

SITE PLAN

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 FAR Area (Sq. mt.)	Trmt (No.)
			Lift	Balcony	Accessory Use	Parking	Resi.	Stair			
A (RESIDENTIAL)	1	532.25	14.16	12.16	20.90	161.60	307.02	9.32	323.43	323.43	04
Grand Total	1	532.25	14.16	12.16	20.90	161.60	307.02	9.32	323.43	323.43	04

Proposal Basic Information

Proposal File No.	SINPC/BI/0468/W16/2023
Owner Name	SHAMBHU PRASAD
Khata No	152
Plot No	791,3149
Village Name	Simdega
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 (RESIDENTIAL)	Residential	Bungalow/ Dwelling / Non Apartment	>0	1	4.00	1	4	-	-	-	-
			>0	1	4.00	-	-	1	1	-	-
Total :			-	-	-	-	4	3	-	1	2

Parking Check (Table 7b)

Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	3	54.00
Total Car	4	50.00	3	54.00
Visitor's Car Parking	-	-	2	25.00
Total Visitor Parking	1	12.50	2	25.00
Other Parking	-	-	-	161.60
Total		62.50		240.60

AREA STATEMENT SIMDEGA NAGAR PANCHAYAT	VERSION NO: 1.0.70
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/BI/0468/W16/2023	PlotSubPlot No: 791,3149
Application Type: General Proposal	North: -
Project Type: Building Permission	South: -
Nature of Development: New	East: -
Location of Development Area: Old Area	West: -
AREA DETAILS:	SQ. MT.
AREA OF PLOT (Minimum)	(A) 445.93
Deduction for NetPlot Area	
Surrender Free of Cost	11.41
Total	11.41
NET AREA OF PLOT (Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions) 434.52
Deduction for Balance Plot Area (from Gross Plot Area)	
Surrender Free of Cost	11.41
Common Plot	36.17
Total	47.58
BALANCE AREA OF PLOT (Net Plot Area - Recreational/Amenity space)	(A-Deductions) 398.35
PLOT AREA FOR COVERAGE (Net Plot Area)	(A-Deductions) 434.52
Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions) 445.93
COVERAGE CHECK	
Permissible Coverage area ( 60.00 % )	260.71
Proposed Coverage Area ( 40.96 % )	178.00
Total Prop. Coverage Area ( 40.96 % )	178.00
Balance coverage area ( 19.03 % )	82.71
FAR CHECK	
Perm. FAR Area ( 1.800 )	802.67
Total Perm. FAR area	802.67
Residential FAR	307.03
Proposed FAR Area	323.43
Total Proposed FAR Area	323.43
Consumed FAR (Factor)	0.73
Balance FAR Area	479.24
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	532.25
ARCHITECT (Regd)	DEELIP KUMAR
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	SHAMBHU PRASAD
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

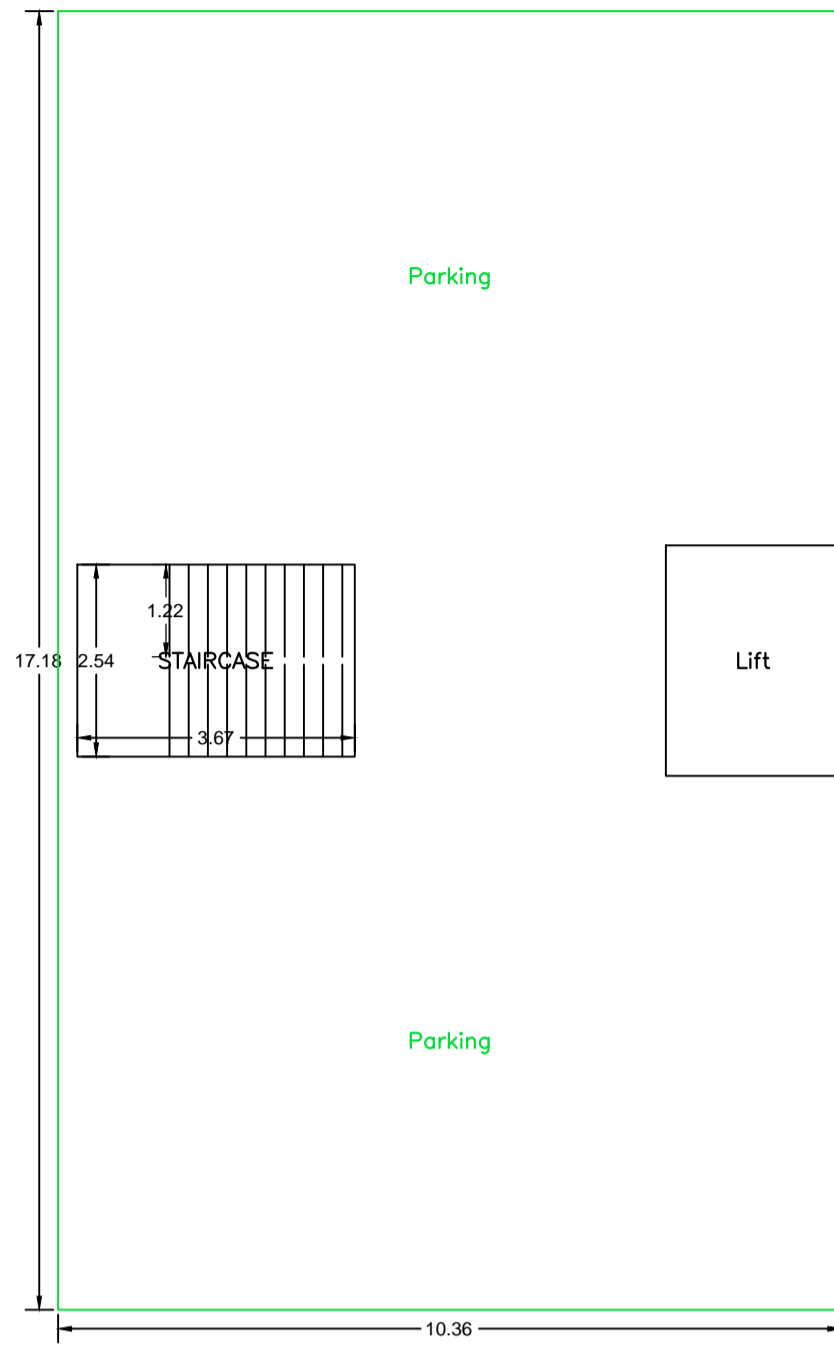
Floor Name	Building Name A (RESIDENTIAL)		Total	
	Proposed Built Up Area (Sq. mt.)	Proposed FAR Area (Sq. mt.)	Total Proposed Built Up Area (Sq. mt.)	Total FAR Area (Sq. mt.)
Ground Floor	178.01	16.41	178.01	16.41
First Floor	177.12	153.51	177.12	153.51
Second Floor	177.12	153.51	177.12	153.51
Terrace Floor	0.00	0.00	0.00	0.00
Total :	532.25	323.43	532.25	323.43

