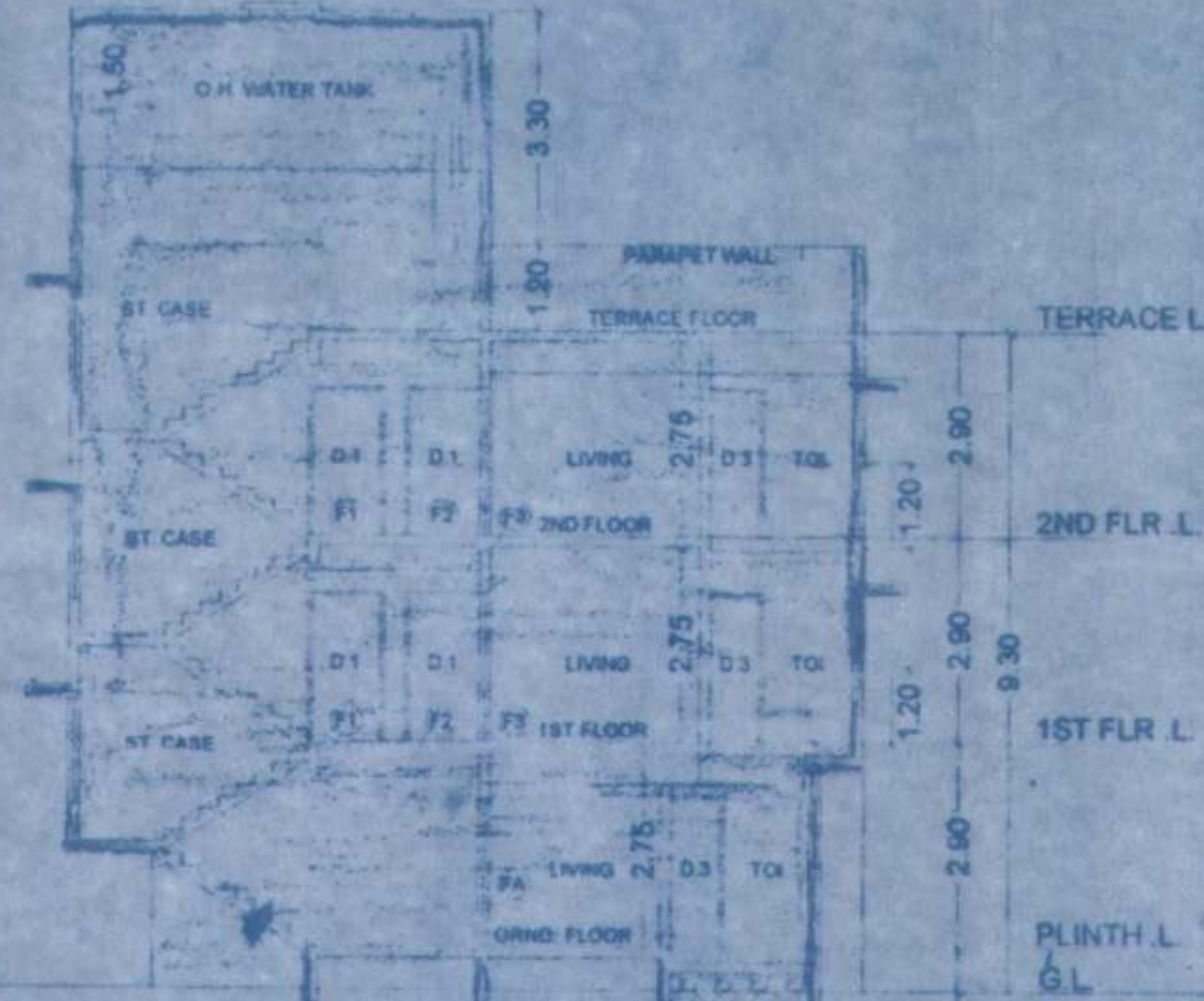


CARPET AREA OF FLATS (F1)			CARPET AREA OF FLATS (F2)			CARPET AREA OF FLATS (F3)		
FLAT NO.	SIZE	SQ.M	FLAT NO.	SIZE	SQ.M	FLAT NO.	SIZE	SQ.M
LIVING RM	1.08 X 1.97	2.13	LIVING RM	3.45 X 1.02	3.51	LIVING RM	2.4 X 3.02	7.25
PASSAGE	1.10 X 1.05	1.16	ALCOVE	1.05 X 1.04	1.09	ALCOVE	1.95 X 1.14	2.22
	0.15 X 0.75	0.11	TERRACE	1.05 X 1.04	1.09	TERRACE	1.95 X 1.14	2.22
TERRACE	1.10 X 2.0	2.20	TERRACE	1.05 X 1.04	1.09	TERRACE	1.95 X 1.14	2.22
ALCOVE	1.05 X 1.04	1.09	TERRACE	1.05 X 1.04	1.09	TERRACE	1.95 X 1.14	2.22
TOTAL	0.9 X 0.15	0.14	TOTAL	1.80 X 1.35	2.43	TOTAL	1.80 X 1.35	2.43
TOTAL		19.01 SQ.M	TOTAL		15.19 SQ.M	TOTAL		12.93 SQ.M

CARPET AREA OF FLATS (F2)			CARPET AREA OF FLATS (F3)		
FLAT NO.	SIZE	SQ.M	FLAT NO.	SIZE	SQ.M
LIVING RM	2.70 X 2.38	6.43	LIVING RM	2.70 X 2.38	6.43
PASSAGE	1.25 X 1.90	2.38	PASSAGE	1.25 X 1.90	2.38
	0.15 X 1.05	0.16		0.15 X 1.05	0.16
TERRACE	2.02 X 1.29	2.61	TERRACE	2.02 X 1.29	2.61
TERRACE	1.10 X 2.0	2.20	TERRACE	1.10 X 2.0	2.20
ALCOVE	0.15 X 0.75	0.11	ALCOVE	0.15 X 0.75	0.11
KITCHEN	0.15 X 0.9	0.14	KITCHEN	0.15 X 0.9	0.14
	1.87 X 1.06	1.98		1.87 X 1.06	1.98
BEDRM	2.81 X 2.65	7.50	BEDRM	2.81 X 2.65	7.50
TOTAL	0.15 X 0.9	0.14	TOTAL	0.15 X 0.9	0.14
TOTAL		16.23 SQ.M	TOTAL		16.23 SQ.M

PARKING STATEMENT (As per Table 7 No.1(d))			
FLOOR	CARPET AREA	PARKING REQUIRED	VISITORS PARKING
GROUND FLOOR	12.93		
FIRST FLOOR	128.85	1 NOS	1 NOS
SECOND FLOOR	128.86	1 NOS	1 NOS
TOTAL		2 NOS	2 NOS
PARKING PROVIDED		3 NOS	
PARKING REQUIRED		3 NOS	
PARKING PROVIDED		4 NOS	



