

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.)
TIRKEY (BISHWASI)	1	236.91	22.39	236.91	236.91	02
Grand Total :	1	236.91	22.39	236.91	236.91	02

Proposal Basic Information

Proposal File No.	SINPC/BP/0274/W16/2021
Owner Name	BISHWASHI TIRKEY
Khata No	75
Plot No	562
Village Name	Simdega
Use	Mixed
SubUse	Resi+Comm

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.
TIRKEY (BISHWASI)	Mixed	Resi+Comm	> 0	1	1.00	1	1	-	-	-	-
			> 0	1	1.00	-	-	-	-	1	1
			> 0	1	1.00	-	-	1	1	-	-
Total :			-	-	-	-	1	1	-	1	2

Parking Check (Table 7b)

Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	1	12.52
Total Car	1	12.50	1	12.52
Visitor's Car Parking	-	-	1	12.52
Total Visitor Parking	1	12.50	1	12.52
TwoWheeler	-	-	2	4.00
Total TwoWheeler	1	2.00	2	4.00
Total		27.00		33.04

AREA STATEMENT SIMDEGA NAGAR PANCHAYAT	VERSION NO: 1.0.62	
PROJECT DETAIL:	VERSION DATE: 16/10/2020	
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Mixed	
District: SIMDEGA	Plot SubUse: Resi+Comm	
Authority: SIMDEGA NAGAR PANCHAYAT	PlotNearbyReligiousStructure: NA	
Inward No: SINPC/BP/0274/W16/2021	PlotSubPlot No: 562	
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)	786.51
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	786.51
Deduction for Balance Plot Area(from Gross Plot Area)		
Common Plot		121.85
Total		121.85
BALANCE AREA OF PLOT (Net Plot Area - Recreational/Amenity space)	(A-Deductions)	664.66
PLOT AREA FOR COVERAGE (Net Plot Area)	(A-Deductions)	786.51
Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions)	786.51
COVERAGE CHECK		
Permissible Coverage area (60.00 %)		471.91
Proposed Coverage Area (30.12 %)		236.91
Total Prop. Coverage Area (30.12 %)		236.91
Balance coverage area (29.88 %)		235.00
FAR CHECK		
Perm. FAR Area (2.00)		1573.02
Total Perm. FAR area		1573.02
Residential FAR		22.39
Commercial FAR		214.53
Proposed FAR Area		236.91
Total Proposed FAR Area		236.91
Consumed FAR (Factor)		0.30
Balance FAR Area		1336.11
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		236.91
ARCHITECT (Regd)	RAWNIT KUMAR	
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)	BISHWASHI TIRKEY	
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

