

FINAL DEMARCATED RESIDENTIAL LAYOUT ON KH. NO. 17/1/B, P. NO. 38, OF VILLAGE MOUZA -BELTARODI, TAH. - NAGPUR (G), DIST -NAGPUR BELONGING TO :- M/S. MAULI INFRA TECH THROUGH ITS PARTNER
 1) SHRI. PRAVIN NATTHUJI RAHATE
 2) SHRI. PRAVIN RATANLAL JAIN

AREA STATEMENTS :

1 AREA OF LAND (MINIMUM AREA OF A,B,C, TO BE CONSIDERED)
 A) AS PER OWNERSHIP DOCUMENT (7/12, CTS, EXTRACT) = 8157,000 SQ.M
 B) AS PER MEASUREMENT SHEET = 8099,787 SQ.M
 C) AS PER SITE = 8099,787 SQ.M

2 DEDUCTIONS FOR :
 A) PROPOSED D/P/D.P. ROAD WIDENING = 0.000 SQ.M
 B) ANY D.P. RESERVATION AREA = 0.000 SQ.M
 C) NATURAL WATER COURSE AREA = 0.000 SQ.M
 TOTAL A+B = 0.000 SQ.M

3 GROSS AREA OF PLOT (1-2) = 8099.787 SQ.M (100 %)

RECREATIONAL OPEN SPACE :
 A) REQUIRED = 809.978 SQ.M
 B) PROPOSED = 811.555 SQ.M (10.02 %)

5 AMENITY SPACE :
 A) REQUIRED = NA SQ.M
 B) PROPOSED = 0.000 SQ.M

6 SPACE FOR E.S.S. & W.W.T.P. = 50.000 SQ.M (0.31 %)

7 A SERVICE ROAD / HIGHWAY WIDENING = 0.000 SQ.M

7 B INTERNAL ROAD AREA = 2072.231 SQ.M (25.58 %)

8 AREA UNDER LAYOUT PLOTS = 5166.001 SQ.M (63.78 %)

9 NET PLOT AREA FOR FSI CALCULATIONS = 8099.787 SQ.M

10 PERMISSIBLE FSI FACTOR FOR LAYOUT PLOTS = 1.560

OPEN SPACE

1) $0.5 * (16.723 + 20.318) * 46.519 = 861.555$ SQ.M
 DEDUCTION FOR E.S.S. = $5 * 5 = 25.000$ SQ.M
 DEDUCTION FOR W.W.T.P. = $5 * 5 = 25.000$ SQ.M
 TOTAL = 811.555 SQ.M

CERTIFICATE OF AREA :

CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BE ME ON 09-09-2020 AND THE DIMENSIONS OF SIDES ETC. OF PLOT STATED ON PLAN ARE AS MEASURED ON SITE AND THE AREA SO WORKED OUT IS LESS THAN WITH THE AREA STATED IN THE DOCUMENT OF OWNERSHIP / T.P. SCHEME RECORDS / LAND RECORDS DEPARTMENT / CITY SURVEY RECORDS.

OWNER (S) NAME AND SIGNATURE
 M/S. MAULI INFRA TECH THROUGH ITS PARTNER

1) SHRI. PRAVIN NATTHUJI RAHATE

2) SHRI. PRAVIN RATANLAL JAIN

ARCHITECT / LICENSED ENGINEER / SUPERVISOR NAME AND SIGNATURE

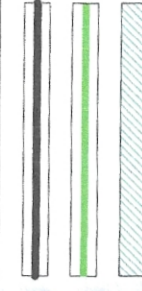
Er. Dhawal S. Harshe
 NMRDA Lic. No. 81
 NIT Lic. No. 3000
 Mob. No. 9158655005

