

Proposal Basic Information	
Proposal File No.	SNPC/BP/0018/W01/2018
Owner Name	Mathura Prasad Sahu
Khata No	18, 19
Plot No	47/276, 48, 49
Village Name	Sundarpur
Use	Mixed
SubUse	Resi+Comm

AREA STATEMENT		VERSION NO. : 1.0.28
SARAIKELA NAGAR PANCHAYAT		VERSION DATE: 30/06/2018
PROJECT DETAIL:		
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Mixed	
District: SERAIKELA	Plot SubUse: Resi+Comm	
Authority: SARAIKELA NAGAR PANCHAYAT	Plot/Nearby/Religious Structure: NA	
Inward No: SNPC/BP/0018/W01/2018	Plot/SubPlot No: 47/276, 48, 49	
Application Type: General Proposal	North: Road Width - 18	
Project Type: Building Permission	South: Survey No. - NIJ	
Nature of Development: New	East: Survey No. - NIL	
Location of Development Area: Old Area	West: Survey No. - NIJ	
AREA DETAILS:		SQ.MT.
AREA OF PLOT (Minimum)	(A)	918.92
Deduction for NetPlot Area		
Extra Land Area		3.50
Total		3.50
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	915.42
Deduction for Balance Plot Area(from Gross Plot Area)		
Extra Land Area		3.50
Common Plot		131.85
Total		135.34
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	783.57
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	915.42
Plot Area for FAR (Net Plot Area + Road/Widening Area)	(A-Deductions)	915.42
COVERAGE CHECK		
Permissible Coverage area ( 60.00 % )		549.25
Proposed Coverage Area ( 34.16 % )		312.73
Total Prop. Coverage Area ( 34.16 % )		312.73
Balance coverage area ( 25.84 % )		236.52
FAR CHECK		
Perm. FAR Area ( 2.00 )		1830.84
Total Perm. FAR area		1830.84
Residential FAR		456.27
Commercial FAR		467.82
Proposed FAR Area		924.10
Total Proposed FAR Area		924.10
Consumed FAR (Factor)		1.01
Balance FAR Area		906.75
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		930.55
ARCHITECT (Regd)		L K SUMAN
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)		Mathura Prasad Sahu
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)	Orange
EXISTING (To be demolished)	Light Blue

Buildingwise Floor FAR Details

Floor Name	Building Name		Total	
	A (MATHURA PRASAD SAHU)		Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Ground Floor	312.73	312.73	312.73	312.73
First Floor	308.91	305.68	308.91	305.68
Second Floor	308.91	305.68	308.91	305.68
Terrace Floor	0.00	0.00	0.00	0.00
Total :	930.55	924.09	930.55	924.09

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
A (MATHURA PRASAD SAHU)	Residential	Residential Bldg/Apartment	Non-Highrise

Required Parking(Table 7a)

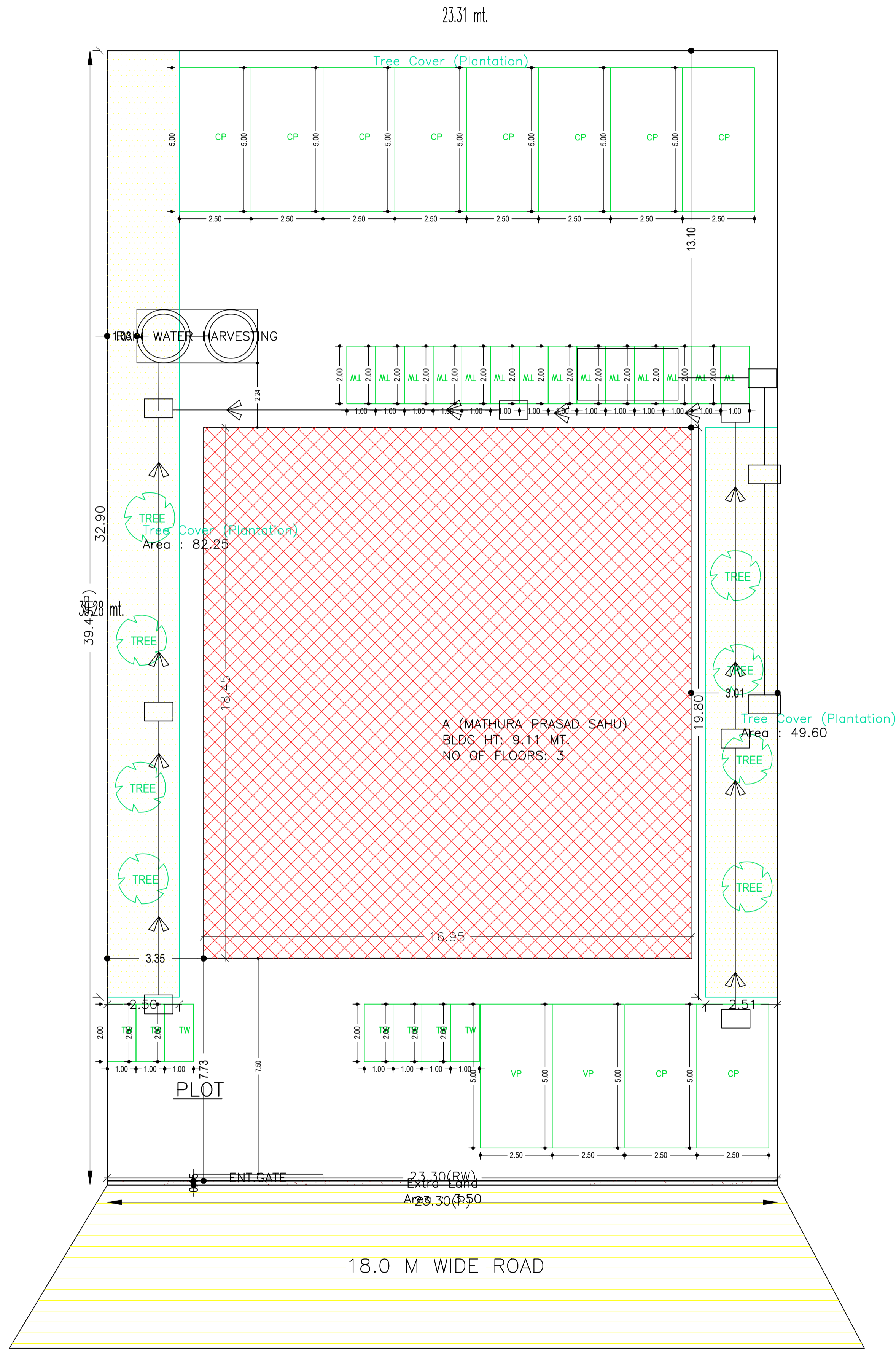
Building Name	Type	SubUse	Area (Sq.mt.)	Units		Car		Visitors Car		TwoWheeler	
				Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.
A (MATHURA PRASAD SAHU)	Commercial	Shop	> 0	50	420.29	1	6	-	-	-	-
			> 0	50	420.29	-	-	-	-	1	18
	Residential	Residential Bldg/Apartment	> 0	1	1.00	1	1	-	-	-	-
			> 0	1	1.00	-	-	-	-	1	1
		Bungalow / Dwelling / Non Apartment	> 0	1	1.00	-	-	1	1	-	-
			> 0	1	2.00	1	2	-	-	-	-
Total :			-	-	-	9	10	2	2	19	24