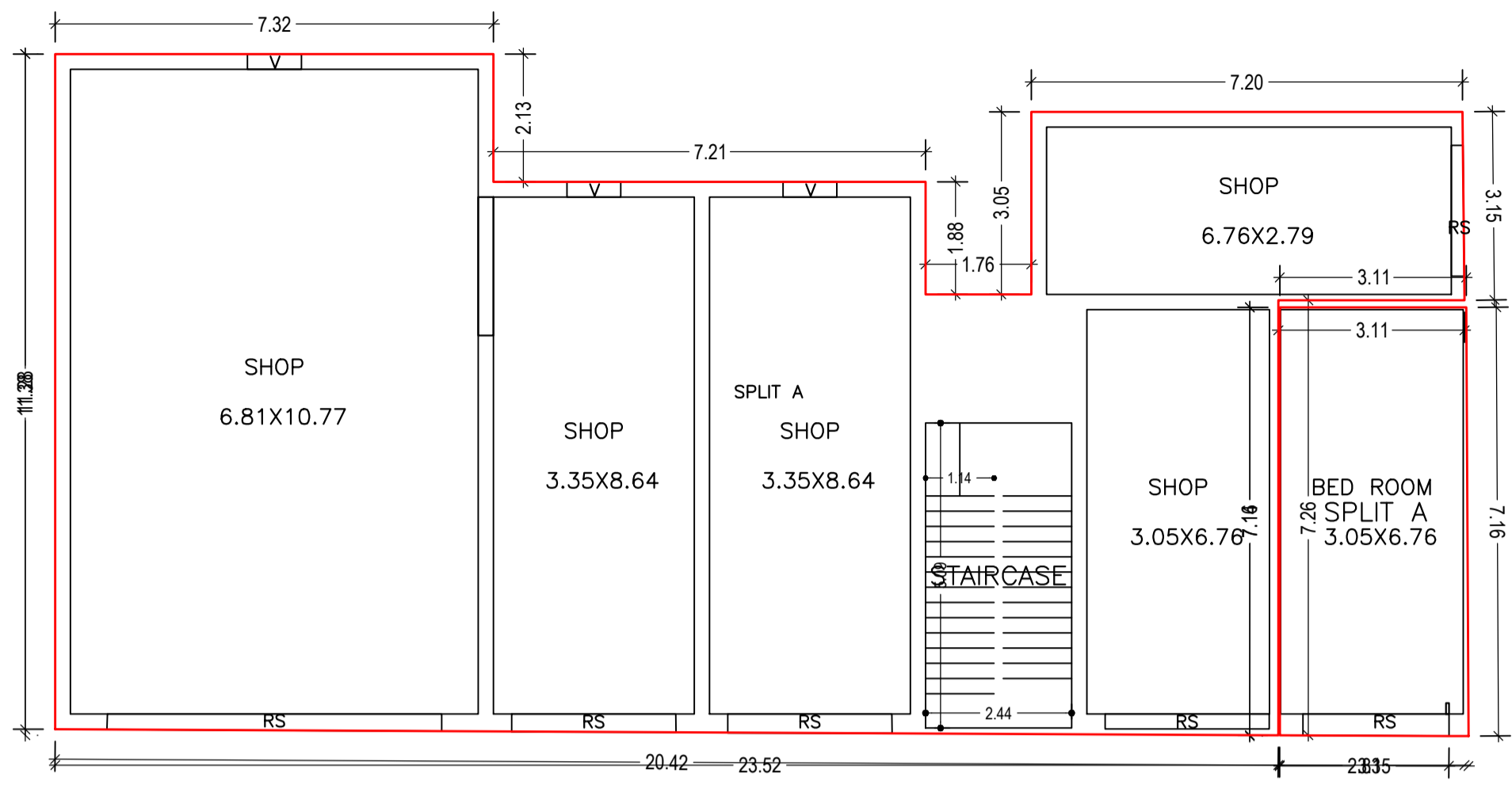
Floor Name	Building Name		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Ground Floor	236.91	236.91	236.91	236.91
Terrace Floor	0.00	0.00	0.00	0.00
Total :	236.91	236.91	236.91	236.91

