AGRAWAL HEIGHTS

BUILDING	FLOORS	FSI AREA					BALCONY	TERRACE	LIFT	LIFTWELL	DUCT	VENT	Other	TOTAL
		COMM	RESI.	RCL	SPECIAL	MEZZ.	PROP.	PROP.				SHAFT	Deduction	FSI AREA
0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
AGRAWAL HEIGHTS	FOURTH FLOOR	0.00	282.32	0.00	0.00	0.00	63.57	0.00	0.00	7.92	0.00	0.00	2.25	282.16
AGRAWAL HEIGHTS	SECOND THIRD FLOOR	0.00	1081.34	0.00	0.00	0.00	329.06	0.00	0.00	15.84	0.00	0.00	4.50	1081.00
AGRAWAL HEIGHTS	FIRST FLOOR	503.50	61.61	0.00	0.00	0.00	162.58	0.00	0.00	7.92	0.00	0.00	19.53	594.96
AGRAWAL HEIGHTS	GROUND FLOOR	376.58	37.84	0.00	0.00	0.00	0.00	0.00	7.92	0.00	0.00	0.00	0.00	414.46
AGRAWAL HEIGHTS	Total	880.08	1473.11	0.00	0.00	0.00	555.22	0.00	7.92	31.68	0.00	0.00	26.28	2356.21

FSI DETAILS

9 Index	Basic FSI (on setval no 1)	Premium FSI (on setval no 1)	TDR (on setval no 1)	Incentive FSI given building if Applicable (on basic FSI)	Ancillary Area 60% of (3+3+4+5)	Ancillary Area 40% of (3+3+4+5)	Total	Inclusive Housing (20%) if Applicable	Drawing Value
9.1 Permissible FSI	2.00	0.53	1.40	0.00	0.00	0.00	3.90	0.00	0.00
9.2 Existing Retained FSI	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
9.3 Balance Index to be Consume	2.00	0.53	1.40	0.00	0.00	0.00	0.00	0.00	0.00
9.4 Total Proposed FSI (As Perm.)	1695.28	423.82	1186.69	0.00	736.09	360.45	4425.33	0.00	0.00
9.5 Proposed Full Use Area (Should not exceed 9.4)	1695.28	10.80	0.00	0.00	205.59	360.45	2290.21	0.00	2290.21
9.6 Index Consumed	2.00	0.01	0.00	0.00	0.00	0.00	0.01	0.00	0.00

Parking Check (Table 8B)

Building Name	USE	REQ. RATIO		NO OF Tenant/Area	PRP. RATIO	
		car	Scooter		car	Scooter
AGRAWAL HEIGHTS	Residential	1	3	10	10.00	30.00
AGRAWAL HEIGHTS	Commertial	1	3	303.92	1.01	3.04
AGRAWAL HEIGHTS	Commertial	3	11	83.11	1.23	4.41
AGRAWAL HEIGHTS	Commertial	2	6	297.86	0.99	17.87
Total					13.17	55.32
Visitors parking(5%)	-	-	-	-	0.50	1.50
Total					18.67	56.82

Parking Check As Per Multiplying Factor - 2.50

Building Name	Required		Proposed		Status
	Car/Mini Bus	Scooter	Car/Mini Bus	Scooter	
Total	16	11	22	30	OK
Note:- 6 Scooter equals to 1 Car proposed in stilt parking's					

SCHEDULE OF OPENING

BLD NAME	NAME	LENGTH	HEIGHT	NOS.
AGRAWAL HEIGHTS	W2	1.43	1.35	1
AGRAWAL HEIGHTS	W1	1.27	1.10	1
AGRAWAL HEIGHTS	W3	1.50	1.35	1
AGRAWAL HEIGHTS	W1	1.20	1.15	5
AGRAWAL HEIGHTS	W	1.50	1.35	12
AGRAWAL HEIGHTS	V	0.60	0.75	15

Owner details

Owner Name	Postal Address	Contact Number
Prashant Shivcharan Agrawal	,NEAR S D HOSPITAL,,Hanuman Nagar S.O,Nagpur-440009,Maha rashtra	9422103923
ALOK SHIVCHARAN AGRAWAL	NEAR D HOSPITAL 10/A VIDHATA GREAT NAG ROAD GANESH NAGAR, HANUMAN NAGAR,NAGPUR-440009	
PREMLATA SHIVCHARAN AGRAWAL	NEAR D HOSPITAL 10/A VIDHATA GREAT NAG ROAD GANESH NAGAR, HANUMAN NAGAR,NAGPUR-440009	

