

AREA STATEMENT		VERSION NO. : 1.0.62
Hussainabad Nagar Panchayat		VERSION DATE: 16/10/2020
PROJECT DETAIL:		
Region: HARKHAND URBAN LOCAL BODIES	Plot Use: Residential	
District: PALAMU	Plot SubUse: Residential Bldg/Apartment	
Authority: Hussainabad Nagar Panchayat	PlotNearby/ReligiousStructure: NA	
Inward No: HNPC/BP/0024/W03/2022	Plot/SubPlot No: 221	
Application Type: General Proposal	North: Road Width - 3.60	
Project Type: Building Permission	South: Plot No. - 221 Raghunandan ram	
Nature of Development: New	East: Plot No. - Niz Seller	
Location of Development Area: Old Area	West: Plot No. - Ajit Pal	
AREA DETAILS:		
AREA OF PLOT (Minimum)	(A)	101.10
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	101.10
Deduction for Balance Plot Area(from Gross Plot Area)		
Common Plot		11.93
Total		11.93
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	89.18
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	101.10
Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions)	101.10
COVERAGE CHECK		
Permissible Coverage area ( 70.00 % )		70.77
Proposed Coverage Area ( 59.44 % )		60.09
Total Prop. Coverage Area ( 59.44 % )		60.09
Balance coverage area ( 10.56 % )		10.68
FAR CHECK		
Perm. FAR Area ( 1.50 )		151.65
Total Perm. FAR area		151.65
Residential FAR		120.18
Proposed FAR Area		120.18
Total Proposed FAR Area		120.18
Consumed FAR (Factor)		1.19
Balance FAR Area		31.47
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		120.18
ARCHITECT (Regd)	MERAJ SARWER ANSARI	
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)	Prem Kumar Thakur	
DEVELOPMENT AUTHORITY LOCAL BODY		

Proposal Basic Information	
Proposal File No.	HNPC/0024/W03/2022
Owner Name	Prem Kumar Thakur
Khata No	10
Plot No	221
Village Name	Ram Bigha
Use	Residential
SubUse	Residential Bldg/Apartment

- ARCHITECTURAL SPECIFICATION:-**
- DIMENSION- All dimension are in mm. except otherwise stated.
  - FOUNDATION- 1:1.5:3 cement concrete for footing over RCC mat of 1:4:8 mix..
  - SUPERSTRUCTURE-1:1.5:3 RCC column with brickwork with cement sand mortar (1:6) for 0.250M. thick wall & (1:4) for 0.125M. thick wall.
  - DAMP PROOF COURSE:- 40mm. thick CC (1:2:4) with suitable water proofing compound.
  - PLASTER:- 12mm. TO 20 mm. thick cement & sand mortar (1:6).
  - FLOORING:- 25 mm. thick IPS flooring over 100 mm. thick PCC and over 0114M. thick RCC slab.
  - TOILET:- IWC & EWC with standard fittings.
  - DOOR:- G = 1.2M x 2.1M, D=1.05M x 2.1M, D1=0.975M x 2.1M, D2=0.9M x 2.1M, D3=0.75M x 2.1M.
  - WINDOW:- W1=1.5M x 1.2M, W2=1.05M x 1.2M.
  - VENTILATOR:- V = 0.6M x 0.45M

