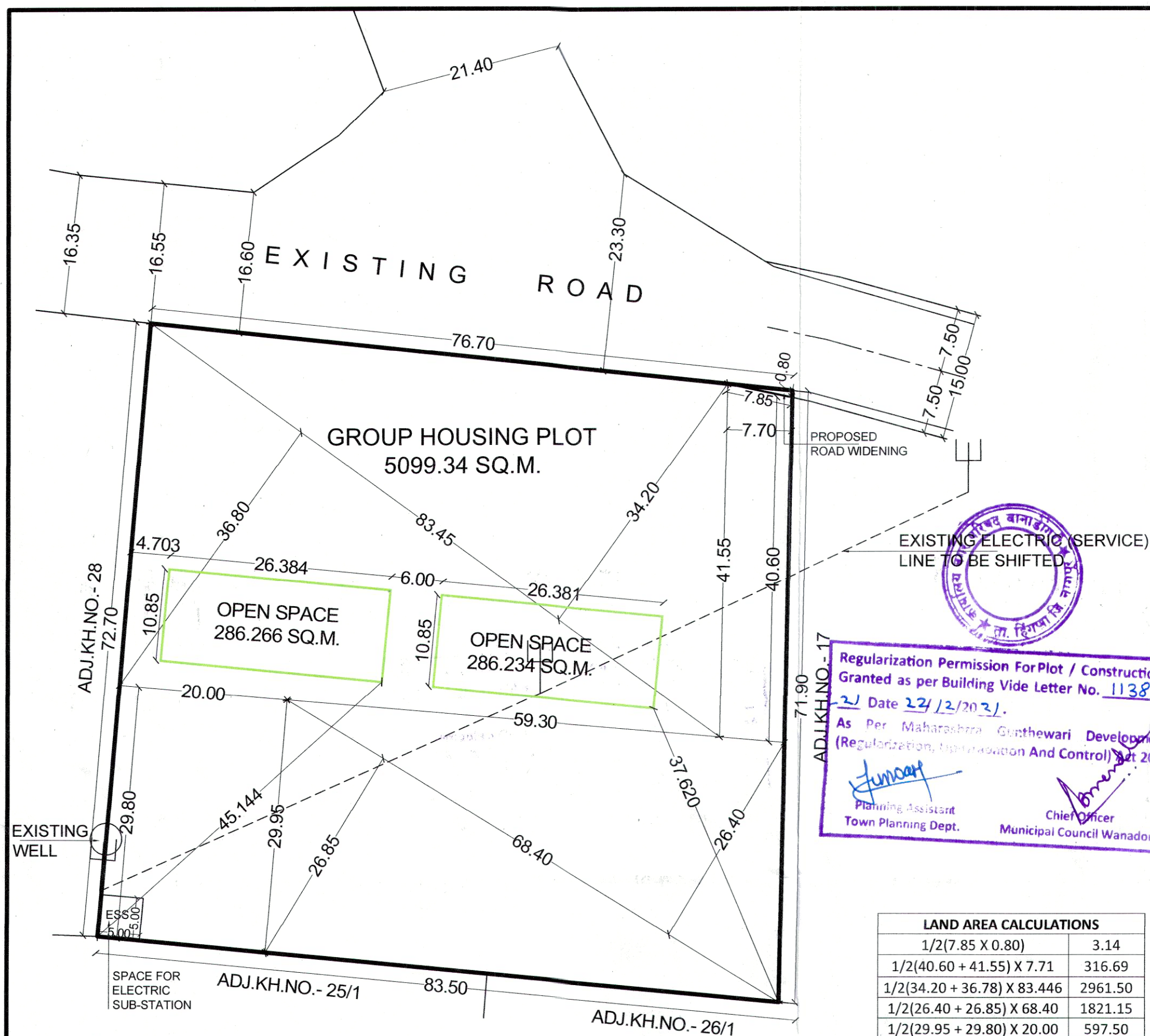


EXISTING GROUP HOUSING LAYOUT PLAN ON
KH. NO. 27, P.H.NO - 46, MOUZA - WANADONGARI,
TAH. - HINGNA, DIST - NAGPUR.
BELONGING TO : SHRI. ANIL RADHESHYAM SHARMA

