



DATE	27-10-2020
SHEET NO.	1

Proposal Bas Information	
Proposal File No	CNP/BP/0003/W16/2020
Owner Name	SPG MISSION THRO ITS SECRETARY
Khata No	273
Plot No	81
Village Name	Nimdih
Use	Mixed
SubUse	Resi+Comm

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
SANTOSH KUMAR JAISWAL CNP/ENG/0003/2020			

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AREA STATEMENT CHAIBASA NAGAR PARISHAD	VERSION NO.: 1.0.50 VERSION DATE: 16/10/2020
PROJECT DETAIL:	
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Mixed
District: WEST SINGHBHUM	Plot SubUse: Resi+Comm
Authority: CHAIBASA NAGAR PARISHAD	PlotNearby/ReligiousStructure: NA
Inward_No: CNP/BP/0003/W16/2020	Plot/SubPlot No: 81
Application Type: General Proposal	North: Plot No. - 81/PART
Project Type: Building Permission	South: Road Width - 5.49
Nature of Development: New	East: Plot No. - 81/PART
Location of Development Area: Old Area	West: Road Width - 18.50
AREA DETAILS:	
AREA OF PLOT (Minimum)	(A) 4100.38
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions) 4100.38
Deduction for Balance Plot Area(from Gross Plot Area)	
Common Plot	424.60
Total	424.60
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions) 3675.78
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions) 4100.38
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions) 4100.38
COVERAGE CHECK	
Permissible Coverage area (50.00 %)	2050.19
Proposed Coverage Area (36.98 %)	1516.30
Total Prop. Coverage Area (36.98 %)	1516.30
Balance coverage area (13.02 %)	533.89
FAR CHECK	
Perm. FAR Area (2.00)	8200.76
Total Perm. FAR area	8200.76
Residential FAR	2396.51
Commercial FAR	5775.97
Proposed FAR Area	8172.48
Total Proposed FAR Area	8172.48
Consumed FAR (Factor)	1.99
Balance FAR Area	28.28
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	8489.51
ARCHITECT (Regd)	SANTOSH KUMAR JAISWAL
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	SPG MISSION THRO ITS SECRETARY
DEVELOPMENT AUTHORITY	LOCAL BODY

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

Buildingwise Floor FAR Details

Floor Name	Building Name A (BUILDING)		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	1516.30	1516.30	1516.30	1516.30
First Floor	1639.63	1580.24	1639.63	1580.24
Second Floor	1639.63	1580.24	1639.63	1580.24
Third Floor	1380.95	1338.74	1380.95	1338.74
Fourth Floor	1569.76	1473.07	1569.76	1473.07
Fifth Floor	743.24	683.90	743.24	683.90
Terrace Floor	0.00	0.00	0.00	0.00
Total :	8489.51	8172.49	8489.51	8172.49

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
A (BUILDING)	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	Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.
A (BUILDING)	Commercial	Shop	> 0	50	2570.32	1	35	-	-	-	-	-	-	-
			> 0	50	2570.32	-	-	-	-	-	-	1	108	-
	Residential	Residential Bldg/Apartment	> 0	1	13.00	1	13	-	-	-	-	-	-	-
			> 0	1	13.00	-	-	-	-	-	-	1	13	-
			> 0	1	13.00	-	-	-	1	2	-	-	-	-
			> 0	150	3122.17	1	14	-	-	-	-	-	-	-
	Mixed	Resi+Comm	> 0	150	3122.17	-	-	-	-	-	-	1	44	-
			> 0	100	3122.17	1	21	-	-	-	-	-	-	-
			> 0	100	3122.17	-	-	-	-	-	-	1	66	-
	Total :			-	-	-	83	140	-	2	12	-	231	140

Parking Check (Table 7b)

Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	35	437.50
Four Stack Car	-	-	105	1312.50
Total Car	83	1037.50	140	1750.00
Visitor's Car Parking	-	-	12	150.00
Two Stack. Visitor Parking	-	-	12	150.00
Total Visitor Parking	2	25.00	24	300.00
TwoWheeler	-	-	140	280.00
Two Stack. TwoWheeler	-	-	72	144.00
Three Stack. TwoWheeler	-	-	28	56.00
Total TwoWheeler	231	462.00	240	480.00
Other Parking	-	-	-	82.01
Total	1524.50		3092.01	

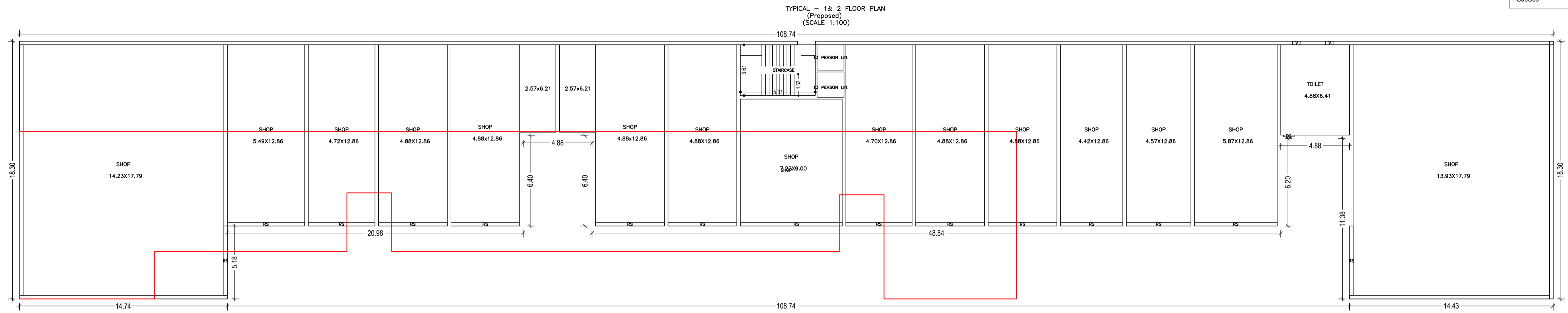
FAR & Tenement Details (Table 4c-1)

Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)			Proposed FAR Area (Sq.mt.)		Total FAR Area (Sq.mt.)	Total Consumed FAR Area (Sq.mt.)	Trmt (No.)
			StairCase	Lift	Balcony	Resi.	Commercial			
A (BUILDING)	1	8489.51	47.82	34.40	234.80	2396.51	2615.50	8172.49	8172.49	17
Grand Total	1	8489.51	47.82	34.40	234.80	2396.51	2615.50	8172.49	8172.49	17

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SANTOSH KUMAR JAISWAL CNP/ENG/0003/2020			

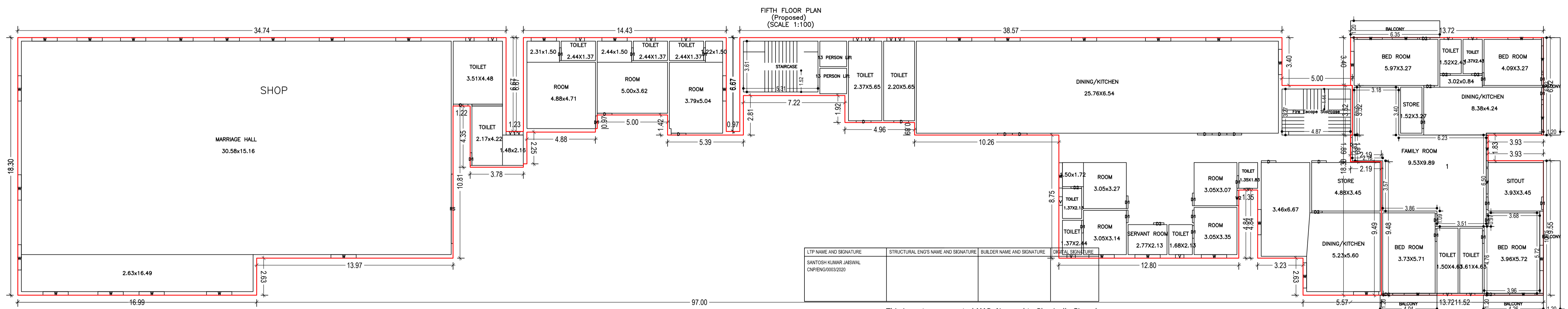


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GROUND FLOOR PLAN

(Proposed)
(SCALE 1:100)



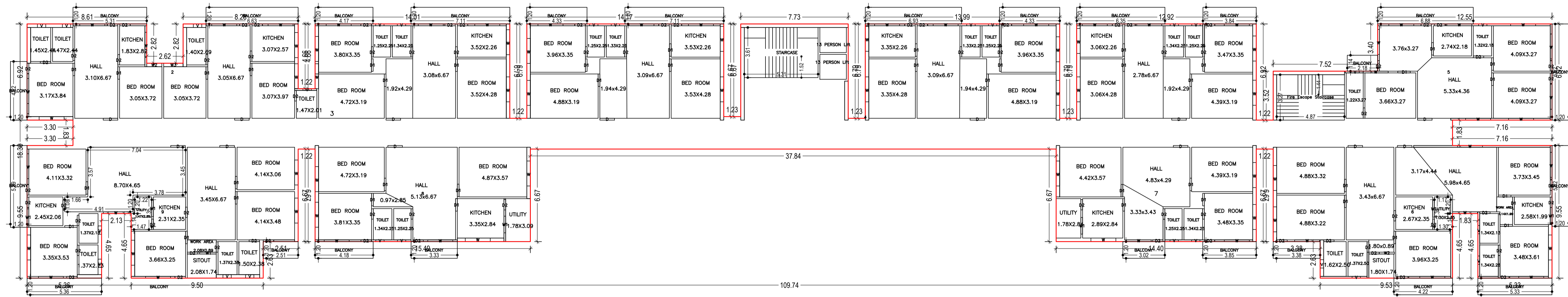
THIRD FLOOR PLAN
(Proposed)
(SCALE 1:100)

