

AREA STATEMENT	VERSION NO: 1.0.06
JHUMTILAYA NAGAR	VERSION DATE: 16/10/2020
PROJECT DETAIL:	
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential
District: KODERMA	Plot SubUse: Bungalow/ Dwelling / Non Apartment
Authority: JHUMTILAYA NAGAR PASSROAD	PlotNearby/Religious/Structure: NA
Inward No: JNBP0108/W/2023	PlotSubPlot No: 298
Application Type: General Proposal	North Plot No: -PRAYAG YADAV
Project Type: Building Permission	South Plot No: -SATYANDERA KUMAR
Nature of Development: New	East: Road Width: 3.95
Location of Development Area: Old Area	West: Plot No. - TODAY PURCHASER NJ VENDOR
AREA DETAILS:	
AREA OF PLOT (Minimum)	50.00
NET AREA OF PLOT (Gross Plot Area - Deduction from Gross Plot Area)	215.14
Deduction for Balance Plot Area (from Gross Plot Area):	
Total	21.11
Common Plot	21.11
BALANCE AREA OF PLOT (Net Plot Area - Recreational/Amenity Area)	194.03
PLOT AREA FOR COVERAGE (Net Plot Area + Road Widening Area):	
Plot Area	215.14
Plot Area for FAR (Net Plot Area + Road Widening Area)	215.14
COVERAGE CHECK:	
Permissible Coverage area (70.00%)	150.60
Proposed Coverage Area (62.62%)	134.72
Total Prop. Coverage Area (62.62%)	134.72
Balance coverage area (7.38%)	15.88
FAR CHECK:	
Perm. FAR Area (1.500)	322.71
Total Perm. FAR Area	322.71
Residential FAR	191.68
Proposed FAR Area	200.47
Total Proposed FAR Area	200.47
Consumed FAR (Factor)	0.93
Balance FAR Area	122.24
BUILT UP AREA CHECK:	
Total Proposed Built Up Area	269.45
ARCHITECT (Regd): KIRAN KUMAR	
ENGINEER (Regd):	
SUPERVISOR (Regd): SMT SIMA DEVI	
OWNER (Regd):	
DEVELOPMENT AUTHORITY: LOCAL BODY	

Building :A (RESIDENTIAL)

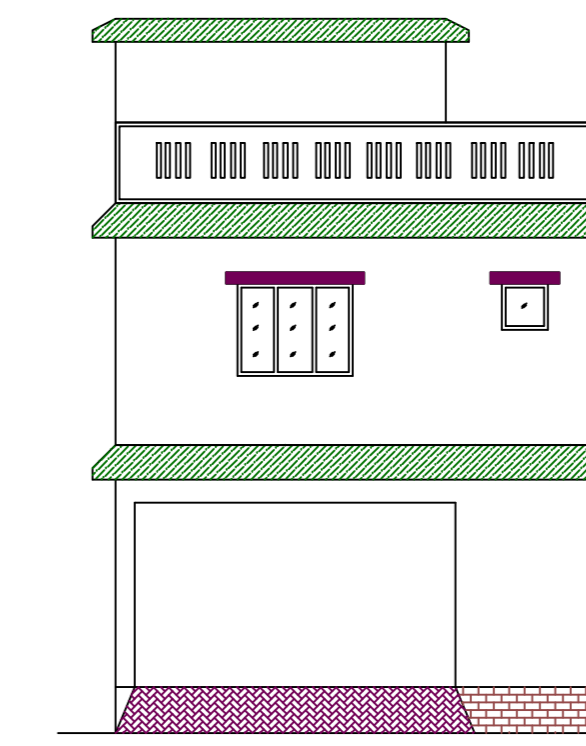
Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)	Proposed FAR Area (Sq.mt.)	Add Area in FAR (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tremt (No.)
Ground Floor	134.72	0.00	65.34	65.61	6.78	69.39	01
First Floor	134.72	3.64	0.00	131.08	0.00	131.08	00
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	00
Total	269.45	3.64	65.34	191.69	6.78	200.47	01
Total Number of Same Buildings	1						
Total	269.45	3.64	65.34	191.69	6.78	200.47	01

SCHEDULE OF DOOR:

