

SITE PLAN

SITE PLAN

FAR & Tenement Details (Table 4c-1)

Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
AA (AA)	1	260.82	260.82	260.82	260.82	01
Grand Total :	1	260.82	260.82	260.82	260.82	01

Proposal Basic Information

Proposal File No.	JNP/IBP/0107/W01/2021
Owner Name	SMT. SHANTI DEVI
Khata No	36
Plot No	64
Village Name	Nawada
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

AREA STATEMENT	VERSION NO. : 1.0.62
JHUMRITILAIYA NAGAR PARISHAD	VERSION DATE: 16/10/2020
PROJECT DETAIL:	
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential
District: KODERMA	Plot SubUse: Bungalow/ Dwelling / Non Apartment
Authority: JHUMRITILAIYA NAGAR PARISHAD	PlotNearbyReligiousStructure: NA
Inward No: JNP/IBP/0107/W01/2021	Plot/SubPlot No: 64
Application Type: General Proposal	North: Plot No. - LAND OF SMT. SONI DEVI
Project Type: Building Permission	South: Plot No. - LAND OF SRI SANTOSH KUMAR YADAV
Nature of Development: New	East: Road Width - 3.66 Mtr. WIDE ROAD
Location of Development Area: Old Area	West: Plot No. - LAND OF SRI LACHO MAHTO
AREA DETAILS:	
AREA OF PLOT (Minimum)	(A) 220.88
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions) 220.88
Deduction for Balance Plot Area(from Gross Plot Area)	
Common Plot	37.07
Total	37.07
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions) 183.81
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions) 220.88
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions) 220.88
COVERAGE CHECK	
Permissible Coverage area (70.00 %)	154.62
Proposed Coverage Area (59.04 %)	130.41
Total Prop. Coverage Area (59.04 %)	130.41
Balance coverage area (10.96 %)	24.21
FAR CHECK	
Perm. FAR Area (1.50)	331.32
Total Perm. FAR area	331.32
Residential FAR	260.83
Proposed FAR Area	260.83
Total Proposed FAR Area	260.83
Consumed FAR (Factor)	1.18
Balance FAR Area	70.49
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	260.82
ARCHITECT (Regd)	UPENDRA
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	SMT. SHANTI DEVI
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)	Light Blue

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.)
Ground Floor	130.41	130.41	130.41	130.41
First Floor	130.41	130.41	130.41	130.41
Terrace Floor	0.00	0.00	0.00	0.00
Total :	260.82	260.82	260.82	260.82

