

Proposal Basic Information	
Proposal File No.	JMP/ENG/0006/2017
Owner Name	DAYAL BUILDERS REP BY SURENDER PAL SINGH
Khata No	179
Plot No	1438 a, b, c & d
Village Name	Jugsalai
Use	Mixed
SubUse	Resi+Comm

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
RESIDENTIAL CUM COMMERCIAL (BUILDING)	Residential	Residential Bldg/Apartment	Non-Highrise

Required Parking (Table 7a)

Building Name	Type	SubUse	Area (Sq.mt.)	Units		Car		Visitors Car		TwoWheeler	
				Reqd.	Prop.	Reqd./Unit	Prop.	Reqd./Unit	Prop.	Reqd./Unit	Prop.
RESIDENTIAL CUM COMMERCIAL (BUILDING)	Commercial	Shop	> 0	50	396.69	1	6	-	-	-	-
			> 0	50	396.69	-	-	-	-	1	17
	Residential	Residential Bldg/Apartment	> 0	1	6.00	1	6	-	-	-	-
> 0			1	6.00	-	-	-	-	1	6	
Total :			-	-	-	12	13	-	1	1	23

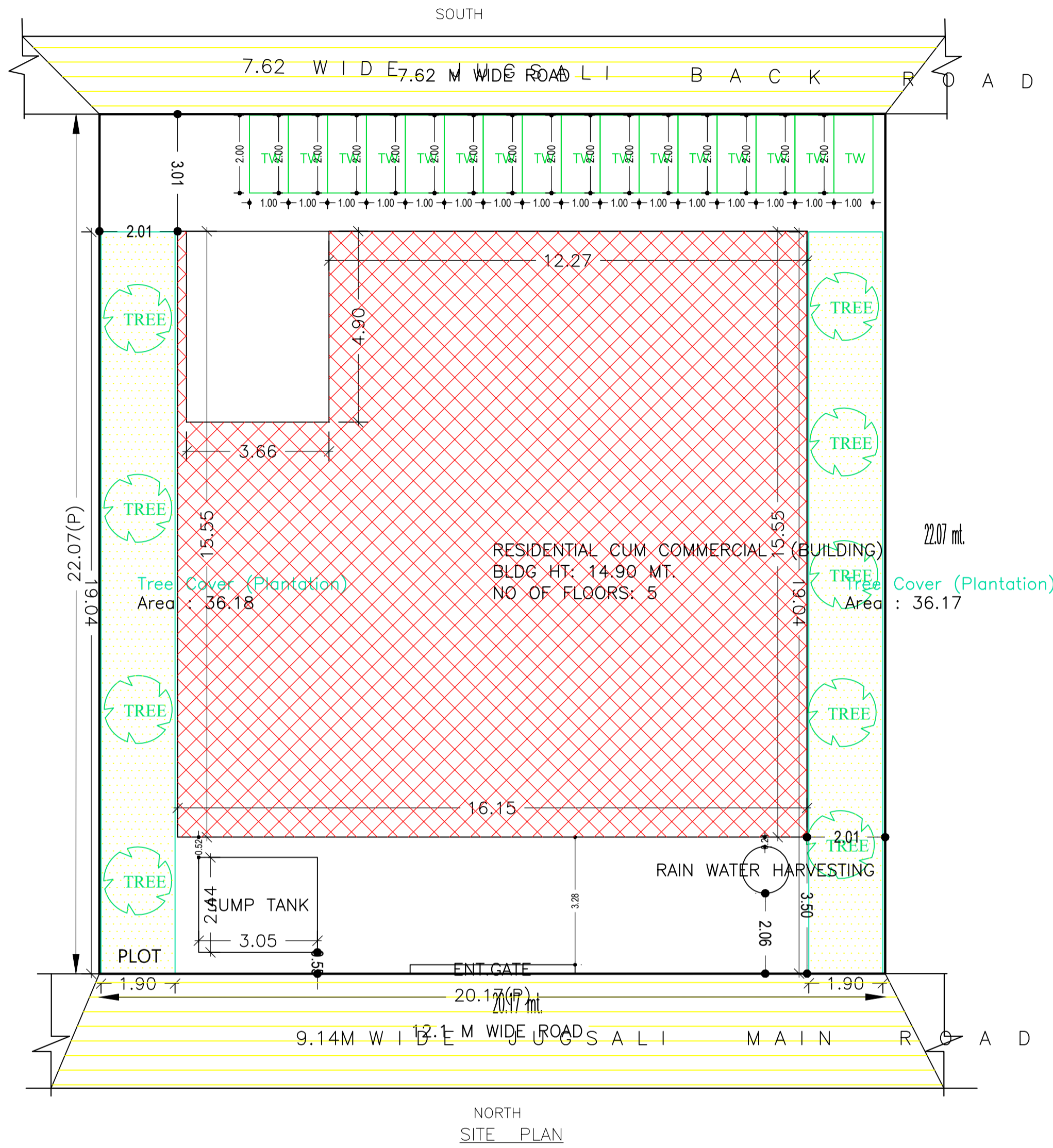
Parking Check (Table 7b)

Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	5	62.50
Two Stack Car	-	-	2	25.00
Three Stack Car	-	-	6	75.00
Total Car	12	150.00	13	162.50
Visitor's Car Parking	-	-	1	12.50
Total Visitor Parking	1	12.50	1	12.50
TwoWheeler	-	-	23	46.00
Total TwoWheeler	23	46.00	23	46.00
Other Parking	-	-	-	127.46
Total	-	208.50	-	394.46

FAR & Tenement Details (Table 4c-1)

Building	No. of Same Bldg	Gross Built Up Area (Sq.mt.)	Deductions From Gross BUA (Area in Sq.mt.)	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)			Proposed FAR Area (Sq.mt.)		Add Area In FAR (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
					Lift	Accessory Use	Parking	Resi.	Commercial				
RESIDENTIAL CUM COMMERCIAL (BUILDING)	1	1449.53	27.31	1422.22	26.12	57.70	216.46	632.28	454.90	9.13	1096.31	1096.31	09
Grand Total	1	1449.53	27.31	1422.22	26.12	57.70	216.46	632.28	454.90	9.13	1096.31	1096.31	09

AREA STATEMENT		VERSION NO. : 1.0.60
JUGSALAI MUNICIPALITY		VERSION DATE: 16/10/2020
PROJECT DETAIL:		
Region: JHARKHAND URBAN LOCAL BODIES		Plot Use: Mixed
District: EAST SINGHBHUM		Plot SubUse: Resi+Comm
Authority: JUGSALAI MUNICIPALITY		PlotNearbyReligiousStructure: NA
Inward No: JMP/BP/0003/W04/2021		Plot/SubPlot No: 1438 a, b, c & d
Application Type: General Proposal		North Road Width - 12.19
Project Type: Building Permission		South Road Width - 6.1
Nature of Development: New		East Plot No - 1439
Location of Development Area: Old Area		West Plot No - 1437
AREA DETAILS:		
AREA OF PLOT (Minimum)	(A)	SQ.MT. 445.05
NET AREA OF PLOT (Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	445.05
Deduction for Balance Plot Area (from Gross Plot Area)		
Common Plot		72.35
Total		72.35
BALANCE AREA OF PLOT (Net Plot Area - Recreational/Amenity space)	(A-Deductions)	372.70
PLOT AREA FOR COVERAGE (Net Plot Area)	(A-Deductions)	445.05
Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions)	445.05
COVERAGE CHECK		
Permissible Coverage area (60.00 %)		267.03
Proposed Coverage Area (52.42 %)		233.30
Total Prop. Coverage Area (52.42 %)		233.30
Balance coverage area (7.58 %)		33.73
FAR CHECK		
Perm. FAR Area (2.50)		1112.63
Total Perm. FAR area		1112.63
Residential FAR		632.28
Commercial FAR		454.90
Proposed FAR Area		1096.32
Total Proposed FAR Area		1096.32
Consumed FAR (Factor)		2.46
Balance FAR Area		16.31
BUILT UP AREA CHECK		
Total Proposed Built Up Area		1422.22
ARCHITECT (Regd)	MUKESH KUMAR	
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)	DAYAL BUILDERS REP BY SURENDER PAL SINGH	
DEVELOPMENT AUTHORITY		LOCAL BODY