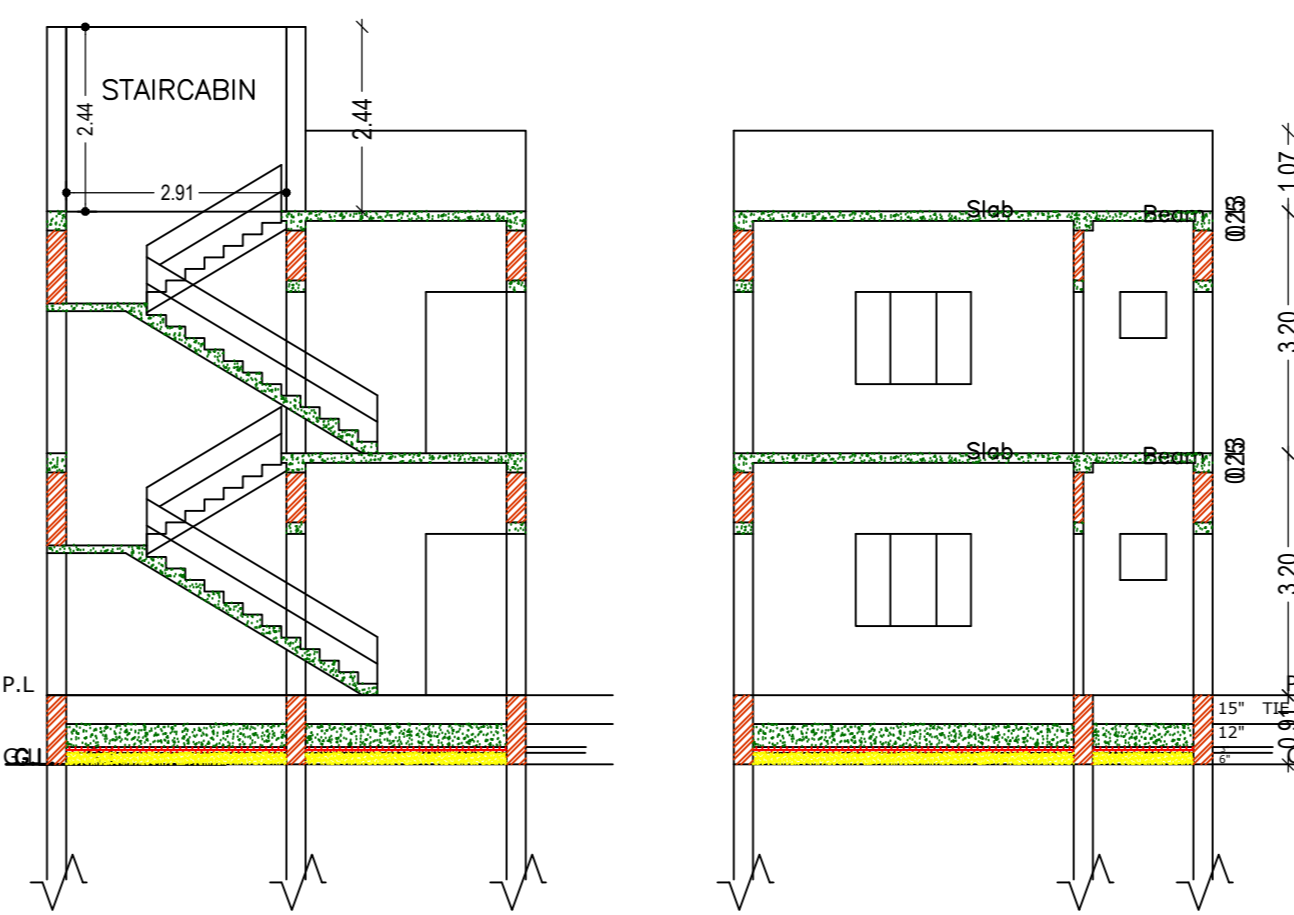
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENTIAL)	D3	0.75	2.10	03
A (RESIDENTIAL)	D2	0.90	2.10	03
A (RESIDENTIAL)	D	1.27	2.10	09

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENTIAL)	W	0.90	1.20	03
A (RESIDENTIAL)	W	1.50	1.20	06

