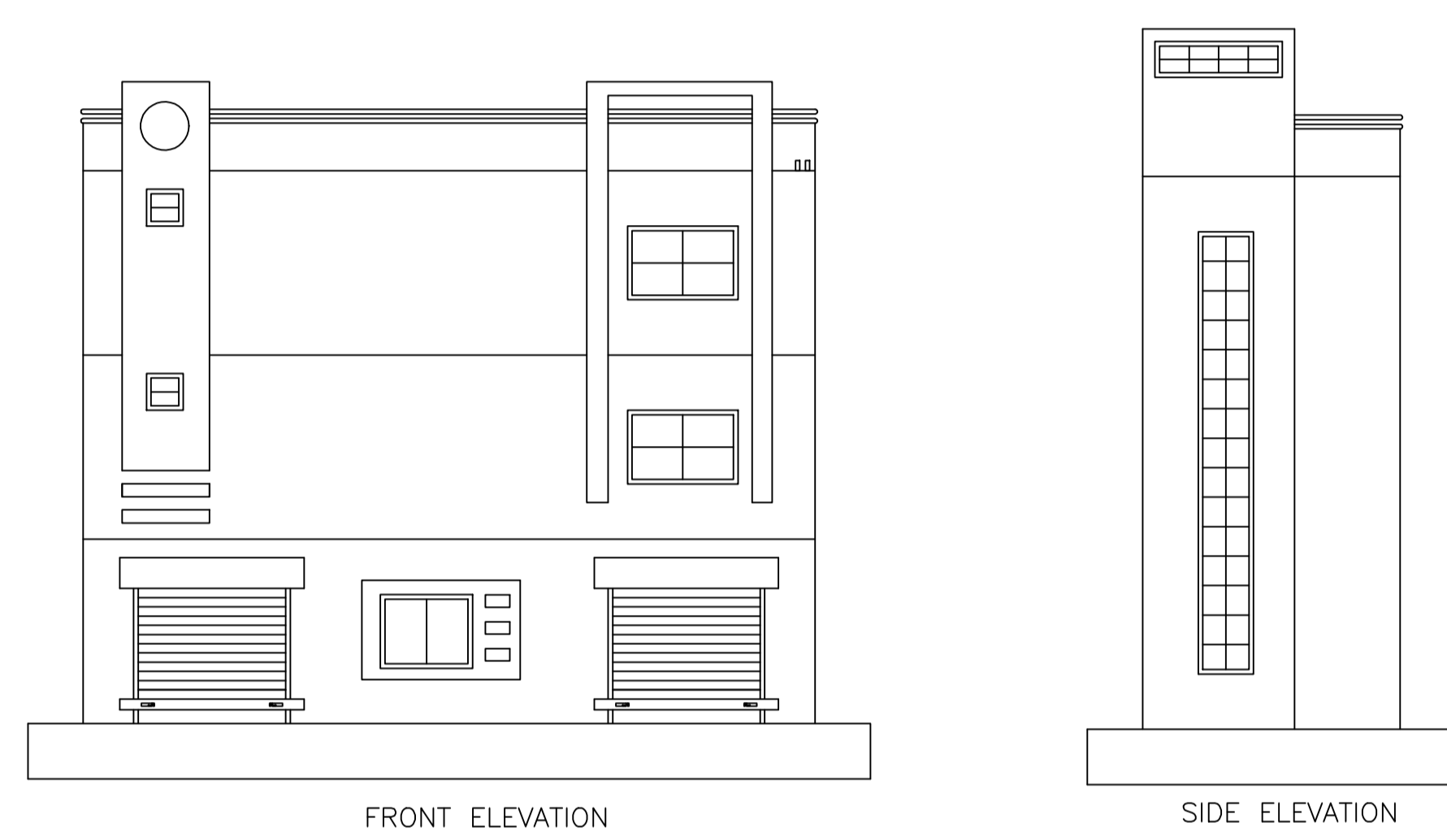
