

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.)	Trmt (No.)
			Lift	Parking					
A (SMT RAJNI NAYAN)	1	651.35	13.92	115.30	507.16	11.50	522.13	522.13	04
Grand Total	1	651.35	13.92	115.30	507.16	11.50	522.13	522.13	04

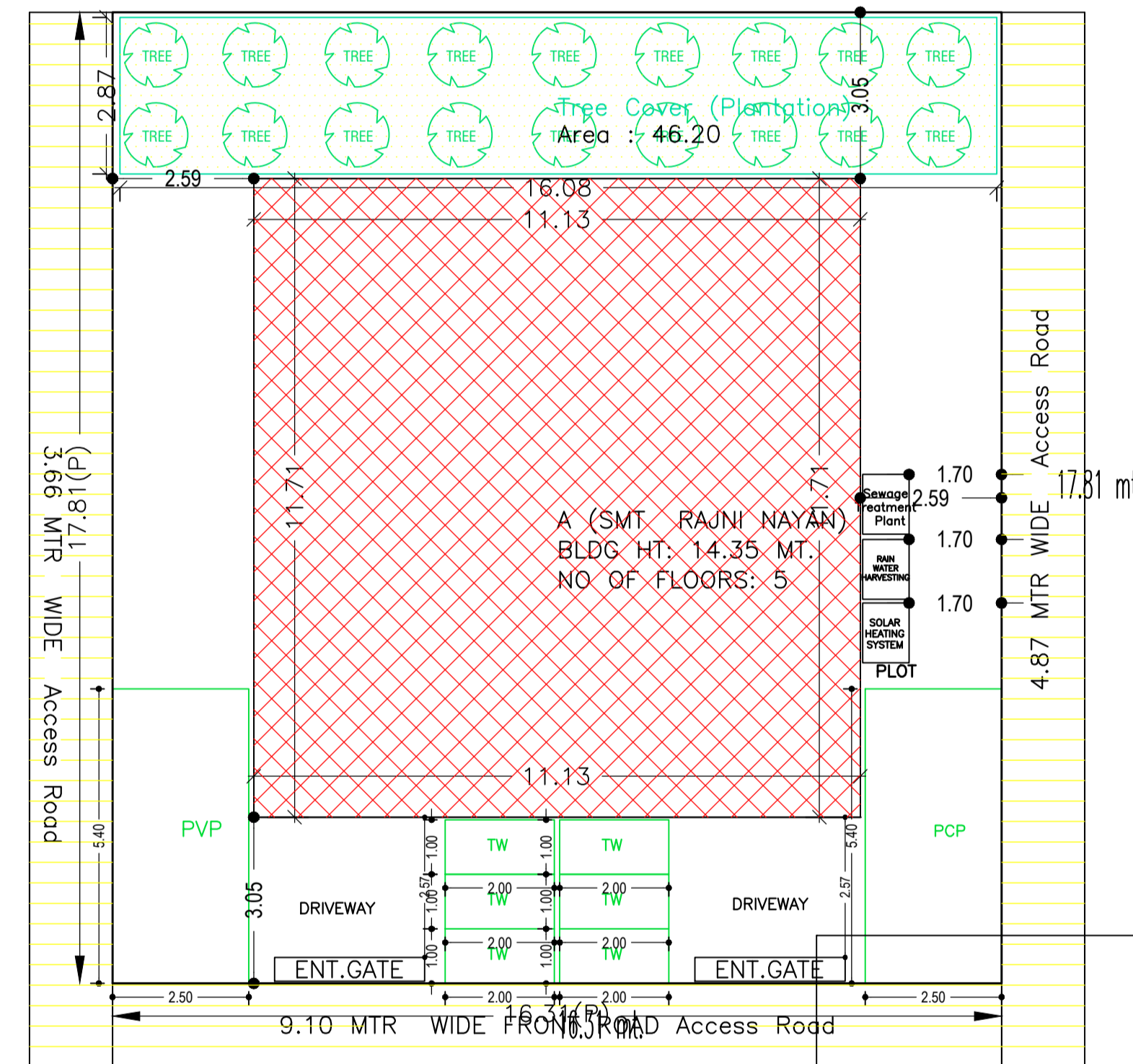
COLOR INDEX	
PLOT BOUNDARY	Black
ABUTTING ROAD	Red
PROPOSED CONSTRUCTION	Green
COMMON PLOT	Yellow
ROAD WIDENING AREA	Orange
EXISTING (To be retained)	Blue
EXISTING (To be demolished)	Light Blue

Buildingwise Floor FAR Details

Floor Name	Building Name		Total	
	A (SMT RAJNI NAYAN)			
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Parking Floor	130.27	14.97	130.27	14.97
First Floor	130.27	126.79	130.27	126.79
Second Floor	130.27	126.79	130.27	126.79
Third Floor	130.27	126.79	130.27	126.79
Fourth Floor	130.27	126.79	130.27	126.79
Terrace Floor	0.00	0.00	0.00	0.00
Total	651.35	522.13	651.35	522.13

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
A (SMT RAJNI NAYAN)	Residential	Bungalow/ Dwelling / Non Apartment	Non-Highrise



