

SITE PLAN

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.)
AA (1 SRI ASHOK KUMAR 2 SMT PRATIMA DEVI)	1	309.54	309.54	309.54	309.54	01
Grand Total :	1	309.54	309.54	309.54	309.54	01

Proposal Basic Information

Proposal File No.	JNP/ENG/001/2024
Owner Name	1 SRI ASHOK KUMAR 2 SMT PRATIMA DEVI
Khata No	06
Plot No	227
Village Name	Nawada
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure	Floor Name	Floor Use	Floor SubUse	FAR Name	FAR Use	FAR SubUse
AA (1 SRI ASHOK KUMAR 2 SMT PRATIMA DEVI)	Residential	Bungalow/ Dwelling / Non Apartment	Non-Highrise	GROUND FLOOR PLAN	Residential	Bungalow/ Dwelling / Non Apartment	Residential FAR	Residential	Bungalow/ Dwelling / Non Apartment
				FIRST FLOOR PLAN	Residential	Bungalow/ Dwelling / Non Apartment	Residential FAR	Residential	Bungalow/ Dwelling / Non Apartment
				TERRACE FLOOR PLAN	Residential	Bungalow/ Dwelling / Non Apartment	-	-	-

AREA STATEMENT	VERSION NO.: 1.0.73
JHUMRITILAYA 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: JHUMRITILAYA NAGAR PARISHAD	PlotNearby/ReligiousStructure: NA
Inward No: JNP/IB/0083/W01/2024	Plot/SubPlot No: 227
Application Type: General Proposal	North: Road Width - 3.05M WIDE ROAD
Project Type: Building Permission	South: Plot No. - LAKHAN YADAV & TULSHI YADAV
Nature of Development: New	East: Plot No. - NIZ VENDORS SRI TEKLAL YADAV AND ARJUN YADAV
Location of Development Area: Old Area	West: Plot No. - W/O SRI ISHWAR YADAV
AREA DETAILS:	
AREA OF PLOT (Minimum)	(A) 303.25
Deduction for NetPlot Area	
Road Widening Area	9.54
Total	9.54
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions) 293.71
Deduction for Balance Plot Area(from Gross Plot Area)	
Road Widening Area	9.54
Total	17.26
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions) 276.45
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions) 293.71
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions) 293.71
COVERAGE CHECK	
Permissible Coverage area (60.00 %)	176.23
Proposed Coverage Area (52.69 %)	154.77
Total Prop. Coverage Area (52.69 %)	154.77
Balance coverage area (7.31 %)	21.46
FAR CHECK	
Perm. FAR Area (1.200)	352.45
Total Perm. FAR area	352.45
Residential FAR	309.54
Proposed FAR Area	309.54
Total Proposed FAR Area	309.54
Consumed FAR (Factor)	1.05
Balance FAR Area	42.91
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	309.54
ARCHITECT (Regd)	MD SHOAB ALAM
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	1 SRI ASHOK KUMAR 2 SMT PRATIMA DEVI
DEVELOPMENT AUTHORITY	LOCAL BODY

