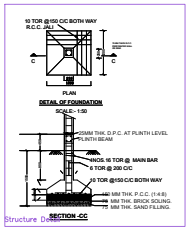
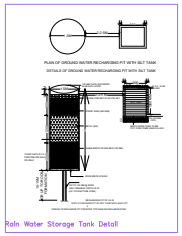
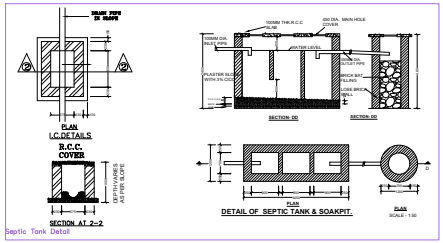
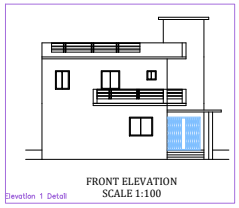
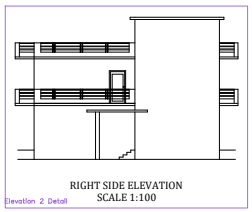
Project Title : MANJULA MINZ

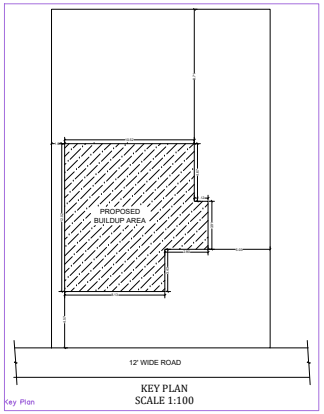


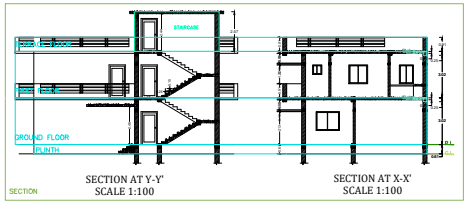


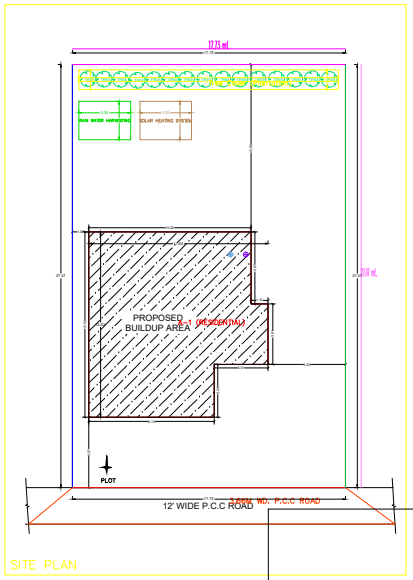


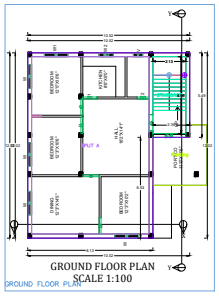


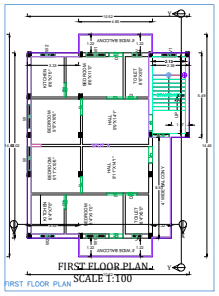


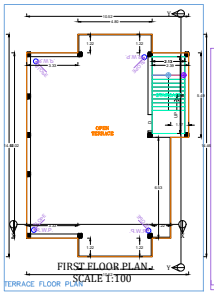


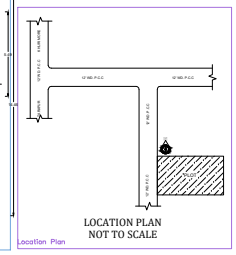












SPECIFICATIONS

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 ALUMINIUM/NCL 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	: 487.00 SQM
2. PROPOSED AREA AT GROUND FLOOR	: 122.55 SQM
2. PROPOSED AREA AT FIRST FLOOR	: 122.55 SQM
3. TOTAL BUILD UP AREA	: 245.10 SQM
4. COVERED AREA	: 122.55X100 / 487.00
	= 25.16%

PROPOSED RESIDENTIAL BUILDING FOR

MRS.- MANJULA MINZ

D/O - JAMES MINZ

KHATA NO -168, PLOT NO -2706,2707

RAKWA.- 12 DECIMAL.

