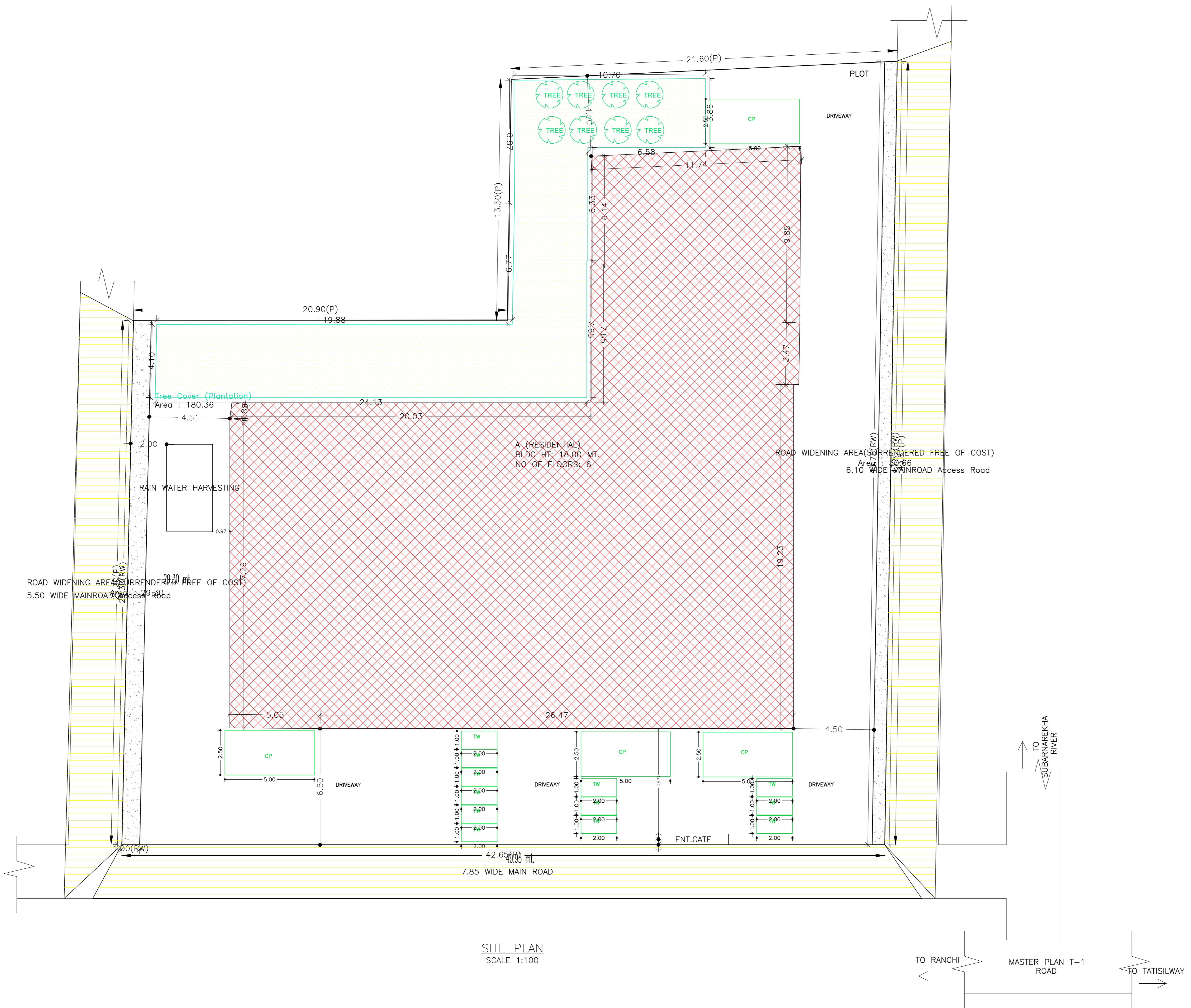


SITE PLAN

Proposal Basic Information	
Proposal File No	NORMC/BP/0393/W47/2019
Owner Name	DEO SHANKAR SAHAY GIRJA SHANKAR SAHAY SMT. PRITY SINHA NEELIMA SRIVASTAVA
Khata No	47
Plot No	71/11,12,13,20,21
Village Name	NAMKOM
Use	Residential
SubUse	Residential Bldg/Apartment

AREA STATEMENT RANCHI MUNICIPAL CORPORATION	VERSION NO: 1.0.42	VERSION DATE: 29/04/2019
PROJECT DETAIL		
Region: JHARKHAND	Plot Use: Residential	
District: RANCHI	Plot SubUse: Residential Bldg/Apartment	
Authority: RANCHI MUNICIPAL CORPORATION	PlotNearbyReligiousStructure: NA	
Inward No: RMC/BP/0393/W47/2019	Plot/SubPlot No: 71/11,12,13,20,21	
Application Type: General Proposal	North: Plot No. - Sub Plot No.-14&19	
Project Type: Building	South: Road Width - 8.00 MTR.	
Permissio	East: Road Width - 6.20 MTR.	
Nature of Development: New	West: Road Width - 6.20 MTR.	
Location of Development Area: Old Area		
AREA OF PLOT (Minimum)	(A)	SQ.MT. 1548.75
Deduction for NetPlot Area		
Surrender Free of Cost		59.96
Total		59.96
NET AREA OF PLOT (Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	1488.80
Deduction for Balance Plot Area (from Gross Plot Area)		
Surrender Free of Cost		59.96
Common Plot		180.36
Total		240.31
BALANCE AREA OF PLOT (Net Plot Area - Deductions)	(A-Deductions)	1308.44
Recreational/Amenity space		
PLOT AREA FOR COVERAGE (Net Plot Area)	(A-Deductions)	1488.80
Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions)	1548.75
COVERAGE CHECK		
Permissible Coverage area ( 50.00 % )		744.40
Proposed Coverage Area ( 49.58 % )		738.08
Total Prop. Coverage Area ( 49.58 % )		738.08
Balance coverage area ( 0.42 % )		6.32
FAR CHECK		
Perm. FAR Area ( 2.50 )		3871.88
Total Perm. FAR area		3871.88
Residential FAR		3289.36
Proposed FAR Area		3313.51
Total Proposed FAR Area		3313.51
Consumed FAR (Factor)		2.14
Balance FAR Area		588.37
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		4274.11
ARCHITECT (Regd)	SUNIL KUMAR SINGH	
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)	DEO SHANKAR SAHAY GIRJA SHANKAR SAHAY SMT. PRITY SINHA NEELIMA SRIVASTAVA	
DEVELOPMENT AUTHORITY	LOCAL BODY	



