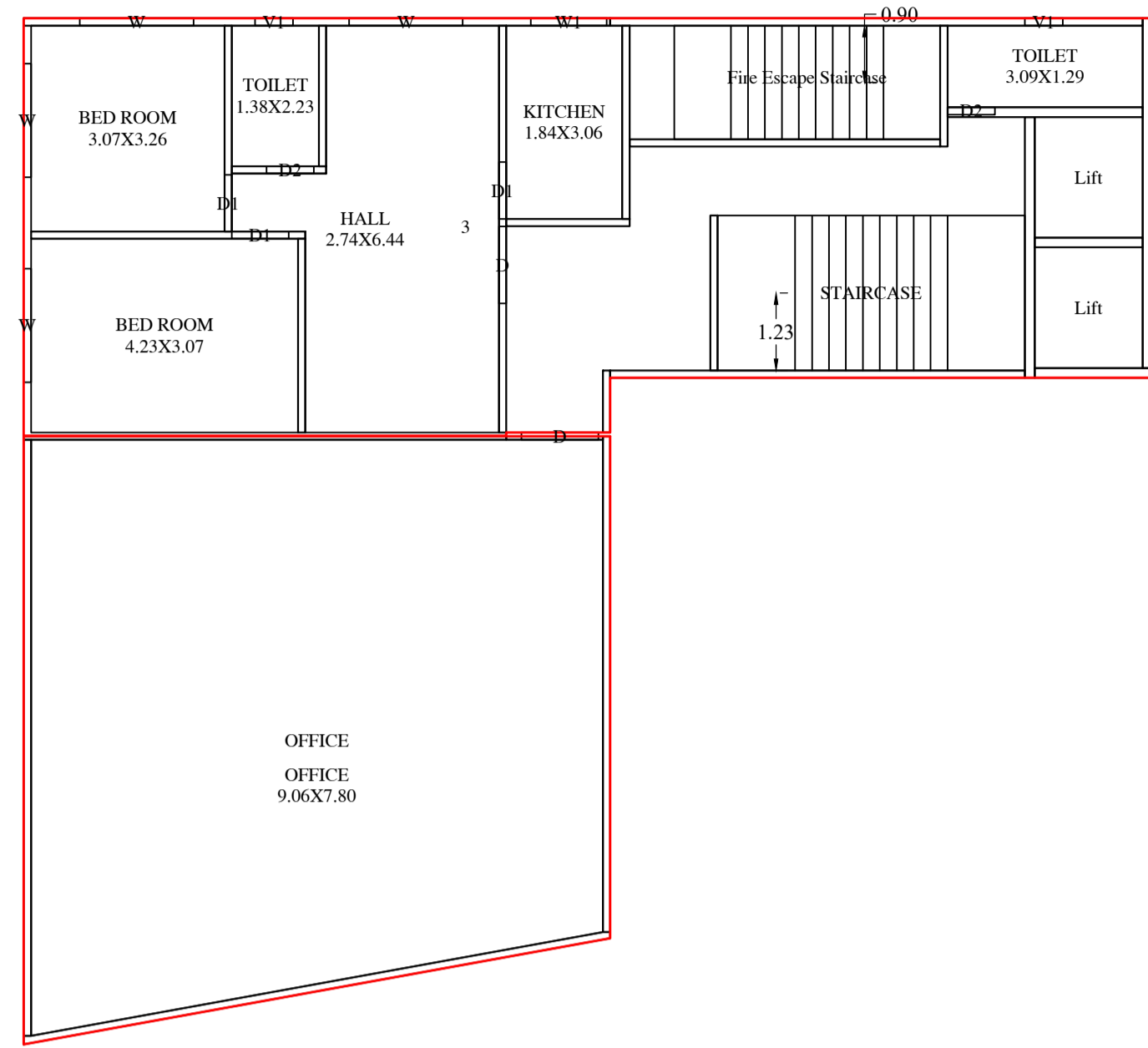
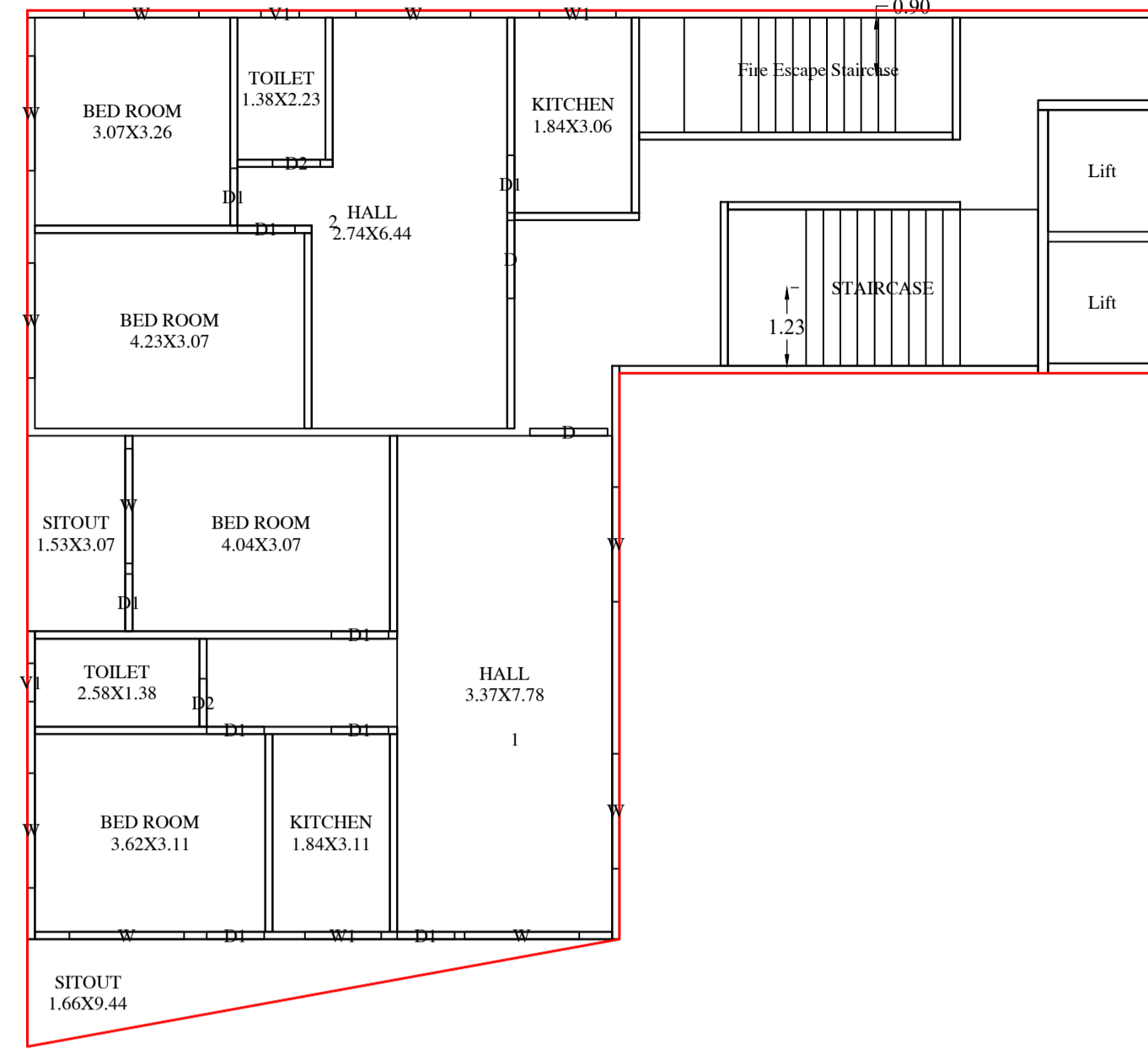