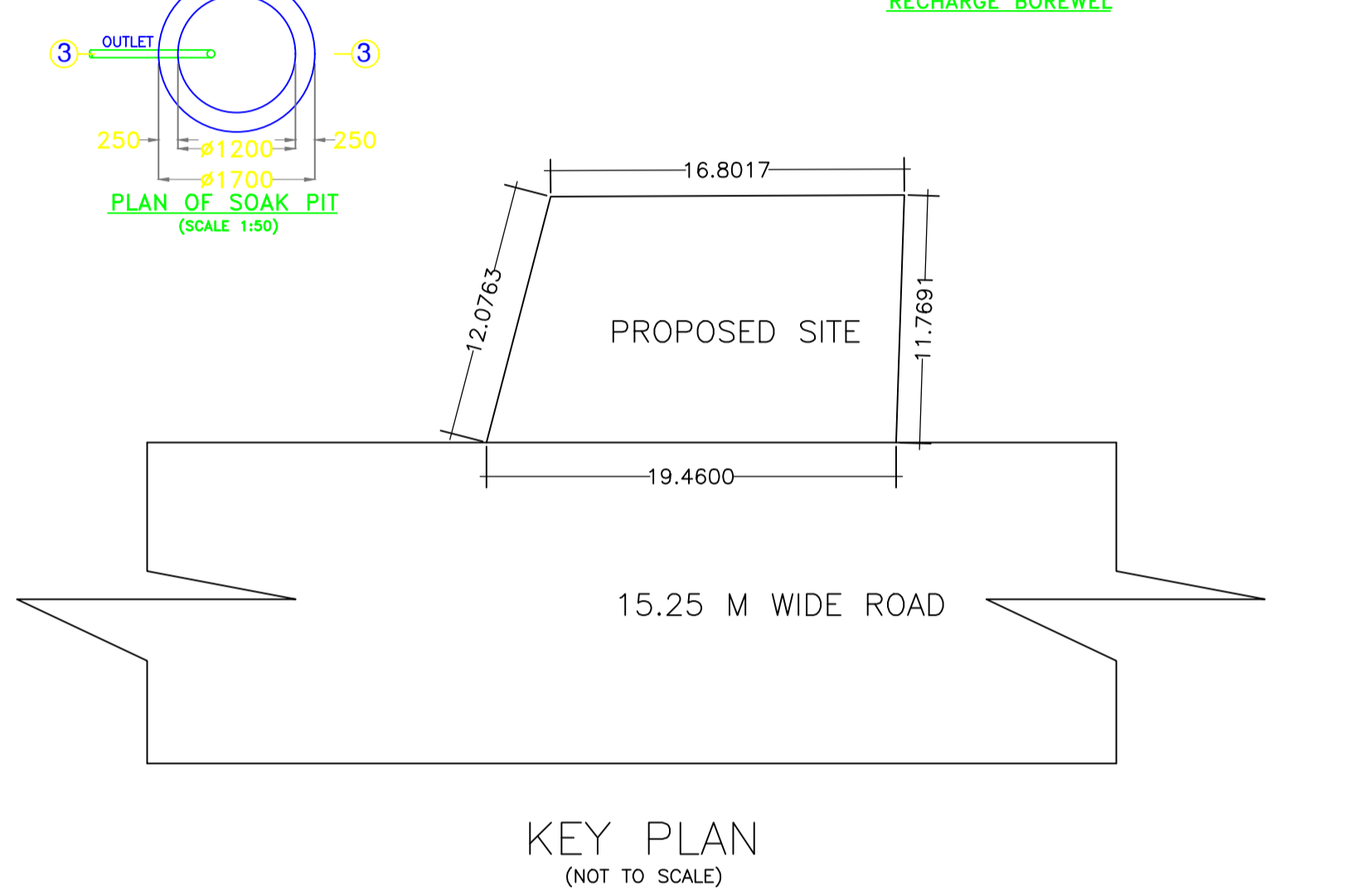
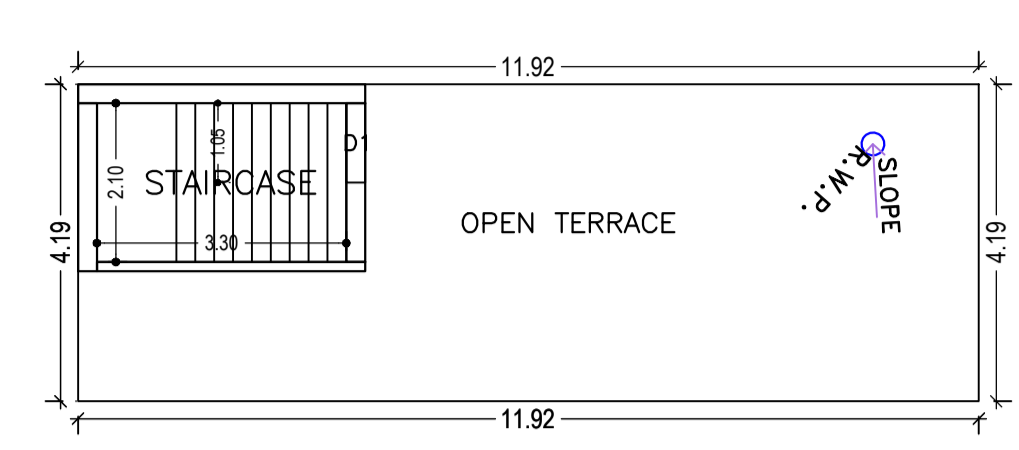
