

Balcony Calculations Table

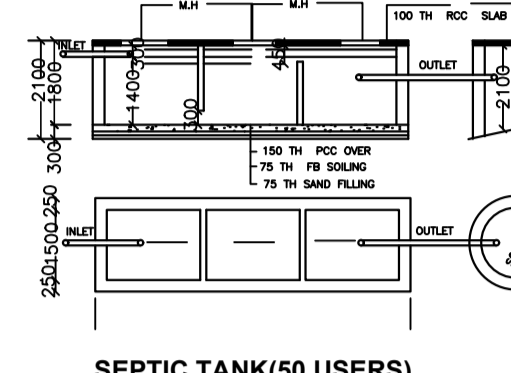
FLOOR	SIZE	AREA	TOTAL AREA
TYPICAL - 2, 3, 4, 5, 6 FLOOR PLAN	1.20 X 2.87 X 1 X 5	17.20	225.05
	1.20 X 3.83 X 1 X 5	23.00	
	1.20 X 2.98 X 1 X 5	17.85	
	1.20 X 3.35 X 1 X 5	20.10	
	1.20 X 3.53 X 1 X 5	21.15	
	1.20 X 4.22 X 1 X 5	25.30	
	1.20 X 3.68 X 1 X 5	22.10	
	1.20 X 3.70 X 1 X 5	22.20	
	1.20 X 3.20 X 1 X 5	19.20	
	1.20 X 3.22 X 1 X 5	19.35	
	1.00 X 3.53 X 1 X 5	17.60	
Total			225.05

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.			
PROPOSED BUILDING (BLOCK)	Residential	Residential Bldg/Apartment	0 - 140	1	20.00	1	20	-	-	-	-	-	
			> 140	1.5	-	1	-	-	-	-	-	-	
			> 0	1	20.00	-	-	-	-	1	20	-	-
			> 0	1	20.00	-	-	-	-	-	-	-	-
			> 0	50	424.87	1	6	-	-	-	-	-	-
Total :	Commercial Bldg	-	-	-	-	-	26	26	-	2	2	38	
			-	-	-	-	-	-	-	-	-	-	

Parking Check (Table 7b)

Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	26	325.00
Total Car	26	325.00	26	325.00
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	-	-	-	258.12
Total	426.00	-	780.12	-



UnitBUA Table for Building :PROPOSED BUILDING (BLOCK)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
TYPICAL - 2, 3, 4, 5, 6 FLOOR PLAN	FLATA	FLAT	91.05	82.52	9	20
	FLATB	FLAT	90.81	78.07	10	
	FLATC	FLAT	74.92	62.13	7	
	FLATD	FLAT	83.93	70.44	7	
FIRST FLOOR PLAN	1	SHOP	77.56	75.90	1	3
	2	SHOP	125.90	123.14	3	
GROUND FLOOR PLAN	4	SHOP	66.72	65.13	1	2
	5	SHOP	74.95	73.29	3	
Total	-	-	2095.27	1848.02	176	25

FAR & Tenement Details (Table 4c-1)