Building USE/SUBUSE Details

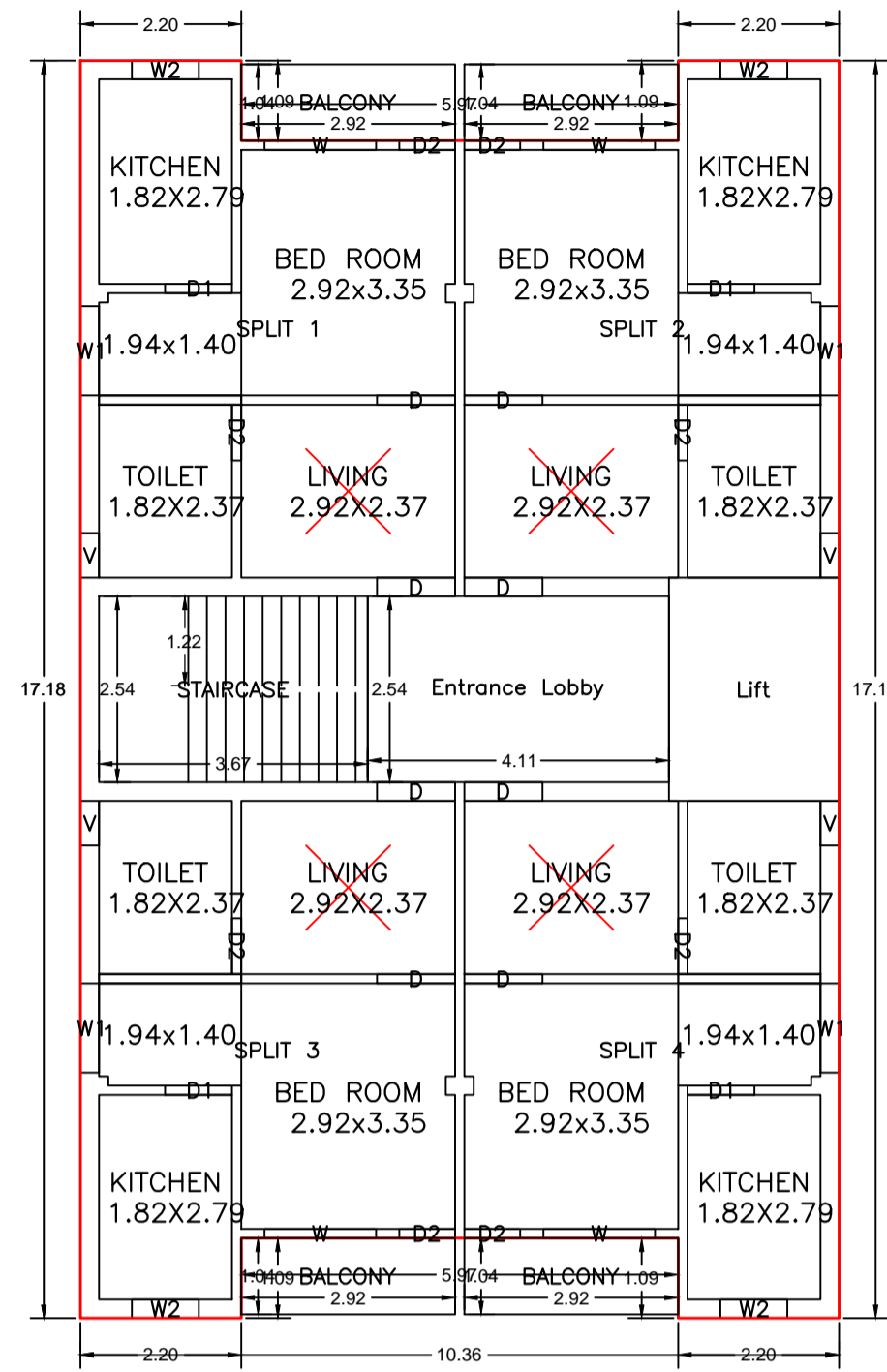
Building Name	Building Use	Building SubUse	Building Structure
A (RESIDENTIAL)	Residential	Bungalow/ Dwelling / Non Apartment	Non-Highrise

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
DEELIP KUMAR SINPC/DFTMN/0003/2023			

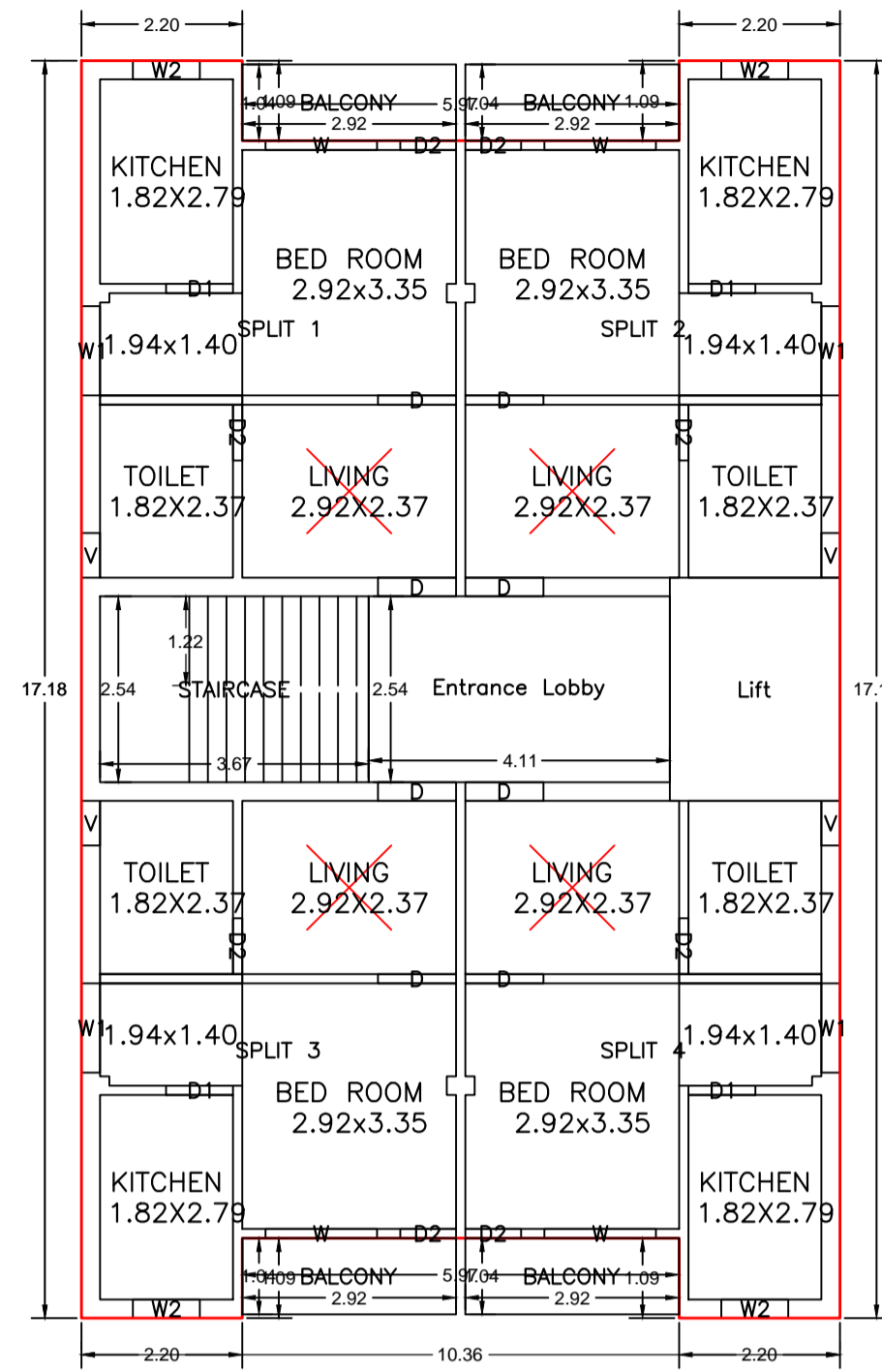
Proposal Basic Information	
Proposal File No.	SINPC/0468/W16/2023
Owner Name	SHAMBHU PRASAD
Khata No	152
Plot No	791,3149
Village Name	Simdega
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment



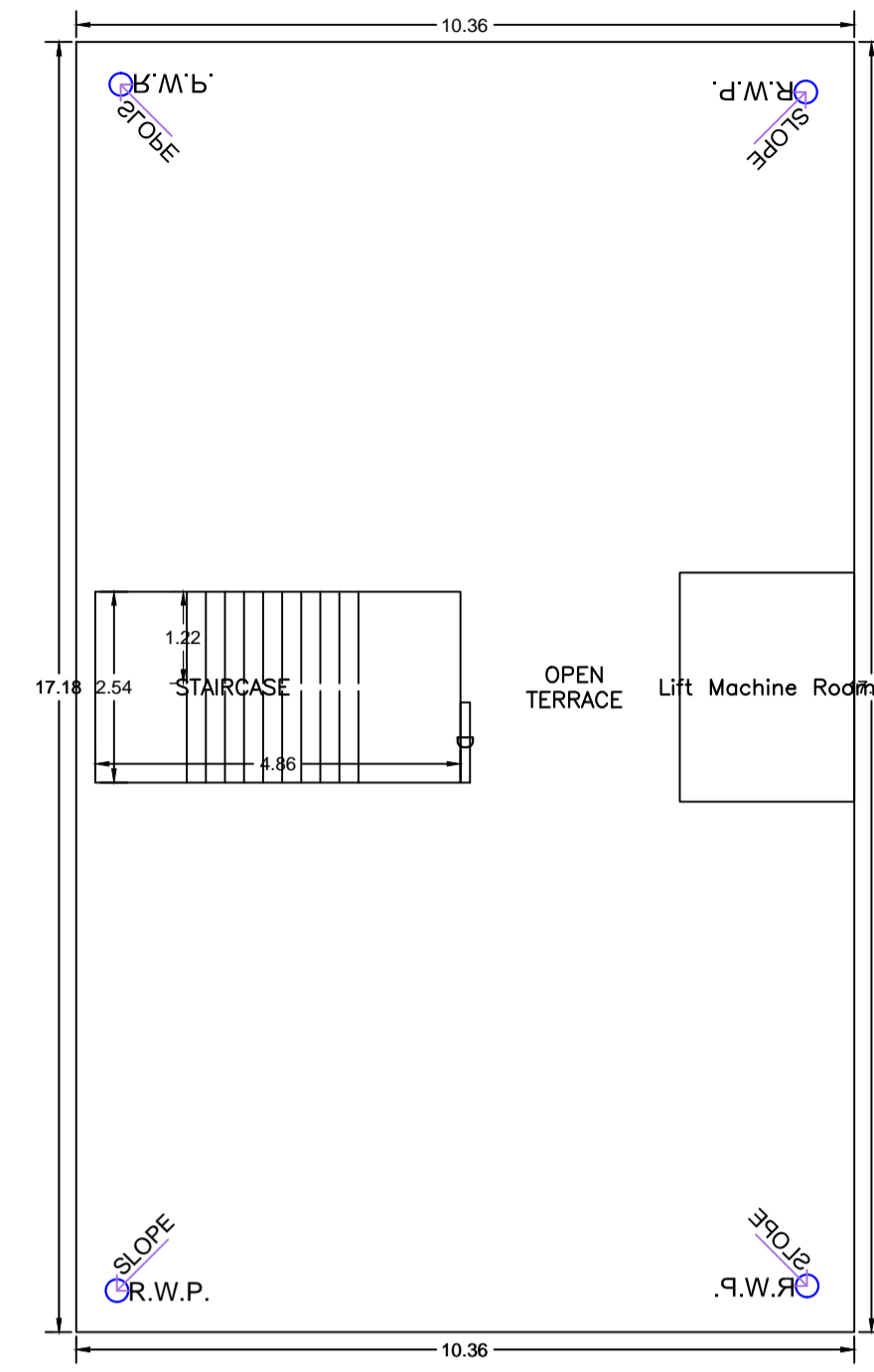
GROUND FLOOR PLAN (SCALE 1:100)



