

SITE PLAN

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.)
A1 (RESIDENTIAL)	1	292.50	292.50	292.50	292.50	01
Grand Total :	1	292.50	292.50	292.50	292.50	01

Proposal Basic Information

Proposal File No.	SINPC/BP/0519/W05/2024
Owner Name	OLIVE DHANWAR
Khata No	50
Plot No	3524
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/0519/W05/2024	PlotSubPlot No: 3524	
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. 283.17
Deduction for NetPlot Area		
Surrender Free of Cost		10.97
Total		10.97
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	272.20
Deduction for Balance Plot Area(from Gross Plot Area)		
Surrender Free of Cost		10.97
Common Plot		15.68
Total		26.65
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	256.52
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	272.20
Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions)	283.17
COVERAGE CHECK		
Permissible Coverage area (60.00 %)		163.32
Proposed Coverage Area (53.73 %)		146.25
Total Prop. Coverage Area (53.73 %)		146.25
Balance coverage area (6.27 %)		17.07
FAR CHECK		
Perm. FAR Area (2.000)		566.34
Total Perm. FAR area		566.34
Residential FAR		292.50
Proposed FAR Area		292.50
Total Proposed FAR Area		292.50
Consumed FAR (Factor)		1.03
Balance FAR Area		273.84
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		292.50
ARCHITECT (Regd)	DEELIP KUMAR	
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)	OLIVE DHANWAR	
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

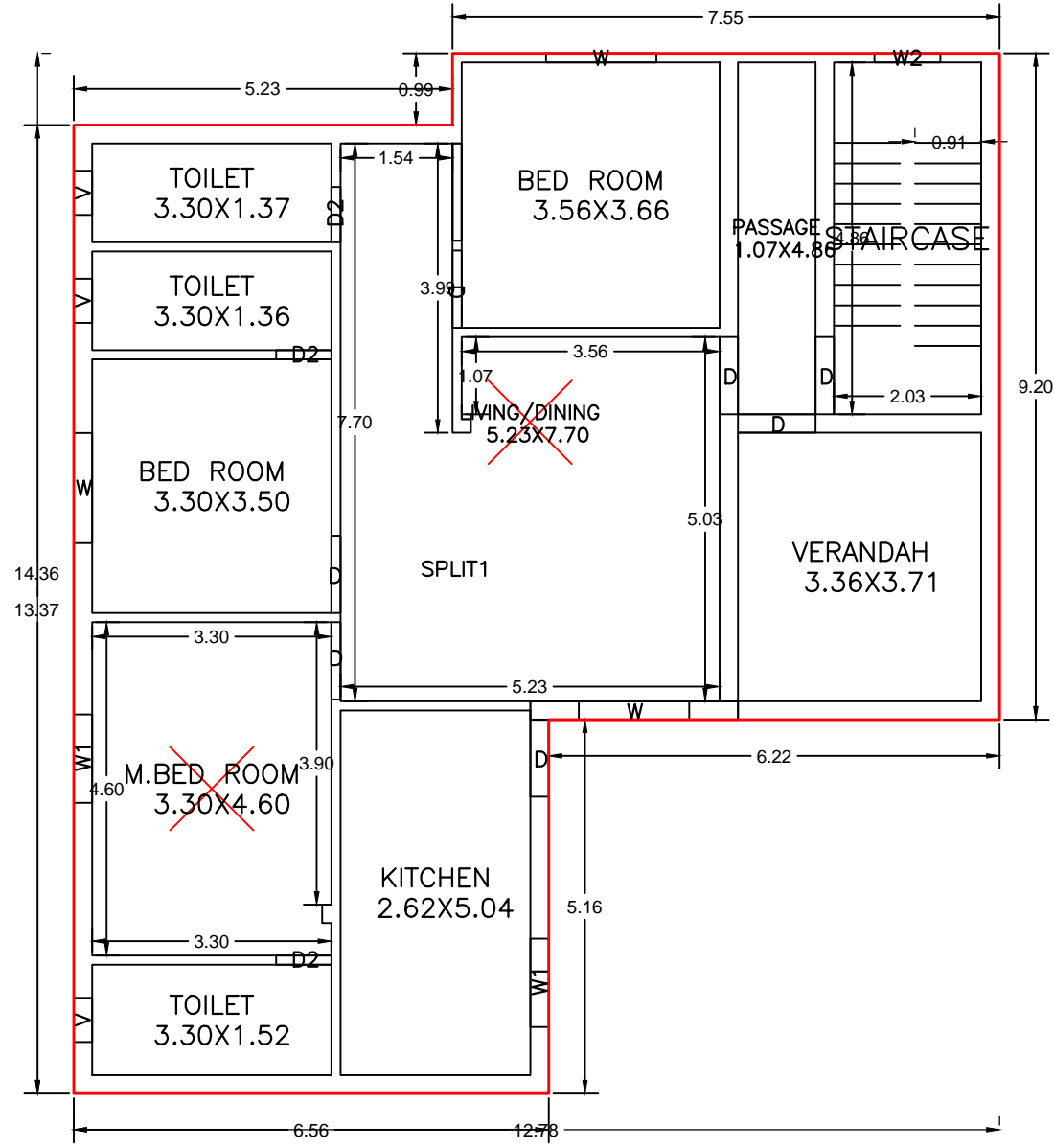
Floor Name	Building Name		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Ground Floor	146.25	146.25	146.25	146.25
First Floor	146.25	146.25	146.25	146.25
Terrace Floor	0.00	0.00	0.00	0.00
Total	292.50	292.50	292.50	292.50