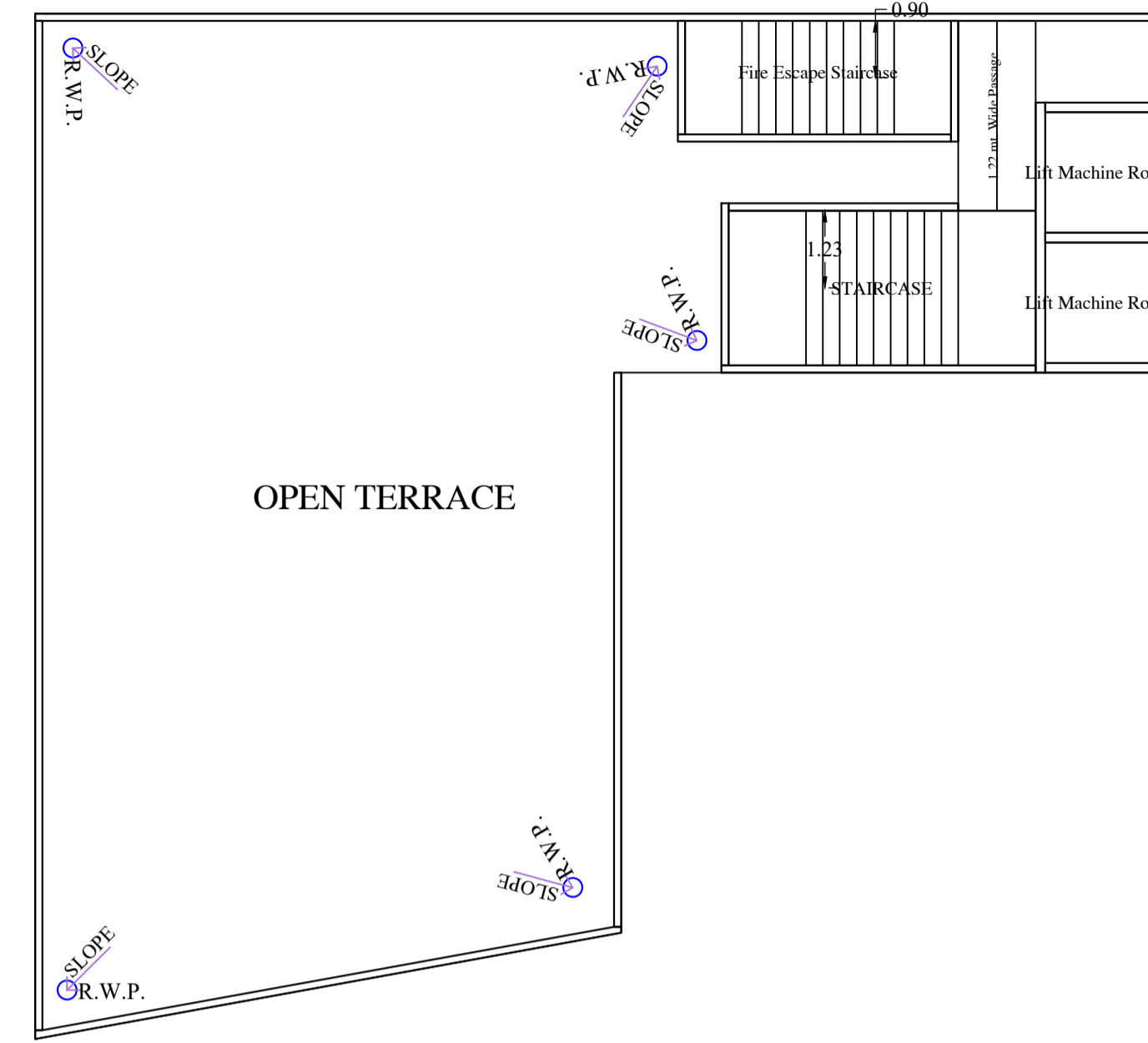
Proposal Basic Information	
Proposal File No.	MNAC/BP/0022/W09/2024
Owner Name	1. RAM AWATAR GULATI 2. ANITA GULATI 3. ASHISH GULATI 4. ISHA GULATI
Khata No	396 , 799
Plot No	3863 , 3862
Village Name	Mango
Use	Mixed
SubUse	Resi+Comm



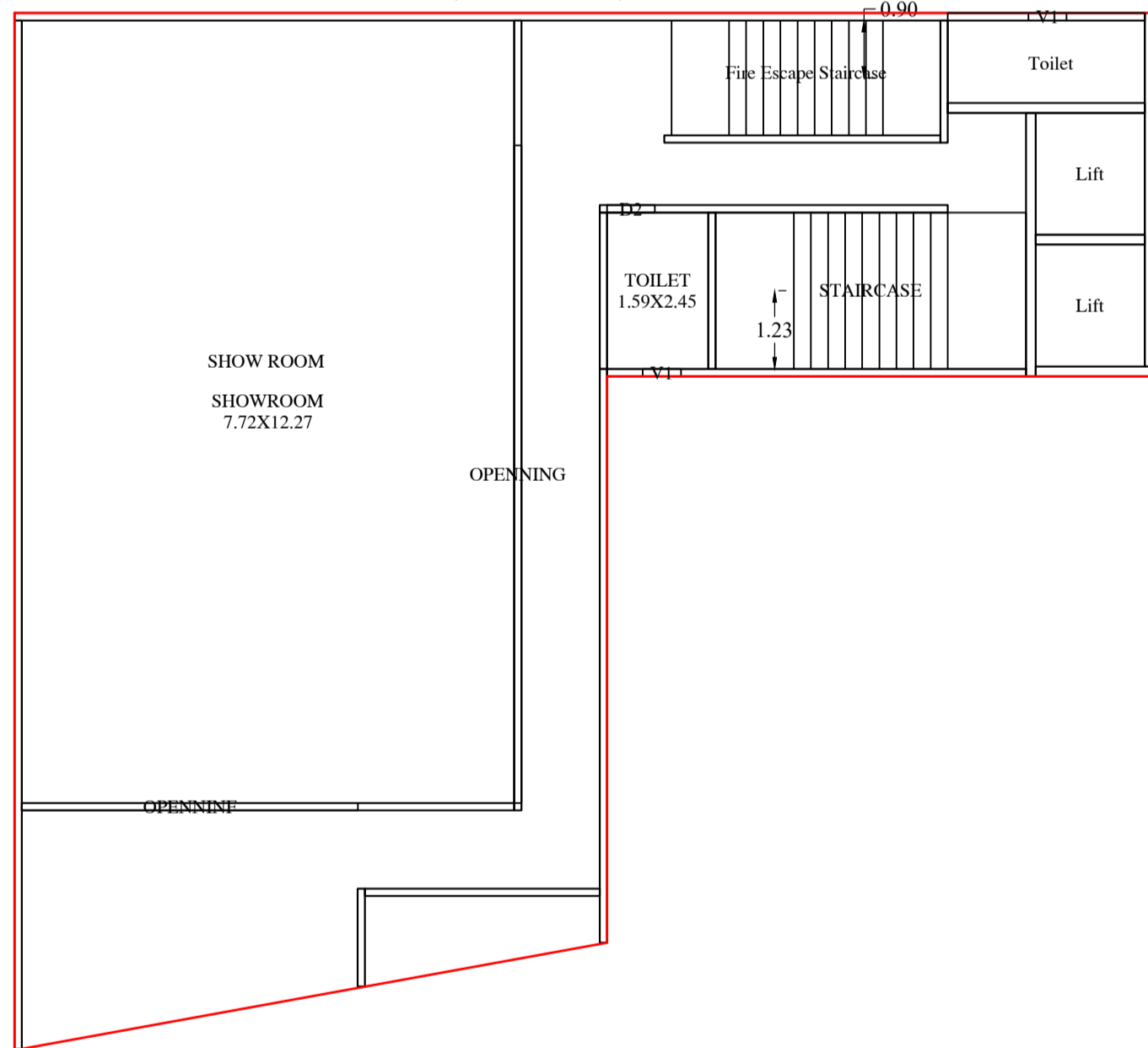
FIRST FLOOR PLAN
(Proposed)
(SCALE 1:100)



