

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 (RESIDENCE)	1	169.19	169.19	169.19	169.19	01
Grand Total	1	169.19	169.19	169.19	169.19	01

Proposal Basic Information

Proposal File No.	SINPC/BP/0433/W03/2023
Owner Name	PRADEEP TOPPO
Khata No	224
Plot No	4309
Village Name	Gotra
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

AREA STATEMENT SIMDEGA NAGAR PANCHAYAT	VERSION NO: 1.0.70	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/0433/W03/2023	PlotSubPlot No: 4309	
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)	1294.83
Deduction for NetPlot Area		
Surrender Free of Cost		62.81
Total		62.81
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	1232.02
Deduction for Balance Plot Area(from Gross Plot Area)		
Surrender Free of Cost		62.81
Common Plot		69.03
Total		131.84
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	1162.99
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	1232.02
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions)	1294.83
COVERAGE CHECK		
Permissible Coverage area (50.00 %)		616.01
Proposed Coverage Area (13.71 %)		168.90
Total Prop. Coverage Area (13.71 %)		168.90
Balance coverage area (36.29 %)		447.11
FAR CHECK		
Perm. FAR Area (1.500)		1942.24
Total Perm. FAR area		1942.24
Residential FAR		169.19
Proposed FAR Area		169.19
Total Proposed FAR Area		169.19
Consumed FAR (Factor)		0.13
Balance FAR Area		1773.05
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		169.19
ARCHITECT (Regd)	MAHENDRA MEHTA	
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)	PRADEEP TOPPO	
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)	Light Blue
EXISTING (To be demolished)	Orange

Buildingwise Floor FAR Details

Floor Name	Building Name A (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	169.19	169.19	169.19	169.19
Terrace Floor	0.00	0.00	0.00	0.00
Total	169.19	169.19	169.19	169.19