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

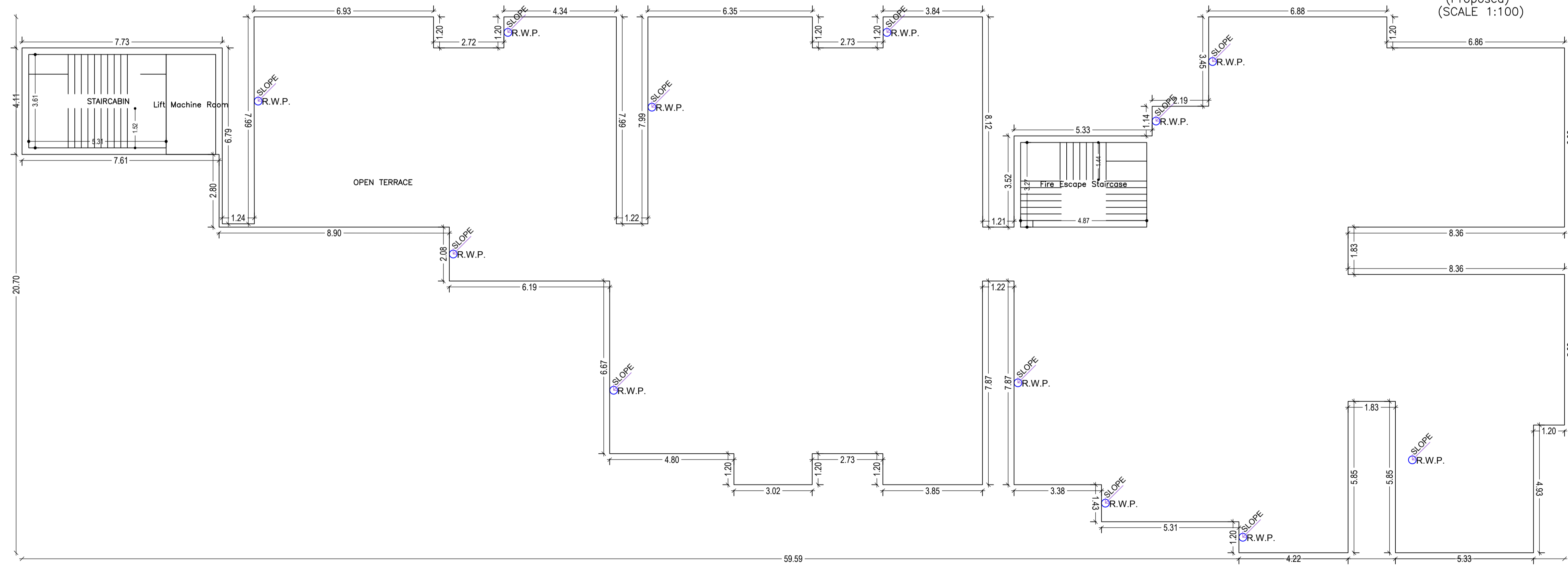


Proposal Basis Information	
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TERRACE FLOOR PLAN
(SCALE 1:100)



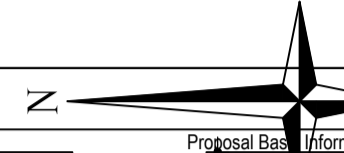
FOURTH FLOOR PLAN
(Proposed)
(SCALE 1:100)



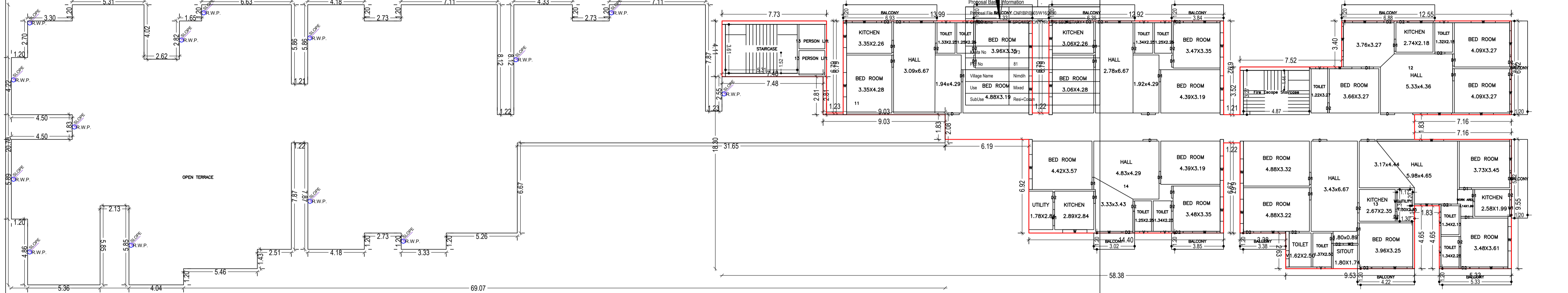
TERRACE FLOOR PLAN
(SCALE 1:100)

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
SANTOSH KUMAR JAISWAL CNP/ENG/0003/2020			

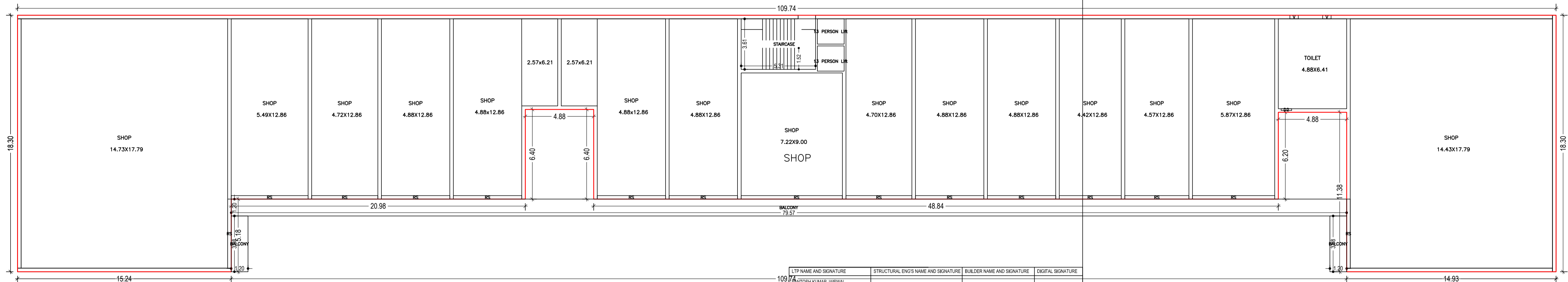
Project Title :PROPOSED G+6 RESIDENTIAL+COMMERCIAL BUILDING



DATE 27-10-2020
SHEET NO. 9



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



I.T.P NAME AND SIGNATURE	STRUCTURAL ENGS NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
109.74 SANTOSH KUMAR JARSIWAL CIVIL ENGS 00032020			
TYPICAL - 1 & 2 FLOOR PLAN (Proposed)			

Building :A (BUILDING)

