

Proposal Basic Information	
Proposal File No.	DGMC/BP/0092/W28/2022
Owner Name	SMT RENU SINGHANIA
Khata No	569
Plot No	T.P. PLOT NO.- 301 & 302
Village Name	Deoghar
Use	Commercial
SubUse	Shop and Office

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

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
A (SMT RENU SINGHANIA)	Commercial	Shop and Office	Non-Highrise

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.)	Tnmt (No.)
			Lift	Parking					
A (SMT RENU SINGHANIA)	1	3070.05	71.72	624.54	2349.07	24.72	2373.79	2373.79	05
Grand Total	1	3070.05	71.72	624.54	2349.07	24.72	2373.79	2373.79	05

Required Parking (Table 7a)

Building Name	Type	SubUse	Area (Sq.mt.)	Units		Car			TwoWheeler		
				Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.
A (SMT RENU SINGHANIA)	Commercial	Showroom	> 0	100	448.12	1	3	-	-	-	-
			> 0	100	448.12	-	-	-	1	10	-
		Shop and Office	> 0	100	1742.10	1	12	-	-	-	-
> 0	100		1742.10	-	-	-	1	37	-		
Total :			-	-	-	15	27	-	47	58	

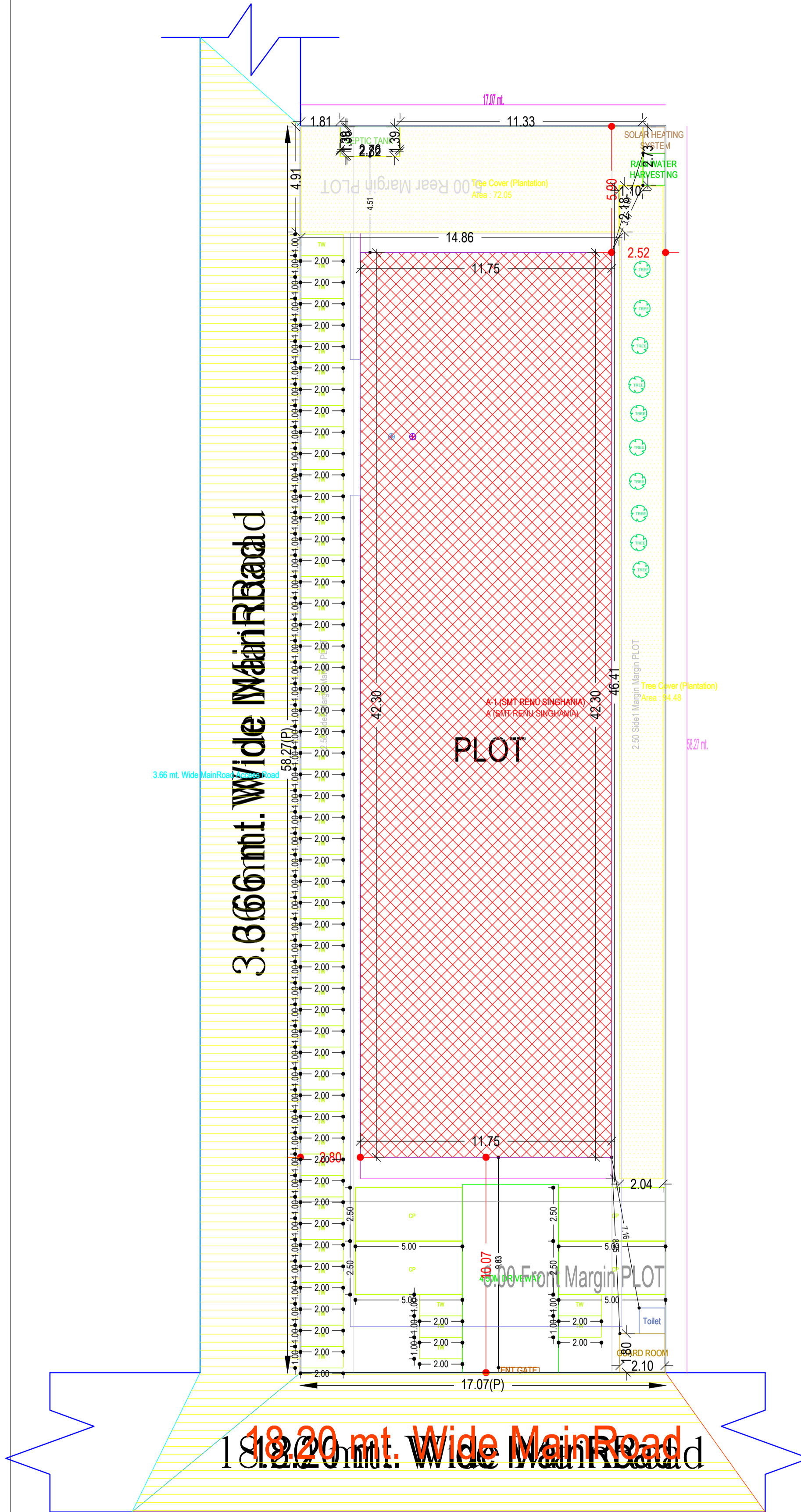
Parking Check (Table 7b)

Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	27	337.50
Total Car	15	187.50	27	337.50
TwoWheeler	-	-	58	116.00
Total TwoWheeler	47	94.00	58	116.00
Other Parking	-	-	-	337.04
Total		281.50		906.54

Buildingwise Floor FAR Details

Floor Name	Building Name		Total	
	A (SMT RENU SINGHANIA)		Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Basement Floor	646.16	11.16	646.16	11.16
Ground Floor	497.03	497.03	497.03	497.03
First Floor	497.02	479.11	497.02	479.11
Second Floor	536.61	522.16	536.61	522.16
Third Floor	536.61	522.16	536.61	522.16
Fourth Floor	356.62	342.17	356.62	342.17
Terrace Floor	0.00	0.00	0.00	0.00
Total :	3070.05	2373.79	3070.05	2373.79

