

SITE PLAN

Building :AA (BB)

Floor Name	Total Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)		Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Trmt (No.)
		Resi.	Commercial			
Ground Floor	142.14	0.00	142.14	142.14	142.14	01
First Floor	142.06	0.00	142.06	142.06	142.06	01
Second Floor	142.69	142.69	0.00	142.69	142.69	01
Third Floor	142.69	142.69	0.00	142.69	142.69	01
Terrace Floor	0.00	0.00	0.00	0.00	0.00	00
Total :	569.58	285.38	284.19	569.58	569.58	04
Total Number of Same Buildings	1					
Total :	569.58	285.38	284.19	569.58	569.58	04

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
AA (BB)	D	0.81	2.10	01
AA (BB)	D	0.82	2.10	04
AA (BB)	D	0.83	2.10	04
AA (BB)	D	0.85	2.10	02
AA (BB)	D	1.04	2.10	02
AA (BB)	D	1.07	2.10	11
AA (BB)	D	1.36	2.10	04
AA (BB)	D	1.38	2.10	04
AA (BB)	D	1.55	2.10	02
AA (BB)	RS	1.78	2.10	01
AA (BB)	RS	1.83	2.10	02
AA (BB)	RS	2.06	2.10	02
AA (BB)	RS	2.07	2.10	02
AA (BB)	RS	2.18	2.10	01
AA (BB)	RS	2.32	2.10	04

