

GROUND FLOOR [WING-A]
BLOCK AREA 'A' = 5.55X6.46 = 35.85 SQ.M

DEDUCTION :-
1. 1.80X1.80 = 3.24 SQ.M
2. 0.80X1.55 = 1.24 SQ.M
3. 0.80X2.10 = 1.68 SQ.M
4. 1.85X3.06 = 5.66 SQ.M
TOTAL DEDUCTION = 11.82 SQ.M
TOTAL BIUP AREA = 35.85 - 11.82 = 24.03 SQ.M

AREA STATEMENT

1ST TO 7TH FLOOR [WING-A]
BLOCK AREA 'A' = 20.45X11.65 = 238.24 SQ.M

DEDUCTION :-
1. 1.80X1.80 = 3.24 SQ.M
2. 0.80X1.55 = 1.24 SQ.M
3. 3.40X0.94 = 3.19 SQ.M
4. 7.25X0.40 = 2.90 SQ.M
5. 1.20X1.05 = 1.26 SQ.M
6. 0.35X3.40 = 1.19 SQ.M
7. 0.95X4.30 = 4.08 SQ.M
8. 2.50X1.00X2 = 5.00 SQ.M
9. 0.90X4.30 = 3.87 SQ.M
10. 0.90X3.85 = 3.40 SQ.M
11. 4.50X0.40 = 1.80 SQ.M
TOTAL DEDUCTION = 31.23 SQ.M
TOTAL BIUP AREA = 238.24 - 31.23 = 207.01 SQ.M

1ST TO 7TH FLOOR [WING-B]
BLOCK AREA 'A' = 20.35X11.65 = 237.07 SQ.M

DEDUCTION :-
1. 1.80X1.80 = 3.24 SQ.M
2. 0.80X1.55 = 1.24 SQ.M
3. 3.40X0.94 = 3.19 SQ.M
4. 7.60X0.40 = 3.04 SQ.M
5. 1.20X1.05 = 1.26 SQ.M
6. 0.30X3.40 = 1.02 SQ.M
7. 1.20X4.30 = 5.16 SQ.M
8. 2.50X1.00X2 = 5.00 SQ.M
9. 0.90X4.30 = 3.87 SQ.M
10. 0.60X3.85 = 2.31 SQ.M
11. 4.30X0.40 = 1.72 SQ.M
TOTAL DEDUCTION = 30.32 SQ.M
TOTAL BIUP AREA = 237.07 - 30.32 = 206.75 SQ.M

TOTAL BIUP AREA STATEMENT

SR NO	WING	AREA
1	WING-A	1477.25 SQM
2	WING-B	1475.43 SQM
TOTAL		2952.68 SQM

SCHEDULE OF OPENINGS

SR. NO	TYPES	SIZE	DISCRIPTION
1	D	0.90 X 2.10	FLUSH DOOR
2	D1	0.75 X 2.10	FLUSH DOOR
3	W	1.80 X 1.20	ALUMINIUM WINDOW
4	FD	1.80 X 2.10	ALUMINIUM WINDOW
5	FD1	1.50 X 2.10	ALUMINIUM WINDOW
6	V	0.60 X 0.90	ALUMINIUM WINDOW
7	RS	2.10X2.40	ROLLING SHUTTER

FROM FOR STATEMENT 2 [SR NO.8(A)]

PROPOSED BUILDING	FLOOR NO.	WING	TOTAL BUILT-UP AREA OF FLOOR AS PER OUTER CONSTRUCTION LINE
1	GROUND FLOOR	WING-A	24.94 SQM
	FIRST FLOOR	WING-B	206.75 SQM
	SECOND FLOOR	WING-B	206.75 SQM
	THIRD FLOOR	WING-B	206.75 SQM
	FOURTH FLOOR	WING-B	206.75 SQM
	FIFTH FLOOR	WING-B	206.75 SQM
	SIXTH FLOOR	WING-B	206.75 SQM
	SEVENTH FLOOR	WING-B	206.75 SQM
	LIFT		3.24 SQM
	TOTAL		1477.25 SQM

