

(Scale - 1:200)

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	Parking				
A (HOUSE)	1	308.57	6.28	21.00	281.29	281.29	281.29	01
Grand Total :	1	308.57	6.28	21.00	281.29	281.29	281.29	01

Proposal Basic Information

Proposal File No.	SINPC/BA/0466/W15/2023
Owner Name	Pius Kerketta
Khata No	911/123
Plot No	265
Village Name	Simdega
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

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/BA/0466/W15/2023	PlotSubPlot No: 265	
Application Type: General Proposal	North: Plot No. - Suleman and Daud Munda Ka Tand	
Project Type: Building Permission	South: Plot No. - Nil Vikreta Ka Tand	
Nature of Development: New	East: Plot No. - 265/part	
Location of Development Area: Old Area	West: Plot No. - Nil Vikreta Ka Tand	
AREA DETAILS:		SQ.MT.
AREA OF PLOT (Minimum)	(A)	1497.34
Deduction for NetPlot Area		
Surrender Free of Cost		39.84
Total		39.84
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	1457.50
Deduction for Balance Plot Area(from Gross Plot Area)		
Surrender Free of Cost		39.84
Common Plot		118.62
Total		158.47
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	1338.87
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	1457.50
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions)	1497.34
COVERAGE CHECK		
Permissible Coverage area (50.00 %)		728.75
Proposed Coverage Area (12.40 %)		180.75
Total Prop. Coverage Area (12.4 %)		180.75
Balance coverage area (37.60 %)		548.00
Existing Structure To Be Demolish		196.68
FAR CHECK		
Perm. FAR Area (1.500)		2246.01
Total Perm. FAR area		2246.01
Residential FAR		281.29
Proposed FAR Area		281.29
Total Proposed FAR Area		281.29
Consumed FAR (Factor)		0.19
Balance FAR Area		1964.72
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		308.57
ARCHITECT (Regd)	PRADEEP SAMIR EKKA	
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)	Pius Kerketta	
DEVELOPMENT AUTHORITY		LOCAL BODY

COLOR INDEX	
PLOT BOUNDARY	[Red Line]
ABUTTING ROAD	[Green Line]
PROPOSED CONSTRUCTION	[Blue Line]
COMMON PLOT	[Yellow Line]
ROAD WIDENING AREA	[Orange Line]
EXISTING (To be retained)	[Purple Line]
EXISTING (To be demolished)	[Pink Line]

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	180.75	159.75	180.75	159.75
First Floor	127.82	121.54	127.82	121.54
Terrace Floor	0.00	0.00	0.00	0.00
Total :	308.57	281.29	308.57	281.29

