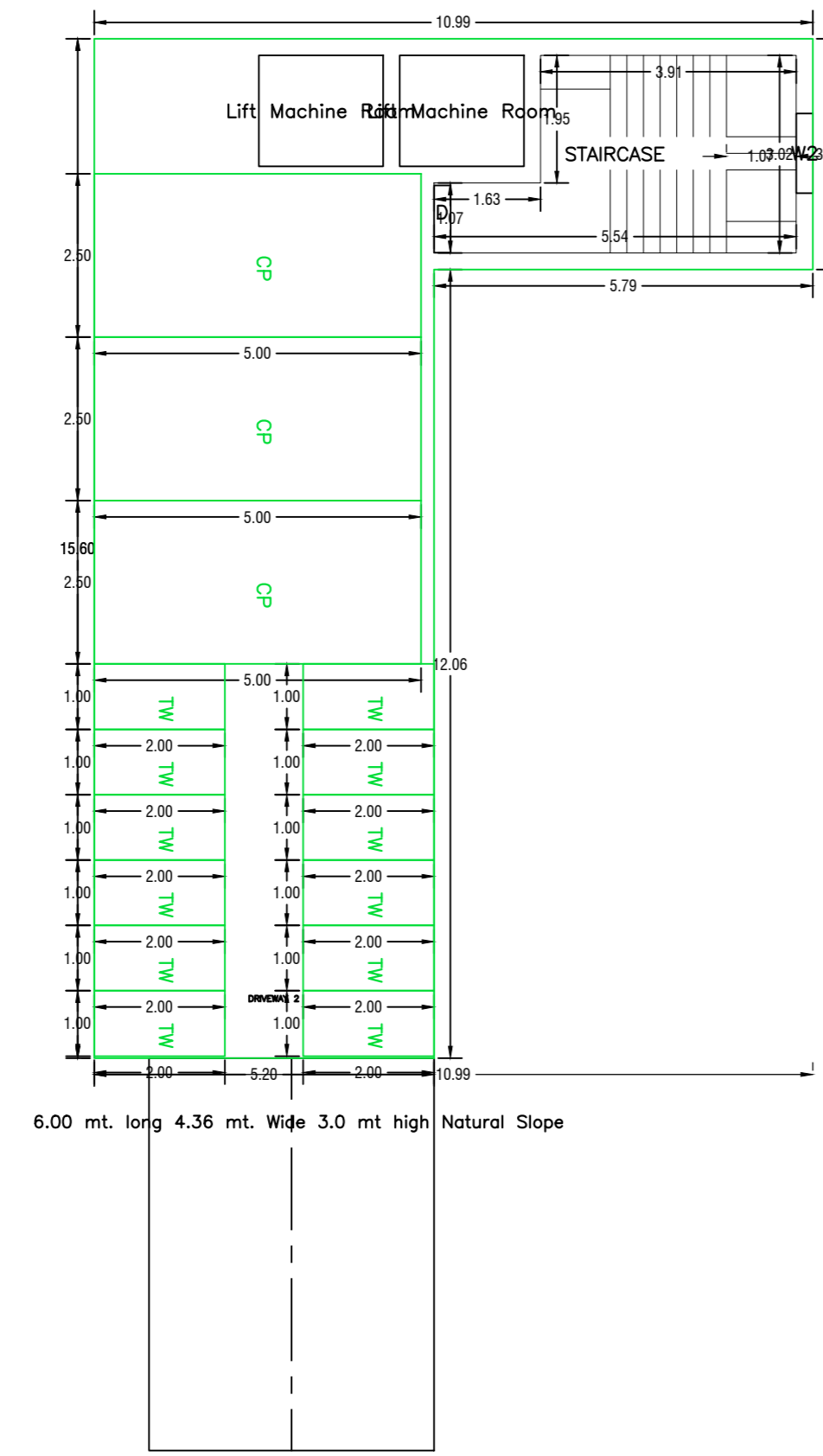
