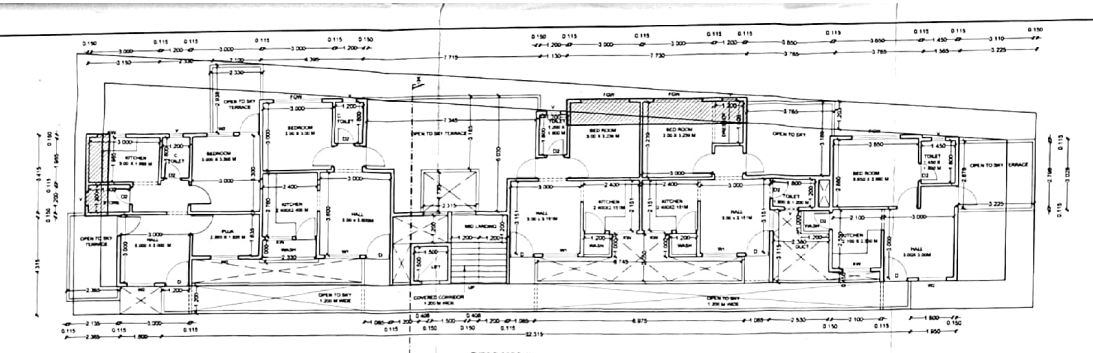
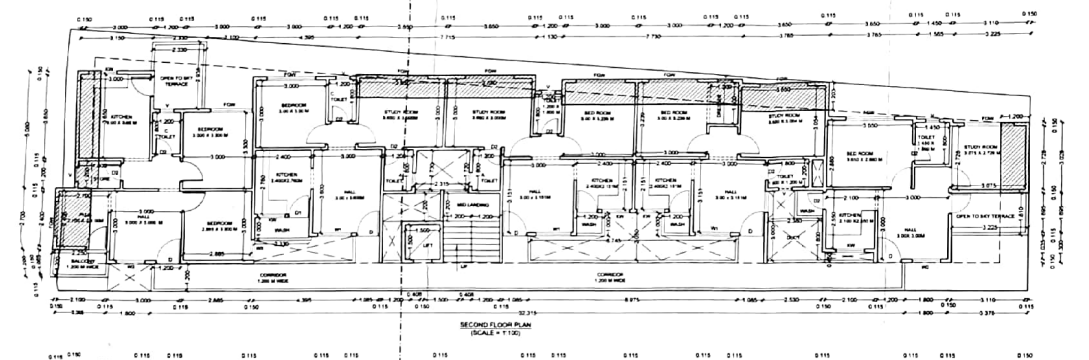
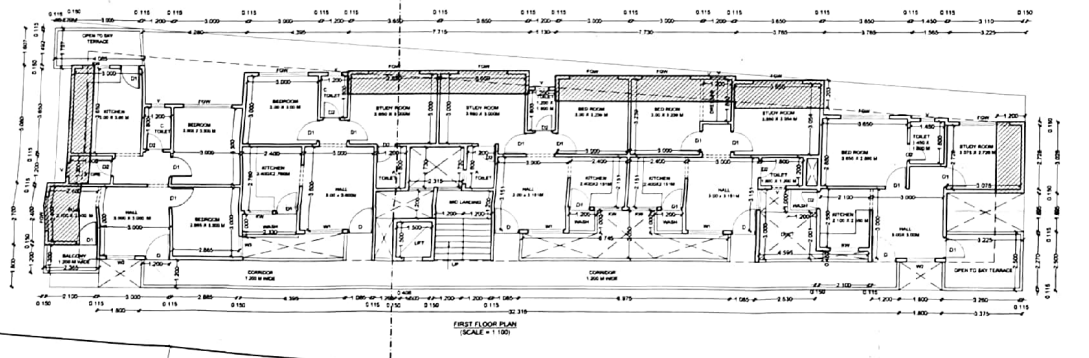
