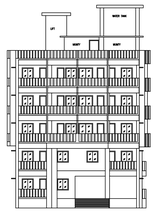
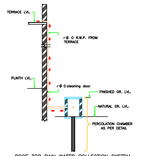
Project Title :RESIDENTIAL BUILDING

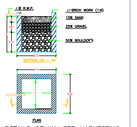


FRONT ELEVATION

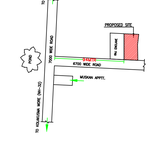
LEFT SIDE ELEVATION



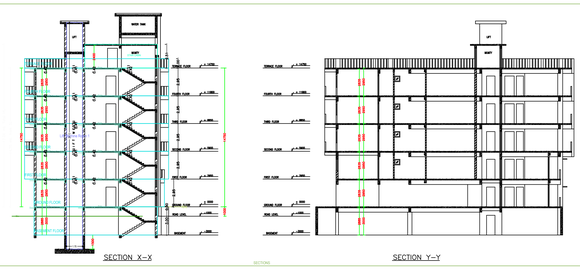
ROOF TOP RAIN WATER COLLECTION SYSTEM



DETAILS OF WAI ER HARVESTING

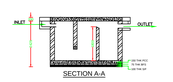


LOCATION PLAN

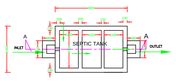


SECTION X–X

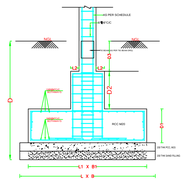
SECTION Y–Y



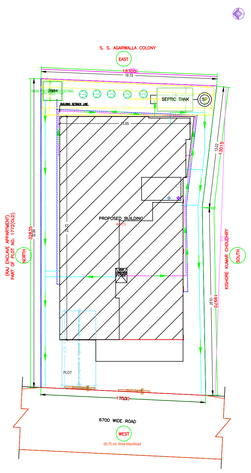
SECTION A-A



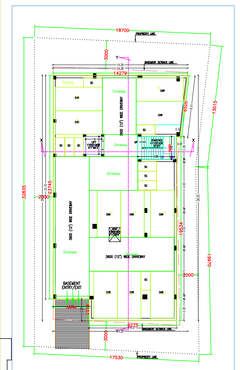
PLAN OF SEPTIC TANK



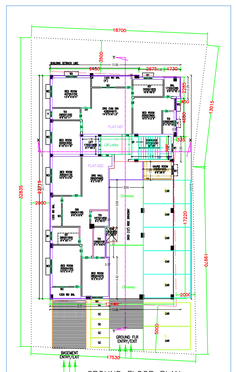
TYPICAL SECTION OF FOUNDATION



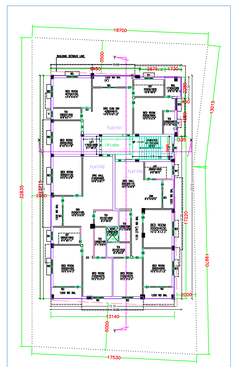
SITE PLAN



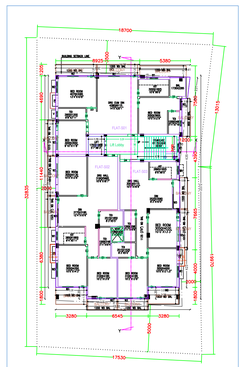
BASEMENT FLOOR PLAN



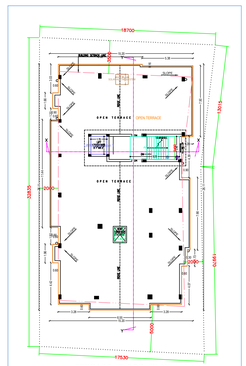
GROUND FLOOR PLAN



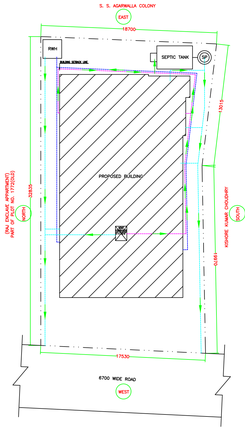
FIRST FLOOR PLAN



2ND, 3RD & 4TH FLOOR PLAN

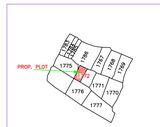


TERRACE FLOOR PLAN



SITE PLAN

N



KEY PLAN

Name of the Project	RESIDENTIAL BUILDING
Name of the Applicant	SHIV SHANKAR KUMAR
Nature of Building	Residential Building
Nature of Development (NEW/OLD/ MIXED USE)	New Building Residential
Area Category / Development Zone	Area Not Falling in any Development Zone
Area Classification (Residential/Commercial)	Residential Area
Proposed Use / Building Occupancy	Residential Building
Proposed Use / Building Occupancy Group	Residential Building
Number of Dwelling Units	Three Units (Two Flats Plus One Flat)
Plot Location / No.	Village No.
Plot Area (in sqm)	577.45 sqm
Road Width	6.00 m
Height	17.00 m
Occupant	12 nos
Parking	3 Car

Area Statement	
Total Plot Area (As per Document)	584.36
Total Plot Area (As per Site Survey)	577.45
Deduction for Balcony Area (Front Side Balcony)	17.14
Deduction for Balcony Area (Rear Side Balcony)	17.14
Deduction for Balcony Area (Front Side Rear Side Balcony)	34.28
Net Plot Area	543.17
Deduction for Area Under Staircase (Deducted Once for All Floors)	13.12
Deduction for Area Under Staircase (Deducted Once for All Floors)	17.14
Deduction for Area Under Staircase (Deducted Once for All Floors)	17.14
Net Plot Area (Total Plot Area Minus Total Deduction)	495.77
