



## NASHIK MUNICIPAL CORPORATION

NO LND/BPI C/11125/2021

DATE :- 16/12/2021

### SANCTION OF BUILDING PERMIT AND COMMENCEMENT CERTIFICATE

TO, **M/s. Akshar Buildcon Partnership Firm Through Partner Savan Pankajbhai Rasadiya.**

C/o. Er.Manish R. Navaparia & Stru.Engg. Manish R. Navaparia of Nashik

**Sub :-** Sanction of Building Permit & Commencement Certificate in Plot No.- 30+31+32+33/6 of S.No. 281/2/2 of Adgaon Shiwar.

- Ref :-** 1) Your Application & for Building Permission/ Revised Building permission/ Extension of Structure Plan/ Risk Based Dated:- 10/12/2021 Inward No. C2/BP/814
- 2) Amalgamation & Subdivision no: NMC/ADTP/100/Adgaon/2021 Dt.03/11/2021

Sanction of building permit & commencement certificate is hereby granted under section 45 & 69 of the Maharashtra Regional and Town Planning Act 1966 (Mah. of 1966) to carry out development work/and building permits under section 253 of The Maharashtra Municipal Corporation Act.1949 (Bombay Act, No.LIX of 1949) to erect building for **Residential** Purpose as per plan duly amended in ---- subject to the following conditions.

### CONDITIONS (1 to 46)

1. The land vacated in consequence of enforcement of the set-back rule shall form part of Public Street
2. No new building of part thereof shall be occupied or allowed to be occupied or permitted to be used by any person until completion certificate, under sec. 263 of the Bombay Provincial Municipal Corporation Act, 1949 is duly granted.
3. The commencement certificate Building permit shall remain valid for a period of one year commencing from date of its issue & thereafter it shall become invalid automatically unless otherwise renewed in stipulated period Construction work commenced after expiry of period for which commencement certificate is granted will be treated as unauthorized development & action as per provisions laid down in Maharashtra Regional & Town Planning Act 1966 & under Maharashtra Municipal Corporation Act. 1949 will be taken against such defaulter which should please be clearly noted.
4. This permission does not entitle you to develop the land which does not vest in you.
5. The date of commencement of the construction work should be intimated to this office **WITHIN SEVEN DAYS**
6. Permission required under the provision of any other Act for the time being in force shall be obtained from the concerned authorities before commencement of work [viz under Provision of Urban Land Ceiling & Regulation Act & under appropriate sections of Maharashtra Land Revenue Code 1966 etc ]
7. The balconies, ottas & verandas should not be enclosed and merged into adjoining room or rooms unless they are counted into built up area of FSI calculation as given on the building plan. If the balcony ottas & verandas are covered or merged into adjoining room the construction shall be treated as unauthorized and action shall be taken.
8. At least FIVE trees should be planted around the building in the open space of the plot. Completion certificate shall not be granted if trees are not planted in the plot as provided under section 19 of the reservation of Tree Act, 1975
9. The drains shall be lined out & covered up properly to the satisfaction of Municipal Authorities of Nashik Municipal Corporation The effluent from septic tank, kitchen, bath etc. should be properly connected to Municipal drain in the nearest vicinity invert levels of the effluent of the premises should be such that the effluent gets into the Municipal drain by gravity self cleaning velocity In case if there is no Municipal drainage line within 30 meters premises then effluent should be connected to a soak pit. The size of soak pit should be properly worked out on-the basis of requirements, a pigeon hole circular brick

- 10 wall should be constructed in the centre of the soak pit. Layers of stone boulders, stone metals and pebbles should be properly laid.
- 11 Proper arrangement for disposal imperial water all be made as per site requirements without disturbancy natural gradient of the land facing to this conditions if any incidents happens, the whole responsibility will be on the applicant/developers.
- 12 The construction work should be strictly carried out in accordance with the sanctioned plan enclosed herewith.
- 13 Copy of approved plan should be kept on site so as to facilitate the inspection of the site by Municipal Corporation's staff from time to time and necessary information in respect of construction work should be furnished whenever required by the undersigned.
- 14 Stacking of building material debris on public road is strictly prohibited. If building material of debris is found on public road the same will be removed by the Authority and cost incurred in the removal of such material shall be recovered from the owner.
- 15 All the conditions should be strictly observed and breach of any of the conditions will be dealt with in accordance with the provision of Maharashtra Regional & Town Planning Act, 1966 and The Maharashtra Municipal Corporation Act.
- 16 Applicant should make necessary arrangement for water supply as per the undertaking given. Similarly street lights will not be provided by Municipal Corporation till Electric supply Mains of M.S.E.B. is available at site."
- 17 There is no objection to obtain electricity connection for construction purpose from M.S.E.B.
- 18 Septic tank & soak pit shall be constructed as per the guidelines of Health officer of N.M.C. & NOC shall be produced before occupation certificate.
- 19 Whearever necessary Adequate space from the plot u/r should be reserved for transformer in consultation with M.S.E.D.C.L. Office before actually commencing the proposed construction.
- 20 Drinking water & adequate sanitation facility including toilets shall be provided for staff & labor engaged on construction work on site by owner/Developers at his own cost.
- 21 While carrying out construction work, proper care shall be taken to keep noise level within limits for various categories of zone as per rules laid down vide Government Resolution of Environment Department Dated: 21/04/2009 for Noise Pollution or as per latest revision/Government GRs.
- 22 As per order of Urban Development of Government of Maharashtra, vide TPS2417/487/PRA.KRA.217/2017/ud-9 Dated-7/8/2015 for all building following condition shall apply.
- A) Before commencing the construction on site the owner/developer shall install a "Display Board" on the conspicuous place on site indicating following details.
- a) Name and Address of the owner/developer, Architect/Engineer and Contractor.
- b) Survey Number/City Survey Number/Ward Number of land under reference along with description of its boundaries.
- c) Order Number and date of grant of development permission/redevelopment permission issued by the Planning Authority or any other authority.
- d) F.S.I. permitted.
- e) Number of Residential/Commercial flats with their areas.
- f) Address where copies of detailed approved plans shall be available for inspection.
- B) A notice in the form of an advertisement, giving all the details mentioned in 22A above, shall also be published in two widely circulated newspapers one of which should be in regional language. Failure to comply with condition 22(A) action shall be taken by NMC.
- 23 This permission is given on the basis of conditions mentioned in Hon. Labour Commissioner letter No.vide letter No: Nahapra-112010/pr No.212/kam-2 Date: 30/12/2010 From Ministry of Labour Dept. & the conditions mentioned should be strictly observed.
- 24 Fly ash bricks and fly ash based and related materials shall be used in the construction of buildings.
- 25 Whearever necessary Fanning shall be made and maintained as per the provisions of UDCPR on site.
- 26 Provision of rain water harvesting shall be made at site as per Clause no 13.3 of UDCPR.
- 27 Buildings shall be planned, designed and constructed to ensure fire safety and this shall be done in accordance with Part IV of Fire Protection of National Building Code of India and Maharashtra Fire Prevention and Life Safety Measures Act 2006, In Case of buildings identified in Regulation no.6.2.6.1., the building schemes shall also be cleared by the fire Officer, Fire Brigade Authority.

