

Proposal Basic Information

Proposal File No.	DMC/BP/0243/W23/2020
Owner Name	SMT NILAM BALA
Khata No	(OLD - 76), (NEW - 91)
Plot No	(OLD-362,363,364,344),(NEW - 308)
Village Name	Kolakusma
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

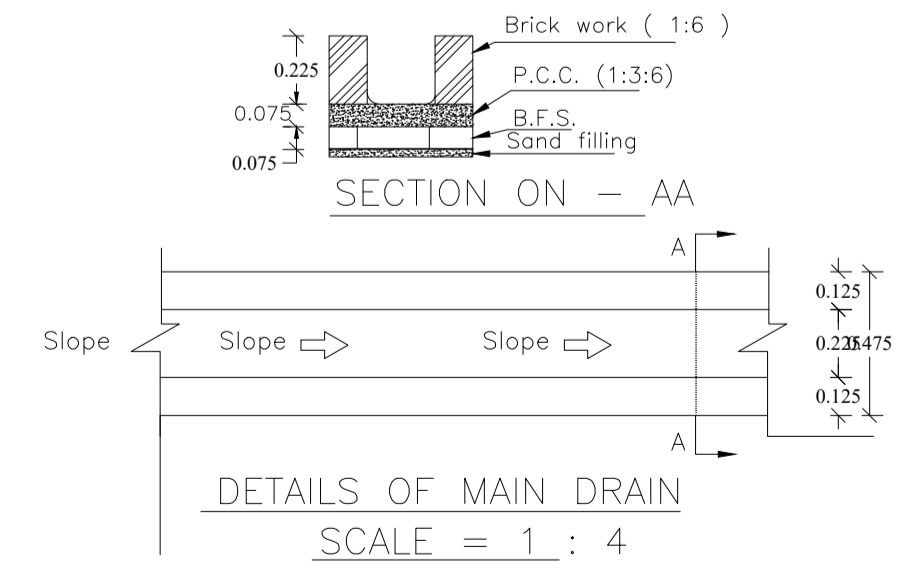
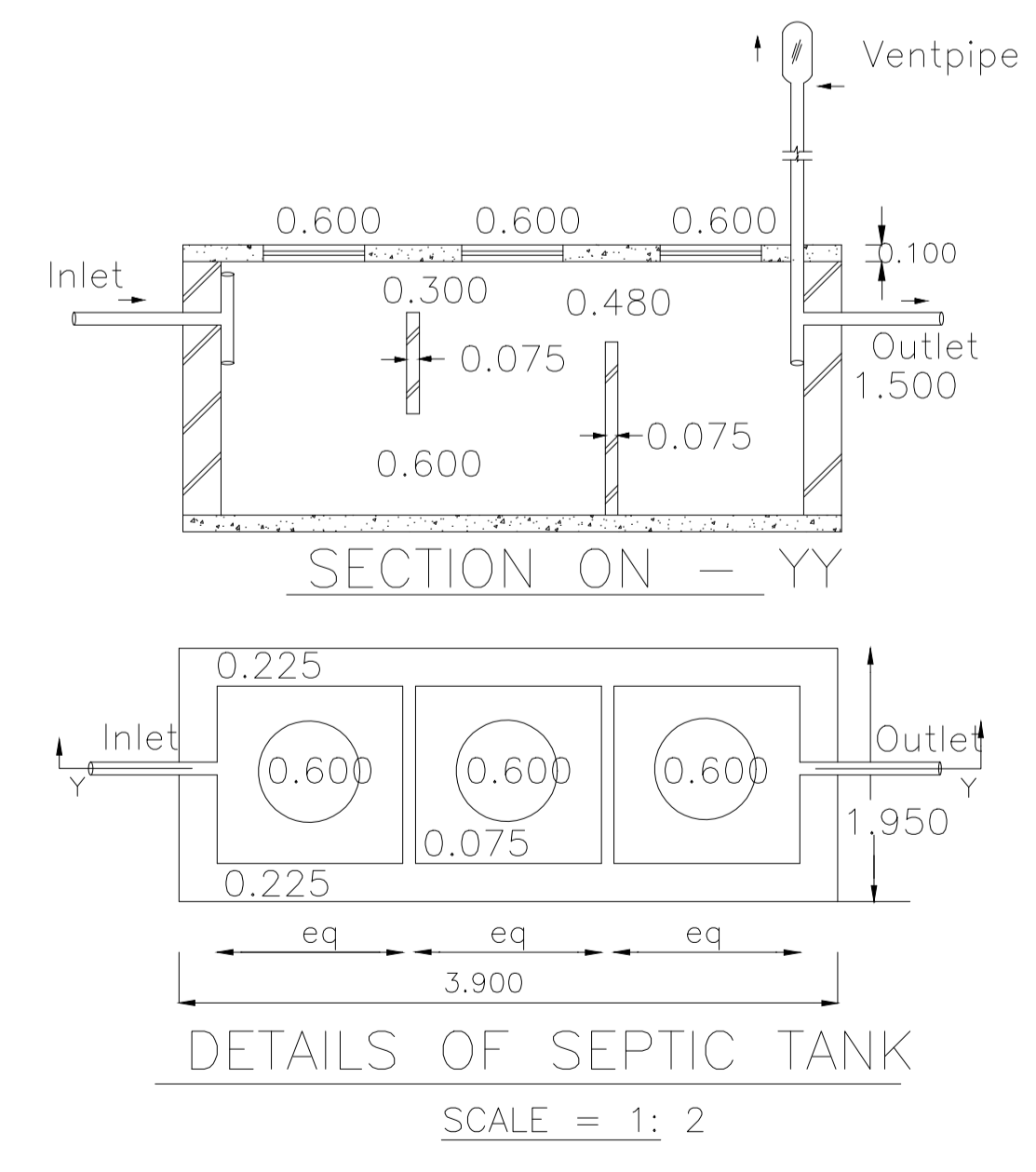
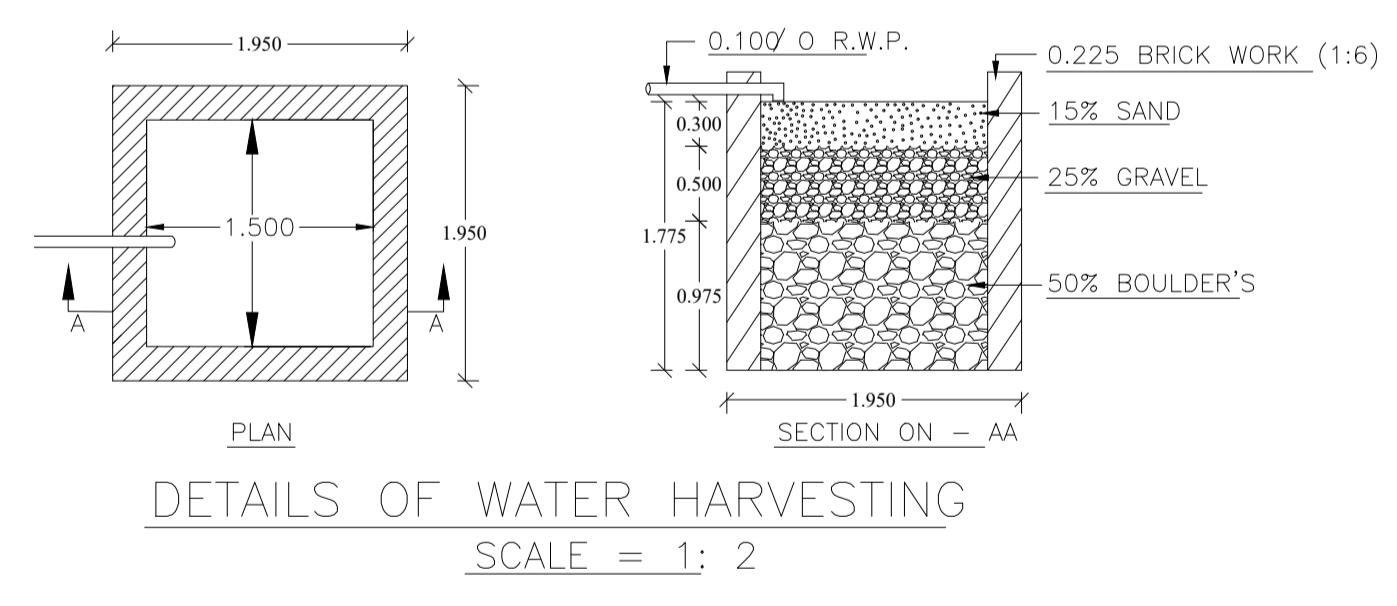
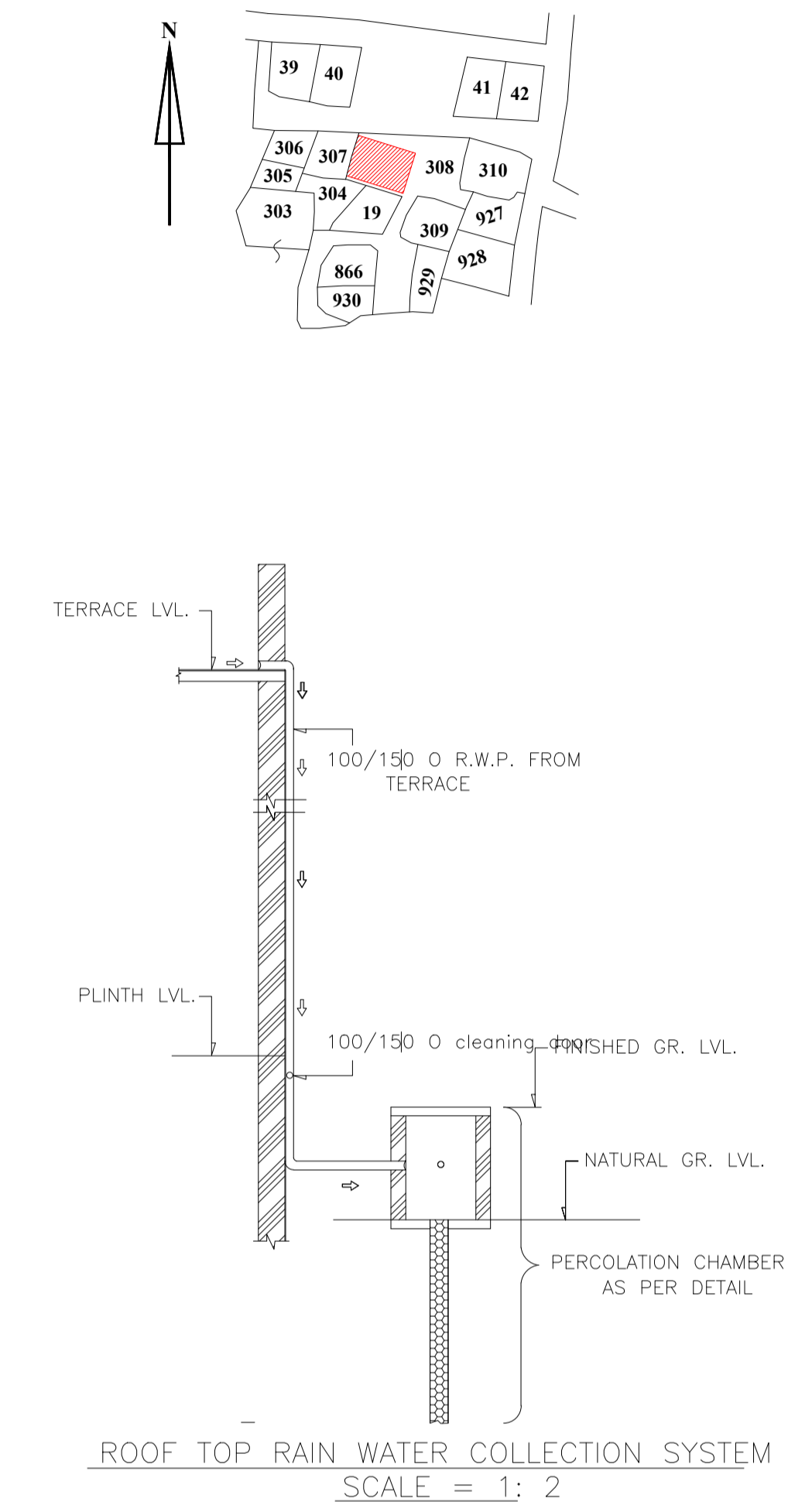
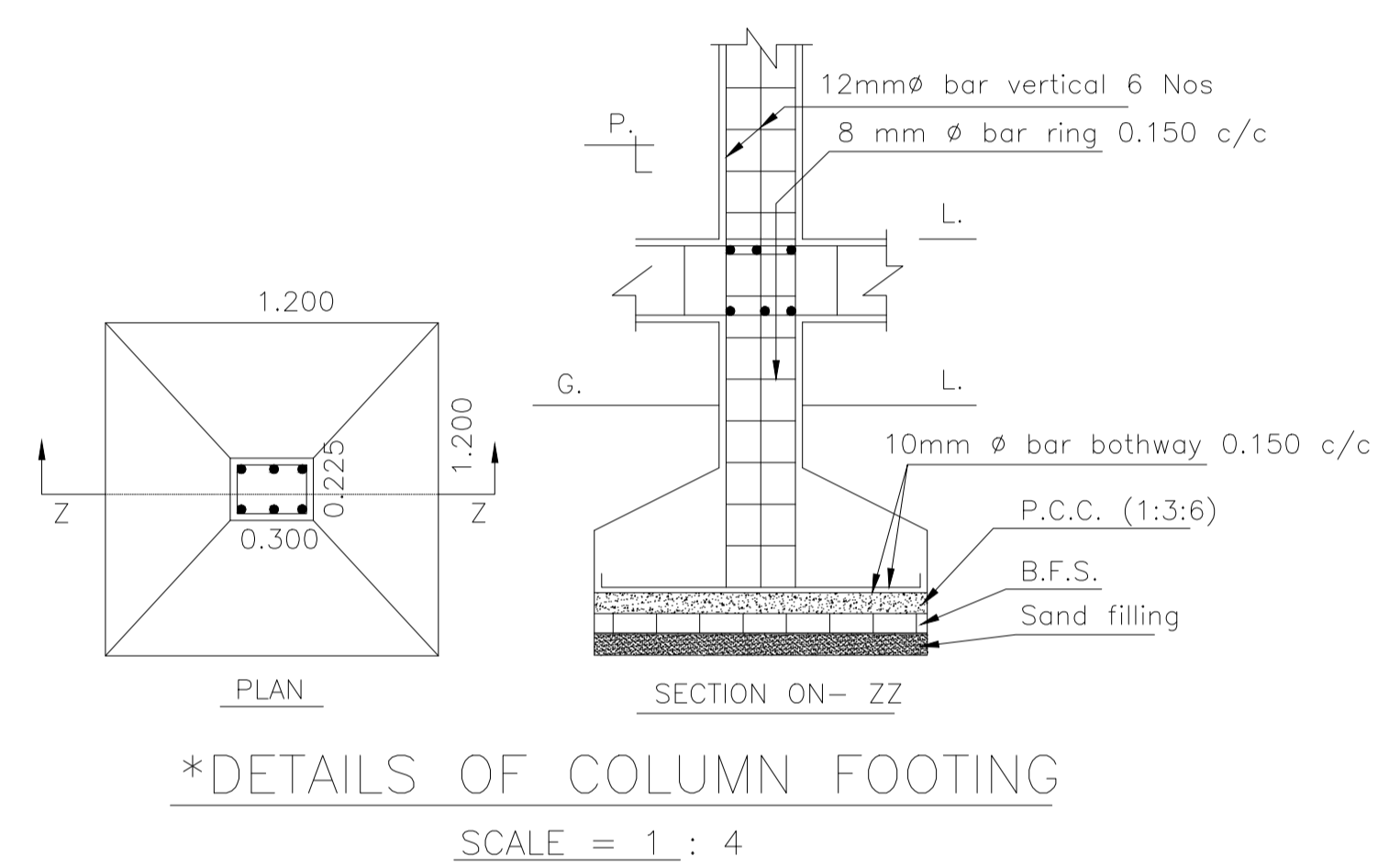
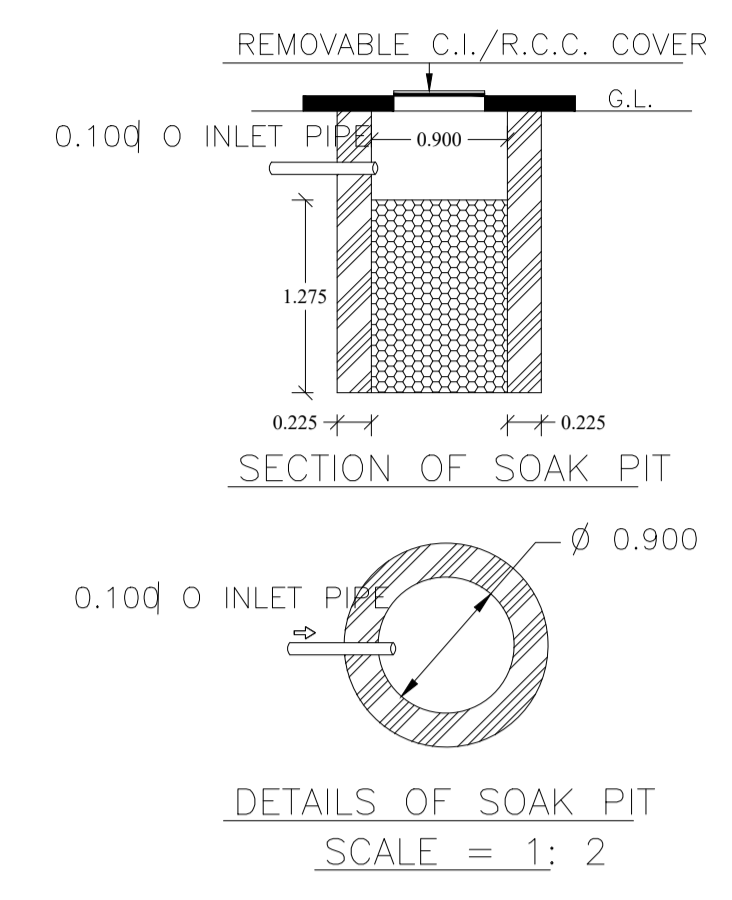
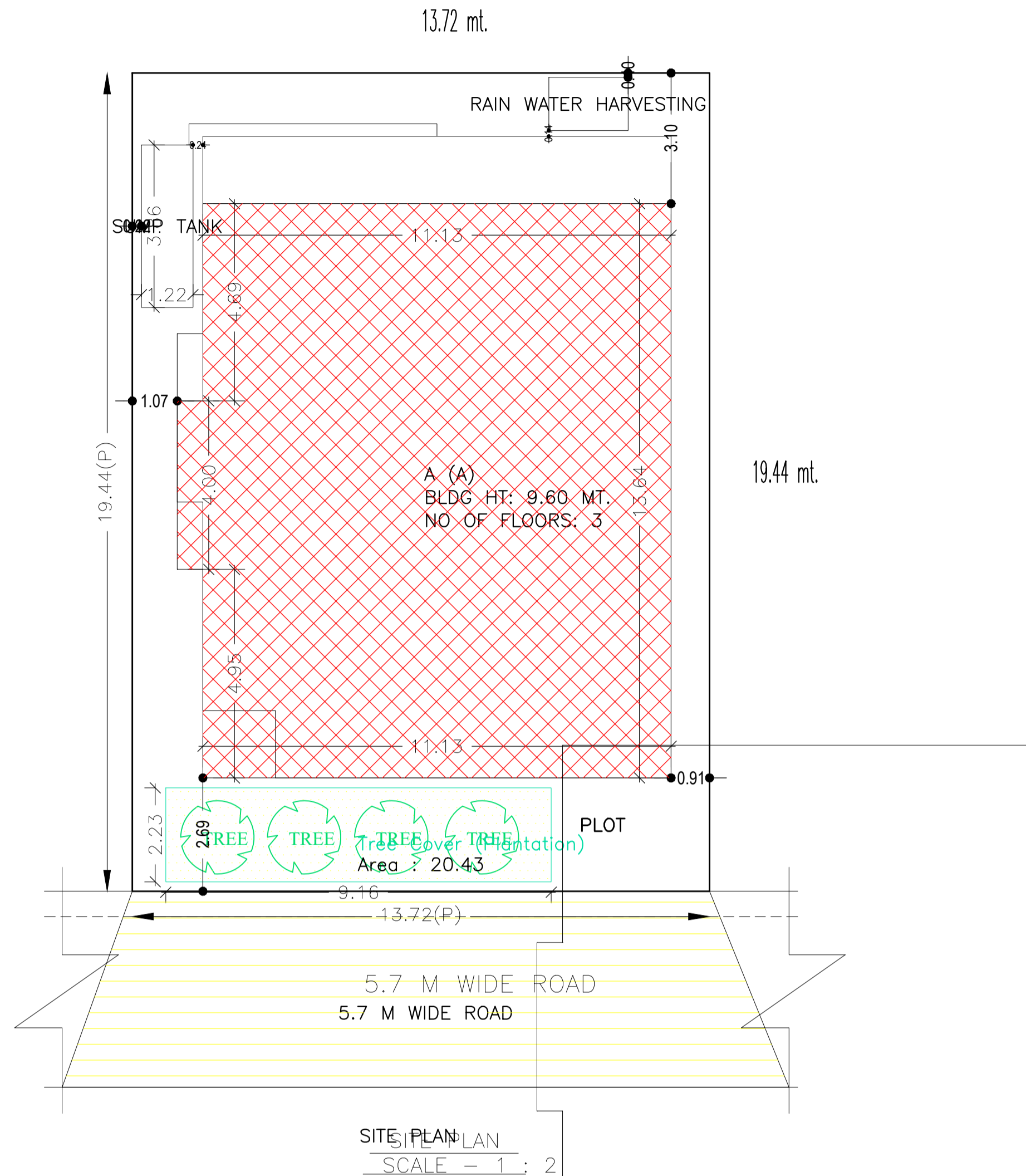
AREA STATEMENT	VERSION NO.: 1.0.53
DHANBAD MUNICIPAL CORPORATION	VERSION DATE: 16/10/2020
PROJECT DETAIL:	
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential
