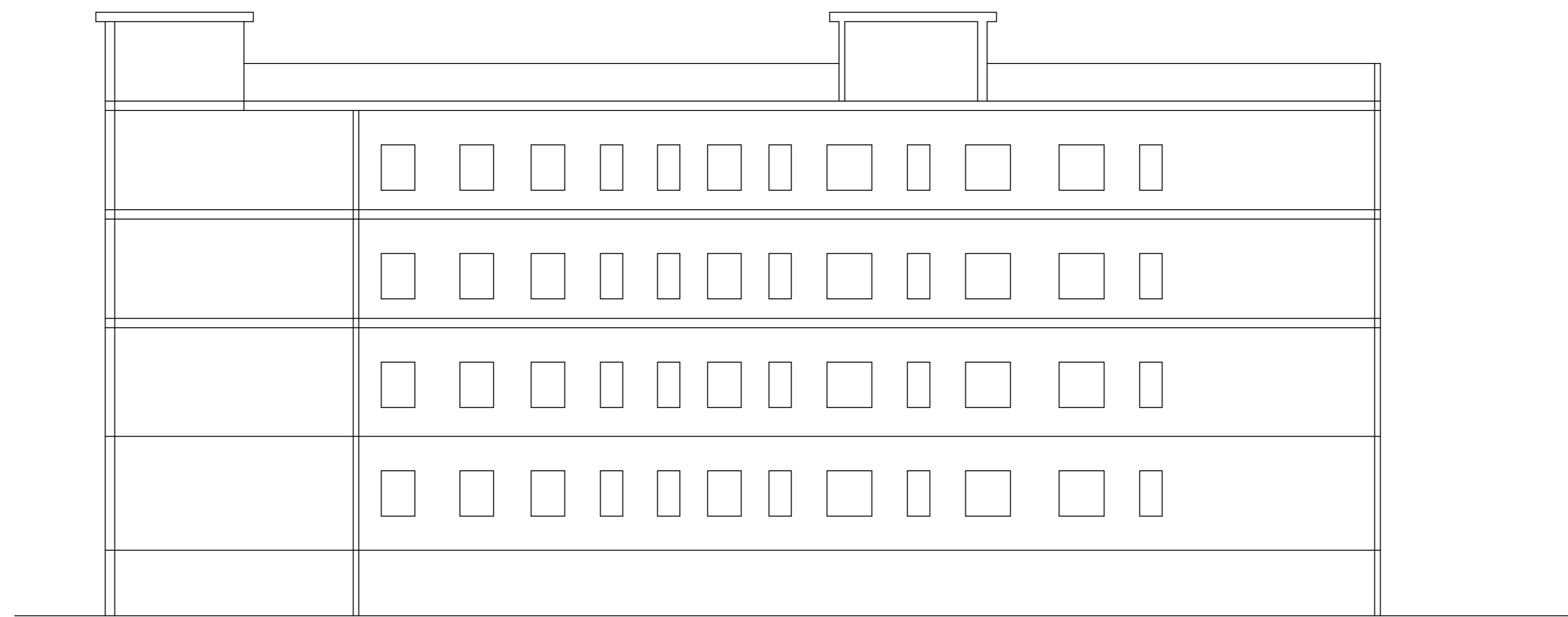


SITE PLAN



SIDE ELEVATION

Proposal Basic Information	
Proposal File No.	GNPC/0034/W1/2022
Owner Name	KIRAN SINGH
Khata No.	51
Plot No.	195
Village Name	Pipra Kala
Use	Mixed
SubUse	Res+Comm

AREA STATEMENT GARHWA NAGAR PARISHAD	
VERSION NO.	1.0.66
VERSION DATE	19/10/2020

PROJECT DETAIL	
Region	JHARKHAND URBAN
Local Bodies	Plot Use: Mixed
District	GARHWA
Authority	GARHWA NAGAR PARISHAD
Inward No.	GNPC/0034/W1/2022
Application Type	General Proposal
Project Type	Building Permission
Location of Development Area	Old Area
Alteration	North: Plot No. - 195 South: Plot No. - 195 East: Road Width - 6.20 West: Plot No. - 195

AREA OF PLOT (Minimum)		SQ.MT.
AREA OF PLOT (Minimum)	(A)	605.80
NET AREA OF PLOT (Gross Plot Area - Deduction from Gross Plot Area)	(A-Deductions)	605.80
Deduction for Balance Plot Area (from Gross Plot Area)		
Total		63.01
Common Plot		63.01
BALANCE AREA OF PLOT (Net Plot Area - Recreational Amenity space)		
(A-Deductions)		542.79
PLOT AREA FOR COVERAGE (Net Plot Area)		
(A-Deductions)		605.80
Plot Area for FAR (Net Plot Area - Road Widening Area)		
(A-Deductions)		605.80

COVERAGE CHECK	
Permissible Coverage area (60.00 %)	363.48
Proposed Coverage Area (45.51 %)	275.70
Total Prop. Coverage Area (45.51 %)	275.70
Balance coverage area (14.65 %)	82.78
Existing Structure To be Demolish	91.61

FAR CHECK	
Form FAR Area (2.000)	1211.60
Total Form FAR Area	1211.60
Residential FAR	72.01
Commercial FAR	599.11
Proposed FAR Area	723.18
Total Proposed FAR Area	723.18
Consumed FAR (Factor)	1.19
Balance FAR Area	488.42

BUILT UP AREA CHECK	
Total Proposed Built Up Area	1263.92

ARCHITECT (Regdt)	
NAME	RAHUL KUMAR

ENGINEER (Regdt)	
NAME	

SUPERVISOR (Regdt)	
NAME	

OWNER (Regdt)	
NAME	KIRAN SINGH

DEVELOPMENT AUTHORITY	
NAME	LOCAL BODY

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

Buildingwise Floor FAR Details

Floor Name	Building Name				Total			
	Proposed Built Up Area (Sq.mt.)	Existing Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Existing FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total Existing Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Existing FAR Area (Sq.mt.)
Basement Floor	21.02	259.30	21.01	0.00	21.02	259.30	21.01	0.00
Ground Floor	24.73	250.96	24.73	0.00	24.73	250.96	24.73	0.00
First Floor	0.00	306.38	0.00	299.55	0.00	306.38	0.00	299.55
Second Floor	0.00	306.38	0.00	299.55	0.00	306.38	0.00	299.55
Third Floor	85.15	0.00	78.32	0.00	85.15	0.00	78.32	0.00
Tenement Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total	130.90	1123.02	124.05	599.11	130.90	1123.02	124.05	599.11

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
KIRAN SINGH (A BUILDING)	Residential	Res+Comm Bldg	Non-Highrise

Required Parking (Table 7a)

Building Name	Type	SubUse	Area (Sq.mt.)	Car			Visitors Car			TwoWheeler			
				Reqt.	Prop.	Reqt./Unit	Reqt.	Prop.	Reqt./Unit	Reqt.	Prop.	Reqt./Unit	
KIRAN SINGH (A BUILDING)	Residential	Bungalow/Dwelling / Non Apartment	>0	1	1.00	1	1	-	-	1	1	-	-
Total			>0	1	1.00	-	1	1	-	1	1	-	0