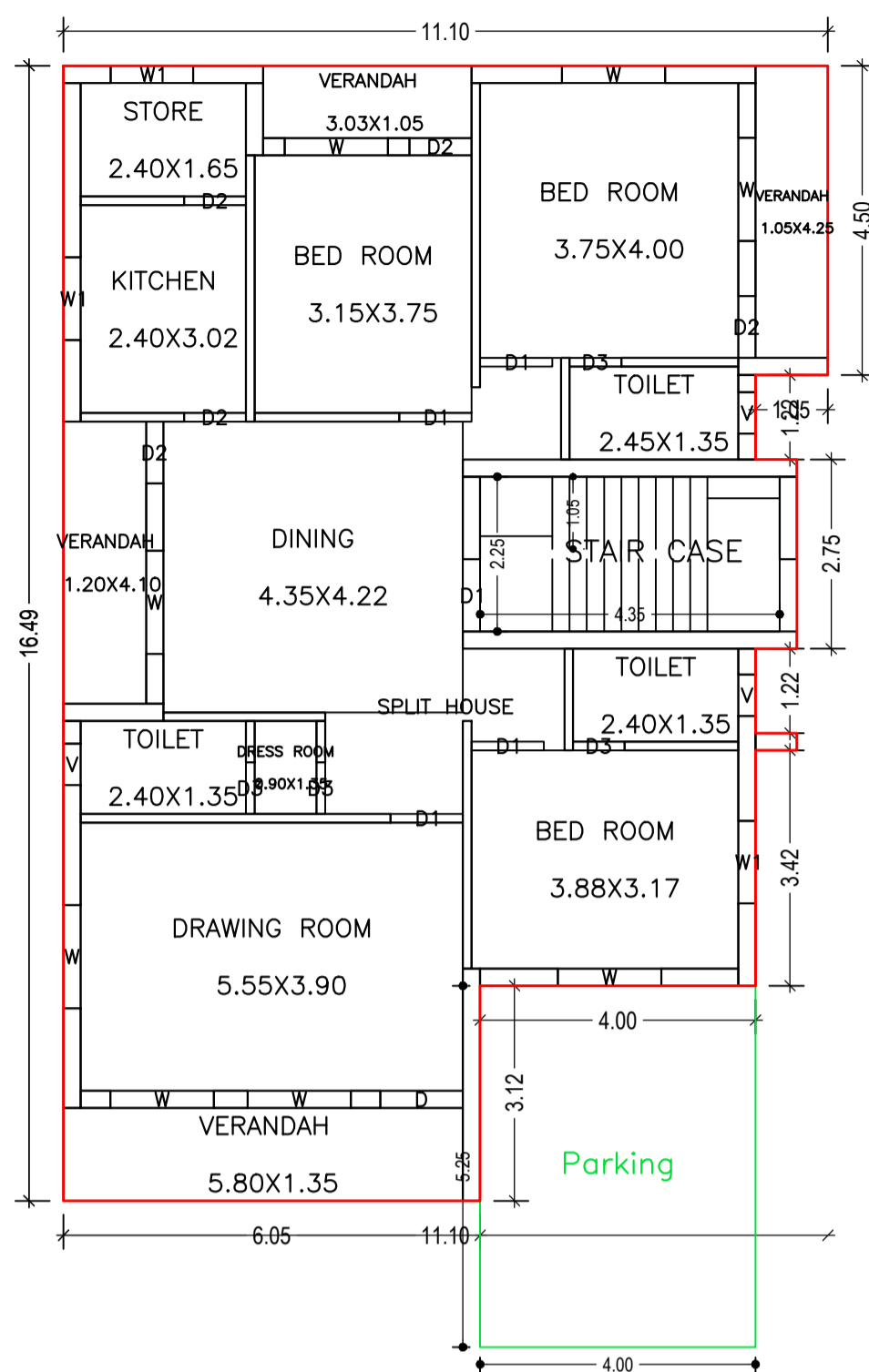
Building USE/SUBUSE Details

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