Building USE/SUBUSE Details

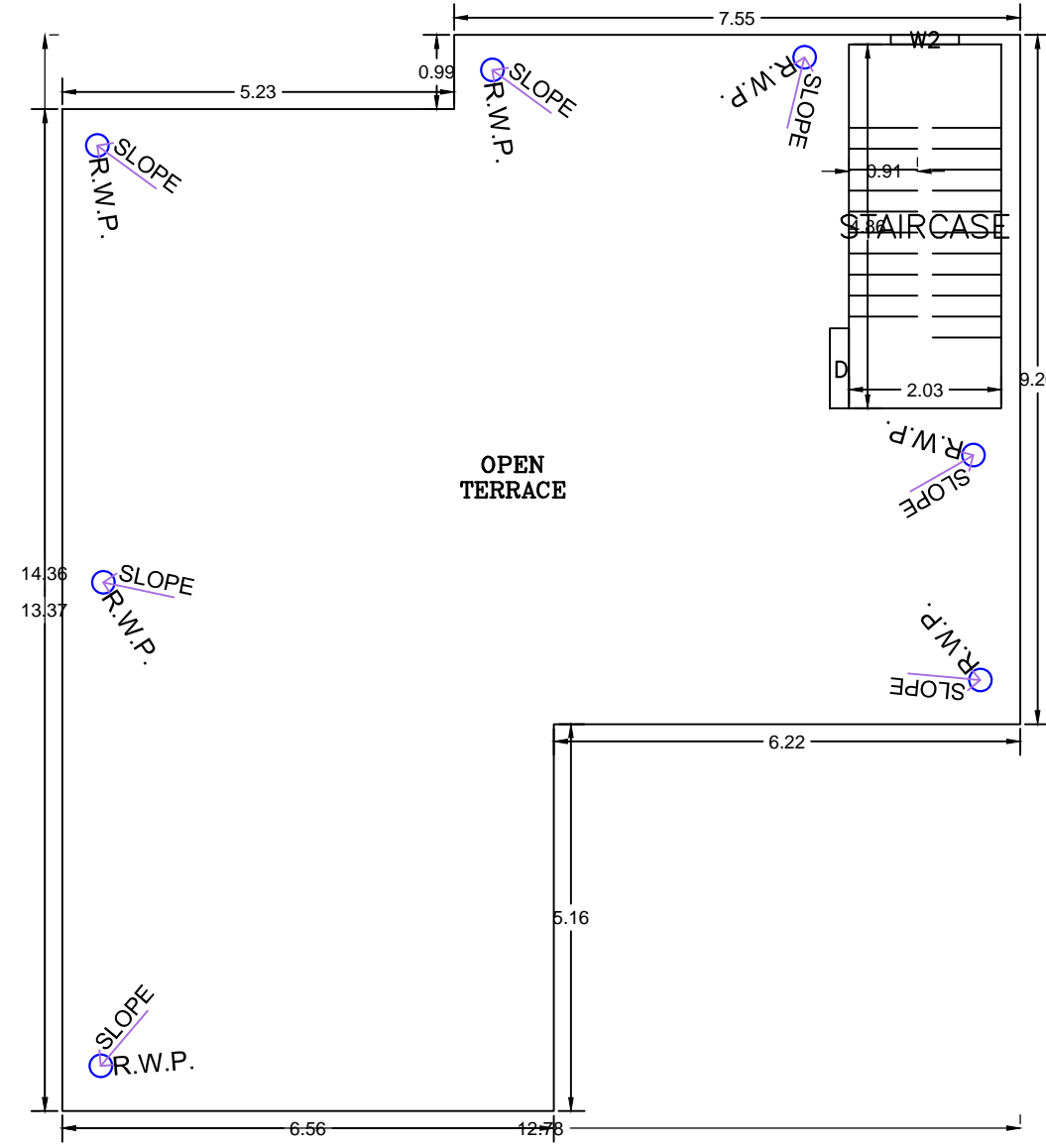
Building Name	Building Use	Building SubUse	Building Structure
A1 (RESIDENTIAL)	Residential	Bungalow/ Dwelling / Non Apartment	Non-Highrise

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

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Village Name	Gotra
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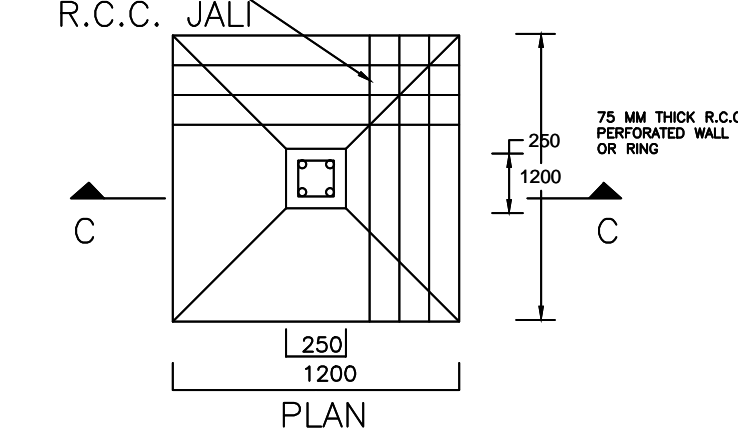


GROUND FLOOR PLAN (Proposed) (SCALE 1:100)

