

SITE PLAN
SCALE 1:100

SITE PLAN

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.)	Trmnt (No.)
			Void	Resi.				
A1 (BUILDING)	1	306.79	12.22	-	294.57	294.57	294.57	02
Grand Total :	1	306.79	12.22	-	294.57	294.57	294.57	02

Proposal Basic Information

Proposal File No.	SINPC/BP/0066/W16/2018
Owner Name	BINA JUNICA TETE
Khata No	107
Plot No	2079
Village Name	Simdega
Use	Residential
SubUse	Residential Bldg/Apartment

Required Parking (Table 7a)

Building Name	Type	SubUse	Area (Sq.mt.)	Units		Car		Visitors Car		TwoWheeler	
				Regd.	Prop.	Regd./Unit	Prop.	Regd./Unit	Prop.	Regd./Unit	Prop.
A1 (BUILDING)	Residential	Residential Bldg/Apartment	> 0	1	2.00	1	2	-	-	-	-
			> 0	1	2.00	-	-	-	-	1	2
			> 0	1	2.00	-	-	1	1	-	-
Total :			-	-	-	-	2	3	-	1	2

Parking Check (Table 7b)

Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	3	37.50
Total Car	2	25.00	3	37.50
Visitor's Car Parking	1	12.50	2	25.00
TwoWheeler	2	4.00	6	12.00
Other Parking	-	-	-	228.05
Total		41.50		302.55

AREA STATEMENT SIMDEGA NAGAR PANCHAYAT	VERSION NO: 1.0.27
PROJECT DETAIL:	VERSION DATE: 18/05/2018
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential
District: SIMDEGA	Plot SubUse: Residential Bldg/Apartment
Inward No: SINPC/BP/0066/W16/2018	Plot/ReligiousStructure: NA
Application Type: General Proposal	Plot/ReligiousStructure: NA
Project Type: Building Permission	North: -
Nature of Development: New	South: -
Location of Development Area: New Area	West: -
AREA DETAILS:	SQ. MT.
AREA OF PLOT (Minimum)	(A)
Deduction for NetPlot Area	1011.39
Surrender Free of Cost	152.44
Total	152.44
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions) 858.95
Deduction for Balance Plot Area(from Gross Plot Area)	
Surrender Free of Cost	152.44
Common Plot	223.69
Total	376.12
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions) 635.27
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions) 858.95
Plot Area for FAR (Net Plot Area + Road/Widening Area)	(A-Deductions) 1011.39
COVERAGE CHECK	
Permissible Coverage area (60.00 %)	515.37
Total Prop. Coverage Area (17.86 %)	153.39
Balance coverage area (42.14 %)	361.98
FAR CHECK	
Perm. FAR Area (1.50)	1517.08
Total Perm. FAR area	1517.08
Residential FAR	294.57
Proposed FAR Area	294.57
Total Proposed FAR Area	294.57
Consumed FAR (Factor)	0.29
Balance FAR Area	1222.51
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	306.79
ARCHITECT (Regd)	RAJESH KUMAR
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	BINA JUNICA TETE
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

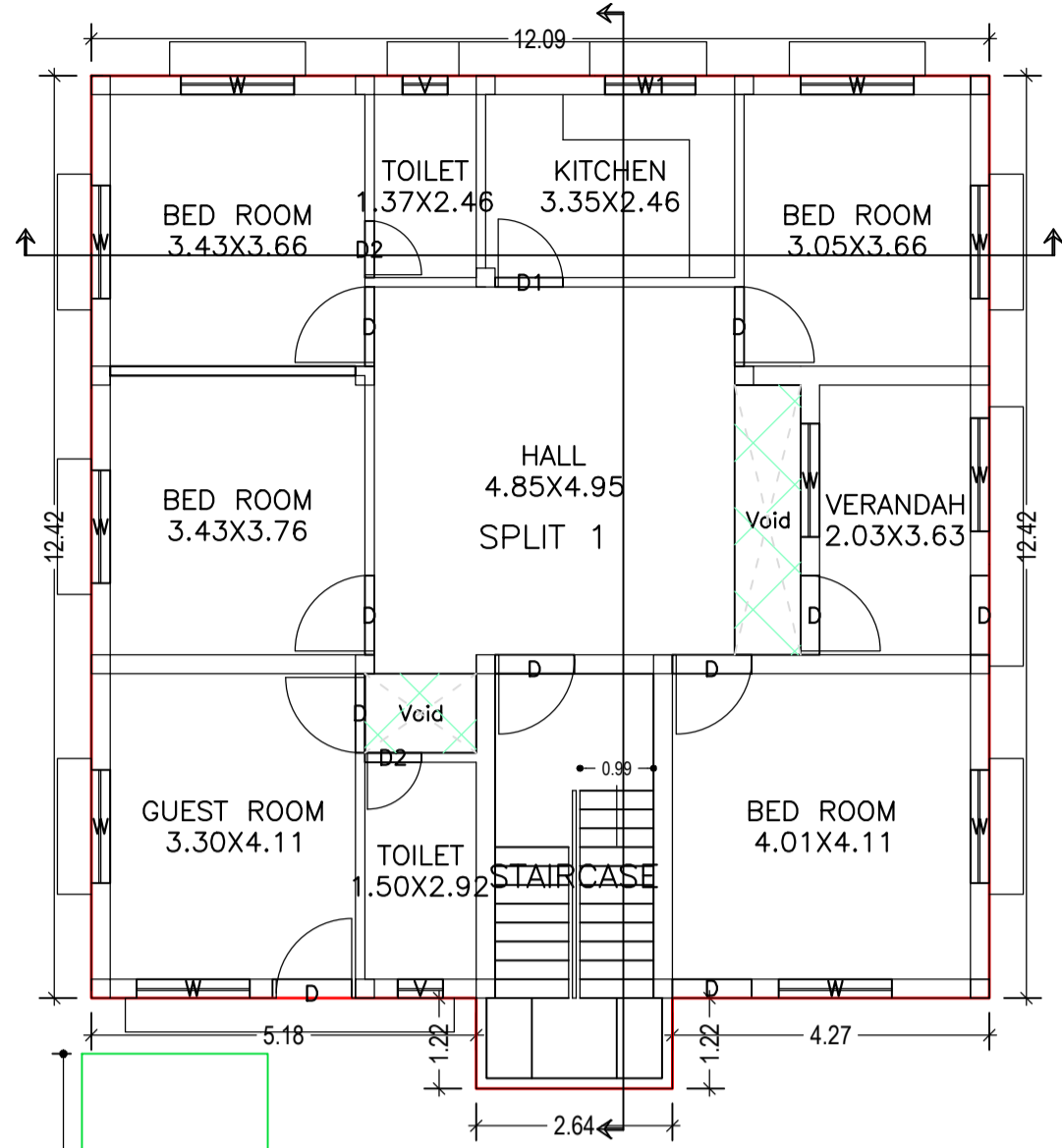
Floor Name	Building Name		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Ground Floor	153.40	148.57	153.40	148.57
First Floor	153.39	146.00	153.39	146.00
Terrace Floor	0.00	0.00	0.00	0.00
Total :	306.79	294.57	306.79	294.57

