

SITE PLAN

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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.)	Tenmt (No.)
			Balcony	Archi.Proj.				
ABC (123)	1	285.51	4.59	23.81	257.11	257.11	257.11	01
Grand Total :	1	285.51	4.59	23.81	257.11	257.11	257.11	01

Proposal Basis Information

Proposal File No	SINPC/BP/0506/W02/2024
Owner Name	SHRAWAN BARAIK
Khata No	62
Plot No	2482/2483
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/0506/W02/2024	PlotSubPlot No: 2482/2483
Application Type: General Proposal	North: -
Project Type: Building Permission	South: -
Nature of Development: New	East: -
Location of Development Area: New Area	West: -

AREA DETAILS:

Area	Unit	SQ.MT.
AREA OF PLOT (Minimum)	(A)	285.51
Deduction for NetPlot Area		
Surrender Free of Cost		11.94
Total		11.94
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	273.57
Deduction for Balance Plot Area(from Gross Plot Area)		
Surrender Free of Cost		11.94
Common Plot		57.85
Total		69.79
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	215.72
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	273.57
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions)	285.51

COVERAGE CHECK

Permissible Coverage area (60.00 %)	164.14
Proposed Coverage Area (41.80 %)	114.36
Total Prop. Coverage Area (41.8 %)	114.36
Balance coverage area (18.20 %)	49.78

FAR CHECK

Perm. FAR Area (1.500)	428.27
Total Perm. FAR area	428.27
Residential FAR	257.11
Proposed FAR Area	257.11
Total Proposed FAR Area	257.11
Consumed FAR (Factor)	0.90
Balance FAR Area	171.16

BUILT UP AREA CHECK

Total Proposed BuiltUp Area	285.51
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ARCHITECT (Regd) MD RAGIB SAYEED
ENGINEER (Regd)
SUPERVISOR (Regd)
OWNER (Regd) SHRAWAN BARAIK
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

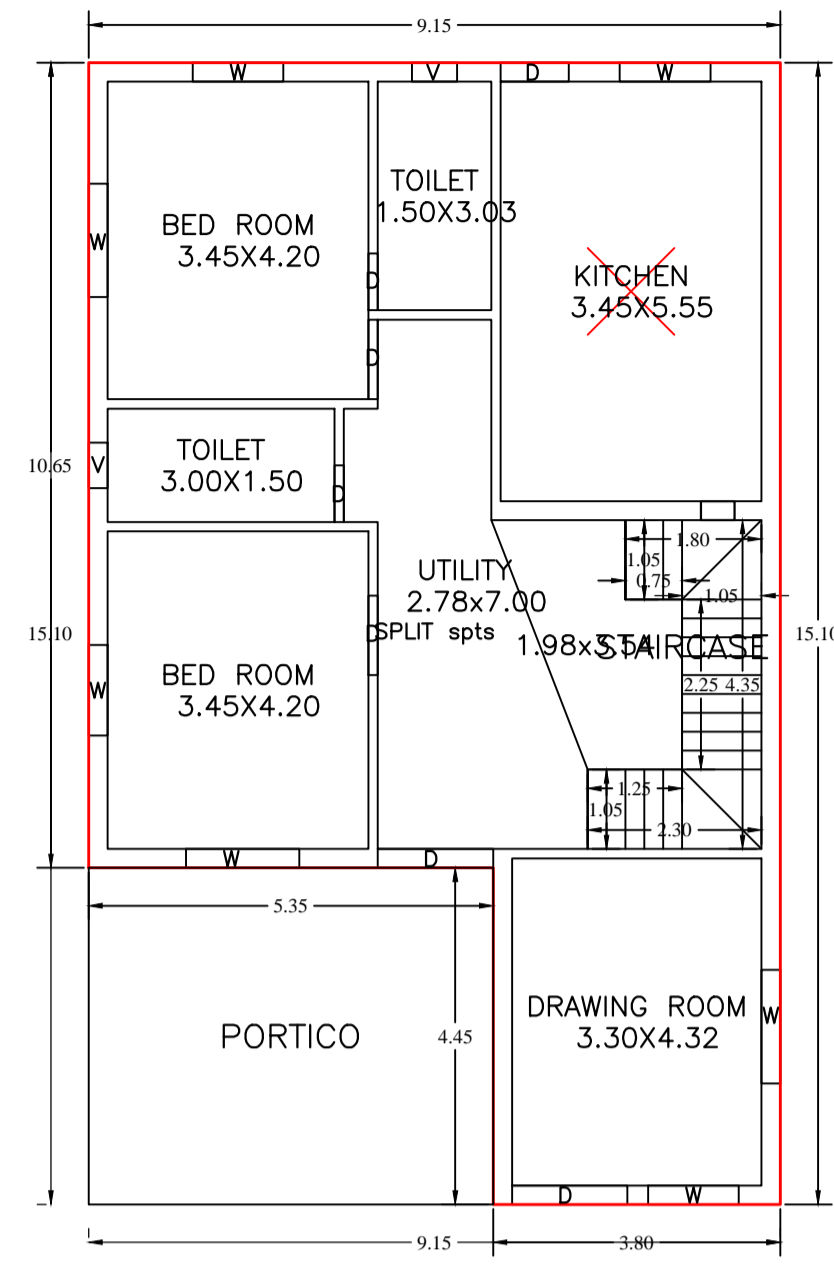
Floor Name	Building Name ABC (123)		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Ground Floor	138.17	114.36	138.17	114.36
First Floor	147.34	142.75	147.34	142.75
Terrace Floor	0.00	0.00	0.00	0.00
Total	285.51	257.11	285.51	257.11

