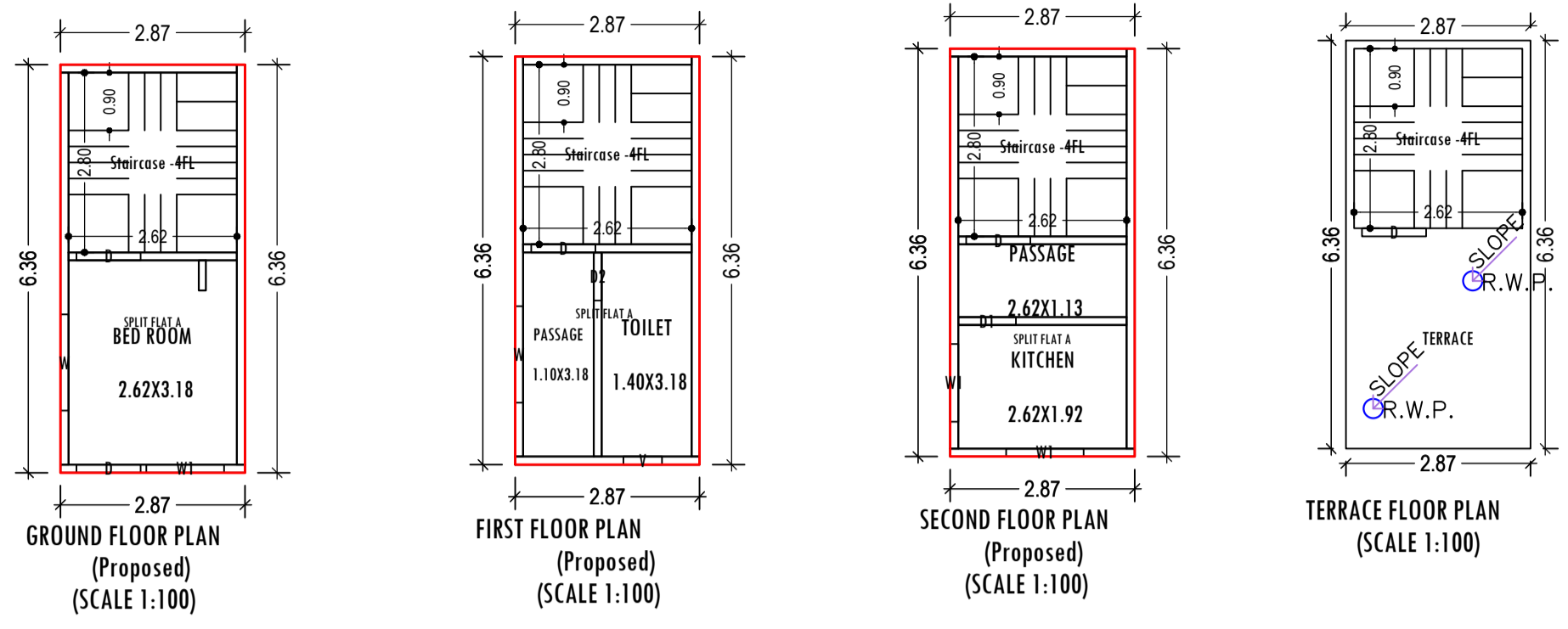
