

Proposal Basic Information

Proposal File No.	DMC/BP/0215/W22/2022
Owner Name	(1) SANJAY KUMAR, (2) ASHOK KUMAR, (3) SANTOSH KUMAR, (4) SHABIHA BEGAM
Khata No	OLD- 12, NEW- 123
Plot No	OLD- 441,442, NEW- 325,326
Village Name	Sabalpur
Use	Residential
SubUse	Residential Bldg/Apartment

AREA STATEMENT
DHANBAD MUNICIPAL CORPORATION

VERSION NO.: 1.0.64
VERSION DATE: 16/10/2020

PROJECT DETAIL:

Region: JHARKHAND URBAN	Plot Use: Residential
District: DHANBAD	Plot SubUse: Residential Bldg/Apartment
Authority: DHANBAD MUNICIPAL CORPORATION	PlotNearbyReligiousStructure: NA
Inward No: DMC/BP/0215/W22/2022	Plot/SubPlot No: OLD- 441,442, NEW- 325,326
Application Type: General Proposal	North: Plot No. - Raju Mahto
Project Type: Building Permission	South: Plot No. - Santosh Yadav And Makshud
Nature of Development: New	East: Road Width - 7.62
Location of Development Area: Old Area	West: Plot No. - Sanjay Kumar

AREA DETAILS:

AREA OF PLOT (Minimum)	(A)	SQ.MT.	1009.45
Deduction for NetPlot Area			
Road Widening Area			11.27
Total			11.27
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)		998.18
Deduction for Balance Plot Area(from Gross Plot Area)			
Road Widening Area			11.27
Common Plot			179.47
Total			190.74
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)		818.72
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)		998.18
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions)		998.18

COVERAGE CHECK

Permissible Coverage area (60.00 %)	598.91
Proposed Coverage Area (43.81 %)	437.28
Total Prop. Coverage Area (43.81 %)	437.28
Balance coverage area (16.19 %)	161.63

FAR CHECK

Perm. FAR Area (2.500)	2495.45
Total Perm. FAR area	2495.45
Residential FAR	2264.56
Proposed FAR Area	2273.96
Total Proposed FAR Area	2273.96
Consumed FAR (Factor)	2.28
Balance FAR Area	221.49

BUILT UP AREA CHECK

Total Proposed BuiltUp Area	2887.96
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ARCHITECT (Regd) RAJEEV RANJAN SINGH
ENGINEER (Regd)
SUPERVISOR (Regd)

OWNER (Regd) (1) SANJAY KUMAR, (2) ASHOK KUMAR, (3) SANTOSH KUMAR, (4) SHABIHA BEGAM

DEVELOPMENT AUTHORITY LOCAL BODY

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
A (APARTMENT)	Residential	Residential Bldg/Apartment	Non-Highrise

Balcony Calculations Table

FLOOR	SIZE	AREA	TOTAL AREA
TYPICAL - 1- 4 FLOOR PLAN	1.07 X 3.05 X 1 X 4	13.00	183.08
	1.07 X 3.28 X 1 X 4	14.00	
	1.07 X 3.35 X 5 X 4	71.60	
	1.20 X 2.98 X 1 X 4	14.24	
	1.20 X 1.72 X 1 X 4	8.24	
	1.20 X 2.86 X 1 X 4	13.68	
	1.11 X 4.19 X 1 X 4	18.52	
	1.19 X 3.20 X 1 X 4	15.24	
	1.19 X 3.06 X 1 X 4	14.56	
Total			183.08

Building :A (APARTMENT)

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.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
		Lift	Balcony	Parking					
Basement Floor	518.76	3.28	0.00	506.06	0.00	9.42	9.42	9.42	00
Ground Floor	437.28	0.00	0.00	437.28	0.00	437.28	437.28	437.28	04
First Floor	482.98	3.28	22.88	0.00	456.82	0.00	456.82	456.82	04
Second Floor	482.98	3.28	22.88	0.00	456.82	0.00	456.82	456.82	04
Third Floor	482.98	3.28	22.88	0.00	456.82	0.00	456.82	456.82	04
Fourth Floor	482.98	3.28	22.88	0.00	456.82	0.00	456.82	456.82	04
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total:	2887.96	16.40	91.52	506.06	2264.56	9.42	2273.98	2273.98	20
Total Number of Same Buildings :	1								
Total :	2887.96	16.40	91.52	506.06	2264.56	9.42	2273.98	2273.98	20

COLOR INDEX

PLOT BOUNDARY	Black
ABUTTING ROAD	Red
PROPOSED CONSTRUCTION	Green
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 A (APARTMENT)		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Basement Floor	518.76	9.42	518.76	9.42
Ground Floor	437.28	437.28	437.28	437.28
First Floor	482.98	482.98	482.98	456.82
Second Floor	482.98	482.98	482.98	456.82
Third Floor	482.98	482.98	482.98	456.82
Fourth Floor	482.98	482.98	482.98	456.82
Terrace Floor	0.00	0.00	0.00	0.00
Total :	2887.96	2273.98	2887.96	2273.98

Required Parking(Table 7a)

Building Name	Type	SubUse	Area (Sq.mt.)	Car		Visitors Car		TwoWheeler	
				Reqd.	Prop.	Reqd./Unit	Prop.	Reqd./Unit	Prop.
A (APARTMENT)	Residential	Residential Bldg/Apartment	0 - 140	1.5	20.00	1.00	20	-	-
			> 140	1	20.00	-	-	-	1
			> 0	1	20.00	-	-	1	20
			> 0	1	20.00	-	-	1	20
Total :				-	-	-	20	2	20

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.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
			Lift	Balcony	Parking					
A (APARTMENT)	1	2887.96	16.40	91.52	506.06	2264.56	9.42	2273.98	2273.98	20
Grand Total :	1	2887.96	16.40	91.52	506.06	2264.56	9.42	2273.98	2273.98	20

Parking Check (Table 7b)

Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	20	250.00
Total Car	20	250.00	20	250.00
Visitor's Car Parking	-	-	2	25.00
Total Visitor Parking	2	25.00	2	25.00
TwoWheeler	-	-	20	40.00
Total TwoWheeler	20	40.00	20	40.00
Other Parking	-	-	-	241.06
Total	-	-	315.00	596.06

