

ARCHITECTS & ENGR. & GOVT. VALUERS  
A-210, SONA SHOPPING CENTRE  
EXISTING BUILDING, TILAK PATH, NASHIK - 422 001

BUILDING NO	FLOOR	AREA	TOTAL FLOOR AREA OF EXISTING BUILDING	USE OR OCCUPANCY OF FLOORS
PROPOSED BUILDING				
BUILDING NO	FLOOR	AREA	TOTAL AREA OF PROPOSED WORK	USE OR OCCUPANCY OF FLOORS

**PROFORMA I**

**A. Area statement**

1	Area of plot	301.01
2	Deductions for	
	(a) Road acquisition area	
	(b) Proposed Road	
	(c) Any reservation	
	Total (a + b + c)	
3	Net gross area of plot (1-2)	301.01
4	Deductions for	
	(a) Recreation ground as per Rule No. 3	
	(b) Internal roads Total (a + b)	
5	Net area of plots (3 - 4)	301.01
6	Addition for F S I (total built up area) purpose	
	(a) 100% of setback area	
7	Total area (5 + 6)	301.01
8	Total F S I permissible	1.00
9	Permissible Total Floor area (7 x 8)	301.01
10	Existing floor area	
11	Proposed area	
12	Excess balcony area taken in total floor area calculation (as per B(c) Below)	212.33
13	Total Built-up area proposed (10 + 11 + 12)	212.33
14	Total Built up area consumed (13/7)	0.67

**B. A - Balcony area statement**

(a)	Permissible balcony area per floor	
(b)	Proposed balcony area per floor	17.10
(c)	Excess balcony area (Total)	11.24

**C. Tenement Statement**

(a)	Net area of plot item (7) above	301.01
(b)	Less - deduction of non-residential area (shops, etc.)	NIL
(c)	Area of tenements (a - b)	301.01
(d)	Tenements permissible (as per 60/80/100 per acre) 150/200/250 per Ha	3.67
(e)	Tenements Proposed	3.00

**D. Parking Statement**

(a)	Parking required by Rule	
(b)	Garages permissible	
(c)	Garages proposed	
(d)	Total Parking provided	

**E. Loading/unloading statement**

	Loading/unloading required	
	Total loading/unloading provided	

TRUE COPY  
APPROVED FROM THE OFFICE  
OF THE... 820.....01a... 4.11-1995

NASHIK-42200

*P. Bhogé*  
PRAKASH BHOGÉ & ASSOCIATES  
ARCHITECTS & ENGR. & GOVT. VALUERS)  
A-210, SONA SHOPPING CENTRE,  
TILAK PATH, NASHIK - 422 001.

APPROVING AUTHORITY

PROPOSED REVISED PLAN FOR  
USH: KIRAN CO OP HSG, STY,  
ON PLOT NO. 65 S. NO. 746/1 B  
F. P. NO. 5-7 T.P.S NO. II AT NASHIK  
FOR SHRI C C ITHAPE & SHRI  
P. M. KAPOTE

OWNERS SIGN

*Shri C C Ithape*  
*Shri P M Kapote*

NOTES:

- 1) PLOT BOUNDARY SHOWN IN RED COLOUR.
- 2) PROPOSED BUILDING SHOWN IN PINK COLOUR.
- 3) DRAWING LINE SHOWN IN YELLOW COLOUR.
- 4) THIS DRAWING IS COPY RIGHT. IT IS THE PROPERTY OF M/S PRAKASH BHOGÉ & ASSOCIATES AND IS NOT TO BE REPRODUCED COPIED HANDED OVER TO A THIRD PARTY OR USED FOR ANY PURPOSE OTHER THAN THAT FOR WHICH IT HAS BEEN LOANED.



OFFICE: 78398  
PHONE- RESI. : 73589

ARCH / ENGR'S SIGN

m/s. prakash bhoge  
& associates

ARCHITECTS & ENGINEERS

A-210, SECOND FLOOR, SONA SHOPPING CENTRE, TILAK PATH, NASHIK-422001.

DRN. BY: AVINASH

JOB NO.:

DATE: 11-03-95

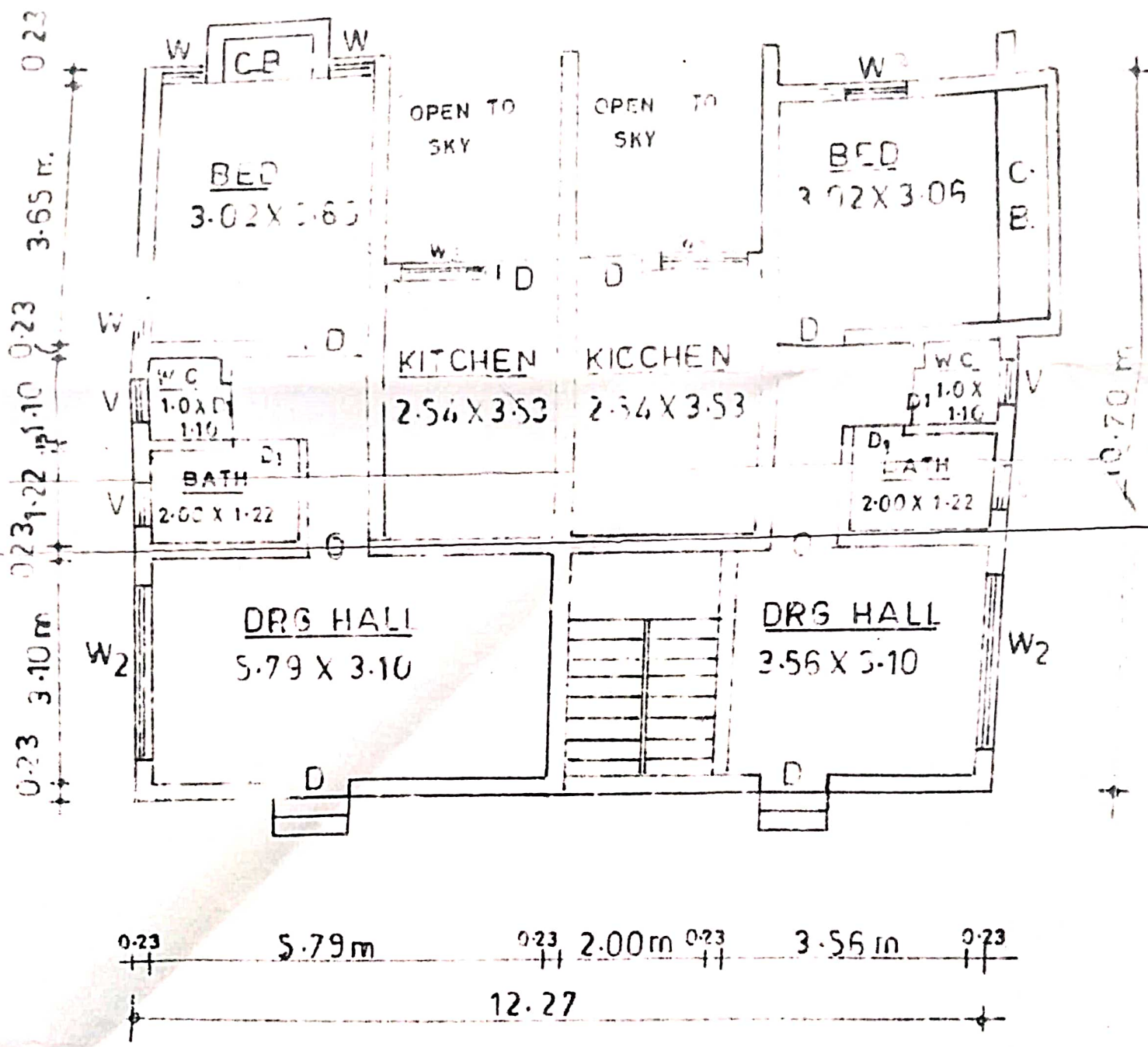
DRG. NO.:

