

SITE PLAN
Scale 1:100

SITE

FAR & Tenement Details (Table 4c-1)

Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)	Proposed FAR Area (Sq.mt.)		Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Trnmt (No.)
				Parking	Resi.			
A (MD AZAHARUDDIN SHAH)	1	331.00	19.44	311.56	311.56	311.56	311.56	01
Grand Total :	1	331.00	19.44	311.56	311.56	311.56	311.56	01

Proposal Basic Information

Proposal File No.	MJNPC/BP/0001/W08/2023
Owner Name	MD AZAHARUDDIN SHAH
Khata No	222/34/1
Plot No	1290/C/22A, 1290/C/23B, 1292/C/22A, 1292/C/23B
Village Name	Mihijam
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

AREA STATEMENT MIHIJHAM NAGAR PANCHAYAT		VERSION NO. : 1.0.66
PROJECT DETAIL		VERSION DATE: 16/10/2020
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential	
District: JAMTARA	Plot SubUse: Bungalow/ Dwelling / Non Apartment	
Authority: MIHIJHAM NAGAR PANCHAYAT	PlotNearbyReligiousStructure: NA	
Inward No: MJNPC/BP/0001/W08/2023	PlotSubPlot No: 1290/C/22A, 1290/C/23B, 1292/C/22A, 1292/C/23B	
Application Type: General Proposal	North: Plot No. - 1290/C/20	
Project Type: Building Permission	South: Road Width - 7.5	
Nature of Development: New	East: Plot No. - 1290/C/22B	
Location of Development Area: Old Area	West: Plot No. - 1290/C/23A	
AREA DETAILS:		
AREA OF PLOT (Minimum)	(A)	SQ.MT. 162.23
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	162.23
Deduction for Balance Plot Area(from Gross Plot Area)		
Common Plot		9.23
Total		9.23
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	153.00
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	162.23
Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions)	162.23
COVERAGE CHECK		
Permissible Coverage area (70.00 %)		113.56
Proposed Coverage Area (68.01 %)		110.33
Total Prop. Coverage Area (68.01 %)		110.33
Balance coverage area (1.99 %)		3.23
FAR CHECK		
Perm. FAR Area (2.000)		324.46
Total Perm. FAR area		324.46
Residential FAR		311.56
Proposed FAR Area		311.56
Total Proposed FAR Area		311.56
Consumed FAR (Factor)		1.92
Balance FAR Area		12.90
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		331.00
ARCHITECT (Regd)	irshad hussain khan	
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)	MD AZAHARUDDIN SHAH	
DEVELOPMENT AUTHORITY		LOCAL BODY

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

Buildingwise Floor FAR Details

Floor Name	Building Name A (MD AZAHARUDDIN SHAH)		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	110.34	90.90	110.34	90.90
First Floor	110.33	110.33	110.33	110.33
Second Floor	110.33	110.33	110.33	110.33
Terrace Floor	0.00	0.00	0.00	0.00
Total :	331.00	311.56	331.00	311.56