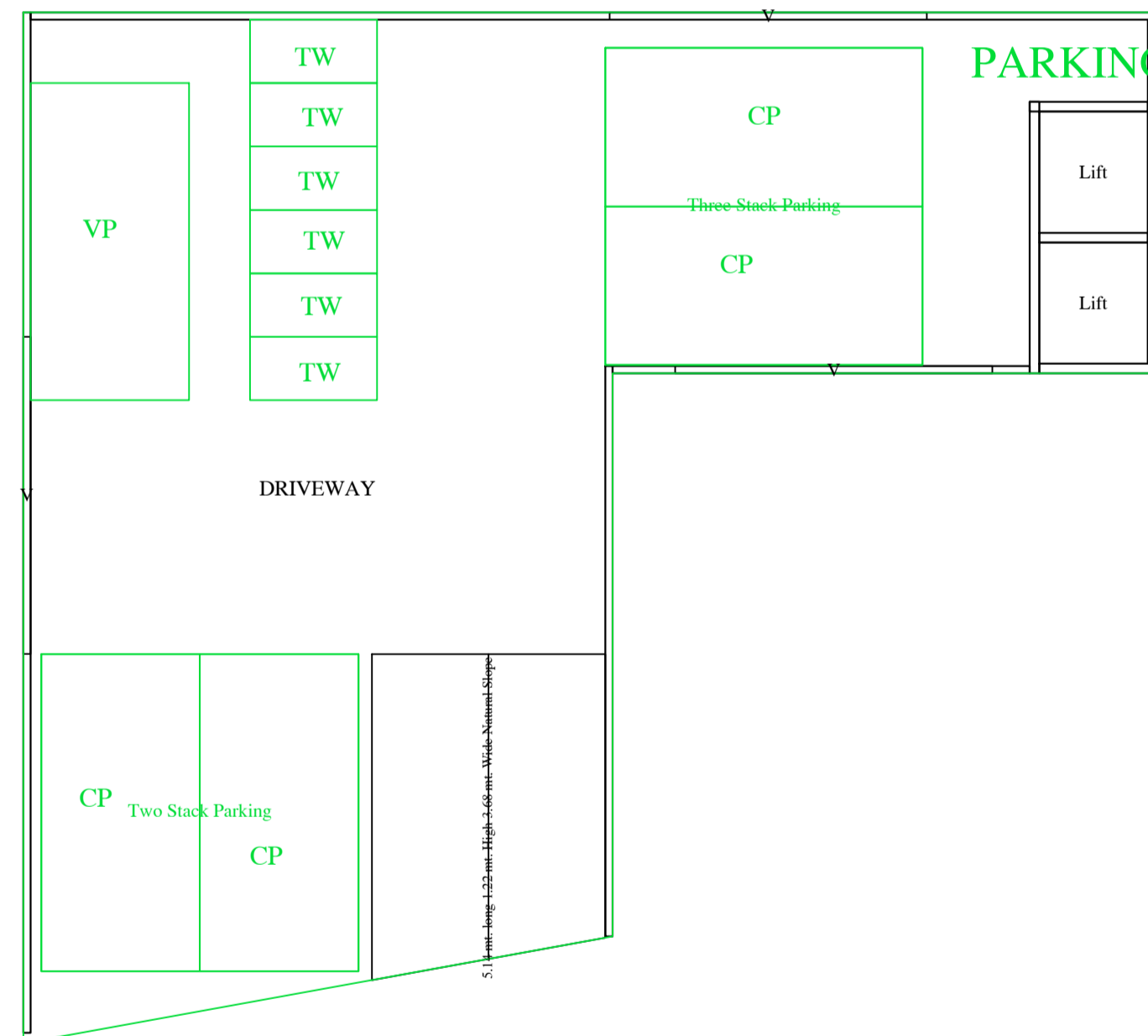
TYPICAL - 2, 3 FLOOR PLAN
(Proposed)
(SCALE 1:100)



TERRACE FLOOR PLAN
(SCALE 1:100)