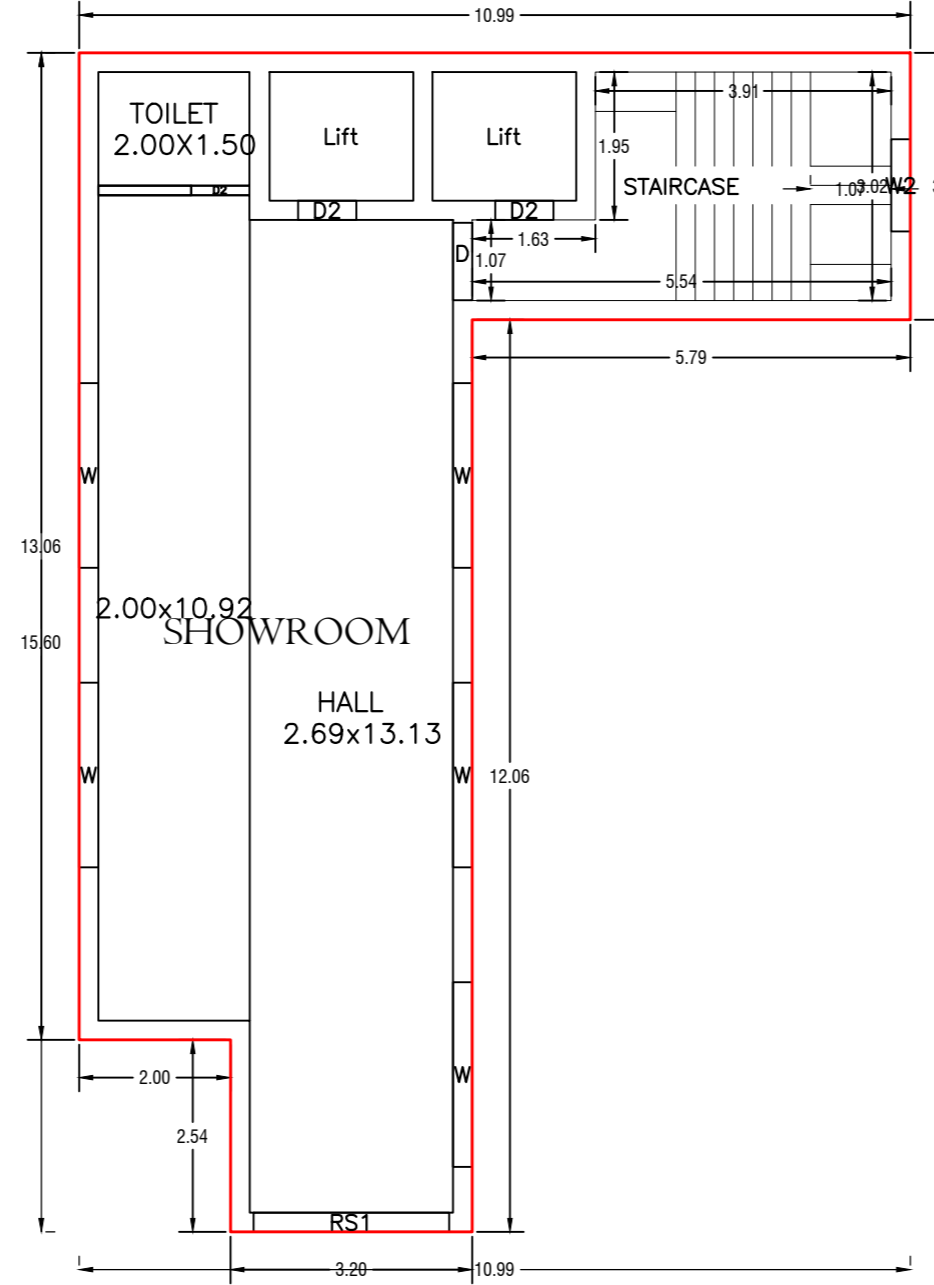


