

SITE PLAN

FAR & Tenement Details (Table 4c-1)

Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)		Proposed FAR Area (Sq.mt.)	Add Area in FAR (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Trmnt (No.)
			Lift	Parking					
HOTEL BUILDING (MAYA DEVI)	1	476.66	19.68	91.02	348.16	11.25	365.96	365.96	03
Grand Total	1	476.66	19.68	91.02	348.16	11.25	365.96	365.96	03

Proposal Basic Information

Proposal File No.	SINPC/0314/W03/2022
Owner Name	MAYA DEVI
Khata No	44
Plot No	5084
Village Name	Goira
Use	Commercial
SubUse	Other Commercial Building

Required Parking (Table 7a)

Building Name	Type	SubUse	Area (Sq.mt.)	Units		Car		TwoWheeler			
				Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.
HOTEL BUILDING (MAYA DEVI)	Commercial	Other Commercial Building	>0	200	314.41	1	2	-	-	-	-
			>0	200	314.41	-	-	-	1	4	-
Total			-	-	-	-	2	4	-	4	6

Parking Check (Table 7b)

Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	2	25.00
Two Stack Car	-	-	2	25.00
Total Car	2	25.00	4	50.00
TwoWheeler	-	-	6	12.00
Total TwoWheeler	4	8.00	6	12.00
Other Parking	-	-	-	83.02
Total		33.00		157.02

AREA STATEMENT SIMDEGA NAGAR PANCHAYAT	VERSION NO.: 1.0.62
PROJECT DETAIL	VERSION DATE: 16/10/2020
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Commercial
District: SIMDEGA	Plot SubUse: Other Commercial Building
Authority: SIMDEGA NAGAR PANCHAYAT	PlotNearbyReligiousStructure: NA
Inward No: SINPC/0314/W03/2022	PlotSubPlot No: 5084
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) 248.58
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions) 248.58
Deduction for Balance Plot Area(from Gross Plot Area)	
Common Plot	37.88
Total	37.88
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions) 210.70
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions) 248.58
Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions) 248.58
COVERAGE CHECK	
Permissible Coverage area ( 50.00 % )	124.29
Proposed Coverage Area ( 43.78 % )	108.82
Total Prop. Coverage Area ( 43.78 % )	108.82
Balance coverage area ( 6.22 % )	15.47
FAR CHECK	
Perm. FAR Area ( 2.00 )	497.16
Total Perm. FAR area	497.16
Proposed FAR Area	348.16
Total Proposed FAR Area	365.97
Consumed FAR (Factor)	1.47
Balance FAR Area	131.19
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	476.66
ARCHITECT (Regd)	MD RAGIB SAYEED
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	MAYA DEVI
DEVELOPMENT AUTHORITY	LOCAL BODY

COLOR INDEX	
PLOT BOUNDARY	[Red Line]
ABUTTING ROAD	[Green Line]
PROPOSED CONSTRUCTION	[Blue Line]
COMMON PLOT	[Yellow Line]
ROAD WIDENING AREA	[Orange Line]
EXISTING (To be retained)	[Purple Line]
EXISTING (To be demolished)	[Pink Line]

Buildingwise Floor FAR Details

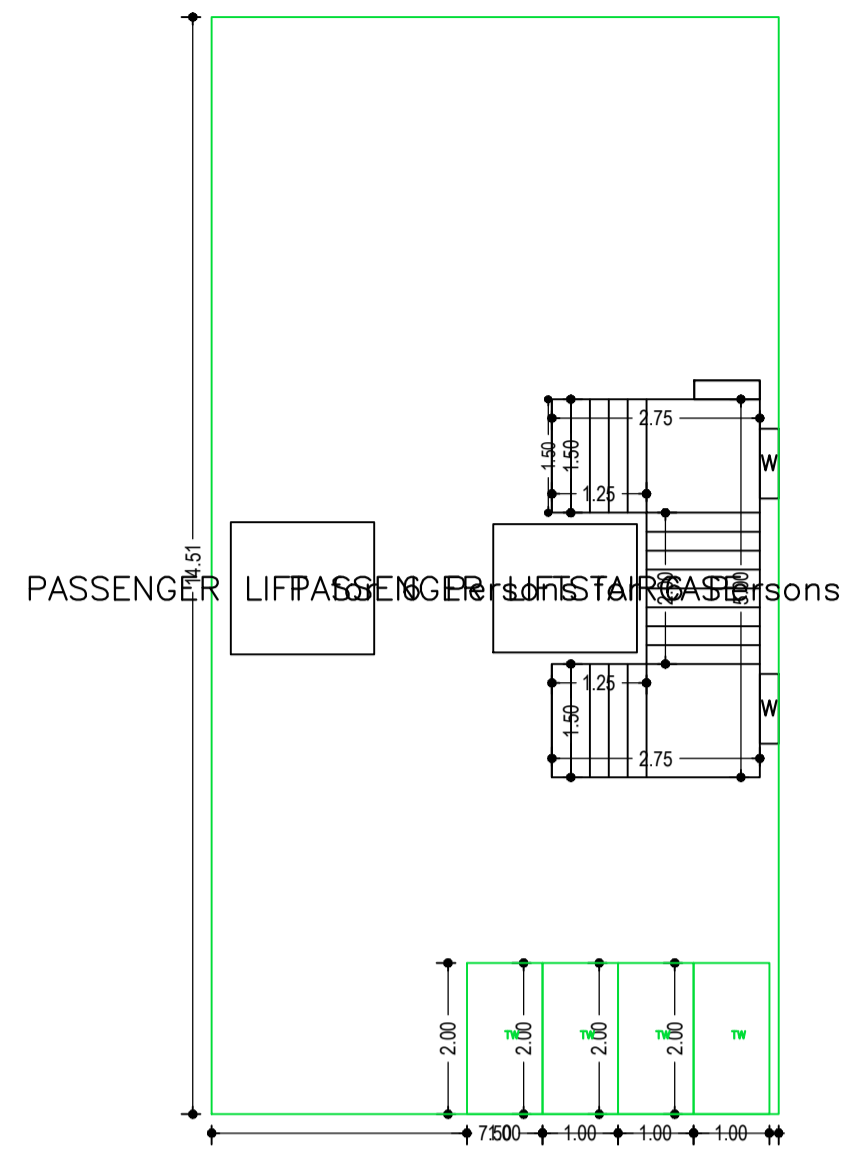
Floor Name	Building Name		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Ground Floor	108.83	17.81	108.83	17.81
First Floor	122.61	116.05	122.61	116.05
Second Floor	122.61	116.05	122.61	116.05
Third Floor	122.61	116.05	122.61	116.05
Terrace Floor	0.00	0.00	0.00	0.00
Total	476.66	365.96	476.66	365.96

