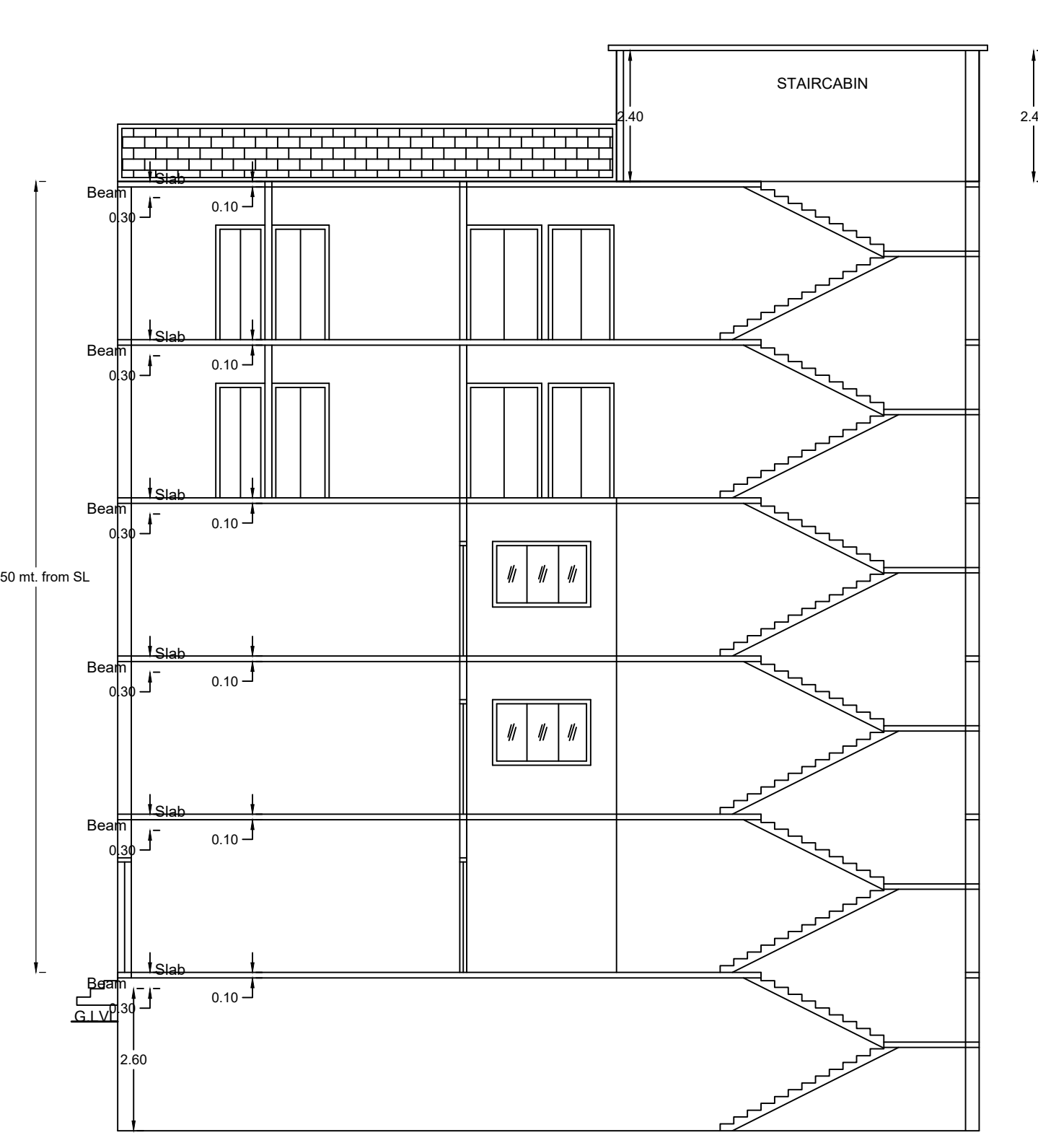
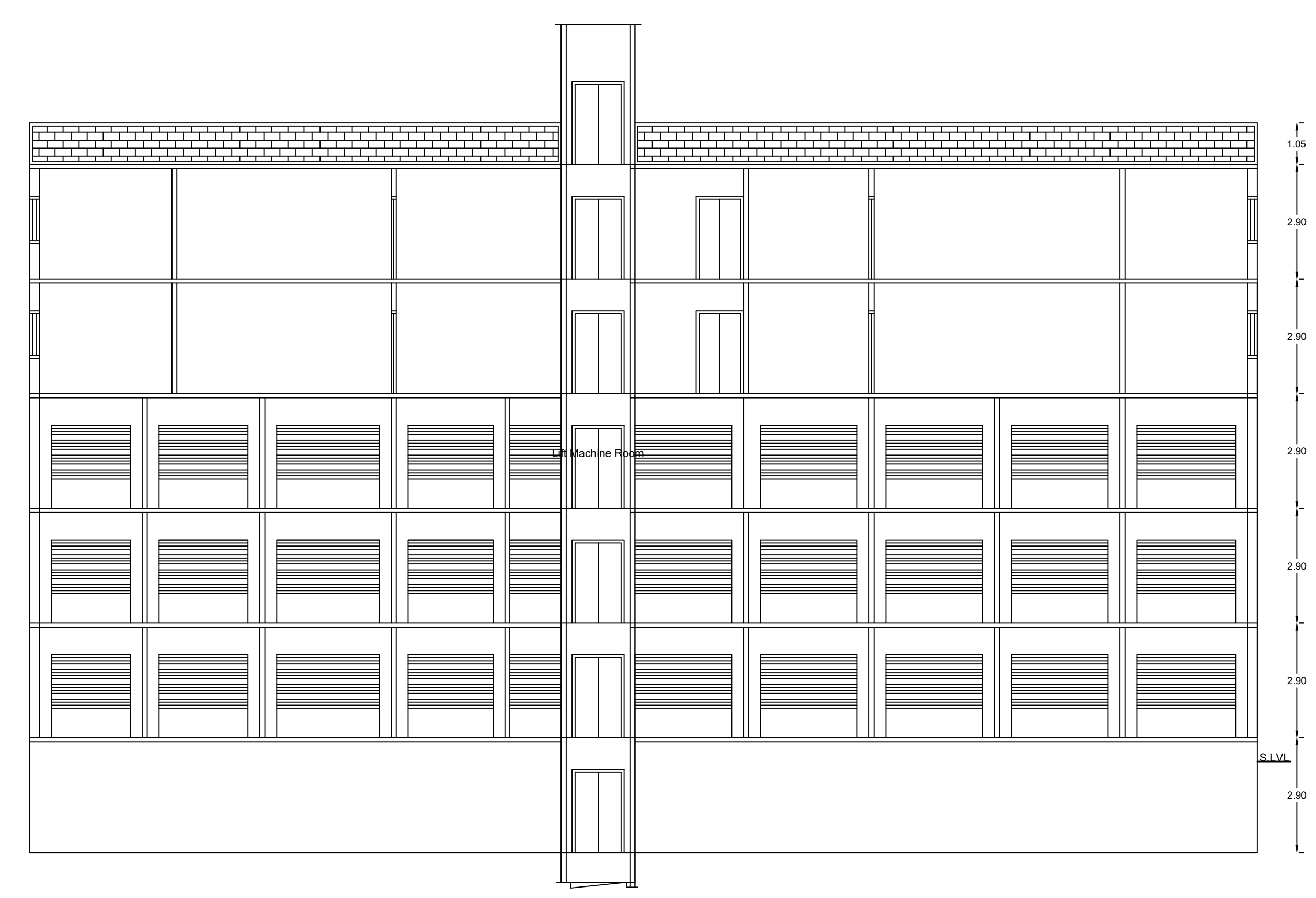


