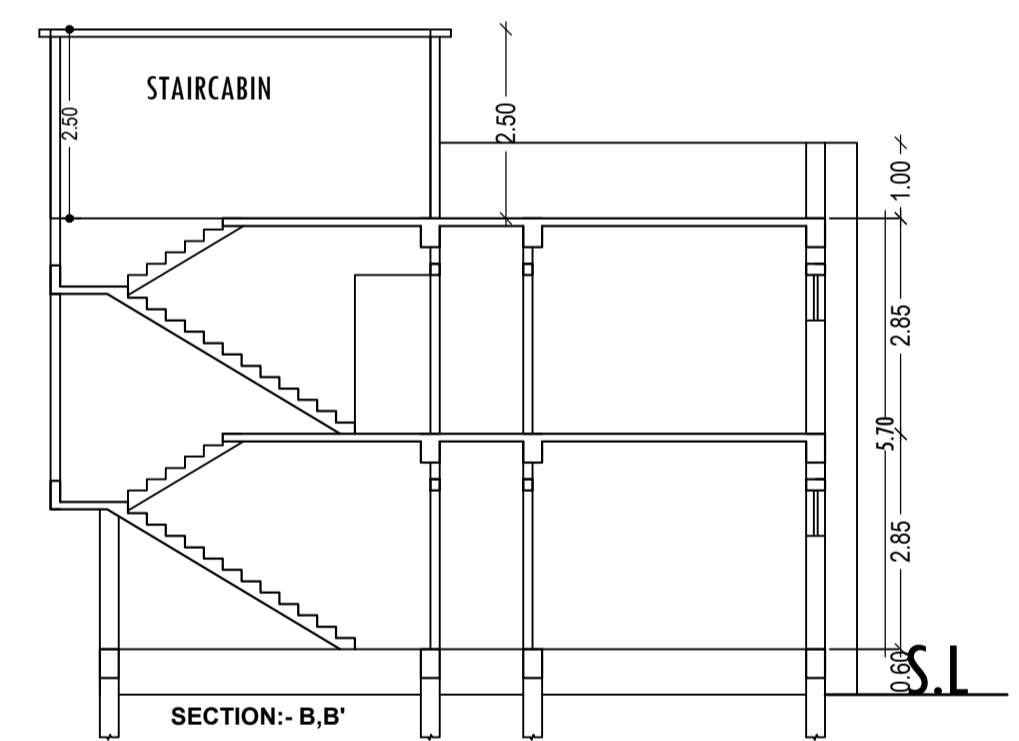
