

Proposal Basic Information

Proposal File No.	DMC/BP/0070/W22/2023
Owner Name	AMRENDRA KUMAR SINGH, NARENDRA KUMAR SINGH, JITENDRA KUMAR SINGH, BALDEB PRASAD RAI, KRISHNA MALLIK, PRATAP CHANDRA MALLIK, RAJESH PRASAD SINGH, SAPAN MANDAL, SHANKAR CHANDRA MANDAL, KINKAR CHANDRA MANDAL
Khata No.	OLD - 3306, 3307, 3308, NEW - 1958, 1959, 1963
Plot No.	OLD - 3306, 3307, 3308, NEW - 1958, 1959, 1963
Village Name	Saraidhela
Use	Commercial
SubUse	Shop

AREA STATEMENT

Version No.	1.0.66
Version Date	16/10/2020
Region	JHARKHAND URBAN LOCAL BODIES
District	DHANBAD
Authority	DHANBAD MUNICIPAL CORPORATION
Inward No.	DMC/BP/0070/W22/2023
Application Type	General Proposal
Project Type	Building Permission
Nature of Development	New
Location of Development Area	Old Area
Plot Use	Commercial
Plot SubUse	Shop
Plot/Nearby Religious Structure	NA
Plot/SubPlot No.	OLD - 3306, 3307, 3308, NEW - 1958, 1959, 1963
North Plot No.	- PART OF SAME PLOT
South Plot No.	- PART OF SAME PLOT
East Plot No.	- PART OF SAME PLOT
West Plot No.	- PART OF SAME PLOT

AREA DETAILS:

AREA OF PLOT (Minimum)	(A)	SQ.MT.	940.29
Deduction for NetPlot Area			
Surrender Free of Cost			3.32
Total			3.32
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)		936.97
Deduction for Balance Plot Area(from Gross Plot Area)			
Surrender Free of Cost			3.32
Common Plot			53.30
Total			56.62
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)		883.67
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)		936.97
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions)		940.29

COVERAGE CHECK

Permissible Coverage area ( 50.00 % )	468.48
Proposed Coverage Area ( 45.95 % )	430.56
Total Prop. Coverage Area ( 45.95 % )	430.56
Balance coverage area ( 4.05 % )	37.92

FAR CHECK

Perm. FAR Area ( 2.500 )	2350.72
Total Perm. FAR area	2350.72
Commercial FAR	2092.03
Proposed FAR Area	2101.70
Total Proposed FAR Area	2101.70
Consumed FAR (Factor)	2.24
Balance FAR Area	249.02

BUILT UP AREA CHECK

Total Proposed BuiltUp Area	2593.97
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ARCHITECT (Regd) Lalan Prasad Singh  
ENGINEER (Regd)  
SUPERVISOR (Regd)

OWNER (Regd) AMRENDRA KUMAR SINGH, NARENDRA KUMAR SINGH, JITENDRA KUMAR SINGH, BALDEB PRASAD RAI, KRISHNA MALLIK, PRATAP CHANDRA MALLIK, RAJESH PRASAD SINGH, SAPAN MANDAL, SHANKAR CHANDRA MANDAL, KINKAR CHANDRA MANDAL

DEVELOPMENT AUTHORITY LOCAL BODY

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A1 (A1)	D	0.74	2.10	04
A1 (A1)	D	0.77	2.10	05
A1 (A1)	D	3.53	2.10	01
A1 (A1)	D	3.77	2.10	01
A1 (A1)	D	4.58	2.10	01
A1 (A1)	D	6.14	2.10	01

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A1 (A1)	W	1.23	1.20	05

UnitBUA Table for Building :A1 (A1)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SHOP	SHOP	264.23	263.69	1	2
TYPICAL - 1, 2, 3, 4 FLOOR PLAN	SHOP	SHOP	74.20	74.08	1	8
Total:	-	-	2007.63	2005.25	10	10

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	Accessory Use	Parking					
A1 (A1)	1	2593.97	33.29	31.17	452.79	2092.03	9.68	2101.72	2101.72	10
Grand Total	1	2593.97	33.29	31.17	452.79	2092.03	9.68	2101.72	2101.72	10

Building :A1 (A1)

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	Accessory Use	Parking					
Basement Floor	441.08	3.61	0.00	452.79	0.00	9.68	9.68	00	
Ground Floor	430.57	0.00	7.85	0.00	422.72	0.00	422.72	02	
First Floor	430.58	7.42	5.83	0.00	417.33	0.00	417.33	02	
Second Floor	430.58	7.42	5.83	0.00	417.33	0.00	417.33	02	
Third Floor	430.58	7.42	5.83	0.00	417.33	0.00	417.33	02	
Fourth Floor	430.58	7.42	5.83	0.00	417.33	0.00	417.33	02	
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00	
Total :	2593.97	33.29	31.17	452.79	2092.03	9.68	2101.72	2101.72	10

Required Parking (Table 7a)

Building Name	Type	SubUse	Area (Sq.mt.)	Units		Car		TwoWheeler	
				Reqd.	Prop.	Reqd./Unit	Reqd.	Reqd./Unit	Reqd.
A1 (A1)	Commercial	Shop	> 0	50	1907.66	1	26	-	-
Total :	-	-	-	-	-	-	26	26	80

Parking Check (Table 7b)

Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	14	175.00
Two Stack Car	-	-	12	150.00
Total Car	26	325.00	26	325.00
TwoWheeler	-	-	53	106.00
Two Stack	-	-	33	66.00
TwoWheeler	80	160.00	86	172.00
Other Parking	-	-	-	180.85
Total	-	485.00	-	849.85

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)	Grey

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.)
Basement Floor	441.08	9.68	441.08	9.68
Ground Floor	430.57	422.72	430.57	422.72
First Floor	430.58	417.33	430.58	417.33
Second Floor	430.58	417.33	430.58	417.33
Third Floor	430.58	417.33	430.58	417.33
Fourth Floor	430.58	417.33	430.58	417.33
Terrace Floor	0.00	0.00	0.00	0.00
Total :	2593.97	2101.72	2593.97	2101.72

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
A1 (A1)	Commercial	Shop	Non-Highrise

