

SITE PLAN

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 (BIJAY KUMAR BARNWAL)	1	358.44	358.44	358.44	358.44	01
Grand Total :	1	358.44	358.44	358.44	358.44	01

Proposal Basic Information

Proposal File No.	JNPC/BP/0003/W13/2018
Owner Name	BIJAY KUMAR BARNWAL
Khata No	408/1/KA
Plot No	3370/A/2
Village Name	Dhandra
Use	Residential
SubUse	Row House

AREA STATEMENT JAMTARA NAGAR PARISHAD		VERSION NO. : 1.0.34
PROJECT DETAIL:		VERSION DATE: 13/03/2019
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential	
District: JAMTARA	Plot SubUse: Row House	
Authority: JAMTARA NAGAR PARISHAD	PlotNearbyReligiousStructure: NA	
Inward_No: JNPC/BP/0003/W13/2018	PlotSubPlot No: 3370/A/2	
Application Type: General Proposal	North: Road Width - 2.5	
Project Type: Building Permission	South: Plot No. - 3370/A/4	
Nature of Development: New	East: Plot No. - 3370/B	
Location of Development Area: New Area	West: Plot No. - 3371	
AREA DETAILS:		
AREA OF PLOT (Minimum)	(A)	SQ.MT. 384.79
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	384.79
Deduction for Balance Plot Area(from Gross Plot Area)		
Common Plot		54.02
Total		54.02
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	330.77
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	384.79
Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions)	384.79
COVERAGE CHECK		
Permissible Coverage area (60.00 %)		230.87
Proposed Coverage Area (46.58 %)		179.22
Total Prop. Coverage Area (46.58 %)		179.22
Balance coverage area (13.42 %)		51.65
FAR CHECK		
Perm. FAR Area (2.00)		769.58
Total Perm. FAR area		769.58
Residential FAR		358.43
Proposed FAR Area		358.43
Total Proposed FAR Area		358.43
Consumed FAR (Factor)		0.93
Balance FAR Area		411.15
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		358.44
ARCHITECT (Regd)	GOUTAM NANDI	
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)	BIJAY KUMAR BARNWAL	
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)	Orange
EXISTING (To be demolished)	Light Blue

Buildingwise Floor FAR Details

Floor Name	Building Name A (BIJAY KUMAR BARNWAL)		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	179.22	179.22	179.22	179.22
First Floor	179.22	179.22	179.22	179.22
Terrace Floor	0.00	0.00	0.00	0.00
Total :	358.44	358.44	358.44	358.44

