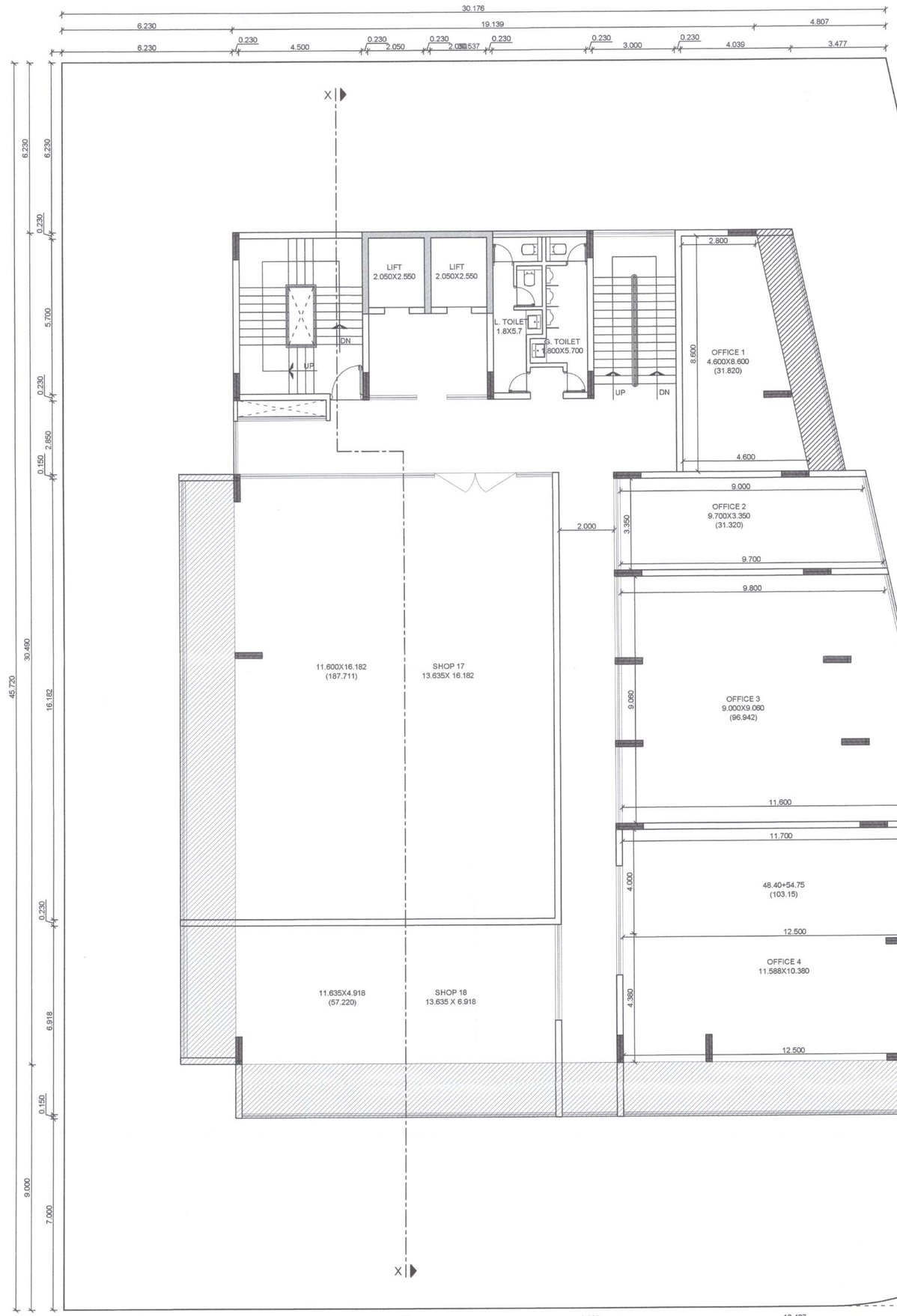
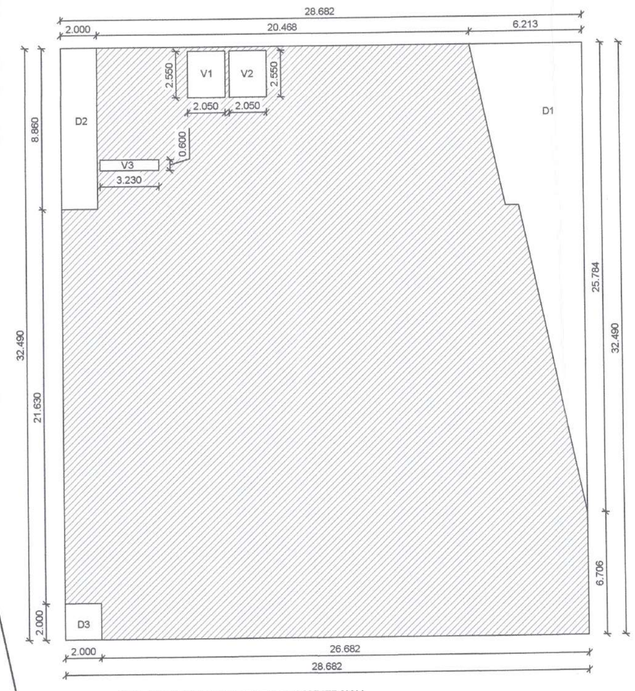




