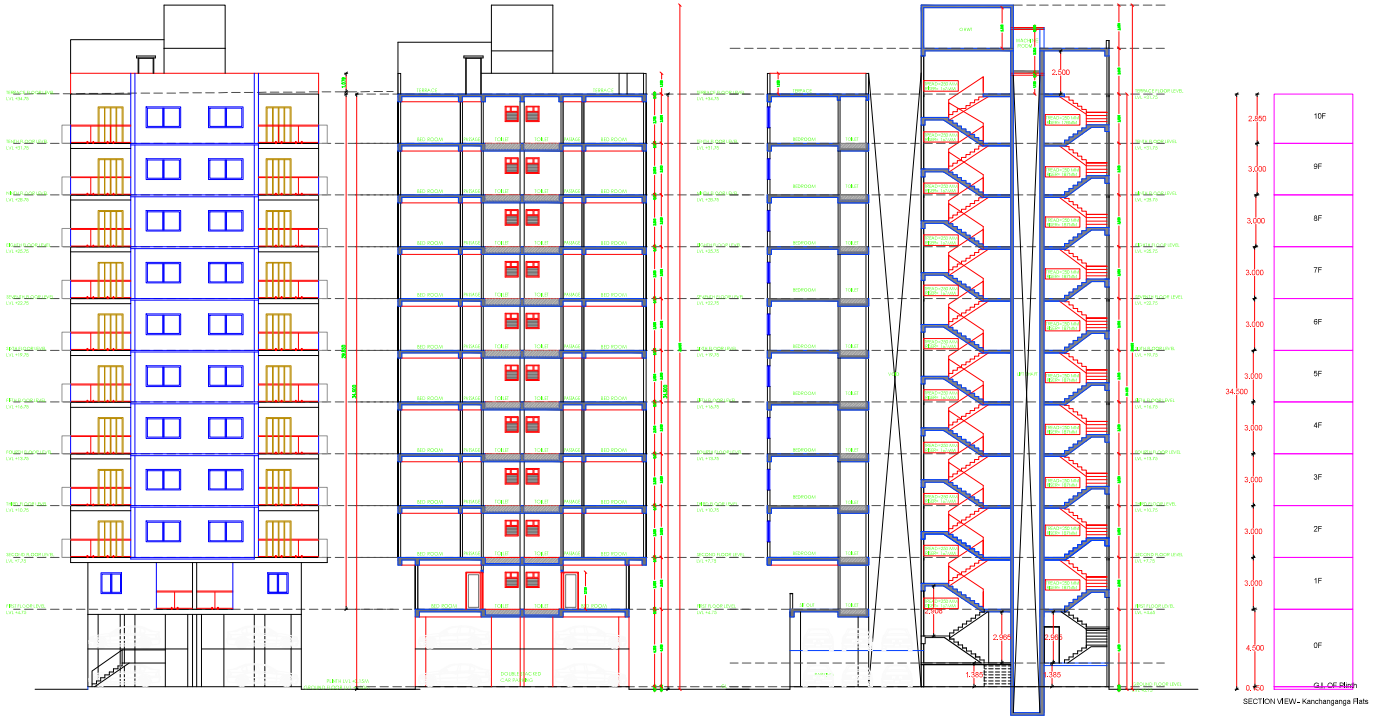
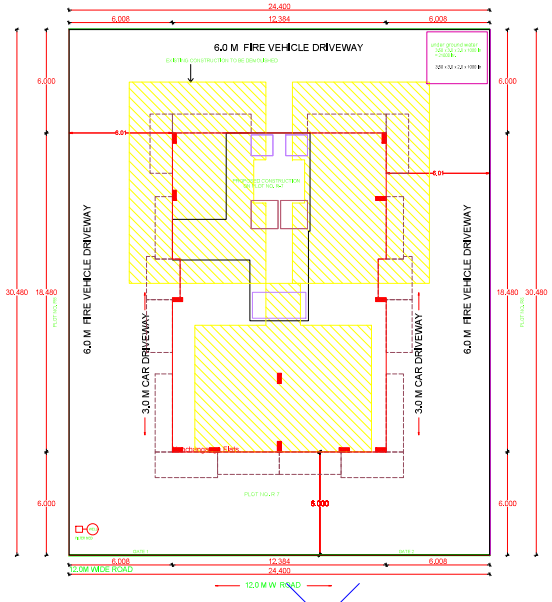


