

UnitBUA Table for Building :A (RESIDENCE)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
FOURTH FLOOR PLAN	FLAT 4A	FLAT	110.91	92.01	7	2
	FLAT 4B	FLAT	98.35	84.80	8	
TYPICAL - 1-3 FLOOR PLAN	FLAT A	FLAT	110.91	92.01	7	9
	FLAT B	FLAT	98.41	84.86	8	
	FLAT C	FLAT	110.26	93.36	8	
Total:	-	-	1167.98	987.49	84	11

Required Parking (Table 7a)

Building Name	Type	SubUse	Area (Sq.mt.)		Units		Car		Visitors Car		TwoWheeler			
			Reqd.	Prop.	Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.		
A (RESIDENCE)	Residential	Residential Bldg/Apartment	0-140	1	11.00	1	11	-	-	-	-	-	-	
			>140	1.5	-	1	-	-	-	-	-	-	-	
			>0	1	11.00	-	-	-	-	-	1	11	-	-
			>0	1	11.00	-	-	-	-	1	2	-	-	-
Total:	-	-	-	-	-	-	11	12	2	2	11	12		

Parking Check (Table 7b)

Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	12	150.00
Total Car	11	137.50	12	150.00
Visitor's Car Parking	-	-	2	25.00
Total Visitor Parking	2	25.00	2	25.00
TwoWheeler	-	-	12	24.00
Total TwoWheeler	11	22.00	12	24.00
Other Parking	-	-	-	168.58
Total	-	-	-	391.58

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	Balcony	Parking					
A (RESIDENCE)	1	1588.71	13.00	89.60	290.58	1183.89	8.40	1195.53	1195.53	11
Grand Total	1	1588.71	13.00	89.60	290.58	1183.89	8.40	1195.53	1195.53	11

Building :A (RESIDENCE)

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.)	Trmt (No.)
		Lift	Balcony	Parking					
Still Floor	302.22	0.00	0.00	290.58	0.00	8.40	11.64	11.64	03
First Floor	349.93	3.25	24.50	0.00	322.18	0.00	322.18	322.18	00
Second Floor	349.93	3.25	24.50	0.00	322.18	0.00	322.18	322.18	03
Third Floor	349.93	3.25	24.50	0.00	322.18	0.00	322.18	322.18	03
Fourth Floor	236.70	3.25	16.10	0.00	217.35	0.00	217.35	217.35	02
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	1588.71	13.00	89.60	290.58	1183.89	8.40	1195.53	1195.53	11
Total Number of Same Buildings	1								
Total :	1588.71	13.00	89.60	290.58	1183.89	8.40	1195.53	1195.53	11

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENCE)	D1	0.58	2.10	04
A (RESIDENCE)	D1	0.62	2.10	04
A (RESIDENCE)	D1	0.70	2.10	42
A (RESIDENCE)	FD2	0.70	2.10	03
A (RESIDENCE)	D1	0.75	2.10	16
A (RESIDENCE)	D1	0.78	2.10	04
A (RESIDENCE)	D1	0.88	2.10	04
A (RESIDENCE)	D1	0.90	2.10	11
A (RESIDENCE)	D1	0.92	2.10	04
A (RESIDENCE)	D1	0.96	2.10	04
A (RESIDENCE)	D1	1.00	2.10	08
A (RESIDENCE)	D1	1.05	2.10	04
A (RESIDENCE)	D1	1.10	2.10	04
A (RESIDENCE)	FD	2.40	2.10	04
A (RESIDENCE)	FD1	2.40	2.10	04

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENCE)	W1	0.60	1.20	26
A (RESIDENCE)	W1	1.20	1.20	17
A (RESIDENCE)	W1	1.25	1.20	04
A (RESIDENCE)	W1	1.26	1.20	04
A (RESIDENCE)	W1	1.30	1.20	04
A (RESIDENCE)	W1	1.32	1.20	04
A (RESIDENCE)	W1	1.38	1.20	03
A (RESIDENCE)	W1	1.63	1.20	04
A (RESIDENCE)	W1	1.64	1.20	04
A (RESIDENCE)	W1	1.65	1.20	04
A (RESIDENCE)	W1	1.80	1.20	03

Balcony Calculations Table

FLOOR	SIZE	AREA	TOTAL AREA
FOURTH FLOOR PLAN	1.16 X 3.85 X 1 X 1	4.47	32.20
	1.20 X 2.80 X 1 X 1	3.36	
	1.20 X 2.16 X 1 X 1	2.60	
	1.05 X 2.27 X 1 X 1	2.38	
	1.15 X 3.83 X 1 X 1	4.40	
	1.15 X 3.00 X 2 X 1	6.90	
TYPICAL - 1-3 FLOOR PLAN	1.15 X 2.73 X 1 X 1	3.13	147.00
	1.20 X 4.13 X 1 X 1	4.96	
	1.20 X 3.41 X 1 X 3	12.30	
	1.16 X 3.85 X 1 X 3	13.41	
	1.20 X 2.80 X 1 X 3	10.08	
	1.20 X 2.16 X 1 X 3	7.80	
	1.05 X 2.27 X 1 X 3	7.14	
	1.15 X 3.83 X 1 X 3	13.20	
	1.15 X 3.00 X 2 X 3	20.70	
	1.15 X 2.73 X 1 X 3	9.39	
1.15 X 4.23 X 1 X 3	14.61		
1.15 X 3.30 X 1 X 3	11.37		
1.15 X 3.51 X 1 X 3	12.12		
1.20 X 4.13 X 1 X 3	14.88		
Total	-	-	179.20