PLOT AREA DIAGRAM SCALE 1:500

A) PLOT AREA = 367.33 SQ.MT
 B) ROAD AREA = 140.00 SQ.MT
 TOTAL (A+B) = 507.33 SQ.MT
 AS PER 7/12 = 450.00 SQ.MT

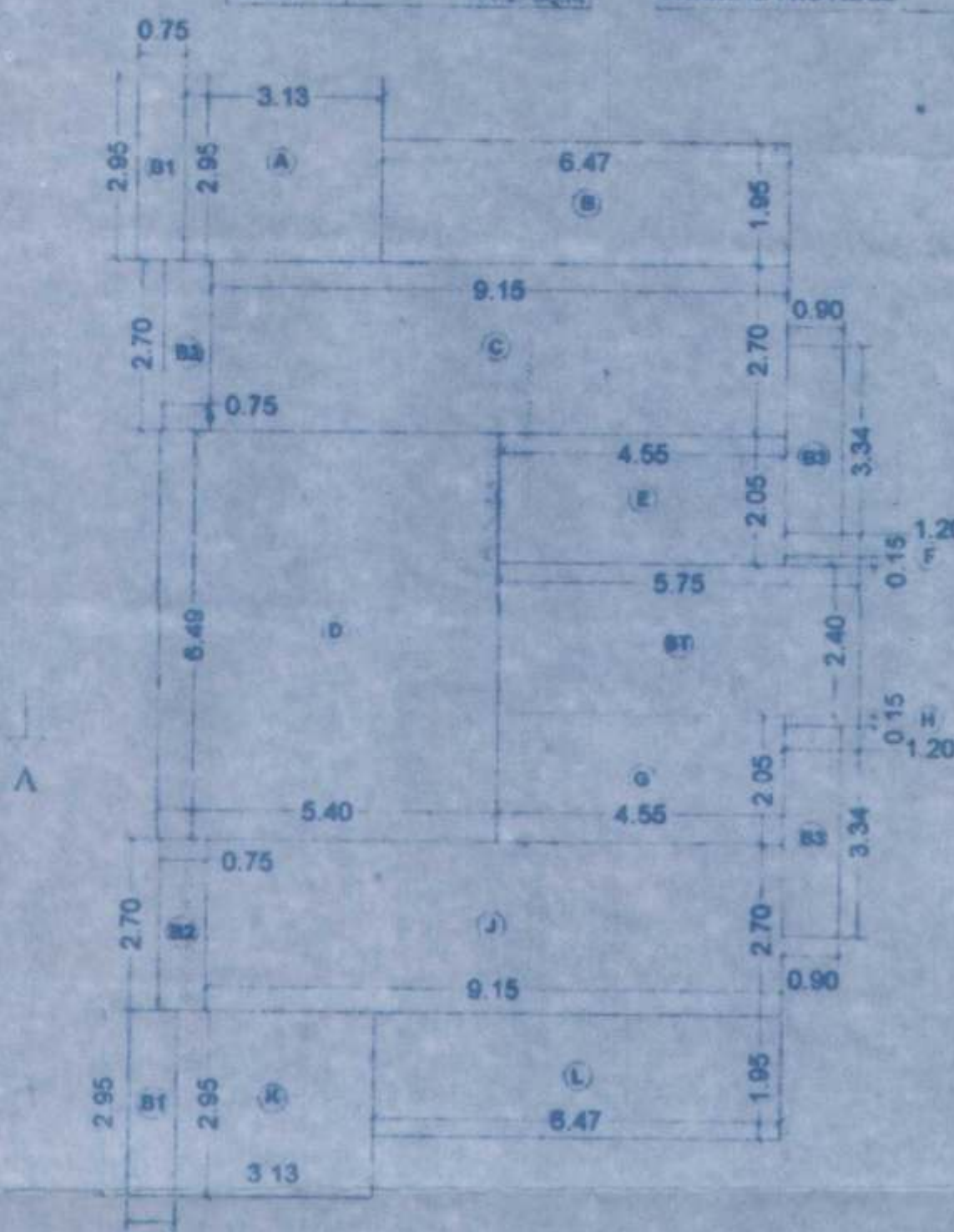
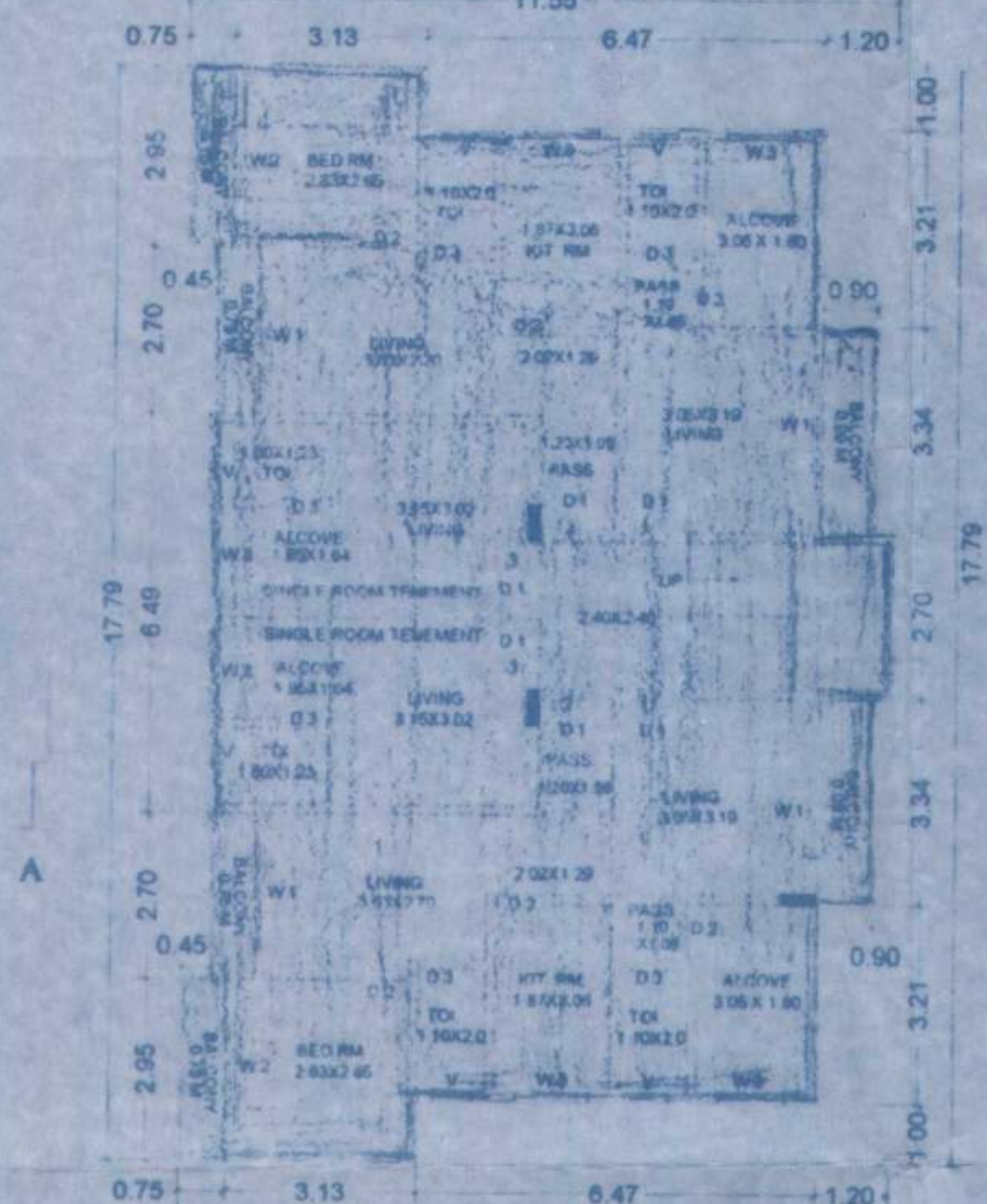
A) PLOT AREA CALCULATION:
 A. 1/2 X 24.39 X 9.43 = 115.00 SQ.MT.
 B. 1/2 X 25.96 X 4.64 = 60.23 SQ.MT.
 C. 1/2 X 25.96 X 12.53 = 162.64 SQ.MT.
 D. 1/2 X 15.88 X 3.71 = 29.46 SQ.MT.
 TOTAL = 367.33 SQ.MT.

