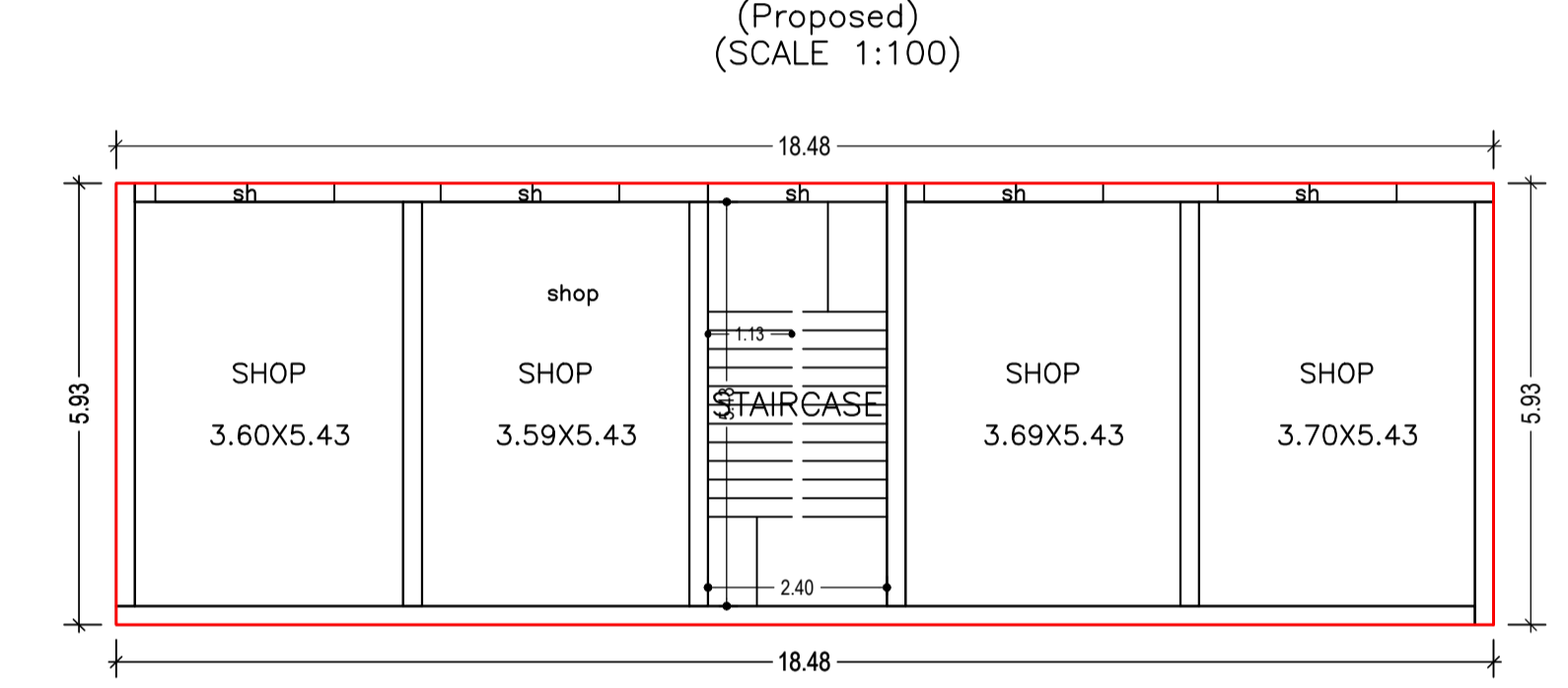
