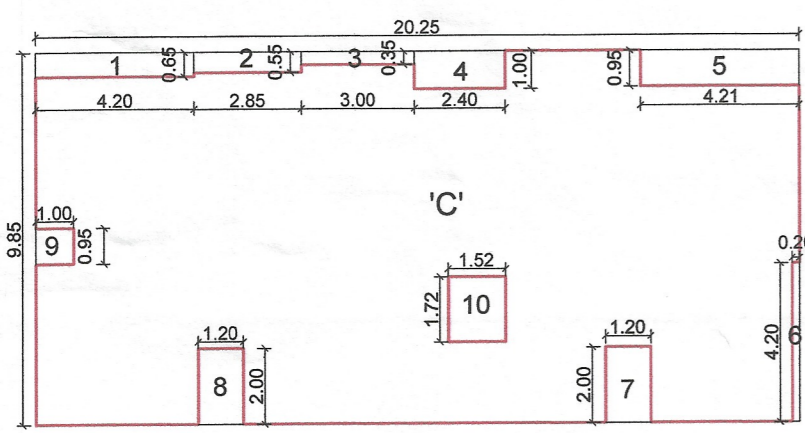
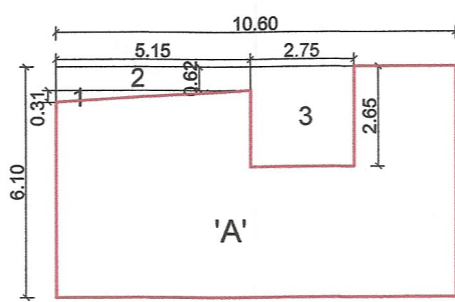


AREA DIAGRAMED & CALCULATION

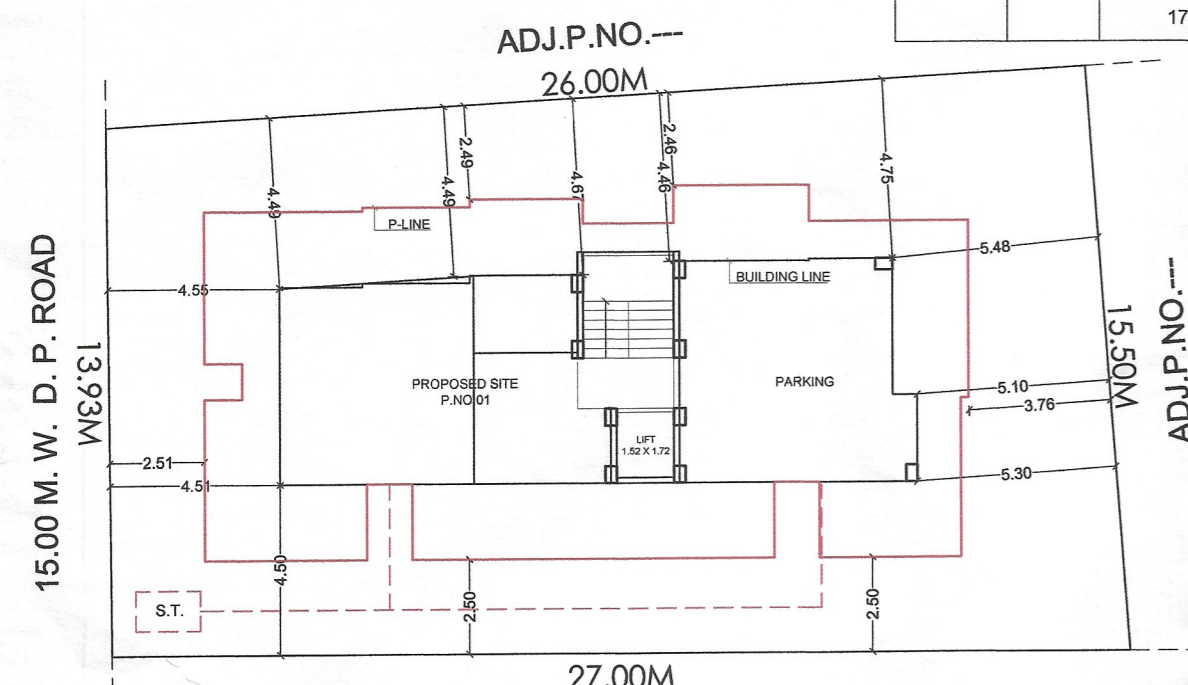


BLOCK 'C'	20.25	X	9.85	X	1.00	X	1	=	199.46
1	4.20	X	0.85	X	1.00	X	1	=	2.73
2	2.85	X	0.85	X	1	X	1	=	1.57
3	3.00	X	0.85	X	1	X	1	=	1.05
4	2.40	X	1.00	X	1	X	1	=	2.40
5	4.21	X	0.95	X	1	X	1	=	4.00
6	0.20	X	4.20	X	1	X	1	=	0.84
7	1.20	X	2.00	X	1	X	1	=	2.40
8	1.20	X	2.00	X	1	X	1	=	2.40
9	1.00	X	0.95	X	1	X	1	=	0.95
10	1.52	X	1.72	X	1	X	1	=	2.61
TOTAL	0.00		0.00		0		0		20.95
NET BUILT UP AREA			199.46		20.95				178.51
TOTAL			178.51		06 FLOORS				1071.08