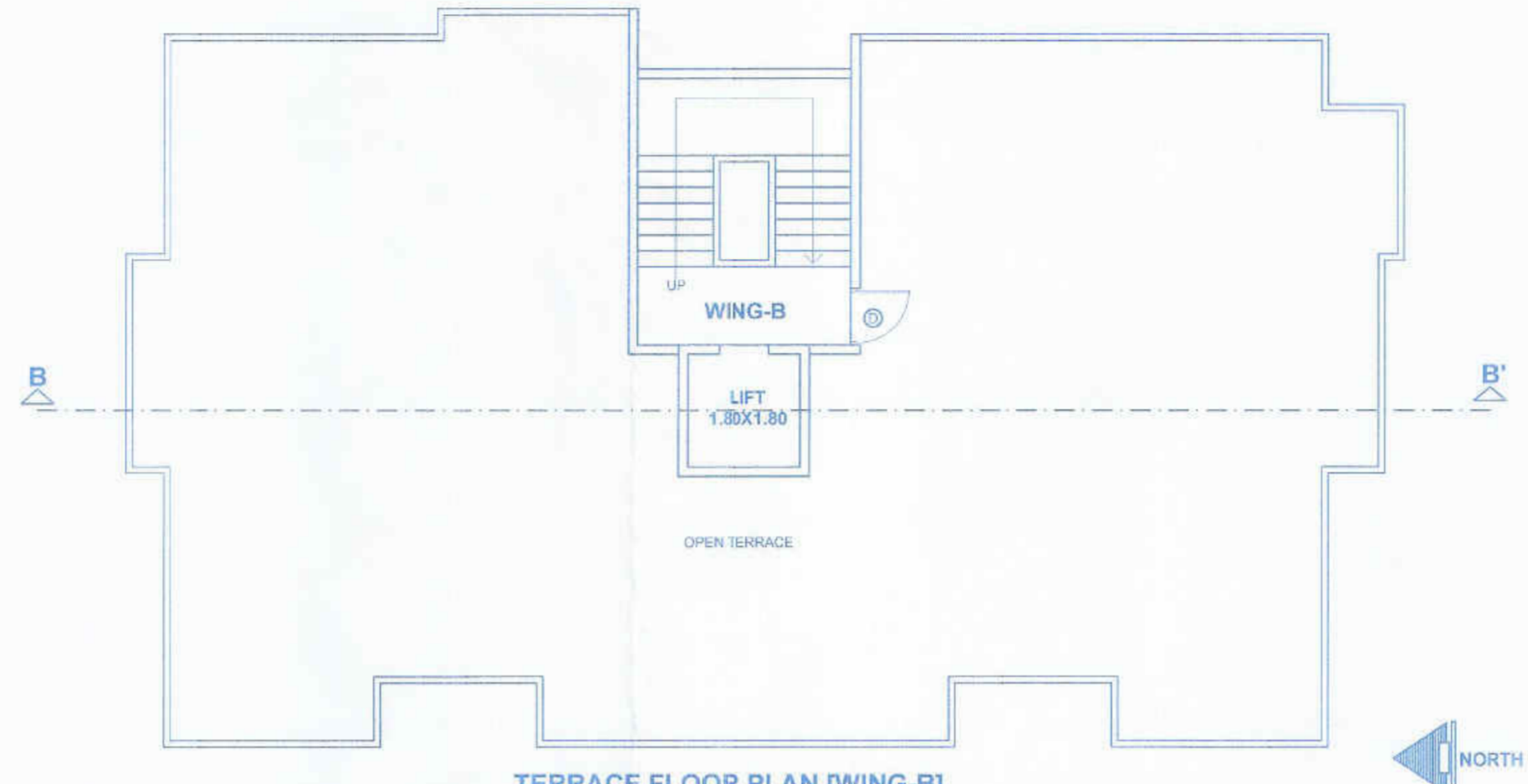
