

Proposal Basic Information	
Proposal File No.	DMC/BP/0136/W22/2019
Owner Name	UDIT NARAYAN MISHRA, MD SHABBIR ALAM, SURAJ MISHRA
Khata No	OLD-10,NEW-22
Plot No	OLD-642,NEW-455
Village Name	Kolakusma
Use	Residential
SubUse	Residential Bldg/Apartment

AREA STATEMENT		VERSION NO. : 1.0.37
DHANBAD MUNICIPAL CORPORATION		VERSION DATE: 29/04/2019
PROJECT DETAIL:		
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential	
District: DHANBAD	Plot SubUse: Residential Bldg/Apartment	
Authority: DHANBAD MUNICIPAL CORPORATION	Plot/Nearby/Religious/Structure: NA	
Inward No: DMC/BP/0136/W22/2019	Plot/SubPlot No: OLD-642,NEW-455	
Application Type: General Proposal	North: Plot No. - 627	
Project Type: Building Permission	South: Road Width - 7.62	
Nature of Development: New	East: Plot No. - 642	
Location of Development Area: Old Area	West: Plot No. - 628 & 629	
AREA DETAILS:		SQ.MT.
AREA OF PLOT (Minimum)	(A)	773.29
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	773.29
Deduction for Balance Plot Area(from Gross Plot Area)		
Common Plot		155.50
Total		155.50
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	617.79
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	773.29
Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions)	773.29
COVERAGE CHECK		
Permissible Coverage area (60.00 %)		463.97
Proposed Coverage Area (48.05 %)		371.59
Total Prop. Coverage Area (48.05 %)		371.59
Balance coverage area (11.95 %)		92.38
FAR CHECK		
Perm. FAR Area (2.50)		1933.22
Total Perm. FAR area		1933.22
Residential FAR		1744.36
Proposed FAR Area		1757.13
Total Proposed FAR Area		1757.13
Consumed FAR (Factor)		2.27
Balance FAR Area		176.09
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		2240.52
ARCHITECT (Regd)		RAJEEV RANJAN SINGH
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)		UDIT NARAYAN MISHRA, MD SHABBIR ALAM, SURAJ MISHRA
DEVELOPMENT AUTHORITY		LOCAL BODY

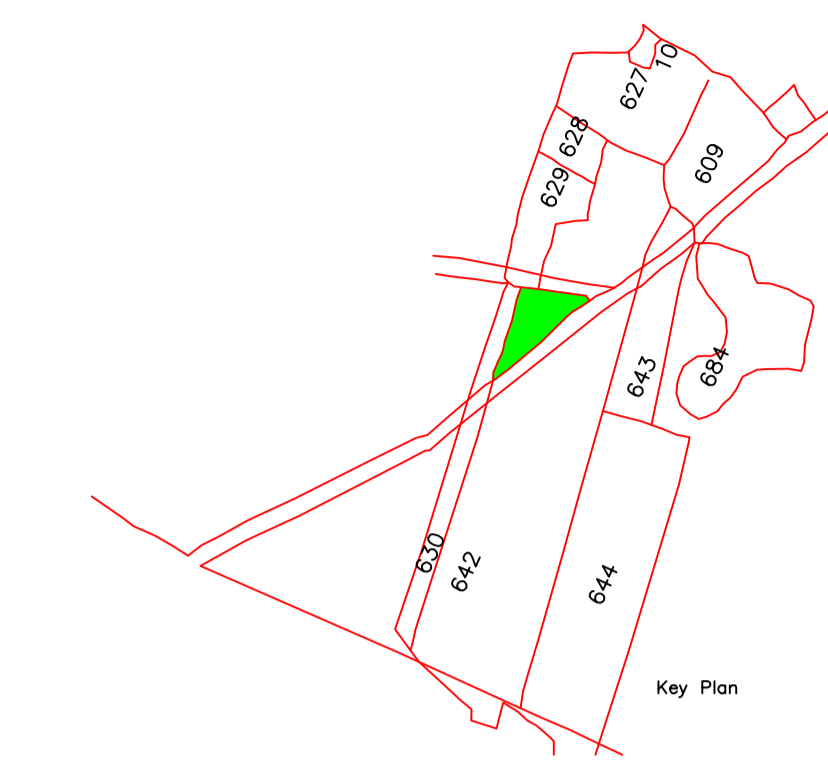
COLOR INDEX	
PLOT BOUNDARY	Black
ABUTTING ROAD	Red
PROPOSED CONSTRUCTION	Green
COMMON PLOT	Yellow
ROAD WIDENING AREA	Blue
EXISTING (To be retained)	Orange
EXISTING (To be demolished)	Pink

Buildingwise Floor FAR Details				
Floor Name	Building Name		Total	
	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	382.57	12.76	382.57	12.76
Ground Floor	376.79	359.61	371.59	359.61
First Floor	376.79	346.19	371.59	346.19
Second Floor	376.79	346.19	371.59	346.19
Third Floor	376.79	346.19	371.59	346.19
Fourth Floor	376.79	346.19	371.59	346.19
Terrace Floor	0.00	0.00	0.00	0.00
Total	2266.52	1757.13	2240.52	1757.13

Building USE/SUBUSE Details				
Building Name	Building Use	Building SubUse	Building Structure	
			Residential Bldg/Apartment	Non-Highrise
A (PROPOSED BUILDING)	Residential	Residential Bldg/Apartment		

UnitBUA Table for Building :A (PROPOSED BUILDING)						
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	1	FLAT	74.30	74.25	12	4
	2	FLAT	44.43	44.41	6	
	3	FLAT	95.32	95.27	12	
	4	FLAT	96.10	96.05	11	
TYPICAL - FIRST, SECOND, THIRD, FOURTH FLOOR PLAN	5	FLAT	74.30	74.25	12	16
	6	FLAT	44.43	44.41	6	
	7	FLAT	95.32	95.27	12	
	8	FLAT	96.10	96.05	11	
Total:	-	-	1550.79	1549.88	205	20

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
RAJEEV RANJAN SINGH DMC/ENG/0032/2017			



SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (PROPOSED BUILDING)	D	0.50	2.10	10
A (PROPOSED BUILDING)	D	0.61	2.10	20
A (PROPOSED BUILDING)	D	0.65	2.10	05
A (PROPOSED BUILDING)	D	0.72	2.10	05
A (PROPOSED BUILDING)	D	0.73	2.10	05
A (PROPOSED BUILDING)	D	0.76	2.10	75
A (PROPOSED BUILDING)	D	0.89	2.10	05
A (PROPOSED BUILDING)	D	0.91	2.10	10
A (PROPOSED BUILDING)	D	0.99	2.10	35
A (PROPOSED BUILDING)	D	1.02	2.10	05
A (PROPOSED BUILDING)	D	1.07	2.10	20
A (PROPOSED BUILDING)	D	1.22	2.10	05
A (PROPOSED BUILDING)	D	1.37	2.10	05

SCHEDULE OF WINDOW/VENTILATION:

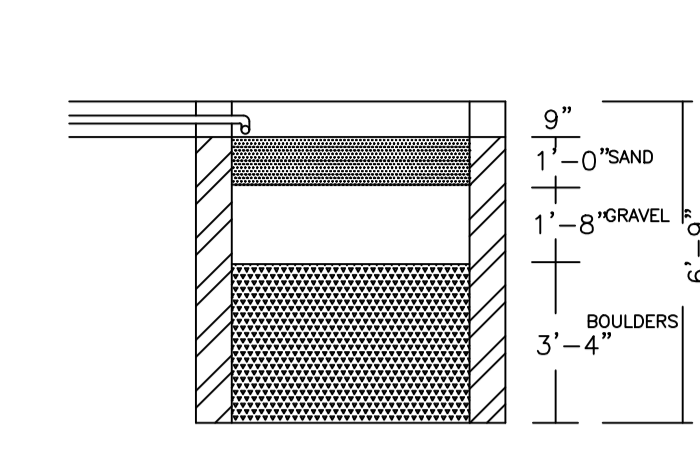
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (PROPOSED BUILDING)	W	0.61	1.20	20
A (PROPOSED BUILDING)	W	0.71	1.20	05
A (PROPOSED BUILDING)	W	0.82	1.20	05
A (PROPOSED BUILDING)	W	0.84	1.20	05
A (PROPOSED BUILDING)	W	0.85	1.20	05
A (PROPOSED BUILDING)	W	0.89	1.20	05
A (PROPOSED BUILDING)	W	0.91	1.20	10
A (PROPOSED BUILDING)	W	0.94	1.20	15
A (PROPOSED BUILDING)	W	0.98	1.20	05
A (PROPOSED BUILDING)	W	0.99	1.20	05
A (PROPOSED BUILDING)	W	1.07	1.20	05
A (PROPOSED BUILDING)	W	1.12	1.20	05
A (PROPOSED BUILDING)	W	1.14	1.20	10
A (PROPOSED BUILDING)	W	1.22	1.20	30
A (PROPOSED BUILDING)	W	1.50	1.20	05
A (PROPOSED BUILDING)	W	1.52	1.20	35
A (PROPOSED BUILDING)	W	1.53	1.20	05
A (PROPOSED BUILDING)	W	1.68	1.20	05
A (PROPOSED BUILDING)	W	1.81	1.20	05
A (PROPOSED BUILDING)	W	1.84	1.20	05

Required Parking(Table 7a)

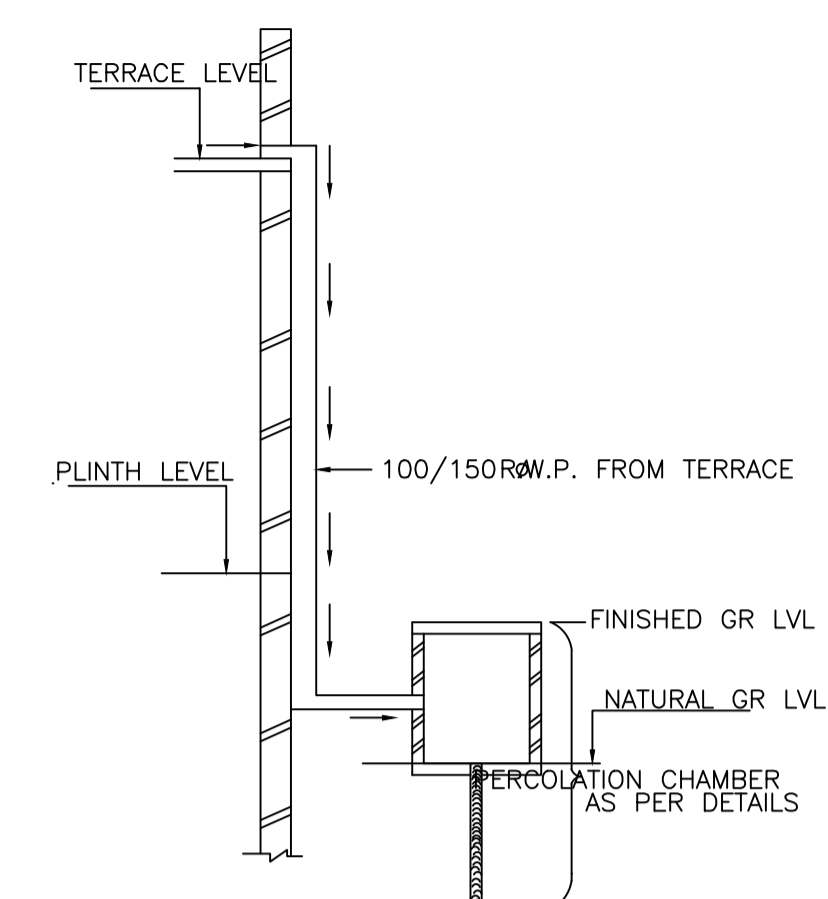
Building Name	Type	SubUse	Area (Sq.mt.)		Units		Car		Visitors Car		TwoWheeler	
			Reqd.	Prop.	Reqd./Unit	Prop.	Reqd./Unit	Prop.	Reqd./Unit	Prop.	Reqd./Unit	Prop.
A (PROPOSED BUILDING)	Residential	Residential Bldg/Apartment	0-140	1.5	1	-	-	-	-	-	-	-
			>140	1	20.00	-	-	-	-	-	1	20
			>0	1	20.00	-	-	-	-	-	-	20
Total:			-	-	-	-	20	21	-	2	1	20

Parking Check (Table 7b)

