

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	270.95	270.95	270.95	270.95	01
Grand Total	1	270.95	270.95	270.95	270.95	01

Proposal Basic Information

Proposal File No.	SINPC/BP/0346/W14/2022
Owner Name	RAJESH KUMAR AGRAWAL
Khata No	26
Plot No	607/609
Village Name	Saldega
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

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	PlotNearbyReligiousStructure: NA
Inward No: SINPC/BP/0346/W14/2022	PlotSubPlot No: 607/609
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) 189.80
Deduction for NetPlot Area	
Surrender Free of Cost	33.17
Total	33.17
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions) 156.63
Deduction for Balance Plot Area(from Gross Plot Area)	
Surrender Free of Cost	33.17
Common Plot	14.87
Total	48.04
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions) 141.76
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions) 156.63
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions) 189.80
COVERAGE CHECK	
Permissible Coverage area (70.00 %)	109.64
Proposed Coverage Area (35.54 %)	55.67
Total Prop. Coverage Area (35.54 %)	55.67
Balance coverage area (34.46 %)	53.97
FAR CHECK	
Perm. FAR Area (1.500)	284.70
Total Perm. FAR area	284.70
Residential FAR	270.95
Proposed FAR Area	270.95
Total Proposed FAR Area	270.95
Consumed FAR (Factor)	1.43
Balance FAR Area	13.74
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	270.95
ARCHITECT (Regd)	MAHENDRA MEHTA
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	RAJESH KUMAR AGRAWAL
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

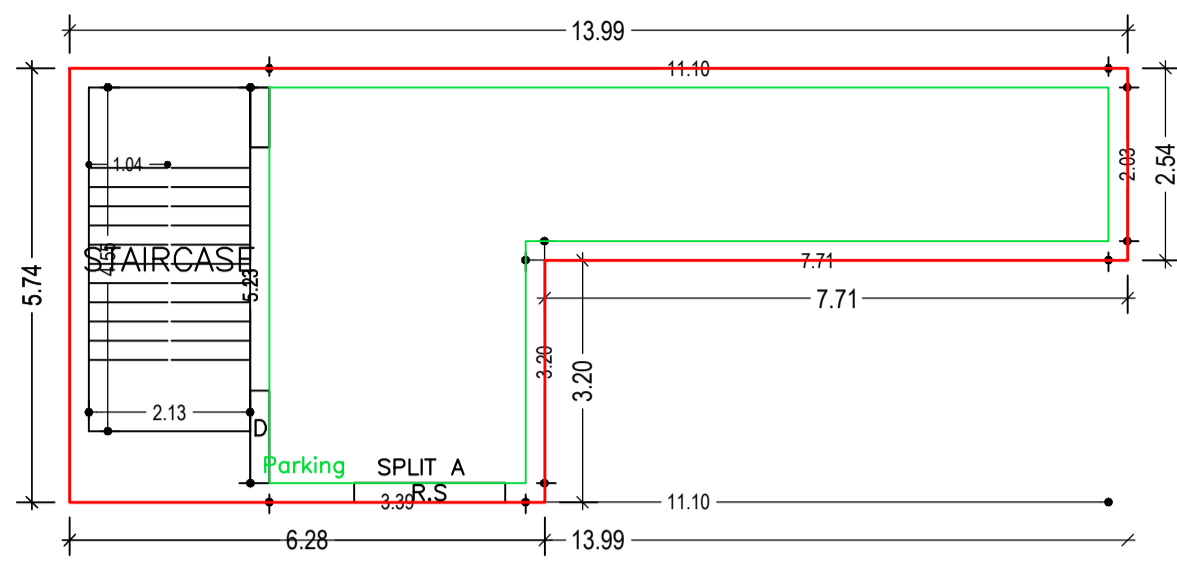
Floor Name	Building Name A1 (RESIDENCE)		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Ground Floor	55.67	55.67	55.67	55.67
First Floor	107.64	107.64	107.64	107.64
Second Floor	107.64	107.64	107.64	107.64
Terrace Floor	0.00	0.00	0.00	0.00
Total	270.95	270.95	270.95	270.95

Building USE/SUBUSE Details

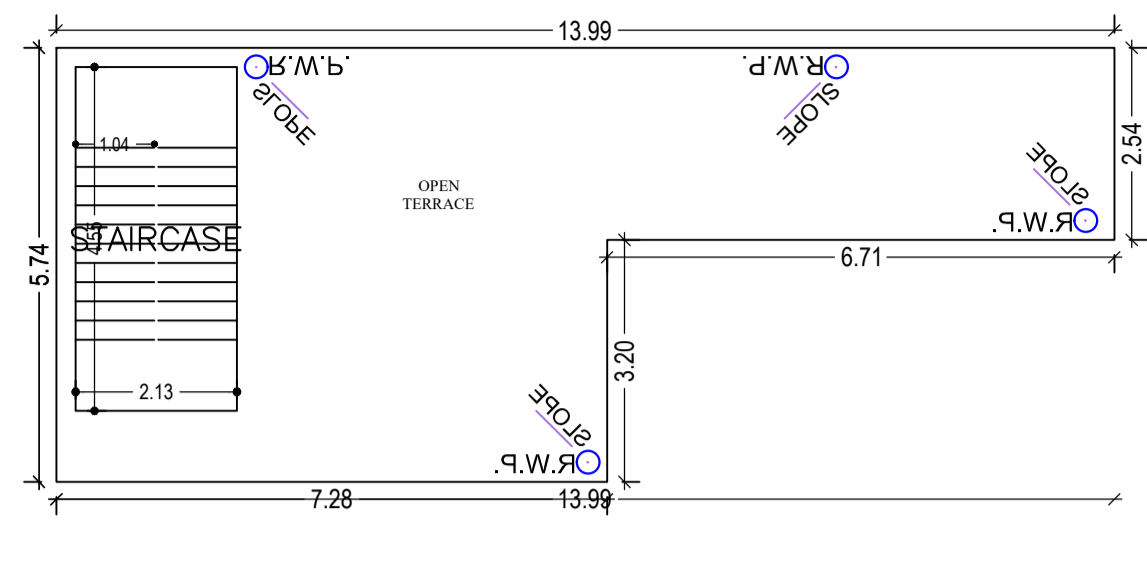
Building Name	Building Use	Building SubUse	Building Structure
A1 (RESIDENCE)	Residential	Bungalow/ Dwelling / Non Apartment	Non-Highrise

