

**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.)	Trmt (No.)
AA (MANJU SOGANI)	1	174.09	174.09	174.09	174.09	01
<b>Grand Total :</b>	<b>1</b>	<b>174.09</b>	<b>174.09</b>	<b>174.09</b>	<b>174.09</b>	<b>01</b>

**Proposal Basic Information**

Proposal File No.	JNP/IBP/0108/W15/2022
Owner Name	MANJU SOGANI
Khata No	164
Plot No	5566
Village Name	Tilaiya
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

AREA STATEMENT	VERSION NO. : 1.0.64
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/0108/W15/2022	Plot/SubPlot No: 5566
Application Type: General Proposal	North: Road Width - 7.62M WIDE ROAD
Project Type: Building Permission	South: Plot No. - LAND OF SRI PYRAMULL PUJABI
Nature of Development: New	East: Plot No. - LAND OF SRI PYRAMULL PUJABI
Location of Development Area: Old Area	West: Plot No. - LAND OF SMT ANITA JAIN
AREA DETAILS:	
AREA OF PLOT (Minimum)	(A) 143.25
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions) 143.25
Deduction for Balance Plot Area(from Gross Plot Area)	
Common Plot	14.21
Total	14.21
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions) 129.04
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions) 143.25
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions) 143.25
COVERAGE CHECK	
Permissible Coverage area ( 70.00 % )	100.28
Proposed Coverage Area ( 40.51 % )	58.03
Total Prop. Coverage Area ( 40.51 % )	58.03
Balance coverage area ( 29.49 % )	42.25
FAR CHECK	
Perm. FAR Area ( 2.00 )	286.50
Incentive FAR Area ( 2.000 )	286.50
Perm. FAR Area ( 4.000 )	573.00
Total Perm. FAR area	573.00
Residential FAR	174.10
Proposed FAR Area	174.10
Total Proposed FAR Area	174.10
Consumed FAR (Factor)	1.22
Balance FAR Area	398.90
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	174.09
ARCHITECT (Regd)	MD SHOAB ALAM
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	MANJU SOGANI
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**