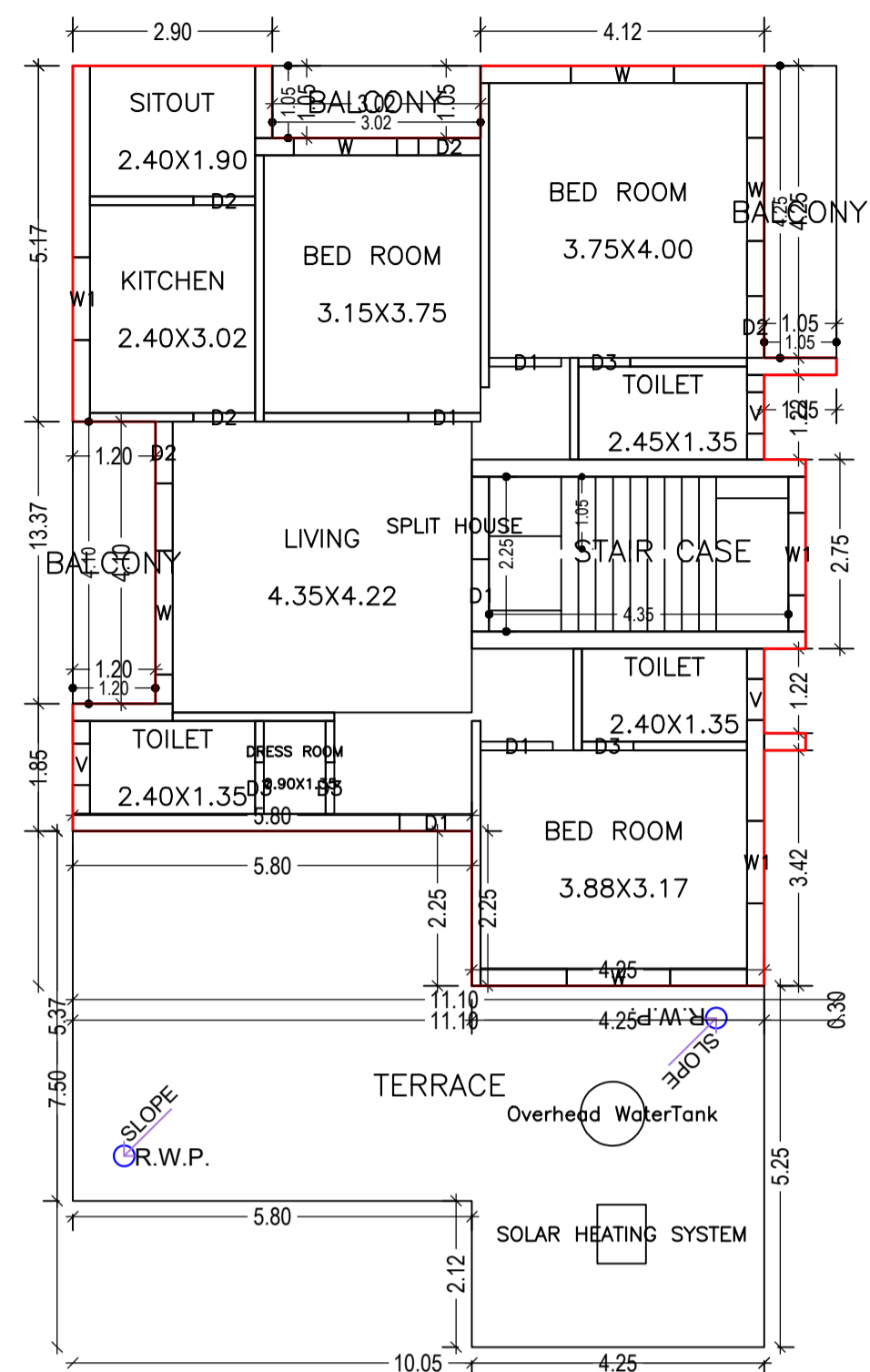
LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
PRADEEP SAMIR EKKA SINPC/ARC/0005/2017			

