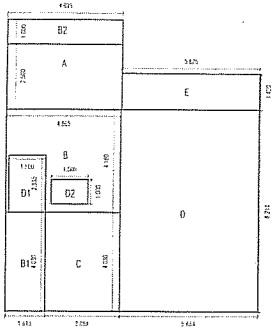
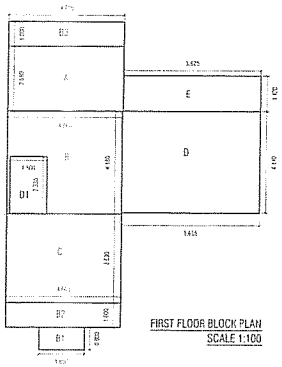


FRONT ELEVATION
SCALE 1:100



GROUND FLOOR BLOCK PLAN
SCALE 1:100



FIRST FLOOR BLOCK PLAN
SCALE 1:100

GROUND FL. AREA STATEMENT					AREA IN Sqm
GROUND FL. B-UP AREA					
MKD	NO.	SIZE IN m		AREA	TOTAL
A	1	4.695	2.580	12.113	
B	1	4.665	4.180	19.500	
C	1	3.650	4.030	12.292	
D	1	5.654	8.210	46.419	
E	1	5.625	1.420	7.988	
TOTAL				98.311	
a	TOTAL FLOOR B/U AREA				98.311
B-UP DEDUCTION					
MKD	NO.	SIZE IN m		AREA	TOTAL
D1	1	1.500	2.335	3.503	
D2	1	1.500	1.000	1.500	
b	TOTAL DEDUCTION				5.003
c	TOTAL NET B-UP AREA (a-b)				93.309
PERMISSIBLE BALCONY AREA 15 % Of (c)					13.996
B1	1	1.615	4.030	6.509	
d1	TOTAL BALCONY AREA			6.509	
ENCLOSED BALCONY AREA					
B2	1	4.696	1	4.696	
d2	TOTAL ENCLOSED BAL. AREA			4.696	
e	TOTAL NET BALCONY AREA (D1+D2)				11.204

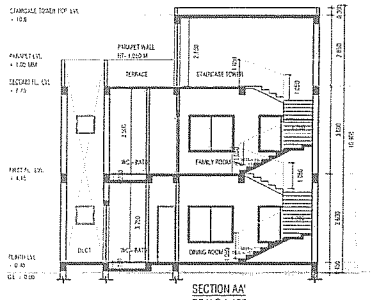
DWG NO.: LUXORA-SUB-RH-SECRET GARDEN-01

MOUZA PIPLA,P.H.NO. 38,TAH.-NAGPUR. (GRAMIN)

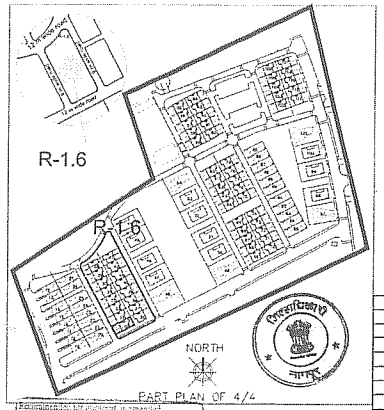
KH. NO: 83 (R - 1.6)
UNIT NO. - 35

AREA OF POCKET R-1.6	4232.779 SQ.M.
AREA OF PLOT(UNIT) NO. 35	316.83 SQ.M.

NOTE :
(i)Urban development dept notification No-TPS-2405-Nagpur R.P. DCR -UD-9 dt 17-02-2006, w.r.t. Development Control Regulation (DCR) for special townships, Rule no. 2(iii) (Special concession),Boating FSI"There will be floating FSI in the township.Unused FSI of one plot can be used anywhere in the whole township.
(ii) Rule no 5.2- Development of special township project in Agriculture/Na development zone ,contained in regional plan shall be permissible subject to condition that 50% of gross area of the project shall be kept open,while the project of special township shall be executed on the remaining 50% of the land with gross built up area/ FSI of 0.50 work out on the entire gross area of the project .[Gross area of the project = 116.00 hect. proposed area of township = 58.00 hect.]



SECTION AA'
SCALE 1:100



PART PLAN OF 4/4



SECTION

PLAN AND SECTION SHOWING
RAIN WATER HARVESTING SYSTEM

FIRST FL. AREA STATEMENT					AREA IN Sqm
FIRST FL. B-UP AREA					
MKD	NO.	SIZE IN m		AREA	TOTAL
A	1	4.695	2.580	12.113	
B	1	4.665	4.180	19.500	
C	1	4.665	3.630	16.934	
D	1	5.655	4.140	23.412	
E	1	5.625	1.420	7.988	
TOTAL				79.946	
a	TOTAL FLOOR B/U AREA				79.946
B-UP DEDUCTION					
MKD	NO.	SIZE IN m		AREA	TOTAL
D1	1	1.500	2.335	3.503	
b	TOTAL DEDUCTION				3.503
c	TOTAL NET B-UP AREA (a-b)				76.443
e	PERMISSIBLE BALCONY AREA 15 % Of (c)				11.467
B1	1	1.850	0.900	1.665	
d1	TOTAL BALCONY AREA			1.665	
ENCLOSED BALCONY AREA					
B2	1	4.695	1	4.695	
B3	1	4.695	1	4.695	
d2	TOTAL ENCLOSED BAL. AREA			9.360	
g	TOTAL NET BALCONY AREA (d1+d2)				11.025

AREA OF POCKET R-1.6					4232.779sq.m
AREA OF UNIT NO. 35					325.93
LESS TANGENT AREA					9.1
TOTAL PLOT AREA					316.83
FLOOR	B/UP AREA	PERMISSIBLE BAL. 15%	TOTAL BAL. AREA	EXCESS BALCONY AREA	TOTAL B/UP AREA
	a	b	c	d	(a+d)
GROUND FLOOR AREA	93.309	13.996	11.204	0	93.309
FIRST FLOOR AREA	76.443	11.467	11.025	0.033	76.443
TOTAL B/UP AREA	169.752				169.752

REQUIRED PARKING
1 CAR
2 SCOOTERS
2 CYCLES
PROPOSED PARKING
1 CAR
2 SCOOTERS
2 CYCLES

Approved for Construction, with all Terms & Conditions, mentioned in Order Rev. Case No.81/URC-81(M.R.T.P. /SpecialTownship)/2008-2009 Dated 19/12/2012