Building USE/SUBUSE Details

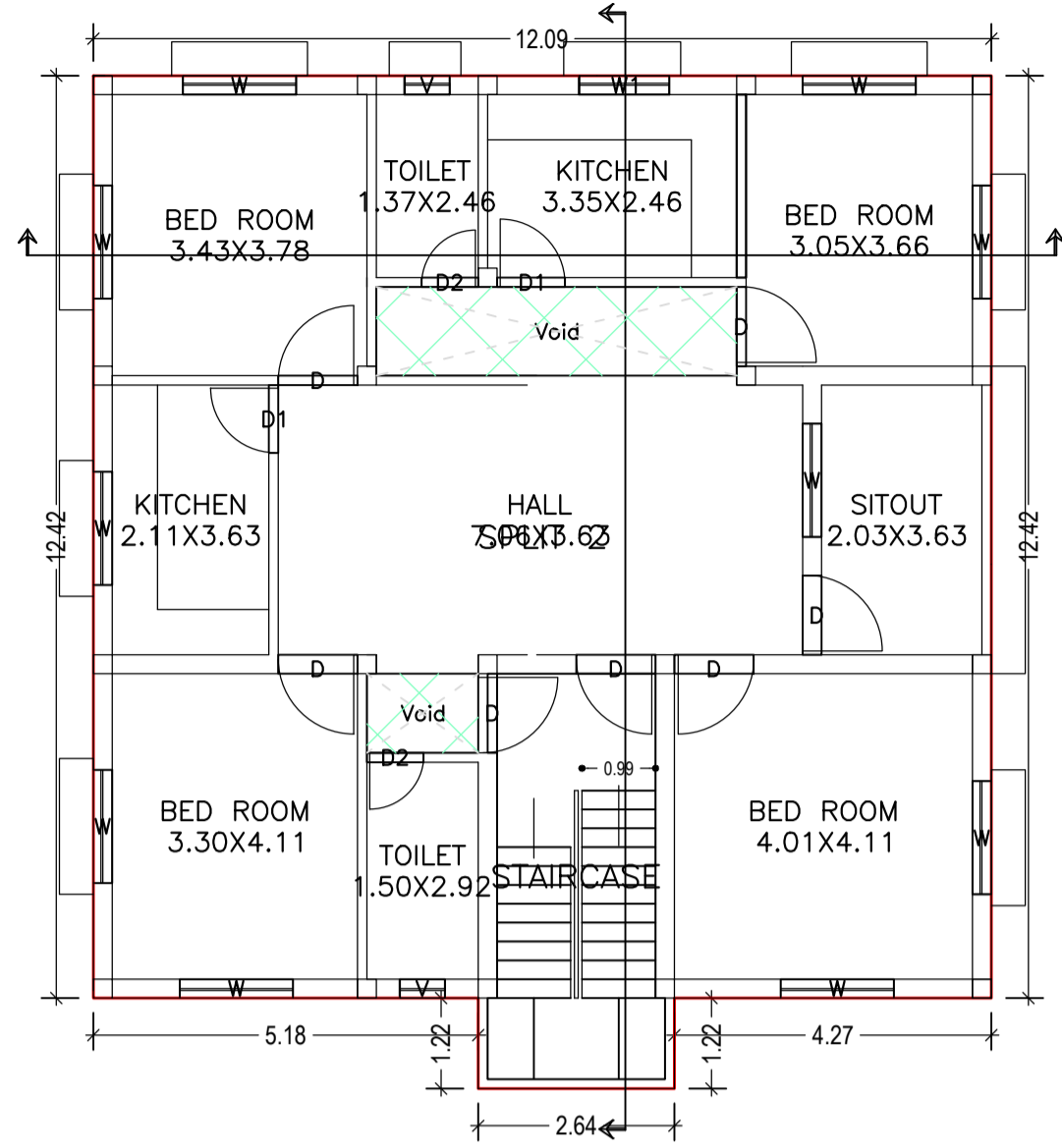
Building Name	Building Use	Building SubUse	Building Structure
A1 (BUILDING)	Residential	Residential Bldg/Apartment	Non-Highrise