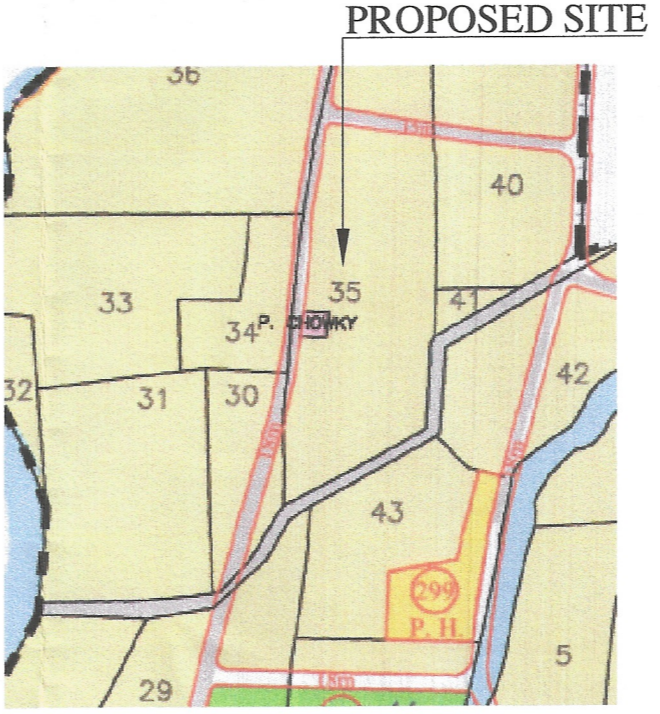


BLOCK 'A'	10.60	X	6.10	X	1.00	X	1	=	64.66
1	5.15	X	0.31	X	1.00	X	2	=	0.80
2	5.15	X	0.82	X	1	X	1	=	3.19
3	2.75	X	2.65	X	1	X	1	=	7.29
TOTAL	0.00		0.00		0		0		11.28
NET BUILT UP AREA			0.00		64.66		11.28		53.68

FORM OF STATEMENT 3						
AREA DETAILS OF APARTMENT						
Building No.	Floor No.	Apartment No.	Carpet area of apartment	Area of Balcony attached to Apartment	Area of Double Height terrace attached to flat	Total Area
(1)	(2)	(3)	(4)	(5)	(6)	(7)
	GROUND FLOOR	SHOP NO.01	25.08	-----	-----	25.08
	LOFT FLOOR		21.18	-----	-----	21.18
TOTAL = 46.26 SQ.M.						
	FIRST TO SIXTH FLOOR	F.NO.101,201,301 401,501,601	62.67	26.01	-----	88.68 X 6 = 532.08
		F.NO.102,202,302 402,502,602	53.03	16.01	-----	69.04 X 6 = 414.24
TOTAL = 946.32 SQ.M.						