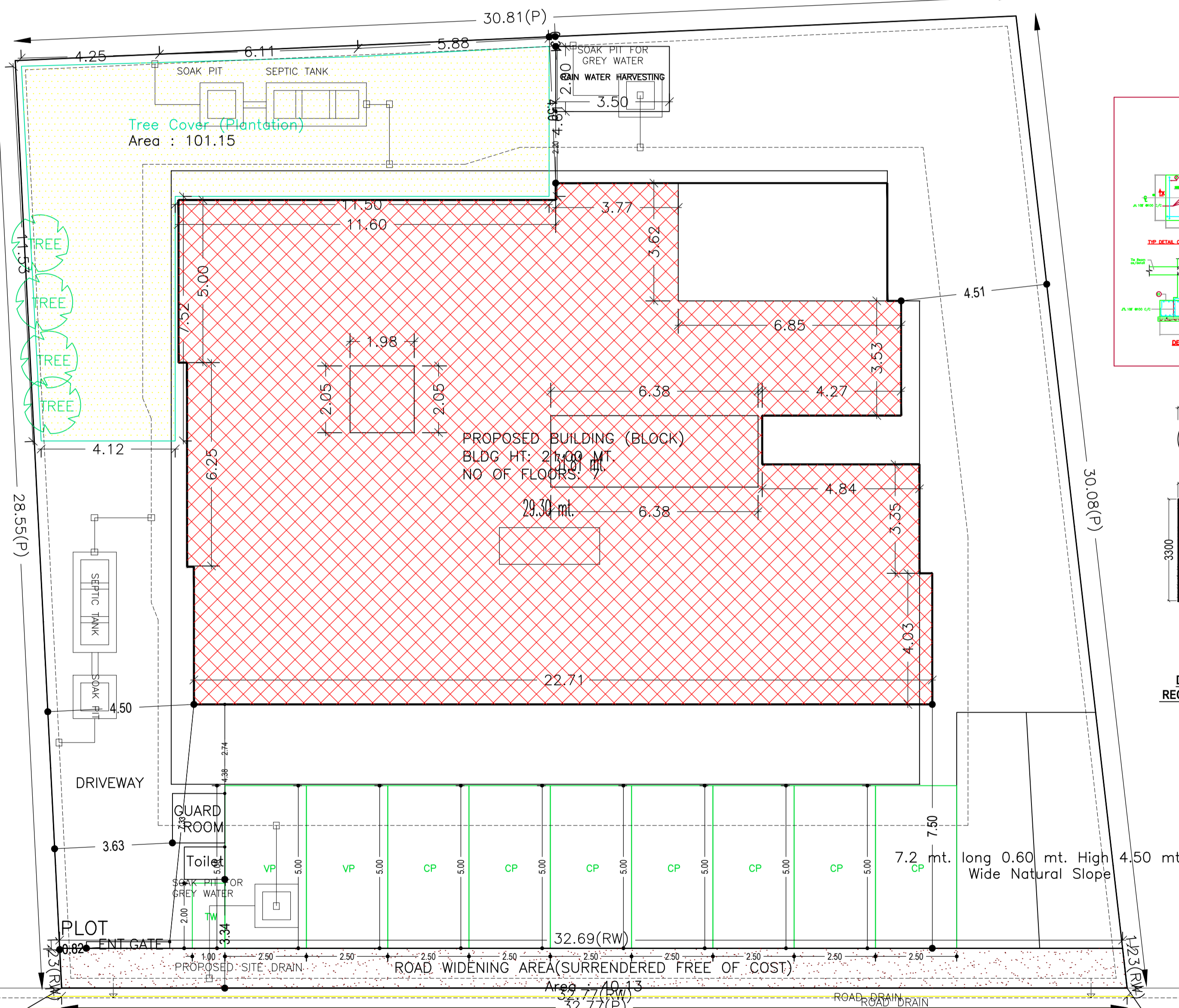
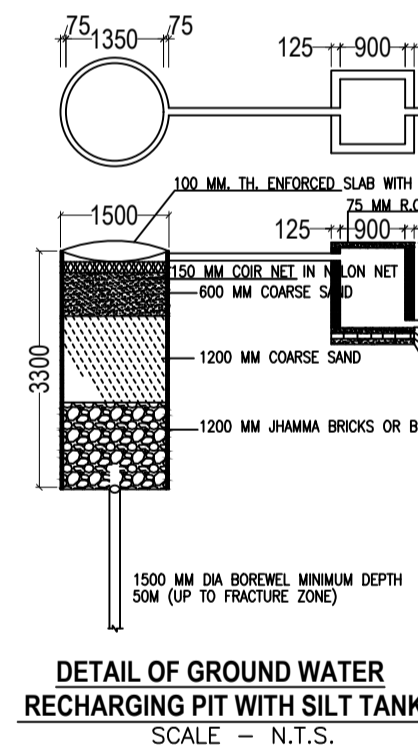
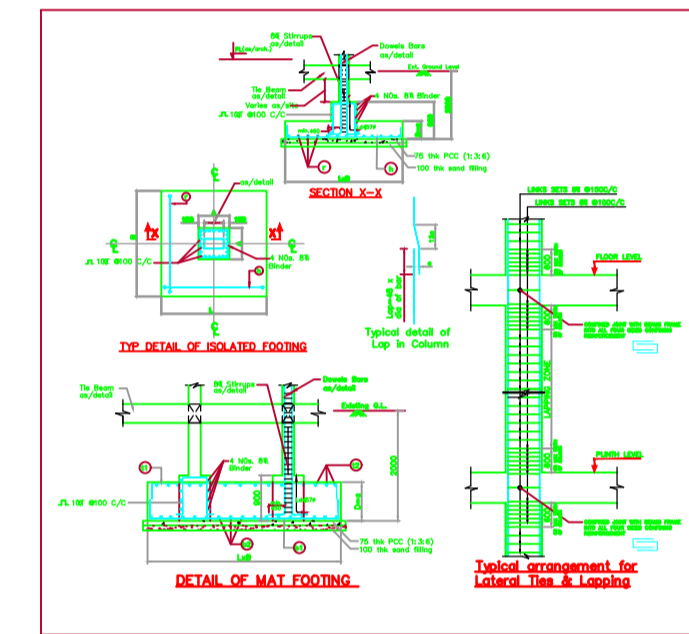
Building	No. of Same Bldg	Gross Built Up Area (Sq.mt.)	Deductions From Gross BUA/Area in (Sq.mt.)	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)				Proposed FAR Area (Sq.mt.)		Add Area In FAR (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
					StairCase	Lift	Balcony	Parking	Resi.	Commercial				
PROPOSED BUILDING (BLOCK)	1	3055.58	23.27	3032.31	75.66	45.22	112.55	546.35	1748.35	497.58	6.60	2252.53	2252.53	25
Grand Total	1	3055.58	23.27	3032.31	75.66	45.22	112.55	546.35	1748.35	497.58	6.60	2252.53	2252.53	25

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
PROPOSED BUILDING (BLOCK)	D3	0.75	2.10	75
PROPOSED BUILDING (BLOCK)	D2	0.90	2.10	20
PROPOSED BUILDING (BLOCK)	D	0.95	2.10	05
PROPOSED BUILDING (BLOCK)	S1	1.00	1.20	01
PROPOSED BUILDING (BLOCK)	D1	1.00	2.10	50
PROPOSED BUILDING (BLOCK)	S	1.13	2.10	05
PROPOSED BUILDING (BLOCK)	D	1.20	2.10	10
PROPOSED BUILDING (BLOCK)	S1	1.43	1.20	01
PROPOSED BUILDING (BLOCK)	D	1.53	2.10	05
PROPOSED BUILDING (BLOCK)	S1	2.05	1.20	02
PROPOSED BUILDING (BLOCK)	S1	2.36	1.20	01
PROPOSED BUILDING (BLOCK)	S1	2.40	1.20	01
PROPOSED BUILDING (BLOCK)	S1	2.45	1.20	01
PROPOSED BUILDING (BLOCK)	S1	2.60	1.20	01
PROPOSED BUILDING (BLOCK)	S1	3.00	1.20	04
PROPOSED BUILDING (BLOCK)	S1	3.68	1.20	01

