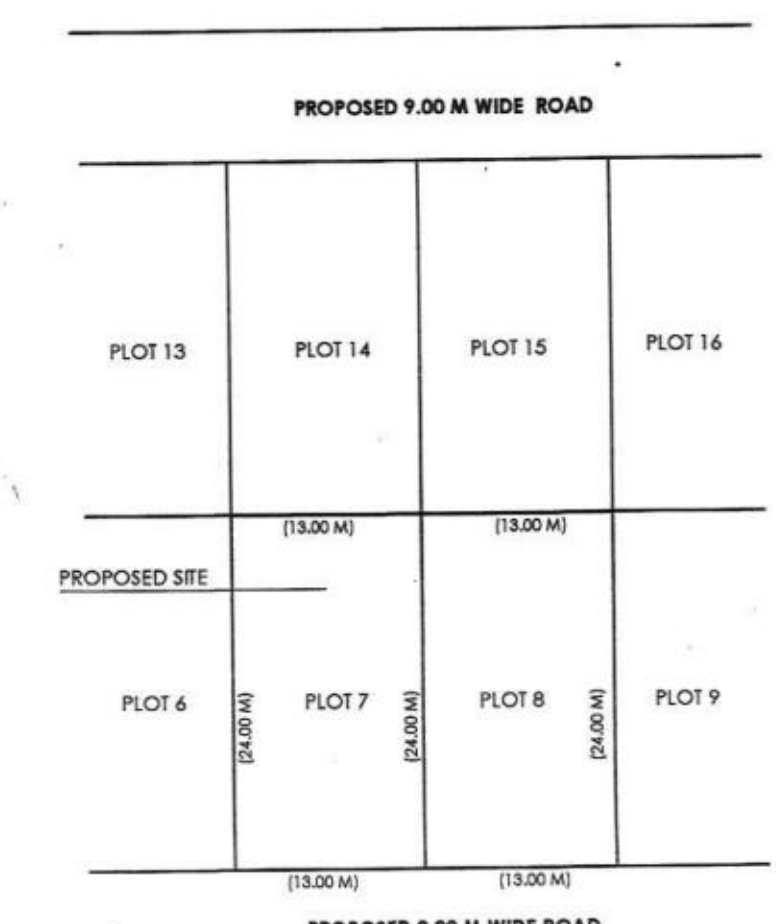


PLOT AMALGAMATION PLAN



KEY PLAN

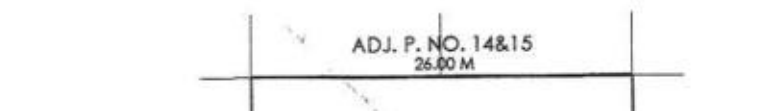


ADJ. P. NO. 6	P. NO. 7	P. NO. 8	ADJ. P. NO. 9
24.00 M	312 SQ.M	312 SQ.M	312 SQ.M
13.00 M	13.00 M	13.00 M	13.00 M

PLAN BEFORE AMALGAMATION