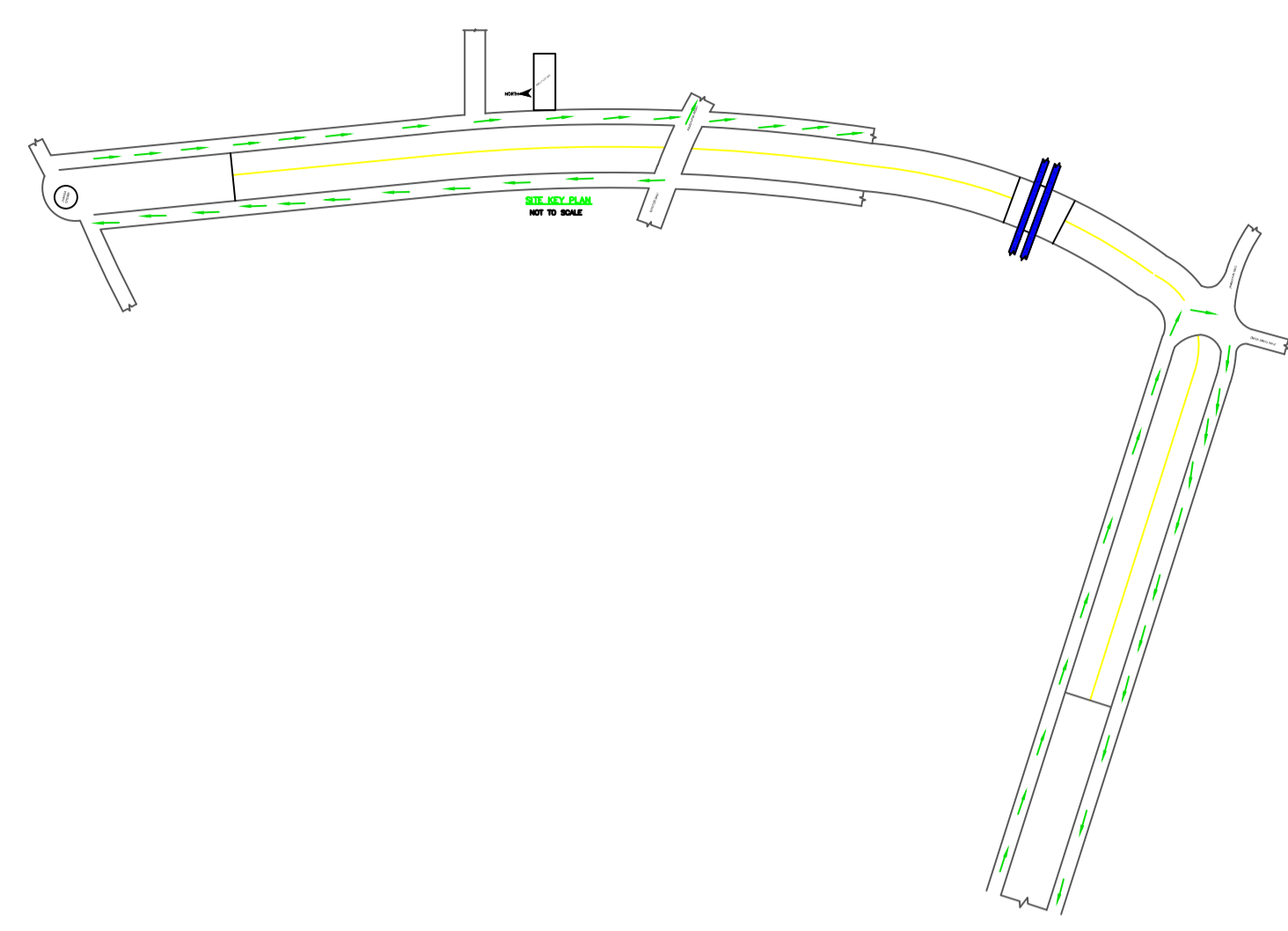