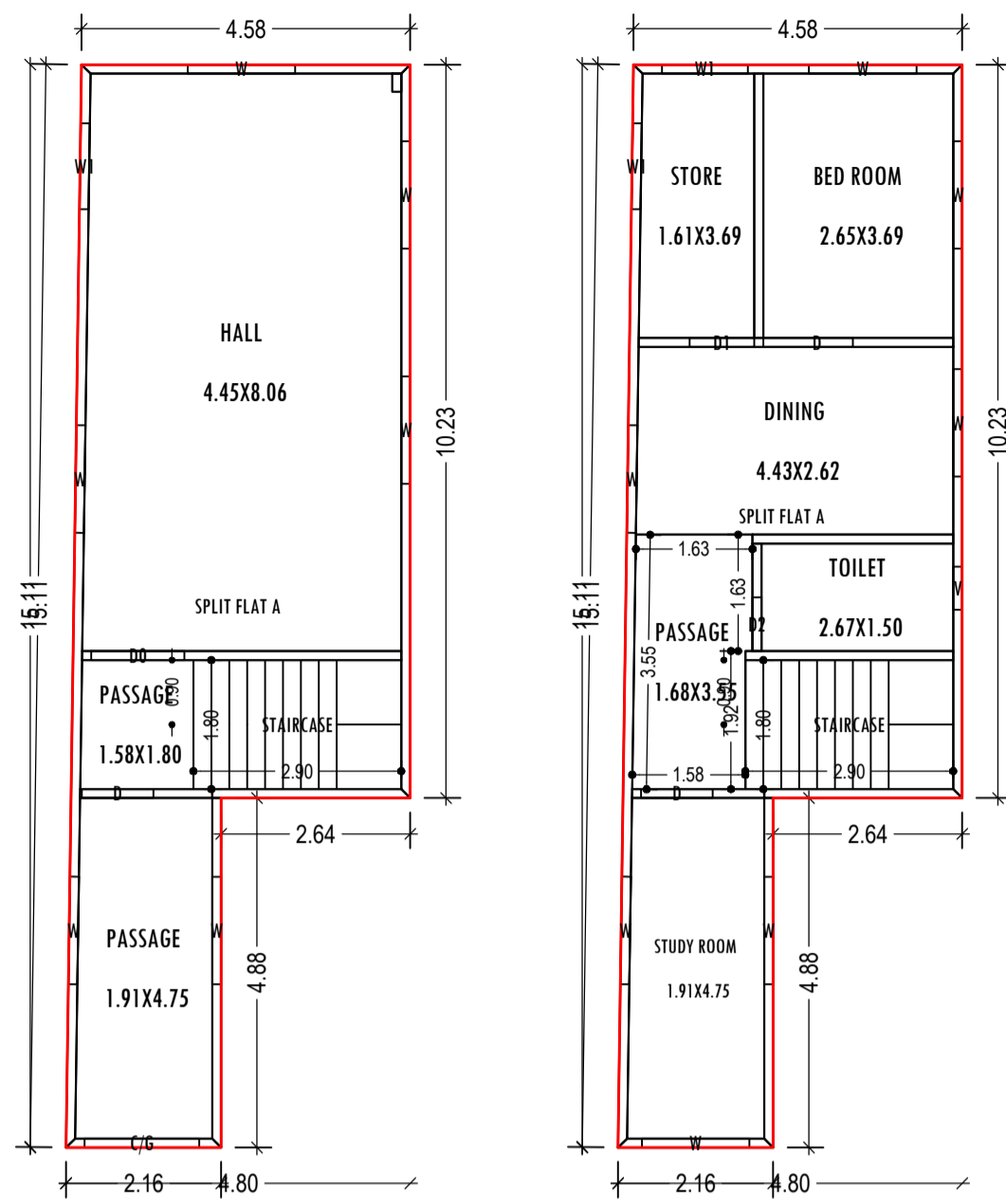
Floor Name	Building Name		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Ground Floor	58.03	58.03	58.03	58.03
First Floor	58.03	58.03	58.03	58.03
Second Floor	58.03	58.03	58.03	58.03
Terrace Floor	0.00	0.00	0.00	0.00
<b>Total :</b>	<b>174.09</b>	<b>174.09</b>	<b>174.09</b>	<b>174.09</b>

**Building USE/SUBUSE Details**

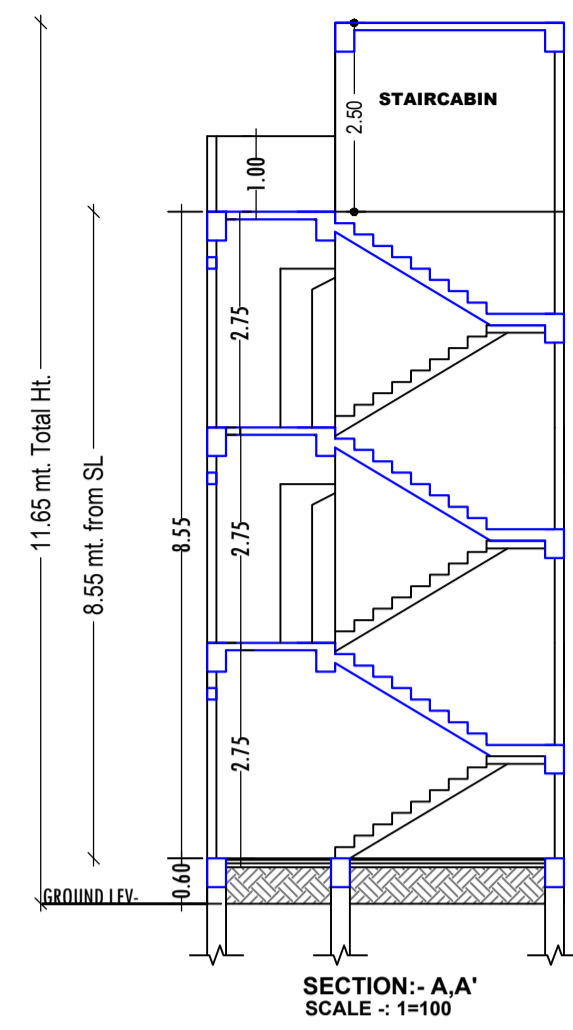
Building Name	Building Use	Building SubUse	Building Structure
AA (MANJU SOGANI)	Residential	Bungalow/ Dwelling / Non Apartment	Non-Highrise