B) ROAD AREA CALCULATION:
 1. 1/2 X 20.49 X 3.30 = 33.81 SQ.MT.
 2. 1/2 X 19.93 X 1.94 = 19.33 SQ.MT.
 3. 1/2 X 40.80 X 4.27 = 87.11 SQ.MT.
 TOTAL = 140.25 SQ.MT
 SAY = 140.00 SQ.MT

श्रीवत्सल पत्र. विभागाध्यक्ष/नगरपालिका, २०७३/२०७४-२०७५
 दि. ११/११/२०१८. नवीन अटो शाहीन
 क्षेत्रमाथको राउत नगरपालिका बाबतमा
 नयाँ (सर्वे पत्रावली) मसुदा.

सहायक नगरपालिका नगरपालिका
 वि. - काठमाडौं महानगरपालिका

11/11/17



AREA CALCULATION OF TYPICAL FLOOR

A. 3.13 X 2.95 = 9.23 SQ.MT.
 B. 6.47 X 1.95 = 12.62 SQ.MT.
 C. 9.15 X 2.70 = 24.71 SQ.MT.
 D. 5.40 X 6.49 = 35.05 SQ.MT.
 E. 4.55 X 2.05 = 9.33 SQ.MT.
 F. 1.20 X 0.15 = 0.18 SQ.MT.
 G. 4.55 X 2.05 = 9.33 SQ.MT.
 H. 1.20 X 0.15 = 0.18 SQ.MT.
 I. 9.15 X 2.70 = 24.71 SQ.MT.
 K. 3.13 X 2.95 = 9.23 SQ.MT.
 L. 6.47 X 1.95 = 12.62 SQ.MT.
 TOTAL = 147.19 SQ.MT.

