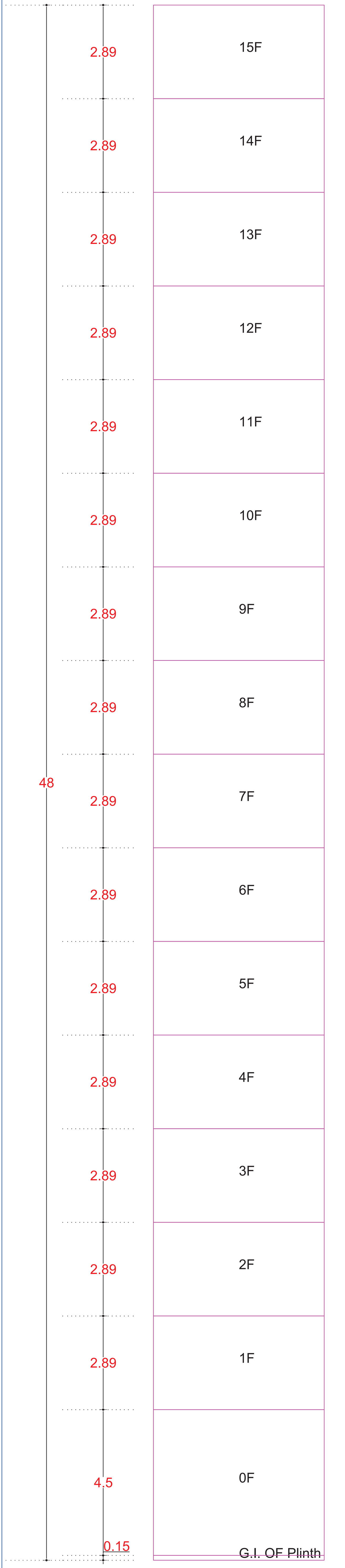
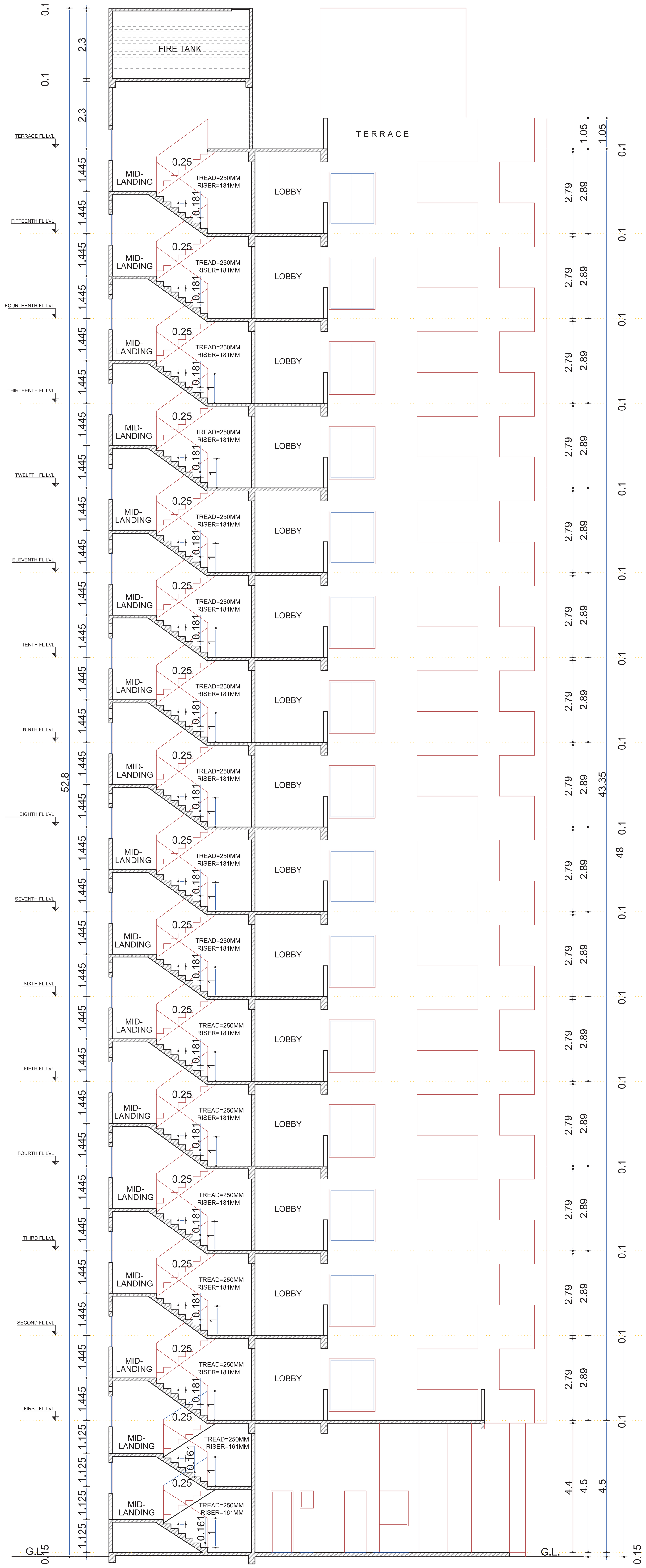


