N.I.T.
L.S. No. 276
Page No.
Serial No.
Validity of
License till 31/12/2020
[S1]

| FLOOR | NET B/UP AREA | NET PREMIUM | PER BAL. OF I.T TERR. 15% | PROPOSED BALCONY | ENCLOSED BALCONY | EXCESS BALCONY | D.H.T TERRC. PROP. | EXCESS D.H.T TERRC. | TOTAL B/UP (B/UP-EXCESS BAL +EXCS. TERRACE) |
|---|---|---|---|---|---|---|---|---|---|
| GROUND | 114.289 | 27.229 | – | – | – | – | – | – | 114.289 |
| FIRST | 207.041 | 25.093 | 31.056 | 31.418 | 20.470 | 0.362 | – | – | 207.403 |
| SECOND | 207.041 | 25.093 | 31.056 | 31.418 | 20.470 | 0.362 | 30.081 | – | 207.403 |
| THIRD | 207.041 | 25.093 | 31.056 | 31.418 | 20.470 | 0.362 | 30.081 | – | 207.403 |
| FOURTH | 207.041 | 25.093 | 31.056 | 31.418 | 20.470 | 0.362 | 30.081 | – | 207.403 |
| TOTAL | 942.453 | 127.601 | 124.224 | 125.672 | 81.880 | 1.448 | 90.243 | – | 943.901 |

## TOTAL TERRACE AREA STATEMENT

| | |
|---|---|
| SECOND FLOOR | 30.081 SQ.M |
| THIRD FLOOR | 30.081 SQ.M |
| FOURTH FLOOR | 30.081 SQ.M |
| TOTAL TERRACE AREA = | 90.243 SQ.M |

PROPOSED CONSTRUCTION OF MULTIFAMILY RESIDENTIAL DWELLING UNIT ON PLOT NO. 10 & 11 OUT OF THE LAYOUT ADIWASI SAMAJ UNNATI GRUHA NIRMAN SANSTHA MARYADIT, KH.NO. 124/3, MOUZA–ZINGABAI TAKLI, P.S.K. 11, C.S.NO. 188, SHEET NO. 664/10, WARD NO. 57, TAH. & DIST. NAGPUR. BELONGING TO, M/S. PUSHKAR HOMES PVT. LTD. THROUGH SHRI. GAURAV DINESHCHANDRA AGRAWAL

BUILT-UP AREA STATEMENT : SECOND, THIRD, FOURTH FLOOR IS SAME AS ON FIRST FLOOR = 207.041 SQ.M.

PREMIUM AREA STATEMENT : SECOND, THIRD,FOURTH FLOOR IS SAME AS ON FIRST FLOOR = 25.093 SQ.M.

BALCONY AREA STATEMENT : SECOND, THIRD,FOURTH FLOOR IS SAME AS ON FIRST FLOOR = 31.418 SQ.M.

## TERRACE STATEMENT:SECOND FLOOR

| | | | | |
|---|---|---|---|---|
| TOTAL BUILT-UP AREA = | | | | 207.041 SQ.M |
| PERMISSIBLE TERRACE AREA [15%] = | | | | 31.056 SQ.M |
| PROPOSED TERRACE AREA :- | | | | |
| 1. | 1.350 X | 3.061 X 4 | = | 16.529 SQ.M |
| 2. | 1.150 X | 2.946 X 4 | = | 13.552 SQ.M |
| TOTAL TERRACE AREA = | | | | 30.081 SQ.M |

## TERRACE STATEMENT:THIRD FLOOR

| | | | | |
|---|---|---|---|---|
| TOTAL BUILT-UP AREA = | | | | 207.041 SQ.M |
| PERMISSIBLE TERRACE AREA [15%] = | | | | 31.056 SQ.M |
| PROPOSED TERRACE AREA :- | | | | |
| 1. | 0.350 X | 3.315 X 4 | = | 4.641 SQ.M |
| 2. | 0.850 X | 3.200 X 4 | = | 10.880 SQ.M |
| 3. | 1.300 X | 2.800 X 4 | = | 14.560 SQ.M |
| TOTAL TERRACE AREA = | | | | 30.081 SQ.M |

## TERRACE STATEMENT:FOURTH FLOOR

| | | | | |
|---|---|---|---|---|
| TOTAL BUILT-UP AREA = | | | | 207.041 SQ.M |
| PERMISSIBLE TERRACE AREA [15%] = | | | | 31.056 SQ.M |
| PROPOSED TERRACE AREA :- | | | | |
| 1. | 1.350 X | 3.061 X 4 | = | 16.529 SQ.M |
| 2. | 1.150 X | 2.946 X 4 | = | 13.552 SQ.M |
| TOTAL TERRACE AREA = | | | | 30.081 SQ.M |