Building USE/SUBUSE Details

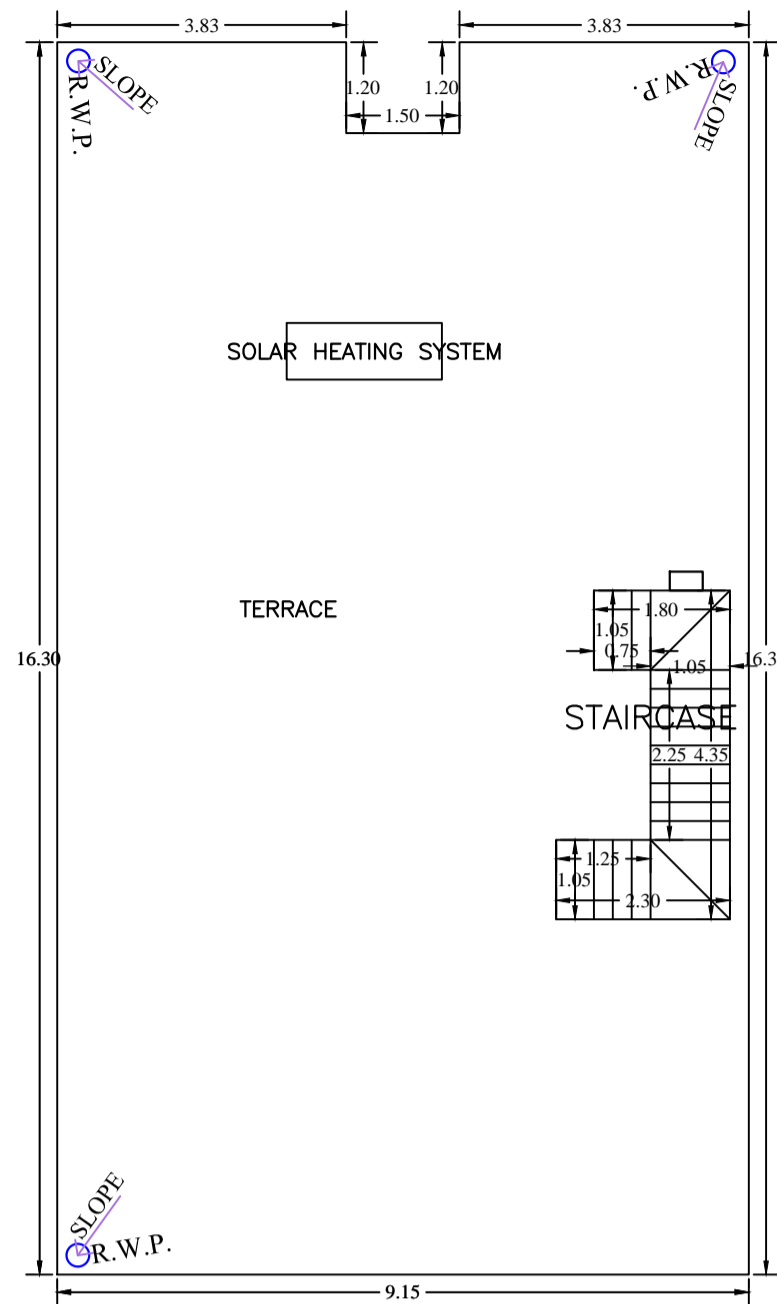
Building Name	Building Use	Building SubUse	Building Structure
ABC (123)	Residential	Bungalow/ Dwelling / Non Apartment	Non-Highrise

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
MD RAGIB SAYEED SINPC/ENG/0001/2017			