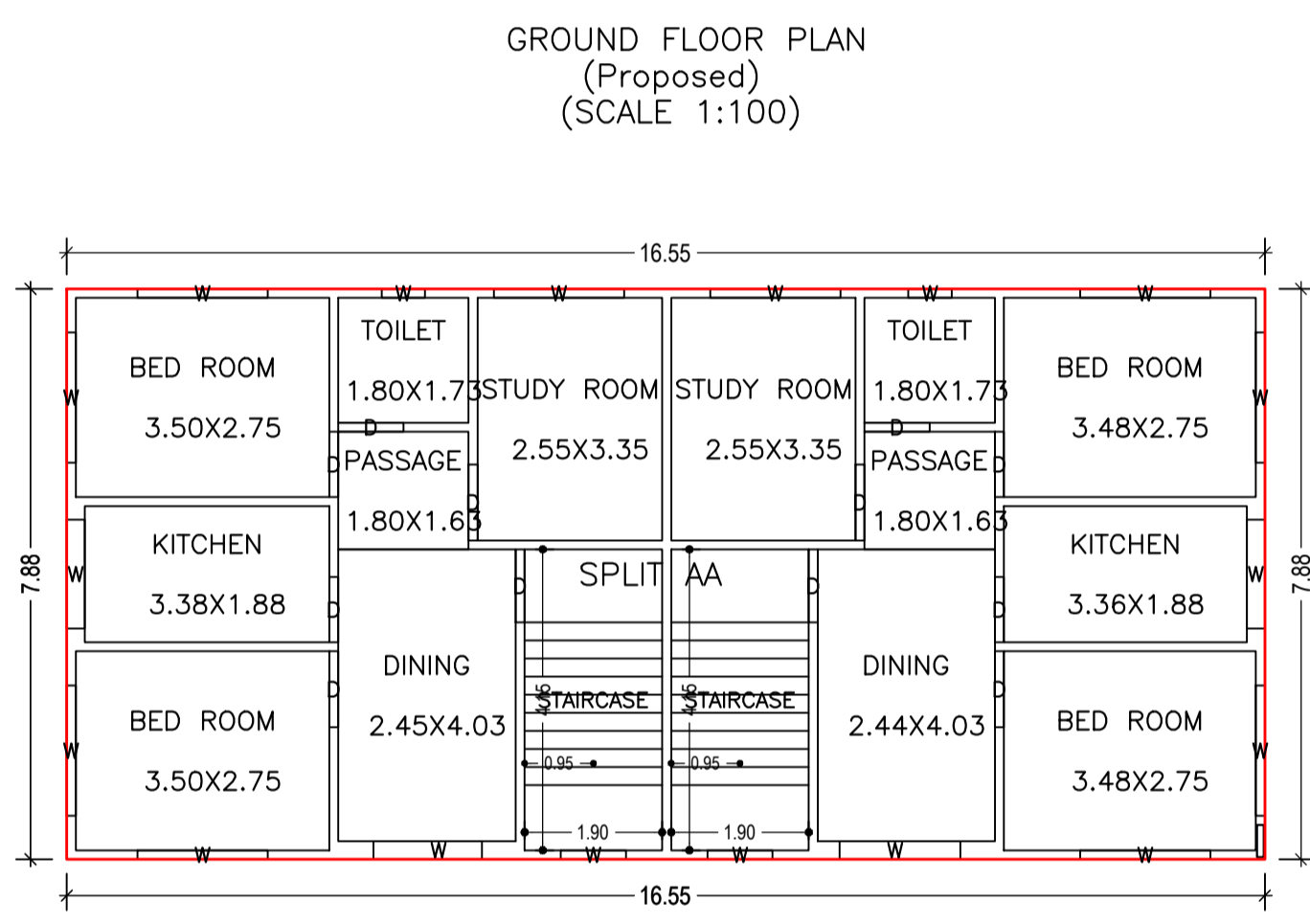
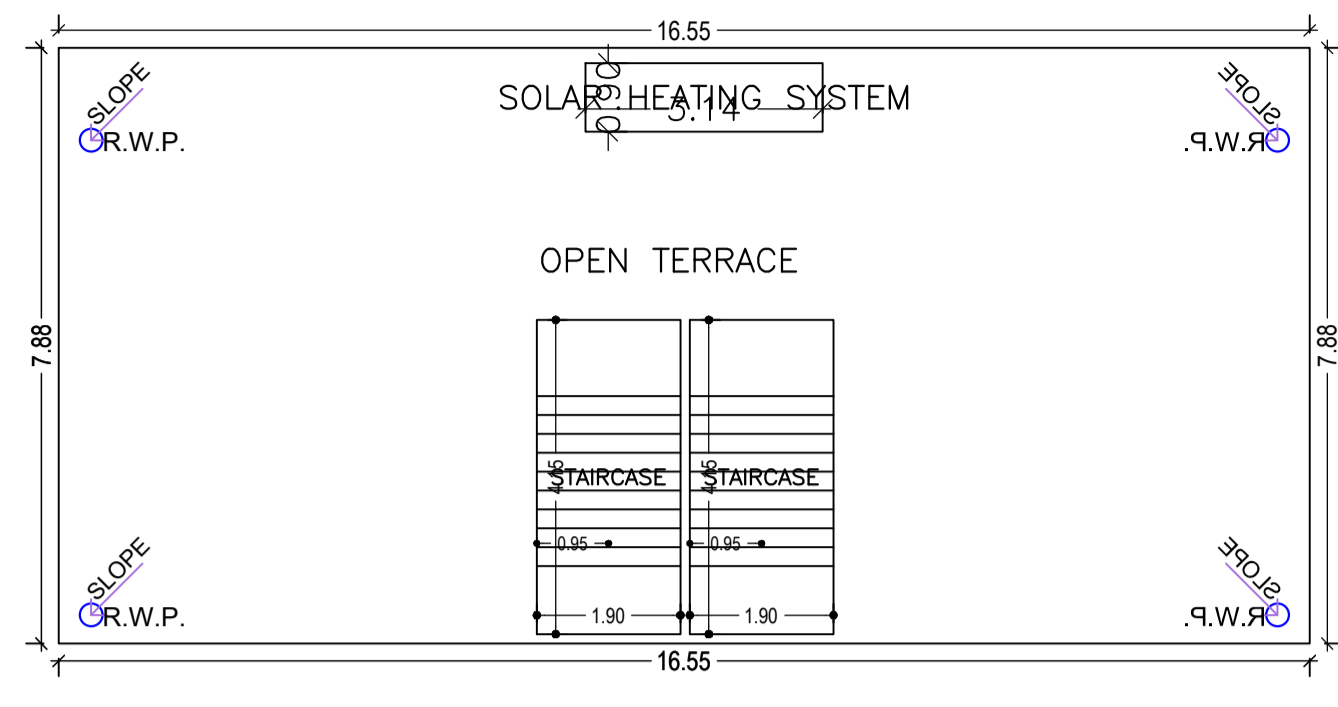
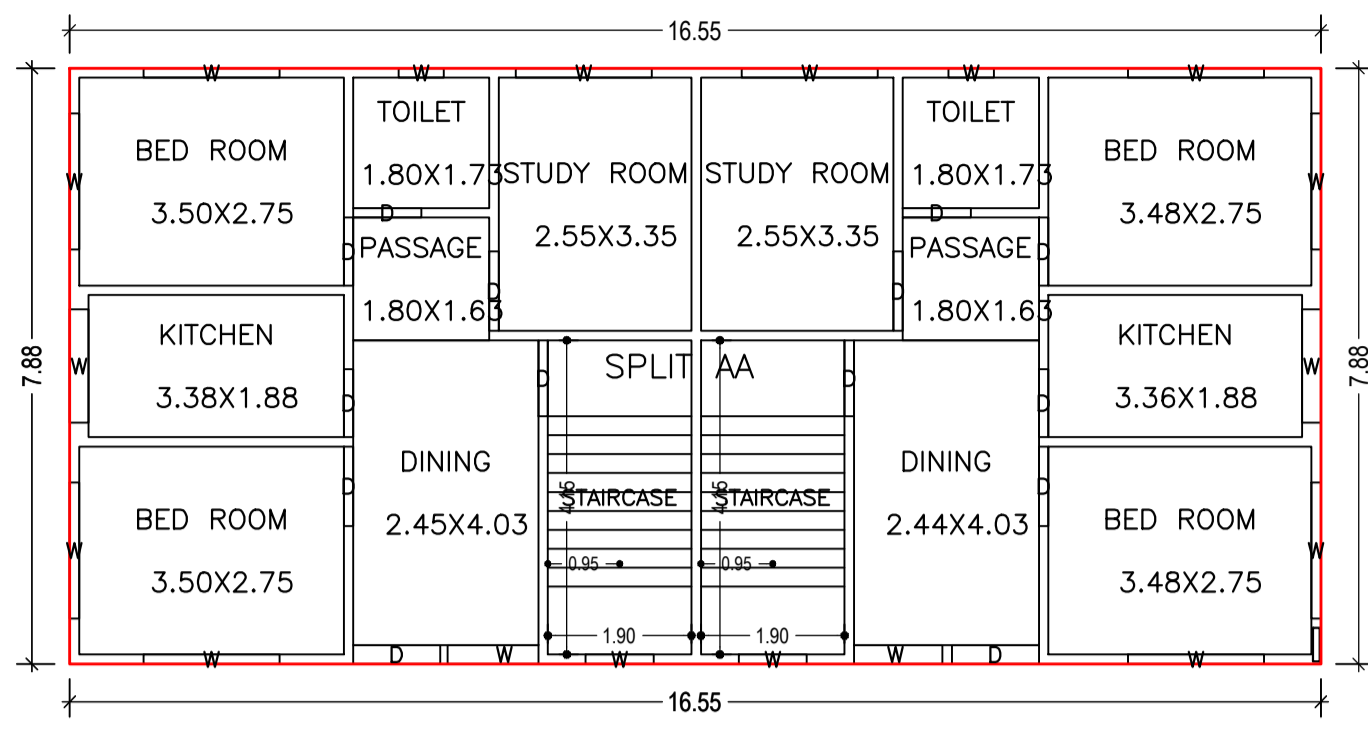
Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
AA (AA)	Residential	Residential Bldg/Apartment	Non-Highrise