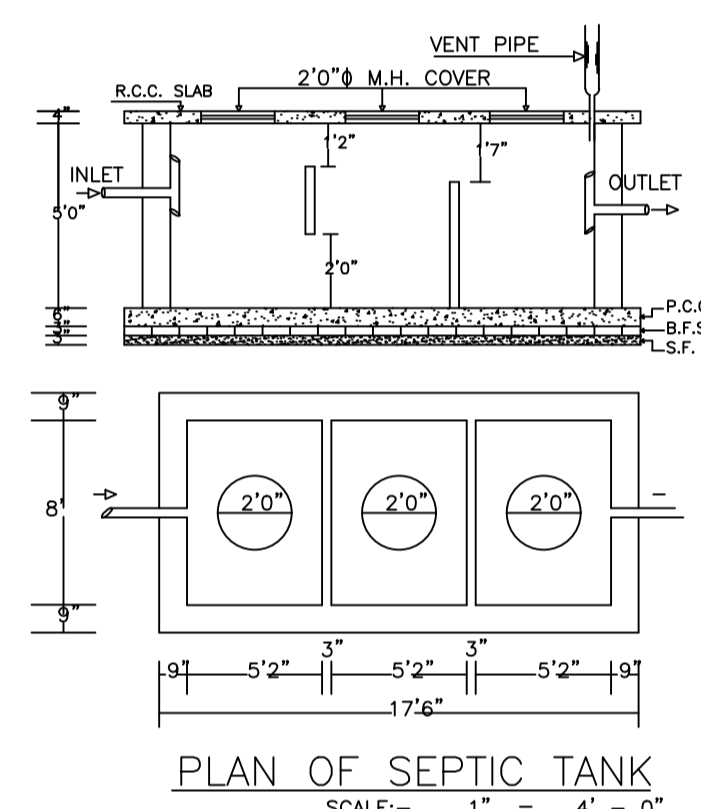
Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	7	87.50
Three Stack Car	-	-	14	175.00
Total Car	20	250.00	21	262.50
Visitor's Car Parking	-	-	1	12.50
Three Stack Visitor Parking	-	-	2	25.00
Total Visitor Parking	2	25.00	3	37.50
TwoWheeler	-	-	20	40.00
Total TwoWheeler	20	40.00	20	40.00
Other Parking	-	-	-	225.61
Total		315.00		643.11



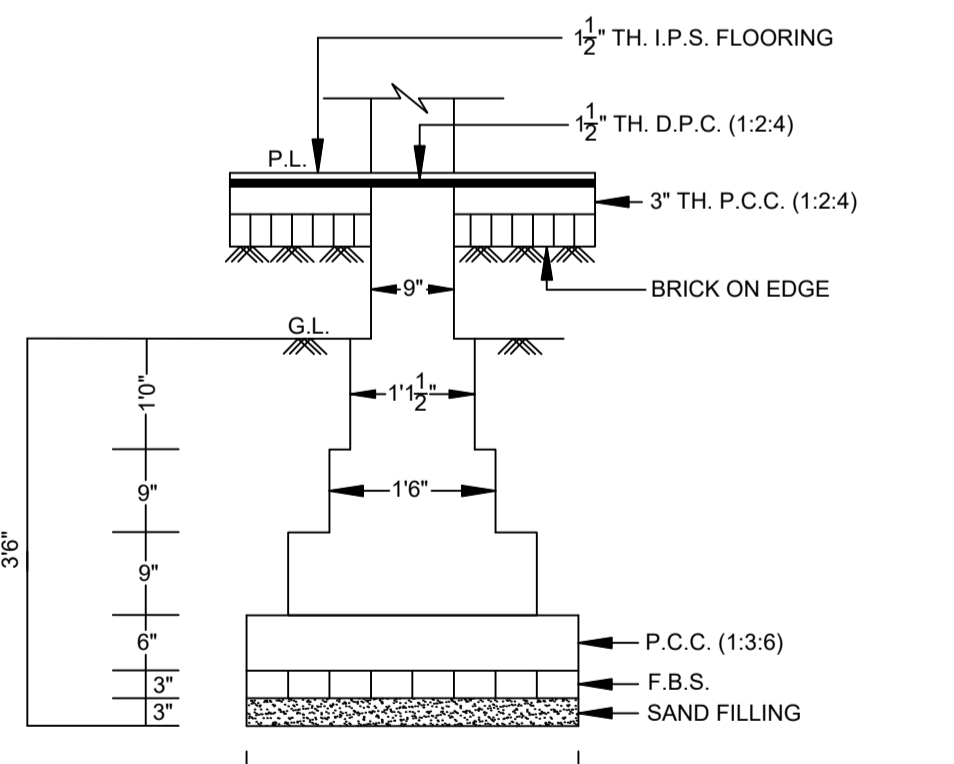
PLAN OF RAIN WATER HARVESTING (SCALE:-1IN = 4FT.)