SITE PLAN SCALE 1:100

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

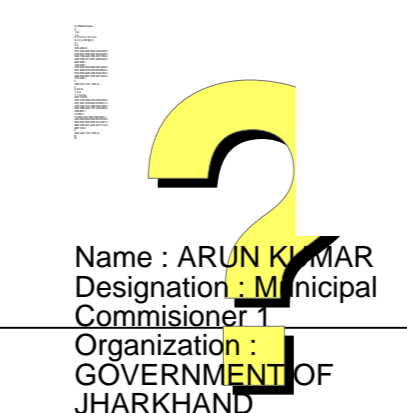
Buildingwise Floor FAR Details				
Floor Name	A (RESIDENTIAL)		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Ground Floor	738.08	24.15	738.08	24.15
First Floor	640.95	620.37	640.95	620.37
Second Floor	723.77	667.25	723.77	667.25
Third Floor	723.77	667.25	723.77	667.25
Fourth Floor	723.77	667.25	723.77	667.25
Fifth Floor	723.77	667.25	723.77	667.25
Terrace Floor	0.00	0.00	0.00	0.00
Total	4274.11	4274.11	4274.11	3313.52

Building USE/SUBUSE Details				
Building Name	Building Use	Building SubUse	Building Structure	
A (RESIDENTIAL)	Residential	Residential Bldg/Apartment	Multistoried	

Required Parking (Table 7a)											
Building Name	Type	SubUse	Area (Sq.mt.)	Units		Car		Visitors Car		TwoWheeler	
				Reqd.	Prop.	Reqd./Unit	Prop.	Reqd./Unit	Prop.	Reqd./Unit	Prop.
A (RESIDENTIAL)	Residential	Residential Bldg/Apartment	0 - 140	1	26.00	1.00	26	-	-	-	-
			> 140	1.5	-	1	6	-	-	-	-
			> 0	1	30.00	-	-	1	3	-	30
			> 0	1	30.00	-	-	-	-	-	-
Total							32	32	3	1	30

Parking Check (Table 7b)			
Vehicle Type	Reqd.	Prop.	Area
Car	32	32	400.00
Total Car	32	32	400.00
Visitor's Car Parking	-	1	12.50
Three Stack Visitor Parking	-	2	25.00
Total Visitor Parking	3	3	37.50
TwoWheeler	-	30	60.00
Total	30	30	60.00
Other Parking	-	-	299.75
Total	497.50	699.75	894.75

FAR & Tenement Details (Table 4c-1)														
Building	No. of Same Bldg	Gross Built Up Area (Sq.mt.)	Deductions From Gross BUA (Area in Sq.mt.)	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.)	Tenm (No.)
					StairCase	Lift	Balcony	Accessory Use	Parking					
A (RESIDENTIAL)	1	4283.51	9.40	4274.11	74.34	40.95	143.76	3.29	698.25	3289.37	15.96	3313.52	3313.52	30
Total	1	4283.51	9.40	4274.11	74.34	40.95	143.76	3.29	698.25	3289.37	15.96	3313.52	3313.52	30

