

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.)	Tnmt (No.)
1 (BUILDING)	1	166.29	10.09	156.20	156.20	156.20	01
Grand Total :	1	166.29	10.09	156.20	156.20	156.20	01

Proposal Basic Information

Proposal File No.	SINPC/BP/0108/W14/2019
Owner Name	GHURAN KACHHAP
Khata No	32
Plot No	775
Village Name	Saldega
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

AREA STATEMENT SIMDEGA NAGAR PANCHAYAT		VERSION NO. : 1.0.35
PROJECT DETAIL:		VERSION DATE: 13/03/2019
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential	
District: SIMDEGA	Plot SubUse: Bungalow/ Dwelling / Non Apartment	
Authority: SIMDEGA NAGAR PANCHAYAT	PlotNearbyReligiousStructure: NA	
Inward No: SINPC/BP/0108/W14/2019	PlotSubPlot No: 775	
Application Type: General Proposal	North: -	
Project Type: Building Permission	South: -	
Nature of Development: New	East: -	
Location of Development Area: Old Area	West: -	
AREA DETAILS:		
AREA OF PLOT (Minimum)	(A)	484.17
Deduction for NetPlot Area		
Surrender Free of Cost		18.81
Total		18.81
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)		
(A-Deductions)		465.36
Deduction for Balance Plot Area(from Gross Plot Area)		
Surrender Free of Cost		18.81
Common Plot		36.62
Total		55.43
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)		
(A-Deductions)		428.74
PLOT AREA FOR COVERAGE(Net Plot Area)		
(A-Deductions)		465.36
Plot Area for FAR (Net Plot Area + RoadWidening Area)		
(A-Deductions)		484.17
COVERAGE CHECK		
Permissible Coverage area (60.00 %)		279.22
Proposed Coverage Area (35.73 %)		166.29
Total Prop. Coverage Area (35.73 %)		166.29
Balance coverage area (24.27 %)		112.93
FAR CHECK		
Perm. FAR Area (1.20)		581.00
Total Perm. FAR area		581.00
Residential FAR		156.20
Proposed FAR Area		156.20
Total Proposed FAR Area		156.20
Consumed FAR (Factor)		0.32
Balance FAR Area		424.80
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		166.29
ARCHITECT (Regd)	RAJESH KUMAR	
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)	GHURAN KACHHAP	
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

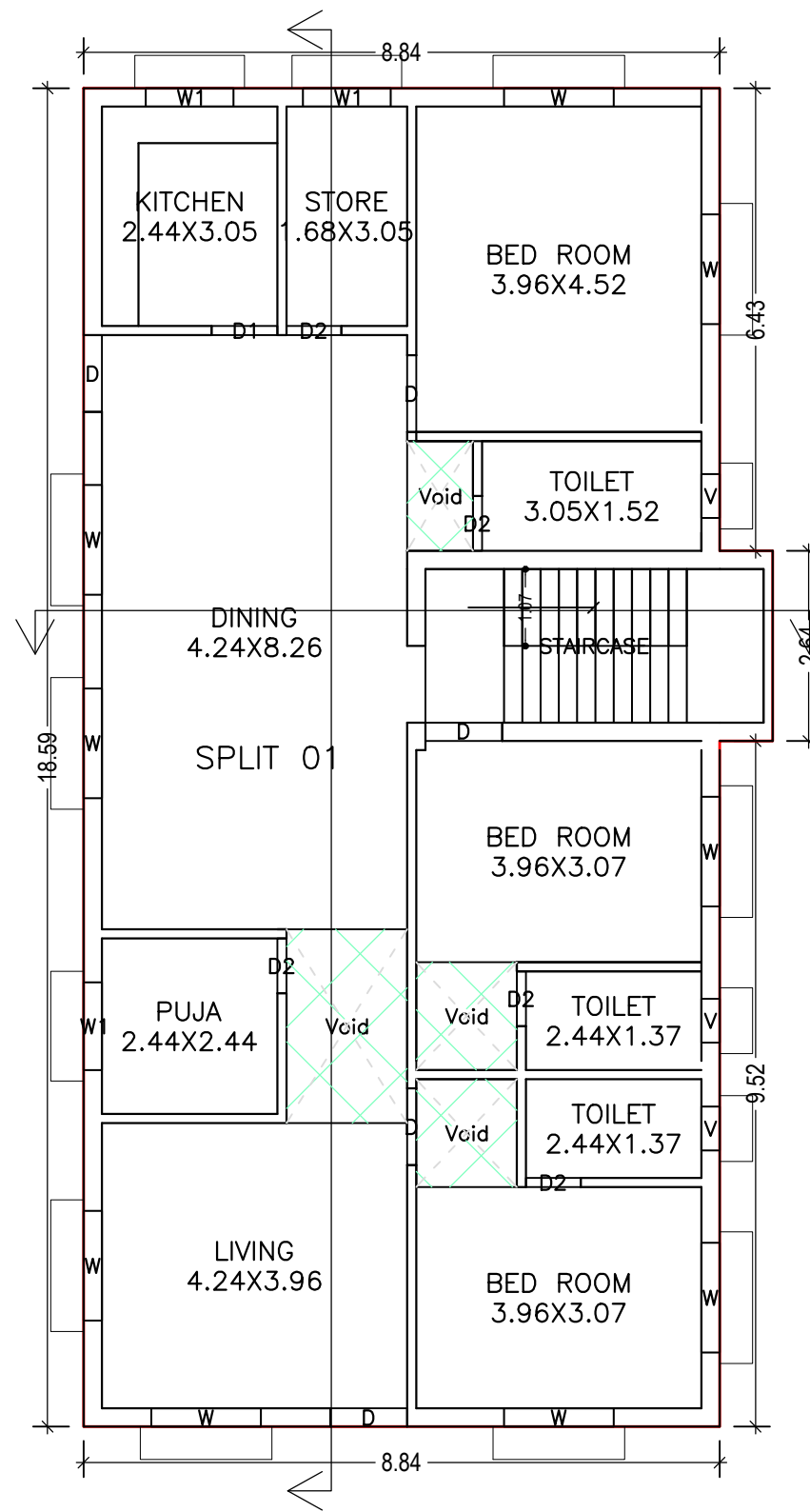
Floor Name	Building Name 1 (BUILDING)		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Ground Floor	166.29	156.20	166.29	156.20
Terrace Floor	0.00	0.00	0.00	0.00
Total	166.29	156.20	166.29	156.20