REVISION

R1

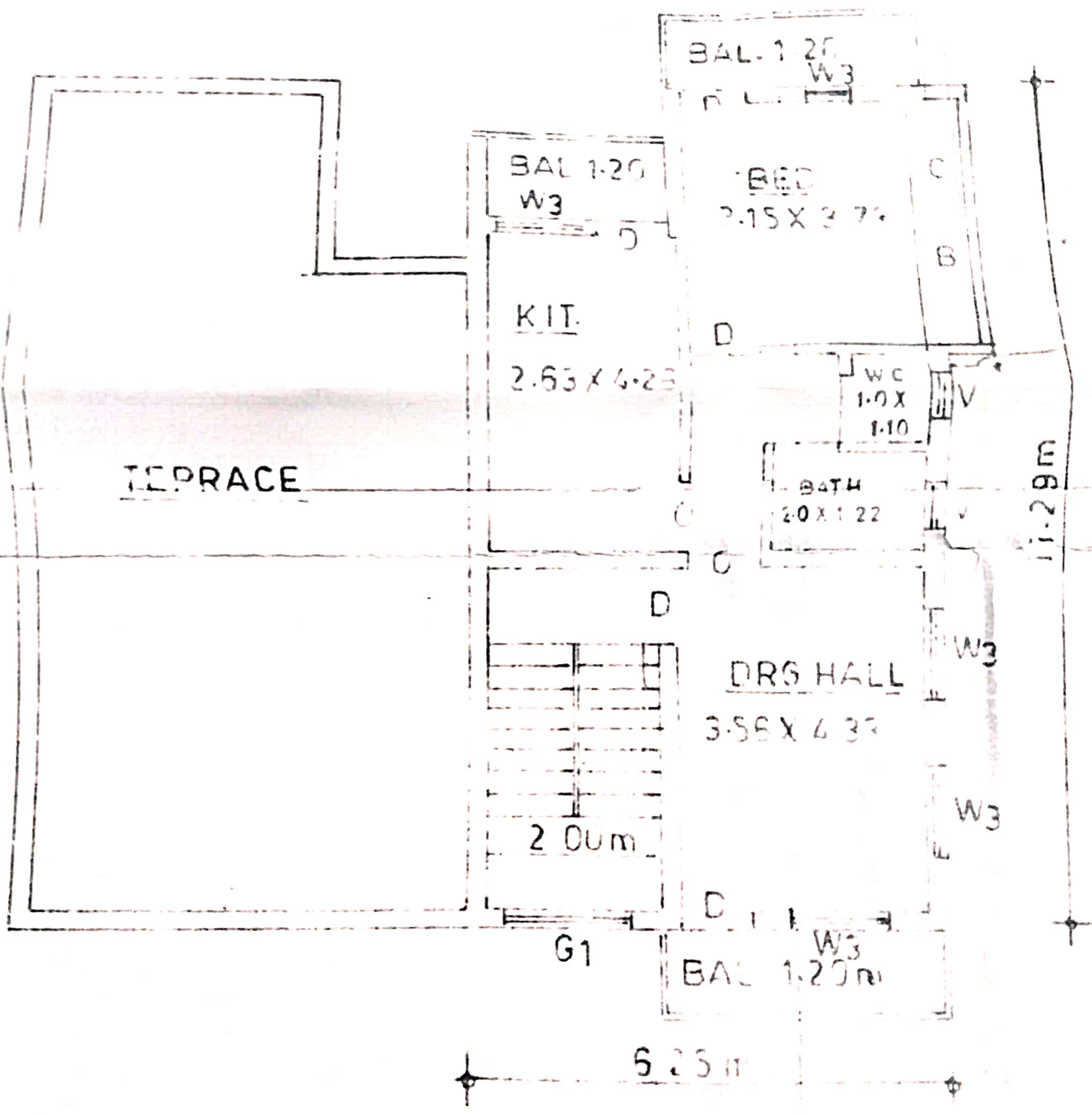
R2

R3

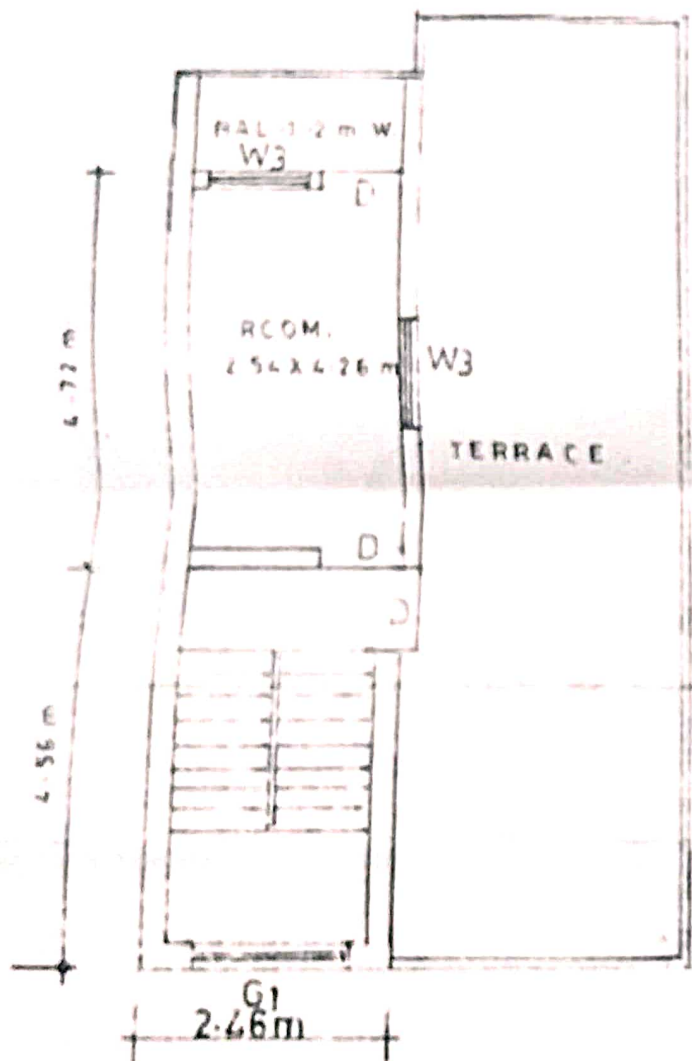


**GROUND FLOOR PLAN**

**SCALE 1:100**



FIRST FLOOR PLAN



SECOND FLOOR PLAN



GROUND FLOOR AREA

PART (I)

$1 \times 6.135 \times 11.29 = 69.29 \text{ m}^2$

DEDUCTIONS

A)  $1 \times 2.92 \times 2.54 = (-) 7.42 \text{ m}^2$

B)  $1 \times 0.94 \times 1.15 = (-) 1.08 \text{ m}^2$

NET BUILT UP AREA = 60.79 m<sup>2</sup>

PART (II)