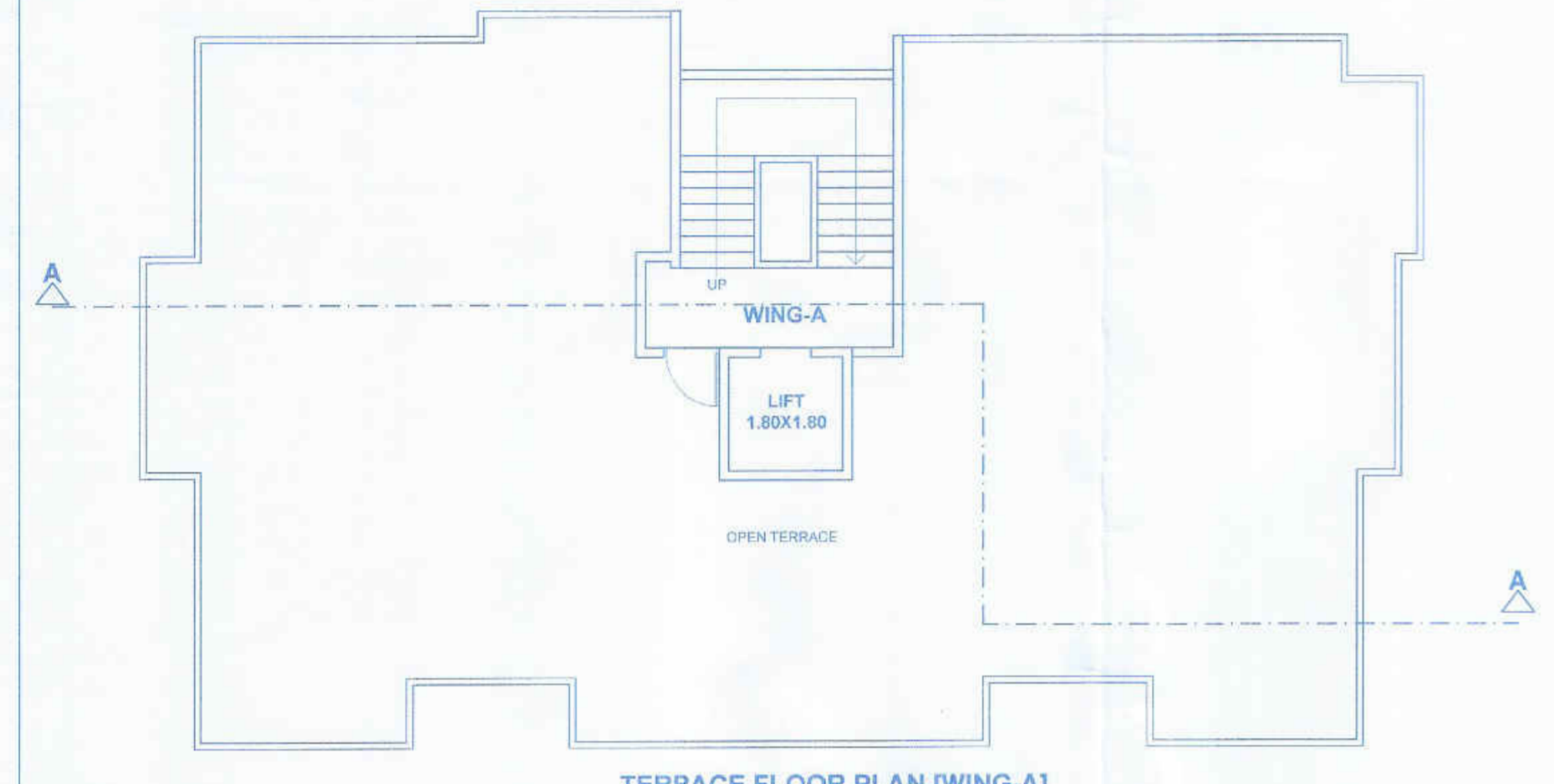