FRONT ELEVATION
SCALE : 1:100

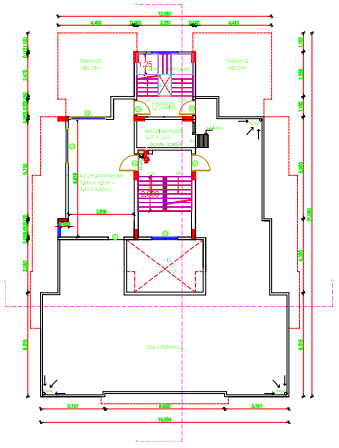
SECTION B-B
SCALE : 1:100

SECTION A-A
SCALE : 1:100

SECTION VIEW - Kanchanganga Flats



SITE PLAN
SCALE : 1:200



TERRACE FLOOR PLAN
SCALE : 1:100

REVDEVTABLE													
SR.No	Building/Tenement No.	Carpet Area Per Tenement	BUA Per Tenement	STAUS OF OCCUPANT	Number Of Tenements	Residential/ Non Residential	Carpet below 27. 87 SqM.	Total	Incentive 10% per tenement for owner	Total incentive	10sq m BUA addition if tenement is less than 45 SqM upto 27 SqM built up	Total of 10 SqM addition	Addition to 10% or 50% Incentive
0	Kanchanganga Flats	82	82.12		6	Residential	0	0	25	492.72	-	-	699













Owner details		
Owner Name	Postal Address	Contact Number
NANCHARAMMA FLAT OWNERS CO-OP HOUSING SOCIETY LTD INAGPUR THROUGH PRESIDENT SHRI Shashikant Mukund Munde	B/S. SUPER COOP HOU SOCIETY,Ambawadi Vistar,Ahmedabad City,Ahmedabad-380015, Gujarat	7507810505
SHRI SECRETARY SHRI SHASHIKANT VASANTRAO DALAL	NAGPUR	

Project Details
Building Type - Redevelopment For Dangerous Building
Zone Type - Residential Zone
Location - Non-Congested
Ward No - 74
Plot No.- R-7
Cts No./Survey No. - 34/334
Sheet No. - 1
Zone Number: Mauza Ajani
Ward Name : 19,313/34/
Prorata Value : 0.20

Signature valid
Digitally signed by PRAMOD BHAUSAHEB GAIKWAD
Date: 2024.01.20 16:42:33 IST
Reason: Approved
Location: Maharashtra
Project Code : MAD0...
Application Number : MAD...
Proposal Number : 3...
Certificate Number : MAD/BUILD/23/APL/02222

Particulars	Area Statement	
1, Area of plot: (minimum area of a, b, c to be considered for the purpose of calculation of permissible FSI, and subject to the conditions mentioned in the Regulations)		7356.70
(a) As per ownership document (7/12, CTS extract)		7356.70
(b) as per T.P. or City Survey measurement sheet		7356.70
(c) as per Demarcated drawing area		7353.71
LESS		
2, Area not in possession		0.00
3, Crete area (+2)		7356.70
4,Deductions for		-
(a) Proposed D.P./ D.P. Road widening Area if/encroachment Road / Highway widening		0.00
(b) Any D.P. Reservation area		0.00
(c) Total (a+b)		0.00
5,Balance area of plot (3-4)		7356.70
6, Amenity Space		AMENITY AREA
(a) Required (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) :		7356.70
8, Permissible Open Space		-
(a) If area is (i) is more than 4000 sqmt - 10 % of (5) is required,		0.00
(Proposed		0.00
(b) If area is less than 4000 sqmt -Nil		-
(i) If it is full Number like 1-2, 123,4,5 etc. As per 7-12 enclosed or City Survey Number - Nil= Recreational open space is required		-
(ii) If it is sub-division like 1/2 ,2/5 , 123/1/1/1 etc.then Recreational open space is required,		-
(A) 10 % Subject to minimum 200 sqmt		0.00
(Proposed		0.00
(B) Exemption to open space subject to marking basic F.S.I of 70 %		-
(C) Exemption to open space subject to payment of 10 % land value as per annexure (7) as per annual statement of rates.		-

