

SITE PLAN

30.00 mt. Wide Main Road

SITE KEY PLAN

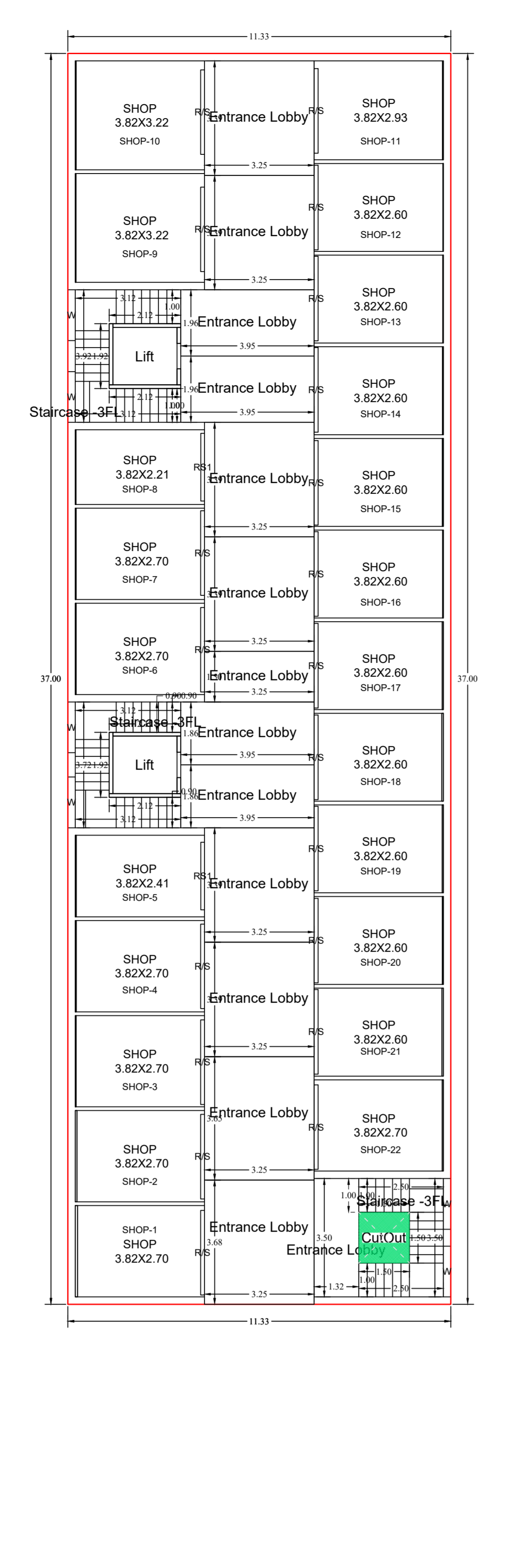
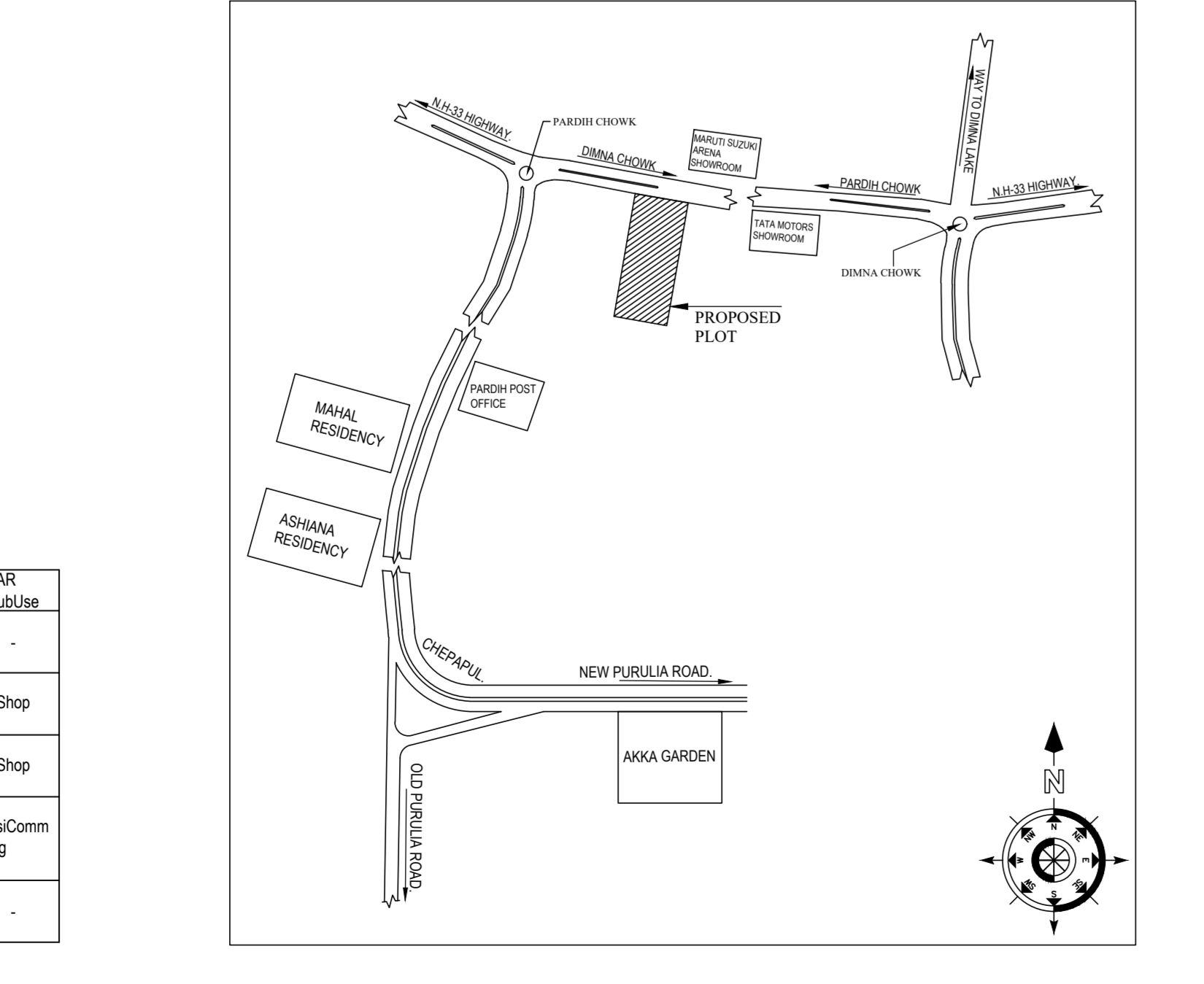
Table with 2 columns: AREA STATEMENT AND VERIFICATION. Lists various areas like plot area, FAR area, and FAR check with their respective values.

Table 7a: Required Parking (Table 7a). Columns include Building Name, Type, Subtype, Area, etc.

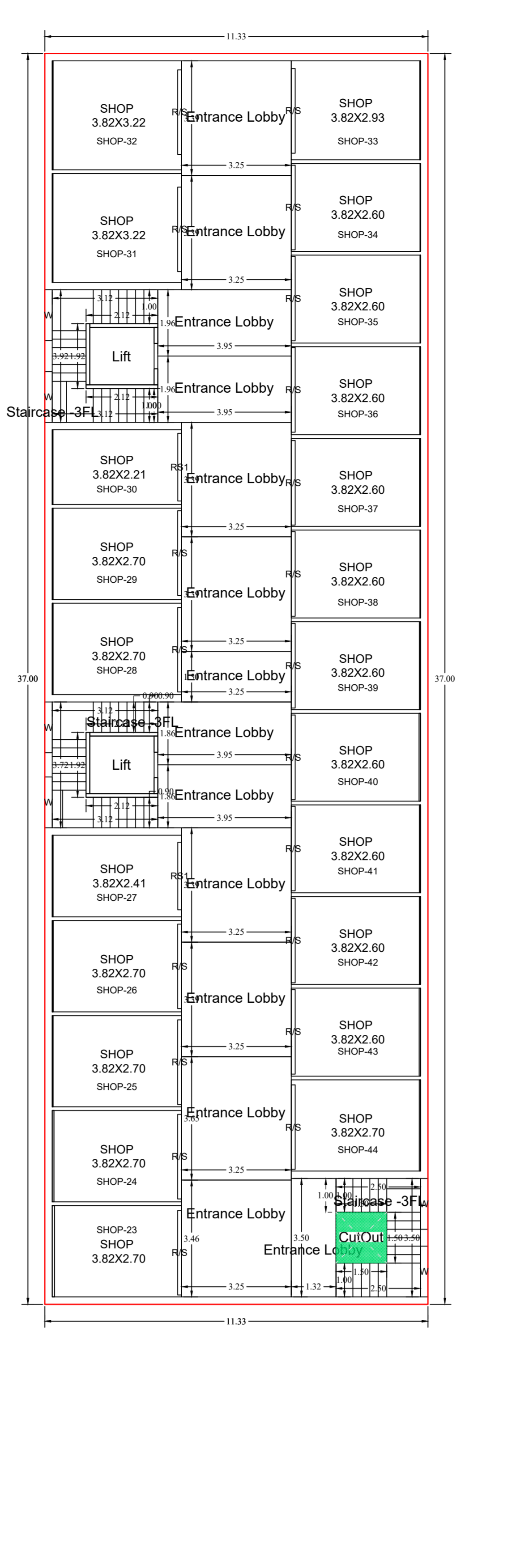
Table 7b: Parking Check (Table 7b). Columns include Vehicle Type, No., Area, etc.

Table 7c: FAR & Tenement Details (Table 7c). Columns include Building Name, No. of Storeys, Gross Built Area, etc.

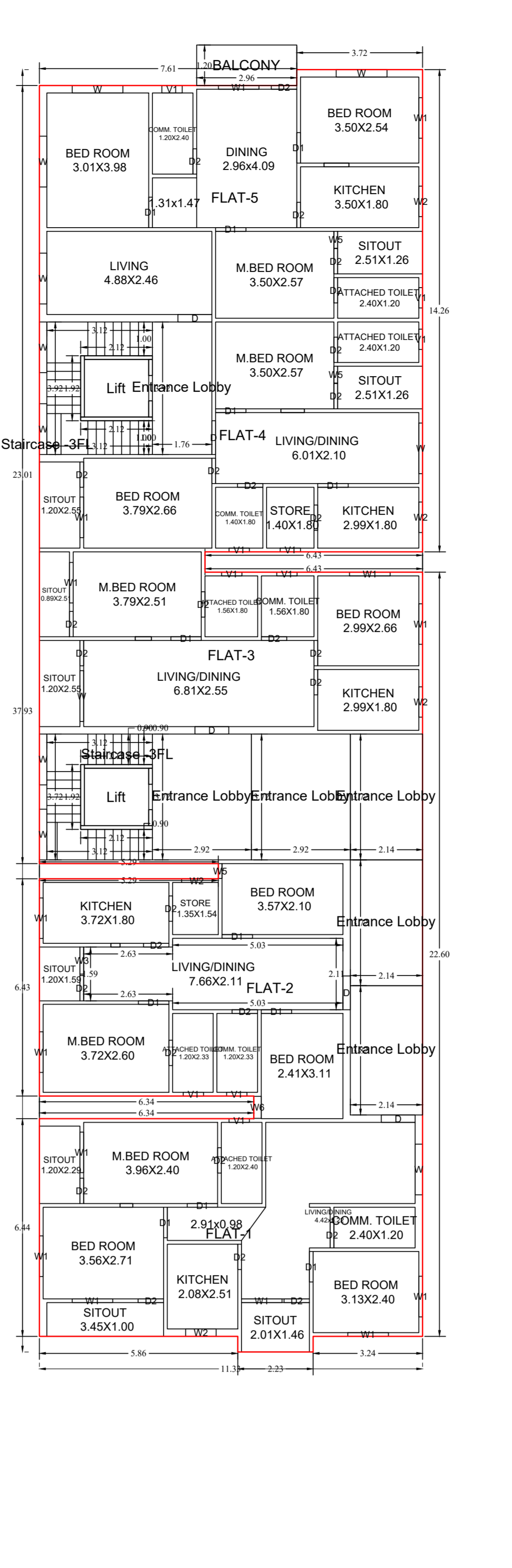
Table with 2 columns: BUILDING USES and BUILDING USES/USE DETAILS. Lists building names, types, and their respective FAR and FSI values.



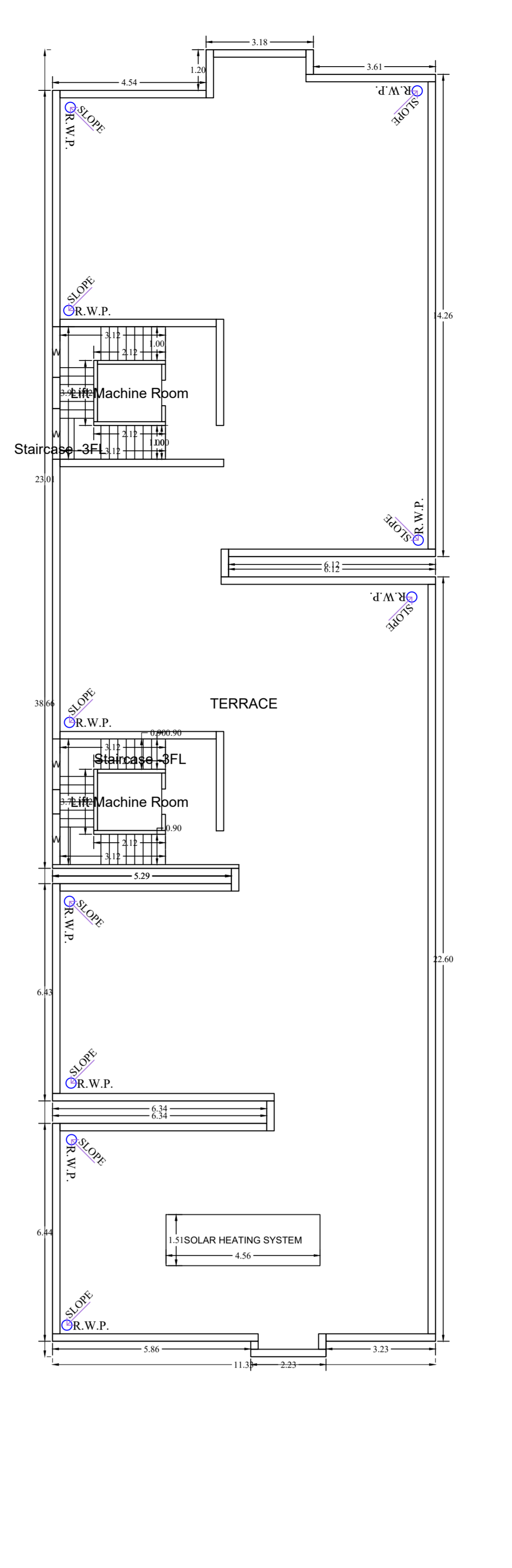
GROUND FLOOR PLAN (Proposed) (SCALE 1:100)



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



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



TERRACE FLOOR PLAN (SCALE 1:100)

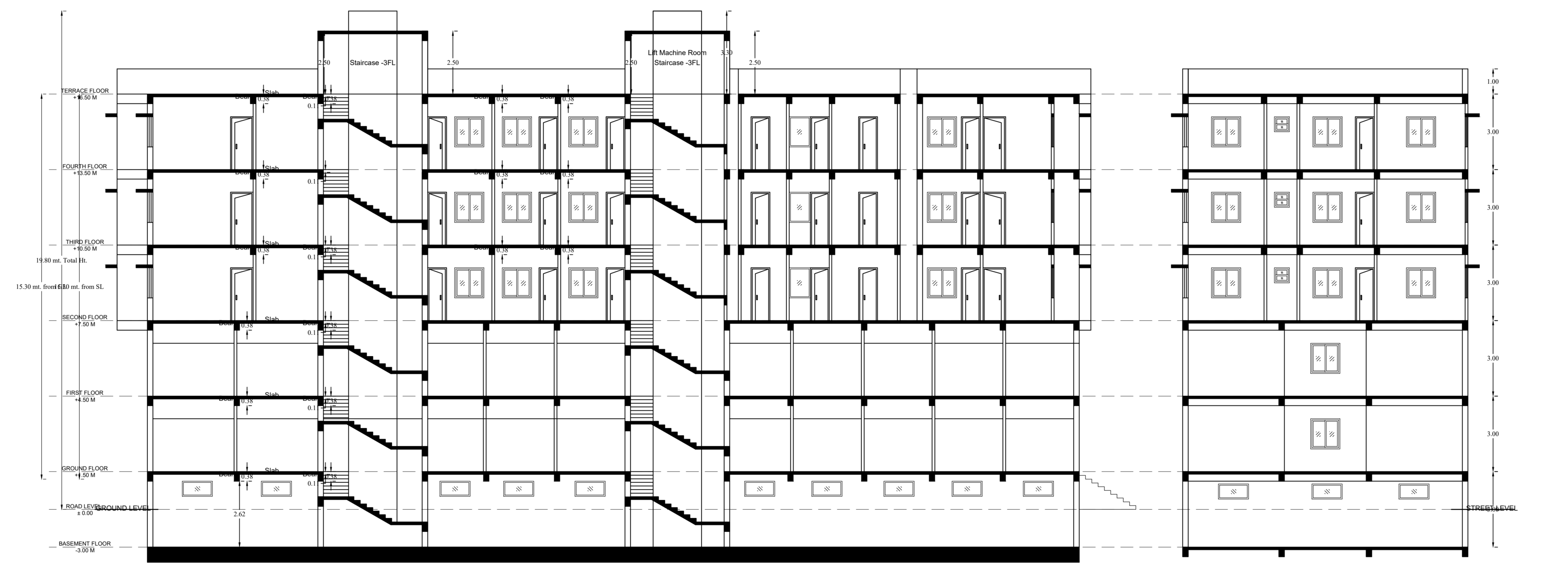
Table: Building - A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA). Columns include Floor Name, Gross Built Area, etc.

Table: SCHEDULE OF WORK. Columns include Building Name, Name, Length, Height, Nos.

Table: SCHEDULE OF WINDOW VENTILATION. Columns include Building Name, Name, Length, Height, Nos.

Table: BATTERY CAPACITIES TABLE. Columns include FLOOR, SIZE, AREA, TOTAL AREA.

Table: Unit/BUA Table for Building - A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA). Columns include FLOOR, Name, UBUA Type, etc.