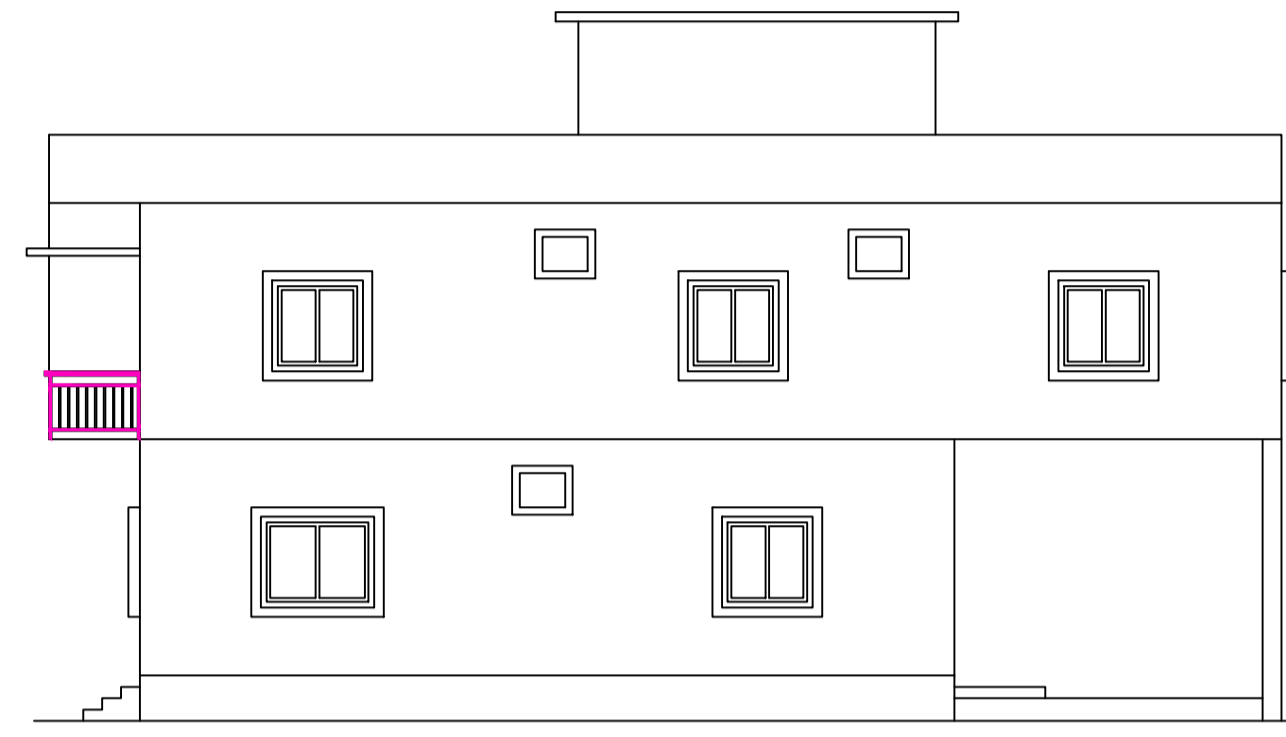
Proposal Basic Information	
Proposal File No	SINPC/BP/0506/W02/2024
Owner Name	SHRAWAN BARAIK
Khata No	62
Plot No	2482/2483
Village Name	Gotra
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment



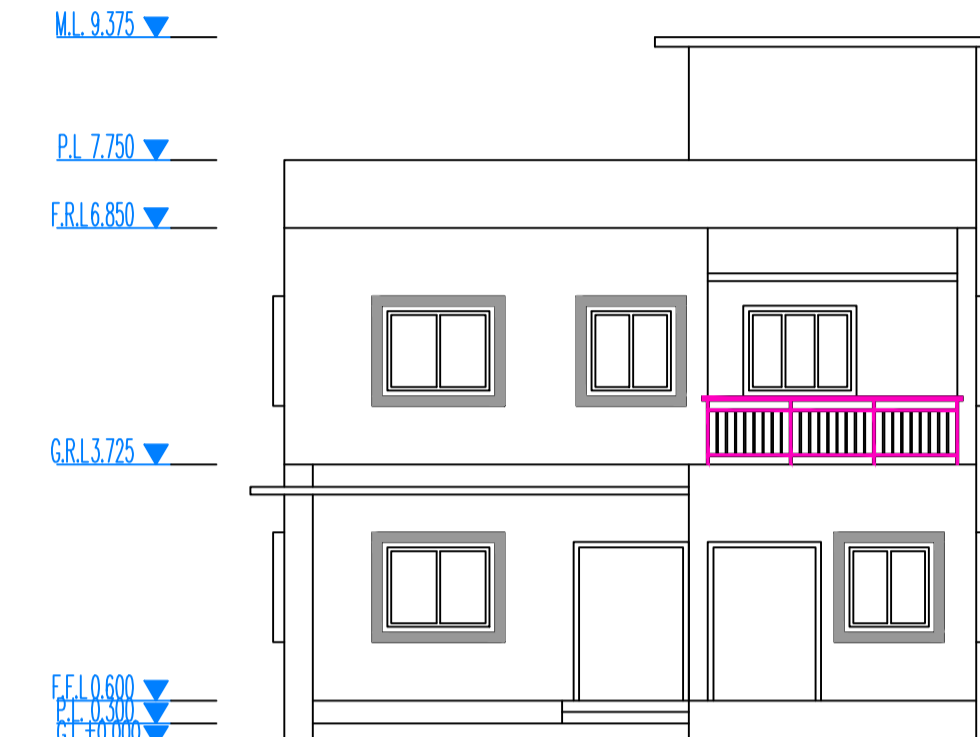
GROUND FLOOR PLAN (Proposed) (SCALE 1:100)