Carpet Area Table

Building Name	Floor Name	Carpet name	Tenament No	Carpet Area	Enclosed Balcony Area	Normal Balcony Area	Total Carpet Area
AGRAWAL HEIGHTS	GROUND FLOOR	SHOP 02	1	34.48	0.00	0.00	34.48
AGRAWAL HEIGHTS	GROUND FLOOR	SHOP 05	1	13.42	0.00	0.00	13.42
AGRAWAL HEIGHTS	GROUND FLOOR	SHOP 06	1	20.47	0.00	0.00	20.47
AGRAWAL HEIGHTS	GROUND FLOOR	SHOP 07	1	19.61	0.00	0.00	19.61
AGRAWAL HEIGHTS	GROUND FLOOR	SHOP 01	1	31.89	0.00	0.00	31.89
AGRAWAL HEIGHTS	GROUND FLOOR	SHOP DEPOT 01	1	32.15	0.00	0.00	32.15
AGRAWAL HEIGHTS	GROUND FLOOR	SHOP DEPOT 02	1	34.56	0.00	0.00	34.56
AGRAWAL HEIGHTS	GROUND FLOOR	SHOP DEPOT 03	1	19.21	0.00	0.00	19.21
AGRAWAL HEIGHTS	GROUND FLOOR	SHOP DEPOT 04	1	13.46	0.00	0.00	13.46
AGRAWAL HEIGHTS	GROUND FLOOR	STORE DEPOT 05	1	17.92	0.00	0.00	17.92
AGRAWAL HEIGHTS	GROUND FLOOR	SHOP DEPOT 06	1	20.02	0.00	0.00	20.02
AGRAWAL HEIGHTS	GROUND FLOOR	SHOP DEPOT 08	1	19.66	0.00	0.00	19.66
AGRAWAL HEIGHTS	GROUND FLOOR	SHOP 03	1	17.82	0.00	0.00	17.82
AGRAWAL HEIGHTS	GROUND FLOOR	SHOP 04	1	17.48	0.00	0.00	17.48
AGRAWAL HEIGHTS	FIRST FLOOR	SHOP 101	1	20.90	0.00	0.00	20.90
AGRAWAL HEIGHTS	FIRST FLOOR	SHOP 102	1	22.74	0.00	0.00	22.74
AGRAWAL HEIGHTS	FIRST FLOOR	SHOP 103	1	17.82	0.00	0.00	17.82
AGRAWAL HEIGHTS	FIRST FLOOR	SHOP 104	1	17.48	0.00	0.00	17.48
AGRAWAL HEIGHTS	FIRST FLOOR	SHOP 108	1	20.47	0.00	0.00	20.47
AGRAWAL HEIGHTS	FIRST FLOOR	SHOP 107	1	14.58	17.86	0.00	32.45
AGRAWAL HEIGHTS	FIRST FLOOR	SHOP DEPOT 101	1	21.36	0.00	0.00	21.36
AGRAWAL HEIGHTS	FIRST FLOOR	SHOP DEPOT 102	1	20.24	0.00	0.00	20.24
AGRAWAL HEIGHTS	FIRST FLOOR	SHOP DEPOT 103	1	19.21	0.00	0.00	19.21
AGRAWAL HEIGHTS	FIRST FLOOR	SHOP DEPOT 104	1	17.92	0.00	0.00	17.92
AGRAWAL HEIGHTS	FIRST FLOOR	SHOP DEPOT 105	1	13.21	0.00	0.00	13.21
AGRAWAL HEIGHTS	FIRST FLOOR	SHOP DEPOT 106	1	20.02	0.00	0.00	20.02
AGRAWAL HEIGHTS	FIRST FLOOR	SHOP DEPOT 107	1	14.63	17.86	0.00	32.49
AGRAWAL HEIGHTS	FIRST FLOOR	SHOP 105	1	10.94	0.00	0.00	10.94
AGRAWAL HEIGHTS	SECOND THIRD FLOOR	201-301	2	73.46	16.31	15.43	89.71
AGRAWAL HEIGHTS	SECOND THIRD FLOOR	202-302	2	77.14	25.40	14.03	102.54
AGRAWAL HEIGHTS	SECOND THIRD FLOOR	203-303	2	86.27	31.16	17.89	117.43
AGRAWAL HEIGHTS	SECOND THIRD FLOOR	204-304	2	81.32	27.70	16.01	109.02
AGRAWAL HEIGHTS	FOURTH FLOOR	401	1	73.46	16.31	15.25	89.71
AGRAWAL HEIGHTS	FOURTH FLOOR	402	1	81.32	25.53	16.01	106.82

