

SITE PLAN

FAR & Tenement Details (Table 4c-1)

Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.) Accessory Use	Parking	Proposed FAR Area (Sq.mt.) Resi.	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
A (RESIDENTIAL)	1	806.61	55.92	52.91	697.78	697.78	697.78	01
Grand Total :	1	806.61	55.92	52.91	697.78	697.78	697.78	01

Proposal Basic Information

Proposal File No.	JNP/BI/0056/W07/2021
Owner Name	SMT SITA DEVI
Khata No	7, 11
Plot No	144, 145
Village Name	Jhalpo
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

AREA STATEMENT	VERSION NO. : 1.0.57
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/BI/0056/W07/2021	PlotSubPlot No: 144, 145
Application Type: General Proposal	North: Plot No. - RANJAN PRASAD YADAV
Project Type: Building Permission	South: Plot No. - NANDKISHOR RAM
Nature of Development: New	East: Plot No. - MADHUSUDAN RAM
Location of Development Area: Old Area	West: Road Width - 6.1
AREA DETAILS:	SQ.MT.
AREA OF PLOT (Minimum)	(A) 354.09
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions) 354.09
Deduction for Balance Plot Area(from Gross Plot Area)	
Common Plot	35.44
Total	35.44
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions) 318.65
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions) 354.09
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions) 354.09
COVERAGE CHECK	
Permissible Coverage area (60.00 %)	212.45
Proposed Coverage Area (57.26 %)	202.74
Total Prop. Coverage Area (57.26 %)	202.74
Balance coverage area (2.74 %)	9.71
FAR CHECK	
Perm. FAR Area (2.00)	708.18
Total Perm. FAR area	708.18
Residential FAR	697.78
Proposed FAR Area	697.78
Total Proposed FAR Area	697.78
Consumed FAR (Factor)	1.97
Balance FAR Area	10.40
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	806.61
ARCHITECT (Regd)	KIRAN KUMARI
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	SMT SITA DEVI
DEVELOPMENT AUTHORITY	LOCAL BODY

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

Buildingwise Floor FAR Details

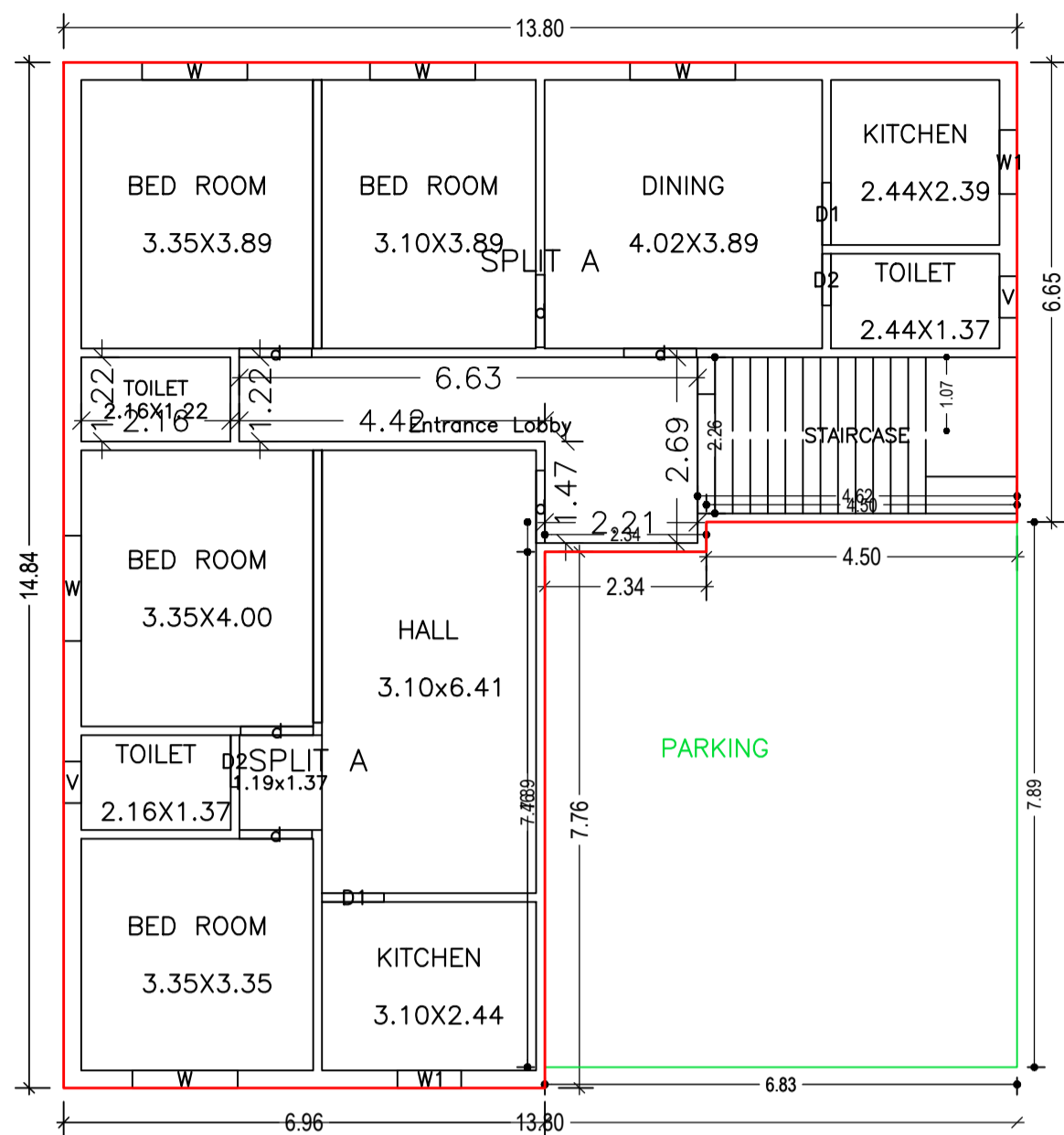
Floor Name	Building Name A (RESIDENTIAL)		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Ground Floor	202.74	135.85	202.74	135.85
First Floor	201.29	187.31	201.29	187.31
Second Floor	201.29	187.31	201.29	187.31
Third Floor	201.29	187.31	201.29	187.31
Terrace Floor	0.00	0.00	0.00	0.00
Total :	806.61	697.78	806.61	697.78