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
MAHENDRA MEHTA SINPC/DFTMN/0002/2022			

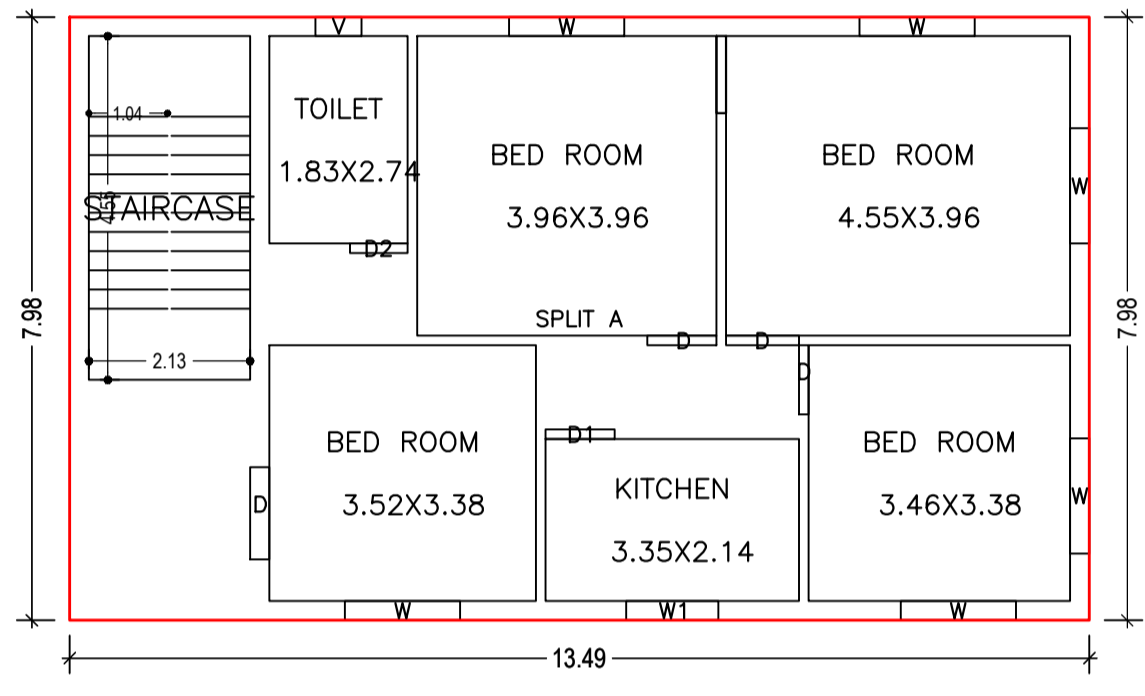
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Proposal File No.	SINPCBP/0346/W14/2022
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Khata No	26
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Village Name	Saldega
Use	Residential
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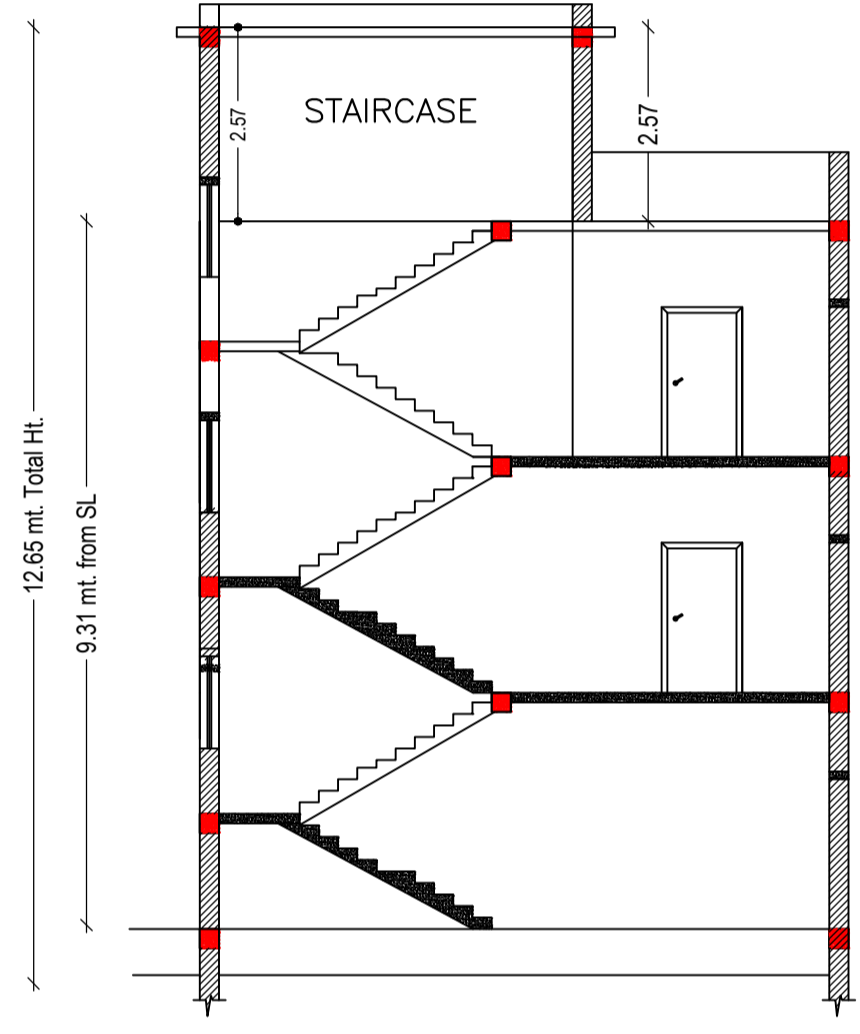
GROUND FLOOR PLAN (Proposed) (SCALE 1:100)