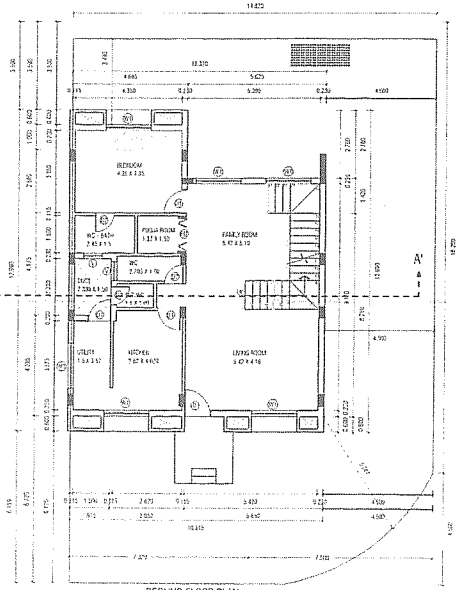
For Collector, Nagpur

JOB NO: SUBMISSION DWG

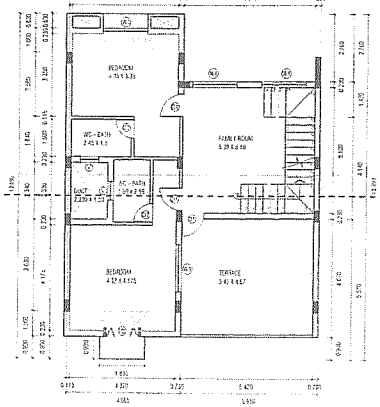
THIS DRAWING IS THE PROPERTY OF V. K. ASSOCIATES IT SHOULD NOT BE USED, COPIED OR REPRODUCED WITHOUT PRIOR WRITTEN PERMISSION.

SCHEDULE OF OPENINGS

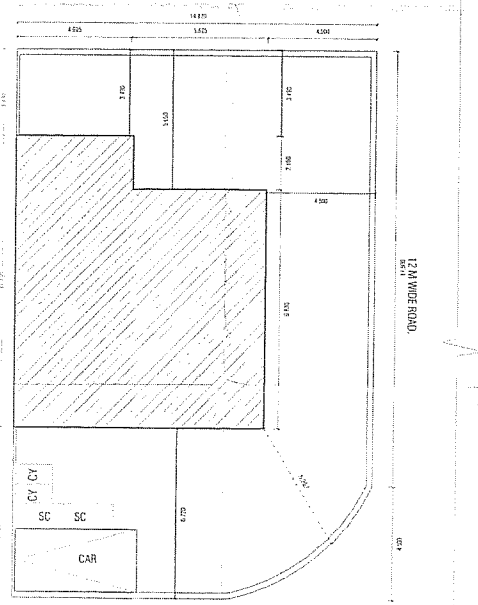
NAME	SIZE	REMARK
D	1.050 x 2.100	DOUBLE SHUTTER FLUSH DOOR
D1	0.915 x 2.100	SINGLE SHUTTER FLUSH DOOR
D2	0.760 x 2.100	SINGLE SHUTTER FLUSH DOOR
FD	1.520 x 2.400	FOLDING PANELED DOOR
W1	1.830 x 1.500	M.S. WINDOW
W2	0.760 x 1.500	M.S. WINDOW
V	0.760 x 0.760	M.S. GLAZED VENTILATOR



GROUND FLOOR PLAN
SCALE 1:100



FIRST FLOOR PLAN
SCALE 1:100



(A)COMPOUND WALL HEIGHT
(i) 1.5m
(ii)Corner plot(up to 10.0m) =0.75m

SITE PLAN
SCALE 1:100

NORTH

SEMI-DETACHED
(SECRET GARDEN)

REVISIONS			
	NO.	DATE	REMARKS

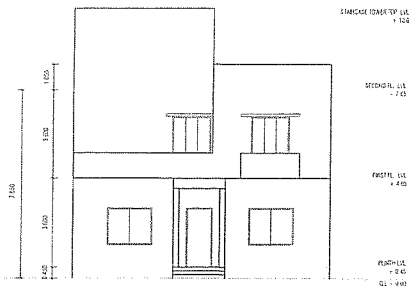
ALL DIMENSIONS ARE IN MILLIMETERS

PROJECT.

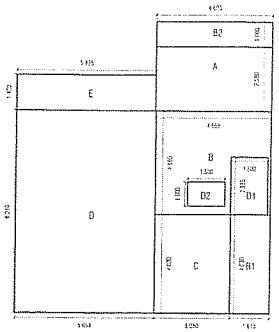
PROPOSED
SEMI-DETACHED(SECRET GARDEN)
IN SPECIAL TOWNSHIP FOR LUXORA INFRASTRUCTURE PVT. LTD.
AT PIPLA, TAH. & DIST. NAGPUR

CLIENT	LUXORA INFRASTRUCTURE PVT. LTD.	SIGN
ARCHITECT	VIRENDRA KHARE	SIGN
REGISTRATION NUMBER	CA/79/5142	
PROJECT ARCHITECT	RASHMI	OFFICE OF ORIGIN: NAGPUR
DRN BY:	PURVA	SCALE: 1 : 100
CHK BY:	RASHMI	DATE: 06/07/2011
ACAD REF:		

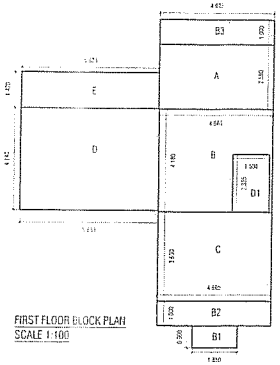
V. K. ASSOCIATES
A ARCHITECTS A PLANNERS A INTERIOR DESIGNERS
KACHERIWAR, 35-A, CEMENT ROAD, SUKHALI NAGAR, NAGPUR -440018
Phone: +91-712-3016509/3015502/501,2243940/41 FAX:2243942
website: vkarchitects.com E-mail: vkca@vkarchitects.com
vkangle@gmail.com



