

AREA DIAGRAM AND CALCULATIONS

STAIR FLOOR
 AREA OF STAIRS FOR USE - BLOCK X - 12.10 X 3.30 = 39.93 SQM
 ADDRESS - 120X 75 - 895 SQM

AREA OF BLOCK ABCD = 51.687 SQM
 25.12 X 7.18 = 180.362

DEDUCTIONS
 1) 2.265 X 3.465 X 2 = 15.696
 2) 15.79 X 1.20 = 18.948
 3) 2.40 X 3.45 = 8.280
 4) 10.95 X 2.31 = 25.287
 5) 2.175 X 1.015 X 2 = 4.388



TOTAL = 21.516

AREA OF GROUND FLOOR, 180362 - 18316 = TOTAL 162046

TYPICAL STRUCTURE / STAIR UPSTAIR + 2ND FLOOR

AREA OF BLOCK ABCD
 25.12 X 7.18 = 180.362 SQM

DEDUCTIONS
 1) 2.265 X 3.465 X 2 = 15.696
 2) 15.79 X 1.20 X 2 = 37.456
 3) 4.13 X 4.91 X 2 = 81.253
 4) 2.175 X 1.015 X 2 = 4.388

TOTAL = 113.081 SQM

STAIR UP 2ND + 3RD FLOOR
 25.12 X 7.18 = 180.362 SQM

DEDUCTIONS
 1) 2.265 X 3.465 X 2 = 15.696
 2) 15.79 X 1.20 = 18.948
 3) 4.13 X 4.91 X 2 = 81.253
 4) 2.175 X 1.015 X 2 = 4.388

TOTAL = 113.081 SQM



AREA OF BLOCK X
 12.10 X 3.30 = 39.93 SQM
 12.10 X 3.30 = 39.93 SQM
 12.10 X 3.30 = 39.93 SQM
 TOTAL AREA = 119.79 SQM

BALCONY AREA STATEMENT

STAIR UP + FIRST / STAIR UP + SECOND FLOOR
 AREA = 21.11 SQM

PERMISSIBLE AREA = 21.11 SQM

PROPOSED AREA = 21.11 SQM

STAIR UP 2ND + THIRD FLOOR
 AREA = 21.11 SQM

PERMISSIBLE AREA = 21.11 SQM

PROPOSED AREA = 21.11 SQM

PARKING STATEMENT

DESCRIPTION	UNIT	NO.
OPEN PARKING	SQ.M	1 NOS
COVERED PARKING	SQ.M	5 NOS
RESIDENTIAL	SQ.M	10 NOS
COMMERCIAL	SQ.M	10 NOS
VEHICLE	SQ.M	1 NOS
TRUCK	SQ.M	2 NOS
TRUCK	SQ.M	18 NOS