Proposal Basic Information

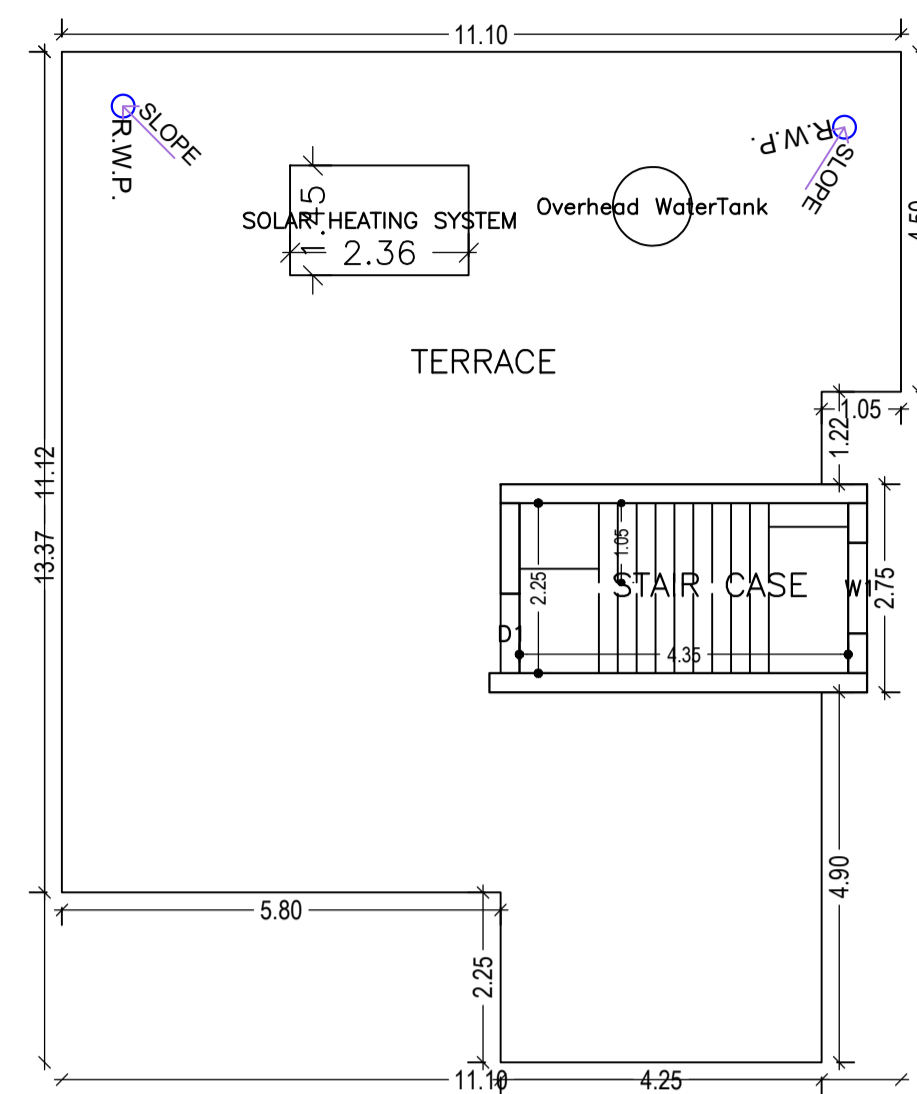
Proposal File No.	SINPC/AR/0466/W15/2023
Owner Name	Plus Kote
Khata No	91/123
Plot No	265
Village Name	Simdega
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment



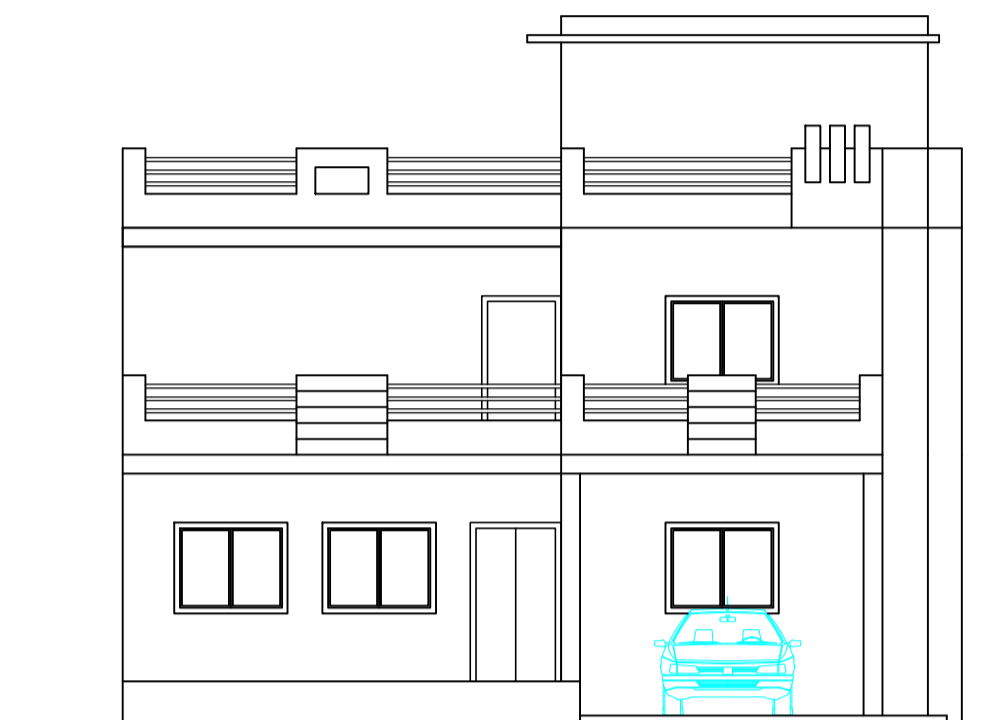
GROUND FLOOR PLAN
(Proposed)
(SCALE 1:100)



