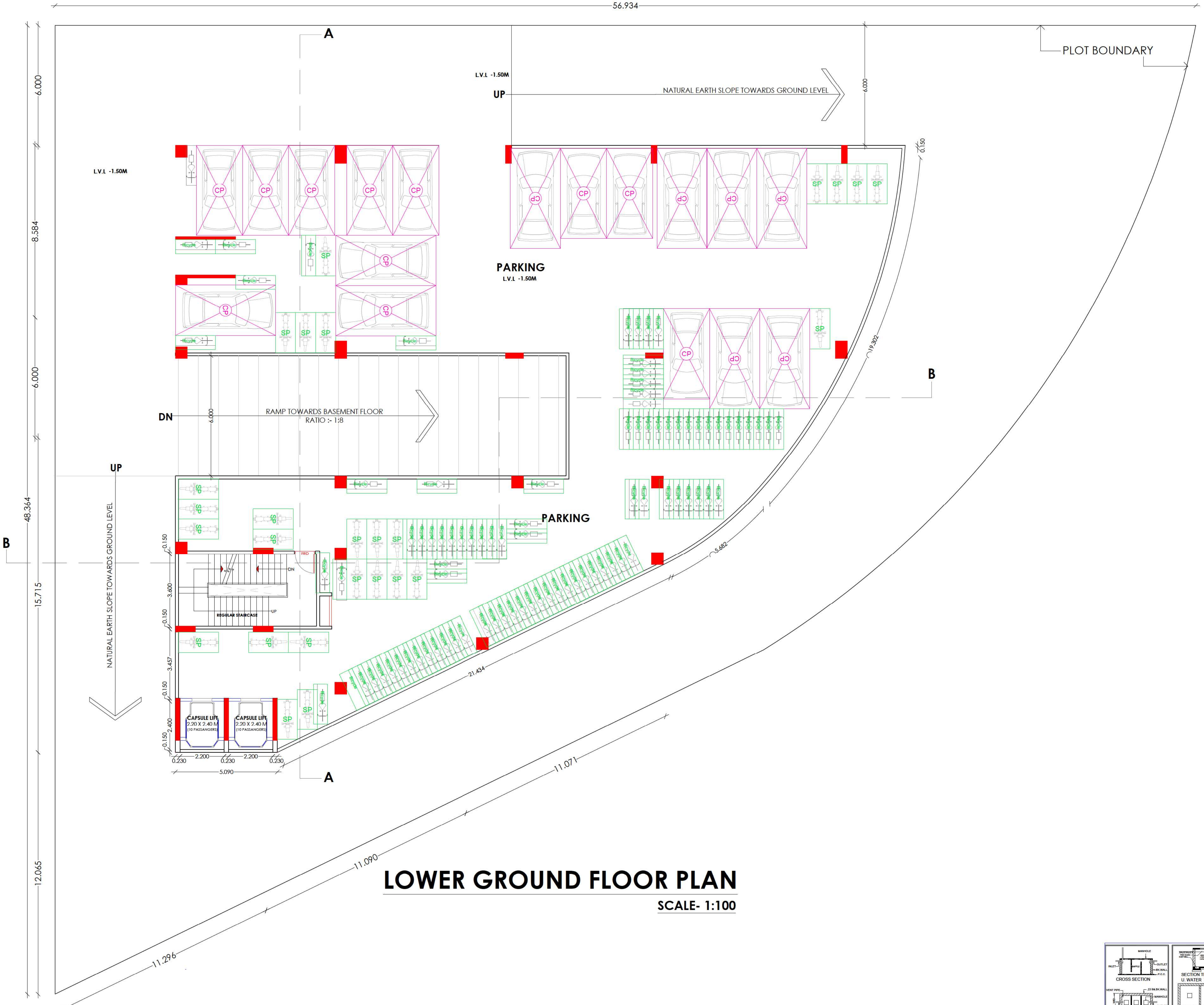
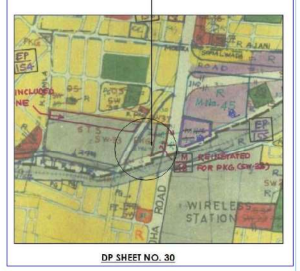


