NIT
L.S No. 2161D
Serial No.
Valid Up To 31/12/2026

SECTION AA
SCALE 1:100

SECTION BB
SCALE 1:100

FRONT ELEVATION
SCALE 1:100

CARPET AREA=
89.852 SQ.MT.
101

201
CARPET AREA=
91.857 SQ.MT.

CARPET AREA PLAN
1:200

OFFICE OF THE NAGPUR IMPROVEMENT TRUST
Building Permit No. PR(N)/Case No-263955/20/TP-10-20220715171/821
Date 25/08/2022
SANCTIONED
Building Engineer (West)
Nagpur Improvement Trust

CARPET AREA DETAILS :-		
FLOOR NAME	CARPET NAME	CARPET AREA (Sq.M.)
TYPICAL 1ST TO 6TH FLOOR	101 TO 106	89.852
	201 TO 206	91.857

PARKING AREA STATEMENT
Table No. 8B(UDCPR)

NORMS FOR RESIDENTIAL	CAR (NOS.)	SCOOTERS (NOS.)	
For every tenement having carpet area equal to or above 80 sq.m. but less than 150 sq.m..	1	3	5 % Vistors Parking
REQUIRED PARKING			
REQUIRED FOR 13 TENEMENTS BETWEEN 80 TO 150 SQ.MT	13	13	39
TOTAL PARKING (A)		13	39
5% VP (B)		0.7	2.0
TOTAL REQUIRED(D=A+B)		**14**	**41**
as per table no.8c Multiplying Factor = (0.9XD)		**12.3**	**36.9**
TOTAL PROPOSED PARKING		**12**	**37**

VEHICLE TYPE	VEHICLE AREA	NOS.	AREA (SQ.M)
BIG SMALL- 2.5 X 5.5m	13.750	6.000	82.500
CAR SMALL- 2.3 X 4.5m	10.350	6.000	62.100
SCOOTER - 1 X 2m	2.000	37	74.000

FLOOR WISE FSI STATEMENT

FLOORS	PROPOSED B/U AREA COMM.	PROPOSED TENEMENTS	TOTAL BUILT UP AREA
GROUND FLOOR	0.0000	0.0000	0.0000
1st FLOOR	0.0000	2	256.9130
2nd FLOOR	0.0000	2	256.9130
3rd FLOOR	0.0000	2	256.9130
4th FLOOR	0.0000	2	256.9130
5th FLOOR	0.0000	2	256.9130
6th FLOOR	0.0000	2	256.9130
7TH FLOOR	0.0000	1	143.0490
TOTAL	**0.0000**	**13**	**1684.5270**

BUILT UP AREA OF 1ST TO 6TH FLOOR PLAN

Sr.No.	Polygon	Dimensions			Area
1	**A-Block**	11.830	X	27.036	**319.836**
2	**Deduction**				
3	D1	1.540	X	4.515	6.953
4	D2	1.430	X	2.150	3.075
5	D3	1.285	X	3.049	3.918
6	D4	1.000	X	3.565	3.565
7	D5	2.080	X	4.478	9.314
8	D6	1.285	X	3.049	3.918
9	D7	1.000	X	4.665	4.665
10	D8	1.430	X	2.150	3.075
11	D9	1.540	X	4.514	6.952
12	D10	0.340	X	6.766	2.300
13	D11	1.326	X	3.900	5.171
14	D12	0.340	X	6.615	2.249
16	L1	1.900	X	2.044	3.884
17	L2	1.900	X	2.044	3.884
18	**Total Deduction**				**62.923**
	Total (1-18)				**256.913**

JOB TITLE
PLAN SHOWING PROPOSED CONSTRUCTION FOR MULTI FAMILY RESIDENTIAL DWELLING UNIT ON PLOT NO 50 , KH. NO. 41,42,
P.H. NO., MOUZA -KACHIMET
TAH-DIST- NAGPUR

BELONGING TO :-
OM SHREE SHREE DEVELOPERS THROUGH PROPRIETOR CHARUDATTA CHANDRASHEKHAR KALE

NO.	AREA STATEMENT	Sq.Mt.
	A - AREA STATEMENT	
1	**Area Of Plot**	**658.440**
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)**	658.440
5	Addition For Net Plot Area (2)	0.000
6	**Net Plot Area (4+5)**	658.440
7	**Permissible (Basic FSI)**	1.100
8	Permissible Built up Area (6 x 7)	724.284
9	FSI on payment of Premium 50% of plot area	329.220
12	**Total Proposed F.S.I. (8+9)**	**1053.504**
13	Permissible Ancillary area 60% of proposed fs	631.698
15	**Total Permissible Built up Area (12+14)**	**1685.202**
16	**Proposed B/U Area**	
	a). Resi.	1684.527
	b).Comm.	0.000
	c).Industrial	0.000
	d).Special	0.000
	Total	1684.527
17	Existing B/U Area	0.000
18	**Total Built Up Area (16+17)**	**1684.527**