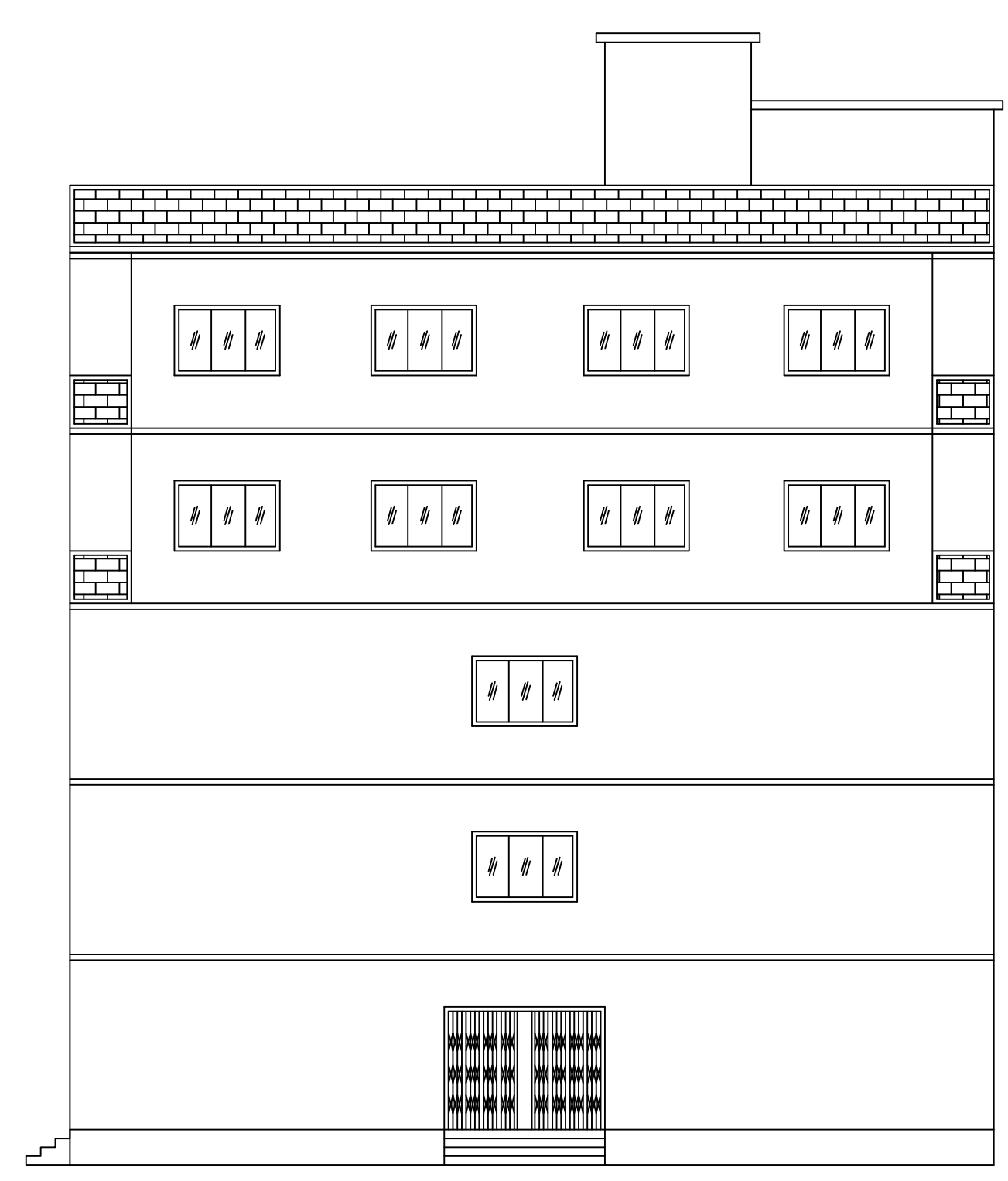
OM PRASAD SONI (MAA DURGA DEVELOPERS)