Proposal Basic Information

Proposal File No.	RRDA/BP/0168/2020
Owner Name	AMBUJ NATH
Khata No	02
Plot No	18
Village Name	Gulwa
Use	Residential
SubUse	Residential Bldg/Apartment

AREA STATEMENT RANCHI REGIONAL DEVELOPMENT AUTHORITY	VERSION NO.: 1.0.62
PROJECT DETAIL:	VERSION DATE: 16/10/2020
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential
District: RANCHI	Plot SubUse: Residential Bldg/Apartment
Authority: RANCHI REGIONAL DEVELOPMENT AUTHORITY	Plot/Nearby/Religious/Structure: NA
Inward No: RRDA/BP/0168/2020	Plot/SubPlot No: 18
Application Type: General Proposal	North: Plot No. - 18/D-3/F
Project Type: Building Permission	South: Plot No. - 18/D-3/F
Nature of Development: New	East: Road Width - 6.20
Location of Development Area: New Area	West: Road Width - 6.20
AREA DETAILS:	SQ.MT.
AREA OF PLOT (Minimum)	(A) 599.74
Deduction for NetPlot Area	
Surrender Free of Cost	18.74
Total	18.74
NET AREA OF PLOT (Gross Plot Area - Deduction from Gross Plot area)	580.99
Deduction for Balance Plot Area (from Gross Plot Area)	
Surrender Free of Cost	18.74
Common Plot	81.32
Total	100.06
BALANCE AREA OF PLOT (Net Plot Area - Recreational/Amenity space)	(A-Deductions) 499.68
PLOT AREA FOR COVERAGE (Net Plot Area)	(A-Deductions) 580.99
Plot Area for FAR (Net Plot Area + Road/Widening Area)	(A-Deductions) 599.74
COVERAGE CHECK	
Permissible Coverage area (60.00 %)	348.59
Proposed Coverage Area (52.02 %)	302.22
Total Prop. Coverage Area (52.02 %)	302.22
Balance coverage area (7.98 %)	46.37
FAR CHECK	
Perm. FAR Area (2.00)	1199.48
Total Perm. FAR area	1199.48
Residential FAR	1183.88
Proposed FAR Area	1195.52
Total Proposed FAR Area	1195.52
Consumed FAR (Factor)	1.99
Balance FAR Area	3.96
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	1588.71
ARCHITECT (Regd)	RAJEEV SRIVASTAVA
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	AMBUJ NATH
DEVELOPMENT AUTHORITY	LOCAL BODY

