

SITE PLAN

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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.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Trmnt (No.)
			Balcony	Archi.Proj.				
ABC (123)	1	291.25	4.34	37.80	249.11	249.11	249.11	01
Grand Total :	1	291.25	4.34	37.80	249.11	249.11	249.11	01

Proposal Basic Information

Proposal File No.	SINPC/0422/W16/2023
Owner Name	GABRIEL LAKRA
Khata No	76
Plot No	587
Village Name	Simdega
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/0422/W16/2023	PlotSubPlot No: 587		
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. 283.25	
Deduction for NetPlot Area			
Surrender Free of Cost		25.20	
Total		25.20	
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)			
(A-Deductions)		258.05	
Deduction for Balance Plot Area(from Gross Plot Area)			
Surrender Free of Cost		25.20	
Common Plot		32.18	
Total		57.38	
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)			
(A-Deductions)		225.87	
PLOT AREA FOR COVERAGE(Net Plot Area)			
(A-Deductions)		258.05	
Plot Area for FAR (Net Plot Area + RoadWidening Area)			
(A-Deductions)		283.25	
COVERAGE CHECK			
Permissible Coverage area (60.00 %)		154.83	
Proposed Coverage Area (38.78 %)		100.07	
Total Prop. Coverage Area (38.78 %)		100.07	
Balance coverage area (21.22 %)		54.76	
FAR CHECK			
Perm. FAR Area (1.500)		424.88	
Total Perm. FAR area		424.88	
Residential FAR		249.10	
Proposed FAR Area		249.10	
Total Proposed FAR Area		249.10	
