

**SITE PLAN**  
(SCALE=1:100)

SITE PLAN

COLOR INDEX	
PLOT BOUNDARY	
ABUTTING ROAD	
PROPOSED CONSTRUCTION	
COMMON PLOT	
ROAD WIDENING AREA	
EXISTING (To be retained)	
EXISTING (To be demolished)	

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 FAR Area (Sq.mt.)	Trmt (No.)
			Balcony	Parking	Resi.	Stair				
A (BUILDING G2)	1	221.14	1.88	41.57	169.71	7.98	177.69	177.69	01	
Grand Total	1	221.14	1.88	41.57	169.71	7.98	177.69	177.69	01	

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
A (BUILDING G2)	Residential	Bungalow/ Dwelling / Non Apartment	Non-Highrise

Proposal Basic Information

Proposal File No.	PNPC/BP/0010/W05/2021
Owner Name	SUSHANT PRAKASH
Khata No	546
Plot No	07
Village Name	Pakur
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

AREA STATEMENT PAKUR NAGAR PARISHAD	VERSION NO.: 1.0.57	VERSION DATE: 16/10/2020
PROJECT DETAIL:		
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential	
District: PAKUR	Plot SubUse: Bungalow/ Dwelling / Non Apartment	
Authority: PAKUR NAGAR PARISHAD	PlotNearby/ReligiousStructure: NA	
Inward_No: PNP/0010/W05/2021	Plot/SubPlot No: 07	
Application Type: General Proposal	North: -	
Project Type: Building Permission	South: -	
Nature of Development: New	East: -	
Location of Development Area: Old Area	West: -	
AREA DETAILS:		
AREA OF PLOT (Minimum)	(A)	SQ.MT.
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	121.25
Deduction for Balance Plot Area(from Gross Plot Area)		
Common Plot		18.72
Total		18.72
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	102.53
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	121.25
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions)	121.25
COVERAGE CHECK		
Permissible Coverage area ( 70.00 % )		84.88
Proposed Coverage Area ( 59.76 % )		72.46
Total Prop. Coverage Area ( 59.76 % )		72.46
Balance coverage area ( 10.24 % )		12.42
FAR CHECK		
Perm. FAR Area ( 1.50 )		181.88
Total Perm. FAR area		181.88
Residential FAR		169.71
Proposed FAR Area		177.69
Total Proposed FAR Area		177.69
Consumed FAR (Factor)		1.47
Balance FAR Area		4.19
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		221.14
ARCHITECT (Regd)	Navin Kumar Mandal	
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)	SUSHANT PRAKASH	
DEVELOPMENT AUTHORITY		LOCAL BODY