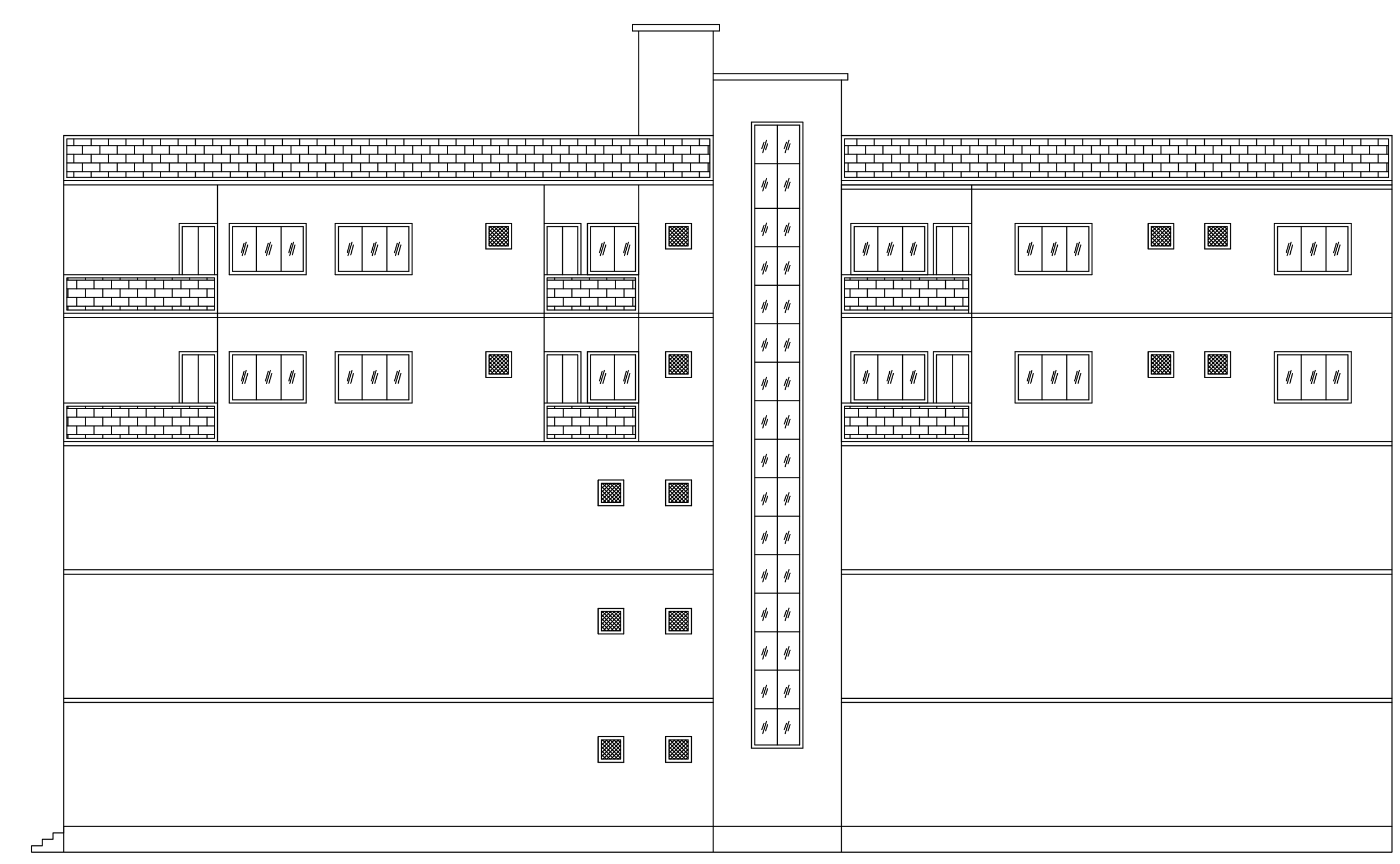
SECTION ON X-X



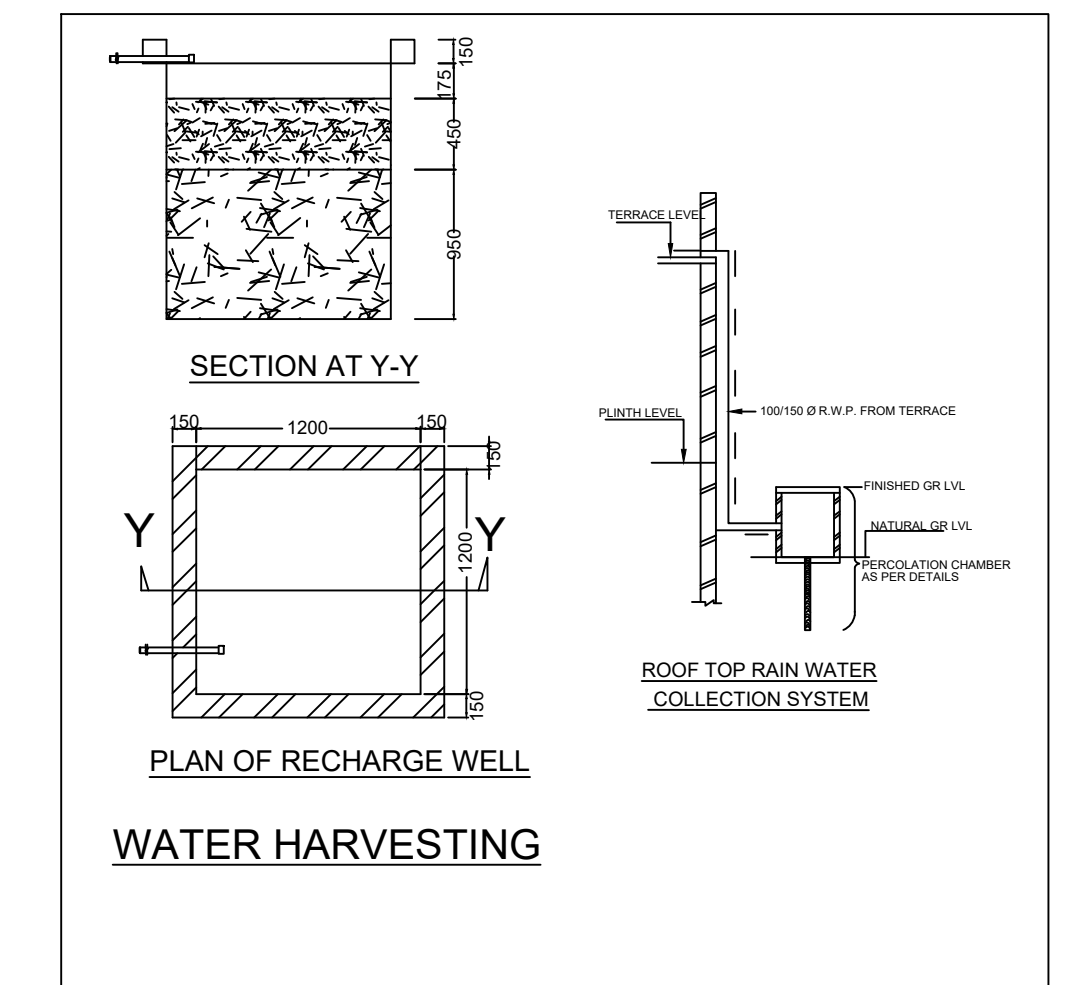
SECTION ON Y-Y