PLAN AFTER AMALGAMATION

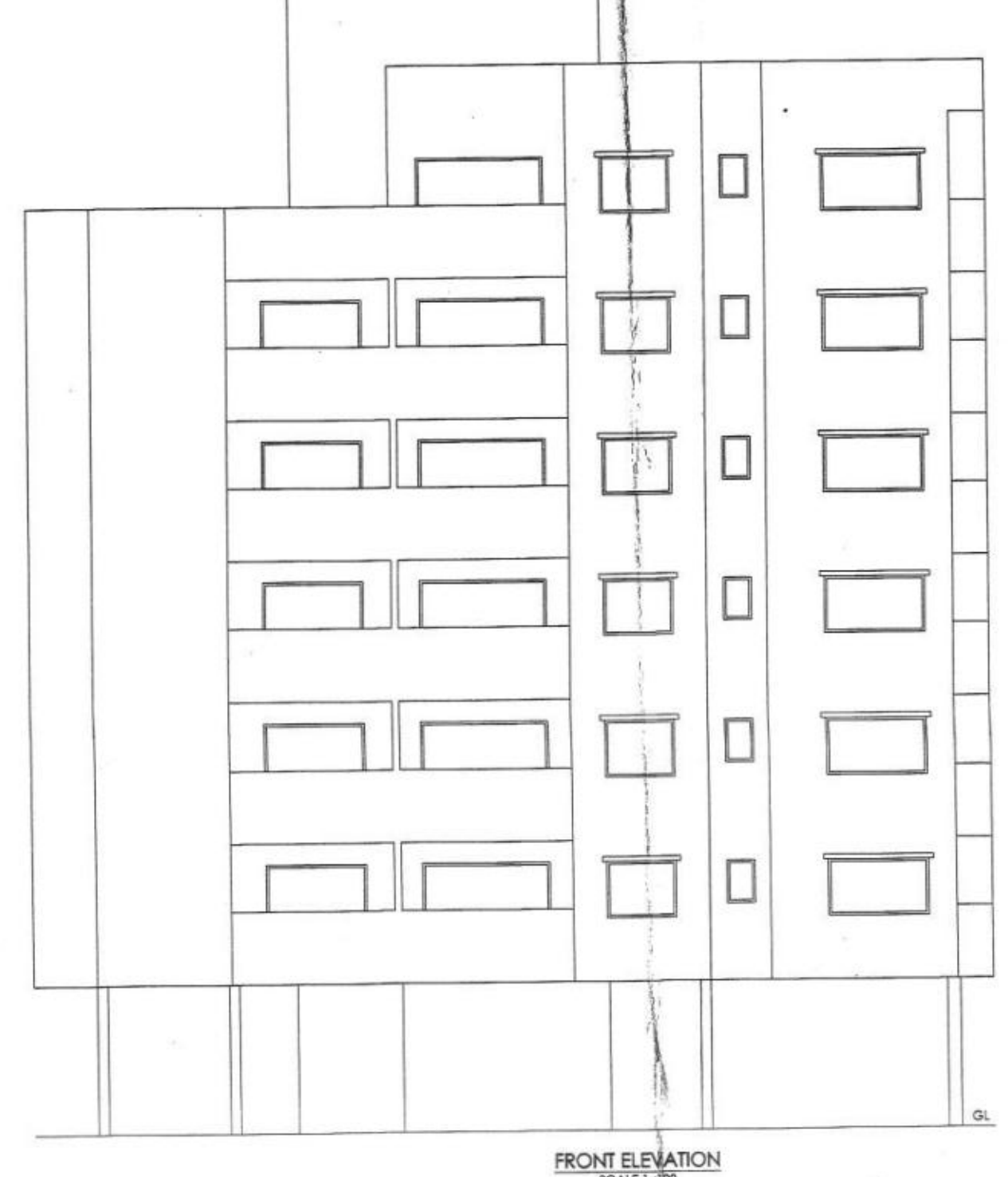


CALCULATION BEFORE AMALGAMATION AS PER LAYOUT & 7/12

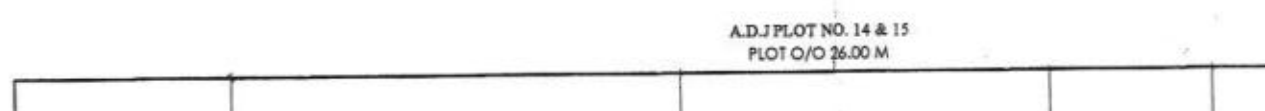
S.NO.	PLOT NO.	AREA (Sq.m)
1	7	312.00
2	8	312.00
3	9	312.00
4	13	312.00
5	14	312.00
6	15	312.00
7	16	312.00
8	TOTAL	2496.00