Permissible Ground Coverage (55% of Net Plot Area)	272.67
Proposed Ground Coverage (53.95% of Net Plot Area)	267.45
Permissible FAR (2.75 of Net Plot Area)	1363.61
Proposed FAR	1435.64
Permissible Number of Units	Unlimited
Proposed Number of Units	Three Units
Number of Car Parking	3 Car

Name of Architect / Engineer	JAYA ADVI
Signature	

COLOR INDEX

- PLOT BOUNDARY
- ROAD WIDENING
- PROPOSED WORK (EXISTING WORK)
- EXISTING (To be retained)
- EXISTING (To be demolished)

Site Data

PARKING CALCULATION

Parking Area	Area Sq. m.	Area Sqm
Car Parking	3	37.50
Two Wheeler Parking	12	12.00
Ramp Area	0.3	7.50
Total Area		57.00
Parking Required		2.25

SEPTIC TANK

Building Name	Total Number of Persons	Capacity Per Person	Total Capacity Liters	Length in Meter	Breadth in Meter	Depth in Meter
Residential Building	12	150	1800	1.50	0.75	1.60

SEPTIC TANK

Building Name	Total Number of Persons	Capacity Per Person	Total Capacity Liters	Length in Meter	Breadth in Meter	Depth in Meter
Residential Building	12	150	1800	1.50	0.75	1.60

SOAK PIT

Building Name	Total Number of Persons	Capacity Per Person	Total Capacity Liters	Length in Meter	Breadth in Meter	Depth in Meter
Residential Building	12	150	1800	1.50	0.75	1.60

Total Area Table

Name	Area	No.
Total Area	2054.515	1

Total Deduction Table

Name	Area	No.
Total Deduction	17.14	1
Total Deduction	17.14	1
Total Deduction	17.14	1
Total Deduction	34.28	2

Total Deduction Table

Name	Area	No.
Total Deduction	13.12	1
Total Deduction	13.12	1

AREA STATEMENT

SN	FLOOR	BLOCK AREA (IN SQM)	CUT OUT (IN SQM)	GROSS BUILT UP AREA (IN SQM)	DEDUCTION IN AREA (IN SQM): STAIRCASE (IN SQM)	LIFT (IN SQM)	LIFT LOBBY (IN SQM)	FLY OVER (IN SQM)	FLY OVER (IN SQM)	VENTILATION (IN SQM)	SHAFT (IN SQM)	FAR AREA (IN SQM)
1.	BASEMENT	337.045	1.60	335.710	0.00	0.00	0.00	00.00	00.00	335.305	00.00	12.814
2.	GROUND FLOOR	313.385	1.60	311.535	12.814	0.00	0.00	00.00	00.00	311.185	36.396	201.275
3.	FIRST FLOOR	313.385	1.60	311.535	12.814	3.23	4.285	00.00	00.00	00.00	00.00	291.206
4.	SECOND FLOOR	367.075	1.60	365.245	12.814	3.23	4.285	15.135	1.667	00.00	00.00	310.114
5.	THIRD FLOOR	367.075	1.60	365.245	12.814	3.23	4.285	15.135	1.667	00.00	00.00	310.114
6.	FOURTH FLOOR	367.075	1.60	365.245	12.814	3.23	4.285	15.135	1.667	00.00	00.00	310.114
	TOTAL			2054.515								1435.637