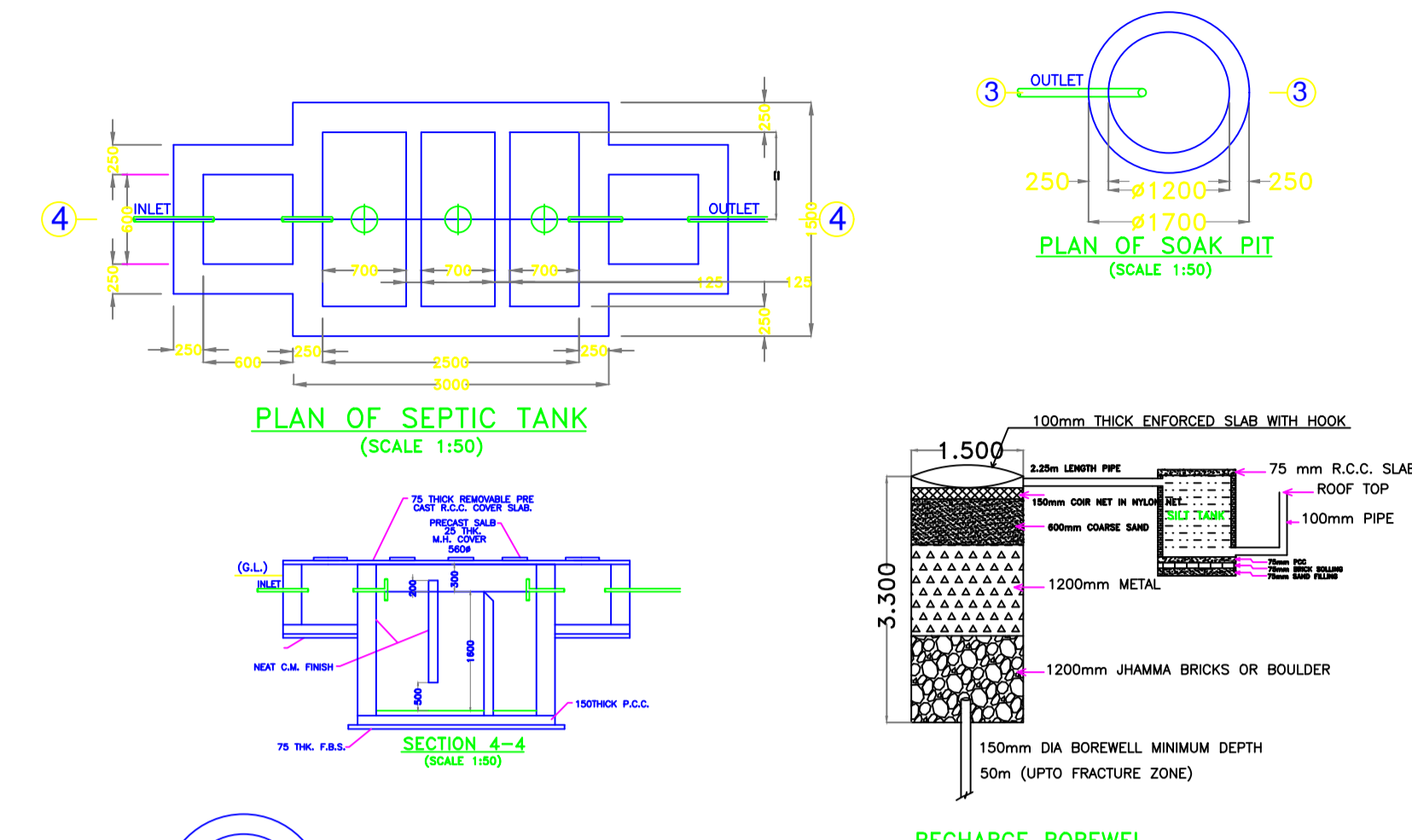