Building USE/SUBUSE Details

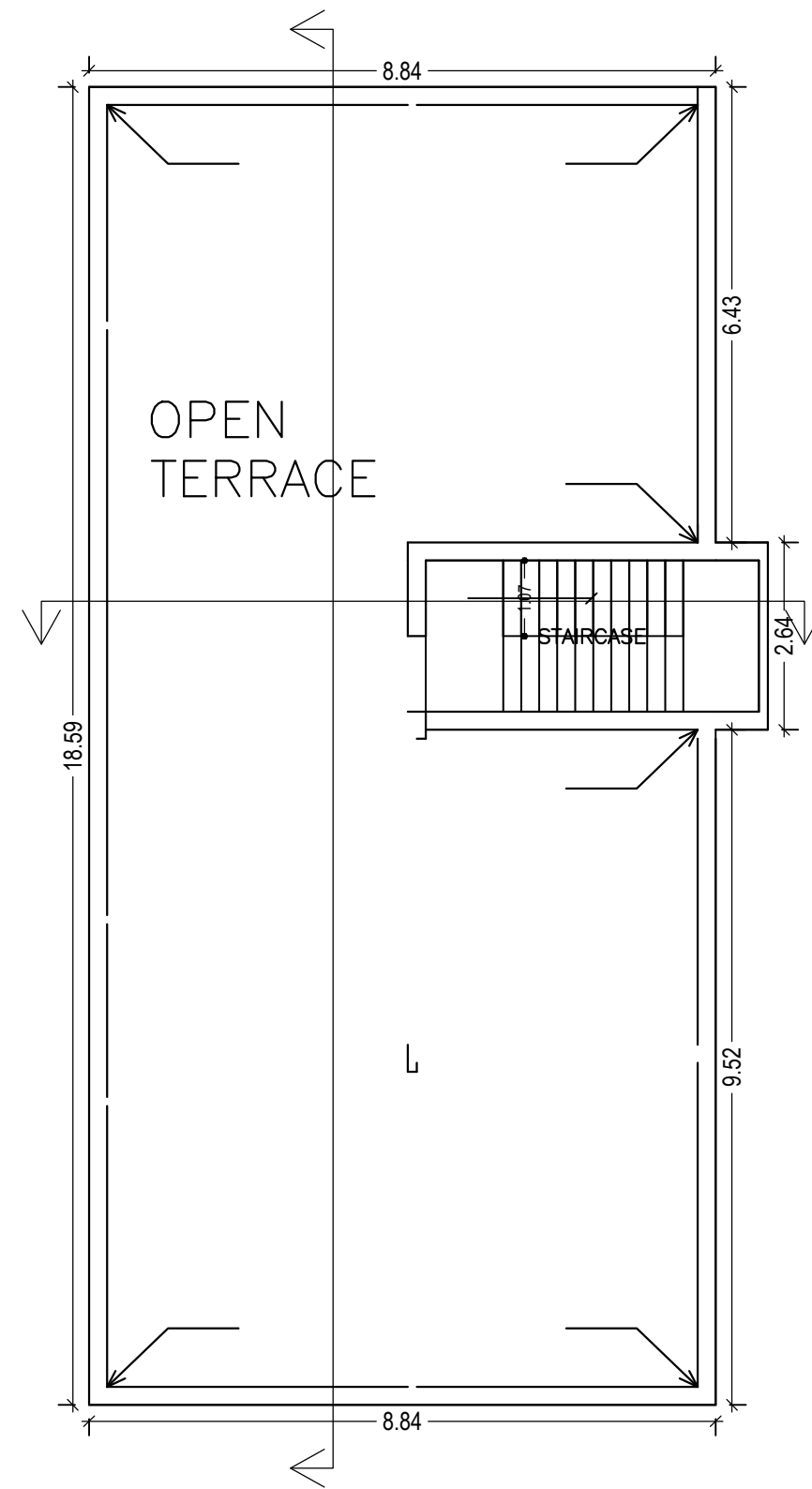
Building Name	Building Use	Building SubUse	Building Structure
1 (BUILDING)	Residential	Residential Bldg/Apartment	Non-Highrise

