

Proposal Basic Information	
Proposal File No.	PNPC/BP/0008/W09/2021
Owner Name	PREETI RANI
Khata No	554
Plot No	2029
Village Name	Pakur
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

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

AREA STATEMENT PAKUR NAGAR PARISHAD		VERSION NO.: 1.0.55
		VERSION DATE: 16/10/2020
<b>PROJECT DETAIL:</b>		
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential	
District: PAKUR	Plot SubUse: Bungalow/ Dwelling / Non Apartment	
Authority: PAKUR NAGAR PARISHAD	PlotNearbyReligiousStructure: NA	
Inward_No: PNP/0008/W09/2021	Plot/SubPlot No: 2029	
Application Type: General Proposal	North: -	
Project Type: Building Permission	South: -	
Nature of Development: New	East: -	
Location of Development Area: Old Area	West: -	
<b>AREA DETAILS:</b>		
AREA OF PLOT (Minimum)	(A)	132.89
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	132.89
Deduction for Balance Plot Area(from Gross Plot Area)		
Common Plot		18.01
Total		18.01
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	114.88
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	132.89
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions)	132.89
<b>COVERAGE CHECK</b>		
Permissible Coverage area ( 70.00 % )		93.02
Proposed Coverage Area ( 67.54 % )		89.76
Total Prop. Coverage Area ( 67.54 % )		89.76
Balance coverage area ( 2.45 % )		3.26
<b>FAR CHECK</b>		
Perm. FAR Area ( 1.50 )		199.33
Total Perm. FAR area		199.33
Residential FAR		179.52
Proposed FAR Area		179.52
Total Proposed FAR Area		179.52
Consumed FAR (Factor)		1.35
Balance FAR Area		19.81
<b>BUILT UP AREA CHECK</b>		
Total Proposed BuiltUp Area		179.52
ARCHITECT (Regd)	Navin Kumar Mandal	
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)	PREETI RANI	
DEVELOPMENT AUTHORITY		LOCAL BODY