LOWER GROUND FLOOR PLAN

SCALE- 1:100

Project Details

Building Type - Building Development
Zone Type - Residential Zone with Shop line. (R-2)
Location - TOD
Ward No - 75
Plot No. - 1,9,9A PART B
Cts No./Servey No. - 20
Sheet No. - 1
Zone Number: Mauza Somalwada
Ward Name : 20 .320/ 228-
Prorata Value : 0.00



DP SHEET NO. 30

Signature valid
Digitally signed by PRAMOD BHAURAO GAWANDE
Date: 2023.03.20 19:01:47 IST
Reason: Approved Drawing Plan
Location: Nagpur Municipal Corporation

, .228

Deputy Director Of Town Planning
Date: 03/02/2023

Town Planner
Date: 23/01/2023

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.	1843.27
(a) As per ownership document (7/12, CTS extract)	1843.28
(b) as per TILR or City Survey measurement sheet	1843.28
(c) as per Demarcated drawing area	1843.27
LESS	
2.Area not in possession	0.00
3. Entire area (1-2)	1843.27
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)	1843.27
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)	1843.27
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 2022-07-26 and the dimensions of sides etc. of plot stated onplan 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 : ,,OPP. RADHAKRISHANA

Owner details

Owner Name	Postal Address	Contact Number
Narendra Dhirajlal Mandaviya	,,OPP. RADHAKRISHANA HOSPITAL,,BAGADGANJ ,Nagpur-440008,Maharashtra	7219440700
Ms Green Space Infra Ventures	Shop no T-7,Plot no E-4,Akshay Heights ii,Near Bhugaonkar Sabhagruha,Sainath Nagar,Omkar Nagar,NAgpur 440027	
Rajendra Dhirajlal Mandaviya And Four Others	S/O Dhirajlal Mandaviya Opp. Radhakrishana Hospital East Wardhaman Nagar Plot No. 72/73 Bagadganj Nagpur 440008	

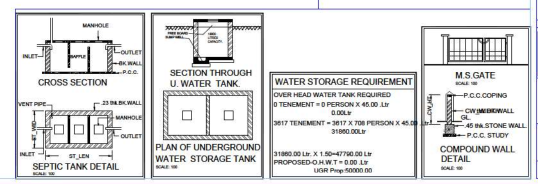
LEGENDS:

PLOT BOUNDRY SHOWN WHITE
PROPOSED WORK SHOWN RED
DRAINAGE LINE SHOWN YELLOW LIGHT
WATER LINE SHOWN BLUE DOTTED
ENCLOSED BAL SHOWN BROWN
TERRACE SHOWN DARK YELLOW
OPEN BAL SHOWN BRAWN
EXSTING SHOWN BLUE HATCHED

DESCRIPTION OF PROJECT :

Type of Proposal : Commercial
BUILDING ON CTS. NO./SURVEY NO.- 20

SITE ADDRESS :
PLOT NO.-1,9,9A PART B, KH.NO.-29/1,2 AT UJWAL CO-OP. HOUSING SOCIETY LTD. MOUZA - SOMALWADA , DIST -NAGPUR.



WATER STORAGE REQUIREMENT
OVER HEAD WATER TANK REQUIRED
0 TENEMENT = 0 PERSON X 45.00 .Ltr
0.00Ltr
3617 TENEMENT = 3617 X 708 PERSON X 45.00 .Ltr
31860.00Ltr
31860.00 Ltr. X 1.50=47790.00 Ltr
PROPOSED-O.H.W.T = 0.00 .Ltr
UGR Prop:50000.00

Name Of Architect : Harish Chandnani

LOGO	ADDRESS OF OFFICE
	OFFICE - Ist Floor, Mangalwari Complex, B Wing, Sadar, Nagpur

OWNERS SIGN - Verified by applicant

TECHNICAL PERSON SIGN
Signature valid

SCALE - 1:100	Date: 08/01/23
JOB NO - NMO-22-54601	CHECK BY - -

SUBMISSION DRAWING

Lower Ground Floor