STAMP OF APPROVAL SHEET 1/3

APPROVED

The Plans amended in
As per the conditions Mentioned in the accompanying commencement Certificate No. dated
02/15/2022 27/06/2022

Executive Engineer
TOWN PLANNING
Nashik Municipal Corporation
Nashik



ANCILLARY AREA STATEMENT

SR NO	AREA STATEMENT	TOTAL UTILIZED AREA	TOTAL ENTITLEMENT OF FSI IN THE PROPOSAL	ANCILLARY AREA
1	RESIDENTIAL AREA	2952.68 SQM	1845.42 SQM	1107.26 SQM
	PROPOSED	2953.00 SQM	1846.00 SQM	1107.00 SQM

PARKING STATEMENT

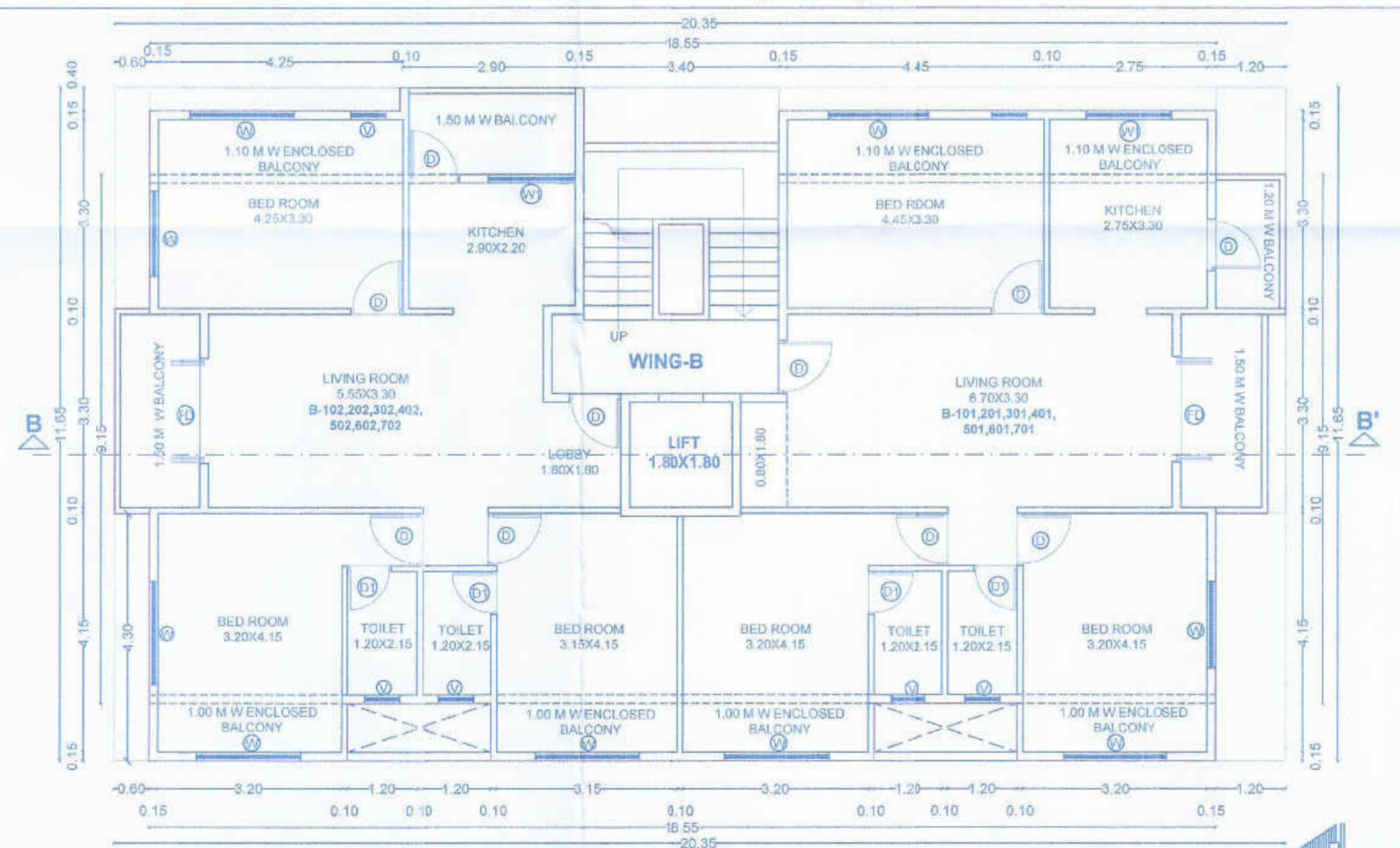