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
MD SHOAB ALAM JNP/ENG/0001/2017			

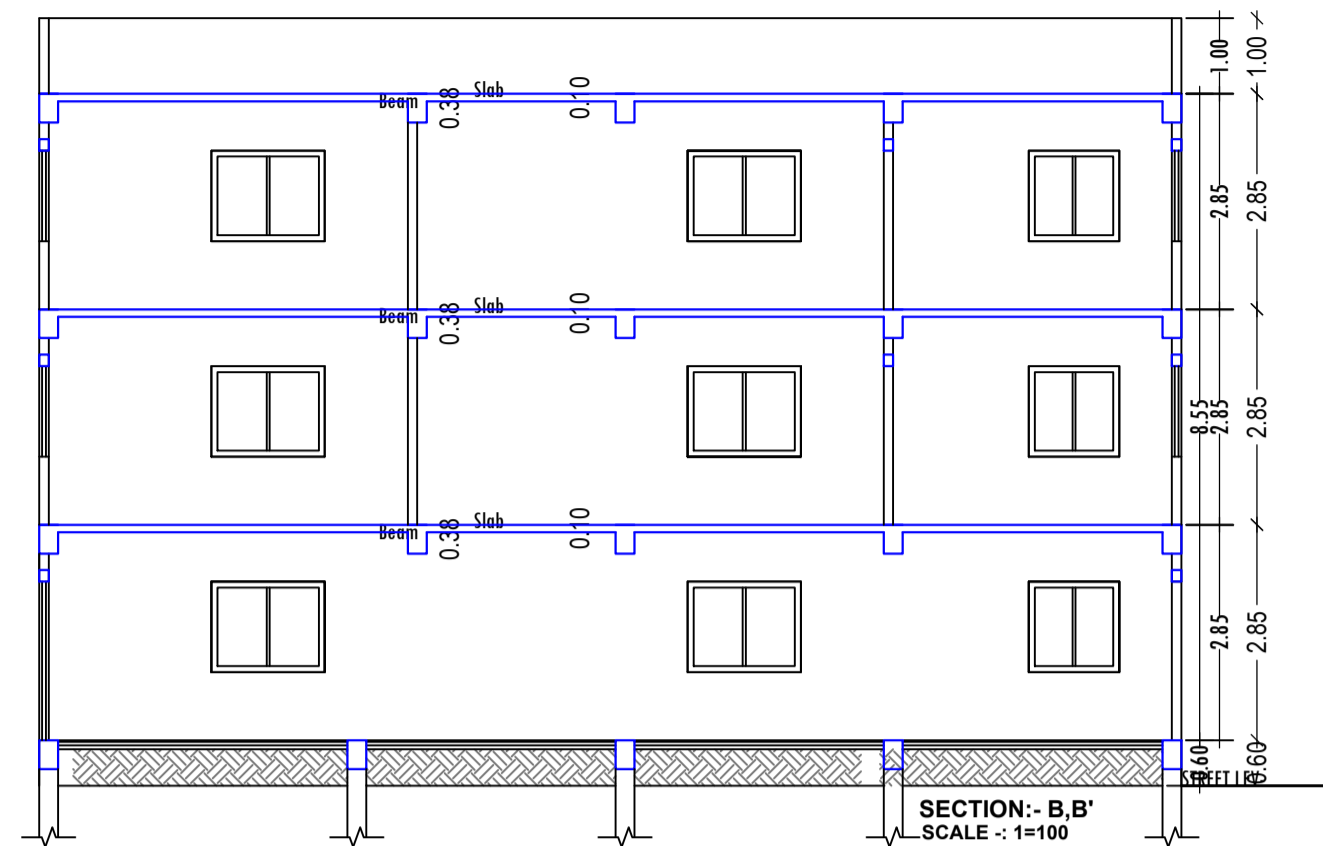
Proposal Basic Information	
Proposal File No.	JNP/IBP/0108/W15/2022
Owner Name	MANJU SOGANI
Khata No	164
Plot No	5566
Village Name	Tilaiya
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment



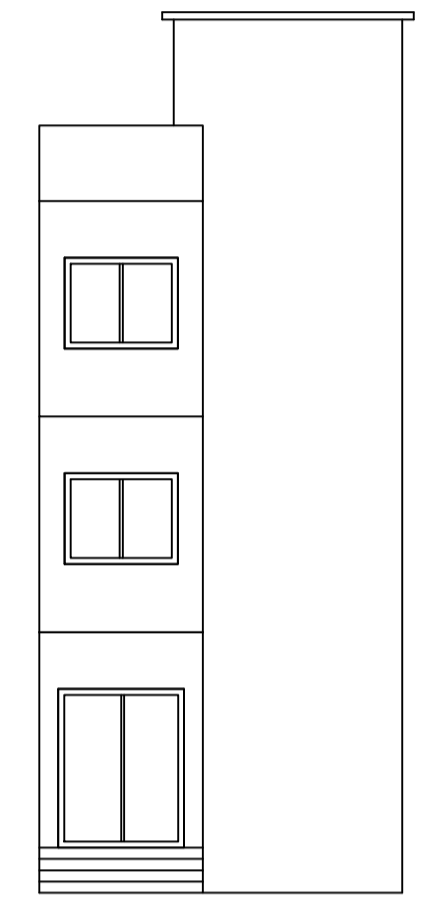
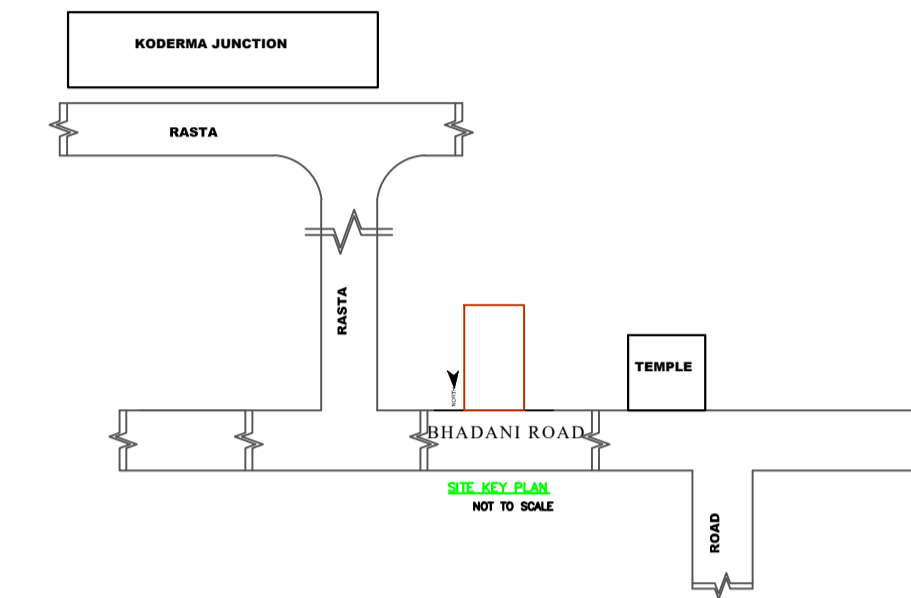
GROUND FLOOR PLAN (Proposed) (SCALE 1:100)