$1 \times 6.135 \times 11.29 = 69.29 \text{ m}^2$

DEDUCTIONS

A)  $1 \times 2.09 \times 2.54 = (-) 5.31 \text{ m}^2$

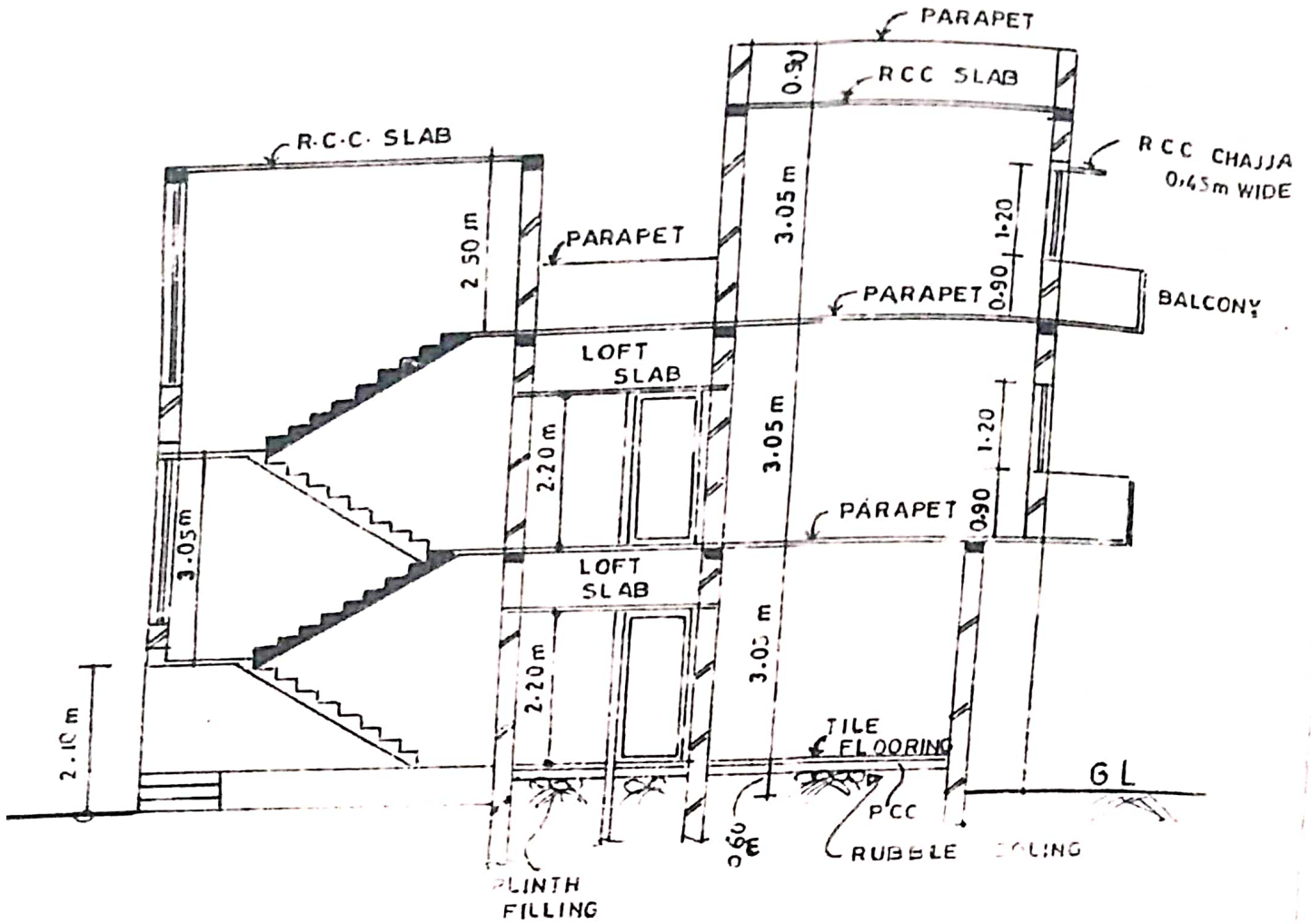
B)  $1 \times 0.94 \times 1.15 = (-) 1.08 \text{ m}^2$