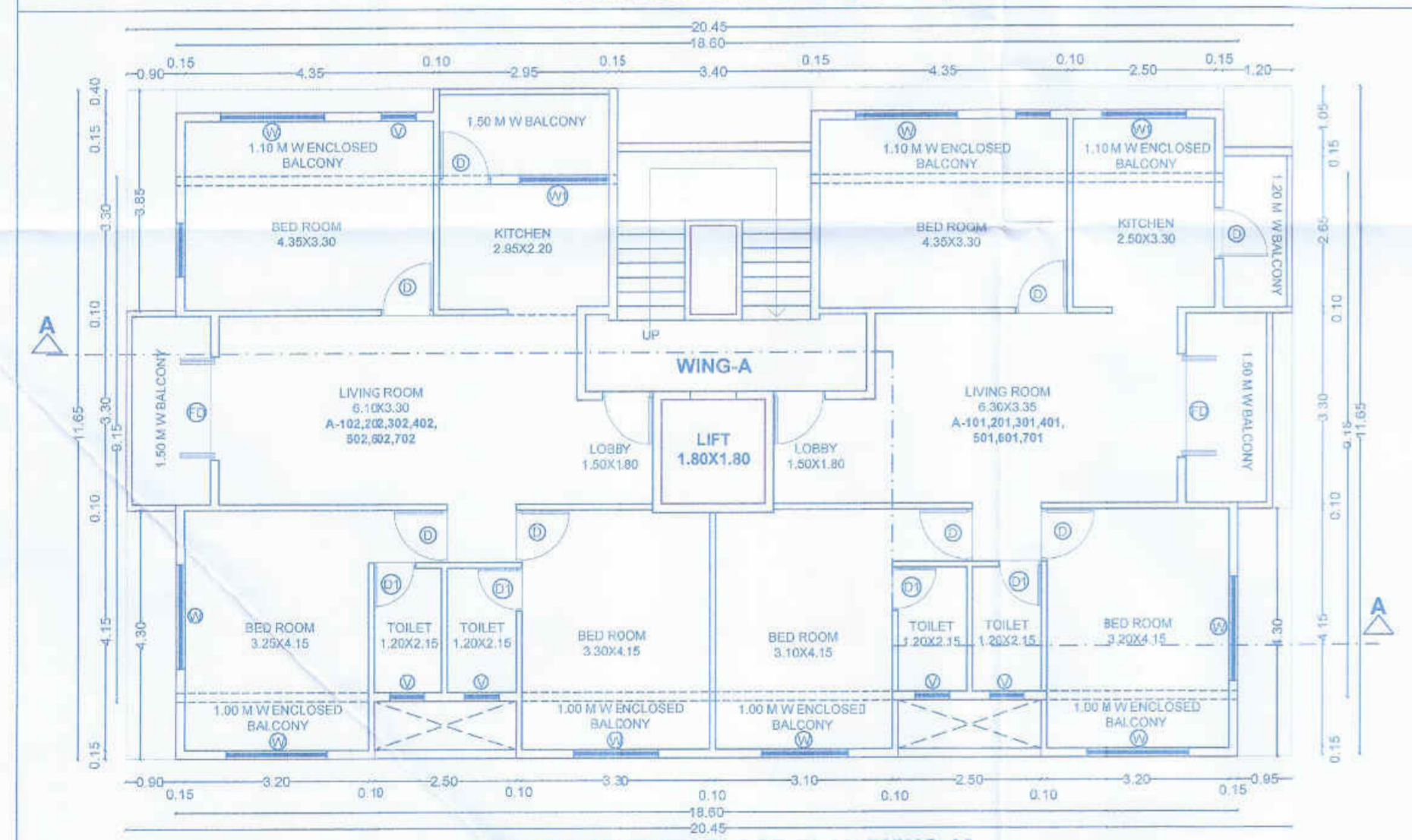
PARKING STATEMENT	BY RULE	NO OF FLAT	REQUIRED		PROVIDED	
			NO	AREA	NO	AREA
1) PARKING REQUIRED	30 TO 40 SQM EVERY TWO TENEMENTS	01	02	-	-	-
2) TOTAL PARKINGS PROVIDED	30 TO 40 SQM EVERY TWO TENEMENTS	01	05	14	07	35
	10 TO 15 SQM AND ABOVE EVERY TENEMENTS	02	03	14	14	42
	5% VISITOR PARKING	02	06	-	1.35	3.85
	COMMERCIAL (FOR 100.00 SQM CARPET AREA)	02	06	-	-	-
TOTAL PARKING					27.05	80.85
MULTIPLYING FACTOR 50%					13.53	40.43
DETAIL PARKING					LARGE CAR = 10 NOS	SMALL CAR = 10 NOS

