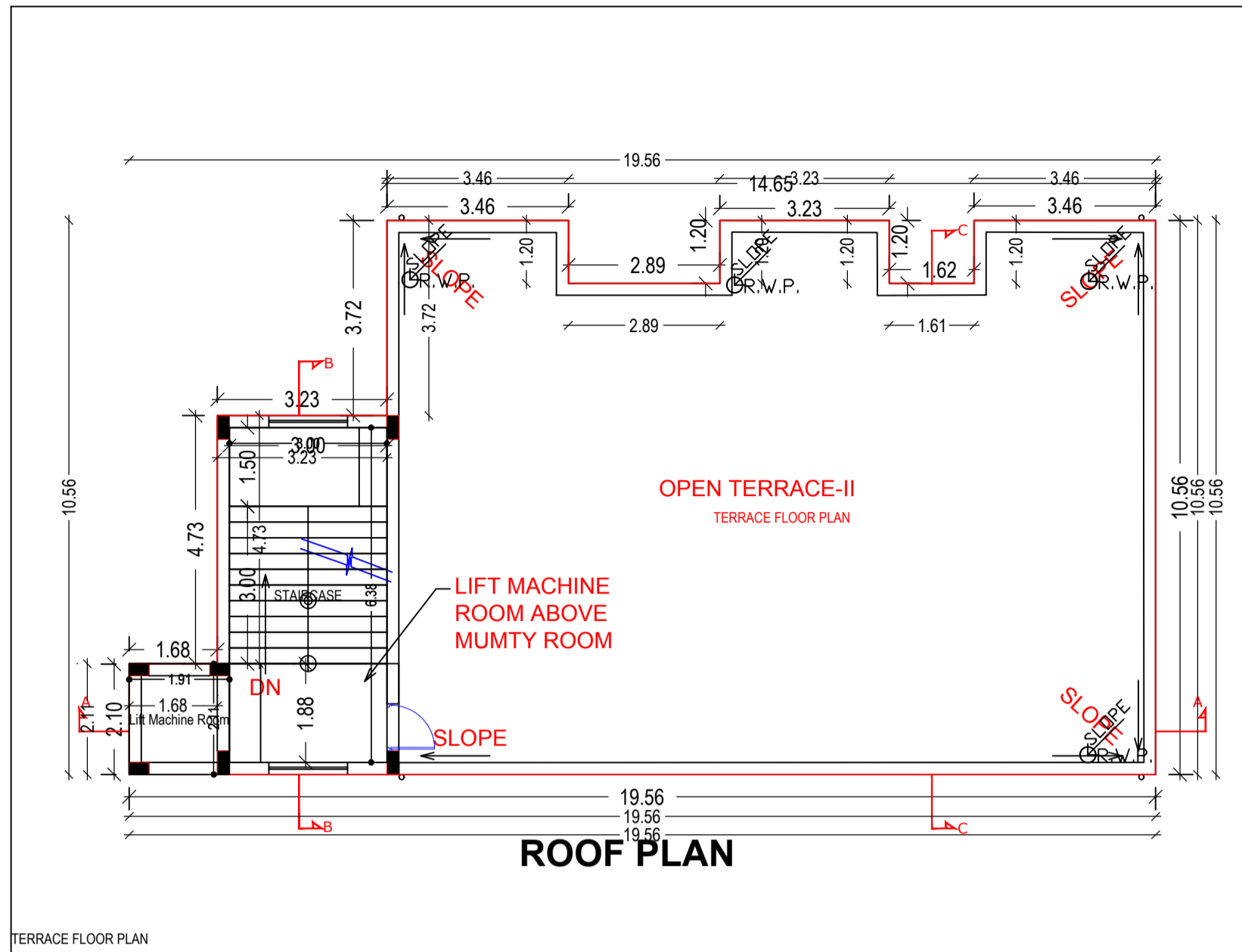


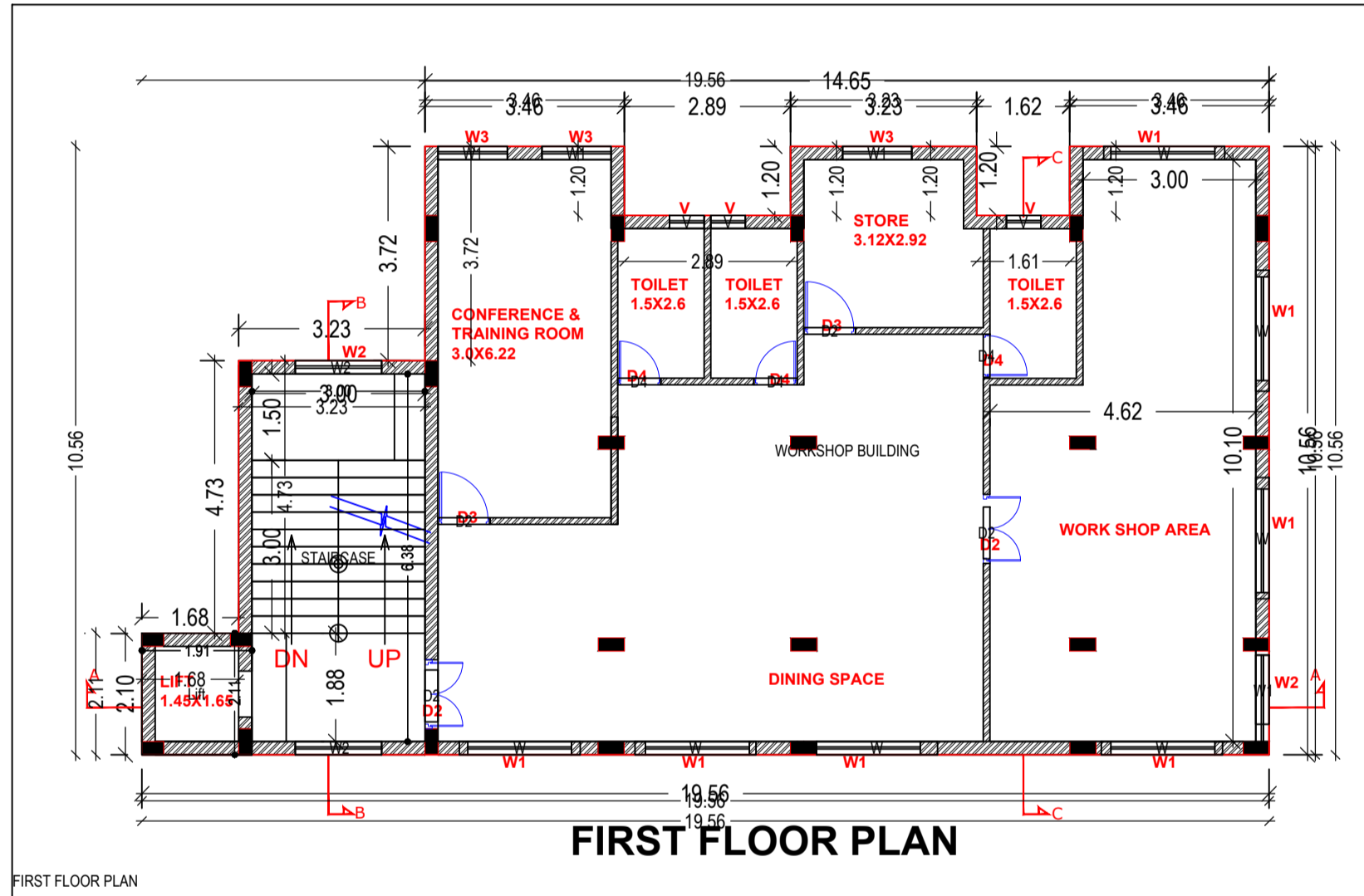
**PROPOSED LAYOUT OF
IT PLOT NO E-22**

CHEK.BY	DRG.NO.	01
LAWRENCE	REVISION	04
DRWN.BY	DATE.	31.03.22
N.B.		

