

SITE PLAN

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	270.90	270.90	270.90	270.90	01
Grand Total	1	270.90	270.90	270.90	270.90	01

Proposal Basic Information

Proposal File No.	SINPC/BP/0257/W04/2021
Owner Name	SRI BECHAN PRASAD
Khata No	19
Plot No	1365,1366
Village Name	Saldega
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

AREA STATEMENT SIMDEGA NAGAR PANCHAYAT	VERSION NO : 1.0.61	VERSION DATE: 16/10/2020
PROJECT DETAIL:	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/0257/W04/2021	PlotSubPlot No: 1365,1366
	Application Type: General Proposal	North: -
	Project Type: Building Permission	South: -
	Nature of Development: New	East: -
	Location of Development Area: Old Area	West: -
AREA DETAILS:		SQ.MT.
AREA OF PLOT (Minimum)	(A)	290.12
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	290.12
Deduction for Balance Plot Area(from Gross Plot Area)		
Common Plot		22.27
Total		22.27
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	267.85
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	290.12
Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions)	290.12
COVERAGE CHECK		
Permissible Coverage area ( 60.00 % )		174.07
Proposed Coverage Area ( 46.69 % )		135.45
Total Prop. Coverage Area ( 46.69 % )		135.45
Balance coverage area ( 13.31 % )		38.62
FAR CHECK		
Perm. FAR Area ( 1.50 )		435.18
Total Perm. FAR area		435.18
Residential FAR		270.91
Proposed FAR Area		270.91
Total Proposed FAR Area		270.91
Consumed FAR (Factor)		0.93
Balance FAR Area		164.27
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		270.90
ARCHITECT (Regd)		RAM RATAN SINGH
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)		SRI BECHAN PRASAD
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

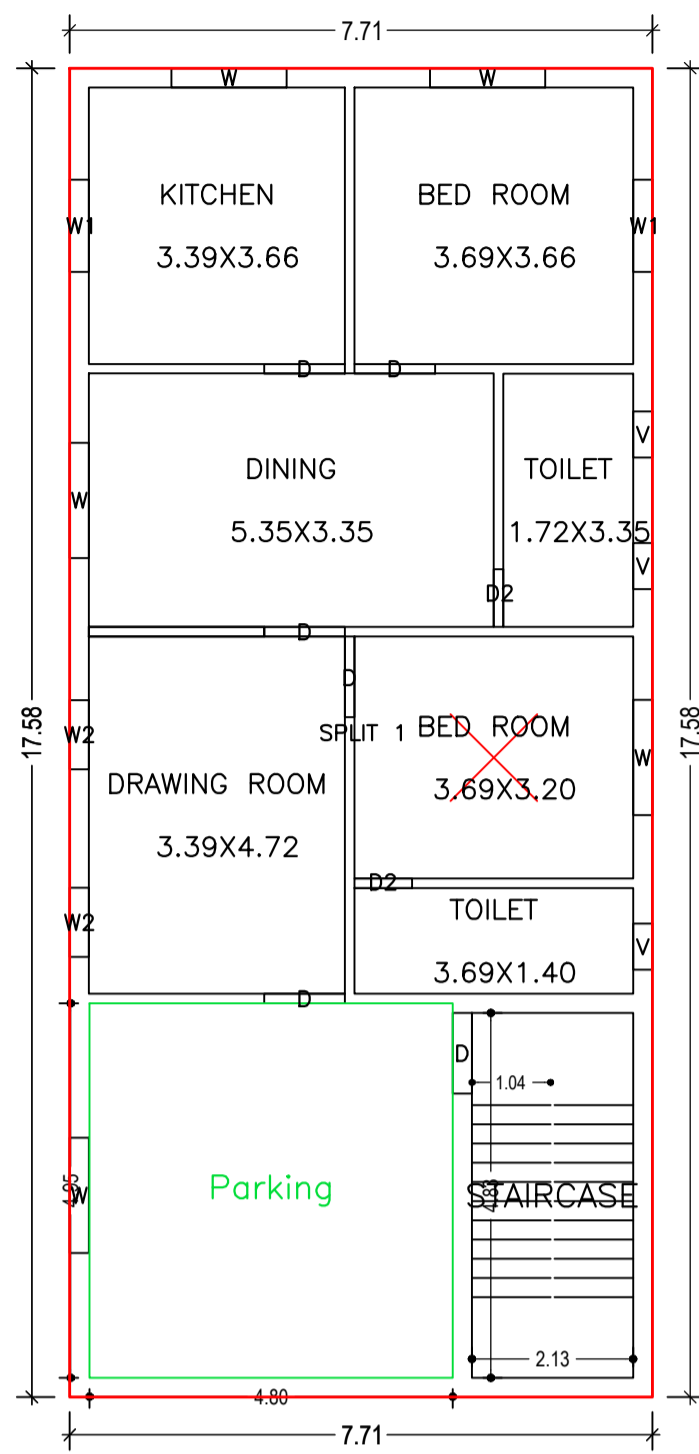
Floor Name	Building Name A1 (RESIDENSE)		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Ground Floor	135.45	135.45	135.45	135.45
First Floor	135.45	135.45	135.45	135.45
Terrace Floor	0.00	0.00	0.00	0.00
Total	270.90	270.90	270.90	270.90

