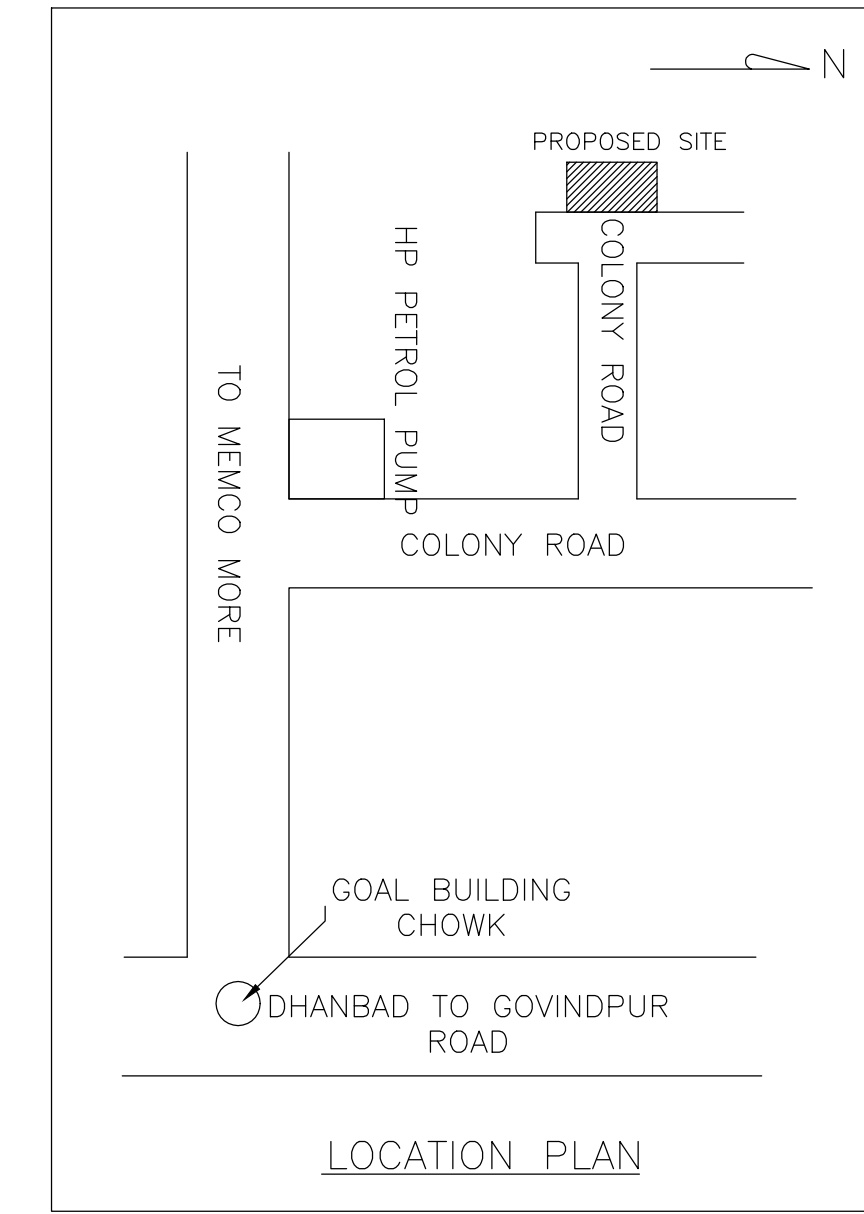
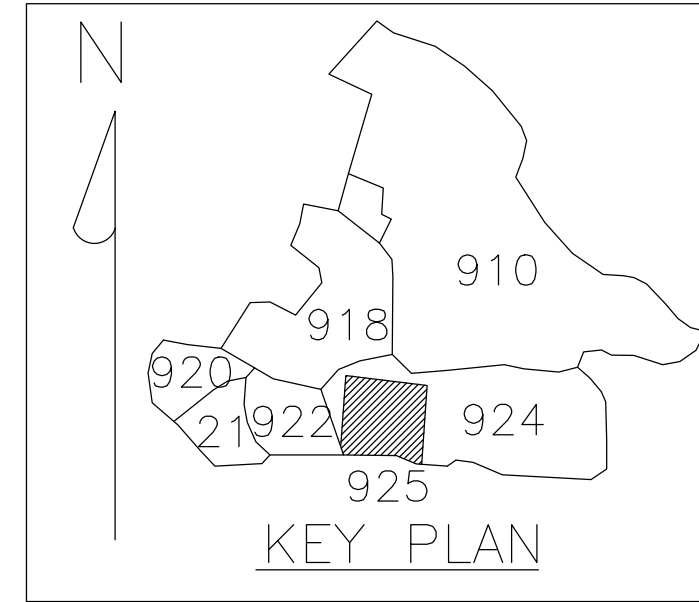
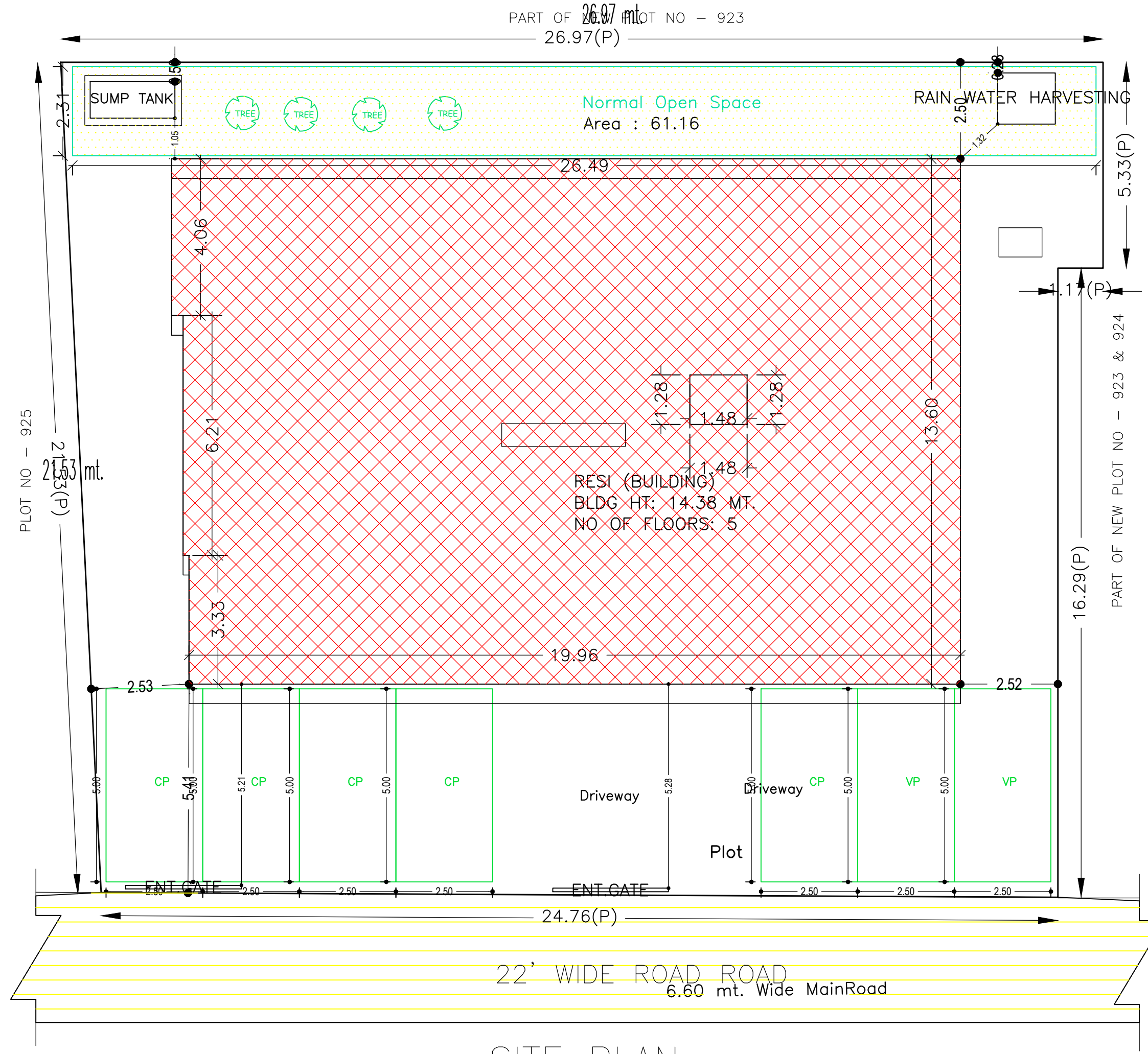
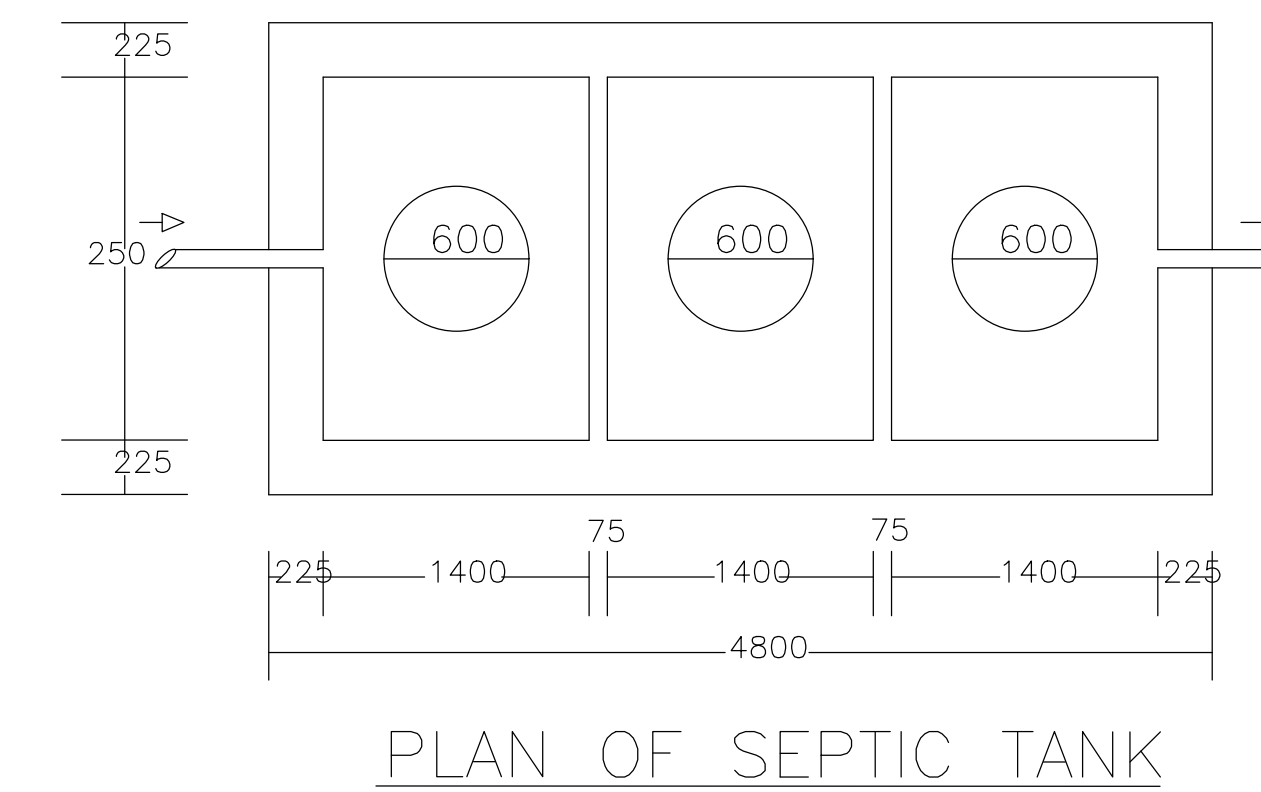
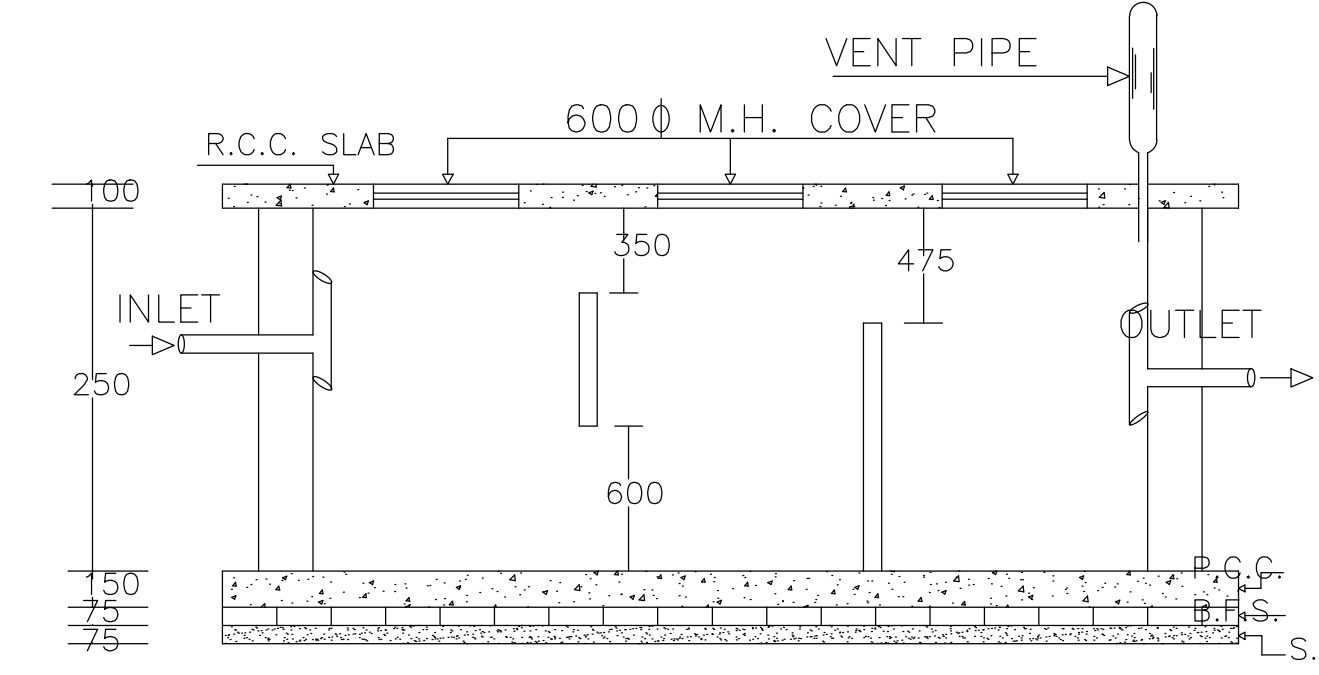


