



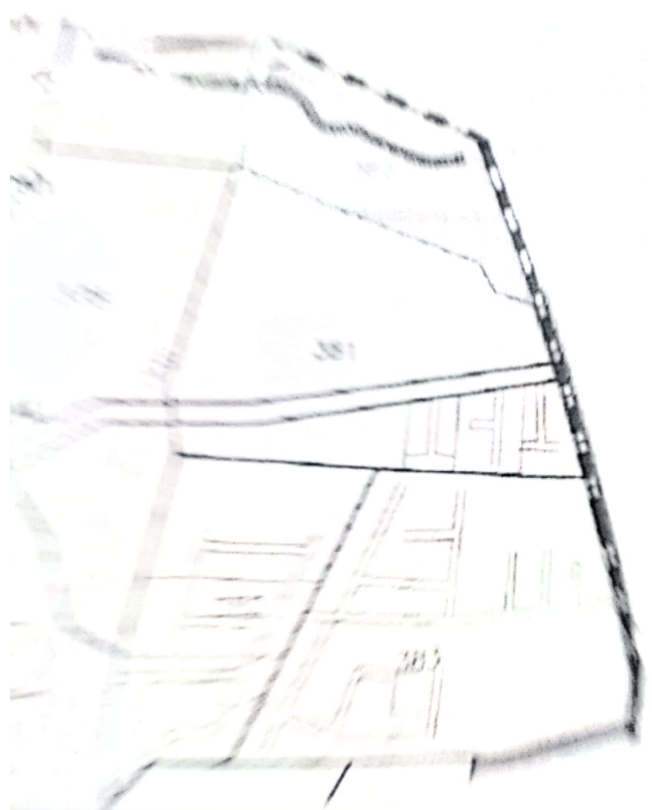
	38.85		
	85.90		
	47.05		
	38.85		
L	85.90		
	47.05		
	38.85		
AL	85.90		
	47.05		
	38.85		
TAL	85.90		
	48.01		
	34.40		
TOTAL	82.41		

