

Project Title :PROPOSED RESIDENTIAL BUILDING G+2 OF NARAYAN PRASAD BHAGAT,OM PRAKASH BHAGAT,MANOJ KUMAR BHAGAT,DHURUB KUMAR BHAGAT

AREA STATEMENT: PAKUR NAGAR PARISHAD	VERSION NO: 1.0.28
PROJECT DETAIL:	VERSION DATE: 16/10/2020
Inward No. : -	Plot Use : Residential
Region : JHARKHAND URBAN LOCAL BODIES	Plot SubUse : Bungalow/ Dwelling / Non Apartment
District : PAKUR	Land Use Zone : Residential
Application Type : General Proposal	Abutting Road Width : 3.6
Project Type : Building Permission	Plot No. : -
Nature of Development : New	Revenue Survey No/Survey No : -
Location : Old Area	Thana No. : -
Sub Location : NA	Holding No. : -
Village/Mazra Name : -	Khas No. : -
Ward No. : -	North : -
Road/Street : -	South : -
	East : -
	West : -

AREA DETAILS:		SQ.MT.
AREA OF PLOT (Minimum)	(A)	107.99
Net Plot Area (Gross Plot Area - Deductions)		107.99
Deductions for Balance Plot Area (from Gross Plot Area)		
COP Area		11.12
Total		11.12
Balance Plot Area (Net Plot Area - Recreational/amenity space)	(A-Deductions)	96.87
Plot Area for Coverage (Net Plot Area)	(A-Deductions)	107.99
Plot Area for FSI (Net Plot Area + Road/Walking Area)	(A-Deductions)	107.99
COVERAGES CHECK		
Proposed Coverage Area (58.39 %)		63.05
Total Coverage Area (58.39 %)		63.05
FAR CHECK		
Proposed Area of FAR		135.66
Total Area of FAR		135.66
BUILT UP AREA CHECK		
Total Proposed Builtup Area		192.07
ARCHT ENGG/ SUPERVISOR (Regd)		OWNER
DEVELOPMENT AUTHORITY		LOCAL BODY

COLOR INDEX	
ABUTTING ROAD	█
PROPOSED WORK (COVERAGE AREA)	█
EXISTING (To be retained)	█
EXISTING (To be demolished)	█

Color Index:		
PARKING CALCULATION:		
Parking Type	Prop No.	Prop Area
Other Parking	1	54.95
Total Area	1	54.95

MARGIN DETAIL:					
Building / Wing Name	Road Name	Front Margin	Rear Margin	Side1 Margin	Side2 Margin
A-1 (BUILDING G2)	3.60 mt. Wide Main Road	4.34	1.50	0.90	0.00

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.)	Trmt (No.)	
A (BUILDING G2)	1	192.07	1.46	54.95	127.56	8.10	135.66	01
Grand Total :	1	192.07	1.46	54.95	127.56	8.10	135.66	01

FRONT ELEVATION
Elevation 1 Detail

LEFT SIDE ELEVATION
Elevation 2 Detail

SECTION AT-YY
SECTION AT-XX

GROUND FLOOR PLAN
FIRST FLOOR PLAN
SECOND FLOOR PLAN
TERRACE FLOOR PLAN

KEY PLAN
LOCATION PLAN N.T.S.