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

Buildingwise Floor FAR Details

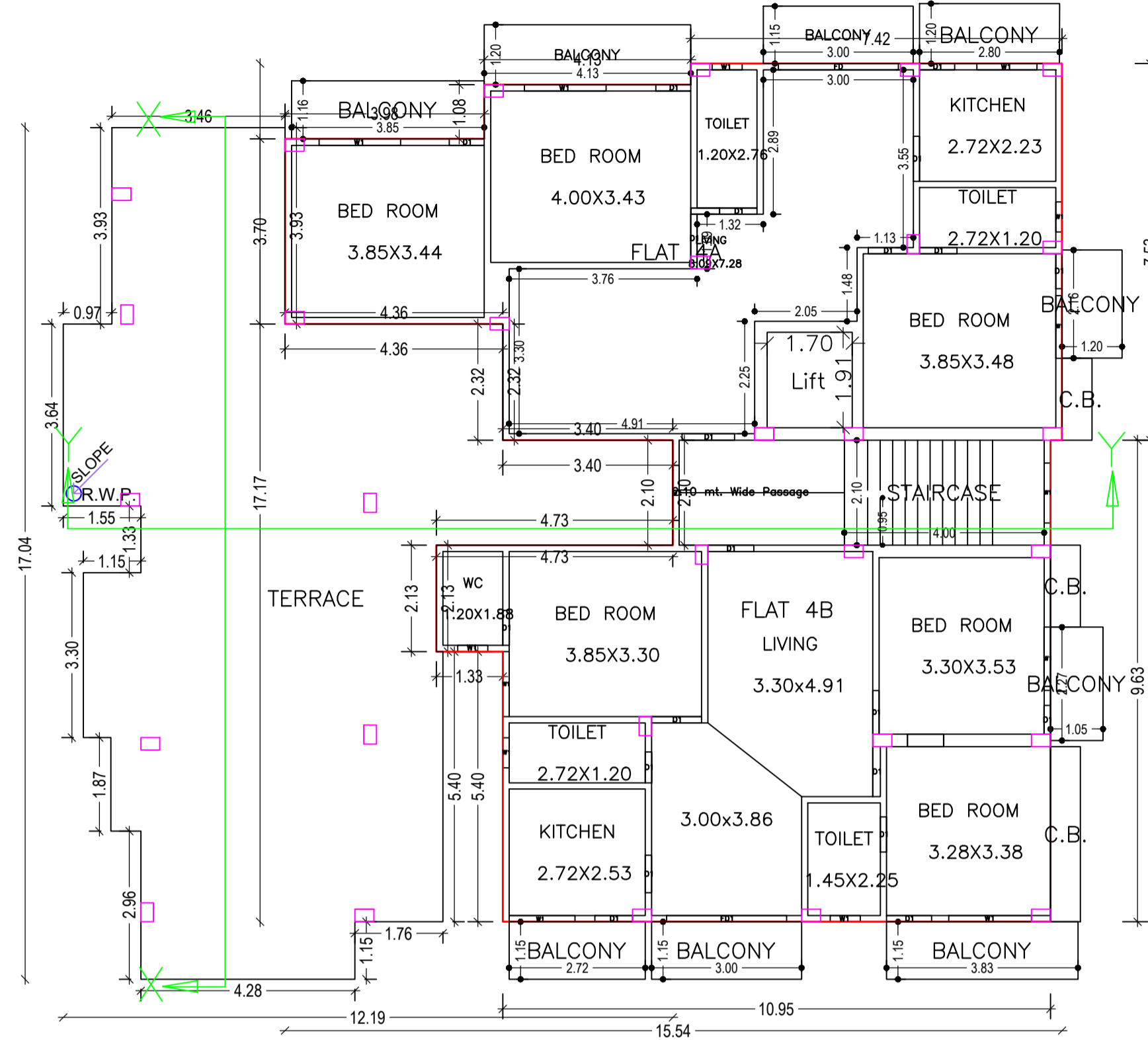
Floor Name	Building Name A (RESIDENCE)		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Still Floor	302.22	11.64	302.22	11.64
First Floor	349.93	322.18	349.93	322.18
Second Floor	349.93	322.18	349.93	322.18