FRONT ELEVATION
SCALE 1:100



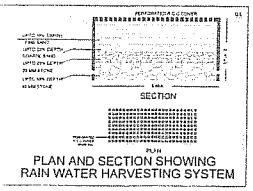
GROUND FLOOR BLOCK PLAN
SCALE 1:100



FIRST FLOOR BLOCK PLAN
SCALE 1:100

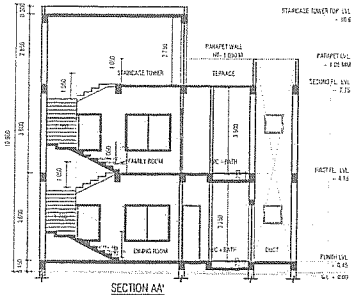
GROUND FL. AREA STATEMENT					AREA IN Sqm
GROUND FL. B-UP AREA					
	MKD	NO.	SIZE IN m	AREA	TOTAL
	A	1	4.695 2.580	12.113	
	B	1	4.695 4.180	19.500	
	C	1	3.050 4.030	12.292	
	D	1	5.654 8.210	46.419	
	E	1	5.625 1.420	7.988	
	TOTAL			98.311	
a	TOTAL FLOOR B/U AREA				98.311
B-UP DEDUCTION					
	MKD	NO.	SIZE IN m	AREA	TOTAL
	D1	1	1.500 2.335	3.503	
	D2	1	1.500 1.000	1.500	
b	TOTAL DEDUCTION			5.003	5.003
c	TOTAL NET B-UP AREA (a-b)				93.309
	PERMISSIBLE BALCONY AREA 15 % Of (c)				13.996
	B1	1	1.615 4.020	6.506	
d1	TOTAL BALCONY AREA			6.506	
	ENCLOSED BALCONY AREA				
	D2	1	4.696 1	4.696	
d2	TOTAL ENCLOSED BAL. AREA			4.696	
e	TOTAL NET BALCONY AREA (D1+D2)				11.204

FIRST FL AREA STATEMENT					AREA IN Sqm
FIRST FL. B-UP AREA					
	MKD	NO.	SIZE IN m	AREA	TOTAL
	A	1	4.695 2.580	12.113	
	B	1	4.695 4.180	19.500	
	C	1	4.695 3.630	16.934	
	D	1	5.655 4.140	23.412	
	E	1	5.625 1.420	7.986	
	TOTAL:			79.945	
a	TOTAL FLOOR B/U AREA				79.946
B-UP DEDUCTION					
	MKD	NO.	SIZE IN m	AREA	TOTAL
	D1	1	1.500 2.335	3.503	
b	TOTAL DEDUCTION			3.503	3.503
c	TOTAL NET B-UP AREA (a-b)				76.443
e	PERMISSIBLE BALCONY AREA 15 % Of (c)				11.467
	B1	1	1.850 0.900	1.665	
d1	TOTAL BALCONY AREA			1.665	
	ENCLOSED BALCONY AREA				
	D2	1	4.695 1	4.695	
	B3	1	4.695 1	4.695	
d2	TOTAL ENCLOSED BAL. AREA			9.390	
g	TOTAL NET BALCONY AREA (d1+d2)				11.025

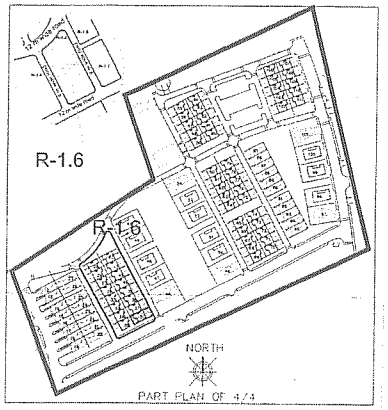


SECTION

PLAN AND SECTION SHOWING
RAIN WATER HARVESTING SYSTEM



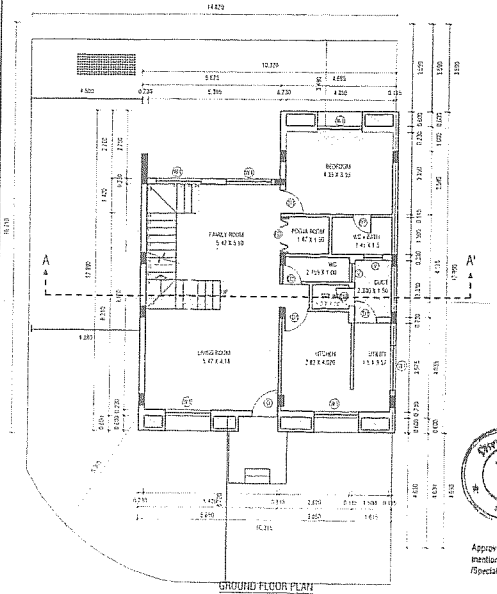
SECTION AA'
SCALE 1:100



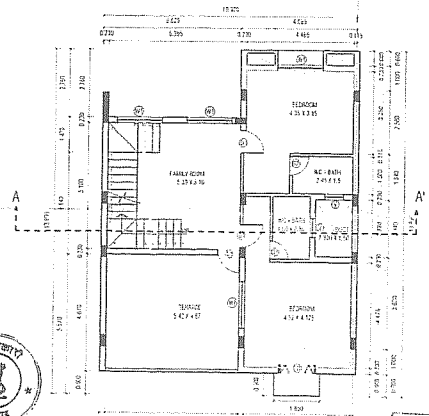
PART PLAN OF 4/4

AREA OF POCKET R-1.6					4232.779sq.m
AREA OF UNIT NO. 36					325.81
LESS TANGENT AREA					9.045
TOTAL PLOT AREA					316.685
FLOOR	B/UP AREA	PERMISSIBLE BAL. 15%	TOTAL BAL. AREA	EXCESS BALCONY AREA	TOTAL B/UP. AREA
	a	b	c	d	(a+d)
GROUND FLOOR AREA	93.309	13.996	14.204	0	93.309
FIRST FLOOR AREA	76.443	11.467	11.025	0.000	76.443
TOTAL B/UP AREA	169.752				169.752

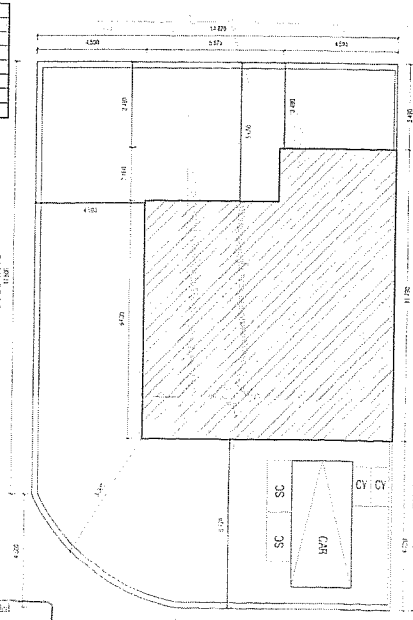
REQUIRED PARKING
1 CAR
2 SCOOTERS
2 CYCLES
PROPOSED PARKING
1 CAR
2 SCOOTERS
2 CYCLES



GROUND FLOOR PLAN
SCALE 1:100



FIRST FLOOR PLAN
SCALE 1:100



SITE PLAN
SCALE 1:100

9 M WIDE ROAD.

(A)COMPOUND WALL HEIGHT
(i) 1.5m
(ii)Corner plot(upto 10.0m) =0.75m

Approved for Construction, with all Terms & Conditions, mentioned in Urban Dev. Case No.81/MRC-4/M.R.T.P. /SpecialTownship/2008-2009 Dated 17/12/2011
For Collector, Nagpur

DWG NO.: LUXORA-SUB-RH-SECRET GARDEN-01

MOUZA PIPLA,P.H.NO. 38,TAH.-NAGPUR, (GRAMIN)

KH. NO: 83 (R - 1.6)
UNIT NO. - 36

AREA OF POCKET R-1.6	4232.779 SQ.M.
AREA OF PLOT(UNIT) NO. 36	316.685 SQ.M.