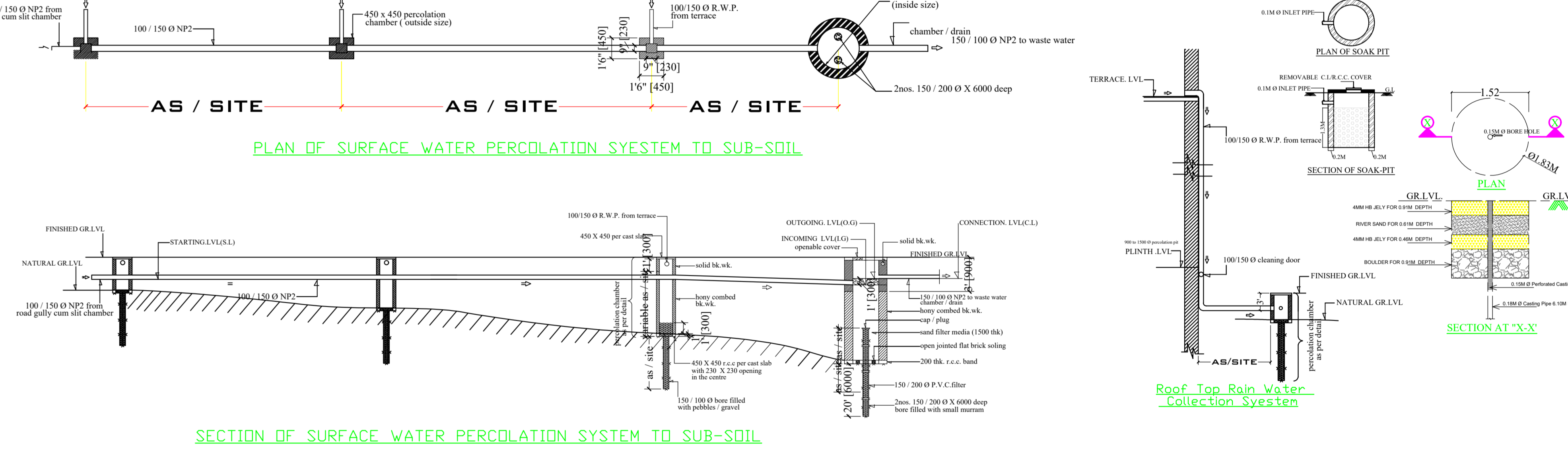
SECTION AT AA

SECTION AT BB

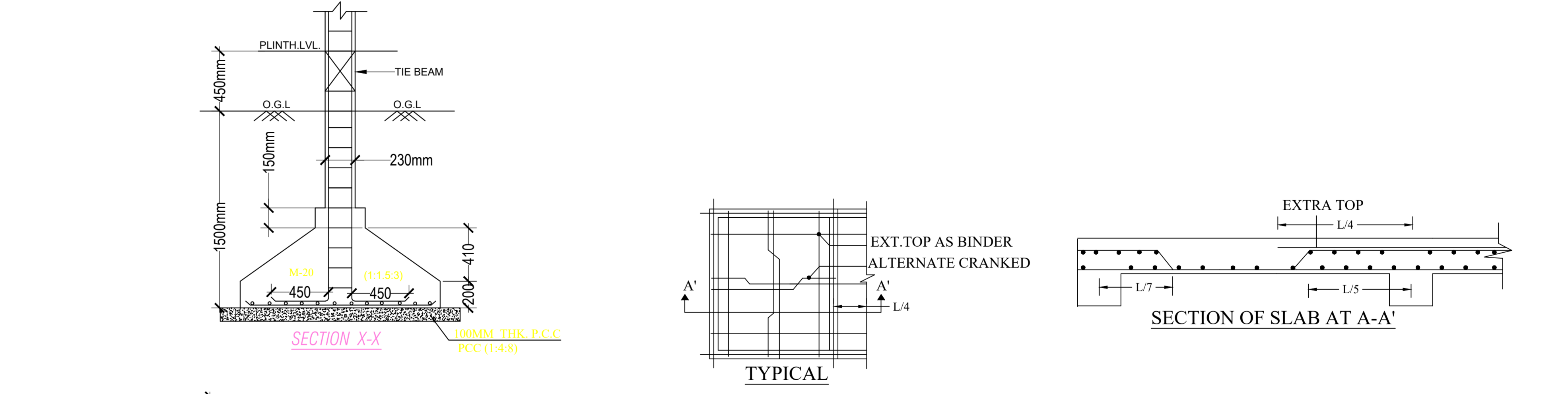


SIDE ELEVATION

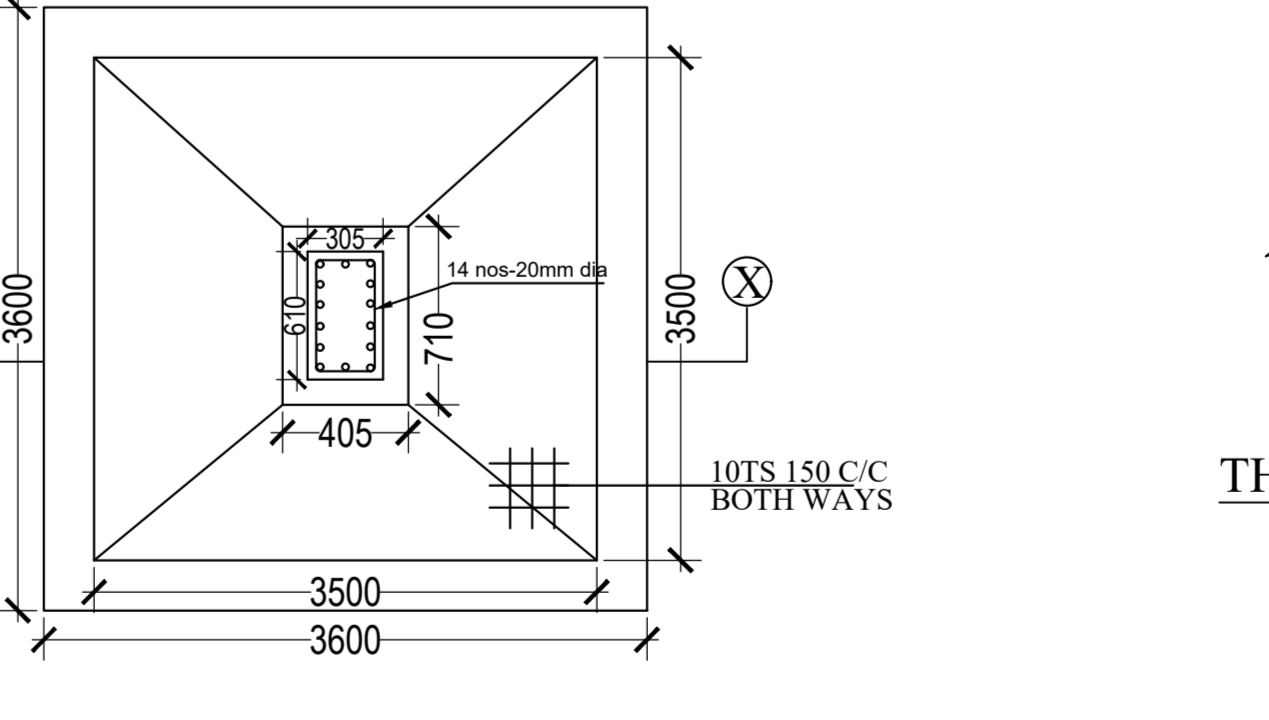
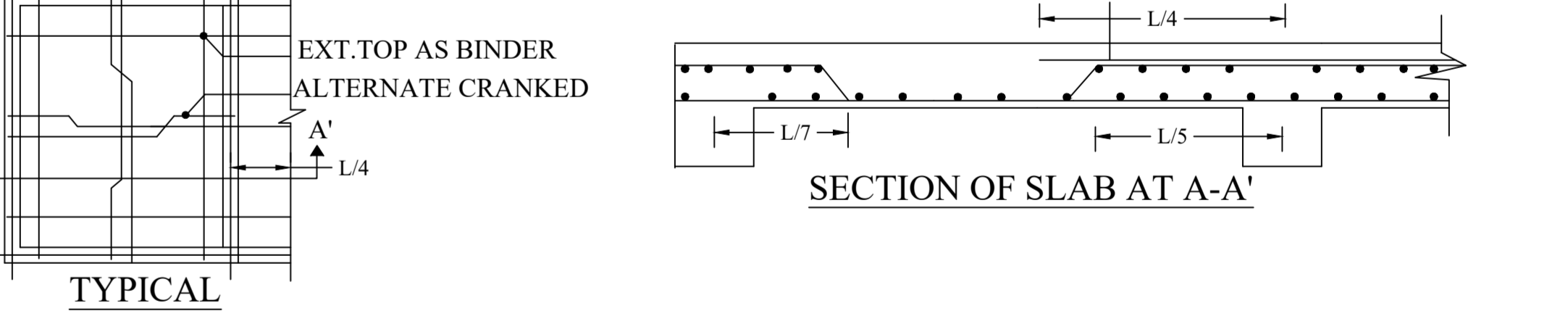
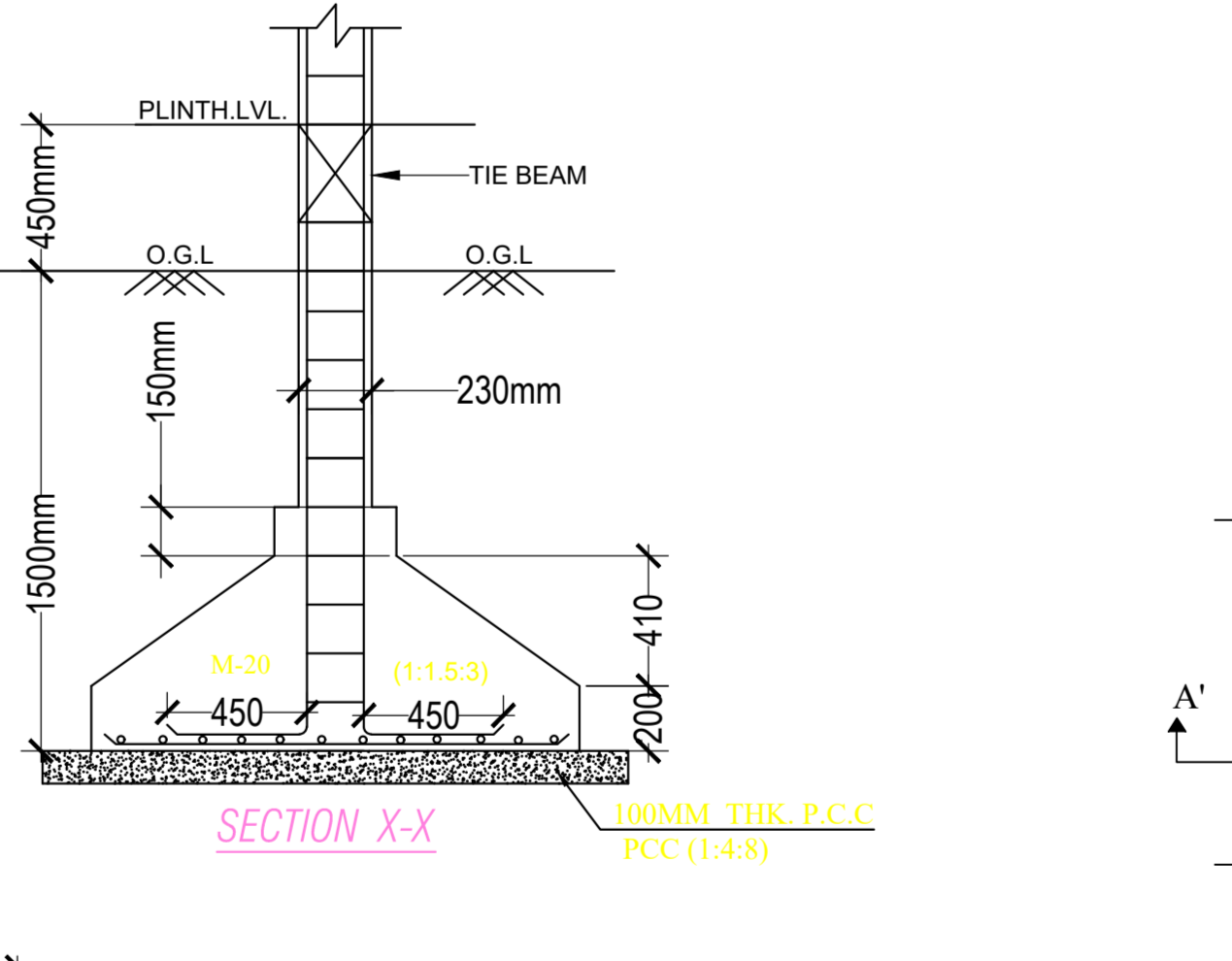
FRONT ELEVATION



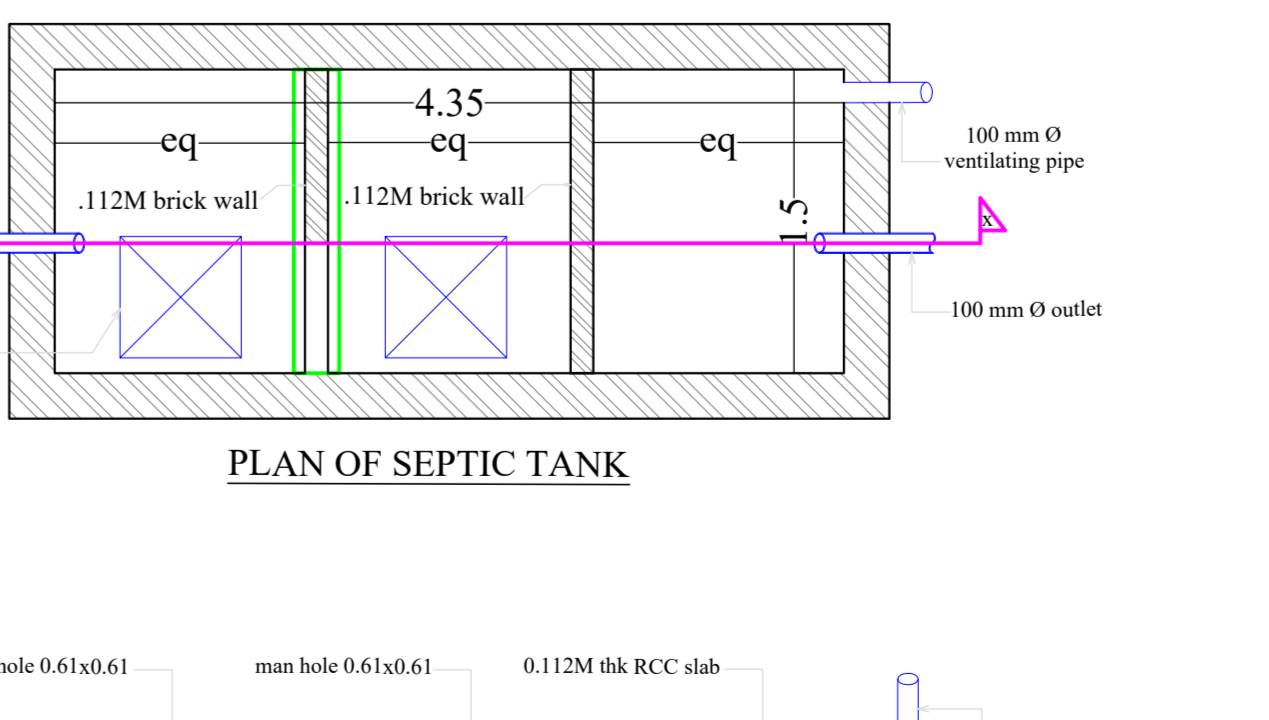
PLAN OF SURFACE WATER PERCOLATION SYSTEM TO SUB-SOIL



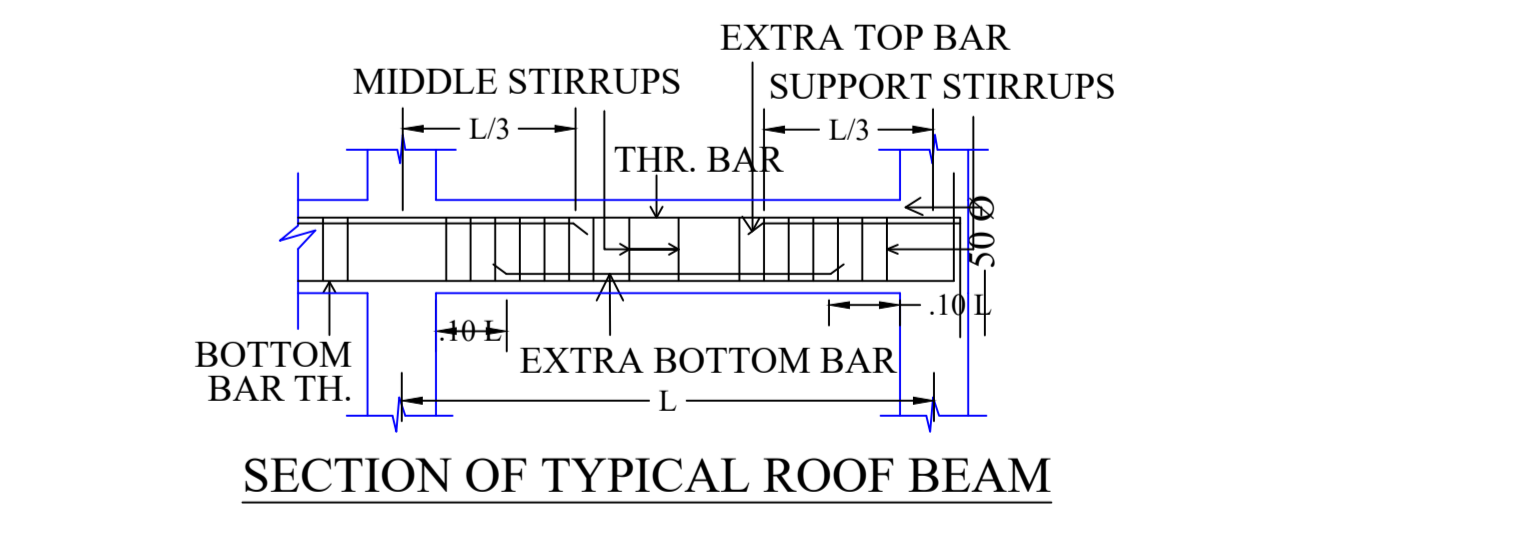
SECTION OF SURFACE WATER PERCOLATION SYSTEM TO SUB-SOIL



PLAN OF SEPTIC TANK



SECTION OF SEPTIC TANK -XX



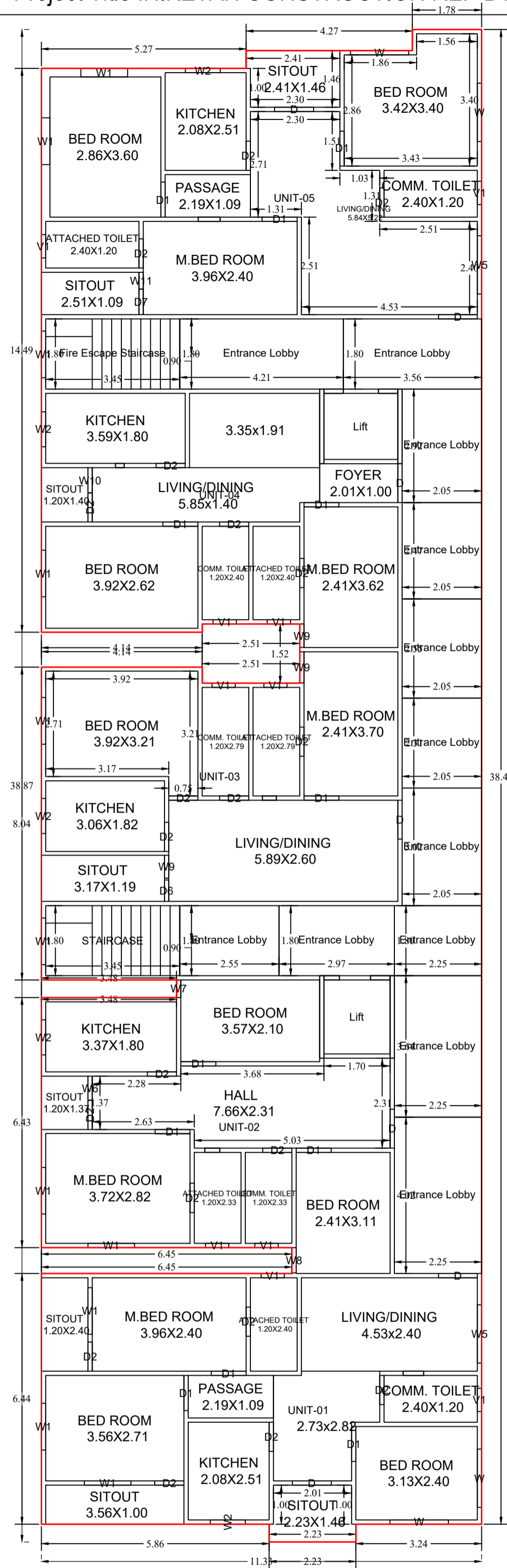
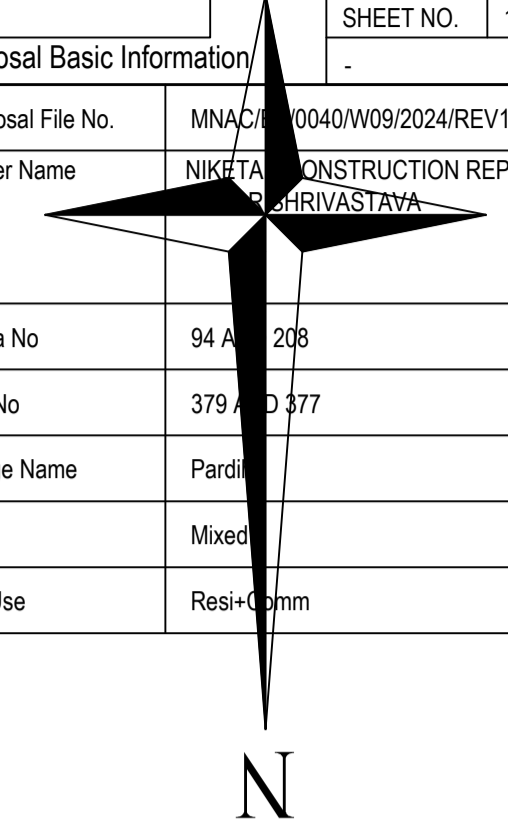
SECTION OF TYPICAL ROOF BEAM

Proposal Basic Information	
Proposal File No.	MNAC/ENG/0040/W09/2024/REV2
Owner Name	NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA
Khata No	94 AN 208
Plot No	379 AN 377
Village Name	Pardih
Use	Residential
SubUse	ResiComm Bldg

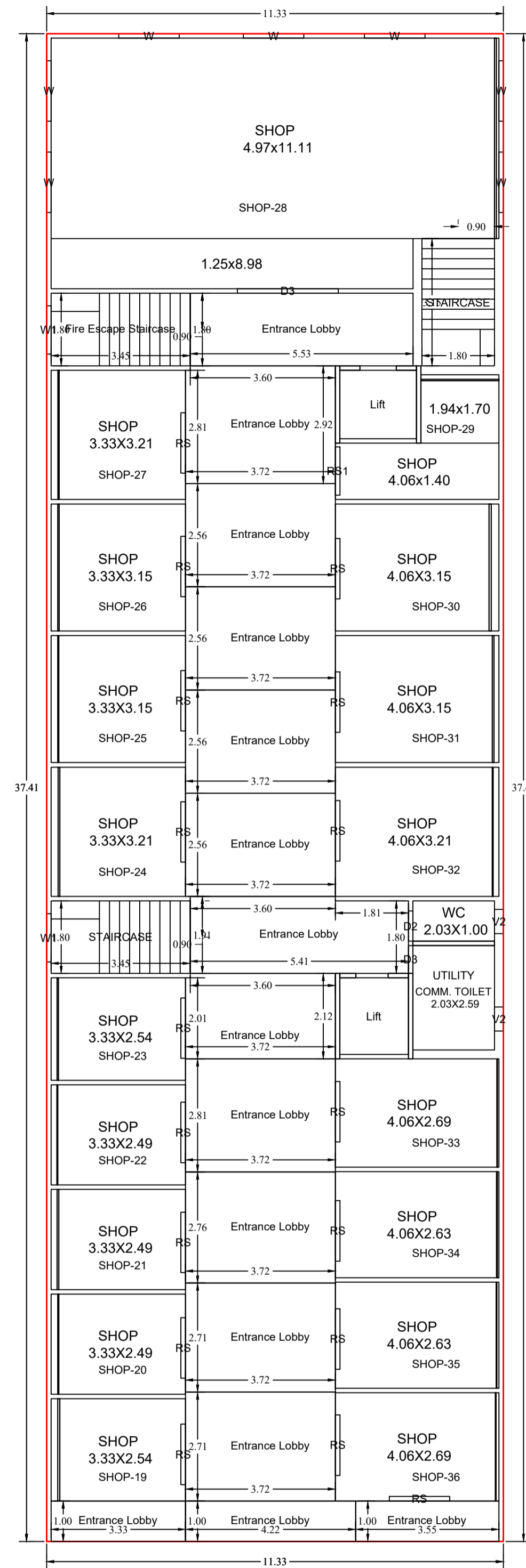
LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
GAURI SHANKAR SAHU MNAC/ENG/0025/2017			

Name : RANJEET CHAKRA
Organization : Personal

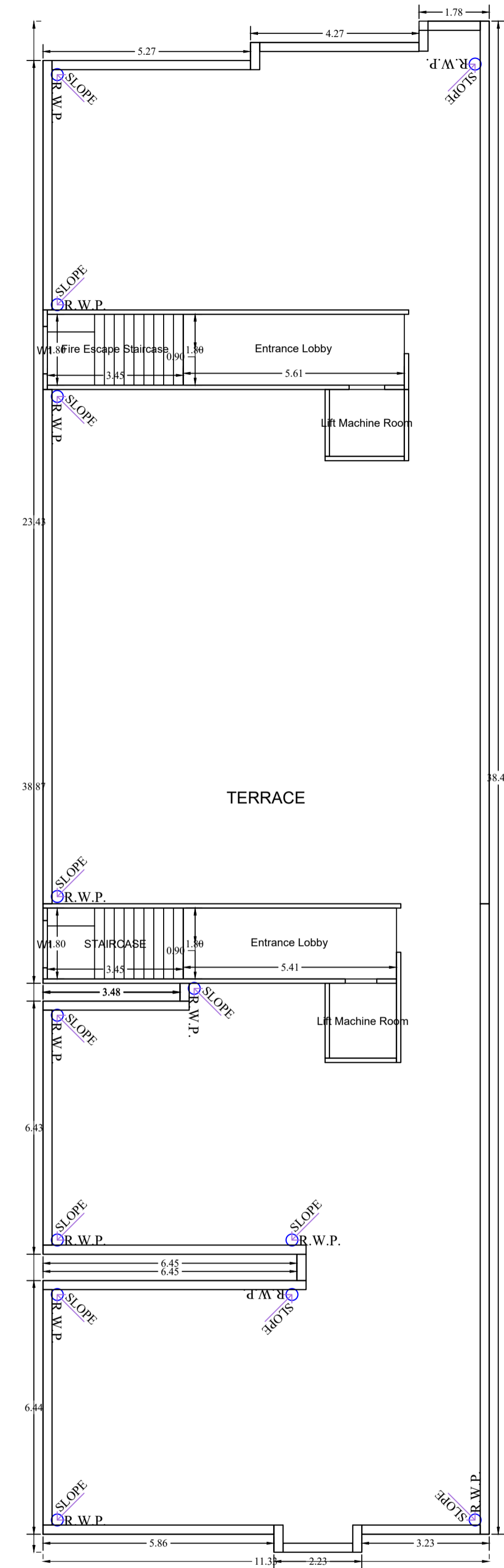
Proposal Basic Information	
Proposal File No.	MNAC/0040/W09/2024/REV1
Owner Name	NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA
Khata No	94 A 208
Plot No	379 AND 377
Village Name	Pardhi
Use	Mixed
SubUse	Resi+Comm



