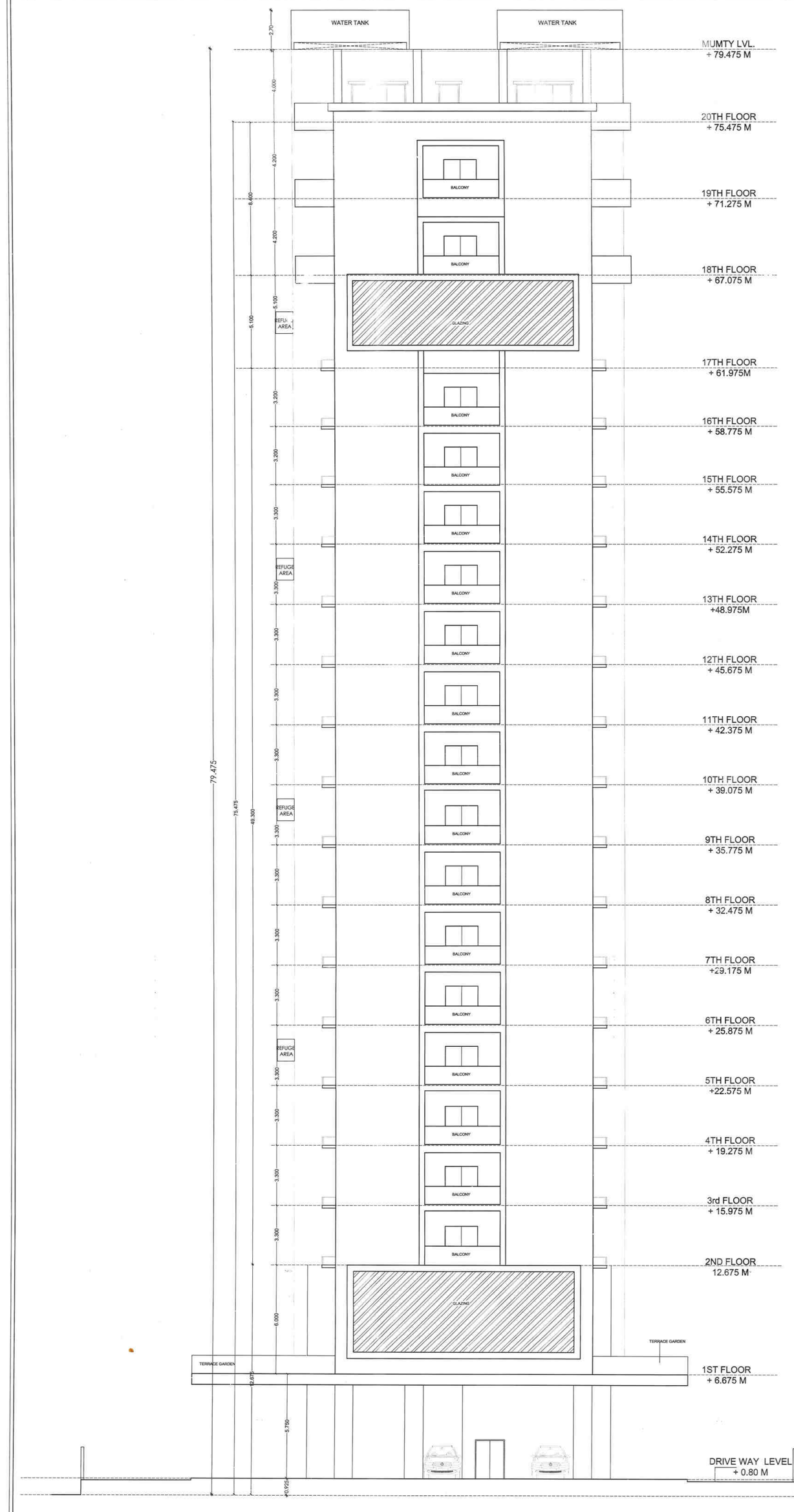