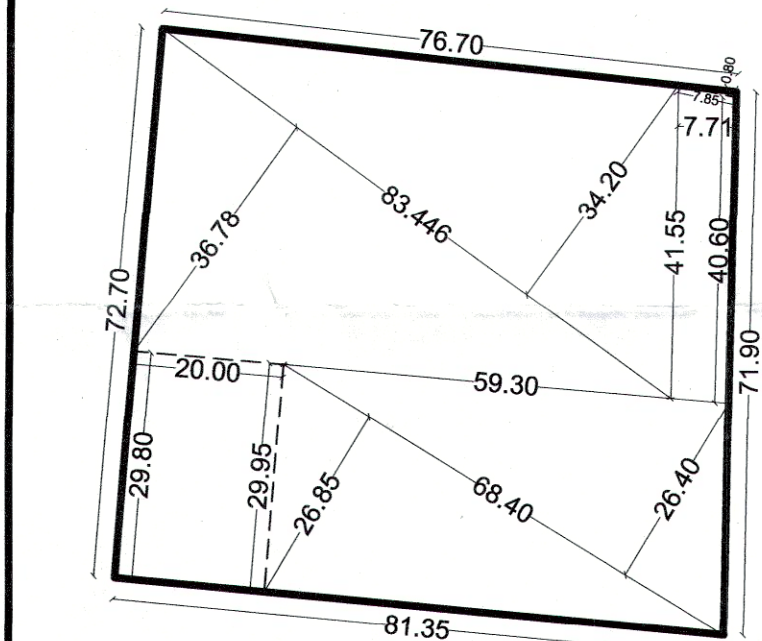


Regularization Permission For Plot / Construction is
Granted as per Building Vide Letter No. 1138/2021
Date 22/12/2021.
As Per Maharashtra Gunthwari Development
(Regularization, Implementation And Control) Act 2001.

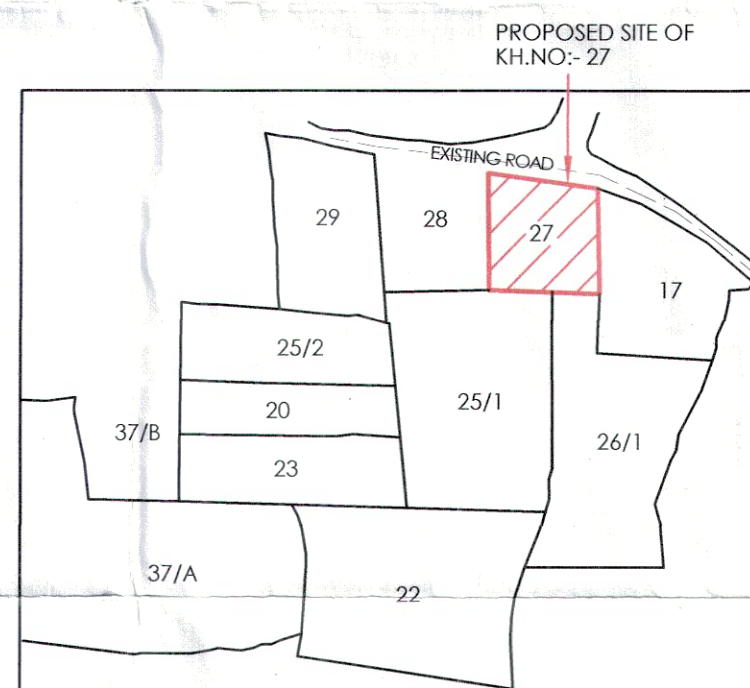
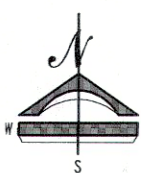
Planning Assistant
Town Planning Dept.