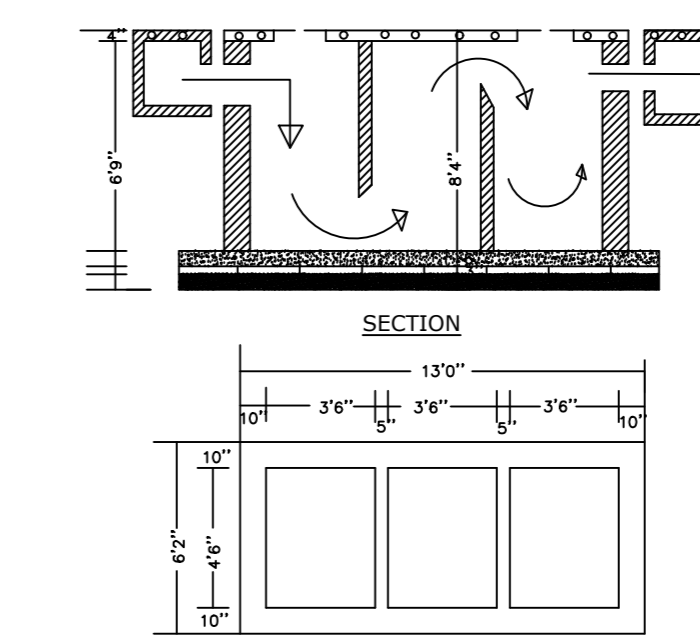


FRONT ELEVATION



CROSS SECTION (A)

CROSS SECTION (B)



PLAN OF SEPTIC TANK

Color	Description
Green	PLOT BOUNDARY
Red	ABUTTING ROAD
Yellow	PROPOSED CONSTRUCTION
Blue	COMMON PLOT
Orange	ROAD WIDENING AREA
Purple	EXISTING (To be retained)
Black	EXISTING (To be demolished)

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	134.72	69.39	134.72	69.39
First Floor	134.72	131.08	134.72	131.08
Terrace Floor	0.00	0.00	0.00	0.00
Total	269.45	200.47	269.45	200.47

UnitBUA Table for Building :A (RESIDENTIAL)

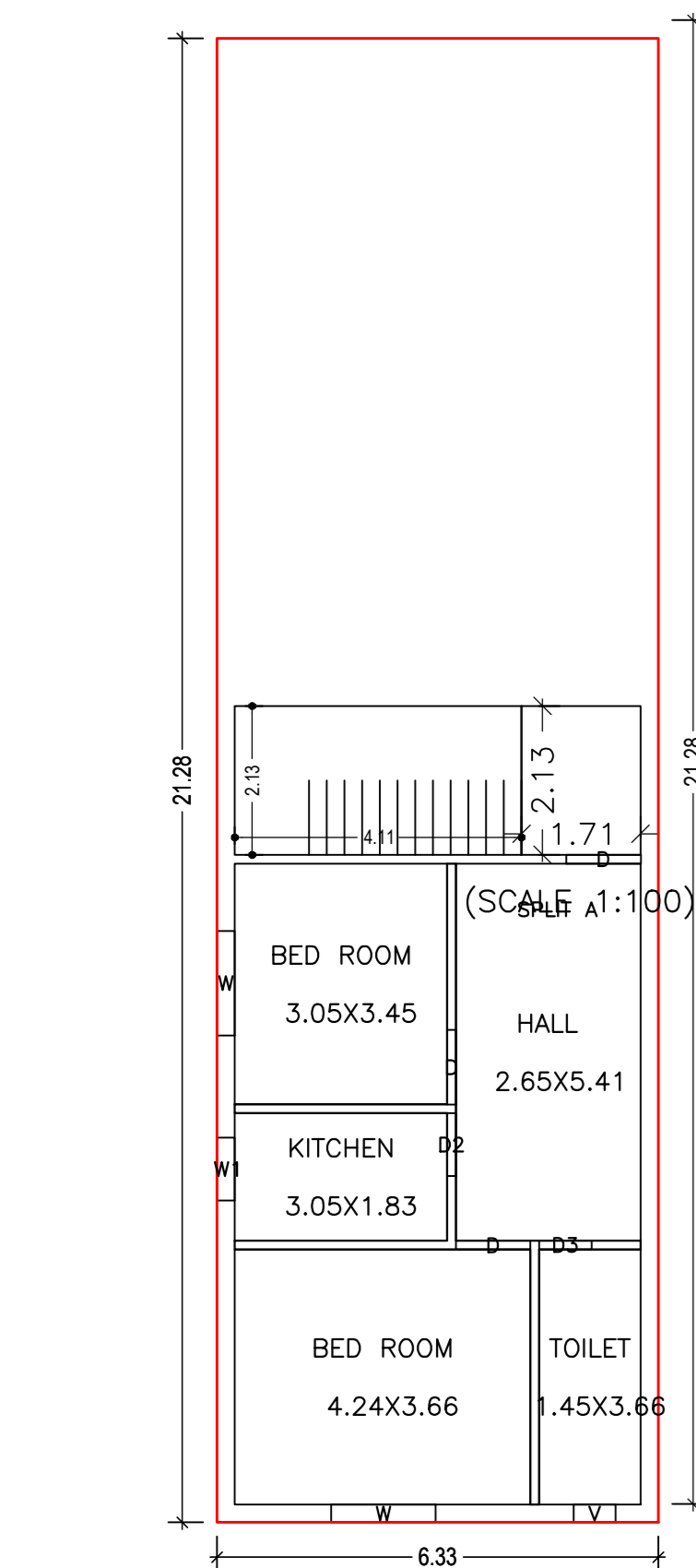
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR	SPLIT A	FLAT	160.58	153.75	5	1
FIRST FLOOR	SPLIT A	FLAT	0.00	0.00	5	0
PLAN	SPLIT A	FLAT	0.00	0.00	5	0
Total	-	-	160.58	153.75	15	1