Proposal Basic Information	
Proposal File No.	DMC/BP/0120/W23/2023
Owner Name	SMT SUJATA MAHATO DIRECTOR & DEV SKYWARD REALTY PVT. LTD.
Khata No	37,68(OLD), 48,124 (NEW)
Plot No	679,680(OLD), 923,924 (NEW)
Village Name	Sabalpur
Use	Residential
SubUse	Residential Bldg/Apartment



AREA STATEMENT		VERSION NO.: 1.0.66
DHANBAD MUNICIPAL CORPORATION		VERSION DATE: 16/10/2020
PROJECT DETAIL:		
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential	
District: DHANBAD	Plot SubUse: Residential Bldg/Apartment	
Authority: DHANBAD MUNICIPAL CORPORATION	Plot/Nearby/Religious/Structure: NA	
Inward No: DMC/BP/0120/W23/2023	Plot/SubPlot No: 679,680(OLD), 923,924 (NEW)	
Application Type: General Proposal	North: Plot No. - PART OF NEW PLOT NO - 923 & 924	
Project Type: Building Permission	South: Plot No. - PLOT NO - 925	
Nature of Development: New	East: Road Width - 6.70	
Location of Development Area: Old Area	West: Plot No. - PART OF NEW PLOT NO - 923	
AREA DETAILS:		
AREA OF PLOT (Minimum)	(A)	SQ.MT. 551.40
NET AREA OF PLOT (Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	551.40
Deduction for Balance Plot Area (from Gross Plot Area)		
Common Plot		61.16
Total		61.16
BALANCE AREA OF PLOT (Net Plot Area - Recreational/Amenity space)	(A-Deductions)	490.24
PLOT AREA FOR COVERAGE (Net Plot Area)	(A-Deductions)	551.40
Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions)	551.40
COVERAGE CHECK		
Permissible Coverage area (60.00 %)		330.84
Proposed Coverage Area (49.41 %)		272.43
Total Prop. Coverage Area (49.41 %)		272.43
Balance coverage area (10.59 %)		58.41
FAR CHECK		
Perm. FAR Area (2.500)		1378.50
Total Perm. FAR area		1378.50
Residential FAR		1349.19
Proposed FAR Area		1359.51
Total Proposed FAR Area		1359.51
Consumed FAR (Factor)		2.47
Balance FAR Area		18.99
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		1636.48
ARCHITECT (Regd)		RAJEEV RANJAN SINGH
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)		SMT SUJATA MAHATO DIRECTOR & DEV SKYWARD REALTY PVT. LTD.
DEVELOPMENT AUTHORITY		LOCAL BODY



Floor Name	Gross Builtup Area	Deductions From Gross BUA/Area in Sq.mt.)	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	Parking					
Basement Floor	274.33	0.00	274.33	3.24	260.76	0.00	10.33	10.33	10.33	00
Ground Floor	274.33	1.90	272.43	0.00	0.00	272.43	0.00	272.43	272.43	03
First Floor	274.33	1.90	272.43	3.24	0.00	269.19	0.00	269.19	269.19	03
Second Floor	274.33	1.90	272.43	3.24	0.00	269.19	0.00	269.19	269.19	03
Third Floor	274.33	1.90	272.43	3.24	0.00	269.19	0.00	269.19	269.19	03
Fourth Floor	274.33	1.90	272.43	3.24	0.00	269.19	0.00	269.19	269.19	03
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	1645.98	9.50	1636.48	16.20	260.76	1349.19	10.33	1359.52	1359.52	15
Total Number of Same Buildings	1									
Total :	1645.98	9.50	1636.48	16.20	260.76	1349.19	10.33	1359.52	1359.52	15

SCHEDULE OF DOOR:

