

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.)	Add Area In FAR (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
1 (AV)	1	196.52	89.50	98.26	8.76	107.02	107.02	01
<b>Grand Total :</b>	<b>1</b>	<b>196.52</b>	<b>89.50</b>	<b>98.26</b>	<b>8.76</b>	<b>107.02</b>	<b>107.02</b>	<b>01</b>

Proposal Basic Information

Proposal File No.	JNP/IBP/0008/W21/2022
Owner Name	GAGAN AMBASTA
Khata No	252
Plot No	5335
Village Name	Gomo
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/0008/W21/2022	Plot/SubPlot No: 5335
Application Type: General Proposal	North: Plot No. - SHIV KUMAR BARNWAL
Project Type: Building Permission	South: Plot No. - DEEPAK KUMAR GUPTA
Nature of Development: New	East: Plot No. - 5327/5334 MURAT RAM PANDAY
Location of Development Area: Old Area	West: Plot No. - 3.65
AREA DETAILS:	
AREA OF PLOT (Minimum)	(A) 156.13 SQ.MT.
Deduction for NetPlot Area	
Surrender Free of Cost	2.43
Total	2.43
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions) 153.70
Deduction for Balance Plot Area(from Gross Plot Area)	
Surrender Free of Cost	2.43
Common Plot	26.21
Total	28.64
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions) 127.49
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions) 153.70
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions) 156.13
COVERAGE CHECK	
Permissible Coverage area ( 70.00 % )	107.59
Proposed Coverage Area ( 63.93 % )	98.26
Total Prop. Coverage Area ( 63.93 % )	98.26
Balance coverage area ( 6.07 % )	9.33
FAR CHECK	
Perm. FAR Area ( 1.20 )	187.36
Total Perm. FAR area	187.36
Residential FAR	98.26
Proposed FAR Area	107.02
Total Proposed FAR Area	107.02
Consumed FAR (Factor)	0.69
Balance FAR Area	80.34
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	196.52
ARCHITECT (Regd)	AVINASH KUMAR PASWAN
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	GAGAN AMBASTA
DEVELOPMENT AUTHORITY	LOCAL BODY

SITE PLAN

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

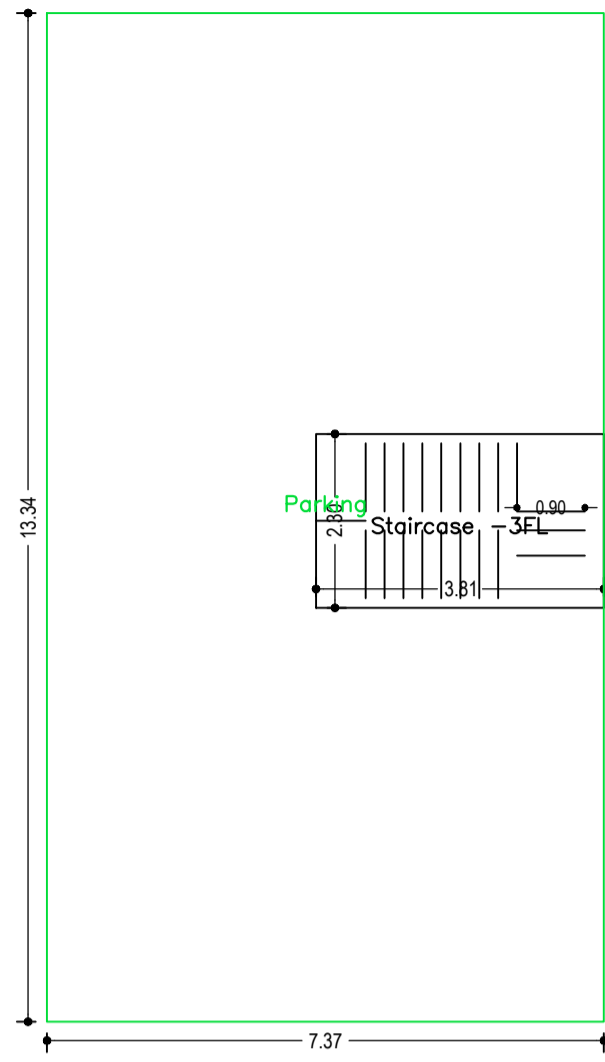
Floor Name	Building Name		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Ground Floor	98.26	8.76	98.26	8.76
First Floor	98.26	98.26	98.26	98.26
Terrace Floor	0.00	0.00	0.00	0.00
<b>Total :</b>	<b>196.52</b>	<b>107.02</b>	<b>196.52</b>	<b>107.02</b>

