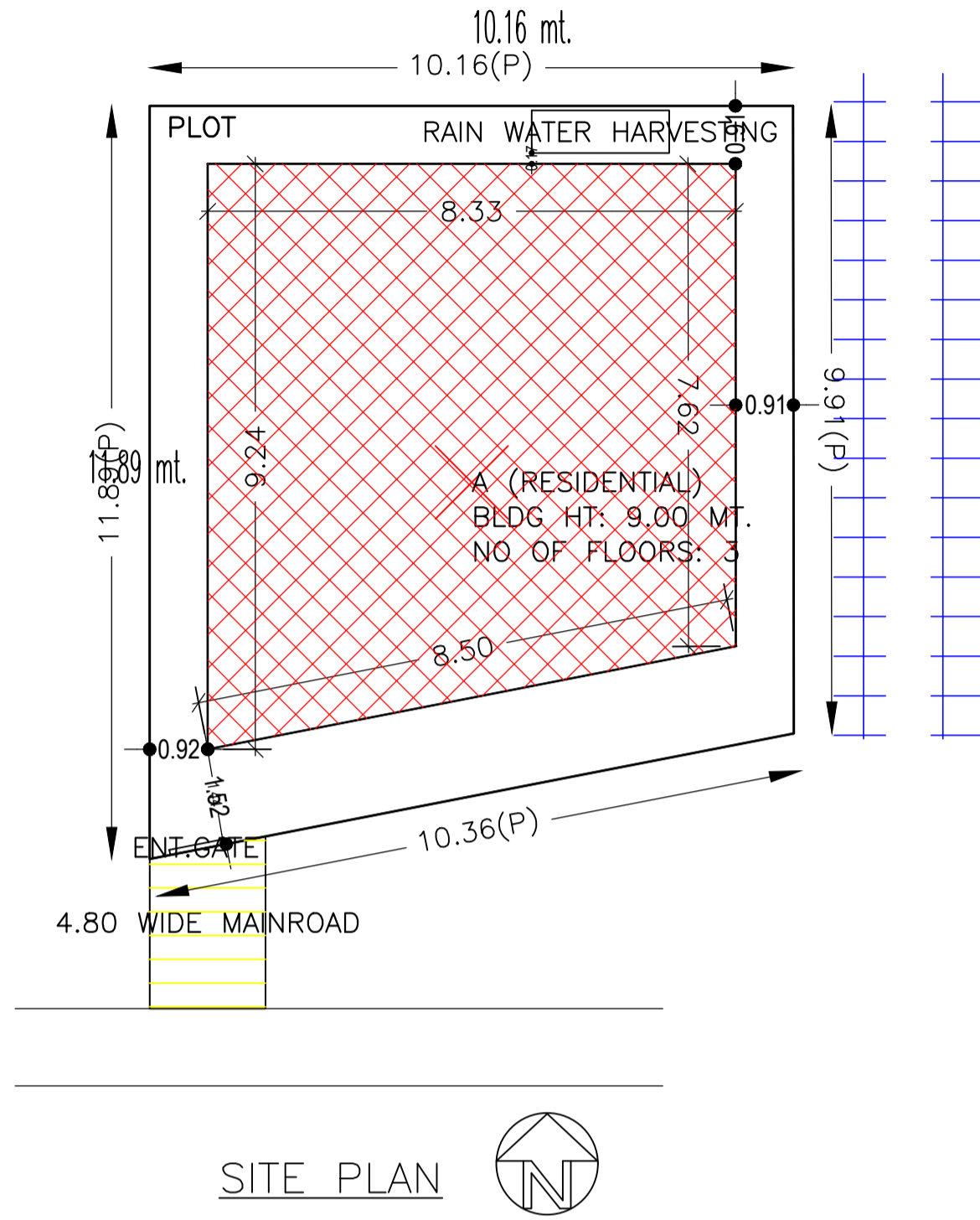


SITE PLAN



AREA STATEMENT PAKUR NAGAR PARISHAD		VERSION NO.: 1.0.66
PROJECT DETAIL:		VERSION DATE: 16/10/2020
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/CP/0020/W06/2023	Plot/SubPlot No: 1134	
Application Type: General Proposal	North: -	
Project Type: Building Permission	South: Road Width - 4.8	
Nature of Development: New	East: -	
Location of Development Area: Old Area	West: -	
AREA DETAILS:		
AREA OF PLOT (Minimum)	(A)	SQ.MT. 110.78
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	110.78
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	110.78
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	110.78
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions)	110.78
COVERAGE CHECK		
Permissible Coverage area ( 70.00 % )		77.55
Proposed Coverage Area ( 63.44 % )		70.28
Total Prop. Coverage Area ( 63.44 % )		70.28