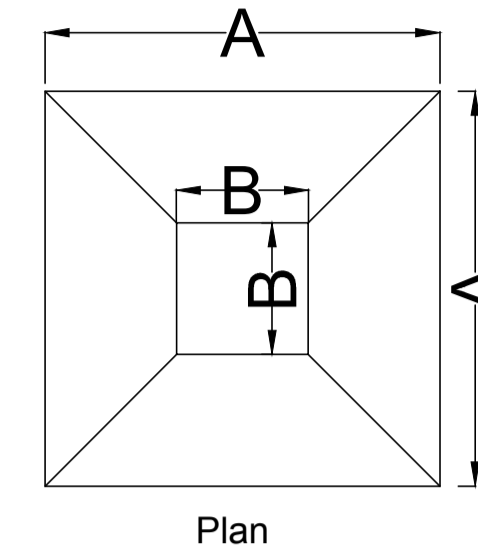
Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)			Proposed FAR Area (Sq.mt.)		Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
		StairCase	Lift	Balcony	Resi.	Commercial			
Ground Floor	1516.30	0.00	0.00	0.00	0.00	1516.30	1516.30	1516.30	01
First Floor	1639.63	0.00	6.88	52.51	0.00	1580.24	1580.24	1580.24	01
Second Floor	1639.63	0.00	6.88	52.51	0.00	1580.24	1580.24	1580.24	01
Third Floor	1380.95	15.94	6.88	19.39	239.54	1099.20	1338.74	1338.74	02
Fourth Floor	1569.76	15.94	6.88	73.87	1473.07	0.00	1473.07	1473.07	08
Fifth Floor	743.24	15.94	6.88	36.52	683.90	0.00	683.90	683.90	04
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	8489.51	47.82	34.40	234.80	2396.51	2615.50	8172.49	8172.49	17
Total Number of Same Buildings :	1								
Total :	8489.51	47.82	34.40	234.80	2396.51	2615.50	8172.49	8172.49	17

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (BUILDING)	D2	0.63	2.10	02
A (BUILDING)	D2	0.75	2.10	117
A (BUILDING)	D1	0.90	2.10	86
A (BUILDING)	D	1.05	2.10	32
A (BUILDING)	RS	4.42	2.10	03
A (BUILDING)	RS	4.57	2.10	03
A (BUILDING)	RS	4.70	2.10	03
A (BUILDING)	RS	4.72	2.10	03
A (BUILDING)	RS	4.88	2.10	18
A (BUILDING)	RS	4.93	2.10	07
A (BUILDING)	RS	5.49	2.10	03
A (BUILDING)	RS	5.87	2.10	03
A (BUILDING)	RS	7.22	2.10	03

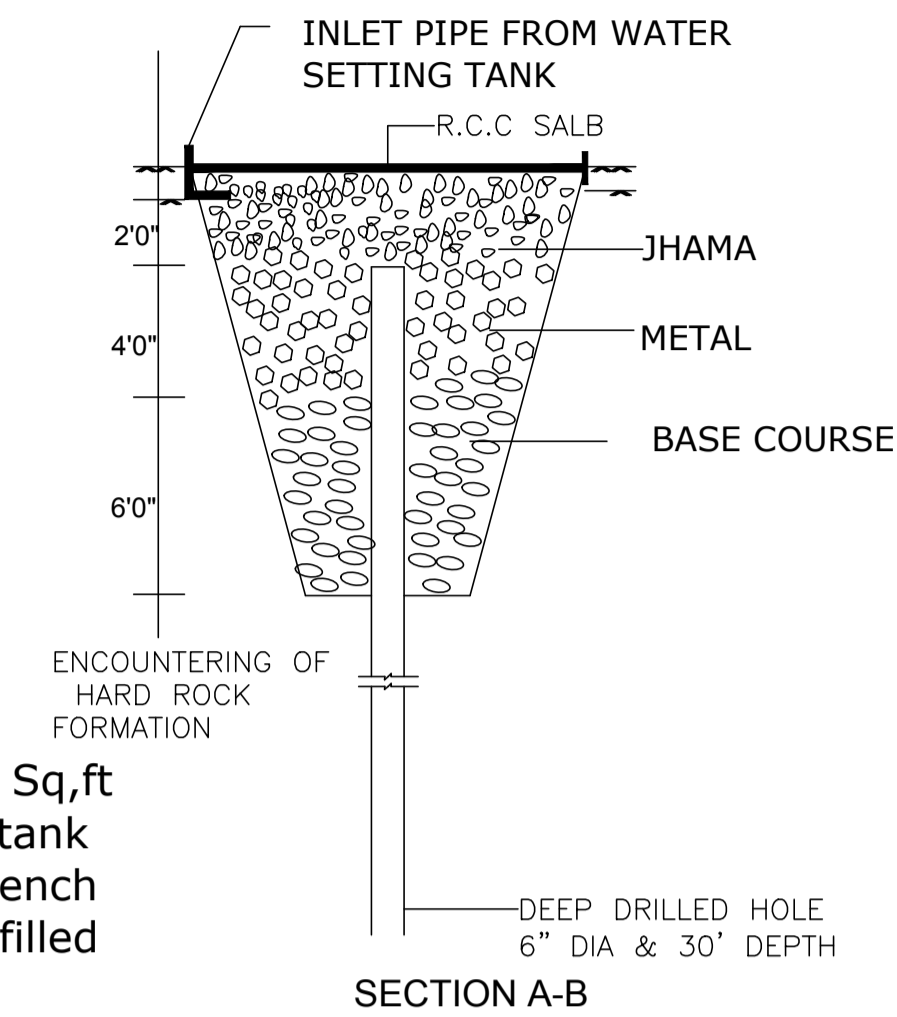
SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (BUILDING)	V	0.60	1.20	63
A (BUILDING)	W2	1.09	1.20	04
A (BUILDING)	W1	1.20	1.20	10
A (BUILDING)	W3	1.39	1.20	01
A (BUILDING)	W	1.80	1.20	155

