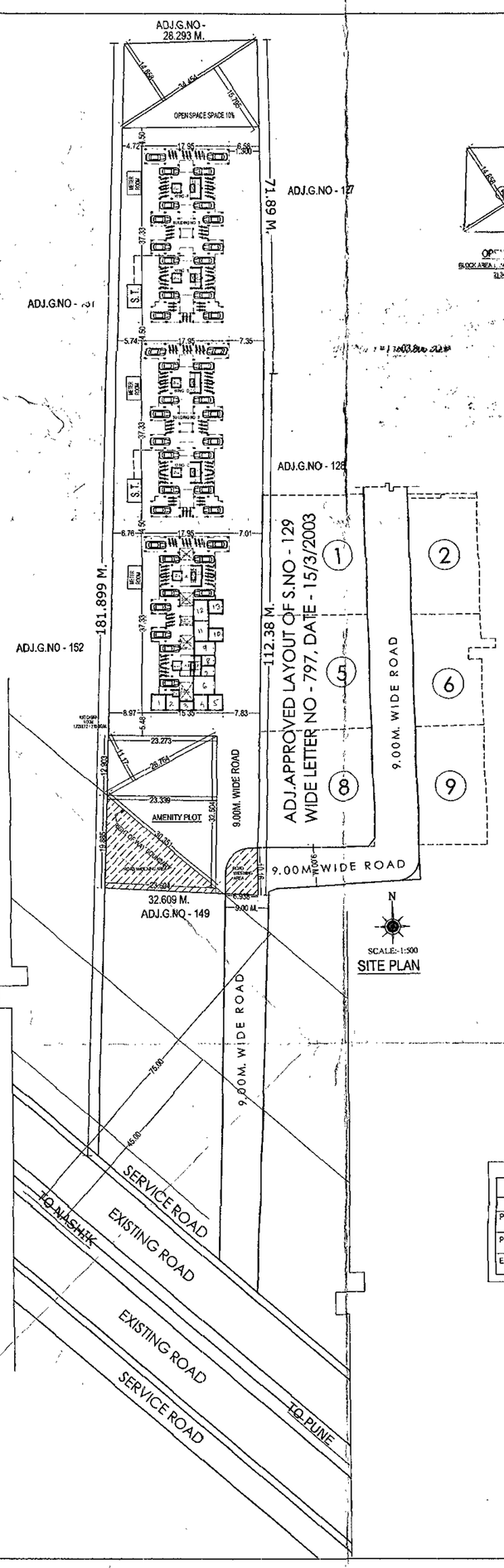


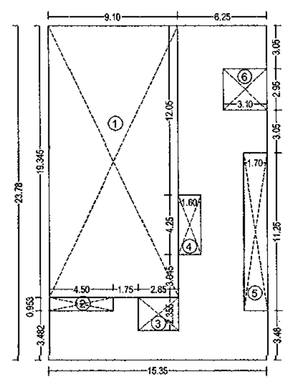
SITE PLAN
SCALE:-1:500

OPEN SPACE AREA DIAGRAM
BLOCK AREA = 0.454 X 0.454 / 2 X 0.50 = 255.95 SQ.M.
SLIM AREA 5 NOS (10.00 X 0.50 = 27.13 SQ.M.
TOTAL = 282.95 SQ.M.

AMENITY AREA DIAGRAM
BLOCK AREA = (6.25 X 6.25 / 2) + (23.339 X 32.504 X 0.50) = 541.45 SQ.M.
PLOT AREA = (23.339 X 32.504 X 0.50) = 379.33 SQ.M.
TOTAL = 920.78 SQ.M.