FAR & Tenement Details (Table 4c-1)

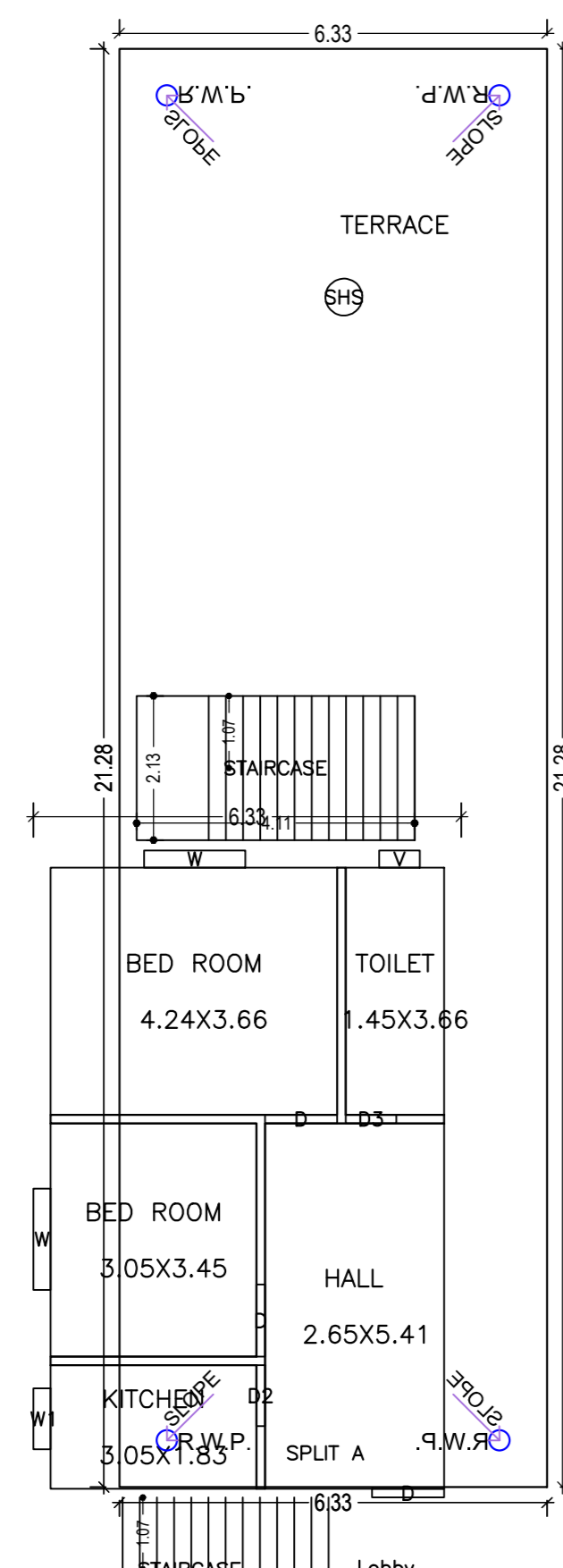
Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)	Proposed FAR Area (Sq.mt.)	Add Area in FAR (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tremt (No.)
A (RESIDENTIAL)	1	269.45	3.64	65.34	191.69	6.78	200.47	01
Grand Total	1	269.45	3.64	65.34	191.69	6.78	200.47	01

