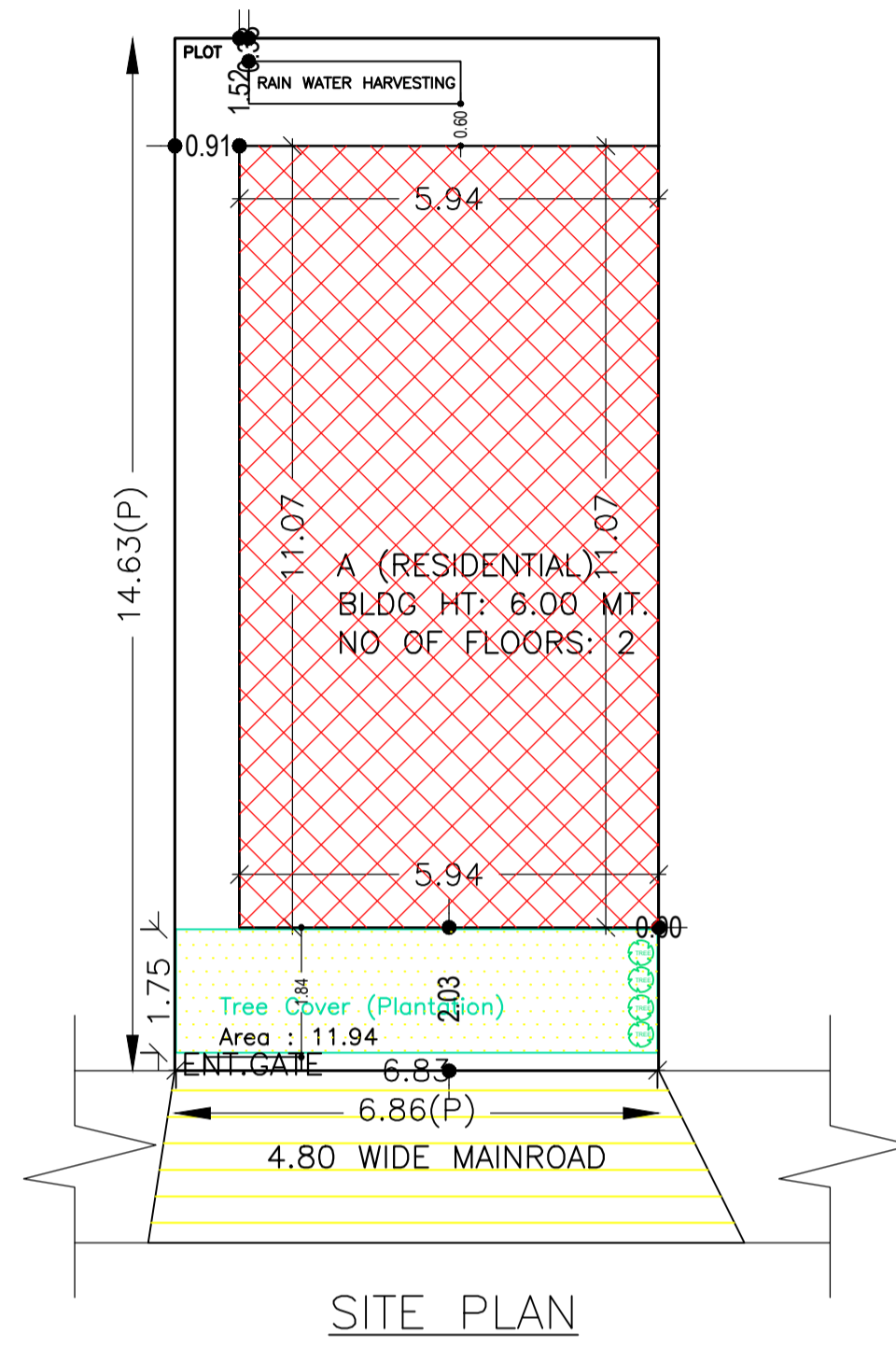


Proposal Basic Information

Proposal File No.	PNPC/BP/0009/W04/2024
Owner Name	SANJAY KUMAR SAH
Khata No	588
Plot No	1321
Village Name	Pakur
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