Building USE/SUBUSE Details

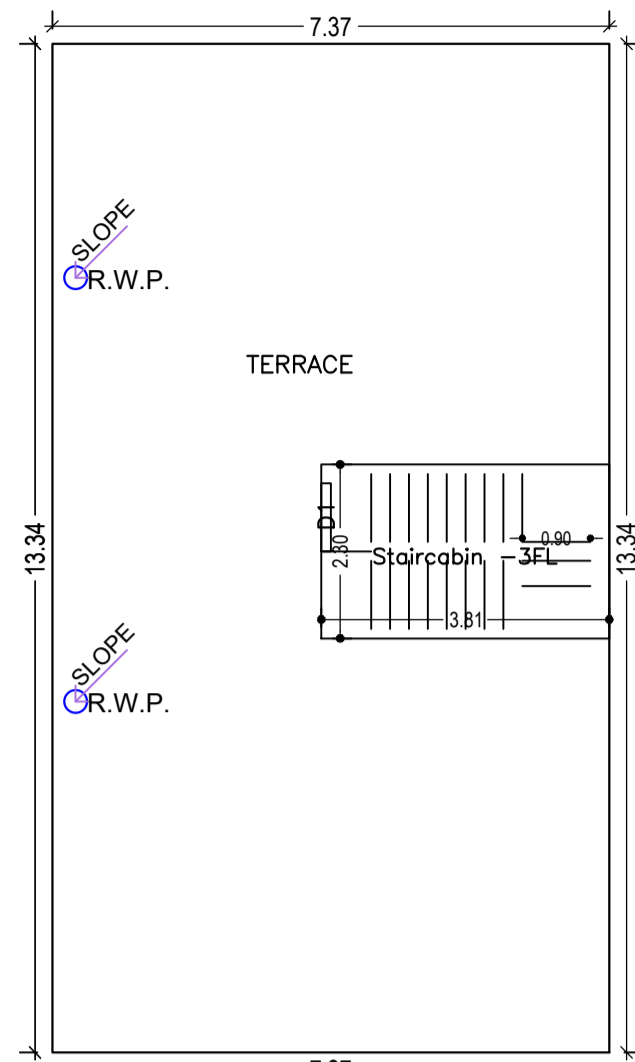
Building Name	Building Use	Building SubUse	Building Structure
1 (AV)	Residential	Bungalow/ Dwelling / Non Apartment	Non-Highrise

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
AVINASH KUMAR PASWAN JNP/ENG/0001/2020			

