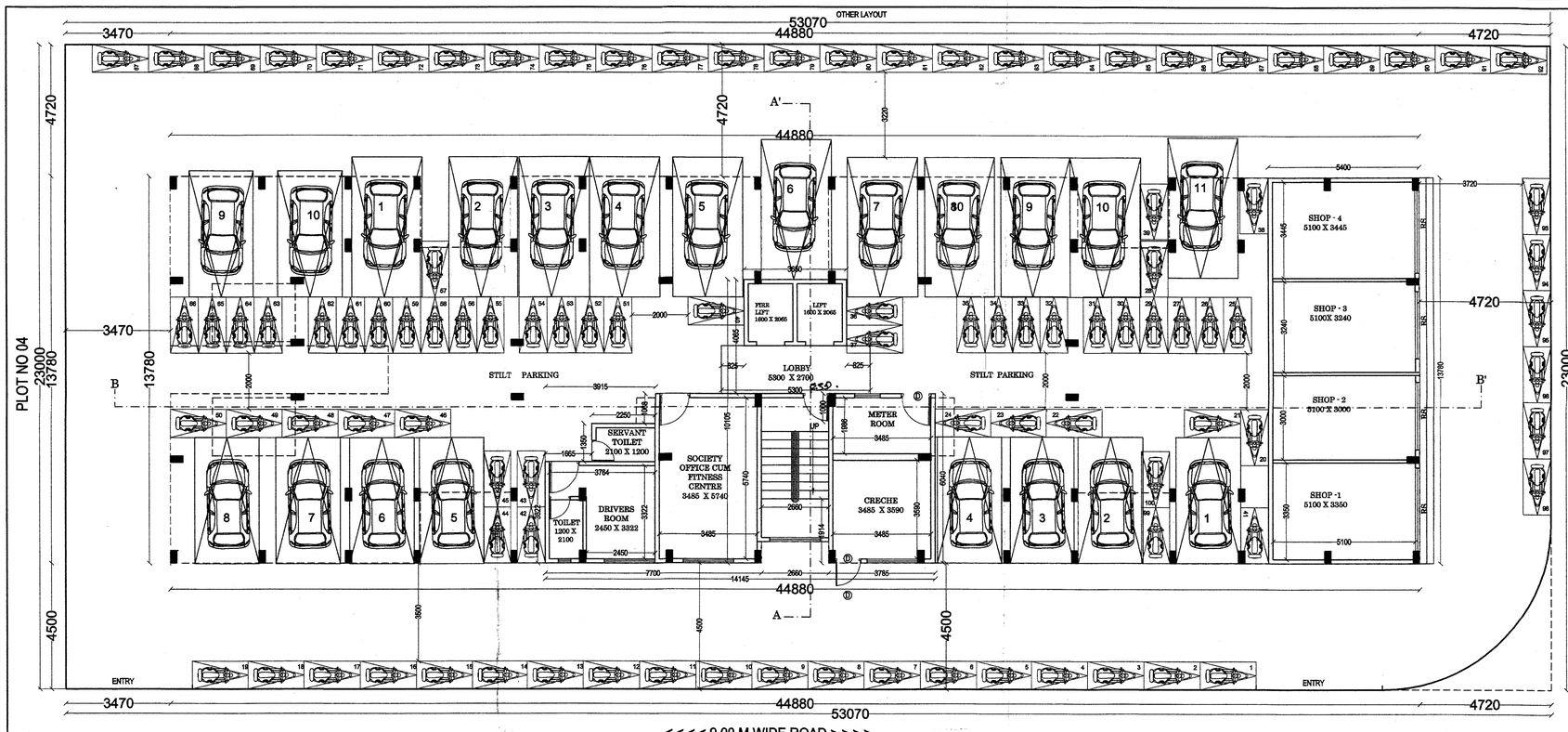
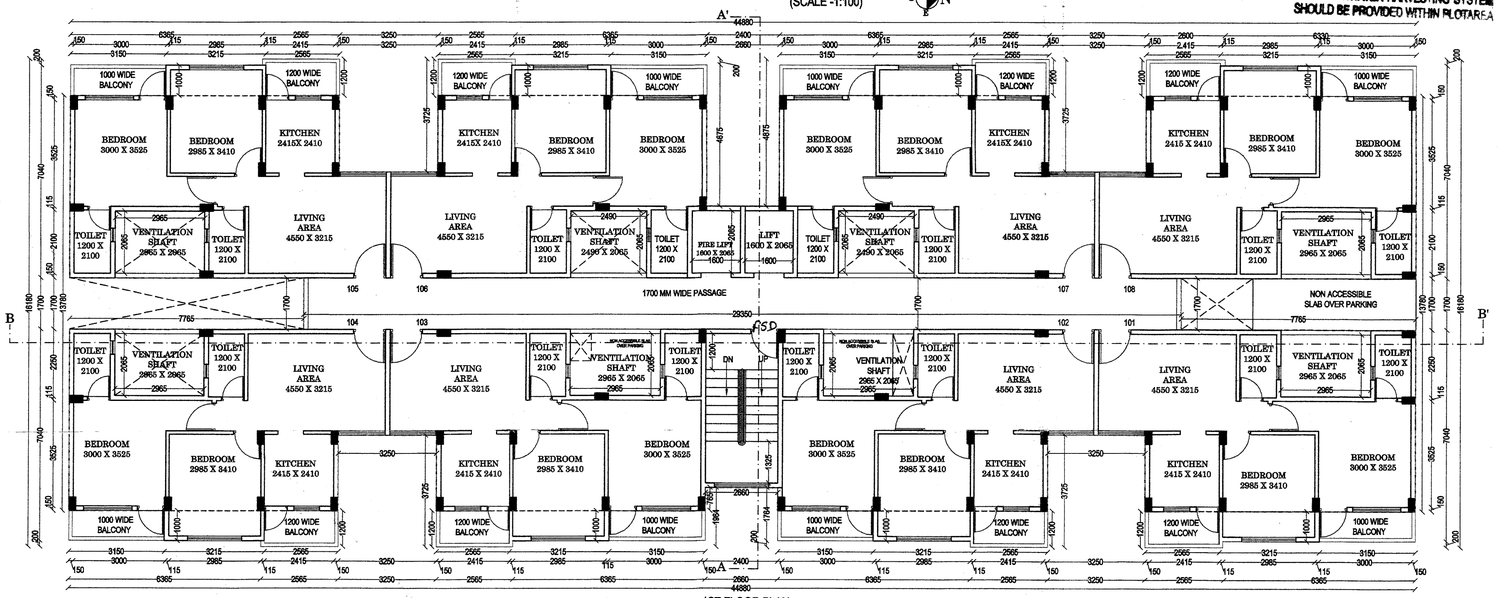
NIT
L.S. No...2140
Serial No...—
Valid upto..31·12·2028