Building USE/SUBUSE Details

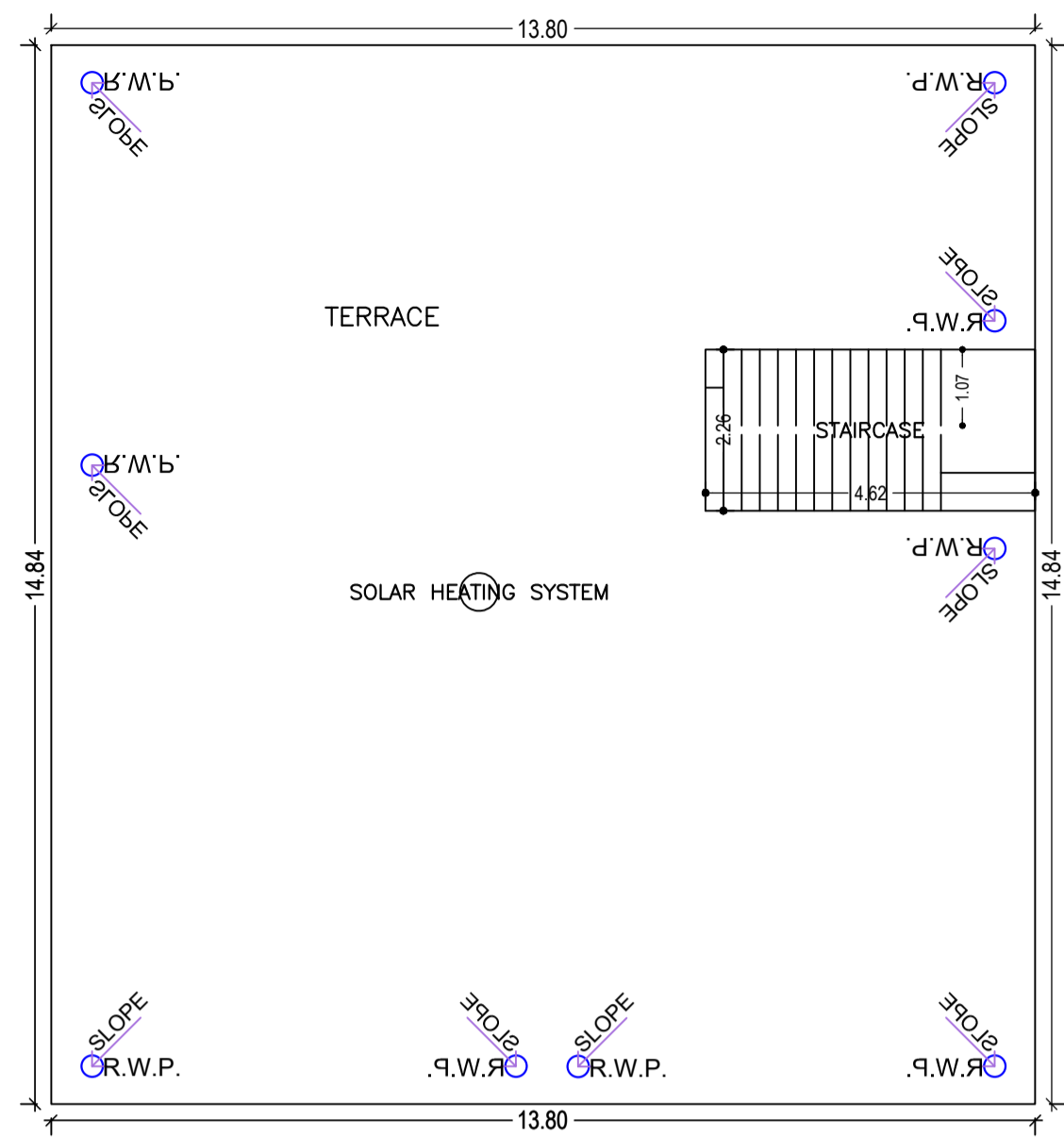
Building Name	Building Use	Building SubUse	Building Structure
A (RESIDENTIAL)	Residential	Bungalow/ Dwelling / Non Apartment	Non-Highrise