2ND - 6TH FLOOR AREA KEY PLAN (COMMERCIAL)

BUILT UP AREA CALCULATION FOR 2ND - 6TH FLOOR RESIDENTIAL			
AREA NAME	LENGTH	WIDTH	AREA (SQ.M.)
BLOCK	28.682	32.490	931.878
BLOCK AREA TOTAL			931.878
DEDUCTION			
V1	2.050	2.550	5.228
V2	2.050	2.550	5.228
V3	3.230	0.600	1.938
D1	-	-	77.216
D2	2.000	8.860	17.720
D3	2.000	2.000	4.000
TOTAL			111.329
BUILT UP AREA [AS PER OUTER CONSTRUCTION LINE (P LINE)]			820.549

The Rain Water Harvesting is required to be provided as per Directon of Govt. of Maharashtra No. TRB 432001/2133 CR - 230/ 01/UD-21, dated 17th March, 2005 as per schedule for every 300 sq.mtrs. built-up area the system may be by open well 1 mtr. dia 1 mtr. deep with filter media chamber for every 300 sq.mtr. built-up area. Other options mentioned in the schedule may be adopted
a) The authority may impose a levy of Rs. 1000/- per annum for every 100 sq.mts. of built-up area, for failure of the owner of the building.

Provisions For Solar Water Heating Systems
Solar Water Heating System should be installed in the building for the following uses at the per centage capacity mentioned as under.
1) Hospitals
2) Nursing Tels
3) Hostel & other such buildings
4) Restaurant

If the provisions as above are not made, the occupancy certificate will not be issued from NMC

OFFICE OF THE CORPORATION OF THE CITY NAGPUR.
Building Permit No. 3.6/ISP/Const/4/21 /PLN/MC/822 Date. 13/4/22
SANCTIONED
subject to conditions mentioned in the building permit
Assistant Director Town Planning Nagpur Municipal Corporation
13/4/2022

Proforma - I : Area Statement

DRAWING SHOWING PROPOSED COMMERCIAL COMPLEX ON NAGPUR IMPROVEMENT TRUST LEASEHOLD PLOT NO. - 239 IN CIVIL STATION EXPANSION SCHEME, CTS. NO. - 965, SHEET NO. - 24, MUNICIPAL HOUSE NO. - 518, WARD NO. - 70, MOUZA - GADGA, TAH. & DIST. - NAGPUR.
Stamp of Approval of Plan