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
RAJESH KUMAR SINPC/DFTMN/0006/2017			

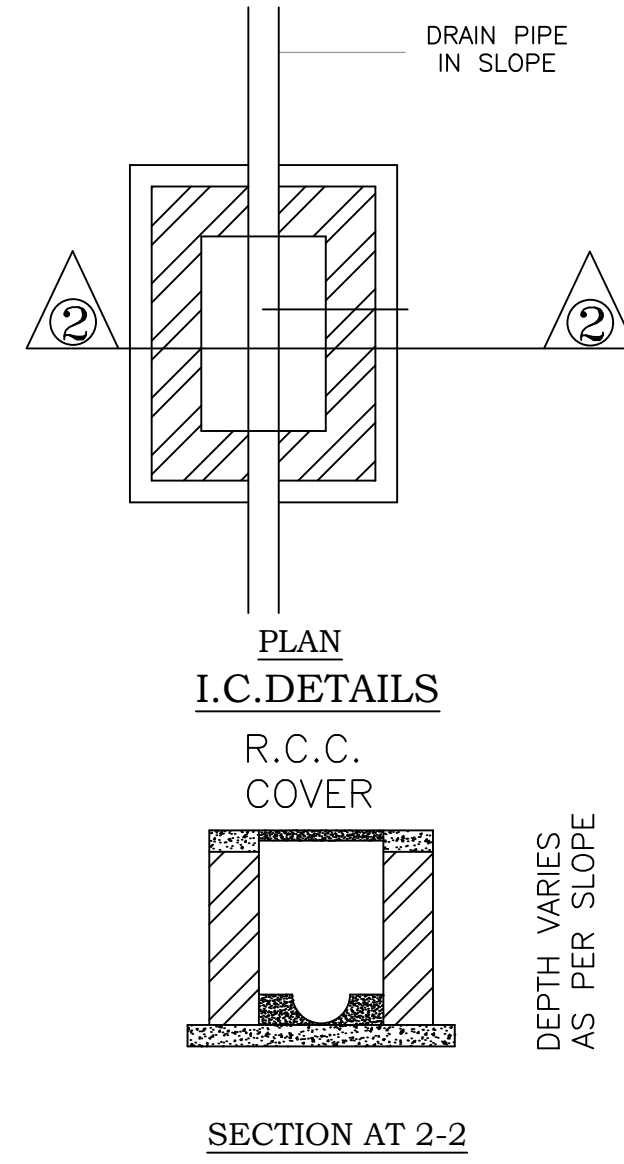
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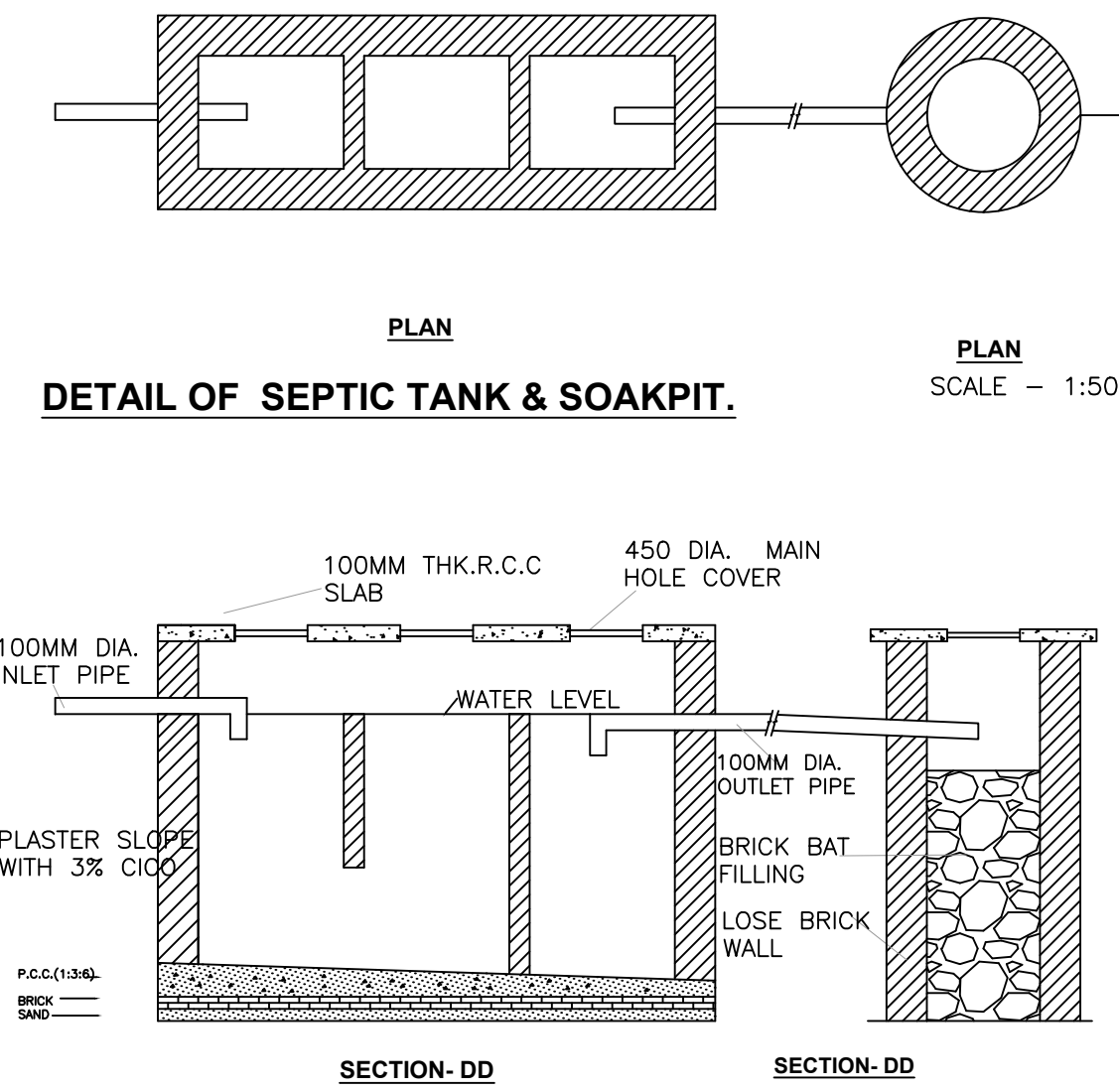
GROUND FLOOR PLAN (Proposed) (SCALE 1:100)