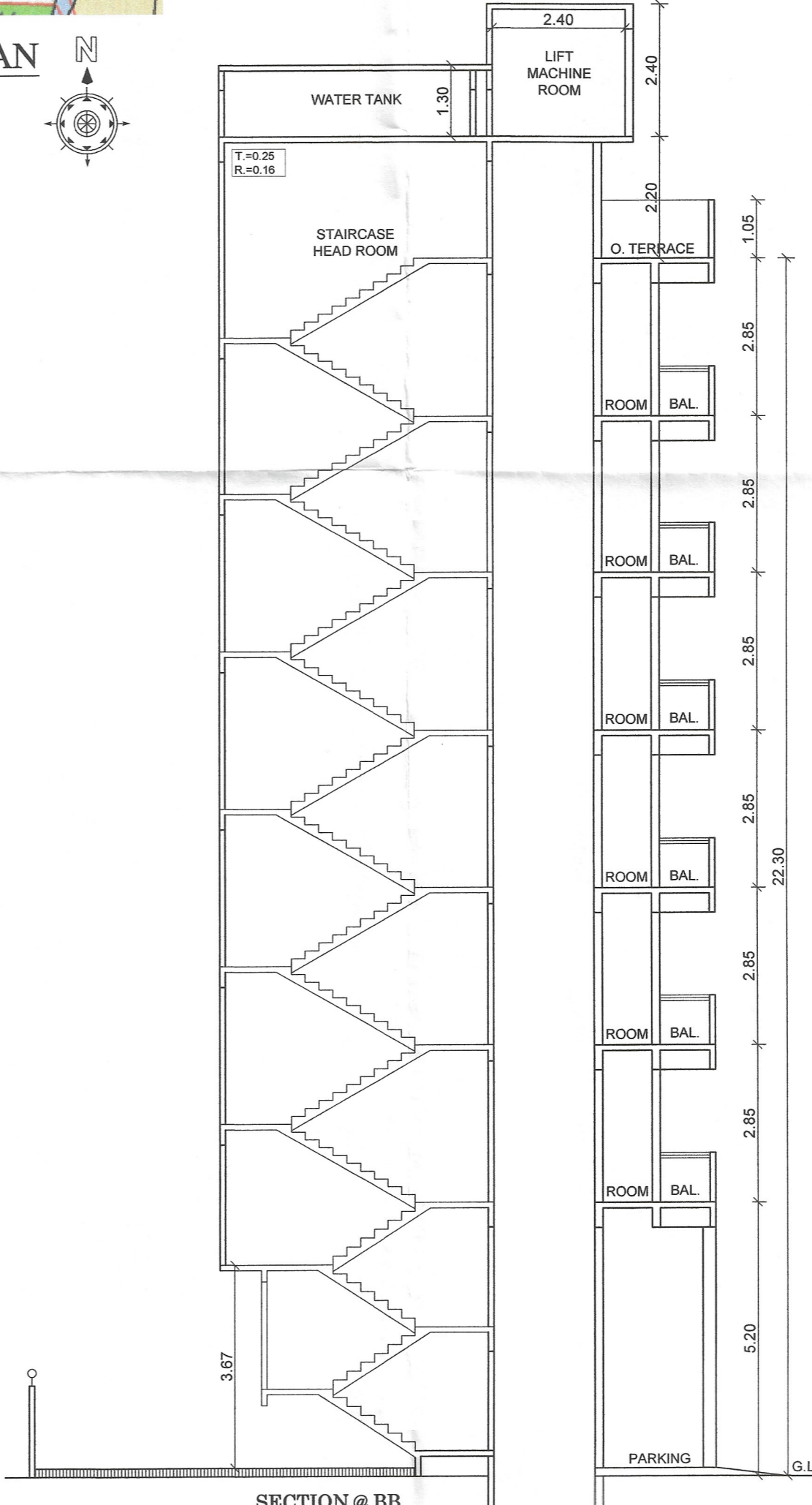
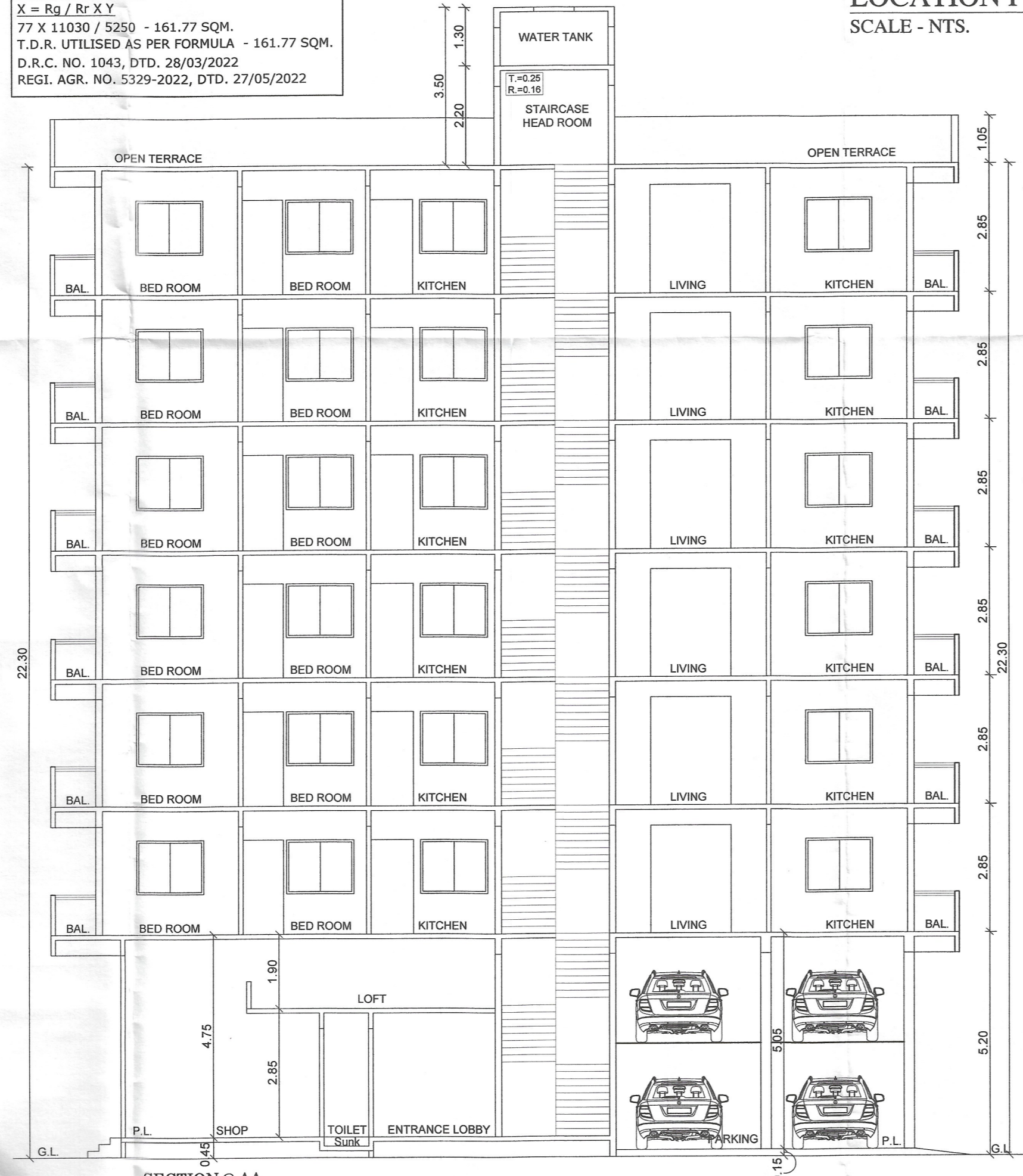
