

Proposal Basic Information	
Proposal File No.	BNPC/BP0002/W03/2022
Owner Name	ANIL KUMAR JAISWAL
Khata No.	194.248
Plot No.	1507, 1509, 1510, 1511, 1512
Village Name	Bundu
Use	Commercial
SubUse	Commercial Bldg

AREA STATEMENT BUNDU NAGAR PANCHAYAT	VERSION NO. 1.0.02
PROJECT DETAIL:	VERSION DATE: 19/10/2020
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Commercial
District: RANCHI	Plot SubUse: Commercial Bldg
Authority: BUNDU NAGAR PANCHAYAT	PlotNearbyReligiousStructure: NA
Inward No: BNPC/BP0002/W03/2022	Plot/SubPlot No: 1507, 1509, 1510, 1511, 1512
Application Type: General Proposal	North -
Project Type: Building Permission	South -
Nature of Development: New	East -
Location of Development Area: New	West -

AREA DETAILS		SQ.MT.
AREA OF PLOT (Minimum)	(A)	810.35
NET AREA OF PLOT (Gross Plot Area - Deduction from Gross Plot Area)	(A-Deductions)	810.35
Deduction for Balance Plot Area(from Gross Plot Area)		60.97
Common Plot		60.97
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	749.38
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	810.35
Plot Area by FAR (Net Plot Area - Road/Widening Area)	(A-Deductions)	810.35

COVERAGE CHECK	Permissible Coverage area (50.00 %)	405.17
Proposed Coverage area (39.54 %)		320.41
Total Prop. Coverage Area (39.54 %)		320.41
Balance coverage area (10.46 %)		84.75

FAR CHECK	Perm. FAR Area (2.00)	1620.70
Total Perm. FAR area		1620.70
Commercial FAR		1548.84
Proposed FAR Area		1560.84
Total Proposed FAR Area		1560.84
Consumed FAR Factor		1.83
Balance FAR Area		59.86

BUILT UP AREA CHECK	Total Proposed BuiltUp Area	1977.26
ARCHITECT (Regd)	Anun Ranjan	1977.26
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)	ANIL KUMAR JAISWAL	

COLOR INDEX			
PLOT BOUNDARY			
ABUTTING ROAD			
PROPOSED CONSTRUCTION COMMON PLOT			
ROAD WIDENING AREA			
EXISTING (To be retained)			
EXISTING (To be demolished)			

Buildingwise Floor FAR Details			
Floor Name	A (BUILDING BG4)		Total
	Proposed Built Up Area (Sq.mt)	Proposed FAR Area (Sq.mt)	
Basement Floor	320.41	12.60	12.60
Ground Floor	320.41	320.41	320.41
First Floor	320.41	313.86	320.41
Second Floor	375.35	341.33	341.33
Third Floor	375.35	341.33	341.33
Fourth Floor	265.33	231.31	231.31
Temple Floor	0.00	0.00	0.00
Total	1977.26	1560.84	1560.84

Building USE/SUBUSE Details			
Building Name	Building Use	Building SubUse	Building Structure
A (BUILDING BG4)	Commercial	Commercial Bldg	Non-Highrise

Required Parking (Table 7a)

Building Name	Type	SubUse	Lifts		Car		TwoWheeler			
			Reqt.	Prop.	Reqt.	Prop.	Reqt.	Prop.		
A (BUILDING BG4)	Commercial	Commercial Bldg	> 0	200	1450.78	1	5	-	1	16
Total	-	-	-	-	-	5	8	-	16	18

Parking Check (Table 7b)

Vehicle Type	No.	Area	
		Reqt.	Prop.
Car	5	62.50	100.00
Total Car	-	-	38.00
TwoWheeler	16	32.00	36.00
Total TwoWheeler	-	-	228.76
Total	-	-	388.76

FAR & Tenement Details (Table 4c-1)

Building	No. of Same Bldg	Gross Built Up Area (Sq.mt)	Deductions From Gross BUA/Area (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)	Trrmt (No.)
					Lift	Balcony	Parking					
A (BUILDING BG4)	1	2087.28	110.02	1977.26	32.75	82.41	301.26	1548.24	12.60	1560.84	1560.84	05
Gross Total	1	2087.28	110.02	1977.26	32.75	82.41	301.26	1548.24	12.60	1560.84	1560.84	05

Building -A (BUILDING BG4)

Floor Name	Gross Built Up Area	Deductions From Gross BUA/Area (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)	Trrmt (No.)
				Lift	Balcony	Parking					
Basement Floor	320.41	0.00	320.41	6.56	0.00	301.26	0.00	12.60	12.60	00	
Ground Floor	320.41	0.00	320.41	0.00	0.00	320.41	0.00	320.41	320.41	01	
First Floor	320.41	0.00	320.41	6.56	0.00	313.86	0.00	313.86	313.86	01	
Second Floor	375.35	0.00	375.35	6.56	27.47	341.33	0.00	341.33	341.33	01	
Third Floor	375.35	0.00	375.35	6.56	27.47	341.33	0.00	341.33	341.33	01	
Fourth Floor	375.35	0.00	375.35	6.56	27.47	341.33	0.00	341.33	341.33	01	
Temple Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00	
Total	2087.28	110.02	1977.26	32.75	82.41	301.26	1548.24	12.60	1560.84	1560.84	05

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (BUILDING BG4)	D	0.90	2.10	04
A (BUILDING BG4)	d3	0.90	2.10	09
A (BUILDING BG4)	D3	0.90	2.10	03
A (BUILDING BG4)	D	0.98	2.10	10
A (BUILDING BG4)	D1	1.20	2.10	02
A (BUILDING BG4)	RS	2.40	2.10	26
A (BUILDING BG4)	RS	3.00	2.10	03
A (BUILDING BG4)	FD	5.30	2.10	01

SCHEDULE OF WINDOW/VENTILATION:				
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (BUILDING BG4)	V	0.60	0.60	08
A (BUILDING BG4)	W	1.80	1.20	51

Balcony Calculations Table

FLOOR	SIZE	AREA	TOTAL AREA
SECOND FLOOR PLAN	1.20 X 8.76 X 1 X 1	10.51	54.94
	1.20 X 10.24 X 1 X 1	22.96	
	1.20 X 8.48 X 1 X 1	10.17	
THIRD FLOOR PLAN	1.20 X 8.50 X 1 X 1	11.40	
	1.20 X 8.76 X 1 X 1	10.51	54.94
	1.20 X 10.24 X 1 X 1	22.96	
	1.20 X 8.48 X 1 X 1	10.17	
FOURTH FLOOR PLAN	1.20 X 8.50 X 1 X 1	11.40	
	1.20 X 8.76 X 1 X 1	10.51	54.94
	1.20 X 10.24 X 1 X 1	22.96	
	1.20 X 8.48 X 1 X 1	10.17	
	1.20 X 8.50 X 1 X 1	11.40	
Total	-	-	164.82