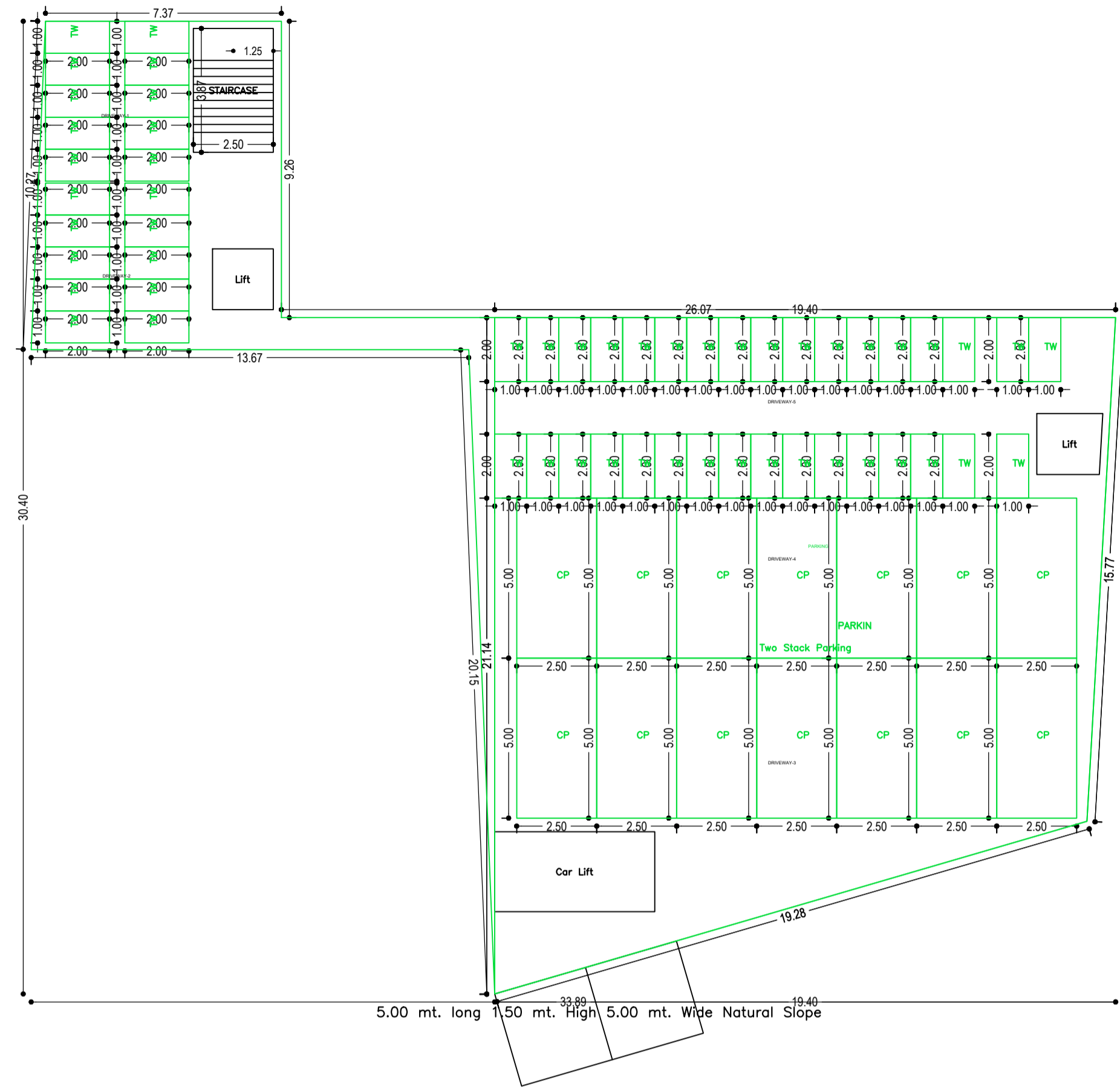
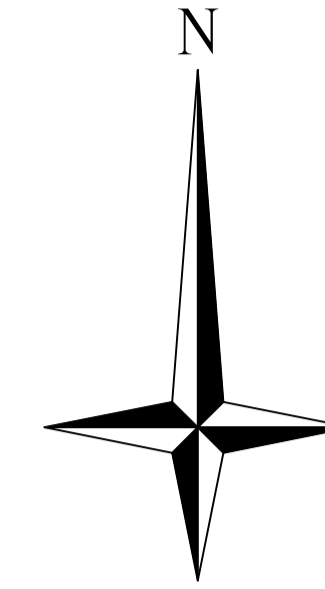
LTP NAME AND SIGNATURE: Lalan Prasad Singh, DMC/ENG/0012/2019