Third Floor	349.93	322.18	349.93	322.18
Fourth Floor	236.70	217.35	236.70	217.35
Terrace Floor	0.00	0.00	0.00	0.00
Total :	1588.71	1195.53	1588.71	1195.53

Building USE/SUBUSE Details

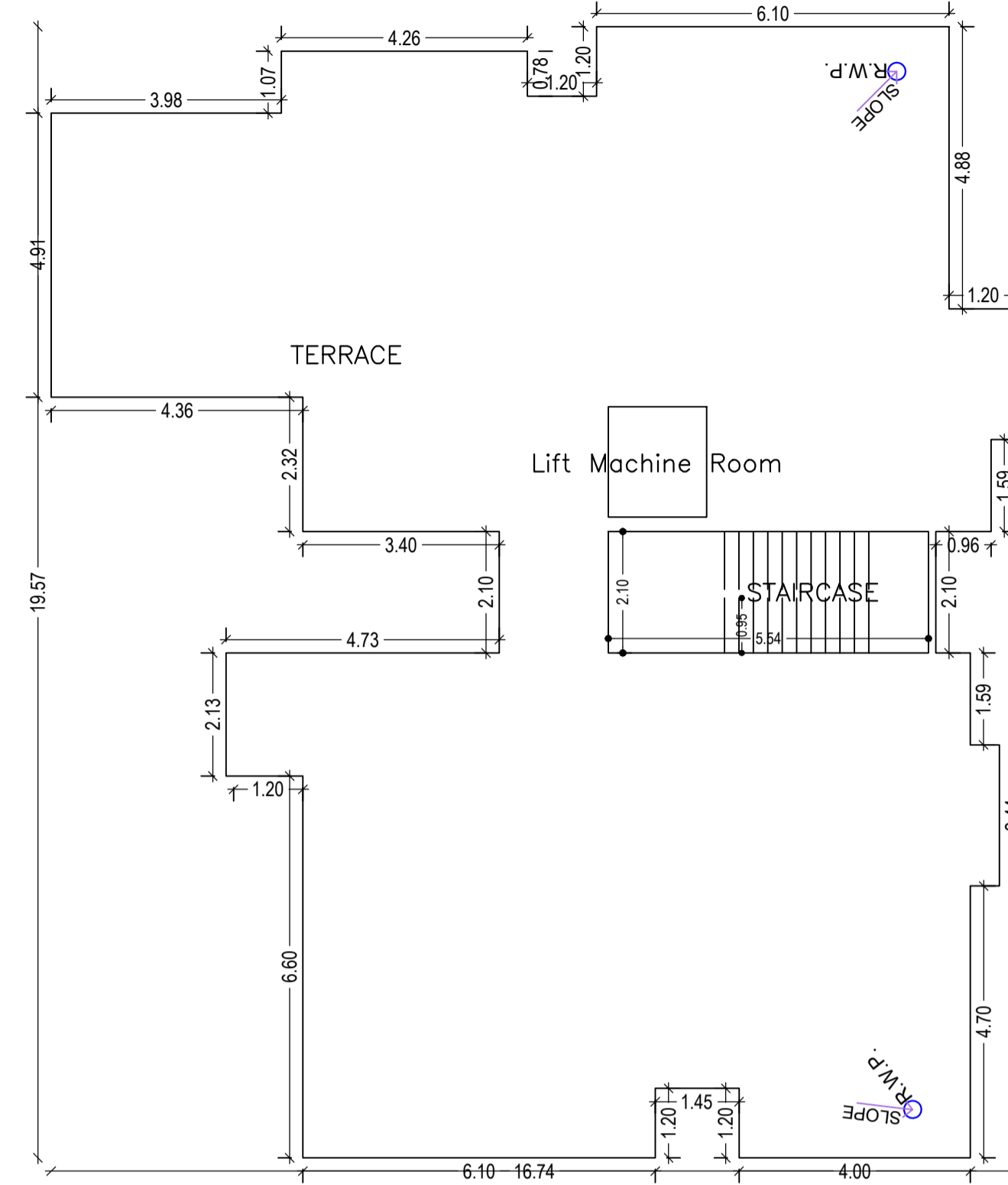
Building Name	Building Use	Building SubUse	Building Structure
A (RESIDENCE)	Residential	Residential Bldg/Apartment	Non-Highrise