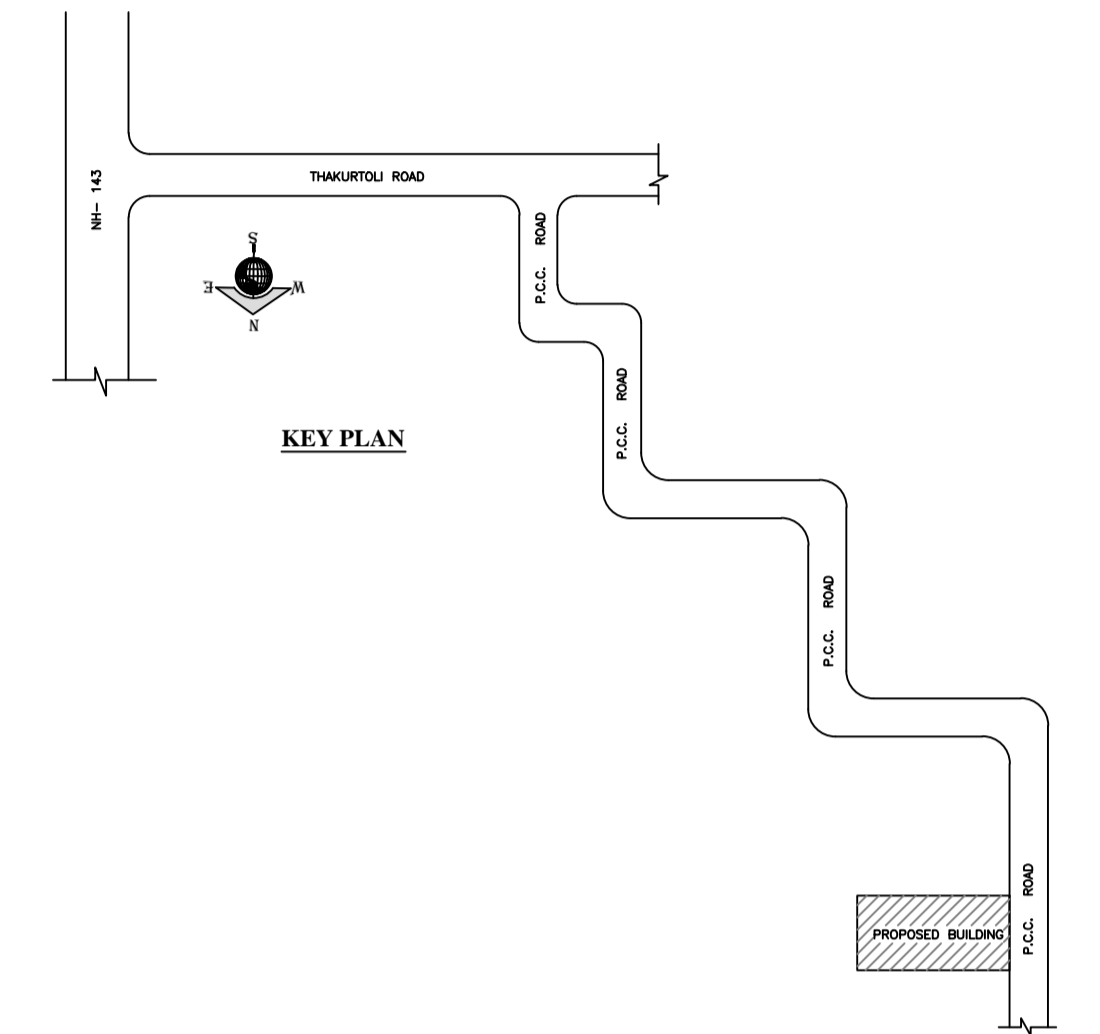
TERRACE FLOOR PLAN (SCALE 1:100)