SCHEDULE OF OPENING

BLD NAME	NAME	LENGTH	HEIGHT	NOS.
AGRAWAL HEIGHTS	D1	0.90	2.10	3
AGRAWAL HEIGHTS	d5	0.80	2.10	1
AGRAWAL HEIGHTS	aW1	1.00	2.10	1
AGRAWAL HEIGHTS	d	1.00	2.10	6
AGRAWAL HEIGHTS	d1	0.86	2.10	10
AGRAWAL HEIGHTS	sW	1.50	2.10	5
AGRAWAL HEIGHTS	d2	0.75	2.10	13
AGRAWAL HEIGHTS	D2	0.75	2.10	3

Project Details

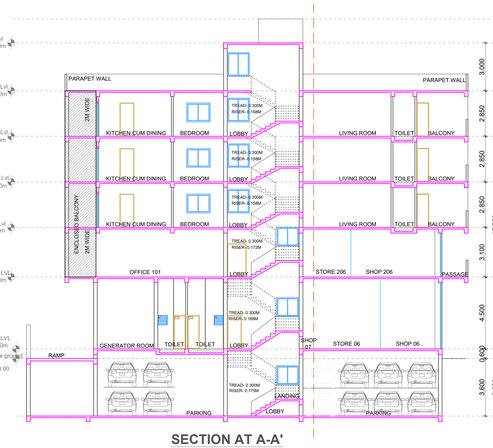
Building Type :- Revised Building Permission
Zone Type :- Residential Zone - R-2, R-3
Location :- Non-Congested
Ward No :- 20
Plot No :- 10/A
City No./Survey No. :- 276/118,
Street No. :- 1
Zone Number :- Wadia Nagpur
Ward Name :- 1.2237/6-
Primary Value :- 0.00

Signature Not Verified
Digitally signed by PRAMOD BHAURAO GAWANDE
Date: 2023.02.03 13:31:11 IST
Reason: Approved Drawing Plan
Location: Nagpur Municipal Corporation

PROPOSED SITE



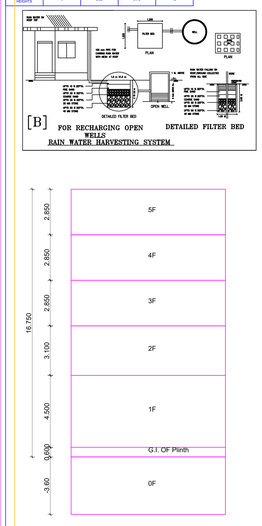
DP SHEET NO. 19



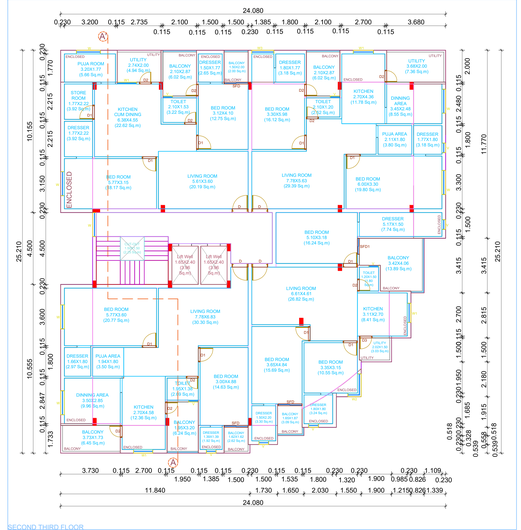
SECTION AT A-A'

