

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.)
A1 (RESIDENSE)	1	302.92	302.92	302.92	302.92	02
Grand Total	1	302.92	302.92	302.92	302.92	02

Proposal Basic Information

Proposal File No.	SINPC/BP/0216/W07/2021
Owner Name	CHAMPA XALXO
Khata No	85
Plot No	2032
Village Name	Khijri
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

AREA STATEMENT SIMDEGA NAGAR PANCHAYAT	VERSION NO: 1.0.55	VERSION DATE: 16/10/2020
PROJECT DETAIL:	Plot Use: Residential	
Region: JHARKHAND URBAN LOCAL BODIES	Plot SubUse: Bungalow/ Dwelling / Non Apartment	
District: SIMDEGA	PlotNearbyReligiousStructure: NA	
Authority: SIMDEGA NAGAR PANCHAYAT	PlotSubPlot No: 2032	
Inward No: SINPC/BP/0216/W07/2021	North: -	
Application Type: General Proposal	South: -	
Project Type: Building Permission	East: -	
Nature of Development: New	West: -	
Location of Development Area: Old Area		
AREA DETAILS:		SQ.MT.
AREA OF PLOT (Minimum)	(A)	1123.41
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	1123.41
Deduction for Balance Plot Area(from Gross Plot Area)		
Common Plot		62.96
Total		62.96
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	1060.44
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	1123.41
Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions)	1123.41
COVERAGE CHECK		
Permissible Coverage area (50.00 %)		561.71
Proposed Coverage Area (13.48 %)		151.46
Total Prop. Coverage Area (13.48 %)		151.46
Balance coverage area (36.52 %)		410.25
FAR CHECK		
Perm. FAR Area (1.50)		1685.11
Total Perm. FAR area		1685.11
Residential FAR		302.91
Proposed FAR Area		302.91
Total Proposed FAR Area		302.91
Consumed FAR (Factor)		0.27
Balance FAR Area		1382.20
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		302.92
ARCHITECT (Regd)	RAM RATAN SINGH	
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)	CHAMPA XALXO	
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

SITE PLAN

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.	Reqd./Unit	Reqd.
A1 (RESIDENSE)	Residential	Residential Bldg/Apartment	> 0	1	2.00	1	2	-	-	-	-	-	
			> 0	1	2.00	-	-	-	-	-	1	2	-
			> 0	1	2.00	-	-	-	1	1	-	-	-
Total :			-	-	-	2	2	-	1	2	-	2	4

Parking Check (Table 7b)

Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	2	25.48
Total Car	2	25.00	2	25.48
Visitor's Car Parking	-	-	2	25.57
Total Visitor Parking	1	12.50	2	25.57
TwoWheeler	-	-	4	30.10
Total TwoWheeler	2	4.00	4	30.10
Total		41.50		111.25

