

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.)
A (BUILDING)	1	284.54	284.54	284.54	284.54	02
Grand Total :	1	284.54	284.54	284.54	284.54	02

Proposal Basic Information

Proposal File No.	SINPC/BP/0435/W05/2023
Owner Name	SYLVESTER KUJUR
Khata No	256
Plot No	5210
Village Name	Gotra
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

Required Parking (Table 7a)

Building Name	Type	SubUse	Area (Sq.mt.)	Units		Car		Visitors Car			
				Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.
A (BUILDING)	Residential	Bungalow/ Dwelling / Non Apartment	>0	1	2.00	1	2	-	-	-	-
			>0	1	2.00	-	-	-	1	1	-
Total :				-	-	-	2	2	-	1	1

Parking Check (Table 7b)

Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	2	25.00
Total Car	2	25.00	2	25.00
Visitor's Car Parking	-	-	1	12.50
Total Visitor Parking	1	12.50	1	12.50
Total		37.50		37.50

AREA STATEMENT SIMDEGA NAGAR PANCHAYAT	VERSION NO. : 1.0.66
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/0435/W05/2023	PlotSubPlot No: 5210
Application Type: General Proposal	North: Plot No. - LAND OF ANJLUS INDEWAR
Project Type: Building Permission	South: Road Width - 3.6
Nature of Development: New	East: Road Width - 3.6
Location of Development Area: Old Area	West: Plot No. - 5210
AREA DETAILS:	SQ.MT.
AREA OF PLOT (Minimum)	(A) 323.66
Deduction for NetPlot Area	
Road Widening Area	20.61
Total	20.61
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions) 303.05
Deduction for Balance Plot Area(from Gross Plot Area)	
Road Widening Area	20.61
Common Plot	18.27
Total	38.87
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions) 284.78
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions) 303.05
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions) 303.05
COVERAGE CHECK	
Permissible Coverage area ( 60.00 % )	181.83
Proposed Coverage Area ( 46.95 % )	142.27
Total Prop. Coverage Area ( 46.95 % )	142.27
Balance coverage area ( 13.05 % )	39.56
FAR CHECK	
Perm. FAR Area ( 1.500 )	454.57
Total Perm. FAR area	454.57
Residential FAR	284.54
Proposed FAR Area	284.54
Total Proposed FAR Area	284.54
Consumed FAR (Factor)	0.94
Balance FAR Area	170.03
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	284.54
ARCHITECT (Regd)	vivek raj gupta
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	SYLVESTER KUJUR
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

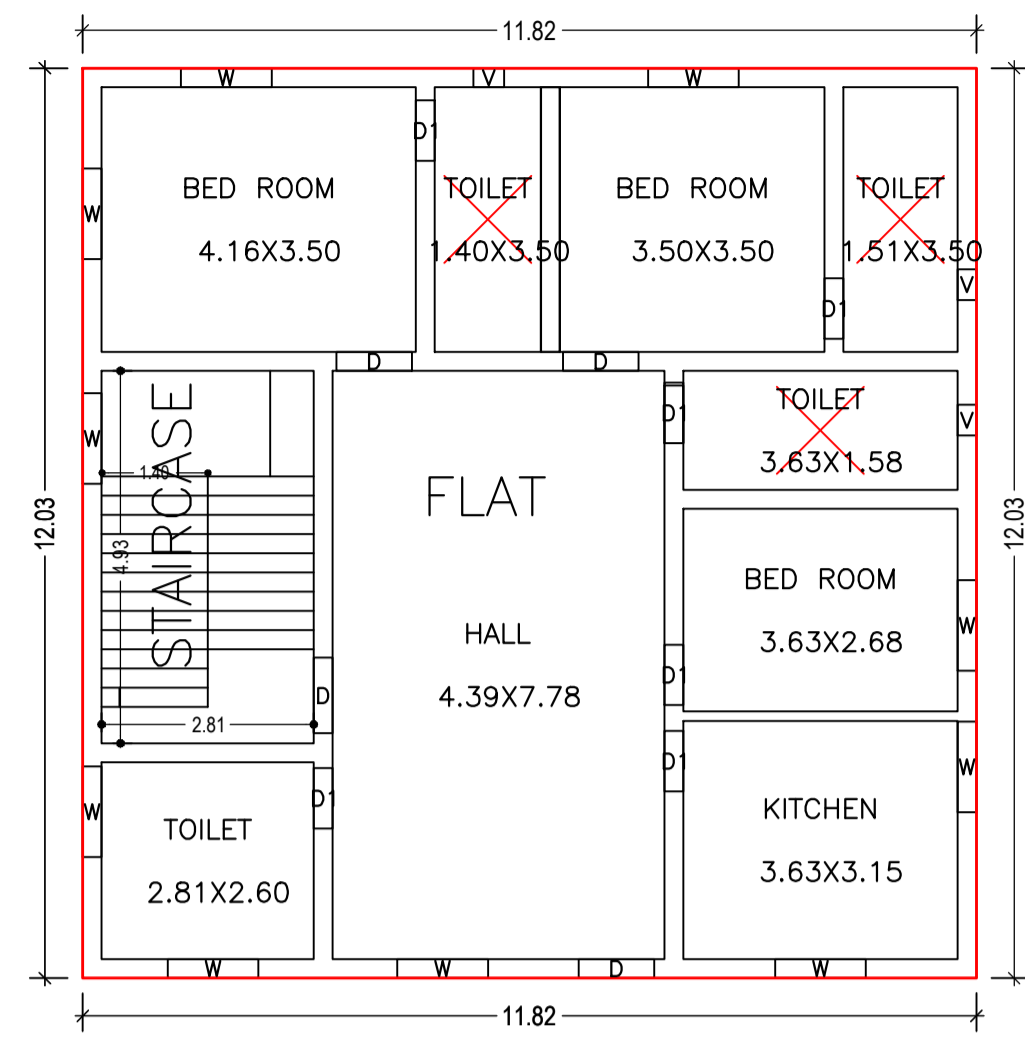
Floor Name	Building Name A (BUILDING)		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Ground Floor	142.27	142.27	142.27	142.27
First Floor	142.27	142.27	142.27	142.27
Terrace Floor	0.00	0.00	0.00	0.00
Total :	284.54	284.54	284.54	284.54