Balance coverage area ( 6.56 % )		7.27
FAR CHECK		
Perm. FAR Area ( 1.800 )		199.40
Total Perm. FAR area		199.40
Residential FAR		210.85
Proposed FAR Area		210.85
Total Proposed FAR Area		210.85
Consumed FAR (Factor)		1.90
Balance FAR Area		-11.45
Total Paid Proposed FAR Area		11.45
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		210.84
ARCHITECT (Regd)	Navin Kumar Mandal	
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)	SUKUMAR MANDAL	
DEVELOPMENT AUTHORITY		LOCAL BODY

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

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 (RESIDENTIAL)	1	210.84	210.84	210.84	210.84	01
Grand Total :	1	210.84	210.84	210.84	210.84	01

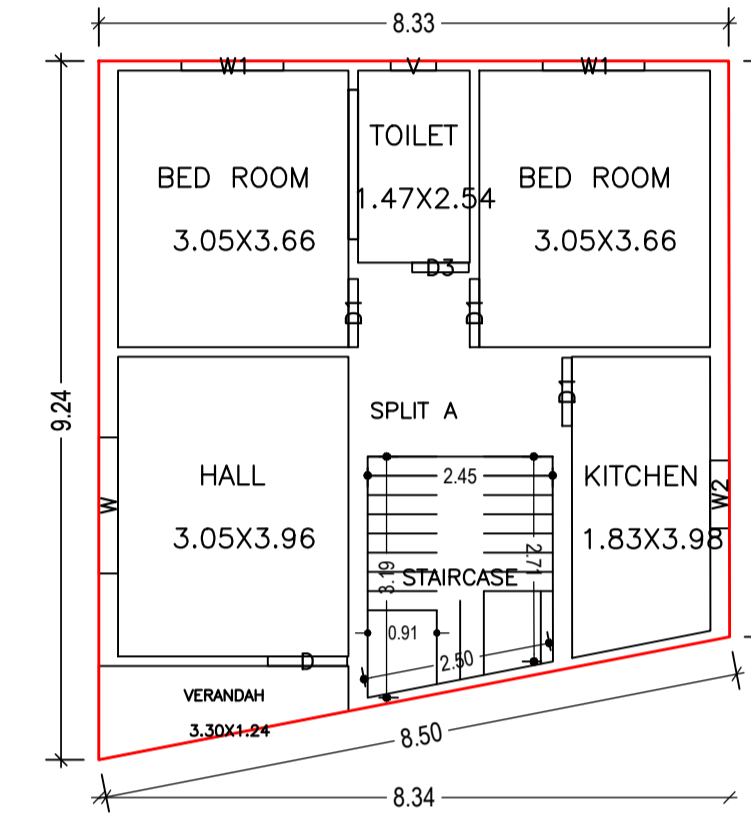
Proposal Basic Information	
Proposal File No.	PNPC/BP/0020/W06/2023
Owner Name	SUKUMAR MANDAL
Khata No	187
Plot No	1134
Village Name	Pakur
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