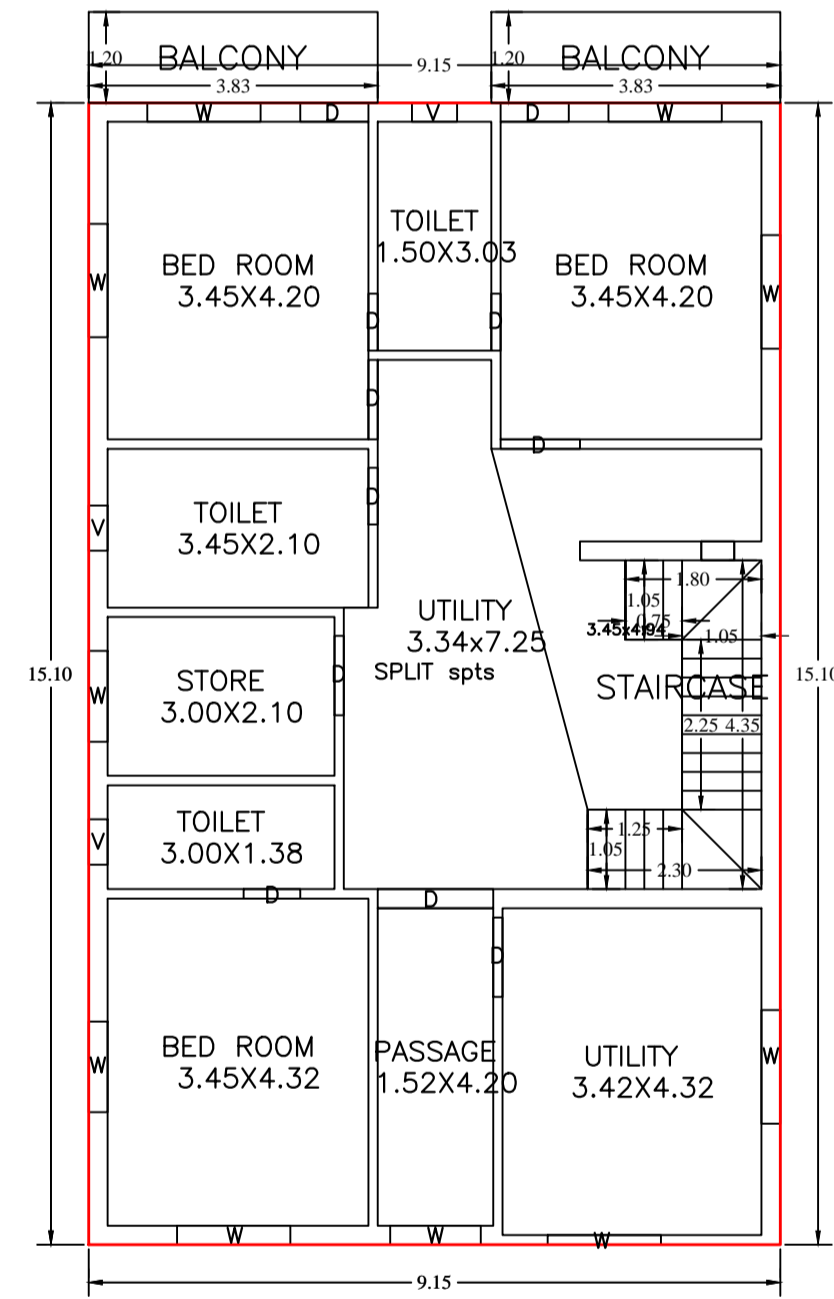
SIDE ELEVATION



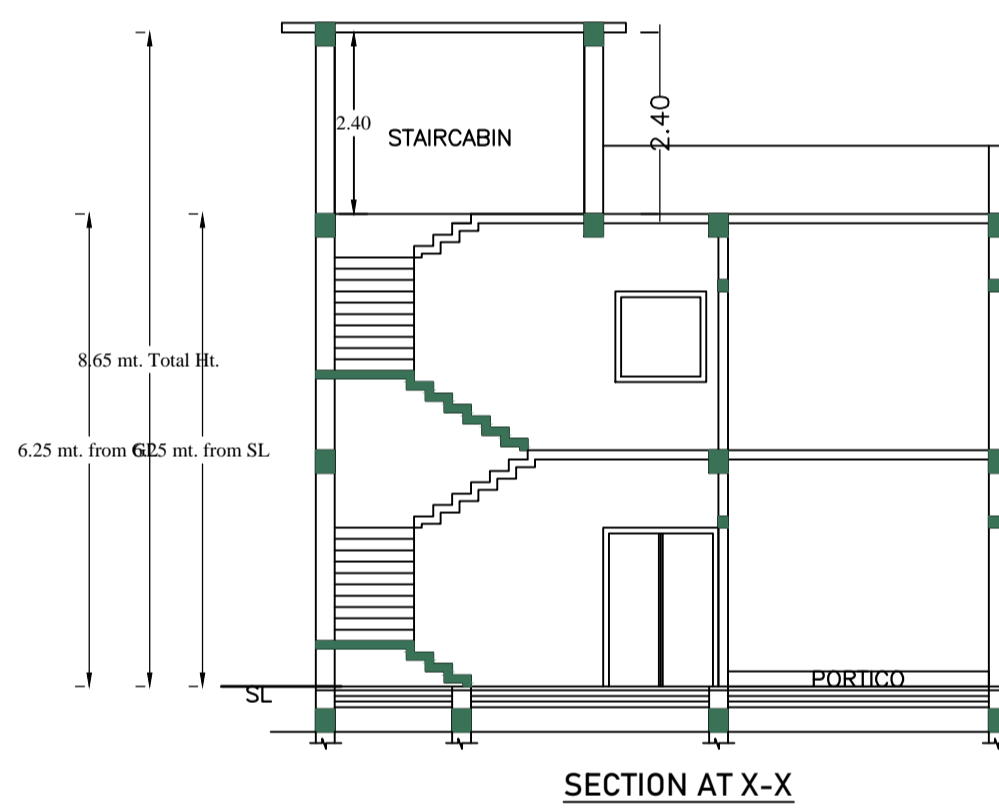
FRONT ELEVATION