Building USE/SUBUSE Details

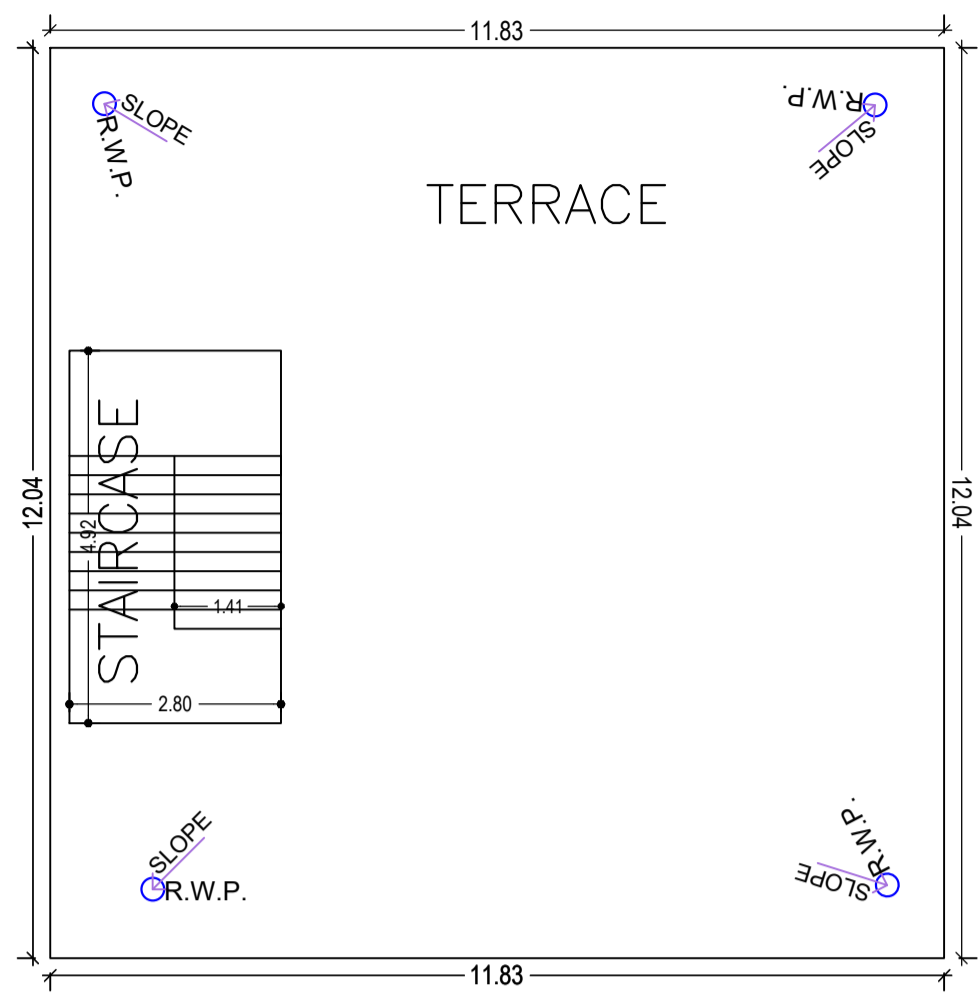
Building Name	Building Use	Building SubUse	Building Structure
A (BUILDING)	Residential	Bungalow/ Dwelling / Non Apartment	Non-Highrise

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
vivek raj gupta SINPC/ENG/0001/2022			