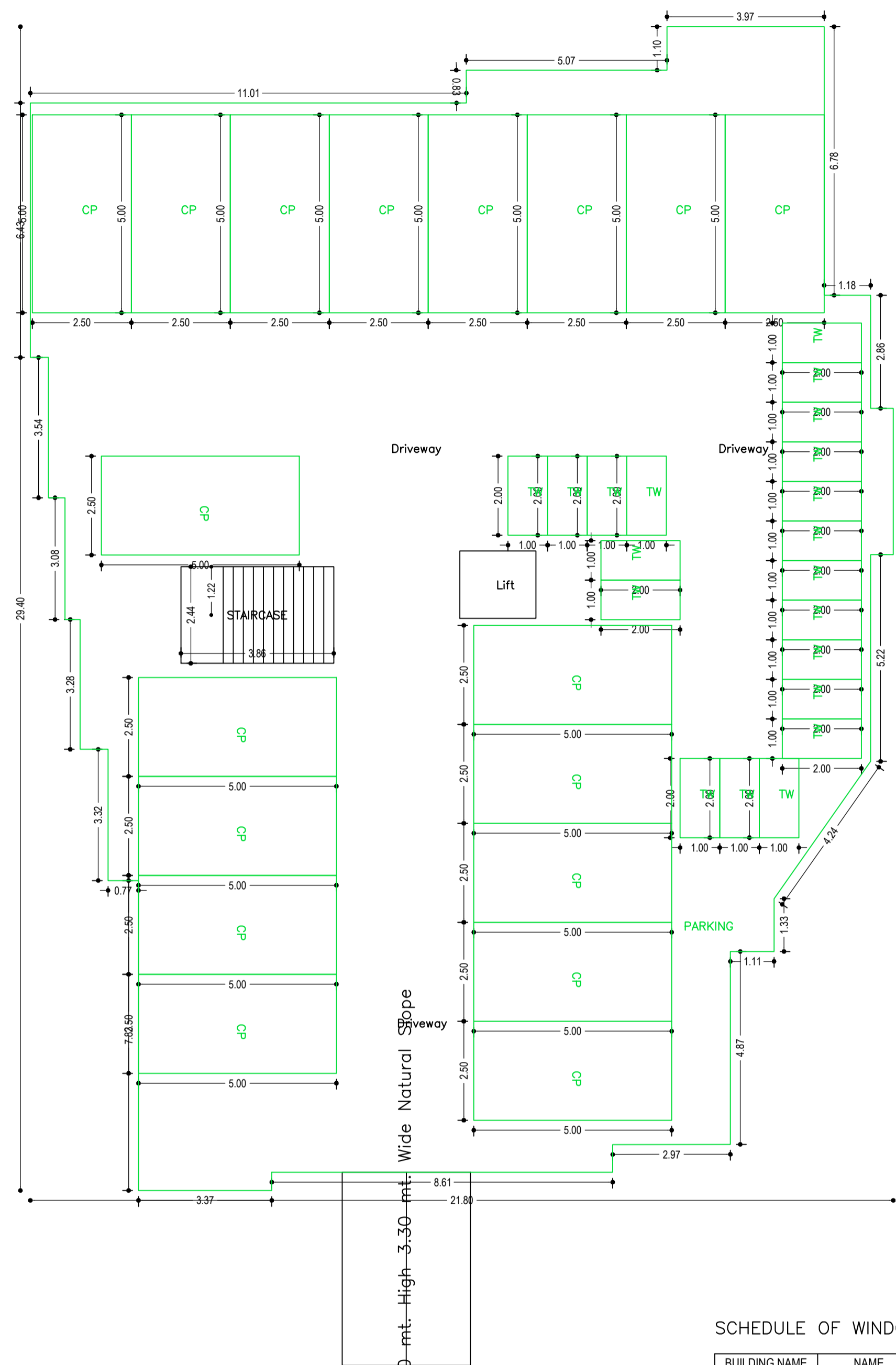
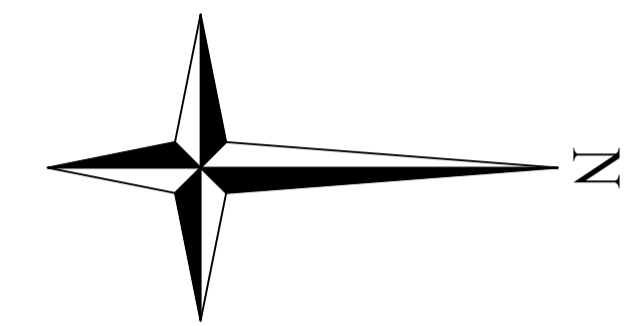
UnitBUA Table for Building :A (APARTMENT)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	01	FLAT	90.86	90.70	7	4
	02	FLAT	94.86	94.69	6	
	03	FLAT	96.15	95.75	7	
	04	FLAT	92.19	91.93	7	
TYPICAL - 1- 4 FLOOR PLAN	TYP 01	FLAT	90.86	90.70	7	16
	TYP 02	FLAT	101.61	94.69	6	
	TYP 03	FLAT	96.15	95.75	7	
	TYP 04	FLAT	92.19	91.93	7	
Total:	-	-	1897.31	1865.32	135	20

LTP NAME AND SIGNATURE RAJEEV RANJAN SINGH DMC/ENG/0032/2017	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
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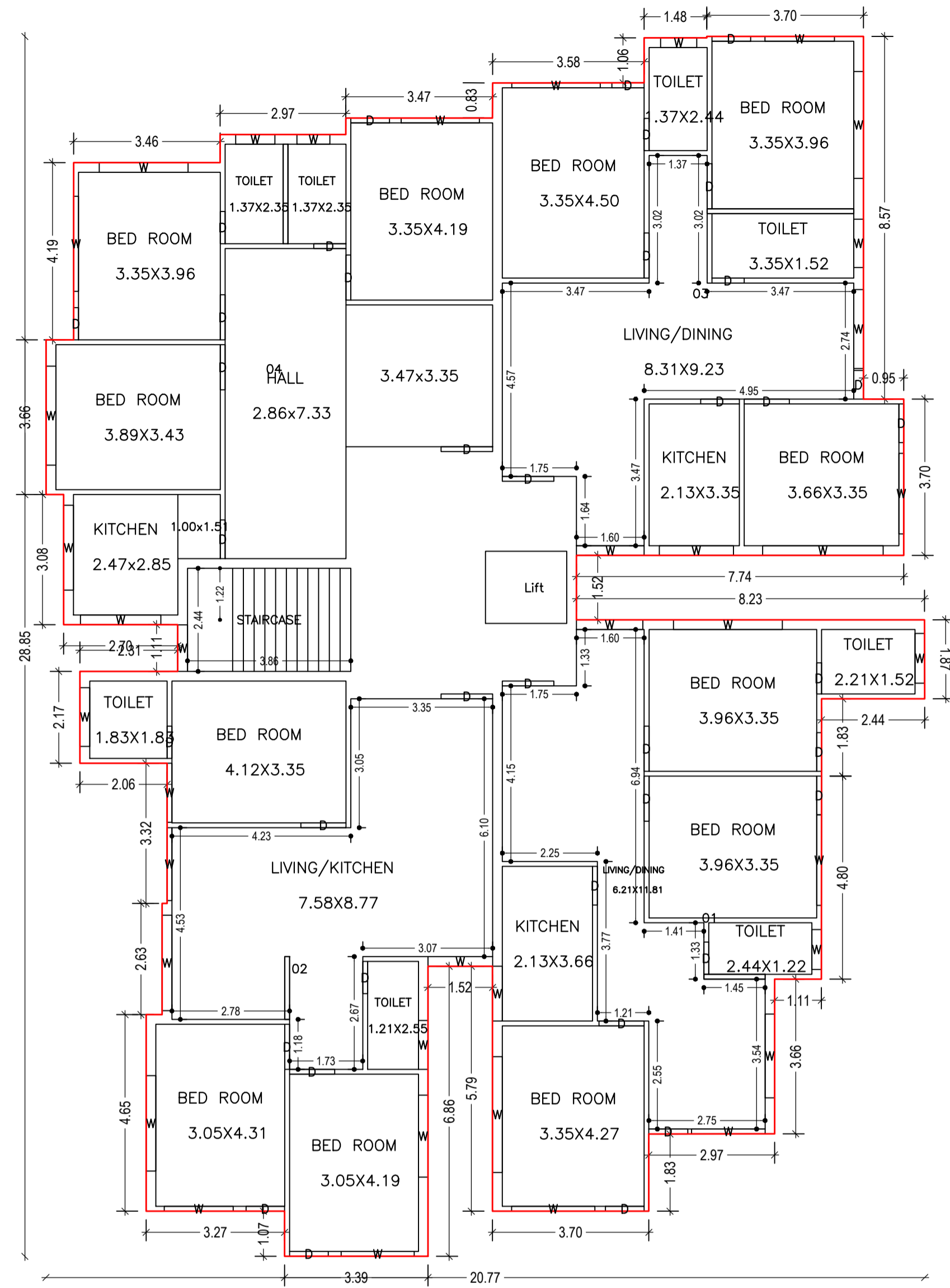
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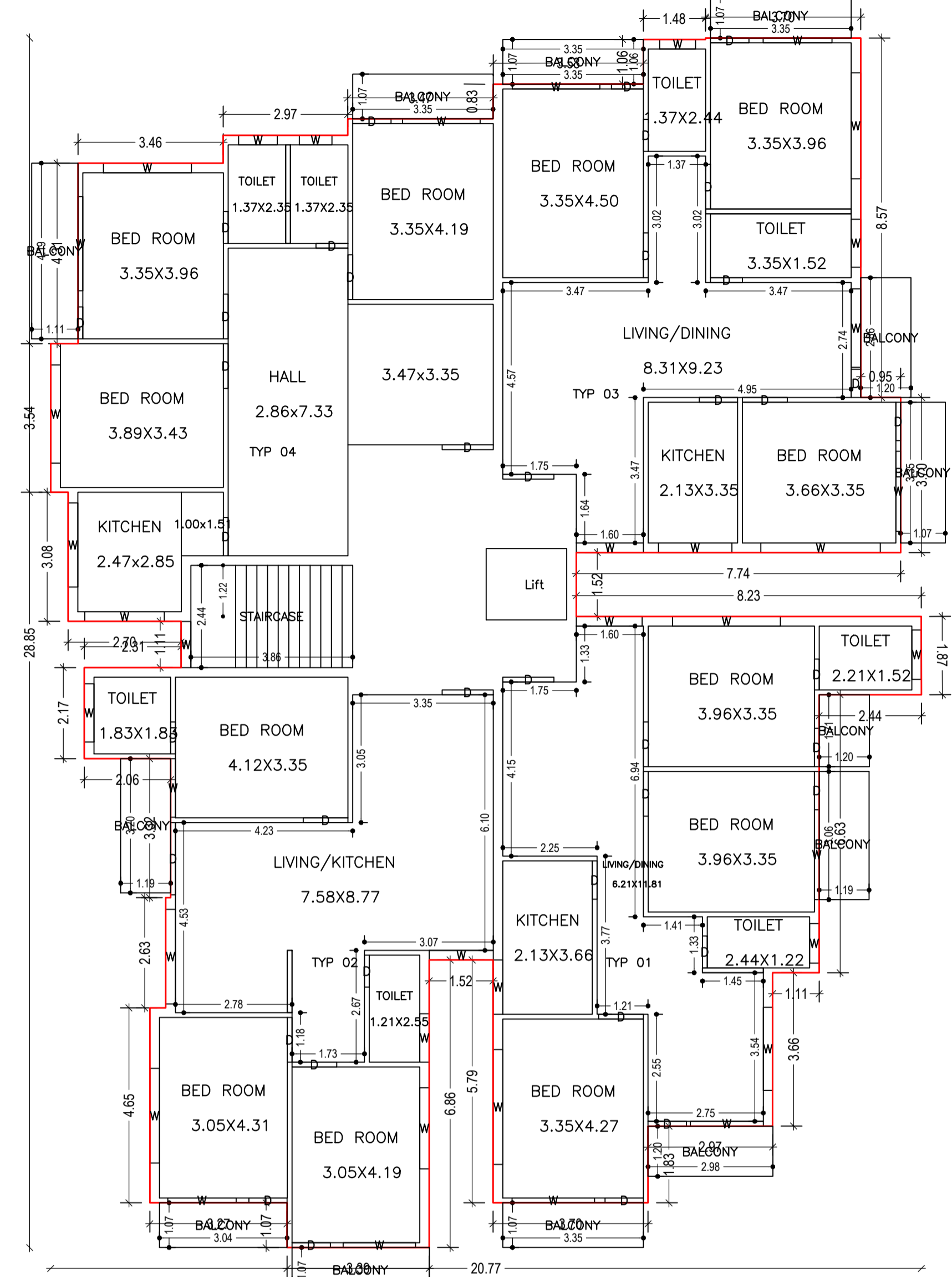