SECTION:- A,A' SCALE :- 1=100

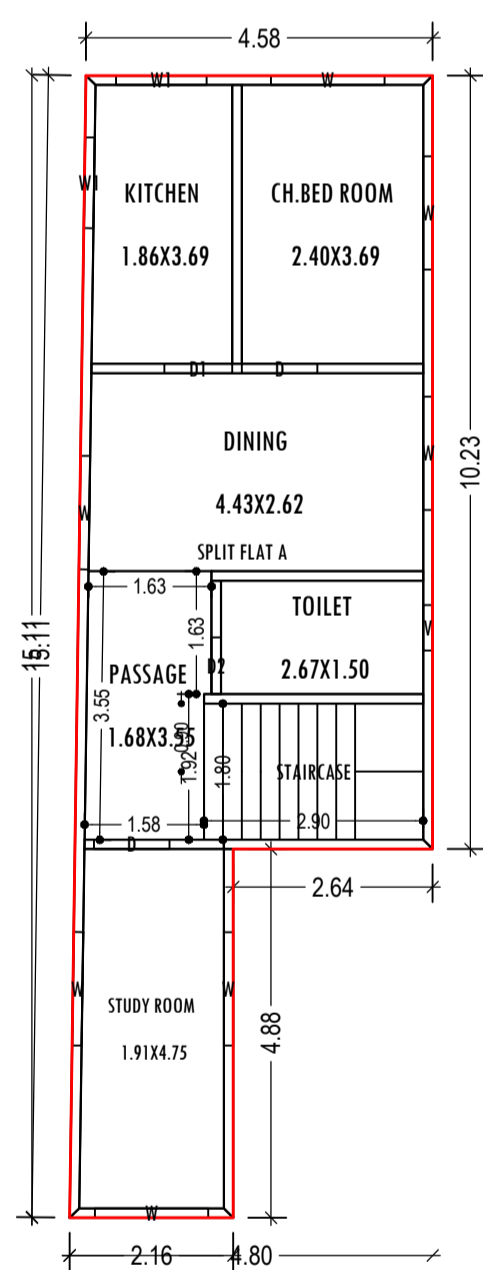
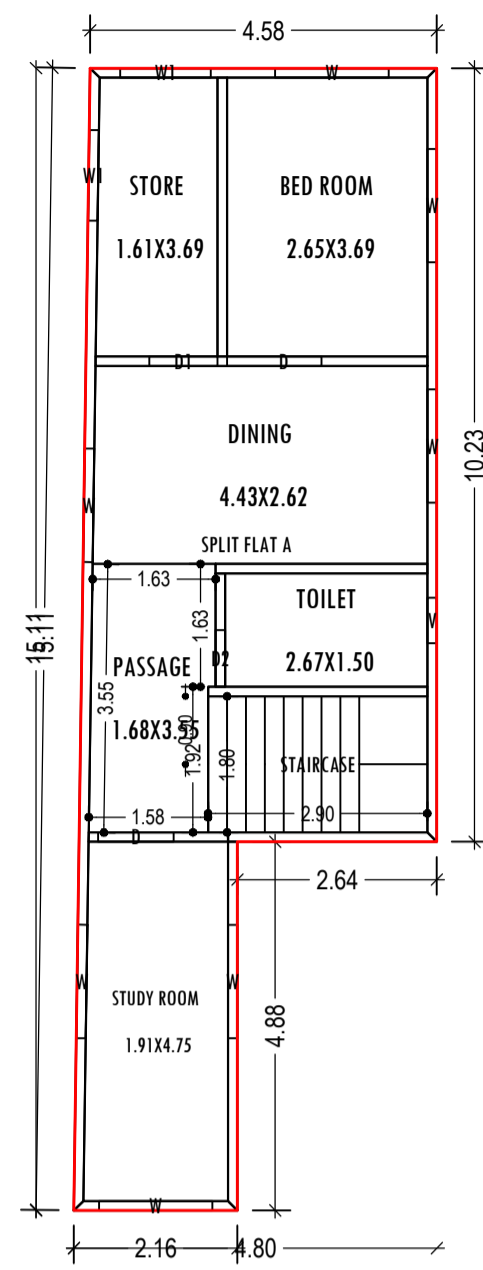