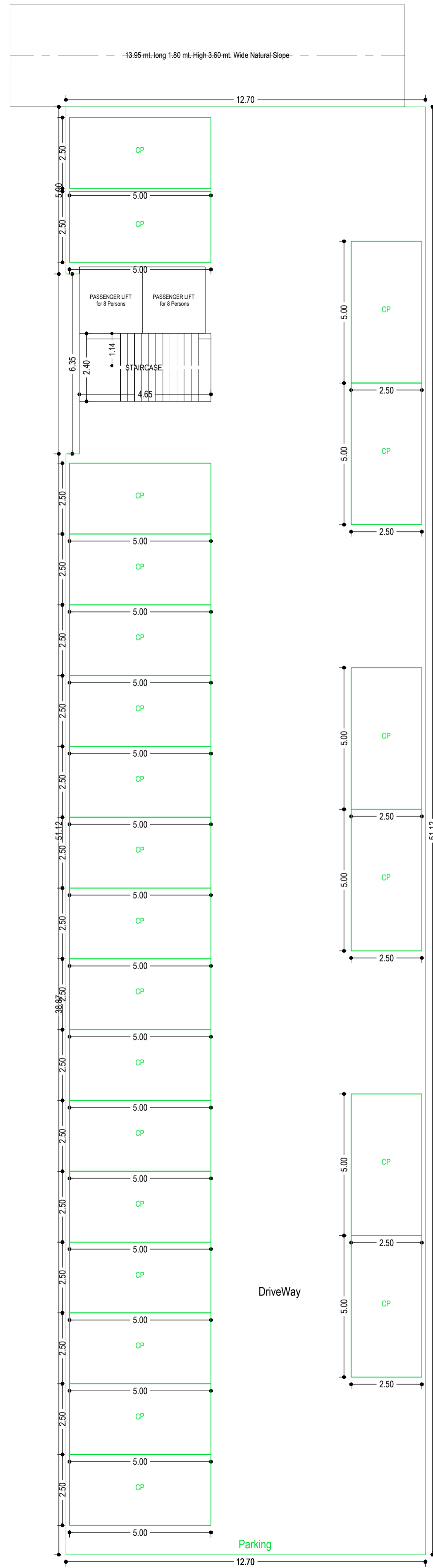
AREA STATEMENT	VERSION NO.:	1.0.64
DEOGHAR MUNICIPAL CORPORATION	VERSION DATE:	16/10/2020
PROJECT DETAIL:		
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use:	Commercial
District: DEOGHAR	Plot SubUse:	Shop and Office
Authority: DEOGHAR MUNICIPAL CORPORATION	PlotNearbyReligiousStructure:	NA
Inward_No: DGMC/BP/0092/W28/2022	Plot/SubPlot No.:	T.P. PLOT NO. - 301 & 302
Application Type: General Proposal	North: Plot No. -	LAND OF BADRI PRAMO BIJAY
Project Type: Building Permission	South: Road Width -	18.20
Nature of Development: New	East: Plot No. -	LAND OF RAJENDRA SAH, ROHTAS JAIN & R B MEHTA
Location of Development Area: Old Area	West: Road Width -	3.66
AREA DETAILS:		SQ.MT.
AREA OF PLOT (Minimum)	(A)	994.63
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	994.63
Deduction for Balance Plot Area(from Gross Plot Area)		
Common Plot		166.54
Total		166.54
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	828.09
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	994.63
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions)	994.63
COVERAGE CHECK		
Permissible Coverage area (50.00 %)		497.32
Proposed Coverage Area (49.97 %)		497.02
Total Prop. Coverage Area (49.97 %)		497.02
Balance coverage area (0.03 %)		0.30
FAR CHECK		
Perm. FAR Area (2.500)		2486.57
Total Perm. FAR area		2486.57
Commercial FAR		2349.07
Proposed FAR Area		2373.79
Total Proposed FAR Area		2373.79
Consumed FAR (Factor)		2.39
Balance FAR Area		112.78
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		3070.05
ARCHITECT (Regd)	UJJAWAL KUMAR	
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)	SMT RENU SINGHANIA	
DEVELOPMENT AUTHORITY		LOCAL BODY



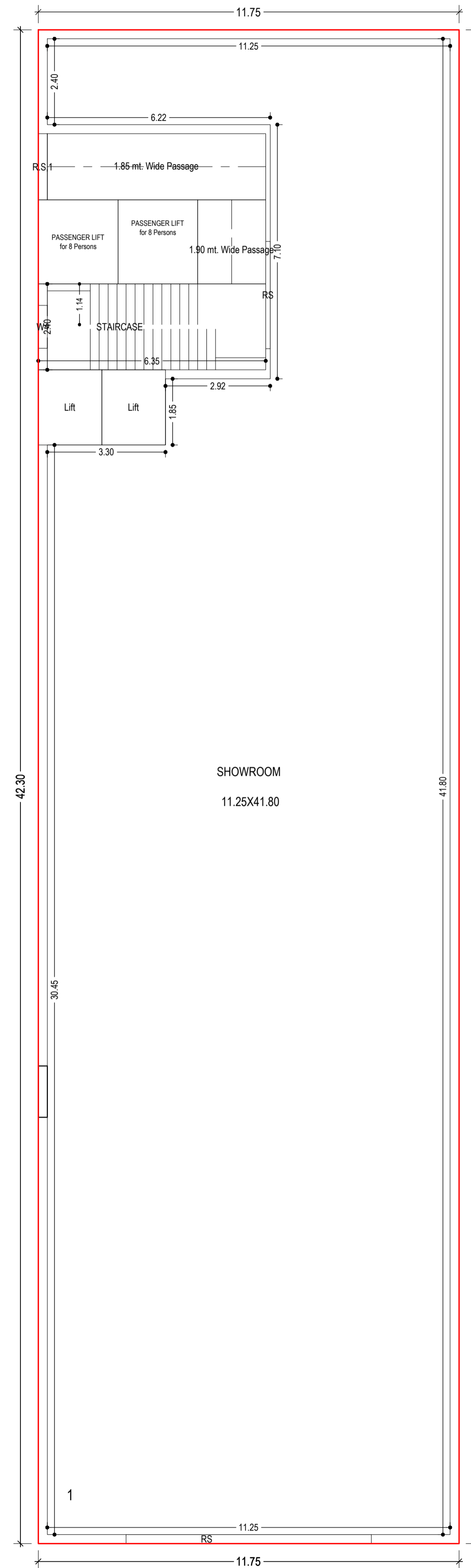
SITE PLAN

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
UJJAWAL KUMAR DGMC/ENG/0005/2016			

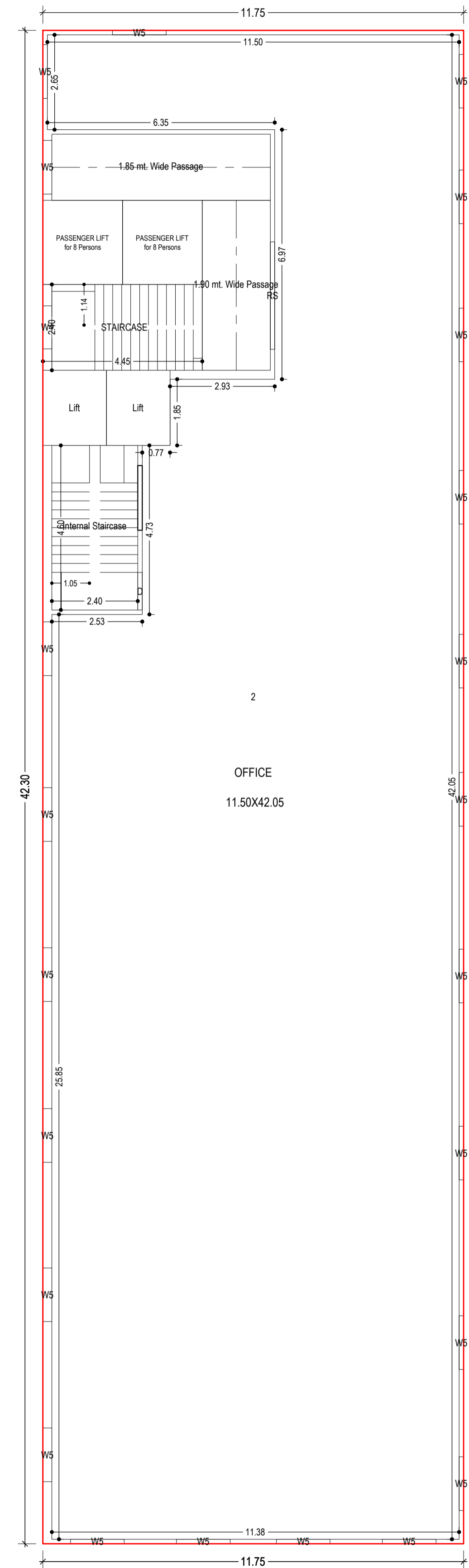
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BASEMENT FLOOR PLAN
(SCALE 1:100)