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
RAJEEV SRIVASTAVA NMP/ENG/0077/2018			

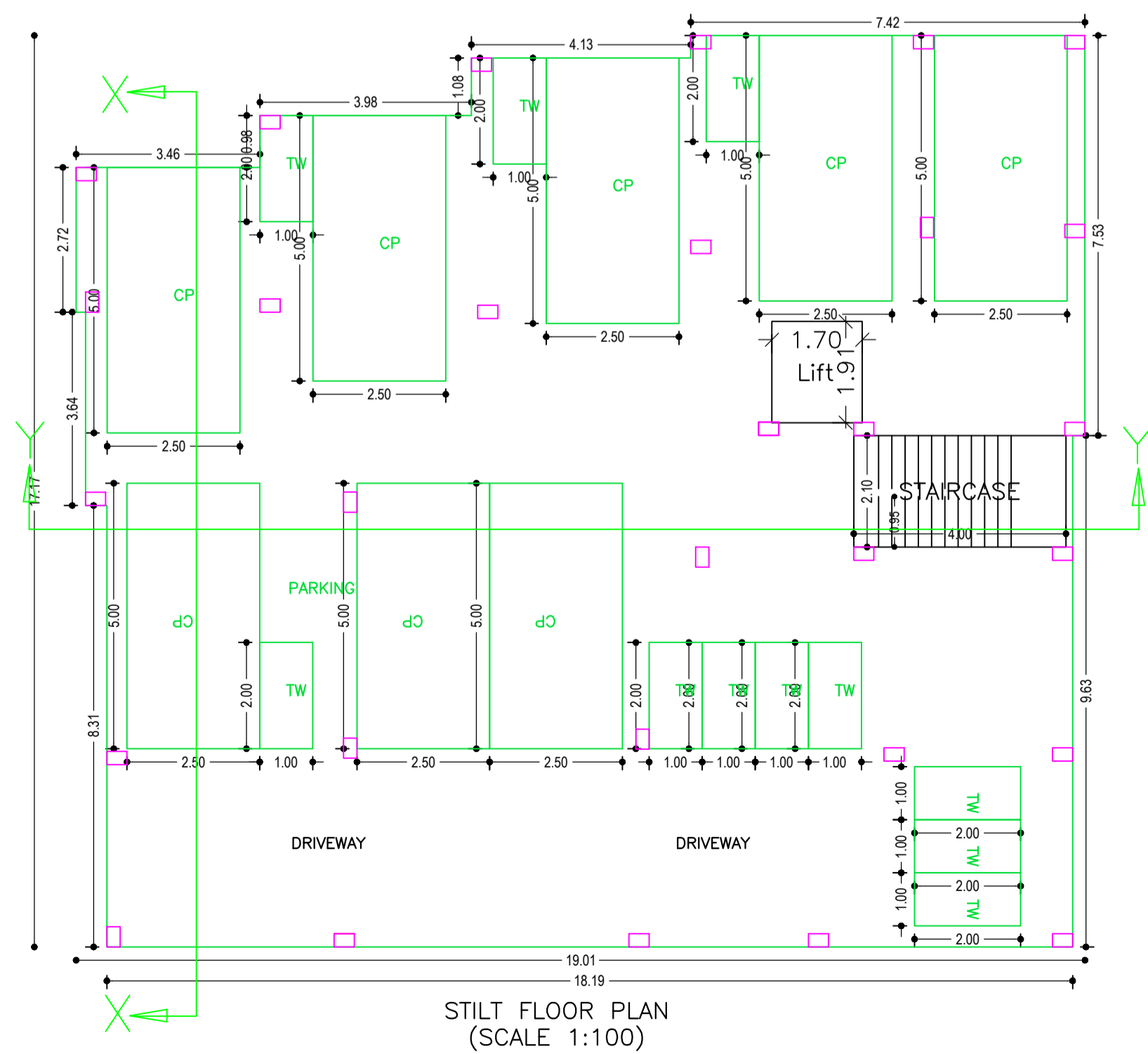
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Proposal File No.	RRDA/BP/0168/2020
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Khata No	02
Plot No	18
Village Name	Guluwa
Use	Residential
SubUse	Residential Bldg/Apartment



