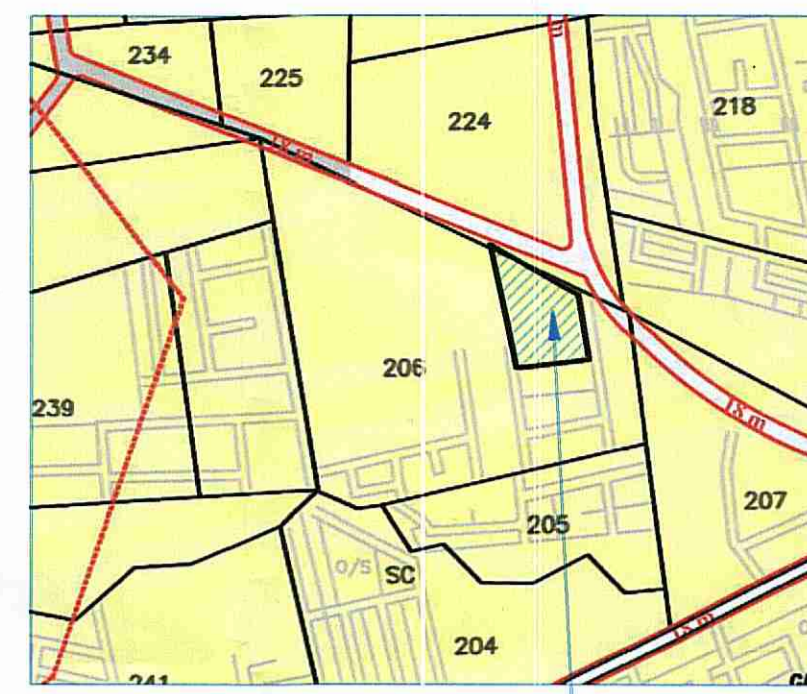


LEGENDS :-

- ALL DIMENSIONS ARE IN METER.
- LAND BOUNDARY SHOWN IN BLACK.
- OPEN SPACE SHOWN IN GREEN.



LOCATION PLAN
N.T.S.

SR. NO.	S. NO.	C.T.S. NO.	REQUIRED E.W.S./L.I.G. AREA	PROPOSED E.W.S./L.I.G. AREA	R.R. RATE 2022-2023
A	(3/2+3+4) + (4/1/2/2)	405/P + 406/1/P	4180.66	4180.90	10000.00
B	(206/3/1/1) + (206/3/1/2+3)	1773/P	1173.08	1173.10	13200.00
TOTAL			5353.74	5354.00	

G. NO. (AS PER 7/12)	AREA AS PER 7/12 EXTRACT IN SQ.MT.	OWNER'S (AS PER 7/12)	AREA AS PER OWNER'S IN SQ.MT.	AREA UNDER PROPOSAL IN SQ.MT.	REMAINING AREA
206/3/1/1	3134.00	SHRI. MOHANLAL T. BURAD	2000.00	2000.00	---
		SHRI. RAJENDRA M. PARAKH	1134.00	1134.00	---
		SHRI. HEMANT M. PARAKH	---	---	---
206/3/1/2	3134.00	SHRI. RAJENDRA M. PARAKH	3134.00	3134.00	---
206/3/1/3	3134.00	SHRI. HEMANT M. PARAKH	3134.00	3134.00	---
TOTAL = 9402.00 SQ.MT.			9402.00 SQ.MT.	9402.00 SQ.MT.	---

