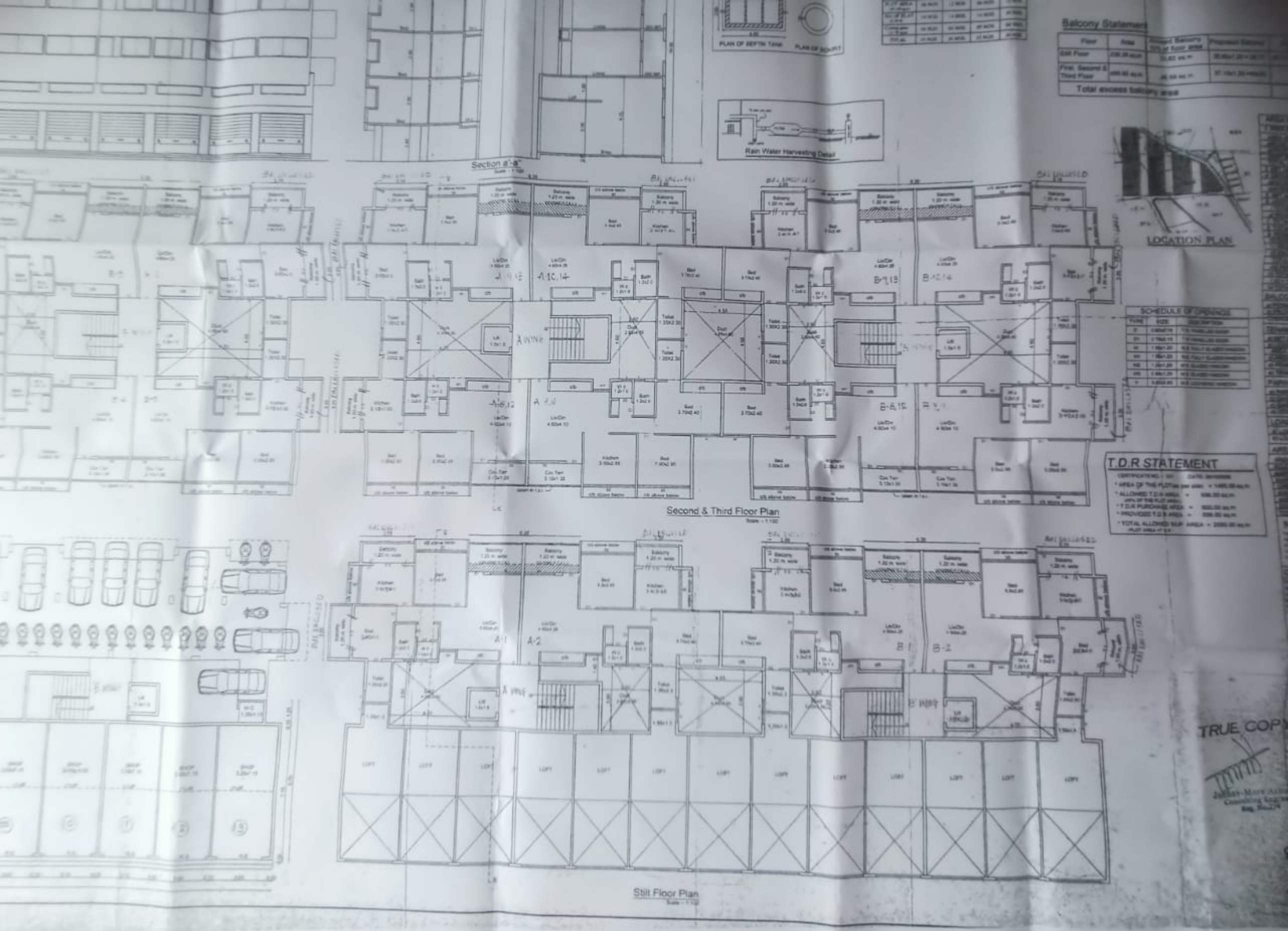