STRUCTURAL ENG'S NAME AND SIGNATURE

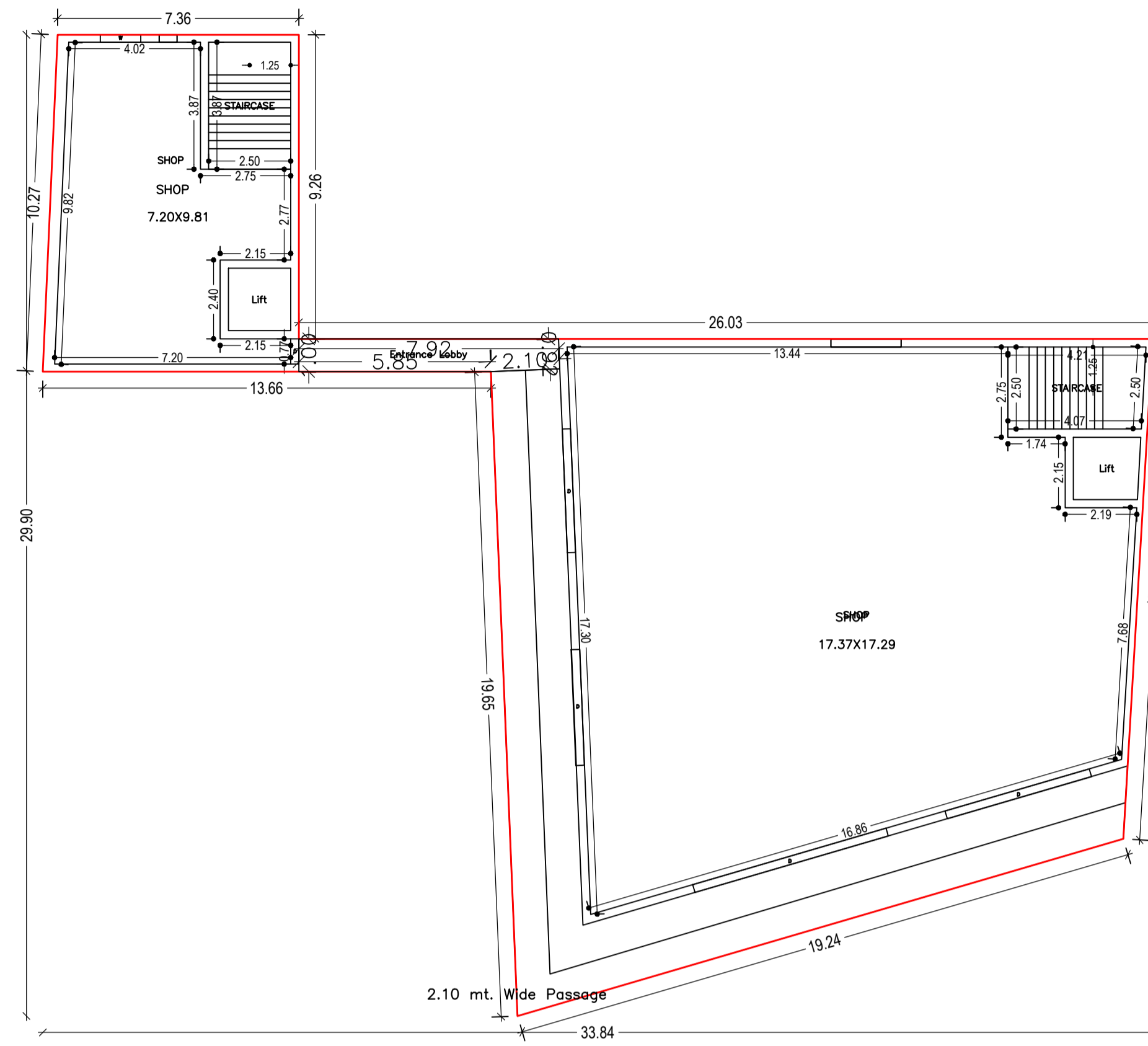
BUILDER NAME AND SIGNATURE

DIGITAL SIGNATURE

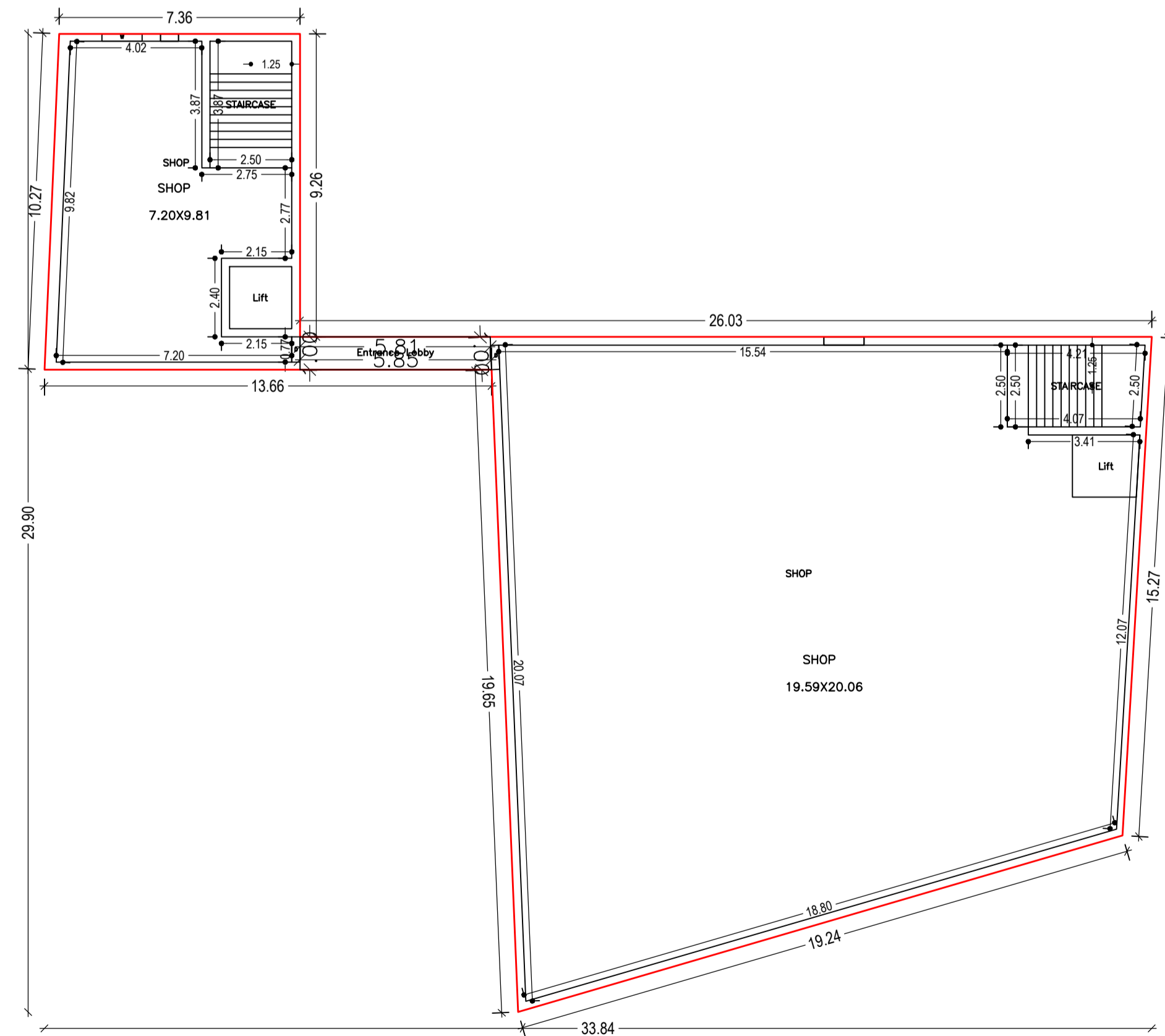
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Khata