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
PROPOSED BUILDING (BLOCK)	V	0.60	1.50	40
PROPOSED BUILDING (BLOCK)	W3	0.75	1.20	05
PROPOSED BUILDING (BLOCK)	W3	0.90	1.20	10
PROPOSED BUILDING (BLOCK)	W2	1.00	1.20	05
PROPOSED BUILDING (BLOCK)	W2	1.05	1.20	05
PROPOSED BUILDING (BLOCK)	W1	1.12	1.20	05
PROPOSED BUILDING (BLOCK)	W2	1.20	1.20	05
PROPOSED BUILDING (BLOCK)	W4	1.20	1.20	07
PROPOSED BUILDING (BLOCK)	S1	1.25	1.20	05
PROPOSED BUILDING (BLOCK)	W1	1.35	1.20	30
PROPOSED BUILDING (BLOCK)	MECH VENT	1.47	1.20	05
PROPOSED BUILDING (BLOCK)	W1	1.50	1.20	56
PROPOSED BUILDING (BLOCK)	MECH VENT	1.60	1.20	05
PROPOSED BUILDING (BLOCK)	W1	1.60	1.20	05
PROPOSED BUILDING (BLOCK)	W1	1.90	1.20	05
PROPOSED BUILDING (BLOCK)	MECH VENT	2.00	1.20	15
PROPOSED BUILDING (BLOCK)	W5	2.00	1.20	05
PROPOSED BUILDING (BLOCK)	MECH VENT	2.40	1.20	10
PROPOSED BUILDING (BLOCK)	W1	3.00	1.20	06



SITE PLAN

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: Mixed	
District: RANCHI	Plot SubUse: Resi+Comm	
Authority: RANCHI REGIONAL DEVELOPMENT AUTHORITY	PlotNearby/ReligiousStructure: NA	
Inward No: RRDA/BP/0222/2021	Plot/SubPlot No: 07	
Application Type: General Proposal	North: Survey No. - JITNATH PAHAN	
Project Type: Building Permission	South: Plot No. - 07/P	
Nature of Development: New	East: Road Width - 10.75	
Location of Development Area: New Area	West: Survey No. - LAKHINDER PAHAN	
AREA DETAILS:		sq.mt.
AREA OF PLOT (Minimum)	(A)	929.51
Deduction for NetPlot Area		
Surrender Free of Cost		40.13
Total		40.13
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	889.38
Deduction for Balance Plot Area(from Gross Plot Area)		
Surrender Free of Cost		40.13
Common Plot		101.15
Total		141.28
BALANCE AREA OF PLOT (Net Plot Area - Recreational/Amenity space)	(A-Deductions)	788.23
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	889.38
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions)	929.51
COVERAGE CHECK		
Permissible Coverage area (50.00 %)		444.69
Proposed Coverage Area (34.06 %)		302.91
Total Prop. Coverage Area (34.06 %)		302.91
Balance coverage area (15.94 %)		141.78
FAR CHECK		
Perm. FAR Area (2.50)		2323.77
Total Perm. FAR area		2323.77
Residential FAR		1748.35
Commercial FAR		497.58
Proposed FAR Area		2252.53
Total Proposed FAR Area		2252.53
Consumed FAR (Factor)		2.42
Balance FAR Area		71.24
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		3032.31
ARCHITECT (Regd)		pranav kumar mandal
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)		PIALI DASGUPTA
DEVELOPMENT AUTHORITY		LOCAL BODY

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

Buildingwise Floor FAR Details

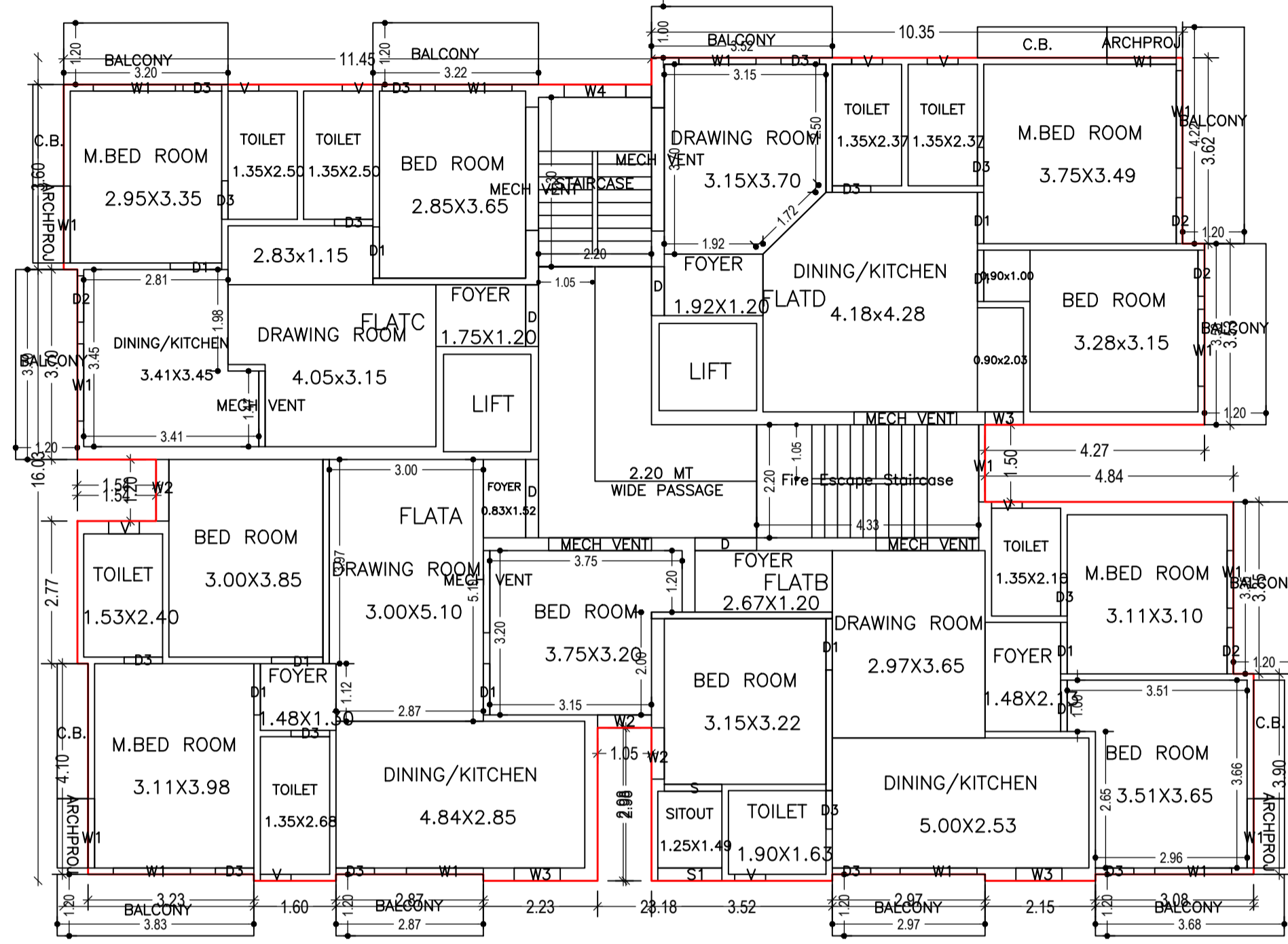
Floor Name	Building Name		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Basement Floor	430.08	6.60	430.08	6.60
Ground Floor	316.94	173.58	316.94	173.58
First Floor	344.49	324.00	344.49	324.00
Second Floor	388.16	349.67	388.16	349.67
Third Floor	388.16	349.67	388.16	349.67
Fourth Floor	388.16	349.67	388.16	349.67
Fifth Floor	388.16	349.67	388.16	349.67
Sixth Floor	388.16	349.67	388.16	349.67
Terrace Floor	0.00	0.00	0.00	0.00
Total :	3032.31	2252.53	3032.31	2252.53

