



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 (RESIDENCE)	1	210.98	210.98	210.98	210.98	02
Grand Total	1	210.98	210.98	210.98	210.98	02

Proposal Basic Information

Proposal File No.	SINPC/DP/0364/W12/2022
Owner Name	UDAY KUJUR
Khata No	117
Plot No	59
Village Name	Simdega
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

Required Parking (Table 7a)

Building Name	Type	SubUse	Area (Sq.mt.)	Units		Car		Visitors Car		TwoWheeler	
				Reqd.	Prop.	Reqd./Unit	Prop.	Reqd./Unit	Prop.	Reqd./Unit	Prop.
A1 (RESIDENCE)	Residential	Bungalow/ Dwelling / Non Apartment	> 0	1	2.00	1	2	-	-	-	-
			> 0	1	2.00	-	-	1	1	-	-
Total:			-	-	-	-	2	2	-	1	1

Parking Check (Table 7b)

Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	2	25.00
Total Car	2	25.00	2	25.00
Visitor's Car Parking	-	-	1	12.50
Total Visitor Parking	1	12.50	1	12.50
TwoWheeler	-	-	2	4.00
Total TwoWheeler	-	-	2	4.00
Total	3	37.50	5	45.50

AREA STATEMENT SIMDEGA NAGAR PANCHAYAT	VERSION NO: 1.0.65
PROJECT DETAIL:	VERSION DATE: 16/10/2020
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential
District: SIMDEGA	Plot SubUse: Bungalow/ Dwelling / Non Apartment
Authority: SIMDEGA NAGAR PANCHAYAT	PlotNearby/ReligiousStructure: NA
Inward No: SINPC/DP/0364/W12/2022	Plot/SubPlot No: 59
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) 311.60
Deduction for NetPlot Area	
Surrender Free of Cost	28.85
Total	28.85
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions) 282.75
Deduction for Balance Plot Area(from Gross Plot Area)	
Surrender Free of Cost	28.85
Common Plot	22.28
Total	51.12
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions) 260.47
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions) 282.75
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions) 311.60
COVERAGE CHECK	
Permissible Coverage area ( 60.00 % )	169.65
Proposed Coverage Area ( 37.31 % )	105.49
Total Prop. Coverage Area ( 37.31 % )	105.49
Balance coverage area ( 22.69 % )	64.16
FAR CHECK	
Perm. FAR Area ( 1.500 )	467.40
Total Perm. FAR area	467.40
Residential FAR	210.98
Proposed FAR Area	210.98
Total Proposed FAR Area	210.98
Consumed FAR (Factor)	0.68
Balance FAR Area	256.42
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	210.98
ARCHITECT (Regd)	MAHENDRA MEHTA
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	UDAY KUJUR
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 (RESIDENCE)		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	105.49	105.49	105.49	105.49
First Floor	105.49	105.49	105.49	105.49
Terrace Floor	0.00	0.00	0.00	0.00
Total	210.98	210.98	210.98	210.98

Building USE/SUBUSE Details

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

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
MAHENDRA MEHTA SINPC/DFTMN/002/2022			

