

SITE PLAN

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.)	Trmnt (No.)
			Void	Parking				
A (RESIDENTIAL)	1	437.62	12.86	29.00	395.76	395.76	395.76	01
Grand Total :	1	437.62	12.86	29.00	395.76	395.76	395.76	01

Proposal Basic Information

Proposal File No.	JNP/IBP/0069/W27/2024
Owner Name	SRI RISHABH RAJ
Khata No	8
Plot No	25
Village Name	Belatar
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

AREA STATEMENT	VERSION NO. : 1.0.70
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/0069/W27/2024	Plot/SubPlot No: 25
Application Type: General Proposal	North: Plot No. - PLOT NO - 15
Project Type: Building Permission	South: Road Width - ROAD WIDE 7.62 JHANJHRI GALI
Nature of Development: New	East: Plot No. - LAND WITH HOUSE OF SURENDRA PRASAD BARHPURIA
Location of Development Area: Old Area	West: Plot No. - LAND WITH HOUSE OF RAMESHWAR MODI
AREA DETAILS:	
AREA OF PLOT (Minimum)	(A) 242.87
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions) 242.87
Deduction for Balance Plot Area(from Gross Plot Area)	
Common Plot	26.89
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions) 215.98
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions) 242.87
Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions) 242.87
COVERAGE CHECK	
Permissible Coverage area (60.00 %)	145.72
Proposed Coverage Area (59.76 %)	145.14
Total Prop. Coverage Area (59.76 %)	145.14
Balance coverage area (0.24 %)	0.58
FAR CHECK	
Perm. FAR Area (2.000)	485.74
Total Perm. FAR area	485.74
Residential FAR	395.76
Proposed FAR Area	395.76
Total Proposed FAR Area	395.76
Consumed FAR (Factor)	1.63
Balance FAR Area	89.98
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	437.62
ARCHITECT (Regd)	KIRAN KUMARI
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	SRI RISHABH RAJ
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)	Light Blue
EXISTING (To be demolished)	Light 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	145.14	116.14	145.14	116.14
First Floor	146.24	133.38	146.24	133.38
Second Floor	146.24	146.24	146.24	146.24
Terrace Floor	0.00	0.00	0.00	0.00
Total :	437.62	395.76	437.62	395.76