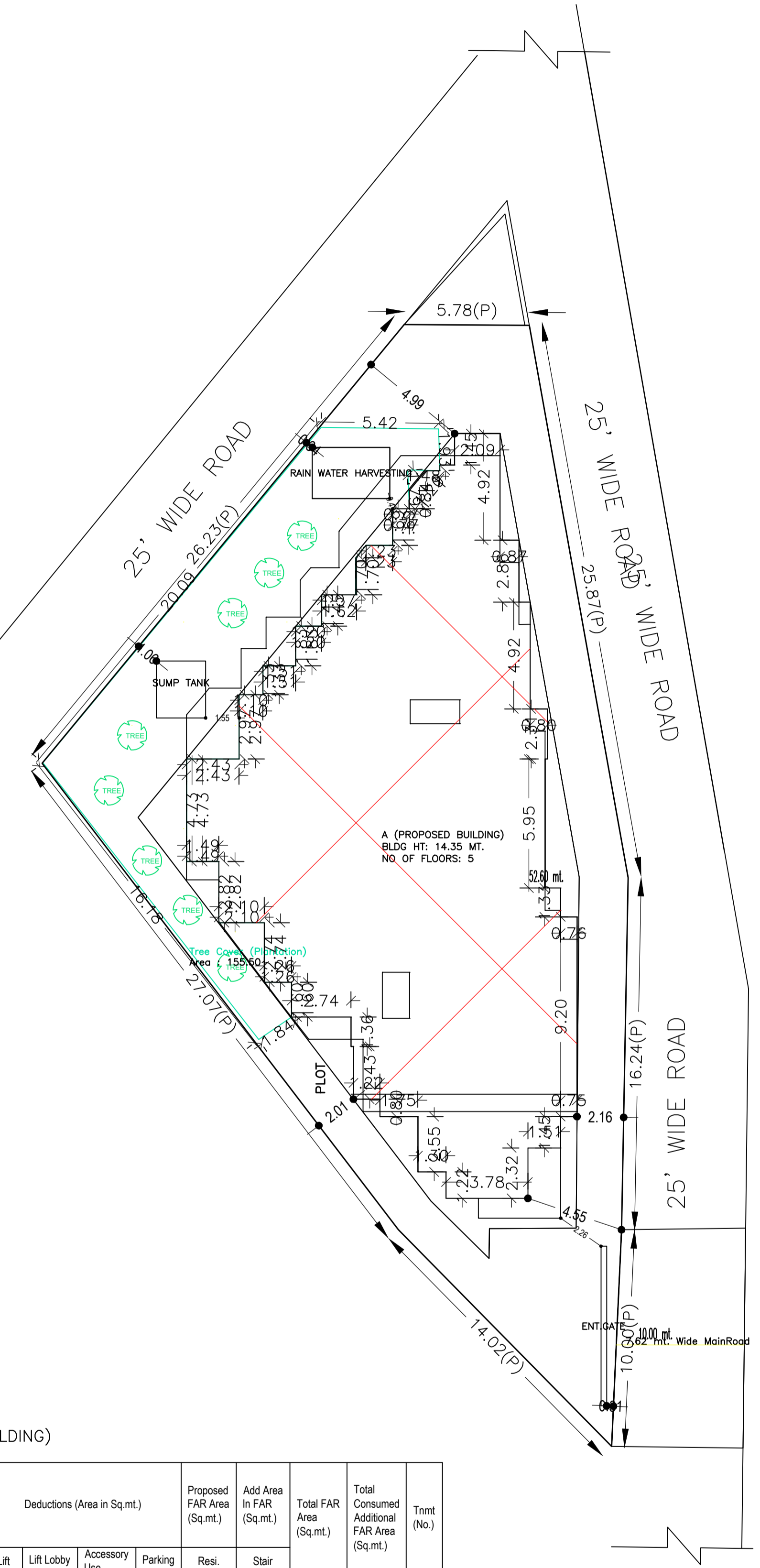
ROOF TOP RAIN WATER COLLECTION SYSTEM



PLAN OF SEPTIC TANK (SCALE:- 1" = 4' - 0")



DETAIL OF BRICK FOUNDATION:- (SCALE:- 1" = 2' - 0")



SITE PLAN FAR & Tenement Details (Table 4c-1)

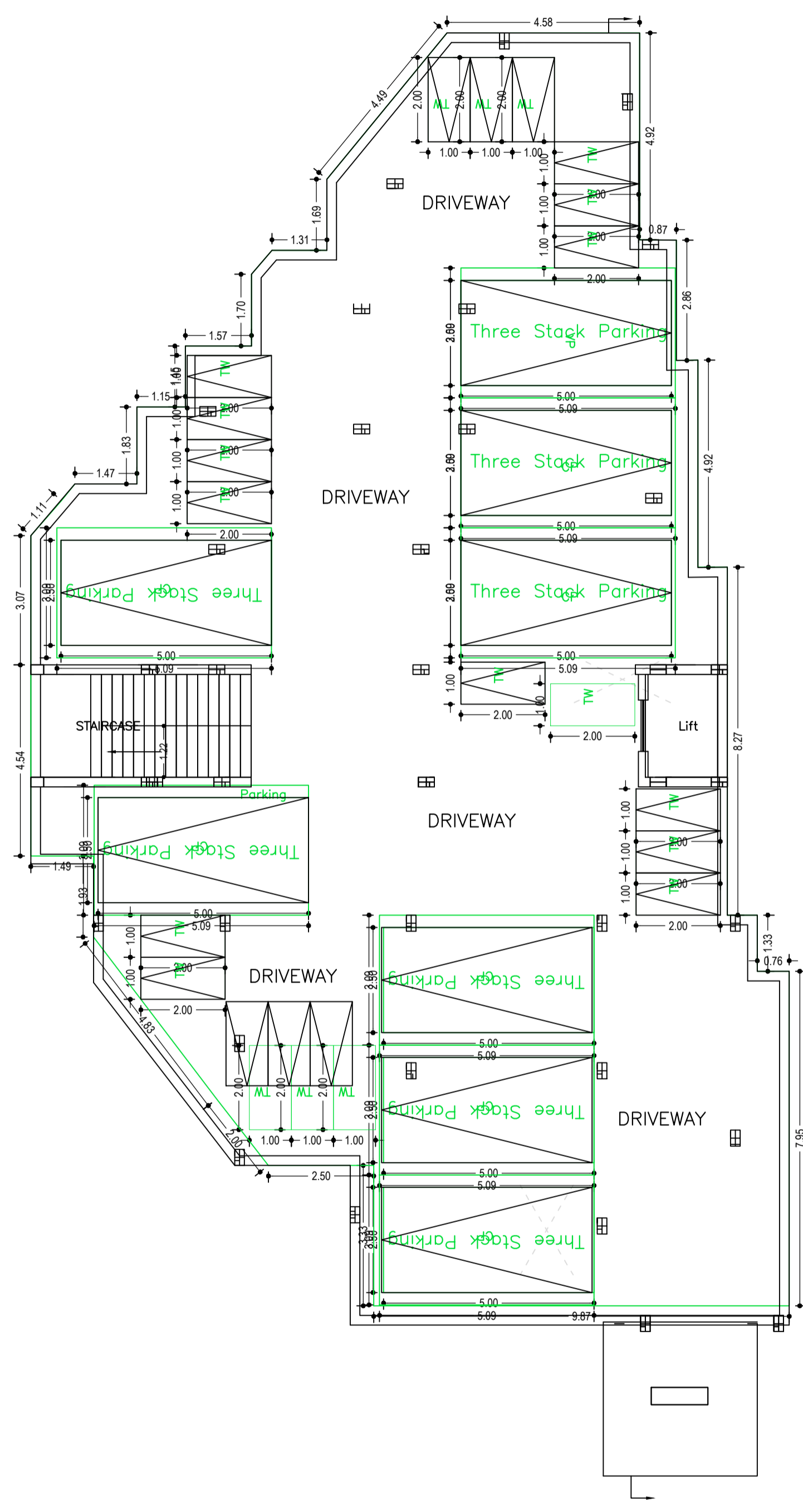
Building :A (PROPOSED BUILDING)