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
KIRAN KUMARI JNP/ENG/0001/2019			

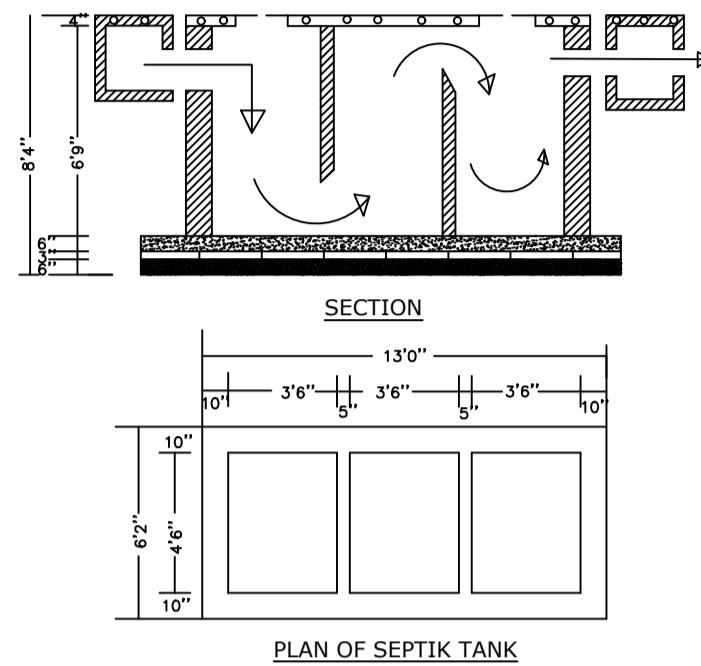
Proposal Basic Information	
Proposal File No.	JNP/BP/0056/W07/2021
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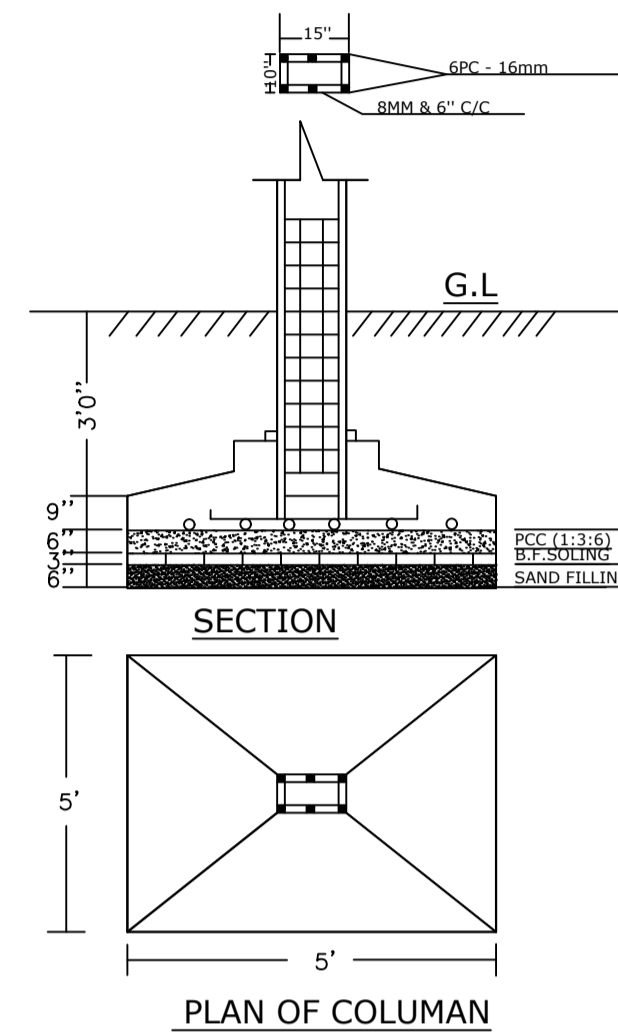
GROUND FLOOR PLAN (Proposed) (SCALE 1:100)