Buildingwise Floor FAR Details

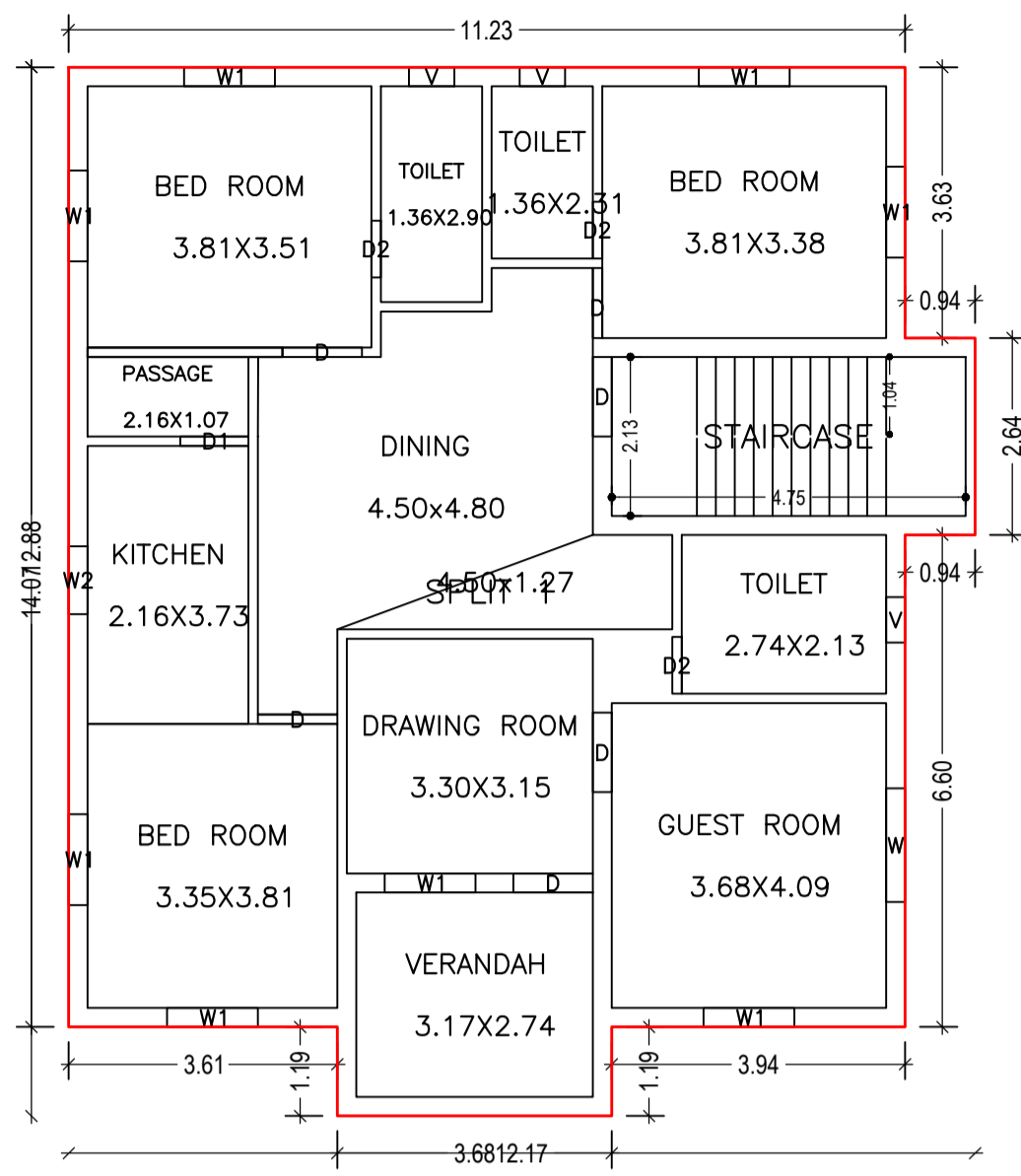
Floor Name	Building Name A1 (RESIDENSE)		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Ground Floor	151.46	151.46	151.46	151.46
First Floor	151.46	151.46	151.46	151.46
Terrace Floor	0.00	0.00	0.00	0.00
Total :	302.92	302.92	302.92	302.92

Building USE/SUBUSE Details

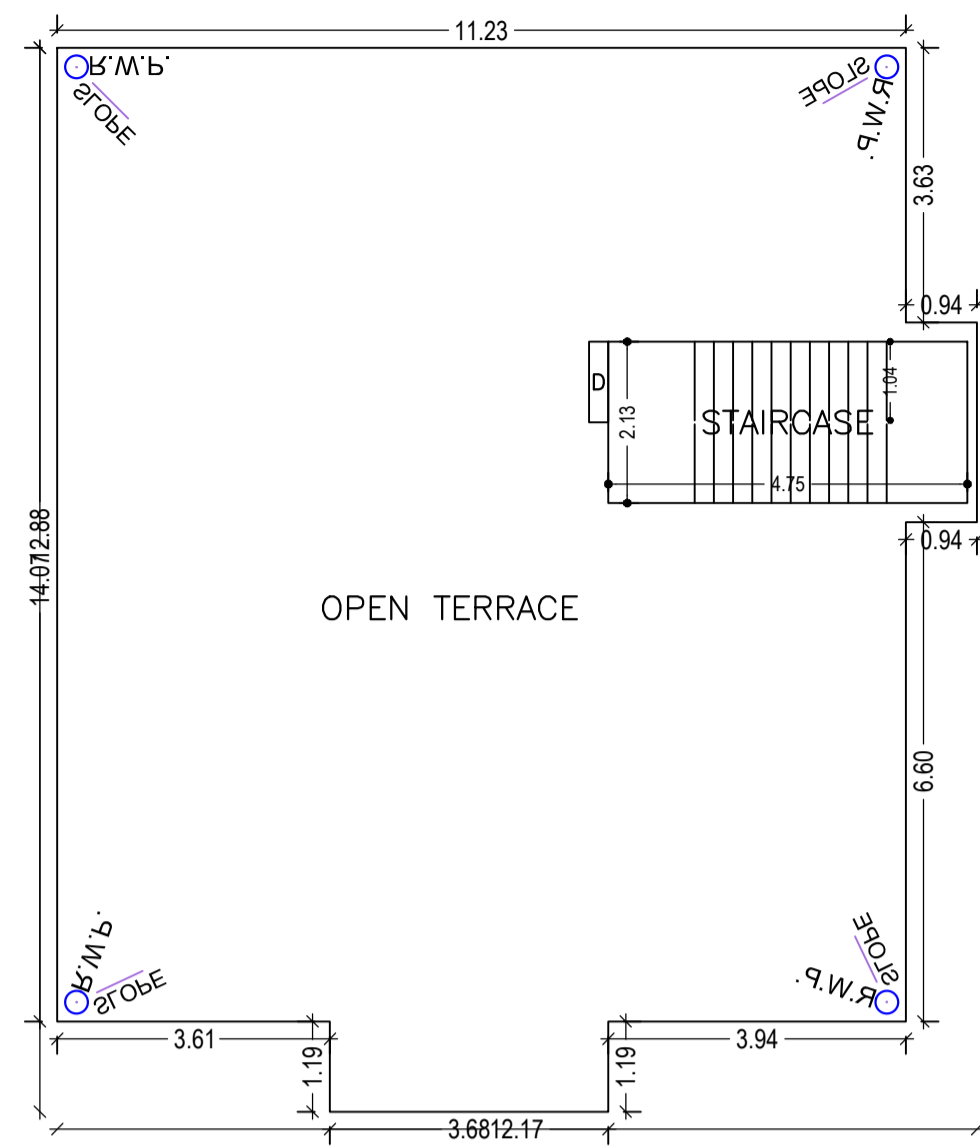
Building Name	Building Use	Building SubUse	Building Structure
A1 (RESIDENSE)	Residential	Residential Bldg/Apartment	Non-Highrise