SITE PLAN



AREA STATEMENT PAKUR NAGAR PARISHAD	VERSION NO.: 1.0.68	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	Plot/Nearby/Religious Structure: NA	
Inward No: PNP/CP/0009/W04/2024	Plot/SubPlot No: 1321	
Application Type: General Proposal	North: Plot No. - PART OF PLOT	
Project Type: Building Permission	South: Plot No. - PART OF PLOT	
Nature of Development: New	East: Road Width - 4.80	
Location of Development Area: Old Area	West: Plot No. - PART OF PLOT	
AREA DETAILS:		
AREA OF PLOT (Minimum)	(A)	SQ.MT. 100.34
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	100.34
Deduction for Balance Plot Area(from Gross Plot Area)		
Common Plot		11.94
Total		11.94
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	88.40
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	100.34
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions)	100.34
COVERAGE CHECK		
Permissible Coverage area (70.00 %)		70.24
Proposed Coverage Area (65.60 %)		65.82
Total Prop. Coverage Area (65.6 %)		65.82
Balance coverage area (4.41 %)		4.42
FAR CHECK		
Perm. FAR Area (1.800)		180.61
Total Perm. FAR area		180.61
Residential FAR		131.64
Proposed FAR Area		131.64
Total Proposed FAR Area		131.64
Consumed FAR (Factor)		1.31
Balance FAR Area		48.97
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		131.64
ARCHITECT (Regd)		Navin Kumar Mandal
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)		SANJAY KUMAR SAH
DEVELOPMENT AUTHORITY LOCAL BODY		

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

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	65.82	65.82	65.82	65.82
First Floor	65.82	65.82	65.82	65.82
Terrace Floor	0.00	0.00	0.00	0.00
Total :	131.64	131.64	131.64	131.64

Building USE/SUBUSE Details

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

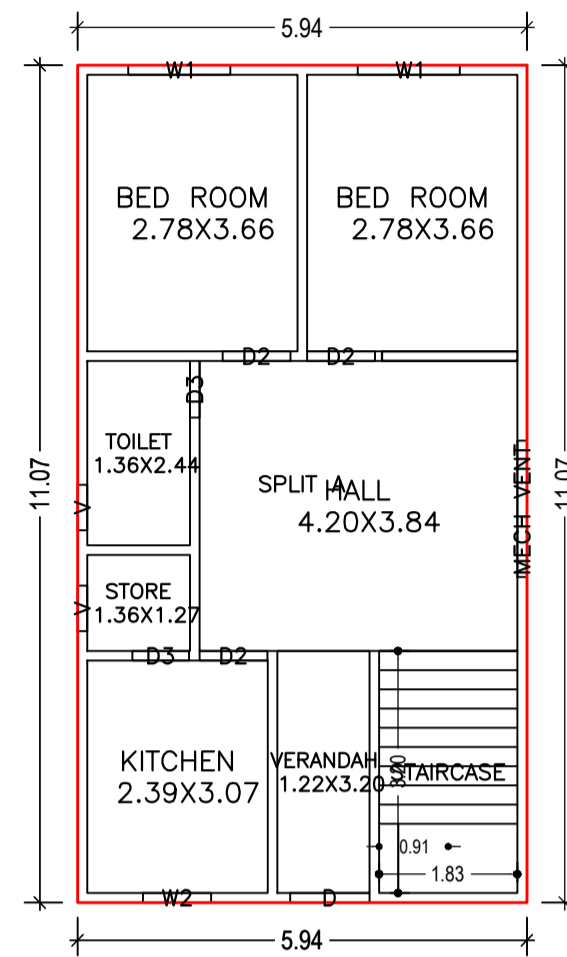
FAR & Tenement Details (Table 4c-1)

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 (RESIDENTIAL)	1	131.64	131.64	131.64	131.64	01
Grand Total :	1	131.64	131.64	131.64	131.64	01

