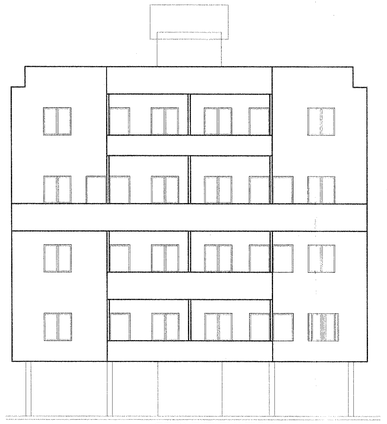
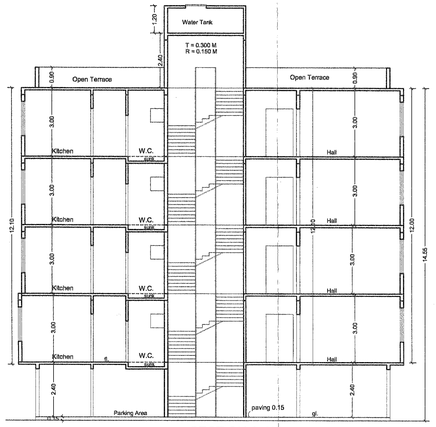
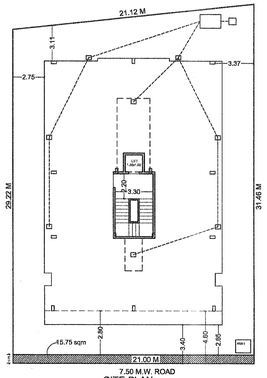


FRONT ELEVATION



SECTION A-A'
SCALE 1:100



7.50 M.W. ROAD
SITE PLAN
SCALE 1:100

N

SCHEDULE OF DOOR & WINDOW

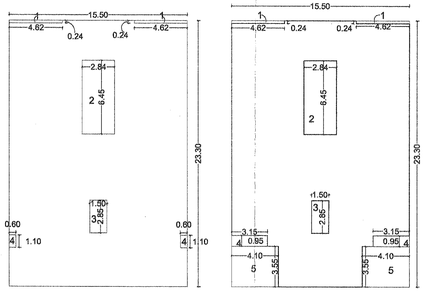
D	1.200X2.10	T. W. PANELLED
D1	0.900X2.10	T. W. PANELLED
D2	0.750X2.10	T. W. PANELLED
W	1.800X1.20	T. W. GLAZED WINDOW
W1	1.200X1.20	T. W. GLAZED WINDOW
W2	0.900X1.20	T. W. GLAZED WINDOW
V	0.600X0.60	LOUVERED VENT

TDR Statement

DRC - Area = 647 (Dt.19.09.13)
220 Sq.m.

DRC - Area = 455 (Dt. 29.03.11)
35.00 Sq.m.

Total Deduction Area = 255.00 Sq.m.



FIRST AND SECOND FLOOR

THIRD AND FOURTH FLOOR

P-LINE DIAGRAM

"P"LINE AREA CALCULATION FOR FIRST AND SECOND FLOOR

1ST, 2ND FLOOR				
AREA OF BLOCK 'A'				
SR.NO	LENGTH	WIDTH	NOS	TOTAL AREA
A	23.30	15.50	1.00	361.15
DEDUCTION				
1	4.62	0.24	2.00	2.22
2	2.84	6.45	1.00	18.32
3	1.50	2.85	1.00	4.28
4	0.60	1.10	2.00	1.32
B	TOTAL			26.13
TOTAL B/UP AREA = A - B				335.02
LIFT AREA		1.50	1.65	2.47
FIRST FLOOR				335.02 sq.mt
SECOND FLOOR				335.02 sq.mt

"P"LINE AREA CALCULATION FOR THIRD AND FOURTH FLOOR

3RD, 4TH FLOOR				
AREA OF BLOCK 'A'				
SR.NO	LENGTH	WIDTH	NOS	TOTAL AREA
A	23.30	15.50	1.00	361.15
DEDUCTION				
1	4.62	0.24	2.00	2.22
2	2.84	6.45	1.00	18.32
3	1.50	2.85	1.00	4.28
4	3.15	0.95	2.00	5.98
5	4.10	3.55	2.00	29.11
B	TOTAL			59.91
TOTAL B/UP AREA = A - B				
THIRD FLOOR		361.15	59.91	301.24
FOURTH FLOOR				301.24 sq.mt