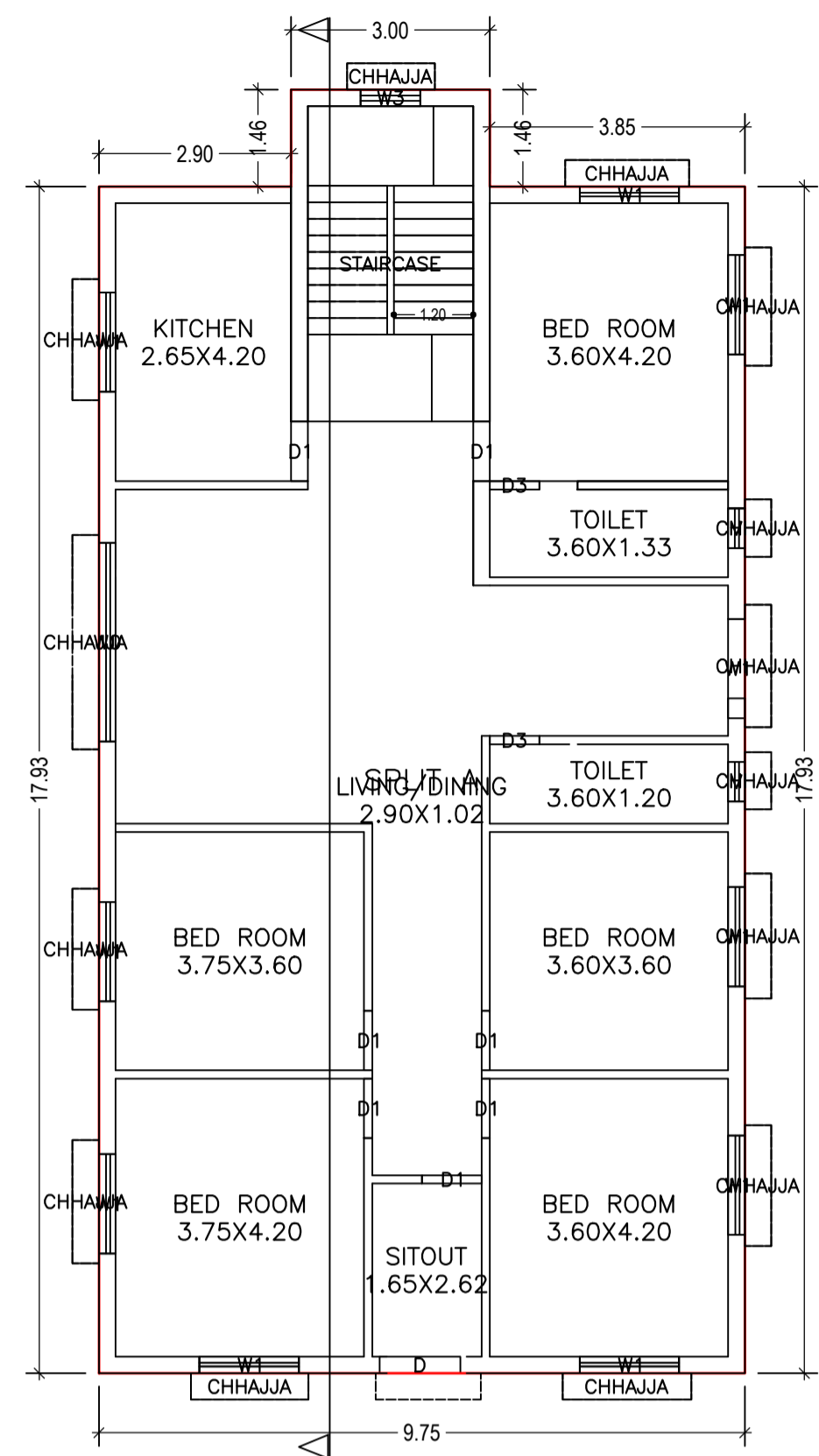
Building USE/SUBUSE Details

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

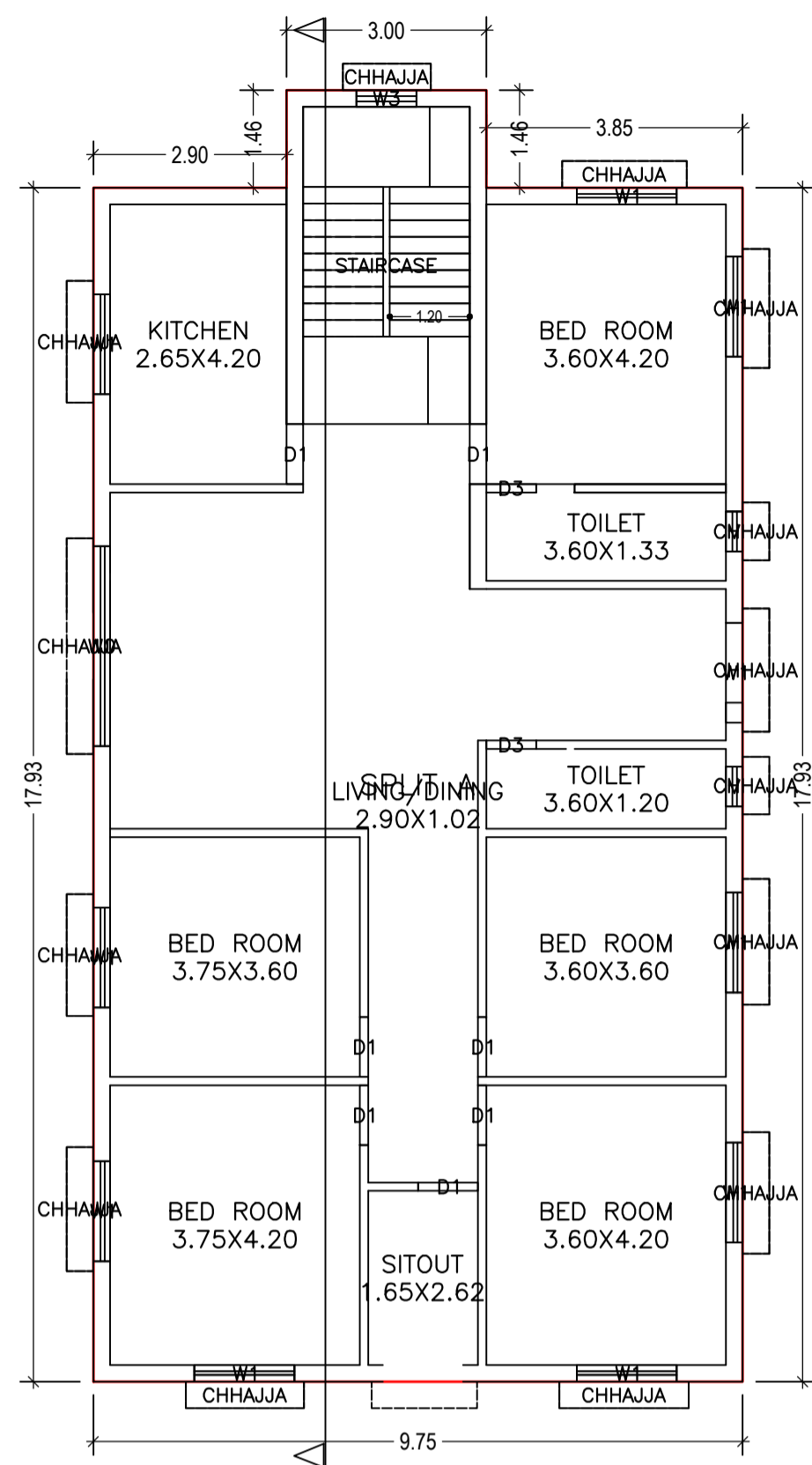
LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
GOUTAM NANDI JNPC/ENG/0001/2018			

