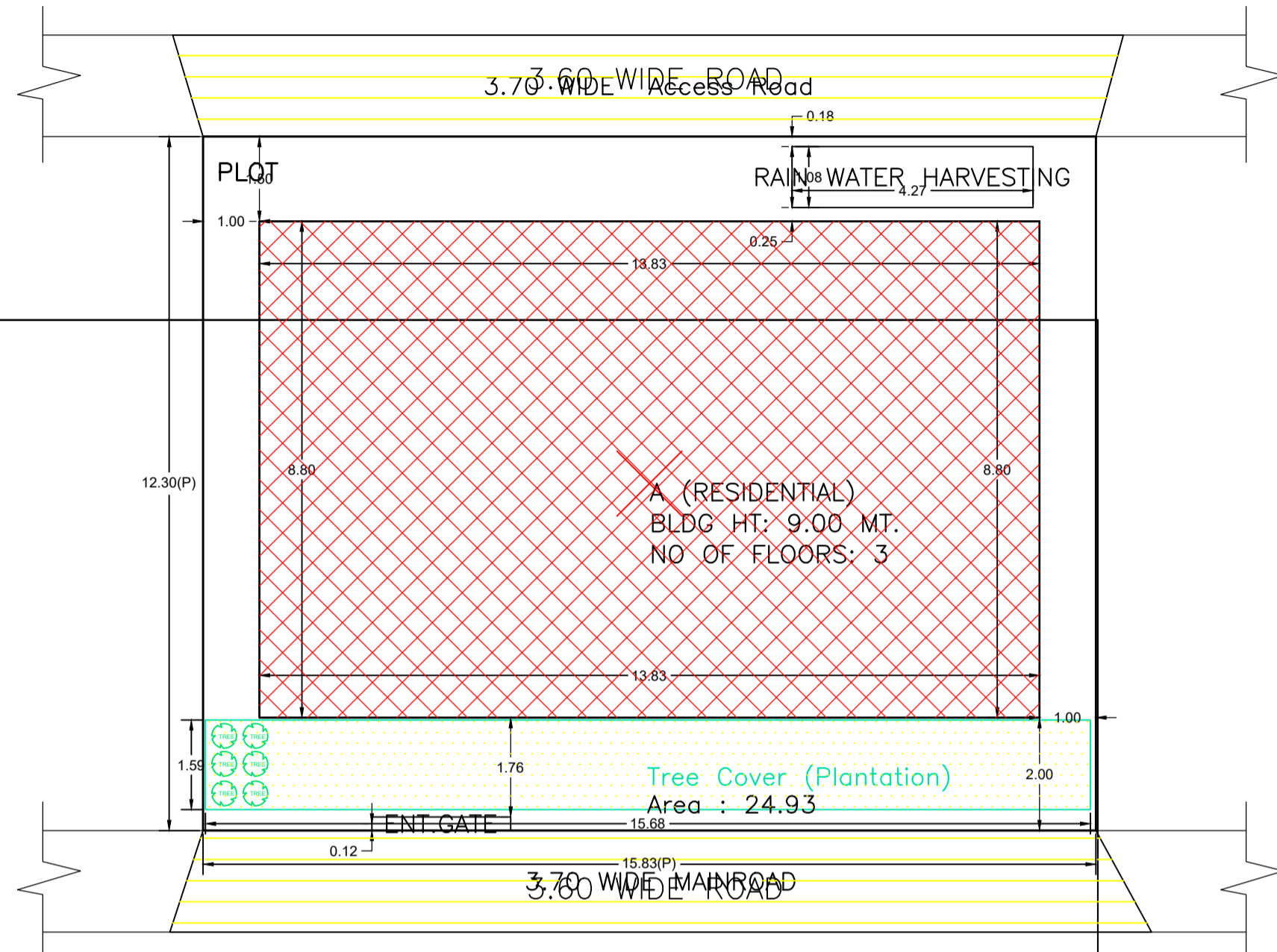


Proposal Basic Information	
Proposal File No.	PNPC/0012/W03/2024
Owner Name	MINA DEVI
Khata No	164
Plot No	1281
Village Name	Pakur
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