PROPOSED SITE

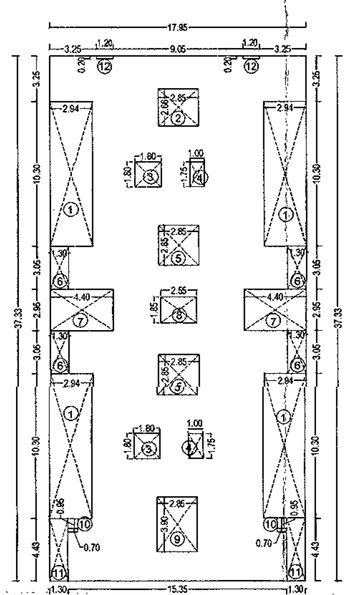
GOOGLE IMAGE
scale - NTS



(UNIT NO 1)
GROUND
FLOOR AREA DIAGRAM

BLOCK AREA
15.35 X 23.78 = 365.02 SQ.M.
DEDUCTION
1] 9.10 X 19.34 X 1 = 175.99 SQ.M.
2] 4.50 X 0.95 X 1 = 4.28 SQ.M.
3] 2.85 X 2.36 X 1 = 6.73 SQ.M.
4] 1.60 X 4.25 X 1 = 6.80 SQ.M.
5] 1.70 X 11.25 X 1 = 19.13 SQ.M.
6] 3.10 X 2.95 X 1 = 9.15 SQ.M.
TOTAL = 222.08 SQ.M.

GROUND FLOOR TOTAL B/UP AREA
365.02 - 222.08 = 142.94 SQ.M.
ADD.STAIR CASE AREA - 9.21 SQ.M.
9.21 X 2 = 18.42 SQ.M.
ADD.LIFT AREA
2.10 X 2.10 X 2 = 8.82 SQ.M.
TOTAL B/UP AREA =
G.FLR + STAIR CASE + LIFT.
142.94 +18.42 + 8.82 = 170.18 SQ.M.



(UNIT NO 1,2 & 3)
TYPICAL 1,2,3 & 4th
FLOOR AREA DIAGRAM

BLOCK AREA
17.95 X 37.33 = 670.07 SQ.M.
DEDUCTION
1] 2.94 X 10.30 X 4 = 121.128 SQ.M.
2] 2.85 X 2.66 X 1 = 07.58 SQ.M.
3] 1.80 X 1.80 X 2 = 06.48 SQ.M.
4] 1.00 X 1.75 X 2 = 03.50 SQ.M.
5] 2.85 X 2.85 X 2 = 16.25 SQ.M.
6] 1.30 X 3.05 X 4 = 15.86 SQ.M.
7] 4.40 X 2.95 X 2 = 25.96 SQ.M.
8] 2.55 X 1.85 X 1 = 4.72 SQ.M.
9] 2.85 X 3.90 X 1 = 11.12 SQ.M.
10] 0.70 X 0.95 X 2 = 1.33 SQ.M.
11] 1.30 X 4.43 X 2 = 11.52 SQ.M.
12] 1.20 X 0.20 X 2 = 0.48 SQ.M.
TOTAL = 225.928 SQ.M.

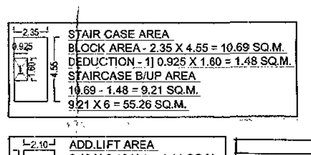
FIRST FLOOR TOTAL B/UP AREA
670.07 - 225.928 = 444.142 SQ.M.
SECOND FLOOR TOTAL B/UP AREA
670.07 - 225.928 = 444.142 SQ.M.
THIRD FLOOR TOTAL B/UP AREA
670.07 - 225.928 = 444.142 SQ.M.
FOURTH FLOOR TOTAL B/UP AREA
670.07 - 225.928 = 444.142 SQ.M.

UNIT NO 1 - TOTAL B/UP AREA
444.142 X 4 = 1776.568 SQ.M.
UNIT NO 2 - TOTAL B/UP AREA
444.142 X 4 = 1776.568 SQ.M.
UNIT NO 3 - TOTAL B/UP AREA
444.142 X 4 = 1776.568 SQ.M.

CARPET AREA STATEMENT
COMMERCIAL CONT'D
BUILDING No-1
GROUND FLOOR.