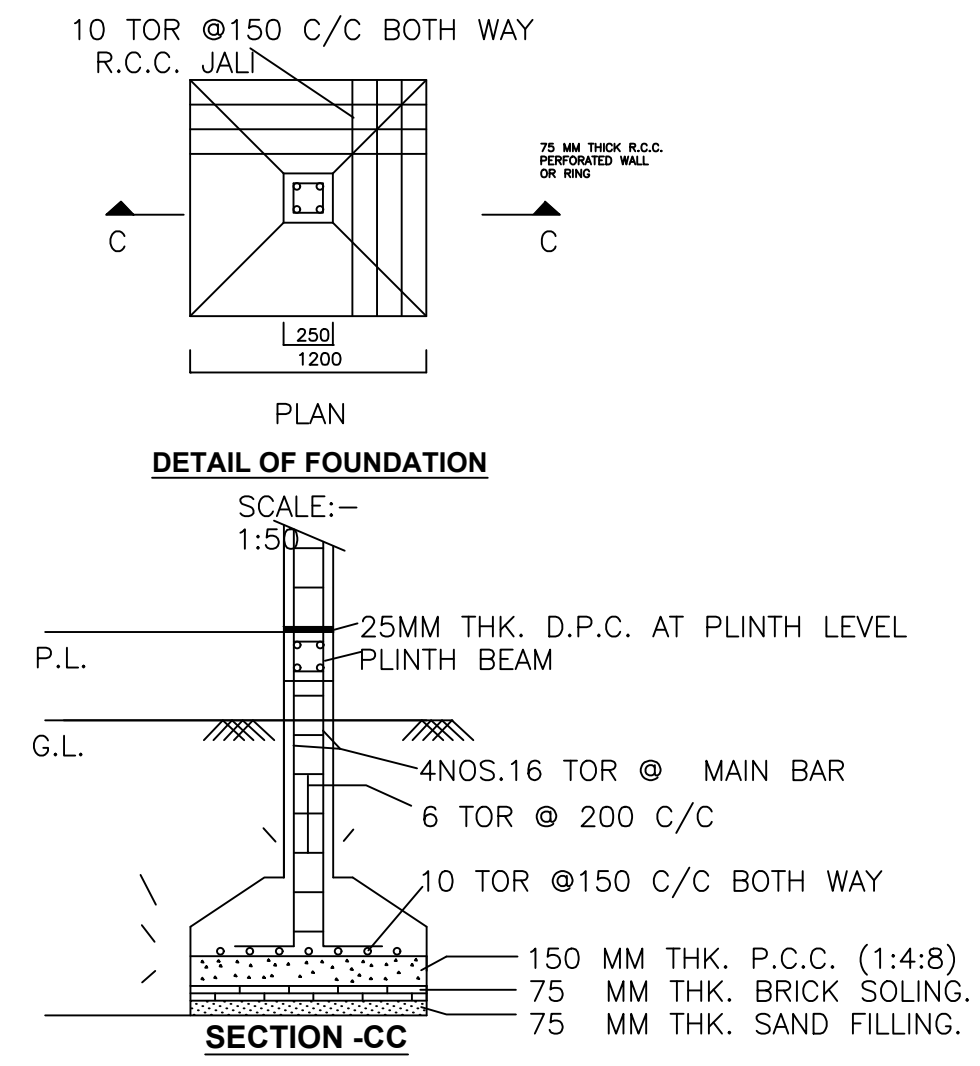
TERRACE FLOOR PLAN (SCALE 1:100)



