

Proposal Basic Information

Proposal File No.	DGM/CP/0116/32/2023
Owner Name	SRI KUNDAN KUMAR AND SMT KANIKA MANALI
Khata No.	38/2023
Plot No.	740
Village Name	Deoghar
Use	Residential
SubUse	Bungalow Dwelling / Non Apartment

PROJECT DETAIL	VERSION NO. 1.0.66	VERSION DATE: 16/10/2020
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential	
District: DEOGHAR	Plot SubUse: Bungalow Dwelling / Non Apartment	
Authority: DEOGHAR MUNICIPAL CORPORATION	PlotNeary/ReligiousStructure: NA	
Tweel No. (DGM/CP/0116/32/2023)	PlotSubPlot No: 740	
Application Type: General Proposal	North: Plot No. - LAND OF MANNA PARWAR	
Project Type: Building Permission	South: Road Width - 3.30 WIDE ROAD	
Nature of Development: New	East: Plot No. - LAND OF MRINAL KANTI MUKHARJEE SUB PLOT NO.44	
Location of Development Area: 015	West: Plot No. - HOUSE AND LAND OF ABHA MALIK	
Area		281.03
AREA DETAILS	(A)	52.07
Deduction for NetPlot Area		281.03
Surrender Free of Cost		3.81
Total		3.81
NET AREA OF PLOT (Gross Plot Area - Deduction from Gross Plot Area)	(A-Deductions)	277.22
Deduction for Balance Plot Area (from Gross Plot Area)		3.81
Surrender Free of Cost		31.37
Common Plot		35.18
Total		245.86
BALANCE AREA OF PLOT (Net Plot Area - Recreational/Amenity space)	(A-Deductions)	217.22
PLOT AREA FOR COVERAGE (Net Plot Area)	(A-Deductions)	281.03
Plot Area for FAR (Net Plot Area - Road/Widening Area)	(A-Deductions)	281.03
COVERAGE CHECK		
Permissible Coverage area (60.00 %)		166.33
Proposed Coverage Area (59.62 %)		165.27
Total Prop. Coverage Area (59.62 %)		165.27
Balance coverage area (0.38 %)		1.06
FAR CHECK		
Firm FAR Area (1.200)		337.34
Total Firm FAR area		337.34
Residential FAR		219.23
Proposed FAR Area		232.18
Total Proposed FAR Area		232.18
Consumed FAR (Factor)		0.83
Balance FAR Area		105.06
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		330.54
ARCHITECT (Regd)		SHANKAR PRASAD SINGH
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)		SRI KUNDAN KUMAR AND SMT KANIKA MANALI
DEVELOPMENT AUTHORITY		LOCAL BODY

COLOR INDEX

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

Buildingwise Floor FAR Details

Floor Name	Proposed Built Up Area (Sq.mt)	Proposed FAR Area (Sq.mt)	Total Proposed Built Up Area (Sq.mt)	Total FAR Area (Sq.mt)
Ground Floor	165.27	66.91	165.27	66.91
First Floor	165.27	165.27	165.27	165.27
Terrace Floor	0.00	0.00	0.00	0.00
Total	330.54	232.18	330.54	232.18

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
A (SRI KUNDAN KUMAR AND SMT KANIKA MANALI)	Residential	Bungalow Dwelling / Non Apartment	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)	Trent (No.)
A (SRI KUNDAN KUMAR AND SMT KANIKA MANALI)	1	330.54	98.36	219.23	12.94	232.18	232.18	01
Grand Total	1	330.54	98.36	219.23	12.94	232.18	232.18	01

Building :A (SRI KUNDAN KUMAR AND SMT KANIKA MANALI)

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)	Trent (No.)
Ground Floor	165.27	98.36	53.96	12.94	66.91	66.91	01
First Floor	165.27	0.00	165.27	0.00	165.27	165.27	00
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	00
Total	330.54	98.36	219.23	12.94	232.18	232.18	01
Total Number of Same Buildings	1						
Total	330.54	98.36	219.23	12.94	232.18	232.18	01

SCHEDULE OF DOOR:

