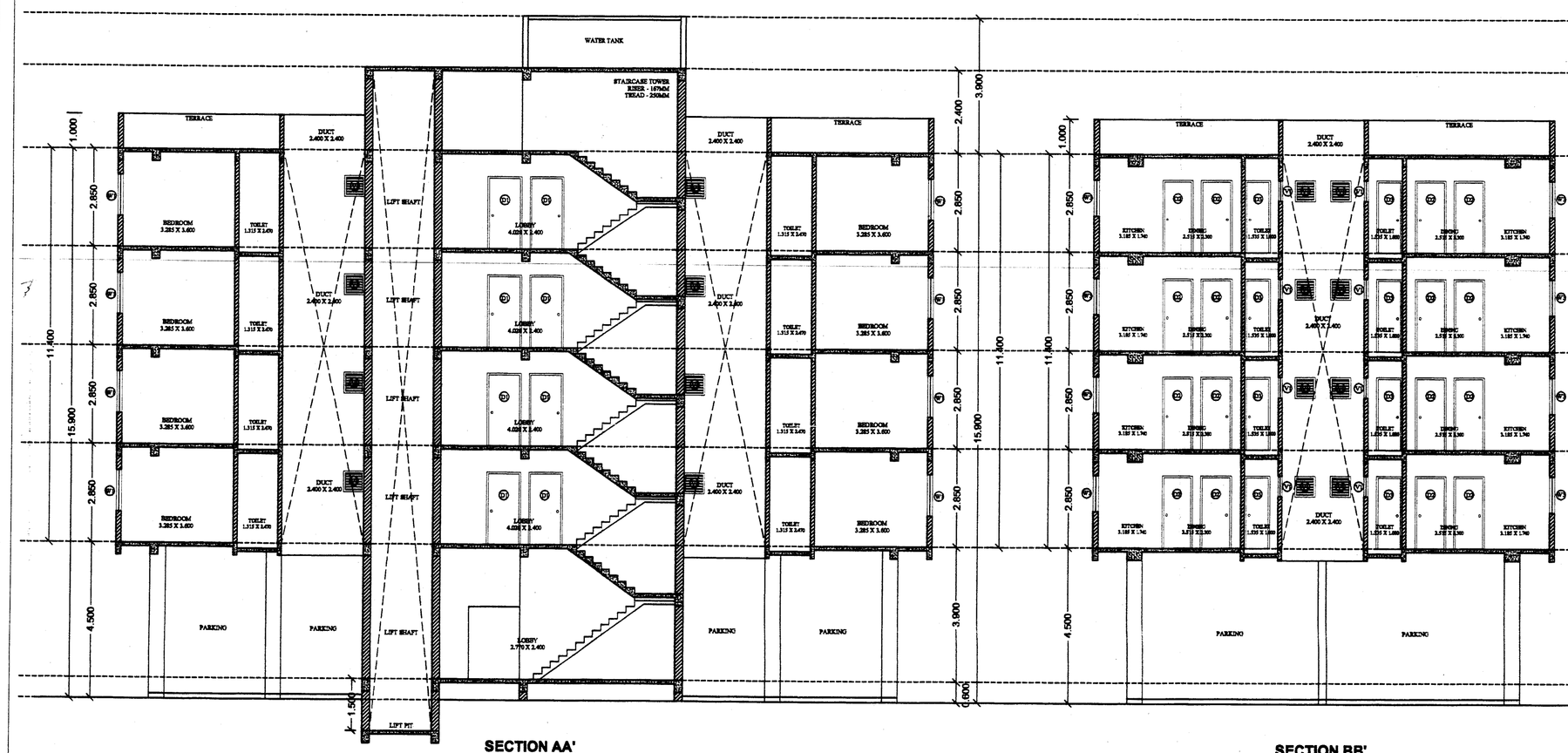
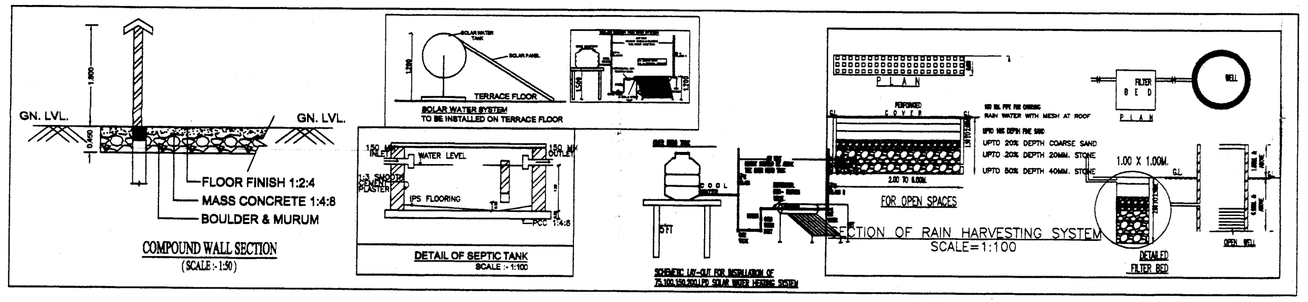
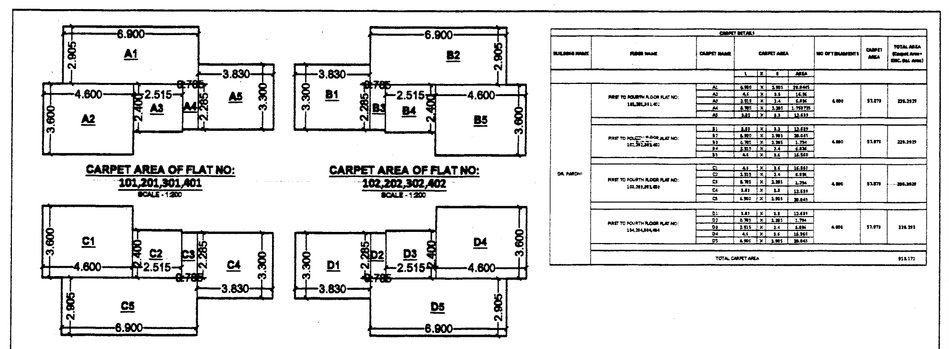