SITE PLAN

AREA STATEMENT	VERSION NO.: 1.0 43	
DEOGHAR MUNICIPAL CORPORATION	VERSION DATE: 29/04/2019	
PROJECT DETAIL:		
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential	
District: DEOGHAR	Plot SubUse: Bungalow/ Dwelling / Non Apartment	
Authority: DEOGHAR MUNICIPAL CORPORATION	PlotNearby/ReligiousStructure: NA	
Inward_No: DGMC/BP/0049/W22/2019	Plot/SubPlot No: 158	
Application Type: General Proposal	North: Road Width - 9.14M WIDE ROAD	
Project Type: Building Permission	South: Plot No. - VENDORS LAND	
Nature of Development: New	East: Road Width - 3.66 M WIDE ROAD	
Location of Development Area: Old Area	West: Road Width - 366 M WIDE ROAD	
AREA DETAILS:		
AREA OF PLOT (Minimum)	(A)	SQ.MT.
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	290.35
Deduction for Balance Plot Area(from Gross Plot Area)		
Common Plot		46.20
Total		46.20
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	244.15
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	290.35
Plot Area for FAR (Net Plot Area + Road/Widening Area)	(A-Deductions)	290.35
COVERAGE CHECK		
Permissible Coverage area (60.00 %)		174.21
Proposed Coverage Area (44.87 %)		130.27
Total Prop. Coverage Area (44.87 %)		130.27
Balance coverage area (15.13 %)		43.94
FAR CHECK		
Perm. FAR Area (2.50)		725.88
Total Perm. FAR area		725.88
Residential FAR area		507.17
Proposed FAR Area		522.14
Total Proposed FAR Area		522.14
Consumed FAR (Factor)		1.80
Balance FAR Area		203.74
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		651.35
ARCHITECT (Regd)		RAMESH CHANDRA
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)		SMT. RAJNI NAYAN
DEVELOPMENT AUTHORITY		LOCAL BODY

Required Parking(Table 7a)

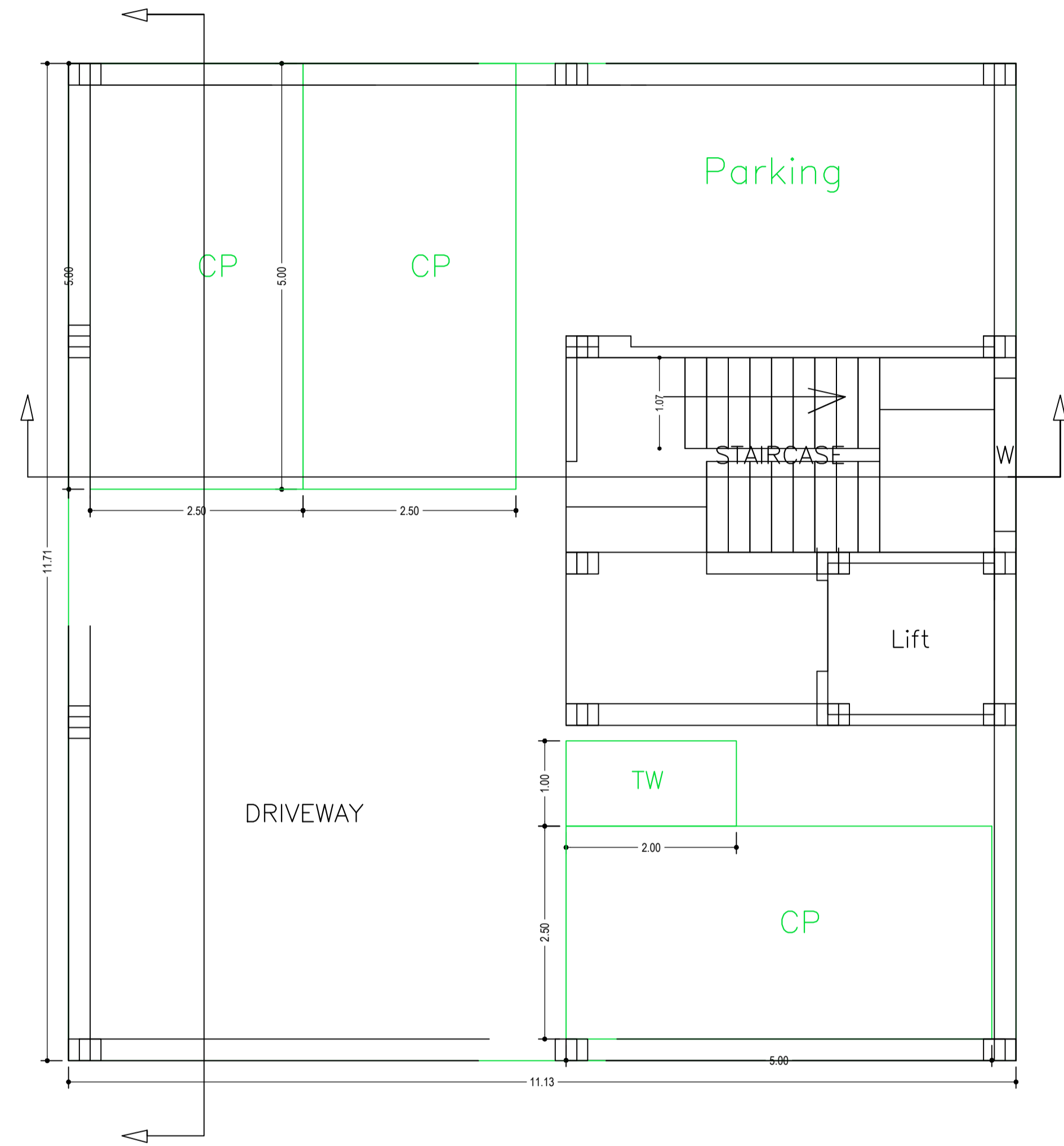
Building Name	Type	SubUse	Area (Sq.mt.)	Units		Car		Visitors Car		TwoWheeler	
				Reqd.	Prop.	Reqd./Unit	Prop.	Reqd./Unit	Prop.	Reqd./Unit	Prop.
A (SMT RAJNI NAYAN)	Residential	Bungalow/ Dwelling / Non Apartment	> 0	1	4.00	1.00	4	-	-	-	-
			> 0	1	4.00	-	-	1	1	-	-
Total			-	-	-	4	4	1	0	0	

Parking Check (Table 7b)