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



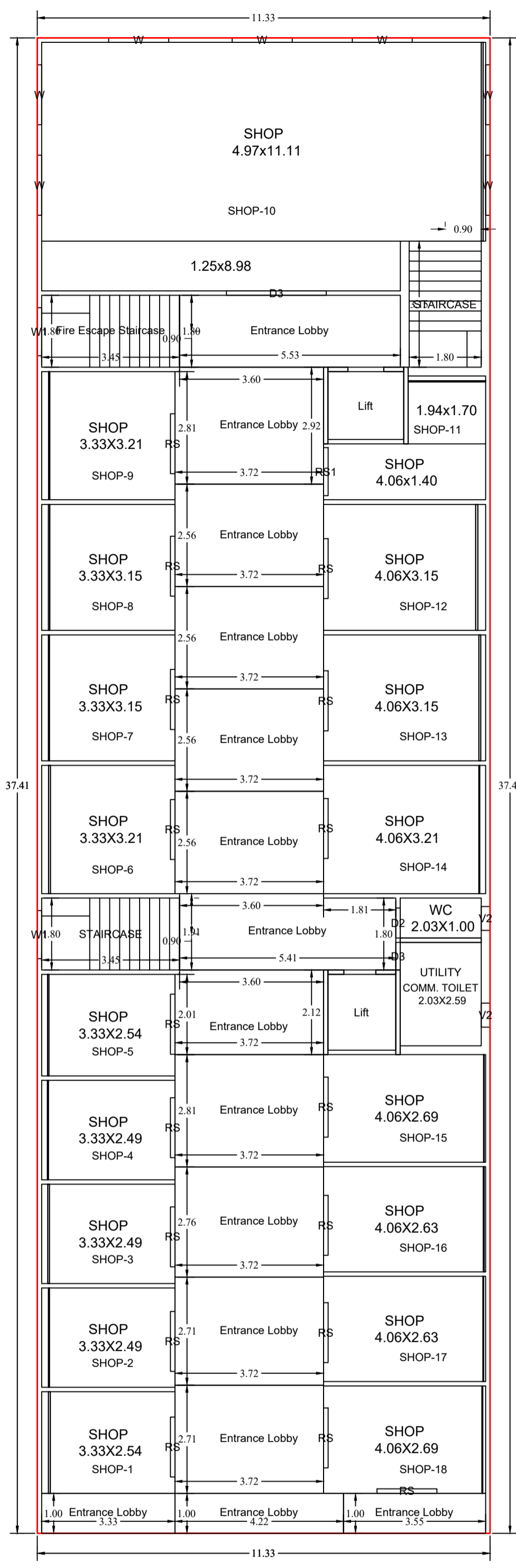
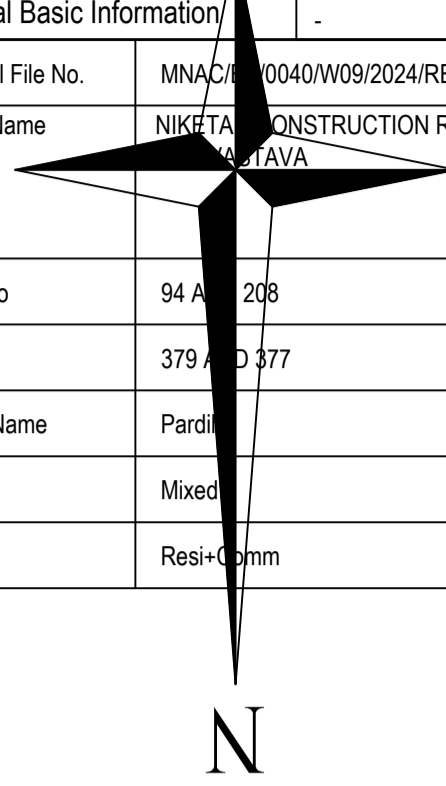
FIRST FLOOR PLAN
(Proposed)
(SCALE 1:100)



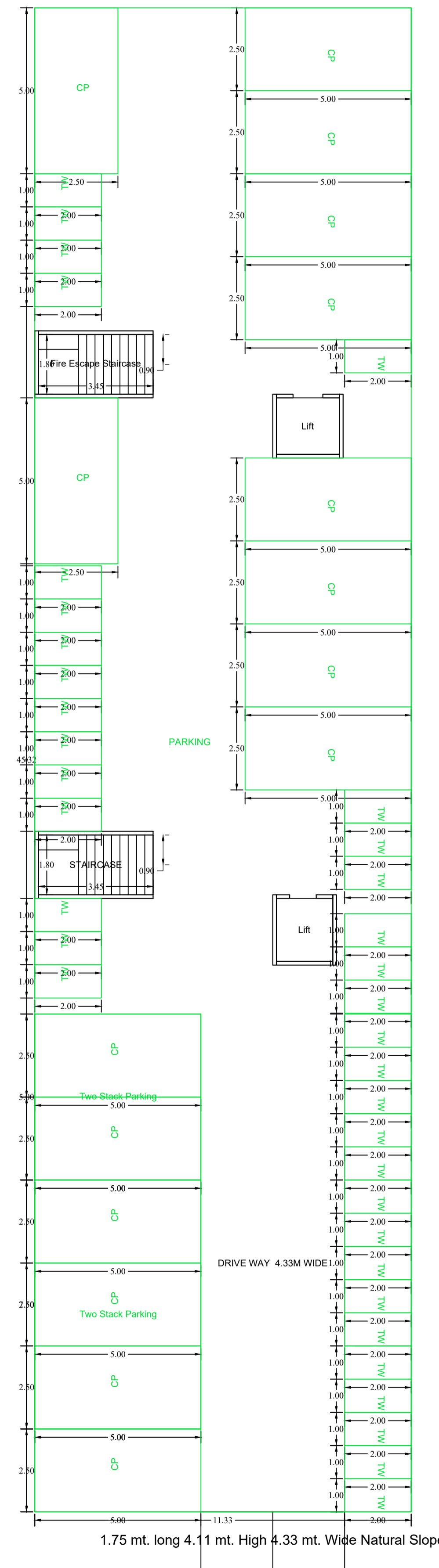
TERRACE FLOOR PLAN
(SCALE 1:100)

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	OWNER NAME AND SIGNATURE
GAURI SHANKAR SAHU MNAC/ENG/0025/2017			NIRMAL KUMAR SHRIVASTAVA Designation : M. C. Organization : Personal

Proposal Basic Information	
Proposal File No.	MNAC/ENG/0040/W09/2024/REV1
Owner Name	NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA
Khata No	94 A 208
Plot No	379 AND 377
Village Name	Pardhi
Use	Mixed
SubUse	Resi+Comm



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



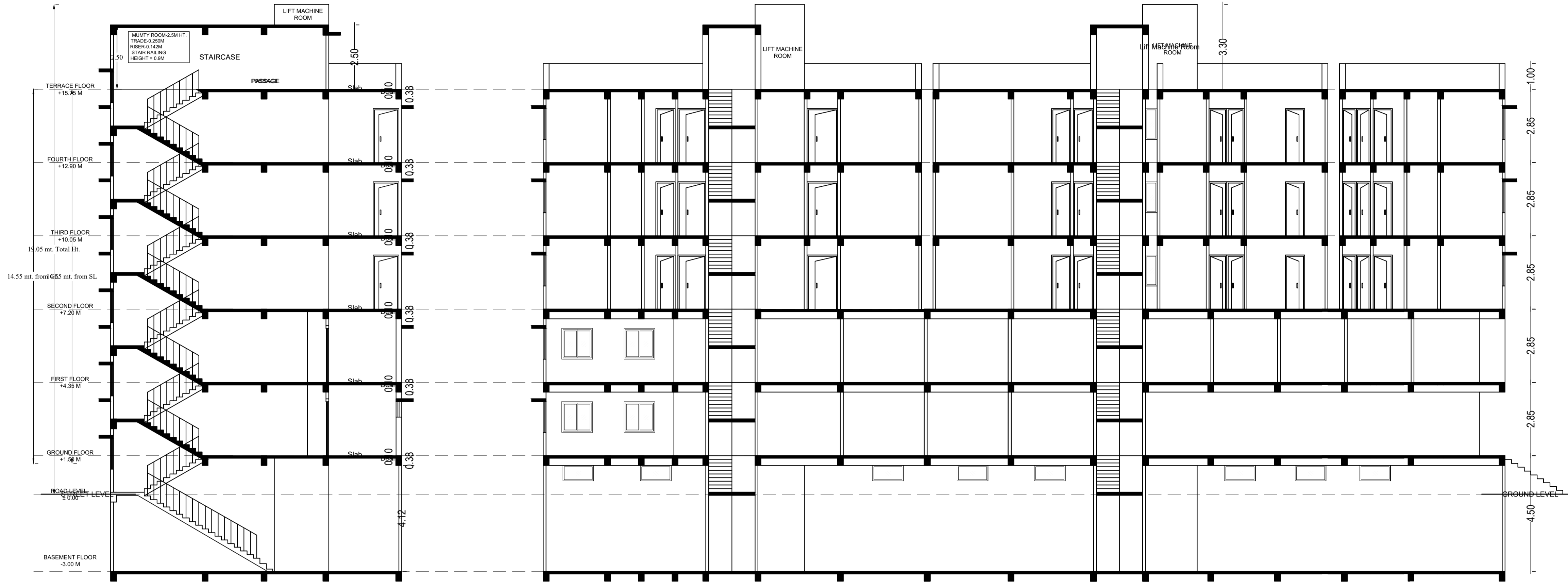
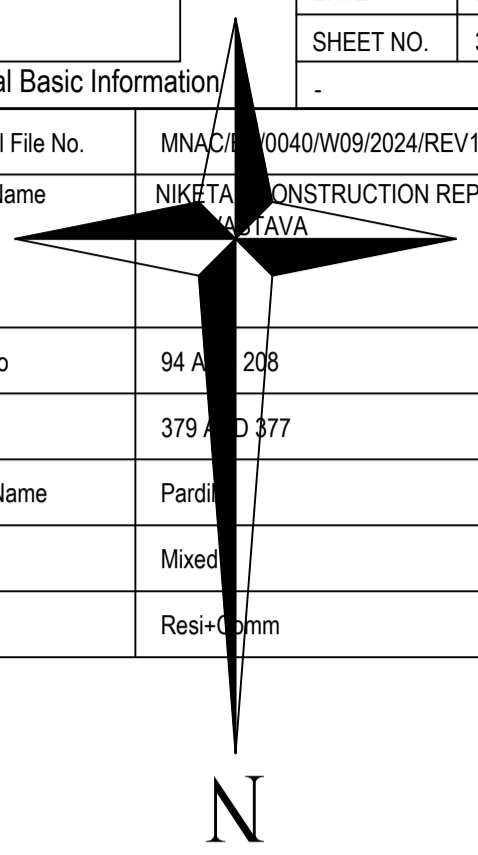
BASEMENT FLOOR PLAN
(SCALE 1:100)

Building :A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)

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.)
		StairCase	Lift	Accessory Use	Parking	Resi.	Commercial				
Basement Floor	513.26	6.21	6.46	0.00	494.38	0.00	0.00	6.21	6.21	6.21	00
Ground Floor	423.73	6.21	0.00	128.77	0.00	0.00	288.75	0.00	288.75	288.75	19
First Floor	423.73	6.21	6.46	128.77	0.00	0.00	282.29	0.00	282.29	282.29	19
Second Floor	415.10	6.21	6.46	72.31	0.00	330.12	0.00	0.00	330.12	330.12	05
Third Floor	415.10	6.21	6.46	72.31	0.00	330.12	0.00	0.00	330.12	330.12	05
Fourth Floor	415.10	6.21	6.46	72.31	0.00	330.12	0.00	0.00	330.12	330.12	05
Terrace Floor	19.84	0.00	0.00	19.84	0.00	0.00	0.00	0.00	0.00	0.00	00
Total	2625.86	37.26	32.30	494.31	494.38	990.36	571.04	6.21	1567.61	1567.61	53
Total Number of Same Buildings	1										
Total	2625.86	37.26	32.30	494.31	494.38	990.36	571.04	6.21	1567.61	1567.61	53

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	OWNER NAME AND SIGNATURE
GAURI SHANKAR SAHU MNAC/ENG/0025/2017			NIRMAL KUMAR SHRIVASTAVA Designation : A.M. C. Organization : Personal

Proposal Basic Information	
Proposal File No.	MNAC/ENG/0040/W09/2024/REV1
Owner Name	NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA
Khata No	94 A 208
Plot No	379 D 377
Village Name	Pardhi
Use	Mixed
SubUse	Resi+Comm



SECTION AT - AA

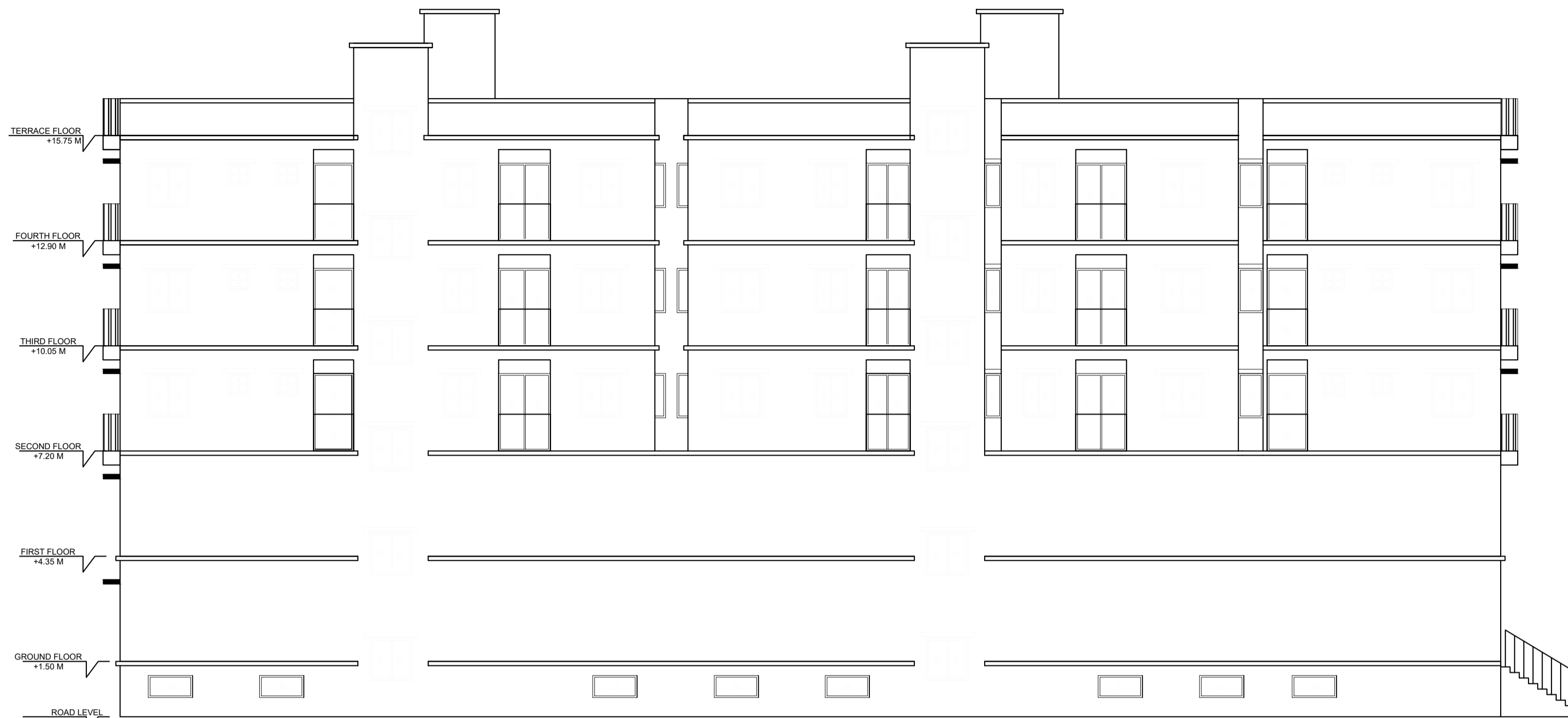
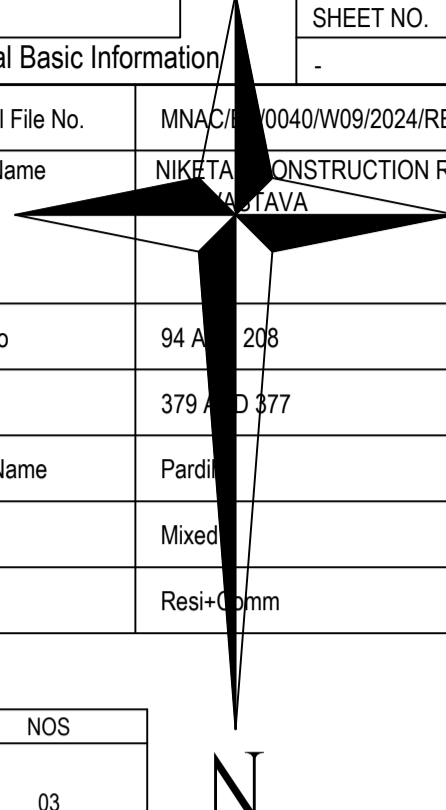
SECTION AT - BB

UnitBUA Table for Building :A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)

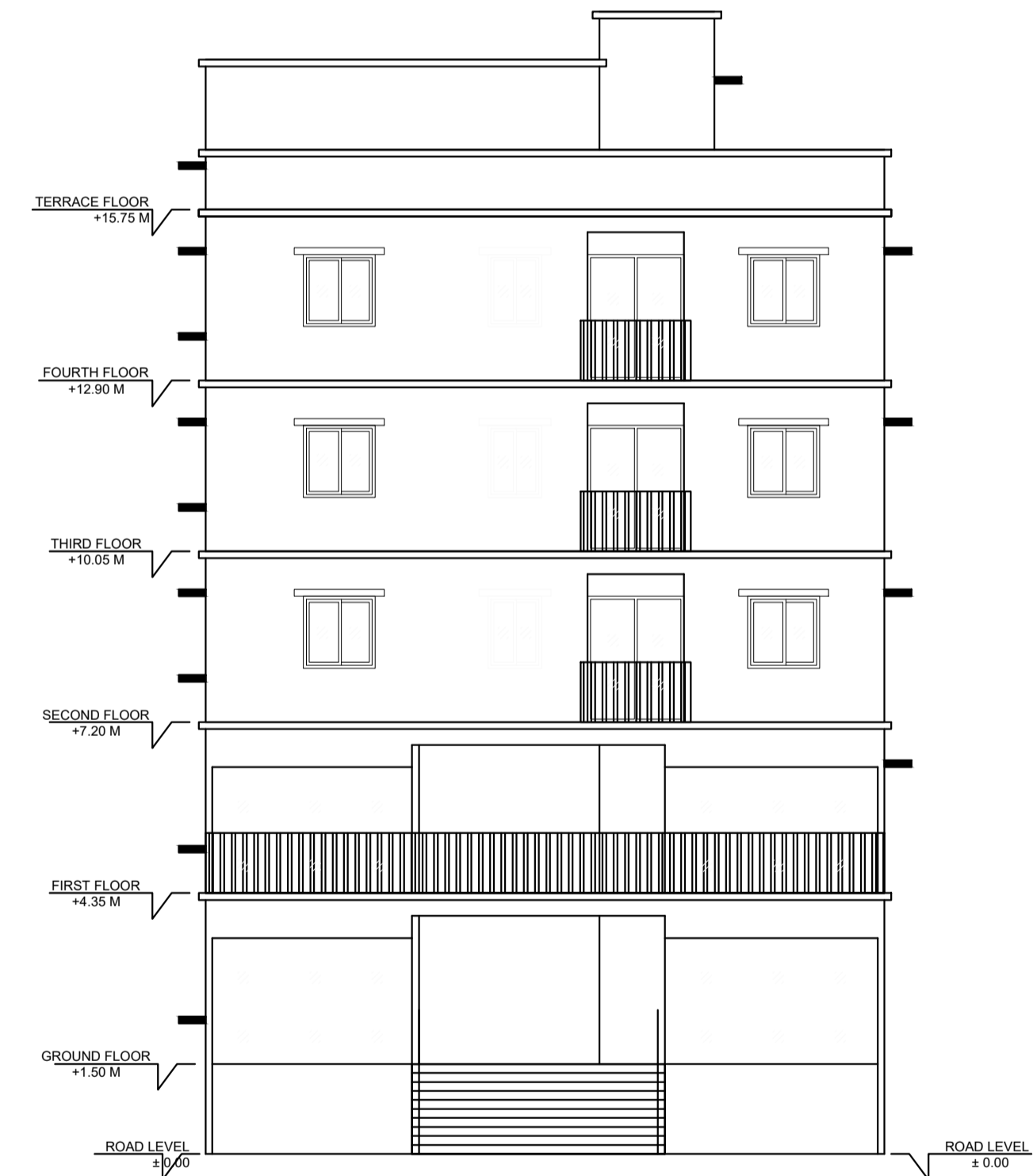
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
TYPICAL - 2, 3& 4 FLOOR PLAN	UNIT-01	FLAT	71.00	70.94	11	15
	UNIT-02	FLAT	56.39	56.35	8	
	UNIT-03	FLAT	53.80	53.76	7	
	UNIT-04	FLAT	51.83	51.81	8	
	UNIT-05	FLAT	72.30	72.23	10	
FIRST FLOOR PLAN	SHOP-19	SHOP	8.47	8.35	1	19
	SHOP-20	SHOP	8.29	8.23	1	
	SHOP-21	SHOP	8.29	8.19	1	
	SHOP-22	SHOP	8.29	8.23	1	
	SHOP-23	SHOP	8.47	8.39	1	
	SHOP-24	SHOP	10.69	10.55	1	
	SHOP-25	SHOP	10.50	10.42	1	
	SHOP-26	SHOP	10.50	10.39	1	
	SHOP-27	SHOP	10.69	10.59	1	
	SHOP-28	SHOP	72.10	71.87	1	
	SHOP-29	SHOP	8.96	8.89	1	
	SHOP-30	SHOP	12.77	12.60	1	
	SHOP-31	SHOP	12.77	12.64	1	
	SHOP-32	SHOP	13.01	12.94	1	
	SHOP-33	SHOP	10.90	10.87	1	
	SHOP-34	SHOP	10.68	10.63	1	
	SHOP-35	SHOP	10.68	10.64	1	
SHOP-36	SHOP	10.90	10.85	1		
UTILITY	SHOP	7.49	7.27	2		
GROUND FLOOR PLAN	SHOP-1	SHOP	8.47	8.35	1	19
	SHOP-10	SHOP	72.10	71.87	1	
	SHOP-11	SHOP	8.96	8.89	1	
	SHOP-12	SHOP	12.77	12.60	1	
	SHOP-13	SHOP	12.77	12.64	1	
	SHOP-14	SHOP	13.01	12.94	1	
	SHOP-15	SHOP	10.90	10.87	1	
	SHOP-16	SHOP	10.68	10.63	1	
	SHOP-17	SHOP	10.68	10.64	1	
	SHOP-18	SHOP	10.90	10.85	1	
	SHOP-2	SHOP	8.29	8.23	1	
	SHOP-3	SHOP	8.29	8.19	1	
	SHOP-4	SHOP	8.29	8.23	1	
	SHOP-5	SHOP	8.47	8.39	1	
	SHOP-6	SHOP	10.69	10.55	1	
	SHOP-7	SHOP	10.50	10.42	1	
	SHOP-8	SHOP	10.50	10.39	1	
SHOP-9	SHOP	10.69	10.59	1		
UTILITY	SHOP	7.49	7.27	2		
Total:	-	-	1424.95	1420.39	172	53