OFFICE OF THE NAGPUR IMPROVEMENT TRUST
Building Permit No. BP/Cha/ 0406/NO-BUC-4/116/
Date 6/2021070854/
SANCTIONED Dt-13-10-2021
Building Engineer
Nagpur Improvement Trust

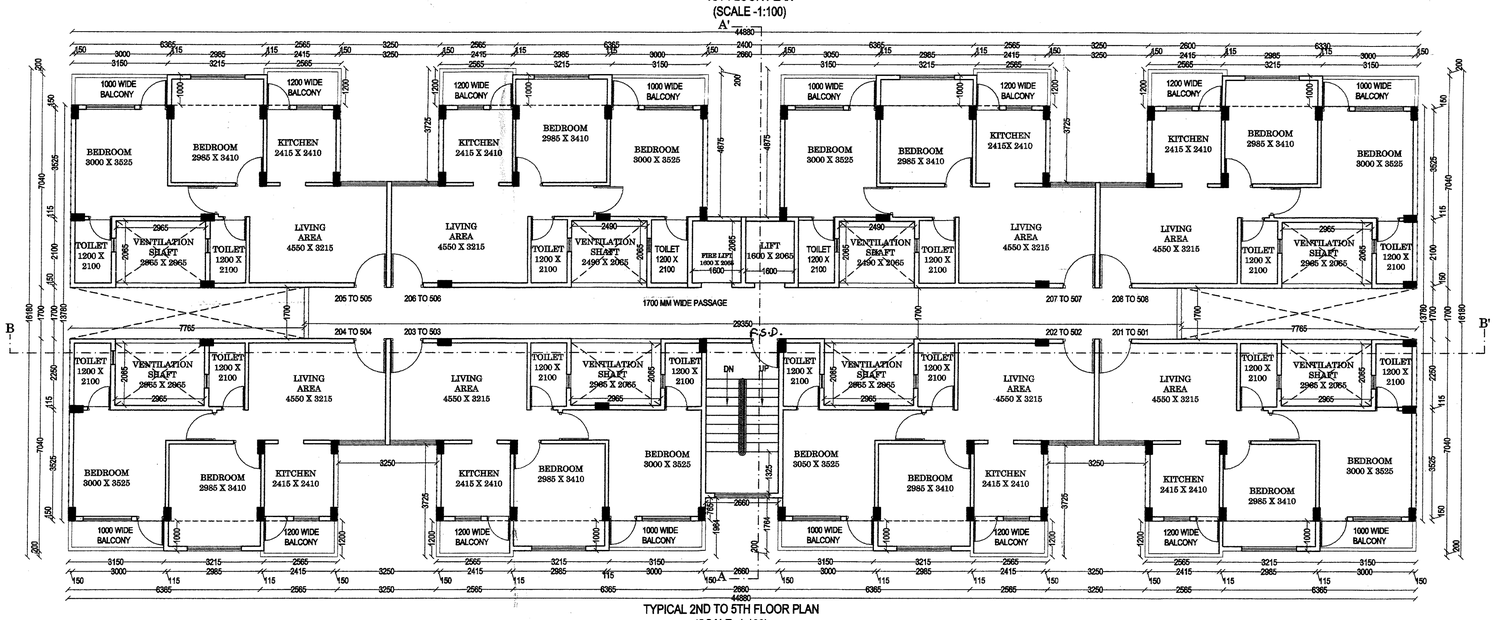


GROUND FLOOR PLAN
(SCALE -1:100)

ROOF RAINWATER HARVESTING SYSTEM SHOULD BE PROVIDED WITHIN PLOTAREA

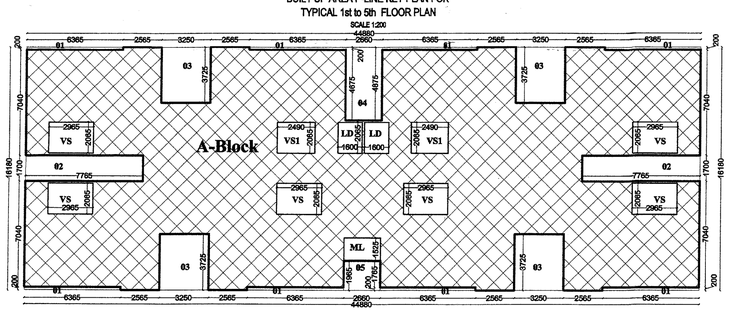


1ST FLOOR PLAN
(SCALE -1:100)



TYPICAL 2ND TO 5TH FLOOR PLAN
(SCALE -1:100)

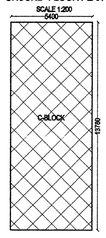
BUILT UP AREA P-LINE KEY PLAN FOR TYPICAL 1st to 5th FLOOR PLAN
SCALE 1:200



BUILT UP AREA FOR TYPICAL 1st to 5th FLOOR PLAN

Sr.No.	Polygon	NO.	Dimensions		Area
1	A-Block	1	X 44.880	X 16.180	726.1584
2	Deduction				
3	LD	2	X 1.600	X 2.065	6.6080
4	~~ML~~	~~1~~	~~X 2.400~~	~~X 1.525~~	~~3.6600~~
5	VS	6	X 2.965	X 2.065	36.7364
6	VS1	2	X 2.490	X 2.065	10.2837
7	01	8	X 6.365	X 0.200	10.1840
8	02	2	X 7.765	X 1.700	26.4010
9	03	4	X 3.250	X 3.725	48.4250
10	04	1	X 2.660	X 4.875	12.9675
11	05	1	X 2.660	X 1.965	5.2269
12	Total Deduction				156.8325
	Total (1-12)				569.3259