Parking Check (Table 7b)

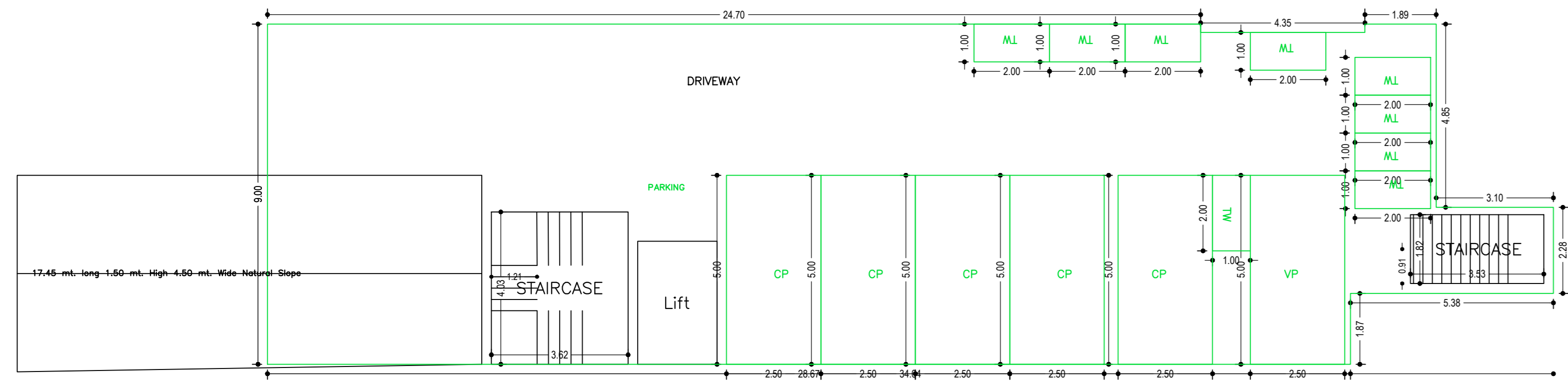
Vehicle Type	Reqt.		Prop.	
	No.	Area	No.	Area
Car	-	-	5	62.50
Total Car	1	12.50	5	62.50
Visitor's Car Parking	-	-	1	12.50
Total Visitor Parking	1	12.50	1	12.50
TwoWheeler	-	-	9	18.00
Total TwoWheeler	-	-	9	18.00
Other Parking	-	-	-	419.43
Total	-	25.00	-	521.43

FAR & Tenement Details (Table 4c-1)

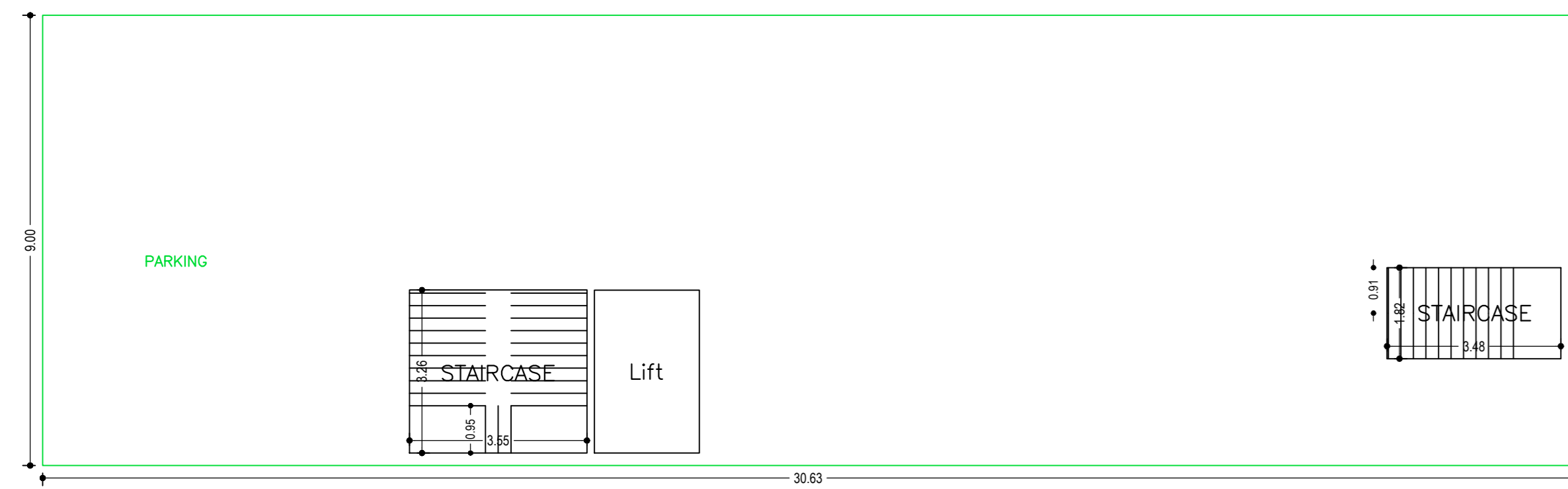
Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Existing Built Up Area (Sq.mt.)	Proposed Built Up Area (Sq.mt.)	Deductions Area in (Sq.mt.)	Existing FAR Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Add Area In FAR (Sq.mt.)	Add Area In Existing FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed FAR Area (Sq.mt.)	Tenet (No.)	
													Li
KIRAN SINGH (A BUILDING)	1	1263.92	1123.02	130.90	27.32	503.43	599.11	72.01	6.32	38.91	723.16	723.16	03
Grand Total	1	1263.92	1123.02	130.90	27.32	503.43	599.11	72.01	6.32	38.91	723.16	723.16	03

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
RAHUL KUMAR GNPC/ENG/0034/2022			