Building USE/SUBUSE Details

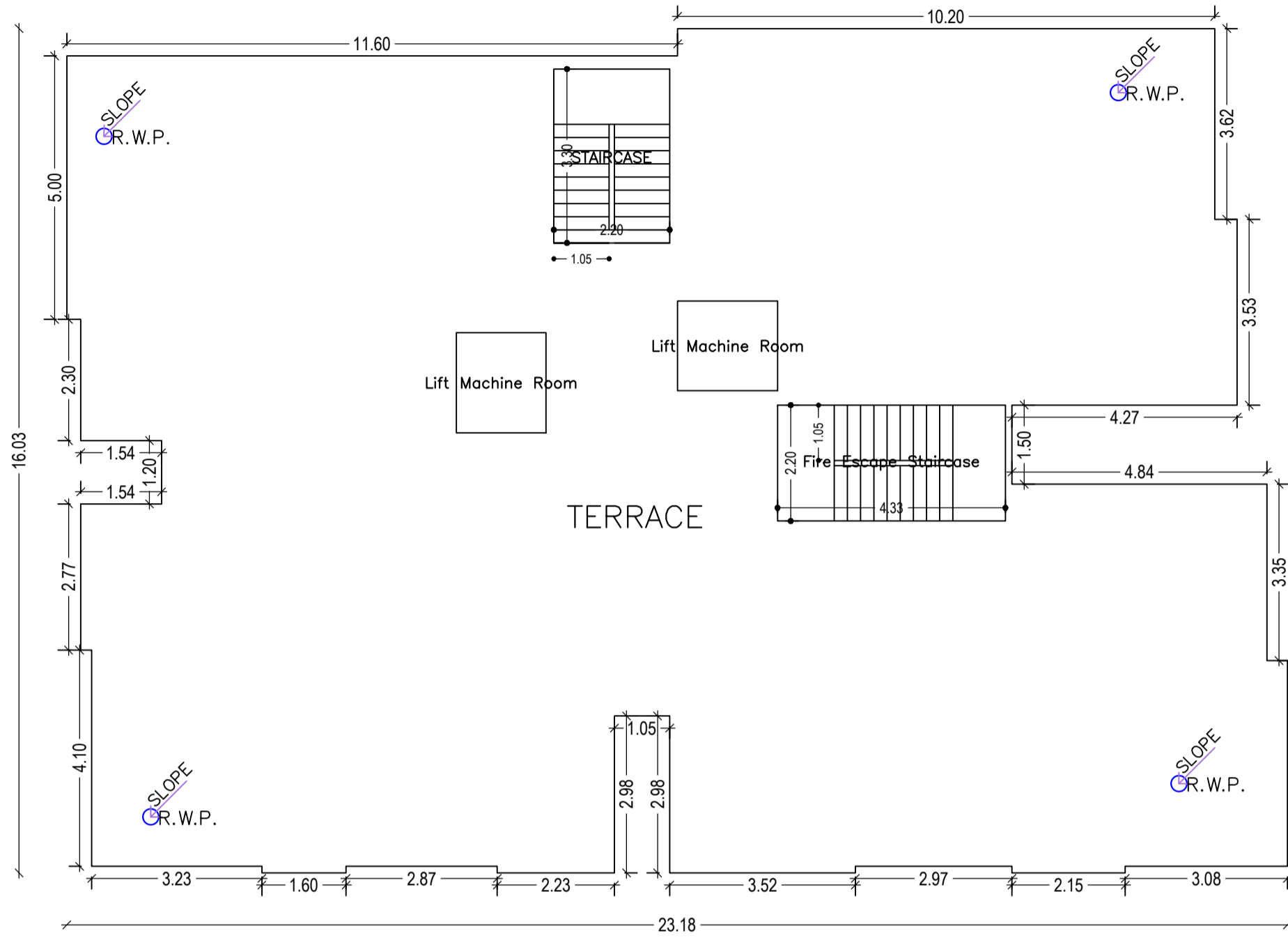
Building Name	Building Use	Building SubUse	Building Structure
PROPOSED BUILDING (BLOCK)	Commercial	ResiComm Bldg	Multistoried