NOTE :
(i)Urban development dept notification No-TPS-2405-Nagpur R.P. DCR -UD-9 dt 17-02-2006, w.r.t. Development Control Regulation (DCR) for special townships. Rule no. 2(H) (Special concession), floating FSI "There will be floating FSI in the Township Unused FSI of one plot can be used anywhere in the whole township.
(ii) Rule no 5.2- Development of special township project in Agriculture/No development zone ,contained in regional plan shall be permissible subject to condition that 50% of gross area of the project shall be kept open,while the project of special township shall be executed on the remaining 50% of the land with gross built up area/ FSI of 0.50 work out on the entire gross area of the project .[Gross area of the project = 116.00 hect. proposed area of township = 58.00 hect.]

JOB NO: SUBMISSION DWG

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SCHEDULE OF OPENINGS

NAME	SIZE	REMARK
D	1.050 x 2.100	DOUBLE SHUTTER FLUSH DOOR
D1	0.915 x 2.100	SINGLE SHUTTER FLUSH DOOR
D2	0.760 x 2.100	SINGLE SHUTTER FLUSH DOOR
FD	1.523 x 2.400	FOLDING PANELED DOOR
W1	1.830 x 1.500	M. S. WINDOW
W2	0.760 x 1.500	M. S. WINDOW
V	0.760 x 0.760	M.S. GLAZED VENTILATOR

SEMI-DETACHED
(SECRET GARDEN)

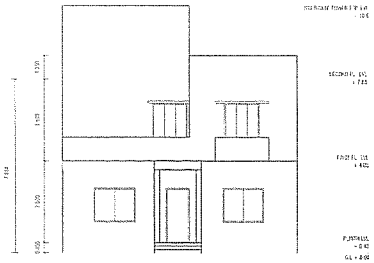
REVISIONS		
NO	DATE	REMARKS

ALL DIMENSIONS ARE IN MILLIMETERS

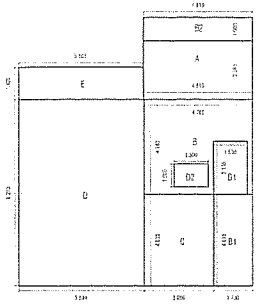
PROJECT:
PROPOSED
SEMI-DETACHED(SECRET GARDEN)
IN SPECIAL TOWNSHIP FOR LUXORA INFRASTRUCTURE PVT. LTD.
AT PIPLA, TAH. & DIST. NAGPUR

CLIENT	LUXORA INFRASTRUCTURE PVT. LTD.	SIGN:	
ARCHITECT	VIRENDRA KHARE	SIGN:	
REGISTRATION NUMBER	CA / 79 / 6142		
PROJECT ARCHITECT	RASHMI	OFFICE OF ORIGIN:	NAGPUR
DRN BY:	PURVA	SCALE	1 : 100
CHK BY	RASHMI	DATE	05/07/2011
ACAD REF.			

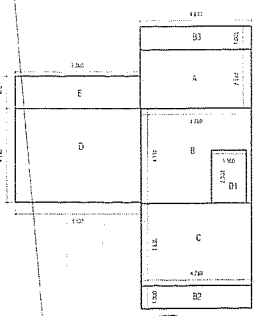
V. K. ASSOCIATES
ARCHITECTS & PLANNERS & INTERIOR DESIGNERS
KASHIRAM, 31-A, CEMENT ROAD, SHIVAJI NAGAR, NAGPUR -440010
Phone: +91-712-2216500/501/502/503, 2243434/45, FAX 2243542
Website: www.vkarchitects.com E-mail: vkarch@vsnl.com



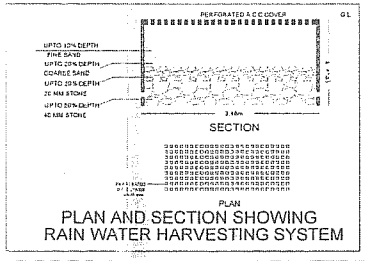
FRONT ELEVATION
SCALE 1:100



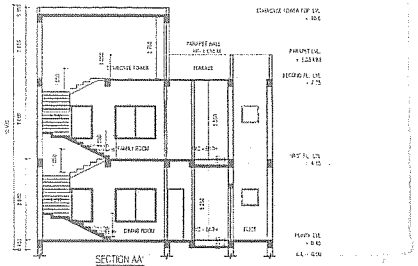
GROUND FLOOR BLOCK PLAN
SCALE 1:100



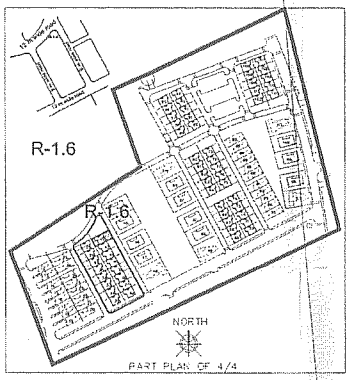
FIRST FLOOR BLOCK PLAN
SCALE 1:100



PLAN AND SECTION SHOWING
RAIN WATER HARVESTING SYSTEM



SECTION AA'
SCALE 1:100



PART PLAN OF 4/4

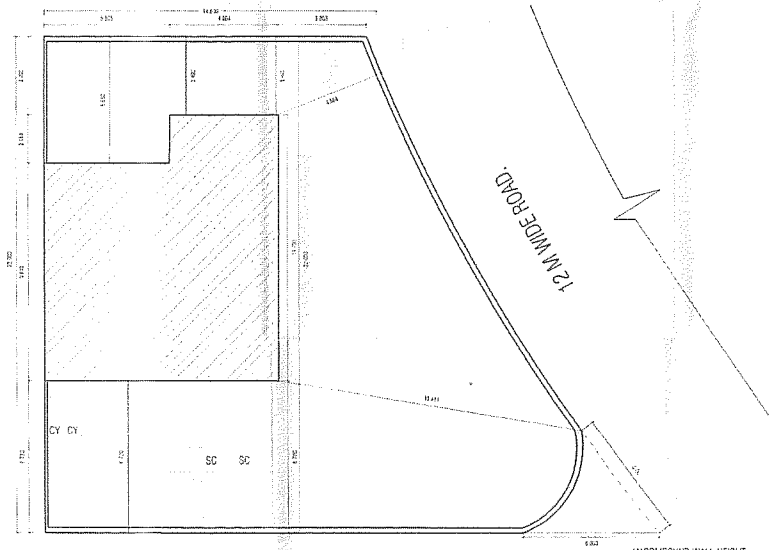
Approved for Construction, with all Terms & Conditions, mentioned in Grant vide Case No.01/MIC-II/JMR.T.P. /Kanse/Township/1901-2000 Dated 17/1/07 /2013