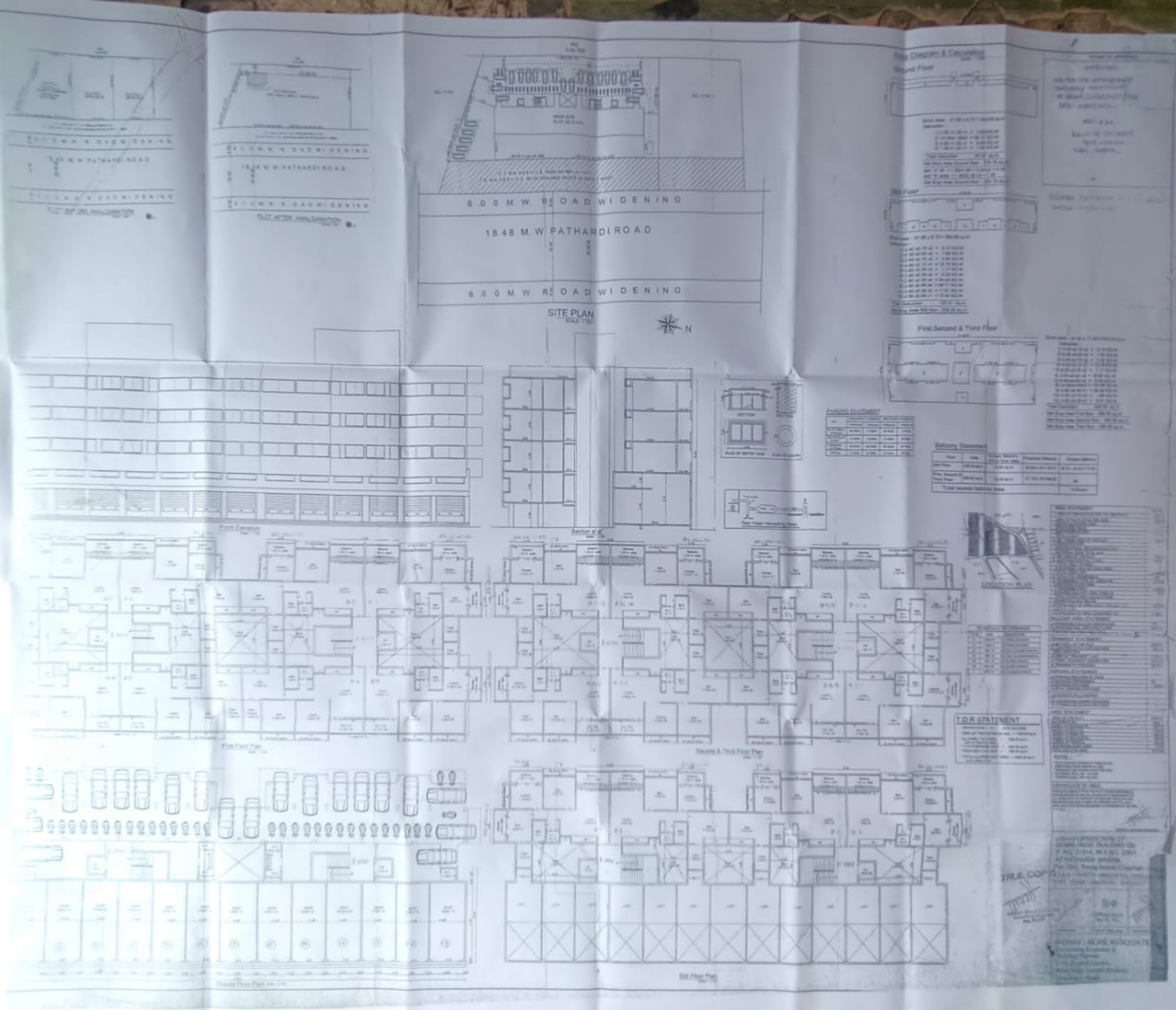