CALCULATION AFTER AMALGAMATION AS PER LAYOUT & 7/12

S.NO.	PLOT NO.	AREA (Sq.m)
1	7	312.00
2	8	312.00
3	9	312.00
4	13	312.00
5	14	312.00
6	15	312.00
7	16	312.00
8	TOTAL	2496.00



FRONT ELEVATION



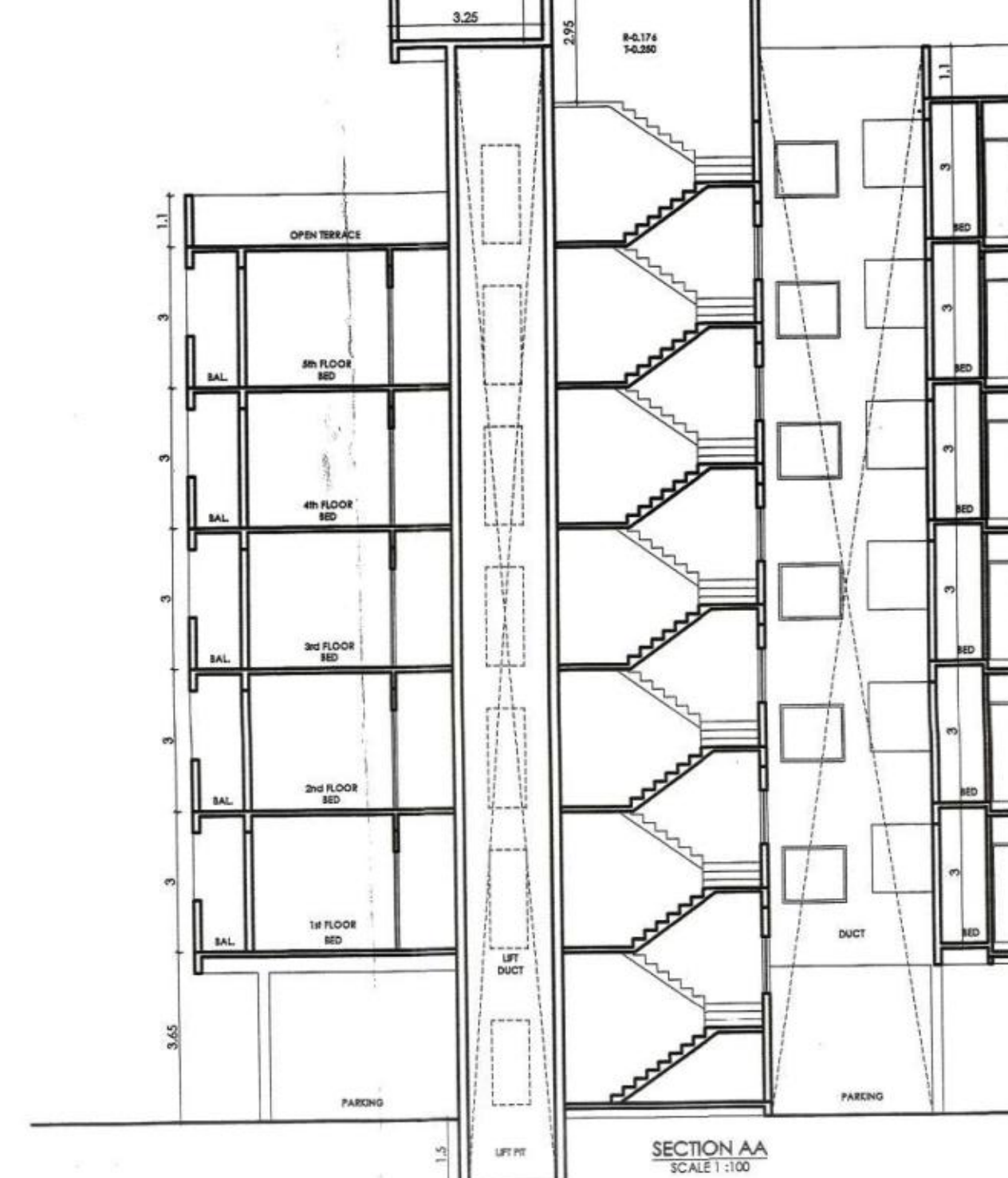
SECTION AA



TYPICAL 1ST TO 5TH FLOOR PLAN



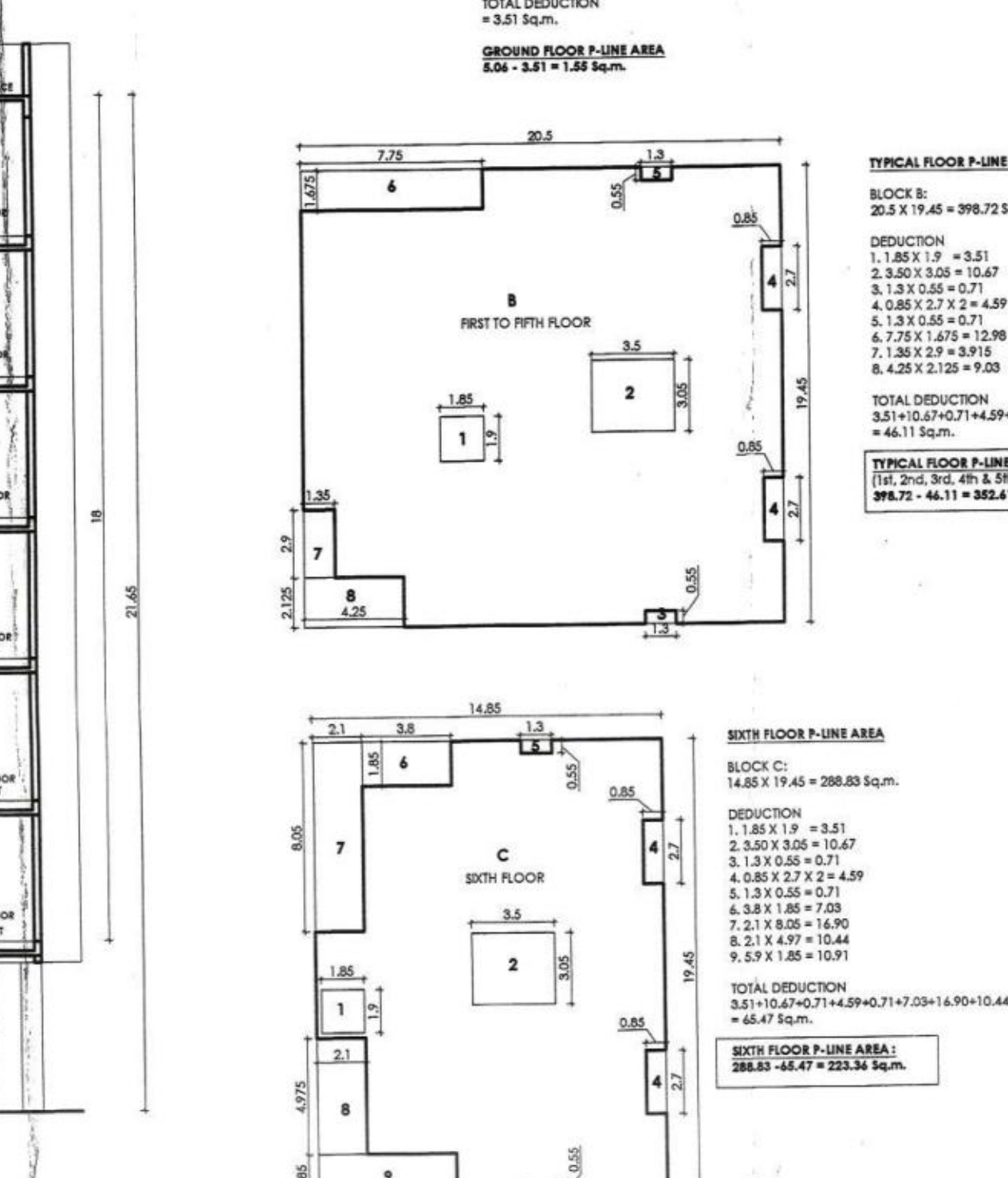
GROUND FLOOR PLAN



TYPICAL 1ST TO 5TH FLOOR PLAN