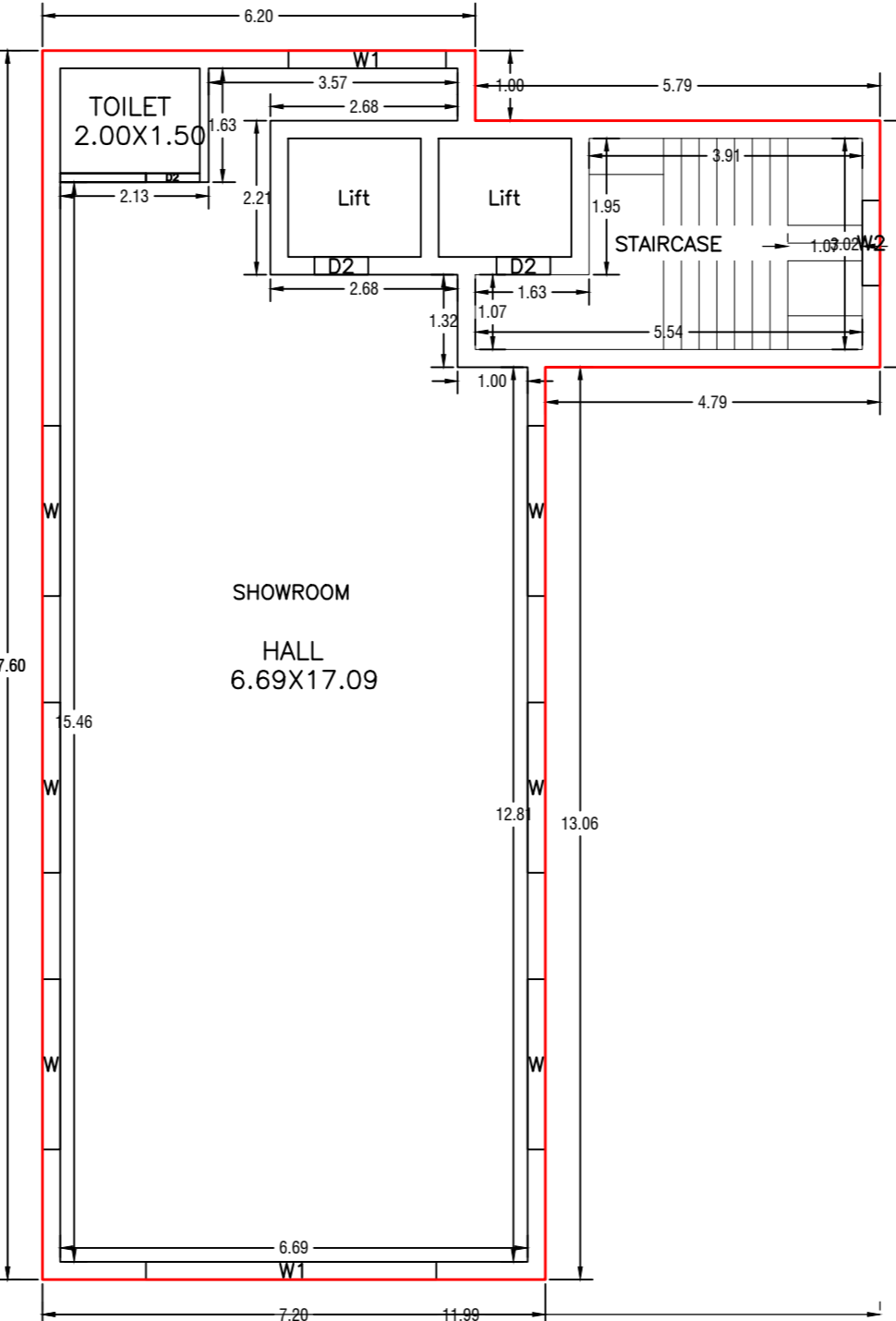
SITE PLAN