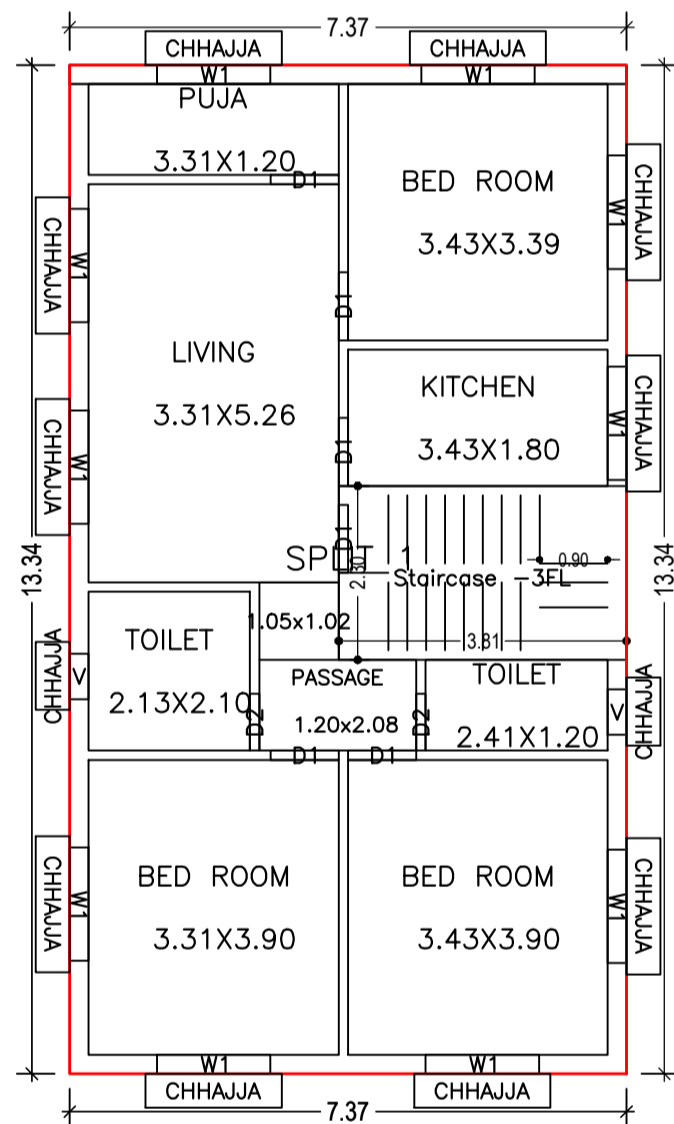
Proposal Basic Information	
Proposal File No.	JNP/EP/0008/W21/2022
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Khata No	252
Plot No	5335
Village Name	Gomo
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment



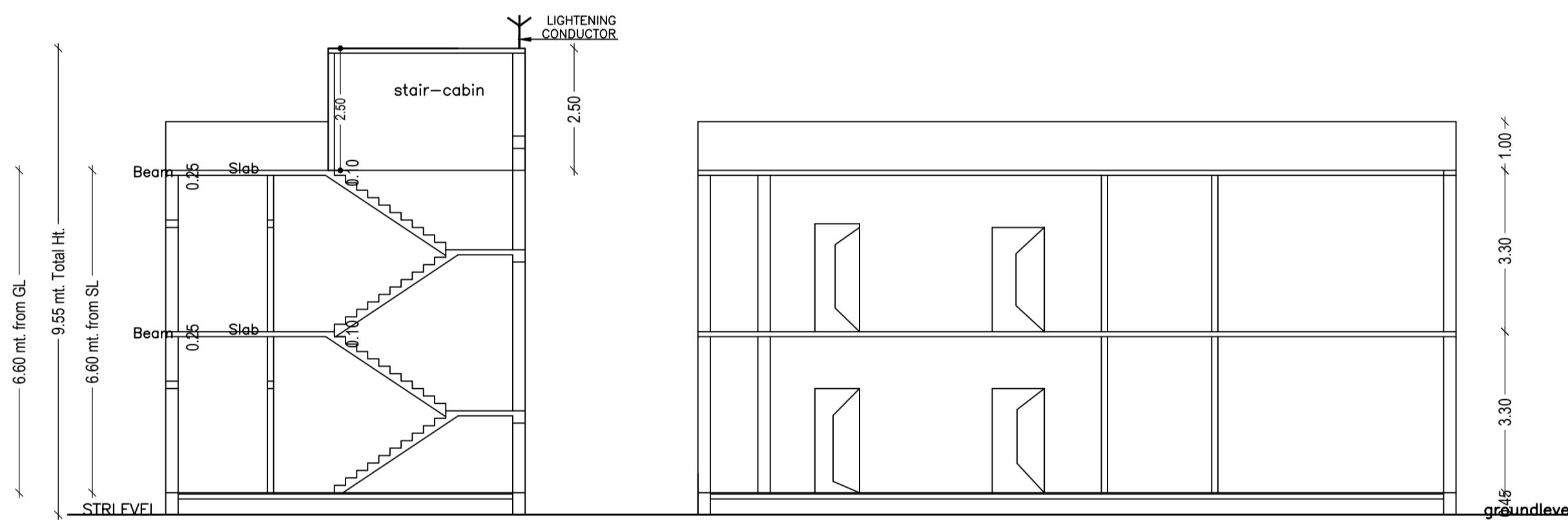
GROUND FLOOR PLAN  
(SCALE 1:100)