LTP NAME AND SIGNATURE RAJESH KUMAR SINPC/DFTMN/0006/2017	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE
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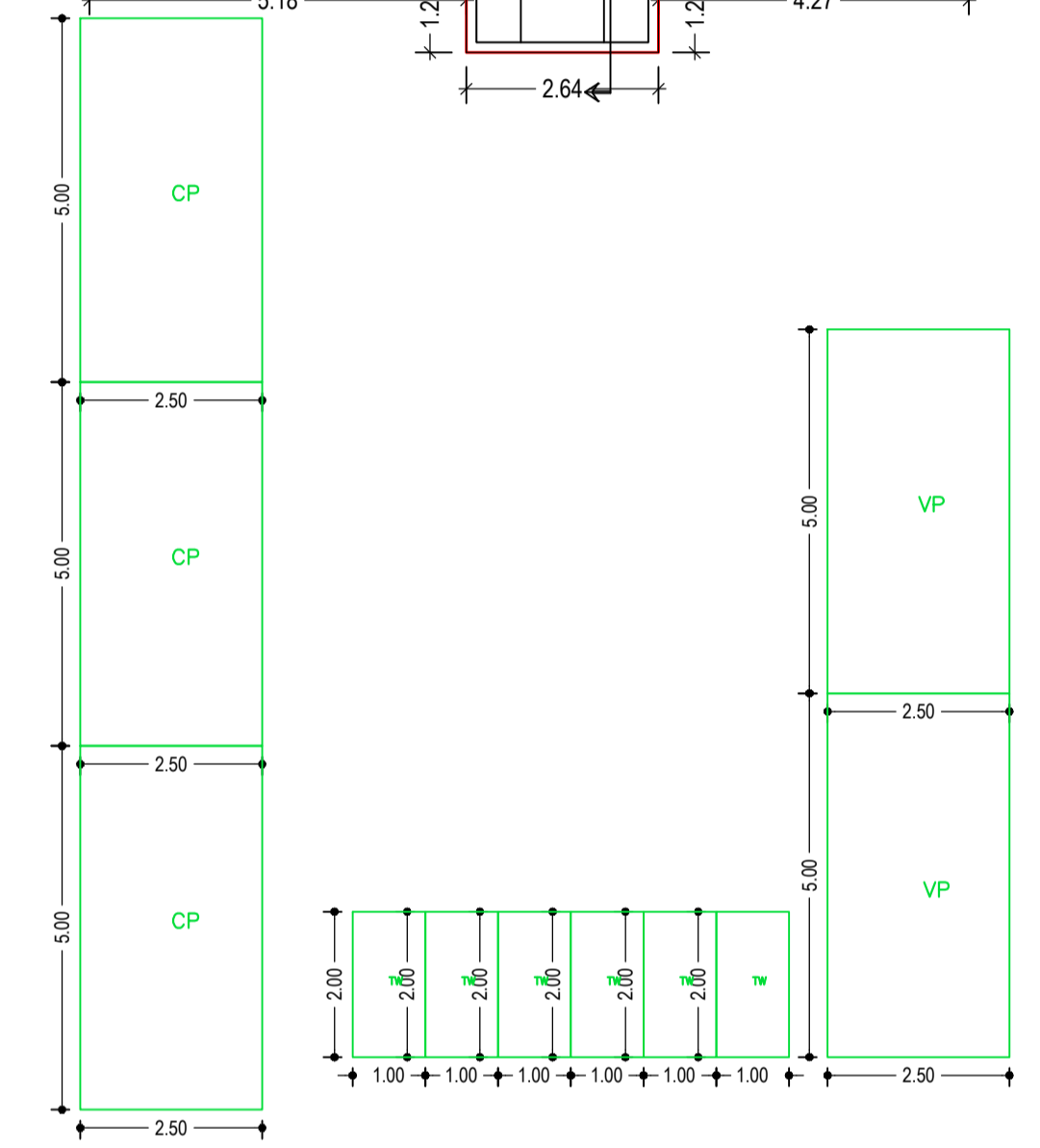
Proposal Basic Information	
Proposal File No.	SINPCBP/0056/W16/2018
Owner Name	BINA JUNICA TETE
Khata No	107
Plot No	2079
Village Name	Simdega
Use	Residential
SubUse	Residential Bldg/Apartment



