

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 (RESIDENTIAL)	1	270.10	270.10	270.10	270.10	01
Grand Total :	1	270.10	270.10	270.10	270.10	01

Proposal Basic Information

Proposal File No.	SINPC/BP/0444/W06/2023
Owner Name	MUKTA ALMA SORENG
Khata No	156
Plot No	2257
Village Name	Khijri
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

AREA STATEMENT SIMDEGA NAGAR PANCHAYAT		VERSION NO.: 1.0.66	VERSION DATE: 16/10/2020
PROJECT DETAIL:			
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/0444/W06/2023	Plot/SubPlot No: 2257		
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.	283.07
Deduction for NetPlot Area			
Surrender Free of Cost			12.28
Total			12.28
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)			
(A-Deductions)			270.79
Deduction for Balance Plot Area(from Gross Plot Area)			
Surrender Free of Cost			12.28
Common Plot			19.80
Total			32.08
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)			
(A-Deductions)			250.99
PLOT AREA FOR COVERAGE(Net Plot Area)			
(A-Deductions)			270.79
Plot Area for FAR (Net Plot Area + RoadWidening Area)			
(A-Deductions)			283.07
COVERAGE CHECK			
Permissible Coverage area (60.00 %)			162.47
Proposed Coverage Area (49.87 %)			135.05
Total Prop. Coverage Area (49.87 %)			135.05
Balance coverage area (10.13 %)			27.42
FAR CHECK			
Perm. FAR Area (1.500)			424.61
Total Perm. FAR area			424.61
Residential FAR			270.10
Proposed FAR Area			270.10
Total Proposed FAR Area			270.10
Consumed FAR (Factor)			0.95
Balance FAR Area			154.51
BUILT UP AREA CHECK			
Total Proposed BuiltUp Area			270.10
ARCHITECT (Regd)	MAHENDRA MEHTA		
ENGINEER (Regd)			
SUPERVISOR (Regd)			
OWNER (Regd)	MUKTA ALMA SORENG		
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

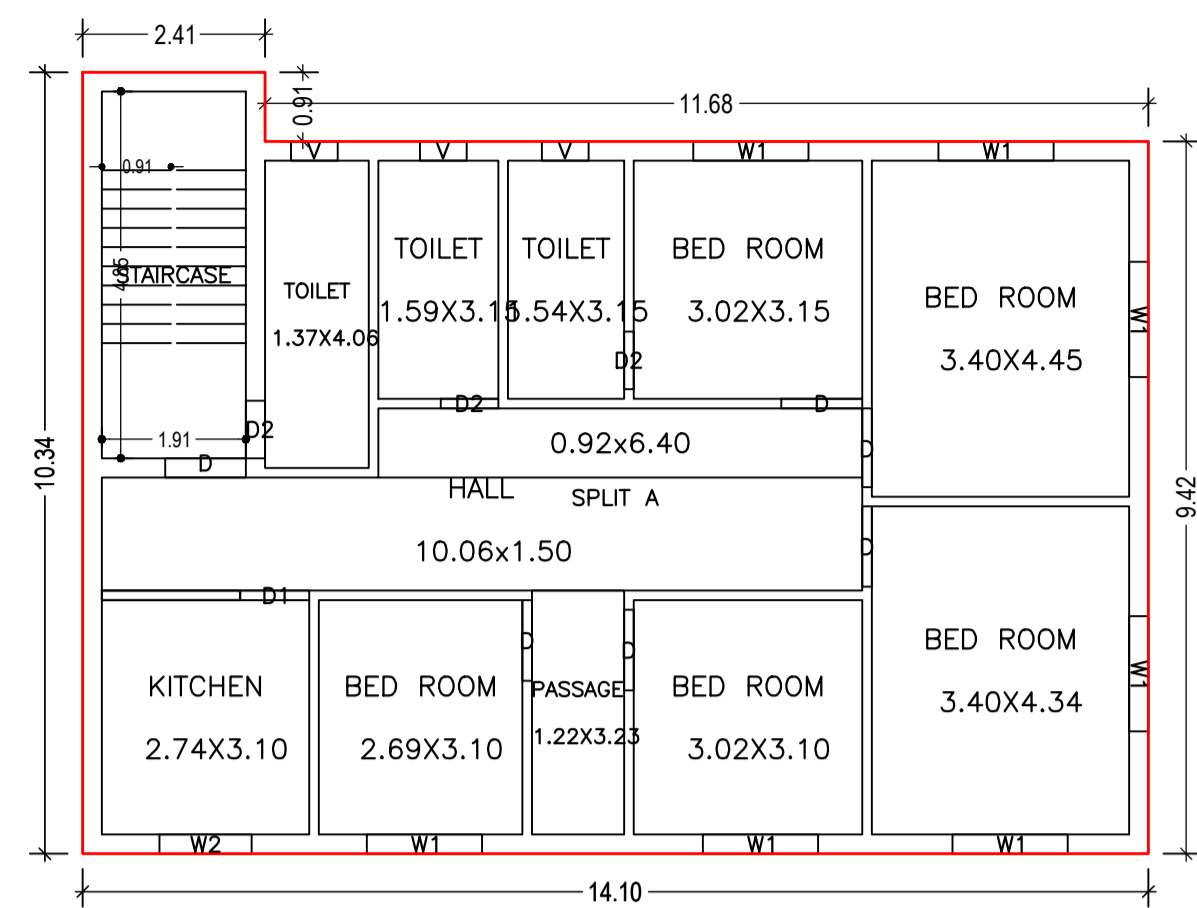
Buildingwise Floor FAR Details

Floor Name	Building Name		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	135.05	135.05	135.05	135.05
First Floor	135.05	135.05	135.05	135.05
Terrace Floor	0.00	0.00	0.00	0.00
Total :	270.10	270.10	270.10	270.10