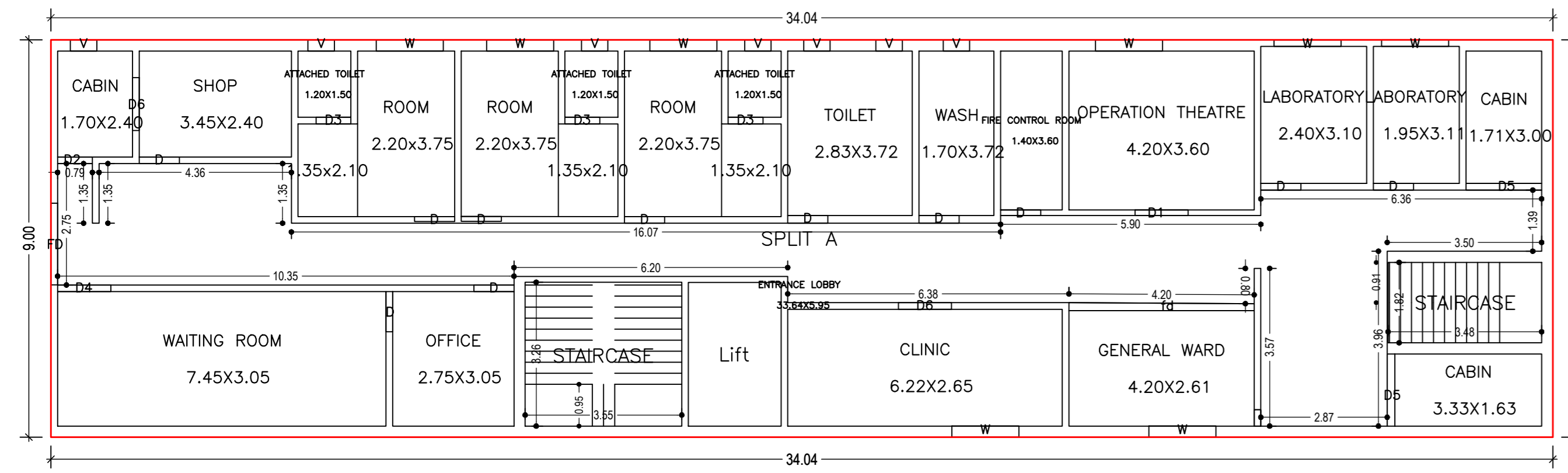
Proposal Basic Information	
Proposal File No.	GNPC/EP/0034/11/2022
Owner Name	KIRAN SINGH
Khata No.	51
Plot No.	195
Village Name	Pipra Kala
Use	Mixed
SubUse	Resi-Comm



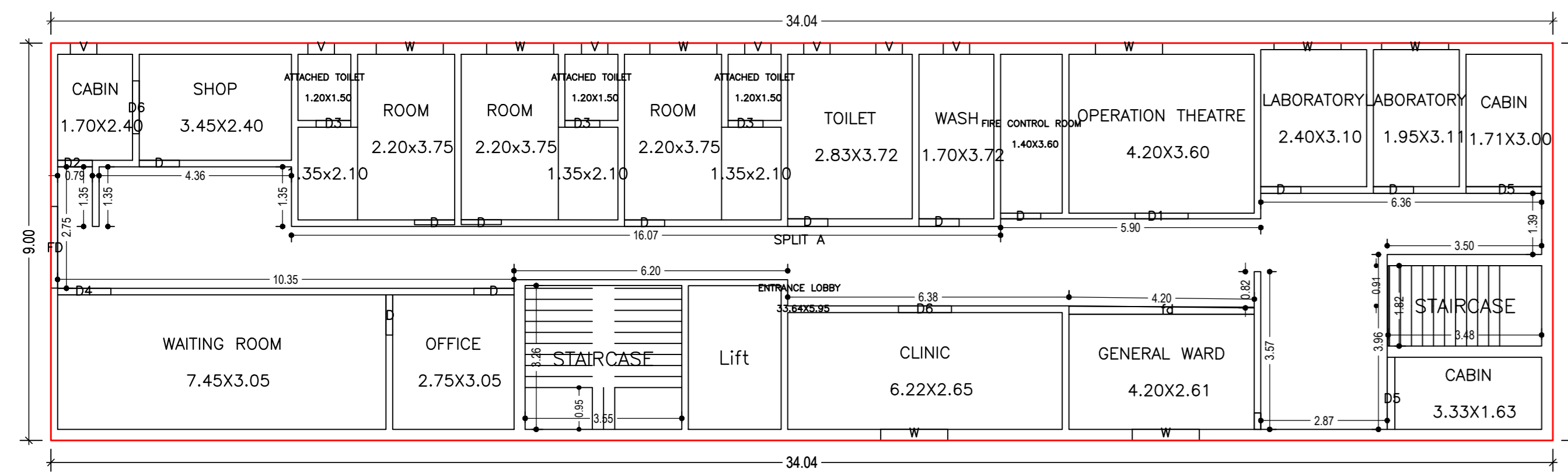
BASEMENT FLOOR PLAN (SCALE 1:100)



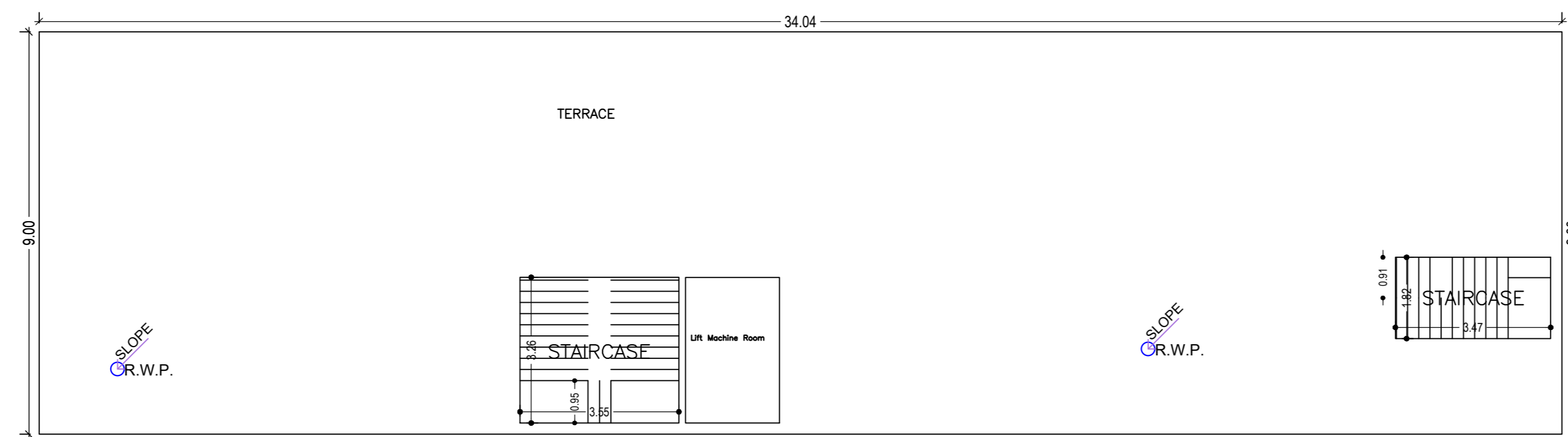
GROUND FLOOR PLAN (SCALE 1:100)