SITE PLAN

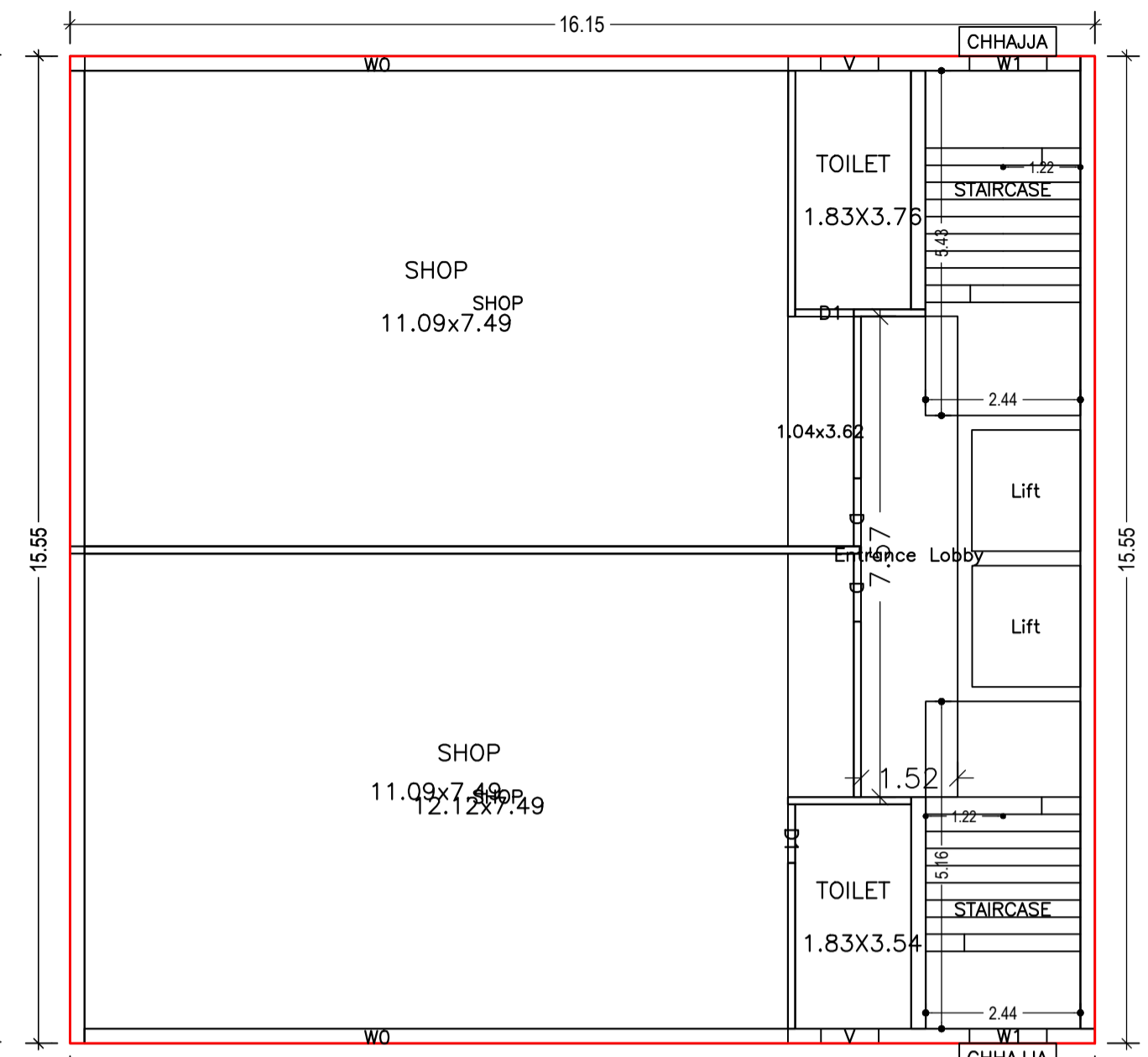
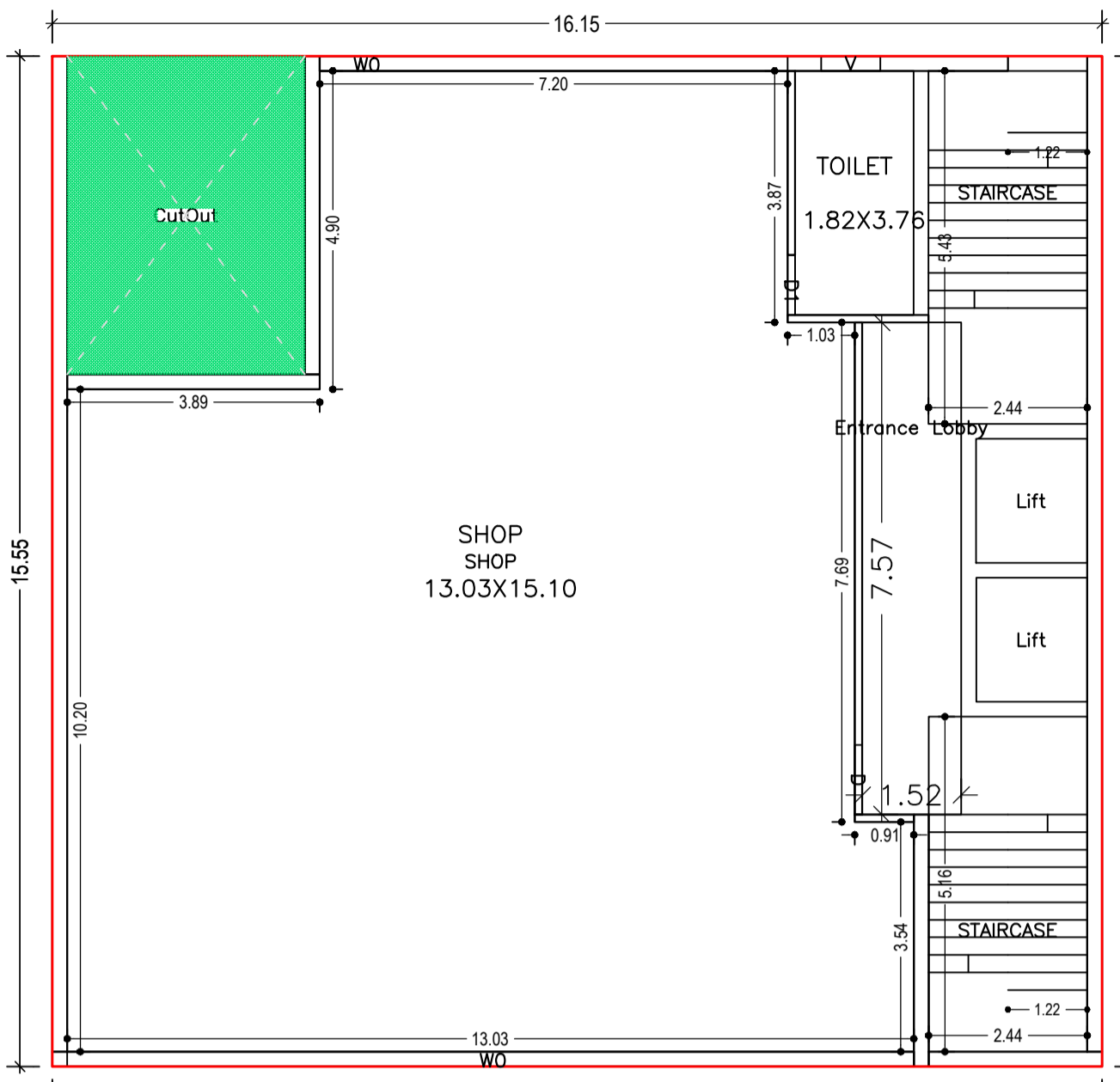
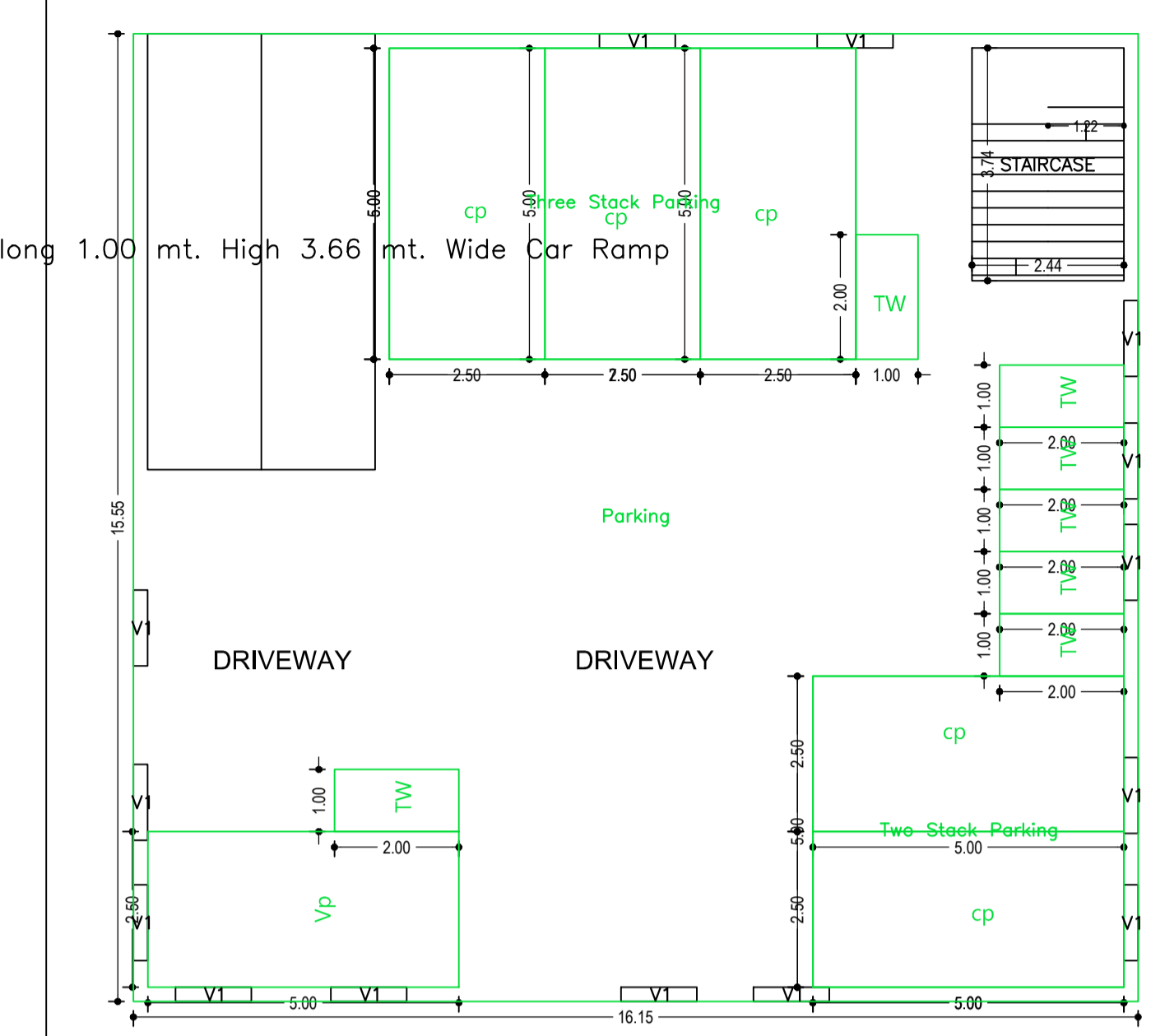
COLOR INDEX	
PLOT BOUNDARY	Black
ABUTTING ROAD	Green
PROPOSED CONSTRUCTION	Red
COMMON PLOT	Yellow
ROAD WIDENING AREA	Orange
EXISTING (To be retained)	Blue
EXISTING (To be demolished)	Light Blue