C.C. for Plot No- 30+31+32+33/B of S.No. 281/2-2 of Adgaon Shirwar.

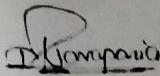
- 27) The Building Permission is granted on the strength of "Labour code on occupational safety, health and working conditions, 2018" Therefore all the conditions mentioned therein are applicable to this commencement and shall be followed strictly Nashik Municipal Corporation shall not be responsible for breach of any conditions mentioned therein
- 28) As per circular No for any TPV-4308/4102/Pra kra 359/08 navi 11. Date-19/11/2008 for any arithmetical discrepancies in area statement the applicant/Architects & Developers will be commonly responsible.
- 29) If any discrepancies occurs/found in paid charges the applicant shall be liable to pay for the same.
- 30) Temporary drainage connection shall be taken before start of work by taking permission from Public Health Department (Drainage).
- 31) All safety measures and precaution shall be taken on site during construction with necessary signage/display board on site.
- 32) As per solid waste management Rule - 2016 segregation of dry and wet waste is compulsory & Construction site should be covered with Green Net/Shed Net & in addition, necessary precautions should be taken to reduce air pollution.
- 33) This permission is given on the basis of Hon. Commissioner Order No 158/2019 Dt 23/05/2019.
- 34) This Risk Based (Low/Moderate Risk) Building permission is granted on the basis of Self Declaration given by Architect dated 05/12/2021.
- 35) This permission is given on the basis of N.A order No.157/2003 Dt:- 03/01/2004 submitted with the application.

**Charges Recovery**

- 36) Rs. 11400/- is paid for development charges w r to the proposed Construction Vide R.No./B.No.95/477 Date:- 15/12/2021
- 37) Rs. NIL/- is paid for development charges w r to the proposed land development Vide R.No./B.No. Date:-
- 38) Drainage connection charges Rs.2500/- is paid vide R.No./B.No. 95/477 Date: 15/12/2021
- 39) Welfare Cess charges Rs.18900/- is paid vide R.No./B.No. 95/477 Date:- 15/12/2021
- 40) Rs.1000/- vide R.No./B.No.98/3141 Date:- 15/12/2021 against Treeplantation deposite.
- 41) Infrastructure Improvement Charges Rs. Nil/- is paid vide R.No./B.No. Date:-
- 42) Charges for "Premium Rs. Nil/- paid FSI" is paid vide R.No./B.No. Dt:
- 43) Charges for "Ancillary Premium paid FSI" Rs.1500/- is paid vide R.No./B.No. 95/477 Date :- 15/12/2021
- 44) This permission is given on the basis of conditions mentioned in the notification of ministry of environment, forest & climate change, New Delhi by vide No G.S.R. 317 (E) Dt. 29/03/2016 & the conditions mentioned therein are applicable to this Commencement & shall be following strictly This permission is given on the strength of affidavit submitted with the Proposed and C & D waste deposite Rs.2450/- is paid vide R.No./B.No. 95/477 Date: 15/12/2021.

**Additional Conditions**

- 45) NMC Tax for Vacant plot shall be paid before completion
- 46) The corrected 7/12 extract shall be produced as per amalgamation and sub-division before Occupancy Certificate



**MANISH NAVAPARIA**  
Consulting Engineer & Building Planner

No. LND / BP / C / 11 / 25 / 2021  
Nashik, Dt 16/12/2021

**Copy to :** Divisional Officer  
(C.C. Type)

  
**Sectional Engineer**  
(Town Planning)

Nashik Municipal Corporation, Nashik

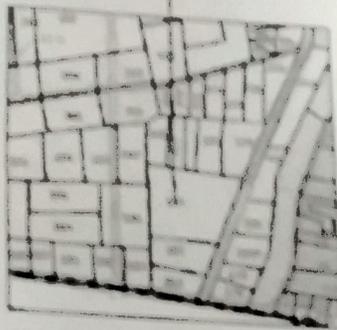
PLAN OF BEYOND TANK



PLAN OF BEYOND TANK



PLAN SHOW PIT DETAILS

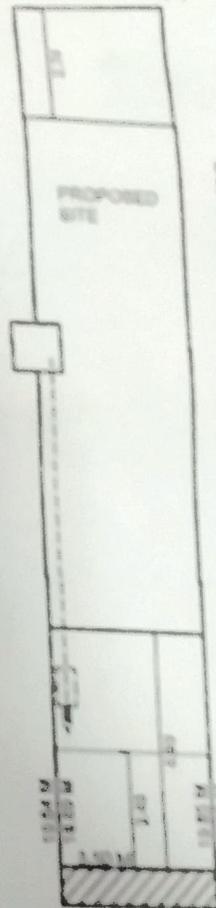


LOCATION PLAN  
SCALE - 1:1000

ADJ.G.NO. - 28(109)