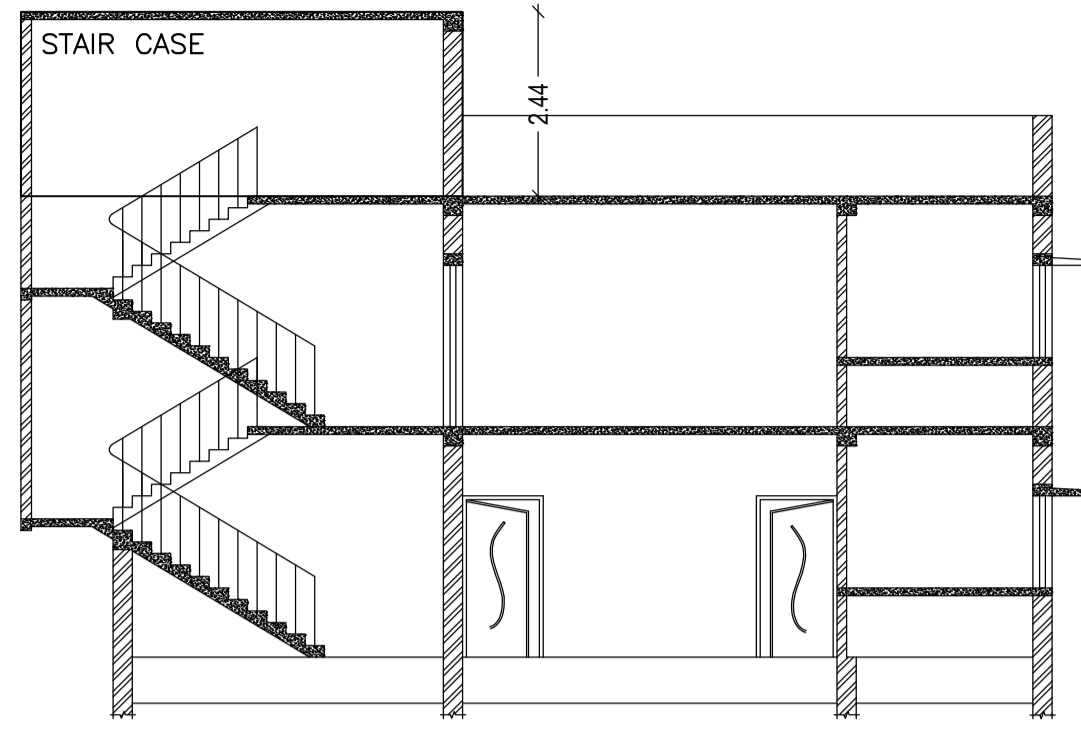
FIRST FLOOR PLAN (Proposed) (SCALE 1:100)



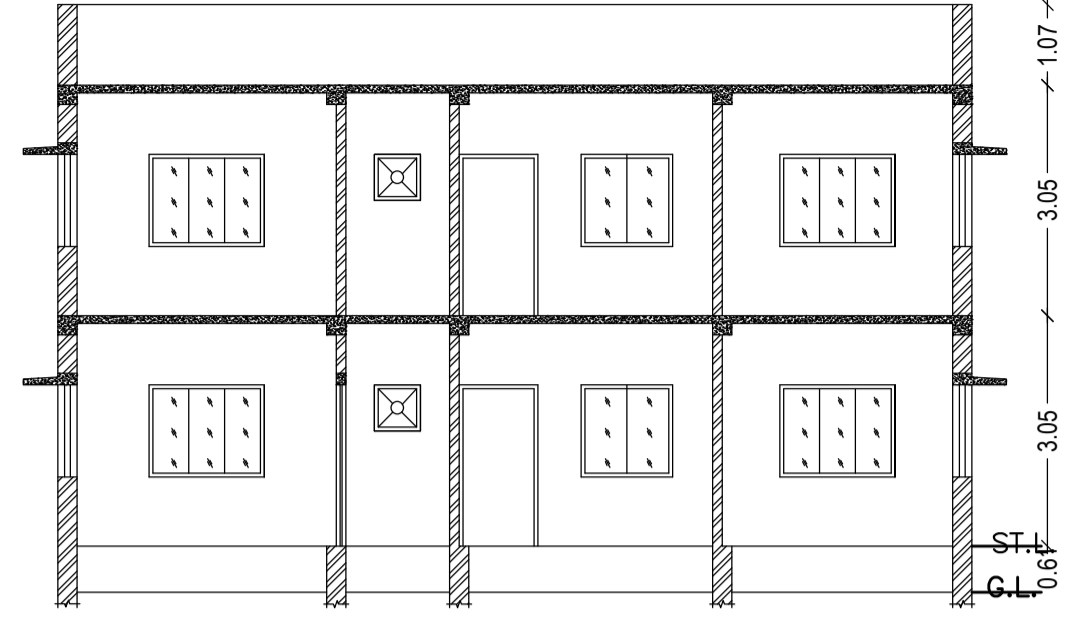
TERRACE FLOOR PLAN (SCALE 1:100)



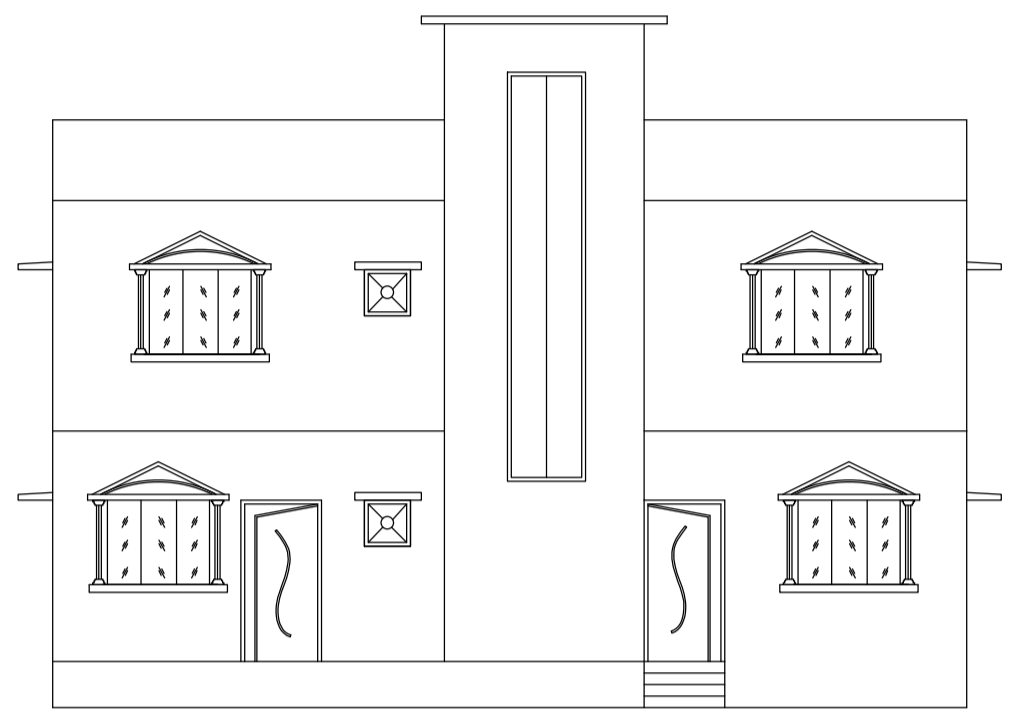
GROUND FLOOR PLAN (Proposed) (SCALE 1:100)