Proposal Basic Information

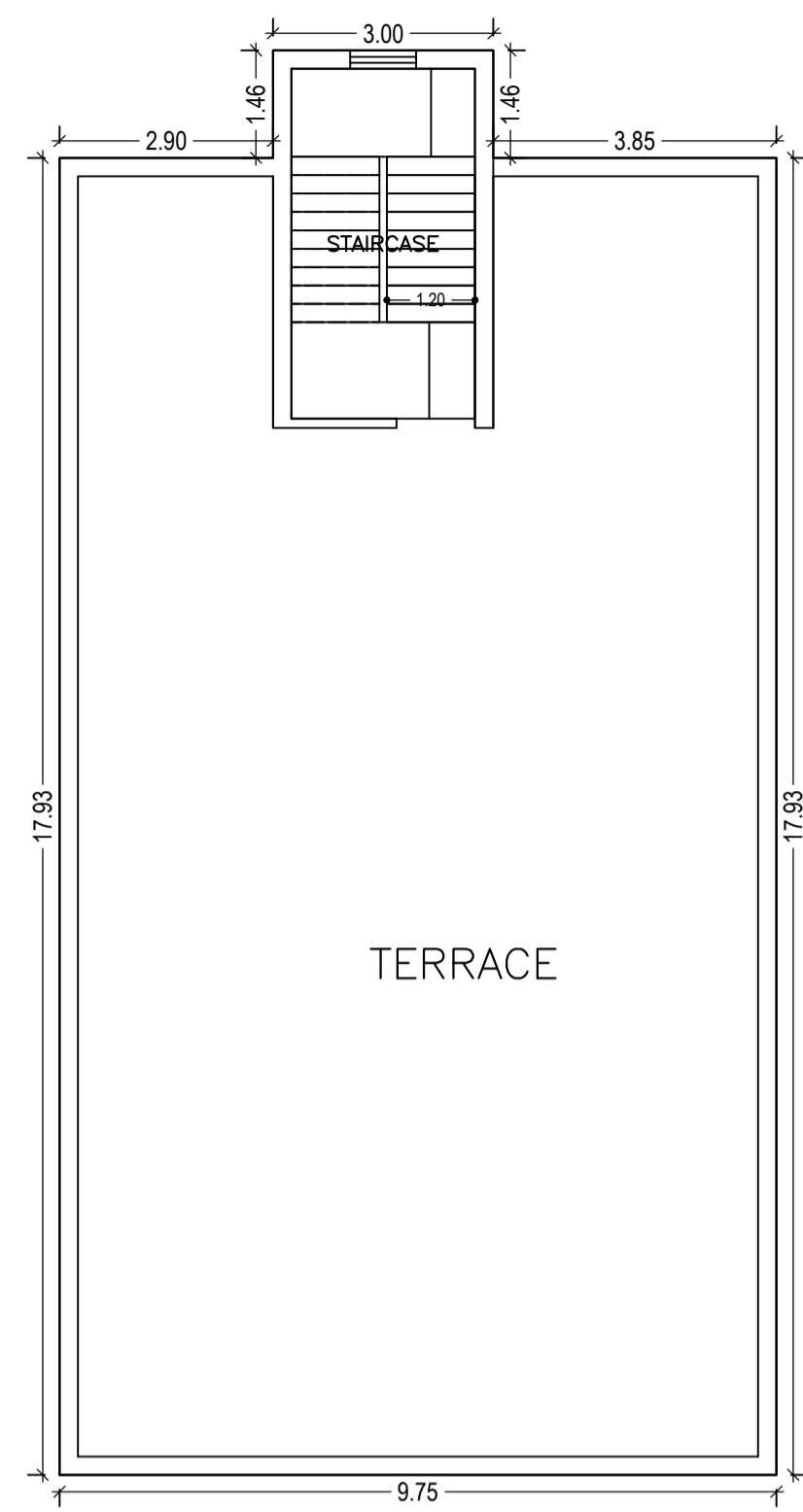
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Village Name	Dhandra
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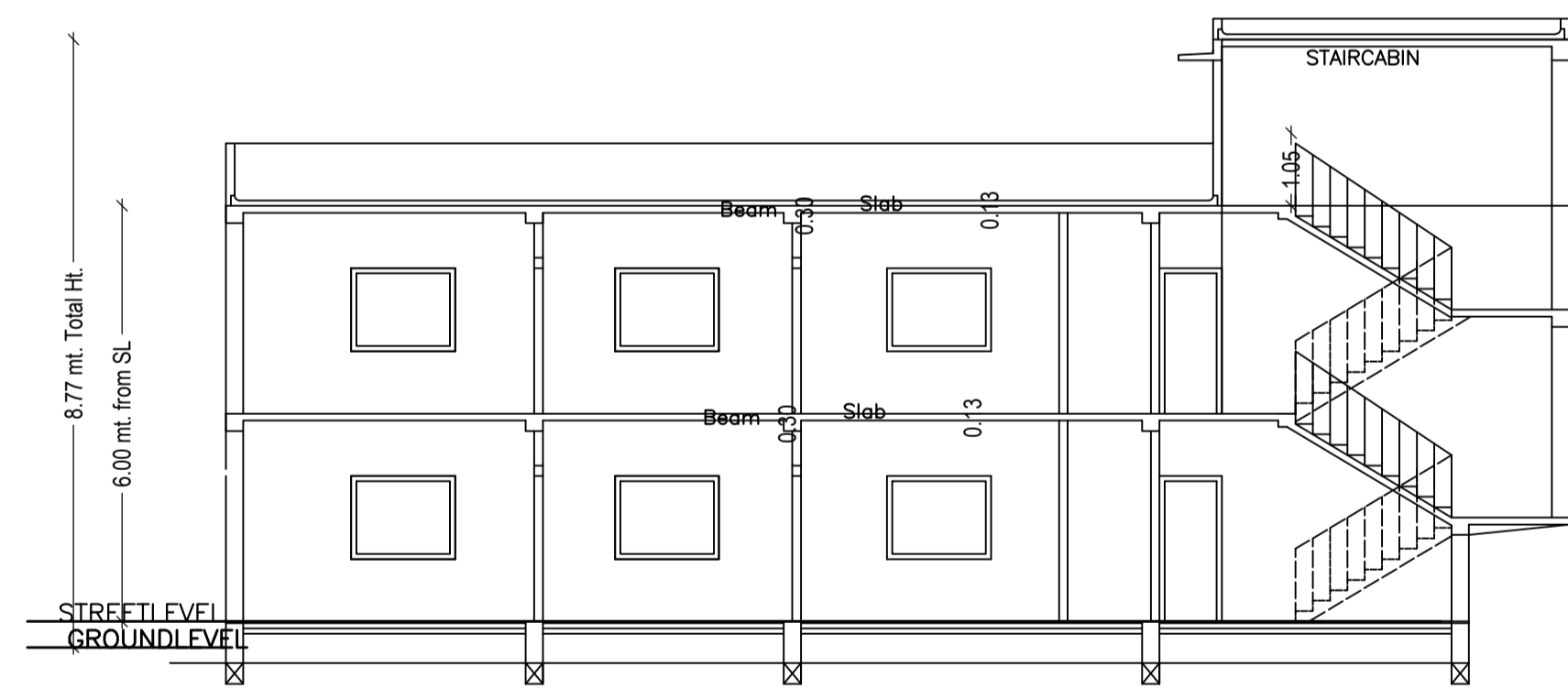
GROUND FLOOR PLAN (Proposed) (SCALE 1:100)