Parking Check (Table 7b)

Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	10	125.00
Total Car	9	112.50	10	125.00
Visitor's Car Parking	2	25.00	2	25.00
TwoWheeler	19	38.00	24	48.00
Total		175.50		198.00

FAR & Tenement Details (Table 4c-1)

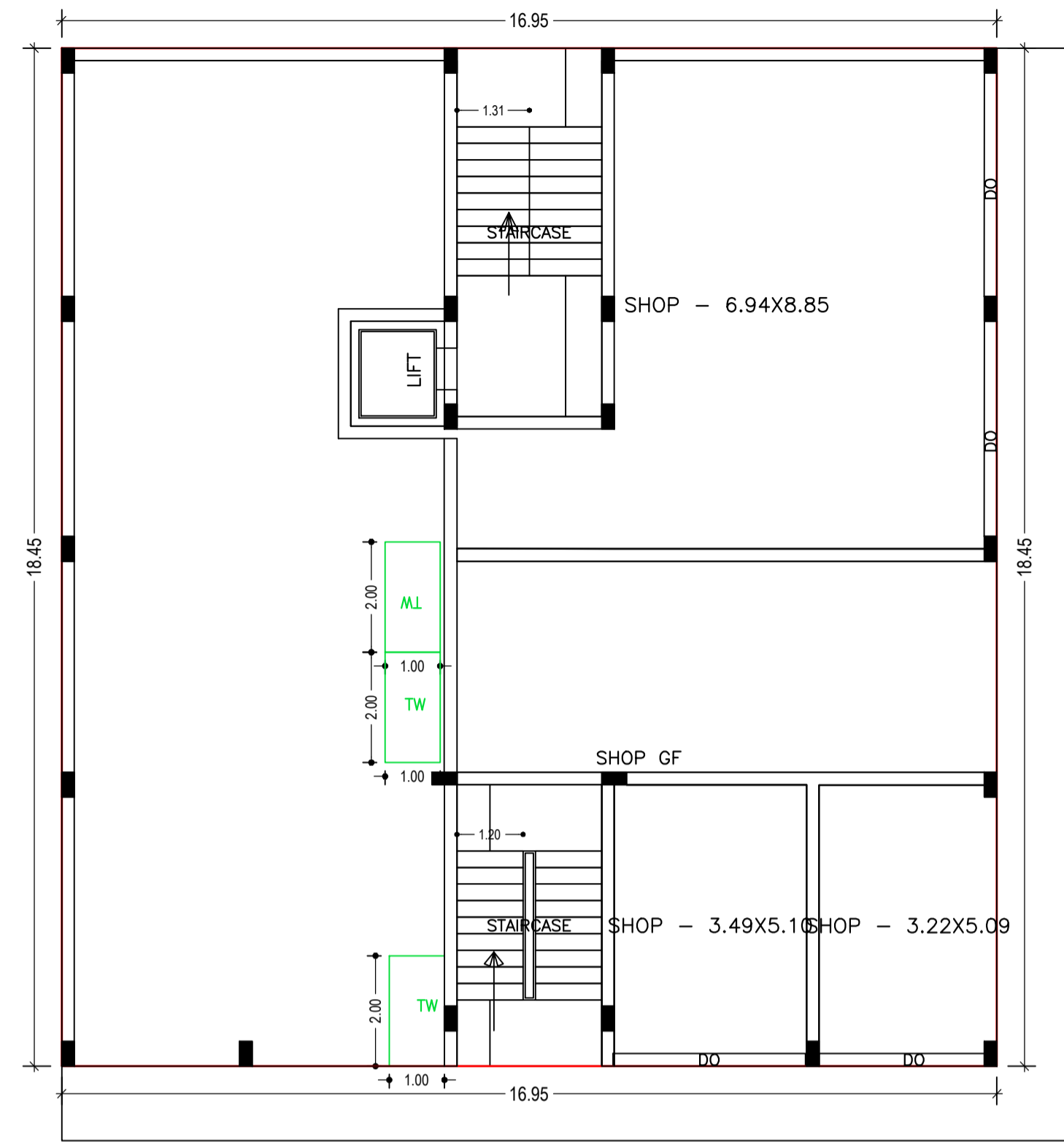
Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)	Proposed FAR Area (Sq.mt.)		Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
				Lift	Commercial			
A (MATHURA PRASAD SAHU)	1	930.55	6.46	456.27	467.82	924.09	924.09	03
Grand Total :	1	930.55	6.46	456.27	467.82	924.09	924.09	03