  
**AK. PAWAR JAYWANT**  
**ARCHITECT**  
**CA/98/22561**

AREA STATEMENT		9+10/1	9+10/2	9+10/3	9+10/4	9+10/5	9+10/6
		IN SQMT	IN SQMT	IN SQMT	IN SQMT	IN SQMT	
1.	AREA OF PLOT						
	a) AS PER OWNERSHIP DOCUMENT (7/12,CTS)	111.59	78.86	79.28	79.82	80.35	115.60
	b) AS PER MEASUREMENT SHEET	111.59	78.86	79.28	79.82	80.35	115.60
	c) AS PER SITE	111.59	78.86	79.28	79.82	80.35	115.60
2.	DEDUCTION FOR	111.59	78.86	79.28	79.82	80.35	115.60
	a) PROPOSED D.P./COLONY ROAD WIDENING AREA /SERVICE ROAD / HIGHWAY WIDENING	N.A.	N.A.	N.A.	N.A.	N.A.	N.A.
	b) ANY D.P. RESERVATION AREA	N.A.	N.A.	N.A.	N.A.	N.A.	N.A.
	TOTAL (A+B)	N.A.	N.A.	N.A.	N.A.	N.A.	N.A.
3.	BALANCE AREA OF THE PLOT (1 - 2)	00.00	00.00	00.00	00.00	00.00	00.00
4.	AMENITY SPACE ( IF APPLICABLE )	111.59	78.86	79.28	79.82	80.35	115.60
	a) REQUIRED	-	-	-	-	-	-
	b) ADJUSTMENT OF 2 (b), IF ANY	N.A.	N.A.	N.A.	N.A.	N.A.	N.A.
	c) BALANCE PROPOSED	N.A.	N.A.	N.A.	N.A.	N.A.	N.A.
5.	NET PLOT AREA ( 3 - 4 ( C )	111.59	78.86	79.28	79.82	80.35	115.60
6.	RECREATIONAL OPEN SPACE ( IF APPLICABLE )	N.A.	N.A.	N.A.	N.A.	N.A.	N.A.
	a) REQUIRED	N.A.	N.A.	N.A.	N.A.	N.A.	N.A.
	b) PROPOSED	N.A.	N.A.	N.A.	N.A.	N.A.	N.A.
7.	INTERNAL ROAD AREA	N.A.	N.A.	N.A.	N.A.	N.A.	N.A.
8.	PLOTABLE AREA ( IF APPLICABLE )	N.A.	N.A.	N.A.	N.A.	N.A.	N.A.
9.	BUILT UP AREA WITH REFERENCE TO BASIC F.S.I. AS PER FRONT ROAD WIDTH (Sr No 5xbasic FSI)1:1	122.74	86.74	87.20	87.80	88.38	127.16
10.	ADDITION OF F.S.I. ON PAYMENT OF PREMIUM						
	a) MAXIMUM PERMISSIBLE PREMIUM FSI-based on road width/TOD zone	0.00	0.00	0.00	0.00	0.00	0.00
	b) PROPOSED FSI ON PAYMENT OF PREMIUM	0.00	0.00	0.00	0.00	0.00	0.00
11.	IN-SITU FSI / TDR LODING						
	a) IN SITU AREA AGAINST D.P./COLONY ROAD [2.00X Sr No 2(a)], IF ANY	N.A.	N.A.	N.A.	N.A.	N.A.	N.A.
	b) IN SITU AREA AGAINST AMENITY SPACE [2.00 or 1.85 X Sr.No.4 (b) AND ( C ),	N.A.	N.A.	N.A.	N.A.	N.A.	N.A.
	c) TDR AREA	00.00	00.00	00.00	00.00	00.00	00.00
	(d) TOTAL IN - SITU / TDR LOADING PROPOSED 11(a+b+c)	00.00	00.00	00.00	00.00	00.00	00.00
12.	ADDITIONAL FSI AREA UNDER CHAPTER NO.7	N.A.	N.A.	N.A.	N.A.	N.A.	N.A.
13.	TOTAL ENTITLEMENT OF FSI IN THE PROPOSAL	-	-	-	-	-	-
	(a) [ 9 + 10 (b) + 11 (d) ] OR 12 WHICHEVER IS APPLICABLE	122.74	86.74	87.20	87.80	88.38	127.16
	(b) ANCILLARY AREA FSI 60% OR 80% WITH THE PAYMENT OF CHARGES	-	15.0	14.0	13.0	13.0	-
	(c) TOTAL ENTITLEMENT ( A + B )	122.74	101.74	101.20	100.80	101.38	127.16
14.	MAXIMUM UTILIZATION LIMIT OF FSI ( BUILDING POTENTION ) 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	-	-	-	-	-	-
15.	TOTAL BUILT - UP AREA IN PROPOSAL. ( EXCLUDING AREA AT Sr. NO.17 b )	98.34	100.78	100.78	100.78	100.78	98.34
	(a) EXISTING BUILT - UP AREA	0.000	0.000	0.000	0.000	0.000	0.000
	(b) PROPOSED BUILT - UP AREA ( AS PER 'P - LINE' )	98.34	100.78	100.78	100.78	100.78	98.34
	(c) TOTAL ( A + B )	98.34	100.78	100.78	100.78	100.78	98.34
16.	F.S.I. CONSUMED ( 15 / 13 ) SHOULD NOT BE MORE THAN SERIAL NO. 14 ABOVE.)	-	-	-	-	-	-
17.	AREA FOR INCLUSIVE HOISING , IF ANY						
	a) REQUIRED ( 20% OF Sr. NO.5 )						
	b) PROPOSED						
	c) TOTAL (a+b)						

**CERTIFICATE OF AREA**  
 CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME  
 ON 09/02/2021 @ DIMS  
 STATED ON PLAN ARE...