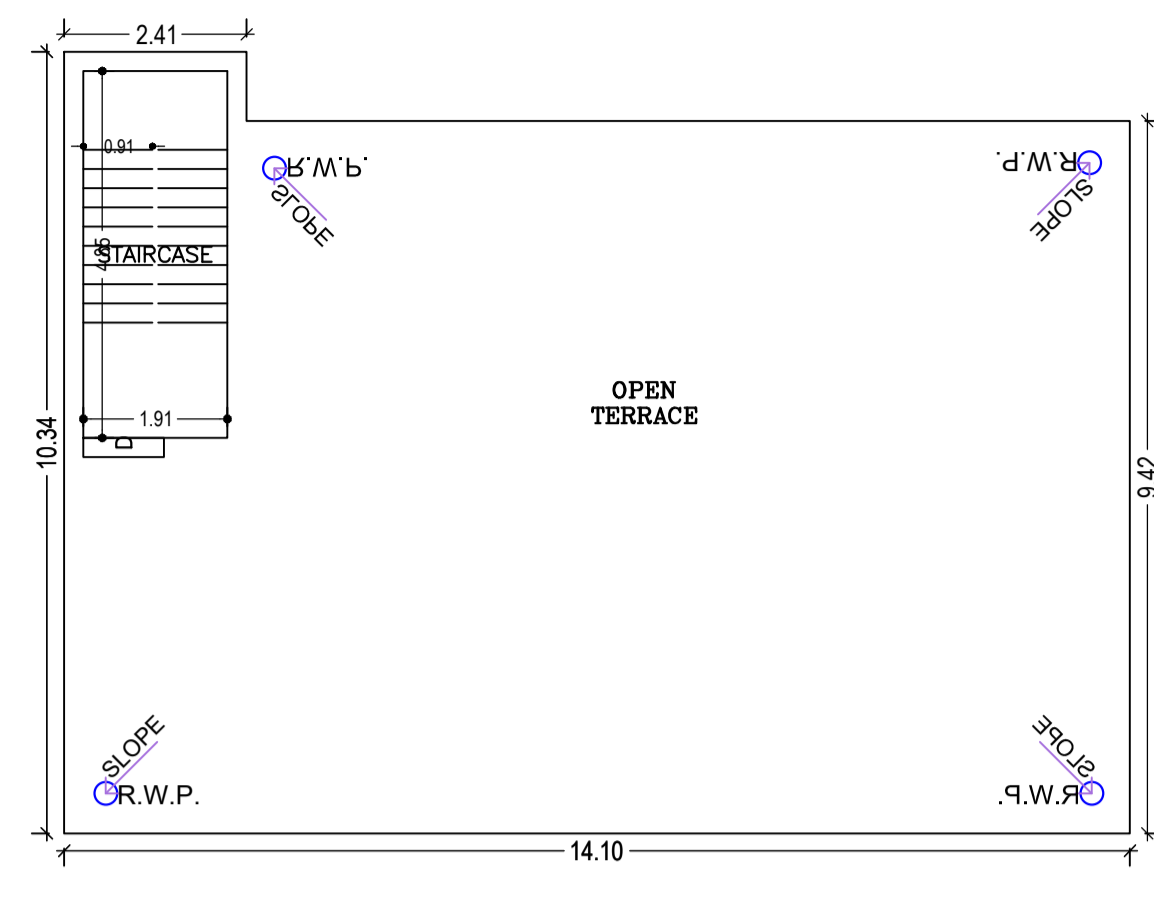
Building USE/SUBUSE Details

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

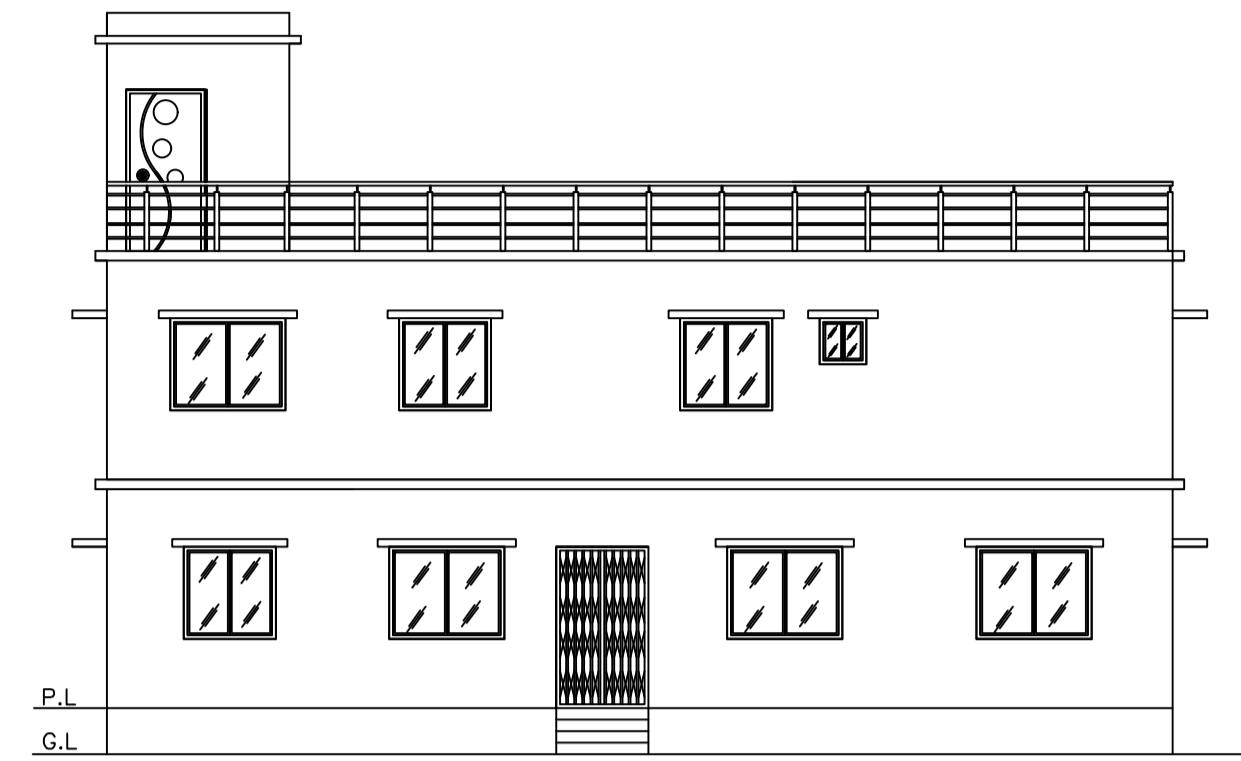
LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
MAHENDRA MEHTA SINPC/DFTMN/0002/2022			