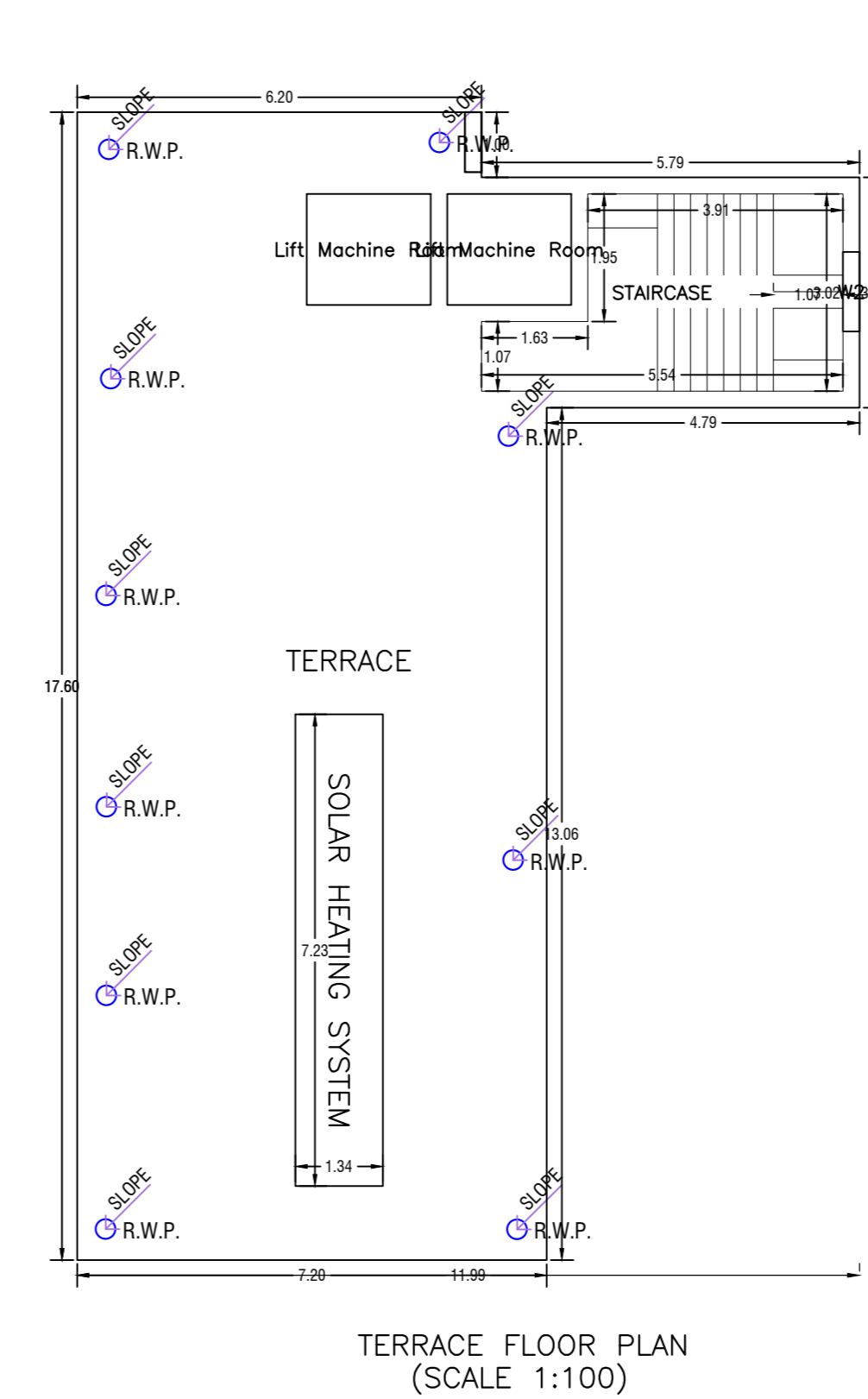
BASEMENT FLOOR PLAN (SCALE 1:100)



