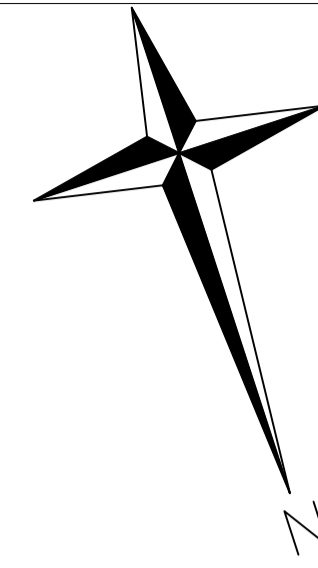


Proposal Basic Information

Proposal File No.	DMC/BP/0261/W22/2021
Owner Name	JAGARNATH HAJARA
Khata No	OLD - 59 , NEW- 124
Plot No	OLD - 1271,1272,1273,1274 , NEW - 856,857
Village Name	Bhelaland
Use	Assembly
SubUse	Banquet Hall



AREA STATEMENT	VERSION NO.: 1.0.61	
DHANBAD MUNICIPAL CORPORATION	VERSION DATE: 16/10/2020	
PROJECT DETAIL:		
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Assembly	
District: DHANBAD	Plot SubUse: Banquet Hall	
Authority: DHANBAD MUNICIPAL CORPORATION	PlotNearby/ReligiousStructure: NA	
Inward No: DMC/BP/0261/W22/2021	PlotSubPlot No: OLD - 1271,1272,1273,1274 , NEW - 856,857	
Application Type: General Proposal	North: Road Width - 45.7 M HIRAK ROAD	
Project Type: Building Permission	South: Plot No. - PART OF NEW PLOT NO - 857	
Nature of Development: New	East: Plot No. - PART OF NEW PLOT NO - 856 & 857	
Location of Development Area: Old Area	West: Plot No. - PART OF NEW PLOT NO - 856 & 857	
AREA DETAILS:		
AREA OF PLOT (Minimum)	(A)	SQ.MT. 1635.87
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	1635.87
Deduction for Balance Plot Area(from Gross Plot Area)		
Common Plot		186.34
Total		186.34
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	1449.52
FLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	1635.87
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions)	1635.87
COVERAGE CHECK		
Permissible Coverage area (50.00 %)		817.93
Proposed Coverage Area (27.70 %)		453.15
Total Prop. Coverage Area (27.7 %)		453.15
Balance coverage area (22.30 %)		364.78
FAR CHECK		
Perm. FAR Area (2.25)		3680.71
Total Perm. FAR area		3680.71
Commercial FAR		200.20
Special FAR		872.74
Proposed FAR Area		1072.94
Total Proposed FAR Area		1072.94
Consumed FAR (Factor)		0.66
Balance FAR Area		2607.77
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		1084.24
ARCHITECT (Regd)	Kushjee Pandey	
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)	JAGARNATH HAJARA	
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)	Light Green
EXISTING (To be demolished)	Light Blue

Buildingwise Floor FAR Details

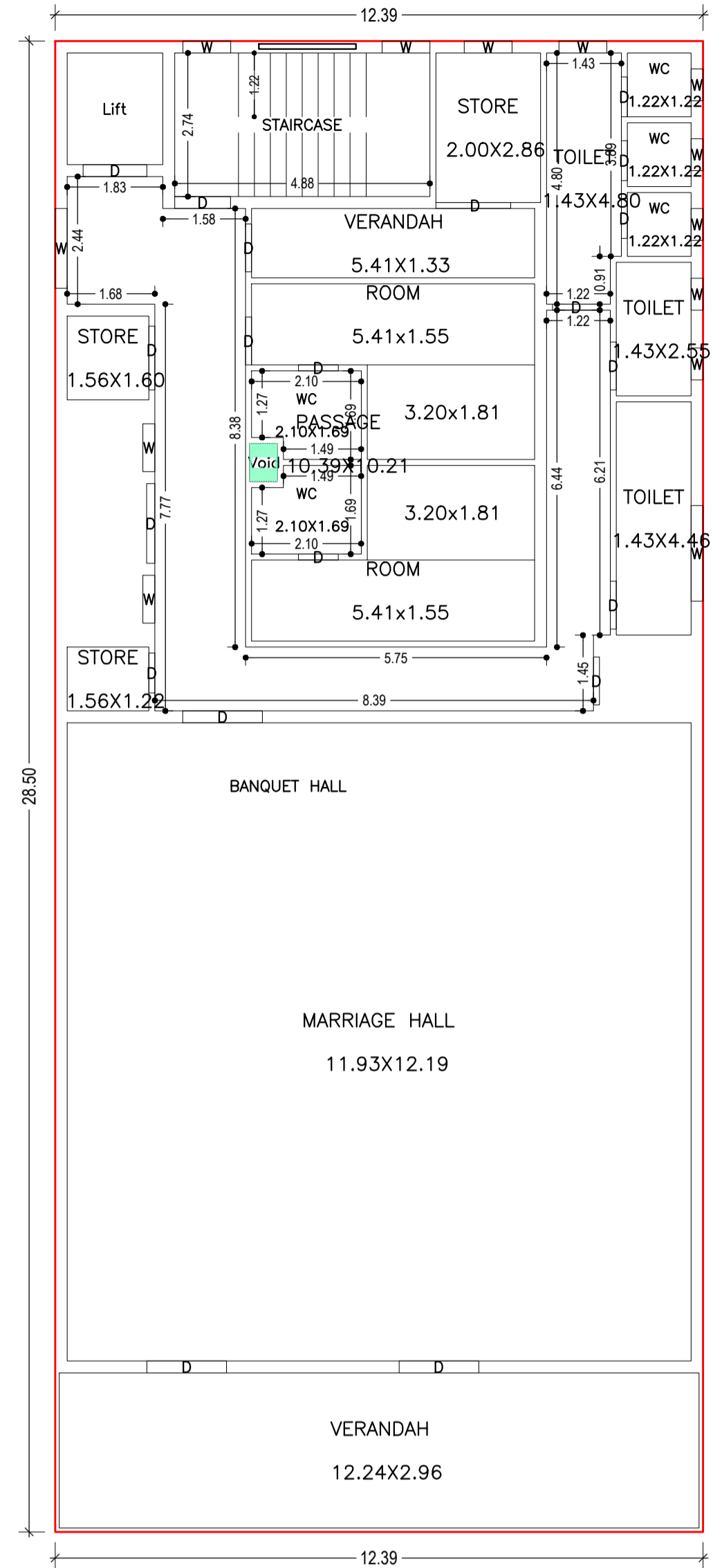
Floor Name	Building Name		B (B)		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Ground Floor	353.05	352.66	100.10	100.10	453.15	452.76
First Floor	171.28	166.60	100.10	100.10	271.38	266.70
Second Floor	359.71	353.47	0.00	0.00	359.71	353.47
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00
Total:	884.04	872.73	200.20	200.20	1084.24	1072.93

Building USE/SUBUSE Details

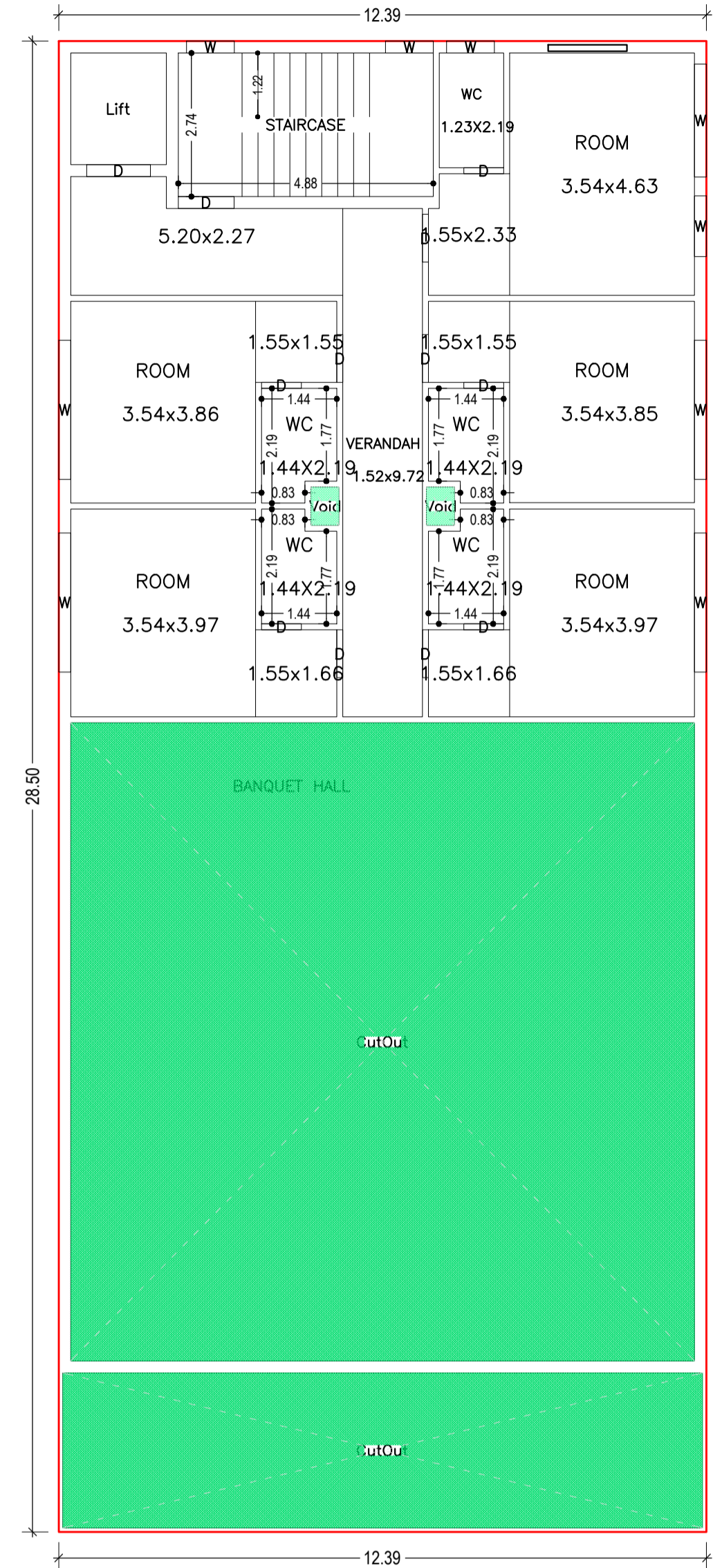
Building Name	Building Use	Building SubUse	Building Structure
A (A)	Assembly	Theatre	Non-Highrise
B (B)	Commercial	Shop	Non-Highrise