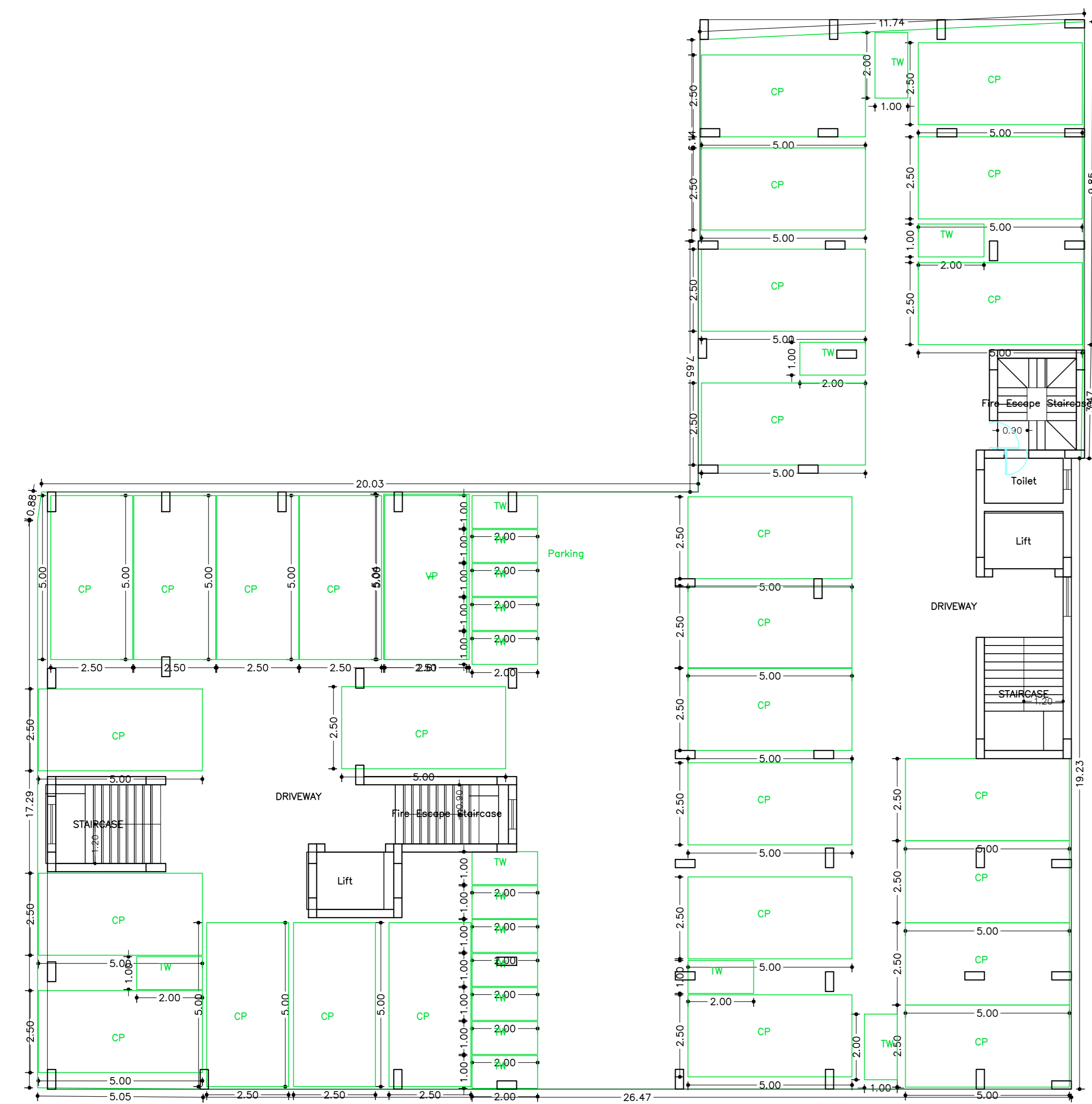


Name : ARUN KUMAR Designation : Municipal Commissioner Organization : GOVERNMENT OF JHARKHAND

LTP NAME AND SIGNATURE	STRUCTURAL ENC'S NAME AND SIGNATURE	OWNER'S NAME AND SIGNATURE	DEVELOPMENT AUTHORITY SIGNATURE
SUNIL KUMAR SINGH RMC/LTP/0017/2018			

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

Proposal Basic Information	
Owner Name	DRM/BP/0393/W47/2019 DEO SHANKAR SAHAY GIRJA SHANKAR SAHAY SMT. PRITY SINHA NEELIMA SRIVASTAVA
Khata No	47
Plot No	71/11,12,13,20,21
Village Name	NAMKOM
Use	Residential
SubUse	Residential Bldg/Apartment



GROUND FLOOR PLAN (SCALE 1:100)



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

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENTIAL)	D3	0.75	2.10	140
A (RESIDENTIAL)	D2	0.90	2.10	30
A (RESIDENTIAL)	D1	0.98	2.10	80
A (RESIDENTIAL)	D	1.05	2.10	30

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENTIAL)	V	0.60	0.60	65
A (RESIDENTIAL)	W2	0.75	1.20	10
A (RESIDENTIAL)	W2	0.90	1.20	20
A (RESIDENTIAL)	W1	1.20	1.20	10
A (RESIDENTIAL)	W1	1.32	1.20	05
A (RESIDENTIAL)	W1	1.33	1.20	05
A (RESIDENTIAL)	W1	1.35	1.20	79
A (RESIDENTIAL)	MECH VENT	1.80	1.20	25
A (RESIDENTIAL)	W	1.80	1.20	25

Balcony Calculations Table

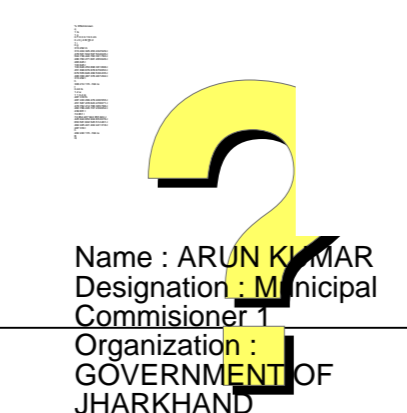
FLOOR	SIZE	AREA	TOTAL AREA
TYPICAL - 2, 3, 4 & 5 FLOOR PLAN	1.20 X 0.00 X 6 X 4	115.44	282.76
	1.09 X 0.00 X 1 X 4	17.04	
	1.20 X 3.33 X 1 X 4	15.96	
	1.15 X 0.00 X 1 X 4	17.64	
	1.19 X 0.00 X 1 X 4	17.64	
	1.12 X 0.00 X 1 X 4	17.16	
	0.60 X 0.00 X 1 X 4	16.64	
	1.20 X 2.46 X 1 X 4	11.80	
	1.20 X 3.58 X 1 X 4	17.16	
	1.20 X 4.01 X 1 X 4	19.24	
	1.20 X 3.55 X 1 X 4	17.04	
Total	-	-	282.76

UnitBUA Table for Building :A (RESIDENTIAL)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
TYPICAL - 2, 3, 4 & 5 FLOOR PLAN	FLAT - 202	FLAT	71.10	70.96	6	24
	FLAT - 203	FLAT	71.11	70.97	6	
	FLAT - 204	FLAT	140.31	140.12	10	
	FLAT - 205	FLAT	104.93	104.76	8	
	FLAT - 206	FLAT	117.20	117.10	9	
FIRST FLOOR PLAN	FLAT - 101	FLAT	108.67	108.50	10	6
	FLAT - 102	FLAT	62.03	61.89	6	
	FLAT - 103	FLAT	62.04	61.90	6	
	FLAT - 104	FLAT	123.68	123.50	10	
	FLAT - 105	FLAT	93.92	93.35	8	
	FLAT - 106	FLAT	104.99	104.89	9	
Total:	-	-	2994.70	2990.19	245	30