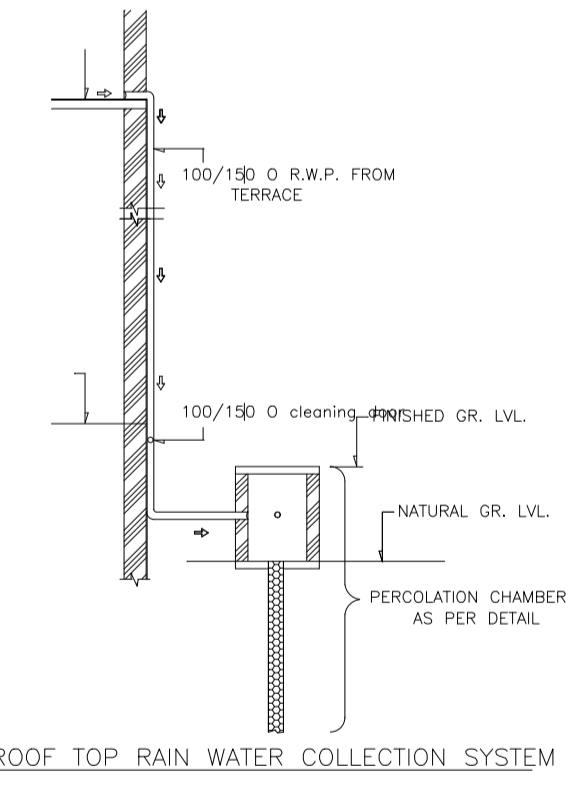
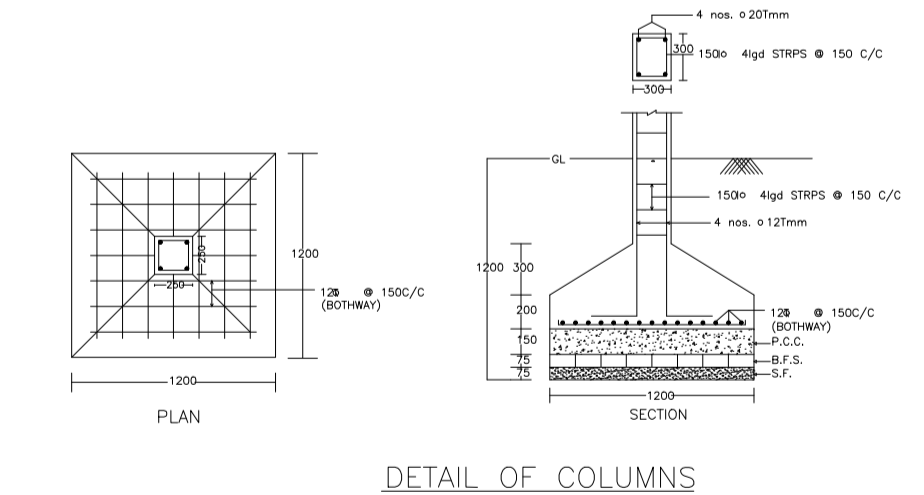
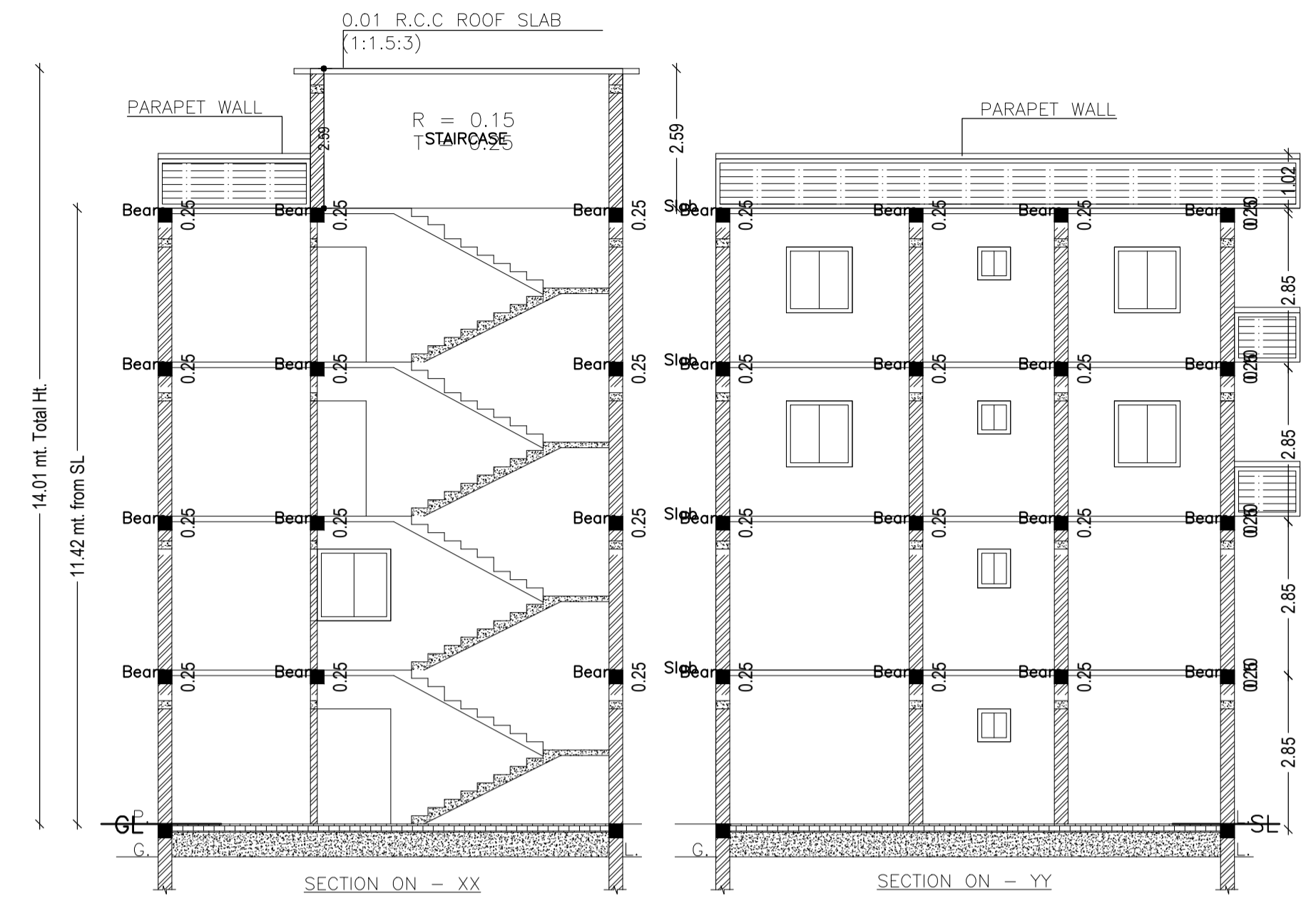
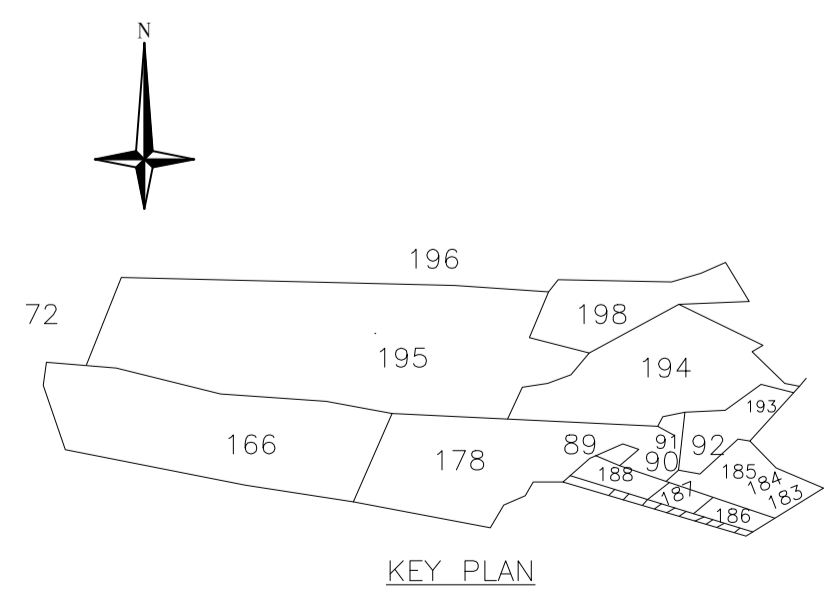
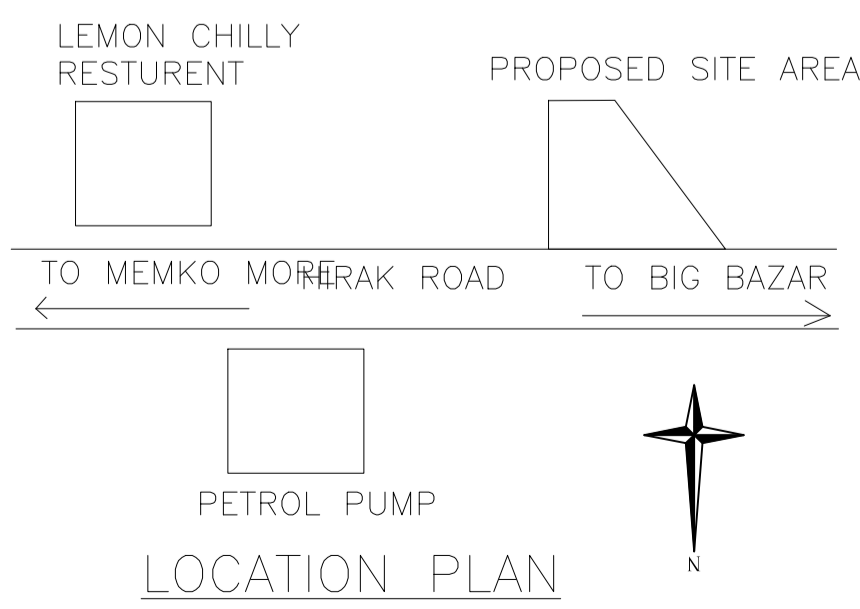
SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
AA (BB)	W	0.61	1.20	04
AA (BB)	W	0.65	1.20	02
AA (BB)	W	1.33	1.20	01
AA (BB)	W	1.63	1.20	01
AA (BB)	W	1.81	1.20	01
AA (BB)	W	2.40	1.20	02
AA (BB)	W	2.55	1.20	02
AA (BB)	W	2.67	1.20	02

UnitBUA Table for Building :AA (BB)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SHOP	SHOP	142.14	141.98	10	1
FIRST FLOOR PLAN	SHOP	SHOP	142.06	141.89	10	1
TYPICAL - 2 / 3 FLOOR PLAN	SPLIT A	FLAT	142.69	142.53	9	2
Total:			569.58	568.92	38	4

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Proposal Basic Information

Proposal File No.	DMC/BP/0397/W22/2022
Owner Name	SRI NARENDRA KUMAR SHARMA
Khata No	NEW - 16, OLD - 25
Plot No	NEW - 211/293, OLD - 193
Village Name	Amaghata
Use	Mixed
SubUse	Resi+Comm