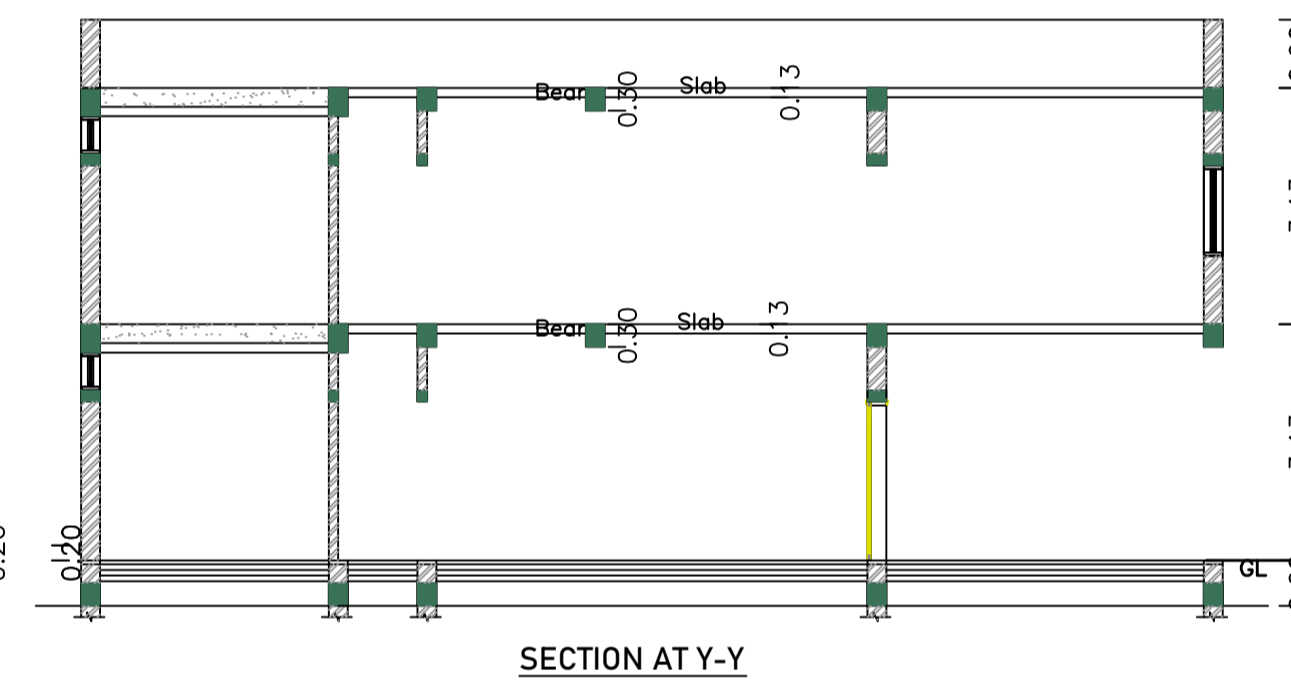
KEY PLAN



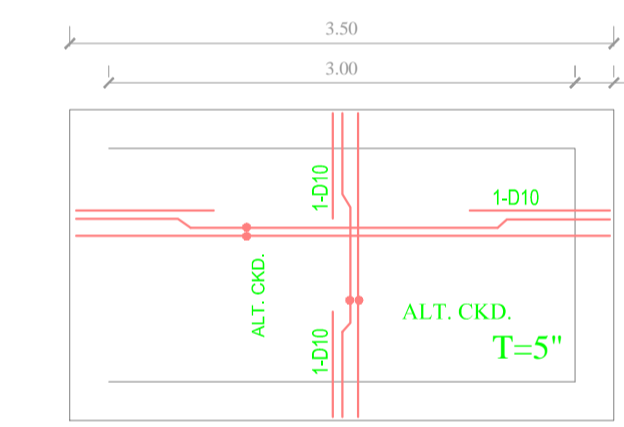
FIRST FLOOR PLAN (Proposed) (SCALE 1:100)



