

SITE PLAN

SITE PLAN

AREA STATEMENT	VERSION NO.: 1.0.31
DEOGHAR MUNICIPAL CORPORATION	VERSION DATE: 30/06/2018
PROJECT DETAIL:	
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential
District: DEOGHAR	Plot SubUse: Residential Bldg/Apartment
Authority: DEOGHAR MUNICIPAL CORPORATION	PlotNearby/ReligiousStructure: NA
Inward No: DGMC/BP/0068/W24/2018	Plot/SubPlot No: T.P PLOT NO- 31
Application Type: General Proposal	North: Plot No. - LAND OF BASU ROUT
Project Type: Building Permission	South: Plot No. - LAND OF RAM ROUT
Nature of Development: New	East: Plot No. - MOUZA BAIDHNATHPUR
Location of Development Area: Old Area	West: Road Width - 15.20
AREA DETAILS:	
AREA OF PLOT (Minimum)	2884.17 SQ.MT.
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	2884.17
Deduction for Balance Plot Area(from Gross Plot Area)	
Common Plot	441.54
Total	441.54
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	2442.63 (A-Deductions)
PLOT AREA FOR COVERAGE(Net Plot Area)	2884.17 (A-Deductions)
Plot Area for FAR (Net Plot Area + Road Widening Area)	2884.17 (A-Deductions)
COVERAGE CHECK	
Permissible Coverage area (50.00 %)	1442.08
Proposed Coverage Area (42.54 %)	1226.80
Total Prop. Coverage Area (42.54 %)	1226.80
Balance coverage area (7.46 %)	215.28
FAR CHECK	
Perm. FAR Area (2.50)	7210.42
Total Perm. FAR area	7210.42
Residential FAR	7065.10
Proposed FAR Area	7204.43
Total Proposed FAR Area	7204.43
Consumed FAR (Factor)	2.50
Balance FAR Area	5.99
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	12513.72
ARCHITECT (Regd)	ASHOK KUMAR JHA
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	AJEET KUMAR KESHARI DWARIKA PRASAD SUDHIR KUMAR KESHARI DILIP KUMAR KESHARI NAND GOPAL SAH
DEVELOPMENT AUTHORITY	LOCAL BODY

COLOR INDEX	
PLOT BOUNDARY	Black
ABUTTING ROAD	Green
PROPOSED CONSTRUCTION	Red
COMMON PLOT	Yellow
ROAD WIDENING AREA	Orange
EXISTING (To be retained)	Blue
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 First Floor	1089.35	15.26	1089.35	15.26
Basement Second Floor	1165.35	15.26	1165.35	15.26
Ground Floor	1226.79	93.32	1226.79	93.32
First Floor	1257.81	15.48	1257.81	15.48
Second Floor	1170.29	1074.56	1170.29	1074.56
Third Floor	1170.29	1074.56	1170.29	1074.56
Fourth Floor	1170.29	1074.56	1170.29	1074.56
Fifth Floor	1170.29	1074.56	1170.29	1074.56
Sixth Floor	1170.29	1074.56	1170.29	1074.56
Seventh Floor	1170.29	1074.56	1170.29	1074.56
Eighth Floor	376.34	308.86	376.34	308.86
Ninth Floor	376.34	308.86	376.34	308.86
Terrace Floor	0.00	0.00	0.00	0.00
Total	12513.72	7204.40	12513.72	7204.40

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
A (SAI VITER BHAGWAN RAMESHWARAM APARTMENT)	Residential	Residential Bldg/Apartment	Multistoried

Required Parking (Table 7a)

Building Name	Type	SubUse	Area (Sq.mt.)	Units		Car		Visitors Car		TwoWheeler		
				Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.	
A (SAI VITER BHAGWAN RAMESHWARAM APARTMENT)	Residential	Residential Bldg/Apartment	> 0	1	72.00	1.00	72	-	-	-	-	-
				> 0	1	72.00	-	-	-	-	1	72
				> 0	1	72.00	-	-	-	1	8	-
Total						72	96	8	12	72	93	

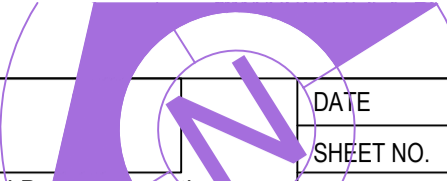
Parking Check (Table 7b)