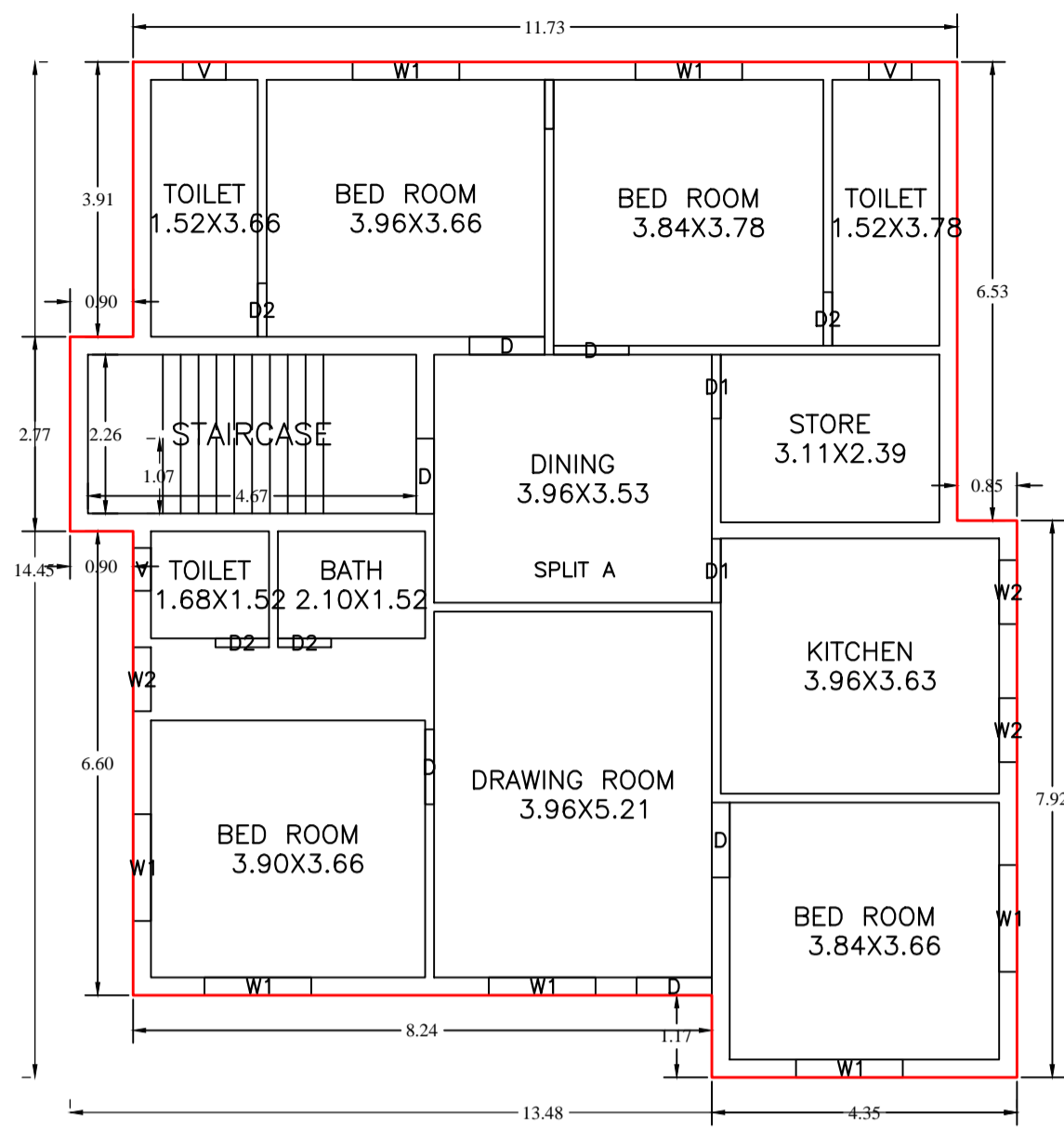
Building USE/SUBUSE Details

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

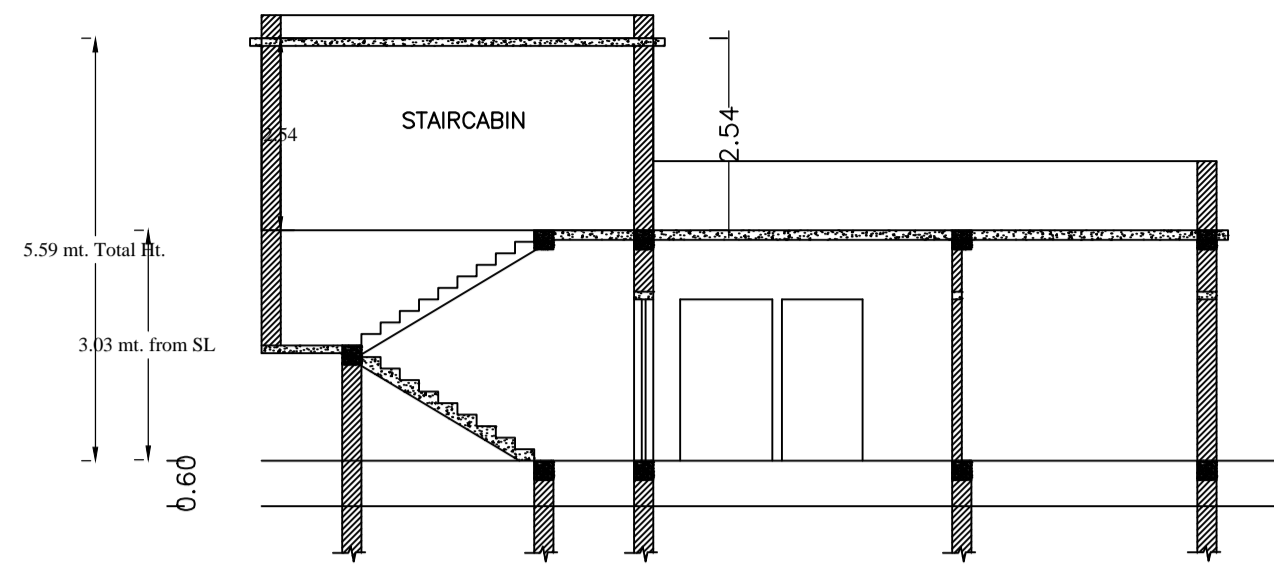
SITE PLAN

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