TERRACE FLOOR PLAN  
(SCALE 1:100)

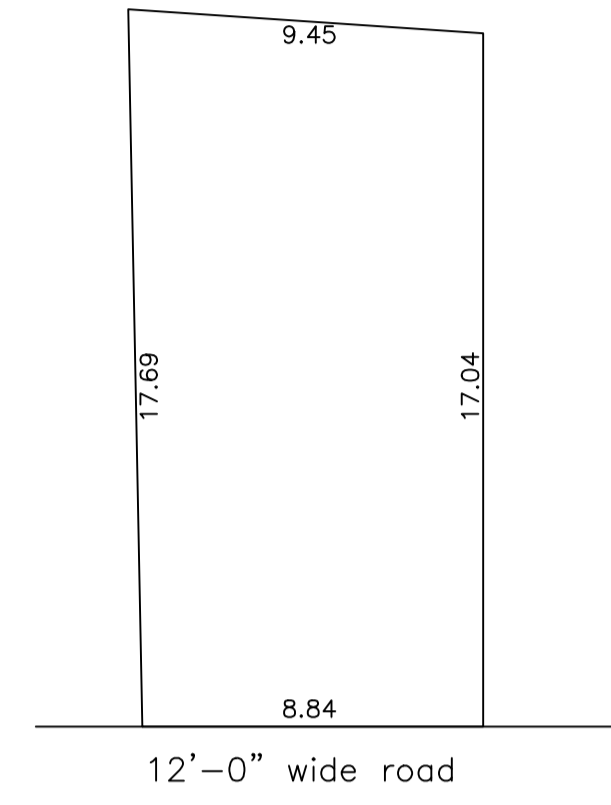


FIRST FLOOR PLAN  
(Proposed)  
(SCALE 1:100)

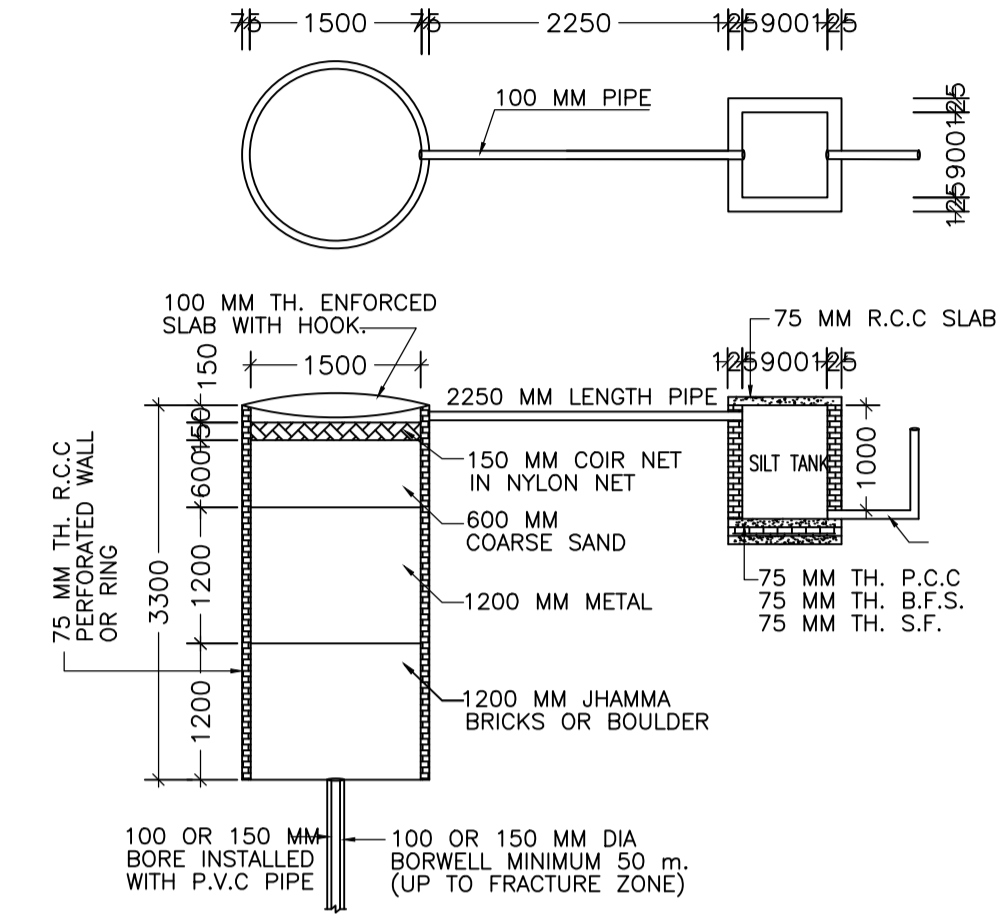


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SCALE : (1:100)