C)  $1 \times 3.48 \times 0.59 = (-) 2.05 \text{ m}^2$

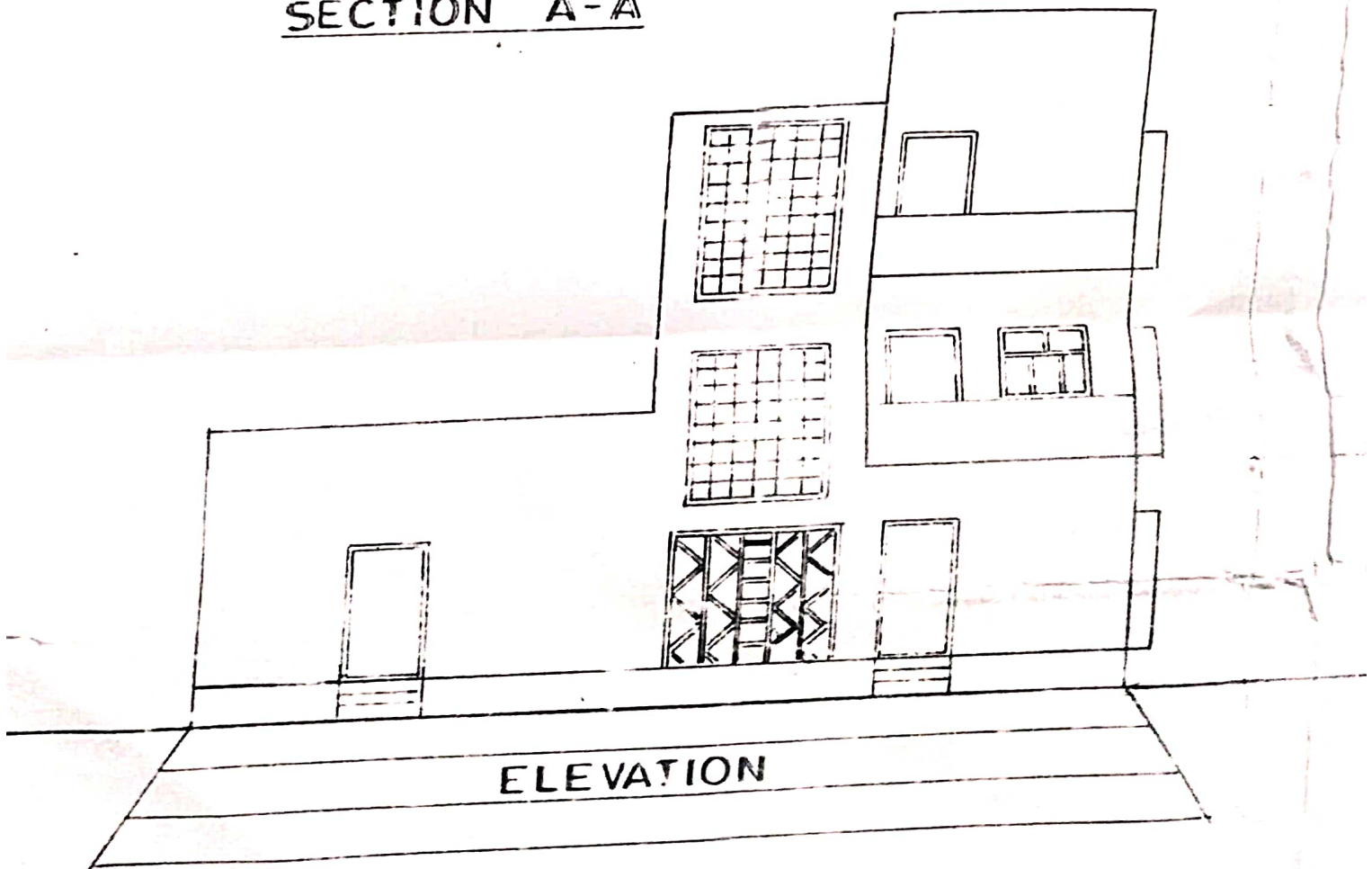
60.84 m<sup>2</sup>

TOTAL GF AREA  $60.79 + 60.84$

121.70 m<sup>2</sup>

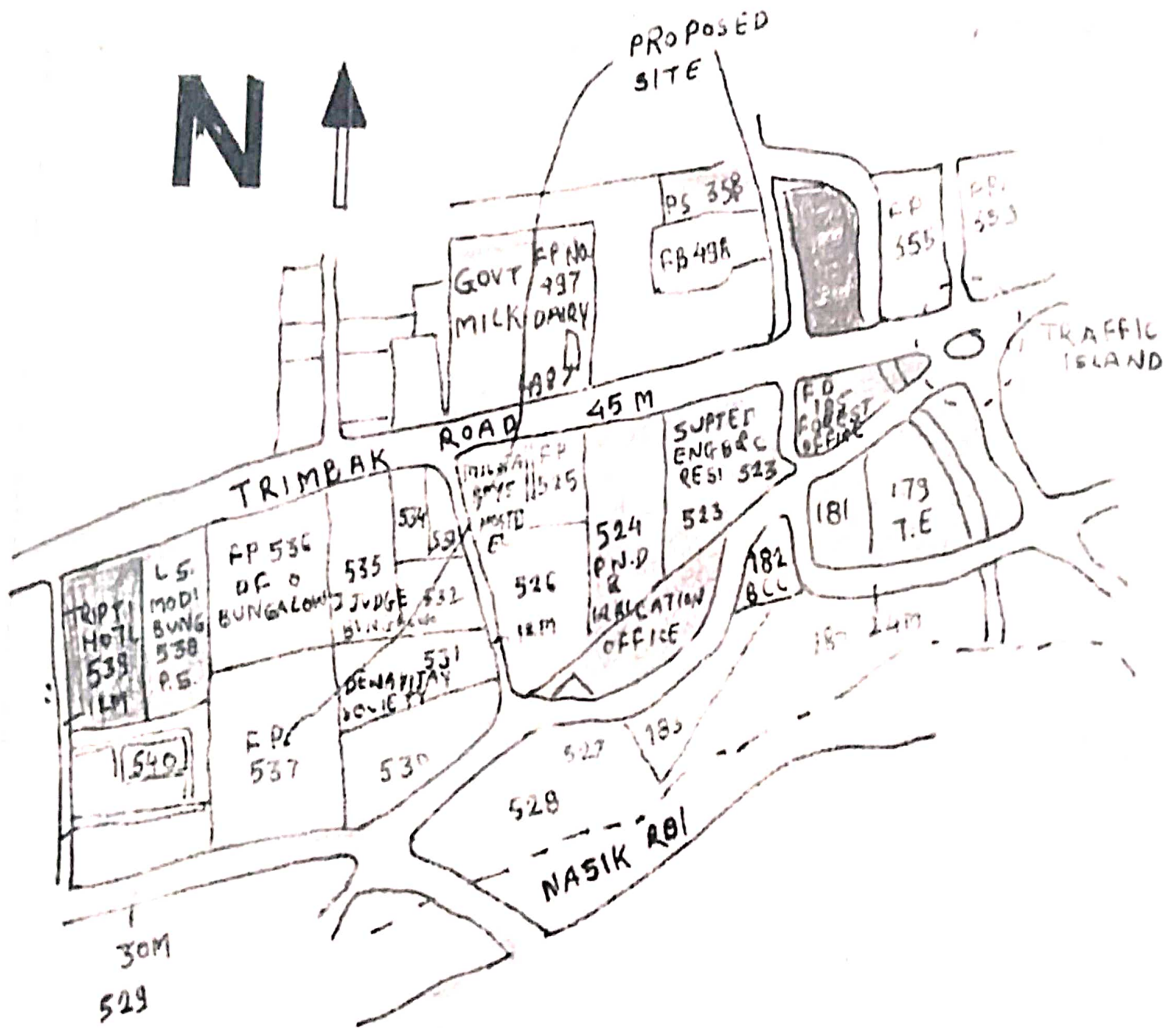


SECTION A-A



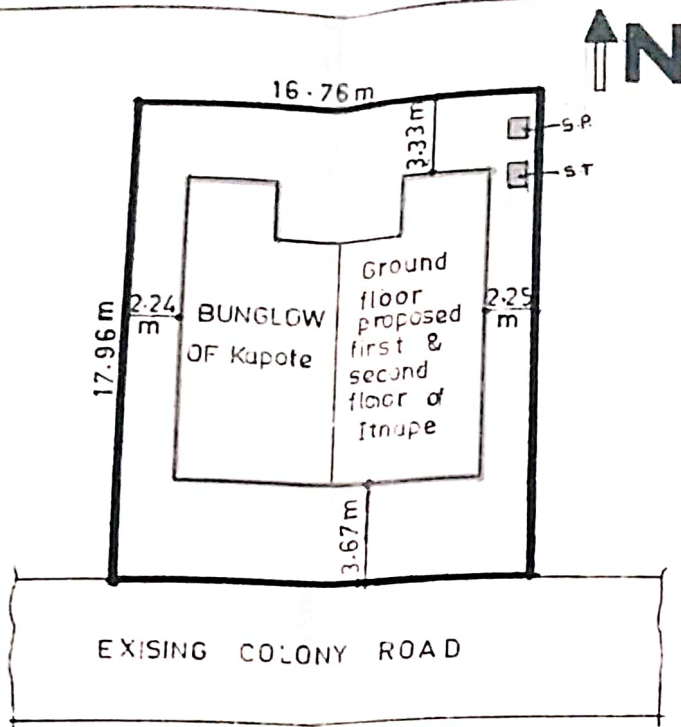
ELEVATION

N



# LOCATION PLAN

SCALE 1:10 000



**SITE PLAN**

SCALE 1:250

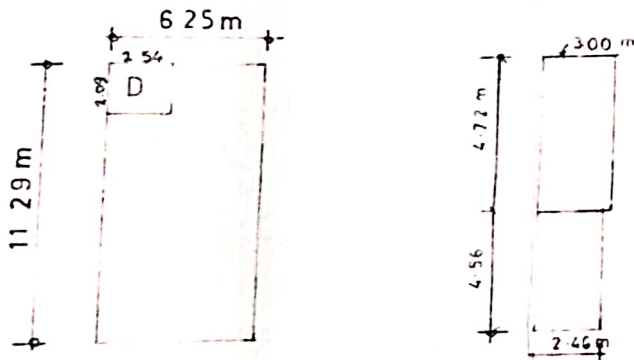
**SCHEDULE OF DOORS & WINDOWS**

S NO	TYPE	SIZE	DESCRIPTION
1	D	0.90 X 2.10	T.W. PANELLED
2	D1	0.75 X 2.10	
3	G	2.00 X 2.10	COLLAPSIBLE GATE
4	W	0.50 X 1.20	T.W. GLAZED
5	W1	0.90 X 1.20	
6	W2	2.40 X 1.20	
7	W3	1.20 X 1.20	
8	W4	1.20 X 0.90	
9	V	0.60 X 0.60	VENTILATOR
10	G1	1.50 X 2.00	R.C.C. GRILL

**REF OF APPROVALS**

- 1) T.P./69 OF 26/6/81
- 2) B.P. NO. 361 OF 9/7/85
- 3) B.P. NO. 53 OF 12/4/89

**AREA DIAGRAM & CALCULATION**



**FIRST FLOOR (PROPOSED)**

$1 \times 6.25 \times 11.29 = 70.56 \text{ m}^2$

