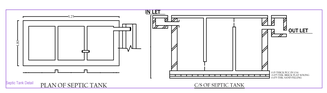
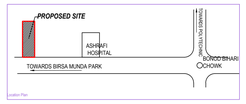
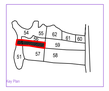
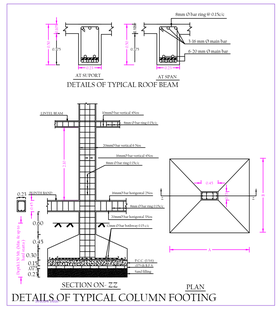
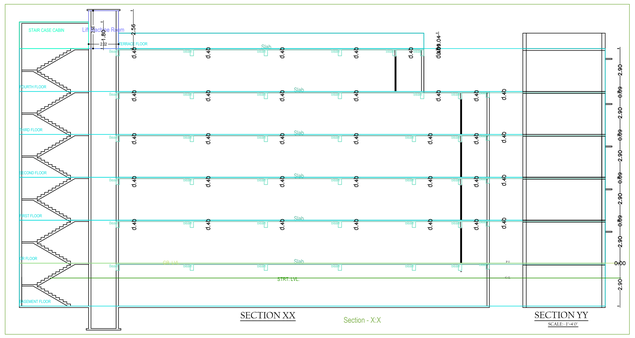
Project Title :OMKAR HUB