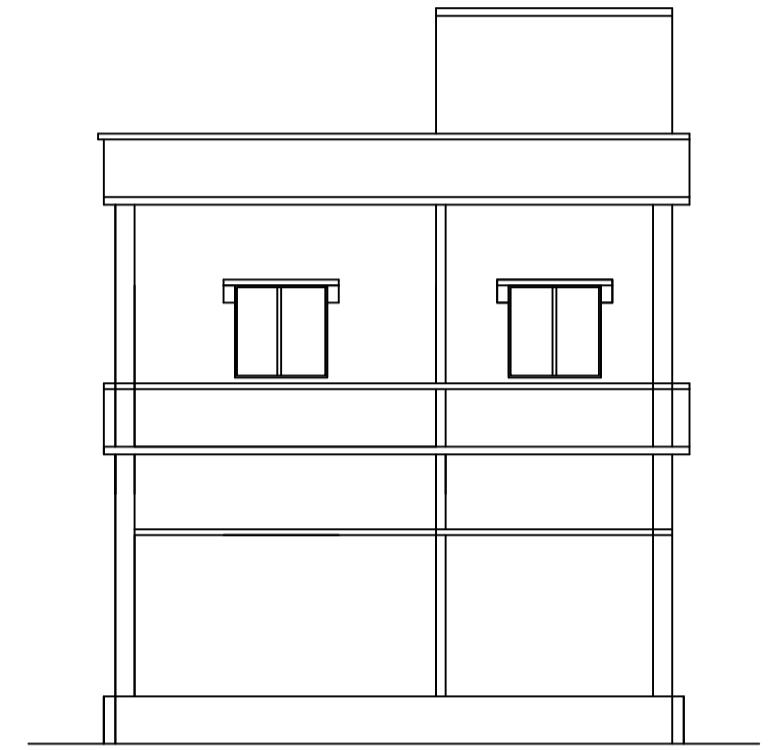
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SCALE : (1:100)