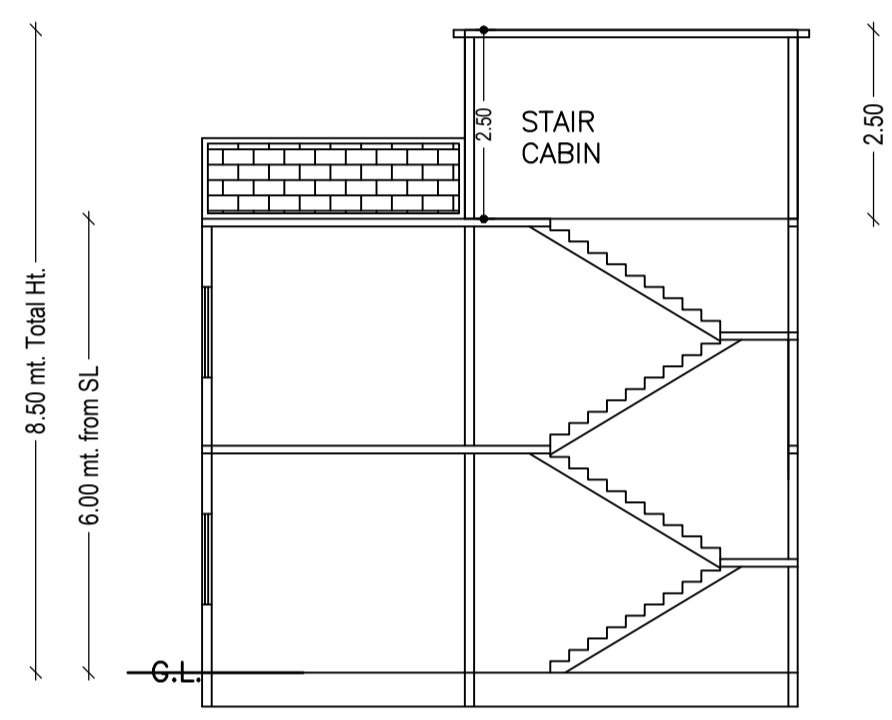
LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
UPENDRA JNP/ENG/0012/2017			