BUILT UP AREA STATEMENT

FLOOR	BUILT UP AREA	BAL. ECSS AREA	ST. ECSS AREA	TOTAL AREA (SQ.MT.)
GROUND FLOOR	15.44	NIL	NIL	15.44
FIRST FLOOR	147.19	NIL	NIL	147.19
SECOND FLOOR	147.19	NIL	NIL	147.19
TOTAL	309.82			309.82

GROSS BUILT UP AREA STATEMENT

FLOOR	BUILT UP AREA	BAL. ECSS AREA	ST. ECSS AREA	TOTAL AREA (SQ.MT.)
GROUND FLOOR	15.44	NIL	NIL	15.44
GROUND FLOOR ST.	13.80	NIL	NIL	13.80
FIRST FLOOR	147.19	NIL	NIL	147.19
FIRST FLOOR ST.	13.80	NIL	NIL	13.80
FIRST FLOOR BAL.	14.49	NIL	NIL	14.49
SECOND FLOOR	147.19	NIL	NIL	147.19
SECOND FLOOR ST.	13.80	NIL	NIL	13.80
SECOND FLOOR BAL.	14.49	NIL	NIL	14.49
TOTAL	380.20			380.20

DOOR AND WINDOW SCHEDULE

NO.	DESCRIPTION	SIZE
D1	LIVING RM	1.05 X 2.10
D2	BED RM, KITCHEN	0.90 X 2.10
D3	TERRACE	0.75 X 2.10
W1	LIVING RM, ST. CASE	1.80 X 1.50
W2	BED RM	1.50 X 1.50
W3	KITCHEN	1.20 X 1.50
V	TERRACE	0.60 X 0.90

AREA CALCULATION OF TYPICAL FLOOR ST. CASE & PASSAGE AREA

ST. 5.75 X 2.40 = 13.80 SQ.MT.
 TOTAL = 13.80 SQ.MT.
 15% OF 147.19 SQ.MT. = 22.08 SQ.MT.
 ST. EXCESS AREA = NIL

AREA CALCULATION OF TYPICAL FLOOR BALCONY AREA

B1. 0.75 X 2.95 X 2 = 4.43 SQ.MT.
 B2. 0.75 X 2.70 X 2 = 4.05 SQ.MT.
 B3. 0.90 X 3.34 X 2 = 6.01 SQ.MT.
 TOTAL = 14.49 SQ.MT.
 BALCONY AREA = 14.49 X 2 FLR = 28.98 SQ.MT.