Building USE/SUBUSE Details

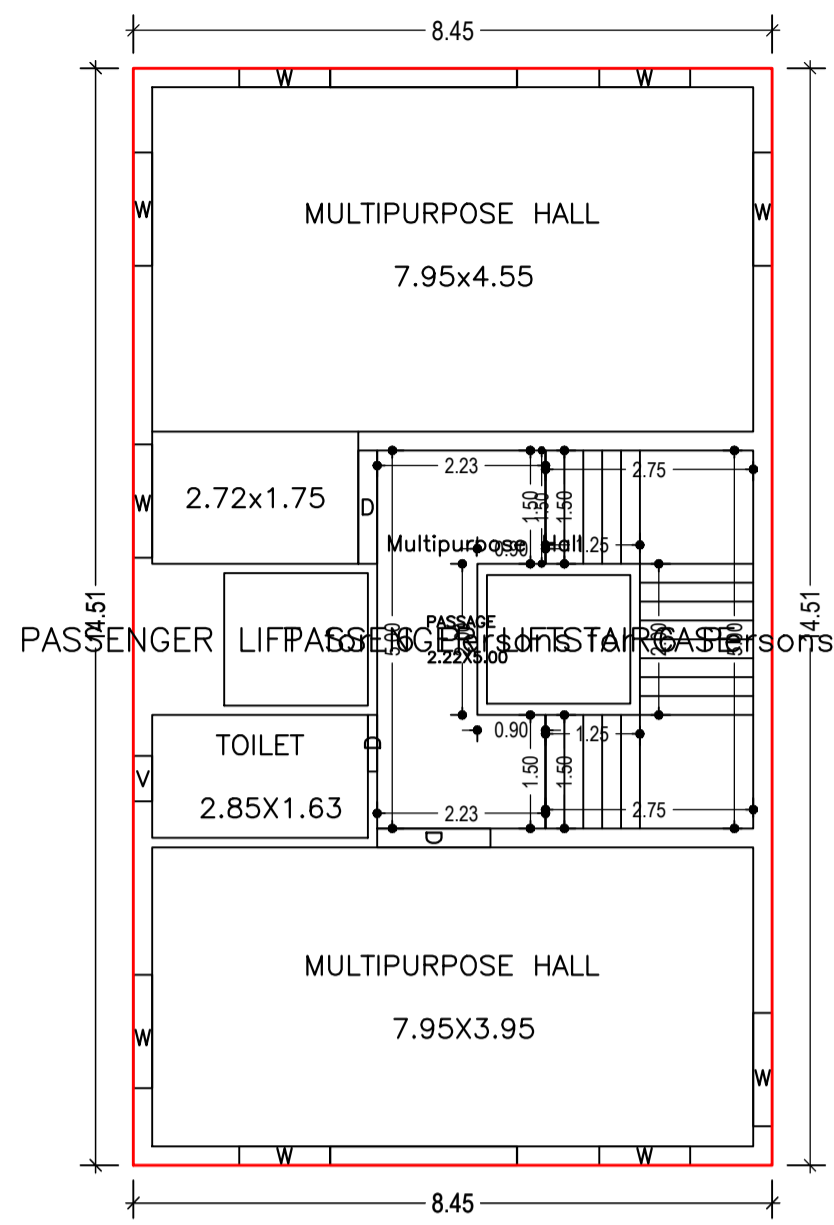
Building Name	Building Use	Building SubUse	Building Structure
HOTEL BUILDING (MAYA DEVI)	Commercial	Other Commercial Building	Non-Highrise

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
MD RAGIB SAYEED SINPC/ENG/0001/2017			

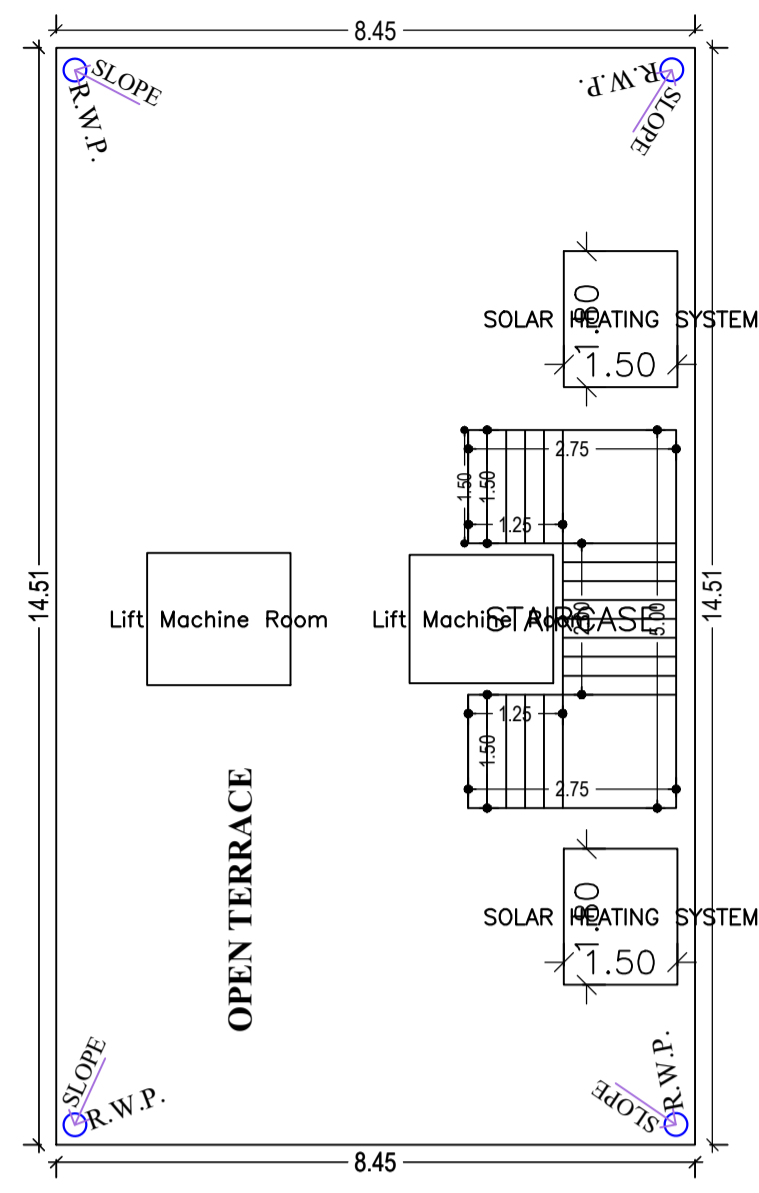
Proposal Basic Information	
Proposal File No.	SINPC/EN/0014/W03/2022
Owner Name	MAYA DEVI
Khata No	44
Plot No	5084
Village Name	Gotra
Use	Commercial
SubUse	Other Commercial Building



