

**PROJECT TITLE:-**  
**COMP.COMMERCIAL BUILDING PLANFOR**  
**SH. HARI SINGH KHORWAL S/O**  
**SH. MOHAN LAL KHORWAL SITUATED**  
**AT - KH. NO. 11/3 (NEW NO. 21 GA)**  
**MOUZA - AAMWALA TARLA,**  
**PARGANA - PARWA DOON,**  
**DISTT-DEHRADUN.**

AREA STATEMENT	
TOTAL PLOT AREA	= 240.33 Sq.mt.
AREA ROAD WIDENING	= 42.34 Sq.mt.
NET PLOT AREA	= 197.99 Sq.mt.
EXISTING GROUND FLOOR (STILT)	
EXISTING GROUND FLOOR COVD. AREA	= 149.51 SQ.MT.
TO BE DEMOLISHED COVD. AREA (GF.)	= 40.04 SQ.MT.
1- STILT COVD. AREA	= 68.32 Sq.mt.
2- COMMERCIAL HALL COVD. AREA	= 33.63 Sq.mt.
3- F.S.B. Comp. Area 10%	= 3.66 Sq.mt.
4-S.S.B. Comp. Area 10%	= 3.86 Sq.mt.
NET GROUND FLOOR COVD. AREA	= 109.47 Sq.mt.
EXISTING FIRST FLOOR (Commercial) [Excl. stair= 9.36 sq.mt.]	
EXISTING FIRST FLOOR COVD. AREA	= 149.51 Sq.mt.
TO BE DEMOLISHED COVD. AREA (F.F.)	= 40.04 Sq.mt.
PERMISSIBLE COMP. AREA	= 92.59 Sq.mt.
F.S.B. Comp. Area 10%	= 3.66 Sq.mt.
S.S.B. Comp. Area 10%	= 3.86 Sq.mt.
NET FIRST FLOOR COVD. AREA	= 100.11 Sq.mt.
EXISTING SECOND FLOOR (Commercial) [Excl. stair= 9.36 sq.mt.]	
EXISTING SECOND FLOOR COVD. AREA	= 129.54 Sq.mt.
TO BE DEMOLISHED COVD. AREA (F.F.)	= 72.51 Sq.mt.
EXISTING COMP. AREA	= 45.61 Sq.mt.
S.S.B. Comp. Area 10%	= 2.06 Sq.mt.
NET SECOND FLOOR COVD. AREA	= 47.67 Sq.mt.
TOTAL COVD. AREA (G.F.+ 2)	= 188.93 Sq.mt.
OPEN AREA	= 88.52 Sq.mt.
GROUND COVERAG (109.47 / 197.99)	= 55.29 %
F.A.R. (188.93 / 197.99)	= 0.95
BASEMENT COVD. ARE (Ground Coverag 20%)	
PERMISSIBLE COMP. AREA	20.59 SQ.MT.
F.S.B. Comp. Area 10%	= 1.72 Sq.mt.
S.S.B. Comp. Area 10%	= 0.92 Sq.mt.
TOTAL COVD. AREA	23.23 SQ.MT.
PARKING	
REQUIRED NO. OF E.C.S. = TOTAL AREA X 1.00 / 100	= 188.93 SQ.M. X 1.00 / 100 = 1.88 no. of E.C.S.
PROVIDED STILT PARKING AREA= 68.32 SQ.M	Excl. stair= 9.36 SQ.M / 28 = 2.10 no. of E.C.S.
TOTAL PROVIDED PARKING= 2.10 of E.C.S.	

**LEGEND:-**

SEWER LINE SHOWN THUS	S.P
R.W.P.- RAIN WATER PIPE	I.C
I.C. - INSPECTION CHAMBER	S.T
S.T - SEPTIC TANK	O
S.P - SOAK PIT	

OPENING STATEMENT:-

ROLLING SHUTTER	3.00 X 2.10
DOOR D1	1.00 X 2.10
DOOR D2	0.90 X 2.10
DOOR D3	0.75 X 2.10
WINDOW W	1.50 X 1.37
WINDOW W1	1.50 X 1.37
WINDOW W2	0.90 X 1.07
VENTILATOR V	0.75 X 0.60