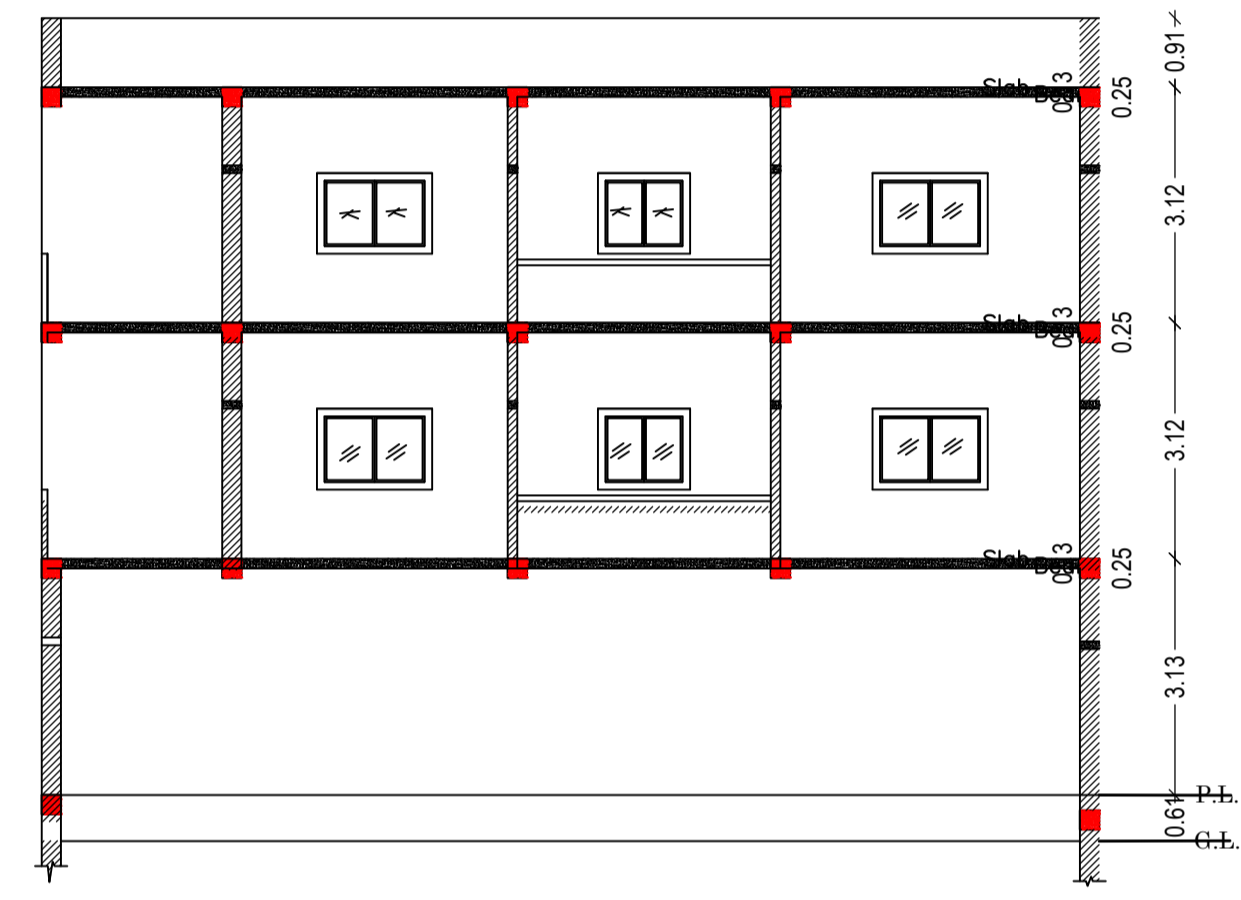
TERRACE FLOOR PLAN (SCALE 1:100)



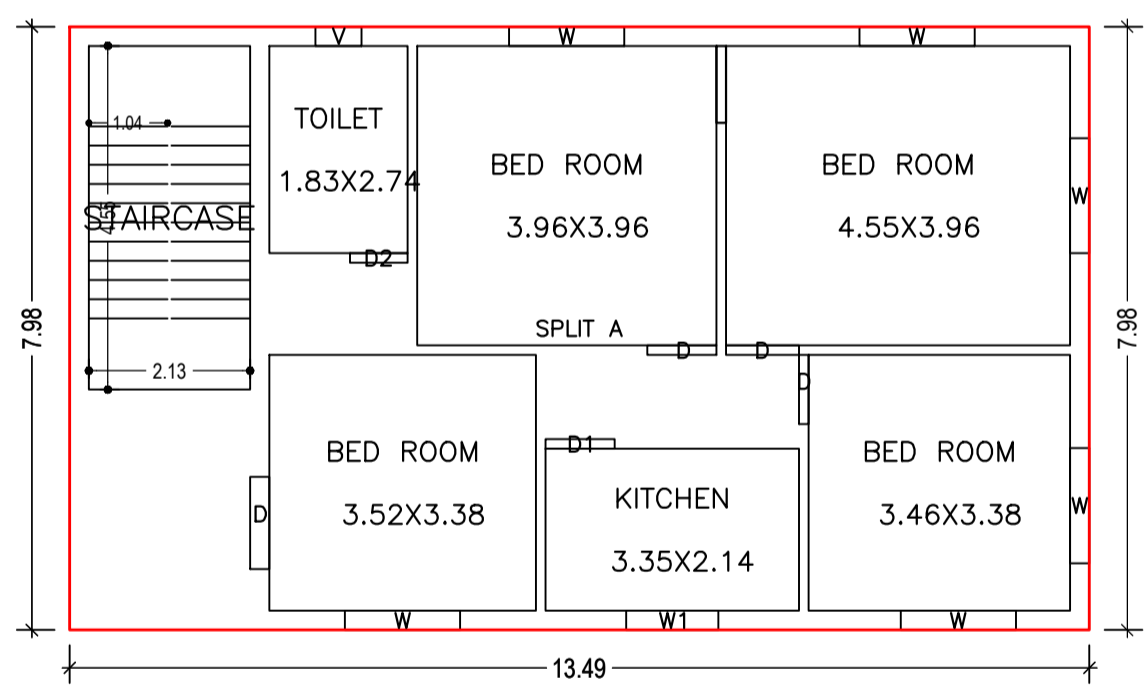
FIRST FLOOR PLAN (Proposed) (SCALE 1:100)