Certificate of Area,
Certified that the plot under reference was surveyed by me on _____ and the dimensions of sides etc. of plot stated and the area shown 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 like to execute the structure as per approved plans. I/We I/We would execute the work under supervision of a proper licensed 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.	Drawing No.	Scale	Drawn by	Checked by	Registration No. of Architect/ Licensed Engineer/ Supervisor

SECRETARY SHRI SHASHIKANT VASANTRAO DALAL
Postal Address _B/S. SUPER COOP HOU SOCIETY,Ambawadi Vistar,Ahmedabad City,Ahmedabad-380015,Gujarat,NAGPUR

DESCRIPTION OF PROJECT :-
Type of Proposal : Residential
BUILDING ON CTS,/HOUSE/SURVEY NO.= 34/334

SITE ADDRESS
R/S No./P.R.C.No.194 Sheet No.M.1/ The Layout Name Of The Society/ Cha.No/Housing Society Laxmi Nagar Nagpur-440022

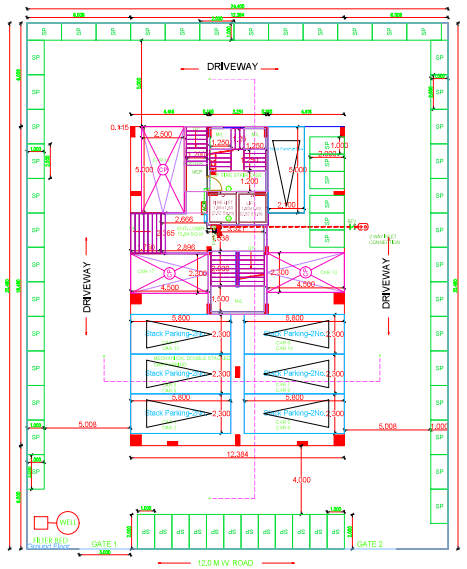
Name of Architect / Licensed Engineer / Supervisor
LICENCE NO. CA/2011/...
Architect, Interior Arch. 13, Pratap Nagar, Ring Road, Nagpur-440022

COPYRIGHT ©
Signature valid
Digitally signed by ...
Date: 2023.12.20 ...

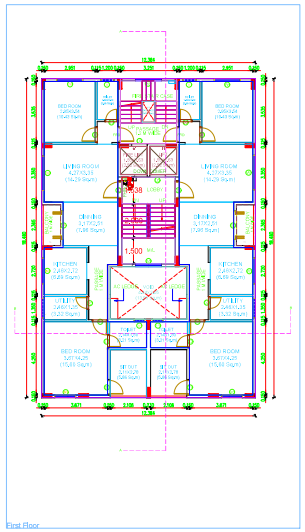
SCALE :- 1:00 | Date: 2023.03
DRAWING NO.:- MAD/A/2/1/2022 | CHECKED BY :-

SUBMISSION DRAWING

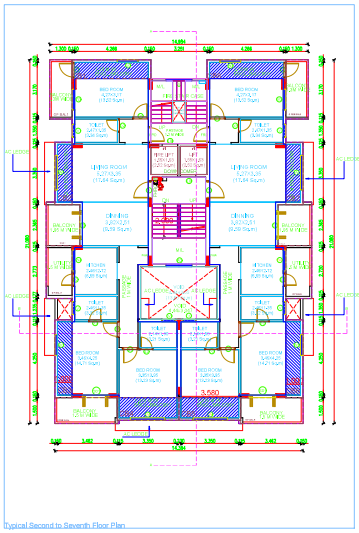
LEGENDS



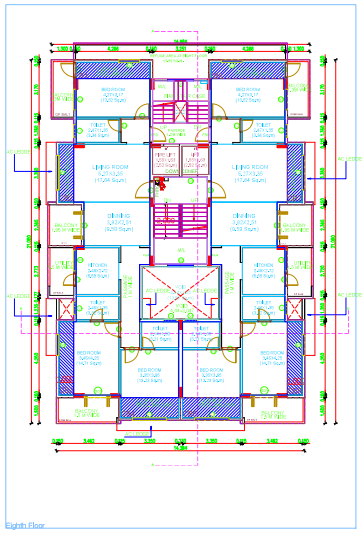
PROPOSED GROUND FLOOR PLAN
SCALE : 1:100