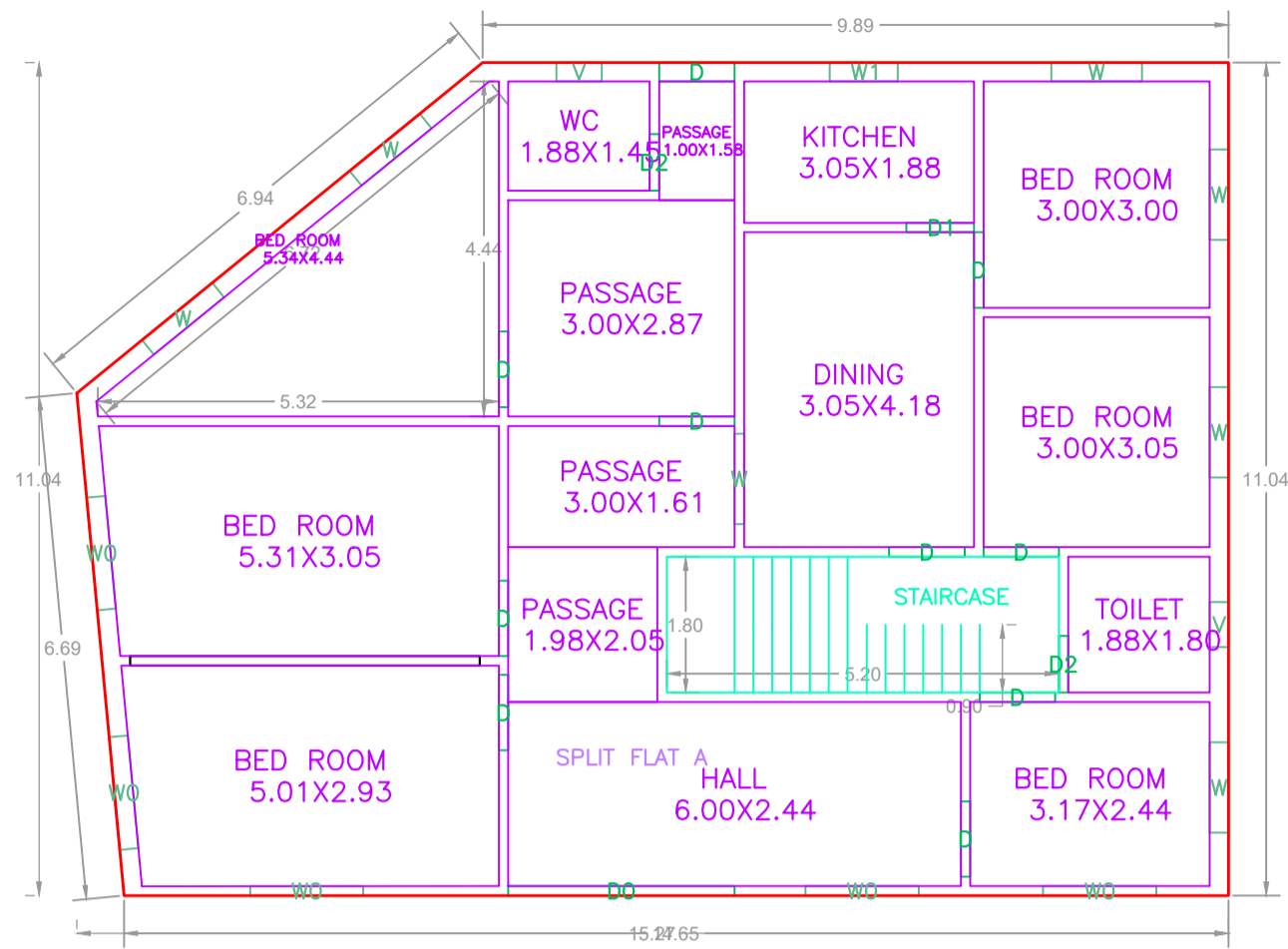
COLOR INDEX	
PLOT BOUNDARY	Black
ABUTTING ROAD	Green
PROPOSED CONSTRUCTION	Red
COMMON PLOT	Yellow
ROAD WIDENING AREA	Blue
EXISTING (To be retained)	Light Blue
EXISTING (To be demolished)	Orange