AREA STATEMENT		
1	Area Of Plot (Minimum area of a,b,c to be considerd)	1562.800
	(a) As Per Ownership document (7/12, CTS extract)	1562.800
	(b) As Per Measurment sheet	1562.800
	(c) As Per Site	1562.800
2	Deduction for	
	(a) Proposed D.P. / D.P. Road Widening Area / Service Road / Highway Widening	0.000
	(b) Any D.P. Reservation Area	0.000
	Total (a+b)	0.000
3	Balance Area of Plot (1-2)	1562.800
4	Amenity Space (If applicable)	
	(a) Required -	0.000
	(b) Adjustment of 2(b), if any	0.000
	(c) Balance Proposed -	0.000
5	Net Plot Area (3-4(C))	1562.800
6	Recreational Open Space (if applicable)	
	(a) Required -	0.000
	(b) Proposed -	0.000
7	Internal Road Area	0.000
8	Plotable Area (if applicable)	0.000
9	Built up area with reference to Basic FSI as per Front Road Width (Sr. No. 5xbasic FSI) 2.50	3907.000
10	Additional of FSI In Payment of Premium	
	(a) Maximum permissible Premium FSI - Based on Road With / TOD Zone.	0.000
	(b) Proposed FSI on Payment of Premium.	0.000
11	In-situ FSI / TDR Loading	
	(a) In-situ area against D.P. Road [2.0 x Sr. No. 2 (a)], if any	0.000
	(b) In-situ Area against Amenity Space if handed over [2.00 or 1.85 x Sr. No. 4 (b) and / or (c)]	0.000
	(c) TDR Area	0.000
	(d) Total In-situ / TDR Loading Proposed (11 (a) + (b) + (c))	0.000
12	Additional FSI Area Under Chapter No. 7	0.000
13	Total entitlement of FSI in the proposal	
	(a) [9 + 10 (b) +11 (d)] or 12 whichever is applicable	3907.000
	(b) Ancillary Area FSI upto 60% or 80% with payment of charges	2344.200
	(c) Total entitlement (a+b)	6251.200
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}	5.600
15	Total Built-up Area in proposal. (excluding area at Sr. No. 17 b)	
	(a) Existing Built-up Area	0.000
	(b) Proposed Built-up Area (as per 'P-line)	5571.352
	(C) Total (a+b)	5571.352
16	F.S.I. Consumed (15/13) (should not be more than serial No. 14 Above)	3.565
17	Area for Inclusive Housing, if any	
	(a) Required (20% of sr. No. 5)	
	(b) Proposed	

Certificate Of Area:
Certificate that the plot under reference was survey by me on .....and dimentions of sides etc. of plot stated on plan 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 Record Department / City Survey Record.

Signature
(Sandeep R. Pandit)

Owner's Declaration-
I/We undersigned hereby confirm that I/We would abide by plans approved by Authority / Collector. I/We would excecute the structure as per approved plan. Also I/We would execute the work under supervision of proper technical person so as to ensure the quality and safty at the work site.

Owner(s) Name and Signature

BELONGING TO,
1. M/S GOLECHHA HOUSING AND INFRASTRUCTURE (P) LIMITED
THROUGH ITS DIRECTOR
SHRI VISHAL WARDHAMAN GOLECHHA
2. SHRI ASHOK JAGANNATH TRIVEDI

Architects Name and Signature

SANDEEP PANDIT
ARCHITECT
N.I.T.L.S, NO. 2388
N.M.C./R- 524

SANDEEP PANDIT ARCHITECTS
architects • interiors • landscape designers
PL.NO. 55/B, SHOP NO. -1, JAIRAM APATMENT, TRIMURTI NAGAR
NEAR N.I.T. GARDEN, NAGPUR, Mob. 09975497212
E-Mail: sandeeppanditarchitects@gmail.com

C.O.A. REG. NO CA / 2010 / 49238	N.I.T. REG. NO 2388	N.M.C. REG. NO N.M.C. / R - 524
SCALE 1:100 & 1:200	E N S W	DEALT BY S.P.
DATE 22-09-2021		CHECKED BY S.P.
JOB NO. SPA-NGP-WN	ARCH. DWG. NO. A-01-0	REV.

Note - ALL DIMENSIONS ARE IN METERS.

2ND - 6TH FLOOR PLAN SCALE 1 : 100