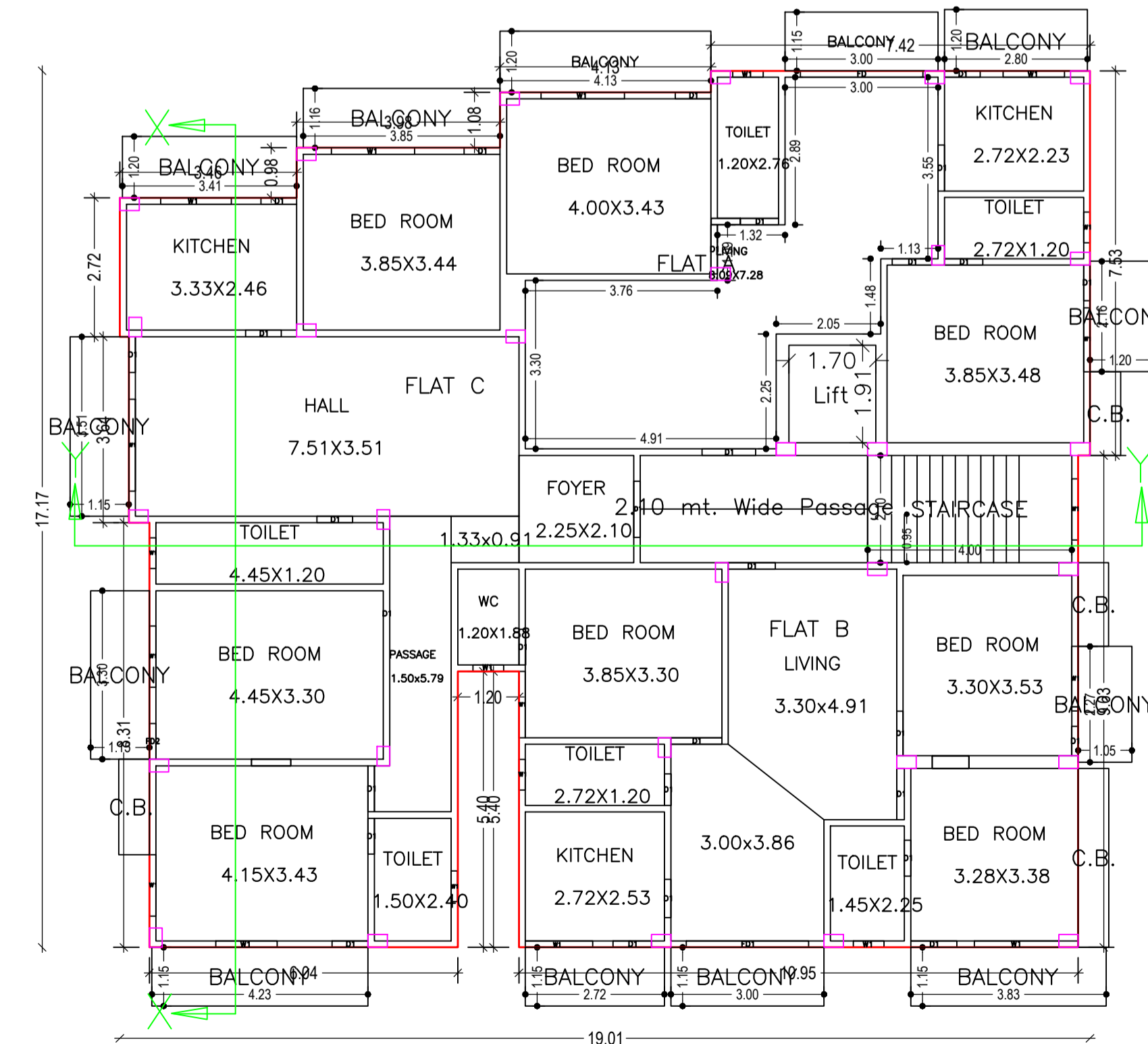
FOURTH FLOOR PLAN  
(Proposed)  
(SCALE 1:100)



TERRACE FLOOR PLAN  
(SCALE 1:100)