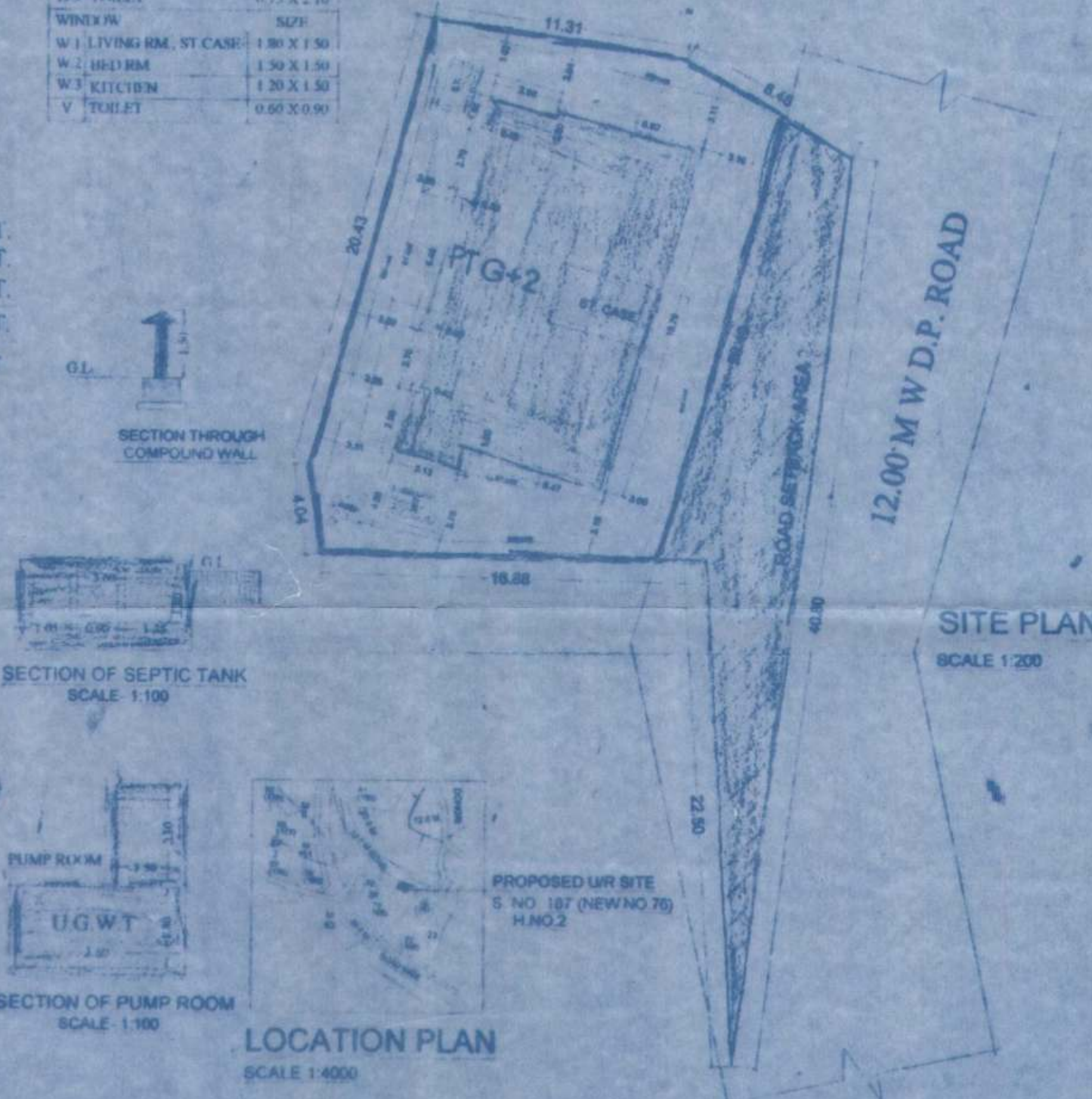
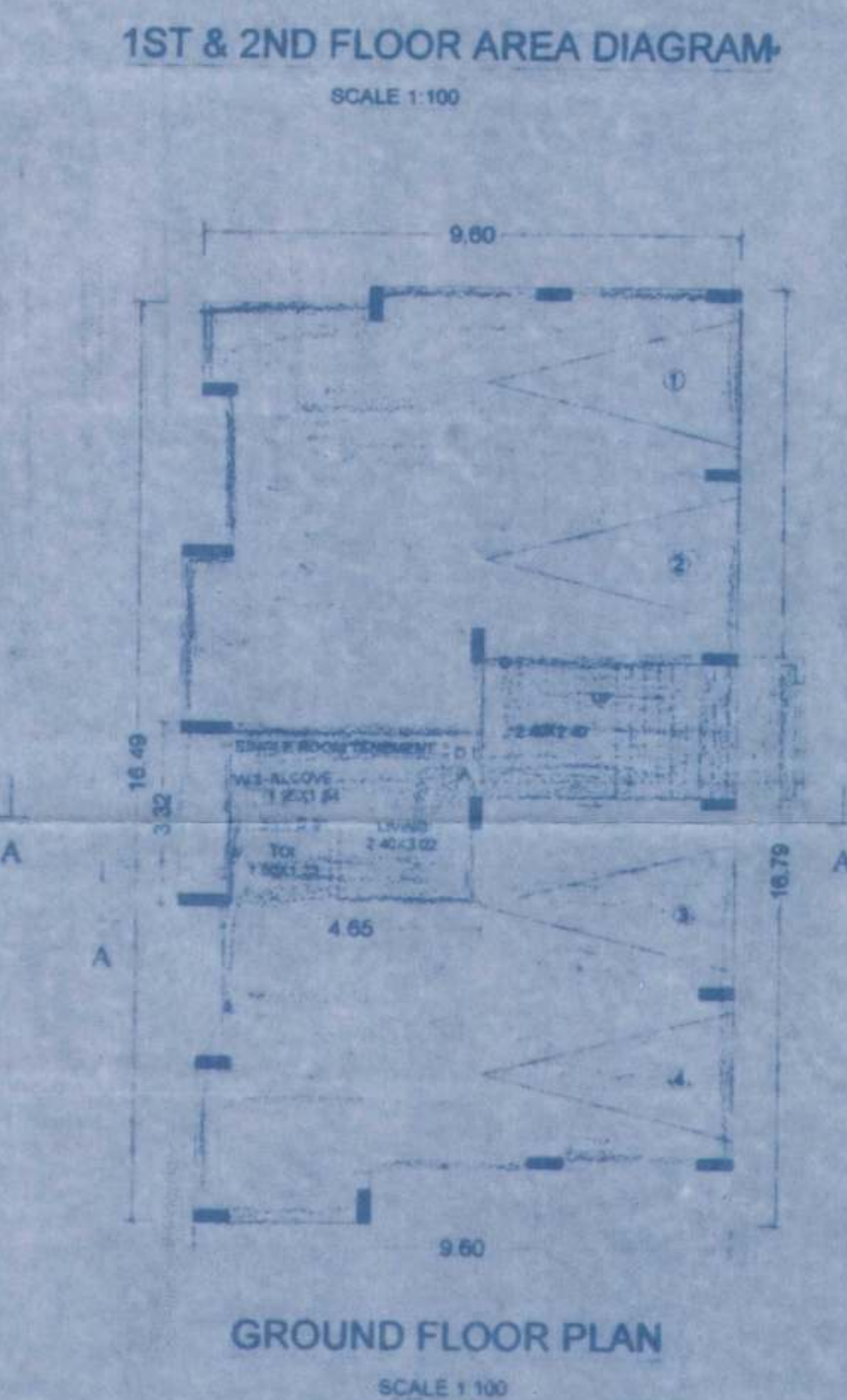