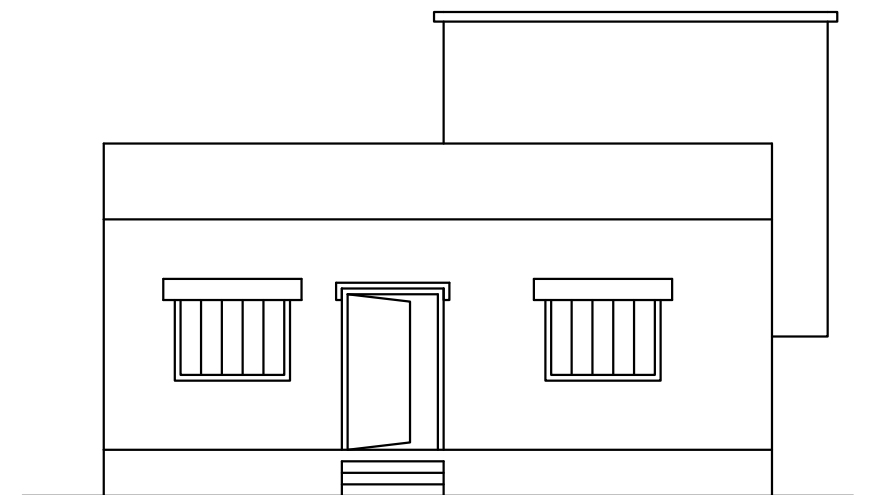
SECTION AT 2-2



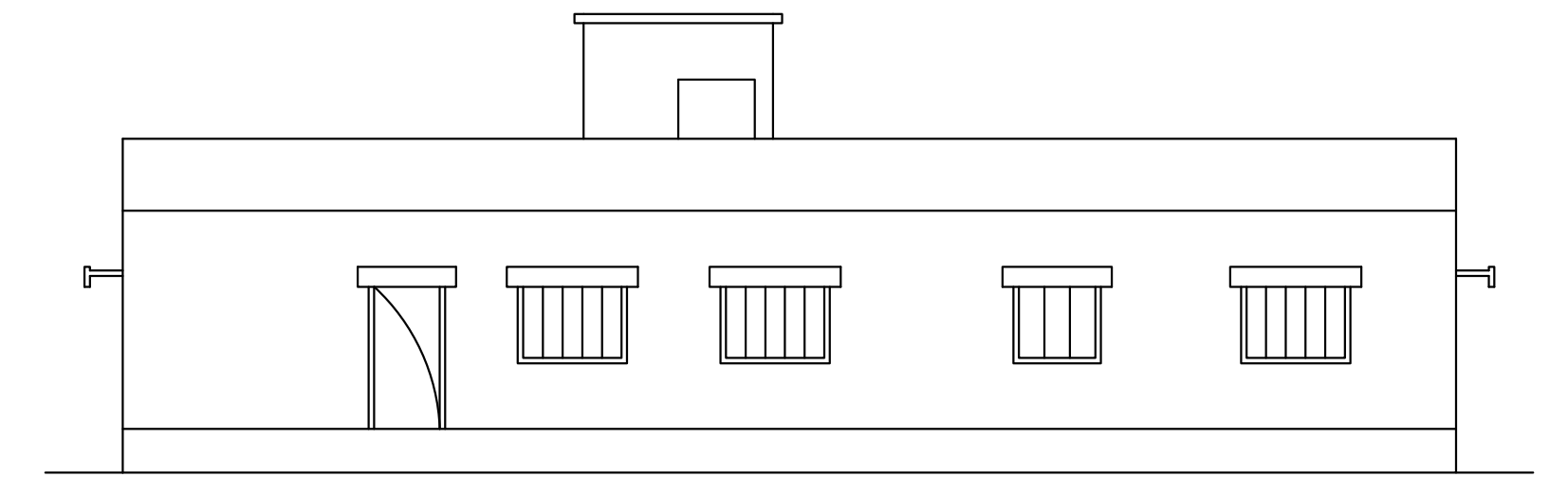
DETAIL OF SEPTIC TANK & SOAKPIT.