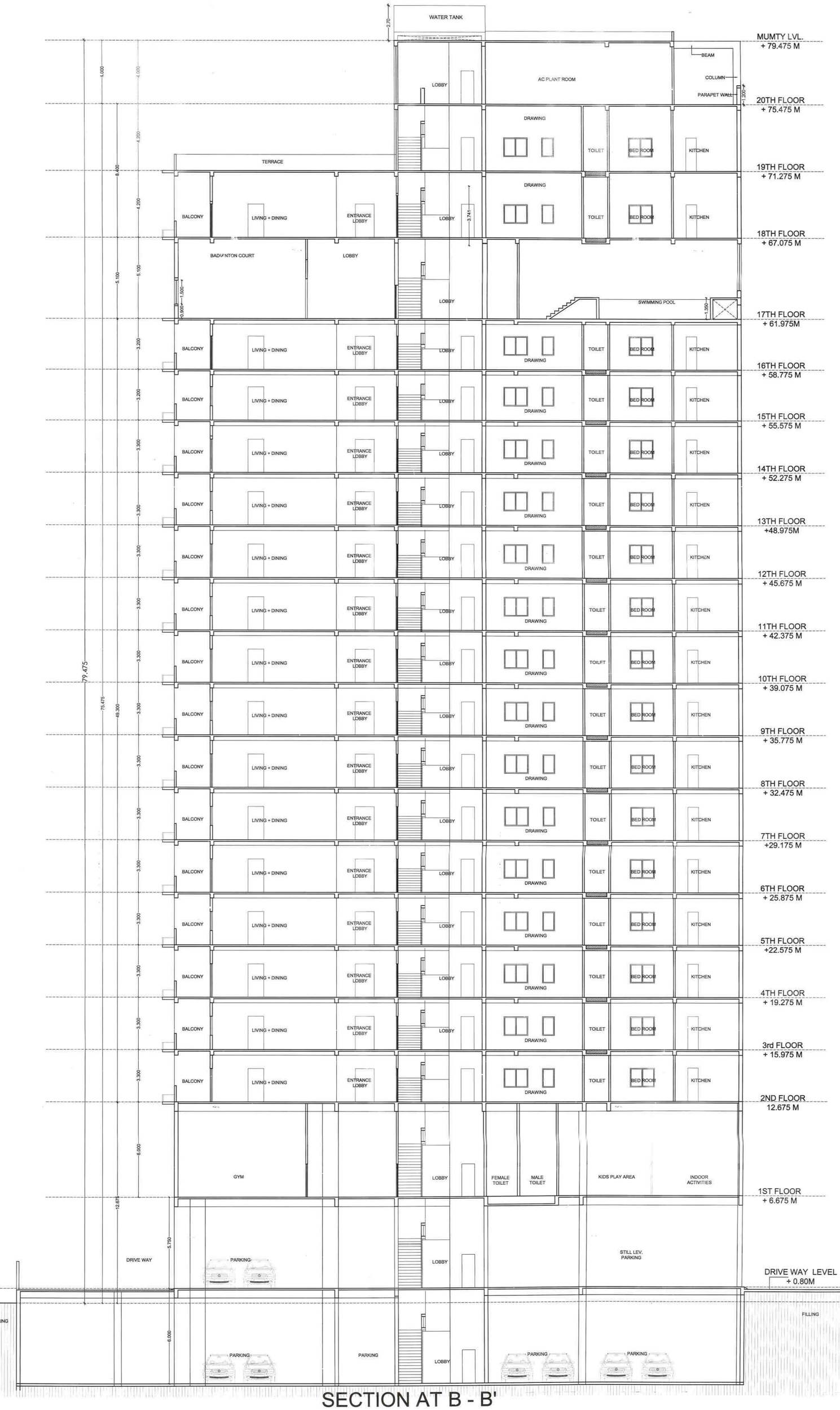