Consumed FAR (Factor)		0.88	
Balance FAR Area		175.78	
BUILT UP AREA CHECK			
Total Proposed BuiltUp Area		291.25	
ARCHITECT (Regd)		MD RAGIB SAYEED	
ENGINEER (Regd)			
SUPERVISOR (Regd)			
OWNER (Regd)		GABRIEL LAKRA	
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

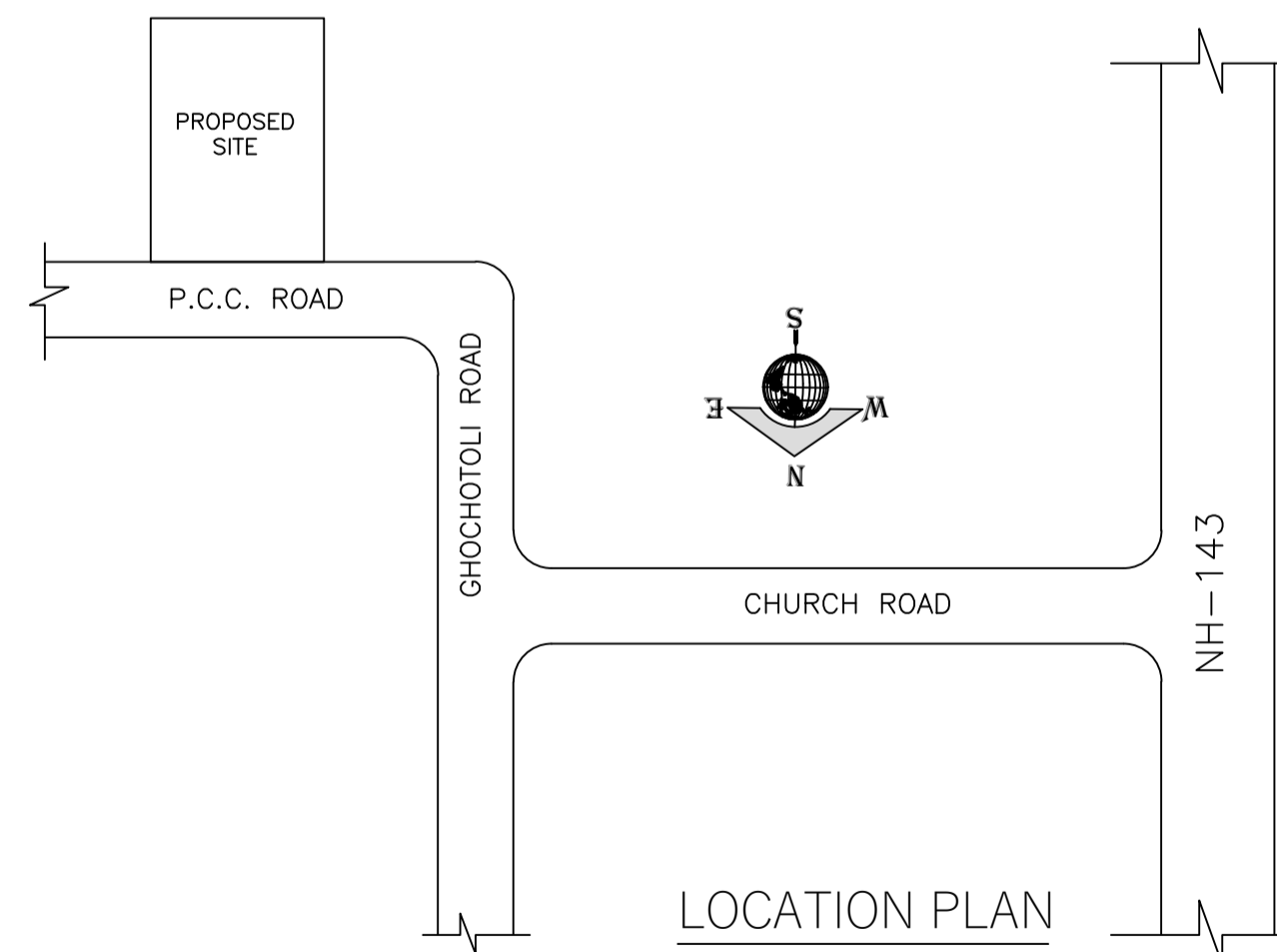
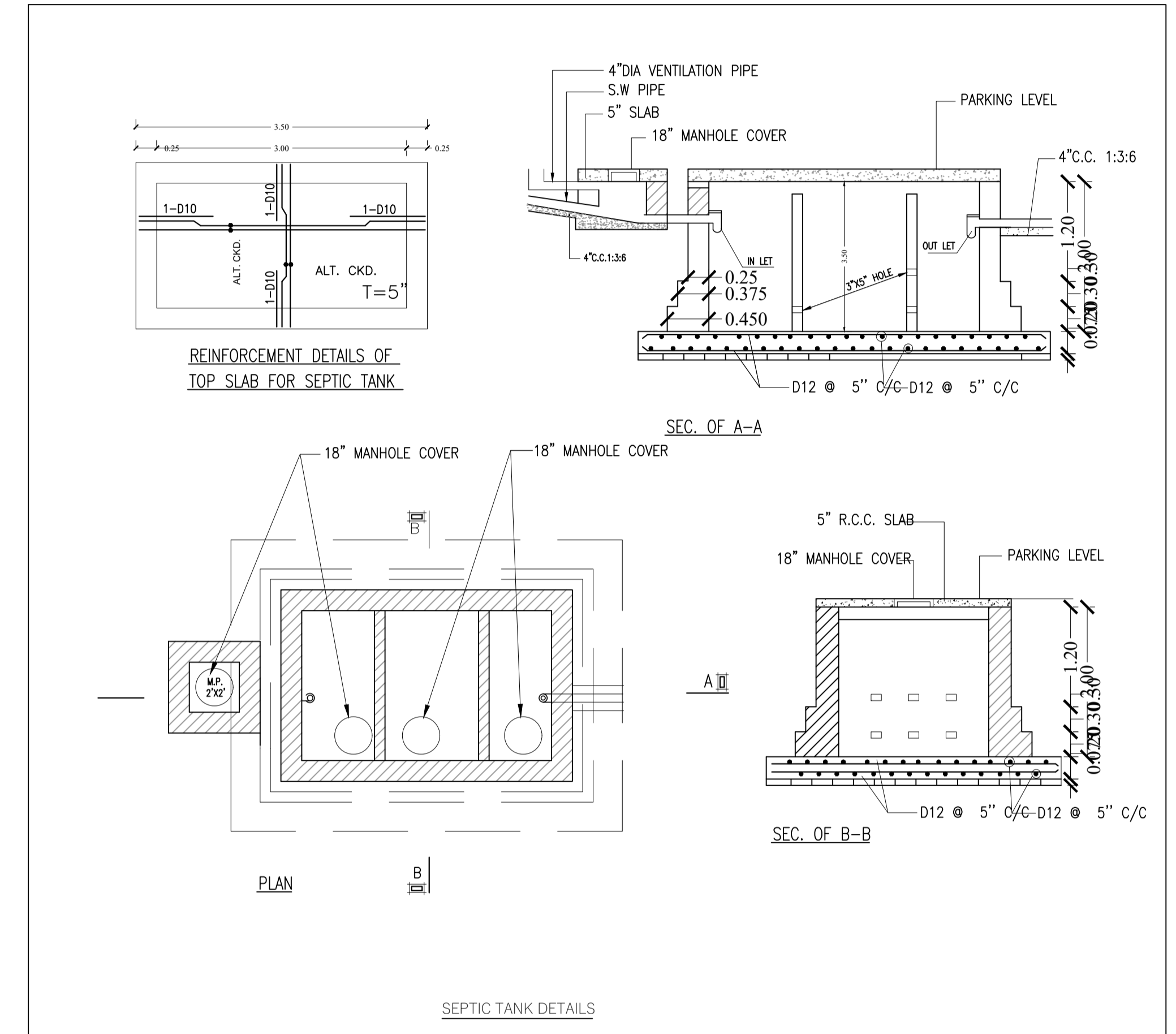
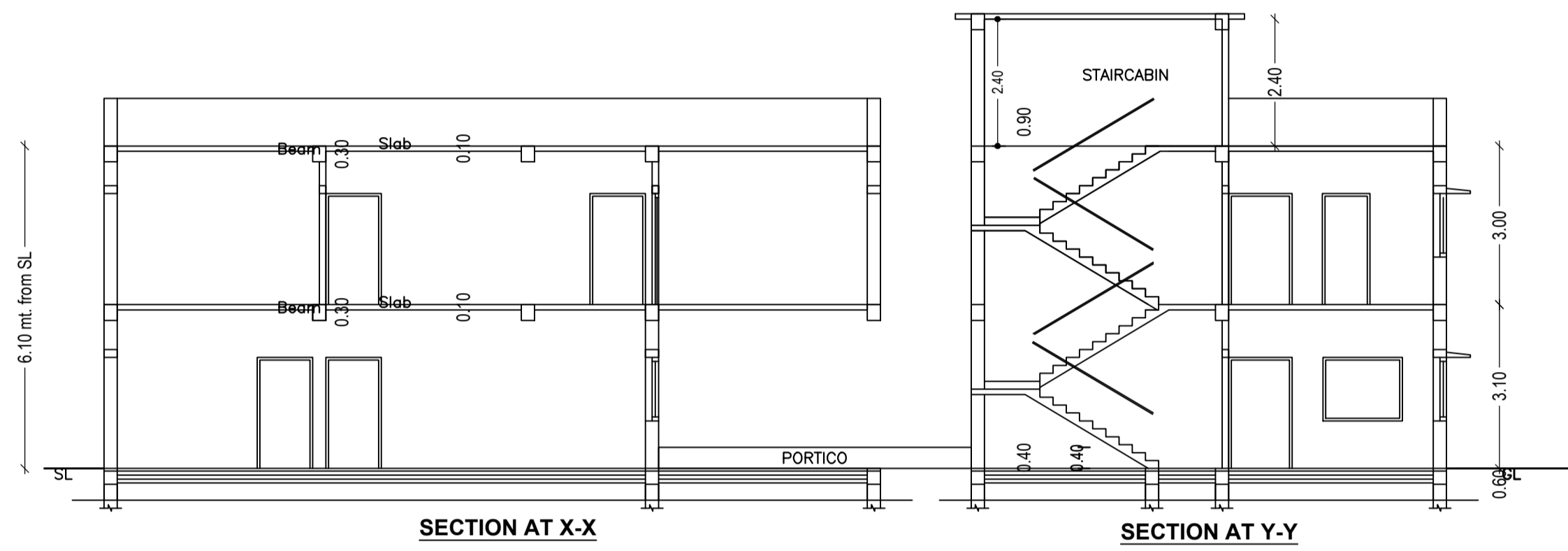
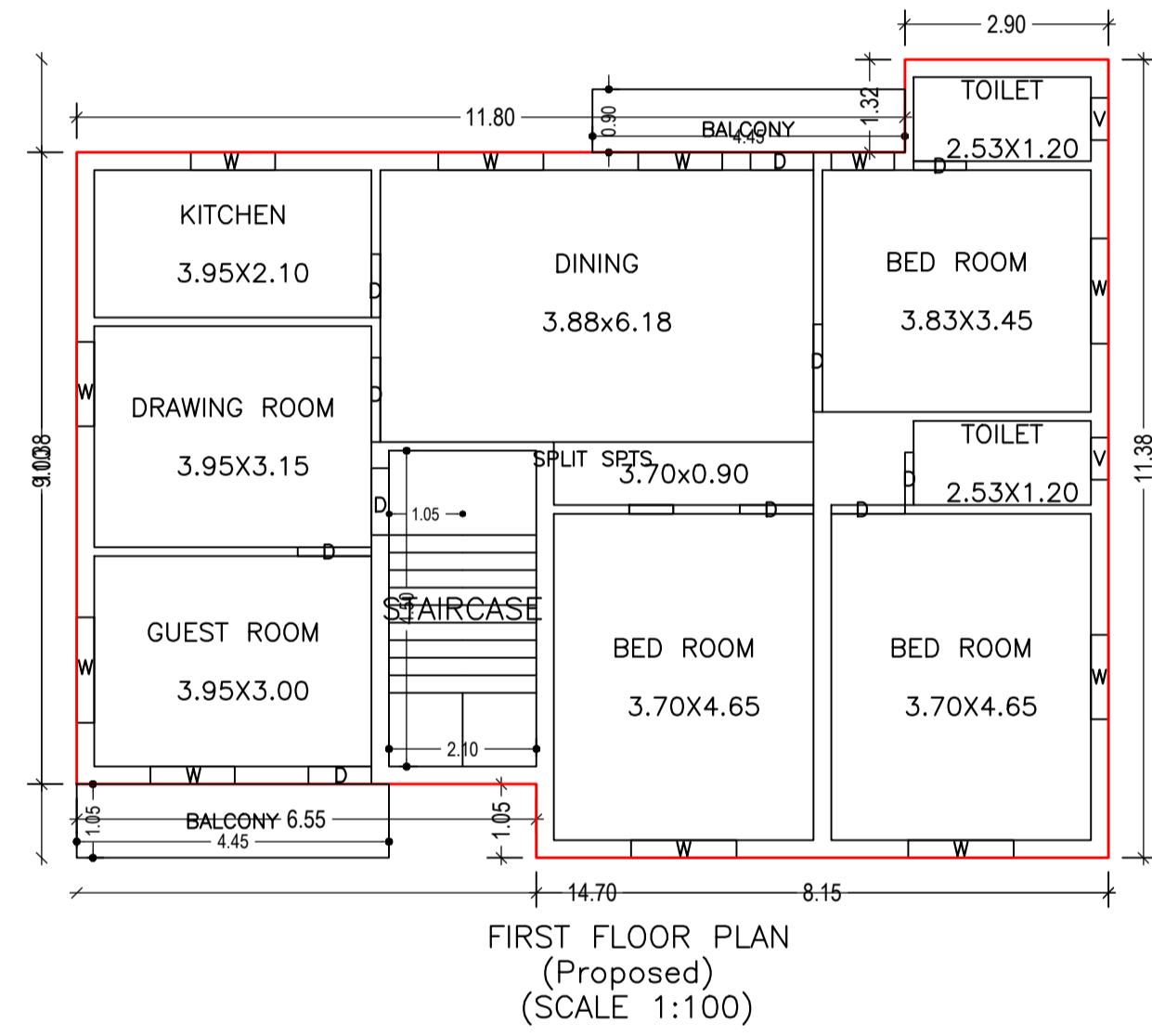
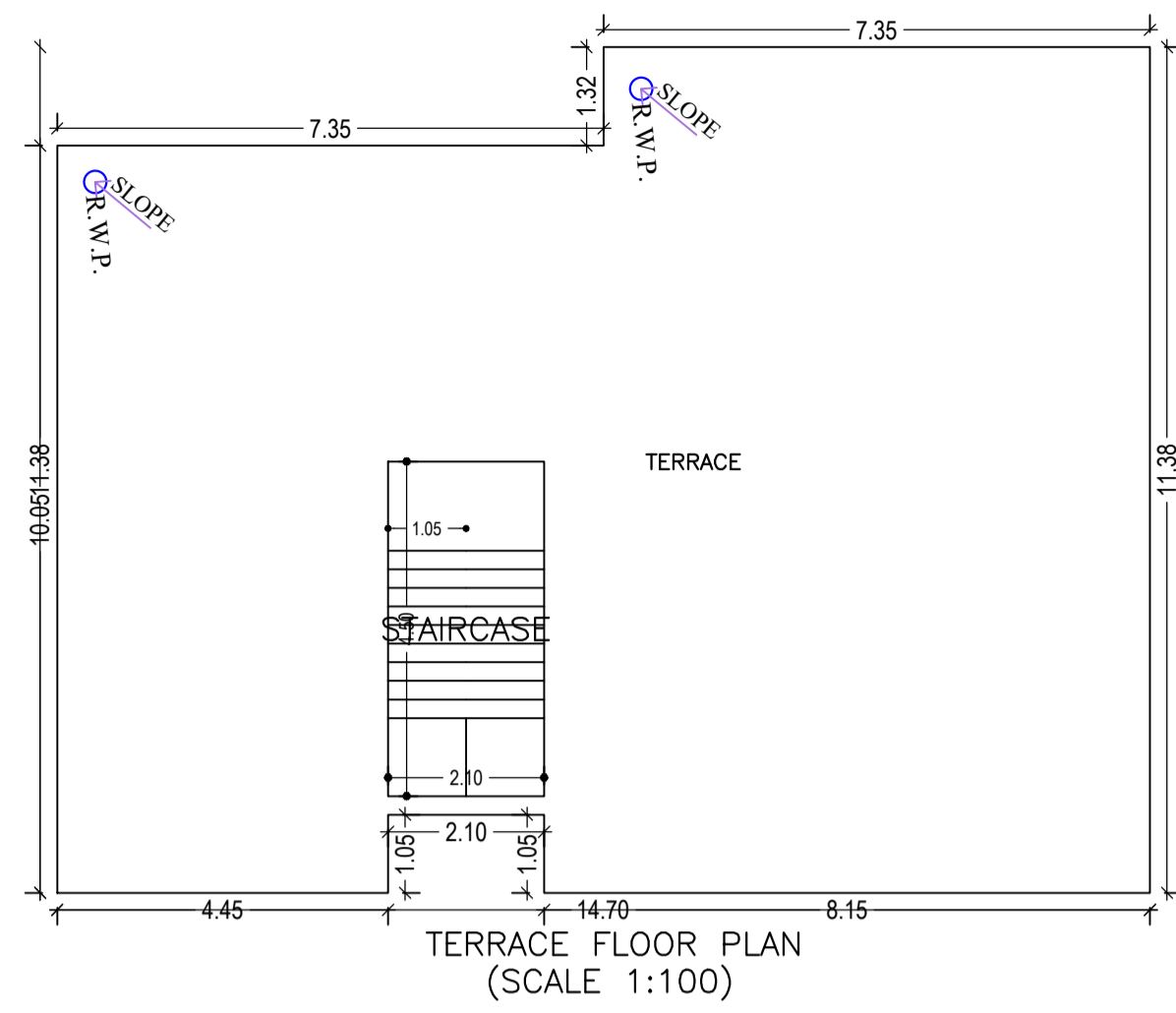
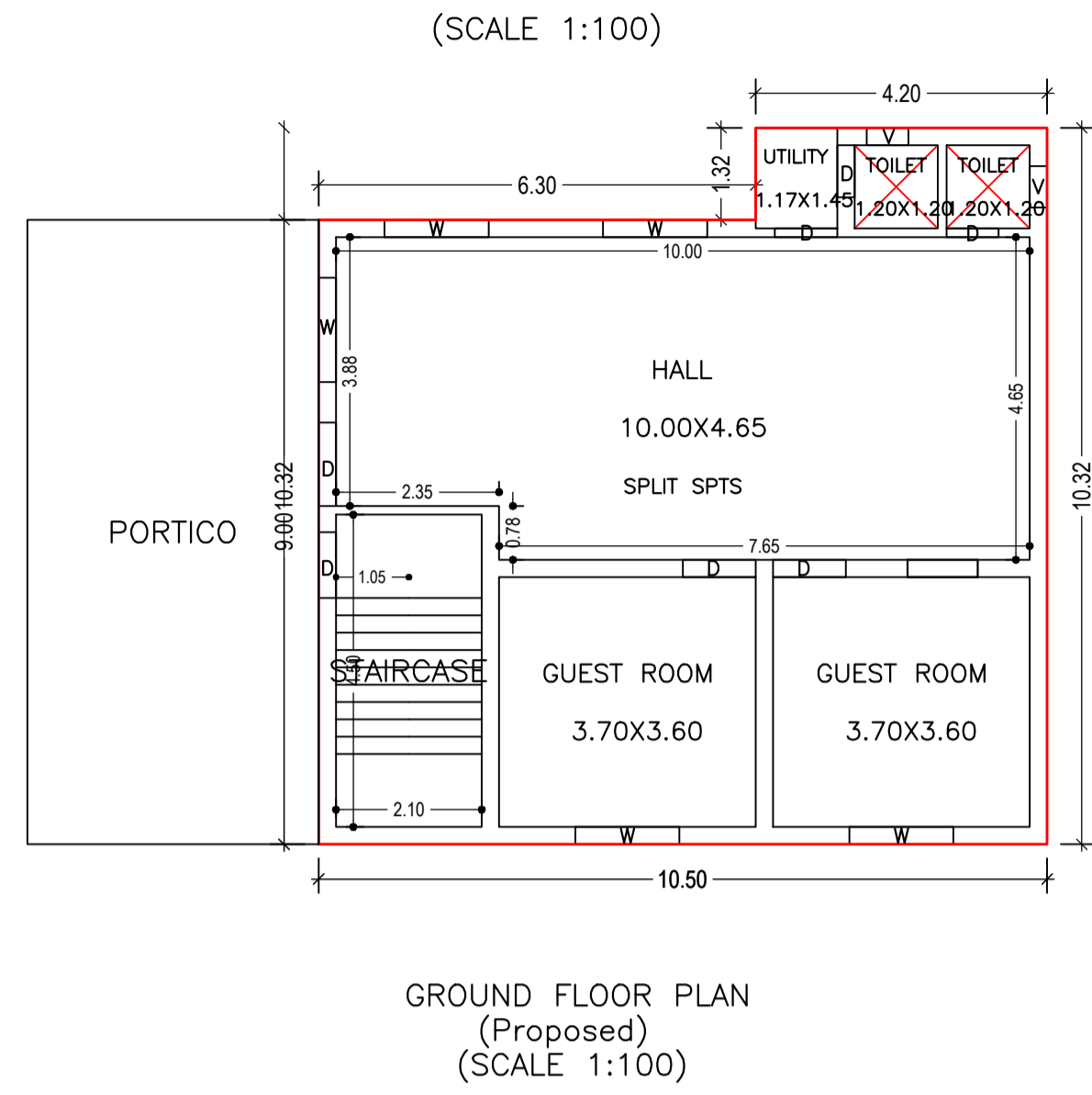