Buildingwise Floor FAR Details

Floor Name	Building Name		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Basement Floor	251.22	9.13	251.22	9.13
Ground Floor	233.29	221.75	233.29	221.75
First Floor	251.22	233.15	251.22	233.15
Second Floor	248.09	230.02	248.09	230.02
Third Floor	248.09	230.02	248.09	230.02
Fourth Floor	190.31	172.24	190.31	172.24
Terrace Floor	0.00	0.00	0.00	0.00
Total :	1422.22	1096.31	1422.22	1096.31

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
MUKESH KUMAR JMP/ENG/0006/2017			

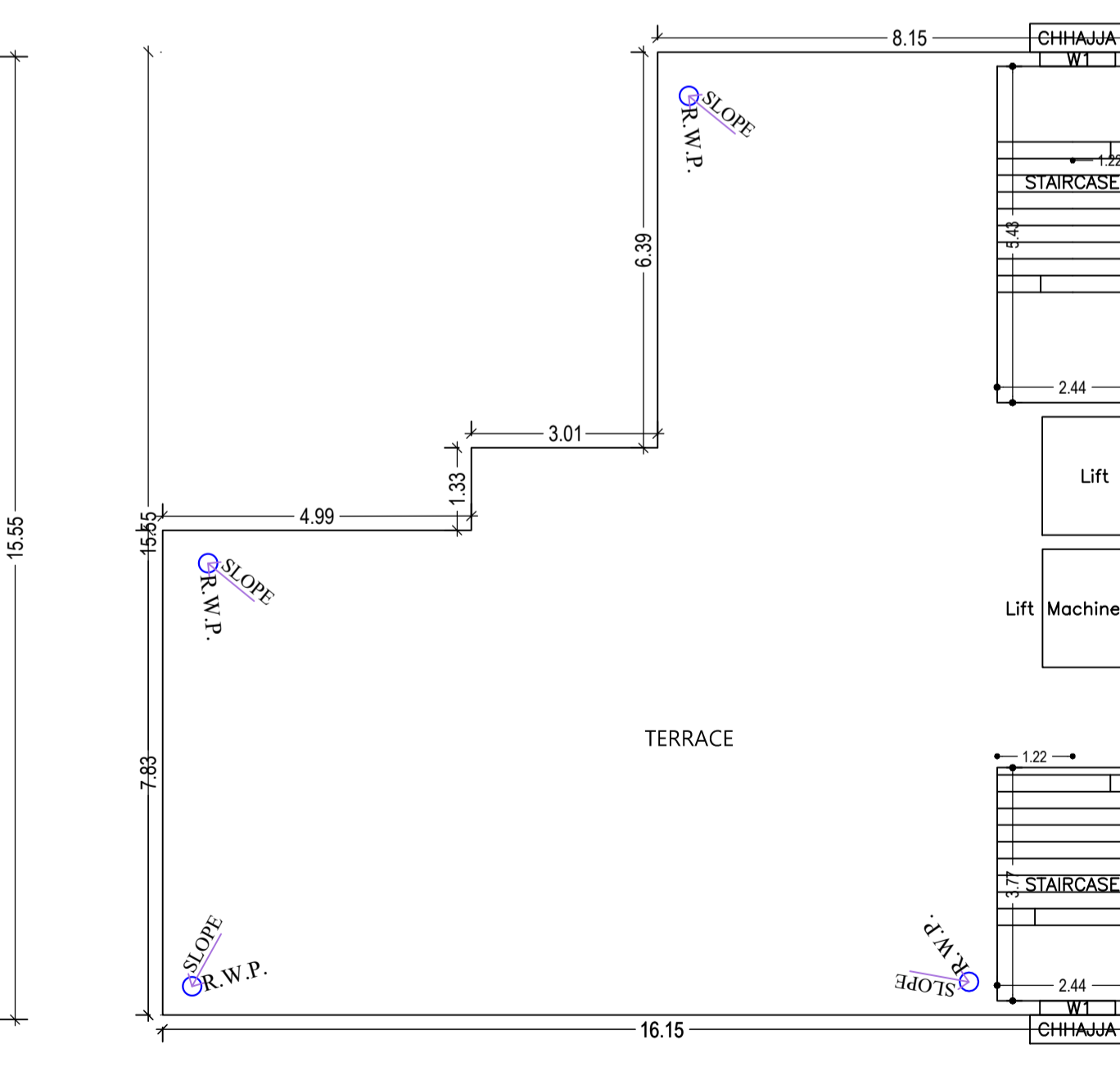
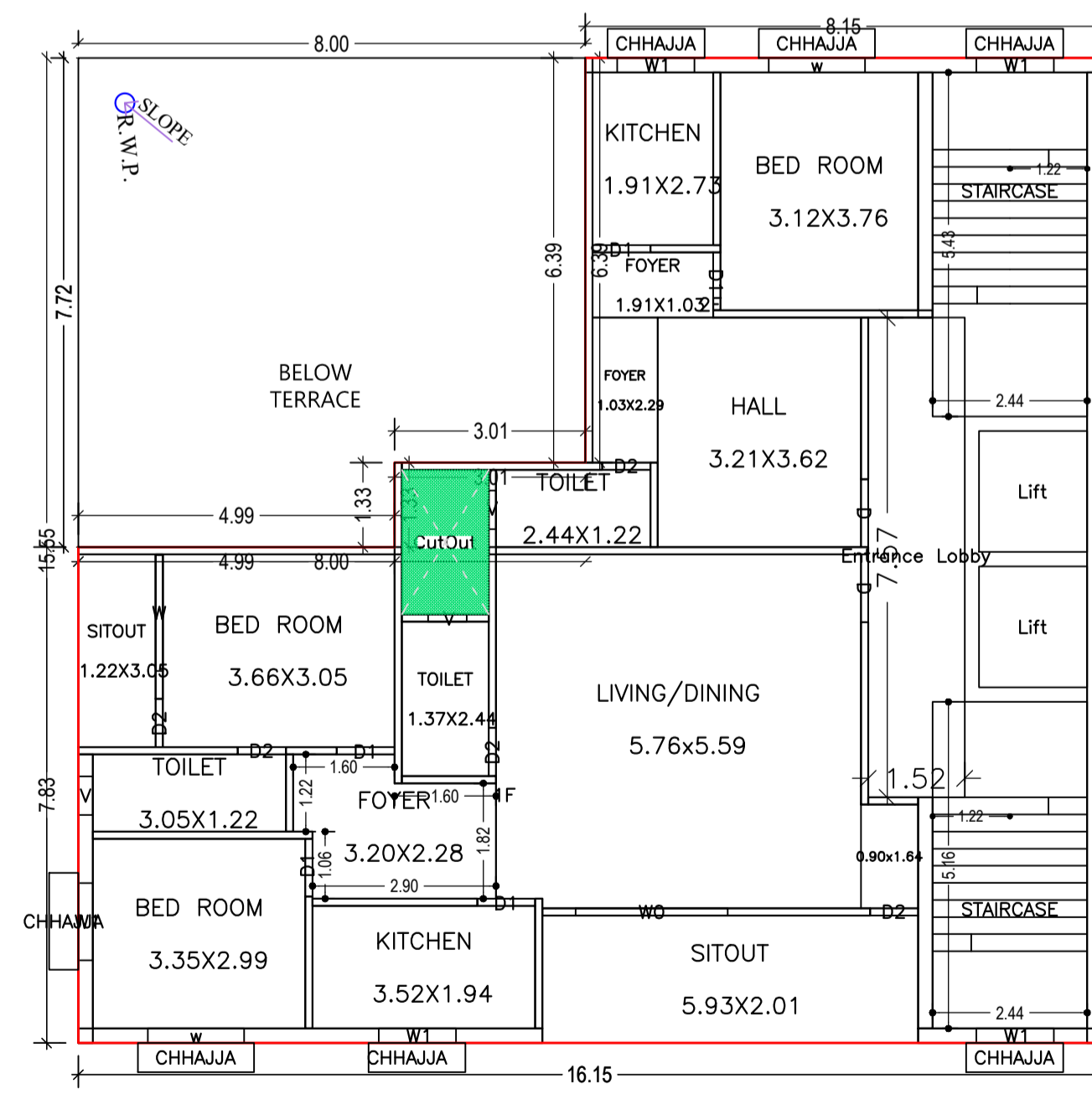
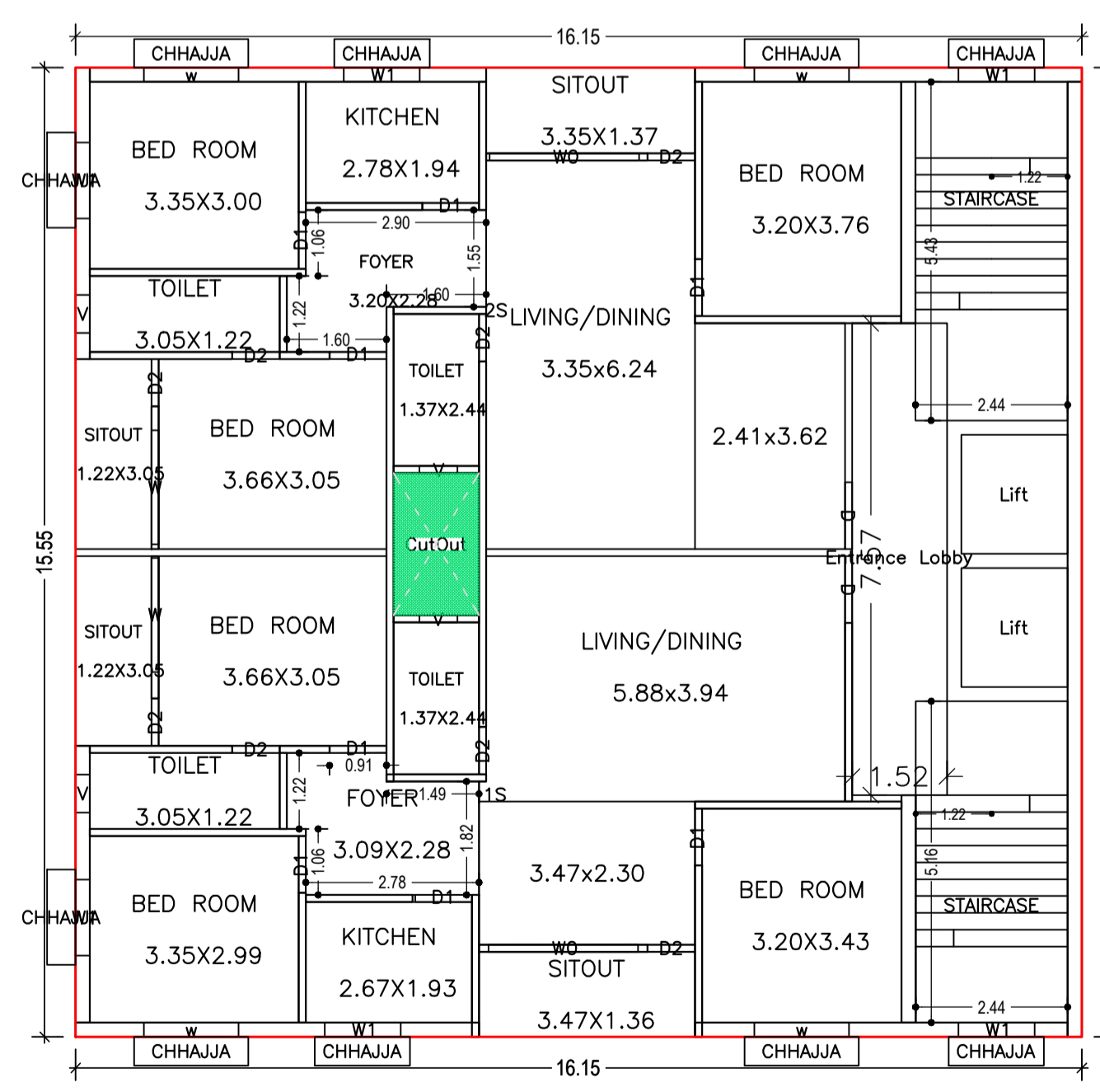
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SubUse	Resi+Comm