Floor Name	Gross Builtup Area (Sq.mt.)	Deductions From Gross BUA/Area in 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.)	Tmnt (No.)
				Lift	Lift Lobby	Accessory Use	Parking					
Basement Floor	382.57	0.00	382.57	4.19	0.00	0.00	365.61	0.00	12.76	12.76	0.00	00
Ground Floor	376.79	5.20	371.59	0.00	0.00	11.98	0.00	359.61	0.00	359.61	359.61	04
First Floor	376.79	5.20	371.59	4.19	9.23	11.98	0.00	346.19	0.00	346.19	346.19	04
Second Floor	376.79	5.20	371.59	4.19	9.23	11.98	0.00	346.19	0.00	346.19	346.19	04
Third Floor	376.79	5.20	371.59	4.19	9.23	11.98	0.00	346.19	0.00	346.19	346.19	04
Fourth Floor	376.79	5.20	371.59	4.19	9.23	11.98	0.00	346.19	0.00	346.19	346.19	04
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total	2266.52	26.00	2240.52	20.95	36.92	59.90	365.61	1744.37	12.76	1757.13	1757.13	20
Total Number of Same Buildings	1											
Total	2266.52	26.00	2240.52	20.95	36.92	59.90	365.61	1744.37	12.76	1757.13	1757.13	20

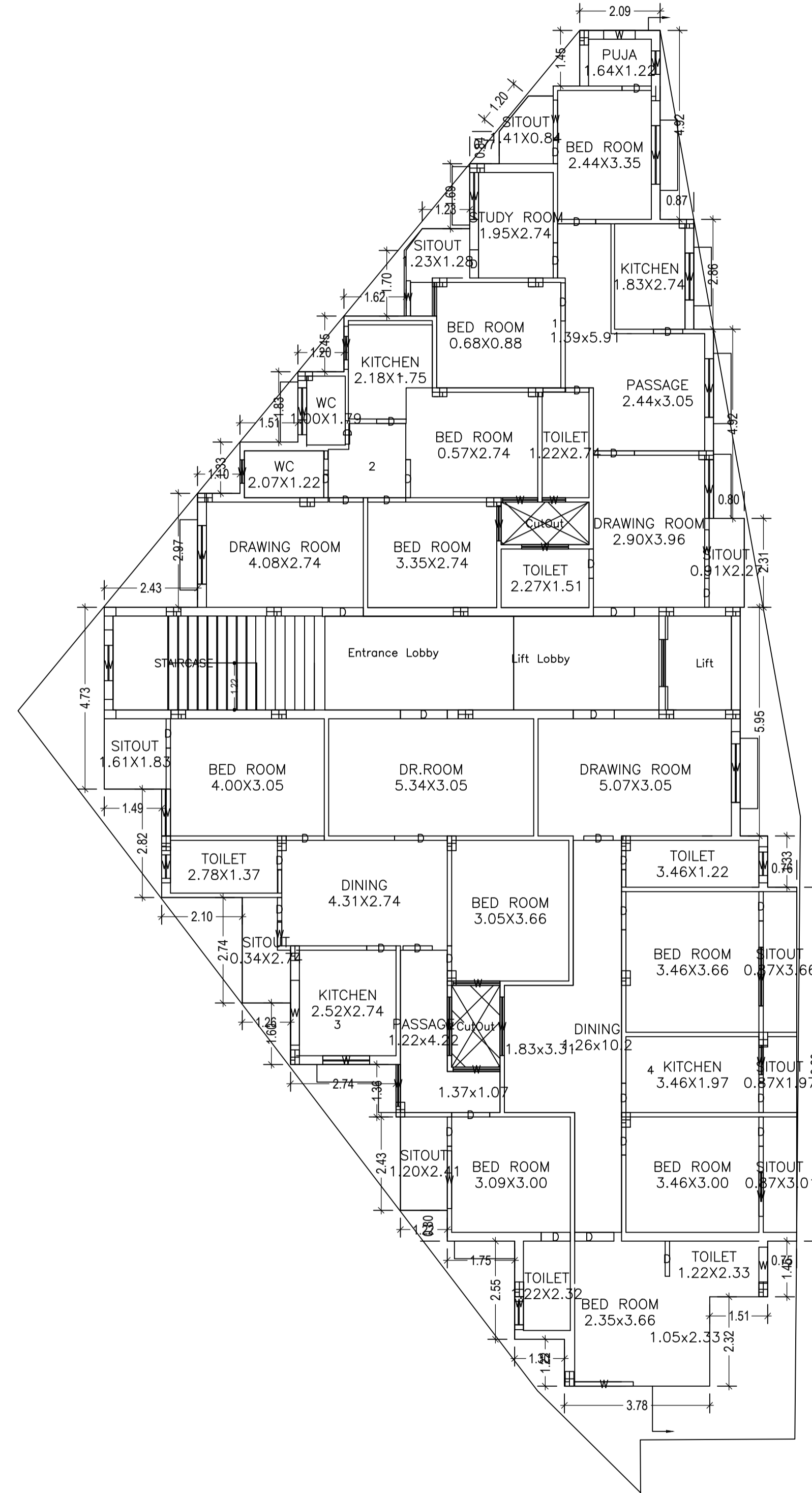
SITE PLAN

Building	No. of Same Bldg	Gross Built Up Area (Sq.mt.)	Deductions From Gross BUA/Area in 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.)	Tmnt (No.)
					Lift	Lift Lobby	Accessory Use	Parking					
A (PROPOSED BUILDING)	1	2266.52	26.00	2240.52	20.95	36.92	59.90	365.61	1744.37	12.76	1757.13	1757.13	20
Grand Total	1	2266.52	26.00	2240.52	20.95	36.92	59.90	365.61	1744.37	12.76	1757.13	1757.13	20