Building :A (RESIDENTIAL)

Floor Name	Gross Builtup Area	Deductions From Gross BUA(Area in Sq.mt.)	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)					Proposed FAR Area (Sq.mt.)	Add FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed FAR Area (Sq.mt.)	Tmmt (No.)
				StairCase	Lift	Balcony	Accessory Use	Parking					
Ground Floor	738.08	0.00	738.08	12.39	0.00	0.00	3.29	698.25	0.00	15.96	24.15	24.15	00
First Floor	642.83	1.88	640.95	12.39	8.19	0.00	0.00	620.37	0.00	620.37	620.37	620.37	06
Second Floor	725.65	1.88	723.77	12.39	8.19	35.94	0.00	667.25	0.00	667.25	667.25	667.25	06
Third Floor	725.65	1.88	723.77	12.39	8.19	35.94	0.00	667.25	0.00	667.25	667.25	667.25	06
Fourth Floor	725.65	1.88	723.77	12.39	8.19	35.94	0.00	667.25	0.00	667.25	667.25	667.25	06
Fifth Floor	725.65	1.88	723.77	12.39	8.19	35.94	0.00	667.25	0.00	667.25	667.25	667.25	06
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total	4283.51	9.40	4274.11	74.34	40.95	143.76	3.29	698.25	3289.37	15.96	3313.52	3313.52	30
Total Number of Same Buildings	1												
Total :	4283.51	9.40	4274.11	74.34	40.95	143.76	3.29	698.25	3289.37	15.96	3313.52	3313.52	30