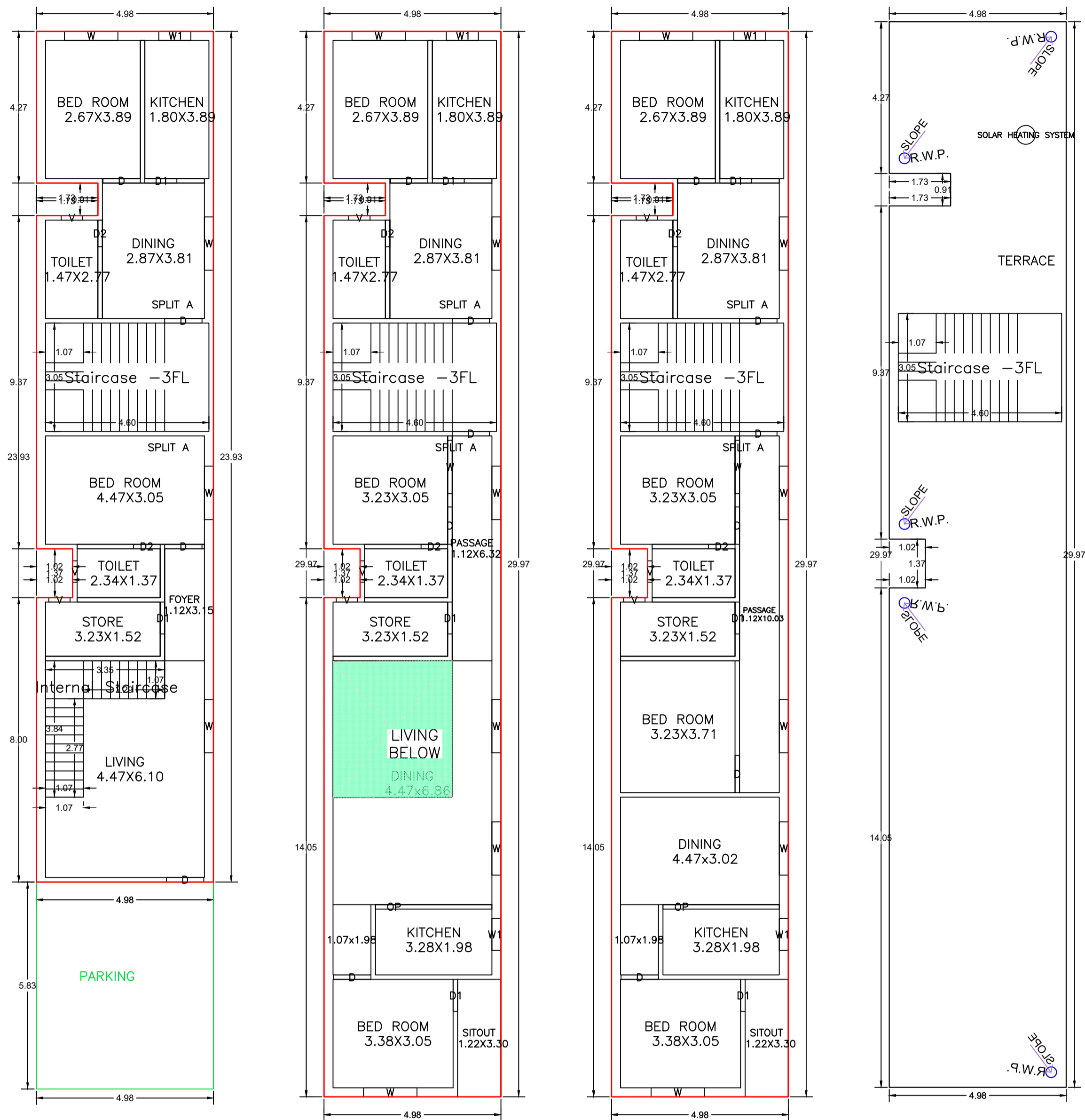
Building USE/SUBUSE Details

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

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
KIRAN KUMARI JNP/ENG/0001/2019			

Proposal Basic Information

Proposal File No.	JNP/EP/0069/W27/2024
Owner Name	SRI RISHABH RAJ
Khata No	8
Plot No	25
Village Name	Belatar
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