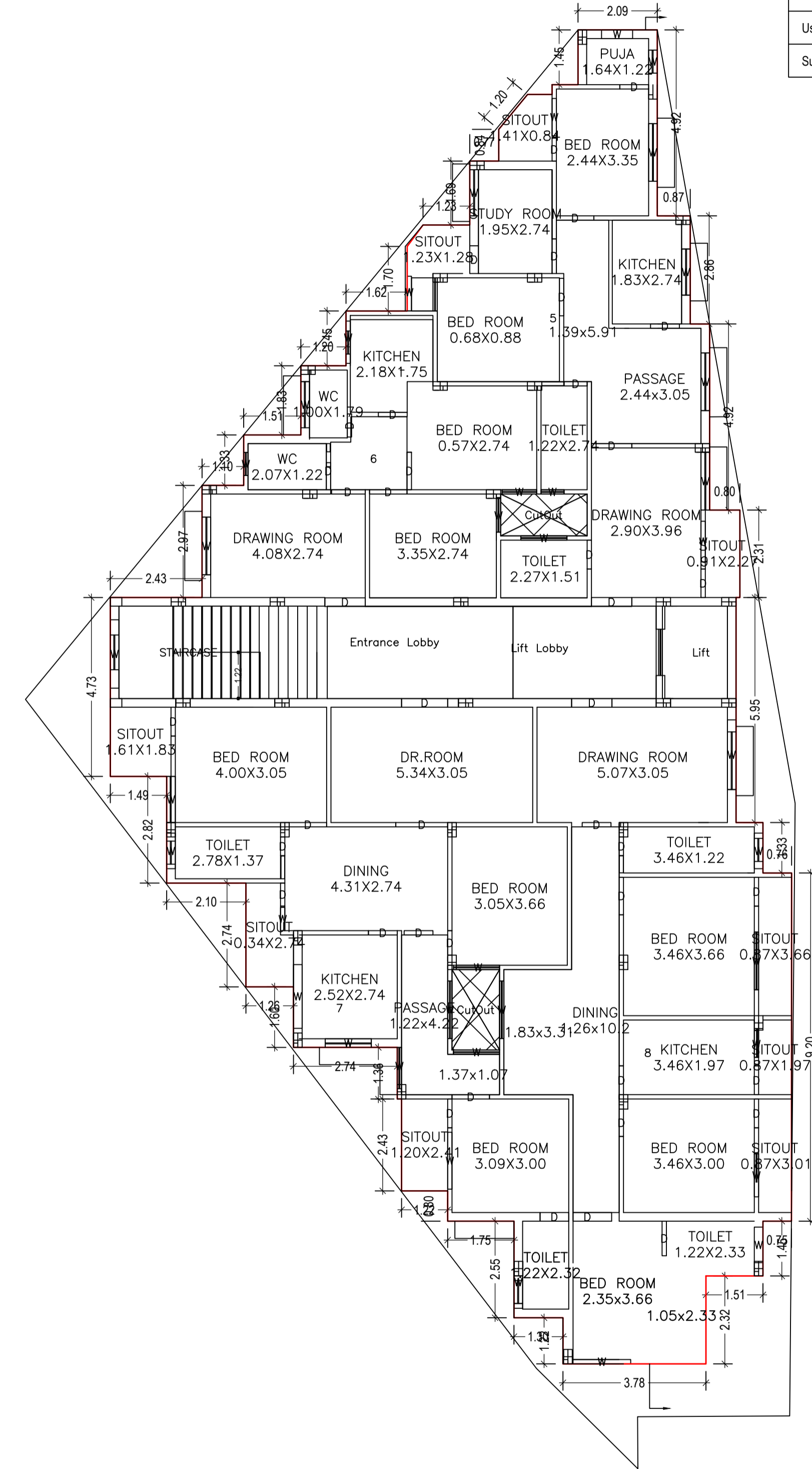
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BASEMENT FLOOR PLAN
(SCALE 1:100)



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

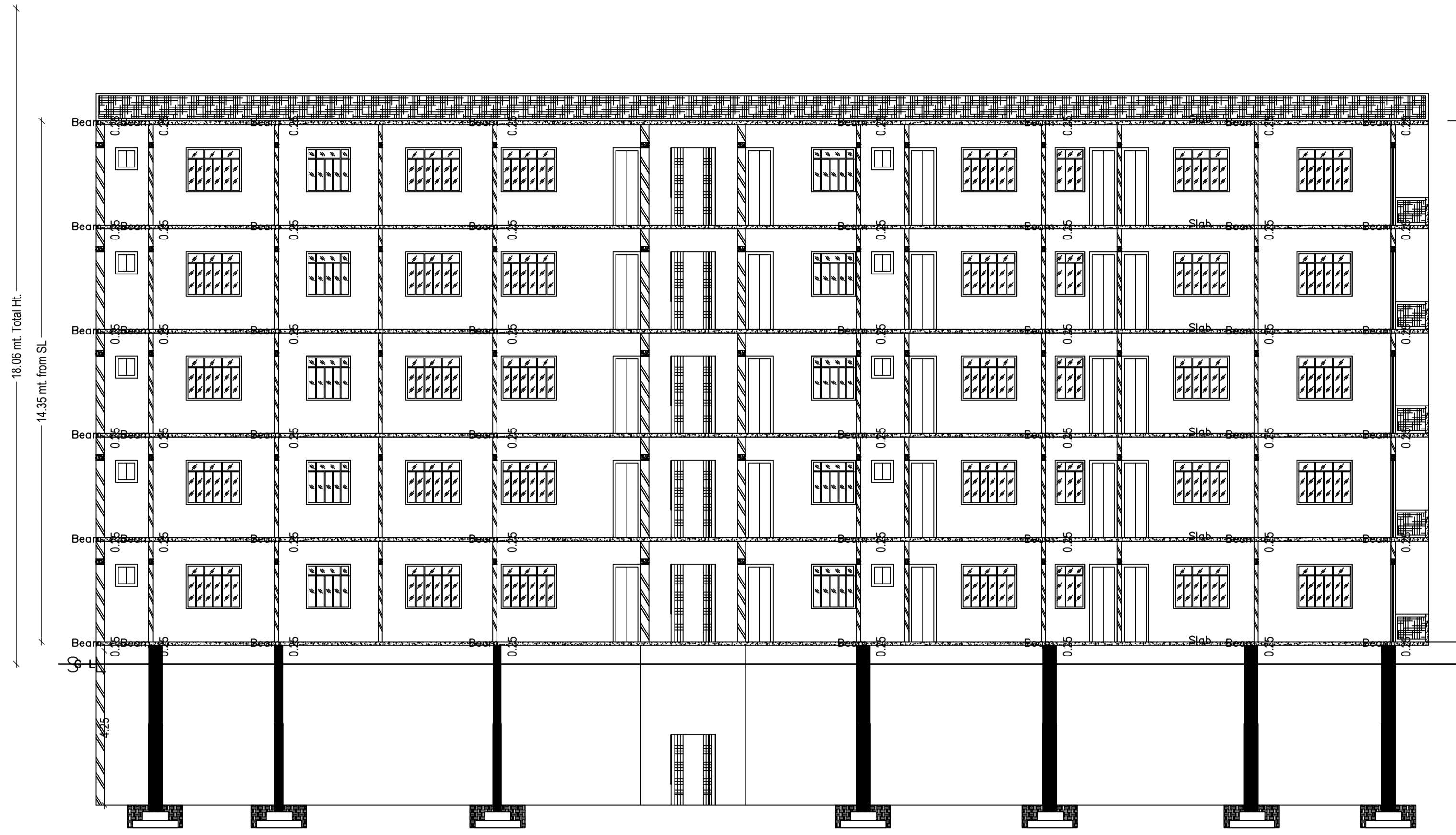


TYPICAL - FIRST, SECOND, THIRD, FOURTH FLOOR PLAN
(Proposed)
(SCALE 1:100)