Building USE/SUBUSE Details

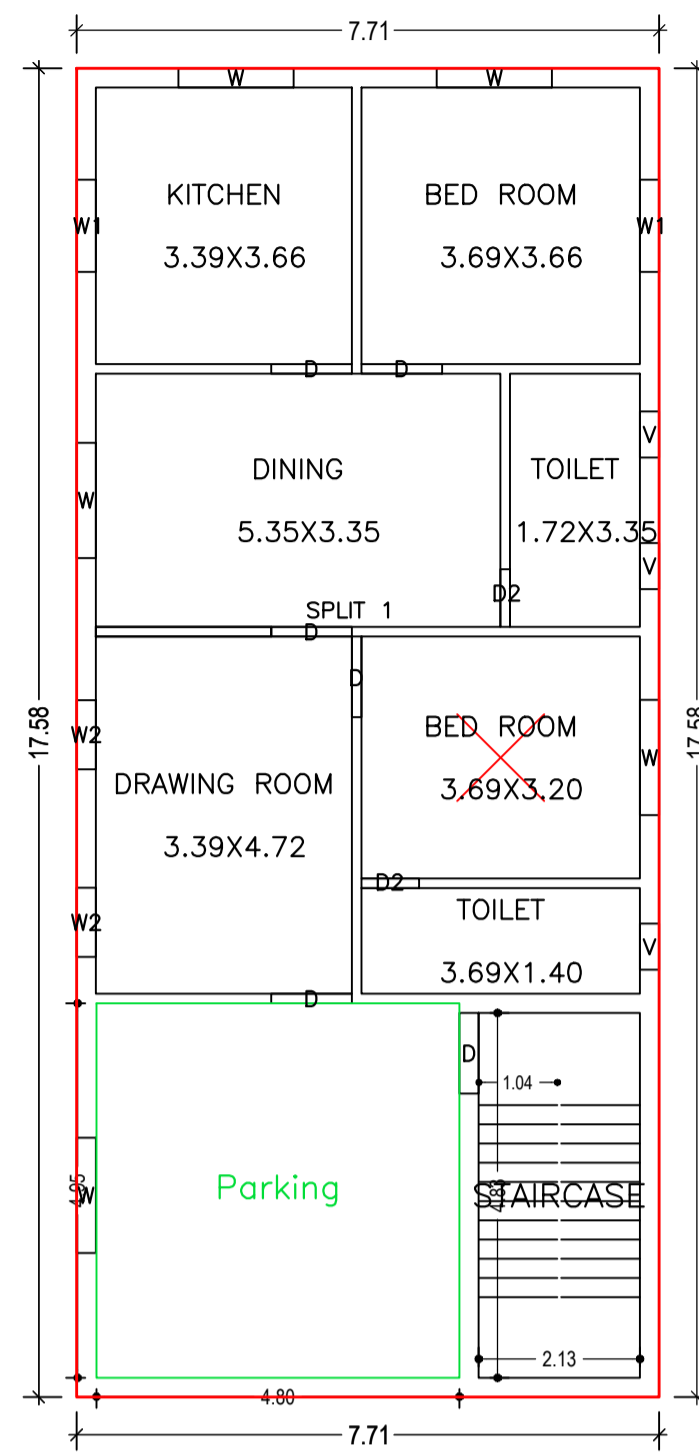
Building Name	Building Use	Building SubUse	Building Structure
A1 (RESIDENSE)	Residential	Bungalow/ Dwelling / Non Apartment	Non-Highrise