GROP NO	CARPET AREA
1	9.81 M²
2	3.69 M²
3	8.64 M²
4	9.55 M²
5	9.81 M²
6	16.85 M²
7	5.71 M²
8	5.71 M²
9	12.60 M²
10	9.81 M²
11	12.46 M²
12	12.46 M²
13	9.24 M²
TOTAL	125.71 M²

TOTAL CARPET AREA
= 125.71 M²



STAIR CASE AREA
BLOCK AREA - 2.35 X 4.55 = 10.69 SQ.M.
DEDUCTION - 1] 0.925 X 1.60 = 1.48 SQ.M.
STAIRCASE B/UP AREA
10.69 - 1.48 = 9.21 SQ.M.
9.21 X 6 = 55.26 SQ.M.

ADD.LIFT AREA
2.10 X 2.10 X 1 = 4.41 SQ.M.
4.41 X 6 = 26.46 SQ.M.

AREA STATEMENT

	RESIDENTIAL	COMMERCIAL	TOTAL
BUILDING NO - 1	1808.808 M²	142.940 M²	1946.748 M²
BUILDING NO - 2	1808.808 M²	—	1808.808 M²
BUILDING NO - 3	1808.808 M²	—	1808.808 M²
TOTAL	5426.424 M²	142.940 M²	5569.364 M²

TOTAL PROPOSED BUILTUP AREA = 5569.364 M²

CARPET AREA STATEMENT
UNIT-2

Building/ Floor no	Flat no	Floor area of all rooms including kitchen (Excluding area under wall)	Floor area of Bathroom/W.C./ Toilet/Passage etc. Excluding area under walls)	Floor area of Balconys Excluding area under walls)	Flat B/UP Area
1- A	101,201, 301,401	40.06 SQ.M.	5.19 SQ.M.	7.36 SQ.M.	50.18 SQ.M.
	102,202, 302,402	42.04 SQ.M.	5.19 SQ.M.	6.62 SQ.M.	52.09 SQ.M.
	103,203, 303,403	39.38 SQ.M.	4.69 SQ.M.	5.86 SQ.M.	48.93 SQ.M.
	104,204, 304,404	37.41 SQ.M.	4.69 SQ.M.	5.86 SQ.M.	46.97 SQ.M.
1- B	101,201, 301,401	37.41 SQ.M.	4.69 SQ.M.	5.86 SQ.M.	46.97 SQ.M.
	102,202, 302,402	39.38 SQ.M.	4.69 SQ.M.	5.86 SQ.M.	48.93 SQ.M.
	103,203, 303,403	40.20 SQ.M.	4.26 SQ.M.	4.50 SQ.M.	49.73 SQ.M.
	104,204, 304,404	38.79 SQ.M.	4.26 SQ.M.	4.50 SQ.M.	47.76 SQ.M.

CARPET AREA STATEMENT
UNIT- 1

Building/ Floor no	Flat no	Floor area of all rooms including kitchen (Excluding area under wall)	Floor area of Bathroom/W.C./ Toilet/Passage etc. Excluding area under walls)	Floor area of Balconys Excluding area under walls)	Flat B/UP Area
1- A	101,201, 301,401	40.06 SQ.M.	5.19 SQ.M.	7.36 SQ.M.	50.18 SQ.M.
	102,202, 302,402	42.04 SQ.M.	5.19 SQ.M.	6.62 SQ.M.	52.09 SQ.M.
	103,203, 303,403	39.38 SQ.M.	4.69 SQ.M.	5.86 SQ.M.	48.93 SQ.M.
	104,204, 304,404	37.41 SQ.M.	4.69 SQ.M.	5.86 SQ.M.	46.97 SQ.M.
1- B	101,201, 301,401	37.41 SQ.M.	4.69 SQ.M.	5.86 SQ.M.	46.97 SQ.M.
	102,202, 302,402	39.38 SQ.M.	4.69 SQ.M.	5.86 SQ.M.	48.93 SQ.M.
	103,203, 303,403	40.20 SQ.M.	4.26 SQ.M.	4.50 SQ.M.	49.73 SQ.M.
	104,204, 304,404	38.79 SQ.M.	4.26 SQ.M.	4.50 SQ.M.	47.76 SQ.M.