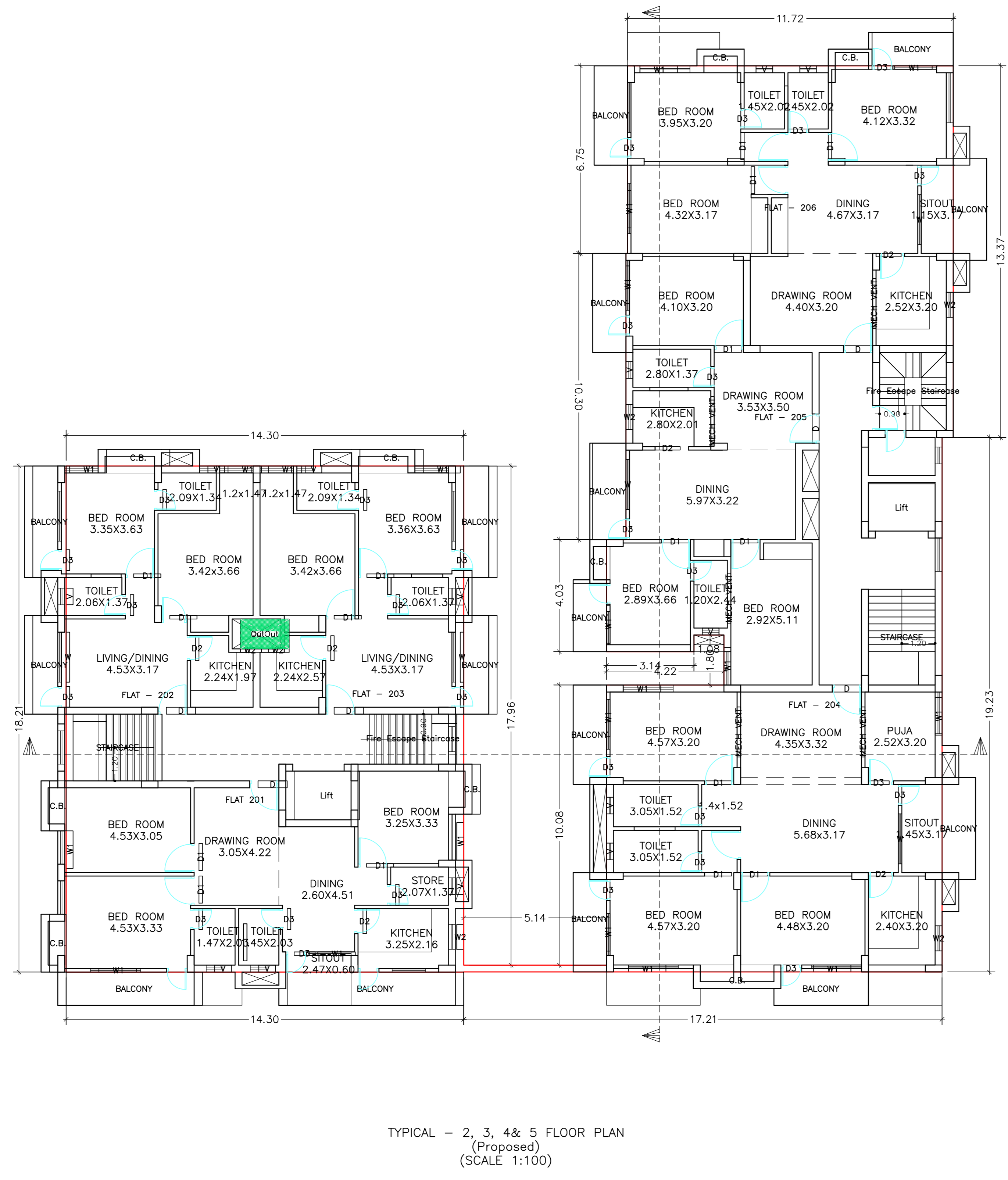
LTP NAME AND SIGNATURE  
SUNIL KUMAR SINGH  
RMC/LTP/0017/2018

STRUCTURAL ENG'S NAME AND SIGNATURE

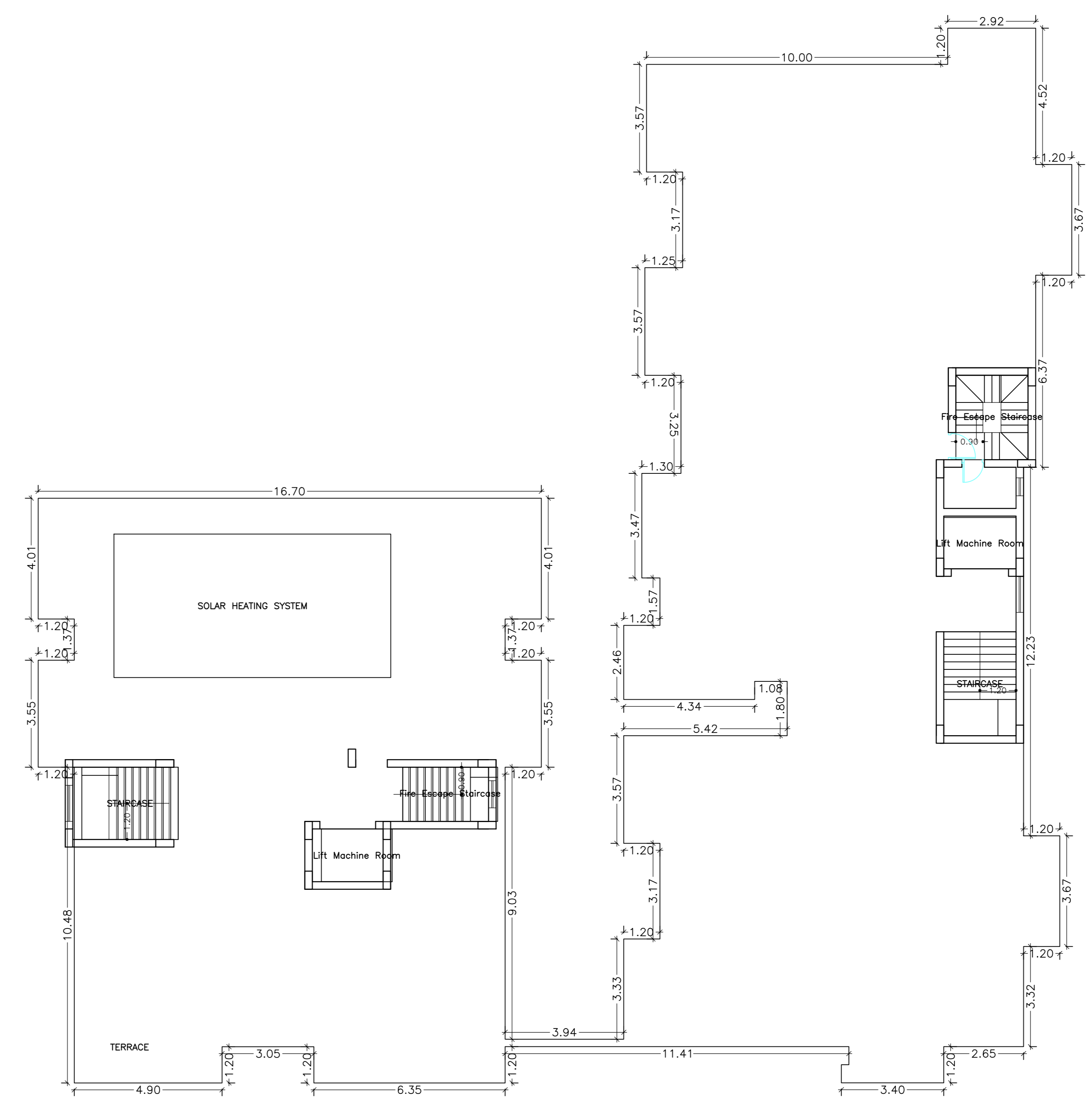
OWNER'S NAME AND SIGNATURE

DATE

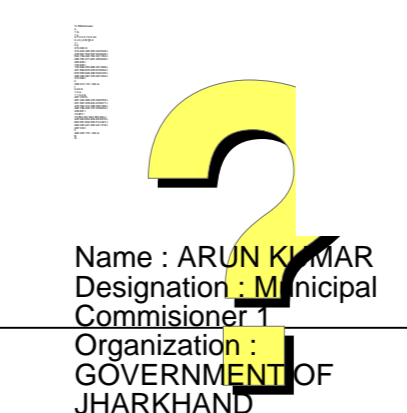
Proposal Basic Information	
Proposal File No	NORMC/BP/0393/W47/2019
Owner Name	DEO SHANKAR SAHAY GIRJA SHANKAR SAHAY SMT. PRITY SINHA NEELIMA SRIVASTAVA
Khata No	47
Plot No	71/11,12,13,20,21
Village Name	NAMKOM
Use	Residential
SubUse	Residential Bldg/Apartment



TYPICAL - 2, 3, 4 & 5 FLOOR PLAN  
(Proposed)  
(SCALE 1:100)

