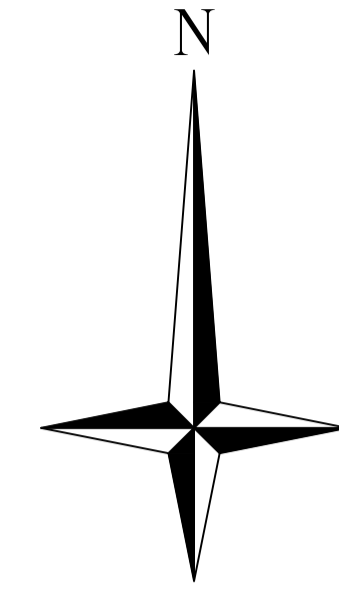


Proposal Basic Information	
Proposal File No.	JNPC/BP/0001/W13/2023
Owner Name	RIMIL AND POINA PRIVATE LIMITED DIRECTOR MANGALA TIRKEY ORAON
Khata No	445/3/PART
Plot No	3248/A/2
Village Name	Jamtara
Use	Residential
SubUse	Residential Bldg/Apartment



AREA STATEMENT JAMTARA NAGAR PARISHAD		VERSION NO. : 1.0.68
PROJECT DETAIL		VERSION DATE: 16/10/2020
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential	
District: JAMTARA	Plot SubUse: Residential Bldg/Apartment	
Authority: JAMTARA NAGAR PARISHAD	Plot/Nearby/Religious Structure: NA	
Inward No: JNPC/BP/0001/W13/2023	Plot/SubPlot No: 3248/A/2	
Application Type: General Proposal	North: -	
Project Type: Building Permission	South: Road Width - 7.5	
Nature of Development: New	East: Plot No. - 3248	
Location of Development Area: Old Area	West: Plot No. - 3248/A/1	
AREA DETAILS:		
AREA OF PLOT (Minimum)	(A)	SQ.MT. 665.73
NET AREA OF PLOT (Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	665.73
Deduction for Balance Plot Area (from Gross Plot Area)		
Common Plot		95.03
Total		95.03
BALANCE AREA OF PLOT (Net Plot Area - Recreational/Amenity space)	(A-Deductions)	570.70
PLOT AREA FOR COVERAGE (Net Plot Area)	(A-Deductions)	665.73
Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions)	665.73
COVERAGE CHECK		
Permissible Coverage area (60.00 %)		399.44
Proposed Coverage Area (44.12 %)		293.75
Total Prop. Coverage Area (44.12 %)		293.75
Balance coverage area (15.88 %)		105.89
FAR CHECK		
Perm. FAR Area (2.000)		1331.46
Total Perm. FAR area		1331.46
Residential FAR		1264.21
Proposed FAR Area		1279.52
Total Proposed FAR Area		1279.52
Consumed FAR (Factor)		1.92
Balance FAR Area		51.94
BUILT UP AREA CHECK		
Total Proposed Built Up Area		1633.10
ARCHITECT (Regd)		
ENGINEER (Regd)		IRSHAD HUSSAIN KHAN
SUPERVISOR (Regd)		
OWNER (Regd)		RIMIL AND POINA PRIVATE LIMITED DIRECTOR MANGALA TIRKEY ORAON
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)	Light Yellow

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.)
Basement Floor	327.45	15.31	327.45	15.31
Ground Floor	293.75	293.75	293.75	293.75
First Floor	337.30	323.49	337.30	323.49
Second Floor	337.30	323.49	337.30	323.49
Third Floor	337.30	323.49	337.30	323.49
Terrace Floor	0.00	0.00	0.00	0.00
Total :	1633.10	1279.53	1633.10	1279.53

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
APARTMENT (MS RIMIL AND POINA PVT LTD CHAIRMAN MRS MANGALA TIRKEY ORAON)	Residential	Other Residential Building	Non-Highrise

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
APARTMENT (MS RIMIL AND POINA PVT LTD CHAIRMAN MRS MANGALA TIRKEY ORAON)	D3	0.75	2.13	45
APARTMENT (MS RIMIL AND POINA PVT LTD CHAIRMAN MRS MANGALA TIRKEY ORAON)	D2	0.90	2.13	35
APARTMENT (MS RIMIL AND POINA PVT LTD CHAIRMAN MRS MANGALA TIRKEY ORAON)	D1	0.90	2.13	12
APARTMENT (MS RIMIL AND POINA PVT LTD CHAIRMAN MRS MANGALA TIRKEY ORAON)	D	1.50	2.13	01

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
APARTMENT (MS RIMIL AND POINA PVT LTD CHAIRMAN MRS MANGALA TIRKEY ORAON)	V	0.60	2.70	15
APARTMENT (MS RIMIL AND POINA PVT LTD CHAIRMAN MRS MANGALA TIRKEY ORAON)	V1	0.60	2.70	09
APARTMENT (MS RIMIL AND POINA PVT LTD CHAIRMAN MRS MANGALA TIRKEY ORAON)	W3	1.00	2.70	06
APARTMENT (MS RIMIL AND POINA PVT LTD CHAIRMAN MRS MANGALA TIRKEY ORAON)	W2	1.00	2.70	06
APARTMENT (MS RIMIL AND POINA PVT LTD CHAIRMAN MRS MANGALA TIRKEY ORAON)	W1	1.25	2.70	03
APARTMENT (MS RIMIL AND POINA PVT LTD CHAIRMAN MRS MANGALA TIRKEY ORAON)	W1	1.40	2.70	03
APARTMENT (MS RIMIL AND POINA PVT LTD CHAIRMAN MRS MANGALA TIRKEY ORAON)	W1	1.50	2.70	54
APARTMENT (MS RIMIL AND POINA PVT LTD CHAIRMAN MRS MANGALA TIRKEY ORAON)	W	2.36	2.70	01
APARTMENT (MS RIMIL AND POINA PVT LTD CHAIRMAN MRS MANGALA TIRKEY ORAON)	W	2.45	2.70	01
APARTMENT (MS RIMIL AND POINA PVT LTD CHAIRMAN MRS MANGALA TIRKEY ORAON)	W	3.00	2.70	08