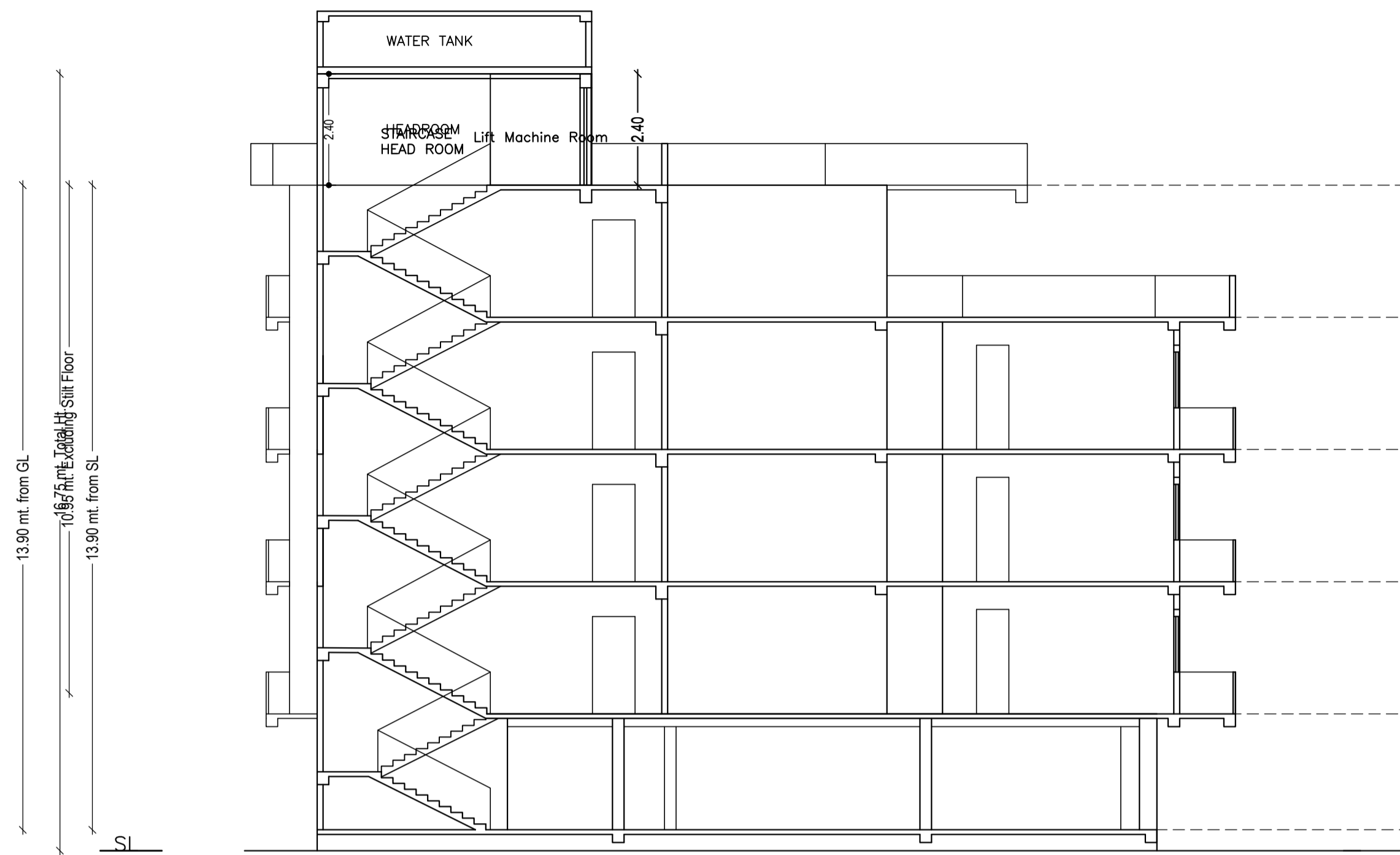
STILT FLOOR PLAN  
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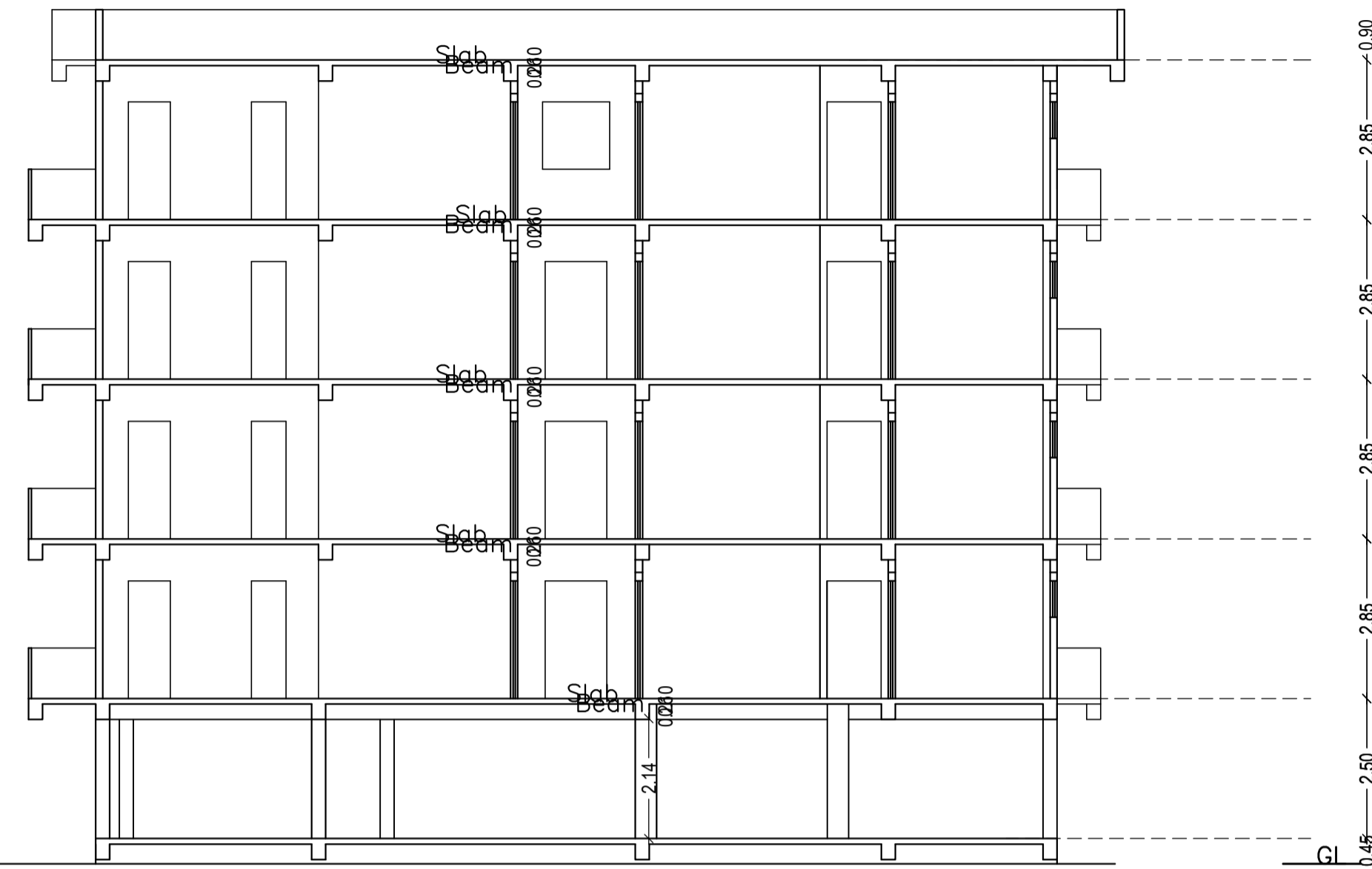
TYPICAL - 1 - 3 FLOOR PLAN  
(Proposed)  
(SCALE 1:100)