Floor Name	Building Name		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Ground Floor	137.87	100.07	137.87	100.07
First Floor	153.38	149.04	153.38	149.04
Terrace Floor	0.00	0.00	0.00	0.00
Total :	291.25	249.11	291.25	249.11

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
ABC (123)	Residential	Bungalow/ Dwelling / Non Apartment	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/0422/W16/2023
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Khata No	76
Plot No	587
Village Name	Simdega
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment



Building :ABC (123)

Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)		Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Trmt (No.)
		Balcony	Archi.Proj.				
Ground Floor	137.87	0.00	37.80	100.07	100.07	100.07	01
First Floor	153.38	4.34	0.00	149.04	149.04	149.04	00
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	291.25	4.34	37.80	249.11	249.11	249.11	01
Total Number of Same Buildings	1						
Total :	291.25	4.34	37.80	249.11	249.11	249.11	01

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
ABC (123)	D	0.75	2.10	04
ABC (123)	D	0.90	2.10	04
ABC (123)	D	0.95	2.10	01
ABC (123)	D	1.05	2.10	05
ABC (123)	D	1.20	2.10	02
ABC (123)	D	1.25	2.10	01

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
ABC (123)	V	0.60	1.20	04
ABC (123)	W	0.90	1.20	01
ABC (123)	W	1.20	1.20	05
ABC (123)	W	1.50	1.20	10

Balcony Calculations Table

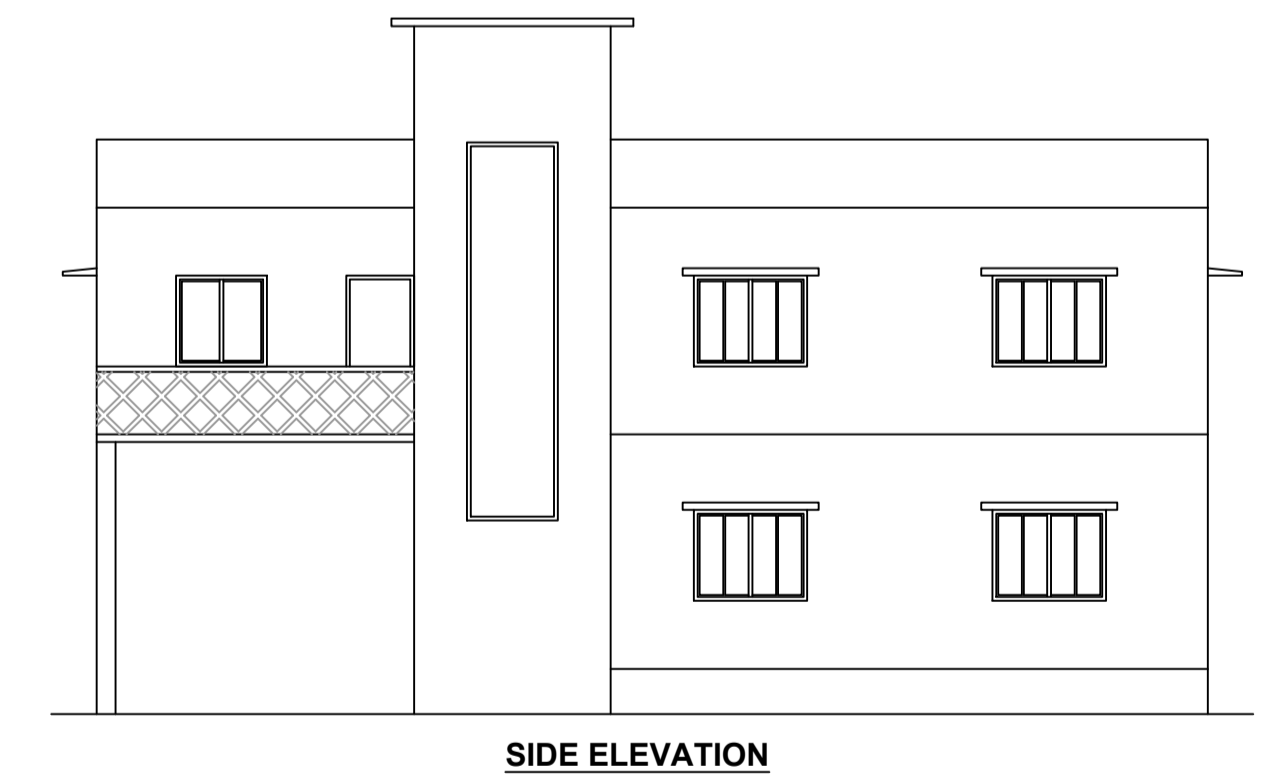