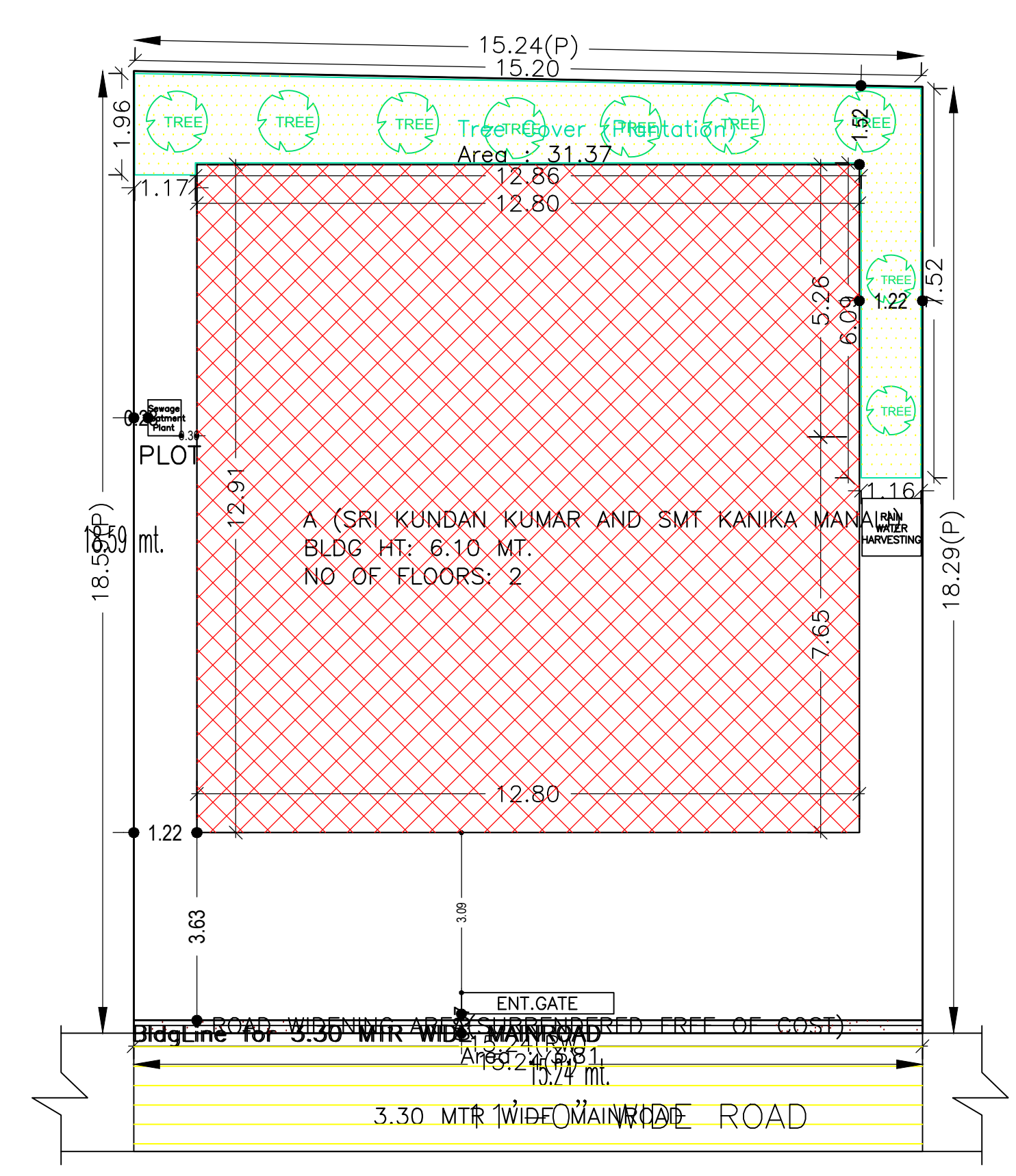
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (SRI KUNDAN KUMAR AND SMT KANIKA MANALI)	D2	0.75	2.13	05
A (SRI KUNDAN KUMAR AND SMT KANIKA MANALI)	D1	0.90	2.13	06
A (SRI KUNDAN KUMAR AND SMT KANIKA MANALI)	D	1.07	2.13	01

SCHEDULE OF WINDOW/VENTILATION:

