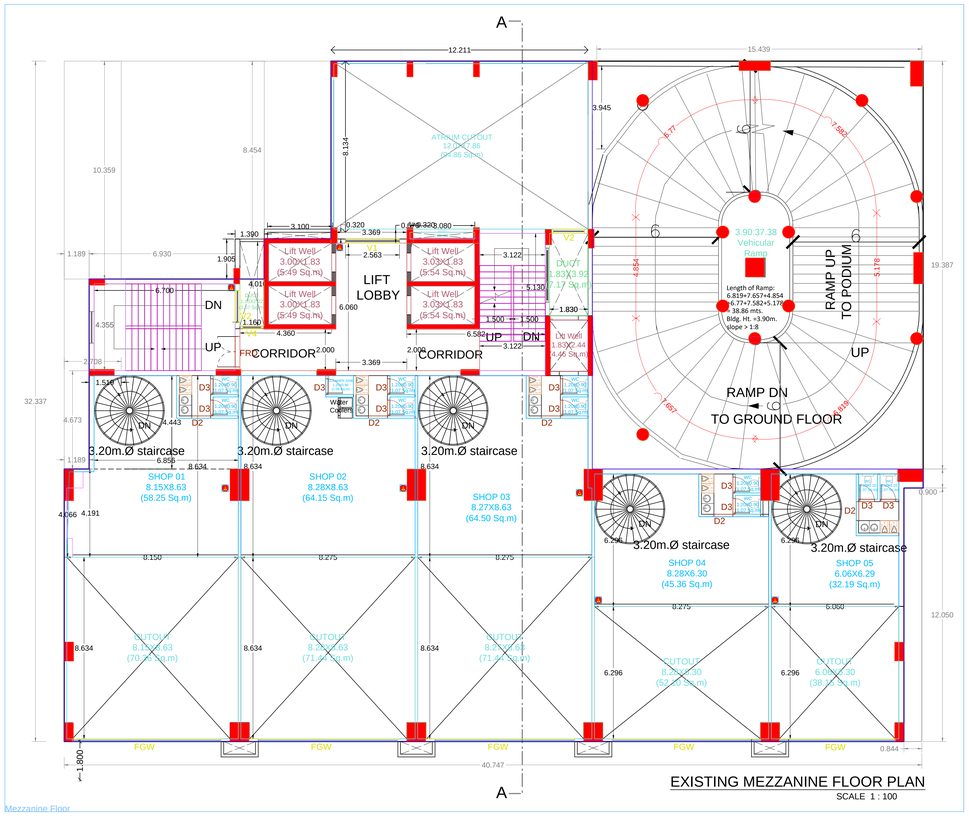
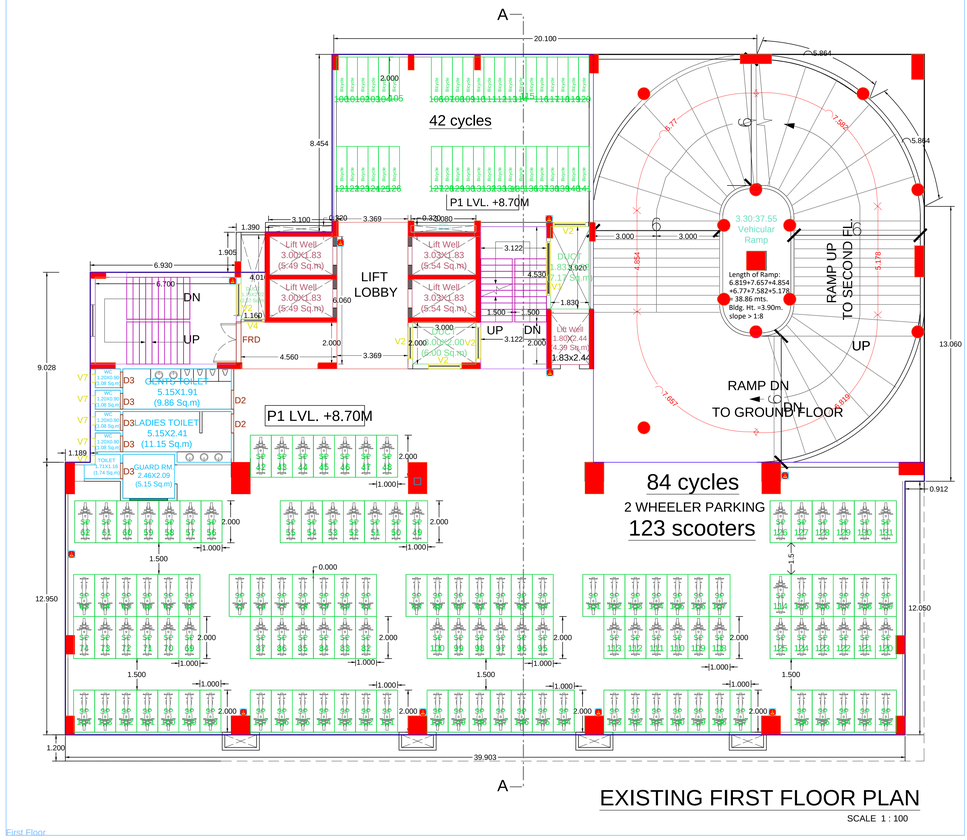
Project Details
Building Type - Revised Building Permission
Zone Type - Residential Zone with Shop line. (R-2)
Location - TOD
Ward No - 0
Plot No. - LAND
Cts No./Servey No. - 29/2081
Sheet No. - 1
Zone Number: Mauza Sitabuldi
Ward Name : 6.137/29-
( )
Pronata Value : 0.00