AREA STATEMENT		VERSION NO. : 1.0.66
DHANBAD MUNICIPAL CORPORATION		VERSION DATE: 16/10/2020
PROJECT DETAIL:		
Region: JHARKHAND URBAN	Plot Use: Mixed	
Local Bodies: DHANBAD	Plot SubUse: Resi+Comm	
Authority: DHANBAD MUNICIPAL CORPORATION	PlotNearbyReligiousStructure: NA	
Inward No: DMC/BP/0397/W22/2022	Plot/SubPlot No: NEW - 211/293, OLD - 193	
Application Type: General Proposal	North: Road Width - 91.43M WIDE ROAD	
Project Type: Building Permission	South: Plot No. - LAND OF A. K. SINGH	
Nature of Development: New	East: Plot No. - LAND OF THIS PLOT OF BISHWANATH CHANDRA	
Location of Development Area: Old Area	West: Plot No. - LAND OF A. K. SINGH	
AREA DETAILS:		
AREA OF PLOT (Minimum)	(A)	SQ.MT. 363.92
NET AREA OF PLOT (Gross Plot Area - Deduction from Gross Plot Area)	(A-Deductions)	363.92
Deduction for Balance Plot Area (from Gross Plot Area)		
Common Plot		39.60
Total		39.60
BALANCE AREA OF PLOT (Net Plot Area - Recreational/Amenity space)	(A-Deductions)	324.32
PLOT AREA FOR COVERAGE (Net Plot Area)	(A-Deductions)	363.92
Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions)	363.92
COVERAGE CHECK		
Permissible Coverage area (60.00 %)		218.35
Proposed Coverage Area (39.06 %)		142.14
Total Prop. Coverage Area (39.06 %)		142.14
Balance coverage area (20.94 %)		76.21
FAR CHECK		
Perm. FAR Area (2.500)		909.80
Total Perm. FAR area		909.80
Residential FAR		285.38
Commercial FAR		284.19
Proposed FAR Area		569.57
Total Proposed FAR Area		569.57
Consumed FAR (Factor)		1.57
Balance FAR Area		340.23
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		569.58
ARCHITECT (Regd)	KUMARI RINKU RANI	
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)	SRI NARENDRA KUMAR SHARMA	
DEVELOPMENT AUTHORITY		LOCAL BODY

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

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.)
Ground Floor	142.14	142.14	142.14	142.14
First Floor	142.06	142.06	142.06	142.06
Second Floor	142.69	142.69	142.69	142.69
Third Floor	142.69	142.69	142.69	142.69
Terrace Floor	0.00	0.00	0.00	0.00
Total :	569.58	569.58	569.58	569.58

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
AA (BB)	Commercial	ResiComm Bldg	Non-Highrise

FAR & Tenement Details (Table 4c-1)

Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)		Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Trmt (No.)
			Resi.	Commercial			
AA (BB)	1	569.58	285.38	284.19	569.58	569.58	04
Grand Total :	1	569.58	285.38	284.19	569.58	569.58	04

Required Parking (Table 7a)

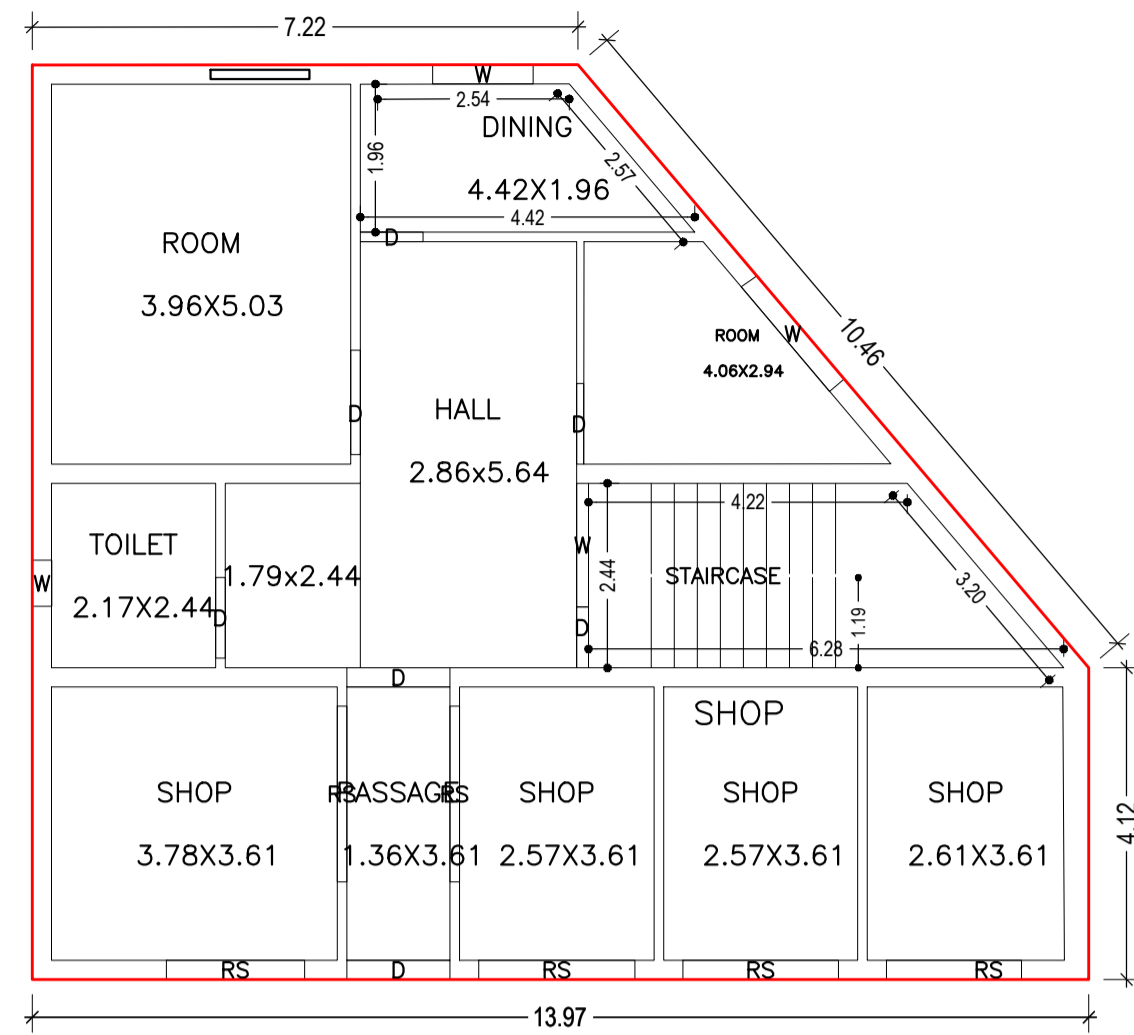
Building Name	Type	SubUse	Area (Sq.mt.)	Units		Car		Visitors Car		TwoWheeler		
				Reqd.	Prop.	Reqd./Unit	Prop.	Reqd./Unit	Prop.	Reqd./Unit	Prop.	
AA (BB)	Commercial	ResiComm Bldg	> 0	50	258.56	1	4	-	-	-	-	
			> 0	50	258.56	-	-	-	-	1	11	
	Residential	Residential Bldg/Apartment	> 140	1	-	1	3	-	-	-	-	
			> 0	1	2.00	-	-	-	-	-	1	2
Total :			> 0	1	2.00	-	-	1	1	-	13	14