No	OLD - 47, 110, NEW - 165, 204, 501
Plot No	OLD - 3306, 3307, 3308, NEW - 1958, 1959, 1963
Village Name	Saraidhela
Use	Commercial
SubUse	Shop



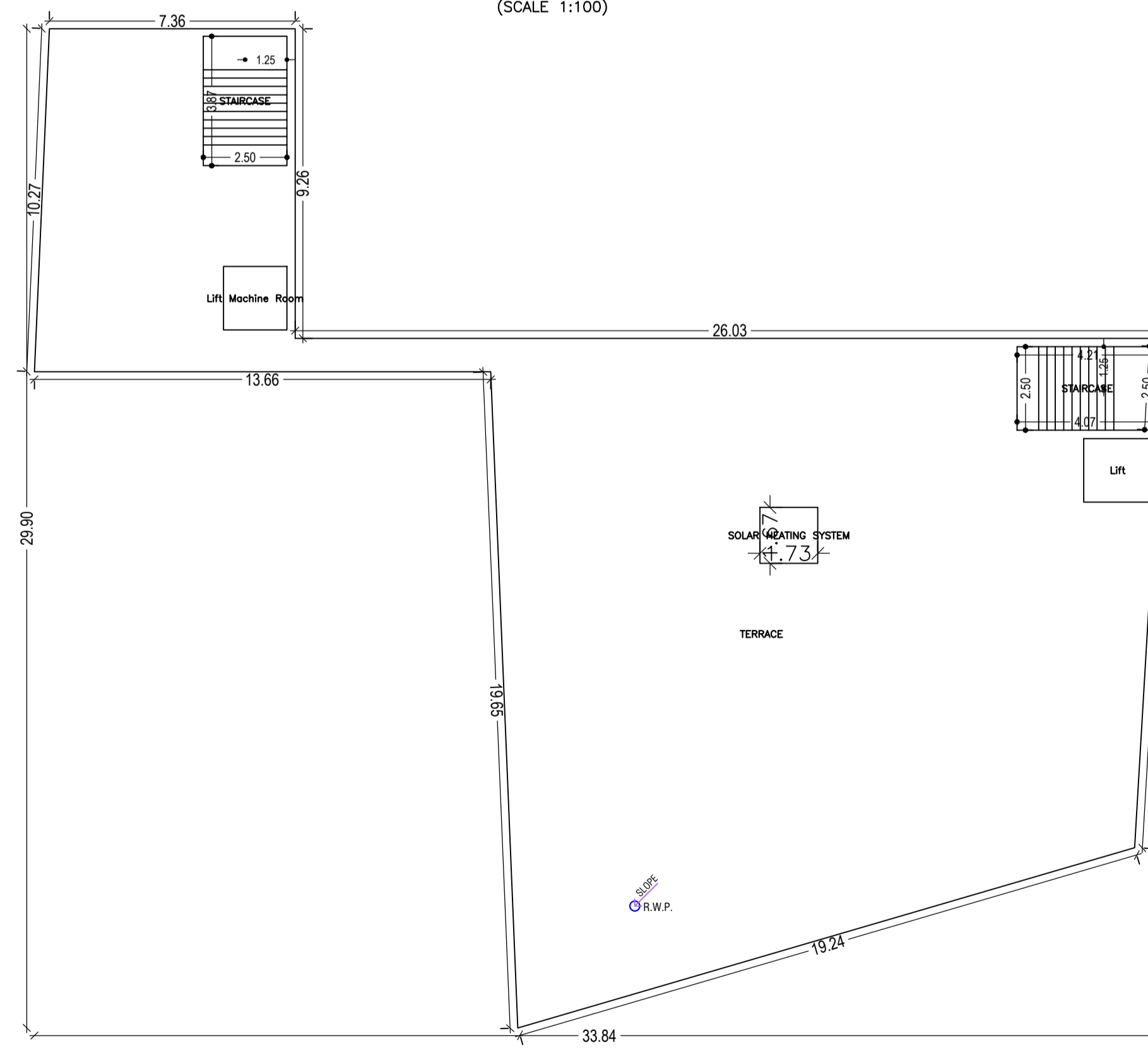
BASEMENT FLOOR PLAN  
(SCALE 1:100)