a) PROPOSED D.P./COLONY ROAD WIDENING AREA /SERVICE ROAD / HIGHWAY WIDENING	N.A.	N.A.	N.A.	N.A.	N.A.	N.A.
b) ANY D.P. RESERVATION AREA	N.A.	N.A.	N.A.	N.A.	N.A.	N.A.
TOTAL (A+B)	N.A.	N.A.	N.A.	N.A.	N.A.	N.A.
3. BALANCE AREA OF THE PLOT (1-2)	00 00	00 00	00 00	00 00	00 00	00 00
4. AMENITY SPACE ( IF APPLICABLE )	111 59	78 86	79 28	79 82	80 35	111 59
5. REQUIRED	-	-	-	-	-	-
6. ADJUSTMENT OF 2 (b), IF ANY	N.A.	N.A.	N.A.	N.A.	N.A.	N.A.
7. BALANCE PROPOSED	N.A.	N.A.	N.A.	N.A.	N.A.	N.A.
8. NET PLOT AREA (3-4 (C))	N.A.	N.A.	N.A.	N.A.	N.A.	N.A.
9. ADDITIONAL OPEN SPACE ( IF APPLICABLE )	111 59	78 86	79 28	79 82	80 35	111 59
10. REQUIRED	N.A.	N.A.	N.A.	N.A.	N.A.	N.A.
11. PROPOSED	N.A.	N.A.	N.A.	N.A.	N.A.	N.A.
12. ROAD AREA	N.A.	N.A.	N.A.	N.A.	N.A.	N.A.
13. ROAD AREA ( IF APPLICABLE )	N.A.	N.A.	N.A.	N.A.	N.A.	N.A.
14. ROAD AREA WITH REFERENCE TO BASIC FRONT ROAD WIDTH (Sr No 5r basic FS) 1	N.A.	N.A.	N.A.	N.A.	N.A.	N.A.
15. ROAD AREA ON PAYMENT OF PREMIUM	122 74	86 74	87 20	87 80	88 38	122 74
16. ROAD AREA ON PAYMENT OF PREMIUM FS based on road width TOD zone	0 00	0 00	0 00	0 00	0 00	0 00
17. ROAD AREA ON PAYMENT OF PREMIUM	0 00	0 00	0 00	0 00	0 00	0 00
18. ROAD AREA AGAINST D.P./COLONY ROAD	N.A.	N.A.	N.A.	N.A.	N.A.	N.A.
19. ROAD AREA AGAINST AMENITY SPACE	N.A.	N.A.	N.A.	N.A.	N.A.	N.A.
20. ROAD AREA AGAINST AMENITY SPACE	N.A.	N.A.	N.A.	N.A.	N.A.	N.A.
21. ROAD AREA AGAINST AMENITY SPACE	00 00	00 00	00 00	00 00	00 00	00 00
22. ROAD AREA AGAINST AMENITY SPACE	00 00	00 00	00 00	00 00	00 00	00 00
23. ROAD AREA AGAINST AMENITY SPACE	N.A.	N.A.	N.A.	N.A.	N.A.	N.A.
24. ROAD AREA AGAINST AMENITY SPACE	122 74	86 74	87 20	87 80	88 38	122 74
25. ROAD AREA AGAINST AMENITY SPACE	122 74	86 74	87 20	87 80	88 38	122 74
26. ROAD AREA AGAINST AMENITY SPACE	122 74	86 74	87 20	87 80	88 38	122 74
27. ROAD AREA AGAINST AMENITY SPACE	122 74	86 74	87 20	87 80	88 38	122 74
28. ROAD AREA AGAINST AMENITY SPACE	122 74	86 74	87 20	87 80	88 38	122 74
29. ROAD AREA AGAINST AMENITY SPACE	122 74	86 74	87 20	87 80	88 38	122 74
30. ROAD AREA AGAINST AMENITY SPACE	122 74	86 74	87 20	87 80	88 38	122 74
31. ROAD AREA AGAINST AMENITY SPACE	122 74	86 74	87 20	87 80	88 38	122 74
32. ROAD AREA AGAINST AMENITY SPACE	122 74	86 74	87 20	87 80	88 38	122 74
33. ROAD AREA AGAINST AMENITY SPACE	122 74	86 74	87 20	87 80	88 38	122 74
34. ROAD AREA AGAINST AMENITY SPACE	122 74	86 74	87 20	87 80	88 38	122 74
35. ROAD AREA AGAINST AMENITY SPACE	122 74	86 74	87 20	87 80	88 38	122 74
36. ROAD AREA AGAINST AMENITY SPACE	122 74	86 74	87 20	87 80	88 38	122 74
37. ROAD AREA AGAINST AMENITY SPACE	122 74	86 74	87 20	87 80	88 38	122 74
38. ROAD AREA AGAINST AMENITY SPACE	122 74	86 74	87 20	87 80	88 38	122 74
39. ROAD AREA AGAINST AMENITY SPACE	122 74	86 74	87 20	87 80	88 38	122 74
40. ROAD AREA AGAINST AMENITY SPACE	122 74	86 74	87 20	87 80	88 38	122 74



**CERTIFICATE AREA**

WE CERTIFY THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME  
 ON 10/10/2021 & DIMENSION OF ALL SIDES ETC. OF THE PLOT  
 BY A T.D.M. PLAN ARE MEASURED ON SITE AND AREA SO WORK OUT  
 FALLS WITH AREA SITED IN DOCUMENT OF OWNERSHIP / T.P. SCHEME  
 REF. THIS DEPARTMENT CITY SURVEY RECORDS.

