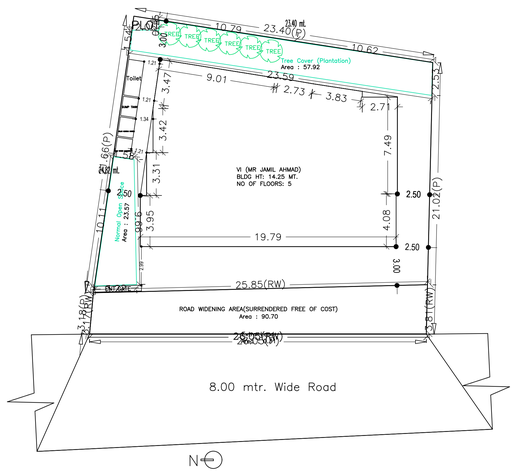
Project Title :JAMIL AHMAD S/O- KHALIL AHMAD

DATE 15-06-2019
SHEET NO. 1

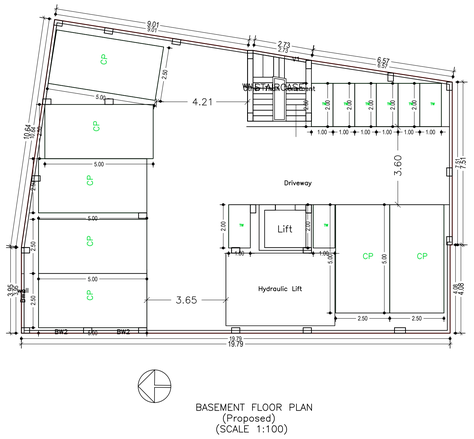
Proposal Basic Information

Proposal File No.	BPW/S/0207/18
Owner Name	JAMIL AHMAD
Khata No	0
Plot No	1580,1588,1589
Village Name	KONKA
Use	Residential
SubUse	Residential Bldg/Apartment

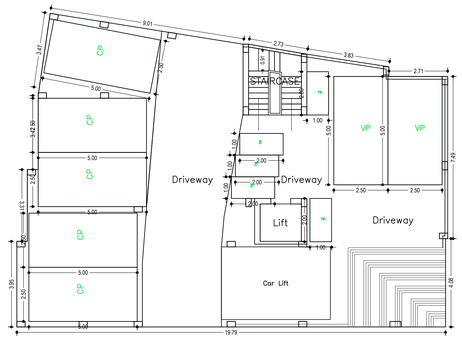


SITE PLAN
(SCALE −1:200)

SITE PLAN



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



GROUND FLOOR PLAN
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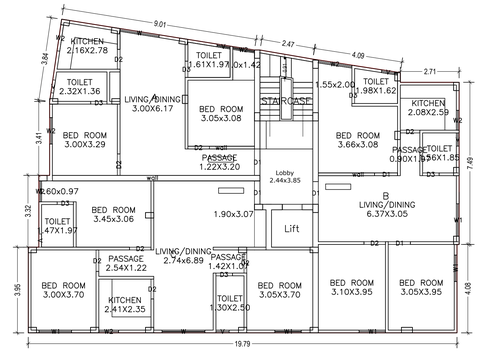


FIRST FLOOR PLAN
(Proposed)
(SCALE 1:100)

AREA STATEMENT RANCHI MUNICIPAL CORPORATION	VERSION NO.: 1.0.36
	VERSION DATE: 29/04/2019
PROJECT DETAILS:	
Authority: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential
District: RANCHI	Plot Sub Use: Residential Bldg/Apartment
Authority: RANCHI MUNICIPAL CORPORATION	Plot Nearby/Religious/Structure: NA
Inward_No: BPW/S/0207/18	Plot/Sub/Plot No. 1580,1588,1589
Application Type: General Proposal	North: Plot No. - 1586
Project Type: Building Permission	South: Plot No. - part B
Nature of Development: New	East: Plot No. - 1577
Location of Development Area: Old Area	West: Road Width - 7.4m,8.96m
AREA DETAILS:	SQ.MT.
AREA OF PLOT (Minimum)	(A) 585.86
Deduction for NetPlot Area	
Surrender Free of Cost	90.70
Total	90.70
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions) 479.36
Deduction for Balance Plot Area(from Gross Plot Area)	
Surrender Free of Cost	90.70
Common Plot	81.49
Total	172.19
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions) 393.87
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions) 479.36
Plot Area for FAR (Net Plot Area + Road/Widening Area)	(A-Deductions) 666.56
COVERAGE CHECK	
Permissible Coverage area (60.00 %)	287.62
Proposed Coverage Area (52.67 %)	252.38
Total Prop. Coverage Area (52.67 %)	252.38
Balance coverage area (7.33 %)	34.84
FAR CHECK	
Perm. FAR Area (2.25)	1410.15
Total Perm. FAR area	1410.15
Residential FAR	1023.71
Proposed FAR Area	1051.07
Total Proposed FAR Area	1051.07
Consumed FAR (Factor)	1.86
Balance FAR Area	364.14
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	1614.89
ARCHITECT (Regd)	APURB MINZ
ENGGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	JAMIL AHMAD
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: VI (MR JAMIL AHMAD)		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	252.89	0.00	252.89	0.00
Ground Floor	250.38	27.30	250.38	27.30
First Floor	250.40	240.88	250.40	240.88
Second Floor	287.14	260.94	287.14	260.94
Third Floor	287.14	260.94	287.14	260.94
Fourth Floor	287.14	260.94	287.14	260.94
Terrace Floor	0.00	0.00	0.00	0.00
Total	1614.89	1051.00	1614.89	1051.00