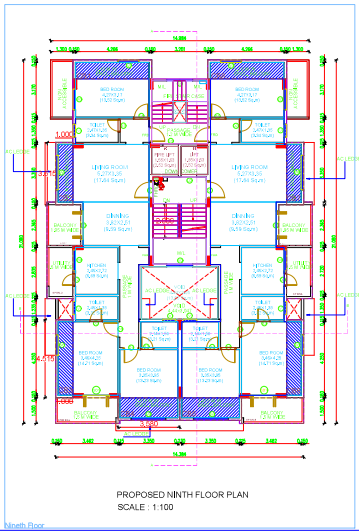
PROPOSED FIRST FLOOR PLAN
SCALE : 1:100



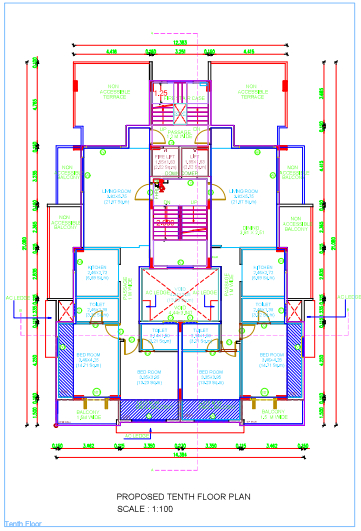
PROPOSED SECOND TO SEVENTH FLOOR PLAN
SCALE : 1:100



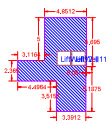
PROPOSED EIGHTH FLOOR PLAN
SCALE : 1:100



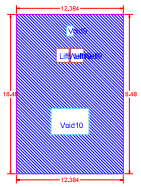
PROPOSED NINTH FLOOR PLAN
SCALE : 1:100



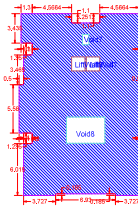
PROPOSED TENTH FLOOR PLAN
SCALE : 1:100



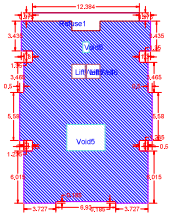
BUILT-UP AREA CALCULATION Ground Floor Kanchanganga Flats



BUILT-UP AREA CALCULATION First Floor Kanchanganga Flats



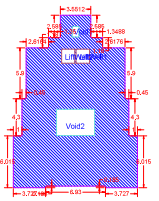
BUILT-UP AREA CALCULATION Typical Second to Seventh Floor Plan Kanchanganga Flats



BUILT-UP AREA CALCULATION Eighth Floor Kanchanganga Flats



BUILT-UP AREA CALCULATION Nineth Floor Kanchanganga Flats



BUILT-UP AREA CALCULATION Tenth Floor Kanchanganga Flats





Project Details
Building Type - Redevelopment For Dangerous Building
Zone Type - Residential Zone
Location - Non-Congested
Ward No - 74
Plot No.- R-7
Cts No./Survey No. - 34/334
Sheet No. - 1
Zone Number: Mauza Ajani
Ward Name : 19,313/34/
Prorata Value : 0.20

Signature valid
Digitally signed by PRAMOD BHAURAO GAJBHARE
Date: 2024.01.01 16:40:51 IST
Reason: Approved
Location: Nagpur Municipal Corporation
Project Code : MAHCC-PR-1001434
Application Number : MAHCC-1001434
Proposal Number : 1/7/2023
Certificate Number : MAHCB/2023/APL/0222

Owner details

Owner Name	Postal Address	Contact Number
MANCHANSHAHA FLAT OWNERS CHJP HOUSING SOCIETY LTD NAGPUR THROUGH PRESIDENT SHRI Shashikant Mukund Munde	B/S. SUPER COOP HOU SOCIETY,Ambawadi Vistar,Ahmadabad City,Ahmedabad-380015, Gujarat	7507810505
SHRI SECRETARY SHRI SHASHIKANT VASANTRAO DALAL	NAGPUR	