Balcony Calculations Table

FLOOR	SIZE	AREA	TOTAL AREA
TYPICAL - 1-3 FLOOR PLAN	0.90 X 3.11 X 1 X 3	8.34	18.18
	1.16 X 2.84 X 1 X 3	9.84	
Total	-	-	18.18

Required Parking (Table 7a)

Building Name	Type	SubUse	Area (Sq.mt.)	Units		Car		Visitors Car		TwoWheeler			
				Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.		
APARTMENT (MS RIMIL AND POINA PVT LTD CHAIRMAN MRS MANGALA TIRKEY ORAON)	Residential	Other Residential Building	> 0	1	13.00	1	13	-	-	-	-		
			> 0	1	13.00	-	-	-	-	1	13		
			> 0	1	13.00	-	-	1	2	-	-		
Total :			-	-	-	13	13	-	2	2	-	13	14

Parking Check (Table 7b)

Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	13	162.50
Total Car	13	162.50	13	162.50
Visitor's Car Parking	-	-	2	27.70
Total Visitor Parking	2	25.00	2	27.70
TwoWheeler	-	-	14	28.65
Total TwoWheeler	13	26.00	14	28.65
Other Parking	-	-	-	140.02
Total		213.50		387.52

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
IRSHAD HUSSAIN KHAN JNPC/ENG/0001/2022			

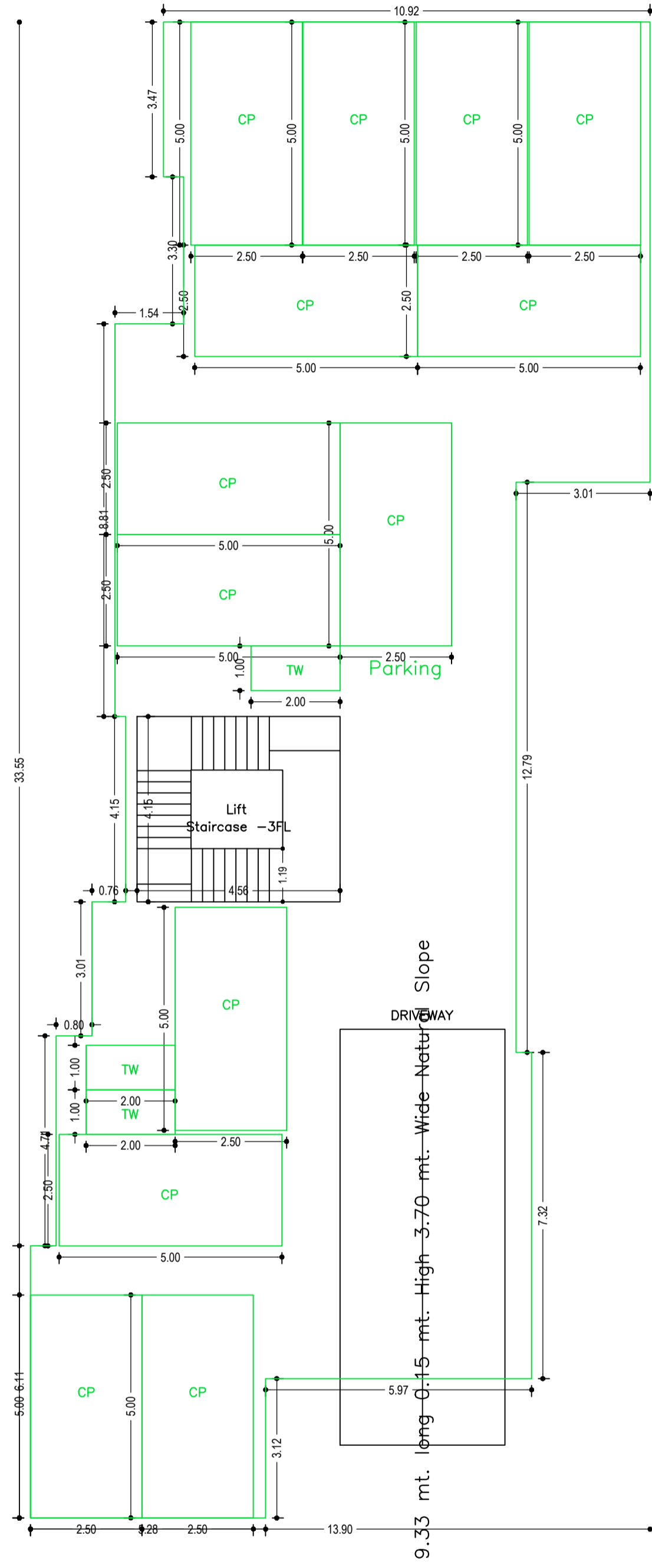
Building :APARTMENT (MS RIMIL AND POINA PVT LTD CHAIRMAN MRS MANGALA TIRKEY ORAON)

Floor Name	Gross Builtup Area	Deductions From Gross BUA/Area in Sq.mt.	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)				Proposed FAR Area (Sq.mt.)	Add Area In FAR (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Trmt (No.)
				Cutout	Lift	Balcony	Accessory Use					
Basement Floor	327.45	0.00	327.45	3.62	0.00	0.00	0.00	308.52	0.00	15.31	15.31	00
Ground Floor	325.78	32.03	293.75	0.00	0.00	0.00	0.00	293.75	0.00	293.75	293.75	01
First Floor	341.38	4.08	337.30	3.62	3.03	7.16	0.00	323.49	0.00	323.49	323.49	04
Second Floor	341.38	4.08	337.30	3.62	3.03	7.16	0.00	323.49	0.00	323.49	323.49	04
Third Floor	341.38	4.08	337.30	3.62	3.03	7.16	0.00	323.49	0.00	323.49	323.49	04
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	1677.37	44.27	1633.10	14.48	9.09	21.48	308.52	1264.22	15.31	1279.53	1279.53	13
Total Number of Same Buildings :	1											13