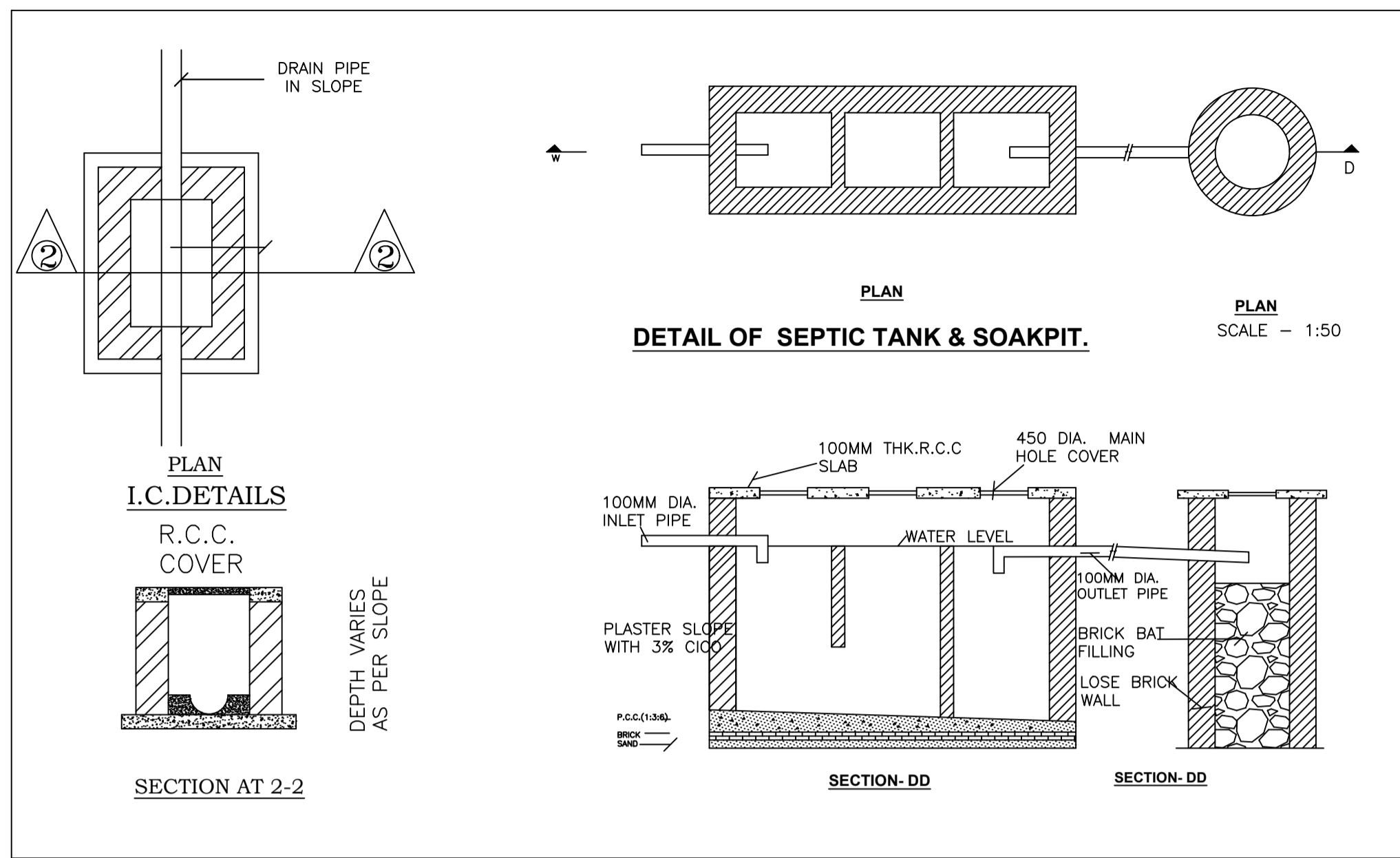
Proposal Basic Information	
Proposal File No.	SINPC/0435/W05/2023
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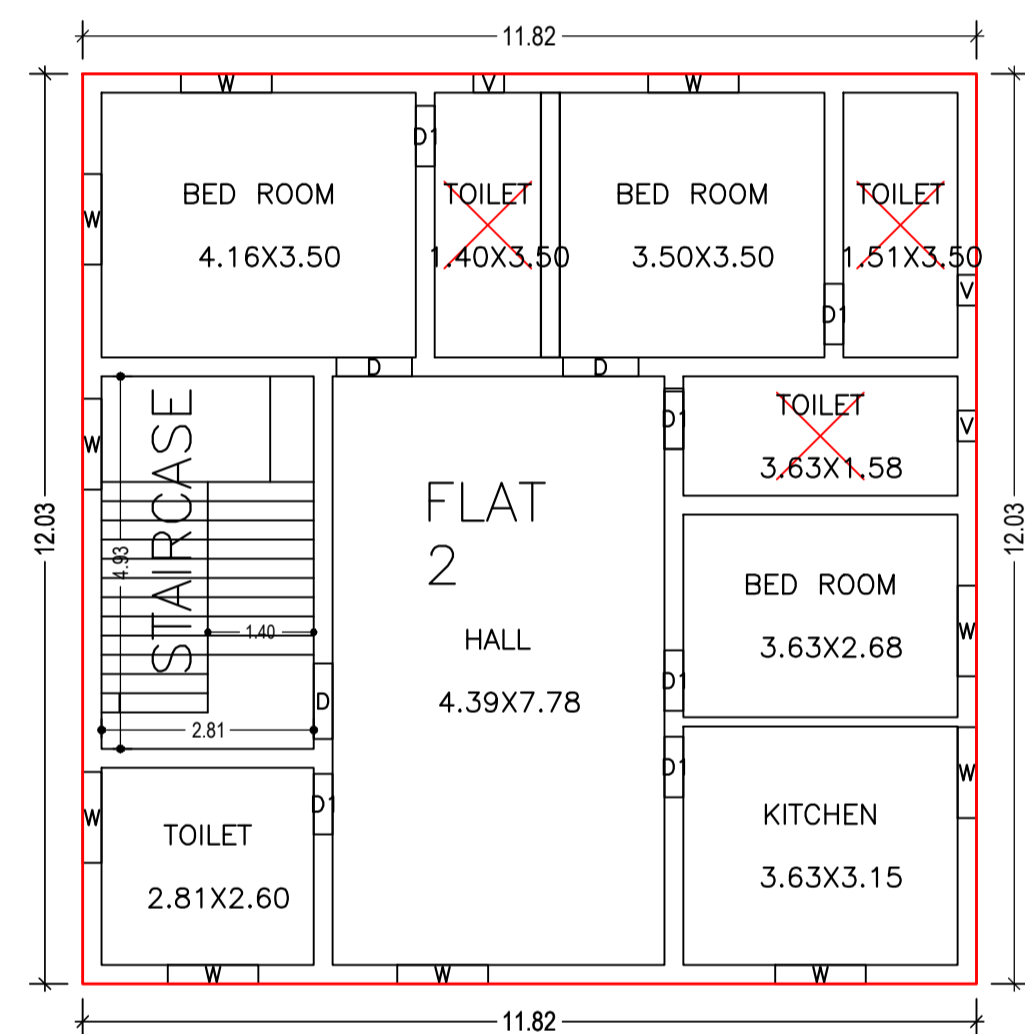
GROUND FLOOR PLAN  
(Proposed)  
(SCALE 1:100)