Building USE/SUBUSE Details

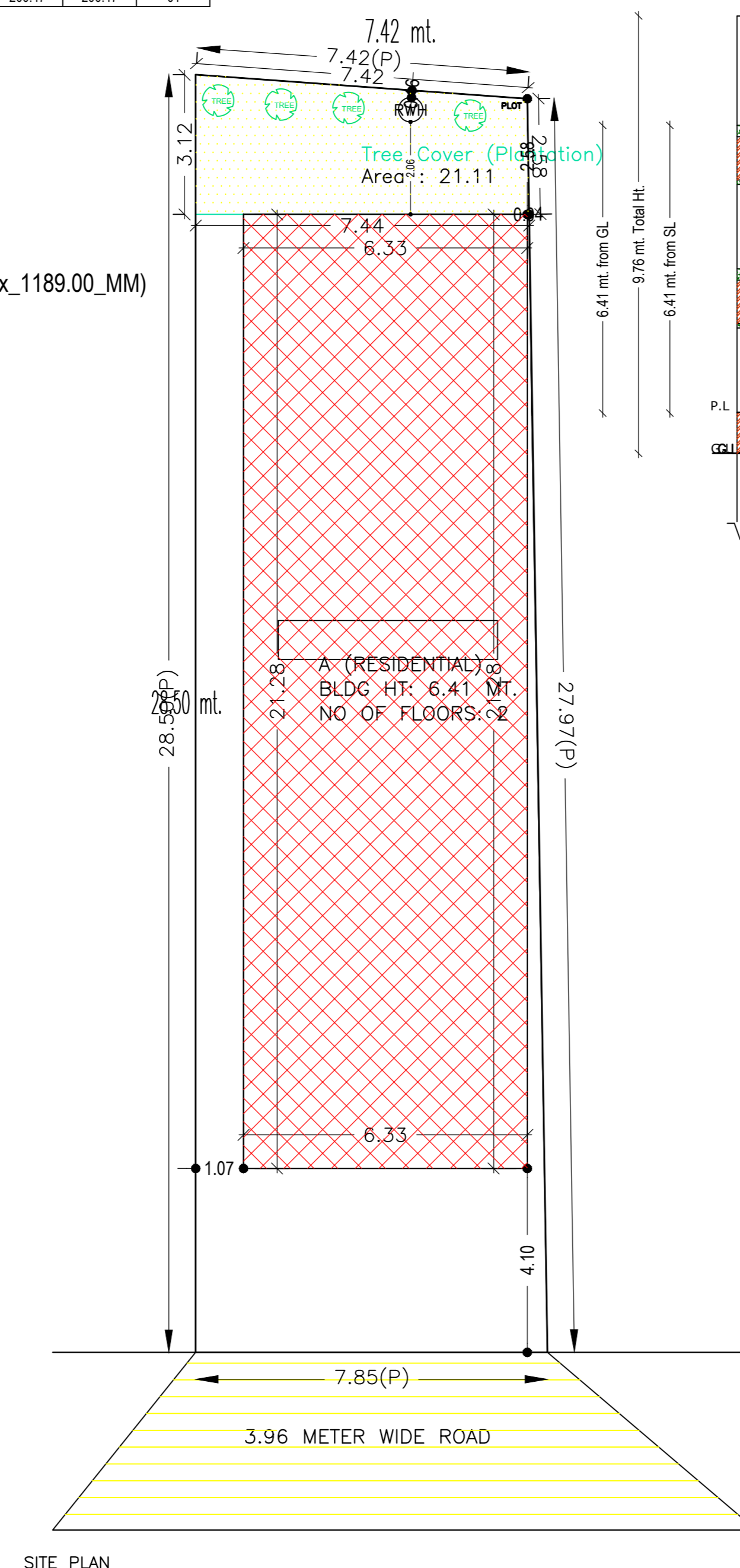
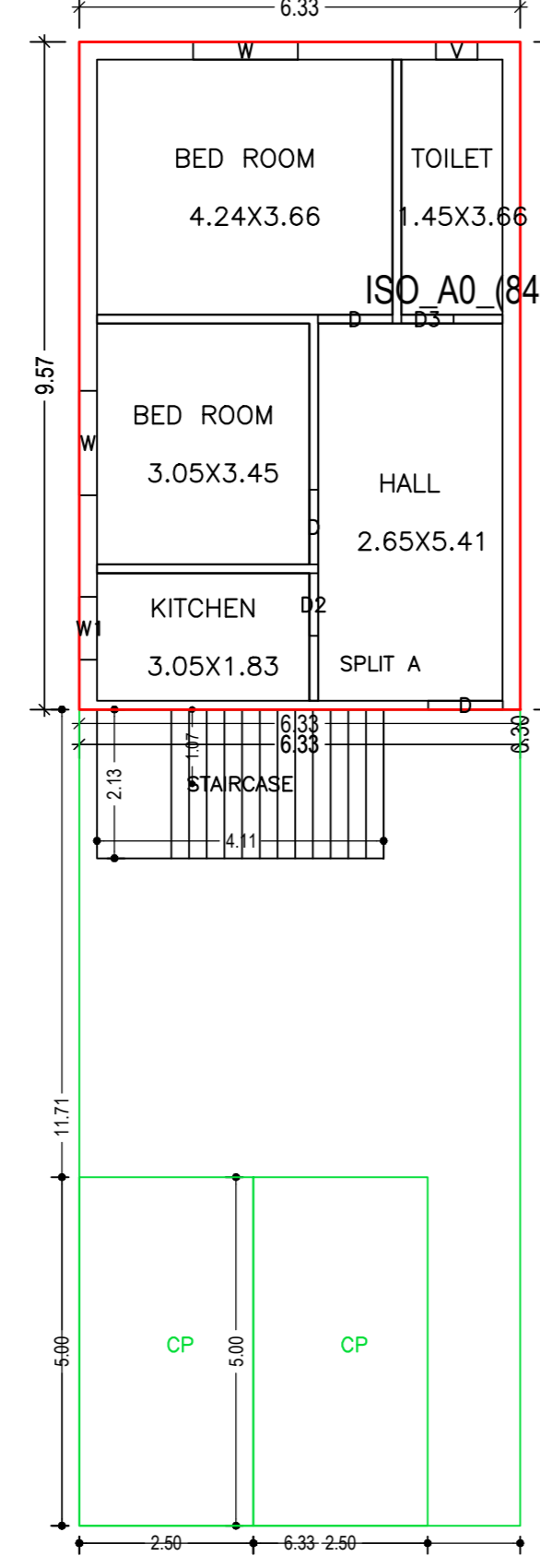
Building Name	Building Use	Building SubUse	Building Structure
A (RESIDENTIAL)	Residential	Bungalow/ Dwelling / Non Apartment	Non-Highrise