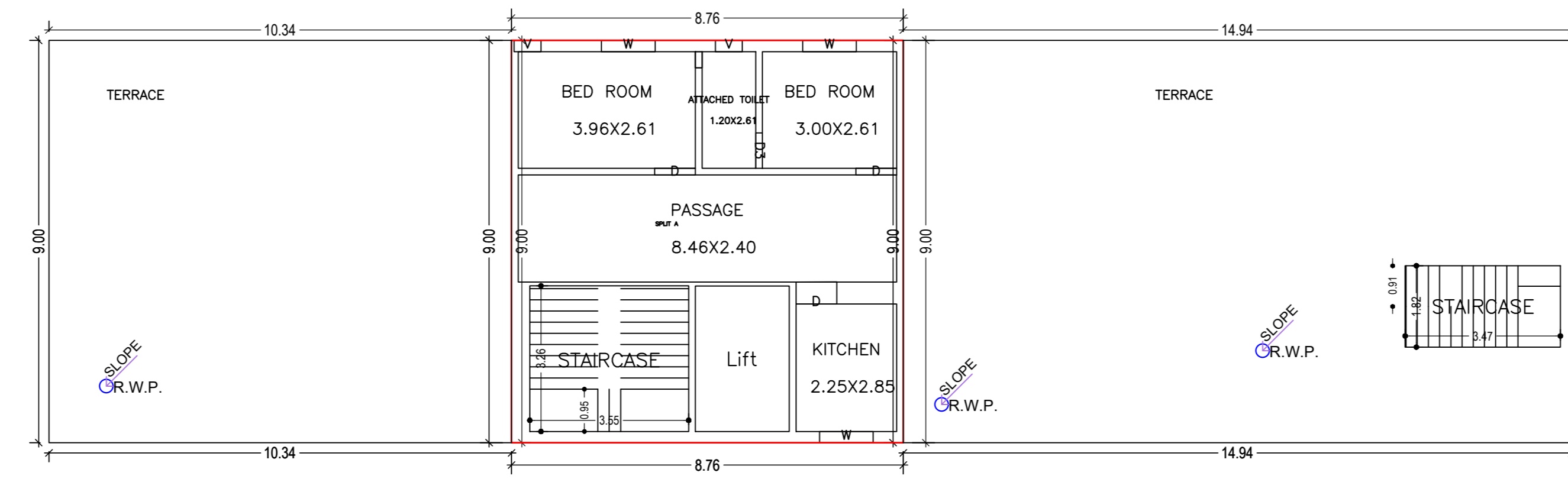
FIRST FLOOR PLAN (Existing) (SCALE 1:100)



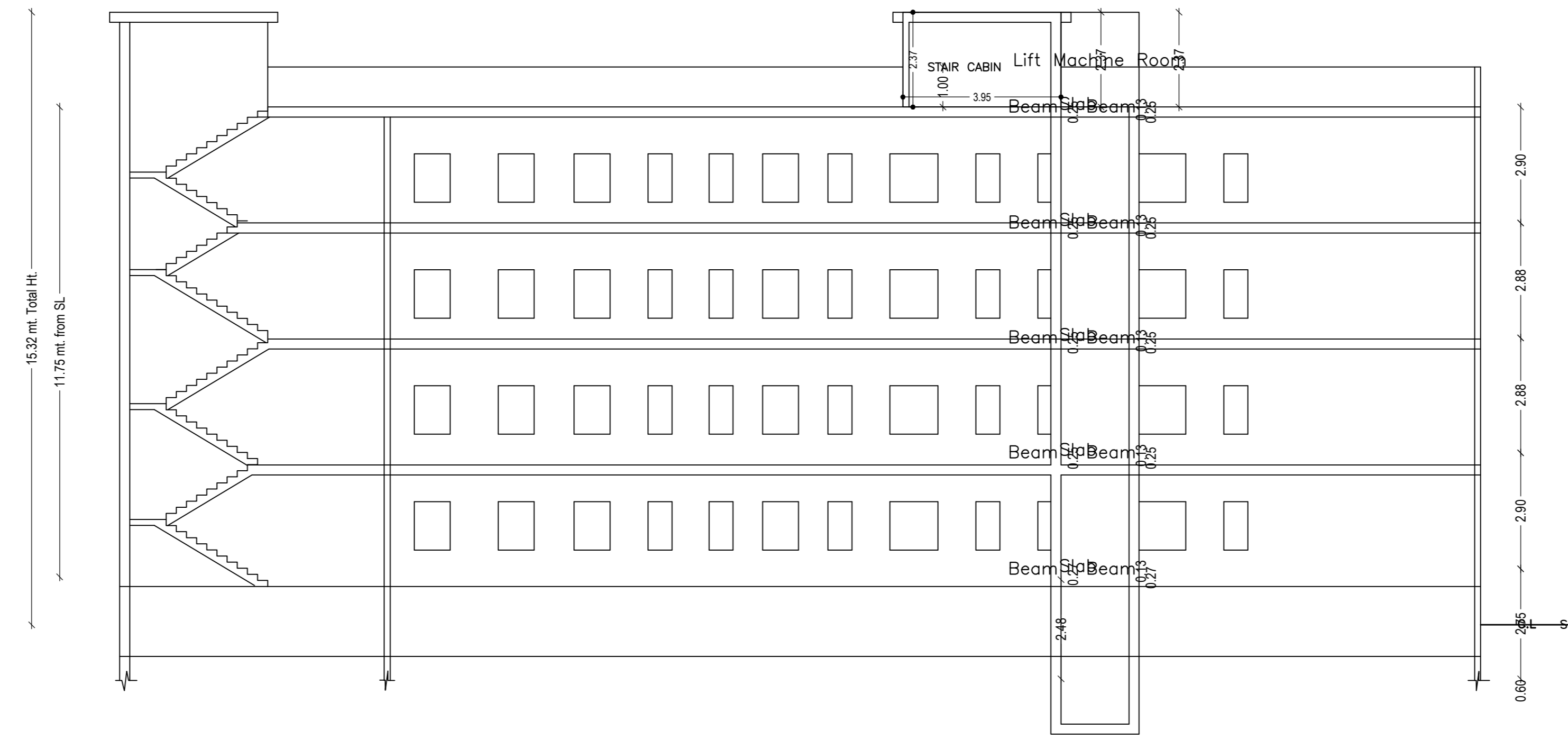
SECOND FLOOR PLAN (Existing) (SCALE 1:100)



