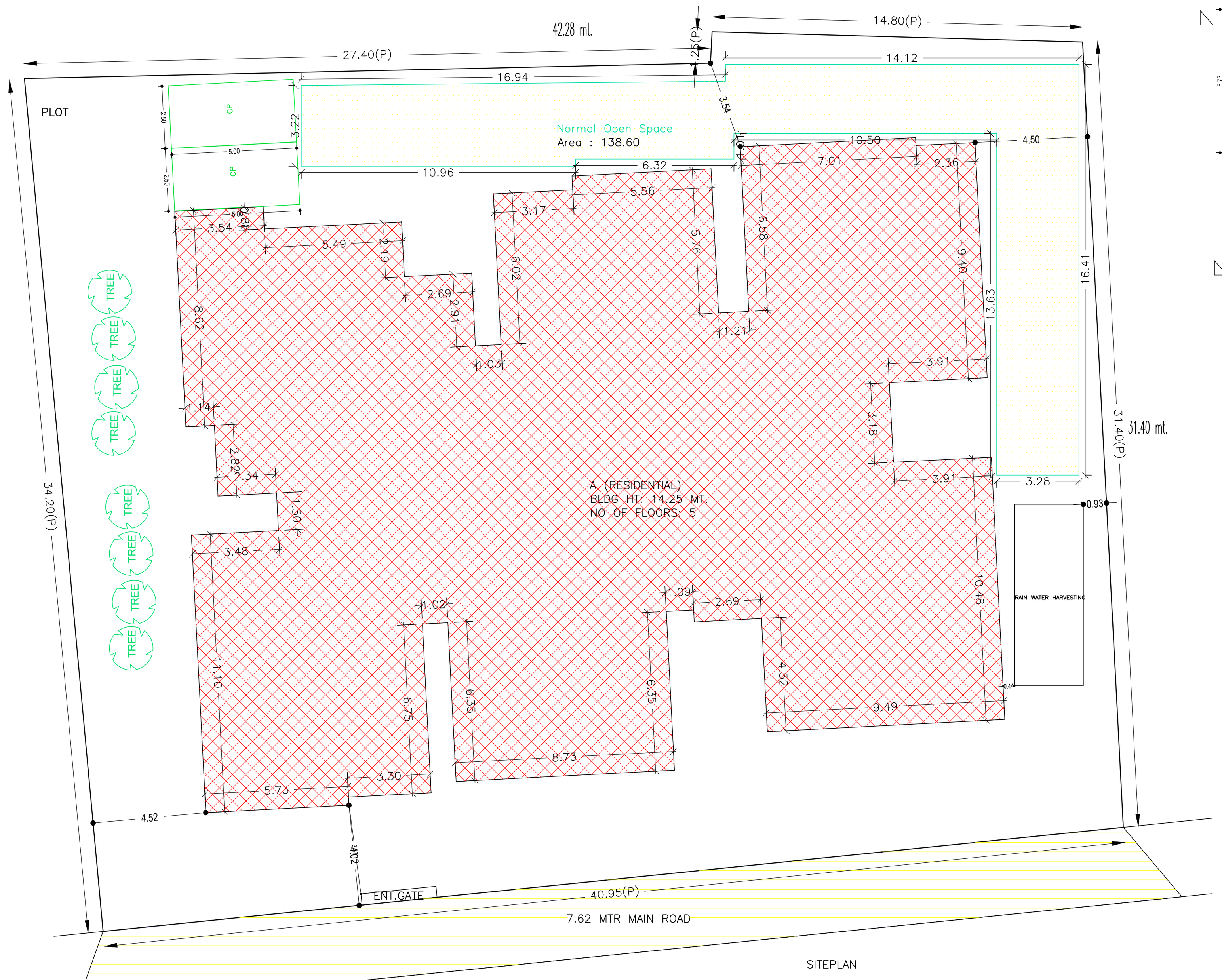
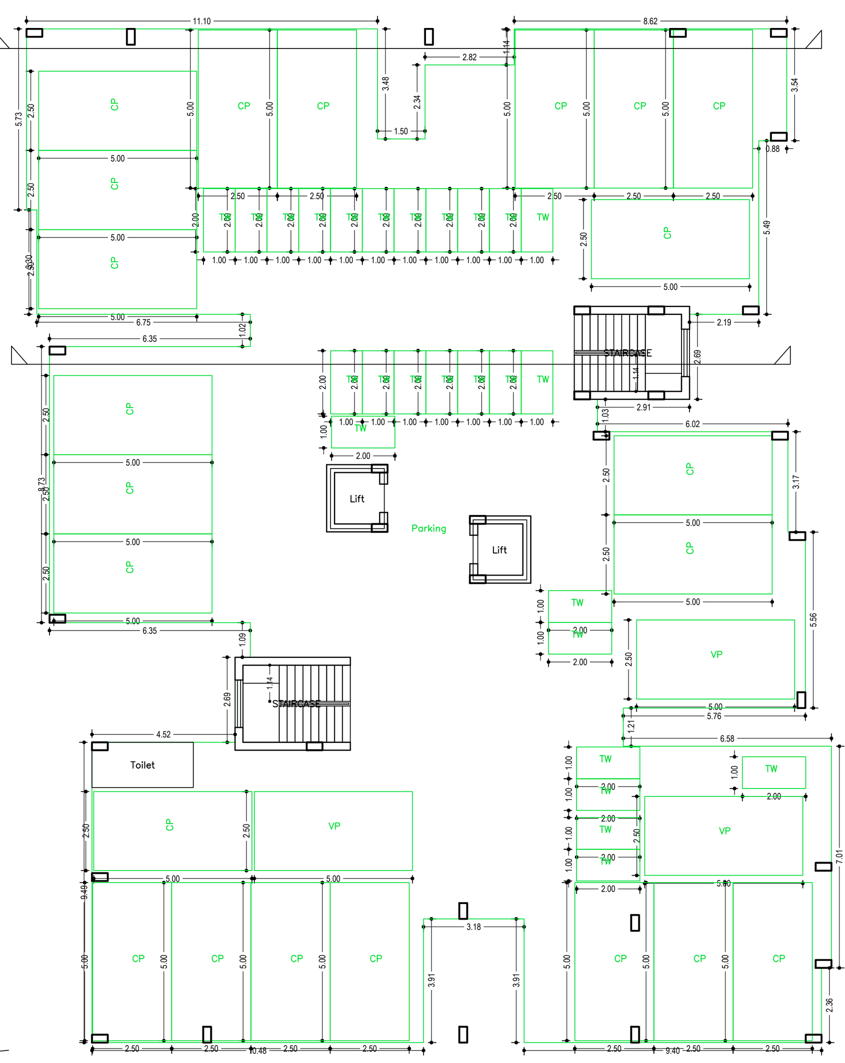