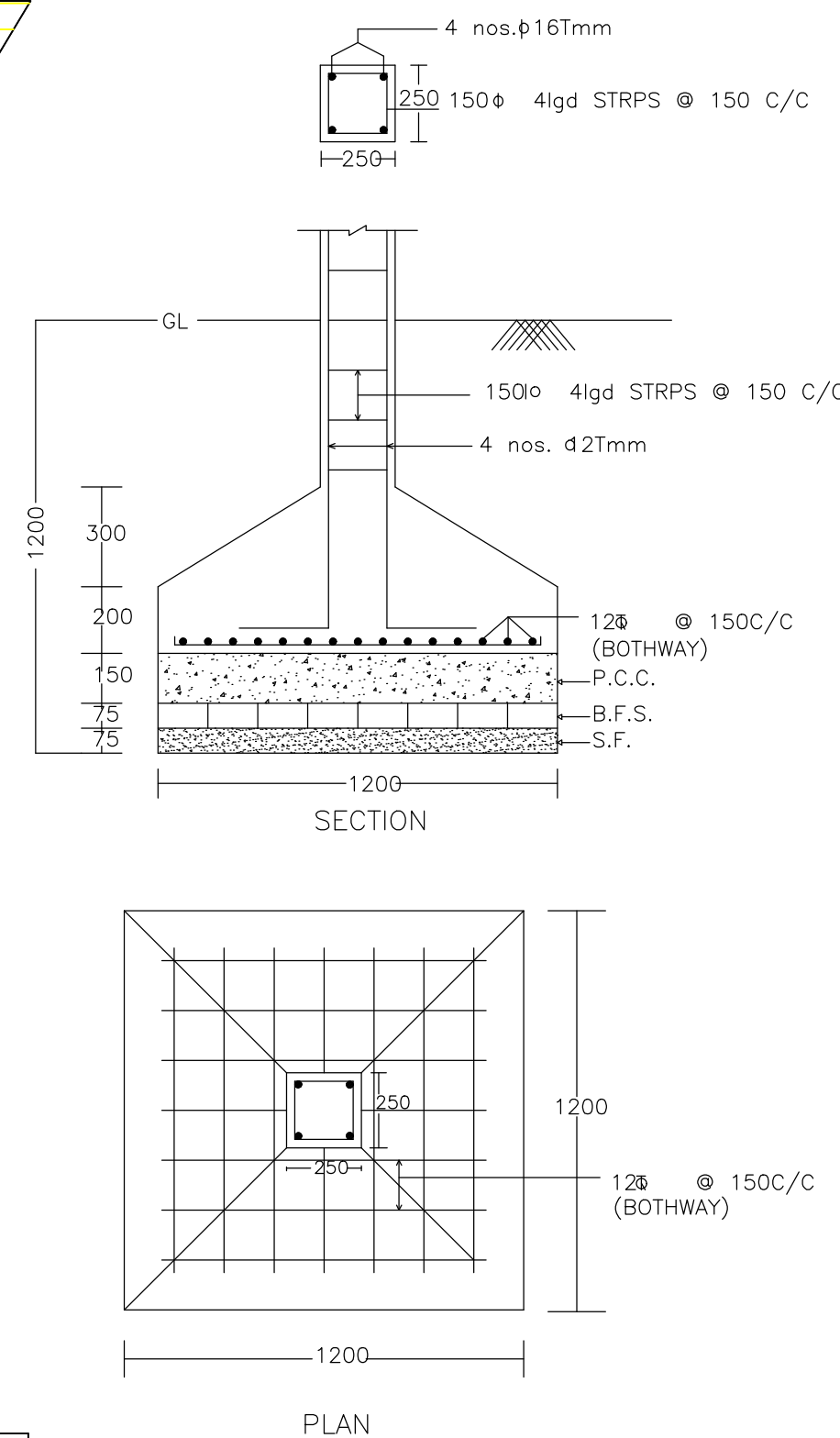
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
RESI (BUILDING)	D	0.70	2.10	10
RESI (BUILDING)	D	0.76	2.10	40
RESI (BUILDING)	D	0.79	2.10	05
RESI (BUILDING)	D	0.90	2.10	15
RESI (BUILDING)	D	1.05	2.10	10
RESI (BUILDING)	D	1.07	2.10	45
RESI (BUILDING)	D	1.33	2.10	05

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
RESI (BUILDING)	W	0.30	1.20	05
RESI (BUILDING)	W	0.53	1.20	10
RESI (BUILDING)	W	0.61	1.20	25
RESI (BUILDING)	W	1.28	1.20	05
RESI (BUILDING)	W	1.36	1.20	05
RESI (BUILDING)	W	1.48	1.20	05
RESI (BUILDING)	W	1.51	1.20	05
RESI (BUILDING)	W	1.52	1.20	45
RESI (BUILDING)	W	1.89	1.20	10
RESI (BUILDING)	W	2.38	1.20	05

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.)	Add Area In FAR (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
					Lift	Parking					
RESI (BUILDING)	1	1645.98	9.50	1636.48	16.20	260.76	1349.19	10.33	1359.52	1359.52	15
Grand Total :	1	1645.98	9.50	1636.48	16.20	260.76	1349.19	10.33	1359.52	1359.52	15



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.
RESI (BUILDING)	Residential	Residential Bldg/Apartment	> 140	1.5	15.00	1.00	15	-	-	-	-
			> 0	1	15.00	-	-	-	-	1	15
			> 0	1	15.00	-	-	1	2	-	-
Total :							15	15	2	2	15

Parking Check (Table 7b)

Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	15	187.50
Total Car	15	187.50	15	187.50
Visitor's Car Parking	-	-	2	25.00
Total Visitor Parking	2	25.00	2	25.00
TwoWheeler	-	-	15	30.00
Total TwoWheeler	15	30.00	15	30.00
Other Parking	-	-	-	105.76
Total		242.50		378.26

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.)
Basement Floor	274.33	10.33	274.33	10.33
Ground Floor	272.43	272.43	272.43	272.43
First Floor	272.43	269.19	272.43	269.19
Second Floor	272.43	269.19	272.43	269.19
Third Floor	272.43	269.19	272.43	269.19
Fourth Floor	272.43	269.19	272.43	269.19
Terrace Floor	0.00	0.00	0.00	0.00
Total :	1636.48	1359.52	1636.48	1359.52

Building USE/SUBUSE Details

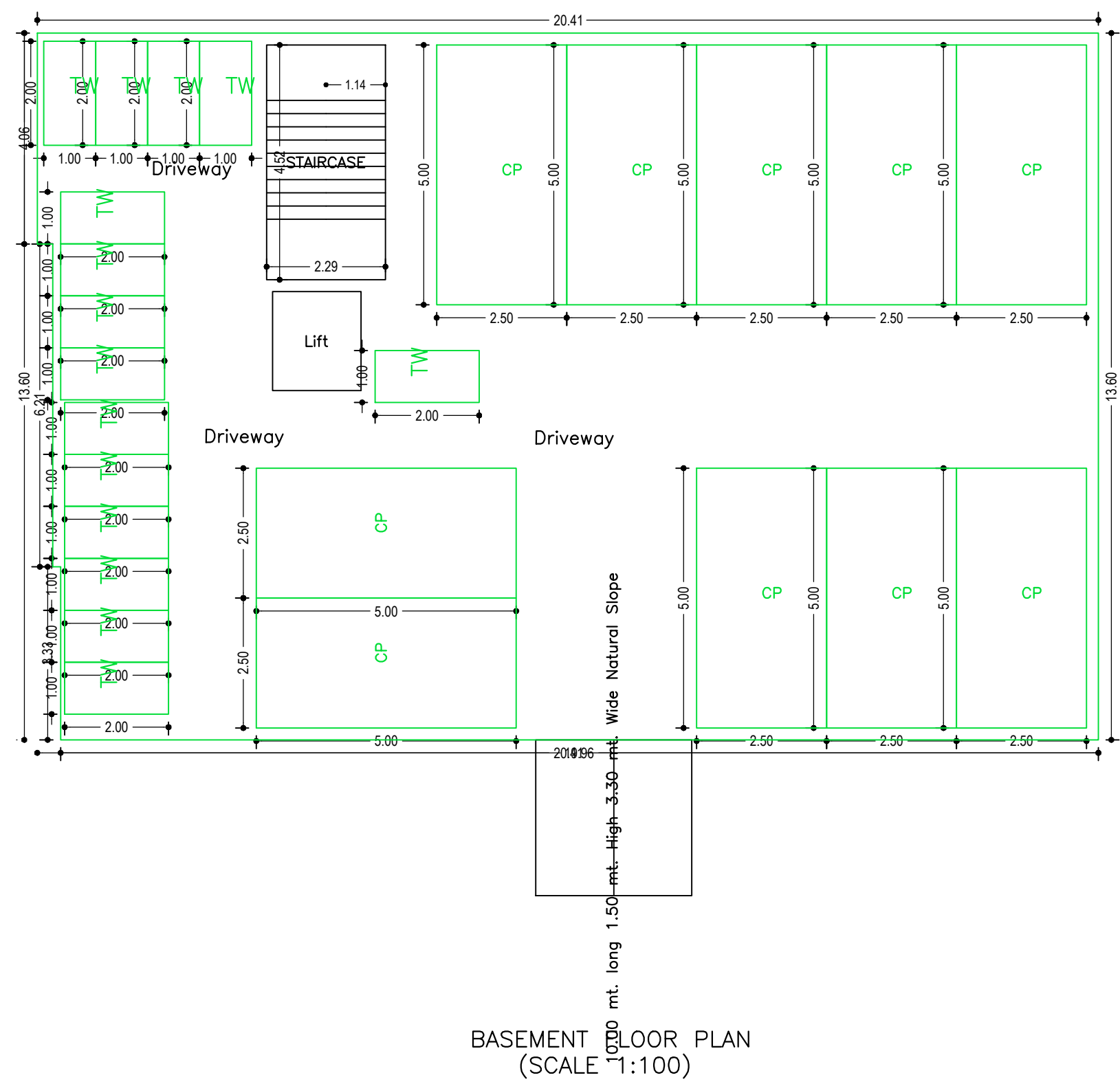
Building Name	Building Use	Building SubUse	Building Structure
RESI (BUILDING)	Residential	Residential Bldg/Apartment	Non-Highrise

UnitBUA Table for Building :RESI (BUILDING)