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
pranav kumar mandal NNPC/ARC/0008/2017			

Proposal Basic Information	
Proposal File No.	RRDA/BP/0222/2021
Owner Name	PIALI DASGUPTA
Khata No	06
Plot No	07
Village Name	Hambai
Use	Mixed
SubUse	Resi+Comm



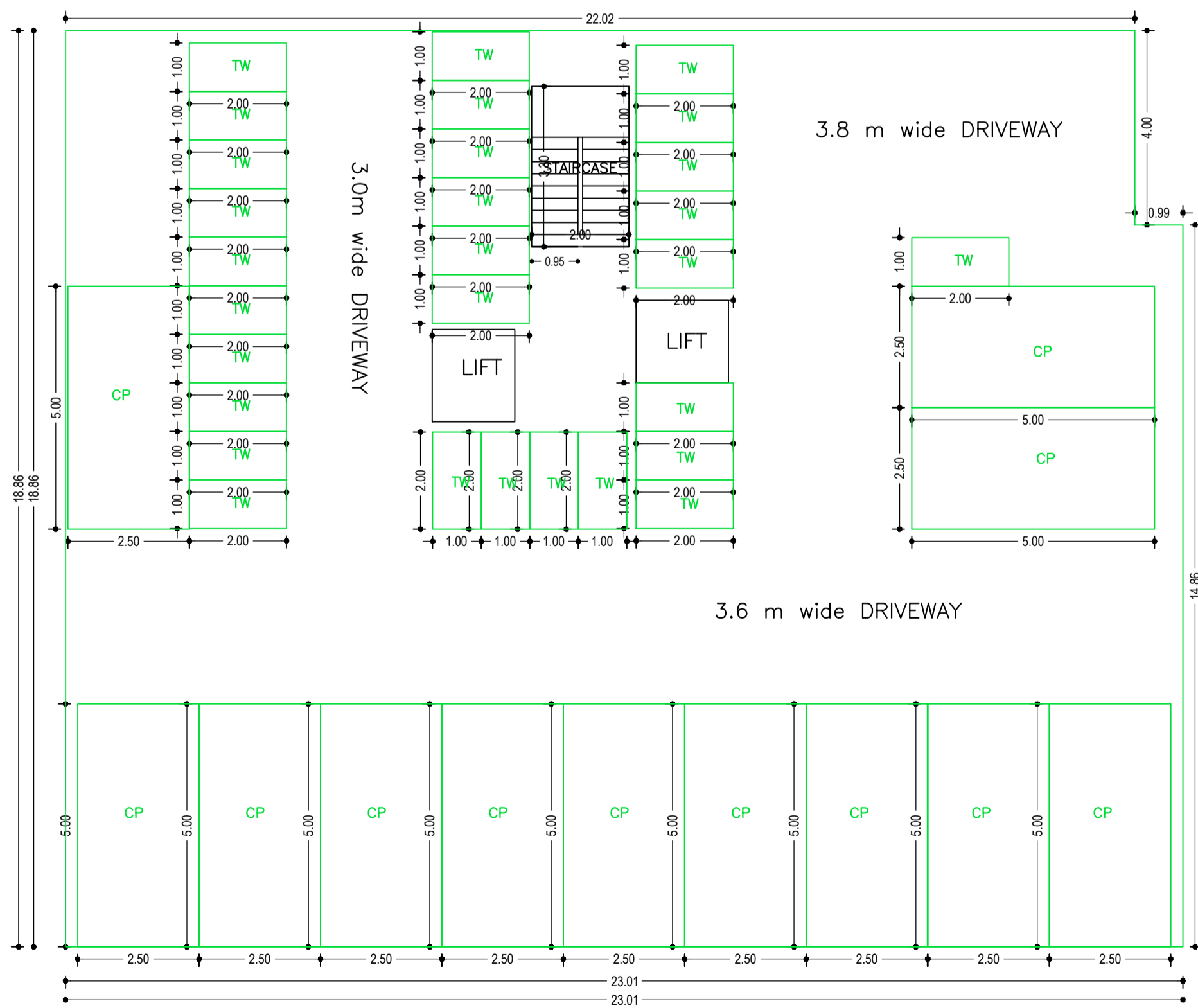
TYPICAL - 2, 3, 4, 5, 6 FLOOR PLAN
(Proposed)
(SCALE 1:100)