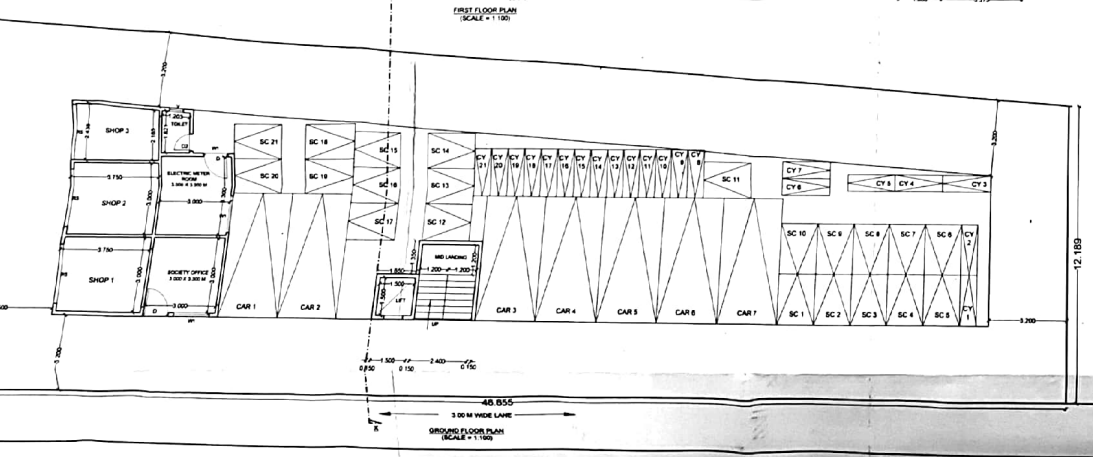
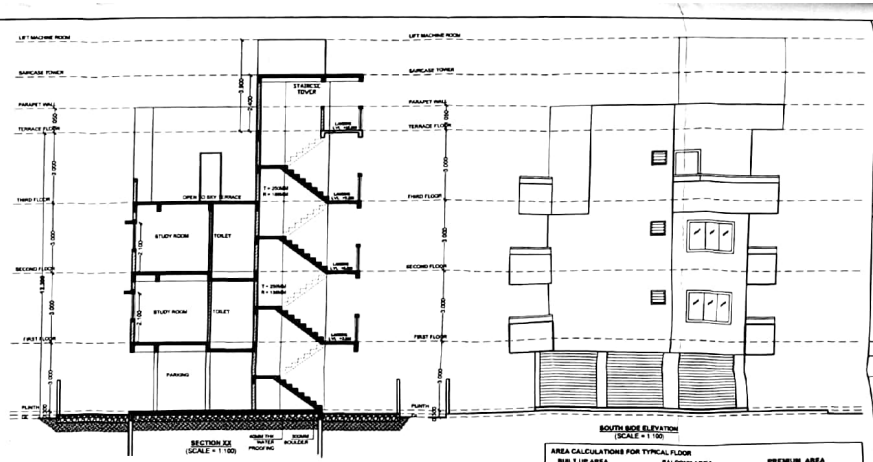
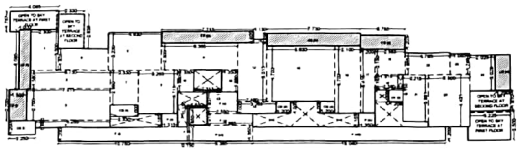