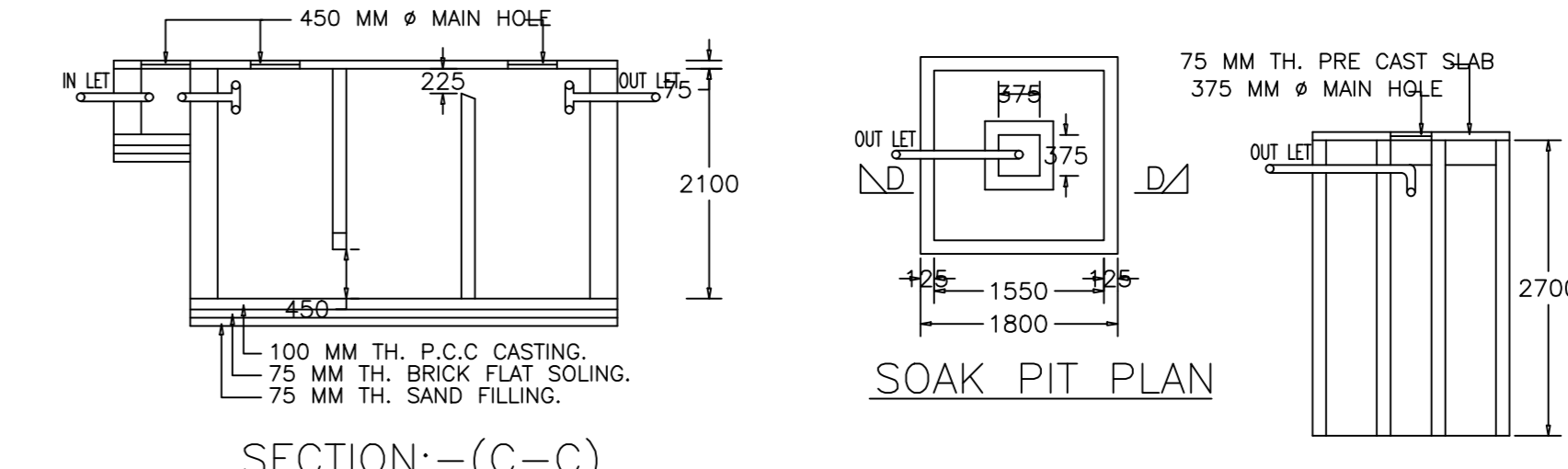
TERRACE FLOOR PLAN (SCALE 1:100)



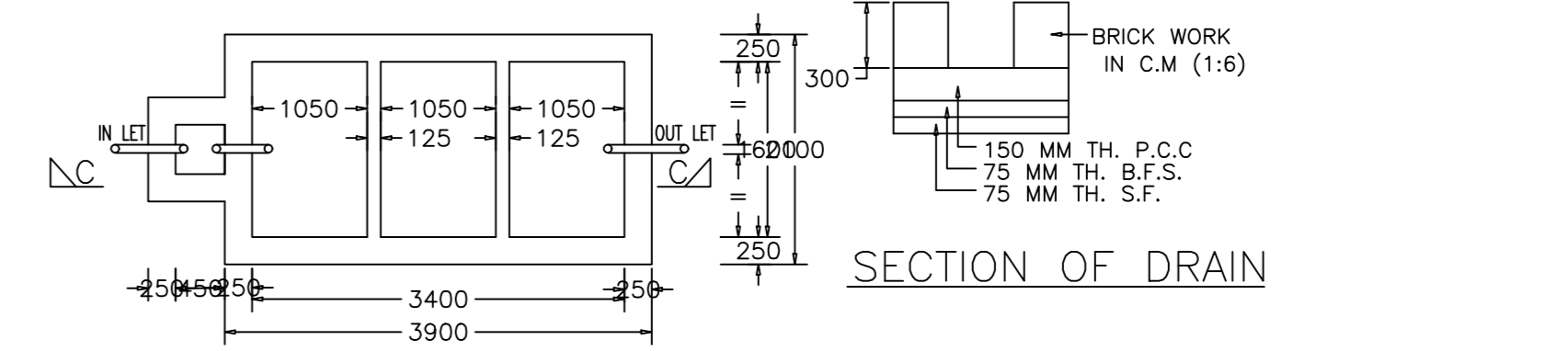
THIRD FLOOR PLAN (Proposed) (SCALE 1:100)



SECTION (Y-Y)

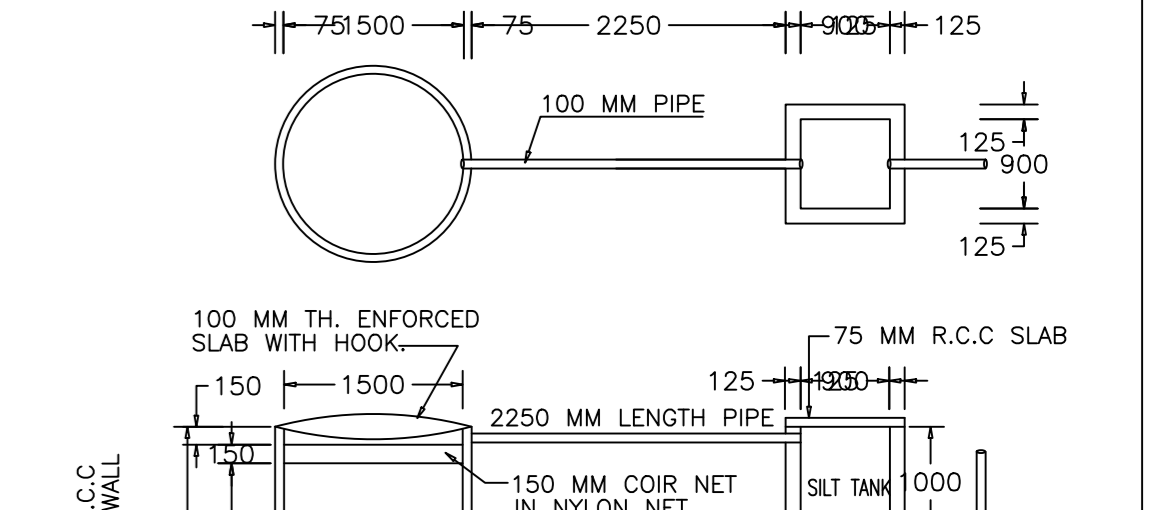


SECTION:-(C-C)