**COLOR INDEX**

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

**UnitBUA Table for Building :AA (BB)**

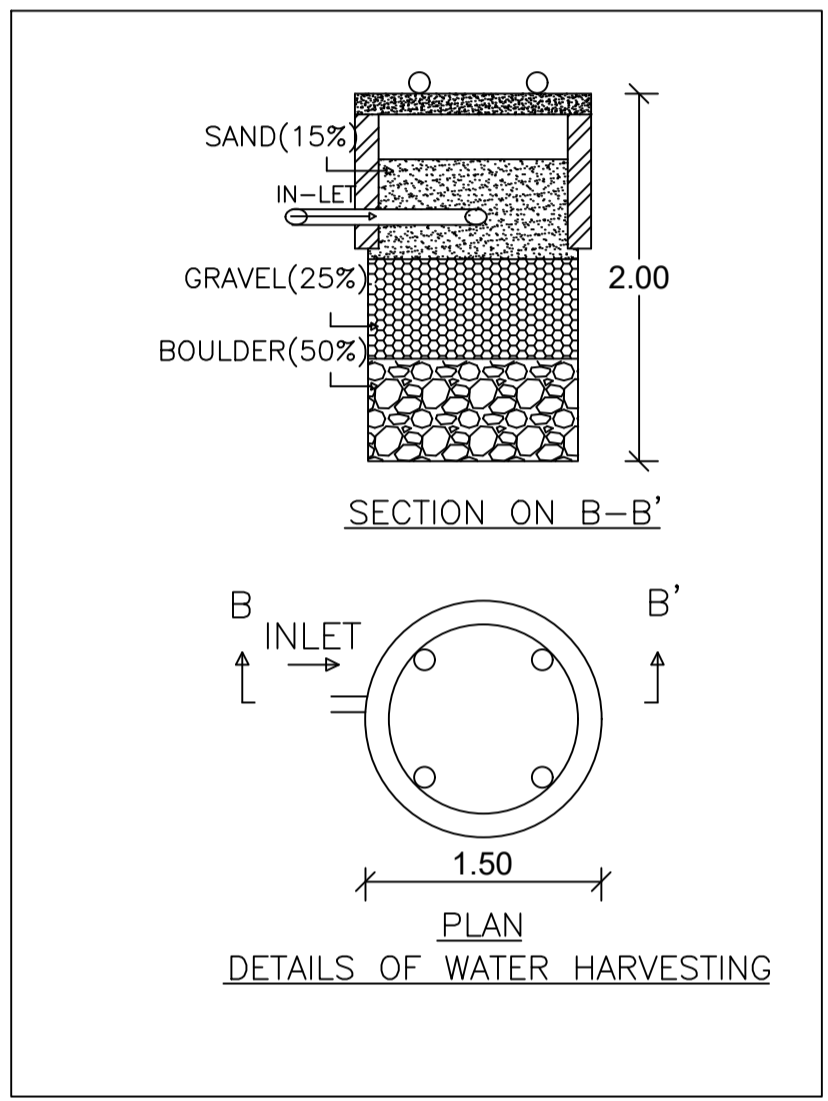
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT HH	FLAT	103.28	97.62	6	1
FIRST FLOOR PLAN	SPLIT HH	FLAT	0.00	0.00	6	0
Total	-	-	103.28	97.62	12	1

**SCHEDULE OF DOOR:**

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
AA (BB)	D3	1.00	2.10	04
AA (BB)	D5	1.00	2.10	02
AA (BB)	D4	1.00	2.10	02
AA (BB)	D2	1.45	2.10	02