Particulars	Area Statement	
1, Area of plot	(Minimum area of a. b. c to be considered for the purpose of sanction as per sanctioned layout No. and valid up to)	776.70
(a) As per ownership document (7/12, CTS extract)		776.70
(b) as per T.P. or City Survey measurement sheet		776.70
(c) as per Demarcated drawing area		745.71
LESS		
2, Area not in possession		0.00
3, Circle area (+/-)		776.70
4,Deductions for		-
(a) Proposed 12.7 / 23.0 Road widening Area (Service Road / Highway widening		0.00
(b) Area 22.9 Reservation area		0.00
(c) Area D.P. Road area		0.00
5, Total (a+b+c)		0.00
6,Balance area of plot (3-4)		776.70
6, Amenity Space		AMENITY AREA
(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) :		776.70
8, Permissible Open Space		-
(a) If area of plot is more than 4000 sqmt - 10 % of (5) is required,		0.00
Proposed		0.00
(b) If area is less than 4000 sqmt - nil		-
(c) If it is full Number like 1-2, 123-4 Nos. As per 5-12 enclosed in City Survey Number - No Recreational open space is required		-
(d) If it is subdivision like 1/2, 2/5 , 123/1-4 1/91 enclosed in enumerated open space is required,		-
(A) 10 % Subject to minimum 200 sqmt		0.00
Proposed		0.00
(B) Exemption to above open space subject to clause (a) of 8.2.1 of 22 %		-
(C) Exemption to above open space subject to payment of 10 % land value as per clause (7) as per annexure statement of rates.		-

Certificate of Area,
Certified that the plot under reference was surveyed by me on _____ and the dimensions of sides as shown and the area so worked out tallies with the area stated in document of Owner/Agr./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 rules approved by Authority / Collector. I/We would like to make the structure as per approved plans. I/We I/We would execute the work under supervision of proper technical person so as to ensure the quality and safety of the work site.

Owner's name and signature

Architect/ Licensed Engineer/ Supervisor name and signature

Job No.	Drawing No.	Scale	Drawn by	Checked by	Registration No. of Architect/ Licensed Engineer/ Supervisor

SECRETARY SHRI SHASHIKANT VASANTRAO DALAL
Postal Address :B/S. SUPER COOP HOU SOCIETY,Ambawadi Vistar Ahmadabad City,Ahmedabad-380015,Gujarat,NAGPUR

DESCRIPTION OF PROJECT :
Type of Proposal : Redevelop
BUILDING SY CTS/HOUSE/PLOT NO:- 34/334

SITE ADDRESS :
R-7 to R-7, R-7, To, No.334 Sheet No.1 In The Layout Name Of The Scientific City,Sr.Housing Society,Laxmi Nagar,Nagpur,M-440022

Name of Architect / Licensed Engineer / Supervisor

REGISTRATION
ARCH.
Add:- Virendra Apts, 13, Pratap Nagar, Ring Road, Nagpur-440022

COMMENTS :-
Validity upto:-

Signature valid
Digitally signed by
Date: 2024.01.01 16:40:51 IST

SCALE :- 1:00	Date :2023.03
SUB NO.:- MAHCB/2/2023	CHECKED BY :-

SUBMISSION DRAWING

Floor	Flat/Tenement No.	Carpet Area	Balcony Area	Total Carpet Area
Ground Floor	101	82	0	82
First Floor	102	82	0	82
Second Floor to Seventh Floor	201,202,203,204,205,206,207	82	0	574
Eighth Floor	801	82	0	82
Nineth Floor	901	82	0	82
Tenth Floor	1001	82	0	82
Total				1004

Floor	Flat/Tenement No.	Carpet Area	Balcony Area	Total Carpet Area
Ground Floor	101	82	0	82
First Floor	102	82	0	82
Second Floor to Seventh Floor	201,202,203,204,205,206,207	82	0	574
Eighth Floor	801	82	0	82
Nineth Floor	901	82	0	82
Tenth Floor	1001	82	0	82
Total				1004

REVDEVTABLE

SR.No	Building/Tenement No.	Carpet Area Per Tenement	BUA Per Tenement	STAUS OF OCCUPANT	Number Of Tenements	Residennial/ Non Residential	carpet balcow 27. 87 SqM.	Total	Incentive 10% per tenement for owner	Total incentive	10sq m BUA addition if tenement i.e less than 45 SqM upto 27 SqM built up	Total of 10 SqM addition	Addition to 10% or 50% Incentive
0	Kanchanganga Flats	82	82.12		6	Residential	0	0	25	492.72	-	-	699

LEGENDS