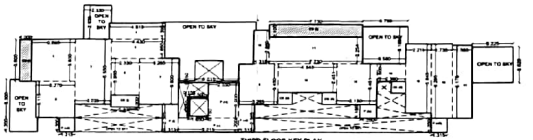


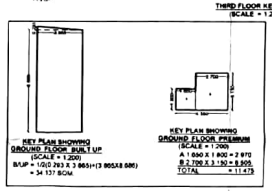


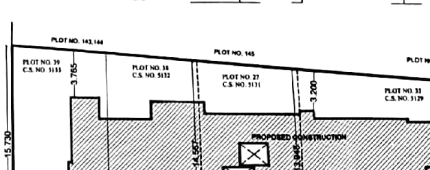


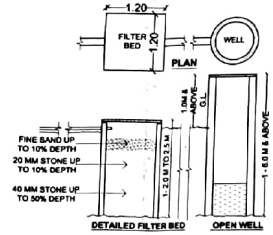












PROPOSED COMMERCIAL AND RESIDENTIAL BUILDING ON AMALGAMATED PLOTS,
PLOT NO 39 (C.S. NO. 5133),
PLOT NO 38 (C.S. NO. 5132),
PLOT NO 27 (C.S. NO. 5131),
PLOT NO 33 (C.S. NO. 5130),
PLOT NO 33 PART (C.S. NO. 5129)
PH.NO.5, MOUZA - WADI,KOHALE LAYOUT
DISTT-NAGPUR.

BELONGING TO :
1) SHRI. DYANESHWAR S GAWANDE
2)SHRI ASIMKUMAR NONIGOPAL GHOSH

PLOT AREA DETAIL

BEFORE AMALGAMATION

1) PLOT NO-33 (C.S. NO. 5129), & PART OF PLOT NO 33 (C.S. NO. 5129)	= 302.86 SQ.M
2) PLOT NO-27 (C.S. NO. 5131)	= 116.17 SQ.M
3) PLOT NO-38 (C.S. NO. 5132) & PLOT NO 39(C.S. NO. 5133)	= 232.26 SQ.M
TOTAL PLOT AREA AS PER AMALGAMATION	**= 651.29 SQ.M**

AREA STATEMENT

FLOOR	B/UP	BALCONY AREA			NET B/UP
	B/UP AREA (SQM)	PROVIDED BALCONY (SQM)	PERMISSIBLE BALCONY (15%) (SQM)	EXCESS BALCONY (SQM)	
GROUND	34.137	—	—	—	34.137
FIRST	211.046	41.367	31.656	9.711	220.755
SECOND	211.046	41.367	31.656	9.711	220.755
THIRD	167.023	18.033	25.053	—	167.023
TOTAL	623.252	100.767	88.366	19.422	642.674

PERMISSIBLE BUILT UP AREA	= 651.290 SQ.M
TOTAL PROVIDED NET B/UP AREA =	642.674 SQM
BALANCE BUILT UP	= 8.616 SQM
PREMIUM AREA ON GROUND FLOOR	= 11.475 SQ.M
PREMIUM ON FIRST FLOOR	= 50.208 SQM
PREMIUM ON SECOND FLOOR	= 50.208 SQM
PREMIUM ON THIRD FLOOR	= 25.333 SQM
TOTAL	= 137.220 SQM
PERMISSIBLE PREMIUM AREA	= 20%651.290=130.258 SQ
TOTAL PROVIDED PREMIUM	= 137.210 SQM
EXCESS PREMIUM	= 6.952 SQM
TOTAL B/UP = 8.952 + 642.674	= 649.626
BAL.ANCE B/UP	= 1.884 SQM