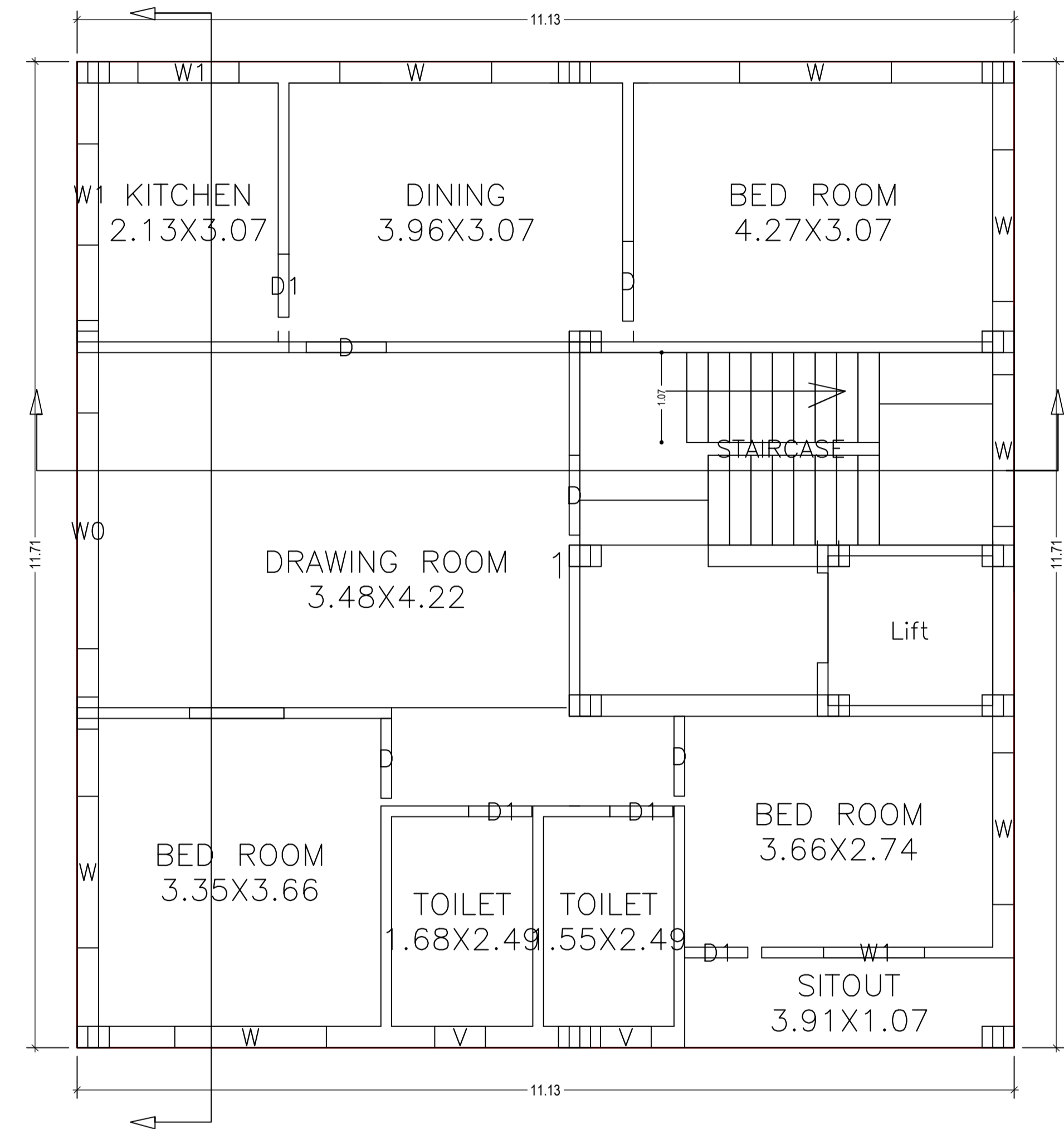
Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	3	37.50
Total Car	4	50.00	4	51.00
Parallel Car	-	-	1	13.50
Total Visitor Parking	1	12.50	1	13.50
Parallel Visitor's Car Parking	-	-	1	13.50
TwoWheeler	-	-	7	14.00
Total TwoWheeler	-	-	7	14.00
Other Parking	-	-	-	75.80
Total		62.50		181.80

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
RAMESH CHANDRA DGMC/ENG/0021/2017			

Proposal Basic Information	
Proposal File No.	DGMC/EP/0049/W22/2019
Owner Name	SMT. RAJNI NAYAN
Khata No	187/190
Plot No	158
Village Name	Deoghar
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment



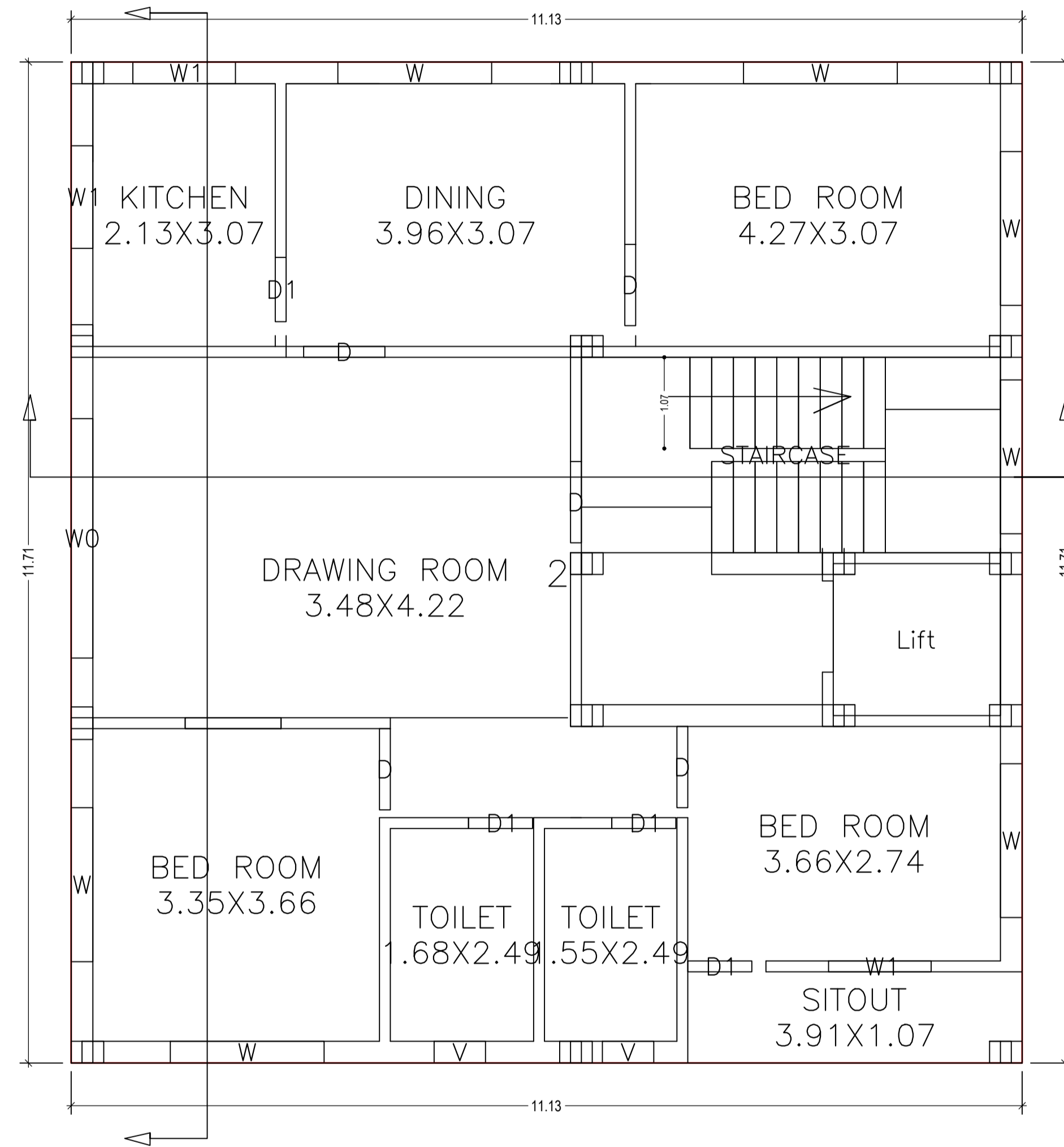
PARKING FLOOR PLAN
(SCALE 1:100)



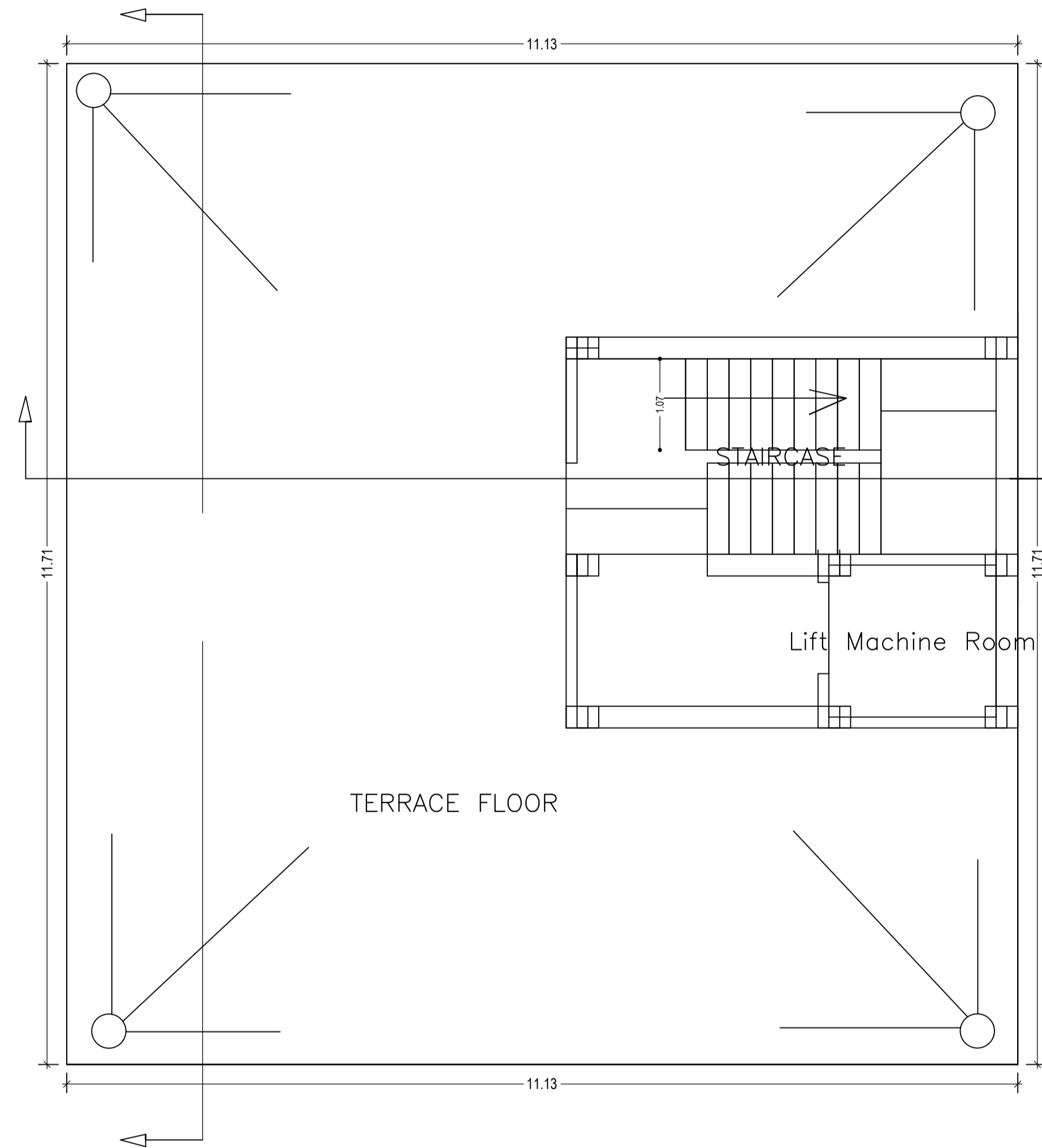
FIRST FLOOR PLAN
(Proposed)
(SCALE 1:100)