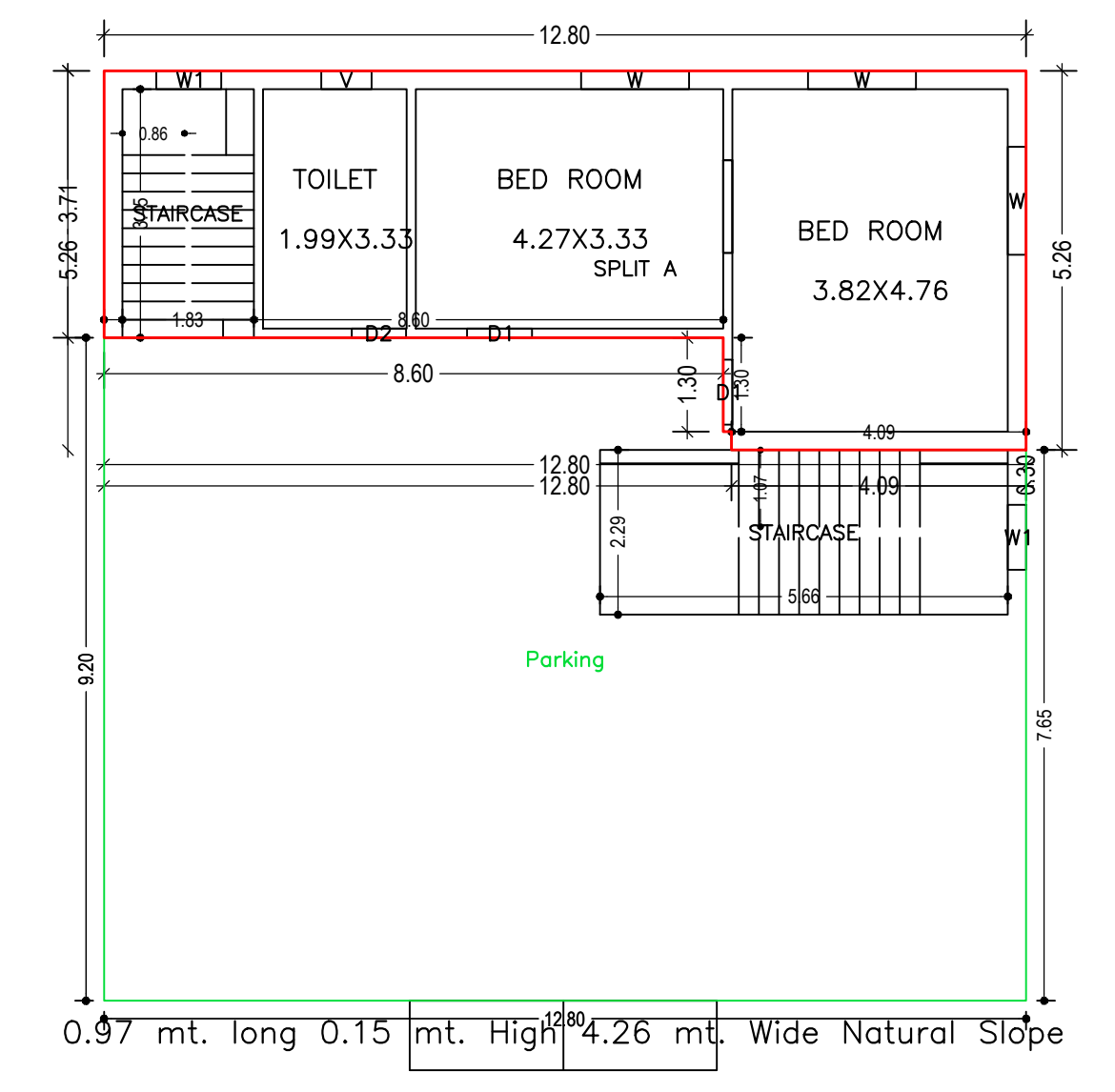
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (SRI KUNDAN KUMAR AND SMT KANIKA MANALI)	V	0.70	2.70	03
A (SRI KUNDAN KUMAR AND SMT KANIKA MANALI)	W1	0.90	2.70	07
A (SRI KUNDAN KUMAR AND SMT KANIKA MANALI)	W	1.50	2.70	11

UnitBUA Table for Building :A (SRI KUNDAN KUMAR AND SMT KANIKA MANALI)