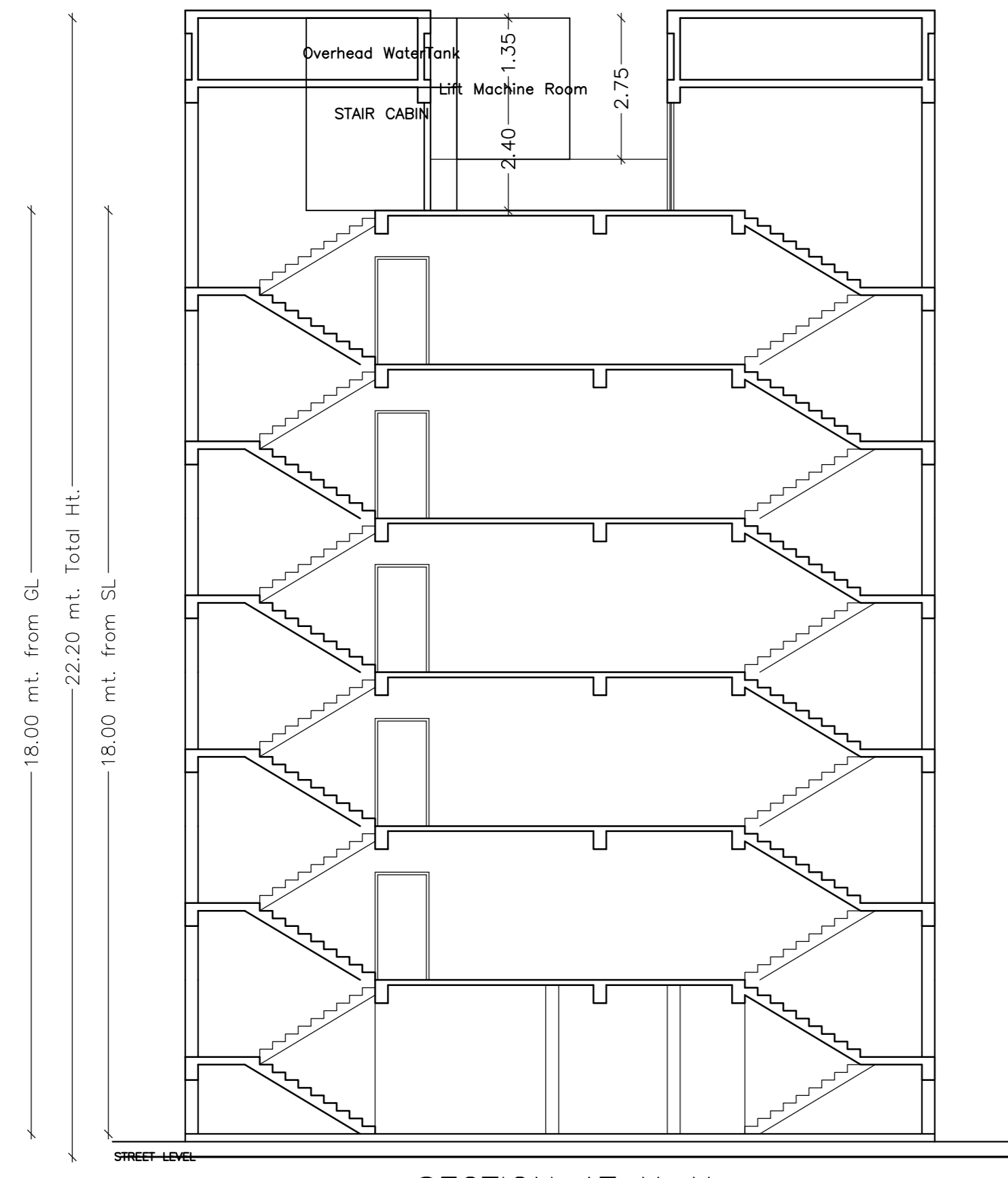


TERRACE FLOOR PLAN  
(SCALE 1:100)