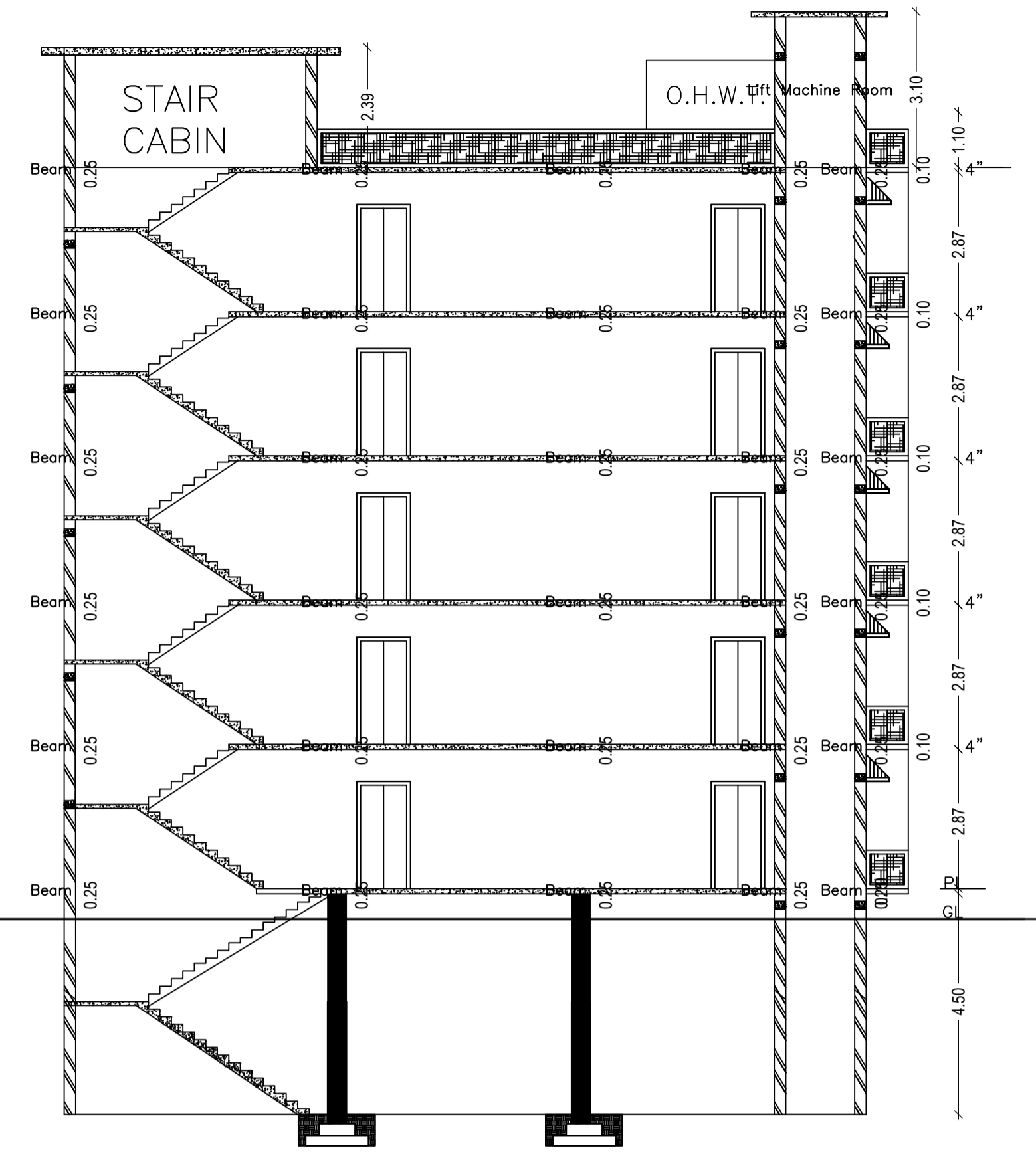
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RAJEEV RANJAN SINGH DMC/ENG/0032/2017			