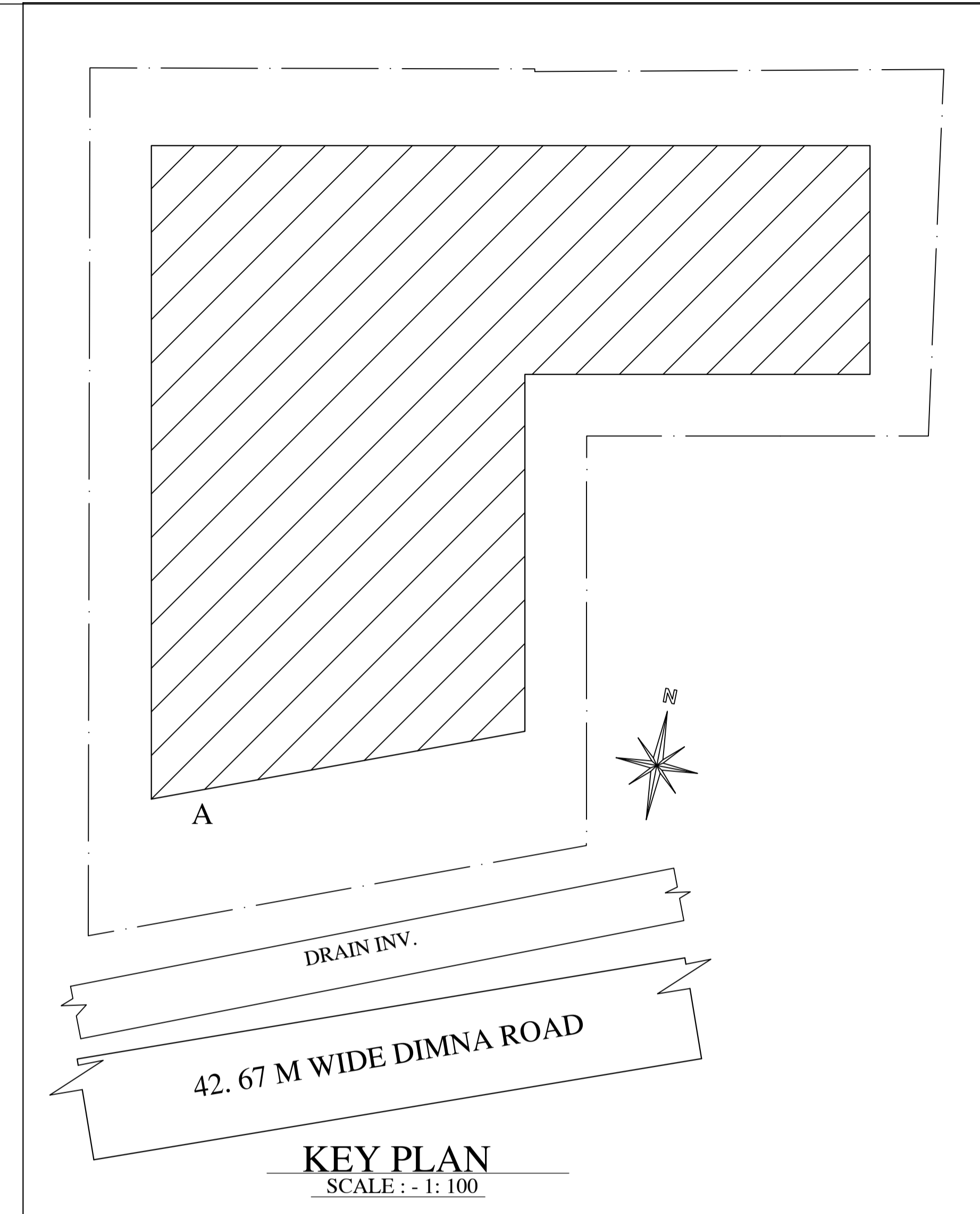
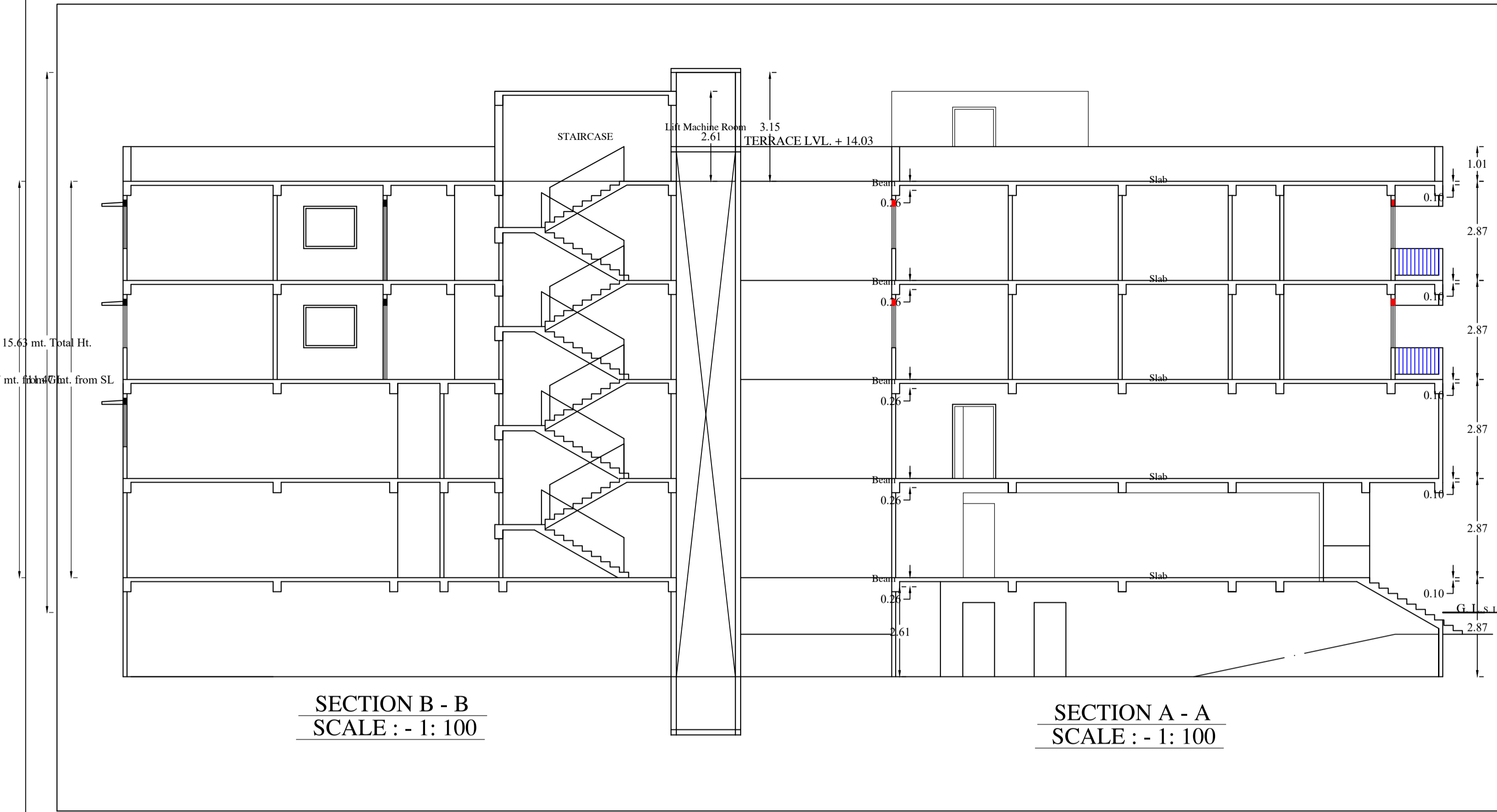
GROUND FLOOR PLAN
(Proposed)
(SCALE 1:100)



BASEMENT FLOOR PLAN
(SCALE 1:100)

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
MUKESH KUMAR MNAC/ENG/0002/2017			

Proposal Basic Information	
Proposal File No.	MNAC/BP/0022/W09/2024
Owner Name	1. RAM AWATAR GULATI 2. ANITA GULATI 3. ASHISH GULATI 4. ISHA GULATI
Khata No	396 , 799
Plot No	3863 , 3862
Village Name	Mango
Use	Mixed
SubUse	Resi+Comm



UnitBUA Table for Building :A (BUILDING)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
FIRST FLOOR PLAN	OFFICE	FLAT	103.69	94.23	6	2
TYPICAL - 2, 3 FLOOR PLAN	FLAT	FLAT	81.71	77.22	7	4
GROUND FLOOR PLAN	SHOW ROOM	SHOP	56.96	53.98	5	1
Total:	-	-	643.41	602.47	33	7

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (BUILDING)	D2	0.75	2.10	07
A (BUILDING)	D1	0.90	2.10	21
A (BUILDING)	D	1.22	2.10	06
A (BUILDING)	OPENNING	10.31	2.40	01
A (BUILDING)	OPENNING	5.27	2.40	01

SCHEDULE OF WINDOW/VENTILATION:

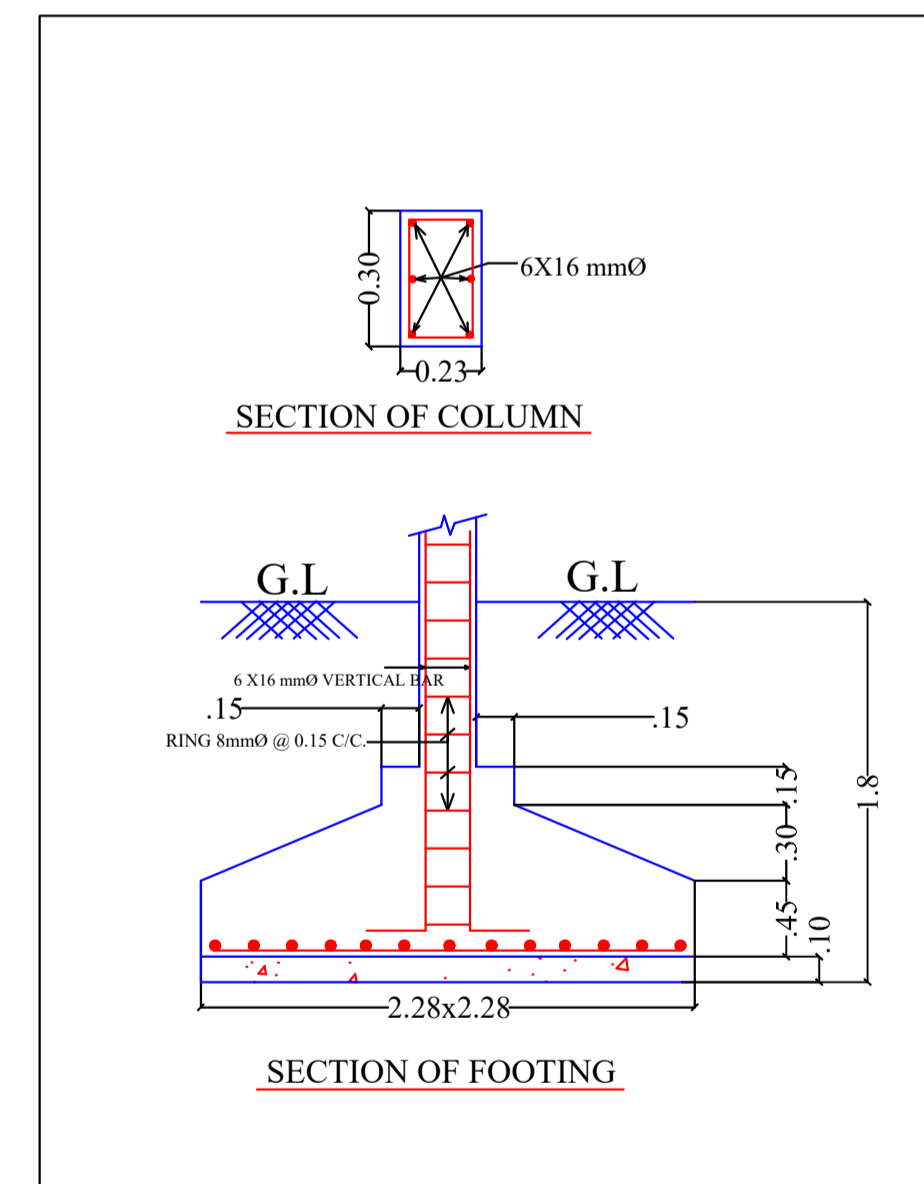
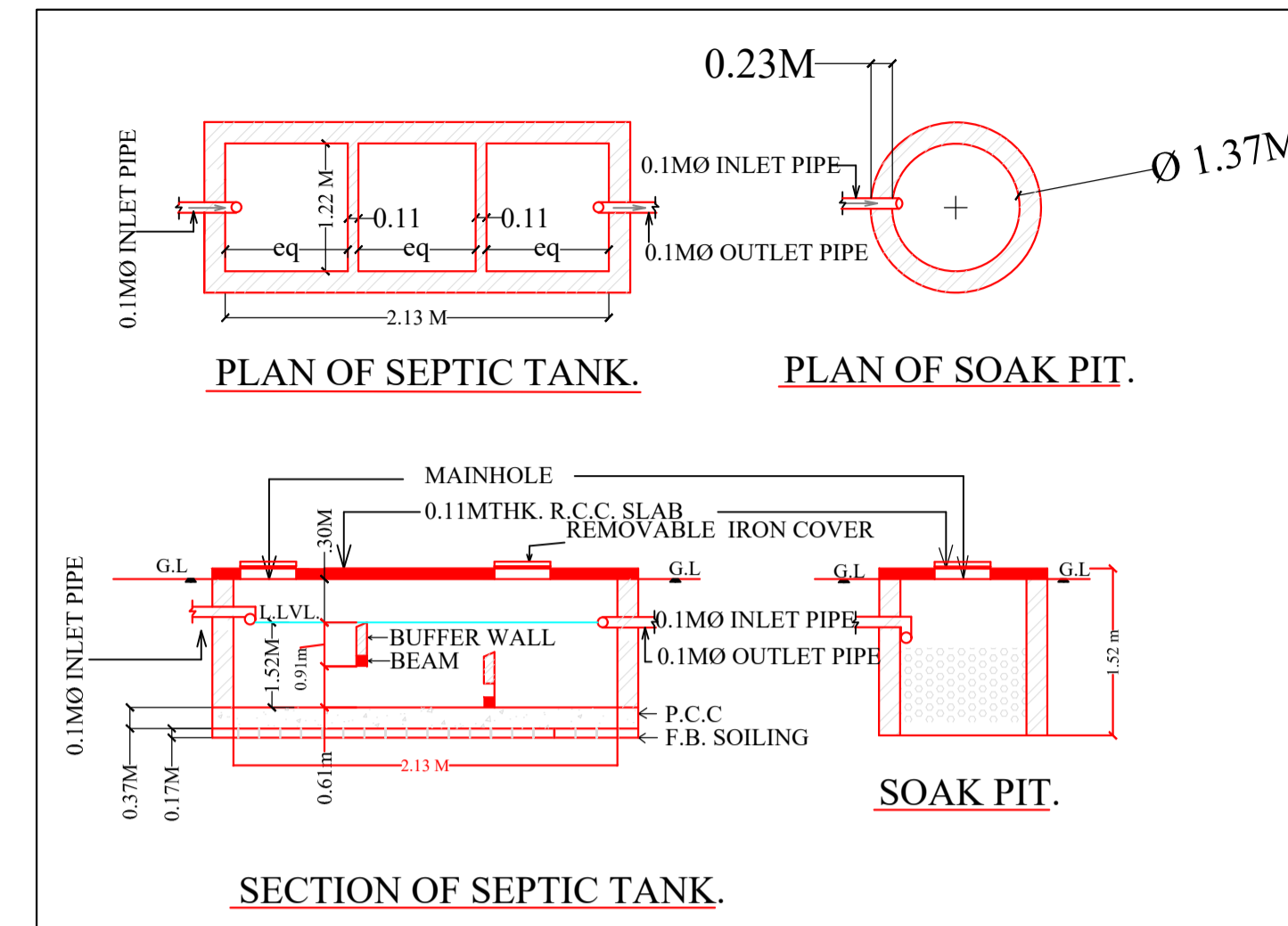
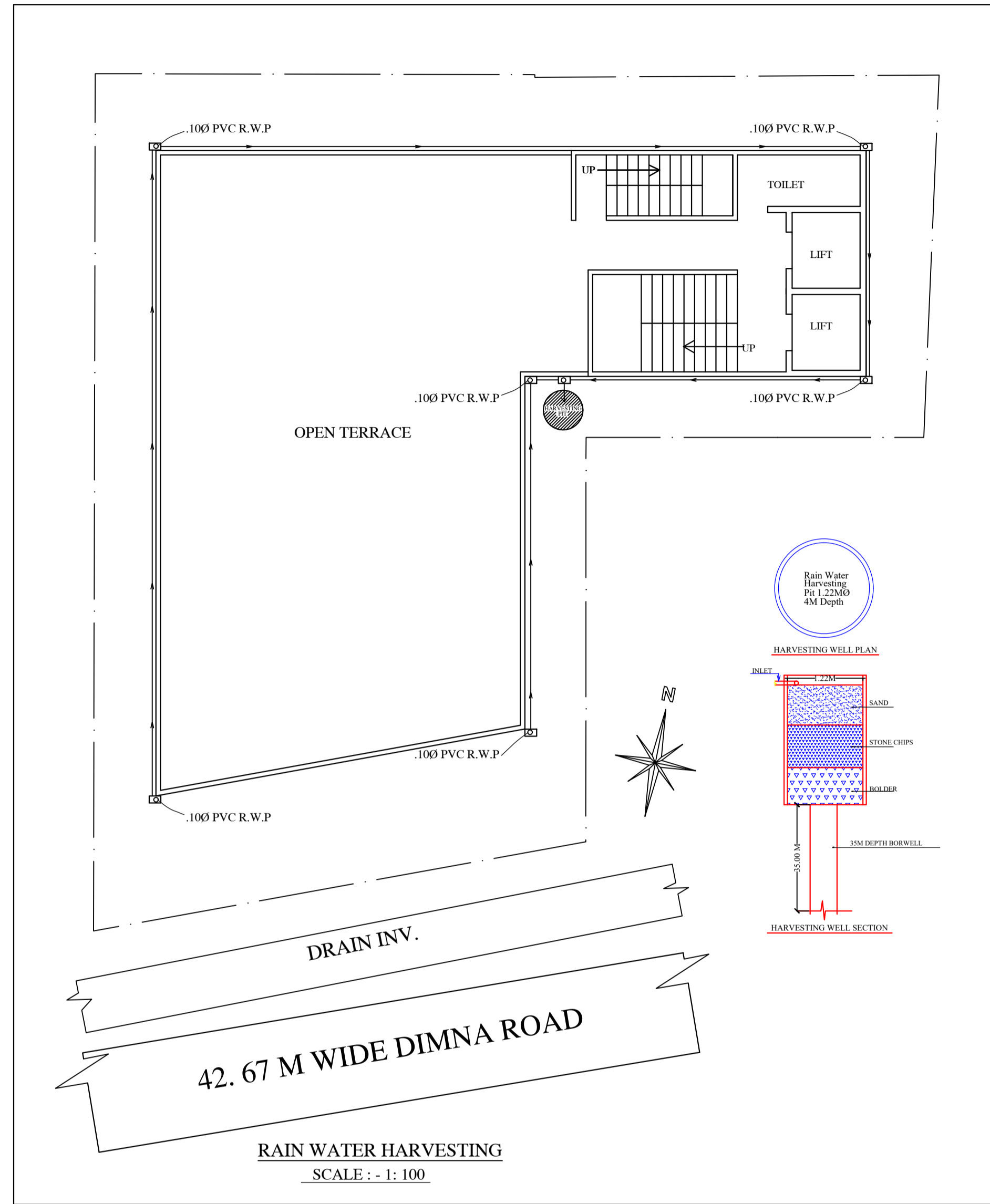
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (BUILDING)	V1	0.60	0.60	07
A (BUILDING)	W1	1.20	1.20	05
A (BUILDING)	W	1.80	1.20	24