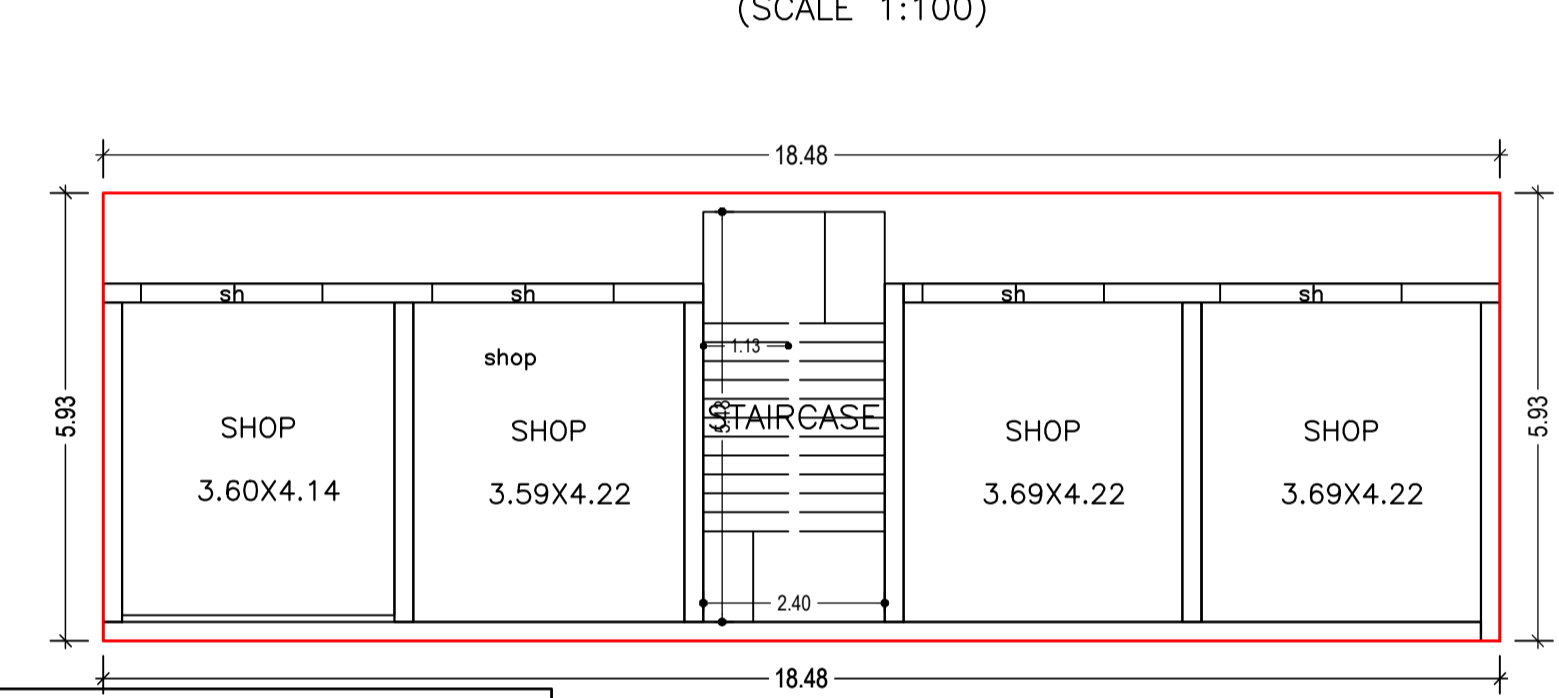
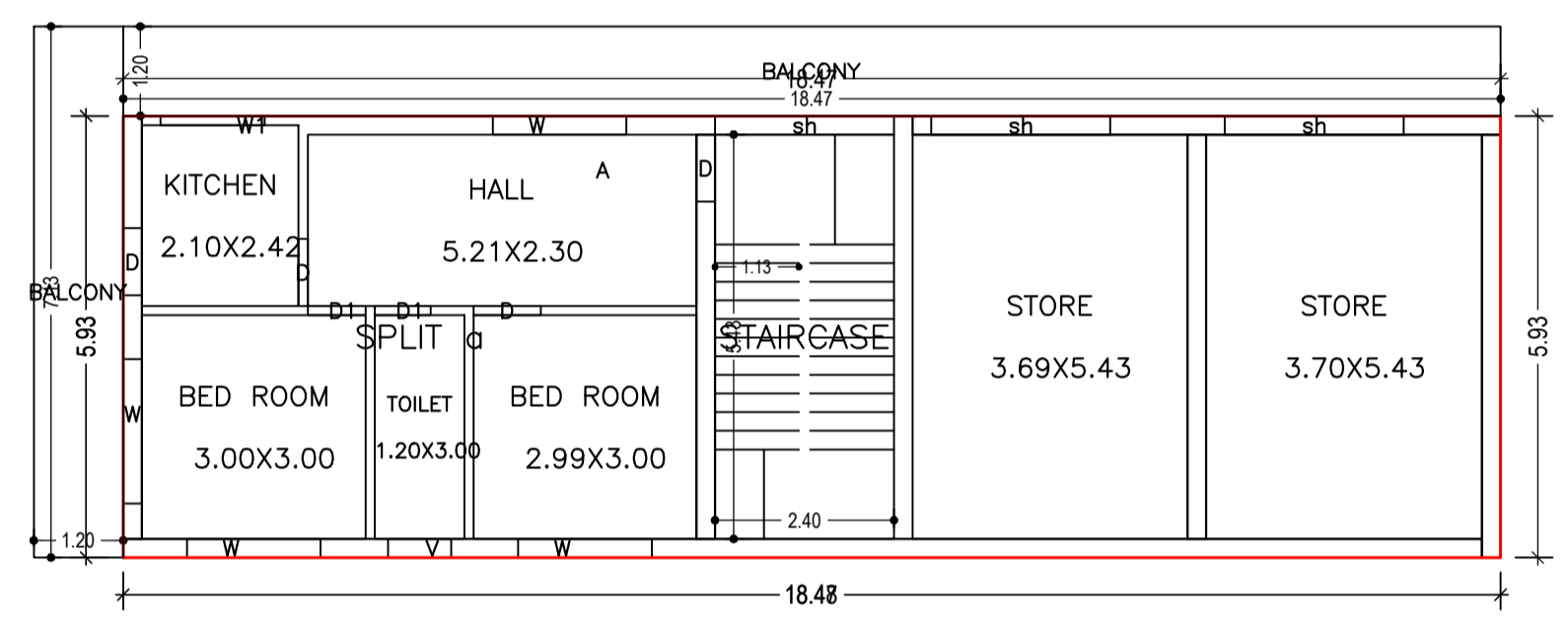