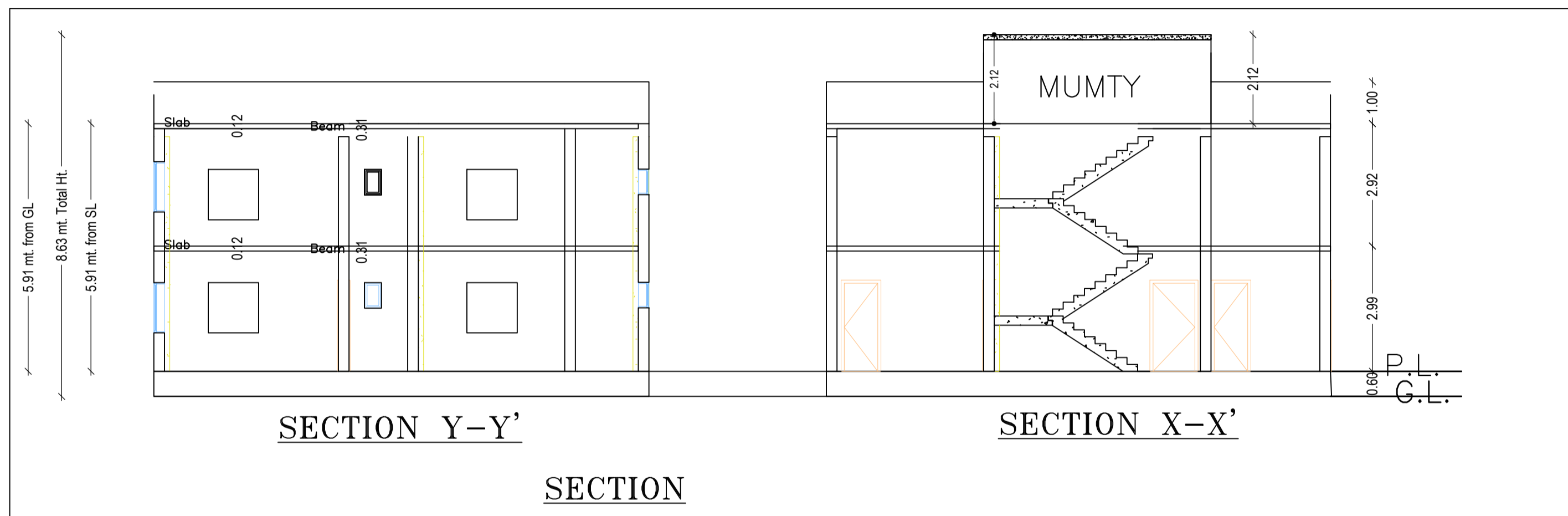
TERRACE FLOOR PLAN  
(SCALE 1:100)