FROM APPROVED DRAWING
 ADDRESS - 120X 75



Signature
 Date
 Address

DOOR STATEMENT

DESCRIPTION	UNIT	NO.
WOODEN DOOR	SQ.M	1 NOS
ALUMINUM DOOR	SQ.M	1 NOS
GLASS DOOR	SQ.M	1 NOS

TOTAL DOOR AREA = 3 SQM

PERMISSIBLE DOOR AREA = 3 SQM

PROPOSED DOOR AREA = 3 SQM

PERMISSIBLE DOOR AREA = 3 SQM

PROPOSED DOOR AREA = 3 SQM

PERMISSIBLE DOOR AREA = 3 SQM

PROPOSED DOOR AREA = 3 SQM

PERMISSIBLE DOOR AREA = 3 SQM

PROPOSED DOOR AREA = 3 SQM

PERMISSIBLE DOOR AREA = 3 SQM

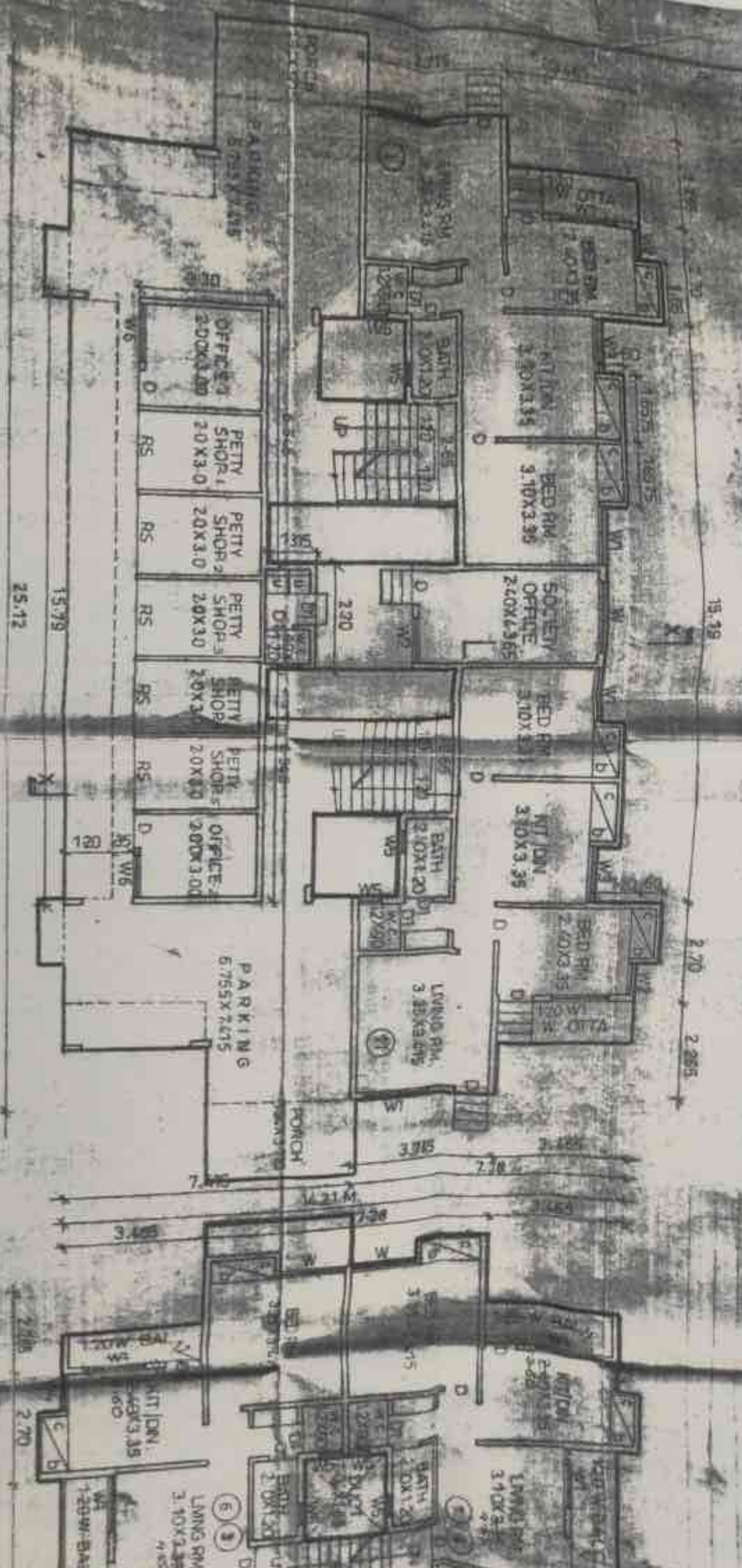
PROPOSED DOOR AREA = 3 SQM