Buildingwise Floor FAR Details

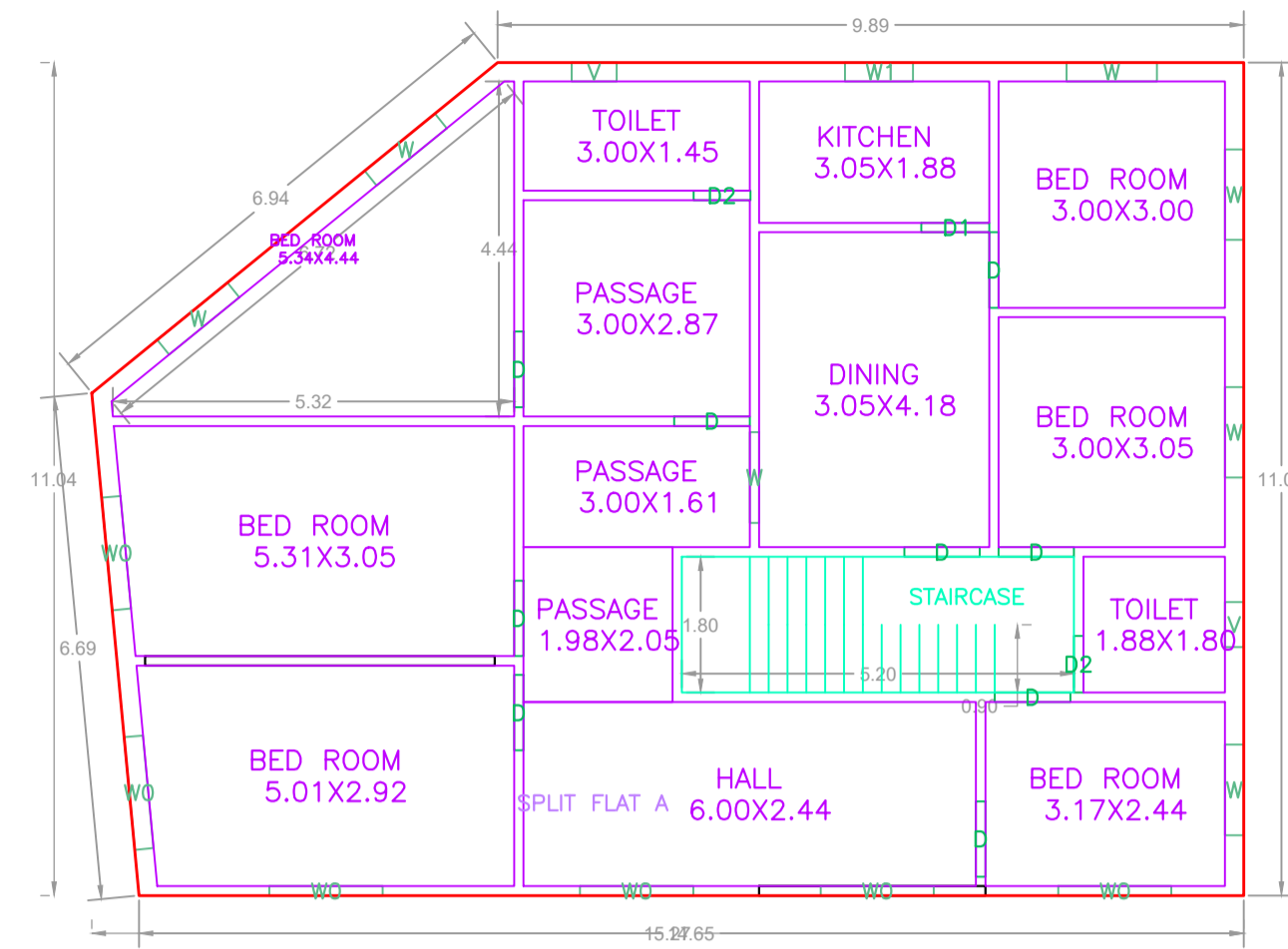
Floor Name	Building Name		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Ground Floor	154.77	154.77	154.77	154.77
First Floor	154.77	154.77	154.77	154.77
Terrace Floor	0.00	0.00	0.00	0.00
Total :	309.54	309.54	309.54	309.54