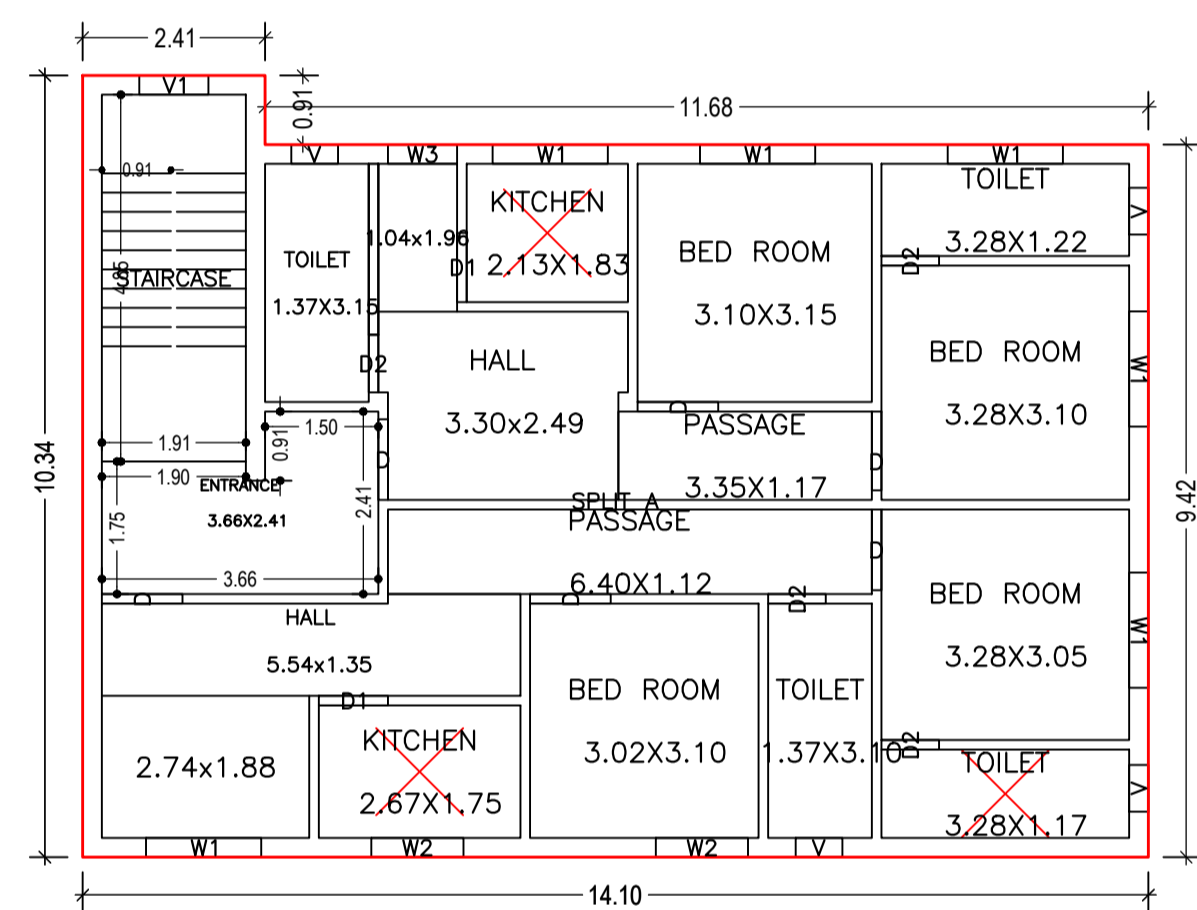
GROUND FLOOR PLAN (Proposed) (SCALE 1:100)