CARPET AREA STATEMENT
UNIT- 3

Building/ Floor no	Flat no	Floor area of all rooms including kitchen (Excluding area under wall)	Floor area of Bathroom/W.C./ Toilet/Passage etc. Excluding area under walls)	Floor area of Balconys Excluding area under walls)	Flat B/UP Area
1- A	101,201, 301,401	40.06 SQ.M.	5.19 SQ.M.	7.36 SQ.M.	50.18 SQ.M.
	102,202, 302,402	42.04 SQ.M.	5.19 SQ.M.	6.62 SQ.M.	52.09 SQ.M.
	103,203, 303,403	39.38 SQ.M.	4.69 SQ.M.	5.86 SQ.M.	48.93 SQ.M.
	104,204, 304,404	37.41 SQ.M.	4.69 SQ.M.	5.86 SQ.M.	46.97 SQ.M.
1- B	101,201, 301,401	37.41 SQ.M.	4.69 SQ.M.	5.86 SQ.M.	46.97 SQ.M.
	102,202, 302,402	39.38 SQ.M.	4.69 SQ.M.	5.86 SQ.M.	48.93 SQ.M.
	103,203, 303,403	40.20 SQ.M.	4.26 SQ.M.	4.50 SQ.M.	49.73 SQ.M.
	104,204, 304,404	38.79 SQ.M.	4.26 SQ.M.	4.50 SQ.M.	47.76 SQ.M.

[TYPICAL UNIT NO 1,2&3]
BALCONY AREA STATEMENT

	1st Floor	2nd Floor	3rd Floor	4th Floor
PERMISSIBLE 15%	(444.142 x 15%) 66.60 SQ.M.	(444.142 x15%) 66.60 SQ.M.	(444.142 x15%) 66.60 SQ.M.	(444.142 x 15%) 66.60 SQ.M.
PROPOSED BALC.	(51.66 X 1) = 51.66	(51.66 X 1) = 51.66	(51.66 X 1) = 51.66	(51.66 X 1) = 51.66
EXCESS BALC.	Nil.	Nil.	Nil.	Nil.

PARKING AREA STATEMENT

S.NO	Tenement having carpet area upto 50sq.m	NO OF 4 WHEELER 1 /PER 3 TENEMENT	NO OF SCOOTER /PER 4 TENEMENT	NO OF BICYCLE /PER 4 TENEMENT
01	96 NO	96/4 X 1 = 32	96/4 X 03 = 96	96/4 X 03 = 96
	TOTAL REQUIRED	32 NOS	96 NOS	96 NOS

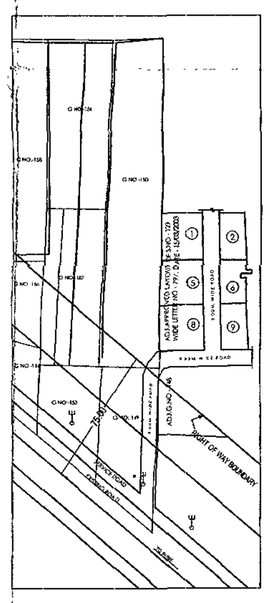
PLOT AREA STATEMENT
1] PLOT NO -1 = 528.64 SQ.M. [AMENITY PLOT]
2] PLOT NO -2 = 4229.29 SQ.M.[RESIDENTIAL PLOT]
3] PLOT NO -3 = 528.64 SQ.M. [OPEN SPACE]
TOTAL PLOT AREA = 5286.57 SQ.M.