Project Title :PROPOSED G+2 BUILDING PLAN OF ANJANA AGRAWAL W/O RAJIV RANJAN AGRAWAL ,  
SITUATED AT:- PIPRA KALAN, GARHWA,WADR NO.-07, PLOT NO.- 180/109,KHATA NO.- 14,P.S+P.O- GARHWA, DISTT- GARHWA (JHARKHAND)

DATE 10-12-2021  
SHEET NO. 1

Proposal Basic Information	
Proposal File No.	GNP/ENG/0005/W07/2021
Owner Name	ANJANA AGRAWAL
Khata No	14
Plot No	108,109
Village Name	Pipra Kalia
Use	Commercial
SubUse	Commercial Bldg



UnitBUA Table for Building :A (BUILDING)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR	SHOP TENAMENT	SHOP	49.98	41.73	1	1
SECOND FLOOR	SHOP TENAMENT	SHOP	49.98	41.55	2	1
FIRST FLOOR	SHOP TENAMENT	SHOP	49.98	41.55	2	1
Total:	-	-	149.94	124.83	5	3

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (BUILDING)	D2	0.75	2.10	02
A (BUILDING)	R.S	2.40	3.00	02

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (BUILDING)	V	0.60	0.60	02
A (BUILDING)	W3	0.90	2.10	03
A (BUILDING)	W1	1.50	1.20	03
A (BUILDING)	W2	1.80	1.20	11

Building :A (BUILDING)

Floor Name	Total Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.) Commercial	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
Ground Floor	49.98	49.98	49.98	49.98	01
First Floor	49.98	49.98	49.98	49.98	01
Second Floor	49.98	49.98	49.98	49.98	01
Terrace Floor	0.00	0.00	0.00	0.00	00
Total:	149.94	149.93	149.94	149.94	03

FAR & Tenement Details (Table 4c-1)

Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.) Commercial	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
A (BUILDING)	1	149.94	149.93	149.94	149.94	03
Grand Total:	1	149.94	149.93	149.94	149.94	03