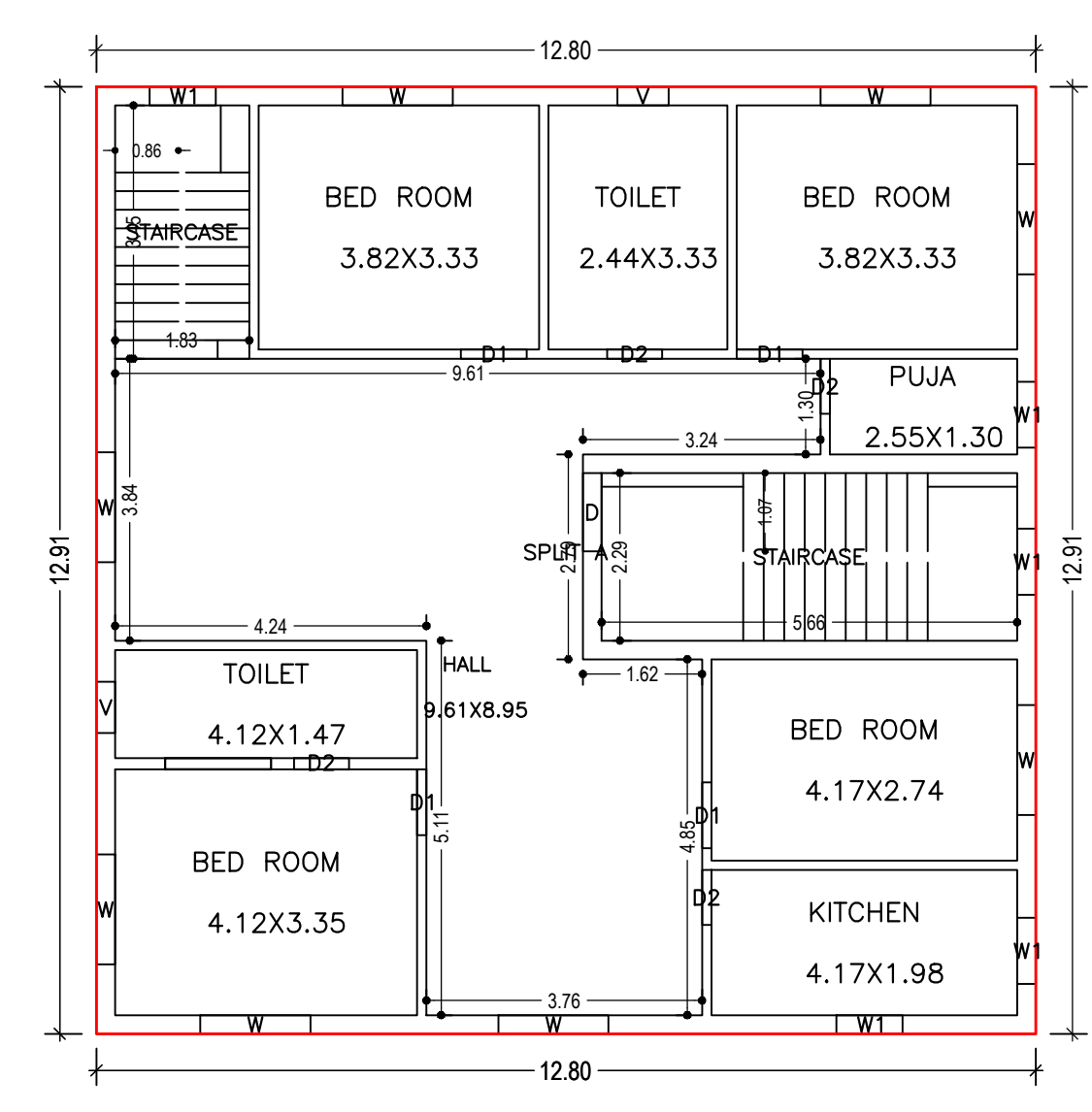
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT A	FLAT	169.03	168.65	3	1
FIRST FLOOR PLAN	SPLIT A	FLAT	0.00	0.00	9	0
Total	-	-	169.03	168.65	12	1