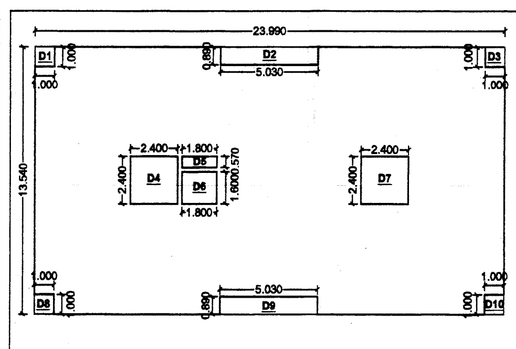
SECTION AA'
SCALE - 1:100



SECTION BB'
SCALE - 1:100



FRONT ELEVATION
SCALE - 1:100



AREA STATEMENT			
SR.NO.		AREA	UNIT
1	"PLOT AREA"	534.540	SQ.MT.
2	NET PLOT AREA	534.540	SQ.MT.
3	PERMISSIBLE FSI (1.1)	587.994	SQ.MT.
4	PREMIUM FSI (0.3)	160.362	SQ.MT.
5	TDR LOADING (0.00)	0.000	
6	ANCILLARY FSI (80%) (3+4+5) X 60%	448.014	SQ.MT.
7	PERMISSIBLE P-LINE AREA (3+4+5+6)	1197.370	SQ.MT.
8	PROPOSED P-LINE AREA	1185.781	SQ.MT.
9	DIVIDING FACTOR 1.60 TO ABOVE PREMIUM FSI + TDR + BASIC FSI(0.3+0.00+1.1	741.113	SQ.MT.
10	ANCILLARY FSI (80%) (8-9)	444.668	SQ.MT.
11	BASIC FSI (1.1)	587.994	SQ.MT.
12	PREMIUM FSI & TDR (9-11)	153.119	SQ.MT.