Building USE/SUBUSE Details

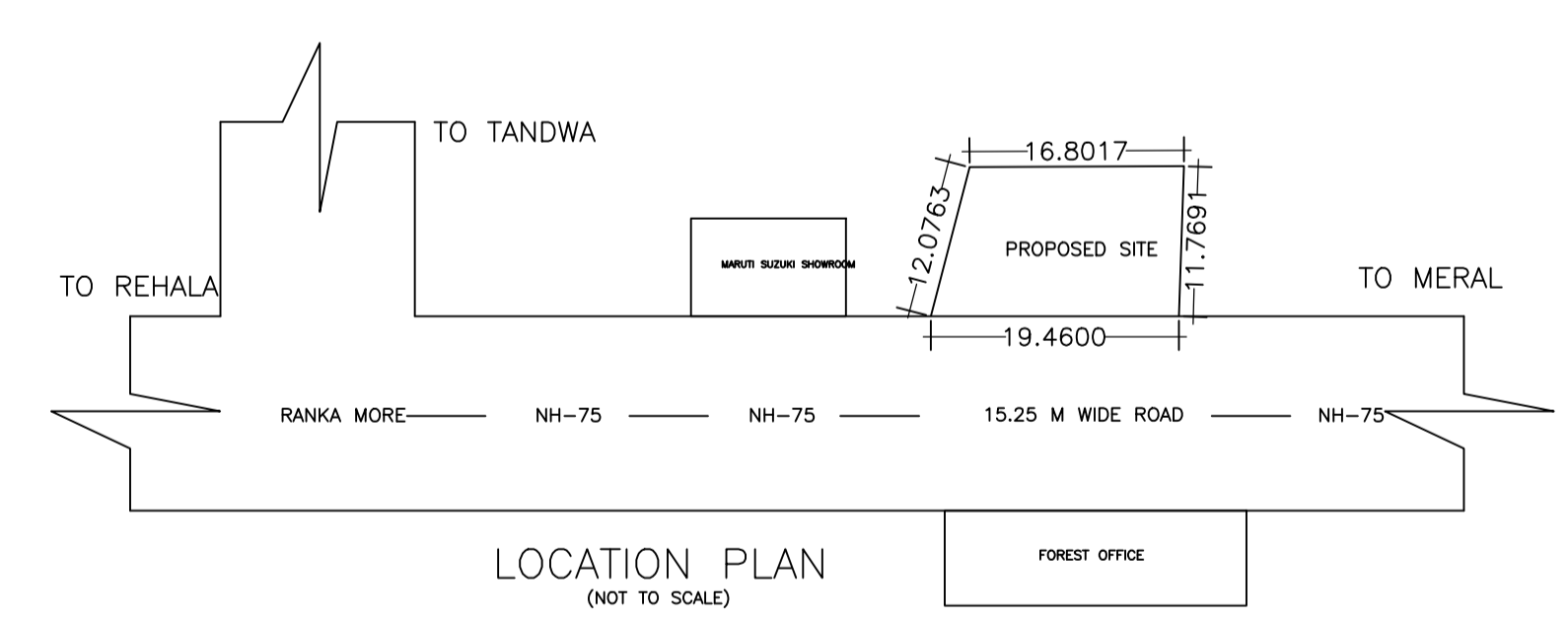
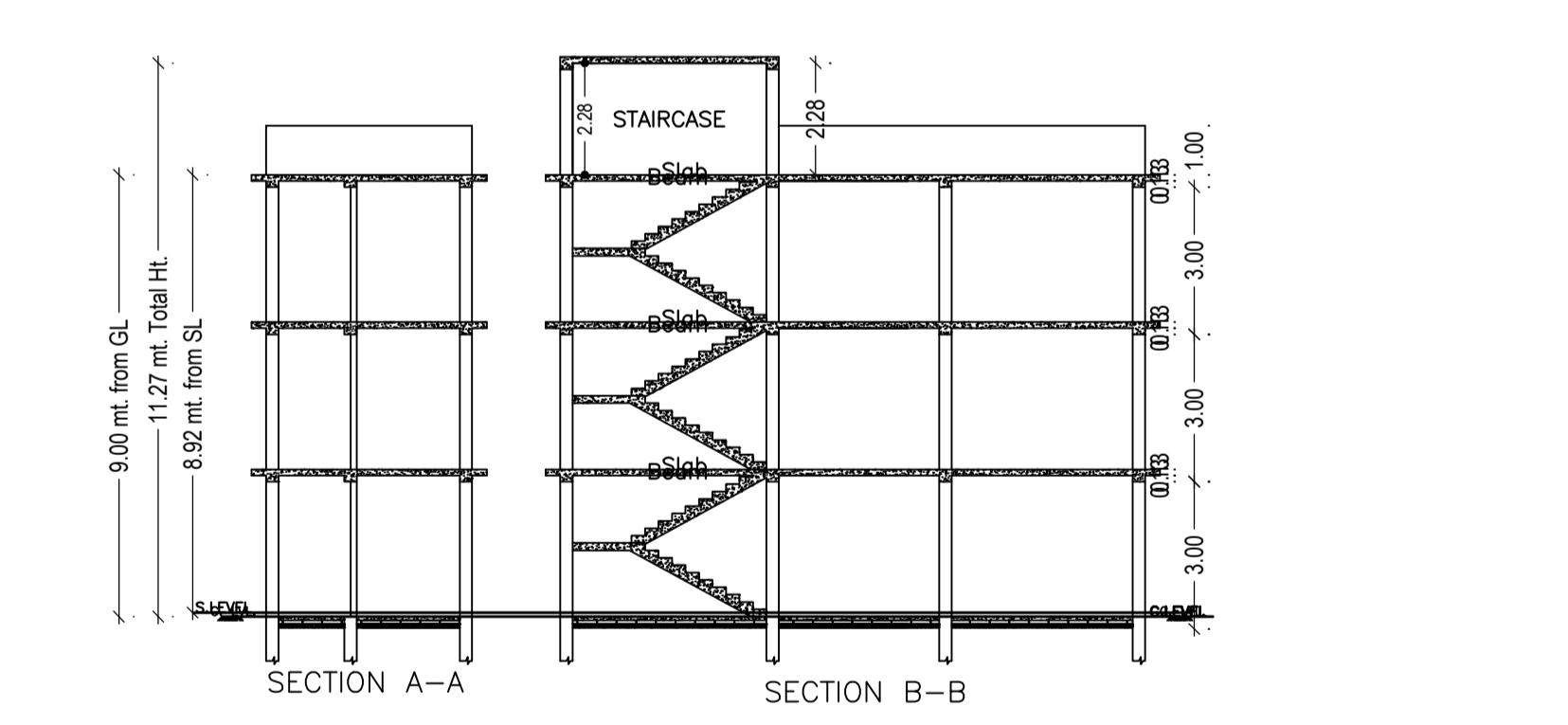
Building Name	Building Use	Building SubUse	Building Structure
A (BUILDING)	Commercial	Commercial Bldg	Non-Highrise

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	49.98	49.98	49.98	49.98
First Floor	49.98	49.98	49.98	49.98
Second Floor	49.98	49.98	49.98	49.98
Terrace Floor	0.00	0.00	0.00	0.00
Total:	149.94	149.94	149.94	149.94