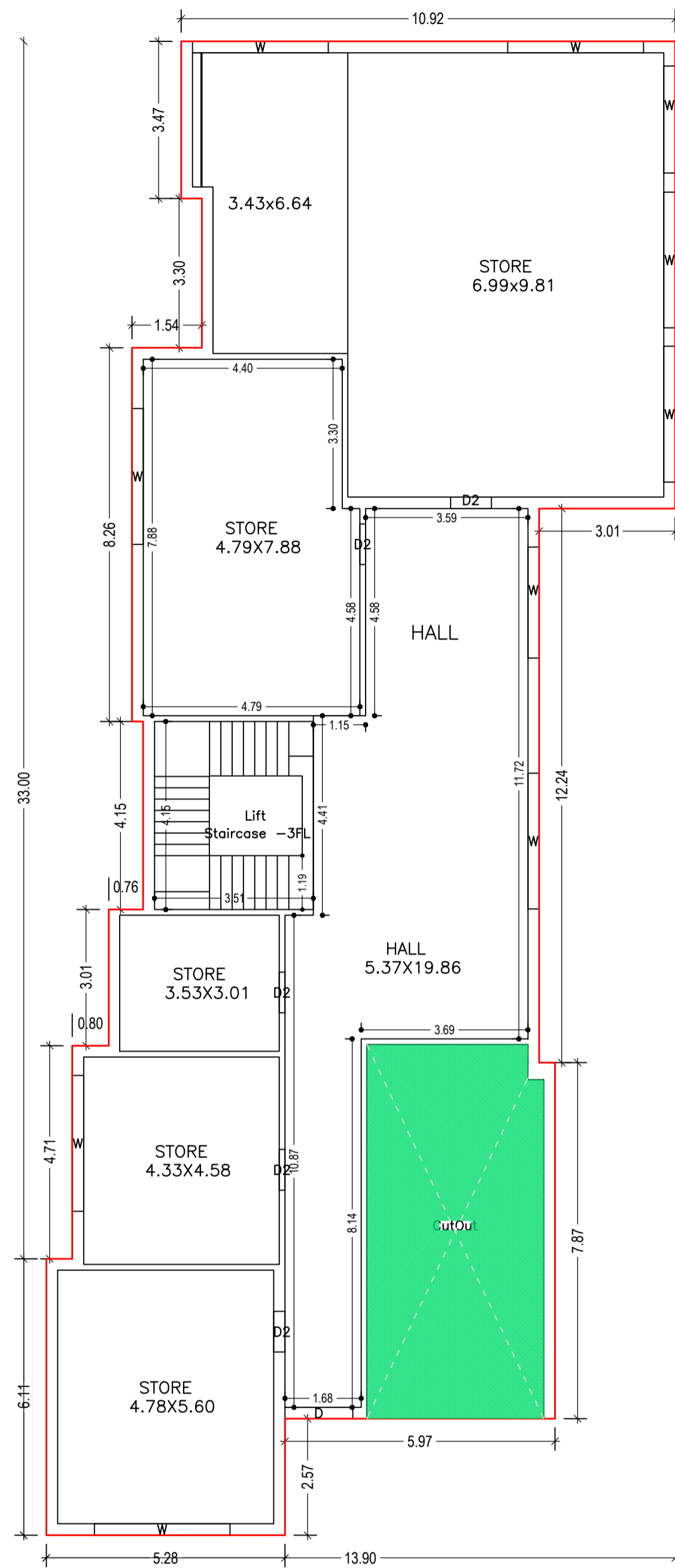
FAR & Tenement Details (Table 4c-1)

Building	No. of Same Bldg	Gross Built Up Area (Sq.mt.)	Deductions From Gross BUA/Area in Sq.mt.	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)				Proposed FAR Area (Sq.mt.)	Add Area In FAR (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Trmt (No.)
					Cutout	Lift	Balcony	Accessory Use					
APARTMENT (MS RIMIL AND POINA PVT LTD CHAIRMAN MRS MANGALA TIRKEY ORAON)	1	1677.37	44.27	1633.10	14.48	9.09	21.48	308.52	1264.22	15.31	1279.53	1279.53	13
Grand Total :	1	1677.37	44.27	1633.10	14.48	9.09	21.48	308.52	1264.22	15.31	1279.53	1279.53	13

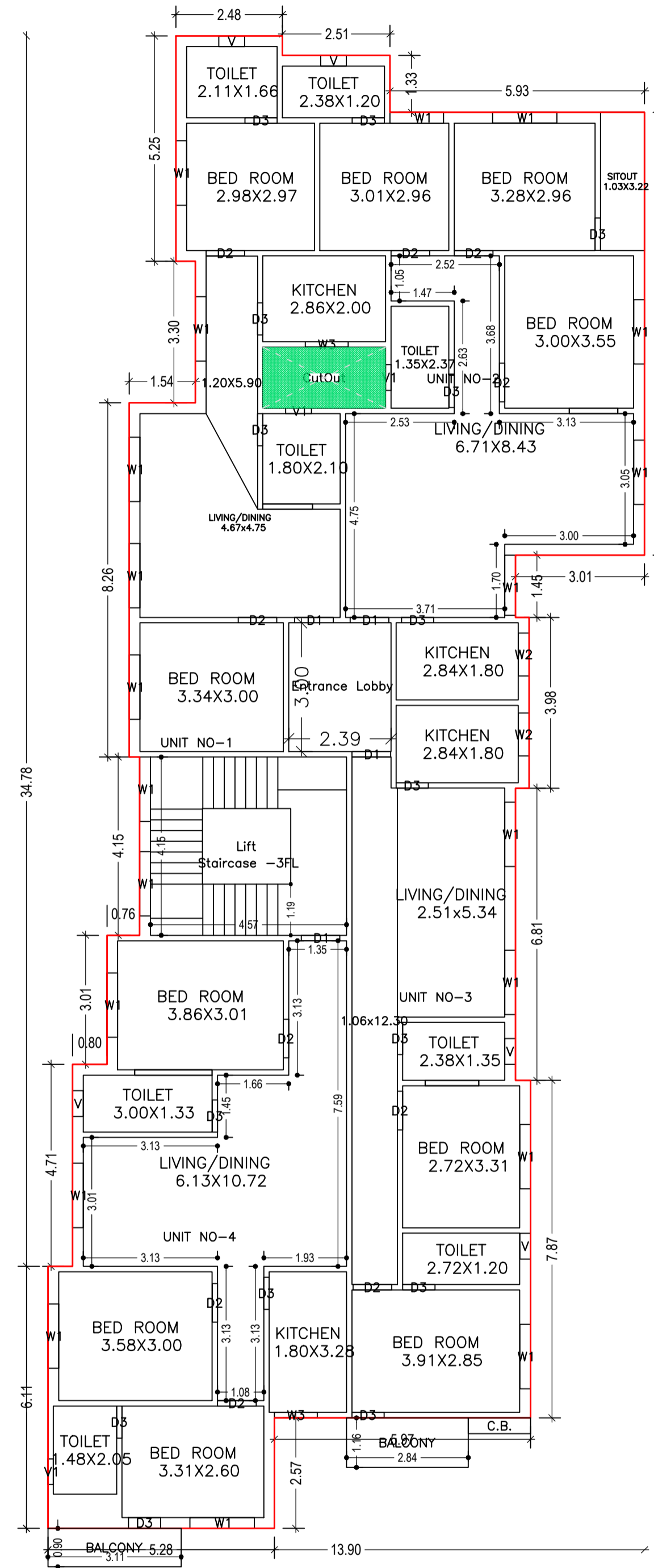
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Plot No	3248/A/2
Village Name	Jamtara
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SubUse	Residential Bldg/Apartment