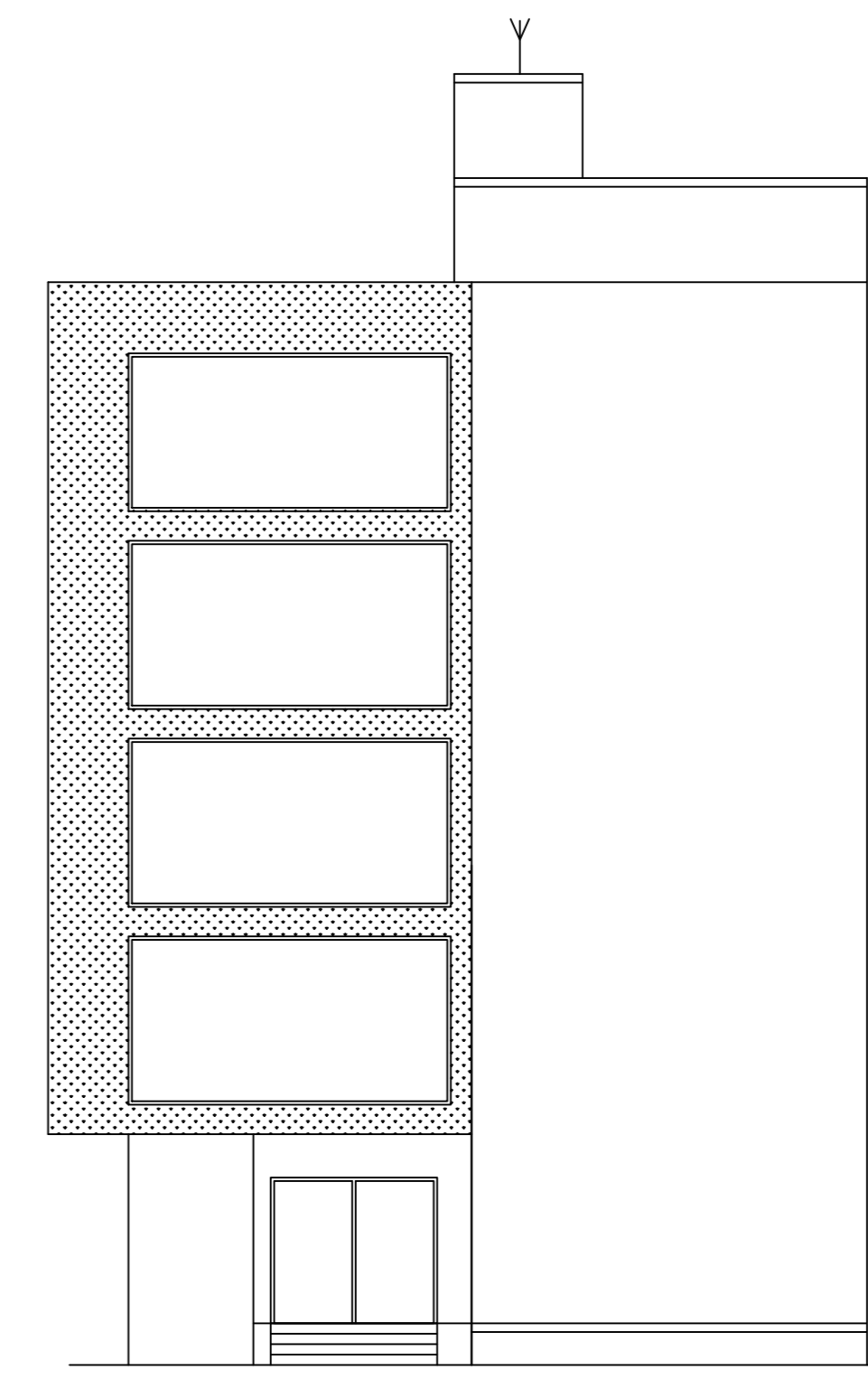
GROUND FLOOR PLAN (Proposed) (SCALE 1:100)



TYPICAL - 1,2,3,4 FLOOR PLAN (Proposed) (SCALE 1:100)



TERRACE FLOOR PLAN (SCALE 1:100)



PROPOSAL BASIC INFORMATION		
Proposal File No.	DCMC/EP/005/W23/2024	
Owner Name	SMT JYOTI BHARDWAJ	
Khata No.	27	
Plot No.	77	
Village Name	Deogarh	
Use	Commercial	
SubUse	Showroom	
AREA STATEMENT	VERSION NO.: 1.0.73	
DEOGARH MUNICIPAL CORPORATION	VERSION DATE: 16/10/2020	
PROJECT DETAIL:		
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Commercial	
District: DEOGARH	Plot SubUse: Showroom	
Authority: DEOGARH MUNICIPAL CORPORATION	Plot/Neary/Religious/Structure: NA	
Project No.: DCMC/EP/005/W23/2024	Plot/SubPlot No.: 77	
Application Type: General Proposal	Norm. Plot No.: LAND OF SRI ASHOK KUMAR SAH & OTHERS	
Project Type: Building Permission	South Plot No.: GIRJA SHANKAR FALHARI	
Nature of Development: New	East Plot No.: LAVALI DEVI	
Location of Development Area: Old Line	West Road Width: 18.2	
AREA DETAILS:		
AREA OF PLOT (Minimum)	(A)	290.95
NET AREA OF PLOT (Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	290.95
Deduction for Balance Plot Area/From Gross Plot Area)		
Common Plot		35.30
Total		35.30
BALANCE AREA OF PLOT (Net Plot Area - Recreational/Amenity space)	(A-Deductions)	255.65
PLAT AREA FOR COVERAGE (Net Plot Area)	(A-Deductions)	290.95
Plot Area for FAR (Net Plot Area + Road/Widening Area)	(A-Deductions)	290.95
COVERAGE CHECK:		
Permissible Coverage area (50.00 %)		145.48
Proposed Coverage Area (33.16 %)		96.47
Total Prop. Coverage Area (33.16 %)		96.47
Balance coverage area (16.84 %)		49.01
FAR CHECK:		
Parm. FAR Area (2.500)		727.38
Total Parm. FAR area		727.38
Commercial FAR		641.09
Proposed FAR Area		654.67
Total Proposed FAR Area		654.67
Consumed FAR (Factor)		2.25
Balance FAR Area		72.73
BUILT UP AREA CHECK:		
Total Proposed Built Up Area		768.51
ARCHITECT (Regd):		
ENGINEER (Regd):		NIRAJ KUMAR
SUPERVISOR (Regd):		
OWNER (Regd):		SMT JYOTI BHARDWAJ
DEVELOPMENT AUTHORITY		
LOCAL BODY		