Parking Check (Table 7b)

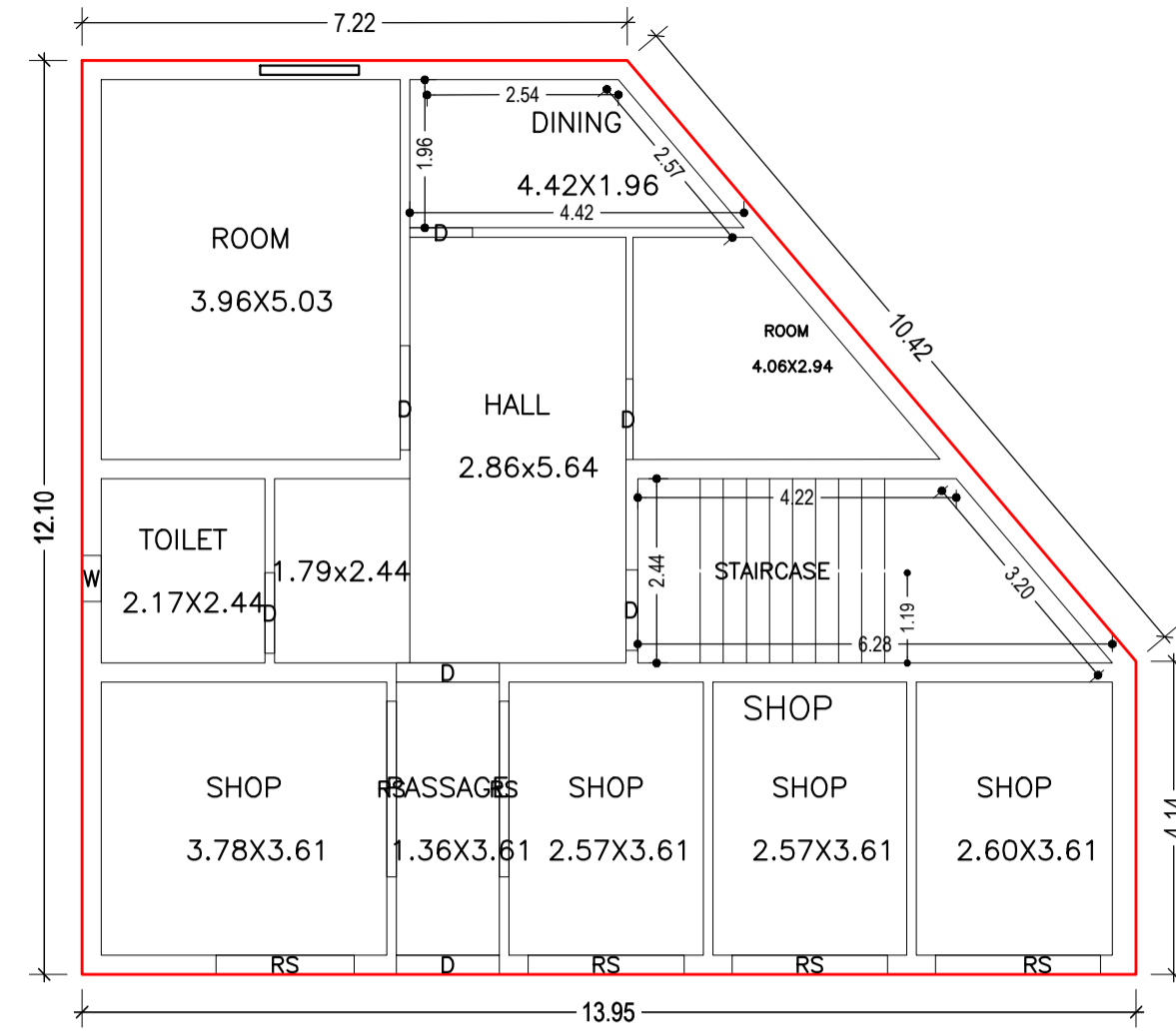
Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	7	87.50
Total Car	7	87.50	7	87.50
Visitor's Car Parking	-	-	1	12.50
Total Visitor Parking	1	12.50	1	12.50
TwoWheeler	-	-	14	28.00
Total TwoWheeler	13	26.00	14	28.00
Total		126.00		156.00

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
KUMARI RINKU RANI DMC/ENG/0016/2016			