Buildingwise Floor FAR Details

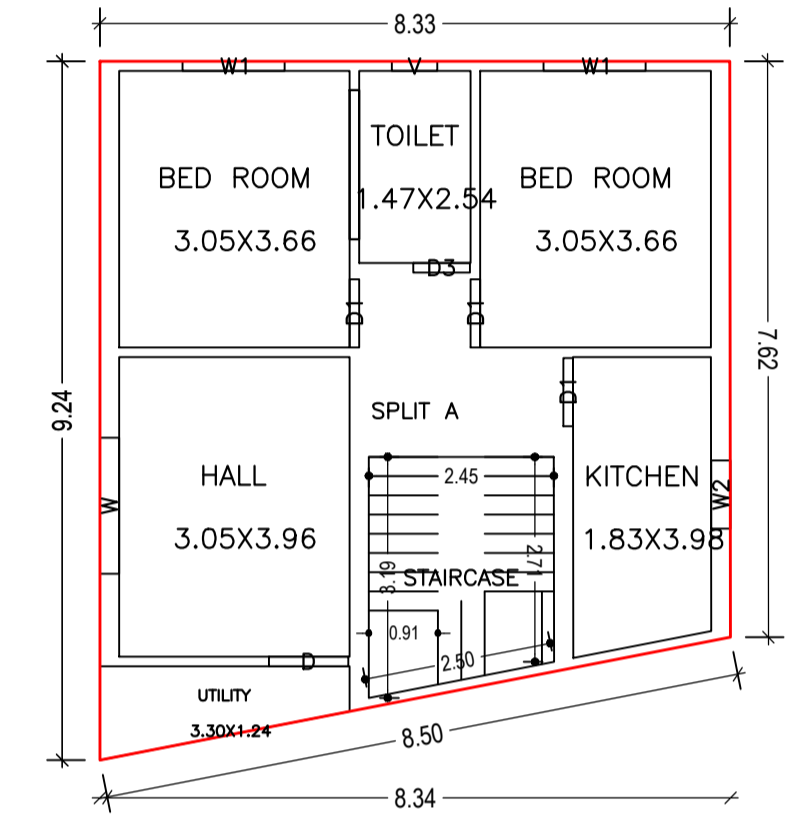
Floor Name	Building Name A (RESIDENTIAL)		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Ground Floor	70.28	70.28	70.28	70.28
First Floor	70.28	70.28	70.28	70.28
Second Floor	70.28	70.28	70.28	70.28
Terrace Floor	0.00	0.00	0.00	0.00
Total :	210.84	210.84	210.84	210.84

Building USE/SUBUSE Details

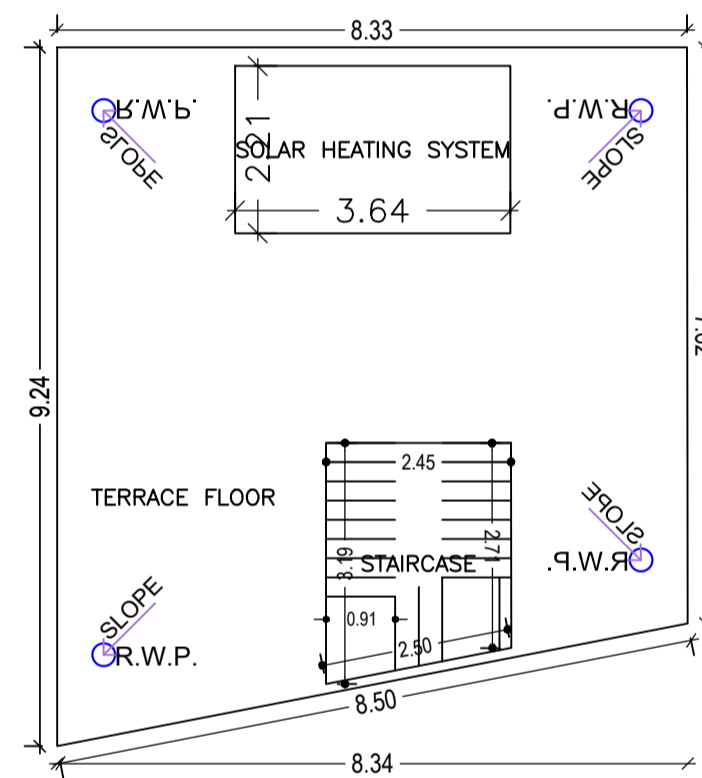
Building Name	Building Use	Building SubUse	Building Structure
A (RESIDENTIAL)	Residential	Bungalow/ Dwelling / Non Apartment	Non-Highrise



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



TYPICAL - 1 & 2 FLOOR PLAN (Proposed) (SCALE 1:100)



TERRACE FLOOR PLAN (SCALE 1:100)