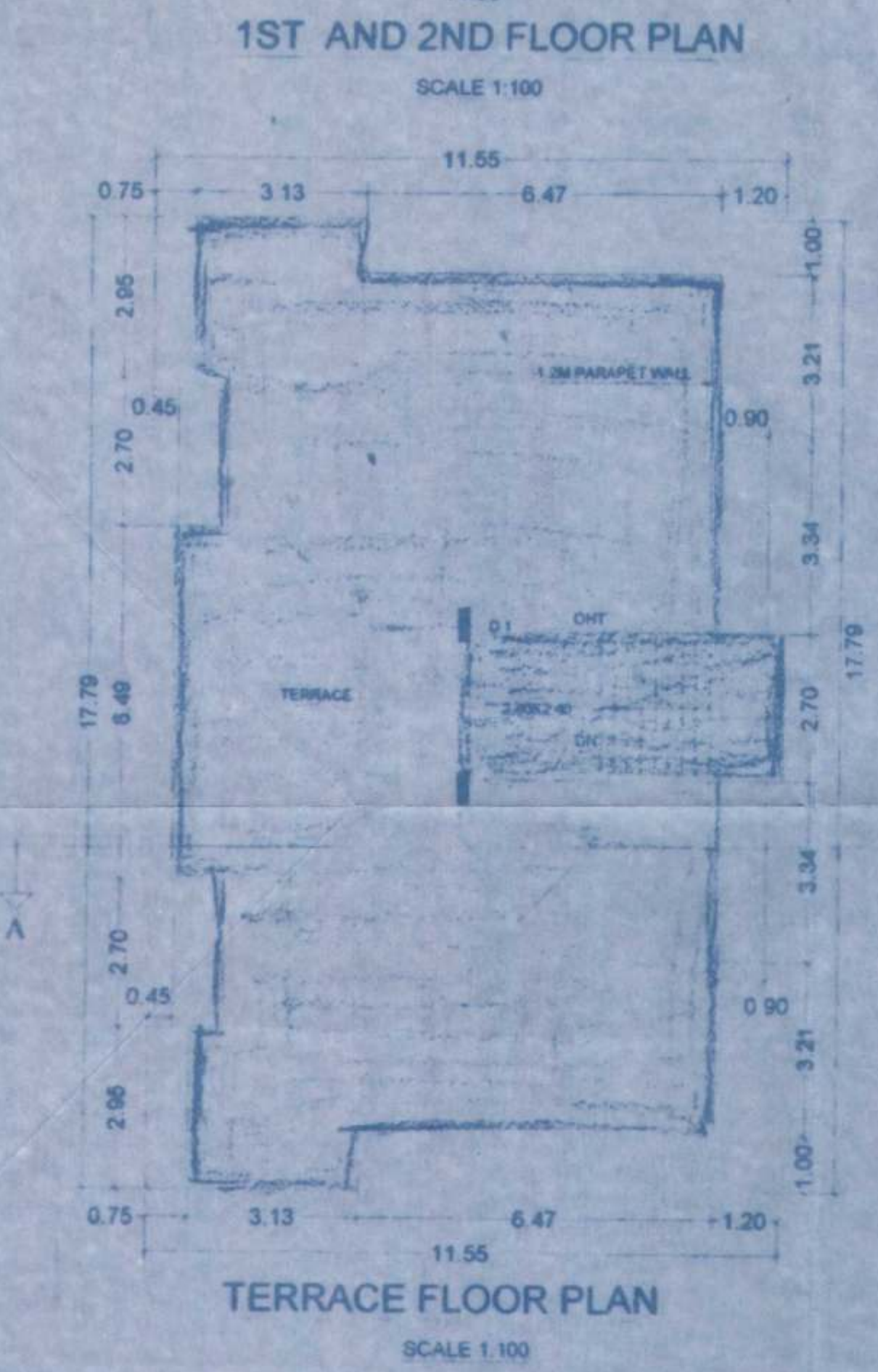
BALCONY AREA PERMISSIBLE