TO BE DEMOLISHED WORK SHOWN- SCALE 1:100

**NOTE:-**

CERTIFIED THAT:-

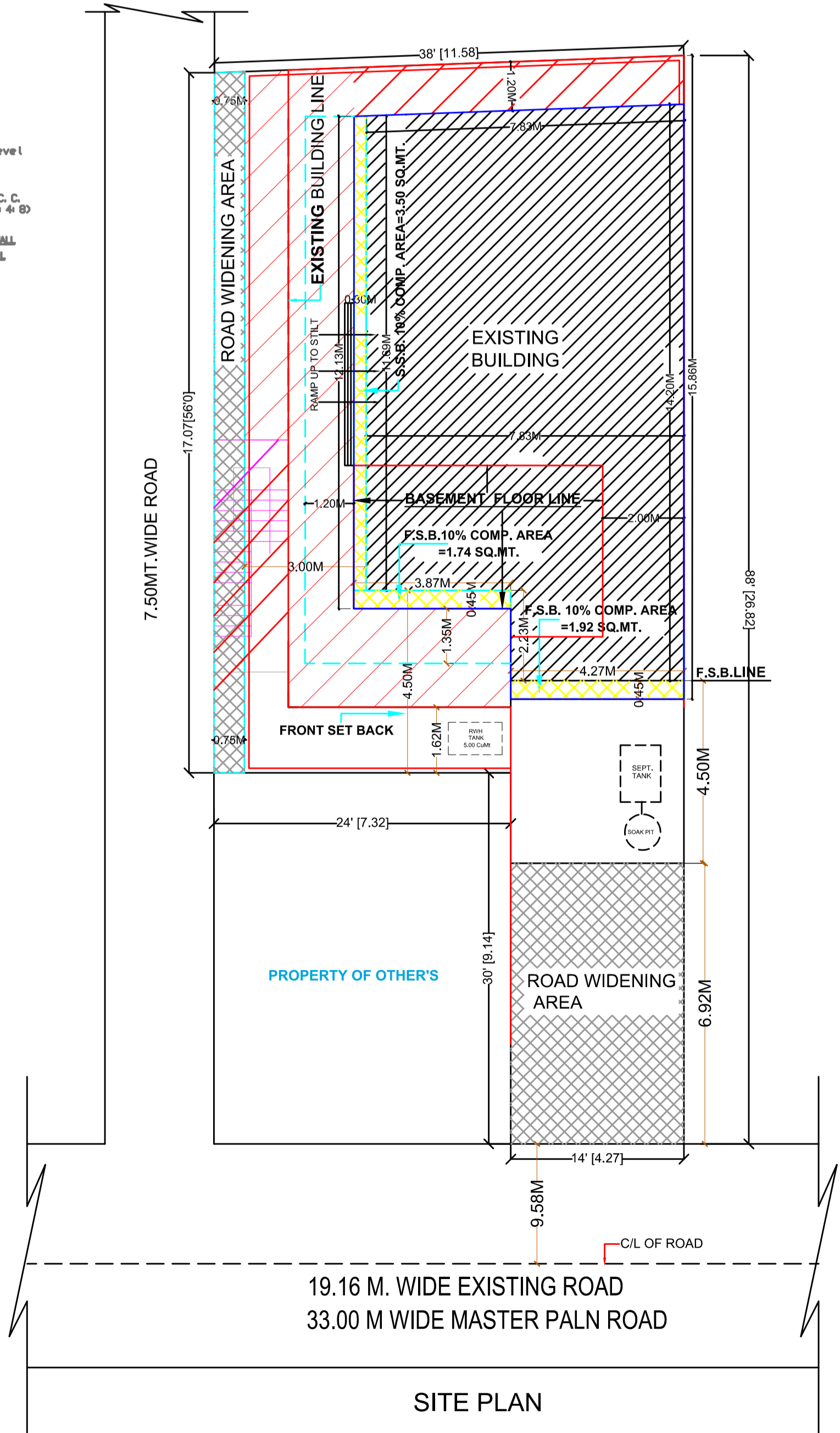
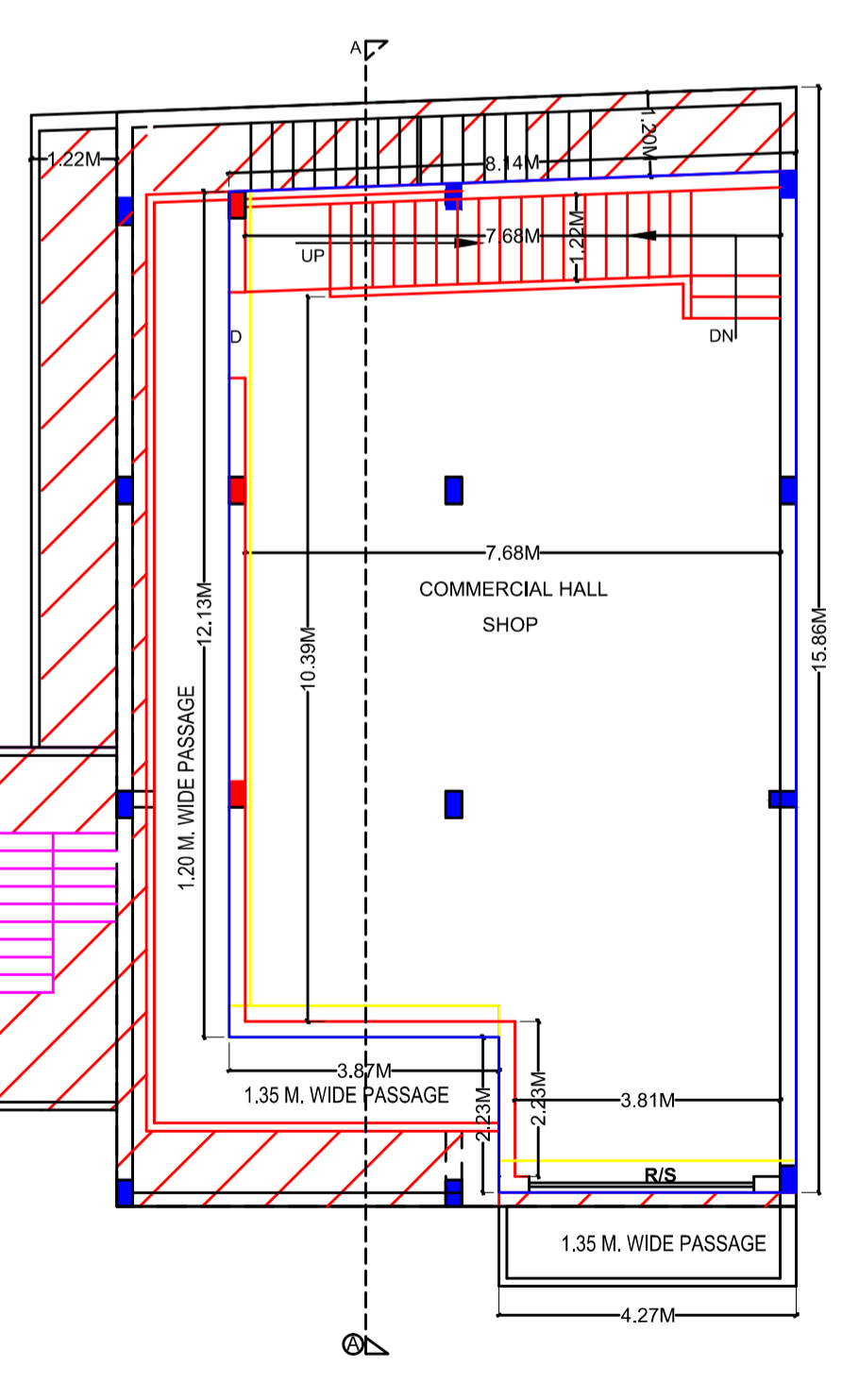