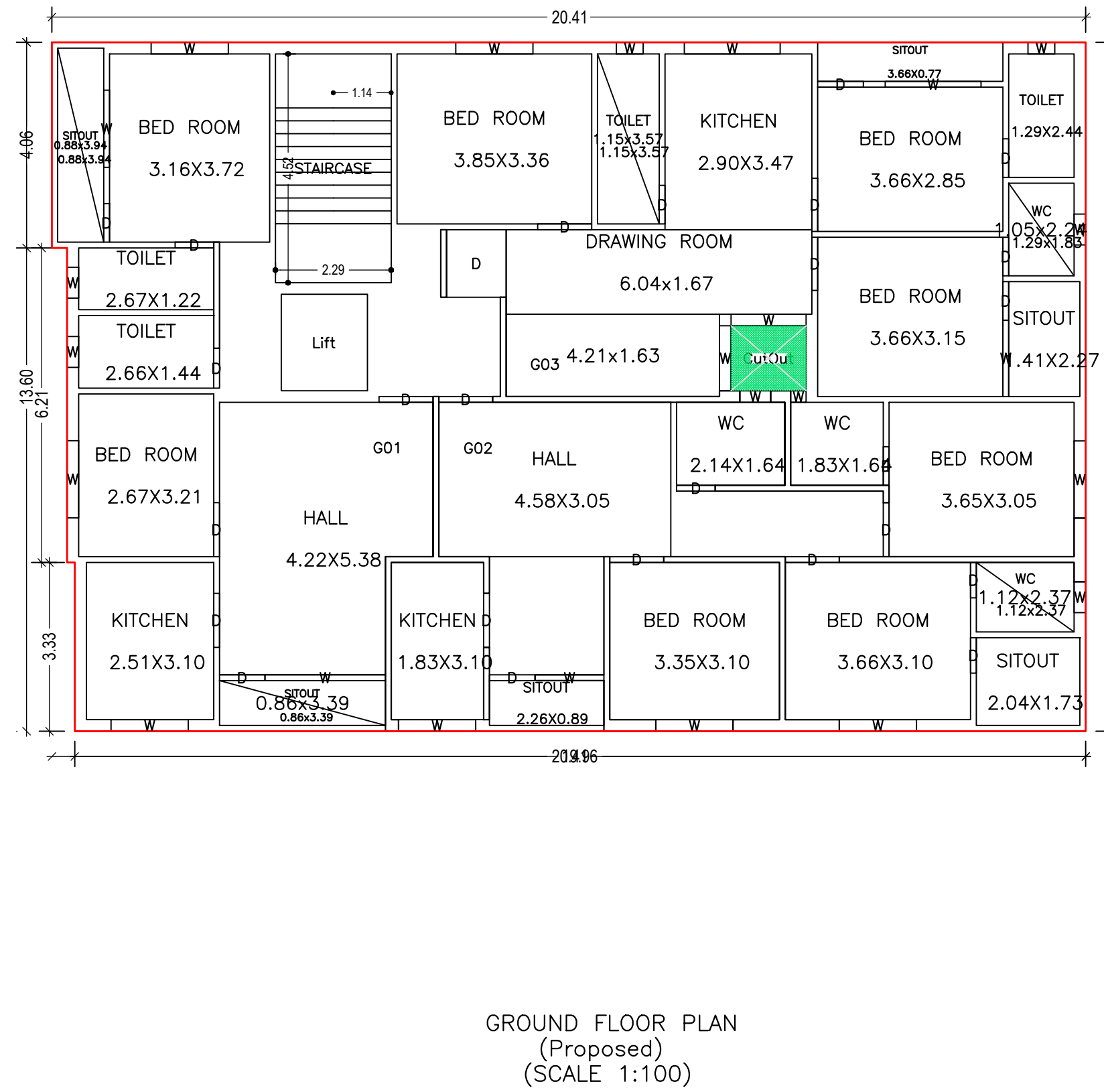
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	G01	FLAT	72.83	72.59	8	3
	G02	FLAT	85.65	82.81	10	
	G03	FLAT	87.24	87.09	10	
TYPICAL - 1 - 4 FLOOR PLAN	TYPI-1	FLAT	72.83	72.59	8	12
	TYPI-2	FLAT	85.65	82.81	10	
	TYPI-3	FLAT	87.24	87.09	10	
Total:			1228.60	1212.40	140	15

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

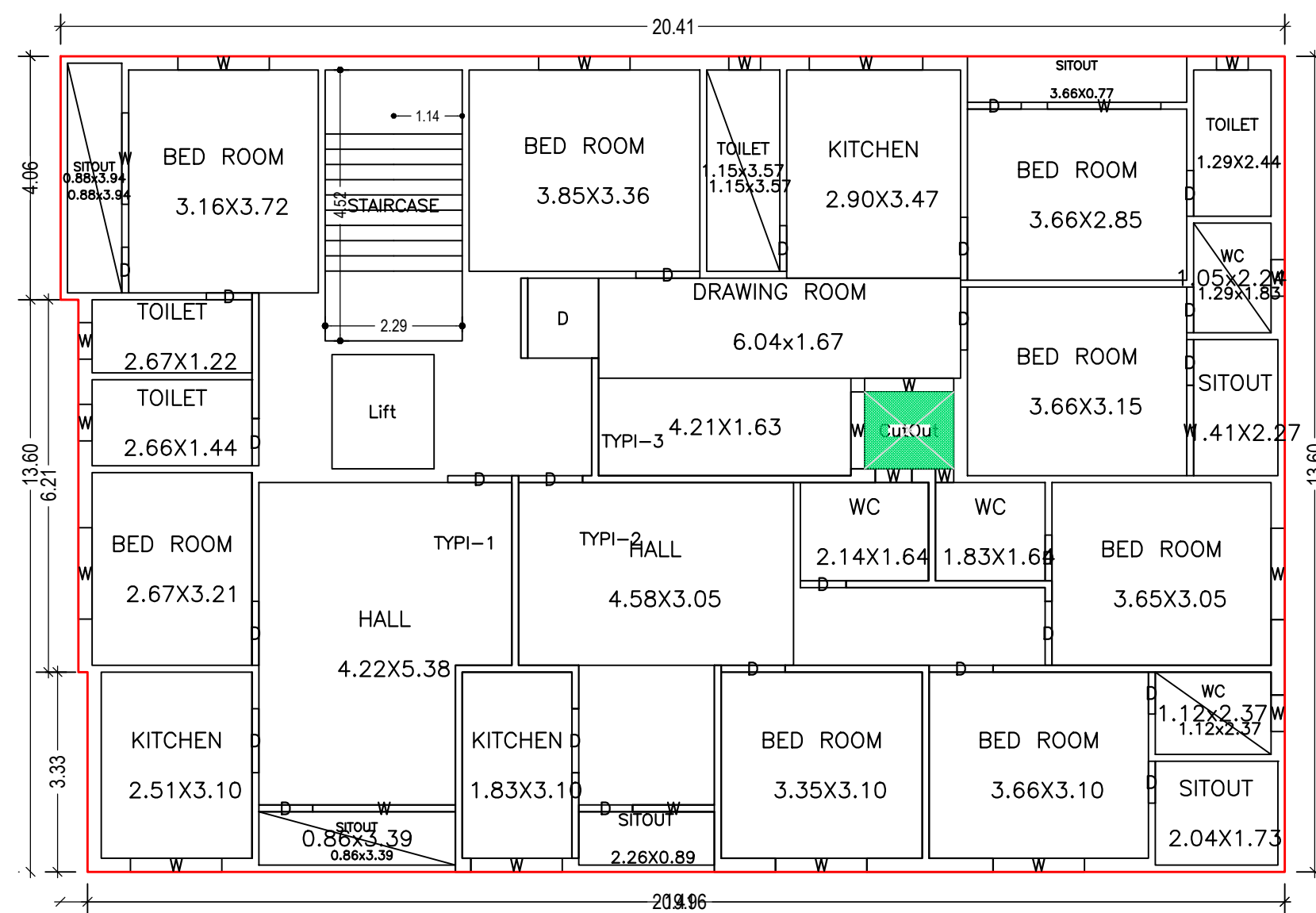
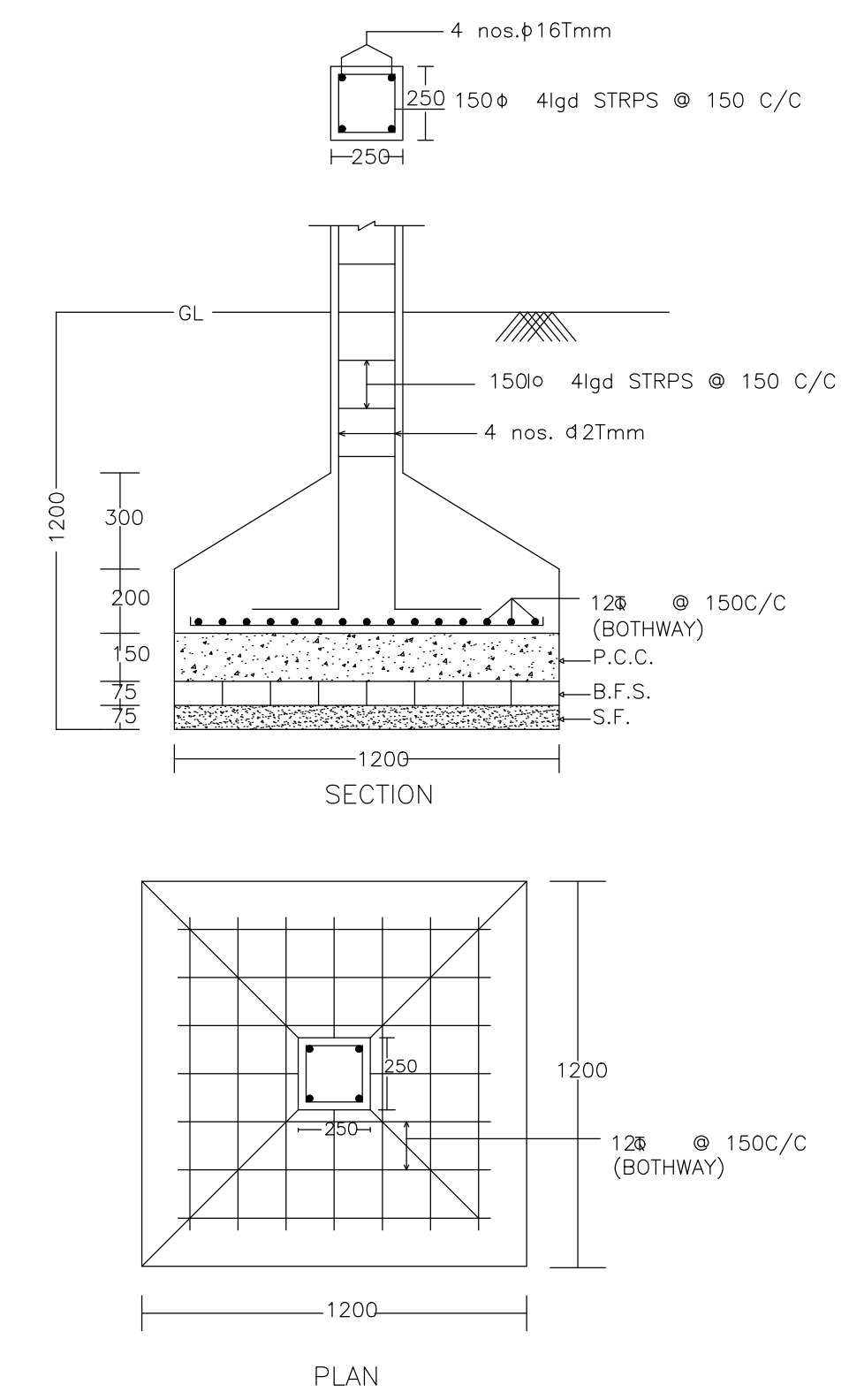
Proposal Basic Information	
Proposal File No.	DMC/BP/0120/W23/2023
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Khata No	37,68(OLD), 48,124 (NEW)
Plot No	679,680(OLD), 923,924 (NEW)
Village Name	Sabalpur
Use	Residential
SubUse	Residential Bldg/Apartment