Buildingwise Floor FAR Details

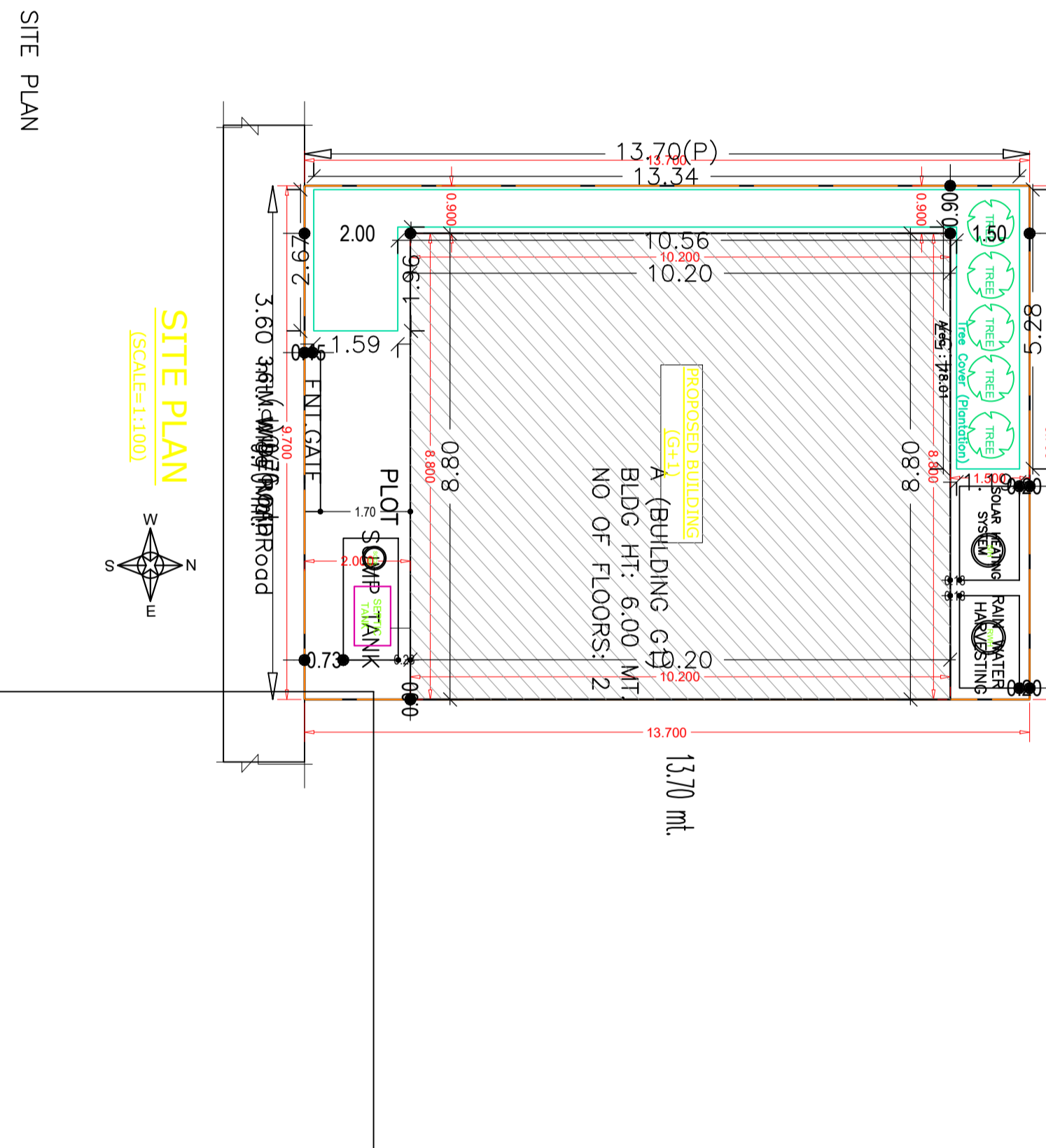
Floor Name	Building Name A (BUILDING G1)		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Ground Floor	89.76	89.76	89.76	89.76
First Floor	89.76	89.76	89.76	89.76
Terrace Floor	0.00	0.00	0.00	0.00
Total :	179.52	179.52	179.52	179.52

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
A (BUILDING G1)	Residential	Bungalow/ Dwelling / Non Apartment	Non-Highrise

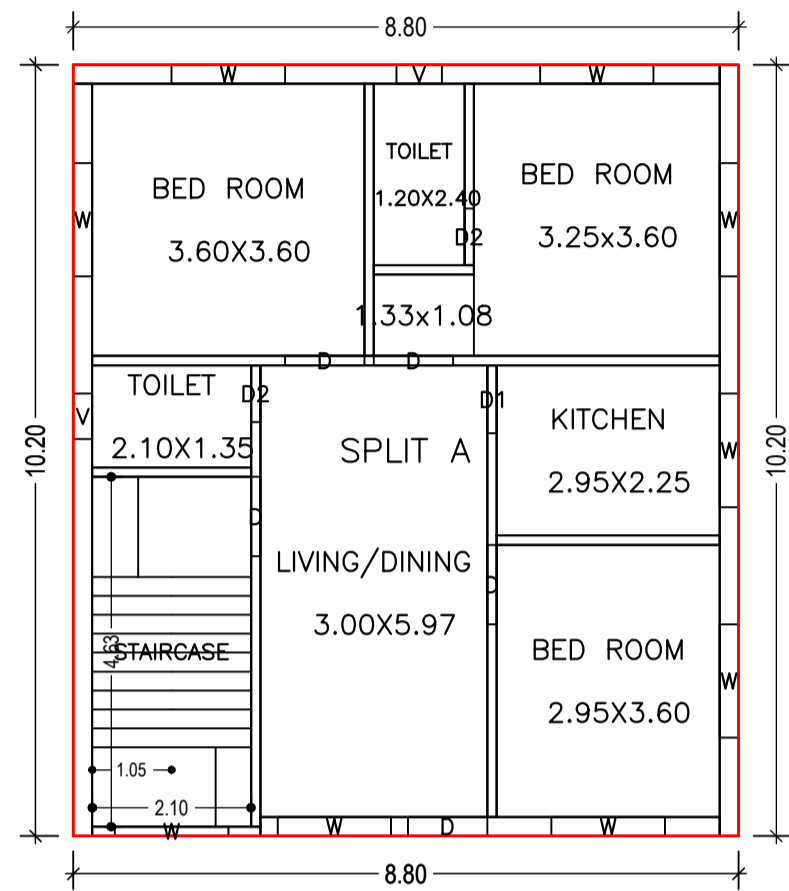
FAR & Tenement Details (Table 4c-1)