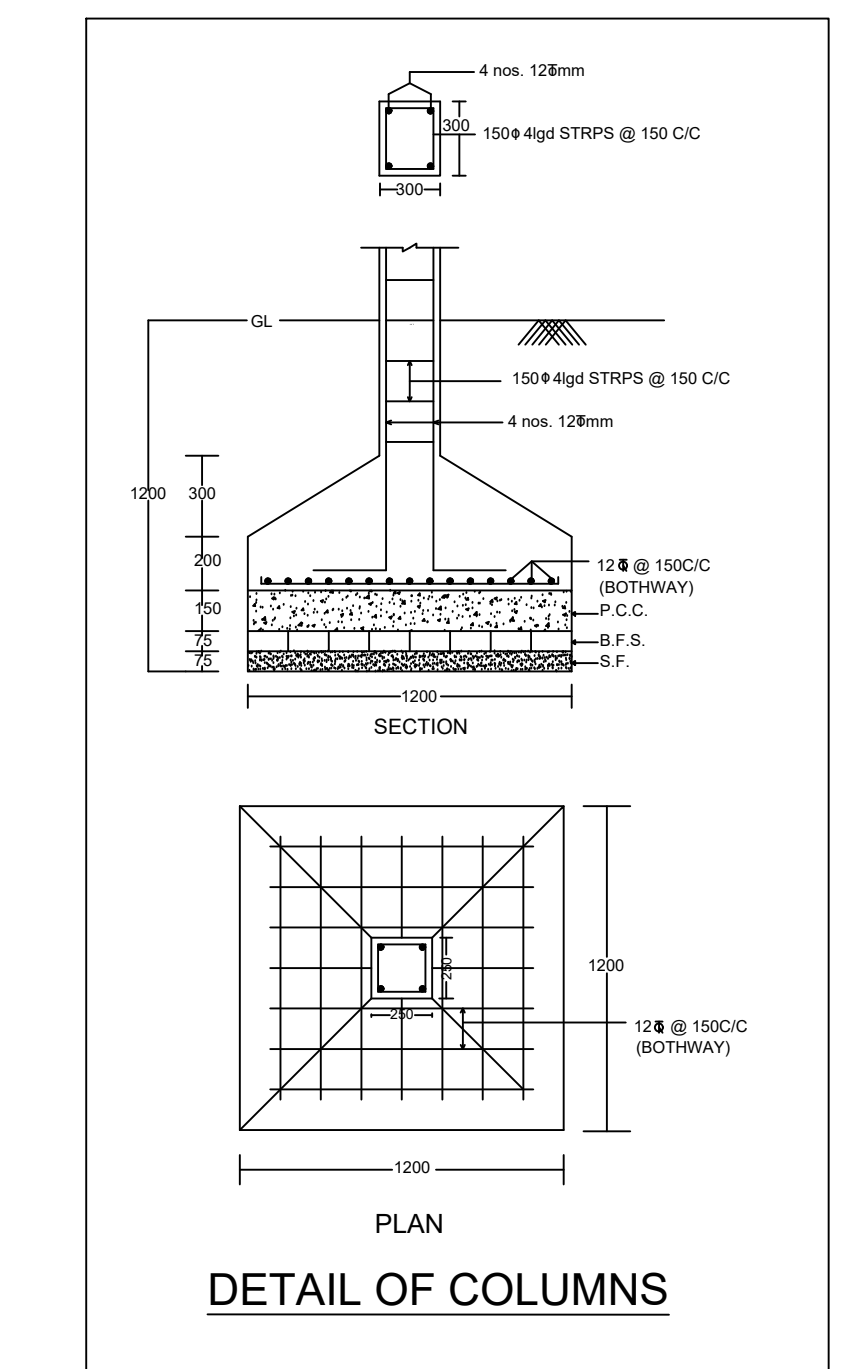
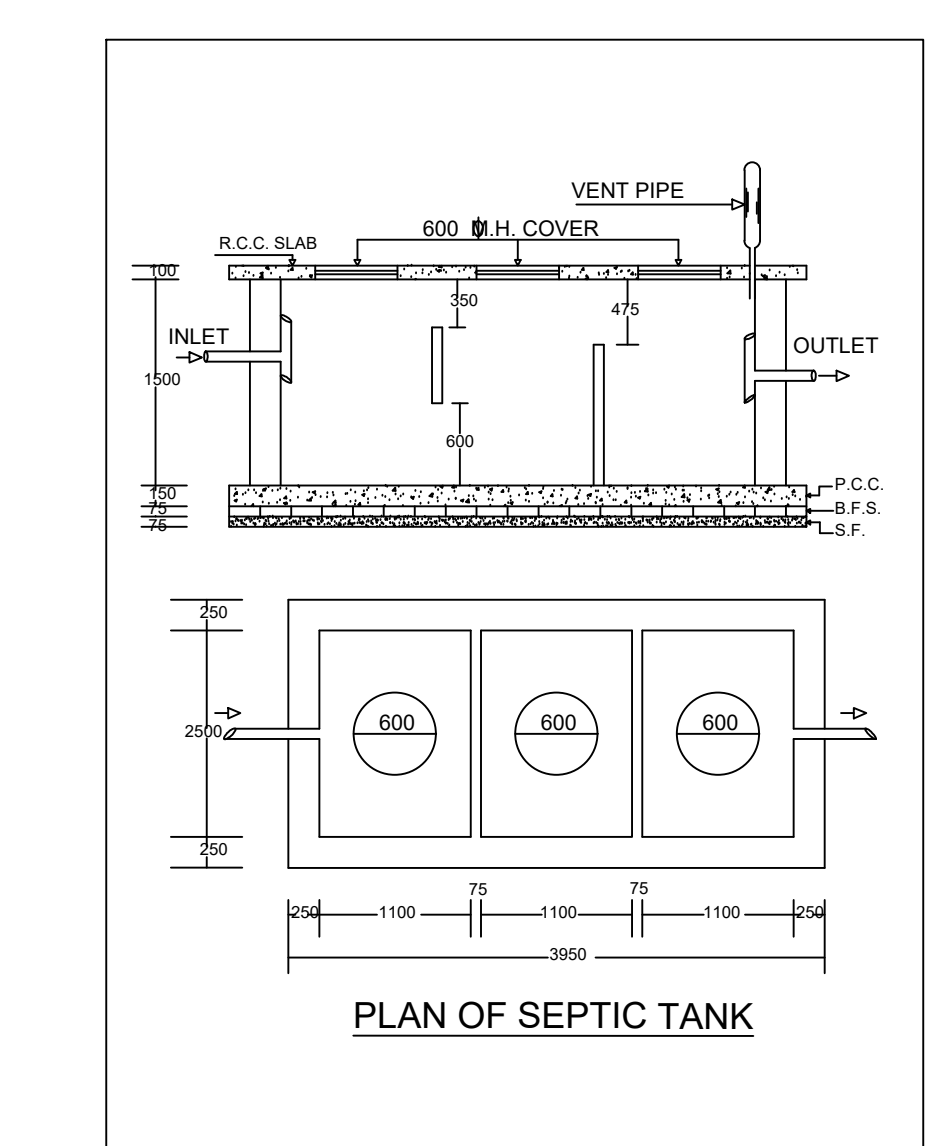
FRONT ELEVATION