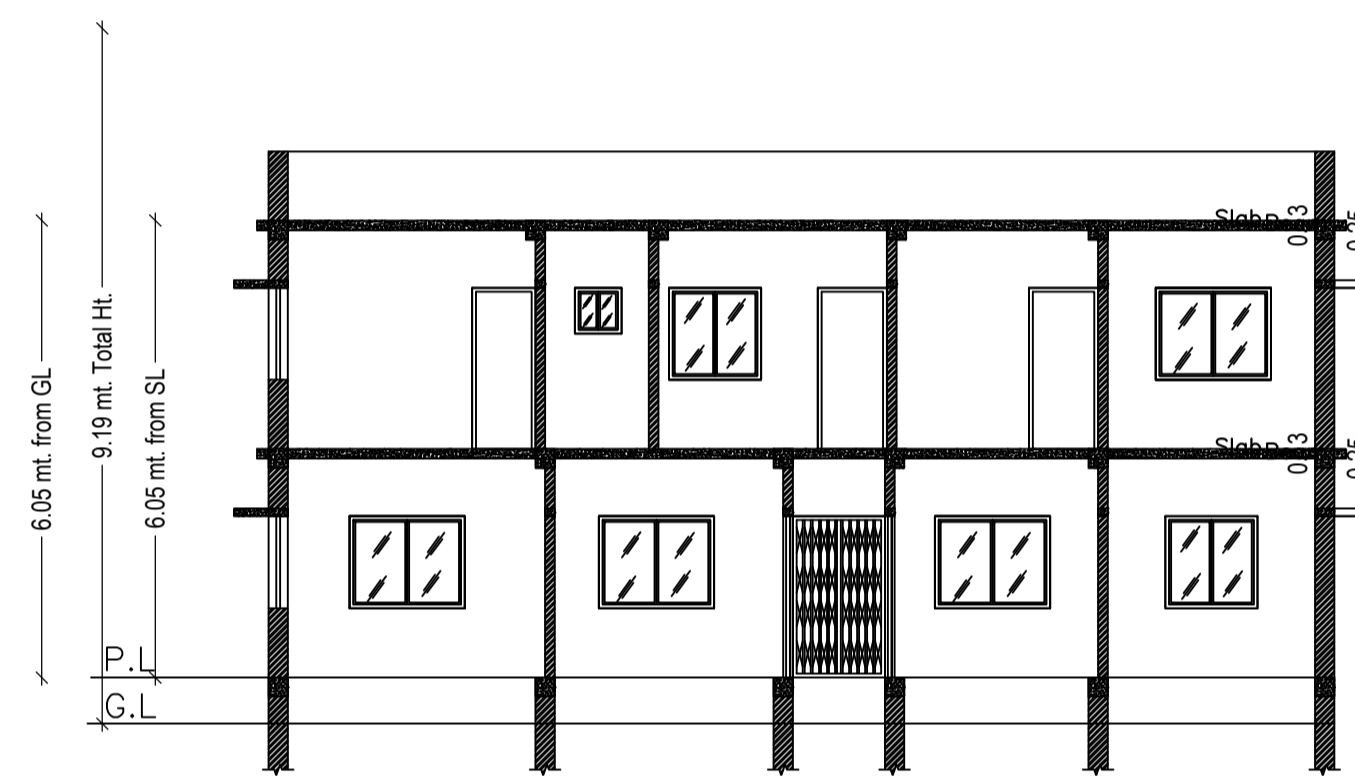
TERRACE FLOOR PLAN (SCALE 1:100)



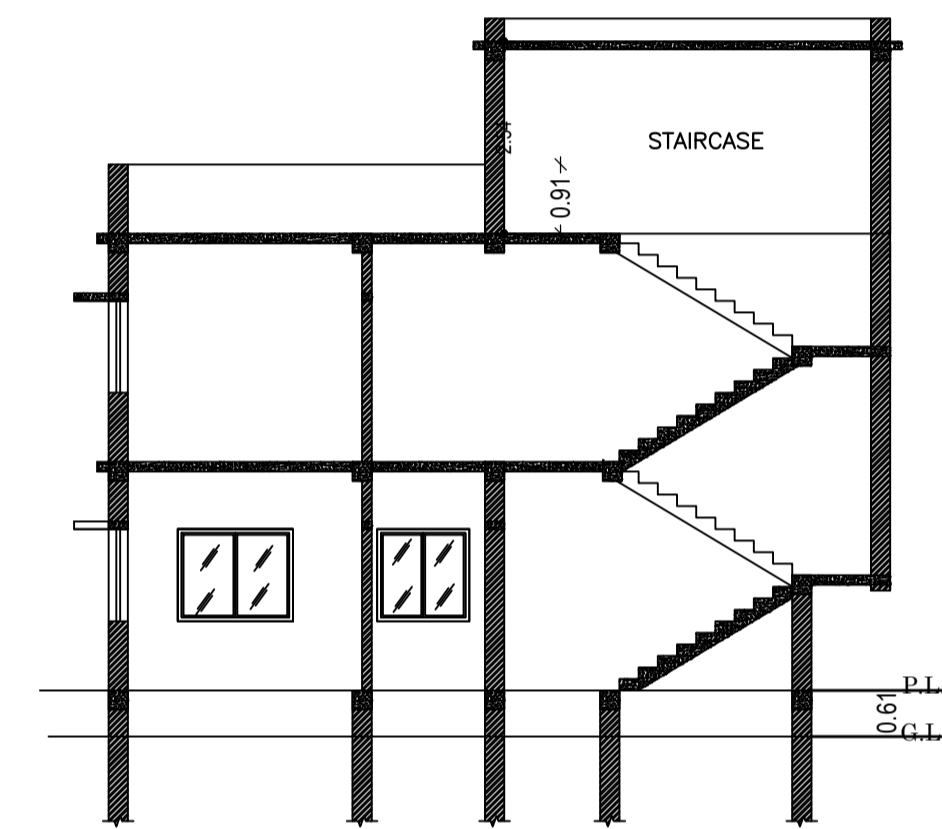
FRONT SIDE ELEVATION (SCALE 1:100)