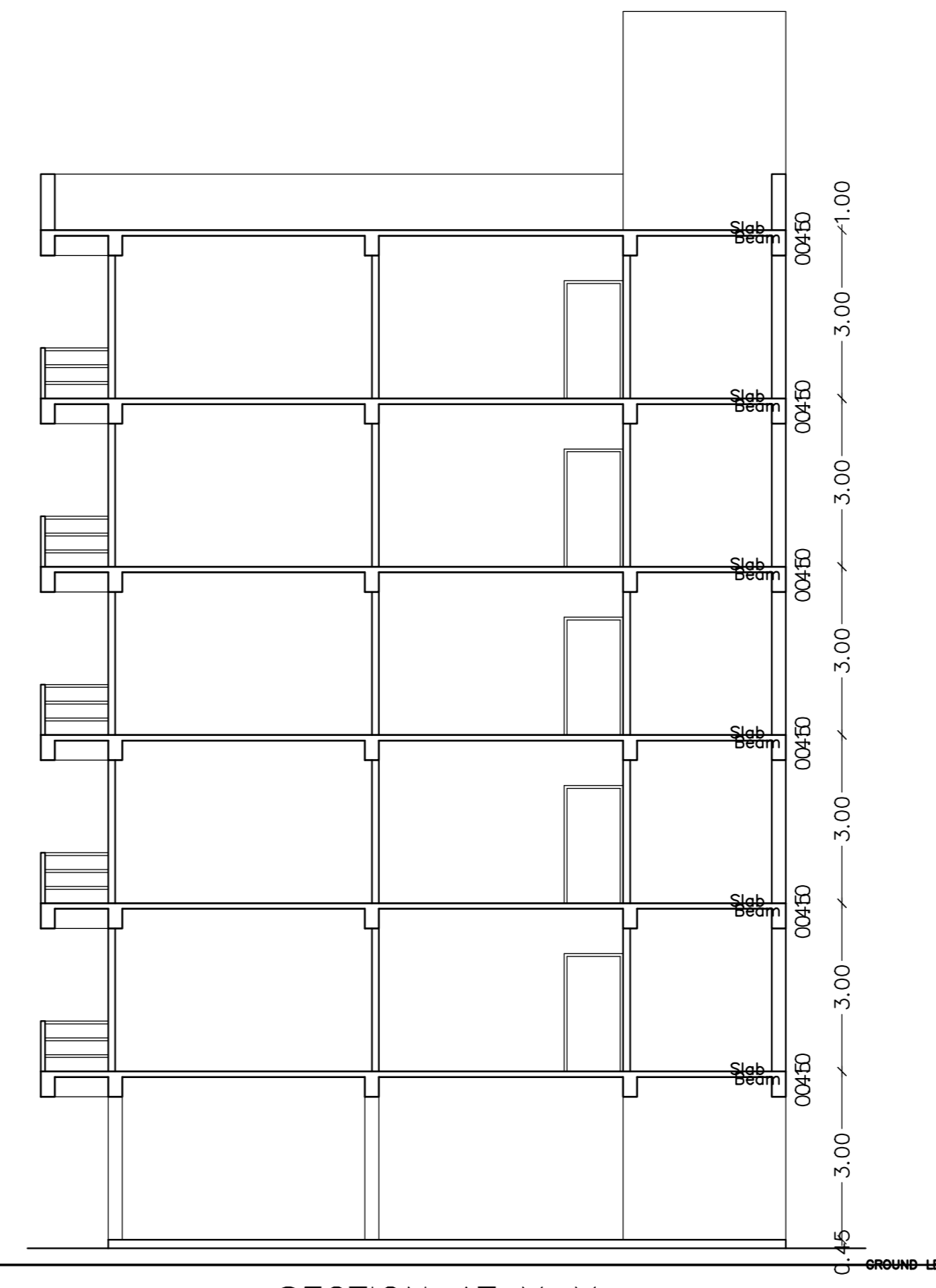


LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	MECHANICAL ENG'S NAME AND SIGNATURE	ELECTRICAL ENG'S NAME AND SIGNATURE
SUNIL KUMAR SINGH RMC/LTP/0017/2018			

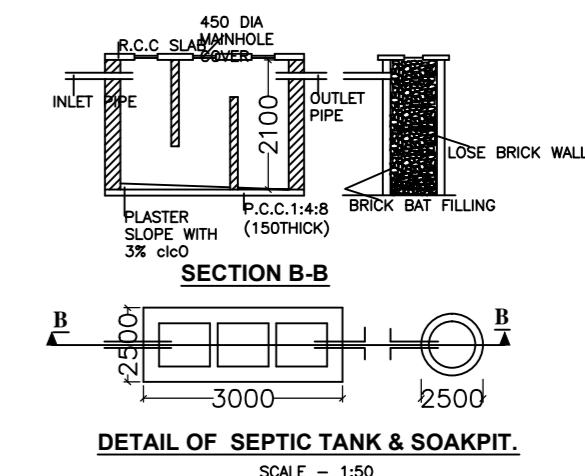
Proposal Basic Information	
Proposal File No	NORMC/BP/0393/W47/2019
Owner Name	DEO SHANKAR SAHAY GIRJA SHANKAR SAHAY SMT. PRITY SINHA NEELIMA SRIVASTAVA
Khata No	47
Plot No	71/11,12,13,20,21
Village Name	NAMKOM
Use	Residential
SubUse	Residential Bldg/Apartment