UnitBUA Table for Building :A (A)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	BANQUET HALL	OTHER	348.76	348.58	17	1
FIRST FLOOR PLAN	BANQUET HALL	OTHER	166.60	166.42	11	1
SECOND FLOOR PLAN	BANQUET HALL	OTHER	353.47	353.29	27	1
Total:			868.83	868.29	55	3



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



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

Building :A (A)

Floor Name	Gross Builtup Area	Deductions From Gross BUA/Area in Sq.mt.)	Total Built Up Area (Sq.mt.)		Proposed FAR Area (Sq.mt.)		Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
			Cutout	Lift	Void	Commercial			
Ground Floor	353.05	0.00	353.05	0.00	0.39	352.66	352.66	352.66	01
First Floor	353.05	181.77	171.28	3.90	0.78	166.60	166.60	166.60	01
Second Floor	359.71	0.00	359.71	3.90	2.34	353.47	353.47	353.47	01
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total	1065.81	181.77	884.04	7.80	3.51	872.74	872.73	872.73	03
Total Number of Same Buildings	1								
Total:	1065.81	181.77	884.04	7.80	3.51	872.74	872.73	872.73	03

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (A)	D	0.76	2.10	24
A (A)	D	0.91	2.10	24
A (A)	D	1.07	2.10	03
A (A)	D	1.22	2.10	04
A (A)	D	1.43	2.10	01
A (A)	D	1.52	2.10	04

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (A)	W	0.61	1.20	05
A (A)	W	0.91	1.20	14
A (A)	W	1.16	1.20	02
A (A)	W	1.52	1.20	01
A (A)	W	1.83	1.20	01
A (A)	W	2.16	1.20	02
A (A)	W	2.66	1.20	16

FAR & Tenement Details (Table 4c-1)

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.)		Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
					Cutout	Lift	Void	Commercial			
A (A)	1	1065.81	181.77	884.04	7.80	3.51	0.00	872.74	872.73	872.73	03
B (B)	1	200.20	0.00	200.20	0.00	0.00	200.20	0.00	200.20	200.20	02
Grand Total	2	1266.01	181.77	1084.24	7.80	3.51	200.20	872.74	1072.93	1072.93	05

Required Parking (Table 7a)

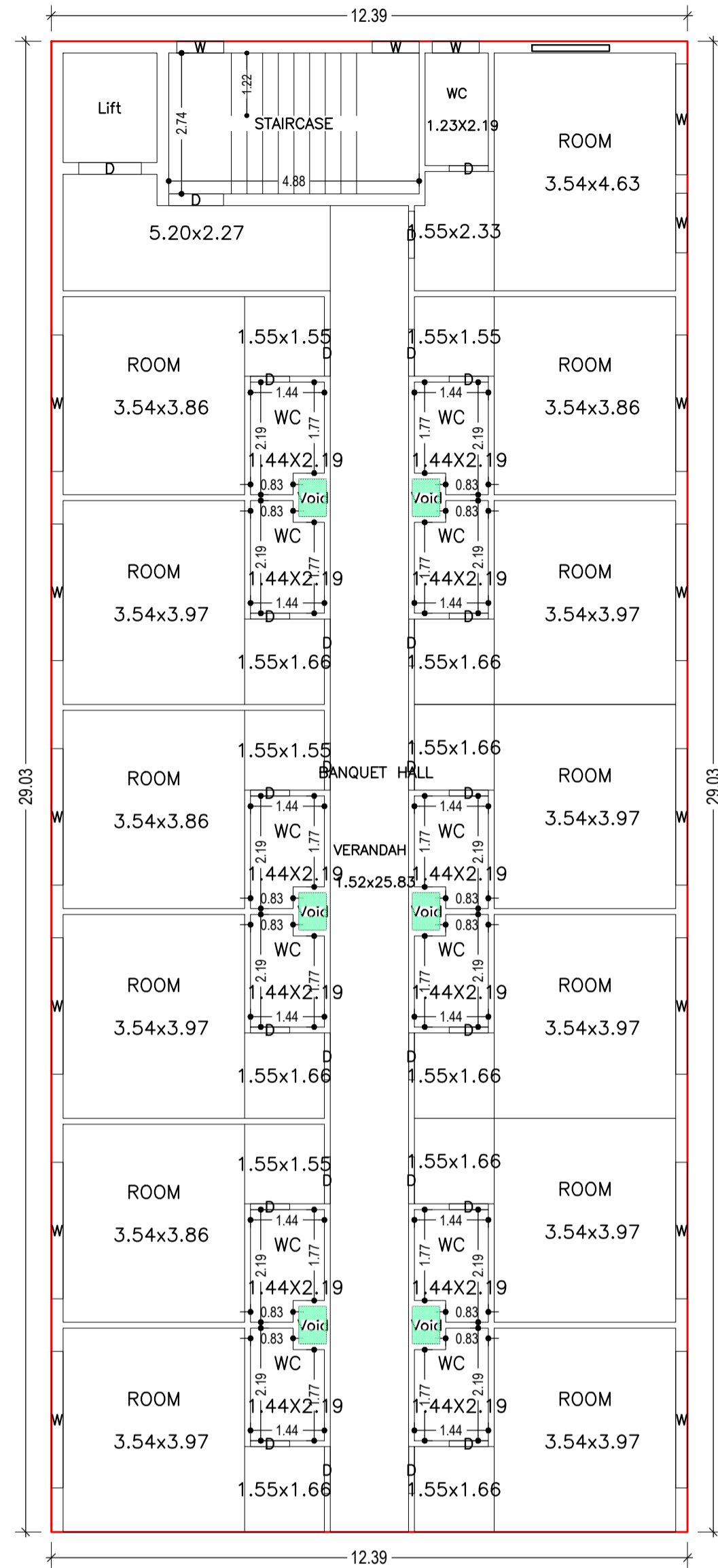
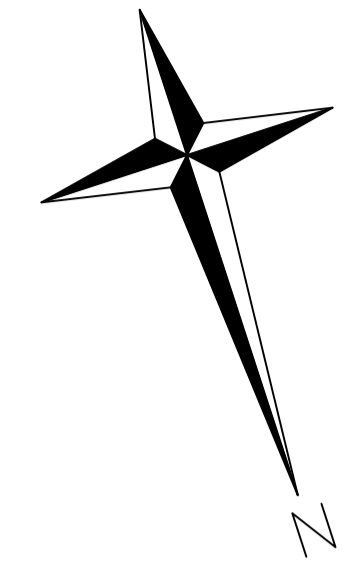
Building Name	Type	SubUse	Area (Sq.mt.)		Units		Car		Visitors Car		TwoWheeler	
			Reqd.	Prop.	Reqd.	Prop.	Reqd./Unit	Prop.	Reqd./Unit	Prop.	Reqd./Unit	Prop.
A (A)	Assembly	Theatre	> 0	10	1	1	-	-	-	-	-	-
			> 0	10	-	-	-	-	-	-	1	-
			> 0	50	173.43	1	3	-	-	-	-	-
B (B)	Commercial	Shop	> 0	50	173.43	-	-	-	-	-	1	8
Total			-	-	-	-	4	25	-	0	3	8

Parking Check (Table 7b)