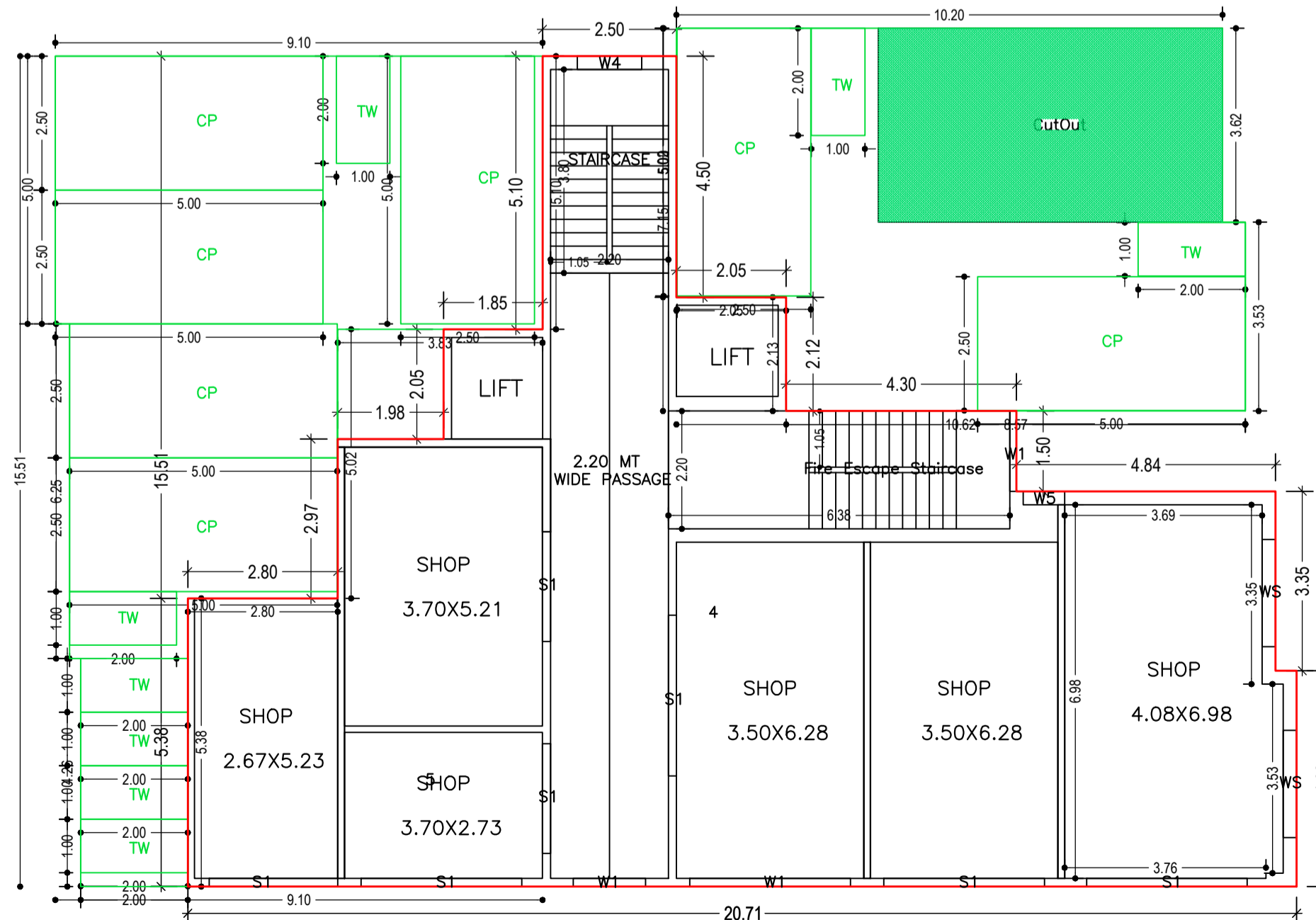
TERRACE FLOOR PLAN
(SCALE 1:100)

Building :PROPOSED BUILDING (BLOCK)