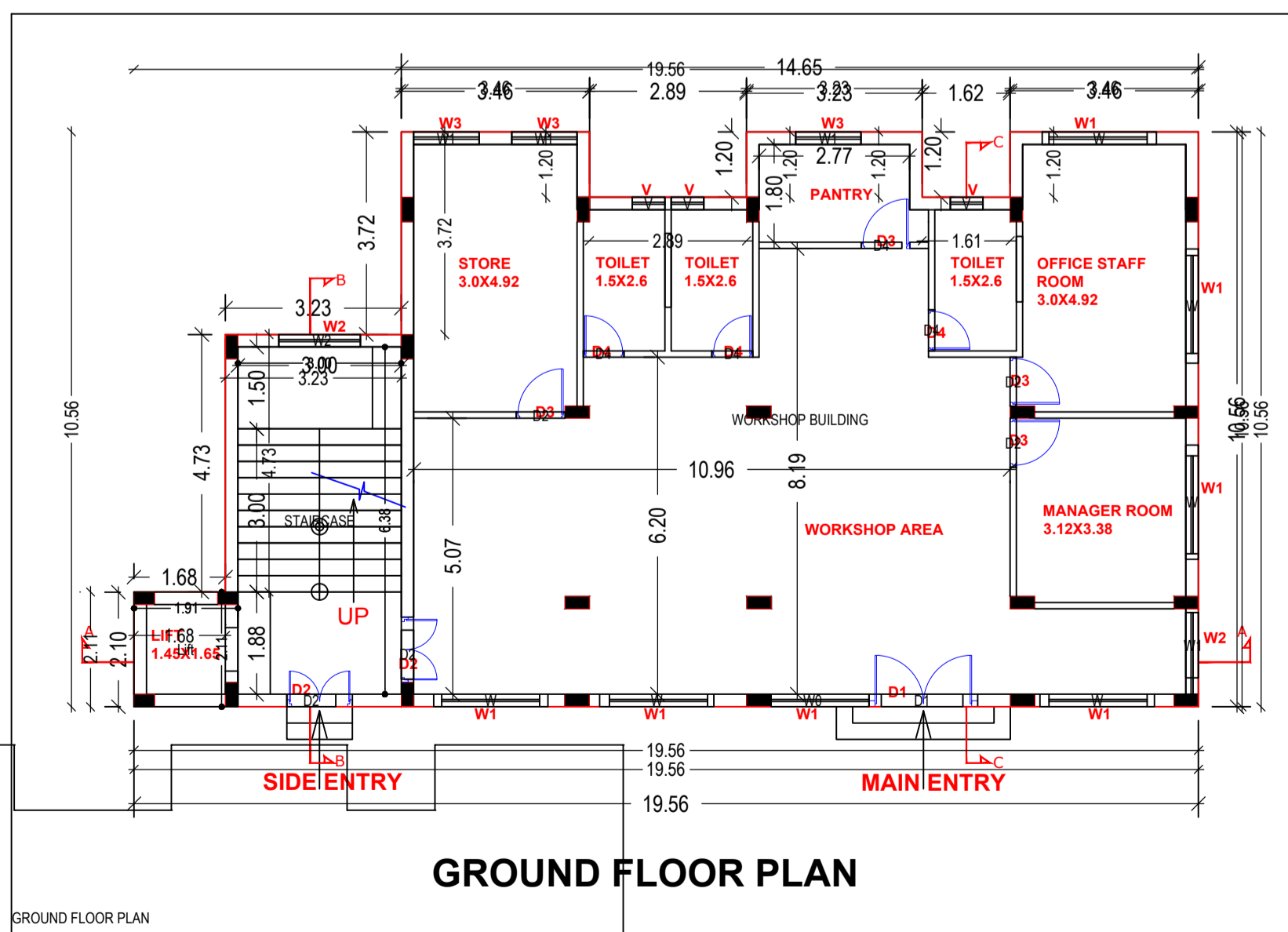
Lawrence-Kunj
& Associates
PROJECT CONSULTANT
114,RD.-4 , SONARI
WEST LAYOUT, JAMSHEDPUR-11
PHONE No. - 2305718