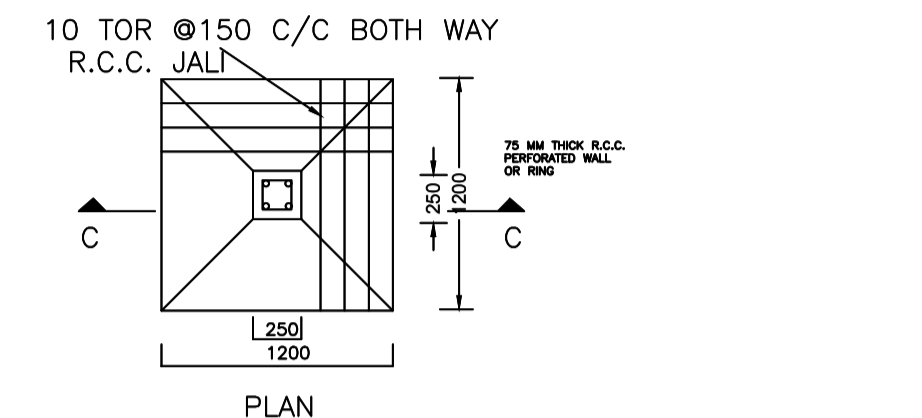
FIRST FLOOR PLAN (Proposed) (SCALE 1:100)



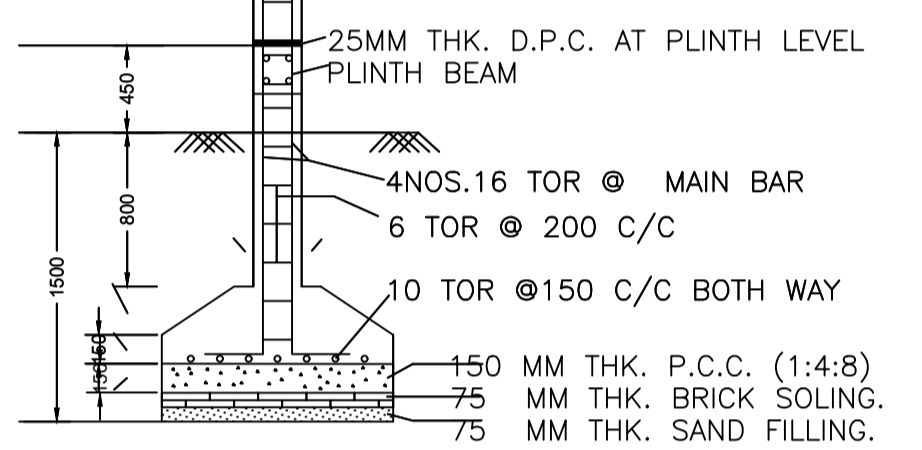
SECTION X-X (SCALE 1:100)



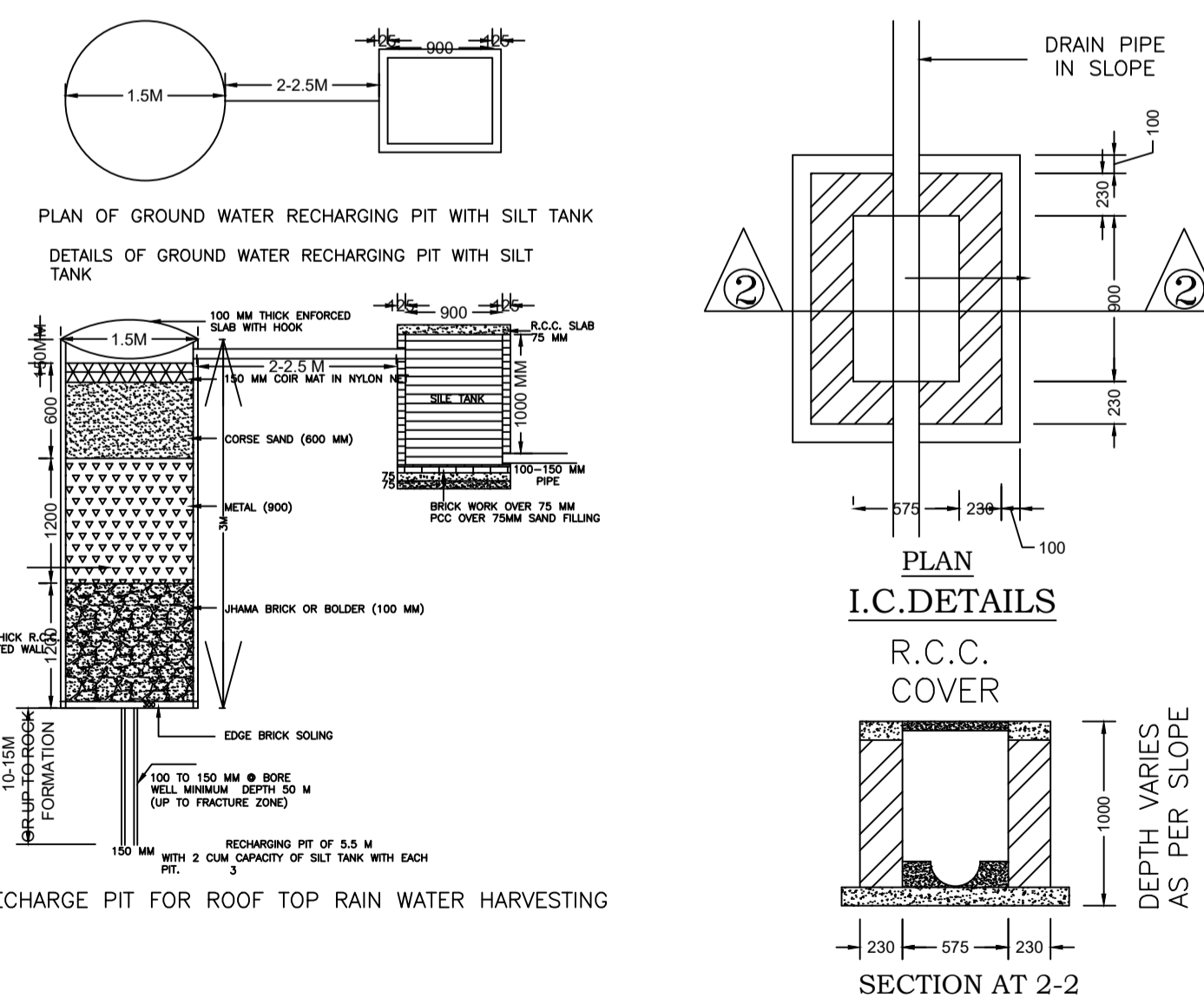
SECTION Y-Y (SCALE 1:100)