GROUND FLOOR PLAN



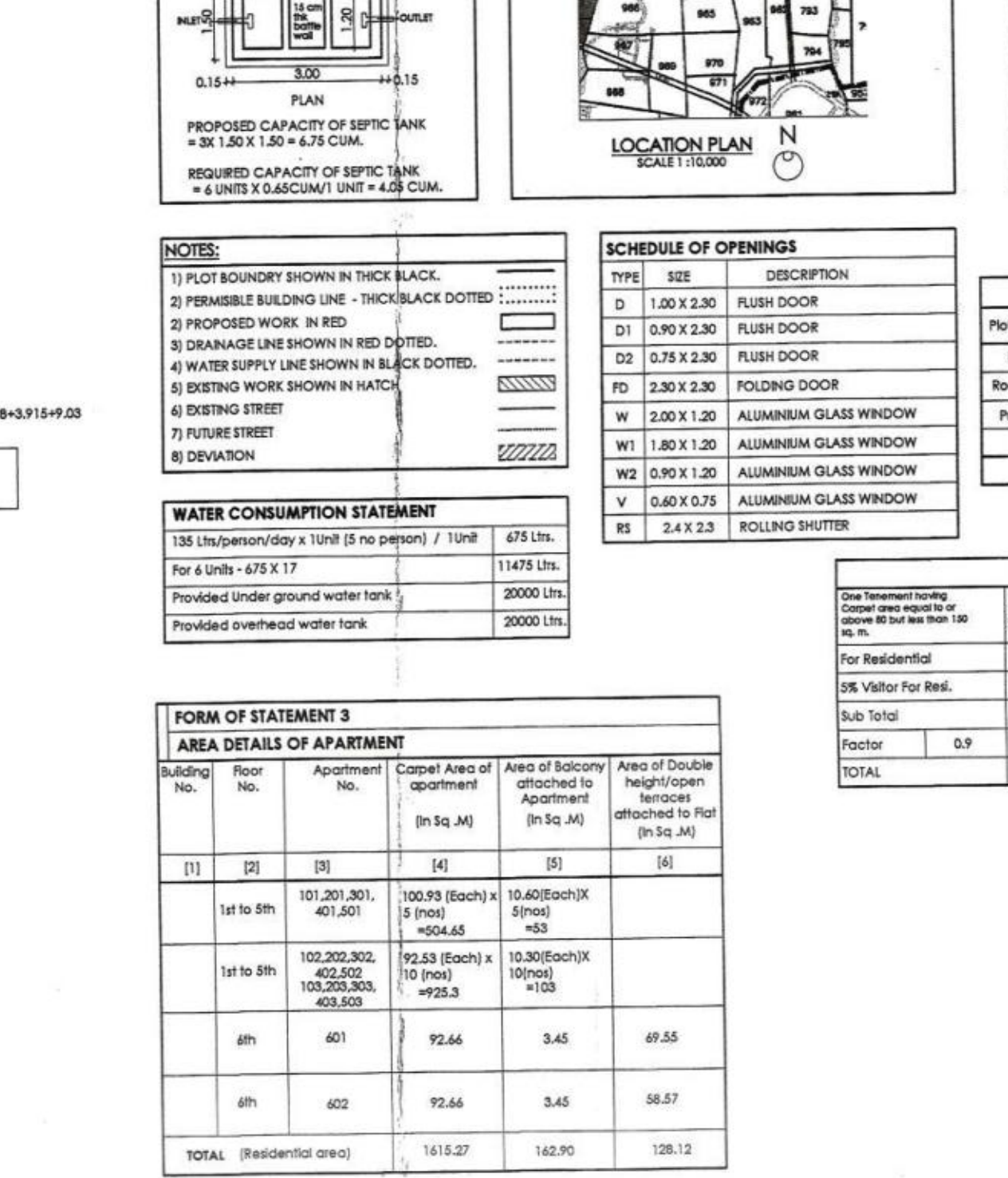
P-LINE AREA CALCULATION AND DIAGRAM



TYPICAL 1ST TO 5TH FLOOR PLAN



GROUND FLOOR PLAN



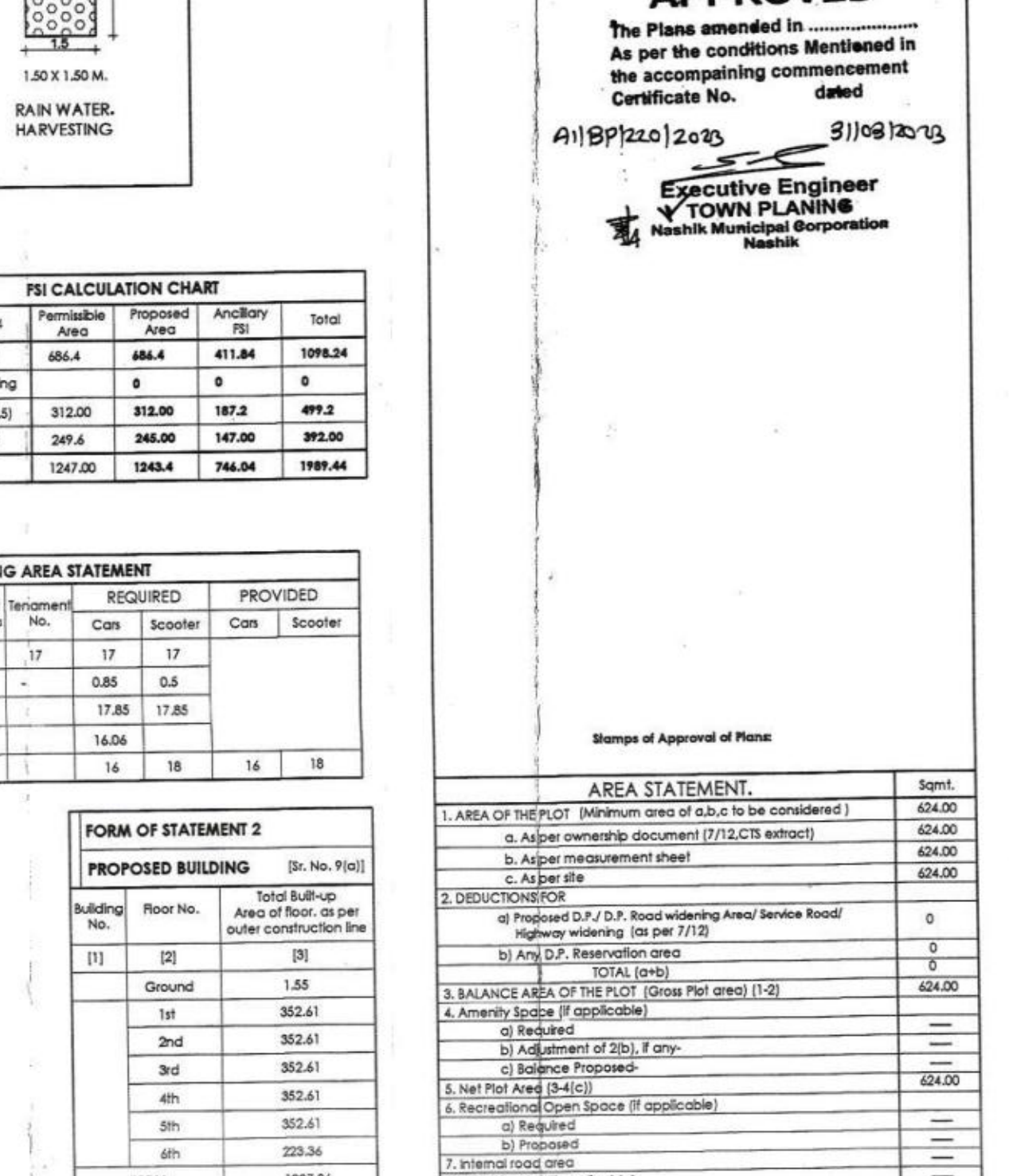
P-LINE AREA CALCULATION AND DIAGRAM



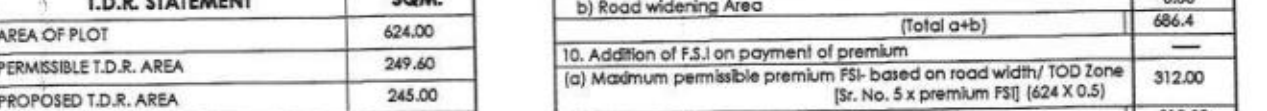
TYPICAL 1ST TO 5TH FLOOR PLAN



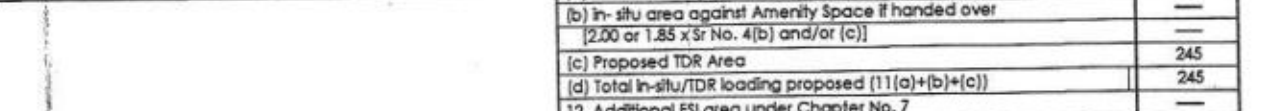
GROUND FLOOR PLAN