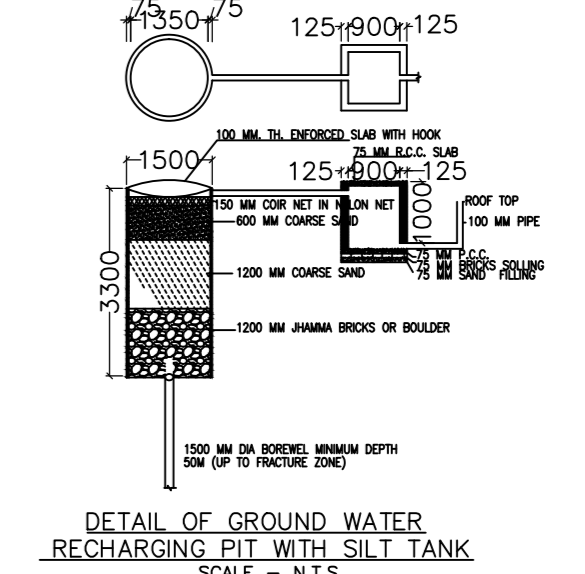
SECTION AT X-X  
SCALE 1:100



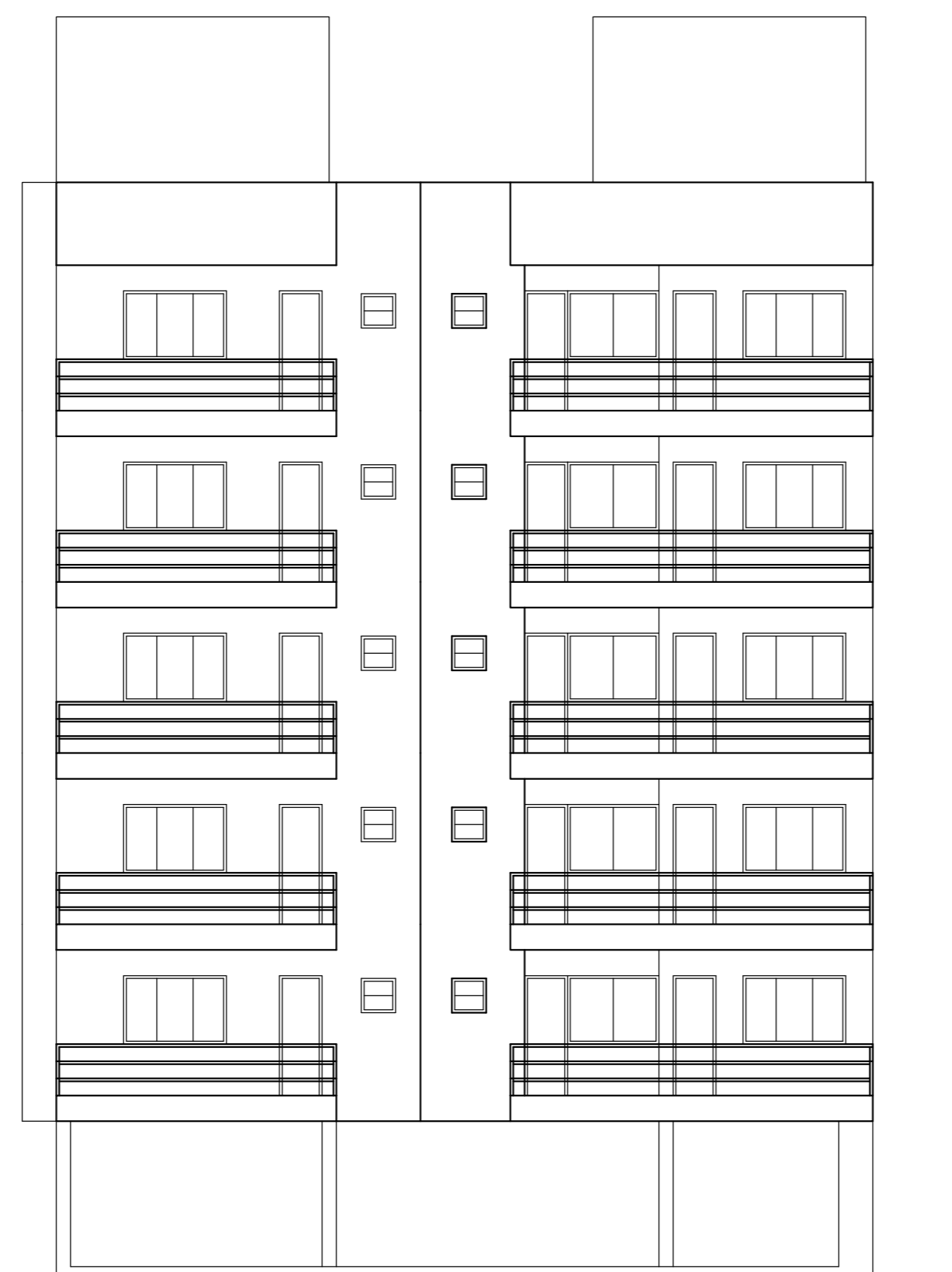
SECTION AT Y-Y  
SCALE 1:100



DETAIL OF SEPTIC TANK & SOAKPIT  
SCALE - 1:50



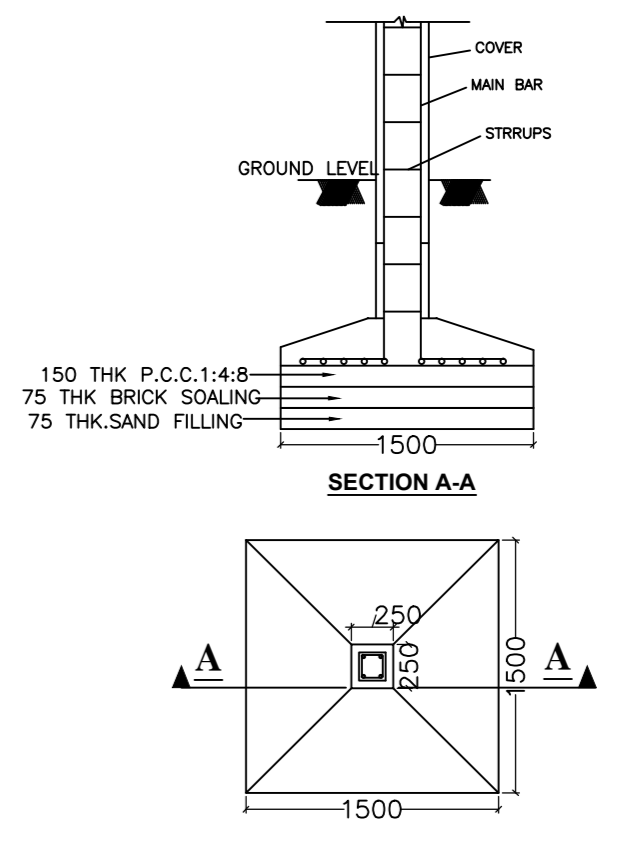
DETAIL OF GROUND WATER RECHARGING PIT WITH SILT TANK  
SCALE - N.T.S.



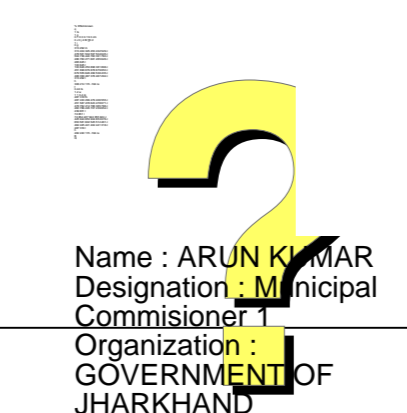
FRONT ELEVATION  
SCALE 1:100



LEFT SIDE ELEVATION  
SCALE 1:100



DETAIL OF FOUNDATION  
SCALE - N.T.S.



Name : ARUN KUMAR  
Designation : Municipal  
Commissioner  
Organization :  
GOVERNMENT OF  
JHARKHAND

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	OWNER'S NAME AND SIGNATURE	REAL SIGNATURE
SUNIL KUMAR SINGH RMC/LTP/0017/2018			