Proposal Basic Information

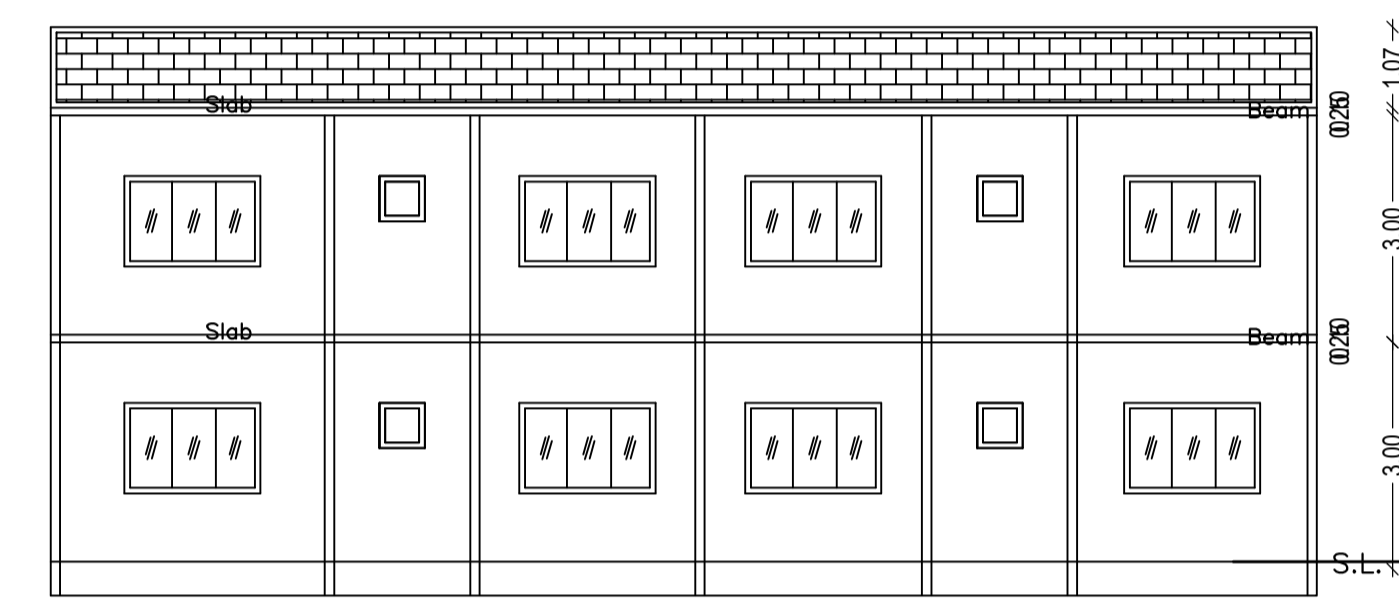
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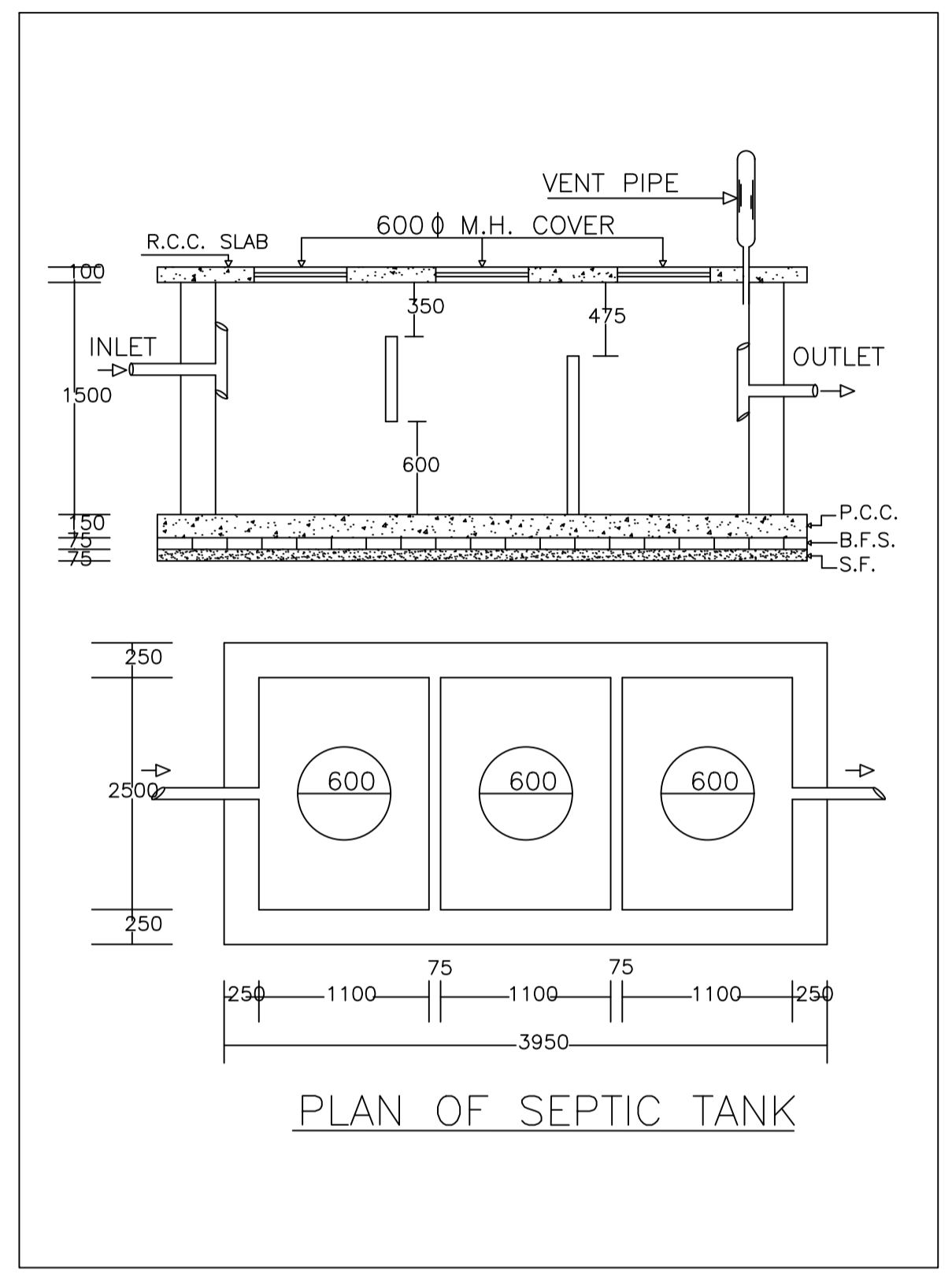
TERRACE FLOOR PLAN (SCALE 1:100)



