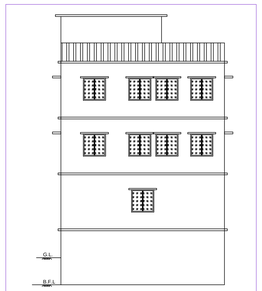
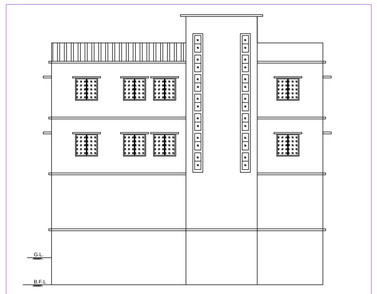
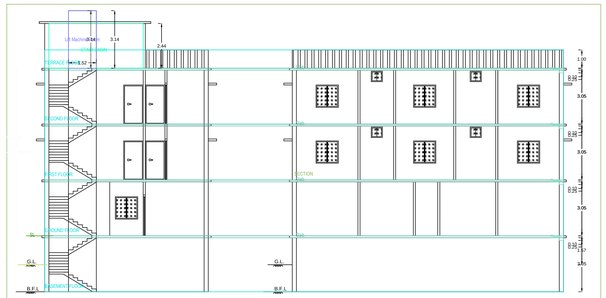
Project Title :PRALAY KUMAR CHOURASIA



FRONT ELEVATION
SCALE - 1:100

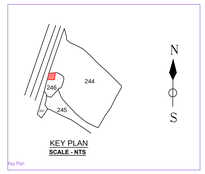


RIGHT SIDE ELEVATION
SCALE - 1:100

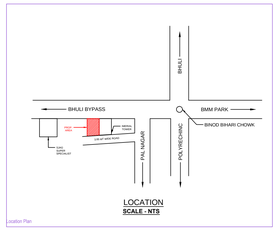


SECTION ON: 'A-A'
SCALE - 1:100

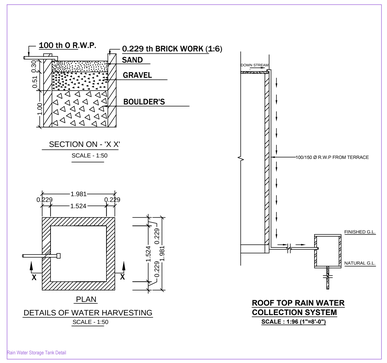
SECTION ON: 'B-B'
SCALE - 1:100



KEY PLAN
SCALE - NTS



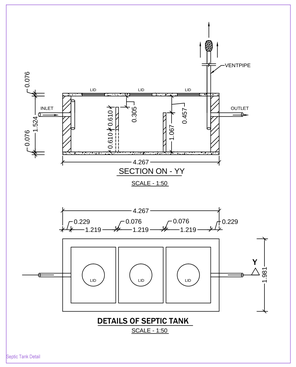
LOCATION
SCALE - NTS



SECTION ON - 'X X'
SCALE - 1:50

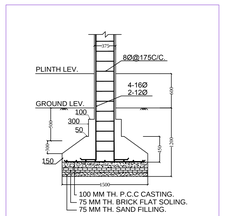
PLAN
DETAILS OF WATER HARVESTING
SCALE - 1:50

ROOF TOP RAIN WATER COLLECTION SYSTEM
SCALE - 1:96 (1"=8'-0")