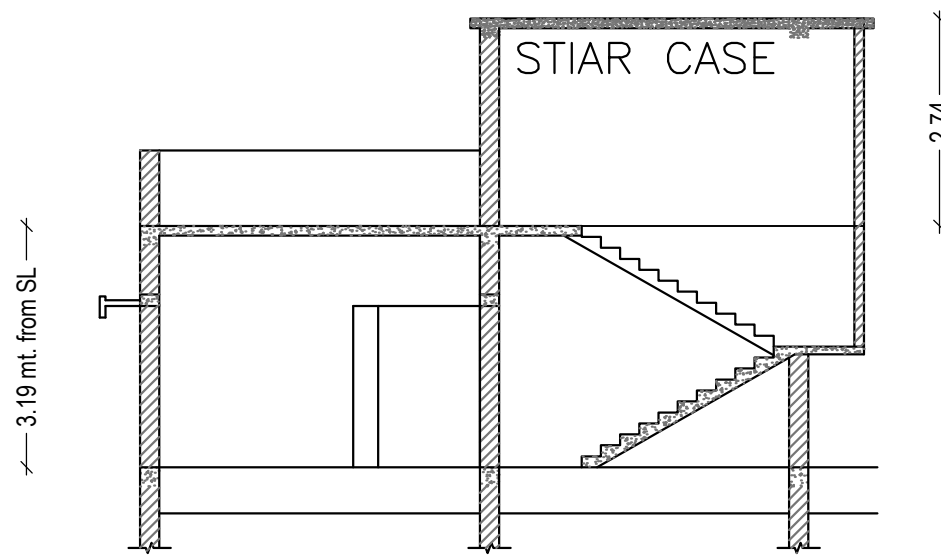
DETAIL OF FOUNDATION



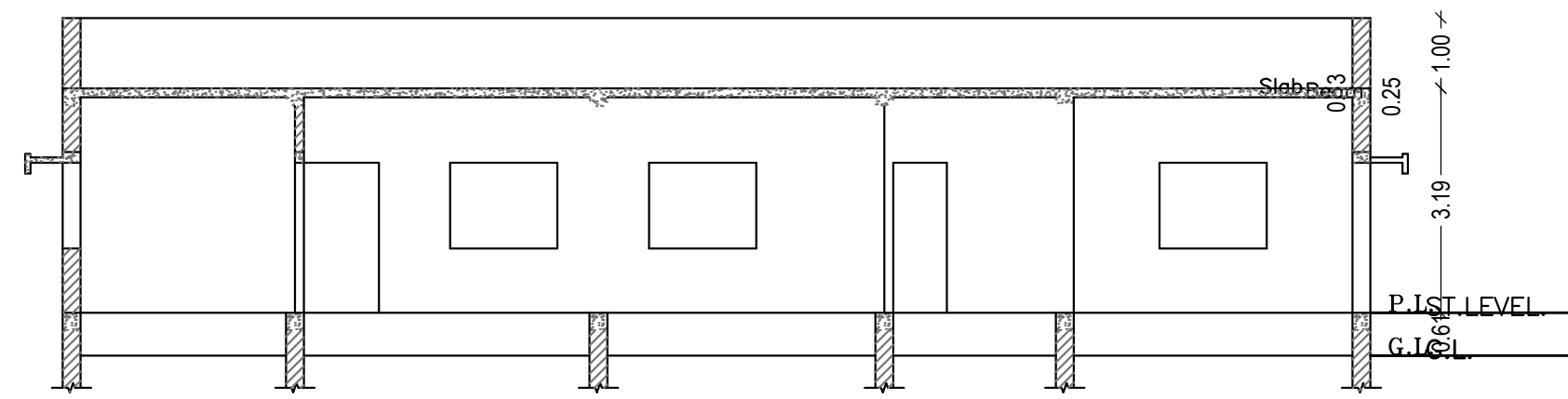
FRONT ELEVATION (SCALE 1:100)



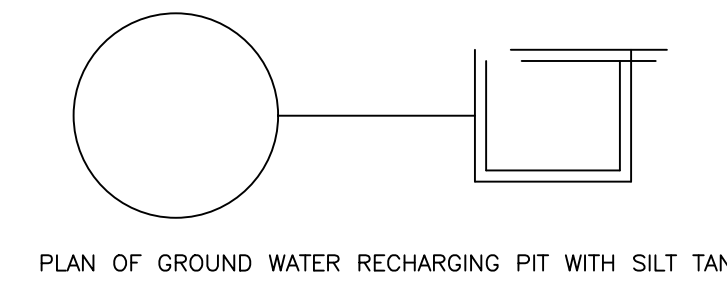
LEFT SIDE ELEVATION (SCALE 1:100)



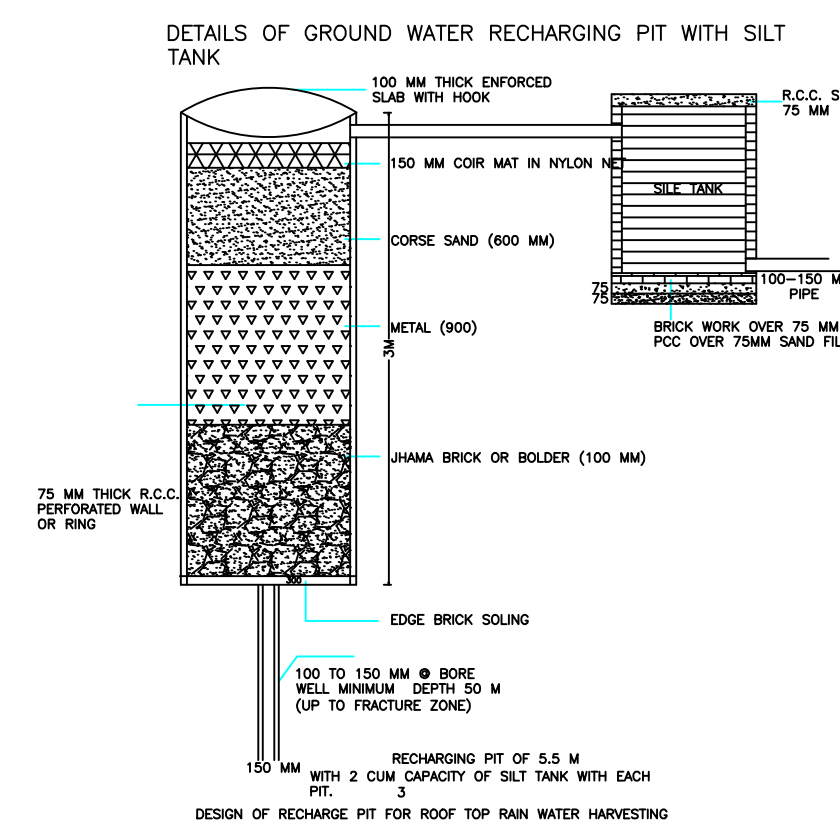
SECTION AT: X-X (SCALE 1:100)



