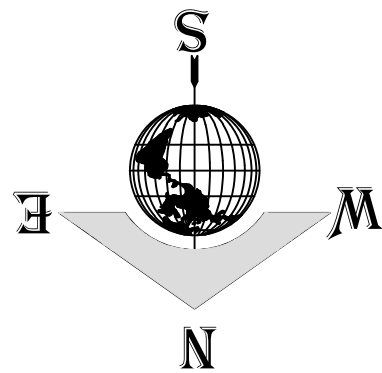
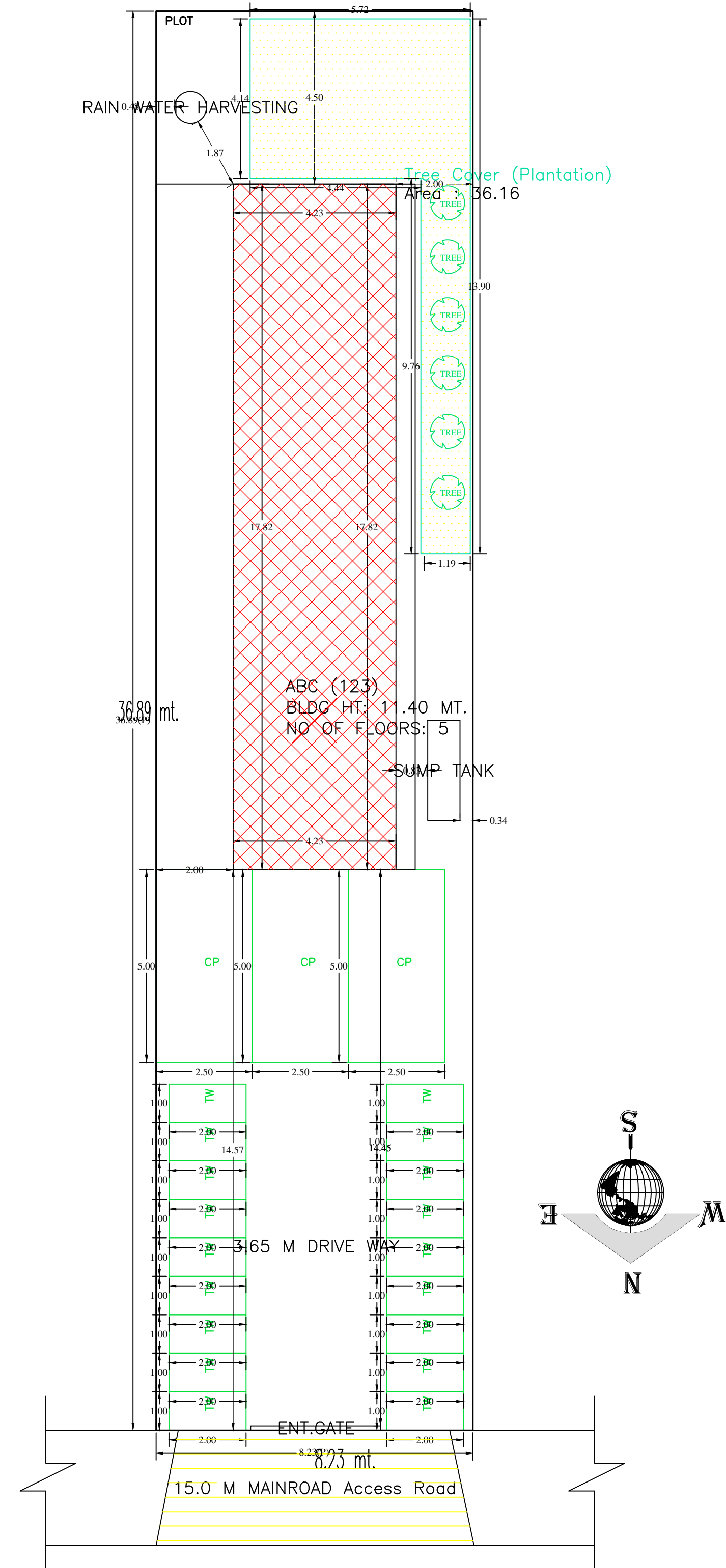


Proposal Basic Information	
Proposal File No.	SINPC/EP/0431/W03/2023
Owner Name	SMT. KATHRINA XESS
Khata No	41
Plot No	4951
Village Name	Gotra
Use	Commercial
SubUse	Shop