From of Statement -2
[Sr.no.9(a)]
Proposed Building

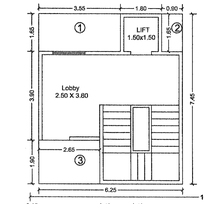
Building No.	Floors No.	Total Built-up Area of floor,as per outer construction line
(1)	LIFT/STAIRCASE	34.19
	1ST FLOOR	335.02
	2ND FLOOR	335.02
	3RD FLOOR	301.24
	4TH FLOOR	301.24
	TOTAL	1306.71

From of Statement -3
[Sr.no.9(g)]
Area Details of Apartment

Building No.	Floors No.	Apartment No.	Carpet area of apartment	Area of Balcony attached to Apartment	Area of terrace attached to flat
(1)	1ST TO 4TH FLOOR	2,3,6,7,10,11,14, 15	56.45	6.30	-
		-	451.60	44.10	
(2)	1ST TO 2ND FLOOR	1,4,5,8	77.08	5.95	-
			308.32	41.65	
(3)	3RD FLOOR	9,12	64.78	2.16	15.98
			129.56	2.16	15.98
(4)	4TH FLOOR	13,16	64.78	2.16	
			129.56	2.16	
	TOTAL	-	1219.04	90.07	15.98

Table No.8B-Parking Requirments

Sr.No.	Occupancy	Size of tenement	Parking Spaces Required		
			Area	Car	Scooter
1	Residential i) Multi-Family Residential	150sq.m. & above. (every tenement =2:3)	0	0	0
		Flat under 80-150sq.m.(every tenement =1:3)	0	0	0
		Flat under 40-80sq.m. (every two tenement =1:5)	16	8	40
		Flat under 30-40sq.m. (every two tenement =1:2)	0	0	0
		Flat under 0-30sq.m. (every two tenement =1:2)	0	0	0
	In addition 5% visitors parking		0	0	2
	Multiplying Factor (0.9)		**16**	7.20	**37.80**
	Total			7.00	38.00



P-LINE DIAGRAM FOR GROUND FLOOR

"P"LINE AREA CALCULATION FOR GROUND FLOOR

STAIRCASE AND LIFT ON GROUND FLOOR				
AREA OF BLOCK 'A'				
SR.NO	LENGTH	WIDTH	NOS	TOTAL AREA
A	6.25	7.45	1.00	46.56
DEDUCTION				
1	3.55	1.65	1.00	5.86
2	0.90	1.65	1.00	1.49
3	2.65	1.90	1.00	5.04
B	TOTAL			12.38
TOTAL B/UP AREA = A - B				
		46.56	12.38	34.19

Proposed Site

N LOCATION PLAN
(SCALE=1:10,000)

Performa - I: Area Statement

PROPOSED REVISED RESIDENTIAL BUILDING ON PLOT NO. 3+4; S.NO 332/3/1A PATHARDI SHIWAR, AT NASHIK FOR - SHREE SAMARTH BUILDERS AND DEVELOPERS THRO' MAHESH G JOSHI AND OTHER FOUR

Stamp of Approval of Plans: **APPROVED**

The Plans amended in .....
As per the conditions Mentioned in the accompaining commencement Certificate No. 0174 dated 15/06/2021