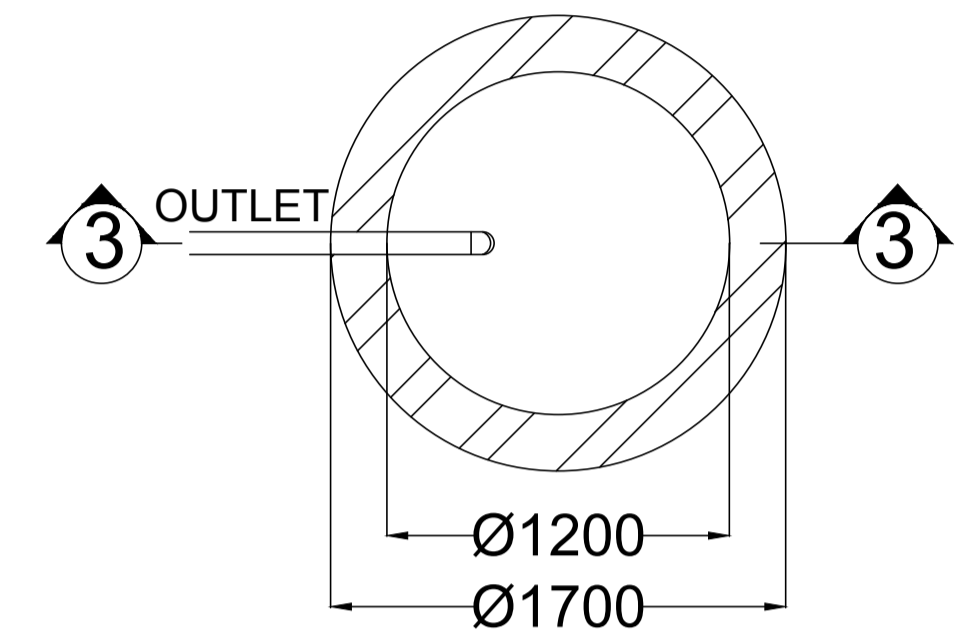


Plan

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.