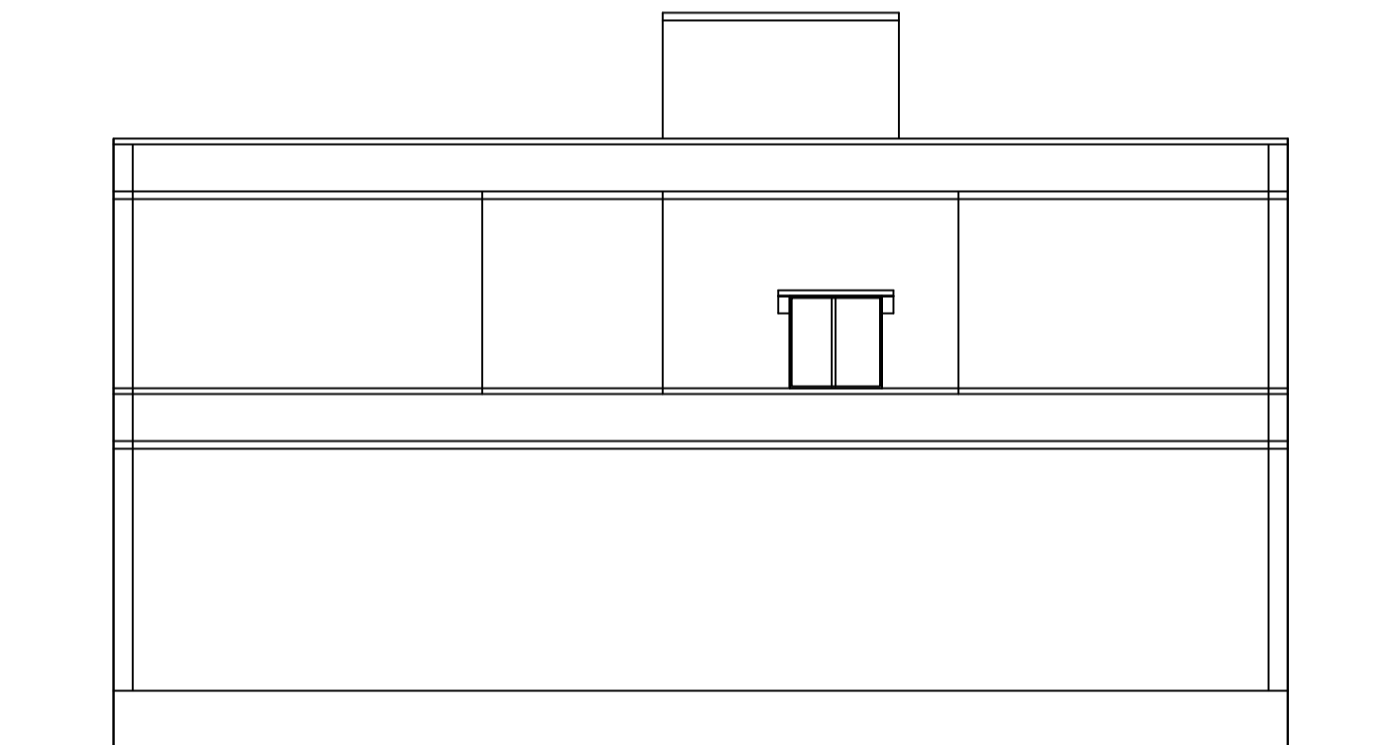
KEY - PLAN  
SCALE : (N.T.S)



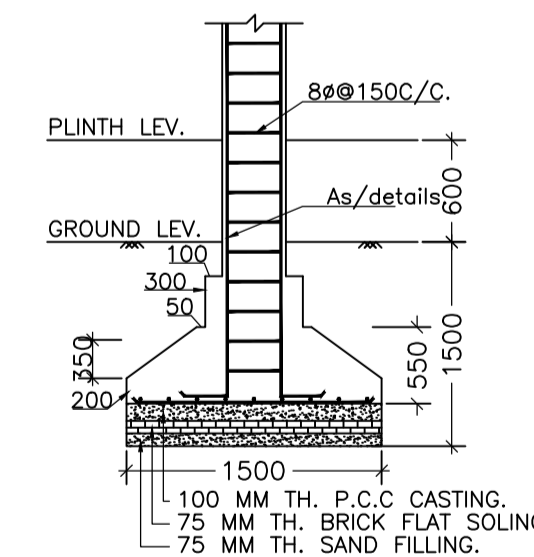
DETAIL OF GROUND WATER  
RECHARGING PIT WITH SILT TANK



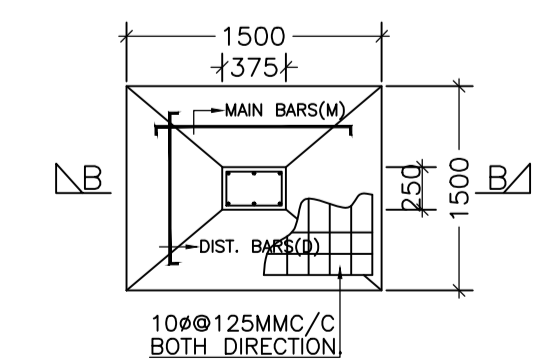
FRONT ELEVATION.  
SCALE : (1:100)



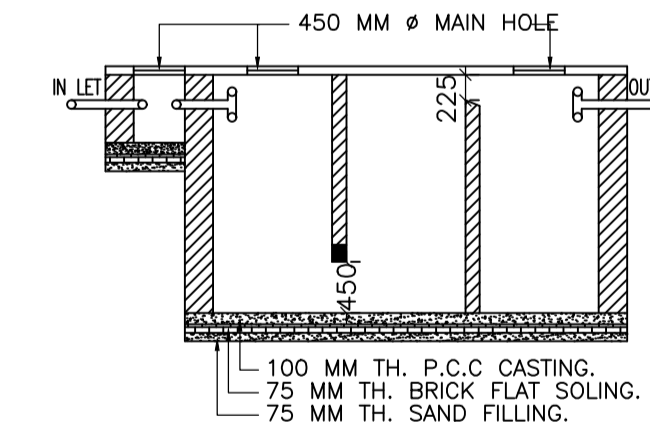
LEFT SIDE ELEVATION  
SCALE : (1:100)