District: DHANBAD	Plot SubUse: Bungalow/ Dwelling / Non Apartment
Authority: DHANBAD MUNICIPAL CORPORATION	PlotNearby/ReligiousStructure: NA
Inward No: DMC/BP/0243/W23/2020	Plot/SubPlot No: (OLD-362,363,364,344),(NEW - 308)
Application Type: General Proposal	North: Plot No. - PARTH OF THIS PLOT
Project Type: Building Permission	South: Plot No. - PARTH OF THIS PLOT
Nature of Development: New	East: Road Width - 5.79
Location of Development Area: Old Area	West: Plot No. - 307
AREA DETAILS:	
AREA OF PLOT (Minimum)	(A) 266.59 SQ.MT.
NET AREA OF PLOT (Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions) 266.59
Deduction for Balance Plot Area (from Gross Plot Area)	
Common Plot Total	20.43
BALANCE AREA OF PLOT (Net Plot Area - Recreational/Amenity space)	(A-Deductions) 246.16
PLOT AREA FOR COVERAGE (Net Plot Area)	(A-Deductions) 266.59
Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions) 266.59
COVERAGE CHECK	
Permissible Coverage area ( 60.00 % )	159.95
Proposed Coverage Area ( 57.83 % )	154.18
Total Prop. Coverage Area ( 57.83 % )	154.18
Balance coverage area ( 2.16 % )	5.77
FAR CHECK	
Perm. FAR Area ( 1.80 )	479.86
Total Perm. FAR area	479.86
Residential FAR	437.82
Proposed FAR Area	437.82
Total Proposed FAR Area	437.82
Consumed FAR (Factor)	1.64
Balance FAR Area	42.04
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	458.40
ARCHITECT (Regd)	Kushjee Pandey
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	SMT NILAM BALA
DEVELOPMENT AUTHORITY LOCAL BODY	