EXISTING MEZZANINE FLOOR PLAN

SCALE 1 : 100

Mezzanine Floor



84 cycles

2 WHEELER PARKING

123 scooters

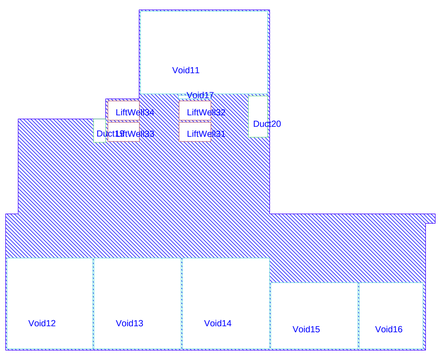
EXISTING FIRST FLOOR PLAN

SCALE 1 : 100

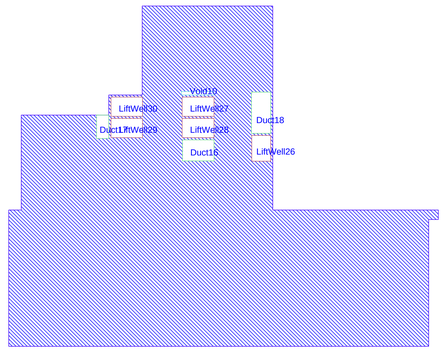
First Floor

RIAAN CORPORATE PARK				
RIAAN CORPORATE PARK	RS	6.00	2.40	4
RIAAN CORPORATE PARK	RS	5.50	2.40	1
RIAAN CORPORATE PARK	D	2.23	2.40	1
RIAAN CORPORATE PARK	FRD	1.49	2.40	1
RIAAN CORPORATE PARK	FRD	1.45	2.40	1
RIAAN CORPORATE PARK	FRD	2.00	2.40	6
RIAAN CORPORATE PARK	D	2.56	2.40	5
RIAAN CORPORATE PARK	D3	0.75	2.10	91
RIAAN CORPORATE PARK	D2	0.90	2.10	26
RIAAN CORPORATE PARK	D1	1.50	2.40	28
RIAAN CORPORATE PARK	D1	1.42	2.40	4
RIAAN CORPORATE PARK	FRD	1.50	2.40	2

RIAAN CORPORATE PARK				
RIAAN CORPORATE PARK	V6	3.61	0.75	1
RIAAN CORPORATE PARK	V1	2.56	0.75	1
RIAAN CORPORATE PARK	FGW	7.07	2.80	4
RIAAN CORPORATE PARK	FGW	5.50	2.80	1
RIAAN CORPORATE PARK	V7	0.38	0.75	9
RIAAN CORPORATE PARK	FGWP	6.18	1.80	20
RIAAN CORPORATE PARK	FGWP1	5.49	1.80	8
RIAAN CORPORATE PARK	V4	0.90	0.75	8
RIAAN CORPORATE PARK	V2	1.50	0.75	36
RIAAN CORPORATE PARK	V1	2.58	0.75	6