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

Floor Name	Building Name		Total	
	Proposed Built Up Area (Sq.m)	Proposed FAR Area (Sq.m)	Total Proposed Built Up Area (Sq.m)	Total FAR Area (Sq.m)
Basement Floor	101.56	13.95	101.56	13.95
Ground Floor	96.47	96.47	96.47	96.47
First Floor	136.16	136.16	136.16	136.16
Second Floor	136.16	136.16	136.16	136.16
Third Floor	136.16	136.16	136.16	136.16
Fourth Floor	136.16	136.16	136.16	136.16
Terrace Floor	0.00	0.00	0.00	0.00
Total	768.51	654.67	768.51	654.67

Building USE/SUBUSE Details									
Building Name	Building Use	Building SubUse	Building Structure	Floor Name	Floor Use	Floor SubUse	FAR Name	FAR Use	FAR SubUse
A (SMT JYOTI BHARDWAJ)	Commercial	Showroom	Non-Highrise	Basement Floor	Commercial	Showroom	Commercial	Showroom	Commercial
				Ground Floor	Commercial	Showroom	Commercial	Showroom	Commercial
				First Floor	Commercial	Showroom	Commercial	Showroom	Commercial
				Second Floor	Commercial	Showroom	Commercial	Showroom	Commercial

Required Parking (Table 7a)									
Building Name	Type	SubUse	Area (Sq.m)	Reqd. Prop.	Units	Car	TwoWheeler	Reqd. Prop.	Units
A (SMT JYOTI BHARDWAJ)	Commercial	Showroom	>= 100	666.81	-	4	-	1	12
Total:	-	-	-	-	-	4	-	12	13

Parking Check (Table 7b)									
Vehicle Type	No.	Reqd.	Area	No.	Prop.	Area			
Car	4	-	50.00	4	-	50.00			
TwoWheeler	12	-	24.00	13	-	26.00			
Other Parking	-	-	-	-	-	26.49			
Total	14.00	-	-	17.00	-	128.49			

FAR & Tenement Details (Table 4c-1)										
Building	No. of Same Bldg	Total Built Up Area (Sq.m)	Deductions (Area in Sq.m)			Proposed FAR Area (Sq.m)	Add Area in FAR (Sq.m)	Total FAR Area (Sq.m)	Total Consumed Additional FAR Area (Sq.m)	Tenmt (No.)
			Lift	Lift Machine	Parking					
A (SMT JYOTI BHARDWAJ)	1	768.51	25.84	6.46	87.99	641.09	13.56	654.67	654.67	05
Grand Total	1	768.51	25.84	6.46	87.99	641.09	13.56	654.67	654.67	05

Building 'A' (SMT JYOTI BHARDWAJ)									
Floor Name	Total Built Up Area (Sq.m)	Deductions (Area in Sq.m)			Proposed FAR Area (Sq.m)	Add Area in FAR (Sq.m)	Total FAR Area (Sq.m)	Total Consumed Additional FAR Area (Sq.m)	Tenmt (No.)
		Lift	Lift Machine	Parking					
Basement Floor	101.56	0.00	6.46	87.99	0.00	13.56	13.56	00	
Ground Floor	96.47	0.00	0.00	0.00	0.00	96.47	96.47	01	
First Floor	142.62	6.46	0.00	0.00	136.16	0.00	136.16	01	
Second Floor	142.62	6.46	0.00	0.00	136.16	0.00	136.16	01	
Third Floor	142.62	6.46	0.00	0.00	136.16	0.00	136.16	01	
Fourth Floor	142.62	6.46	0.00	0.00	136.16	0.00	136.16	01	
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00	
Total	768.51	25.84	6.46	87.99	641.09	13.56	654.67	05	
Total Number of Same Buildings	1								

UnitBUA Table for Building :A (SMT JYOTI BHARDWAJ)

