

Area Calculation & Diagram
Ground Floor
Scale -1:200

BUILT-UP AREA STATEMENT GROUND FLOOR			
AREA BLOCK OF (A/B/C/D)	1	2	3
STANDARD DEDUCTION	0.85	2.50	1
1	0.85	2.50	1
2	0.85	3.33	1
3	0.85	3.33	1
TOTAL DEDUCTION	4.98		
NET AREA	28.51	4.98	23.55

Area Calculation & Diagram
First to Seventh Floor
Scale -1:200

BUILT-UP AREA STATEMENT FIRST TO SEVENTH FLOOR			
AREA BLOCK OF (A/B/C/D)	1	2	3
STANDARD DEDUCTION	0.80	3.70	1
1	0.80	3.70	1
2	0.80	1.20	1
3	0.80	2.17	1
4	0.80	2.15	1
5	0.80	0.12	1
6	0.80	2.12	1
7	0.80	0.98	1
8	0.80	1.20	1
9	0.80	1.00	1
10	0.80	1.50	1
11	0.80	1.80	1
TOTAL DEDUCTION	35.81		
NET AREA	297.85	35.81	262.04

Area Calculation & Diagram
Terrace Floor
Scale -1:200

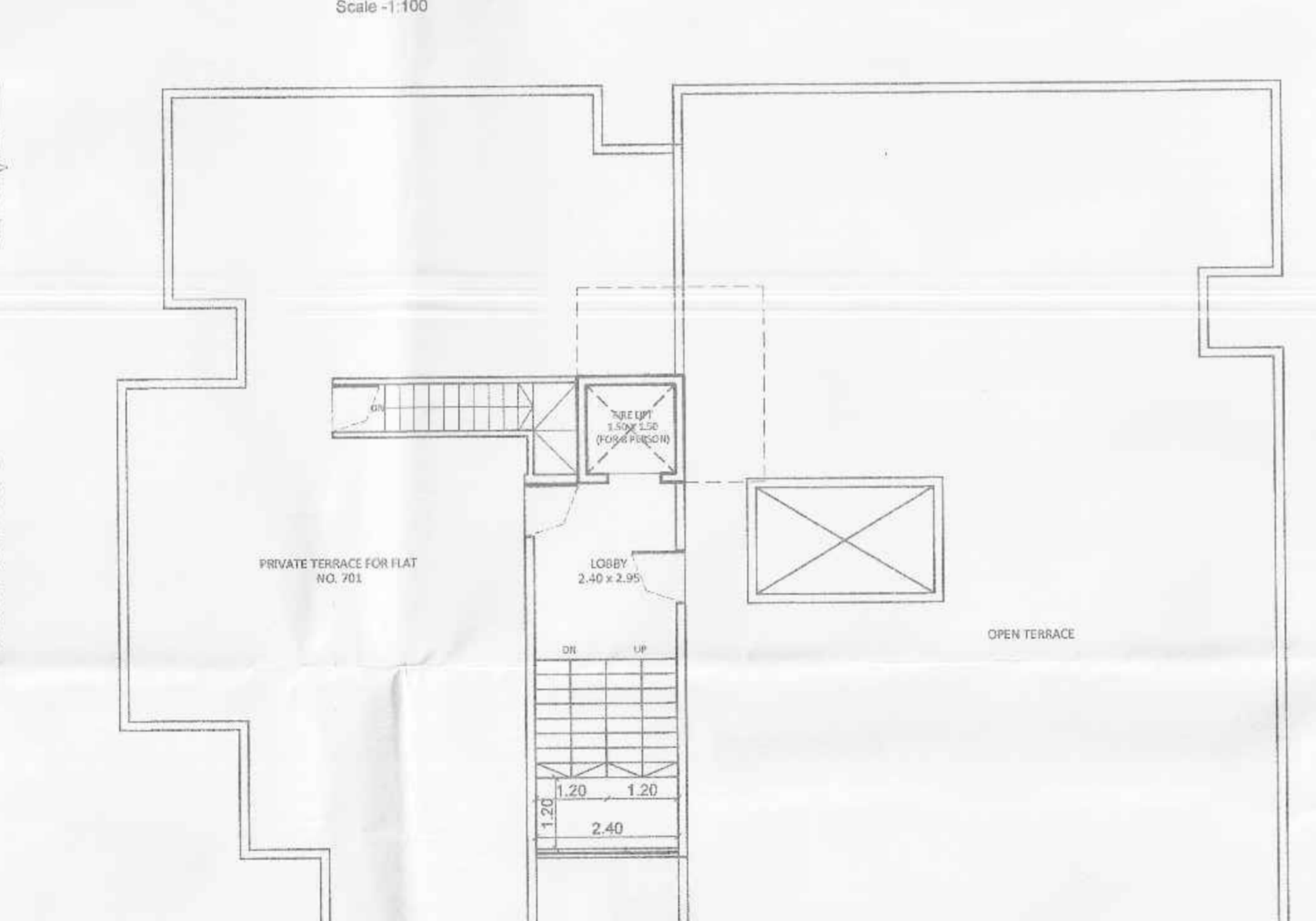
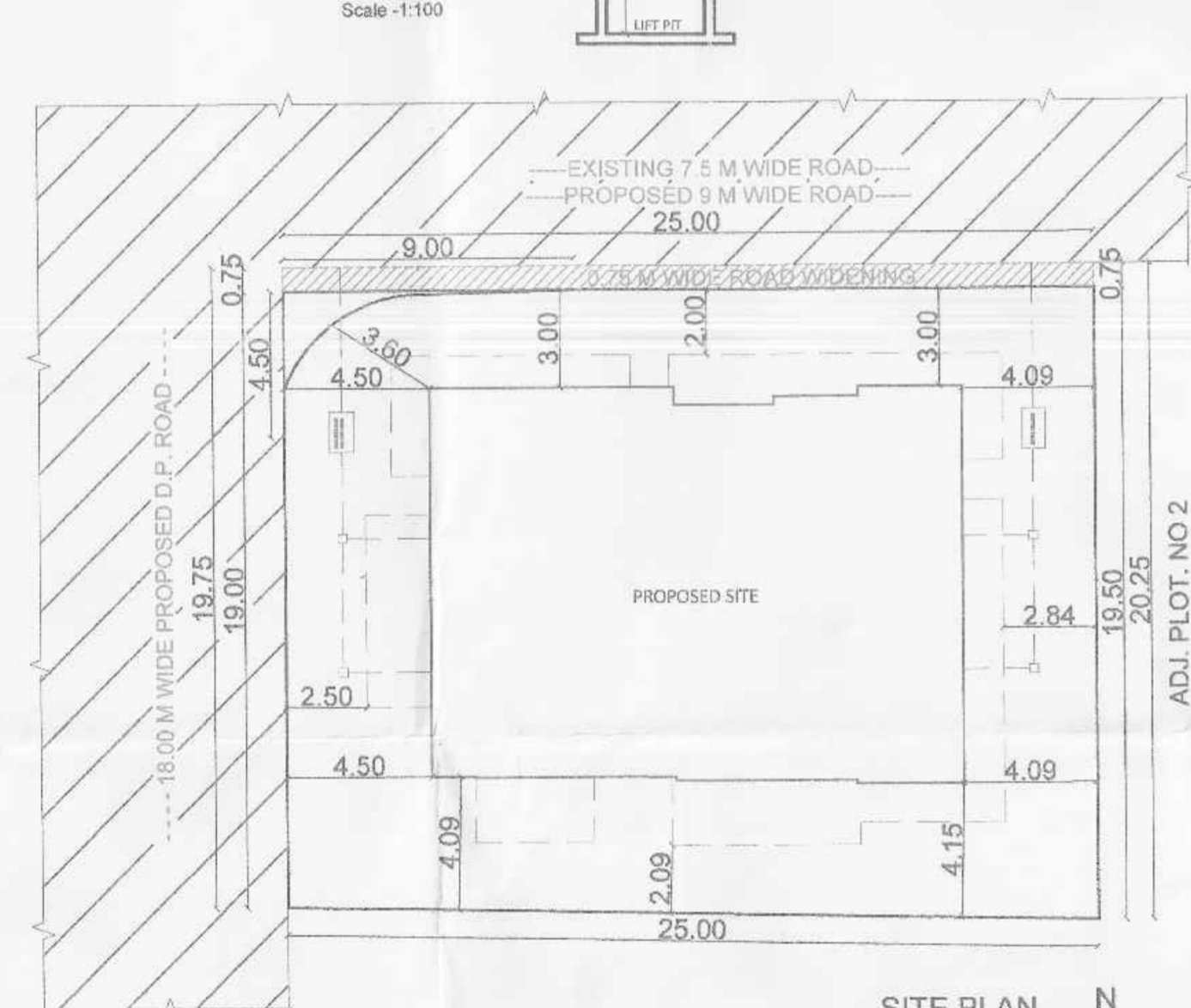
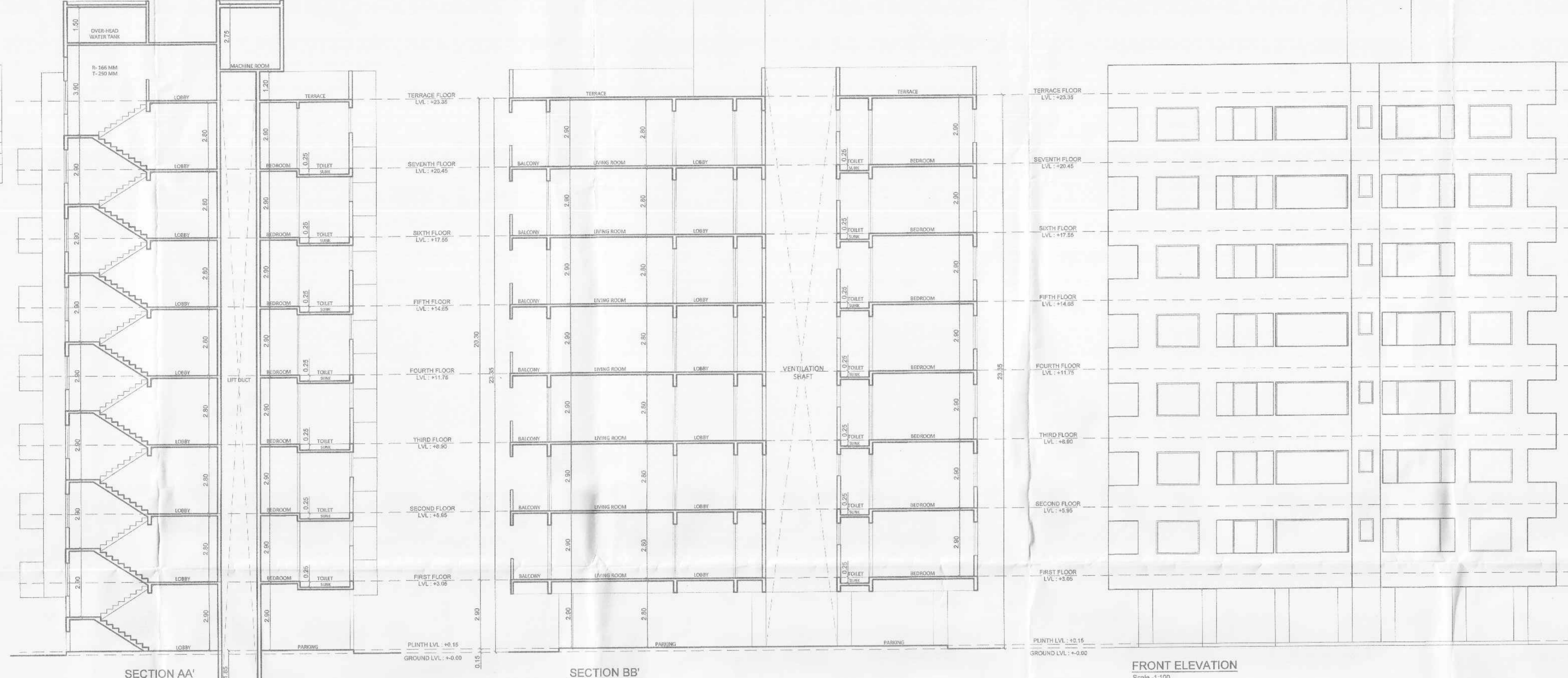
BUILT-UP AREA STATEMENT TERRACE FLOOR			
AREA BLOCK OF (A/B/C/D)	1	2	3
STANDARD DEDUCTION	1.65		
1	1.65		
2	1.50		
3	1.50		
TOTAL DEDUCTION	3.74		
NET AREA	21.95	3.73	18.22