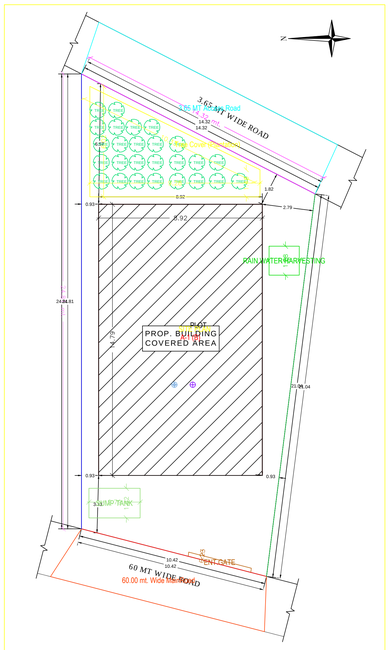
SECTION ON - YY
SCALE - 1:50

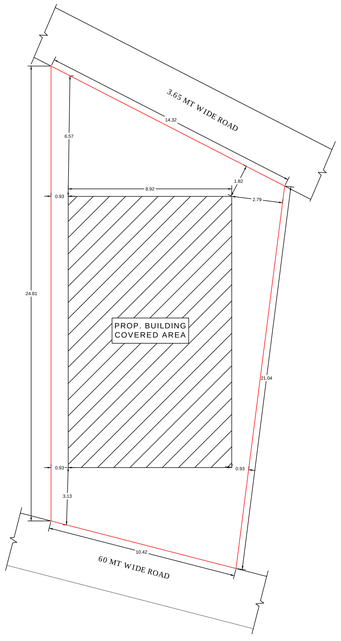
DETAILS OF SEPTIC TANK
SCALE - 1:50

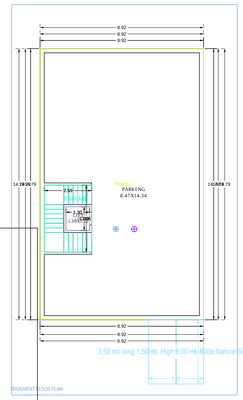


SECTION:-(B-B)

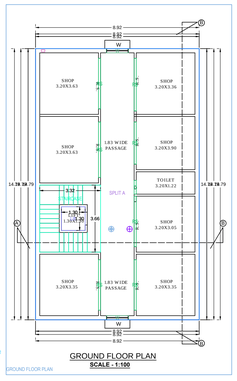
FOUNDATION PLAN
OF CLOUMN



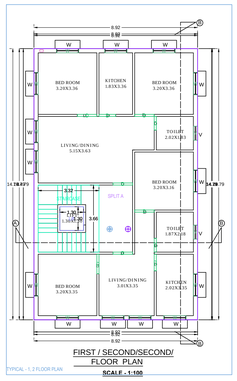




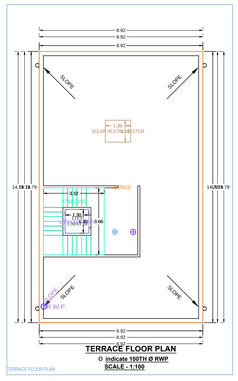
BASEMENT FLOOR PLAN



GROUND FLOOR PLAN
SCALE - 1:100



FIRST / SECOND/SECOND/
FLOOR PLAN
SCALE - 1:100



TERRACE FLOOR PLAN
O Indicate 100TH Ø RWP
SCALE - 1:100

AREA STATEMENT: DHANBAD MUNICIPAL CORPORATION		VERSION NO.: 1.0.37	
		VERSION DATE: 16/10/2020	
PROJECT DETAIL :			
Inward_No : -		Plot Use : Commercial	
Region : JHARKHAND URBAN LOCAL BODIES		Plot SubUse : Resi/Comm Bldg	
District : DHANBAD		Land Use Zone : Commercial	
Application Type : General Proposal		Abutting Road Width : -	
Project Type : Building Permission		Plot No. : -	
Nature of Development : New		Revenue Survey No/Survey No : -	
Location : Old Area		Thana No : -	
Sub Location : NA		Holding No : -	
Village/Mauza Name : -		Khata No : -	
Ward No : -		North : -	
Road/Street : -		South : -	
		East : -	
		West : -	
AREA DETAILS :			SQ.MT.
AREA OF PLOT (Minimum)	(A)		266.79
Net Plot Area (Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)		266.79
Deductions for Balance Plot Area (from Gross Plot Area)			
COP Area			34.80
Total :			34.80
Balance Plot Area (Net Plot Area - Recreational/Amenity space)	(A-Deductions)		231.99
Plot Area for Coverage (Net Plot Area)	(A-Deductions)		266.79
Plot Area for FSI (Net Plot Area + Road/Widening Area)	(A-Deductions)		266.79
COVERAGE CHECK			
Proposed Coverage Area (49.48 %)			132.00
Total Coverage Area (49.48 %)			132.00
FAR CHECK			
Proposed Area of FAR			398.79
Total Area of FAR			398.79
BUILT UP AREA CHECK			
Total Proposed BuiltUp Area			526.35
ARCH / ENGG / SUPERVISOR (Regd)		OWNER	
DEVELOPMENT AUTHORITY		LOCAL BODY	

COLOR INDEX

- PLOT BOUNDARY
- ABUTTING ROAD
- PROPOSED WORK (COVERAGE AREA)
- EXISTING (To be retained)
- EXISTING (To be demolished)

Color Index:

PARKING CALCULATION:

Parking Type	Prop No.	Prop Area
Other Parking	1	122.53
Total Area	1	122.53

MARGIN DETAIL:

Building / Wing Name	Road Name	Front Margin	Rear Margin	Side1 Margin	Side2 Margin
A-1 (B)	60.00 mt. Wide MainRoad	3.05	1.82	0.93	0.93

BASEMENT MARGIN DETAIL:

Building / Wing Name	Road Name	Front Margin	Rear Margin	Side1 Margin	Side2 Margin
A-1 (B)	60.00 mt. Wide MainRoad	3.05	1.82	0.93	0.93