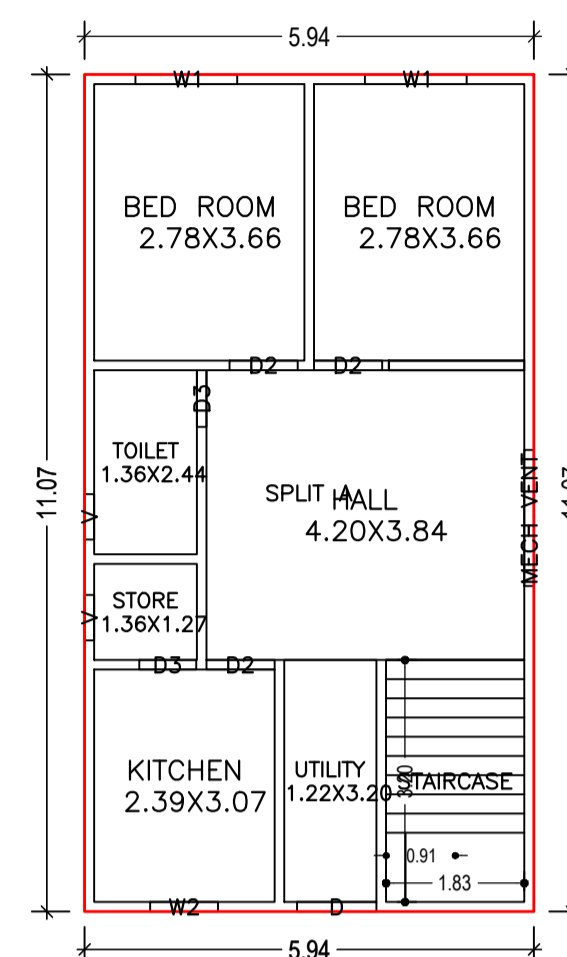
LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
Navin Kumar Mandal PNPC/ENG/0004/2019			

Proposal Basic Information

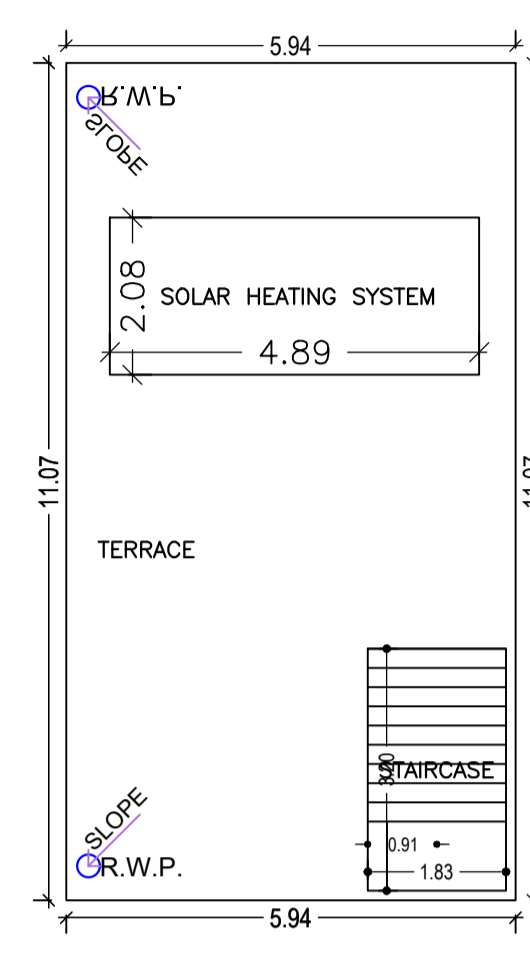
Proposal File No.	PNPC/BP/0009/W04/2024
Owner Name	SANJAY KUMAR SAH
Khata No	588
Plot No	1321
Village Name	Pakur
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment



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



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



TERRACE FLOOR PLAN
(SCALE 1:100)

Building :A (RESIDENTIAL)

Floor Name	Total Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)		Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
		Resi.	Total FAR Area (Sq.mt.)		
Ground Floor	65.82	65.82	65.82	65.82	01
First Floor	65.82	65.82	65.82	65.82	00
Terrace Floor	0.00	0.00	0.00	0.00	00
Total:	131.64	131.64	131.64	131.64	01
Total Number of Same Buildings	1				
Total:	131.64	131.64	131.64	131.64	01

UnitBUA Table for Building :A (RESIDENTIAL)