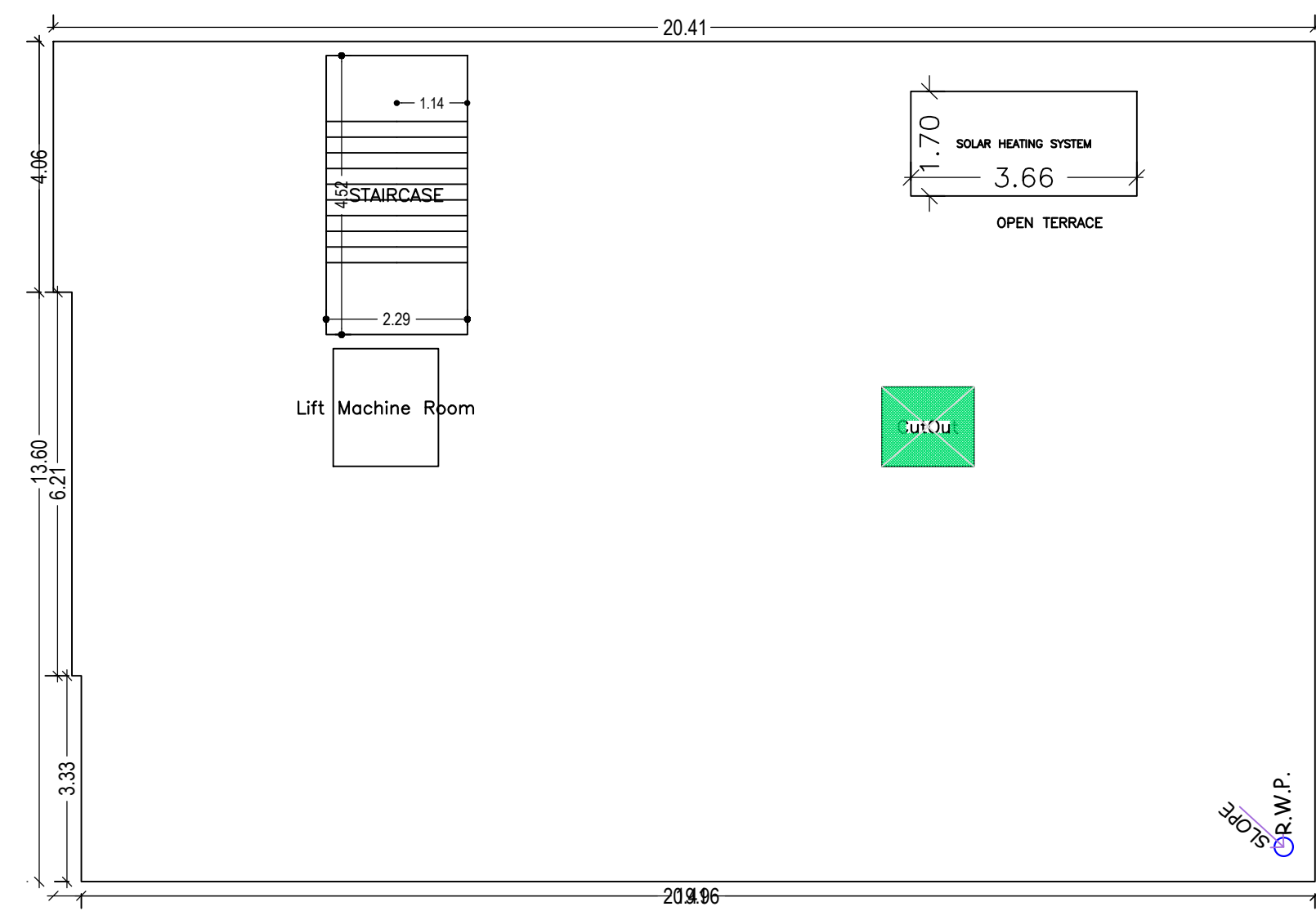
BASEMENT FLOOR PLAN (SCALE 1:100)



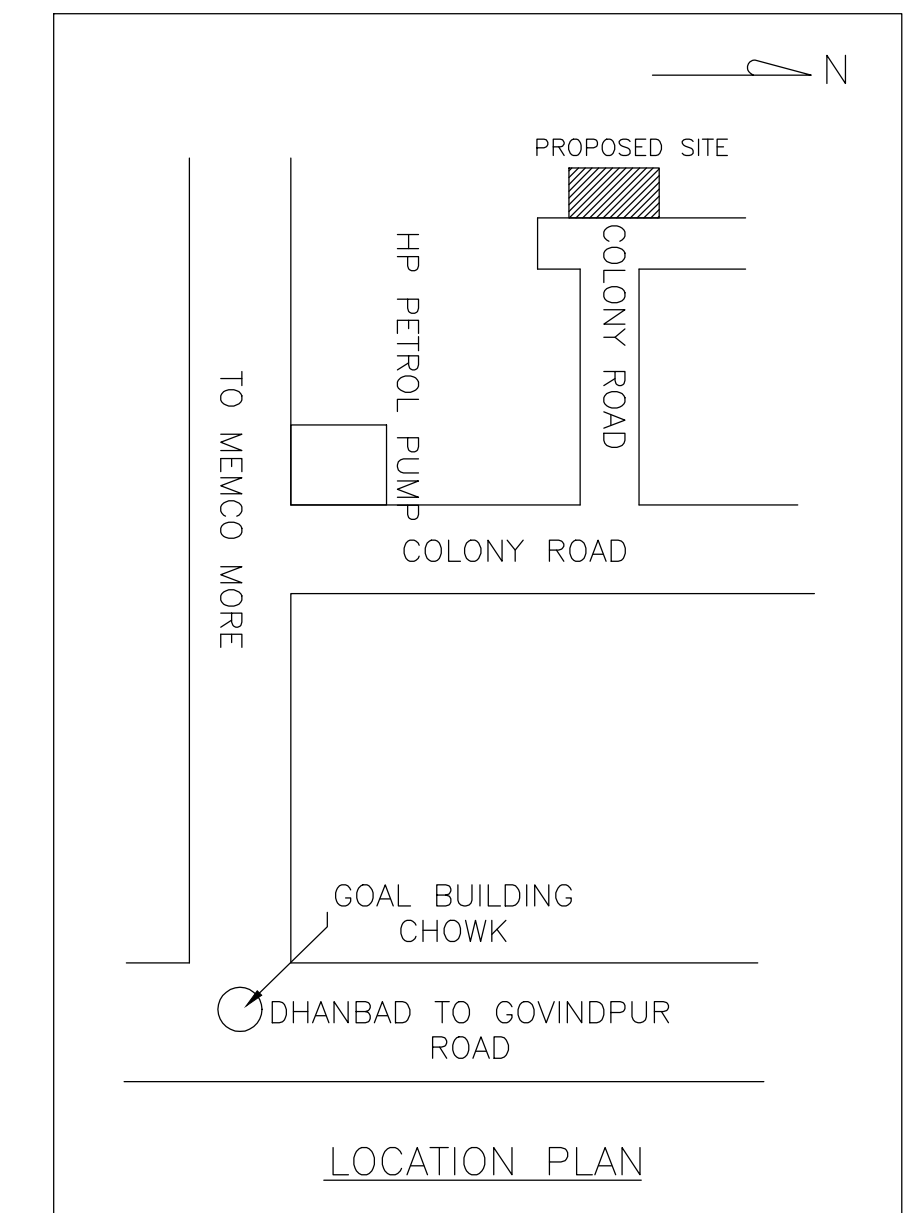
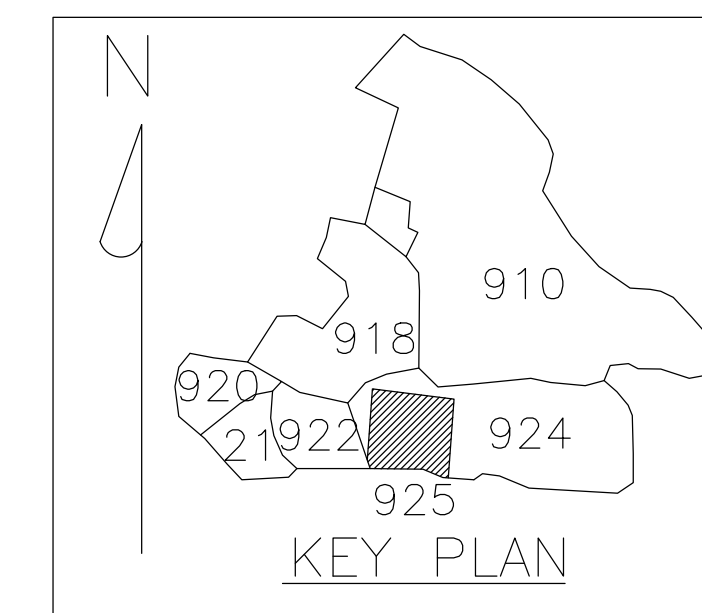
GROUND FLOOR PLAN (Proposed) (SCALE 1:100)