AREA STATEMENT SIMDEGA NAGAR PANCHAYAT		VERSION NO.: 1.0.70
PROJECT DETAIL:		VERSION DATE: 16/10/2020
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Commercial	
District: SIMDEGA	Plot SubUse: Shop	
Authority: SIMDEGA NAGAR PANCHAYAT	PlotNearbyReligiousStructure: NA	
Inward No: SINPC/EP/0431/W03/2023	Plot/SubPlot No: 4951	
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. 303.60
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	303.60
Deduction for Balance Plot Area(from Gross Plot Area)		
Common Plot		36.16
Total		36.16
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	267.44
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	303.60
Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions)	303.60
COVERAGE CHECK		
Permissible Coverage area (50.00 %)		151.80
Proposed Coverage Area (24.83 %)		75.39
Total Prop. Coverage Area (24.83 %)		75.39
Balance coverage area (25.17 %)		76.41
FAR CHECK		
Perm. FAR Area (2.000)		607.20
Total Perm. FAR area		607.20
Commercial FAR		317.79
Proposed FAR Area		317.79
Total Proposed FAR Area		317.79
Consumed FAR (Factor)		1.05
Balance FAR Area		289.41
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		376.95
ARCHITECT (Regd)		MD RAGIB SAYEED
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)		SMT. KATHRINA XESS
DEVELOPMENT AUTHORITY		LOCAL BODY

Required Parking (Table 7a)

Building Name	Type	SubUse	Area (Sq.mt.)	Units		Car		TwoWheeler	
				Reqd.	Prop.	Reqd./Unit	Prop.	Reqd./Unit	Prop.
ABC (123)	Commercial	Shop	> 0	50	272.68	1	4	-	-
Total				-	-	-	4	4	12

Parking Check (Table 7b)

Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	4	50.00
Total Car	4	50.00	4	50.00
TwoWheeler	-	-	18	36.00
Total TwoWheeler	12	24.00	18	36.00
Other Parking	-	-	-	20.83
Total		74.00		142.83

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
ABC (123)	Commercial	Shop	Non-Highrise

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.)	Trmt (No.)
			Lift	Parking				
ABC (123)	1	376.95	25.83	33.33	317.79	317.79	317.79	05
Grand Total:	1	376.95	25.83	33.33	317.79	317.79	317.79	05

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)	Dark Blue

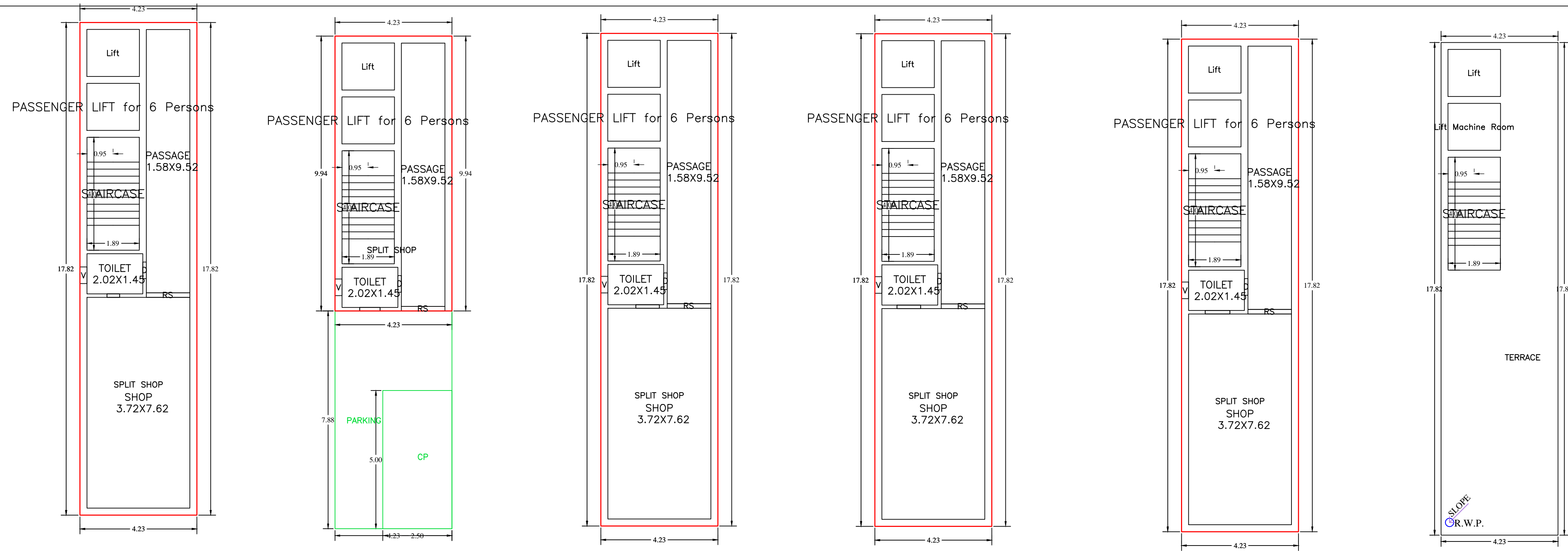
Buildingwise Floor FAR Details

Floor Name	Building Name ABC (123)		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Lower Ground Floor	75.39	68.93	75.39	68.93
Ground Floor	75.39	42.06	75.39	42.06
First Floor	75.39	68.93	75.39	68.93
Second Floor	75.39	68.94	75.39	68.94
Third Floor	75.39	68.93	75.39	68.93
Terrace Floor	0.00	0.00	0.00	0.00
Total :	376.95	317.79	376.95	317.79