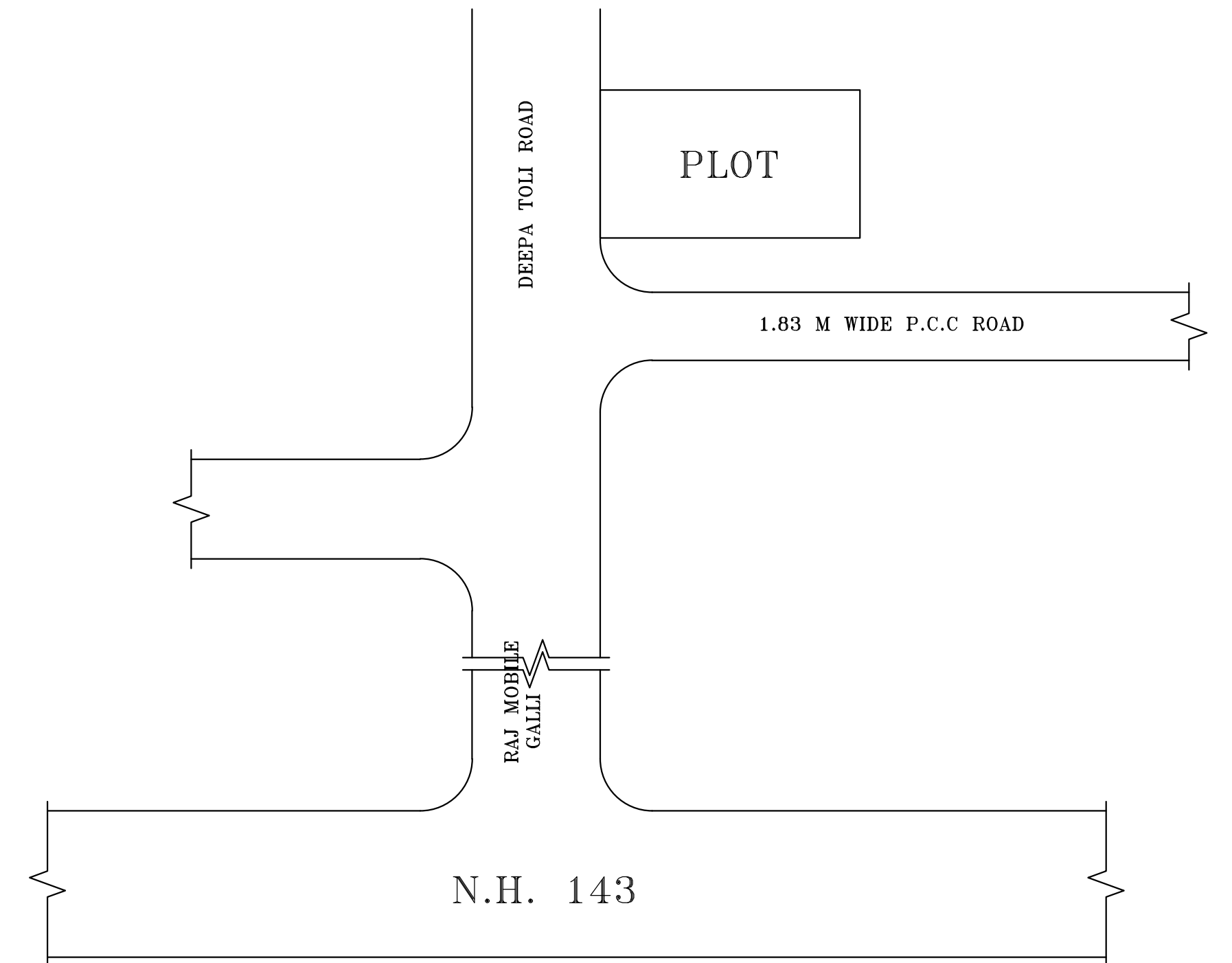
SECTION AT: Y-Y (SCALE 1:100)