PERMISSIBLE DOOR AREA = 3 SQM

COMPLETION PLAN

PROPOSED SITE

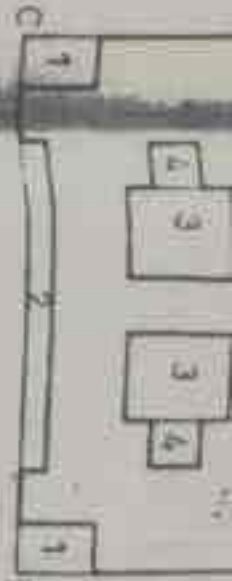
STILT UP SECOND + THIRD FLOOR PLAN



STILT (PARKING) + GROUND FLOOR PLAN

TYPICAL

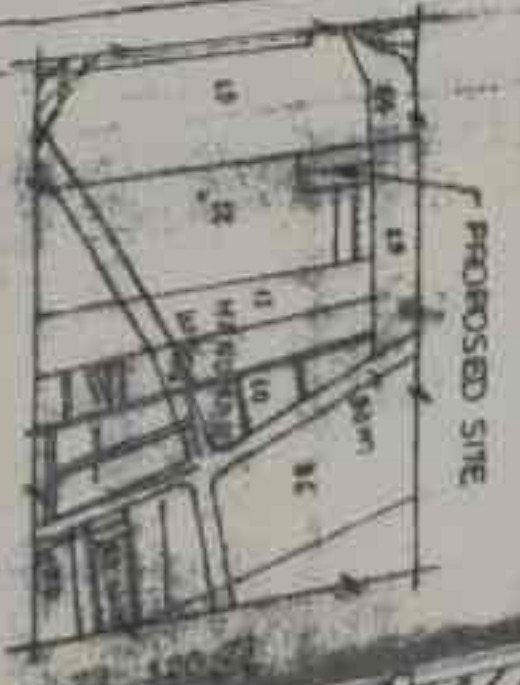
SECTION AT XX



0 2.265 X 3.465 X 1	31.393
2 15.79 X 1.20	36.456
3 4.13 X 4.51 X 2	37.253
4) 2.115 X 1.8 X 2	7.952
0 TOTAL	113.054 SQM

AREA OF SITE-UP SECOND+THIRD FLOOR 56 988 - 113.054 - 243.90 SQM

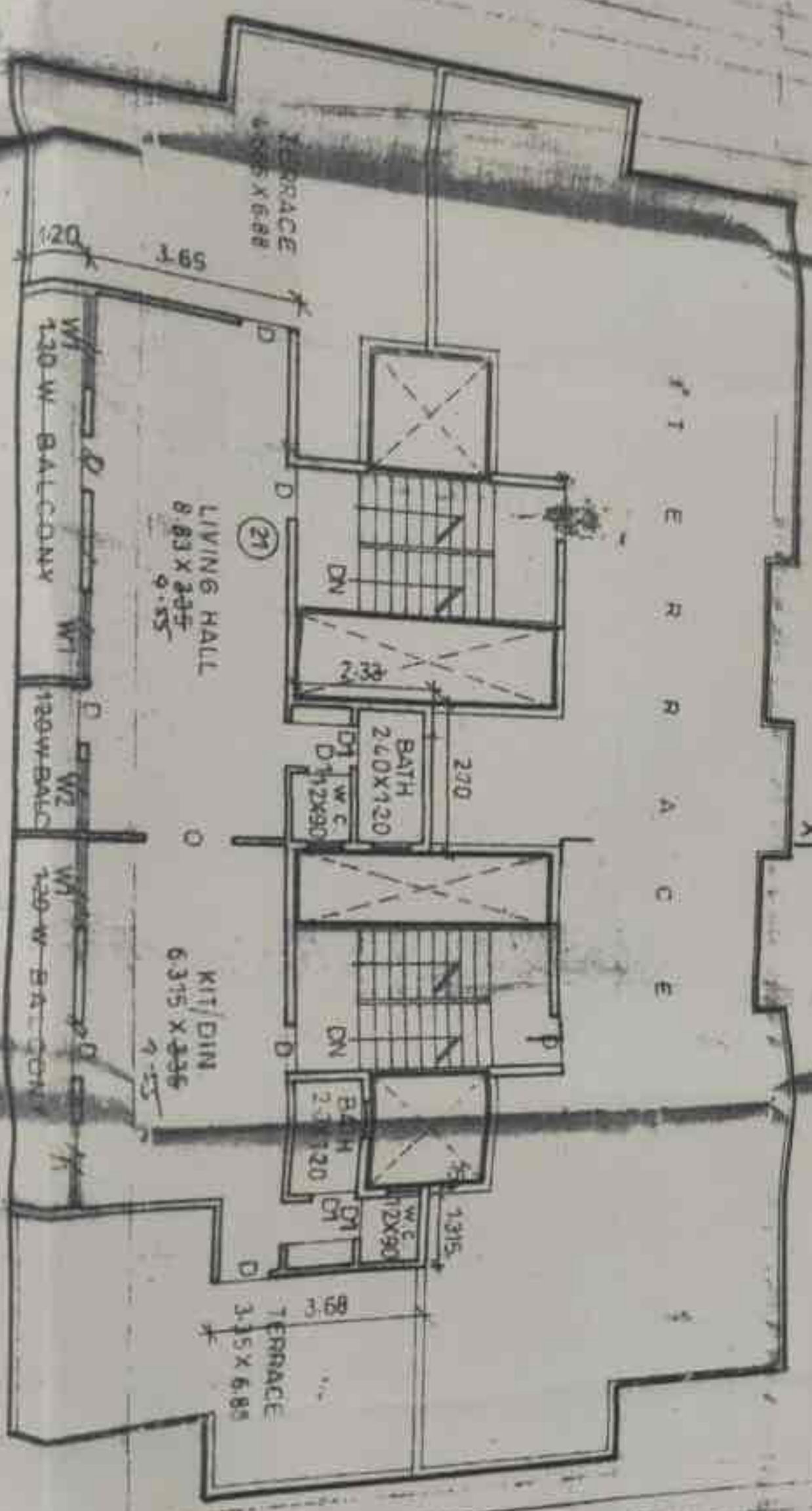
COMPLETION PLAN



LOCATION PLAN



(SCALE - 1:10,000)