## TOTAL BUILT-UP AREA STATEMENT

| | |
|---|---|
| GROUND FLOOR | 114.289 SQ.M |
| FIRST FLOOR | 207.041 SQ.M |
| EXCESS BALCONY ON FIRST FLOOR | 0.362 SQ.M |
| SECOND FLOOR | 207.041 SQ.M |
| EXCESS BALCONY ON SECOND FLOOR | 0.362 SQ.M |
| THIRD FLOOR | 207.041 SQ.M |
| EXCESS BALCONY ON THIRD FLOOR | 0.362 SQ.M |
| FOURTH FLOOR | 207.041 SQ.M |
| EXCESS BALCONY ON FOURTH FLOOR | 0.362 SQ.M |
| TOTAL BUILT-UP AREA = | 943.901 SQ.M → (1) |

BALANCE F.S.I. = 946.251-943.901
= 2.350 SQ.M.

PERMISSIBLE PREMIUM 30% OF 943.901 = 283.170 SQ.M.

## TOTAL PREMIUM AREA STATEMENT

| | |
|---|---|
| GROUND FLOOR | 27.229 SQ.M |
| FIRST FLOOR | 25.093 SQ.M |
| SECOND FLOOR | 25.093 SQ.M |
| THIRD FLOOR | 25.093 SQ.M |
| FOURTH FLOOR | 25.093 SQ.M |
| TOTAL PREMIUM AREA = | 127.601 SQ.M → (2) |

## TOTAL BALCONY AREA STATEMENT

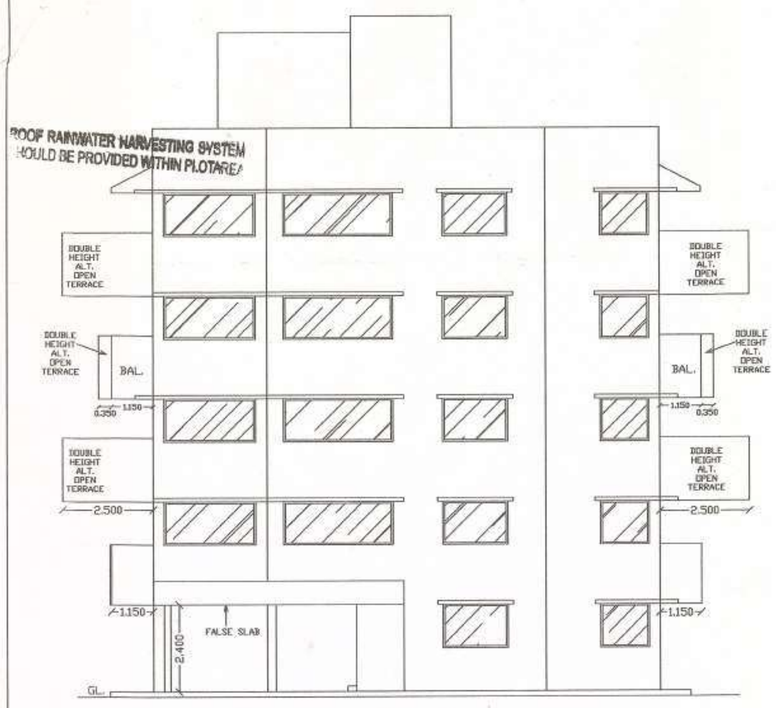
| | |
|---|---|
| FIRST FLOOR | 31.418 SQ.M |
| SECOND FLOOR | 31.418 SQ.M |
| THIRD FLOOR | 31.418 SQ.M |
| FOURTH FLOOR | 31.418 SQ.M |
| TOTAL BALCONY AREA = | 125.672 SQ.M → (3) |