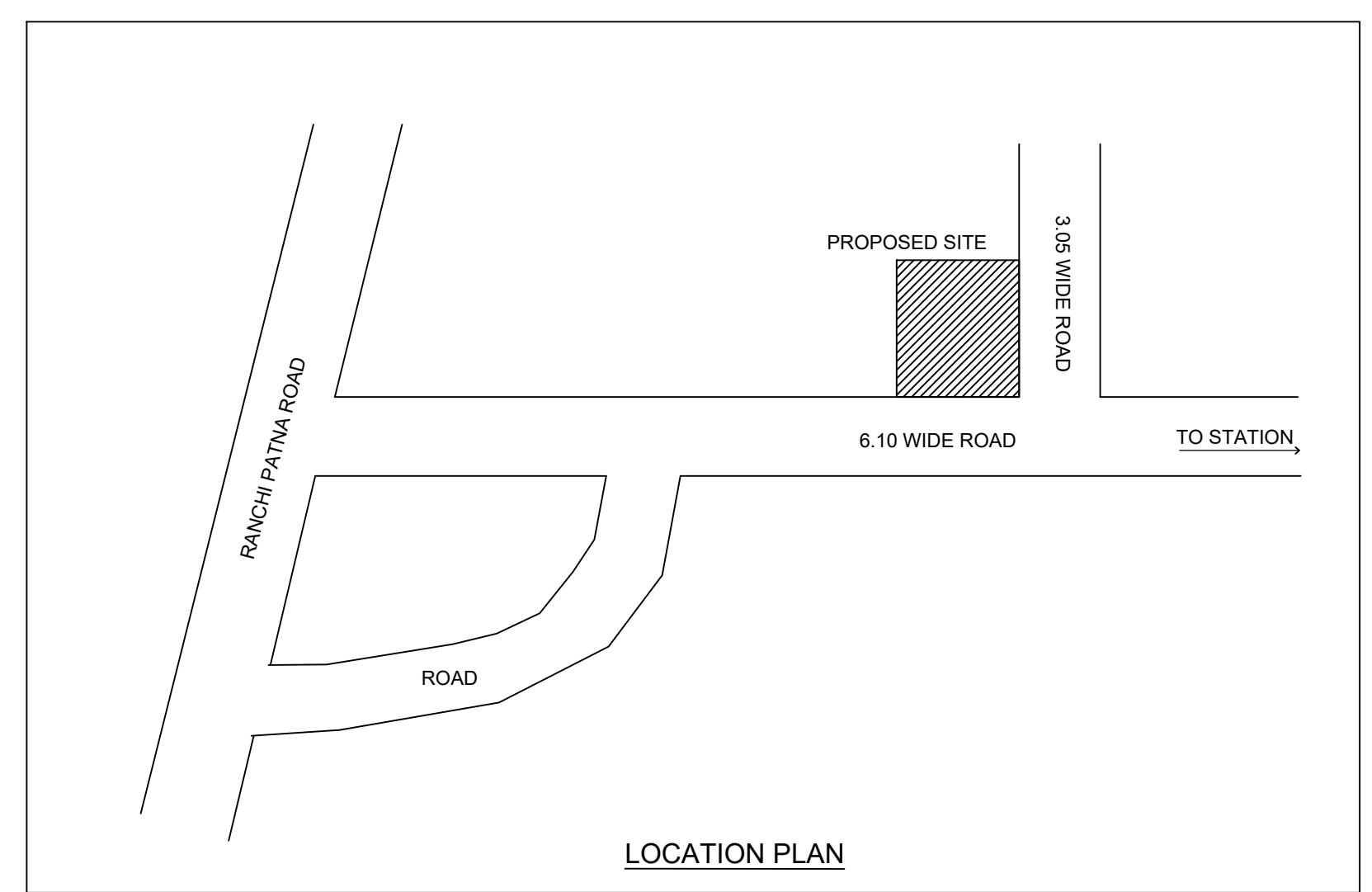
RIGHT SIDE ELEVATION



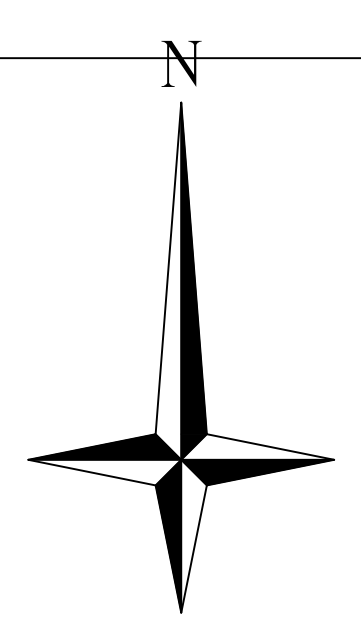
WATER HARVESTING



DETAIL OF COLUMNS



LOCATION PLAN



Proposal Basic Information	
Proposal File No.	JNP/BB/10/10/2023
Owner Name	LAKSHMI KANT SONI AND OM PRAKASH SONI
Khata No.	8
Plot No.	34/79
Village Name	Jhalpo
Use	Commercial
SubUse	ResComm Bldg
AREA STATEMENT	VERSION NO.: 1.0.73
PARISHAD	VERSION DATE: 16/10/2020
PROJECT DETAIL	
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Commercial
Autority: JHARKHAND URBAN LOCAL BODIES	Plot SubUse: ResComm Bldg
District: KODERMA	Plot SubUse: ResComm Bldg
Parishad: JHARKHAND URBAN LOCAL BODIES	Plot SubUse: ResComm Bldg
Inward No.: JNP/BB/10/10/2023	Plot SubUse: ResComm Bldg
Application Type: General Proposal	Plot SubUse: ResComm Bldg
Project Type: Building Permission	Plot SubUse: ResComm Bldg
Nature of Development: New	Plot SubUse: ResComm Bldg
Location of Development Area: Old Area	Plot SubUse: ResComm Bldg
AREA DETAILS:	
AREA OF PLOT (Minimum)	978.33
NET AREA OF PLOT (Gross Plot Area - Deduction from Gross Plot Area)	978.33
Deduction for Balance Plot Area (from Gross Plot Area)	109.06
Common Plot	109.06
BALANCE AREA OF PLOT (Net Plot Area - Recreational/Amenity space)	869.28
PLOT AREA FOR COVERAGE (Net Plot Area)	978.33
Plot Area for FAR (Net Plot Area + Road/Widening Area)	978.33
COVERAGE CHECK:	
Permissible Coverage area (50.00%)	489.17
Proposed Coverage Area (46.58%)	455.67
Total Prop. Coverage Area (46.58%)	455.67
Balance coverage area (3.42%)	33.50
FAR CHECK:	
Perm. FAR Area (2.00)	1956.66
Total Perm. FAR Area	667.23
Residential FAR	1353.29
Commercial FAR	1932.89
Total Proposed FAR Area	1932.89
Consumed FAR (Factor)	1.98
Balance FAR Area	23.77
BUILT UP AREA CHECK:	
Total Proposed Builtup Area	2403.62
ARCHITECT (Regd.)	DEEPAK KUMAR SINHA
ENGINEER (Regd.)	
SUPERVISOR (Regd.)	
OWNER (Regd.)	LAKSHMI KANT SONI AND OM PRAKASH SONI
DEVELOPMENT AUTHORITY	LOCAL BODY

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)	Consumed FAR Area (Sq.mt)	Tenmt (No.)
AAA (RAM PRASAD SONI)	1	2403.62	30.87	439.87	567.22	1353.29	12.38	1932.89
Grand Total	1	2403.62	30.87	439.87	567.22	1353.29	12.38	1932.89

Required Parking (Table 7a)

Building Name	Type	SubUse	Area (Sq.mt)	Units	Car	Visitors Car	TwoWheeler
AAA (RAM PRASAD SONI)	Commercial	ResComm Bldg	1013.70	200	1	-	-
AAA (RAM PRASAD SONI)	Residential	Residential Bldg/Apartment	1589.92	1	2	1	1
Total:					6	7	13

Parking Check (Table 7b)

Vehicle Type	Reqd.	Prop.
Car	7	7
Visitors Car	1	1
TwoWheeler	13	13
Total	113.50	113.50

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Floor Name	Floor Use	Floor SubUse	FAR Name	FAR Use	FAR SubUse
AAA (RAM PRASAD SONI)	Commercial	ResComm Bldg	GROUND FLOOR PLAN	Commercial	ResComm Bldg	Commercial FAR	Commercial	ResComm Bldg
			TYPICAL + 1 & 2 FLOOR PLAN	Commercial	ResComm Bldg	Commercial FAR	Commercial	ResComm Bldg
			THIRD FLOOR PLAN	Residential	Residential Bldg/Apartment	Residential FAR	Residential	Residential Bldg/Apartment
			FOURTH FLOOR PLAN	Commercial	ResComm Bldg	Commercial FAR	Commercial	ResComm Bldg
			BASEMENT FLOOR PLAN	Residential	Residential Bldg/Apartment	Residential FAR	Residential	Residential Bldg/Apartment

Buildingwise Floor FAR Details

Floor Name	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	455.67	12.38	455.67	12.38
Ground Floor	455.67	455.67	455.67	455.67
First Floor	455.67	448.81	455.67	448.81
Second Floor	455.67	455.67	455.67	448.81
Third Floor	455.67	448.81	455.67	448.81
Fourth Floor	125.27	118.41	125.27	118.41
Terrace Floor	0.00	0.00	0.00	0.00
Total	2403.62	1932.89	2403.62	1932.89

Building -AAA (RAM PRASAD SONI)

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)	Consumed FAR Area (Sq.mt)	Tenmt (No.)
Basement Floor	455.67	3.43	439.87	0.00	12.38	12.38	00
Ground Floor	455.67	0.00	0.00	455.67	455.67	455.67	16
First Floor	455.67	6.86	0.00	448.81	448.81	448.81	16
Second Floor	455.67	6.86	0.00	448.81	448.81	448.81	16
Third Floor	455.67	6.86	0.00	448.81	448.81	448.81	01
Fourth Floor	125.27	6.86	0.00	118.41	118.41	118.41	01
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	00
Total	2403.62	30.87	439.87	567.22	1353.29	1932.89	50

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
AAA (RAM PRASAD SONI)	D2	0.75	2.10	07
	D	0.75	2.13	01
	D1	0.90	2.10	09
	D1	0.90	2.13	06
	D	1.05	2.13	14
	D	1.20	2.13	01
	G	1.20	2.13	02
	RS1	1.21	2.10	03
	RS	2.50	2.10	18
	RS1	2.50	2.10	36
	RS1	3.00	2.10	06

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
AAA (RAM PRASAD SONI)	V	0.60	0.60	16
	W3	1.20	1.20	02
	W2	1.20	1.20	02
	W2	1.45	1.20	02
	w3	1.50	1.80	06
	W1	1.80	1.20	12