PLAN FOR SEPTIC TANK
SECTION SCALE 1:50
SEPTIC TANK DETAILS

FOUNDATION DETAILS ISOLATED R.C.C FOOTINGS
PLAN

BRIEF SPECIFICATION

1. BRICK WORK IN FOUNDATION & SUPERSTRUCTURE.
2. FIRST CLASS BRICK WORK IN CEMENT MORTAR (1:4)
3. D.P.C. - 1" D.P.C. IN CEMENT CONCRETE (1:2:4)
4. FLOOR..... (a) 8" I.P.S. (b) MOSAIC FLOORING.
5. ROOF..... 5" THK. R.C.C. ROOF (1:1.5:3)
6. LINTEL BAND AT 2' LVL. - 6" THK. R.C.C. LINTEL (1:1.5:3)
7. STAIRS RISE - 6", TREAD - 10"
8. DOORS - 0-3'3"x7'0", 01-3'0"x7'0", 02-2'6"x7'0"
9. WINDOWS - W-2'0"x4'0", W1-4'0"x4'0", W2-2'6"x4'0"
10. VENTILATION - 2"X2'0"
11. S&W WOOD FRAME & PANDA WOOD SHUTTERS SHALL BE USED FOR DOOR.
12. ALUMINIUM GLAZED WINDOW AND VENTILATORS WITH GUARD RAILS SHALL BE USED.
13. I.P.S. FLOOR SHALL BE USED OVER R.C.C. SLAB/W.C.C.
14. ALL MASONRY SURFACES SHALL BE PLASTERED WITH CEMENT MORTAR 1:5 R.C.C. WITH CEMENT MORTAR 1:4 IN ROOF.
15. ALL STEEL AND WOOD WORK SHALL BE PAINTED WITH SYNTHETIC PAINT.
16. ALL SANITARY AND ELECTRICAL FITTINGS SHALL BE OF STANDARD AND COMMERCIAL QUALITY.

SCHEDULE OF DOORS AND WINDOWS

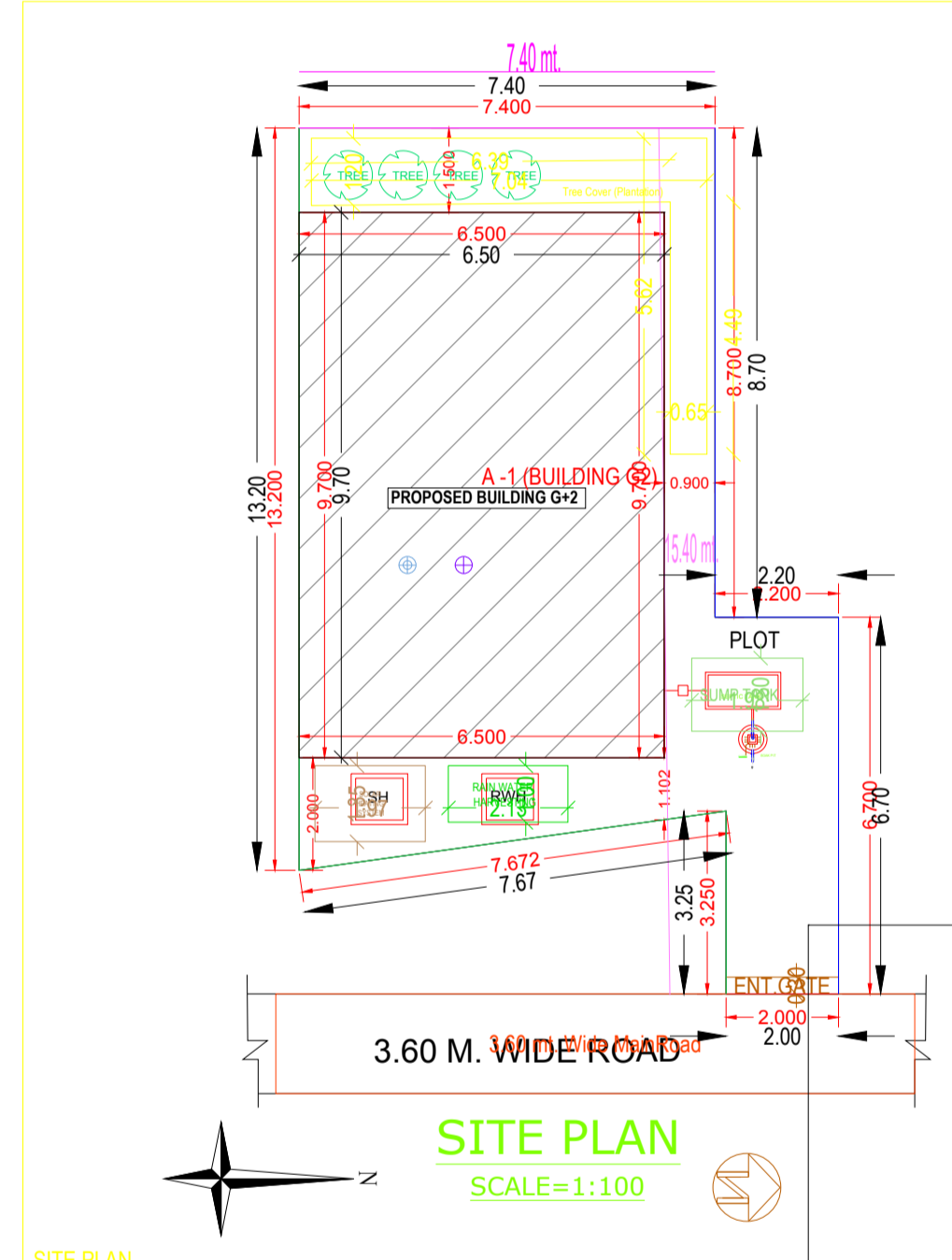
S.No.	Type	Width	Height	Unit	Description
1	D	1.00	2.10	2	single door wood door
2	D	0.90	2.10	2	single door wood door
3	D	1.00	2.10	2	single door wood door
4	W	0.70	2.10	2	single window wood door
5	W	1.00	2.00	2	single window wood door
6	W	1.20	2.10	2	single window wood door
7	V	0.80	0.80	2	ventilation