Building USE/SUBUSE Details

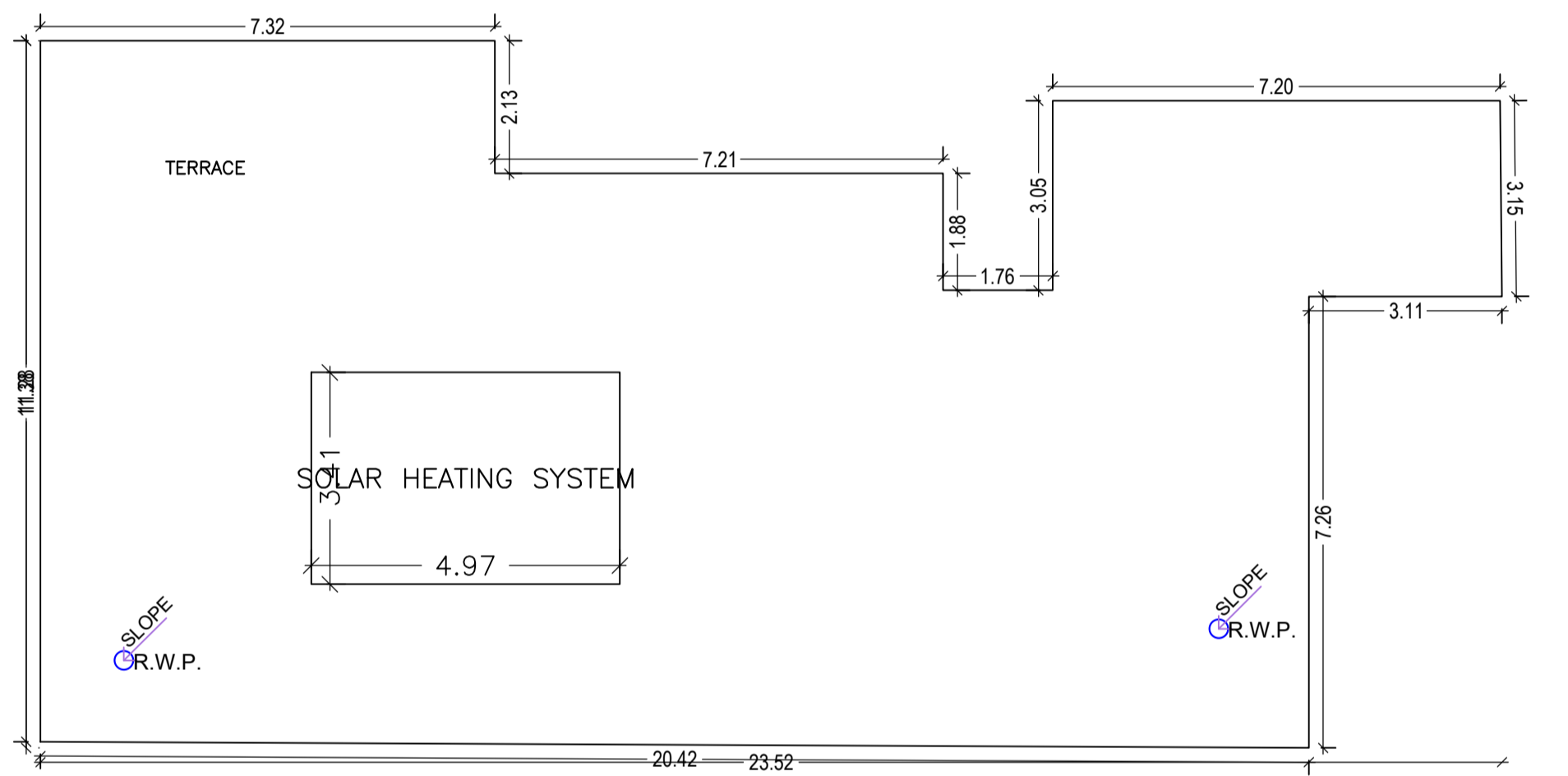
Building Name	Building Use	Building SubUse	Building Structure
TIRKEY (BISHWASI)	Commercial	Shop	Non-Highrise

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
RAWNIT KUMAR SINPC/ENG/0004/2020			