*[Signature]*  
**ARJAY JAYWANT**  
 ARCHITECT  
 (A/31/2254)

**AR JAYWANT PAWAR** CA/02261 B ARCH ABA MCA.

**Owner's Declaration-**  
 I/We undersigned hereby certify that I/We would abide by plans sanctioned by Municipal Corporation. I/We would ensure the ~~work~~ **work** is executed under supervision of proper technical person to ensure the quality and safety of the work.

*[Signature]*  
**H.M. MURTHY**  
 PARTNER

**AR JAYWANT PAWAR** B ARCH ABA MCA.

**ARCHITECT**  
**INTERIORS**  
**LANDSCAPE**  
**DESIGNERS**

Registration License No. of Arch.  
 No. 10/10/2021

*[Signature]*

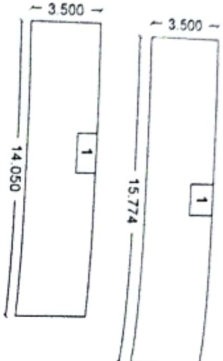
**AREA CALCULATION & DAIGRAM**

AREA OF P.NO 9+10/1  
 AREA OF GROUND FLOOR  
 =15.774X3.50= 55.21 Sqm  
 NET AREA OF GROUND FLOOR  
 = 55.21 Sqm

AREA OF P.NO 9+10/1  
 AREA OF FIRST FLOOR  
 =12.324X3.50= 43.13 Sqm  
 NET AREA OF FIRST FLOOR  
 = 43.13 Sqm

L BUILT UP AREA P.NO 9+10/1  
 +43.13= 98.34 Sqm

BUILT UP AREA P.NO 9+10/6  
 +43.13= 98.34 Sqm



AREA OF P.NO 9+10/2  
 AREA OF GROUND FLOOR  
 =15.774X3.50= 55.21 Sqm  
 DEDUCTION  
 1=1.50X1.175= 1.76 Sqm  
 NET AREA OF GROUND FLOOR  
 = 53.45 Sqm

AREA OF P.NO 9+10/2  
 AREA OF FIRST FLOOR  
 =14.093X3.50= 49.18 Sqm  
 DEDUCTION  
 1=1.90X0.975= 1.85 Sqm  
 NET AREA OF FIRST FLOOR  
 = 47.33 Sqm

TOTAL BUILT UP AREA P.NO 9+10/2  
 =53.45+47.33= 100.78 Sqm

TOTAL BUILT UP AREA P.NO 9+10/3  
 =53.45+47.33= 100.78 Sqm

TOTAL BUILT UP AREA P.NO 9+10/4  
 =53.45+47.33= 100.78 Sqm

TOTAL BUILT UP AREA P.NO 9+10/5  
 =53.45+47.33= 100.78 Sqm

ANCILLARY AREA STATEMENT P.NO 9+10/2 TO 5			
	PLINE AREA	BASIC AREA	ANCILLARY AREA
RESIDENTIONAL	100.78	100.78x1.6= 162.98	100.78x0.6= 37.79
TOTAL	100.78	162.98	37.79