SITE PLAN

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/0431/W03/2023
Owner Name	SMT. KATHRINA XESS
Khata No	41
Plot No	4951
Village Name	Gotra
Use	Commercial
SubUse	Shop



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.)
		Lift	Parking				
Lower Ground Floor	75.39	6.46	0.00	68.93	68.93	68.93	01
Ground Floor	75.39	0.00	33.33	42.06	42.06	42.06	01
First Floor	75.39	6.46	0.00	68.93	68.93	68.93	01
Second Floor	75.39	6.45	0.00	68.94	68.94	68.94	01
Third Floor	75.39	6.46	0.00	68.93	68.93	68.93	01
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	376.95	25.83	33.33	317.79	317.79	317.79	05
Total Number of Same Buildings	1						
Total :	376.95	25.83	33.33	317.79	317.79	317.79	05

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
ABC (123)	D	0.60	2.10	05
ABC (123)	RS	1.58	2.10	05

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
ABC (123)	V	0.60	1.20	05

UnitBUA Table for Building :ABC (123)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
LOWER GROUND FLOOR PLAN	SPLIT SHOP	SHOP	68.93	68.87	3	1
GROUND FLOOR PLAN	SPLIT SHOP	SHOP	35.60	35.51	2	1
FIRST FLOOR PLAN	SPLIT SHOP	SHOP	68.93	68.82	3	1
SECOND FLOOR PLAN	SPLIT SHOP	SHOP	68.94	68.83	3	1
THIRD FLOOR PLAN	SPLIT SHOP	SHOP	68.93	68.82	3	1
Total:	-	-	311.33	310.85	14	5