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

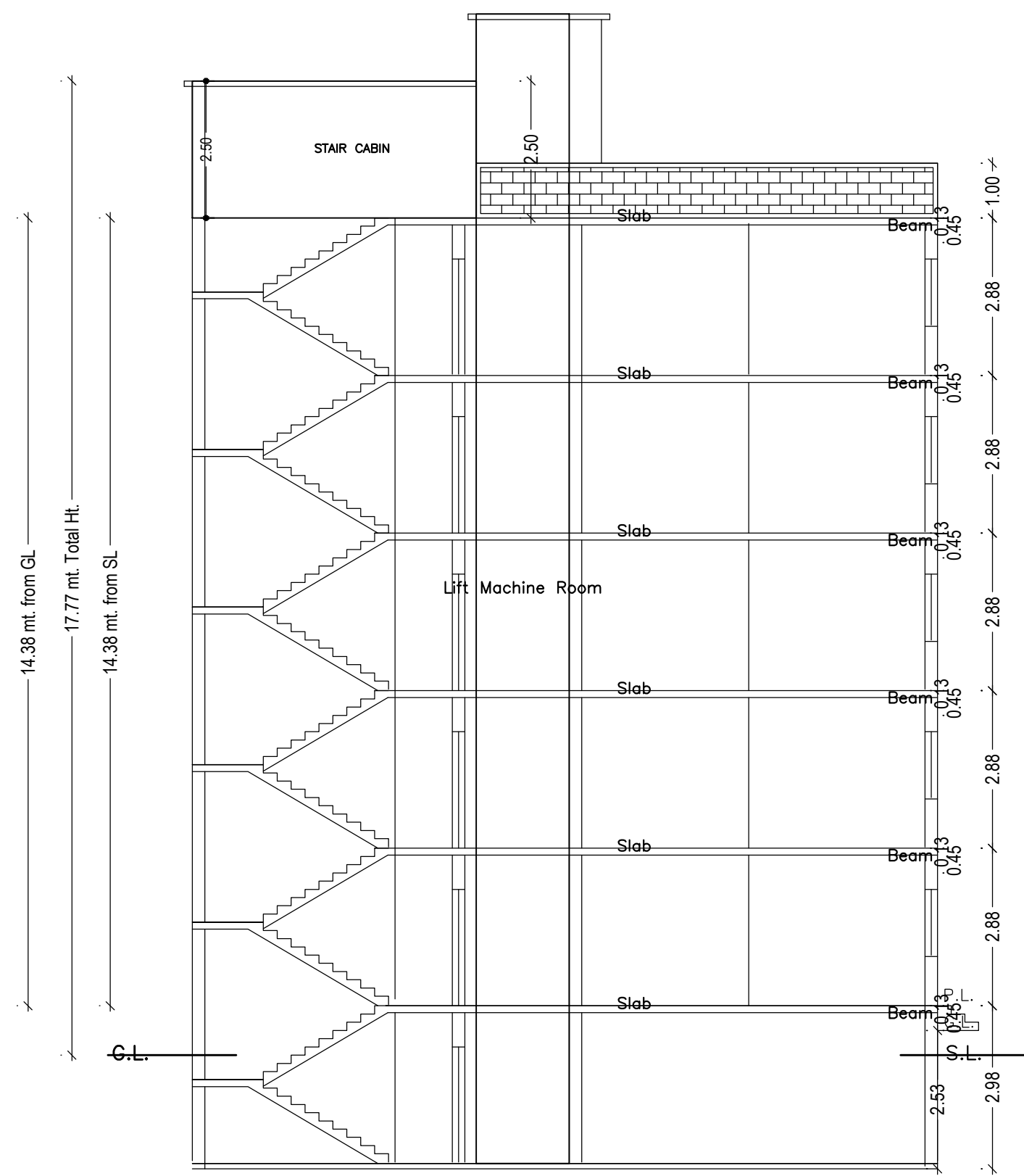


TERRACE FLOOR PLAN (SCALE 1:100)

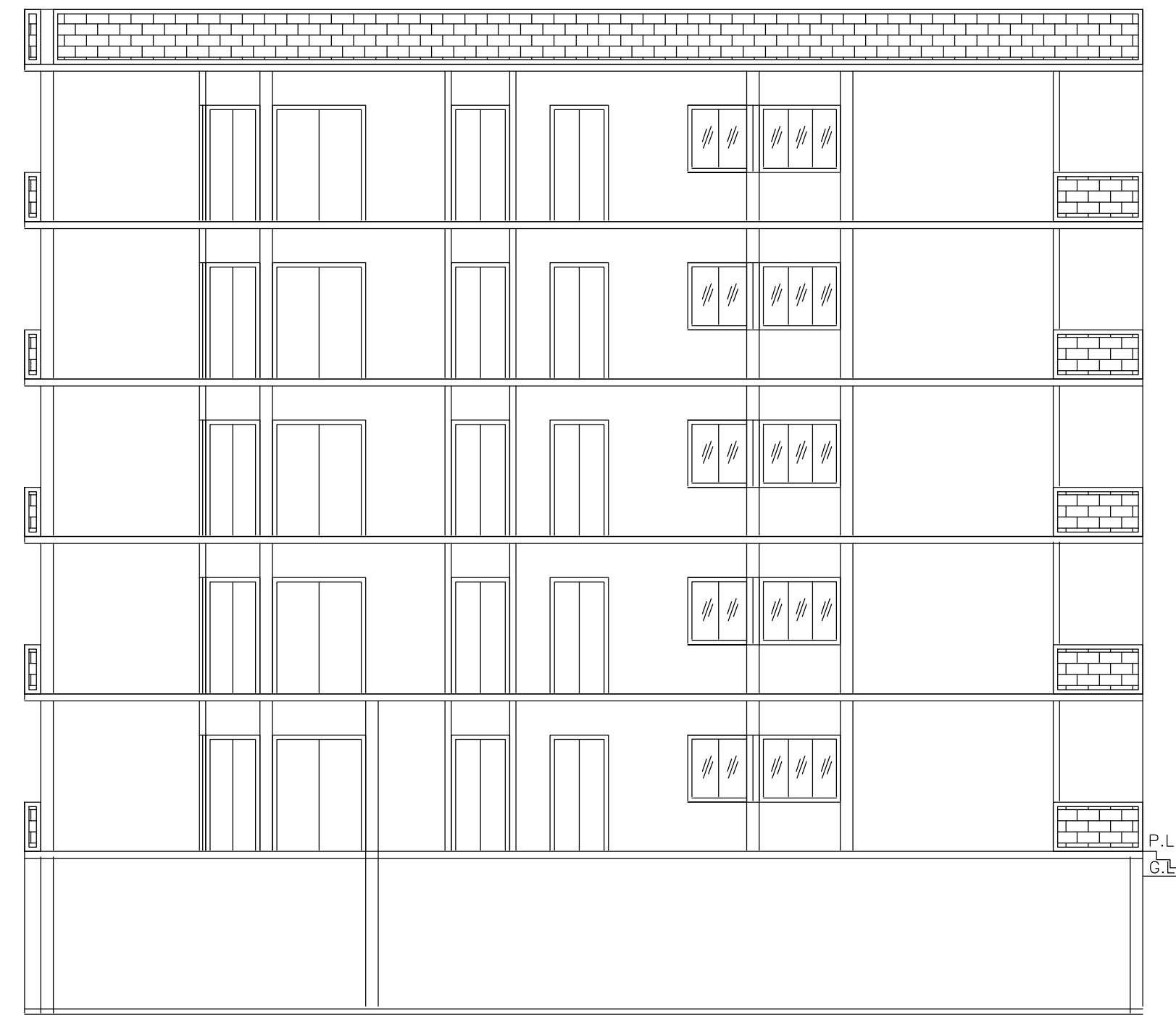


LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
RAJEEV RANJAN SINGH DMC/ENG/0032/2017			