SITE PLAN



SITE PLAN

AREA STATEMENT PAKUR		VERSION NO.: 1.0.70
NAGAR PARISHAD		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: PNPC/BP/0012/W03/2024	Plot/SubPlot No: 1281	
Application Type: General Proposal	North: Road Width - 12	
Project Type: Building Permission	South: Road Width - 12	
Nature of Development: New	East: Plot No. - PART OF PLOT	
Location of Development Area: Old Area	West: Plot No. - PART OF PLOT	
AREA DETAILS:		
AREA OF PLOT (Minimum)	(A)	SQ.MT. 194.65
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	194.65
Deduction for Balance Plot Area(from Gross Plot Area)		
Common Plot		24.93
Total		24.93
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	169.71
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	194.65
Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions)	194.65
COVERAGE CHECK		
Permissible Coverage area (70.00 %)		136.25
Proposed Coverage Area (62.50 %)		121.66
Total Prop. Coverage Area (62.5 %)		121.66
Balance coverage area (7.50 %)		14.59
FAR CHECK		
Perm. FAR Area (1.500)		291.97
Total Perm. FAR area		291.97
Residential FAR		364.98
Proposed FAR Area		364.98
Total Proposed FAR Area		364.98
Consumed FAR (Factor)		1.88
Balance FAR Area		-73.01
Total Paid Proposed FAR Area		73.01
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		364.98
ARCHITECT (Regd)	Navin Kumar Mandal	
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)	MINA 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 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	121.66	121.66	121.66	121.66
First Floor	121.66	121.66	121.66	121.66
Second Floor	121.66	121.66	121.66	121.66
Terrace Floor	0.00	0.00	0.00	0.00
Total :	364.98	364.98	364.98	364.98