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



TYPICAL - 1, 2, 3, 4 FLOOR PLAN  
(Proposed)  
(SCALE 1:100)

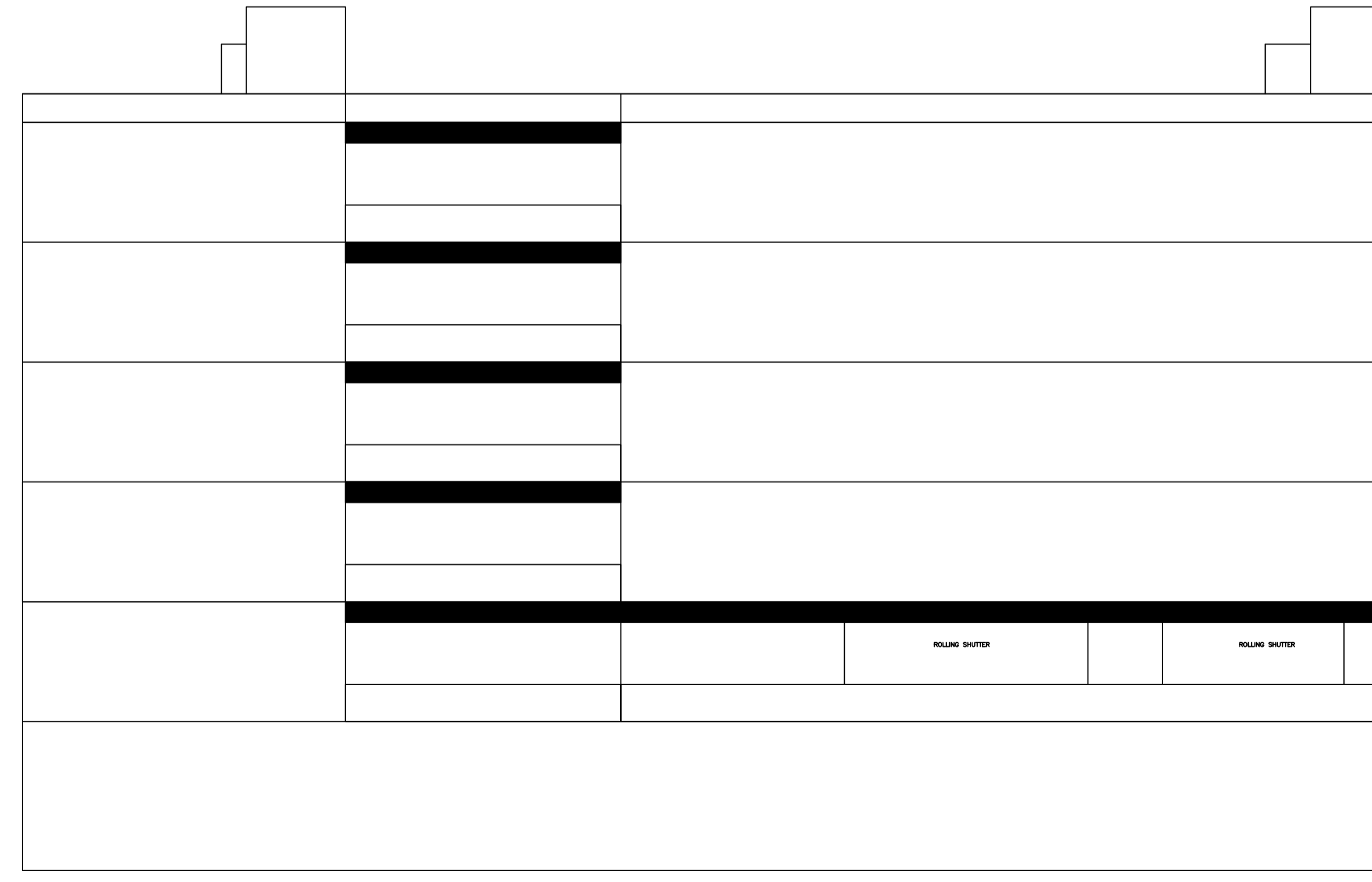