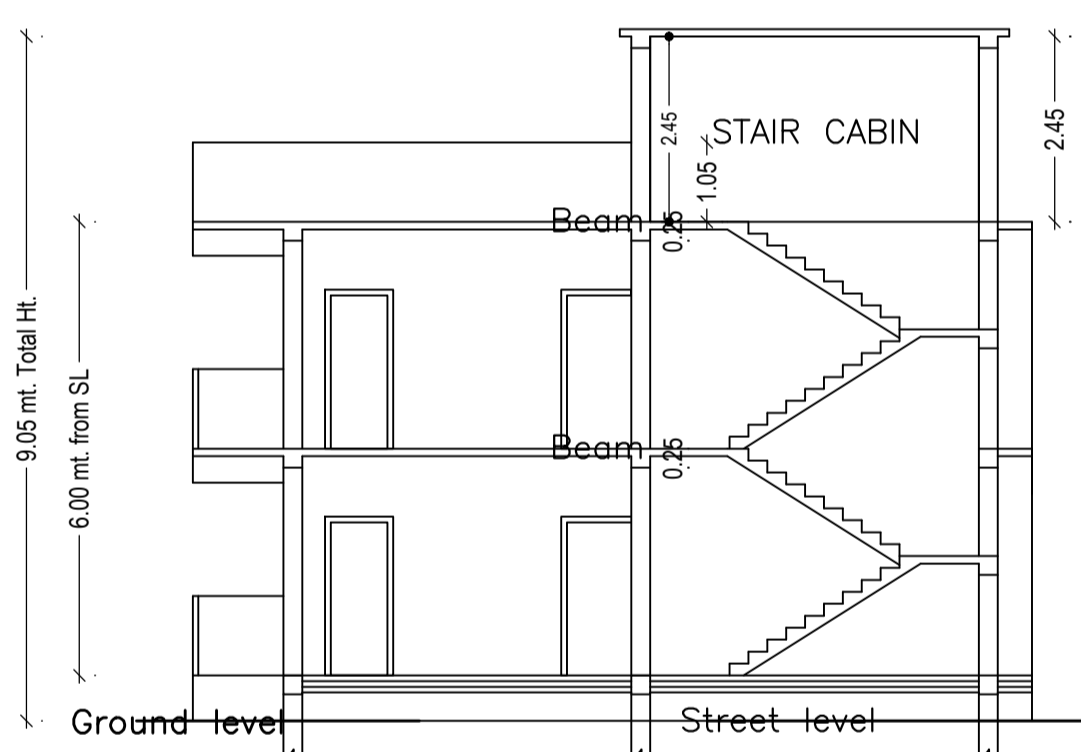
FIRST FLOOR PLAN
(Proposed)
(SCALE 1:100)