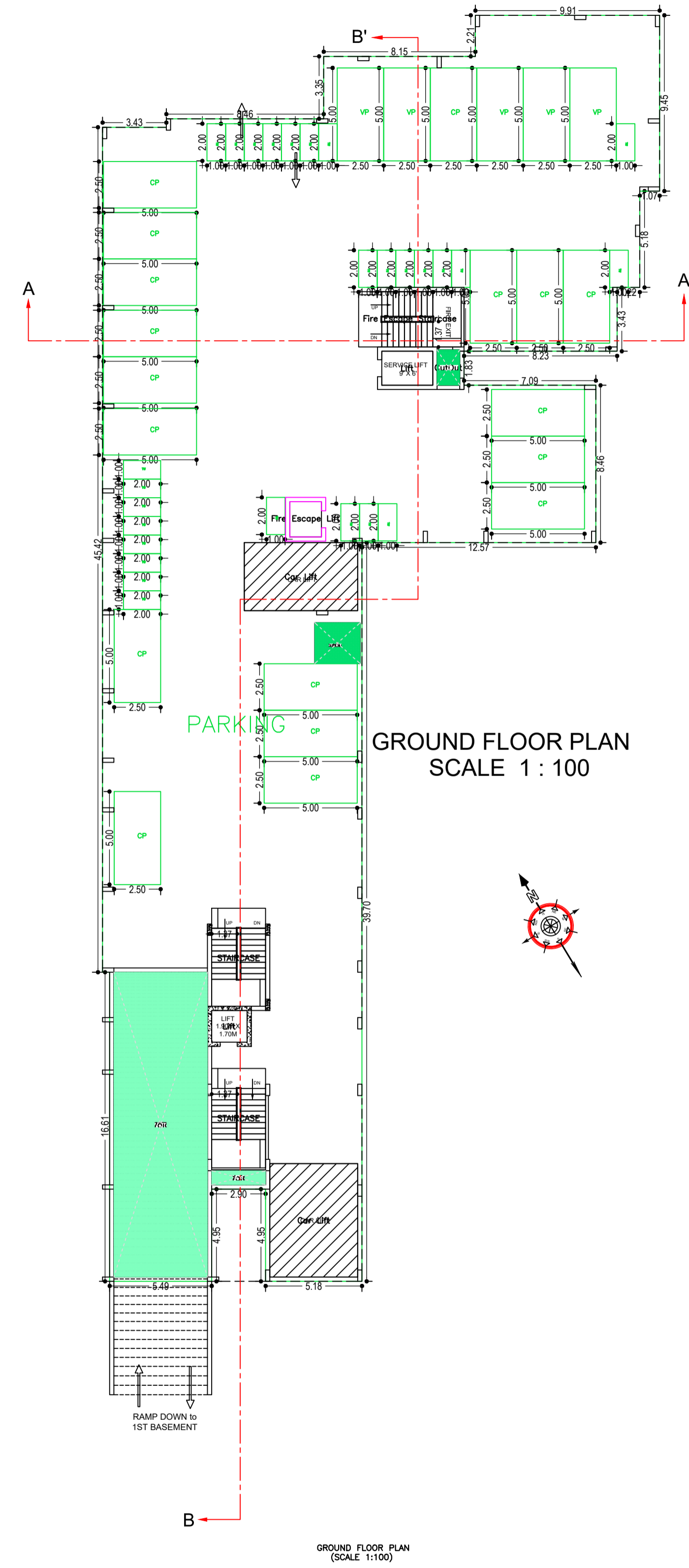
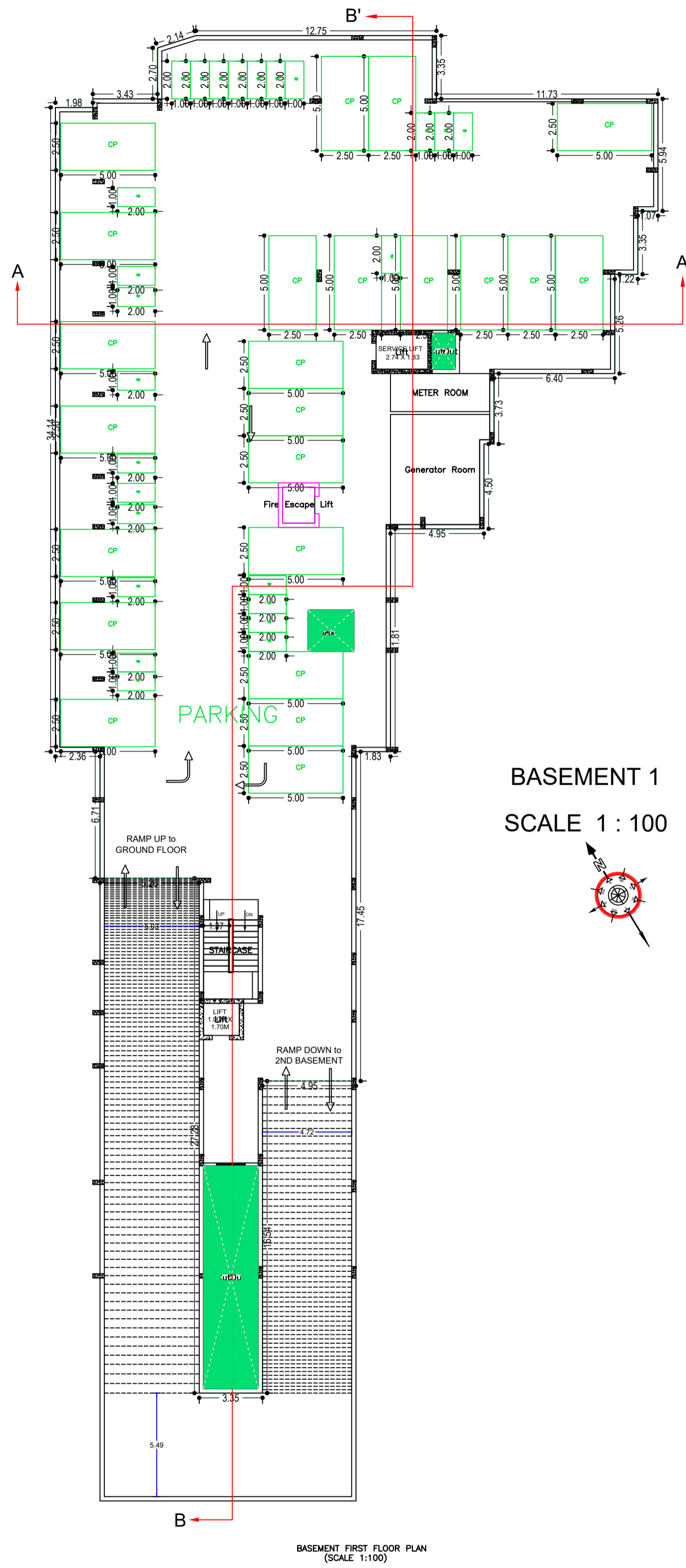
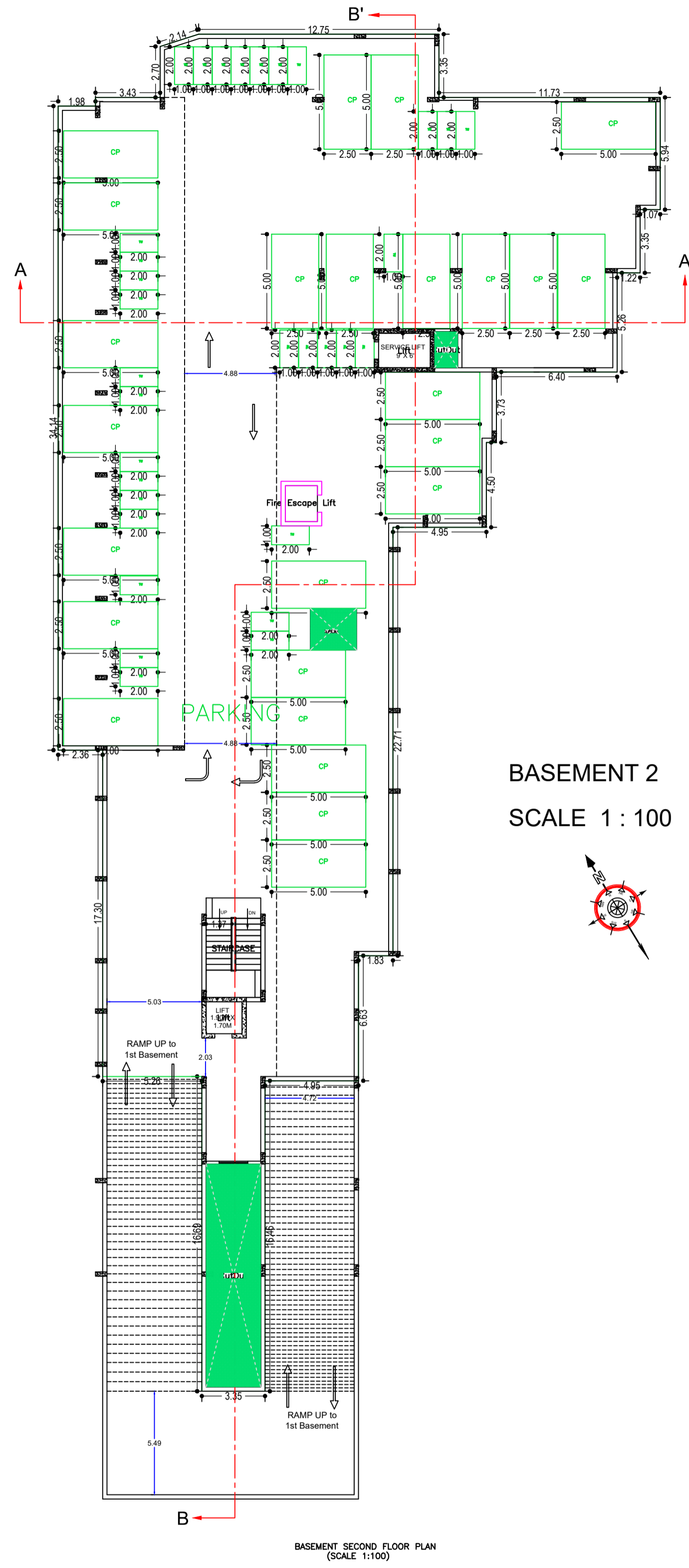
Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	96	1200.00
Total Car	72	900.00	96	1200.00
Visitor's Car Parking	8	100.00	12	150.00
TwoWheeler	72	144.00	93	186.00
Other Parking	-	-	-	3088.14
Total		1144.00		4624.14

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 FAR Area (Sq.mt.)	Tnmt (No.)
					StairCase	Lift	Lift Lobby	Balcony	Void	Accessory Use	Parking					
A (SAI VITER BHAGWAN RAMESHWARAM APARTMENT)	1	12607.57	93.85	12513.72	164.00	177.37	153.08	197.24	159.52	99.93	4358.18	7065.08	76.75	7204.40	7204.40	72
Grand Total	1	12607.57	93.85	12513.72	164.00	177.37	153.08	197.24	159.52	99.93	4358.18	7065.08	76.75	7204.40	7204.40	72