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.)
A (BUILDING G1)	1	179.52	179.52	179.52	179.52	01
Grand Total :	1	179.52	179.52	179.52	179.52	01

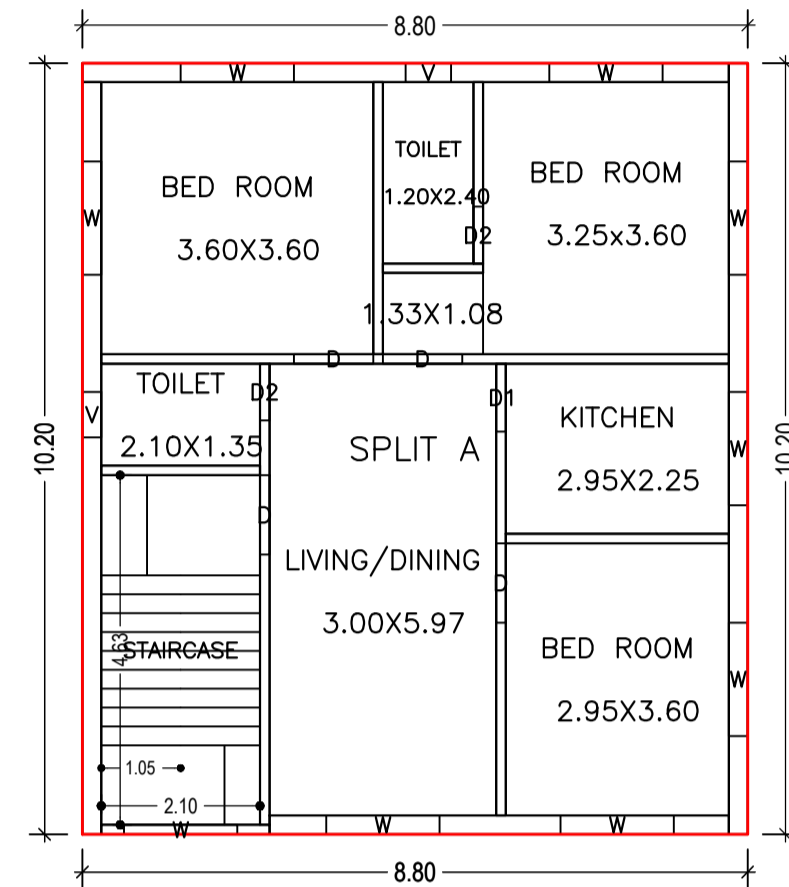


LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
Navin Kumar Mandal PNPC/ENG/0004/2019			