Proposal Basic Information

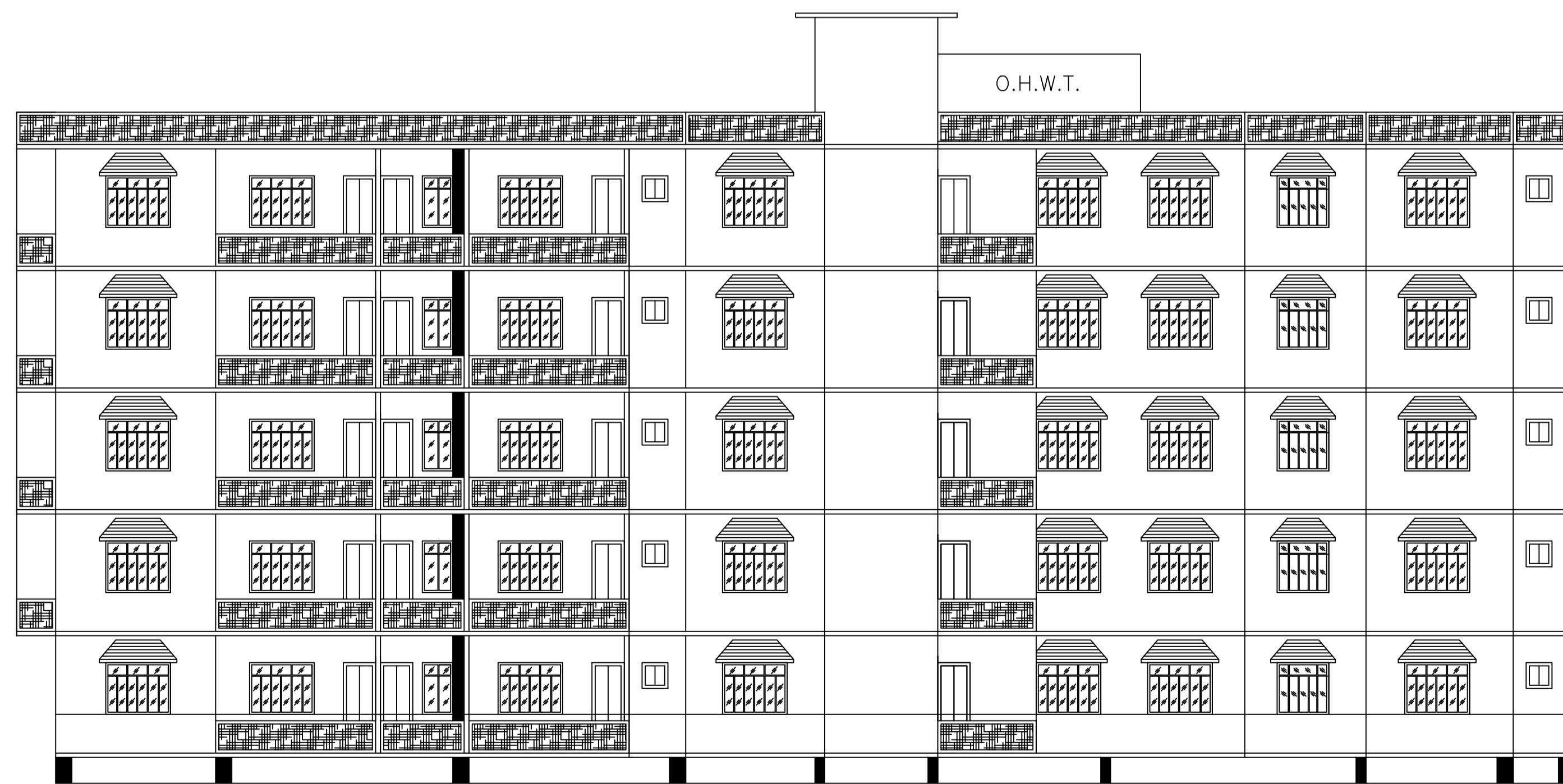
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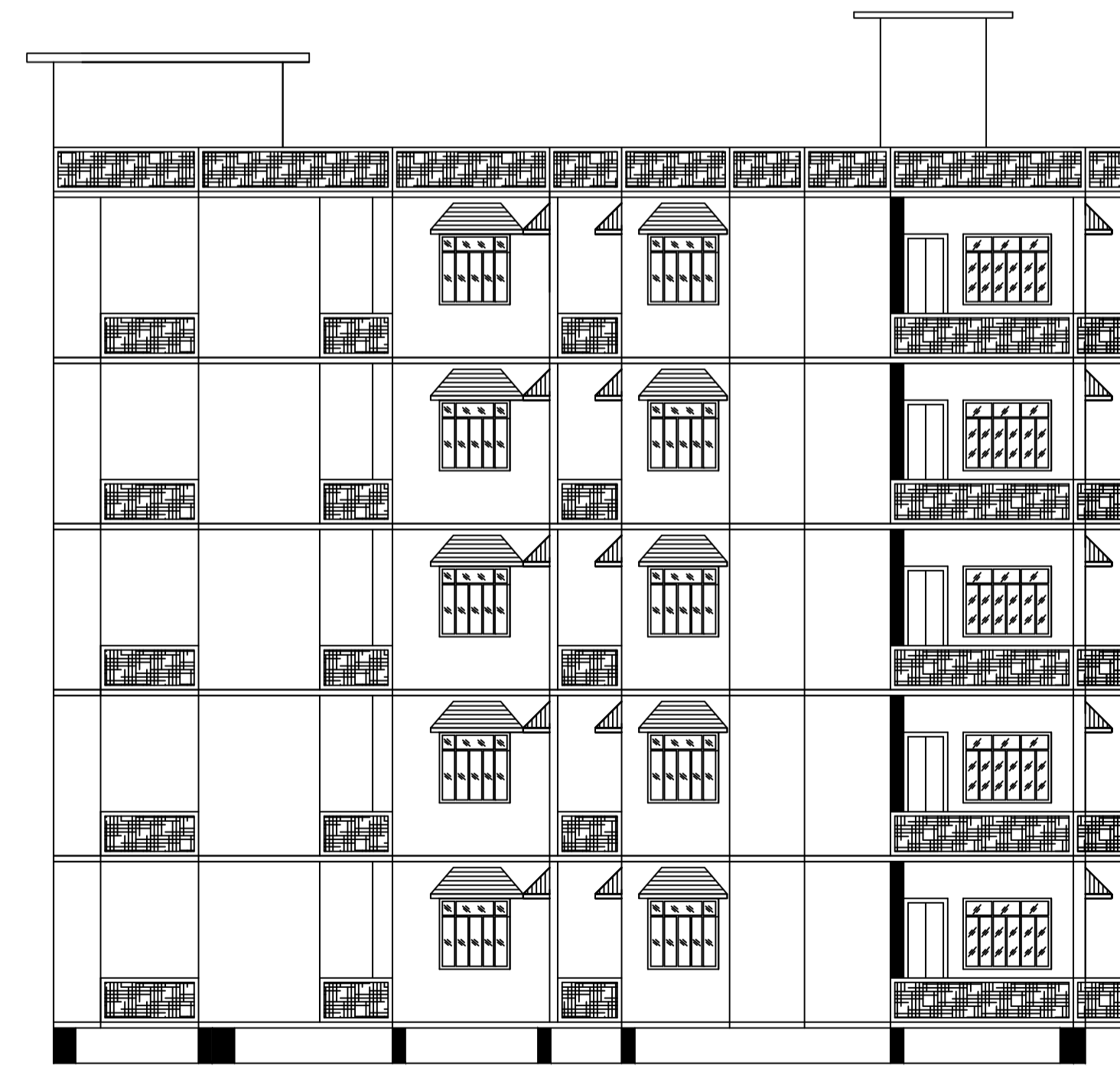
SECTION AT Y-Y



SECTION AT X-X



RIGHT SIDE ELEVATION



FRONT ELEVATION

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
RAJEEV RANJAN SINGH DMC/ENG/0032/2017			