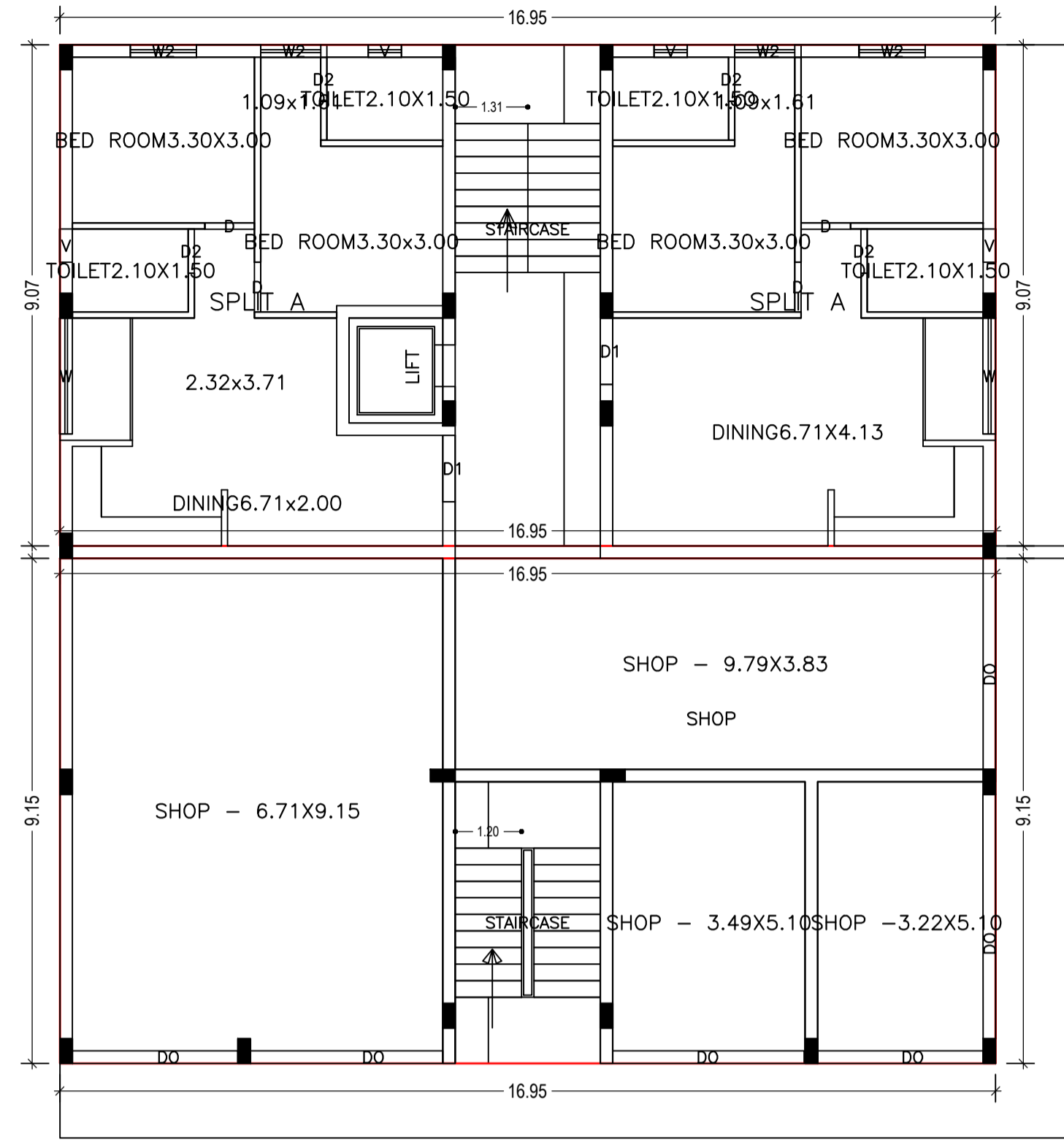
SITE PLAN  
SCALE-1:100

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE
L K SUMAN SNPC/ENG/0009/2018		