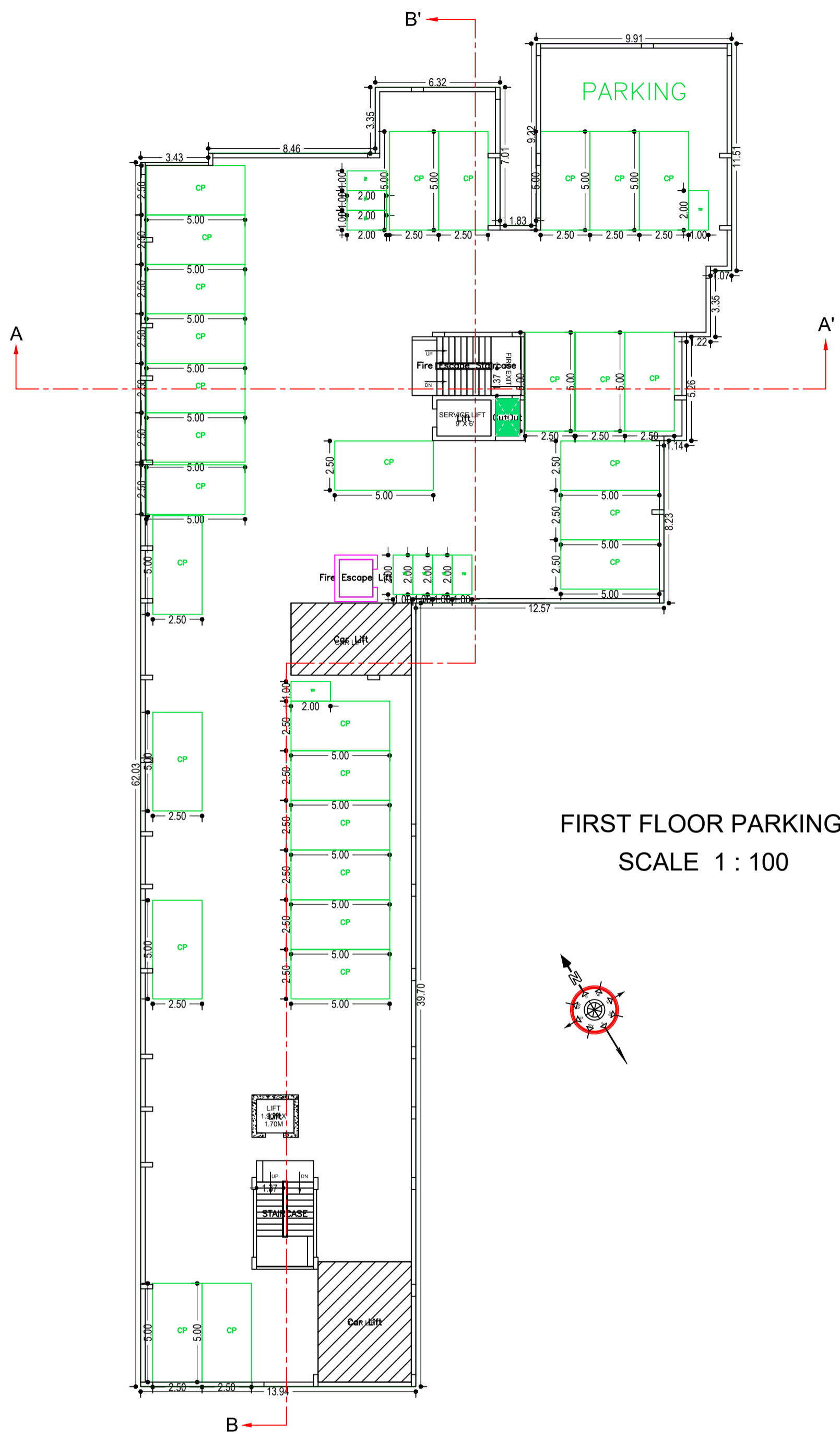
LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
ASHOK KUMAR JHA DGMC/ENG/0002/2017			

		DATE	22-01-2019
Proposal Information		SHEET NO.	2
Proposal File No.	DGMC/BP/0068/W24/2018		
Owner Name	AJEET KUMAR KESHARI DWARIKA PRASAD SUDHIR K KESHARI DILIP KUMAR KESHARI NAND GOPAL SAH		
Khata No	31		
Plot No	T.P PLOT NO- 31		
Village Name	Deoghar		
Use	Residential		
SubUse	Residential Bldg/Apartment		

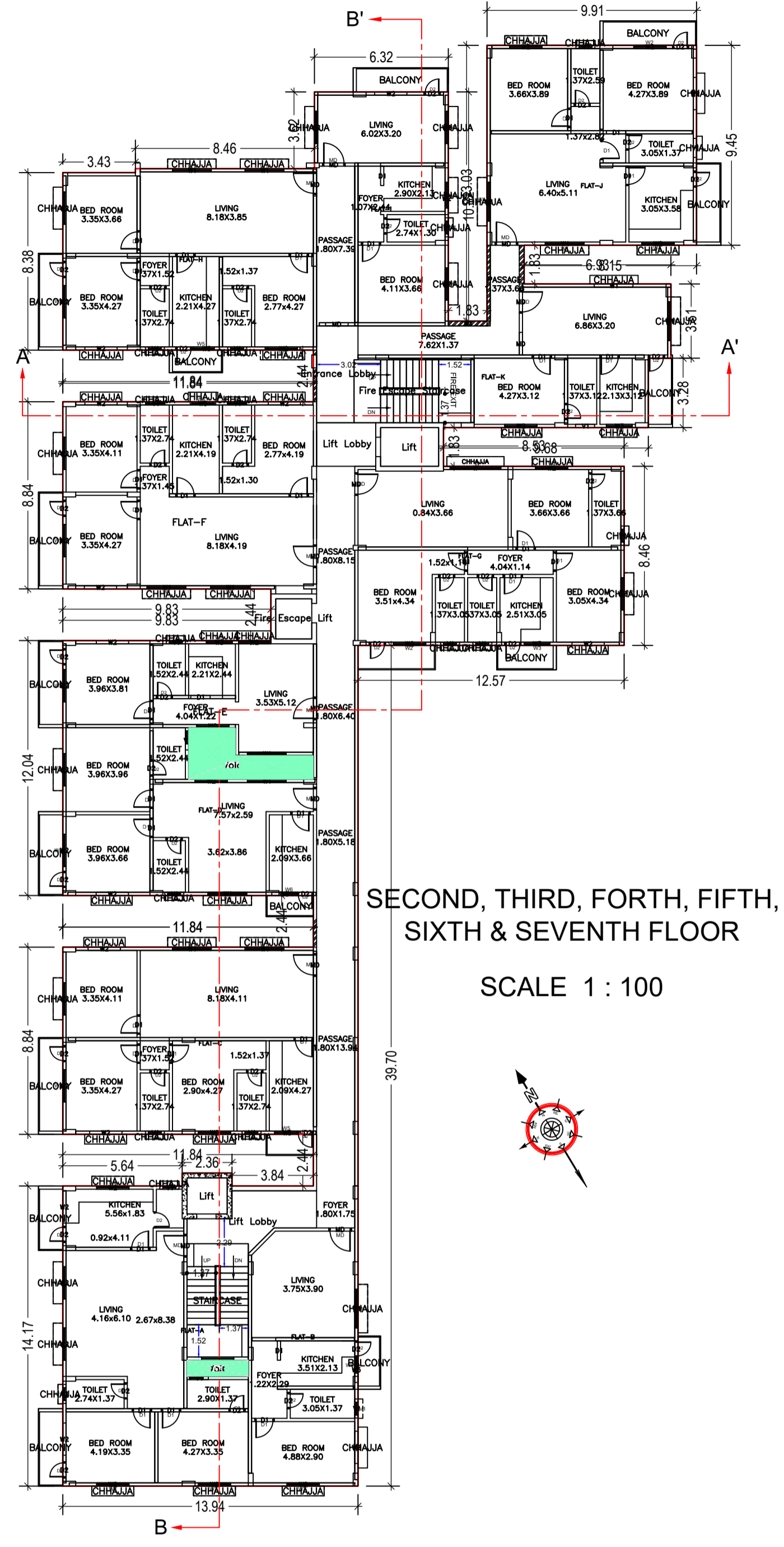


LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
ASHOK KUMAR JHA DGMC/ENG/0002/2017			