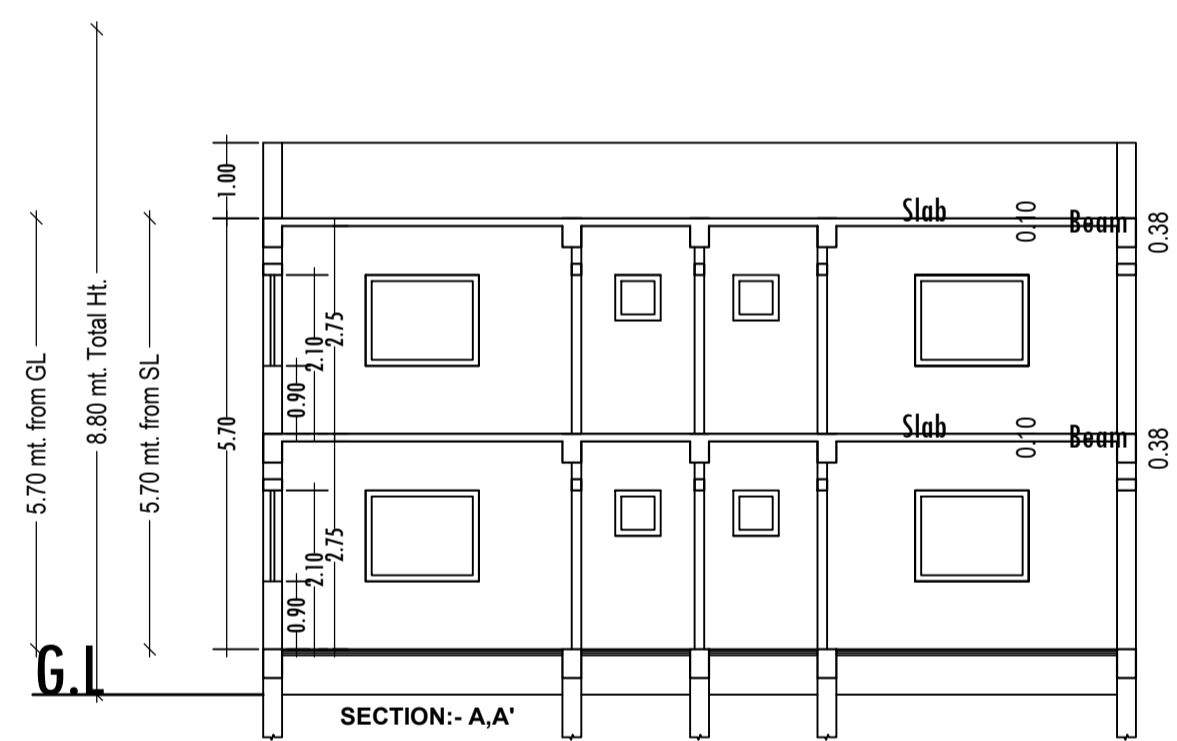
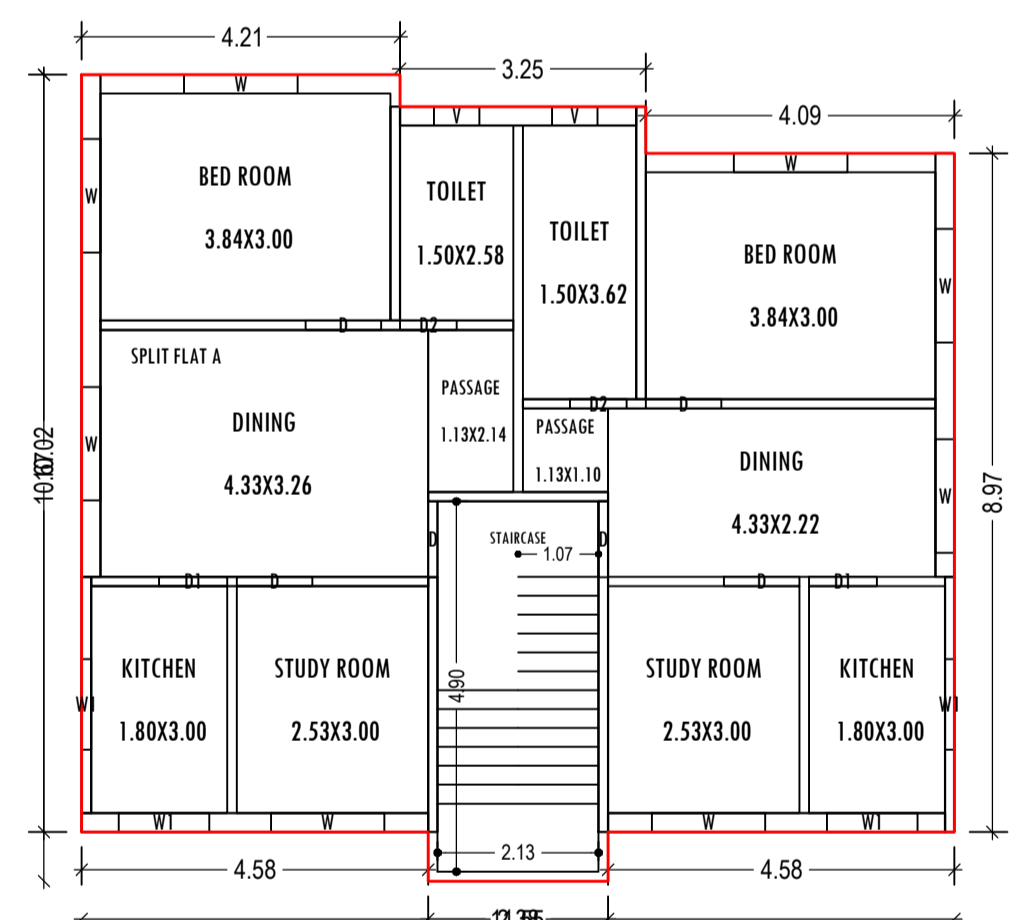