Form of Statement 2 [Sr. No. 3 (a)] Proposed Building

Building No.	Floor No.	Total Built-up Area of floor, as per outer construction line.
(1)	(2)	(3)
1	STILT FLOOR	0
2	FIRST TO FOURTH FLOOR	1185.78
TOTAL		1185.78

Form of Statement 3 [Sr. No. 3 (b)]
Unit details of apartment

Building No.	Floor No.	Unit Details (Carpet area of apartment)	Area of Balcony Attached to	Area of Double height terrace attached to
(1)	(2)	(3)	(4)	(5)
1	FIRST TO FOURTH FLOOR FLAT NO: 101,201,301,401	4	128.282900	26.324
1	FIRST TO FOURTH FLOOR FLAT NO: 102,202,302,402	4	128.282900	26.324
1	FIRST TO FOURTH FLOOR FLAT NO: 103,203,303,403	4	128.282900	26.324
1	FIRST TO FOURTH FLOOR FLAT NO: 104,204,304,404	4	128.282900	26.324
TOTAL			953.127600	105.296000

Notes: Above Statement No. may vary, wherever required

PARKING AREA STATEMENT						
TYPE	CARPET	REQUIRED		NO. OF TENEMENT	TOTAL REQUIRED	
		CAR	SCOOTER		CAR	SCOOTER
RESIDENTIAL						
	0-30					
	30 - 60					
	60 - 80	1	5	16	8	40
	80 - 150					
	150 - & ABOVE					
VISITOR'S 5%					0.4	2
SPECIAL						
TOTAL	SAY				8.4	42

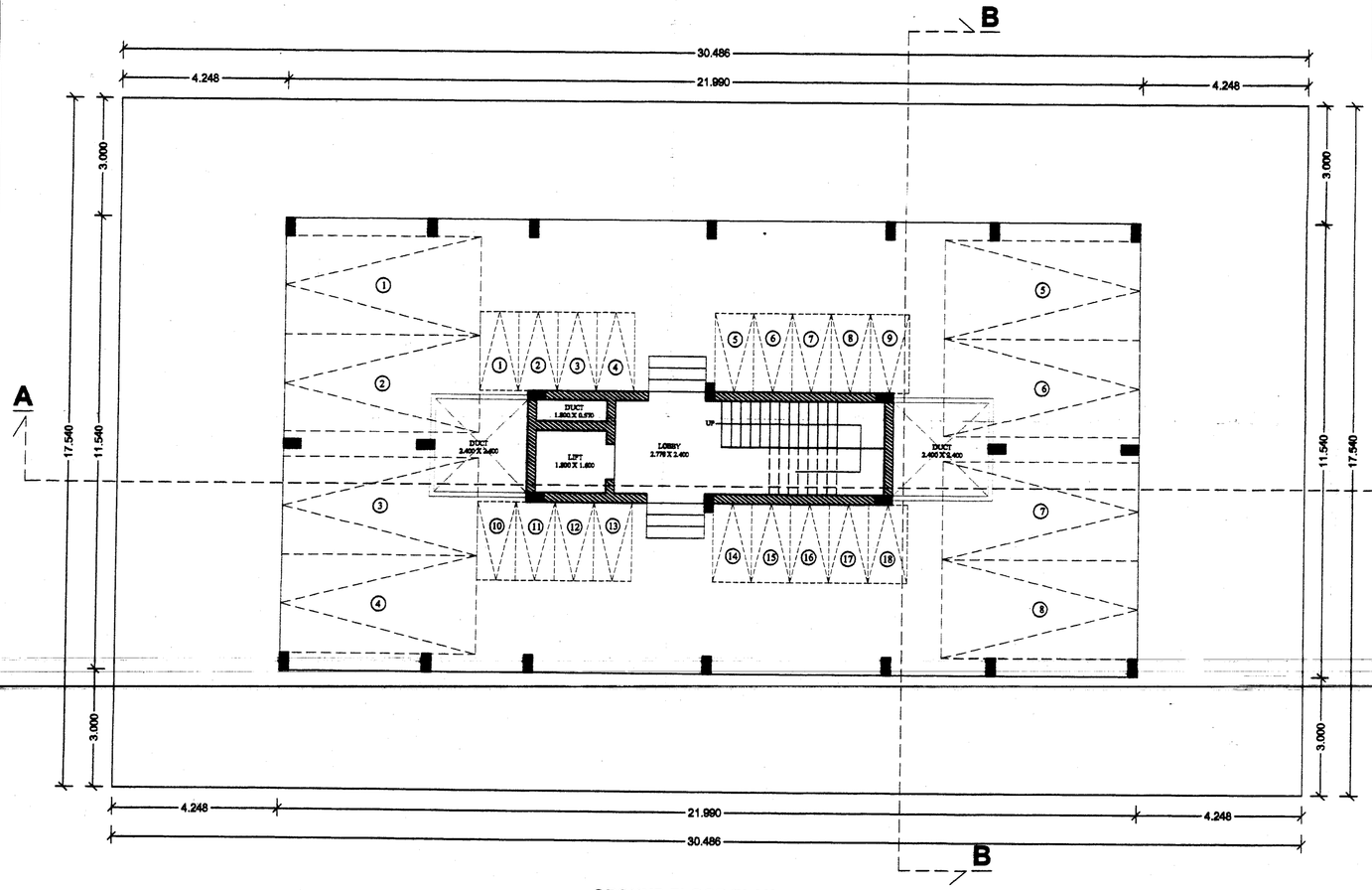
ACCORDING TO TABLE 8C Sr. No. 2 MULTIPLYING FACTOR = 0.90