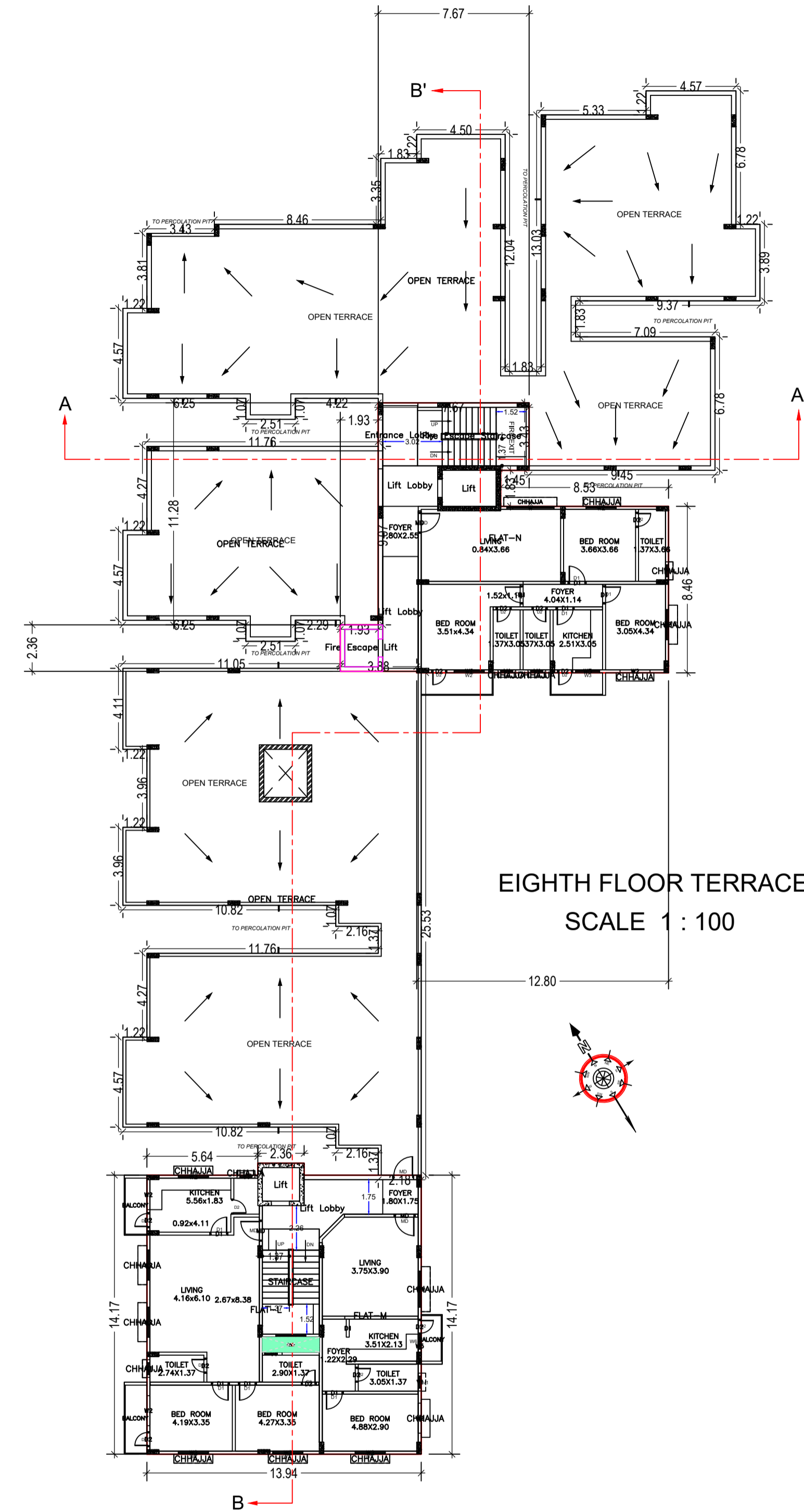
Proposal File No.	DGMC/BP/0068/W24/2018
Owner Name	AJEET KUMAR KESHARI DWARIKA PRASAD SUDHIR KUMAR KESHARI DILIP KUMAR KESHARI NAND GOPAL SAH
Khata No	31
Plot No	T.P PLOT NO- 31
Village Name	Deoghar
Use	Residential
SubUse	Residential Bldg/Apartment



FIRST FLOOR PLAN
(SCALE 1:100)



TYPICAL - 2, 3, 4, 5, 6 & 7 FLOOR PLAN
(Proposed)
(SCALE 1:100)



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

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
ASHOK KUMAR JHA DGMC/ENG/0002/2017			

DATE	22-01-2019
SHEET NO.	4
Proposal Information	
Proposal File No.	DGMC/BP/0068/W24/2018
Owner Name	AJEET KUMAR KESHARI DWARIKA PRASAD SUDHIR KUMAR KESHARI DILIP KUMAR KESHARI NAND GOPAL SAH
Khata No	31
Plot No	T.P PLOT NO- 31
Village Name	Deoghar
Use	Residential
SubUse	Residential Bldg/Apartment



Building :A (SAI VITER BHAGWAN RAMESHWARAM APARTMENT)

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.)	Trmt (No.)
				StairCase	Lift	Lift Lobby	Balcony	Void	Accessory Use	Parking					
Basement Second Floor	1207.26	41.91	1165.35	0.00	11.48	0.00	0.00	0.00	0.00	1138.61	0.00	15.26	15.26	15.26	00
Basement First Floor	1131.26	41.91	1089.35	0.00	11.48	0.00	0.00	0.00	38.87	1023.74	0.00	15.26	15.26	15.26	00
Ground Floor	1234.50	7.71	1226.79	16.40	0.00	0.00	0.00	84.60	0.00	1032.47	0.00	30.75	93.32	93.32	00
First Floor	1260.13	2.32	1257.81	16.40	62.57	0.00	0.00	0.00	0.00	1163.36	0.00	15.48	15.48	15.48	00
Second Floor	1170.29	0.00	1170.29	16.40	11.48	16.58	31.14	11.75	8.38	0.00	1074.56	0.00	1074.56	1074.56	11
Third Floor	1170.29	0.00	1170.29	16.40	11.48	16.58	31.14	11.75	8.38	0.00	1074.56	0.00	1074.56	1074.56	11
Fourth Floor	1170.29	0.00	1170.29	16.40	11.48	16.58	31.14	11.75	8.38	0.00	1074.56	0.00	1074.56	1074.56	11
Fifth Floor	1170.29	0.00	1170.29	16.40	11.48	16.58	31.14	11.75	8.38	0.00	1074.56	0.00	1074.56	1074.56	11
Sixth Floor	1170.29	0.00	1170.29	16.40	11.48	16.58	31.14	11.75	8.38	0.00	1074.56	0.00	1074.56	1074.56	11
Seventh Floor	1170.29	0.00	1170.29	16.40	11.48	16.58	31.14	11.75	8.38	0.00	1074.56	0.00	1074.56	1074.56	11
Eighth Floor	376.34	0.00	376.34	16.40	11.48	26.80	5.20	2.21	5.39	0.00	308.86	0.00	308.86	308.86	03
Ninth Floor	376.34	0.00	376.34	16.40	11.48	26.80	5.20	2.21	5.39	0.00	308.86	0.00	308.86	308.86	03
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	12607.57	93.85	12513.72	164.00	177.37	153.08	197.24	159.52	99.93	4358.18	7065.08	76.75	7204.40	7204.40	72
Total Number of Same Buildings :	1														
Total :	12607.57	93.85	12513.72	164.00	177.37	153.08	197.24	159.52	99.93	4358.18	7065.08	76.75	7204.40	7204.40	72