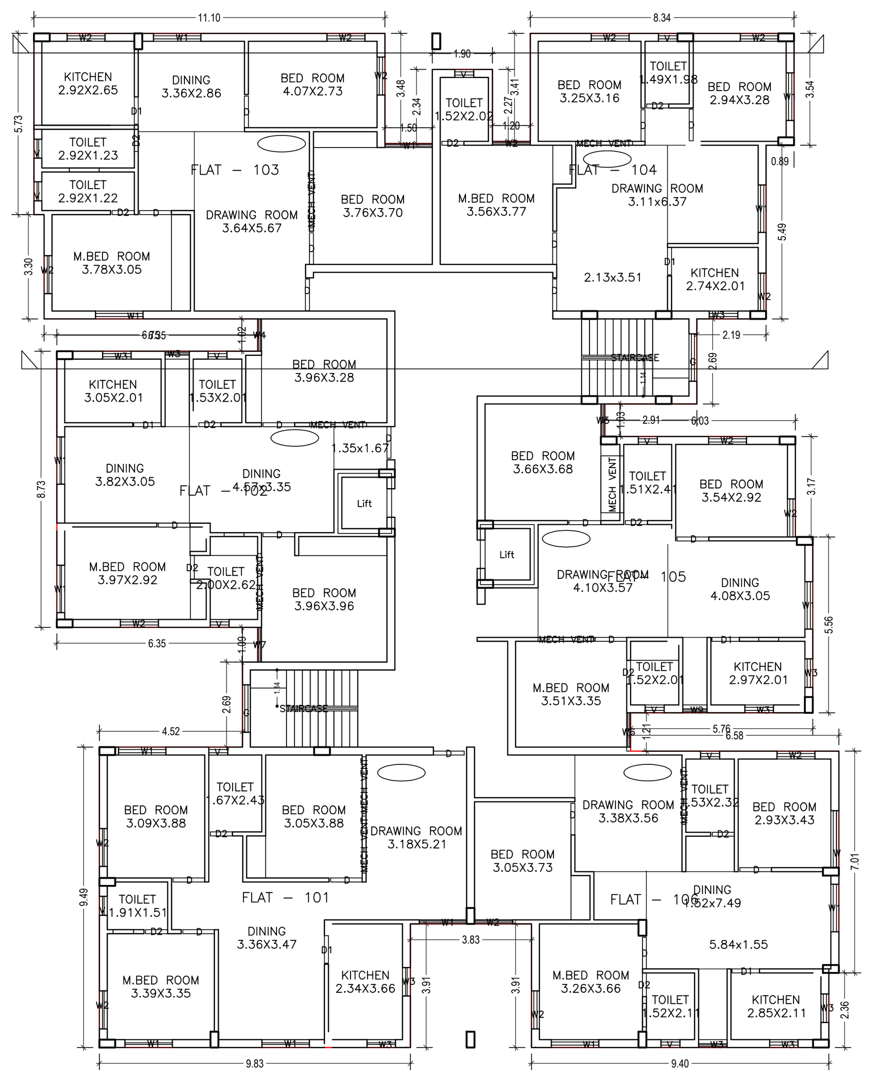
Project Title :SRI CHARWA KUJUR