ADJ.P.NO. - 30+31+32+33

ADJ.P.NO. - 30+31+32+33



1.00 M W PROPOSED ROAD  
1.00 M W EXISTING ROAD

SITE PLAN  
SCALE - 1:100



Form of Statement 1  
(Sr No. 8 (a) (ii))

Existing Building to be retained

| Building No. | Floor No. | Floor area | Total floor area of existing building | Area/Dimensions of Plot |
|--------------|-----------|------------|---------------------------------------|-------------------------|
|              |           |            |                                       |                         |
|              |           |            |                                       |                         |
|              |           |            |                                       |                         |

Form of Statement 2  
(Sr No. 9 (a)) Proposed Building

| Building No. | Floor No. | Total floor area of Proposed Building |
|--------------|-----------|---------------------------------------|
|              |           |                                       |
|              |           |                                       |
|              |           |                                       |

CARPET AREA

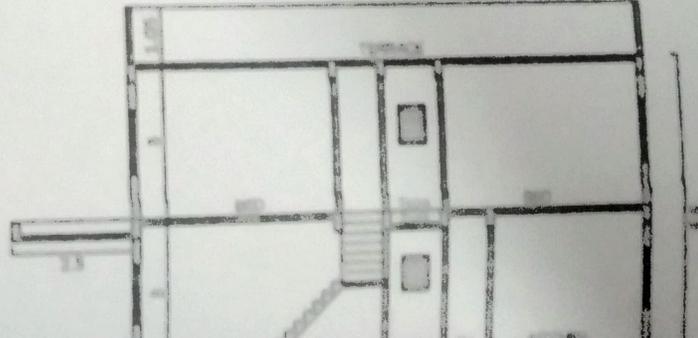
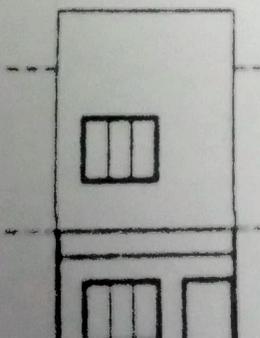
| Building Floor No.                   | Floor Area of all rooms including Kitchen (Excluding Area under walls) | Floor Area of Balconies/ W.C./ Toilets/ Passage etc (Excluding Area under walls) | Floor Area of Balconies/ Alternative Terrace Excluding Area under walls |  |
|--------------------------------------|--|--|---|--|
| GF                                   | Bed  | 1.40 X 3.15 = 4.41   | 1.75 X 1.20 = 2.10  |  |
|                                      | Kitchen  | 3.40 X 3.30 = 11.22  | 0.90 X 1.20 = 1.08  |  |
|                                      |  |  |   |  |
|                                      |  |  |   |  |
| Total Area = 20.00 * 0.21 = 4.20 sqm |  |  |   |  |
| FF                                   | Bed  | 1.40 X 4.15 = 5.81   | 1.75 X 1.20 = 2.10  |  |
|                                      | Kitchen  | 3.40 X 4.25 = 14.45  | 0.90 X 1.20 = 1.08  |  |
|                                      |  |  |   |  |
|                                      |  |  |   |  |
| Total Area = 20.00 * 0.18 = 3.60 sqm |  |  |   |  |

CARPET AREA

Staircase & Passage (Including under walls)

SCHEDULE OF DOORS & WINDOWS

| Sl. No. | Building | Size | Area | Description |
|---------|----------|------|------|-------------|
|         |          |      |      |             |
|         |          |      |      |             |
|         |          |      |      |             |
|         |          |      |      |             |



Part 1 of 4  
PROPOSE ROWHOUSE PLOT NO - 30+31+32+33 AT - ADDAON SHEAR, TR FOR ANSHAR BUILDING PARTNER SANNI  
APR  
APR  
The Plans are submitted As per the conditions of the accompanying Certificate No. 21/1125/1  
SECTION TOWN ANSHAR  
MANISH  
Creating Space  
2018  
1. No. of plots  
2. Minimum area of each plot  
3. No. of residential units  
4. No. of commercial units  
5. No. of shops  
6. No. of parking spaces  
7. No. of parking spaces  
8. No. of parking spaces  
9. No. of parking spaces  
10. No. of parking spaces  
11. No. of parking spaces  
12. No. of parking spaces  
13. No. of parking spaces  
14. No. of parking spaces  
15. No. of parking spaces  
16. No. of parking spaces  
17. No. of parking spaces  
18. No. of parking spaces  
19. No. of parking spaces  
20. No. of parking spaces

PROPOSED SITE



LAN

Building

Built-up Area of  
s per outer  
uction line.

(3)

38.70

38.70

77.40

Balconies

pace

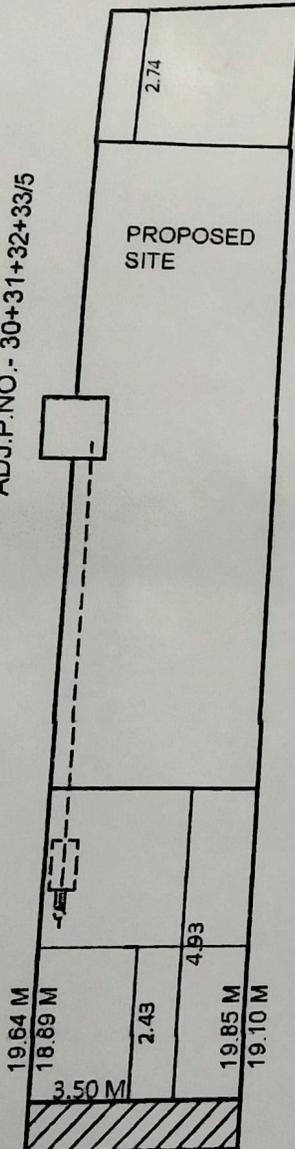
a under

OW'S

ADJ.G.NO. - 281/1(P)