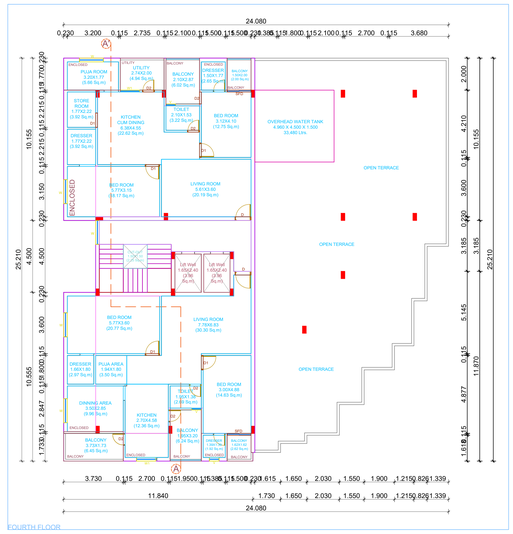


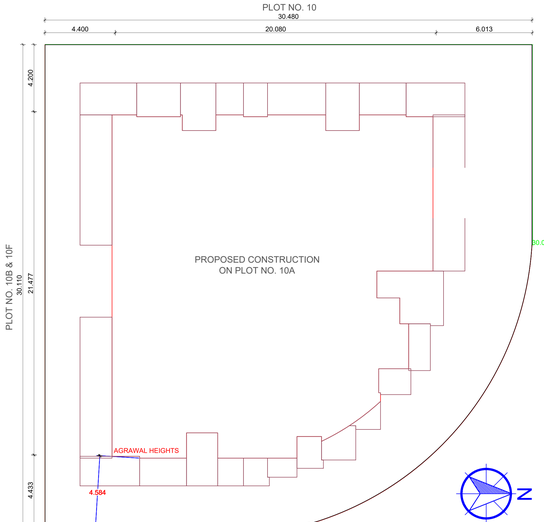
FRONT ELEVATION



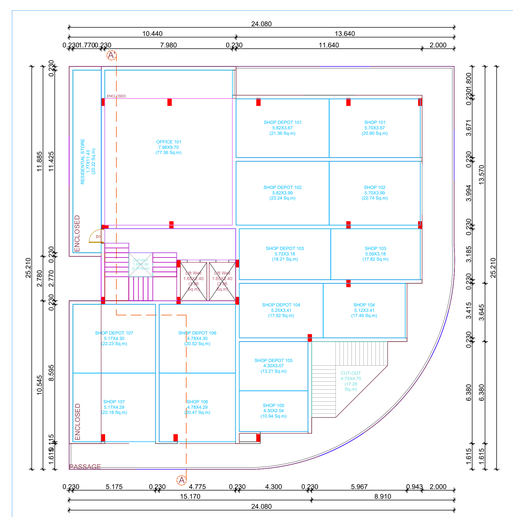
SECTION VIEW - AGRAWAL HEIGHTS



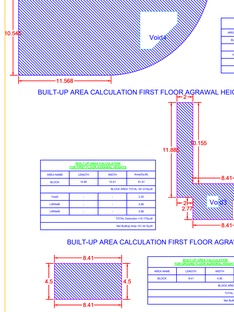




SITE PLAN

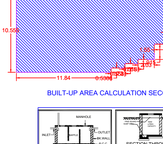


BUILT-UP AREA CALCULATION FIRST FLOOR AGRAWAL HEIGHTS



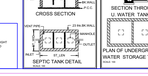
BUILT-UP AREA CALCULATION FIRST FLOOR AGRAWAL HEIGHTS			
AREA NAME	LENGTH	WIDTH	Area(Sq.M)
BLOCK	22.07	10.13	223.59
		BLOCK AREA TOTAL 223.59Sq.M	
Voids			0.00
		TOTAL Deduction 0.00Sq.M	
		Net Building Area 223.59 Sq.M	

BUILT-UP AREA CALCULATION FIRST FLOOR AGRAWAL HEIGHTS



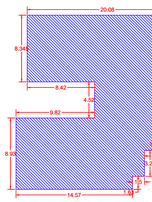
BUILT-UP AREA CALCULATION FIRST FLOOR AGRAWAL HEIGHTS			
AREA NAME	LENGTH	WIDTH	Area(Sq.M)
BLOCK	11.50	10.13	116.50
		BLOCK AREA TOTAL 116.50Sq.M	
Voids			0.00
Lift Voids			0.00
		TOTAL Deduction 0.00Sq.M	
		Net Building Area 116.50 Sq.M	

BUILT-UP AREA CALCULATION GROUND FLOOR AGRAWAL HEIGHTS



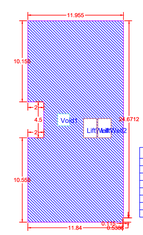
BUILT-UP AREA CALCULATION GROUND FLOOR AGRAWAL HEIGHTS			
AREA NAME	LENGTH	WIDTH	Area(Sq.M)
BLOCK	8.41	4.50	37.85
		BLOCK AREA TOTAL 37.85Sq.M	
Voids			0.00
		TOTAL Deduction 0.00Sq.M	
		Net Building Area 37.85 Sq.M	