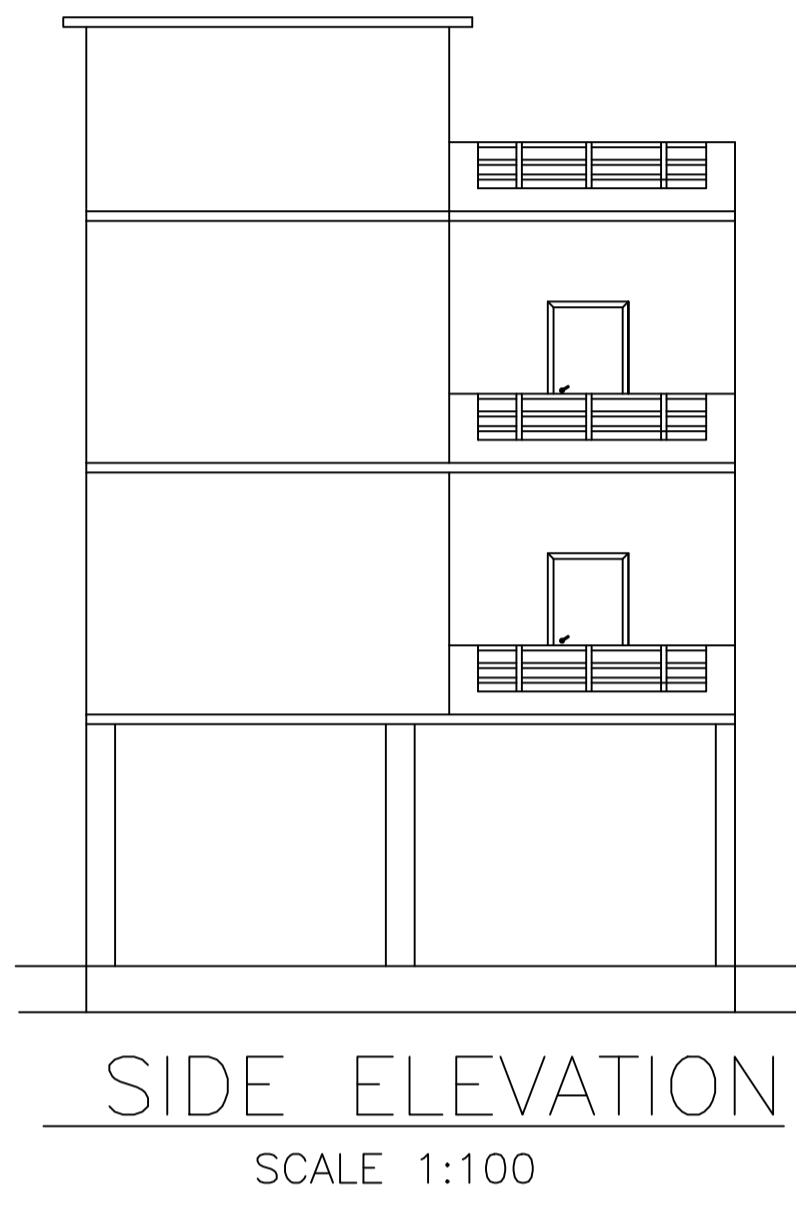
SECTION ON (SCALE 1:100)