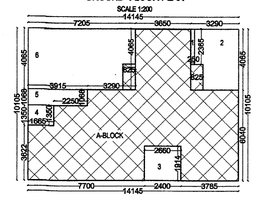
COMM. BUILT UP AREA P-LINE KEY PLAN FOR GROUND FLOOR PLAN
SCALE 1:200



COMM.BUILT UP AREA FOR GROUND FLOOR PLAN

Sr.No.	Polygon	NO.	Dimensions		Area
1	C-Block	1	X 5.400	X 13.780	74.4120

RESI. BUILT UP AREA P-LINE KEY PLAN FOR GROUND FLOOR PLAN
SCALE 1:200



RESI. BUILT UP AREA FOR GROUND FLOOR PLAN

Sr.No.	Polygon	NO.	Dimensions		Area
1	A-Block	1	X 14.145	X 10.105	142.9352
2	Deduction for		= 2×0.825×1.70 = +2.805 =		145.740
3	01	1	X 0.250	X 2.365	0.5913
4	02	1	X 2.240	X 4.065	9.1056
5	03	1	X 2.660	X 1.914	5.0912
6	04	1	X 1.665	X 1.350	2.2478
7	05	1	X 3.915	X 1.068	4.1812
8	06	1	X 7.205	X 4.065	29.2883
9	Total Deduction				50.5054
	Total (1-9)				95.2350

PARKING AREA STATEMENT
Table No. 8B(UDCPR)

NORMS FOR RESIDENTIAL		CAR (NOS.)	SCOOTERS (NOS.)	
For every two tenements with each tenement having carpet area equal to or above 40 sq.m. but less than 80 sq.m.		1	5	5% Vistors Parking
NORMS FOR COMMERCIAL		CAR (NOS.)	SCOOTERS (NOS.)	
For every 100 sq.m. carpet area or fraction thereof		2	6	
REQUIRED PARKING				
FOR RESIDENTIAL				
REQUIRED FOR 40 TENEMENTS OF CARPET AREA 40 TO 80 SQ.MT	40	20	100	
5% VP		1	5	
REQUIRED FOR RESIDENTIAL	(A)	21	105	
FOR COMMERCIAL				
CARPET AREA IN SQ.MT.	66.989 (B)	24	6	
TOTAL REQUIRED (D=A+B)		~~23.32~~	~~109~~ 111	
as per table no.8c Multiplying Factor = (0.9XD)		~~19.8~~ 21	~~98.1~~ 100	
TOTAL PROPOSED PARKING		21	~~98~~ 100	

VEHICLE TYPE	VEHICLE AREA	NOS.	AREA (SQ.M)
CAR BIG- 2.5 X 5m	12.500	11	137.500
CAR SMALL- 2.3 X 4.5m	10.350	10	103.500
SCOOTER - 1 X 2m	2.000	98	196.000
TOTAL STILT PARKING AREA PROVIDED			437.000

FLOOR WISE FSI STATEMENT : - BUILDING 1

FLOOR S NAME	PROPOSED B/U AREA				PROPOSED TENEMENTS	TOTAL BUILT UP AREA
	COMM.	RESI.	SPECL.	INDU.		
GROUND FLOOR	74.4120	95.2350	0.000	0.000	0	169.6470
1st FLOOR	0.0000	0.0000	0.000	0.000	8	569.3255
2nd FLOOR	0.0000	0.0000	0.000	0.000	8	569.3255
3rd FLOOR	0.0000	0.0000	0.000	0.000	8	569.3255
4th FLOOR	0.0000	0.0000	0.000	0.000	8	569.3255
5th FLOOR	0.0000	0.0000	0.000	0.000	8	569.3255
TOTAL	74.4120	95.2350	0.0000	0.0000	40	3016.2745

JOB TITLE

PLAN SHOWING PROPOSED CONSTRUCTION FOR MULTI FAMILY RESIDENTIAL DWELLING UNIT & COMMERCIAL SHOPS ON **PLOT NO.05**, KH NO.1/2,**MOUZA -ZINGABAI TAKLI**,TAH-DIST-NAGPUR.