Building USE/SUBUSE Details

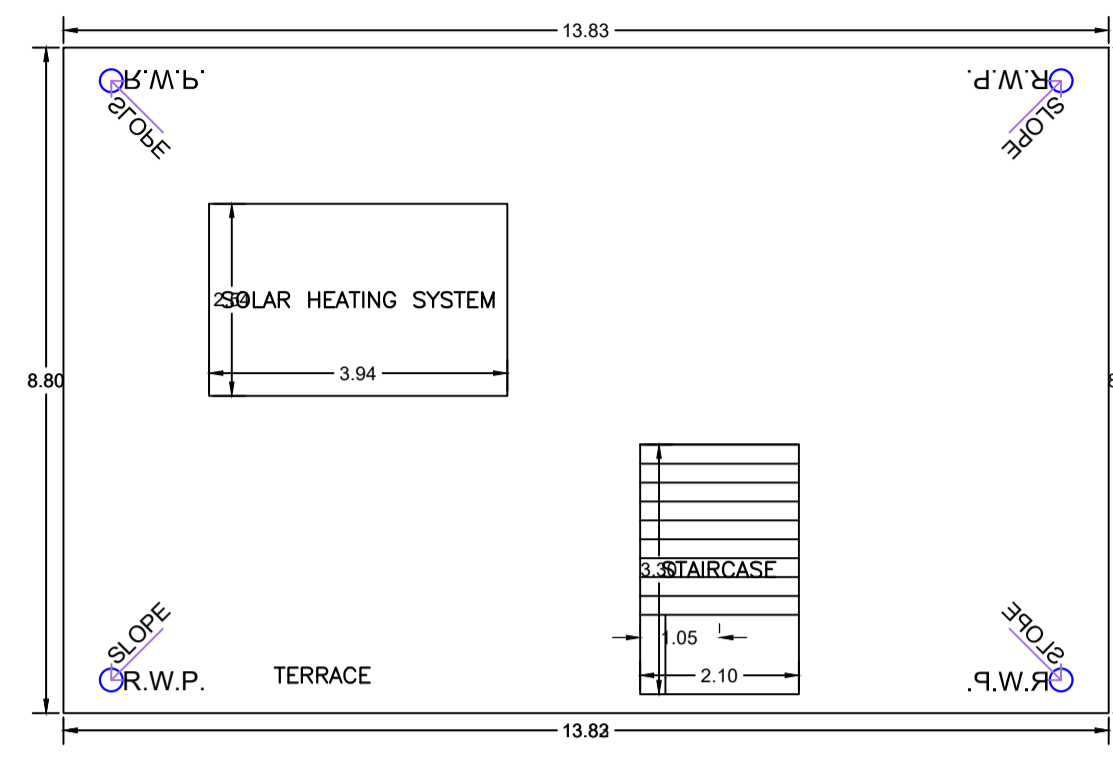
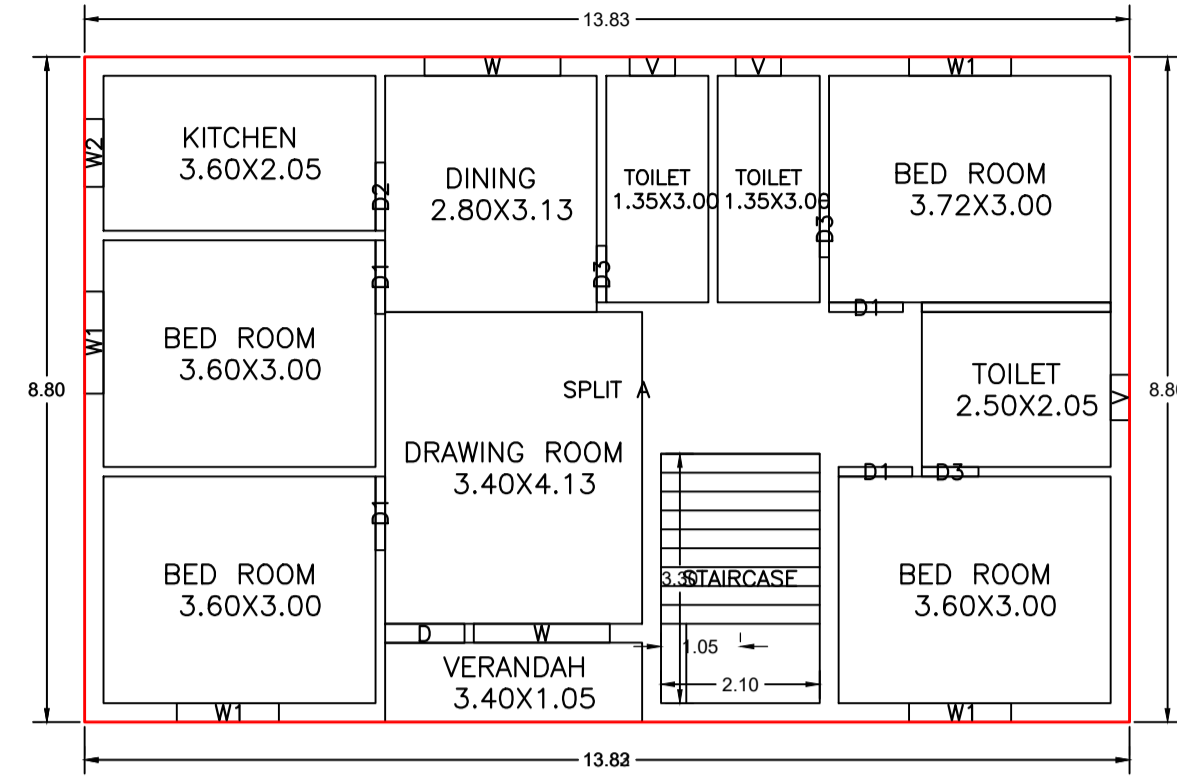
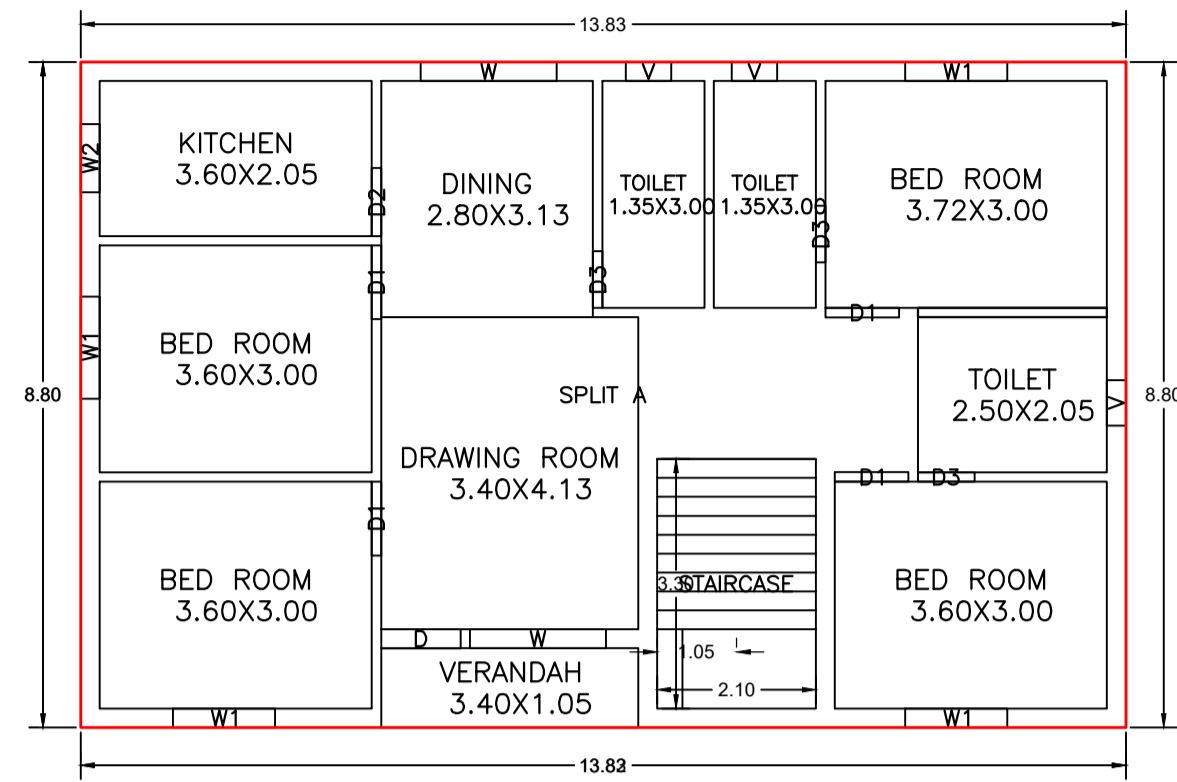
Building Name	Building Use	Building SubUse	Building Structure
A (RESIDENTIAL)	Residential	Bungalow/ Dwelling / Non Apartment	Non-Highrise