DEDUCTIONS

D)  $1 \times 2.54 \times 2.09 = (-5.31 \text{ m}^2)$

NET AREA =  $65.25 \text{ m}^2$

**SECOND FLOOR (PROPOSED)**

PROPOSED B.U.P. AREA

$1 \times 4.56 \times 2.46 = 11.22 \text{ sqm}$

$1 \times 4.72 \times 2.09 = 9.86 \text{ sqm}$

TOTAL NET AREA =  $25.38 \text{ m}^2$

**BALCONY AREA**

$12.27 + 12.27 + 11.29 + 11.29$

$2.09 + 2.09 = 51.30 \text{ m}$   
(periphery)

$\frac{51.30}{3} = 17.10 \text{ m per floor}$

Total proposed balcony length =  $11.24 \text{ m}$

TOTAL BUILT UP AREA  $121.70 + 65.25 + 25.38$

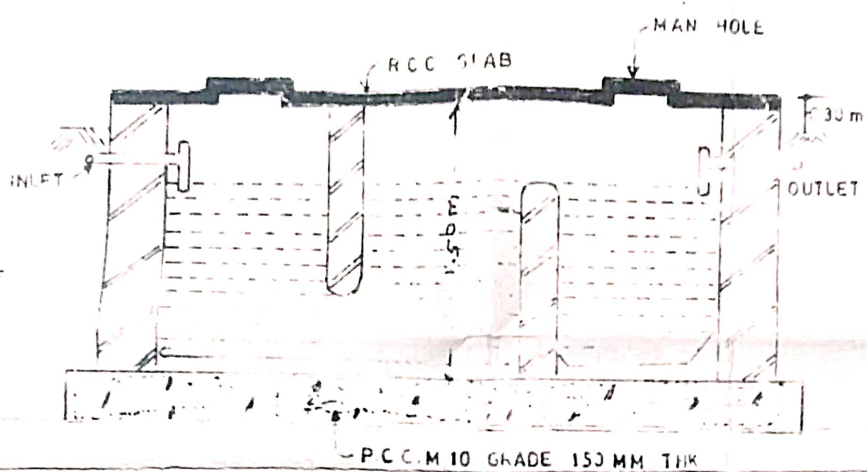
$212.33 \text{ m}^2$

**CERTIFICATE OF AREA**

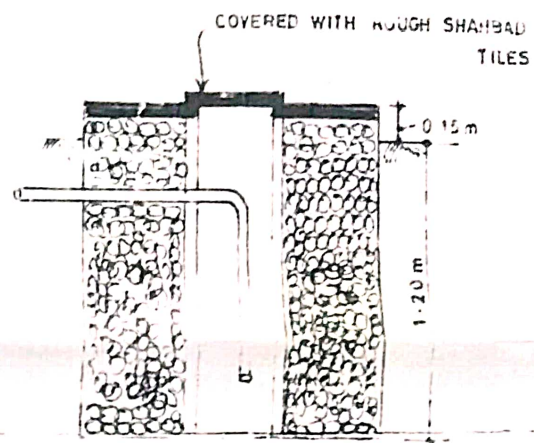
Certified that the plot under reference was surveyed by me on and the dimension of the plot stated on plan are as measured on site and area so worked out tallies with the area stated in documents of owner ship/ T. P. Act.