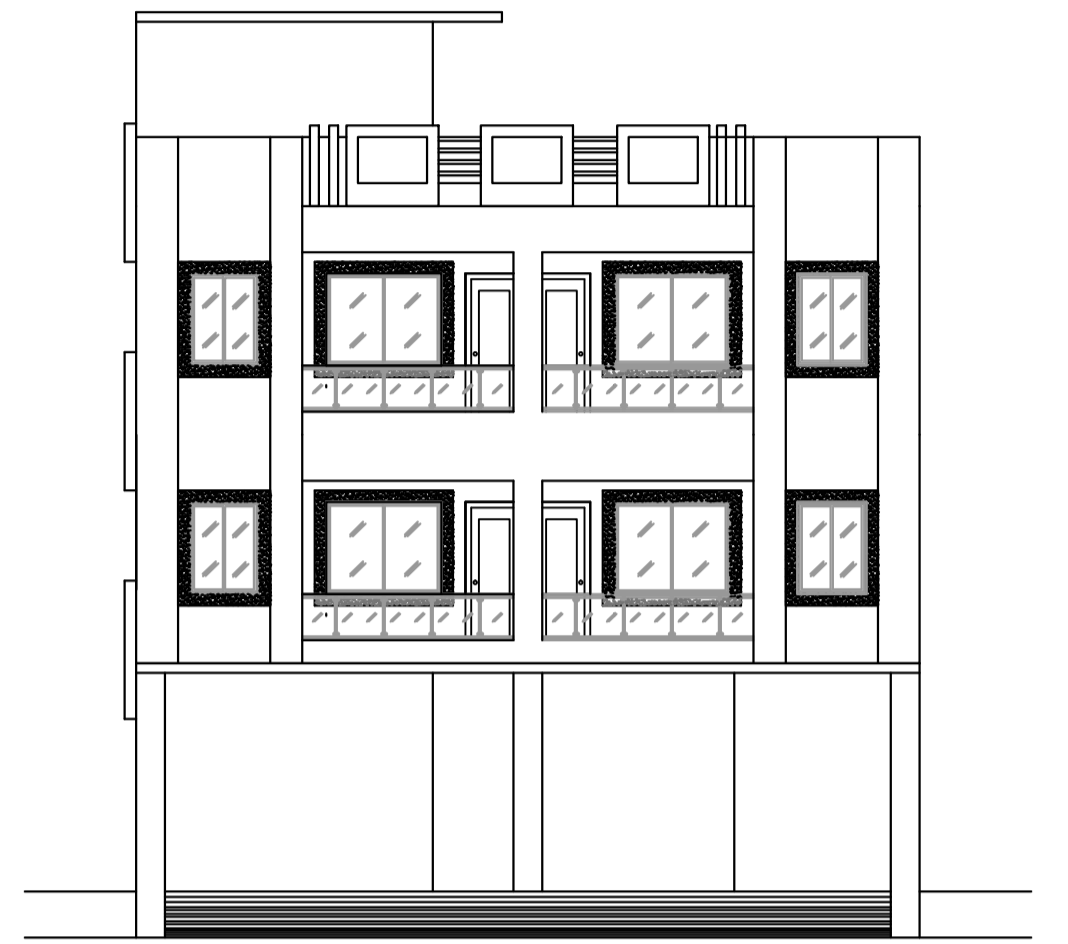
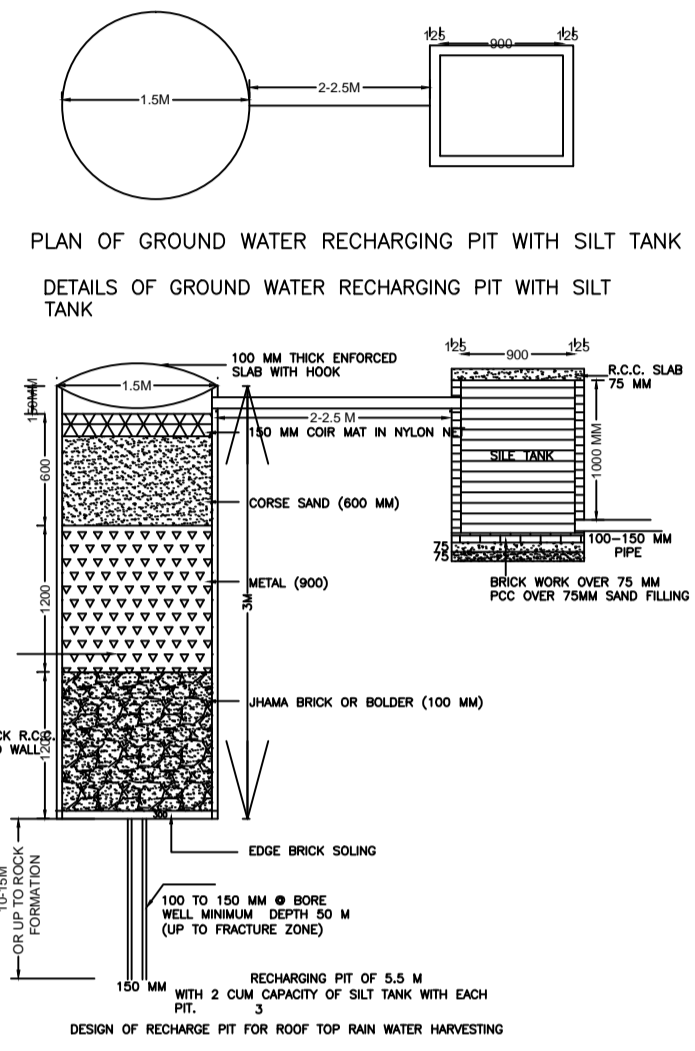
FIRST FLOOR PLAN (Proposed) (SCALE 1:100)



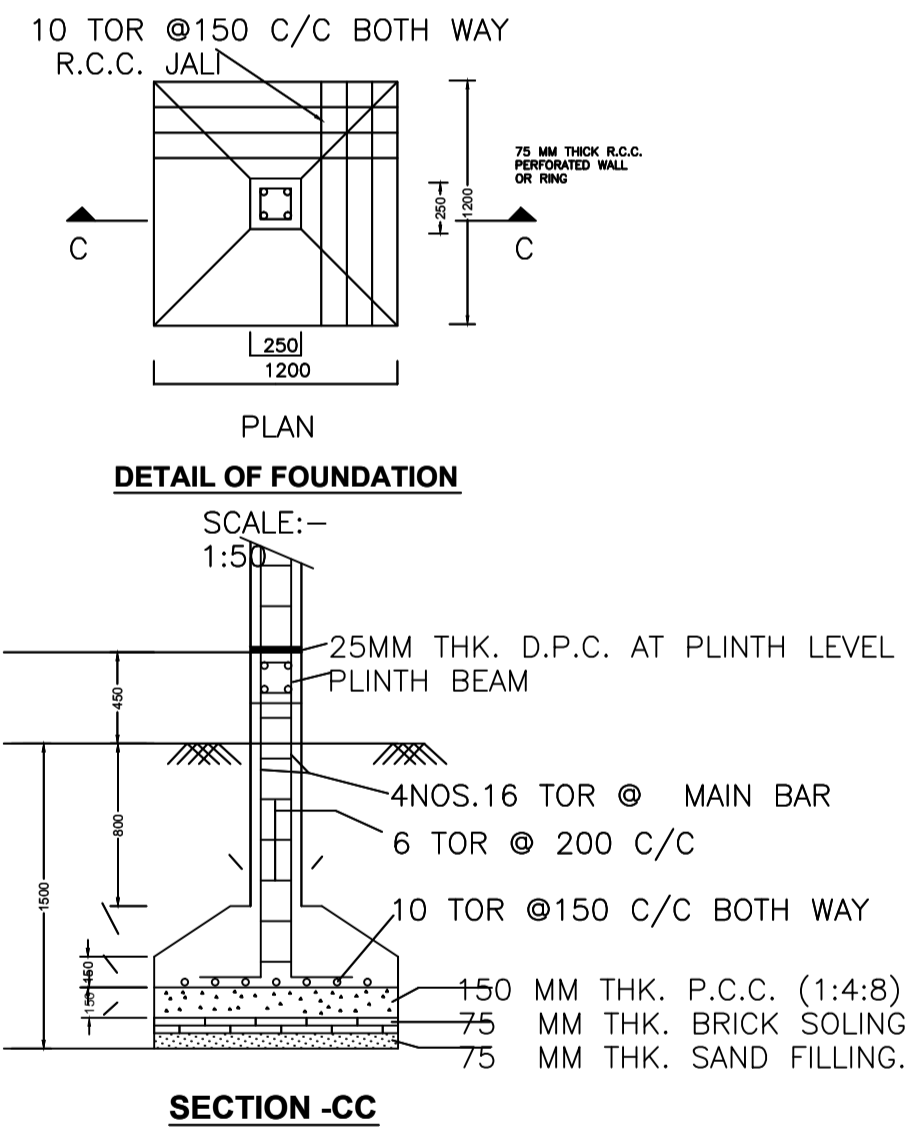
SECOND FLOOR PLAN (Proposed) (SCALE 1:100)



