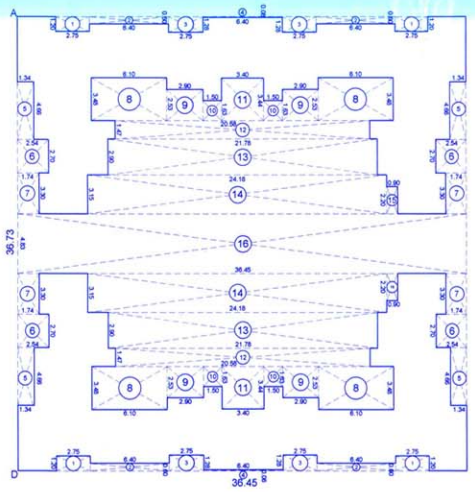


BUILT-UP AREA STATEMENT : 1ST,3RD,5TH,7TH,9TH,FLOOR

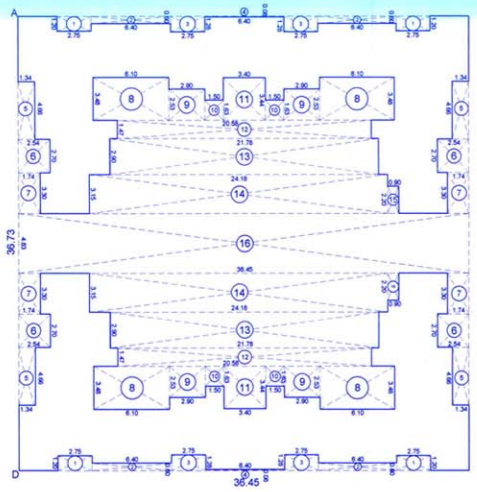
AREA OF BLOCK [ABCD] = 36.45 X 36.73 = 1338.80 SQ.M

STANDARD DEDUCTIONS :-

1.	2.75 X	1.20	X 4 =			13.20 SQ.M
2.	6.40 X	0.60	X 4 =			15.36 SQ.M
3.	2.75 X	1.28	X 4 =			14.08 SQ.M
4.	6.40 X	0.08	X 2 =			1.02 SQ.M
5.	1.34 X	4.66	X 4 =			24.98 SQ.M
6.	2.54 X	2.70	X 4 =			27.43 SQ.M
7.	1.74 X	3.30	X 4 =			22.97 SQ.M
8.	6.10 X	3.48	X 4 =			84.91 SQ.M
9.	2.90 X	2.53	X 4 =			29.35 SQ.M
10.	1.50 X	1.63	X 4 =			9.78 SQ.M
11.	3.40 X	3.44	X 2 =			23.39 SQ.M
12.	20.58 X	1.47	X 2 =			60.51 SQ.M
13.	21.78 X	2.90	X 2 =			126.32 SQ.M
14.	24.18 X	3.15	X 2 =			152.33 SQ.M
15.	0.90 X	2.20	X 2 =			3.96 SQ.M
16.	36.45 X	4.83	=			176.05 SQ.M
						785.91 SQ.M

TOTAL DEDUCTIONS = 785.91 SQ.M

NET AREA = 1338.80 - 785.91 = 552.89 SQ.M



BUILT-UP AREA STATEMENT : 2ND,4TH,6TH,8TH,10TH,FLOOR

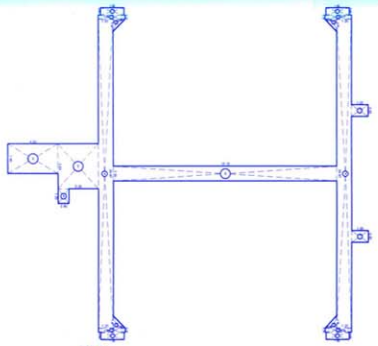
AREA OF BLOCK [ABCD] = 36.45 X 36.73 = 1338.80 SQ.M