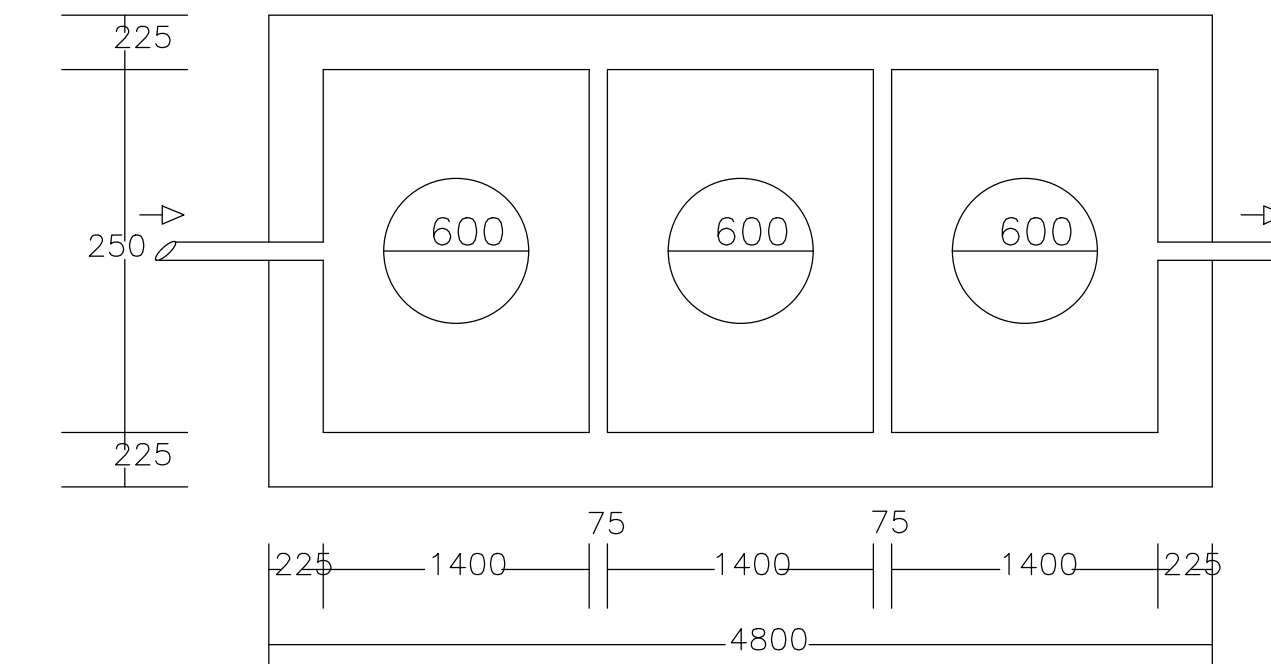
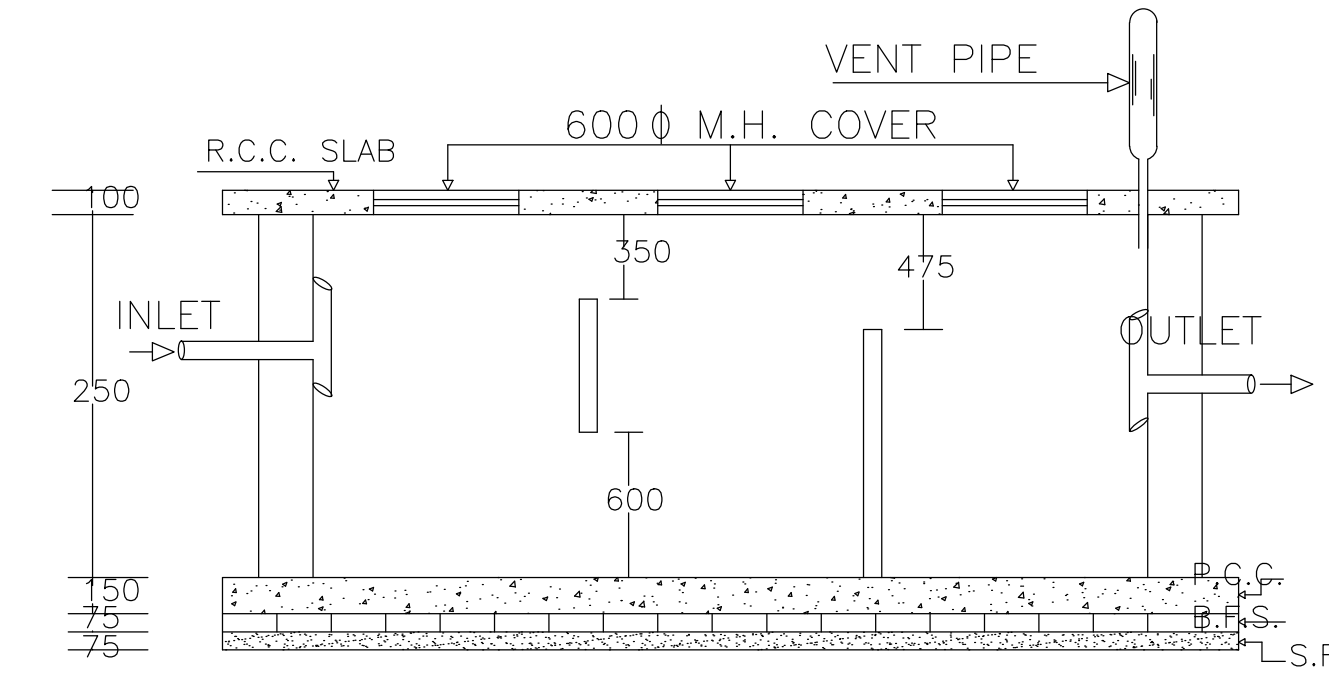
Proposal Basic Information	
Proposal File No.	DMC/BP/0120/W23/2023
Owner Name	SMT SUJATA MAHATO DIRECTOR & DEV SKYWARD REALTY PVT. LTD.
Khata No	37,68(OLD), 48,124 (NEW)
Plot No	679,680(OLD), 923,924 (NEW)
Village Name	Sabalpur
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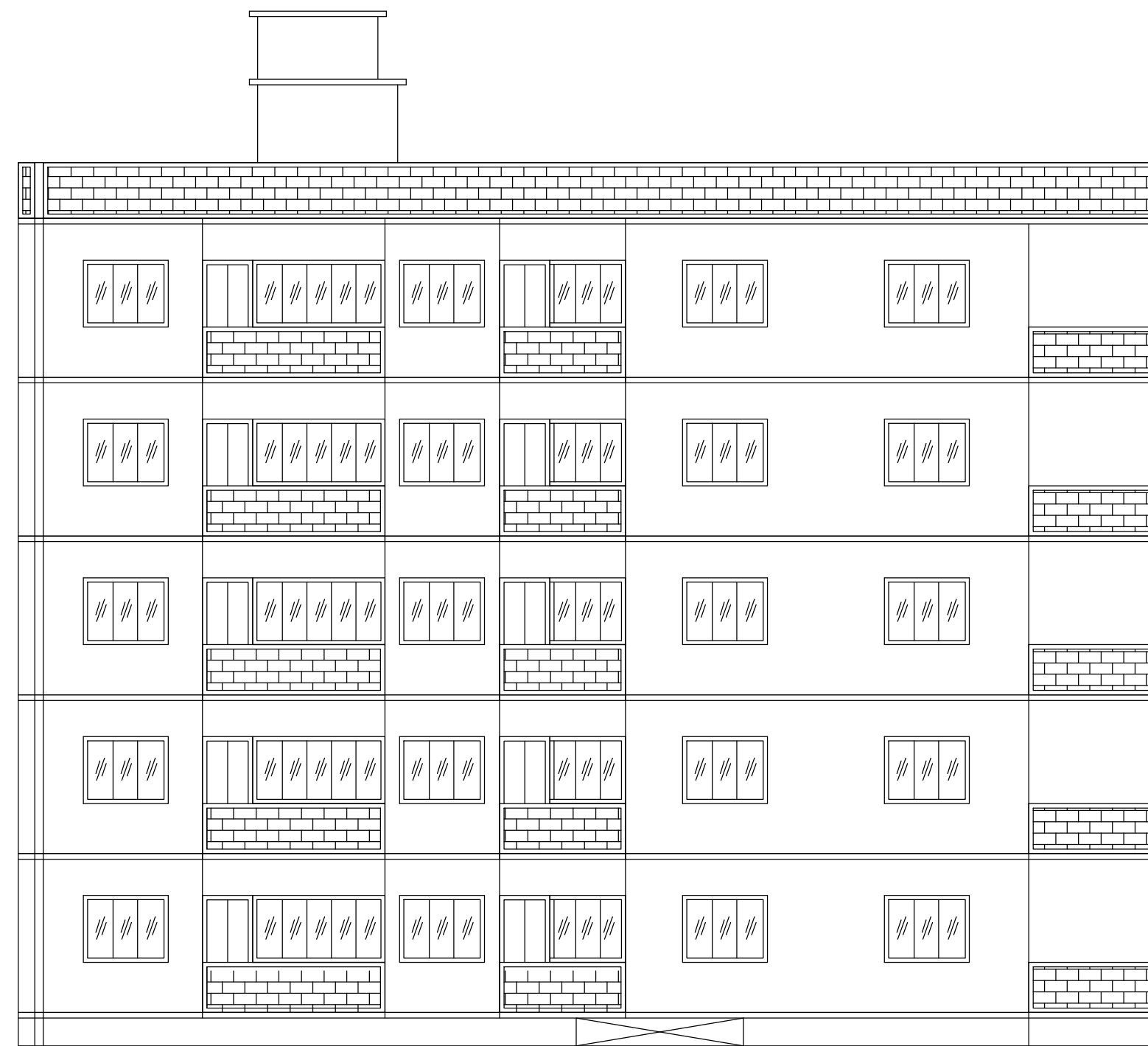
SECTION ON X-X