Building :A (RESIDENTIAL)

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	70.28	70.28	70.28	70.28	01
First Floor	70.28	70.28	70.28	70.28	00
Second Floor	70.28	70.28	70.28	70.28	00
Terrace Floor	0.00	0.00	0.00	0.00	00
Total :	210.84	210.84	210.84	210.84	01
Total Number of Same Buildings	1				
Total :	210.84	210.84	210.84	210.84	01

SCHEDULE OF DOOR:

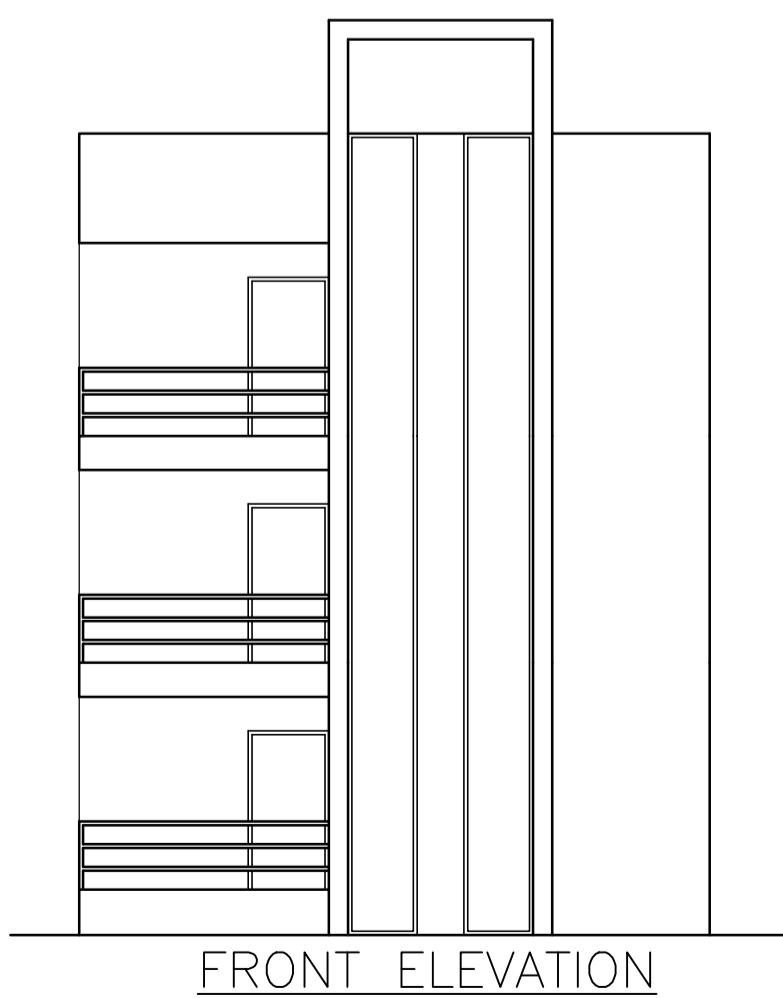
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENTIAL)	D3	0.75	2.10	03
A (RESIDENTIAL)	D1	0.90	2.10	09
A (RESIDENTIAL)	D	1.05	2.10	03

SCHEDULE OF WINDOW/VENTILATION:

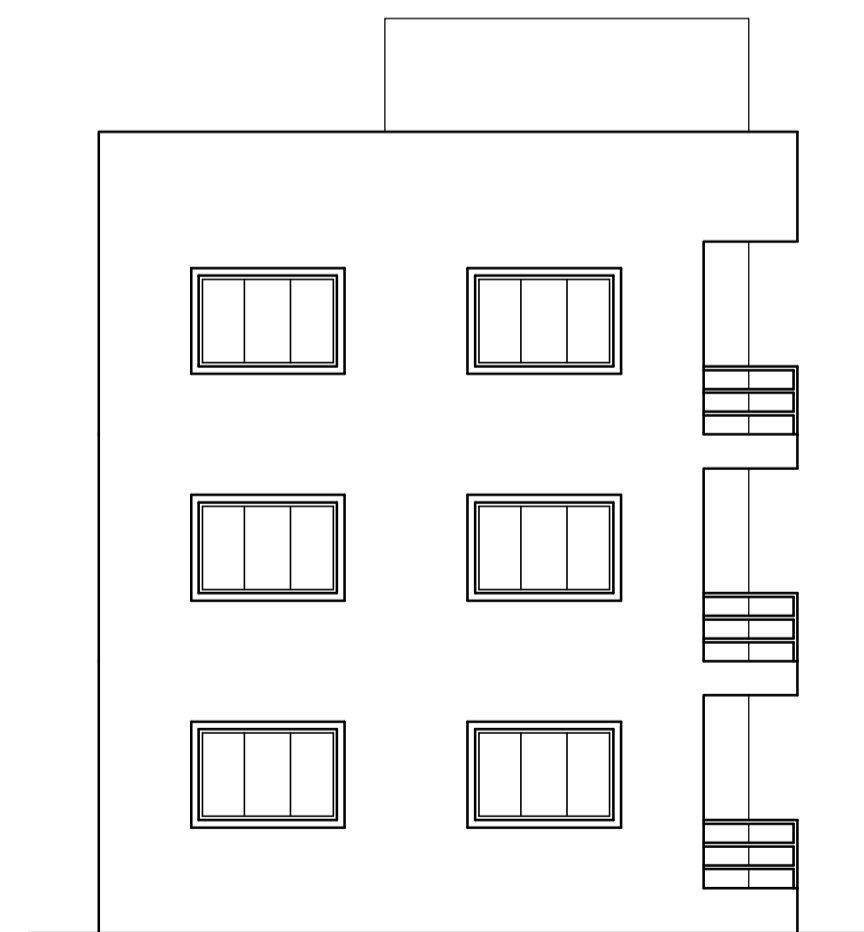
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENTIAL)	V	0.60	1.20	03
A (RESIDENTIAL)	W2	0.90	1.20	03
A (RESIDENTIAL)	W1	1.35	1.20	06
A (RESIDENTIAL)	W	1.80	1.20	03

UnitBUA Table for Building :A (RESIDENTIAL)

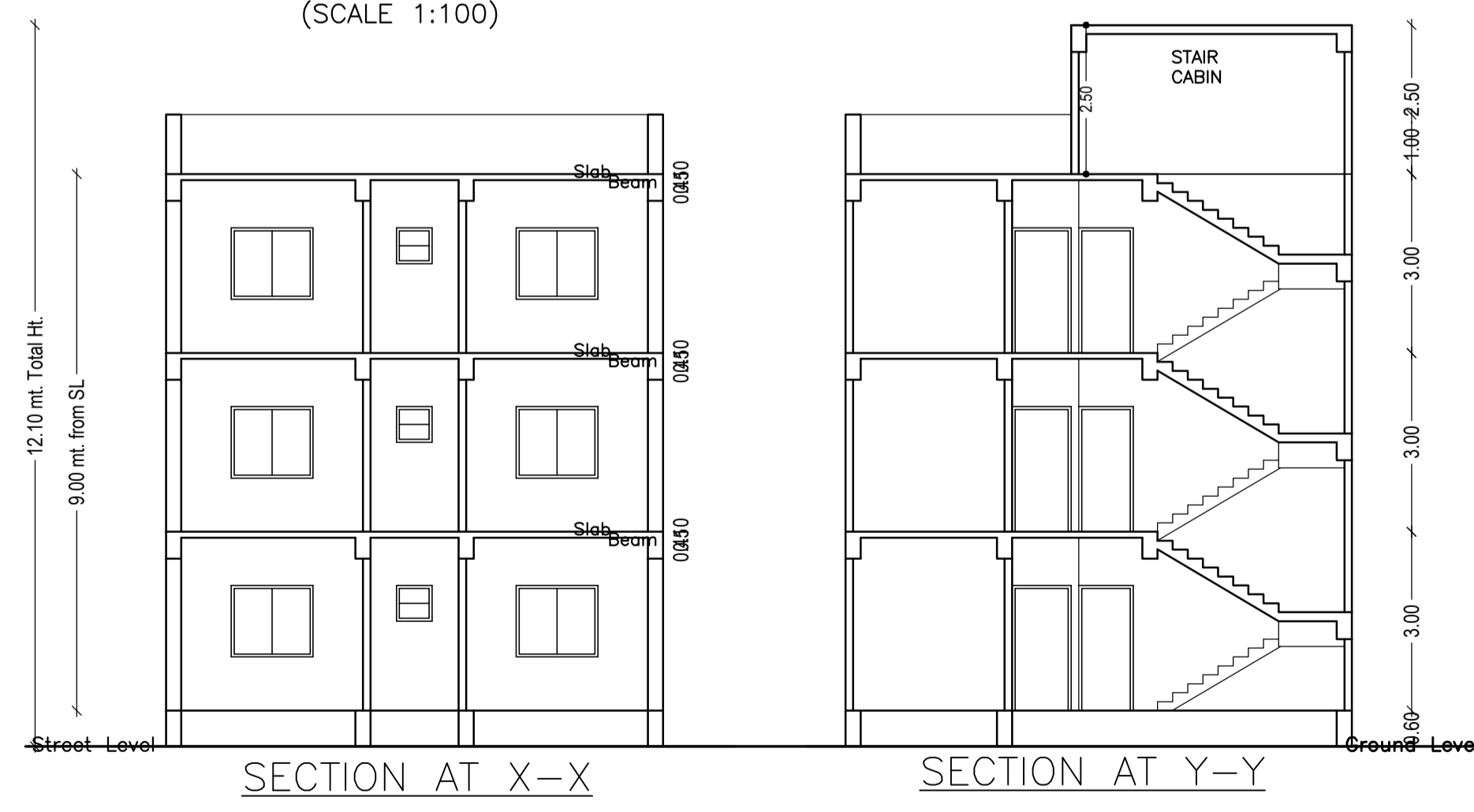
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT A	FLAT	210.85	210.09	6	1
TYPICAL - 1 & 2 FLOOR PLAN	SPLIT A	FLAT	0.00	0.00	6	0
Total:	-	-	210.85	210.09	18	1