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

Buildingwise Floor FAR Details				
Floor Name	Building Name A (A)		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Ground Floor	154.18	154.18	154.18	154.18
First Floor	154.18	154.18	154.18	154.18
Second Floor	150.04	129.45	150.04	129.45
Terrace Floor	0.00	0.00	0.00	0.00
Total:	458.40	437.81	458.40	437.81

Building USE/SUBUSE Details			
Building Name	Building Use	Building SubUse	Building Structure
A (A)	Residential	Bungalow/ Dwelling / Non Apartment	Non-Highrise

Building :A (A)						
Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Trmt (No.)
Ground Floor	154.18	0.00	154.18	154.18	154.18	01
First Floor	154.18	0.00	154.18	154.18	154.18	00
Second Floor	150.04	20.59	129.45	129.45	129.45	00
Terrace Floor	0.00	0.00	0.00	0.00	0.00	00
Total:	458.40	20.59	437.81	437.81	437.81	01
Total Number of Same Buildings	1					
Total:	458.40	20.59	437.81	437.81	437.81	01



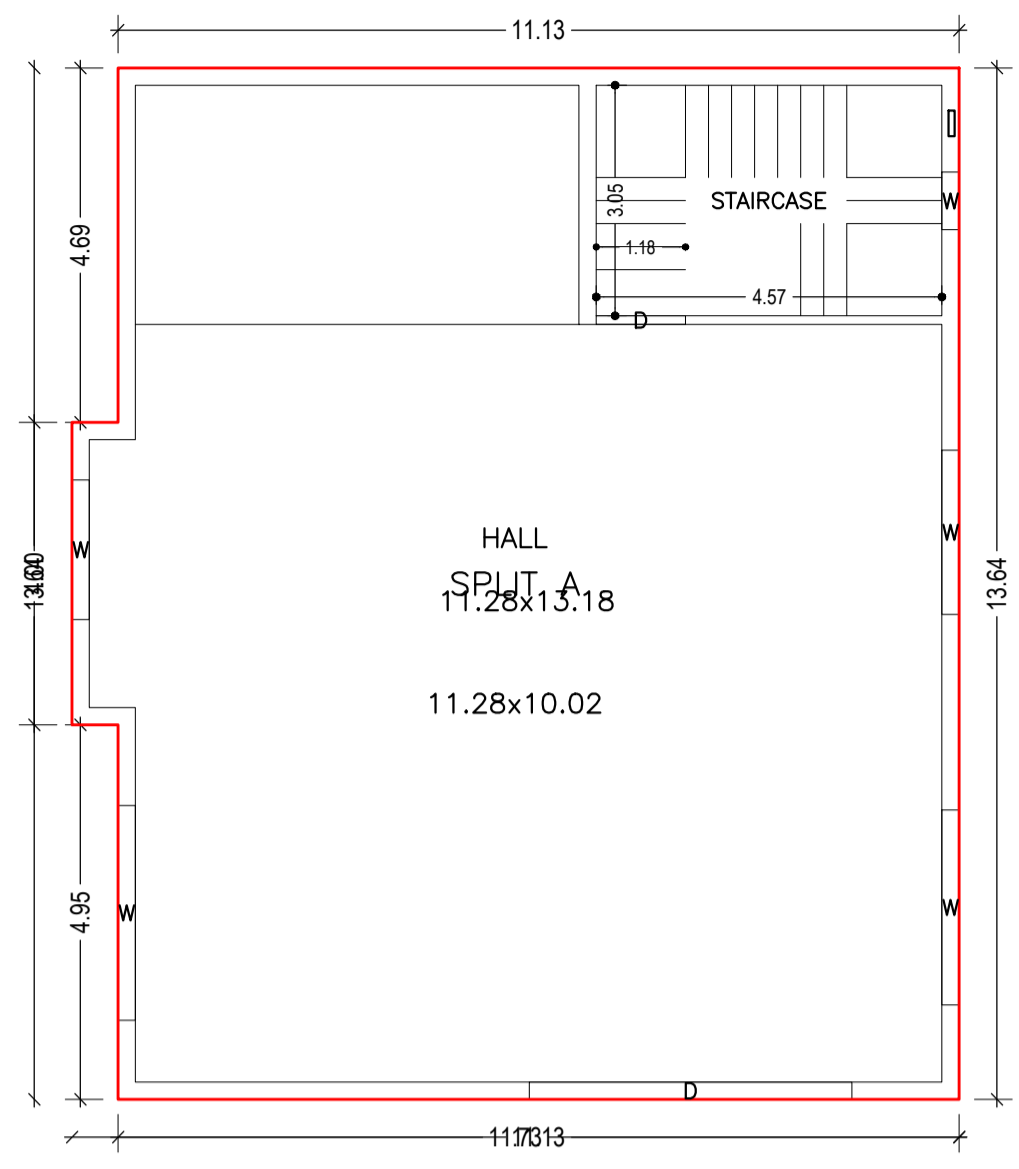
SCHEDULE OF DOOR:				
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (A)	D	0.78	2.10	01
A (A)	D	0.81	2.10	06
A (A)	D	0.91	2.10	02
A (A)	D	0.95	2.10	01
A (A)	D	0.99	2.10	01
A (A)	D	1.01	2.10	01
A (A)	D	1.07	2.10	02
A (A)	D	1.08	2.10	01
A (A)	D	1.14	2.10	03
A (A)	D	1.18	2.10	01
A (A)	D	1.22	2.10	02
A (A)	D	4.27	2.10	01