<<<6.0 M. WIDE ROAD>>>
18290
4720 9290 4280
7964 3464 3200
36000 24836
3180 3280
LOBBY 3149 X 3300
LIFT 1900 X 2044
FIRE LIFT 1900 X 2044
EVC
<<<9.0 M. WIDE ROAD>>>
GROUND FLOOR PLAN SCALE 1:100

Subject to the condition as per Regularisation letter dt. 11/9/2015

ROOF RAINWATER HARVESTING SYSTEM SHOULD BE PROVIDED WITHIN PLOT AREA

FOR RECHARGING OPEN WELLS
DETAILED FILTER BED
RAIN WATER HARVESTING SYSTEM

SOLAR WATER SYSTEM
TO BE INSTALLED ON TERRACE FLOOR

BUILT UP AREA OF 7TH FLOOR PLAN

Sr.No.	Polygon	Dimensions			Area
1	**A-Block**	11.830	X	15.906	**188.168**
2	**Deduction**				
3	D1	1.540	X	4.515	6.953
4	D2	1.430	X	2.150	3.075
5	D3	1.285	X	3.049	3.918
6	D4	1.000	X	3.565	3.565
7	D5	2.080	X	4.627	9.624
8	D6	5.400	X	1.476	7.970
9	D7	0.340	X	6.615	2.249
10	L1	1.900	X	2.044	3.884
11	L2	1.900	X	2.044	3.884
12	**Total Deduction**				**45.119**
	Total (1-11)				**143.049**

BUILT UP AREA KEY PLAN FOR 7TH FLOOR
SCALE 1:200

BUILT UP AREA KEY PLAN FOR 1ST TO 6TH FLOOR
SCALE 1:200

1ST FLOOR PLAN
SCALE 1:100

TYPICAL 2ND TO 6TH FLOOR PLAN
SCALE 1:100

7TH FLOOR PLAN
SCALE 1:100

<<<6.0 M. WIDE ROAD>>>
18290
4720 9290 4280
7964 36000 24836 3200
PLOT NO.49
PLOT NO.51
PROPOSED CONSTRUCTION ON PLOT NO.50
<<<9.0 M. WIDE ROAD>>>
SITE PLAN
SCALE 1:200

SCHEDULE OF OPENINGS

CODE	SIZE	SILL LVL.	LTL. LVL.	REMARKS
W	1500 x 1200	900	2100	
W1	900 x 1050	1050	2100	M.S FRAMED WINDOW
V	600 x 600	1500	2100	M.S FRAMED WINDOW
D	1065 x 2100	------	2100	T.W. DOOR
D1	900 x 2100	------	2100	T.W. DOOR
D2	750 x 2100	------	2100	T.W. DOOR
D3	1065 x 2100	------	2100	FIRE DOOR

DRAWING TITLE
SUBMISSION DWG.
REFERENCE :
PLOT BOUNDRY SHOWN IN THUS
PROPOSED CONSTRUCTION SHOWN IN THUS

C.O.A. REG. NO CA /2007/ 39381	N.I.T. REG. NO 2140	NMC REG. NO R-402
SCALE 1 : 100 & 1 : 200		DEALT BY
DATE 07.07.2022		CHECKED BY

Note - ALL DIMENSIONS ARE IN MM.

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.

OM SHREE SHREE DEVELOPERS
THROUGH PROPRIETOR
Owner (s) name and signature CHARUDATTA CHANDRASHEKHAR KALE

Certificate of Area:
Certified that the plot under reference was surveyed by me on _____ and the 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 Records Department/City Survey records.

Ar. LOKESH KADU
CA/ 2007/ 39381
NMC R.402, NIT-2140

Signature
(Name of Architect/ Licensed Engineer/ Supervisor.)
Ar. LOKESH W. KADU
C.O.A. No.: CA / 2007/ 39381

emanate DESIGN
Ar. LOKESH W. KADU
Architecture, Planning, Interior's
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