SECTION ON X-X

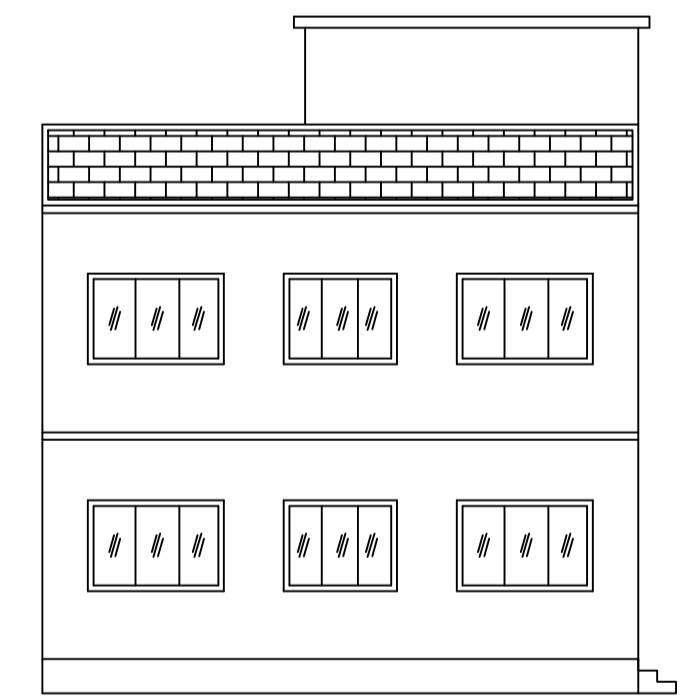


SECTION ON Y-Y

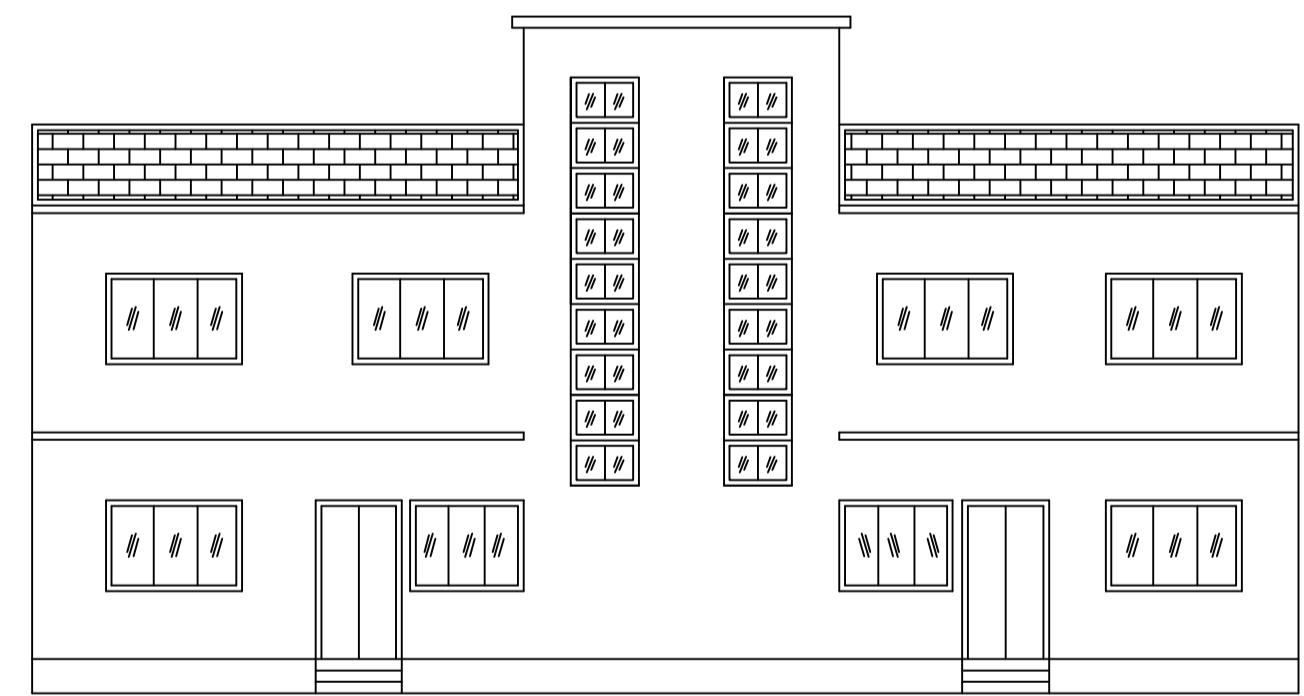


PLAN OF SEPTIC TANK

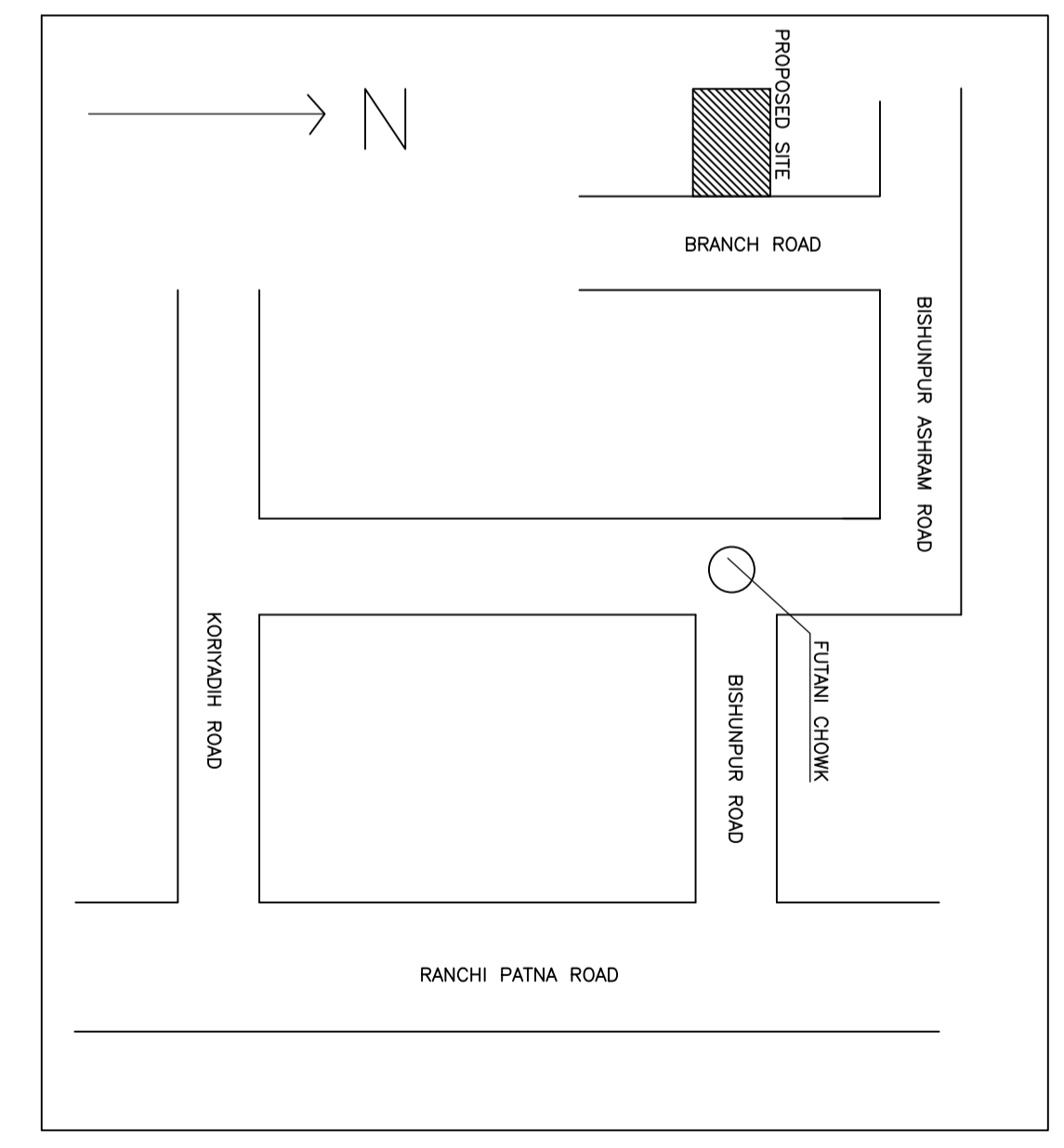
FIRST FLOOR PLAN (Proposed) (SCALE 1:100)