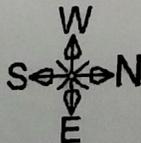
ADJ.P.NO. - 30+31+32+33/5

ADJ.P.NO. - 30+31+32+33/7



9.00 M W PROPOSED ROAD  
7.50 M W EXISTING ROAD

SITE PLAN  
SCALE: - 1:100



Proforma I- Area Statement

project-  
PROPOSE ROW HOUSE PLAN ON  
PLOT NO - 30+31+32+33/6, S NO - 281/2/2  
AT - ADGAON SHIWAR, TAL & DIST- NASHIK  
FOR- AKSHAR BUILDCON PARTNERSHIP FIRM THROUGH  
PARTNER SAWAN PANKAJBHAI RASADIYA

APPROVING AUTHORITY

**APPROVED**

The Plans amended in...  
As per the conditions Mentioned in  
the accompanying commencement

Certificate No. dated...  
21/11/2021 16/12/2021

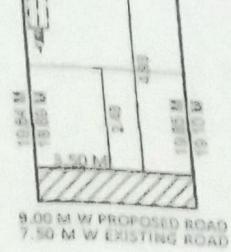
**SECTIONAL ENGINEER,**  
TOWN PLANING DEPARTMENT  
NASHIK MUNICIPAL CORPORETION, NASHIK

**MANISH NAVAPARIA**  
Consulting Engineer & Building Planner

AREA STATEMENT

| AREA STATEMENT  | SQM   |
|---|-------|
| 1 Area of plot<br>(Minimum area of a,b,c to be considered)                                      |       |
| a) As per ownership document (7/12 CTS extract)   | 69.12 |
| b) As per measurement sheet   | 69.12 |
| c) As per site  | 69.12 |
| 2 Deductions for  |       |
| a) Proposed D.P./D.P. Road widening area /Service Road / Highway widening                       | 2.62  |
| b) Any D.P. Reservation area  |       |
| (Total a+b)   | 2.62  |
| 3 Balance Area of Plot (1-2)  | 66.50 |
| 4 Amenity Space (if applicable)   |       |
| a) Required   |       |
| b) Adjustment of 2 (b), if any.   |       |
| c) Balance Proposed-  |       |
| 5 Net Plot Area [3-4(c)]  | 66.50 |
| 6 Recreational Open space (if applicable)   |       |
| a) Required -   |       |
| b) Proposed -   |       |
| 7 Internal Road area  |       |
| 8 Potable area (if applicable)  |       |
| 9 Built up area with reference to Basic FSI as per front road width (sr no 5 X Basic FSI (1.1)) | 73.16 |
| 10 Addition of FSI on payment of premium  |       |
| a) maximum permissible Premium FSI - based on road width TDR Zone                               |       |
| b) proposed FSI on payment of premium   |       |
| 11 TDR area   | 2.62  |
| c) TDR area   |       |
| d) Total In-situ / TDR loading proposed [(11(a)-(b)+(c)]  | 2.62  |
| 12 Additional FSI area under chapter No. 7  |       |
| 13 Total entitlement of FSI in the proposal   | 78.77 |
| a) [9+10 (b)+11(d)] or 12 whichever if applicable   | 2.00  |

| Building Floor No.                     | Floor Area of all rooms including Kitchen (Excluding Area under walls) | Floor Area of Bathroom/W.C./Toilet/Passage etc (Excluding Area under walls) | Floor Area of Balconies/Alternate Terraces (Excluding Area under walls) |
|--|--|---|---|
| G.F.                                   | Hall 3.40 X 5.18 17.61   | Bath 1.75 X 1.20 2.10   |   |
|  | Kitchen 3.40 X 3.35 11.39  | W.C. 0.90 X 1.20 1.08   |   |
|  |  | Passage 2.10 X 0.90 1.89  |   |
|  |  | 0.90 X 1.36 1.22  |   |
|  |  | 0.24  |   |
| Total Area = 20.00 + 0.24 = 20.24 sqm  |  |   |   |
| F.F.                                   | Bed 3.40 X 4.18 14.21  | Toilet 1.75 X 1.20 2.10   |   |
|  | Bed 3.40 X 4.35 14.79  | Passage 0.90 X 1.20 1.08  |   |
|  |  |   |   |
|  |  |   |   |
|  |  |   |   |
| Total Area = 20.00 + 3.18 = 23.18 sqm  |  |   |   |
| Total Area = 20.24 + 23.18 = 43.42 sqm |  |   |   |



**SITE PLAN**  
SCALE - 1 100

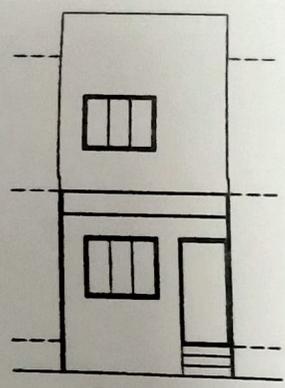


**CARPET AREA** Staircase & Passage (Excluding under walls)

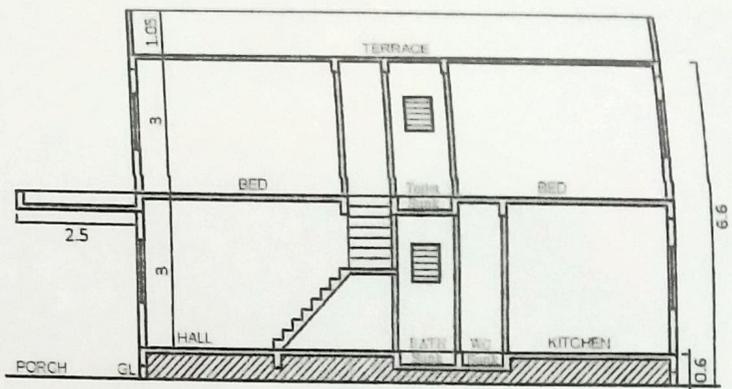
**SCHEDULE OF DOORS & WINDOWS**

| Loc. House No. | Building Floor No. | Size        | Area |
|----------------|--------------------|-------------|------|
|                | Ground Floor       |             |      |
|                |                    | 1.80 X 0.90 | 1.62 |
|                |                    |             | 1.62 |