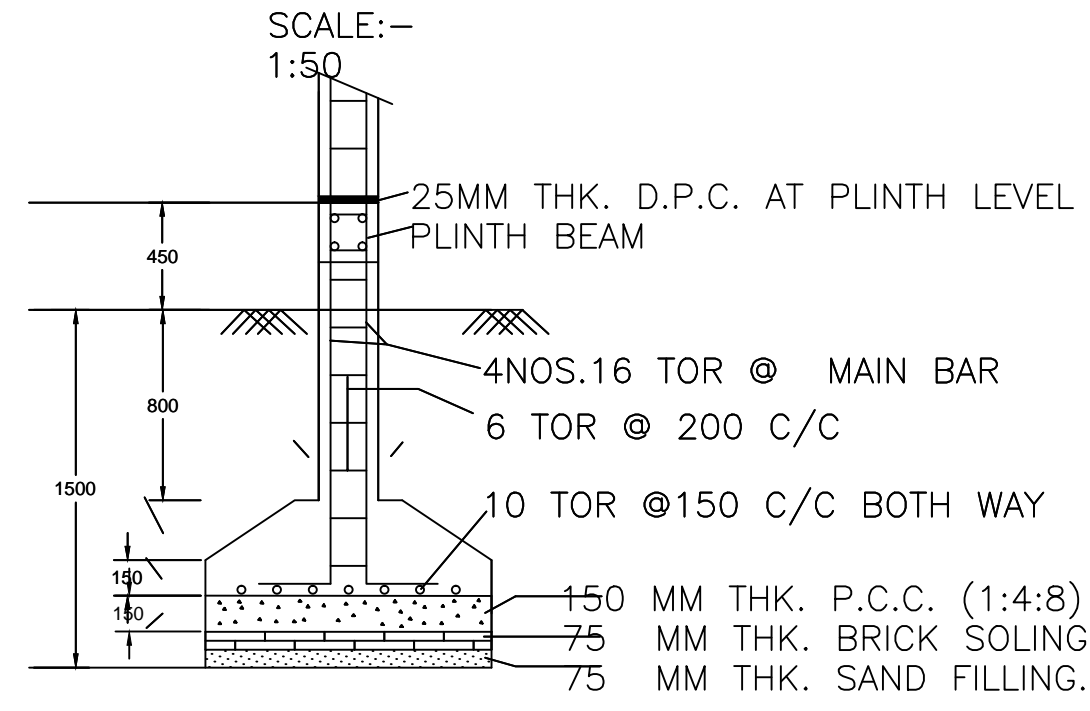


TERRACE FLOOR PLAN (SCALE 1:100)