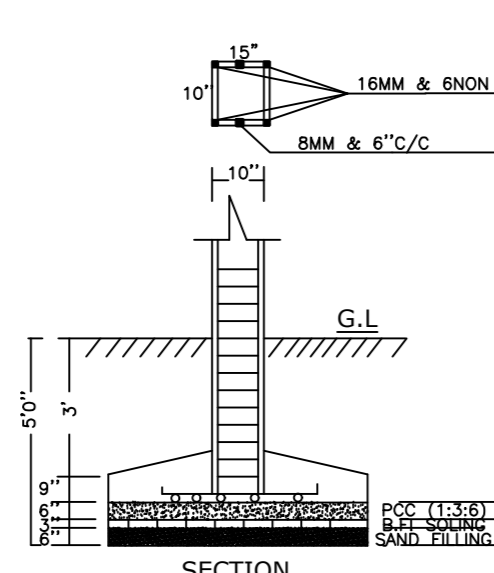
FIRST FLOOR PLAN (Proposed) (SCALE 1:100)



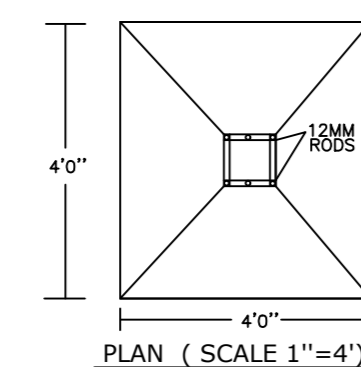
GROUND FLOOR PLAN (Proposed) (SCALE 1:100)