FRONT ELEVATION

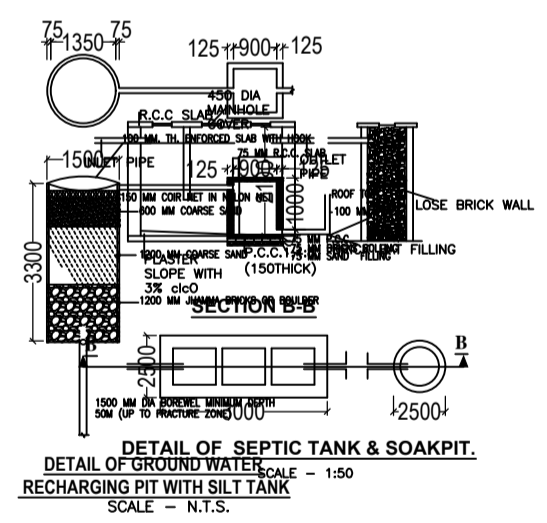


LEFT SIDE ELEVATION

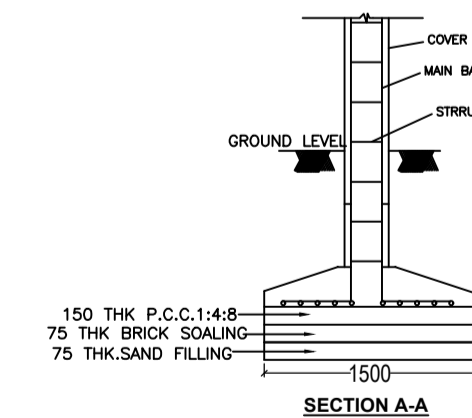


SECTION AT X-X

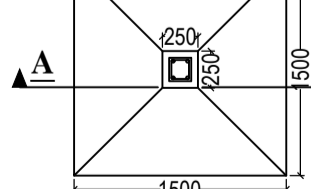
SECTION AT Y-Y



DETAIL OF SEPTIC TANK & SOAKPIT RECHARGING PIT WITH SILT TANK SCALE - N.T.S.



SECTION A-A



DETAIL OF FOUNDATION

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