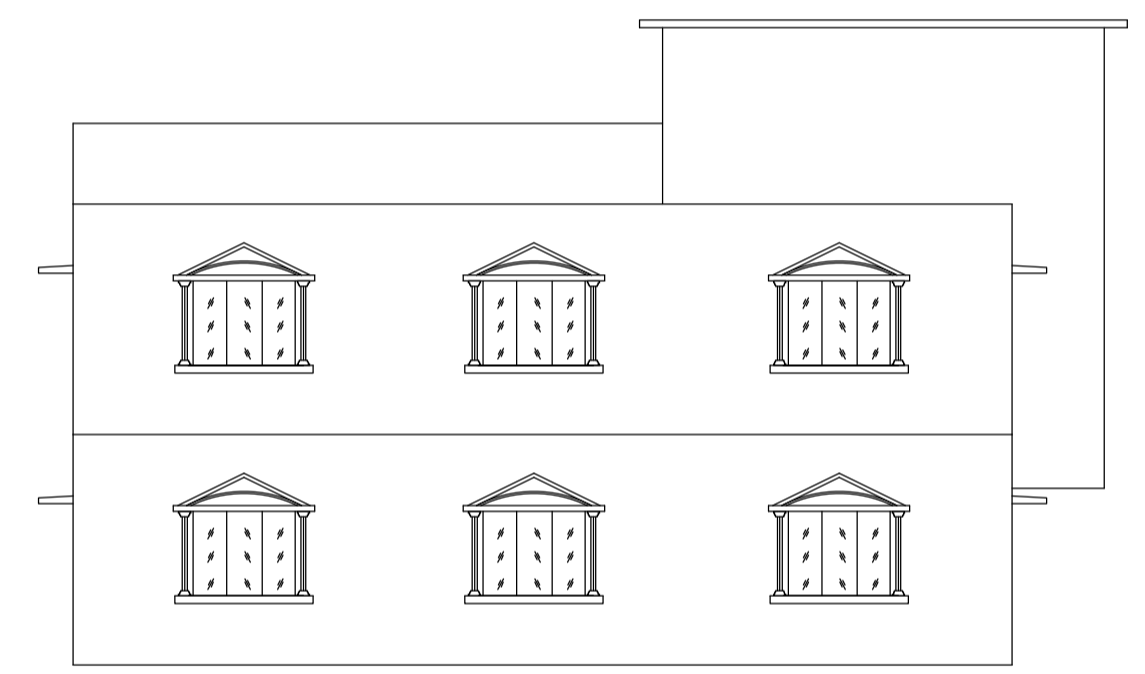
SECTION ON SCALE 1:100



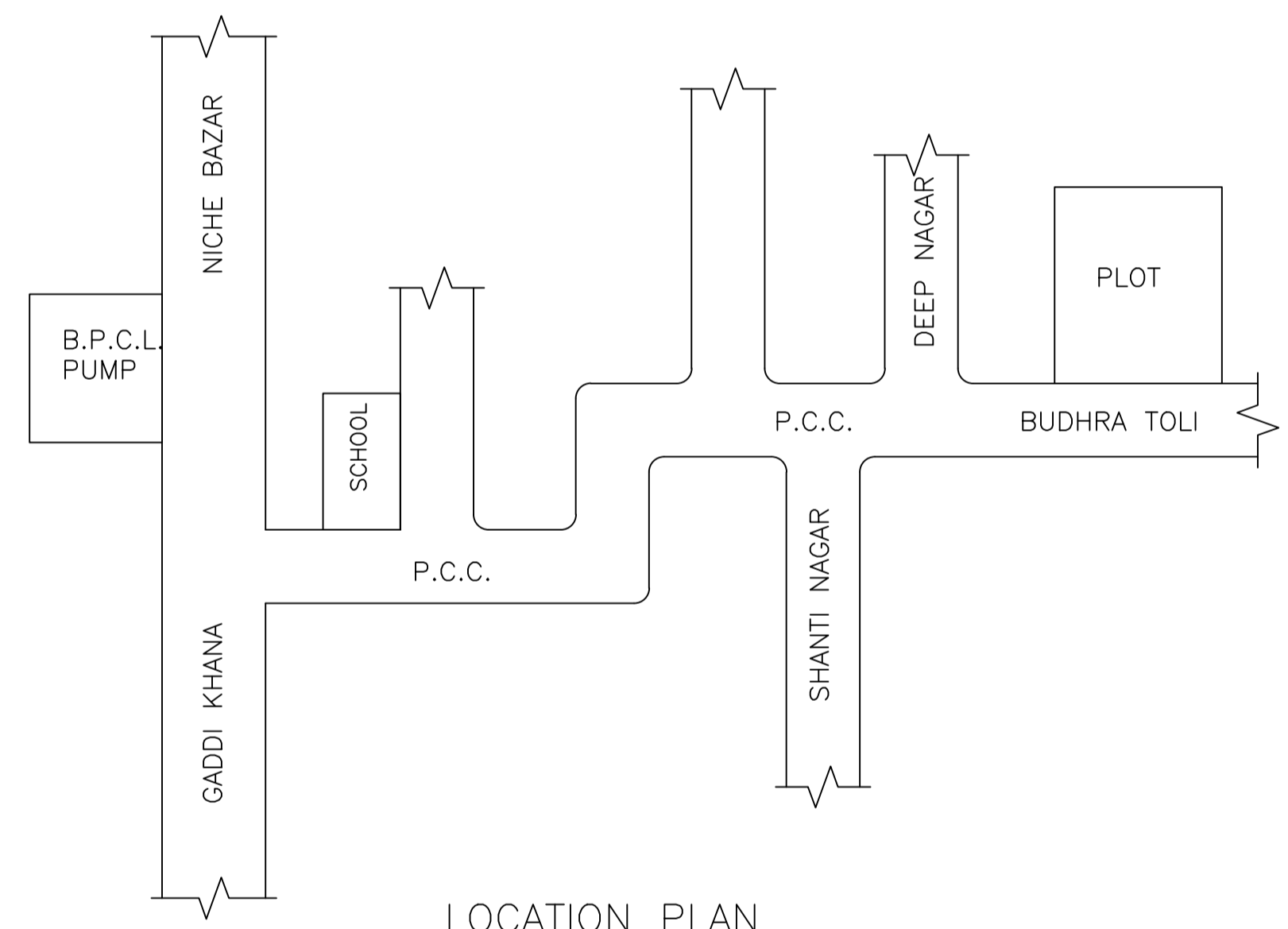
SECTION ON SCALE 1:100



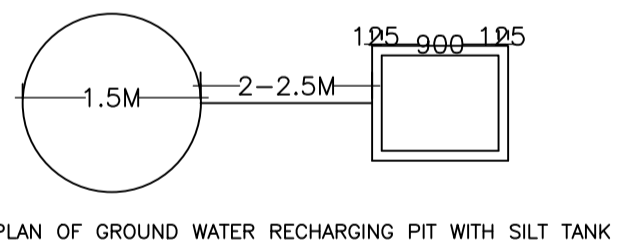
FRONT ELEVATION SCALE 1:100



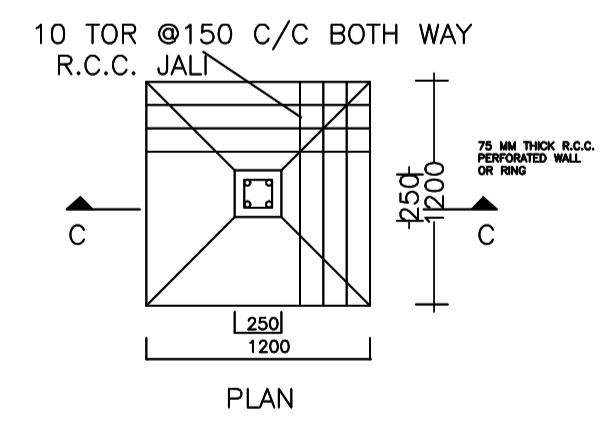
RIGHT SIDE ELEVATION SCALE 1:100



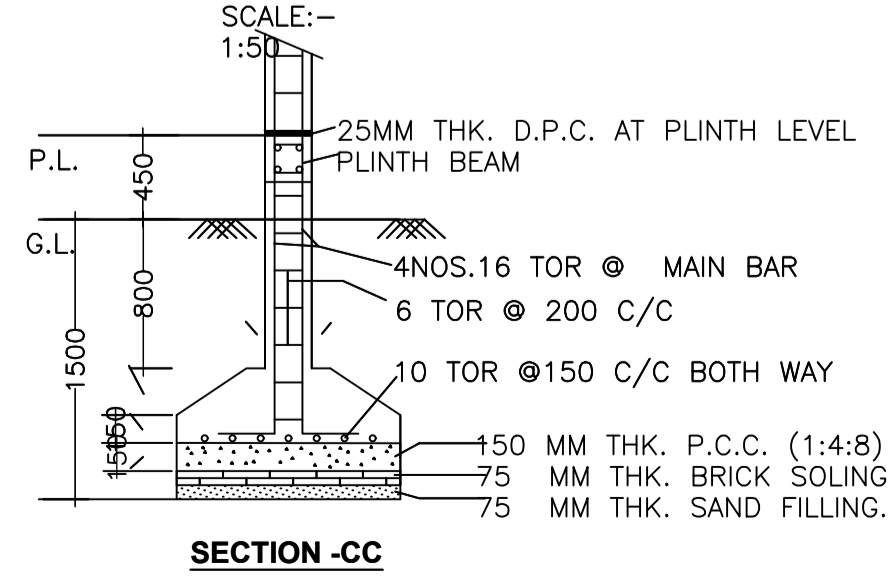
LOCATION PLAN NOT TO SCALE



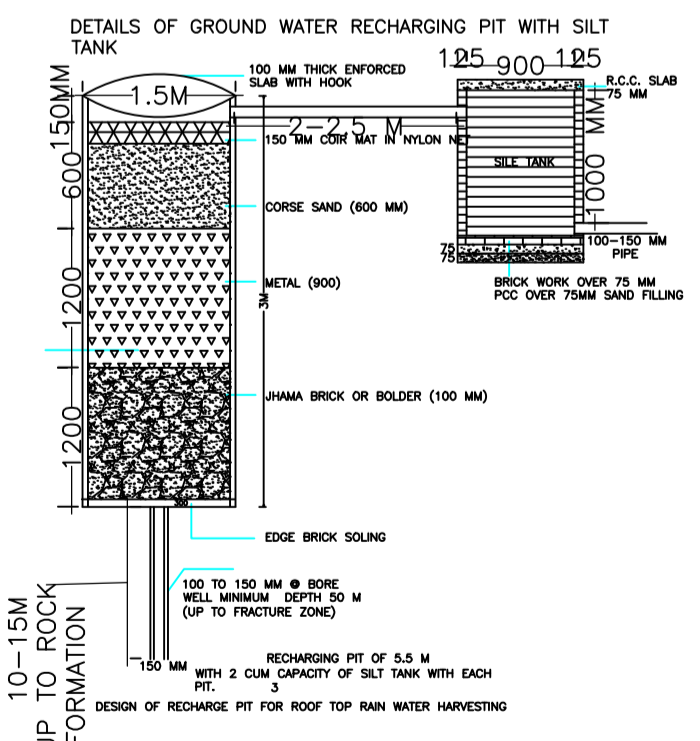
PLAN OF GROUND WATER RECHARGING PIT WITH SILT TANK



DETAIL OF FOUNDATION SCALE: 1:5



SECTION -CC



DETAILS OF GROUND WATER RECHARGING PIT WITH SILT TANK

Building :A1 (BUILDING)						
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.)
Ground Floor	153.40	4.83	148.57	148.57	148.57	01
First Floor	153.39	7.39	146.00	146.00	146.00	01
Terrace Floor	0.00	0.00	0.00	0.00	0.00	00
Total:	306.79	12.22	294.57	294.57	294.57	02
Total Number of Same Buildings	1					
Total:	306.79	12.22	294.57	294.57	294.57	02

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A1 (BUILDING)	D2	0.76	2.10	04
A1 (BUILDING)	D1	0.91	2.10	03
A1 (BUILDING)	D	1.07	2.10	16

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A1 (BUILDING)	V	0.61	1.20	04
A1 (BUILDING)	W1	1.22	1.20	02
A1 (BUILDING)	W	1.52	1.20	21

