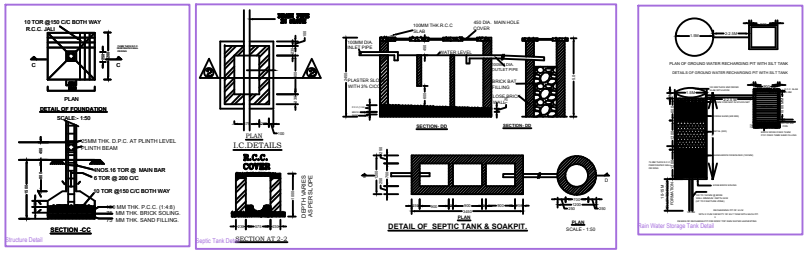

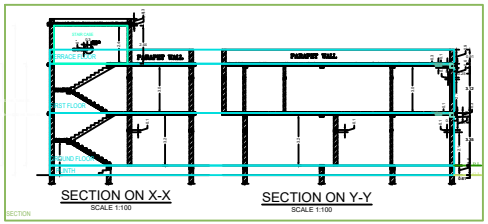

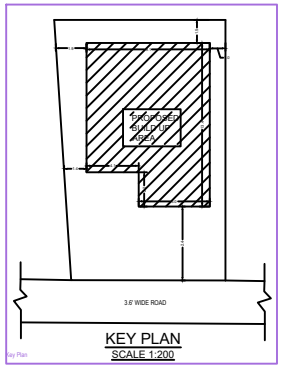

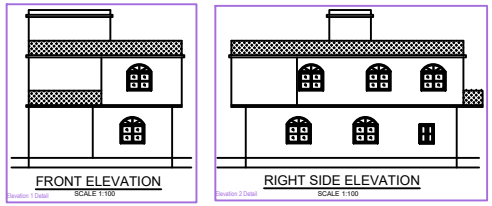

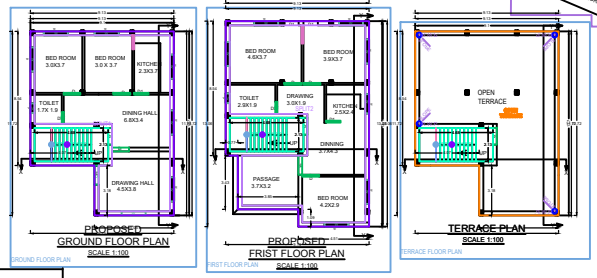

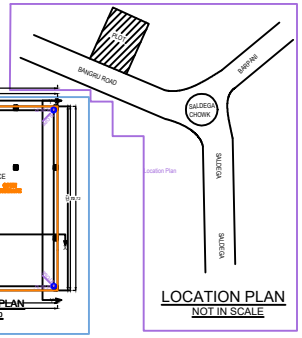

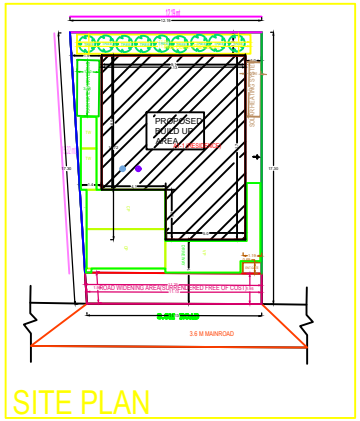

SPECIFICATIONS

1.BRICKWORK IN FOUNDATION & PLINTH SHALL BE OF FIRST CLASS BRICK IN CEMENTMORTAR 1:6 AND HALF BRICK WILL BE 1:4CEMENT MORTAR

2.MASONARY FOUNDATION WITH ISOLATED R.C.C COLUMN SHALL BE PROVIDED

3. CURTAIN GLAZING/ STTUCTURAL GLAZING OF GOOD QUALITY AND MARK VENTILATOR SYSTEM SHALL BE USED

4. ROLLING SHUTTER SHALL BE USED FOR SHOPS OPENINGS

5. M S GLAZED/ANODIZED ALUMINUMNCL SECCOLOR WINDOW AND R.C.C WITH CEMENT MORTOR 1:4

6. ALL R.C.C WORKS SHALL BE DONE IN 1:2:4 MIX CONCRETE

7. TATA TMT STEEL BARS SHALL BE USED IN R.C.C STRUCTURES COMMERCIAL QUALITY

8. ALL MASONARY SURFACE SHALL BE PLASTERED WITH CEMENT MORTAR 1:6 OVER R.C.C SLAB / P.C.C

9 ALLSTEEL AND WOOD WORK SHALL BE PAINTED WITH SYNTHETICENML.PAINT

10 ALL SANITARY AND ELECTRICAL FITTINGS SHALL BE OF STANDARD MARKAND WORKMENSHIP

11.KOTTA STONE / MOSAIC FLOORING INCLUDING STAIRCASE SALL BE USED

SL.NO. SCHEDULE OF OPENINGS

SI.NO.		SIZE	DESCRIPTION
1.	D	1.07X2.13	Sal wood chaukhat & Gamhar wood shutter
2.	D1	0.91X2.13	Sal wood chaukhat & Gamhar wood shutter
3.	D2	0.76X2.13	Sal wood chaukhat & Gamhar wood shutter
4.	W	1.52X1.52	Fully glazzed window
5.	W1	1.22X1.22	Fully glazzed window
7.	V	0.61X0.61	CELLING VANTILOTER