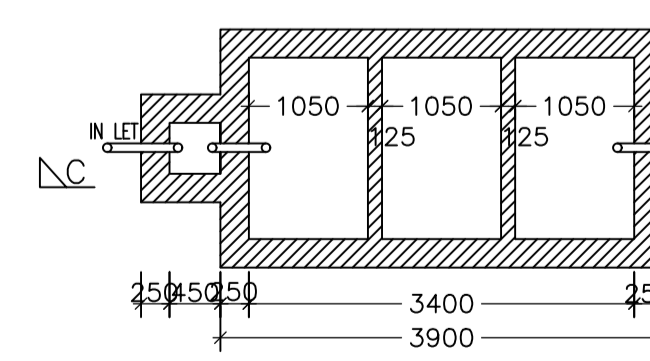
SECTION:-(B-B)



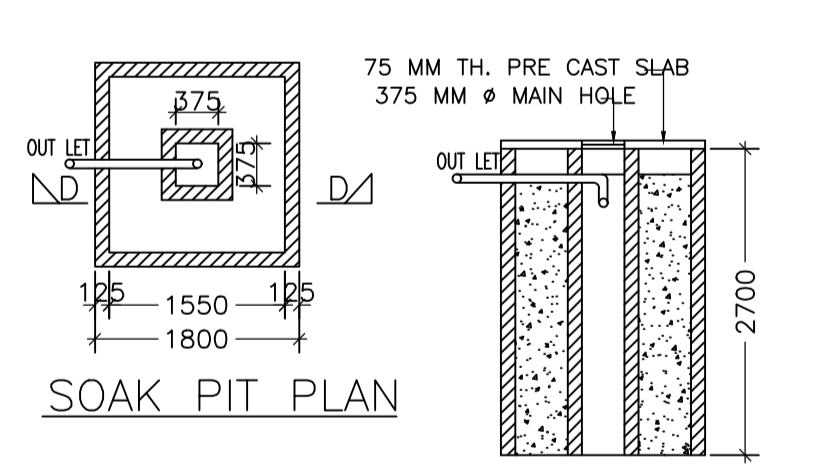
FOUNDATION PLAN  
OF CLOUMN



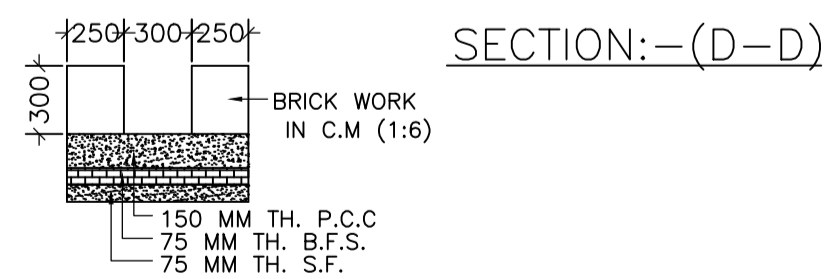
SECTION:-(C-C)



SECTION OF DRAIN



SOAK PIT PLAN



SECTION:-(D-D)

Building :1 (AV)

Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)		Proposed FAR Area (Sq.mt.)	Add Area In FAR (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Trmt (No.)
		Parking	Resi.					
Ground Floor	98.26	89.50	0.00	8.76	8.76	8.76	8.76	00
First Floor	98.26	0.00	98.26	0.00	98.26	98.26	98.26	01
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	196.52	89.50	98.26	8.76	107.02	107.02	107.02	01
Total Number of Same Buildings	1							
Total :	196.52	89.50	98.26	8.76	107.02	107.02	107.02	01

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
1 (AV)	D2	0.75	2.10	02
1 (AV)	D1	0.90	2.10	06