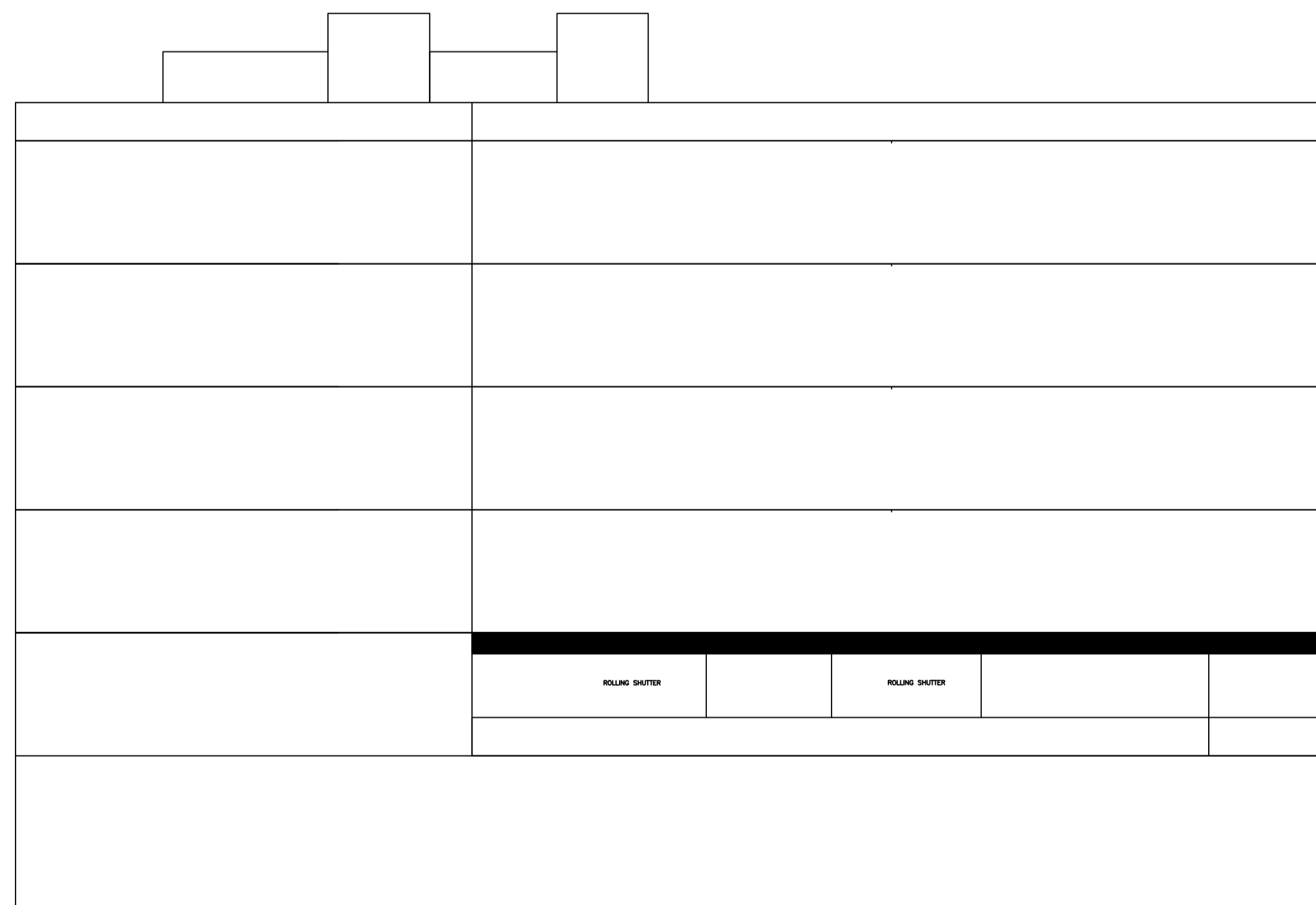
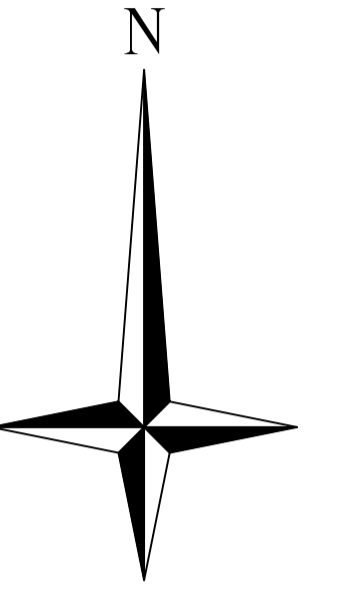
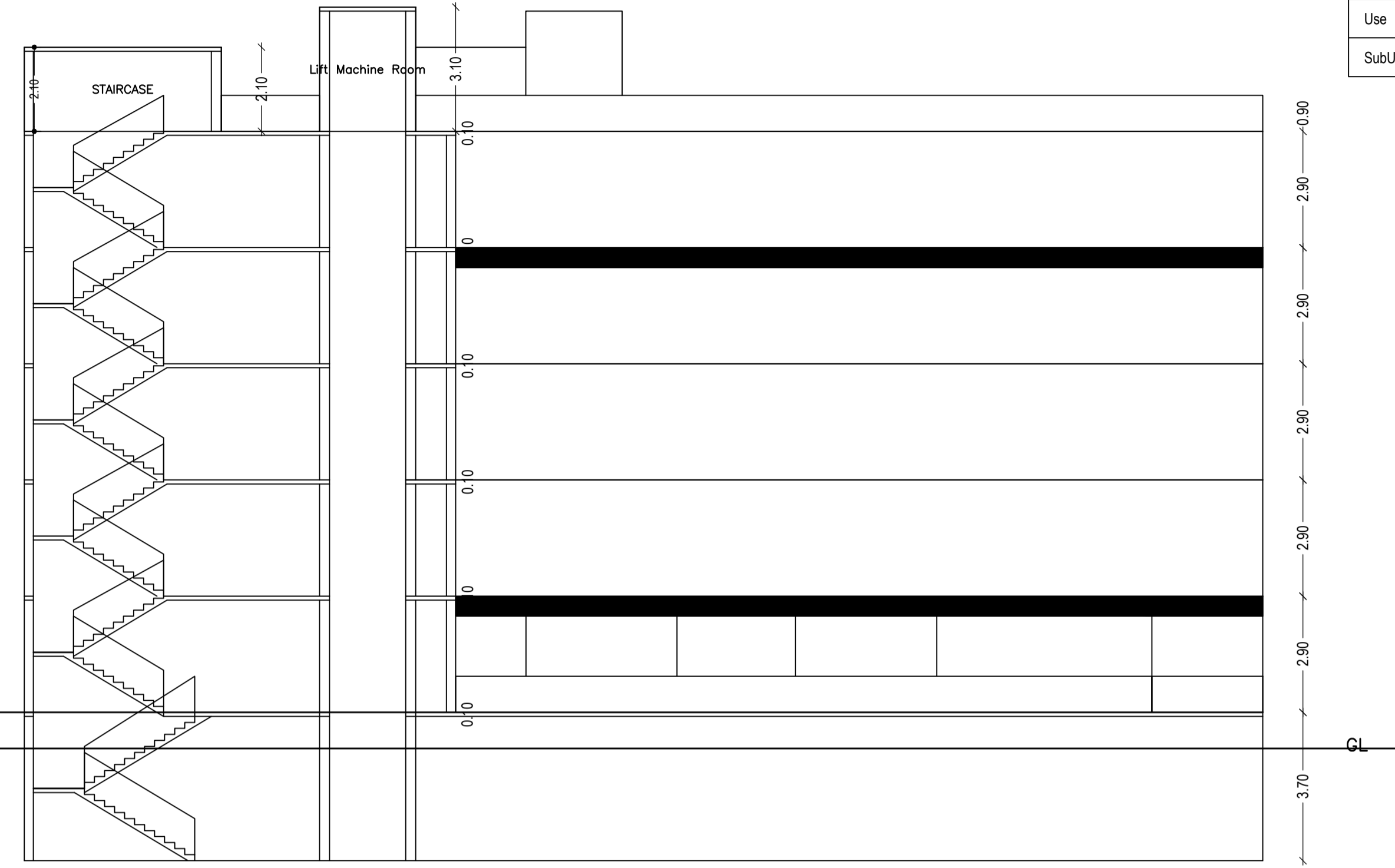
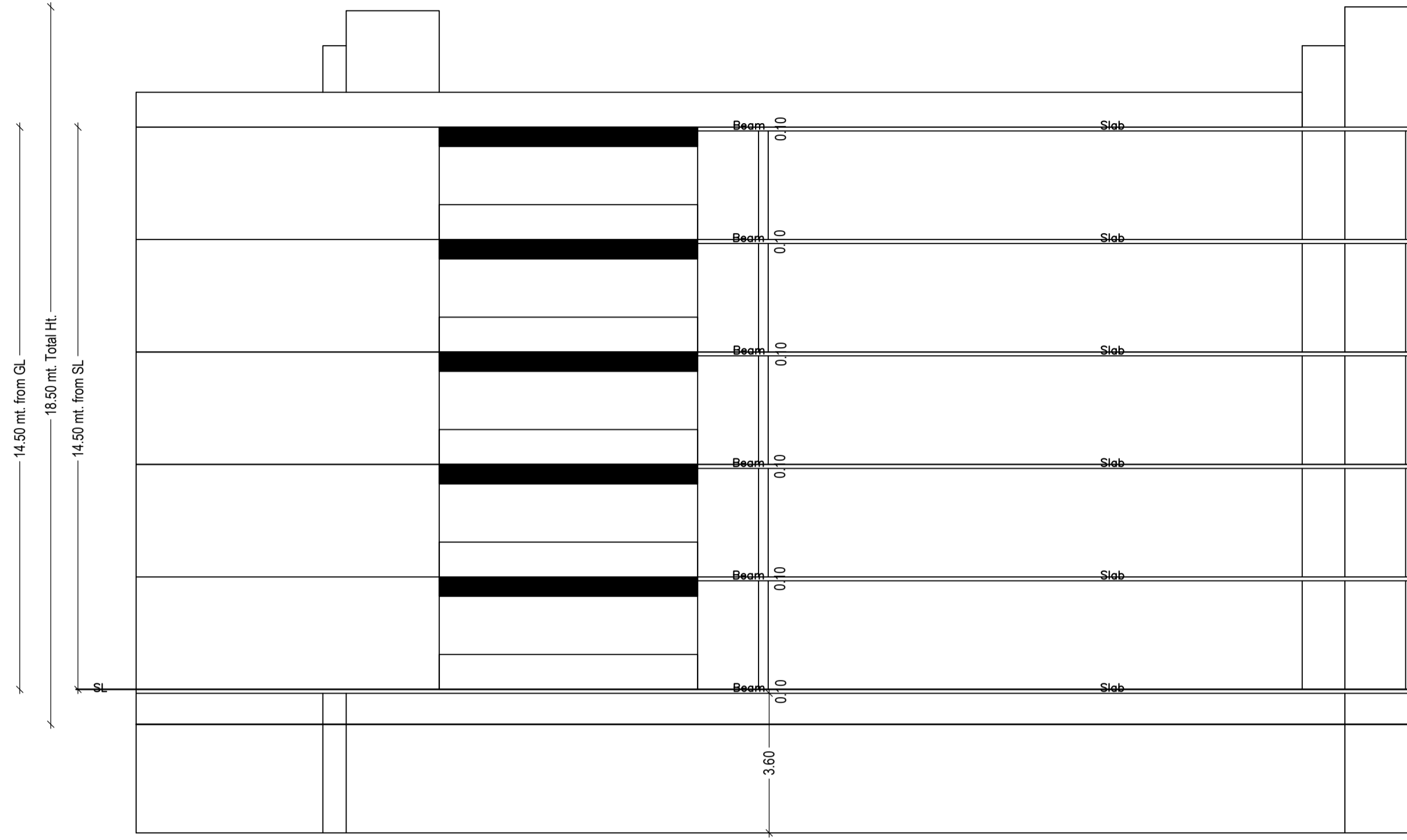