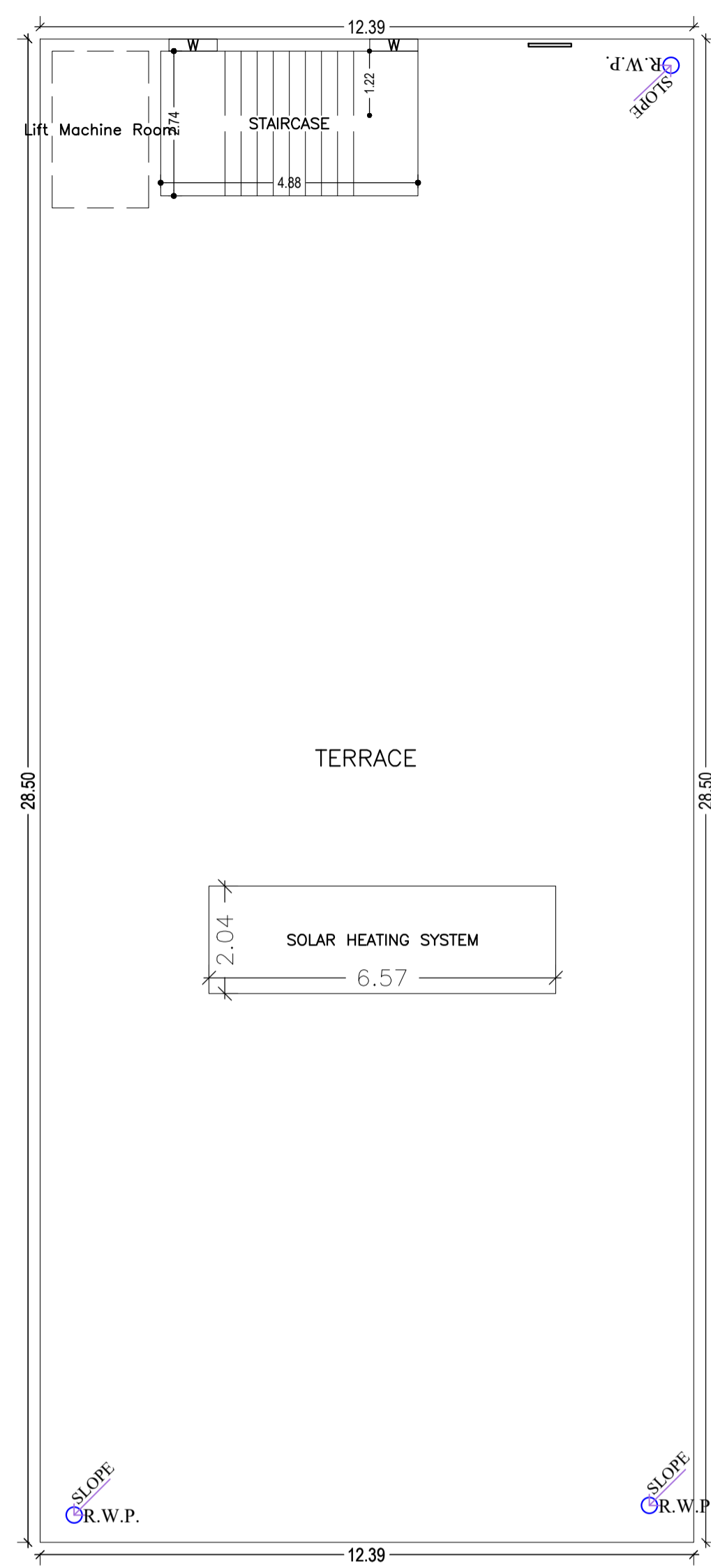
Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	25	312.50
Total Car	4	50.00	25	312.50
Visitor's Car Parking	-	-	3	37.50
Total Visitor Parking	-	-	3	37.50
TwoWheeler	-	-	12	24.00
Total TwoWheeler	8	16.00	12	24.00
Total		66.00		398.00

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

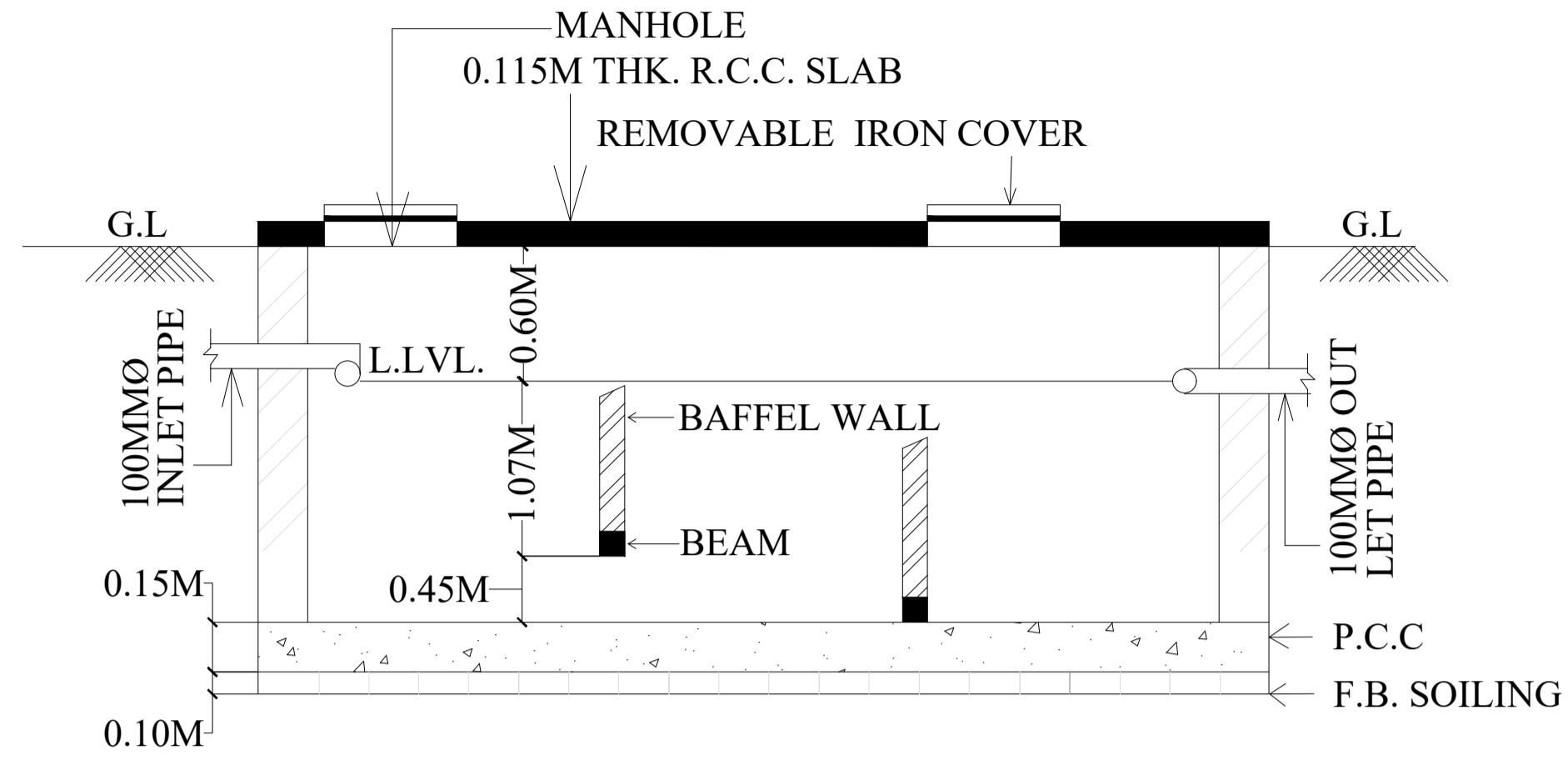
Proposal Basic Information	
Proposal File No.	DMC/BP/0261/W22/2021
Owner Name	JAGARNATH HAJARA
Khata No	OLD - 59 , NEW- 124
Plot No	OLD - 1271,1272,1273,1274 , NEW - 856,857
Village Name	Bhelaland
Use	Assembly
SubUse	Banquet Hall



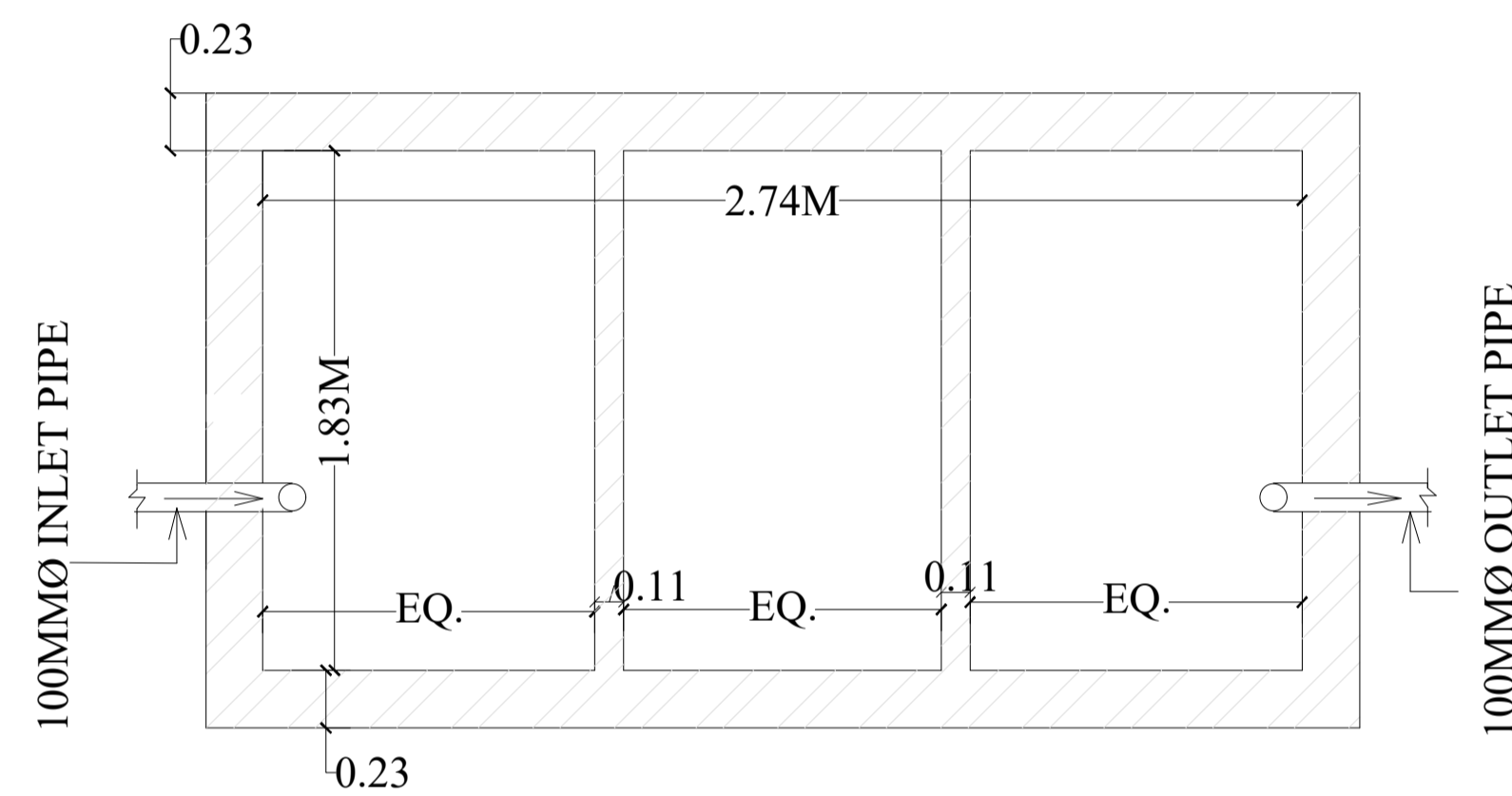
SECOND FLOOR PLAN
(Proposed)
(SCALE 1:100)



