



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	116.29	116.29	116.29	116.29	01
Grand Total	1	116.29	116.29	116.29	116.29	01

Proposal Basic Information

Proposal File No.	SINPC/BP/0273/W16/2022
Owner Name	OLIVER MINZ
Khata No	54
Plot No	751
Village Name	Simdega
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

AREA STATEMENT SIMDEGA NAGAR PANCHAYAT		VERSION NO: 1.0.62
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	PlotNearbyReligiousStructure: NA	
Inward No: SINPC/BP/0273/W16/2022	PlotSubPlot No: 751	
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)	SQ.MT. 311.08
Deduction for NetPlot Area		
Surrender Free of Cost		7.38
Total		7.38
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)		
(A-Deductions)		303.70
Deduction for Balance Plot Area(from Gross Plot Area)		
Surrender Free of Cost		7.38
Common Plot		31.75
Total		39.13
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)		
(A-Deductions)		271.95
PLOT AREA FOR COVERAGE(Net Plot Area)		
(A-Deductions)		303.70
Plot Area for FAR (Net Plot Area + Road Widening Area)		
(A-Deductions)		311.08
COVERAGE CHECK		
Permissible Coverage area ( 60.00 % )		182.22
Proposed Coverage Area ( 38.29 % )		116.29
Total Prop. Coverage Area ( 38.29 % )		116.29
Balance coverage area ( 21.71 % )		65.93
FAR CHECK		
Perm. FAR Area ( 1.50 )		466.62
Total Perm. FAR area		466.62
Residential FAR		116.29
Proposed FAR Area		116.29
Total Proposed FAR Area		116.29
Consumed FAR (Factor)		0.37
Balance FAR Area		350.33
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		116.29
ARCHITECT (Regd)		RAM RATAN SINGH
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)		OLIVER MINZ
DEVELOPMENT AUTHORITY		LOCAL BODY

COLOR INDEX	
PLOT BOUNDARY	Black
ABUTTING ROAD	Green
PROPOSED CONSTRUCTION	Red
COMMON PLOT	Yellow
ROAD WIDENING AREA	Blue
EXISTING (To be retained)	Blue
EXISTING (To be demolished)	Yellow

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	116.29	116.29	116.29	116.29
Terrace Floor	0.00	0.00	0.00	0.00
Total	116.29	116.29	116.29	116.29

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
RAM RATAN SINGH SINPC/DFTMN/0003/2020			