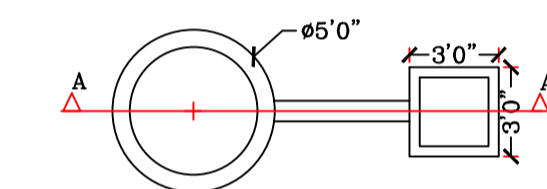
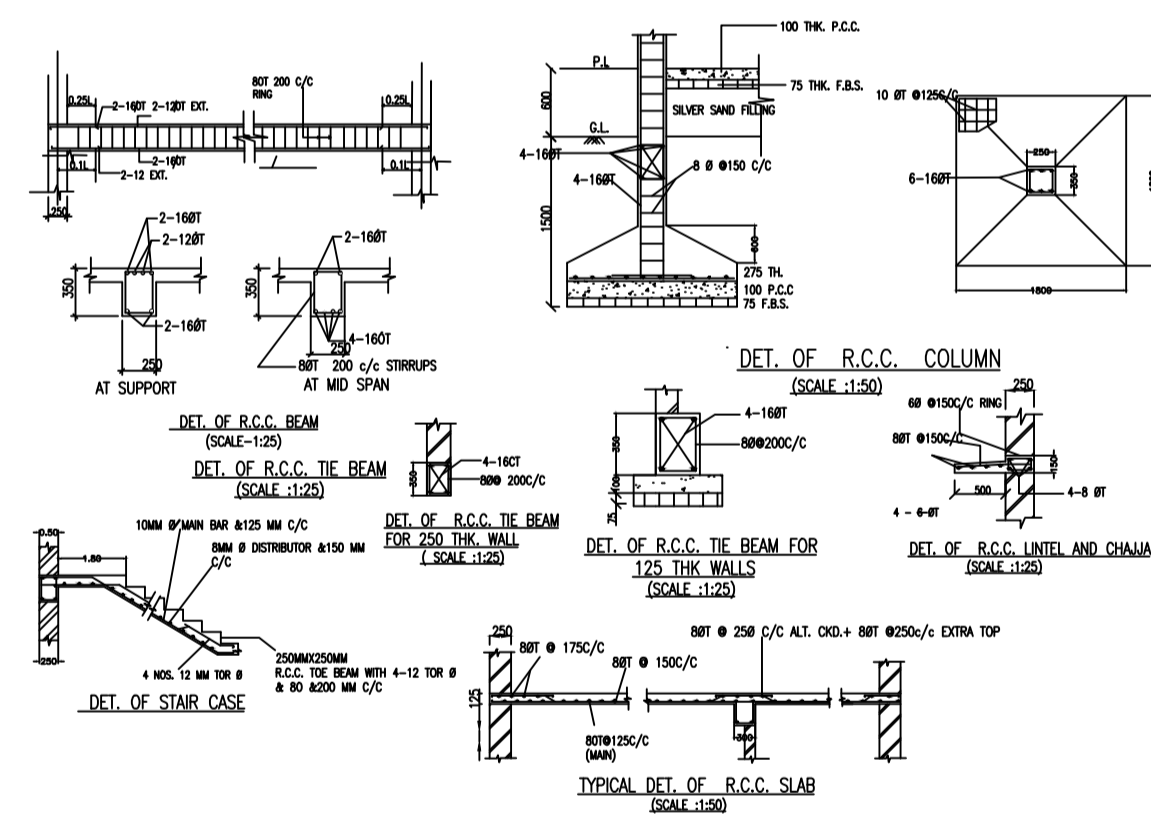
FIRST FLOOR PLAN (Proposed) (SCALE 1:100)