SECTION VIEW - Kanchanganaga Legacy

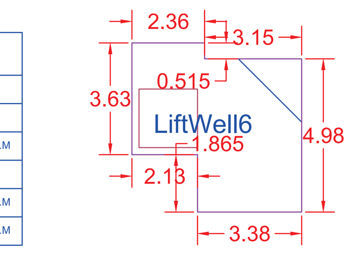


BUILDING 'B2' - SECTION AT 'S-S'

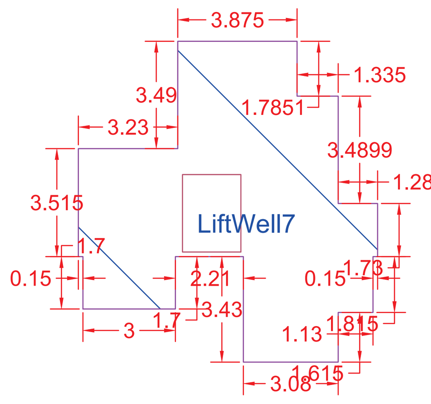
SCALE 1:100

BUILT UP AREA CALCULATION FOR Ground Floor Kanchanganaga Legacy

AREA NAME	LENGTH	WIDTH	Area(Sq.M)
BLOCK	5.51	5.5	24.68
BLOCK AREA TOTAL =24.68Sq.M			
LiftWell6	-	-	3.61
TOTAL Deduction =3.61Sq.M			
Net BuiltUp Area =21.07 Sq.M			



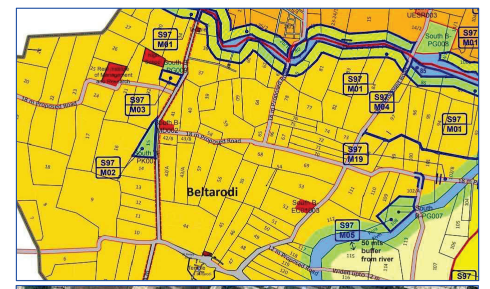
BUILT-UP AREA CALCULATION Ground Floor Kanchanganaga Legacy



BUILT-UP AREA CALCULATION Ground Floor Kanchanganaga Legacy

BUILT UP AREA CALCULATION FOR Ground Floor Kanchanganaga Legacy

AREA NAME	LENGTH	WIDTH	Area(Sq.M)
BLOCK	10.44	9.72	65.39
BLOCK AREA TOTAL =65.39Sq.M			
LiftWell7	-	-	4.78
TOTAL Deduction =4.78Sq.M			
Net BuiltUp Area =60.61 Sq.M			