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

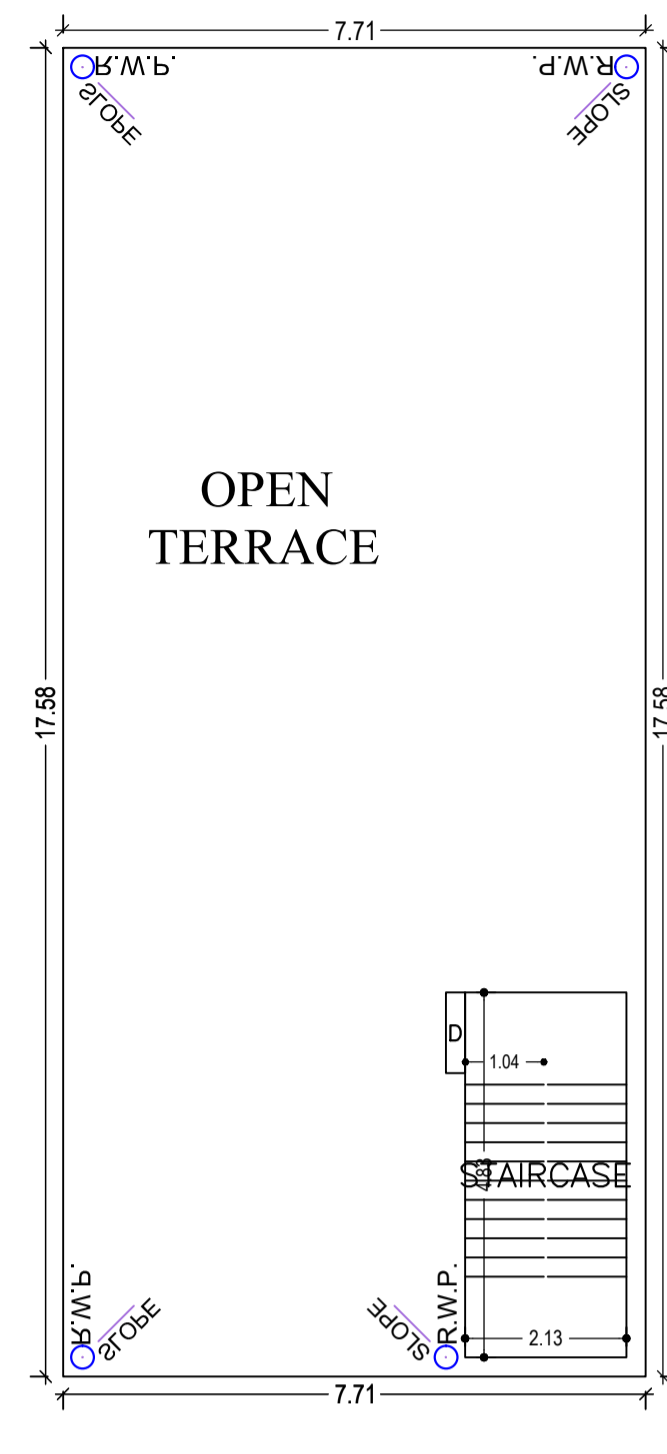
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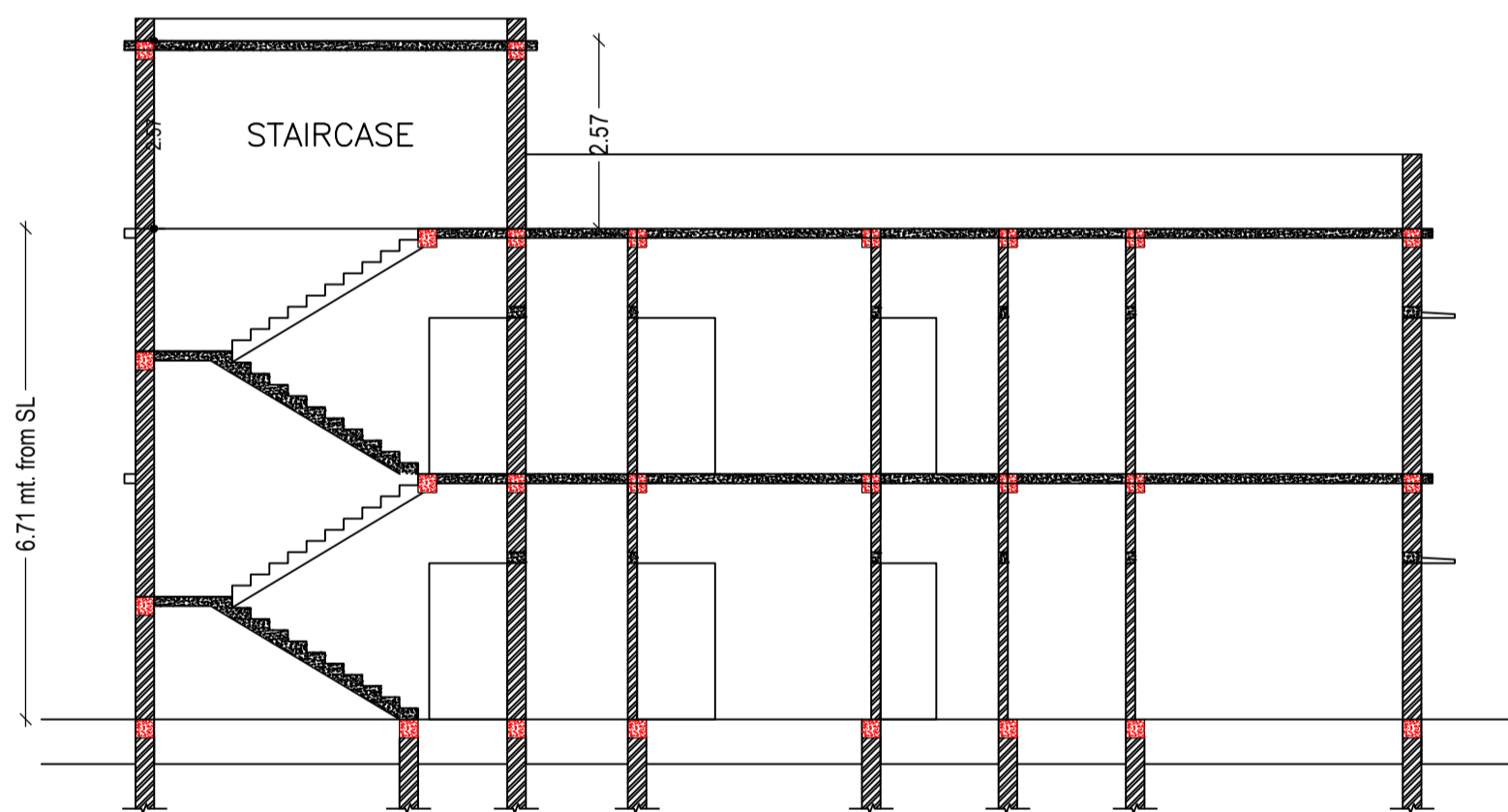
GROUND FLOOR PLAN (Proposed) (SCALE 1:100)