TERRACE FLOOR PLAN
(SCALE 1:100)

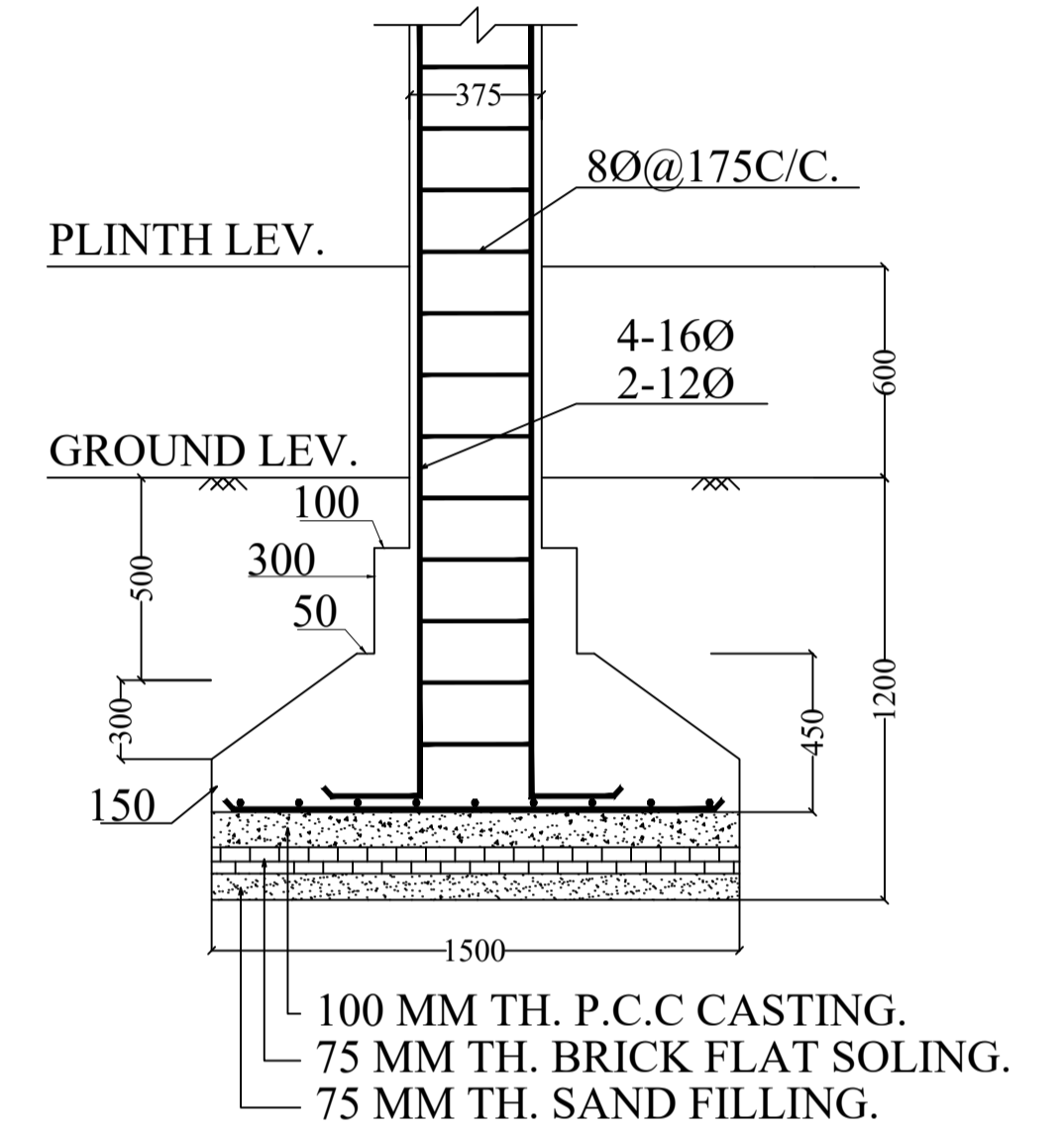


SECTION OF SEPTIC TANK.

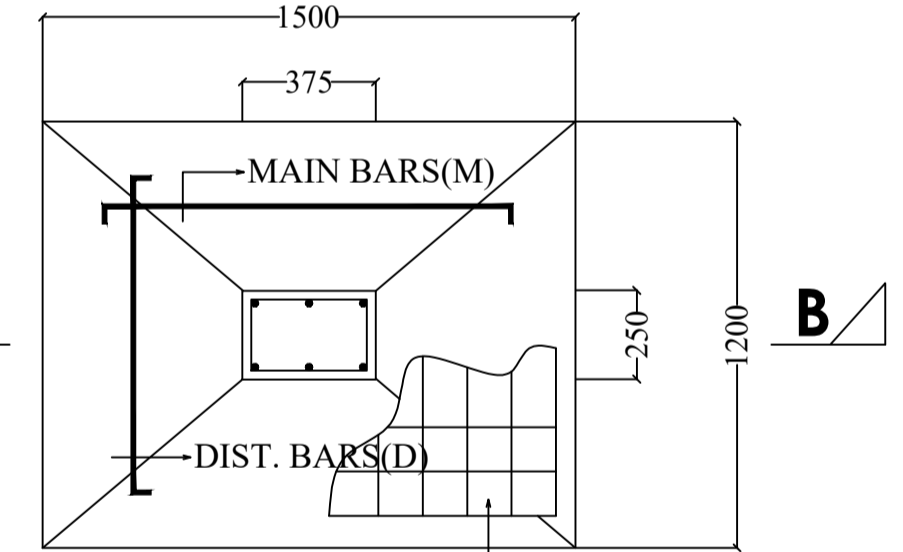


PLAN OF SEPTIC TANK.

Septic Tank Detail

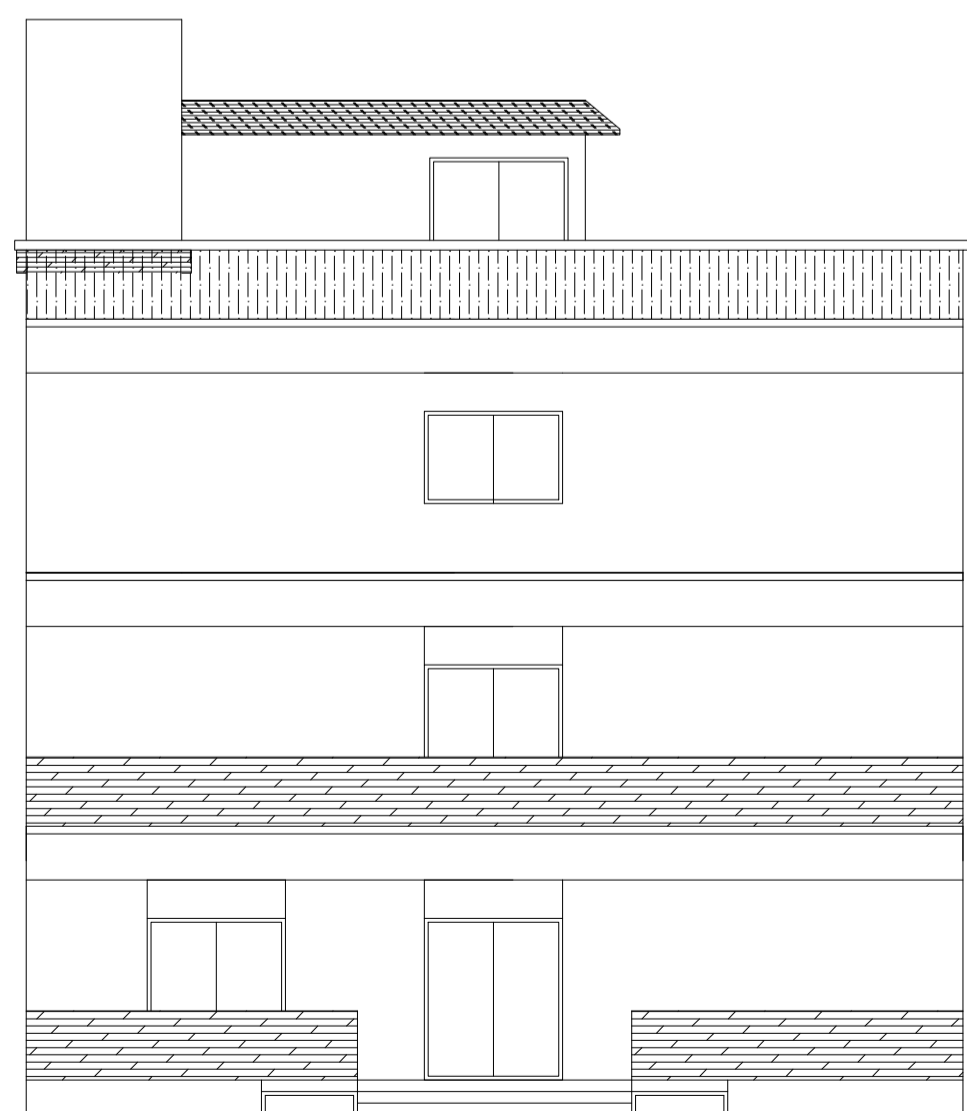


SECTION:-(B-B)