Building :RESIDENTIAL CUM COMMERCIAL (BUILDING)

Floor Name	Gross Builtup Area	Deductions From Gross BUA (Area in Sq.mt.)	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)			Proposed FAR Area (Sq.mt.)		Add Area In FAR (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Trmt (No.)
				Lift	Accessory Use	Parking	Resi.	Commercial				
Basement Floor	251.22	0.00	251.22	0.00	0.00	216.46	0.00	0.00	9.13	9.13	9.13	00
Ground Floor	251.21	17.92	233.29	0.00	11.54	0.00	0.00	221.75	0.00	221.75	221.75	01
First Floor	251.22	0.00	251.22	6.53	11.54	0.00	0.00	233.15	0.00	233.15	233.15	02
Second Floor	251.22	3.13	248.09	6.53	11.54	0.00	230.02	0.00	0.00	230.02	230.02	02
Third Floor	251.22	3.13	248.09	6.53	11.54	0.00	230.02	0.00	0.00	230.02	230.02	02
Fourth Floor	193.44	3.13	190.31	6.53	11.54	0.00	172.24	0.00	0.00	172.24	172.24	02
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	1449.53	27.31	1422.22	26.12	57.70	216.46	632.28	454.90	9.13	1096.31	1096.31	09
Total Number of Same Buildings :	1											
Total :	1449.53	27.31	1422.22	26.12	57.70	216.46	632.28	454.90	9.13	1096.31	1096.31	09

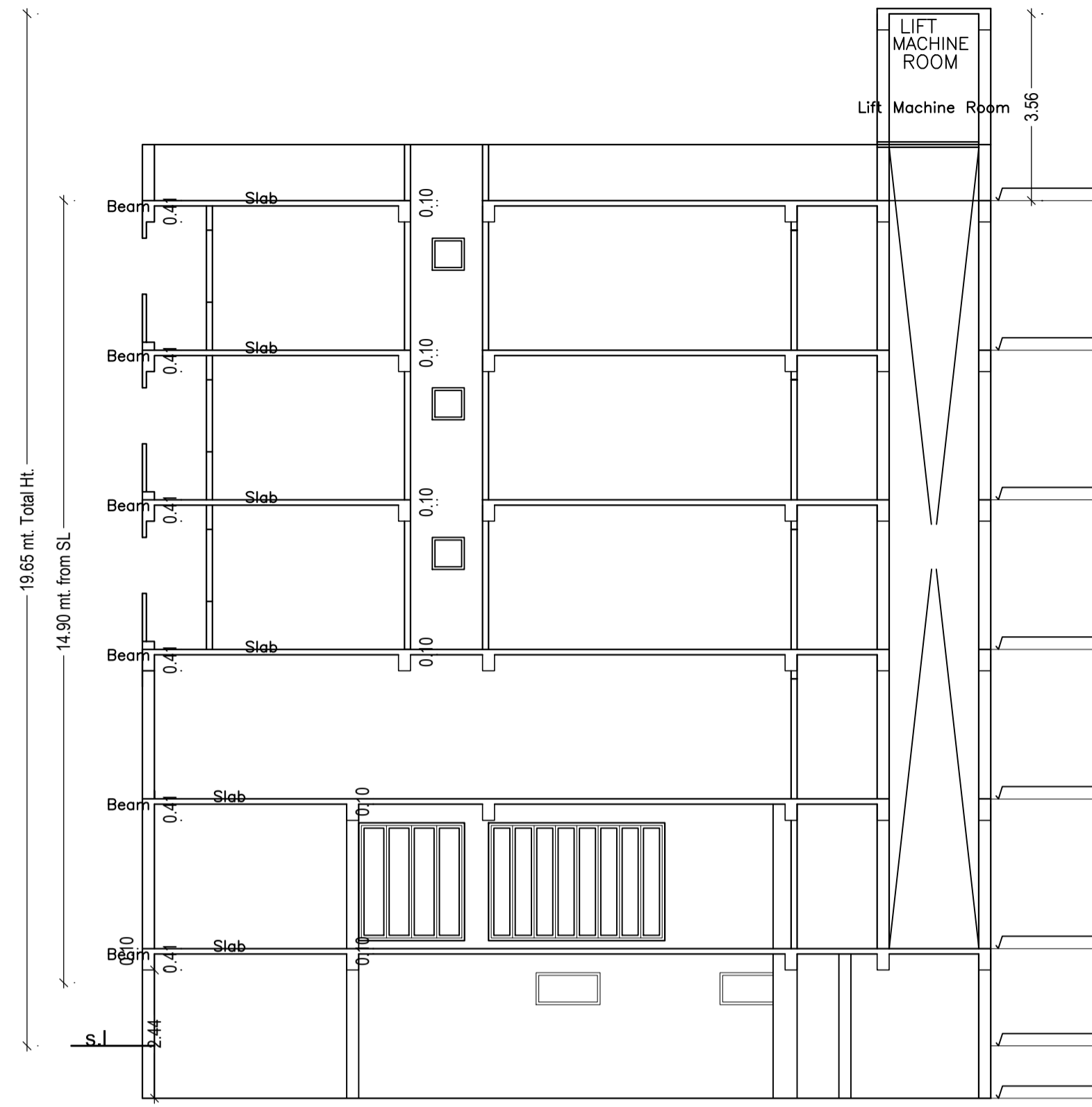
TYPICAL - 2& 3 FLOOR PLAN (Proposed) (SCALE 1:100)