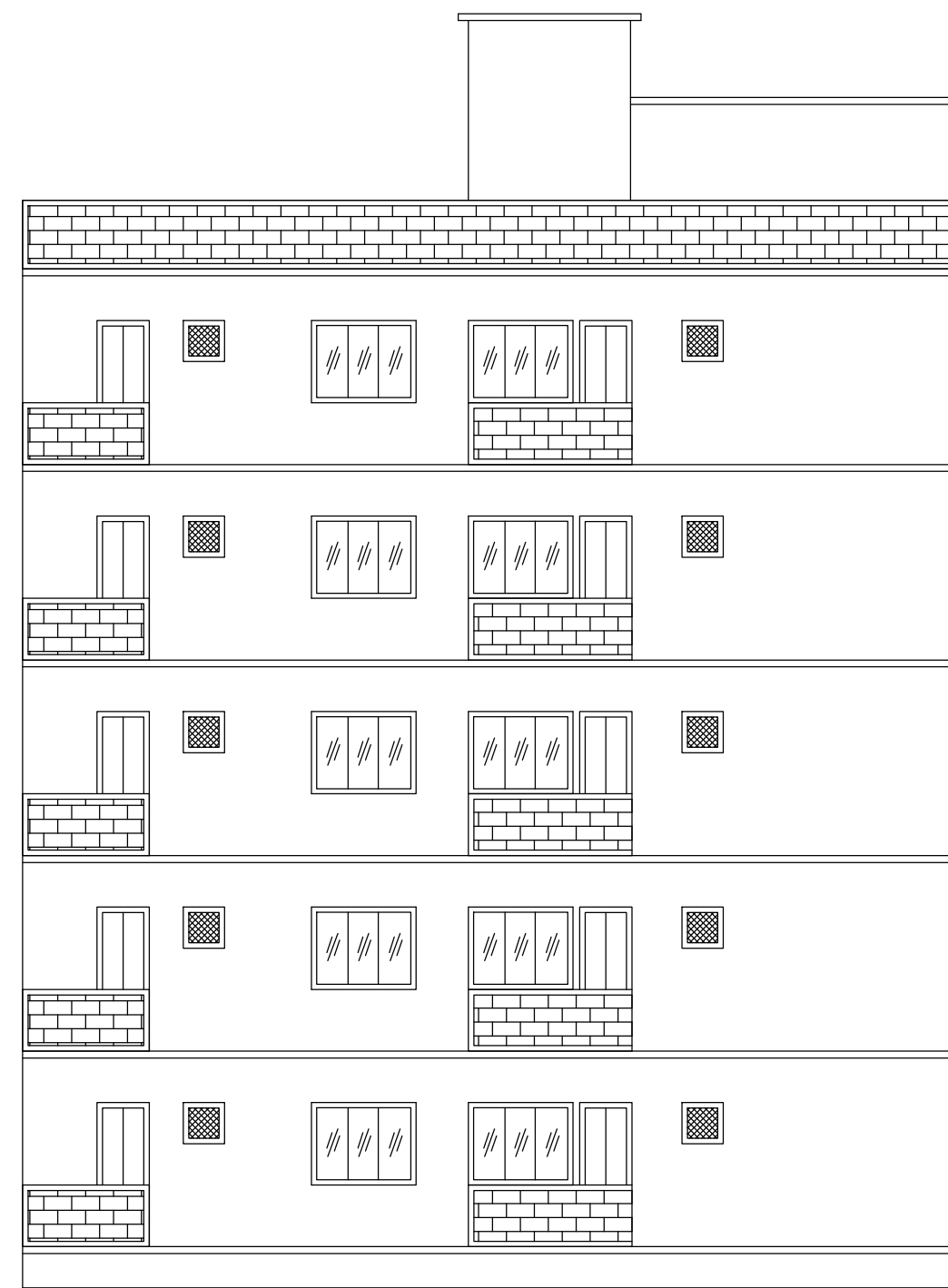
SECTION ON Y-Y



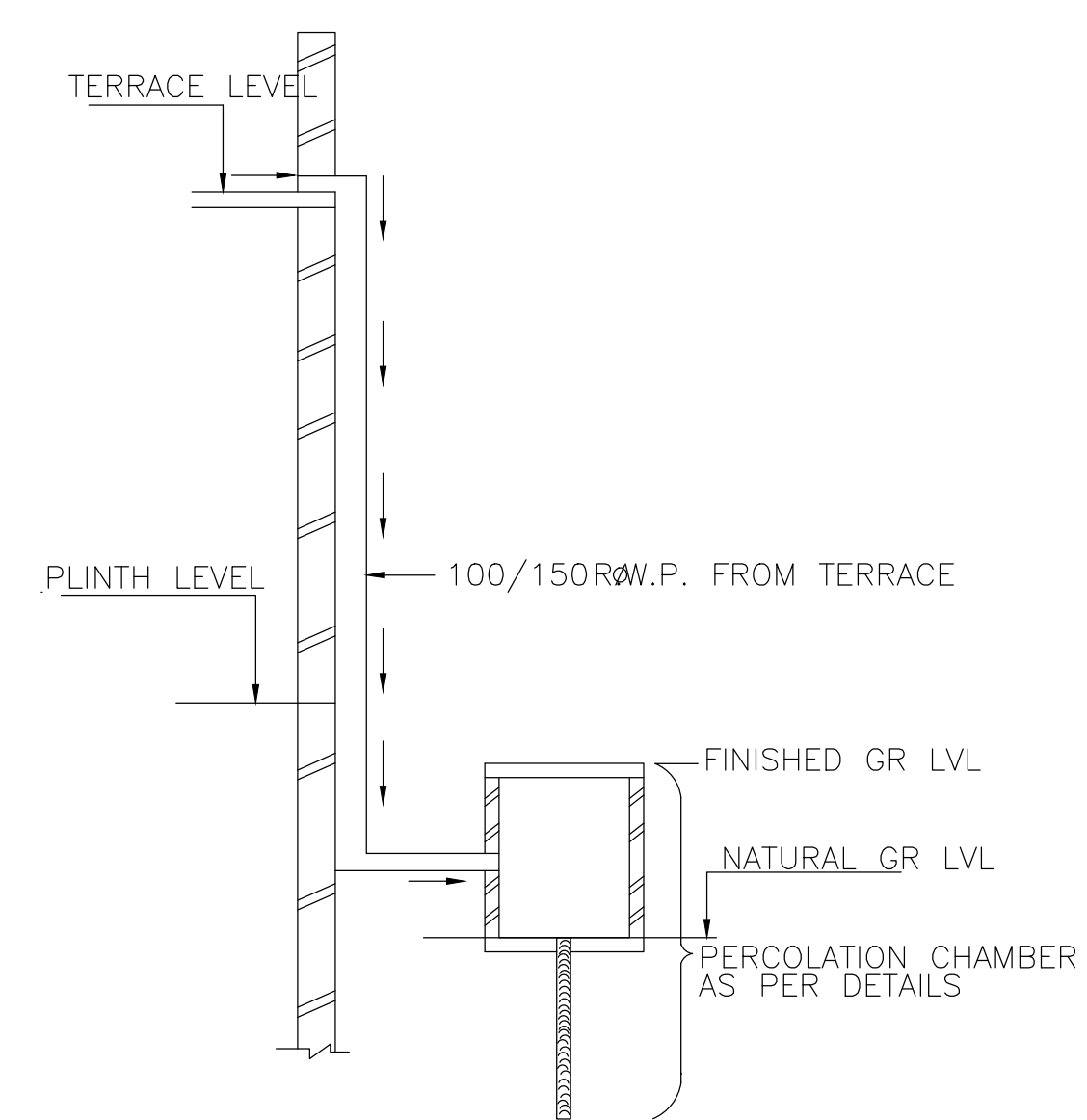
PLAN OF SEPTIC TANK



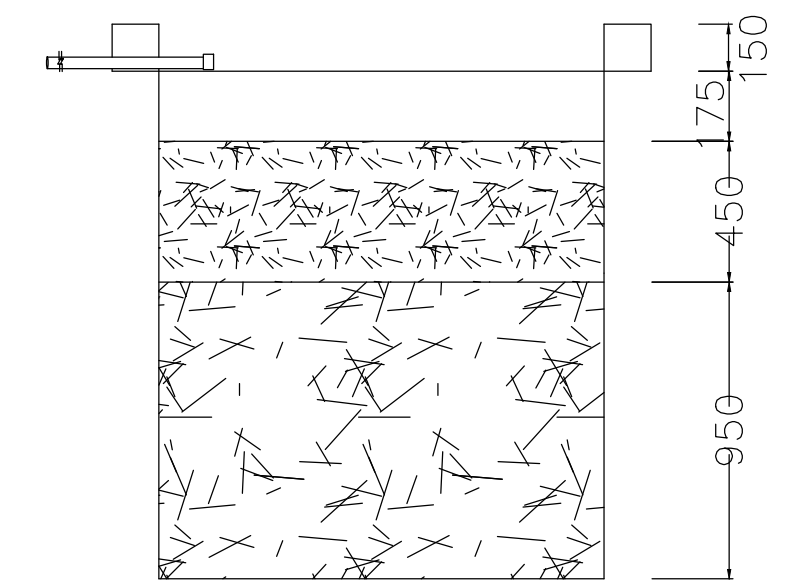
FRONT ELEVATION



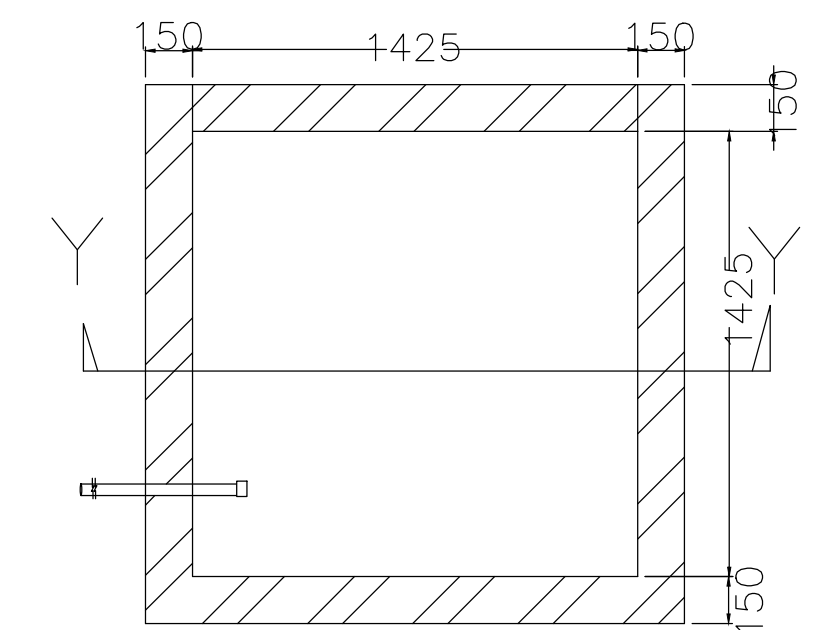
RIGHT SIDE ELEVATION



ROOF TOP RAIN WATER COLLECTION SYSTEM



SECTION AT Y-Y



PLAN OF RECHARGE WELL WATER HARVESTING

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