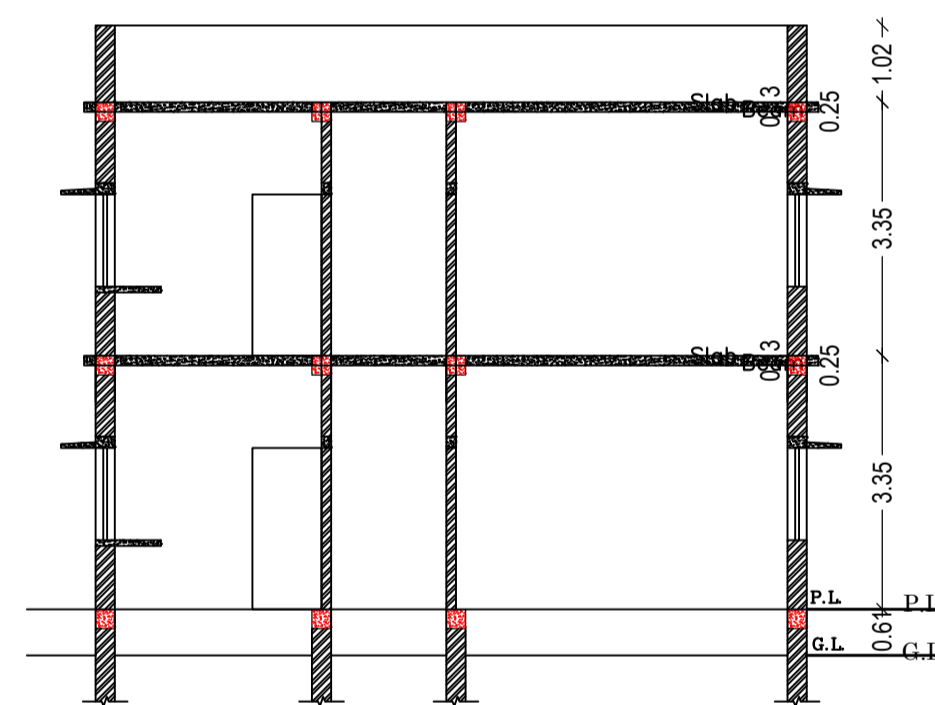
FIRST FLOOR PLAN (Proposed) (SCALE 1:100)