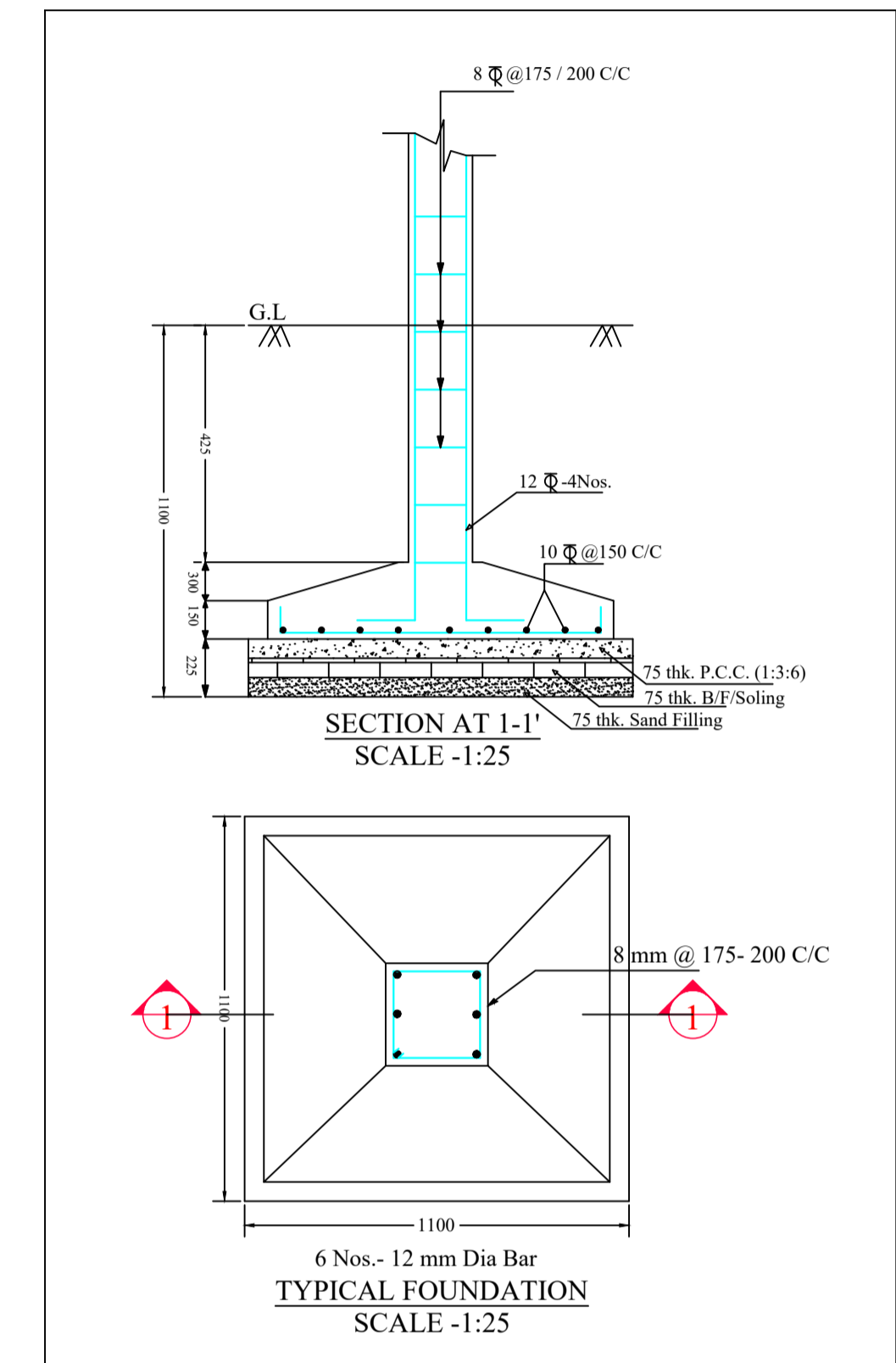
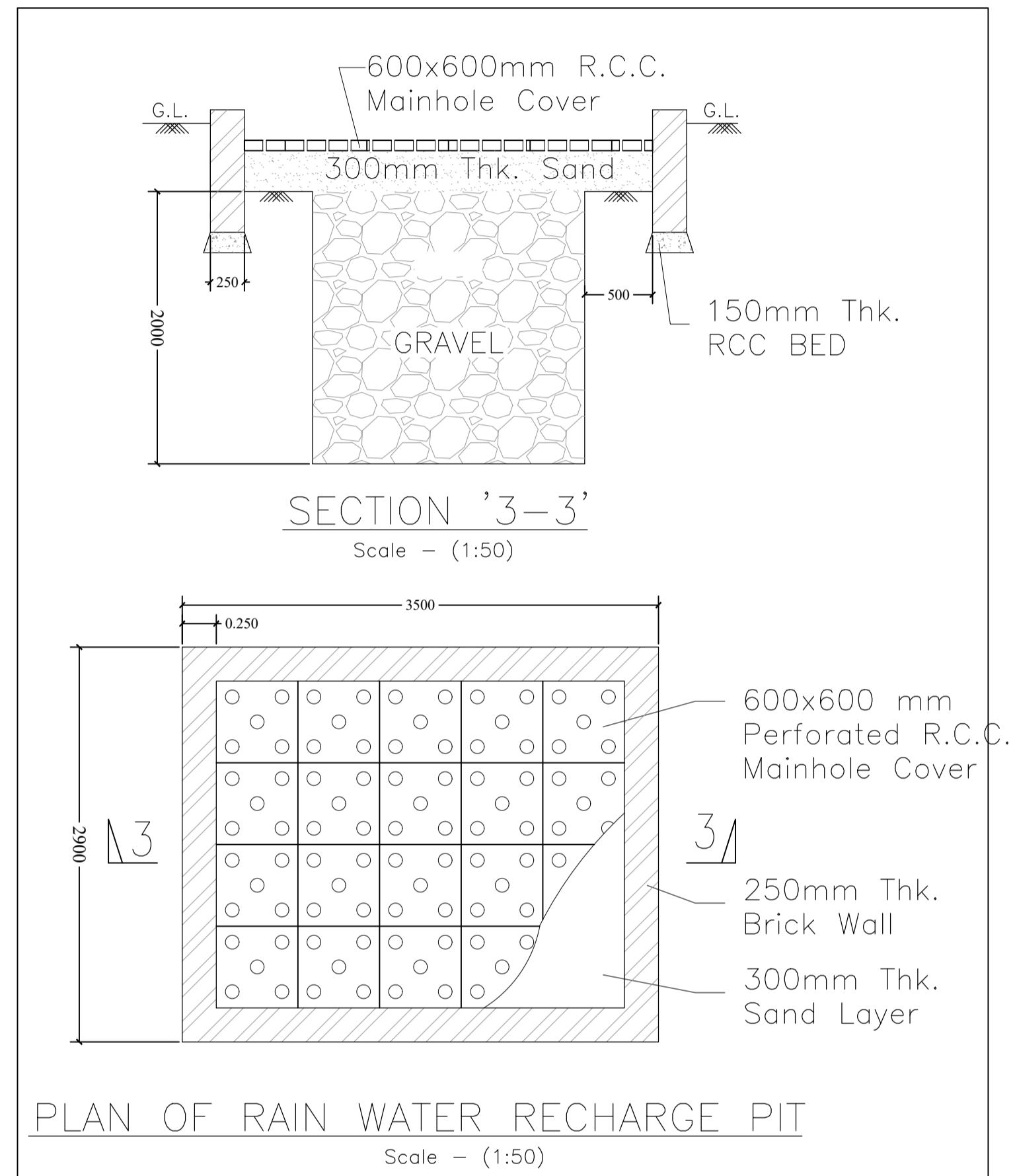
FLOOR	SIZE	AREA	TOTAL AREA
FIRST FLOOR PLAN	0.90 X 4.45 X 1 X 1	4.01	8.68
	1.05 X 4.45 X 1 X 1	4.67	
Total			8.68

UnitBUA Table for Building :ABC (123)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT SPTS	FLAT	253.44	244.43	6	1
FIRST FLOOR PLAN	SPLIT SPTS	FLAT	0.00	0.00	9	0
Total:			253.44	244.43	15	1

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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