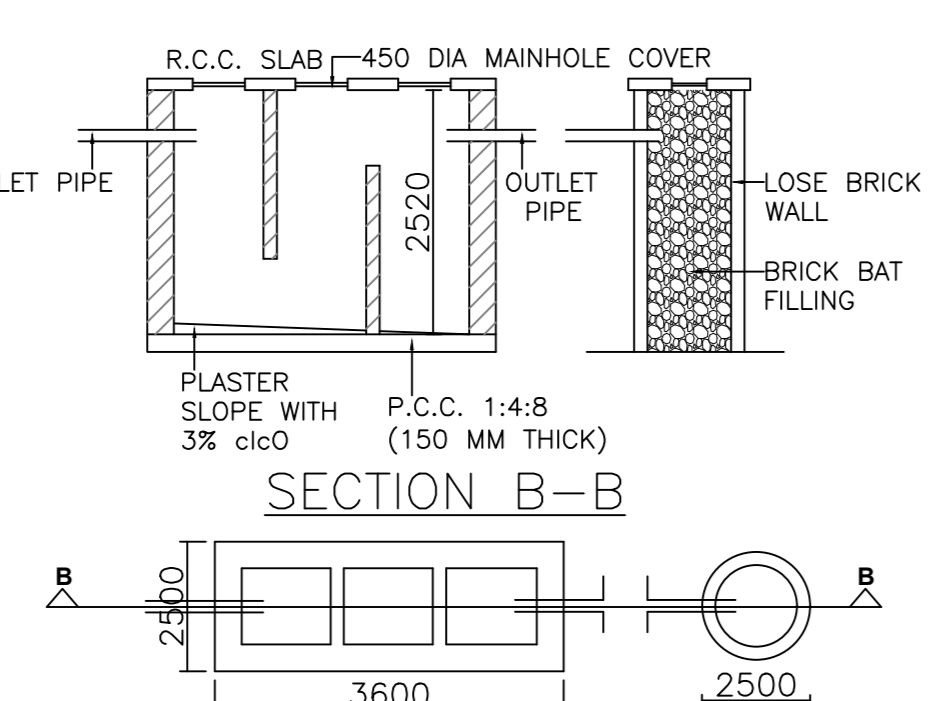
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SHOWROOM	OTHER	60.44	60.29	2	1
TYPICAL						
+1,2,3,4 FLOOR PLAN	SHOWROOM	OTHER	104.16	104.00	2	4
TOTAL			477.07	476.30	10	5

SCHEDULE OF DOOR:

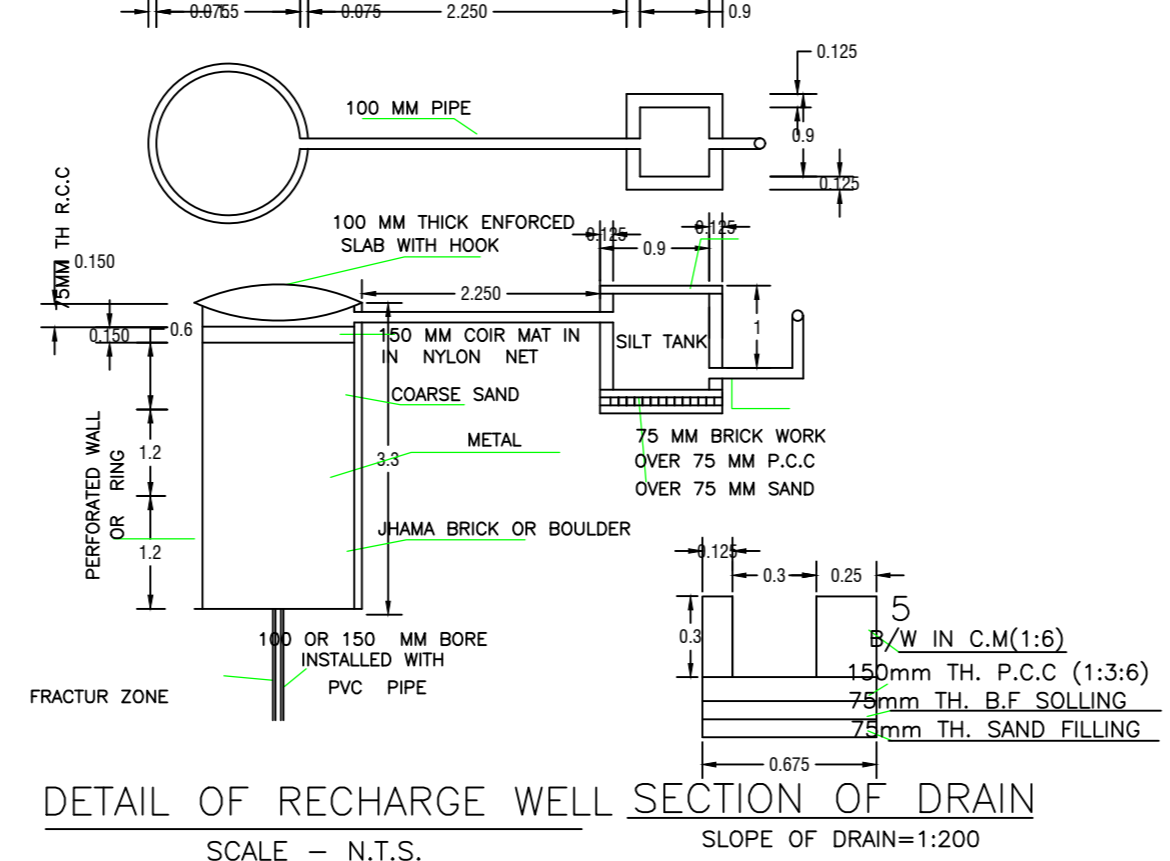
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (SMT JYOTI BHARDWAJ)	D2	0.77	2.10	10
A (SMT JYOTI BHARDWAJ)	D	1.03	2.10	01
A (SMT JYOTI BHARDWAJ)	RS1	2.59	2.10	01