T.D.R. STATEMENT

1) AREA OF PLOT	= 923.00 SQ.M
2) PERMISSIBLE T.D.R. (40% OF PLOT AREA)	= 369.20 SQ.M
3) PROPOSED T.D.R. [PURCHASED]	= 284.00 SQ.M
4) T.D.R. D.R.C. NO. = 852	DATE :-15/06/2019
5) REGISTRATION NO :- 5331-2022	DATE :-27/05/2022
EQ = 284 X 6610 / 6100 = 307.74 SQ.M	

PREMIUM STATEMENT

1) AREA OF PLOT	= 923.000 SQ.M.
2) PERMISSIBLE PREMIUM (50% OF PLOT AREA)	= 461.50 SQ.M.
3) PROPOSED PREMIUM [PURCHASED]	= 461.50 SQ.M.
4) READY RECKONOR RATE = /- [AS PER YEAR OF]	



FROM FOR STATEMENT 3 [SR NO.9(G)]

AREA DETAILS OF APARTMENT

BULDG. NO.	FLOOR NO.	APARTMENT NO	CARPET AREA (RERA)	ENCLOSED BALCONY	AREA OF BALCONY ATTACHED APARTMENT (OPEN BALCONY)	TOTAL
1	WING A FIRST TO SEVENTH FLOOR	A-101,201,301,401, 501,601,701	68.10 SQM.	11.86 SQM	7.96 SQM	87.92 SQM
		A-102,202,302,402, 502,602,702	72.32 SQM.	9.65 SQM	8.75 SQM	90.72 SQM
2	WING B FIRST TO SEVENTH FLOOR	B-101,201,301,401, 501,601,701	72.64 SQM.	12.28 SQM	7.09 SQM	92.01 SQM
		B-102,202,302,402, 502,602,702	69.90 SQM.	9.43 SQM	8.68 SQM	88.01 SQM

AREA STATEMENT :-

- AREA OF THE PLOT = 923.00 SQ.M
- AS PER OWNERSHIP DOCUMENT (1/12_CTS EXTRACT) = 955.60 SQ.M
- AS PER MEASUREMENT SHEET = 955.60 SQ.M
- AS PER SITE = 955.60 SQ.M

DEDUCTION FOR

- PROPOSED D.P. / ROAD WIDENING AREA / SERVICE ROAD / HIGHWAY WIDENING = 42.60 SQ.M
- ANY D.P. RESERVATION AREA = ---

TOTAL (a+b) = 42.60 SQ.M

- BALANCE AREA OF PLOT (1-2) = 923.00 SQ.M
- AMENITY SPACE (IF APPLICABLE) = ---
- REQUIRED = ---
- ADJUSTMENT OF 20% IF ANY = ---
- BALANCE PROPOSED = ---
- NET PLOT AREA (3-4 (c)) = 923.00 SQ.M
- RECREATIONAL OPEN SPACE (IF APPLICABLE) = ---
- REQUIRED = ---
- PROPOSED = ---
- INTERNAL ROAD AREA = ---
- PLOTTABLE AREA (IF APPLICABLE) = 923.00 SQ.M
- BUILT UP AREA WITH REFERENCE TO BASIC F.S.I AS PER FRONT ROAD WIDTH (as per Sub-section F.S.I.) = 1615.90 SQ.M
- ADDITION OF F.S.I ON PAYMENT OF PREMIUM = 284.00 SQ.M
- MAXIMUM PERMISSIBLE PREMIUM F.S.I - BASED ON ROAD WIDTH / TDR ZONE = 461.50 SQ.M
- PROPOSED F.S.I ON PAYMENT OF PREMIUM = 461.50 SQ.M
- IN SITU F.S.I / TDR LOADING = ---
- IN SITU AREA AGAINST D.P. ROAD (2.0 x or no 2 (a) / if any (43 BOX) = 85.20 SQ.M
- IN SITU AREA AGAINST AMENITY SPACE IF HANDED OVER (2.00 or 1.85 x or no 4 (b) and / or (c)) = ---
- TDR AREA = 284.00 SQ.M
- TOTAL IN-SITU/TDR LOADING PROPOSED (11(b)+(b)+(c)) = 369.20 SQ.M
- ADDITIONAL F.S.I AREA UNDER INTERNAL ROAD AREA = ---
- TOTAL ENTITLEMENT OF FSI IN THE PROPOSAL = 1846.00 SQ.M
- (5+10(b) + 11(b)) OR 12 WHICHEVER IS APPLICABLE = 1846.00 SQ.M
- ANCILLARY AREA F.S.I UP TO 80% OR 80% WITH PAYMENT OF CHARGES = 1107.00 SQ.M
- TOTAL ENTITLEMENT (a+b+c) = 2953.00 SQ.M
- MAXIMUM UTILIZATION LIMIT OF F.S.I (BUILDING POTENTIAL) PERMISSIBLE AS PER ROAD WIDTH (as per regulation no.6.1 or 6.2 or 6.3 or 6.4 as applicable) x 1.0 or 1.8 = 2.00
- TOTAL BUILT - UP AREA IN PROPOSED (excluding area at sr no 17b) = ---
- EXISTING BUILT - UP AREA = ---
- PROPOSED BUILT UP AREA (as per 17-d) = 2952.68 SQ.M
- TOTAL (a+b) = 2952.68 SQ.M
- F.S.I CONSUMED (15/13) should not be more than serial no. 14 (above) = 0.99 %
- AREA FOR INCLUSIVE HOUSING IF ANY = ---
- REQUIRED (25% OF SR NO 5) = ---
- PROPOSED = ---

NOTE:
PLOT BOUNDARY SHOWN IN THICK BLACK
PROPOSED WORK SHOWN IN RED
DRAINAGE LINE SHOWN IN RED
EXTERNAL WALL = 0.10 M
INTERNAL WALL = 0.10 M

OWNERS DECLARATION / CONFIRMATION
I/WE UNDERSIGNED HEREBY CONFIRM THAT I/WE WOULD ABIDE BY PLANS APPROVED BY AUTHORITY / COLLECTOR. I/WE WOULD EXECUTE THE STRUCTURE AS PER APPROVED PLANS. ALSO I/WE WOULD EXECUTE THE WORK UNDER SUPERVISION OF WORKER TECHNICAL PERSON SO AS TO ENSURE THE QUALITY OF WORK AT THE SITE.