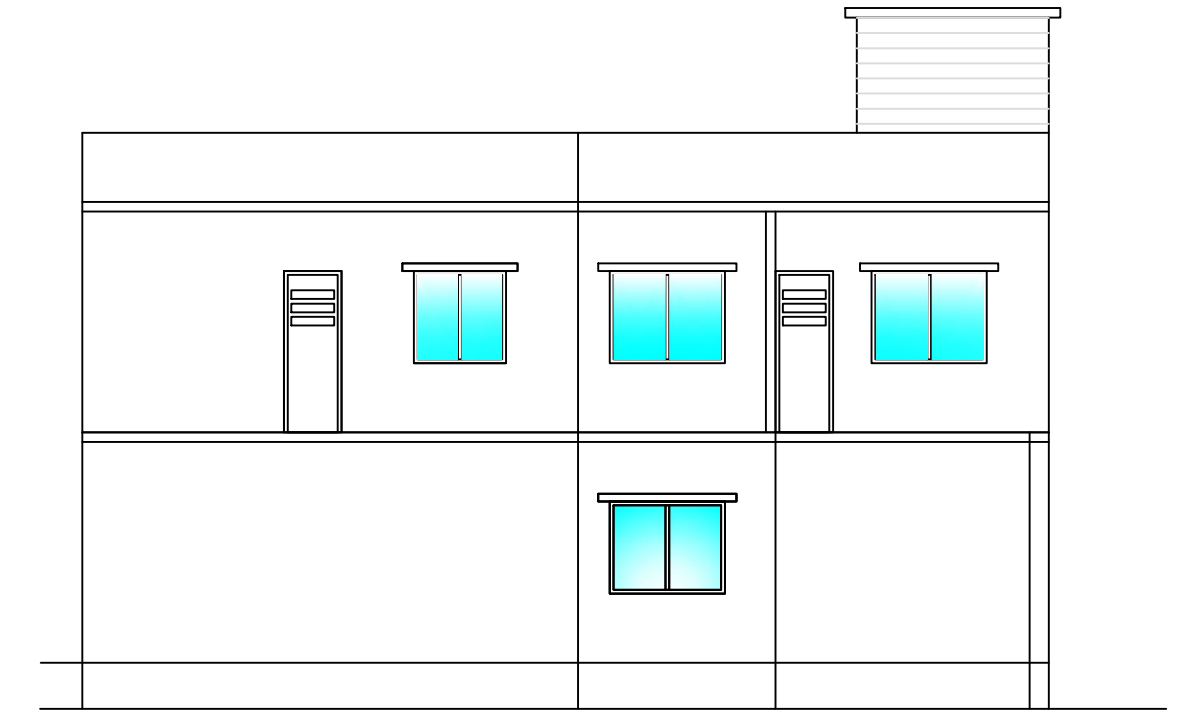
10 TOR @150 C/C BOTH WAY
R.C.C. JALI



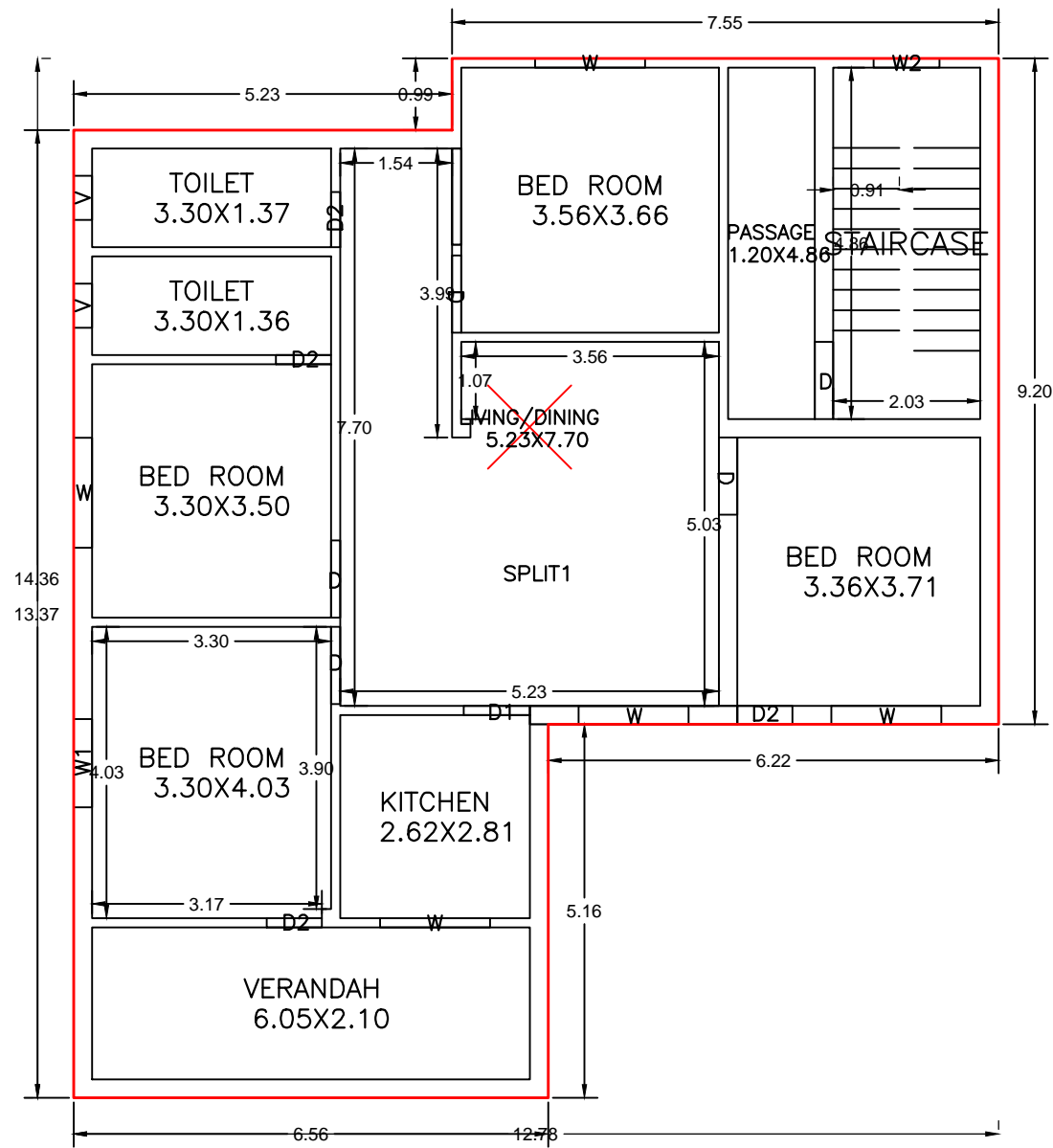
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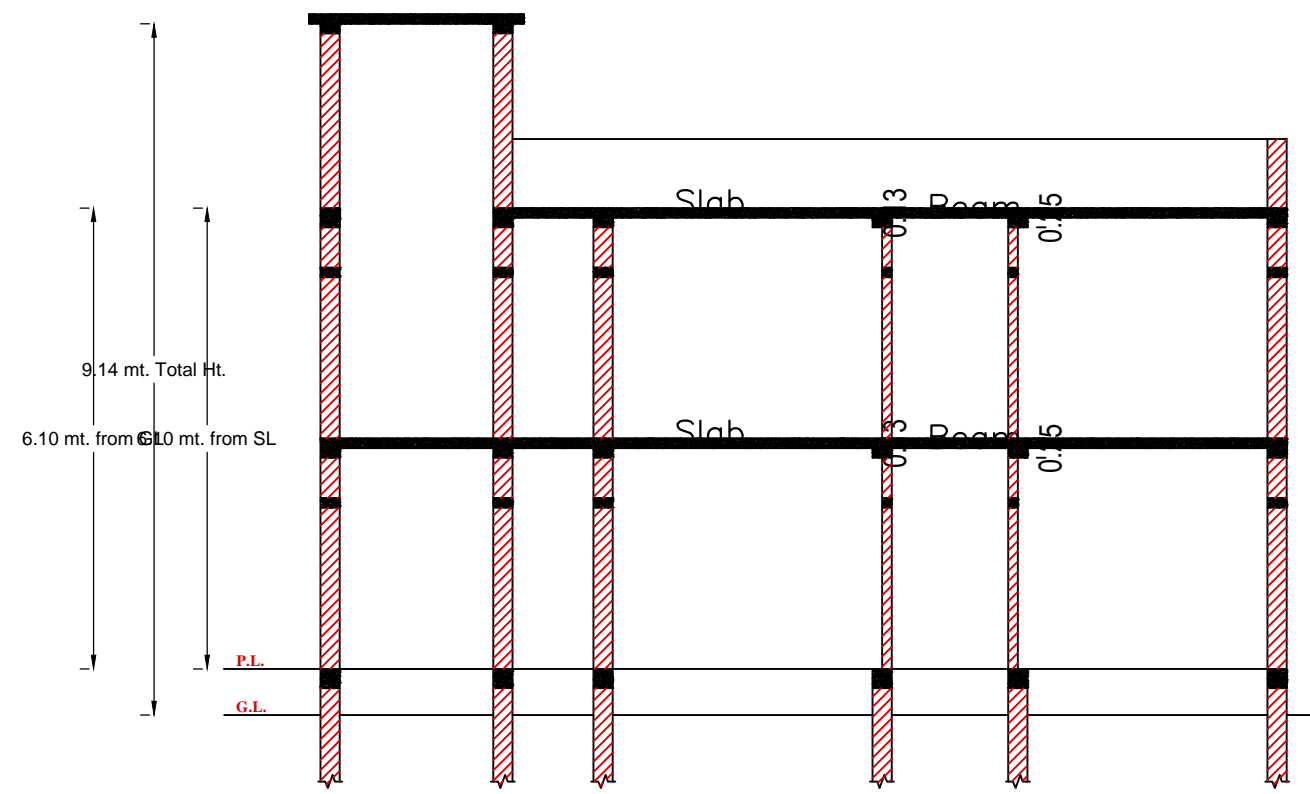
SECTION -CC