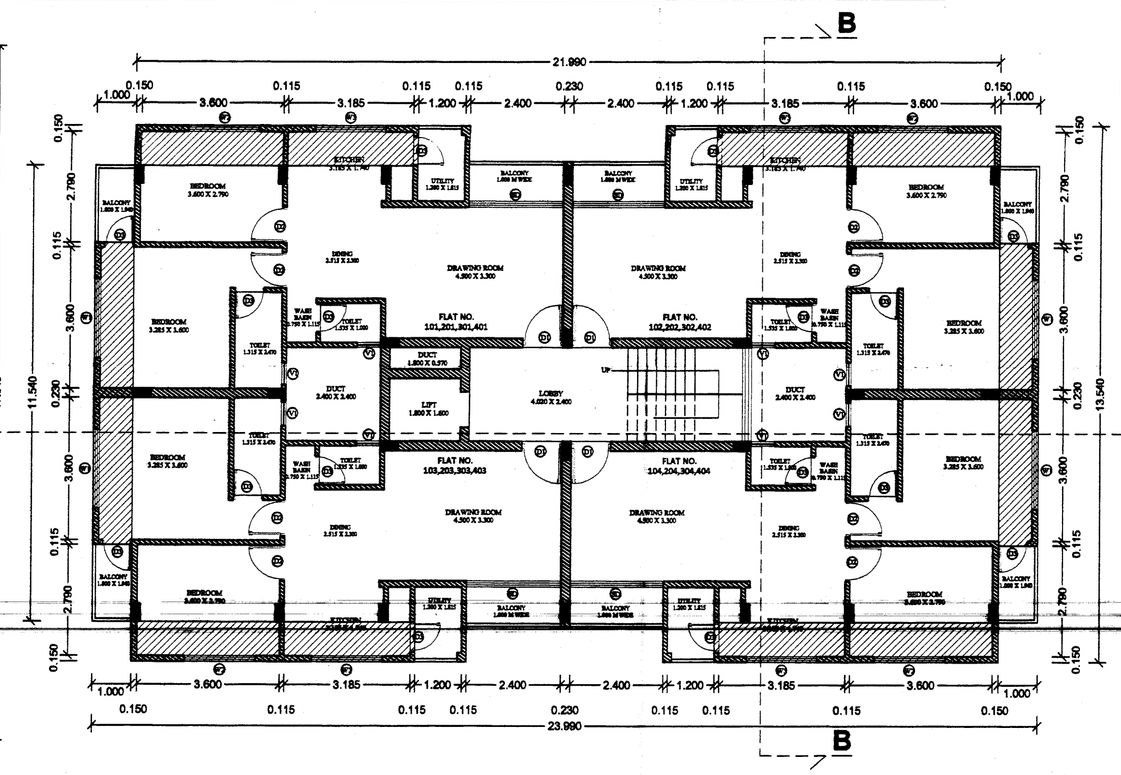
SO THAT PARKING REQUIRED						
CAR	8.4	X	0.6	5.04	SAY	6
SCOOTER	42	X	0.6	25.2	SAY	26
PARKING REQ.		=	CAR	6	SCOOTER	26

PARKING AREA PROVIDED						
CAR	2.5	X	5	8	100	SQ.MT.
SCOOTER		X	2	38	76	SQ.MT.
TOTAL PARKING PROVIDED		=	CAR	8	SCOOTER	38

NOTE - 1 CAR PARKING IS PROVIDED IN LEVI OF 6 SCOOTERS .