Balcony Statement
Total excess balcony area
PLAN OF SEPTIK TANK
PLAN OF SOKPIT
Rain Water Harvesting Detail
Section a'-a'
LOCATION PLAN
SCHEDULE OF OPENINGS
T.D.R STATEMENT
Second & Third Floor Plan
Stilt Floor Plan
TRUE COPY


6.00 M.W. ROAD WIDENING
18.48 M.W. PATHARDI ROAD
6.00 M.W. ROAD WIDENING
SITE PLAN
N
Area Diagram & Calculation
Ground Floor
First,Second & Third Floor
PARKING STATEMENT
Balcony Statement
LOCATION PLAN
F.S.I. STATEMENT
TRUE COPY

ROAD WIDENING

THARDI ROAD

ROAD WIDENING

PLAN

N

Area Diagram & Calculation

Ground Floor

Stilt Floor

First,Second & Third Floor

Balcony Statement

Floor	Area	Allowed Balcony 10% of floor area	Proposed Balcony	Excess Balcony
Stilt Floor	336.28 sq.m	33.63 sq.m	30.90+1.20+30.72	30.72 - 33.63 = 12.84
First, Second & Third Floor	485.95 sq.m	48.59 sq.m	97.19+1.20=98.39	Nil
Total excess balcony area				12.84 sqm

LOCATION PLAN

Second & Third Floor Plan

Stilt Floor Plan

SCHEDULE OF OPENINGS

TYPE	SIZE	DESCRIPTION
D	1.00x2.10	T.W. PANEL DOOR
D1	1.00x2.10	T.W. PANEL DOOR
W1	1.50x1.20	M.S. FULLY GLAZED WINDOW
W2	1.50x1.20	M.S. FULLY GLAZED WINDOW
V1	0.60x1.20	M.S. GRILLED VENTILATOR
V2	1.00x1.20	M.S. GLAZED VENTILATOR
W	2.00x0.90	M.S. LOUVERED WINDOW

T.D.R STATEMENT

- AREA OF THE PLOT (as per plan) = 1485.00 sq.m
- ALLOWED T.D.R AREA (20% OF THE PLOT AREA) = 742.50 sq.m
- T.D.R PURCHASE AREA = 742.50 sq.m
- PROVIDED T.D.R AREA = 742.50 sq.m
- TOTAL ALLOWED BUILT UP AREA (PLOT AREA X F.S.I) = 2227.50 sq.m

AREA STATEMENT

	SQ.M.
1. AREA OF THE PLOT AS PER 7/12 EXTRACT	1485.00
AREA OF THE PLOT AS PER DCR	1485.00
AREA IN POSSESSION	
AREA IN DISPUTE	
AREA IN LITIGATION	
TOTAL (Area 1)	
2. DEDUCTIONS - AREA OF THE PLOT	
A. NET AREA OF THE PLOT	
B. ADDITIONAL GROUND AS PER T.D.R.	
ADDITIONAL FSI TO BE TAKEN	
3. NET AREA OF THE PLOT	
4. ADDITIONAL FSI AS PER T.D.R.	
A. TOTAL BUILT UP AREA	
B. PROPOSED NON-NET BACK AREA	
5. TOTAL AREA (A+B)	
6. FSI ON PLOT AS PERMISSIBLE	
7. FSI ON AREA TOTAL FSI ABOVE (A+B)	
8. EXISTING BUILDING AREA	
9. PROPOSED AREA	
10. EXCESS BALCONY AREA TAKEN IN	
TOTAL FLOOR AREA (BUILT UP AREA)	
11. PROPOSED BUILT UP AREA	
12. TOTAL BUILT UP AREA (BUILT UP AREA + F.S.I.)	
13. FSI AS PER RULE	
14. TOTAL BUILT UP AREA CONSUMED (%)	2.00%

BALCONY AREA STATEMENT

A. PERMISSIBLE BALCONY AREA AS PER DCR	Nil
B. PROPOSED BALCONY AREA (STILT + FLOOR)	30.90
C. EXCESS BALCONY AREA (B-A)	30.90

TENAMENT STATEMENT

A. NET AREA OF THE PLOT	1485.00
B. AREA REQUIRED FOR TENAMENT (NON-RESI. COMMERCIAL)	330.00
C. AREA OF TENAMENT (A-B)	1155.00
D. PROPOSED TENAMENT (COMMERCIAL)	10 No's
E. TENAMENTS PROPOSED	10 No's

PARKING STATEMENT

A. PARKING REQUIRED BY RULE	
B. GARAGES PROVIDED	Nil
C. OPEN CARS PROVIDED	20 Nos
D. TOTAL PARKING PROVIDED	

LOADING/UNLOADING

A. LOADING/UNLOADING REQUIRED	
B. LOADING/UNLOADING PROVIDED	

AREA STATEMENT

AREA OF THE PLOT	1485.00
DEDUCTIONS	
AREA AT BEGINING	
AREA IN PLOT	
LESS DEDUCTIONS	
AREA AT MIDDLE	
AREA AT END	
EXCESS BALCONY AREA	
TOTAL BUILT UP AREA	

NOTE :-

- PLOT BOUNDARY SHOWN IN THICK BLACK
- PROPOSED WORK SHOWN IN RED
- DRAINAGE LINE SHOWN IN DOTTED RED
- EXTERNAL WALL 230 mm THK.
- INTERNAL WALL 100 mm THK.