LTP NAME AND SIGNATURE GAURI SHANKAR SAHU MNAC/ENG/0025/2017	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE NIRMAL KUMAR SHRIVASTAVA Designation : M. C. Organization : Personal	DATE AND SIGNATURE
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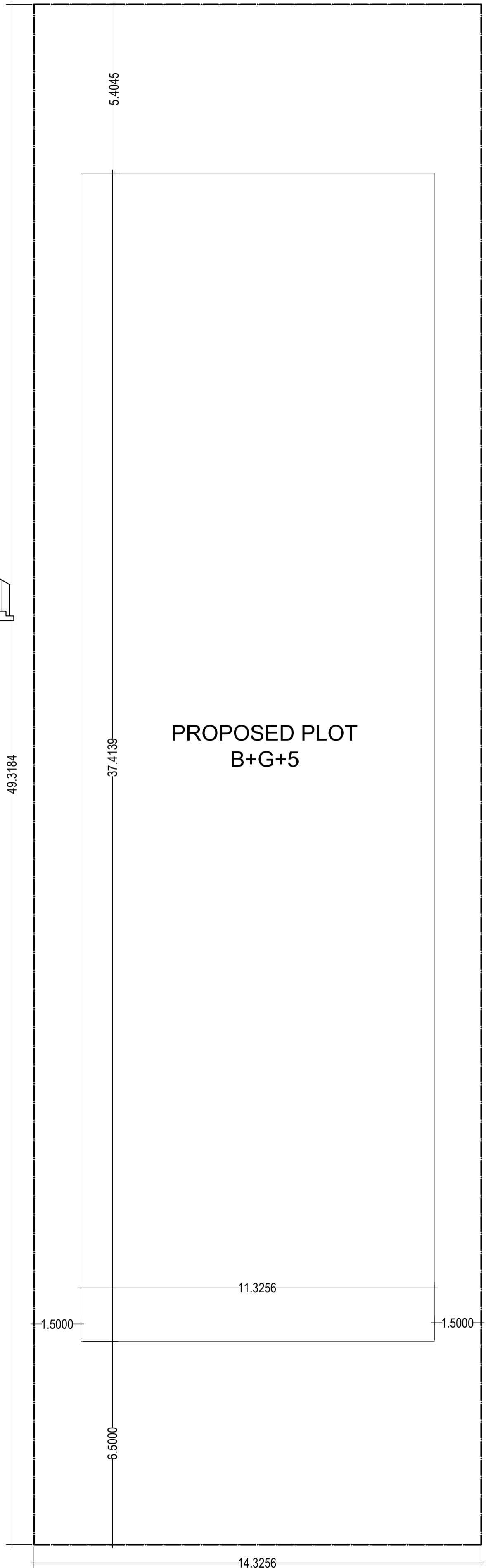
Proposal Basic Information	
Proposal File No.	MNAC/EN/0040/W09/2024/REV1
Owner Name	NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA
Khata No	94 A 208
Plot No	379 D 377
Village Name	Pardhi
Use	Mixed
SubUse	Resi+Comm



SIDE ELEVATION



FRONT ELEVATION



SCHEDULE OF DOOR:

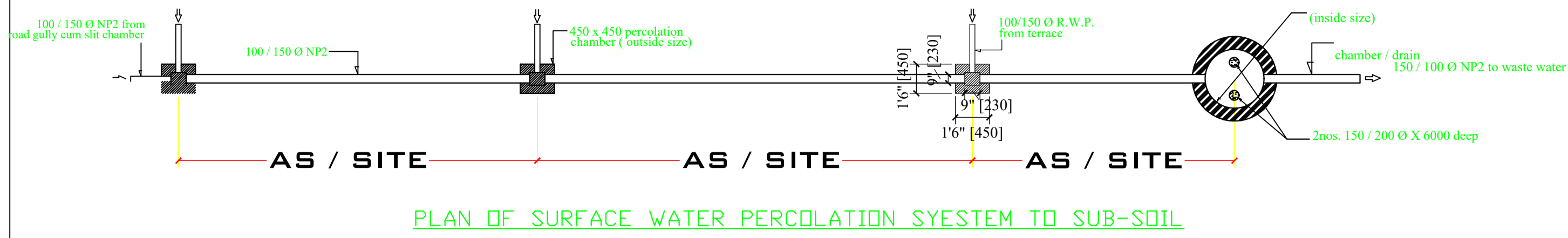
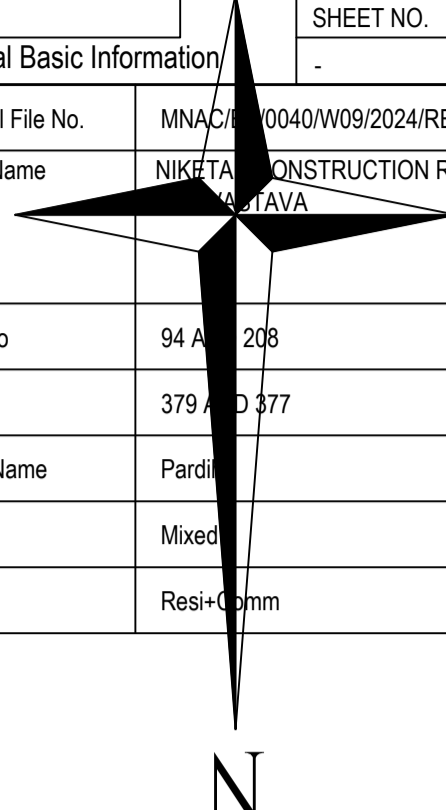
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	D6	0.55	2.10	03
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	D7	0.66	2.10	03
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	D3	0.69	2.10	02
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	D2	0.75	2.10	62
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	D1	0.90	2.10	36
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	D	1.00	2.10	21
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	RS1	1.20	2.10	02
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	RS	1.50	2.10	34
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	D3	2.50	2.10	02

SCHEDULE OF WINDOW/VENTILATION:

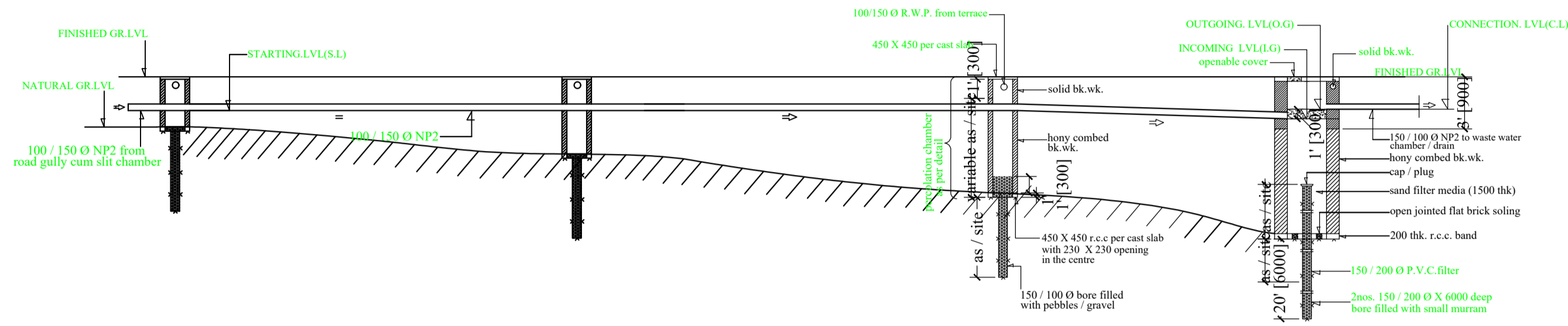
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	W11	0.43	2.21	03
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	W7	0.45	2.10	03
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	W9	0.59	2.60	03
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	V2	0.60	0.60	04
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	V1	0.60	0.60	30
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	W9	0.60	1.50	03
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	W6	0.62	2.40	03
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	W8	0.65	1.20	03
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	W10	0.65	2.60	03
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	W9	0.80	1.20	03
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	W2	0.90	1.20	15
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	W1	1.20	1.20	39
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	W	1.50	1.20	26
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	W5	1.50	1.50	06

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	OWNER NAME AND SIGNATURE
GAURI SHANKAR SAHU MNAC/ENG/0025/2017			NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA Designation: M. C. Organization: Personal

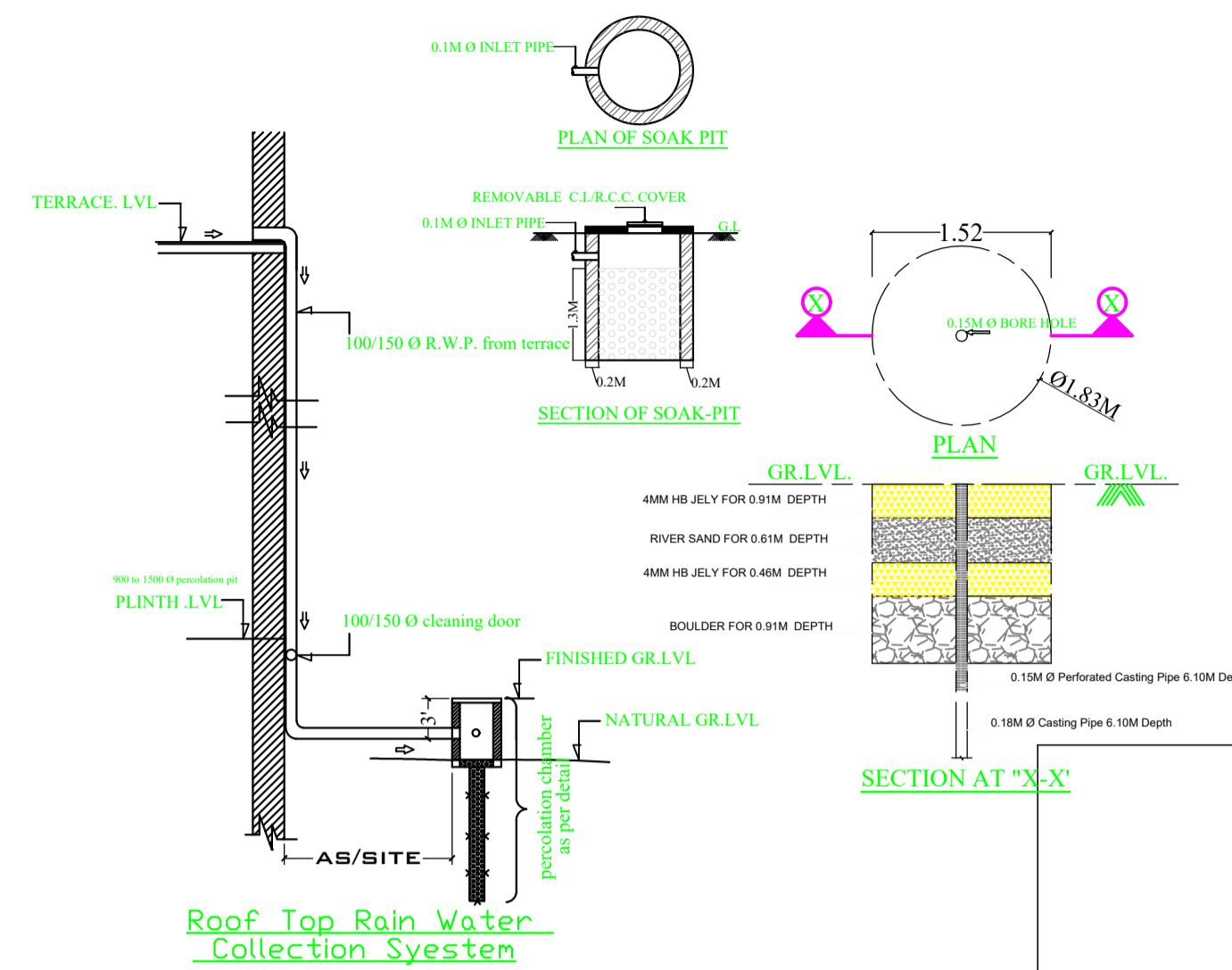
Proposal Basic Information	
Proposal File No.	MNAC/0040/W09/2024/REV1
Owner Name	NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA
Khata No	94 A 208
Plot No	379 D 377
Village Name	Pardih
Use	Mixed
SubUse	Resi+Comm