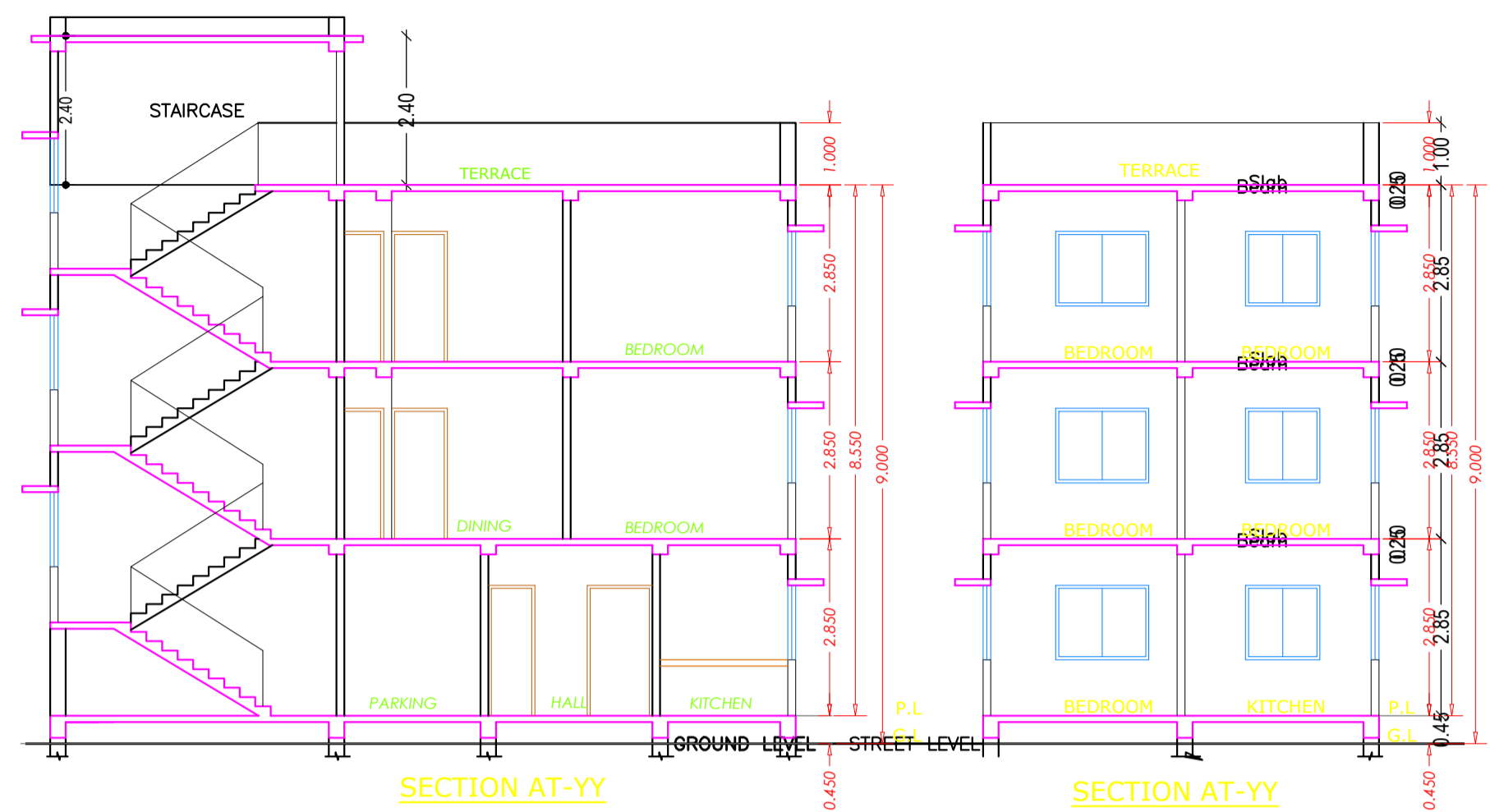
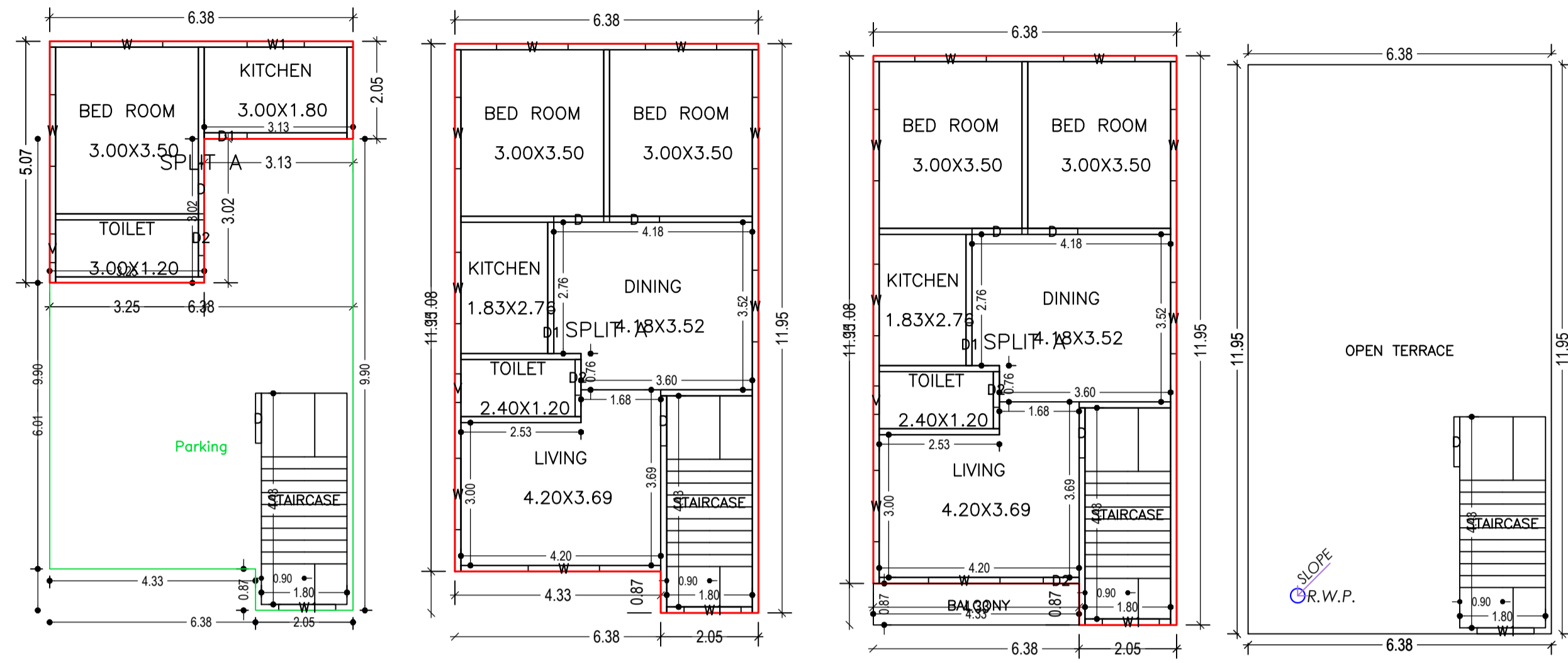
Buildingwise Floor FAR Details