CERTIFICATE OF AREA

THIS IS TO CERTIFY THAT THE PLOT UNDER REFERENCE HAS BEEN PROVIDED AS PER THE DIMENSIONS & DIRECTIONS OF ALL SIDES ETC. OF THE PLOT STATED ON THE PLAN AND MEASURED ON SITE & AREA SO ARRIVED OUT TALLIES WITH AREA STATED IN DOCUMENT OF OWNERSHIP AS PER 7/12 EXT.

SIGNATURE OF OWNER

SIGNATURE OF ARCHITECT

SIGNATURE OF STRUCTURAL ENGINEER

SIGNATURE OF LICENSED SURVEYOR

SIGNATURE OF OWNER

SIGNATURE OF ARCHITECT

SIGNATURE OF STRUCTURAL ENGINEER

SIGNATURE OF LICENSED SURVEYOR

SIGNATURE OF OWNER

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SIGNATURE OF LICENSED SURVEYOR

SIGNATURE OF OWNER

SIGNATURE OF ARCHITECT

SIGNATURE OF STRUCTURAL ENGINEER

SIGNATURE OF LICENSED SURVEYOR

COMMENCEMENT CERTIFICATE

COMMENCEMENT CERTIFICATE

COMMENCEMENT CERTIFICATE

COMMENCEMENT CERTIFICATE

SANCTIONED PLAN OF
COMM.+RESI. BUILDING ON
P. NO. 2+3+4, IN S.NO. 326/1
AT PATHARDI, NASHIK
For Shri. Rama Kishan Chouhan

TRUE COPY

JADHAV - MORE ASSOCIATES
Consulting Engineer &
Building Planner
L-15, Sujit Sankul,
Near Rajiv Gandhi Bhavan
Shivaji Road

Second & Third Floor Plan
Scale - 1:100
Stilt Floor Plan
T.D.R STATEMENT
SCHEDULE OF OPENING
A WING
B WING
LOCATION PLAN
TRUE

18.48 M.W. PATHARDI ROAD
6.00 M.W. ROAD WIDENING
SITE PLAN
N
First Floor Plan
Second & Third Floor Plan
Ground Floor Plan
Site Plan
T.D.R. STATEMENT
TRUE COPY

WIDENING

ROAD

WIDENING

PLAN

N

First Second & Third Floor

Balcony Statement

Floor	Name	Allowable Balcony area	Provided Balcony	Balcony Statement
Last Floor	[illegible]	[illegible]	[illegible]	[illegible]
First, Second & Third Floor	[illegible]	[illegible]	[illegible]	[illegible]
Total excess Balcony area				[illegible]

LOCATION PLAN

AREA STATEMENT

BALCONY AREA STATEMENT

TENAMENT STATEMENT

PARKING STATEMENT

LOADING/UNLOADING

AREA STATEMENT

NOTE :-

CERTIFICATE OF AREA

Second & Third Floor Plan

SCHEDULE OF OPENINGS

TYPE	SIZE	DESCRIPTION
D	[illegible]	[illegible]
D1	[illegible]	[illegible]
W	[illegible]	[illegible]
W1	[illegible]	[illegible]
W2	[illegible]	[illegible]
W3	[illegible]	[illegible]
V	[illegible]	[illegible]