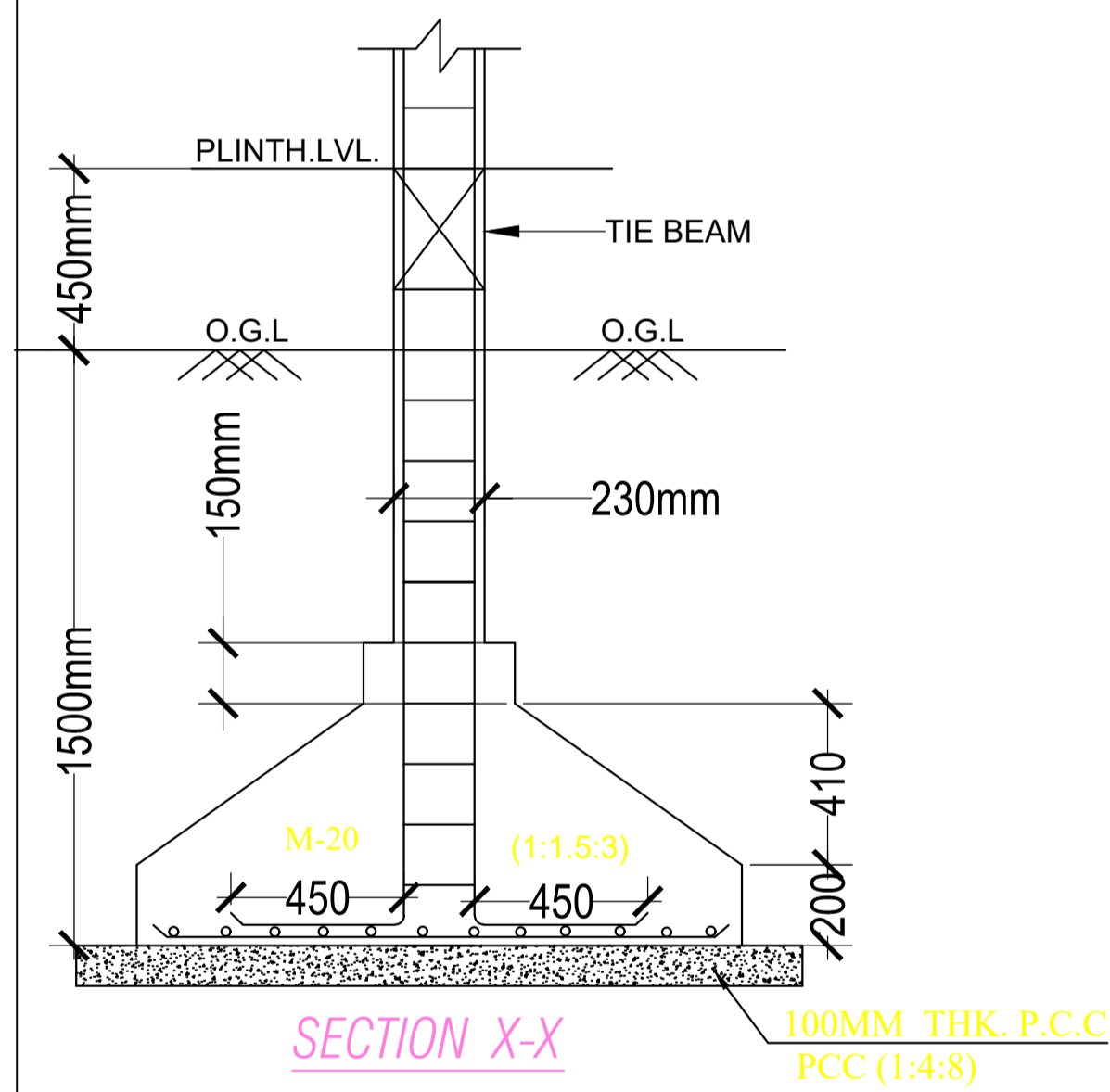
PLAN OF SURFACE WATER PERCOLATION SYSTEM TO SUB-SOIL



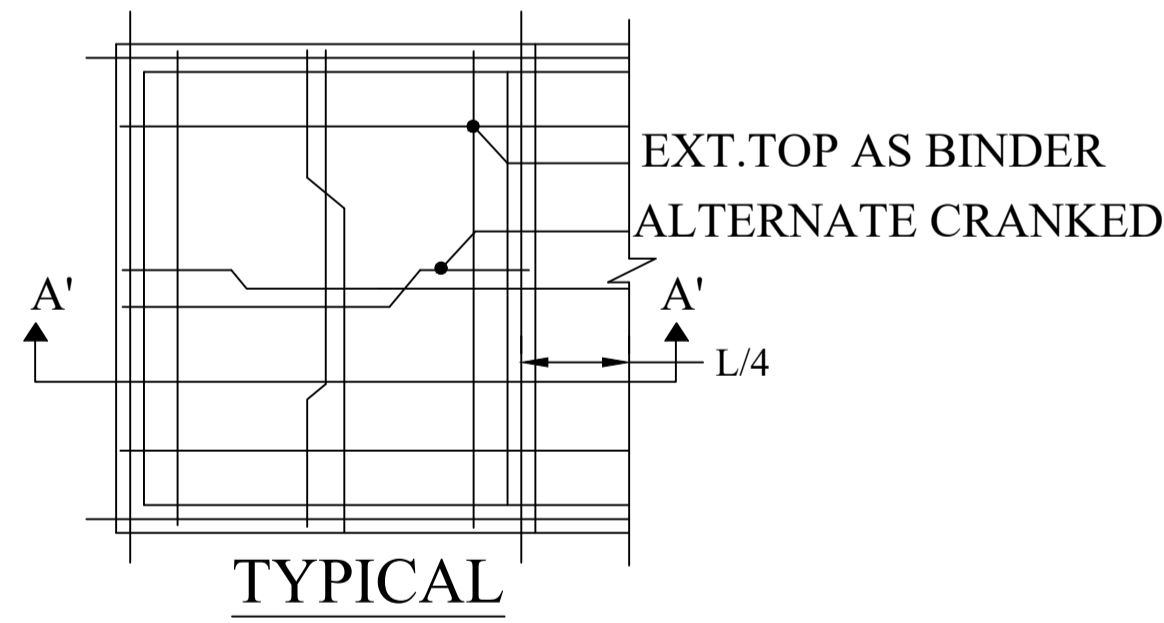
SECTION OF SURFACE WATER PERCOLATION SYSTEM TO SUB-SOIL



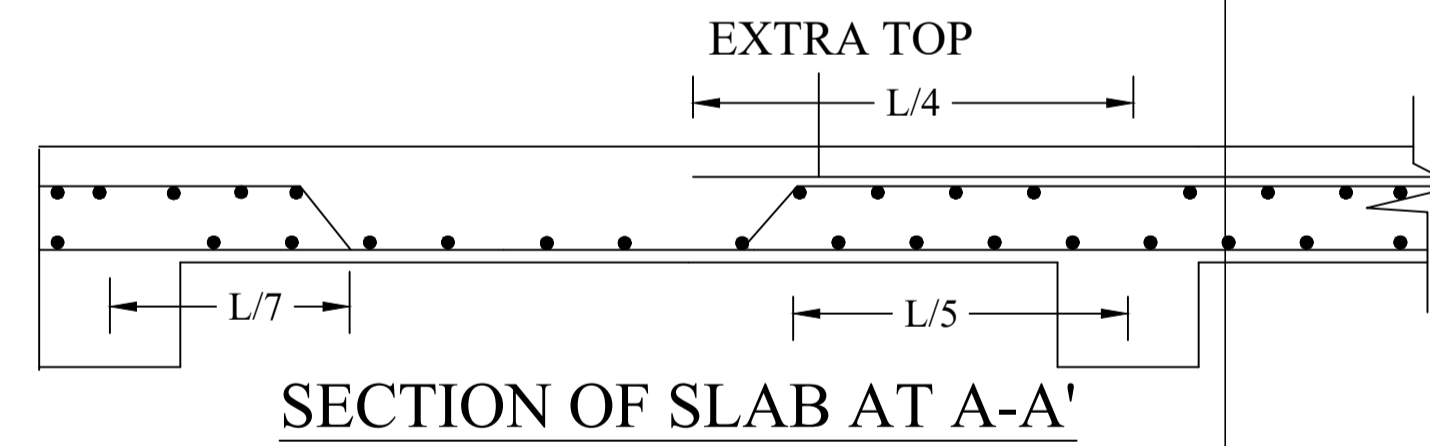
Roof Top Rain Water Collection System



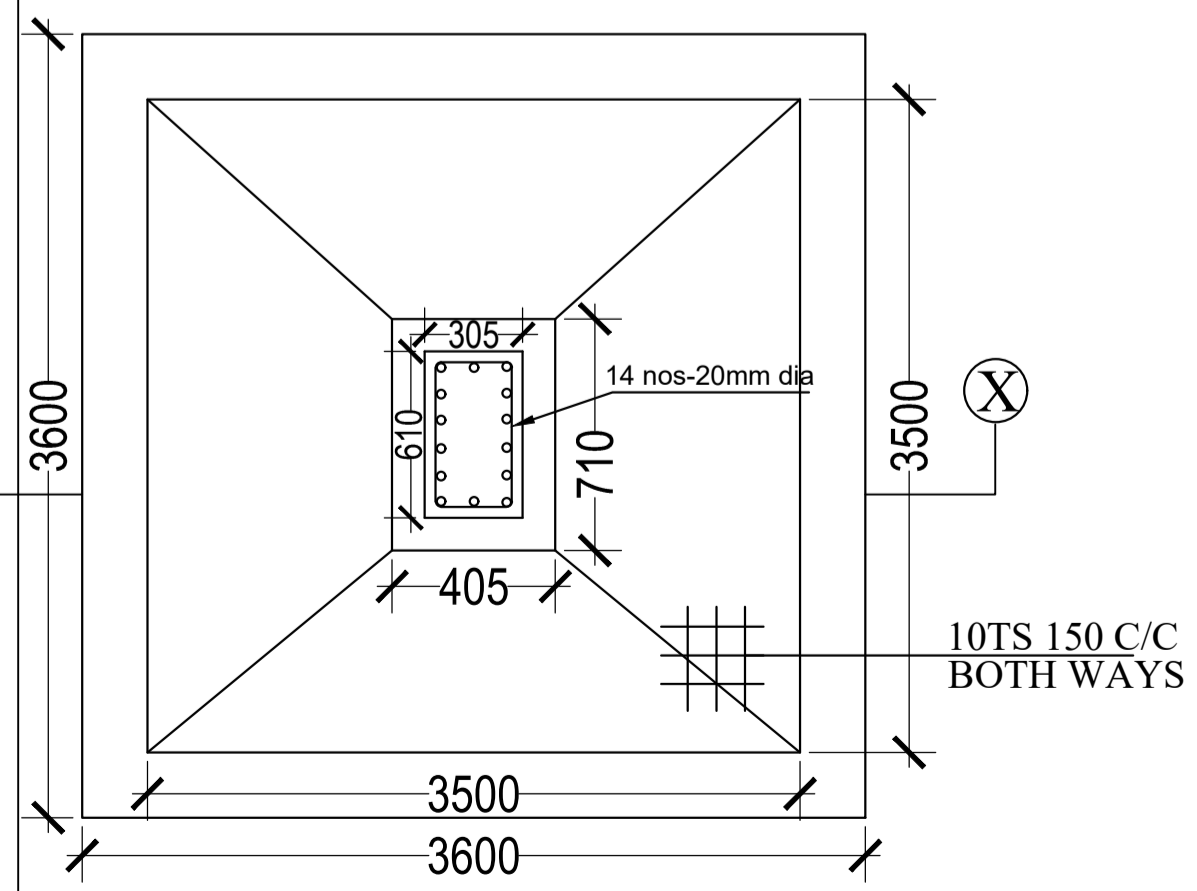
SECTION X-X



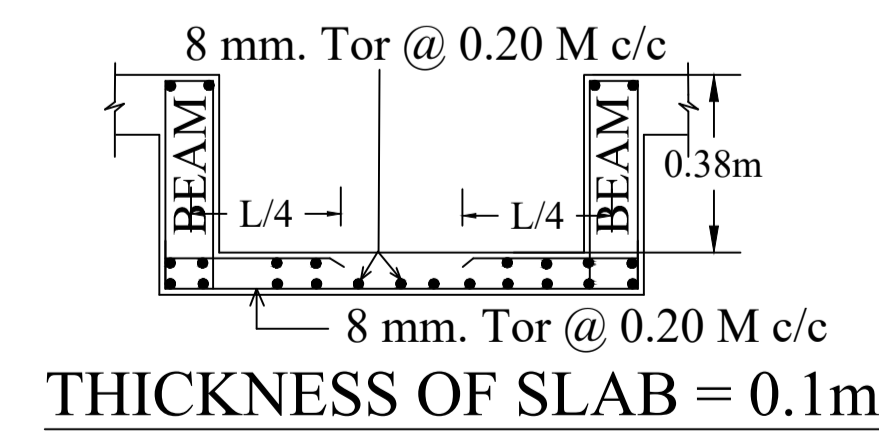
TYPICAL



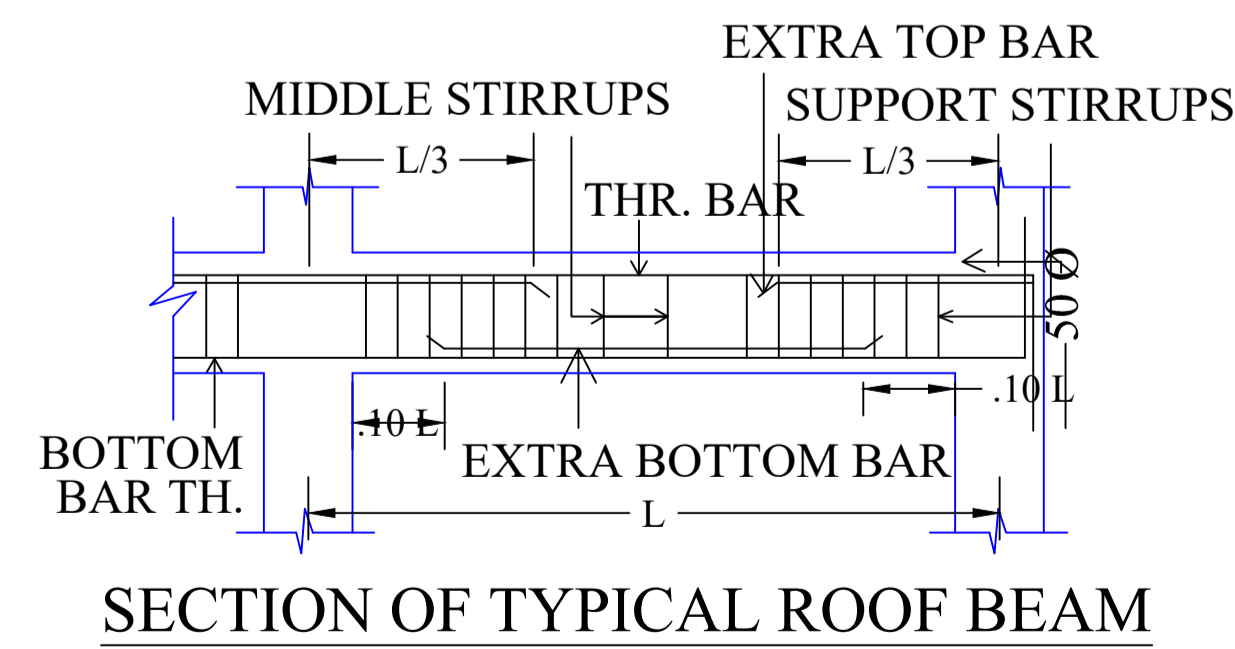
SECTION OF SLAB AT A-A'



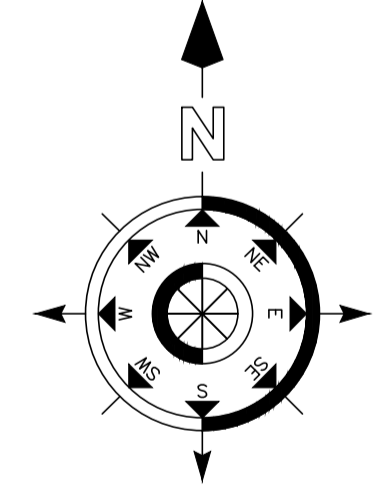
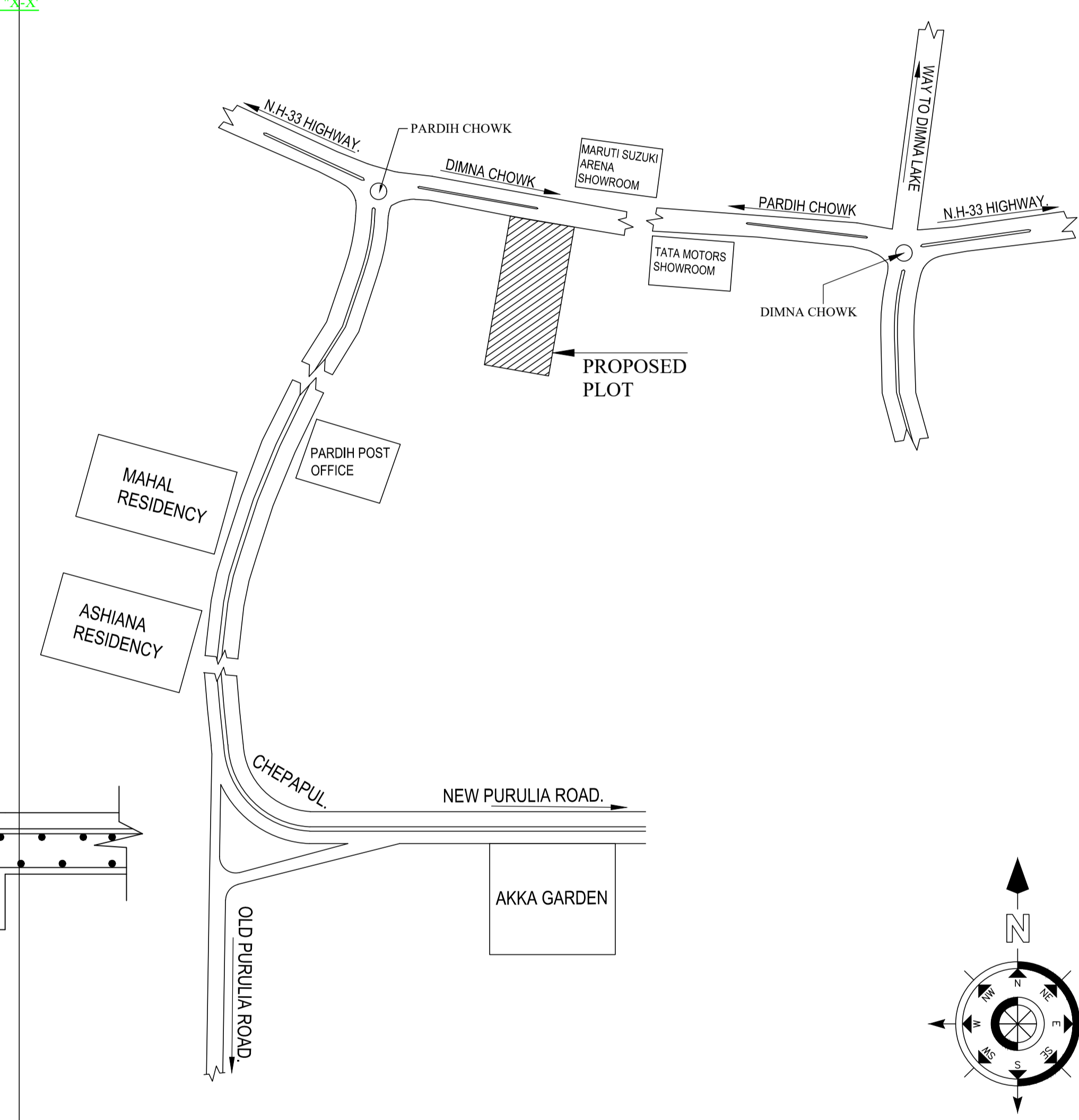
10TS 150 C/C BOTH WAYS



THICKNESS OF SLAB = 0.1m

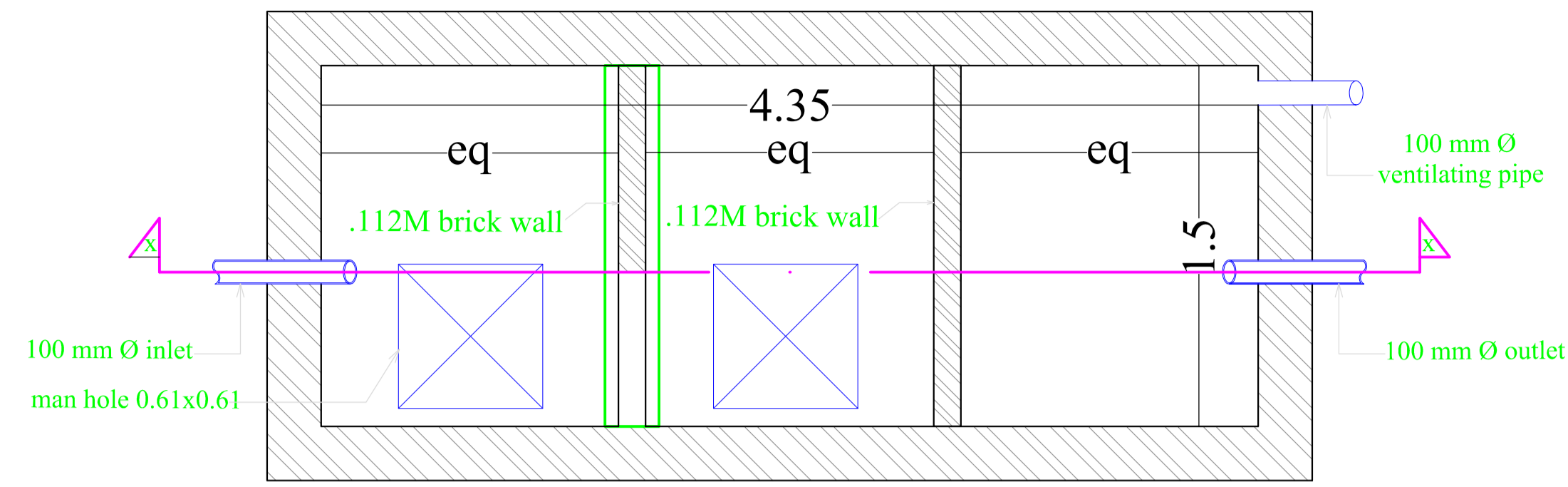
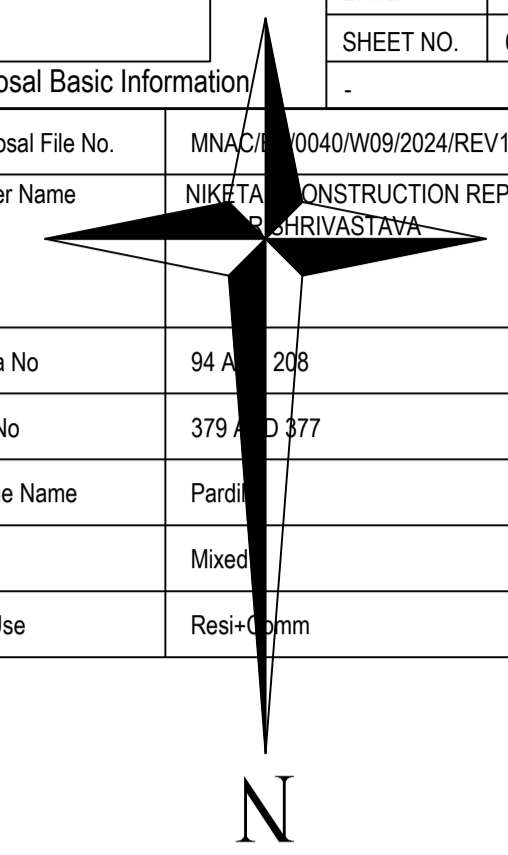


SECTION OF TYPICAL ROOF BEAM

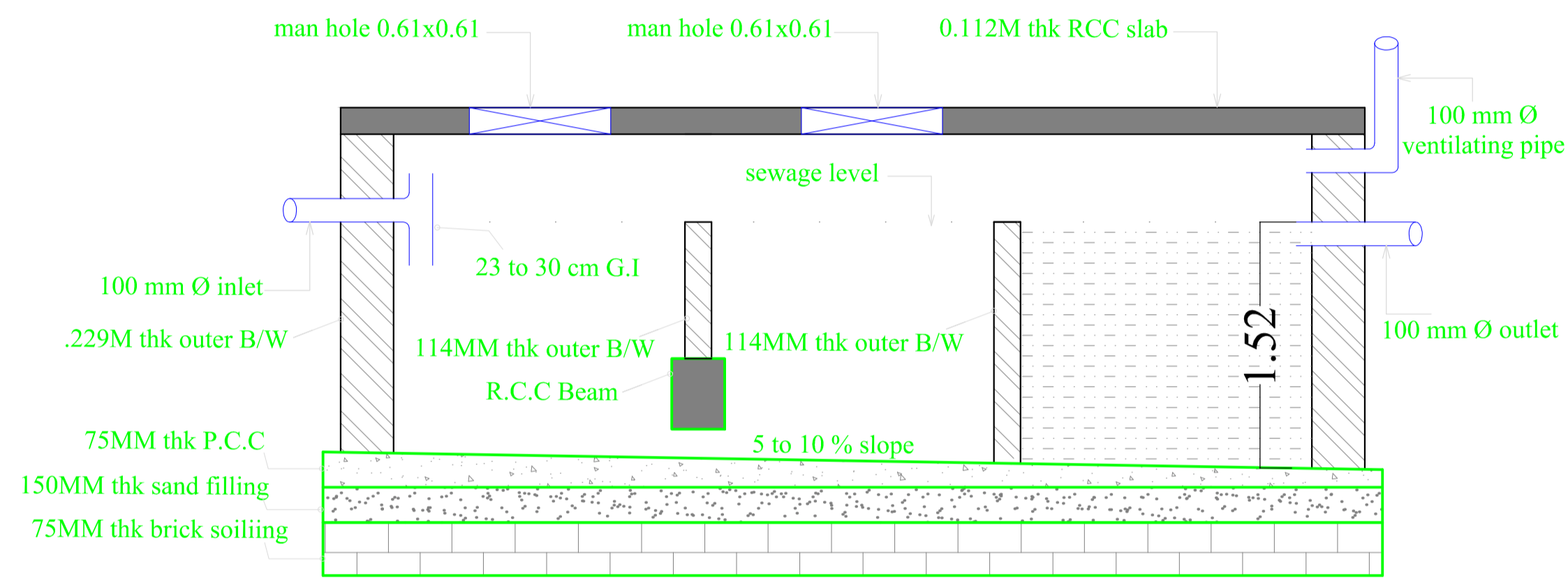


LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DATE
GAURI SHANKAR SAHU MNAC/ENG/0025/2017			20-07-2024

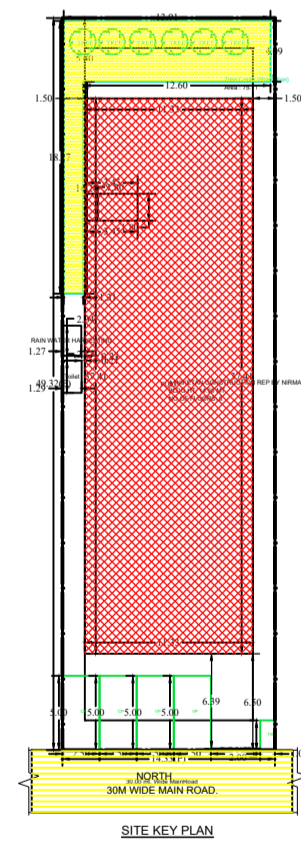
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Khata No	94 AND 208
Plot No	379 AND 377
Village Name	Pardhi
Use	Mixed
SubUse	Resi+Comm



PLAN OF SEPTIC TANK



SECTION OF SEPTIC TANK - 'XX'



SITE PLAN

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.)	Tmmt (No.)
			Stair/Case	Lift	Accessory Use	Parking	Resi.	Commercial				
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	1	2625.86	37.26	32.30	494.31	494.38	990.36	571.04	6.21	1567.61	1567.61	53
Grand Total	1	2625.86	37.26	32.30	494.31	494.38	990.36	571.04	6.21	1567.61	1567.61	53

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 (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	Residential	ResiComm Bldg	> 0	1	15.00	1.00	15	-	-	-	-	-
			> 0	1	15.00	-	-	-	-	1	15	-
	Commercial	Shpp	> 0	1	15.00	-	-	-	1	2	-	-
			> 0	50	540.80	1	8	-	-	-	-	-
Total			-	-	-	23	23	-	2	2	38	

Parking Check (Table 7b)

Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	18	225.00
Two Stack Car	-	-	5	62.50
Total Car	23	287.50	23	287.50
Visitor's Car Parking	-	-	2	25.00
Total Visitor Parking	2	25.00	2	25.00
TwoWheeler	-	-	38	76.00
Total TwoWheeler	38	76.00	38	76.00
Other Parking	-	-	-	220.38
Total		388.50		684.88

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	Residential	ResiComm Bldg	Non-Highrise

Buildingwise Floor FAR Details

Floor Name	Building Name		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Basement Floor	513.26	6.21	513.26	6.21
Ground Floor	423.73	288.75	423.73	288.75
First Floor	423.73	282.29	423.73	282.29
Second Floor	415.10	330.12	415.10	330.12
Third Floor	415.10	330.12	415.10	330.12
Fourth Floor	415.10	330.12	415.10	330.12
Terrace Floor	19.84	0.00	19.84	0.00
Total	2625.86	1567.61	2625.86	1567.61

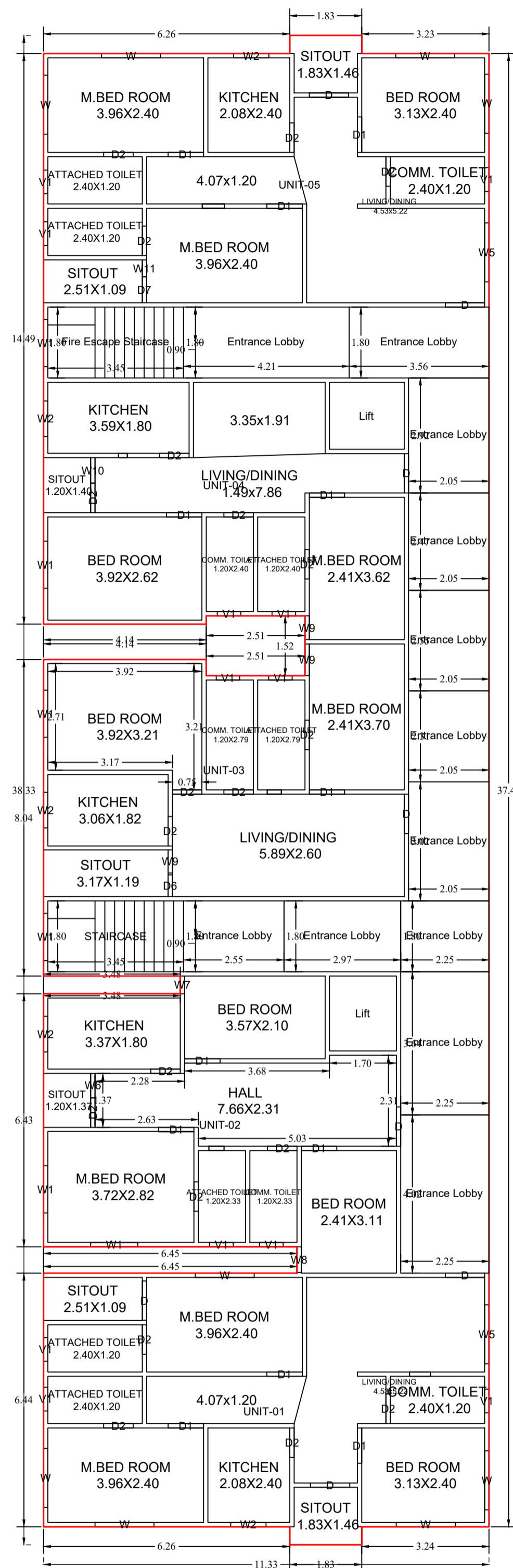
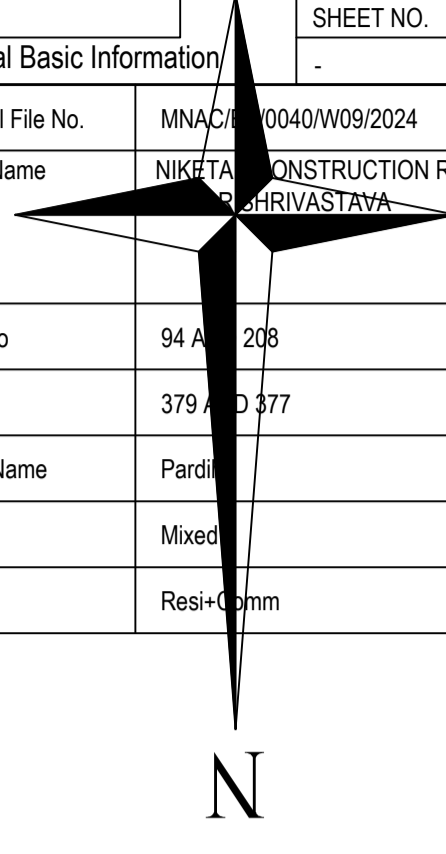
AREA STATEMENT MANGO MUNICIPAL CORPORATION		VERSION NO.: 1.0.70
PROJECT DETAIL:		VERSION DATE: 16/10/2020
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Mixed	
District: EAST SINGHBHUM	Plot SubUse: Resi+Comm	
Authority: MANGO MUNICIPAL CORPORATION	PlotNearbyReligiousStructure: NA	
Inward No: MNAC/BP/0040/W09/2024/REV1	Plot/SubPlot No: 379 AND 377	
Application Type: General Proposal	North: Road Width - 30 METER WIDE ROAD NH-33	
Project Type: Building Permission	South: Plot No. - OTHER PLOT	
Nature of Development: Revision	East: Plot No. - OTHER PLOT	
Revise Case Type: Before 15th Sept 2004	West: Plot No. - OTHER PLOT	
AREA DETAILS:		SQ.MT.
AREA OF PLOT (Minimum)	(A)	706.52
NET AREA OF PLOT (Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	706.52
Deduction for Balance Plot Area (from Gross Plot Area)		
Common Plot		75.71
Total		75.71
BALANCE AREA OF PLOT (Net Plot Area - Recreational/Amenity space)	(A-Deductions)	630.80
PLOT AREA FOR COVERAGE (Net Plot Area)	(A-Deductions)	706.52
Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions)	706.52
COVERAGE CHECK		
Permissible Coverage area (60.00 %)		423.91
Proposed Coverage Area (59.10 %)		417.53
Total Prop. Coverage Area (59.1 %)		417.53
Balance coverage area (0.90 %)		6.38
FAR CHECK		
Perm. FAR Area (3.000)		2119.56
Total Perm. FAR area		2119.56
Residential FAR		990.35
Commercial FAR		571.04
Proposed FAR Area		1567.60
Total Proposed FAR Area		1567.60
Consumed FAR (Factor)		2.22
Balance FAR Area		551.96
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		2625.86
ARCHITECT (Regd)	GAURI SHANKAR SAHU	
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)	NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA	
DEVELOPMENT AUTHORITY	LC	