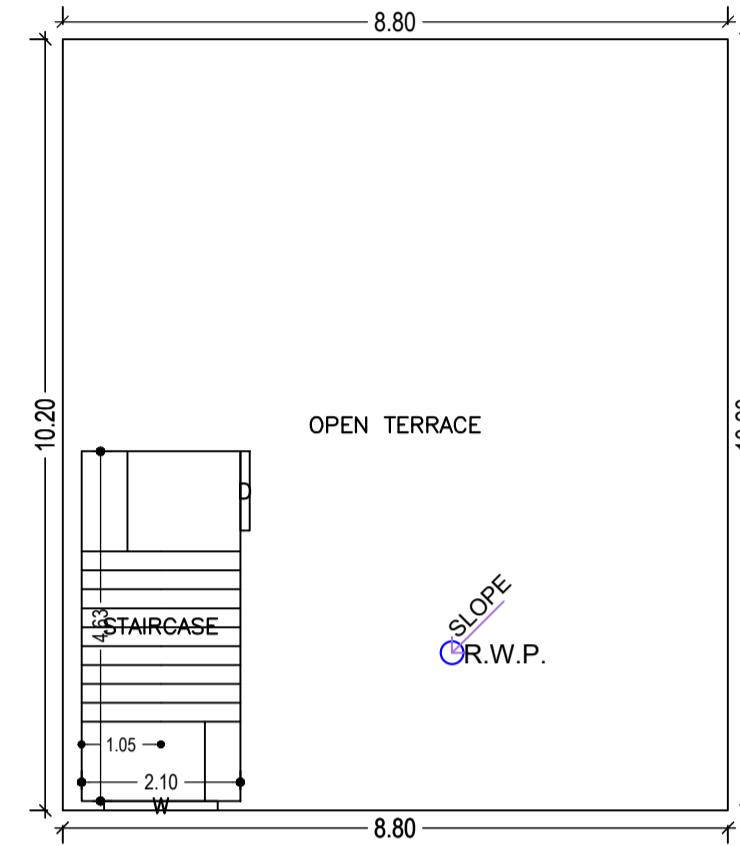
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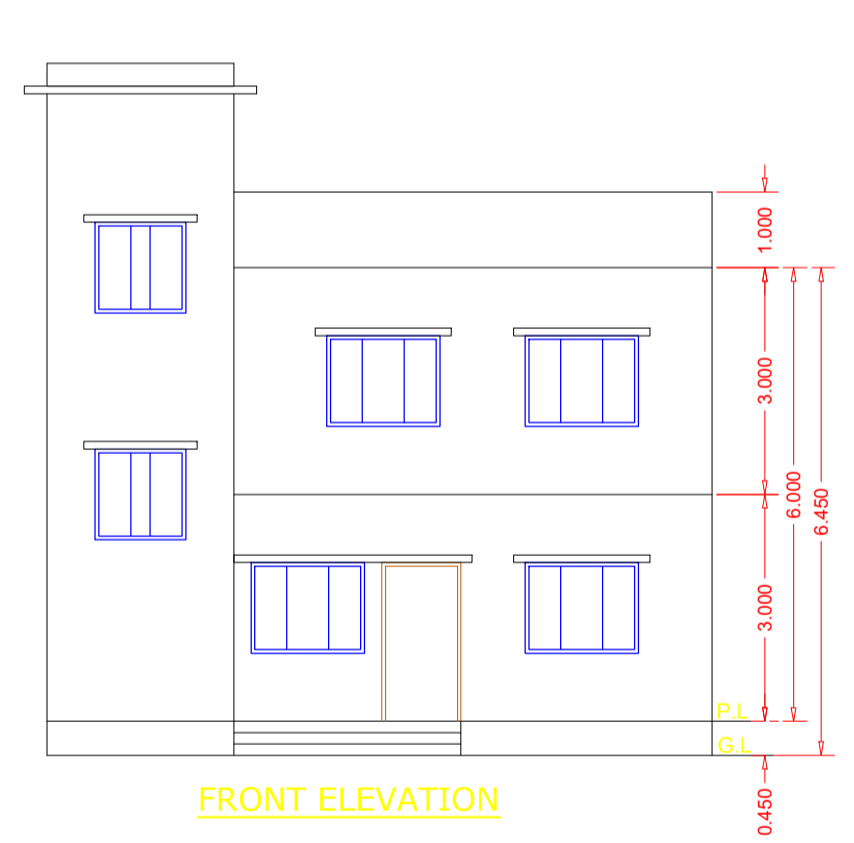