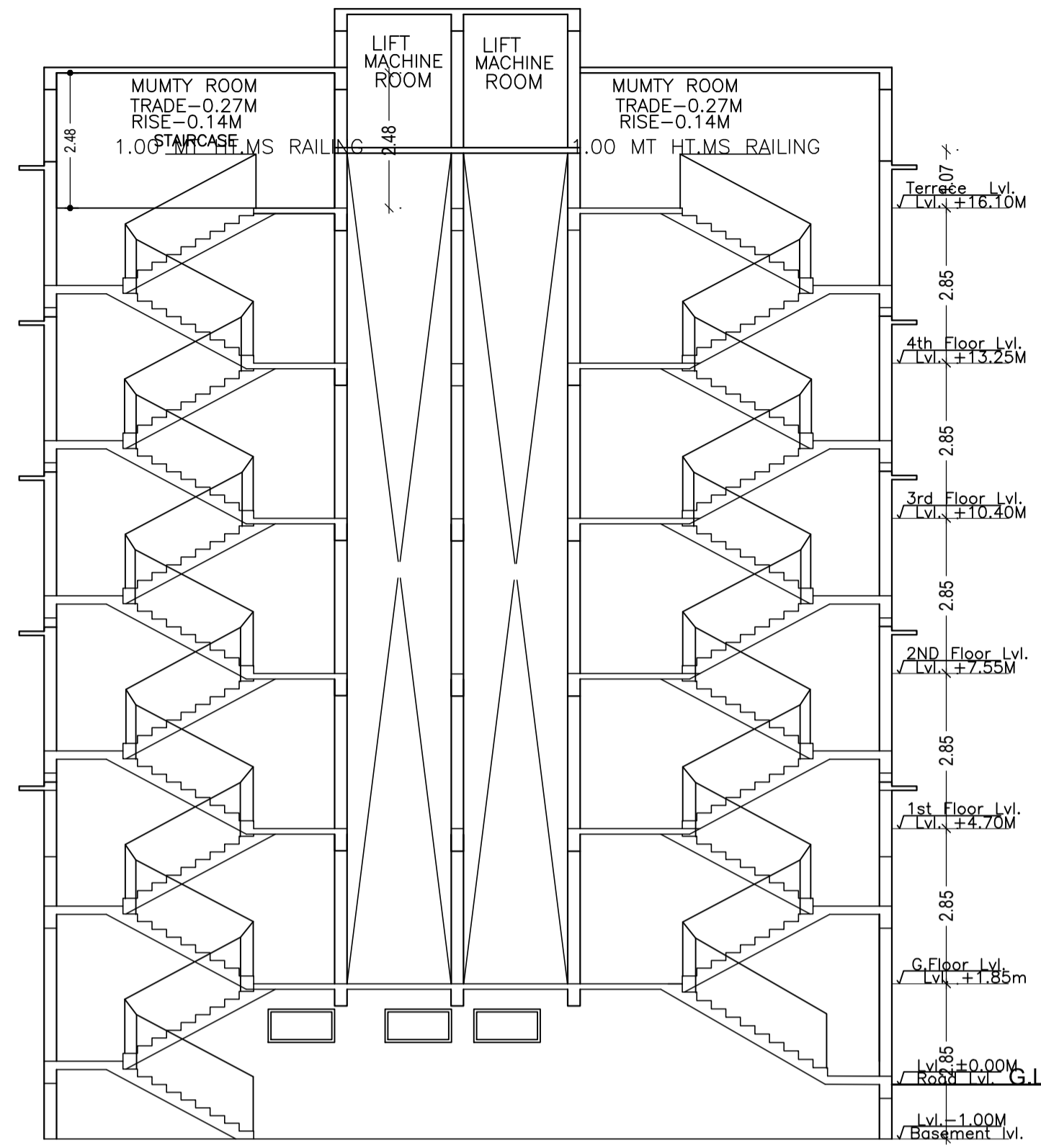
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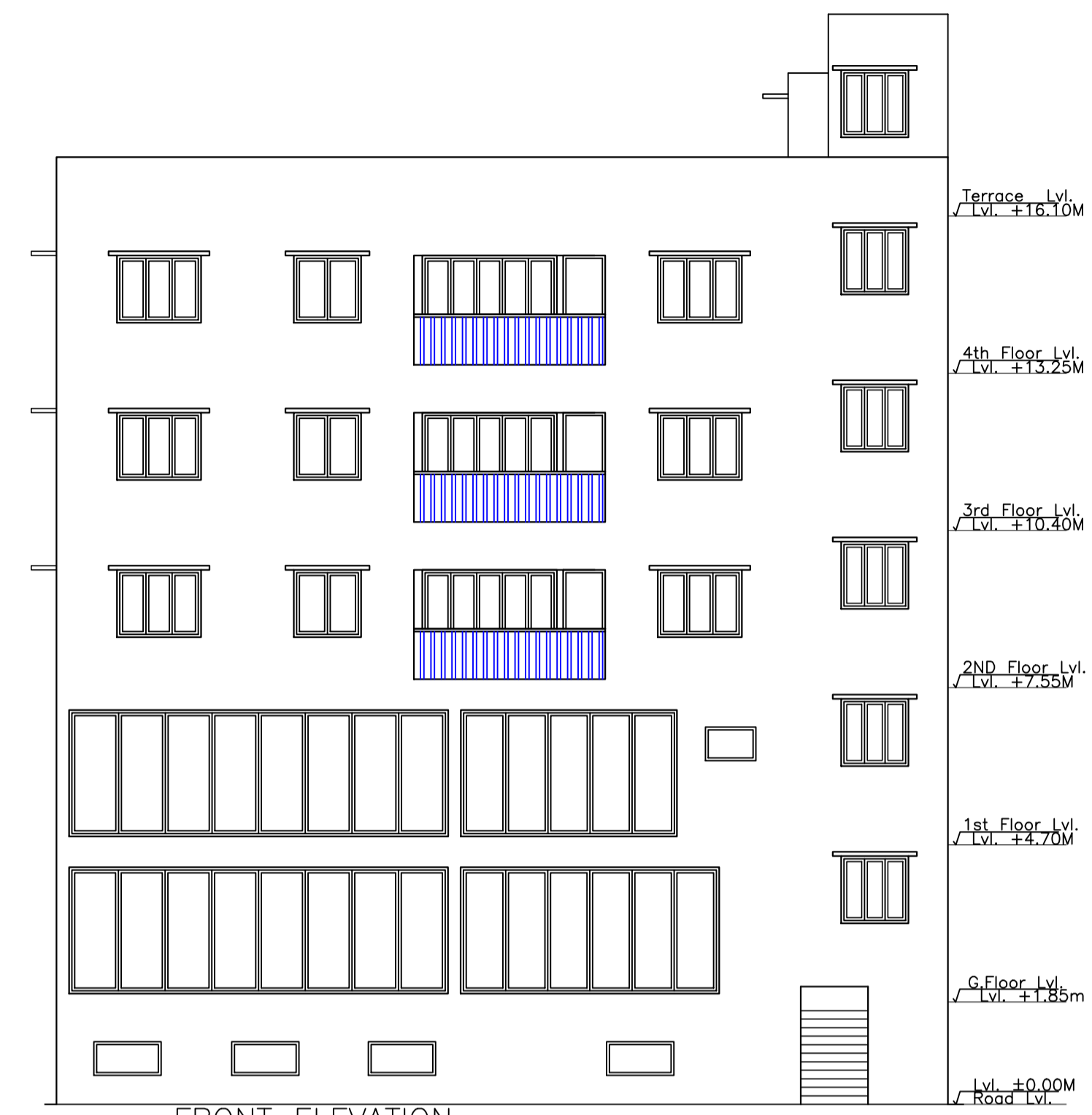
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SECTION YY



SECTION XX



FRONT ELEVATION

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
RESIDENTIAL CUM COMMERCIAL (BUILDING)	D2	0.76	2.13	21
RESIDENTIAL CUM COMMERCIAL (BUILDING)	D1	0.91	2.13	21
RESIDENTIAL CUM COMMERCIAL (BUILDING)	D1	0.92	2.13	03
RESIDENTIAL CUM COMMERCIAL (BUILDING)	D	1.07	2.13	09

SCHEDULE OF WINDOW/VENTILATION:

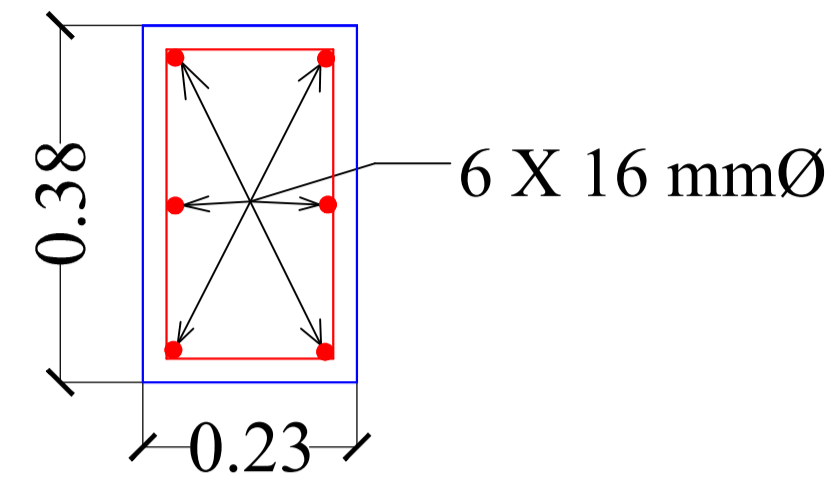
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
RESIDENTIAL CUM COMMERCIAL (BUILDING)	V	0.61	1.22	11
RESIDENTIAL CUM COMMERCIAL (BUILDING)	V	0.91	0.61	03
RESIDENTIAL CUM COMMERCIAL (BUILDING)	W1	1.22	1.22	21
RESIDENTIAL CUM COMMERCIAL (BUILDING)	w	1.52	1.22	10
RESIDENTIAL CUM COMMERCIAL (BUILDING)	W	1.83	1.22	05
RESIDENTIAL CUM COMMERCIAL (BUILDING)	W0	11.09	1.22	02
RESIDENTIAL CUM COMMERCIAL (BUILDING)	W0	13.03	1.22	01
RESIDENTIAL CUM COMMERCIAL (BUILDING)	W0	2.40	2.40	05
RESIDENTIAL CUM COMMERCIAL (BUILDING)	W0	7.20	1.22	01

UnitBUA Table for Building :RESIDENTIAL CUM COMMERCIAL (BUILDING)