BELONG TO

M/S.RAJ INFRA CONSTRUCTION THROUGH PARTNER JUZAR SIRAJBHAI RAJA, ZOHER ABID ALI SABIR.

SCHEDULE OF OPENINGS :

CODE	SIZE	SILL LVL.	LTL. LVL.	REMARKS
W	1800 x 1200	900	2100	TW.GLAZED WINDOW
W1	1500 x 1200	900	2100	TW.GLAZED WINDOW
W2	1200 x 1050	1050	2100	TW.GLAZED WINDOW
W3	1000 x 900	1050	2100	TW.GLAZED WINDOW
V1	600x 750	——	2100	LOVERED VENTILATOR
D1	1000 x 2100	——	2100	T.W. DOOR
D2	900 x 2100	——	2100	T.W. DOOR
D3	750 x 2100	——	2100	T.W. DOOR

NO.	AREA STATEMENT	Sq.Mt.
	A - AREA STATEMENT	
1	**Area Of Plot**	**1212.900**
2	Deductions For	
	Tangent	0.000
	Road Widening	0.000
3	Deductions For	
	Amenity Space	0.000
	Recreational Ground	0.000
	Internal Roads	0.000
4	**Net Balance Plot Area (1-2-3)**	1212.900
5	Addition For Net Plot Area (2)	0.000
6	**Net Plot Area (4+5)**	1212.900
7	**Permissible (Basic FSI)**	1.250
8	Permissible Built up Area (6 x 7)	1516.125
9	FSI on payment of Premium 30 % of plot area	606.450
10	Permissible T.D.R. 0 %	0.000
11	Poposed T.D.R. 0 %	0.000
12	**Total Proposed F.S.I. (8+9+11) (1.51)**	**2122.575**
13	Proposed used **Commercial** Ancillary area 80% of proposed Comm.B/up area, ie.(74.412 X 0.80)	59.530
14	Permissible Residential Ancillary area 60% on remaining proposed fsi ie.(2122.575x 0.60)	1273. 545
15	Proposed **Residential** Ancillary area 57.5037% on remaining proposed fsi ie.((1805.583 x 0.575037)	1038.277 ~~1177.770~~
16	Total Proposed ANCILLARY AREA (13+15)	~~1237.295~~ 1097.80
17	**Total Permissible Built up Area (12+16)**	~~3359.874~~ 3336.15
18	**Proposed B/U Area**	
	a). Resi.	2941.863
	b).Comm.	74.412
	c).industrial	0.000
	d).Special	0.000
	Total	3016.275
19	Existing B/U Area	0.000
20	**Total Built Up Area (18+19)**	**3016.275**

proP. premium = 223.799

REFERENCE :

PLOT BOUNDRY SHOWN IN THUS
PROPOSED CONSTRUCTION SHOWN IN THUS
WORK TO BE DEMOLISHED SHOWN THUS

C.O.A. REG. NO CA /2007/ 39381	N.I.T. REG. NO 2140	N.M.C. REG. NO R-402
SCALE 1 : 100 & 1 : 200	W S N E	DEALT BY R.K.
DATE 14-07-2021		CHECKED BY

Note - ALL DIMENSIONS ARE IN MM.

DRAWING TITLE
SUBMISSION DWG.

Architect's Sign.

Ar. LOKESH KADU
CA/ 2007/ 39381
NMC R.402, NIT-2140
Ar. LOKESH W. KADU
C.O.A. No : CA / 2007/ 39381

Client's Sign.

M/S.RAJ INFRA CONSTRUCTION THROUGH PARTNER
JUZAR SIRAJBHAI RAJA,
ZOHER ABID ALI SABIR.

emanate DESIGN
Ar. LOKESH W. KADU
Architecture, Planning, Interior's
Block No. 11, 11A, 12, A- Wing (J.B Wing), Mangalwari Complex, Sadar, Nagpur - 440010. (M.S.), India.
call: +91 9823872384,+ 91 7276384238,
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