M/S HARIOM GROUP PARTNERSHIP
FIRM THROUGH PARTNER MR. SHIVAM PRAKASH PATEL

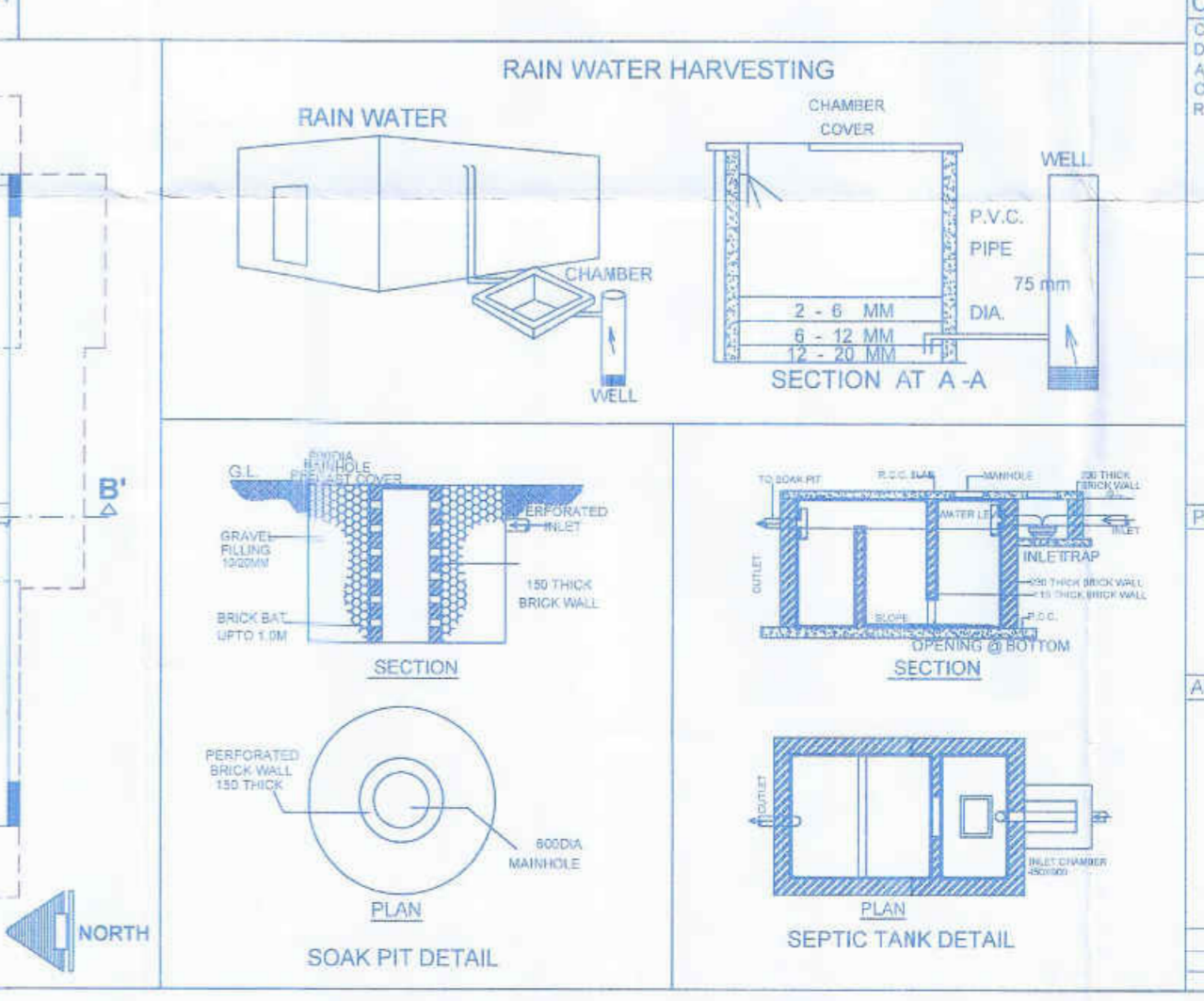
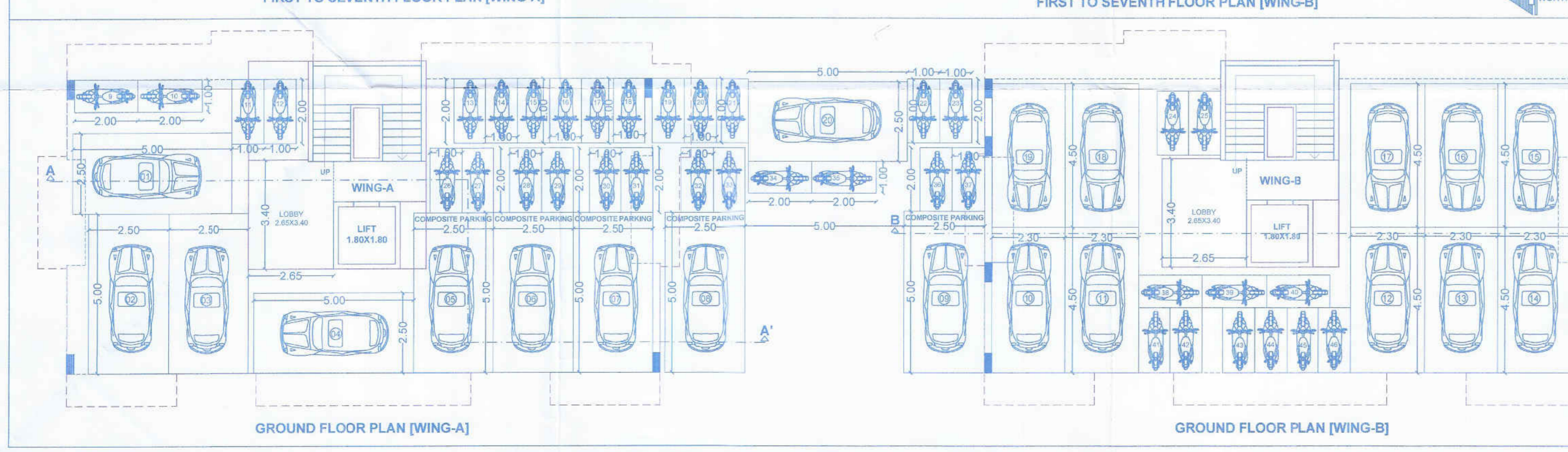
CERTIFICATE OF THE AREA
CERTIFIED THAT PLOT UNDER REFERENCE WAS SURVEYED BY ME ON 18/10/2022 AND DIMENSION OF ALL SIDES ETC. OF THE PLOT STATED ON PLAN ARE MEASURED ON SITE AND THE AREA SO WORKED OUT TALLIES WITH AREA STATED IN DOCUMENT OF OWNERSHIP / T.P. SCHEME RECORDS (LAND RECORDS DEPARTMENT / CITY RECORDS).