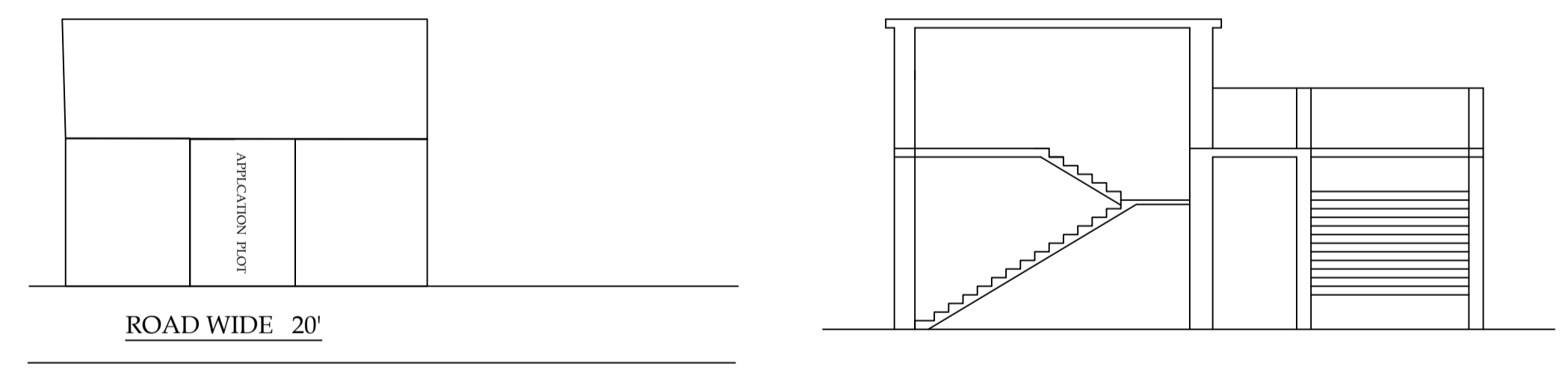
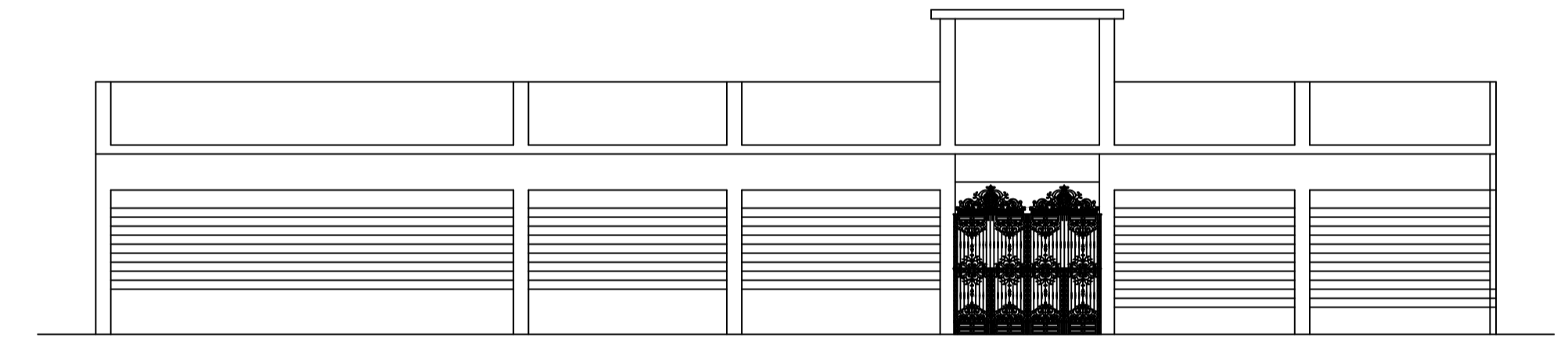
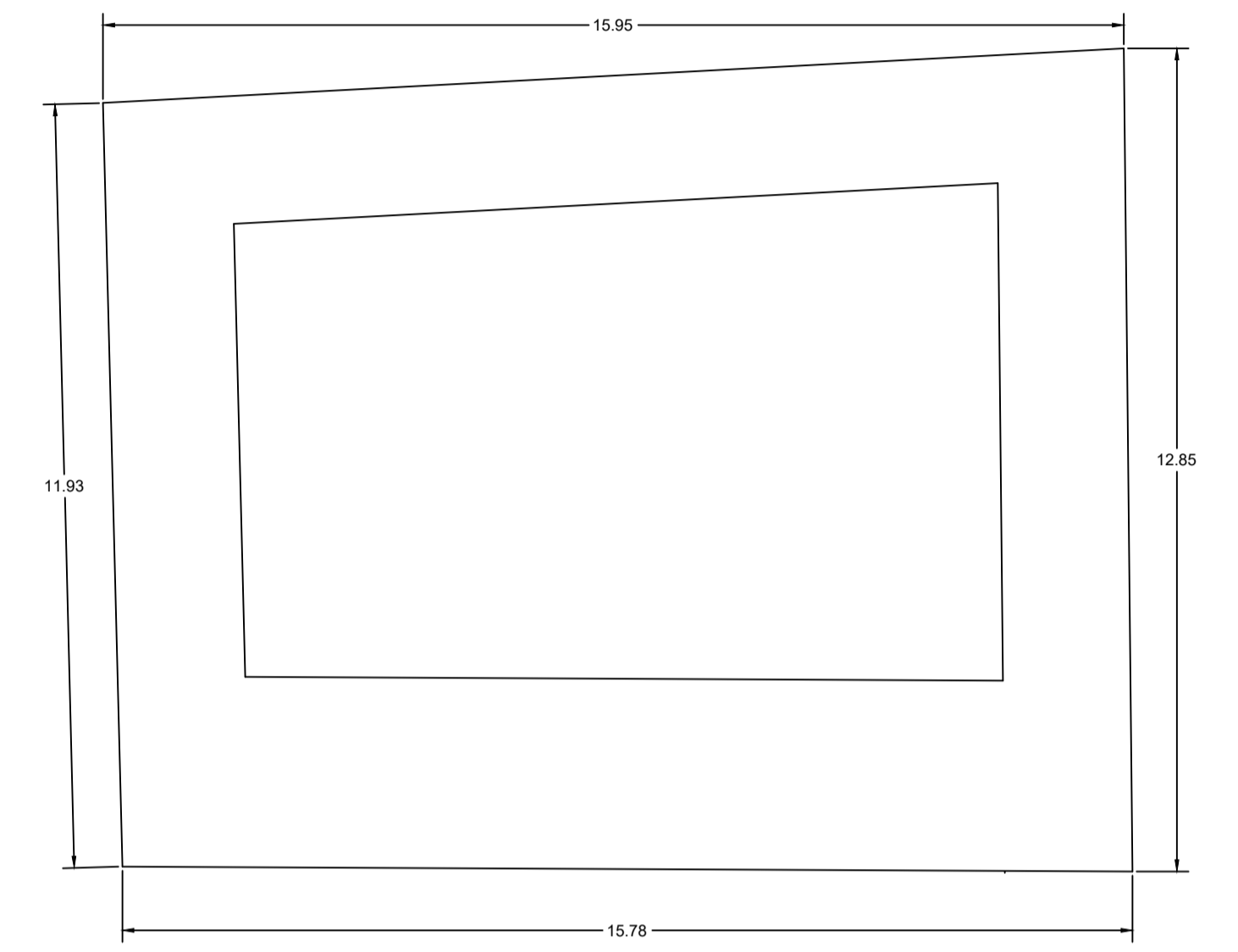
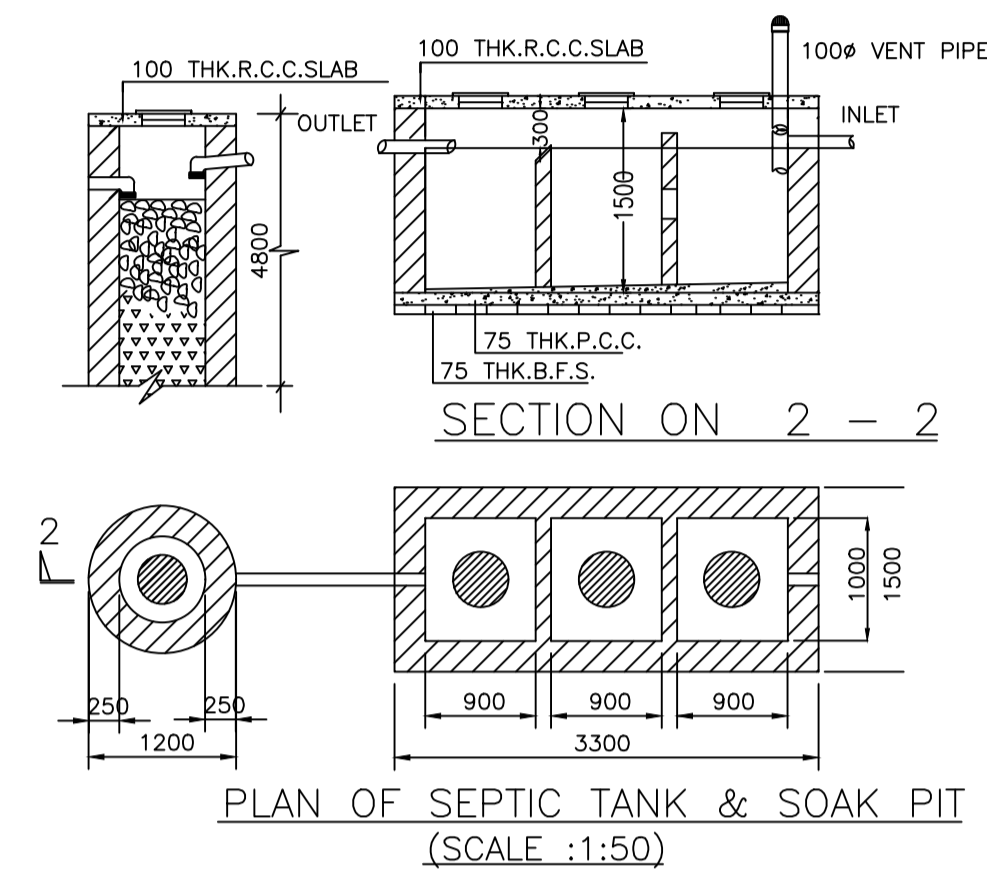