BASEMENT FLOOR PLAN (SCALE 1:100)

10.00 m High
Wide Natural Slope



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



TYPICAL - 1- 4 FLOOR PLAN (Proposed) (SCALE 1:100)

SCHEDULE OF WINDOW/VENTILATION:

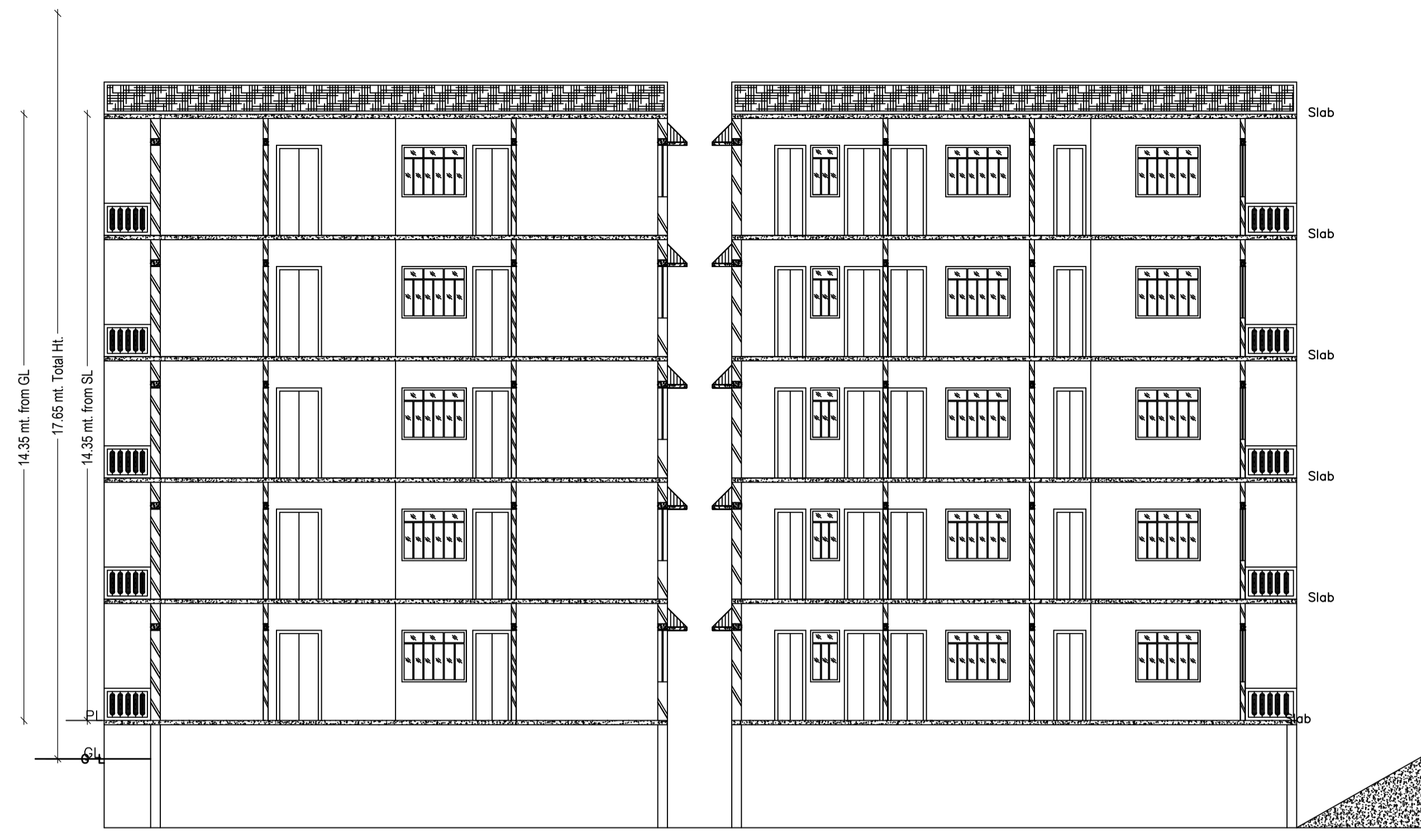
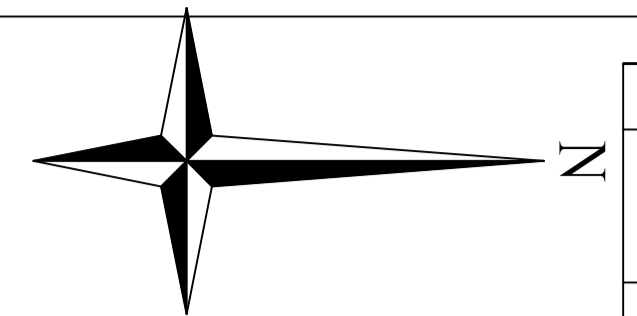
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (APARTMENT)	W	0.78	1.20	05
A (APARTMENT)	W	0.86	1.20	05
A (APARTMENT)	W	0.93	1.20	05
A (APARTMENT)	W	0.95	1.20	05
A (APARTMENT)	W	1.10	1.20	05
A (APARTMENT)	W	1.14	1.20	05
A (APARTMENT)	W	1.16	1.20	05
A (APARTMENT)	W	1.18	1.20	05
A (APARTMENT)	W	1.30	1.20	05
A (APARTMENT)	W	1.39	1.20	05
A (APARTMENT)	W	1.40	1.20	05
A (APARTMENT)	W	1.53	1.20	05
A (APARTMENT)	W	1.57	1.20	05
A (APARTMENT)	W	1.60	1.20	05
A (APARTMENT)	W	1.63	1.20	05
A (APARTMENT)	W	1.64	1.20	05
A (APARTMENT)	W	1.72	1.20	01
A (APARTMENT)	W	1.73	1.20	05
A (APARTMENT)	W	1.74	1.20	05
A (APARTMENT)	W	1.75	1.20	05
A (APARTMENT)	W	1.85	1.20	05
A (APARTMENT)	W	1.87	1.20	05
A (APARTMENT)	W	1.90	1.20	05
A (APARTMENT)	W	1.91	1.20	05
A (APARTMENT)	W	1.94	1.20	05
A (APARTMENT)	W	1.97	1.20	05
A (APARTMENT)	W	1.98	1.20	05
A (APARTMENT)	W	2.01	1.20	05
A (APARTMENT)	W	2.09	1.20	05
A (APARTMENT)	W	2.10	1.20	05
A (APARTMENT)	W	2.14	1.20	05
A (APARTMENT)	W	2.25	1.20	05
A (APARTMENT)	W	2.26	1.20	10
A (APARTMENT)	W	2.34	1.20	05
A (APARTMENT)	W	2.53	1.20	05
A (APARTMENT)	W	2.58	1.20	05
A (APARTMENT)	W	2.74	1.20	05
A (APARTMENT)	W	2.85	1.20	05