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.)	Tnmt (No.)
			Lift	Parking	Resi.	Commercial	Stair		
A (B)	1	526.35	5.04	122.53	260.66	130.33	7.80	398.79	02
Grand Total :	1	526.35	5.04	122.53	260.66	130.33	7.80	398.79	02

SPECIFICATION

Sl.	
1.	Dimension : All dimensions are mentioned in Meter otherwise stated.
2.	Excavation : As per required depth and width below the NGL.
3.	Foundation : As per design of Reinforced Cement Concrete/PCC.
4.	PCC : As per M - 10 Mix Grade with 3" thickness or noted.
5.	DPC : As per M - 15 (1:2:4)Mix Grade with 2" thickness or noted.
6.	Lintel : As per M - 15 (1:2:4) or M - 20 (1:1.5:3) Mix Grade or either noted.
7.	RCC : As per M - 20 (1:1.5:3) or M - 25 (1:1:2) Mix Grade or either noted.
8.	Steel : As per design and FE - 415 of Sail / Tata or ISI mark.
9.	Brick Work : First Class Brick Work with Cement Mortar 1 : 6 Mix in Foundation & Superstructure.
10.	Plaster Work : Cement Mortar 1 : 4, 1 : 5 & 1 : 6 Mix in Ceiling, Outer Walls & Inner Walls respectively with 1/2" thick or noted.
11.	Painting Work: White Wash / Snowcem in Outer side Wall and Colour Wash / Oil Bound Distemper in Inner side wall & Ceiling.
12.	Wood Work : With Sal Wood / Teak Wood or Standered Wood.
13.	Staircase : RISE - 150mm, TREAD - 250mm
14.	Scale : 1:100 , 1:50, 1:200 & N.T.S.

SCHEDULE OF OPENING

SL.			SL.	
1.	DOOR D : 1.07mX2.13m		7.	WINDOW W : 1.22MX1.22M
2.	DI : 0.91mX2.13m		8.	W1 : 0.91MX1.22M
3.	D2 : 0.76mX2.13m		9.	
4.	VENTILATE V : 0.60mX0.60m		10.	ROOF LEVEL 3.05m
5.			11.	
6.			12.	

DETAILS OF AREA

1) LAND AREA (AS PER DEED) : 267.18 Sqm
2) LAND AREA (AS PER SITE) : 266.79 Sqm
3) BASEMENT AREA : 132.00 Sqm
4) GROUND FLOOR AREA : 132.00 Sqm
5) FIRST FLOOR AREA : 132.00 Sqm
6) SECOND FLOOR AREA : 132.00 Sqm
7) TOTAL AREA : 396.00 Sqm
8) % OF PLINTH AREA : 49.47 %
9) F.A.R : 1.48

PROPOSED RESIDENTIAL BUILDING PLAN SRI PRALAY KUMAR CHOURASIA S/O LATE JUGESHWAR PRASAD CHOURASIA ON PLOT NO- OLD-221,222,223 (NEW- 246) UNDER KHATA NO-OLD -49 (NEW -601) IN MOUZA - PANDARPALA, MOUZA NO-04 IN DISTRICT OF DHANBAD (JHARKHAND).

SIGNATURE OF OWNER	SIGNATURE OF ENGINEER

Building :A (B)

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.)	Tnmt (No.)
		Lift	Parking	Resi.	Commercial	Stair		
Basement Floor	132.00	1.68	122.53	0.00	0.00	7.80	7.80	00
Ground Floor	130.33	0.00	0.00	0.00	130.33	0.00	130.33	00
First Floor	132.01	1.68	0.00	130.33	0.00	0.00	130.33	01
Second Floor	132.01	1.68	0.00	130.33	0.00	0.00	130.33	01
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	526.35	5.04	122.53	260.66	130.33	7.80	398.79	02
Total : Number of Same Buildings	1							
Total :	526.35	5.04	122.53	260.66	130.33	7.80	398.79	02

SCHEDULE OF JOINERY:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (B)	D	0.75	2.10	05
A (B)	D	0.91	2.10	04
A (B)	D	1.07	2.10	12
A (B)	RS	2.30	2.10	01
A (B)	RS	2.75	2.10	03
A (B)	RS	2.76	2.10	01
A (B)	RS	2.87	2.10	01
A (B)	RS	3.03	2.10	01
Total :	-	-	-	28

SCHEDULE OF JOINERY:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (B)	V	0.76	1.00	04
A (B)	W	1.22	1.20	30
Total :	-	-	-	34

UnitBUA Table for Building :A (B)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT A	SHOP	130.33	130.30	9	1
TYPICAL - 1, 2 FLOOR PLAN	SPLIT A	FLAT	130.33	130.30	13	2
Total :	-	-	390.98	390.90	35	3