TERRACE FLOOR PLAN  
(SCALE 1:100)

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
Lalan Prasad Singh DMC/ENG/0012/2019			

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Khata No	CHANDRA MANDAL, KINKAR CHANDRA MANDAL
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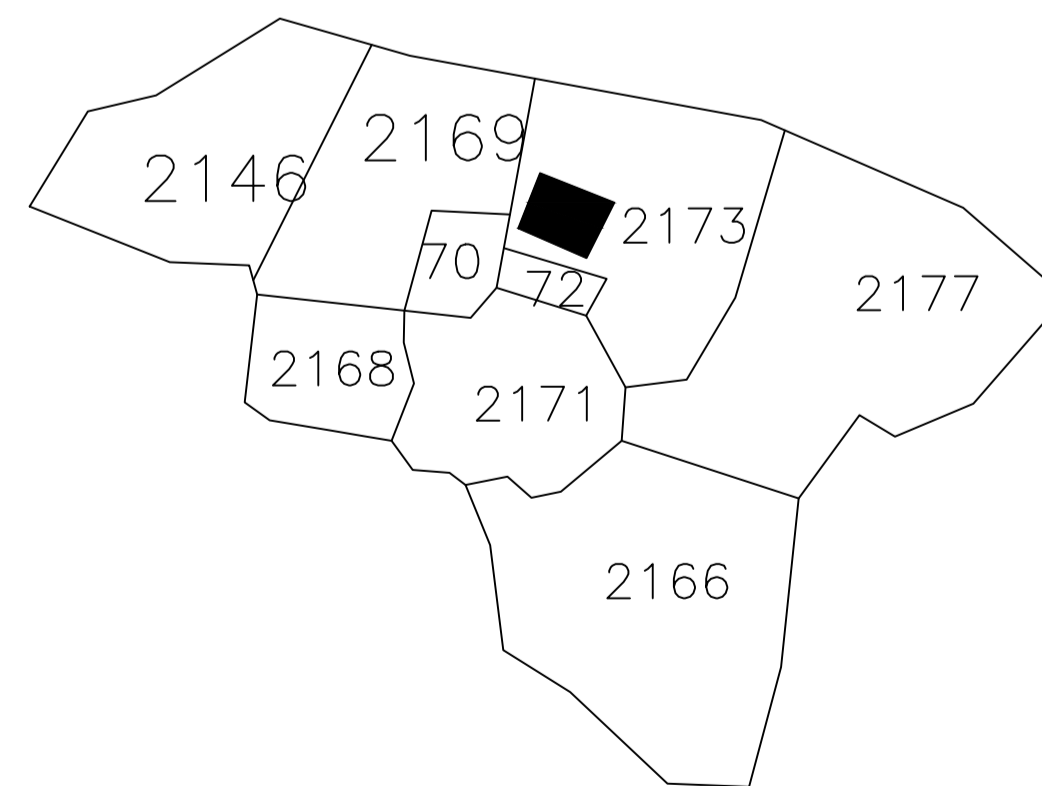
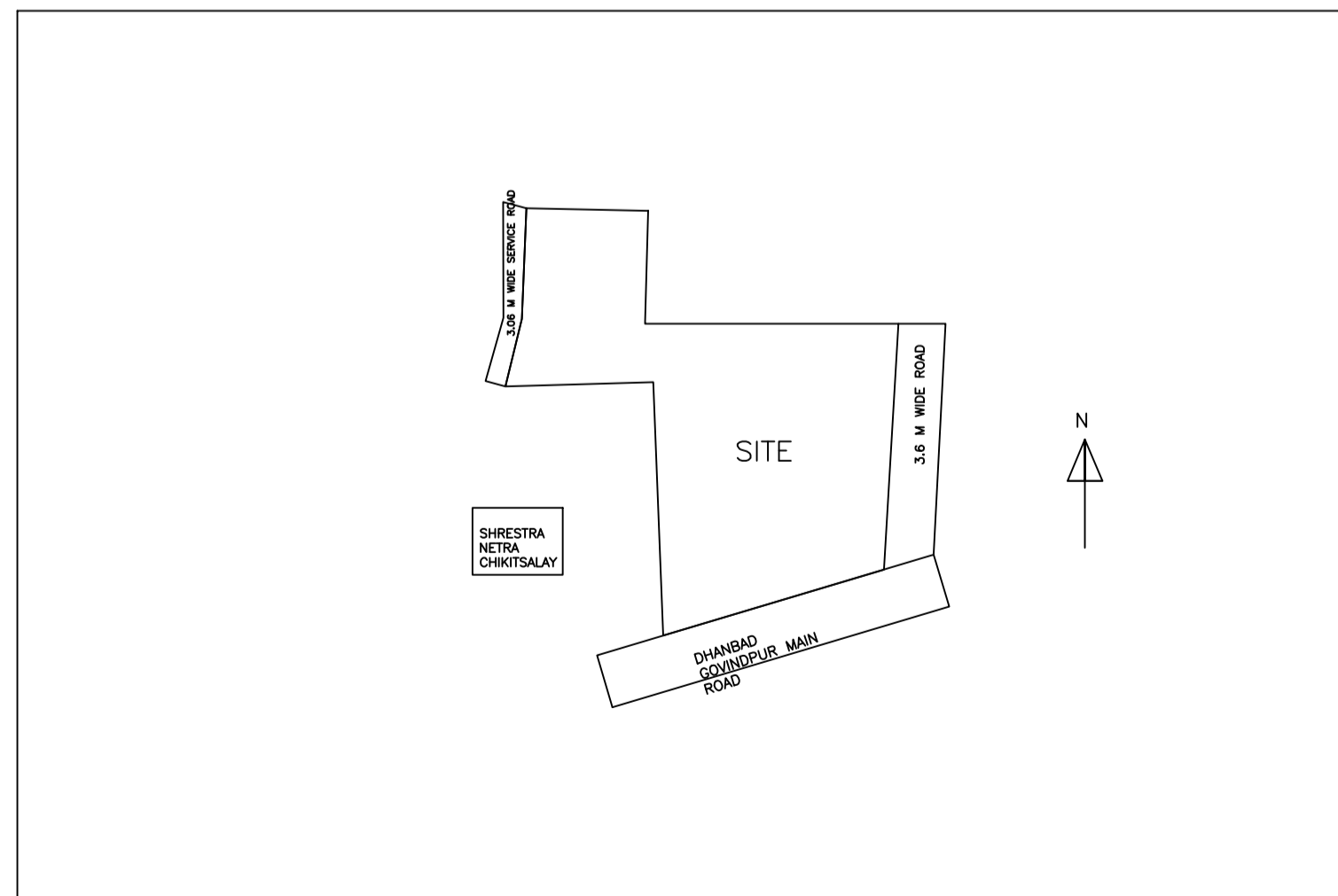