COLOR INDEX

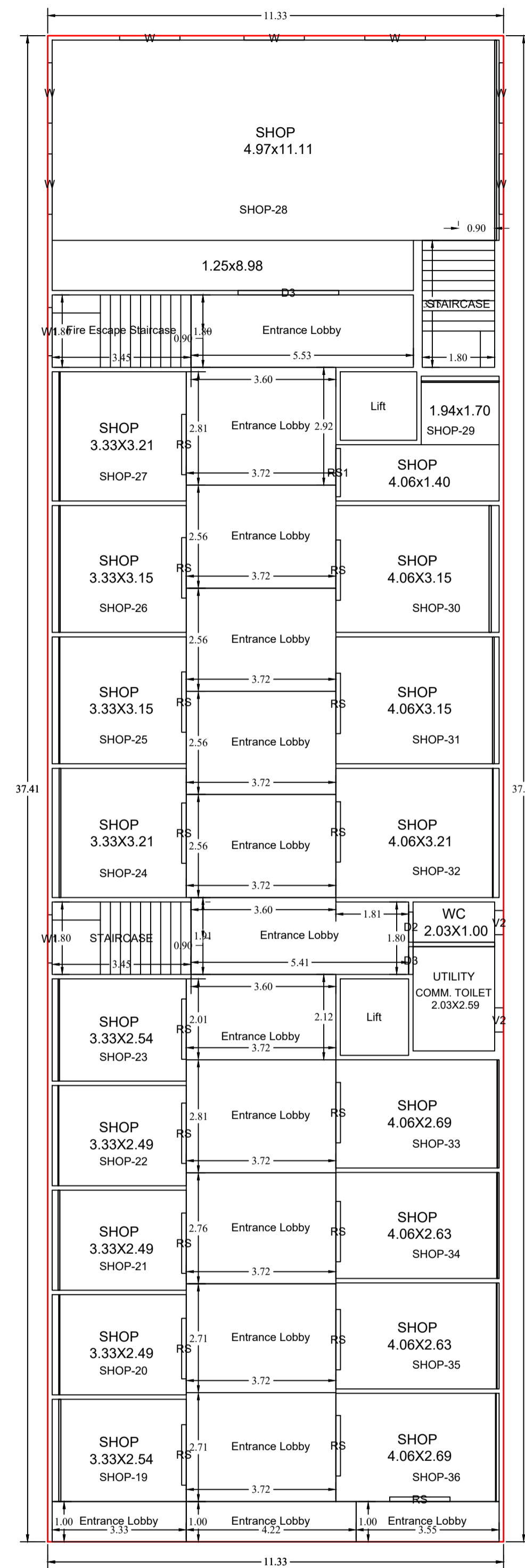
Color	Description
Black	PLOT BOUNDARY
Green	ABUTTING ROAD
Red	PROPOSED CONSTRUCTION
Yellow	COMMON PLOT
Blue	ROAD WIDENING AREA
Orange	EXISTING (To be retained)
Purple	EXISTING (To be demolished)

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	OWNER NAME AND SIGNATURE
GAURI SHANKAR SAHU MNAC/ENG/0025/2017			NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA Designation: A.M. C. Organization: Personal

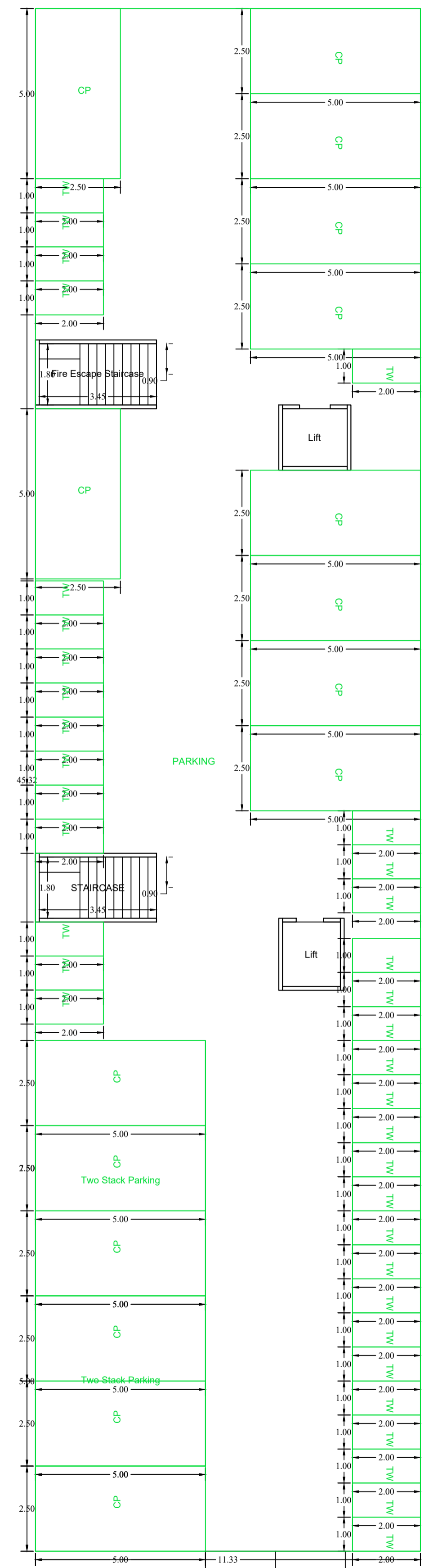
Proposal Basic Information	
Proposal File No.	MNAC/ENG/0040/W09/2024
Owner Name	NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA
Khata No	94 A 208
Plot No	379 D 377
Village Name	Pardhi
Use	Mixed
SubUse	Resi+Comm



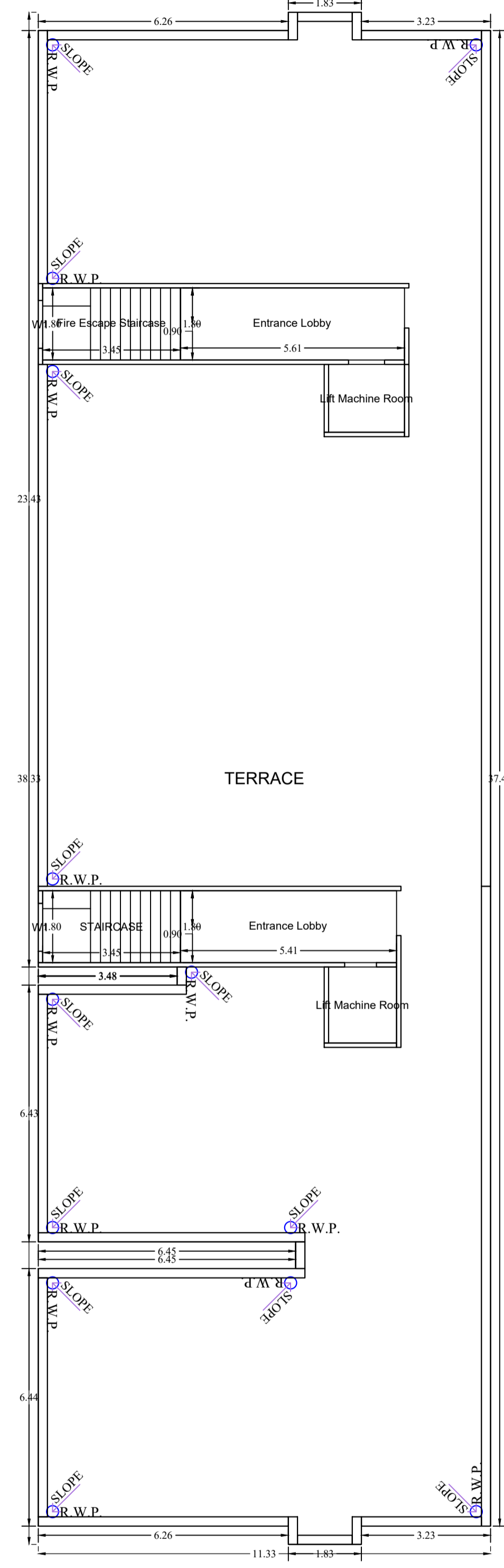
TYPICAL - 2, 3 & 4 FLOOR PLAN
(Proposed)
(SCALE 1:100)



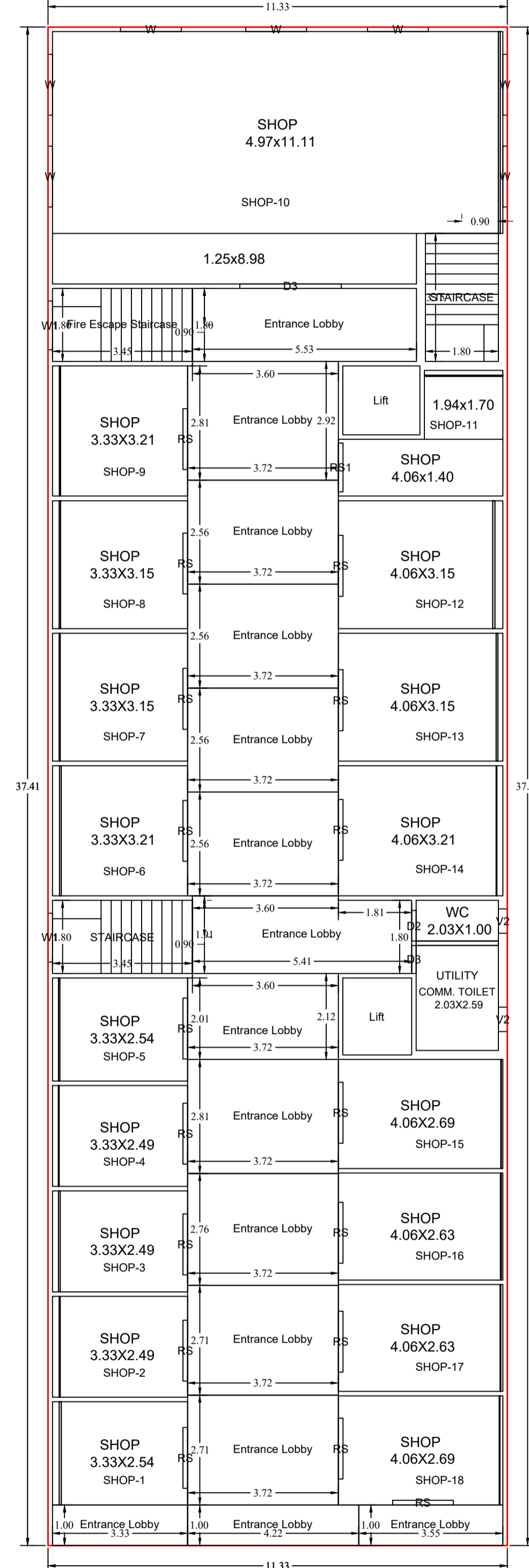
FIRST FLOOR PLAN
(Proposed)
(SCALE 1:100)



1.75 mt. long 1.50 mt. High 4.11 mt. Wide Natural Slope



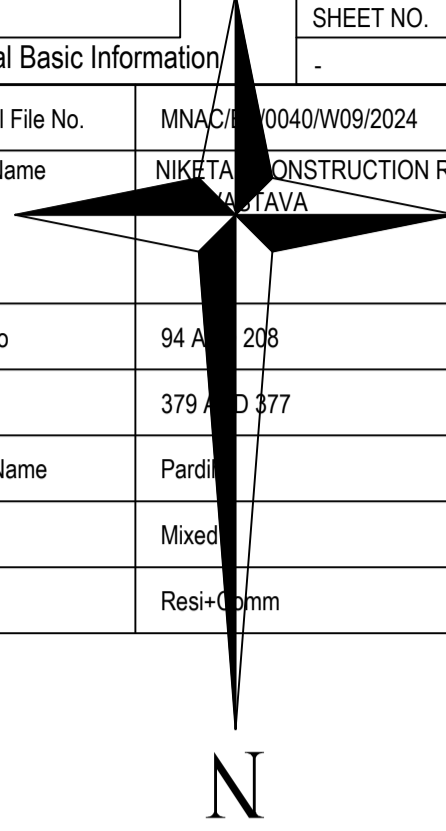
TERRACE FLOOR PLAN
(Proposed)
(SCALE 1:100)



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

LTP NAME AND SIGNATURE GAURI SHANKAR SAHU MNAC/ENG/0025/2017	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE Name: RANJEE LOHRA Designation: A.M. & S. Organization: Personal
--------------------------------------------------------------------	-------------------------------------	------------------------------------------------------------------------------------------------------

Proposal Basic Information	
Proposal File No.	MNAC/ENG/0040/W09/2024
Owner Name	NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA
Khata No	94 A 208
Plot No	379 AND 377
Village Name	Pardhi
Use	Mixed
SubUse	Resi+Comm



SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	D6	0.55	2.10	03
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	D7	0.66	2.10	03
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	D3	0.69	2.10	02
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	D2	0.75	2.10	62
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	D1	0.90	2.10	36
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	D	1.00	2.10	24
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	RS1	1.20	2.10	02
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	RS	1.50	2.10	34
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	D3	2.50	2.10	02

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	W11	0.43	2.21	03
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	W7	0.45	2.10	03
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	W9	0.59	2.60	03
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	V2	0.60	0.60	04
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	V1	0.60	0.60	36
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	W9	0.60	1.50	03
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	W6	0.62	2.40	03
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	W8	0.65	1.20	03
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	W10	0.65	2.60	03
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	W9	0.80	1.20	03
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	W2	0.90	1.20	15
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	W1	1.20	1.20	24
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	W	1.50	1.20	41
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	W5	1.50	1.50	06

UnitBUA Table for Building :A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)

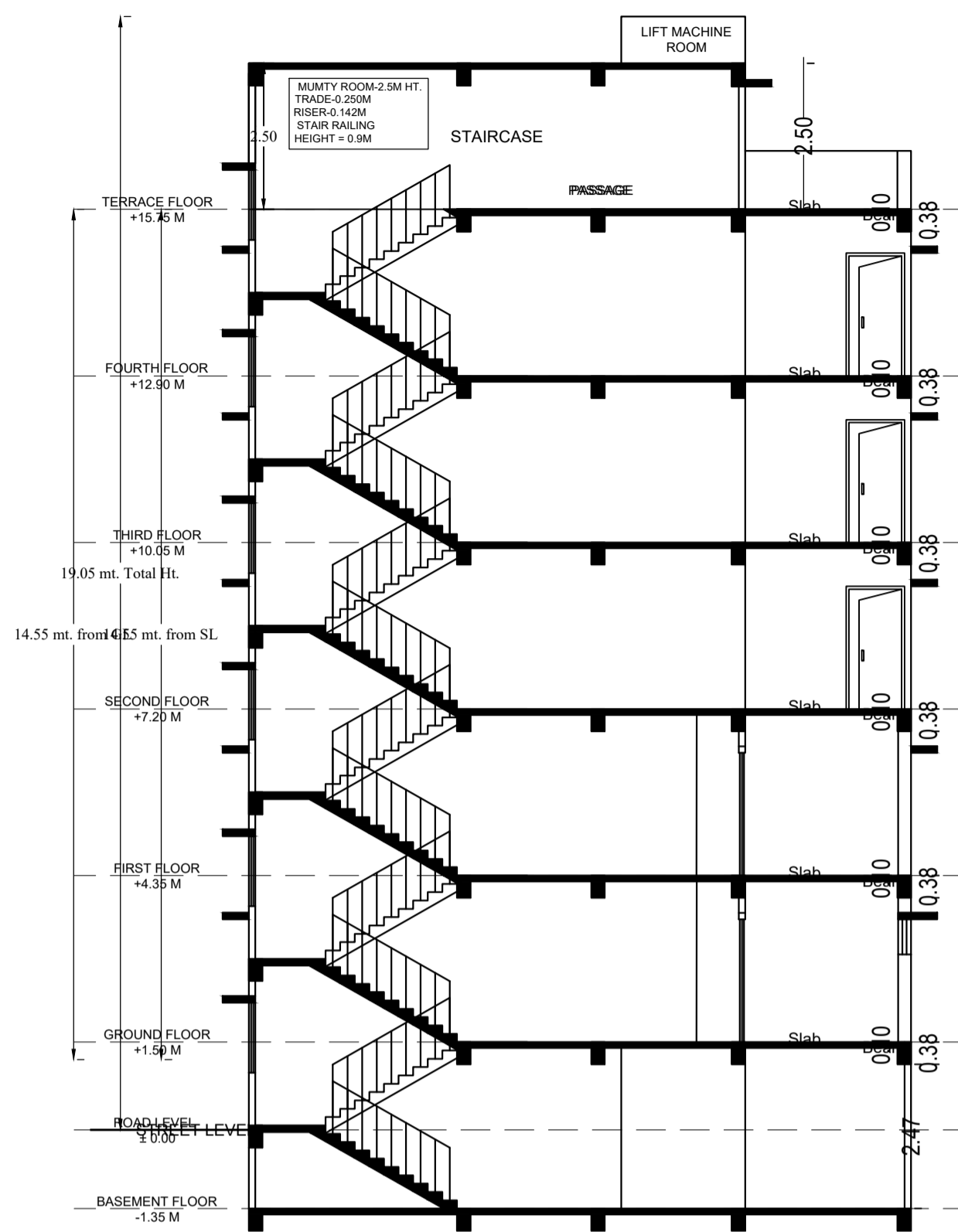
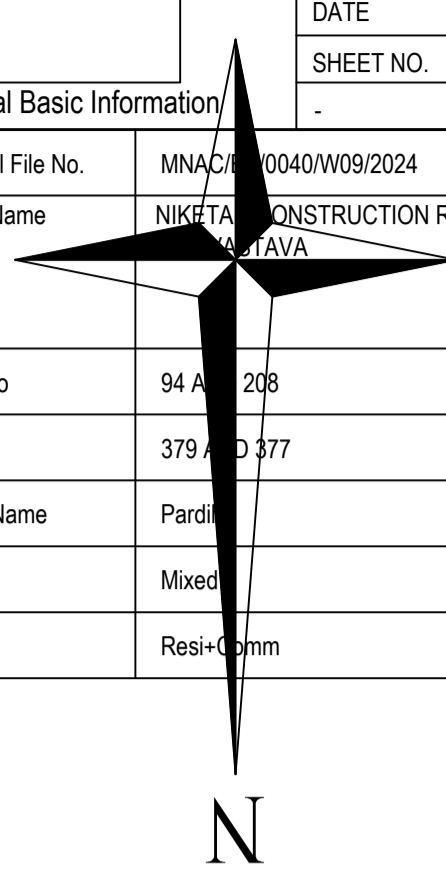
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
TYPICAL - 2, 3& 4 FLOOR PLAN	UNIT-01	FLAT	70.24	70.18	10	15
	UNIT-02	FLAT	56.39	56.35	8	
	UNIT-03	FLAT	53.80	53.76	7	
	UNIT-04	FLAT	51.83	51.81	7	
	UNIT-05	FLAT	70.24	70.18	10	
FIRST FLOOR PLAN	SHOP-19	SHOP	8.47	8.35	1	19
	SHOP-20	SHOP	8.29	8.23	1	
	SHOP-21	SHOP	8.29	8.19	1	
	SHOP-22	SHOP	8.29	8.23	1	
	SHOP-23	SHOP	8.47	8.39	1	
	SHOP-24	SHOP	10.69	10.55	1	
	SHOP-25	SHOP	10.50	10.42	1	
	SHOP-26	SHOP	10.50	10.39	1	
	SHOP-27	SHOP	10.69	10.59	1	
	SHOP-28	SHOP	72.10	71.87	1	
	SHOP-29	SHOP	8.96	8.89	1	
	SHOP-30	SHOP	12.77	12.60	1	
	SHOP-31	SHOP	12.77	12.64	1	
	SHOP-32	SHOP	13.01	12.94	1	
	SHOP-33	SHOP	10.90	10.87	1	
	SHOP-34	SHOP	10.68	10.63	1	
	SHOP-35	SHOP	10.68	10.64	1	
	SHOP-36	SHOP	10.90	10.85	1	
	UTILITY	SHOP	7.49	7.27	2	
	GROUND FLOOR PLAN	SHOP-1	SHOP	8.47	8.35	
SHOP-10		SHOP	72.10	71.87	1	
SHOP-11		SHOP	8.96	8.89	1	
SHOP-12		SHOP	12.77	12.60	1	
SHOP-13		SHOP	12.77	12.64	1	
SHOP-14		SHOP	13.01	12.94	1	
SHOP-15		SHOP	10.90	10.87	1	
SHOP-16		SHOP	10.68	10.63	1	
SHOP-17		SHOP	10.68	10.64	1	
SHOP-18		SHOP	10.90	10.85	1	
SHOP-2		SHOP	8.29	8.23	1	
SHOP-3		SHOP	8.29	8.19	1	
SHOP-4		SHOP	8.29	8.23	1	
SHOP-5		SHOP	8.47	8.39	1	
SHOP-6		SHOP	10.69	10.55	1	
SHOP-7		SHOP	10.50	10.42	1	
SHOP-8		SHOP	10.50	10.39	1	
SHOP-9		SHOP	10.69	10.59	1	
UTILITY		SHOP	7.49	7.27	2	
Total:	-	-	1416.49	1411.93	166	53

Building :A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)