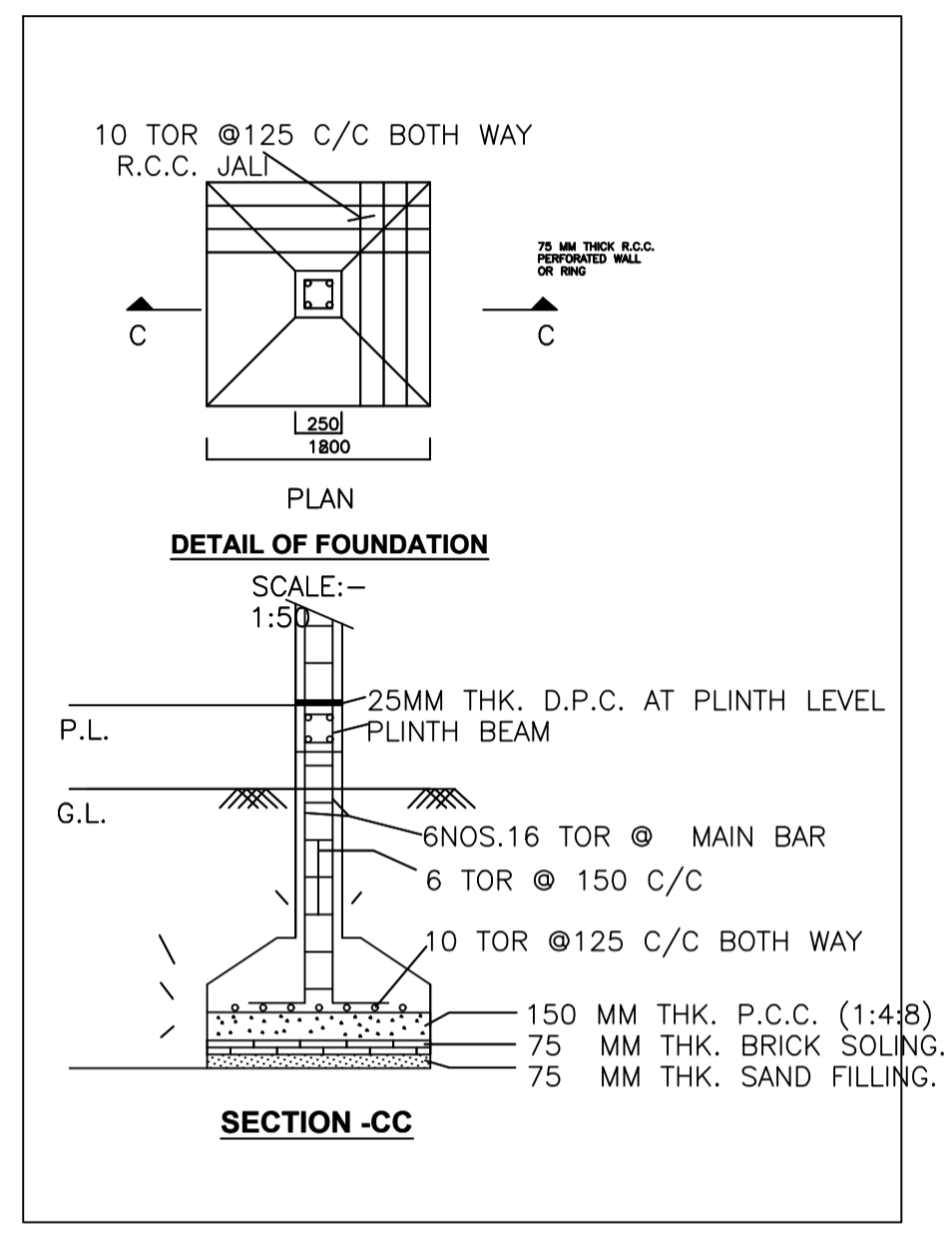
DETAIL OF SEPTIC TANK & SOAKPIT.



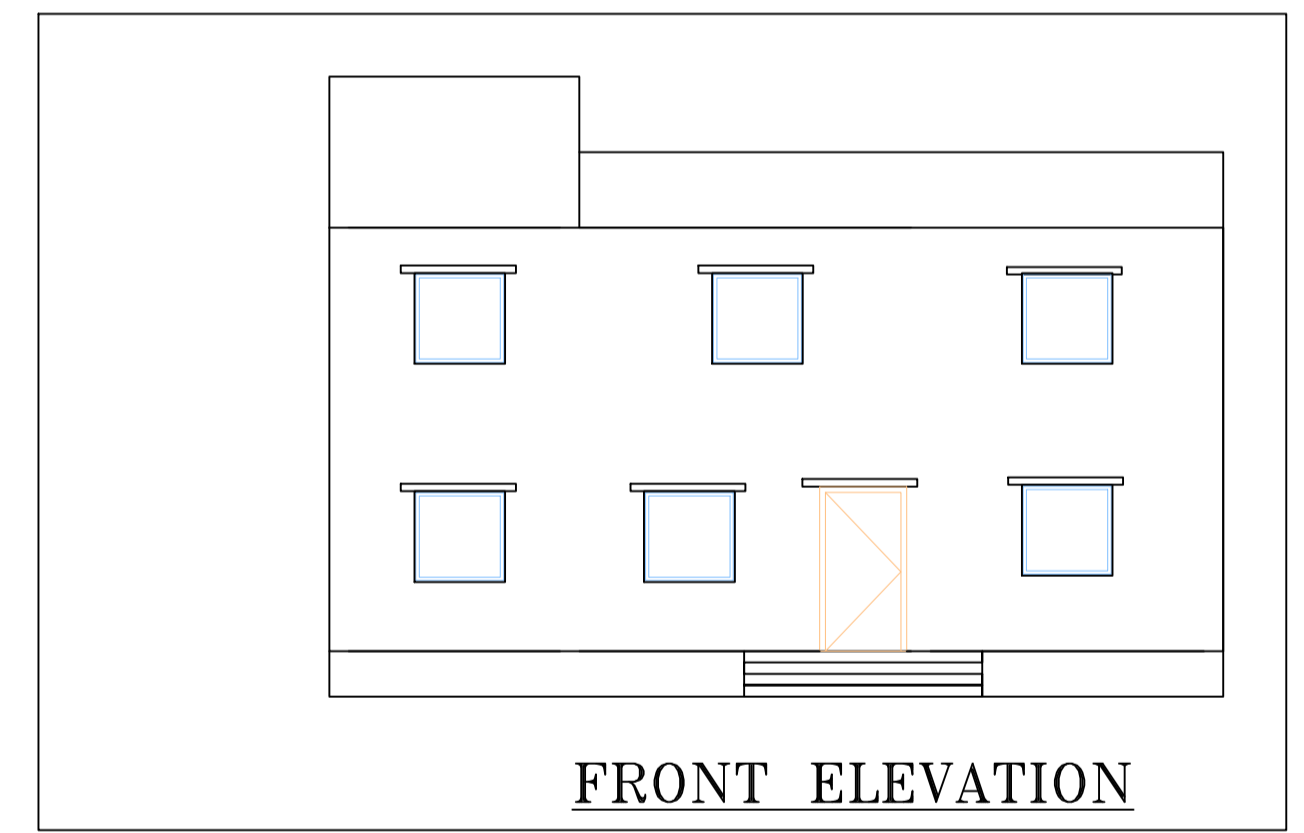
FIRST FLOOR PLAN  
(Proposed)  
(SCALE 1:100)