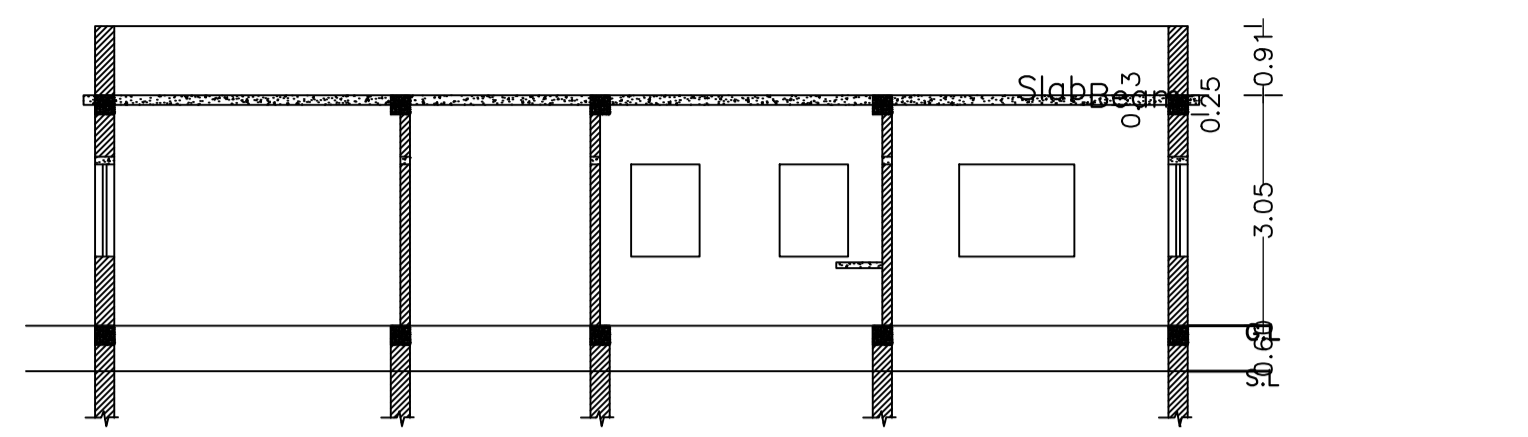
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Proposal File No.	SINPC/BP/0433/W03/2023
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GROUND FLOOR PLAN (Proposed) (SCALE 1:100)



