SHEET NO 04 / 06

TITLE :-

PROPOSED MULTI FAMILY RESIDENTIAL
BUILDING PLAN SHOWING ON RETAINABLE LAN
IN KH.NO. 52/1, 52/2, 52/7, 52/10 MOUZA -BORGAON
BELONGS TO : M/s SHRICHAKRA BUILDERS AND
DEVELOPERS THROUGH P.O.A. HOLDER
DEVANG DEVELOPER LLP
HEMAL H. NADIYANA

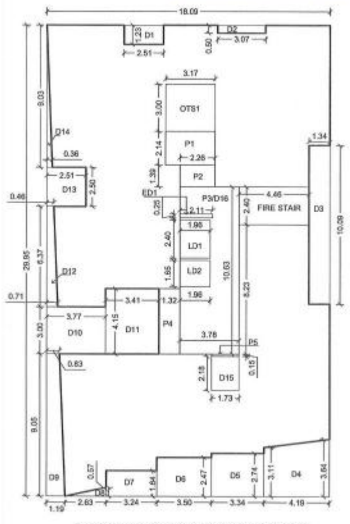
NIT
L.S.No. 1193
Serial No.
Valid upto 31/12/2021

OFFICE OF THE NAGPUR IMPROVEMENT TRUST
Building Parmit No B.E.43/Code.No. AB-40-215/ Tracking No. 20180607 57/286
Date 03/11/2018
SANCTIONED
Building Engineer
Nagpur Improvement Trust
As corrected on:

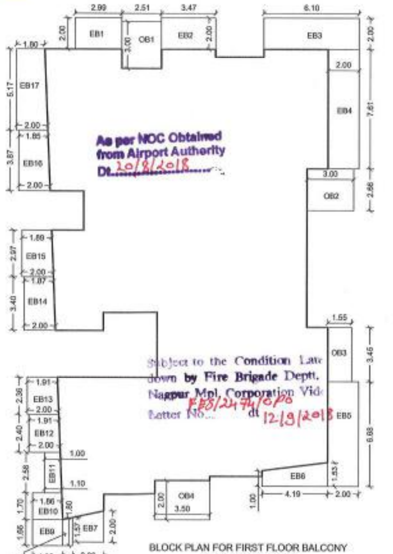
Subject to the condition as per Regularisation Release letter dt. 21/12/2002 enclosed herewith.

ROOF RAINWATER HARVESTING SYSTEM SHOULD BE PROVIDED WITHIN PLOT AREA

TYPICAL (1 ST TO 10 TH) FLOOR AREA CALCULATION				
CODE NO.	SIZE		NOS.	TOTAL AREA
A	18.09	29.95	1	541.80
DEDUCTION AREA CALCULATION				
DEDUCTION	SIZE		NOS.	TOTAL AREA
D1	1.23	2.51	1	3.09
D2	3.07	0.50	1	1.54
D3	1.34	10.09	1	13.52
D4	(3.11 + 3.64) / 2 x 4.19			14.14
D5	3.34	2.74	1	9.15
D6	3.50	2.47	1	8.65
D7	3.24	1.64	1	5.31
D8	2.63	0.57	0.50	0.75
D9	(1.19 + 0.83) /2 x 9.05			9.14
D10	3.77	3.00	1	11.31
D11	3.41	4.15	1	14.15
D12	(0.71+0.46)/2 x 6.37			3.73
D13	2.51	2.500	1	6.27
D14	0.36	9.03	0.50	1.63
D15	2.18	1.73	1	3.77
D16	10.63	3.78	1	40.18
FIRE STAIR	4.46	2.40	1	10.70
OTS1	3.17	3.00	1	9.51
P1	2.14	3.17	1	6.78
P2	2.26	1.39	1	3.14
P4	1.32	4.15	1	5.48
P5	0.15	1.73	1	0.26
TOTAL DEDUCTION AREA				182.20
TOTAL BUILT UP AREA				359.60
PREMIUM AREA CALCULATION				
P1	2.14	3.17	1	6.78
P2	2.26	1.39	1	3.14
P3	10.63	3.78	1	40.18
P4	1.32	4.15	1	5.48
P5	0.15	1.73	1	0.26
			TOTAL	55.84
DEDUCTIONS				
LD1	1.65	1.96	1	3.23
LD2	1.96	2.40	1	4.70
ED1	2.11	0.25	1	0.53
TOTAL DEDUCTION				8.47
TOTAL PREMIUM AREA				47.38