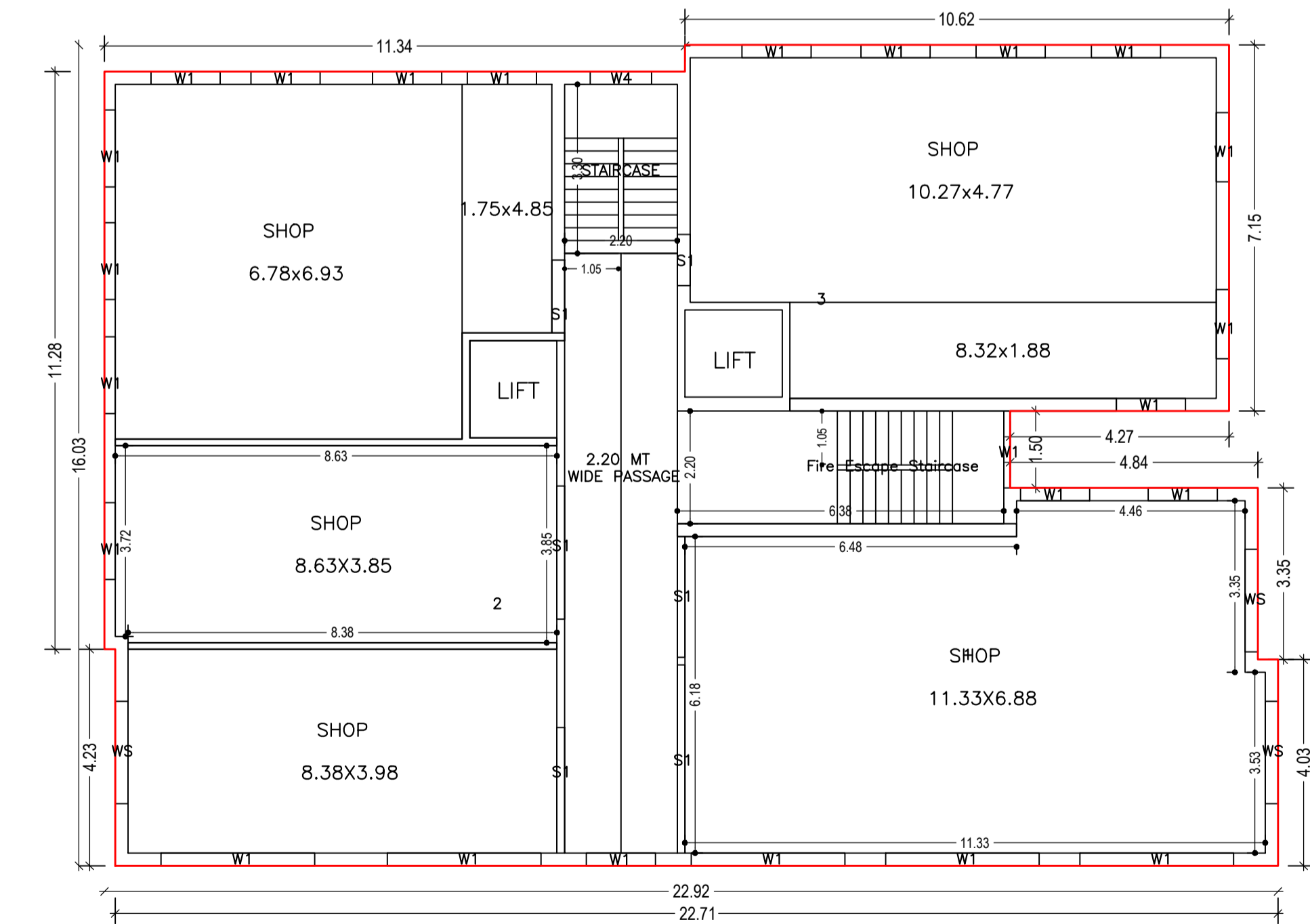
Floor Name	Gross Builtup Area	Deductions From Gross BUA/Area in Sq.mt.	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)				Proposed FAR Area (Sq.mt.)		Add Area in FAR (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed FAR Area (Sq.mt.)	Trmt (No.)
				StairCase	Lift	Balcony	Parking	Resi.	Commercial				
Basement Floor	430.08	0.00	430.08	0.00	6.46	0.00	417.02	0.00	0.00	6.60	6.60	6.60	00
Ground Floor	340.21	23.27	316.94	14.03	0.00	0.00	129.33	0.00	173.58	0.00	173.58	173.58	02
First Floor	344.49	0.00	344.49	14.03	6.46	0.00	0.00	324.00	0.00	324.00	324.00	324.00	03
Second Floor	388.16	0.00	388.16	9.52	6.46	22.51	0.00	349.67	0.00	349.67	349.67	349.67	04
Third Floor	388.16	0.00	388.16	9.52	6.46	22.51	0.00	349.67	0.00	349.67	349.67	349.67	04
Fourth Floor	388.16	0.00	388.16	9.52	6.46	22.51	0.00	349.67	0.00	349.67	349.67	349.67	04
Fifth Floor	388.16	0.00	388.16	9.52	6.46	22.51	0.00	349.67	0.00	349.67	349.67	349.67	04
Sixth Floor	388.16	0.00	388.16	9.52	6.46	22.51	0.00	349.67	0.00	349.67	349.67	349.67	04
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 :	3055.58	23.27	3032.31	75.66	45.22	112.55	546.35	1748.35	497.58	6.60	2252.53	2252.53	25
Total Number of Same Buildings :	1												



BASEMENT FLOOR PLAN
(SCALE 1:100)



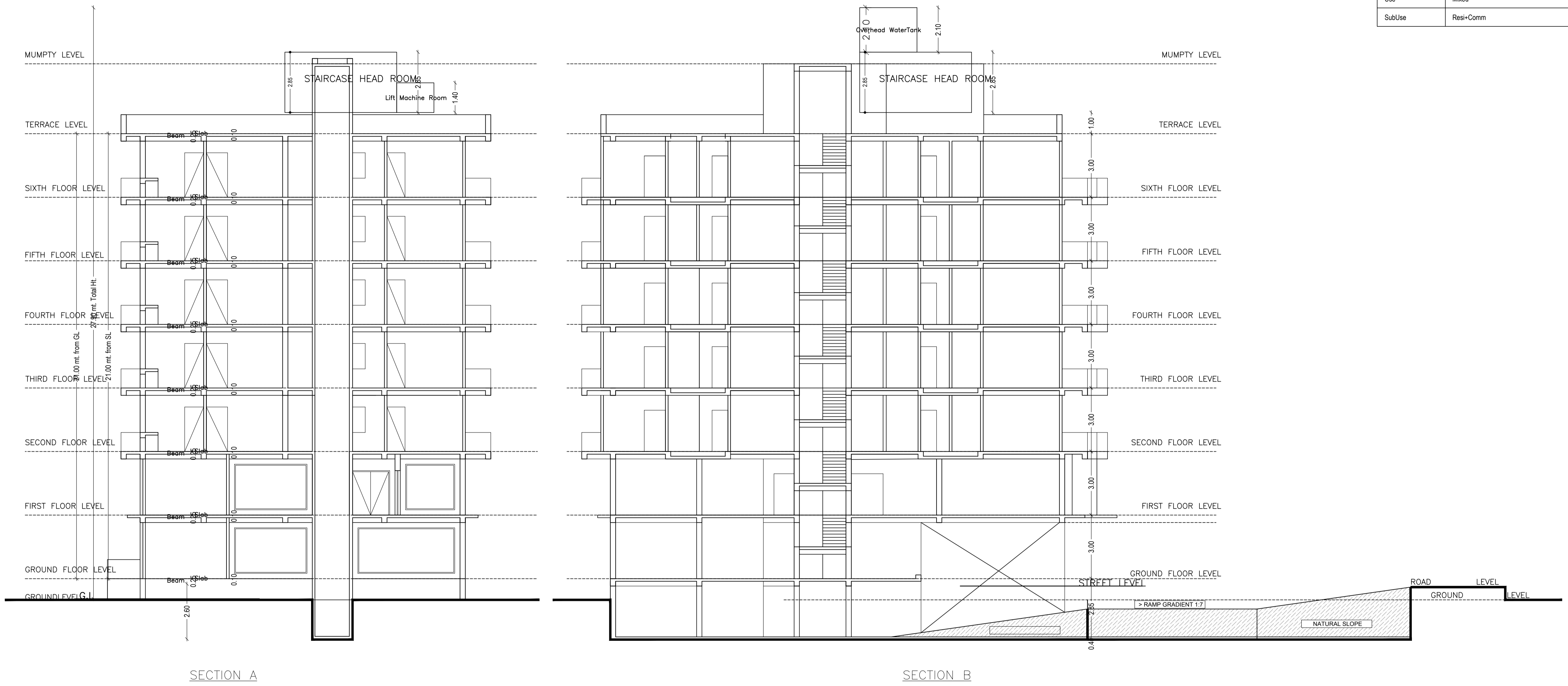
GROUND FLOOR PLAN
(Proposed)
(SCALE 1:100)