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

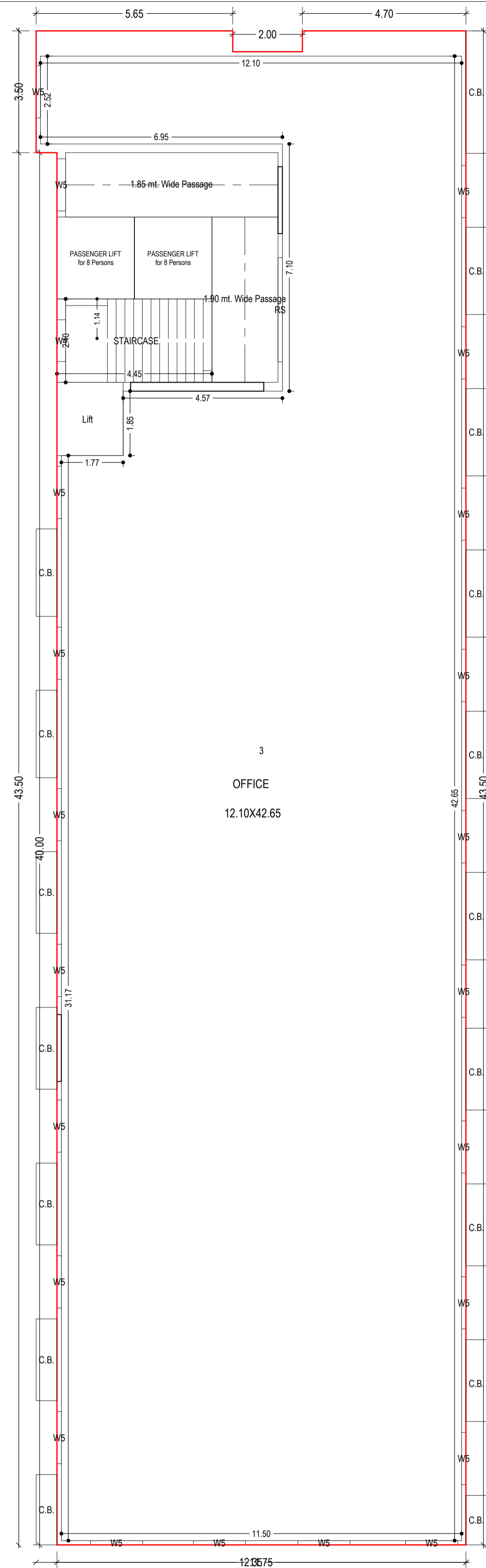


FIRST FLOOR PLAN
(Proposed)
(SCALE 1:100)

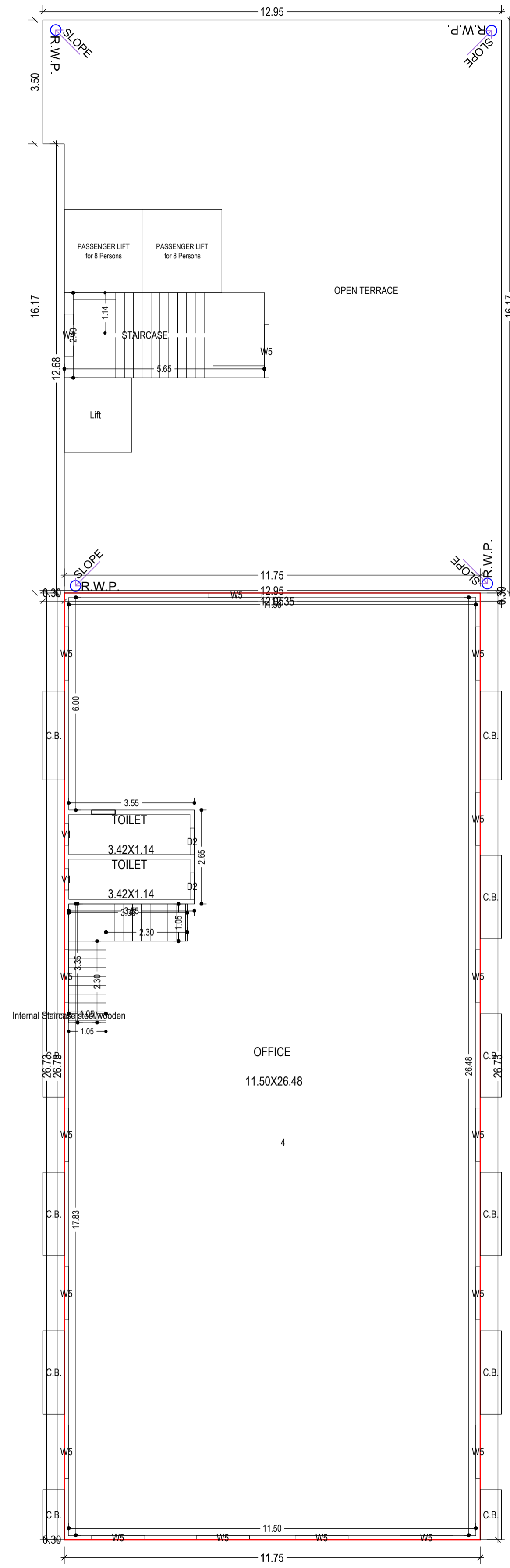
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UJJAWAL KUMAR DGMC/ENG/0005/2016			

Proposal Basic Information

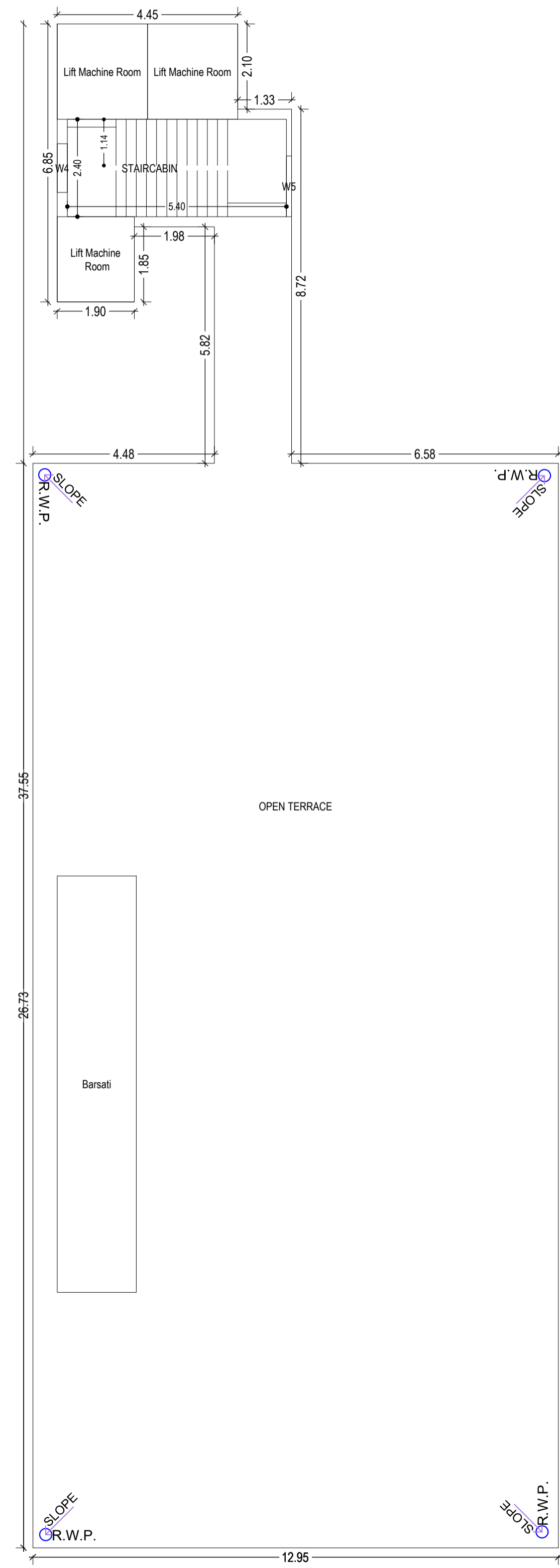
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TYPICAL - 2& 3 FLOOR PLAN
(Proposed)
(SCALE 1:100)