JOB NO. DRAWING NO. SCALE DRAWN BY CHECKED BY REGISTRATION NO. / LICENCE NO. OF ARCH / LIC. ENG. / SUPERVISOR

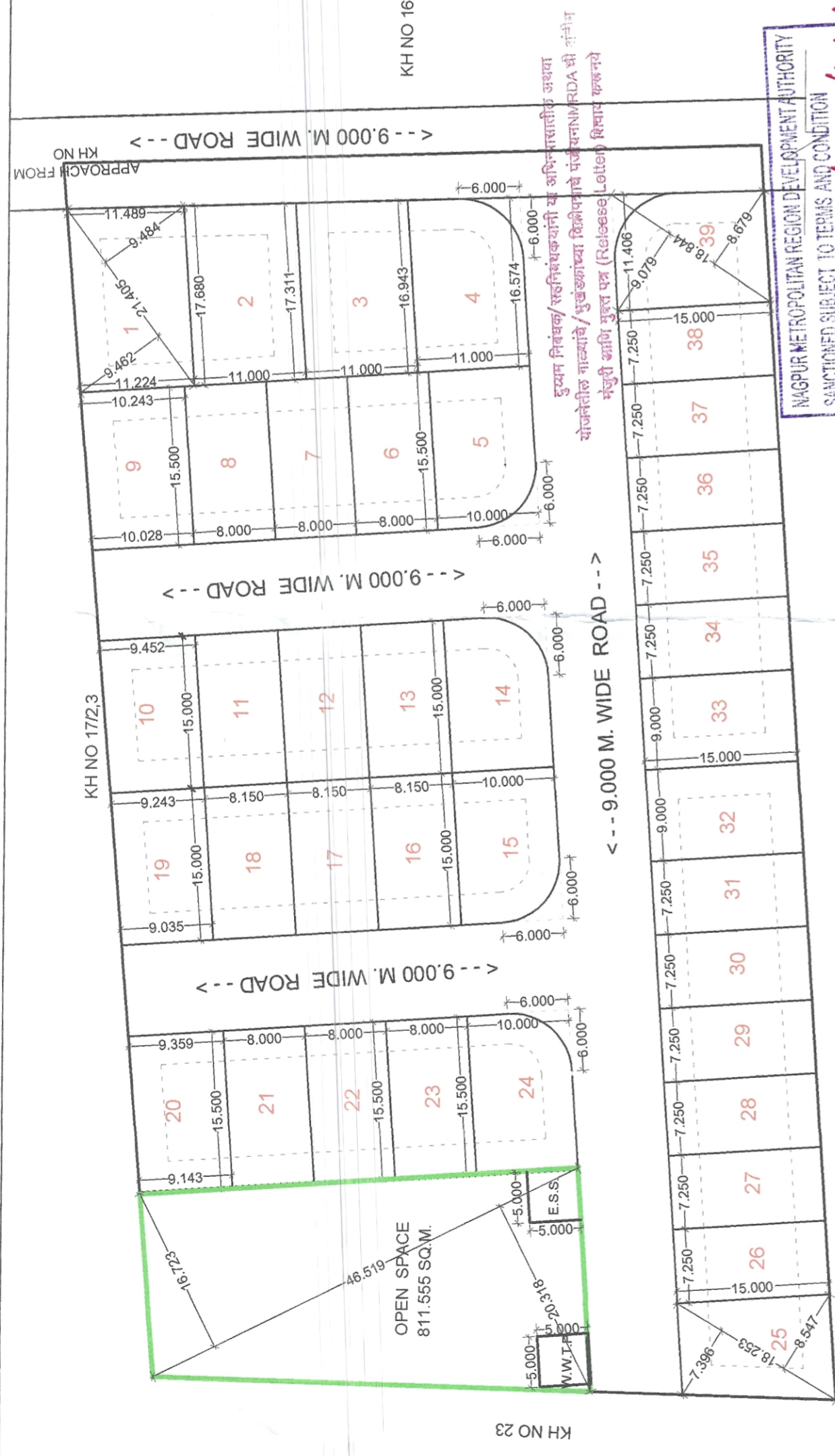
11/08/20 NE-01 1:500 DH DH

LEGEND :

KHASARA BOUNDRY SHOWN IN
 OPEN SPACE SHOWN IN
 ROAD WIDENING SHOWN IN



WAVE
 DESIGNERS & PLANNERS
 flat no G-6, Cheenab Apt Chumabhatti Road,
 Near Ajmi Sq, Nagpur-440015



This sanction is subject to conditions of N.A. order Dt. 15.01.2021. N.A.T.P. order Dt. 13.11.2021.