LTP NAME AND SIGNATURE RAM RATAN SINGH SINPC/DFTMN/0003/2020	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
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Proposal Basic Information	
Proposal File No.	SINPC/02/16/W07/2021
Owner Name	CHAMPA XALXO
Khata No	85
Plot No	2032
Village Name	Khijri
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment



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

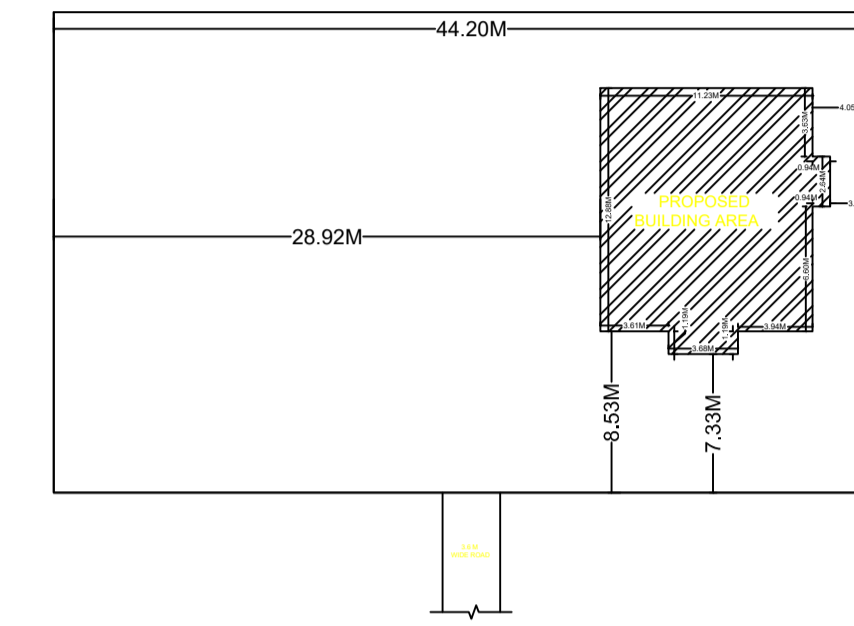


TERRACE FLOOR PLAN (SCALE 1:100)