Area Calculation & Diagram
Terrace Floor
Scale -1:200

BUILT-UP AREA STATEMENT TERRACE FLOOR			
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STANDARD DEDUCTION	1.65		
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2	1.50		
3	1.50		
TOTAL DEDUCTION	3.74		
NET AREA	21.95	3.73	18.22

SCHEDULE OF DOOR/WINDOW

D	0.90X2.10	T.W. PANELLED
D1	0.75X2.10	T.W. PANELLED
D2	1.05X2.10	T.W. PANELLED
D3	2.10X2.10	T.W. PANELLED
F.D.1	1.00 X 2.10	T.W. PANELLED
F.D.2	3.05X2.10	T.W. PANELLED
W	1.50X1.50	ALUMINIUM GLAZED WINDOW
V	0.80X0.90	LOUVERED VENT



BUILT-UP AREA STATEMENT
Scale -1:100

BUILDING NO.	FLOOR NO.	TOTAL BUILT-UP AREA OF FLOOR (AS PER PLAN)	F.S.I.	ANCILLARY F.S.I.	
(1)	(2)	(3)	(4)	(5)	
GROUND FLOOR	23.55	1.00	14.72	25.55	
FIRST FLOOR	262.04	1.00	163.78	262.04	
SECOND FLOOR	262.04	1.00	163.78	262.04	
THIRD FLOOR	262.04	1.00	163.78	262.04	
FOURTH FLOOR	262.04	1.00	163.78	262.04	
FIFTH FLOOR	262.04	1.00	163.78	262.04	
SIXTH FLOOR	262.04	1.00	163.78	262.04	
SEVENTH FLOOR	262.04	1.00	163.78	262.04	
TERRACE FLOOR	18.22	1.00	11.39	18.22	
TOTAL P.L.N.E. AREA	1876.05	TOTAL F.S.I.	1172.53	ANCILLARY F.S.I.	703.52

TDR STATEMENT

PLOT AREA: 500 sq.m.
NET PLOT AREA: 481.25 sq.m.
PERMISSIBLE TDR 0.9: 450 sq.m.
PROPOSED TDR: 213 sq.m.
TDR UTILIZED LAND VALUE: 5430 sq.m.
TDR PURCHASE LAND VALUE: 57500 sq.m.

TDR PURCHASE CALCULATION: 213 x 5430 = 7011
57500 sq.m.

DOCUMENT NO: NSN-7-1678-2022
DCR. NO: NSN-16-02-2022
DCR. DATE: 773

CARPET AREA STATEMENT
FLAT NO. 101,201,301,401,501,601,701

FLOOR NO.	LENGTH	WIDTH	NO. OF BLOCKS	AREA
LIVING ROOM	4.85	3.23	1	15.70
KITCHEN	5.75	2.40	1	13.82
TOILET	1.20	1.35	1	1.62
BED ROOM	2.81	3.45	1	9.79
PASSAGE	0.90	0.90	1	0.81
BED ROOM	3.05	3.75	1	11.44
TOILET	1.20	2.10	1	2.52
BED ROOM	3.41	3.05	1	10.40
TOILET	1.20	2.10	1	2.52
D	0.50	0.10	3	0.15
D1	1.05	0.15	1	0.16
D2	2.10	0.15	3	0.32
D3	1.00	0.15	1	0.15
D4	3.05	0.15	1	0.46
TOTAL CARPET AREA				57.50
INTERNAL WALL AREA				3.19
GRAND TOTAL				60.69

RESIDENTIAL CARPET AREA STATEMENT

Sr. No.	FLOOR	FLAT NO.	CARPET AREA (SQ.M.)	BALCONY AREA (SQ.M.)	TERRACE AREA (SQ.M.)	FLAT AREA (SQ.M.)	NO OF FLAT	TOTAL AREA (SQ.M.)
1	FIRST TO SIXTH	101,201,301,401,501,601	79.52	16.27	0.00	95.79	6.00	574.74
		102,202,302,402,502,602	58.93	11.48	0.00	70.41	6.00	422.46
		103,203,303,403,503,603	53.46	12.06	0.00	65.52	6.00	393.12
2	SEVENTH	701	78.52	16.27	94.20	188.99	1.00	188.99
		702	58.93	11.48	0.00	70.41	1.00	70.41
		703	53.46	12.06	0.00	65.52	1.00	65.52
		TOTAL AREA				21.00	1716.24	