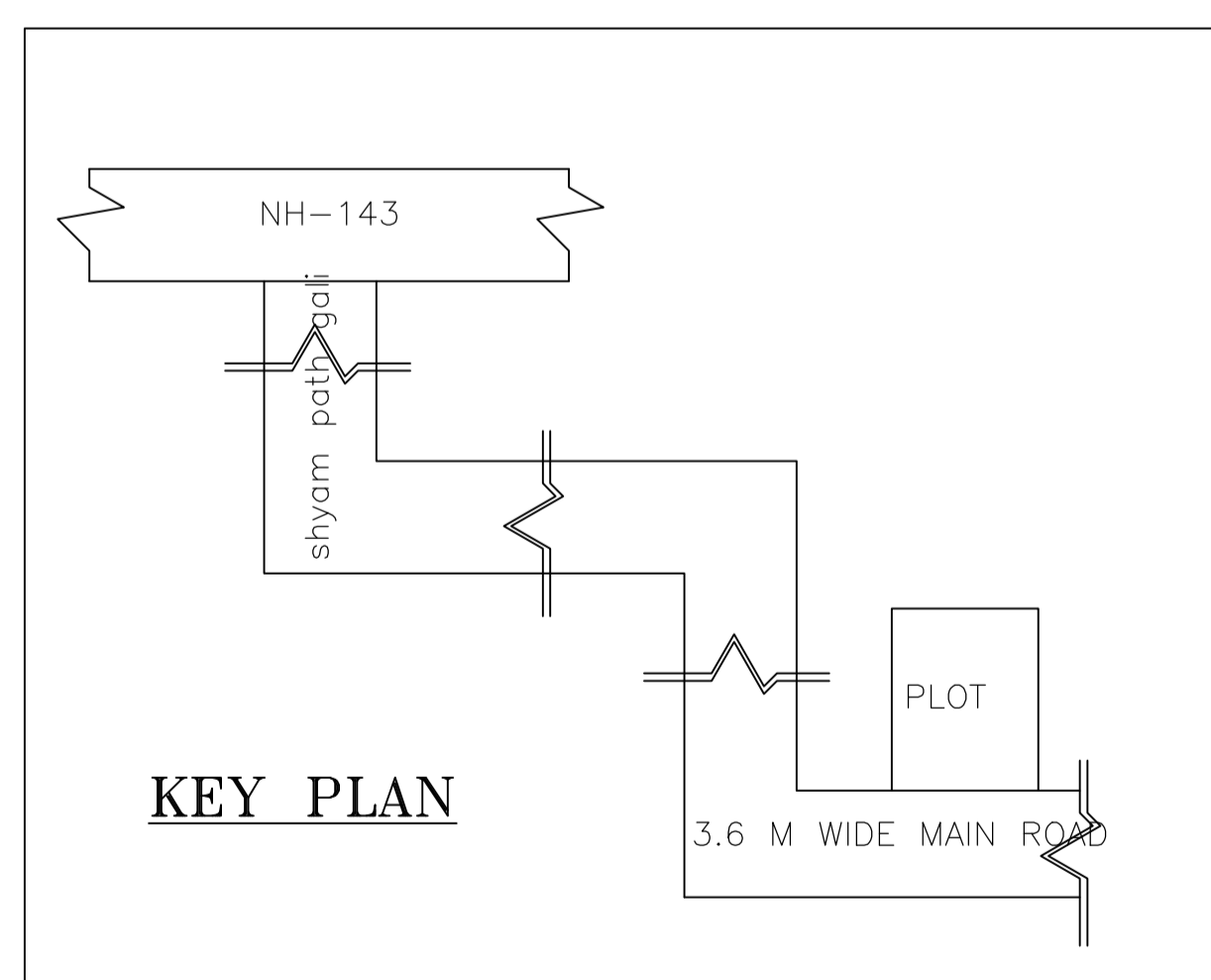
SECTION



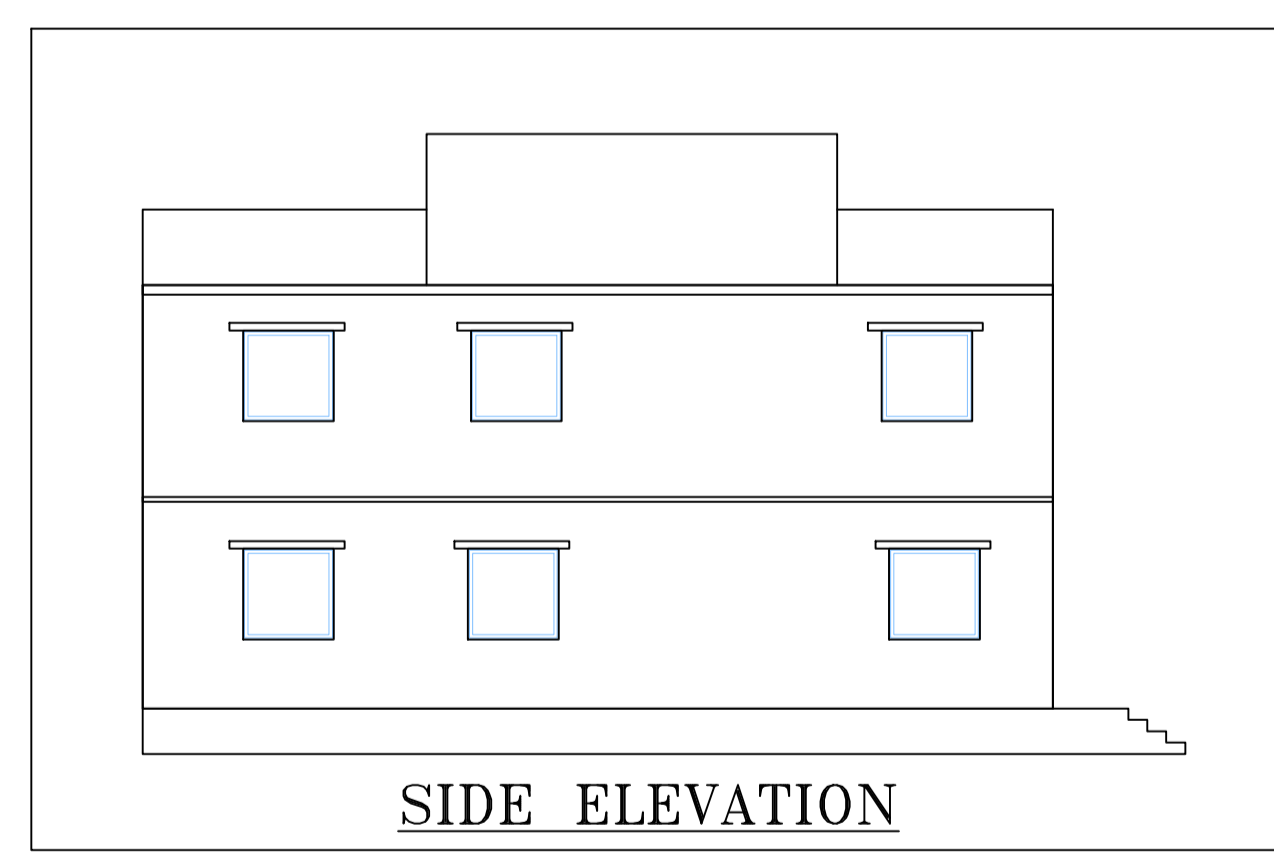
DETAIL OF FOUNDATION



FRONT ELEVATION



KEY PLAN



SIDE ELEVATION

Building :A (BUILDING)

Floor Name	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.)
Ground Floor	142.27	142.27	142.27	142.27	01
First Floor	142.27	142.27	142.27	142.27	01
Terrace Floor	0.00	0.00	0.00	0.00	00
Total :	284.54	284.54	284.54	284.54	02
Total Number of Same Buildings	1				
Total :	284.54	284.54	284.54	284.54	02

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (BUILDING)	D1	0.76	2.10	02
A (BUILDING)	D1	0.80	2.10	12
A (BUILDING)	D	1.00	2.10	07

UnitBUA Table for Building :A (BUILDING)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	FLAT	FLAT	114.00	113.13	9	1
FIRST FLOOR PLAN	FLAT 2	FLAT	114.00	113.13	9	1
Total:	-	-	228.00	226.26	18	2