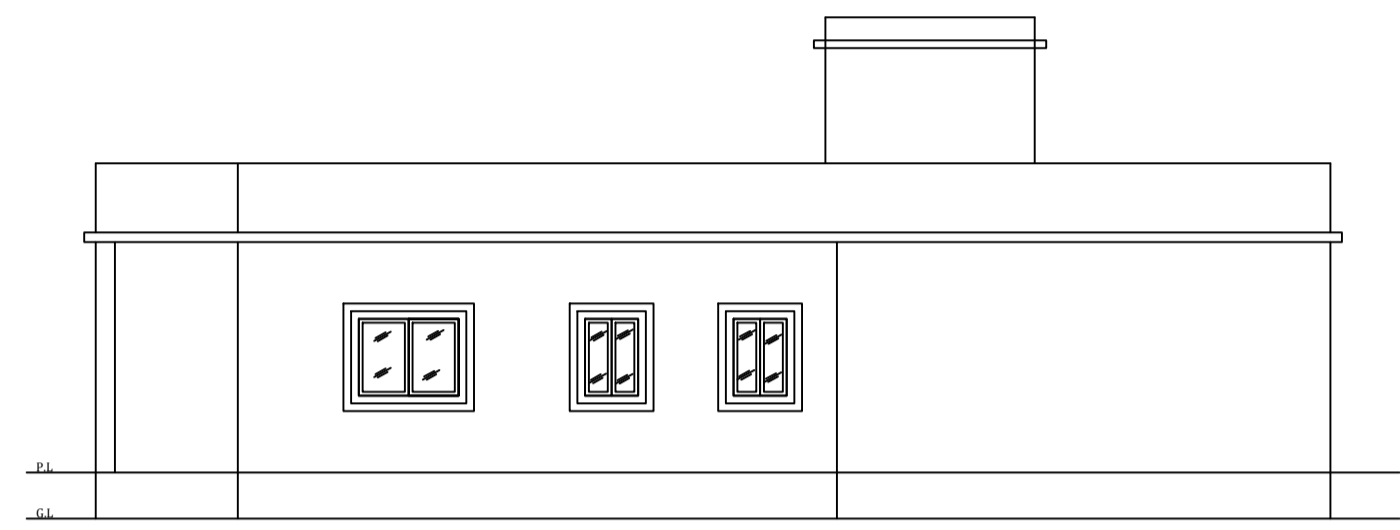
SECTION ON SCALE 1:100



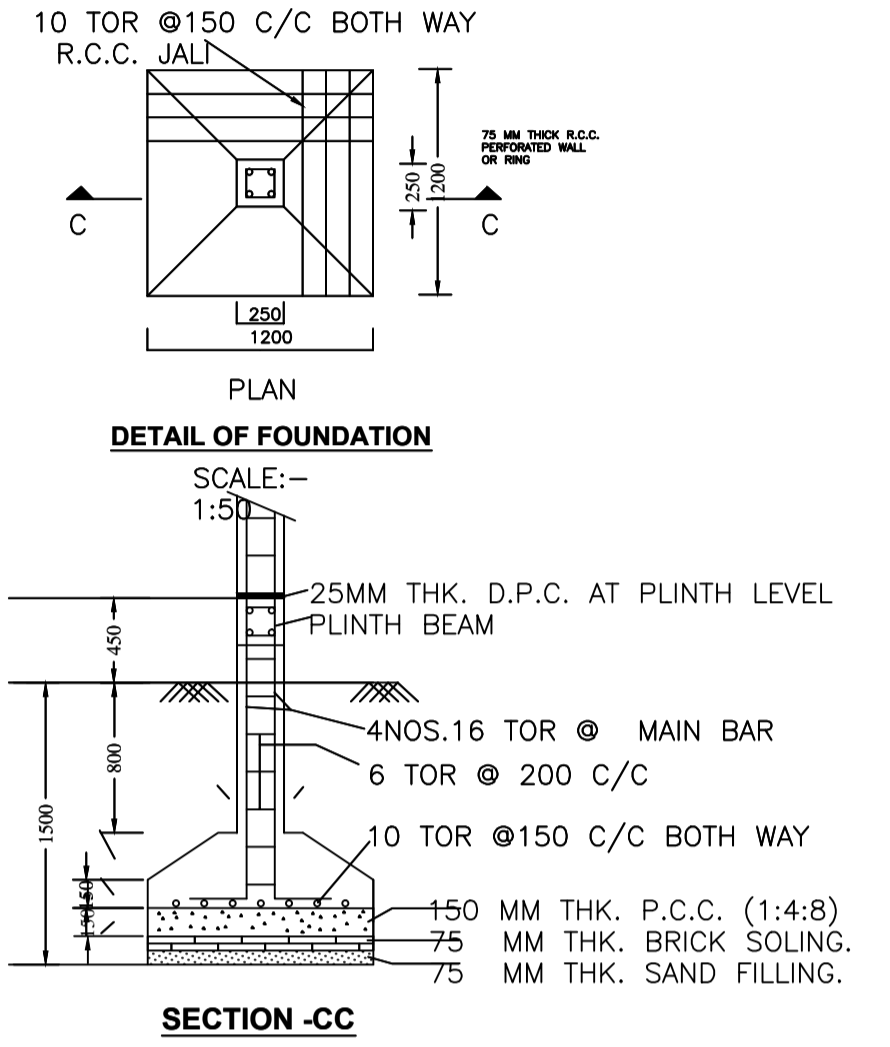