PREMIUM STATEMENT

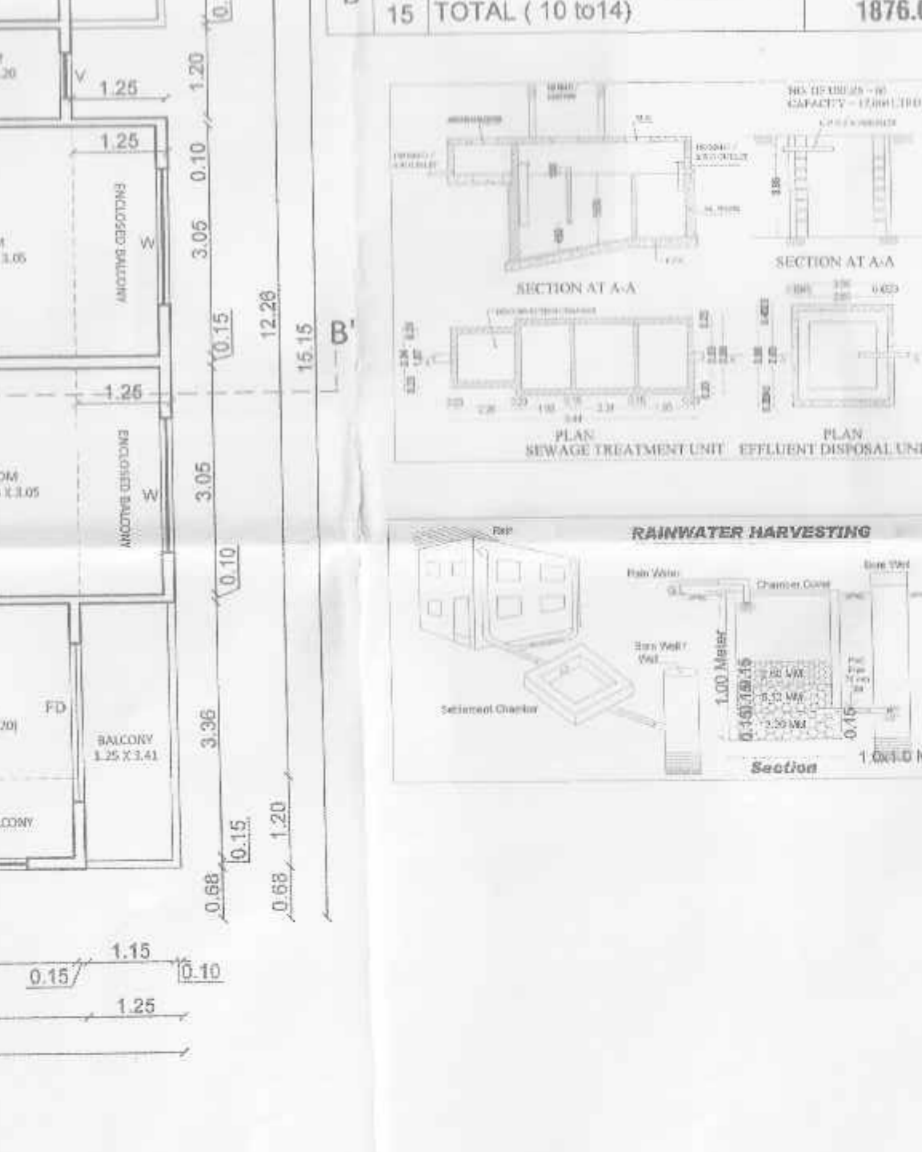
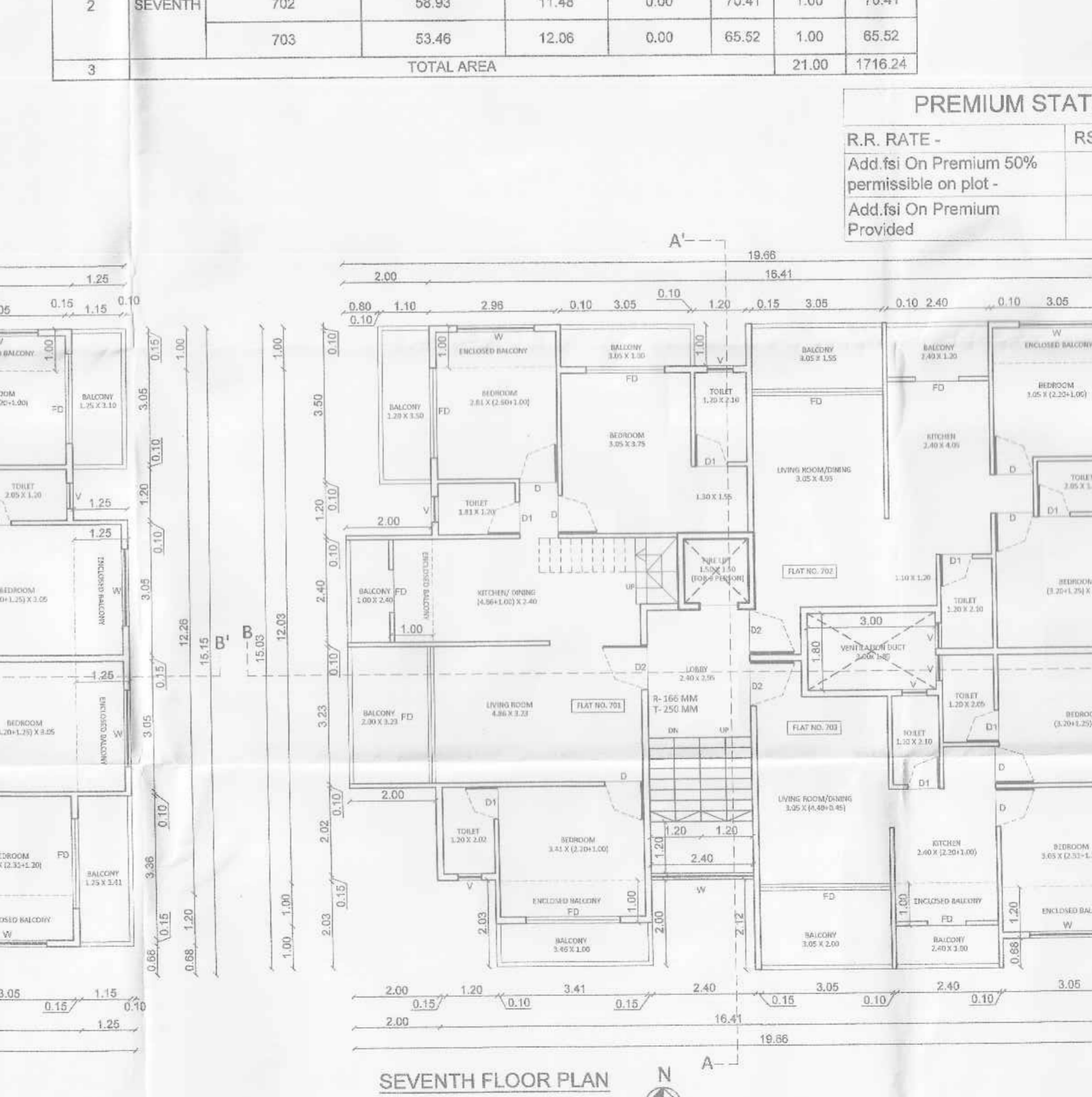