TERRACE FLOOR PLAN



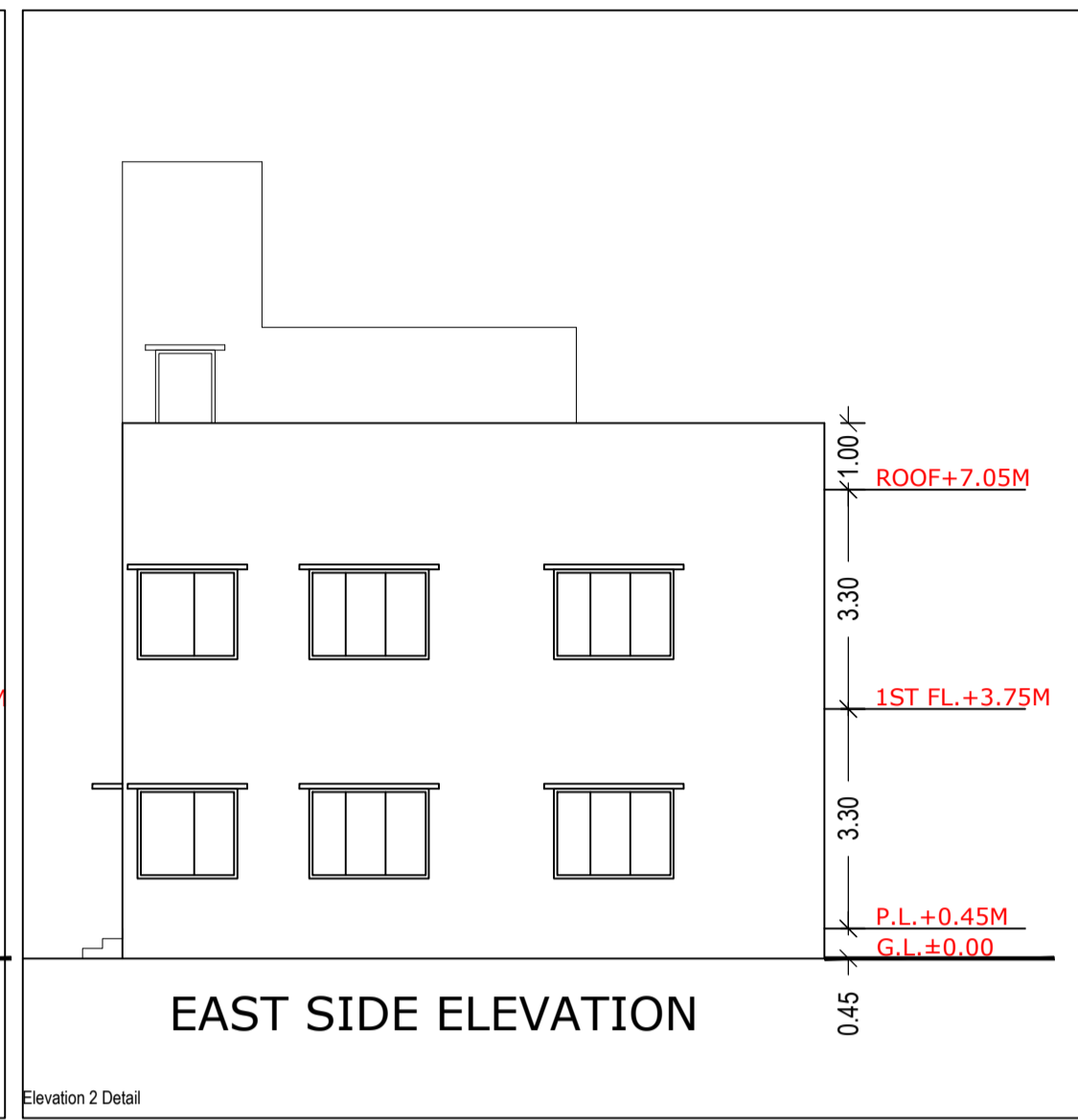
FIRST FLOOR PLAN



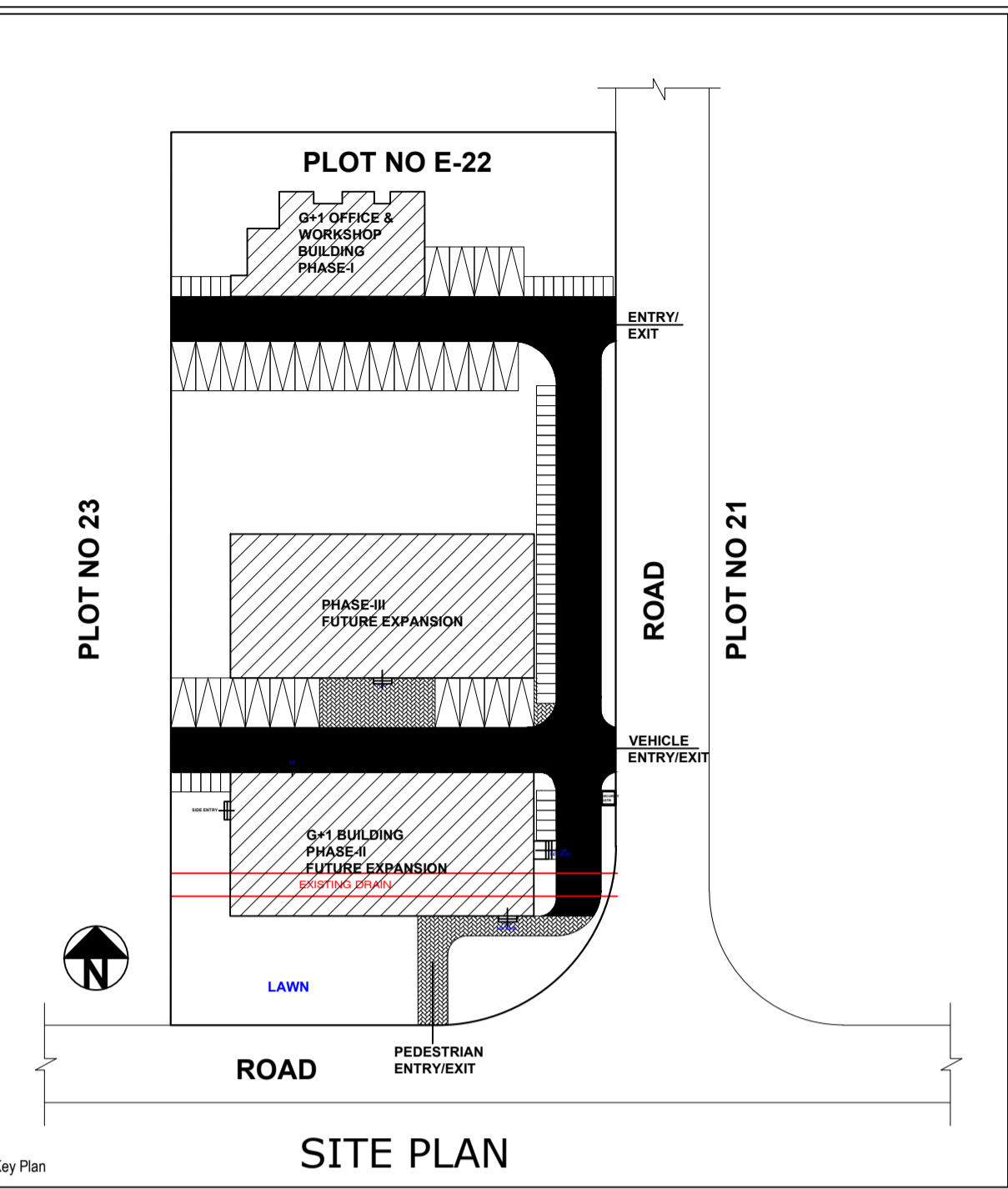
GROUND FLOOR PLAN



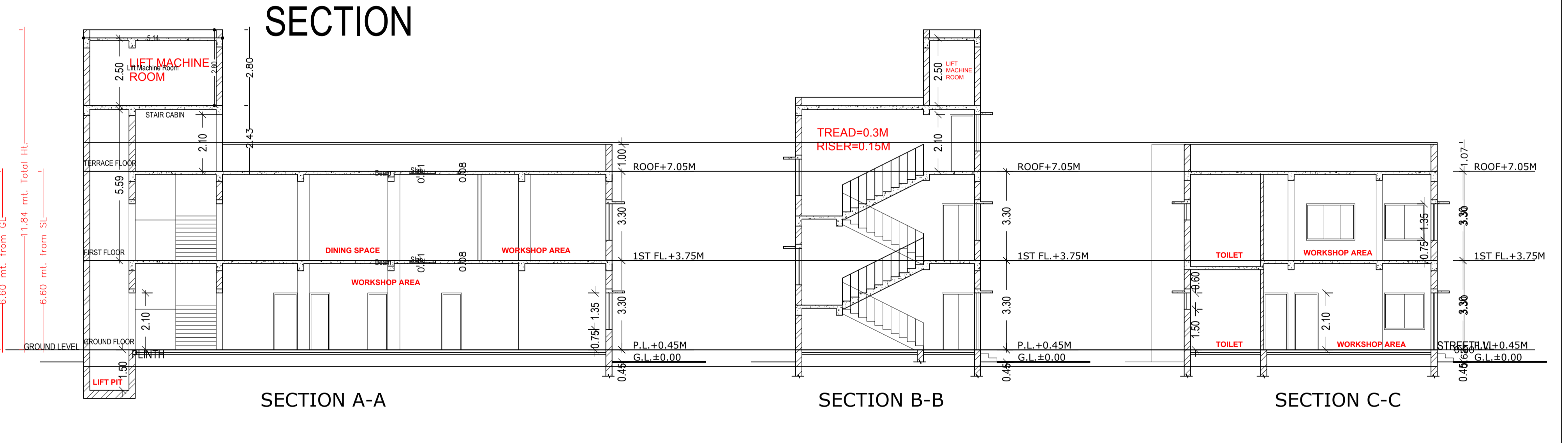