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	72.46	30.89	72.46	30.89
First Floor	72.46	72.46	72.46	72.46
Second Floor	76.22	74.34	76.22	74.34
Terrace Floor	0.00	0.00	0.00	0.00
Total :	221.14	177.69	221.14	177.69

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
Navin Kumar Mandal PNPC/ENG/0004/2019			

Proposal Basic Information

Proposal File No.	PNPC/BP/0010/W05/2021
Owner Name	SUSHANT PRAKASH
Khata No	546
Plot No	07
Village Name	Pakur
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment



Building :A (BUILDING G2)

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.)	Tmmt (No.)
Ground Floor	72.46	0.00	41.57	22.91	7.98	30.89	01
First Floor	72.46	0.00	0.00	72.46	0.00	72.46	00
Second Floor	76.22	1.88	0.00	74.34	0.00	74.34	00
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	221.14	1.88	41.57	169.71	7.98	177.69	01

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)

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (BUILDING G2)	D2	0.75	2.10	04
A (BUILDING G2)	D1	0.90	2.10	03
A (BUILDING G2)	D	1.05	2.10	07

SCHEDULE OF WINDOW/VENTILATION:

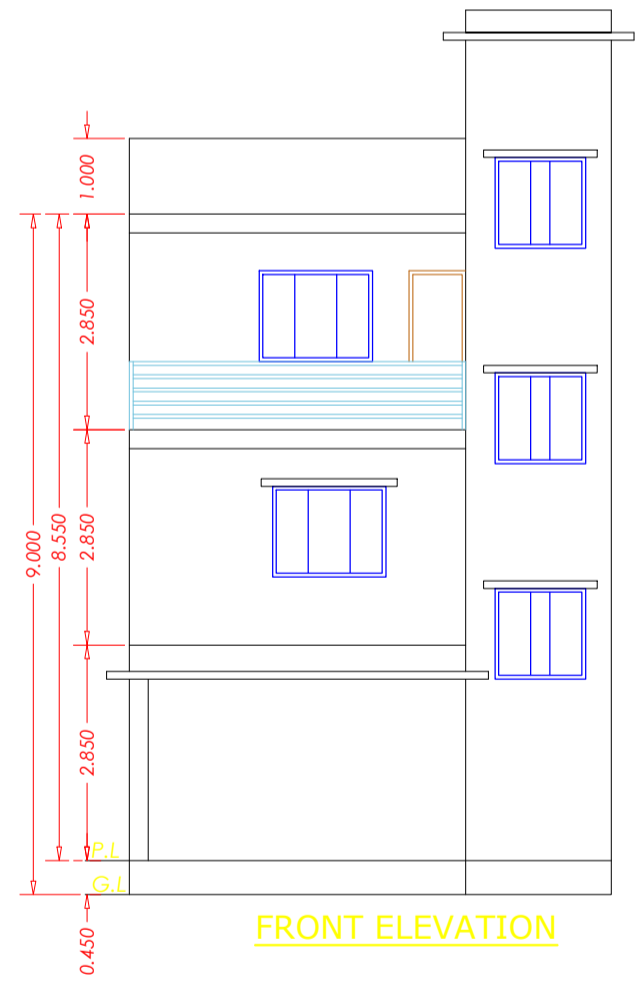
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (BUILDING G2)	V	0.60	0.60	03
A (BUILDING G2)	W1	1.20	1.20	05
A (BUILDING G2)	W	1.50	1.20	18