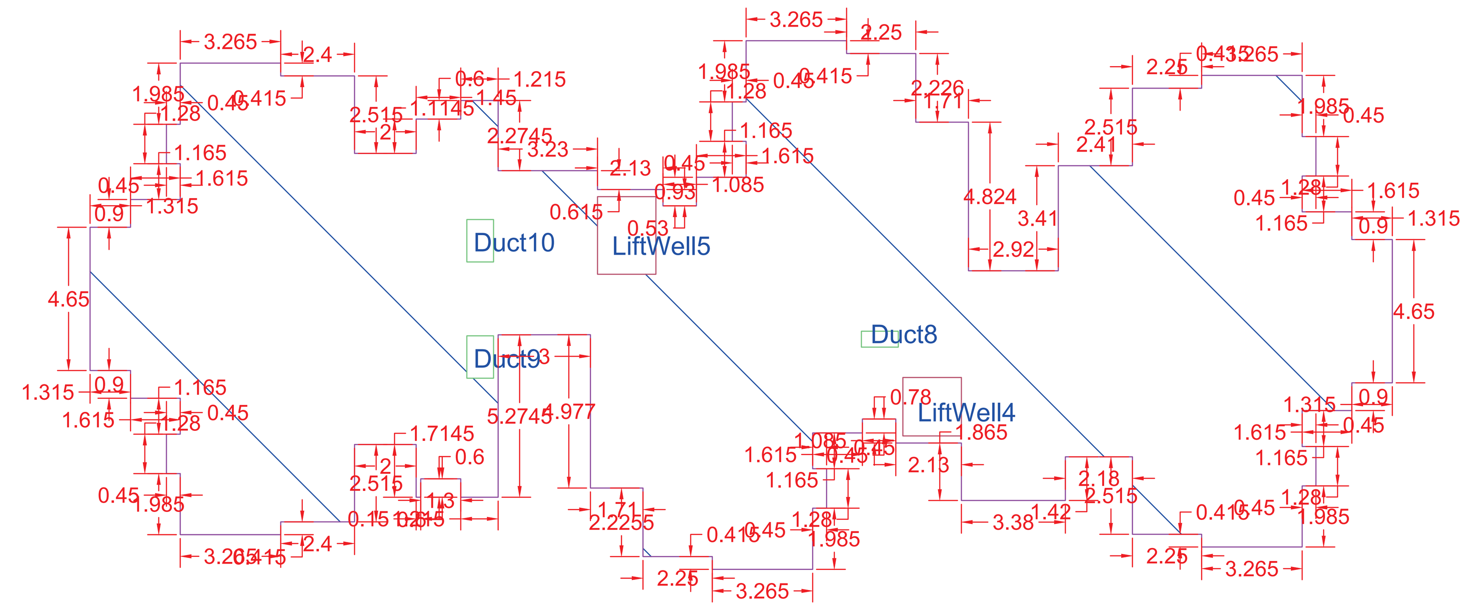


Planning Assistant
Date: 18/09/2023

Signature valid
Digitally signed by Bharat Baburao Nandanwar
Date: 2023.09.20 12:58:07 IST
Reason: Approved Drawing Plan
Location: Besa-Pipla Nagarpanchayat
Project Code : BPNM-23-75591
Application Number : BPNM/B/2300012
Proposal Number : 210487
Certificate Number : BPNM/B/2023/APL/00005

BUILT UP AREA CALCULATION FOR First Floor Kanchanganaga Legacy

AREA NAME	LENGTH	WIDTH	Area(Sq.M)
BLOCK	42.32	17.16	470.25
BLOCK AREA TOTAL =470.25Sq.M			
LiftWell5	-	-	4.78
LiftWell4	-	-	3.61
Duct10	-	-	1.18
Duct9	-	-	1.18
Duct8	-	-	0.61
TOTAL Deduction =11.36Sq.M			
Net BuiltUp Area =458.89 Sq.M			