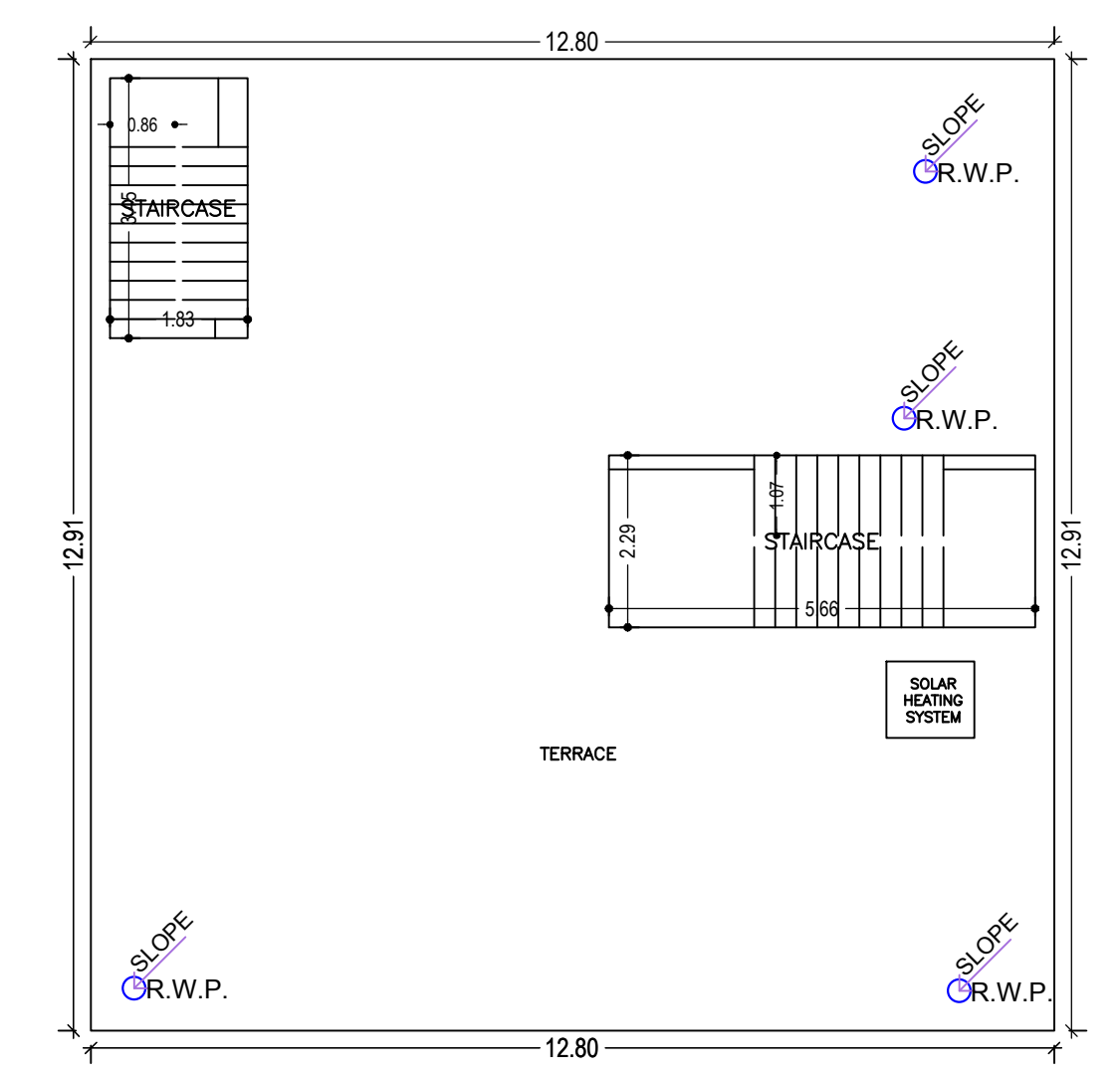
SITE PLAN



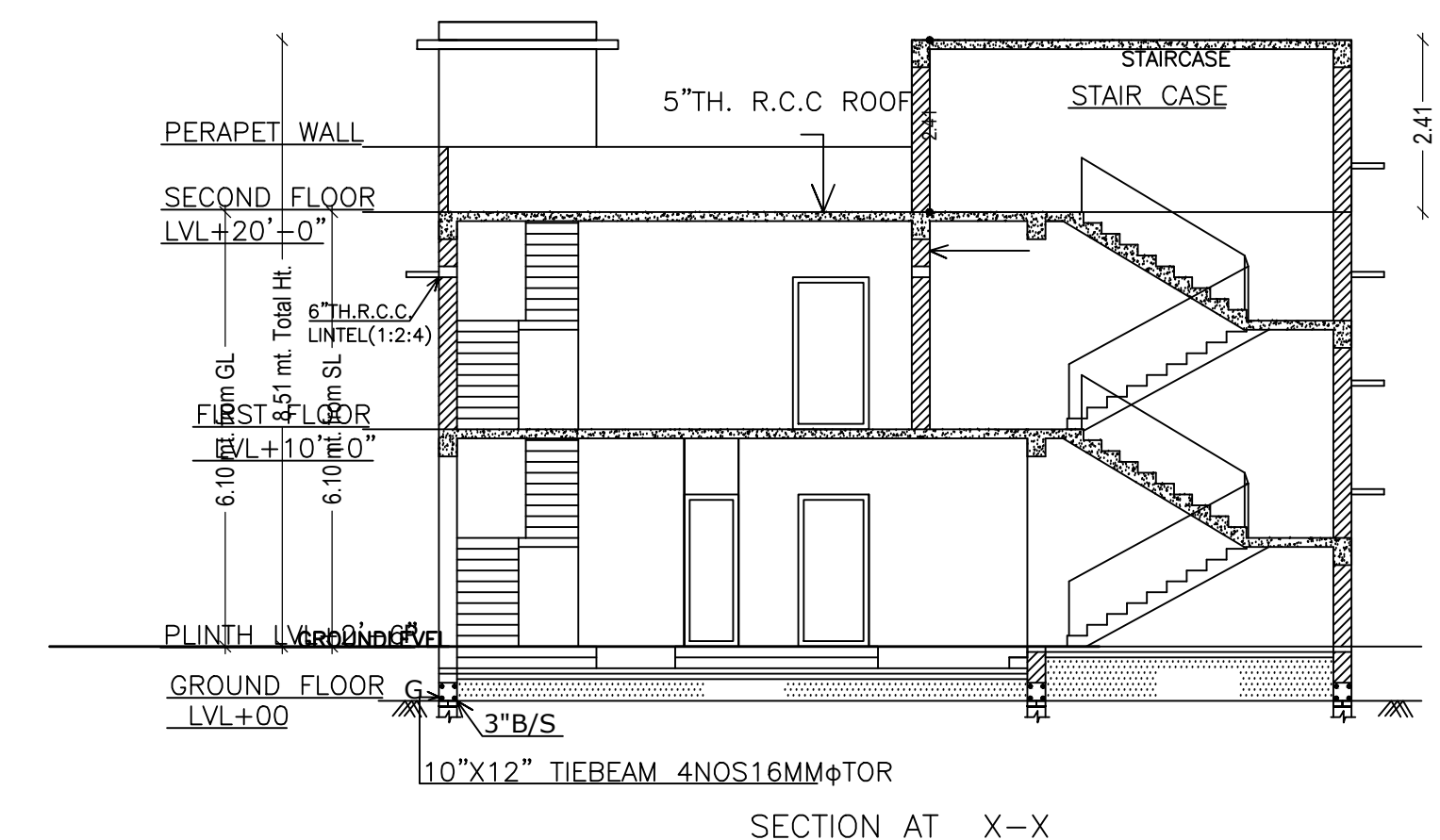
GROUND FLOOR PLAN (Proposed) (SCALE 1:100)