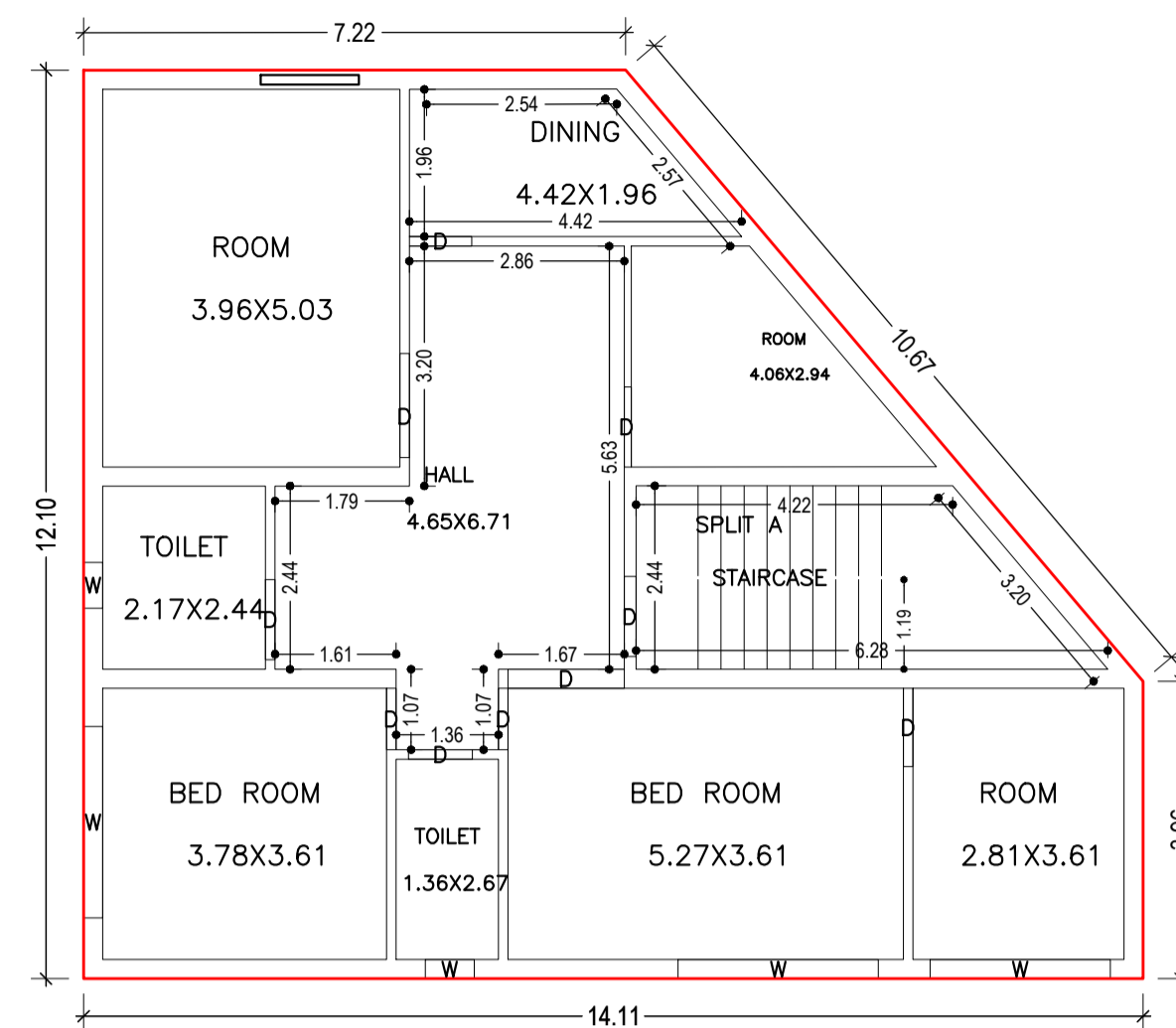
Proposal Basic Information	
Proposal File No.	DMC/BP/0397/W22/2022
Owner Name	SRI NARENDRA KUMAR SHARMA
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Village Name	Amaghata
Use	Mixed
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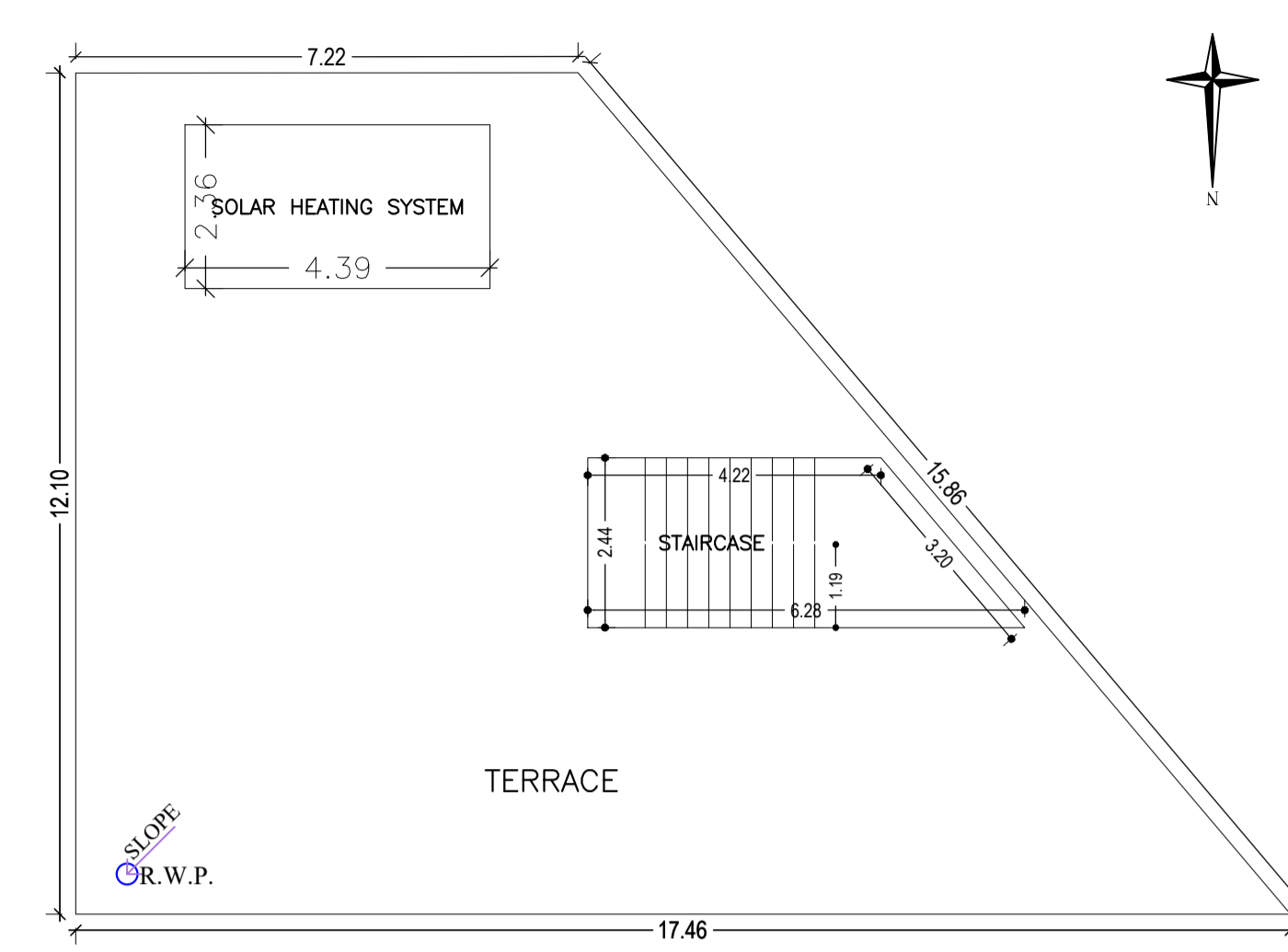
GROUND FLOOR PLAN (Proposed) (SCALE 1:100)