BUILT-UP AREA CALCULATION First Floor Kanchanganaga Legacy

Project Details

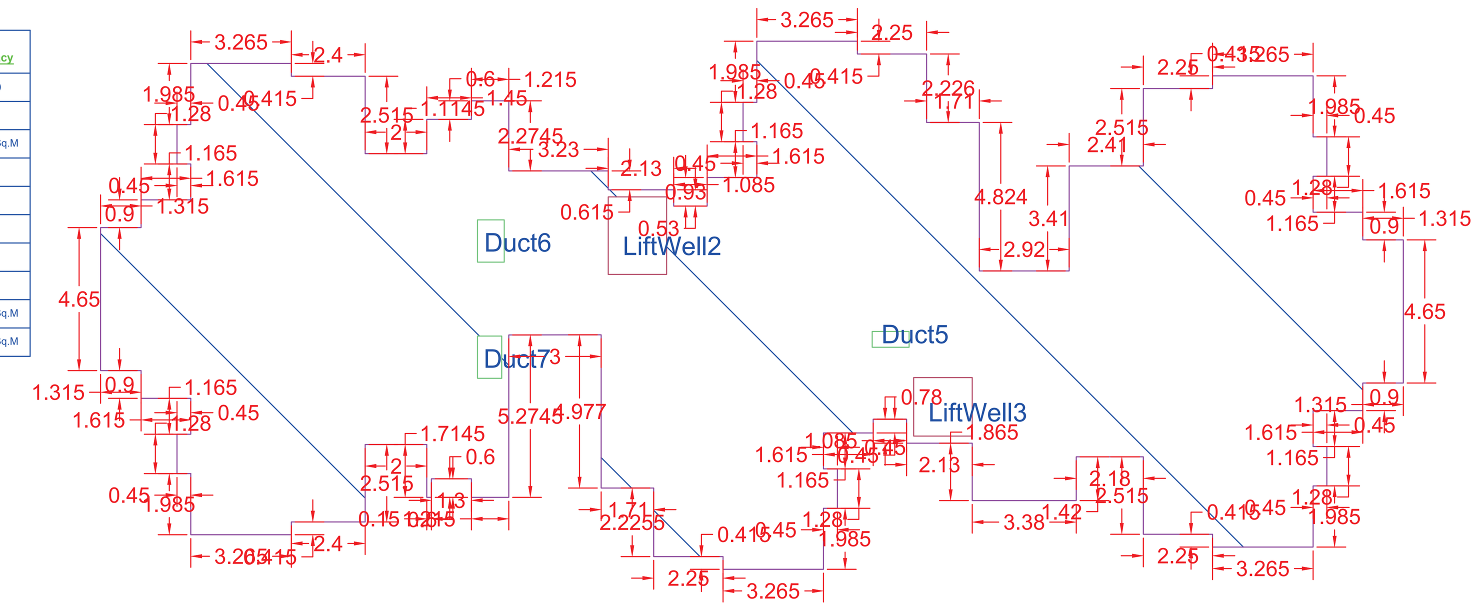
Building Type - Building Development
Zone Type - Residential Zone
Location - Non-Congested
Ward No -
Plot No. - 46B/R-2,46B/R-3,46B/R-4,
Cts No./Servey No. - 46/व
Sheet No. - 1
Zone Number:
Ward Name :
Prorata Value : 0

Owner details

Owner Name	Postal Address	Contact Number
Ashish Madhukar Rahate	Plot N. 7,Wardha road,Nagpur,Nagpur,Maharashtra-440025	8554822666
VISHAL INFRAVENTURES THROUGH PARTNERS MR VIVEK T K	MEGH YASHODHAM ENCLAVE AJNI CHOIK WARDHA ROAD NAGPUR	
VISHAL INFRAVENTURES THROUGH PARTNER MR SUNIL GANP	PLOT NO N/119 RESHIMBAG HANUMAN NAGAR NAGPUR	
VISHAL INFRAVENTURES THROUGH PARTNER MR ASHISH M R	MANISH Nagar pawanbhumumi nagpur	
BUILDSMITH INFRAPROJECTS PVT LTD DAIRECTER MR SOHA	FLAT NO 604 KESHAV KALA APPARTMENT RAHATE COLONY NAGPUR 440010	

BUILT UP AREA CALCULATION FOR Typical 2nd to 7th and 9th to12thand 14th 15th Kanchanganaga Legacy