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
VI (MR JAMIL AHMAD)	Residential	Residential Bldg/Apartment	Non-Highrise

Required Parking(Table 7b)

Building Name	Type	SubUse	Area (Sq.mt.)	Units			Car			Visitors Car			Taxi/Hawker		
				Reqd.	Nos.	Prop.	Reqd./Unit	Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.
VI (MR JAMIL AHMAD)	Residential	Residential Bldg/Apartment	0 - 140	1	12.00	1.00	12	-	-	-	-	-	-	-	-
			>140	1	1	-	1	-	-	-	-	-	-	-	-
			>5	1	12.00	-	-	-	-	-	-	-	1	12	-
			>0	1	12.00	-	-	-	-	1	2	-	-	-	-
Total				-	12	12	-	2	2	-	2	-	1	12	-

Parking Check (Table 7b)

Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	12	150.00
Total Car	12	150.00	12	150.00
Visitor's Car Parking	-	-	2	25.00
Total Visitor Parking	2	25.00	2	25.00
Taxi/Hawker	-	-	13	26.00
Total Two/Wheeler	12	24.00	13	26.00
Other Parking	-	-	-	318.27
Total	-	-	-	318.27

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.)	Trnmt (No.)	Carpet Area other than Tenement
			Lift	Balcony	Parking	Resi.	Stair				
VI (MR JAMIL AHMAD)	1	1614.89	38.08	50.04	223.08	1023.70	7.15	1051.00	1051.00	12	9.77
Total Number of Same Buildings	1										
Grand Total	1	1614.89	38.08	50.04	223.08	1023.70	7.15	1051.00	1051.00	12	9.77

Building :VI (MR JAMIL AHMAD)

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.)	Trnmt (No.)	Carpet Area other than Tenement
		Lift	Balcony	Parking	Resi.	Stair				
Basement Floor	252.89	0.00	0.00	0.00	0.00	0.00	0.00	00	0.00	9.77
Ground Floor	250.38	0.00	0.00	223.08	0.00	7.15	27.30	00	0.00	
First Floor	250.40	9.52	0.00	0.00	240.88	0.00	240.88	03	0.00	
Second Floor	287.14	9.52	16.68	0.00	260.94	0.00	260.94	03	0.00	
Third Floor	287.14	9.52	16.68	0.00	260.94	0.00	260.94	03	0.00	
Fourth Floor	287.14	9.52	16.68	0.00	260.94	0.00	260.94	03	0.00	
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00	0.00	
Total	1614.89	38.08	50.04	223.08	1023.70	7.15	1051.00	1051.00	12	9.77

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
VI (MR JAMIL AHMAD)	D3	0.74	2.10	03
VI (MR JAMIL AHMAD)	D3	0.75	2.10	21
VI (MR JAMIL AHMAD)	D3	0.76	2.10	27
VI (MR JAMIL AHMAD)	D3	0.90	2.10	27
VI (MR JAMIL AHMAD)	D2	0.91	2.10	06
VI (MR JAMIL AHMAD)	D2	0.94	2.10	04
VI (MR JAMIL AHMAD)	D2	0.99	2.10	20
VI (MR JAMIL AHMAD)	D1	1.03	2.10	04
VI (MR JAMIL AHMAD)	D1	1.05	2.10	04
VI (MR JAMIL AHMAD)	D1	1.06	2.10	04
VI (MR JAMIL AHMAD)	D1	1.08	2.10	04
VI (MR JAMIL AHMAD)	D1	1.22	2.10	04