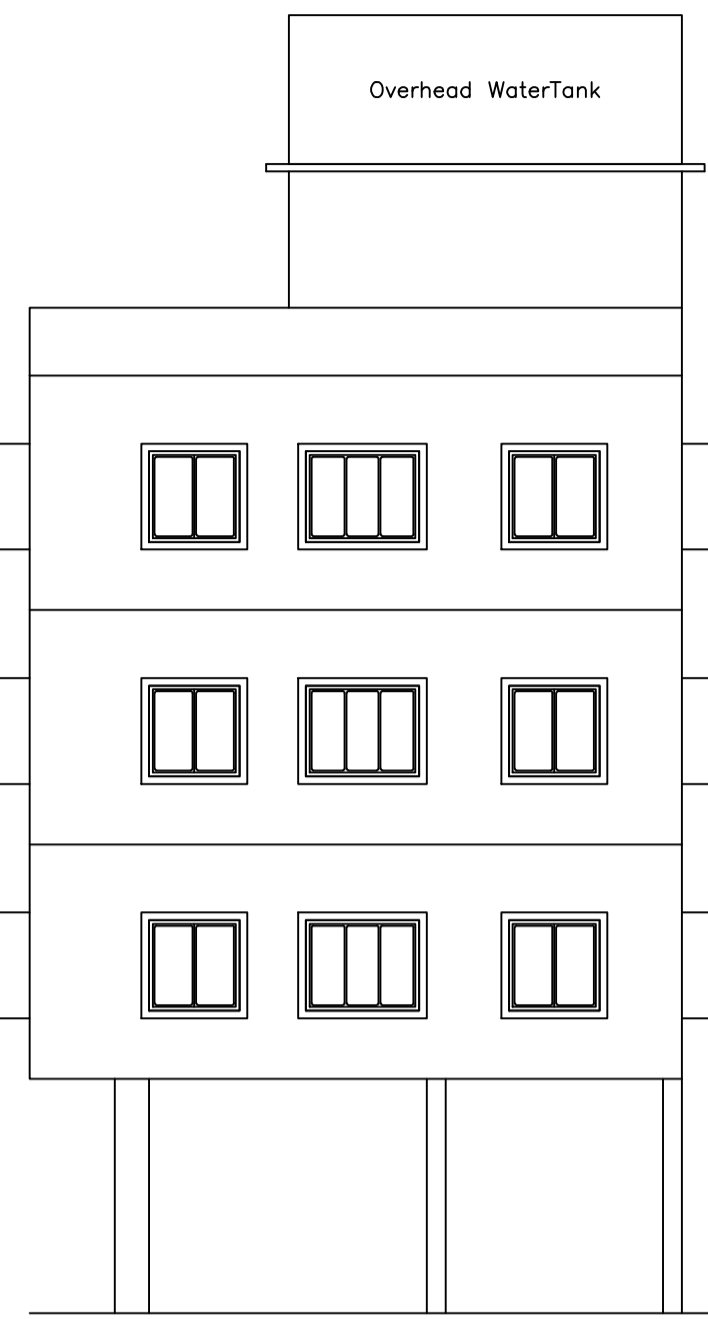
GROUND FLOOR PLAN (SCALE 1:100)



