

PROPOSED SITE

PLOT AREA STATEMENT

PLOT NO.	AREA IN SQ.M.	CORNER ROUNDING AREA OF ROAD (if any) (SQ.M.)	REMAINING PLOT AREA (B-C) (SQ.M.)	PRO-RATA FSI FACTOR	BUILT AREA ON PRO-RATA BASIS (D X E) (SQ.M.)	FRONT ROAD WIDTH (M)	BASIC F.S.I.	PERMISSIBLE BUILT UP AREA ON BASIC F.S.I. (F X H) (SQ.M.)	ADD. F.S.I. IN LIEU OF D.P. ROAD WIDENING AREA IN SQ.M.	TOTAL AREA (I+J)
A	B	C	D	E	F	G	H	I	J	K
1	1031.17	19.00	1012.17	1.4053	1422.40	30.00	1.10	1564.64	103.50 X 2=207.00	1771.64
2	682.48	-	682.48	1.4053	973.14	12.00	1.10	1070.46	-	-
3	686.73	-	686.73	1.4053	979.11	12.00	1.10	1077.03	-	-
4	700.88	-	700.88	1.4053	988.09	12.00	1.10	1083.60	-	-
5	705.32	-	705.32	1.4053	991.19	12.00	1.10	1086.30	-	-
6	711.18	-	711.18	1.4053	998.42	12.00	1.10	1093.36	-	-
7	717.57	-	717.57	1.4053	1008.40	12.00	1.10	1109.24	-	-
8	351.45	-	351.45	1.4053	488.89	9.00	1.10	543.28	-	-
9	350.00	6.00	354.00	1.4053	487.48	12.00	1.10	547.22	-	-
10	350.00	-	350.00	1.4053	506.82	9.00	1.10	557.50	-	-
11	350.00	6.00	354.00	1.4053	487.48	12.00	1.10	547.22	-	-
12	1666.16	-	1666.16	1.4053	2341.45	12.00	1.10	2575.60	-	-
TOTAL	8353.69	31.00	8322.69							

- NOTES :-**
- ALL DIMENSION ARE IN METER
 - LAND BOUNDARY SHOWN IN BLACK
 - OPEN SPACE SHOWN IN GREEN
 - THEY ARE SUBJECT TO APPROVED VIDE LETTER NO. ND/MS/28/NANDUR/2021 DTD. 05/12/2021
 - N.A. NOC PERMISSION GIVEN BY COLLECTORATE OF NASHIK VIDE LETTER NO. NAS/24/201 DTD. 10/12/2021
 - ROAD COMPLETION CERTIFICATE BY P.W.D. N.M.C. NASHIK NO. LAND/PWD/PANCHAVATI/43/2022 DTD. 20/07/2022
 - THIS LAYOUT IS DEMARCATED BY DY. SUPDT. L.R. NASHIK VIDE M.R.NO. 74/2022. M. DTD. 25/02/2022
 - PLOT NO. 12 IS KEPT FOR LIG/EWS HOUSING PURPOSE ONLY

HISSA LAND AREA STATEMENT
(AS PER 7/12 EXTRACT)

S.NO./H.NO.	AREA IN SQ.M.
78/11A	7450.00
78/3/1/2	4150.00
TOTAL AREA	11600.00

DEMARCATION CERTIFICATE

THIS IS TO CERTIFY THAT I HAVE VERIFIED DEMARCATED THIS LAYOUT WHICH IS TENTATIVELY APPROVED BY NASHIK MUNICIPAL CORPORATION NASHIK VIDE LETTER NO. ND/MS/28/NANDUR/2021 DTD. 05/12/2021 AND FURTHER CERTIFY THAT THE MEASUREMENT OF PLOTS & ROAD ETC. SHOWN IN DEMARCATION PLAN ARE ACTUALLY ON SITE.

ARCHITECTS SIGN
[Signature]

OWNERS DECLARATION
I UNDERSIGNED HEREBY CONFIRM THAT I/WI WOULD ABIDE BY PLANS APPROVED BY AUTHORITY / COLLECTOR. I/WI WOULD EXECUTE THE STRUCTURE AS PER APPROVED PLANS. ALSO I/WI WOULD EXECUTE THE DIVISIONS OF PLOTS / TECHNICAL PERSON SO AS TO ENSURE THE QUALITY AND SAFETY AT THE WORK SITE.

SHRI. PRASAD NARENDRA RAJOLE
[Signature]
S.B. RAJOLE

SHRI. SAMEER BHASKAR PATIL
[Signature]
OWNERS SIGN.