AREA CALCULATIONS FOR TYPICAL FLOOR

BUILT UP AREA CALCULATIONS
1 = 8.000 X 8.600 = 68.800 SQM
2 = 6.700 X 1.300 = 16.420 SQM
3 = 1.200 X 2.400 = 2.880 SQM
4 = 7.200 X 4.600 = 33.120 SQM
5 = 4.000 X 1.200 = 4.800 SQM
6 = 4.000 X 7.700 = 30.800 SQM
7 = 4.000 X 2.200 = 8.800 SQM
8 = 2.600 X 3.900 = 10.140 SQM
9 = 8.900 X 3.200 = 28.480 SQM
10 = 8.900 X 2.300 = 14.600 SQM
11 = 1.300 X 1.100 = 1.430 SQM
12 = 2.510 X 5.100 = 12.800 SQM
13 = 1.400 X 2.400 = 3.360 SQM
14 = 1.100 X 3.200 = 3.304 SQM
15 = 1.100 X 2.200 = 2.420 SQM
16 = 2.600 X 4.000 = 10.400 SQM
17 = 2.100 X 5.700 = 11.970 SQM
18 = 2.100 X 5.700 = 11.970 SQM
19 = 3.900 X 2.100 = 8.190 SQM
20 = 3.900 X 2.100 = 8.190 SQM
21 = 8.700 X 1.300 = 11.310 SQM
22 = 8.700 X 1.300 = 11.310 SQM
23 = 2.525 X 5.320 = 13.430 SQM
24 = 1.300 X 3.200 = 4.160 SQM
TOTAL = 411.046 SQM

BALCONY AREA CALCULATIONS
CB1 = 3.200 X 1.600 = 5.120 SQM
CB2 = 3.200 X 1.600 = 5.120 SQM
CB3 = 1.200 X 2.200 = 2.640 SQM
CB4 = 1.200 X 1.700 = 2.040 SQM
CB5 = 7.700 X 1.600 = 12.320 SQM
CB6 = 7.700 X 1.600 = 12.320 SQM
CB7 = 7.700 X 1.600 = 12.320 SQM
CB8 = 7.700 X 1.600 = 12.320 SQM
CB9 = 3.700 X 1.200 = 4.440 SQM
CB10 = 1.200 X 3.900 = 4.680 SQM
TOTAL = 82.880 SQM
PERMISSIBLE BALCONY = 15% (411.046) = 61.656 SQM
EXCESS BALCONY = 7.111 SQM

PREMIUM AREA CALCULATIONS
PC1 = 1.200 X 1.600 = 1.910 SQM
PC2 = 1.200 X 1.600 = 1.920 SQM
PC3 = 1.200 X 2.200 = 2.640 SQM
PC4 = 1.200 X 1.700 = 2.040 SQM
PC5 = 7.700 X 1.600 = 12.320 SQM
PC6 = 7.700 X 1.600 = 12.320 SQM
PC7 = 7.700 X 1.600 = 12.320 SQM
PC8 = 7.700 X 1.600 = 12.320 SQM
PC9 = 3.700 X 1.200 = 4.440 SQM
PC10 = 1.200 X 3.900 = 4.680 SQM
TOTAL = 82.880 SQM

NET B/UP AREA = 411.046 + 8.711 = 229.767 SQM

AREA CALCULATIONS FOR THIRD FLOOR

BUILT UP AREA CALCULATIONS
1 = 3.600 X 8.600 = 13.160 SQM
2 = 3.200 X 8.600 = 10.160 SQM
3 = 5.000 X 5.900 = 10.800 SQM
4 = 5.000 X 5.900 = 10.800 SQM
5 = 5.000 X 5.900 = 10.800 SQM
6 = 2.500 X 5.900 = 7.100 SQM
7 = 3.200 X 5.900 = 7.100 SQM
8 = 5.010 X 5.100 = 3.750 SQM
9 = 3.200 X 3.400 = 11.200 SQM
10 = 2.510 X 2.900 = 3.760 SQM
11 = 7.700 X 2.254 = 17.420 SQM
12 = 0.940 X 2.441 = 11.075 SQM
13 = 1.300 X 5.441 = 10.070 SQM
14 = 2.300 X 1.500 = 3.070 SQM
15 = 2.210 X 5.900 = 13.040 SQM
16 = 1.700 X 5.900 = 10.021 SQM
TOTAL = 167.023 SQM

BALCONY AREA CALCULATIONS
CB1 = 3.200 X 1.600 = 5.120 SQM
CB2 = 10.200 X 1.600 = 16.320 SQM
CB3 = 11.600 X 1.600 = 18.560 SQM
CB4 = 7.700 X 1.100 = 8.470 SQM
TOTAL = 18.051 SQM
PERMISSIBLE BALCONY = 15% (167.023) = 25.053 SQM
NET B/UP AREA = 167.023 SQM