STANDARD DEDUCTIONS :-

1.	2.75 X	1.20	X 4 =			13.20 SQ.M
2.	6.40 X	0.60	X 4 =			15.36 SQ.M
3.	2.75 X	1.28	X 4 =			14.08 SQ.M
4.	6.40 X	0.08	X 2 =			1.02 SQ.M
5.	1.34 X	4.66	X 4 =			24.98 SQ.M
6.	2.54 X	2.70	X 4 =			27.43 SQ.M
7.	1.74 X	3.30	X 4 =			22.97 SQ.M
8.	6.10 X	3.48	X 4 =			84.91 SQ.M
9.	2.90 X	2.53	X 4 =			29.35 SQ.M
10.	1.50 X	1.63	X 4 =			9.78 SQ.M
11.	3.40 X	3.44	X 2 =			23.39 SQ.M
12.	20.58 X	1.47	X 2 =			60.51 SQ.M
13.	21.78 X	2.90	X 2 =			126.32 SQ.M
14.	24.18 X	3.15	X 2 =			152.33 SQ.M
15.	0.90 X	2.20	X 2 =			3.96 SQ.M
16.	36.45 X	4.83	=			176.05 SQ.M
						785.91 SQ.M

TOTAL DEDUCTIONS = 785.91 SQ.M

NET AREA = 1338.80 - 785.91 = 552.89 SQ.M



OLD

PASSAGE & STAIRCASE AREA STATEMENT

1ST,2ND,3RD,4TH,5TH,6TH,7TH,8TH,9TH,10TH FLOOR

ADDITIONS :-

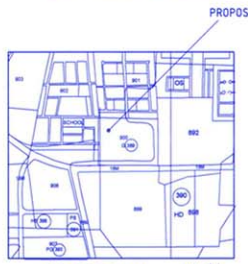
1.	1.90 X	0.60	X 4 =			4.56 SQ.M
2.	2.16 X	0.33	X 4 =			2.85 SQ.M
3.	1 / 2 X	0.96	X 1.01	X 4 =		1.94 SQ.M
4.	1.20 X	24.97	X 2 =			59.93 SQ.M
5.	3.29 X	3.63	=			11.94 SQ.M
6.	4.00 X	2.40	=			9.60 SQ.M
7.	1.35 X	0.95	X 2 =			2.56 SQ.M
8.	18.18 X	1.20	=			21.82 SQ.M
9.	0.90 X	1.20	=			01.08 SQ.M
						116.28 SQ.M

TOTAL ADDITIONS = 116.28 SQ.M

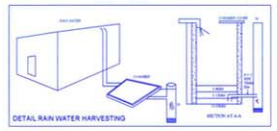
NET AREA = 116.28 SQ.M

PREMIUM ALLOWED 20% OF FLOOR AREA (552.89 X 20%) = 110.58

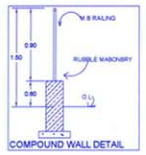
TOTAL (PASSAGE) =116.28-110.58 = 5.70 SQ.M (COUNTED IN FSI)



LOCATION PLAN



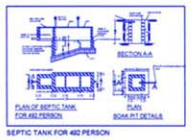
DETAIL RAIN WATER HARVESTING



COMPOUND WALL DETAIL

REFUGE AREA CALCULATION

ABOVE 24 M 68 FLATS
68 X 3 PERSON'S = 204
204 X 0.30 = 61.20 S.QM



SEPTIC TANK FOR 492 PERSON

PARKING STATEMENT - OLD

NO.	REQUIRED PARKING		PROVIDED PARKING	
	4 WHEELER	2 WHELLER	4 WHELLER	2 WHELLER
PLOT AREA 3394.50 SQM	14 NOS.	28 NOS.	14 NOS.	28 NOS.
NO OF FLAT 120 NOS	60 NOS.	120 NOS.	60 NOS.	120 NOS.
TOTAL	74 NOS.	148 NOS.	74 NOS.	148 NOS.