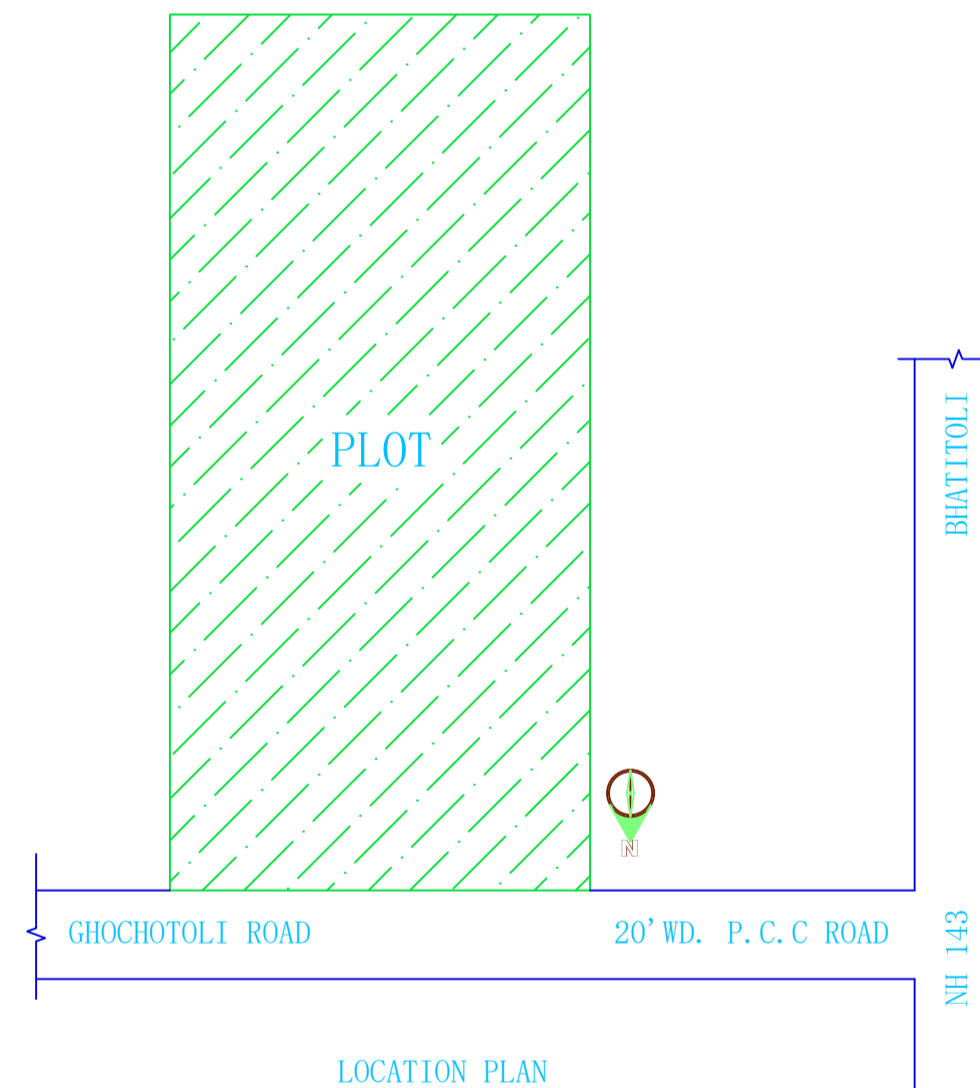
TERRACE FLOOR PLAN (SCALE 1:100)



FRONT ELEVATION SCALE 1:100

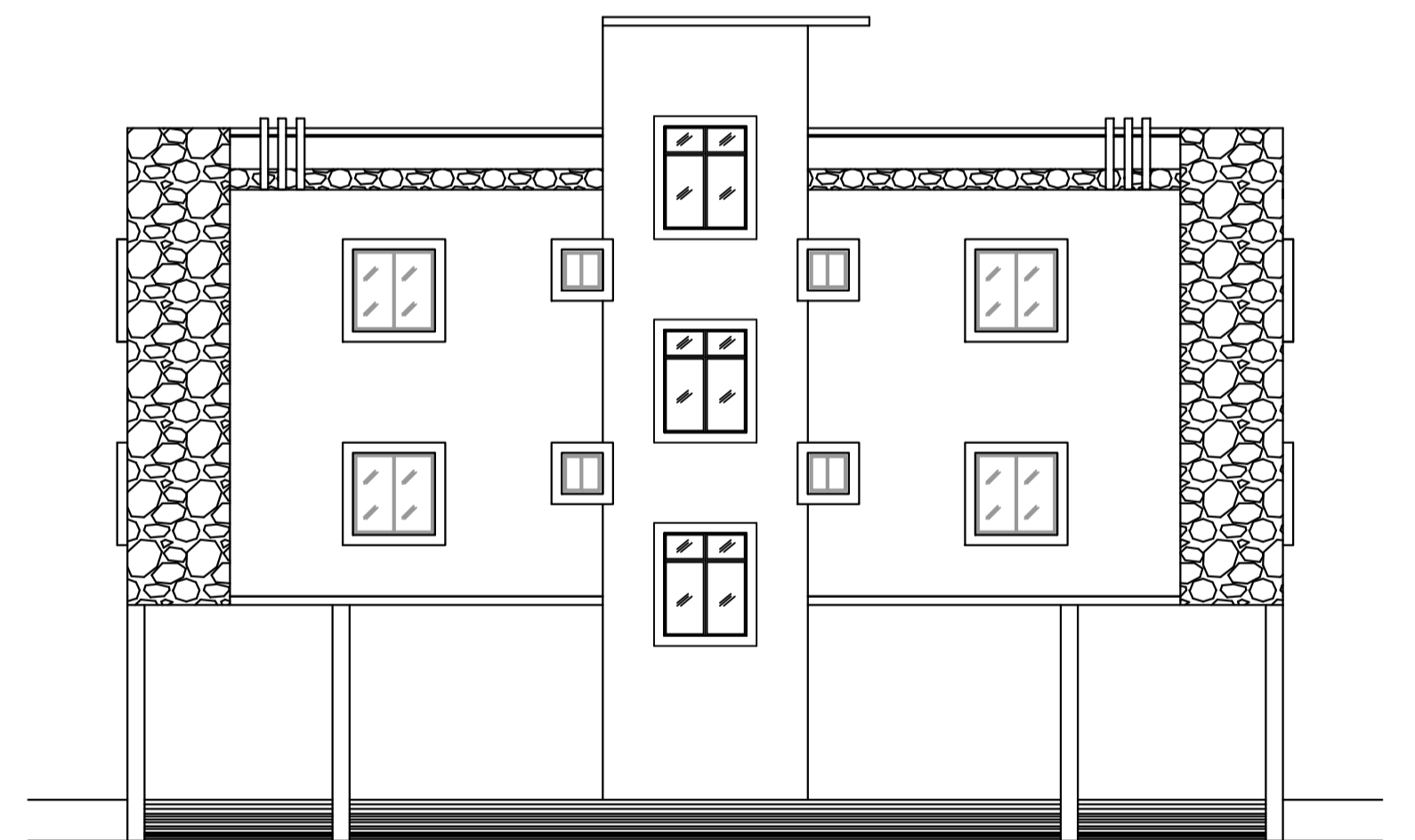


SECTION -CC



LOCATION PLAN

LOCATION PLAN NOT TO SCALE



LEFT SIDE ELEVATION SCALE 1:100

Building :A (RESIDENTIAL)

Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)				Proposed FAR Area (Sq.mt.)	Add Area in FAR (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed FAR Area (Sq.mt.)	Tnmt (No.)
		Lift	Balcony	Accessory Use	Parking					
Ground Floor	178.01	0.00	0.00	0.00	161.60	0.00	9.32	161.41	0.00	00
First Floor	177.12	7.08	6.08	10.45	0.00	153.51	0.00	153.51	153.51	04
Second Floor	177.12	7.08	6.08	10.45	0.00	153.51	0.00	153.51	153.51	04
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	532.25	14.16	12.16	20.90	161.60	307.02	9.32	323.43	323.43	04
Total Number of Same Buildings	1									
Total :	532.25	14.16	12.16	20.90	161.60	307.02	9.32	323.43	323.43	04

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENTIAL)	D2	0.76	2.10	16
A (RESIDENTIAL)	D1	0.91	2.10	08
A (RESIDENTIAL)	D	1.07	2.10	16

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENTIAL)	V	0.61	1.20	08
A (RESIDENTIAL)	W2	0.91	1.20	08
A (RESIDENTIAL)	W1	1.22	1.20	08
A (RESIDENTIAL)	W	1.52	1.20	08

Balcony Calculations Table

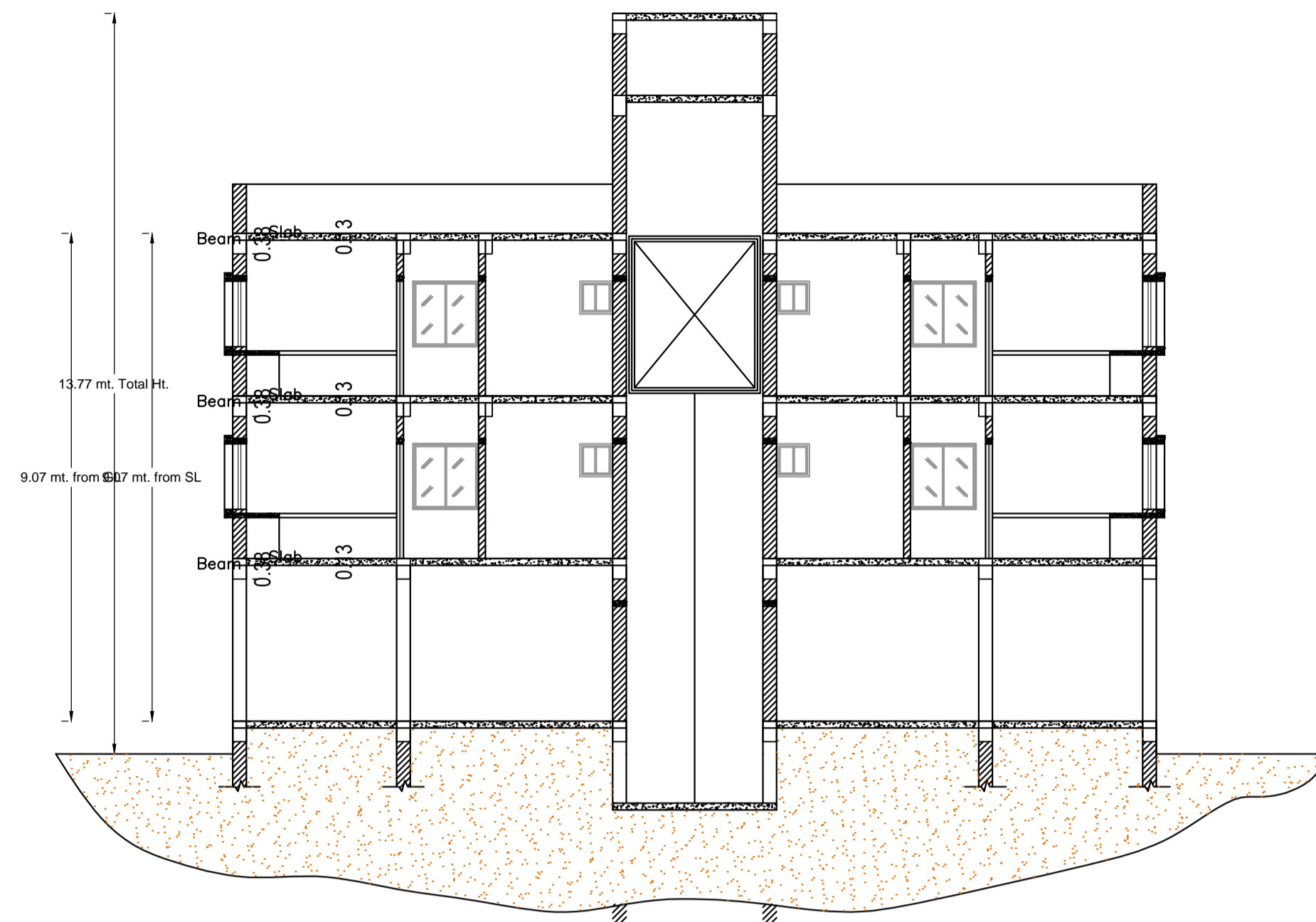
FLOOR	SIZE	AREA	TOTAL AREA
FIRST FLOOR PLAN	1.04 X 2.92 X 4 X 1	12.16	12.16
SECOND FLOOR PLAN	1.04 X 2.92 X 4 X 1	12.16	12.16
Total	-	-	24.32

UnitBUA Table for Building :A (RESIDENTIAL)