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

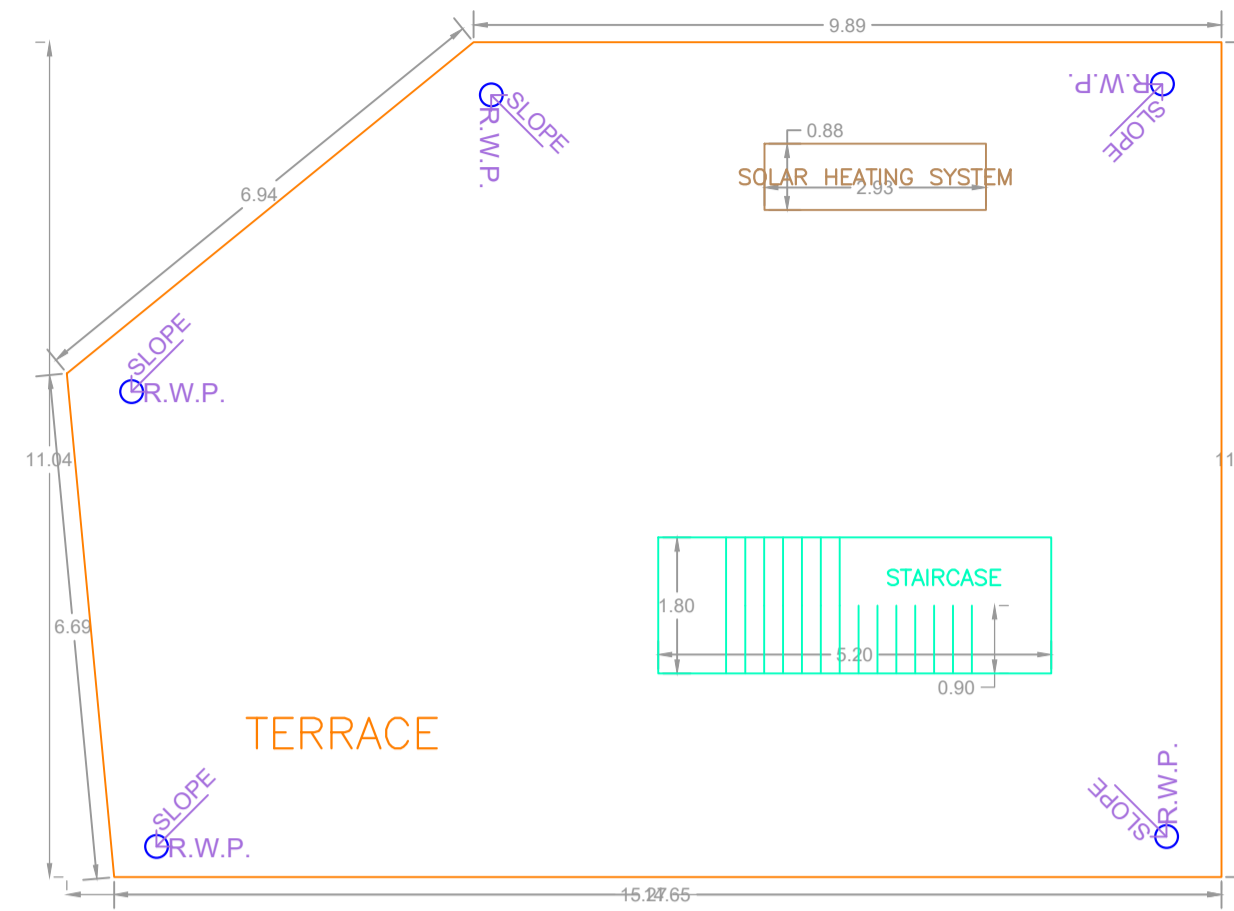
Proposal Basic Information	
Proposal File No.	JNP/ENG/001/2024
Owner Name	1 SRI ASHOK KUMAR 2 SMT PRATIMA DEVI
Khata No	06
Plot No	227
Village Name	Nawada
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment



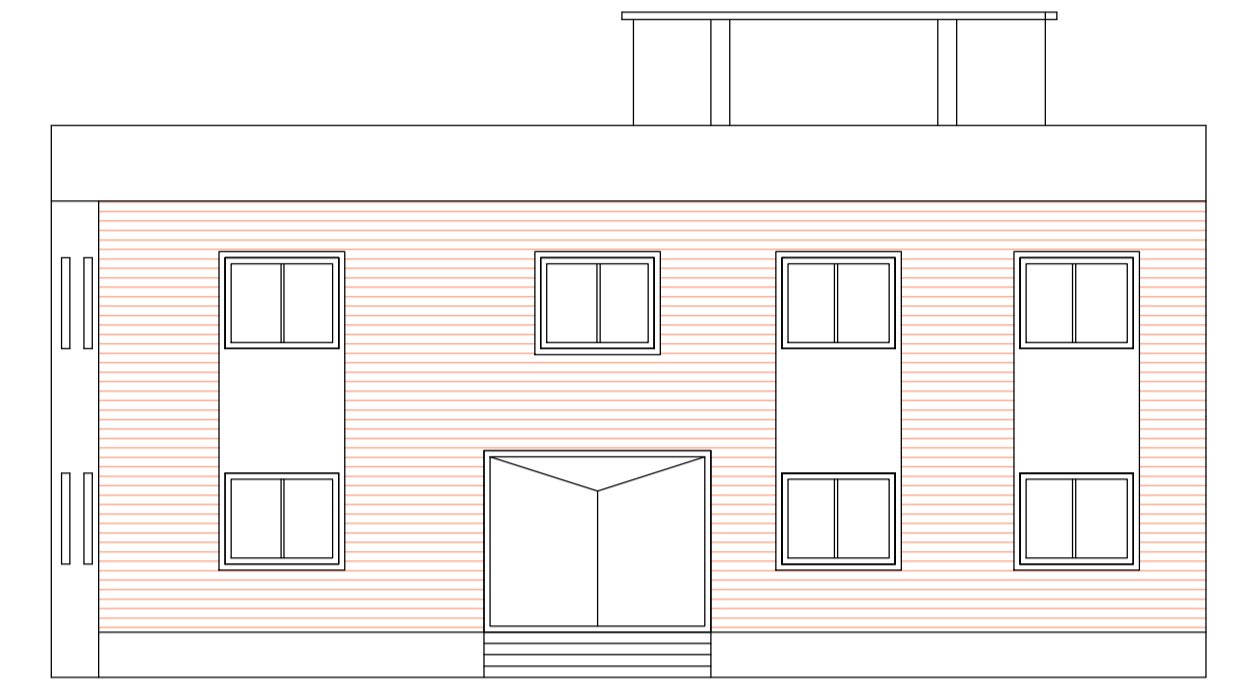
GROUND FLOOR PLAN
(Proposed)
(SCALE 1:100)



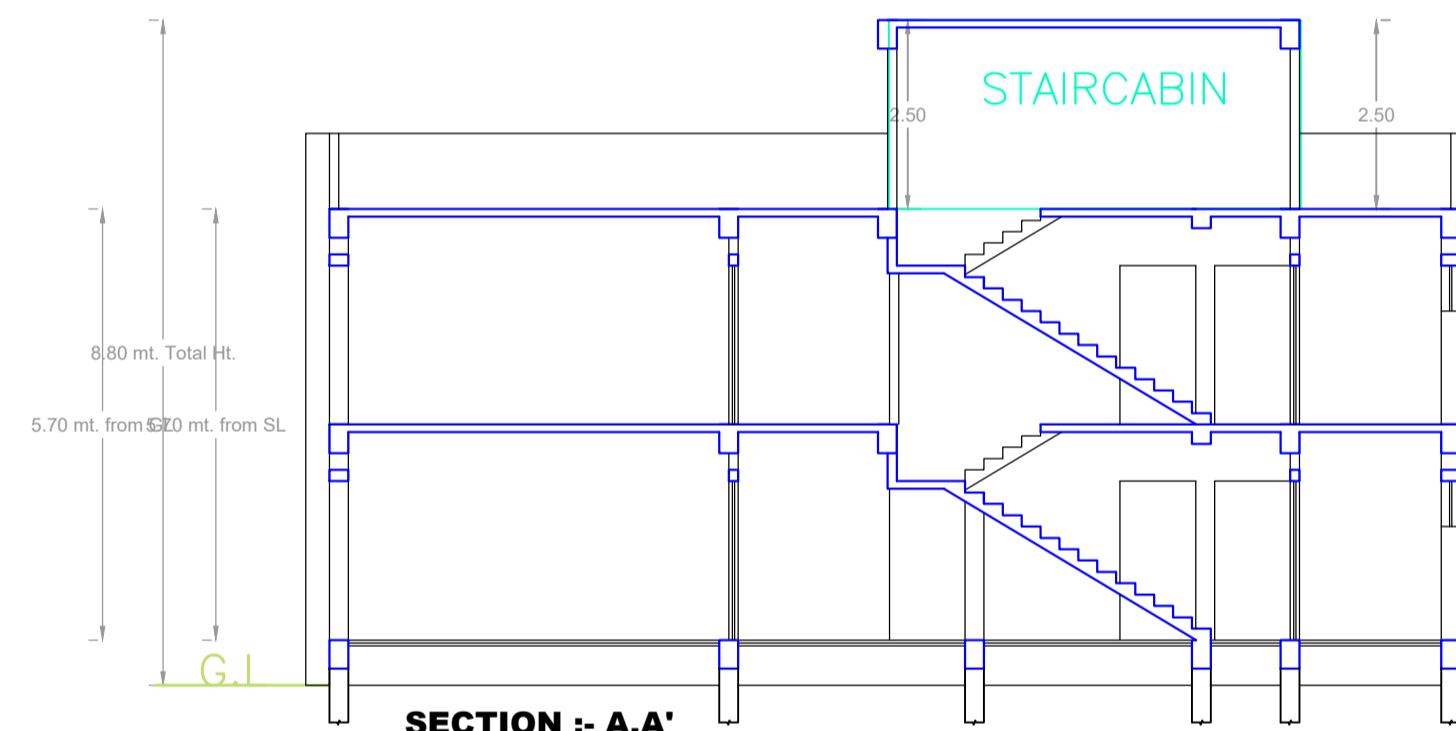
FIRST FLOOR PLAN
(Proposed)
(SCALE 1:100)