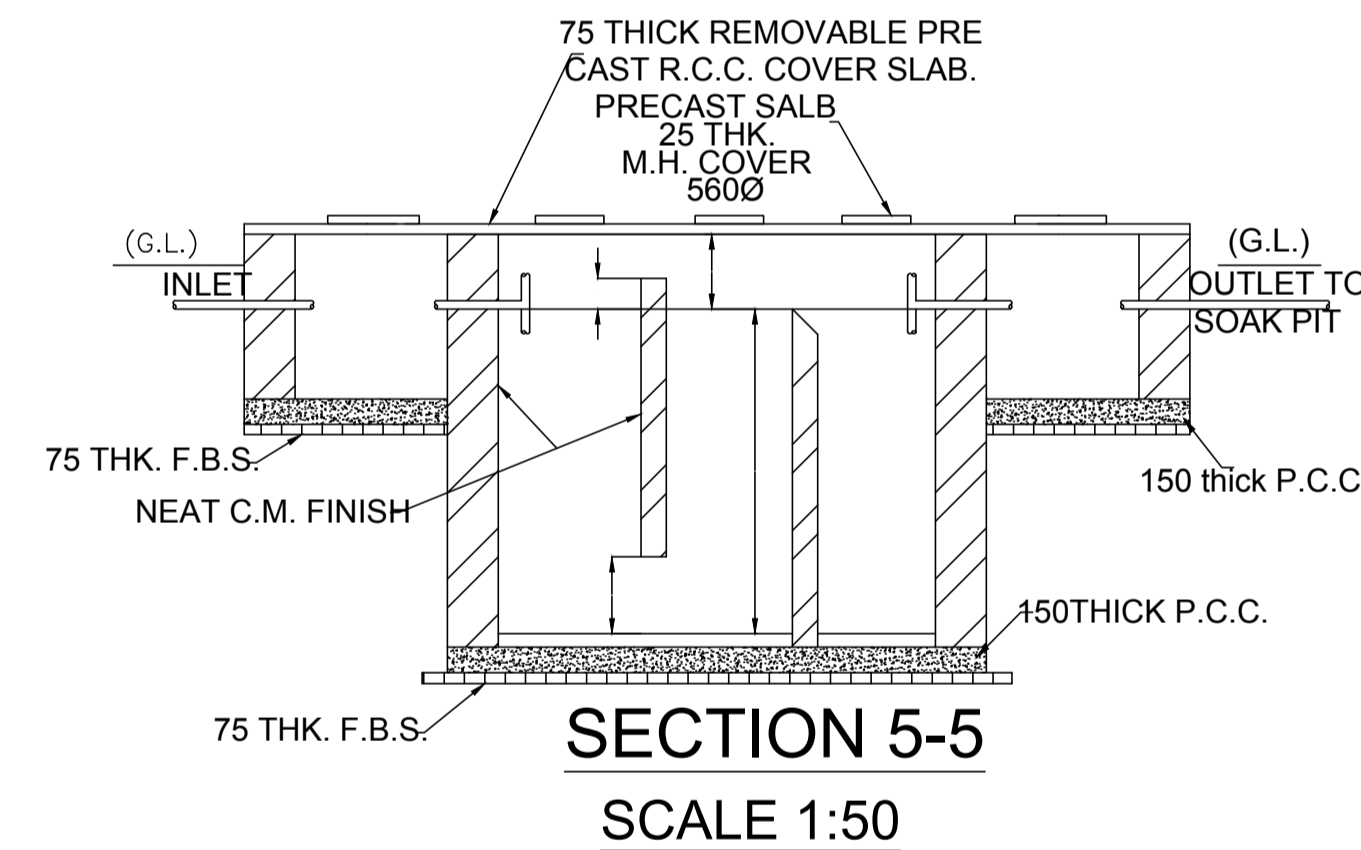


SECTION A-B

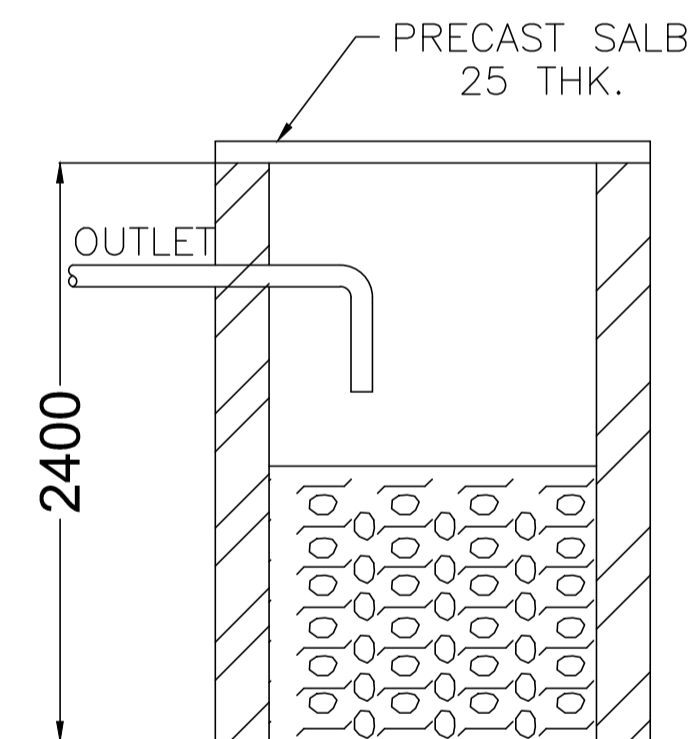


PLAN OF SOAK PIT
SCALE 1:50

WATER HARVESTING DETAILS



SECTION 5-5
SCALE 1:50



SECTION 3-3
(SCALE 1:50)

Balcony Calculations Table

FLOOR	SIZE	AREA	TOTAL AREA
THIRD FLOOR PLAN	1.20 X 4.04 X 1 X 1	4.85	38.78
	1.20 X 6.92 X 1 X 1	8.30	
	1.20 X 6.35 X 1 X 1	7.62	
	1.20 X 10.75 X 1 X 1	12.90	
	1.20 X 4.26 X 1 X 1	5.11	
FOURTH FLOOR PLAN	1.20 X 4.22 X 2 X 1	10.14	147.75
	1.20 X 5.31 X 1 X 1	6.37	
	1.20 X 6.63 X 1 X 1	7.96	
	1.20 X 4.17 X 1 X 1	5.00	
	1.20 X 7.11 X 2 X 1	17.06	
	1.20 X 4.33 X 2 X 1	10.40	
	1.20 X 6.94 X 1 X 1	8.32	
	1.20 X 6.35 X 1 X 1	7.62	
	1.20 X 3.84 X 1 X 1	4.61	
	1.14 X 2.18 X 1 X 1	2.50	
	1.20 X 6.88 X 1 X 1	8.26	
	1.20 X 6.92 X 1 X 1	8.31	
	1.20 X 5.82 X 1 X 1	6.97	
	1.20 X 5.33 X 1 X 1	6.40	
	1.20 X 3.38 X 1 X 1	4.05	
	1.20 X 3.85 X 1 X 1	4.62	
	1.20 X 3.02 X 1 X 1	3.63	
	1.20 X 3.33 X 1 X 1	3.99	
	1.20 X 4.18 X 1 X 1	5.02	
	1.20 X 2.52 X 1 X 1	3.02	
	1.20 X 5.36 X 1 X 1	6.43	
	1.20 X 5.89 X 1 X 1	7.07	
FIFTH FLOOR PLAN	1.20 X 6.94 X 1 X 1	8.32	73.05
	1.20 X 4.33 X 1 X 1	5.20	
	1.20 X 6.35 X 1 X 1	7.62	
	1.20 X 3.84 X 1 X 1	4.61	
	1.20 X 6.88 X 1 X 1	8.26	
	1.20 X 6.92 X 1 X 1	8.31	
	1.20 X 5.82 X 1 X 1	6.97	
	1.20 X 5.33 X 1 X 1	6.40	
	1.20 X 4.22 X 1 X 1	5.06	
	1.20 X 3.38 X 1 X 1	4.05	
	1.20 X 3.85 X 1 X 1	4.62	
	1.20 X 3.02 X 1 X 1	3.63	
TYPICAL - 1& 2 FLOOR PLAN	1.20 X 79.57 X 1 X 2	190.96	210.00
	1.20 X 3.98 X 2 X 2	19.04	
Total			469.58

UnitBUA Table for Building :A (BUILDING)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SHOP	SHOP	1509.42	1465.62	16	1
THIRD FLOOR PLAN	1	FLAT	261.35	217.78	12	2
	SHOP	SHOP	1117.56	1112.44	23	
FOURTH FLOOR PLAN	2	FLAT	150.21	124.15	12	8
	3	FLAT	222.05	185.84	14	
	4	FLAT	212.11	176.27	14	
	5	FLAT	114.12	91.65	7	
	6	FLAT	196.75	166.38	16	
	7	FLAT	107.91	96.06	8	
	8	FLAT	116.23	102.02	8	
	9	FLAT	186.29	165.72	16	
	11	FLAT	212.20	176.35	14	
FIFTH FLOOR PLAN	12	FLAT	111.62	91.65	7	4
	13	FLAT	196.75	166.39	16	
	14	FLAT	107.91	96.06	8	
TYPICAL - 1& 2 FLOOR PLAN	SHOP	SHOP	1632.75	1483.47	16	2
Total			8087.98	7401.30	223	17