AREA STATEMENT

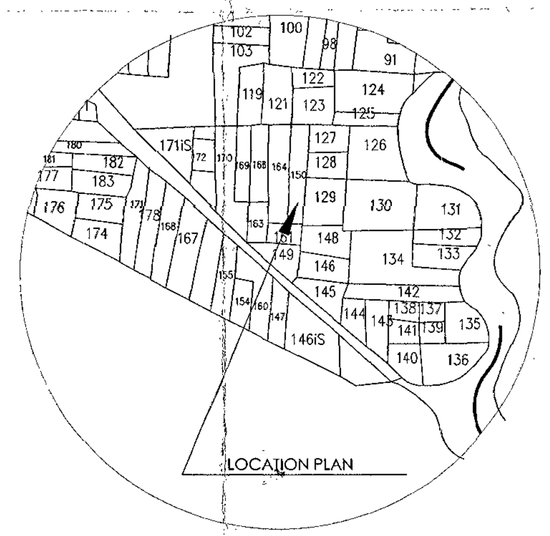
TYPE	G.FLR.	F.FLR.	S.FLR.	T.FLR.	F.FLR.	TOTAL
UNIT NO - 1	170.18	444.142	444.142	444.142	444.142	1946.748
UNIT NO - 2	27.24	444.142	444.142	444.142	444.142	1803.808
UNIT NO - 3	27.24	444.142	444.142	444.142	444.142	1803.808
TOTAL	224.66	1332.426	1332.426	1332.426	1332.426	5554.364

AREA STATEMENT

BUILDING 1 = 1946.748 SQ.M.
BUILDING 2 = 1803.808 SQ.M.
BUILDING 3 = 1803.808 SQ.M.
TOTAL = 5554.364 SQ.M.
TOTAL PROPOSED BUILT UP AREA = 5554.364 SQ. MT.



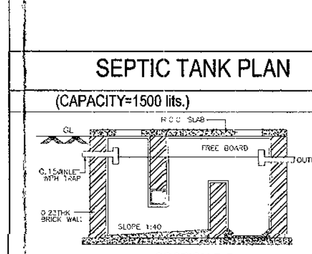
KEY PLAN
scale - NTS



LOCATION PLAN

LOCTION PLAN
scale - NTS

SEPTIC TANK PLAN
(CAPACITY=1500 lits.)

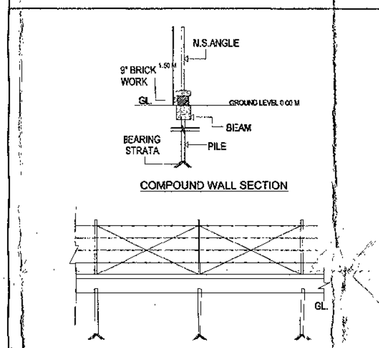


SECTION B-B

RAIN WATER HARVESTING

SCALE-N.T.S.

COMPOUND WALL ELEVATION



COMPOUND WALL SECTION

NOTE'S
*PLOT BOUNDRY SHOWN IN THICK BLACK.
*PROPOSED WORK SHOWN IN RED.
*DRAINAGE LINE SHOWN IN DOTTED RED.
*EXTERNAL WALL 0.15M. THICK.
*INTERNAL WALL 0.10M. THICK.

SCHEDULE OF OPENING

S.NO.	TYPE	SIZE	DESCRIPTION
1.	D	0.95X2.10	T. W. PANELLED DOOR
2.	D1	0.90X2.10	T. W. PANELLED DOOR
3.	D2	0.75X2.10	T. W. PANELLED DOOR
4.	FD	1.50 X2.10	T. W. PANELLED DOOR
5	W	0.90 X 1.20	ALU. SLIDING WINDOW
6	W1	1.20 X 1.20	ALU. SLIDING WINDOW
7	W2	0.45 X1.2	ALU. SLIDING WINDOW
8	V	0.60X0.90	ALUMINUM VENTILATOR

CERTIFICATE OF AREA
CERTIFIED THAT THE PLOT UNDER REFERANCE WAS SURVEYED BY ME ON / /2020 AND DIMENSION OF SIDES ETC. OF THE PLOT STATED ON PLAN ARE AS MEASURED ON SITE AND THE AREA SO WORKED OUT TALLIES WITH AREA STATED IN DOCUMENT OF 7/12 EXTRACT.

SIGN. OF LICENCED ARCHITECT

ROAD CERTIFICATE
CERTIFIED THAT THE WIDTH OF THE EXISTING ROAD COMING FROM ADJOINING APPROVED LAY OUT OF G.NO - 150 ,PLOT NO - OF VILLAGE - PALSE, TAL & DIST.-NASHIK IS AVAILABLE ON SITE.