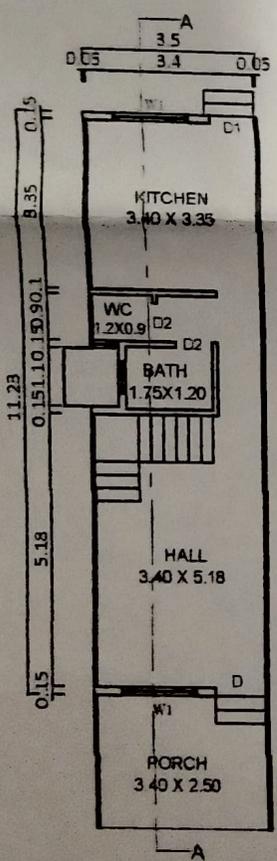
| D   | Size        | FLUSH DOOR   |
|-----|-------------|--------------|
| D1  | 0.90 X 2.10 | FLUSH DOOR   |
| D2  | 0.75 X 2.10 | FLUSH DOOR   |
| w   | 2.10 X 1.20 | M. S. WINDOW |
| w'  | 1.80 X 1.20 | M. S. WINDOW |
| w'' | 1.80 X 1.20 | M. S. WINDOW |



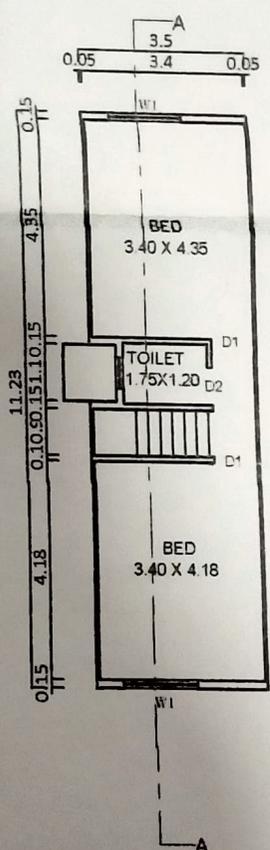
**ELEVATION**  
SCALE - 1 100



**SECTION A-A**  
SCALE - 1 100

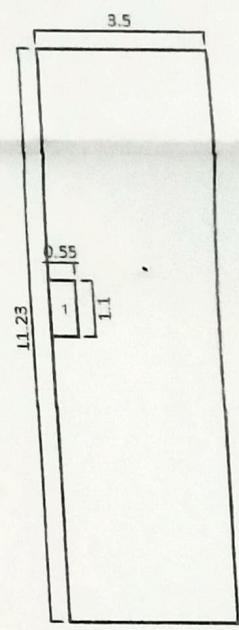


**GROUND FLOOR PLAN**  
SCALE - 1 100



**FIRST FLOOR PLAN**  
SCALE - 1 100

**AREA DIAGRAM AND AREA CALCULATION**



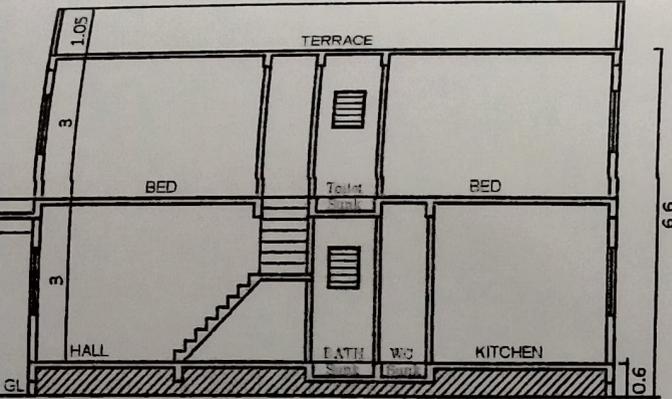
|                                 |                |              |
|---------------------------------|----------------|--------------|
| AREA OF BLOCK                   | = 3.50 X 11.23 | = 39.31 SQM. |
| DEDUCTION                       | 1) 0.55 X 1.10 | = 0.61 SQM.  |
| TOTAL B/UP AREA ON GROUND FLOOR |                | = 38.70 SQM. |
| TOTAL B/UP AREA ON FIRST FLOOR  |                | = 38.70 SQM. |
| TOTAL B/UP AREA                 |                | = 77.40 SQM. |

3.50 M  
 9.00 M W PROPOSED ROAD  
 7.50 M W EXISTING ROAD

**SITE PLAN**  
 SCALE - 1:100

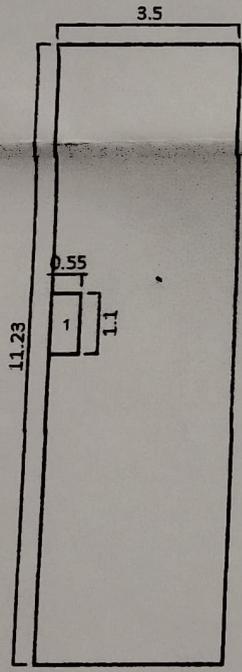


- WINDOWS
- GLASS DOOR
- GLASS DOOR
- GLASS DOOR
- GLASS WINDOW
- GLASS WINDOW
- GLASS WINDOW



**SECTION A-A**  
 SCALE - 1:100

**AREA DIAGRAM AND AREA CALCULATION**



|                                 |                |              |
|---------------------------------|----------------|--------------|
| AREA OF BLOCK                   | = 3.50 X 11.23 | = 39.31 SQM. |
| DEDUCTION                       | 1) 0.55 X 1.10 | = 0.61 SQM.  |
| TOTAL B/UP AREA ON GROUND FLOOR |                | = 38.70 SQM. |
| TOTAL B/UP AREA ON FIRST FLOOR  |                | = 38.70 SQM. |
| TOTAL B/UP AREA                 |                | = 77.40 SQM. |