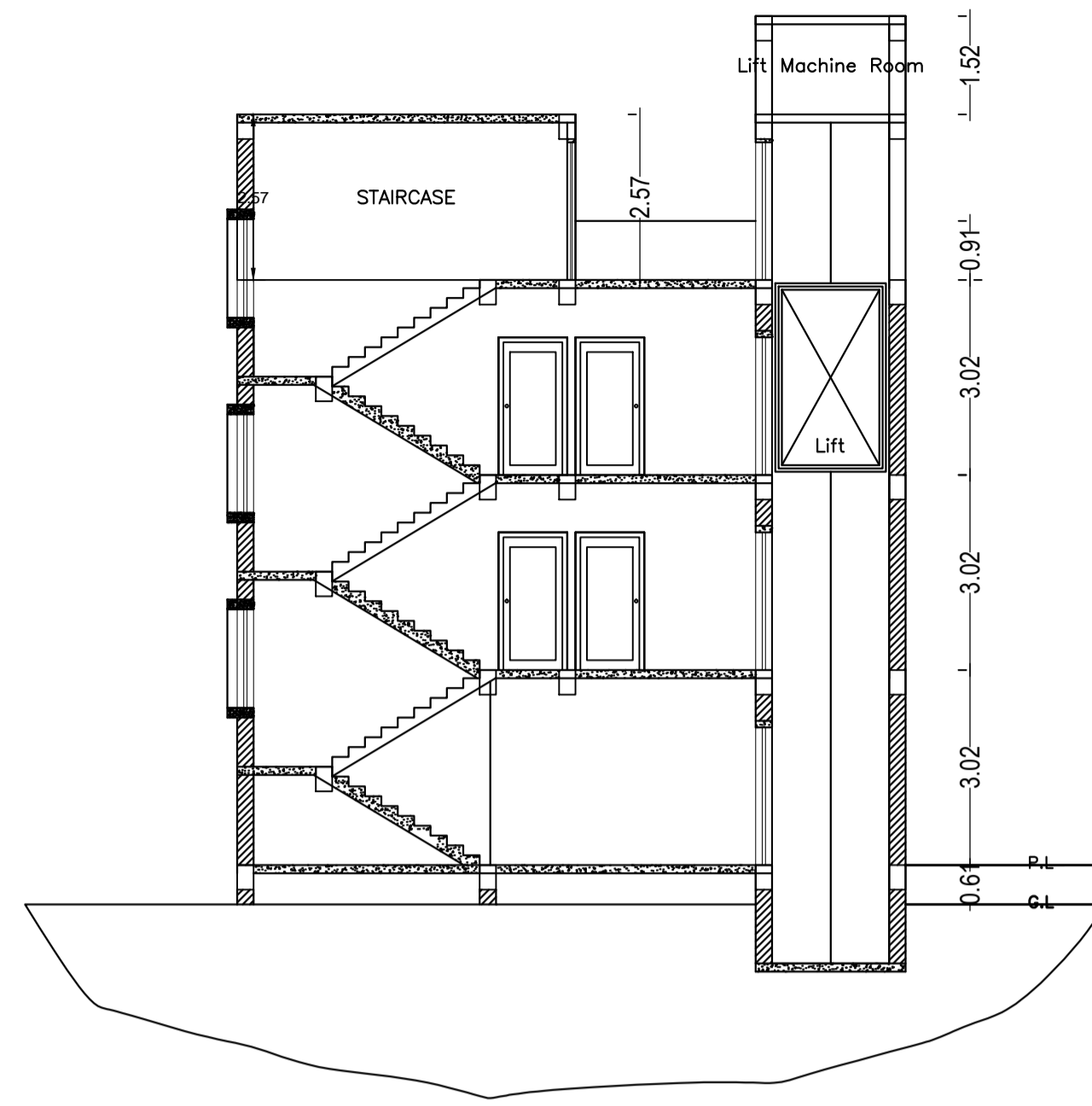
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
FIRST FLOOR PLAN	SPLIT 1	FLAT	60.24	59.75	4	4
	SPLIT 2	FLAT	60.24	59.75	4	
	SPLIT 3	FLAT	60.24	59.75	4	
	SPLIT 4	FLAT	60.24	59.75	4	
SECOND FLOOR PLAN	SPLIT 1	FLAT	0.00	0.00	4	0
	SPLIT 2	FLAT	0.00	0.00	4	
	SPLIT 3	FLAT	0.00	0.00	4	
	SPLIT 4	FLAT	0.00	0.00	4	
Total:	-	-	240.95	238.98	32	4

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
DEELIP KUMAR SINPC/DFTMIN/0003/2023			