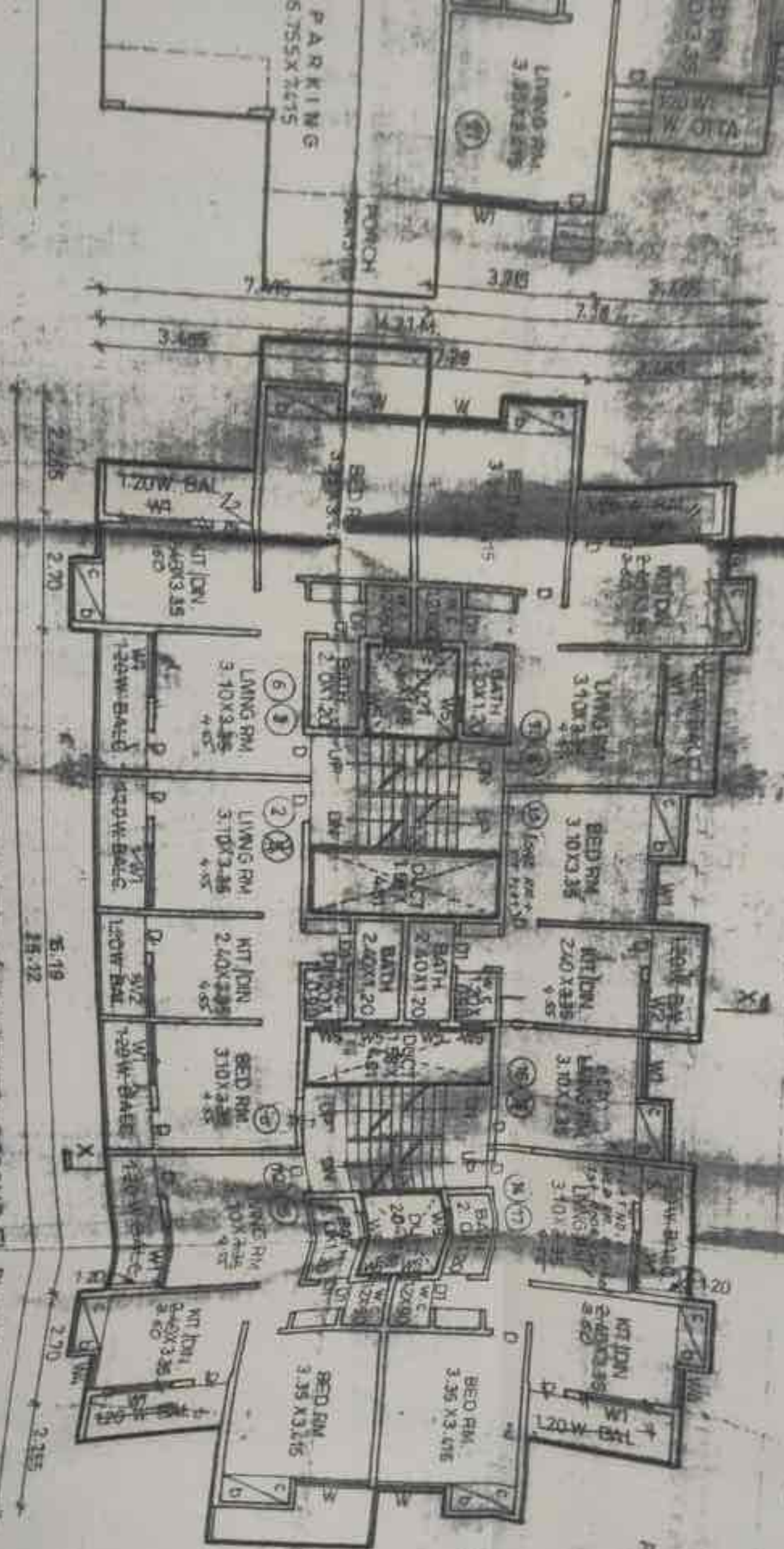
STILL-UP THIRD FLOOR PLAN



ELEVATION



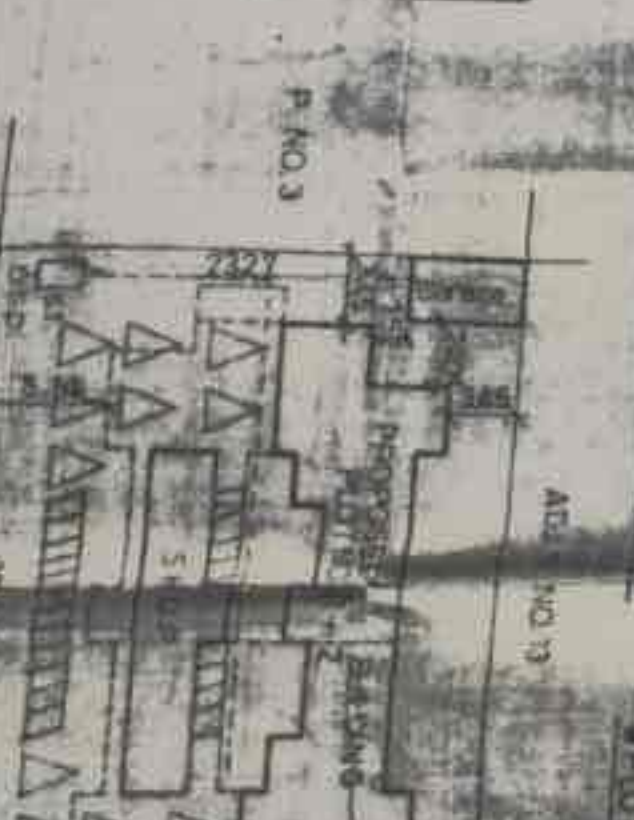
Ø TYPICAL STILL-UP + FIRST / STILL-UP 1ST + SECOND FL. PLANS



Ø PLAN OF GARAGES

ADU 5 NO 19

Ø PLOT BEFORE AMALGAMATION



Ø SITE PLAN

ADU 5 NO 19

WORKING OF LICENSED ARCHITECT/ENGINEER AND STRUCTURAL ENGINEER/SUPERVISOR

AREA STATEMENT		sq. mt.
AREA OF PLOT		71.64
F.S.I.		0.15
PROPOSED BUILT UP AREA		
GROUND FLOOR		104.81
FIRST FLOOR + STILT-UP		243.00
SECOND FLOOR + STILT-UP FIRST		243.00
THIRD FLOOR + STILT-UP SECOND FLOOR		243.00
STILT-UP THIRD FLOOR		70.60
TOTAL BUILT-UP AREA		864.41

NOTE: LOT BOUNDARY SHOWN IN THICK BLACK
 PROPOSED WORK SHOWN IN RED
 DRAINAGE LINE SHOWN IN DOTTED RED
 INTERNAL WALL : 15
 EXTERNAL WALL : 75

SCHEDULE OF DOORS AND WINDOWS

D 0.90 X 2.10	T.W. PANELLED DOOR
D1 0.75 X 2.10	DO
W 1.80 X 1.20	M.S. GLAZED WINDOW
W1 1.50 X 1.50	DO
W2 0.90 X 1.20	DO
W3 1.50 X 0.90	DO
W4 0.90 X 0.90	DO
W5 0.60 X 0.90	M.S. LOUVERED WINDOW

PROPOSED RESIDENTIAL BUILDING IN PLOT NO.1+2, S.NO.12-A/7/3/9+10/1+2 AT HANUMANWADI, PANCHWATI, NASHIK FOR-BALAJI BUILDERS & DEVELOPERS (SHRI NITIN S.PATIL G.P.A. Holder)

ARCHITECT/ENGINEER	OWNER'S SIGN
STRUCTURAL ENGINEER	SHRI NITIN S. PATIL (G.P.A. Holder) BALAJI BLDRS AND DEVP'S

MAGAR PAWAR associates.