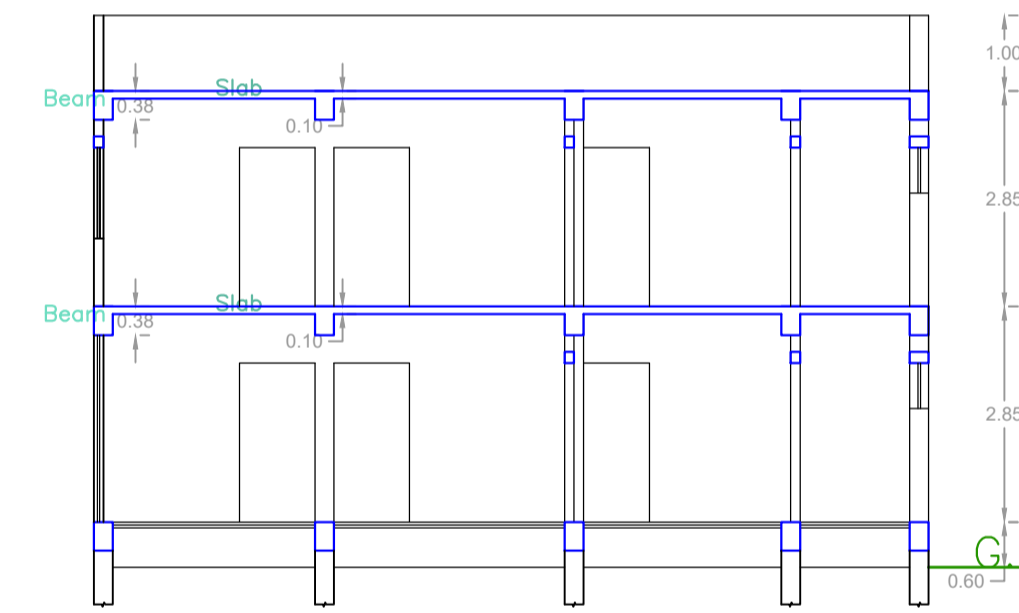
TERRACE FLOOR PLAN
(SCALE 1:100)