Executive Engineer
TOWN PLANING
Nashik Municipal Corporation
Nashik

1. Area of Plot (Minimum area of a, b, c to be considerd)		
(a) As per ownership documents (7/12, CTS Extract	637.14	SQ.M
(b) As per measurement sheet	637.14	SQ.M
(c) As per site	637.14	SQ.M
2. Deductions for		
(a) Prop. DP/ DP Road widening Area/ Service Road/ Highway Widening	15.75	SQ.M
(b) Any D.P. Reservation Area	0.00	SQ.M
Total (a+b)	15.75	SQ.M
3. Balance area of plot (1-2)	621.39	SQ.M
4. Amenity Space (if Applicable)	0.00	SQ.M
(a) Required -	0.00	SQ.M
(b) Adjustment of 2(b), if any	0.00	SQ.M
(c) Balanced Proposed	0.00	SQ.M
5. Net Plot Area {3-4(c)}	621.39	SQ.M
6. Recreational Open Space (if applicable)	0.00	SQ.M
(a) Required	0.00	SQ.M
(b) Proposed	0.00	SQ.M
7. Internal Road Area	15.37	SQ.M
8. Plotable Area (if Applicable)	0.00	SQ.M
9. Built up area with ref. to Basic F.S.I. as per front road width (Sr.5 x Basic FSI)	683.53	SQ.M
10. Additional of FSI on payment of premium		
(a) Maximum permissible premium FSI [0.5 of (Sr.05 + 02(b)	310.70	SQ.M
(b) Proposed FSI on payment of premium	0.00	SQ.M
11. In-situ FSI/ TDR loading		
(a) In-situ against DP road [2.0 x Sr 2(a)], if any	15.75	SQ.M
(b) In-situ area against Amenity Space if handed over [2.00 or 1.85 x Sr 4(b) and/or (c)	0.00	SQ.M
(c) Maximum Permissible TDR [0.40 of (Sr.05 + 02(b)]	254.86	SQ.M
(d) Proposed TDR Area	252.00	SQ.M
(e) Total In-situ / TDR Loading proposed {11(d)}	22.82	SQ.M
12. Additional FSI area under Chapter No. 7	0.00	
13. Total entitlement of FSI in the proposal		
(a) [2(a)+9+10(b)+11(d)] or 12 whichever is applicable	951.28	SQ.M
(b) Ancillary Area FSI upto 60% of 15(b)	355.49	SQ.M
(c) Ancillary Area FSI upto 80% of 15(c)		
(d) Total Entitlement (a+b+c)	1306.71	SQ.M
14. Minimum utilization limit of FSI (building potential), Permissible as per Road width+0.6+0.8 *{(as per Reg. No. 6.1 or 6.2 or 6.3 or 6.4 as applicable) x 1.6 or 1.8}*	2038.84	
15. Total Built-up Area in proposal *(excluding area at Sr. No. 17b)*		
(a) Existing Built-up Area	0.00	SQ.M
(b) Proposed Built-up Area (as per 'P-line')	1306.71	SQ.M
(c) Total (a+b)	1306.71	SQ.M
16. F.S.I Consumed (15/13) *(should not be more than Sr. No. 14 above*	1.00	SQ.M
17. Area for Inclusive Housing, if any	0	
(a) Required *(20% of Sr. No. 5)*	0	
(b) Proposed	0	
Architect/ Licensed Engineer/ Supervisor Name and Signature		

AREA STATEMENT

PLOT AREA	637.14	SQ.M.							
INTERNAL ROAD	15.75	SQ.M.							
NET PLOT AREA	621.39	SQ.M.							
	ALLOWABLE				PROPOSED				
	F.S.I	ANCILLARY AREA (60%)	TOTAL		F.S.I	ANCIL LARY AREA (60%)	TOTAL		
BASIC FSI (1.10)	683.53	410.12	1093.65		683.53	355.43	1038.96		
PREMIUM (0.65)	310.70	186.42	497.11		0.00	0.00	0.00		
TDR (0.40)	254.86	152.91	407.77		252.00	0	252.00		
INTERNAL ROAD	15.75	0.60	15.75		15.75	0.00	15.75		
TOTAL	1264.83	749.45	2014.28		951.28	355.43	1306.71		

PROPOSED AREA = 1306.71 SQM
PREVIOUSLY APPROVED AREA = 996.00 SQM (B0/4684/12013 DT. 19/10/2013)
ANT AREA = + 418.21 SQM
ANCILLARY AREA = 355.43 SQM

NOTE :-
- PLOT BOUNDRY SHOWN IN THICK BLACK.
- PROPOSED WORK SHOWN IN RED.
- DRAINAGE LINE SHOWN IN DOTTED RED
- INTERNAL WALL 100 MM THK

Certificate of Area :

Certified that the plot under reference was surveyed by the surveyor appointed by the owner on 02/10/2019 & the dimensions of all sides etc. of the plot stated on plan are measured on site and area so worked out tallies with area stated in document of ownership / T.P. Scheme Records/ Land Records Department /City Survay records.

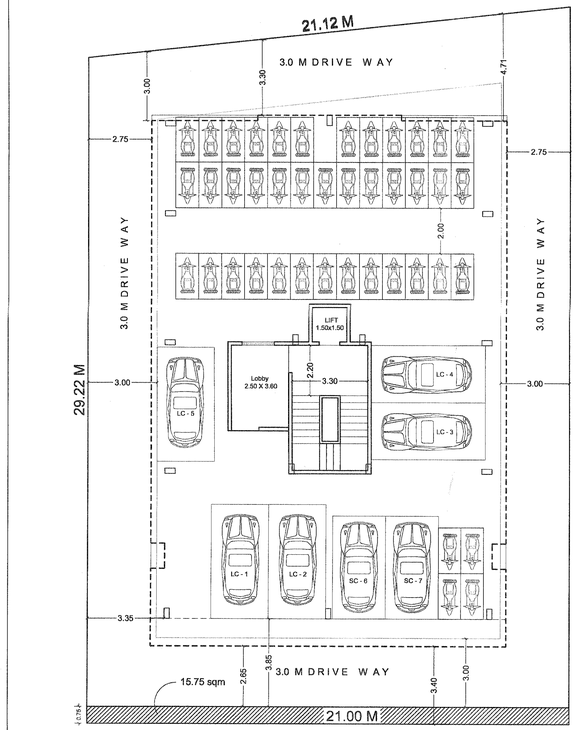
Signature
(Name Of Architect/Licensed Engineer/Supervisor.)

