

SITE PLAN

FAR & Tenement Details (Table 4c-1)

Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.) Business	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
A (BUILDING)	1	340.02	340.03	340.02	340.02	03
Grand Total :	1	340.02	340.03	340.02	340.02	03

Proposal Basic Information

Proposal File No.	SINPC/BP/0420/W17/2023
Owner Name	ROOHI PARWEEN
Khata No	102
Plot No	794
Village Name	Simdega
Use	Business
SubUse	Professional Establishment

Required Parking (Table 7a)

Building Name	Type	SubUse	Area (Sq.mt.)	Units		Car		Visitors Car		TwoWheeler	
				Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.
A (BUILDING)	Business	Professional Establishment	>0	200	307.18	1	2	-	-	-	-
			>0	200	307.18	-	-	-	-	1	4
			-	-	-	-	2	2	0	1	4
Total :			-	-	-	-	2	2	0	1	4

Parking Check (Table 7b)

Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	2	27.81
Total Car	2	25.00	2	27.81
Visitor's Car Parking	-	-	1	14.16
Total Visitor Parking	-	-	1	14.16
TwoWheeler	-	-	4	10.37
Total TwoWheeler	4	8.00	4	10.37
Total		33.00		62.71

AREA STATEMENT SIMDEGA NAGAR PANCHAYAT	VERSION NO: 1.0.66
PROJECT DETAIL:	VERSION DATE: 16/10/2020
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Business
District: SIMDEGA	Plot SubUse: Professional Establishment
Authority: SIMDEGA NAGAR PANCHAYAT	PlotNearbyReligiousStructure: NA
Inward No: SINPC/BP/0420/W17/2023	PlotSubPlot No: 794
Application Type: General Proposal	North: -
Project Type: Building Permission	South: -
Nature of Development: New	East: -
Location of Development Area: New Area	West: -
AREA DETAILS:	SQ.MT.
AREA OF PLOT (Minimum)	(A) 430.45
Deduction for NetPlot Area	
Surrender Free of Cost	23.39
Total	23.39
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions) 407.06
Deduction for Balance Plot Area(from Gross Plot Area)	
Surrender Free of Cost	23.39
Common Plot	33.14
Total	56.53
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions) 373.92
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions) 407.06
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions) 430.45
COVERAGE CHECK	
Permissible Coverage area (50.00 %)	203.53
Proposed Coverage Area (27.84 %)	113.34
Total Prop. Coverage Area (27.84 %)	113.34
Balance coverage area (22.16 %)	90.19
FAR CHECK	
Perm. FAR Area (2.000)	860.90
Total Perm. FAR area	860.90
Commercial FAR	340.03
Proposed FAR Area	340.03
Total Proposed FAR Area	340.03
Consumed FAR (Factor)	0.79
Balance FAR Area	520.87
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	340.02
ARCHITECT (Regd)	MAHENDRA MEHTA
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	ROOHI PARWEEN
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

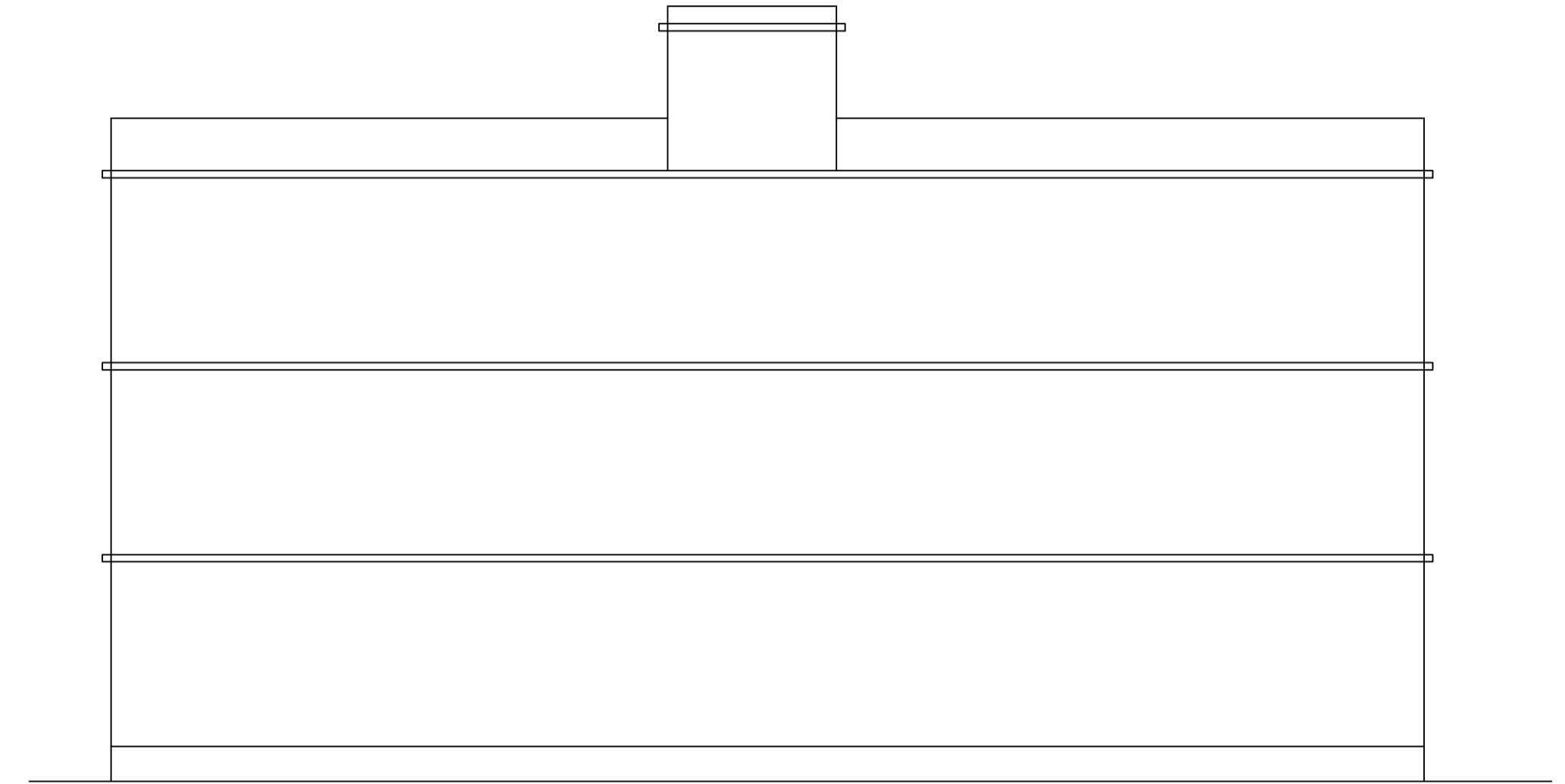
Floor Name	Building Name A (BUILDING)		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Ground Floor	113.34	113.34	113.34	113.34
First Floor	113.34	113.34	113.34	113.34
Second Floor	113.34	113.34	113.34	113.34
Terrace Floor	0.00	0.00	0.00	0.00
Total :	340.02	340.02	340.02	340.02