BLOCK PLAN FOR TYPICAL (1 ST TO 10 TH) FLOOR
BUILT UP AREA & PREMIUM AREA CALCULATION
SCALE - 1:100

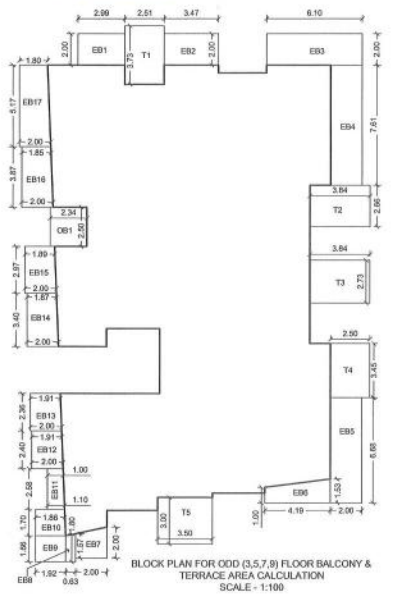


As per NOC Obtained from Airport Authority Dt. 20/8/2018

Subject to the Condition Laid down by Fire Brigade Deptt. Nagpur Mpl. Corporation Vide Letter No. FBS/2474/0/P0 dt 12/9/2018

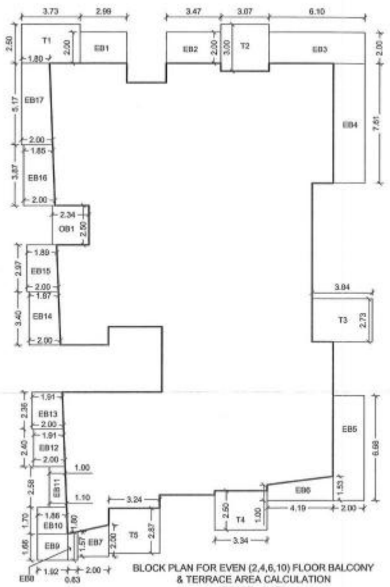
BLOCK PLAN FOR FIRST FLOOR BALCONY
AREA CALCULATION
SCALE - 1:100

FIRST FLOOR BALCONY AREA CALCULATION				
CODE NO.	SIZE		NOS.	TOTAL AREA
EB1	2.99	2.00	1	5.98
EB2	3.47	2.00	1	6.94
EB3	6.10	2.00	1	12.20
EB4	7.61	2.00	1	15.22
EB5	2.00	6.68	1	13.36
EB6	(1.53 + 1.00)/2 x 4.19			5.30
EB7	(1.57 + 2.00)/2 x 2.00			3.57
EB8	(1.66 + 1.80)/2 x 0.63			1.09
EB9	1.66	1.92	1	3.19
EB10	(1.92 + 1.86)/2 x 1.70			3.21
EB11	(1.10 + 1.00)/2 x 2.58			2.71
EB12	(2.00 + 1.91)/2 x 2.40			4.69
EB13	(2.00 + 1.91)/2 x 2.36			4.61
EB14	(2.00 + 1.87)/2 x 3.40			6.58
EB15	(2.00 + 1.89)/2 x 2.97			5.78
EB16	(1.85 + 2.00)/2 x 3.87			7.45
EB17	(1.80 + 2.00)/2 x 5.17			9.82
TOTAL ENCLOSED BALCONY AREA				111.70
OB1	2.51	3.00	1	7.53
OB2	3.00	2.66	1	7.98
OB3	3.45	1.55	1	5.35
OB4	2.00	3.50	1	7.00
TOTAL OPEN BALCONY AREA				27.86
TOTAL (ENCLOSED +OPEN)BALCONY AREA				139.560