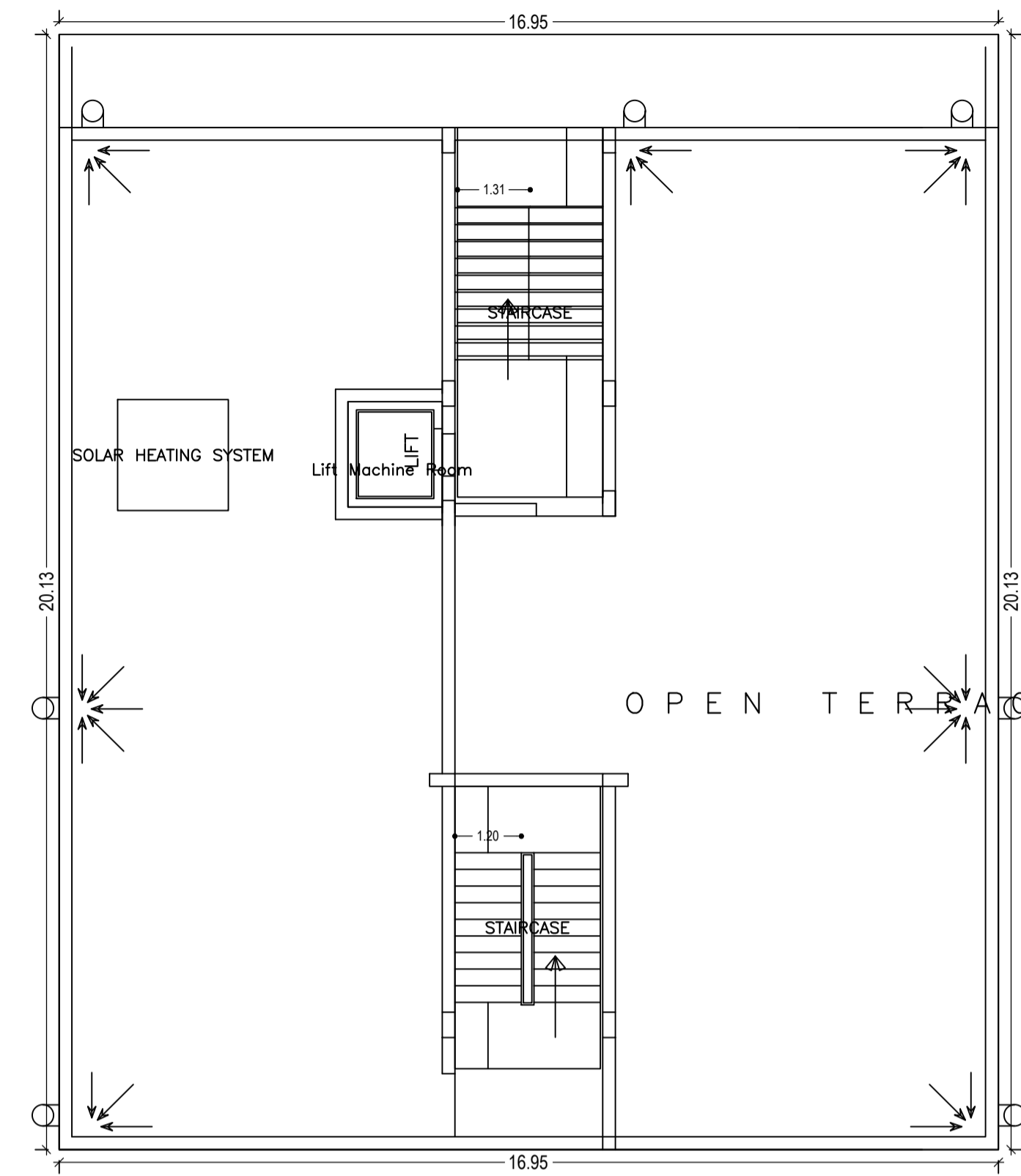
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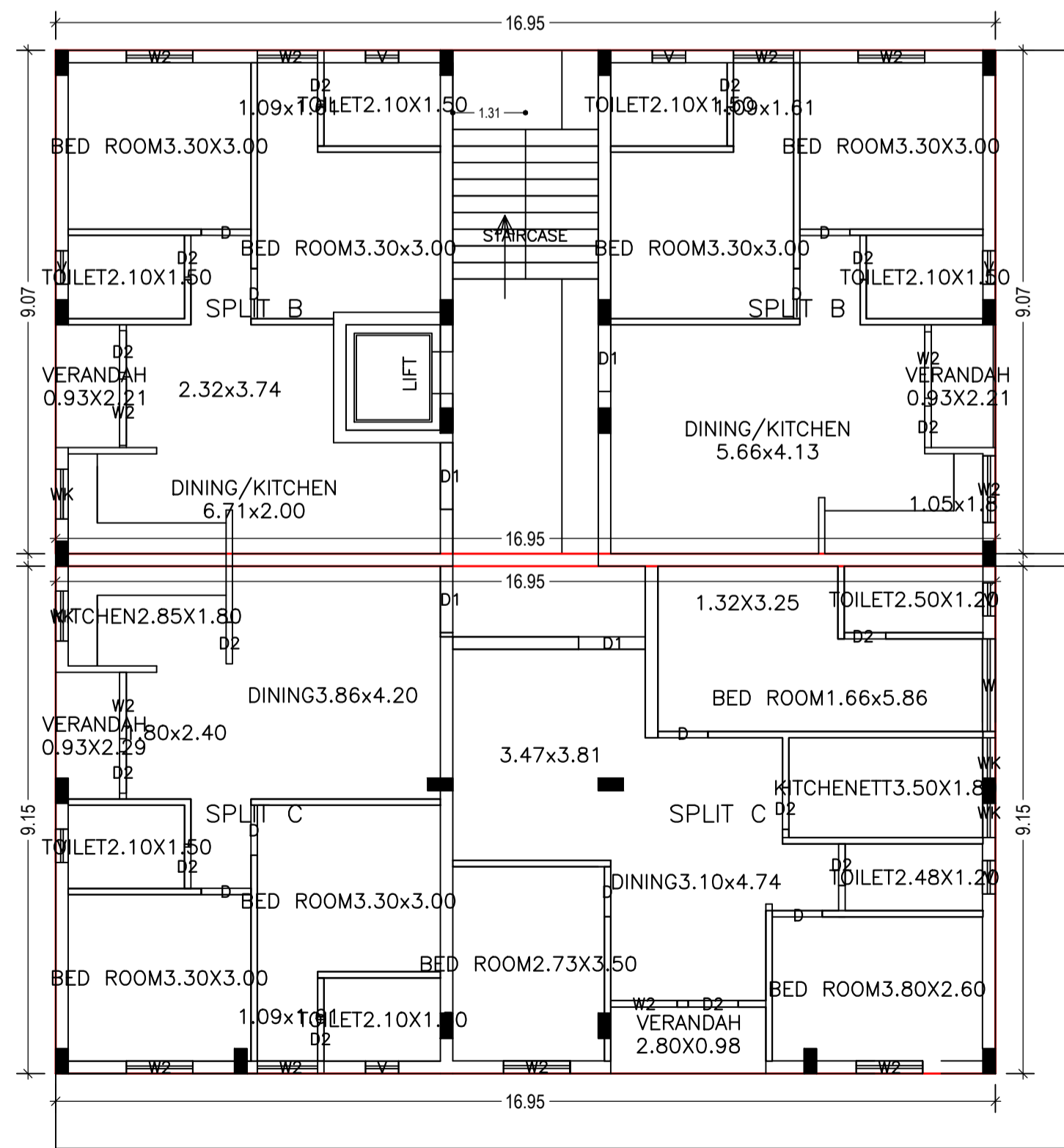
GROUND FLOOR PLAN  
(Proposed)  
(SCALE 1:100)



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



TERRACE FLOOR PLAN  
(SCALE 1:100)



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

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (MATHURA PRASAD SAHU)	D2	0.75	2.10	07
A (MATHURA PRASAD SAHU)	D2	0.80	2.10	10
A (MATHURA PRASAD SAHU)	D	0.90	2.10	13
A (MATHURA PRASAD SAHU)	D2	0.90	2.10	01
A (MATHURA PRASAD SAHU)	D1	1.20	2.10	06
A (MATHURA PRASAD SAHU)	DO	3.00	2.10	03
A (MATHURA PRASAD SAHU)	DO	3.47	2.10	01
A (MATHURA PRASAD SAHU)	DO	3.49	2.10	02
A (MATHURA PRASAD SAHU)	DO	3.83	2.10	01
A (MATHURA PRASAD SAHU)	DO	3.90	2.10	01
A (MATHURA PRASAD SAHU)	DO	4.05	2.10	01
A (MATHURA PRASAD SAHU)	DO	4.43	2.10	01