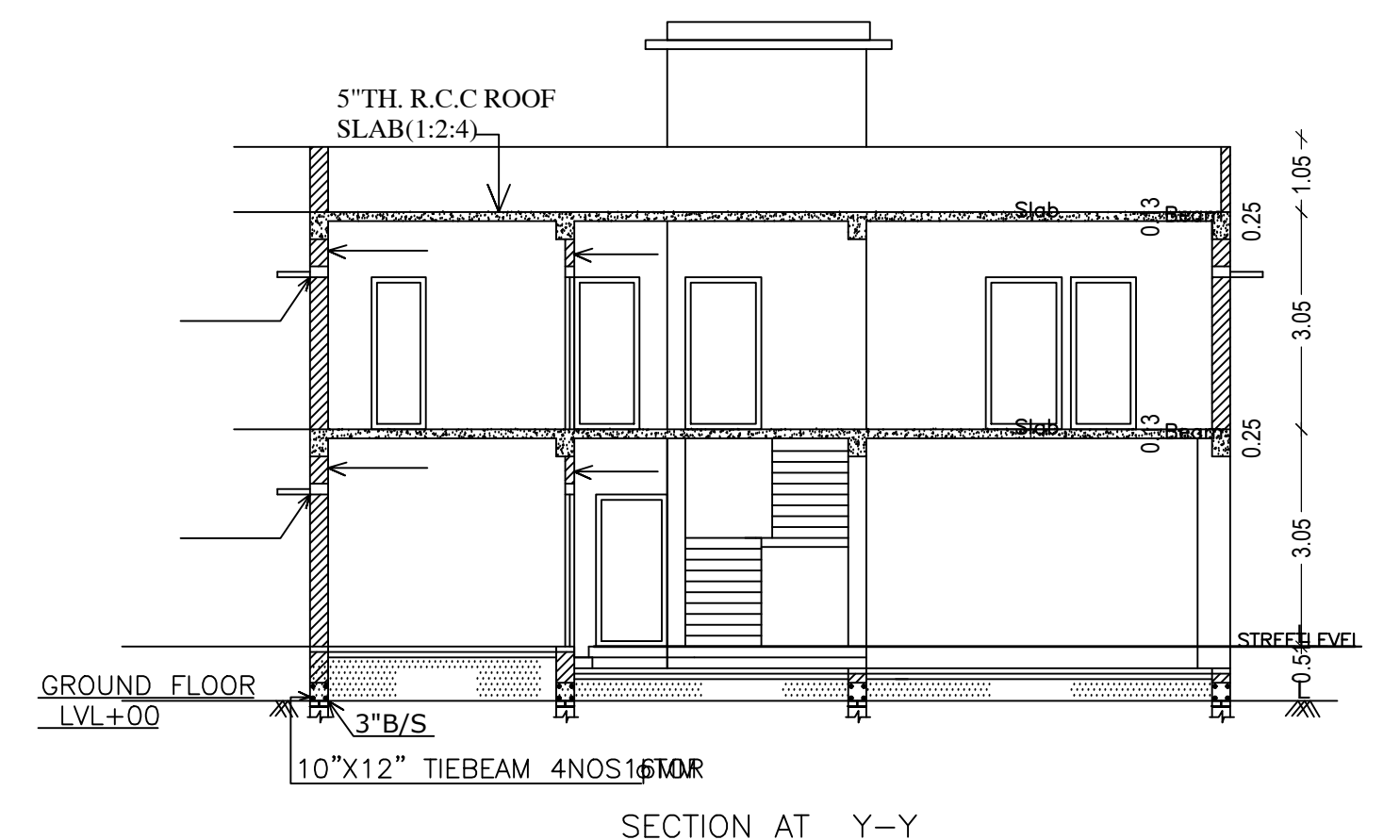
FIRST FLOOR PLAN (Proposed) (SCALE 1:100)



TERRACE FLOOR PLAN (SCALE 1:100)