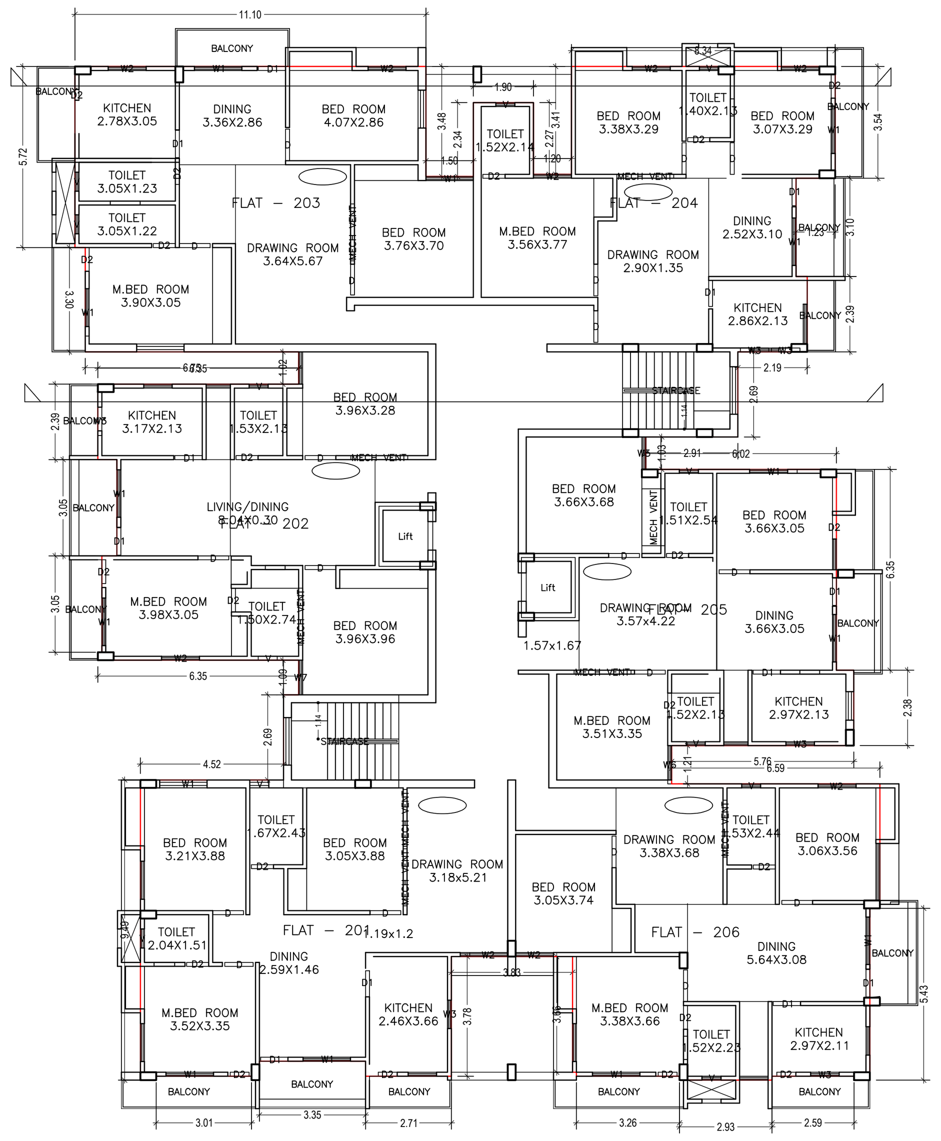
SITEPLAN