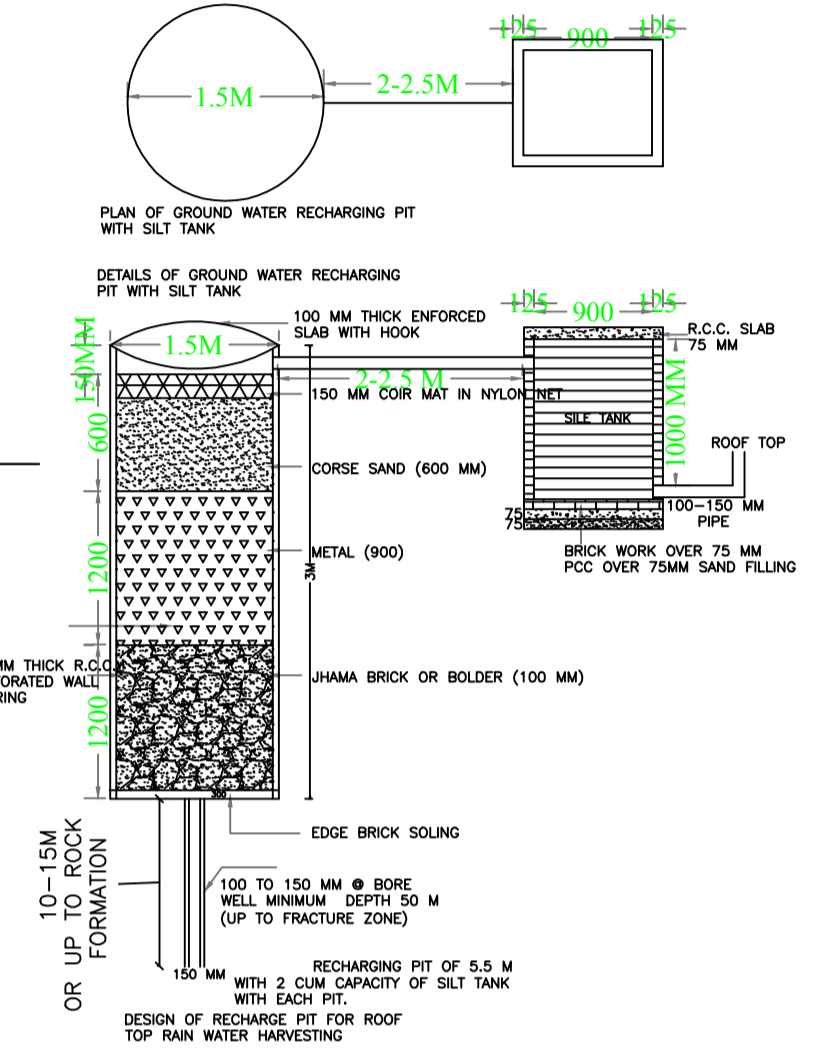