SCHEDULE OF WINDOW/VENTILATION:				
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (A)	W	0.42	1.20	01
A (A)	W	0.61	1.20	04
A (A)	W	0.76	1.20	03
A (A)	W	0.82	1.20	01
A (A)	W	0.86	1.20	01
A (A)	W	1.26	1.20	01
A (A)	W	1.52	1.20	02
A (A)	W	1.85	1.20	01
A (A)	W	1.93	1.20	01
A (A)	W	2.17	1.20	01
A (A)	W	2.36	1.20	01
A (A)	W	2.39	1.20	01
A (A)	W	2.43	1.20	01
A (A)	W	2.47	1.20	01
A (A)	W	2.58	1.20	01
A (A)	W	2.84	1.20	01
A (A)	W	3.22	1.20	01
A (A)	W	3.24	1.20	01
A (A)	W	3.30	1.20	01
A (A)	W	3.45	1.20	01

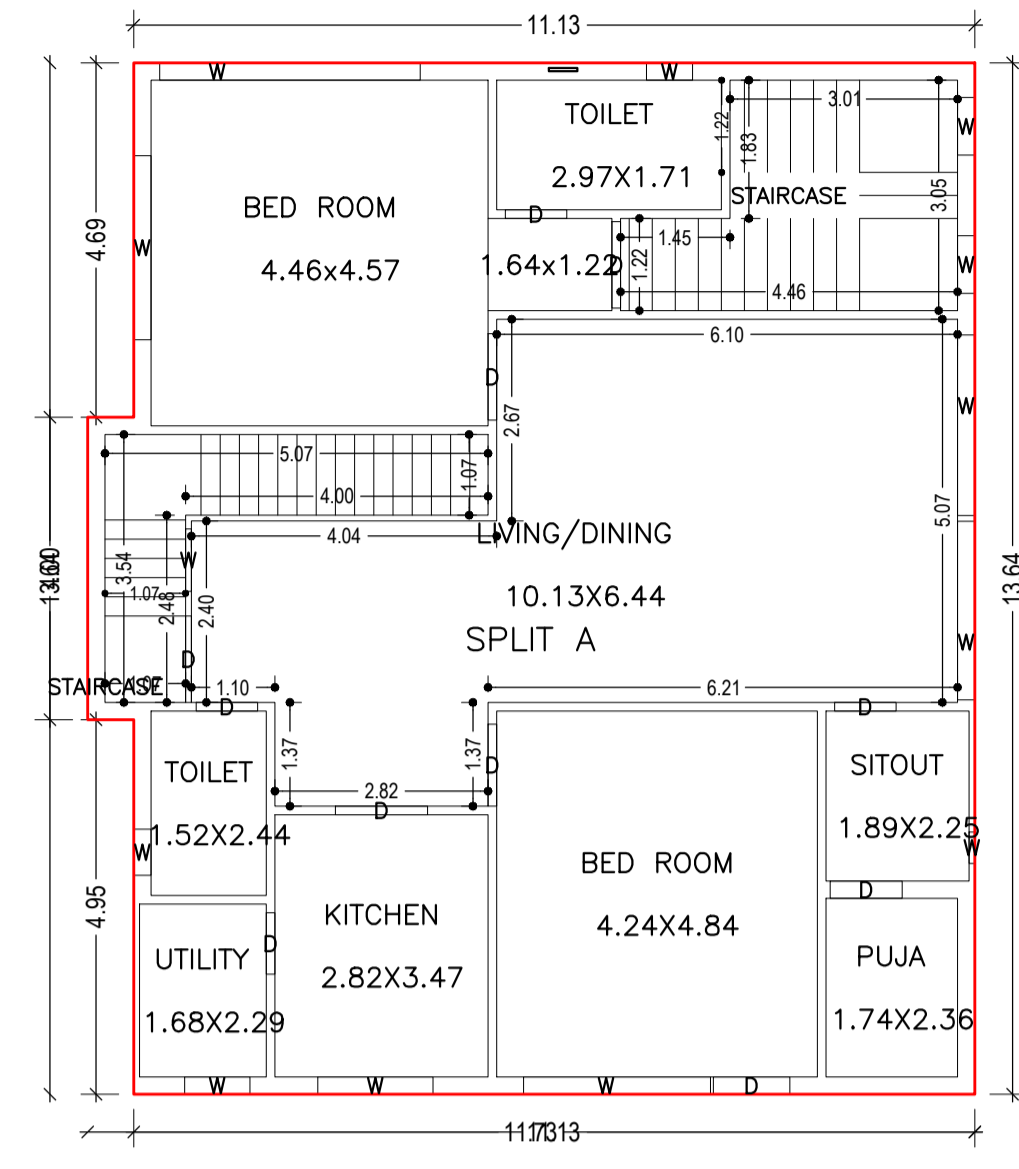
UnitBUA Table for Building :A (A)						
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT A	FLAT	437.82	437.76	1	1
FIRST FLOOR PLAN	SPLIT A	FLAT	0.00	0.00	9	0
SECOND FLOOR PLAN	SPLIT A	FLAT	0.00	0.00	8	0
Total:	-	-	437.82	437.76	18	1

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.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
A (A)	1	458.40	20.59	437.81	437.81	437.81	01
Grand Total:	1	458.40	20.59	437.81	437.81	437.81	01