SECTION:- B,B' SCALE :- 1=100

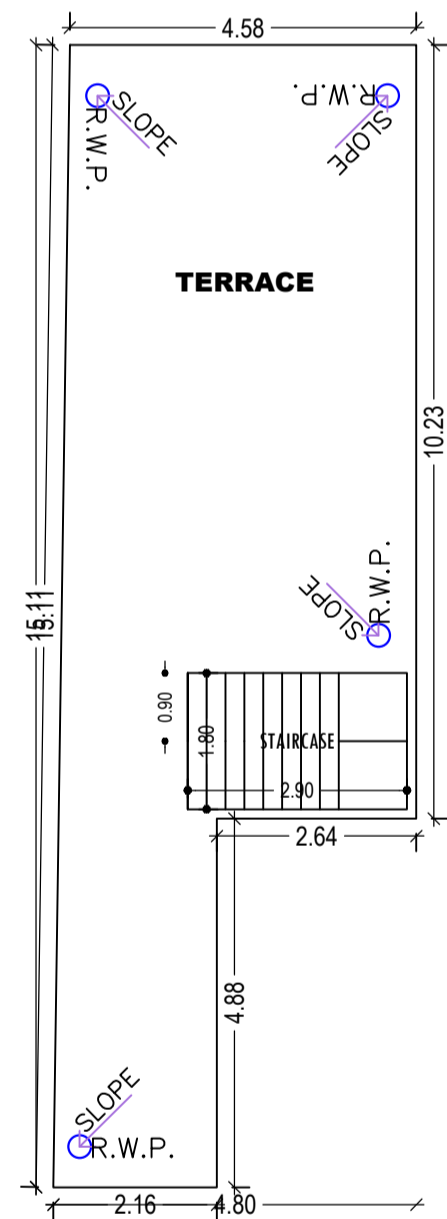


FRONT ELEVATION SCALE :- 1=100

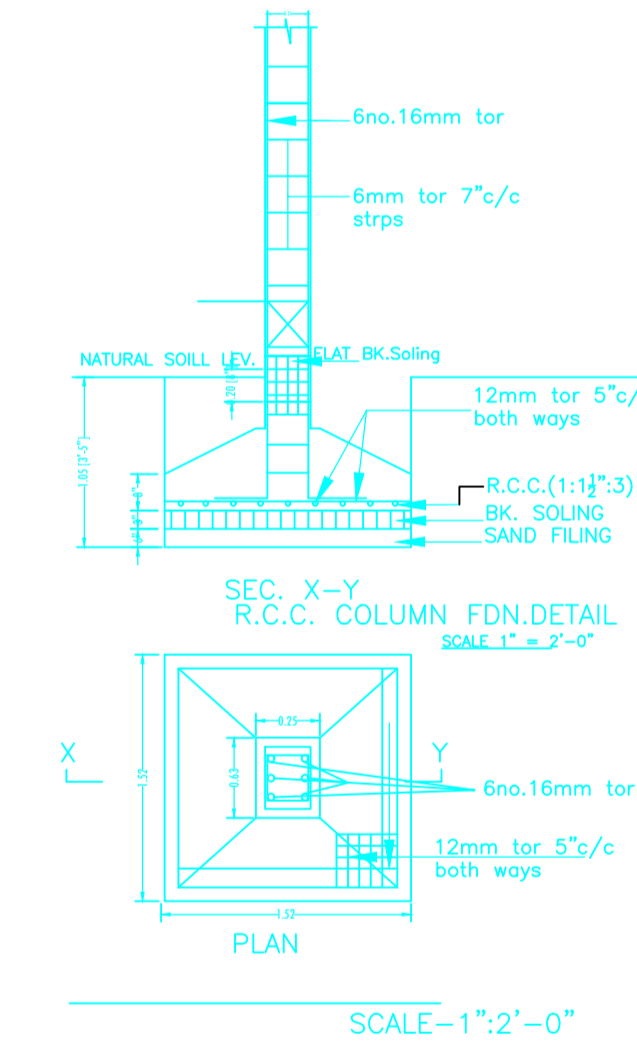
SECOND FLOOR PLAN (Proposed) (SCALE 1:100)