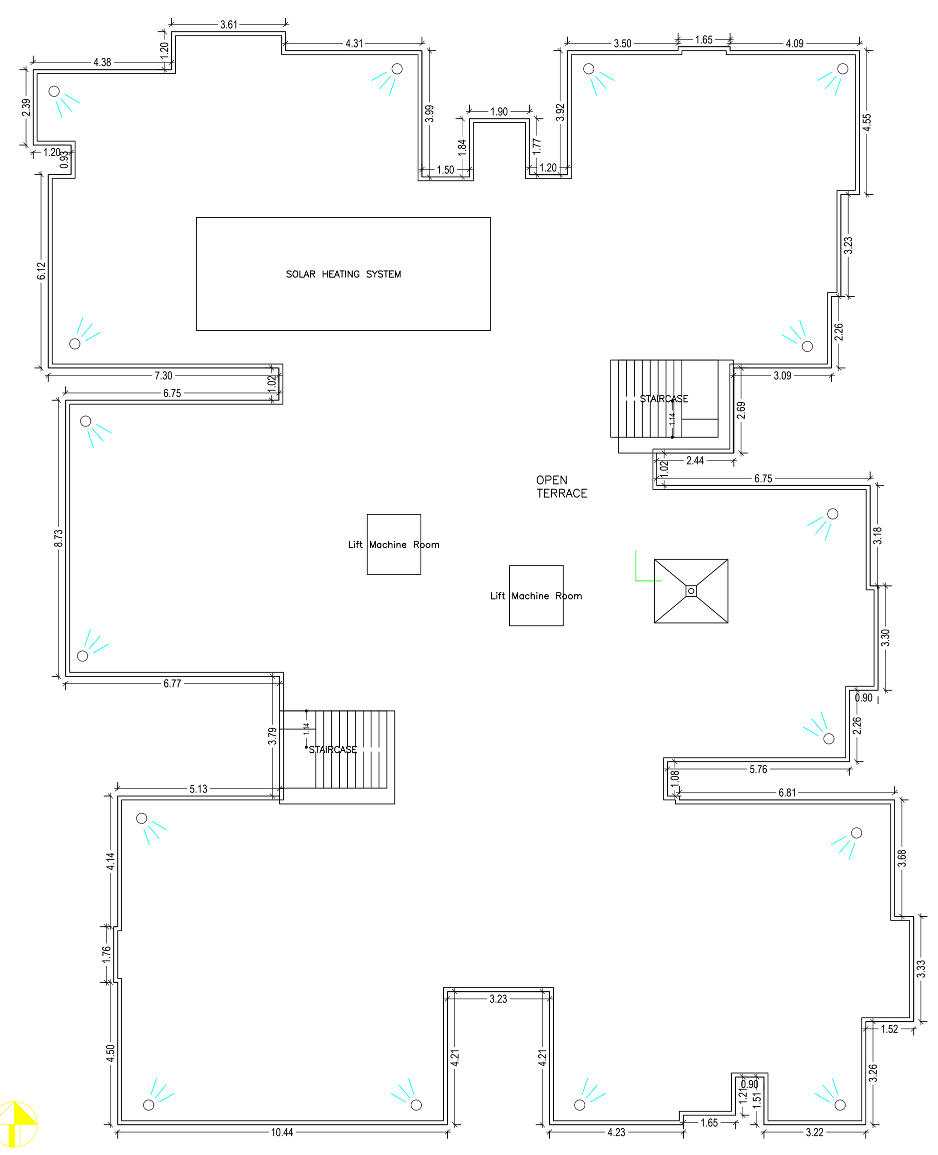
GROUND AND PARKING FLOOR PLAN
(SCALE 1:100)