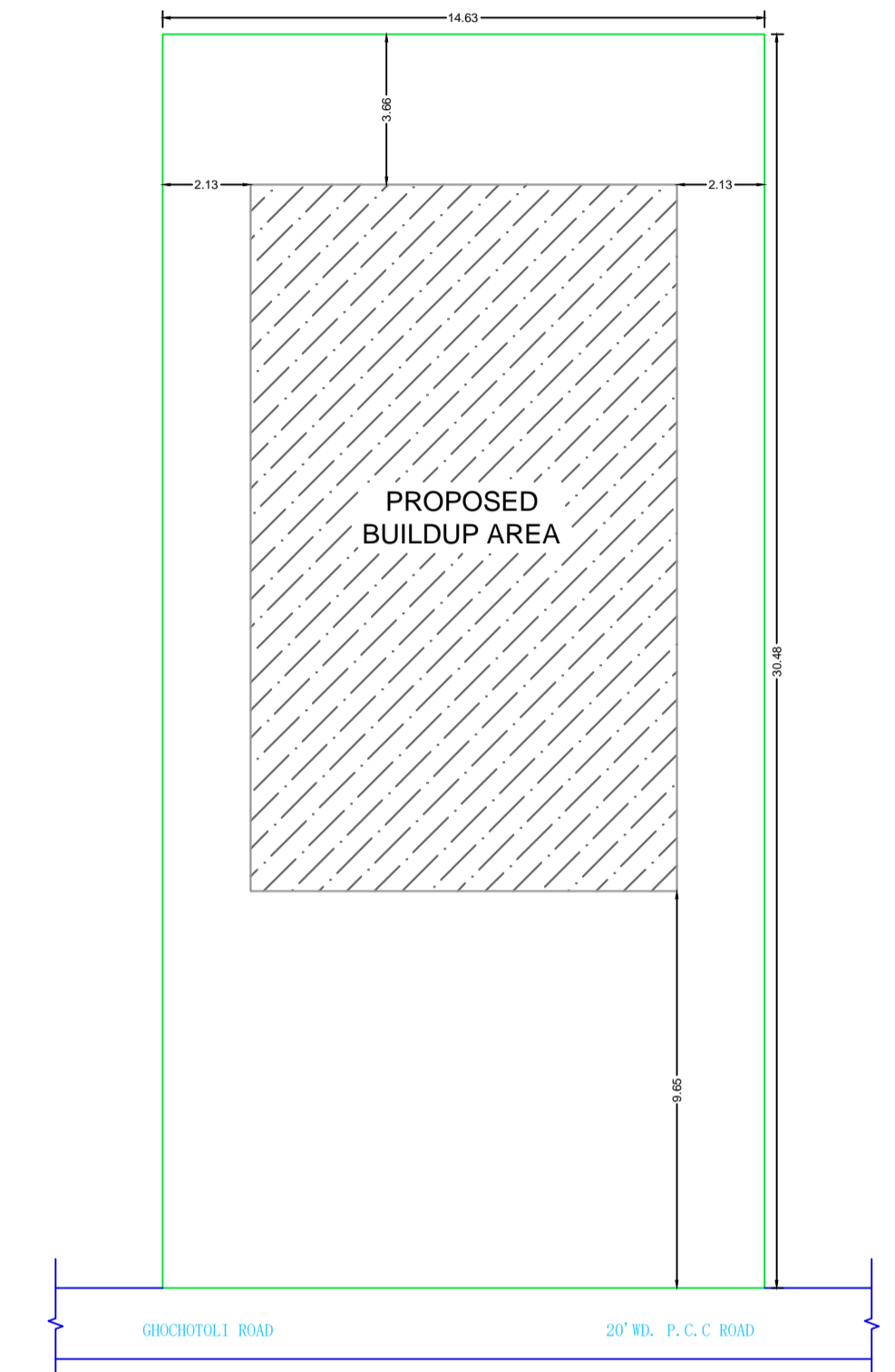
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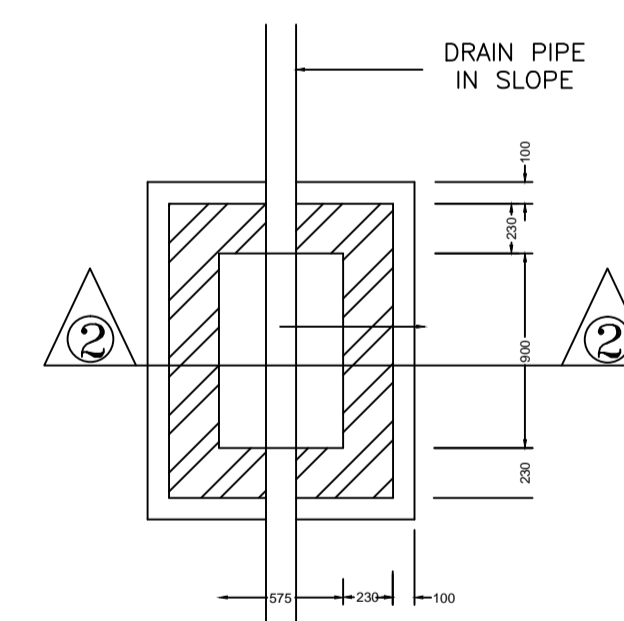
SECTION AT Y-Y  
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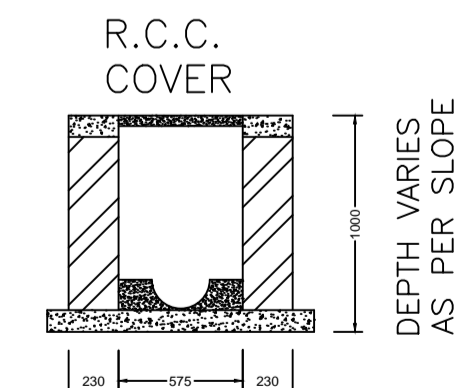
SECTION AT X-X  
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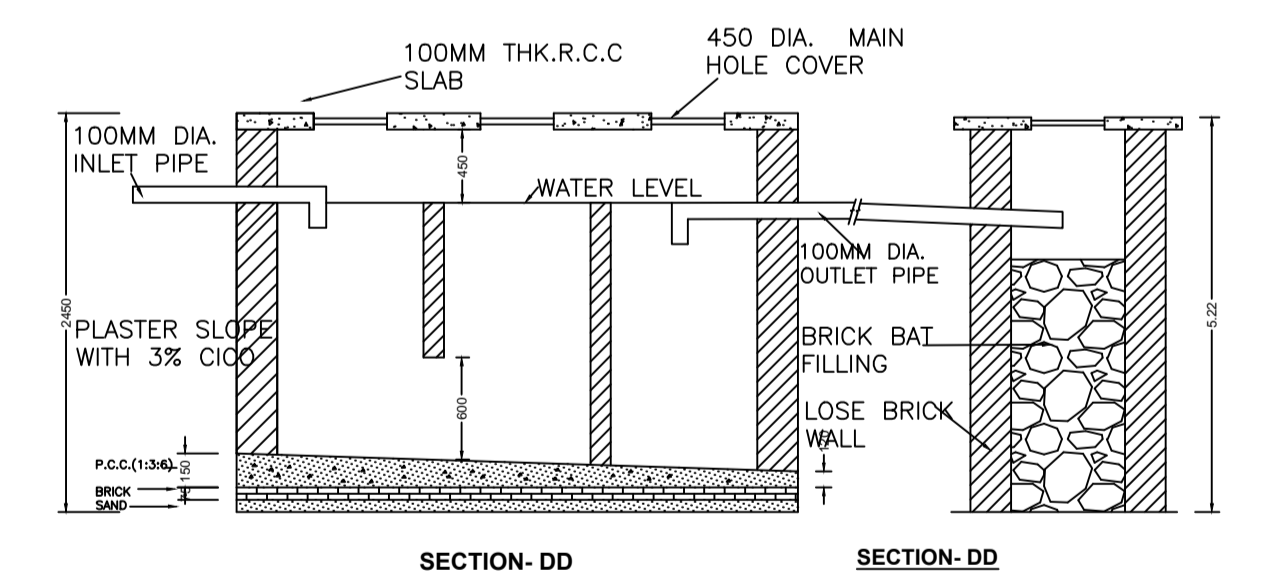
KEY PLAN  
SCALE 1:100



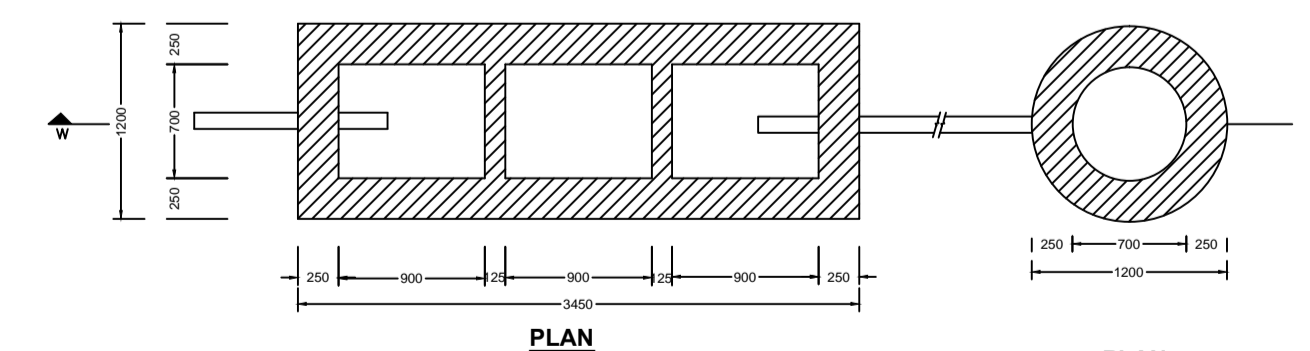
PLAN  
I.C.DETAILS



SECTION AT 2-2



SECTION-DD SECTION-DD



PLAN  
DETAIL OF SEPTIC TANK & SOAKPIT.

PLAN  
SCALE - 1:50

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
DEELIP KUMAR SINPC/DFTMN/0003/2023			