**SITE PLAN**  
SCALE :- 1=100



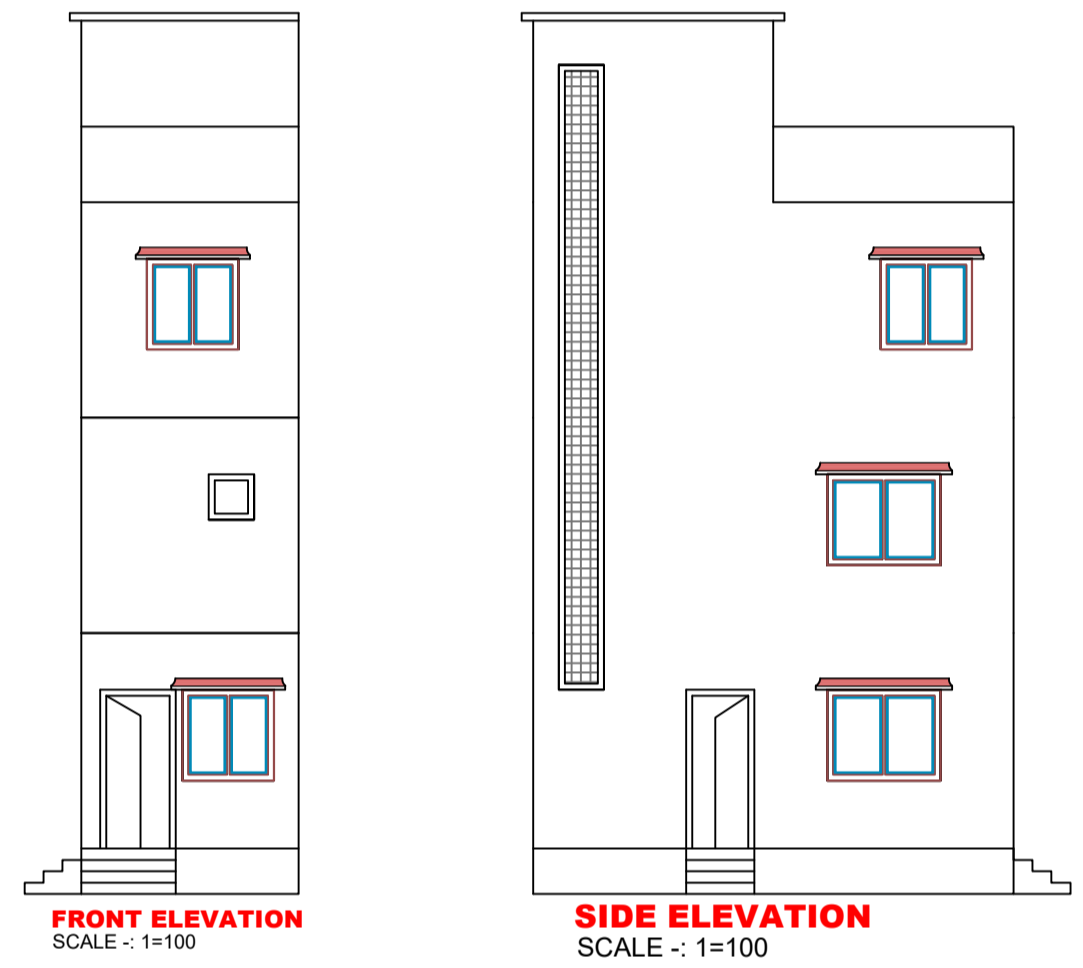
**GROUND FLOOR PLAN (Proposed) (SCALE 1:100)**  
**FIRST FLOOR PLAN (Proposed) (SCALE 1:100)**  
**SECOND FLOOR PLAN (Proposed) (SCALE 1:100)**  
**TERRACE FLOOR PLAN (SCALE 1:100)**