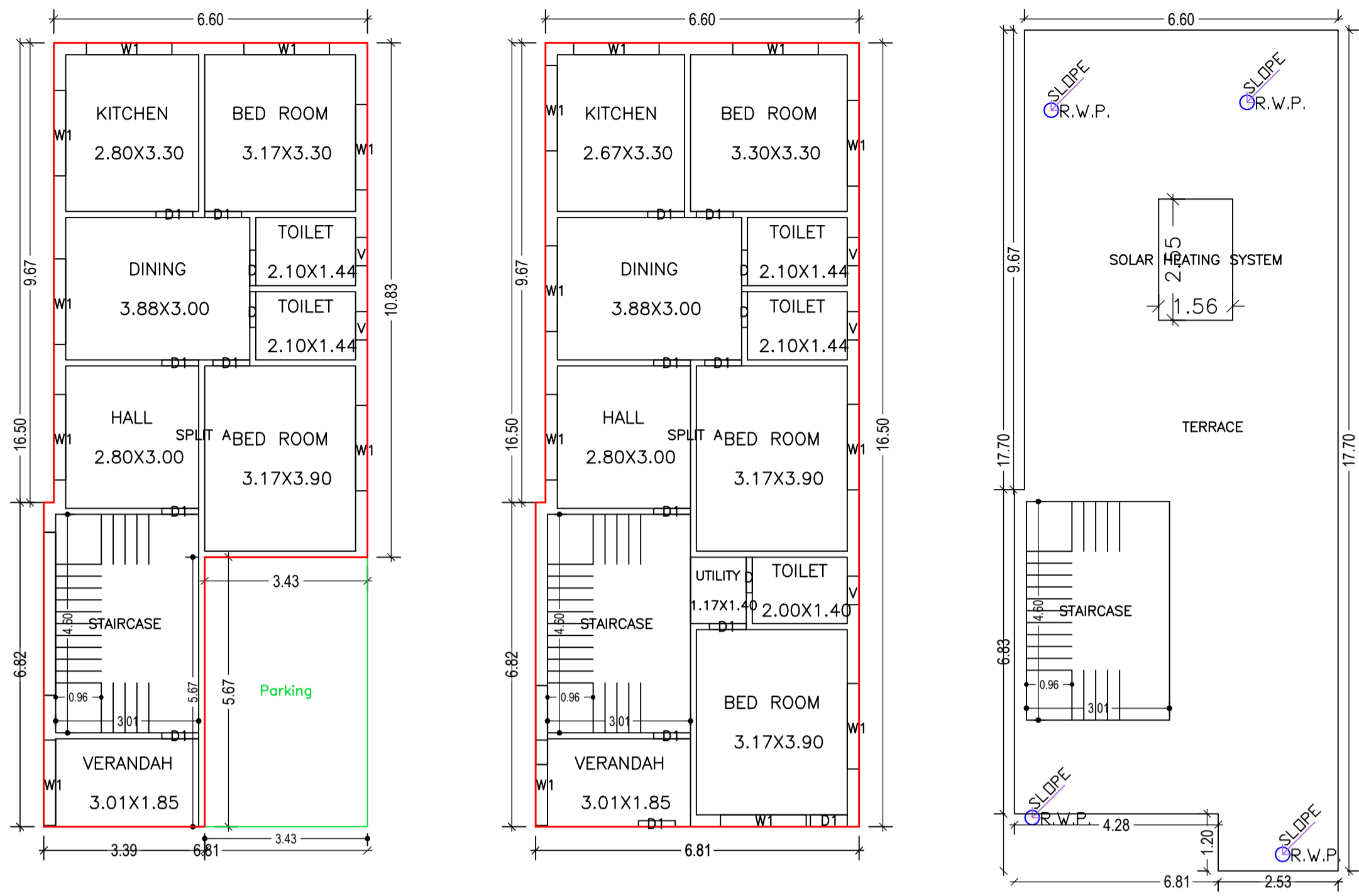
Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
A (MD AZAHARUDDIN SHAH)	Residential	Bungalow/ Dwelling / Non Apartment	Non-Highrise

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
irshad hussain khan MJNPC/ENG/0002/2016			