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RAJEEV SRIVASTAVA NNPC/ENG/0077/2018			

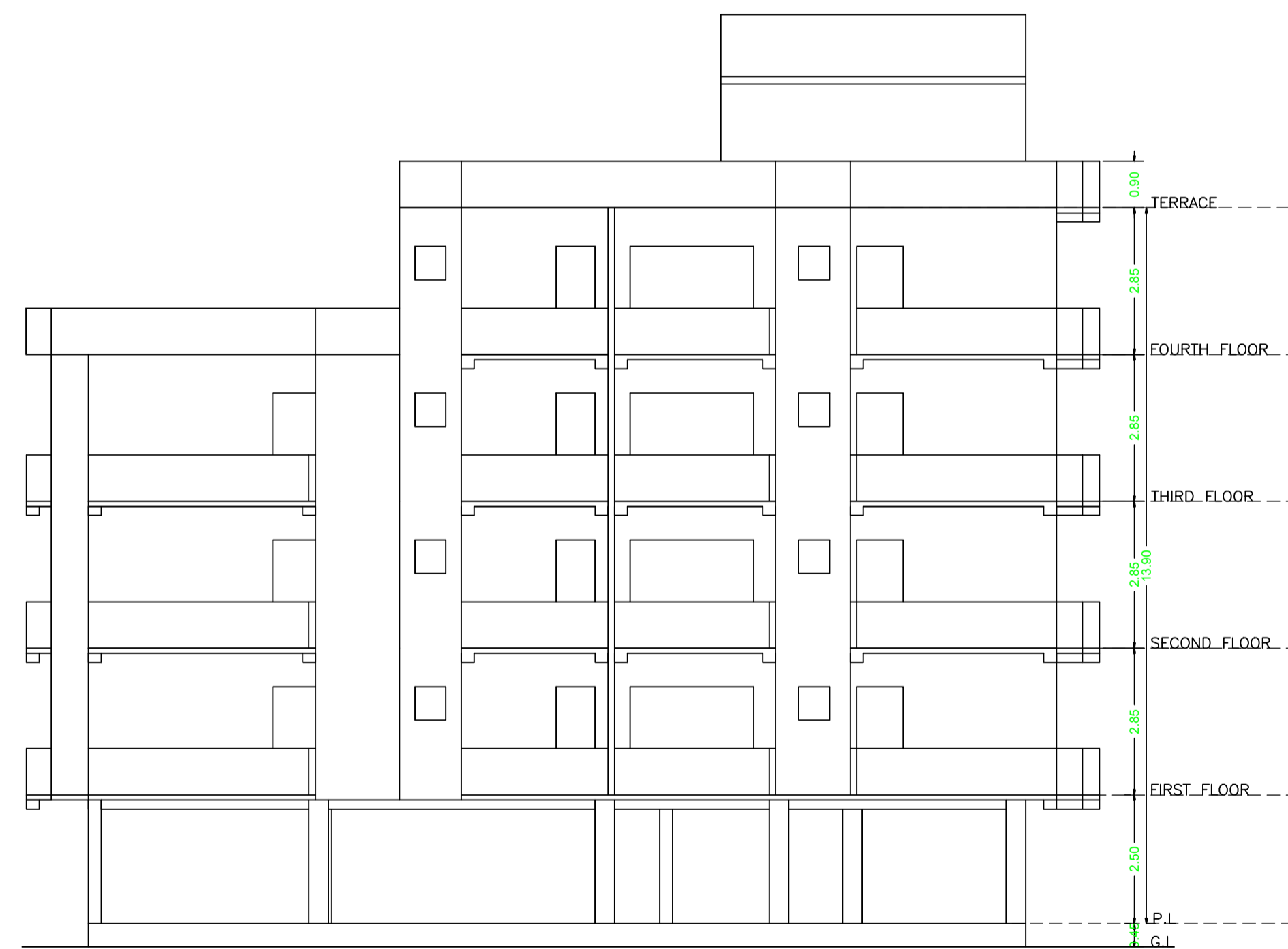
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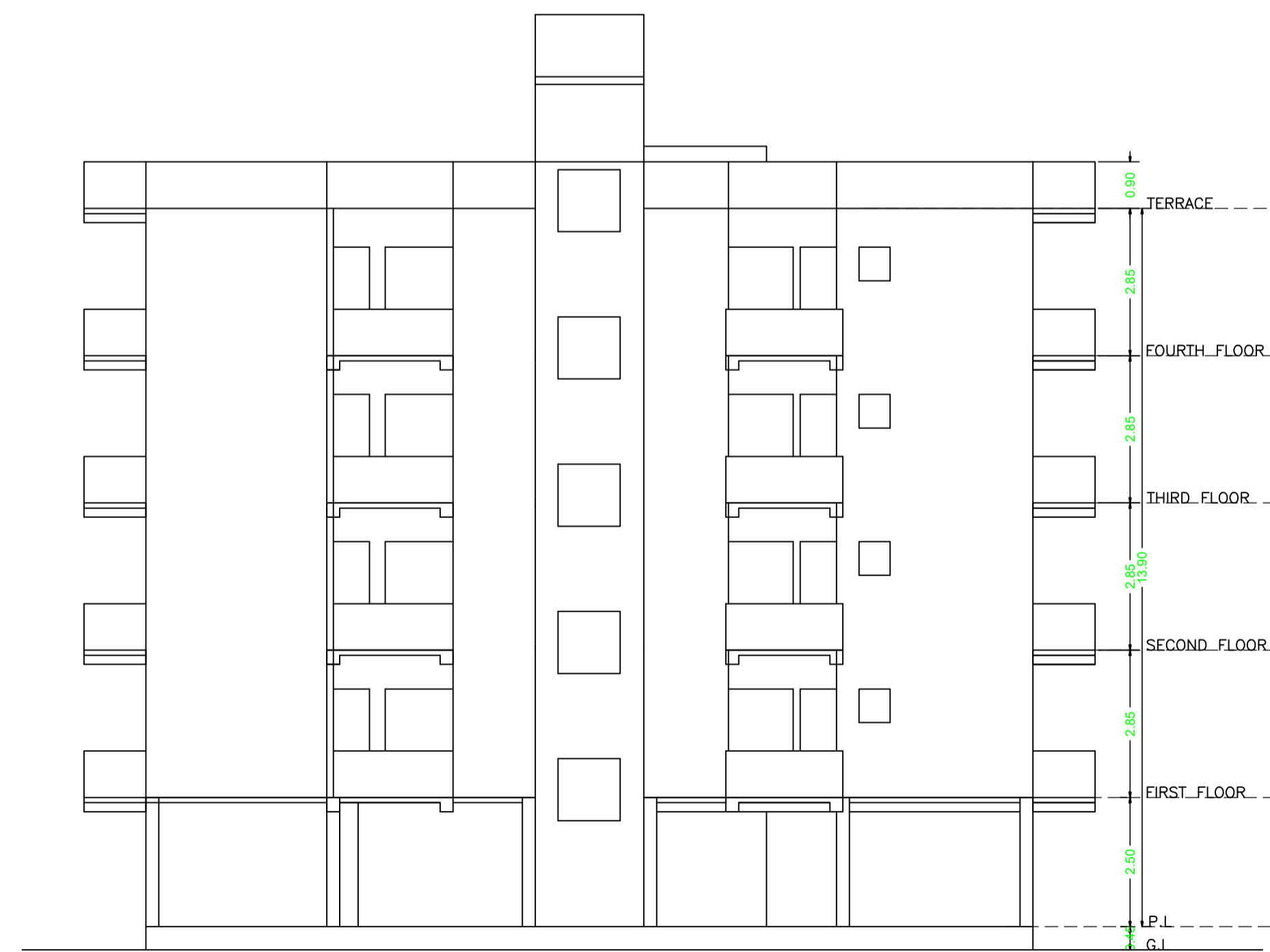
SECTION - YY



SECTION - XX



FRONT ELEVATION



SIDE ELEVATION

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
RAJEEV SRIVASTAVA NNPC/ENG/0077/2018			