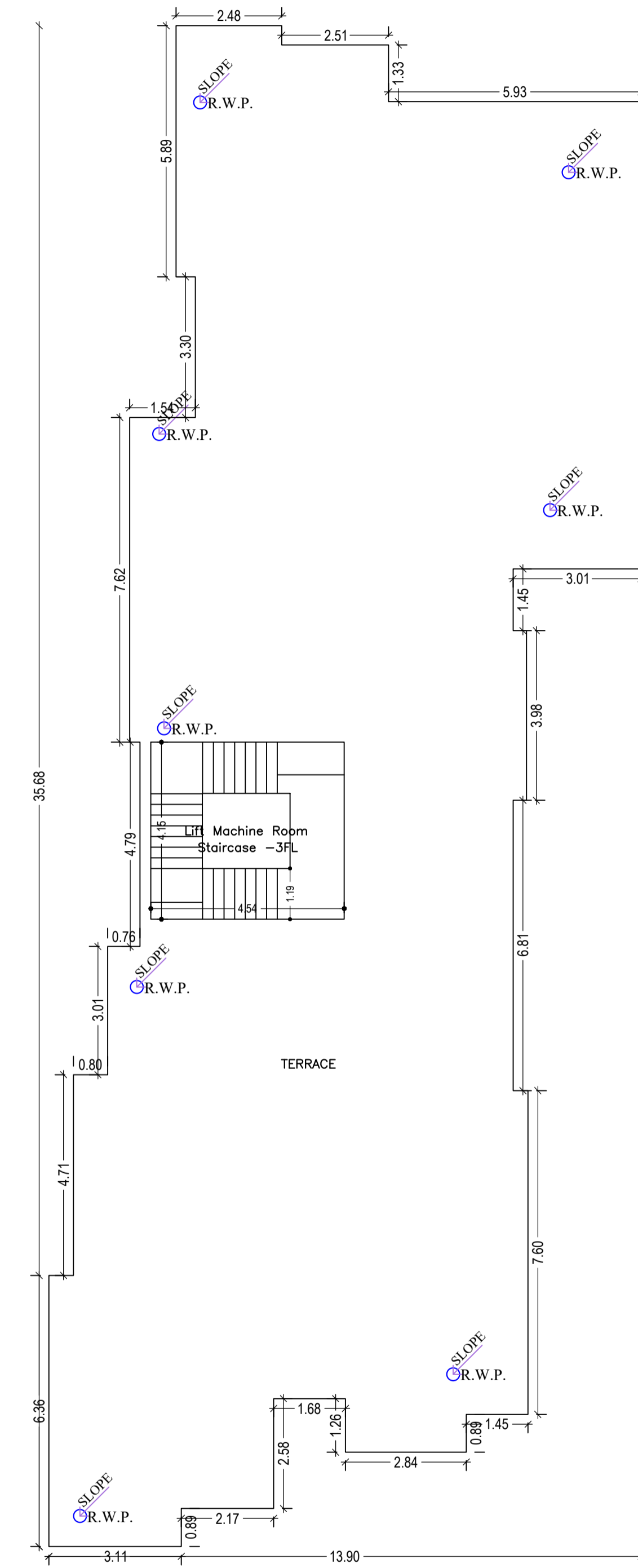
BASEMENT FLOOR PLAN (SCALE 1:100)



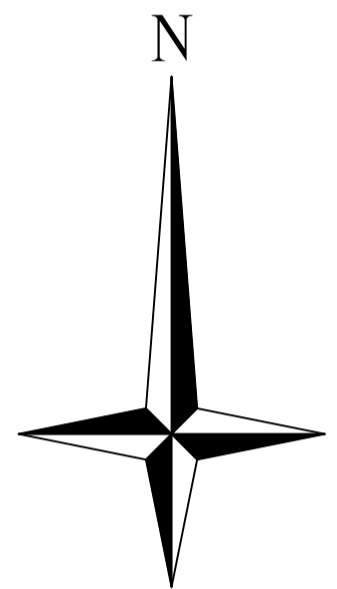
GROUND FLOOR PLAN (Proposed) (SCALE 1:100)



TYPICAL - 1- 3 FLOOR PLAN (Proposed) (SCALE 1:100)