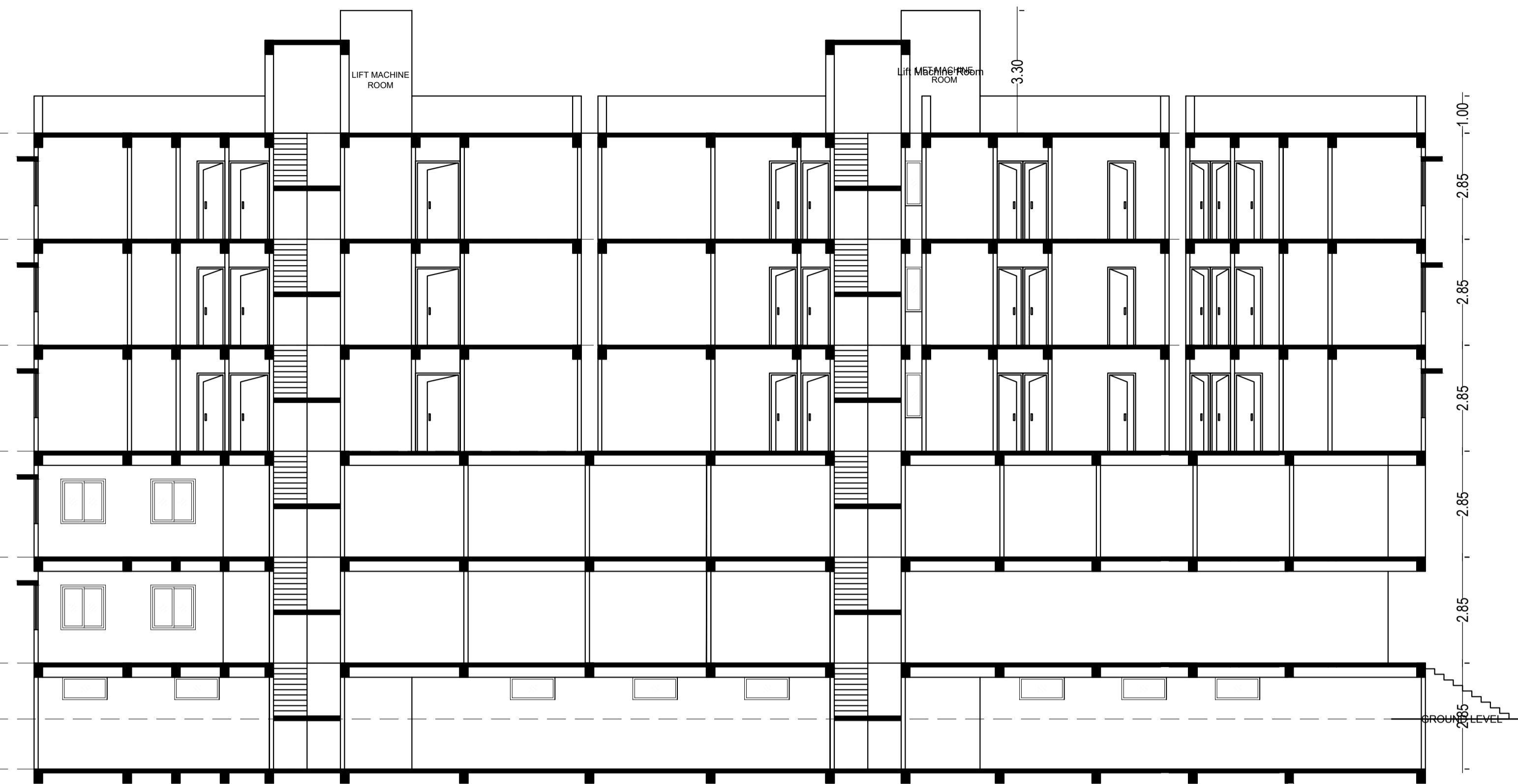
Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)				Proposed FAR Area (Sq.mt.)		Add Area in FAR (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
		Stair/Case	Lift	Accessory Use	Parking	Resi.	Commercial				
Basement Floor	513.26	6.21	6.46	0.00	494.38	0.00	0.00	6.21	6.21	0.00	00
Ground Floor	423.73	6.21	0.00	128.77	0.00	0.00	288.75	0.00	288.75	288.75	19
First Floor	423.73	6.21	6.46	128.77	0.00	0.00	282.29	0.00	282.29	282.29	19
Second Floor	412.00	6.21	6.46	72.31	0.00	327.02	0.00	0.00	327.02	327.02	05
Third Floor	412.00	6.21	6.46	72.31	0.00	327.02	0.00	0.00	327.02	327.02	05
Fourth Floor	412.00	6.21	6.46	72.31	0.00	327.02	0.00	0.00	327.02	327.02	05
Terrace Floor	19.84	0.00	0.00	19.84	0.00	0.00	0.00	0.00	0.00	0.00	00
Total:	2616.56	37.26	32.30	494.31	494.38	981.06	571.04	6.21	1558.31	1558.31	63
Total Number of Same Buildings :	1										
Total:	2616.56	37.26	32.30	494.31	494.38	981.06	571.04	6.21	1558.31	1558.31	63

LTP NAME AND SIGNATURE GAURI SHANKAR SAHU MNAC/ENG/0025/2017	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE Name : RANJEE LOHRA Designation : A.M.E. Organization : Personal
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Proposal Basic Information	
Proposal File No.	MNAC/ENG/0040/W09/2024
Owner Name	NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA
Khata No	94 A 208
Plot No	379 AND 377
Village Name	Pardhi
Use	Mixed
SubUse	Resi+Comm



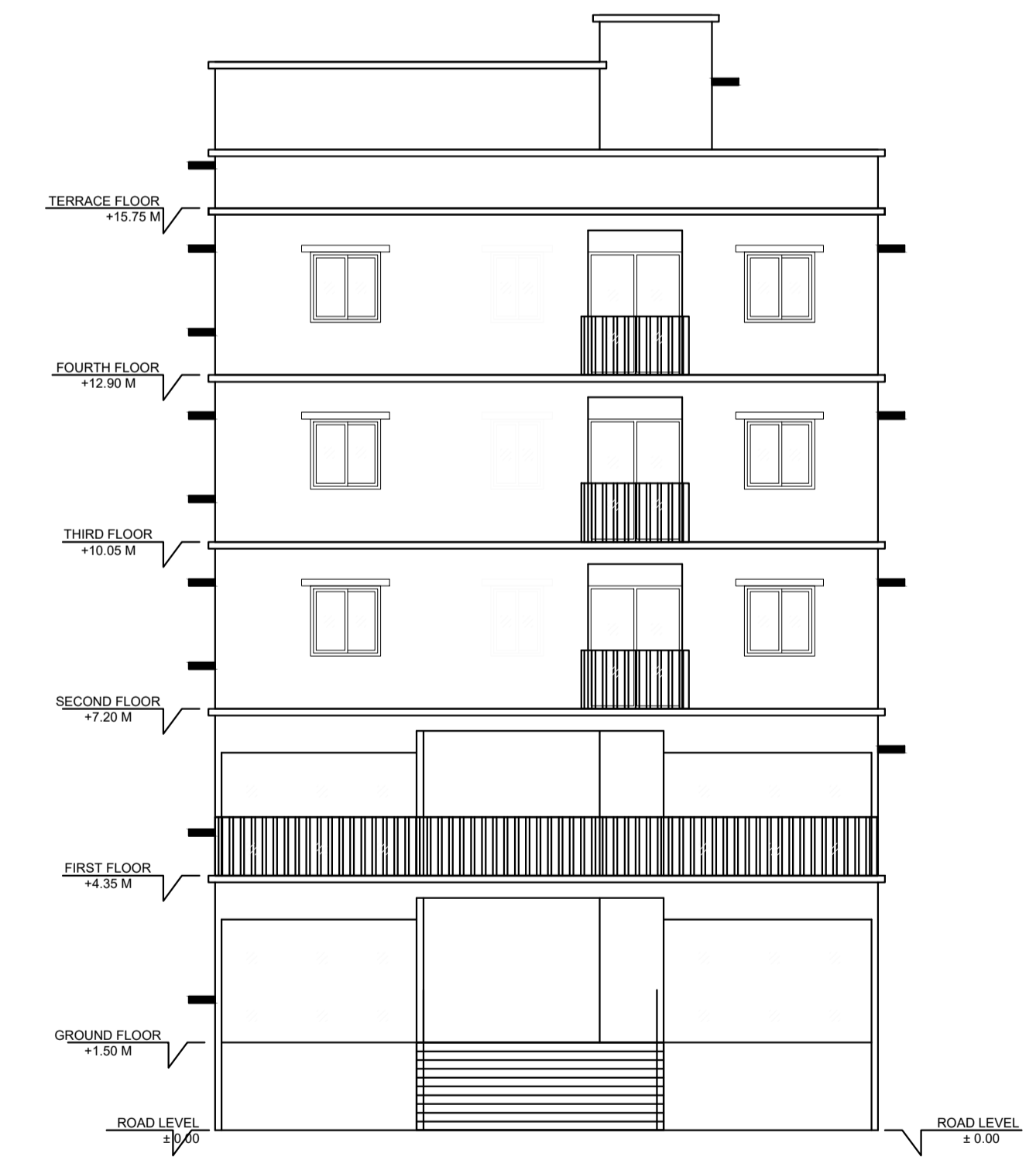
SECTION AT - AA



SECTION AT - BB



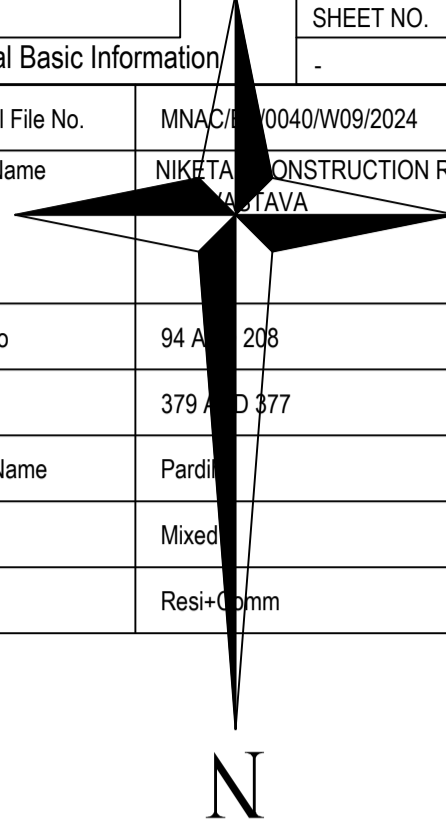
SIDE ELEVATION



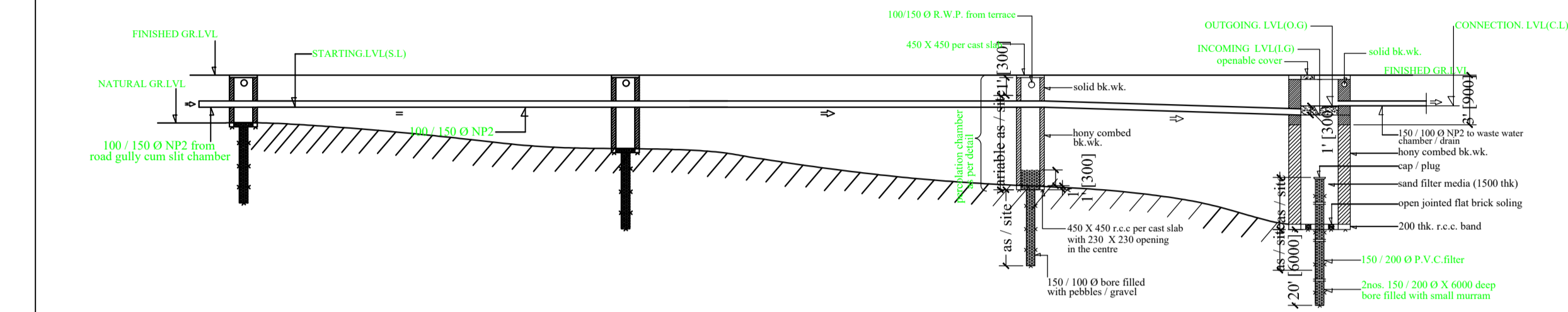
FRONT ELEVATION

LTP NAME AND SIGNATURE GAURI SHANKAR SAHU MNAC/ENG/0025/2017	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE Name : RANJEE LOHRA Designation : A. M. E. Organization : Personal
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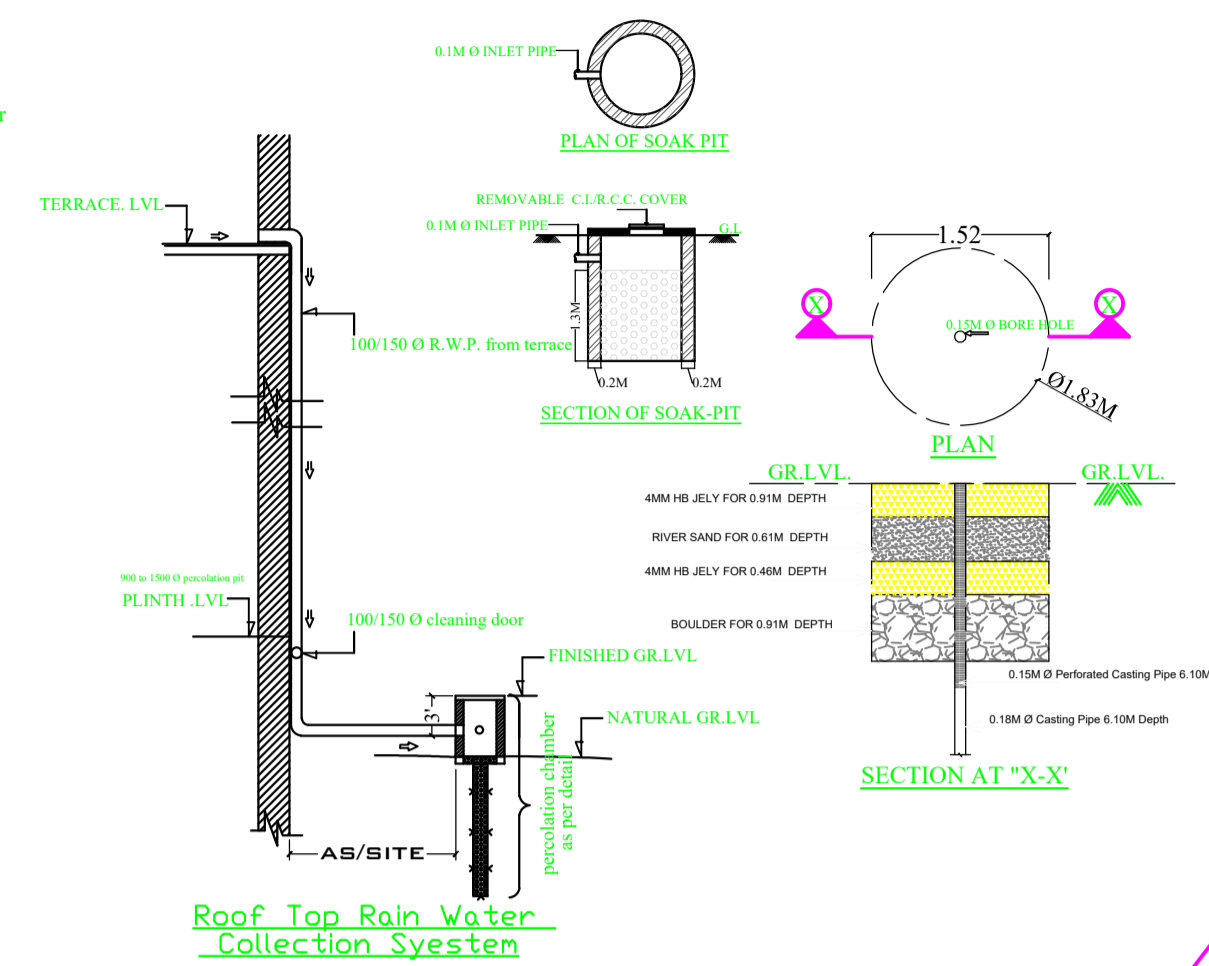
Proposal Basic Information	
Proposal File No.	MNAC/ENG/0040/W09/2024
Owner Name	NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA
Khata No	94 A 208
Plot No	379 A D 377
Village Name	Pardih
Use	Mixed
SubUse	Resi+Comm



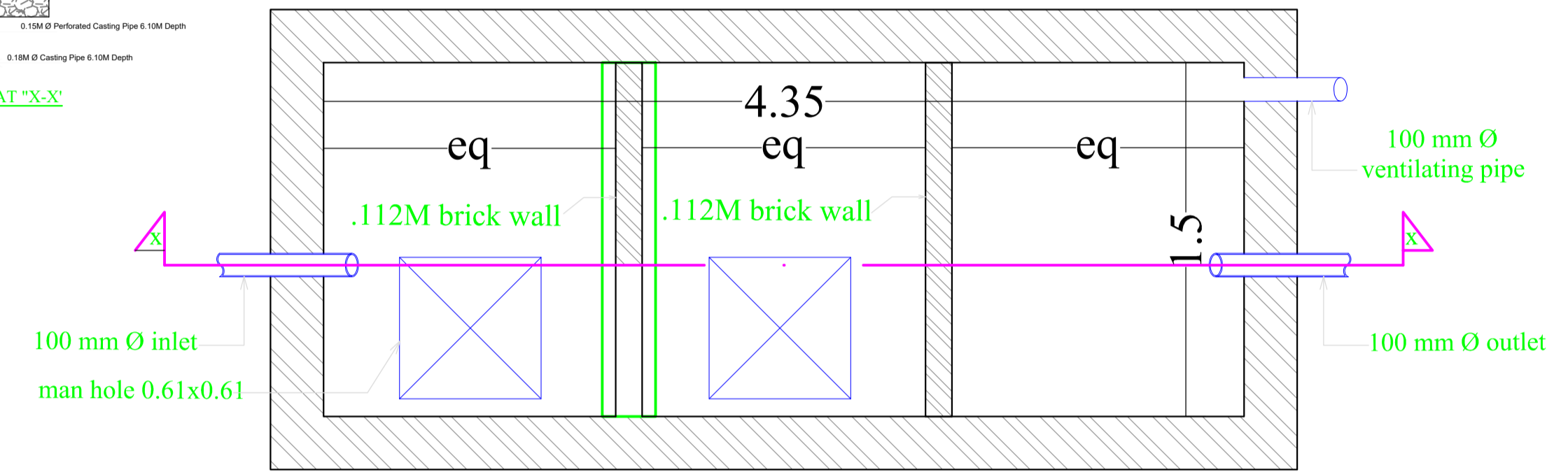
PLAN OF SURFACE WATER PERCOLATION SYSTEM TO SUB-SOIL



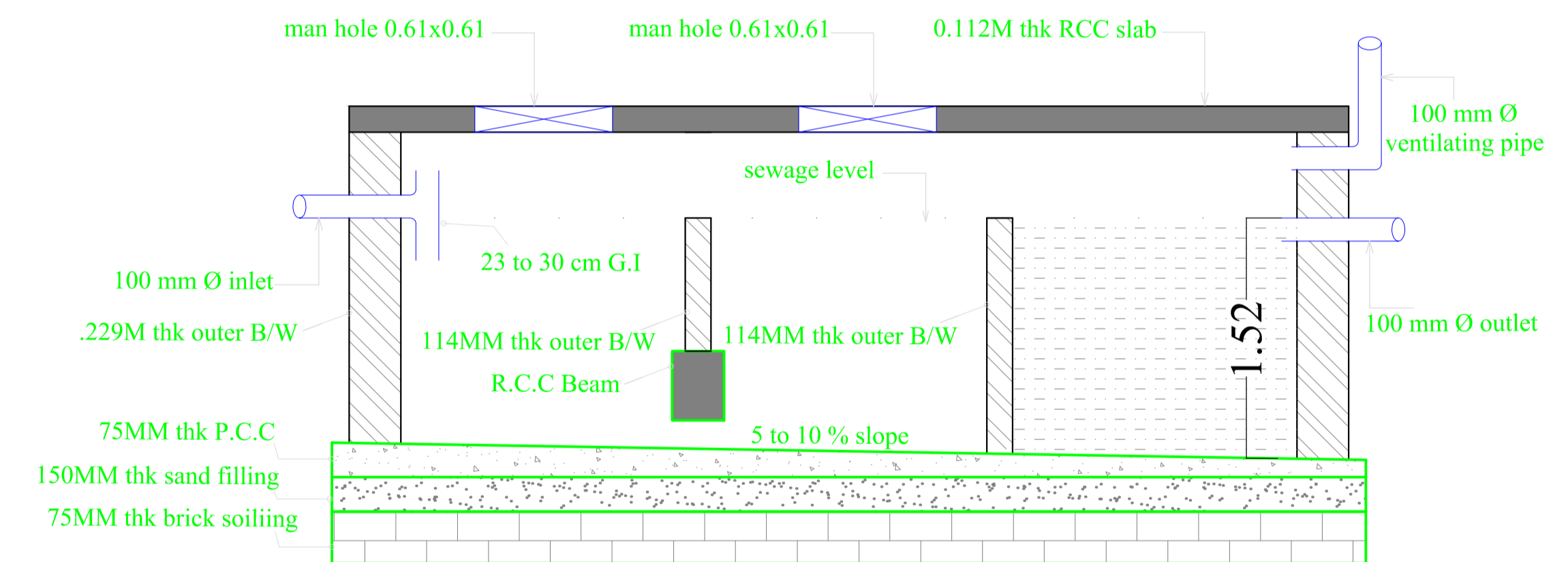
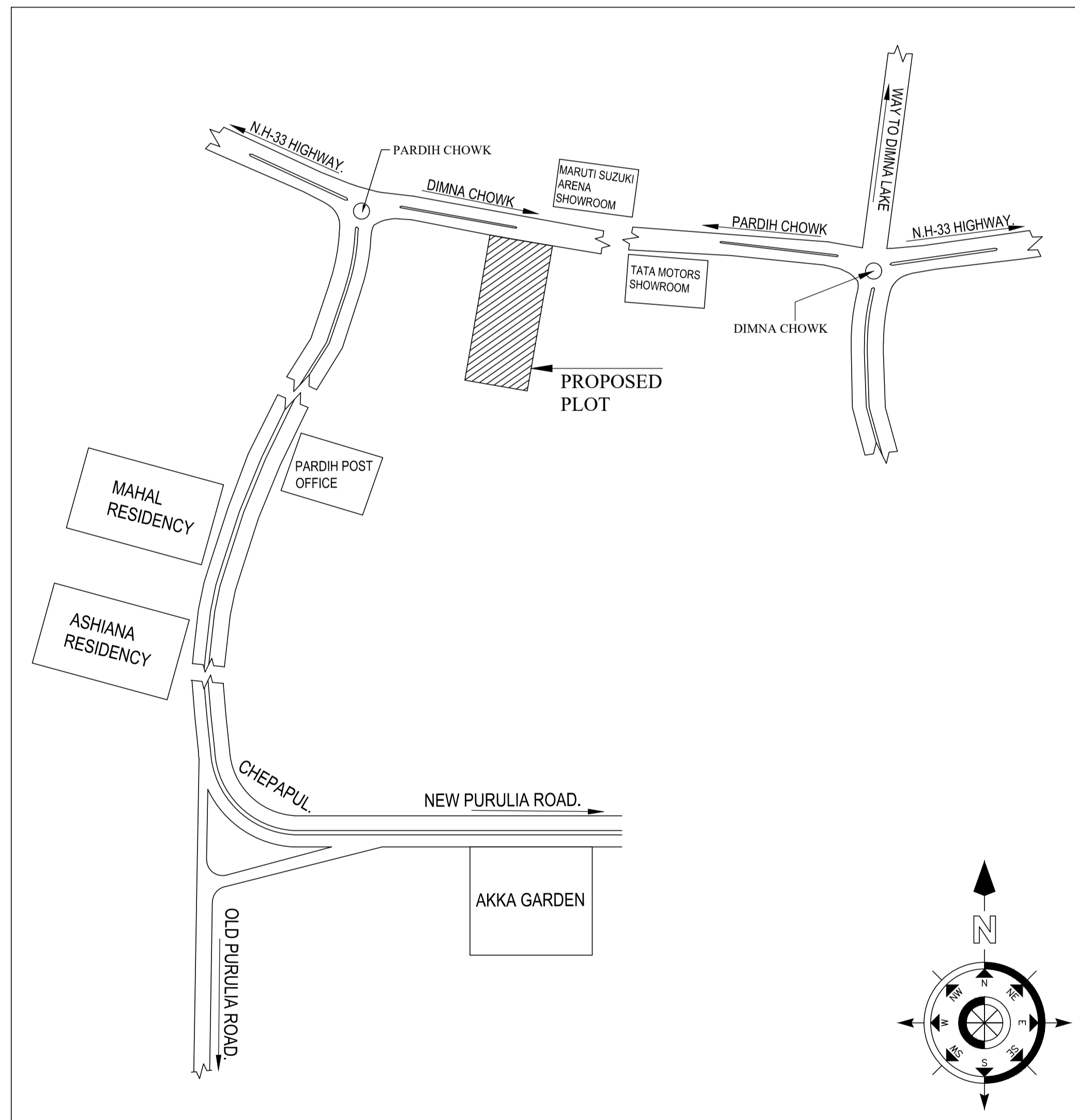
SECTION OF SURFACE WATER PERCOLATION SYSTEM TO SUB-SOIL