SCHEDULE OF DOOR:

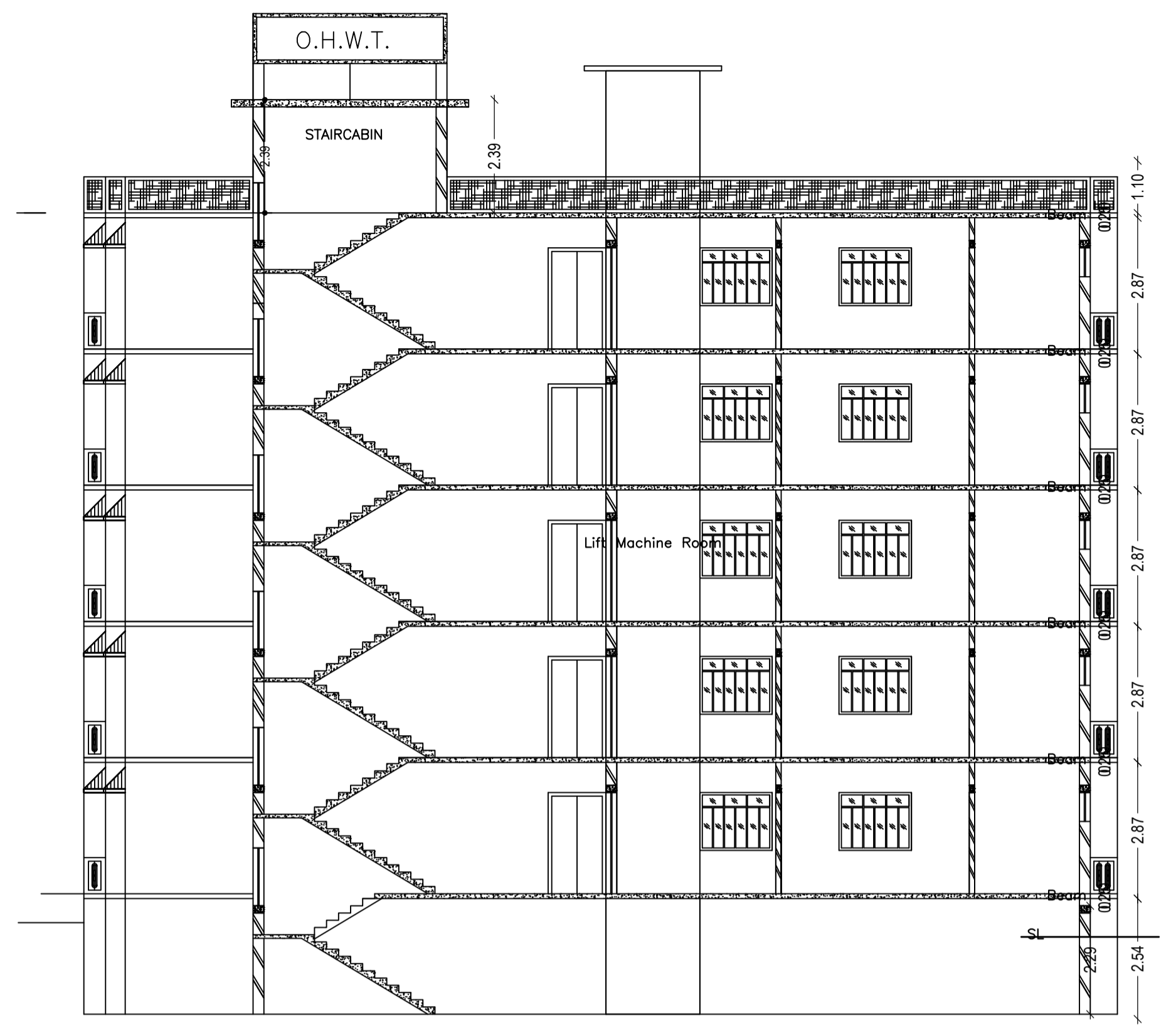
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (APARTMENT)	D	0.67	2.10	05
A (APARTMENT)	D	0.74	2.10	05
A (APARTMENT)	D	0.76	2.10	45
A (APARTMENT)	D	0.91	2.10	55
A (APARTMENT)	D	0.92	2.10	05
A (APARTMENT)	D	1.07	2.10	60
A (APARTMENT)	D	1.22	2.10	20
A (APARTMENT)	D	1.72	2.10	04

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RAJEEV RANJAN SINGH DMC/ENG/032/2017			