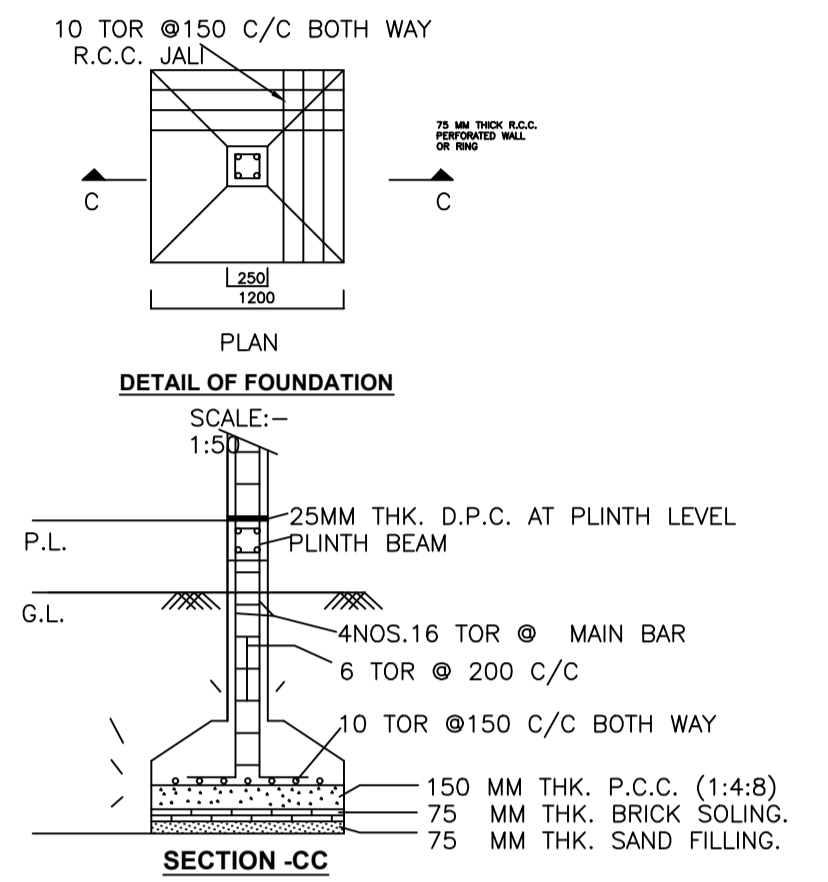


FRONT ELEVATION

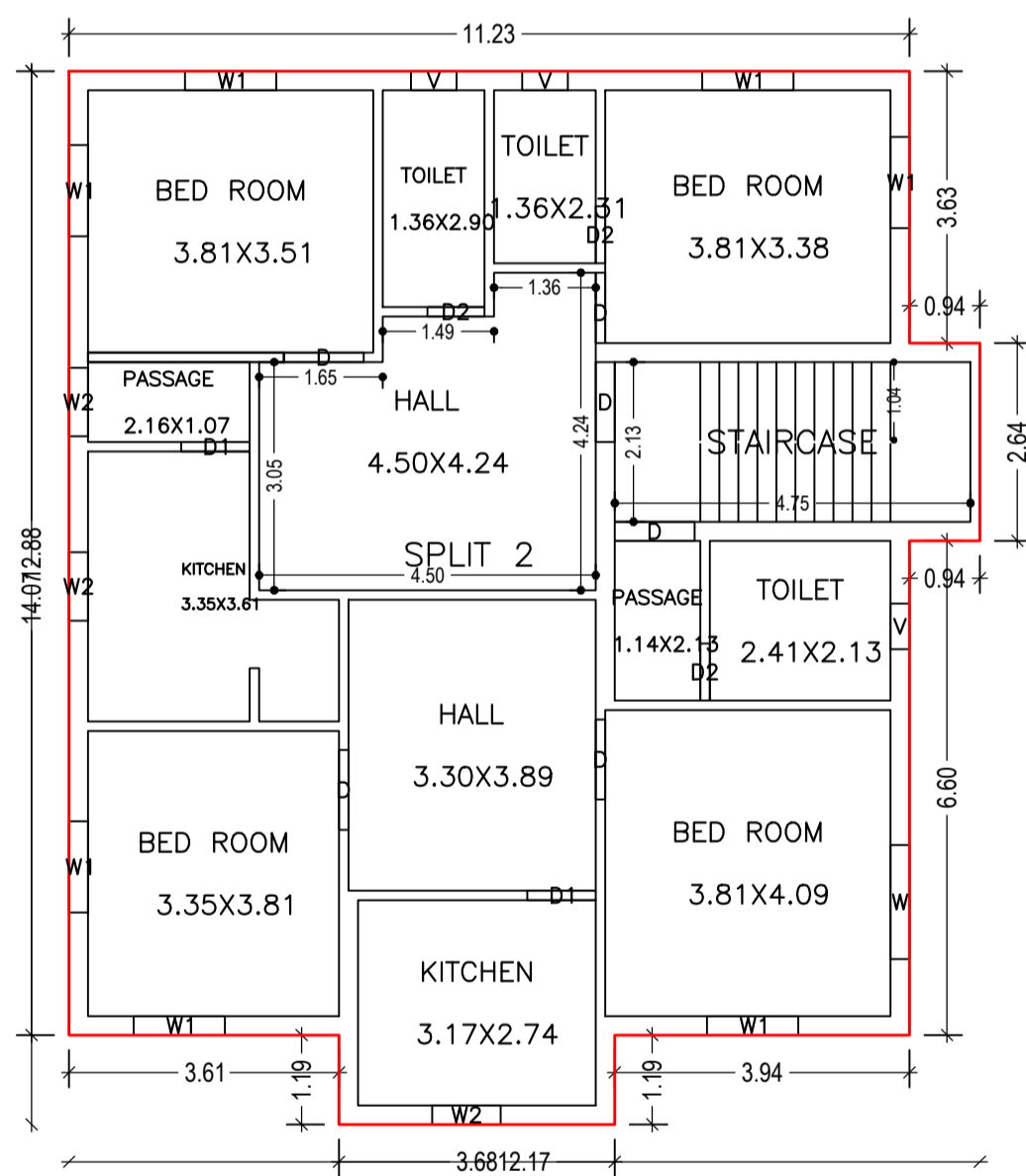