P-LINE AREA CALCULATION AND DIAGRAM



TYPICAL 1ST TO 5TH FLOOR PLAN



GROUND FLOOR PLAN

S.NO.	PLOT NO.	AREA (Sq.m)
1	7	312.00
2	8	312.00
3	9	312.00
4	13	312.00
5	14	312.00
6	15	312.00
7	16	312.00
8	TOTAL	2496.00

S.NO.	PLOT NO.	AREA (Sq.m)
1	7	312.00
2	8	312.00
3	9	312.00
4	13	312.00
5	14	312.00
6	15	312.00
7	16	312.00
8	TOTAL	2496.00

S.NO.	PLOT NO.	AREA (Sq.m)
1	7	312.00
2	8	312.00
3	9	312.00
4	13	312.00
5	14	312.00
6	15	312.00
7	16	312.00
8	TOTAL	2496.00

S.NO.	PLOT NO.	AREA (Sq.m)
1	7	312.00
2	8	312.00
3	9	312.00
4	13	312.00
5	14	312.00
6	15	312.00
7	16	312.00
8	TOTAL	2496.00

S.NO.	PLOT NO.	AREA (Sq.m)
1	7	312.00
2	8	312.00
3	9	312.00
4	13	312.00
5	14	312.00
6	15	312.00
7	16	312.00
8	TOTAL	2496.00

S.NO.	PLOT NO.	AREA (Sq.m)
1	7	312.00
2	8	312.00
3	9	312.00
4	13	312.00
5	14	312.00
6	15	312.00
7	16	312.00
8	TOTAL	2496.00

PROforma: Area Statement

PROPOSED BUILDING ON Plot No. 7+8 S. No. 964/12, AT NASHIK FOR MR. MAHESH NANIKRAM CHAWALA MR. SANJAY NANIKRAM CHAWALA

APPROVAL

The Plans amended in accordance with the conditions mentioned in the accompanying Commencement Certificate No. dated 31/08/2023