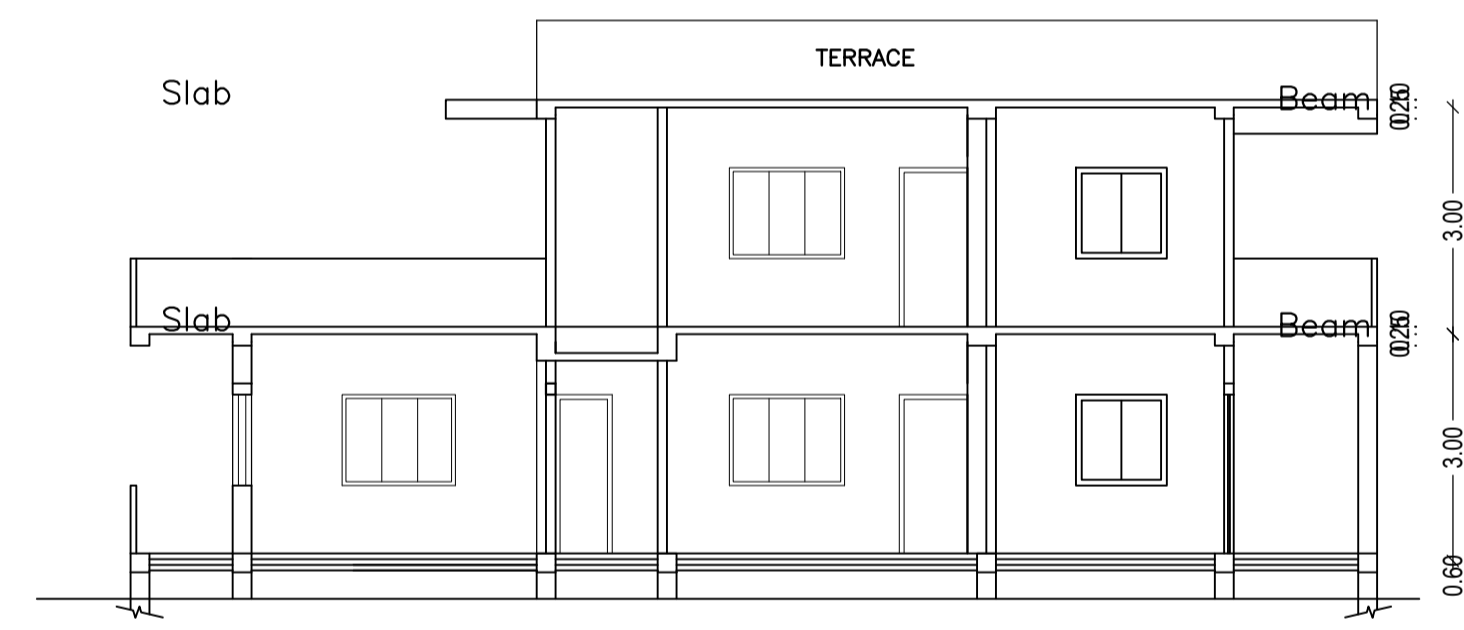
TERRACE FLOOR PLAN
(SCALE 1:100)