For Collector, Nagpur

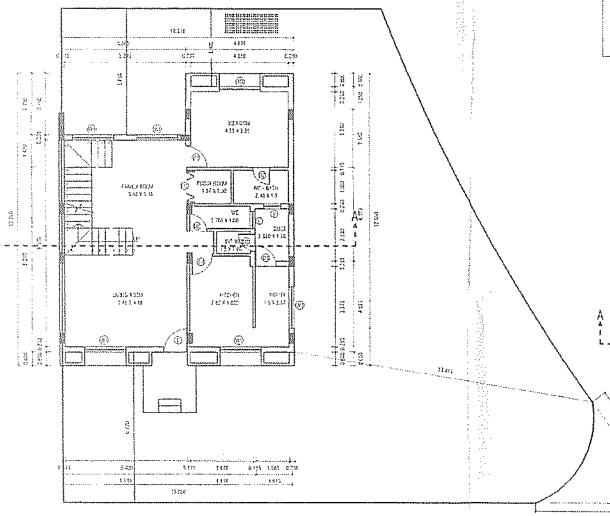
Recommended for approval as amended in ... subject to the conditions Mentioned in this Office Letter No. ... Dated ...

REQUIRED PARKING
1 CAR
2 SCOOTERS
2 CYCLES
PROPOSED PARKING
1 CAR
2 SCOOTERS
2 CYCLES

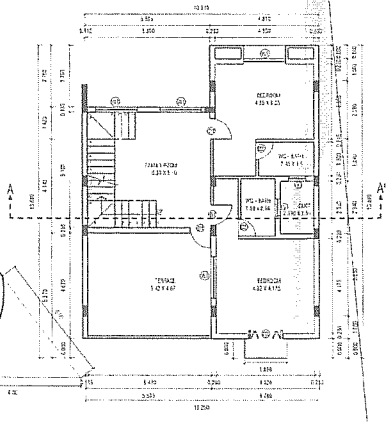
AREA OF POCKET R-1.6					4232.779 sq. m
AREA OF UNIT NO.43					435.07
LESS TANGENT AREA					10.04
TOTOL AREA OF PLOT					425.03
PROPOSED CONSTRUCTION AS UNDER					
FLOOR	B/UP AREA	PERMISSIBLE BAL. 15%	TOTAL BAL. AREA	EXCESS BALCONY AREA	TOTAL B/UP AREA
	a	b	c	d	(a+d)
GROUND FLOOR AREA	92.930	13.940	11.782	0	92.930
FIRST FLOOR AREA	76.971	11.542	11.255	0.000	76.971
TOTAL B/UP AREA	169.901				169.901



(A)COMPOUND WALL HEIGHT
(i) 1.5m
(ii)Corner plot(upto 10.0m) – 0.75m



GROUND FLOOR PLAN
SCALE 1:100



FIRST FLOOR PLAN
SCALE 1:100

GROUND FL. AREA STATEMENT					AREA IN Sqm
GROUND FL. B-UP AREA					
NAME	NO.	SIZE IN m	AREA	TOTAL	
A	1	4.695	2.580	12.113	
B	1	4.665	4.180	19.500	
C	1	3.050	4.030	12.292	
D	1	5.654	8.230	46.419	
E	1	5.625	1.420	7.988	
TOTAL				98.313	
a	TOTAL FLOOR B/U AREA				98.311
B-UP DEDUCTION					
NAME	NO.	SIZE IN m	AREA	TOTAL	
D1	1	1.500	2.335	3.503	
D2	1	1.500	1.000	1.500	
b	TOTAL DEDUCTION			5.003	5.003
c	TOTAL NET B-UP AREA (a-b)				93.309
PERMISSIBLE BALCONY AREA 15 % Of (c)					13.996
B1	1	1.613	4.030	6.506	
d1	TOTAL BALCONY AREA			6.506	
ENCLOSED BALCONY AREA					
B2	1	4.695	1	4.695	
d2	TOTAL ENCLOSED BAL. AREA			4.695	
g	TOTAL NET BALCONY AREA (d1+d2)				11.201

FIRST FL. AREA STATEMENT					AREA IN Sqm
FIRST FL. B-UP AREA					
NAME	NO.	SIZE IN m	AREA	TOTAL	
A	1	4.695	2.580	12.113	
B	1	4.665	4.180	19.500	
C	1	4.665	3.630	16.934	
D	1	5.655	4.180	23.412	
E	1	5.625	1.420	7.988	
TOTAL				79.946	
a	TOTAL FLOOR B/U AREA				79.946
B-UP DEDUCTION					
NAME	NO.	SIZE IN m	AREA	TOTAL	
D1	1	1.500	2.335	3.503	
b	TOTAL DEDUCTION			3.503	3.503
c	TOTAL NET B-UP AREA (a-b)				76.443
e	PERMISSIBLE BALCONY AREA 15 % Of (c)				11.467
B1	1	1.850	0.900	1.665	
d1	TOTAL BALCONY AREA			1.665	
ENCLOSED BALCONY AREA					
B2	1	4.695	1	4.695	
B3	1	4.695	1	4.695	
d2	TOTAL ENCLOSED BAL. AREA			9.360	
g	TOTAL NET BALCONY AREA (d1+d2)				11.025

DWG NO.: LUXORA-SUB-RH-SECRET GARDEN-01

MOUZA PIPLA,P.H.NO. 38,TAH.-NAGPUR, (GRAMIN)

KH. NO. 83 (R - 1.6)

UNIT NO. - 43

AREA OF POCKET R-1.5	4232.779 SQ.M.
AREA OF PLOT(UNIT)NO. 43	425.03 SQ.M.