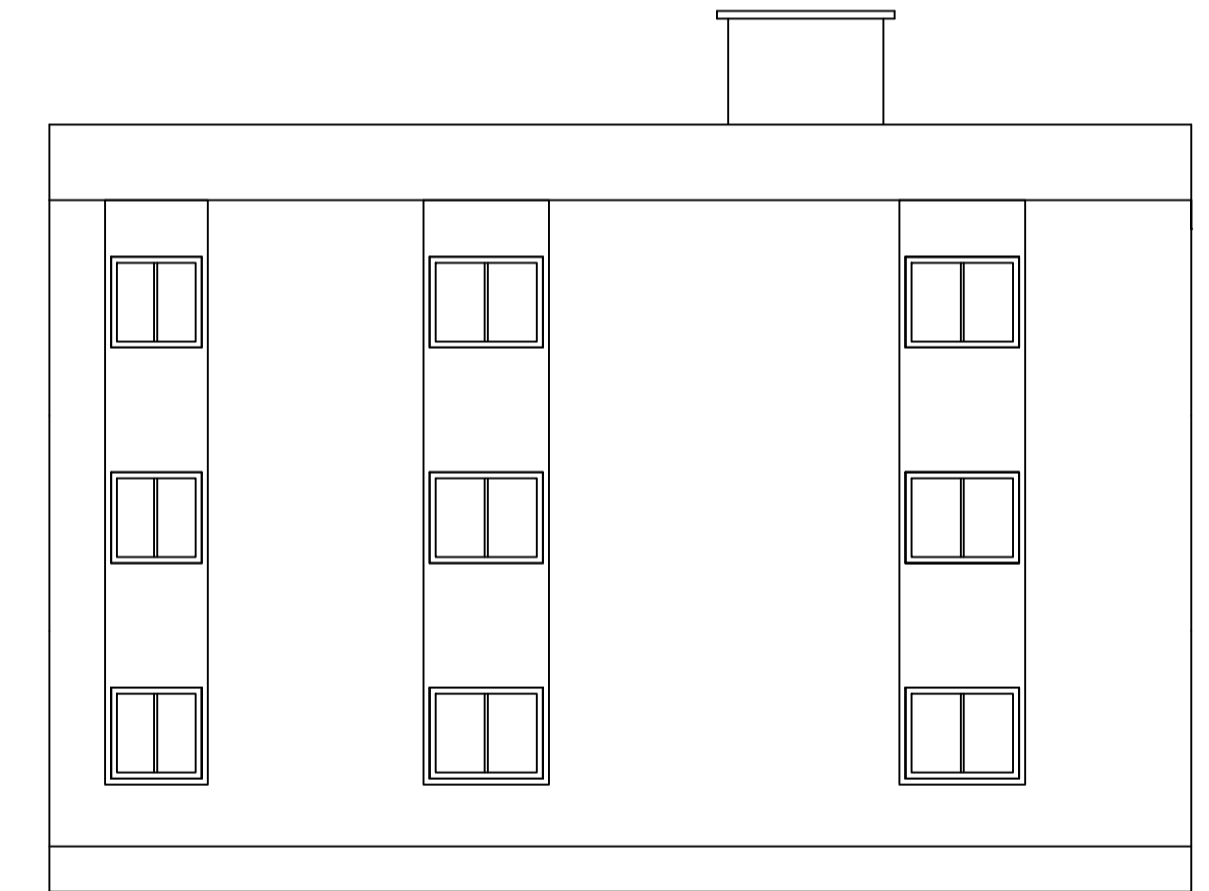
FIRST FLOOR PLAN (Proposed) (SCALE 1:100)