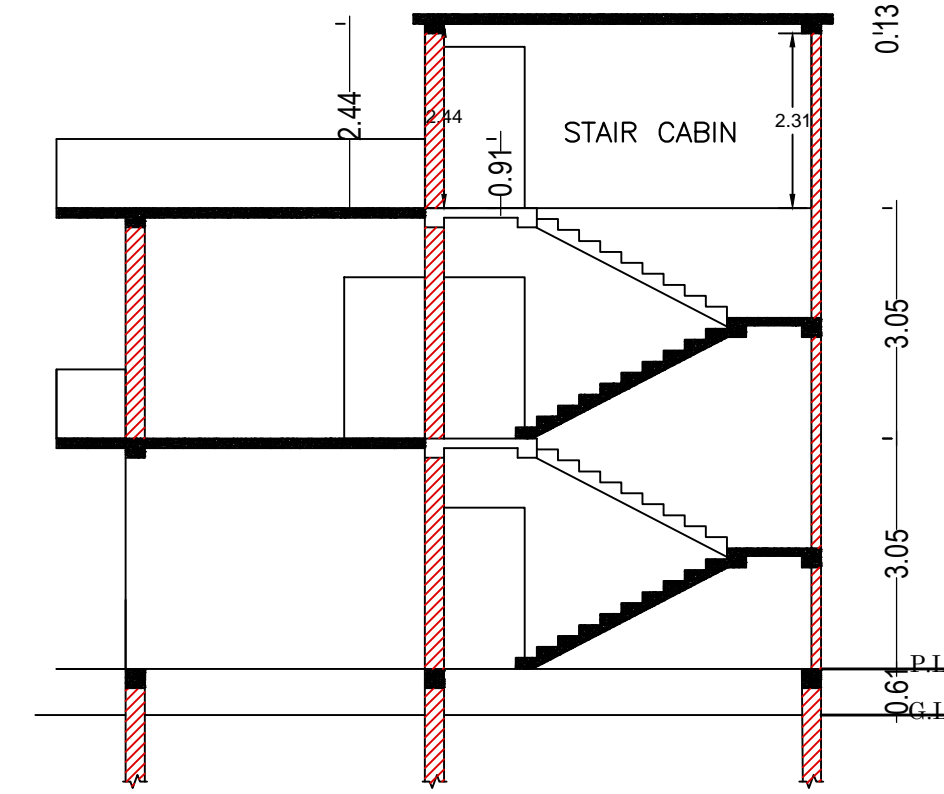
FRONT ELEVATION (SCALE 1:100)



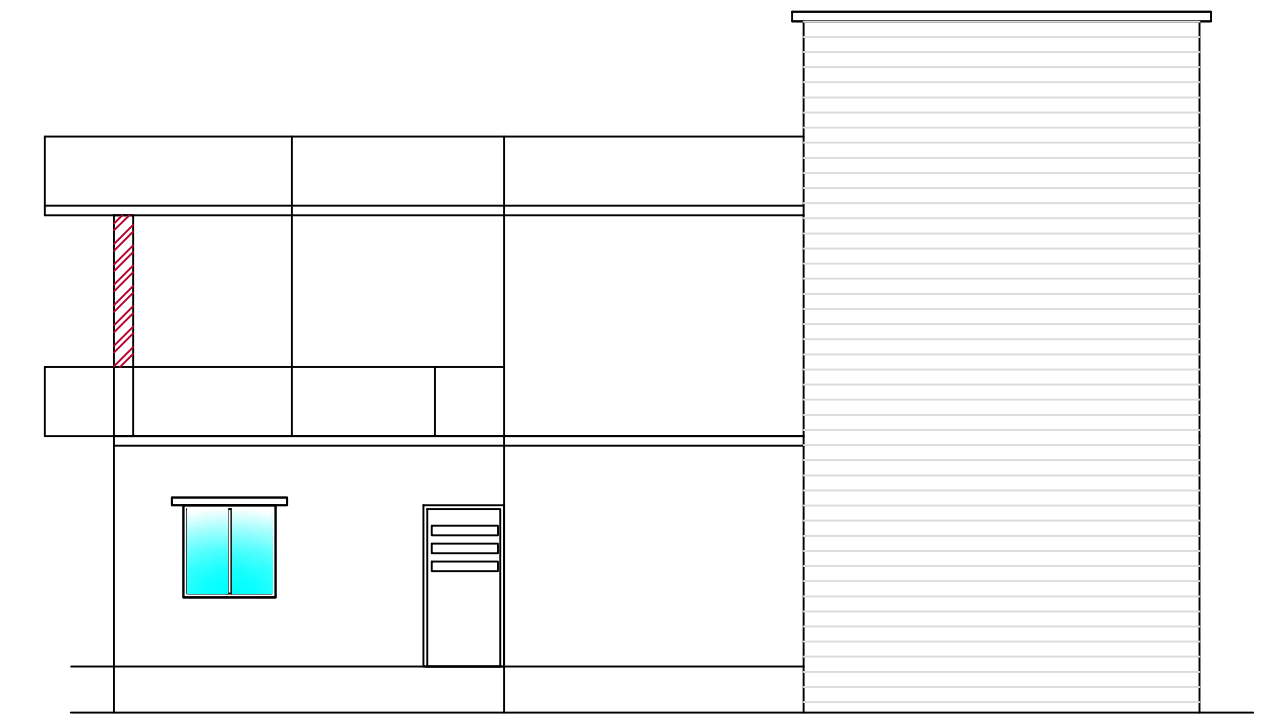
FIRST FLOOR PLAN (Proposed) (SCALE 1:100)



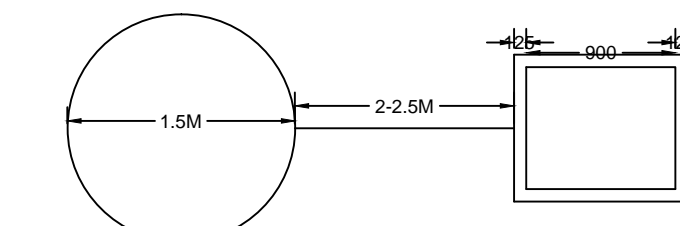
SECTION X-X (SCALE 1:100)