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



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



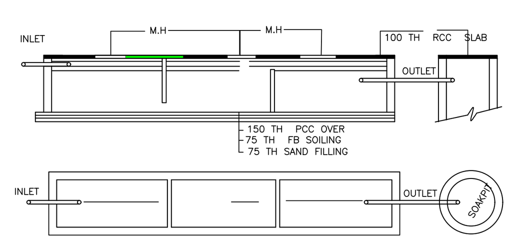
TERRACE FLOOR PLAN
(SCALE 1:100)

SECTION AT Y-Y
SCALE =1:100

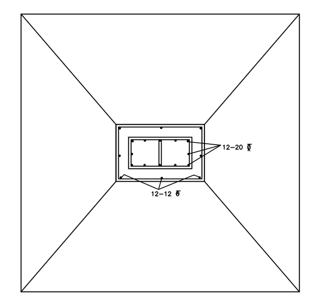
SECTION AT X-X
SCALE =1:100

SOUTH SIDE ELEVATION
SCALE =1:100

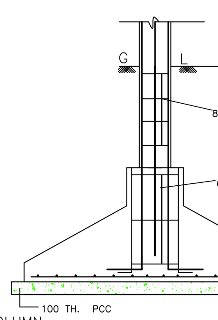
WEST SIDE ELEVATION
SCALE =1:100



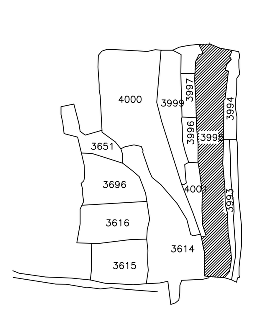
DETAIL OF SEPTIC TANK (100 USERS)

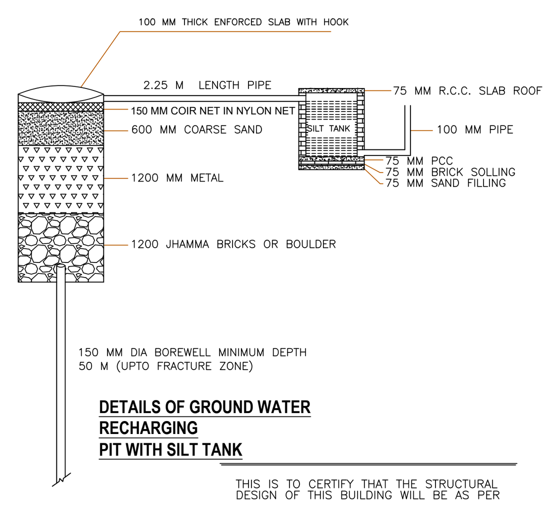


AREA STATEMENT



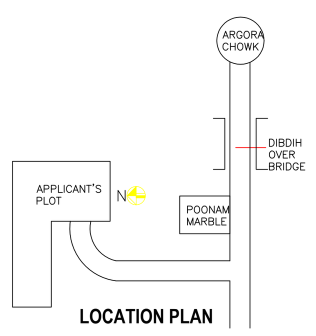
TYPICAL COLUMN FONDATION





DETAILS OF GROUND WATER RECHARGING PIT WITH SILT TANK

THIS IS TO CERTIFY THAT THE STRUCTURAL DESIGN OF THIS BUILDING WILL BE AS PER



LOCATION PLAN

DATE	27-09-2018
SHEET NO.	1

Proposal Basic Information

Proposal File No.	.../0428/18
Owner Name	SHRI CHARWA KUJUR AND SHRI SUNIL KUJUR
Khata No	167
Plot No	3995
Village Name	ARGODA
Use	Residential
SubUse	Residential Bldg/Apartment