|   |             |       |
|---|-------------|-------|
| 3 Balance Area of Plot (1-2)  | (Total a+b) | 2.62  |
| 4 Amenity Space (if applicable)   |             | 66.50 |
| a) Required   |             | ---   |
| b) Adjustment of 2 (b), if any  |             | ---   |
| c) Balance Proposed   |             | ---   |
| 5 Net Plot Area [3 - 4(c)]  |             | 66.50 |
| 6 Recreational Open space (if applicable)   |             | ---   |
| a) Required   |             | ---   |
| b) Proposed   |             | ---   |
| 7 Internal Road area  |             | ---   |
| 8 Pliable area (if applicable)  |             | ---   |
| 9 Built up area with reference to Basic FSI as per front road width (sr. no 5 X Basic FSI (1:1))  |             | 70.18 |
| 10 Addition of FSI on payment of premium  |             | ---   |
| a) maximum permissible Premium FSI - based on road width TDR Zone   |             | ---   |
| b) proposed FSI on payment of premium   |             | ---   |
| 11 In-situ FSI / TDR Loading  |             | ---   |
| a) In-situ area against TDR load (2.00 sr no 5) Party   |             | 2.62  |
| b) TDR area   |             | ---   |
| d) Total In-situ / TDR loading proposed (11(a)+(b)+(c))   |             | 2.62  |
| 12 Additional FSI area under chapter No 7   |             | ---   |
| 13 Total entitlement of FSI in the proposal   |             | ---   |
| a) [9+10 (b)-11(d)] or 12 whichever if applicable   |             | 75.77 |
| b) Ancillary Area FSI upto 60% or 80% with payment of charges   |             | 2.00  |
| c) Total entitlement [a+b]  |             | 77.77 |
| 14 Maximum utilization limit of FSI (building potential) Permissible as per Road width (as per regulation No 6.1 or 6.2 or 6.3 or 6.4 as applicable) (1:1 or 1:1.5) |             | ---   |
| 15 Total Built-up area in proposal (excluding area at Sr no 17c)  |             | ---   |
| a) Existing Built-up Area   |             | ---   |
| b) Proposed Built-up Area (as per table 7)  |             | 77.40 |
| c) Total (a+b)  |             | 77.40 |
| 16 FSI Consumed (15/13) should not be more than serial No 14 above  |             | 1.00  |
| 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 20/08/2021 and the dimensions of sides etc. of plot stated on plan are as measured on site and the area so worked out tallies with the area stated in document of Ownership/T.P. Scheme Records/ City Survey Records

Signature *Manish R. Navaparia*  
 (Name of Architect/Licensed Engineer/Supervisor)

**OWNERS DECLARATION**  
 I/We undersigned hereby confirm that I/We would abide by plan sanctioned by Nashik Municipal Corporation. I/We would execute the structure as per sanctioned plan. 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.

Signature *Manish R. Navaparia*  
 Owner's Name: **AKSHAR BUILDCON PARTNER**

- \*PLOT BOUNDARY 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

Signature *Manish R. Navaparia*  
**AKSHAR BUILDCON PARTNER**

STRUCTURAL ENG. SIGN      ENGINEER SIGN      OWNER SIGN

**Manish R. Navaparia**  
 B.E CIVIL  
 CONSULTING ENGINEER,  
 Alpha Crescent Bldg., B/H Friends Cafe,  
 Vise Mala, College Road, Nashik -5

Scale = 1:100      DATE = 21 / 10 / 2021  
 DRN BY = Tejas S.      REGISTRATION NO. - 582  
 CKD BY = M. Navaparia      DRWG. NO. = 312

TRUE COPY

PLOT AREA STATEMENT

SHRIKANT SOHANI ARCHITECT NASHIK

STAMP OF APPROVAL

APPROVED

(Demarcated Final) Layout as per Conditions Mentioned in the letter NO. LND/W3/Panch/92. DT. 03/09/2004. View of section 152(C13) and 69 of the Maharashtra Regional and Town Planning Act 1966.

211-xxxx  
Asst. Director of T.P.  
Nashik Municipal Corporation  
Nashik

AREA STATEMENT IN SQ.M.

|       |        |    |         |
|-------|--------|----|---------|
| 1     | 824.76 | 19 | 200.00  |
| 2     | 796.89 | 20 | 216.24  |
| 3     | 576.80 | 21 | 213.21  |
| 4     | 187.00 | 22 | 200.00  |
| 5     | 187.00 | 23 | 200.00  |
| 6     | 187.00 | 24 | 200.00  |
| 7     | 187.00 | 25 | 246.10  |
| 8     | 187.00 | 26 | 163.00  |
| 9     | 187.00 | 27 | 160.46  |
| 10    | 212.00 | 28 | 155.80  |
| 11    | 187.00 | 29 | 171.27  |
| 12    | 193.50 | 30 | 176.72  |
| 13    | 199.50 | 31 | 182.19  |
| 14    | 199.50 | 32 | 187.50  |
| 15    | 199.50 | 33 | 161.50  |
| 16    | 213.21 |    |         |
| 17    | 200.00 |    |         |
| 18    | 200.00 |    |         |
| TOTAL |        |    | 8093.54 |

|                           |          |
|---------------------------|----------|
| AREA AS PER 7/12 OBSTRACT | 11100.00 |
| AREA UNDER D/P ROAD       | 208.00   |
| NET LAND UNDER LAY OUT    | 10892.00 |
| AREA UNDER OPEN SPACE     | 1092.00  |
| AREA UNDER M.S.E.B        | 75.00    |
| AREA UNDER INTERNAL ROAD: | 1631.46  |
| AREA UNDER PLOTS          | 8093.54  |
|                           | 10892.00 |