BUILT-UP AREA CALCULATION GROUND FLOOR AGRAWAL HEIGHTS



BUILT-UP AREA CALCULATION GROUND FLOOR AGRAWAL HEIGHTS			
AREA NAME	LENGTH	WIDTH	Area(Sq.M)
BLOCK	21.00	8.39	176.19
		BLOCK AREA TOTAL 176.19Sq.M	
		TOTAL Deduction 14.57Sq.M	
		Net Building Area 161.62 Sq.M	

BUILT-UP AREA CALCULATION GROUND FLOOR AGRAWAL HEIGHTS



BUILT-UP AREA CALCULATION FOURTH FLOOR AGRAWAL HEIGHTS			
AREA NAME	LENGTH	WIDTH	Area(Sq.M)
BLOCK	23.01	11.50	264.60
		BLOCK AREA TOTAL 264.60Sq.M	
Voids			0.00
Lift Voids			0.00
Lift Well			0.00
		TOTAL Deduction 11.77Sq.M	
		Net Building Area 252.83 Sq.M	

BUILT-UP AREA CALCULATION FOURTH FLOOR AGRAWAL HEIGHTS

BUILT-UP AREA CALCULATION SECOND THIRD FLOOR AGRAWAL HEIGHTS			
AREA NAME	LENGTH	WIDTH	Area(Sq.M)
BLOCK	24.08	10.13	243.89
		BLOCK AREA TOTAL 243.89Sq.M	
Voids			0.00
Lift Voids			0.00
Lift Well			0.00
		TOTAL Deduction 11.77Sq.M	
		Net Building Area 232.12 Sq.M	

BUILT-UP AREA CALCULATION SECOND THIRD FLOOR AGRAWAL HEIGHTS

LEGENDS:
PROPOSED WORK SHOWN RED
PROPOSED WORK SHOWN RED
EXISTING WORK SHOWN BLUE LIGHT
WATER LINE SHOWN BLUE DOTTED
TANK/CHAMBER SHOWN BROKEN
OPEN DRAIN SHOWN BROKEN
PIPE DRAIN SHOWN BROKEN
EXISTING WORK SHOWN BLUE HATCHED

WATER STORAGE REQUIREMENT

OVER HEAD WATER TANK REQUIRED
R/ TENEMENT = 4 BED X 90 LTR = 360 Ltr
1 TENEMENT = 4 BED X 90 LTR = 360 Ltr
400 TENEMENT = 400 X 360 PERSON X 30.00 = 870.00 Ltr
870.00 Ltr. X 1.33= 1157.00 Ltr
PROPOSED O.H.W.T. = 0.00 Ltr
U.G.R. Prop.0.00

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.	847.64
(a) As per ownership document (7/12, CTS extract)	847.64
(b) as per TILR or City Survey measurement sheet	854.10
(c) as per Demarcated drawing area	854.10
LESS	
2.Area not in possession	0.00
3. Entire area (1-2)	847.64
4.Deductions for	-
(a) Proposed D.P./ D.P. Road widening Area /Service Road / Highway widening	0.00
(b) Any D.P. Reservation area	0.00
(Total a+b)	0.00
5.Balance area of plot (3-4)	847.64
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)	847.64
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 2022-07-18 and the dimensions of sides etc. of plot stated orrplan 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 :- ,NEAR S D HOSPITAL,,Hanuman Nagar S.O,Nagpur-440009,Maharashtra,NEAR D HOSPITAL 10/A VIDHATA GREAT NAG ROAD GANESH NAGAR, HANUMAN NAGAR,NAGPUR-440009

DESCRIPTION OF PROJECT :

Type of Proposal : Mixed
BUILNG ON CTS. NO./SURVEY NO.- 276/118.

SITE ADDRESS :
PLOT NO. 10A, KH.NO. 573/574, MOUZA NAGPUR,WARD NO. 20,SHEET NO. 276, CTS NO. 118, NAGPUR

Name Of Architect : Pankaj Rameshlal Kriplani

LOGO	ADDRESS OF OFFICE
	OFFICE :- A4 first floor khullar apartment byramji town nagpur 440013

OWNERS SIGN -
Verified by applicant

TECHNICAL PERSON SIGN
Signature Not Verified
Digitally signed by PANKAJ RAMESHLAL KRIPLANI
Date: 2023.02.03 13:31:11 IST
Reason: Approved Drawing Plan
Location: Nagpur Municipal Corporation

SCALE - 1:100
Date: 7/2/1023

JOB NO - NMO-22-ENTRY-49339 CHECK BY - -

SUBMISSION DRAWING