SCHEDULE OF AREA

1. TOTAL PLOT AREA AS PER SITE : 201.46 SQM
2. PROPOSED AREA AT GROUND FLOOR : 94.03 SQM
3. PROPOSED AREA AT FIRST FLOOR : 111.57 SQM
4. TOTAL BUILD UP AREA : 205.60 SQM
5. COVERED AREA : $\frac{94.03 \times 100}{201.46}$

= 46.57%

PROPOSED RESIDENTIAL BUILDING FOR

SMT.- MANJU MINZ
W/O - SUNIL BELAS MINZ
KHATA NO - 06, PLOT NO -1135
RAKWA.- 05 DECIMAL.
THANA NO - 117
MOHALLA - SALDEGA
MAUZA - SALDEGA
DISTT. - SIMDEGA (JHARKHAND)

RAJ CONSULTANCY
CLUB COMPLEX ,GANDHI MAIDAN
MAIN ROAD SIMDEGA JHARKHAND
MOBILE - 094311-93425,093862-22833

SCALE - 1:100	SH.NO.
AS MENTIONED	1/1

SIGNATURE OF LIC. ENGINEER | SIGNATURE OF OWNER

PROJECT NO.	VERSION NO. : 1.0.36
	CREATION DATE : 18/10/2020
PROJECT DETAIL	
Project Nos	Plot Use : Residential
Project	Plot Subdivn Residential Dwelling Non Apartment
District : SIMDEGA	Land Use Zone : NA
Application Type : General Building	Abutting Road Width
Project Type : Building Permission	Plot No.
Name of Development/ Site	Revenue Survey Number/s No.
Location : Old Area	Thana No.
Sub Location / NA	Holding No.
Village/Mohalla Name	Khata No.
Side No.	North :
Measurement	South :
	East :
	West :
AREA DETAILS	SQ.M.
AREA OF PLOT (Minimum) (A)	201.46
Deduction for Net Plot Area	
Road Widen Area of Road	0.00
Road Area	0.00
Net Plot Area (Gross Plot Area - Deduction from Gross Plot area) (A-Deductions)	175.91
Deduction for Balance Plot Area (from Gross Plot Area)	
Total Gross Plot Area	201.46
FAR Area	0.00
Total	0.00
Balance Plot Area (Net Plot Area - Deduction(Proceeding calculation)) (A-Deductions)	175.91
Plot Area for Coverage (Net Plot Area) (A-Deductions)	175.91
Plot Area for FAR (Net Plot Area + Road Widening Area) (A-Deductions)	201.46
Coverage Area Criteria	
Proposed Coverage Area (46.57 %)	94.03
Total Coverage Area (46.57 %)	94.03
FAR Criteria	
Proposed Area (in FAR)	205.60
Total Area of FAR	205.60
FAR1 (F AREA CHECK)	
Total Proposed Built-Up Area	205.60
FAR2 (EXISTING BUILDING FAR Area)	0.00
DEVELOPMENT AUTHORITY	LOCAL BODY

COLOR INDEX

- PLOT BOUNDARY
- ABUTTING ROAD
- PROPOSED WORK (COVERENGE AREA)
- EXISTING (To be retained)
- EXISTING (To be demolished)

Color Index:

PARKING CALCULATION:

Parking type	Flag No.	Flag Area
CAR PARKING	2	30.00
TWOVEH CAR PARKING	1	14.63
NO VEHICLE PARKING	2	4.64
Total Area	5	49.27

MARGIN DETAIL:

Building / Wing Name	Road Name	Front Margin	Rear Margin	Side1 Margin	Side2 Margin
A1 (RESIDENCE)	NORTH WIDENING AREA(SURENDER KEO TRSE OF COST)	2.13	1.47	1.40	1.04

FAR & Tenement Details (Table 4c-1)

Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Proposed Floor Area (Sq.mt.) Resi.	Total FAR Area (Sq.mt.)	Tnmt (No.)
A1 (RESIDENCE)	1	205.60	205.60	205.60	02
Grand Total	1	205.60	205.60	205.60	02

Building :A1 (RESIDENCE)

Floor Name	Total Built Up Area (Sq.mt.)	Proposed Floor Area (Sq.mt.) Resi.	Total FAR Area (Sq.mt.)	Tnmt (No.)
Ground Floor	94.03	94.03	94.03	01
First Floor	111.57	111.57	111.57	01
Mezzanine Floor	0.00	0.00	0.00	00
Total :	205.60	205.60	205.60	02
Total Number of Same Buildings :	1			
Total :	205.60	205.60	205.60	02

SCHEDULE OF JOINERY:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A1 (RESIDENCE)	D	1.07	2.13	01
A1 (RESIDENCE)	D1	0.91	2.13	01
A1 (RESIDENCE)	D2	0.76	2.13	02
A1 (RESIDENCE)	D2	0.76	2.13	02
A1 (RESIDENCE)	D2	0.76	2.13	02
A1 (RESIDENCE)	D2	0.76	2.13	02
A1 (RESIDENCE)	D2	0.76	2.13	02
A1 (RESIDENCE)	D2	0.76	2.13	02
Total :				15

SCHEDULE OF JOINERY:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A1 (RESIDENCE)	V	0.61	1.22	01
A1 (RESIDENCE)	V	0.61	1.22	01
A1 (RESIDENCE)	V	0.61	1.22	01
A1 (RESIDENCE)	V	0.61	1.22	01
Total :				04

UnitBUA Table for Building :A1 (RESIDENCE)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT1	FLAT	71.68	71.68	4	1
FIRST FLOOR PLAN	SPLIT2	FLAT	87.91	87.91	4	1
Total :			159.59	159.59	8	2