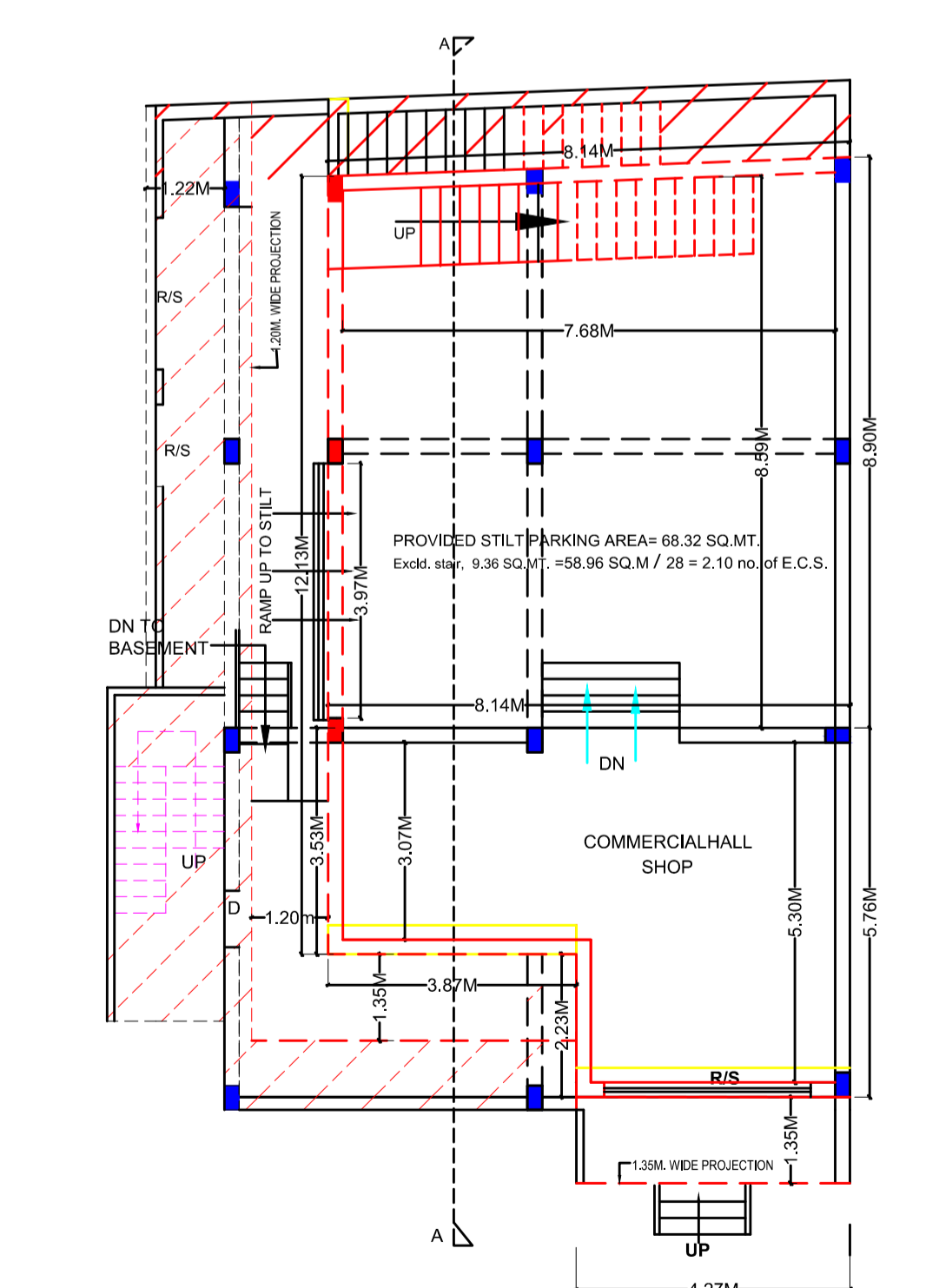
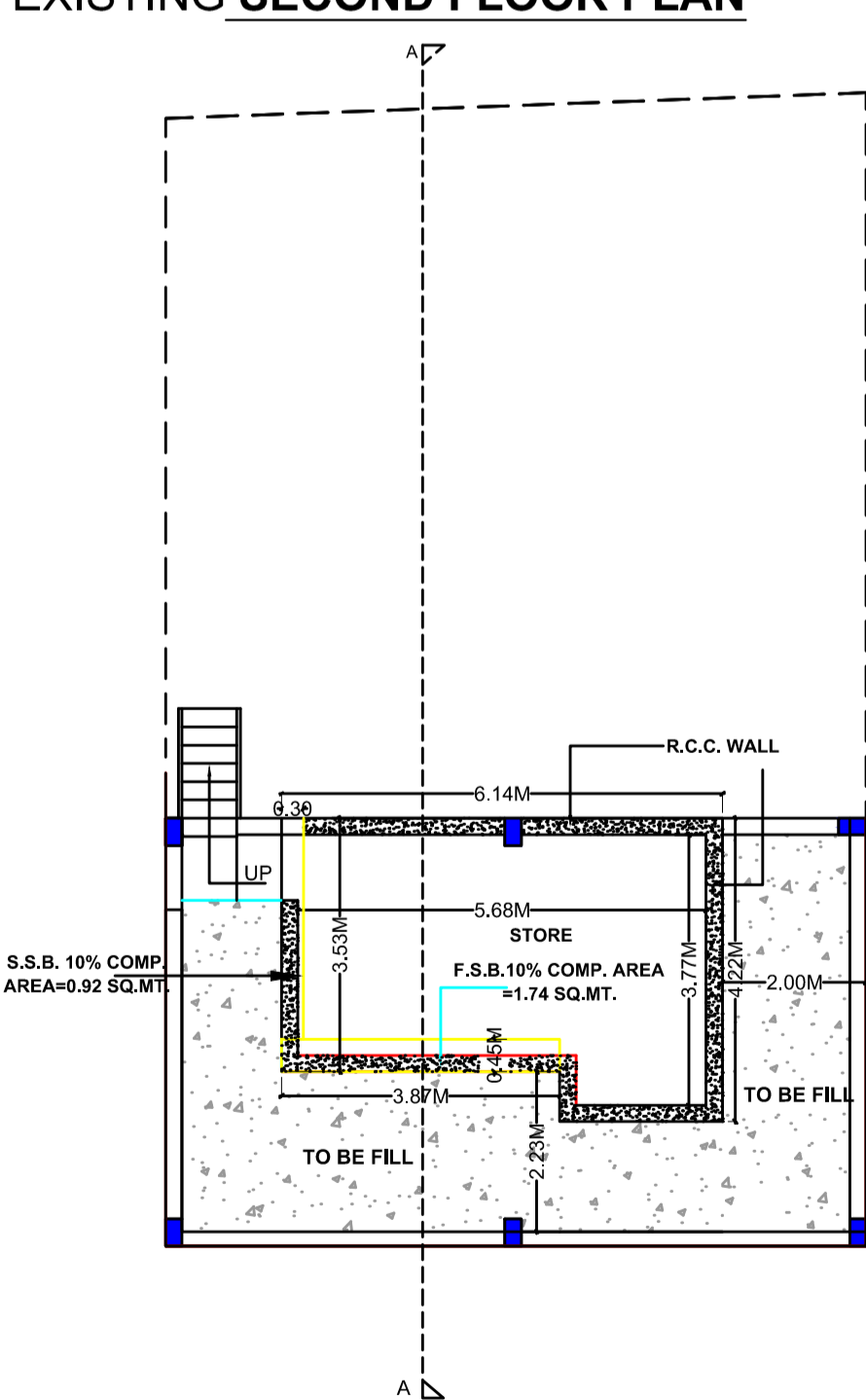
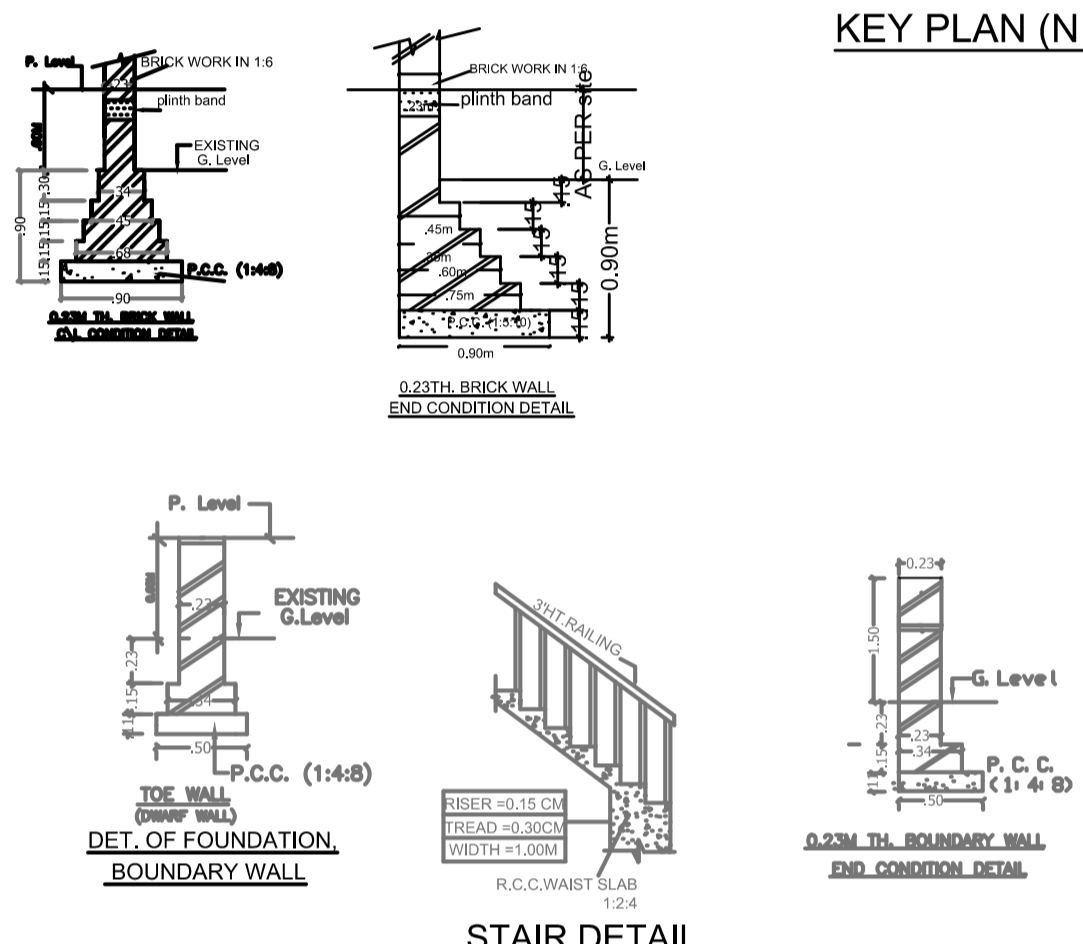
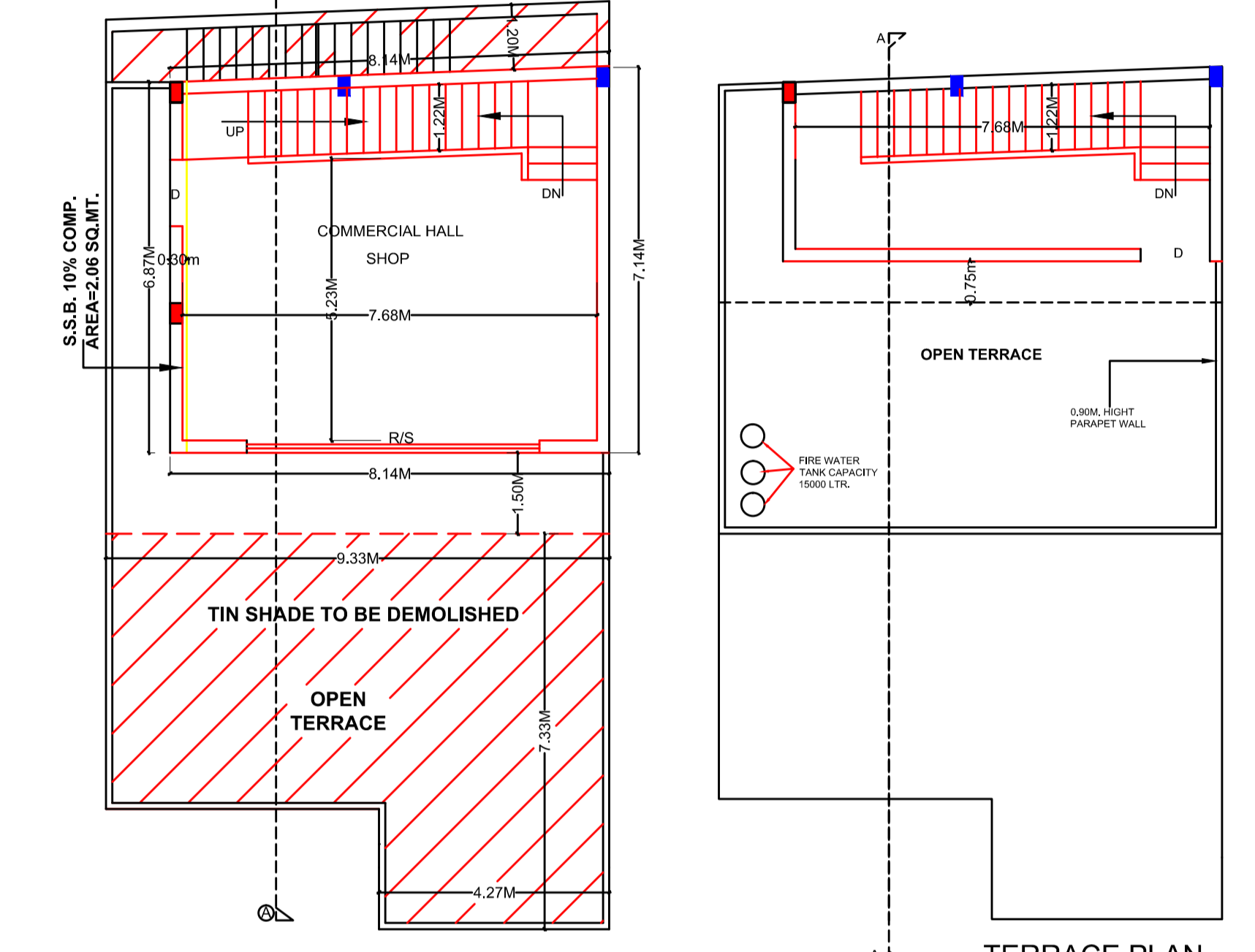