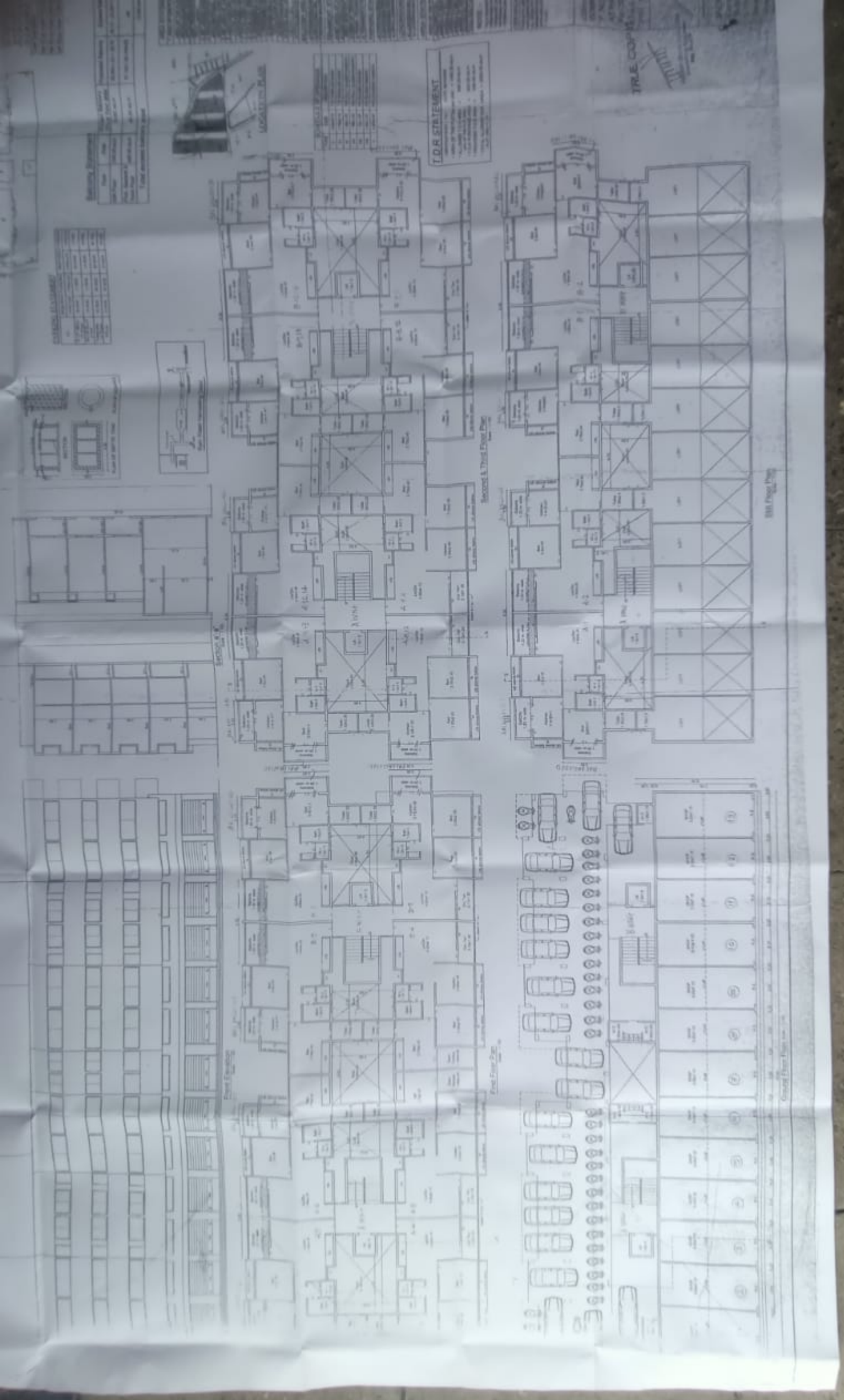
T.D.R STATEMENT

COMPLETION PLAN OF
COMM.+RESI BUILDING ON
P. NO. 2+3+4, IN S.NO. 326/1
AT PATHARDI NASHIK
For- Shri. Rama kishan Chouhan

TRUE COPY

JADHAV - MORE ASSOCIATES
Consulting Engineer &
Building Planner
L-15 Suyojit Sankul,
Near Rajiv Gandhi Bhavan
Sharanpur Road

SITE PLAN
N
First, Second & Third Floor
PARKING STATEMENT
Balcony Statement
Total excess balcony area
SECTION
PLAN OF SEPTIC TANK
PLAN OF SOAKPIT
Rain Water Harvesting Detail
Section a'-a"
LOCATION PLAN
SCHEDULE OF OPENING
T.D.R STATEMENT
Second & Third Floor Plan


T.D.R STATEMENT
LOCATION PLAN
TRUE COPY
Second & Third Floor Plan
Ground Floor Plan

Area Diagram & Calculation

Scale : 1:50

Ground Floor

Block area - 41.85 x 8.70 = 364.09 sq.m.

Deduction -

1) 0.52 x1.25 x1 = 0.65 SQ.M
2) 14.55x1.25x2 = 36.37 SQ.M
3) 4.55 x1.25 x1 = 5.68 SQ.M
4) 1.28 x1.25 x1 = 1.60 SQ.M

Total Deduction - 44.30 sq.m.

Net B/up Area Ground floor - 319.79 sq.m.

add "a" area = 1.80x1.80 = 3.24 x2 = 6.48

add "b" area = 1.80x2.35 x2 = 7.52

Net B/up Area Ground floor - 333.79 sq.m.