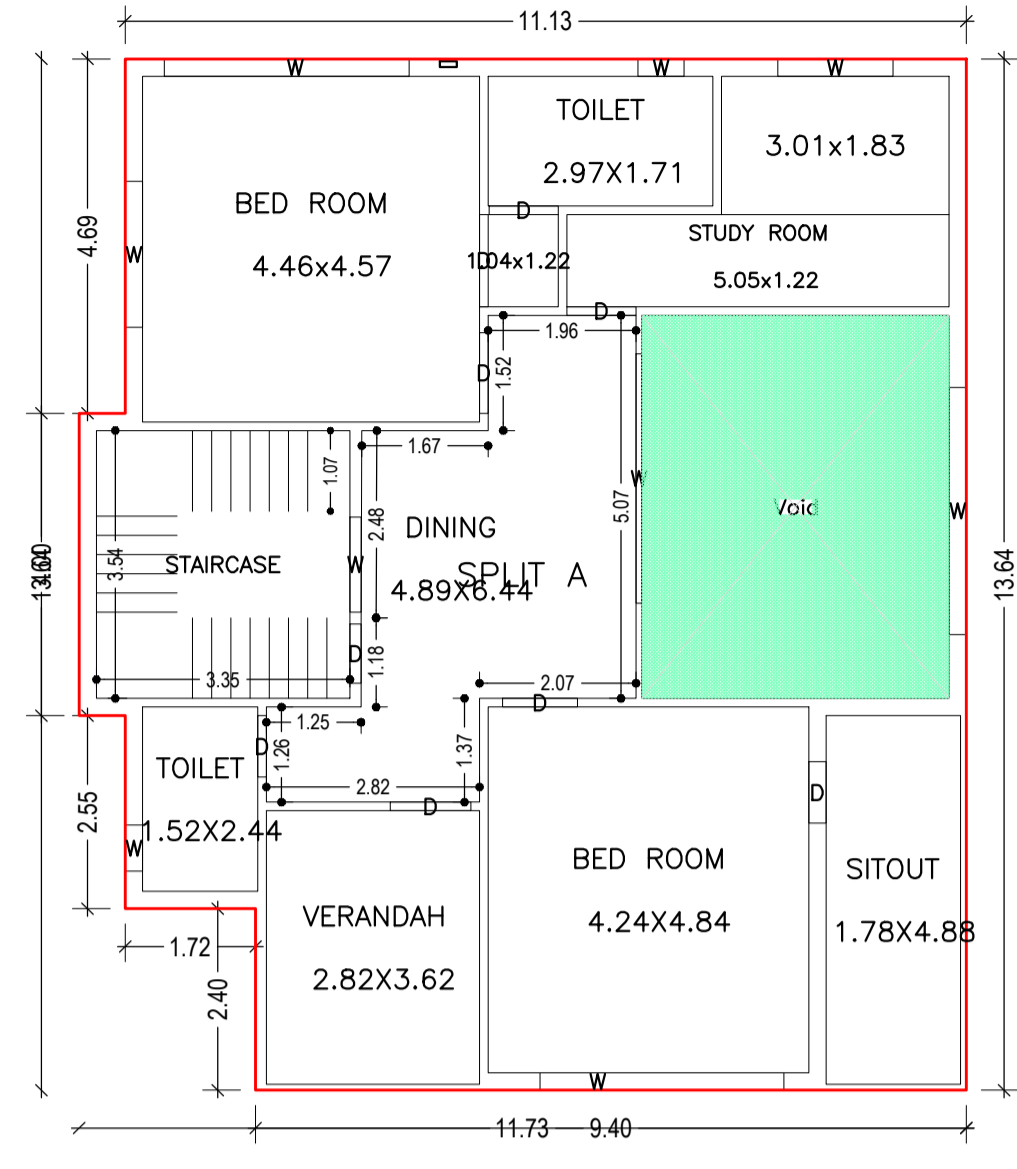
LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
Kushjee Pandey DMC/ARC/0027/2017			



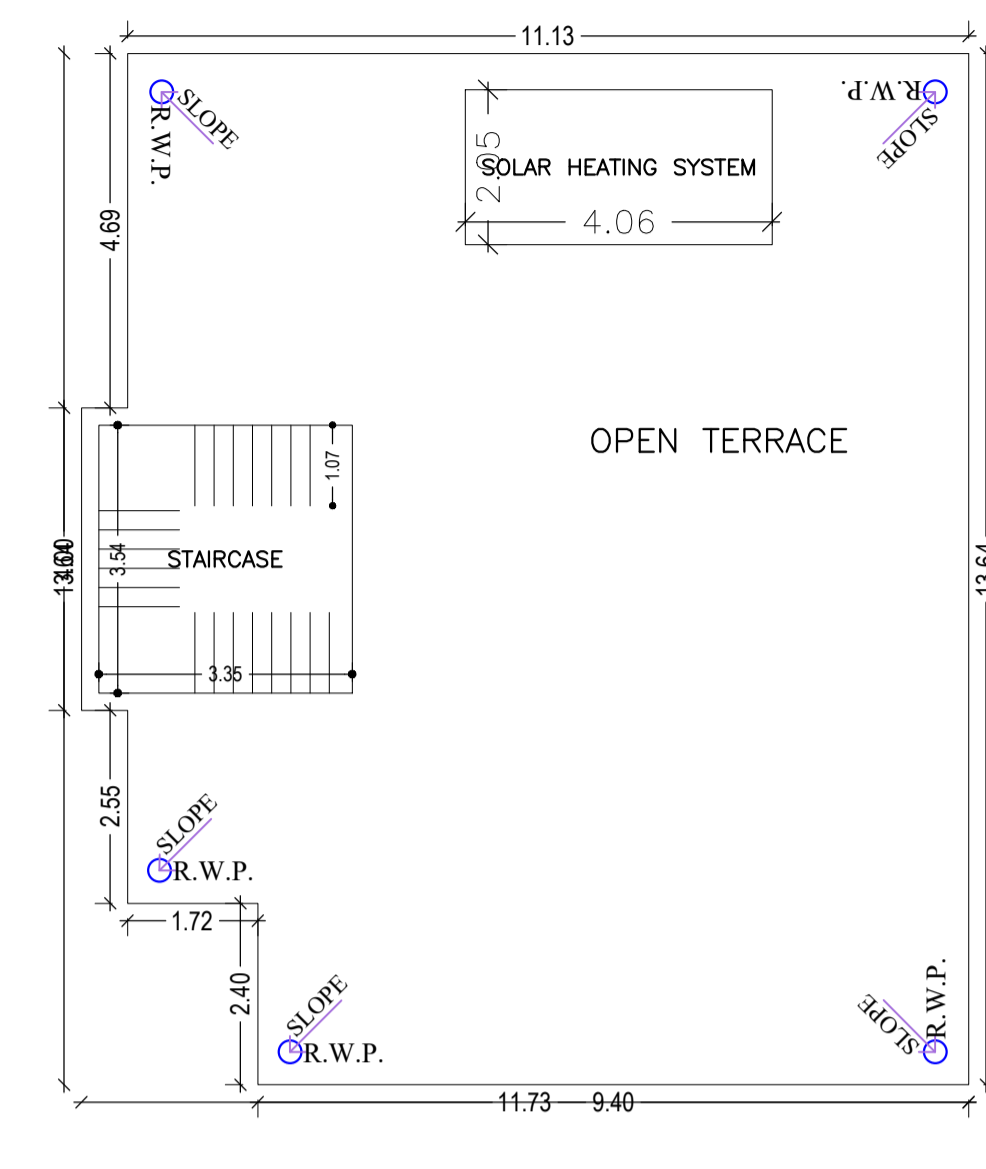
GROUND FLOOR PLAN  
(Proposed)  
(SCALE 1:100)