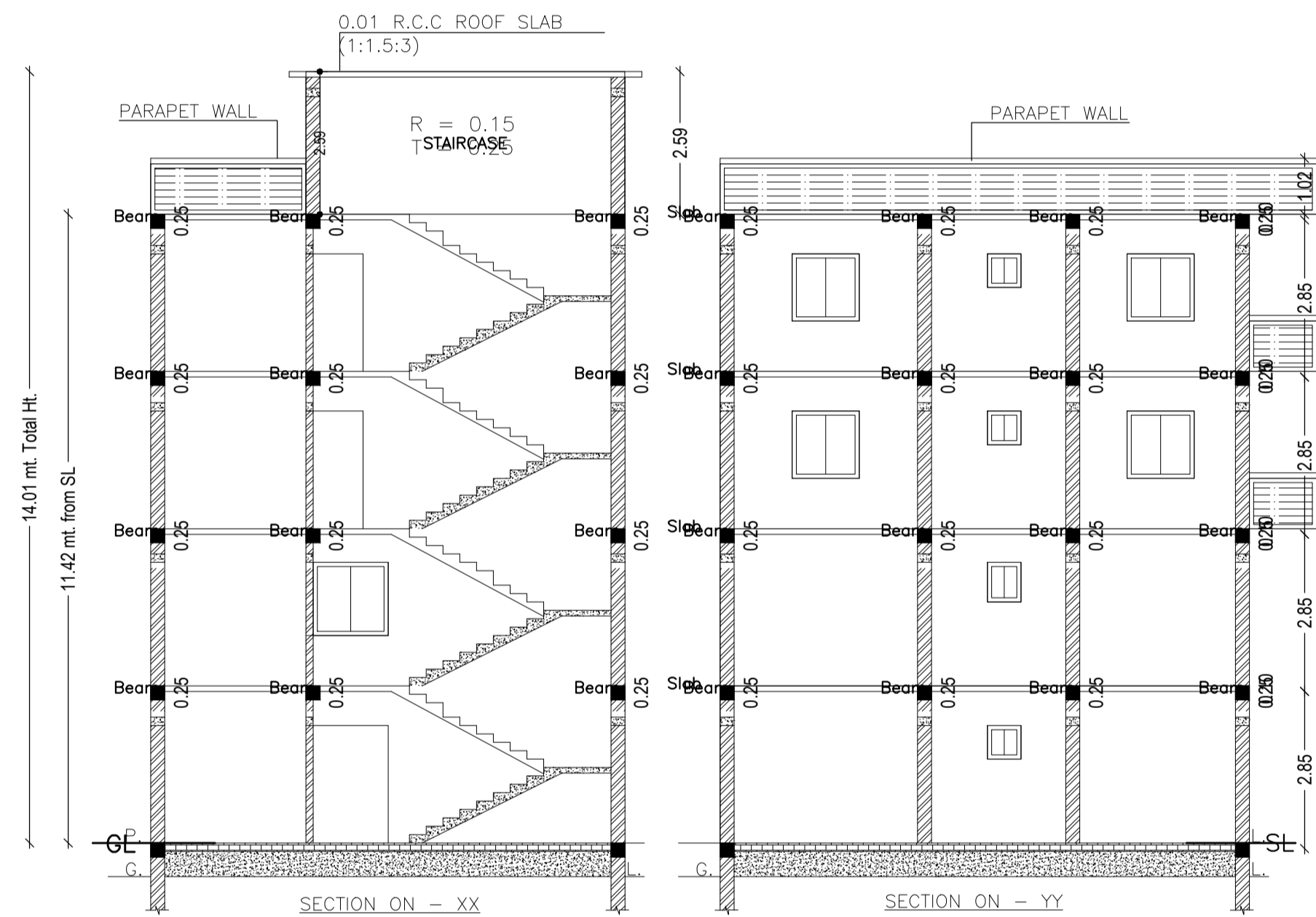
FIRST FLOOR PLAN (Proposed) (SCALE 1:100)



TYPICAL - 2, 3 FLOOR PLAN (Proposed) (SCALE 1:100)

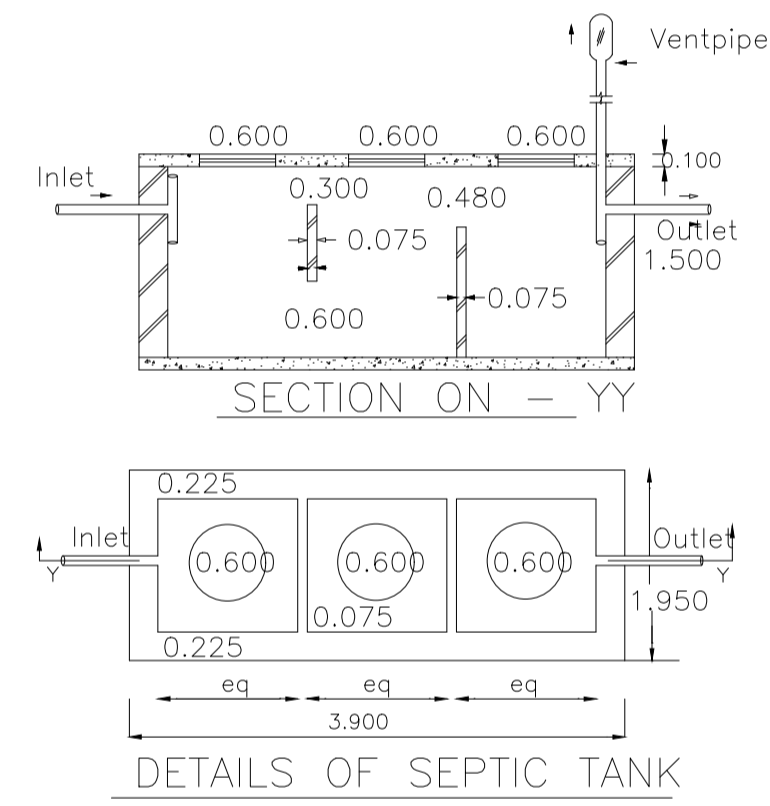


TERRACE FLOOR PLAN (SCALE 1:100)