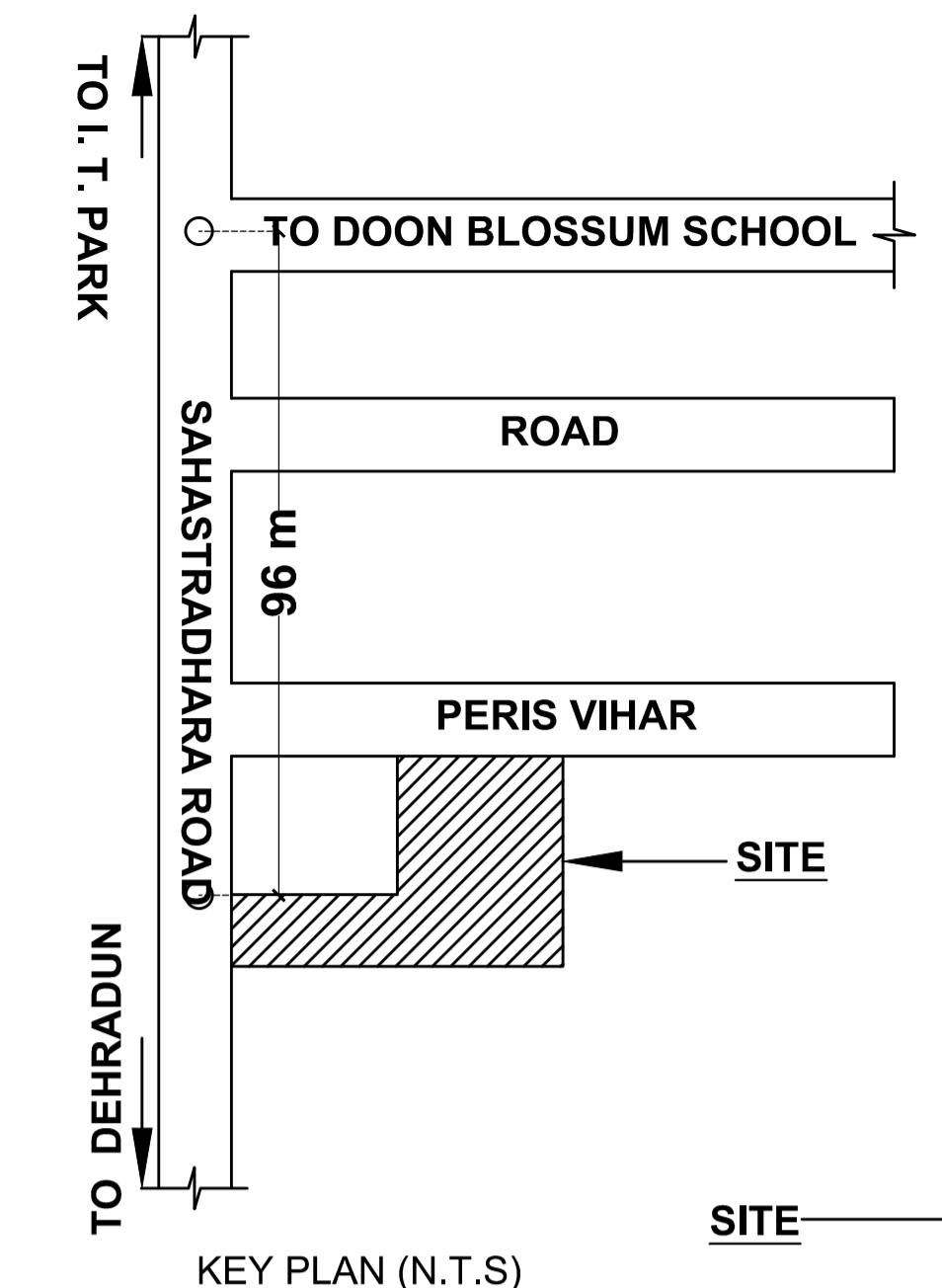
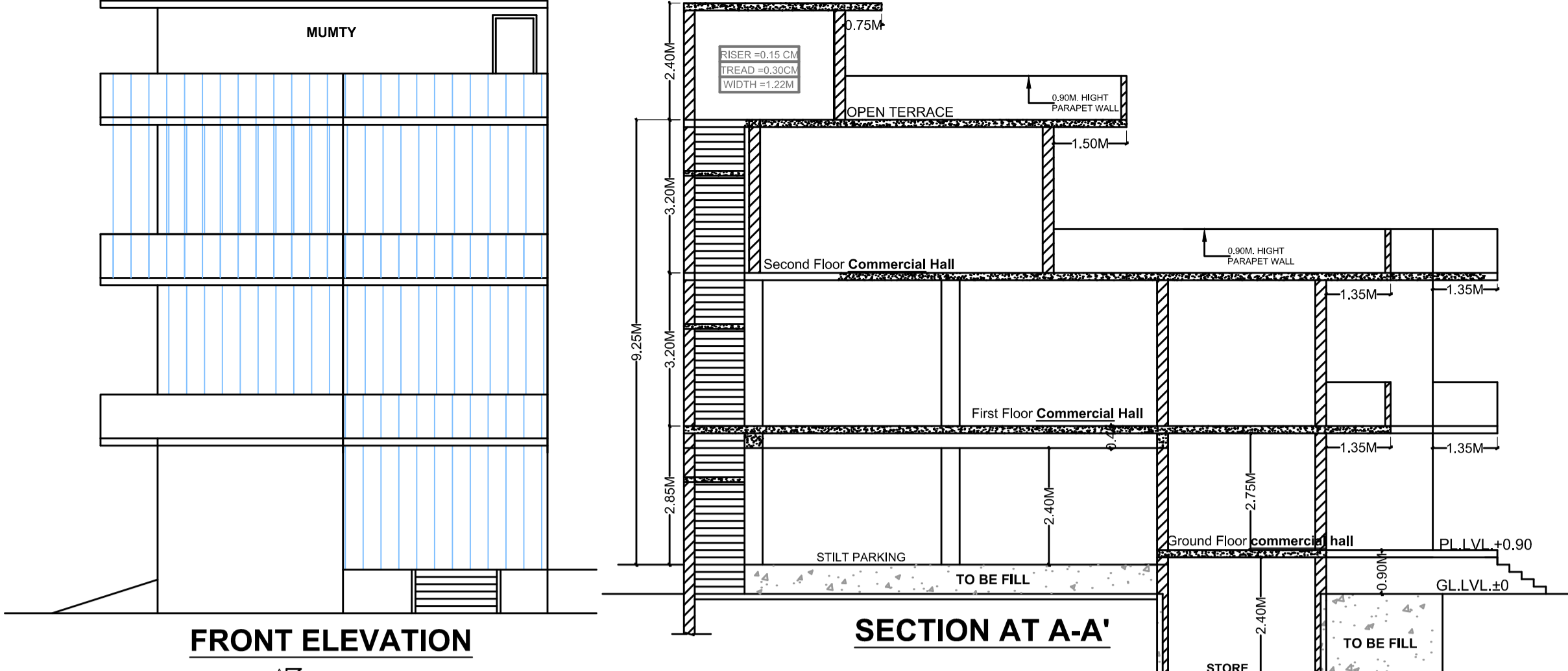
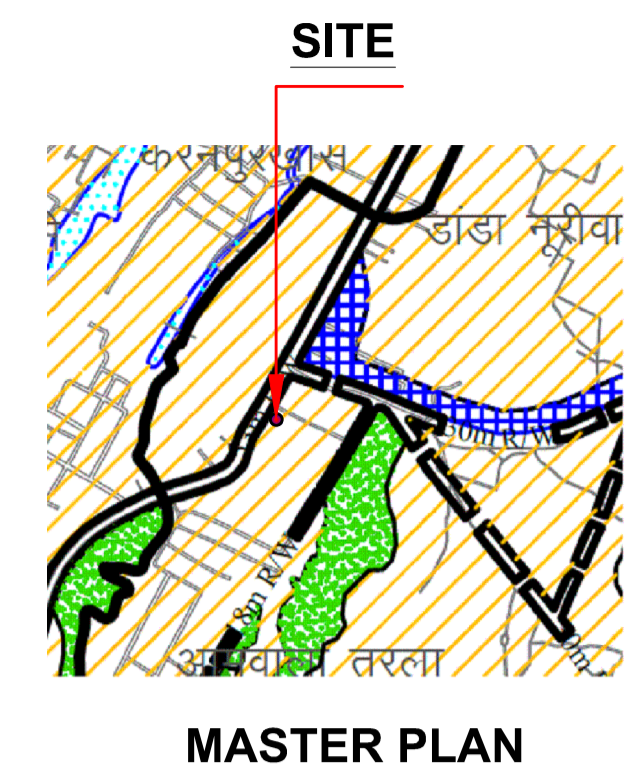
- THE BUILDING PLAN SUBMITTED FOR APPROVAL SATISFIES THE SAFETY REQUIREMENTS AS STIPULATED IN ANNEXURE - B AND THE INFORMATION GIVEN IS FACTUALLY CORRECT TO THE BEST OF OUR KNOWLEDGE AND UNDERSTANDING.
- THE STRUCTURE DESIGN INCLUDING SAFETY FROM NATURAL HAZARDS HAS BEEN PREPARED BY FULLY QUALIFIED STRUCTURAL ENGINEER.

EXISTING BLDG SHOWN IN BLACK COLOUR

PROPOSED BUILDING SHOWN IN RED COLOUR

COMP. BUILDING SHOWN IN YELLOW COLOUR

DEMOLISHED BUILDING SHOWN IN RED COLOUR



OWNER'S :-

ARCHITECT SIGNATURE:-

SIG. OF STRU. ENGINEER

DEVENDRA SINGH  
 M.D.A. Approved  
 License No. 133 / 19  
 Neshvilia Road, Dehradun