PREMIUM AREA CALCULATIONS
PC1 = 1.310 X 2.300 = 3.109 SQM
PC2 = 10.200 X 1.600 = 5.247 SQM
PC3 = 11.600 X 5.100 = 5.229 SQM
PC4 = 7.700 X 1.100 = 8.470 SQM
PC5 = 8.210 X 1.200 = 9.910 SQM
PC6 = 5.000 X 3.000 = 7.500 SQM
PC7 = 11.310 X 1.200 = 5.100 SQM
PC8 = 11.310 X 1.200 = 5.100 SQM
TOTAL = 1.200 X 1.100 = 1.172 SQM
TOTAL = 25.053 SQM

PARKING REQUIREMENT	CAR	SCOOTER	CYCL
2 TENAMENTS HAVING CARPET AREA UPTO 40 SQ.M TO 80 SQ.M	1	4	4
13 TENAMENTS HAVING CARPET AREA UPTO 40SQ.M	3.25	13	13
TOTAL PARKING REQUIRED FOR RESIDENCE	4.25	17	17
PARKING FOR COMMERCIAL/SHOPS	2	4	4
TOTAL PARKING PROVIDED (COMMERCIAL + RESIDENCE)	7	21	21

NET PARKING AREA REQUIRED
= (7 X 12.5)+ (21 X 3) + (21 X 1.5) = 87.5 + 63 + 31.5 = 182 SQM

PROPOSED PARKING AREA AS PER COMPUTER P.L. LINE IS = 214.640 SQM

SCHEDULE OF OPENINGS

SN	TYPE	SIZE	DESCRIPTION
D1	D	1.05 X 2.10	T.W. FRAME WITH T.W. PANELLED DOOR
D2	D1	0.80 X 2.10	T.W. FRAME WITH T.W. PANELLED DOOR
D3	D2	0.75 X 2.10	T.W. FRAME WITH T.W. PANELLED DOOR
D4	W	1.20 X 1.20	ALUMINIUM SLIDING WINDOW
D5	W1	1.20 X 1.20	ALUMINIUM SLIDING WINDOW
D6	WW	1.20 X 0.90	ALUMINIUM & SLIDING KITCHEN WINDOW
D7	V	0.60 X 0.60	LOUVERED VENTILATOR
D8	FDW	FULL V GLAZED WINDOW	
D9	RS	2.1 X 2.4	ROLLING SHUTTER

LEGEND:
PLOT BOUNDRY SHOWN IN SHOWN IN — BLACK
PROPOSED CONSTRUCTION SHOWN IN — RED

NOTE: ALL DIMENSIONS ARE IN METRE

OWNER'S SIGN

Permission is granted as per building DCPR bye-laws & M.R.T.P. Act, 1966, vide letter no. 12-16/708.7 Date: 17/04/2017 and recorded. Corrections made by red lines.

Junior Engineer P.W.D. (U.B.S.) M.C. WARD

Chief Officer Municipal Council Ward

POWER OF ATTORNEY HOLDER
1) SHRI. DYANESHWAR S GAWANDE

POWER OF ATTORNEY HOLDER
2)SHRI ASIMKUMAR NONIGOPAL GHOSH

ARCHITECT'S SIGN

AR. SANJAY SHENDE
B. ARCH.(HONS), M.C.A., A.I.I.A.
C. A. 95/12131, AIIA. 13636
W.M.C. I.S. R-49, M.I.T I.S. 384

DRG.TITLE: SUBMISSION DRAWING

Date	18-02-2017
DRAWN BY:	AR. BHAIRAVI
CHECKED BY:	AR. S.SHENDE
Scale	1:200 , 1:100
Revision	—00—

NORTH

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