**SITE PLAN**  
 SCALE: 1:200

9.00 M WIDE COLONY ROAD



9.00 M WIDE ROAD



FIRST FLOOR PLAN

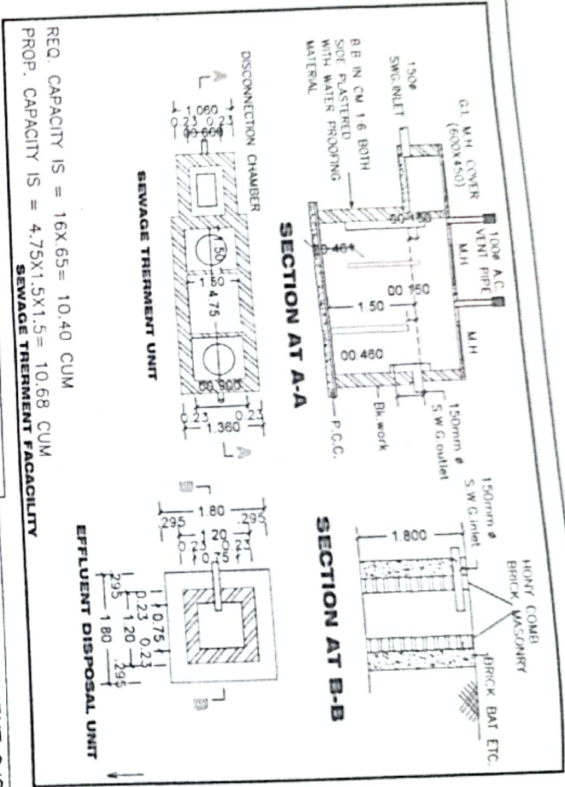
SCALE - 1:100

9.00 M WIDE ROAD

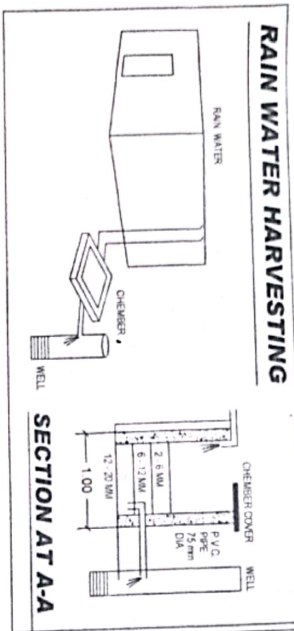
7	10	11	12	13	14	15
10	11	12	13	14	15	
11	12	13	14	15		
12	13	14	15			
13	14	15				
14	15					
15						

GROUND FLOOR PLAN





REQ. CAPACITY IS = 16X.65= 10.40 CUM  
 PROP. CAPACITY IS = 4.75X1.5X1.5= 10.68 CUM  
**SEWAGE TREATMENT FACILITY**

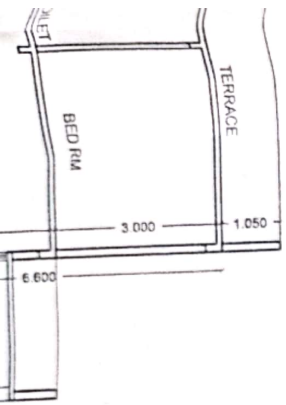


FROM OF STATEMENT\_2 (S.No 9(G))  
 AREA DETAILS

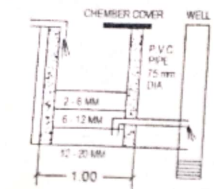
1	2	3	4	5	6
PLOT NO	FLOOR NO	ROW/HOUSE NO	CARPET AREA OF ROW/HOUSE	AREA OF BALCONY ATTACHED TO ROW/HOUSE	AREA OF DOUBLE HEIGHT TERRACE ATTACHED TO ROW/HOUSE
P.NO.9+101	GROUND	1	48.01		
	FIRST	1	34.40		
	TOTAL		82.41		
P.NO.9+102	GROUND	1	47.05		
	FIRST	1	38.85		
	TOTAL		85.90		
P.NO.9+103	GROUND	1	47.05		
	FIRST	1	38.85		
	TOTAL		85.90		
P.NO.9+104	GROUND	1	47.05		
	FIRST	1	38.85		
	TOTAL		85.90		
P.NO.9+105	GROUND	1	47.05		
	FIRST	1	38.85		
	TOTAL		85.90		
P.NO.9+106	GROUND	1	48.01		
	FIRST	1	34.40		
	TOTAL		82.41		

SYMBOL	SIZE	DESCRIPTION
FD	2.40X2.10	M.S
D	0.90X2.10	T.W.PANELLED DOOR
D1	0.75X2.10	---
W	1.80X1.20	M.S.GLAZED WINDOW
W1	1.50X1.20	---
W2	1.20X1.20	---
V	0.90X0.90	M.S.GLAZED VENTILATOR
V1	0.60X0.60	M.S.GLAZED VENTILATOR

**PROPOSED 1**  
**9+101,9+101**  
**S.NO. 3811/1,**  
**TAL & DIST 1**  
**FOR**  
**MIS SHRADDI**  
**PARTNER SH**  
**STAMI**