SCHEDULE OF AREA

AREA	COVERAGE	FAR
* GROUND FLOOR	95.52 M ²	95.52 M ²
* FIRST FLOOR	95.52 M ²	95.52 M ²
* SECOND FLOOR	102.78 M ²	99.15 M ²
TOTAL AREA	293.82 M ²	290.19 M ²
	67.39%	1.74

CLIENT

PROPOSED RESIDENTIAL BUILDING FOR
1. NARAYAN PRASAD BHAGAT
2. OM PRAKASH BHAGAT
3. MANOJ KUMAR BHAGAT
4. DHURUB KUMAR BHAGAT
S/O LATE SHIV PRASAD BHAGAT,
VILLAGE -PAKUR,
KHATA NO-43,
R/S PLOT NO-1926,
P.S.-PAKUR, THANA NO-128,
DISTT PAKUR, JHARKHAND



Building 'A' (BUILDING G2)							
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.)	Trmt (No.)
		Balcony	Parking				
Ground Floor	63.05	0.00	54.95	0.00	8.10	8.10	00
First Floor	63.05	0.00	0.00	63.05	0.00	63.05	01
Second Floor	65.97	1.46	0.00	64.51	0.00	64.51	00
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	00
Total	192.07	1.46	54.95	127.56	8.10	135.66	01
Total Number of Same Buildings	1						
Total	192.07	1.46	54.95	127.56	8.10	135.66	01

SCHEDULE OF JOINERY:				
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (BUILDING G2)	D2	0.75	2.10	05
A (BUILDING G2)	D1	0.90	2.10	02
A (BUILDING G2)	D	1.05	2.10	08
Total				15

SCHEDULE OF JOINERY:				
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (BUILDING G2)	V	0.60	1.00	04
A (BUILDING G2)	W1	1.20	1.20	06
A (BUILDING G2)	W	1.50	1.20	08
Total				18

Balcony Calculations Table			
FLOOR	SIZE	AREA	TOTAL AREA
SECOND FLOOR PLAN	0.90 X 3.25 X 1 X 1	2.92	2.92
Total			2.92

UnitBUA Table for Building 'A' (BUILDING G2)						
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
FIRST FLOOR PLAN	SPLIT A	FLAT	127.56	113.41	6	1
Total			127.56	113.41	12	1