PROPOSED DEMARKETED FINAL LAY OUT OF G.NO.281/  
OF VILLAGE ADGAON TAL.& DIST,NASHIK.  
FOR SHRI.J. PATIL & OTHERS

ARCHITECTS SIGN

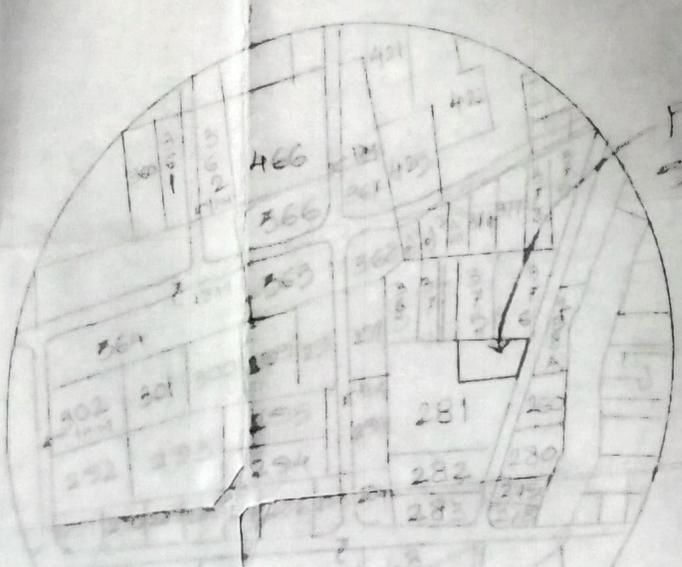
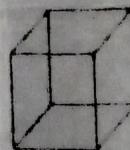
OWNERS SIGN

SHRIKANT SOHANI

SHRI.J. PATIL & OTHERS

SHRIKANT SOHANI

ARCHITECT & INTERIOR CONSULTANT  
1, VISHWESHWAR APARTMENT  
CANADA CORNER, NASHIK - 422 002



PROP. SITE

AREA  
BY ME OR AND THE DIMENSIONS OF  
SITE AND THE AREA STATED IN SO  
OF UNDER THE T.P. ACT

TRUE COPY

PLOT AREA STATEMENT

SHRIKANT SOHANI ARCHITECT, NASHIK

STAMP OF APPROVAL

APPROVED

(Demarcated Final) Layout as per  
Conditions Mentioned in the letter.  
No. LND/WG/Panch/92. DT. 09/09/2004.  
View of Section 192(13) and 69 of the  
Maharashtra Regional and Town Planning  
Act 1966.

31-XXXX  
Asst. Director of T.P.  
Nashik Municipal Corporation  
Nashik, SQ.M.

CERTIFICATE  
I DEMARCATED THIS  
BY NASHIK MUNICIPAL  
-4 PANCHAVATI  
MEASUREMENT OF PLOTS.  
DEMARCATED LAY OUT PLAN

| Sl. No. | Area (sq.m) | No. | Area (sq.m) |
|---------|-------------|-----|-------------|
| 1       | 524.75      | 19  | 200.00      |
| 2       | 798.80      | 20  | 216.34      |
| 3       | 576.80      | 21  | 213.21      |
| 4       | 187.00      | 22  | 200.00      |
| 5       | 187.00      | 23  | 200.00      |
| 6       | 187.00      | 24  | 200.00      |
| 7       | 187.00      | 25  | 246.10      |
| 8       | 187.00      | 26  | 163.00      |
| 9       | 187.00      | 27  | 160.43      |
| 10      | 212.00      | 28  | 165.86      |
| 11      | 130.64      | 29  | 171.80      |
| 12      | 199.50      | 30  | 176.72      |
| 13      | 199.50      | 31  | 182.45      |
| 14      | 199.50      | 32  | 187.50      |
| 15      | 184.44      | 33  | 261.50      |
| 16      | 218.21      |     |             |
| 17      | 200.00      |     |             |
| 18      | 200.00      |     |             |
| TOTAL   |             |     | 8093.54     |

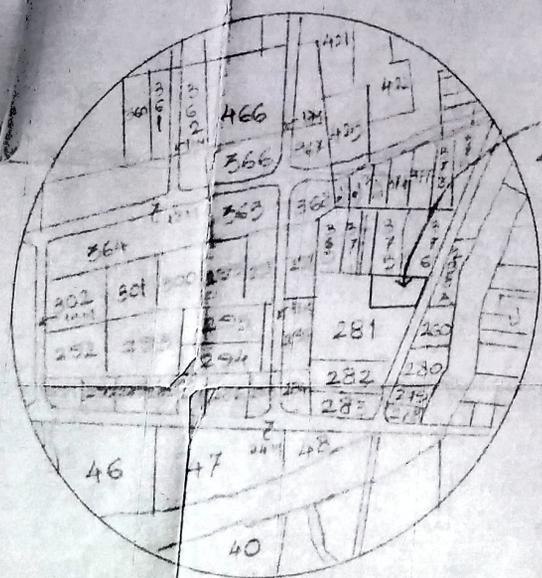
AREA STATEMENT IN SQ.M.

|                           |          |
|---------------------------|----------|
| AREA AS PER 7/12 OBSTRACT | 11100.00 |
| AREA UNDER D/P ROAD       | 208.00   |
| NET LAND UNDER LAY OUT    | 10892.00 |
| AREA UNDER OPEN SPACE     | 1092.00  |
| AREA UNDER M.S.E.B        | 75.00    |
| AREA UNDER INTERNAL ROAD: | 1631.46  |
| AREA UNDER PLOTS          | 8093.54  |
|                           | 10892.00 |

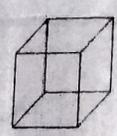
PROPOSED DEMARCATED FINAL LAY OUT OF G.NO.281/  
OF VILLAGE ADGAON TAL & DIST, NASHIK.  
FOR SHRI.J. PATIL & OTHERS

27  
10.3  
4.2  
M.W  
WIDES  
ADJ. G.NO. 260  
NO DEVELOPMENT ZONE

|                  |                        |
|------------------|------------------------|
| ARCHITECTS SIGN  | OWNERS SIGN            |
|                  | SHRI J. PATIL          |
| SHIRKINTE SOHANI | SHRI.J. PATIL & OTHERS |



LOCATION PLAN  
SCALE 1: 100,00



SHRIKANT SOHANI

ARCHITECT & INTERIOR CONSULTANT  
1, VISHWESHWAR APPRIMENT  
CANADA CORNER, NASHIK - 422 002.  
PH. NO. 0253-5604588

|                         |                   |
|-------------------------|-------------------|
| DRG NO - D/PROJECTS/SHV | DATE - 14/05/2004 |
| JOB NO - D/PROJECT/SHV  | GD BY - S.SOHANI  |
| SCALE - as shown        | Chd by - Borey    |

CERTIFICATE OF AREA

CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON AND THE DIMENSIONS OF SIDES ETC. OF PLOTS STATED ON PLAN ARE AS MEASURED ON SITE AND THE AREA STATED IN GOVERNMENT RECORDS WITH THE AREAS STATED IN DOCUMENTS OF UNDERSTANDING.