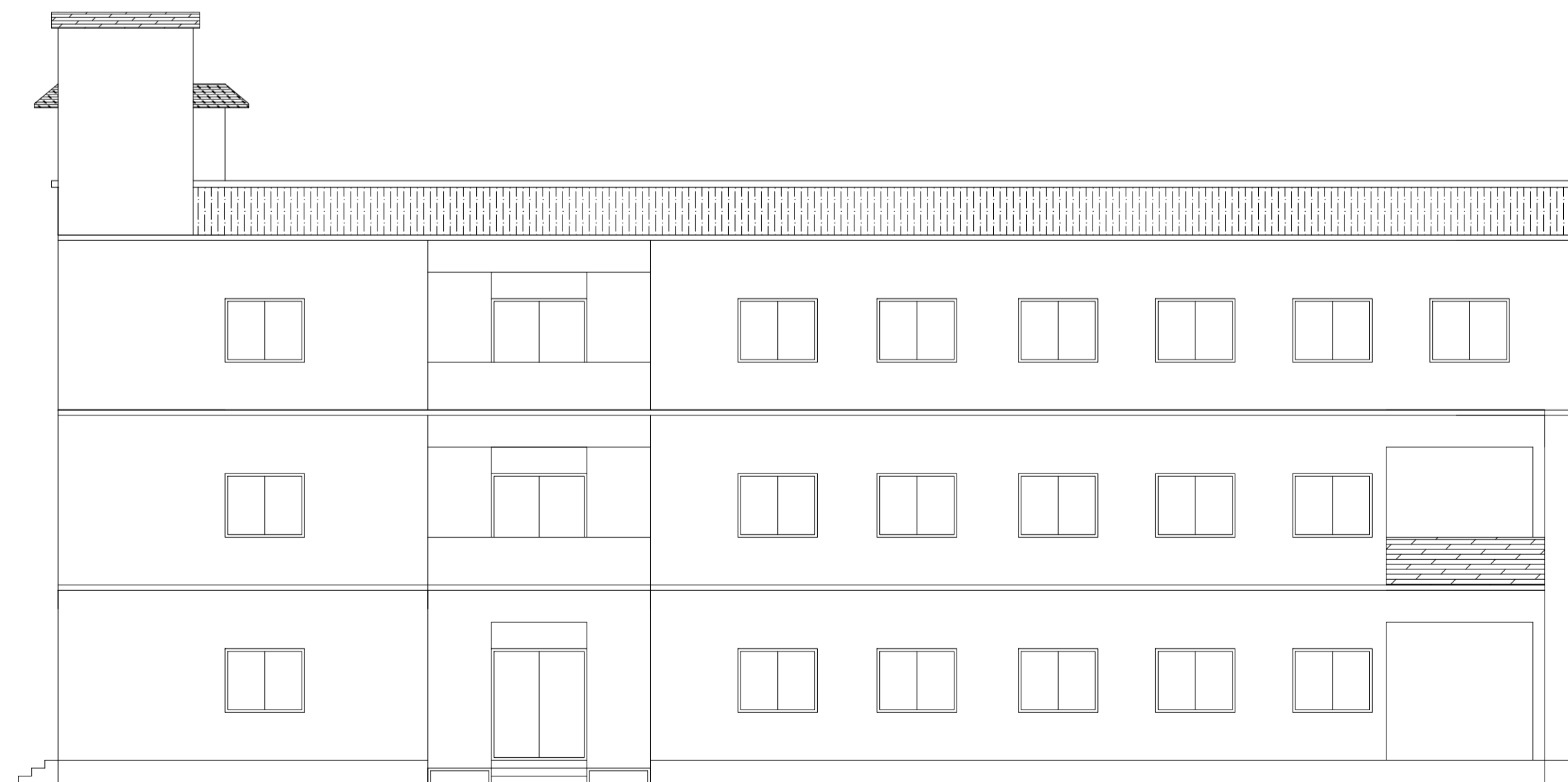


100@125MMC/C
BOTH DIRECTION
FOUNDATION PLAN
OF CLOUMN

Structure Detail

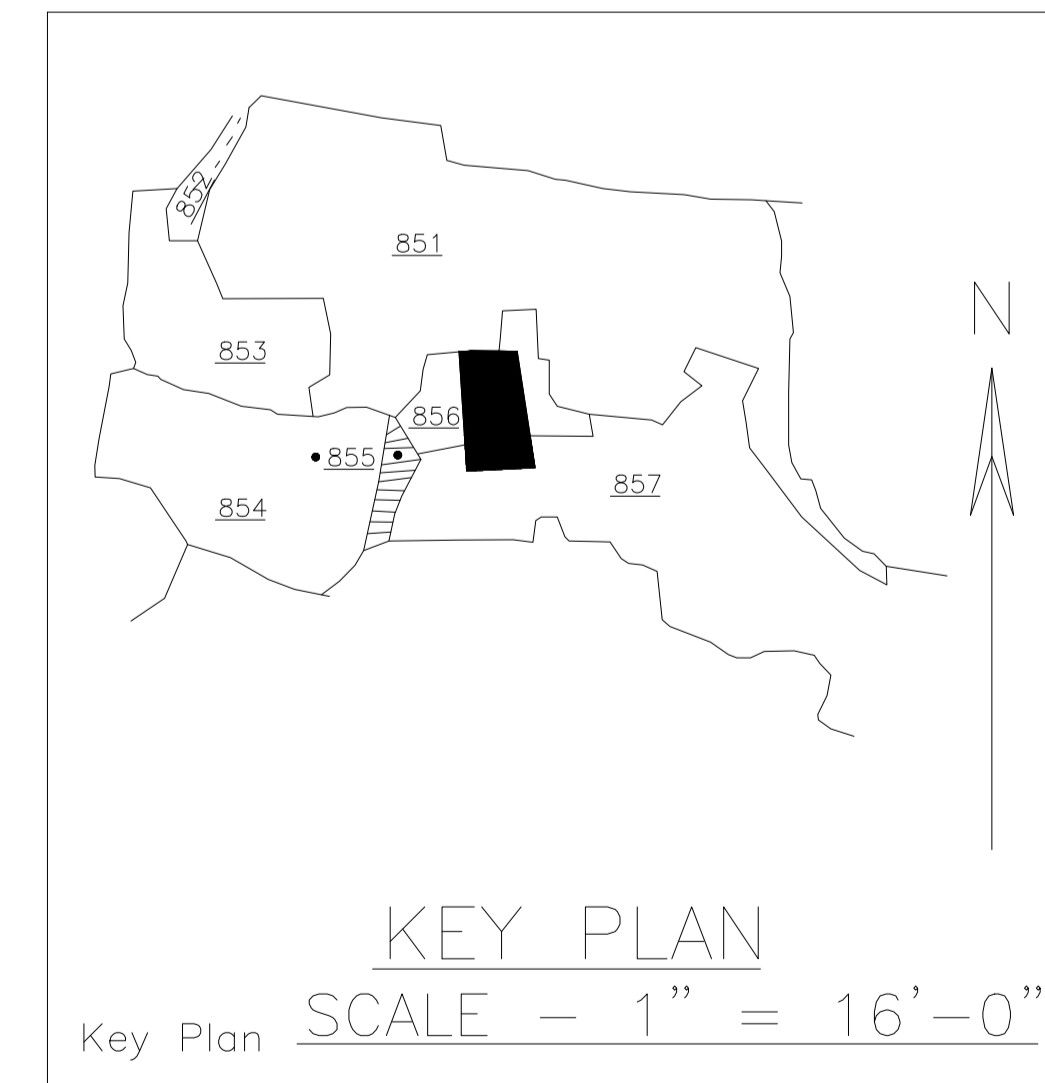


Elevation 1 Detail



LEFT SIDE ELEVATION

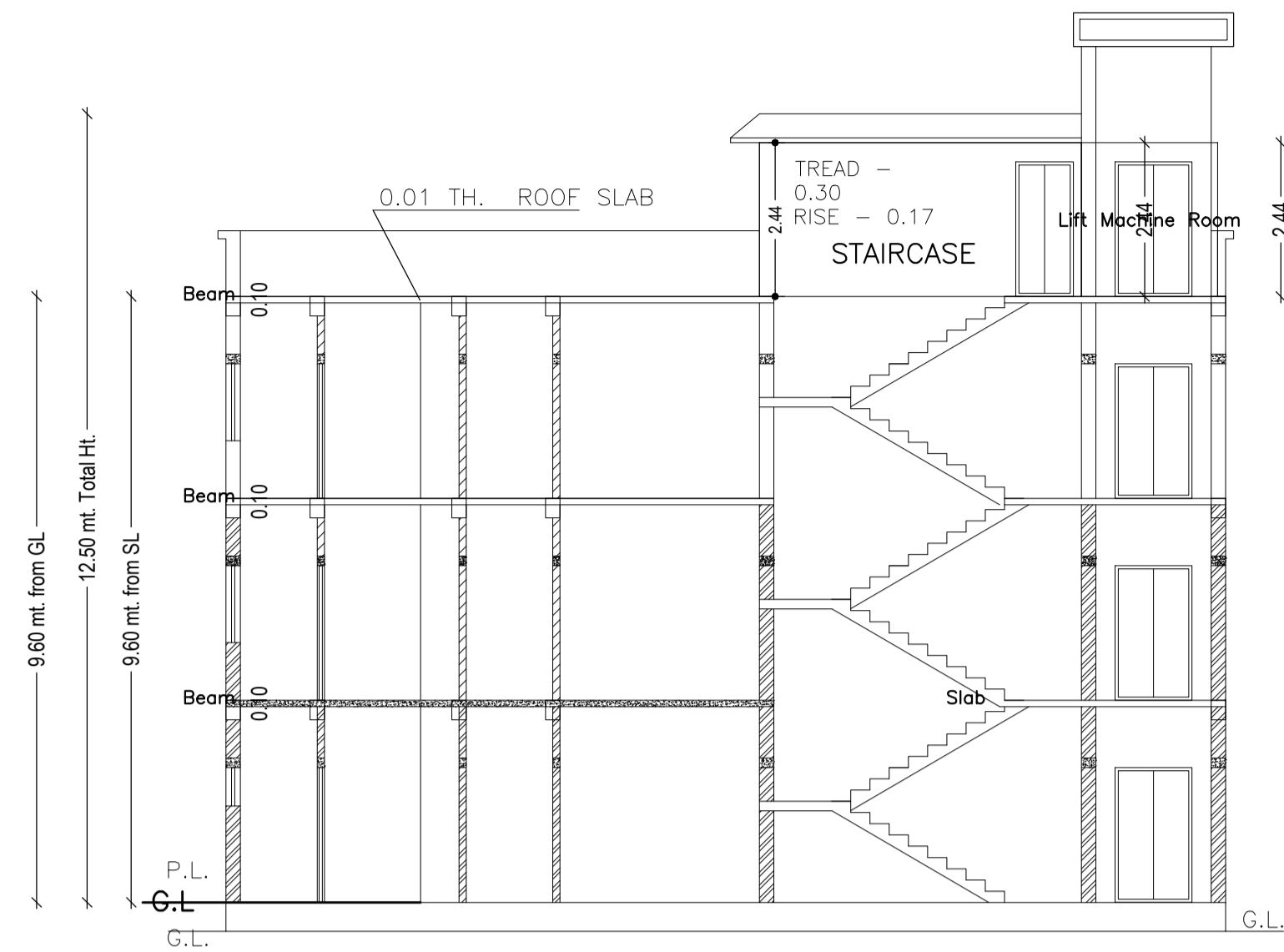
Elevation 2 Detail



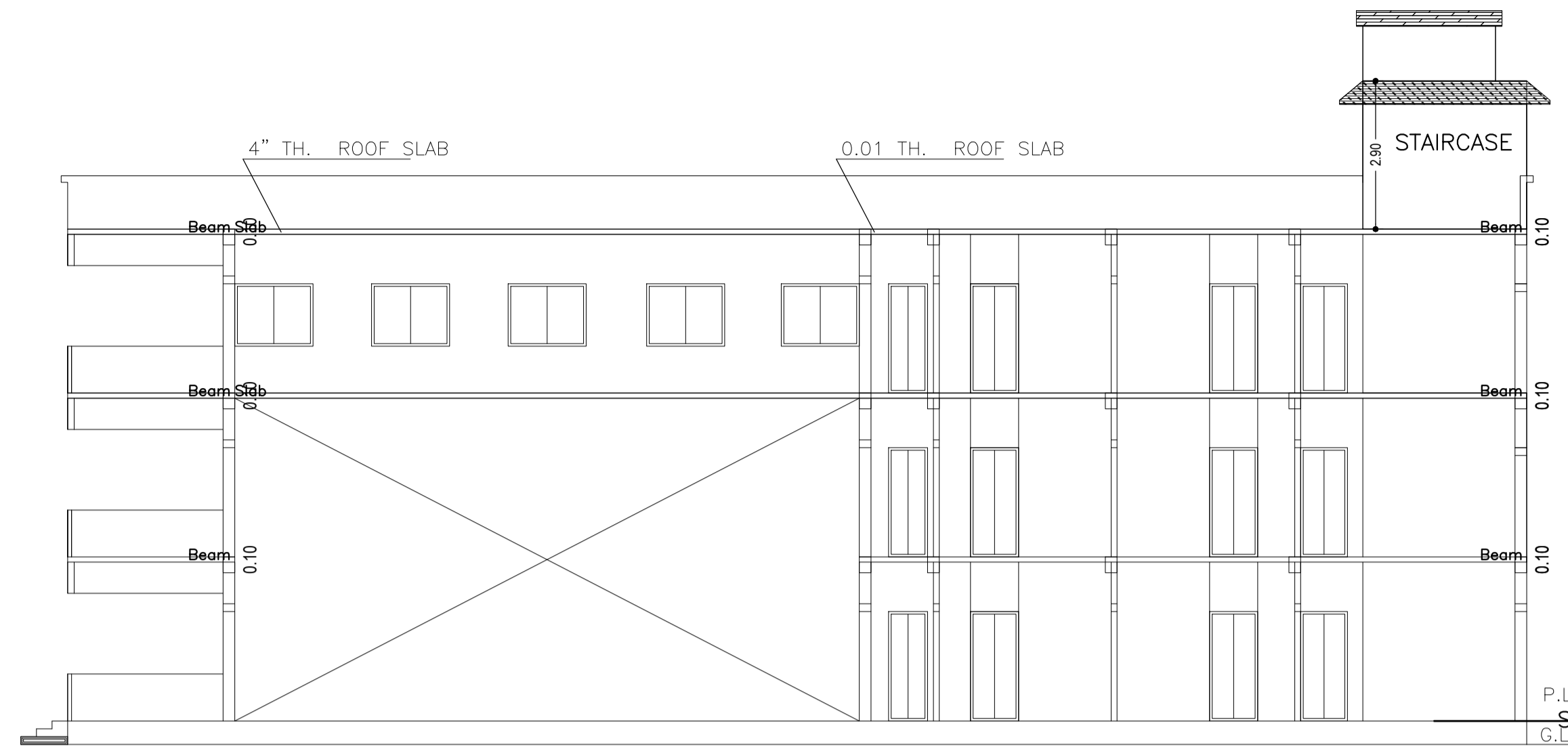
KEY PLAN
Key Plan SCALE - 1" = 16'-0"

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

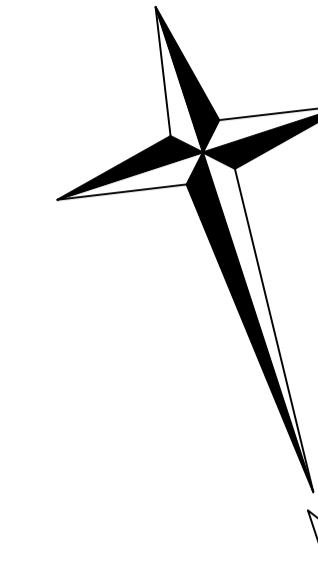
Proposal Basic Information	
Proposal File No.	DMC/BP/0261/W22/2021
Owner Name	JAGARNATH HAJARA
Khata No	OLD - 59 , NEW- 124
Plot No	OLD - 1271,1272,1273,1274 , NEW - 856,857
Village Name	Bhelaland
Use	Assembly
SubUse	Banquet Hall