10% OF 147.19 SQ.MT. = 14.72 SQ.MT.
 BAL. EXCESS AREA = NIL

GROUND FLOOR AREA DIAGRAM SCALE 1:100

AREA CALCULATION OF TYPICAL FLOOR

A. 4.65 X 3.32 = 15.44 SQ.MT.
 TOTAL = 15.44 SQ.MT.



PROFORMA - A

A	AREA STATEMENT	IN SQ.MT.
1	AREA OF THE PLOT	450.00
2	DEDUCTION FOR ROAD/TRACE AREA	140.00
3	DEDUCTION FOR ANY RESERVATION	---
4	NET GROSS AREA IN PLOT (1-2)	310.00
5	DEDUCTION FOR RECREATION GROUND	---
6	INTERNAL ROAD	---
7	TOTAL (4-6)	---
8	NET AREA OF PLOT (4-7)	310.00
9	ADDITION FOR A & B	368.07
10	TOTAL BUILT UP AREA (2-9)	---
11	PERMISSIBLE FLOOR AREA (10)	---
12	EXCESS BALCONY AREA TAKEN IN P.A.R.	309.82
13	TOTAL BUILT UP AREA (10-11-12)	309.82
14	F.A.R. CONSUMED (13/7)	0.99

B BALCONY AREA STATEMENT

	PERMISSIBLE BALCONY AREA PER FLOOR	TABLE GIVEN SEPARATELY
a	PROPOSED BALCONY AREA PER FLOOR	---
b	EXCESS BALCONY AREA TOTAL	---

C TENEMENT STATEMENT

a	NET AREA OF PLOT (11-12)	310.00
b	LESS DEDUCTION OF NON RESIDENTIAL AREA	---
c	AREA OF TENEMENTS (A+B)	---
d	TENEMENTS PERMISSIBLE (25% OF C)	---
e	TENEMENTS PROPOSED	13

D PARKING STATEMENT

a	PARKING PERMISSIBLE	5
b	PARKING REQUIRED BY RULE 30%	1
c	PARKING PROPOSED	1
d	TOTAL PARKING PROVIDED	4

PROFORMA - B

CONTENTS OF THE SHEET

GROUND FLOOR PLAN, 1ST & 2ND FLOOR PLAN, SECTION, LOCATION PLAN, AREA STATEMENT DIAGRAM, PLOT AREA DIAGRAM, SITE PLAN

DESCRIPTION OF PROPOSAL & PROPERTY

PROPOSED RESIDENTIAL BUILDING ON PLOT BEARING C/D S NO. 187, (NEW NO. 78) H. NO. 2 AT VILLAGE DONGARI BHA YANDER (W) DIST. THANE

NAME OF OWNER: MR. DINESH SIKHAR

CERTIFICATE OF AREA

CERTIFIED THAT THE PLOT UNDER REFERENCE WAS SURVEYED BY ME ON 02/07/17 & THE DIMENSIONS OF THE PLOTS & C/O OF THE PLOT STATED IN THE PLANS ARE AS MEASURED ON SITE & THE AREA SO WORKED OUT CALLS WITH THE OWNERS BEING RECORDED.

ARCHITECT COA NO: CA/92/15059 OF 1ST JUNE 1992
 JOB NO: SCALE: DATE: DRAWN: CHECK BY:
 RDC: 27/01/17, 1/08/17, 26/09/2019, H/MASH, DDP

SIGN, NAME & ADDRESS OF ARCHITECT: M/S RACHANA DESIGN CONSULTANT, 203, 2ND FLOOR, BHAKTI PLAZA COOP. HSG SOCIETY, NEAR FLYOVER BRIDGE, BHAYANDER (W) DIST. THANE, TEL: 022 28001131