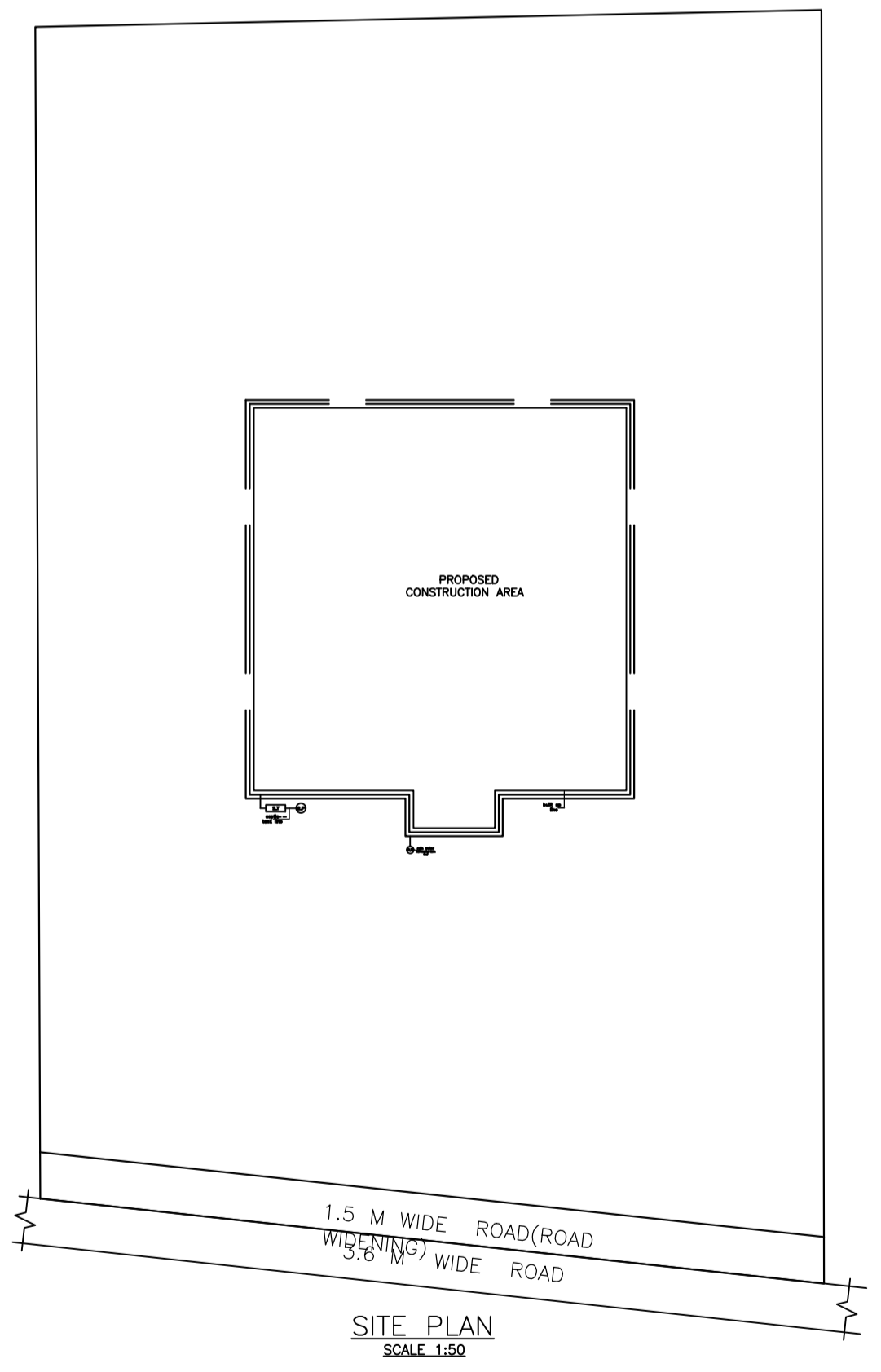
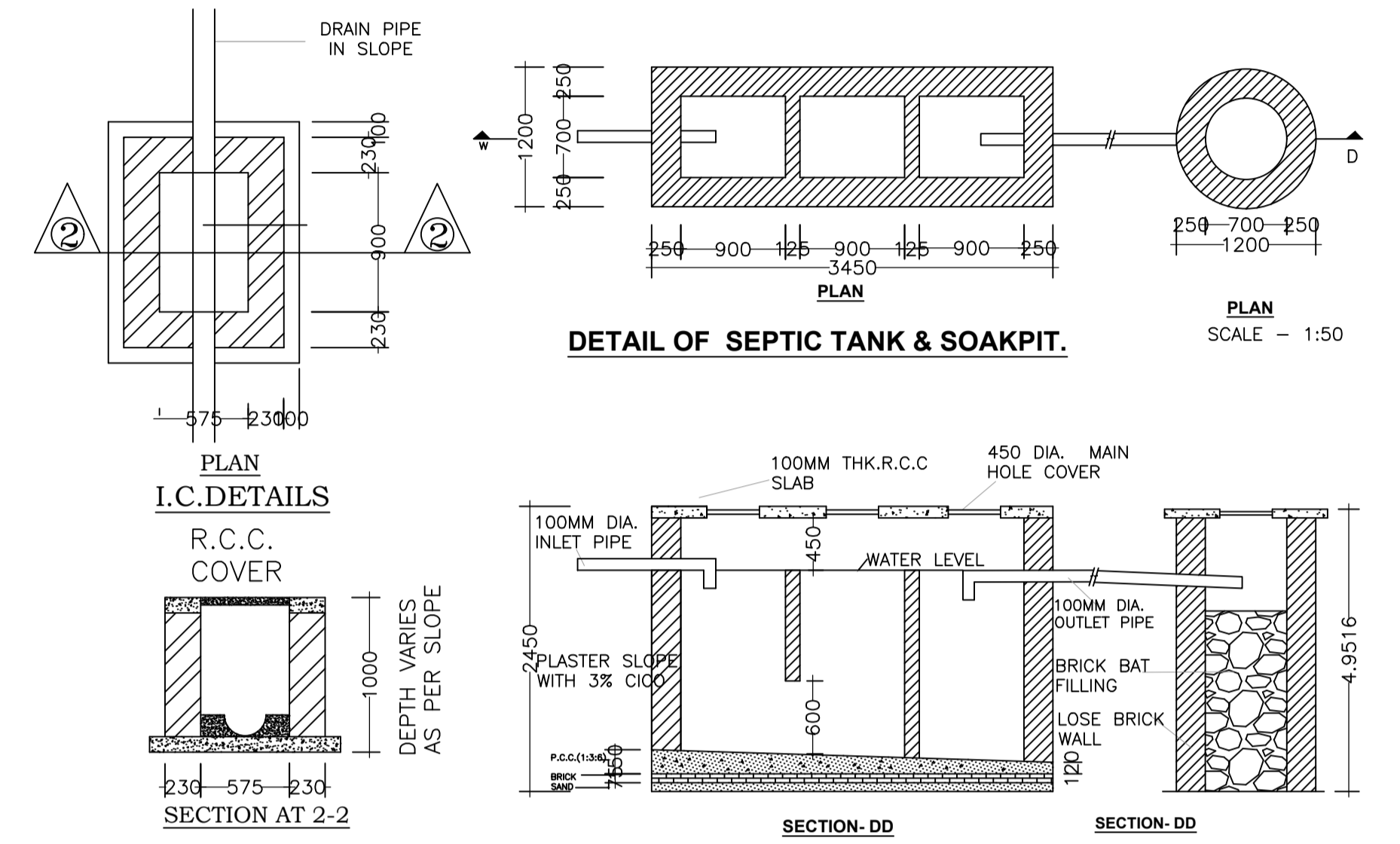
UnitBUA Table for Building :A1 (BUILDING)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT 1	FLAT	121.61	121.19	10	1
FIRST FLOOR PLAN	SPLIT 2	FLAT	119.05	118.73	10	1
Total:	-	-	240.66	239.92	20	2

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE
RAJESH KUMAR SINPCDFTMN/0008/2017		

Proposal Basic Information

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