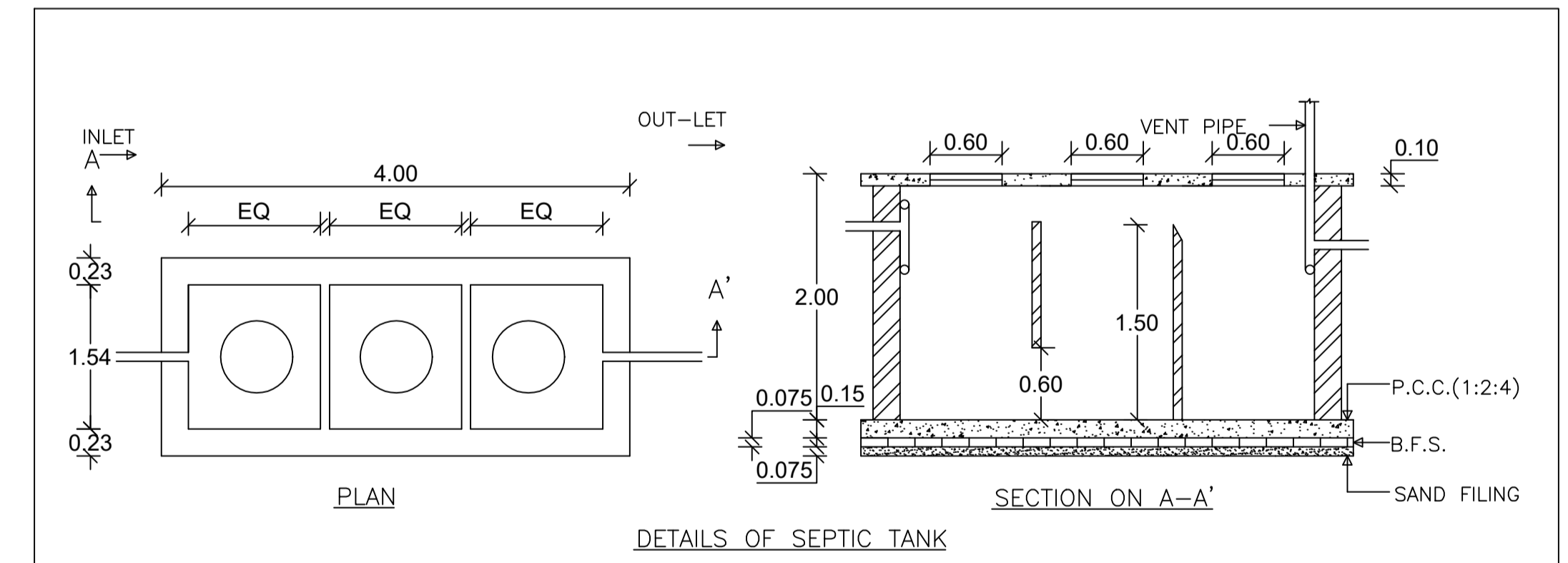
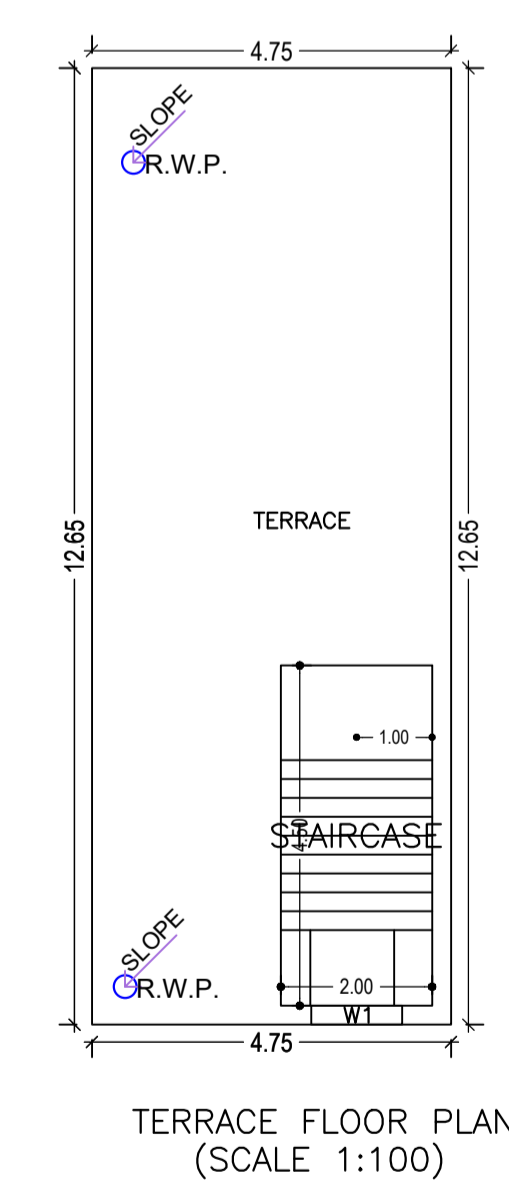
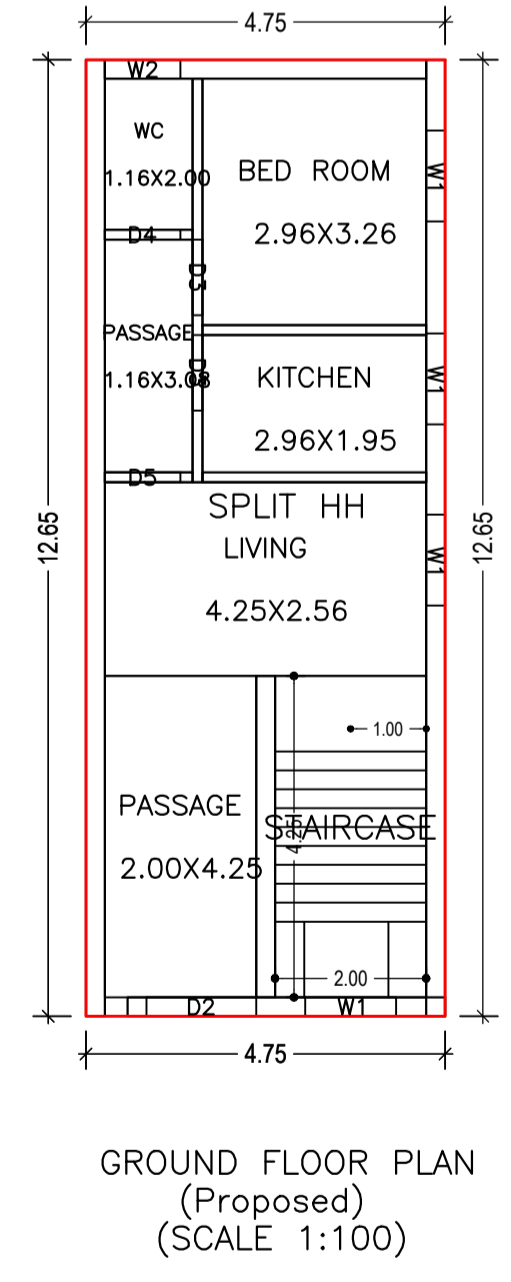
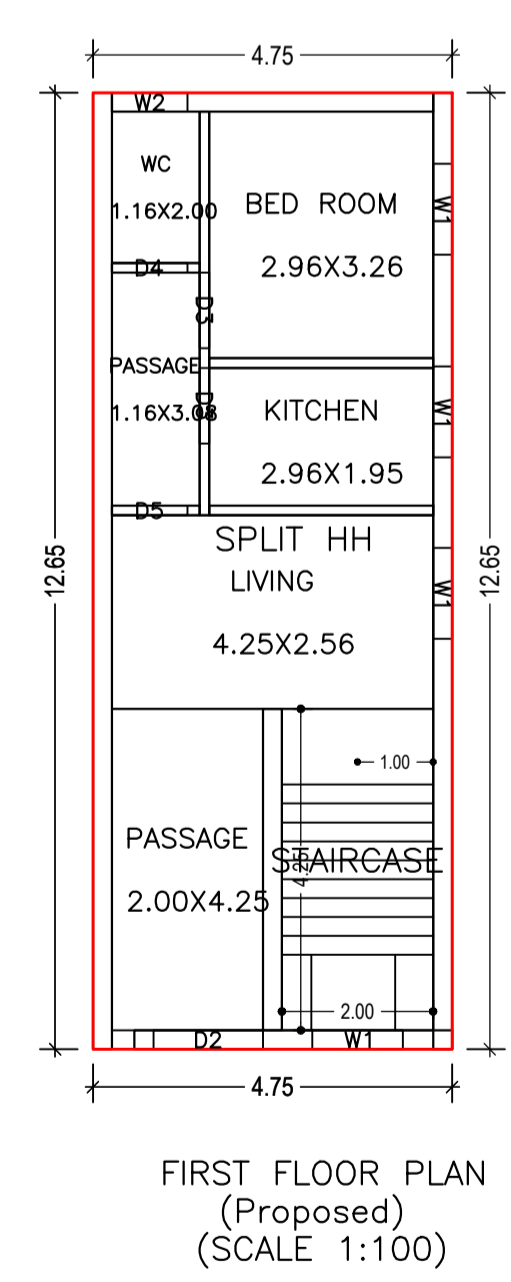
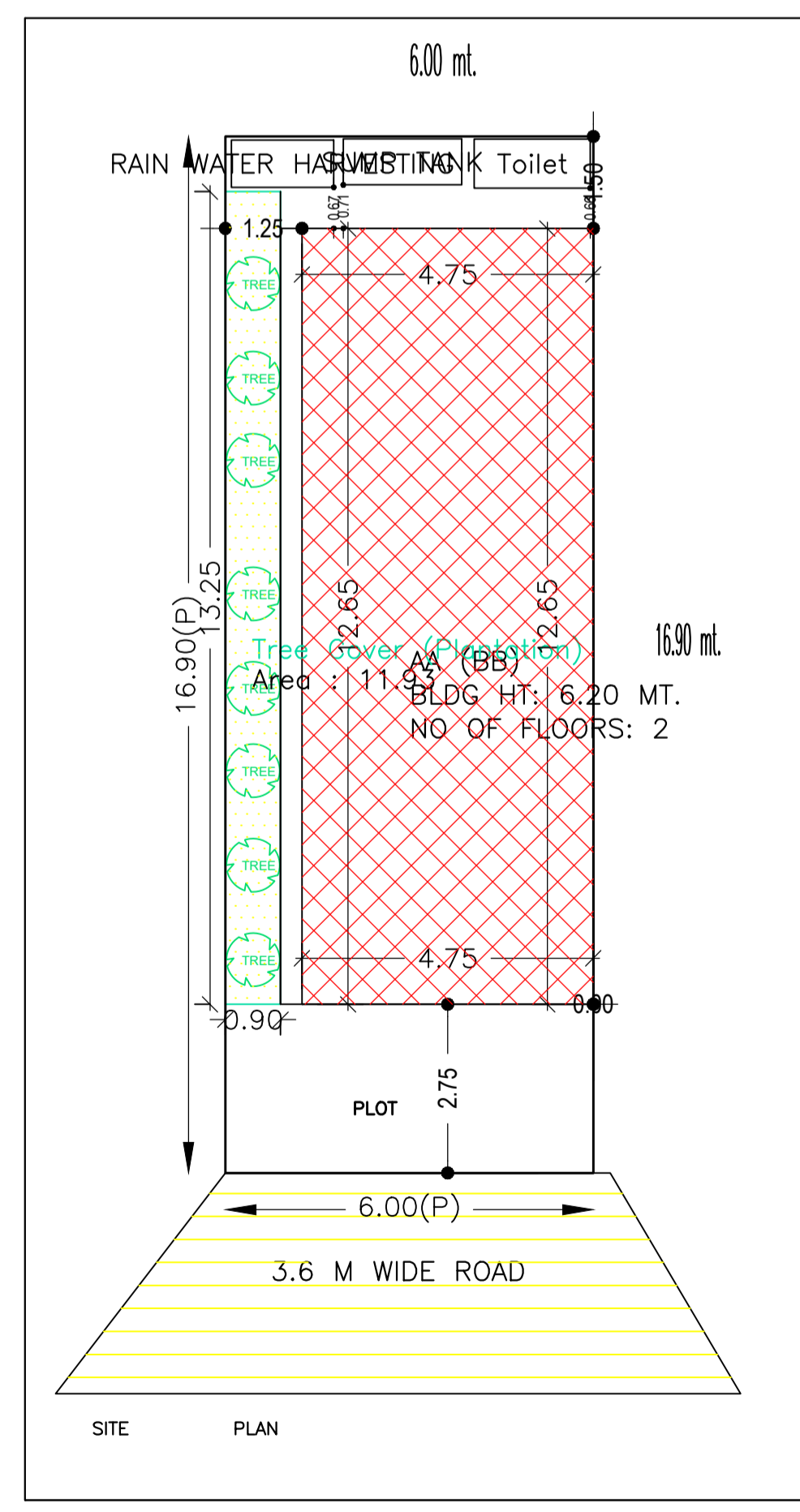
**SCHEDULE OF WINDOW/VENTILATION:**

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
AA (BB)	W2	1.00	1.20	02
AA (BB)	W1	1.20	1.20	09



**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.)
AA (BB)	1	120.18	120.18	120.18	120.18	01
Grand Total :	1	120.18	120.18	120.18	120.18	01



**Building USE/SUBUSE Details**

Building Name	Building Use	Building SubUse	Building Structure
AA (BB)	Residential	Residential Bldg/Apartment	Non-Highrise

**Building :AA (BB)**

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	60.09	60.09	60.09	60.09	01
First Floor	60.09	60.09	60.09	60.09	00
Terrace Floor	0.00	0.00	0.00	0.00	00
Total :	120.18	120.18	120.18	120.18	01
Total Number of Same Buildings :	1				
Total :	120.18	120.18	120.18	120.18	01

**Buildingwise Floor FAR Details**

Floor Name	Building Name AA (BB)		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	60.09	60.09	60.09	60.09
First Floor	60.09	60.09	60.09	60.09
Terrace Floor	0.00	0.00	0.00	0.00
Total :	120.18	120.18	120.18	120.18

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
MERAJ SARWER ANSARI HNPC/ENG/0003/2021			