COLOR INDEX



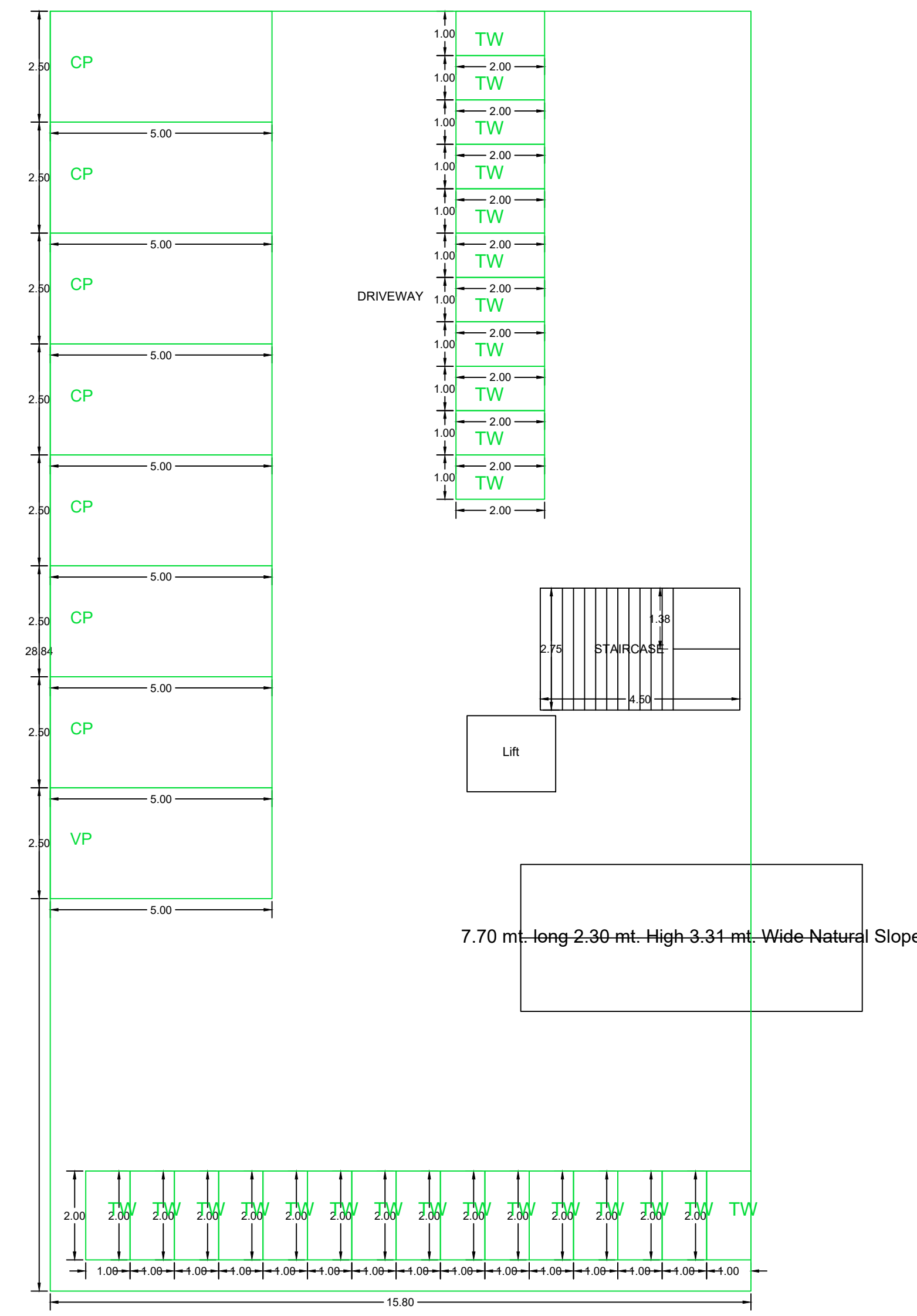
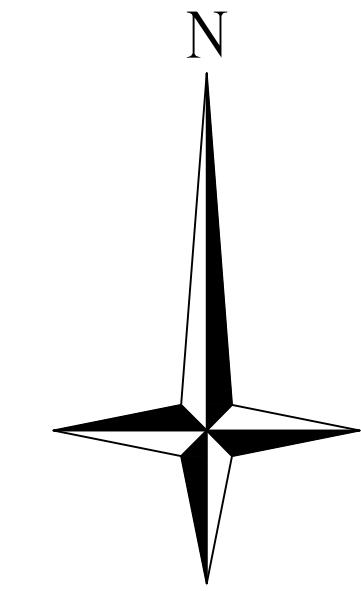
LTP NAME AND SIGNATURE: DEEPAK KUMAR SINHA, JNP/ENG/0005/2023

STRUCTURAL ENGS NAME AND SIGNATURE: _____

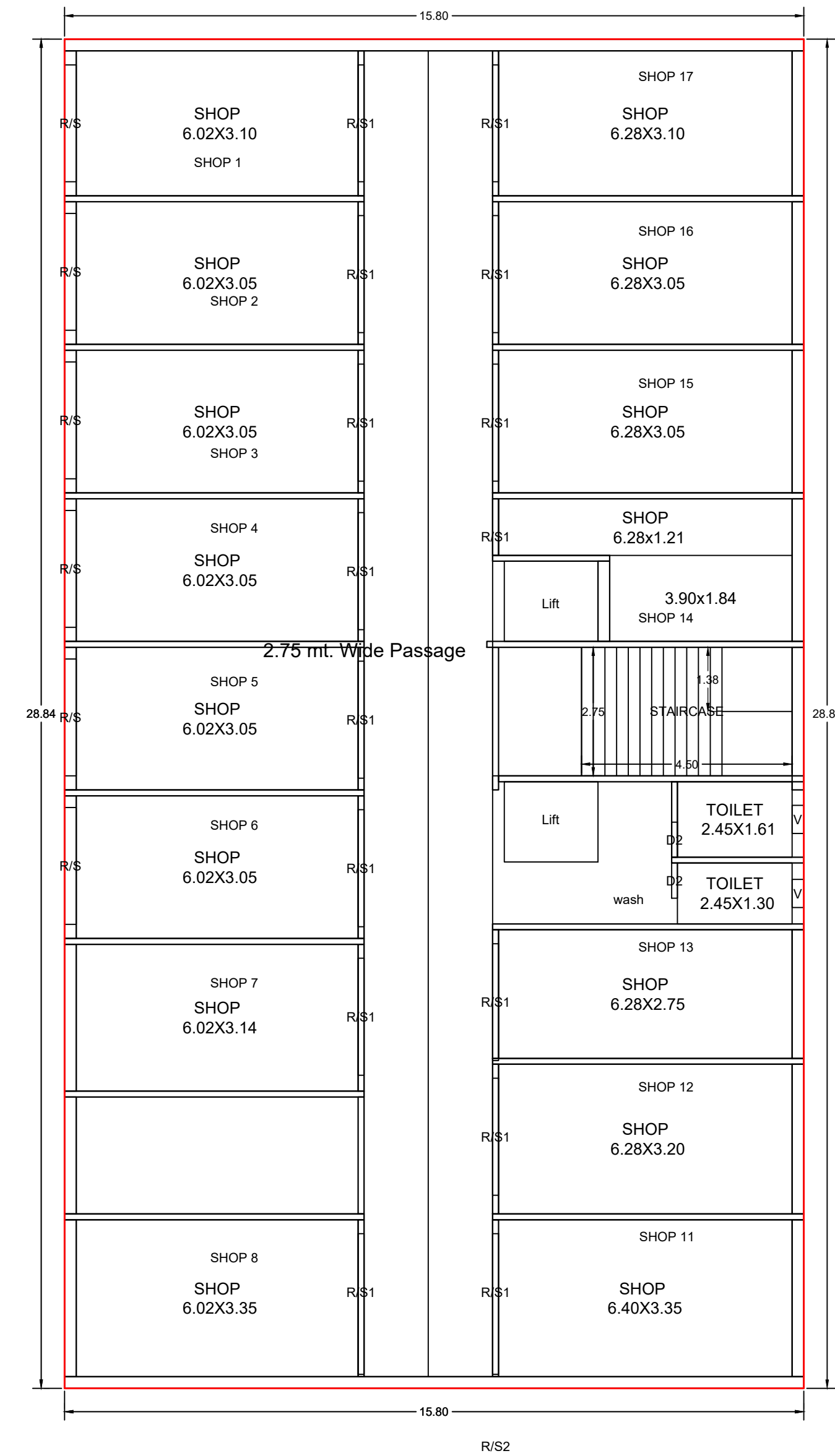
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DIGITAL SIGNATURE: _____