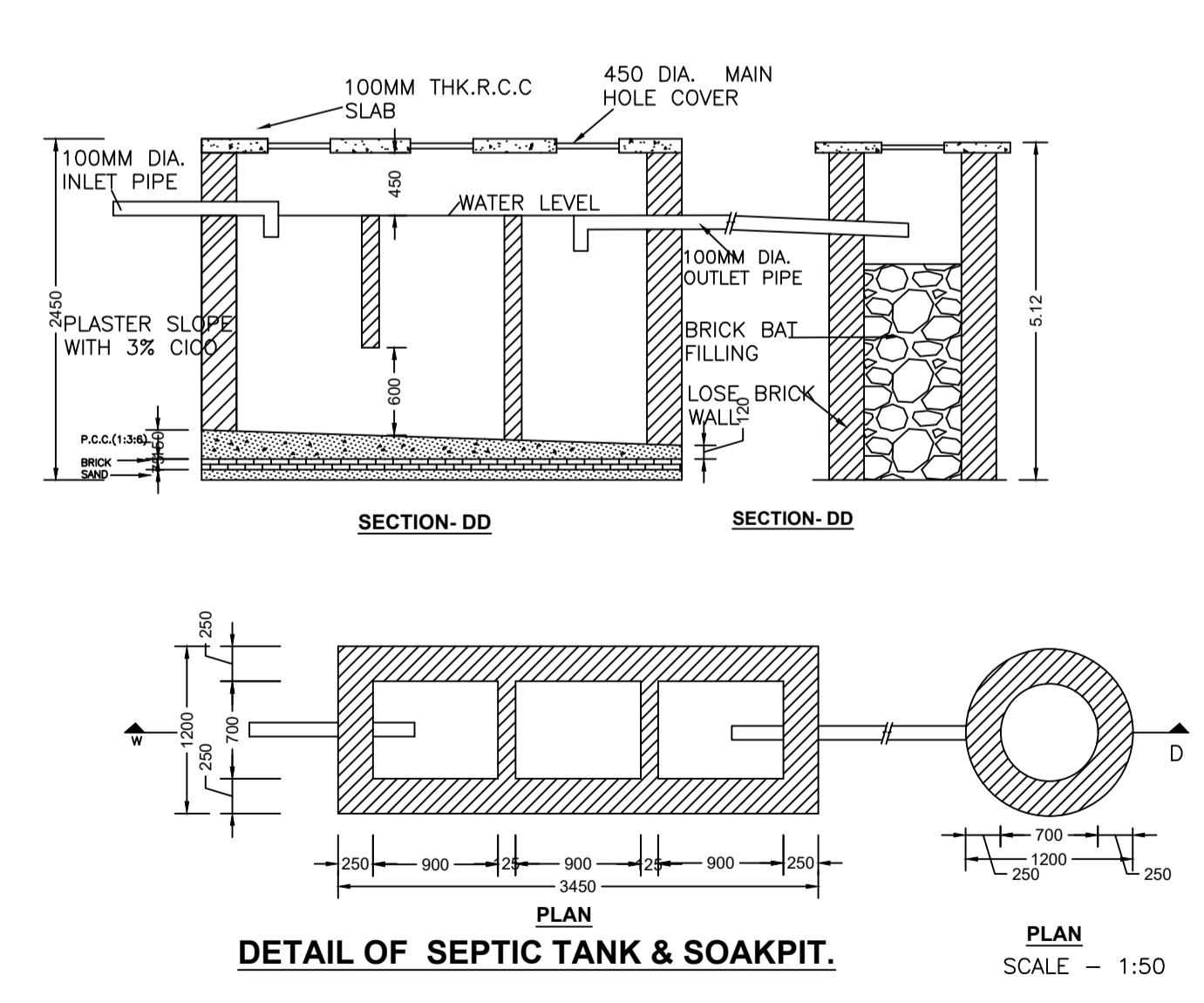
DETAIL OF FOUNDATION (SCALE: 1:50)



SECTION -C-C (SCALE: 1:50)



DESIGN OF RECHARGE PIT FOR ROOF TOP RAIN WATER HARVESTING



DETAIL OF SEPTIC TANK & SOAKPIT (SCALE - 1:50)

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A1 (RESIDENTIAL)	D2	0.76	2.10	07
A1 (RESIDENTIAL)	D1	0.91	2.10	03
A1 (RESIDENTIAL)	D	1.04	2.10	02
A1 (RESIDENTIAL)	D	1.07	2.10	10