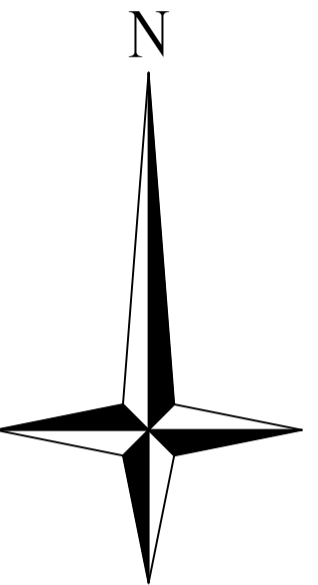
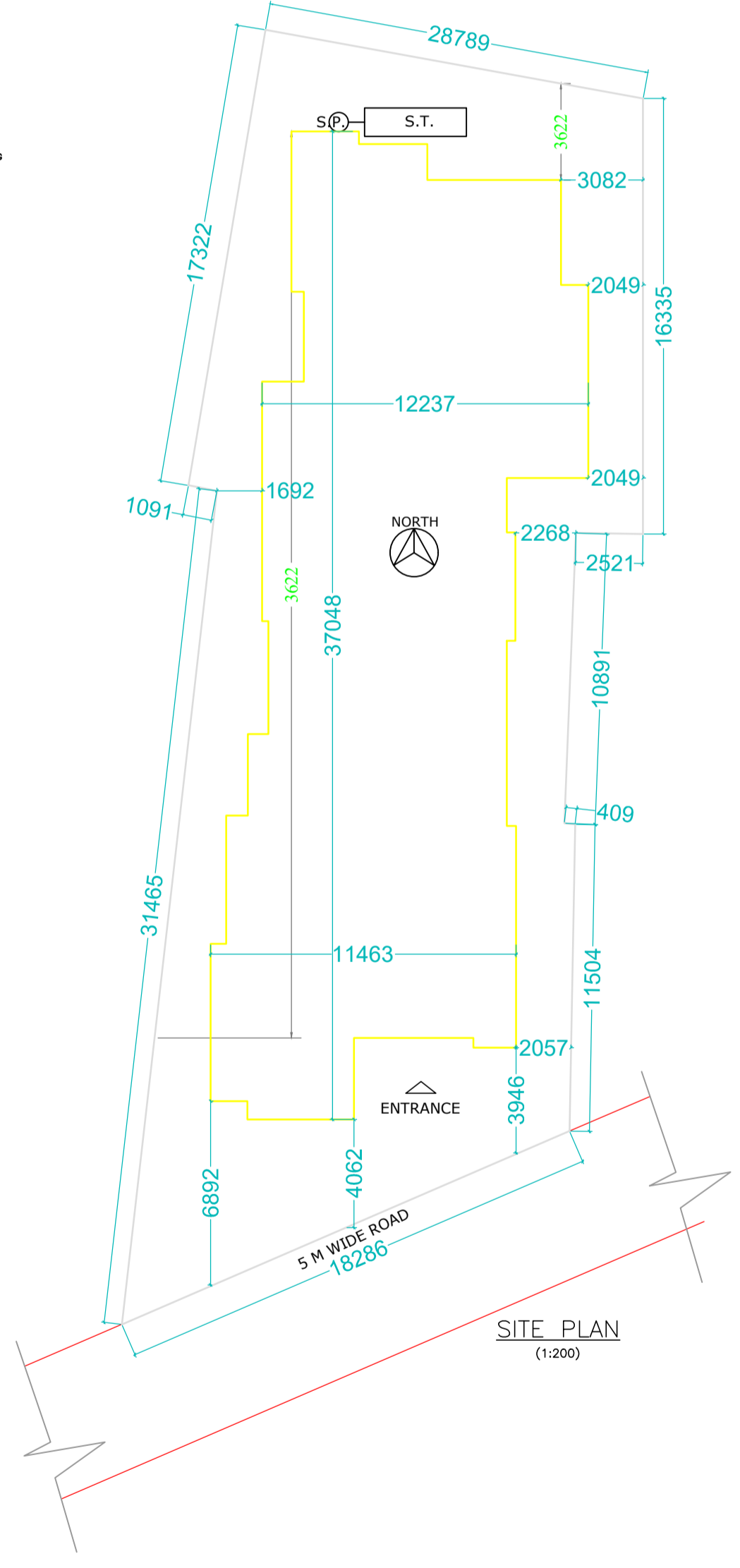
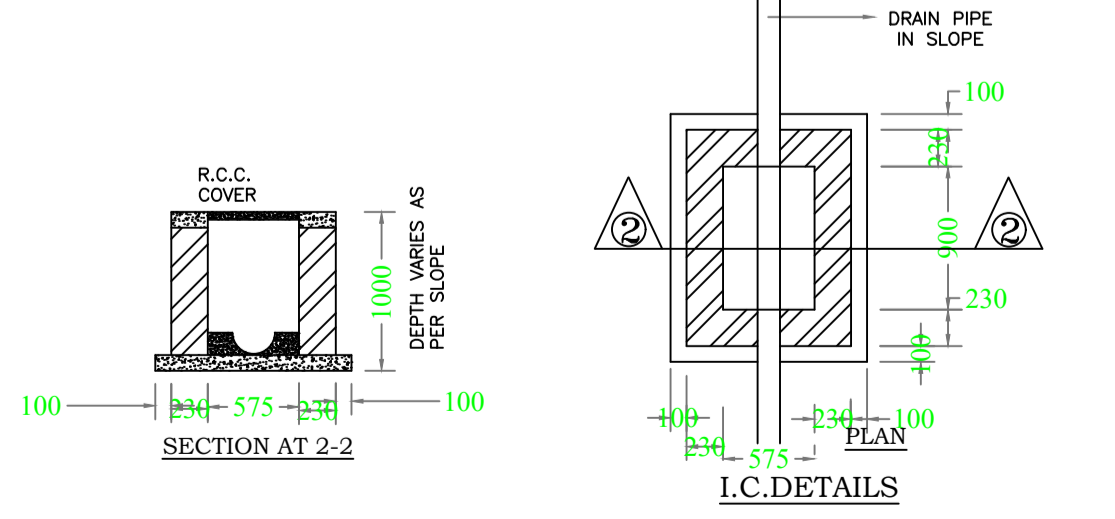
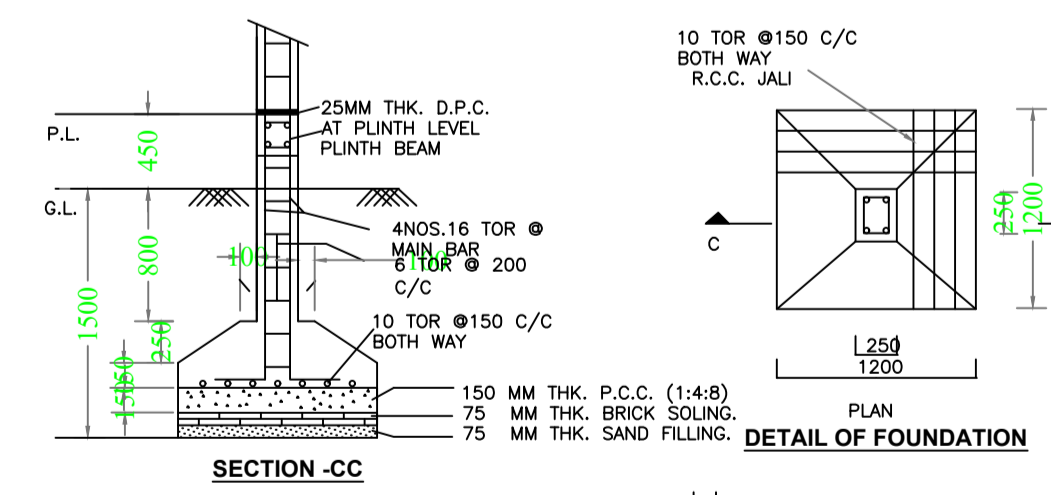