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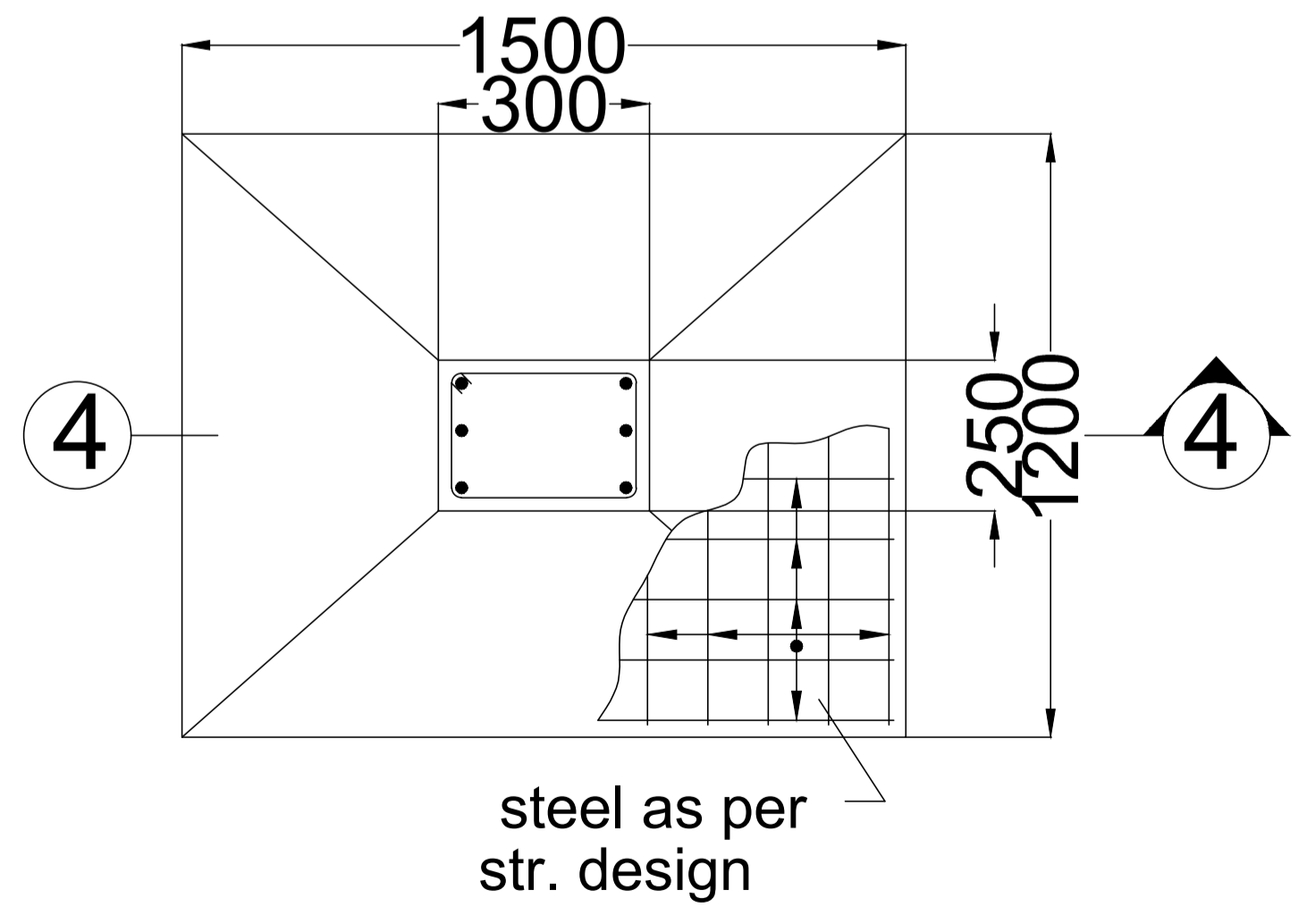
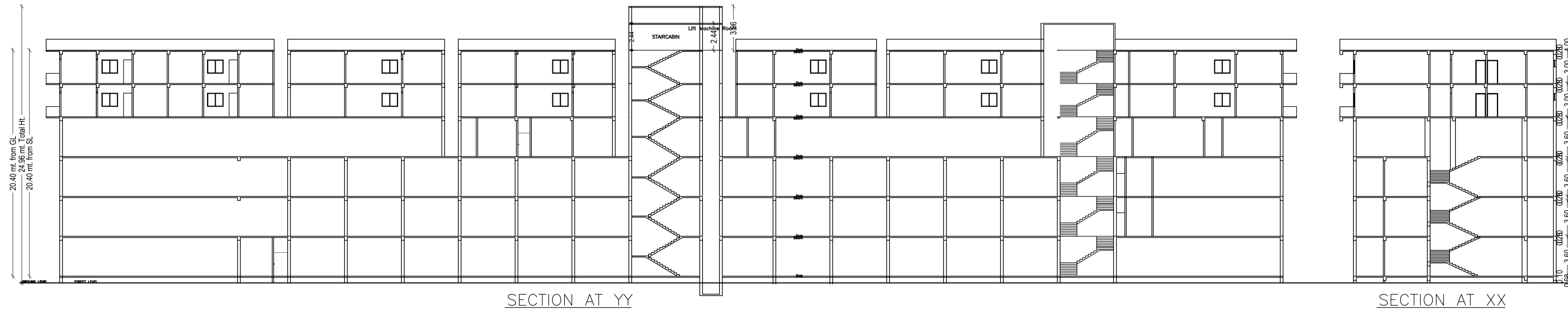
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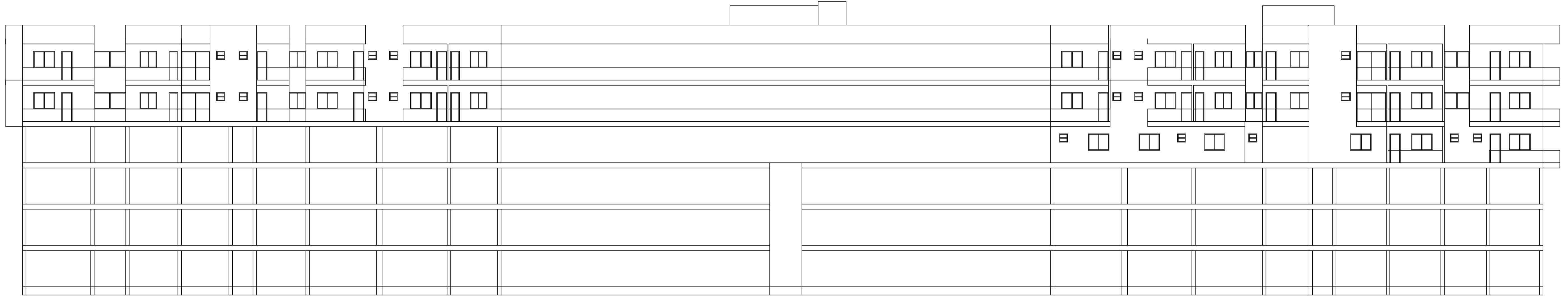