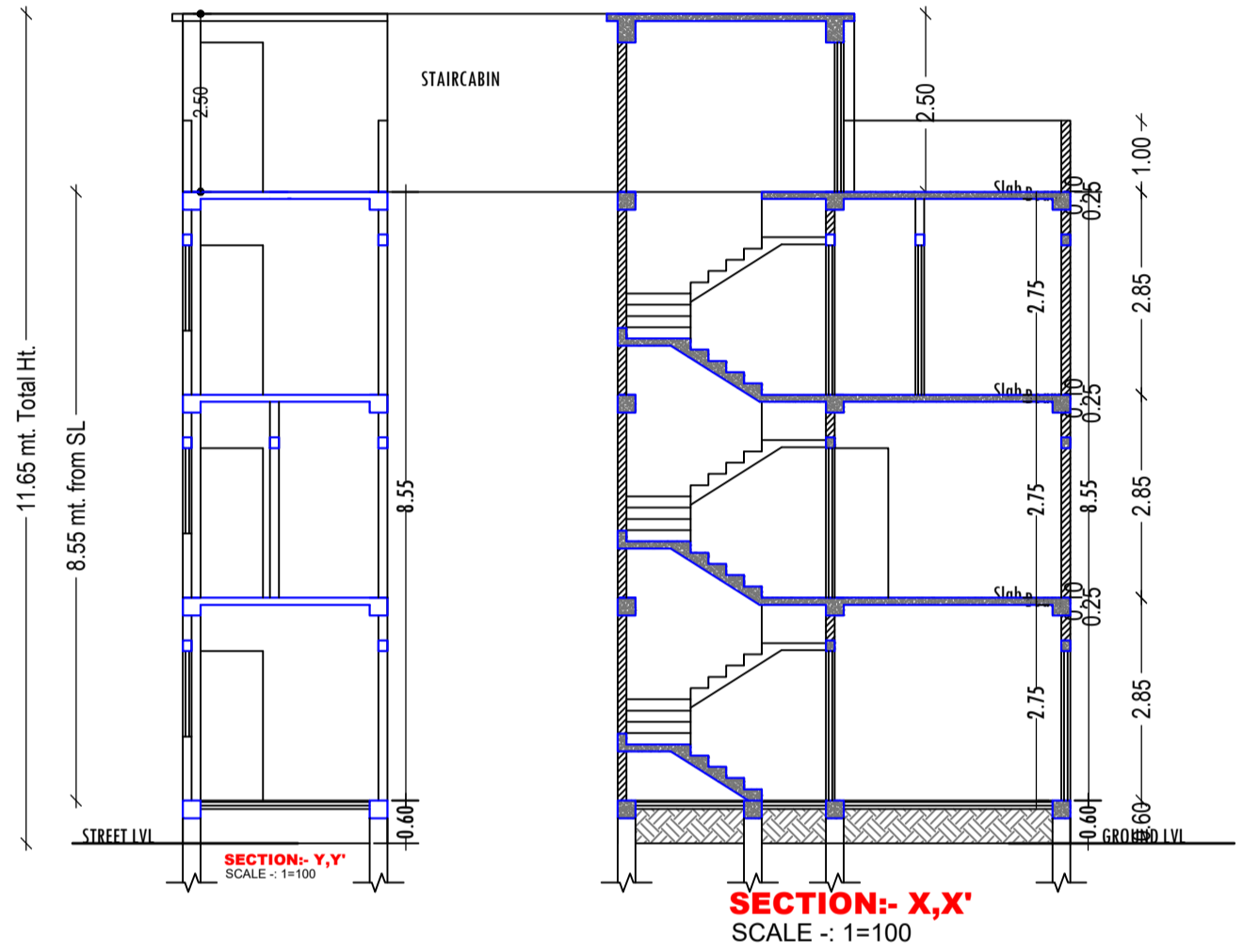
Proposal Basic Information

Proposal File No.	JNP/IBP/0064/W/10/2022
Owner Name	1. SRI SANTOSH KUMAR SONI 2. SRI DEEPAK KUMAR SONI 3. SRI PANKAJ KUMAR SONI
Khata No	154(OLD),138(NEW)
Plot No	3454(OLD),7463(NEW)
Village Name	Tilaiya
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