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

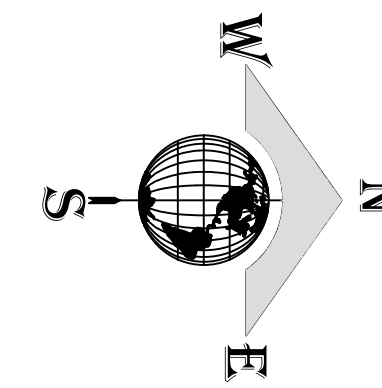
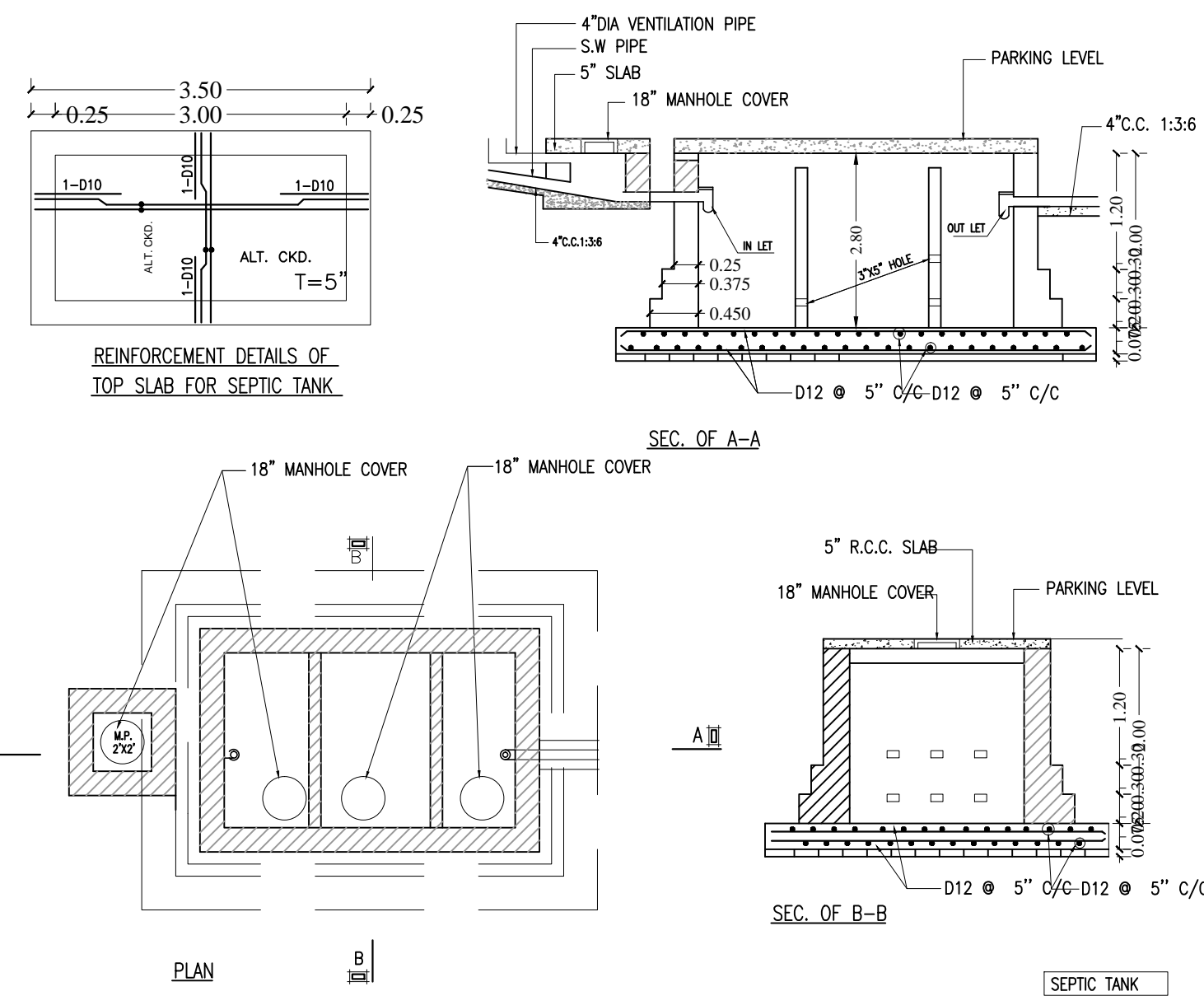