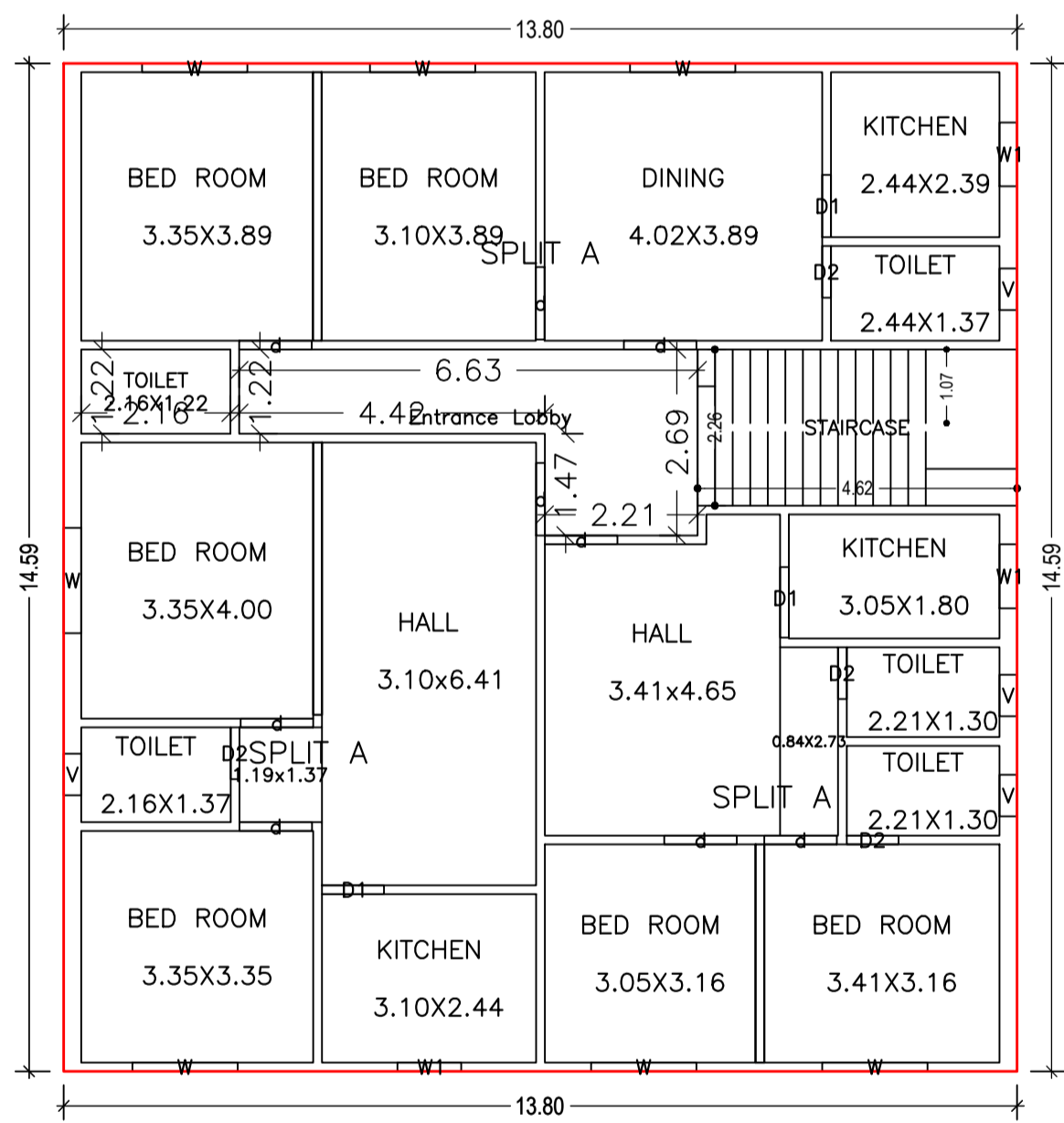
TERRACE FLOOR PLAN (SCALE 1:100)