UnitBUA Table for Building :A (SAI VITER BHAGWAN RAMESHWARAM APARTMENT)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
TYPICAL - 2, 3, 4, 5, 6 & 7 FLOOR PLAN	FLAT-A	FLAT	110.48	106.65	6	66
	FLAT-B	FLAT	60.76	59.47	6	
	FLAT-C	FLAT	126.14	123.11	9	
	FLAT-D	FLAT	85.68	84.53	7	
	FLAT-E	FLAT	61.66	59.53	6	
	FLAT-F	FLAT	100.80	99.76	8	
	FLAT-G	FLAT	116.94	115.08	10	
	FLAT-H	FLAT	95.96	92.36	8	
	FLAT-I	FLAT	65.04	63.29	6	
	FLAT-J	FLAT	93.02	89.74	7	
	FLAT-K	FLAT	86.66	83.66	5	
NINTH FLOOR PLAN	FLAT-O	FLAT	110.48	109.12	6	3
	FLAT-P	FLAT	60.76	59.28	6	
	FLAT-Q	FLAT	114.62	110.01	10	
EIGHTH FLOOR PLAN	FLAT-L	FLAT	110.48	107.81	6	3
	FLAT-M	FLAT	60.76	58.73	6	
Total:			6590.54	6418.79	512	72

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (SAI VITER BHAGWAN RAMESHWARAM APARTMENT)	D2	0.76	2.10	238
A (SAI VITER BHAGWAN RAMESHWARAM APARTMENT)	D1	0.91	2.10	216
A (SAI VITER BHAGWAN RAMESHWARAM APARTMENT)	MD	1.07	2.10	84

SCHEDULE OF WINDOW/VENTILATION:

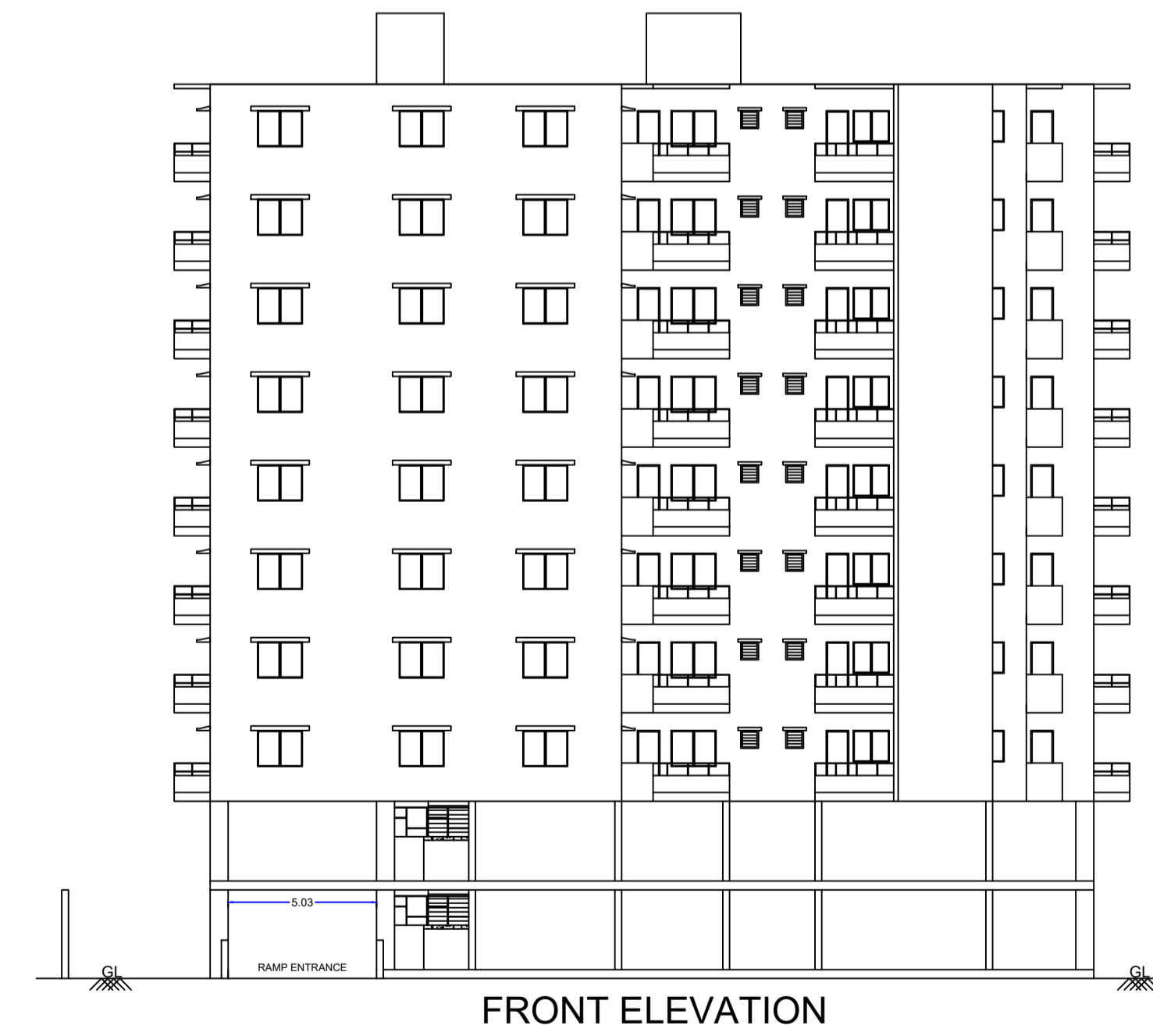
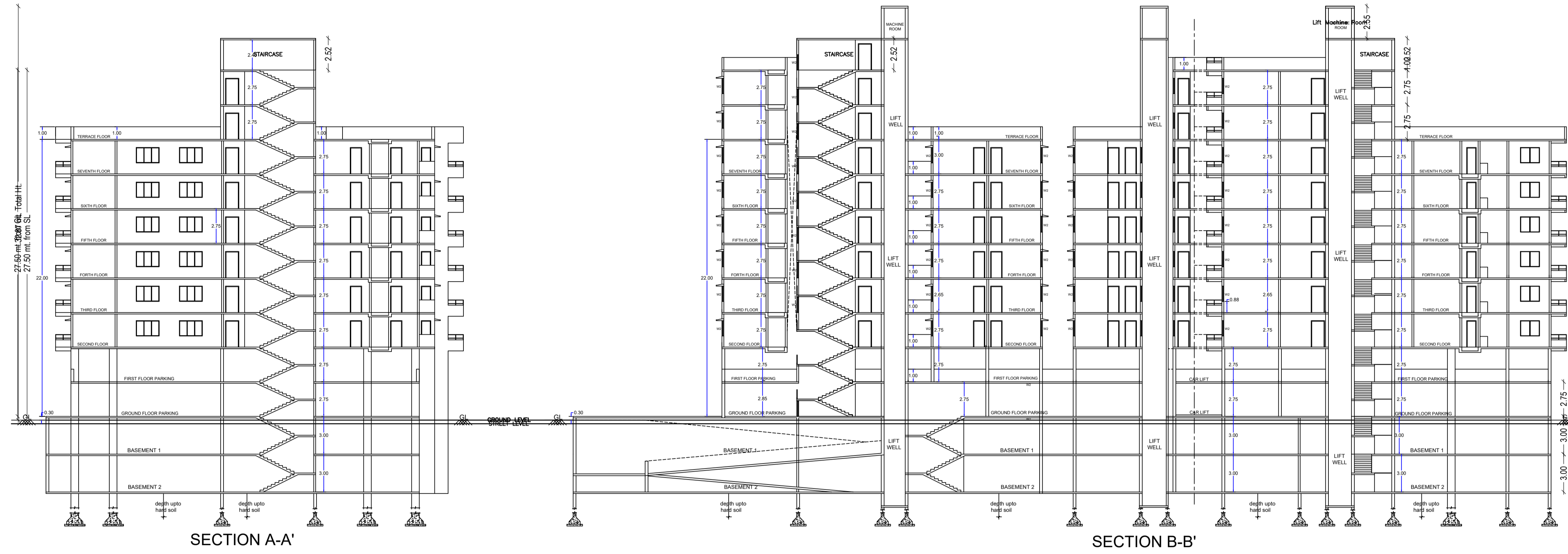
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (SAI VITER BHAGWAN RAMESHWARAM APARTMENT)	V1	0.90	0.60	134
A (SAI VITER BHAGWAN RAMESHWARAM APARTMENT)	W5	1.20	1.20	32
A (SAI VITER BHAGWAN RAMESHWARAM APARTMENT)	W3	1.22	1.20	20
A (SAI VITER BHAGWAN RAMESHWARAM APARTMENT)	W2	1.52	1.35	296
A (SAI VITER BHAGWAN RAMESHWARAM APARTMENT)	W1	1.83	1.35	92
A (SAI VITER BHAGWAN RAMESHWARAM APARTMENT)	W	2.40	1.35	08