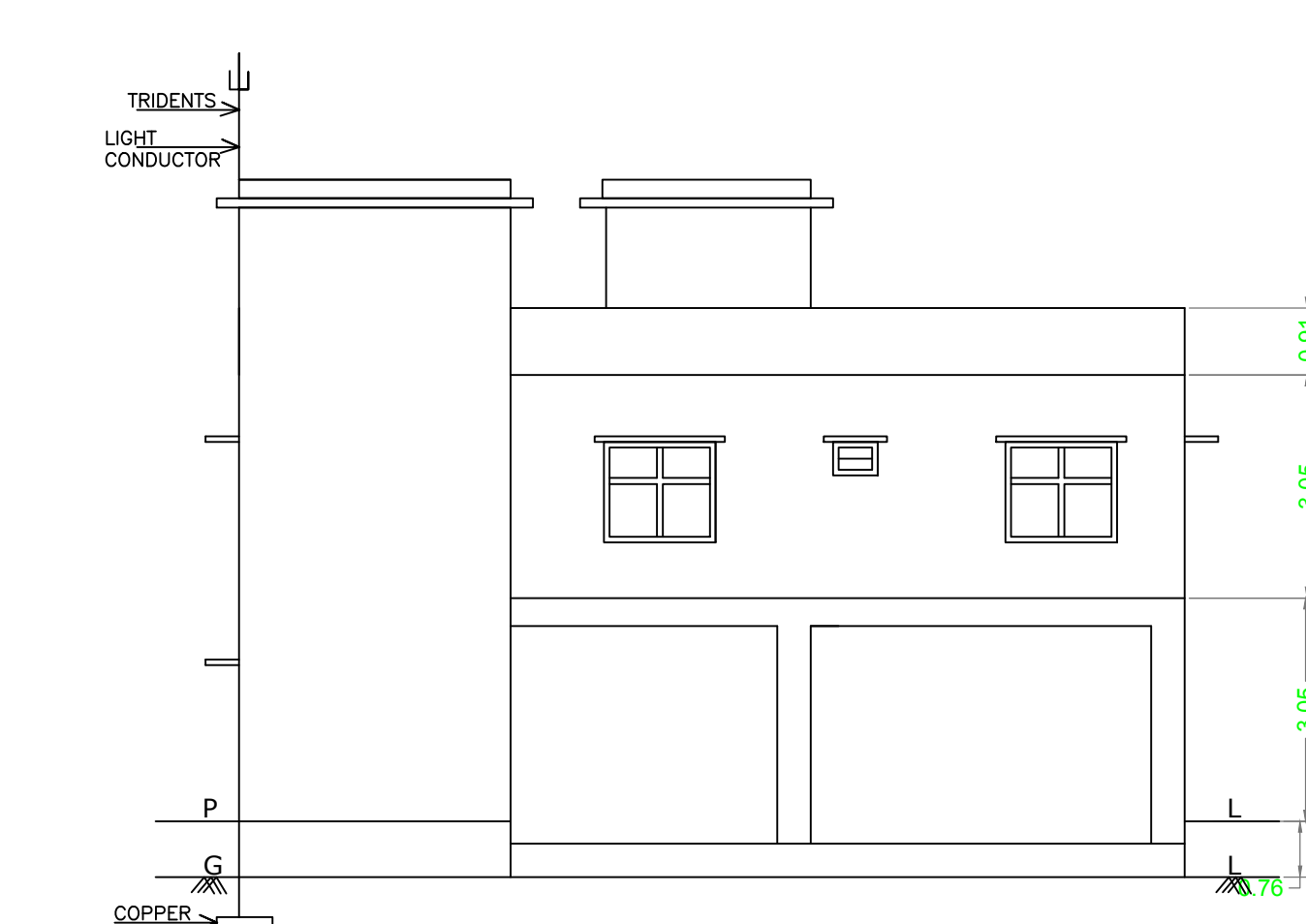
SECTION AT X-X



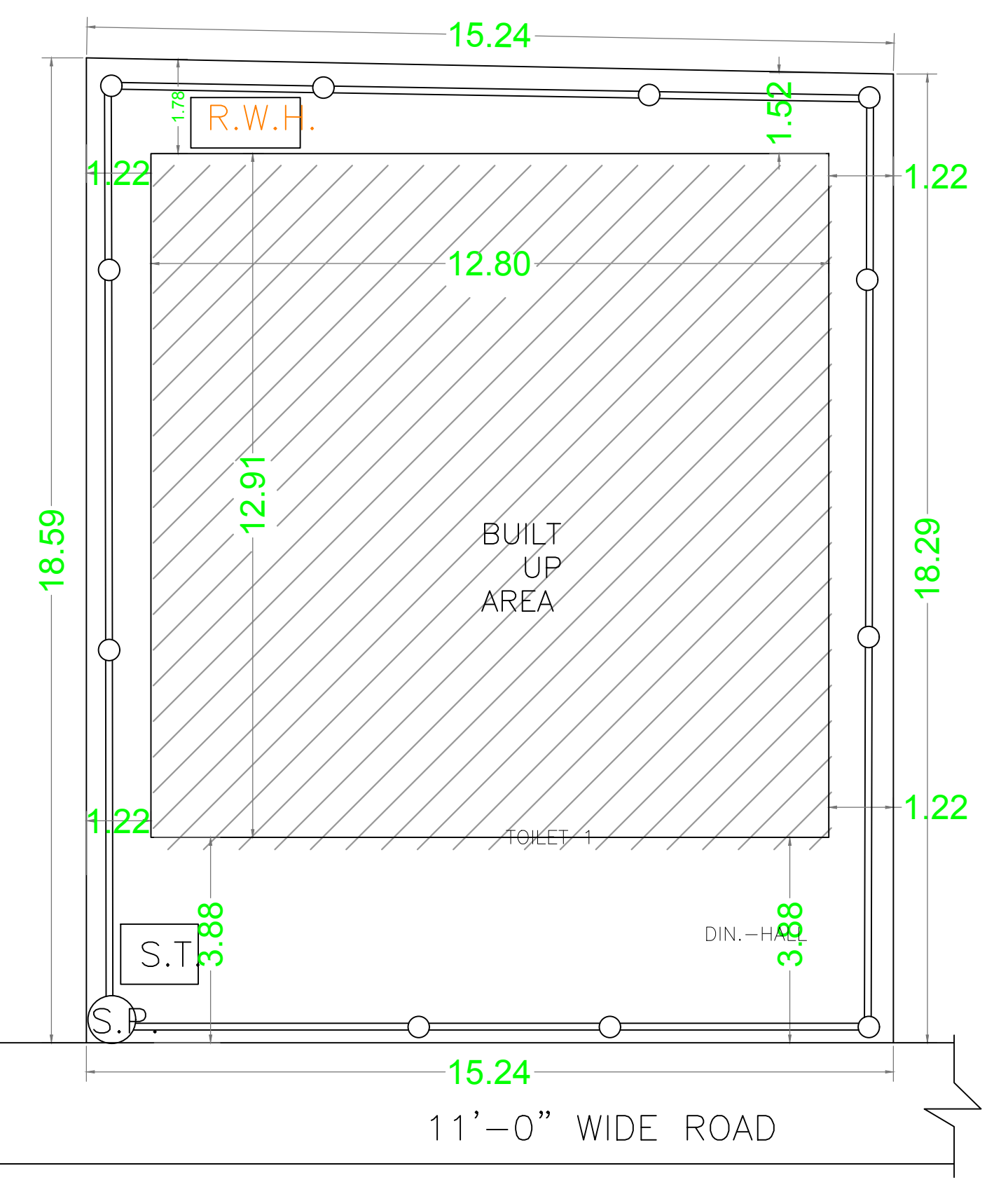
SECTION AT Y-Y



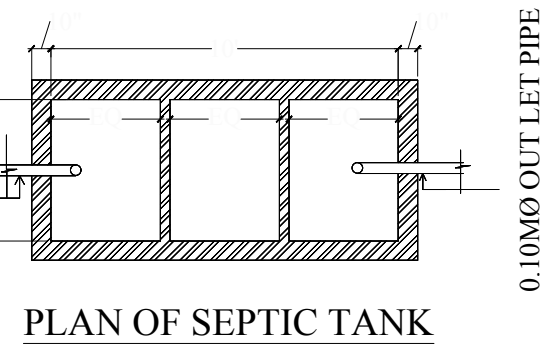