PUSHKAR HOMES PVT. LTD.
DIRECTOR
OWNER

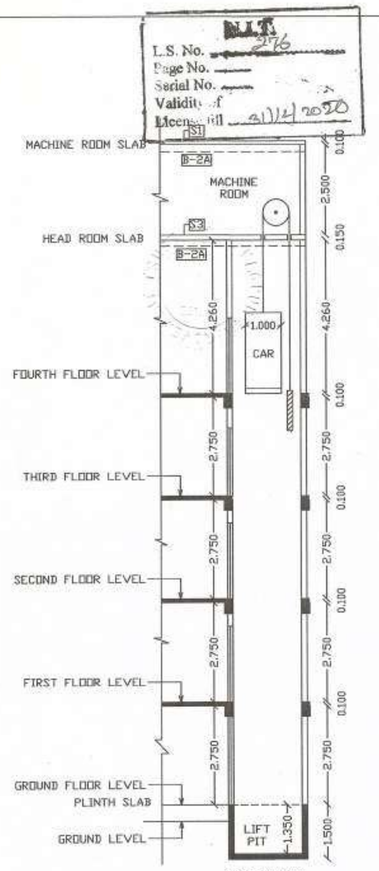
Ar. KISHOR V. CHIDDARWAR
B.Arch., M.C.A., M.Tech (I)
ARCHITECT & INTERIOR DESIGNER
Reg. No.: CA/86/10400
N.I.T. L.I.C. No.:276
ARCHITECT

| 1:100,1:200 | SUBMISSION-1 | SURAJ |
|---|---|---|
| SCALE | DATE | DEALT |
| 02/02 | | |
| DRG. NO. | JOB. NO. | |

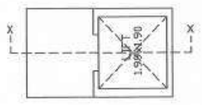
AR. KISHOR CHIDDARWAR
B.ARCH; M.TECH [I]
ARCHITECT AND INTERIOR DESIGNER
"Himaloya Enclave"
Mezzanine Floor, 1, N. A. Road
Opp. L. A. D. College
Shivaji Nagar, Nagpur - 10
PH.NO:(O) 2249739,6536016
(MO) 9823011694



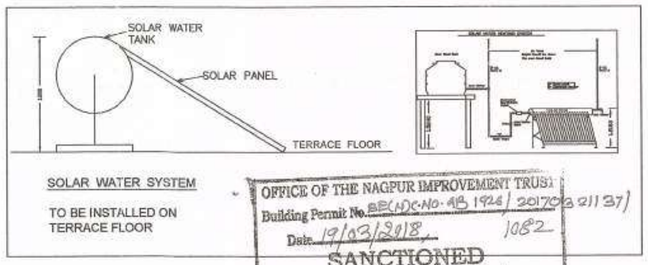

FRONT ELEVATION
(SCALE 1:100)

