

Project Title :
 PROPOSED BUILDING PLAN FOR:- SRI. VIRENDRA RANA. S/O - LT.NARAYAN RANA KUMUD .MAUZA-TELAIIYA .WARD NO-14.
 P.S-TELAIIYA. P.S-NO-244. KHATA NO-894 PLOT NO-6766 , 6769. DISTT-KODERMA (JHARAKHAND)

DATE 14-03-2022
 SHEET NO. 1

FAR & Tenement Details (Table 4c-1)

Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)	Proposed FAR		Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
				Area (Sq.mt.)	Total FAR Area (Sq.mt.)		
AA (SRI VIRENDRA RANA)	1	499.95	3.93	496.02	496.02	496.02	01
Grand Total :	1	499.95	3.93	496.02	496.02	496.02	01

Proposal Basic Information

Proposal File No.	JNP/RF/0019/W/14/2022
Owner Name	SRI VIRENDRA RANA
Khata No	894
Plot No	6766, 6769
Village Name	Tilaiya
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

AREA STATEMENT	VERSION NO. : 1.0.62	
JHUMRITILAIYA NAGAR	VERSION DATE: 16/10/2020	
PARISHAD		
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/RF/0019/W/14/2022	PlotSubPlot No: 6766,6769	
Application Type: General Proposal	North: Road Width - 42M WIDE RANCHI PATNA ROAD	
Project Type: Building Permission	South: Plot No. - LAND OF LT. BHERO BAKAS	
Nature of Development: New	East: Plot No. - APPROACH ROAD OF PODDAR AND FAMILY	
Location of Development Area: Old Area	West: Plot No. - LAND OF LT. MAHADEO RAM LAND OF SMT KOUHLIYA DEVI & 90M WIDE APPROACH GALI	
AREA DETAILS:	SQ.MT.	
AREA OF PLOT (Minimum)	(A)	281.10
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	281.10
Deduction for Balance Plot Area(from Gross Plot Area)		
Common Plot		28.67
Total		28.67
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	252.43
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	281.10
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions)	281.10
COVERAGE CHECK		
Permissible Coverage area (60.00 %)		168.66
Proposed Coverage Area (59.30 %)		166.68
Total Prop. Coverage Area (59.3 %)		166.68
Balance coverage area (0.70 %)		1.98
FAR CHECK		
Perm. FAR Area (2.00)		562.20
Total Perm. FAR area		562.20
Residential FAR		496.01
Proposed FAR Area		496.01
Total Proposed FAR Area		496.01
Consumed FAR (Factor)		1.76
Balance FAR Area		66.19
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		499.95
ARCHITECT (Regd)	MD SYEED ALAM ANSARI	
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)	SRI VIRENDRA RANA	
DEVELOPMENT AUTHORITY		LOCAL BODY