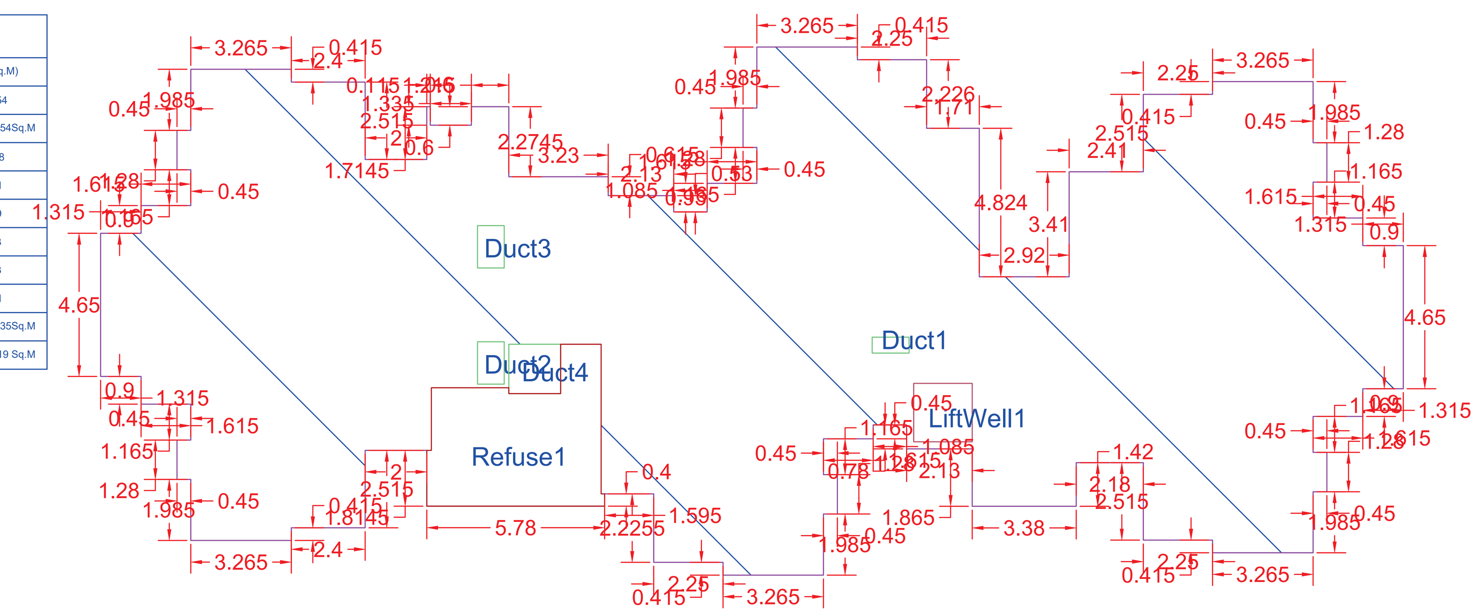
AREA NAME	LENGTH	WIDTH	Area(Sq.M)
BLOCK	42.32	17.16	470.25
BLOCK AREA TOTAL =470.25Sq.M			
LiftWell3	-	-	3.61
LiftWell2	-	-	4.78
Duct7	-	-	1.07
Duct6	-	-	1.18
Duct5	-	-	0.61
TOTAL Deduction =11.25Sq.M			
Net BuiltUp Area =459 Sq.M			



BUILT-UP AREA CALCULATION Typical 2nd to 7th and 9th to12thand 14th 15th Kanchanganaga Legacy

BUILT UP AREA CALCULATION FOR Typical 8th and 13th fl Kanchanganaga Legacy

AREA NAME	LENGTH	WIDTH	Area(Sq.M)
BLOCK	42.32	17.16	487.54
BLOCK AREA TOTAL =487.54Sq.M			
Refuse1	-	-	23.08
LiftWell1	-	-	3.61
Duct4	-	-	2.69
Duct3	-	-	1.18
Duct2	-	-	1.18
Duct1	-	-	0.61
TOTAL Deduction =32.35Sq.M			
Net BuiltUp Area =455.19 Sq.M			



BUILT-UP AREA CALCULATION Typical 8th and 13th fl Kanchanganaga Legacy

KanchanganagaLegacy

BUILDING	FLOORS	FSI AREA COMM.	FSI AREA RESI.	FSI AREA IND.	FSI AREA SPECIAL	FSI AREA MEZZ.	BALCONY PROP.	TERRACE PROP.	LIFT	LIFTWELL	DUCT	VENT SHAFT	Other Deduction	TOTAL FSIAREA
Kanchanganaga Legacy	Typical 8th and 13th fl	0.00	975.08	0.00	0.00	0.00	110.92	0.00	0.00	7.22	11.32	0.00	46.16	910.38
Kanchanganaga Legacy	Typical 2nd to 7th and 9th to12thand 14th 15th	0.00	5643.00	0.00	0.00	0.00	665.52	0.00	0.00	100.68	34.32	0.00	0.00	5508.00
Kanchanganaga Legacy	First Floor	0.00	470.25	0.00	0.00	0.00	55.46	0.00	0.00	8.39	2.97	0.00	0.00	458.89
Kanchanganaga Legacy	Ground Floor	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
Kanchanganaga Legacy	Total	0.00	7088.33	0.00	0.00	0.00	831.9	0.00	0.00	116.29	48.61	0.00	46.16	6877.27