LEFT SIDE ELEVATION



FRONT ELEVATION



Building :AA (AA)

Floor Name	Total Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.) Resi.	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
Ground Floor	130.41	130.41	130.41	130.41	01
First Floor	130.41	130.41	130.41	130.41	00
Terrace Floor	0.00	0.00	0.00	0.00	00
Total:	260.82	260.82	260.82	260.82	01
Total Number of Same Buildings	1				
Total:	260.82	260.82	260.82	260.82	01

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
AA (AA)	D	0.90	2.10	12
AA (AA)	D	1.01	2.10	04
AA (AA)	D	1.05	2.10	08
AA (AA)	D	1.15	2.10	02

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
AA (AA)	W	0.60	1.20	04
AA (AA)	W	0.90	1.20	04
AA (AA)	W	1.17	1.20	01
AA (AA)	W	1.20	1.20	01
AA (AA)	W	1.50	1.20	05
AA (AA)	W	1.67	1.20	01
AA (AA)	W	1.80	1.20	20

UnitBUA Table for Building :AA (AA)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT AA	FLAT	260.83	260.75	14	1
FIRST FLOOR PLAN	SPLIT AA	FLAT	0.00	0.00	14	0
Total:	-	-	260.83	260.75	28	1

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
UPENDRA JNP/ENG/0012/2017			

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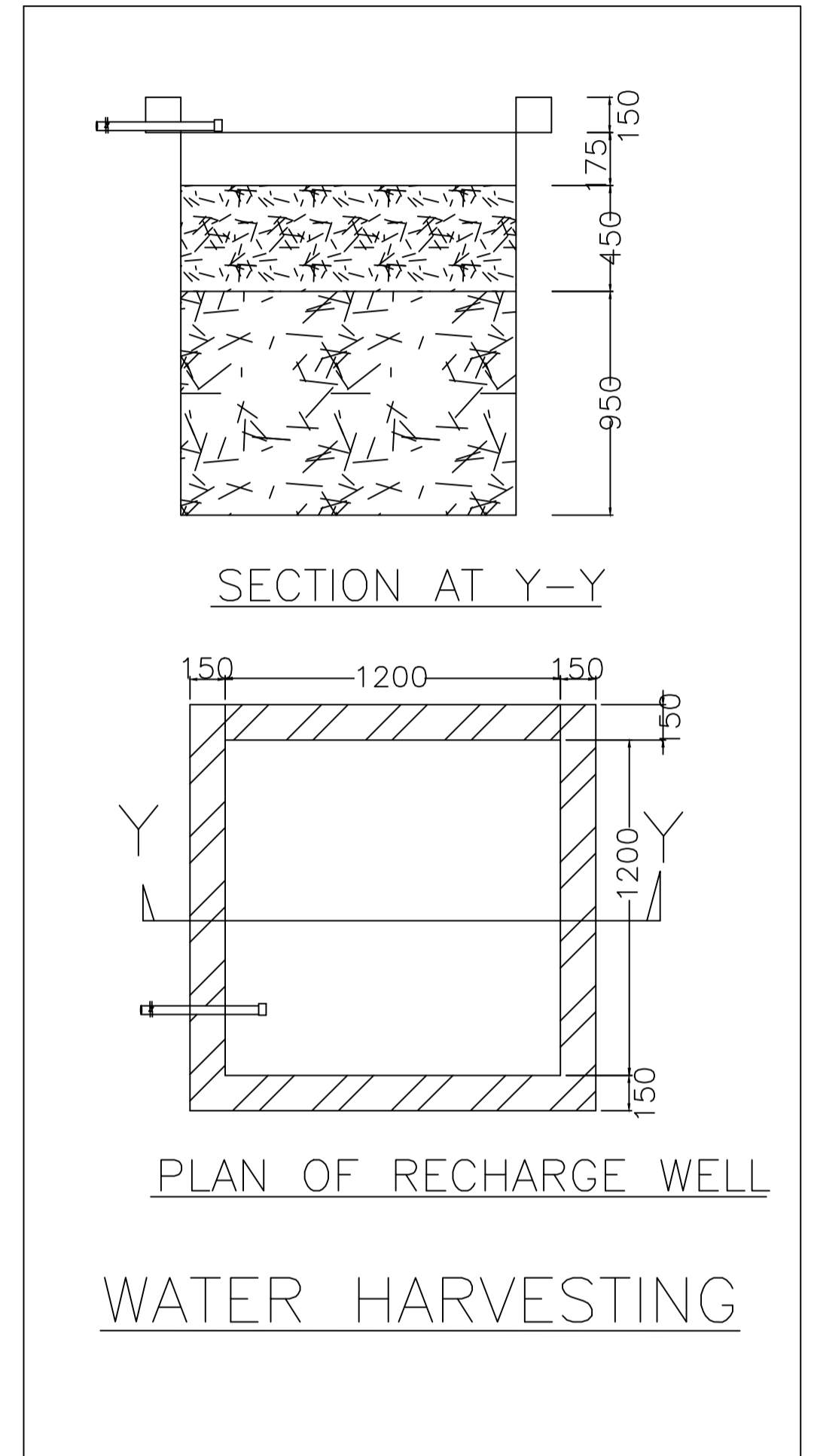
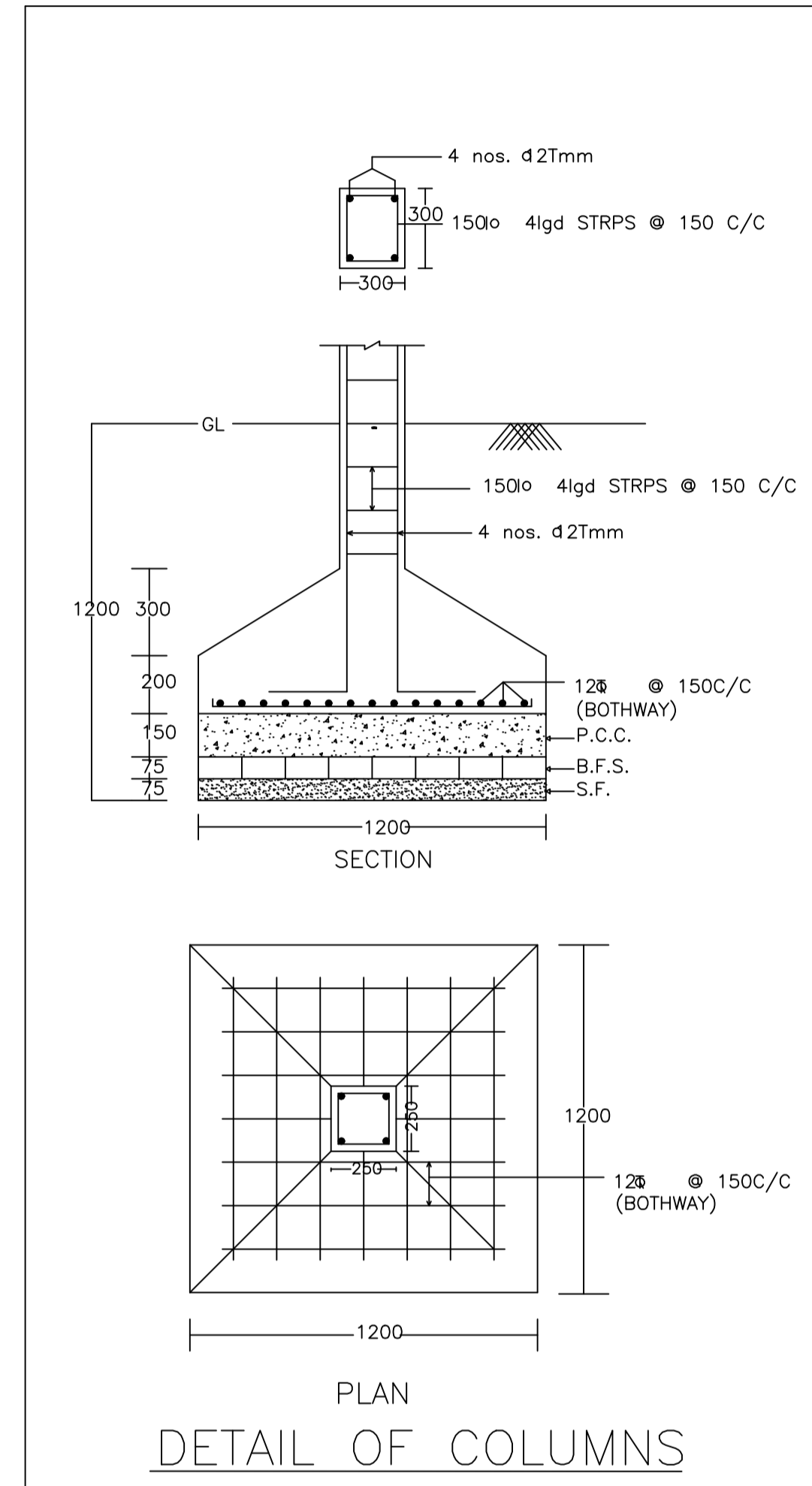
BRIEF SPACEFICATION

FOUNDATION----- CEMENT CONCRETE (1:1.5:3)
 BRICK WORK IN FOUNDATION & SUPERSTRUCTURE
 FIRST CLASS BRICK WORK IN CEMENT MORTAR (1:6)
 D.P.C.-----25 D.P.C. IN CEMENT CONCRETE (1:2:4)
 FLOOR-----25 I.P.S. OVER 75 P.C.C.
 ROOF-----100 THK. R.C.C. ROOF (1:1.5:3)
 LINTEL-----150 THK. R.C.C. LINTEL (1:1.5:3)
 STAIRS----- RISE-- 150, TREAD-- 250

SIGNATURE OF OWNER

SIGNATURE OF ENGINEER

SCALE	ALL DIMENSION ARE IN METRE
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UPENDRA JNP/ENG/0012/2017			