LAYOUT PLAN SCALE - 1:500

PROPOSED LAYOUT KH. NO. 17/1/B DP SHEET NO. 97



LOCATION PLAN SCALE - N.T.S.

AREA AS PER MEASUREMENT SHEET
 1) $0.5 * (55.074 + 58.759) * 142.310 = 8099.787$ SQ.M

STATEMENT OF DISTRIBUTION OF FSI ON EACH PLOT

PLOT NO	PLOT SIZE	PLOT AREA (SQ.M)	ROUNDING AREA OF ROAD (IF ANY SQ.M)			REMAINING PLOT AREA (B-C)	NO OF PLOTS	BUILT UP AREA ON PRO-RATA BASIS (F*PRORATA FSI FACTOR)	FRONT WIDTH (M)	BASIC FSI	PERMISSIBLE BUILT-UP AREA ON BASIC FSI (G*H)		
			A	B	C						D	E	F
1	$0.5 * (9.484 + 9.462) * 21.405$	202.770	0.000	202.770	1	202.770	316.321	9.000	1.100	347.953			
2	$0.5 * (17.680 + 17.311) * 11.000$	192.451	0.000	192.451	1	192.451	300.223	9.000	1.100	330.245			
3	$0.5 * (16.943 + 17.311) * 11.000$	188.397	0.000	188.397	1	188.397	293.899	9.000	1.100	323.289			
4	$0.5 * (16.943 + 16.574) * 11.000$	184.344	7.720	176.624	1	176.624	275.533	9.000	1.100	303.086			
5	$10.000 * 15.500$	155.000	7.720	147.280	1	147.280	229.757	9.000	1.100	252.732			
6 TO 8, 21 TO 23	$8.000 * 15.500$	124.000	0.000	124.000	6	744.000	1160.640	9.000	1.100	1276.704			
9	$0.5 * (10.028 + 10.243) * 15.500$	157.100	0.000	157.100	1	157.100	245.076	9.000	1.100	269.584			
10	$0.5 * (9.452 + 9.243) * 15.000$	140.213	0.000	140.213	1	140.213	218.732	9.000	1.100	240.605			
11 TO 13, 16 TO 18	$8.150 * 15.000$	122.250	0.000	122.250	6	733.500	1144.260	9.000	1.100	1258.686			
14 & 15	$10.000 * 15.000$	150.000	7.720	142.280	2	284.560	443.914	9.000	1.100	488.305			
19	$0.5 * (9.035 + 9.243) * 15.000$	137.085	0.000	137.085	1	137.085	213.853	9.000	1.100	235.238			
20	$0.5 * (9.359 + 9.143) * 15.500$	143.391	0.000	143.391	1	143.391	223.689	9.000	1.100	246.058			
24	$10.000 * 15.500$	155.000	7.720	147.280	1	147.280	229.757	9.000	1.100	252.732			
25	$0.5 * (7.396 + 8.547) * 18.253$	145.504	0.000	145.504	1	145.504	226.986	9.000	1.100	249.685			
26 TO 31, 34 TO 38	$7.250 * 15.000$	108.750	0.000	108.750	11	1196.250	1866.150	9.000	1.100	2052.765			
32 & 33	$9.000 * 15.000$	135.000	0.000	135.000	2	270.000	421.200	9.000	1.100	463.320			
39	$0.5 * (9.079 + 8.679) * 18.844$	167.316	7.720	159.596	1	159.596	248.970	9.000	1.100	273.867			
		TOTAL			39	5166.001	8058.958			8864.853			