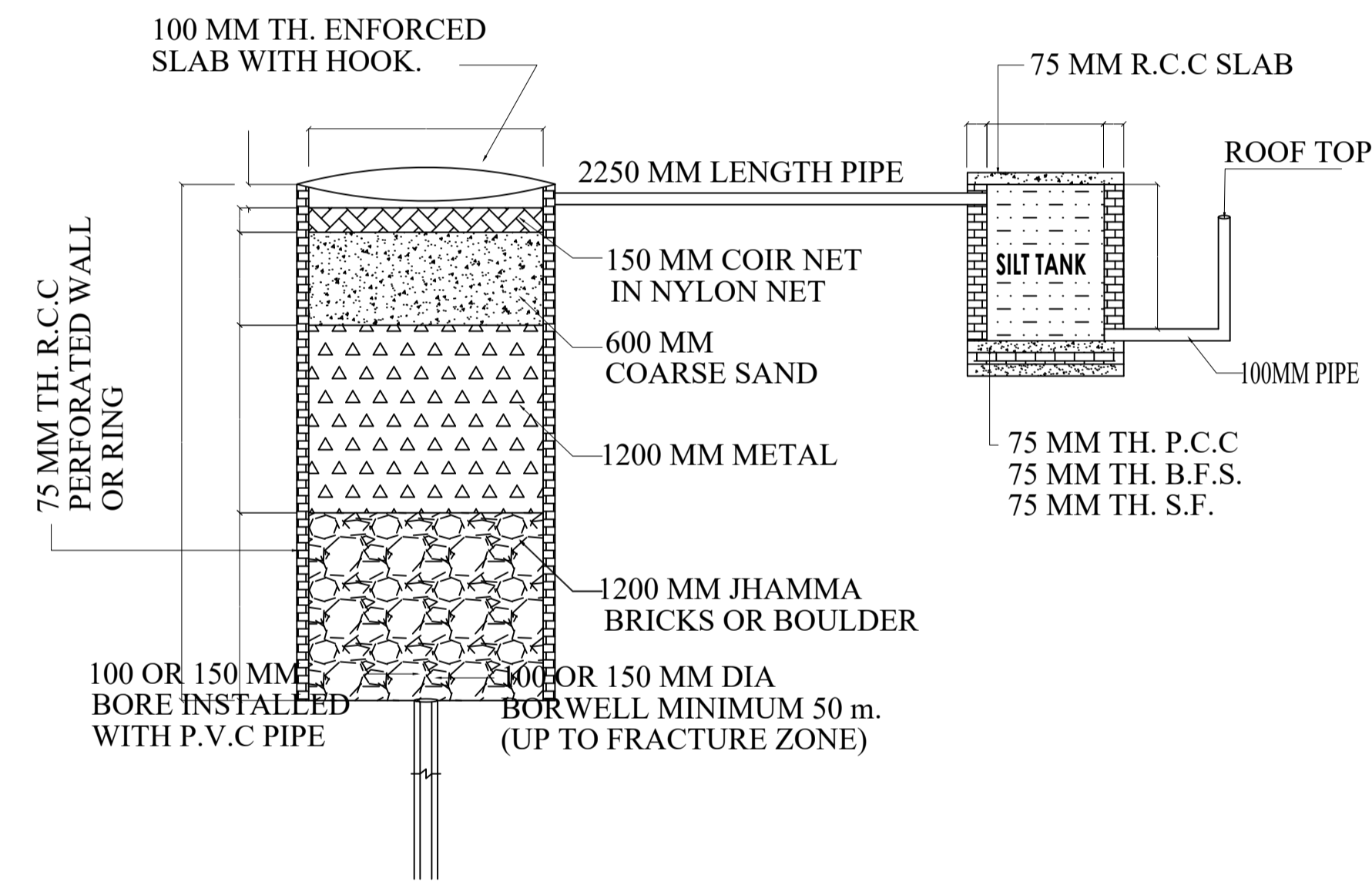
SECTION X - X



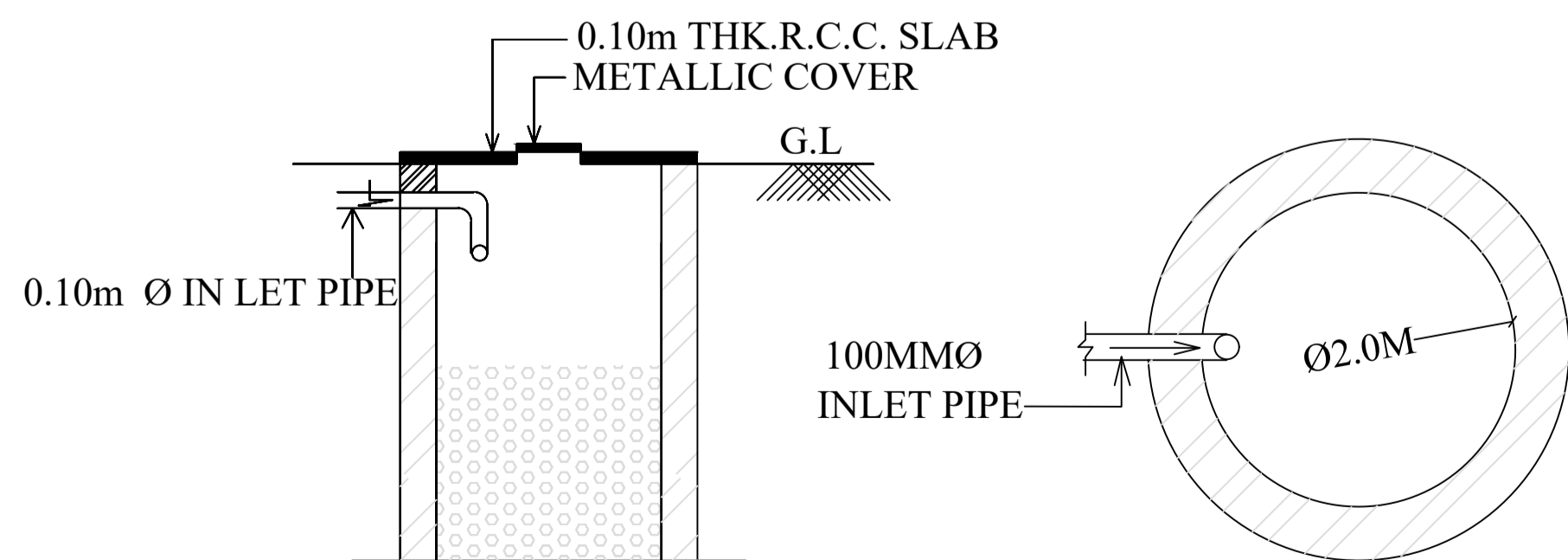
SECTION Y - Y



SECTION



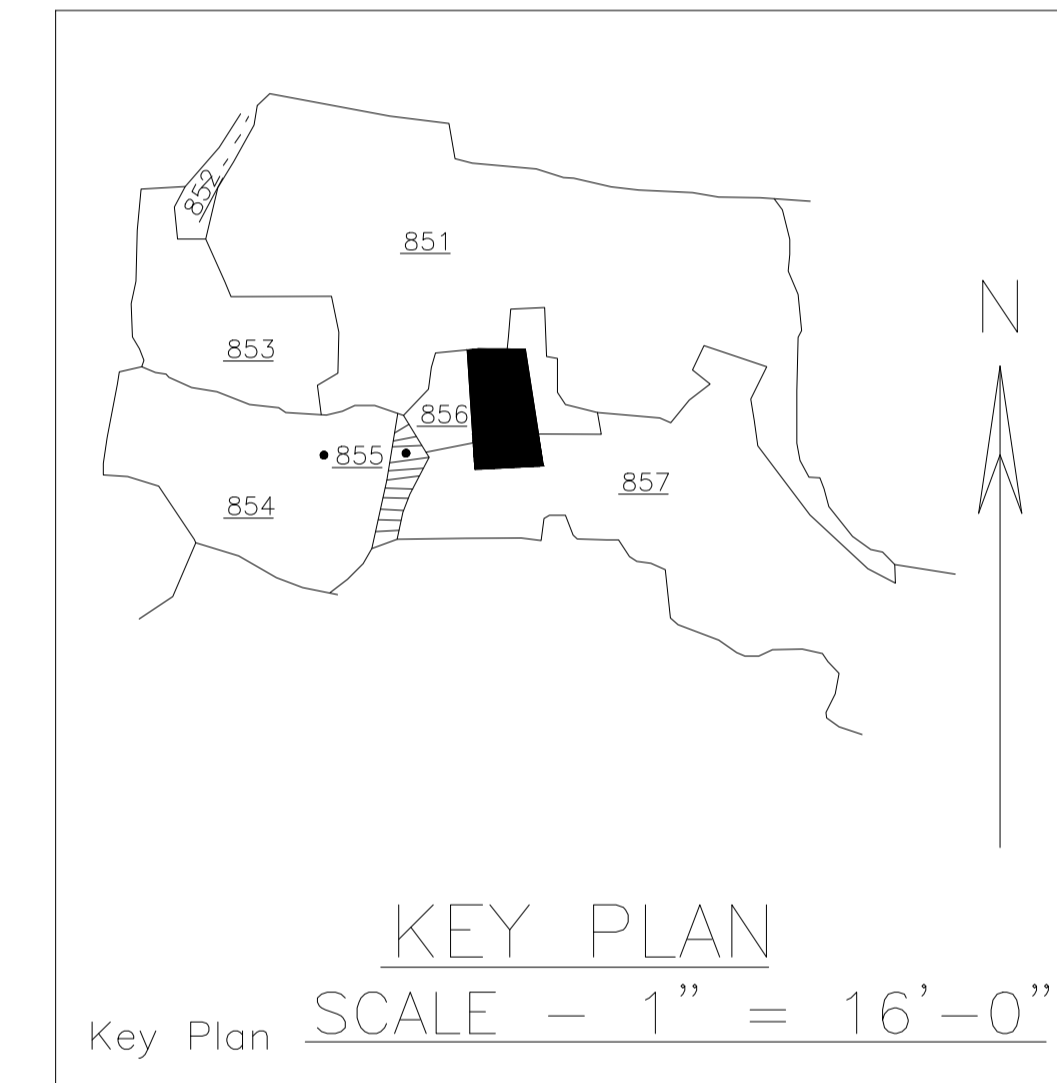
DETAIL OF GROUND WATER RECHARGING PIT WITH SILT TANK