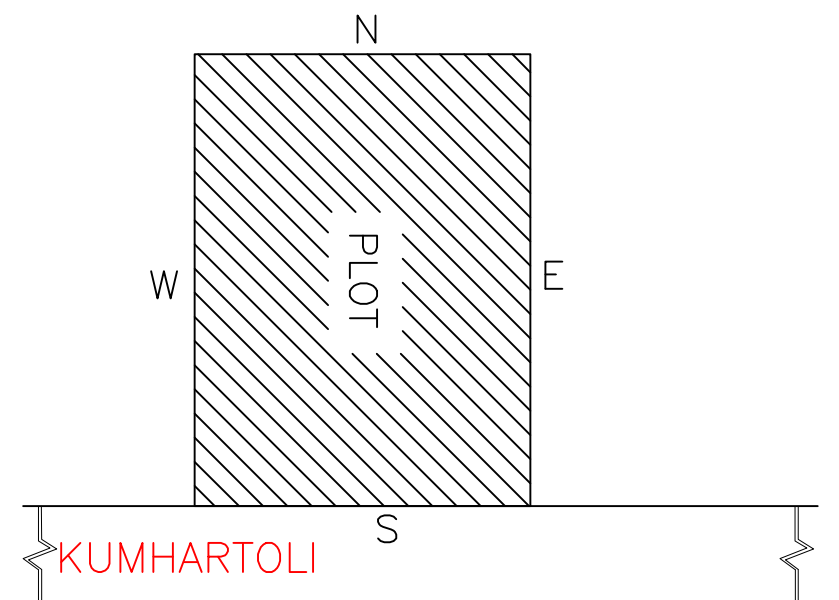
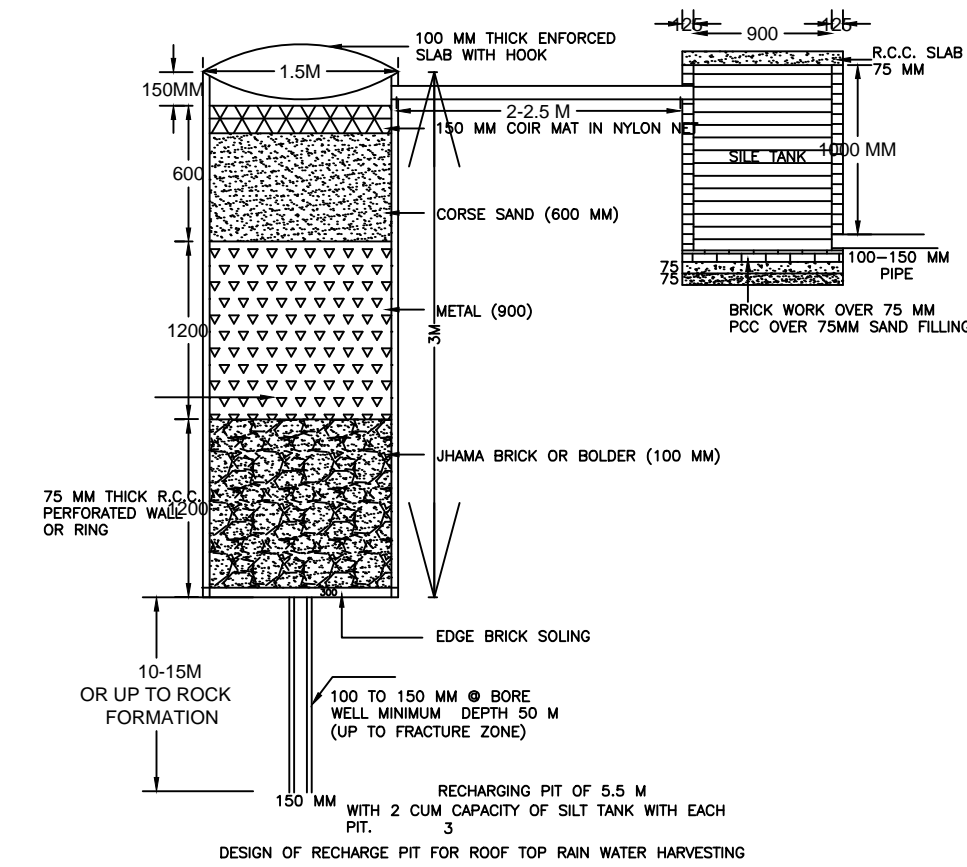
SECTION Y-Y (SCALE 1:100)



RIGHT ELEVATION (SCALE 1:100)



PLAN OF GROUND WATER RECHARGING PIT WITH SILT TANK
DETAILS OF GROUND WATER RECHARGING PIT WITH SILT TANK



LOCATION PLAN (NOT IN SCALE)

Building :A1 (RESIDENTIAL)

Floor Name	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.)
Ground Floor	146.25	146.25	146.25	146.25	01
First Floor	146.25	146.25	146.25	146.25	00
Terrace Floor	0.00	0.00	0.00	0.00	00
Total:	292.50	292.50	292.50	292.50	01
Total Number of Same Buildings	1				
Total:	292.50	292.50	292.50	292.50	01

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A1 (RESIDENTIAL)	D2	0.76	0.76	07
A1 (RESIDENTIAL)	D1	0.91	0.91	01
A1 (RESIDENTIAL)	D	1.07	1.07	12

SCHEDULE OF WINDOW/VENTILATION:

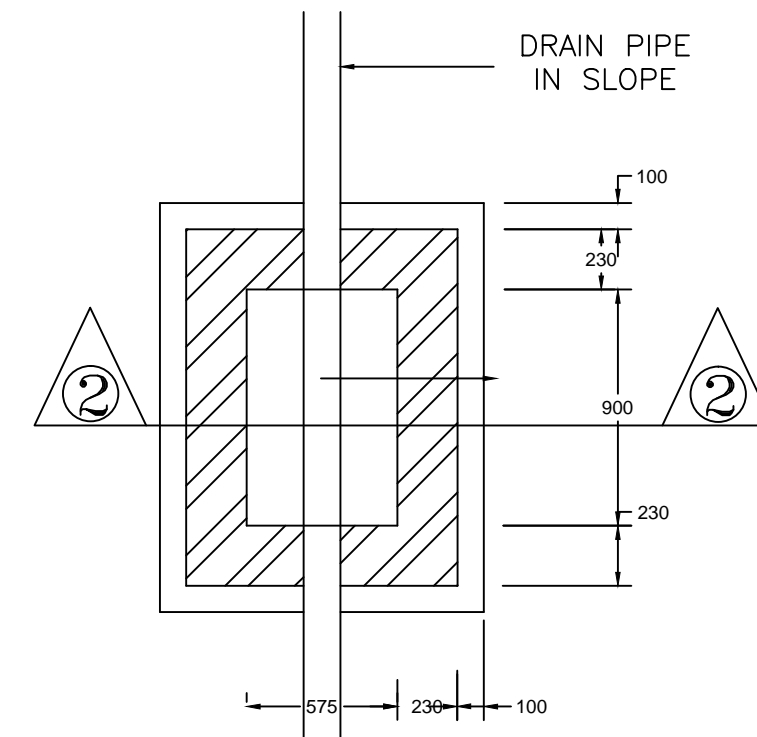
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A1 (RESIDENTIAL)	V	0.61	0.61	05
A1 (RESIDENTIAL)	W2	0.91	1.22	03
A1 (RESIDENTIAL)	W1	1.22	1.22	03
A1 (RESIDENTIAL)	W	1.52	1.22	08

UnitBUA Table for Building :A1 (RESIDENTIAL)

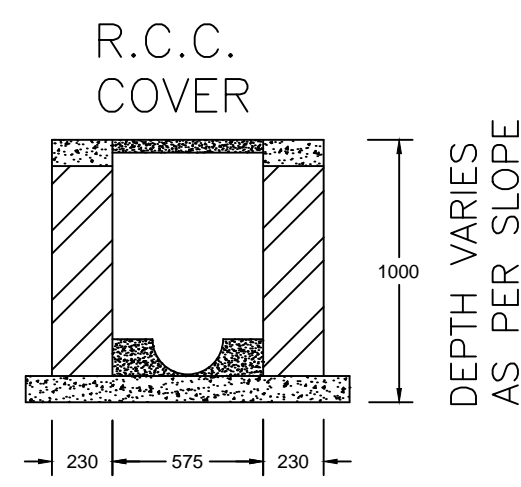
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT1	FLAT	244.15	243.81	10	1
FIRST FLOOR PLAN	SPLIT1	FLAT	0.00	0.00	10	0
Total:	-	-	244.15	243.81	20	1

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

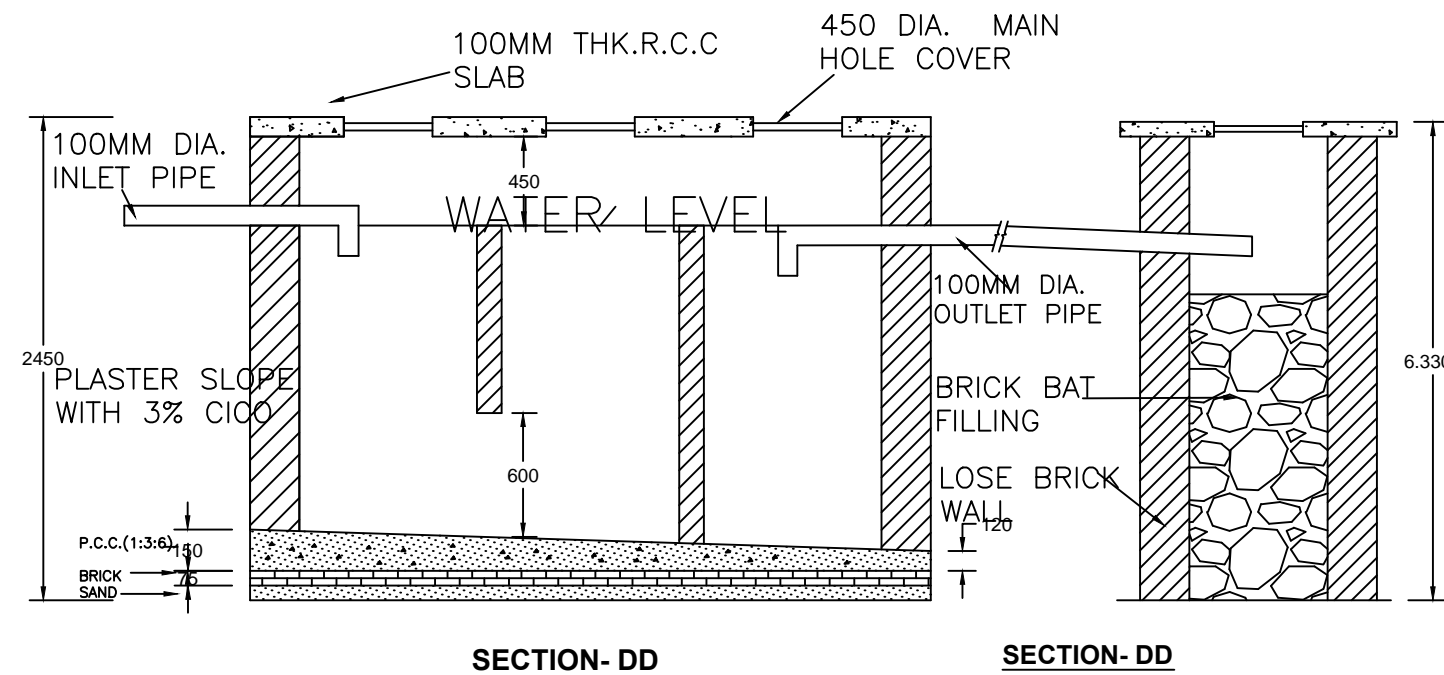
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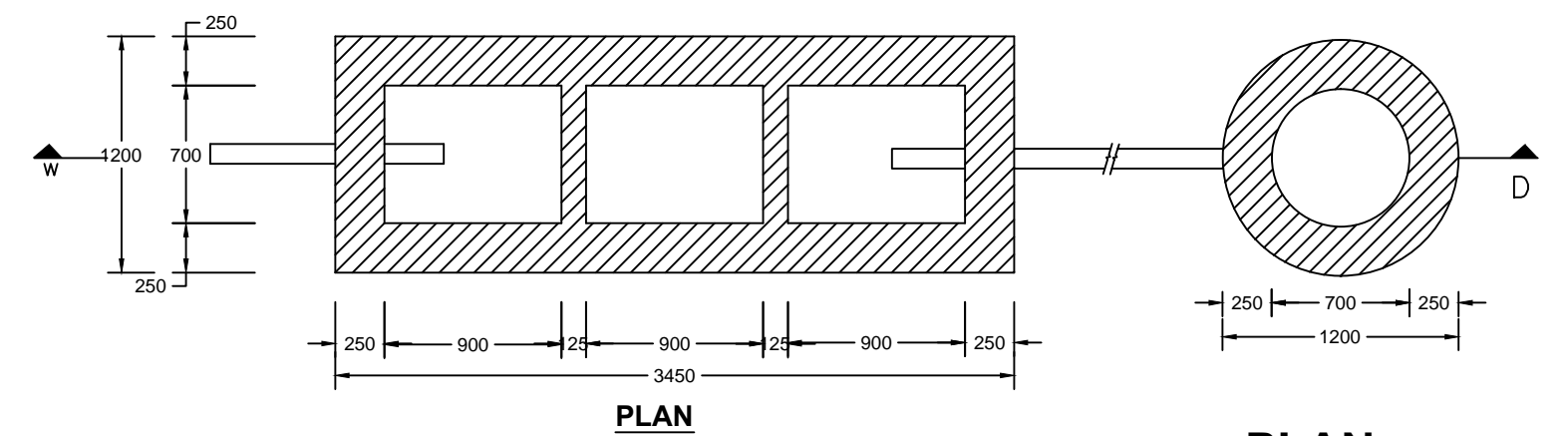
PLAN
I.C.DETAILS