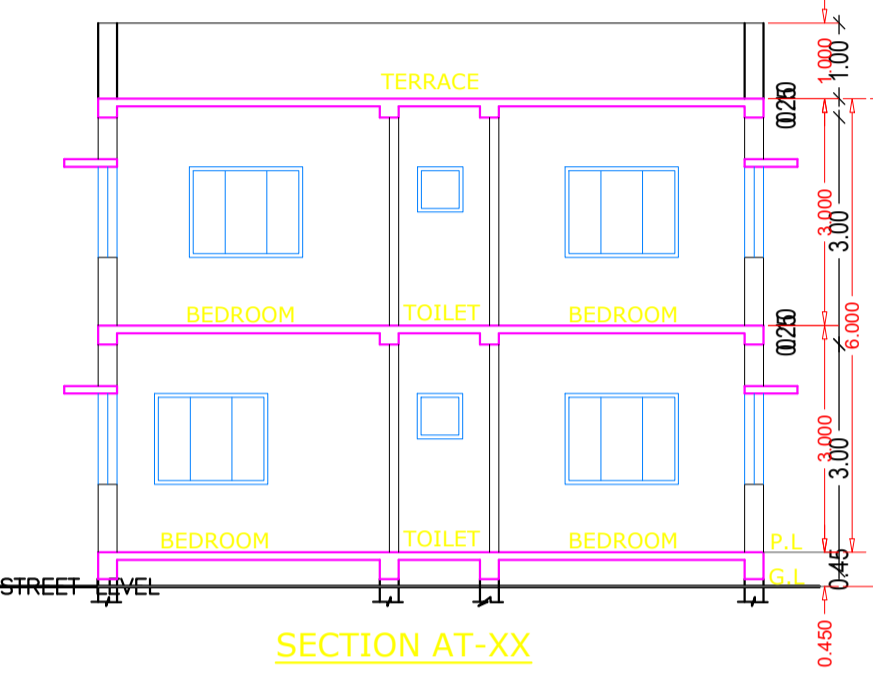
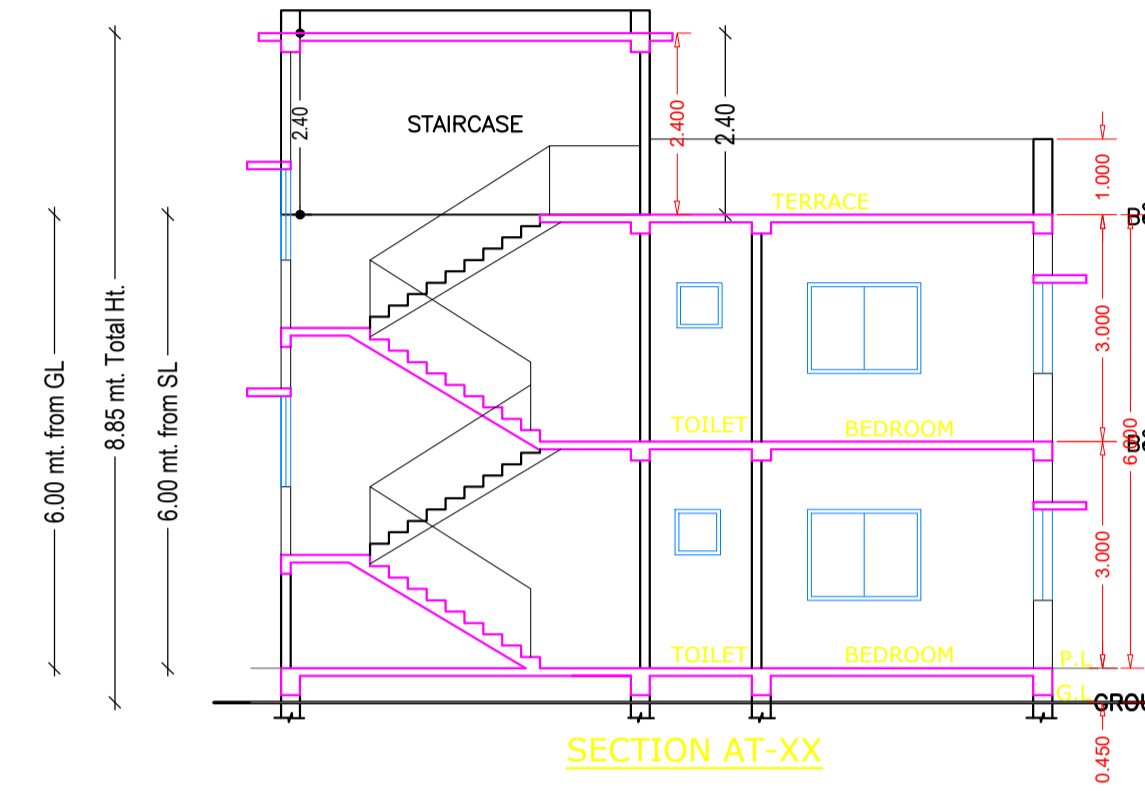
GROUND FLOOR PLAN (Proposed) (SCALE 1:100)