COLOR INDEX

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

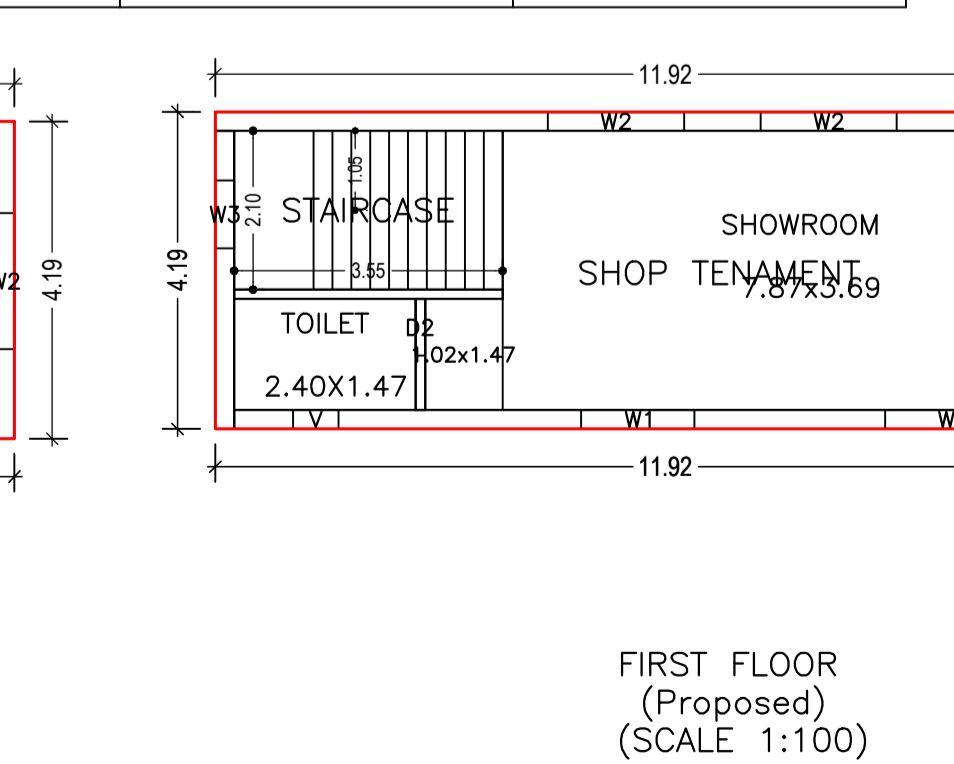