DEMARCATED RESIDENTIAL FINAL LAYOUT PLAN IN S. NO. 78/11A & S. NO. 78/3/1/2 (C.T.S. 388/PT.) AT NANDUR-DASAK (NANDUR NASHIK SHIV ROAD PANCHAVATI) IN NASHIK FOR

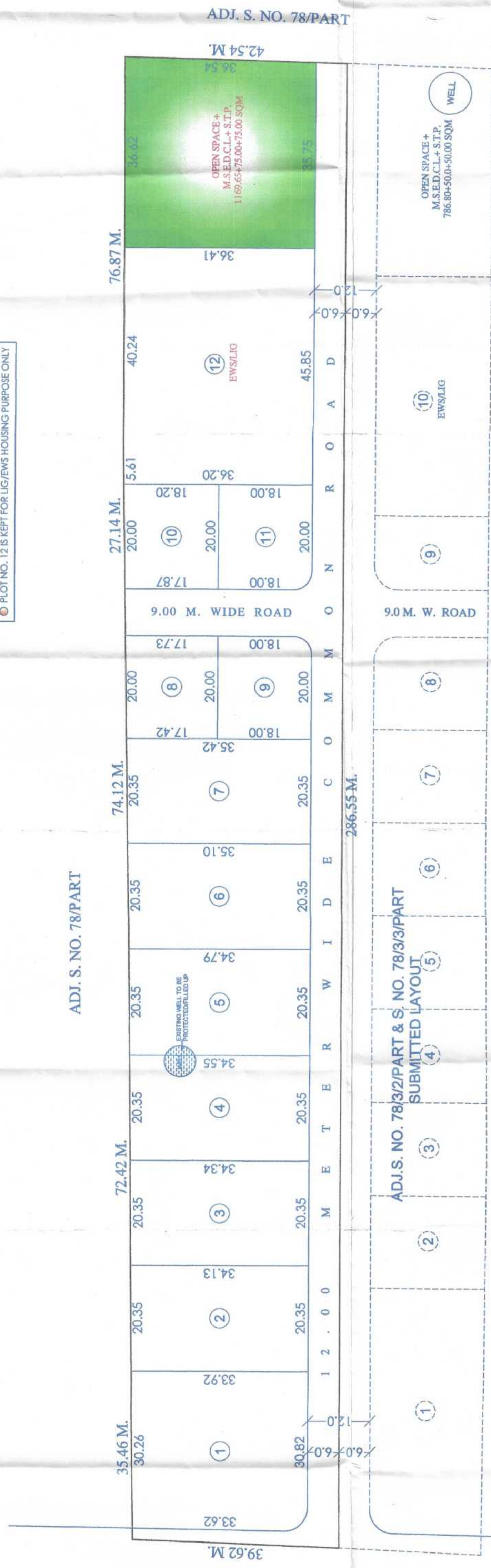
- SHRI. PRASAD NARENDRA RAJOLE
- SHRI. SAMEER BHASKAR PATIL &
- SHRI. SUMEET BHASKAR PATIL

NASHIK MUNICIPAL CORPORATION NASHIK
Demarcated final layout, As Amended in the letter No. ND/MS/ FL / 92 / 2022
Dt. 05 / 03 / 2022.
View of Sanctioned 45, 68 & 12(1) of The Maharashtra Regional and Town Planning Act, 1966
[Signature]
Deputy Director of Town Planning
Nashik

AREA STATEMENT

- AREA OF THE LAND (Minimum Area Of a, b, c to Be Considered) 11800.00
 - (a) As Per Ownership Document (7/12, CTS Extract) 11800.00
 - (b) As Per Measurement Sheet 11800.00
 - (c) As Per Site 11800.00
- DEDUCTIONS FOR
 - (a) Proposed D.P./D.P. Road Widening Area/ Service Road / Highway Widening 105.50
 - (b) Any D.P. Reservation Area (Nala) (Total a + b) 103.50
- Balance Area Of Plot/Land (1-2) 11696.50
- Amenity Space (If Applicable)
 - (a) Required -
 - (b) Adjustment Of 2(b) If Any -
 - (c) Balance Proposed -
- Net Plot/Land Area (3-4(c)) 11696.50
- Recreational Open Space (If Applicable)
 - (a) Required - 10% of (5) 1169.65
 - (b) Proposed - 1169.65
- M.S.E.D.C.L. Space
 - (a) Required - 75.00
 - (b) Proposed - 75.00
- S.T.P. Space
 - (a) Required - 75.00
 - (b) Proposed - 75.00
- Internal Road area & Framing 2054.16
- Service Road And Highway Widening area
 - (a) Required - 8322.69
 - (b) Proposed - 8322.69
- Pro-Rata Factor For FIS Calculation On Layout Plots = (5/11) 1.4053
- Area For Inclusive Housing
 - (a) Required - 1664.53
 - (b) Proposed - 1666.16

30.00 METER WIDE D. P. ROAD



G.V. KATALE AND ASSOCIATES
CONSULTING ENGINEERS & ARCHITECTS
OFFICE - 01, KAMAL RESIDENCY,
12, KAMAL RESIDENCY, KAMAL RESIDENCY,
PLOT NO. 28/2028, 20/2022
Email: gvkatale@gmail.com

ARCHITECT SIGN
AR. G. V. KATALE
[Signature]

DATE: 05/07/2022
SCALE: 1:500
DRA. BY: GARVAD D. A.