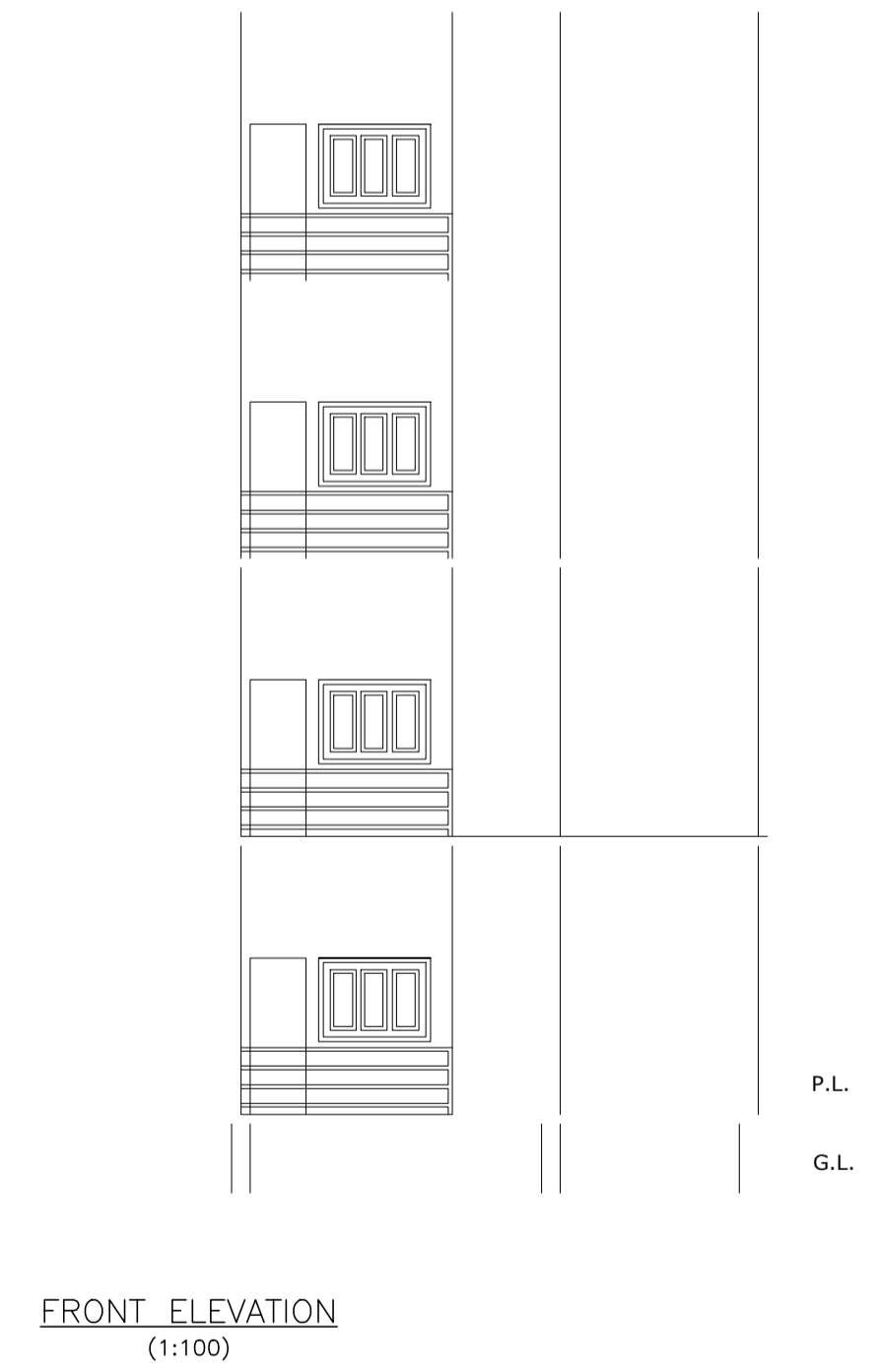
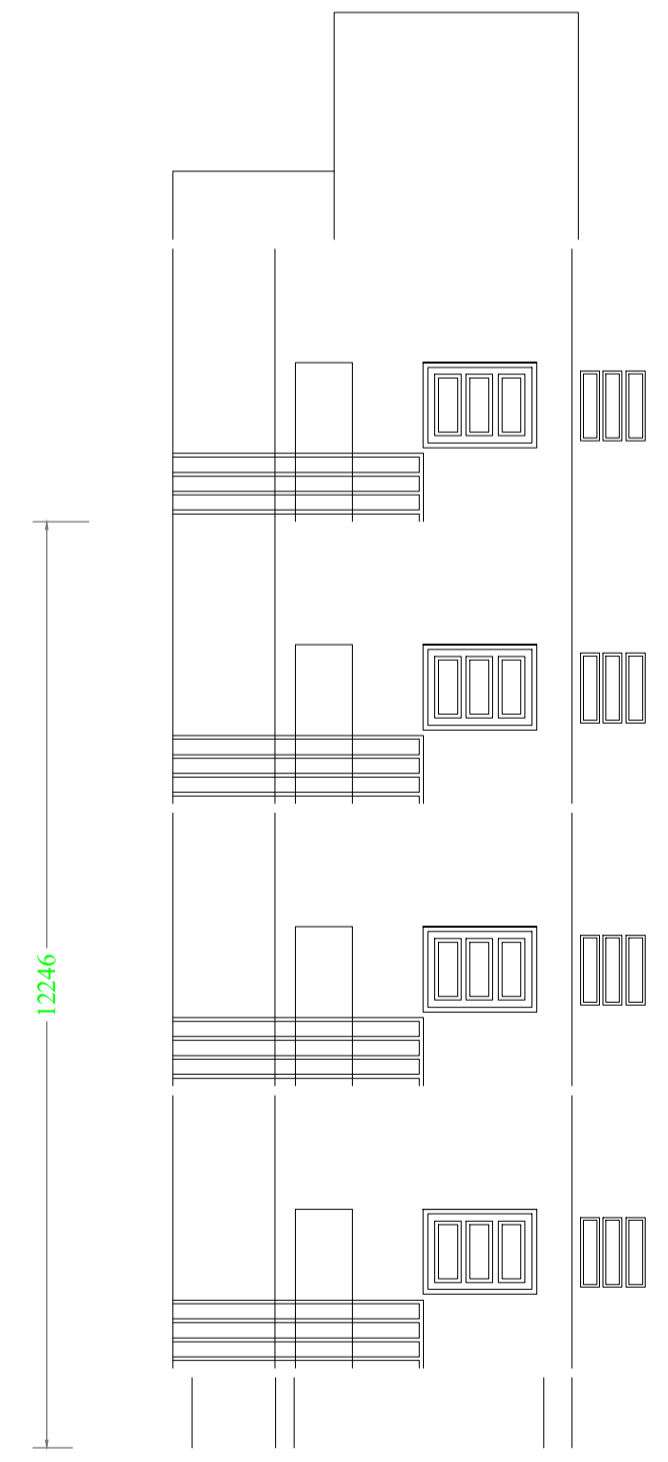
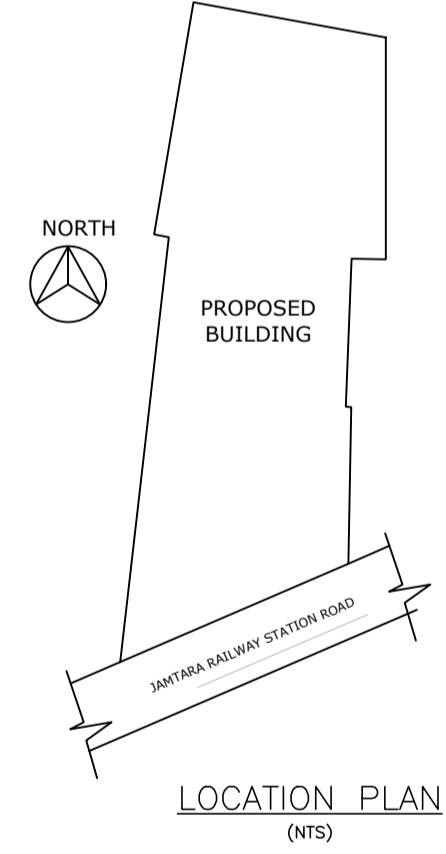