SCHEDULE OF COLUMN & FOUNDATION

SL. No.	TYPES	DIM	SIZE	FOUNDATION DEPTH/DIM.	SECTION	REINFORCEMENT VERTICAL	RING	STAIRS	RCC FOUNDATION			REMARKS
				L X B X D					L X B X D	D1	D2	
1.	COLUMN	C1	230X230	1700X1700X1000		4NOS-16	8mmφ@ 150	4T	1500X1500X250	800	300	RCC M15 MIX.
2.	COLUMN	C2	300X300	1700X1700X1000		4NOS-16 / 4NOS-12	8mmφ@ 150	4T	1500X1500X250	800	300	RCC M15 MIX.
3.	COLUMN	C3	300X300	1700X2000X1000		4NOS-16 / 4NOS-12	8mmφ@ 150	4T	1500X1800X250	800	300	RCC M15 MIX.
4.	COLUMN	C4	300X450	2000X2500X1000		10NOS-16	8mmφ@ 150	4T	1800X2300X250	800	300	RCC M15 MIX.
5.	COLUMN	C5	300X600	2500X2500X1000		12NOS-16	8mmφ@ 150	4T	2000X2400X450	800	300	RCC M15 MIX.
6.	COLUMN	C6	300X300	2000X2000X1000		8NOS-16	8mmφ@ 150	4T	1800X1800X250	800	300	RCC M15 MIX.
7.	COLUMN	C7	300X450	2000X2500X1000		12NOS-16	8mmφ@ 150	4T	1800X2300X300	800	300	RCC M15 MIX.
8.	COLUMN	C8	300X600	2500X3000X1000		14NOS-20	8mmφ@ 150	4T	2000X2400X450	800	300	RCC M15 MIX.
9.	COLUMN	C9	450X450	2500X2500X1000		14NOS-20 / 4NOS-16	8mmφ@ 150	4T	2500X2500X300	800	300	RCC M15 MIX.
10.	COLUMN	C10	450X600	2500X3000X1000		16NOS-20 / 4NOS-16	8mmφ@ 150	4T	2500X3000X450	800	300	RCC M15 MIX.
11.	COLUMN	C11	300X600	2000X3000X1000		14NOS-20 / 4NOS-16	8mmφ@ 150	4T	2400X3000X450	800	300	RCC M15 MIX.

CALCULATION FOR PARKING

RESIDENTIAL:
TOTAL NO. OF FLATS= 14 NOS.
TOTAL NO. OF BEDROOMS = 14 NOS.
VISITOR'S CAR PARKING (1%OF OF CAR PARKING) 1%OF 14 = 1.4 m.2 CAR
TOTAL NO. OF CAR PARKING REQUIRED = 14+2=16NOS.
AREA OF CAR PARKING REQU. 16X13.5=225 SQM (PROVIDED)
NO. OF SCOOTER PARKING REQUIRED = 14 NOS.
AREA OF SCOOTER PARKING REQU. 14 X 1.2 = 20 SQM (PROVIDED)
DRIVEWAY AREA PROVIDED SEPARATELY APART FROM PARKING AREA (SHOWN IN DRAWING)

SEPTIC TANK CALCULATION

TOTAL NO. OF FLATS = 14NOS
TOTAL NO. OF PERSONS = 14 X 10 = 70 NOS.
CONSIDERING 12 PERSONS PER FLAT.
VOLUME REQD. FOR 70 PERSONS=70X0.085= 5.950 CUM
VOLUME PROVIDED = 1.50X0.75X1.60 = 1.800X2 = 3.600CUM.
OVERALL DIMENSION OF TANK = 3600X1400X1600