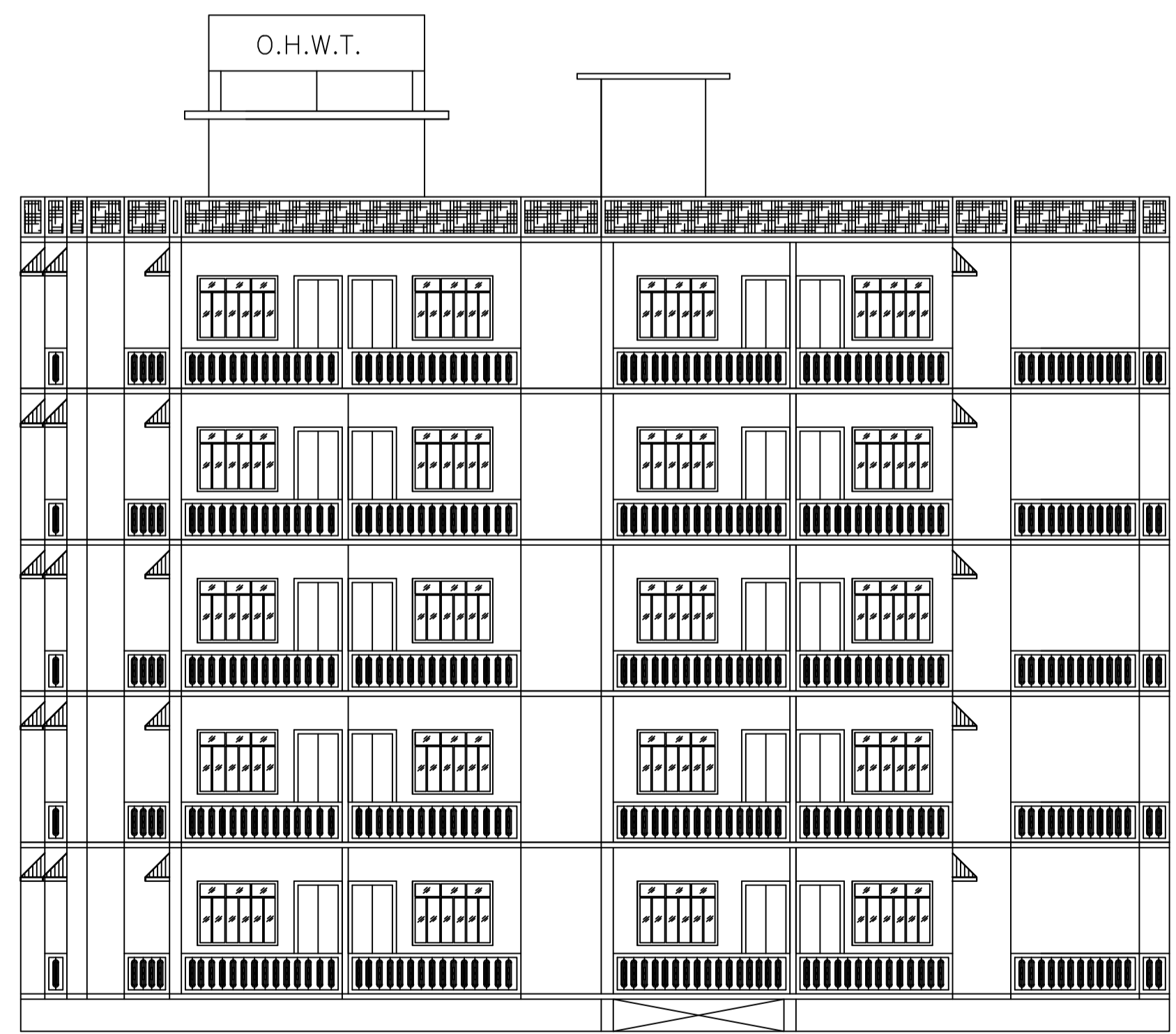
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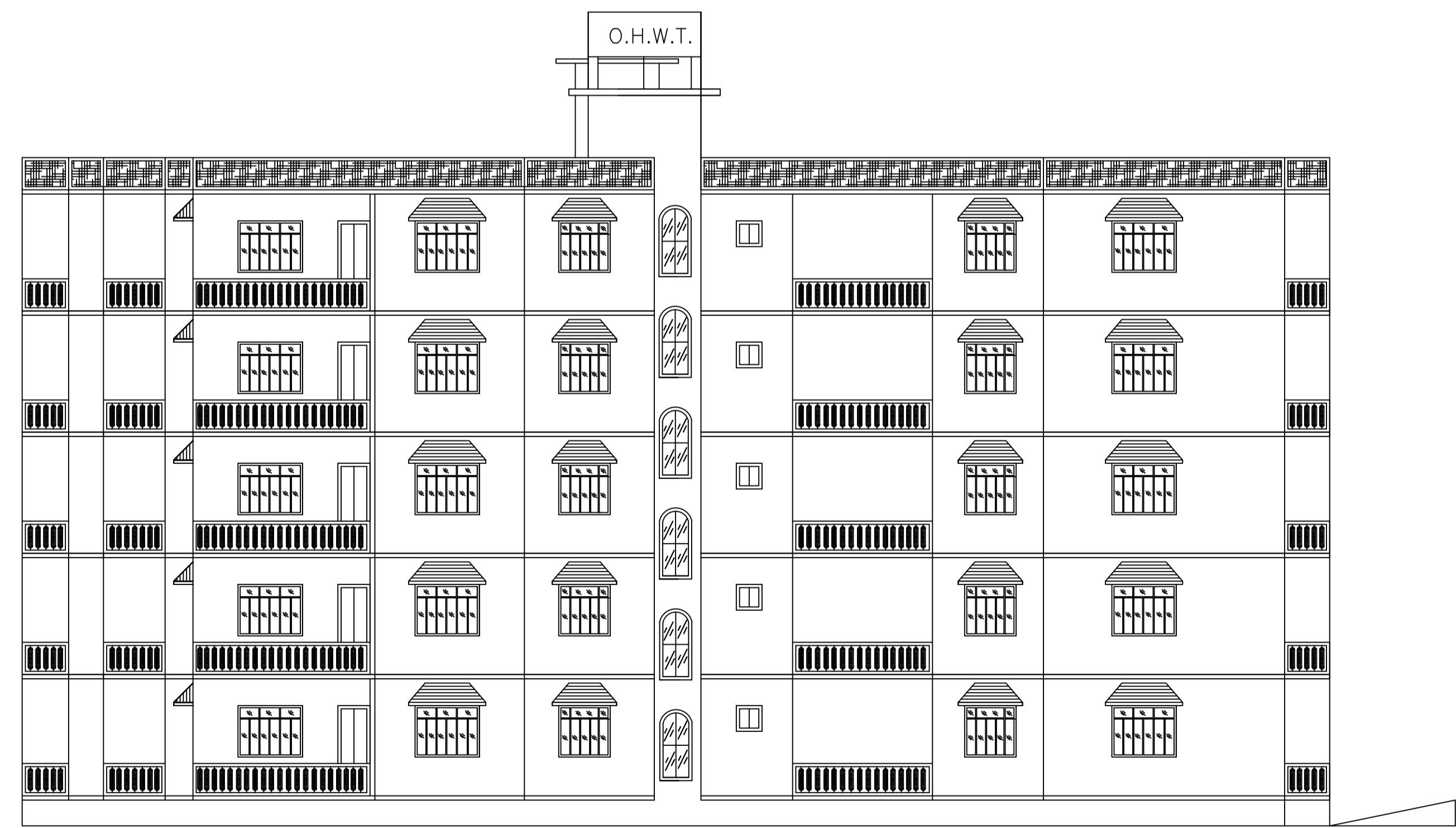
SECTION AT X-X