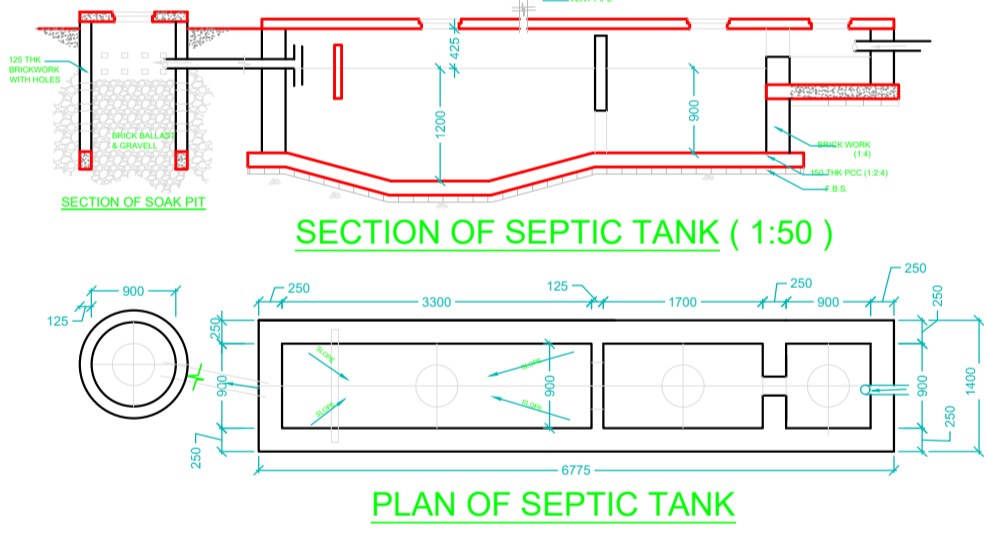
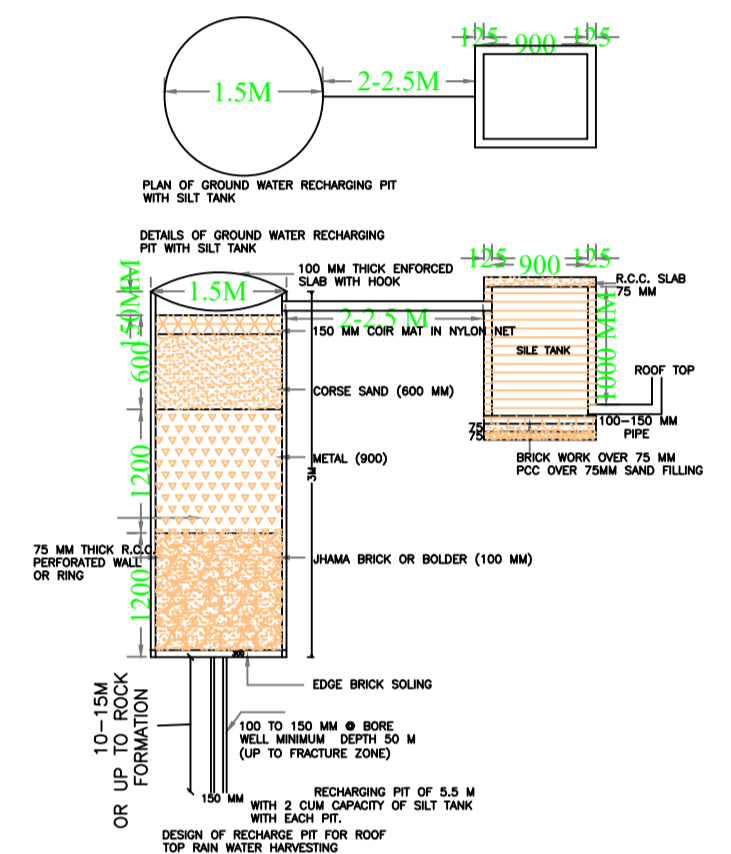
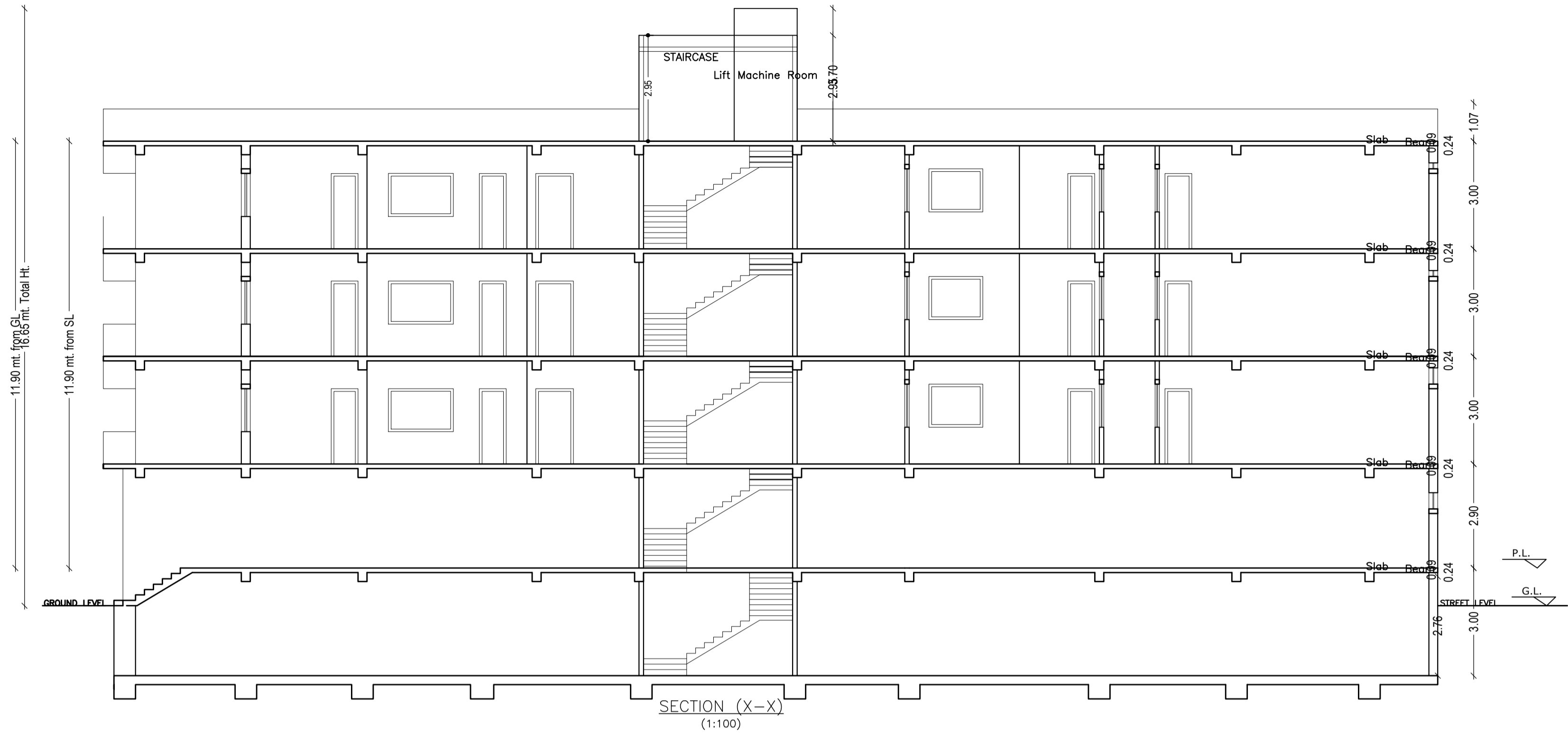


TERRACE FLOOR PLAN (SCALE 1:100)



LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
IRSHAD HUSSAIN KHAN JNPC/ENG/0001/2022			

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