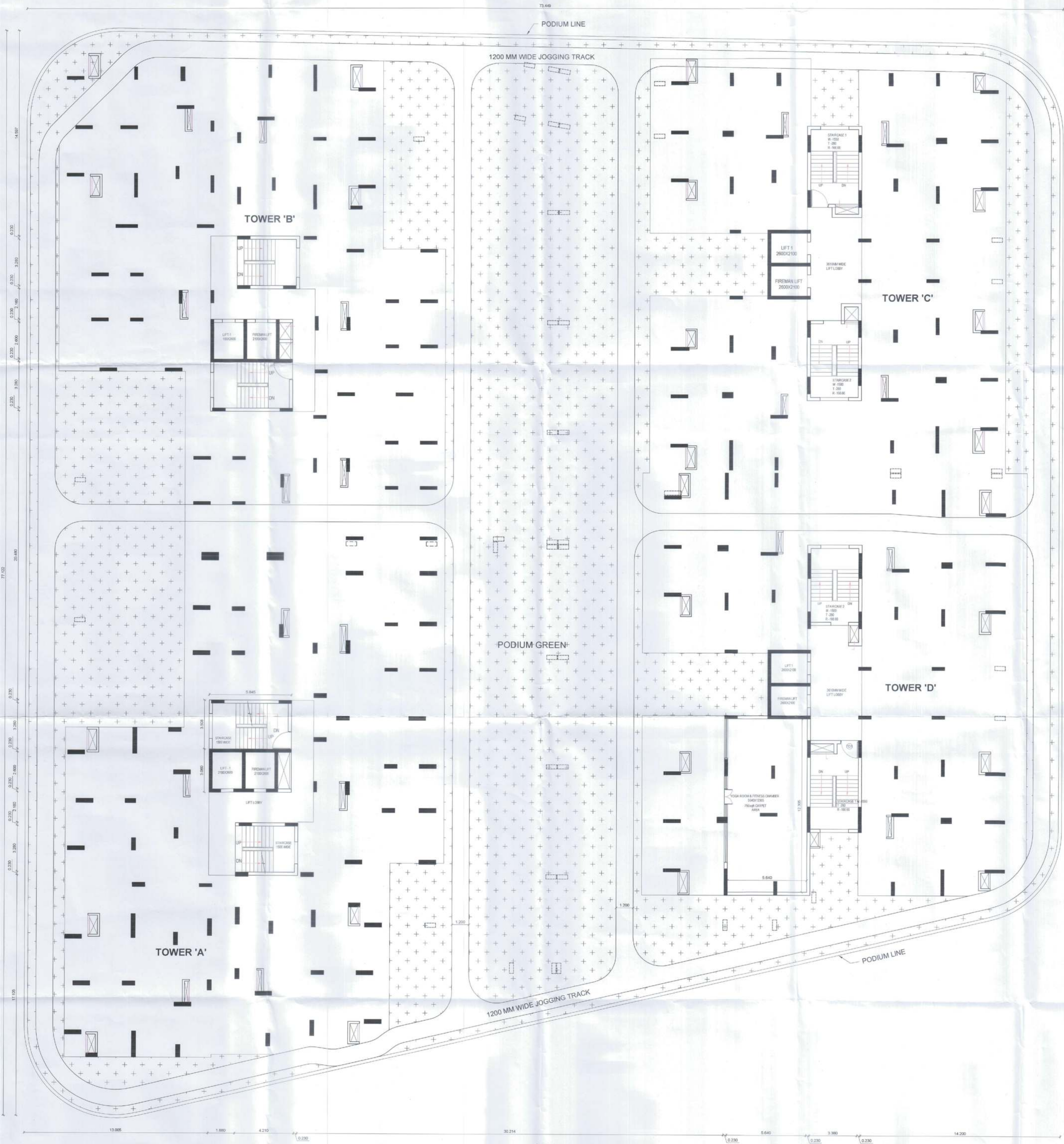




1ST / PODIUM LVL. FLOOR PLAN SCALE 1:100

P' LINE AREA CALCULATION FOR 1ST / PODIUM FLOOR RESIDENTIAL (TOWER - A)			
AREA NAME	LENGTH	WIDTH	AREA (SQ.M)
BLOCK	6.320	12.468	78.798
BLOCK AREA TOTAL			78.798
DEDUCTION			
D1	2.100	2.600	5.460
D2	2.100	2.600	5.460
D3	0.955	2.600	2.483
D4	-	-	23.802
TOTAL			37.205
P' LINE AREA [AS PER OUTER CONSTRUCTION LINE (P LINE)]			41.593