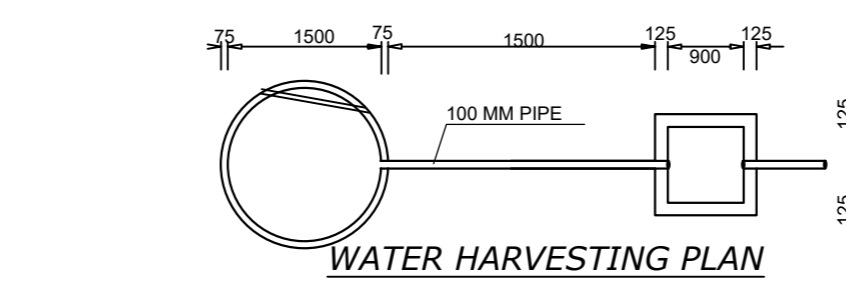
SITE PLAN



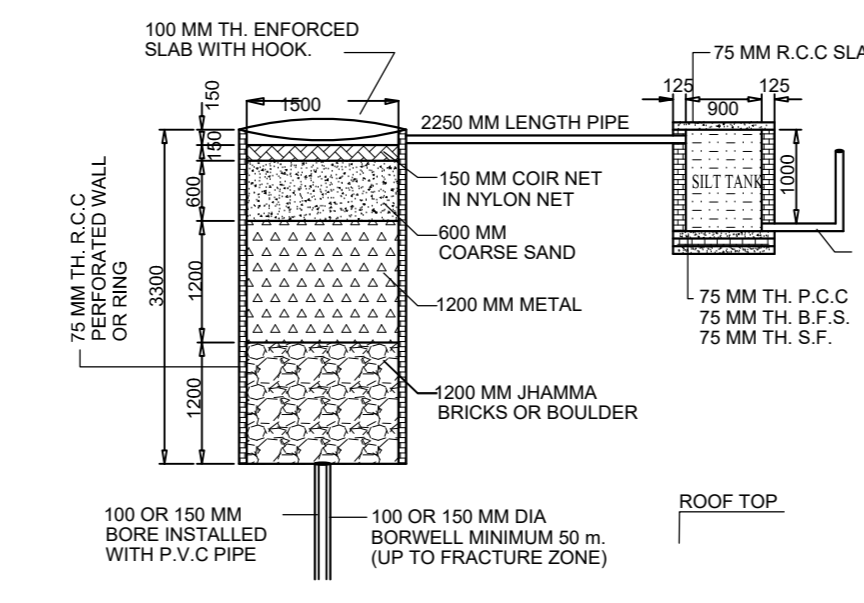
SECTION



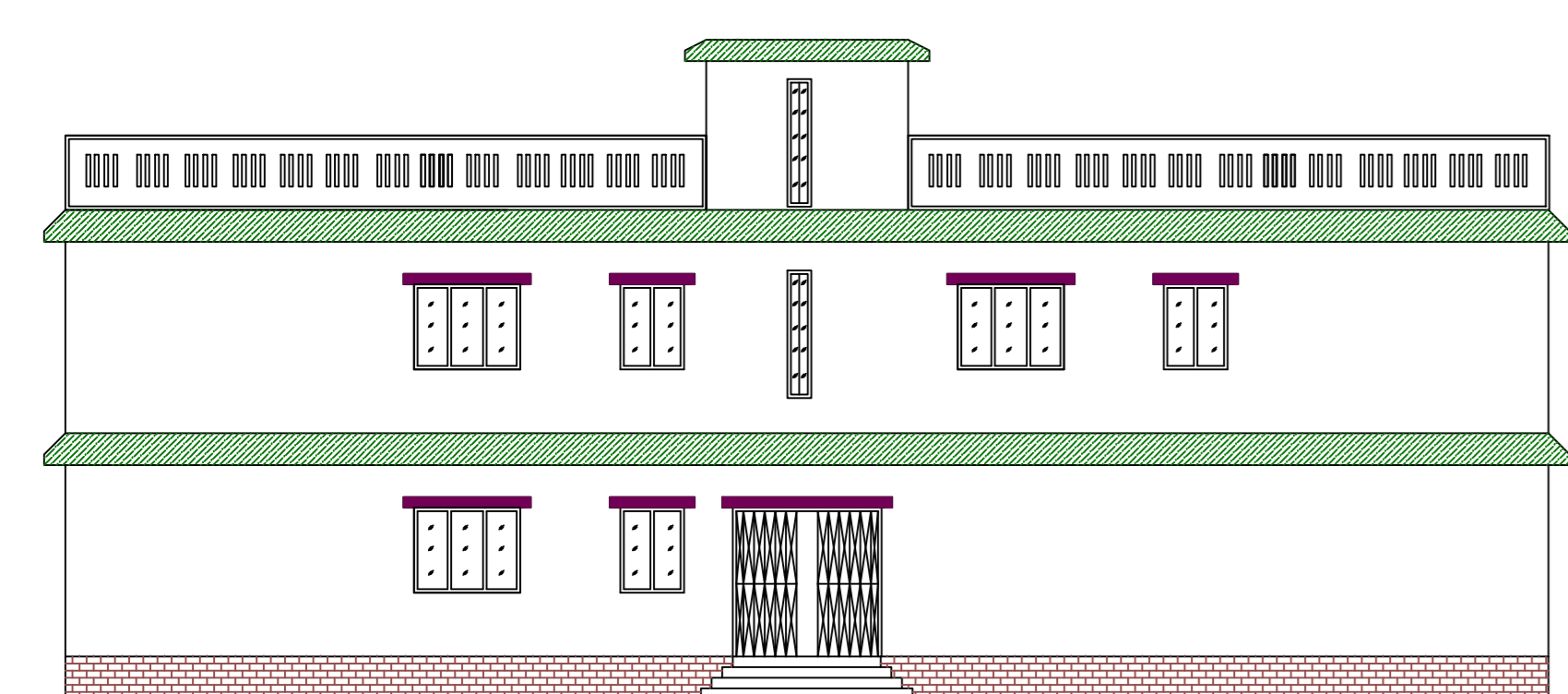
PLAN (SCALE 1:4)