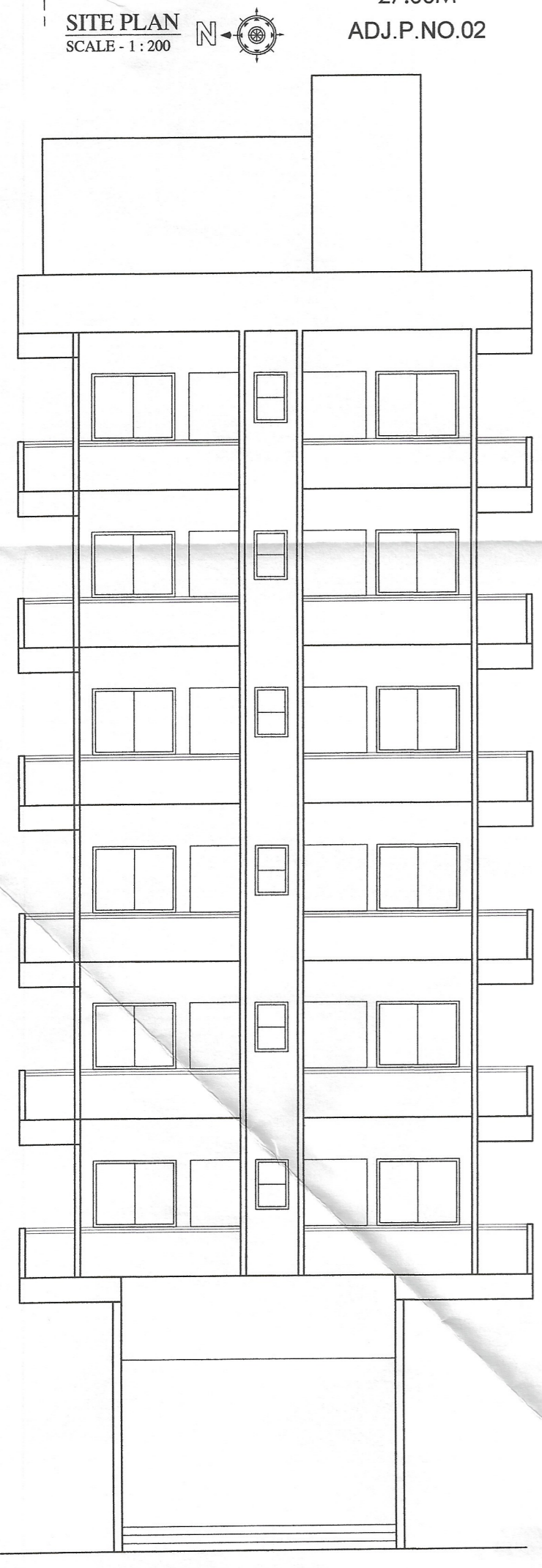