AREA STATEMENT RANCHI MUNICIPAL CORPORATION	VERSION NO.: 1.0.28	
	VERSION DATE: 30/06/2018	
PROJECT DETAIL:		
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential	
District: RANCHI	Plot SubUse: Residential Bldg/Apartment	
Authority: RANCHI MUNICIPAL CORPORATION	PlotNearbyReligiousStructure: NA	
Inward_No: BP/W38/0428/18	Plot/SubPlot No: 3995	
Application Type: General Proposal	North: Plot No. - OTHER PLOT	
Project Type: Building Permission	South: Plot No. - OTHER PLOT	
Nature of Development: New	East: Plot No. - OTHER PLOT	
Location of Development Area: Old Area	West: Road Width - 7.62	
AREA DETAILS:		SQ.MT.
AREA OF PLOT (Minimum)	(A)	1366.18
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	1366.18
Deduction for Balance Plot Area(from Gross Plot Area)		
Common Plot		138.60
Total		138.60
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	1227.58
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	1366.18
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions)	1366.18
COVERAGE CHECK		
Permissible Coverage area (50.00 %)		683.09
Proposed Coverage Area (49.80 %)		680.37
Total Prop. Coverage Area (49.8 %)		680.37
Balance coverage area (0.20 %)		2.72
FAR CHECK		
Perm. FAR Area (2.50)		3415.45
Total Perm. FAR area		3415.45
Residential FAR		2719.14
Proposed FAR Area		2742.17
Total Proposed FAR Area		2742.17
Consumed FAR (Factor)		2.01
Balance FAR Area		673.28
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		3499.68
ARCHITECT (Regd)		VIJOY KUMAR VERMA
ENGGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)		SHRI CHARWA KUJUR AND SHRI SUNIL KUJUR
DEVELOPMENT AUTHORITY		LOCAL BODY

COLOR INDEX
PLOT BOUNDARY
ABUTTING ROAD
PROPOSED CONSTRUCTION
COMMON PLOT
ROAD WIDENING AREA
EXISTING (To be retained)
EXISTING (To be demolished)

Buildingwise Floor FAR Details

Floor Name	Building Name A (RESIDENTIAL) Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Ground And Parking Floor	680.37	23.03	680.37	23.03
First Floor	674.79	668.33	674.79	668.33
Second Floor	714.84	683.60	714.84	683.60
Third Floor	714.84	683.60	714.84	683.60
Fourth Floor	714.84	683.60	714.84	683.60
Terrace Floor	0.00	0.00	0.00	0.00
Total :	3499.68	2742.16	3499.68	2742.16

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
	Residential	Bungalow/ Dwelling / Non Apartment	Non-Highrise

Required Parking(Table 7a)

Building Name	Type	SubUse	Area (Sq.mt.)	Units Reqd.	Units Prop.	Car Reqd./Unit	Car Reqd.	Car Prop.	Visitors Car Reqd./Unit	Visitors Car Reqd.	Visitors Car Prop.	TwoWheeler Reqd./Unit	TwoWheeler Reqd.	TwoWheeler Prop.
A (RESIDENTIAL)	Residential	Bungalow/ Dwelling / Non Apartment	0 - 140	1	24.00	1.00	24	-	-	-	-	-	-	-
			> 140	1.5	-	1	-	-	-	-	-	-	-	-
			> 0	1	24.00	-	-	-	1	3	-	-	-	-
	Total :		-	-	-	-	24	24	-	3	3	-	0	26

Parking Check (Table 7b)

Vehicle Type	Reqd. No.	Reqd. Area	Prop. No.	Prop. Area
Car	-	-	24	300.00
Total Car	24	300.00	24	300.00
Visitor's Car Parking	3	37.50	3	37.50
TwoWheeler	-	-	26	52.00
Other Parking	-	-	-	288.26
Total	337.50			677.76

FAR & Tenement Details (Table 4c-1)

Building		Total Built Up Area (Sq.mt.)	Lift	Balcony	Accessory Use	Parking	Proposed FAR Area (Sq.mt.) Resi.	Add Area In FAR (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
A (RESIDENTIAL)	1	3499.68	25.84	74.34	4.58		2719.13	16.57	2742.16	2742.16	24
Grand Total :	1	3499.68	25.84	74.34	4.58	652.76	2719.13	16.57	2742.16	2742.16	24

(Lift, Balcony, Accessory Use, Parking: Deductions (Area in Sq.mt.))