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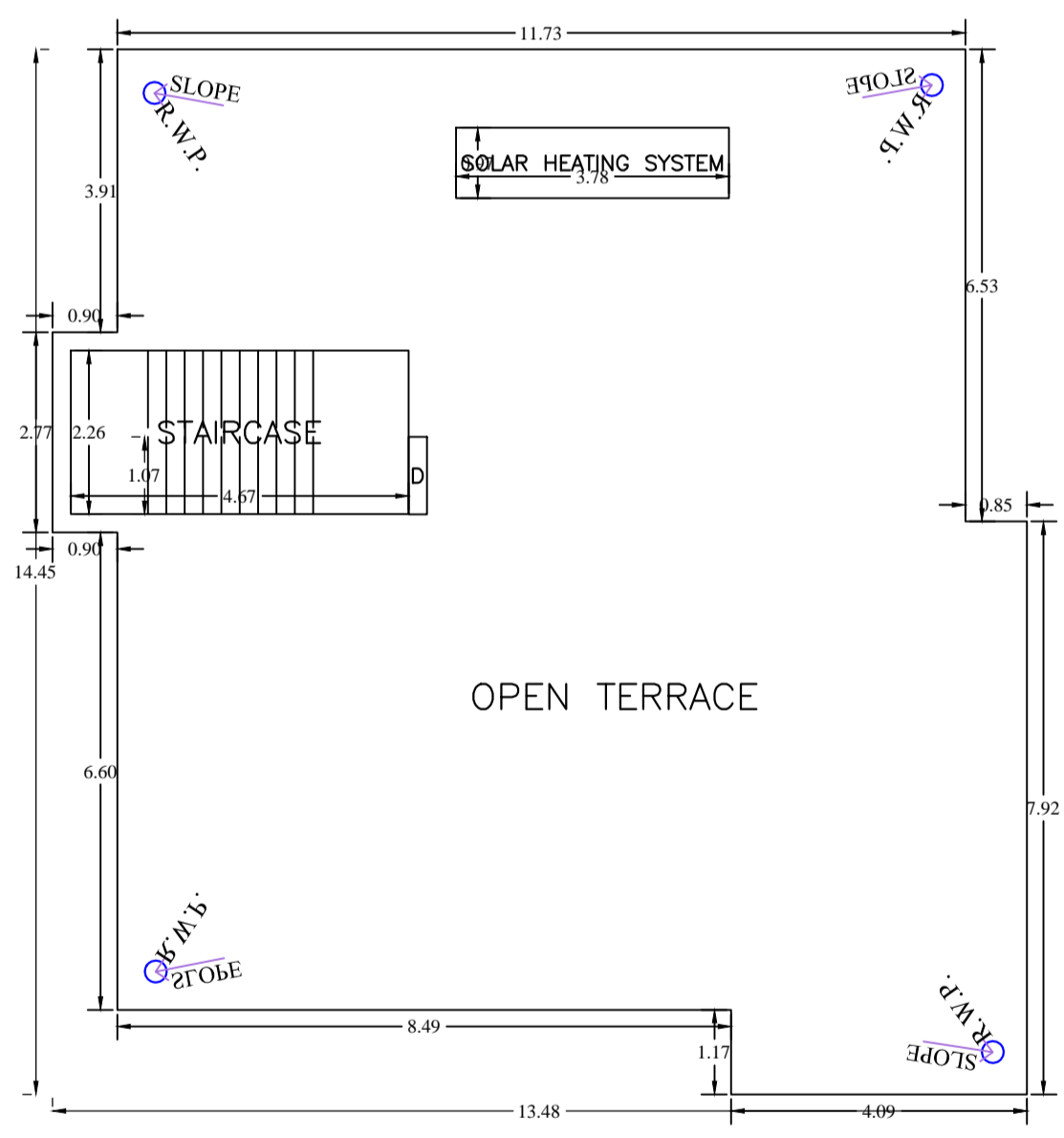
FRONT ELEVATION SCALE 1:100