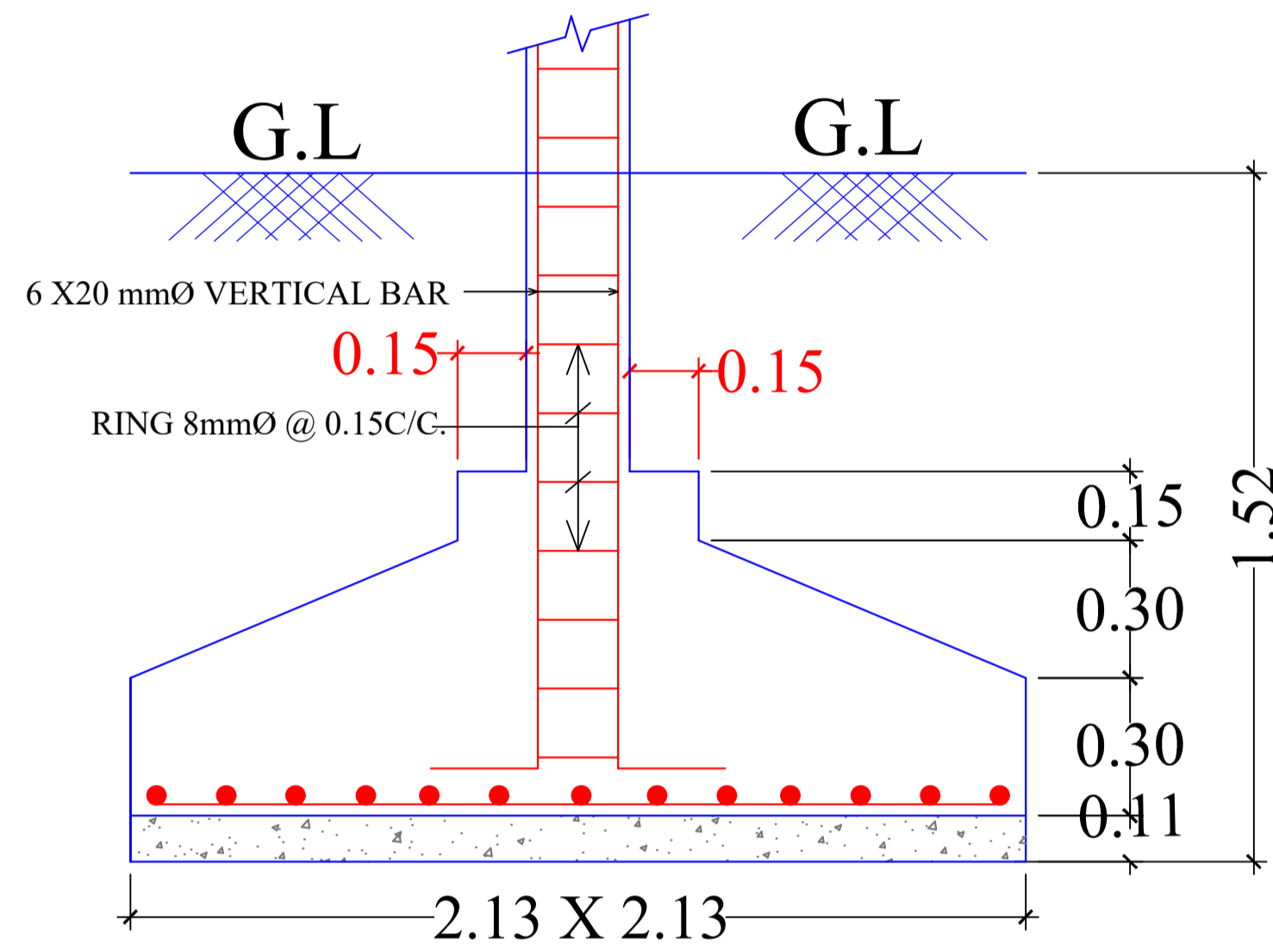
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SHOP	SHOP	182.22	172.39	2	1
FIRST FLOOR PLAN	SHOP	SHOP	100.93	97.37	2	2
	SHOP	SHOP	100.66	97.00	2	
TYPICAL - 2& 3 FLOOR PLAN	1S	FLAT	99.36	93.35	10	4
	2S	FLAT	99.39	92.82	10	
FOURTH FLOOR PLAN	1F	FLAT	97.95	91.95	9	2
	2F	FLAT	40.43	38.13	6	
Total:	-	-	919.69	869.18	61	9

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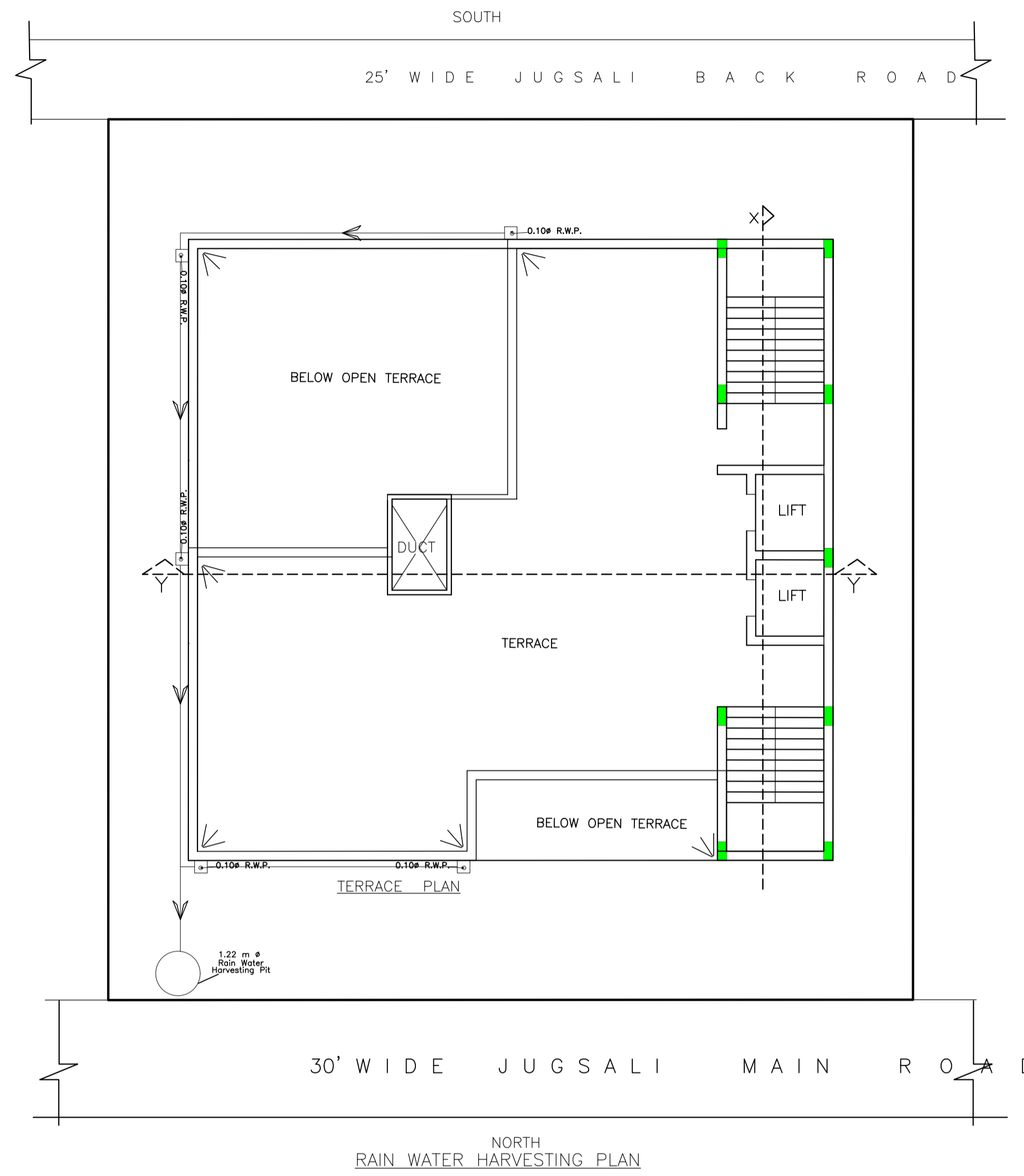
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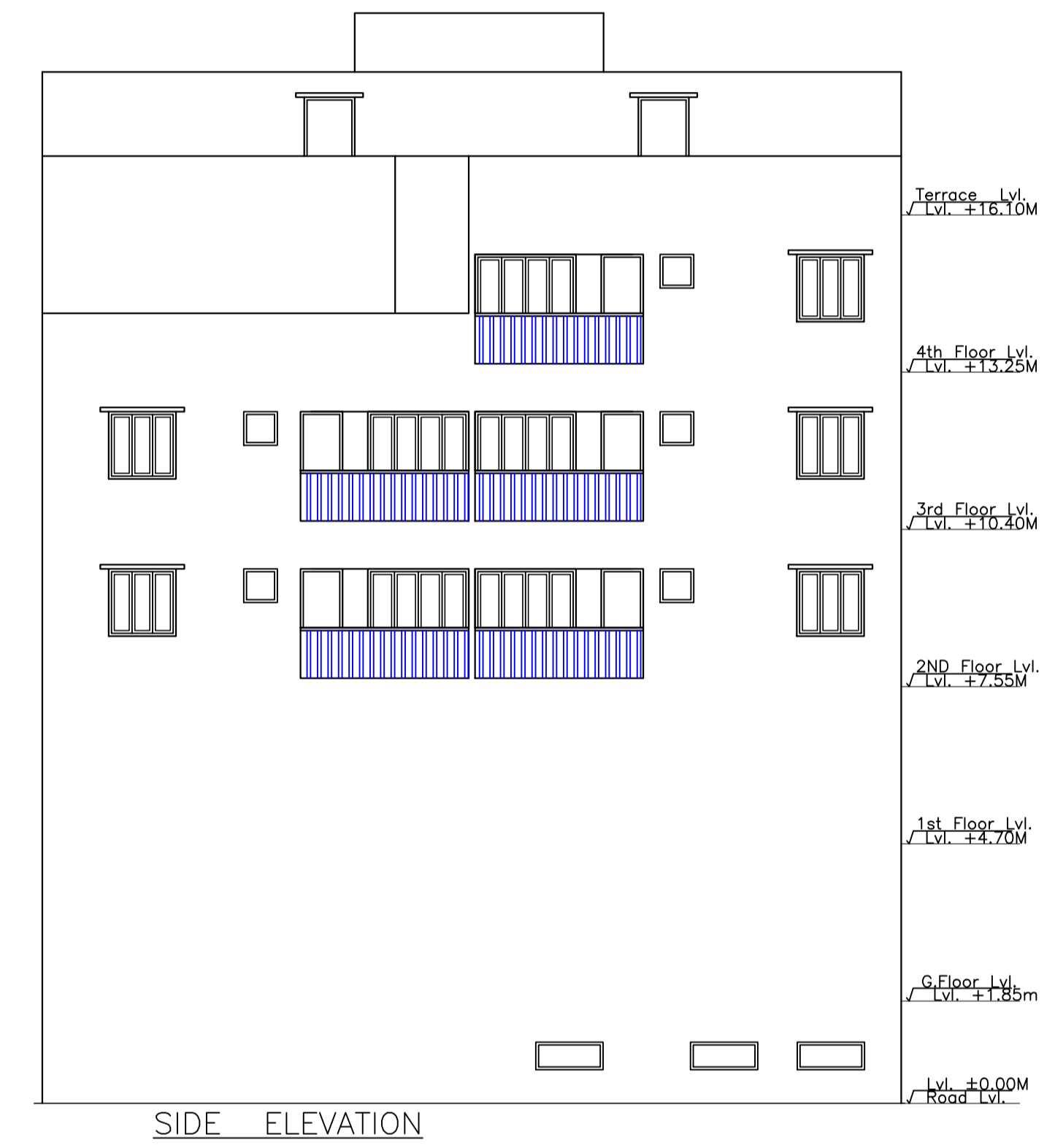
SECTION OF COLUMN.