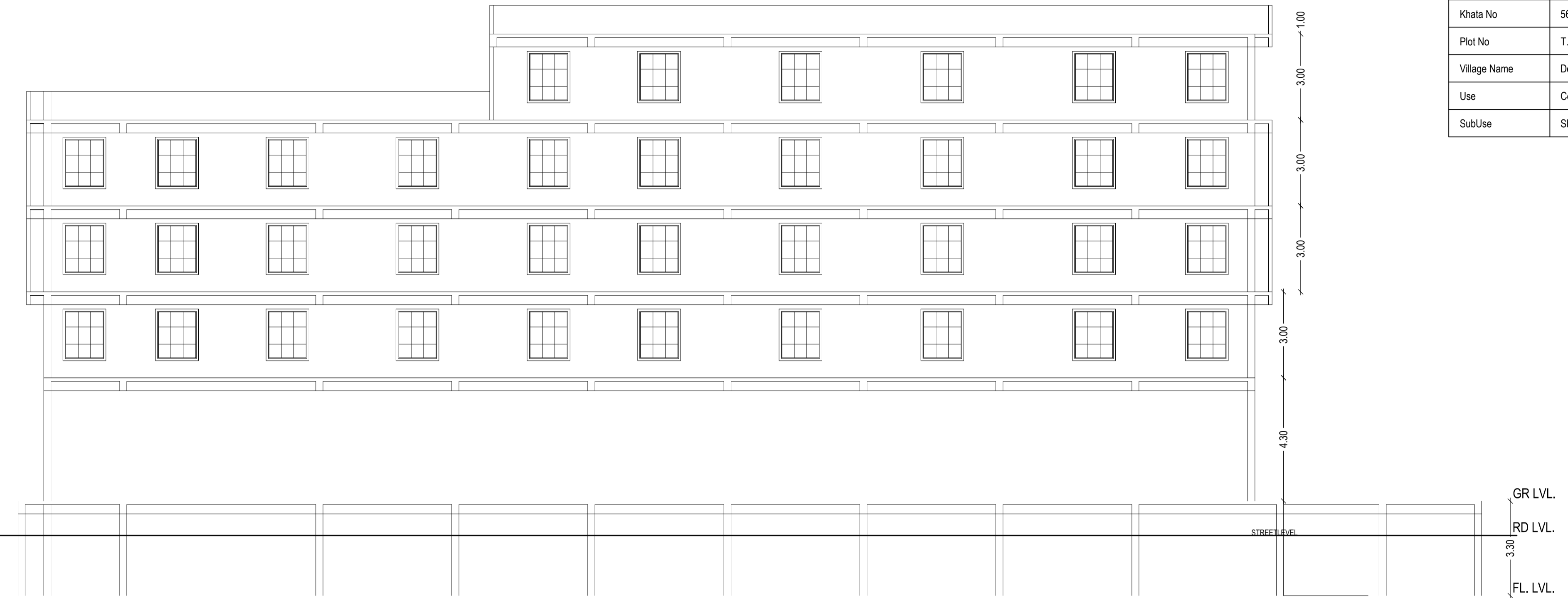
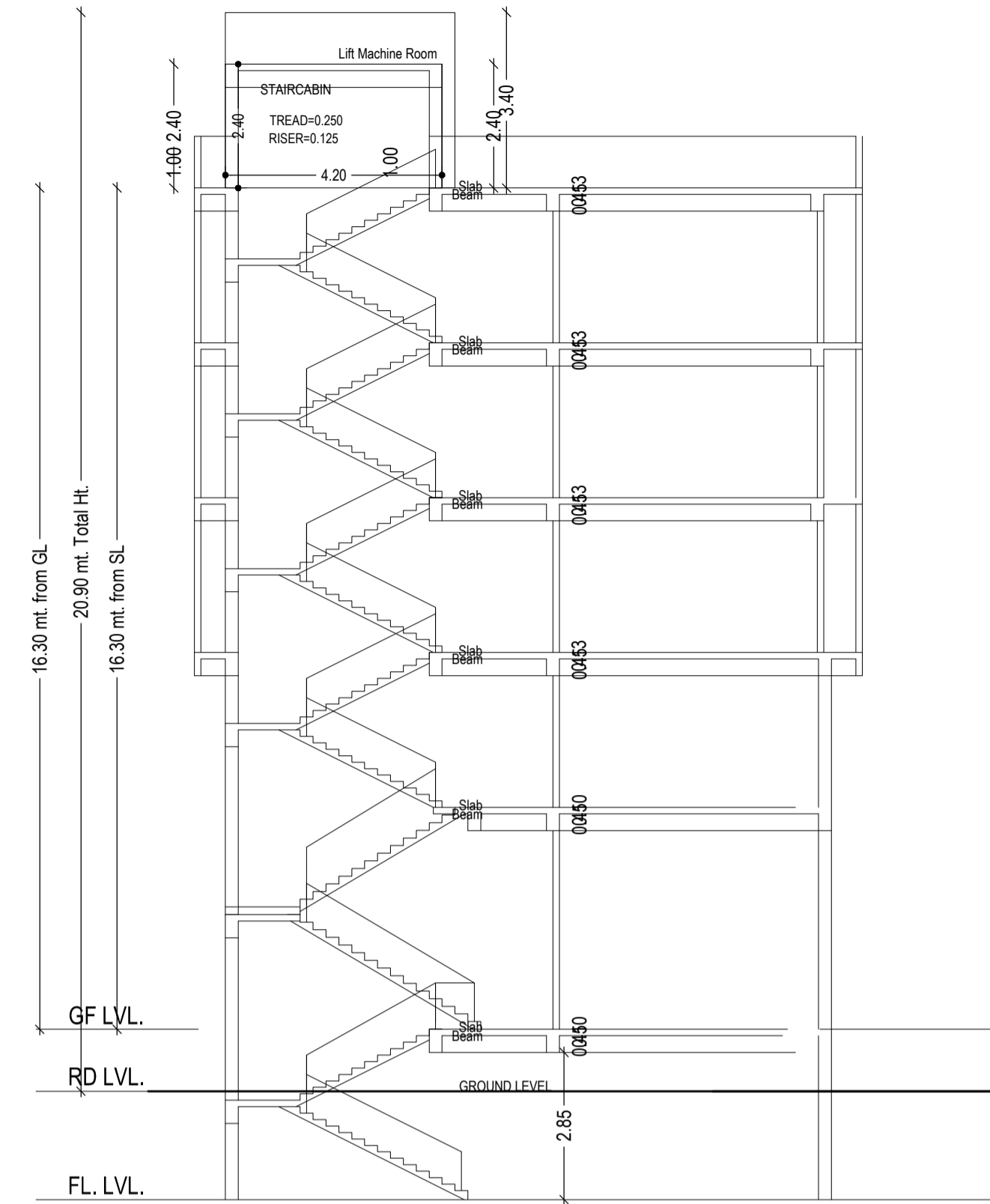
FOURTH FLOOR PLAN
(Proposed)
(SCALE 1:100)