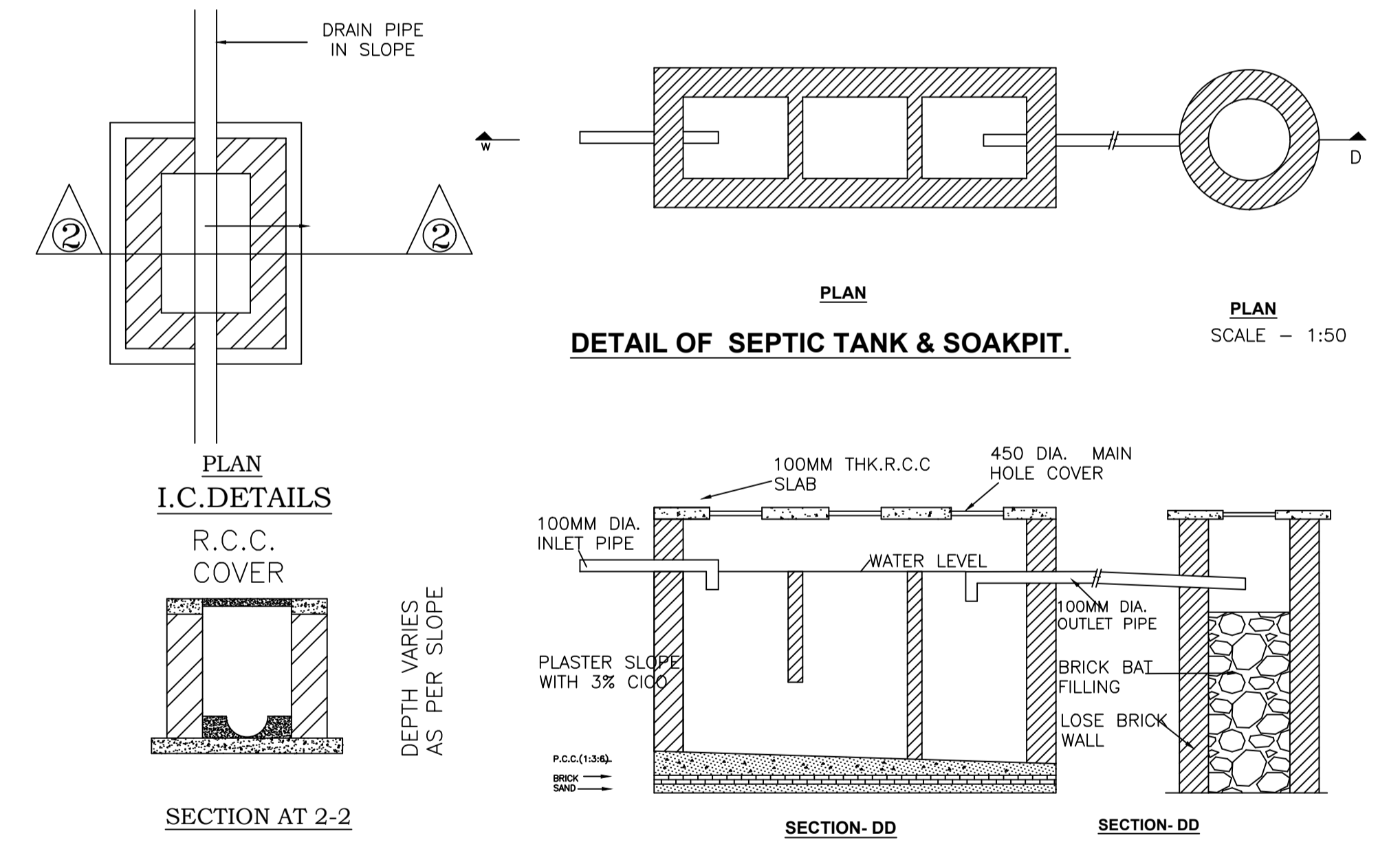
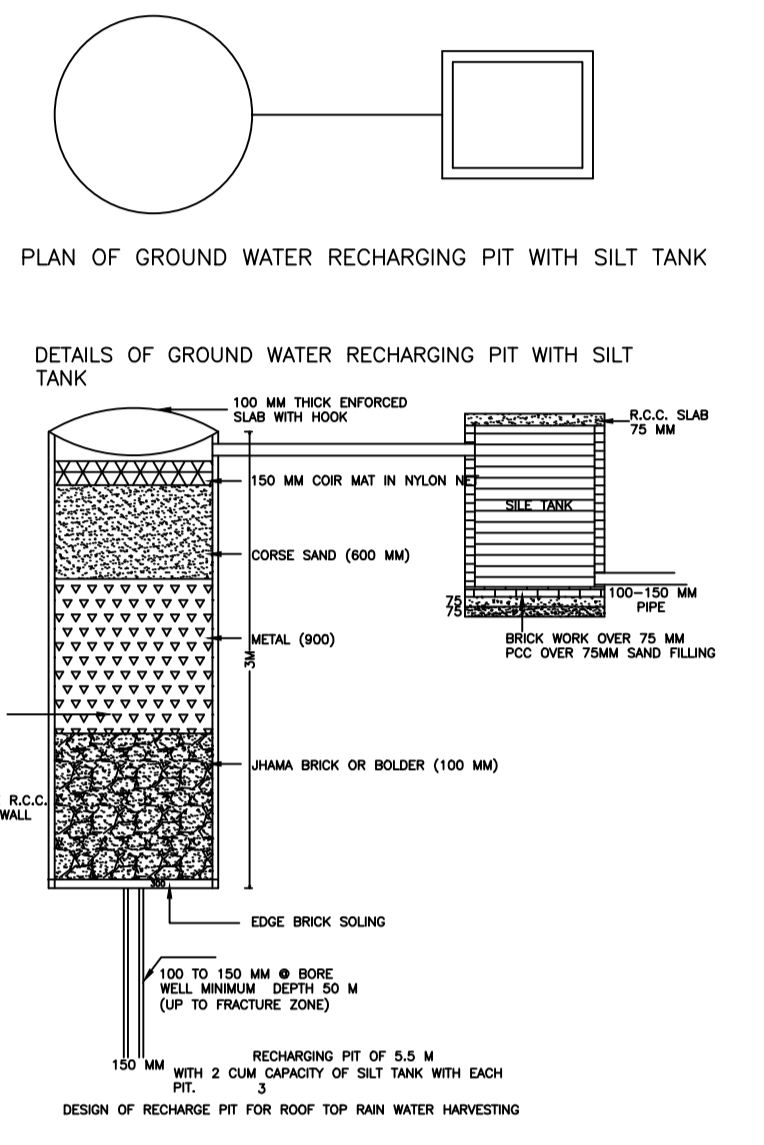
SECTION ON (SCALE 1:100)



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



SIDE ELEVATION (SCALE 1:100)



Floor Name	Total Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
Ground Floor	55.67	55.67	55.67	55.67	01
First Floor	107.64	107.64	107.64	107.64	00
Second Floor	107.64	107.64	107.64	107.64	00
Terrace Floor	0.00	0.00	0.00	0.00	00
Total :	270.95	270.95	270.95	270.95	01
Total Number of Same Buildings	1				
Total :	270.95	270.95	270.95	270.95	01