BUILT UP AREA CALCULATION FOR Mezzanine Floor RIAAN CORPORATE PARK			
AREA NAME	LENGTH	WIDTH	Area(Sq.M)
BLOCK	40.82	32.34	867.81
		BLOCK AREA TOTAL =867.82Sq.M	
Void17	-	-	0.86
Void18	-	-	38.31
Void31	-	-	51.13
Void34	-	-	73.44
Void32	-	-	71.44
Void33	-	-	75.36
Void11	-	-	54.98
LiftWell34	-	-	5.49
LiftWell32	-	-	5.49
LiftWell33	-	-	5.54
LiftWell31	-	-	5.54
Duct20	-	-	7.17
Duct19	-	-	2.57
		TOTAL Deduction =431.135q.M	
		Net Built-Up Area =436.80 Sq.M	



BUILT UP AREA CALCULATION FOR First Floor RIAAN CORPORATE PARK			
AREA NAME	LENGTH	WIDTH	Area(Sq.M)
BLOCK	40.81	32.34	867.81
		BLOCK AREA TOTAL =867.82Sq.M	
Void10	-	-	0.86
LiftWell30	-	-	5.49
LiftWell27	-	-	5.49
LiftWell28	-	-	4.39
Duct18	-	-	7.17
Duct17	-	-	2.57
Duct16	-	-	6.60
		TOTAL Deduction =413.76q.M	
		Net Built-Up Area =424.76 Sq.M	

BUILT-UP AREA CALCULATION Mezzanine Floor RIAAN CORPORATE PARK

BUILT-UP AREA CALCULATION First Floor RIAAN CORPORATE PARK

LEGEND	
	FIRE EXTINGUISHER
IC	INSPECTION CHAMBER as/spec.
GT	GULLY TRAP as/spec.
FV	FLUSH VALVE as/spec.
BC	BIB COCK as/spec.
MTP	MIXER TAP as/spec.
WB	WASH BASIN as/spec.
NT	NAHANI TRAP as/spec.
WC	WATER CLOSET as/spec.

LEGENDS:

PLOT BOUNDRY SHOWN WHITE
PROPOSED WORK SHOWN RED
DRAINAGE LINE SHOWN YELLOW LIGHT
WATER LINE SHOWN BLUE DOTTED
ENCLOSED BAL SHOWN BROWN
TERRACE SHOWN DARK YELLOW
OPEN BAL SHOWN BRAWN
EXISTING SHOWN BLUE HATCHED

STAMP FOR APPROVAL

Deputy Director Of Town Planning
Date: 01/02/2024

Owner details

Owner Name	Postal Address	Contact Number
SUNTECH INFRASTATE NAGPUR PRIVATE LIMITED	plot no 57,,,,Parvati Nagar S.O,Nagpur-440027,Maha rashtra	9657724051
PRAVIN MANOHARRAO POHANKAR	plot no 57,,,,Parvati Nagar S.O,Nagpur-440027,Maha rashtra	9657724051

Proforma I : Area Statement	
1. Area of plot (Minimum area of a, b, c to be considered) or area of subplot with sanctioned layout No. and subplot No.	3040.88
(a) As per ownership document (7/12, CTS extract)	3136.20
(B) as per TILR or City Survey measurement sheet	3136.20
(c) as per Demarcated drawing area	3040.88
LESS :	
2.Area not in possession	0.00
3. Entire area (1-2)	3040.88
4.Deductions for	-
(a) Proposed D.P./ D.P. Road widening Area /Service Road / Highway widening	333.94
(b) Any D.P. Reservation area	0.00
(Total a+b)	333.94
5.Balance area of plot (3-4)	2706.94
6. Amenity Space	0.00
(Applicable if (1) > 20000 sqmt	-
(Required -(a) Upto 20000 sqmt - Nil	-
(b) Above 20000 sqmt - (a) + 5 % of Total area	0.00
7. Net Plot Area (5-6)	2706.94
8. Recreational Open Space	
(a) If area (6) is more than 4000 sqmt - 10 % of (6) is required.	0.00
Proposed,,,,	0.00
(b) If area is less than 4000 sqmt -Check -	-
i) If it is full number like 1,2,125,419,etc. As per 7,12 abstract or City Survey Number - No Recreational open space is required	-
ii) If it is subdivision like 1/2 ,2/5 , 125/1 419/1 etc.then recreational open space is required.	-
(A) 10 % Subject to minimum 200 sqmt	0.00
Proposed _____	0.00
(B) Exemption to leave open space subject to availing basic F.S.I of 75 %	-
(C) Exemption to leave open space subject to payment of 10 % land value of land at (7) as per annual statement of rate.	-