TERRACE FLOOR PLAN
(SCALE 1:100)

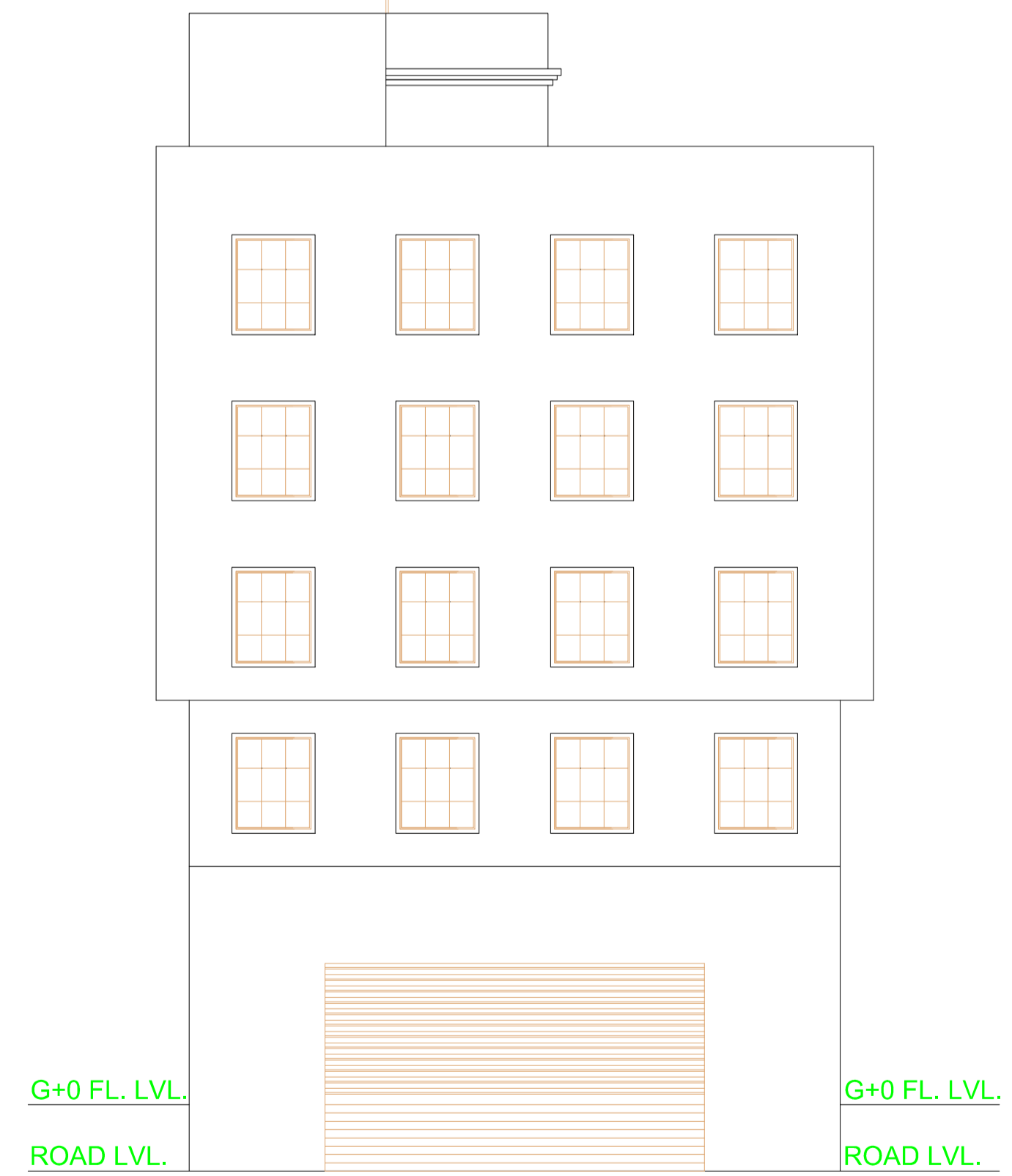
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UJJAWAL KUMAR DGMC/ENG/0005/2016			

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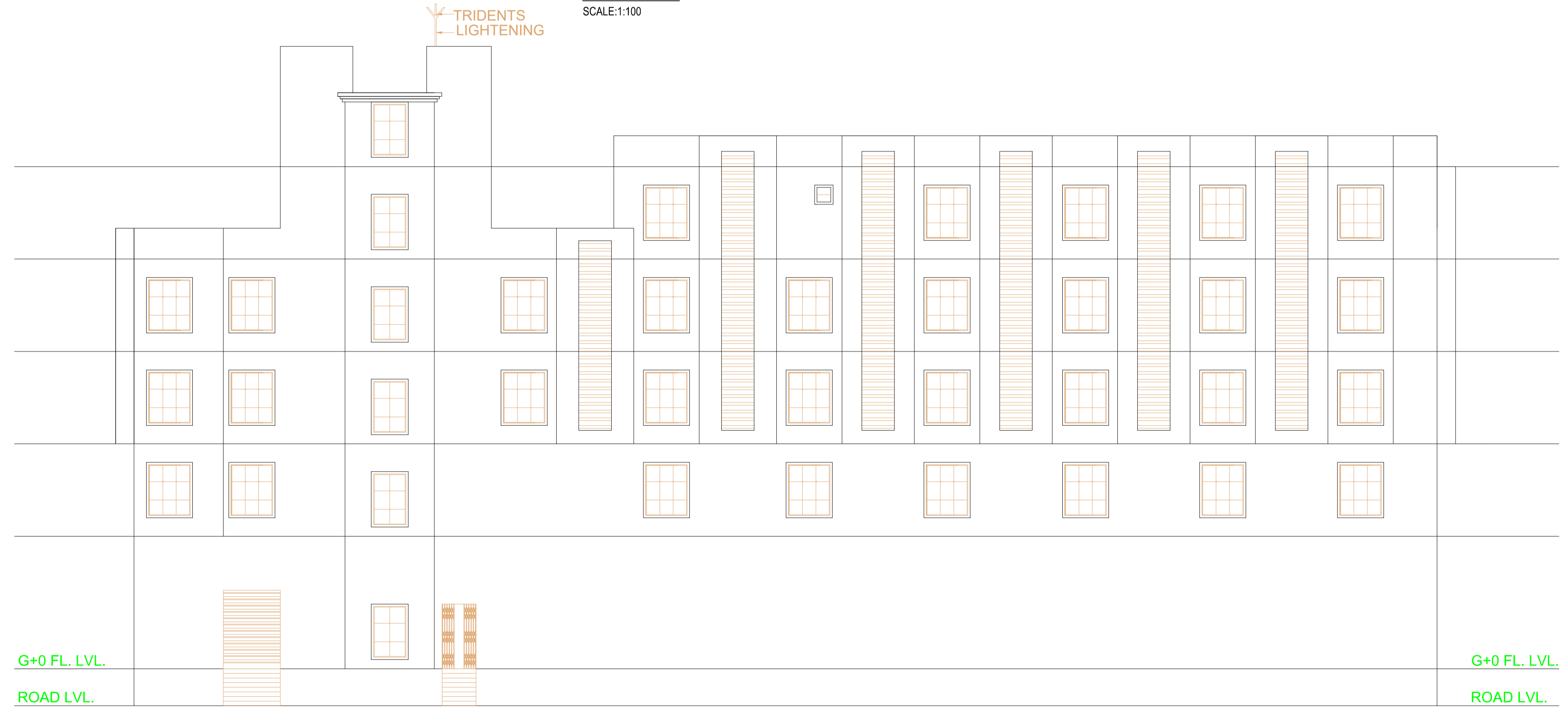