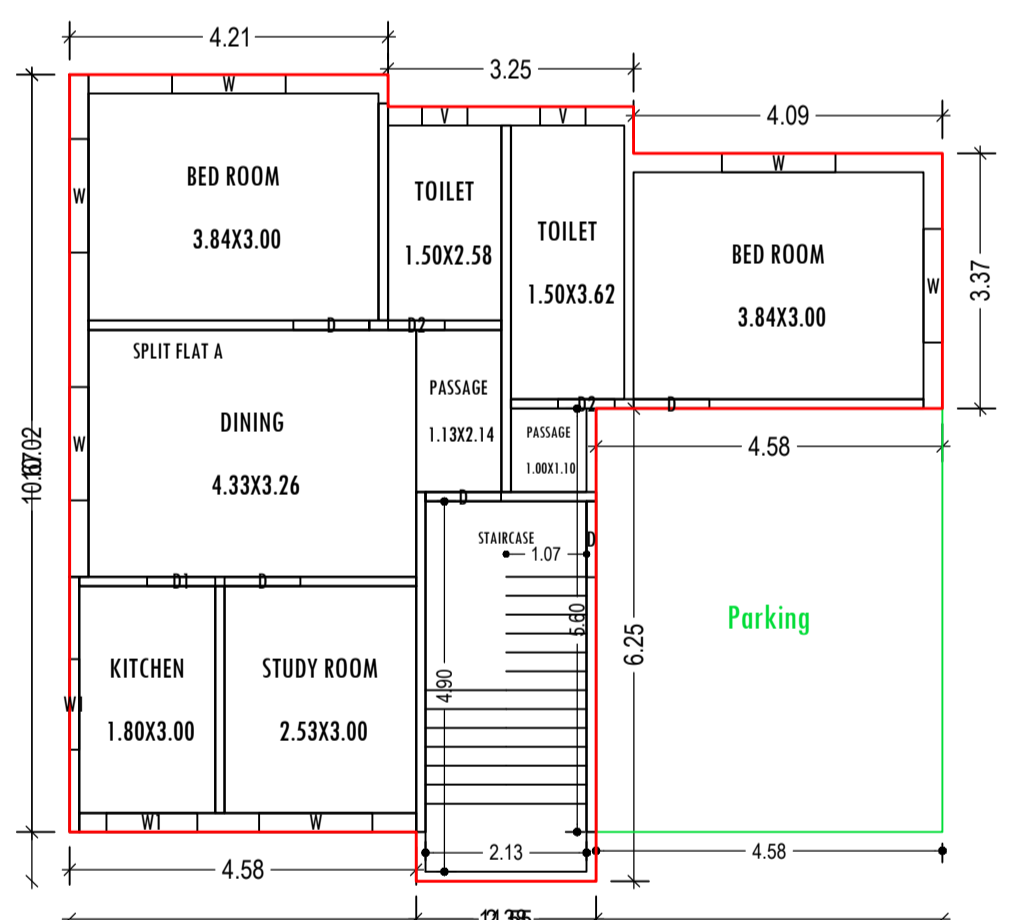