Sign of Arch/ Engg

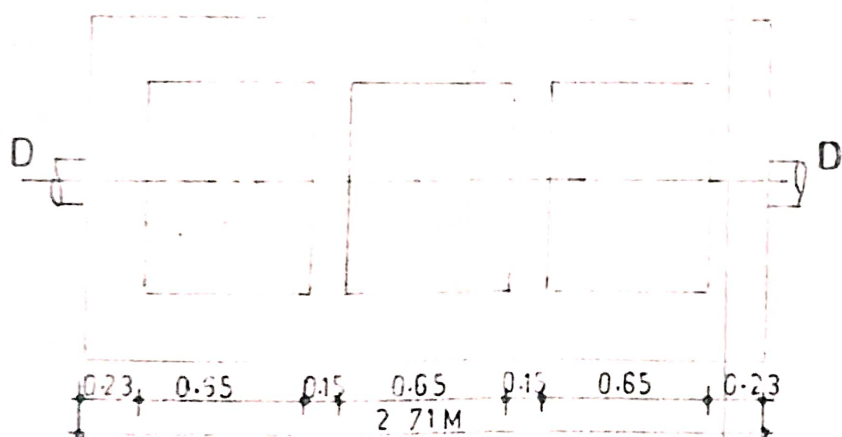




SECTION D D

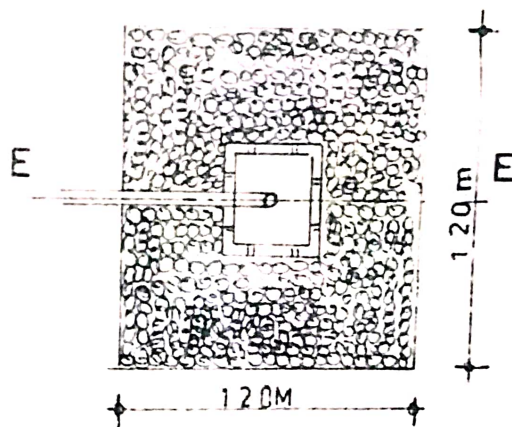


SECTION E E

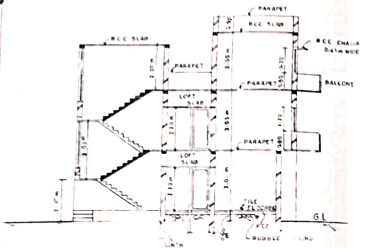


SEPTIC TANK

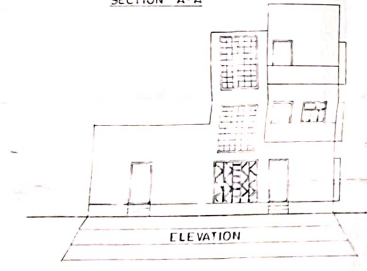
SCALE 1:25



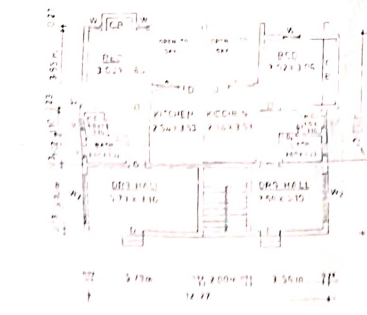
SOAK PIT



SECTION A-A



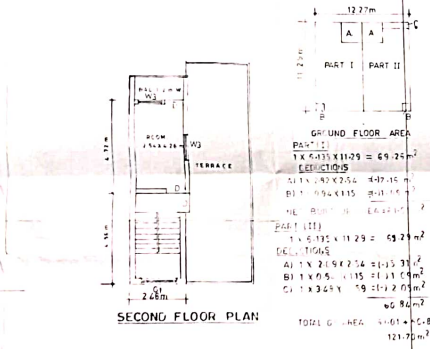
ELEVATION



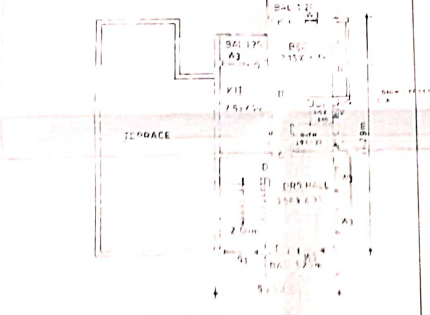
GROUND FLOOR PLAN  
SCALE 1:100



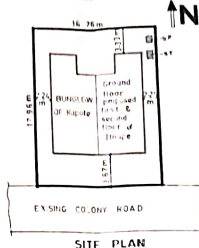
LOCATION PLAN  
SCALE 1:1000



SECOND FLOOR PLAN

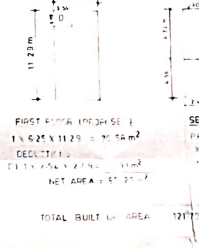


FIRST FLOOR PLAN



SITE PLAN  
SCALE 1:100

AREA DIAGRAM & CALCULATION



CERTIFICATE OF AREA

Confirmed that the plan user reference has complied with the code and the provision of the plan. The area is as shown in the plan and area enclosed by the plan is as shown in the plan. T.P. Act