Stilt floor

Block area - 41.85 x 8.70 = 364.09 sq.m.

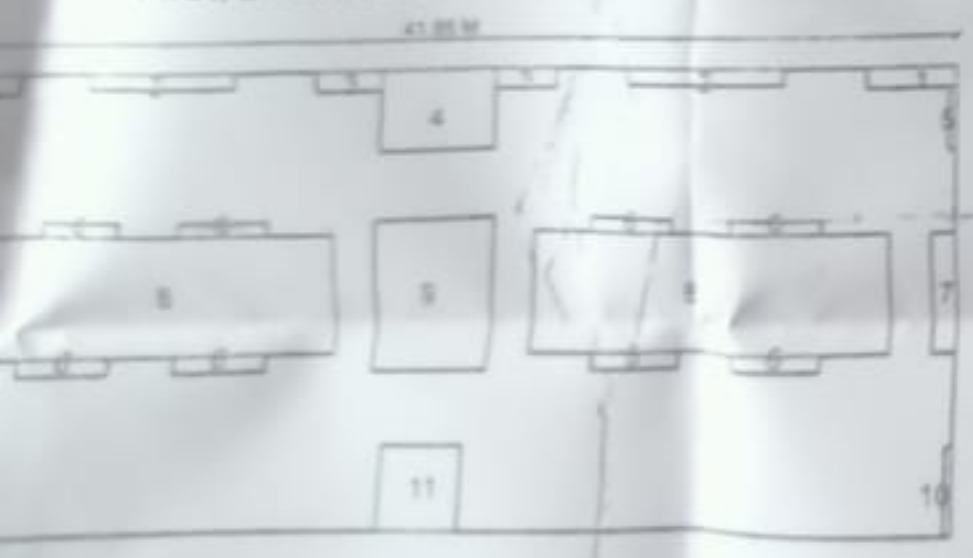
Deduction -

1) 0.40 x0.75 x2 = 5.10 SQ.M.
2) 6.35 x0.60 x2 = 7.62 SQ.M.
3) 2.55 x0.75 x2 = 3.82 SQ.M.
4) 4.45 x3.10 x1 = 13.79 SQ.M.
5) 0.25 x2.35 x2 = 1.17 SQ.M.
6) 3.45 x0.60 x2 = 4.23 SQ.M.
7) 0.90 x4.60 x2 = 24.44 SQ.M.
8) 14.55x4.60x2 = 40.71 SQ.M.
9) 4.45 x2.35 x2 = 11.51 SQ.M.
10) 4.55 x2.95 x1 = 13.42 SQ.M.

Total Deduction - 125.81 sq.m.

Net B/up Area Stilt floor - 238.28 sq.m.

First,Second & Third Floor



Block area - 41.85 x 17.30 = 724.00 sq.m.

Deduction -

1) 3.40 x0.75 x2 = 5.10 SQ.M.
2) 6.35 x0.60 x2 = 7.62 SQ.M.
3) 2.55 x0.75 x2 = 3.82 SQ.M.
4) 4.45 x3.10 x1 = 13.79 SQ.M.
5) 0.25 x2.35 x2 = 1.17 SQ.M.
6) 3.45 x0.60 x8 = 16.56 SQ.M.
7) 0.90 x4.60 x2 = 8.28 SQ.M.
8) 14.55x4.60x2 = 133.86 SQ.M.
9) 4.55 x5.80 x1 = 26.39 SQ.M.
10) 0.25 x3.10 x2 = 1.55 SQ.M.
12) 3.25 x3.05 x1 = 9.91 SQ.M.

Total Deduction - 228.05 sq.m.

Net B/up Area First floor - 495.95 sq.m.

Net B/up Area Second floor - 495.95 sq.m.

Net B/up Area Third floor - 495.95 sq.m.