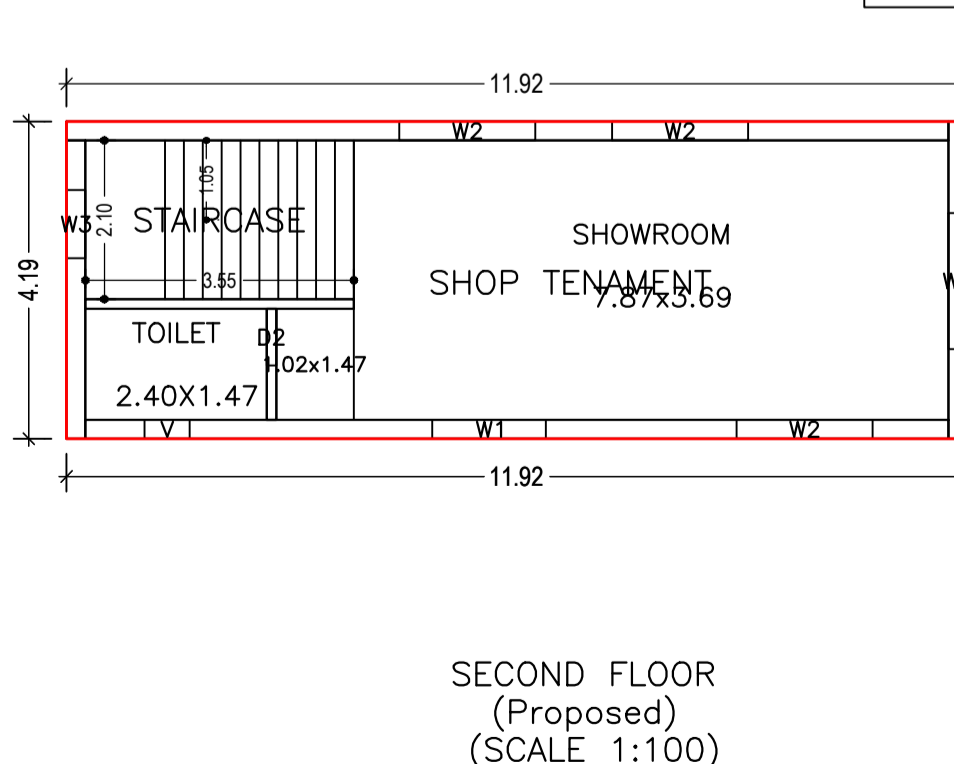
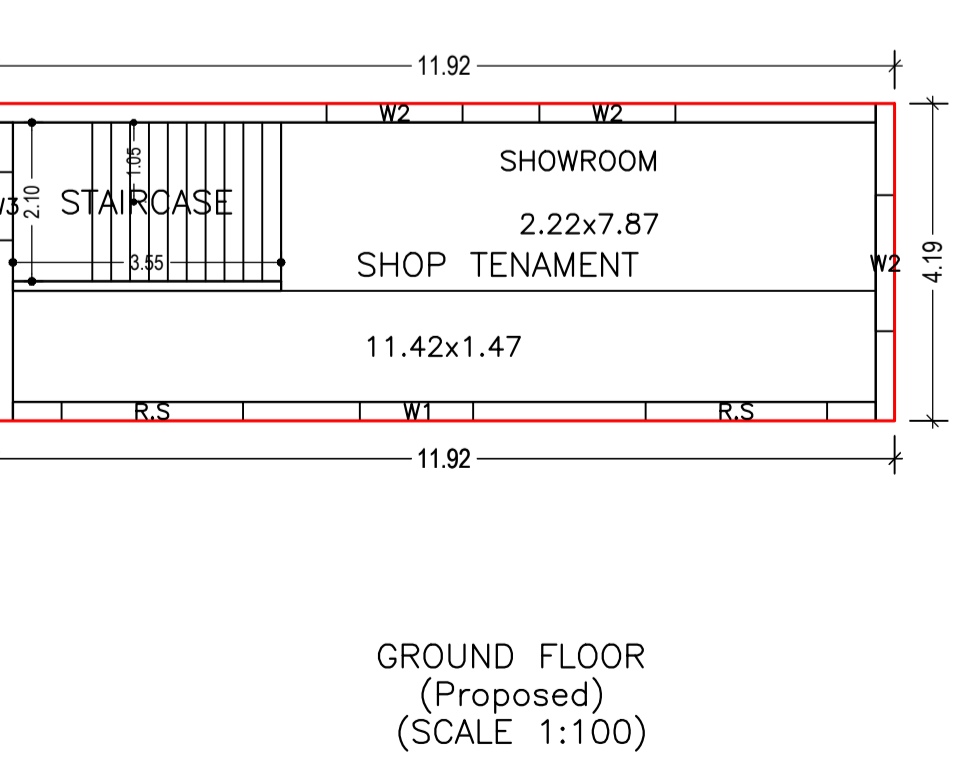
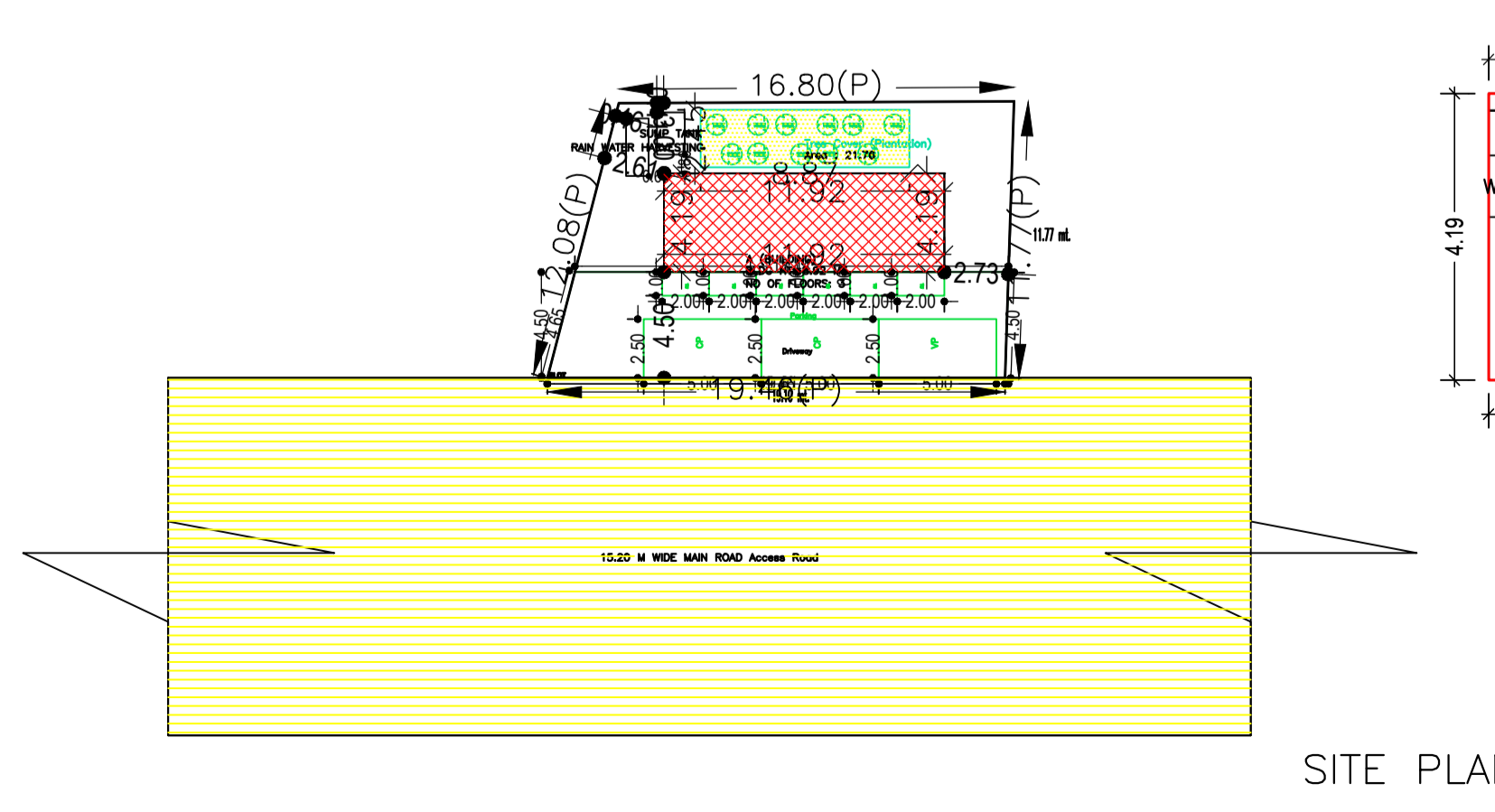