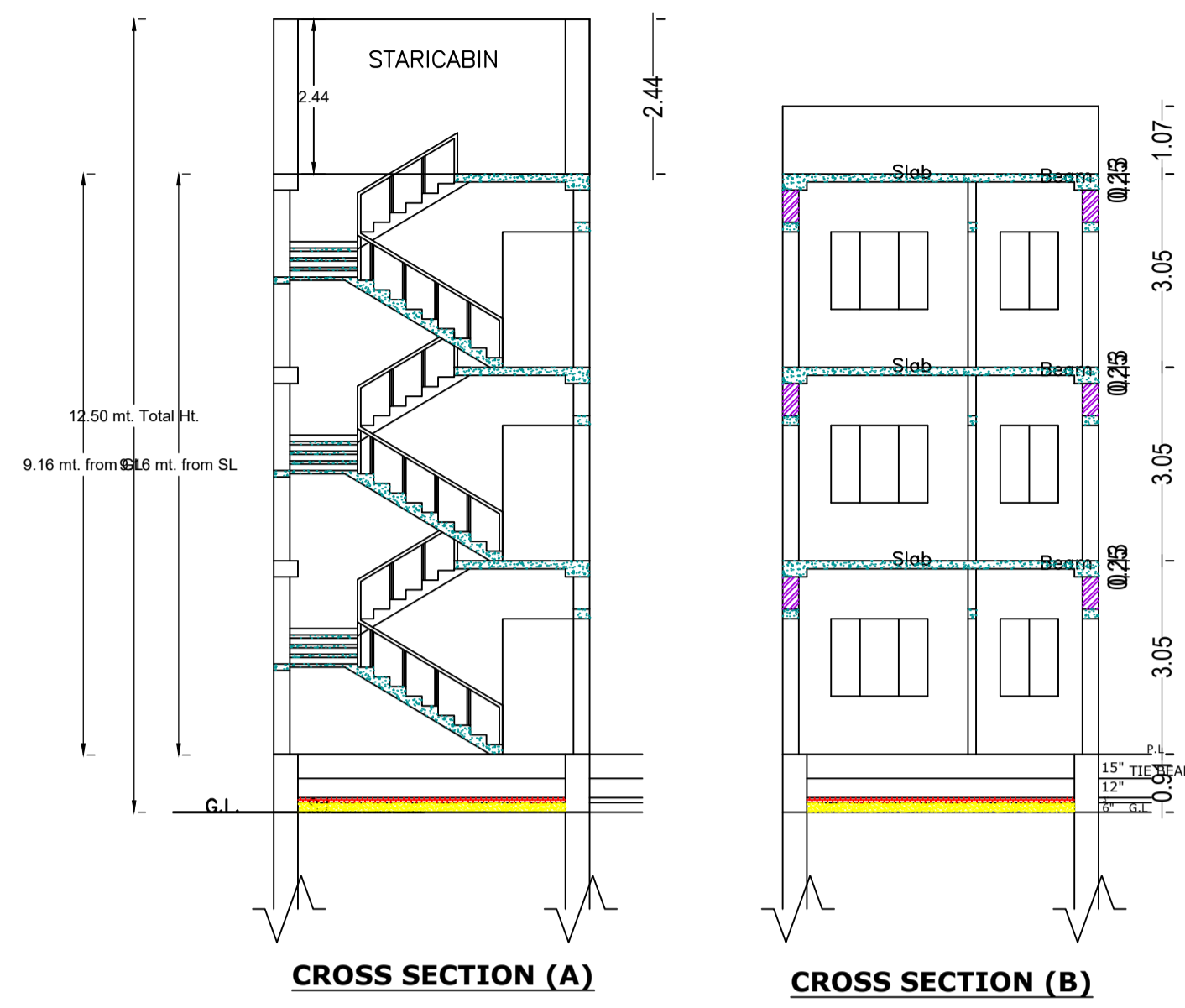


GROUND FLOOR PLAN (Proposed) (SCALE 1:100)

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

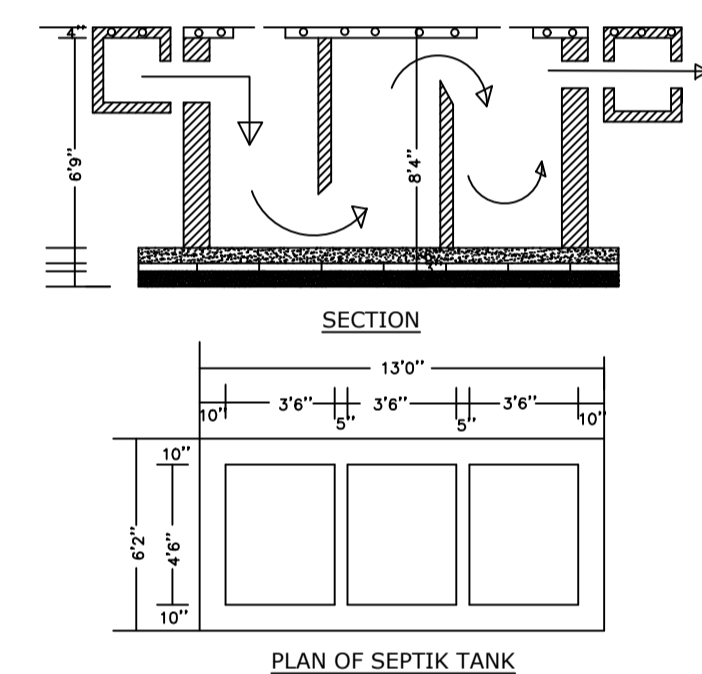
SECOND FLOOR PLAN (Proposed) (SCALE 1:100)

TERRACE FLOOR PLAN (SCALE 1:100)

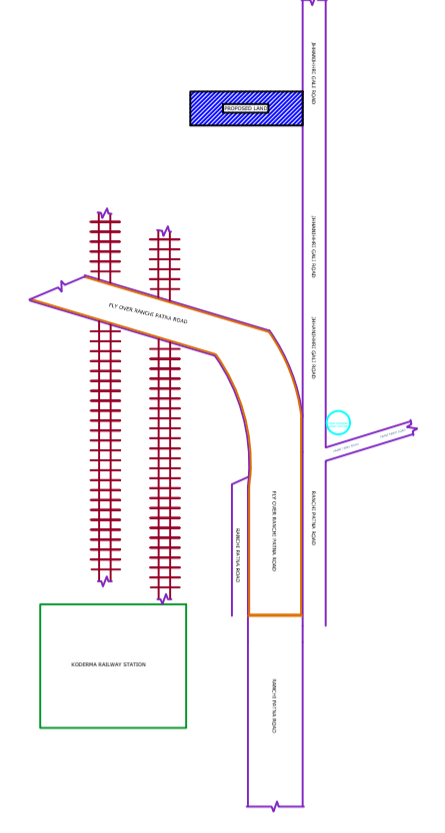


CROSS SECTION (A)