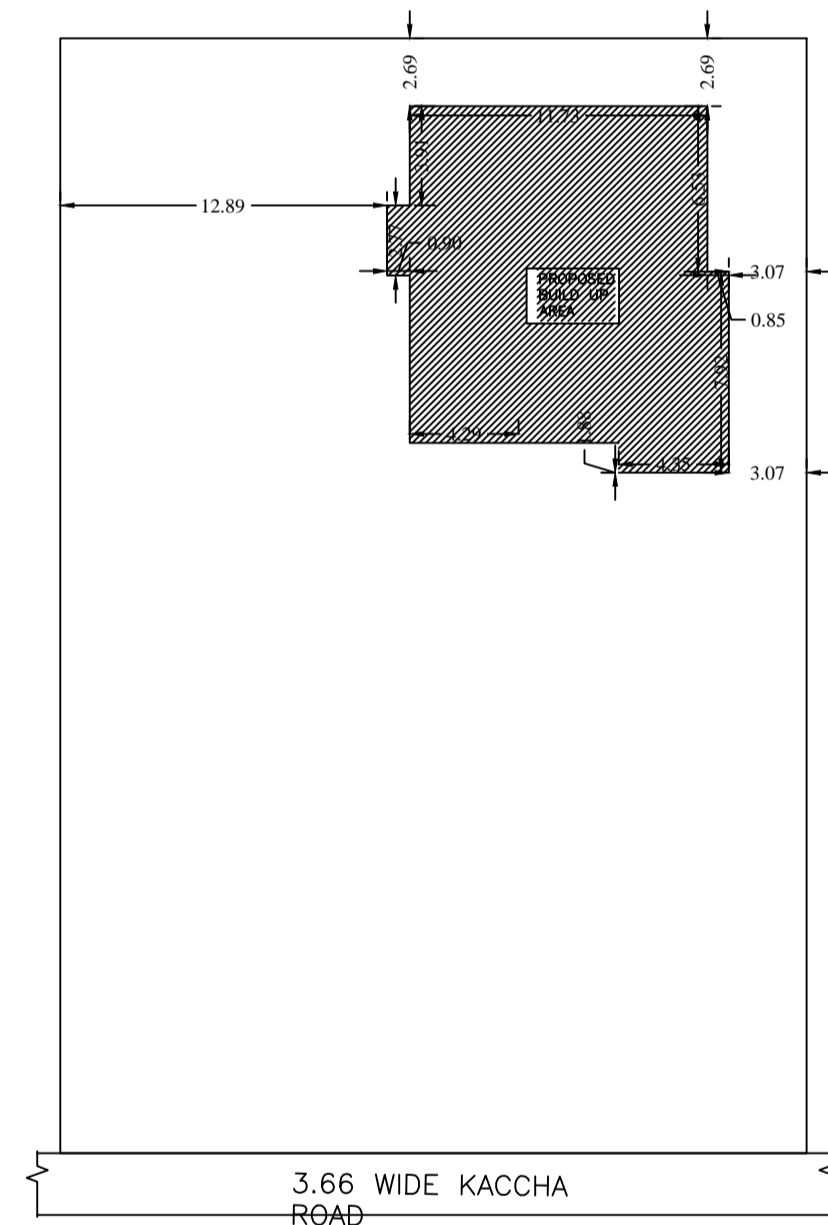
RIGHT SIDE ELEVATION SCALE 1:100



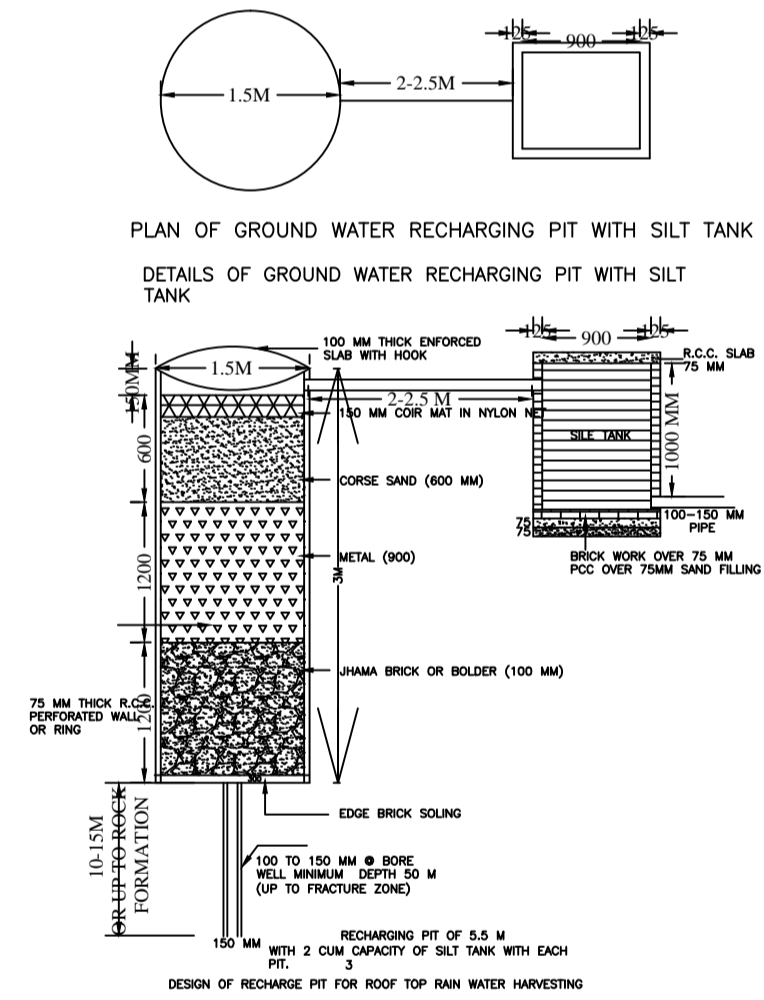
DETAIL OF FOUNDATION SCALE: 1:5



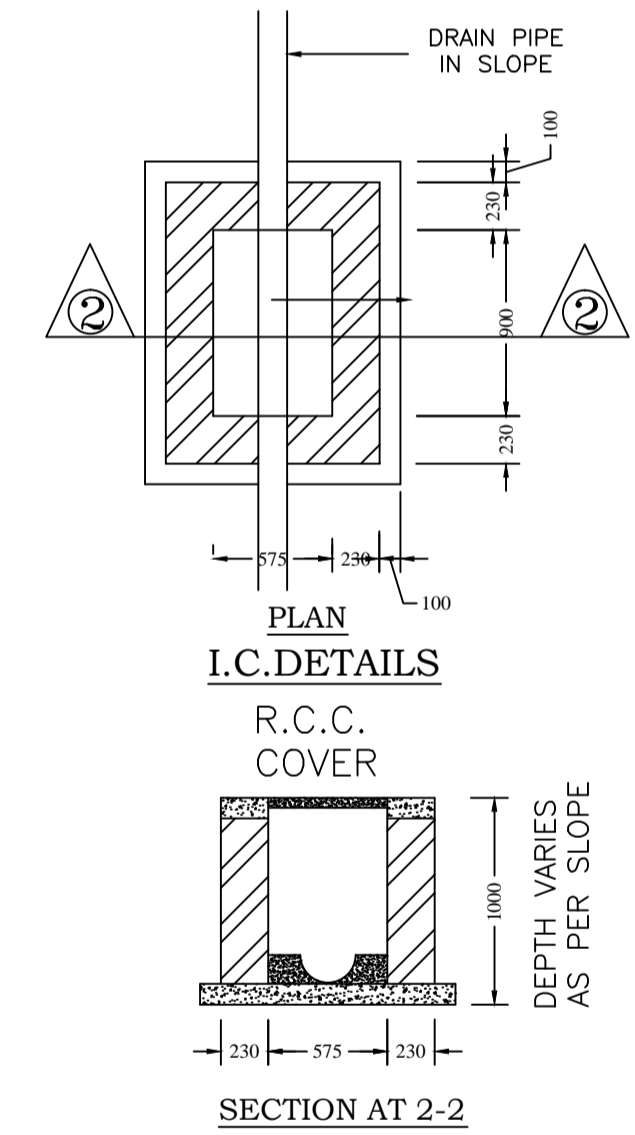
TERRACE FLOOR PLAN (SCALE 1:100)