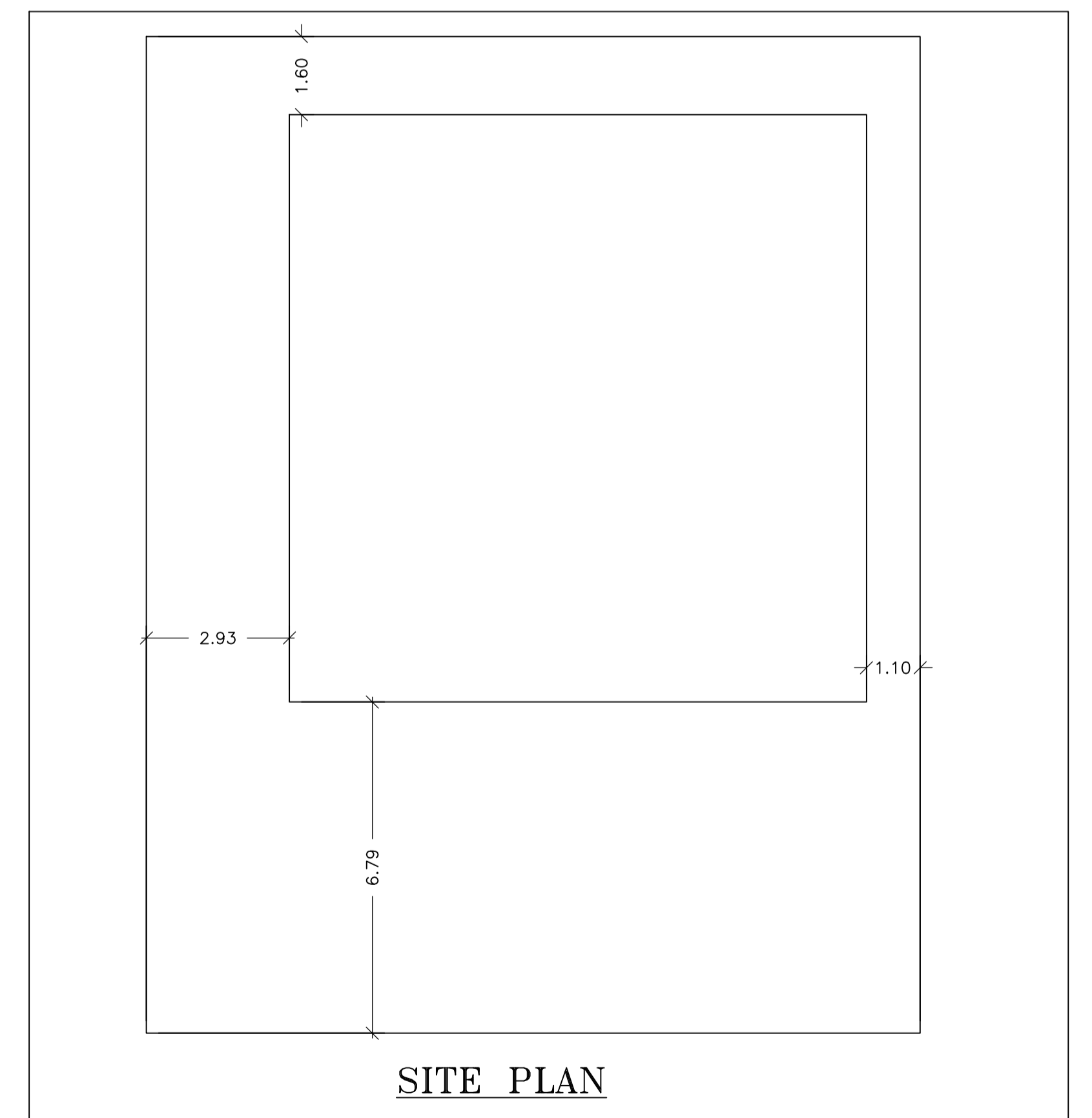
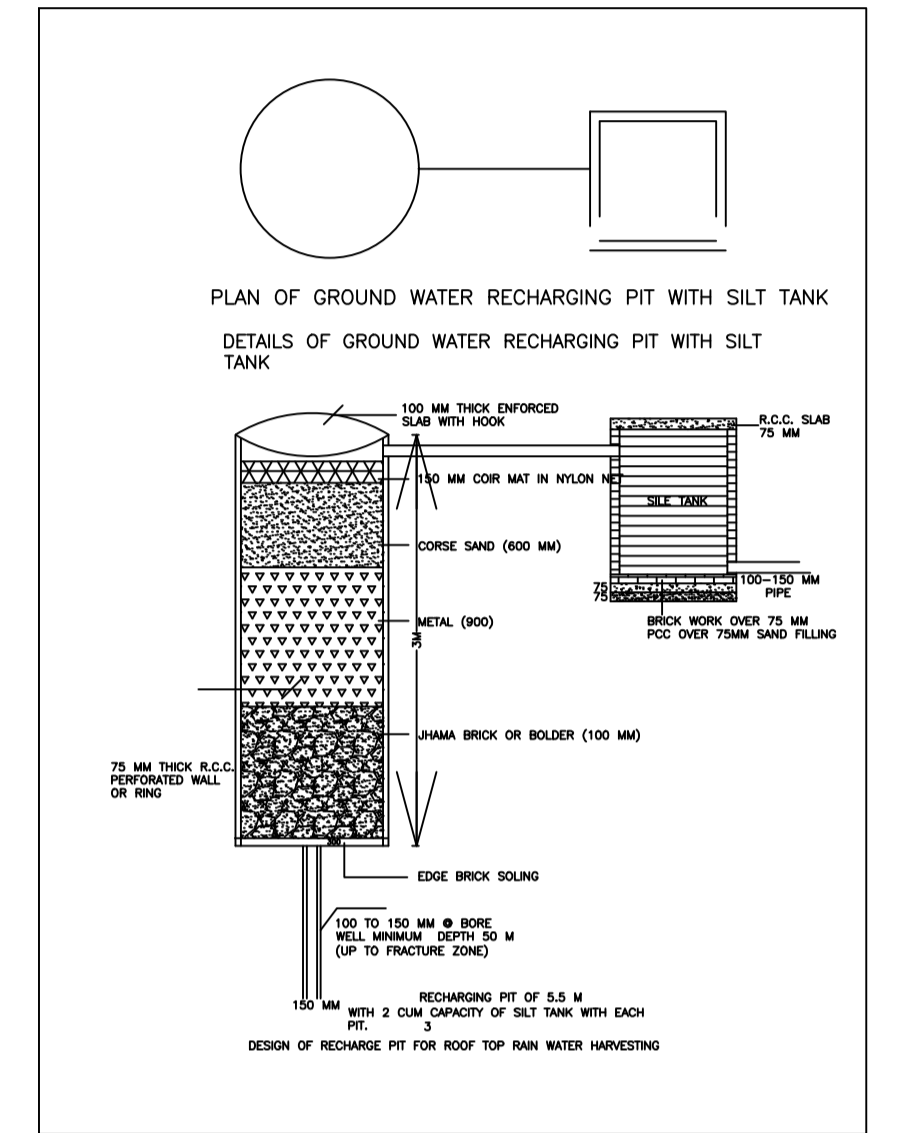
SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (BUILDING)	V	0.41	0.60	06
A (BUILDING)	W	1.20	1.20	20

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