Chief Officer
Municipal Council Wanadongri

LAND AREA CALCULATIONS	
1/2(7.85 X 0.80)	3.14
1/2(40.60 + 41.55) X 7.71	316.69
1/2(34.20 + 36.78) X 83.446	2961.50
1/2(26.40 + 26.85) X 68.40	1821.15
1/2(29.95 + 29.80) X 20.00	597.50
TOTAL	5699.98
SAY	5700.00



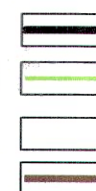
Plot No.	Size (M)	Area (Sq.m.)	Deduct Tangent Area (sq.m.)	Net Area (Sq.m.)	Total Net Area (Sq.M.)
OPEN SPACE	(26.384x10.85)+(26.381x10.85)	572.50		572.50	572.50
SPACE FOR ELECTRIC SUB-STATION	5.00X5.00	25.00		25.00	25.00
PROPOSED 15.00 M. WIDE ROAD WIDENING AREA	1/2(7.85 X 0.80)	3.14		3.14	3.14
GROUP HOUSING PLOT	5700.00		O.S. 572.50 + ESS 25.00 + RW 3.14	5099.34	5099.34



LOCATION PLAN
SCALE - 1:5000

NOTE: -

- x AREA UNDER LAYOUT SHOWN THUS
- x AREA UNDER OPEN SPACE SHOWN THUS
- x GROUP HOUSING PLOT SHOWN THUS
- x APPROACH ROAD SHOWN THUS



PROFORMA - I AREA STATEMENT			
1	AREA OF LAND OF KH.NO. 27 (Minimum area of a,b,c, to be considered)	5700.00	SQ.M.
a)	AS PER OWNERSHIP DOCUMENT (7/12, EXTRACT)	5700.00	SQ.M. (0.57 H)
b)	AS PER MEASUREMENT SHEET	5700.00	SQ.M.
c)	AS PER SITE	5700.00	SQ.M.
2	DEDUCTIONS FOR		SQ.M.
a)	PROPOSED 15.00 M. WIDE ROAD WIDENING AREA	3.14	SQ.M.
b)	ANY D.P. RESERVATION AREA	0.00	SQ.M.
c)	NATURAL WATER COURSE AREA	0.00	SQ.M.
	TOTAL (a+b+c)	3.14	SQ.M.
3	BALANCE AREA OF PLOT (1 - 2)	5696.86	SQ.M.
4	AMENITY SPACE		
a)	REQUIRED	NIL	
b)	PROPOSED	NIL	
5	NET PLOT AREA (3-4b)	5696.86	SQ.M. 100%
6	RECREATIONAL OPEN SPACE		
a)	REQUIRED	569.69	SQ.M. 10.00%
b)	PROPOSED	572.50	SQ.M. 10.05%
7	SPACE FOR ELECTRIC SUB-STATION	25.00	SQ.M. 0.44%
8	INTERNAL ROAD AREA	0.00	
9	SERVICE ROAD & HIGHWAY WIDENING	0.00	
10	GROUP HOUSING PLOT	5099.34	SQ.M. 89.51%
11	NET AREA OF PLOTS (3-4C)	5696.86	SQ.M.
12	BUILT UP AREA WITH REFERENCE TO BASIC F.S.I. AS PER FRONT ROAD WIDTH (SR.NO. 11 X 1.10)	6266.55	SQ.M.
13	PERMISSIBLE F.S.I.	1.1	SQ.M.

CERTIFICATE OF AREA:

Certified that the plot under reference was surveyed by me on 30/09/2021 and the dimensions of sides etc. of plots 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 records Department / City Survey records.

ARCHITECT'S SIGN.

OWNER'S SIGN :

ARCHITECT'S SIGN :

PRASHANT SATPUTE
B. ARCH (HONS) B'BAY, M.C.A
REG. No. CA/1991/13818
NIT L.S. No. 491
N.M.C. L.S.No. R-222
LS No. NMRDA/CA/1991/13818

SHRI. ANIL RADHESHYAM SHARMA

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ARCHITECTS
PLANNERS &
INTERIOR
DESIGNERS