Proposal Basic Information

Proposal File No.	GUNPC/BP/0044/W02/2020
Owner Name	RAKESH RANJAN
Khata No	114
Plot No	396
Village Name	Dundurya
Use	Mixed
SubUse	Mixed



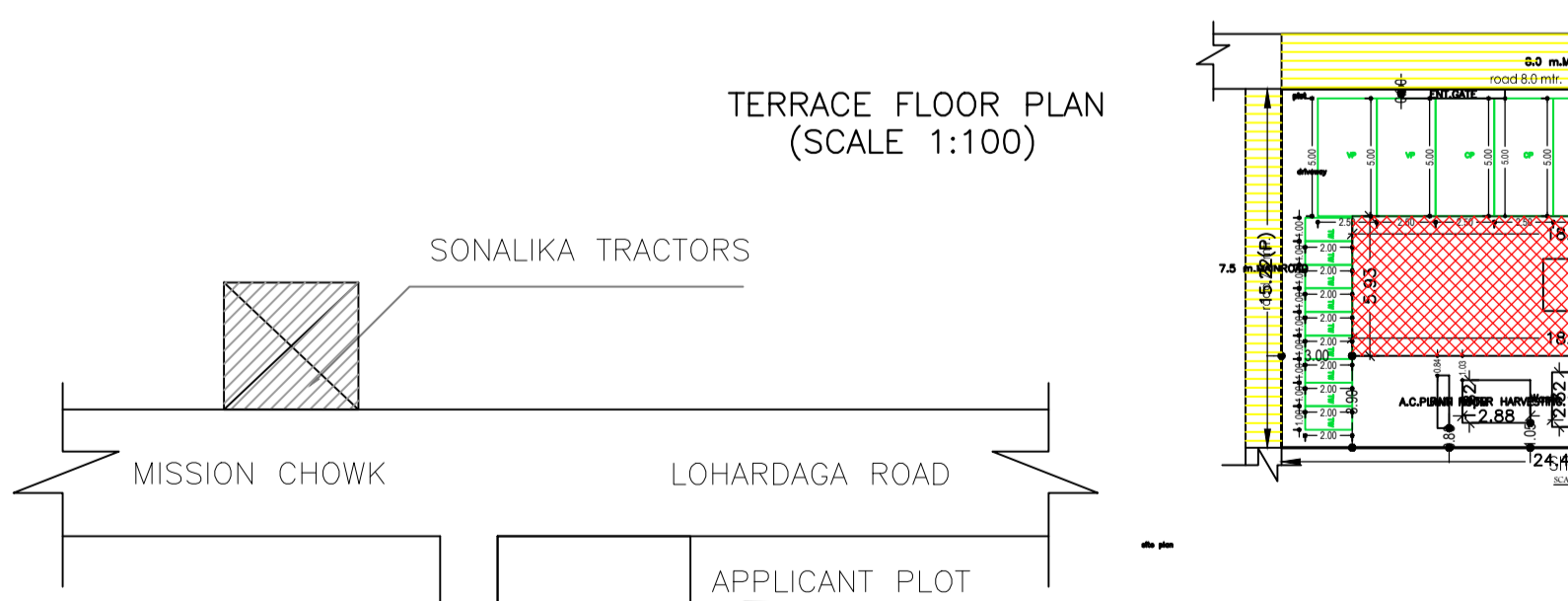
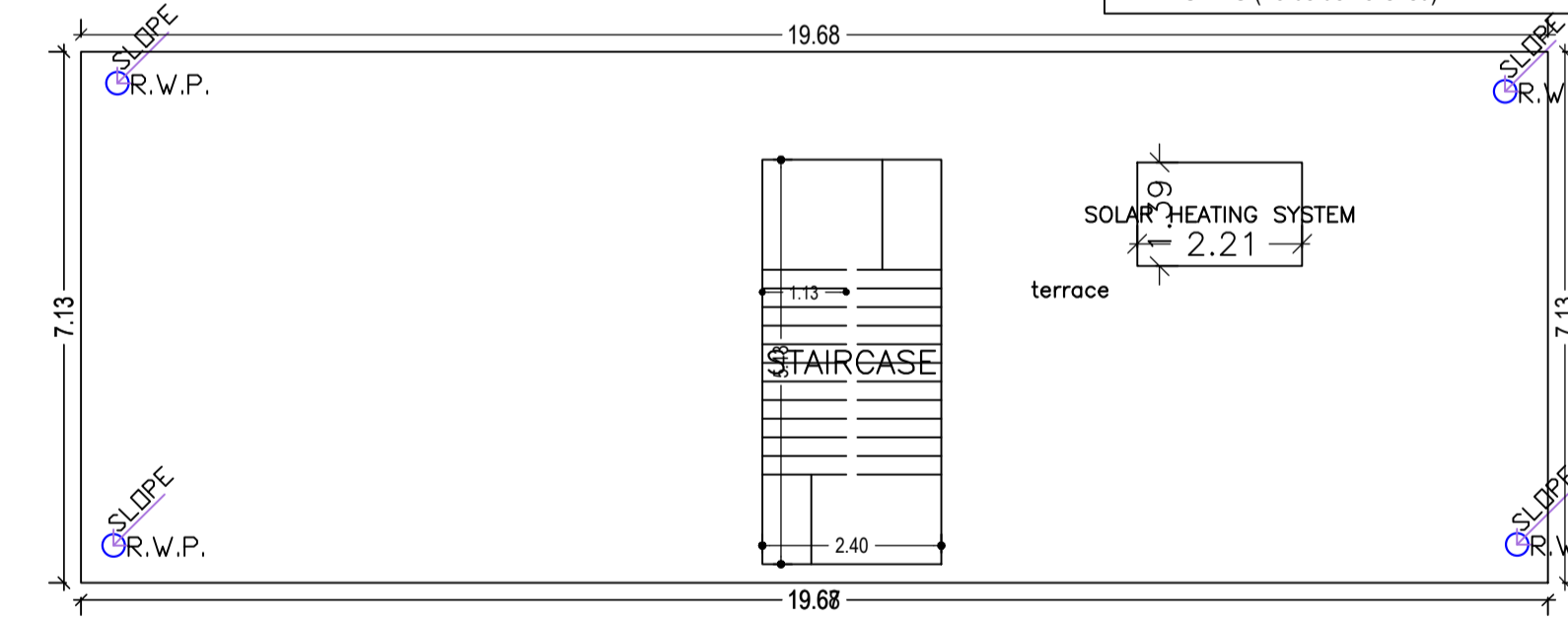
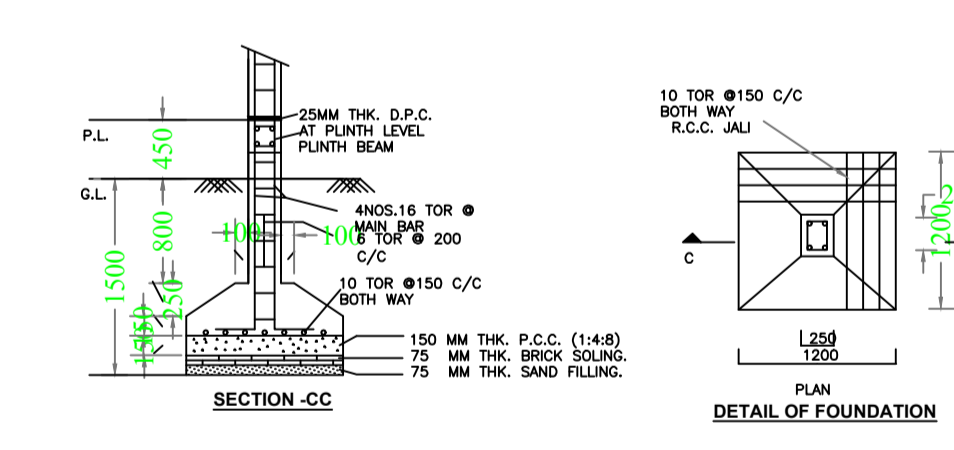
COLOR INDEX