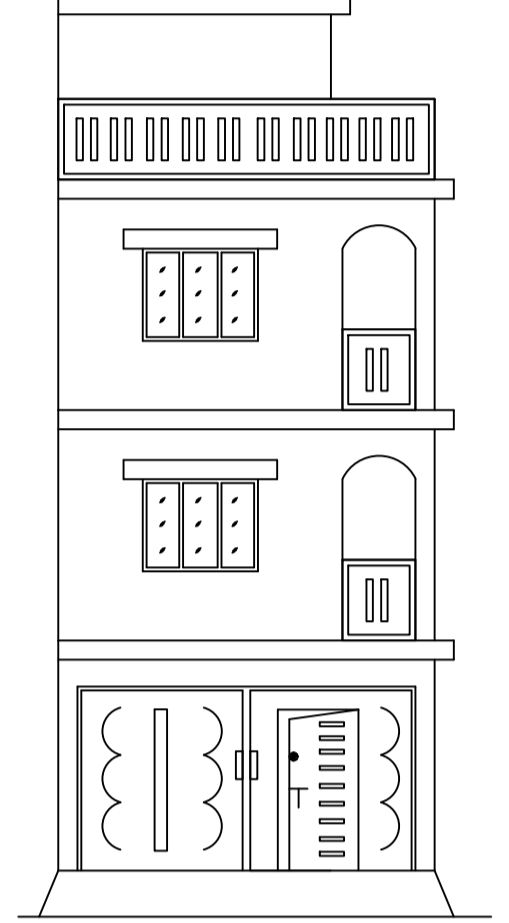
CROSS SECTION (B)



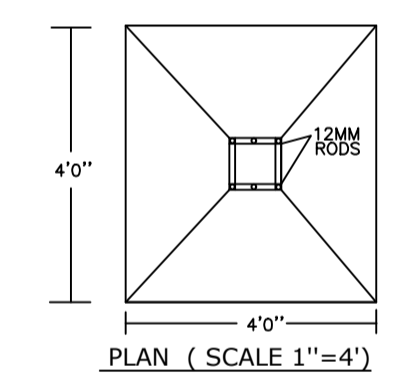
PLAN OF SEPTIK TANK



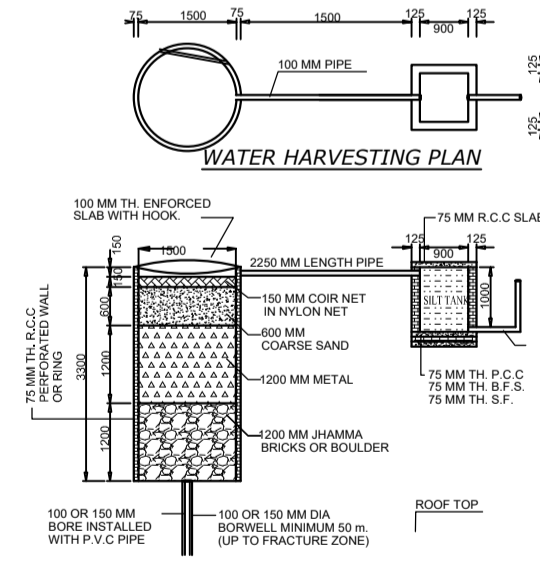
KEY PLAN (SCALE -NTS)



FRONT ELEVATION



PLAN (SCALE 1"=4')



WATER HARVESTING PLAN

Building :A (RESIDENTIAL)

Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)		Proposed FAR Area (Sq.mt.)		Total Consumed Additional FAR Area (Sq.mt.)	Trmt (No.)
		Void	Parking	Resi.	Total FAR Area (Sq.mt.)		
Ground Floor	145.14	0.00	29.00	116.14	116.14	116.14	01
First Floor	146.24	12.86	0.00	133.38	133.38	133.38	00
Second Floor	146.24	0.00	0.00	146.24	146.24	146.24	00
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	437.62	12.86	29.00	395.76	395.76	395.76	01
Total Number of Same Buildings	1						
Total :	437.62	12.86	29.00	395.76	395.76	395.76	01