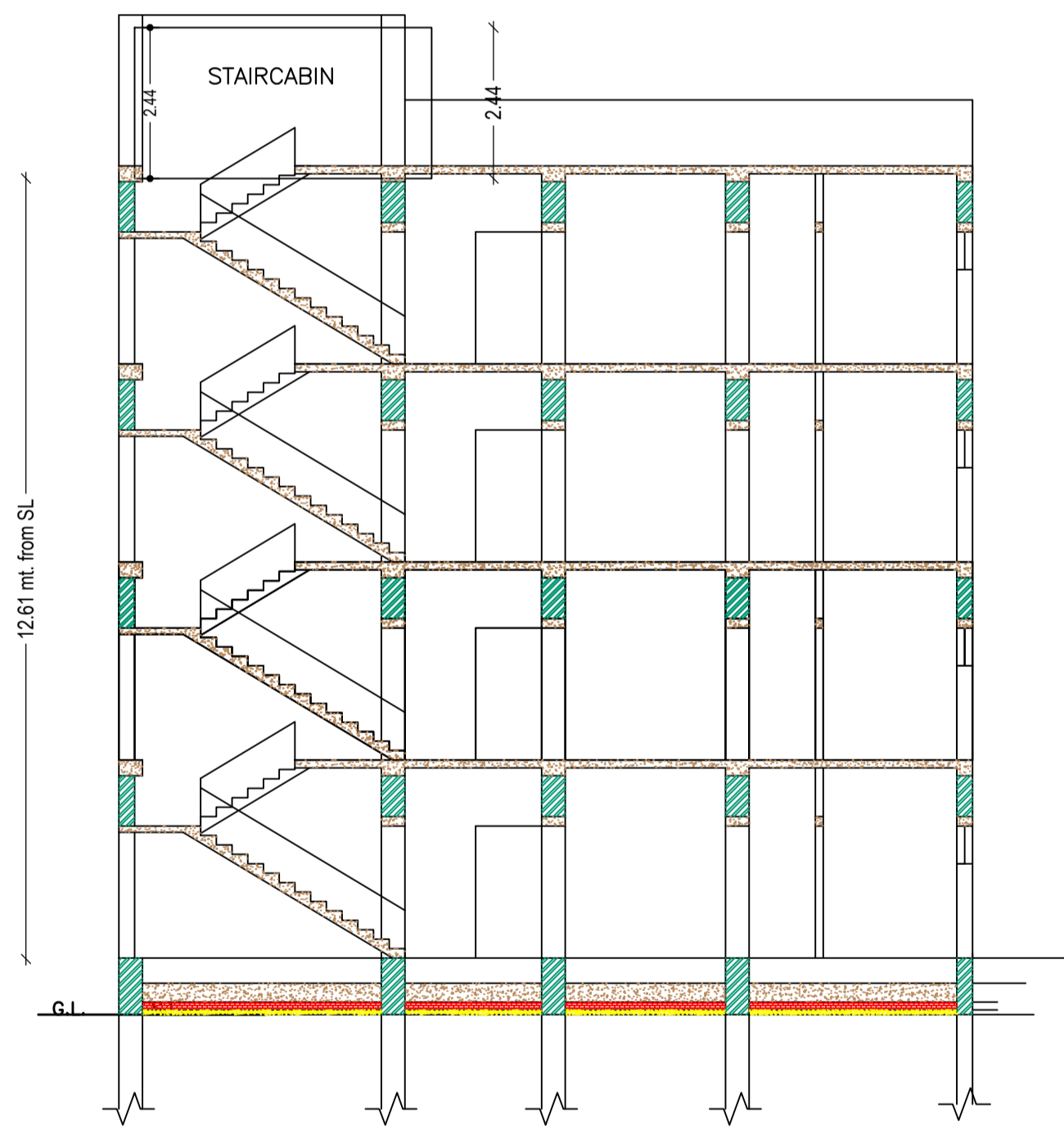
PLAN OF SEPTIC TANK



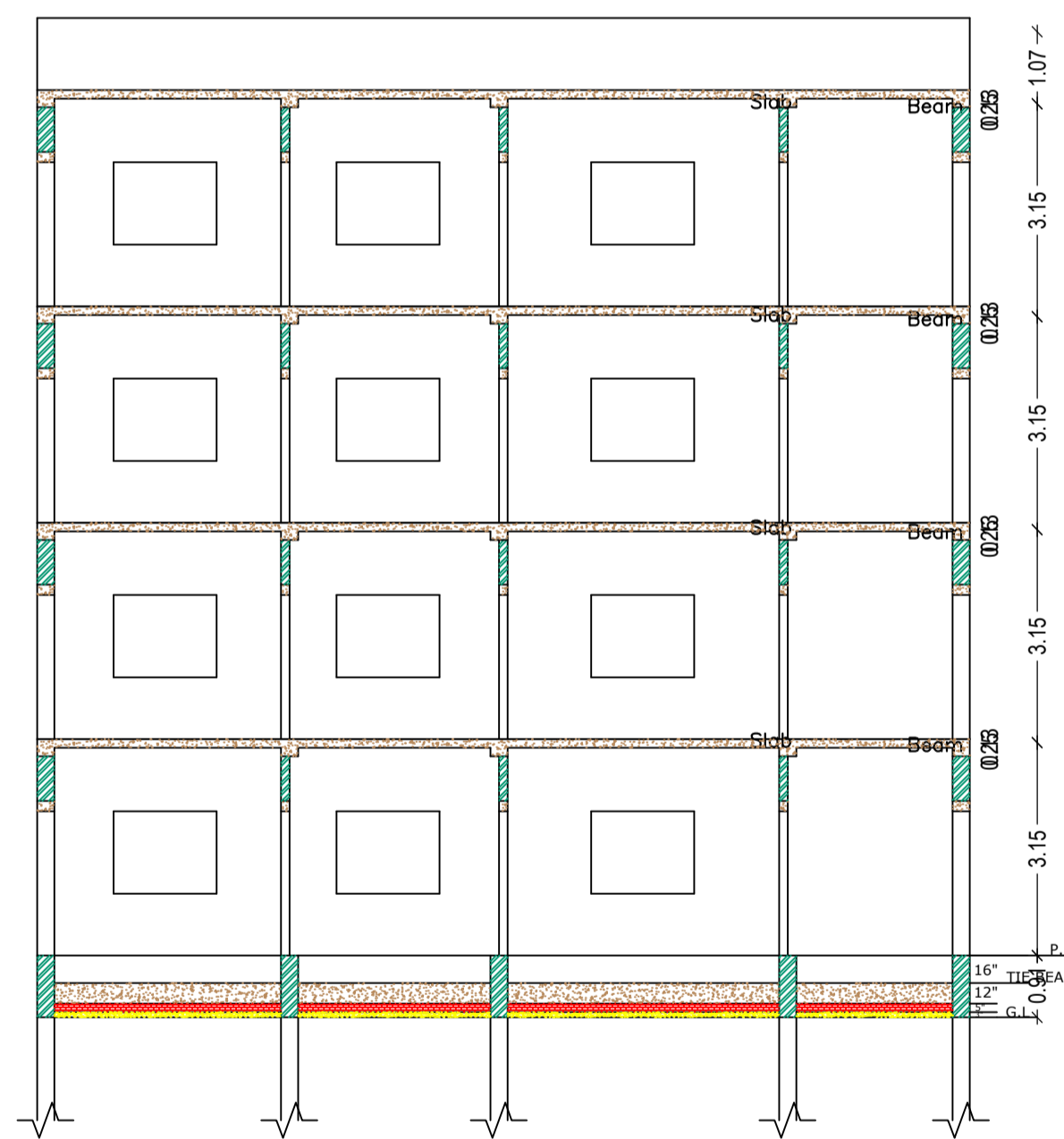