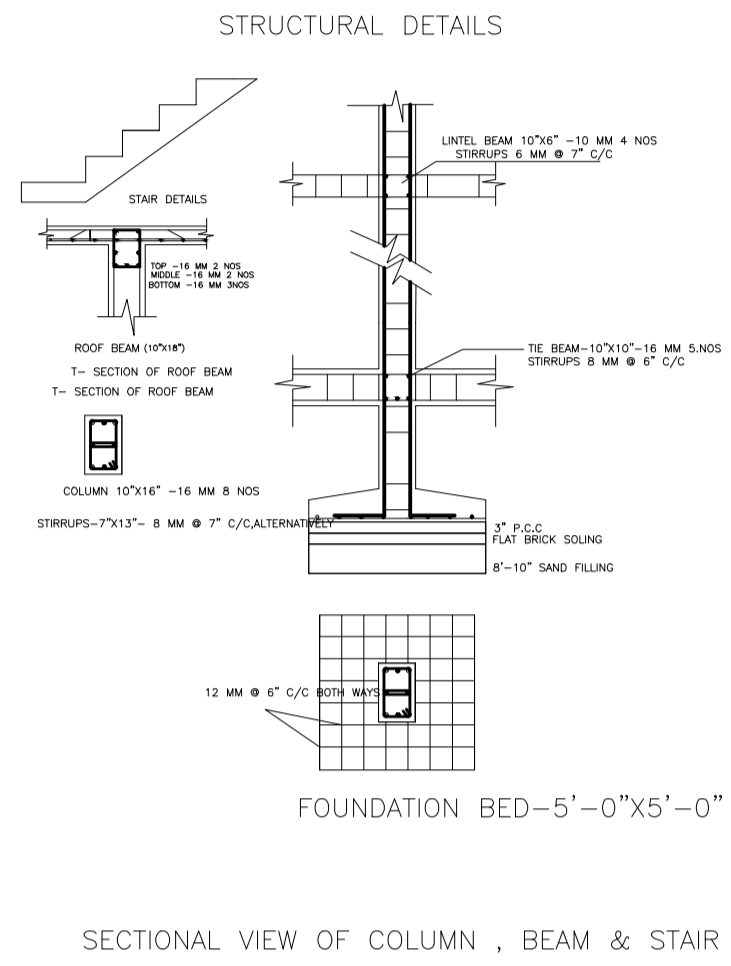
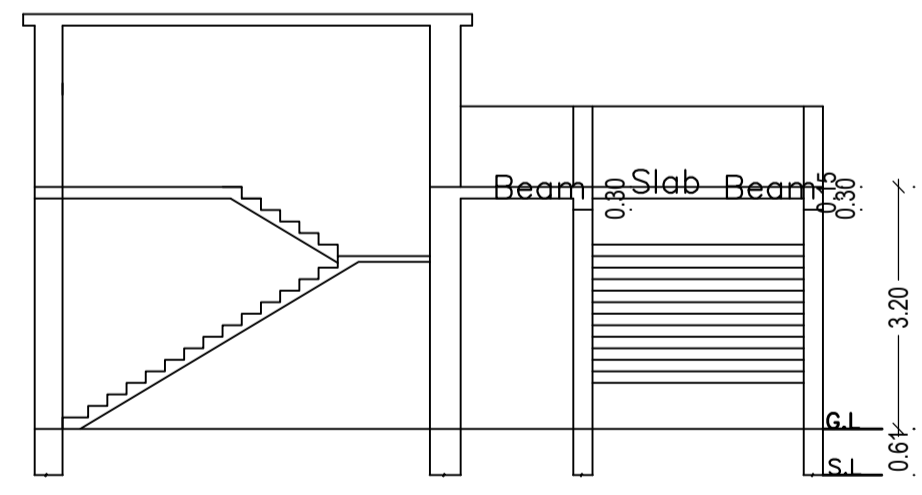
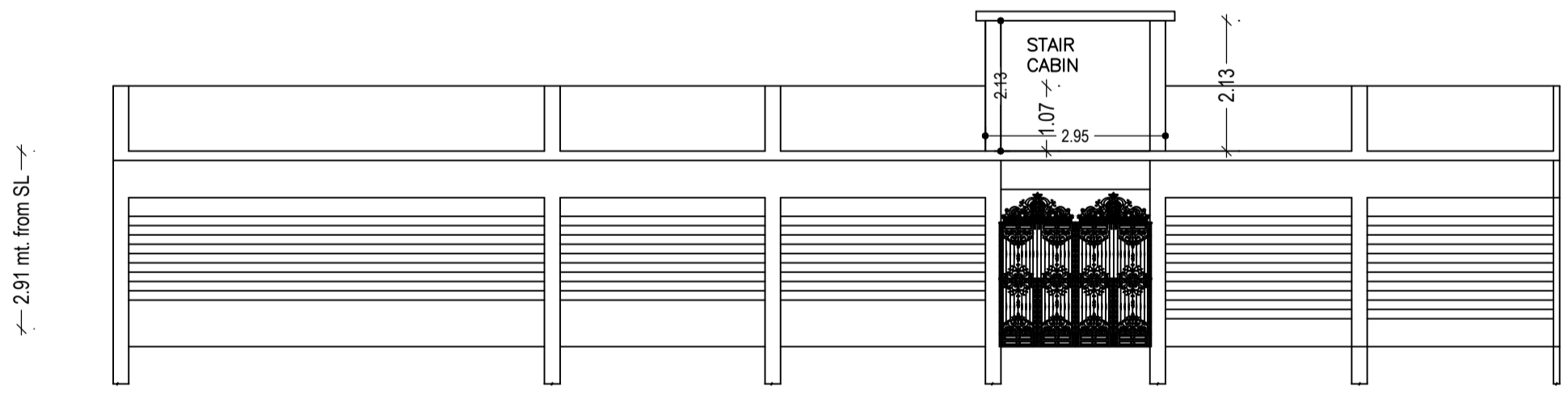
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Proposal File No.	SINPC/BP/0274/W16/2021
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Khata No	75
Plot No	562
Village Name	Simdega
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GROUND FLOOR PLAN (Proposed) (SCALE 1:100)