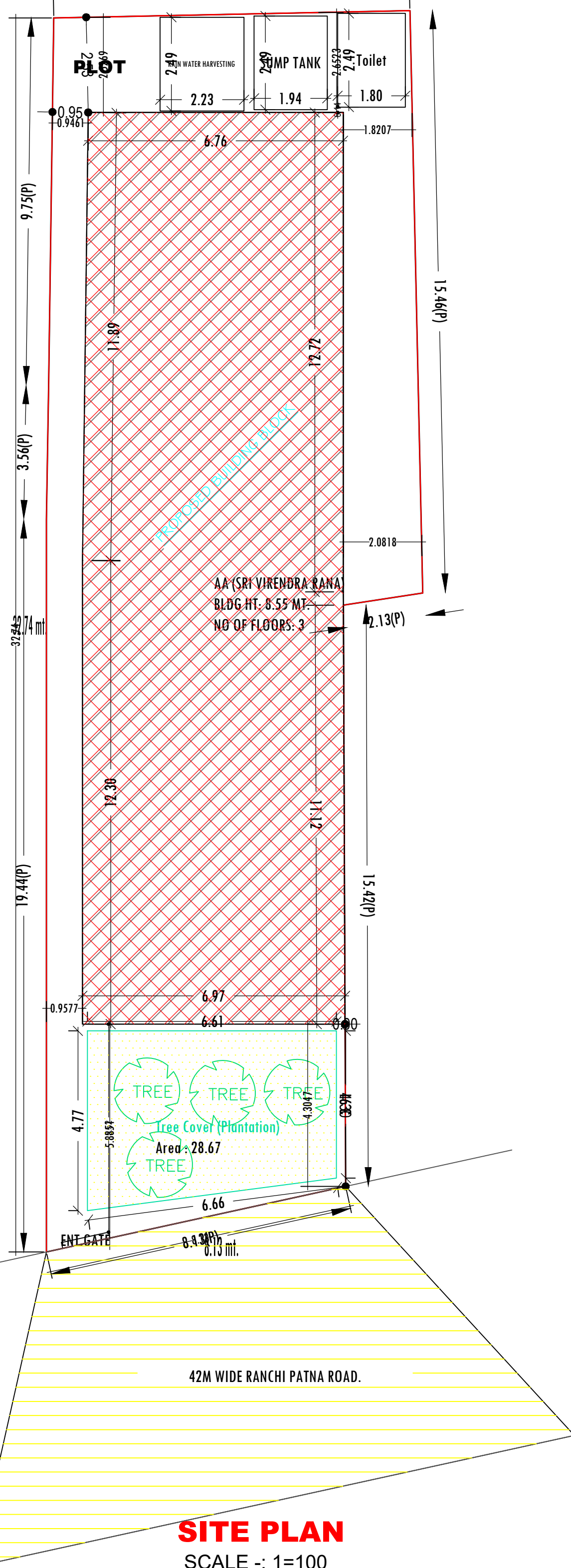
COLOR INDEX	
PLOT BOUNDARY	Black
ABUTTING ROAD	Green
PROPOSED CONSTRUCTION	Red
COMMON PLOT	Yellow
ROAD WIDENING AREA	Blue
EXISTING (To be retained)	Light Blue
EXISTING (To be demolished)	Orange

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	166.69	165.38	166.69	165.38
First Floor	166.63	165.32	166.63	165.32
Second Floor	166.63	165.32	166.63	165.32
Terrace Floor	0.00	0.00	0.00	0.00
Total :	499.95	496.02	499.95	496.02

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
AA (SRI VIRENDRA RANA)	Residential	Bungalow/ Dwelling / Non Apartment	Non-Highrise



SITE PLAN
 SCALE :- 1=100

SITE PLAN

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
MD SYEED ALAM ANSARI JNP/ARC/0003/2017			

Project Title :
 PROPOSED BUILDING PLAN FOR:- SRI. VIRENDRA RANA. S/O - LT.NARAYAN RANA KUMUD .MAUZA-TELIAYA .WARD NO-14.
 P.S-TELIAYA. P.S NO- 244. KHATA NO-894.PLOT NO-6766 , 6769. DISTT-KODERMA (JHARKHAND)