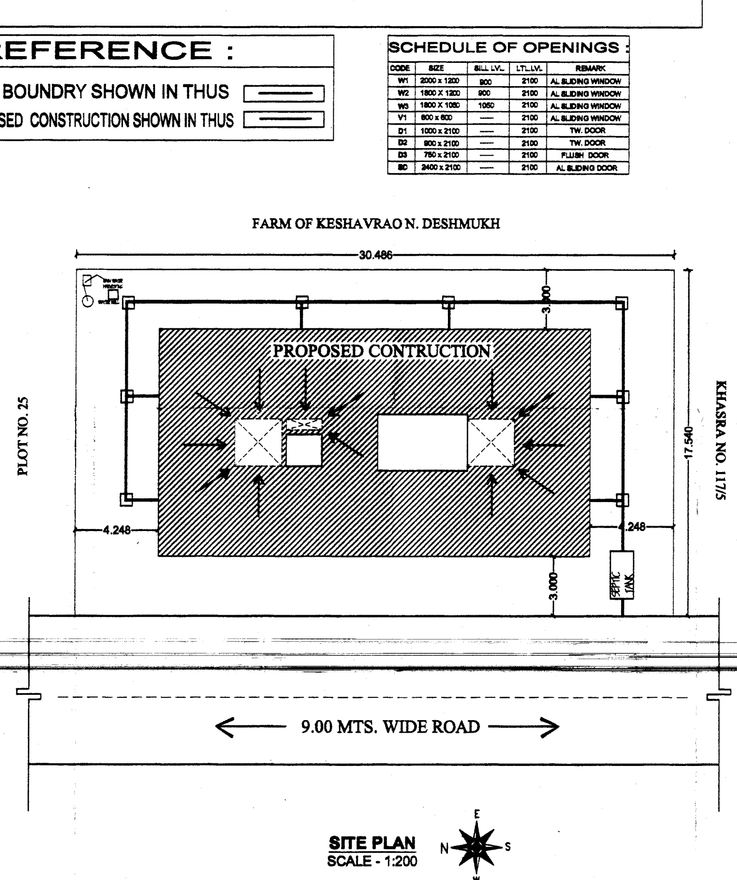
PROPOSED P-LINE AREA AT FIRST - FOURTH FLOOR					
P-LINE AREA	23.990	X	13.540		324.825
LESS					SQ.MT.
D1			1.000	X 1.000	1.000
D2			5.030	X 0.890	4.477
D3			1.000	X 1.000	1.000
D4			2.400	X 2.400	5.760
D5			1.800	X 0.570	1.026
D6			1.800	X 1.600	2.880
D7			2.400	X 2.400	5.760
D8			1.000	X 1.000	1.000
D9			5.030	X 0.890	4.477
D10			1.000	X 1.000	1.000
TOTAL LESS AREA					38.379
P-LINE AREA FIRST FLOOR					296.445
P-LINE AREA SECOND FLOOR					296.445
P-LINE AREA THIRD FLOOR					296.445
P-LINE AREA FOURTH FLOOR					296.445
TOTAL P-LINE AREA					1185.781





REFERENCE :
PLOT BOUNDRY SHOWN IN THUS
PROPOSED CONSTRUCTION SHOWN IN THUS

SCHEDULE OF OPENINGS :				
CODE	SIZE	No. Of	Lin.M.	REMARK
W1	2000 x 1200	800	2100	AL BLIDING WINDOW
W2	1800 X 1200	800	2100	AL BLIDING WINDOW
W3	1800 X 1200	1000	2100	AL BLIDING WINDOW
V1	600 x 600	——	2100	AL BLIDING WINDOW
D1	1000 x 2100	——	2100	TW. DOOR
D2	800 x 2100	——	2100	TW. DOOR
D3	750 x 2100	——	2100	FLUSH DOOR
BD	2400 x 2100	——	2100	AL BLIDING DOOR



Permission is granted as per building DCPR by laws & M.R.I.P. Act. 1966 Vide Letter No. ....1420..... 1902..... Date .....02./..09..... 1902..... and necessary Corrections Made by red lines.