Building :A (RESIDENTIAL)

Floor Name	Total Built Up Area (Sq.mt.)	Lift	Balcony	Accessory Use	Parking	Proposed FAR Area (Sq.mt.) Resi.	Add Area In FAR (Sq.mt.) Stair	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
Ground And Parking Floor	680.37	0.00	0.00	4.58	652.76	0.00	16.57	23.03	23.03	00
First Floor	674.79	6.46	0.00	0.00	0.00	668.33	0.00	668.33	668.33	06
Second Floor	714.84	6.46	24.78	0.00	0.00	683.60	0.00	683.60	683.60	06
Third Floor	714.84	6.46	24.78	0.00	0.00	683.60	0.00	683.60	683.60	06
Fourth Floor	714.84	6.46	24.78	0.00	0.00	683.60	0.00	683.60	683.60	06
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	3499.68	25.84	74.34	4.58	652.76	2719.13	16.57	2742.16	2742.16	24
Total Number of Same Buildings :	1									
Total :	3499.68	25.84	74.34	4.58	652.76	2719.13	16.57	2742.16	2742.16	24

(Lift, Balcony, Accessory Use, Parking: Deductions (Area in Sq.mt.))

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENTIAL)	D2	0.34	2.10	03
A (RESIDENTIAL)	D2	0.60	2.10	12
A (RESIDENTIAL)	D2	0.70	2.10	36
A (RESIDENTIAL)	D2	0.75	2.10	24
A (RESIDENTIAL)	D1	0.82	2.10	06
A (RESIDENTIAL)	D1	0.87	2.10	36
A (RESIDENTIAL)	D	0.90	2.10	03
A (RESIDENTIAL)	D	0.97	2.10	34
A (RESIDENTIAL)	D	1.00	2.10	42

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENTIAL)	V	0.60	1.20	48
A (RESIDENTIAL)	W3	0.90	1.20	26
A (RESIDENTIAL)	W4	1.02	1.20	01
A (RESIDENTIAL)	W5	1.03	1.20	04
A (RESIDENTIAL)	W7	1.10	1.20	04
A (RESIDENTIAL)	W2	1.20	1.20	43
A (RESIDENTIAL)	W6	1.21	1.20	04
A (RESIDENTIAL)	W1	1.50	1.20	56
A (RESIDENTIAL)	G	1.50	1.20	02
A (RESIDENTIAL)	MECH VENT	1.80	1.20	36
A (RESIDENTIAL)	W	1.80	1.20	01

Balcony Calculations Table

FLOOR	SIZE	AREA	TOTAL AREA
TYPICAL - 2, 3& 4 FLOOR PLAN	0.60 X 0.00 X 1 X 3	12.09	153.45
	0.35 X 0.00 X 1 X 3	10.95	
	0.44 X 0.00 X 1 X 3	5.64	
	1.00 X 0.00 X 2 X 3	20.22	
	0.85 X 4.04 X 1 X 3	10.29	
	1.20 X 3.11 X 1 X 3	11.19	
	0.85 X 2.21 X 1 X 3	5.64	
	0.38 X 0.00 X 1 X 3	11.13	
	0.85 X 0.00 X 4 X 3	46.32	
	1.20 X 3.13 X 1 X 3	10.92	
	0.76 X 0.00 X 1 X 3	9.06	
Total	-	-	153.45

UnitBUA Table for Building :A (RESIDENTIAL)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
FIRST FLOOR PLAN	FLAT - 101	FLAT	103.12	103.04	8	6
	FLAT - 102	FLAT	98.94	98.86	8	
	FLAT - 103	FLAT	101.59	101.47	8	
	FLAT - 104	FLAT	84.88	84.76	7	
	FLAT - 106	FLAT	100.84	100.74	8	
	FLAT- 105	FLAT	93.38	93.30	8	
TYPICAL - 2, 3& 4 FLOOR PLAN	FLAT - 201	FLAT	110.82	110.74	8	18
	FLAT - 202	FLAT	105.29	105.21	7	
	FLAT - 203	FLAT	108.99	108.87	8	
	FLAT - 204	FLAT	92.83	92.76	8	
	FLAT - 206	FLAT	109.59	109.50	8	
	FLAT- 205	FLAT	95.29	95.21	8	
Total:	-	-	2451.16	2449.04	188	24

Name : SRIKANT SARAN
Designation : Municipal Commisioner Main
Organization : GOVERNMENT OF JHARKHAND

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE
VIJOY KUMAR VERMA RMC/LE/0021/15-16		

ISO_full_bleed_2A0_(1189.00_x_1682.00_MM)

This is system generated MAP. No need to Physically Signed.