DATE 14-03-2022
 SHEET NO. 2

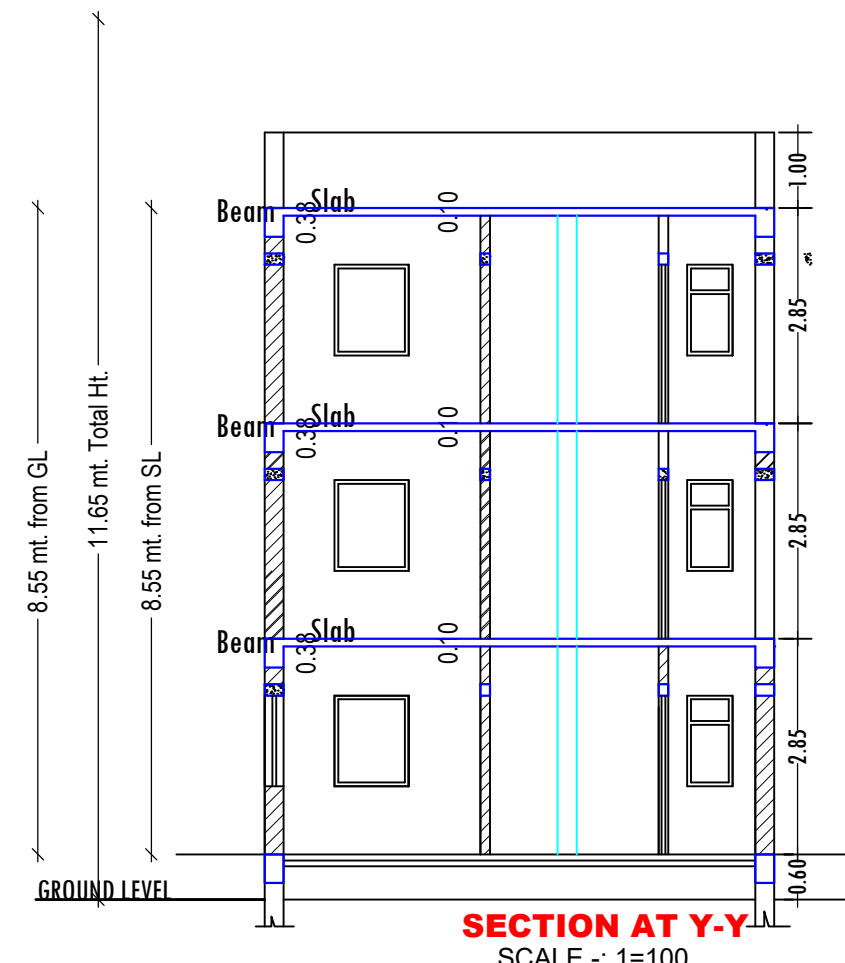
Proposal Basic Information	
Proposal File No.	JNP/RC/003/2017/W14/2022
Owner Name	SRI VIRENDRA RANA
Khata No	894
Plot No	6766, 6769
Village Name	Tilaiya
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment



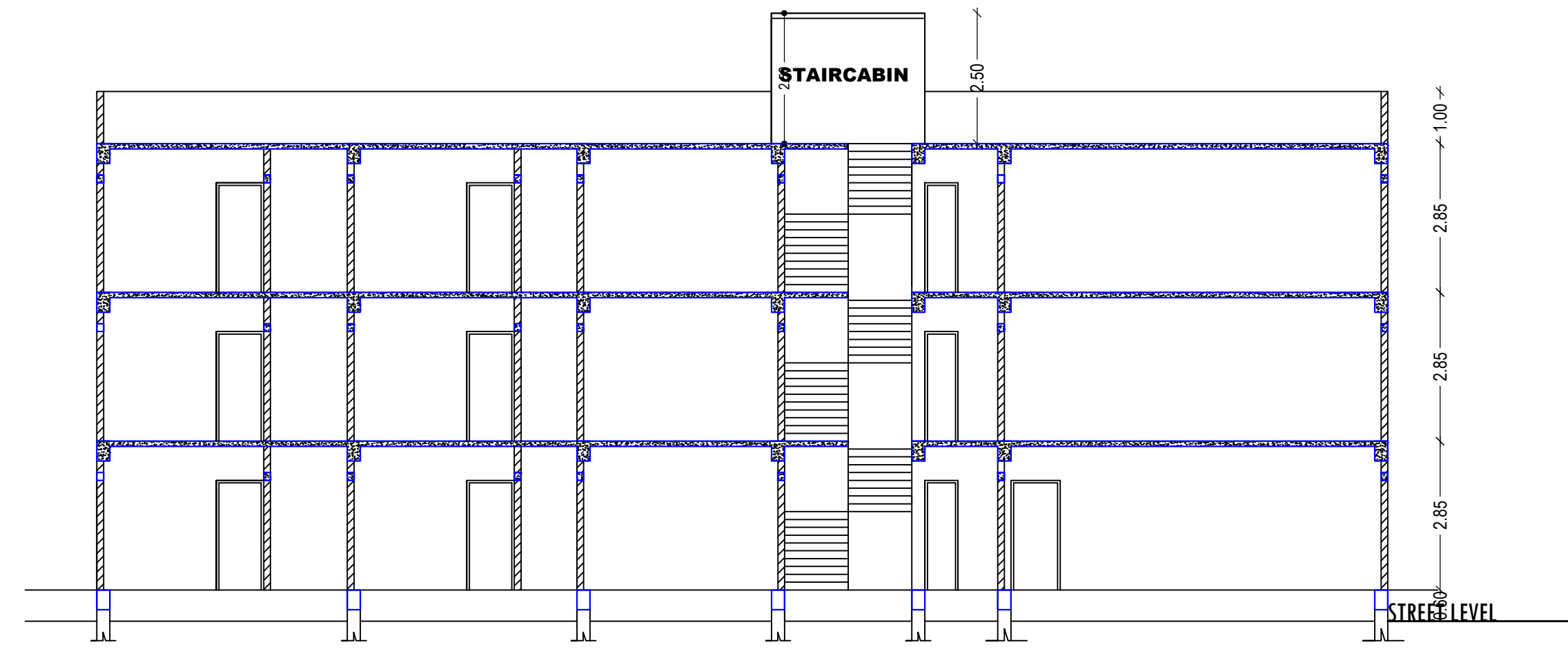
GROUND FLOOR PLAN
 (Proposed)
 (SCALE 1:100)