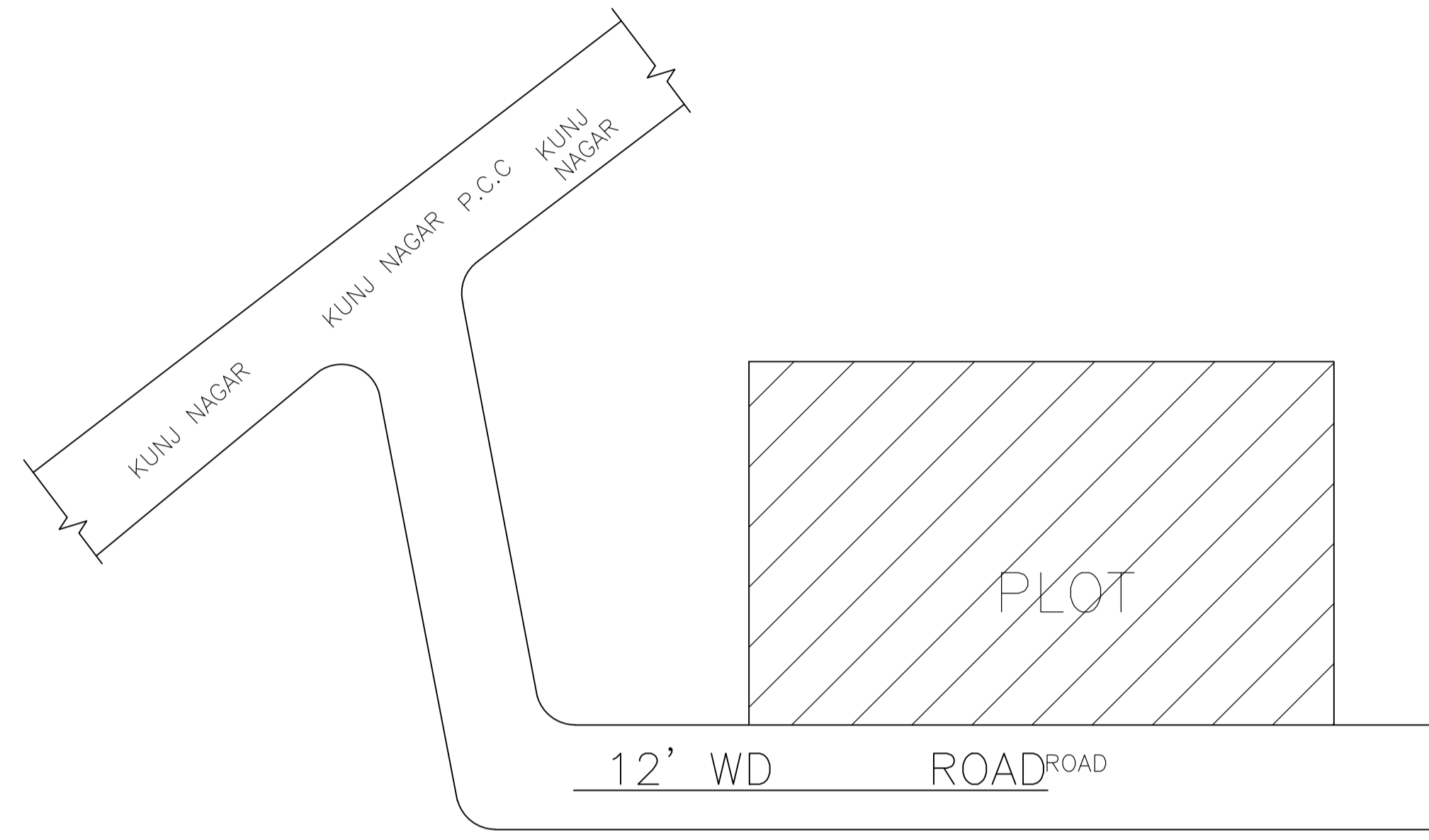
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A1 (RESIDENCE)	D2	0.76	2.10	02
A1 (RESIDENCE)	D	0.91	2.10	04
A1 (RESIDENCE)	D1	0.91	2.10	02
A1 (RESIDENCE)	D	0.97	2.10	02
A1 (RESIDENCE)	D	1.22	2.10	02

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A1 (RESIDENCE)	V	0.61	1.20	02
A1 (RESIDENCE)	W1	1.22	1.20	02
A1 (RESIDENCE)	W	1.52	1.20	12