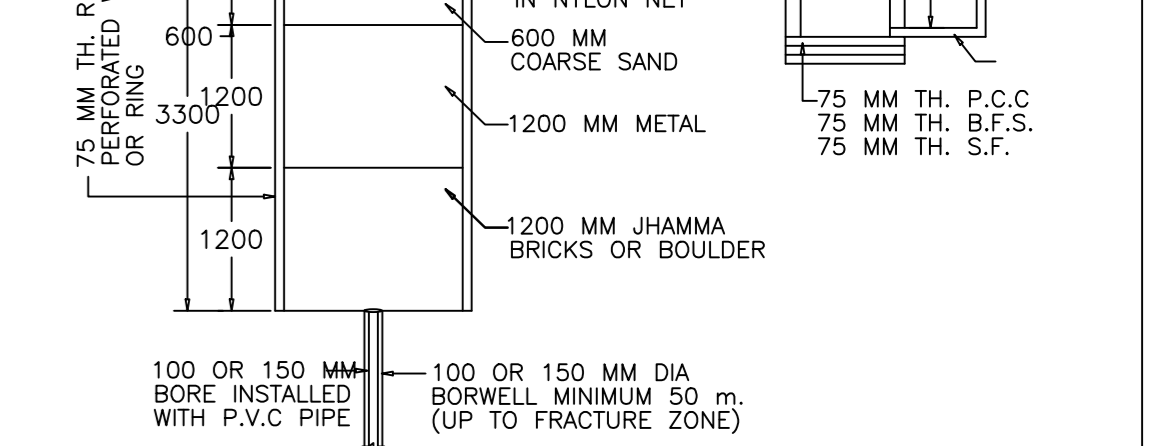


SECTION OF DRAIN

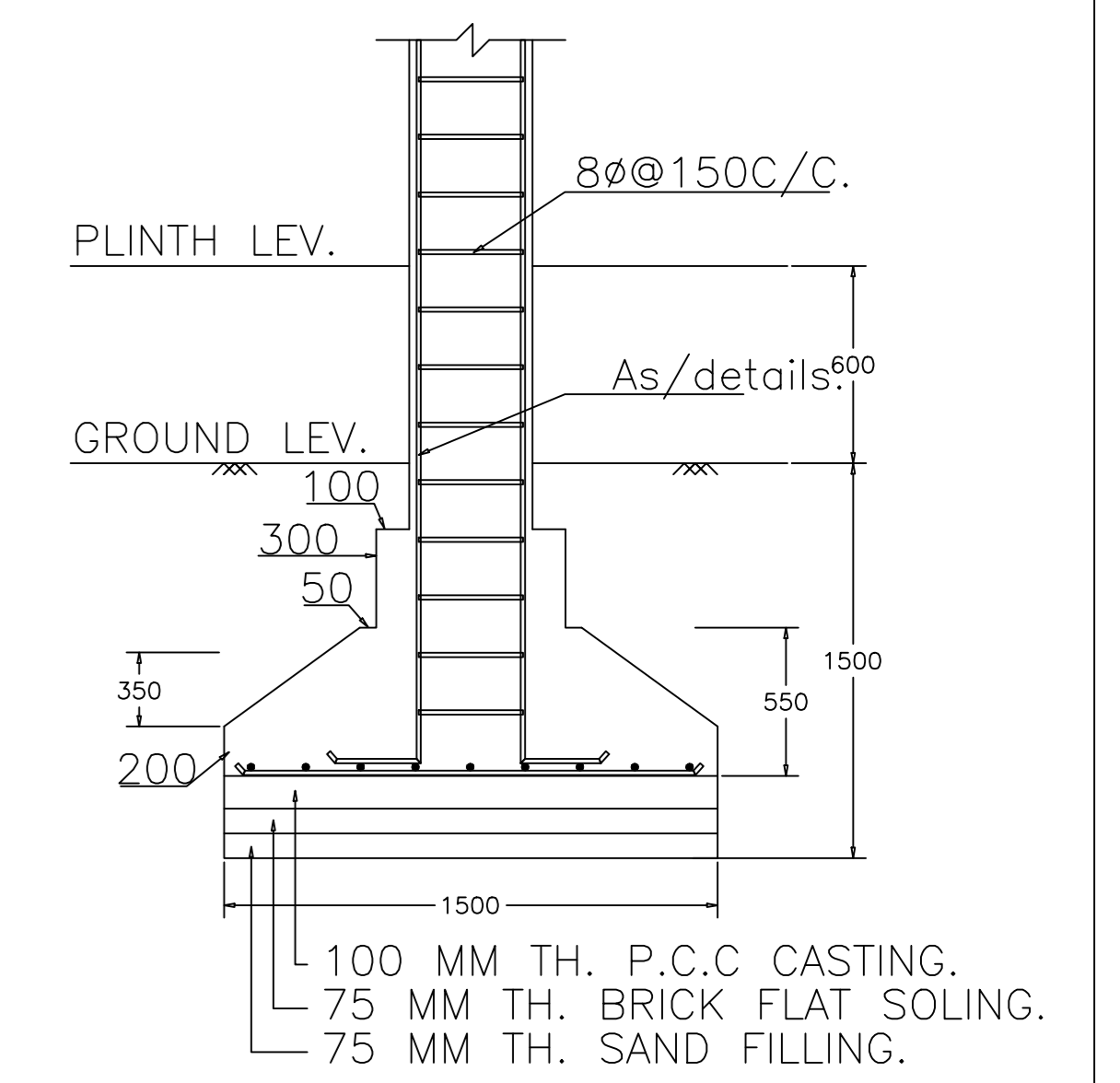
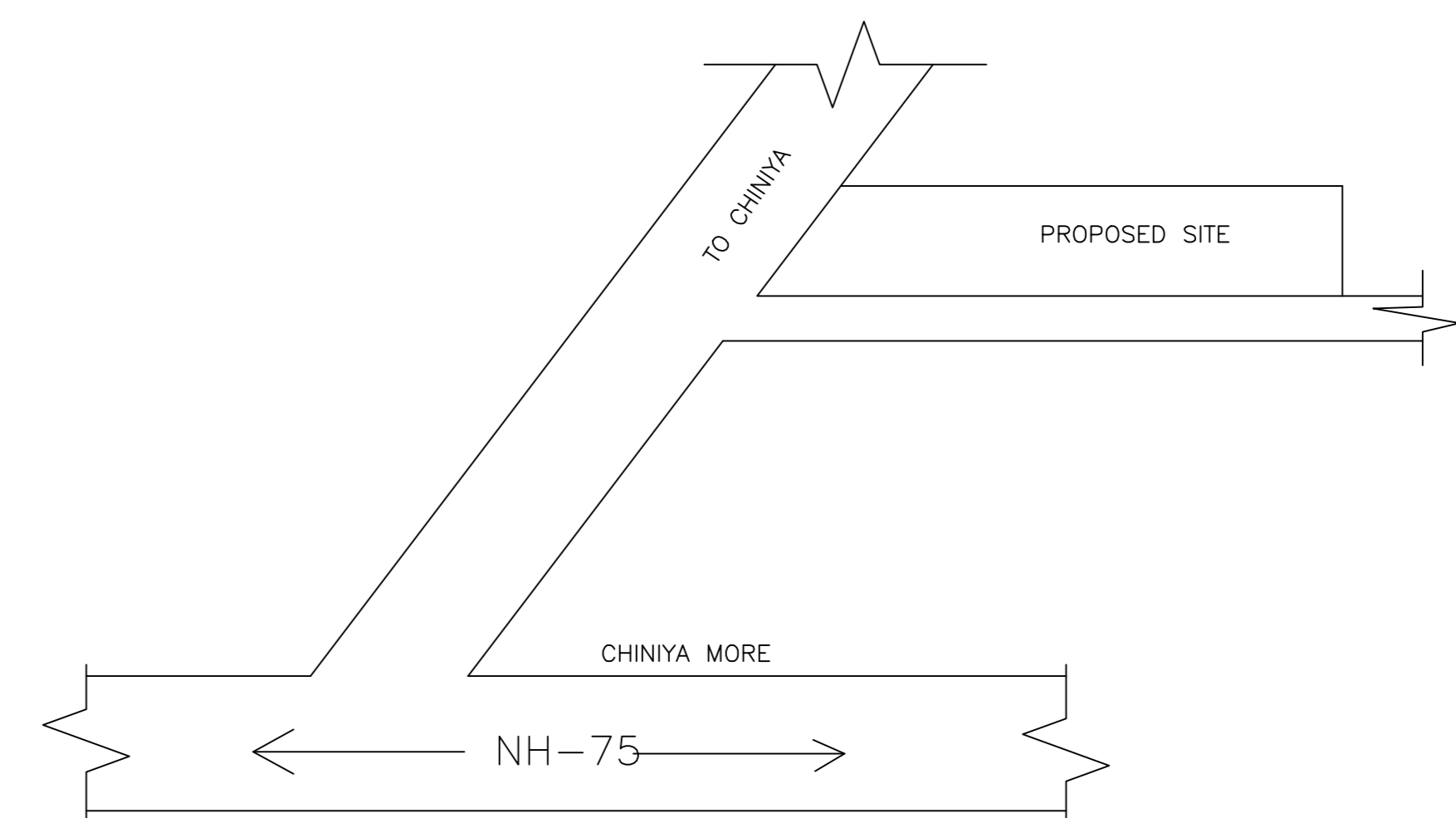
SEPTICK TANK PLAN