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
RAMESH CHANDRA DGMC/ENG/0021/2017			

Proposal Basic Information	
Proposal File No.	DGMC/EP/0049/W22/2019
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Khata No	187/190
Plot No	158
Village Name	Deoghar
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment



TYPICAL - 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
RAMESH CHANDRA DGMC/ENG/0021/2017			

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (SMT RAJNI NAYAN)	D1	0.75	2.13	16
A (SMT RAJNI NAYAN)	D	0.95	2.13	20

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (SMT RAJNI NAYAN)	V	0.60	2.70	08
A (SMT RAJNI NAYAN)	W1	1.20	2.70	12
A (SMT RAJNI NAYAN)	W	1.80	2.70	29
A (SMT RAJNI NAYAN)	W0	2.80	2.70	04

UnitBUA Table for Building :A (SMT RAJNI NAYAN)

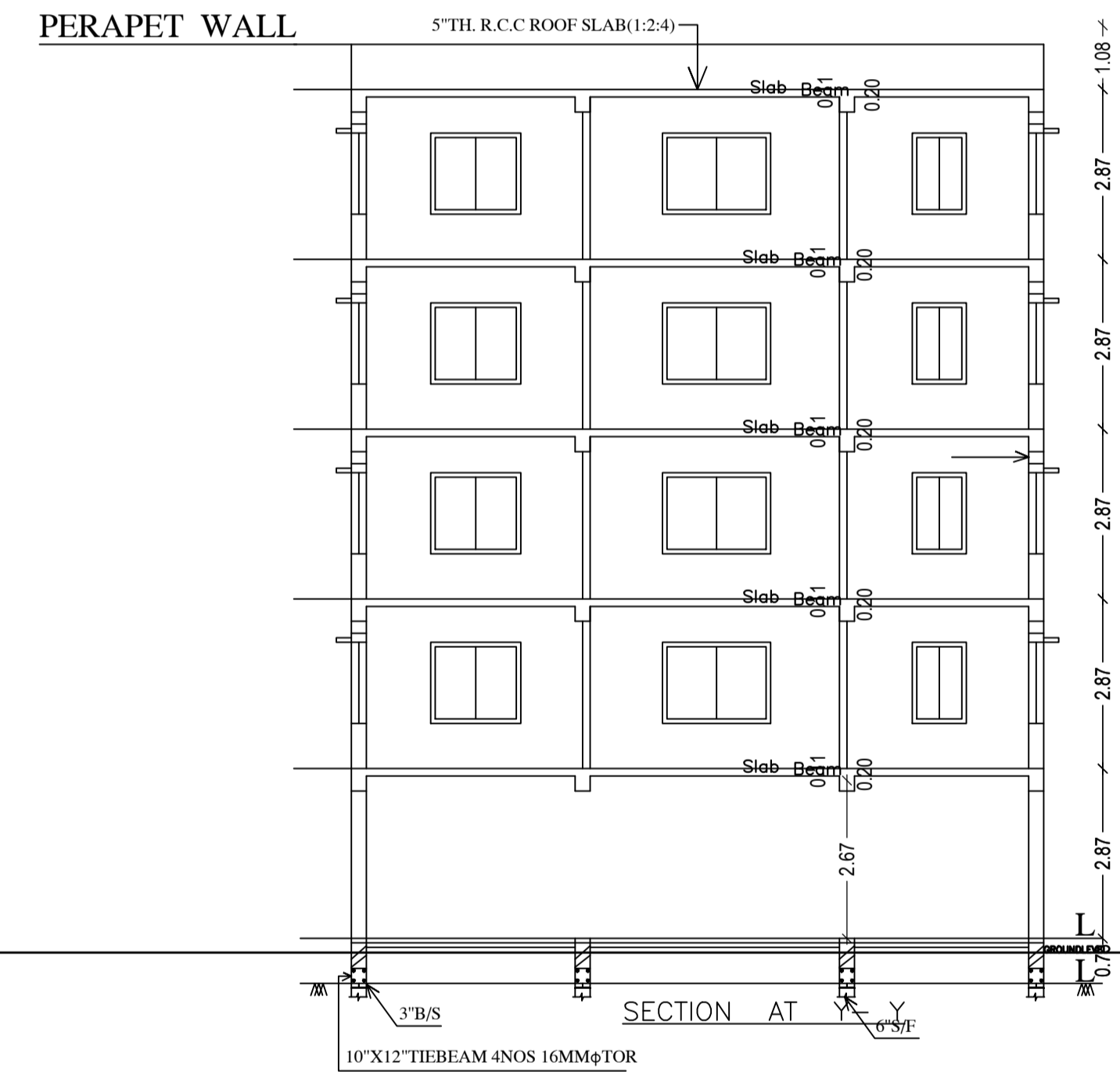
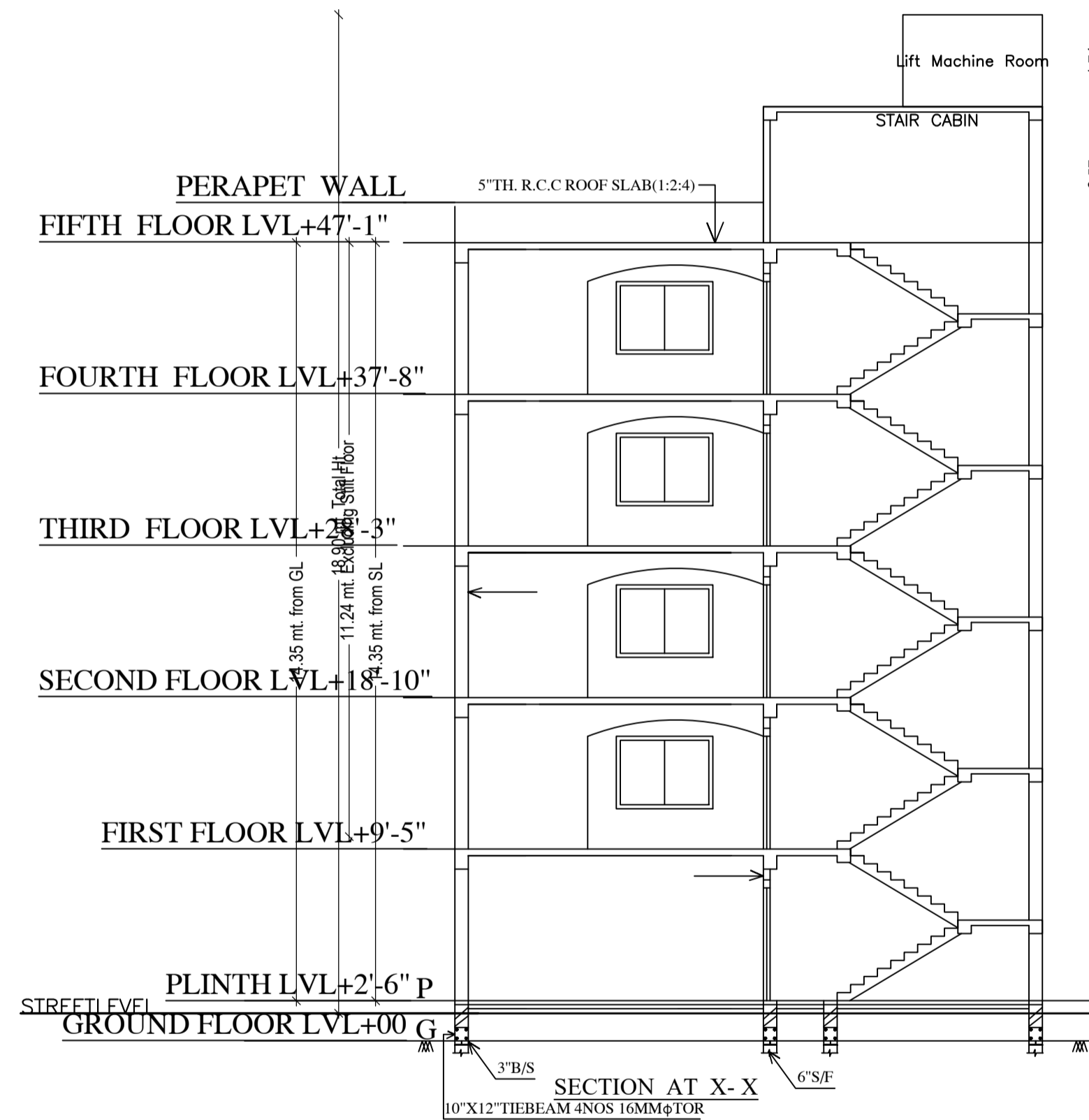
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
FIRST FLOOR PLAN	1	FLAT	97.77	97.63	9	1
TYPICAL - 2, 3 & 4 FLOOR PLAN	2	FLAT	97.77	97.63	9	3
Total:	-	-	391.09	390.52	36	4