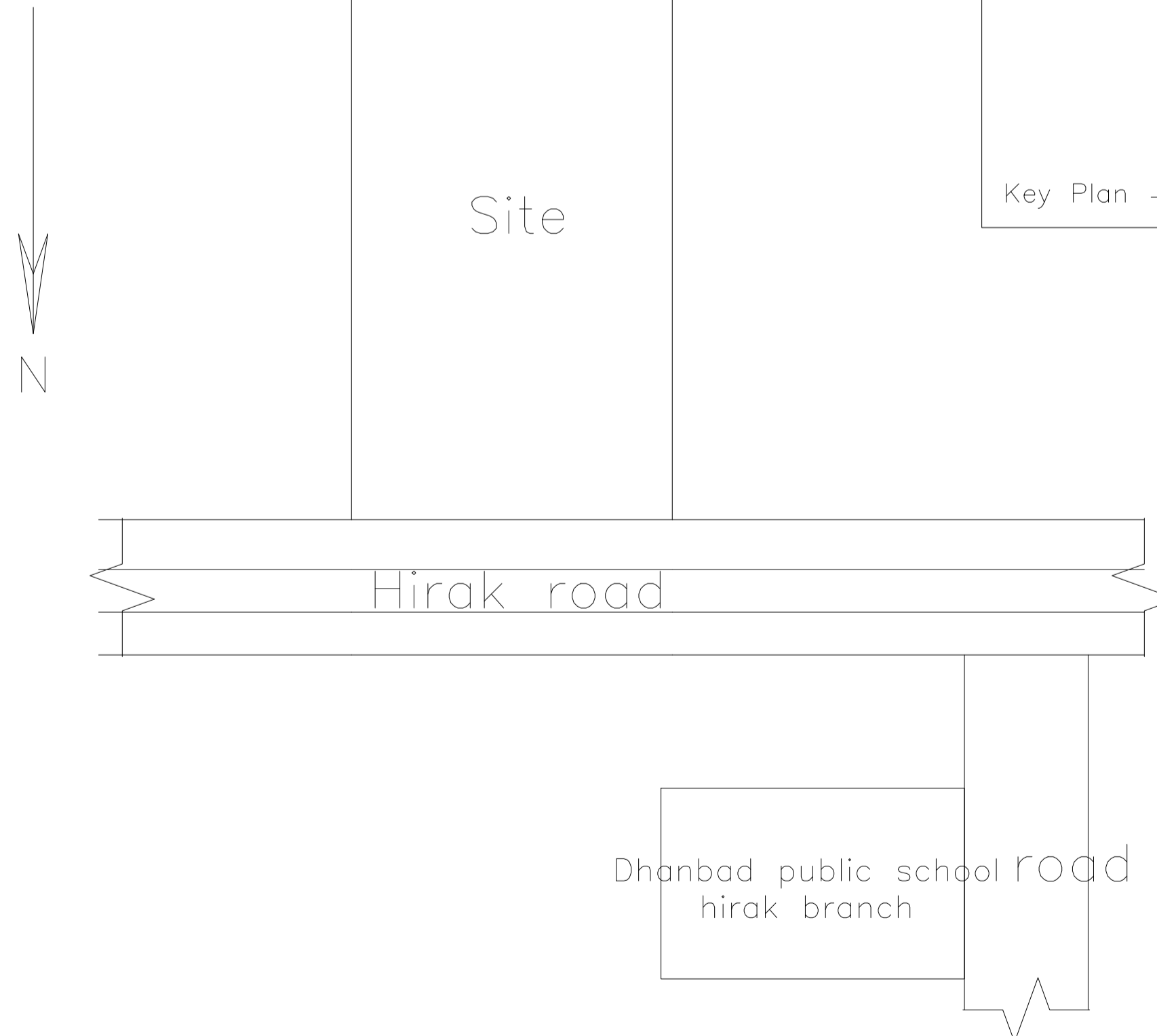
SECTION OF SOAK PIT

PLAN OF SOAK PIT

Rain Water Storage Tank Detail

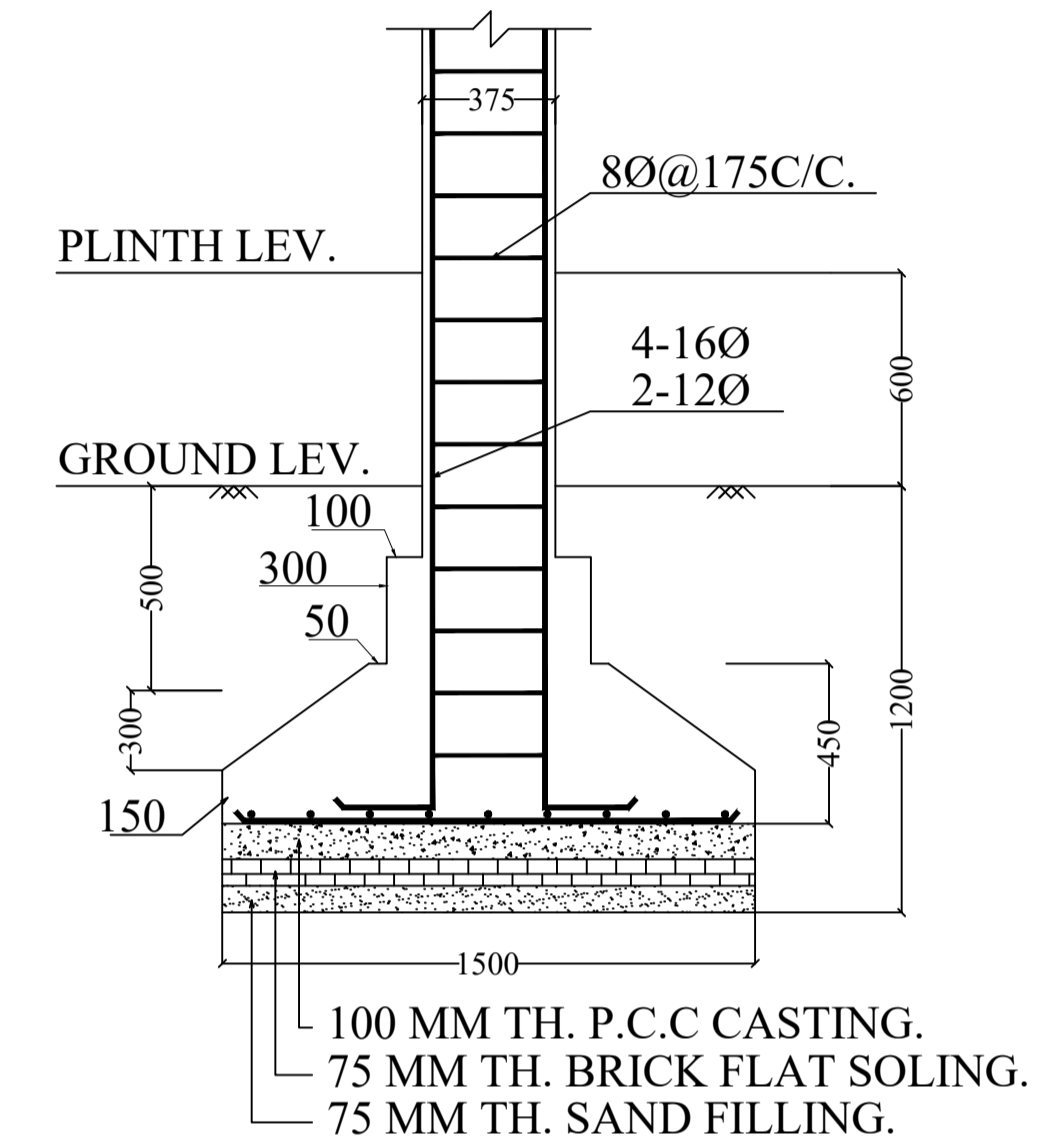


KEY PLAN SCALE - 1" = 16'-0"

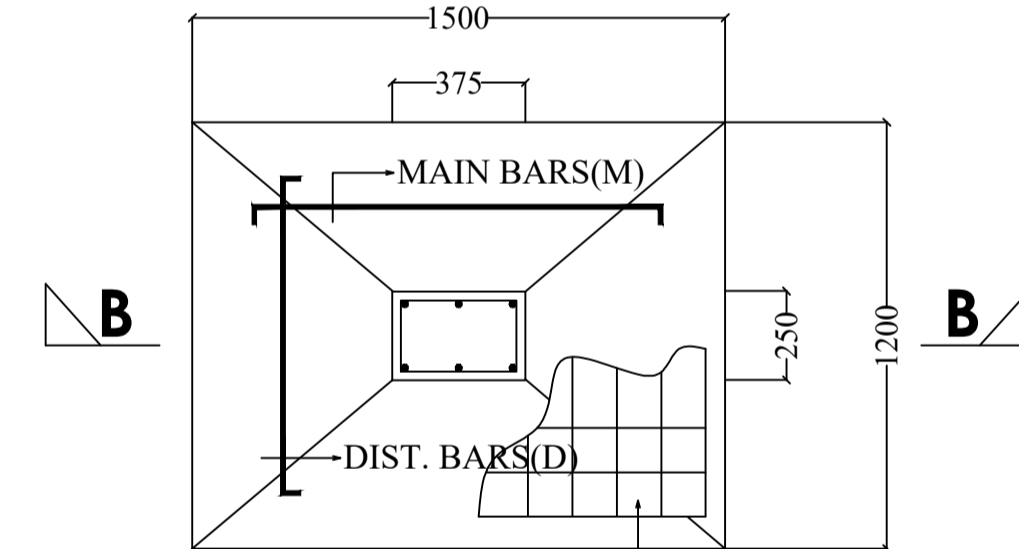


LOCATION PLAN SCALE - 1" = 16'-0"

Location Plan



SECTION -(B-B)



FOUNDATION PLAN OF COLUMN

Structure Detail

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