NOTE :
Bibban development dept notification No-TPS-2403-Nagpur R.P. DCR -(D-9 dt 17-02-2006, w.s.r. Development Control Regulation (DCR) for special township, Rule no. 2(II) (special concession) reading if all There will be floating FSI in the township,unused FSI of one plot can be used anywhere in the whole township.
(ii) Rule no.3.2- Development of special township project in Agriculture/No development zone ,contained in regional plan shall be permissible subject to condition that 50% of gana area of the project shall be kept open while the project of special township shall be executed on the remaining 50% of the land with gross built up area/FSI of 0.30 work out on the entire gross area of the project.(Gross area of the project = 116.00 hect. proposed area of township = 58.00 hect.)

JOB NO: SUBMISSION DWG

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SCHEDULE OF OPENINGS

NAME	SIZE	REMARK
D	1.000 x 2.100	DOUBLE SHUTTER FLUSH DOOR
D1	0.915 x 2.100	SINGLE SHUTTER FLUSH DOOR
D2	0.760 x 2.100	SINGLE SHUTTER FLUSH DOOR
FD	1.520 x 2.400	FOLDING PANELED DOOR
W1	1.830 x 1.500	M. S. WINDOW
W2	0.760 x 1.500	M. S. WINDOW
V	0.760 x 0.760	M.S. GLAZED VENTILATOR

SEMI-DETACHED
(SECRET GARDEN)

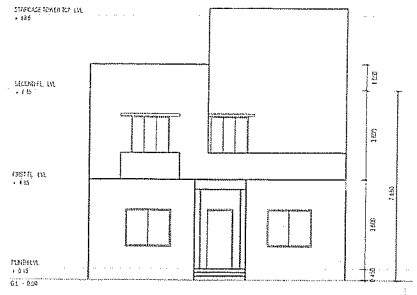
REVISIONS			
	NO.	DATE	REMARKS

ALL DIMENSIONS ARE IN MILLIMETERS

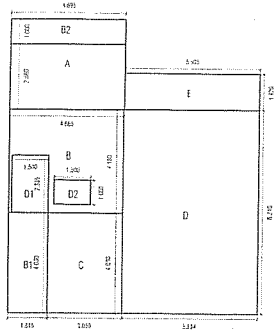
PROJECT:
PROPOSED
SEMI-DETACHED(SECRET GARDEN)
IN SPECIAL TOWNSHIP FOR LUXORA INFRASTRUCTURE PVT. LTD.
AT PIP.,A, TAH. & DIST. NAGPUR

CLIENT.	LUXORA INFRASTRUCTURE PVT. LTD.	SIGN	
ARCHITECT	VIRENDRA KHARE	SIGN	
REGISTRATION NUMBER	CA/79/5142		
PROJECT ARCHITECT	RASHMI	OFFICE OF DESIGN	NAGPUR
DRN BY.	PURVA	SCALE	1 : 100
CHK BY.	RASHMI	DATE	06/07/2013
ACAD REF.			

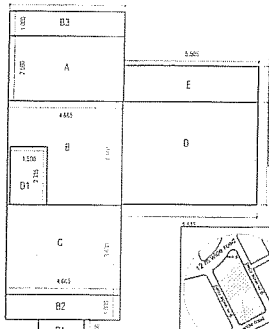
V. H. ASSOCIATES
ARCHITECTS & PLANNERS & INTERIOR DESIGNERS
SADHANA, 55-A, GOKHEY ROAD, DAYAL BAGH, NAGPUR -440015
Phone +91-712-2231505/2231506/2245445 FAX 2242540
website : www.vhassociates.com E-mail : vhn@vsnl.net.in



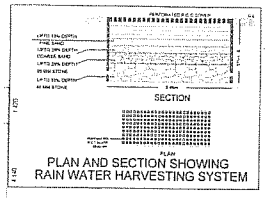
FRONT ELEVATION
SCALE 1:100

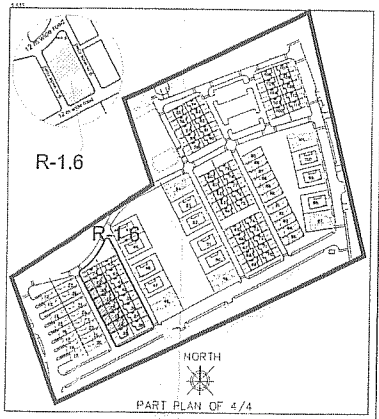


GROUND FLOOR BLOCK PLAN
SCALE 1:100

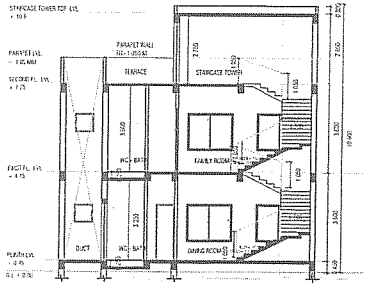


FIRST FLOOR BLOCK PLAN
SCALE 1:100





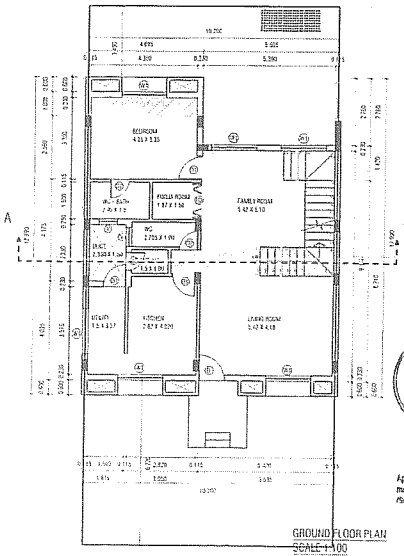
PART PLAN OF 4/4



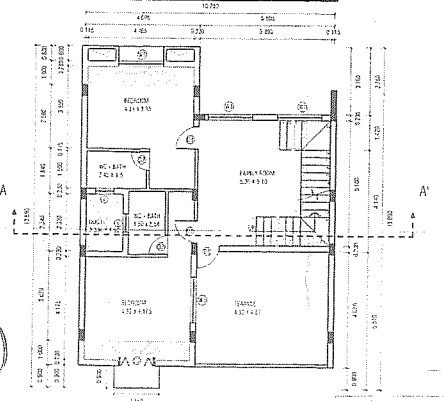
SECTION AA'
SCALE 1:100

AREA OF R-1.6					4232.779 sq.m
AREA OF UNIT NO.29, 30, 31, 32, 33, 34,					224.4
PROPOSED CONSTRUCTION AS UNDER					
FLOOR	B/UP AREA	PERMISSIBLE BAL.15%	TOTAL BAL. AREA	EXCESS BALCONY AREA	TOTAL B/UP AREA
	a	b	c	d	(a+d)
GROUND FLOOR AREA	92.153	13.823	11.204	0	92.153
FIRST FLOOR AREA	75.776	11.366	11.025	0.000	75.776
TOTAL B/UP AREA	167.929				167.929