BLOCK PLAN FOR ODD (3,5,7,9) FLOOR BALCONY &
TERRACE AREA CALCULATION
SCALE - 1:100

ODD (3,5,7,9) FLOOR BALCONY & TERRACE AREA CALCULATION				
CODE NO.	SIZE		NOS.	TOTAL AREA
EB1	2.99	2.00	1	5.98
EB2	3.47	2.00	1	6.94
EB3	6.10	2.00	1	12.20
EB4	7.61	2.00	1	15.22
EB5	2.00	6.68	1	13.36
EB6	1.53	1.00	4.19	5.30
EB7	1.57	2.00	2.00	3.57
EB8	1.66	1.80	0.63	1.09
EB9	1.66	1.92	1	3.19
EB10	1.92	1.86	1.70	3.21
EB11	1.10	1.00	2.58	2.71
EB12	2.00	1.91	2.40	4.69
EB13	2.00	1.91	2.36	4.61
EB14	2.00	1.87	3.40	6.58
EB15	2.00	1.89	2.97	5.78
EB16	1.85	2.00	3.87	7.45
EB17	1.80	2.00	5.17	9.82
TOTAL ENCLOSED BALCONY AREA				111.70
OB1	2.34	2.50	1	5.85
TOTAL OPEN BALCONY AREA				5.85
TOTAL (ENCLOSED + OPEN)BALCONY AREA				117.55
T1	2.51	3.73	1	9.36
T2	3.84	2.66	1	10.21
T3	2.73	3.84	1	10.48
T4	2.50	3.45	1	8.63
T5	3.65	3.00	1	10.95
TOTAL TERRACE AREA CALCULATION				49.63

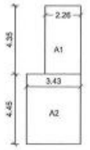


BLOCK PLAN FOR EVEN (2,4,6,10) FLOOR BALCONY
& TERRACE AREA CALCULATION
SCALE - 1:100

EVEN (2,4,6,8) FLOOR BALCONY & TERRACE AREA CALCULATION				
CODE NO.	SIZE		NOS.	TOTAL AREA
EB1	2.99	2.00	1	5.98
EB2	3.47	2.00	1	6.94
EB3	6.10	2.00	1	12.20
EB4	7.61	2.00	1	15.22
EB5	2.00	6.68	1	13.36
EB6	(1.53 + 1.00)/2 x 4.19			5.30
EB7	(1.57 + 2.00)/2 x 2.00			3.57
EB8	(1.66 + 1.80)/2 x 0.63			1.09
EB9	1.66	1.92	1	3.19
EB10	(1.92 + 1.86)/2 x 1.70			3.21
EB11	(1.10 + 1.00)/2 x 2.58			2.71
EB12	(2.00 + 1.91)/2 x 2.40			4.69
EB13	(2.00 + 1.91)/2 x 2.36			4.61
EB14	(2.00 + 1.87)/2 x 3.40			6.58
EB15	(2.00 +1.89)/2 x 2.97			5.78
EB16	(1.85 +2.00)/2 x 3.87			7.45
EB17	(1.80 + 2.00)/2 x 5.17			9.82
TOTAL ENCLOSED BALCONY AREA				111.70
OB1	2.34	2.50	1	5.85
TOTAL OPEN BALCONY AREA				5.85
TOTAL (ENCLOSED + OPEN)BALCONY AREA				117.55
T1	3.73	2.50	1	9.32
T2	3.07	3.00	1	9.21
T3	2.73	3.84	1	10.48
T4	2.50	3.57	1	8.925
T5	3.24	2.87	1	9.30
TOTAL TERRACE AREA CALCULATION				47.235