UnitBUA Table for Building -A (BUILDING BG4)

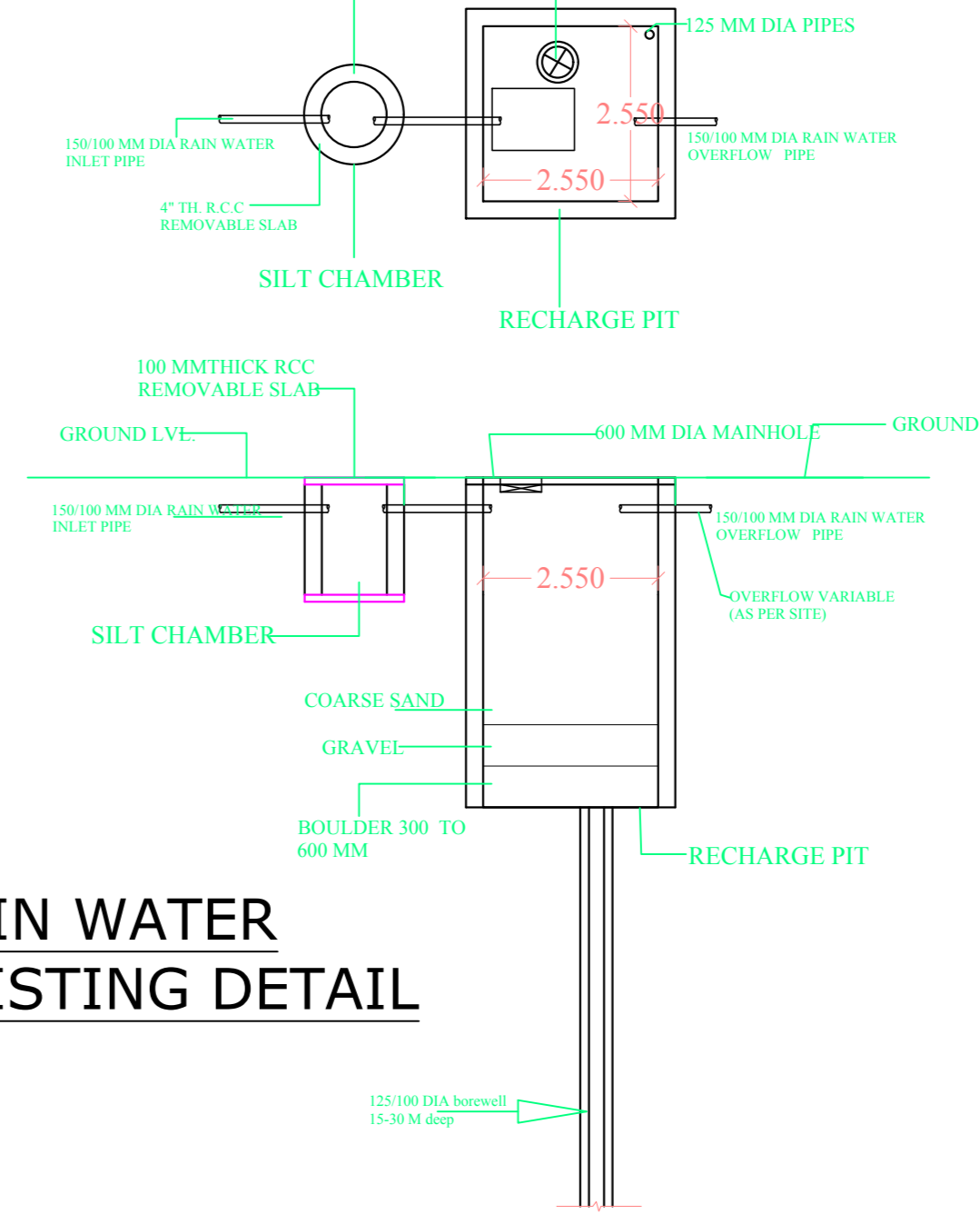
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	UNIT-1	SHOP	313.86	312.46	15	1
FIRST FLOOR PLAN	UNIT-2	SHOP	313.86	312.46	15	1
SECOND FLOOR PLAN	UNIT-3	SHOP	368.80	312.46	13	1
THIRD FLOOR PLAN	UNIT-4	OFFICE	368.80	312.46	8	1
FOURTH FLOOR PLAN	UNIT-5	OFFICE	258.78	202.45	5	1
Total	-	-	1624.10	1452.91	56	5

CERTIFICATE:

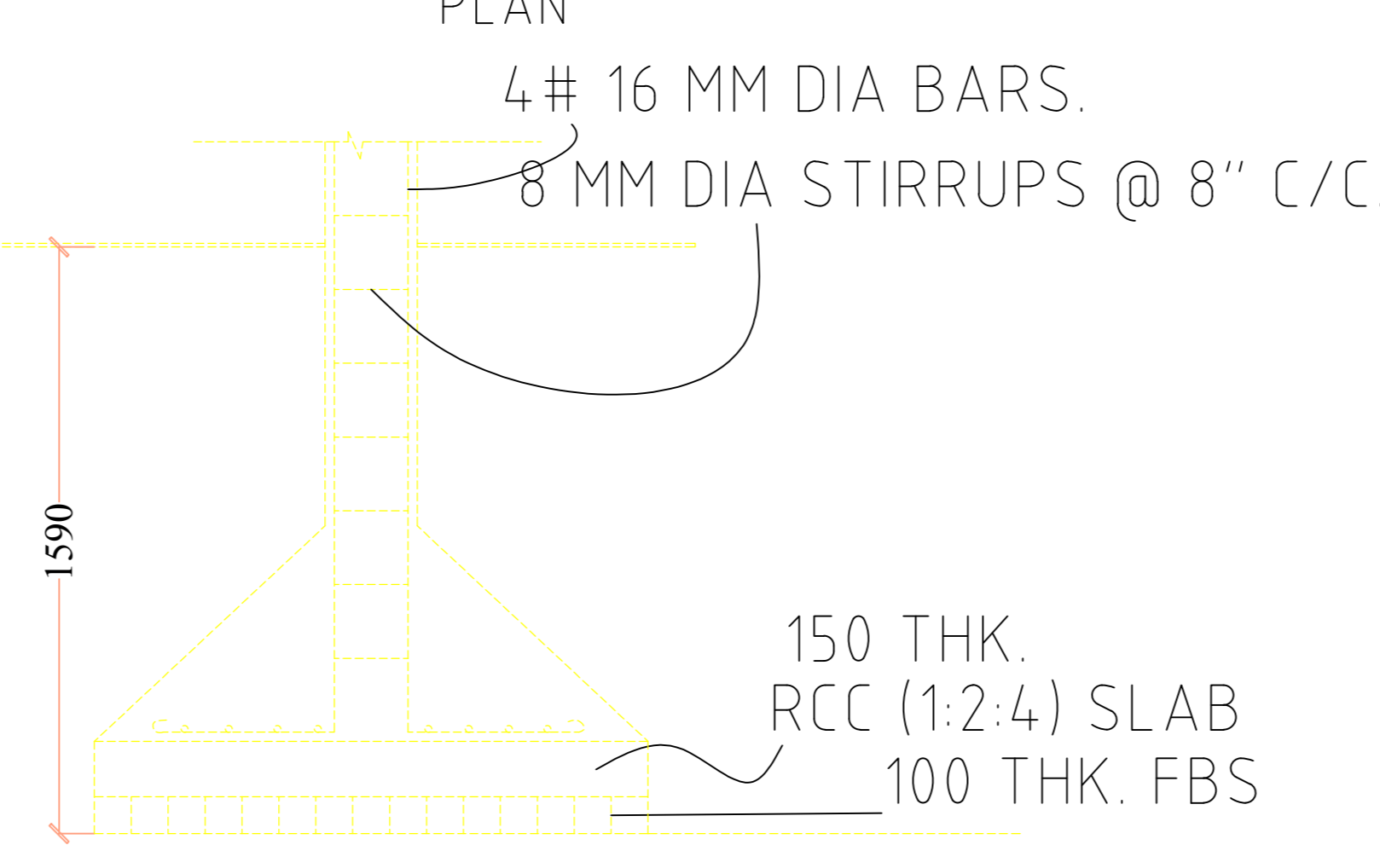
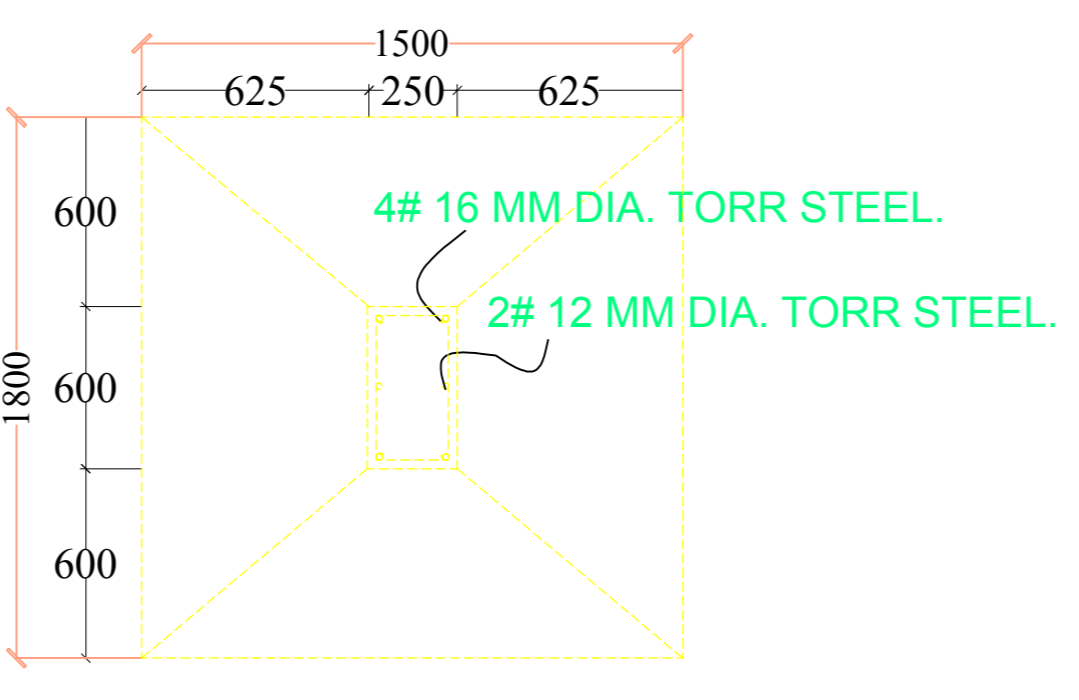
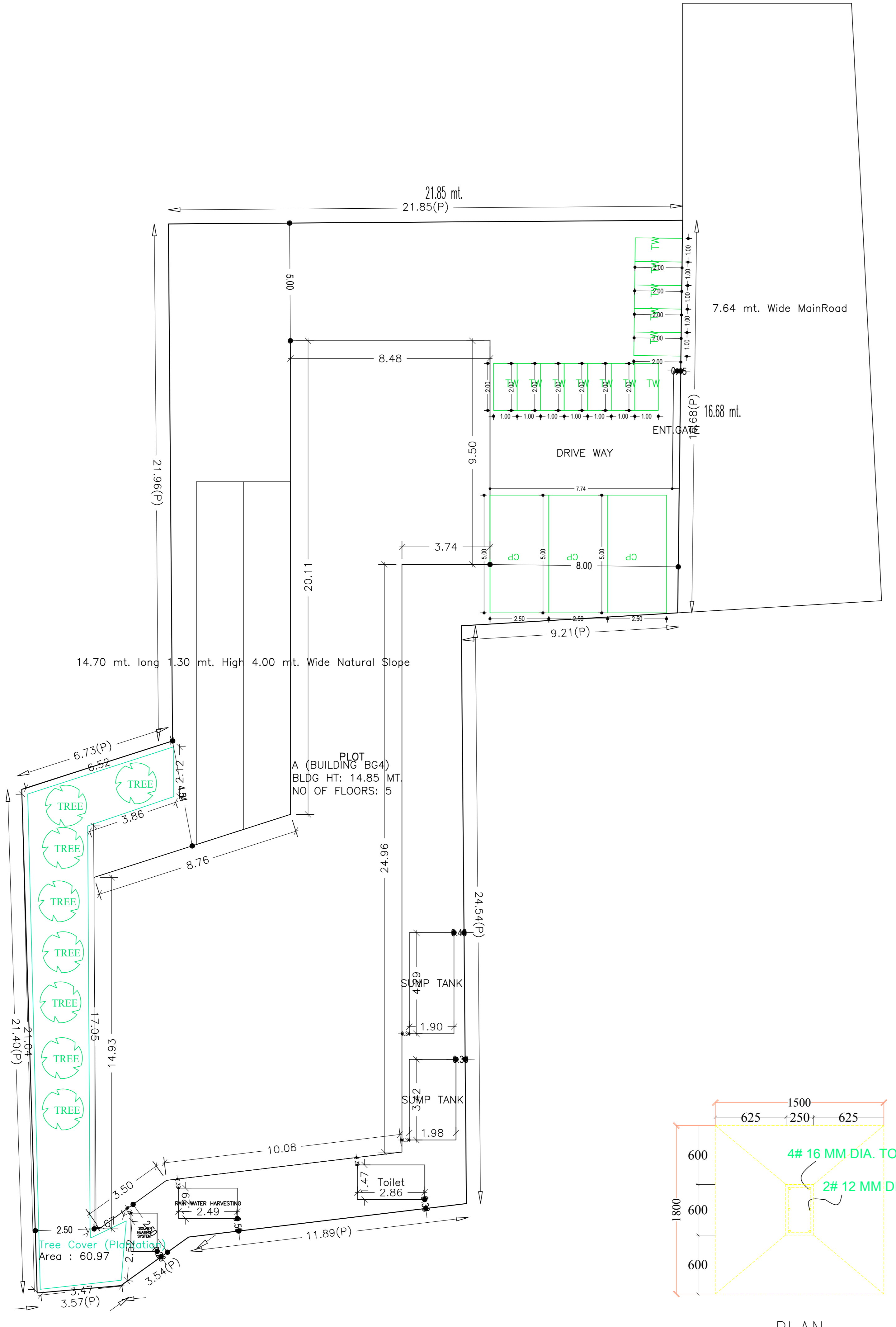
THIS IS CERTIFY THAT THE STRUCTURAL DESIGN OF THIS BUILDING IS AS PER IS CODE 189-1884- & 1993 TO MAKE THE SAME.