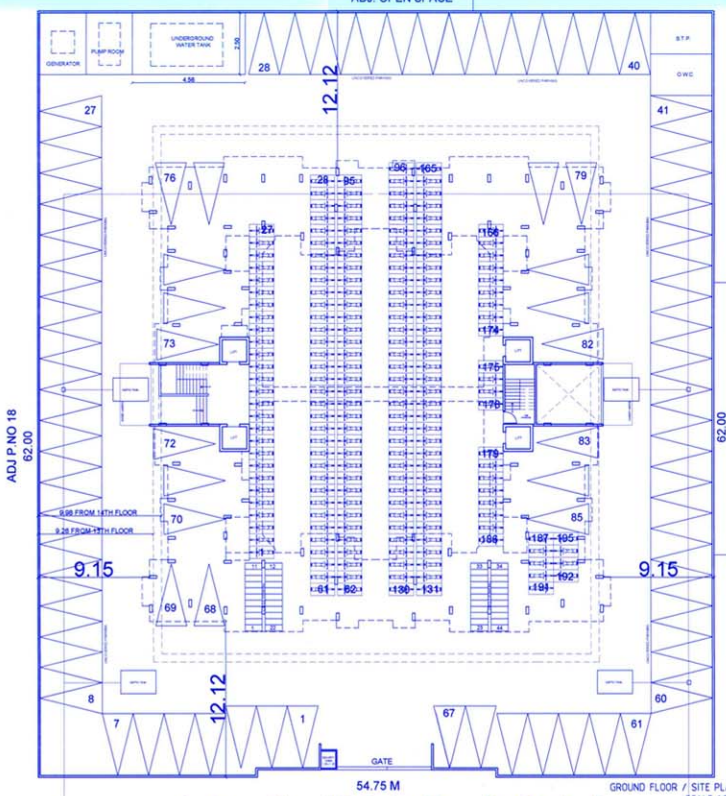
PARKING AREA :

PROPOSED AREA FOR PARKING COVERED =
4 WHEELER = 2.5 X 5 = 12.50 SQ.M X 16 NO.S = 200 SQ.M
2 WHEELER = 1.5 X 2 = 03.00 SQ.M X 148 NO.S = 444 SQ.M

PROPOSED AREA FOR PARKING NON COVERED =
4 WHEELER = 2.5 X 5 = 12.50 SQ.M X 58 NO.S = 725 SQ.M

FOR NEW PARKING STATEMENT

NO.		REQUIRED PARKING			PROVIDED PARKING		
		4 WHEELER	2 WHELLER	BI - CYCLE	4 WHELLER	2 WHELLER	BI - CYCLE
NO OF FLAT	AREA OF FLAT (Sq.m.)	1 NO. / FLAT	4 NOS. / FLAT	2 NOS. / FLAT	1 NO. / FLAT	4 NOS. / FLAT	2 NOS. / FLAT
44	BELOW 40 SQM	11	44	44	11	44	44
OLD		74	148		74	148	
TOTAL		85	192	44	85	192	44



GROUND FLOOR / SITE PLAN
SCALE 1:200

AREA STATEMENT

Carpet Area - Excluding The area covered by external walls, area under service shafts, exclusive balcony or verandah area and exclusive open terrace area, but include the area covered by the internal partition walls of the apartment.

SR.NO	FLAT NO.	CARPET AREA (SQ.M)	CUPBOARD AREA (SQ.M)	ENCL. CKED BALCONY AREA (SQ.M)	ALTERNATE TERRACE AREA (SQ.M)	BALCONY	OPEN TERRACE	TOTAL CARPET AREA (SQ.M)
1	101|201|301|401|501 102|202|302|402|502 103|203|303|403|503 104|204|304|404|504 105|205|305|405|505 106|206|306|406|506 107|207|307|407|507 112|212|312|412|512	41.49	1.2	6.6	4.33	0	0	53.62
2	102|202|302|402|502 103|203|303|403|503 104|204|304|404|504 105|205|305|405|505 106|206|306|406|506 108|208|308|408|508	44.6	2.48	3.3	4.18	0	0	54.52
3	109|209|309|409|509	46.16	1.74	3.24	4.33	0	0	49.47
4	109|209|309|409|509 110|210|310|410|510	41.18	2.1	3.24	4.33	0	0	50.88
5	109|209|309|409|509	46.16	2.1	3.24	4.33	0	0	49.83
6	201|401|601|801|1001 204|404|604|804|1004 205|405|605|805|1005 207|407|607|807|1007 208|408|608|808|1008 211|411|611|811|1011	41.49	2.06	6.6	4.33	0	0	54.48
7	201|401|601|801|1001 204|404|604|804|1004 205|405|605|805|1005 206|406|606|806|1006 208|408|608|808|1008 211|411|611|811|1011	44.6	2.48	3.3	4.33	0	0	54.69
8	203|403|603|803|1003	46.16	1.74	3.24	4.33	0	0	49.47
9	204|404|604|804|1004	46.16	3	3.24	4.33	0	0	50.73
10	209|409|609|809|1009 210|410|610|810|1010	41.18	3	3.24	4.33	0	0	51.75
11	110|210|310|410|510	36.78	3		7.63	4.86	0	52.27
12	110|210|310|410|510	36.18	0		7.46	5.13	0	51.77
13	110|210|310|410|510	36.66	0		7.57	0	0	47.46
14	120|220|320|420|520	36.78	0		7.63	0	0	47.41
15	120|220|320|420|520	36.18	0		7.63	0	0	46.81
16	120|220|320|420|520	36.66	0		7.57	0	0	47.46
17	130|230|330|430|530	36.78	0		7.26	0	0	47.04
18	130|230|330|430|530	36.63	0		7.46	0	0	46.09
19	130|230|330|430|530	36.66	0		7.57	0	0	47.46
20	140|240|340|440|540	36.78	0		7.36	23.38	0	70.32
21	140|240|340|440|540	36.66	0		7.27	19.96	0	67.01