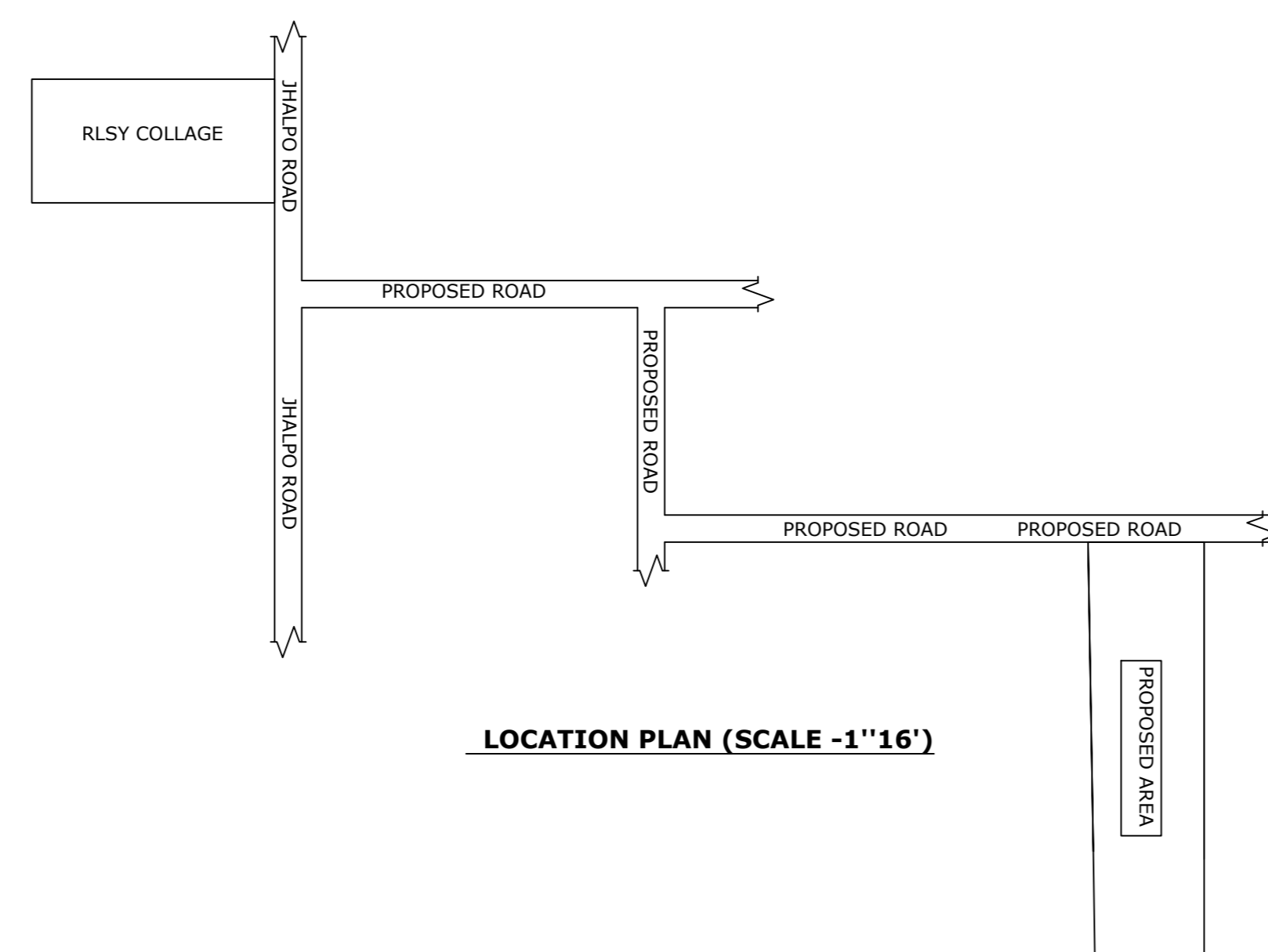
WATER HARVESTING PLAN



ROOF TOP



CROSS ELEVATION



LOCATION PLAN (SCALE -1:16')

LTP NAME AND SIGNATURE	STRUCTURAL ENGS NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE
KIRAN KUMAR JN/ENG0001/2019		