AREA STATEMENT	VERSION NO.: 1.0.65
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	PlotNearby/ReligiousStructure: NA
Inward No: JNP/IBP/0064/W/10/2022	Plot/SubPlot No: 3454(OLD),7463(NEW)
Application Type: General Proposal	North Road Width - LAND OF SMT PUSPA DEVI
Project Type: Building Permission	South Plot No. - LAND OF SMT SUSHMA DEVI
Nature of Development: New	East Plot No. - HOUSE OF MANOHAR PRASAD& GOURI SHANKAR PD
Location of Development Area: Old Area	West: Road Width - 15.20M WIDE RANCHI PATNA ROAD
AREA DETAILS:	
AREA OF PLOT (Minimum)	(A) 33.55
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions) 33.55
Deduction for Balance Plot Area(from Gross Plot Area)	
Common Plot	4.39
Total	4.39
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions) 29.16
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions) 33.55
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions) 33.55
COVERAGE CHECK	
Permissible Coverage area ( 70.00 % )	23.48
Proposed Coverage Area ( 54.46 % )	18.27
Total Prop. Coverage Area ( 54.46 % )	18.27
Balance coverage area ( 15.53 % )	5.21
FAR CHECK	
Perm. FAR Area ( 2.000 )	67.10
Total Perm. FAR area	67.10
Residential FAR	54.81
Proposed FAR Area	54.81
Total Proposed FAR Area	54.81
Consumed FAR (Factor)	1.63
Balance FAR Area	12.29
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	54.81
ARCHITECT (Regd)	MD SYEED ALAM ANSARI
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	1. SRI SANTOSH KUMAR SONI 2. SRI DEEPAK KUMAR SONI 3. SRI PANKAJ KUMAR SONI
DEVELOPMENT AUTHORITY LOCAL BODY	



**FRONT ELEVATION** SCALE :- 1=100  
**SIDE ELEVATION** SCALE :- 1=100



**SECTION- X,X'** SCALE :- 1=100

UnitBUA Table for Building :AAA (SANTOSH KUMAR SONI DEEPAK KUMAR SONI PANKAJ KUMAR SONI)

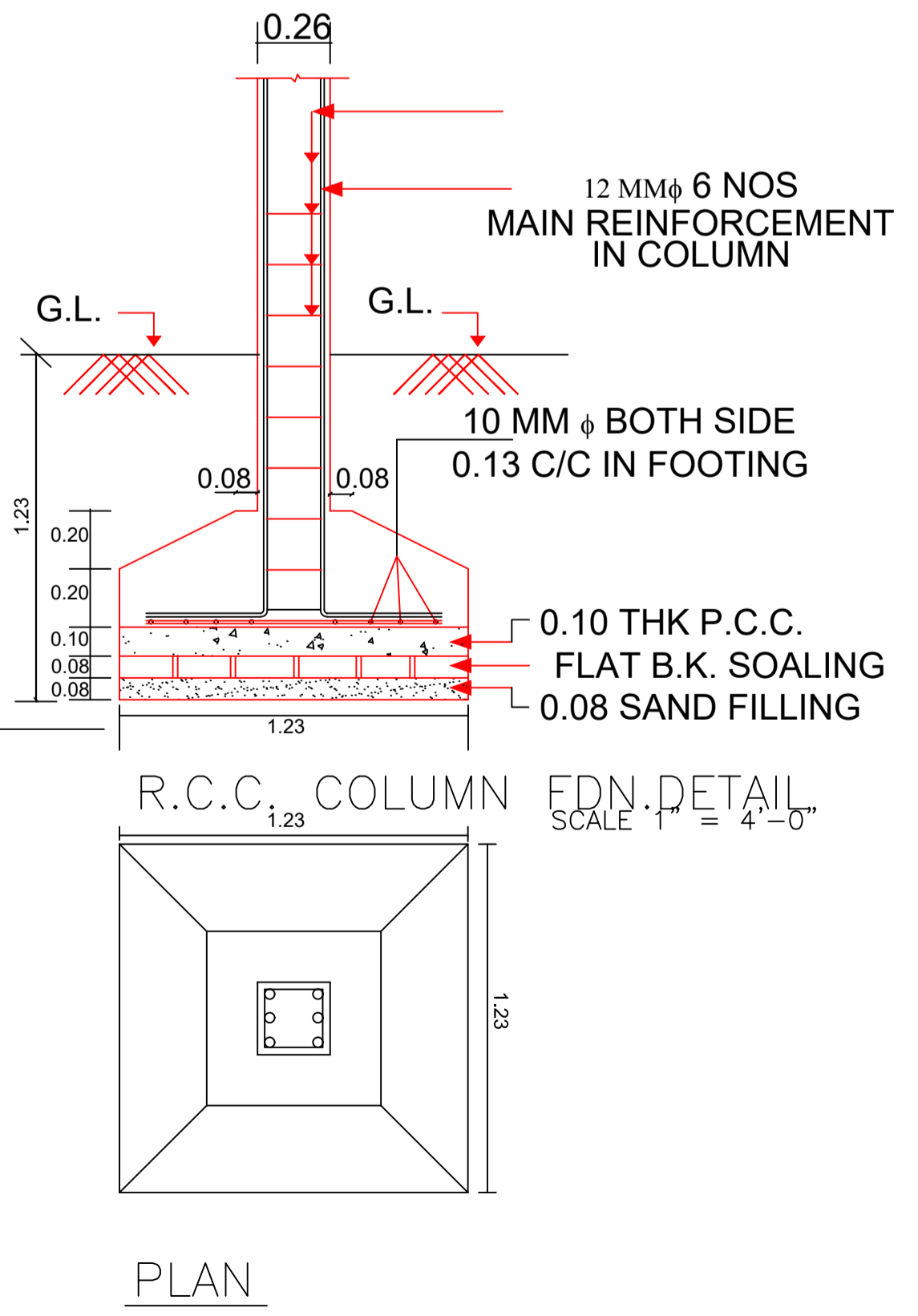
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT FLAT A	FLAT	25.05	24.27	1	1
FIRST FLOOR PLAN	SPLIT FLAT A	FLAT	0.00	0.00	2	0
SECOND FLOOR PLAN	SPLIT FLAT A	FLAT	0.00	0.00	2	0
Total:	-	-	25.05	24.27	5	1