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



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



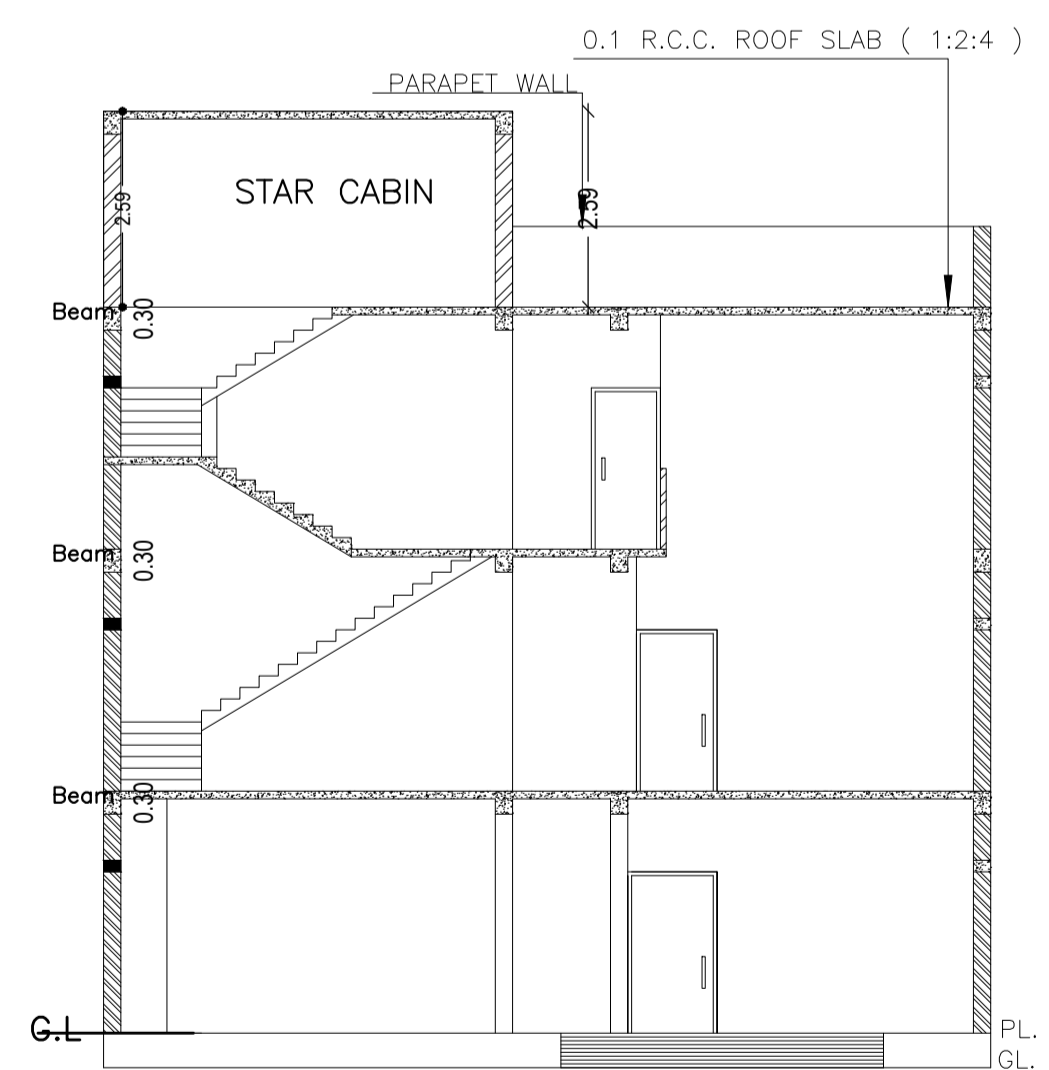
TERRACE FLOOR PLAN  
(SCALE 1:100)

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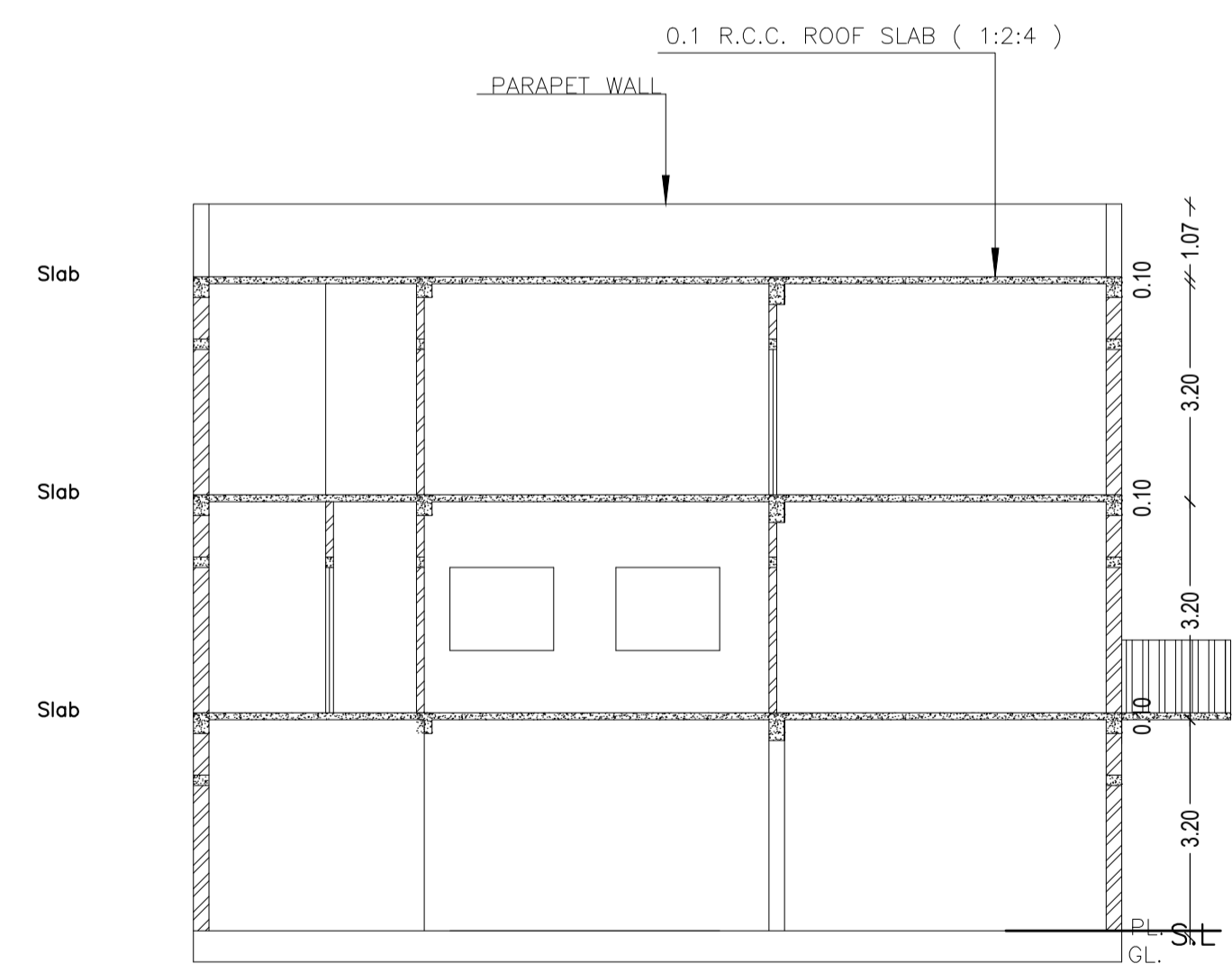
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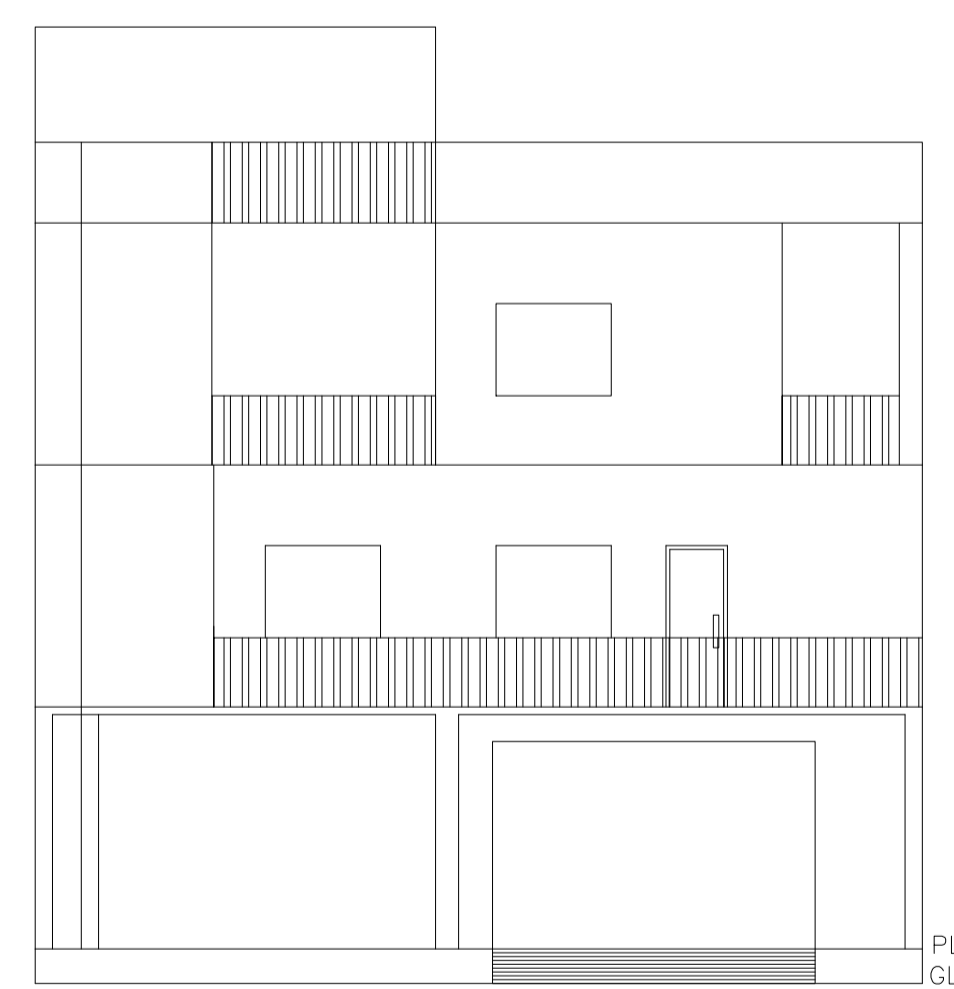
LOCATION PLAN