PLAN OF GROUND WATER RECHARGING PIT WITH SILT TANK



DETAILS OF GROUND WATER RECHARGING PIT WITH SILT TANK



LOCATION PLAN (NOT TO SCALE)

Building :1 (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	166.29	10.09	156.20	156.20	156.20	01
Terrace Floor	0.00	0.00	0.00	0.00	0.00	00
Total :	166.29	10.09	156.20	156.20	156.20	01
Total Number of Same Buildings	1					
Total :	166.29	10.09	156.20	156.20	156.20	01

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
1 (BUILDING)	D2	0.76	2.10	05
1 (BUILDING)	D1	0.91	2.10	01
1 (BUILDING)	D	1.07	2.10	05

SCHEDULE OF WINDOW/VENTILATION:

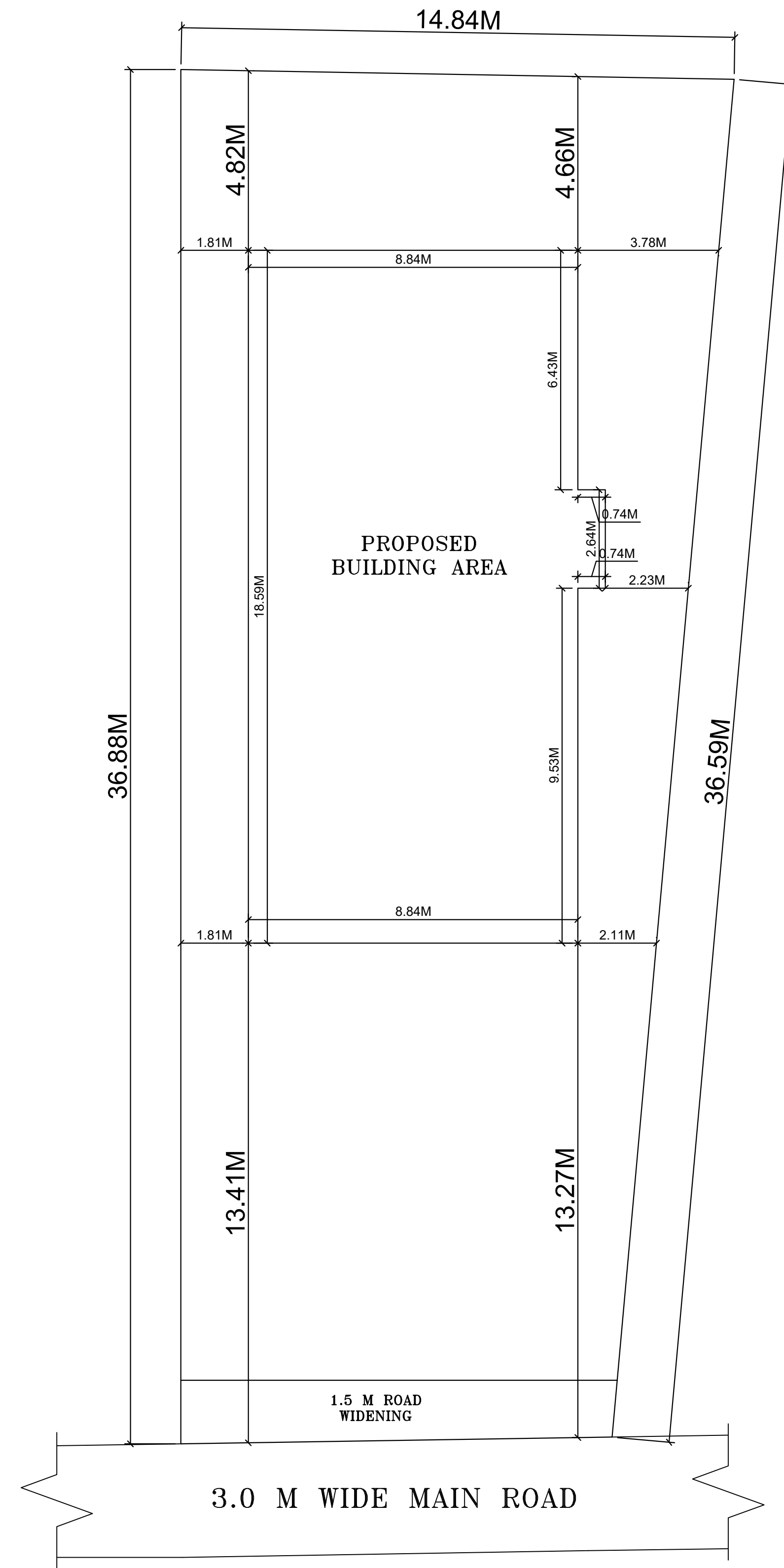
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
1 (BUILDING)	V	0.61	1.20	03
1 (BUILDING)	W1	1.22	1.20	03
1 (BUILDING)	W	1.52	1.20	09

UnitBUA Table for Building :1 (BUILDING)

Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
SPLIT 01	FLAT	129.77	128.94	11	1
Total:	-	129.77	128.94	11	1

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
RAJESH KUMAR SINPC/DFTMN/0006/2017			

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