UnitBUA Table for Building :A (BUILDING G2)

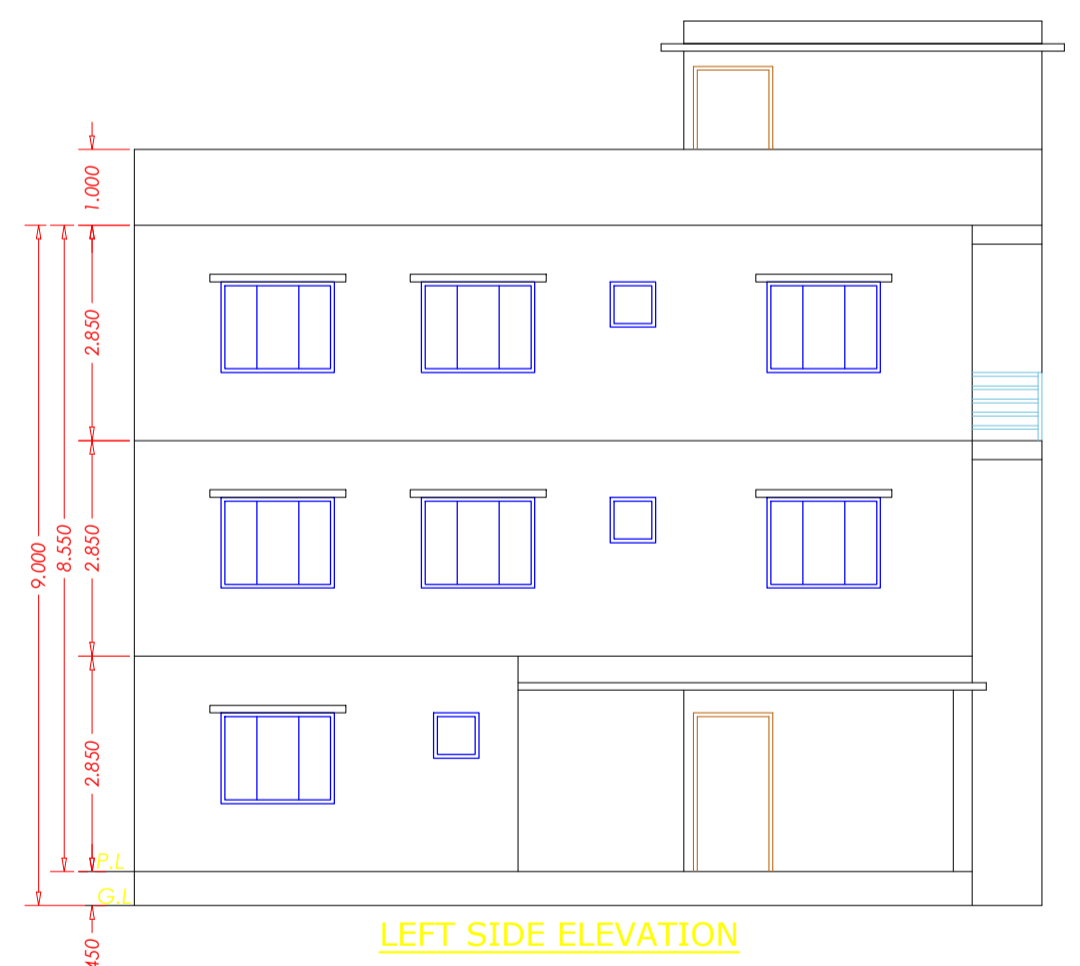
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT A	FLAT	171.59	149.35	3	1
FIRST FLOOR PLAN	SPLIT A	FLAT	0.00	0.00	6	0
SECOND FLOOR PLAN	SPLIT A	FLAT	0.00	0.00	6	0
Total:	-	-	171.59	149.35	15	1