TYPICAL - 1 & 2 FLOOR PLAN
 (Proposed)
 (SCALE 1:100)

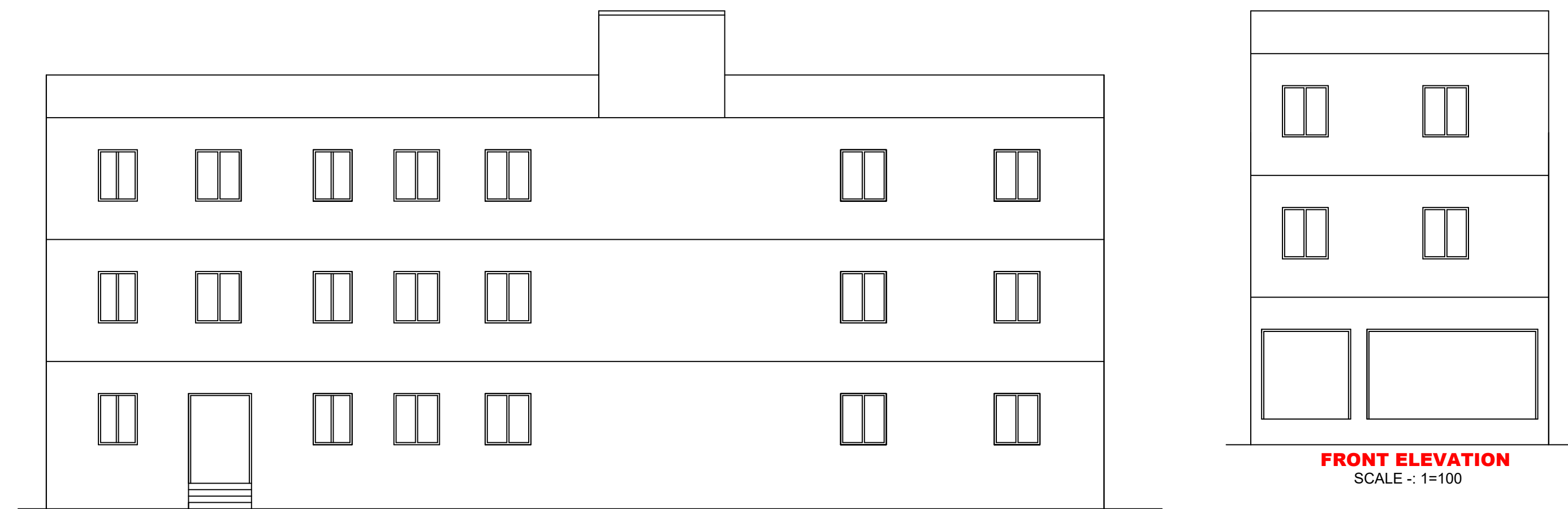
TERRACE FLOOR PLAN
 (SCALE 1:100)