Building :A (BUILDING)

Floor Name	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.)
		StairCase	Lift	Accessory Use	Parking	Resi.	Commercial				
Basement Floor	192.09	0.00	6.54	0.00	167.86	0.00	0.00	0.00	0.00	0.00	00
Ground Floor	192.09	7.59	0.00	4.83	0.00	0.00	179.67	0.00	179.67	179.67	01
First Floor	191.91	7.59	6.54	0.00	0.00	96.10	81.68	0.00	177.78	177.78	02
Second Floor	192.09	7.59	6.54	0.00	0.00	177.96	0.00	0.00	177.96	177.96	02
Third Floor	192.09	7.59	6.54	0.00	0.00	177.96	0.00	0.00	177.96	177.96	02
Terrace Floor	3.69	0.00	0.00	0.00	0.00	0.00	0.00	3.69	3.69	3.69	00
Total :	963.96	30.36	26.16	4.83	167.86	452.02	261.35	3.69	717.06	717.06	07
Total Number of Same Buildings	1										

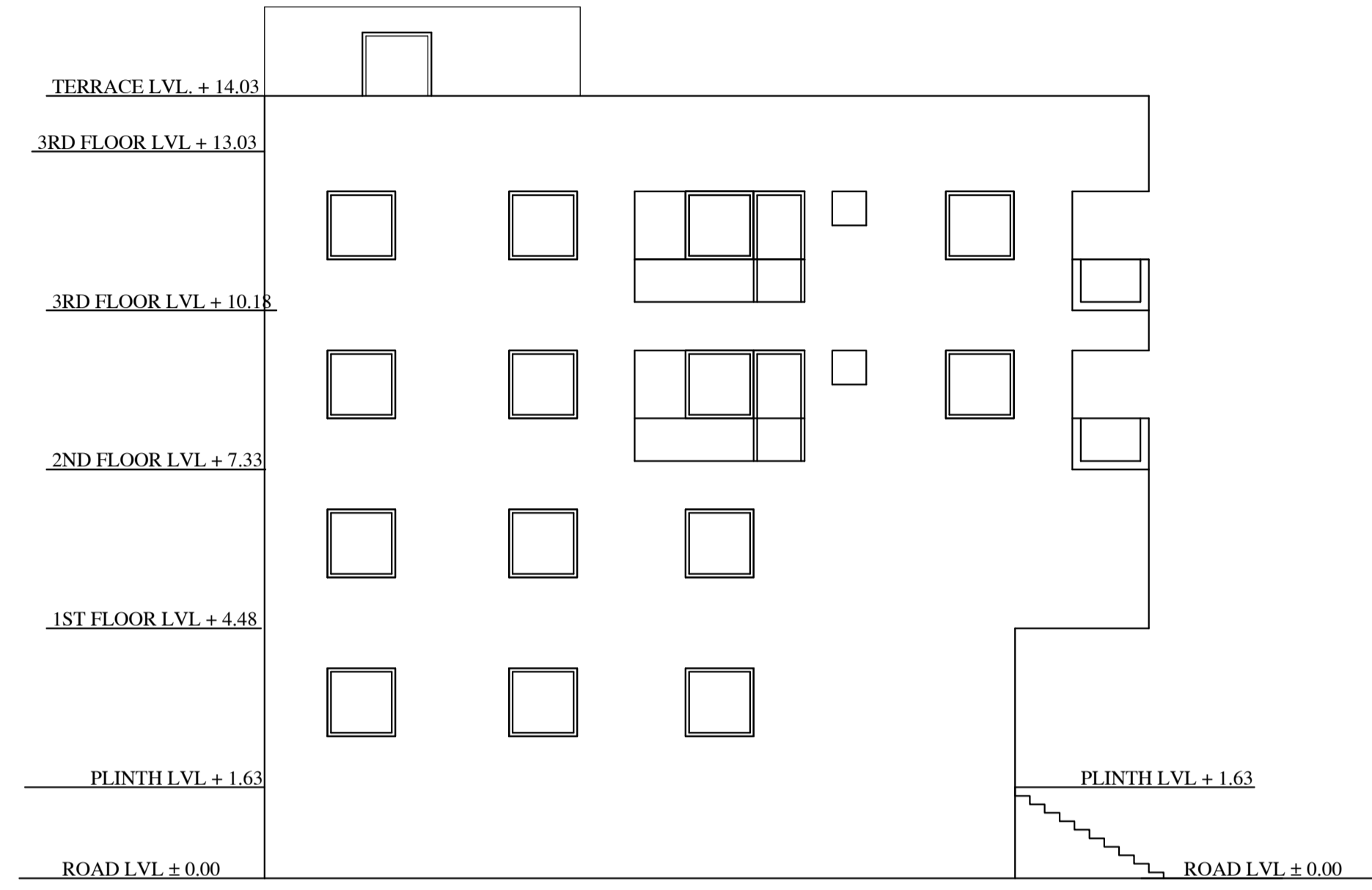
LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
MUKESH KUMAR MNAC/ENG/0002/2017			

Proposal Basic Information	
Proposal File No.	MNAC/BP/0022/W09/2024
Owner Name	1. RAM AWATAR GULATI 2. ANITA GULATI 3. ASHISH GULATI 4. ISHA GULATI
Khata No	396 , 799
Plot No	3863 , 3862
Village Name	Mango
Use	Mixed
SubUse	Resi+Comm