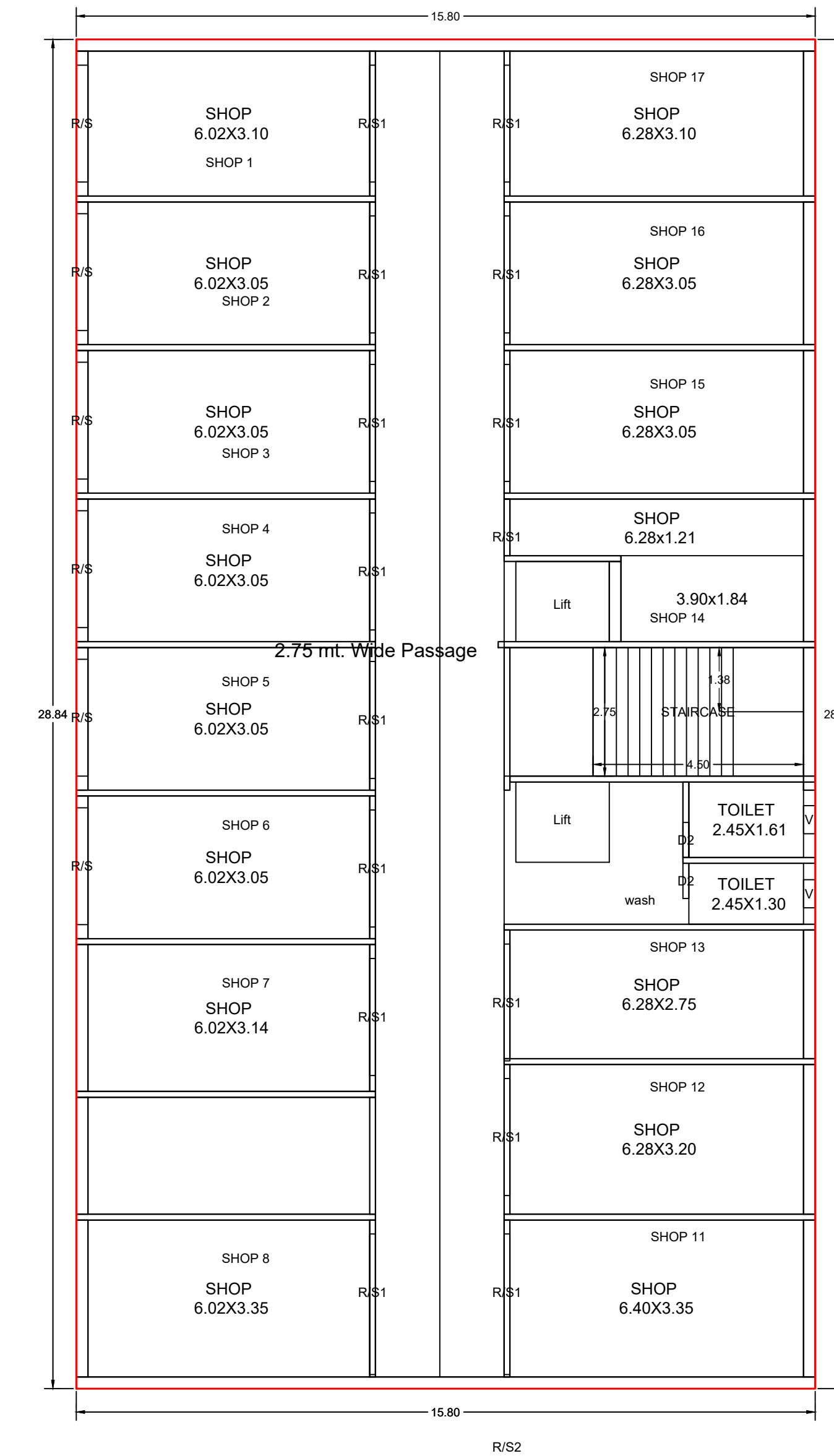
Proposal Basic Information	
Proposal File No.	JNRP/101/W07/2023
Owner Name	LAKSHMI KANT SONI AND OM PRAKASH SONI
Khata No.	8
Plot No.	34679
Village Name	Jhalpo
Use	Commercial
SubUse	ResComm Bldg



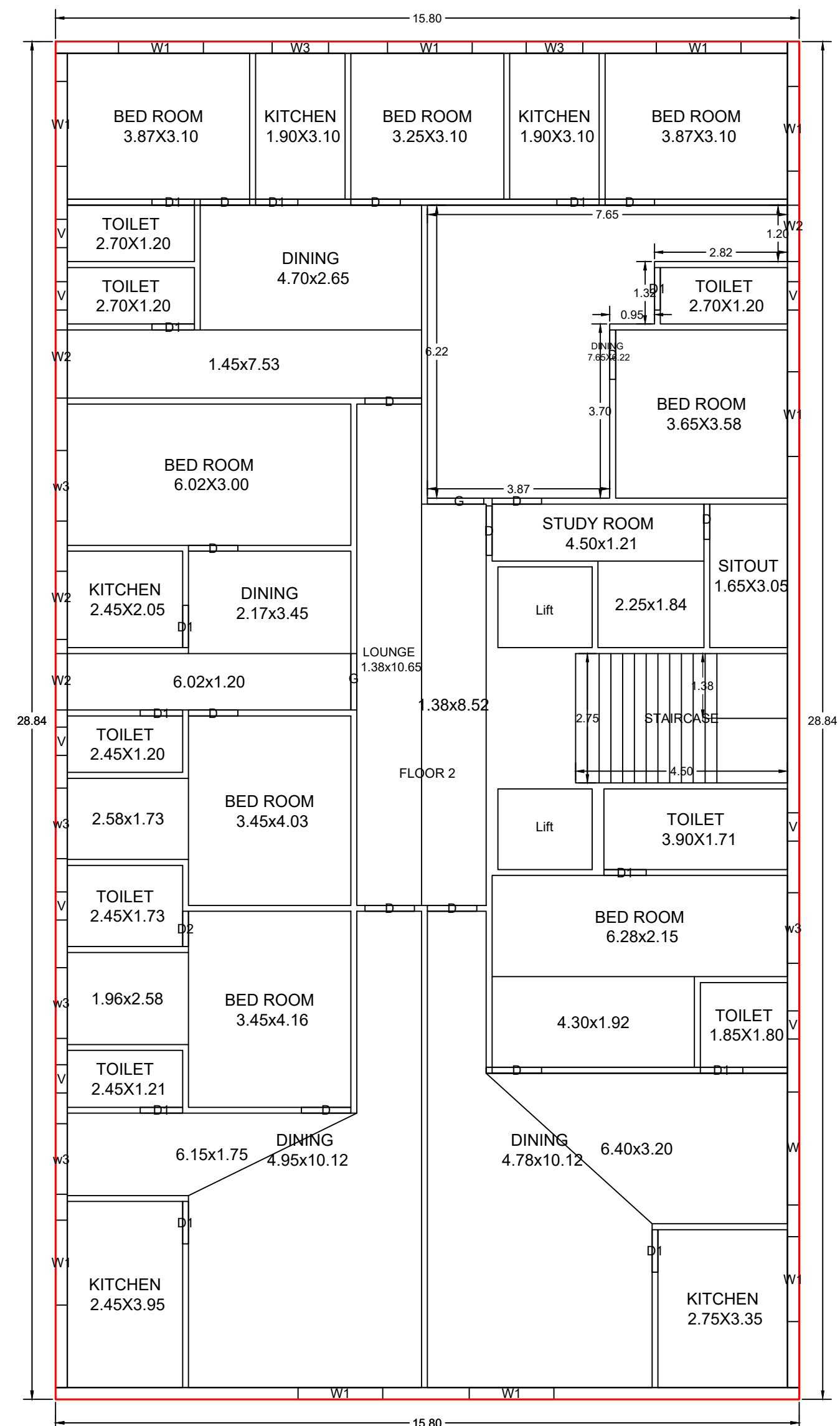
BASEMENT FLOOR PLAN
(SCALE 1:100)