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

Buildingwise Floor FAR Details

Floor Name	Building Name A (RAKESH RANJAN)		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	109.46	109.46	109.46	109.46
First Floor	109.46	109.46	109.46	109.46
Second Floor	140.18	124.82	140.18	124.82
Terrace Floor	0.00	0.00	0.00	0.00
Total :	359.10	343.74	359.10	343.74

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



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 Additional FAR Area (Sq.mt.)	Trmt (No.)
				Resi.	Commercial			
A (RAKESH RANJAN)	1	359.10	15.36	124.82	218.93	343.74	343.74	03
Grand Total :	1	359.10	15.36	124.82	218.93	343.74	343.74	03

Balcony Calculations Table

FLOOR	SIZE	AREA	TOTAL AREA
SECOND FLOOR PLAN	1.20 X 7.13 X 1 X 1	8.55	30.72
	1.20 X 18.48 X 1 X 1	22.17	30.72
Total			30.72

Building :A (RAKESH RANJAN)

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.)	Trmt (No.)
Ground Floor	109.46	0.00	109.46	109.46	109.46	01
First Floor	109.46	0.00	109.46	109.46	109.46	01
Second Floor	140.18	15.36	124.82	124.82	124.82	01
Terrace Floor	0.00	0.00	0.00	0.00	0.00	00
Total :	359.10	15.36	124.82	343.74	343.74	03
Total Number of Same Buildings	1					
Total :	359.10	15.36	124.82	343.74	343.74	03

UnitBUA Table for Building :A (RAKESH RANJAN)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	shop	SHOP	109.46	92.69	4	1
FIRST FLOOR PLAN	shop	SHOP	109.46	94.49	4	1
SECOND FLOOR PLAN	SPLIT a	FLAT	140.18	97.39	7	1
Total:			359.10	284.57	15	3

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 (RAKESH RANJAN)	Commercial	Shop	> 0	50	192.89	1	3	-	-	-	-	
			> 0	50	192.89	-	-	-	-	1	8	
		Residential Bldg/Apartment	> 0	1	1.00	1	1	-	-	-	1	1
			> 0	1	1.00	-	-	1	1	-	-	-
Total :						4	7	1	2	9		

Parking Check (Table 7b)

Vehicle Type	No.	Reqd.		Prop.	
		Area	No.	Area	No.
Car	-	-	7	87.50	-
Total Car	4	50.00	7	87.50	-
Visitor's Car Parking	-	-	2	25.00	-
Total Visitor Parking	1	12.50	2	25.00	-
TwoWheeler	-	-	9	18.00	-
Total TwoWheeler	9	18.00	9	18.00	-
Total		80.50		148.50	

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RAKESH RANJAN)	D1	0.75	2.10	01
A (RAKESH RANJAN)	D1	0.78	2.10	01
A (RAKESH RANJAN)	D	0.90	2.10	04
A (RAKESH RANJAN)	sh	2.40	2.10	10

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RAKESH RANJAN)	V	0.85	2.10	01
A (RAKESH RANJAN)	W1	1.40	2.10	01
A (RAKESH RANJAN)	W	1.79	2.10	03
A (RAKESH RANJAN)	W	1.94	2.10	01

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
A (RAKESH RANJAN)	Residential	Residential Bldg/Apartment	Non-Highrise

AREA STATEMENT GUMLA NAGAR PARISHAD

VERSION NO: 1.0.53
VERSION DATE: 16/10/2020

PROJECT DETAIL:

Region: JHARKHAND URBAN LOCAL BODIES
District: GUMLA
Authority: GUMLA NAGAR PARISHAD
Inward No: GUNPC/BP/0044/W02/2020
Application Type: General Proposal
Project Type: Building Permission
Nature of Development: New
Location of Development Area: Old Area

Plot Use: Mixed
Plot SubUse: Mixed
Plot/Nearby/Religious/Structure: NA
Plot/SubPlot No: 396
North: -
South: -
East: -
West: -

AREA DETAILS:	AREA OF PLOT (Minimum)	SQ.MT.
NET AREA OF PLOT (Gross Plot Area - Deduction from Gross Plot area)	(A)	367.05
Deduction for Balance Plot Area (from Gross Plot Area)	(A-Deductions)	367.05
Common Plot		30.64
Total		30.64
BALANCE AREA OF PLOT (Net Plot Area - Recreational/Amenity space)	(A-Deductions)	336.41
PLOT AREA FOR COVERAGE (Net Plot Area)	(A-Deductions)	367.05
Plot Area for FAR (Net Plot Area + Road/Widening Area)	(A-Deductions)	367.05

COVERAGE CHECK

Permissible Coverage area (60.00 %)	220.23
Proposed Coverage area (29.82 %)	109.46
Total Prop. Coverage Area (29.82 %)	109.46
Balance coverage area (30.18 %)	110.77

FAR CHECK

Permissible FAR Area (2.00)	734.10
Total Perm. FAR area	734.10
Residential FAR	124.82
Commercial FAR	218.93
Proposed FAR Area	343.75
Total Proposed FAR Area	343.75
Consumed FAR (Factor)	0.94
Balance FAR Area	383.01

BUILT UP AREA CHECK

Total Proposed BuiltUp Area	359.10
ARCHITECT (Regd)	DEEPAK DIWAN
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	RAKESH RANJAN

DEVELOPMENT AUTHORITY LOCAL BODY

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
DEEPAK DIWAN GUNPC/ARC/0003/2017			