कनिष्ठ अभियंता
बांधकाम विभाग (ग्रा.मी.प.) जि. प. हिंगणा

Chief Officer
Zp. Hingna

PROPOSED RESIDENTIAL COMPLEX ON PLOT NO.26 & 27, KH. NO. 117/5, P. H. NO. 49, MAUJA - HINGNA, TAH. - HINGNA, DIST. - NAGPUR.

Stamps of Approval of Plans:

Drawing Sheet No.: X/Y

AREA STATEMENT	
1. Area of plot	534.540 SQ.MTS.
(Minimum area of a,b,c to be considered)	
(a) As per ownership document (7/12, CTS extract)	534.540 SQ.MTS.
(b) As per measurement sheet	534.540 SQ.MTS.
(c) As per site	534.540 SQ.MTS.
2. Deductions for	
(a) Proposed D.P./D.P. Road widening area/ service road / highway widening	NO
(b) Any D.P. reservation area	NO
(Total a+b)	
3. Balance area of plot 1-2	534.540 SQ.MTS.
4. Amenity space (if applicable)	
(a) Required	-
(b) Adjustment of 2(b) , if any	-
(c) Balance proposed	-
5. Net plot area (3-4 (c))	534.540 SQ.MTS.
6. Recreational open space (if applicable)	
(a) Required	-
(b) Proposed	-
7. Internal road area	-
8. Plotable area (if applicable)	-
9. Built up area with reference to basic F.S.I. as per front road width (Sr. No. Sabasic FSI)	587.994 SQ.MTS.
10. Addition of FSI on payment of premium	-
(a) Maximum permiable premium F.S.I. as per front road width	-
(b) Proposed FSI on payment of premium	449.014 SQ.MTS.
11. In situ FSI/TDR loading	-
(a) In situ area against D.P. road [2.0 x sr. no. 2(a)] , if any	-
(b) In situ area against Amenity space if handed over (2.00 or 1.85 x Sr. no. 4(b)or ©)	-
(c) TDR area	-
(d) Total in situ /TDR loading proposed (11 (a)+(b)+(c)]	-
12. Additional FSI under chapter no. ?	-
13. Total entitlements of FSI in the proposal	-
(a) [9 + 10(b)+11(d)] or 12 whichever is applicable.	-
(b) Andillary Area FSI upto 60% or 80%with payment of charges.	1197.370 SQ.MTS.
(c) Total entitlements (a+b)	1197.370 SQ.MTS.
14. Maximum utilization limit of F.S.I. (building potential) Permissible as per Road width (as per regulation no. 6.1 or 6.2 or 6.3 or 6.4 as applicable) x 1.6 or 1.8	-
15. Total Built-up Area in proposal. (excluding area at Sr.No.17 b)	-
(a) Existing built up area	-
(b) Proposed Built up area (as per P-line)	1185.781 SQ.MTS.
(c) Total (a+b)	1185.781 SQ.MTS.
16. FSI consumed (15/13) (should not be more than serial no. 14 above)	0.99032129
17. Area for Industive housing, if any	-
(a) Required (20% of sr. no 5)	-
(b) proposed	-

Certificate of area:
Certified that the plot under refrence was surveyed by me on ..... and the dimensions of sides etc. of plot
stained on plan are as measured on the site and the area so worked out tallies with the area stated in document of
Ownership/ T.P. scheme records / land records department / city surey records.

SWAPNIL S. KHEDIKAR
B-ARCH
CA/2003/82295
NMC 213
NIT 1831

Signature
AR. SWAPNIL S. KHEDIKAR

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 prper technical person so as to ensure the quality and safety at work site.

Owner's name and signature (MRS. SHASHIKALABAI SHANKARRAO THAKARE)

Architect/ Licensed engineer / Supervisor name and signature					
Job No.	Drawing No.	Scale	Drawn By	Checked By	Registration No. Of Architect / License No. of Lincensed Engineer / Supervisor
1	1	1:100 1:200	PALAK PRADHAN	SWAPNIL KHEDIKAR	CA/2003/82295