LINE PLAN FOR CONSTRUCTION RAIN WATER HARVESTING UNIT

o FOR PLOT SIZE 3000 SQ.FT. & ABOVE  
o FOR BUILDING G+3 LVL. & ABOVE



RAIN WATER HARWAISTING DETAIL



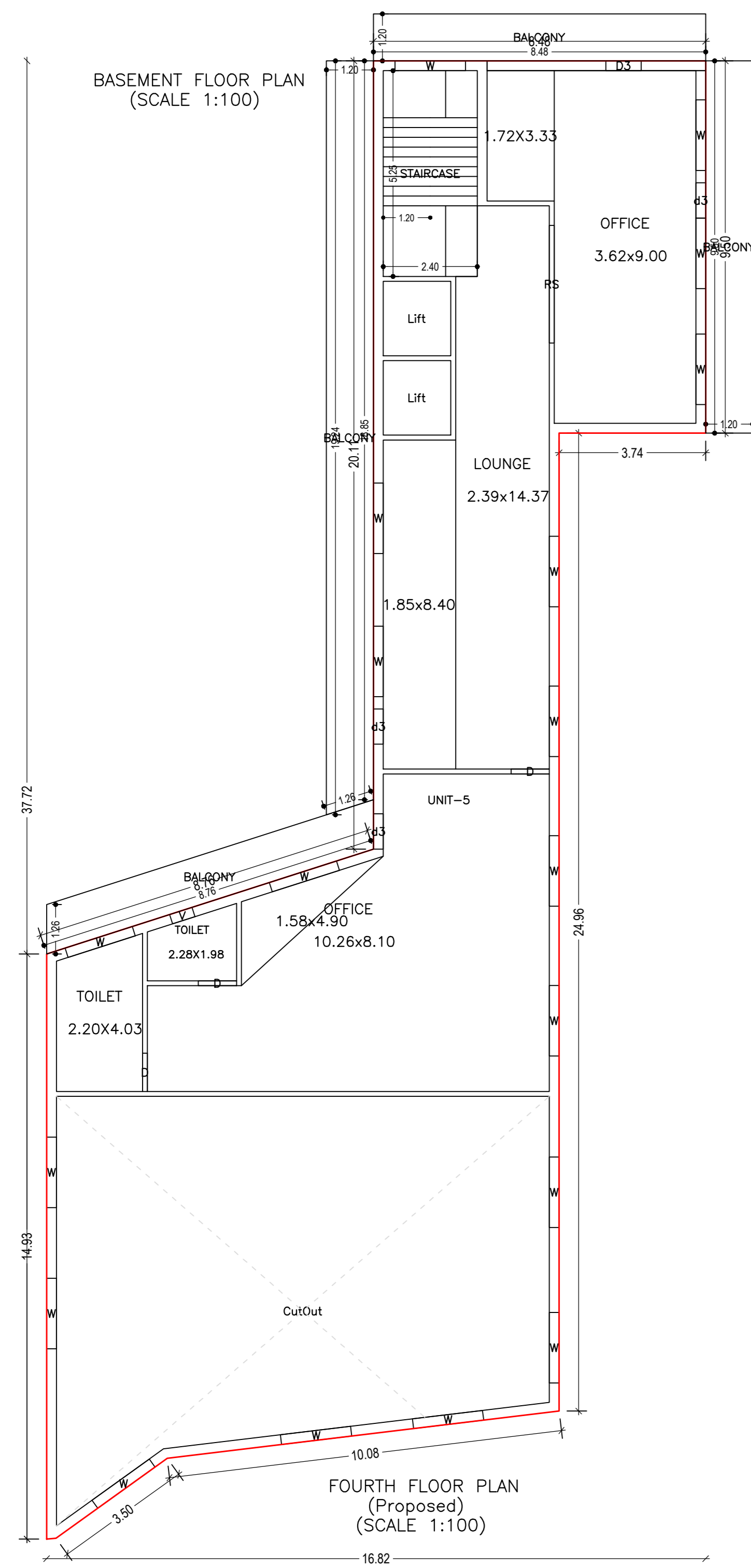
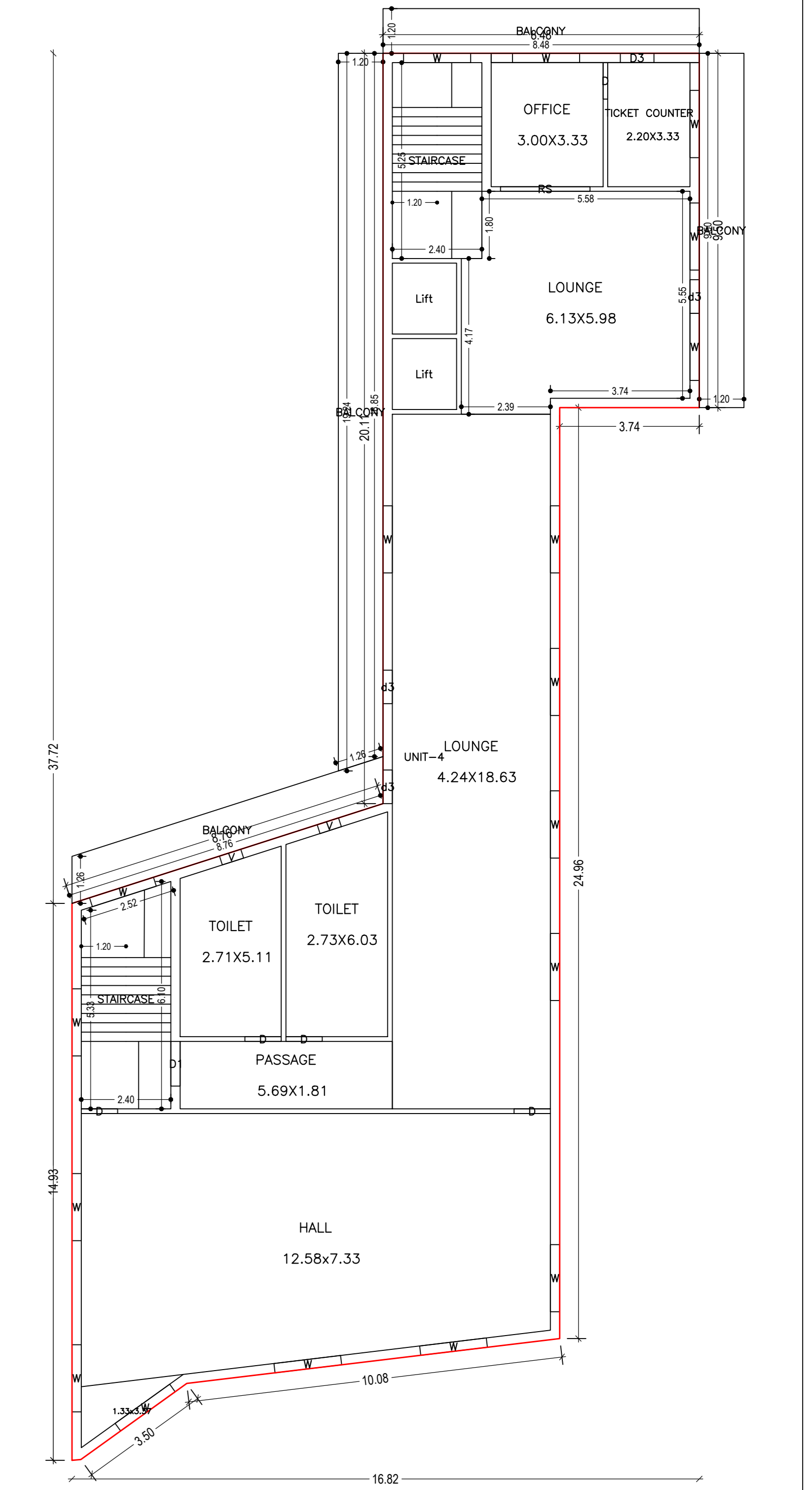
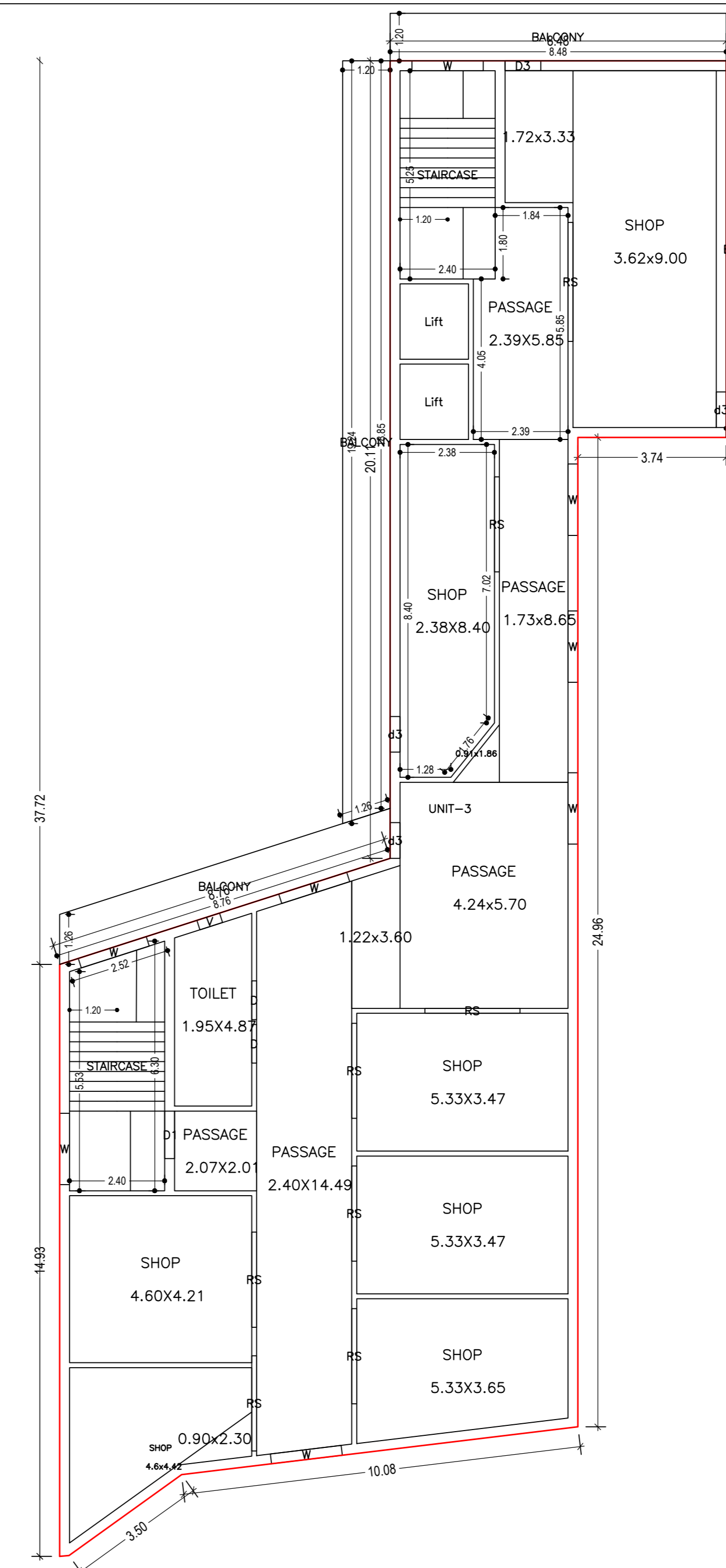