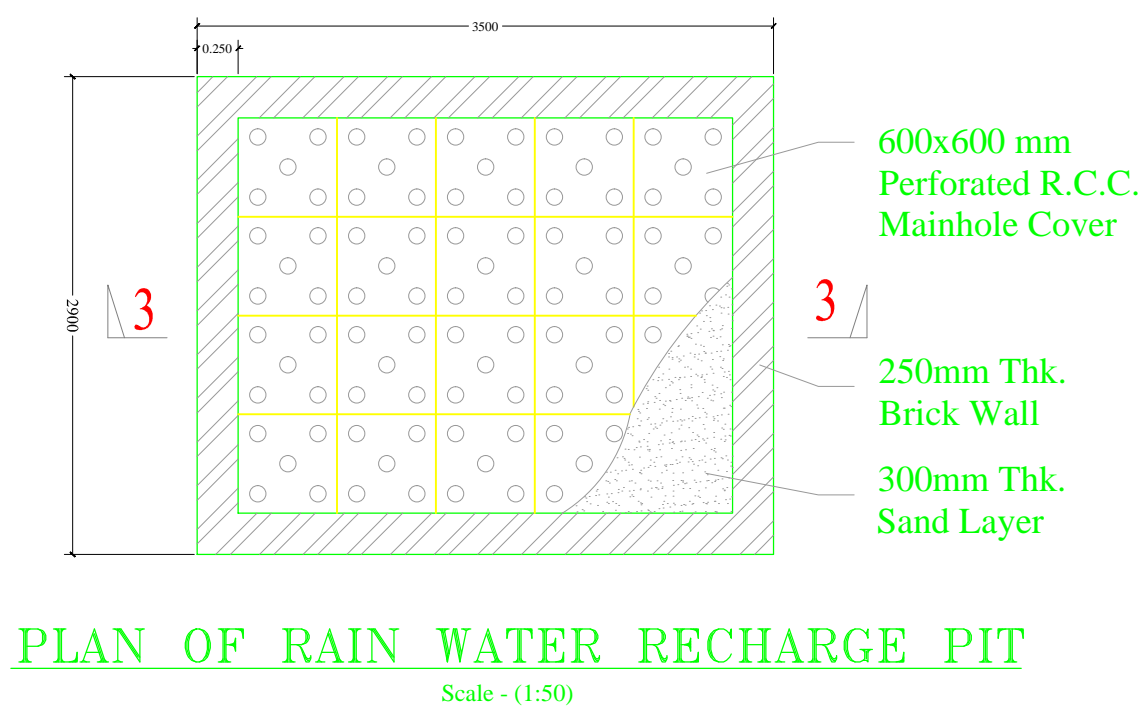
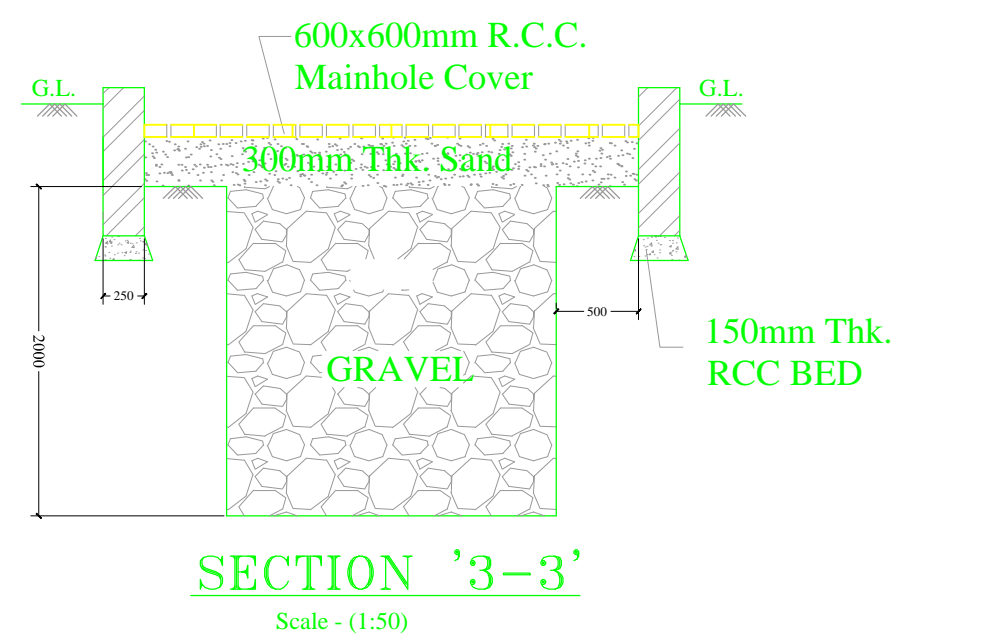
GROUND FLOOR PLAN (Proposed) (SCALE 1:100)