Executive Engineer TOWN PLANNING Nashik Municipal Corporation Nashik

Stamp of Approval of Plans

AREA STATEMENT

1. AREA OF THE PLOT (Minimum area of 400 sq. m to be considered) 624.00

2. DEDUCTIONS FOR

a) Proposed D.P./D.P. Road widening Area/Service Road/Highway widening (as per 7/12) 0

b) Any D.P. Reservation area 0

3. BALANCE AREA OF THE PLOT (Gross Plot area) (1-2) 624.00

4. Amenity Space (If applicable)

a) Required 0

b) Proposed 0

5. Net Plot Area (3-4+5) 624.00

6. Recreational Open Space (If applicable)

a) Required 0

b) Proposed 0

7. Internal road area 0

8. Platable area (If applicable)

a) Required 0

b) Proposed 0

9. Built up area with reference to Basic F.S.I as per front road width

a) Basic F.S.I as per front road width (Bt. No. 5 x Basic F.S.I (624.00 X 1.1) 686.4

b) Road widening Area (Total area) 686.4

10. Addition of F.S.I on payment of premium

a) Maximum permissible premium FSI based on road width/100 zone (Bt. No. 5 x premium FSI (624 X 0.5) 312.00

b) Proposed FSI on payment of premium 312.00

11. In-situ FSI/TDR loading

a) In-situ area against D.P. road (2.0 x Bt. No. 2) (If any) 249.6

b) In-situ area against Amenity Space (If handed over) 249.6

c) Proposed TDR Area 249.6

d) Total in-situ/TDR loading proposed (11a)+(11b)+(11c) 249.6

12. Additional FSI area under Chapter No. 7

a) Total entitlement of FSI in the proposed 746.04

b) (11a)+(11b)+(11c) or (12) whichever is applicable (686.4+312+249.6) 1245.6

c) Ancillary Area FSI upto 60% or 80% with payment of charges (80%) (Bt. No. 100 x (0.4/0.5) x (0.6/0.8) x 1.4/0.8 area) = 199.6

d) Total Built-up Area in proposed (excluding area of St. No. 17b) 1989.44

13. Total Built-up Area in proposed (excluding area of St. No. 17b) 1989.44

14. Maximum utilization limit of F.S.I (Building potential) Permissible as per road width (as per regulation no. 6.1 (A) (B) (C) (D) as applicable) 1.4 or 1.8 (Proposed x (2.0/1.4) x (0.6/0.8) = 1.996

15. Total Built-up Area in proposed (excluding area of St. No. 17b) 1989.44

a) Building Built-up Area 1989.44

b) Proposed Built-up Area (as per P-Line) 1989.44

c) Total (a+b) 1989.44

16. F.S.I. Consumed (15/13) (Should not be more than 1.4 above) 0.99

17. Area to include Housing, if any

a) Required (20% of 1.996) 39.92

b) Proposed 0

CERTIFICATE OF AREA

Certified that the plot under reference was surveyed by me on 20-JAN-2021 & dimensions of all sides of the plot stated on plan are as measured on the ground and the area is worked out in accordance with the area stated in document of ownership (P.D. scheme Records) (Land Records, department/ City Survey Records.

OWNER'S DECLARATION

I/We undersigned hereby confirm that We would abide by plans sanctioned by Nashik Municipal Corporation. I/We would execute the work under supervision of proper technical person so as to ensure the quality & safety of the work site.

MR. MAHESH NANIKRAM CHAWALA OWNER MR. SANJAY NANIKRAM CHAWALA

AR. KSHITIJ B. DHANDE ARCHITECT & INTERIOR DESIGNER

Architect Council Registration no. CA/99/24861 Valid upto 31-12-2030

PLOT NO. 14, ADARSH CO-OP HOUSING SOCIETY, NEAR GAJANAN NAGAR, NASHIK-422 209. DRG. NO. 17/03/23 - Dgm

PHONE : (0253) 220010. CELL : 94 222 54263