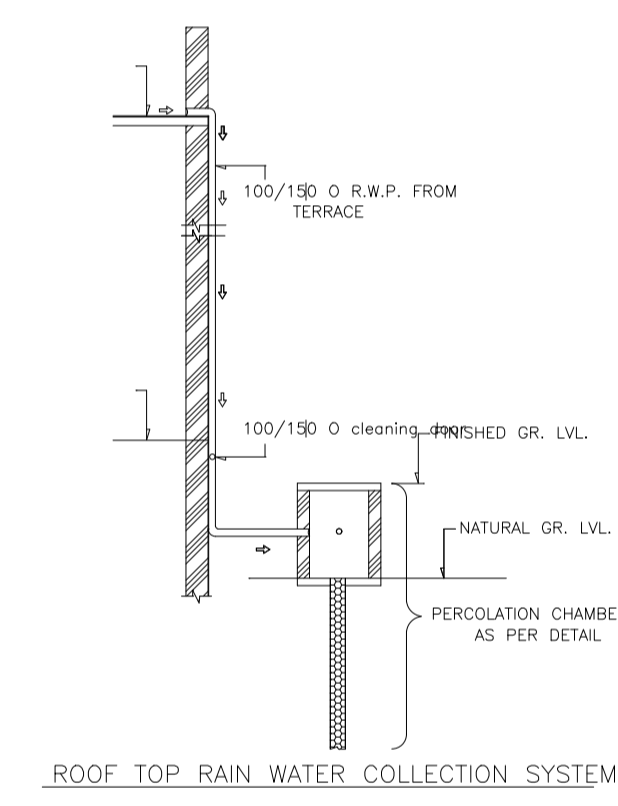


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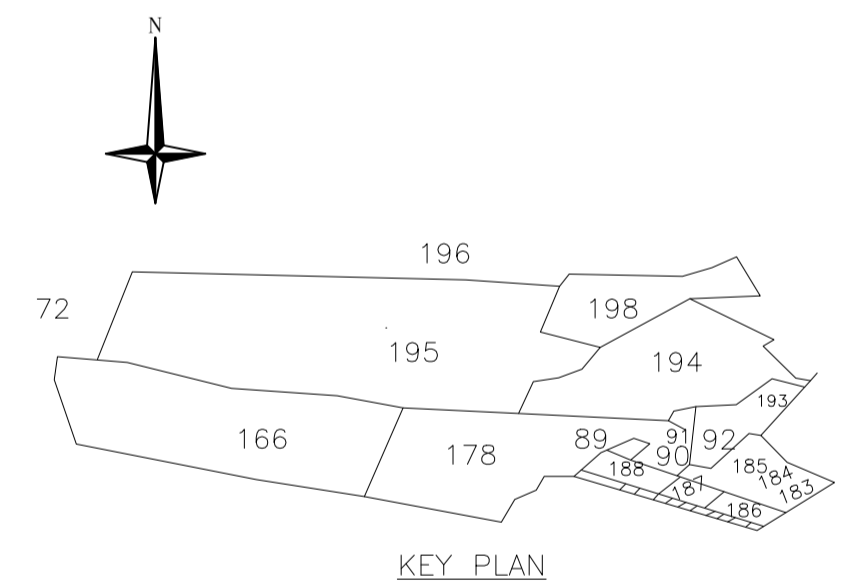
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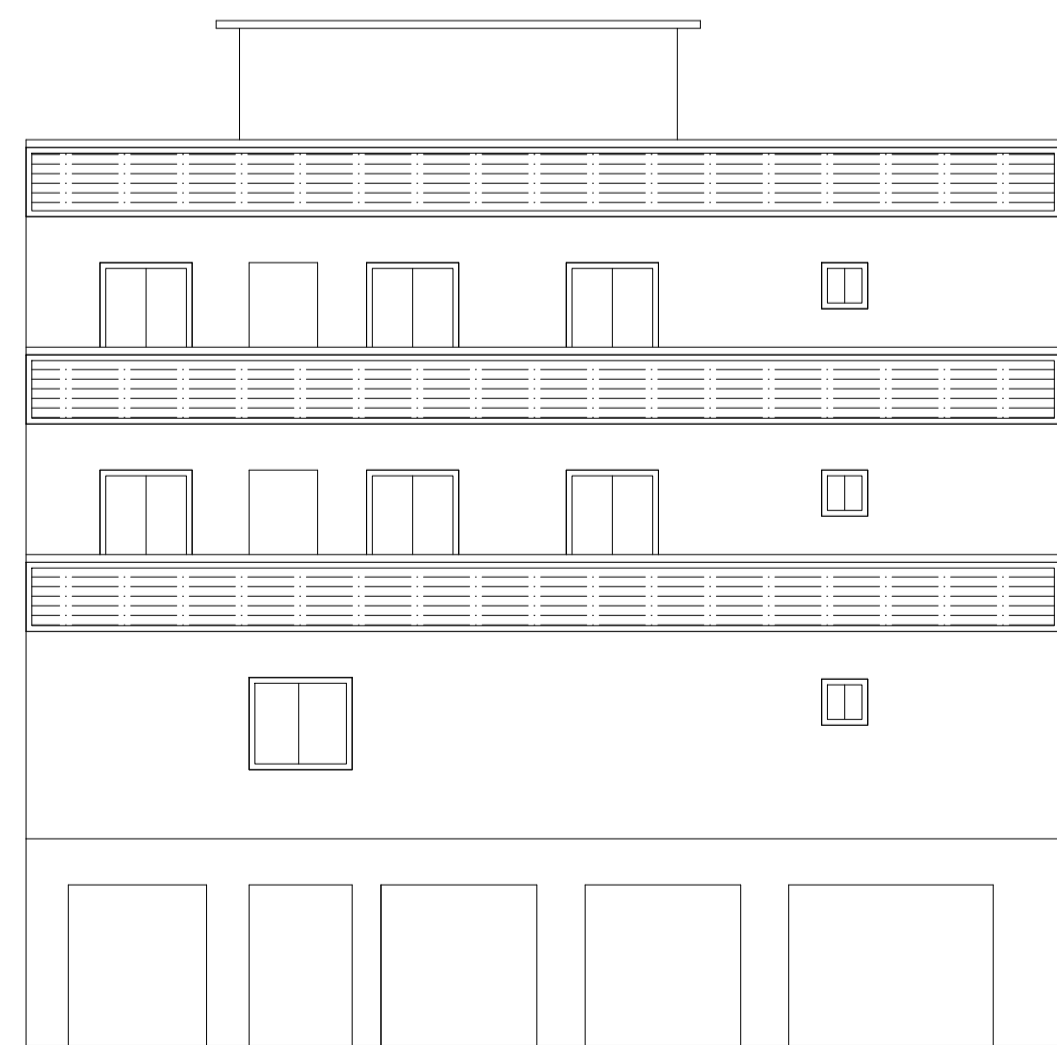
DETAILS OF SEPTIC TANK