STAMP OF APPROVAL

APPROVED

AS PER THE ACCUMULATIVE OCCUPANCY CERTIFICATE NO NASHIK/CD/BP/11622/2012 DATE - 02/05/2012

Sd/- xxx

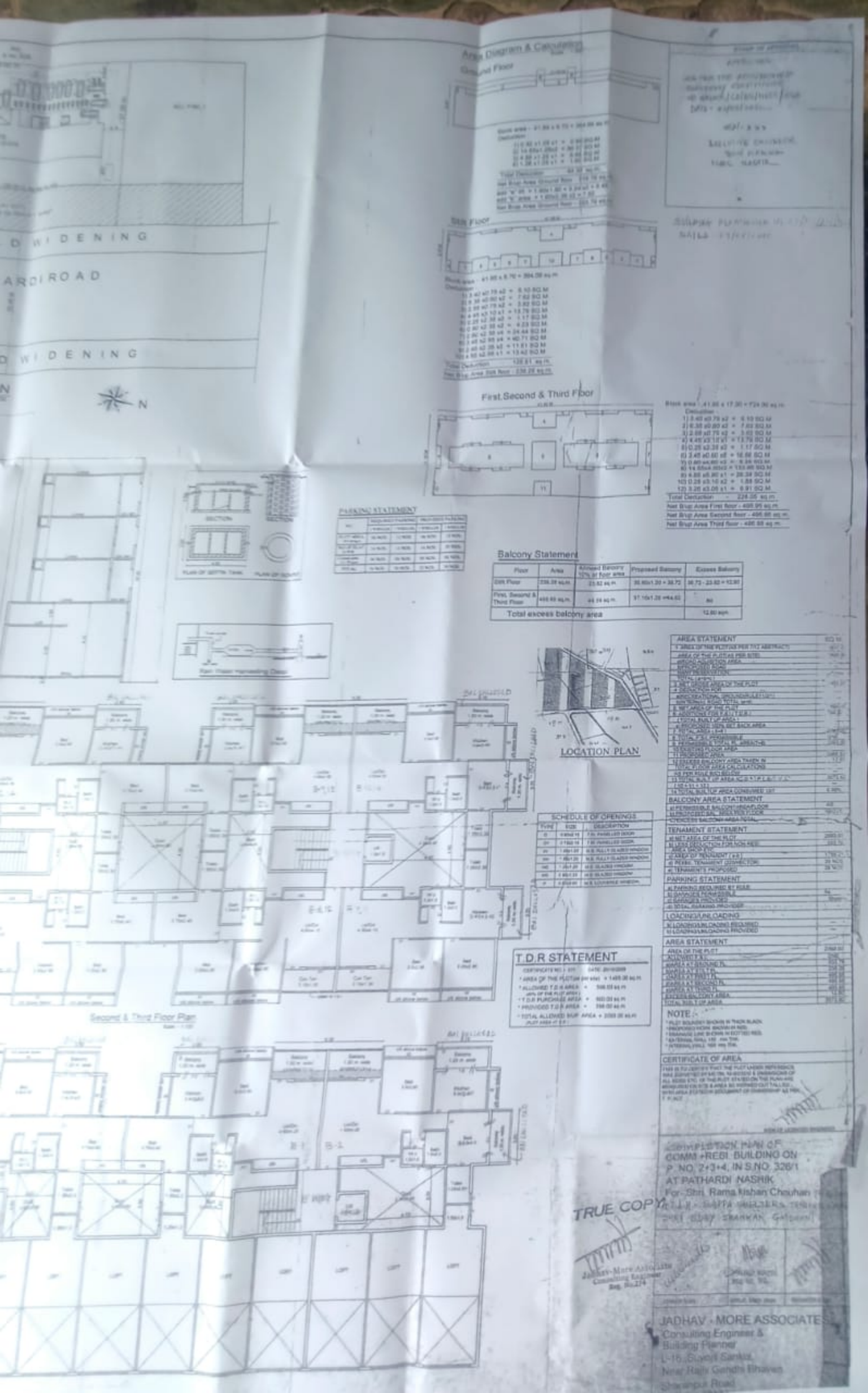
EXECUTIVE ENGINEER,
TOWN PLANNING
NMC NASHIK

BUILDING PERMISSION VIDE [illegible]
DATED - 27/07/2010

Balcony Statement

	Area	Allowed Balcony 10% of floor area	Proposed Balcony	Excess Balcony
[illegible]	238.28 sq.m	23.82 sq.m	30.60x1.20 = 36.72	36.72 - 23.82 = 12.90
[illegible]nd & [illegible]loor	495.95 sq.m	[illegible].59 sq.m	37.10x1.20 =44.52	Nil
Total excess b[illegible]rea				12.90 sqm.