THANA NO - 105

MOHALLA - SAMTOLI

MAUZA - KHIJRI

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	N

SIGNATURE OF LIC. ENGINEER | SIGNATURE OF OWNER

AREA STATEMENT: SIMDEGA NAGAR PANCHAYAT	VERSION NO.: 1.0.36
PROJECT DETAIL :	VERSION DATE: 16/10/2020
Inward_No. : –	Plot Use : Residential
Region : JHARKHAND URBAN LOCAL BODIES	Plot Sub Use : Bungalow/ Dwelling / Non Apartment
District : SIMDEGA	Land Use Zone : NA
Application Type : General Proposal	Abutting Road Width : –
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/Mauza Name : –	Khata No : –
Ward No :	Plot No : –
Road/Street : –	South : –
	East : –
	West : –

AREA DETAILS :		SQ.MT.
AREA OF PLOT (Minimum)	(A)	487.00
Net Plot Area (Gross Plot Area – Deduction from Gross Plot area)	(A–Deductions)	487.00
Deductions for Balance Plot Area (from Gross Plot Area)		
COP Area		21.07
Total		21.07
Balance Plot Area (Net Plot Area – Recreational/Amenity space)	(A–Deductions)	465.93
Plot Area for Coverage (Net Plot Area)	(A–Deductions)	487.00
Plot Area for FSI (Net Plot Area – Roads&Parking Area)	(A–Deductions)	487.00
COVERAGE CHECK		
Proposed Coverage Area (25.16 %)		122.55
Total Coverage Area (25.16 %)		122.55
FAR CHECK		
Proposed Area of FAR		241.21
Total Area of FAR		241.21
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		241.21
ARCH / ENGG / SUPERVISOR (Regd)	OWNER	
DEVELOPMENT AUTHORITY	LOCAL BODY	

COLOR INDEX

PLOT BOUNDARY	
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	11.77
Total Area	1	11.77

MARGIN DETAIL:

Building / Wing Name	Road Name	Front Margin	Rear Margin	Side1 Margin	Side2 Margin
A (RESIDENTAL)	3.66M WD. P.C.C ROAD	4.57	10.88	1.07	5.03

FAR & Tenement Details (Table 4c–1)

Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.) Resi.	Total FAR Area (Sq.mt.)	Tnmt (No.)
A (RESIDENTAL)	1	241.21	241.21	241.21	01
Grand Total :	1	241.21	241.21	241.21	01

Building : A (RESIDENTIAL)

Floor Name	Total Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.) Resi.	Total FAR Area (Sq.mt.)	Tnmt (No.)
Ground Floor	110.77	110.77	110.77	01
First Floor	130.44	130.44	130.44	00
Terrace Floor	0.00	0.00	0.00	00
Total :	241.21	241.21	241.21	01
Total Number of Same Buildings	1			
Total :	241.21	241.21	241.21	01

SCHEDULE OF JOINERY:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENTAL)	D2	0.76	2.10	03
A (RESIDENTAL)	D1	0.91	2.10	05
A (RESIDENTAL)	D	1.06	2.10	02
A (RESIDENTAL)	D	1.07	2.10	08
A (RESIDENTAL)	D.D	1.07	2.10	01
A (RESIDENTAL)	D	1.08	2.10	01
A (RESIDENTAL)	C.D	2.13	2.10	01
Total	–	–	–	21

SCHEDULE OF JOINERY:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENTAL)	V	0.61	1.00	03
A (RESIDENTAL)	V1	0.91	1.00	01
A (RESIDENTAL)	W2	0.91	1.20	03
A (RESIDENTAL)	W1	1.22	1.20	02
A (RESIDENTAL)	W	1.52	1.20	07
Total	–	–	–	16

UnitBUA Table for Building : A (RESIDENTIAL)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPUT A	FLAT	197.88	197.72	7	1
Total	–	–	197.88	197.72	20	1