Building USE/SUBUSE Details

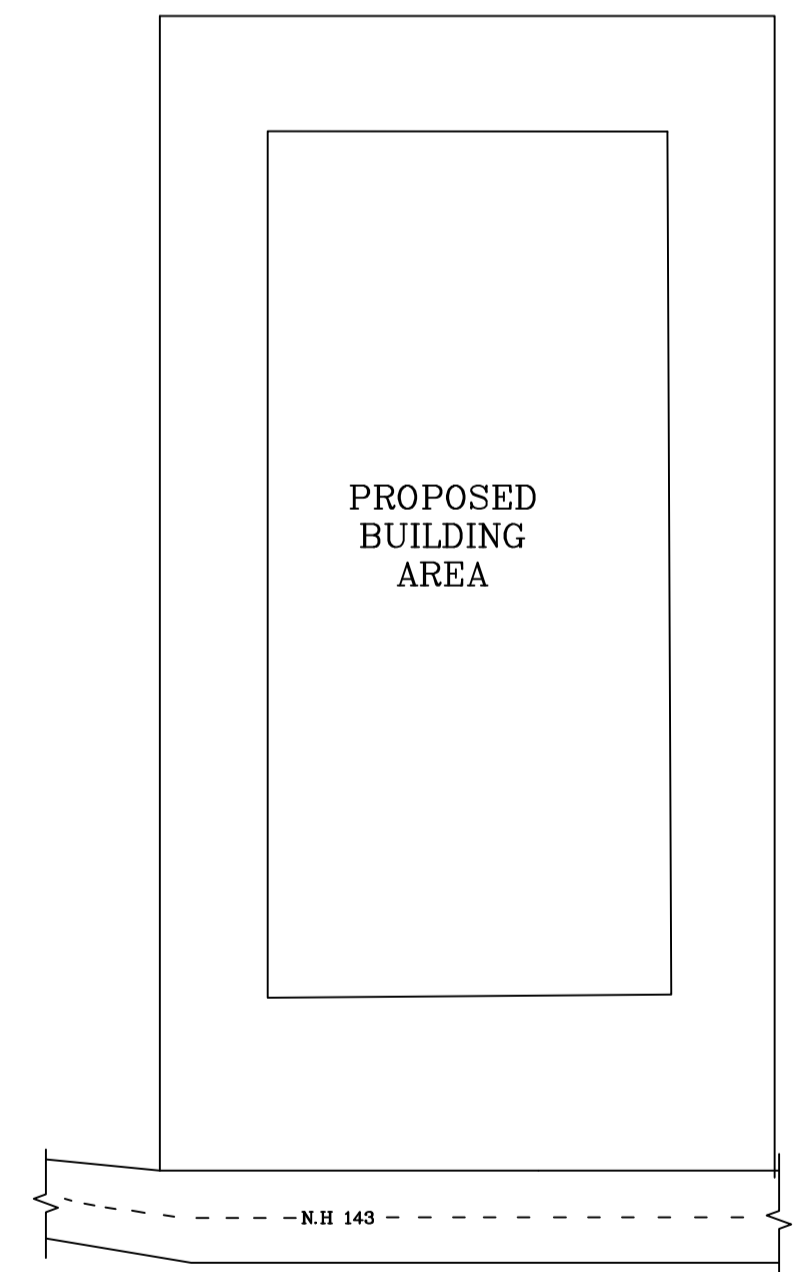
Building Name	Building Use	Building SubUse	Building Structure
A (BUILDING)	Business	Professional Establishment	Non-Highrise

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

Proposal Basic Information	
Proposal File No.	SINPC/BP/0420/W17/2023
Owner Name	ROOHI PARWEEN
Khata No	102
Plot No	794
Village Name	Simdega
Use	Business
SubUse	Professional Establishment



LEFT SIDE ELEVATION
SCALE 1:100



KEY PLAN
SCALE 1:200

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