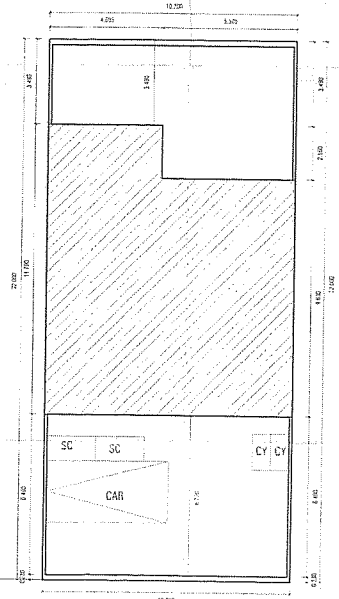
REQUIRED PARKING
1 CAR
2 SCOOTERS
2 CYCLES
PROPOSED PARKING
1 CAR
2 SCOOTERS
2 CYCLES



GROUND FLOOR PLAN
SCALE 1:100



FIRST FLOOR PLAN
SCALE 1:100



9 M WIDE ROAD.

Approved for Construction, with all Terms & Conditions, mentioned in Order Rev. Case No.01/NRC-80(M.) T.P. /Gen/aTownshipY2006-2009 Dated 17/10/2011
For Collector, Nagpur

NORTH

SITE PLAN
SCALE 1:100

(A)COMPOUND WALL HEIGHT
(i) 1.5m
(ii)Corner plot(upto 10.0m) = 0.75m

DWG NO.: LUXORA-SUB-RH-SECRET GARDEN-01

MOUZA PIPLA,P.H.NO. 38,TAH.-NAGPUR, (GRAMIN)

KH. NO: 83 (R - 1.6)

UNIT NO. - (29,30,31,32,33 AND 34)

AREA OF POCKET R-1.6	4232.779 SQ.M.
AREA OF PLOT (UNIT) NO.29, 30, 31, 32, 33, 34,	224.4 SQ.M.

NOTE :
(i)Urban development dept notification No-TPS-2405-Nagpur R.P. DCR -UD-9 dt 17-02-2006, w.r.t. Development Control Regulation (DCR) for special townships, Rule no. 2(H) (Special concession),floating FSI "There will be floating FSI in the Township.Unused FSI of one plot can be used anywhere in the whole township.
(ii) Rule no 5.2- Development of special township project in Agriculture/No development zone ,contained in regional plan shall be permissible subject to condition that 50% of gross area of the project shall be kept open,while the project of special township shall be executed on the remaining 50% of the land with gross built up area/ FSI of 0.50 work out on the entire gross area of the project .[Gross area of the project = 116.00 hect. proposed area of township = 58.00 hect.]

JOB NO: SUBMISSION DWG

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SCHEDULE OF OPENINGS

NAME	SIZE	REMARK
D	1.050 x 2.100	DOUBLE SHUTTER FLUSH DOOR
D1	0.915 x 2.100	SINGLE SHUTTER FLUSH DOOR
D2	0.760 x 2.100	SINGLE SHUTTER FLUSH DOOR
FD	1.520 x 2.400	FOLDING PANELED DOOR
W1	1.830 x 1.500	M. S. WINDOW
W2	0.760 x 1.500	M. S. WINDOW
V	0.760 x 0.760	M.S. GLAZED VENTILATOR

SEMI-DETACHED (SECRET GARDEN)

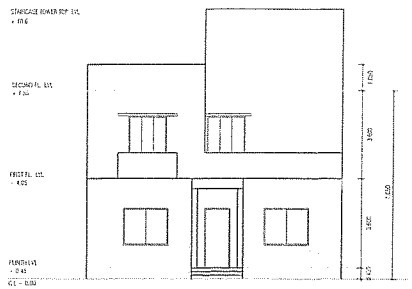
REVISIONS			
	NO.	DATE	REMARKS

ALL DIMENSIONS ARE IN MILLIMETERS

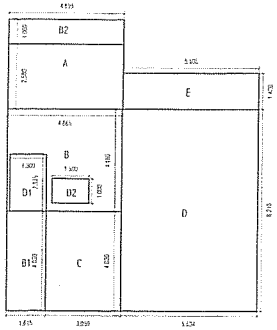
PROJECT:
PROPOSED SEMI-DETACHED(SECRET GARDEN) IN SPECIAL TOWNSHIP FOR LUXORA INFRASTRUCTURE PVT. LTD. AT PIPLA, TAH. & DIST. NAGPUR

CLIENT:	LUXORA INFRASTRUCTURE PVT. LTD.	SIGN.
ARCHITECT:	VIRENDRA KHARE	SIGN.
REGISTRATION NUMBER	CA / 79 / 5142	
PROJECT ARCHITECT:	RADHA	OFFICE OF ORIGIN: NAGPUR
DRN BY:	PURVA	SCALE: 1 : 100
CHK BY:	RASHMI	DATE: 05/07/2011
ACAD REF:		

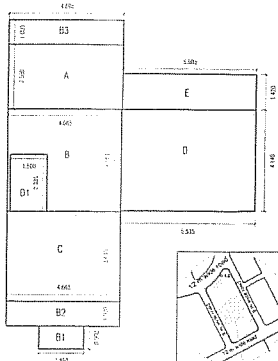
V. K. ASSOCIATES
ARCHITECTS & PLANNERS & INTERIOR DESIGNERS
KASHMIRIA, 33-A, STREET ROAD, DUPLA ROAD, NAGPUR -440018
Phone: +91-712-2140828/2532901,2246045, FAX 2243542
website: vkarchitects.com E-mail: vkka@vkarchitects.com
vkanpr@ymail.com