SCALE 1:100



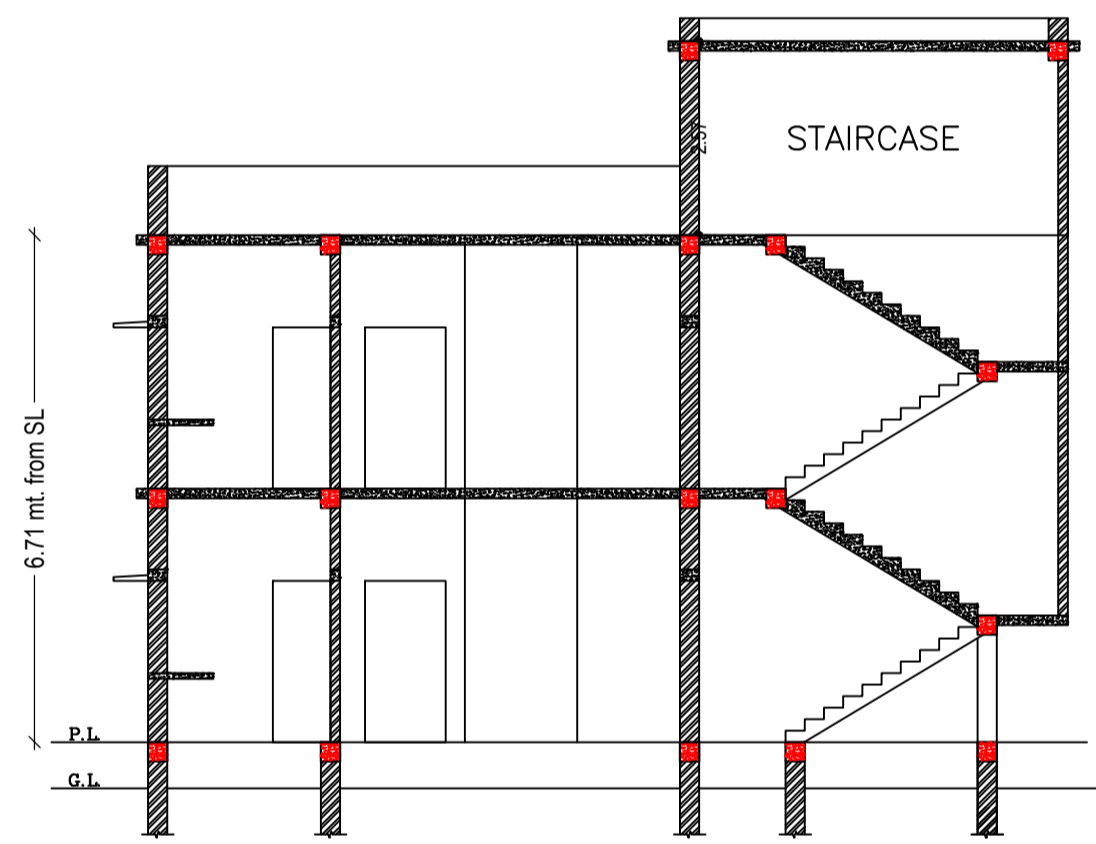
KEY PLAN SCALE 1:400



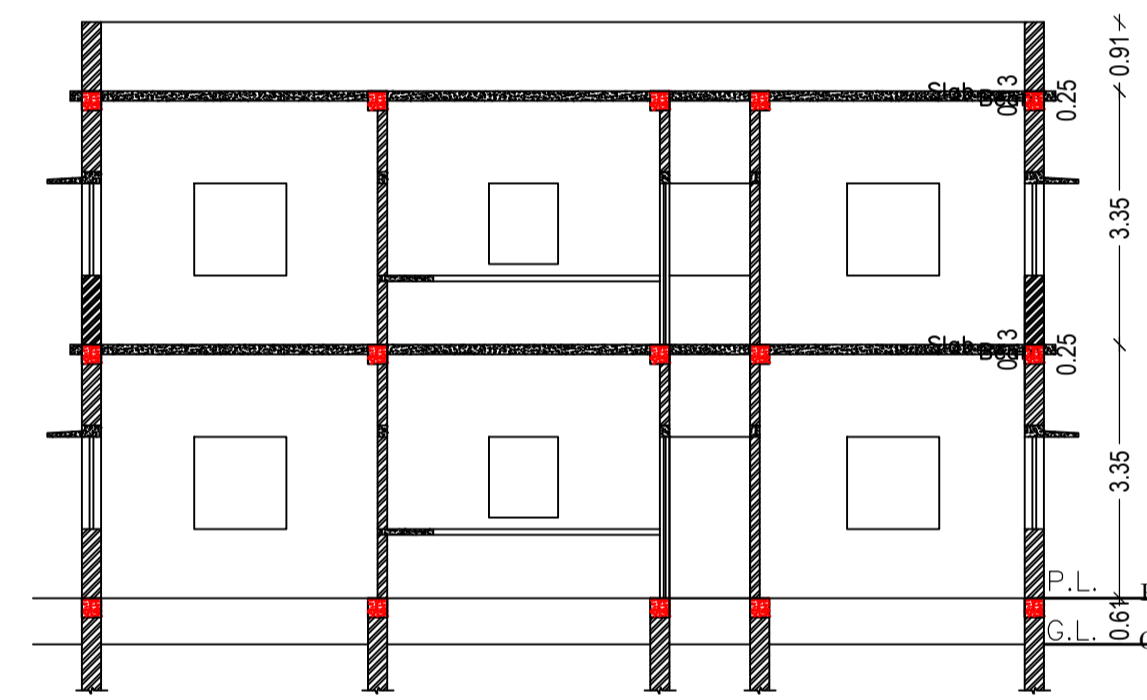