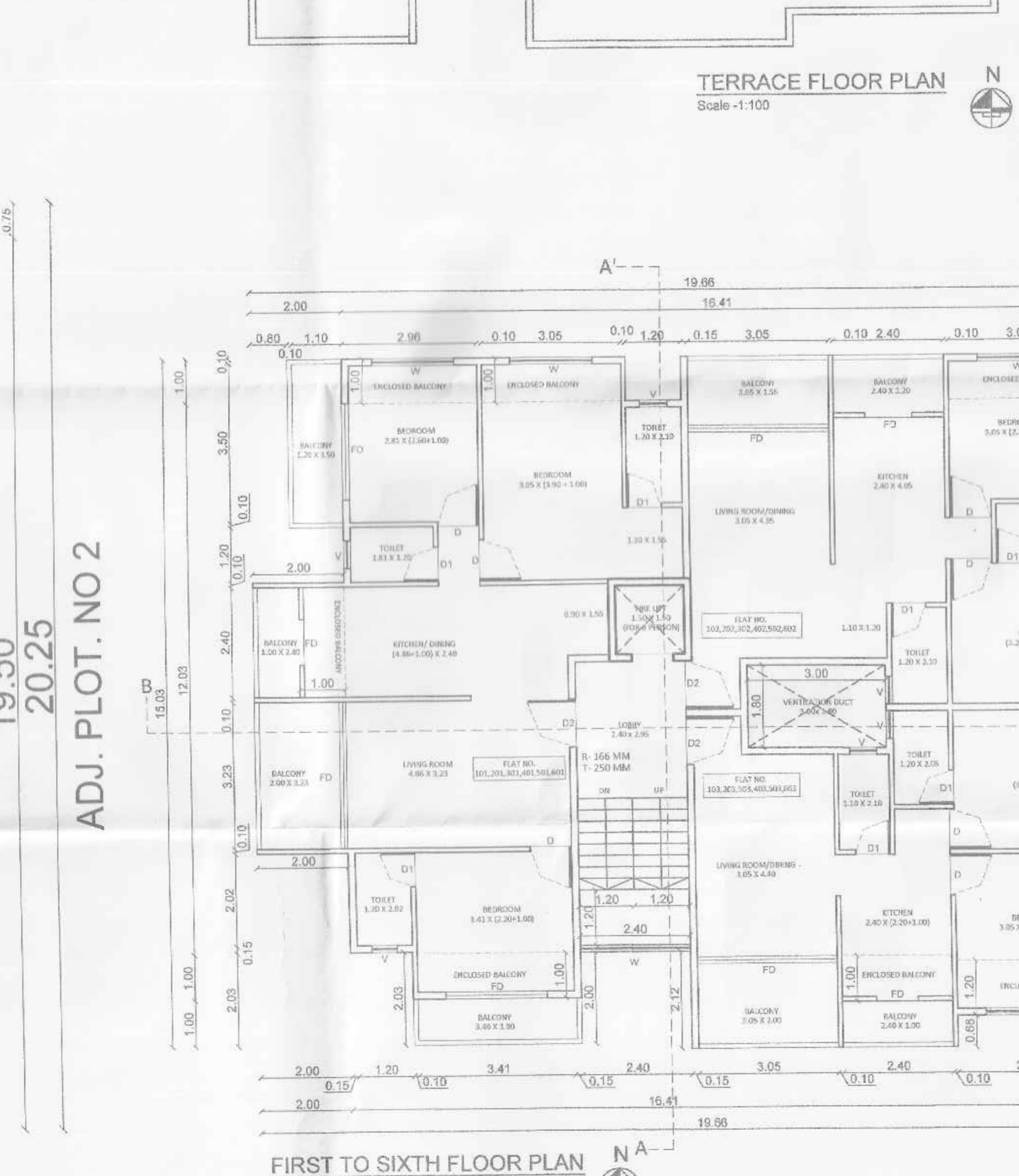
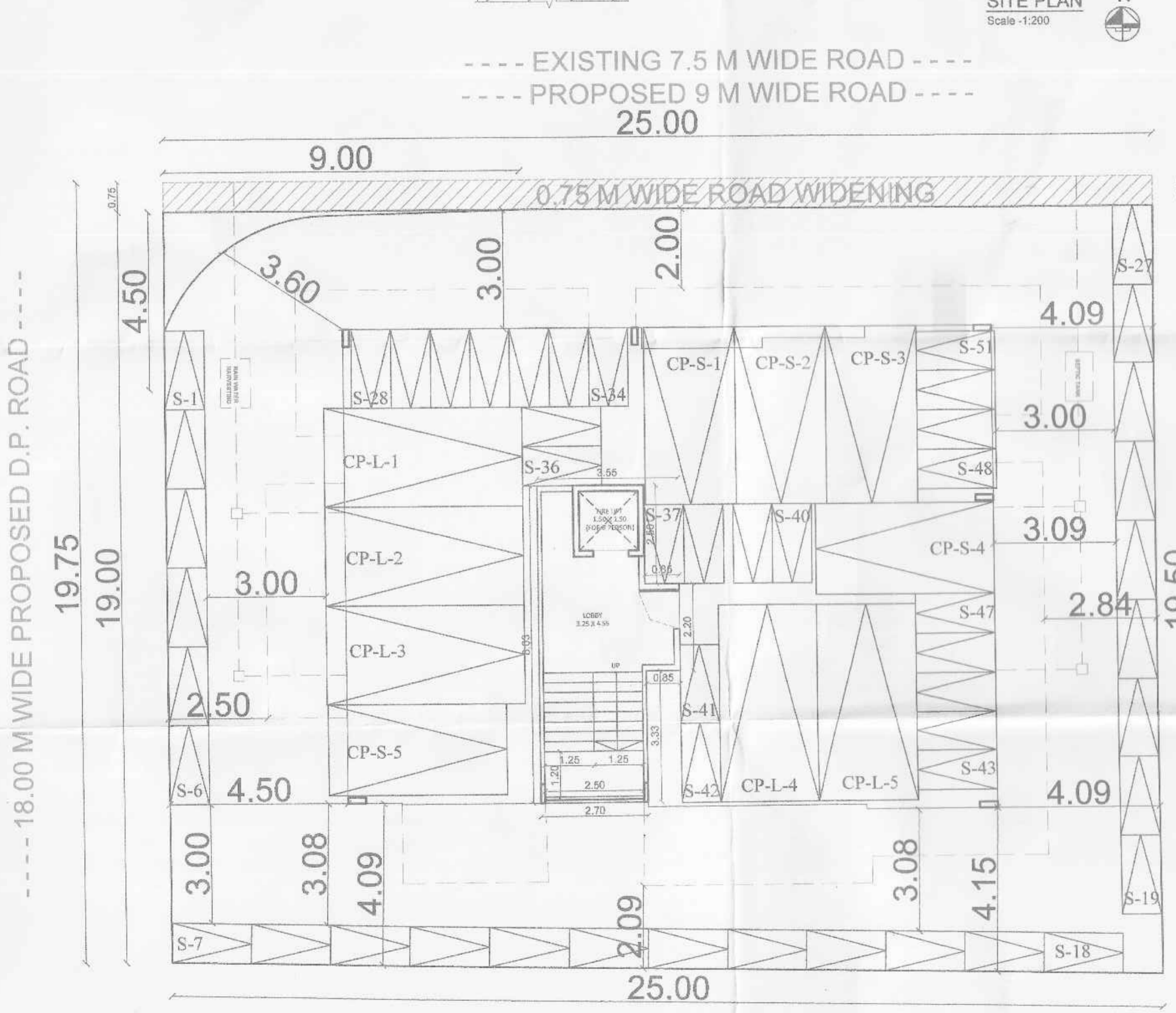
R.R. RATE - Add fsi On Premium 50% permissible on plot - 250.00
Add fsi On Premium Provided - 193.15