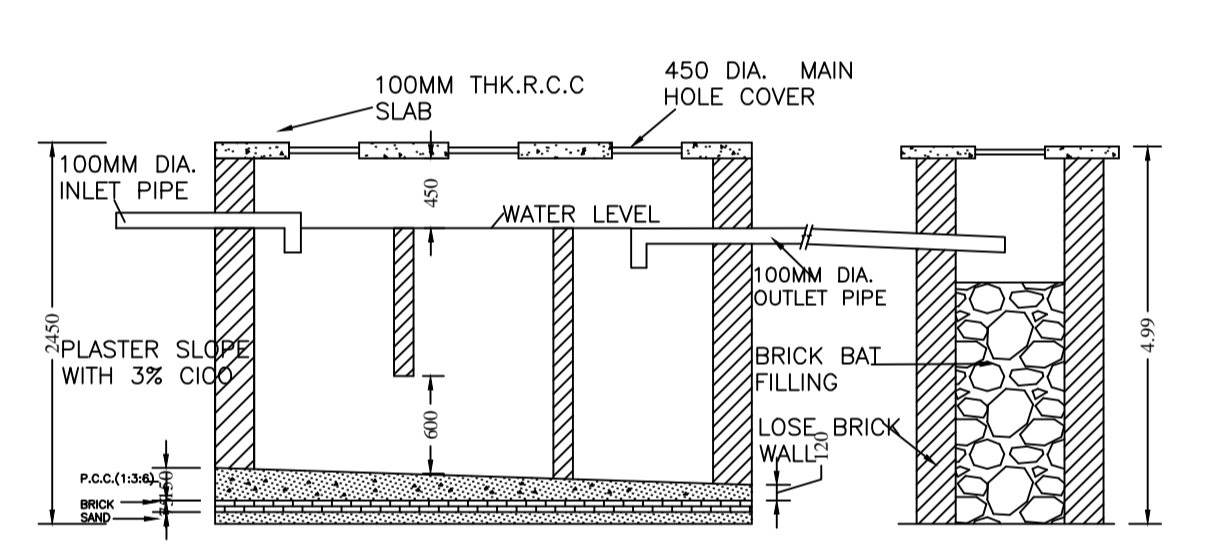
KEY PLAN SCALE 1:200



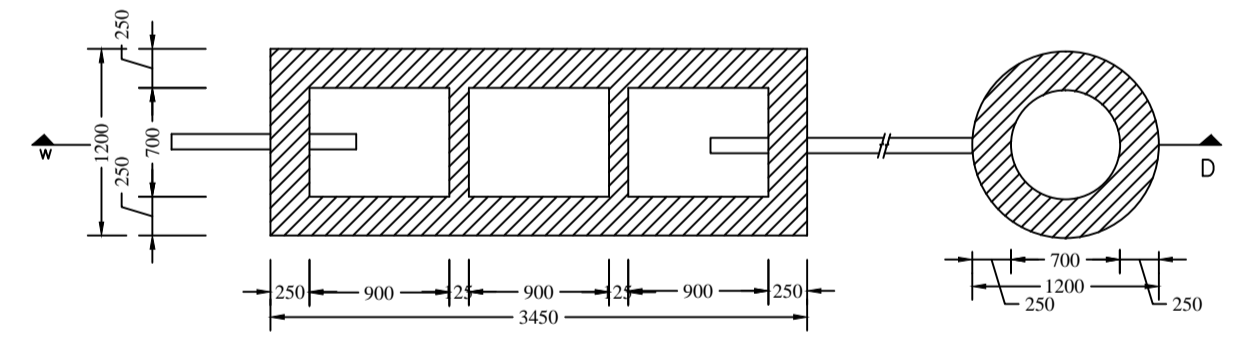
DETAILS OF GROUND WATER RECHARGING PIT WITH SILT TANK



I.C. DETAILS R.C.C. COVER SECTION AT 2-2



SECTION-DD



DETAIL OF SEPTIC TANK & SOAKPIT. PLAN SCALE - 1:50

Building :A (RESIDENCE)					
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	169.19	169.19	169.19	169.19	01
Terrace Floor	0.00	0.00	0.00	0.00	00
Total:	169.19	169.19	169.19	169.19	01
Total Number of Same Buildings	1				
Total:	169.19	169.19	169.19	169.19	01