Elevation 1 Detail



Elevation 2 Detail

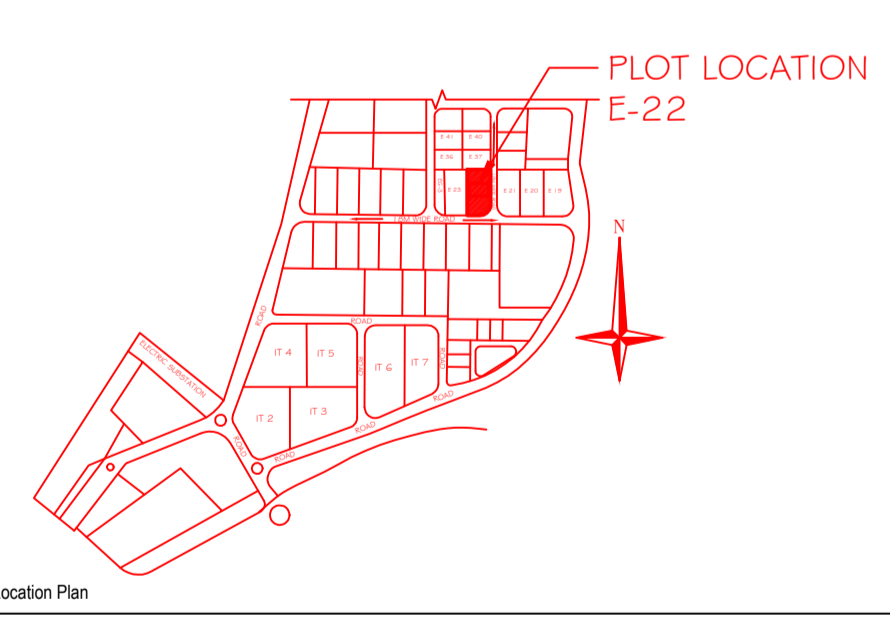


Key Plan



SCHEDULE OF OPENINGS

S.NO	MKD.	SIZE	DESCRIPTION
1.	D1	2.0M X 2.1M	FLUSH DOOR
2.	D2	0.90M X 2.1M	FLUSH DOOR
3.	D3	0.75M X 2.10M	FLUSH DOOR
4.	W1	1.80M X 1.35M	FULLY GLAZED WINDOW
5.	W2	1.50M X 1.35M	FULLY GLAZED WINDOW
6.	W3	1.20M X 1.35M	FULLY GLAZED WINDOW
7.	V	0.60M X 0.60M	Top hung steel ventilator.