P' LINE AREA CALCULATION FOR 1ST / PODIUM FLOOR RESIDENTIAL (TOWER - B)			
AREA NAME	LENGTH	WIDTH	AREA (SQ.M.)
BLOCK	6.320	12.470	78.810
BLOCK AREA TOTAL			78.810
DEDUCTION			
D3	2.100	2.600	5.460
D4	2.100	2.600	5.460
D5	0.835	2.600	2.171
D6	-	-	23.836
TOTAL			36.927
P' LINE AREA [AS PER OUTER PERIMETER LINE (AS PER)]			41.883

P' LINE AREA CALCULATION FOR 1ST / PODIUM FLOOR RESIDENTIAL (TOWER - C)			
AREA NAME	LENGTH	WIDTH	AREA [SQ.M.]
BLOCK	6.670	19.455	129.765
BLOCK AREA TOTAL			129.765
DEDUCTION			
D4	-	-	70.837
D5	2.600	2.100	5.460
D6	2.600	2.100	5.460
TOTAL			81.757
P' LINE AREA [AS PER OUTER CONSTRUCTION LINE (P LINE)]			48.008

P' LINE AREA CALCULATION FOR 1ST / PODIUM FLOOR RESIDENTIAL (TOWER - D)			
AREA NAME	LENGTH	WIDTH	AREA [SQ.M]
BLOCK	9.710	24.855	241.342
BLOCK AREA TOTAL			241.342
DEDUCTION			
D6	2.600	2.100	5.460
D7	2.600	2.100	5.460
D8	-	-	87.618
D9	1.650	0.600	0.990
D10	3.610	4.485	16.191
TOTAL			115.719

OFFICE OF THE CORPORATION OF
THE CITY NAGPUR.
Building Permit No. 20818/11/11/11/11
TP/NM/C/2003 Date 17/8/22

SANCTIONED
Subject to conditions mentioned in the building Permit

R. Lawanish
Dy. Director 17/8/20
Town Planning 22
Nagpur Municipal Corporation

the Rain Water Harvesting is required to be provided as per Direction of Govt. of Maharashtra No TPB 4330/2133 CR - 239/J/UD-1, dated 10th March, 2005 as per schedule for every 300 sq.m built-up area the system may be open well, 1 m³ dia & may be 10 m³ tank, 100 sq.m built-up area, 100 sq.m built-up area. Other options mentioned in the schedule may be adopted. ¹ The authority may impose a levy of Rs. 1000/- per annum for every 100 sq.mts. of built-up area, for 'salvage of the owner's investment'. ²

5.2.2.1.1.1. Rain Water Harvesting Systems

Solar Water Heating System should be installed on the building for the following uses at the per cent capacity mentioned as below:

Type of Building:	Recommended Capacity
1. The flats	100-125 Liter/day/person
2. The hotels	125-150 Liter/day/person
3. Hostel & colleges	25-30 Liter/day/person
4. Residential	25-30 Liter/day/person

³ The authority may impose as above if not made, the certificate will not be issued from the

Proforma - I : Area Statement
DRAWING SHOWING REVISED APARTMENT BUILDING PLAN ON PLOT NO. - 1, KH.NO 45/4, CTS NO. - 571, SHEET NO. - 31, MAUZA - MANEWADA, TAH. & DIST. - NAGPUR.