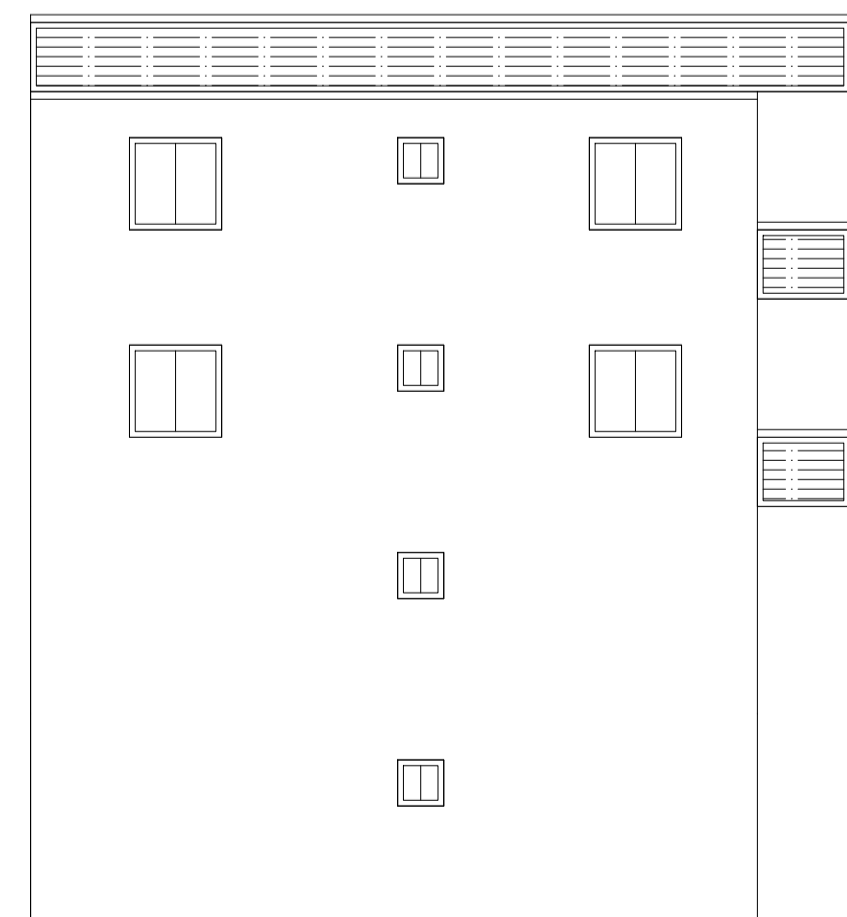
ROOF TOP RAIN WATER COLLECTION SYSTEM



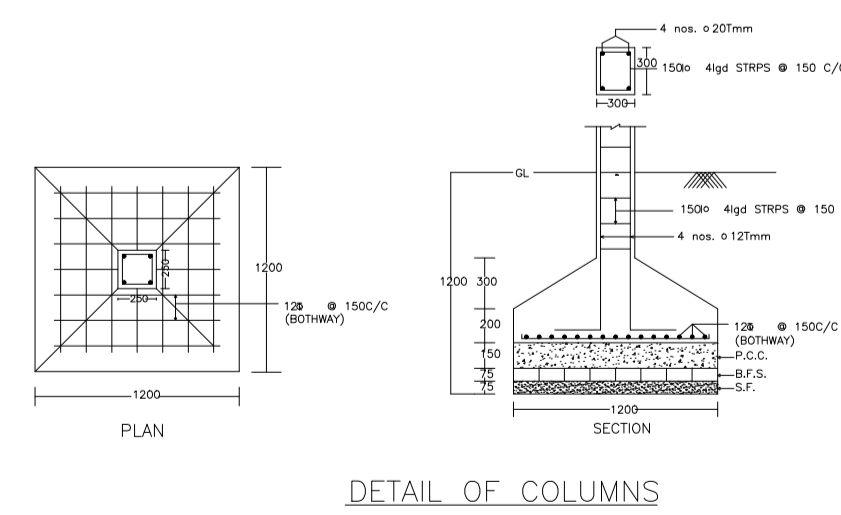
KEY PLAN



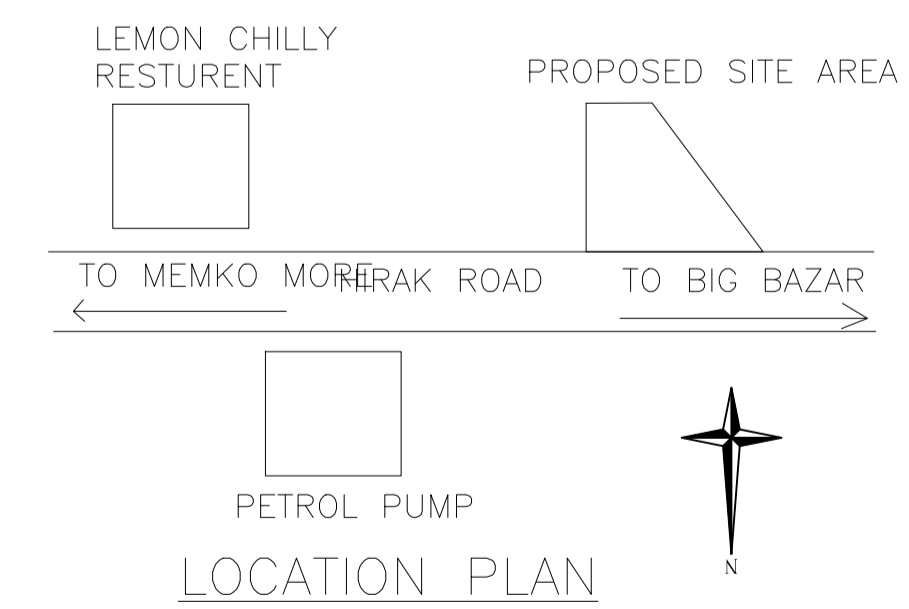
FRONT SIDE ELEVATION



LEFT SIDE ELEVATION



DETAIL OF COLUMNS



LOCATION PLAN

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
KUMARI RINKU RANI DMC/ENG/0016/2016			