SCHEDULE OF DOORS & WINDOWS

S.NO	TYPE	SIZE	DESCRIPTION
1	D	0.90 X 2.10	T.W. PANEL LIT
2	Di	0.75 X 2.10	
3	G	2.00 X 2.10	COLLAPSIBLE GATE
4	W	0.60 X 2.10	T.W. GLAZED
5	W	0.60 X 2.10	
6	W	2.40 X 2.10	
7	W	1.20 X 2.10	
8	W	1.20 X 2.10	
9	W	0.60 X 2.10	
10	W	0.60 X 2.10	

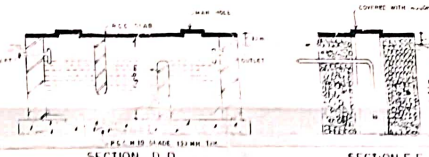
REF OF APPROVALS  
1) T.P. Act of 26/5/81  
2) B.P. NO. 361 of 9/7/85  
3) B.P. NO. 53 of 12/6/89

PROFORMA

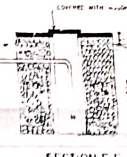
Sl. No.	Description	Rate	Amount
1	Area Statement	50 M	
2	Area Statement	331.01	
3	Area Statement	850.00	
4	Area Statement	4.00	
5	Area Statement	1.00	
6	Area Statement	1.00	
7	Area Statement	1.00	
8	Area Statement	1.00	
9	Area Statement	1.00	
10	Area Statement	1.00	
11	Area Statement	1.00	
12	Area Statement	1.00	
13	Area Statement	1.00	
14	Area Statement	1.00	
15	Area Statement	1.00	
16	Area Statement	1.00	
17	Area Statement	1.00	
18	Area Statement	1.00	
19	Area Statement	1.00	
20	Area Statement	1.00	
21	Area Statement	1.00	
22	Area Statement	1.00	
23	Area Statement	1.00	
24	Area Statement	1.00	
25	Area Statement	1.00	
26	Area Statement	1.00	
27	Area Statement	1.00	
28	Area Statement	1.00	
29	Area Statement	1.00	
30	Area Statement	1.00	
31	Area Statement	1.00	
32	Area Statement	1.00	
33	Area Statement	1.00	
34	Area Statement	1.00	
35	Area Statement	1.00	
36	Area Statement	1.00	
37	Area Statement	1.00	
38	Area Statement	1.00	
39	Area Statement	1.00	
40	Area Statement	1.00	
41	Area Statement	1.00	
42	Area Statement	1.00	
43	Area Statement	1.00	
44	Area Statement	1.00	
45	Area Statement	1.00	
46	Area Statement	1.00	
47	Area Statement	1.00	
48	Area Statement	1.00	
49	Area Statement	1.00	
50	Area Statement	1.00	

Sl. No.	Description	Rate	Amount
1	Area Statement	50 M	
2	Area Statement	331.01	
3	Area Statement	850.00	
4	Area Statement	4.00	
5	Area Statement	1.00	
6	Area Statement	1.00	
7	Area Statement	1.00	
8	Area Statement	1.00	
9	Area Statement	1.00	
10	Area Statement	1.00	
11	Area Statement	1.00	
12	Area Statement	1.00	
13	Area Statement	1.00	
14	Area Statement	1.00	
15	Area Statement	1.00	
16	Area Statement	1.00	
17	Area Statement	1.00	
18	Area Statement	1.00	
19	Area Statement	1.00	
20	Area Statement	1.00	
21	Area Statement	1.00	
22	Area Statement	1.00	
23	Area Statement	1.00	
24	Area Statement	1.00	
25	Area Statement	1.00	
26	Area Statement	1.00	
27	Area Statement	1.00	
28	Area Statement	1.00	
29	Area Statement	1.00	
30	Area Statement	1.00	
31	Area Statement	1.00	
32	Area Statement	1.00	
33	Area Statement	1.00	
34	Area Statement	1.00	
35	Area Statement	1.00	
36	Area Statement	1.00	
37	Area Statement	1.00	
38	Area Statement	1.00	
39	Area Statement	1.00	
40	Area Statement	1.00	
41	Area Statement	1.00	
42	Area Statement	1.00	
43	Area Statement	1.00	
44	Area Statement	1.00	
45	Area Statement	1.00	
46	Area Statement	1.00	
47	Area Statement	1.00	
48	Area Statement	1.00	
49	Area Statement	1.00	
50	Area Statement	1.00	

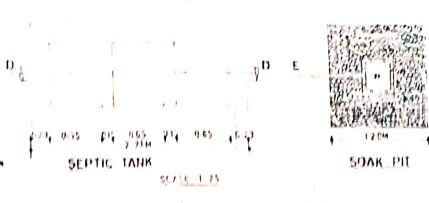
APPROVED BY THE OFFICE OF THE...  
PRAKASH BHOSLE & ASSOCIATES  
ARCHITECTS & ENGINEERS  
10/11, P. NO. 11, S. NO. 11, T. P. ACT  
MUMBAI



SECTION D D



SECTION E E



SEPTIC TANK

SOAK PIT

PROPOSED REVISED PLAN FOR...  
USH. KARAN CO. OP. HSG. TY...  
ON PLOT NO. 15, S. NO. 748, T. P. ACT...  
FOR SHH. CO. THAPE & SHR...  
P. M. CAPITE

APPROVED BY THE OFFICE OF THE...  
PRAKASH BHOSLE & ASSOCIATES  
ARCHITECTS & ENGINEERS  
10/11, P. NO. 11, S. NO. 11, T. P. ACT  
MUMBAI