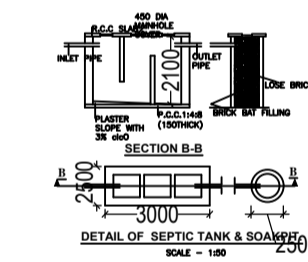
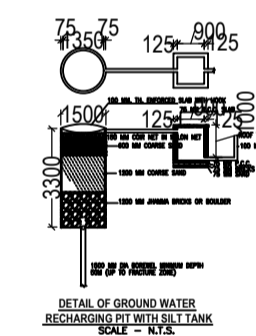
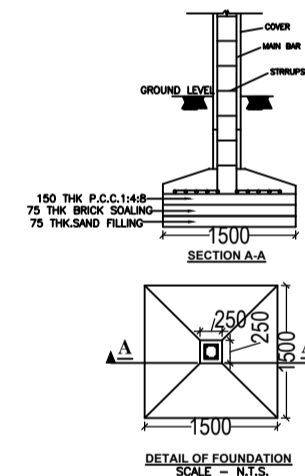
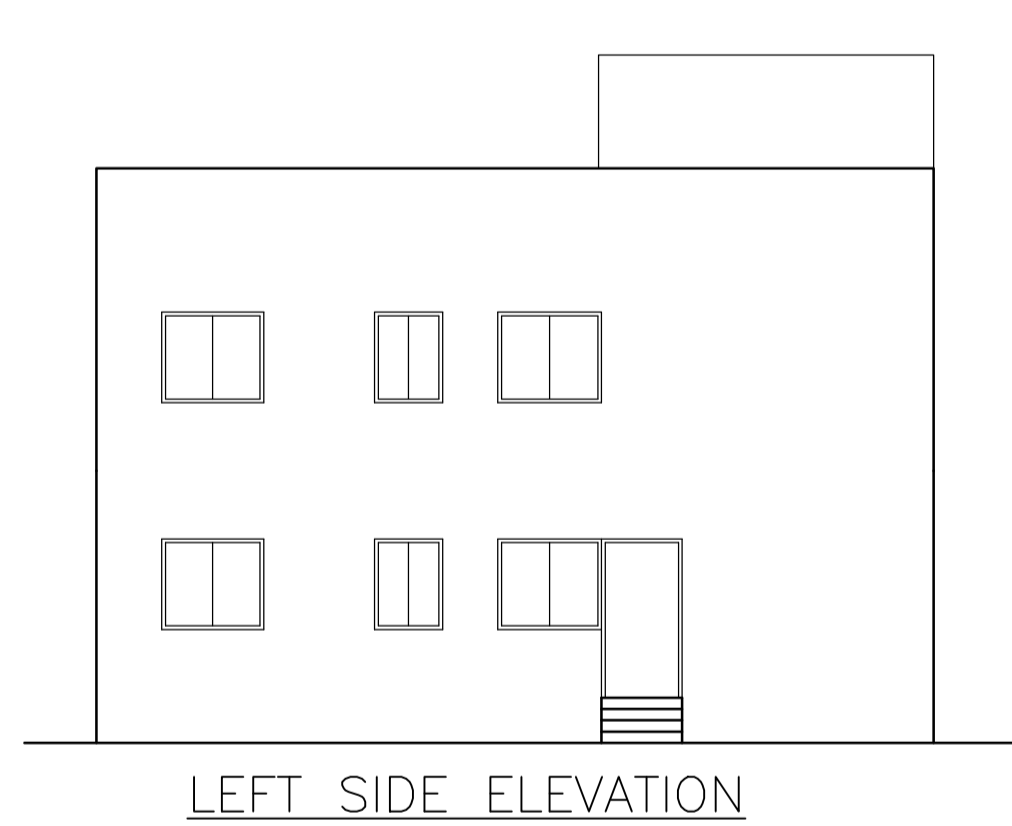
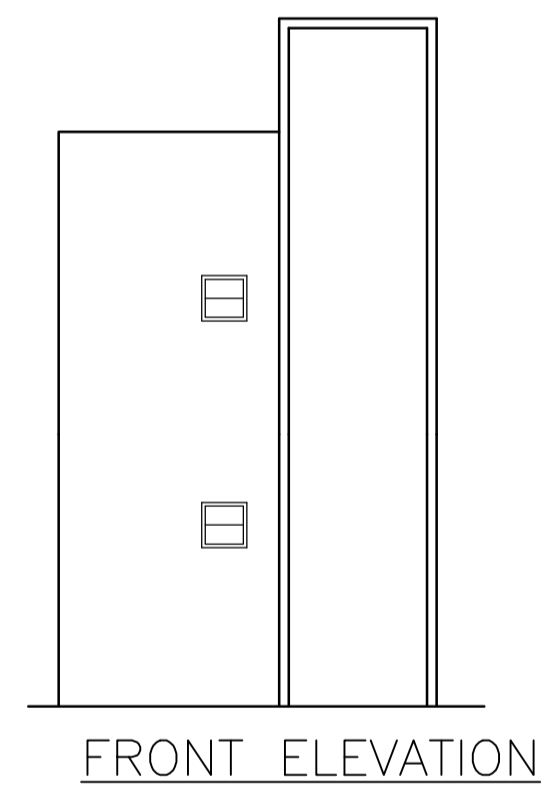
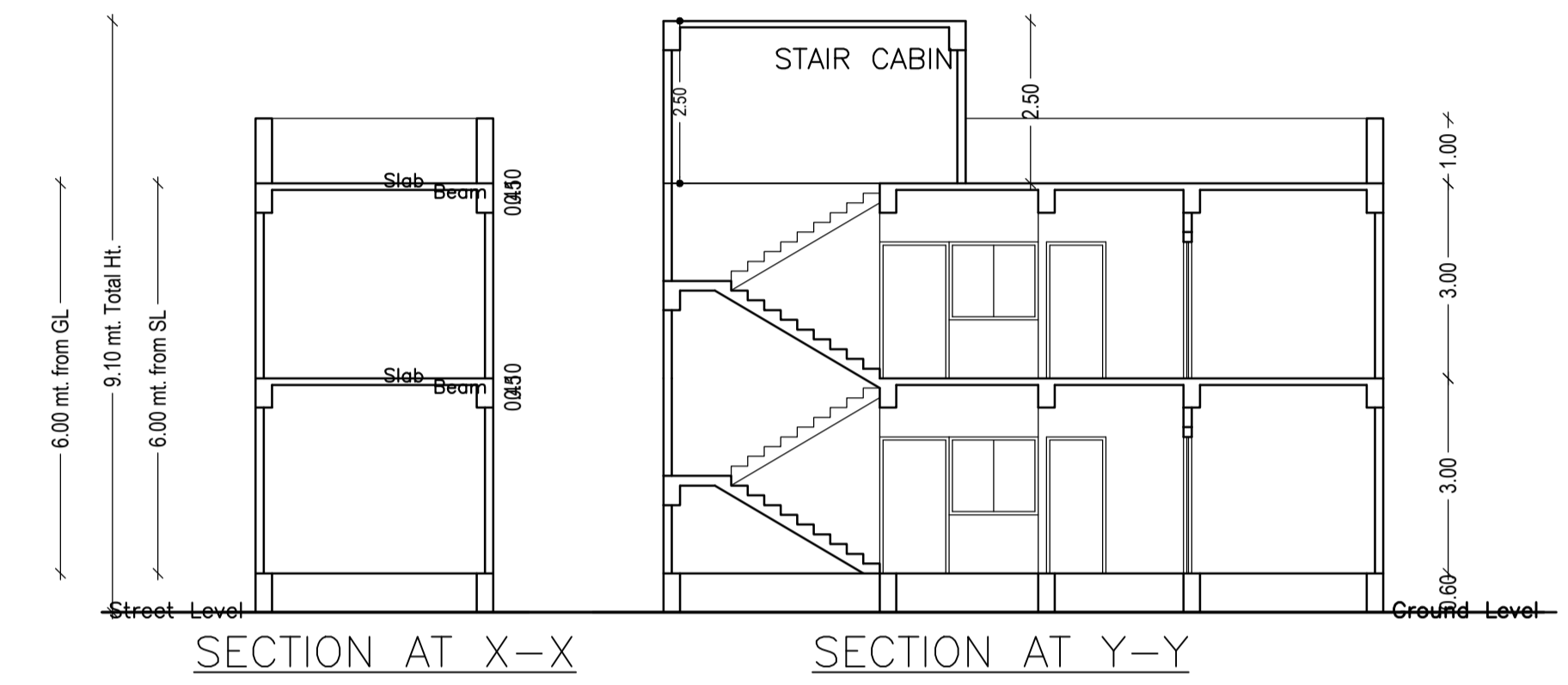
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT A	FLAT	131.64	131.19	7	1
FIRST FLOOR PLAN	SPLIT A	FLAT	0.00	0.00	7	0
Total:	-	-	131.64	131.19	14	1

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENTIAL)	D3	0.75	2.10	04
A (RESIDENTIAL)	D2	0.90	2.10	06
A (RESIDENTIAL)	D	1.05	2.10	02

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENTIAL)	V	0.60	1.20	04
A (RESIDENTIAL)	W2	0.90	1.20	02
A (RESIDENTIAL)	W1	1.35	1.20	04
A (RESIDENTIAL)	MECH VENT	1.80	1.20	02



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