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

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

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

TERRACE FLOOR PLAN (SCALE 1:100)



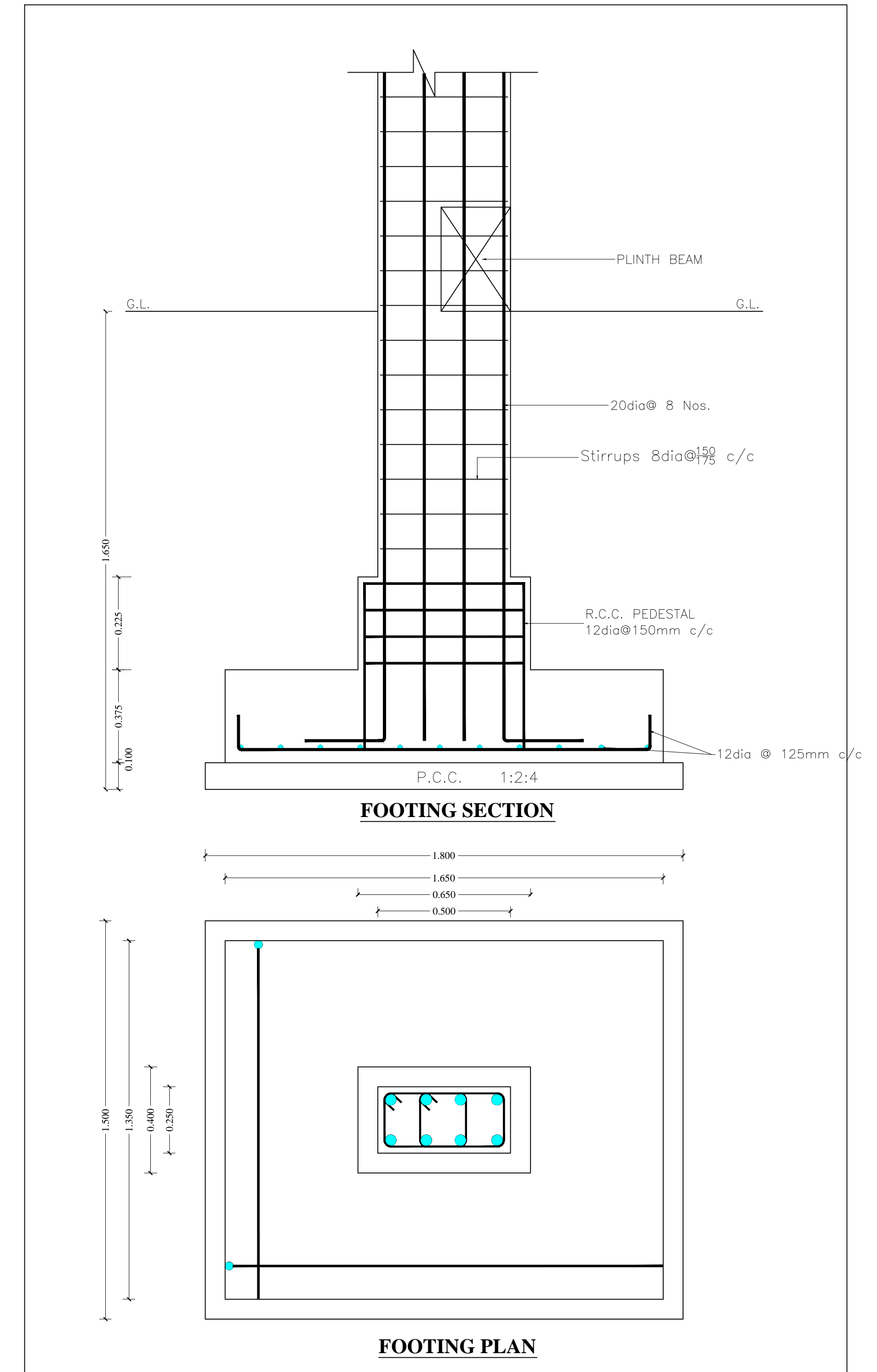
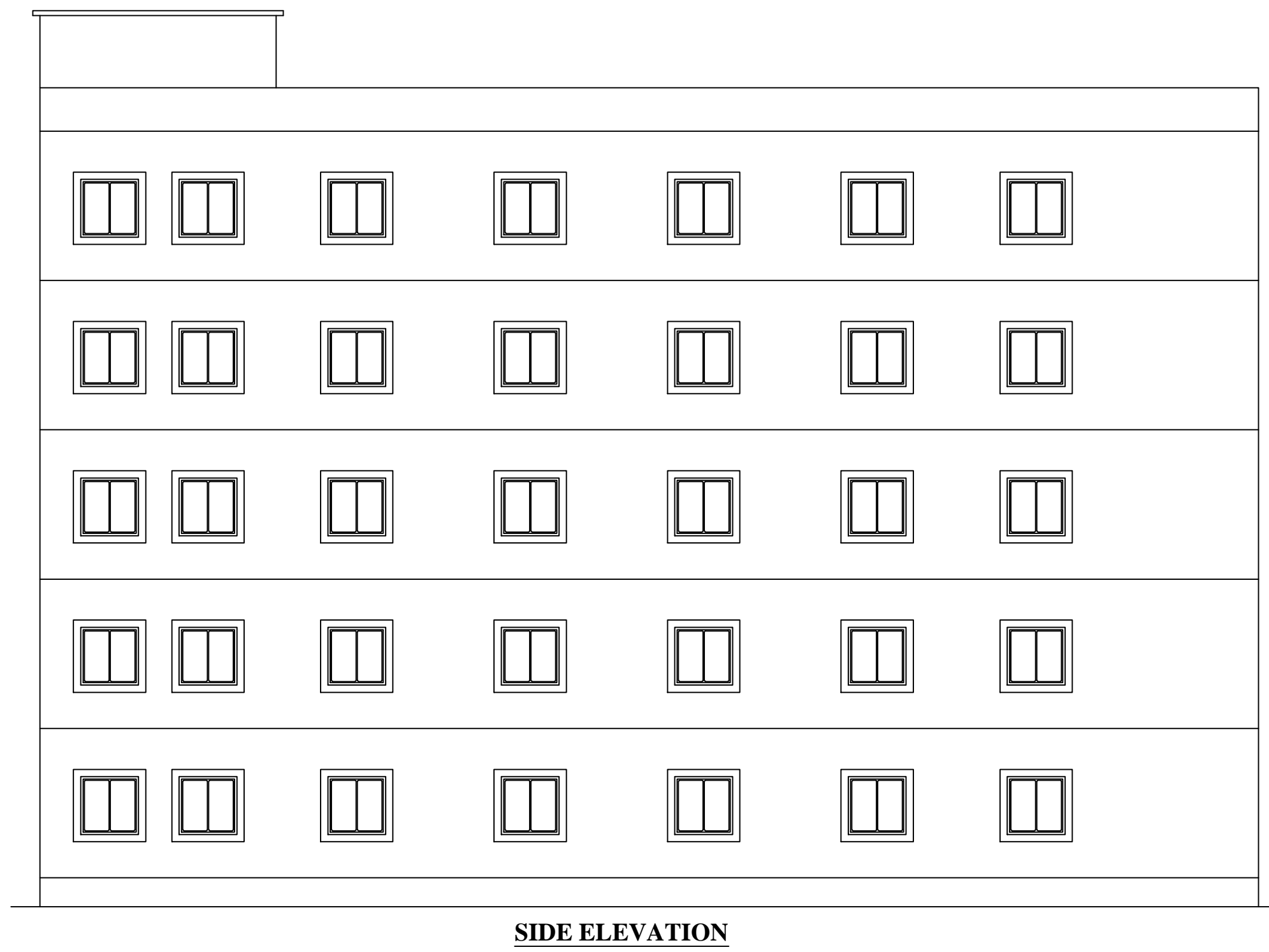
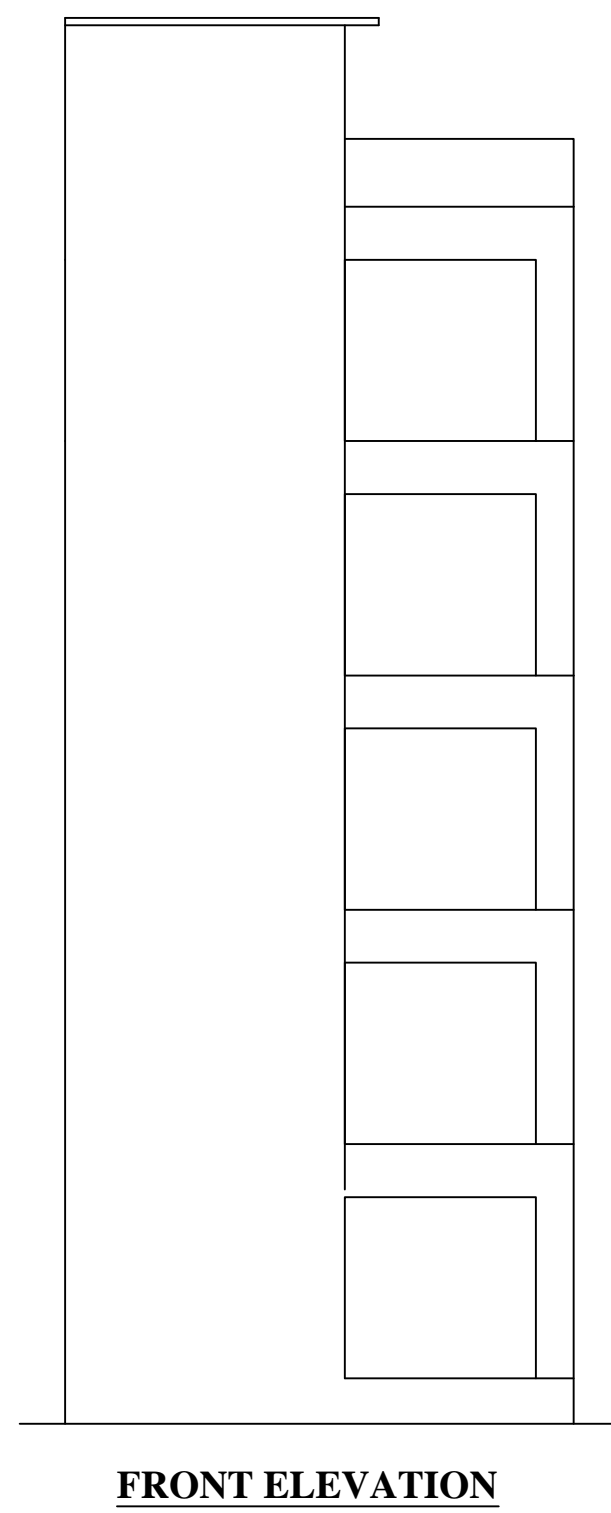
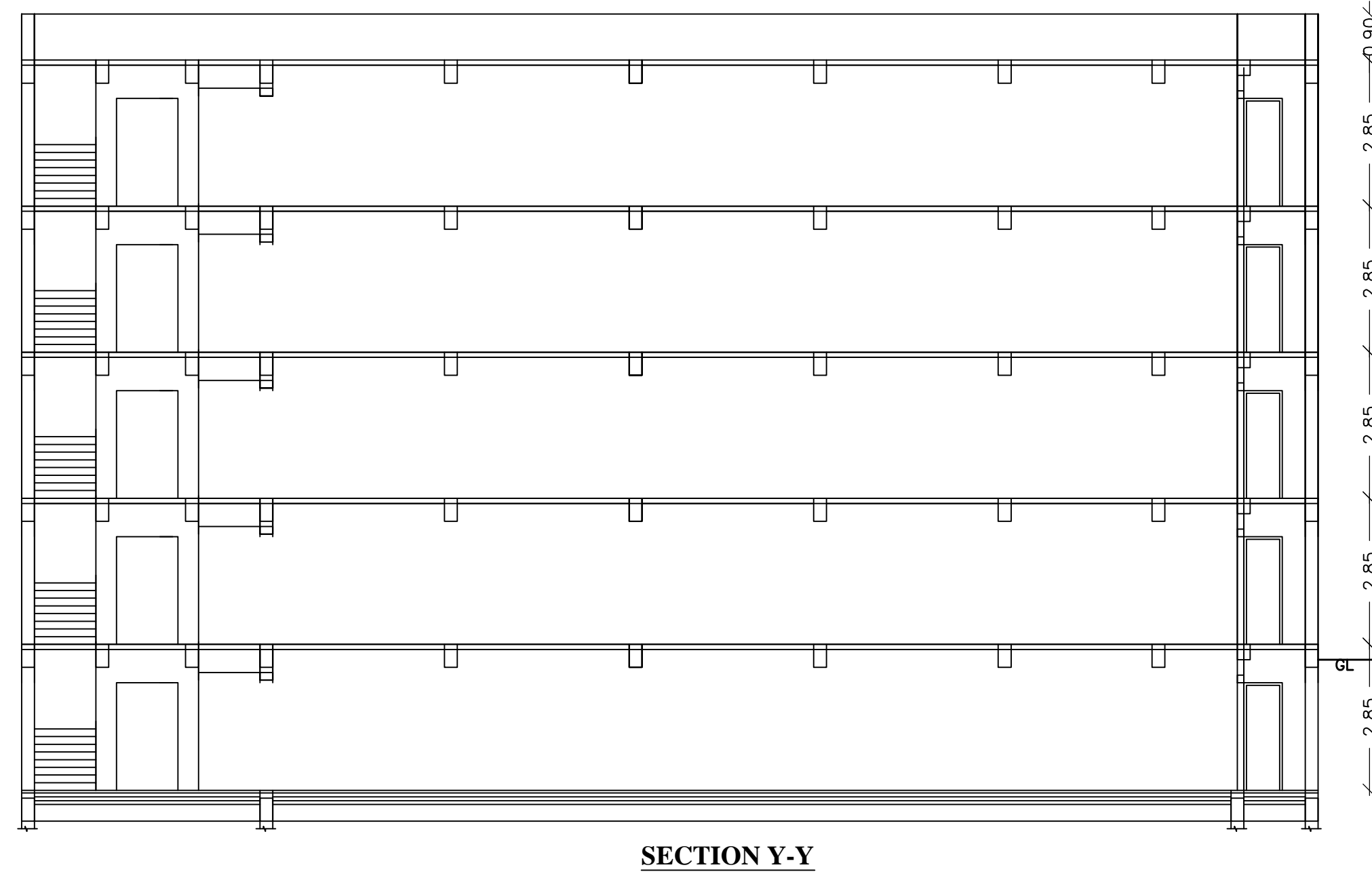