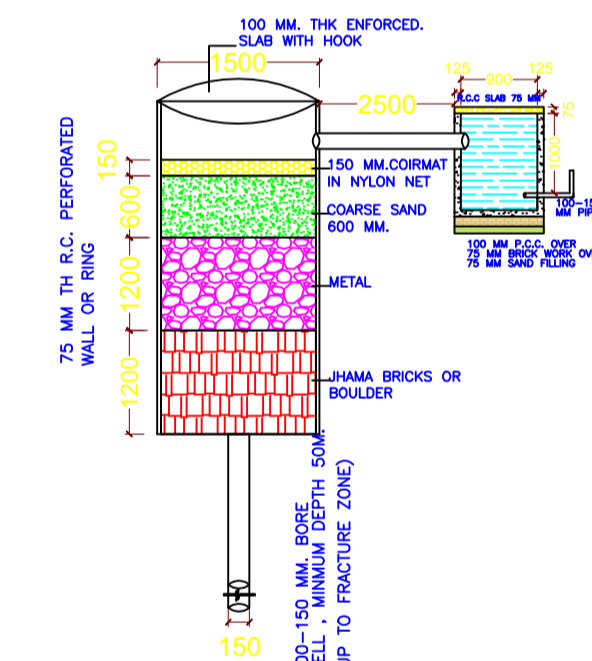
TERRACE FLOOR PLAN (SCALE 1:100)