SCHEDULE OF DOOR:					
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS	
A (RESIDENCE)	D2	0.76	2.10	04	
A (RESIDENCE)	D1	0.91	2.10	02	
A (RESIDENCE)	D	1.07	2.10	06	

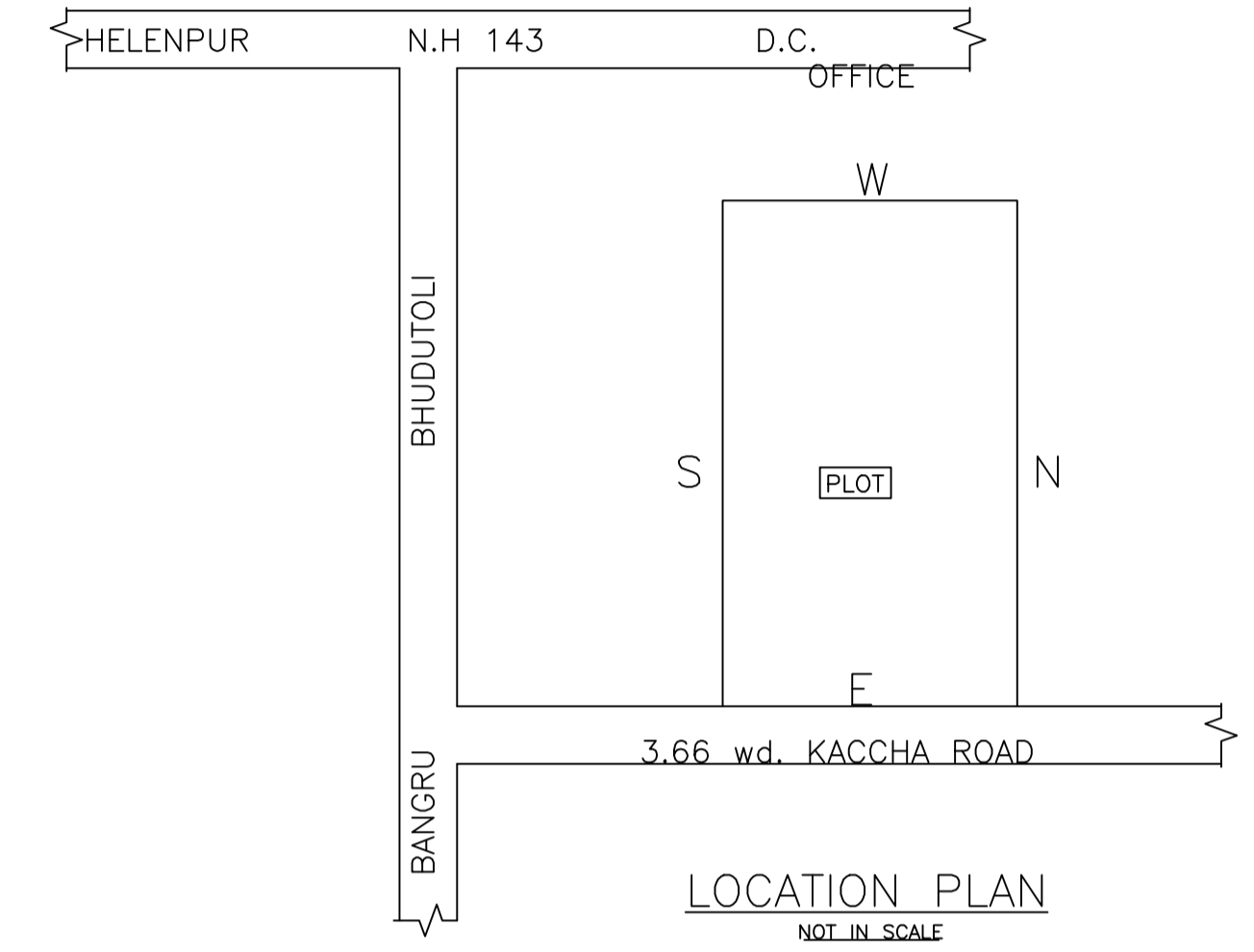
SCHEDULE OF WINDOW/VENTILATION:					
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS	
A (RESIDENCE)	V	0.61	1.20	03	
A (RESIDENCE)	W2	0.91	1.20	02	
A (RESIDENCE)	W1	1.52	1.20	07	

UnitBUA Table for Building :A (RESIDENCE)						
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT A	FLAT	142.07	141.99	12	1
Total:	-	-	142.07	141.99	12	1

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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