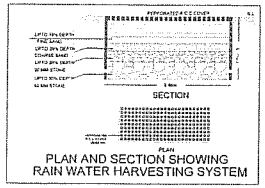
FRONT ELEVATION
SCALE 1:100



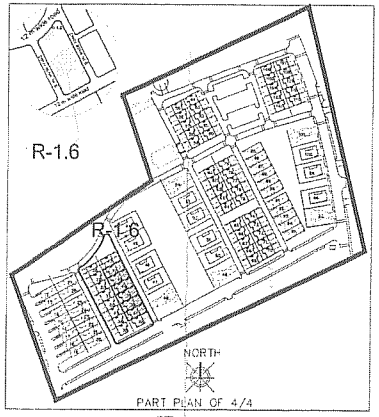
GROUND FLOOR BLOCK PLAN
SCALE 1:100



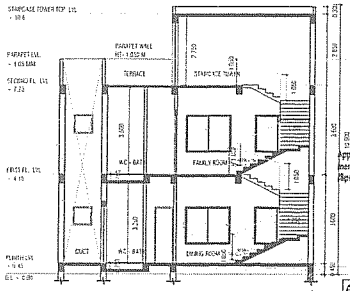
FIRST FLOOR BLOCK PLAN
SCALE 1:100



PLAN AND SECTION SHOWING
RAIN WATER HARVESTING SYSTEM



PART PLAN OF 4/4



SECTION AA'
SCALE 1:100

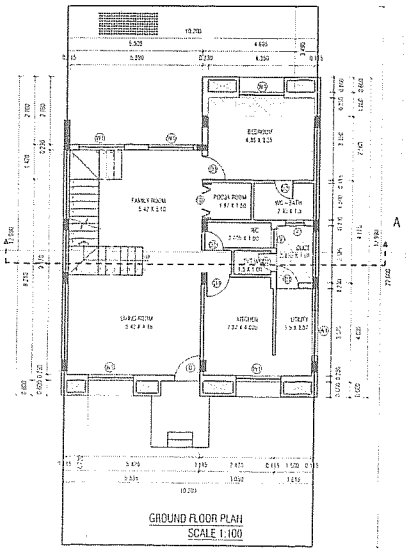


Approved for Construction, with all Terms & Conditions, mentioned in Order nav. Case No.91/MRC-81/M.R.T.P. /Special Township/2008-2009 Dated 17-11-08 /2013
For Chief Officer, Nagpur

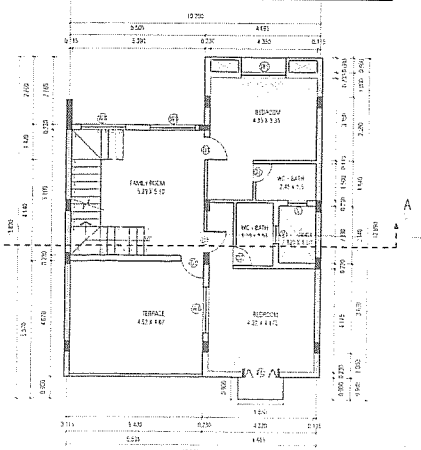
Recommended for approval as amended
in colour subject to the conditions
Mentioned in this office letter No. Corres/14.3
Dt. 5/1/2013
Deputy Director of Town Planning
Nagpur Division, Nagpur

AREA OF POCKET R-1.6					4232.779 sq.m
AREA OF UNIT NO.37, 38, 39, 40, 41, 42					224.4
PROPOSED CONSTRUCTION AS UNDER					
FLOOR	B/UP AREA	PERMISSIBLE BAL.15%	TOTAL BAL. AREA	EXCESS BALCONY AREA	TOTAL B/UP AREA
	a	b	c	d	(a+d)
GROUND FLOOR AREA	92.153	13.823	11.201	0	92.153
FIRST FLOOR AREA	75.776	11.366	11.025	0.000	75.776
TOTAL B/UP AREA	167.929				167.929

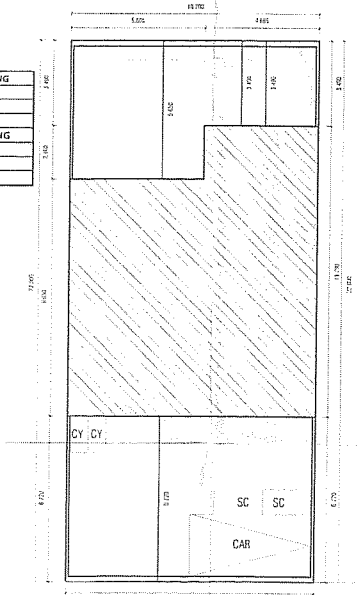
REQUIRED PARKING
1 CAR
2 SCOOTERS
2 CYCLES
PROPOSED PARKING
1 CAR
2 SCOOTERS
2 CYCLES



GROUND FLOOR PLAN
SCALE 1:100



FIRST FLOOR PLAN
SCALE 1:100



9 M WIDE ROAD.

(a)COMPOUND WALL HEIGHT
(i) 1.5m
(a)Corner plot(upto 10.0m) = 0.75m

SITE PLAN
SCALE 1:100

NORTH

DWG NO.: LUXORA-SUB-RH-SECRET GARDEN-01

MOUZA PIPLA,P.H.NO. 38,TAH.-NAGPUR, (GRAMIN)

KH. NO: 83 (R - 1.6)

UNIT NO. - (37,38,39,40,41 AND 42)

AREA OF POCKET R-1.6	4232.779 SQ.M.
AREA OF PLOT (UNIT) NO.37, 38, 39, 40, 41, 42	224.4 SQ.M.

NOTE :
(i)Urban development dept notification No-TPS-2405-Nagpur R.P. DCR -UD-9 dt 17-02-2006, w.r.t. Development Control Regulation (DCR) for special township, Rule no. 2(H) (Special concession),floating FSI "There will be floating FSI in the township.Unused FSI of one plot can be used anywhere in the whole township.
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JOB NO: SUBMISSION DWG

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SCHEDULE OF OPENINGS

NAME	SIZE	REMARK
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W2	0.760 x 1.500	M. S. WINDOW
V	0.760 x 0.760	M.S. GLAZED VENTILATOR

SEMI-DETACHED (SECRET GARDEN)

REVISIONS

NO.	DATE	REMARKS

ALL DIMENSIONS ARE IN MILLIMETERS

PROJECT

PROPOSED SEMI-DETACHED(SECRET GARDEN) IN SPECIAL TOWNSHIP FOR LUXORA INFRASTRUCTURE PVT. LTD. AT PIPLA, TAH. & DIST. NAGPUR

CLIENT:	LUXORA INFRASTRUCTURE PVT. LTD.		SIGN.
ARCHITECT:	VIRENDRA KHARE		SIGN.
REGISTRATION NUMBER	CA / 79 / 5142		
PROJECT ARCHITECT:	RASHMI	OFFICE OF ORIGIN	NAGPUR
DRN BY:	PURVA	SCALE	1 : 100
CHK BY:	RASHMI	DATE	06/07/2011
ACAD REF:			

V. K. ASSOCIATES
ARCHITECTS & PLANNERS & INTERIOR DESIGNERS
SADHNAWAD, 23-B, SEVENTH ROAD, SHIVAJI NAGAR, NAGPUR -440010
Phone : +91-712-2255536/2251825,2243404(4) Fax 2243404
website: vkassociates.com E-mail: info@vkassociates.com
vk.assoc@gmail.com