SECTION OF FOOTING



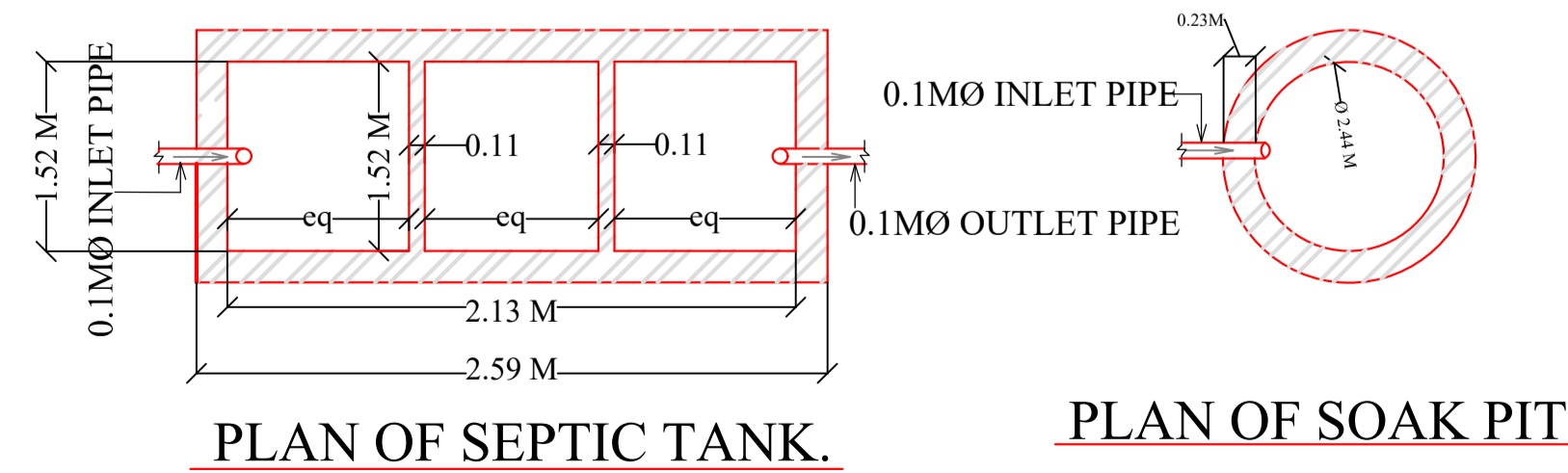
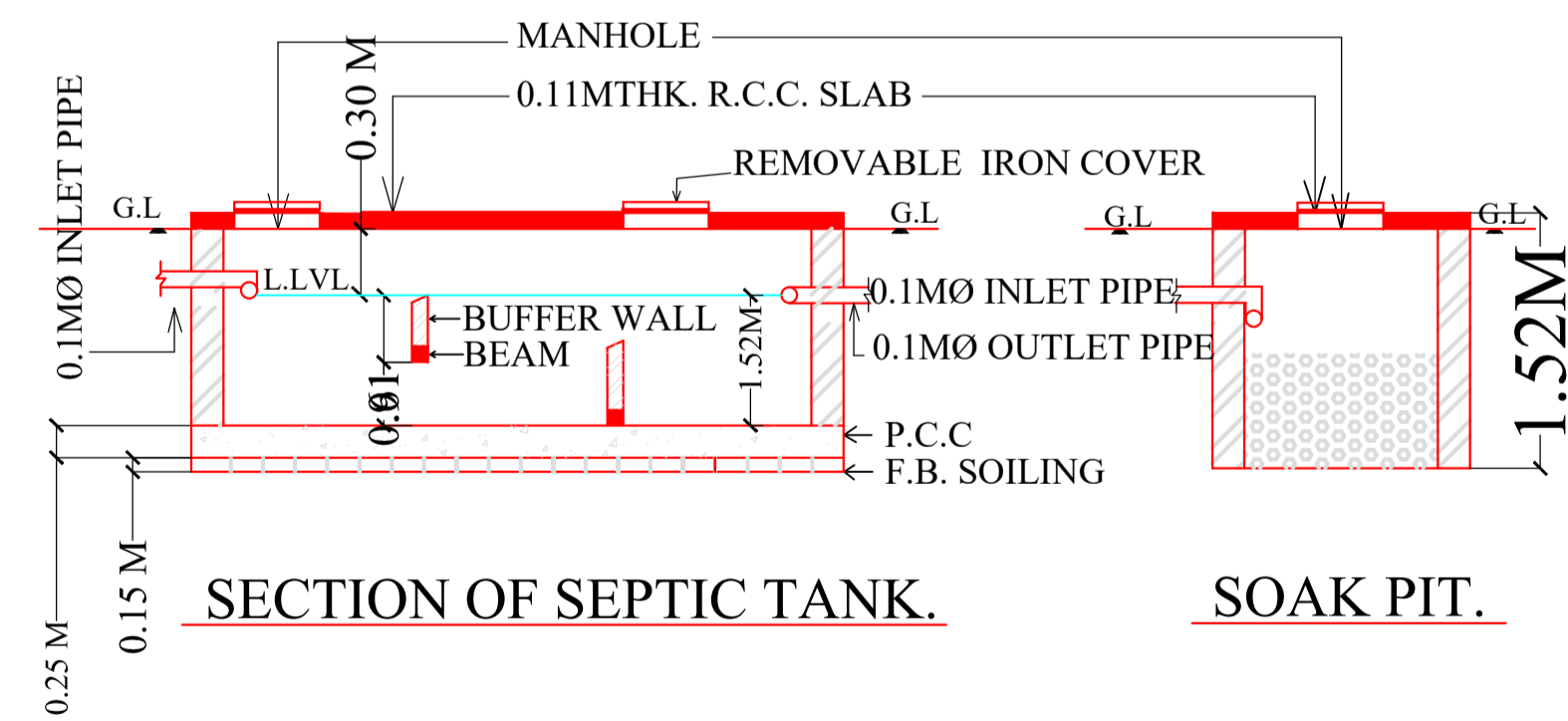
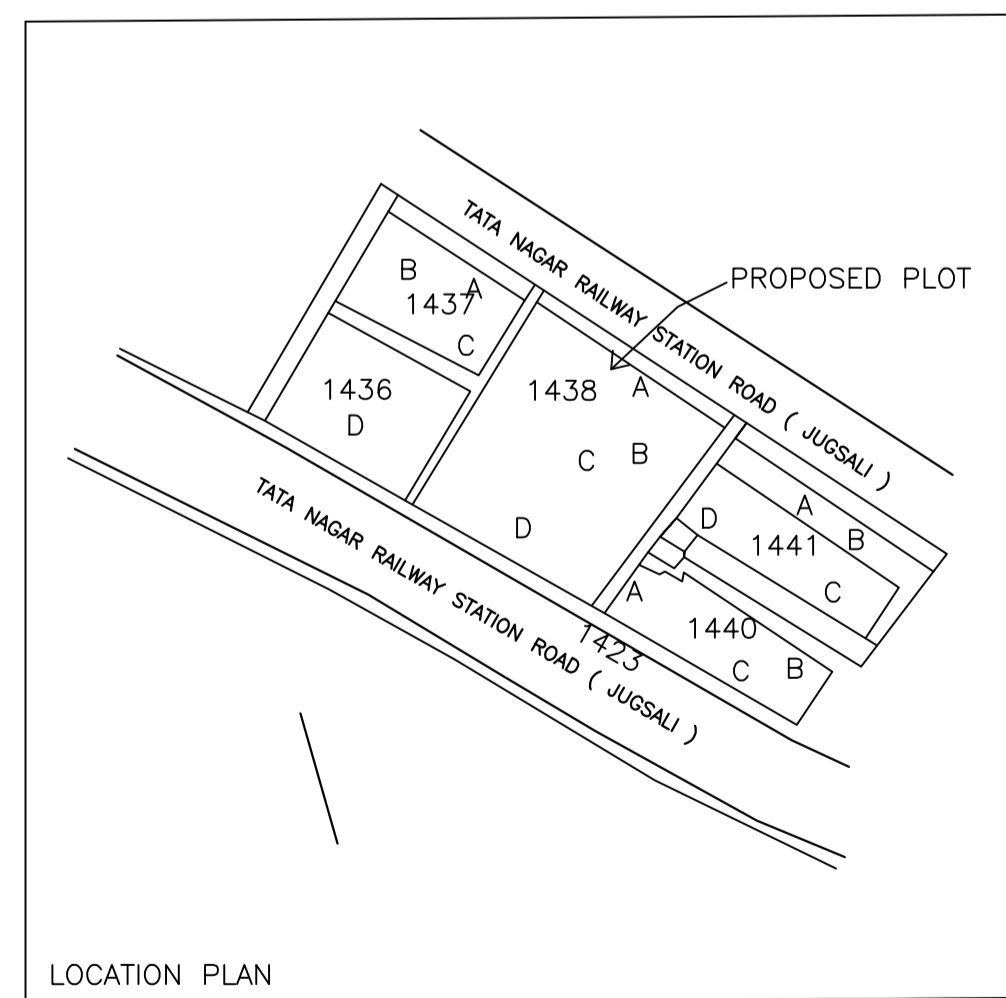
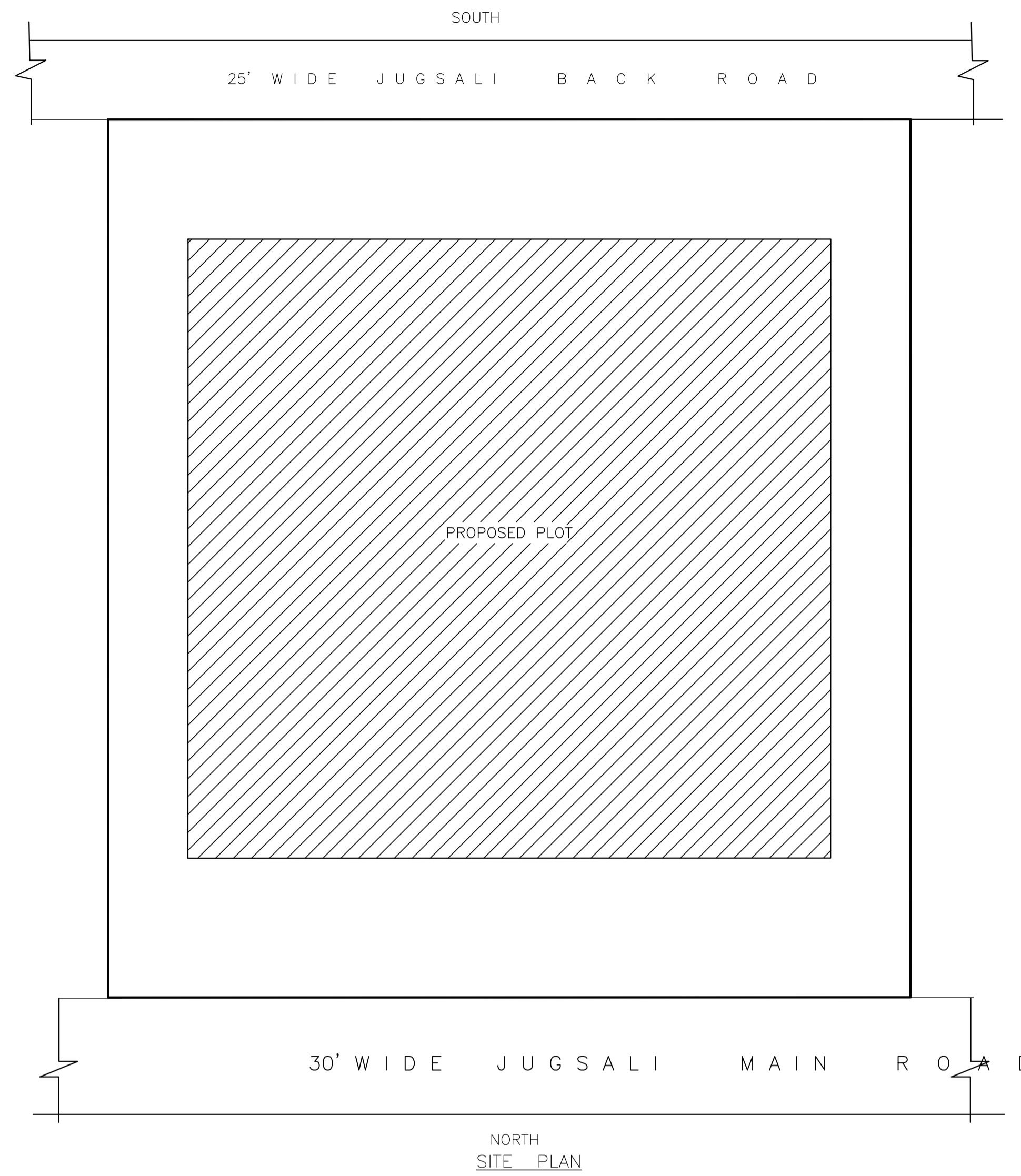