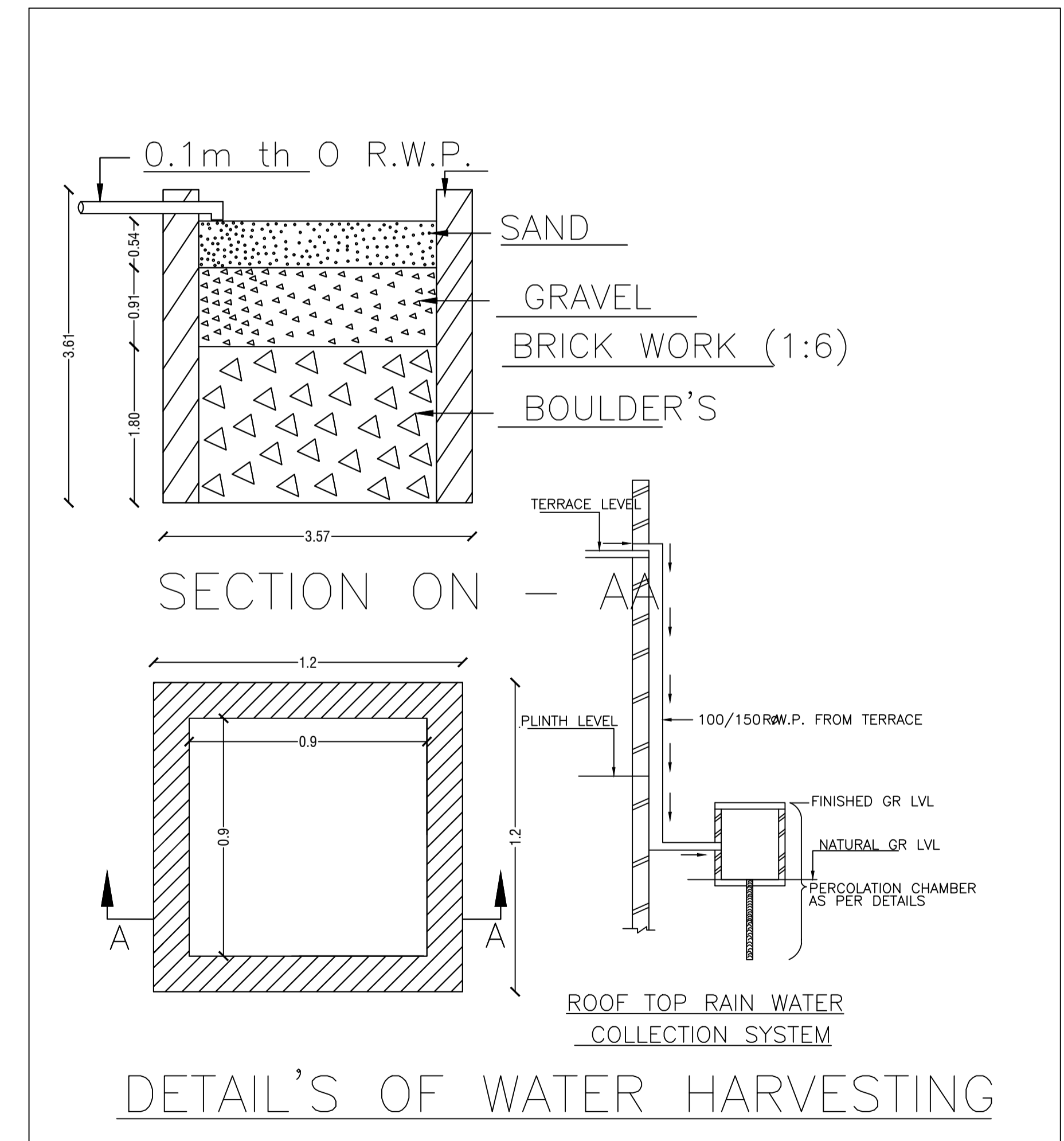
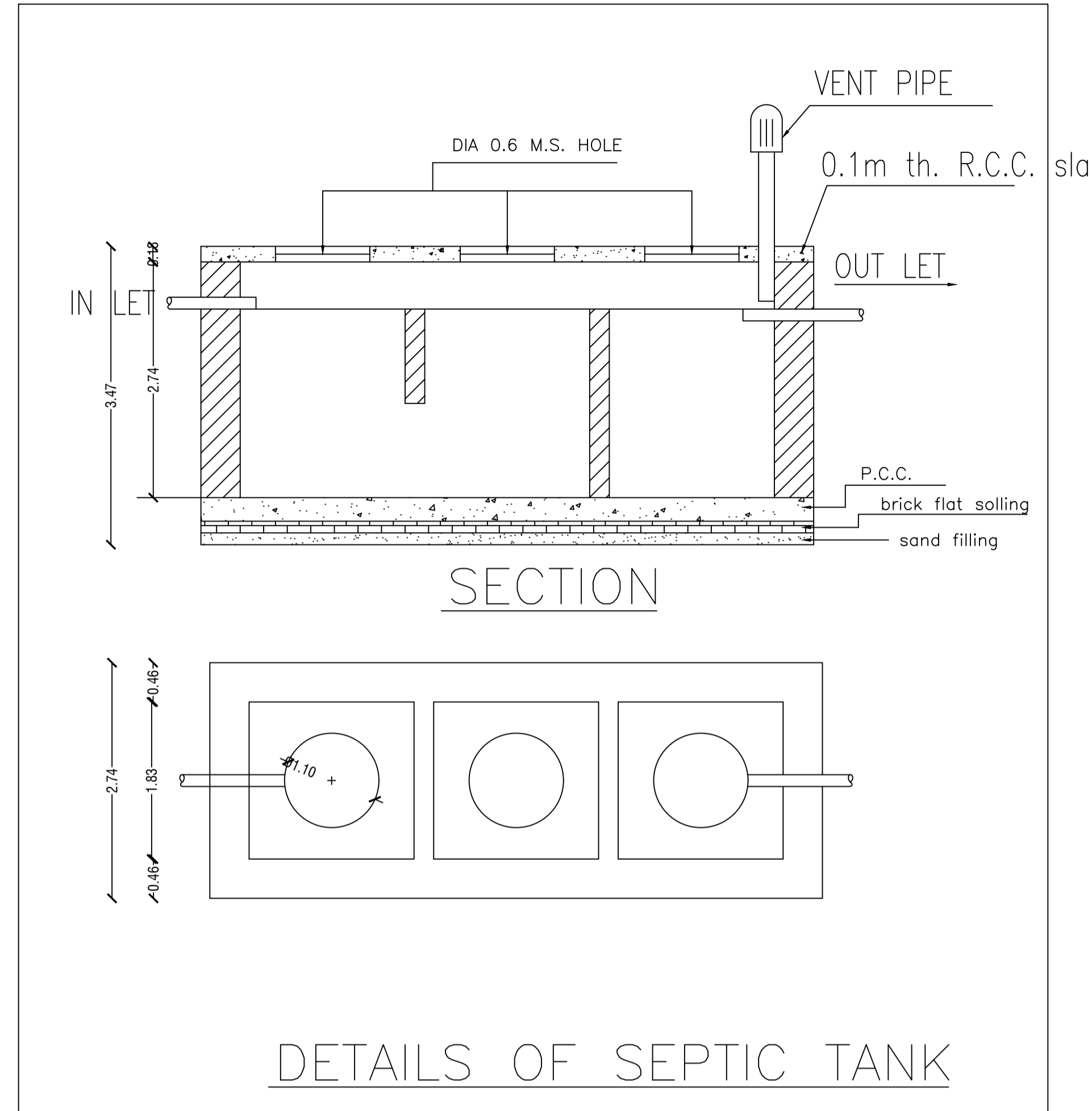
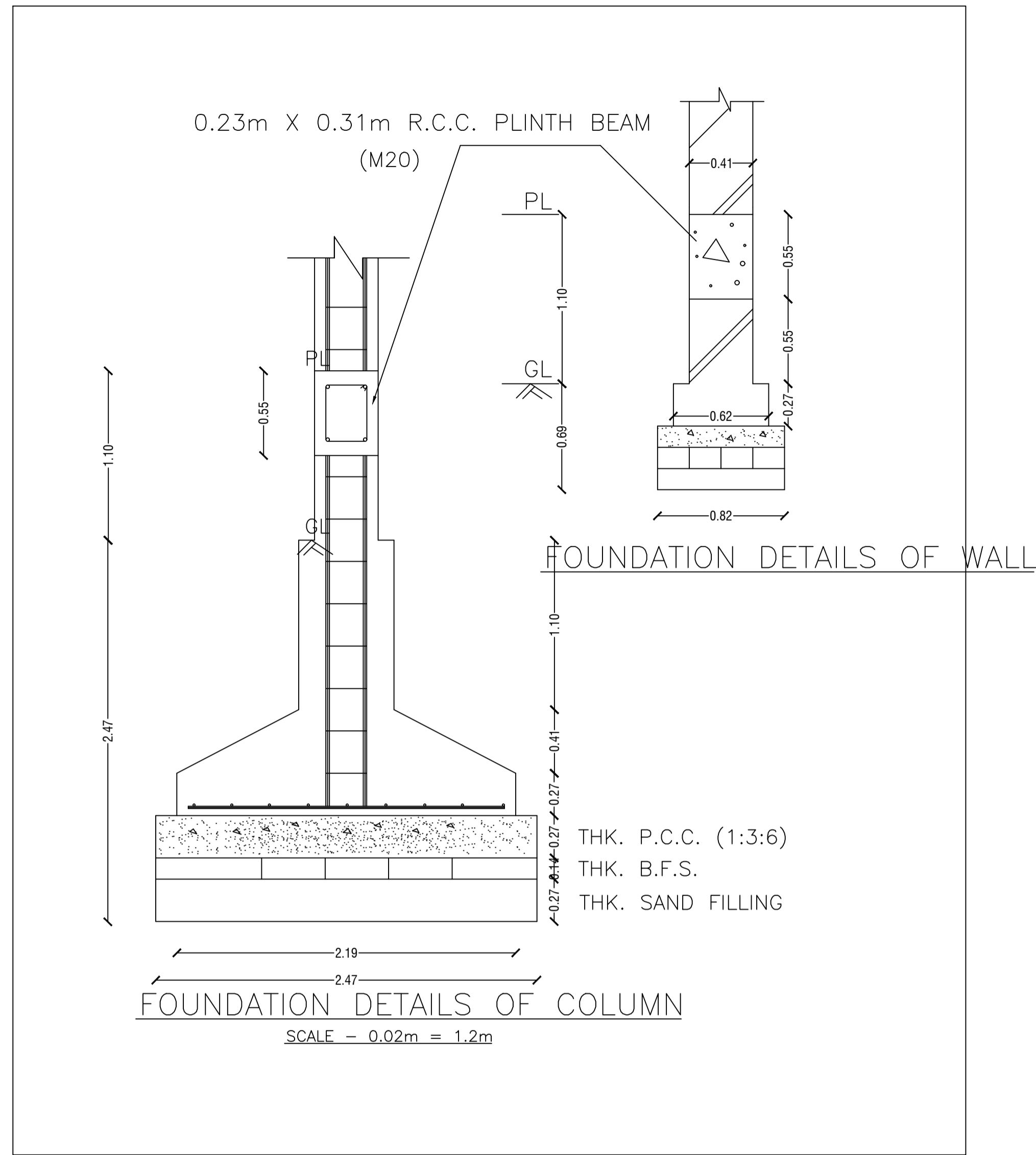
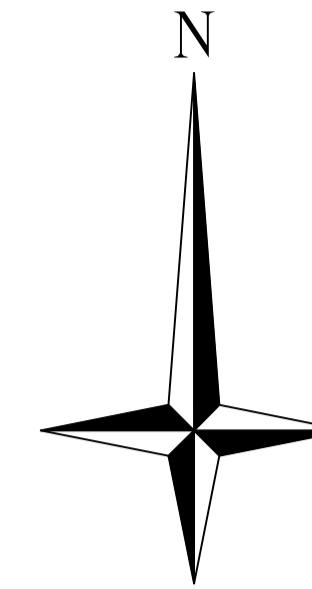


ASHARFI HOSPITAL ROAD

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Khata No	CHANDRA MANDAL, NEW - 1958, 1959, 1963
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