CONSULTING ARCHITECT ENGINEER AND GOVT VALUERS
 PARISHRAM, OPP. H.P.T. COLLEGE, COLLEGE ROAD
 NASHIK - 422005, PHONE - 578807, 314280

DRN. BY	PARDESHI	CHKD BY	PARDESHI
SCALE	1:100	DRG. NO.	
DATE	15 FEB. 2001	JOB NO.	



S NO.12 (PART)

ROAD
MARGAMATION

S NO.12 (PART)
50

APPROVING AUTHORITY

APPROVED



The Plans amended in
As per the conditions mentioned in
the accompanying commencement
certificate No 192/Panch. dated 07/06/2002

Sd/

Executive Engineer
TOWN PLANNING
Nashik Municipal Corporation
Nashik

T.D.R. STATEMENT ZONE 'C'

NAME OF D.R.C. HOLDER	S. NO.	D.R.C. NO. AND DATE	AREA
MR. D.S. JADHAV G.P.A.	S. NO 284/18/1/284	NO 100	90.0
HOLDER MR. T.C. PANWAR AND OTHERS	18/2, NASHIK	07-23-8007	105.0
MR. S.S. SHAH AND OTHERS	S. NO 88/70 NASHIK	07-23-8007	105.0
ADDITIONAL AREA TAKEN FROM D.R.C. HOLDER			200.0

AREA STATEMENT	SO. MT.
1. AREA OF THE PLOT	744.54
2. DEDUCTION FOR:	
a) ROAD ACQUISITION AREA	
b) PROPOSED AREA	
c) ANY RESERVATION	
TOTAL (a+b+c)	
3. NET GROSS AREA OF THE PLOT	744.54
4. DEDUCTION FOR:	
a) RECREATIONAL GROUND PER (RULE 11/3/1)	
b) INTERNAL ROAD TOTAL (a+b)	
5. NET AREA OF THE PLOT	744.54
6. ADDITIONS FOR F.S.I. (TOTAL BUILT UP AREA) 40% = 297.85	
PROPOSE a) 100% SET BACK AREA ADD T.D.R.	297.85
7. TOTAL AREA (5+6)	1042.39
8. TOTAL F.S.I. PERMISSIBLE	ONE
9. PERMISSIBLE TOTAL FLOOR AREA (7X8)	1042.39
10. EXISTING FLOOR AREA	
11. PROPOSED AREA	966.819
12. EXCESS BALCONY AREA TAKEN IN TOTAL FLOOR AREA CALCULATIONS AS PER RULE 9 (C) BELOW (213.02 X 9) + 11.528	1937.758
13. TOTAL BUILT UP AREA PROPOSED (10+11+12)	1040.373
14. TOTAL BUILT UP AREA CONSUMED (13)	0.548
BALCONY AREA STATEMENT	
a) PERMISSIBLE BALCONY AREA PER FLOOR	15/2nd / 3rd
b) PROPOSED BALCONY AREA PER FLOOR	4.39/2nd / 3rd
c) EXCESS BALCONY AREA TOTAL	5.73/2nd / 3rd
TENEMENT STATEMENT	
a) NET AREA OF THE PLOT	1042.54
b) LESS DEDUCTION OF NON RESIDENTIAL AREA SHOP ETC. PERMI 5% = 37.232	
c) AREA OF TENEMENT (a-b)	1005.308
d) TENEMENTS PERMISSIBLE AS 600/20 PER ACRE 220 T/HA	4.564
e) TENEMENTS PERMISSIBLE AS 1000/20 PER HECTOR	2.527
f) TENEMENTS PROPOSED	2.527

21-342 FL
21-342
55-11-528
2-WHL
6 NOS.
10 NOS.
2 NOS.
18 NOS.
WIRE PIPE
H COVER
230MM
BY BAY
FILLING