TERRACE FLOOR PLAN (SCALE 1:100)



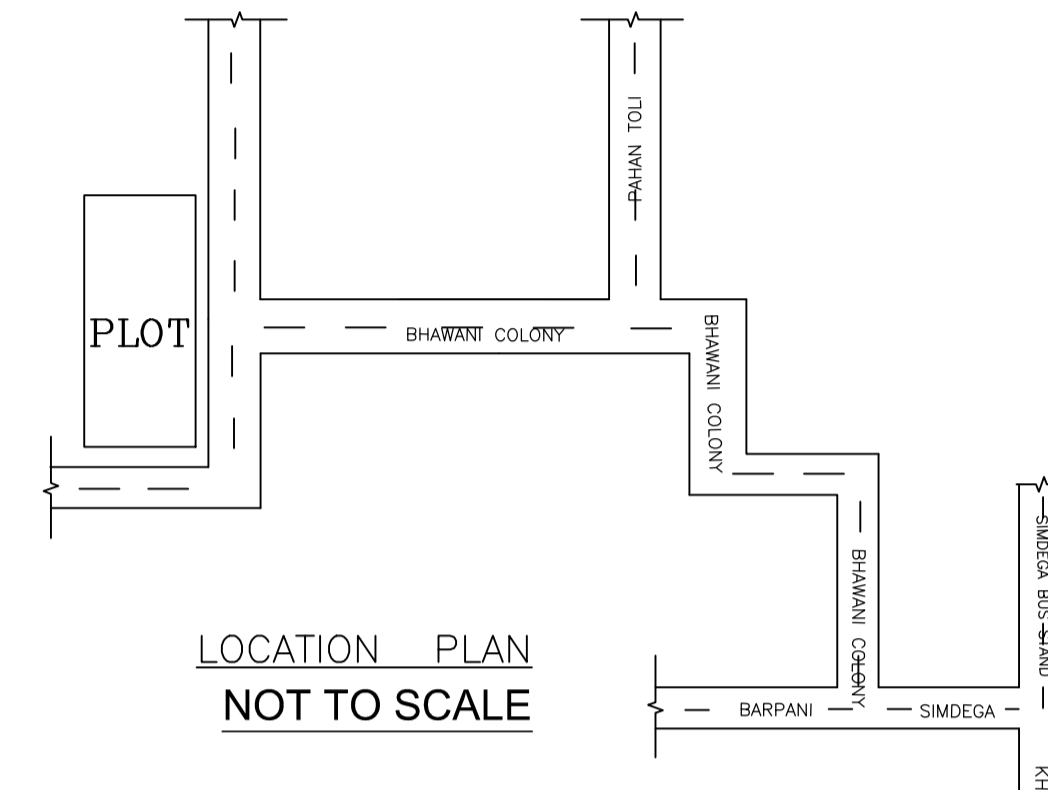
SECTION AT-X-X SCALE 1:100



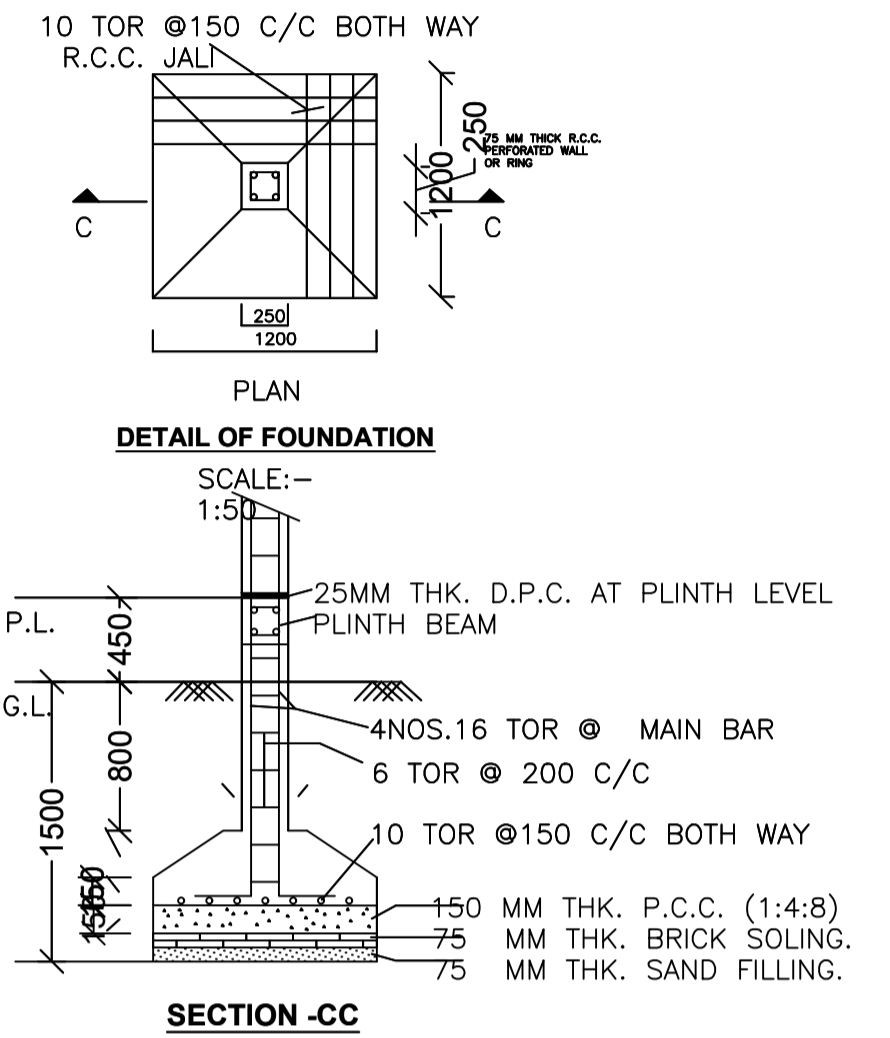
SECTION AT-Y-Y SCALE 1:100



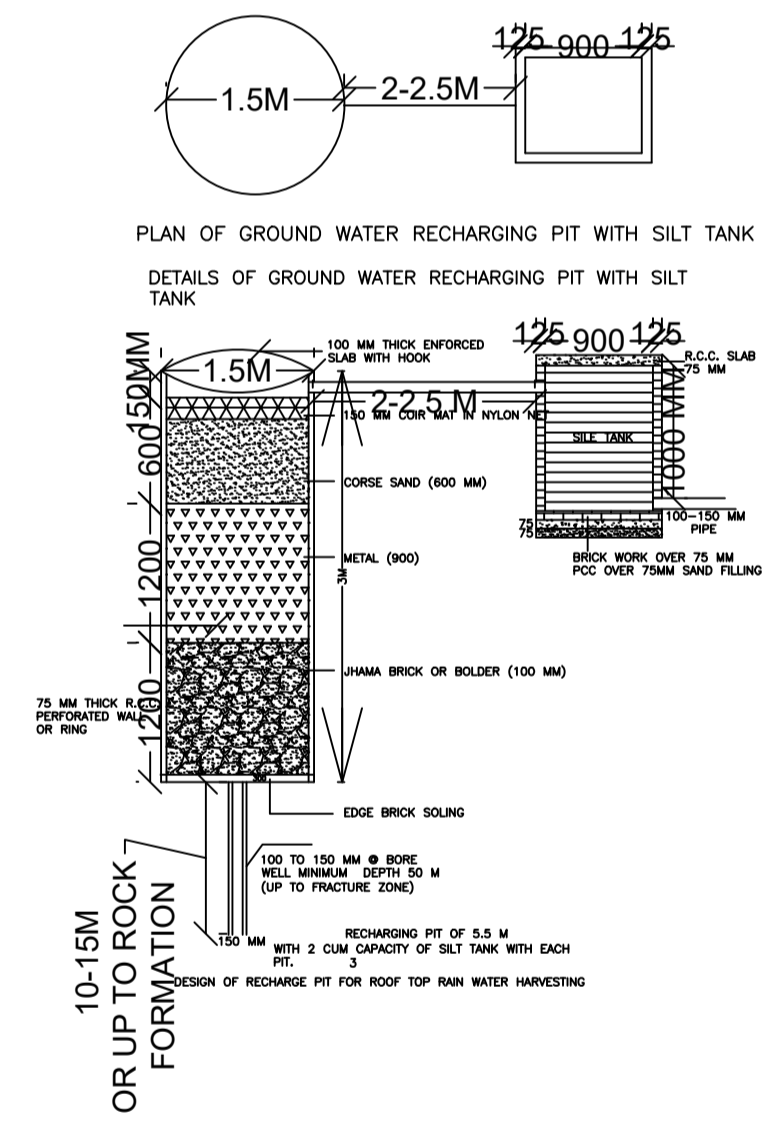
FRONT ELEVATION SCALE 1:100



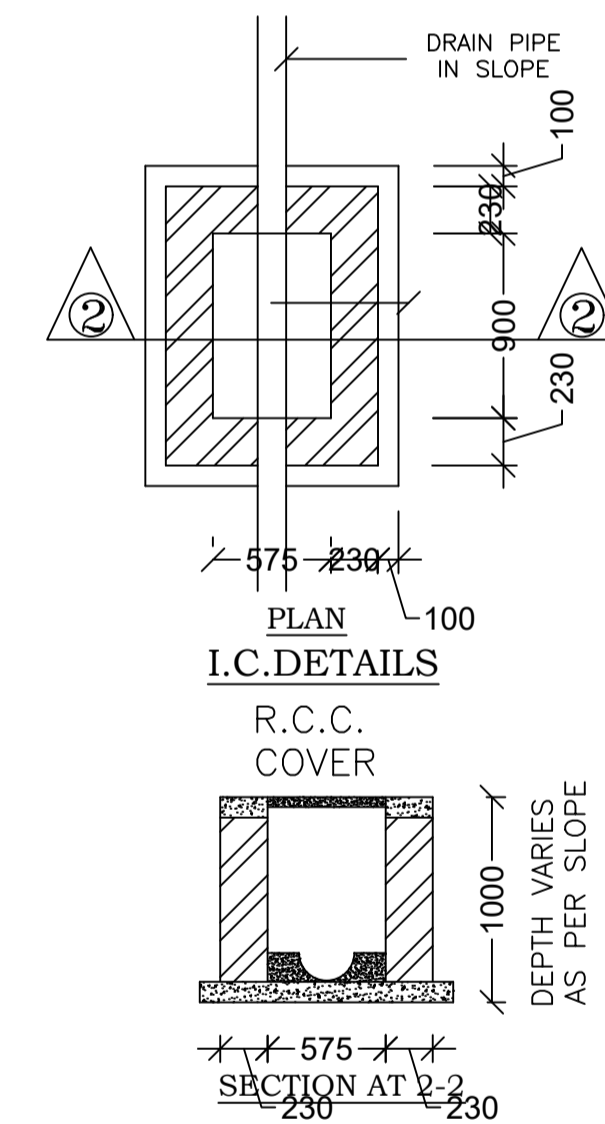
LOCATION PLAN NOT TO SCALE



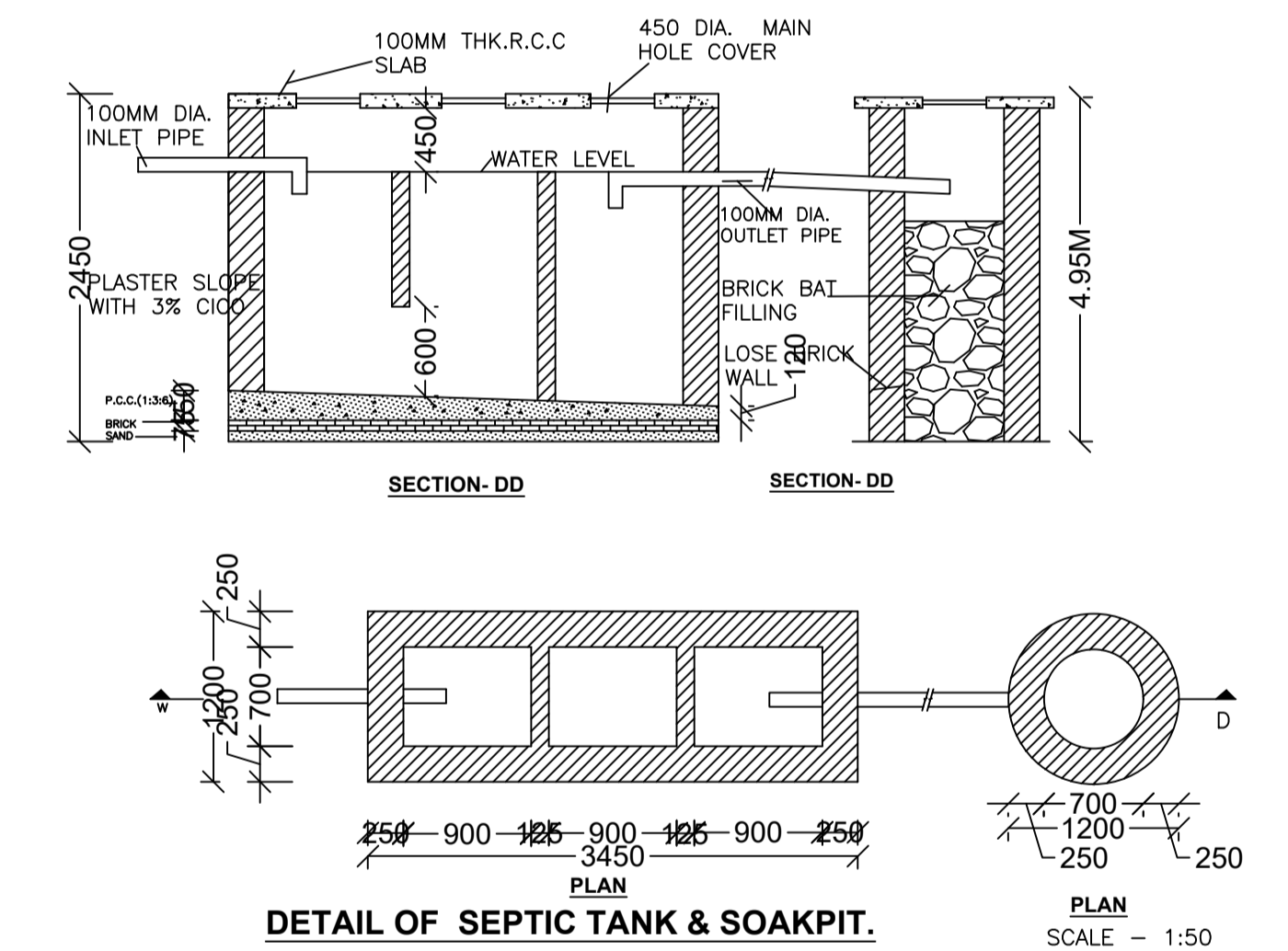
DETAIL OF FOUNDATION SCALE: 1:50



PLAN OF GROUND WATER RECHARGING PIT WITH SILT TANK  
DETAILS OF GROUND WATER RECHARGING PIT WITH SILT TANK



PLAN I.C. DETAILS R.C.C. COVER SECTION AT 2-2



DETAIL OF SEPTIC TANK & SOAKPIT. PLAN SCALE - 1:50

KEY PLAN SCALE 1:200

Building :A1 (RESIDENSE)

Floor Name	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.)
Ground Floor	135.45	135.45	135.45	135.45	01
First Floor	135.45	135.45	135.45	135.45	00
Terrace Floor	0.00	0.00	0.00	0.00	00
Total:	270.90	270.90	270.90	270.90	01
Total Number of Same Buildings	1				
Total:	270.90	270.90	270.90	270.90	01

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A1 (RESIDENSE)	D2	0.76	2.10	04
A1 (RESIDENSE)	D	1.07	2.10	10
A1 (RESIDENSE)	W	1.52	2.10	08

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	04

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	221.48	220.89	7	1
FIRST FLOOR PLAN	SPLIT 1	FLAT	0.00	0.00	7	0
Total:	-	-	221.48	220.89	14	1

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

Proposal Basic Information

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