SECTION AT Y-Y



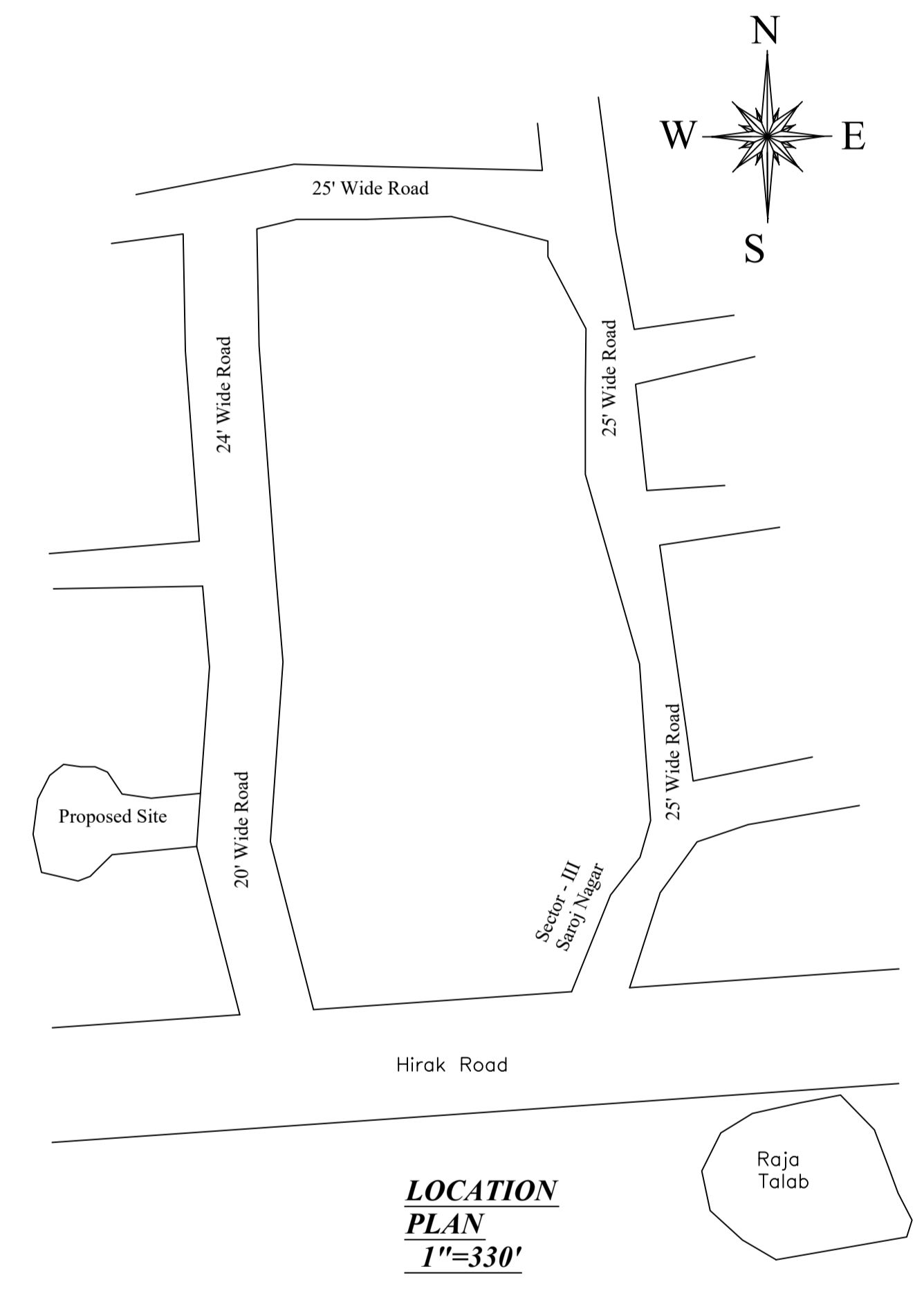
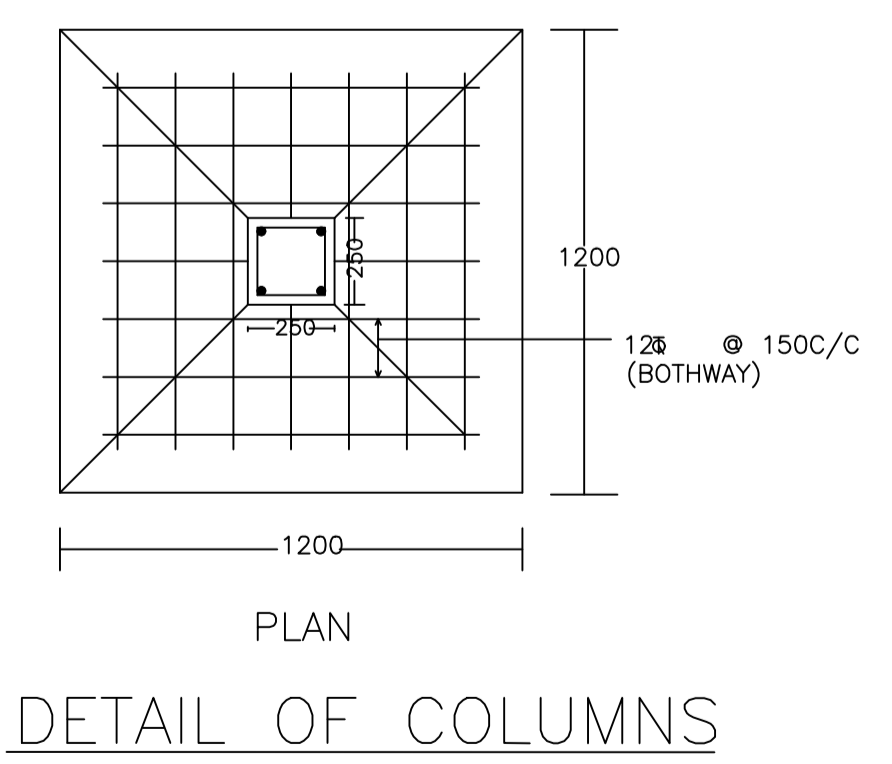
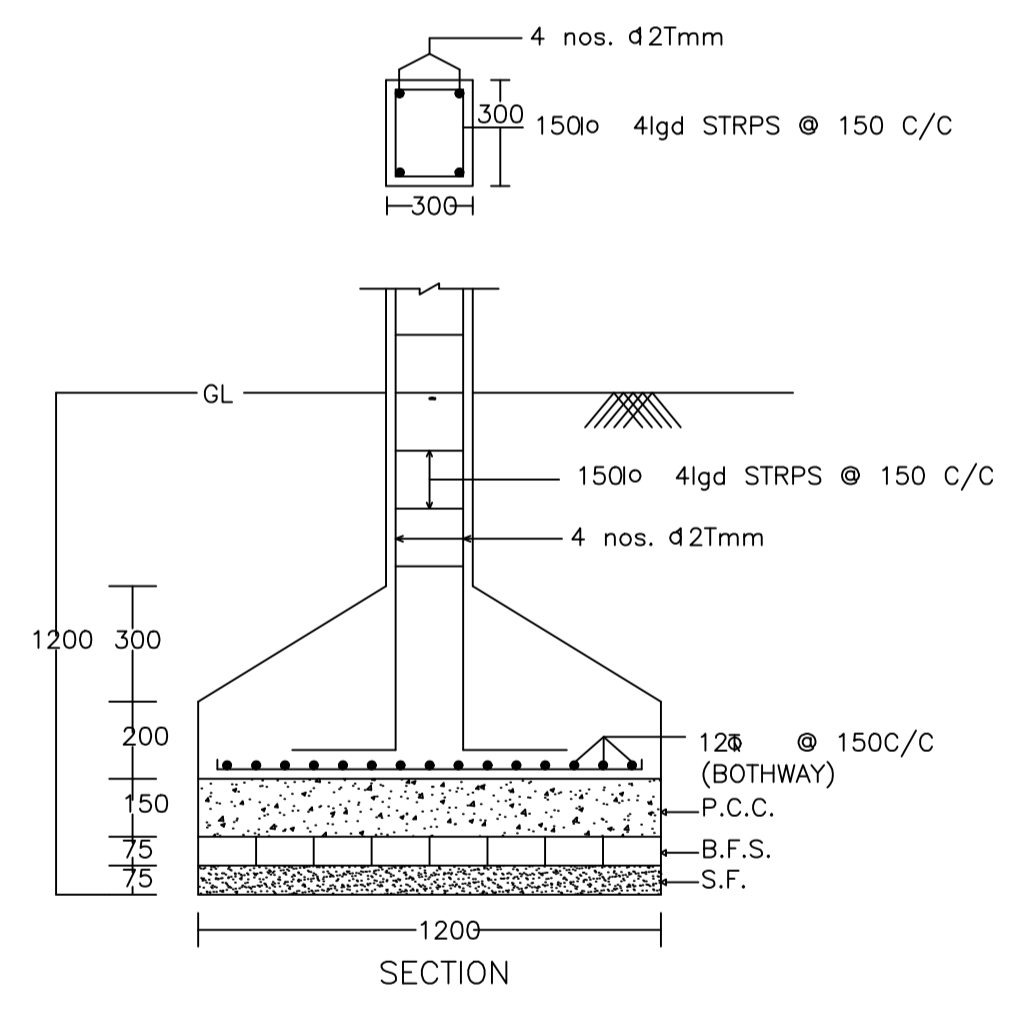
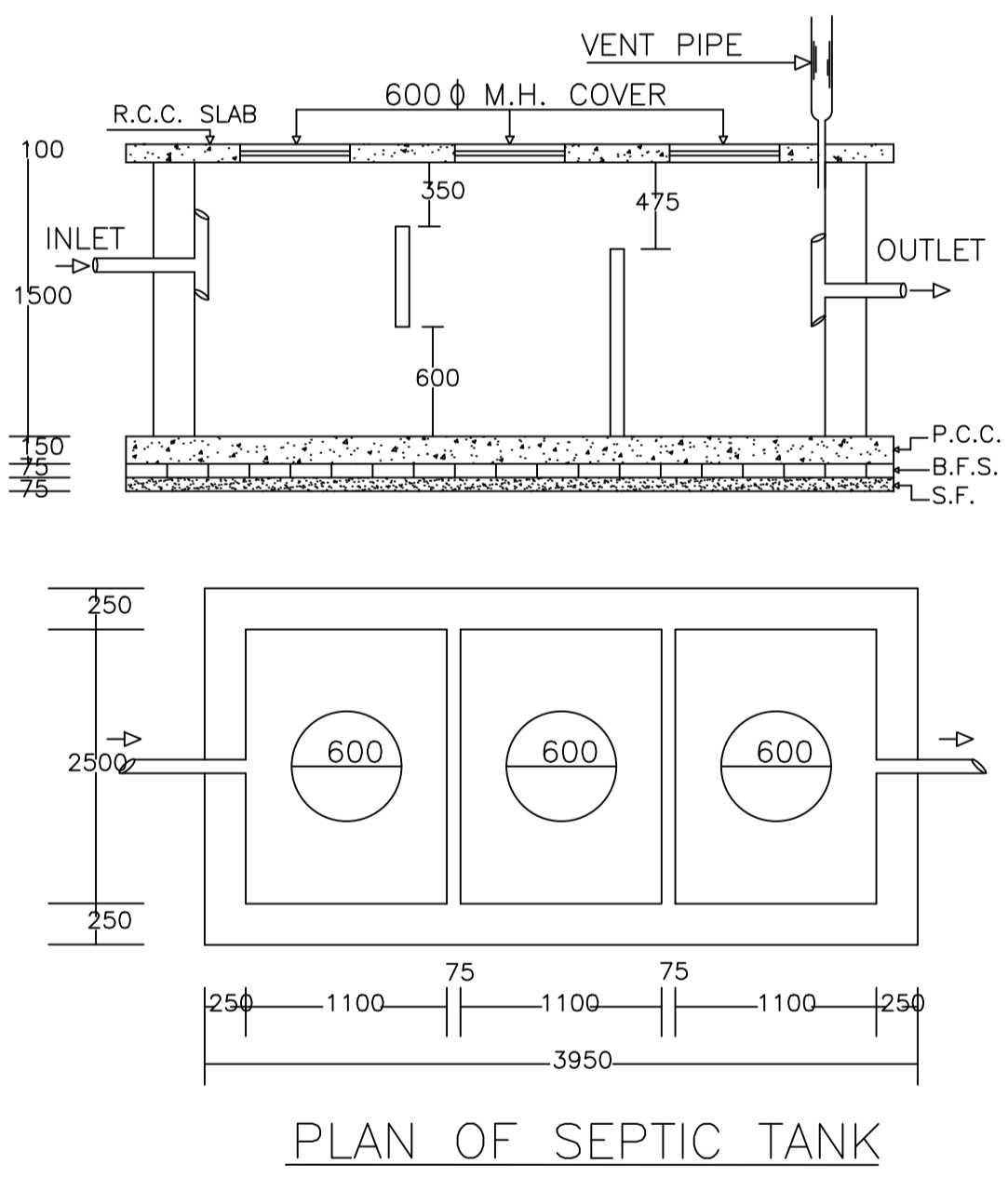