Balcony Calculations Table

FLOOR	SIZE	AREA	TOTAL AREA
TYPICAL - 2, 3, 4, 5, 6 & 7 FLOOR PLAN	1.15 X 4.57 X 4 X 6	126.24	373.74
	1.07 X 2.52 X 2 X 6	32.16	
	1.15 X 3.89 X 1 X 6	26.82	
	1.15 X 3.28 X 1 X 6	22.62	
	1.15 X 2.82 X 1 X 6	19.44	
	1.15 X 4.50 X 1 X 6	31.02	
	1.15 X 3.05 X 1 X 6	21.06	
	1.15 X 3.66 X 1 X 6	25.26	
	1.15 X 4.12 X 1 X 6	28.38	
	1.15 X 3.96 X 1 X 6	27.36	
	1.00 X 2.24 X 1 X 6	13.38	
NINTH FLOOR PLAN	1.15 X 3.66 X 1 X 1	4.21	10.40
	1.15 X 3.05 X 1 X 1	3.51	
	1.07 X 2.52 X 1 X 1	2.68	
EIGHTH FLOOR PLAN	1.15 X 3.66 X 1 X 1	4.21	10.40
	1.15 X 3.05 X 1 X 1	3.51	
	1.07 X 2.52 X 1 X 1	2.68	
Total			394.54

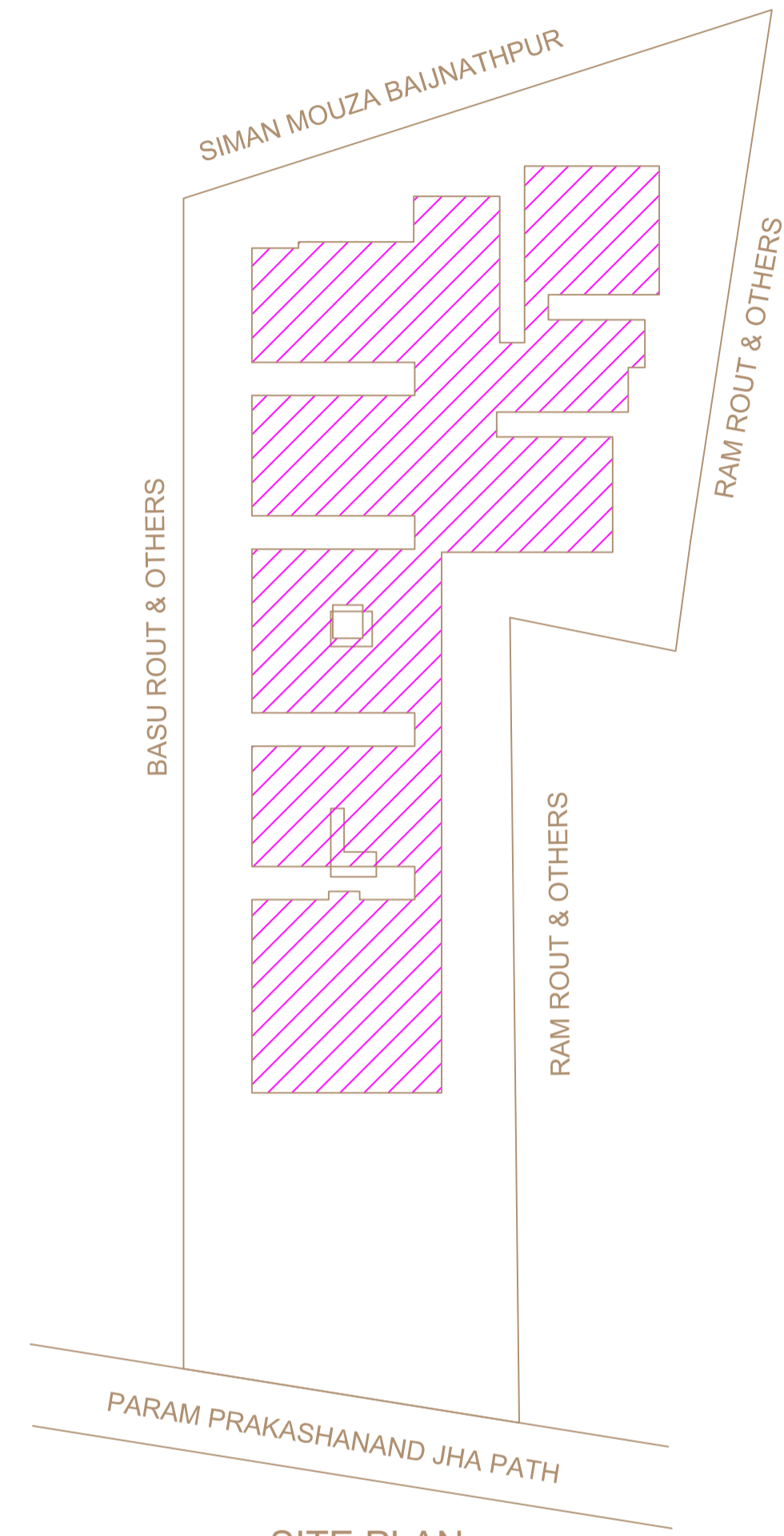
LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
ASHOK KUMAR JHA DGMC/ENG/0002/2017			

DATE	22-01-2019
SHEET NO.	5
Proposal Information	
Proposal File No.	DGMC/BP/0068/W24/2018
Owner Name	AJEET KUMAR KESHARI DWARIKA PRASAD SUDHIR KUMAR KESHARI DILIP KUMAR KESHARI NAND GOPAL SAH
Khata No	31
Plot No	T.P PLOT NO- 31
Village Name	Deoghar
Use	Residential
SubUse	Residential Bldg/Apartment