SECTION=X-X
SCALE:1:100
TRIDENTS LIGHTENING

SECTION=Y-Y
SCALE:1:100
TRIDENTS LIGHTENING



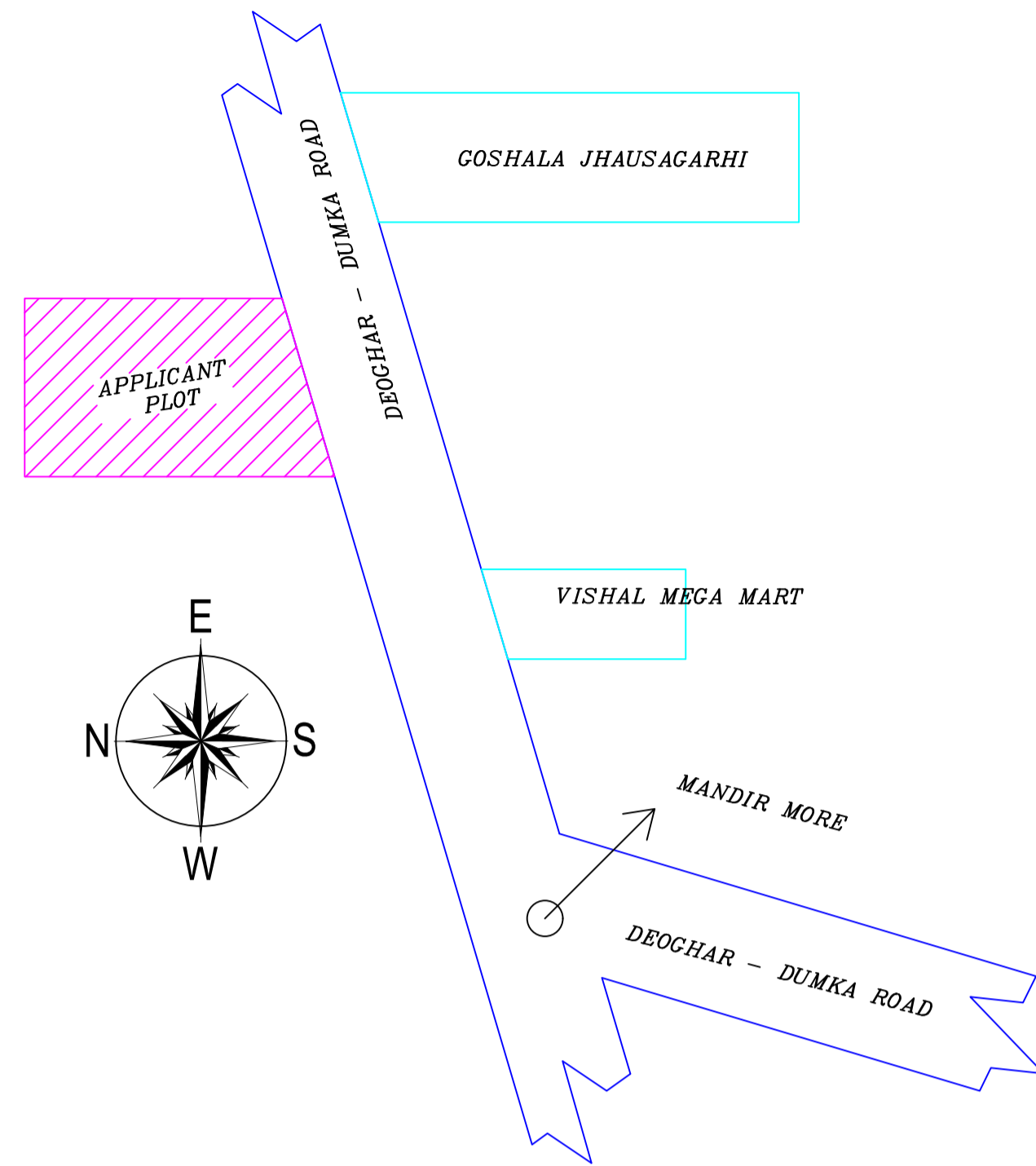
FRONT ELEVATION
SCALE:1:100



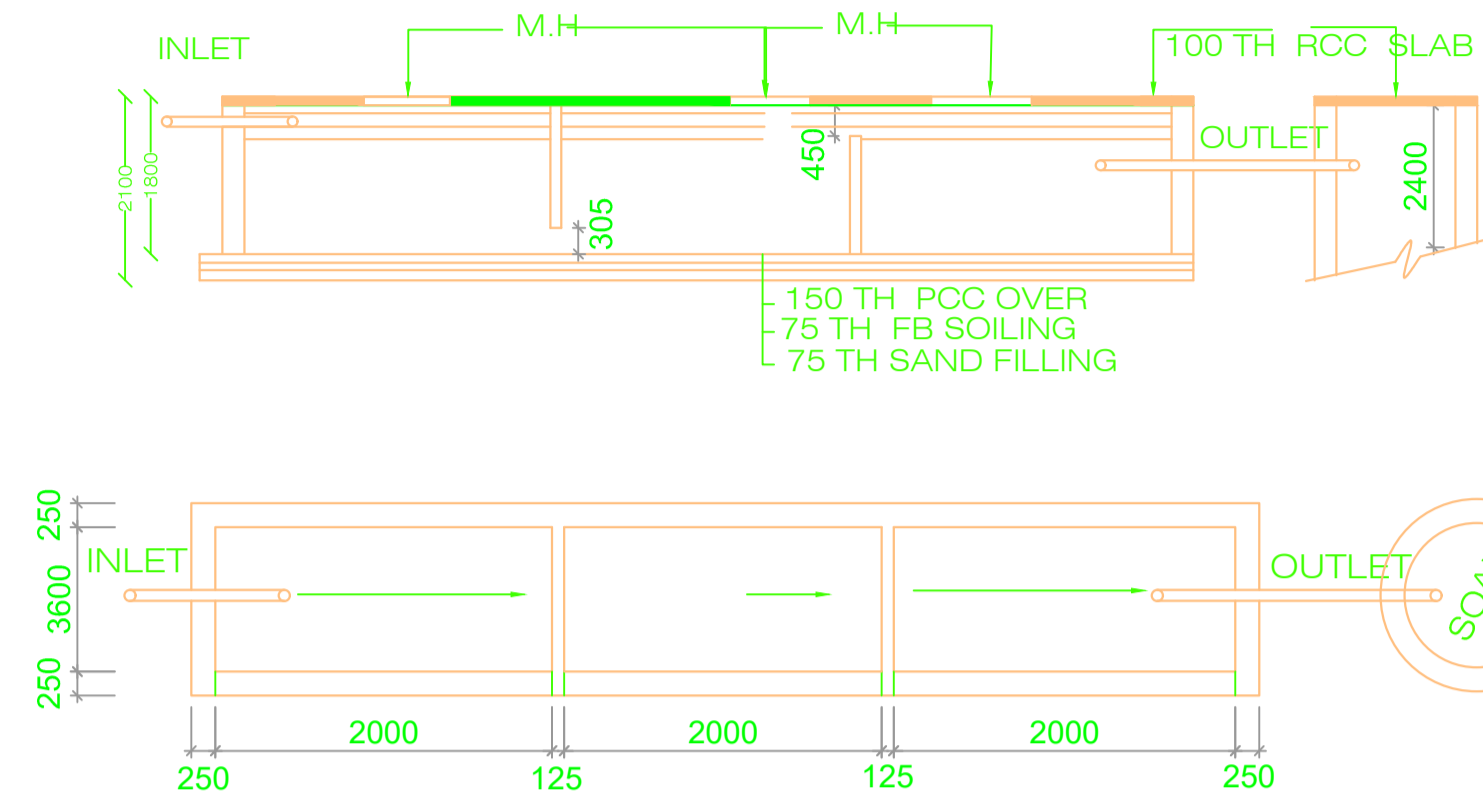
LEFT SIDE ELEVATION SCALE:1:100