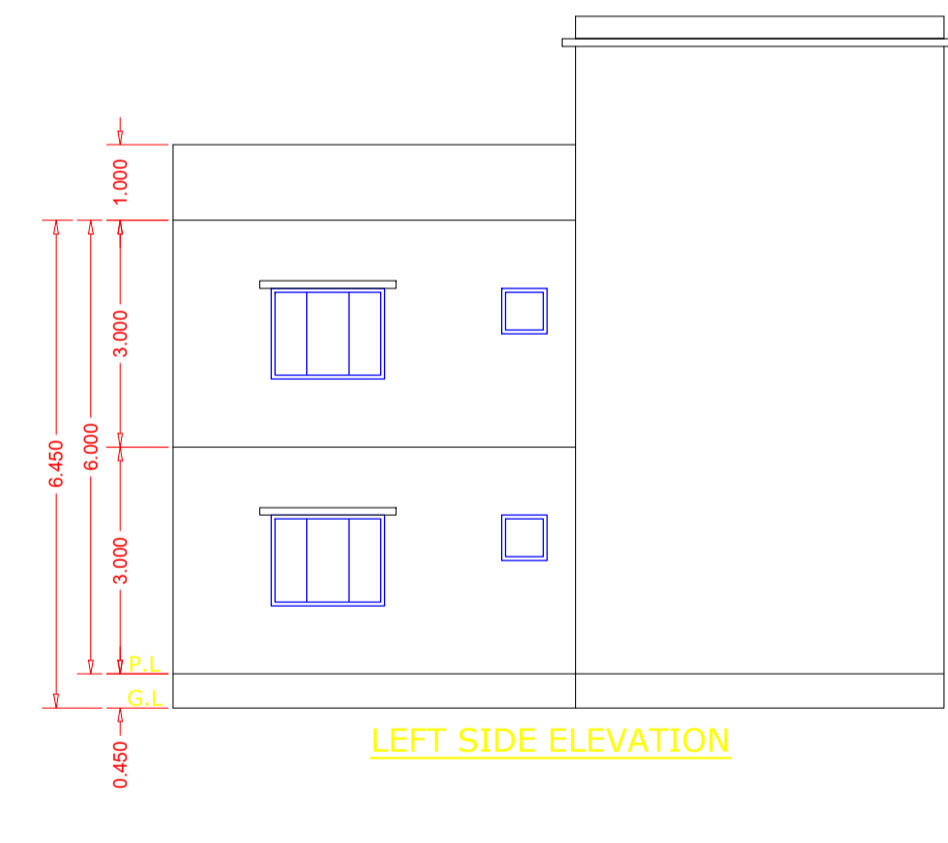
FIRST FLOOR PLAN (Proposed) (SCALE 1:100)