SITE PLAN



AREA STATEMENT		VERSION NO.: 1.0.66
JHUMRITLAIYA NAGAR PARISHAD		VERSION DATE: 16/10/2020
PROJECT DETAIL:		
Region: JHARKHAND URBAN	Plot Use: Residential	
Local Bodies: KODERMA	Plot SubUse: Bungalow/ Dwelling / Non Apartment	
District: JHUMRITLAIYA NAGAR	PlotNearby/Religious/Structure: NA	
Parishad: JHUMRITLAIYA NAGAR		
Inward No.: JNP/BP/0055/W25/2023	Plot/SubPlot No.: 5840	
Application Type: General Proposal	North: Plot No. - SUKHDEO HAJAM	
Project Type: Building Permission	South: Plot No. - SUKHDEO HAJAM	
Nature of Development: New	East: Road Width - 2.44M WIDE ROAD	
Location of Development Area: Old Area	West: Plot No. - NIZ VENDOR	
AREA DETAILS:		SQ.MT.
AREA OF PLOT (Minimum area)	(A)	215.25
Deduction for NetPlot Area		
Road Widening Area		15.98
Total		15.98
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	199.27
Deduction for Balance Plot Area(from Gross Plot Area)		
Road Widening Area		15.98
Common Plot		18.57
Total		34.55
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	180.70
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	199.27
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions)	199.27
COVERAGE CHECK		
Permissible Coverage area (70.00 %)		139.49
Proposed Coverage Area (55.99 %)		111.56
Total Prop. Coverage Area (55.99 %)		111.56
Balance coverage area (14.02 %)		27.93
FAR CHECK		
Perm. FAR Area (1.200)		239.12
Total Perm. FAR area		239.12
Residential FAR		197.46
Proposed FAR Area		197.46
Total Proposed FAR Area		197.46
Consumed FAR (Factor)		0.99
Balance FAR Area		41.66
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		223.12
ARCHITECT (Regd)		MD SHOAB ALAM
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)		ANIL KUMAR SHARMA
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)	Orange
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	111.56	85.90	111.56	85.90
First Floor	111.56	111.56	111.56	111.56
Terrace Floor	0.00	0.00	0.00	0.00
Total :	223.12	197.46	223.12	197.46

Building USE/SUBUSE Details			
Building Name	Building Use	Building SubUse	Building Structure
AA (ANIL KUMAR SHARMA)	Residential	Bungalow/ Dwelling / Non Apartment	Non-Highrise

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

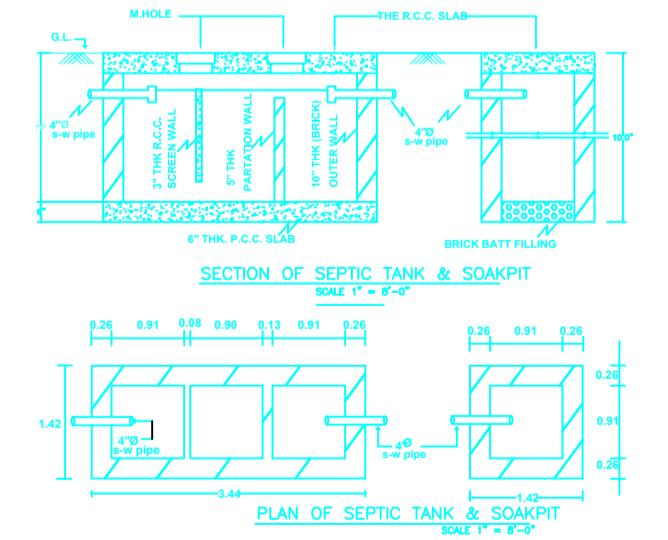
FIRST FLOOR PLAN (Proposed) (SCALE 1:100)

Building :AA (ANIL KUMAR SHARMA)						
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	111.56	25.66	85.90	85.90	85.90	01
First Floor	111.56	0.00	111.56	111.56	111.56	00
Terrace Floor	0.00	0.00	0.00	0.00	0.00	00
Total :	223.12	25.66	197.46	197.46	197.46	01
Total Number of Same Buildings	1					
Total :	223.12	25.66	197.46	197.46	197.46	01

SCHEDULE OF DOOR:				
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
AA (ANIL KUMAR SHARMA)	D2	0.75	2.10	04
AA (ANIL KUMAR SHARMA)	D1	0.90	2.10	03
AA (ANIL KUMAR SHARMA)	D	1.00	2.10	10

SCHEDULE OF WINDOW/VENTILATION:				
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
AA (ANIL KUMAR SHARMA)	V	0.60	0.60	04
AA (ANIL KUMAR SHARMA)	W1	1.20	1.20	06
AA (ANIL KUMAR SHARMA)	W	1.50	1.20	14

UnitBUA Table for Building :AA (ANIL KUMAR SHARMA)						
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT FLAT A	FLAT	156.31	152.16	9	1
FIRST FLOOR PLAN	SPLIT FLAT A	FLAT	0.00	0.00	12	0
Total:	-	-	156.31	152.16	21	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 Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Trmt (No.)
AA (ANIL KUMAR SHARMA)	1	223.12	25.66	197.46	197.46	197.46	01
Grand Total :	1	223.12	25.66	197.46	197.46	197.46	01