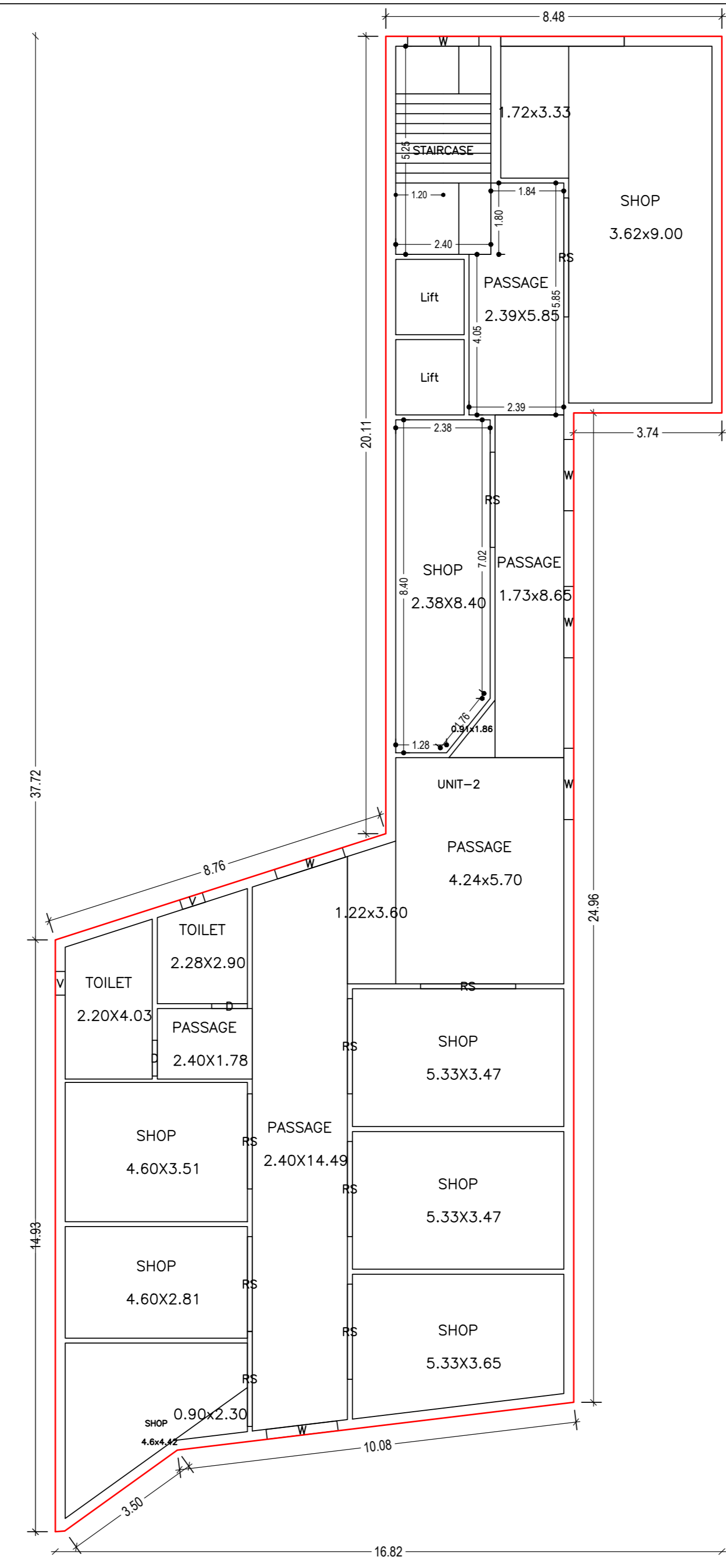
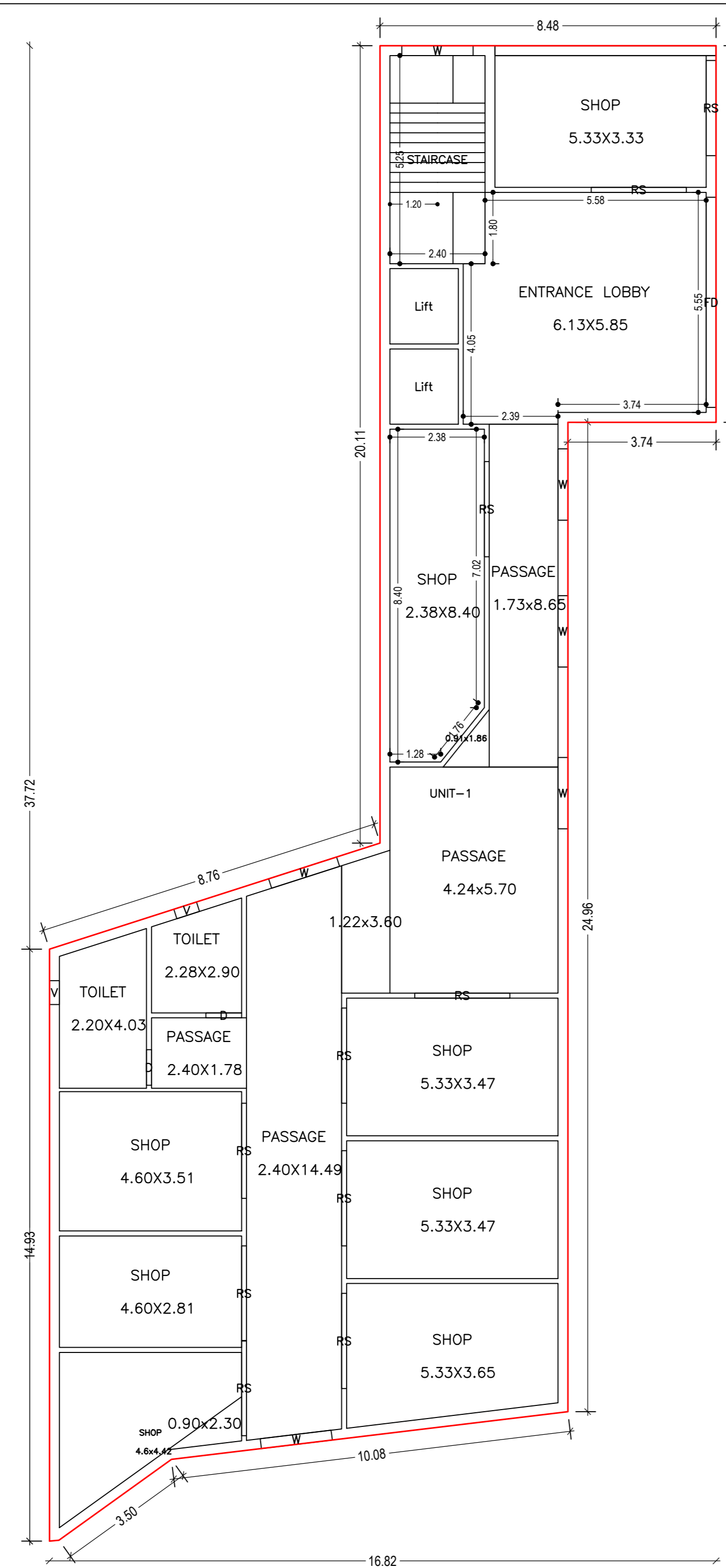
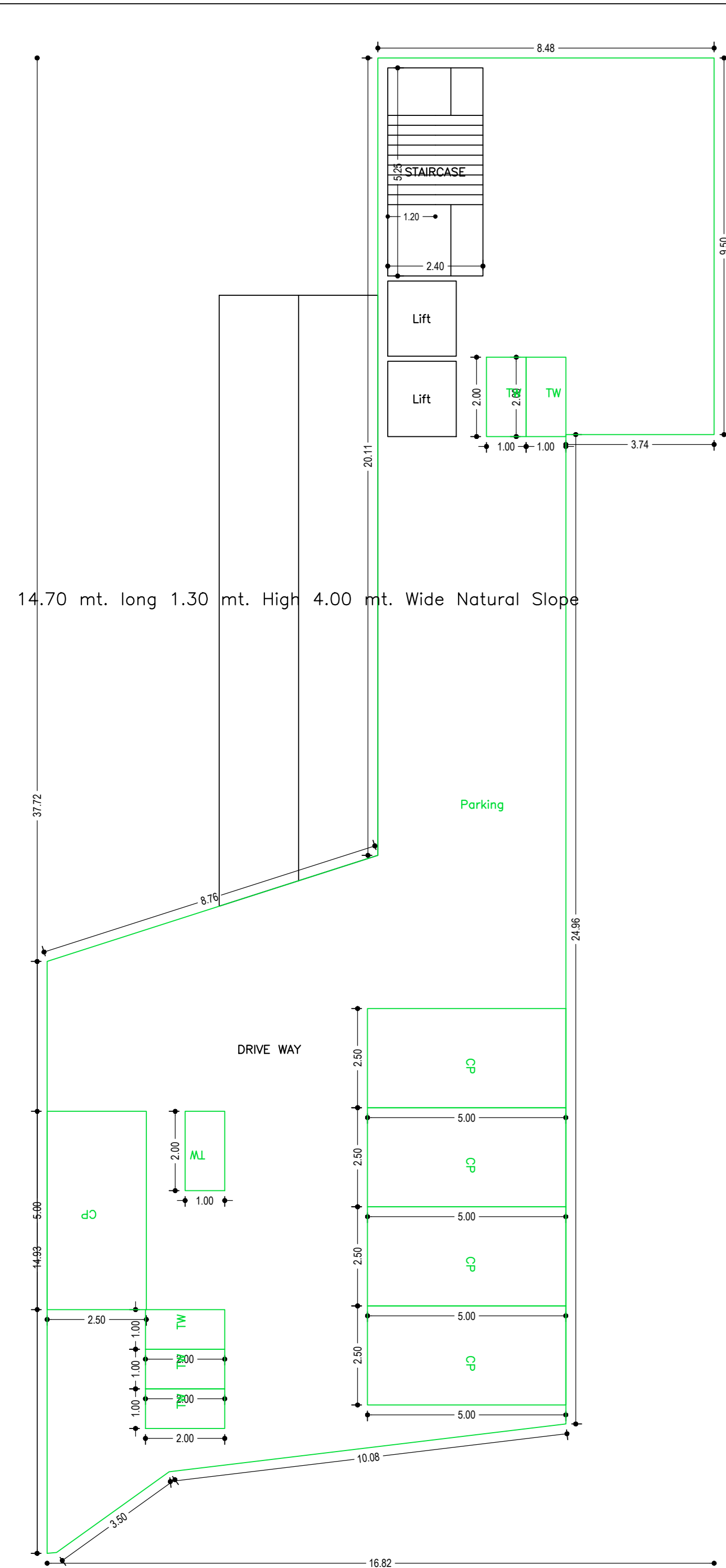
SITE PLAN