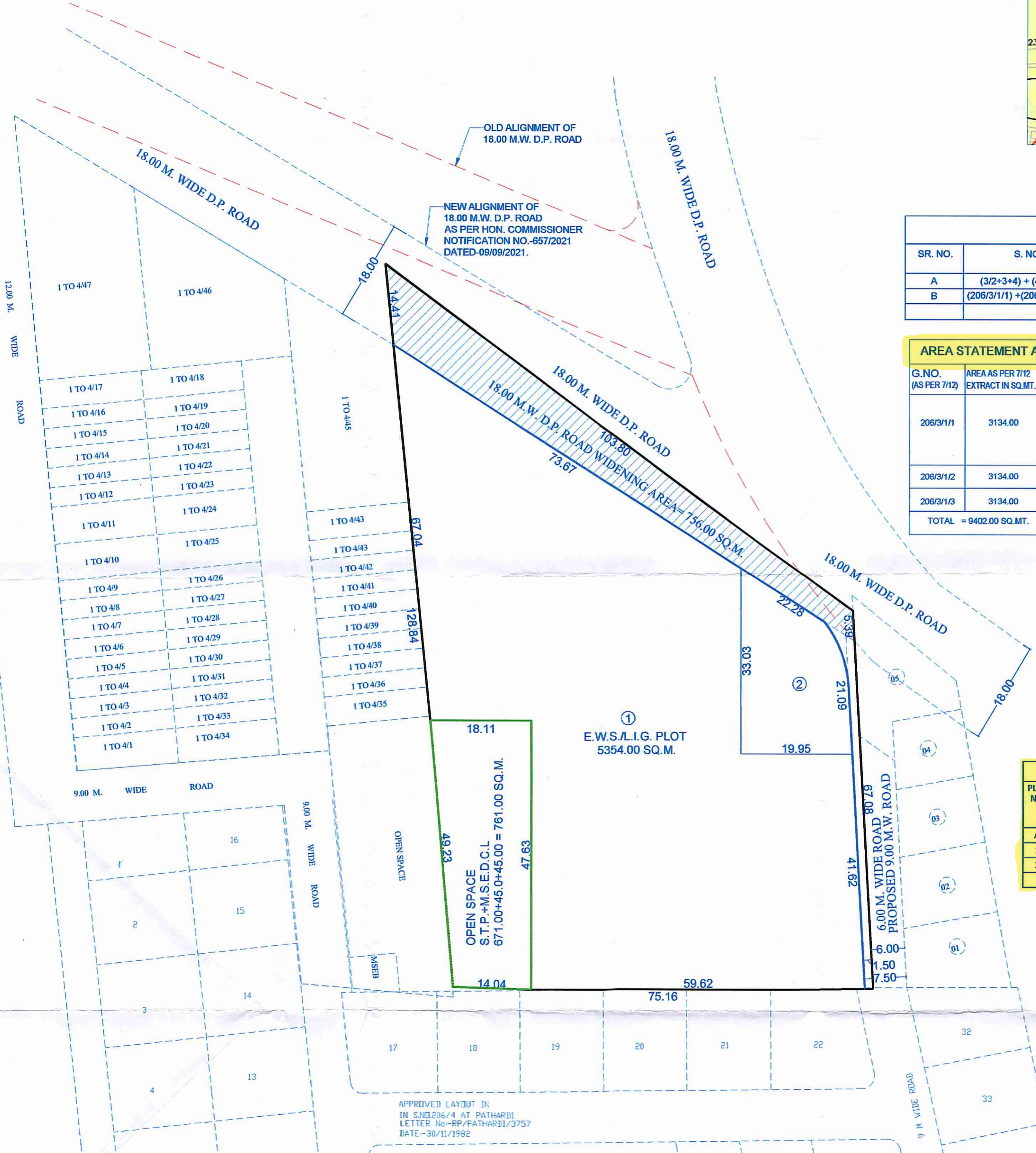
PLOT NO.	PLOT AREA SQ.M.	ROUNDING AREA OF ROAD (SQ.M.)	REMAINING PLOT AREA (SQ.M.)	PRO-RATA BASIS F.S.I. AREA	BUILDUP AREA ON PRO-RATA BASIS	FRONT ROAD WIDTH(M.)	PERMISSIBLE NORMAL F.S.I.	PERMISSIBLE BUILDUP AREA ON NORMAL F.S.I.
A	B	C	D=[E-C]	E	F=[DXE]	G	H	I=[E X G]SQ.M.
1	5354.00	0.00	5354.00	1.142974	6119.48	18 & 9	1.10	6731.43
2	520.40	9.00	511.40	1.142974	584.52	18 & 9	1.10	642.97
	5874.40	9.00	5865.40	1.142974	6704.00		1.10	7374.40

DEMARCATION CERTIFICATE

CERTIFY THAT I HAVE PERSONALLY DEMARCATED THE LAYOUT ON SITE WHICH IS APPROVED REVISED TENTATIVE LAYOUT WIDE LETTER NO. LND/MS/TL/09/2022, DT- 11/07/2022, AND FURTHER CERTIFY THAT THE MEASUREMENT OPEN SPACE & PLOT ETC. SHOWN ON DEMARCATION PLAN ARE ACTUALLY ON SITE.