SCHEDULE OF DOOR:

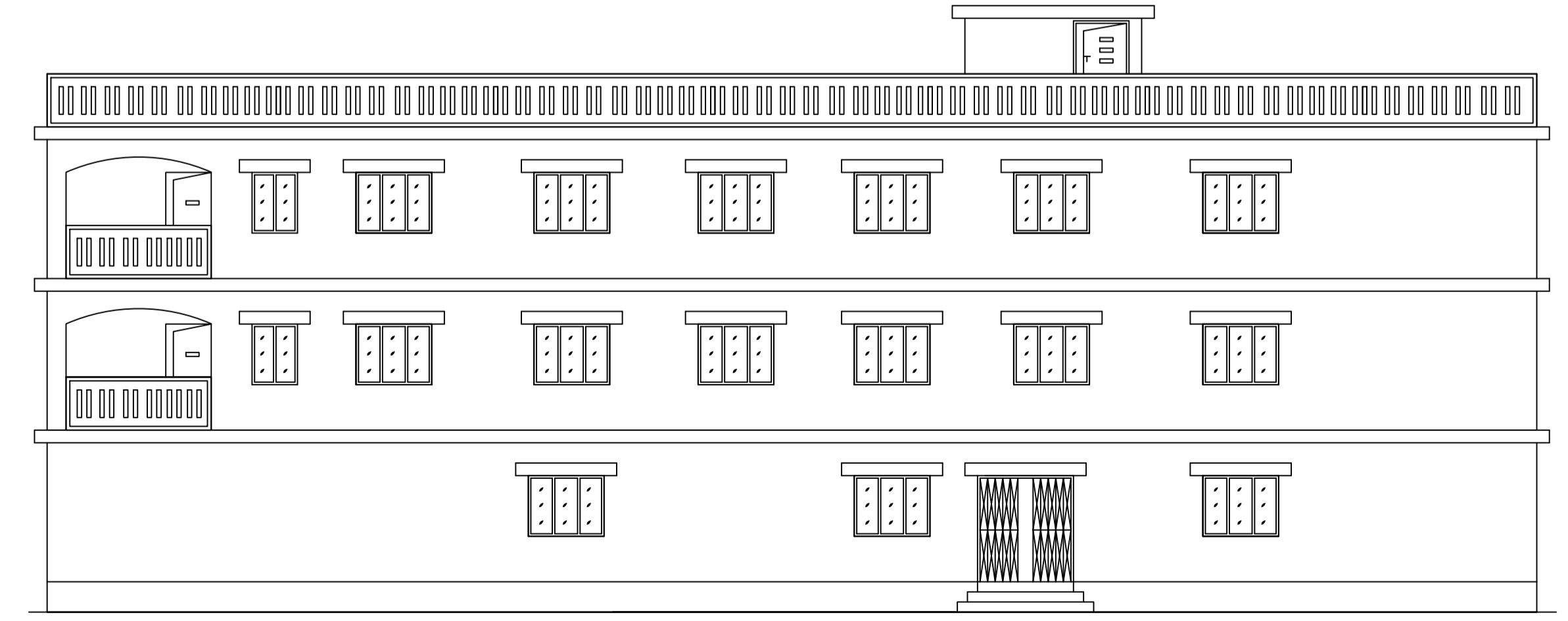
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENTIAL)	D2	0.75	2.10	06
A (RESIDENTIAL)	D1	0.90	2.10	08
A (RESIDENTIAL)	D	1.05	2.10	15
A (RESIDENTIAL)	OP	3.28	2.10	02

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENTIAL)	V	0.60	0.90	09
A (RESIDENTIAL)	W1	0.90	1.20	05
A (RESIDENTIAL)	W	1.50	1.20	18

UnitBUA Table for Building :A (RESIDENTIAL)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT A	FLAT	305.25	296.45	4	1
FIRST FLOOR PLAN	SPLIT A	FLAT	0.00	0.00	5	0
SECOND FLOOR PLAN	SPLIT A	FLAT	0.00	0.00	8	0
Total:	-	-	305.25	296.45	34	1



CROSS ELEVATION

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
KIRAN KUMARI JNP/ENG/0001/2019			