S.T.P. CALCULATION

NO OF TENEMENT	164
NO. OF PERSON PER FLAT	3
TOTAL NO. OF PERSON	492 PERSON
PER PERSON REQUIREMENT OF WATER	150 LTR.
TOTAL WATER REQUIREMENT	73800 LTR.
90% OF WATER CAPACITY OF STP	61000 LTR.

O.W.C. CALCULATION

ORGANIC WASTE PER PERSON	500.00 GM.
TOTAL NO. OF PERSON 492 X 500.00	2,46,000 GM. 246.00 KGM.

ALTERNATE TERRACE AREA STATEMENT - OLD

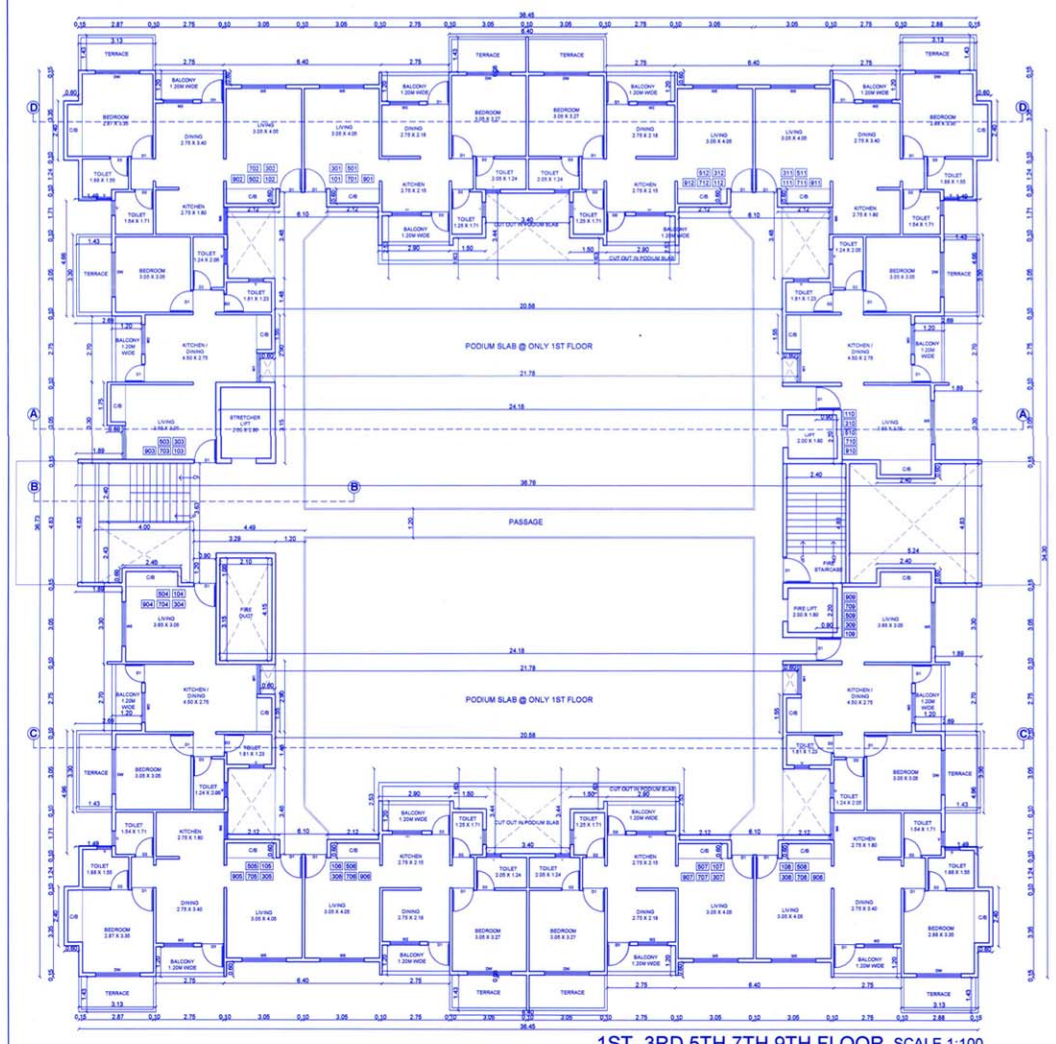
FLOOR	AREA SQ.M	PROPOSED (SQ.M)	PROPOSED AREA TOTAL (SQ.M)
1ST	552.89	3.30+ 3.13+ 6.40+3.13+3.30 = 19.26 19.26 X 2 = 38.52 X 1.43 = 55.08	55.08
2ND	552.89	3.30+6.40+6.40+3.30 = 19.40 19.40 X 2 = 38.80 X 1.43 = 55.48	55.48