A33


Area Diagram & Calculation
Ground Floor
Stilt Floor
First,Second & Third Floor
D WIDENING
ARDI ROAD
D WIDENING
N
PARKING STATEMENT
Balcony Statement
Total excess balcony area
LOCATION PLAN
SCHEDULE OF OPENINGS
T.D.R STATEMENT
Second & Third Floor Plan
AREA STATEMENT
BALCONY AREA STATEMENT
TENAMENT STATEMENT
PARKING STATEMENT
LOADING/UNLOADING
AREA STATEMENT
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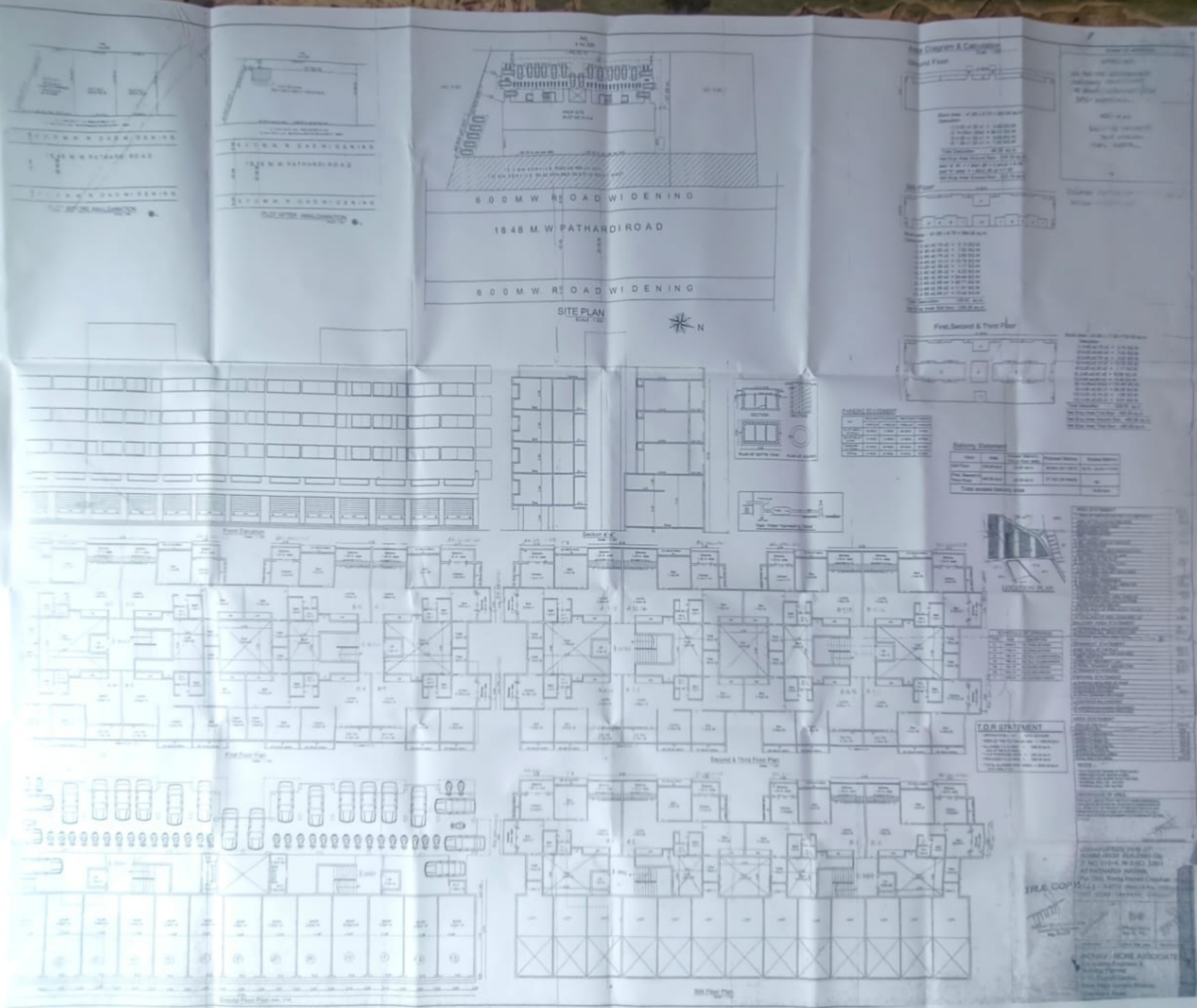
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6.00 M.W. ROAD WIDENING
SITE PLAN
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Area Diagram & Calculation
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First,Second & Third Floor
Parking Statement
Building Statement
T.O.R STATEMENT
TRUE COPY