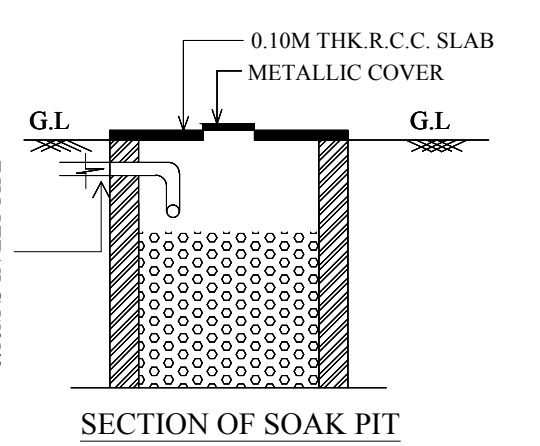
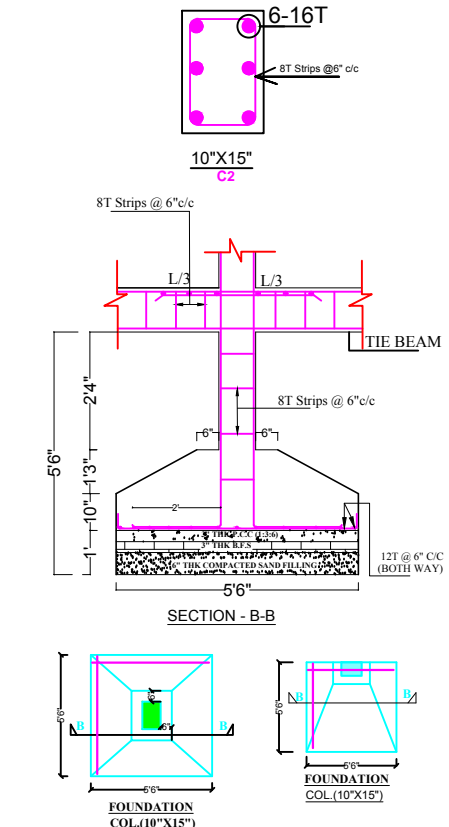
FRONT ELEVATION



WEST SIDE ELEVATION



SITE PLAN



PLAN OF SEPTIC TANK