3RD	552.89	3.30+ 3.13+ 6.40+3.13+3.30 = 19.26 19.26 X 2 = 38.52 X 1.43 = 55.08	55.08
4TH	552.89	3.30+6.40+6.40+3.30 = 19.40 19.40 X 2 = 38.80 X 1.43 = 55.48	55.48
5TH	552.89	3.30+ 3.13+ 6.40+3.13+3.30 = 19.26 19.26 X 2 = 38.52 X 1.43 = 55.08	55.08
6TH	552.89	3.30+6.40+6.40+3.30 = 19.40 19.40 X 2 = 38.80 X 1.43 = 55.48	55.48
7TH	552.89	3.30+ 3.13+ 6.40+3.13+3.30 = 19.26 19.26 X 2 = 38.52 X 1.43 = 55.08	55.08
8TH	552.89	3.30+6.40+6.40+3.30 = 19.40 19.40 X 2 = 38.80 X 1.43 = 55.48	55.48
9TH	552.89	3.30+ 3.13+ 6.40+3.13+3.30 = 19.26 19.26 X 2 = 38.52 X 1.43 = 55.08	55.08
10TH	552.89	3.30+6.40+6.40+3.30 = 19.40 19.40 X 2 = 38.80 X 1.43 = 55.48	55.48
TOTAL PROPOSED TERRACE AREA			552.80