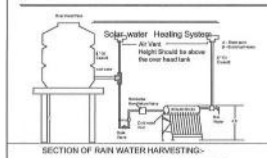
AREA CALCULATION	AREA IN SQ.M.
PLOT AREA AS PER R.L	1739.40
TANGENT DEDUCTION	0.00
NET PLOT AREA	1739.40
PERMISSIBLE FSI 1.25	2174.25
PERMISSIBLE PAID FSI- 30%	521.82
PERMISSIBLE TDR 90% (ROAD WIDTH 18.00M)	1565.46
PERMISSIBLE B/UP AREA	4261.53
B/UP AREA ON ALL FLOORS	3596.00
EXCESS BALCONY AREA OF ALL FLOORS	658.110
NET B/UP AREA	4254.11
PERMISSIBLE PREMIUM AREA	1276.23
PROPOSED PREMIUM AREA	498.89

ALL FLOORS AREA CALCULATION						
FLOOR	BUILT UP AREA	PERMISSIBLE 15% BALCONY AREA	PROPOSED BALCONY AREA	EXCESS BALCONY AREA	PROPOSED PREMIUM AREA	PROPOSED TERRACE AREA
GROUND	0.00	0.00	0.00	0.00	25.09	0.00
FIRST	359.60	53.94	139.56	85.62	47.38	0.00
SECOND	359.60	53.94	117.55	63.61	47.38	47.235
THIRD	359.60	53.94	117.55	63.61	47.38	49.63
FOURTH	359.60	53.94	117.55	63.61	47.38	47.235
FIFTH	359.60	53.94	117.55	63.61	47.38	49.63
SIXTH	359.60	53.94	117.55	63.61	47.38	47.235
SEVENTH	359.60	53.94	117.55	63.61	47.38	49.63
EIGHTH	359.60	53.94	117.55	63.61	47.38	47.235
NINTH	359.60	53.94	117.55	63.61	47.38	49.63
TENTH	359.60	53.94	117.55	63.61	47.38	47.235
TOTAL	3596.00	539.40	1197.51	658.11	498.89	434.695

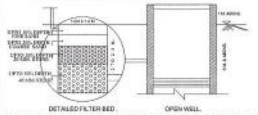


GROUND FLOOR PREMIUM AREA CALCULATION				
CODE NO.	SIZE		NOS.	TOTAL AREA
A1	2.26	4.35	1	9.83
A2	3.43	4.45	1	15.26
			PREMIUM UP AREA	25.09

Schematic Layout For Installation of 75, 100, 150, 200 lpd


Solar water Heating System
Air Vent
Height Should be above the over head tank

SECTION OF RAIN WATER HARVESTING:-



SECTION OF UNDER GROUND WATER TANK

LEGEND

PLOT BOUNDARY SHOWN THICK BLACK
PROPOSED WORK SHOWN RED FILLED IN
EXISTING CONSTRUCTION TO BE SHOWN IN BLUE

NAME AND SIGNATURE OF OWNER

H. H. Nadiyana

M/s SHRICHAKRA BUILDERS AND DEVELOPERS THROUGH
P.O.A. HOLDER DEVANG DEVELOPER LLP
HEMAL H. NADIYANA

NAME AND SIGNATURE OF ARCHITECT:-

MILIND NADIYANA & ASSOCIATES
CA/2009/28814
NIT L.S. No. 1193
NMC L.S. No. R-124
ARCHITECT

ARCHITECT :- MILIND. NADIYANA,CA/2009/28814,N.I.T. L.S.NO.-1193,NMC L.S. NO. R-1
MILIND NADIYANA & ASSOCIATES

DRWG. TITLE :-
SITE PLAN ,PARKING PLAN, SECTIONS,
ELEVATIONS, FLOOR PLANS & AREA STATEMENT.

SCALE :- 1 : 100, 1:200	DATE :- 15-05-18
CHECKED BY:- M. NADIYANA	DRAWN BY:- VM
DWG. NO.	