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A1 (RESIDENTIAL)	V	0.62	1.20	07
A1 (RESIDENTIAL)	W3	0.91	1.20	01
A1 (RESIDENTIAL)	V1	0.91	1.20	01
A1 (RESIDENTIAL)	W2	1.22	1.20	03
A1 (RESIDENTIAL)	W1	1.52	1.20	13

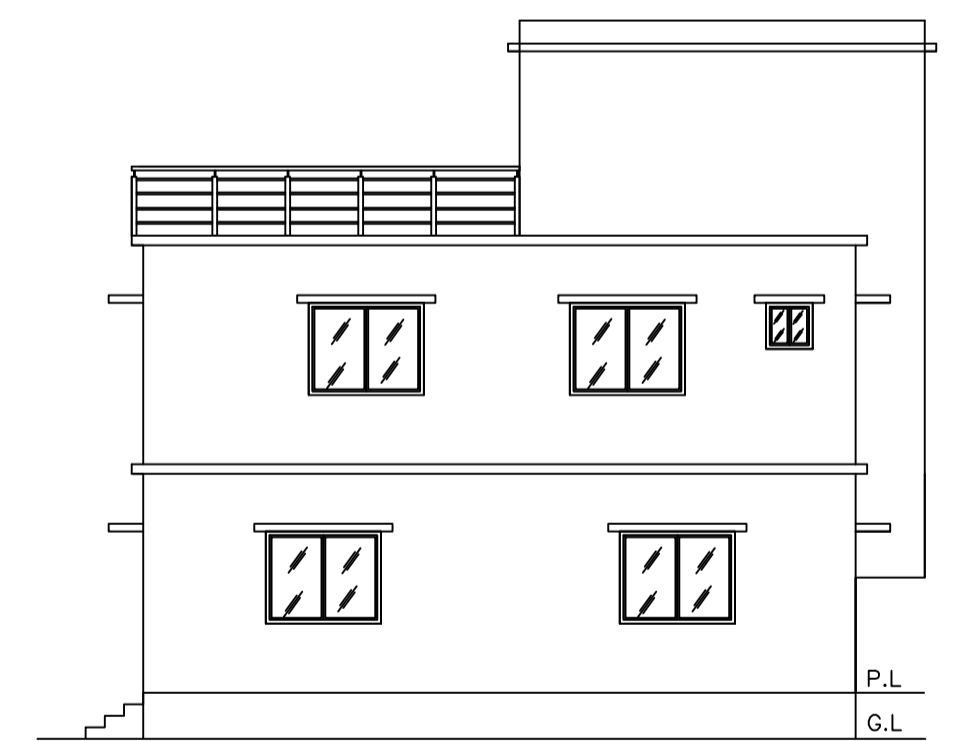
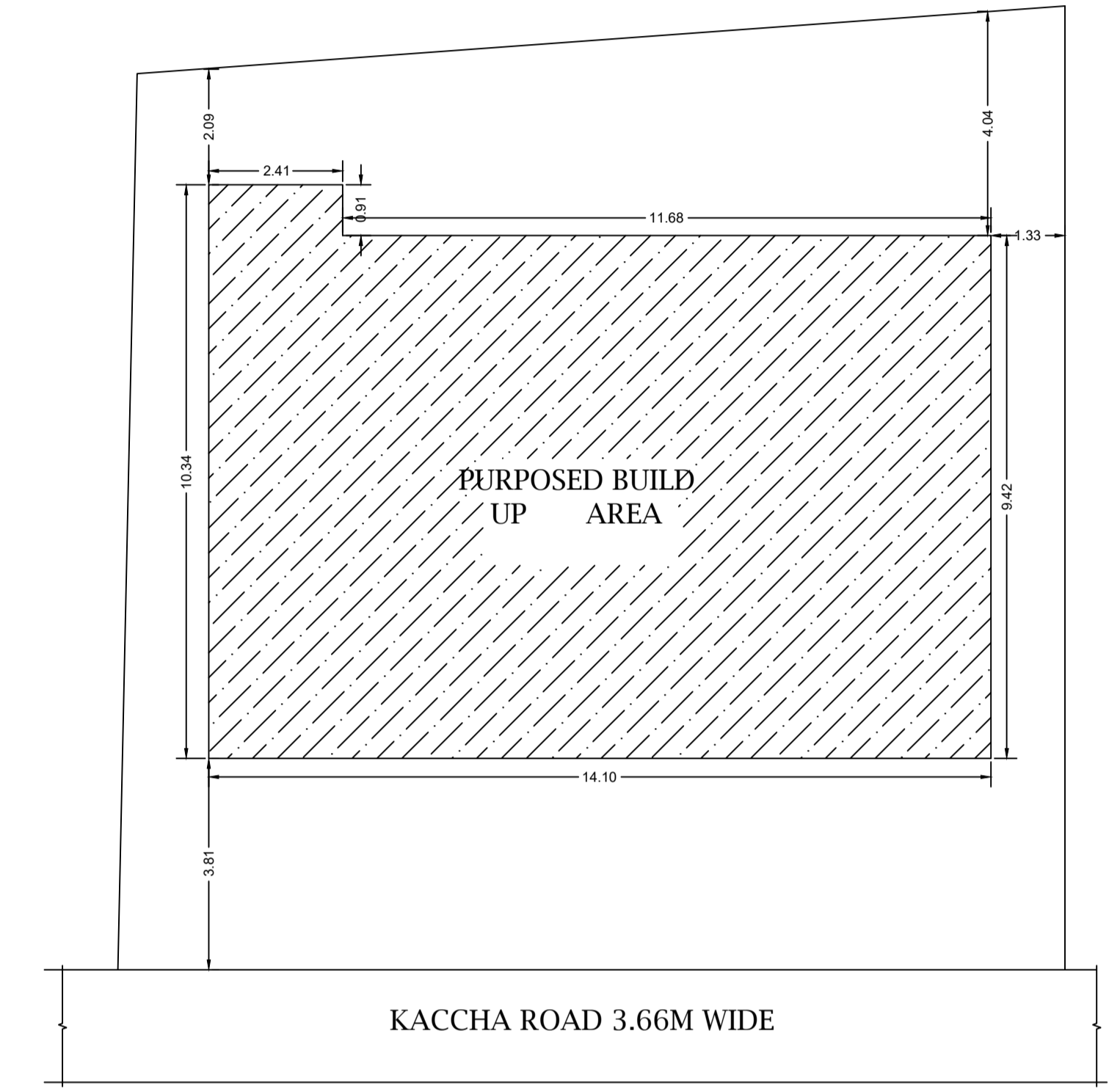
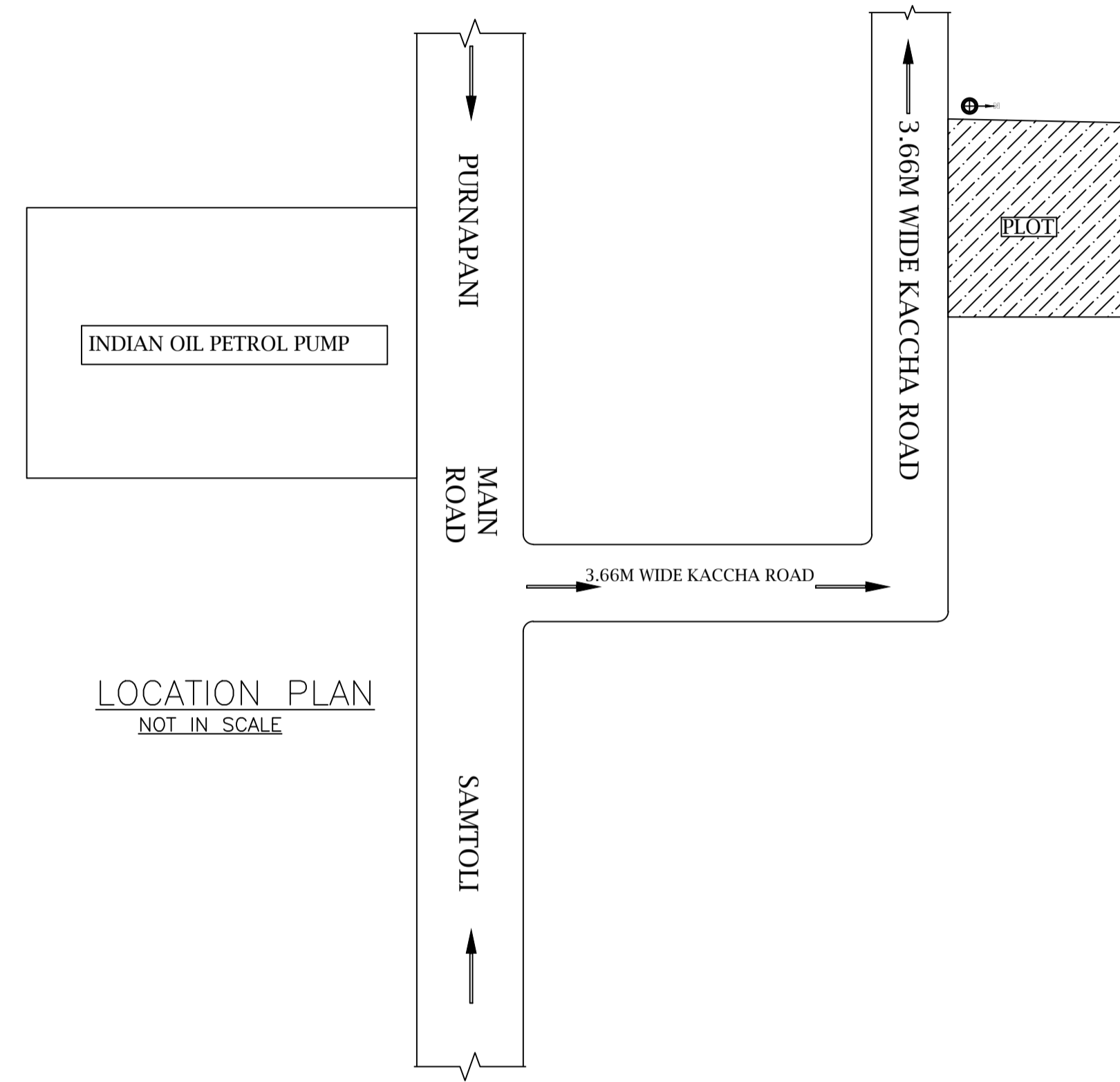
UnitBUA Table for Building :A1 (RESIDENTIAL)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT A	FLAT	224.69	224.17	11	1
FIRST FLOOR PLAN	SPLIT A	FLAT	0.00	0.00	15	0
Total:	-	-	224.69	224.17	26	1

Building :A1 (RESIDENTIAL)

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	135.05	135.05	135.05	135.05	01
First Floor	135.05	135.05	135.05	135.05	00
Terrace Floor	0.00	0.00	0.00	0.00	00
Total:	270.10	270.10	270.10	270.10	01
Total Number of Same Buildings	1				
Total:	270.10	270.10	270.10	270.10	01

Proposal Basic Information	
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MAHENDRA MEHTA SINPC/DFTMN/0002/2022			