TOTAL BUILT UP AREA = 5599.00 SQ.M

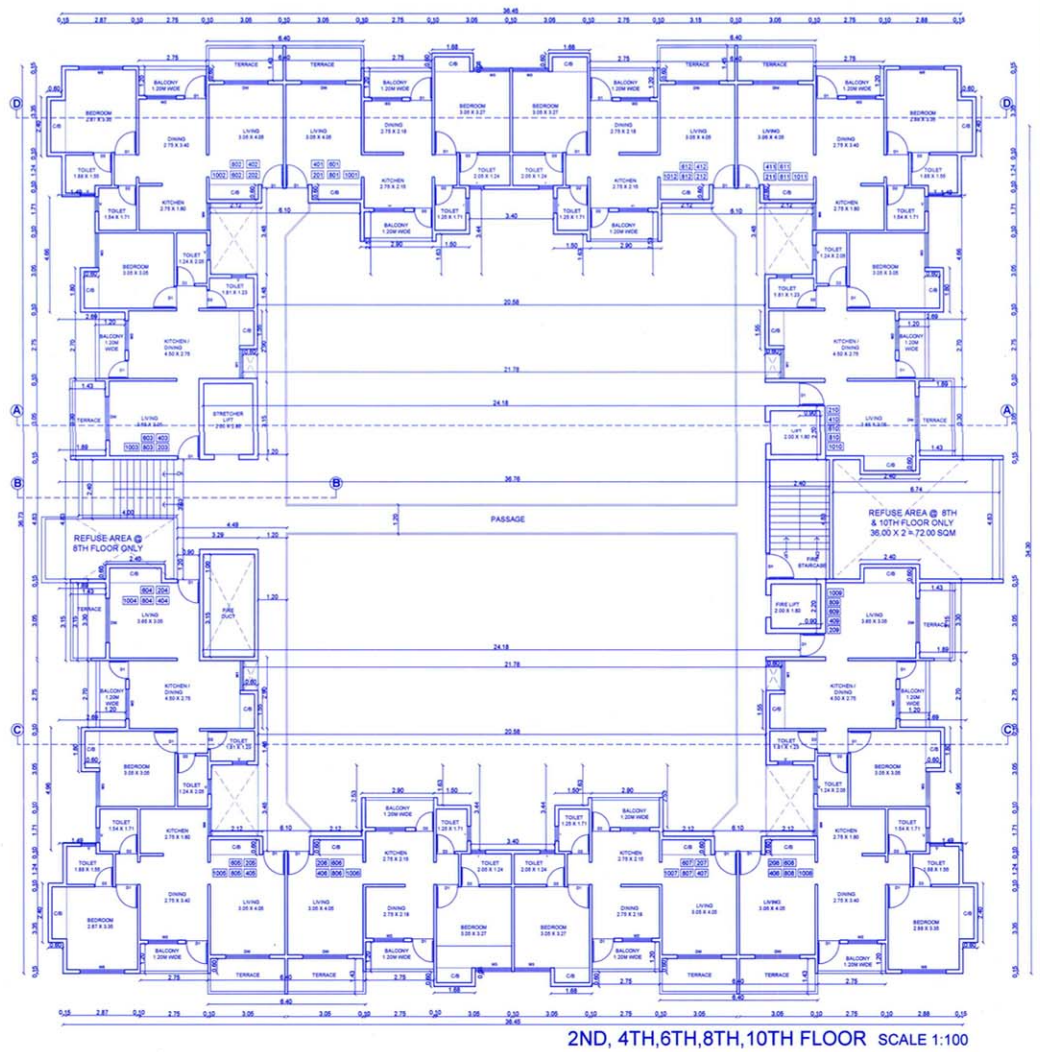
ALLOWED TERRACE AREA = 5599.00 X 10% = 559.90 SQ.M

ALLOWED TERRACE AREA = 552.80 SQ.M

EXCESS TERRACE AREA = NIL



1ST, 3RD,5TH,7TH,9TH FLOOR SCALE 1:100



2ND, 4TH,6TH,8TH,10TH FLOOR SCALE 1:100

STAMP OF APPROVAL | SHEET NO.-1/6

APPROVED
The plans amended in -
As per the conditions Mentioned in the accompanying commencement certificate No. B5/12012805 dated 21/7/2017

Executive Engineer,
TOWN PLANING
Nashik Municipal Corporation
Nashik

PREVIOUSLY APPROVED LND/BP/B5/216/4804 DATED : 30/11/2016
DEMARCATED FINAL LAYOUT APPROVED LND/FINAL/CD/B3/42 DATED : 21/01/2013
AMALGAMATION OF PLOT 19+20 SANCTION ADTP/NMC/A3/O6 DATED : 10/7/15