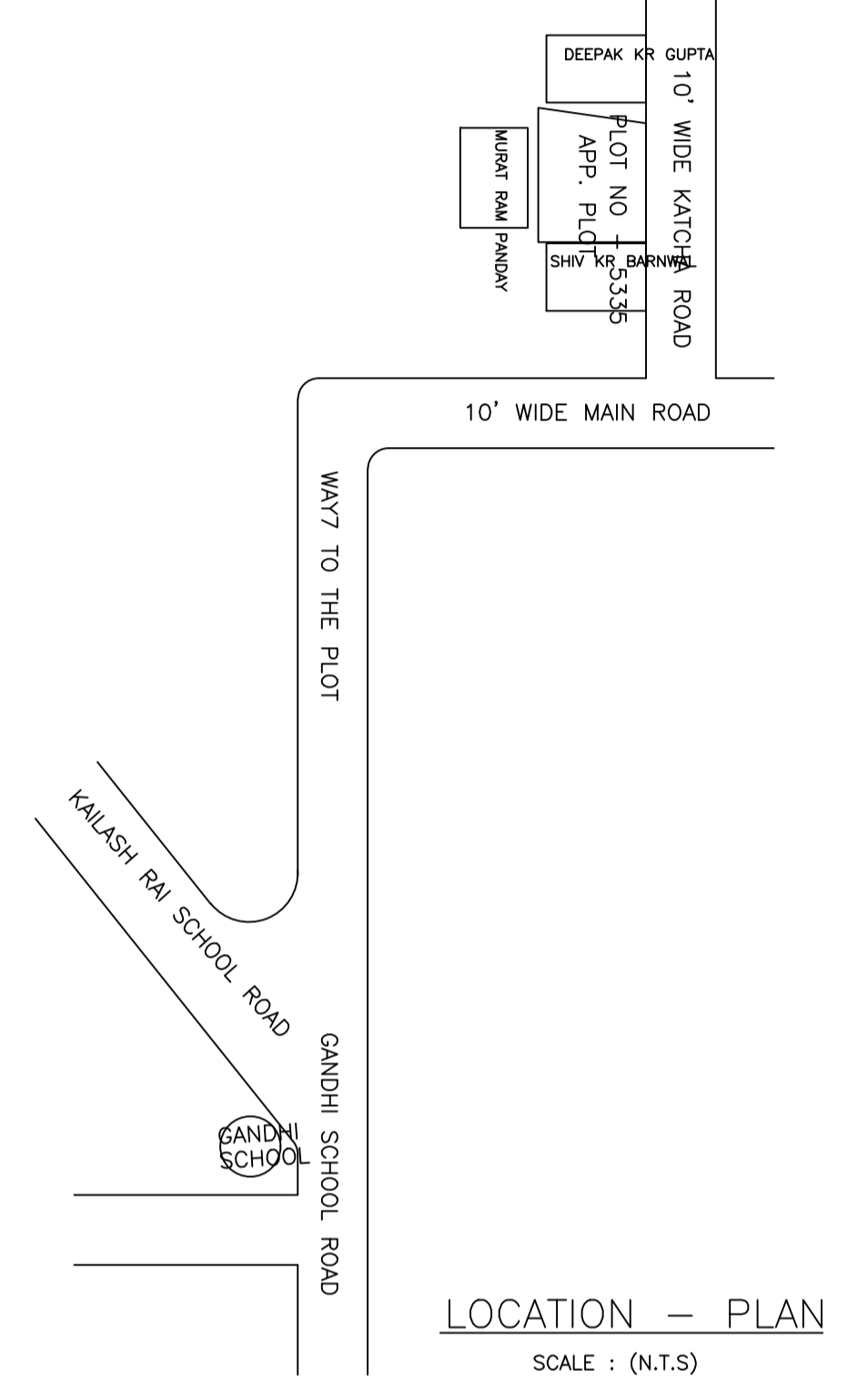
SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
1 (AV)	V	0.60	1.20	02
1 (AV)	W1	1.50	1.20	10

UnitBUA Table for Building :1 (AV)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
FIRST FLOOR PLAN	SPLIT 1	FLAT	98.26	96.42	9	1
Total:	-	-	98.26	96.42	9	1

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