FOUNDATION PLAN

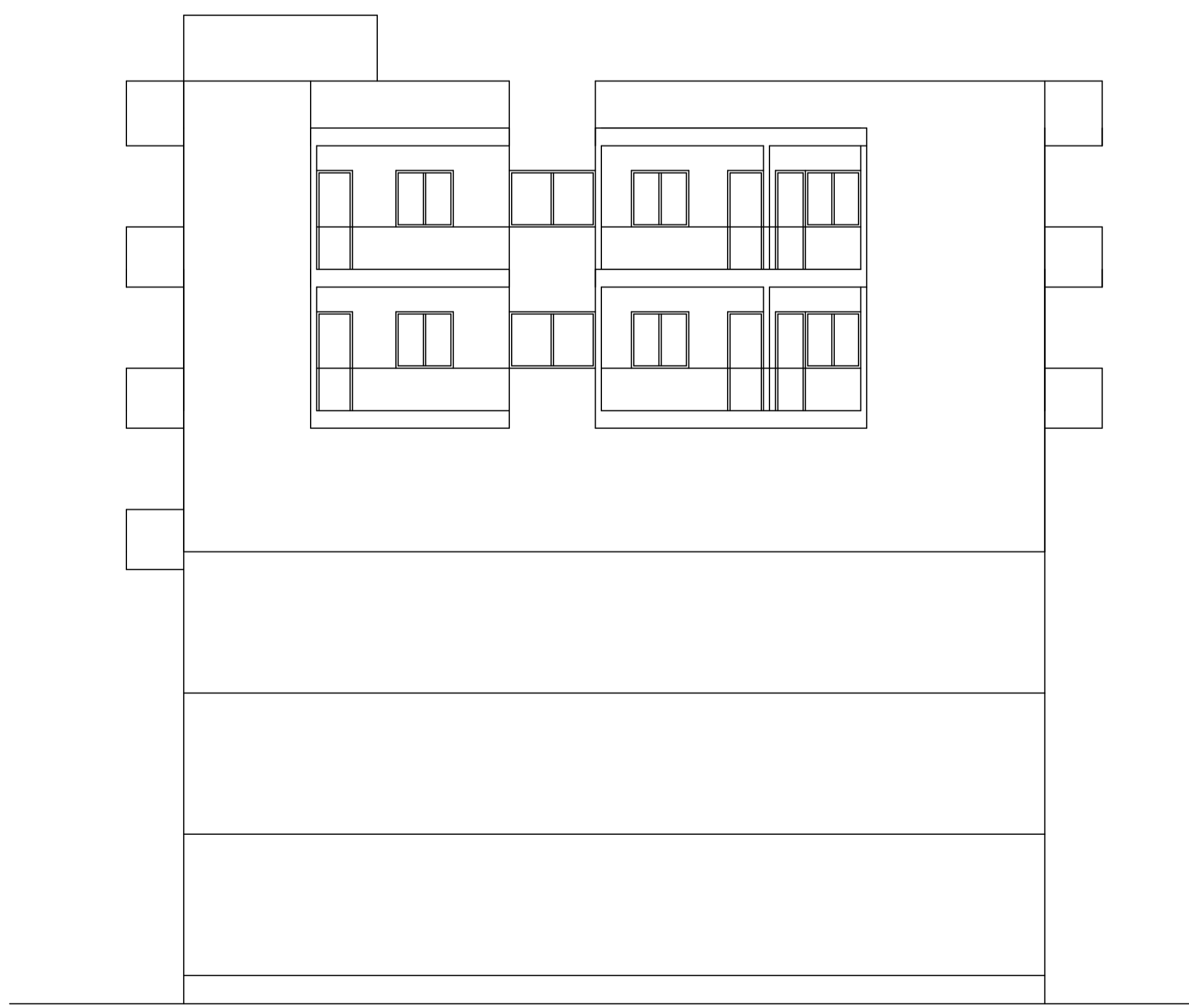
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FRONT ELEVATION



SIDE ELEVATION

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