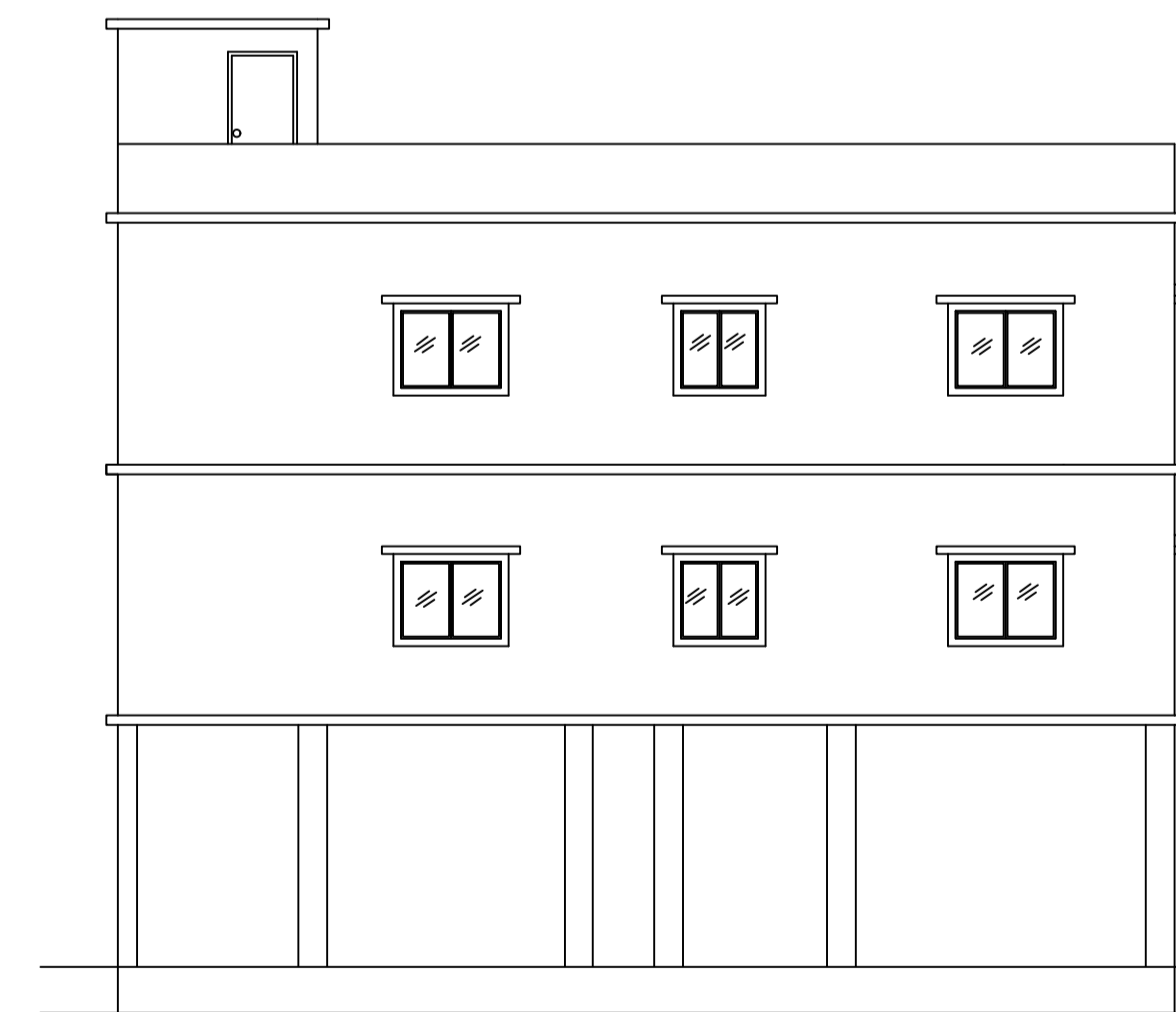
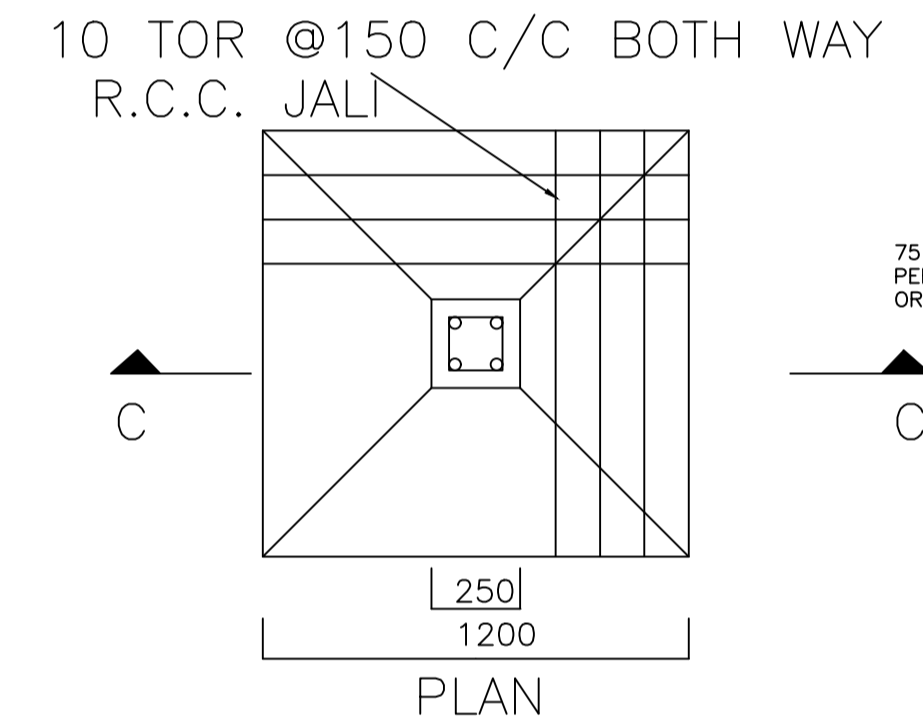
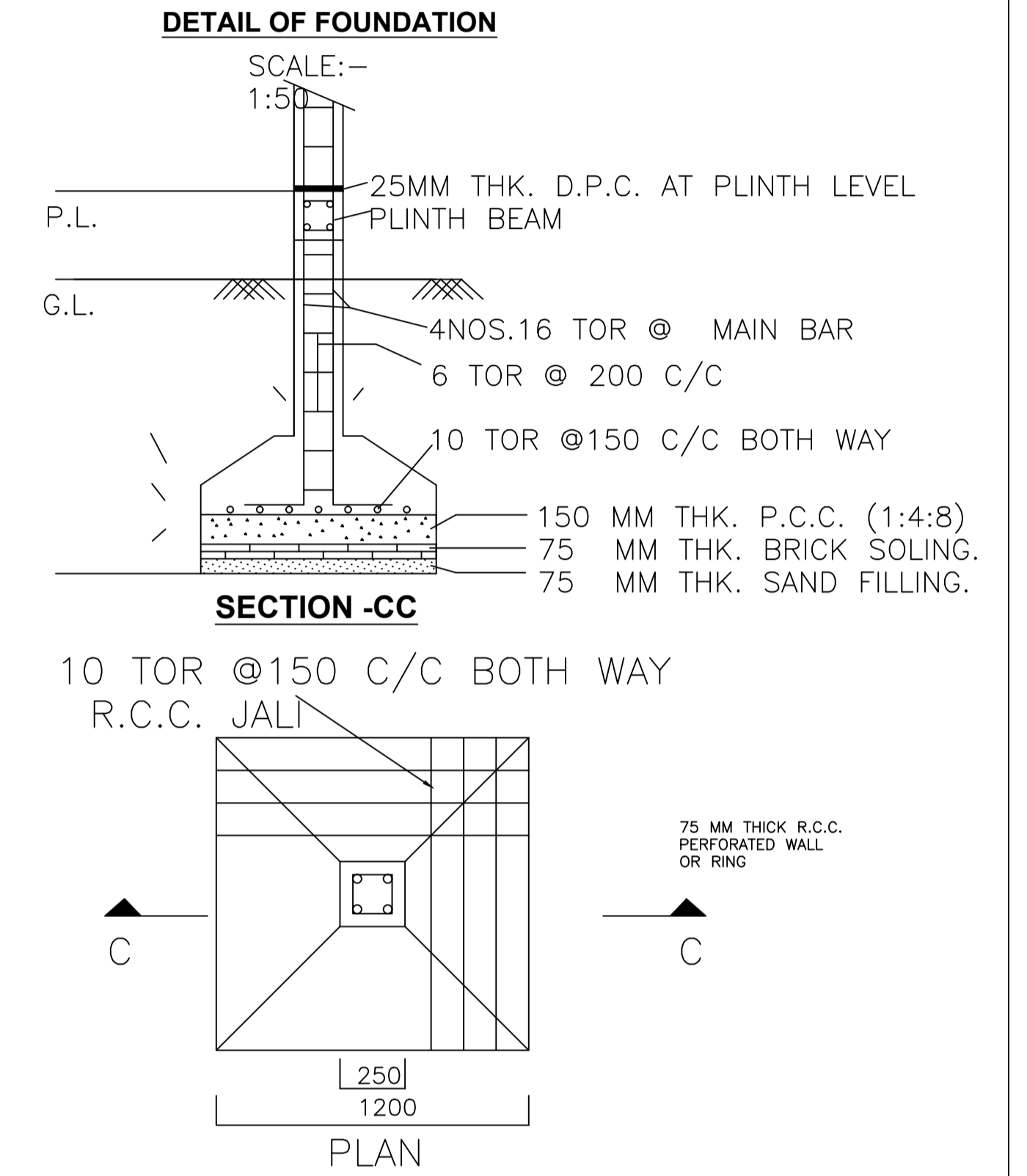
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT A	FLAT	218.18	217.72	0	1
FIRST FLOOR PLAN	SPLIT A	FLAT	0.00	0.00	6	0
SECOND FLOOR PLAN	SPLIT A	FLAT	0.00	0.00	6	0
Total:	-	-	218.18	217.72	12	1