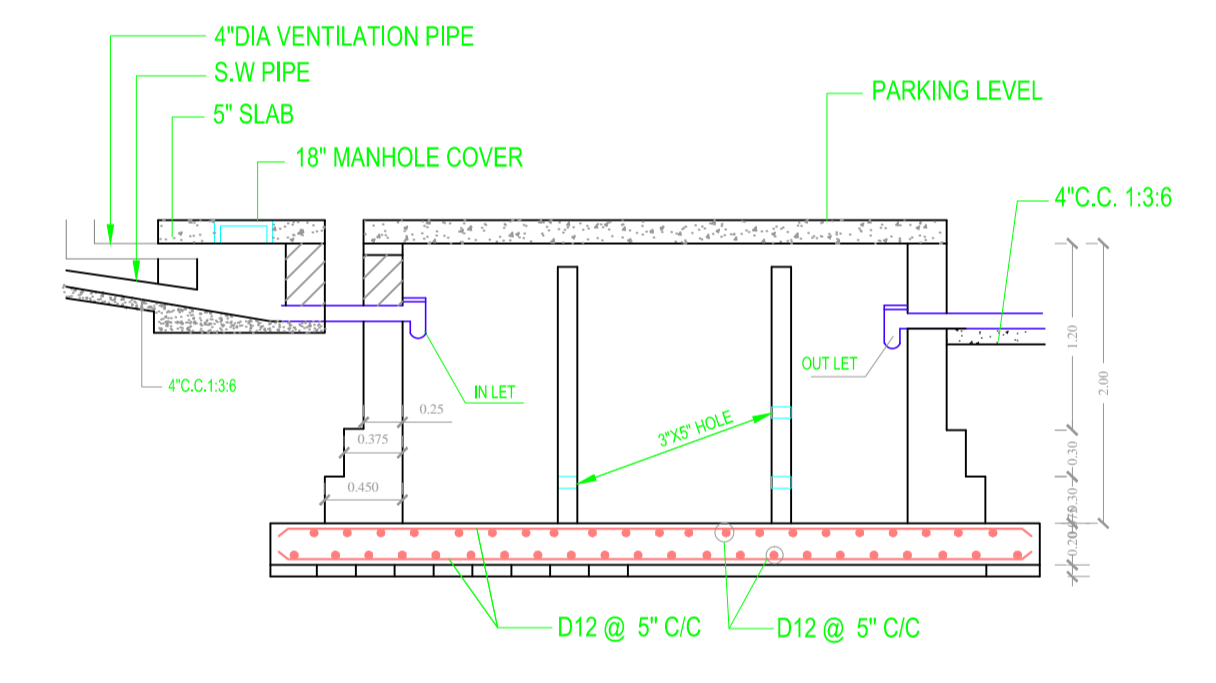
SECTION AT X-X



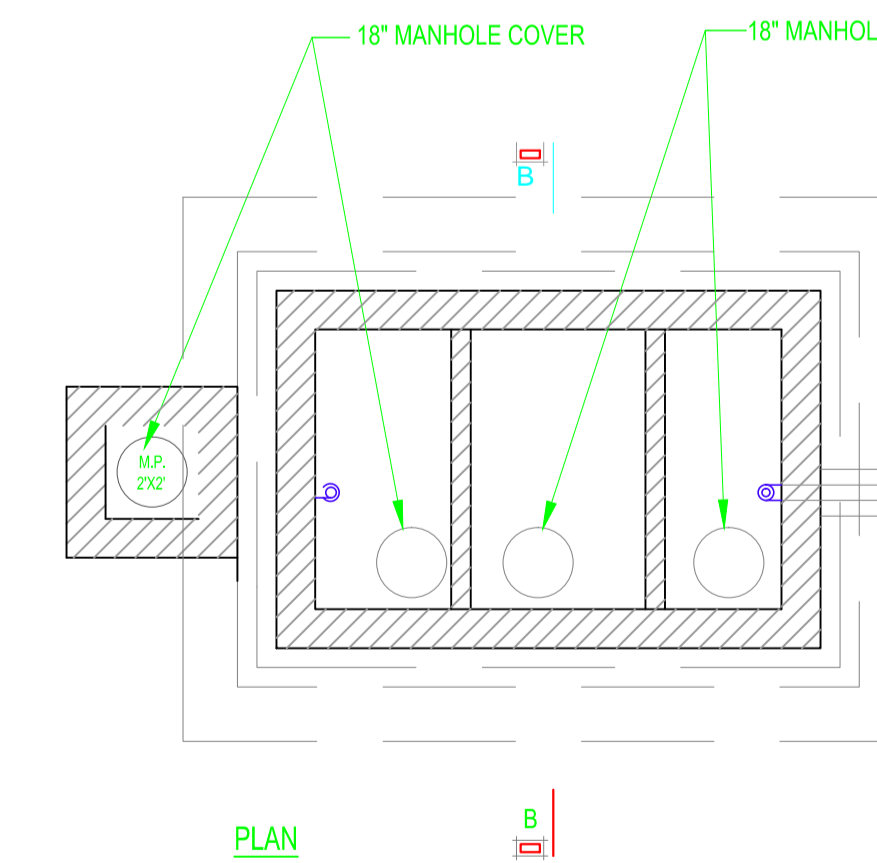
SECTION AT Y-Y



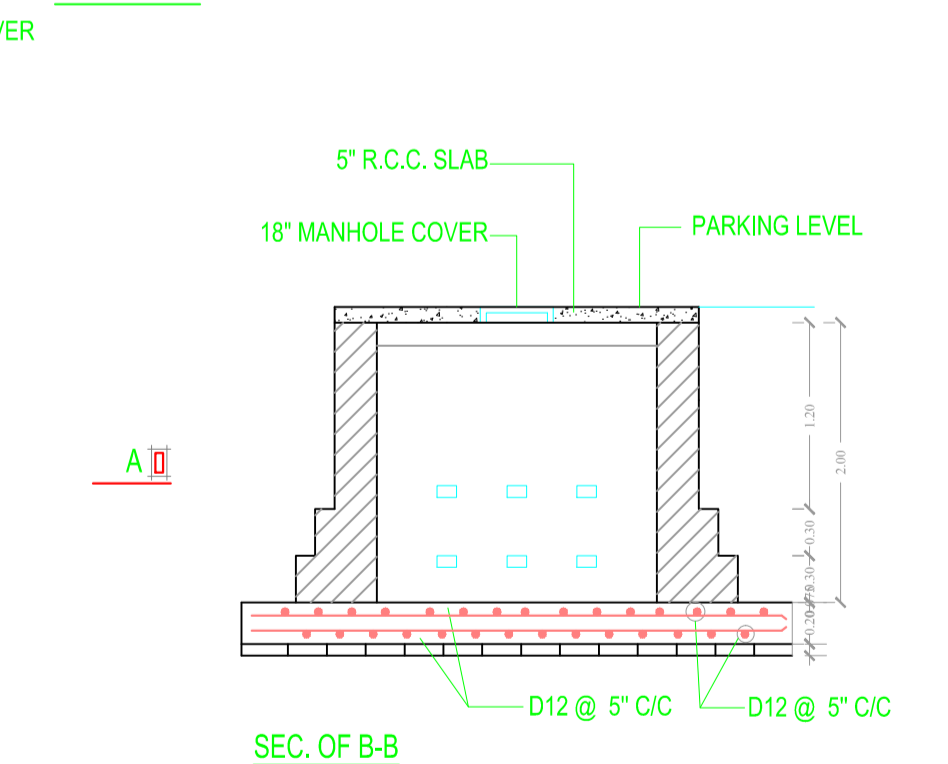
REINFORCEMENT DETAILS OF TOP SLAB FOR SEPTIC TANK



SEC. OF A-A



PLAN



SEC. OF B-B

SEPTIC TANK

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.)
		Balcony	Archi.Proj.	Resi.				
Ground Floor	138.17	0.00	23.81	114.36	114.36	114.36	01	
First Floor	147.34	4.59	0.00	142.75	142.75	142.75	00	
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	00	
Total :	285.51	4.59	23.81	257.11	257.11	257.11	01	
Total Number of Same Buildings	1							
Total :	285.51	4.59	23.81	257.11	257.11	257.11	01	