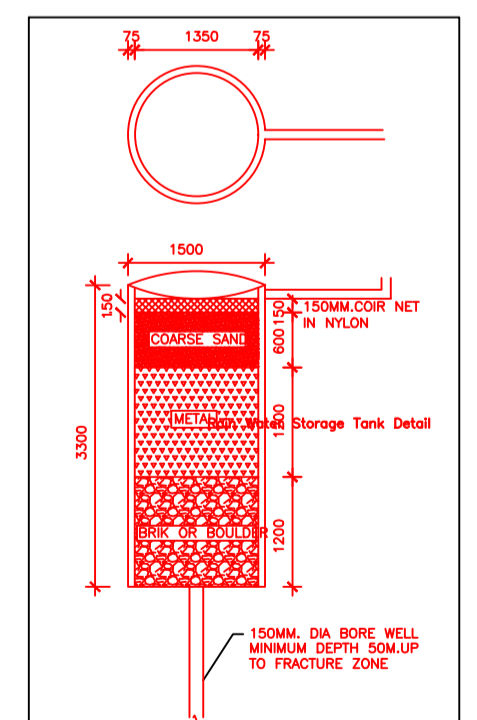
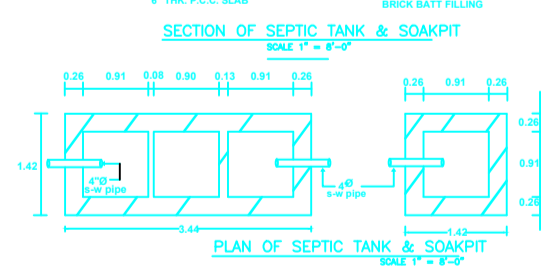
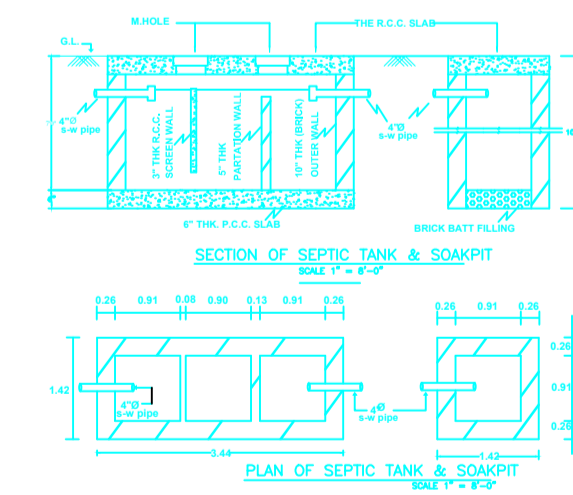
TERRACE FLOOR PLAN (SCALE 1:100)



SEC. X-Y R.C.C. COLUMN FDN, DETAIL SCALE 1"=2'-0"



SIDE ELEVATION SCALE :- 1=100



Building :AA (MANJU SOGANI)

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	58.03	58.03	58.03	58.03	01
First Floor	58.03	58.03	58.03	58.03	00
Second Floor	58.03	58.03	58.03	58.03	00
Terrace Floor	0.00	0.00	0.00	0.00	00
Total:	174.09	174.09	174.09	174.09	01
Total Number of Same Buildings	1				
Total:	174.09	174.09	174.09	174.09	01

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
AA (MANJU SOGANI)	D2	0.75	2.10	02
AA (MANJU SOGANI)	D1	0.90	2.10	02
AA (MANJU SOGANI)	D	1.00	2.10	04
AA (MANJU SOGANI)	D	1.25	2.10	01
AA (MANJU SOGANI)	D0	1.30	2.10	01
AA (MANJU SOGANI)	C/G	1.60	2.10	01

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
AA (MANJU SOGANI)	V	0.60	0.60	02
AA (MANJU SOGANI)	W1	1.20	1.20	05
AA (MANJU SOGANI)	W	1.50	1.20	20

UnitBUA Table for Building :AA (MANJU SOGANI)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT FLAT A	FLAT	142.59	139.46	3	1
FIRST FLOOR PLAN	SPLIT FLAT A	FLAT	0.00	0.00	6	0
SECOND FLOOR PLAN	SPLIT FLAT A	FLAT	0.00	0.00	6	0
Total:	-	-	142.59	139.46	15	1

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
MD SHOAIB ALAM JNP/ENG/001/2017			