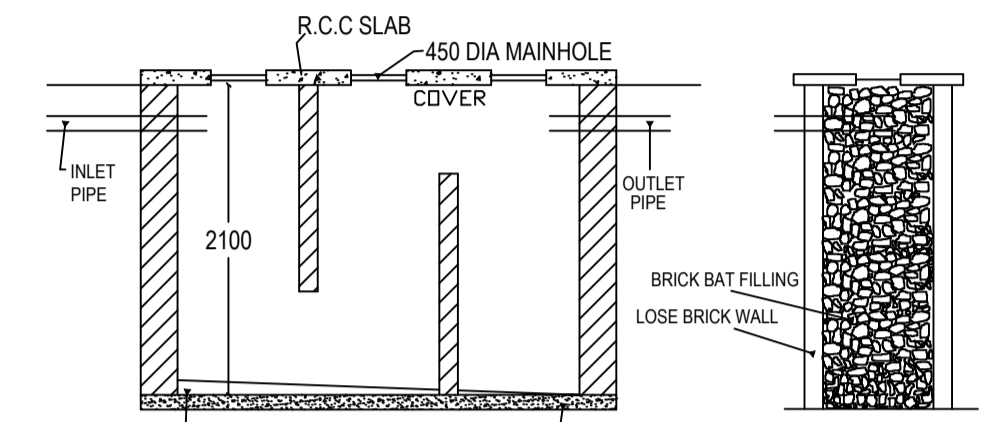
SECTION Y-Y



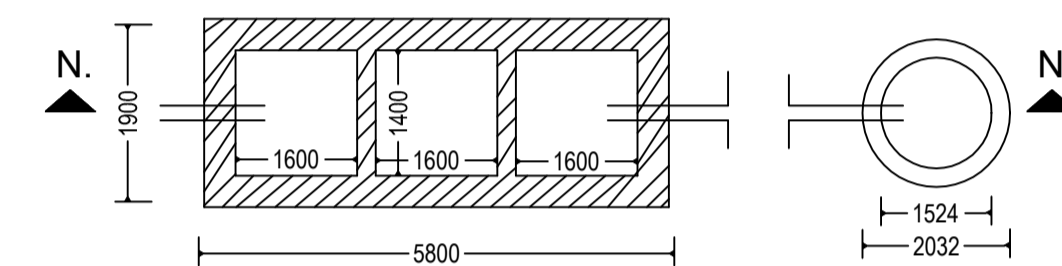
DETAIL OF GROUND WATER RECHARGING PIT WITH SLIT TANK



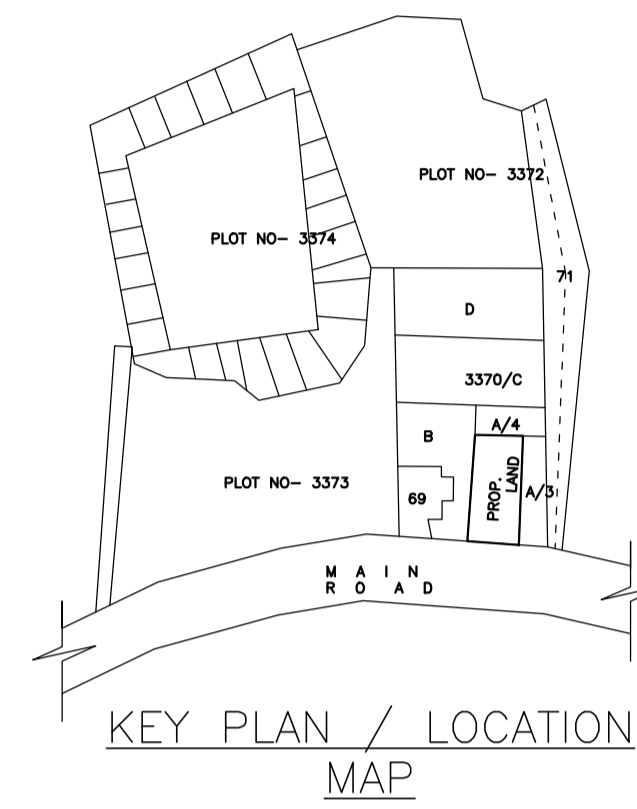
SECTION AT A-A (SCALE 1:50)



SECTION N-N.



DETAIL OF SEPTIC TANK & SOAKPIT.



KEY PLAN / LOCATION MAP

Building :A (BIJAY KUMAR BARNWAL)

Floor Name	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.)
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First Floor	179.22	179.22	179.22	179.22	00
Terrace Floor	0.00	0.00	0.00	0.00	00
Total:	358.44	358.44	358.44	358.44	01
Total Number of Same Buildings	1				
Total:	358.44	358.44	358.44	358.44	01

SCHEDULE OF DOOR:

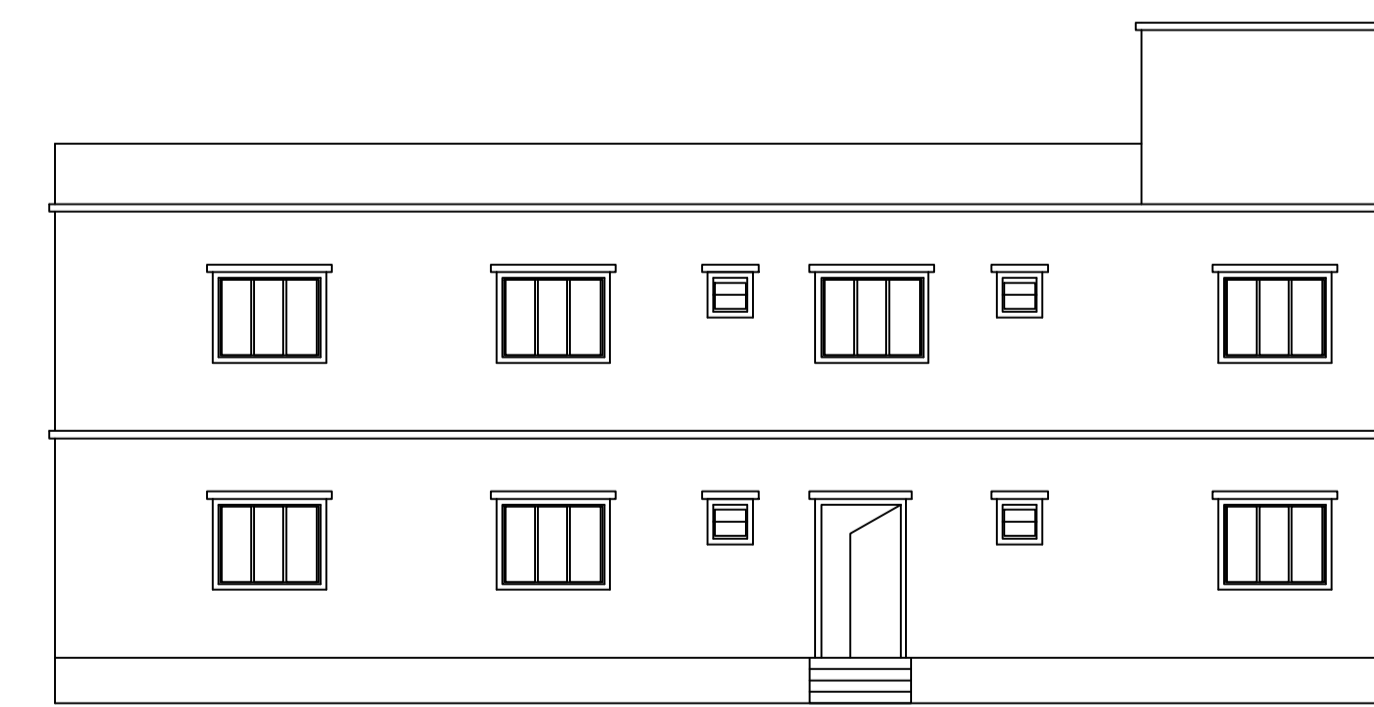
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (BIJAY KUMAR BARNWAL)	D3	0.75	2.10	04
A (BIJAY KUMAR BARNWAL)	D1	0.90	2.10	14
A (BIJAY KUMAR BARNWAL)	D	1.22	2.13	01

SCHEDULE OF WINDOW/VENTILATION:

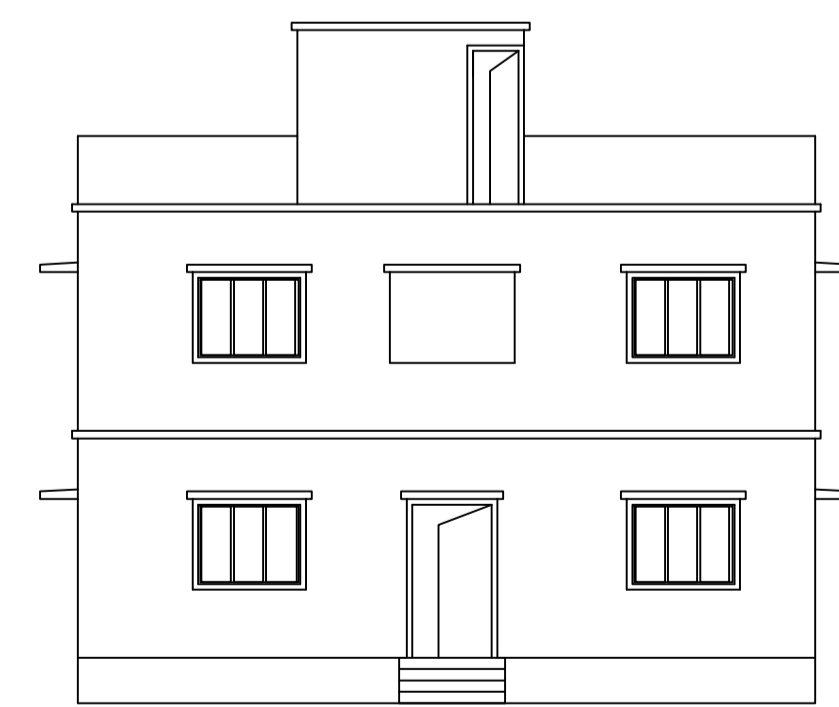
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (BIJAY KUMAR BARNWAL)	V	0.60	2.70	04
A (BIJAY KUMAR BARNWAL)	W3	0.90	0.90	02
A (BIJAY KUMAR BARNWAL)	W1	1.50	1.20	20
A (BIJAY KUMAR BARNWAL)	W0	3.00	2.70	02