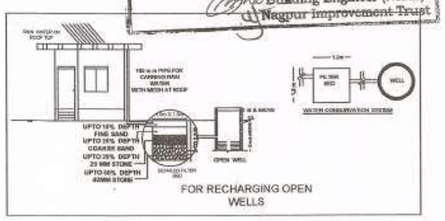



SECTION X-X



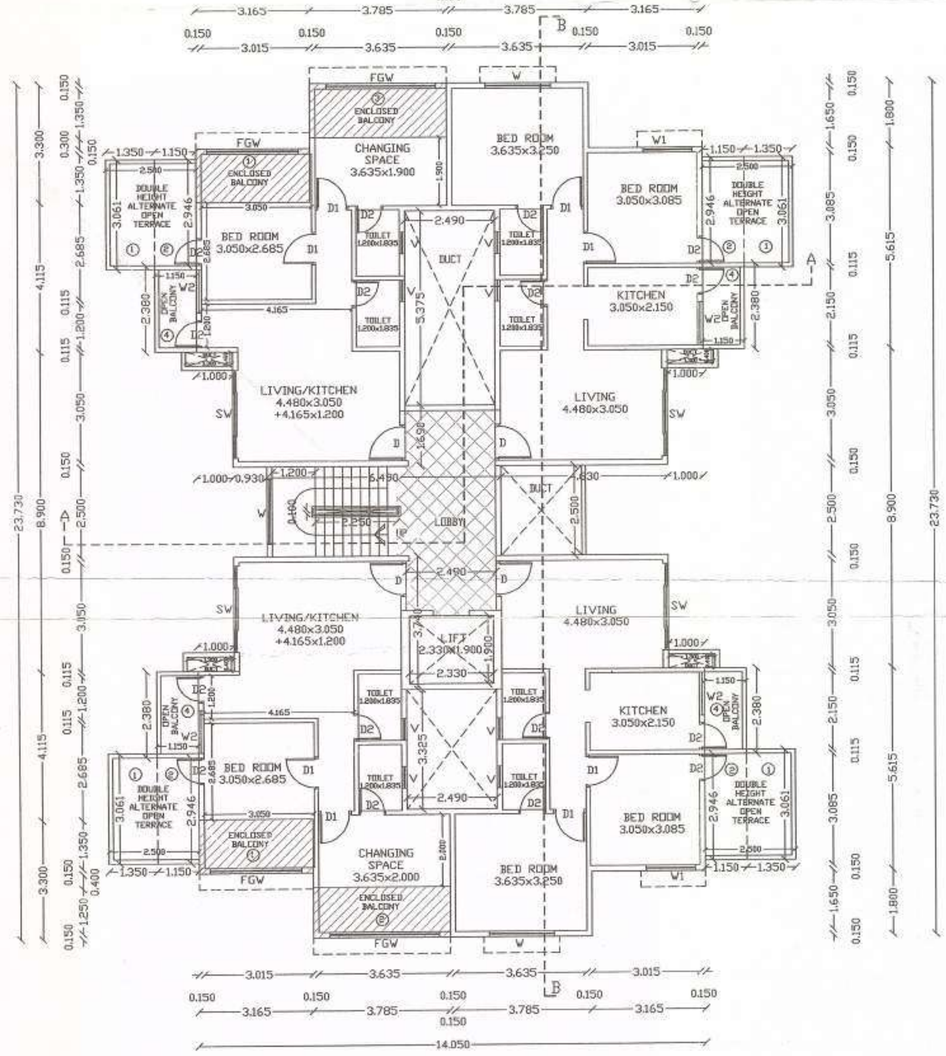

LIFT PLAN



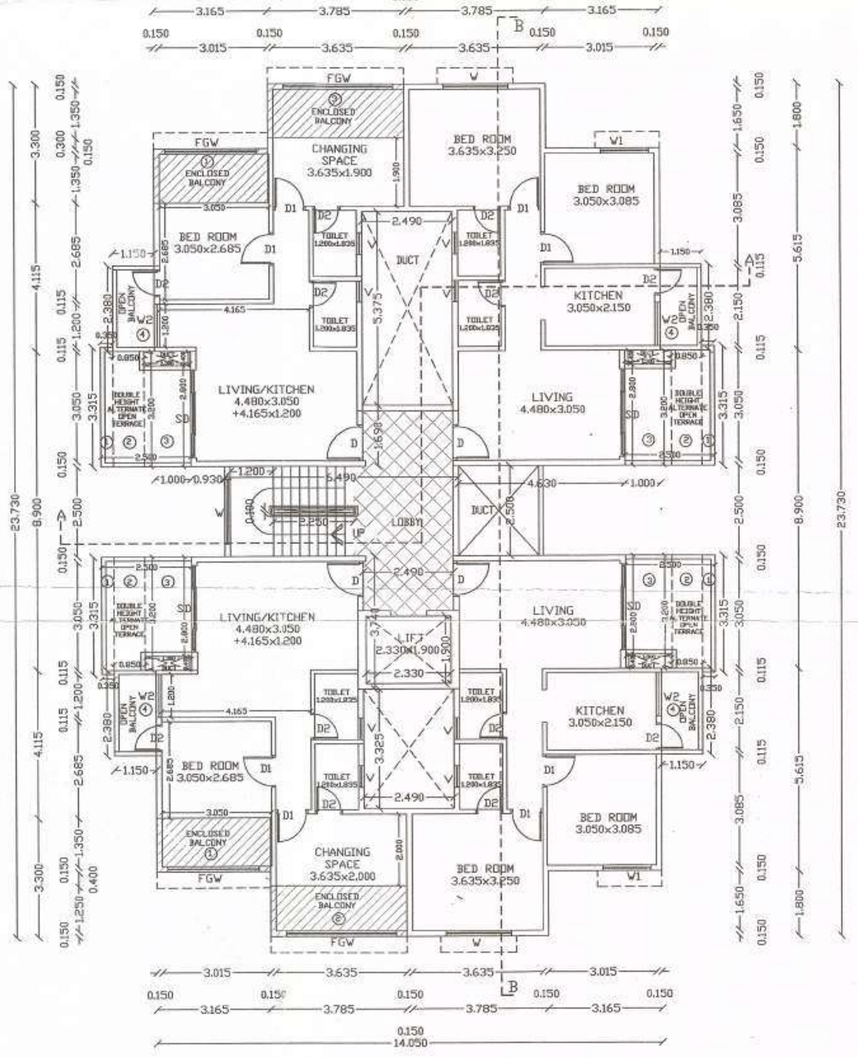




FOR RECHARGING OPEN WELLS

OFFICE OF THE NAGPUR IMPROVEMENT TRUST
Building Permit No. B(N)C.No-AB 1926 / 2017(3 21137)
Date 19/03/2018 1082
SANCTIONED
Building Engineer (North)
Nagpur Improvement Trust




TYPICAL SECOND AND FOURTH FLOOR PLAN
SCALE 1:100




THIRD FLOOR PLAN
SCALE 1:100