Certificate of Area:
Certified that the plot under reference was surveyed by me on 2022-11-25 and the dimensions of sides etc. of plot stated onplan are as measured on site and the area so worked out tallies with the area stated in document of Ownership/ T.P. Scheme Records/Land Records Department/City Survey records.
Signature:
(Name of Architect/ Licensed Engineer/ Supervisor.)

Owner's Declaration -
I/We undersigned hereby confirm that I/We would abide by plans approved by Authority / Collector. I/We would execute the structure as per approved plans. Also I/We would execute the work under supervision of proper technical person so as to ensure the quality and safety at the work site.

Owner (s) name and signature

Architect/ Licensed Engineer/ Supervisor name and signature

Job No.

Postal Address : plot no 57,,,,Parvati Nagar
S.O,Nagpur-440027,Maharashtra

DESCRIPTION OF PROJECT :

Type of Proposal : Commercial
BUILDING ON CTS. NO./SURVEY NO. - 29/2081

SITE ADDRESS :
CTS No.2081, Sheet No. 176/29 , NMC House No. 207, Ward No. 65 of Village / Mouza , Sitabuldi, Kamtee Road Nagpur

Name Of Architect : SURESH KESHAVRAO CHICHGHARE

LOGO	ADDRESS OF OFFICE OFFICE : 59-60, Ashwamegh Appts., Lendra Park, Ramdaspeth, Nahpur 440010
OWNERS SIGN -	TECHNICAL PERSON SIGN
4	SCALE - 1:100 / Date: 19/01/24
	JOB NO - NMO-23-ENTRY-27200 CHECK BY - -

SUBMISSION DRAWING

Existing Area Details

BUILDING	FLOOR NAME	RES	COM	PRE BAL	PROP BAL	EXC BAL	PRE TER	PROP TER	EXC	LIFT	OTHER	BUILTUP
RIAAN CORPORATE PARK	NINTH FLOOR	0.00	1222.17	0.00	49.34	0.00	0.00	0.00	0.00	26.45	18.36	1177.36
RIAAN CORPORATE PARK	EIGHTH FLOOR	0.00	1222.17	0.00	49.34	0.00	0.00	0.00	0.00	26.45	18.36	1177.36
RIAAN CORPORATE PARK	SEVENTH FLOOR	0.00	1222.17	0.00	49.34	0.00	0.00	0.00	0.00	26.45	18.36	1177.36
RIAAN CORPORATE PARK	SIXTH FLOOR	0.00	1226.90	0.00	49.34	0.00	0.00	0.00	0.00	26.45	34.29	1186.16
RIAAN CORPORATE PARK	FIFTH FLOOR	0.00	1222.17	0.00	49.34	0.00	0.00	0.00	0.00	26.45	18.36	1177.36
RIAAN CORPORATE PARK	FOURTH FLOOR	0.00	1222.17	0.00	49.34	0.00	0.00	0.00	0.00	26.45	18.36	1177.36
RIAAN CORPORATE PARK	THIRD FLOOR	0.00	1226.90	0.00	49.34	0.00	0.00	0.00	0.00	26.45	34.29	1186.16
RIAAN CORPORATE PARK	SECOND FLOOR	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
RIAAN CORPORATE PARK	FIRST FLOOR	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
RIAAN CORPORATE PARK	MEZZANINE FLOOR	0.00	867.93	0.00	0.00	0.00	0.00	0.00	0.00	26.45	409.07	432.41
RIAAN CORPORATE PARK	GROUND FLOOR	0.00	867.92	0.00	0.00	0.00	0.00	0.00	0.00	26.45	12.28	829.19
RIAAN CORPORATE PARK	BASEMENT	0.00	35.64	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	35.64