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
ABC (123)	D	0.75	2.10	06
ABC (123)	D	0.90	2.10	03
ABC (123)	D	1.05	2.10	06
ABC (123)	D	1.53	2.10	03

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
ABC (123)	V	0.60	1.20	05
ABC (123)	W	1.20	1.20	07
ABC (123)	W	1.50	1.20	10

UnitBUA Table for Building :ABC (123)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT spts	FLAT	261.70	252.30	7	1
FIRST FLOOR PLAN	SPLIT spts	FLAT	0.00	0.00	10	0
Total:	-	-	261.70	252.30	17	1

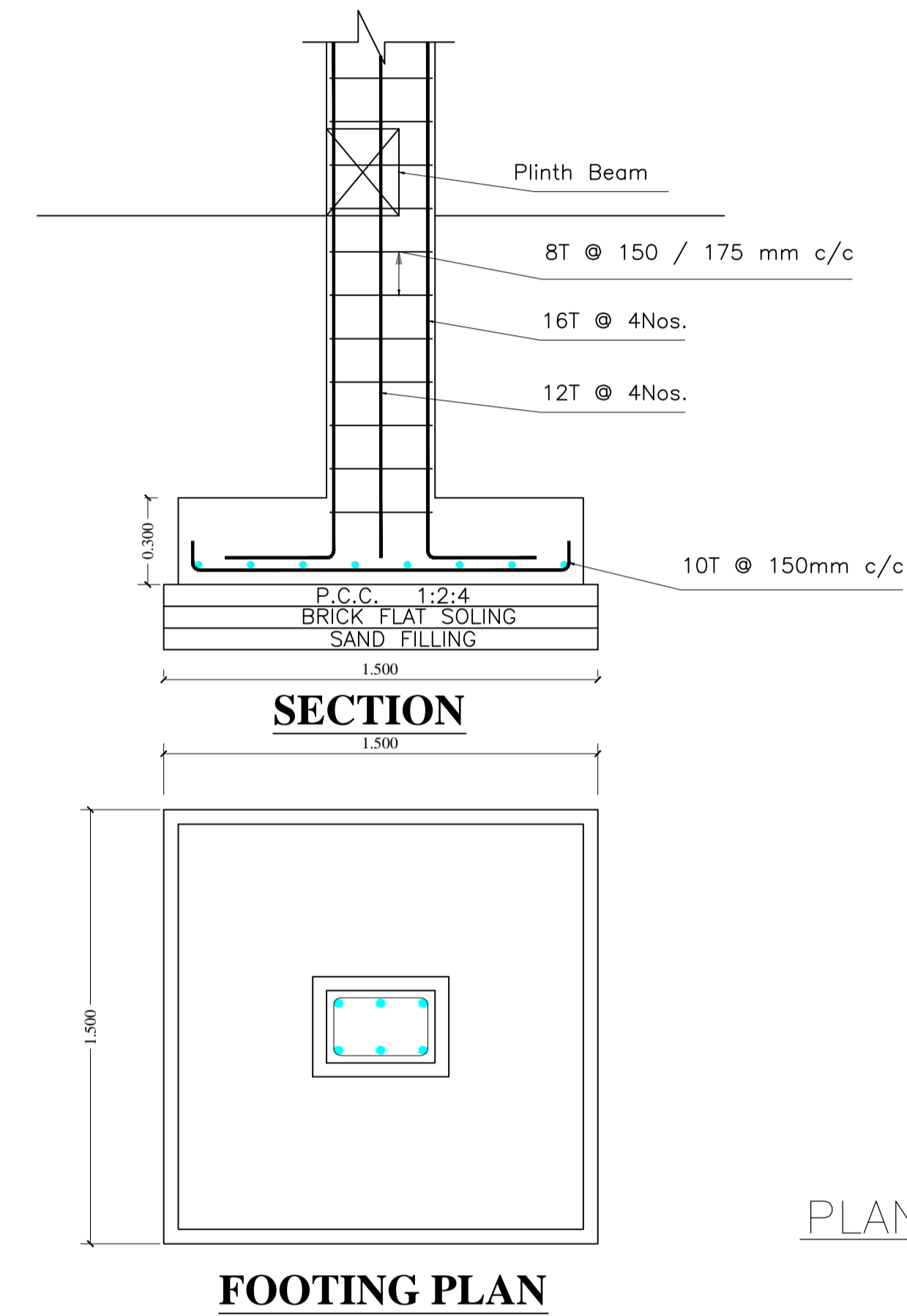
Balcony Calculations Table

FLOOR	SIZE	AREA	TOTAL AREA
FIRST FLOOR PLAN	1.20 X 3.83 X 2 X 1	9.18	9.18
Total	-	-	9.18

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
MD RAGIB SAYEED SINPC/ENG/0001/2017			



Proposal Bas Information	
Proposal File No	SINPC/BP/0506/W02/2024
Owner Name	SHRAWAN BARAIK
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Village Name	Gotra
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment



PLAN OF RAIN WATER RECHARGE PIT
Scale - (1:50)

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
MD RAGIB SAYEED SINPC/ENG/0001/2017			