Owner's Declaration

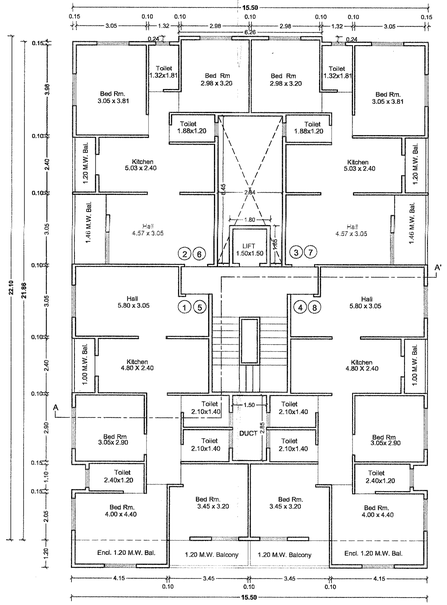
I/We undersigned hereby confirm that I/We would abide by plans sanctioned by Nashik Municipal Corporations I/We Would Execute the structure as per sanctioned plans .
Also I/We execute the work under supervision of proper technical person so as to ensure the quality and safety at the work site.

Shree Samarth Builder's & Developer's

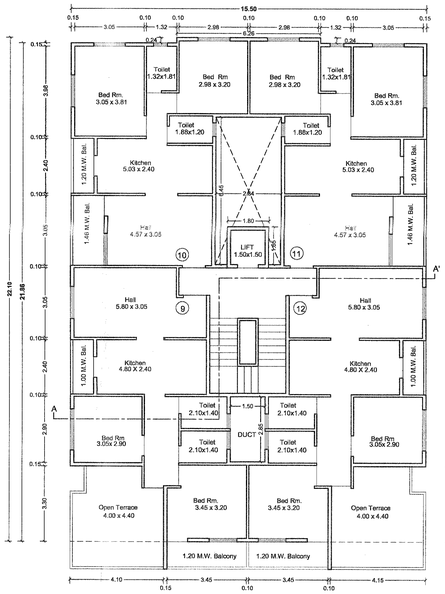
Owners Name & Signature



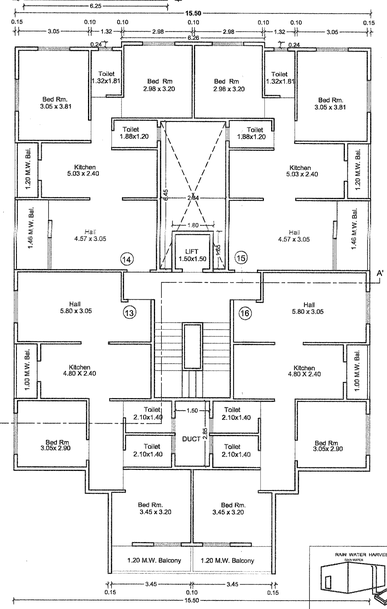
7.50 M.W. ROAD
PARKING FLOOR PLAN
SCALE 1:100



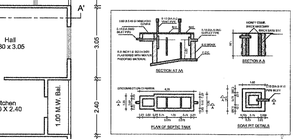
FIRST & SECOND FLOOR PLAN
SCALE 1:100

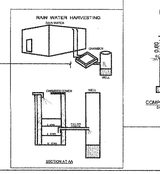


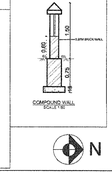
THIRD FLOOR PLAN
SCALE 1:100



FOURTH FLOOR PLAN
SCALE 1:100







N

OWNER'S NAME:	OWNER SIGN	Architect/Licensed Engineer/Supervisor Sign	SCALE	DRAWN BY	CHECKED BY
SHREE SAMARTH BUILDERS AND DEVELOPERS Shree Samarth Builder's & Developer's Partner			1:100		
PROJECT Building Permission				SDK	DRK

Plot No	Survey No	CTS No.	Village	DRG NO.
3 + 4	332/1A		PATHARDI	JOB NO.

ARCHITECT/ENGINEER/SURVEYOR NAME: CA/2015/72348
MADHURA KULKARNI
12-13 PRATIK ARCADE BYTCO POINT
NASHIK ROAD

DATE
SHEET NO 1

CANON DESIGNS
12-13 Pratik Arcade Bytco Point, Nashik Road
canondesigns@gmail.com
+91-9823-262269