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UJJAWAL KUMAR DGMC/ENG/0005/2016			

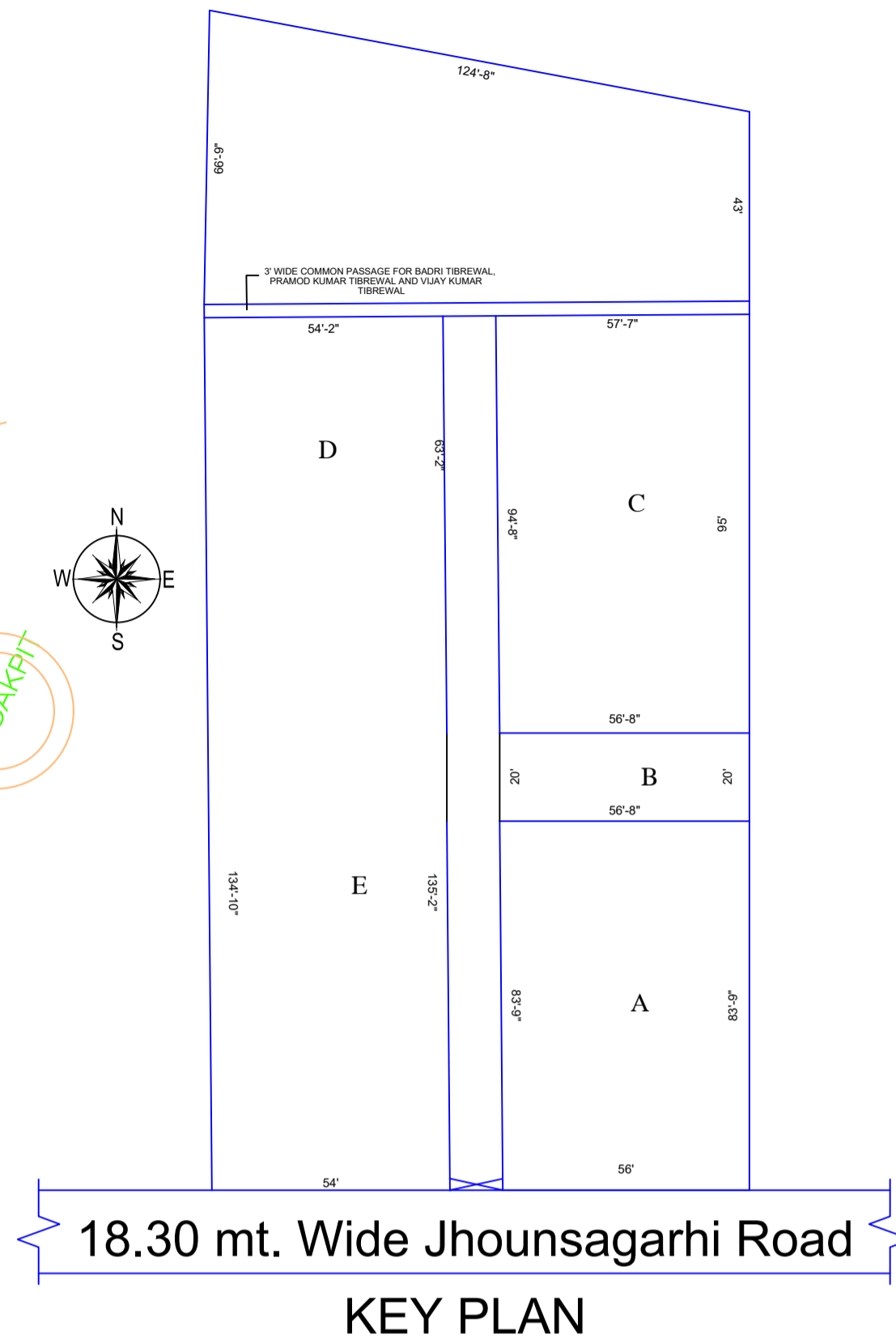
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LOCATION MAP



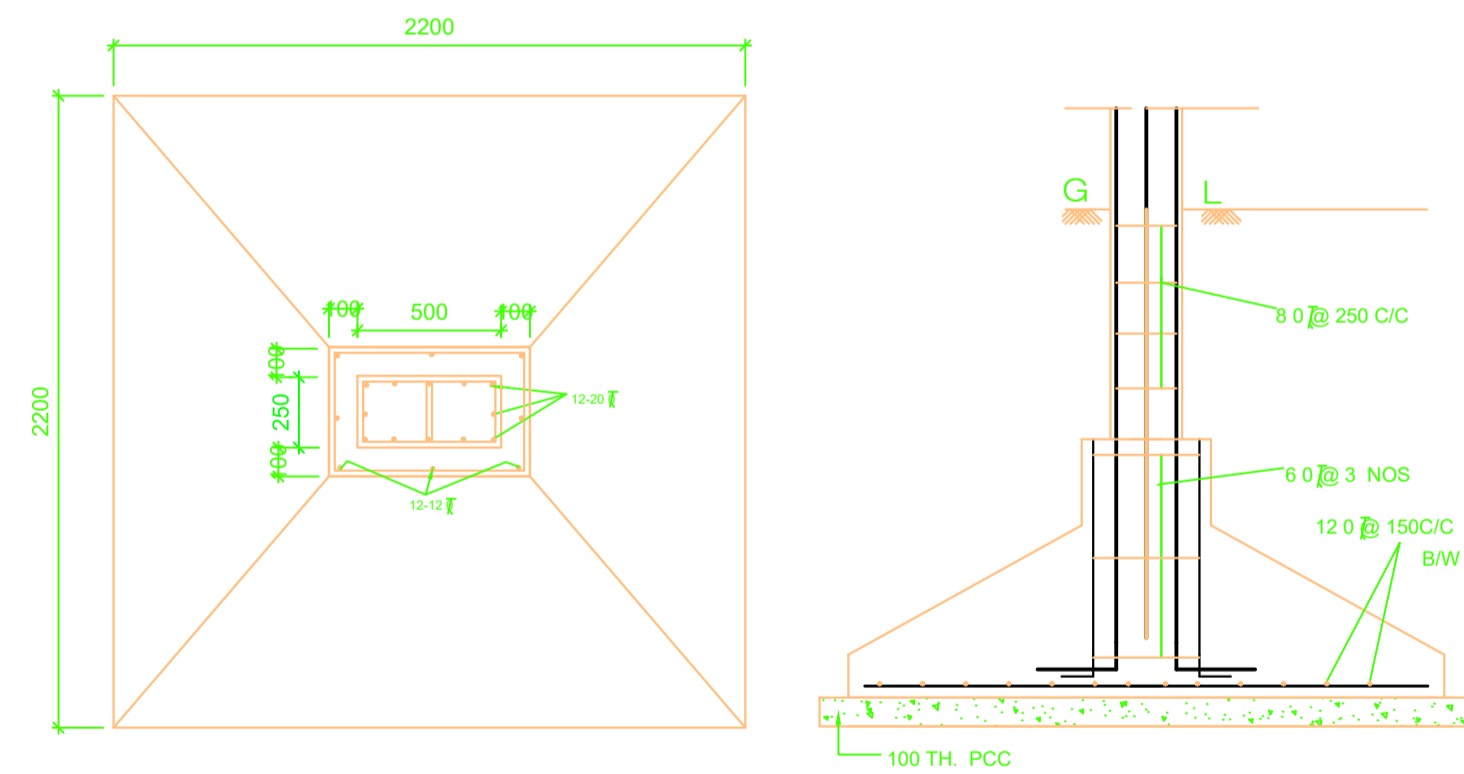
DETAIL OF SEPTIC TANK
(SCALE=1:100)