SECTION-CC



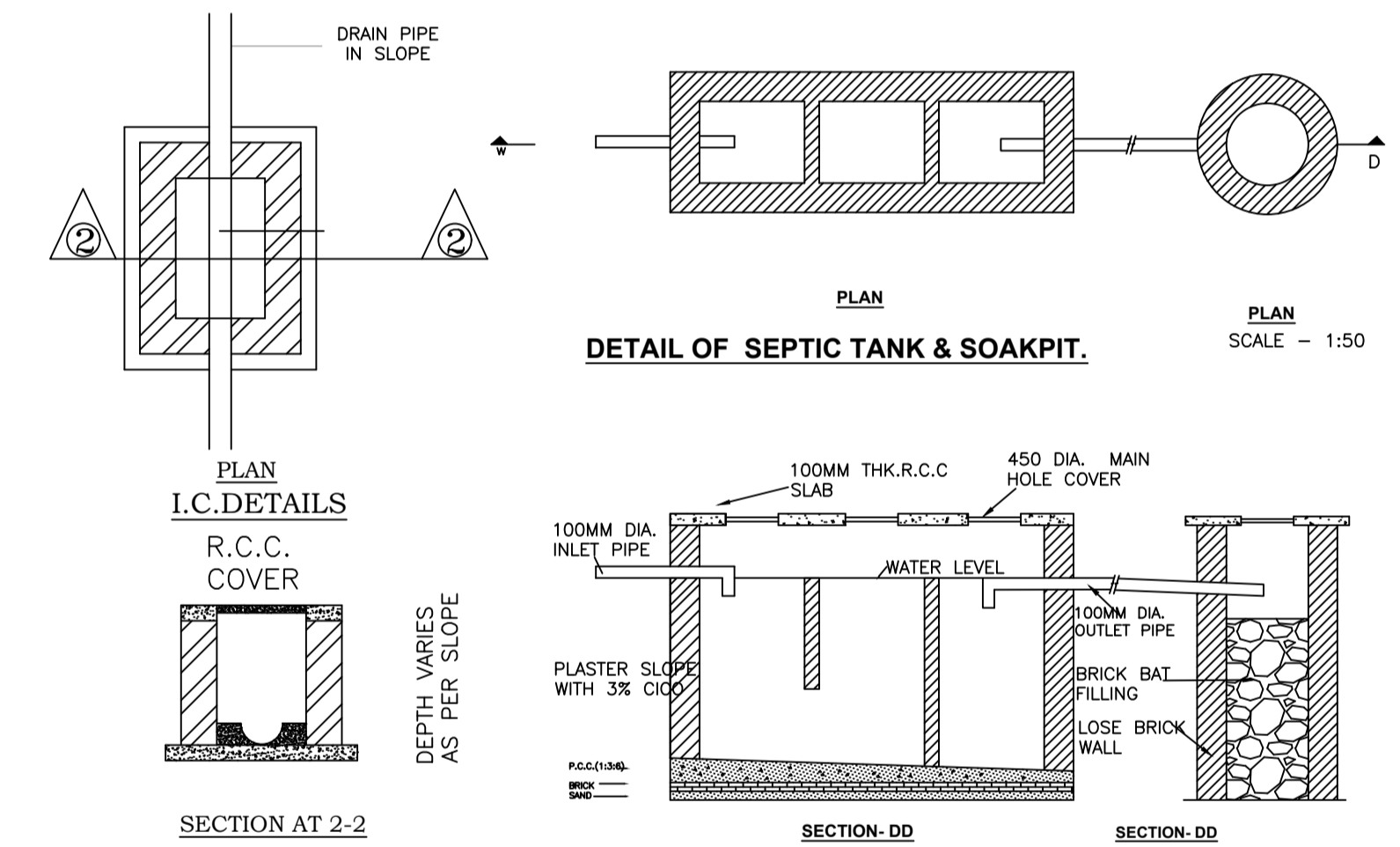
FIRST FLOOR PLAN (Proposed) (SCALE 1:100)