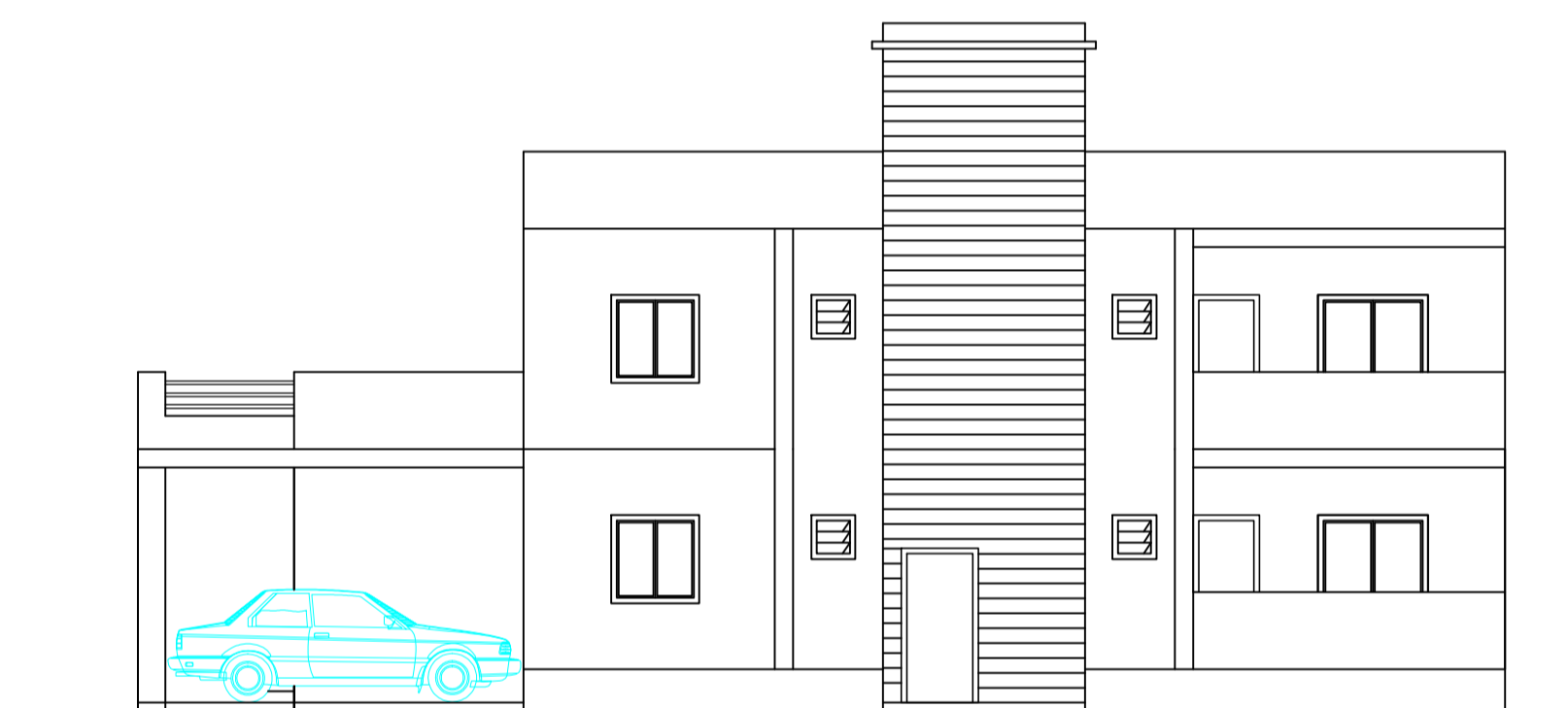
FRONT ELEVATION



SECTION A-A



SECTION B-B



SIDE ELEVATION

THIS IS TO CERTIFY THAT THE STRUCTURAL DESIGN OF THIS BUILDING WILL BE AS PER IS -1893 & IS -4326 -1993 TO MAKE THE SAME EARTH QUAKE RESISTANT.

Building :A (HOUSE)

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	Parking				
Ground Floor	180.75	0.00	21.00	159.75	159.75	159.75	01
First Floor	127.82	6.28	0.00	121.54	121.54	121.54	00
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	308.57	6.28	21.00	281.29	281.29	281.29	01
Total Number of Same Buildings	1						
Total :	308.57	6.28	21.00	281.29	281.29	281.29	01

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (HOUSE)	D3	0.75	2.10	08
A (HOUSE)	D2	0.90	2.10	10
A (HOUSE)	D1	1.05	2.10	09
A (HOUSE)	D	1.20	2.10	01

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (HOUSE)	V	0.60	1.20	06
A (HOUSE)	W1	1.20	1.20	07
A (HOUSE)	W	1.50	1.20	12
A (HOUSE)	W	1.80	1.80	01

Balcony Calculations Table

FLOOR	SIZE	AREA	TOTAL AREA
FIRST FLOOR PLAN	1.05 X 3.03 X 1 X 1	3.18	12.56
	1.05 X 4.25 X 1 X 1	4.46	
	1.20 X 4.10 X 1 X 1	4.92	
Total	-	-	12.56

UnitBUA Table for Building :A (HOUSE)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT HOUSE	FLAT	287.57	247.44	15	1
FIRST FLOOR PLAN	SPLIT HOUSE	FLAT	0.00	0.00	10	0
Total:	-	-	287.57	247.44	25	1

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
PRADEEP SAMIR EKKA SINPC/ARC/0005/2017			