SCHEDULE OF DOOR:

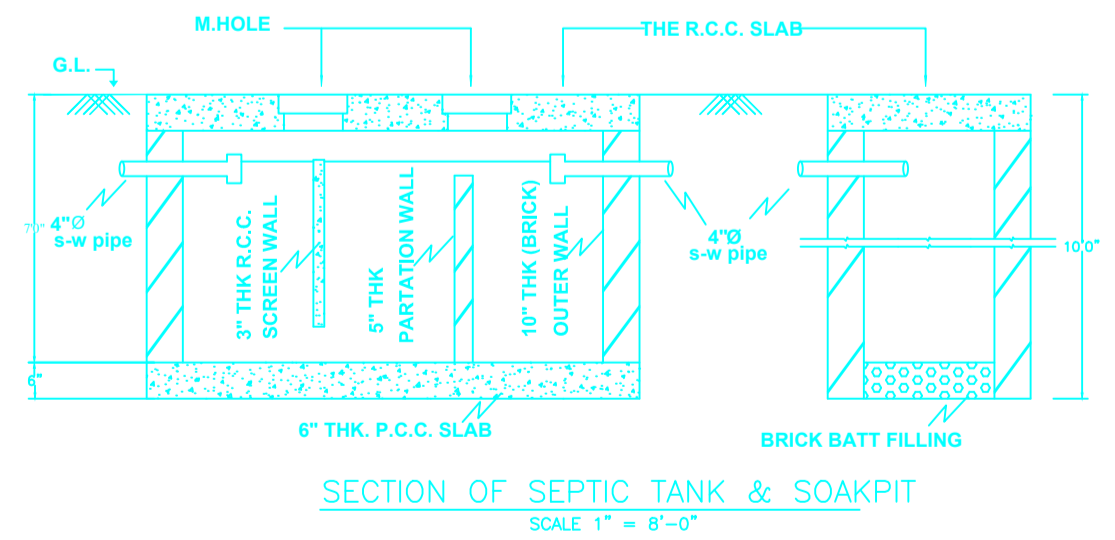
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
AAA (SANTOSH KUMAR SONI DEEPAK KUMAR SONI PANKAJ KUMAR SONI)	D2	0.75	2.13	01
AAA (SANTOSH KUMAR SONI DEEPAK KUMAR SONI PANKAJ KUMAR SONI)	D1	0.90	2.10	01
AAA (SANTOSH KUMAR SONI DEEPAK KUMAR SONI PANKAJ KUMAR SONI)	D	1.00	2.13	04