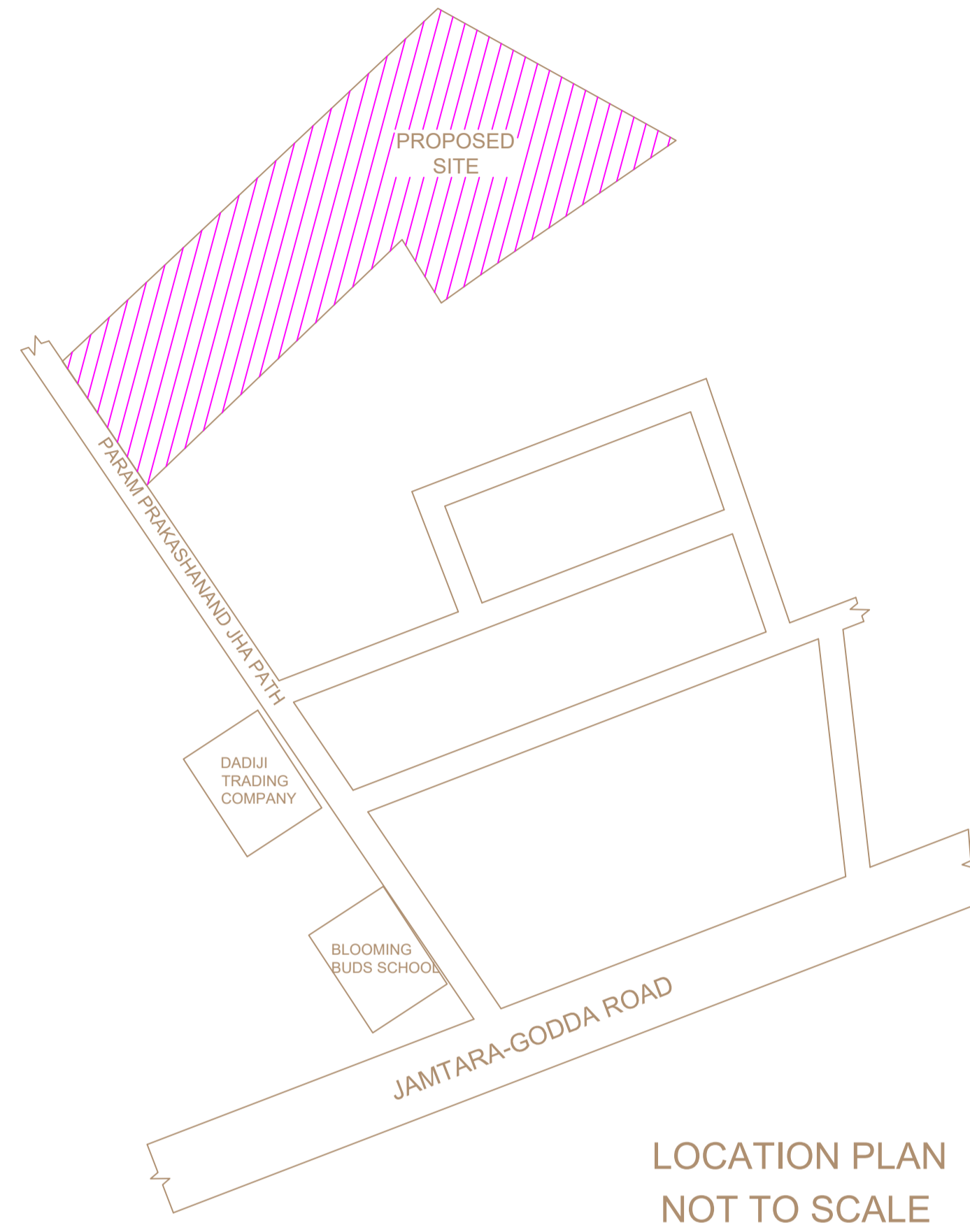


LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
ASHOK KUMAR JHA DGMC/ENG/0002/2017			

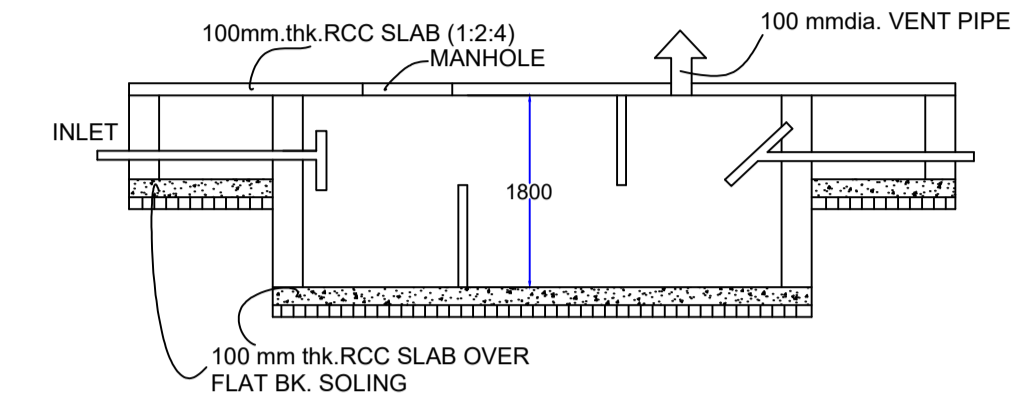
DATE	22-01-2019
SHEET NO.	6
Proposal Information	
Proposal File No.	DGMC/BP/0068/W24/2018
Owner Name	AJEET KUMAR KESHARI DWARIKA PRASAD SUDHIR KUMAR KESHARI DILIP KUMAR KESHARI NAND GOPAL SAH
Khata No	31
Plot No	T.P PLOT NO- 31
Village Name	Deoghar
Use	Residential
SubUse	Residential Bldg/Apartment