FSI DETAILS

9 Index	Basic FSI (on serial no 1)	Premium FSI (on serial no 1)	TDR (on serial no 1)	Incentive FSI for green building If Applicable (on basic FSI)	Ancillary Area 60% of (2+3+4+5)	Ancillary Area 80% of (2+3+4+5)	Total	Inclusive Housing (20%) If Applicable	Drawing Value
9.1 Permissible Index	1.1	0.3	0.6	0.00	0.00	0.00	2.00	0.00	0.00
9.2 Existing Comsumed Index	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	1.1	0.3	0.6	0.00	0.00	0.00	0.00	0.00	0.00
9.4 Total Permissible PLine Area()	4895.73	1335.2	2670.4	0.00	2937.43	0.00	11838.76	0.00	0.00
9.5 Proposed P Line Area (Should not exceed 9.4)	4895.73	0.00	0.00	0.00	1981.54	0.00	6877.27	0.00	6877.27
9.6 Index Consumed	1.09	0.00	0.00	0.00	0.00	0.00	1.09	0.00	0.00

Parking Check (Table 8B)

Building Name	USE	TENAMENT AREA	RATIO car	RATIO Scooter	NO.OF Tena/Area/Units	Required car	Required Scooter	Required Transport Vehicle/Ambulance/Mini Bus
Kanchanganaga Legacy	Residential	For every two tenements with each tenement having carpet area equal to or above 40 sq.m. but less than 80 sq.m.	1	2	90	45	90	-
Total	-	-	-	-	-	45	90	-
Visitors parking(5%)	-	-	-	-	-	2.25	4.5	0
Total	-	-	-	-	-	47.25	94.5	0

Parking Check As Per Multiplying Factor : 0.4

Building Name	Required Car/Mini Bus	Required Scooter	Required Transport Vehicle/Ambulance/Mini bus	Proposed Car/Mini Bus	Proposed Scooter	Proposed Transport Vehicle/Ambulance/Mini bus	Status
Total	19	95	0	19	95	0	OK

Carpet Area Table

Building Name	Floor Name	Carpet name	Tenement No	Carpet Area	Enclosed Balcony Area	Normal Balcony Area	Total Carpet Area
Kanchanganaga Legacy	First Floor	104	1	47.62	3.26	0	50.88
Kanchanganaga Legacy	First Floor	105	1	47.69	0	0	47.69
Kanchanganaga Legacy	First Floor	106	1	45.78	3.26	0	49.04
Kanchanganaga Legacy	First Floor	101	1	57.97	3.26	0	61.23
Kanchanganaga Legacy	First Floor	102	1	57.97	3.26	0	61.23
Kanchanganaga Legacy	First Floor	103	1	45.29	3.62	0	48.91
Kanchanganaga Legacy	Typical 2nd to 7th and 9th to12thand 14th 15th	206;306;406;506;606;706;906;1006;1106;1206;1406;1506	12	45.78	0	0	45.78
Kanchanganaga Legacy	Typical 2nd to 7th and 9th to12thand 14th 15th	204;304;404;504;604;704;904;1004;1104;1204;1404;1504	12	47.68	3.26	0	50.94
Kanchanganaga Legacy	Typical 2nd to 7th and 9th to12thand 14th 15th	205;305;405;505;605;705;905;1005;1105;1206;1406;1506	12	47.21	3.26	0	50.47
Kanchanganaga Legacy	Typical 2nd to 7th and 9th to12thand 14th 15th	201;301;401;501;601;701;901;1001;1101;1201;1401;1501	12	57.97	0	0	57.97
Kanchanganaga Legacy	Typical 2nd to 7th and 9th to12thand 14th 15th	202;302;402;502;602;702;902;1002;1102;1202;1402;1502	12	57.97	3.26	0	61.23
Kanchanganaga Legacy	Typical 2nd to 7th and 9th to12thand 14th 15th	203;303;403;503;603;703;903;1003;1103;1203;1403;1503	12	45.29	3.62	0	48.91
Kanchanganaga Legacy	Typical 8th and 13th fl	801;1301	2	49.99	0	0	49.99
Kanchanganaga Legacy	Typical 8th and 13th fl	802;1302	2	57.8	3.26	0	61.06
Kanchanganaga Legacy	Typical 8th and 13th fl	806;1306	2	45.78	0	0	45.78
Kanchanganaga Legacy	Typical 8th and 13th fl	804;1304	2	47.68	3.26	0	50.94
Kanchanganaga Legacy	Typical 8th and 13th fl	805;1305	2	47.21	3.26	0	50.47
Kanchanganaga Legacy	Typical 8th and 13th fl	803;1303	2	45.29	3.62	0	48.91