Proposal Basic Information

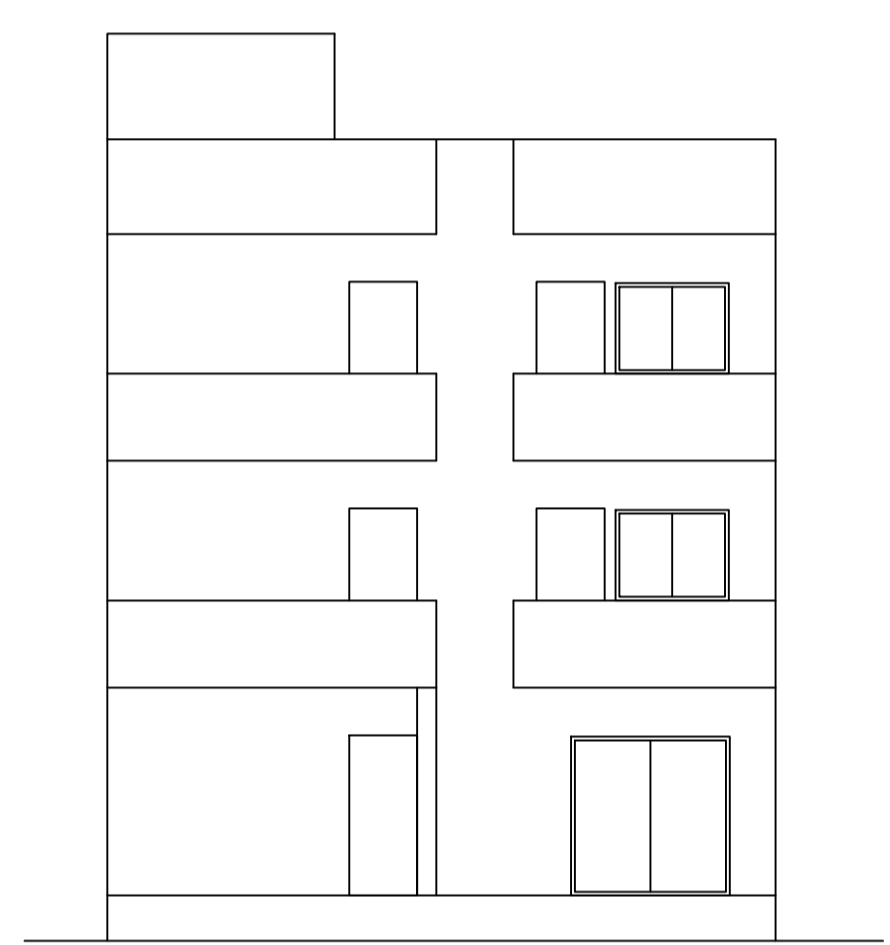
Proposal File No.	MJNPC/BP/0001/W08/2023
Owner Name	MD AZAHARUDDIN SHAH
Khata No	222/34/1
Plot No	1290/C/22A, 1290/C/23B, 1292/C/22A, 1292/C/23B
Village Name	Mihijam
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment



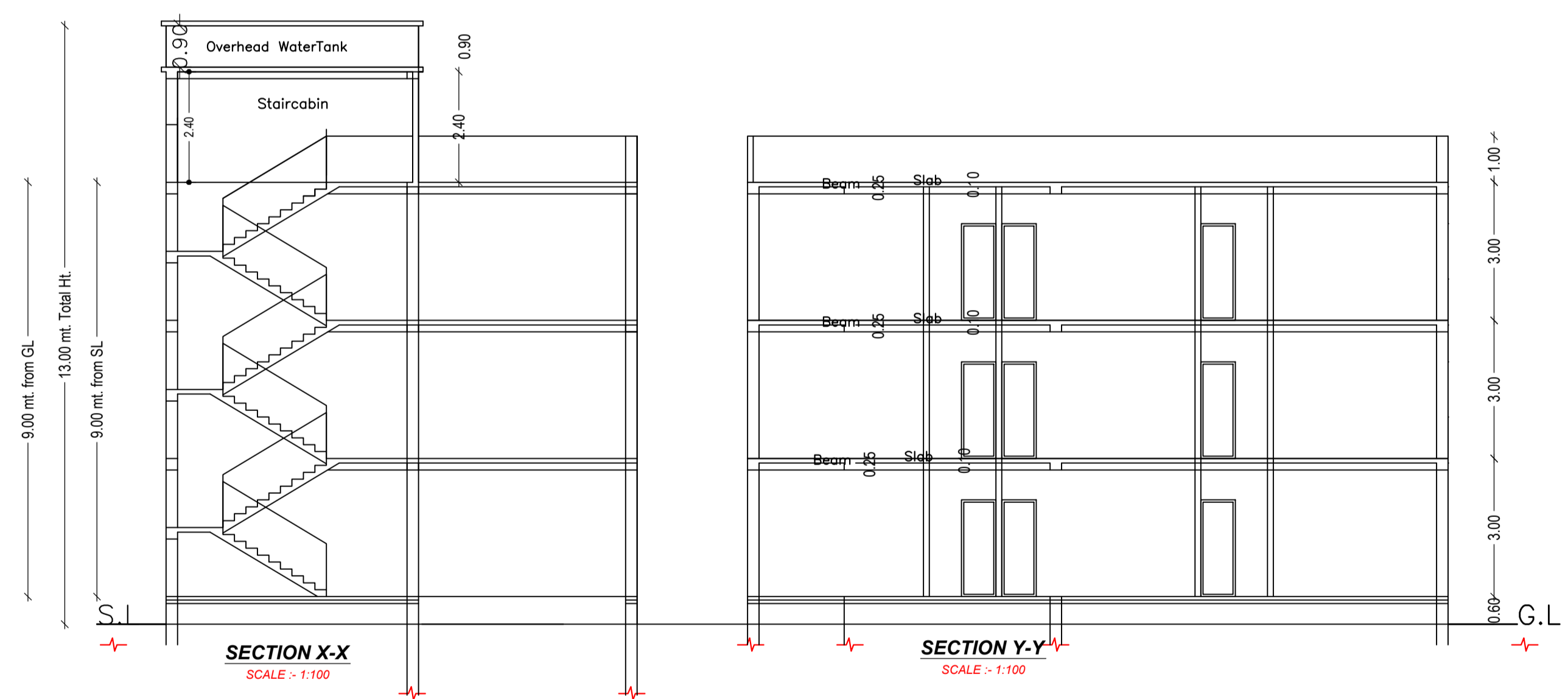
GROUND FLOOR PLAN
(Proposed)
(SCALE 1:100)