PLAN OF COLUMN



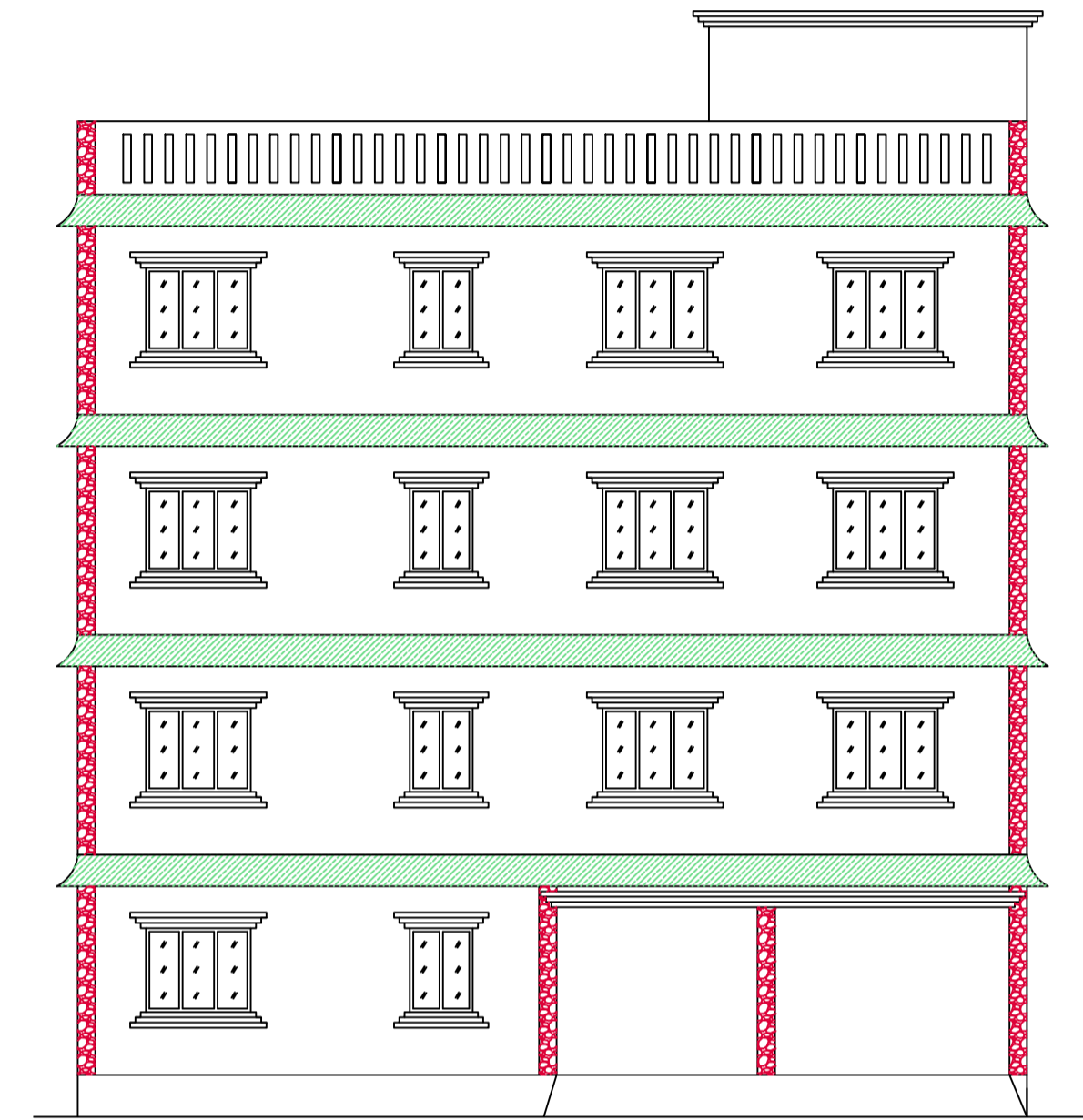
TYPICAL - 1-3 FLOOR PLAN (Proposed) (SCALE 1:100)