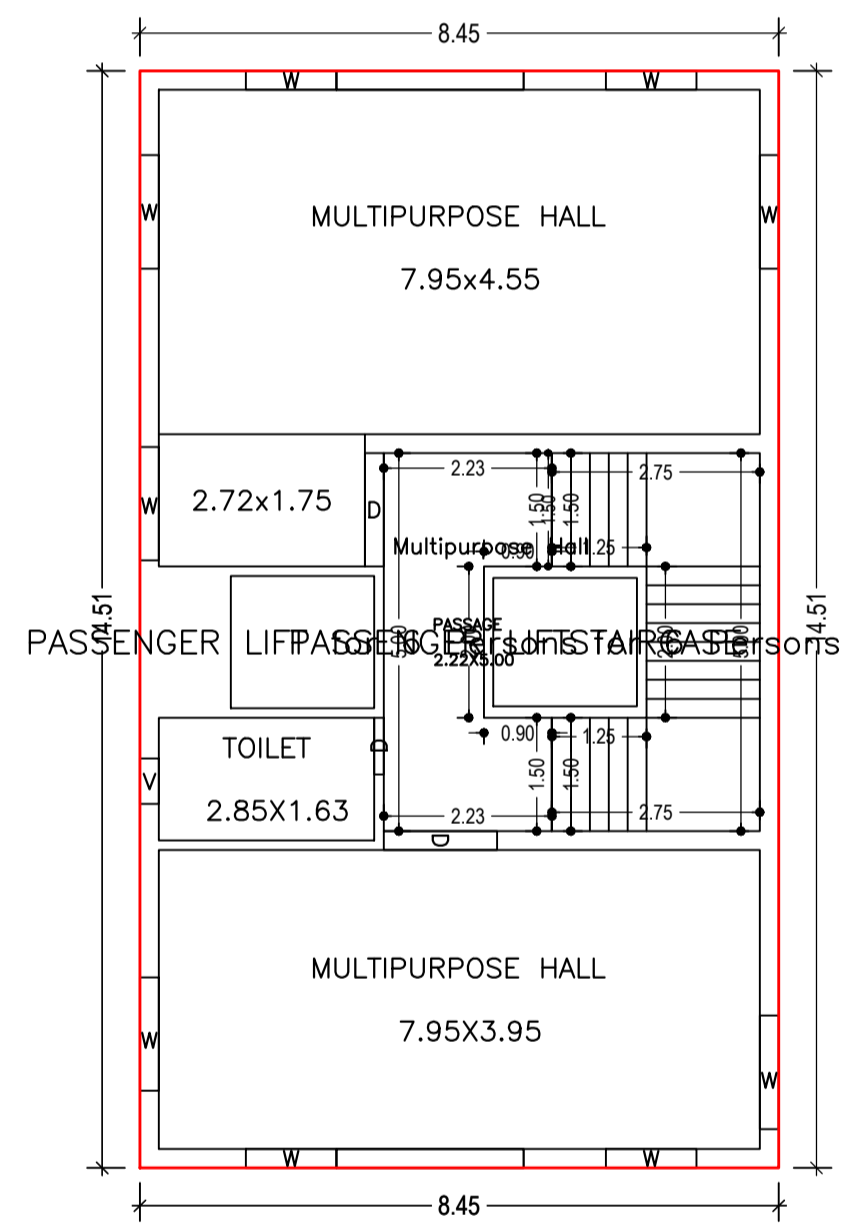
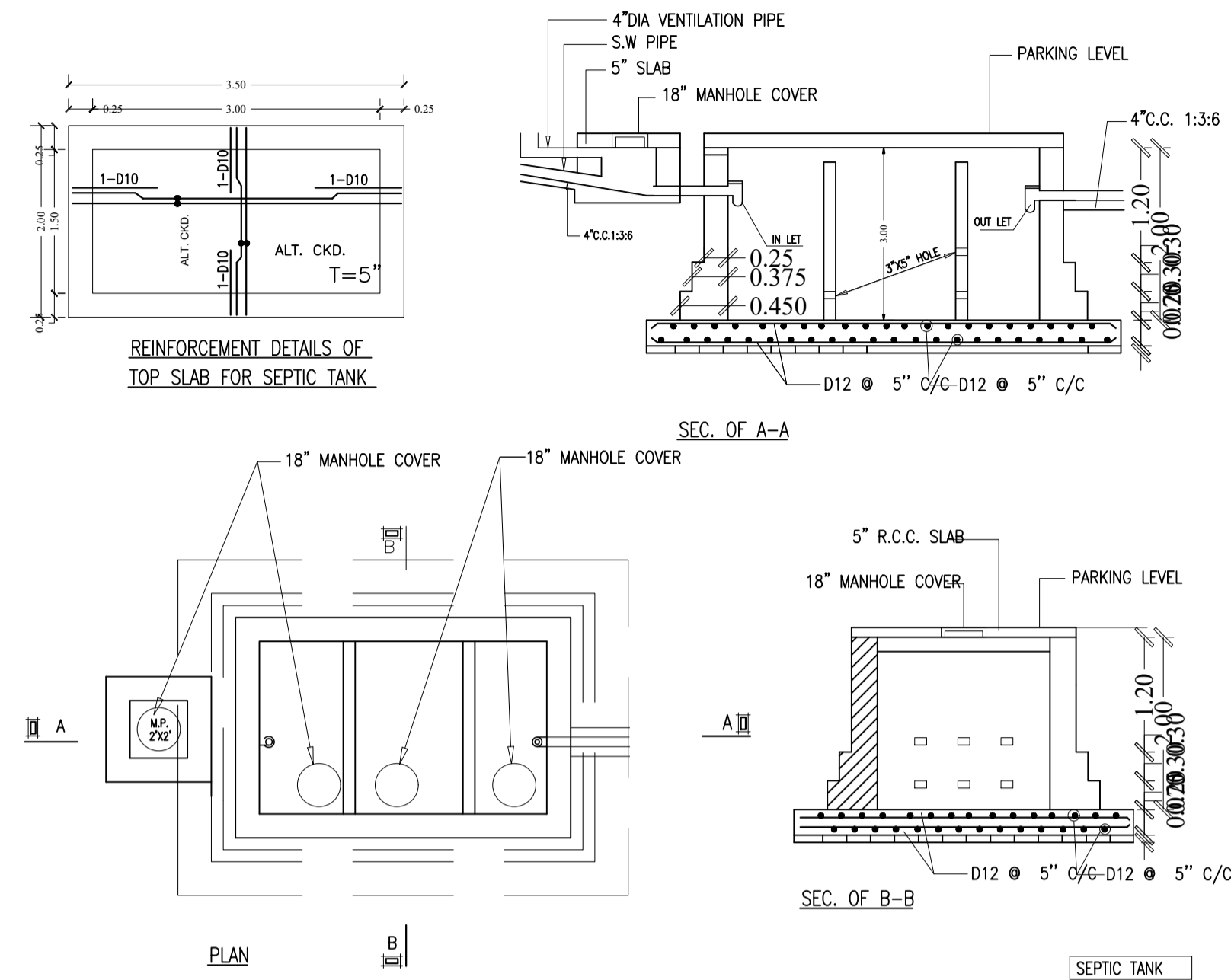
SECOND FLOOR PLAN (Proposed) (SCALE 1:100)