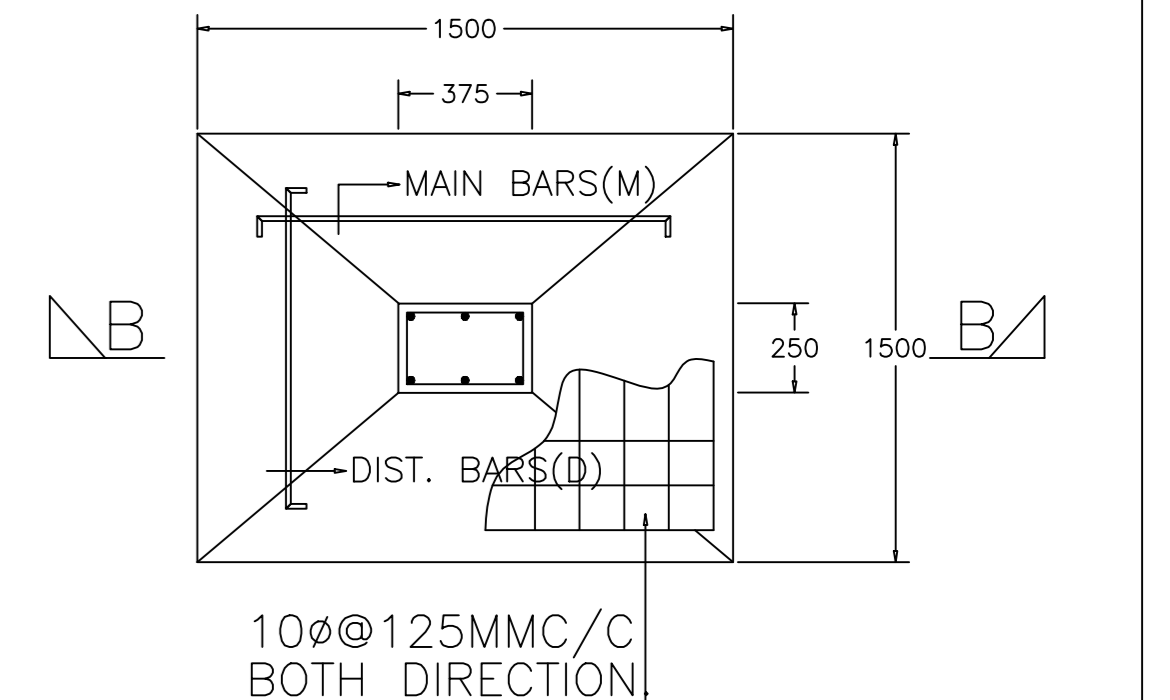
SOAK PIT PLAN



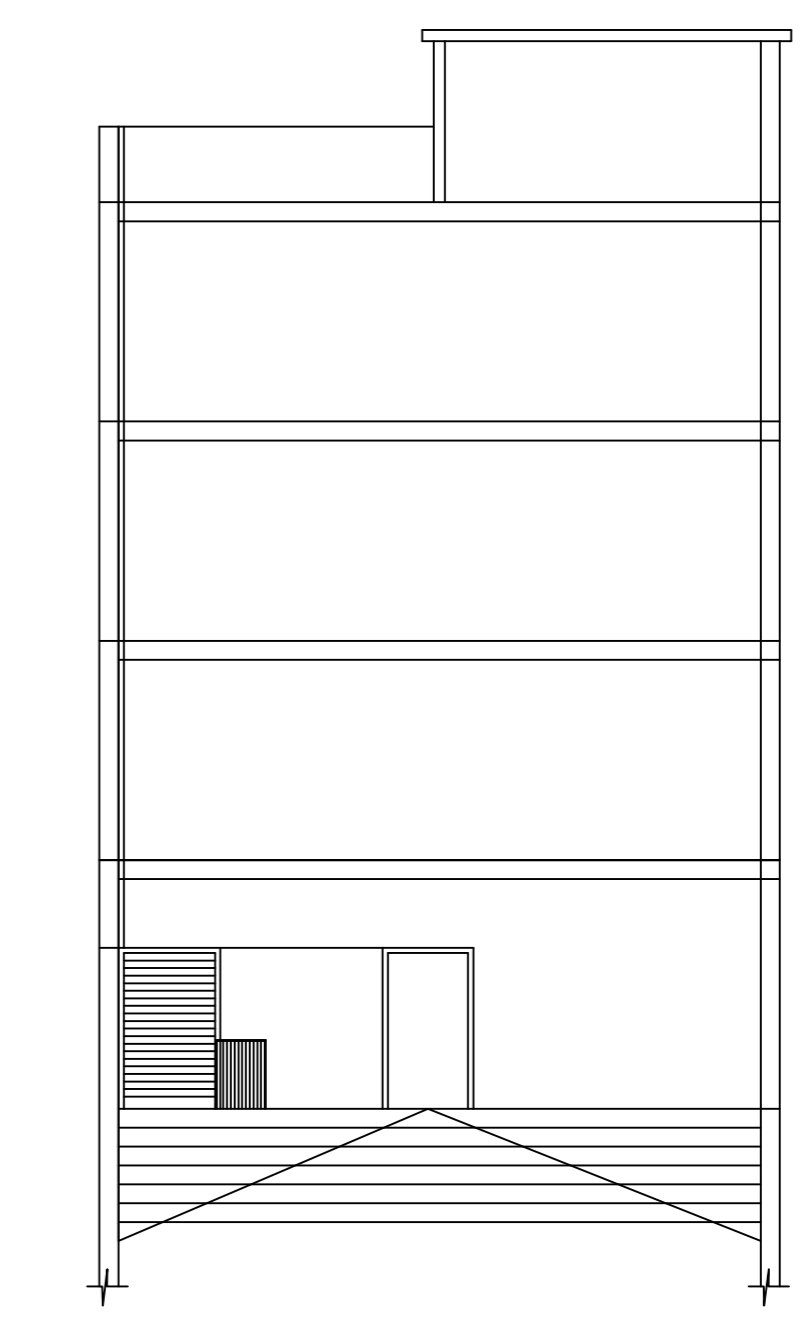
DETAIL OF GROUND WATER RECHARGING PIT WITH SILT TANK



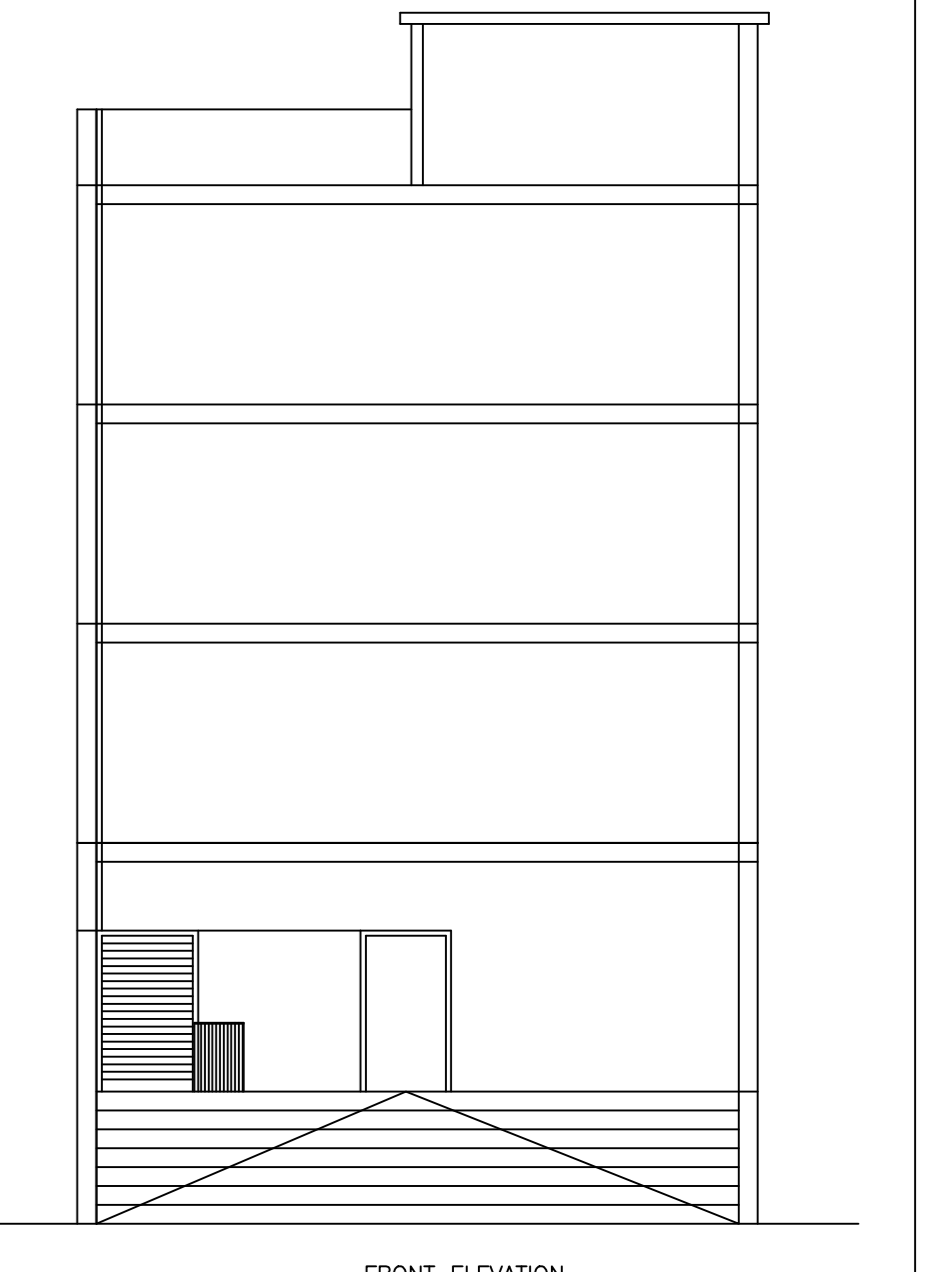
SECTION:-(B-B)



FOUNDATION PLAN OF COLUMN



SECTION (X-X)



FRONT ELEVATION

Building :KIRAN SINGH (A BUILDING)

Floor Name	Total Built Up Area (Sq.mt.)	Existing Built Up Area (Sq.mt.)	Proposed Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)	Existing FAR Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Add Area in FAR (Sq.mt.)	Add Area in Existing FAR (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tent (No.)
Basement Floor	280.32	259.30	21.02	6.83	252.47	0.00	0.00	21.01	21.01	21.01	00
Ground Floor	275.69	250.96	24.73	0.00	250.96	0.00	0.00	17.90	24.73	24.73	00
First Floor	306.38	306.38	0.00	6.83	0.00	299.55	0.00	0.00	299.55	299.55	01
Second Floor	306.38	306.38	0.00	6.83	0.00	299.55	0.00	0.00	299.55	299.55	01
Third Floor	85.15	0.00	85.15	6.83	0.00	0.00	72.01	6.32	78.32	78.32	01
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total	1253.92	1123.02	130.90	27.32	503.43	599.11	72.01	6.32	38.91	723.16	03