TERRACE FLOOR PLAN (SCALE 1:100)



FRONT ELEVATION



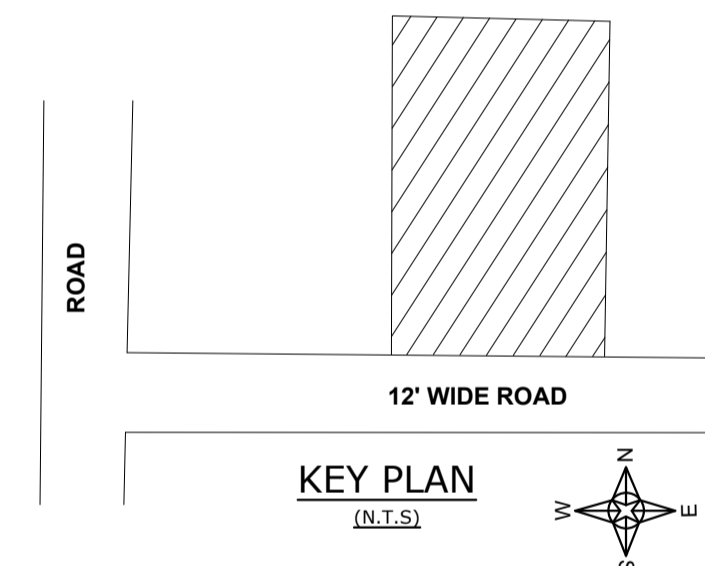
LEFT SIDE ELEVATION

Building :A (BUILDING G1)

Floor Name	Total Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Trmt (No.)
		Resi.			
Ground Floor	89.76	89.76	89.76	89.76	01
First Floor	89.76	89.76	89.76	89.76	00
Terrace Floor	0.00	0.00	0.00	0.00	00
Total:	179.52	179.52	179.52	179.52	01
Total Number of Same Buildings	1				
Total:	179.52	179.52	179.52	179.52	01

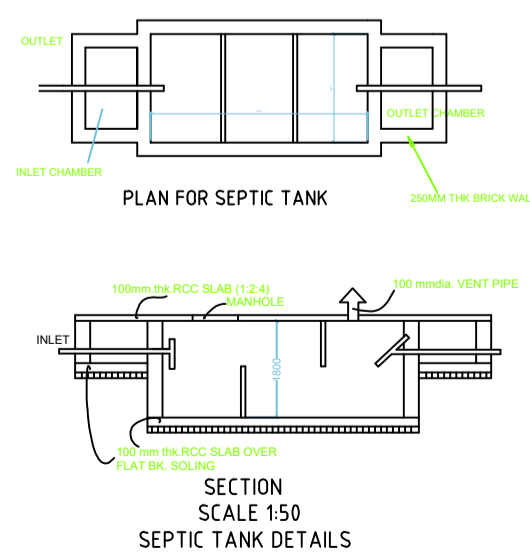
UnitBUA Table for Building :A (BUILDING G1)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT A	FLAT	179.52	153.39	7	1
FIRST FLOOR PLAN	SPLIT A	FLAT	0.00	0.00	7	0
Total:	-	-	179.52	153.39	14	1

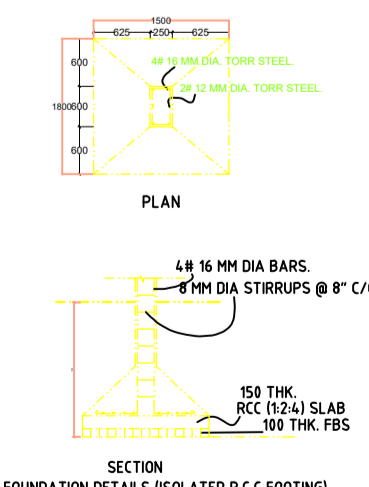


KEY PLAN (N.T.S)

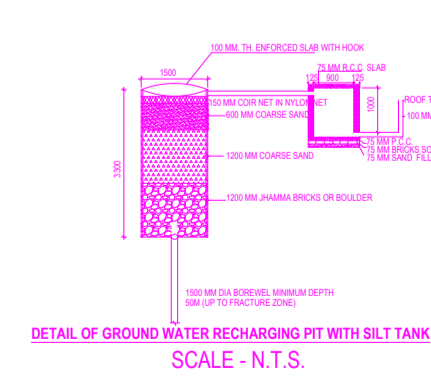
CERTIFICATE  
This is to certify that the structural design of this building will be as per IS 1893-1984 & 4326-1993 to make the same Earth quake resistant.



SECTION SCALE 1:50 SEPTIC TANK DETAILS



SECTION FOUNDATION DETAILS ISOLATED R.C.C FOOTING



SCALE - N.T.S.

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