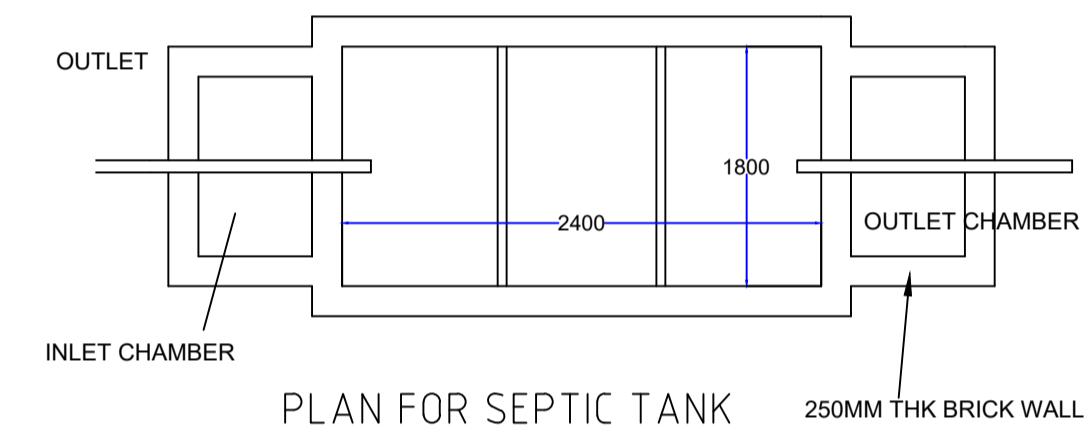
SITE PLAN
1 : 200



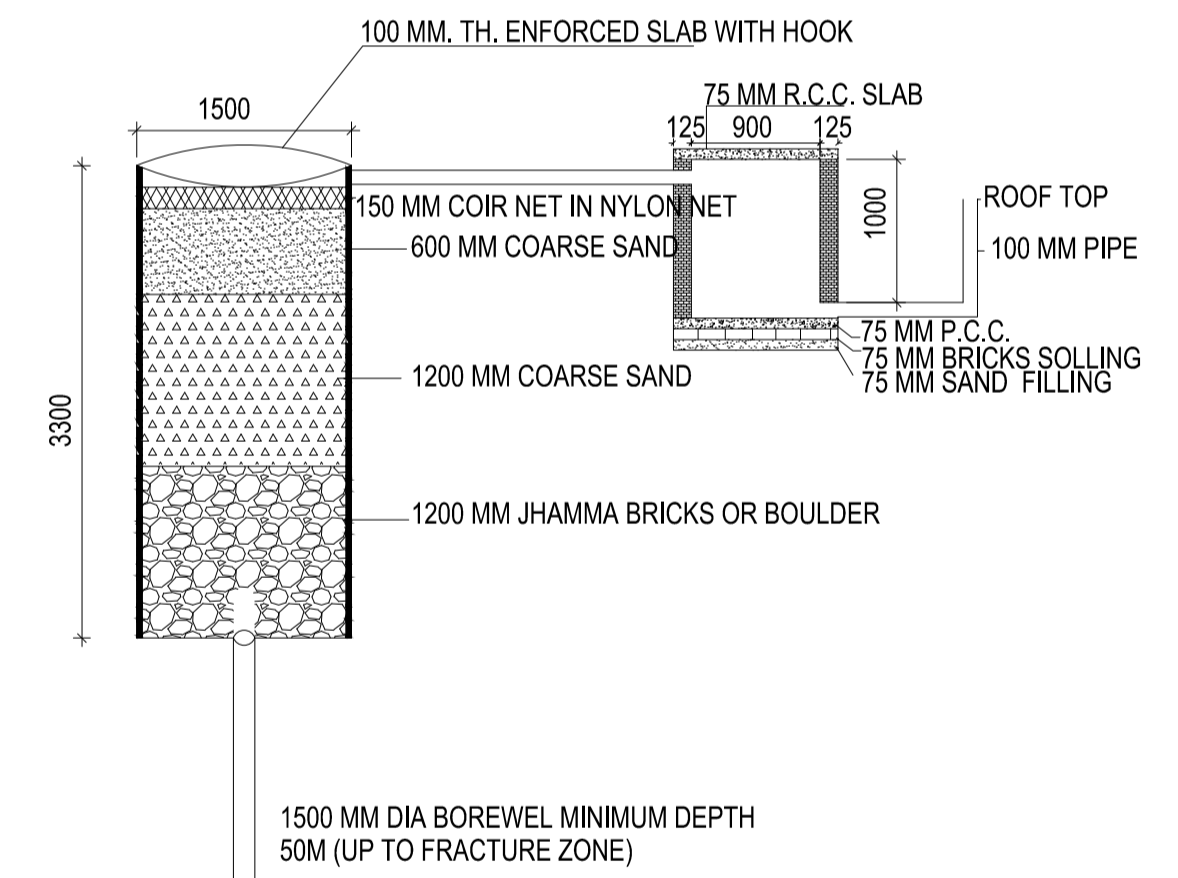
LOCATION PLAN
NOT TO SCALE



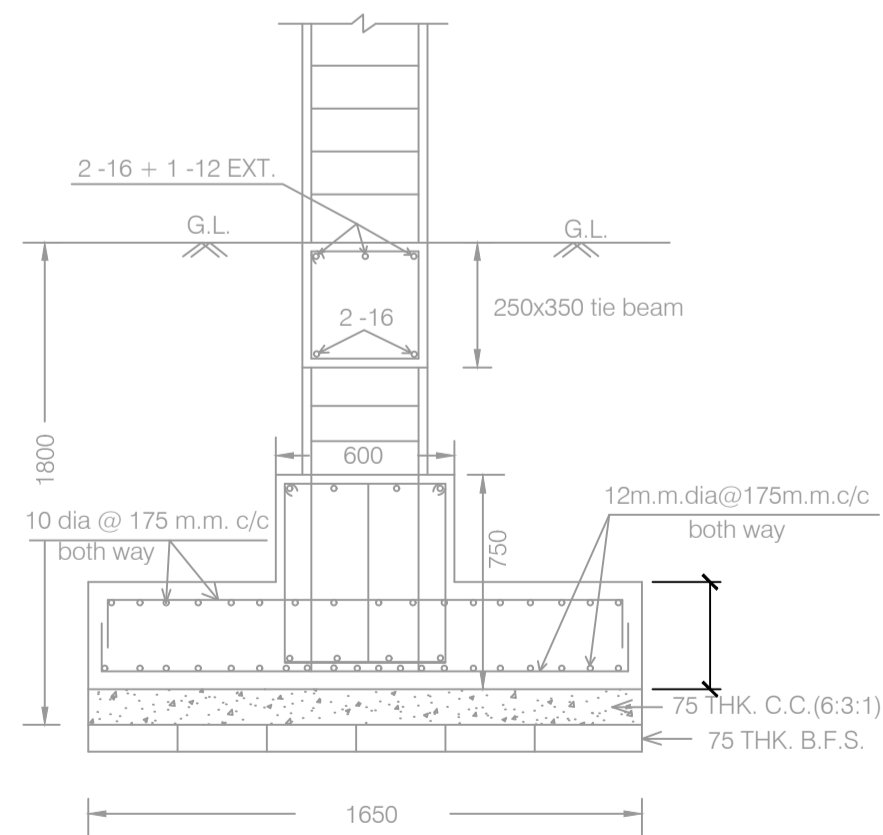
SECTION
SCALE 1:50
SEPTIC TANK DETAILS



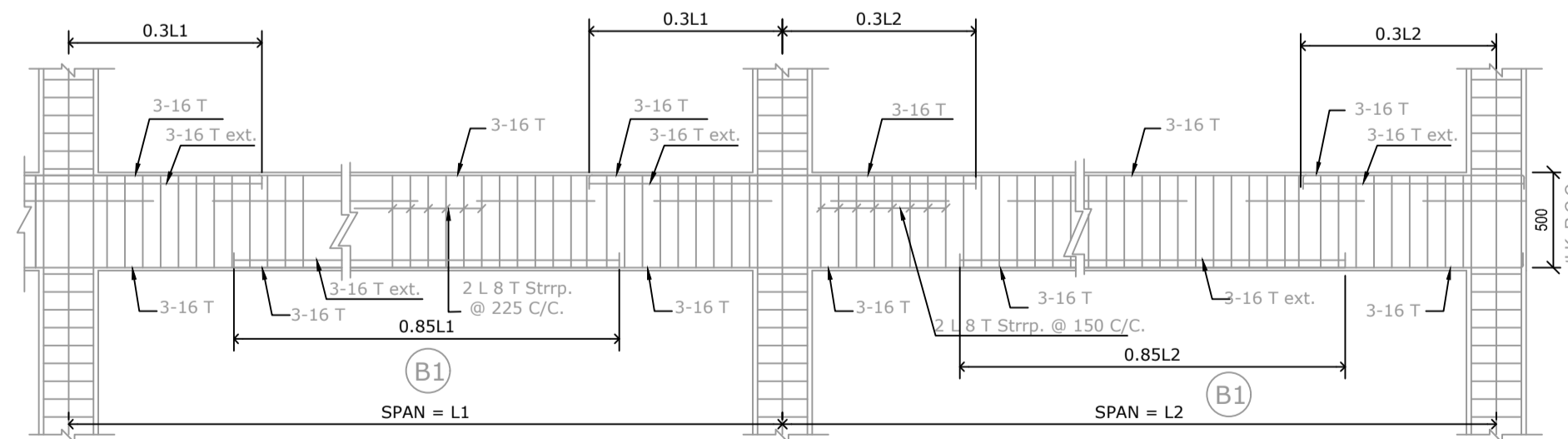
PLAN FOR SEPTIC TANK
250MM THK BRICK WALL



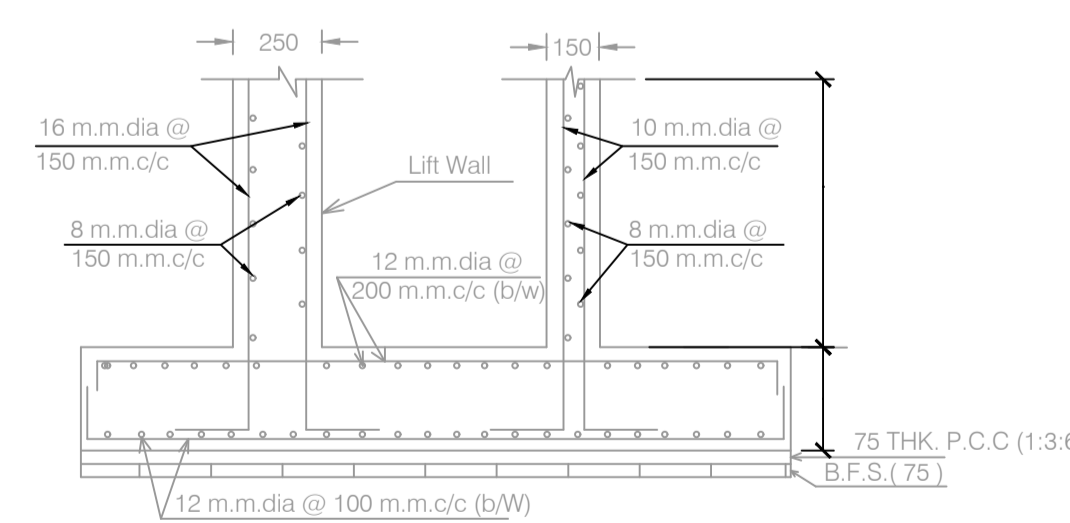
DETAIL OF GROUND WATER
RECHARGING PIT WITH SILT TANK
SCALE - N.T.S.



SECTION OF CONTINUOUS
STRIP FOOTING



TYPICAL DETAILS OF R.C.C. BEAM
SCALE = 1:25



SECTIONAL ELEVATION OF RAFT
FOUNDATION WITH LIFT WELL

This is certify that the structure design is in accordance with the latest I-S code(I-S 875,1-S456-2002, I-S 1893-2000) for design & loading conditions (Sessmic/wind/dead/live) and other all parameters are taken in account for safetyof the structure.

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
ASHOK KUMAR JHA DGMC/ENG/0002/2017			