Building :A (SMT RAJNI NAYAN)

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	Parking					
Parking Floor	130.27	0.00	115.30	0.00	11.50	14.97	14.97	00
First Floor	130.27	3.48	0.00	126.79	0.00	126.79	126.79	01
Second Floor	130.27	3.48	0.00	126.79	0.00	126.79	126.79	01
Third Floor	130.27	3.48	0.00	126.79	0.00	126.79	126.79	01
Fourth Floor	130.27	3.48	0.00	126.79	0.00	126.79	126.79	01
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	651.35	13.92	115.30	507.16	11.50	522.13	522.13	04
Total Number of Same Buildings :	1							
Total :	651.35	13.92	115.30	507.16	11.50	522.13	522.13	04

Proposal Basic Information

Proposal File No.	DGMC/BI/0049/W22/2019
Owner Name	SMT. RAJNI NAYAN
Khata No	187/190
Plot No	158
Village Name	Deoghar
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

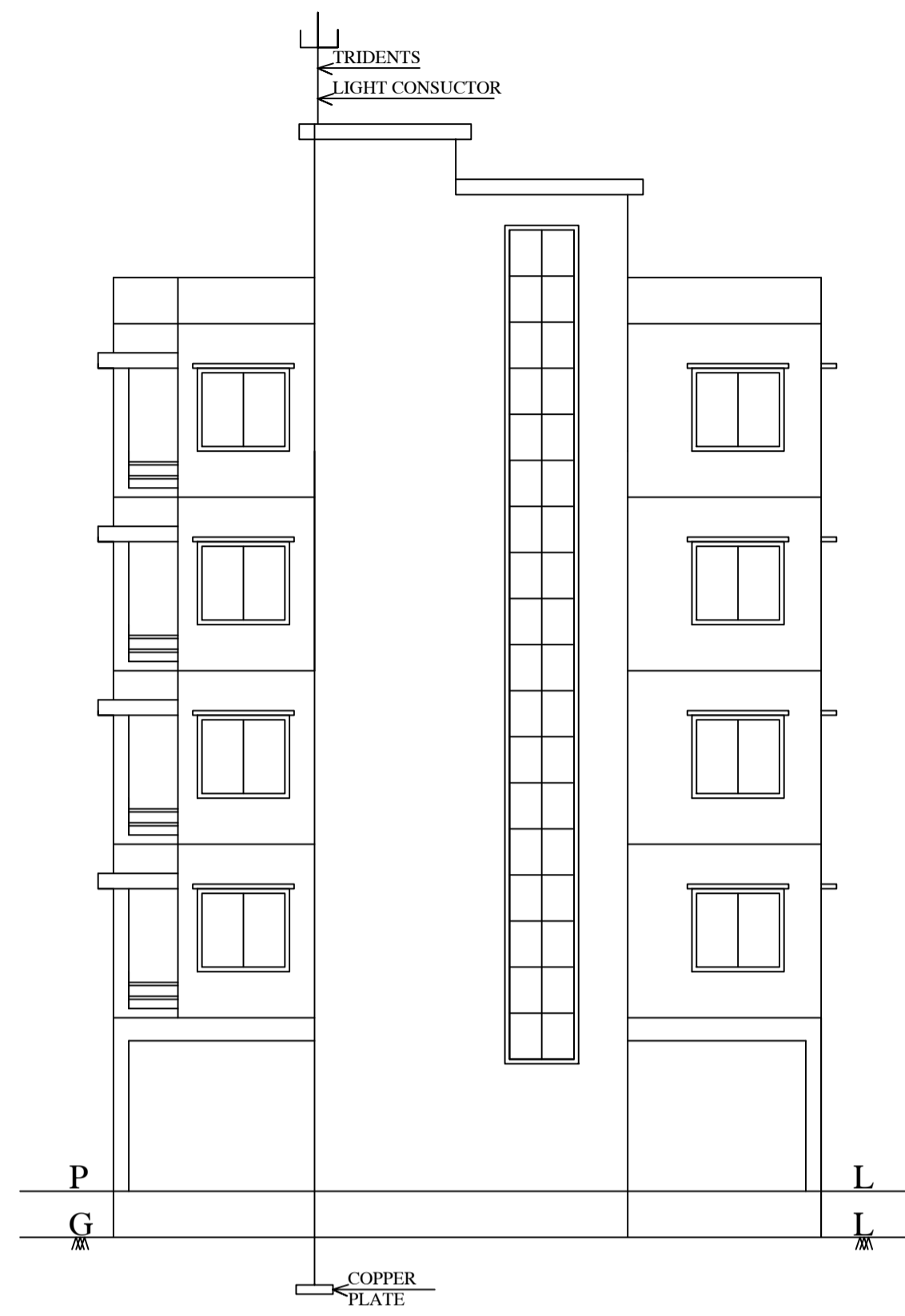


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RAMESH CHANDRA DGMC/ENG/0021/2017			

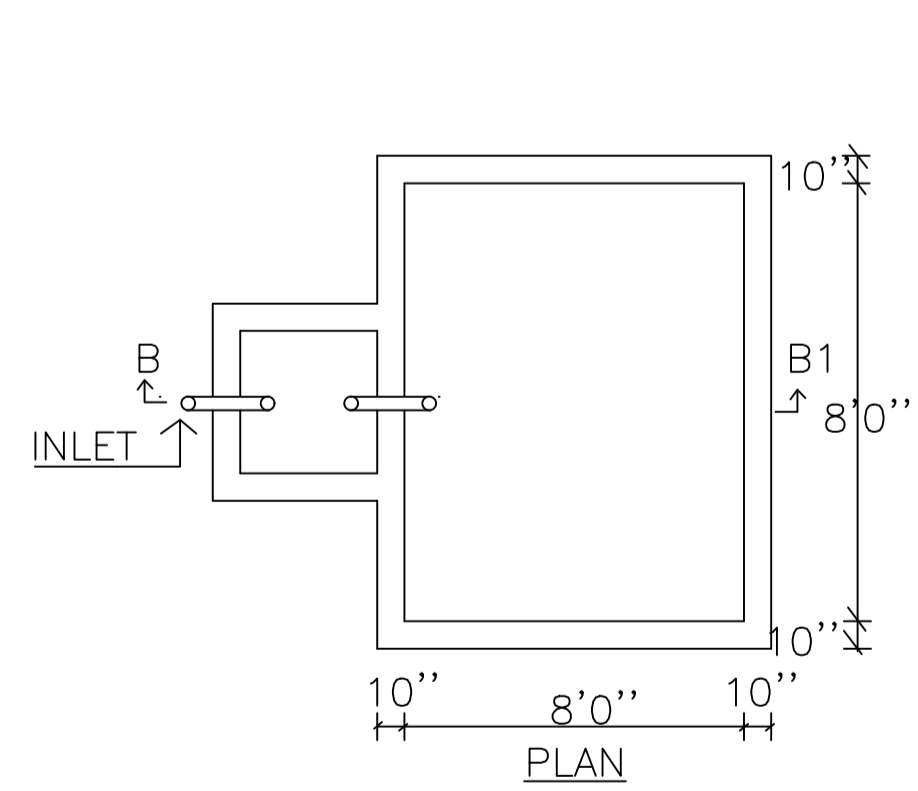
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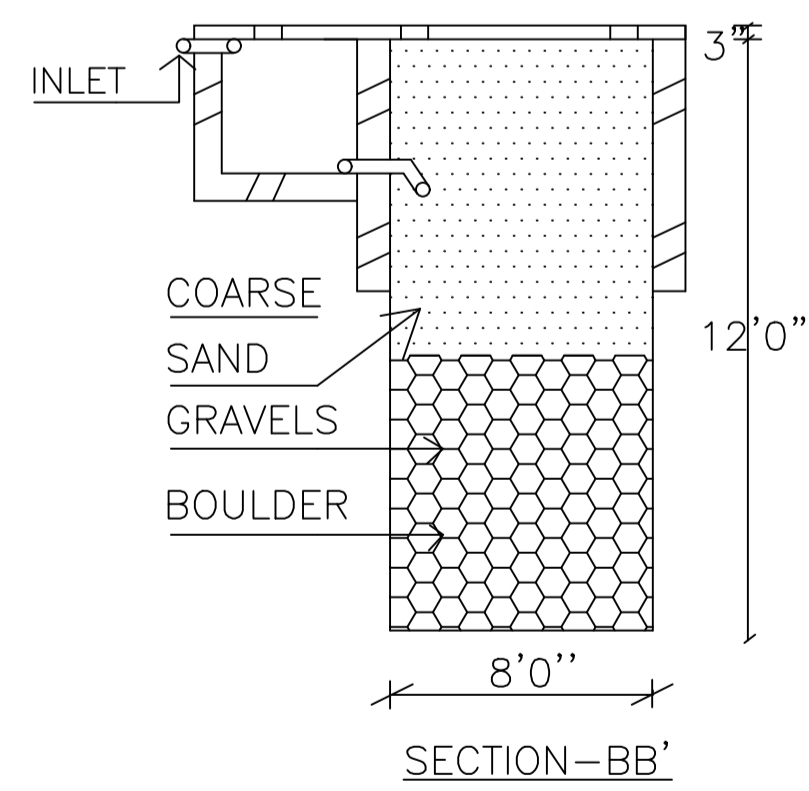
FRONT ELEVATION