AREA STATEMENT		9+10/1
1	AREA OF PLOT	INSQMT
a)	AS PER OWNERSHIP DOCUMENT (7/12 CTS)	111.59
b)	AS PER MEASUREMENT SHEET	111.59
c)	AS PER SITE	111.59
2	DEDUCTION FOR	N.A
a)	PROPOSED D.P./COLONY ROAD WIDENING AREA	N.A
b)	ANY D.P. RESERVATION AREA	00.00
c)	PROPOSED D.P./COLONY ROAD WIDENING AREA	111.59
3	BALANCE AREA OF THE PLOT (1-2)	111.59
4	AMENITY SPACE (IF APPLICABLE)	N.A.



SECTION AT A-A

FROM OF STATEMENT -2 (Sr.No.9(g))  
 AREA DETAILS O

PLOT NO NO	FLOOR NO	ROW HOUSE NO	CARPET AREA OF ROW HOUSE	AREA OF BALCONY ATTACHED TO ROW HOUSE	AREA OF DOUBLE HIGHT TERRACE ATTACHED TO ROW
P.NO.9+10/1	GROUND	1	48.01		6
	FIRST		34.40		
	TOTAL		82.41		
P.NO.9+10/2	GROUND	1	47.05		
	FIRST		38.85		
	TOTAL		85.90		
P.NO.9+10/3	GROUND	1	47.05		
	FIRST		38.85		
	TOTAL		85.90		
P.NO.9+10/4	GROUND	1	47.05		
	FIRST		38.85		
	TOTAL		85.90		
P.NO.9+10/5	GROUND	1	47.05		
	FIRST		38.85		
	TOTAL		85.90		
P.NO.9+10/6	GROUND	1	48.01		
	FIRST		34.40		
	TOTAL		82.41		

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AREA STATEMENT

AREA STATEMENT		9+10/1
		IN SQMT
1.	AREA OF PLOT	
	a) AS PER OWNERSHIP DOCUMENT (7/12,CTS)	111.59
	b) AS PER MEASUREMENT SHEET	111.59
	c) AS PER SITE	111.59
2.	DEDUCTION FOR	111.59
	a) PROPOSED D.P./COLONY ROAD WIDENING AREA /SERVICE ROAD / HIGHWAY WIDENING	N.A.
	b) ANY D.P. RESERVATION AREA	N.A.
	TOTAL (A+B)	N.A.
3.	BALANCE AREA OF THE PLOT (1 - 2)	00.00
4.	AMENITY SPACE ( IF APPLICABLE )	111.59
	a) REQUIRED	-
	b) ADJUSTMENT OF 2 (b), IF ANY	N.A.
	c) BALANCE PROPOSED	N.A.
5.	NET PLOT AREA ( 3 - 4 ( C )	N.A.
6.	RECREATIONAL OPEN SPACE ( IF APPLICABLE )	111.59
	a) REQUIRED	N.A.
	b) PROPOSED	N.A.
7.	INTERNAL ROAD AREA	N.A.
8.	PLOTABLE AREA ( IF APPLICABLE )	N.A.
9.	BUILT UP AREA WITH REFERENCE TO BASIC F.S.I. AS PER FRONT ROAD WIDTH (Sr No 5xbasic FSI)1:1	N.A.
10.	ADDITION OF F.S.I. ON PAYMENT OF PREMIUM	122.7
	a) MAXIMUM PERMISSIBLE PREMIUM FSI-based on road width/TOD zone	0.00
	b) PROPOSED FSI ON PAYMENT OF PREMIUM	0.00
11.	IN-SITU FSI / TDR LODING	
	a) IN SITU AREA AGAINST D.P./COLONY ROAD [2.00X Sr No 2(a)], IF ANY	
	b) IN SITU AREA AGAINST AMENITY SPACE [2.00 or 1.85 X Sr.No 4 (b) AND ( C ).	
	c) TDR AREA	
	(d) TOTAL IN - SITU / TDR LOADING PROPOSED 11(a + b + c)	
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 IS APPLICABLE	
	(b) ANCILLARY AREA FSI 60% OR 80% WTHE PAYMENT OF CHARGES	
	(c) TOTAL ENTITLEMENT ( A + B )	
14.	MAXIMUM UTILIZATION LIMIT OF FSI ( BUILDING POTENTION ) PERMISSIBLE AS PER ROAD WIDTH	





# NASHIK MUNICIPAL CORPORATION

NO: LND/BPI C11317/2021

DATE :- 25/06/2021

## SANCTION OF BUILDING PERMISSION AND COMMENCEMENT CERTIFICATE

TO, Shri. Sharddha Developer Through Partner Shri. Hiren Mansukhalal Maru  
C/o. Ar. & Stru. Engg. Jaywant Pawar Of Nashik.