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NGS
KIRAN SINGH (A BUILDING)	D2	0.79	2.10	02
KIRAN SINGH (A BUILDING)	D3	0.79	2.10	07
KIRAN SINGH (A BUILDING)	D	0.91	2.10	25
KIRAN SINGH (A BUILDING)	D6	1.20	2.10	04
KIRAN SINGH (A BUILDING)	D1	1.20	2.10	02
KIRAN SINGH (A BUILDING)	D4	1.21	2.10	02
KIRAN SINGH (A BUILDING)	D5	1.63	2.10	02
KIRAN SINGH (A BUILDING)	D5	1.71	2.10	02
KIRAN SINGH (A BUILDING)	FD	1.85	2.10	02
KIRAN SINGH (A BUILDING)	fs	4.20	2.10	02

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NGS
KIRAN SINGH (A BUILDING)	V	0.60	1.20	16
KIRAN SINGH (A BUILDING)	W	1.20	1.20	03
KIRAN SINGH (A BUILDING)	W	1.52	1.20	16

UnitBUA Table for Building :KIRAN SINGH (A BUILDING)

FLOOR	Name	UnitBUA Type	Entity Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Treatment
FIRST FLOOR PLAN	SPLIT A	SHOP	Existing	257.12	257.06	21	1
SECOND FLOOR PLAN	SPLIT A	SHOP	Existing	257.12	257.06	21	1
THIRD FLOOR PLAN	SPLIT A	FLAT	Proposed	51.12	51.06	5	1
Total	-	-	-	565.36	565.18	47	3

LTP NAME AND SIGNATURE	STRUCTURAL ENGS NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
RAHUL KUMAR GNPC/ENG/0003/2020			