WEST SIDE ELEVATION

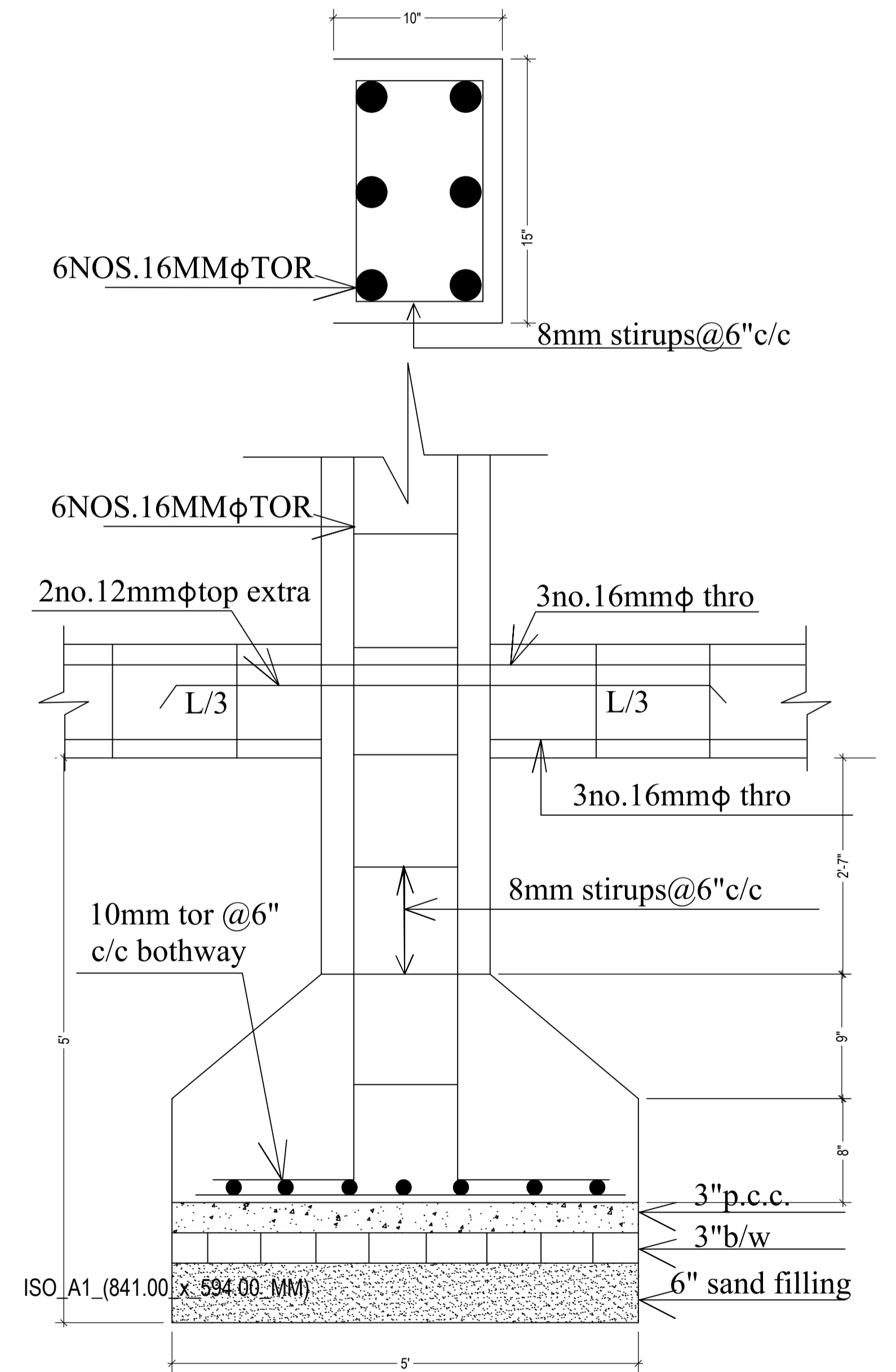


PLAN



SECTION-BB'

RAIN WATER HARVESTING SCHEME



COLUMN (10"X15")

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
RAMESH CHANDRA DGMC/ENG/0021/2017			