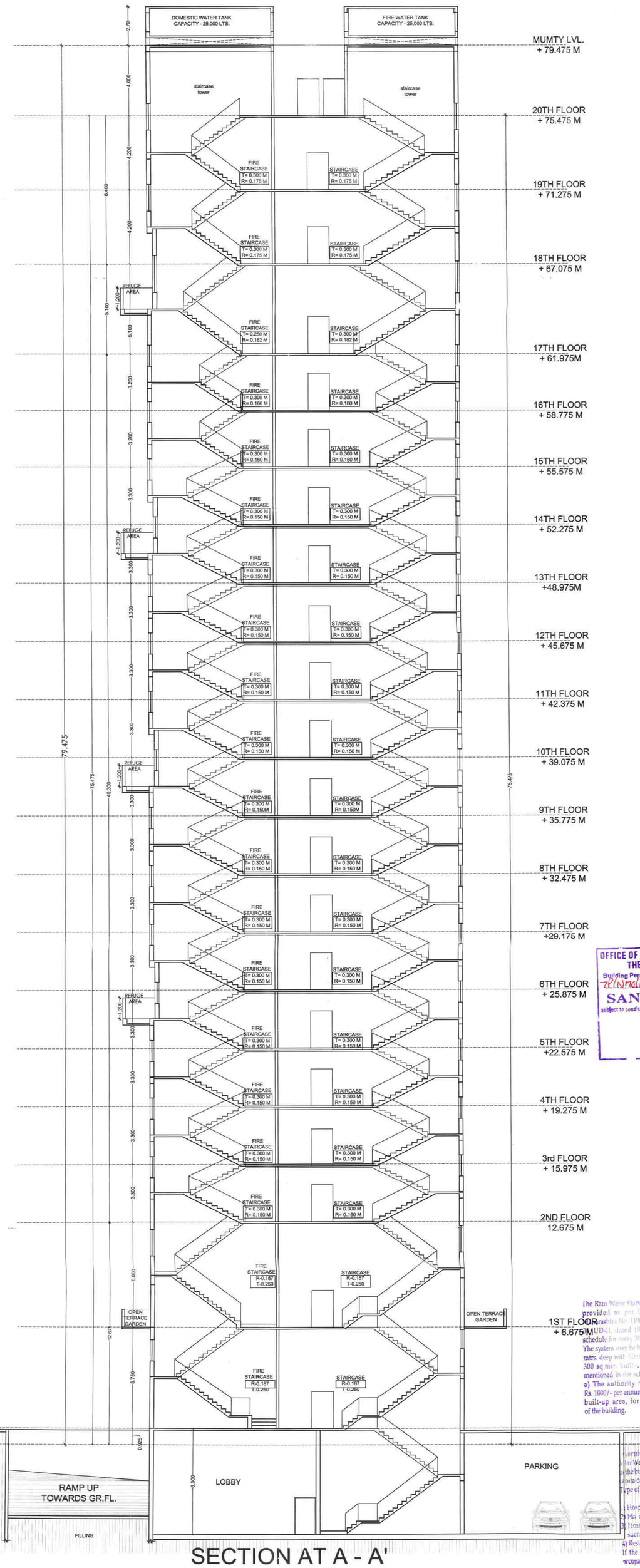