TERRACE FLOOR PLAN (SCALE 1:100)



LOCATION MAP (NOT TO SCALE)

Building :TIRKEY (BISHWASI)

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	236.91	22.39	236.91	236.91	02
Terrace Floor	0.00	0.00	0.00	0.00	00
Total :	236.91	22.39	236.91	236.91	02
Total Number of Same Buildings :	1				
Total :	236.91	22.39	236.91	236.91	02

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
TIRKEY (BISHWASI)	RS	2.18	2.10	01
TIRKEY (BISHWASI)	RS	2.44	2.10	01
TIRKEY (BISHWASI)	RS	2.74	2.10	03
TIRKEY (BISHWASI)	RS	5.59	2.10	01

SCHEDULE OF WINDOW/VENTILATION:

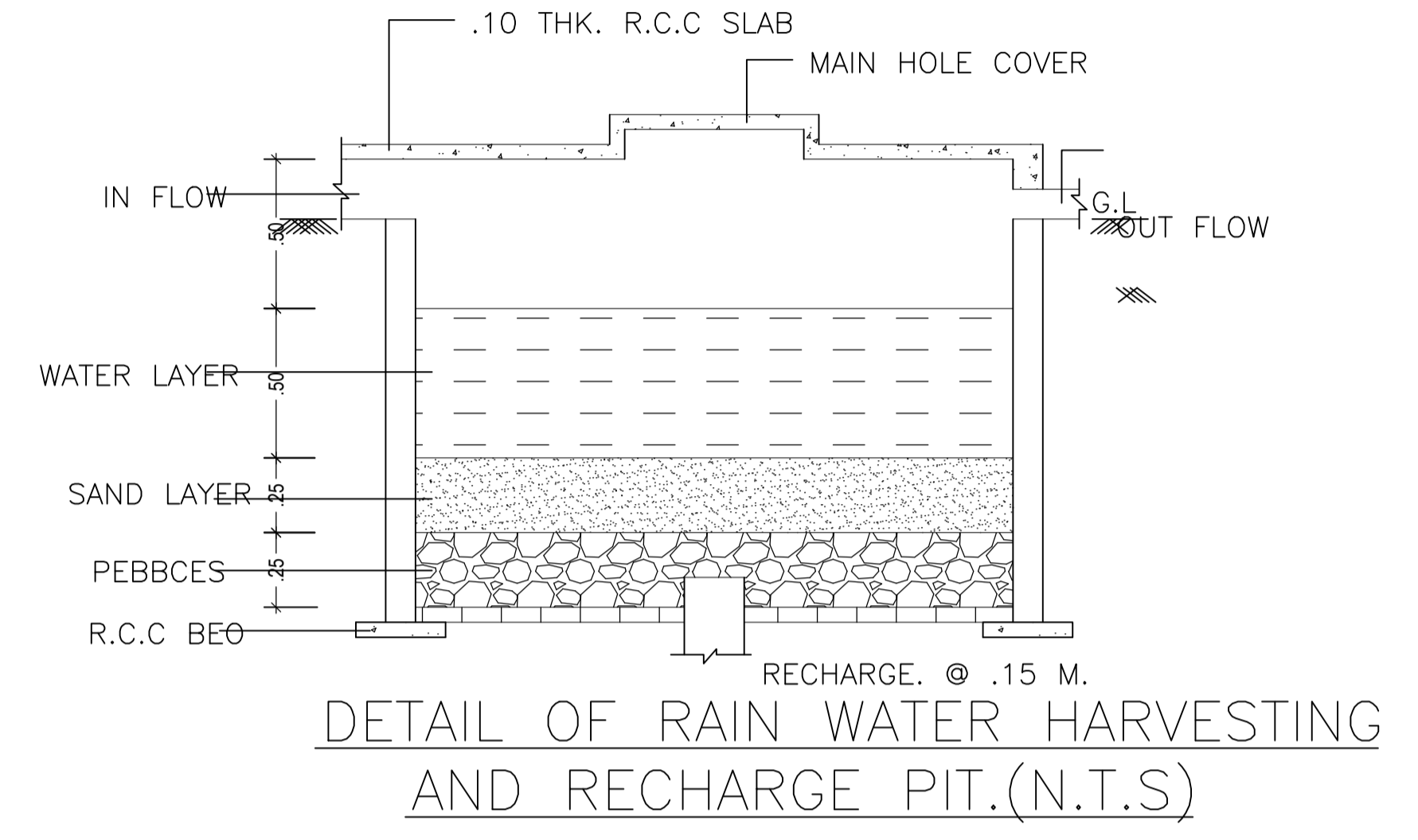
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
TIRKEY (BISHWASI)	V	0.90	1.20	03

UnitBUA Table for Building :TIRKEY (BISHWASI)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT A	FLAT	20.59	20.58	1	2
	SPLIT A	SHOP	180.87	180.28	5	2
Total:	-	-	201.45	200.86	6	2

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
RAWNIT KUMAR SINPC/ENG/0004/2020			

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