Required Parking (Table 7a)

Building Name	Type	SubUse	Area (Sq.mt.)	Units		Car		Visitors Car		TwoWheeler	
				Reqd.	Prop.	Reqd./Unit	Prop.	Reqd./Unit	Prop.	Reqd./Unit	Prop.
A (BUILDING)	Commercial	Commercial Bldg	> 0	200	127.57	1	1	-	-	-	-
Total:	-	-	-	-	-	1	2	-	0	1	2

Parking Check (Table 7b)

Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	2	25.00
Total Car	1	12.50	2	25.00
Visitor's Car Parking	-	-	1	12.50
Total Visitor Parking	-	-	1	12.50
TwoWheeler	-	-	6	12.00
Total TwoWheeler	2	4.00	6	12.00
Other Parking	-	-	-	35.76
Total	16.50	-	97.26	-



LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
RESHAN ALI GNP/ENG/0005/2017			

AREA STATEMENT GARHWA NAGAR PARISHAD

VERSION NO.: 1.0.61  
VERSION DATE: 16/10/2020

PROJECT DETAIL:  
Region: JHARKHAND URBAN LOCAL BODIES  
District: GARHWA  
Authority: GARHWA NAGAR PARISHAD  
Inward No: GNP/036/W07/2021  
Application Type: General Proposal  
Project Type: Building Permission  
Nature of Development: New  
Location of Development Area: Old Area

Plot Use: Commercial  
Plot SubUse: Commercial Bldg  
PlotNearby/Religious/Structure: NA  
Plot/SubPlot No: 108,109  
North: Road Width - 15.25  
South: Plot No. - LALJI RAM NIND  
East: Plot No. - BHRAT PARSAD  
West: Plot No. - LALJI RAM NIND

AREA OF PLOT (Minimum) (A) 212.50

NET AREA OF PLOT (Gross Plot Area - Deduction from Gross Plot area) (A-Deductions) 212.50

Deduction for Balance Plot Area (from Gross Plot Area)

Common Plot	SQ.MT.
Total	21.76
BALANCE AREA OF PLOT (Net Plot Area - Recreational/Amenity space) (A-Deductions)	190.74
PLOT AREA FOR COVERAGE (Net Plot Area) (A-Deductions)	212.50
Plot Area for FAR (Net Plot Area + Road Widening Area) (A-Deductions)	212.50

COVERAGE CHECK

Permissible Coverage area ( 50.00 % )	106.25
Proposed Coverage Area ( 23.52 % )	49.98
Total Prop. Coverage Area ( 23.52 % )	49.98
Balance coverage area ( 26.48 % )	56.27

FAR CHECK

Perm. FAR Area ( 2.00 )	425.00
Total Perm. FAR area	425.00
Commercial FAR	149.93
Proposed FAR Area	149.93
Total Proposed FAR Area	149.93
Consumed FAR (Factor)	0.71
Balance FAR Area	275.07

BUILT UP AREA CHECK

Total Proposed BuiltUp Area	149.94
ARCHITECT (Regd)	RESHAN ALI
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	ANJANA AGRAWAL
DEVELOPMENT AUTHORITY	LOCAL BODY