FAR & Tenement Details (Table 4c-1)

Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
			Resi.			
A (RESIDENTIAL)	1	364.98	364.98	364.98	364.98	01
Grand Total :	1	364.98	364.98	364.98	364.98	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/P/0012/W03/2024
Owner Name	MINA DEVI
Khata No	164
Plot No	1281
Village Name	Pakur
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment



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	121.66	121.66	121.66	121.66	01
First Floor	121.66	121.66	121.66	121.66	00
Second Floor	121.66	121.66	121.66	121.66	00
Terrace Floor	0.00	0.00	0.00	0.00	00
Total :	364.98	364.98	364.98	364.98	01
Total Number of Same Buildings :	1				
Total :	364.98	364.98	364.98	364.98	01

SCHEDULE OF DOOR:

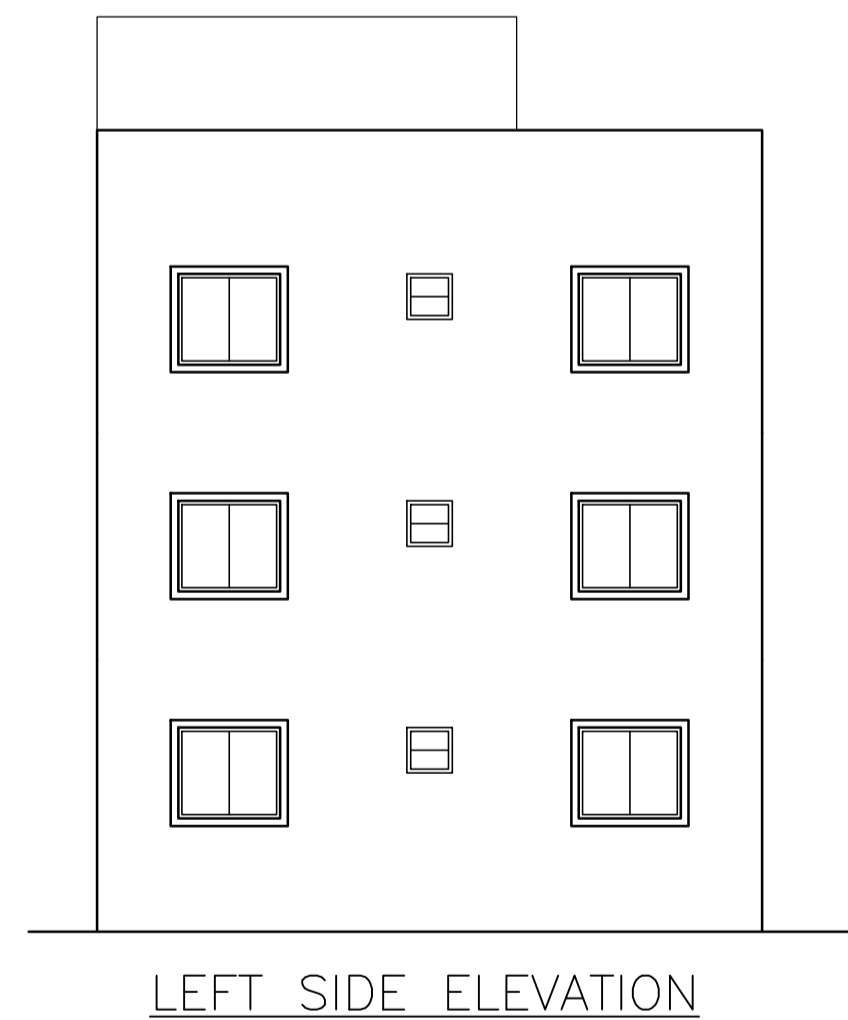
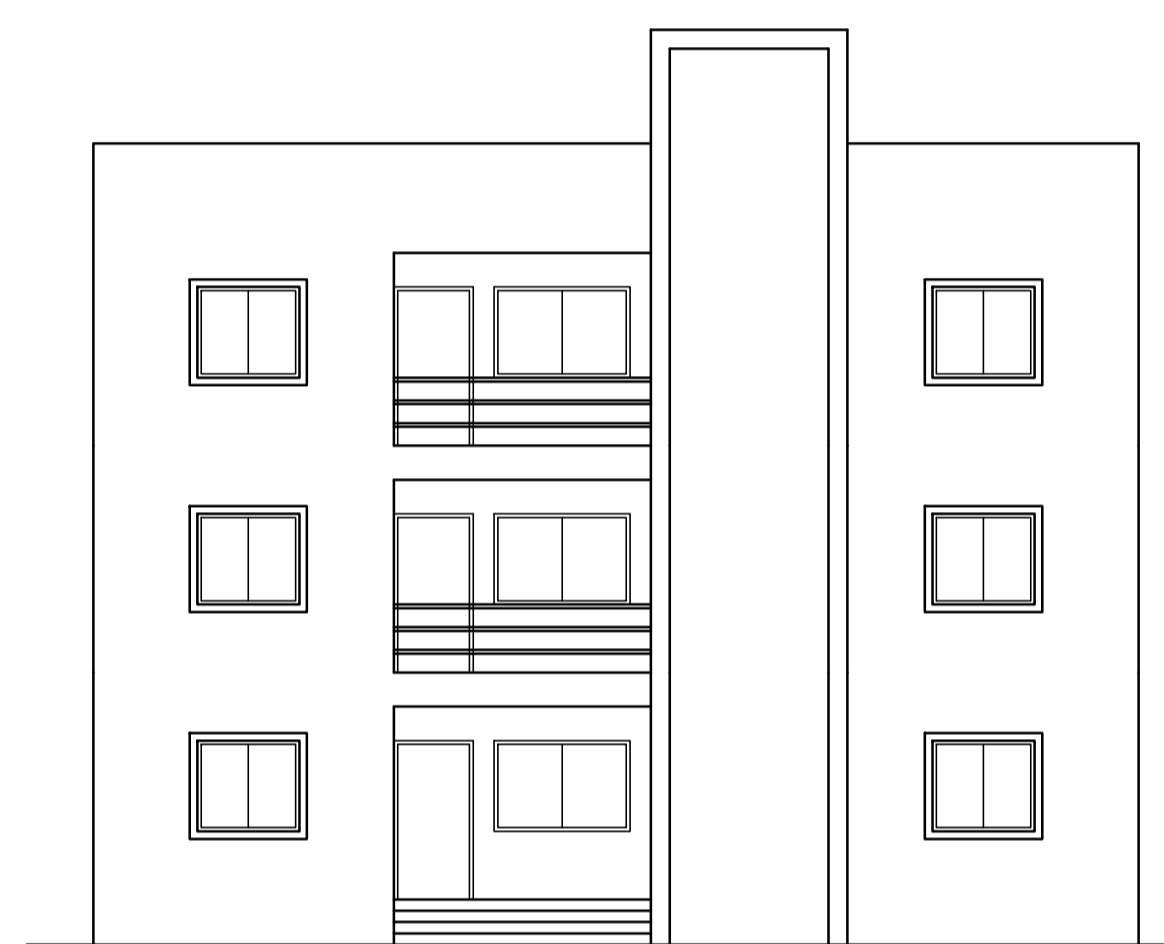
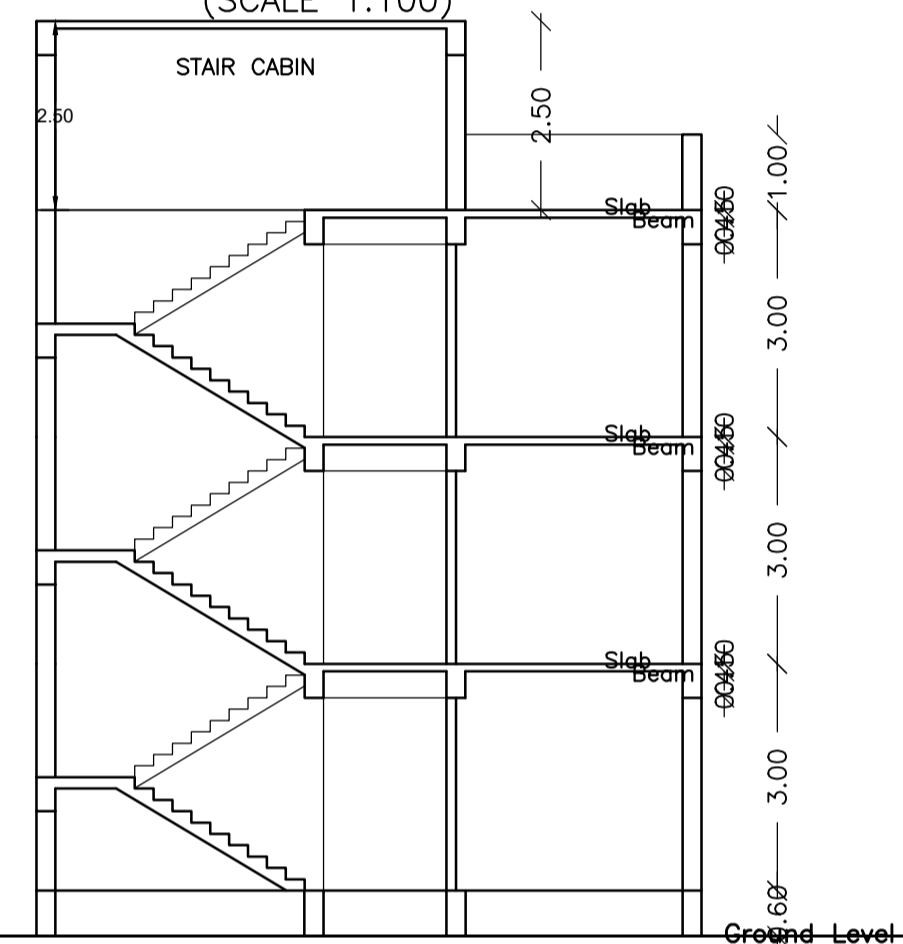
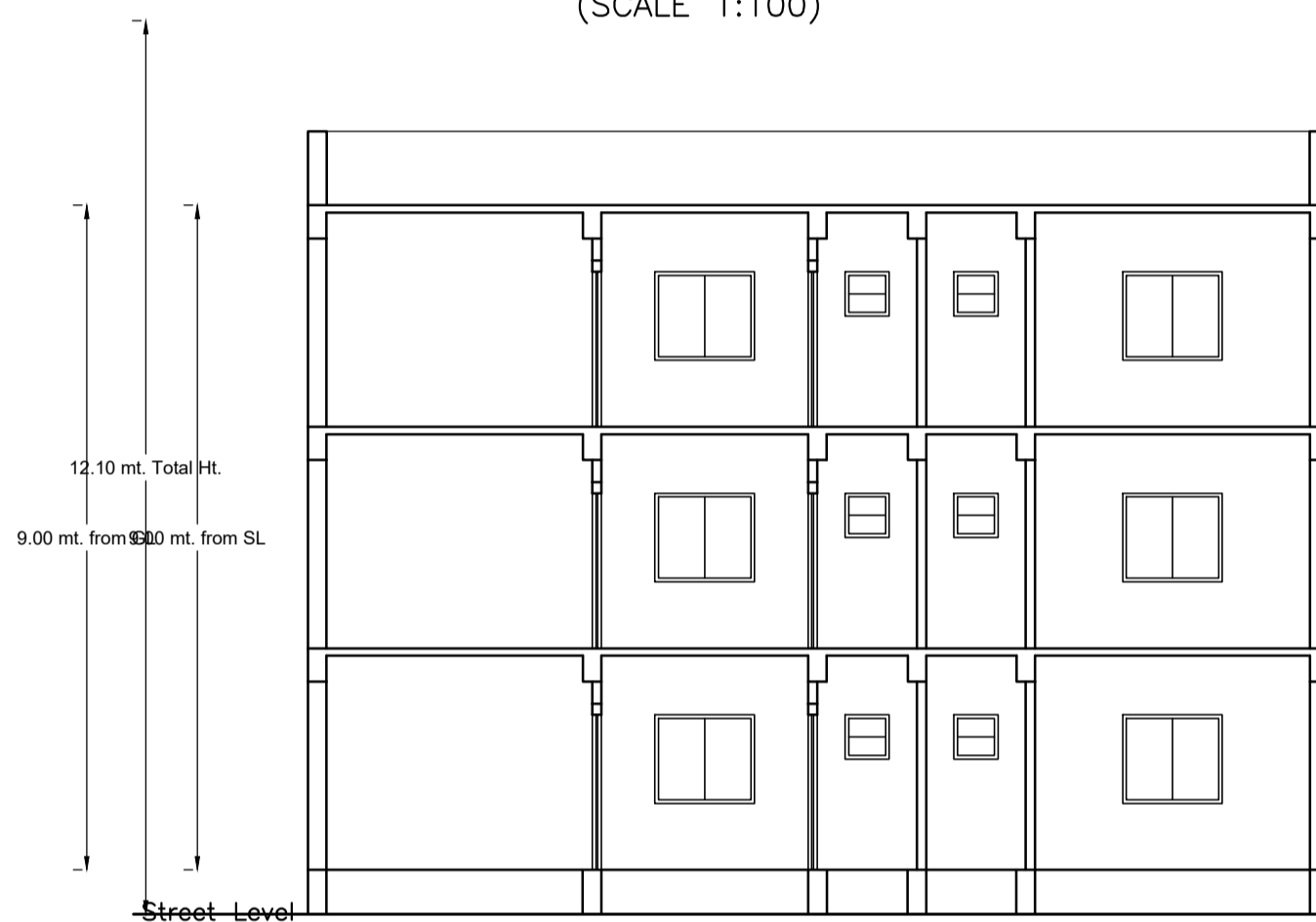
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENTIAL)	D3	0.75	2.10	09
A (RESIDENTIAL)	D2	0.90	2.10	03
A (RESIDENTIAL)	D1	0.98	2.10	12
A (RESIDENTIAL)	D	1.05	2.10	03

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENTIAL)	V	0.60	1.20	09
A (RESIDENTIAL)	W2	0.90	1.20	03
A (RESIDENTIAL)	W1	1.35	1.20	12
A (RESIDENTIAL)	W	1.80	1.20	06

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	364.98	364.04	11	1
TYPICAL - 1 & 2 FLOOR PLAN	SPLIT A	FLAT	0.00	0.00	11	0
Total:	-	-	364.98	364.04	33	1



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