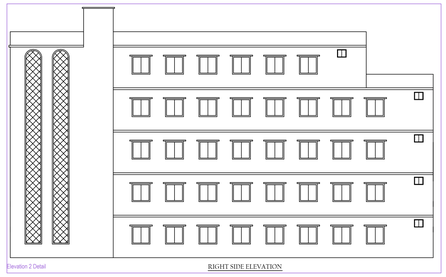


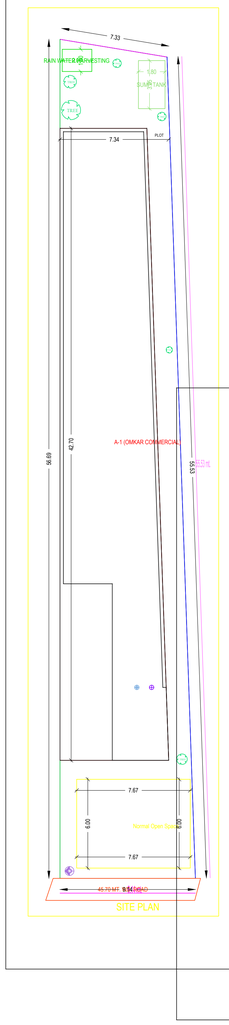


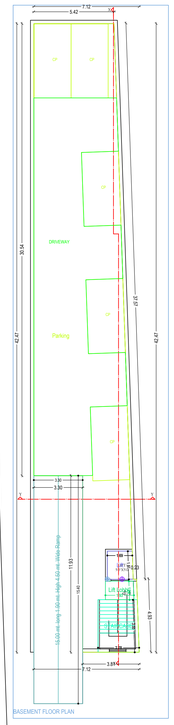


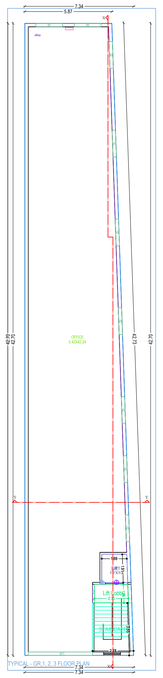


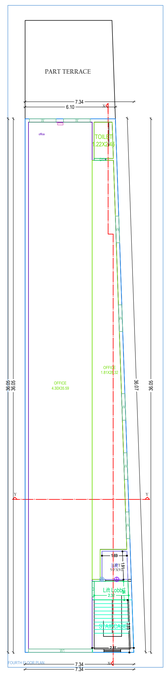


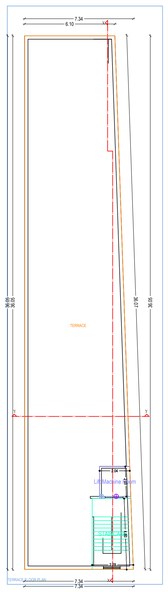


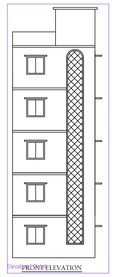


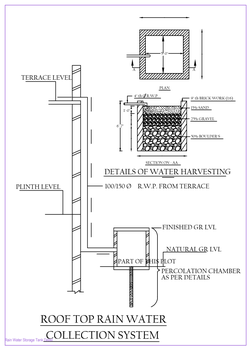












AREA STATEMENT DHANBAD MUNICIPAL CORPORATION	VERSION NO : 1.0.22
	VERSION DATE: 01/01/2019
PROJECT DETAIL	
Authority :	Plot Use : Commercial
Inward_No :	Plot Sub Use : Commercial Bldg.
Region : JHARKHAND URBAN LOCAL BODIES	Land Use Zone : Commercial
District : DHANBAD	Area Type : Municipal Area
Application Type : General Proposal	Abutting Road Width : 45.750FT. WD. ROAD
Project Type : Building Permission	Plot No. : OLD : 97 NEW : 92, 93
Accommodation Required : New	Revenue Survey No/Dag No : -
Location : Old Area	Thana No. : -
Sub Location : NA	Thana Name : -
Village/Mouza Name : BARAMURI	Khata No. : OLD : 34, 36 NEW : 31,134
Ward No. : -	North : -
Road Street : -	South : -
	East : -
	West : -
AREA DETAILS :	SQ.MT.
AREA OF PLOT (Minimum) (A)	458.65
Net Plot Area (Gross Plot Area - Deduction from Gross Plot area) (A-Deductions)	458.65
Deductions for Balance Plot Area (from Gross Plot Area)	
COP Area	46.02
Total	46.02
Balance Plot Area (Net Plot Area - Recreational/Amenity space) (A-Deductions)	412.63
Plot Area for Coverage (Net Plot Area) (A-Deductions)	458.65
Plot Area for FSI (Net Plot Area + Road/Widening Area) (A-Deductions)	458.65
COVERAGE CHECK	
Proposed Coverage Area (61.51 %)	282.13
Total Coverage Area (61.51 %)	282.13
FAR CHECK	
Proposed Area of FAR	1349.79
Total Area of FAR	1349.79
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	1949.43
ARCHI / 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
Car Parking	5	62.50
Other Parking	1	145.32
Total Area	6	207.82

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.)
			Lift	Lift Lobby	Parking	Commercial	Stair	
A (OMKAR COMMERCIAL)	1	1949.43	6.54	5.28	207.82	1340.16	9.63	1349.79
Grand Total :	1	1949.43	6.54	5.28	207.82	1340.16	9.63	1349.79

BRIEF SPECIFICATION

FOUNDATION BEDDING RCC ---- CEMENT CONCRETE (1:5:10)
RCC ---- CEMENT CONCRETE (1:1.5:3) 20mm GRADE
FIRST CLASS BRICK WORK IN CEMENT MORTAR (1:6)
P.C.C. ---- 1:4:8 P.O.C. IN CEMENT CONCRETE (1:2:4)
R.C.C. ---- 1:1.5:3 P.O.C. IN CEMENT CONCRETE (1:2:4)
ROOF ---- ASTEMT THK R.C.C. ROOF (1:1:3)
LINTEL ---- ASTEMT R.C.C. LINTEL (1:1:3)
YARDS ---- RBM - 1:4 PM, TREAD - 1:2:5

DETAILS OF AREA

AREA OF PLOT ---- (As Per NTS)	459.65 Sq.Mt.
PROPOSED AREA	
BASEMENT FLOOR ----------	0.01 Sq.Mt.
GROUND FLOOR AREA ----------	276.00 Sq.Mt.
FIRST FLOOR AREA ----------	276.00 Sq.Mt.
SECOND FLOOR AREA ----------	276.00 Sq.Mt.
THIRD FLOOR AREA ----------	276.00 Sq.Mt.
FOURTH FLOOR AREA ----------	276.00 Sq.Mt.
TOTAL PROPOSED AREA ----------	**1349.79 Sq.Mt.**
PLOTTED AREA ----------	46.56 %
FAR ----------	2.93

SCHEDULE

D1 ---- 0.90 X 2.10	W ---- 1.35 X 1.50		
D2 ---- 0.90 X 2.10	W1 ---- 0.60 X 1.20		
D3 ---- 0.75 X 2.10	V ---- 0.60 X 0.60		

TITLE OF DRAWING :

PROPOSED COMMERCIAL BUILDING OF SMT. MADHURI DEVI W/O SRI OMKAR SINGH OF OMKAR MARKET NAWADIH NEAR AMHARFI HOSPITAL BYPASS ROAD DHANBAD UNDER MOUZA BARAMURI NO - 03 (OLD KHATA NO - 34,36 NEW KHATA NO- 134,31 (OLD PLOT NO - 93 NEW PLOT NO - 92) UNDER DHANBAD JHARKHAND

SIGN. OF OWNER

NAME AND SIGN. OF ENGINEER

ER. ASHOK KUMAR
FMC/ENG/-0008/ 2002

SCALE:- 1:100

SHEET:- 1/1

North

Building :A (OMKAR COMMERCIAL)

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.)
		Lift	Lift Lobby	Parking	Commercial	Stair	
Basement Floor	223.11	3.27	2.39	207.82	0.00	9.63	9.63
gr Floor	276.00	0.00	0.00	0.00	276.00	0.00	276.00
First Floor	276.00	0.00	0.00	0.00	276.00	0.00	276.00
Second Floor	276.00	0.00	0.00	0.00	276.00	0.00	276.00
Third Floor	276.00	0.00	0.00	0.00	276.00	0.00	276.00
Fourth Floor	242.32	3.27	2.89	0.00	236.16	0.00	236.16
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total :	1949.43	6.54	5.28	207.82	1340.16	9.63	1349.79
Total Number of Same Buildings :	1						
Total :	1949.43	6.54	5.28	207.82	1340.16	9.63	1349.79

SCHEDULE OF JOINERY:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (OMKAR COMMERCIAL)	D1	0.81	2.10	01
A (OMKAR COMMERCIAL)	D	1.05	2.10	05
Total :	-	-	-	06

SCHEDULE OF JOINERY:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (OMKAR COMMERCIAL)	W	1.82	1.40	43
A (OMKAR COMMERCIAL)	W1	4.34	1.40	05
Total :	-	-	-	48

UnitBUA Table for Building :A (OMKAR COMMERCIAL)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
TYPICAL (GR.1, 2, 3 FLOOR PLAN	office	OFFICE	244.49	244.41	1	4
FOURTH FLOOR PLAN	office	OFFICE	207.11	207.07	3	1
Total :	-	-	1185.07	1184.72	7	5