Balcony Calculations Table

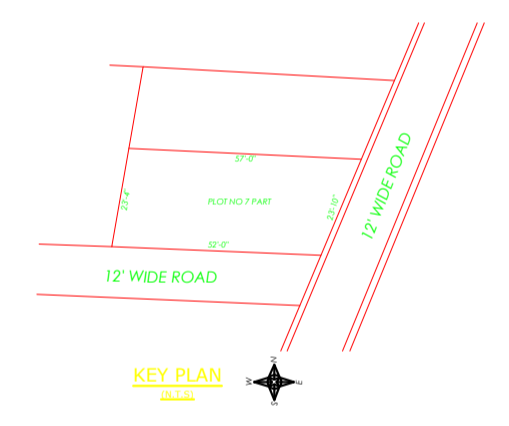
FLOOR	SIZE	AREA	TOTAL AREA
SECOND FLOOR PLAN	0.87 X 4.33 X 1 X 1	3.77	3.77
Total	-	-	3.77



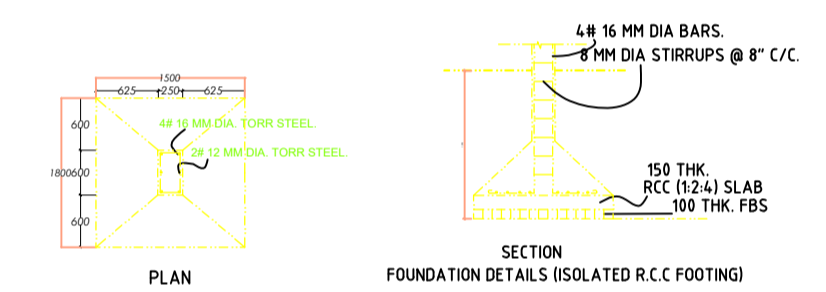
FRONT ELEVATION



LEFT SIDE ELEVATION



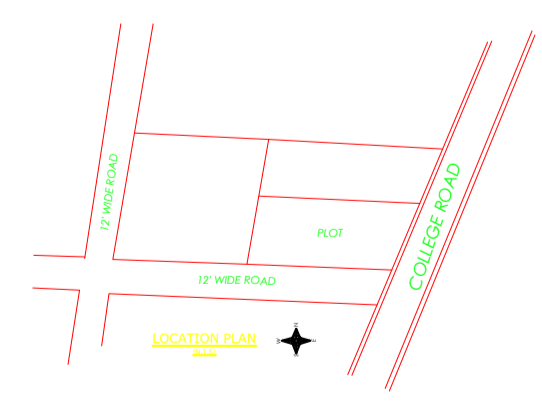
KEY PLAN



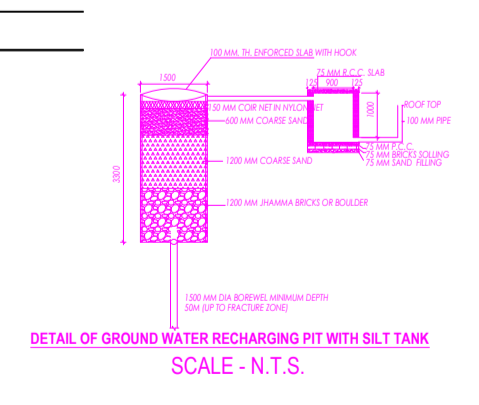
PLAN

SECTION FOUNDATION DETAILS ISOLATED R.C.C FOOTING

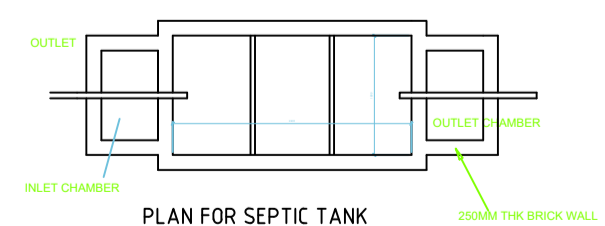
**CERTIFICATE**  
This is to certify that the structural design of this building will be as per IS 1893-1984 & 4326-1993 to make the same Earth quake resistant.



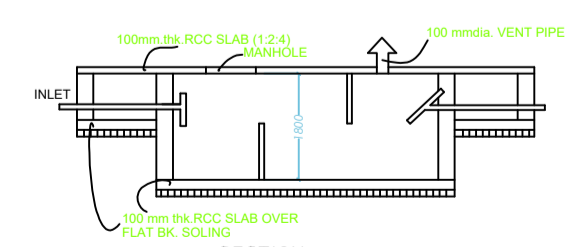
LOCATION PLAN



DETAIL OF GROUND WATER RECHARGING PIT WITH FLOAT TANK SCALE - N.T.S.



PLAN FOR SEPTIC TANK



SECTION SCALE 1:50 SEPTIC TANK DETAILS

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
Navin Kumar Mandal PNPC/ENG/0004/2019			