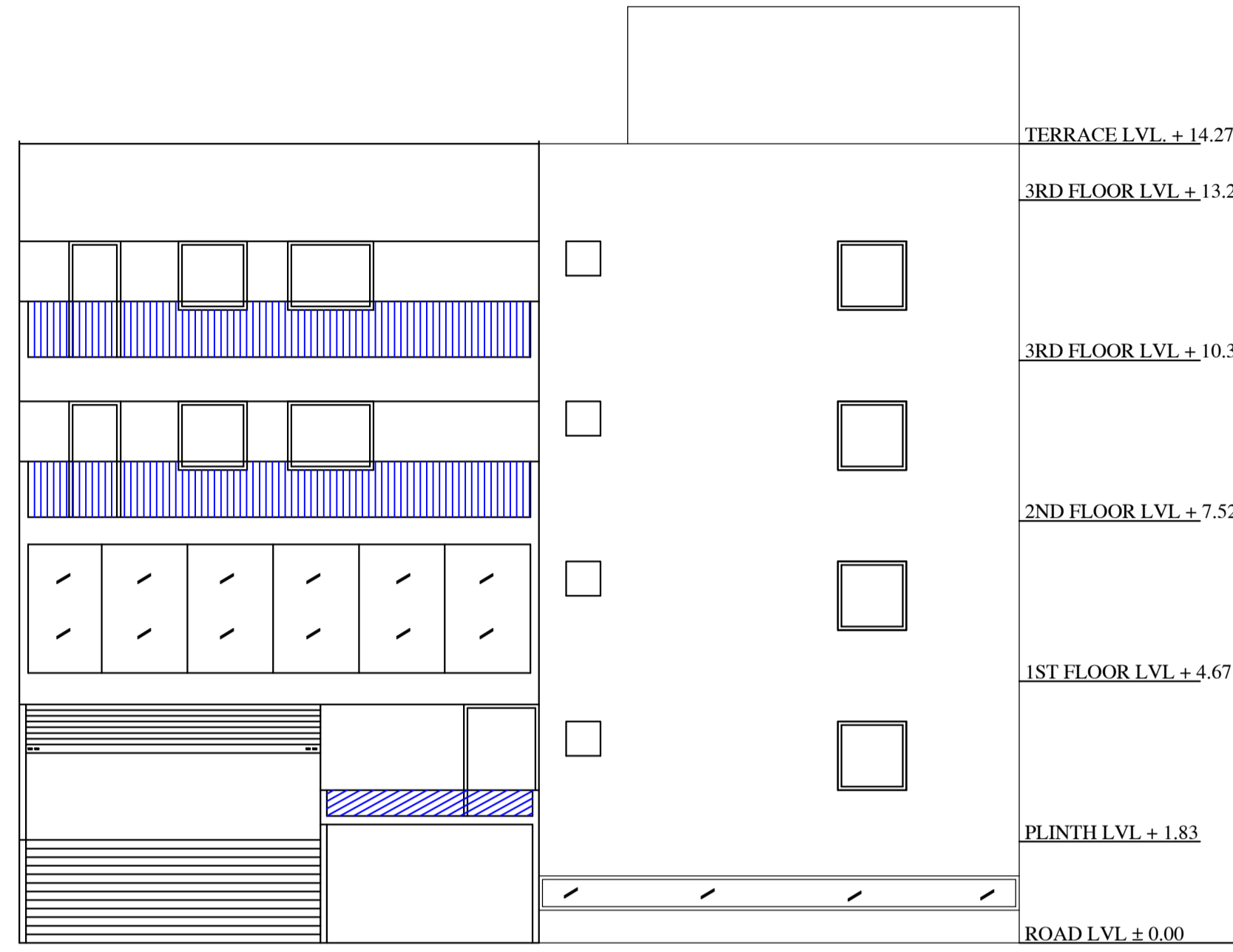


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MUKESH KUMAR MNAC/ENG/0002/2017			

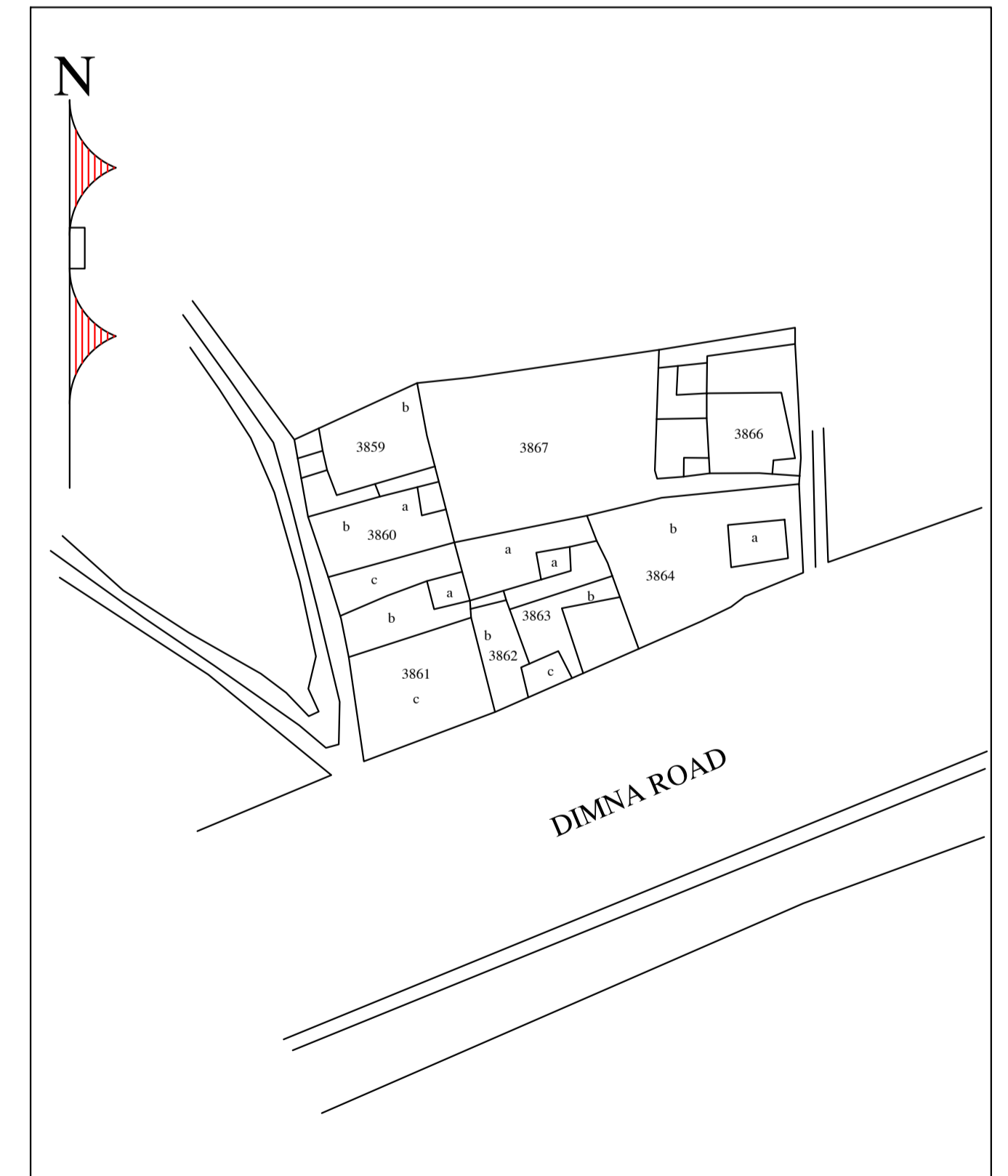
Proposal Basic Information	
Proposal File No.	MNAC/BP/0022/W09/2024
Owner Name	1. RAM AWATAR GULATI 2. ANITA GULATI 3. ASHISH GULATI 4. ISHA GULATI
Khata No	396 , 799
Plot No	3863 , 3862
Village Name	Mango
Use	Mixed
SubUse	Resi+Comm