SCHEDULE OF WINDOW/VENTILATION:

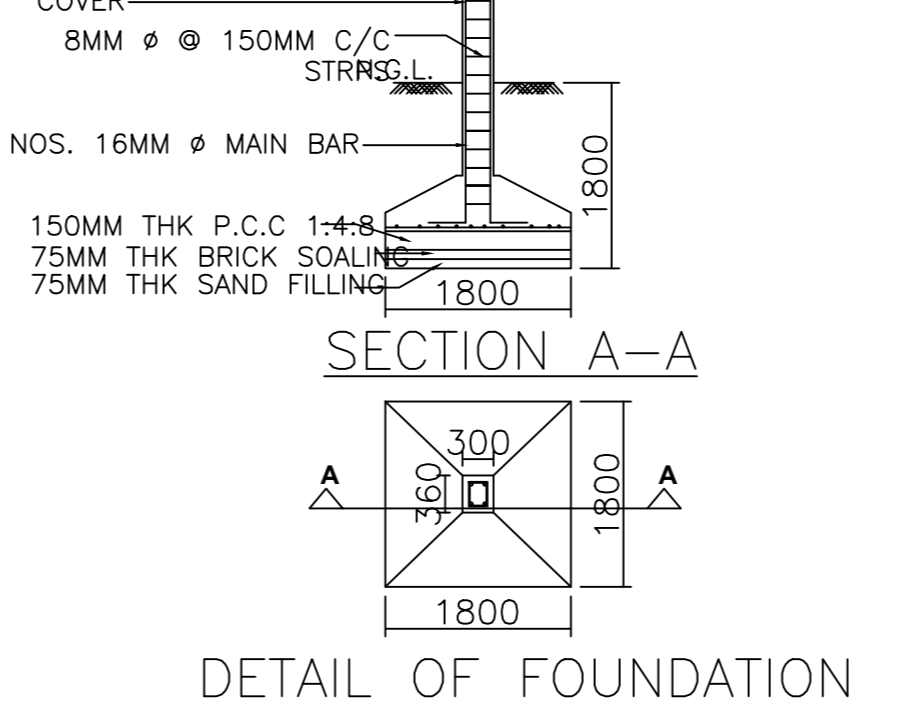
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (SMT JYOTI BHARDWAJ)	W2	1.22	1.20	07
A (SMT JYOTI BHARDWAJ)	W1	2.26	1.20	04
A (SMT JYOTI BHARDWAJ)	W	2.44	1.20	29
A (SMT JYOTI BHARDWAJ)	W1	4.16	1.20	04



DETAIL OF SEPTIC TANK & SOAKPIT



DETAIL OF RECHARGE WELL SECTION OF DRAIN SCALE - N.T.S.



DETAIL OF FOUNDATION

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
NIRAJ KUMAR DOMC/NCD/0007/2020			