WATER TANK CALCULATION

TOTAL NO. OF FLATS = 14NOS
TOTAL NO. OF PERSONS = 14 X 10 = 70 NOS.
CONSIDERING 12 PERSONS PER FLAT.
TOTAL WATER REQUIREMENT PER DAY= 70 X 135 = 9450 LTR PER DAY
WATER TANK REQUIREMENT FOR 3 DAYS STORAGE= 9.21210m= 12211LTR. > REQD.
WATER TANK DIMENSION OVERALL = 4200X2400X1200

WATER TANK FOR FIRE SAFETY PURPOSE = 10000 LTR. TO BE PROVIDED BELOW RAMP

BRIEF SPECIFICATION

STUCTURE :– Earthquake Resistant R.C.C. Frame Structure.
FOUNDATION:– R.C.C. M20 (1:1.5:3) Grade Spread Footing/column R.C.C. Foundation.
PLINTH BAND / BEAM :– R.C.C. (1:1.5:3) M20, All around at Basement Floor & Plinth Level.
SUPERSTRUCTURE :– First class Brick work in C.M. (1:6).
SLAB, BEAM & LINTEL :– All R.C.C. frame structure (1:1.5:3) M–20 Grade Concrete.
FLOORING :– Finish with Marble/Vitrified Tiles over 19mm base/25mm thick First Class I.P.S. Flooring (1:2:4).
DOOR :– All Door frame are of sal Wood / ANGLE FRAME & Panels of 30mm th. Water Resistant Flush Door.
WINDOW :– All Window are of steel glazed/Aluminium frame work.
PLASTERING :– 12mm th. cement plaster (1:6) on both face of Wall Internal & 20mm th. on Ext. face.
WALL FINISHING :– (A) Interior wall finish with P.O.P & Primer.
(B) Exterior walls of building will be putty finish/ weather coat / Snowcem.
SANITARY/WATER SUPPLY :– All work as per IS Specification & Fittings of ISI Mark.
ANTI–TERMITE :– Treatment in Foundation soil.
STEEL :– Fe – 500 Grade TMT Bar shall be used.
CEMENT :– F–43/53 Grade cement of standard Brand.
SAND/AGGREGATE :– As per IS specification.
NOTE:
(A) :– All above work shall be done as per IS specification and items used of ISI Mark only.
(B) :– All R.C.C. Structure/Foundation shall be designed after proper soil investigation.
(C) :– All work shall be done in direction/supervision of expirenced Engineer.

SCHEDULE OF DOORS & WINDOWS

SYMBOL	SIZE	REMARKS
D1	750X2100	PANNELLED SHUTTER DOOR
D2	900X2100	PANNELLED SHUTTER DOOR
D3	1000X2100	PANNELLED SHUTTER DOOR
D4	1050X2100	PANNELLED SHUTTER DOOR
D5	1200X2100	PANNELLED SHUTTER DOOR
W1	900X1200	GLAZED SHUTTER WINDOW
W2	1000X1200	GLAZED SHUTTER WINDOW
W3	1200X1200	GLAZED SHUTTER WINDOW
W4	1500X1200	GLAZED SHUTTER WINDOW
V	600X600	GLAZED SHUTTER VENTILATOR

AREA STATEMENT

TOTAL LAND AREA (As per Document):	584.36 sqm	
AVAILABLE LAND AREA	577.45 sqm	
	GROSS BUILTUP AREA	FAR AREA
BASEMENT AREA	335.710 sqm	12.814 sqm
GROUND FLOOR AREA	311.535 sqm	201.275 sqm
FIRST FLOOR AREA	311.535 sqm	291.206 sqm
SECOND FLOOR AREA	365.245 sqm	310.114 sqm
THIRD FLOOR AREA	365.245 sqm	310.114 sqm
FOURTH FLOOR AREA	365.245 sqm	310.114 sqm
TOTAL AREA	2054.515 sqm	1435.637 sqm
PLINTH AREA	53.95%	
FAR	1435.637/577.45=2.486	

TITLE OF DRAWING

DRAWING OF PROPOSED RESIDENTIAL OF SRI SHANKAR PRASAD SINGH S/O LATE BHIM SINGH THROUGH ITS ATTORNEY HOLDER SRI MANOJ KUMAR DUBEY S/O LATE UDAY BHAN DUBEY UNDER MOUZA KOLSKUSMA MOUZA NO. 12 WARD NO. 23 UNDER OLD KHATA NO. 43 (NEW KHATA NO. 602), OLD PLOT NO. 1772 (NEW PLOT NO. 2353 UNDER P.S. SARAIDHELA, DIST. DHANBAD IN THE STATE OF JHARKHAND.