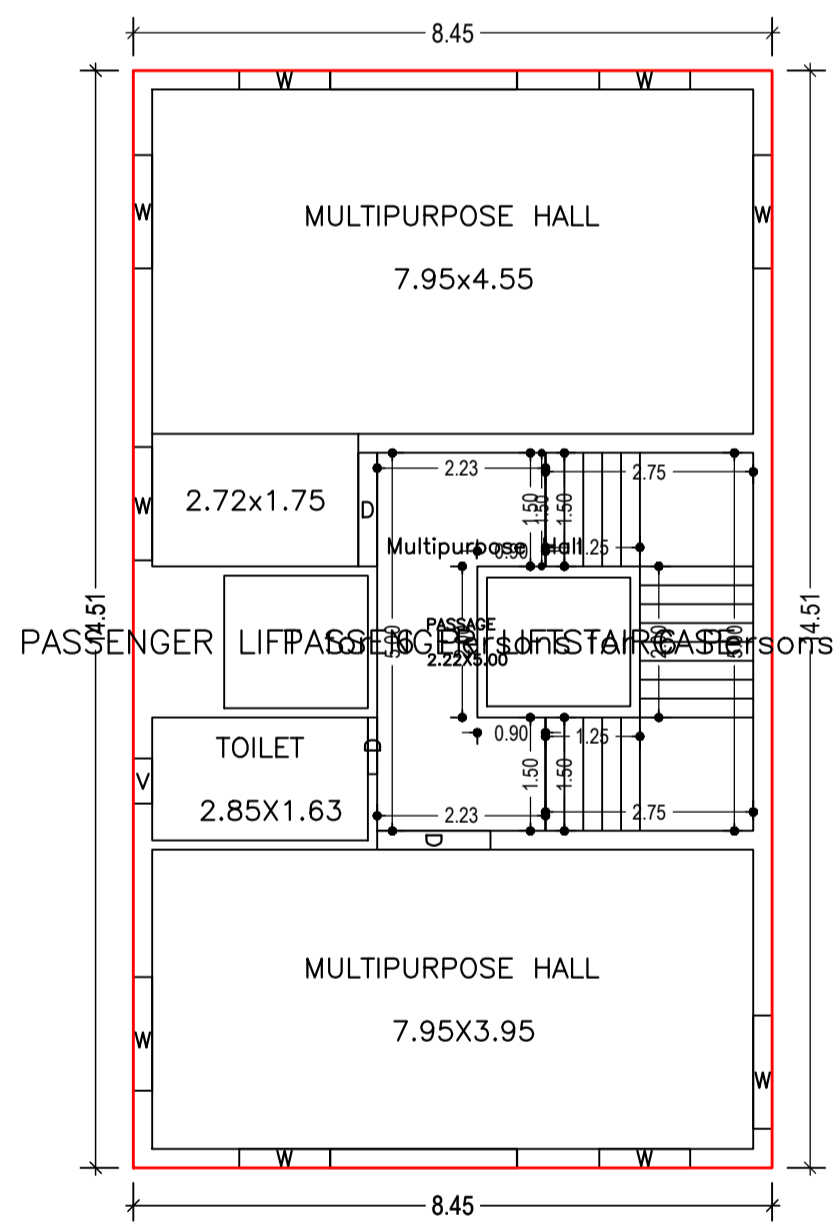
TERRACE FLOOR PLAN (SCALE 1:100)