PARKING STATEMENT					
TYPE	CARPET AREA	TENAMENT		SCOOTER	
		UNIT	REQ.	PRO.	REQ.
RESIDENTIAL	>30 m ²	00	00	00	00
RESIDENTIAL	30 - 40 m ²	00	00	00	00
RESIDENTIAL	40 - 80 m ²	12	06	06	30
RESIDENTIAL	80 - 150 m ²	00	00	00	00
RESIDENTIAL	>150 m ²	00	00	00	00
VISITOR 5 %		00	0.3	0.3	1.5
COMMERCIAL	46.26	00	02	02	06
TOTAL REQUIRED			8.3	8.3	37.5
AS PER MULTIPLE FACTOR RULE NO 8.2.2 -0.9			7.47	7.47	33.75
TOTAL PROPOSED			07	07	34
STACK PARKING 3NOS. X 2 = 6NOS. + 1NOS. = 7NOS.					



FORM OF STATEMENT 2		
PROPOSED BUILDING		
Building No.	Floor No.	Total Built - Up Area of Floor, sq. mtr per outer Construction Line, (Sq.mtr)
(1)	(2)	(3)
	GROUND	53.58
	FIRST	178.51
	SECOND	178.51
	THIRD	178.51
	FOURTH	178.51
	FIFTH	178.51
	SIXTH	178.51
TOTAL		1124.64

T.D.R. STATEMENT
 PLOT AREA AS PER 7/12 = 390.00 SQMT.
 PERMISSIBLE T.D.R. 65% = 253.50 SQM.
 :- T.D.R. PURCHASE
 X = Rg / Rr X Y
 77 X 11000 / 5250 = 161.77 SQM.
 T.D.R. UTILISED AS PER FORMULA = 161.77 SQM.
 D.R.C. NO. 1043, DTD. 28/03/2022
 REGI. AGR. NO. 5329-2022, DTD. 27/05/2022



TITLE
 PROPOSED RESIDENTIAL + COMMERCIAL BUILDING PLAN ON P.NO. 01, S.NO. 35/1/2, OF KAMATWADE SHIWAR, IN NASHIK FOR.
 SHRI. BHALCHANDRA TULSHIRAM WANI, SHRI. GOKUL SHRIRAM MUSALE, SHRI. RAJENDRA TULSHIRAM WANI & SHRI. SAGAR BHALCHANDRA MUSALE

APPROVAL STAMP
APPROVED
 The Plans amended in
 As per the conditions Mentioned in the accompanying commencement Certificate No. dated
 82/89/49/2022 01/06/2022

Executive Engineer
 TOWN PLANNING
 Nashik Municipal Corporation
 Nashik

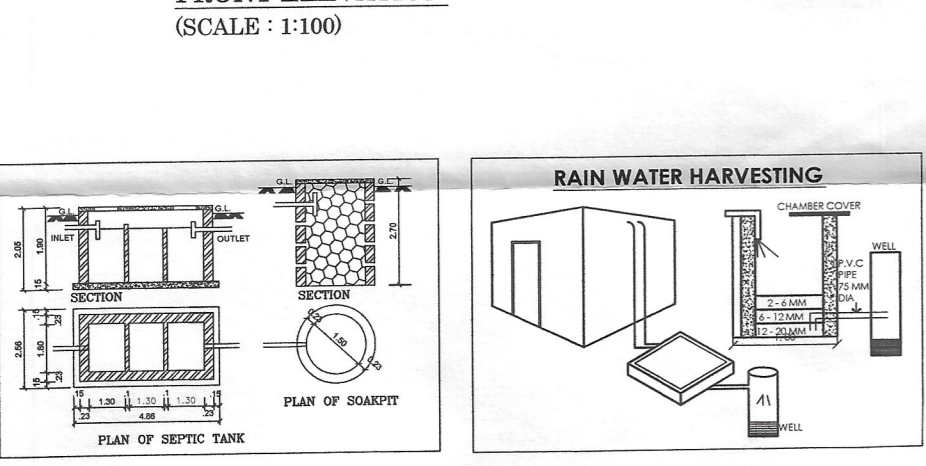
REF :- DEMARCATED FINAL LAYOUT LETTER NO. LND/WS/431/62
 DTD. /03/1999

AREA STATEMENT	SQ.M.
1. AREA OF PLOT (Minimum area of a.b.c. to be considered)	390.00
a) As per ownership document (7/12, CTS extract)	390.00
b) As per measurement sheet	390.00
c) As per site	390.00
2. DEDUCTIONS FOR	-----
(a) Proposed D.P./D.P. Road Widening Area/Service Road/ Highway widening	-----
(b) Any D.P. Reservation Area	-----
(Total a+b)	-----
3. Balance area of plot (1-2)	390.00
4. Amenity Space (if applicable)	-----
(a) Required	-----
(b) Adjustment of 2(b), if any -	-----
(c) Balance Proposed -	-----
5. Net Plot Area (3-4 (c))	390.00
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 front road width (Sr. No. 5x basic FSI)	428.00
10. Addition of FSI on payment of premium	-----
(a) Maximum permissible premium FSI based on road width/TOD zone.	195.00
(b) Proposed FSI on payment of premium.	195.00
11. In-situ FSI / TDR loading	-----
(a) In-situ area against D.P. road [2.0 x Sr.No. (a)], if any	-----
(b) In-situ area against Amenity Space if handed over [2.00 or 1.85 x Sr.No. 4 (b) and / or (c)]	-----
(c) TDR area (0.90% = 351.00)	77.00
(d) Total in-situ / TDR loading proposed (11 (a)+(b)+(c))	77.00
12. Additional FSI area under Chapter No. 7	-----
13. Total entitlement of FSI in the proposal	701.00
(a) [9+10(b)+11(d)] or 12 whichever is applicable.	411.46
(b) Ancillary Area FSI upto 60% with payment of charges.	12.18
(c) Ancillary Area FSI upto 80% with payment of charges.	12.18
(d) Total entitlement (a+b)	1124.64
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 1.6 or 1.8	3.20
15. Total Built-up Area in proposal (excluding area at sr.No.17b)	-----
(a) Existing Built-up Area.	-----
(b) Proposed Built-up Area (as per P-line)	1124.64
(RESIDENTIAL = 1097.23 + COMMERCIAL = 27.41)	-----
(c) Total (a+b)	1124.64
16. F.S.I. Consumed (15/13) (should not be more than serial No. 14 above).	100%
17. Area for Inclusive Housing, if any	-----
(a) Required (20% of Sr.No. 5)	-----
(b) Proposed	-----