UnitBUA Table for Building :A (BIJAY KUMAR BARNWAL)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT A	FLAT	302.67	302.10	10	1
FIRST FLOOR PLAN	SPLIT A	FLAT	0.00	0.00	10	0
Total:	-	-	302.67	302.10	20	1



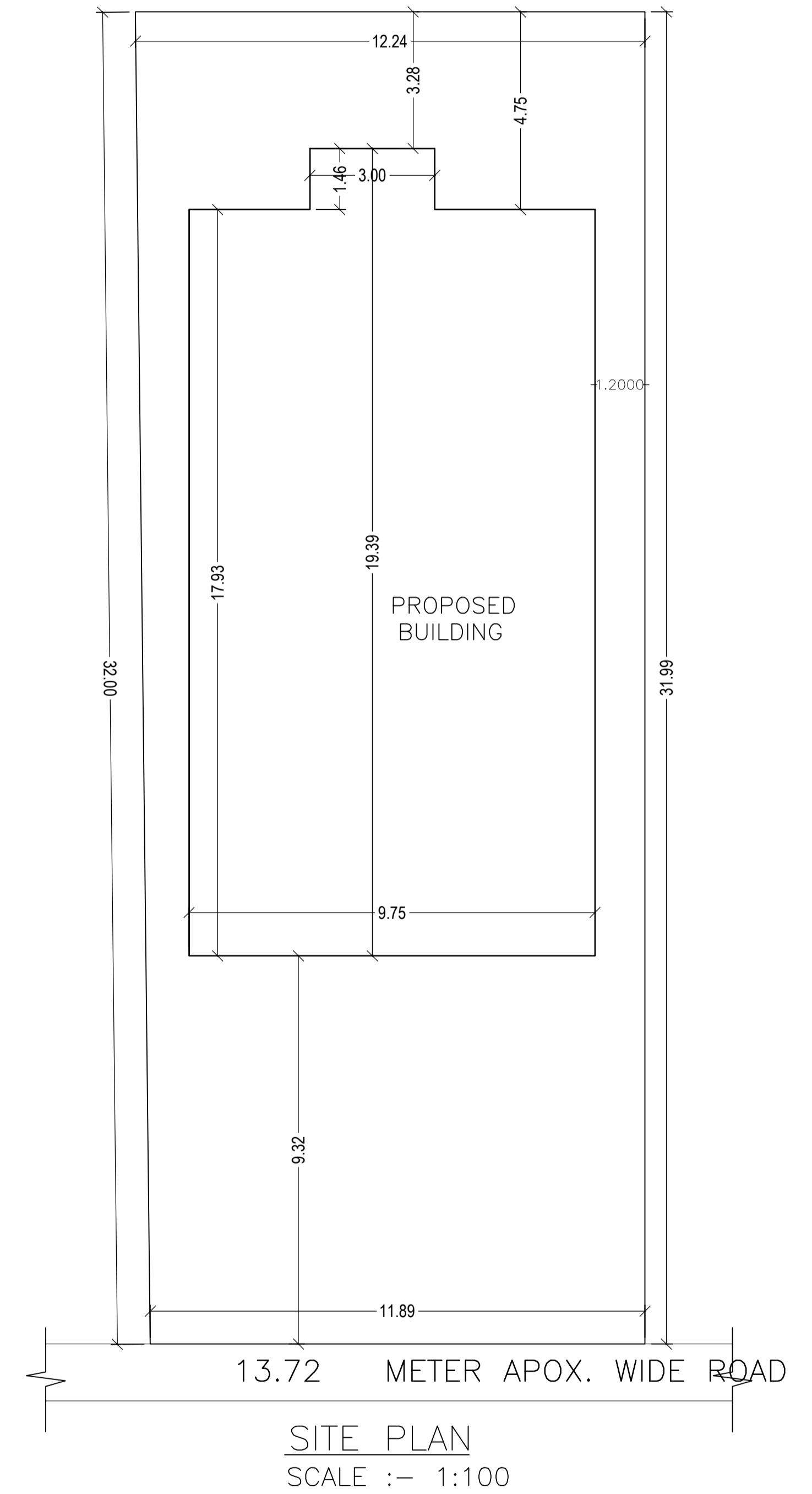
RIGHT SIDE ELEVATION



FRONT ELEVATION

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GOUTAM NANDI JNPC/ENG/0001/2018			

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