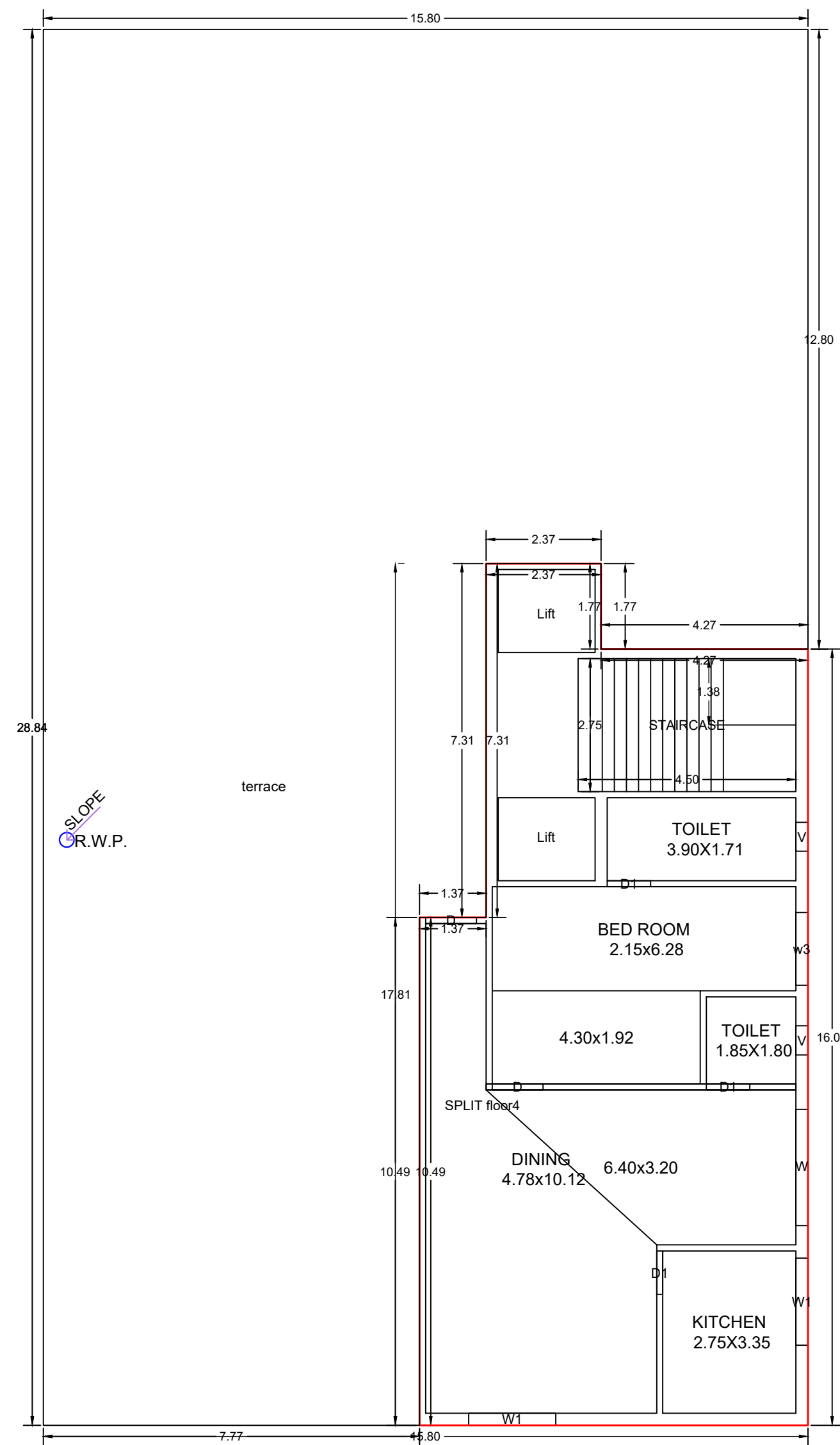
GROUND FLOOR PLAN
(Proposed)
(SCALE 1:100)



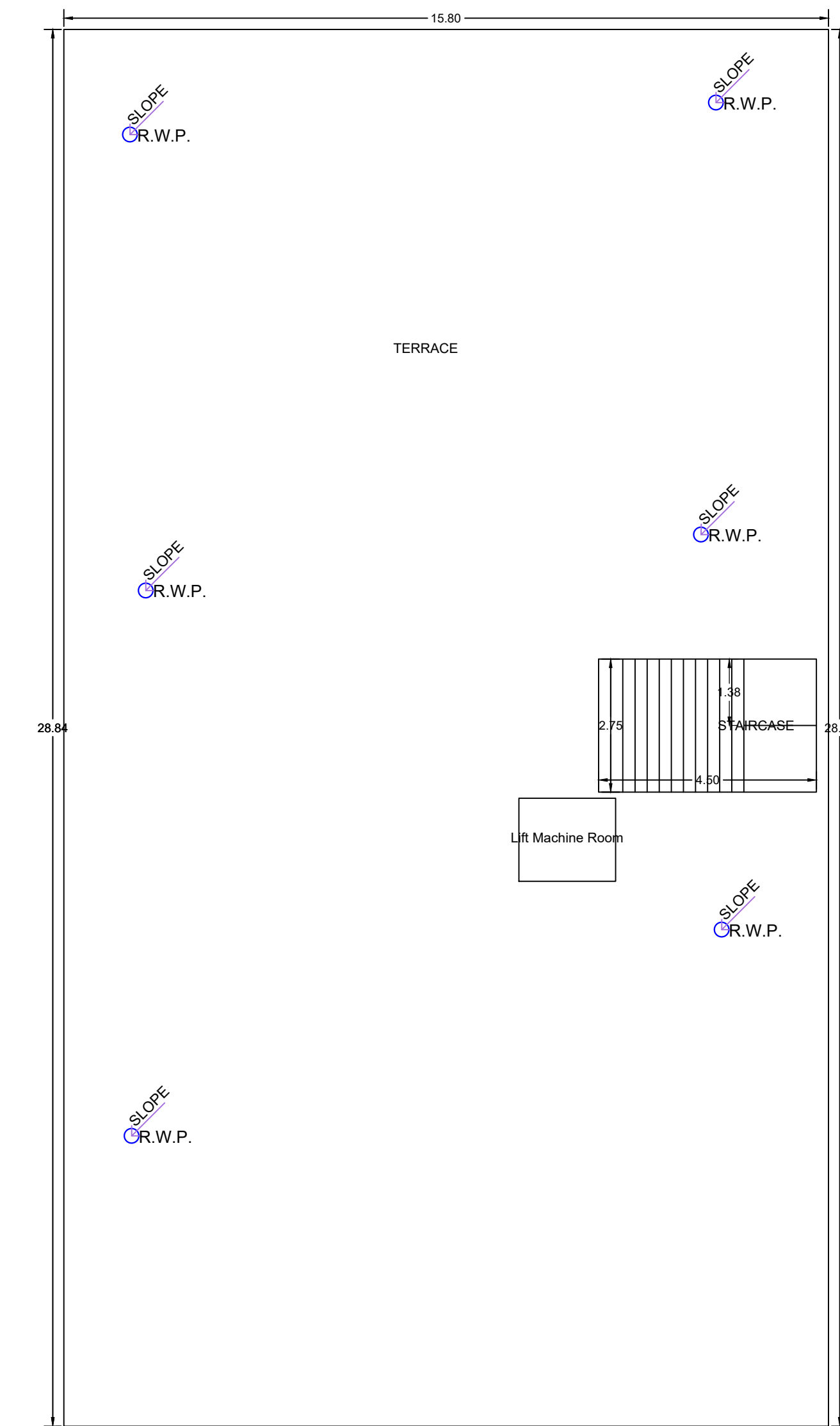
TYPICAL - 1 & 2 FLOOR PLAN
(Proposed)
(SCALE 1:100)



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



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



TERRACE FLOOR PLAN
(SCALE 1:100)

LTP NAME AND SIGNATURE	STRUCTURAL ENGS NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
DEEPAK KUMAR SINHA JNRP/ENG/0005/2023			