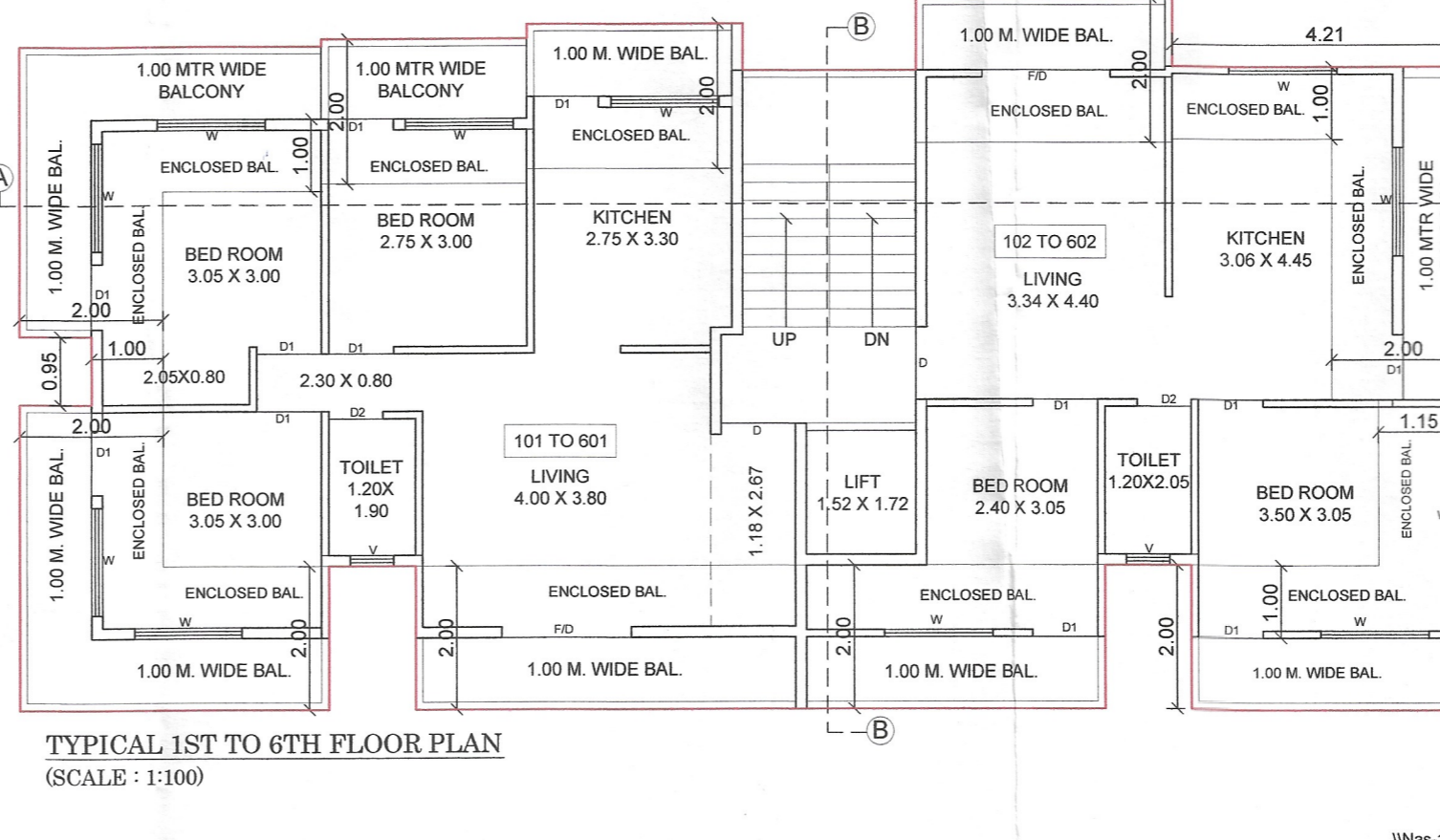
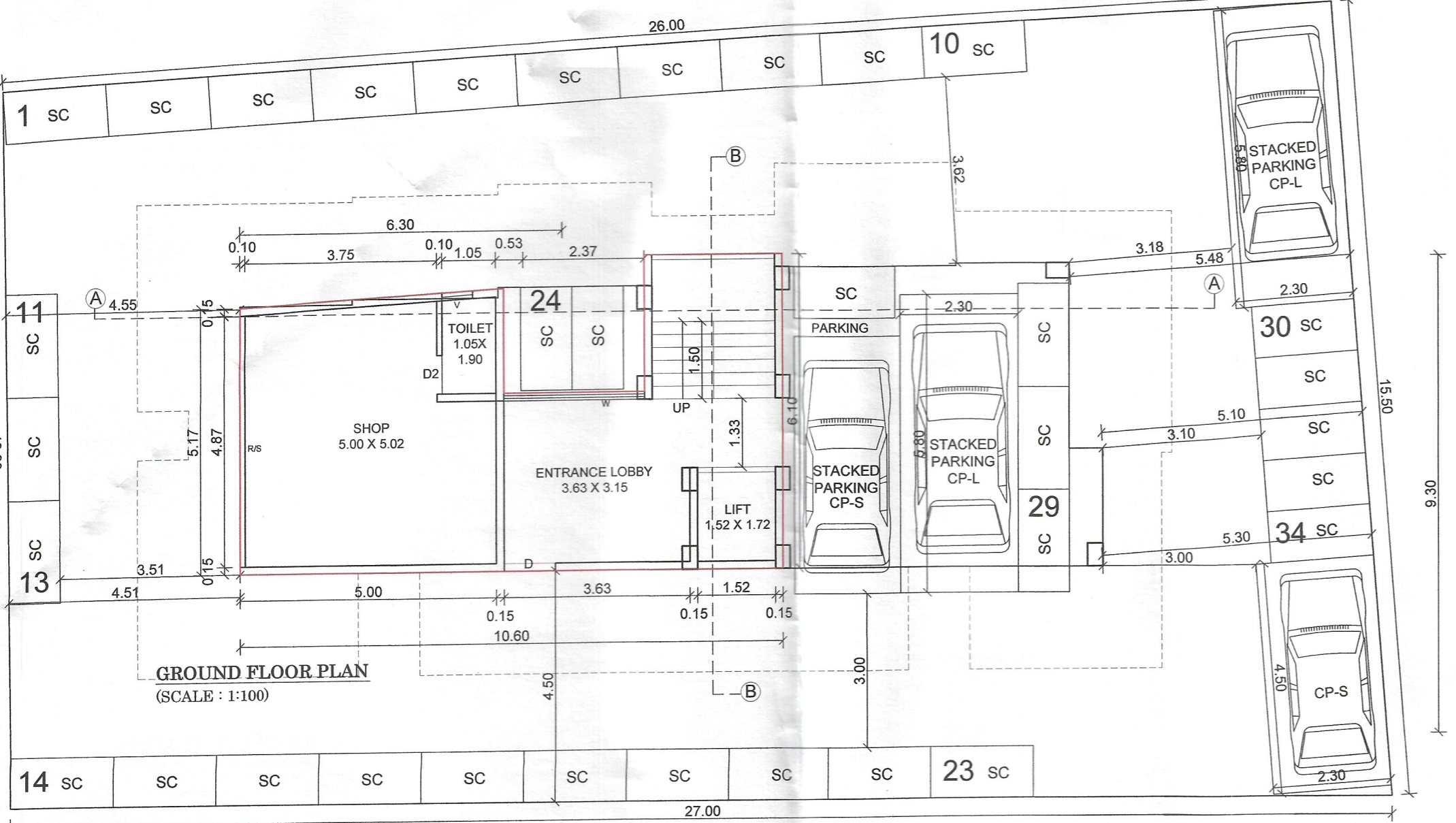
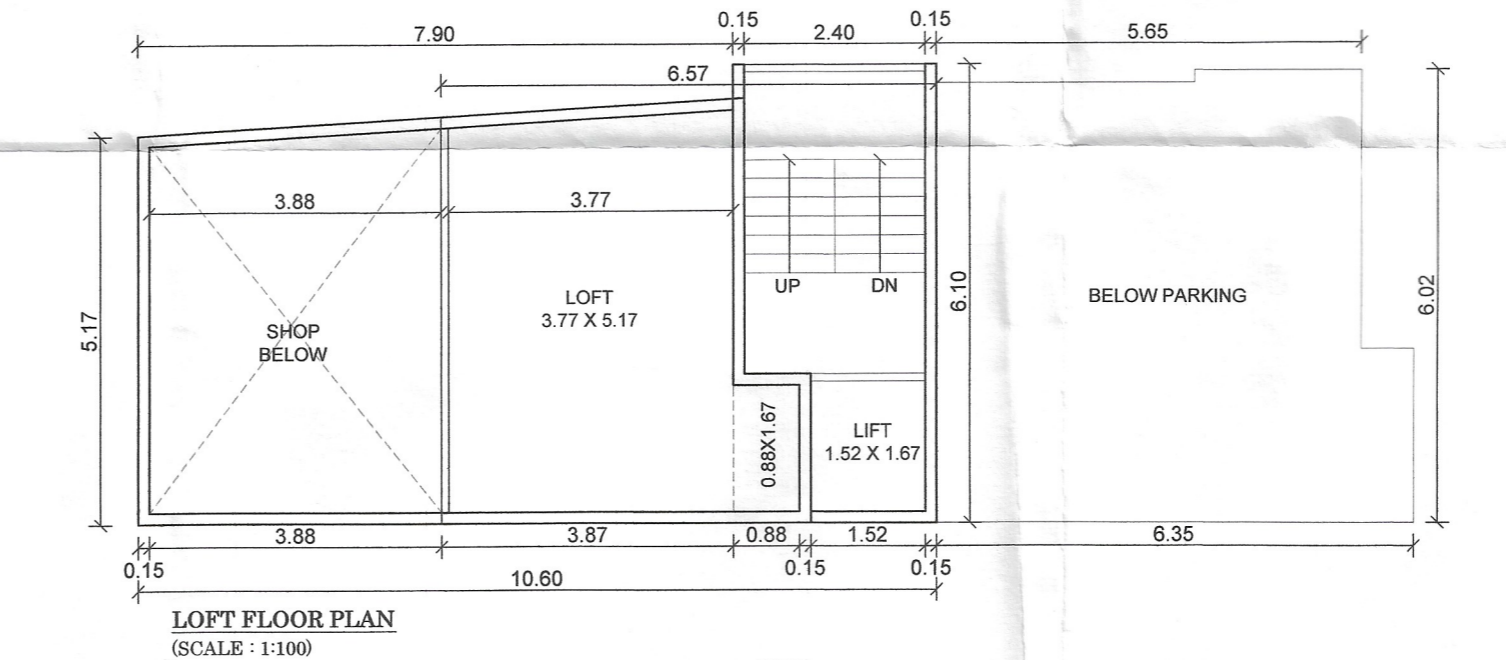
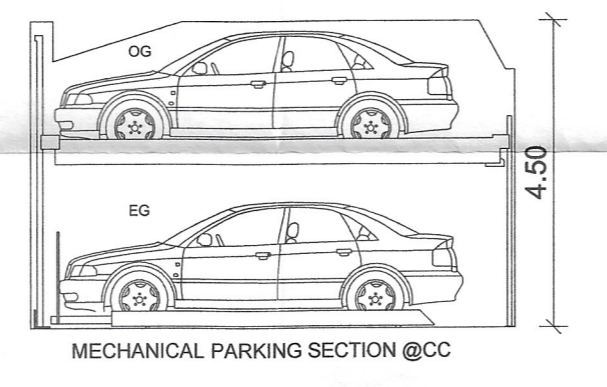
CERTIFICATE OF AREA
 CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON 29/12/2021 & DIMENSION OF ALL SIDES ETC. OF THE PLOT STATED ON PLAN ARE MEASURED ON SITE AND AREA SO WORK OUT TALLEST WITH AREA STATED IN DOCUMENT OF OWNERSHIP / T.P. SCHEME RECORDS DEPARTMENT/ CITY SURVEY RECORDS.