AREA STATEMENT

	(SQ. MT.)	
	OLD	NEW
1 AREA OF THE PLOT AS PER 7 / 12 (P.No19+20)	3394.50 SQM	3394.50 SQM
2 DEDUCTION FOR		
a) ROAD ACQUISTION AREA 18 M. D.P. ROAD		
b) PROPOSED AREA		
c) ANY RESERVATION (OPEN SPACE)		
TOTAL (a + b + c)		
3 NET GROSS AREA OF THE PLOT (1 - 2)	880.45 SQM	3394.50 SQM
4 DEDUCTION FOR		
a) RECREATIONAL GROUND PER (RULE 11/3/1)	---	
b) INTERNAL ROAD	---	
TOTAL (a + b)	---	
5 NET AREA OF THE PLOT	880.45 SQM	3394.50 SQM
6 FSI BASIC 1.10		3733.95 SQM
ALLOWED ADDITIONAL FSI ON PAYMENT OF PREMIUM		1697.25 SQM
PROVIDE ADDITIONAL FSI ON PAYMENT OF PREMIUM		1580.00 SQM
ADDITIONAL T.D.R (65%)	2206.43 SQM	2206.43 SQM
7 TOTA AREA (5 + 6)	5600.93 SQM	7520.38 SQM
8 TOTAL F.S.I PERMISSIBLE	ONE	1.10
9 PERMISSIBLE TOTAL FLOOR AREA	5600.93 SQM	7520.38 SQM
9A MAXIMUM PERMISSIBLE AREA (1.10+0.65+0.50+2.25)		7637.63 SQM
10 EXISTING FLOOR AREA	---	
11 PROPOSED AREA	5528.90	7450.51
12 EXCESS BALCONY AREA TAKEN IN TOTAL	00.00	56.83
12 A EXCESS PASSAGE AREA TAKEN IN TOTAL	57.00	00.00
FLOOR AREA CALCULATION AS PER		
13 LIFT AREA	13.00	13.00
14 TOTAL BUILT UP AREA PROPOSED (10+11+12+13)	5599.00	7520.34
15 TOTAL BUILT UP AREA CONSUMED (13 / 7)	0.99 %	0.99 %
BALCONY AREA STATEMENT		
a PERMISSIBLE BALCONY PER FLOOR	---	---
b PROPOSED BALCONY PER FLOOR	---	---
c EXCESS BALCONY AREA TOTAL	---	---
TENEMENT STATEMENT		
a NET AREA OF THE PLOT+T.D.R.	3394.50+2206.43	
B LESS DEDUCTION OF NON-RESI.AREA		
c AREA OF TENEMENT (a-b)		
d TENEMENTS PERMISSIBLE (AS 250 PER HECTOR)	140 NOS	189 NOS
e TENEMENTS PROPOSED	120 NOS	164 NOS
PARKING STATEMENT.		
a. PARKING REQUIRED BY RULE	AS PER STATEMENT	
b. GARAGES PERMISSIBLE [1GARAGE/400 SQ.M.]		
c. GARAGES PROVIDED		
d. TOTAL PARKING PROVIDED		

SCHEDULES OF OPENING

D2	0.75X2.10	T.W. FLUSH DOOR	W3	1.35X1.50	ALUMINUM WINDOWS
D1	0.90X2.10	T.W. FLUSH DOOR	W2	1.20X1.50	ALUMINUM WINDOWS
			W4	1.10X1.20	ALUMINUM WINDOWS
			W5	1.80X1.50	ALUMINUM WINDOWS
			V	0.60X0.60	ALUMINIUM VENTILATOR

NOTE :-
1. PLOT BOUNDARY SHOWN IN THICK BLACK
2. PROPOSED WORK SHOWN IN RED
3. DRAINAGE LINE SHOWN IN DOTTED RED
- EXTERNAL WALL- 0.15 M
- INTERNAL WALL- 0.10M

SHOWN AS PER PLAN

I CONFIRM ABOVE STATEMENT & SHALL BE FULLY RESPONSIBLE FOR EXECUTION OF WORK AS PER SANCTION PLANS

For Shree Chawo Sati Builders Pvt. Ltd.
NAME :- Director
SIGNATURE AND STAMP OF OWNER

Revised Residential Building Plan in Plot No. 19 + 20 of S.No. 900/1/15,17 OF Nashik Shiwar
For Shree Chawosati Builders Pvt. Ltd.
Through Its Director Mr. Nikhil L. Roongta

ARCHITECTS SIGN	STRUC. ENGG. SIGN	OWNER SIGN
		For Shree Chawo Sati Builders Pvt. Ltd. Director

KABRECONSULTANTS
SAGAR A. KABRE
ARCHITECT , INTERIOR DESIGNER,
S-5/6 SAHAYADRI HOUSE,MICO CIRCLE
NASHIK .