PARKING STATEMENT (AS PER TABLE NO. 99)

NO.	TYPE	TOTAL FLAT	REQUIRED CAR	PROVIDED CAR	SCOOTER
1	For every two tenements with each tenement having capital area equal to or above 40 sq.m. but less than 80 sq.m.	21	11	53	10
2	5% VISITORS		0.53	2.63	
TOTAL FOR NASHIK NMC (0.90)			11.00	55.13	10
TOTAL			11	50	51

AREA STATEMENT

Sr. No.	AREA OF	AREA (SQ.M.)
1	Plot Area	500.00
2	D.P. Road Widening	200.00
3	9.00 M. Road Widening	18.75
4	Net Plot Area	481.25
5	Basic FSI	1.1
6	Premium Allowed	50
7	TDR Allowed	0.90
8	Ancillary Area	757.82
9	Total Permissible Max FSI	1967.00



BUILDING PERMISSION FOR RESIDENTIAL BUILDING PLAN ON PLOT NO 01, S.NO -58/7/8, OF DASKA SHIWAR, NASHIK.

STAMP APPROVAL

APPROVED
The Plans amended in accordance with the conditions mentioned in the accompanying commencement Certificate No. C/477 dated 24/03/2022.

Executive Engineer
TOWN PLANNING
Nashik Municipal Corporation

Sr. No.	AREA STATEMENTS	AREA (SQ.M.)
1	Area of plot (Minimum area of a, b, c to be considered)	500.00
	(a) As per ownership document (7/12, CTS extract)	500.00
	(b) as per measurement sheet	
	(c) as per site	
2	Deductions for:	
	(a) Proposed D.P./D.P. Road widening Area (Service Road /Highway widening)	18.75
	(b) Any D.P. Reservation area 7.5*9 M ROAD	18.75
	(Total a+b)	37.50
3	Balance Area of Plot (1-2)	462.50
4	Amenity Space (if applicable)	
	(a) Required	
	(b) Adjustment of 2(b), if any -	
	(c) Balance proposed	
5	Net Area of Plot = (3 - 4(c))	462.50
6	Recreational Open space (if applicable)	
	(a) Required	
	(b) Proposed	
7	Internal Road area	
8	Plotable area (if applicable)	
9	Built up area with reference to Basic F.S.I. as per road width (i.e. no. 5 X Basic FSI) 1.1	529.38
10	Addition of F.S.I. on payment of premium	
	(a) Maximum permissible premium FSI - based on road width / TOD Zone.	250.00
	(b) Proposed FSI on payment of premium.	193.15
11	In-situ FSI / TDR loading	
	(a) In-situ area against D.P. Road (2.0 x Sr. No. 2 (a) if any)	237.50
	(*) 7.5*9 m road widening area	0
	(b) In-situ area against Amenity Space if handed over (2.00 or 1.85 x Sr. No. 4 (b) and (c) if any)	212.50
	(c) TDR area (ALLOWED TDR = 450)	450.00
	(d) Total in-situ / TDR loading proposed (11 (a)+(b)+(c))	450.00
12	Additional FSI area under Chapter No. 7	0
13	Total entitlement of FSI in the proposal	0
	(a) (b) + 10(b)+(11)(c) or 12 whichever is applicable.	1172.53
	(b) Ancillary Area FSI upto 60% or 80% with payment of charges.	703.52
	(c) Total entitlement (a+b)	1876.05
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 1.15 or 1.8	1967
15	Total Built-up Area in proposal (excluding area at Sr.No.17 b)	
	a) Existing Built-up Area	1876.05
	b) Proposed Built-up Area as per plan	1876.05
	c) Total (a+b)	1876.05
16	F.S.I. Consumed (15/13) (should not be more than serial no.14 above).	1.0
17	Area for Inclusive Housing, if any	
	a) Required (20% of sr.no.5)	
	b) Proposed	

NOTE (AS PER CLAUSE 2.2.18) :-

- Plot Line
- Existing Street
- Future Street
- Drainage & Sewage Work
- Proposed Work

OWNER'S DECLARATION

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

Owner's Name & Signature

MR. DEEPAK MOHAN PARDESHI, GPA HOLDER LANDMARK INFRA THROUGH PARTNER MR. PRAMOD KEDARNATH AGRAWAL AND OTHER ONE

ER. SUDARSHAN ANAWADE
ENGINEERS SIGN

AR. DARSHANA AGRAWAL
ARCHITECTS SIGN

DRAWN BY: _____ **DATE:** 04-03-2022
CHECKED BY: _____ **SCALE:** 1 : 100