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 ALSO I/WE WOULD EXECUTE THE WORK UNDER SUPERVISION OF PROPER TECHNICAL PERSON SO AS TO ENSURE THE QUALITY AND SAFETY AT THE WORK SITE.

AR. SATISH D. GAIKWAD



DOORS AND WINDOWS		
TYPE	SIZE	SPECIFICATION
D	1.00 X 2.10	T.W. PANELLED DOOR
D1	0.90 X 2.10	T.W. PANELLED DOOR
D2	0.75 X 2.10	T.W. PANELLED DOOR
W	1.50 X 1.20	M.S. GLAZED WINDOW
W1	1.20 X 1.20	M.S. GLAZED WINDOW
V	0.60 X 0.90	M.S. GLAZED LOVERED



SHRI BHALCHANDRA T. WANI
 SHRI SAGAR B. MUSALE
 SHRI GOKUL S. MUSALE
 SHRI RAJENDRA T. WANI
 AR. SATISH D. GAIKWAD
 C.D. PATEL
 ARCHITECT SIGN. STRUCTURAL ENGG. SIGN.

AR. YOGESH GAIKWAD
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 ADDRESS: A-302, Third Floor, Prathmesh Plaza, Above Sony Pathani Raccas Colony, Behind Kulkarni Garden, Nashik, 422005

Job No.	Drawing No.	Scale	Drawn by	Checked by	Registration No. of Architect
		1:100	POOJA USHIR	S.D.G.	CA/2018/96038