**Sub** :- Sanction of Building Permission & Commencement Certificate on Plot No:-9+10/1, 9+10/2, 9+10/3, 9+10/4, 9+10/5, 9+10/6 of S.No.381/1/A/2/2 of Makhamalabad Shiwar, Nashik.

**Ref** :- 1) Your Application & for Building permission/ Revised Building permission/ Extension of Structure Plan/ Risk Based Dated:- 05/05/2021 Inward No.C1/RIBP/253  
2) Sub-Division No. 76/2021 Dt: 31/05/2021

Sanction of building permission & 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 permission under section 253 of The Maharashtra Municipal Corporation Act (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 occupancy permission under sec. 263 of the Maharashtra Municipal Corporation Act is duly granted
- 3) The commencement certificate / Building permission 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 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.].
- 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 balconies, 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 with self cleaning velocity. In case if there is no Municipal drainage line within 30 meters premises then effluent outlet should be connected to a soak pit. The size of soak pit should be properly worked out on-the basis of number of tenements, a pigeon hole circular brick wall should be constructed in the centre of the soak pit. Layers of stone boulders, stone metals and pebbles should be properly laid.



- 10) Proper arrangement for disposal of rain water all be made as per site requirements without disturbing natural gradient of the land facing to this conditions if any incident happens, the whole responsibility will be on the applicant /developers
- 11) The construction work should be strictly carried out in accordance with the sanctioned plan enclosed herewith.
- 12) 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.
- 13) 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.
- 14) 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.
- 15) Applicant should make necessary arrangement of water for construction purpose as per 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."
- 16) There is no objection to obtain electricity connection for construction purpose from M.S.E.B.
- 17) Septic tank & soak pit shall be constructed as per the guidelines of sewerage department of N.M.C. & NOC shall be produced before occupation certificate.
- 18) wherever 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.
- 19) Drinking water & adequate sanitation facility including toilets shall be provided for staff & labour engaged at construction site by owner/Developer at his own cost.
- 20) 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.
- 21) 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.
- 22) 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.
- 23) Fly ash bricks and fly ash based and related materials shall be used in the construction of buildings.
- 24) Wherever necessary Fanning shall be made and maintained as per the provisions of UDCPR on site.
- 25) Provision of rain water harvesting shall be made at site as per Clause no 13.3 of UDCPR
- 26) 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:-9+10/1, 9+10/2, 9+10/3, 9+10/4, 9+10/5, 9+10/6 of S.No.381/1/A/2/2

- 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 be 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 & 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 & 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) To Follow the Duties and Responsibilities as per Provisions in Appendix C of UDCPR is mandatory to Engineer/Structural Engineer/ Supervisor/ Town Planner/Licensing/Site Engineer/Geotechnical Engineer/ Owner/Developer.
- 34) This permission is given the basis of Hon.Commissioner Order No.158/2019 Dt.23/05/2019.
- 35) This Risk Based (Low/Moderate Risk) Building permission is granted on the basis of self declaration given by Architect dated: **05/05/2021**.
- 36) This permission is given the basis of N. A. order No.- **487/2010 Dt:- 13/04/2010** submitted with the application.

### Charges Recovery

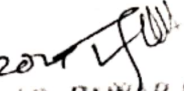
- 37) Rs.90720/- is paid for development charges w.r.to the proposed Construction Vide R.No./B.No.50/766 Date : **29/06/2021**
- 38) Rs.Nil/- is paid for development charges w.r.to the proposed land development.Vide R.No./B.No.-- Date :--
- 39) Drainage Connection Charges Rs.6000/- is paid vide R.No./B.No. 49/9957 Date :**29/06/2021**.
- 40) Welfare Cess charges Rs.145200/- is paid Vide R.No./B.No. 49/9957 Date : **29/06/2021**.
- 41) Rs.6000/-vide R.No./B.No.24/3106 Date : **29/06/2021** against Treeplantation deposit.
- 42) Infrastructure Improvement Charges Rs. Nil /- is paid vide R.No./B.No.- Date
- 43) Charges for "Premium FSI" is paid Rs.Nil/- vide R.No./B.No.- -- Date :--
- 44) Charges for "Ancillary Permium is Paid FSI" Rs.41580/- vide R.No./B.No.65/9956 Date:**29/06/2021**
- 45) This permission is given on the basis of conditions mentioned in 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 deposit Rs.13000/- is paid vide R.No./B.No.49/9957 Date : **29/06/2021**.