Roof Top Rain Water Collection System



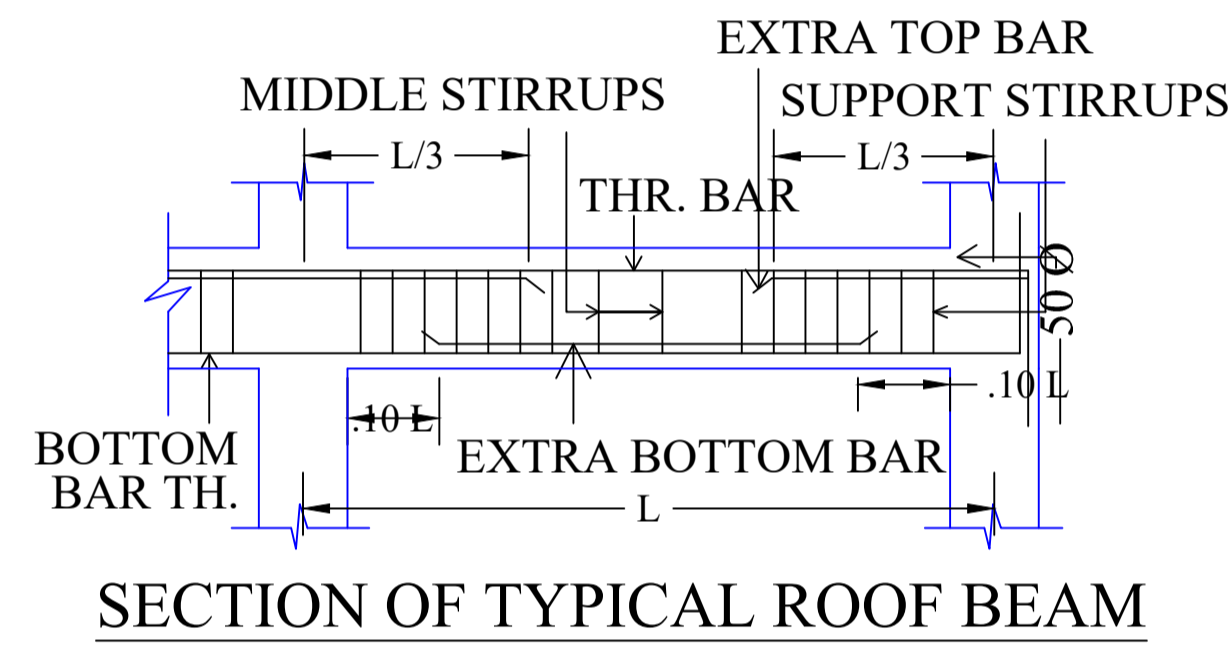
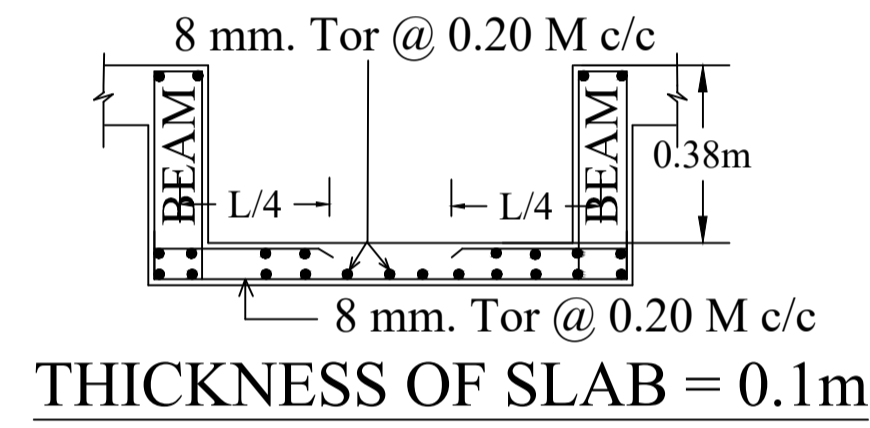
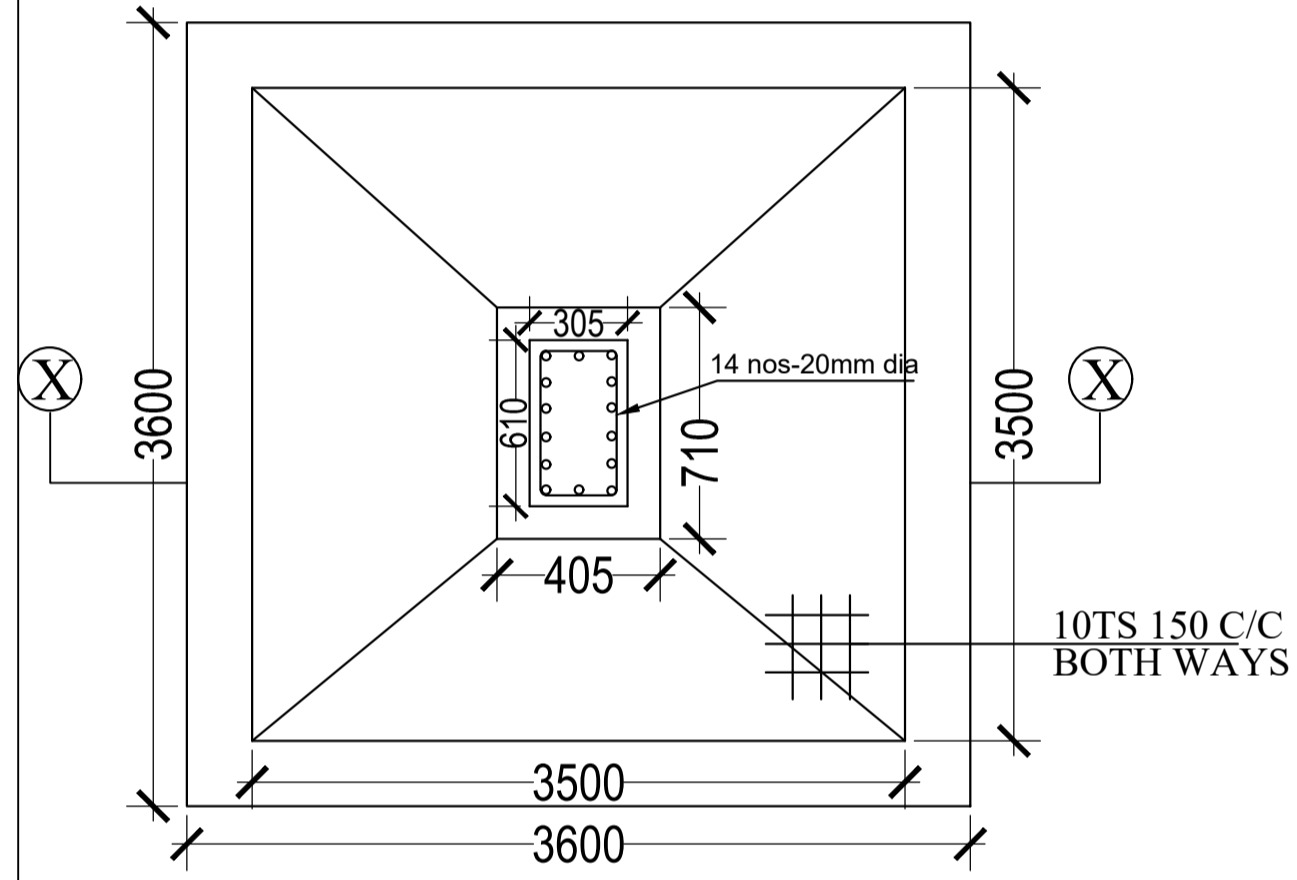
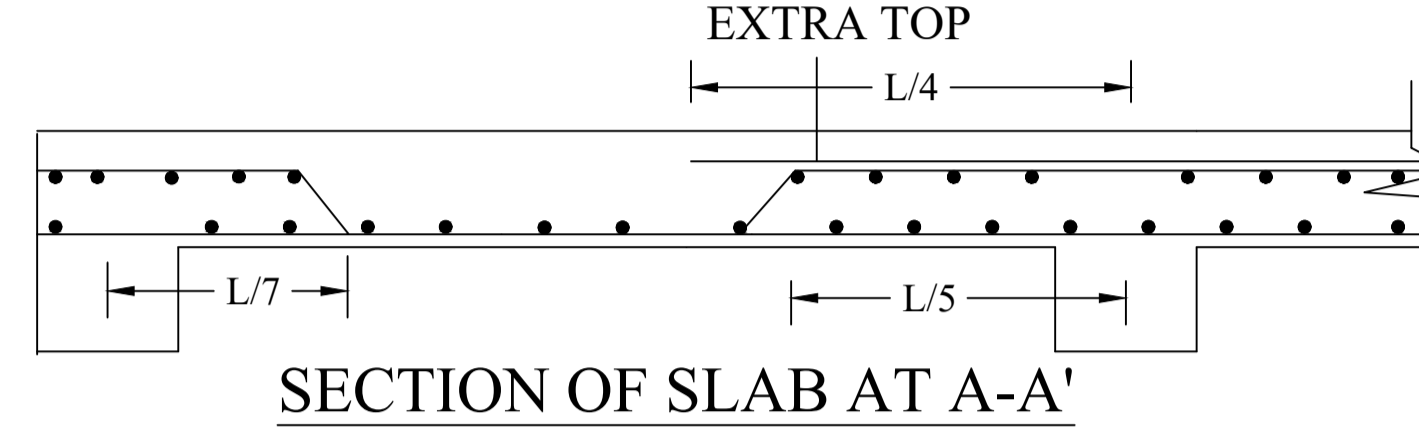
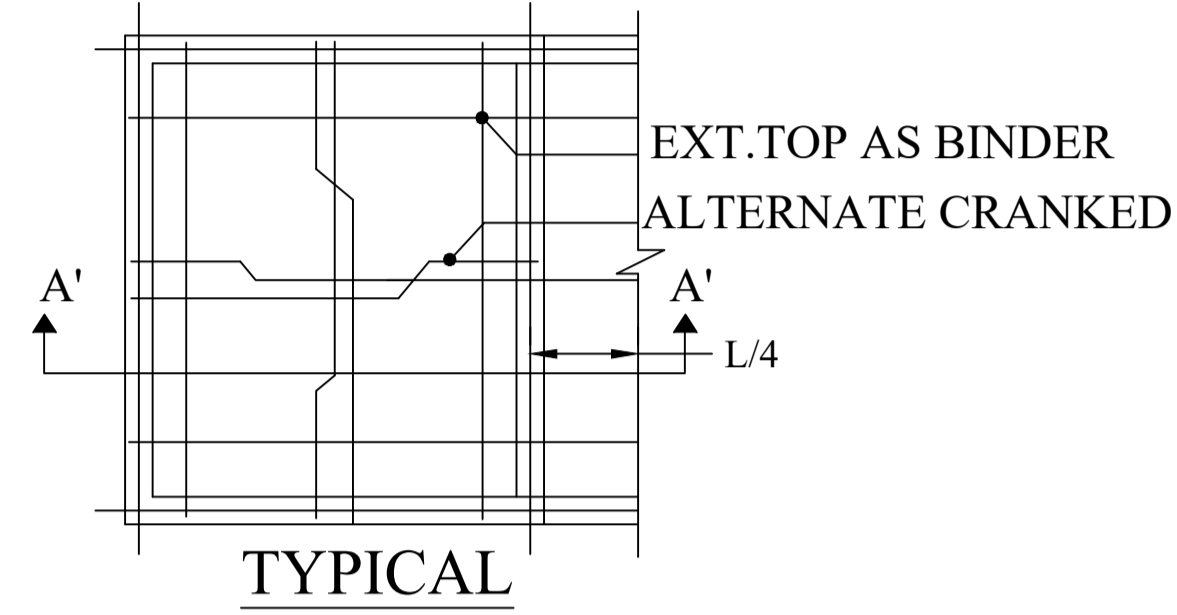
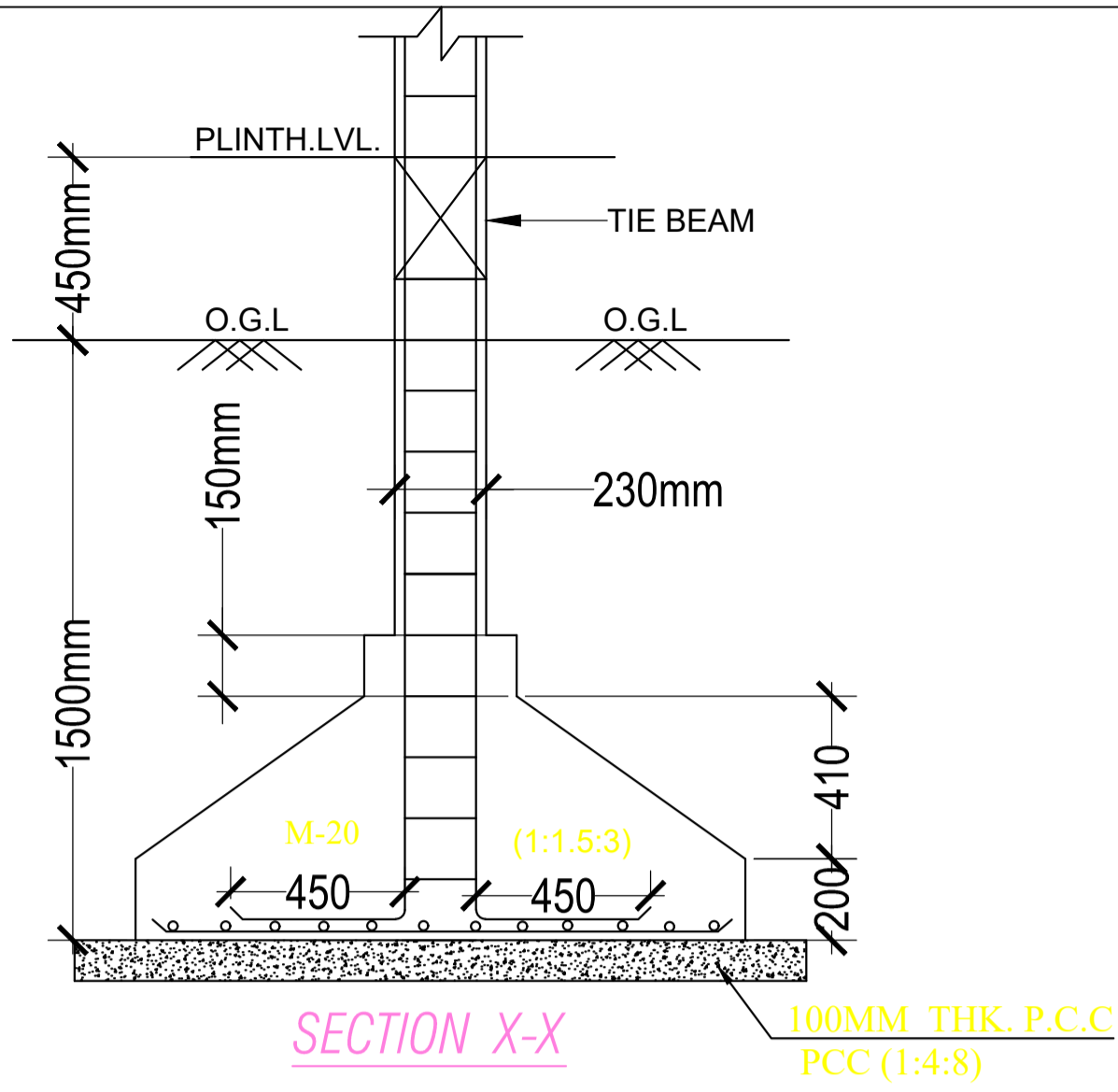
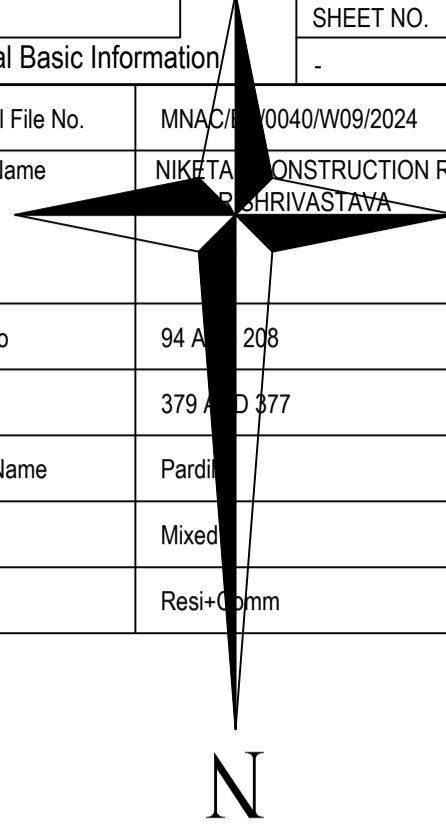
PLAN OF SEPTIC TANK



SECTION OF SEPTIC TANK - 'XX'

LTP NAME AND SIGNATURE GAURI SHANKAR SAHU MNAC/ENG/0025/2017	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE Name : RANJEE LOHRA Designation : A.M. & S. Organization : Personal
--------------------------------------------------------------------	-------------------------------------	---------------------------------------------------------------------------------------------------------

Proposal Basic Information	
Proposal File No.	MNAC/0040/W09/2024
Owner Name	NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA
Khata No	94 AND 208
Plot No	379 AND 377
Village Name	Pardhi
Use	Mixed
SubUse	Resi+Comm



IS: 456-2000 (Part 1 & 2)

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.)	Trmnt (No.)
			StairCase	Lift	Accessory Use	Parking	Resi.	Commercial				
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	1	2616.56	37.26	32.30	494.31	494.38	981.06	571.04	6.21	1558.31	1558.31	53
Grand Total	1	2616.56	37.26	32.30	494.31	494.38	981.06	571.04	6.21	1558.31	1558.31	53

Required Parking (Table 7a)

Building Name	Type	SubUse	Area (Sq.mt.)	Units		Car		Visitors Car		TwoWheeler		
				Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.	Reqd./Unit
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	Residential	ResiComm Bldg	> 0	1	15.00	1.00	15	-	-	-	-	-
			> 0	1	15.00	-	-	-	-	1	15	-
			> 0	1	15.00	-	-	1	2	-	-	-
Commercial	Shop	> 0	50	540.80	1	8	-	-	-	-	-	
		> 0	50	540.80	-	-	-	-	-	1	23	
		Total	-	-	-	23	23	-	2	2	-	38

Parking Check (Table 7b)

Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	18	225.00
Two Stack Car	-	-	5	62.50
Total Car	23	287.50	23	287.50
Visitor's Car Parking	-	-	2	25.00
Total Visitor Parking	2	25.00	2	25.00
TwoWheeler	-	-	38	76.00
Total TwoWheeler	38	76.00	38	76.00
Other Parking	-	-	-	220.38
Total	-	388.50	-	684.88

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
A (NIKETAN CONSTRUCTION REP BY NIRMAL KUMAR SHRIVASTAVA)	Residential	ResiComm Bldg	Non-Highrise

Buildingwise Floor FAR Details

Floor Name	Building Name		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Basement Floor	513.26	6.21	513.26	6.21
Ground Floor	423.73	288.75	423.73	288.75
First Floor	423.73	282.29	423.73	282.29
Second Floor	412.00	327.02	412.00	327.02
Third Floor	412.00	327.02	412.00	327.02
Fourth Floor	412.00	327.02	412.00	327.02
Terrace Floor	19.84	0.00	19.84	0.00
Total	2616.56	1558.31	2616.56	1558.31

COLOR INDEX

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

AREA STATEMENT MANGO MUNICIPAL CORPORATION		VERSION NO.: 1.0.70
		VERSION DATE: 16/10/2020
PROJECT DETAIL:		
Region: JHARKHAND URBAN	Plot Use: Mixed	
LOCAL BODIES	Plot SubUse: Resi+Comm	
District: EAST SINGHBHUM	Plot Nearby/Religious Structure: NA	
Authority: MANGO MUNICIPAL CORPORATION	Plot/SubPlot No: 379 AND 377	
Inward No: MNAC/BP/0040/W09/2024	North: Road Width - 30 METER WIDE ROAD NH-33	
Application Type: General Proposal	South: Plot No. - OTHER PLOT	
Project Type: Building Permission	East: Plot No. - OTHER PLOT	
Nature of Development: New	West: Plot No. - OTHER PLOT	
Location of Development Area: Old Area		
AREA OF PLOT (Minimum)	(A)	SQ.MT.
NET AREA OF PLOT (Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	706.52
Deduction for Balance Plot Area (from Gross Plot Area)		
Common Plot		75.71
Total		75.71
BALANCE AREA OF PLOT (Net Plot Area - Recreational/Amenity space)	(A-Deductions)	630.80
PLOT AREA FOR COVERAGE (Net Plot Area)	(A-Deductions)	706.52
Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions)	706.52
COVERAGE CHECK		
Permissible Coverage area (60.00 %)		423.91
Proposed Coverage Area (59.10 %)		417.53
Total Prop. Coverage Area (59.1 %)		417.53
Balance coverage area (0.90 %)		6.38
FAR CHECK		
Perm. FAR Area (3.000)		2119.56
Total Perm. FAR area		2119.56
Residential FAR		981.07
Commercial FAR		571.04
Proposed FAR Area		1558.33
Total Proposed FAR Area		1558.33
Consumed FAR (Factor)		2.21
Balance FAR Area		561.23
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		2616.56
ARCHITECT (Regd)	GAURI SHANKAR SAHU	
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)	NIKETAN CONS NIRMAL KUMAR	
DEVELOPMENT AUTHORITY		

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE
GAURI SHANKAR SAHU MNAC/ENG/0025/2017		