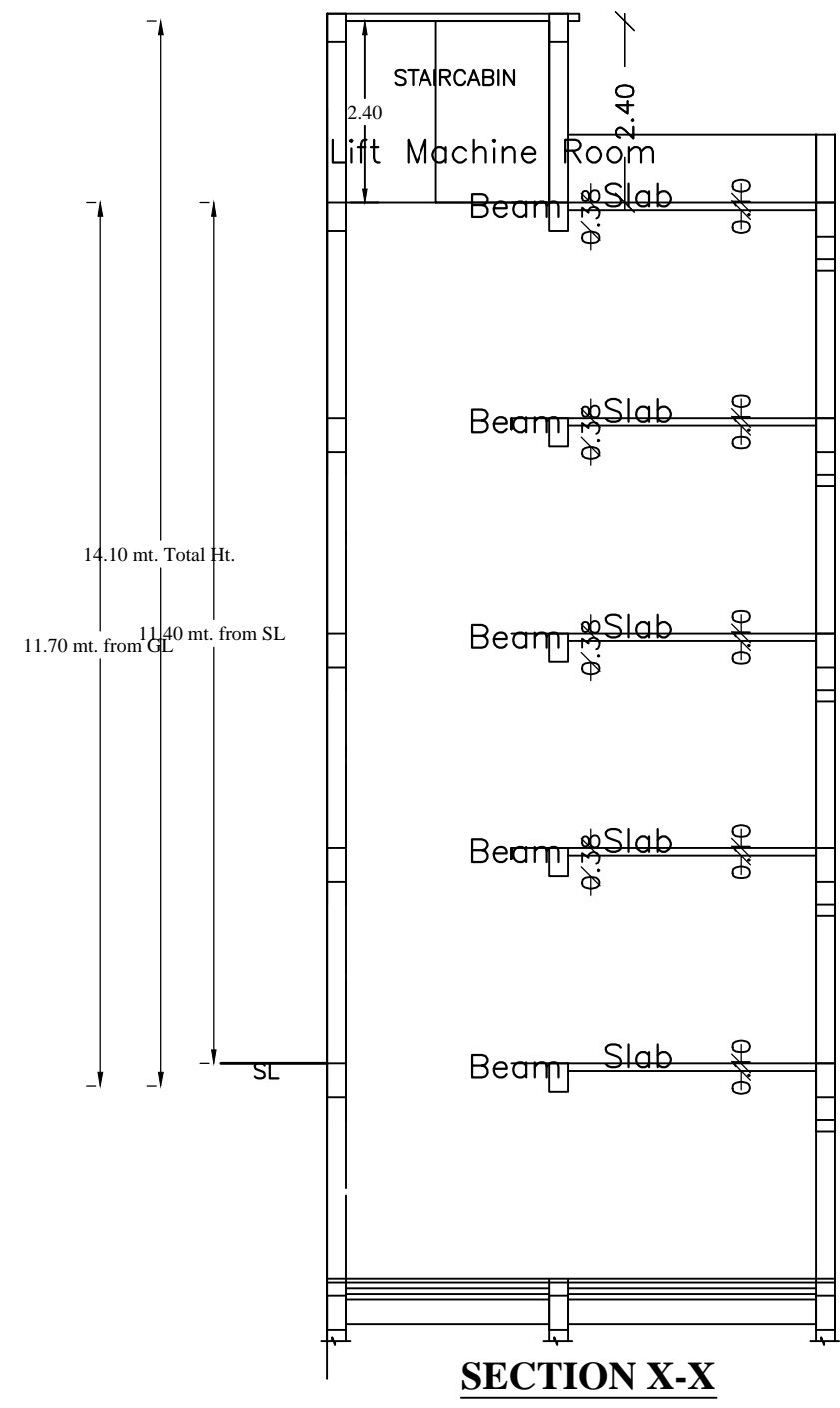
PROPOSED SITE

NH-143

LOCATION PLAN

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	
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