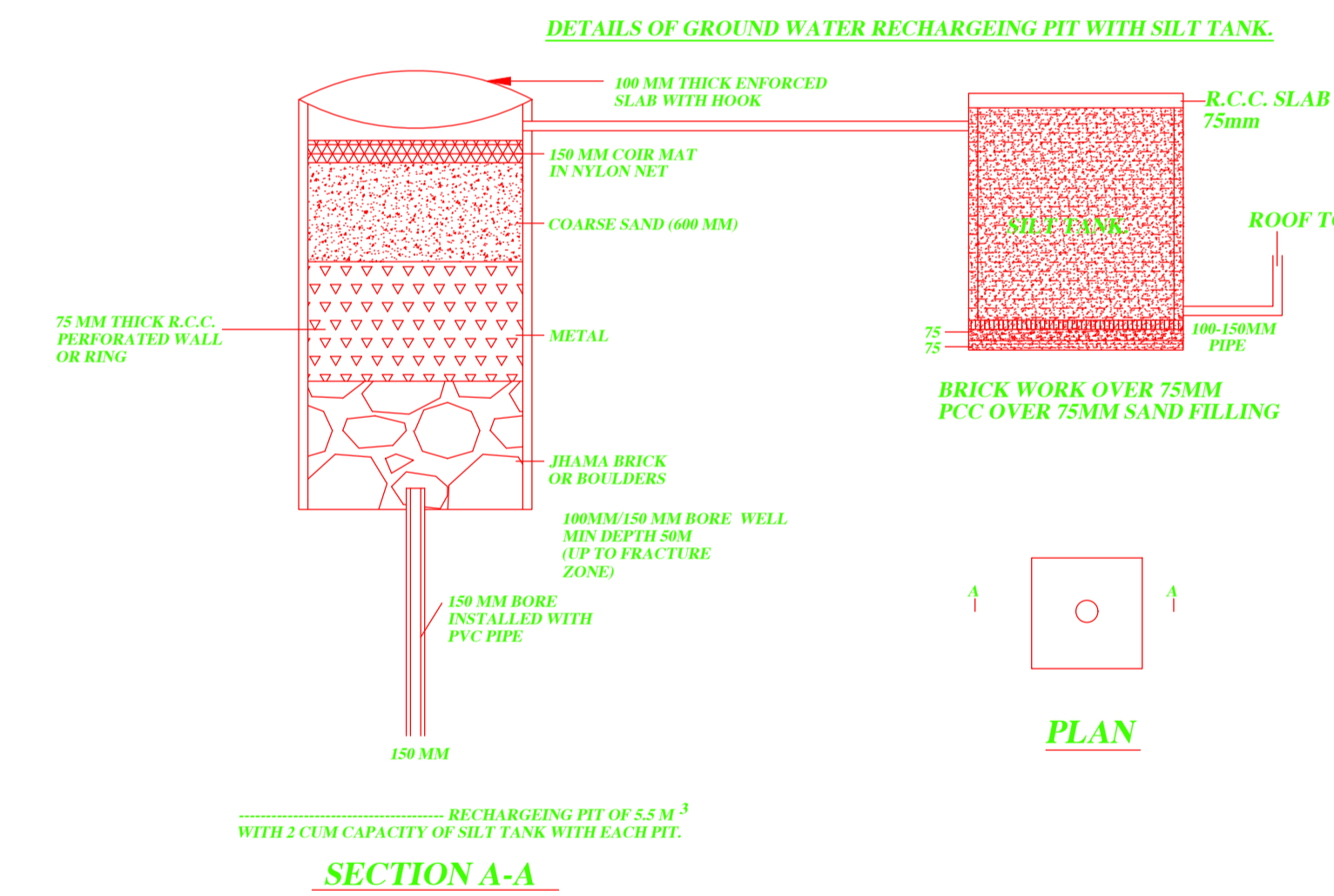
18.30 mt. Wide Jhousagarhi Road
KEY PLAN

Building :A (SMT RENU SINGHANIA)

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					
Basement Floor	646.16	10.46	624.54	0.00	11.16	11.16	11.16	00
Ground Floor	497.03	0.00	0.00	497.03	0.00	497.03	497.03	01
First Floor	497.02	17.91	0.00	479.11	0.00	479.11	479.11	01
Second Floor	536.61	14.45	0.00	522.16	0.00	522.16	522.16	01
Third Floor	536.61	14.45	0.00	522.16	0.00	522.16	522.16	01
Fourth Floor	356.62	14.45	0.00	328.61	13.56	342.17	342.17	01
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	3070.05	71.72	624.54	2349.07	24.72	2373.79	2373.79	05
Total Number of Same Buildings :	1							
Total :	3070.05	71.72	624.54	2349.07	24.72	2373.79	2373.79	05



TYPICAL COLUMN FONDATION
SCALE = 1:25



DESIGN OF RECHARGE PIT FOR ROOF TOP RAIN WATER HARVESTING

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (SMT RENU SINGHANIA)	D2	0.75	2.10	02
A (SMT RENU SINGHANIA)	D	1.05	2.10	01
A (SMT RENU SINGHANIA)	W5	1.50	2.10	01
A (SMT RENU SINGHANIA)	R.S,1	1.85	2.40	01
A (SMT RENU SINGHANIA)	RS	3.00	2.10	04
A (SMT RENU SINGHANIA)	RS	6.85	2.10	01

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (SMT RENU SINGHANIA)	V1	0.60	0.60	02
A (SMT RENU SINGHANIA)	W4	1.20	1.80	06
A (SMT RENU SINGHANIA)	W5	1.50	1.80	82

UnitBUA Table for Building :A (SMT RENU SINGHANIA)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	1	SHOP	446.96	446.60	1	1
FIRST FLOOR PLAN	2	SHOP	447.66	447.43	1	1
TYPICAL - 2& 3 FLOOR PLAN	3	SHOP	466.13	464.69	1	2
FOURTH FLOOR PLAN	4	SHOP	304.46	304.38	3	1
Total:	-	-	2131.33	2127.78	7	5

This is certify that the structure design is in accordance with the latest I-S code(I-S 875,I-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.

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UJJAWAL KUMAR DGMC/ENG/0005/2016			