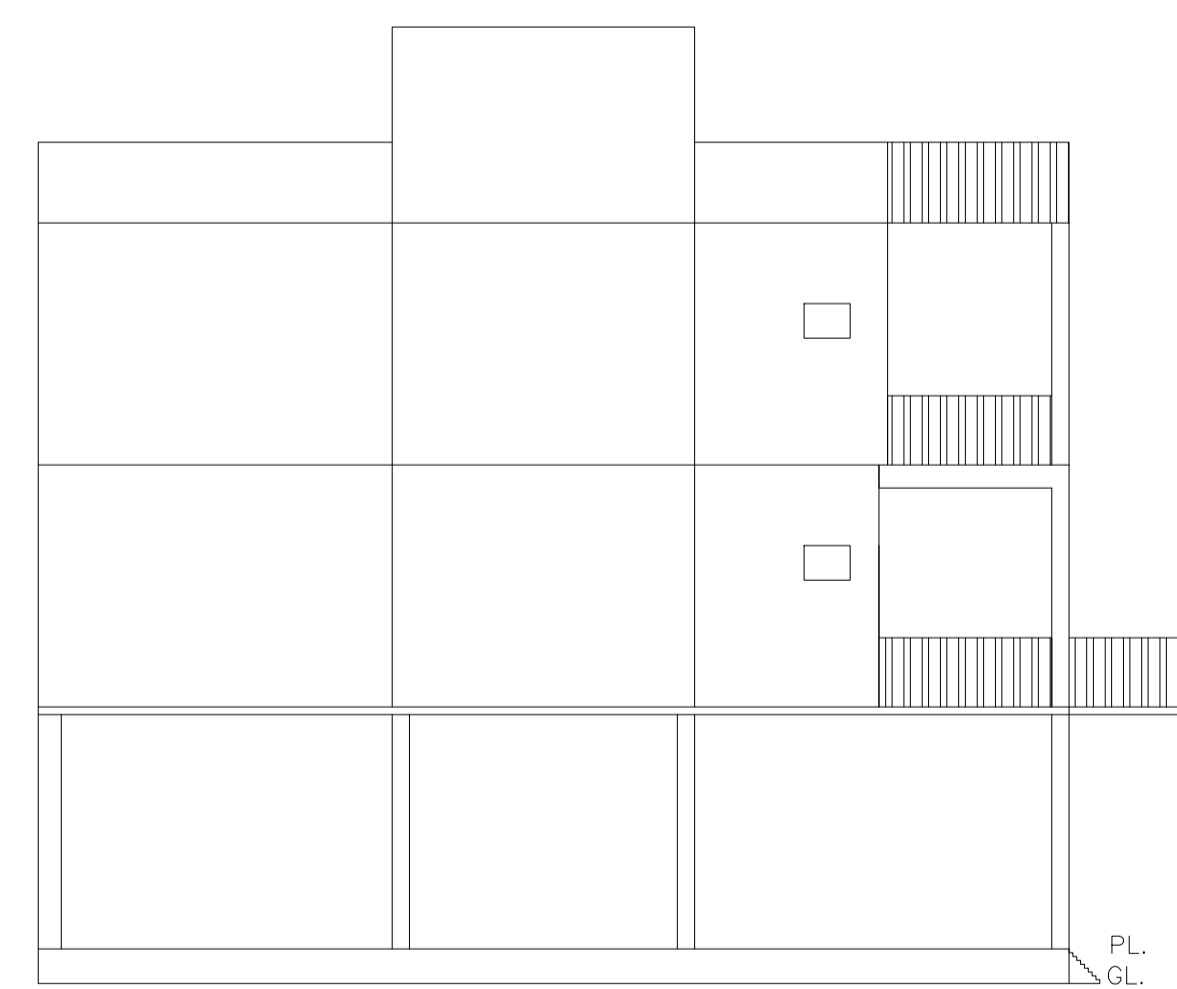
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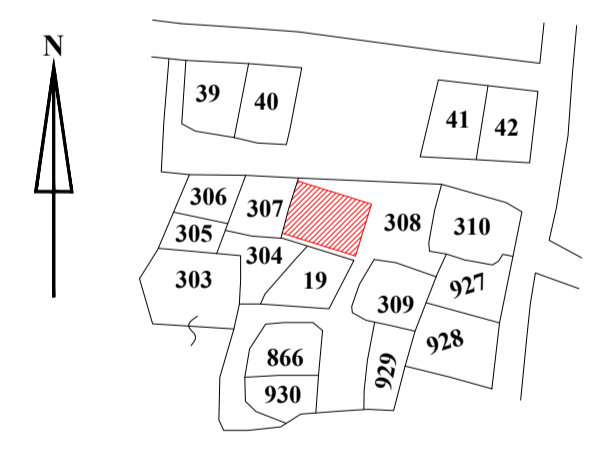
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SCALE - 1 : 2



FRONT SIDE ELEVATION  
SCALE - 1 : 2



LEFT SIDE ELEVATION  
SCALE - 1 : 2



LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
Kushjee Pandey DMC/ARC/0027/2017			