SIGNATURE OF LICENSED ARCHITECT

- NOTES :-**
- REALIGNMENT OF 18.00 M.W. ROAD HAS BEEN SANCTIONED BY HON. COMMISSIONER WIDE NOTIFICATION NO. 657, DATED- 09/09/2021.
 - REQUIRED L.I.G./E.W.S. SPACE i.e. OF S.NO. 3/2+3+4 & 4/1/2/2, C.T.S. NO. 405/P & 406/1/P RESPECTIVELY HAS BEEN LEFT IN THIS LAYOUT.
 - TENTATIVELY APPROVED BY ADTP NASHIK UNDER LETTER NO.- LND/MS/TL/09/2022, DATED:- 11/07/2022.
 - N.A. ORDER GIVEN BY TAHASIL OFFICE NASHIK UNDER ORDER NO-SR/215/2022, DATE:-10/08/2022.
 - DEMARCATED MOJANI BY DILR NASHIK UNDER I.R. NO- 162/2022, DATE:- 25/08/2022.



LAYOUT PLAN
SCALE: 1 : 500

PROFORMA -1

PROPOSED DEMARCATED FINAL LAYOUT PLAN FOR RESIDENTIAL PURPOSE IN , S.NO. 206/3/1/1 + 206/3/1/2 + 206/3/1/3 & C.T.S. NO. 1773/P, NEAR S.S.K. CLUB, GOULANE ROAD, PATHARDI SHIWAR, NASHIK.
FOR:- SHRI. MR. RAJENDRA MADANLAL PARAKH & OTHER 2.

DRAWING SHEET NO. 01

NASHIK MUNICIPAL CORPORATION
NASHIK
APPROVED

Demarcated final layout. As Amended in
----- colour & Conditions. Mentioned in New Nsk.
the letter No.:LND/WS/ FL / 67 / 2023
Dt. 27/03/2023
View of Sanctioned 45, 69 & 152(1) or
The Maharashtra Regional and Town
Planning Act, 1966

27/03/2023
Deputy Director of Town Planning
Nashik Municipal Corporation

SR. NO.	DESCRIPTION	SQ.MT.
1)	Area of Land (Minimum area of a,b,c, to be considered)	7460.00
a)	Area as per ownership document (7/12 extract)	9402.00
b)	as per measurement sheet	7460.00
c)	as per site	7460.00
2)	DEDUCTIONS FOR	
(a)	Proposed D.P./ D.P. Road widening Area Service Road / Highway widening	756.00
(b)	Any D.P. Reservation area	---
(c)	Area under Nallah	---
	(Total a+b)	756.00
3)	Balance area of plot (1-2)	6704.00
4)	Amenity Space (if applicable)	
(a)	Required- 10% OF (3)	---
(b)	Proposed-	---
5)	Net Plot Area (3-4 (e))	6704.00
6)	Recreational Open space (if applicable)	
(a)	Required -10% of (3)	670.40
(b)	Proposed -	671.00
7)	Internal Road area-	77.60
7a)	MSEB	45.00
7b)	STP	45.00
8)	Service road and Highway widening	---
9)	Plotable area	5865.40
10)	Pro-rata factor for FSI calculation on layout plots = (5/9)	1.142974
11.)	Area for inclusive housing	
(a)	Required -i) for s no. (3/2+3+4) + (4/1/2/2) (20903.31 x 20%= 4180.66) ii) for s no. (206/3/1/1(P) + (206/3/1/2+3) (5865.40 x 20%= 1173.08)	5353.74
	TOTAL= 4180.66 + 1173.08 = 5353.74	
(b)	Proposed -	5354.00

Certificate of Area:
Certified that the plot under reference was surveyed by me on 20/06/2021 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/ Land Records Department/ City Survey records.

SIGNATURE
(Name of Architect/ Licensed Engineer/ Supervisor)

OWNER'S DECLARATION

I, hereby declare that the information given in this dwg. is true, known to me and given by me / us, and all the papers given for the submission is provided by me / us, architect will not be responsible for any legal or technical action

SHRI. MOHANLAL T. BURAD
SHRI. HEMANT M. PARAKH
SHRI. RAJENDRA M. PARAKH

OWNER SIGNATURE

ARCHITECT SIGN.

AR- MANISH JADHAV
CA/2016/75326

AR. Manish Jadhav
Architect & Interior Designer
Flat No.3, Surhud Society,
Near Ramdas Garden, Canada Corner, Nashik-05.
PH.NO.0253-3554219, MOB. NO. 9422263711
E-mail-jadhav.manish744@gmail.com