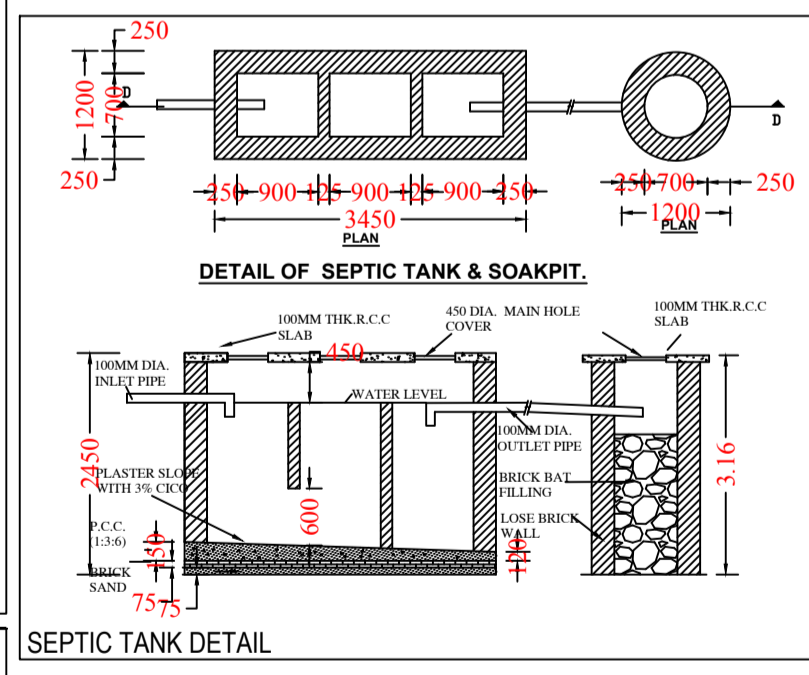


No. of Floors	Area within covered area	Area in Projection permissible within setback	Area in Projection beyond plinth line but within setback	Total covered Area	Lift Well	Void	Duct	Fire Stair-case	Parking IF Permissible	Other IF permissible	Total Deduction	Net Area for F.A.R.	Occupancy or Use Proposed	Remarks
Gr. Floor	174.938	—	—	174.938	—	—	—	—	—	—	—	174.938	COMMERCIAL	PROPOSED
1st Floor	174.938	—	—	174.938	—	—	—	—	—	—	—	2.393	172.545	COMMERCIAL
TOTAL	349.876	—	—	349.876	—	—	—	—	—	—	—	2.393	347.483	

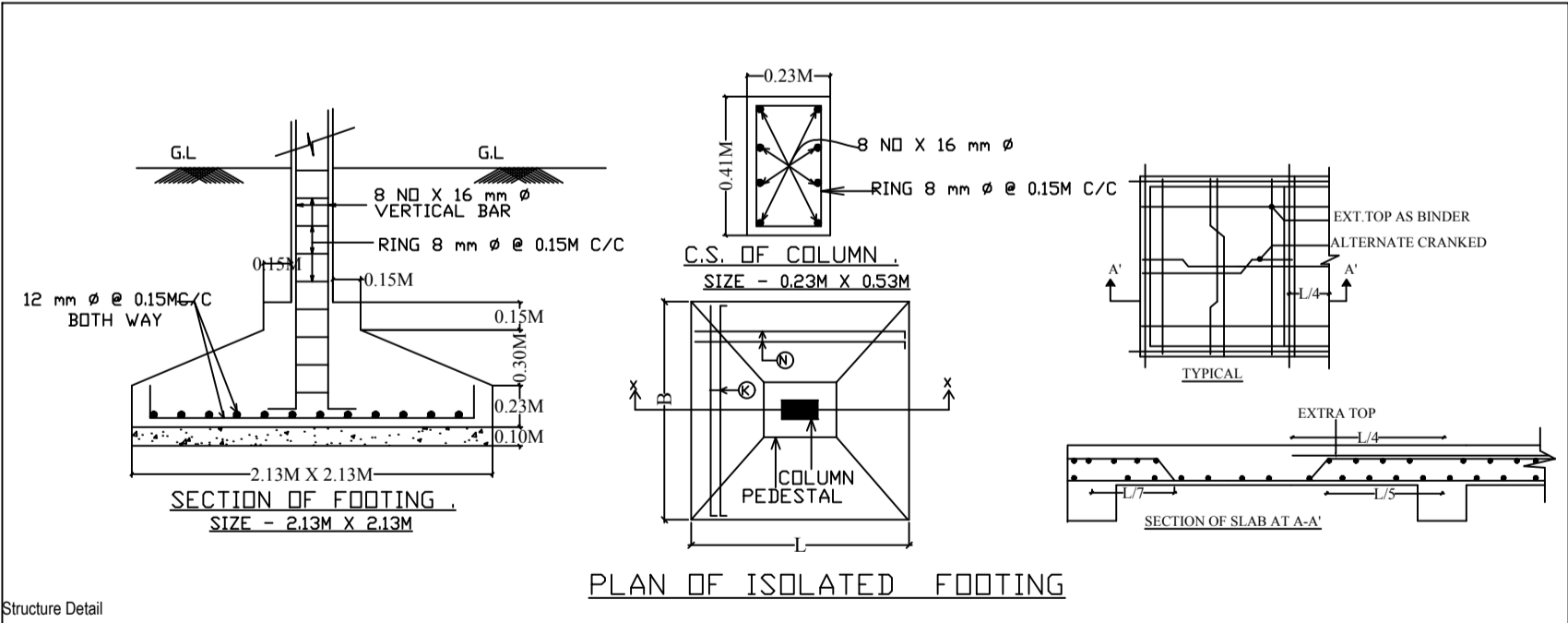
PLOT AREA = 4034.7 SQ.MT.