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (MATHURA PRASAD SAHU)	V	0.60	0.60	02
A (MATHURA PRASAD SAHU)	V	0.60	1.20	10
A (MATHURA PRASAD SAHU)	WK	0.90	1.20	04
A (MATHURA PRASAD SAHU)	W2	1.20	1.20	16
A (MATHURA PRASAD SAHU)	W2	1.20	1.50	01
A (MATHURA PRASAD SAHU)	W	1.67	1.20	01
A (MATHURA PRASAD SAHU)	W	2.10	1.80	01

Building :A (MATHURA PRASAD SAHU)

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.)	Tnmt (No.)
		Lift	Resi.	Commercial				
Ground Floor	312.73	0.00	0.00	312.73	312.73	312.73	00	
First Floor	308.91	3.23	150.59	155.09	305.68	305.68	01	
Second Floor	308.91	3.23	305.68	0.00	305.68	305.68	02	
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	00	
Total :	930.55	6.46	456.27	467.82	924.09	924.09	03	
Total Number of Same Buildings :	1							
Total :	930.55	6.46	456.27	467.82	924.09	924.09	03	

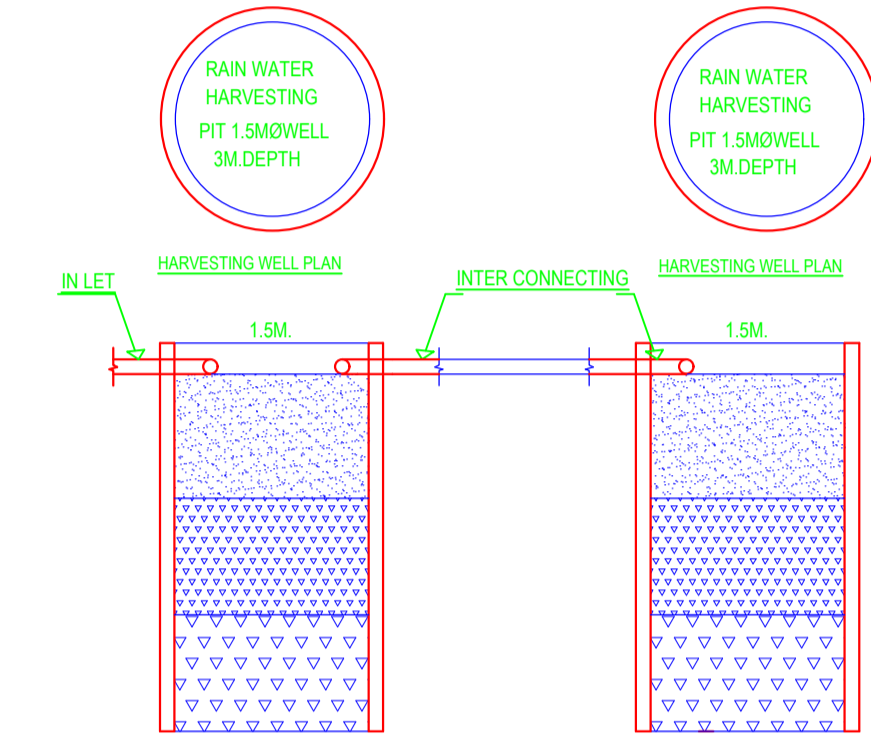
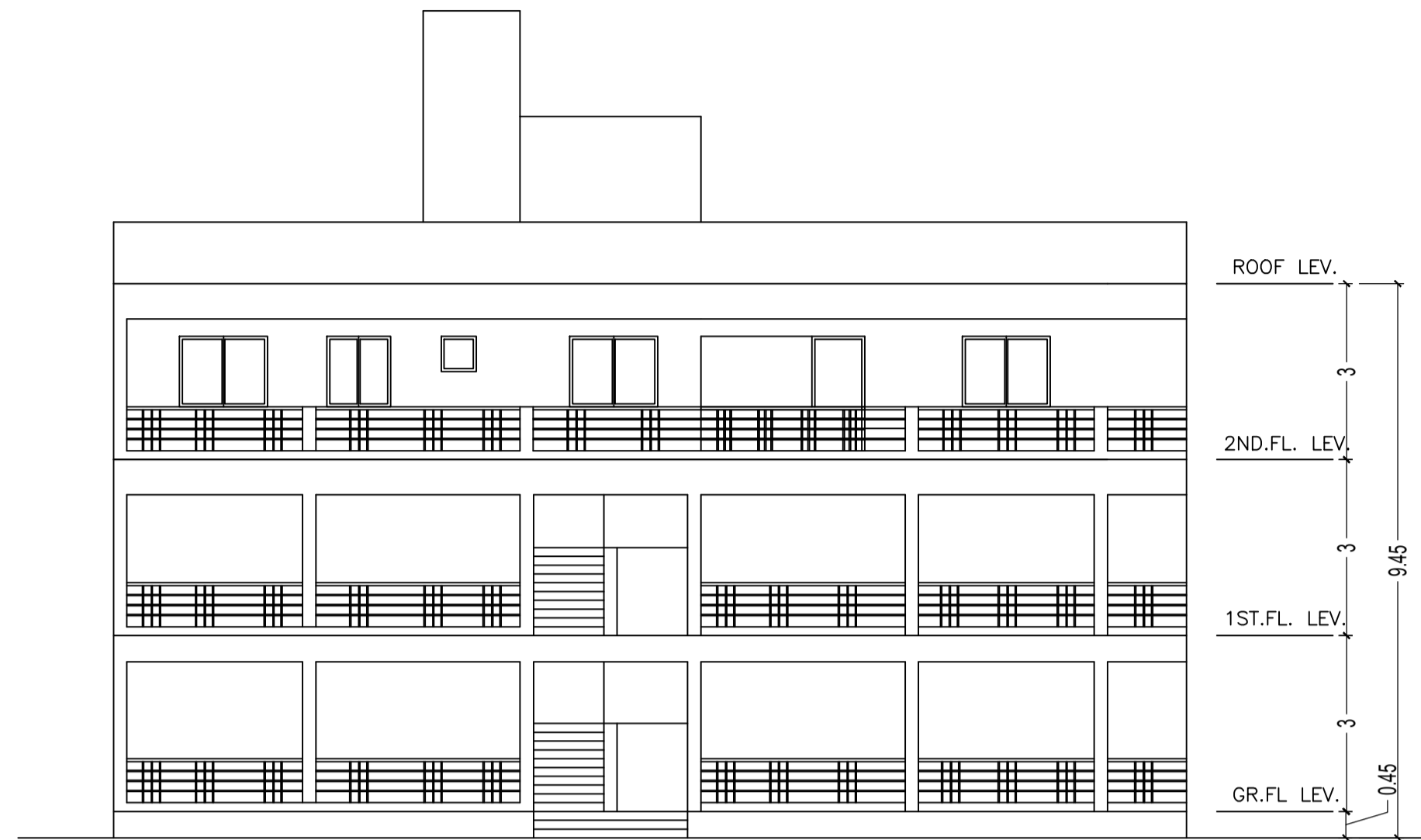
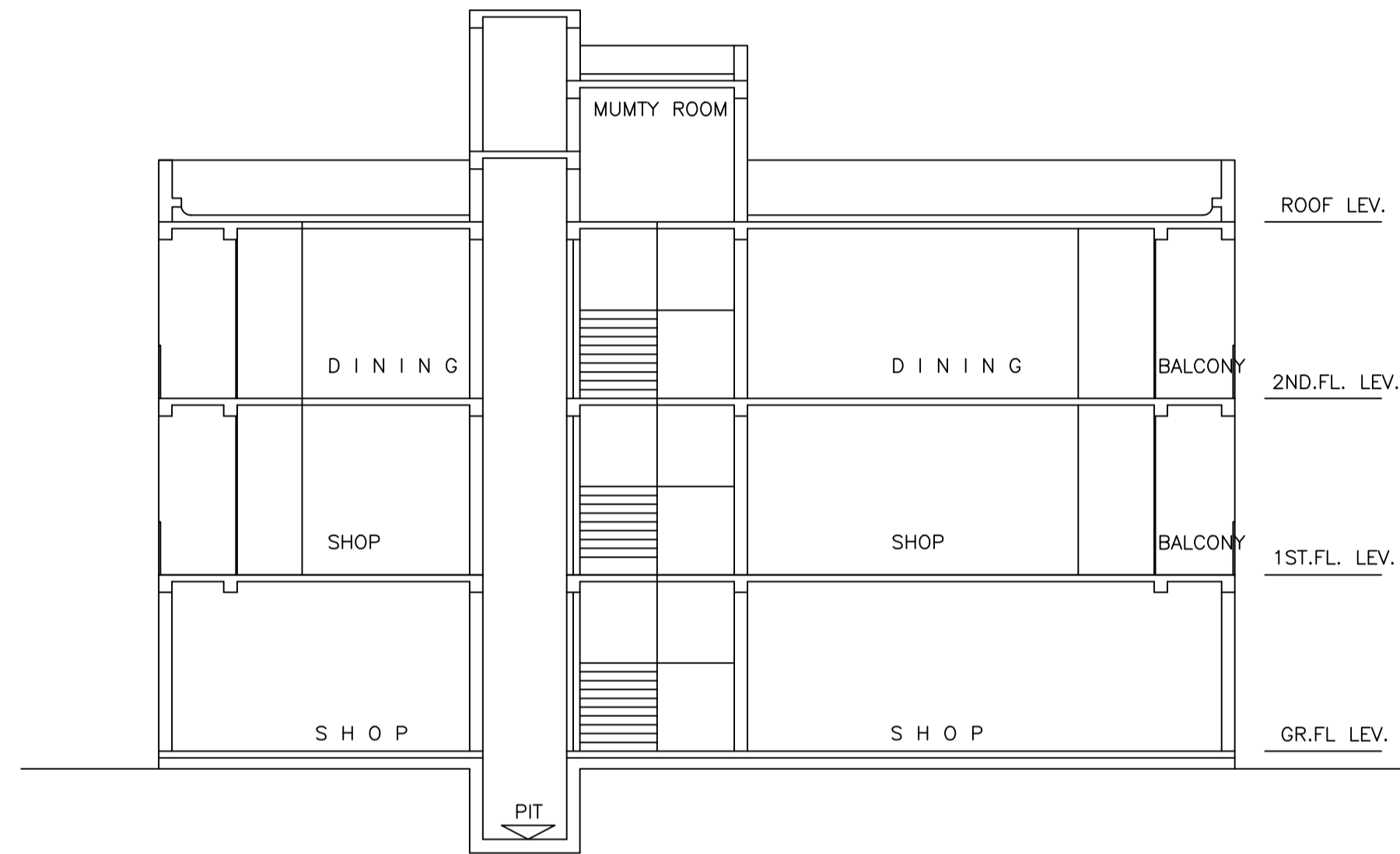
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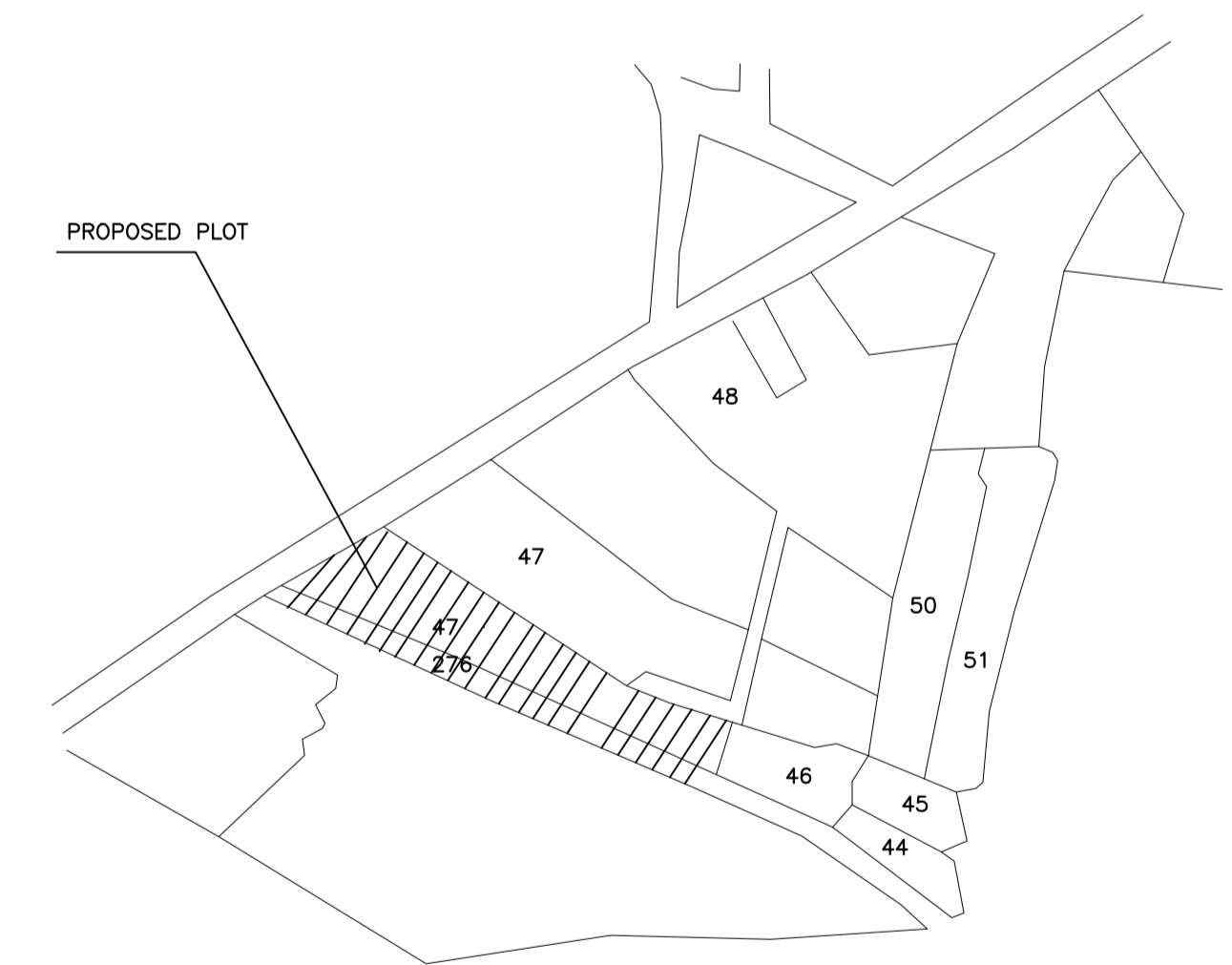
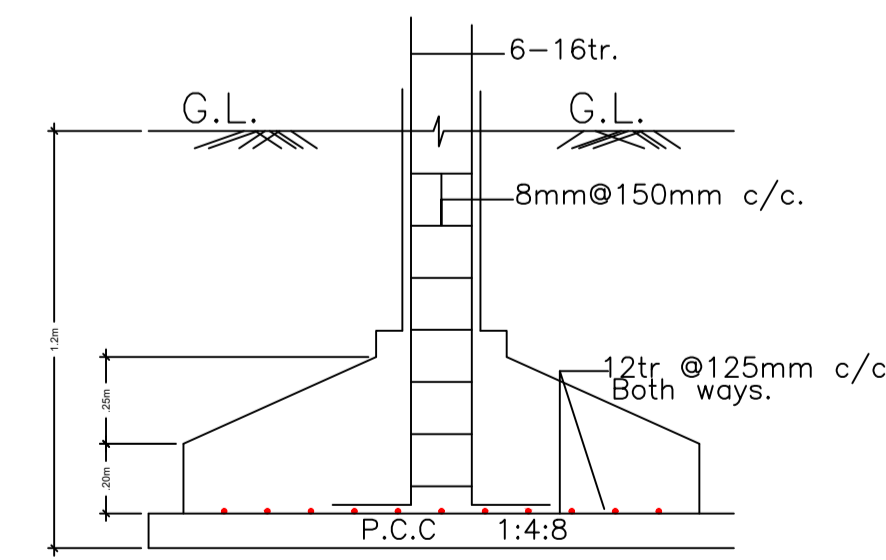
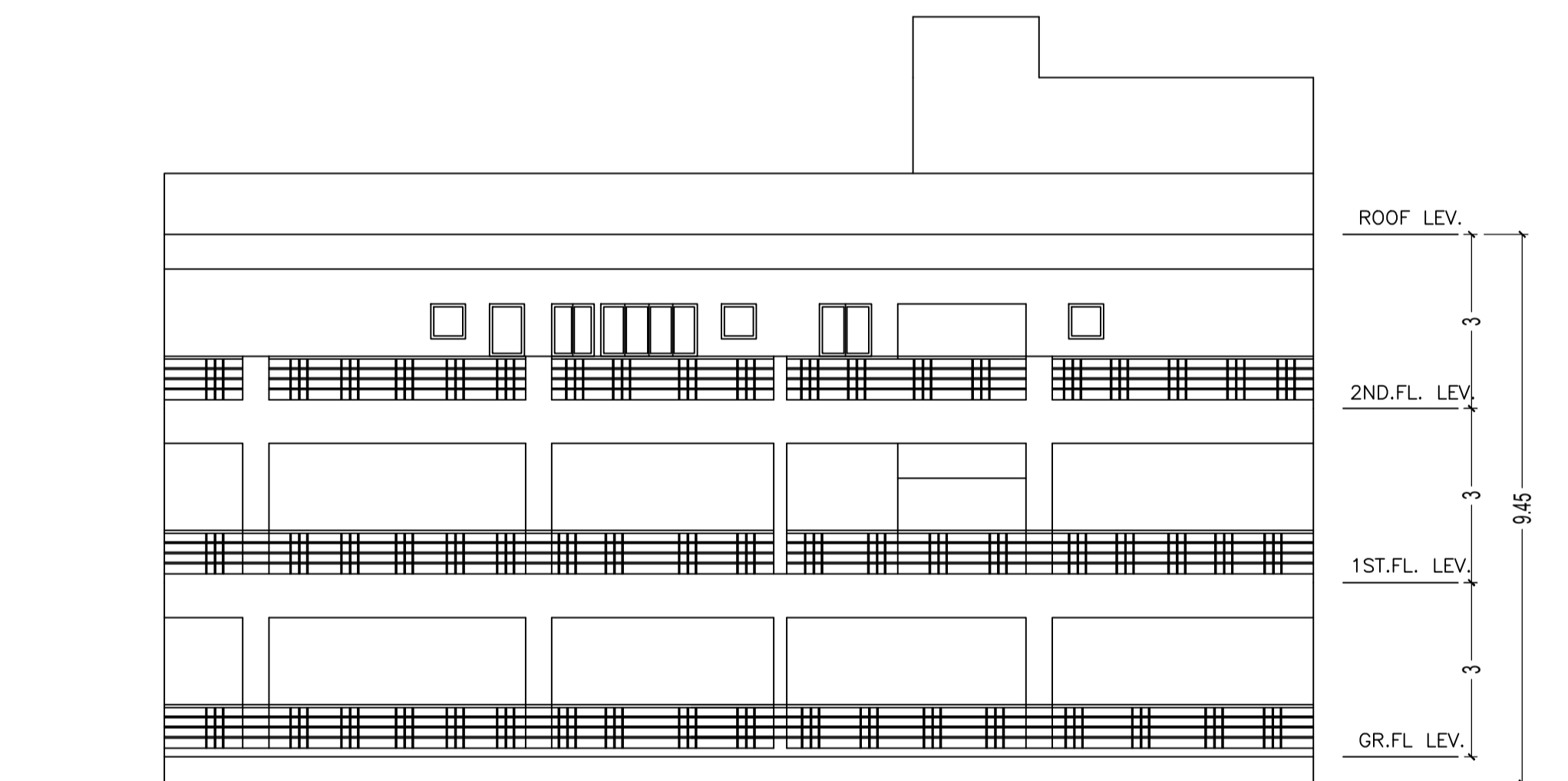
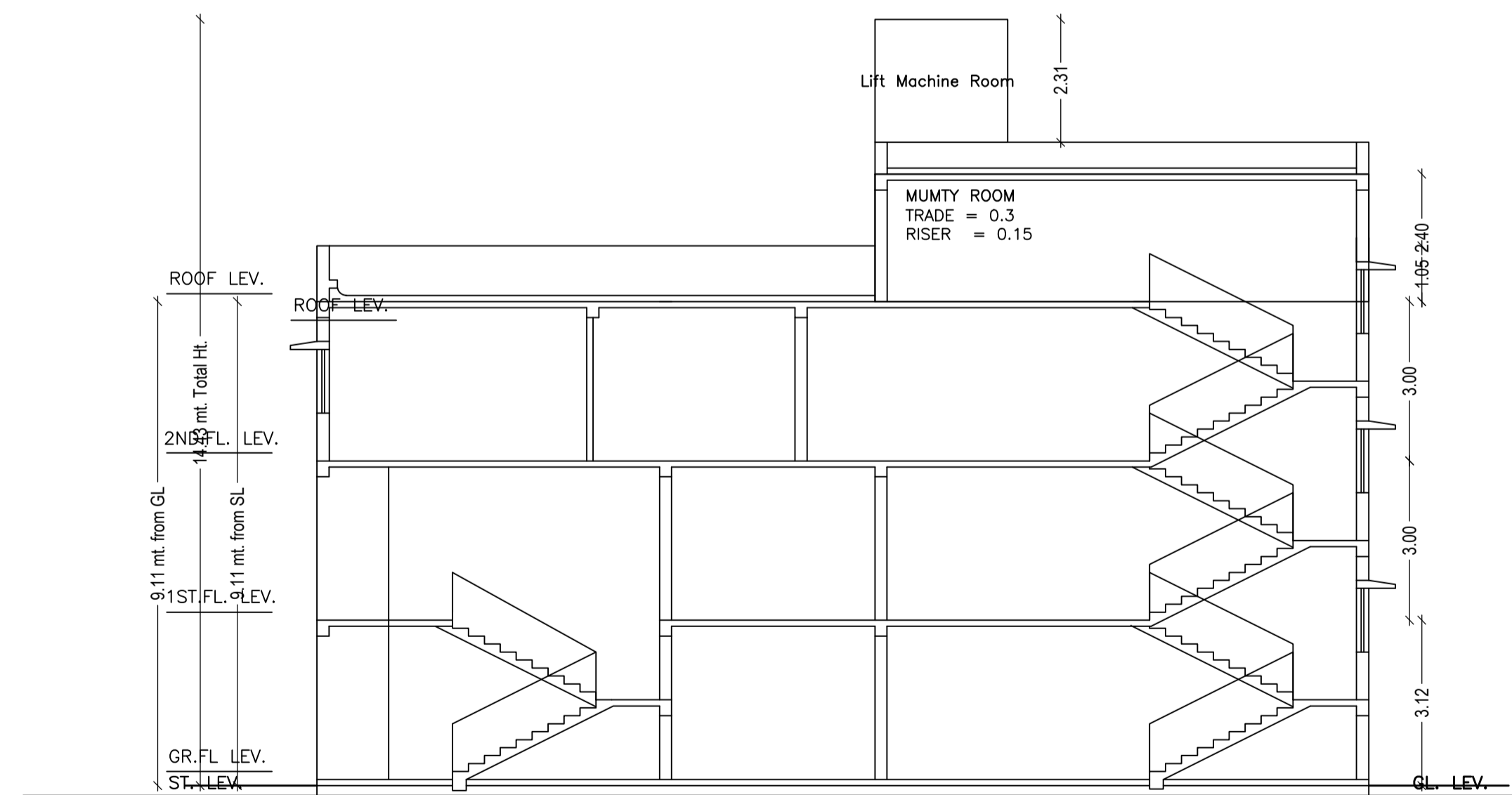
UnitBUA Table for Building :A (MATHURA PRASAD SAHU)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SHOP GF	SHOP	301.58	294.86	3	1
FIRST FLOOR PLAN	SHOP	SHOP	153.03	146.48	4	2
	SPLIT A	FLAT	115.58	112.34	5	
SECOND FLOOR PLAN	SPLIT A	FLAT	0.00	0.00	5	2
	SPLIT B	FLAT	115.58	112.34	6	
	SPLIT B	FLAT	0.00	0.00	6	
	SPLIT C	FLAT	145.25	139.49	7	
Total:	-	-	831.04	805.52	44	5

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HARVESTING WELL SECTION



SCALE=1:100

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