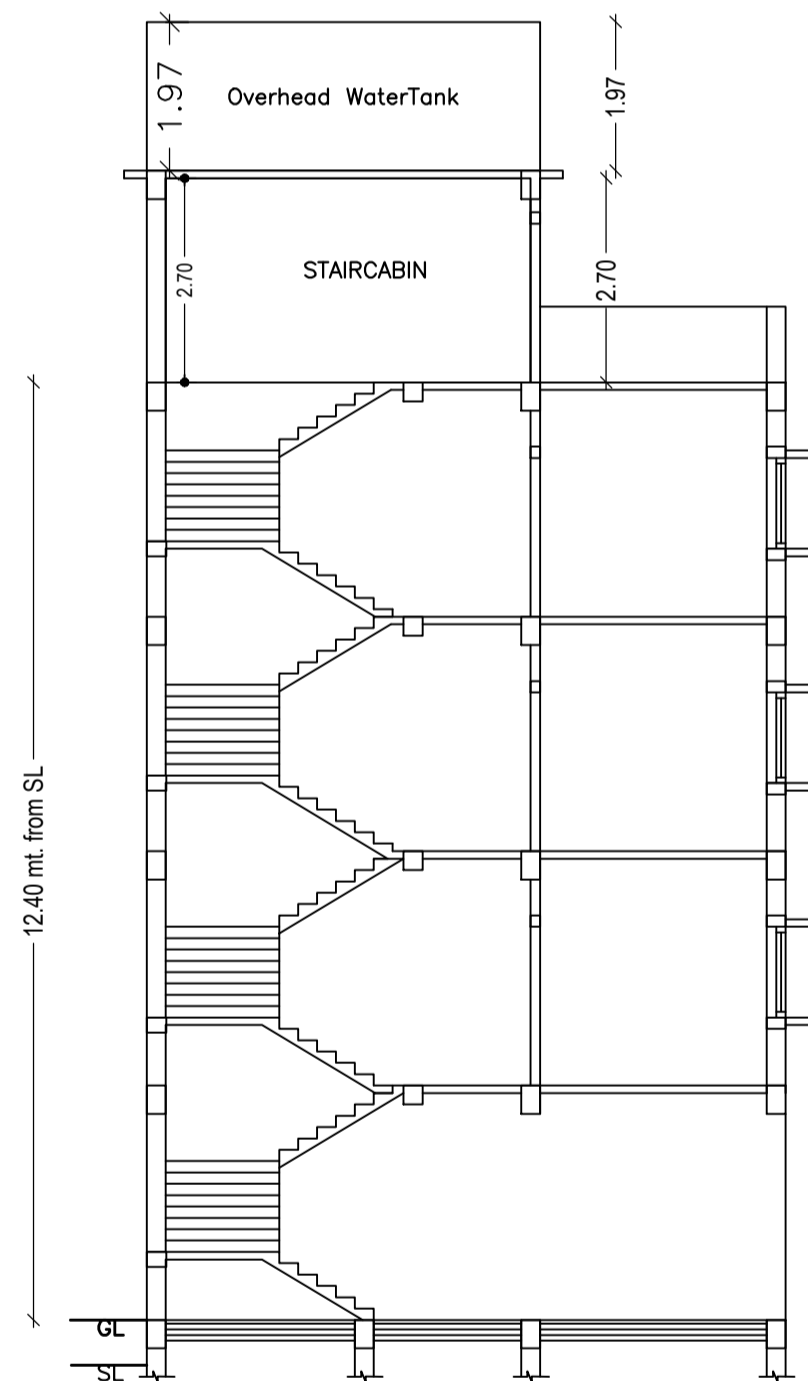
FRONT ELEVATION



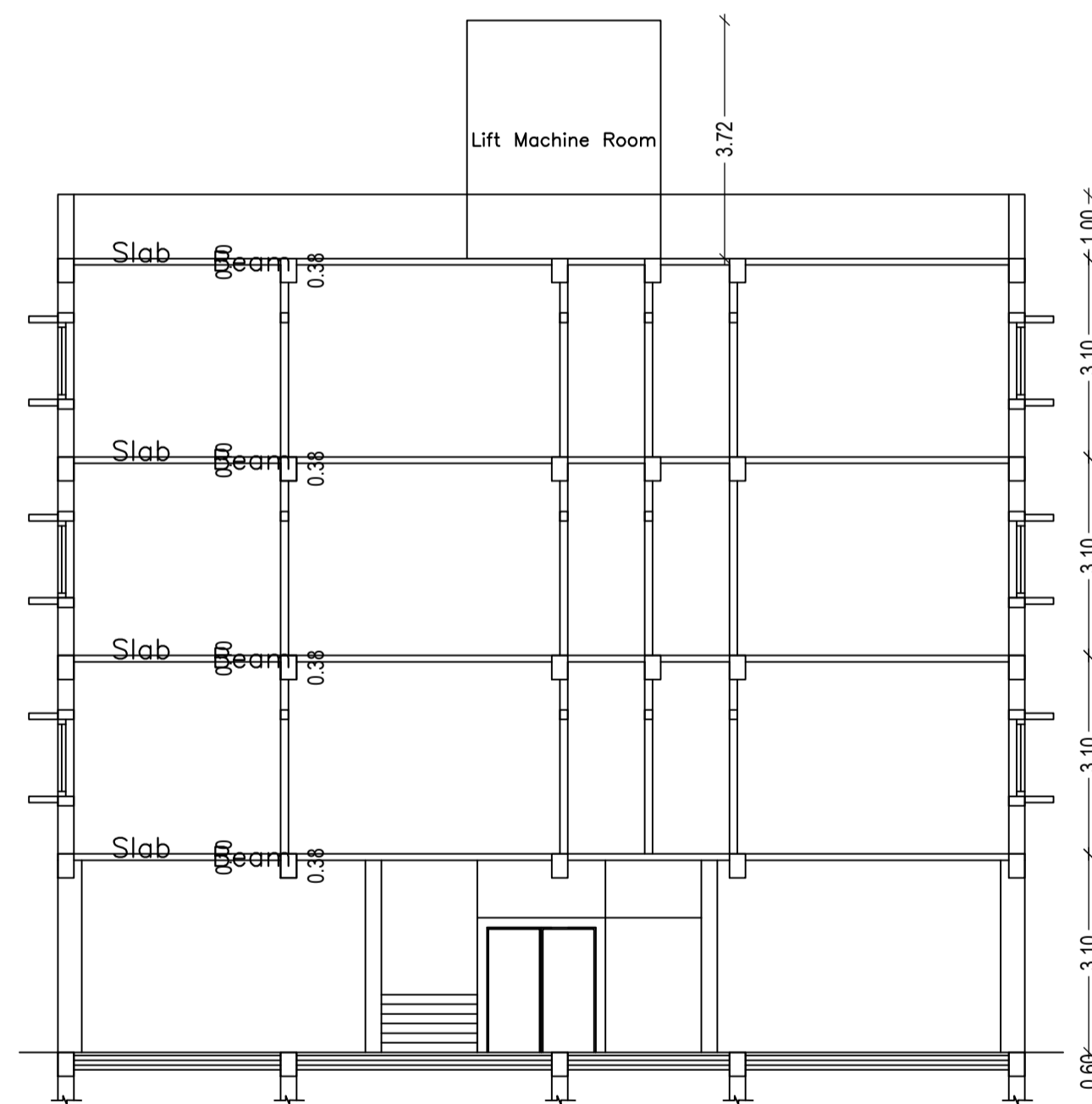
FIRST FLOOR PLAN (Proposed) (SCALE 1:100)



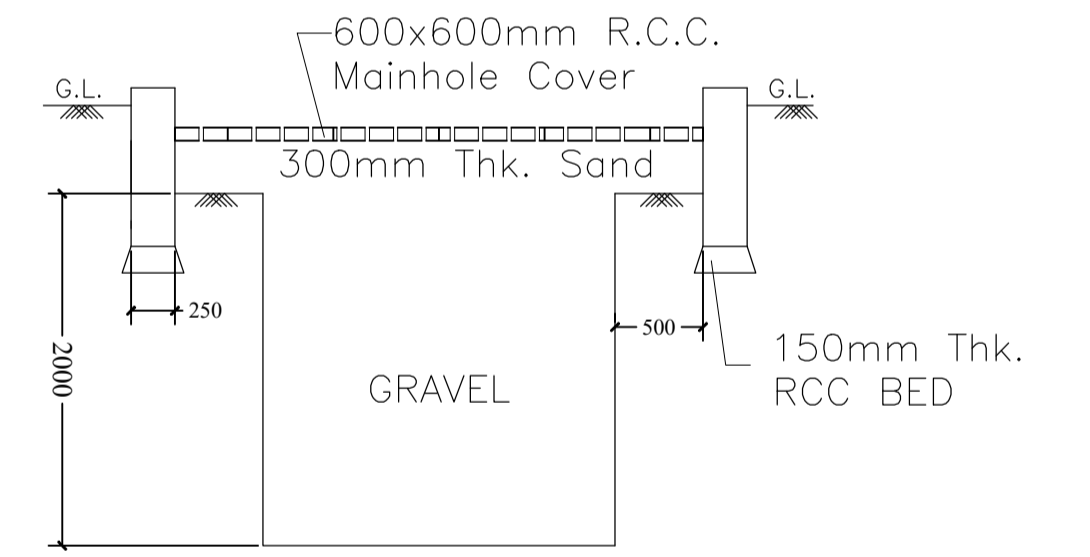
THIRD FLOOR PLAN (Proposed) (SCALE 1:100)