Stamp of Approval of Plan

AREA STATEMENT	
1 Area Of Plot (Minimum area of A.B.U to be provided)	8840.907
(a) As per Ownership document (712D, CTS extract)	8840.907
(b) As Per Measurement sheet	8840.907
(c) As Per Site	8840.907
2 Deduction from	
(a) Proposed P.D / D.P. Road Widening Area / Service Road / Highway Widening	0.000
(b) Any P.D./ Reservation Area	0.000
Total (a+b)	0.000
3 Balance Area of Plot (A-2)	8840.907
4 Arrears Space (If applicable)	
(a) Required	0.000
(b) Adjustment of 20% , if any	0.000
(c) Balance Payment	0.000
Total (a+b+c)	8840.907
5 Recreational Open Space (If applicable)	
(a) Required -	0.000
(b) Proposed -	0.000
Internal Road Areas	0.000
6 Possible Area (if applicable)	0.000
7 Built up Area in reference to Basic Pls as per front Road Width (Fr. No. Suburb Pls.)	11051.314
8 Additional Pls in Payment of Premium :- (a) Maximum permissible Premium Pls - Based on Road Width / T.D.C. zone.	0.000
(b) Proposed Pls on Payment of Premium.	3094.317
9 In-situ area / TDR loading	
(a) In-situ area against p.T.R. Road [2.0 x Sq. No. X]a], if any	0.000
(b) In-situ Area against Arrears Space If handed over 20% or L.A.R. or S.O. or (d) and/or (e)]	0.000
(c) TDR Area	5625.300
(d) Total in-situ / TDR Loading Proposed [1(a) + (b) + (c)]	5625.300
10 Additional Pls Area Under Chapter No. 3	
Total entitlement of Pls in the proposal	29755.885
11 Minimum Utilization :- (a) Minimum utilization level of 7.5:1 (Building potential) (b) Permissible as per road width (as per Regulation No. 3.0 for 5:1 or 6:1 or 6.5:1 as applicable) & 2.0 : 3.30 Total Built-up Areas in Possession (including area at Sr. No. 1,2,3)	11887.225
Total Utilization (a+b)	31653.200
12 Maximum Utilization level of 7.5:1 (Building potential)	
(a) Permissible as per road width (as per Regulation No. 3.0 for 5:1 or 6:1 or 6.5:1 as applicable) & 2.0 : 3.30	3.000
Total Built-up Areas in Possession (including area at Sr. No. 1,2,3)	
(a) Existing Built-up Area	0.000
(b) Proposed Built-up Area (a + b per p-TDR)	31654.070
Total (a+b)	31654.070
13 Difference between [11(2)(1)] should not be more than said total	3.379
14 Areas for inclusive Housing, if any	
(a) Required [20% of Fr. No. 5]	0.000
(b) Proposed	0.000

Certificate Of Area:
 Certify that the plot under reference was survey by me on _____ and dimensions of sides etc. of plot stated on plan 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 Record Department / City Survey Record.

	(Sandeep R. Pandit)
Owner's Declaration:	

Owner(s) Name and Signature

VISHWABHARTI CO-OPERATIVE HOUSING SOCIETY LIMITED NAGPUR,
THROUGH ITS CONSTITUTED ATTORNEY
M/S. SANSKRUTI DEVELOPERS
Through its Proprietor
GURU BHANUSHJI RAO KUCHANWAR

Architects Name and Signature **SANDEEP PANDIT**
ARCHITECT
N.I.T.L.S. NO. 2388

SANDEEP PANDIT ARCHITECTS

SANDEEP PABBIT ARCHITECTS
architects • interiors • landscape designers
P.L.NO. 55B, SHOP NO. -1, JAIRAM APARTMENT, TRIMURTI NAGAR
NEAR N.T. GARDEN, MAGPUR, Mob. 09975407212

E-Mail: sandeepanditarchitect@gmail.com		
C.O.A. REG. NO CA / 2010 / 49238	R.I.T. REG. NO 2388	N.M.C. REG. NO N.M.C. / R - 524
SCALE		DEALT BY

1:100 & 1:200		S.P.
DATE 29.03.2022		CHECKED BY S.P.

JOB NO.	ARCH. DWG. NO.	REV.
SPA-NGP-JA	A-01-0	

Note - ALL DIMENSIONS ARE IN METERS.