ARCHITECT SIGN.

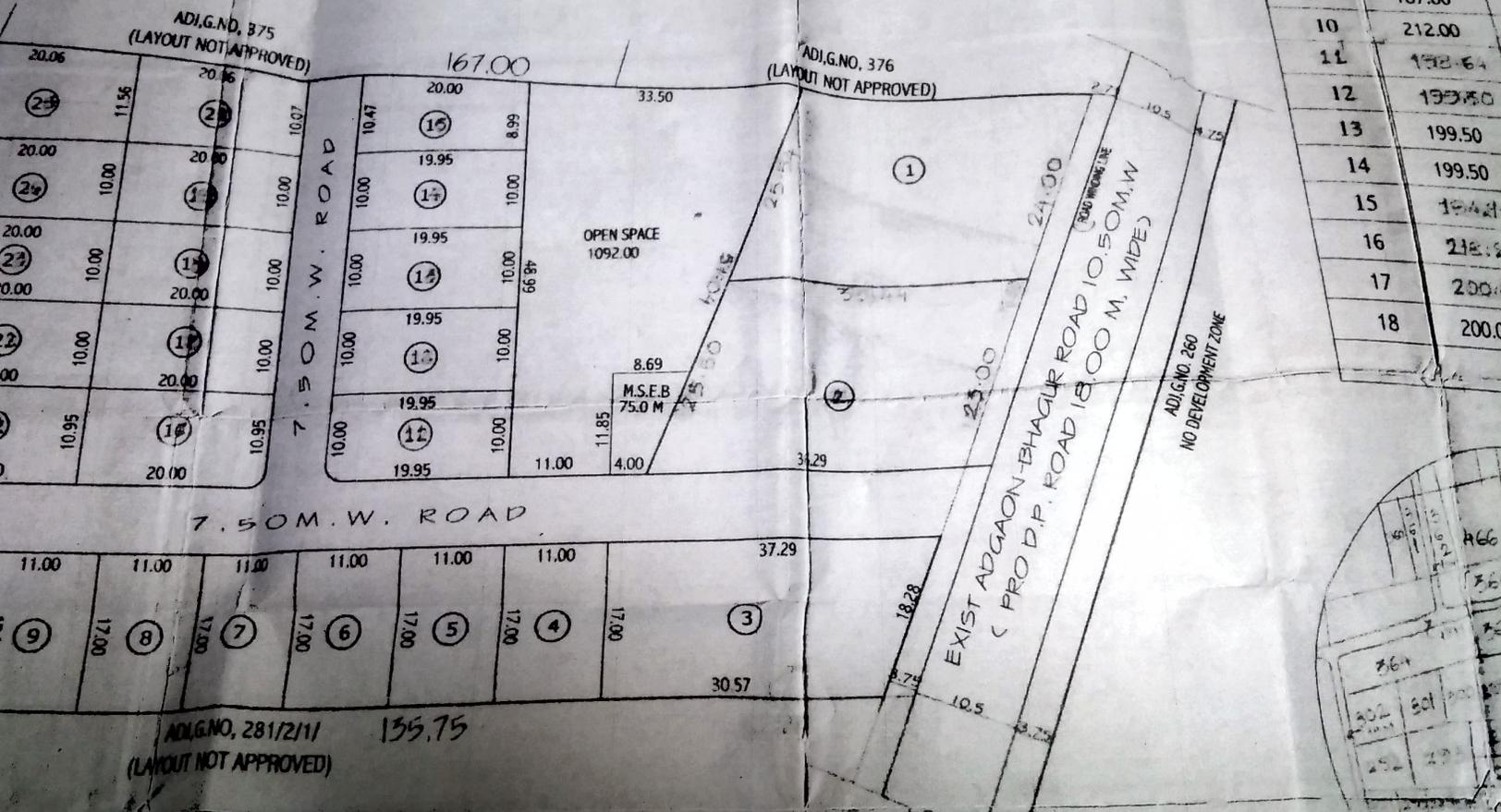
PLOT AREA STATEMENT

| Sl. No. | Area (sq. m) | Total Area |
|---------|--------------|------------|
| 1       | 824.78       | 19         |
| 2       | 798.8        | 20         |
| 3       | 576.80       | 21         |
| 4       | 187.00       | 22         |
| 5       | 187.00       |            |
| 6       | 187.00       |            |
| 7       | 187.00       |            |
| 8       | 187.00       |            |
| 9       | 187.00       |            |
| 10      | 212.00       |            |
| 11      | 192.64       |            |
| 12      | 193.50       |            |
| 13      | 199.50       |            |
| 14      | 199.50       |            |
| 15      | 199.50       |            |
| 16      | 218.50       |            |
| 17      | 200.00       |            |
| 18      | 200.00       |            |

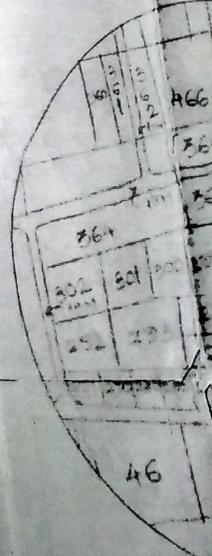
DEMARICATION CERTIFICATE

THIS IS TO CERTIFY THAT I HAVE PERSONALLY DEMARICATED THIS LAY OUT WHICH WAS TENTATIVE APPROVED BY NASHIK MUNICIPAL CORPORATION NASHIK, VIDE LETTER NO. TPD -4 PANCHAVATI DT. 14/11/2000 AND FURTHER CERTIFY THE MEASUREMENT OF PLOTS, ROADS & OPEN SPACE ETC. SHOWN ON DEMARICATED LAY OUT PLAN ACTUALLY ON SITE.

261.72



LAYOUT PLAN  
SCALE 1 : 500



LOC