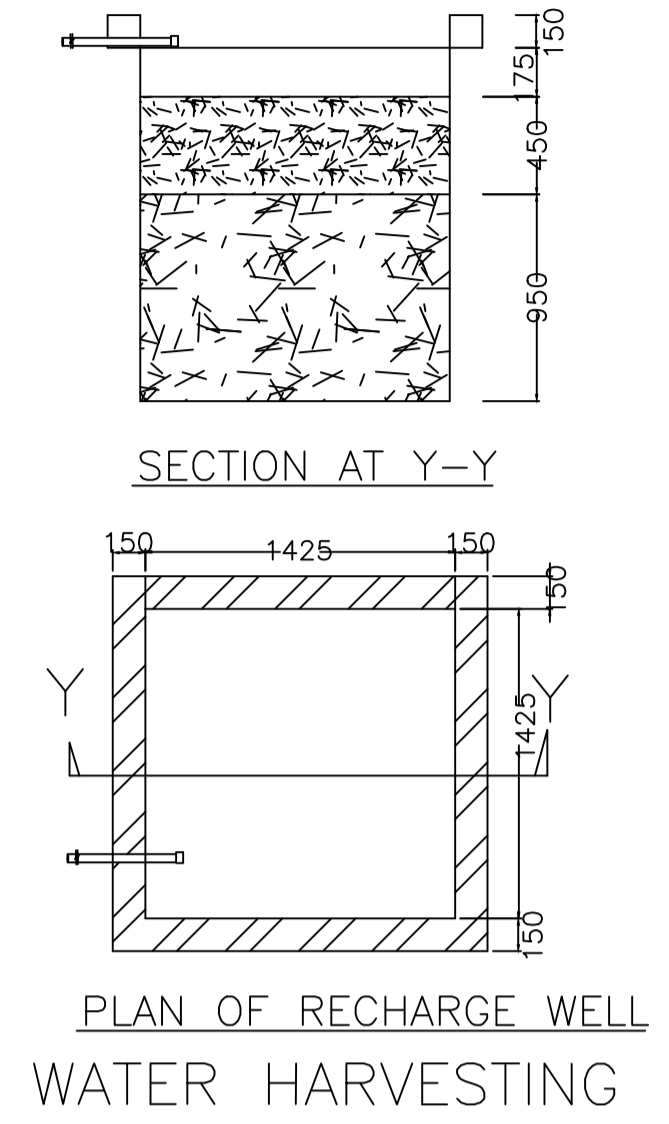
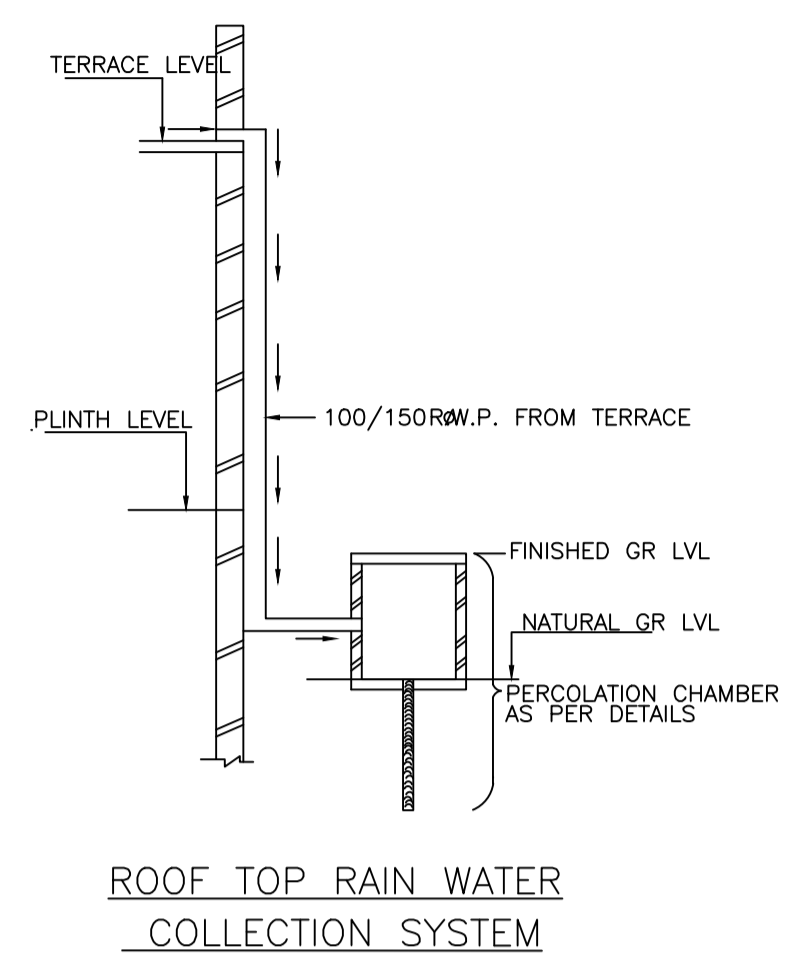
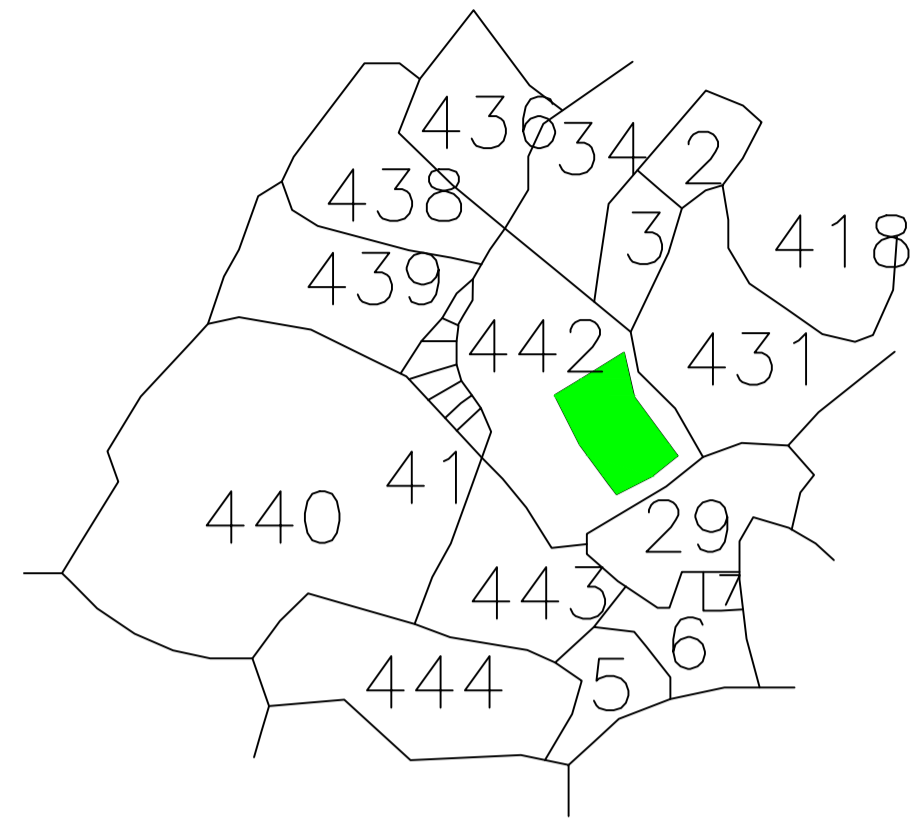
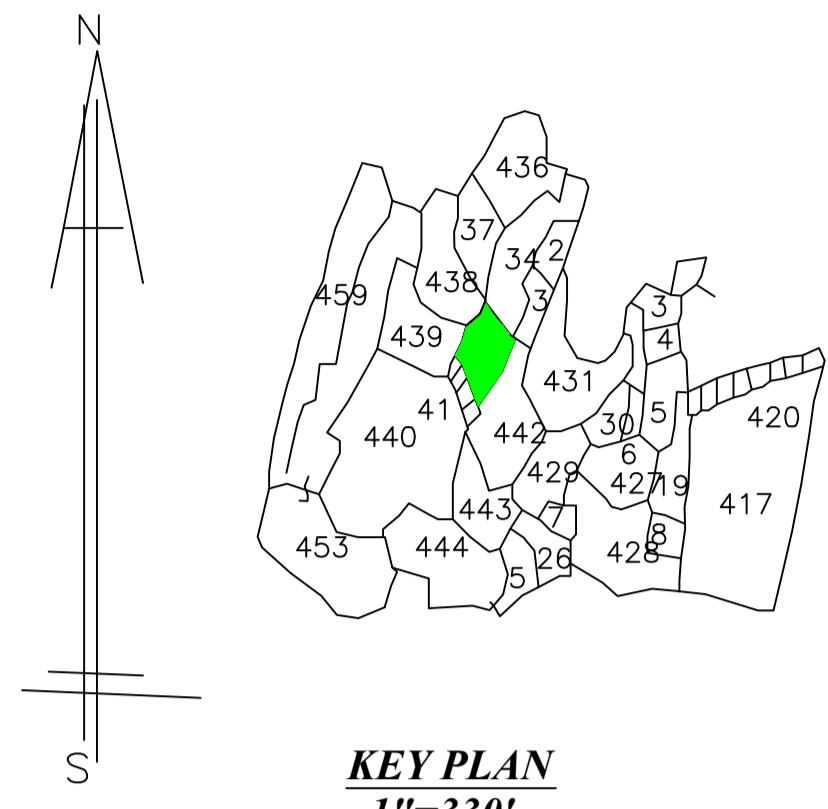
FRONT ELEVATION



LEFT SIDE ELEVATION

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
RAJEEV RANJAN SINGH DMC/ENG/0032/2017			

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