SECTION ON SCALE 1:100

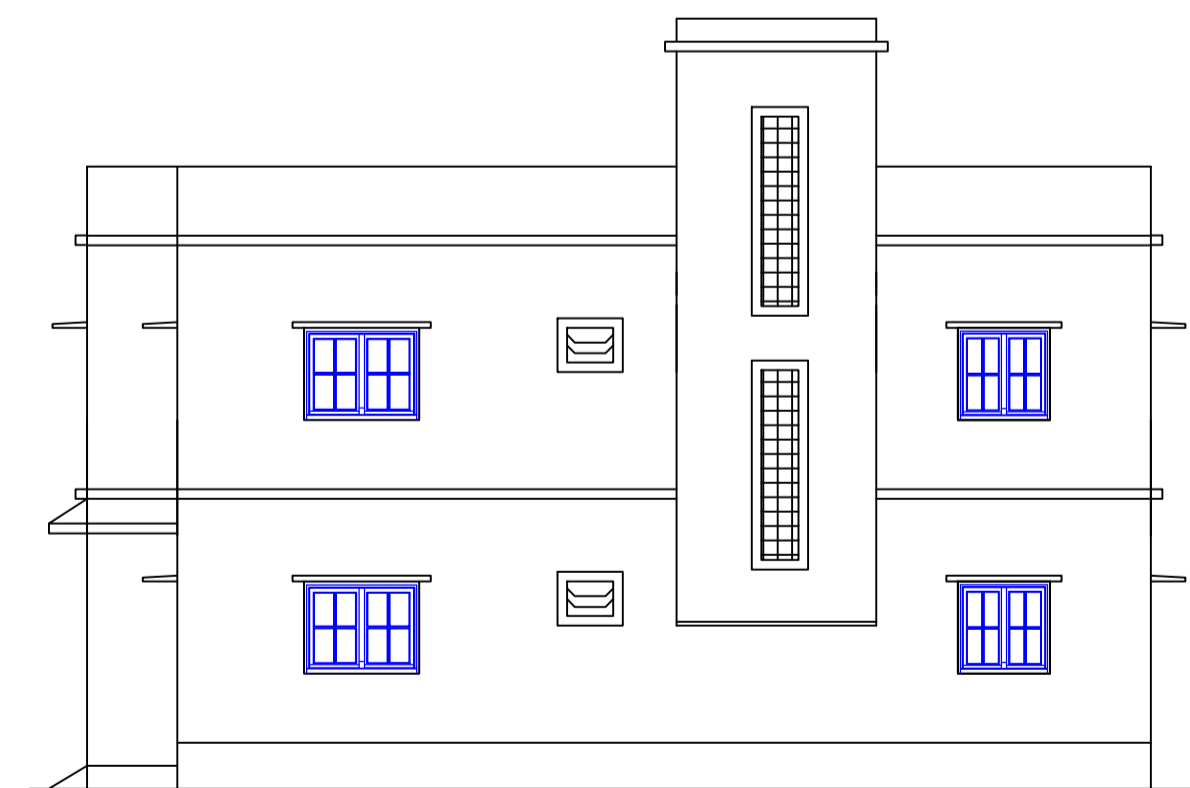


SECTION ON SCALE 1:100



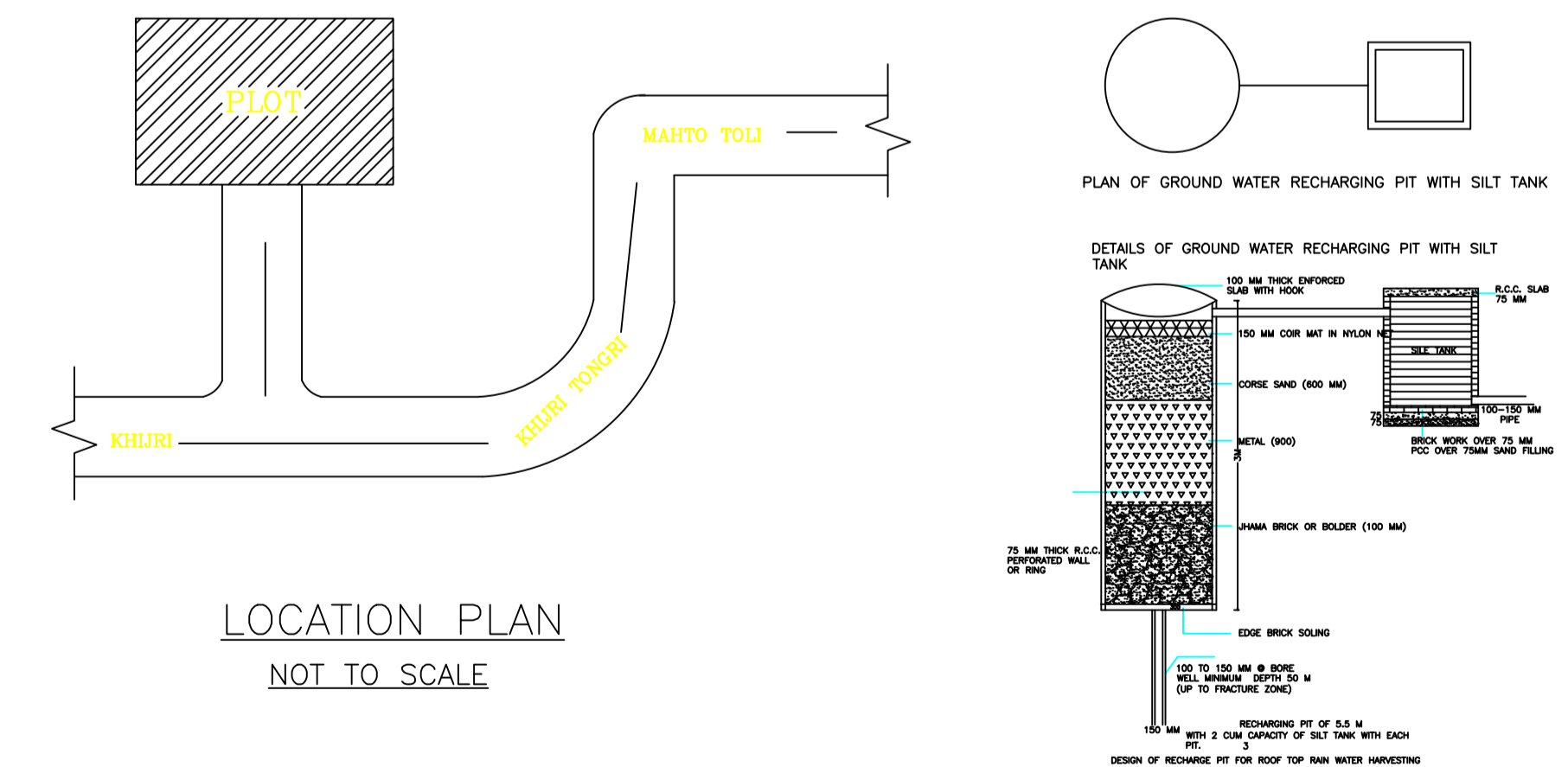
DETAIL OF SEPTIC TANK & SOAKPIT.

SCALE - 1:50



RIGHT SIDE ELEVATION

SCALE 1:100



LOCATION PLAN NOT TO SCALE

Building :A1 (RESIDENSE)

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.)
Ground Floor	151.46	151.46	151.46	151.46	01
First Floor	151.46	151.46	151.46	151.46	01
Terrace Floor	0.00	0.00	0.00	0.00	00
Total :	302.92	302.92	302.92	302.92	02
Total Number of Same Buildings	1				
Total :	302.92	302.92	302.92	302.92	02

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A1 (RESIDENSE)	D2	0.76	2.10	06
A1 (RESIDENSE)	D1	0.91	2.10	03
A1 (RESIDENSE)	D	0.94	2.10	02
A1 (RESIDENSE)	D	1.07	2.10	10

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A1 (RESIDENSE)	V	0.61	1.20	06
A1 (RESIDENSE)	W2	0.91	1.20	04
A1 (RESIDENSE)	W1	1.22	1.20	15
A1 (RESIDENSE)	W	1.52	1.20	02

UnitBUA Table for Building :A1 (RESIDENSE)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT 1	FLAT	125.98	125.65	12	1
FIRST FLOOR PLAN	SPLIT 2	FLAT	125.98	125.65	13	1
Total:	-	-	251.96	251.30	25	2

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
RAM RATAN SINGH SINPC/DFTMN/0003/2020			