FRONT SIDE ELEVATION



SECTION AT B - B'



SECTION AT A - A'

Area Statement

PROJECT DETAILS : PROPOSED RESIDENTIAL TOWER LIKE S BUILDING ON PLOT NO.-/1 new, KH.NO.-72 & 73, CTS NO. -2344/1, SHEET NO.- 39, MOUZA - JARIPATKA, DIST. - NAGPUR

DWG. SHEET NO.-5/5

STAMP OF APPROVAL OF PLAN

1	AREA OF PLOT		2145.669
	(a) As per ownership document/ 7/12, CTS EXTRA		2145.669
	(b) As per previous sanctioned subdivision & amalgamation plan:		2145.669
	© as per site		2145.669
2	Deductions for		-
	(a) Proposed D.P./Road widening Area/ Service road / Highway widening / 12.00m widening of road		119.002
	(b) any D.P reservation area		-
	Total (a+b)		119.002
3	Balance area plot		2026.667
4	Amenity space (if applicable)		-
	(a) Required		-
	(b)Adjustment of 2 (b) , if any		-
	© Balance proposed		-
5	Net plot area (3-4-©)		2145.669
6	Recreational open space (If applicable)		-
	(a) Required		-
	(b) Proposed		-
7	Internal road area/ area under 12.00m road widening		119.002
8	Total area considered for sanction = 2026.667 + 119.002		2145.669
9	Potential area (if applicable)		2145.669
10	Built up with reference to basic F.S.I. as per front road width - **1.25 (as/previous sanctioned)**		2682.086
	Addition of F.S.I on payment of premium - **0.50**		1072.834
11	(a) Maximum premissible premium FSI - based on road width 7500 zone		1072.834
	(b) Proposed FSI on payment of premium		-
	In - situ FSI/TDR loading - **0.50 (applicable TDR - 0.65 = 1394.464)**		1072.834
12	(a) In-situ area against D.P. road , if any		-
	(b) In-situ area against Amenity Space if handed over		-
	@ TDR area		1072.834
	(d) Total in situ / TDR loading proposed		1072.834
13	Addition of F.S.I area under chapter no. 7		-
14	Total entitlement of FSI in the proposal		-
	(a)(1)+(1)+(b)+(2©) (ie: 2682.086 + 1072.834 + 1072.834)		4827.754
	(b) Ancillary Area 75 upto 60% with payment of charges		2896.653
	© Total entitlement (a+b) (ie: 4827.754 + 2896.653		7724.407
15	Maximum utilisation limits of FSI (building potential) permissible as per road width		7724.407
16	Total built-up Area in proposal		7718.307
	(a)Existing built up Area		0.000
	(b)Proposed built-up area		7718.307
	©Total (a+b)		7718.307
17	F.S.I consumed (15/13)		0.999
18	Area for Inclusive Housing ,if any		-
	(a) Required		-
	(b) Proposed		-

Certificate of Area :- Certified that the plot area under reference is as surveyed by me on _____ and the dimension of sides etc. of plot marked on plan are as measured on site and the area so worked out tallies with the area stated in document of Ownership/ P.R.Scheme Records /Land Records Department /City Survey records.

VIKRAM HARISH CHANDANI B.Arch. AIIA, M.COA,CA/99/32183 MTP / 1128 Valid : 7/21

Signature (Name of an Architect /Licensed engineer/Surveyor.)

Owner (s) name :

M/S. S.N. INFRA STRUCTRES THROUGH ITS PARTNER MR. MAHESH NANKRAM SADHWANI

Owner 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 and would employ qualified supervisor or competent technical person so as to ensure the quality and safety of the work etc.

OFFICE OF THE CORPORATION OF THE CITY NAGPUR
Building Permit No. 2021/5/2/0146
Valid Upto Date 16/2/21
SANCTIONED
subject to conditions mentioned in the building permit
Assistant Director
Town Planning &
Nagpur Municipal Corporation

The Rain Water Harvesting is required to be provided as per Directive of Govt. of Maharashtra No. TPS 1705/1573/CR-230/ UD-11 dated 15th March, 2006 as per schedule for every 500 sq.mts. building area. The system has to be provided with tank of 3 cms. deep with diameter shorter for every 200 sq.mts. built-up area. Other provisions mentioned in the schedule may be adopted as The authority may impose a levy of Rs. 5000/- per annum for every 100 sq.mts. of built-up area, for failure of the owner of the building.

Sewerage Treatment Plant is not required as the capacity is less than 50 KLD.

Rain water harvesting is mandatory for all buildings having a plot area of 1000 sq.mts. and above.

Solar water heating is mandatory for all buildings having a plot area of 1000 sq.mts. and above.

Low energy lighting is mandatory for all buildings.

Rainwater harvesting is mandatory for all buildings having a plot area of 1000 sq.mts. and above.

If the provisions as above is not made, the occupancy certificate will not be issued by NMC

ARCHITECT/ LICENSED ENGINEER / SUPERVISOR NAME AND SIGNATURE					
JOB NO.	DWG NO.	SCALE	DEALT BY	CHECKED BY	REGISTRATION NO.
01	01	1:100 & 1:200	AR. ATUL S.	AR. HARISH C.	COA NO. - CA/1999/32183 MAC REGISTRATION NO.) MAH/CAR/0189/MH/2003

DESIGN EDGE ARCHITECTS

ADDRESS: 1st floor, B-wing, NMC complex, Mangalwari, Sadar, Nagpur-440001
PHONE NO: 0712-6614035
www.designedgearchitects.in