TYPICAL - 1& 2 FLOOR PLAN
(Proposed)
(SCALE 1:100)

TERRACE FLOOR PLAN
(SCALE 1:100)

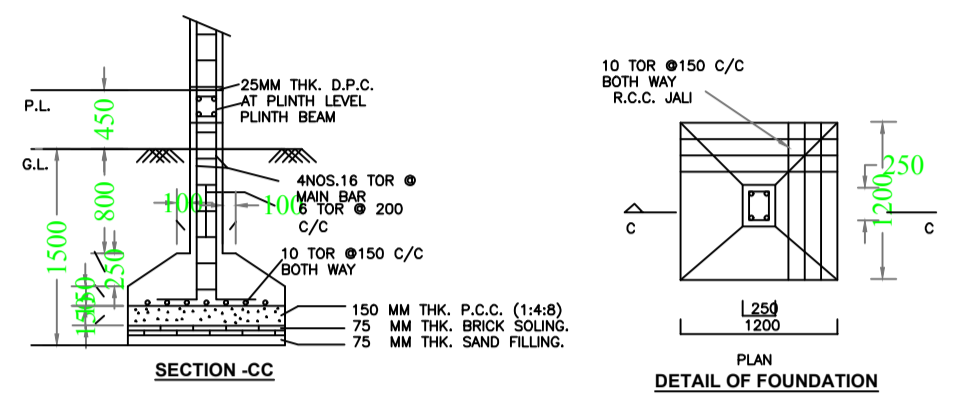


FRONT ELEVATION
SCALE 1:100

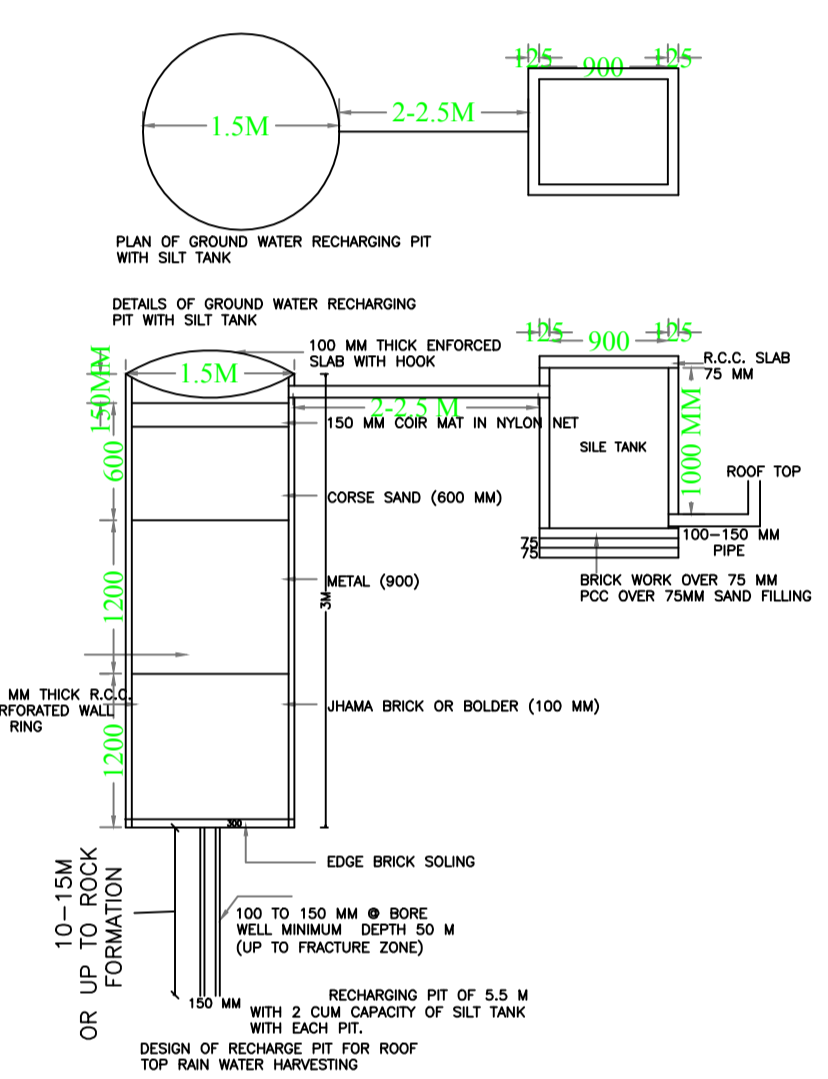


SECTION X-X
SCALE :- 1:100

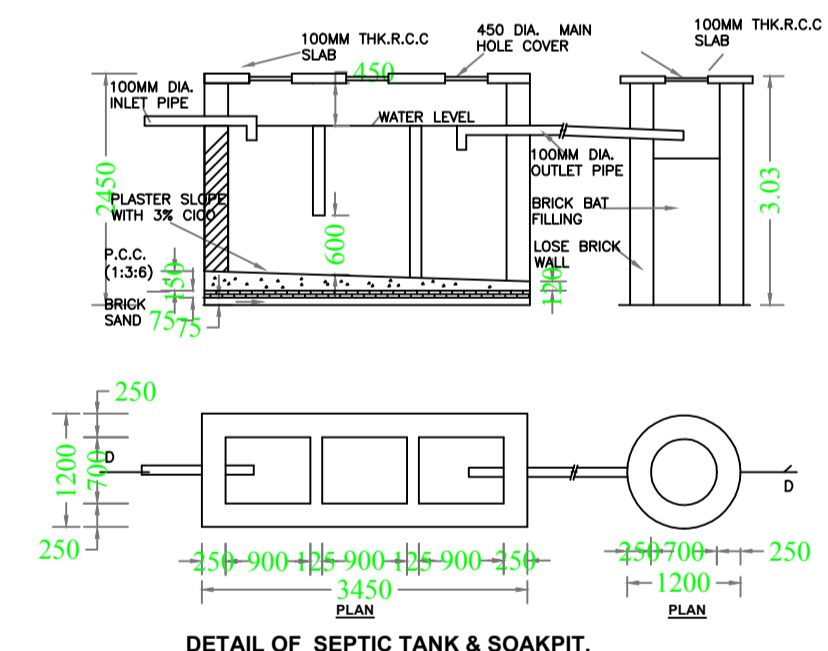
SECTION Y-Y
SCALE :- 1:100



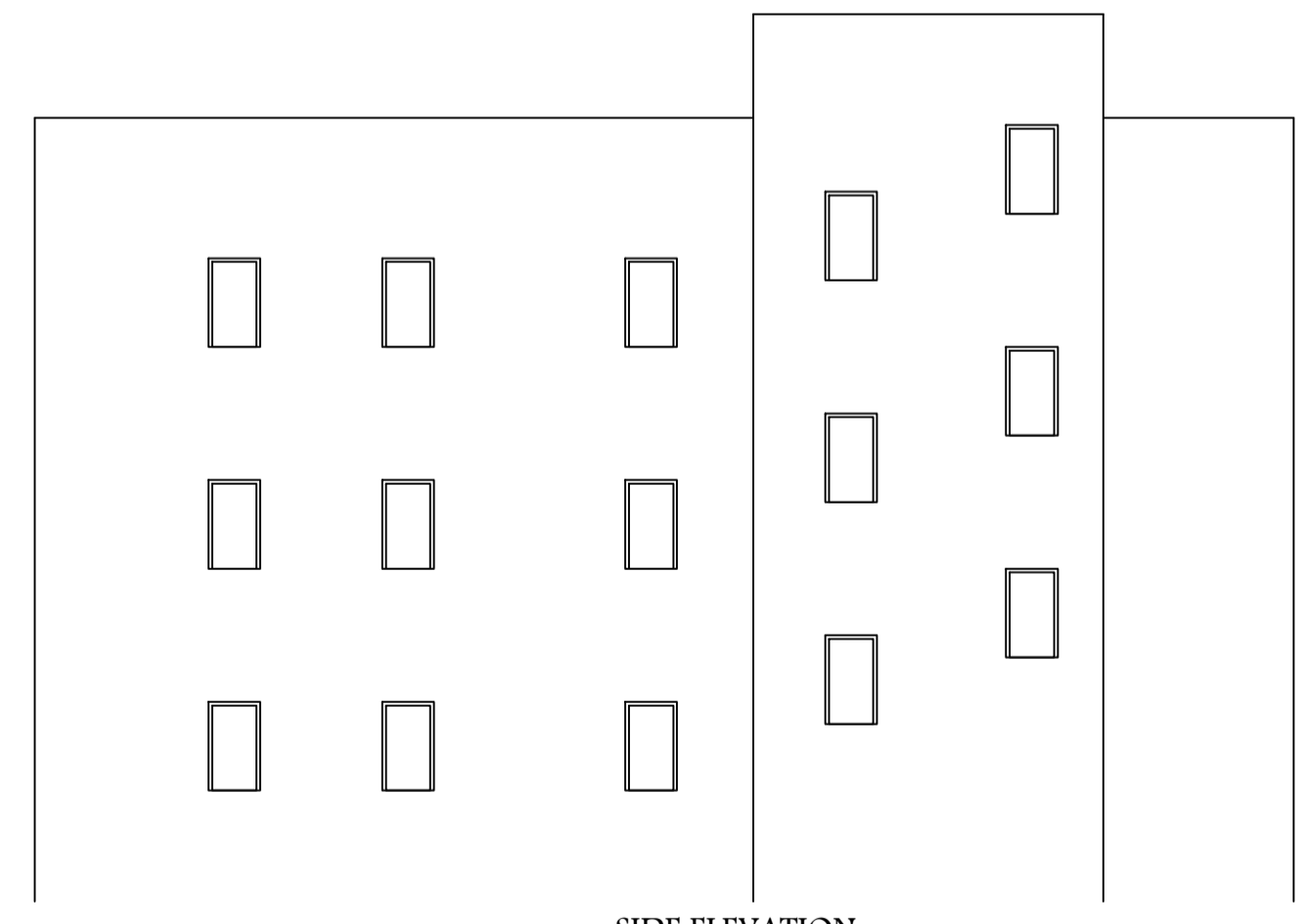
SECTION-CC
DETAIL OF FOUNDATION



RECHARGING PIT OF 5.5 M WITH EACH PIT.



DETAIL OF SEPTIC TANK & SOAKPIT.



SIDE ELEVATION
SCALE 1:100

LOCATION PLAN
N.T.S.

Building :A (MD AZAHARUDDIN SHAH)

Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)		Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Trmt (No.)
		Parking	Resi.				
Ground Floor	110.34	19.44	90.90	90.90	90.90	01	
First Floor	110.33	0.00	110.33	110.33	110.33	00	
Second Floor	110.33	0.00	110.33	110.33	110.33	00	
Terrace Floor	0.00	0.00	0.00	0.00	0.00	00	
Total :	331.00	19.44	311.56	311.56	311.56	01	
Total Number of Same Buildings	1						
Total :	331.00	19.44	311.56	311.56	311.56	01	

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (MD AZAHARUDDIN SHAH)	D	0.75	2.10	08
A (MD AZAHARUDDIN SHAH)	D1	0.78	2.10	24

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (MD AZAHARUDDIN SHAH)	V	0.60	0.60	08
A (MD AZAHARUDDIN SHAH)	W1	1.80	1.20	28

UnitBUA Table for Building :A (MD AZAHARUDDIN SHAH)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT A	FLAT	310.41	308.72	8	1
TYPICAL - 1& 2 FLOOR PLAN	SPLIT A	FLAT	0.00	0.00	11	0
Total:	-	-	310.41	308.72	30	1

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
irshad hussain khan MJNPC/ENG/0002/2016			