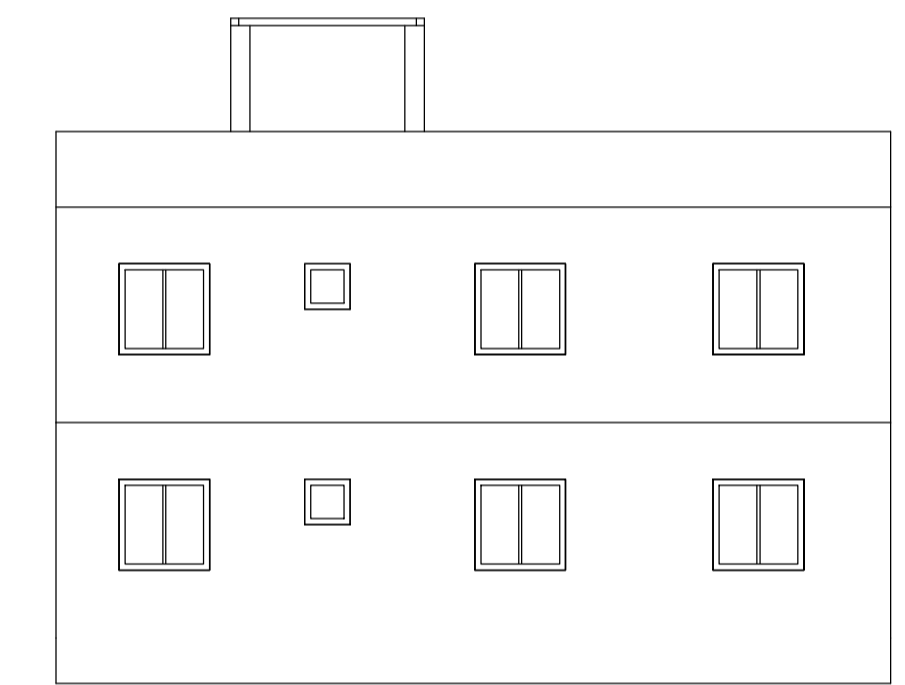
FRONT ELEVATION
SCALE - 1:100



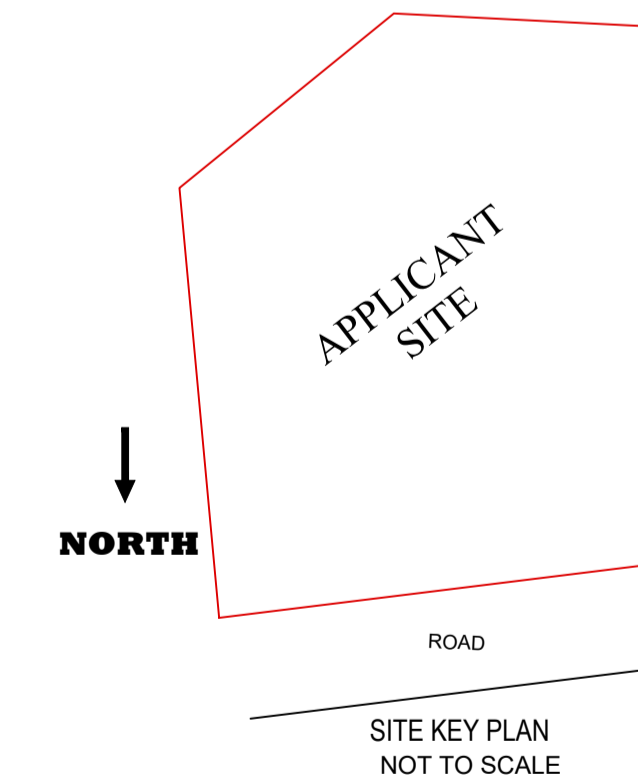
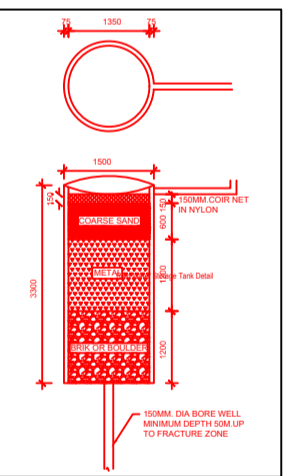
SECTION :- A,A'
SCALE :- 1=100