% of Ground Coverage :- $\frac{174.938}{4034.7} \times 100 = 4.335\%$

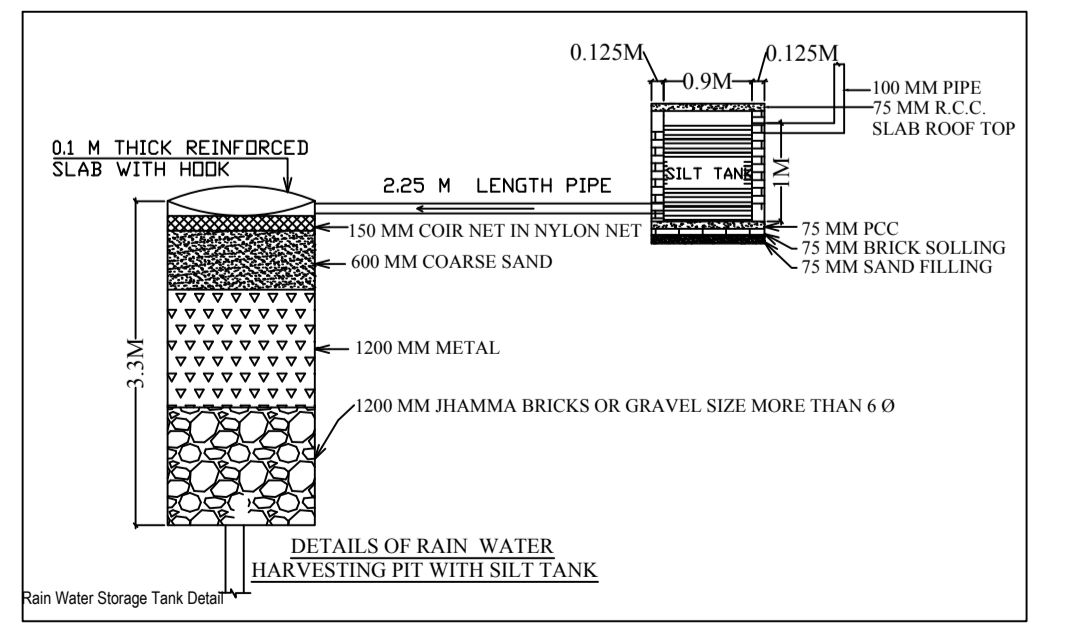
F.A.R. :- $\frac{347.483}{4034.7} = 0.086$



SEPTIC TANK DETAIL



Structure Detail



Rain Water Storage Tank Detail

PROPOSED LAYOUT OF IT PLOT NO E-22






CHEK.BY LAWRENCE
DRWN.BY N.B.
DRG.NO. 01
REVISION 04
DATE. 31.03.22

Lawrence-Kunj & Associates
PROJECT CONSULTANT
114, RD - 4, SONARI
WEST LAYOUT, JAMSHEDPUR-11
PHONE No. - 2305718

AREA STATEMENT: JHARKHAND INDUSTRIAL AREA DEVELOPMENT AUTHORITY		VERSION NO.: 1.0.32
		VERSION DATE: 16/10/2020
PROJECT DETAIL :		
Inward_No. : -	Plot Use : Commercial	
Region : JHARKHAND URBAN LOCAL BODIES	Plot SubUse : Commercial Bldg	
District : RANCHI	Land Use Zone : NA	
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)	3965.50
Net Plot Area (Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	3965.50
Deductions for Balance Plot Area (from Gross Plot Area)		
COP Area		472.54
Total		472.54
Balance Plot Area (Net Plot Area - Recreational/Amenity space)	(A-Deductions)	3492.97
Plot Area for Coverage (Net Plot Area)	(A-Deductions)	3965.50
Plot Area for FSI (Net Plot Area + RoadWidening Area)	(A-Deductions)	3965.50
AccessoryUse Area		6.54
COVERAGE CHECK		
Proposed Coverage Area (4.41 %)		174.94
Total Coverage Area (4.41 %)		174.94
FAR CHECK		
Proposed Area of FAR		341.82
Total Area of FAR		341.82
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		345.85
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
Car Parking	16	200.00
Visitors Car Parking	2	25.00
Two Wheeler Parking	15	30.00
Total Area	33	255.00

MARGIN DETAIL:

Building / Wing Name	Road Name	Front Margin	Rear Margin	Side1 Margin	Side2 Margin
A-1 (IT PLOT NO E 22 WORKSHOP BUILDING)	18.20 MTR WIDE MAIN ROAD Access Road	73.44	6.00	6.00	19.27

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.)	Total FAR Area (Sq.mt.)
			Lift	Commercial	
A (IT PLOT NO E 22 WORKSHOP BUILDING)	1	345.85	4.03	341.82	341.82
Grand Total :	1	345.85	4.03	341.82	341.82