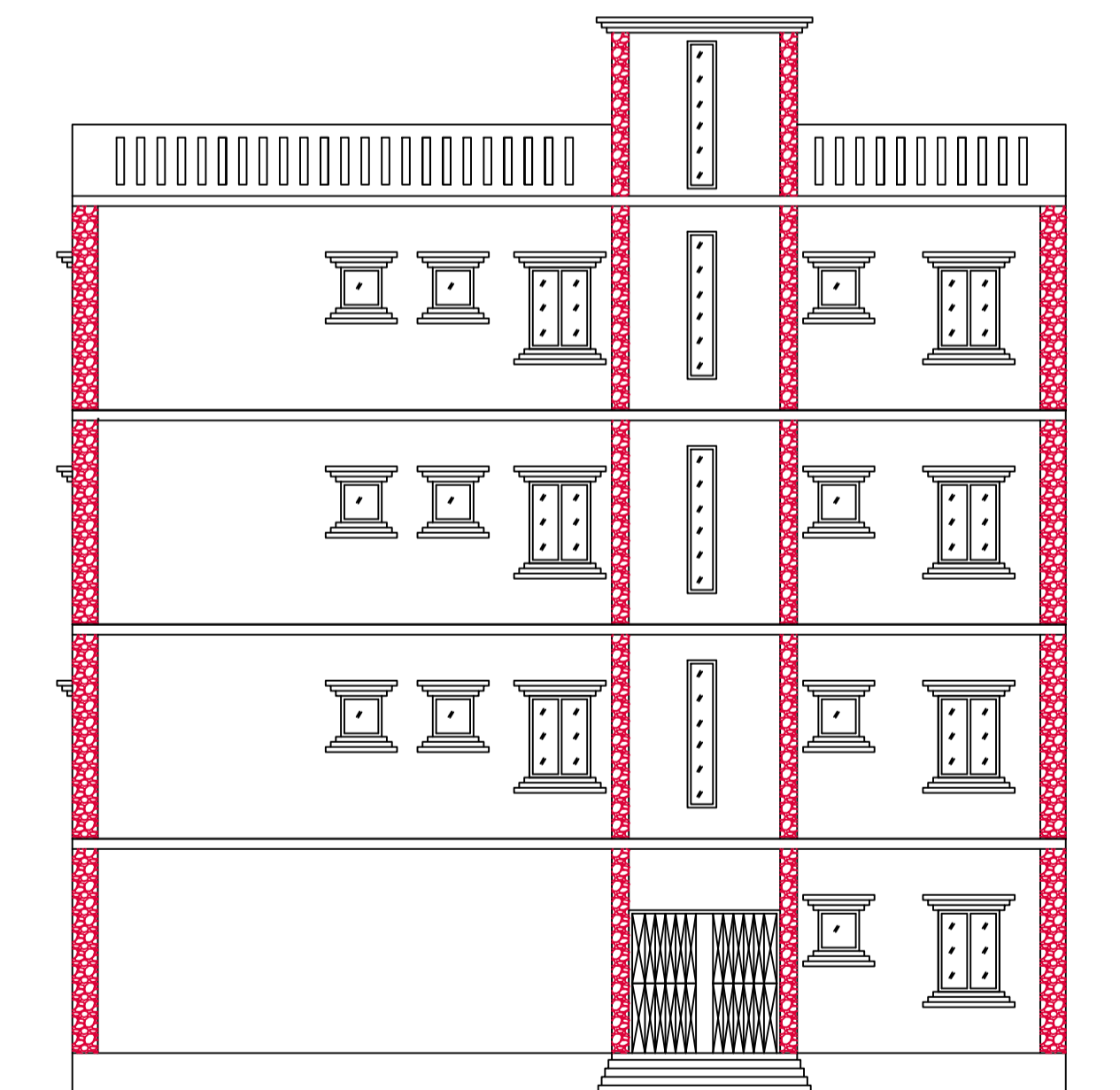
CROSS SECTION (A)



CROSS SECTION (B)



FRONT ELEVATION



CROSS ELEVATION

Building :A (RESIDENTIAL)

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.)
		Accessory Use	Parking				
Ground Floor	202.74	13.98	52.91	135.85	135.85	135.85	01
First Floor	201.29	13.98	0.00	187.31	187.31	187.31	00
Second Floor	201.29	13.98	0.00	187.31	187.31	187.31	00
Third Floor	201.29	13.98	0.00	187.31	187.31	187.31	00
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	806.61	55.92	52.91	697.78	697.78	697.78	01
Total Number of Same Buildings	1						
Total :	806.61	55.92	52.91	697.78	697.78	697.78	01

SCHEDULE OF DOOR:

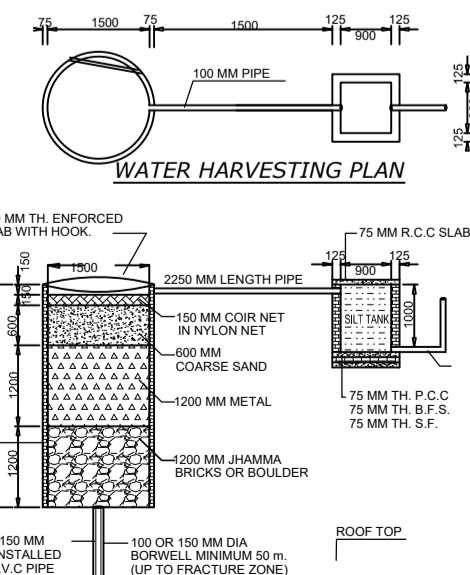
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENTIAL)	D2	0.75	2.10	14
A (RESIDENTIAL)	D1	0.90	2.10	08
A (RESIDENTIAL)	D1	1.02	2.10	03
A (RESIDENTIAL)	d	1.05	2.10	33