SIGN. OF OWNER	SIGN. OF ENGINEER

Building A(G)

Room name	Length	Breadth	Height	Total No.	Deductions (Area in Sq.m.): Door	Window	Ventilator	Deduction Area	Total Door No.	Total Window No.	Total Ventilator No.	Net Area	Net No.
Residential Building	21.00	1.00	21.00	14.00	14.00	1.05	0.28	15.33	28.00	28.00	28.00	5.67	28.00
Residential Building	21.00	1.00	21.00	14.00	14.00	1.05	0.28	15.33	28.00	28.00	28.00	5.67	28.00
Residential Building	40.14	1.00	40.14	14.00	14.00	1.05	0.28	15.33	28.00	28.00	28.00	24.81	28.00
Residential Building	40.14	1.00	40.14	14.00	14.00	1.05	0.28	15.33	28.00	28.00	28.00	24.81	28.00
Residential Building	40.14	1.00	40.14	14.00	14.00	1.05	0.28	15.33	28.00	28.00	28.00	24.81	28.00
Residential Building	10.00	1.00	10.00	14.00	14.00	1.05	0.28	15.33	28.00	28.00	28.00	4.67	28.00
Residential Building	10.00	1.00	10.00	14.00	14.00	1.05	0.28	15.33	28.00	28.00	28.00	4.67	28.00
Total:	-	-	-	98.00	98.00	7.35	1.96	107.31	196.00	196.00	196.00	70.69	196.00

SCHEDULE OF JOINERY:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (G)	D	0.75	2.10	28
A (G)	D1	1.00	2.10	28
A (G)	D2	0.90	2.10	28
A (G)	D3	1.05	2.10	28
A (G)	D4	1.20	2.10	28
A (G)	D5	1.50	2.10	28
Total:	-	-	-	196

SCHEDULE OF JOINERY:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (G)	V	0.60	0.60	28
A (G)	W	1.20	1.20	28
A (G)	W1	0.90	1.20	28
A (G)	W2	1.00	1.20	28
A (G)	W3	1.20	1.20	28
A (G)	W4	1.50	1.20	28
Total:	-	-	-	196

Balcony Calculations Table

Room name	Dim	AREA	TOTAL AREA
Residential Building	3.00 X 0.85 X 1.0	2.55	102.00
Total:	-	-	102.00
	3.00 X 0.85 X 1.0	2.55	
	3.00 X 0.85 X 1.0	2.55	
	3.00 X 0.85 X 1.0	2.55	
	3.00 X 0.85 X 1.0	2.55	
	3.00 X 0.85 X 1.0	2.55	
	3.00 X 0.85 X 1.0	2.55	
	3.00 X 0.85 X 1.0	2.55	
	3.00 X 0.85 X 1.0	2.55	
	3.00 X 0.85 X 1.0	2.55	
	3.00 X 0.85 X 1.0	2.55	
	3.00 X 0.85 X 1.0	2.55	
	3.00 X 0.85 X 1.0	2.55	
Total:	-	-	102.00

Lift/Lift Table for Building A (G)

Room name	Dim	CARPET AREA	CARPET AREA	TOTAL CARPET AREA	No. of Units	No. of Floors
LIFT	2.00 X 1.50	3.00	3.00	3.00	1	4
LIFT LOBBY	2.00 X 2.00	4.00	4.00	4.00	1	
Total:	4.00 X 3.50	7.00	7.00	7.00	2	
LIFT	2.00 X 1.50	3.00	3.00	3.00	1	4
LIFT LOBBY	2.00 X 2.00	4.00	4.00	4.00	1	
Total:	4.00 X 3.50	7.00	7.00	7.00	2	
LIFT	2.00 X 1.50	3.00	3.00	3.00	1	4
LIFT LOBBY	2.00 X 2.00	4.00	4.00	4.00	1	
Total:	4.00 X 3.50	7.00	7.00	7.00	2	
Grand Total:	-	-	21.00	21.00	6	-