SIDE ELEVATION
SCALE : - 1: 100

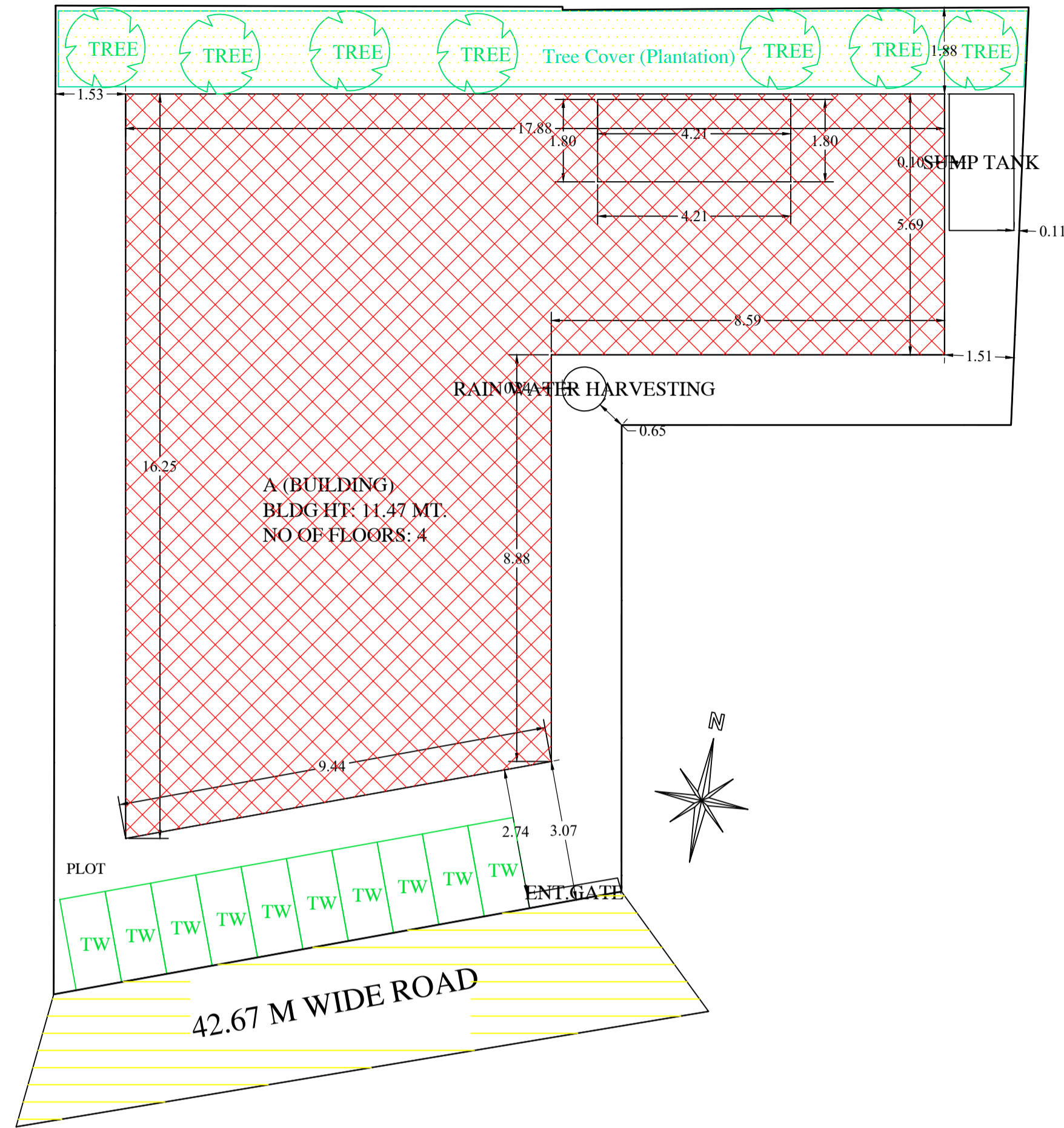


FRONT ELEVATION
SCALE : - 1: 100



LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
MUKESH KUMAR MNAC/ENG/0002/2017			

Proposal Basic Information	
Proposal File No.	MNAC/BP/0022/W09/2024
Owner Name	1. RAM AWATAR GULATI 2. ANITA GULATI 3. ASHISH GULATI 4. ISHA GULATI
Khata No	396 , 799
Plot No	3863 , 3862
Village Name	Mango
Use	Mixed
SubUse	Resi+Comm



SITE PLAN

FAR & Tenement Details (Table 4c-1)

Building	No. of Same Bldg	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.)	Tmmt (No.)
			Stair/Case	Lift	Accessory Use	Parking	Resi.	Commercial				
A (BUILDING)	1	963.96	30.36	26.16	4.83	167.86	452.02	261.35	3.69	717.06	717.06	07
Grand Total	1	963.96	30.36	26.16	4.83	167.86	452.02	261.35	3.69	717.06	717.06	07

Required Parking (Table 7a)

Building Name	Type	SubUse	Area (Sq.mt.)		Units		Car		Visitors Car		TwoWheeler	
			>0	>0	Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.
A (BUILDING)	Residential	ResiComm Bldg	>0	1	5.00	1.00	5	-	-	-	-	-
			>0	1	5.00	-	-	-	-	-	1	5
	Commercial	Shop	>0	50	242.87	1	4	-	-	1	1	-
			>0	50	242.87	-	-	-	-	-	-	1
Total :			-	-	-	9	10	-	1	1	16	16

Parking Check (Table 7b)

Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	4	50.00
Two Stack Car	-	-	2	25.00
Three Stack Car	-	-	4	50.00
Total Car	9	112.50	10	125.00
Visitor's Car Parking	-	-	1	12.50
Total Visitor Parking	1	12.50	1	12.50
TwoWheeler	-	-	16	32.24
Total TwoWheeler	16	32.00	16	32.24
Other Parking	-	-	-	93.36
Total		157.00		295.34

Buildingwise Floor FAR Details

Floor Name	Building Name A (BUILDING)		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	192.09	0.00	192.09	0.00
Ground Floor	192.09	179.67	192.09	179.67
First Floor	191.91	177.78	191.91	177.78
Second Floor	192.09	177.96	192.09	177.96
Third Floor	192.09	177.96	192.09	177.96
Terrace Floor	3.69	3.69	3.69	3.69
Total :	963.96	717.06	963.96	717.06

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
A (BUILDING)	Residential	ResiComm Bldg	Non-Highrise

COLOR INDEX

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

AREA STATEMENT MANGO MUNICIPAL CORPORATION	VERSION NO.: 1.0.69
	VERSION DATE: 16/10/2020
PROJECT DETAIL:	
Region: JHARKHAND URBAN	Plot Use: Mixed
LOCAL BODIES	Plot SubUse: Resi+Comm
District: EAST SINGHBHUM	PlotNearby/ReligiousStructure: NA
Authority: MANGO MUNICIPAL CORPORATION	PlotNearby/ReligiousStructure: NA
Inward_No: MNAC/BP/0022/W09/2024	Plot/SubPlot No: 3863, 3862
Application Type: General Proposal	North: Plot No. - 3867
Project Type: Building Permission	South: Road Width - 42.67
Nature of Development: New	East: Plot No. - 3864
Location of Development Area: Old Area	West: Plot No. - 3861
AREA DETAILS:	
AREA OF PLOT (Minimum)	(A) 332.05 SQ.MT.
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions) 332.05
Deduction for Balance Plot Area(from Gross Plot Area)	
Common Plot	35.02
Total	35.02
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions) 297.03
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions) 332.05
Plot Area for FAR (Net Plot Area + Road/Widening Area)	(A-Deductions) 332.05
COVERAGE CHECK	
Permissible Coverage area (60.00 %)	199.23
Proposed Coverage Area (55.56 %)	184.50
Total Prop. Coverage Area (55.56 %)	184.50
Balance coverage area (4.44 %)	14.73
FAR CHECK	
Perm. FAR Area (3.000)	996.15
Total Perm. FAR area	996.15
Residential FAR	452.02
Commercial FAR	261.35
Proposed FAR Area	717.06
Total Proposed FAR Area	717.06
Consumed FAR (Factor)	2.16
Balance FAR Area	279.09
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	963.96
ARCHITECT (Regd)	MUKESH KUMAR
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	1. RAM AWATAR GULATI 2. ANITA GULATI 3. ASHISH GULATI 4. ISHA GULATI
DEVELOPMENT AUTHORITY	LOCAL BODY

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
MUKESH KUMAR MNAC/ENG/0002/2017			