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
VI (MR JAMIL AHMAD)	V	0.60	0.60	06
VI (MR JAMIL AHMAD)	V	0.61	0.60	19
VI (MR JAMIL AHMAD)	W2	0.86	1.20	03
VI (MR JAMIL AHMAD)	W2	0.91	1.20	08
VI (MR JAMIL AHMAD)	W2	0.97	1.50	04
VI (MR JAMIL AHMAD)	W2	1.01	1.20	04
VI (MR JAMIL AHMAD)	W1	1.22	1.20	12
VI (MR JAMIL AHMAD)	W2	1.22	1.20	05
VI (MR JAMIL AHMAD)	W1	1.50	1.20	04
VI (MR JAMIL AHMAD)	W1	1.50	2.10	04
VI (MR JAMIL AHMAD)	W2	1.57	1.20	04
VI (MR JAMIL AHMAD)	W	1.62	1.20	04
VI (MR JAMIL AHMAD)	W	1.65	2.10	03
VI (MR JAMIL AHMAD)	W	1.98	2.10	01

Balcony Calculations Table

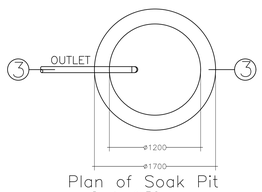
FLOOR	SIZE	AREA	TOTAL AREA
TYPICAL -2,3& 4 FLOOR PLAN	1.20 X 3.13 X 1 X 2	11.23	100.02
	1.20 X 2.74 X 1 X 3	9.12	
	1.20 X 3.35 X 1 X 5	10.80	
	1.20 X 3.16 X 1 X 3	11.43	
	1.20 X 3.30 X 1 X 1	11.88	
	0.90 X 3.57 X 1 X 3	9.51	
	0.90 X 5.90 X 1 X 3	15.72	
	0.87 X 1.90 X 1 X 3	5.15	
	0.90 X 3.30 X 1 X 3	8.91	
	0.90 X 2.34 X 1 X 3	6.32	
Total			100.02

UnitBUA Table for Building :VI (MR JAMIL AHMAD)

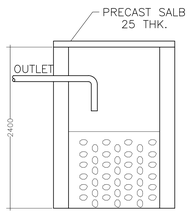
FLOOR	Name	UnitBUA Type	UnitBuA Area	Carpet Area	No. of Rooms	No. of Tenement
FIRST FLOOR PLAN	A	FLAT	62.23	81.64	7	3
	B	FLAT	79.73	79.27	8	
	C	FLAT	87.61	80.39	9	
	D	FLAT	70.85	70.23	7	
TYPICAL -2,3& 4FLOOR PLAN	E	FLAT	89.97	89.50	8	9
	F	FLAT	105.19	104.86	9	
Total	-	-	1036.95	1029.01	96	12

SIDE ELEVATION
(SCALE −1:100)

FRONT ELEVATION
(SCALE −1:100)



Plan of Soak Pit
Scale 1:50



Section 3−3
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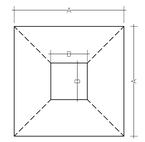
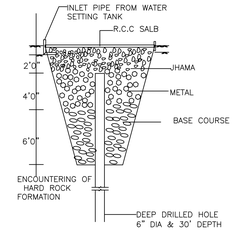
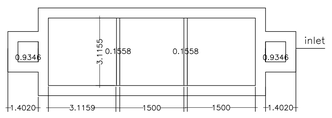


Plan

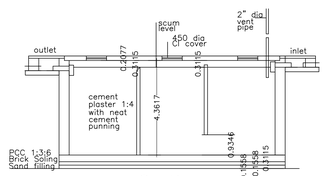
A: 1 recharging pit is required of 150 Sq.ft With 6−7 Cum capacity water settling tank with each recharge pit. Recharging trench along boundary of the bldg should be filled with pebbles & sand
B:16 sq.ft.



Section A−B



Plan
Septic Tank
Scale 1:50



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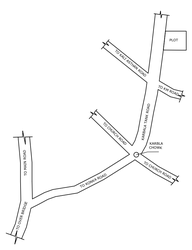

LOCATION PLAN
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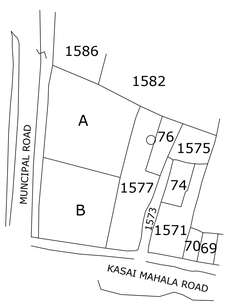

VILLAGE MAP
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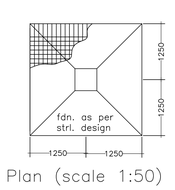
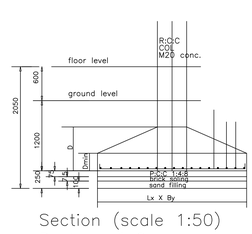


Plan (scale 1:50)



Section (scale 1:50)
Design of Column Foundation

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
APURB MINZ 66/RMC			

Name : ARUN KUMAR
Designation : Municipal Commissioner
Organisation : GOVERNMENT OF

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