SCHEDULE OF OPENING:

BLD NAME	NAME	LENGTH	HEIGHT	NOS.
Kanchanganaga Legacy	W2	1.3	1.2	5
Kanchanganaga Legacy	W4	1.5	1.2	6
Kanchanganaga Legacy	W6	1.1	1.5	6
Kanchanganaga Legacy	V2	0.42	0.6	6
Kanchanganaga Legacy	W7	1.48	2.1	12
Kanchanganaga Legacy	W9	1.07	1.5	6
Kanchanganaga Legacy	w1	1.5	1.2	2
Kanchanganaga Legacy	W5	0.3	1.2	12
Kanchanganaga Legacy	W1	1.5	1.2	16
Kanchanganaga Legacy	W8	1.3	1.5	6
Kanchanganaga Legacy	W3	1.27	1.2	6
Kanchanganaga Legacy	w6	1.25	1.5	4
Kanchanganaga Legacy	V1	0.45	0.6	29

SCHEDULE OF OPENING:

BLD NAME	NAME	LENGTH	HEIGHT	NOS.
Kanchanganaga Legacy	D1	1.05	2.1	12
Kanchanganaga Legacy	D3	0.75	2.1	47
Kanchanganaga Legacy	D2	0.9	2.1	27

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.	4450.67
(a) As per ownership document (7/12, CTS extract)	4450.78
(b) as per TILR or City Survey measurement sheet	4450.78
(c) as per Demarcated drawing area	4450.67
LESS	
2.Area not in possession	0.00
3. Entire area (1-2)	4450.67
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)	4450.67
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)	4450.67
8. Recreational Open Space	-
(a) If area (6) is more than 4000 sqmt - 10 % of (6) is required.	445.06
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 2023-07-31 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.

GANP,VISHAL INFRAVENTURES THROUGH PARTNER MR ASHISH M R,BUILDSMITH INFRAPROJECTS PVT LTD DAIRECTER MR SOHA
Postal Address : Plot N. 7,Wardha road,Nagpur,Nagpur,Maharashtra-440025,MEGH YASHODHAM ENCLAVE AJNI CHOIK WARDHA ROAD NAGPUR,PLOT NO N/119 RESHIMBAG HANUMAN NAGAR NAGPUR,MANISH Nagar pawanbhumumi nagpur ,FLAT NO 604 KESHAV KALA APPARTMENT RAHATE COLONY NAGPUR 440010

DESCRIPTION OF PROJECT :

Type of Proposal : Residential
BUILDING ON CTS. NO./SURVEY NO.-46/ब

SITE ADDRESS :
GAATNO.46B/R-2,GAAT NO.46B/R-3,GAAT NO. 46B/R-4,MOUZA BELTARODI,TAHSIL-NAGPUR GRAMIN, DIST.-NAGPUR.

Name Of Architect : Vaishali Sharadrao Gaikwad

LOGO

ADDRESS OF OFFICE
OFFICE -
301, Vijayshree Apartment, Plot no. 8/B, Vishramnagar, Near Chatrapati Square, Nagpur 440015

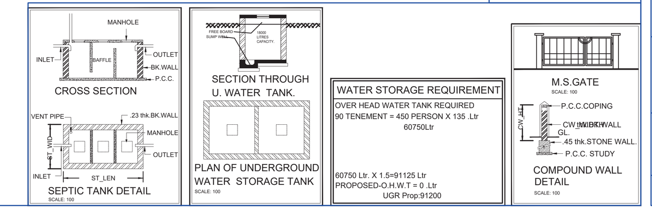
OWNERS SIGN -
Verified by applicant

TECHNICAL PERSON SIGN
Signature valid

SCALE - 1:100
Date: 02/09/23
JOB NO - BPNM-23-75591
CHECK BY - -

SUBMISSION DRAWING

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



WATER STORAGE REQUIREMENT
OVER HEAD WATER TANK REQUIRED
90 TENEMENT = 450 PERSON X 135 .Ltr
60750Ltr

60750 Ltr. X 1.5=91125 Ltr
PROPOSED-O.H.W.T = 0 .Ltr
UGR Prop:91200