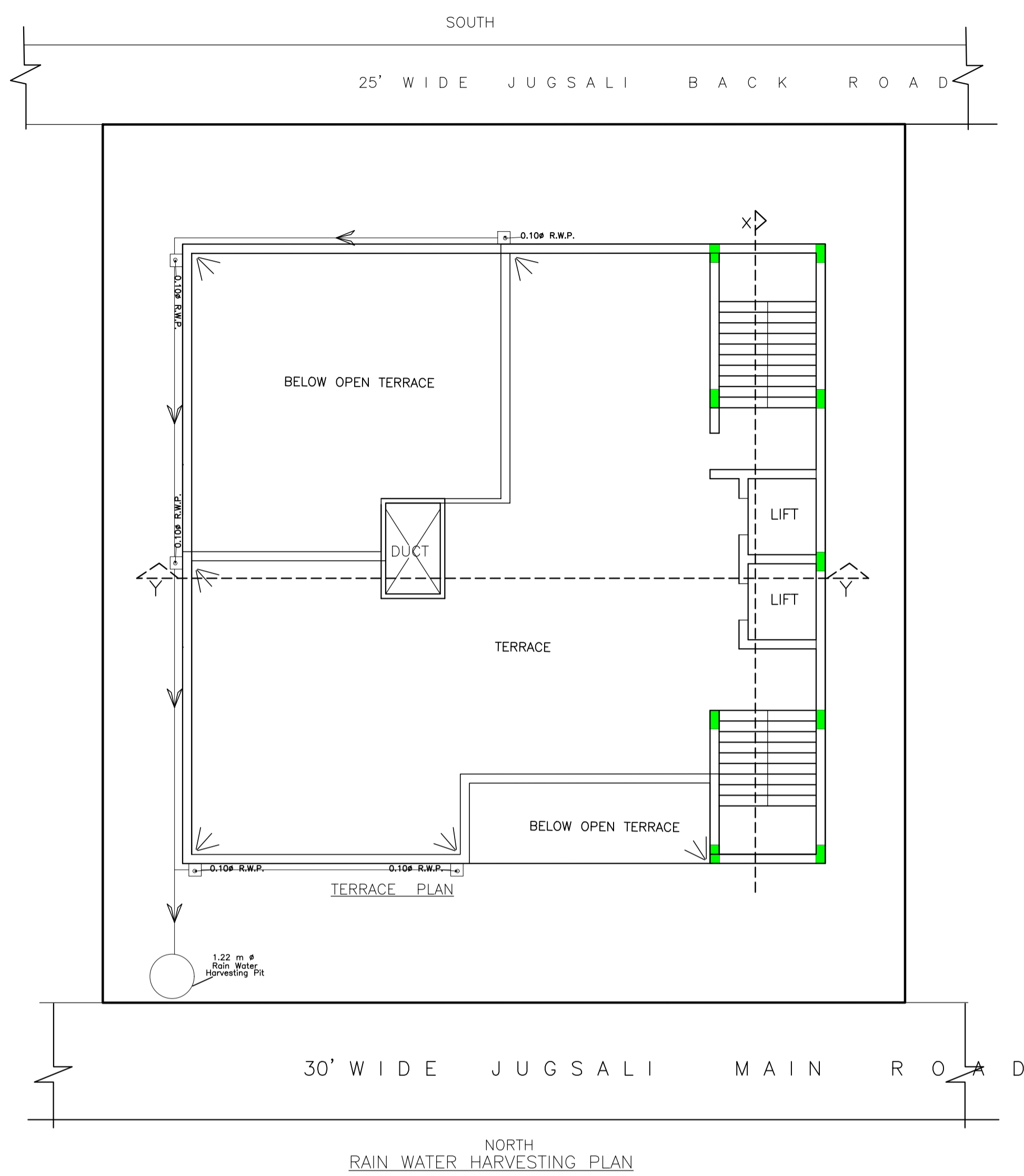
NORTH RAIN WATER HARVESTING PLAN



SIDE ELEVATION

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