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

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
pranav kumar mandal NNPC/ARC/0008/2017			

Proposal Basic Information	
Proposal File No.	RRDA/BP/0222/2021
Owner Name	PIALI DASGUPTA
Khata No	06
Plot No	07
Village Name	Hambai
Use	Mixed
SubUse	Resi+Comm



SECTION A

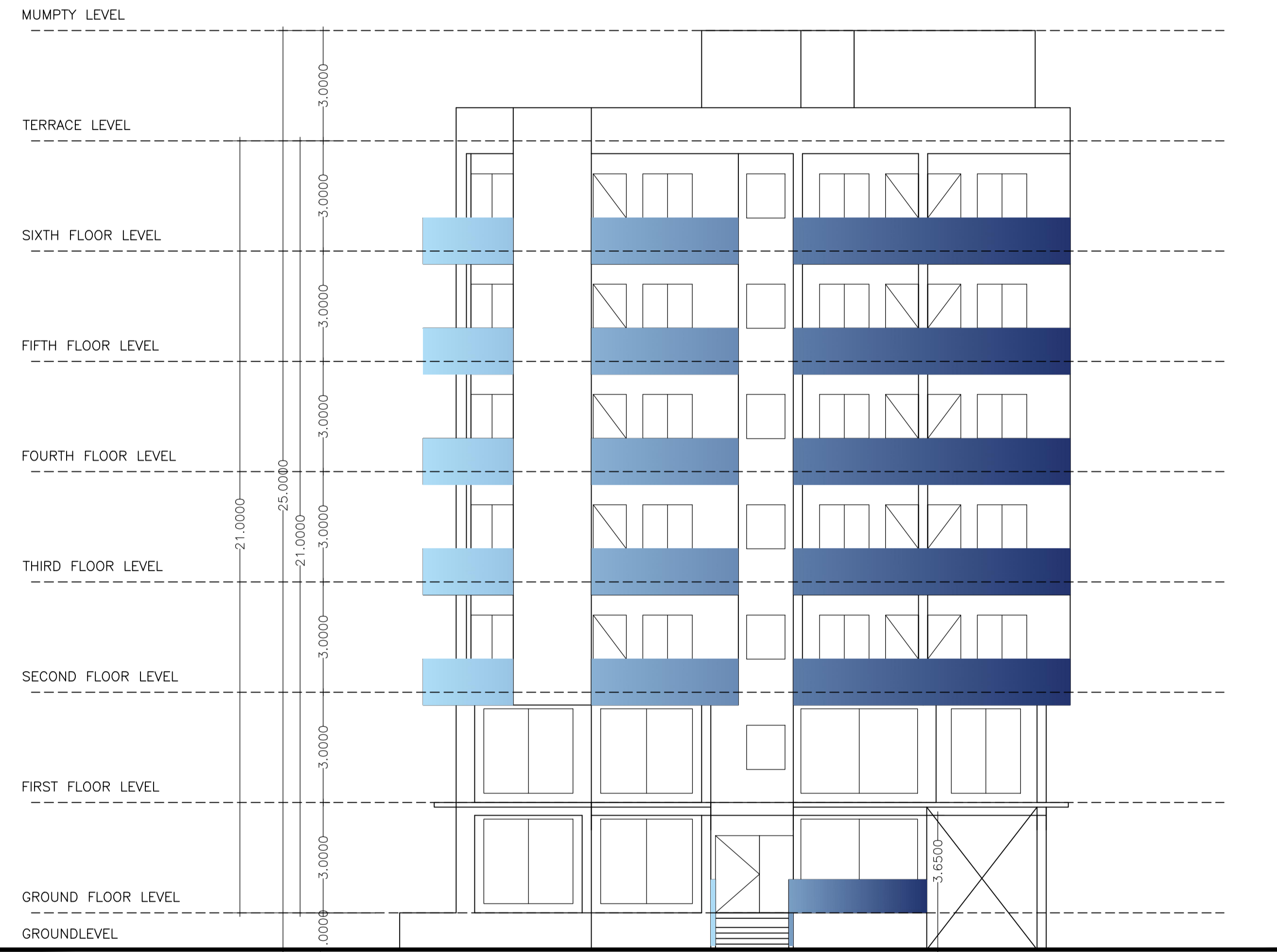
SECTION B

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
pranav kumar mandal NNPC/ARC/0008/2017			

Proposal Basic Information	
Proposal File No.	RRDA/BP/0222/2021
Owner Name	PIALI DASGUPTA
Khata No	06
Plot No	07
Village Name	Hambai
Use	Mixed
SubUse	Resi+Comm



ELEVATION A



ELEVATION B

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
pranav kumar mandal NNPC/ARC/0008/2017			