OWNER SIGN: MR. SHIVAM P. PATEL
R.C.D. CONSULTANT: ENGG. SUNIL H. PATEL
ARCHITECT'S SIGN: AR. SURESH N. PATEL

PROJECT: PROPOSED AMALCAMATION & BUILDING PERMISSION OF RESIDENTIAL BUILDING ON PLOT NO.- 185+188+187+188+189, S. NO. 197/HT/010/PY/198/199/1+200/PY/201 AT M.HASRUL, NASHIK. FOR M/S HARIOM GROUP PARTNERSHIP FIRM THROUGH PARTNER MR. SHIVAM PRAKASH PATEL.

ARCHITECT: MAYANI ASSOCIATES
AR. SURESH N. PATEL
SHIVAM PRAKASH PATEL
DHANALAKSHMI SOCIETY, KATIE GALLY,
NASHIK - 422001.
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www.sureshnpatel@gmail.com

SCALE: 1:100
DATE: 20/10/2022
DGS. NO: 117
DRAWN BY: HETENDRA J. APURVA
CHECK BY: AR. SURESH N. PATEL
E-MAIL: PRAKASH@HARIOMGROUP.COM OR HARIOM@HARIOMGROUP.COM



OWNER SIGN MR. SHIVAM P. PATEL

R.C.D. CONSULTANT ENGG. SUNIL H. PATEL

ARCHITECT'S SIGN AR. SURESH N. PATEL

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