SCHEDULE OF WINDOW/VENTILATION:

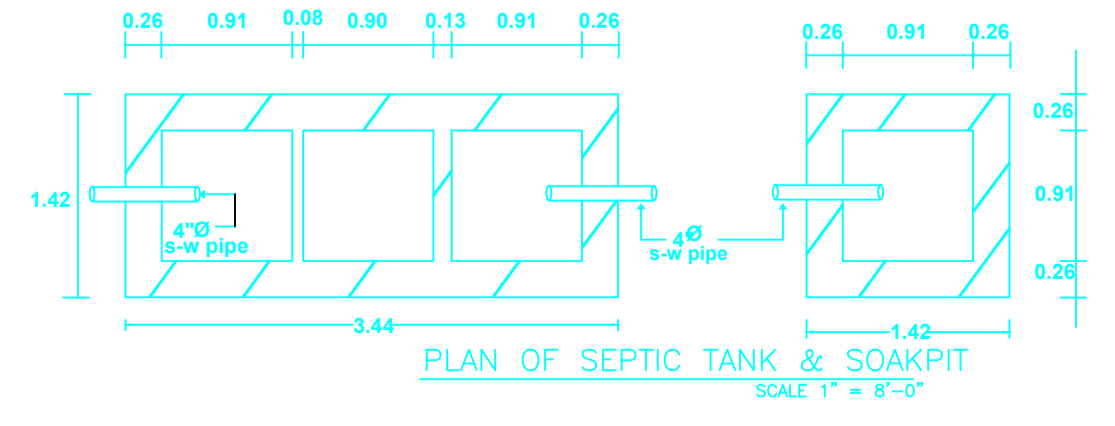
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
AAA (SANTOSH KUMAR SONI DEEPAK KUMAR SONI PANKAJ KUMAR SONI)	V	0.60	0.60	01
AAA (SANTOSH KUMAR SONI DEEPAK KUMAR SONI PANKAJ KUMAR SONI)	W1	1.21	1.20	03
AAA (SANTOSH KUMAR SONI DEEPAK KUMAR SONI PANKAJ KUMAR SONI)	W	1.50	1.20	02