### Additional Conditions

- 46) NMC Tax for Vacant plot shall be paid before Completion.

  
**Sectional Engineer**  
Town Planning Department  
Nashik Municipal Corporation,Nashik.

No. LND /BP /C /317/2021  
Nashik, Dt: **29/06/2021**  
Copy to : Divisional Officer

  
**AR. PAWAR JAYWANT**  
ARCHITECT  
CA/98/22761





अहवाल दिनांक : 07/06/2024

महाराष्ट्र शासन

गाव नमुना सात ( आधिकार अभिलेख पत्रक )

महाराष्ट्र जमीन महसूल अधिकार अभिलेख आणि नोंदवहा ( तयार करणे व सुस्थितीत ठेवणे ) नियम, १९७१ यातील नियम ३, ५, ६ आणि ७।

व :- मखमलाबाद - 2

तालुका :- नाशिक

जिल्हा :- नाशिक

944235)

U-ID : 36902052829

भूमापन क्रमांक व उपावेभाग : 381/1/अ/2/2/प्लॉट नं/9/10/5

36902052829

सुधारणा पध्दती : भोगवटादार वग -1

शेताचे स्थानिक नाव :

क्षेत्र, एकक व आकारणी	खाते क्र.	भोगवटादाराचे नांव	क्षेत्र	आकार	पो.ख.	फे.फा.	कुळ, खंड व इतर अधिकार
भूमापन क्षेत्र आर.चौ.मी.चौ.सें.मी. अधिक क्षेत्र बेन शेती 0.80.35 आकारणी 30.00	16608	श्रध्दा डेकलपर्स तर्फे भागीदार हिरेन मनसुखलाल मारू	0.80.35	30.00		( 42552 )	कुळाचे नाव व खंड इतर अधिकार इतर बिनशेती ( 42552 ) प्रतीबत फेरफार : नाही. शेवटचा फेरफार क्रमांक : 42552 व दिनांक : 08/06/2021 सीमा आणि भूमापन चिन्ह :

जुन फेरफार क्र ( 34371 ) ( 39703 ) ( 42331 ) ( 42339 )

गाव नमुना बारा ( पिकांची नोंदवही )

महाराष्ट्र जमीन महसूल अधिकार अभिलेख आणि नोंदवहा ( तयार करणे व सुस्थितीत ठेवणे ) नियम, १९७१ यातील नियम २९।

गाव :- मखमलाबाद - 2 ( 944235 ) तालुका :- नाशिक

जिल्हा :- नाशिक

भूमापन क्रमांक व उपावेभाग : 381/1/अ/2/2/प्लॉट नं/9/10/5

पिकाखालील क्षेत्राचा तपशील							लागवडीसाठी उपलब्ध नसलेली जमीन	शेरा		
वर्ष	हंगाम	खाता क्रमांक	पिकाचा प्रकार	पिकाचे नाव	जल सिंचित	अजल सिंचित	जल सिंचनाचे साधन	स्वरूप	क्षेत्र	
(१)	(२)	(३)	(४)	(५)	(६)	(७)	(८)	(९)	(१०)	(११)
					ह.आर. चौ.मी	ह.आर. चौ.मी			ह.आर. चौ.मी	

टीप : \* सदरची नोंद मोबाइल ॲप द्वारे घेणेत आलेली आहे

"या प्रमाणित प्रतीसाठी फी म्हणून १५/- रुपये मिळाले."

दिनांक :- 07/06/2024

सांकेतिक क्रमांक :- 272000110259470001620241349

( नाव :- बबन बाबासाहेब कोकाटे )

तलाठी साझा :- मखमलाबाद - 2 ता :- नाशिक जि :- नाशिक

तलाठी मखमलाबाद  
ता. जि. नाशिक

07-06-2024

<https://mahafarfar.enlightcloud.com/DDM/PgHtml712>

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