SECTION

KEY PLAN SCALE :- N.T.S.

LTP NAME AND SIGNATURE	STRUCTURAL ENGS NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
Anun Ranjan BNPC/ARC0002/2016			

Proposal Basic Information	
Proposal File No.	BNPC/BP/0002/W03/2022
Owner Name	ANIL KUMAR JAISWAL
Khata No	194248
Plot No	1507,1509,1510,1511,1512
Village Name	Bundu
Use	Commercial
SubUse	Commercial Bldg



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

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

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

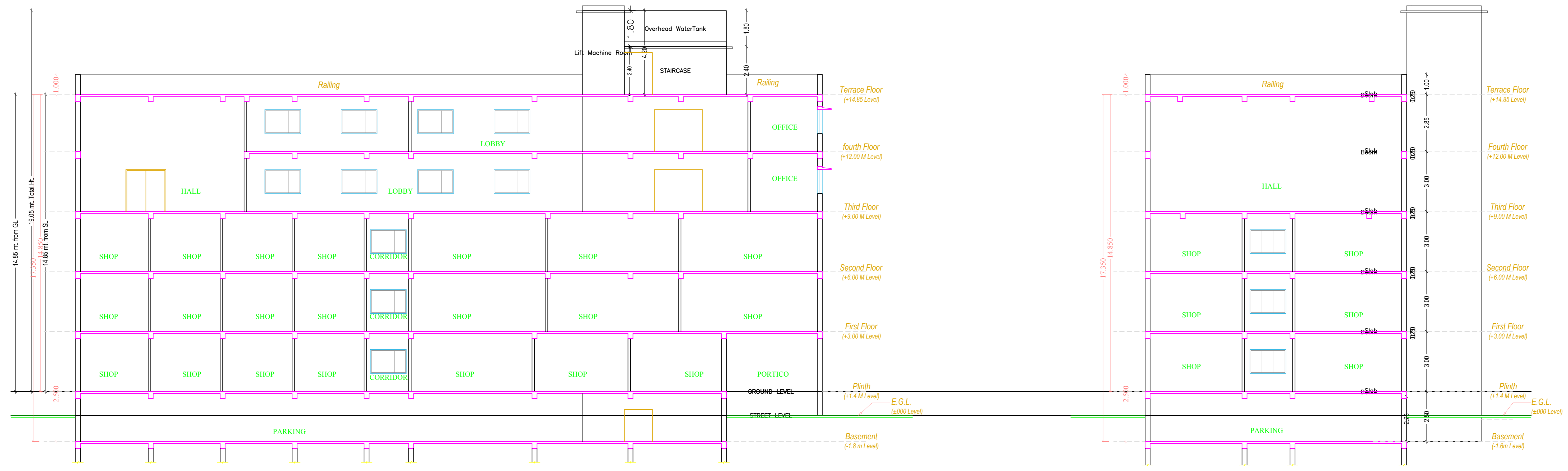
THIRD FLOOR PLAN (Proposed) (SCALE 1:100)

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

TERRACE FLOOR PLAN (SCALE 1:100)

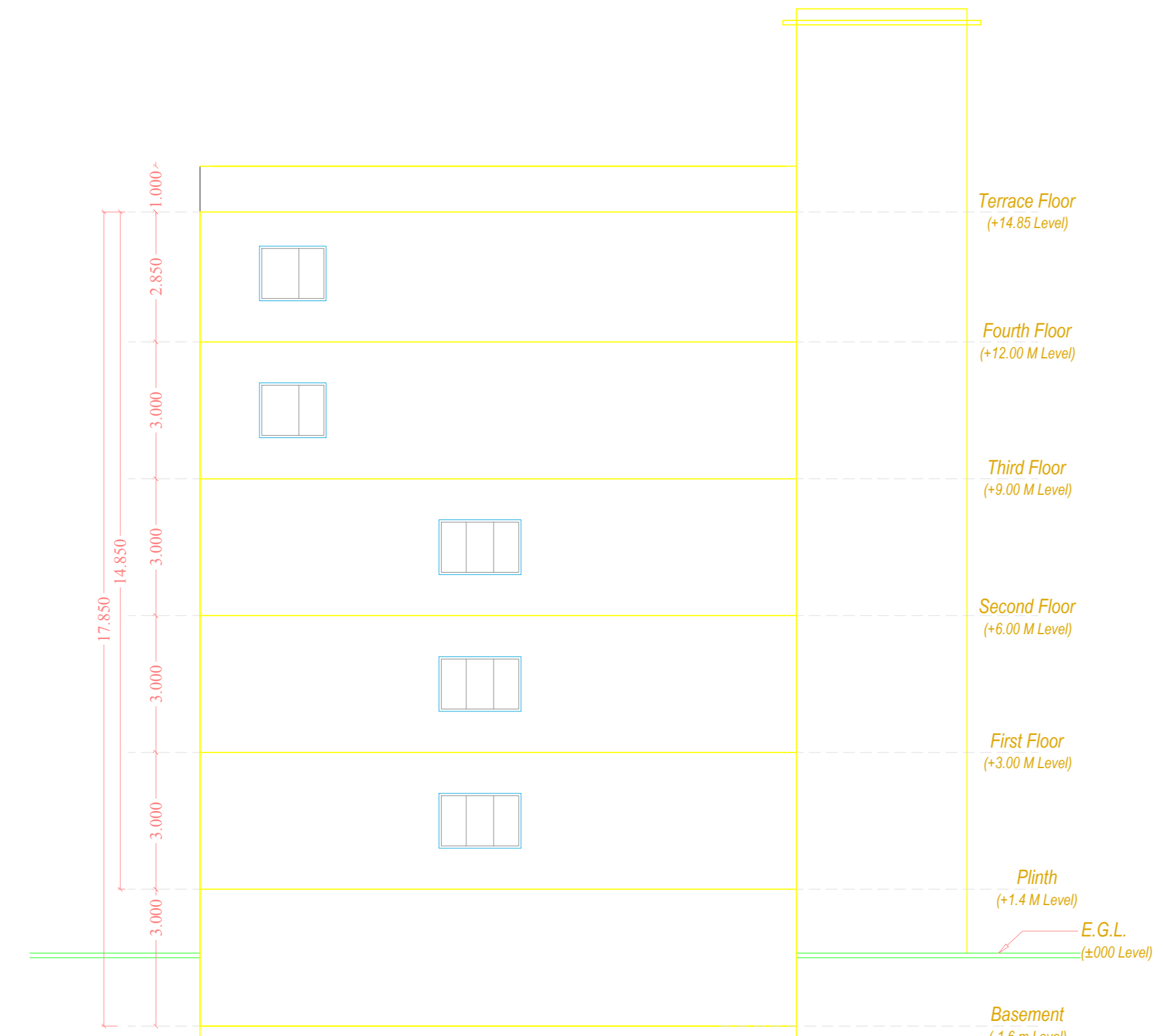
LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
Arun Rajan BNPC/ARC/0002/2016			

Proposal Basic Information	
Proposal File No.	BNPC/BP/0002/W03/2022
Owner Name	ANIL KUMAR JAISWAL
Khata No	194,248
Plot No	1507,1509,1510,1511,1512
Village Name	Bundu
Use	Commercial
SubUse	Commercial Bldg



SECTION AT Y-Y

SECTION AT X-X



SIDE ELEVATION



FRONT ELEVATION

LTP NAME AND SIGNATURE	STRUCTURAL ENGS NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
Arun Rajan BNPC/ARC/0002/2016			