SIGN. OF LICENCED ARCHITECT

SHEET.NO 1/2

STAMP OF APPROVAL

Approved as amended in ...
subject to conditions mentioned in Annuxure 'A'
of letter No. ...
Dated ...

DEPUTY METROPOLITAN PLANNER
Nashik Metropolitan Region Development Authority,Nashik

S.NO. (A) AREA STATEMENT	AREA IN SQ.M.
1. AREA OF THE (7/12 EXTRACT) 1419/1/2A+1419/22A	5500.00
2. ROAD WIDENING AREA	313.51
3. NET AREA OF PLOT FOR F.S.I. CALCULATION	5286.49
4. LESS AMENITY SPACE 10% - AMENITY PLOT	528.60
5. NET AREA OF PLOT FOR F.S.I CALCULATION	4282.10
6. PERMISSIBLE F.S.I.	1.20
7. PERMISSIBLE B/UP AREA	5138.52
8. ADDITION FOR F.S.I. PURPOSE TDR	-
NET PLOT AREA 20% PREMIUM	856.42
9. TOTAL AREA (5 + 8)	5994.94
10. EXISTING B/UP AREA	-
11. PROPOSED B/UP AREA	5554.364
12. EXCESS BALCONY AREA TAKEN IN F.S.I. (AS PER S/ C BELOW)	NIL
13. TOTAL B/UP AREA (10+11+12)	5554.364
14. F.S.I CONSUMED (11/9)	0.92<1

S.NO (B) BALCONY AREA STATEMENT	AREA IN SQ.M.
A) BALCONY AREA PER FLOOR OF TYP BUILDING 'A'	SHOW IN PLAN
a) PERMISSIBLE BALCONY AREA PER FLOOR	
b) PROPOSED BALCONY AREA PER FLOOR	
c) EXCESS BALCONY AREA	-
S.NO (C) T.D.R.	AREA IN SQ.M.
A) PERMISSIBLE	-
a) PROPOSED TO BE UTILISED	-
S.NO (D) PARKING STATEMENT	AREA IN SQ.M.
A) PARKING REQUIRED	SHOW IN PLAN
i) CAR	
a) SCOOTER/ MOTOR CYCLE	
ii) CYCLE	
B) GARAGES PERMISSIBLE	-
C) GARAGES PROPOSED	-
i) SCOOTER/ MOTOR CYCLE	-
ii) CAR	-
iii) CYCLE	-

PROPOSAL

GROUP HOUSING SCHEME RESIDENTIAL & COMMERCIAL BUILDING PLAN OF PLOT NO - 1 IN G.NO.150 ,VILLAGE PALSE TAL & DIST. NASHIK.

FOR :- BALDEOSINGH BAGGA

LETTER OF APPOINTMENT

SHRI BALDEOSINGH BAGGA HAVE APPOINTED MUKUL S.PATIL AS ARCHITECT FOR THE PROPOSED BUILDING PLAN FOR RESIDENTIAL GROUP HOUSING IN PLOT NO - , G.NO.-150 OF VILLAGE - PALSE, TAL.& DIST.-NASHIK.

OWNER SIGN

OWNERS CONFIRMATION

I/WE CONFIRM THE ABOVE STATEMENT AND SHALL BE RESPONSIBLE FOR THE EXECUTION OF WORK AS PER SANCTIONED PLAN OF N.M.C.IN ALL RESPECT.

STRUCTURAL ENGG. SIGN | OWNER'S SIGNATURE

ARCHITECT
MUKUL S PATIL Reg.No.CA / 94 / 17735
OFFICE NO- 6, FIRST FLOOR,
BHAGWANT PARK, OPPOSITE DUTTA MANDIR,
DUTA MANDIR ROAD, NASIK ROAD.- 422101.
PHONE : 2466264.

JOB NO -
SCALE - AS SHOWN
DATE -

ARCHITECT SIGNATURE