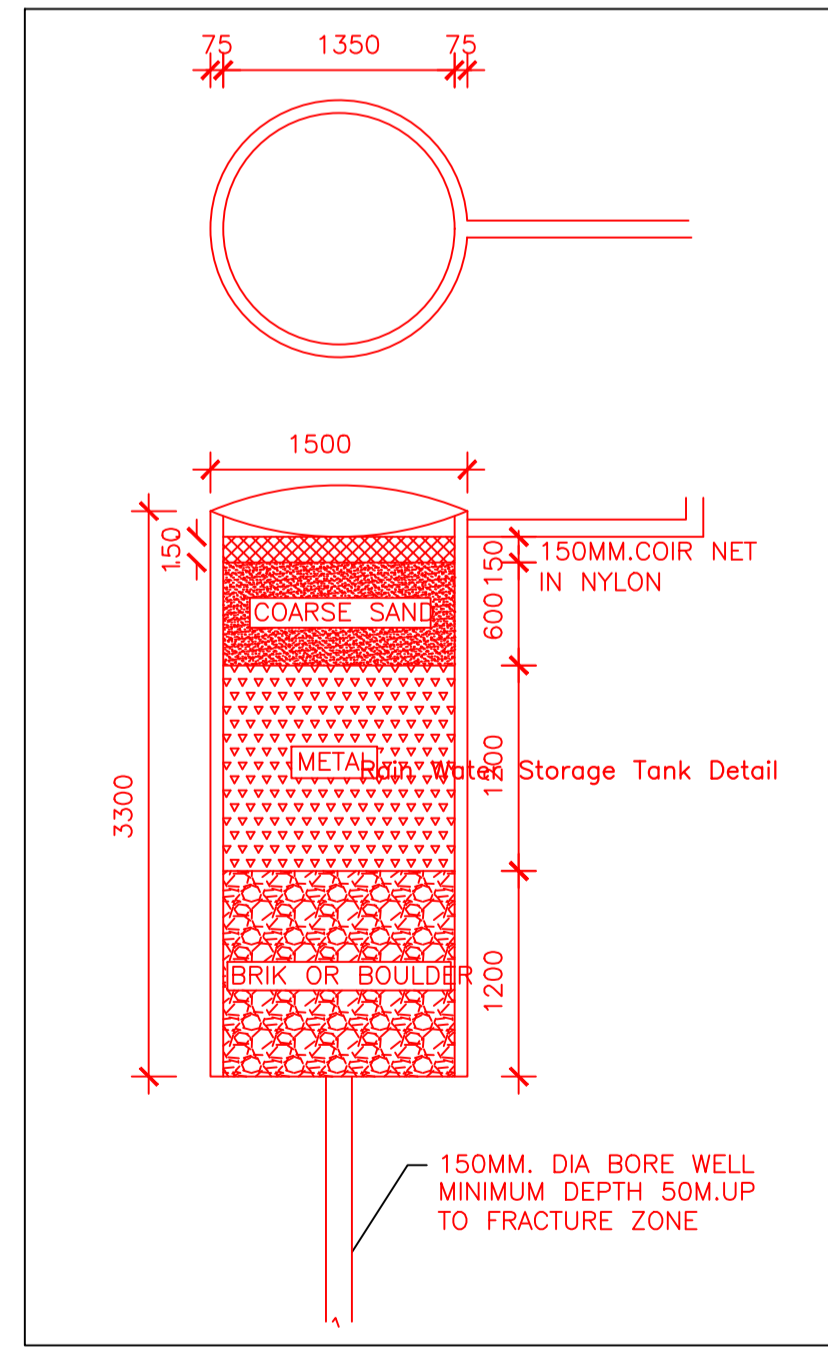
**R.C.C. COLUMN FDN. DETAIL** SCALE 1" = 4'-0"



**SECTION OF SEPTIC TANK & SOAKPIT** SCALE 1" = 8'-0"



**PLAN OF SEPTIC TANK & SOAKPIT** SCALE 1" = 8'-0"



**Storage Tank Detail**

Building :AAA (SANTOSH KUMAR SONI DEEPAK KUMAR SONI PANKAJ KUMAR SONI)

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	18.27	18.27	18.27	18.27	01
First Floor	18.27	18.27	18.27	18.27	00
Second Floor	18.27	18.27	18.27	18.27	00
Terrace Floor	0.00	0.00	0.00	0.00	00
Total :	54.81	54.81	54.81	54.81	01
Total Number of Same Buildings :	1				
Total :	54.81	54.81	54.81	54.81	01

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	18.27	18.27	18.27	18.27
First Floor	18.27	18.27	18.27	18.27
Second Floor	18.27	18.27	18.27	18.27
Terrace Floor	0.00	0.00	0.00	0.00
Total :	54.81	54.81	54.81	54.81

FAR & Tenement Details (Table 4c-1)

Building	No. of Same Bldg	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.)
AAA (SANTOSH KUMAR SONI DEEPAK KUMAR SONI PANKAJ KUMAR SONI)	1	54.81	54.81	54.81	54.81	01
Grand Total :	1	54.81	54.81	54.81	54.81	01

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
AAA (SANTOSH KUMAR SONI DEEPAK KUMAR SONI PANKAJ KUMAR SONI)	Residential	Bungalow/ Dwelling / Non Apartment	Non-Highrise

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)	Blue

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