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



SIDE ELEVATION
SCALE - 1:100



APPLICANT SITE

NORTH

ROAD

SITE KEY PLAN
NOT TO SCALE

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
AA (1 SRI ASHOK KUMAR 2 SMT PRATIMA DEVI)	D2	0.75	2.10	04
AA (1 SRI ASHOK KUMAR 2 SMT PRATIMA DEVI)	D1	0.90	2.10	02
AA (1 SRI ASHOK KUMAR 2 SMT PRATIMA DEVI)	D	1.00	2.10	19
AA (1 SRI ASHOK KUMAR 2 SMT PRATIMA DEVI)	D0	3.00	2.40	01

SCHEDULE OF WINDOW/VENTILATION:

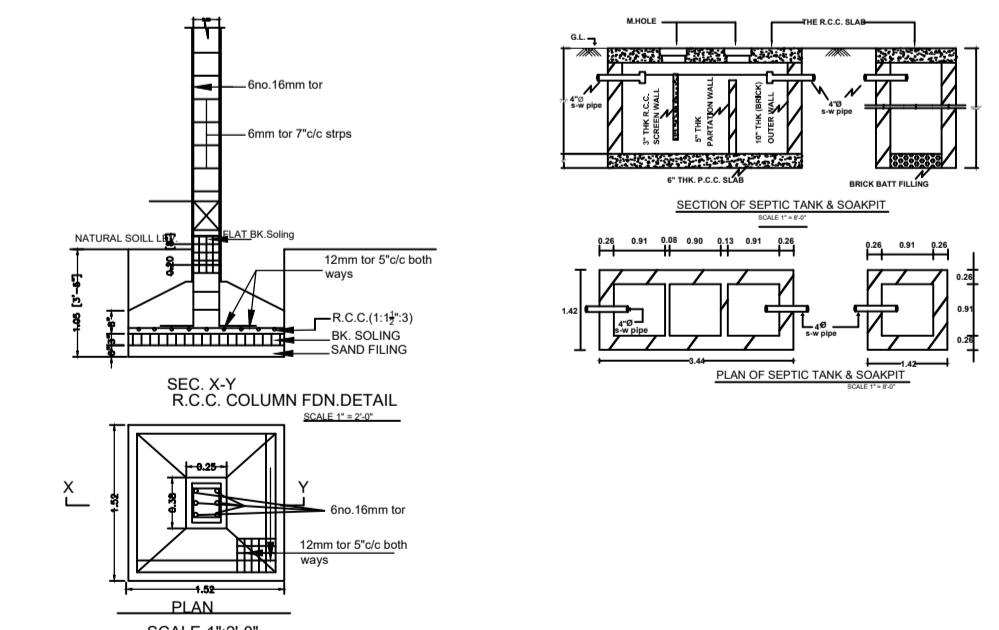
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
AA (1 SRI ASHOK KUMAR 2 SMT PRATIMA DEVI)	V	0.60	0.60	04
AA (1 SRI ASHOK KUMAR 2 SMT PRATIMA DEVI)	W1	0.90	1.20	02
AA (1 SRI ASHOK KUMAR 2 SMT PRATIMA DEVI)	W	1.20	1.20	14
AA (1 SRI ASHOK KUMAR 2 SMT PRATIMA DEVI)	W0	1.50	1.20	11

Building :AA (1 SRI ASHOK KUMAR 2 SMT PRATIMA DEVI)

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	154.77	154.77	154.77	154.77	01
First Floor	154.77	154.77	154.77	154.77	00
Terrace Floor	0.00	0.00	0.00	0.00	00
Total :	309.54	309.54	309.54	309.54	01
Total Number of Same Buildings	1				
Total :	309.54	309.54	309.54	309.54	01

UnitBUA Table for Building :AA (1 SRI ASHOK KUMAR 2 SMT PRATIMA DEVI)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT FLAT A	FLAT	266.62	265.46	15	1
FIRST FLOOR PLAN	SPLIT FLAT A	FLAT	0.00	0.00	14	0
Total:	-	-	266.62	265.46	29	1



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