SECTION AT Y-Y
 SCALE :- 1=100



SECTION AT X-X
 SCALE :- 1=100



SIDE ELEVATION
 SCALE :- 1=100

FRONT ELEVATION
 SCALE :- 1=100

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
AA (SRI VIRENDRA RANA)	D2	0.75	2.10	06
AA (SRI VIRENDRA RANA)	D1	0.90	2.10	06
AA (SRI VIRENDRA RANA)	D	1.00	2.10	13
AA (SRI VIRENDRA RANA)	D	1.21	1.20	01
AA (SRI VIRENDRA RANA)	D0	1.50	2.10	04

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
AA (SRI VIRENDRA RANA)	V	0.60	0.60	03
AA (SRI VIRENDRA RANA)	v	0.60	0.60	03
AA (SRI VIRENDRA RANA)	W1	0.90	1.20	06
AA (SRI VIRENDRA RANA)	W	1.21	1.20	22
AA (SRI VIRENDRA RANA)	W0	1.80	1.20	02
AA (SRI VIRENDRA RANA)	W	2.21	1.20	03

UnitBUA Table for Building :AA (SRI VIRENDRA RANA)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT FLAT A	FLAT	423.61	410.82	13	1
TYPICAL - 1 & 2 FLOOR PLAN	SPLIT FLAT A	FLAT	0.00	0.00	12	0
Total:	-	-	423.61	410.82	37	1

Building :AA (SRI VIRENDRA RANA)

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	166.69	1.31	165.38	165.38	165.38	01
First Floor	166.63	1.31	165.32	165.32	165.32	00
Second Floor	166.63	1.31	165.32	165.32	165.32	00
Terrace Floor	0.00	0.00	0.00	0.00	0.00	00
Total:	499.95	3.93	496.02	496.02	496.02	01
Total Number of Same Buildings	1					
Total:	499.95	3.93	496.02	496.02	496.02	01

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
MD SYEED ALAM ANSARI JNP/ARC/003/2017			

Project Title :

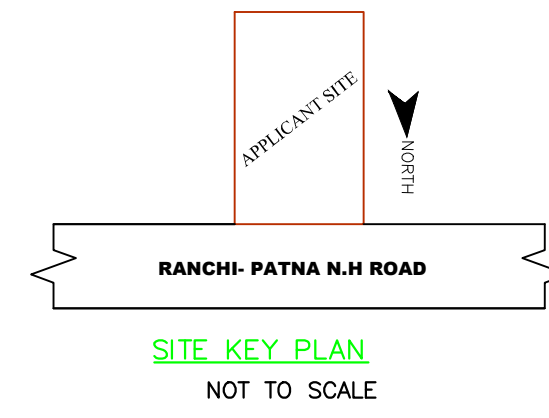
PROPOSED BUILDING PLAN FOR:- SRI. VIRENDRA RANA. S/O - LT.NARAYAN RANA KUMUD .MAUZA-TELAIYA .WARD NO-14.
P.S-TELAIYA. P.S NO- 244. KHATA NO-894.PLOT NO-6766 , 6769. DISTT-KODERMA (JHARAKHAND)

DATE 14-03-2022

SHEET NO. 3

Proposal Basic Information

Proposal File No.	JNPI/RC/003/19/W/14/2022
Owner Name	SRI VIRENDRA RANA
Khata No	894
Plot No	6766, 6769
Village Name	Tilaiya
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment



LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
MD SYEED ALAM ANSARI JNPI/ARC/003/2017			