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENTIAL)	V	0.60	0.75	14
A (RESIDENTIAL)	W1	0.92	1.20	11
A (RESIDENTIAL)	W	1.52	1.20	26

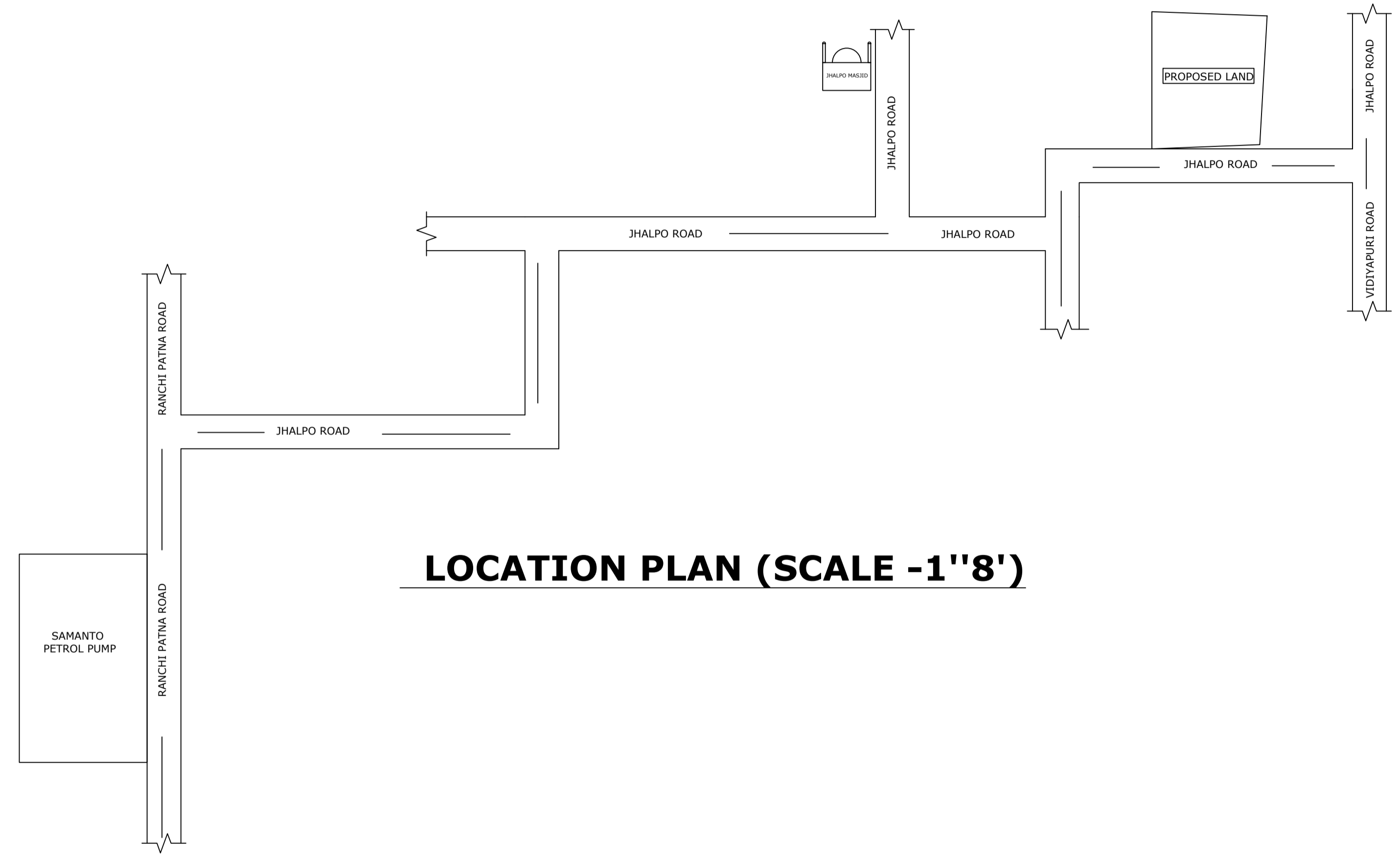
UnitBUA Table for Building :A (RESIDENTIAL)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpent Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT A	FLAT	597.48	592.31	5	1
	SPLIT A	FLAT	0.00	0.00	5	0
TYPICAL - 1-3 FLOOR PLAN	SPLIT A	FLAT	0.00	0.00	5	0
	SPLIT A	FLAT	0.00	0.00	5	0
	SPLIT A	FLAT	0.00	0.00	6	0
Total:	-	-	597.48	592.31	58	1



LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
KIRAN KUMARI JNP/ENG/001/2019			

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Khata No	7 , 11
Plot No	144 , 145
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LOCATION PLAN (SCALE -1''8')

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KIRAN KUMARI JNP/ENG/0001/2019			