SECTION AT 2-2

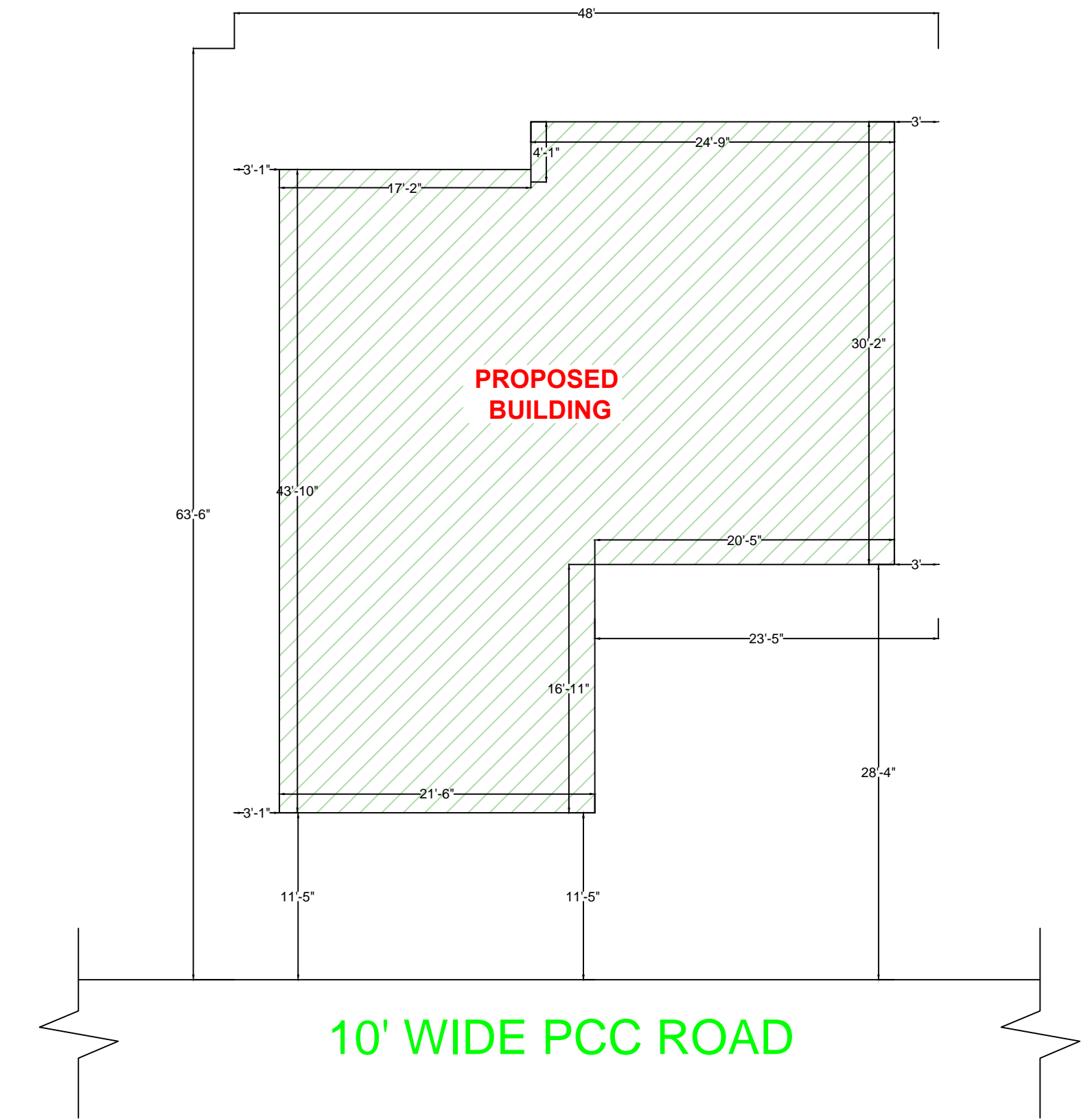


SECTION-DD SECTION-DD



DETAIL OF SEPTIC TANK & SOAKPIT.

PLAN
SCALE - 1:50



10' WIDE PCC ROAD

KEY PLAN
SCALE 1:100

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