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

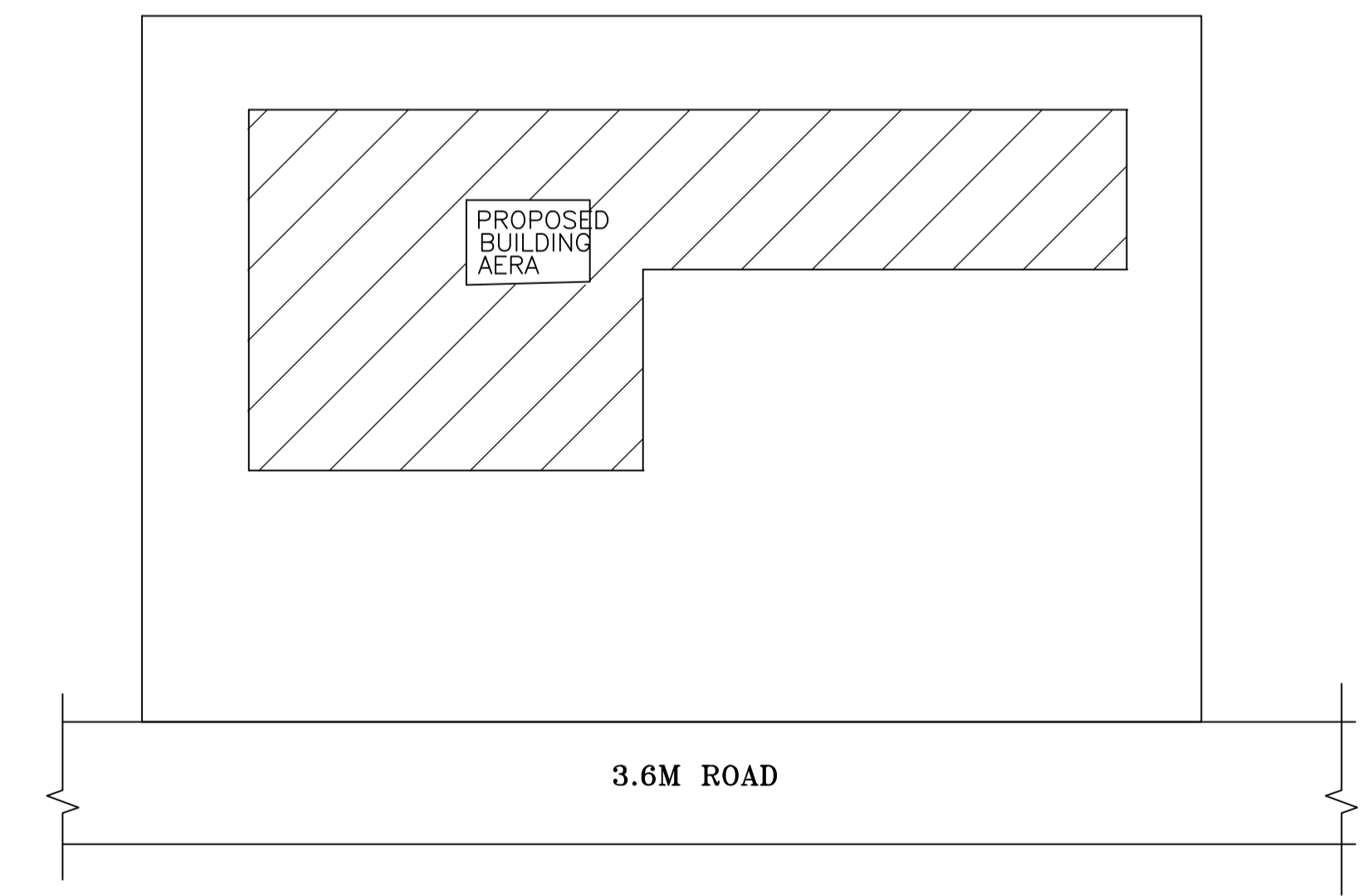
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Proposal File No.	SINPC/BP/0346/W14/2022
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Khata No	26
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Village Name	Saldega
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SubUse	Bungalow/ Dwelling / Non Apartment



LOCATION PLAN
NOT TO SCALE



FRONT ELEVATION
SCALE 1:100



KEY PLAN
SCALE 1:100

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
MAHENDRA MEHTA SINPC/DFTMN/0002/2022			