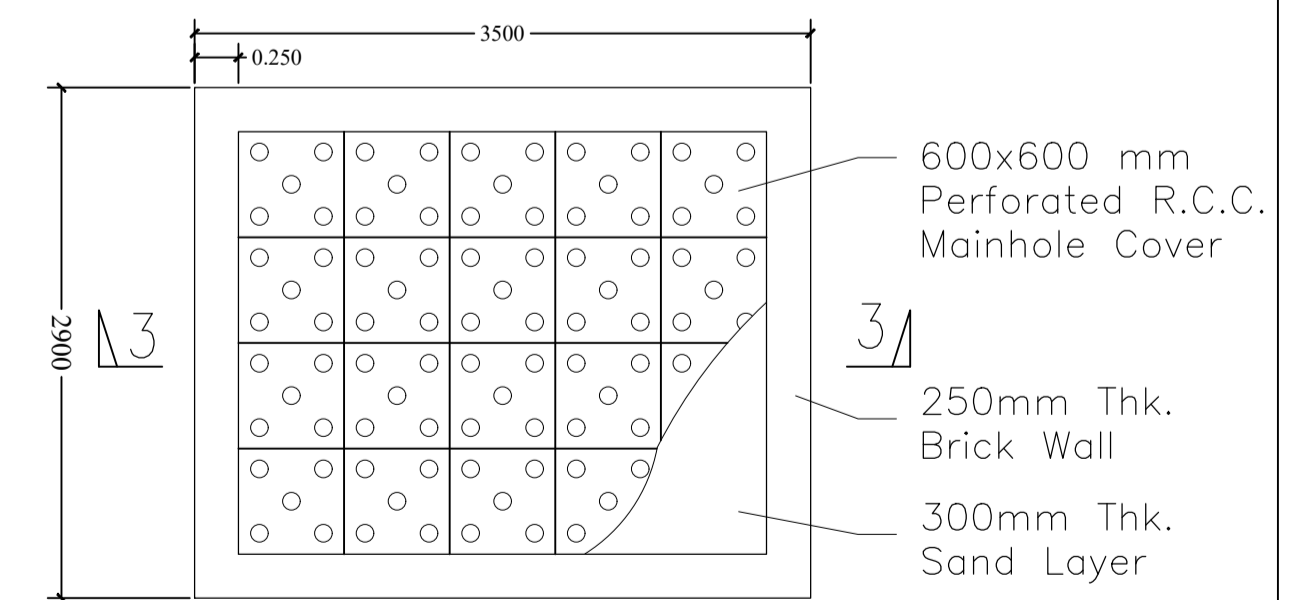
SECTION AT X-X



SECTION AT Y-Y



SECTION '3-3' Scale - (1:50)



PLAN OF RAIN WATER RECHARGE PIT Scale - (1:50)

Building :HOTEL BUILDING (MAYA DEVI)

Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)		Proposed FAR Area (Sq.mt.)	Add Area In FAR (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
		Lift	Parking					
Ground Floor	108.83	0.00	91.02	0.00	11.25	17.81	17.81	00
First Floor	122.61	6.56	0.00	116.05	0.00	116.05	116.05	01
Second Floor	122.61	6.56	0.00	116.05	0.00	116.05	116.05	01
Third Floor	122.61	6.56	0.00	116.05	0.00	116.05	116.05	01
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	476.66	19.68	91.02	348.16	11.25	365.96	365.96	03
Total Number of Same Buildings	1							
Total :	476.66	19.68	91.02	348.16	11.25	365.96	365.96	03

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
HOTEL BUILDING (MAYA DEVI)	D	0.75	2.10	03
HOTEL BUILDING (MAYA DEVI)	D	1.50	2.10	06

SCHEDULE OF WINDOW/VENTILATION:

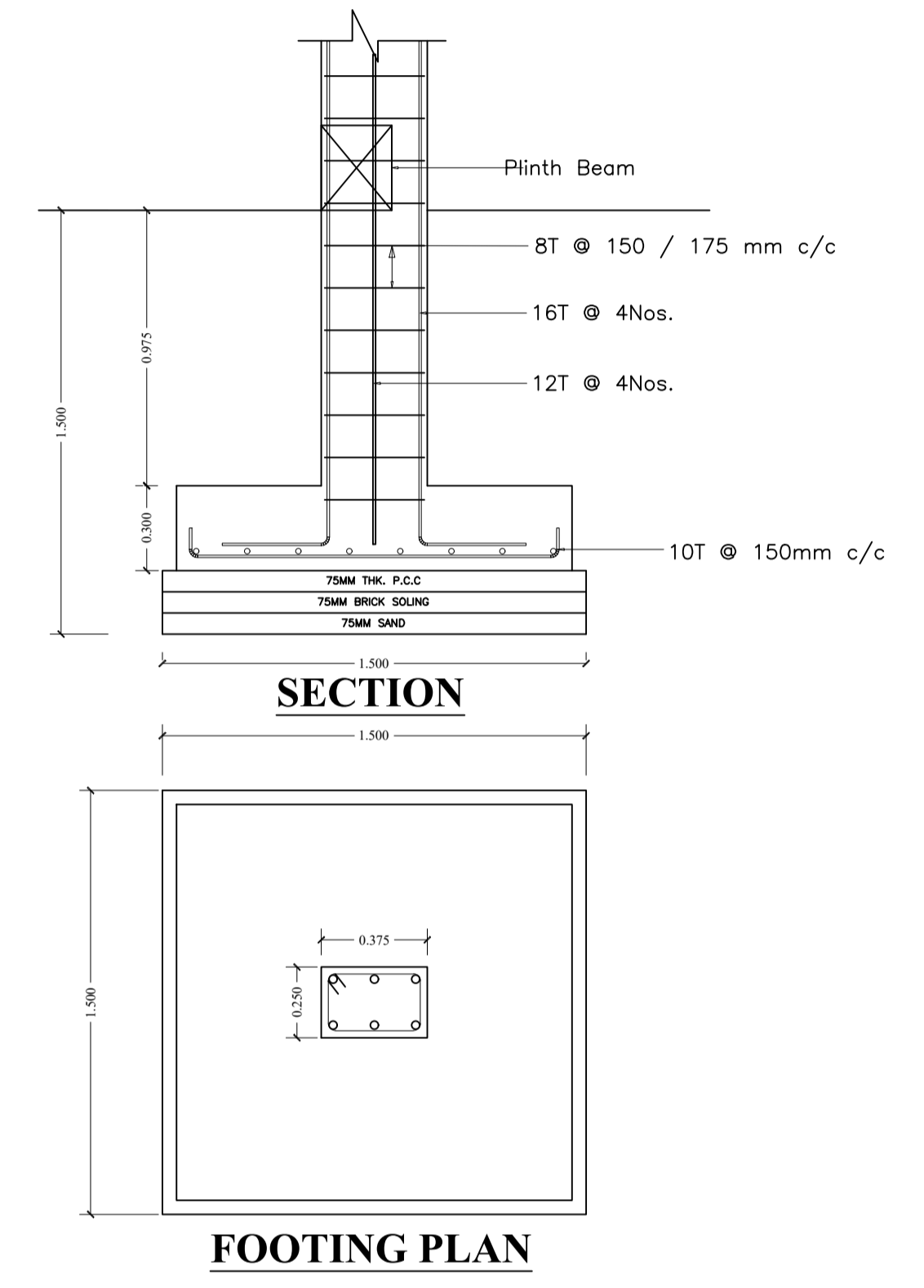
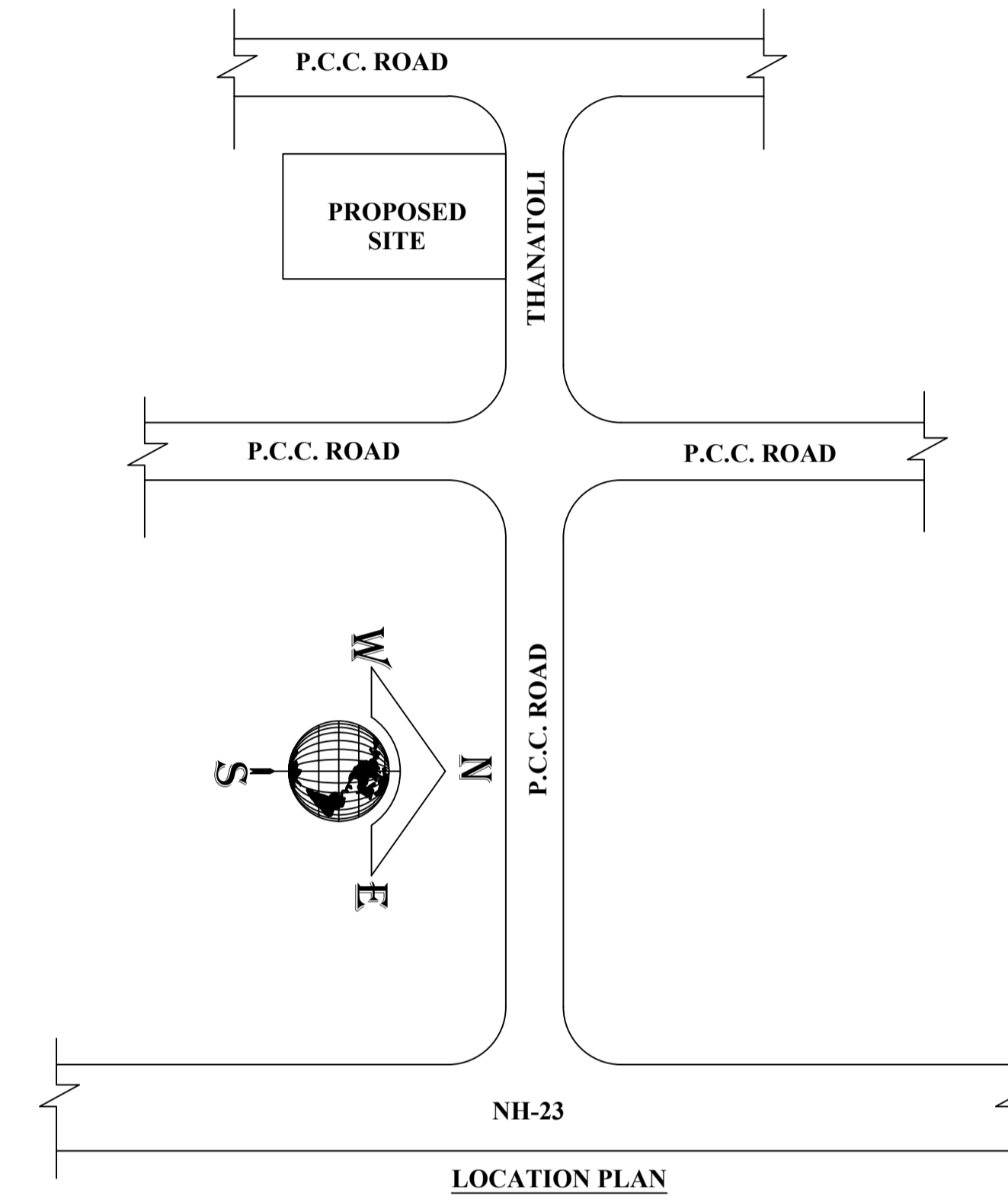
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
HOTEL BUILDING (MAYA DEVI)	V	0.60	1.20	03
HOTEL BUILDING (MAYA DEVI)	W	0.92	1.20	02
HOTEL BUILDING (MAYA DEVI)	W	1.20	1.20	12
HOTEL BUILDING (MAYA DEVI)	W	1.50	1.20	15

UnitBUA Table for Building :HOTEL BUILDING (MAYA DEVI)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
FIRST FLOOR PLAN	Multipurpose Hall	OTHER	116.05	114.82	4	1
SECOND FLOOR PLAN	Multipurpose Hall	OTHER	116.05	114.82	4	1
THIRD FLOOR PLAN	Multipurpose Hall	OTHER	116.05	114.82	4	1
Total:	-	-	348.15	344.46	12	3

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
MD RAGIB SAYEED SINPC/ENG/0001/2017			

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