

UnitBUA Table for Building :A (RESIDENTIAL)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT A	FLAT	180.49	170.20	5	1
FIRST FLOOR PLAN	SPLIT A	FLAT	0.00	0.00	13	0
Total:	-	-	180.49	170.20	18	1

**COLOR INDEX**

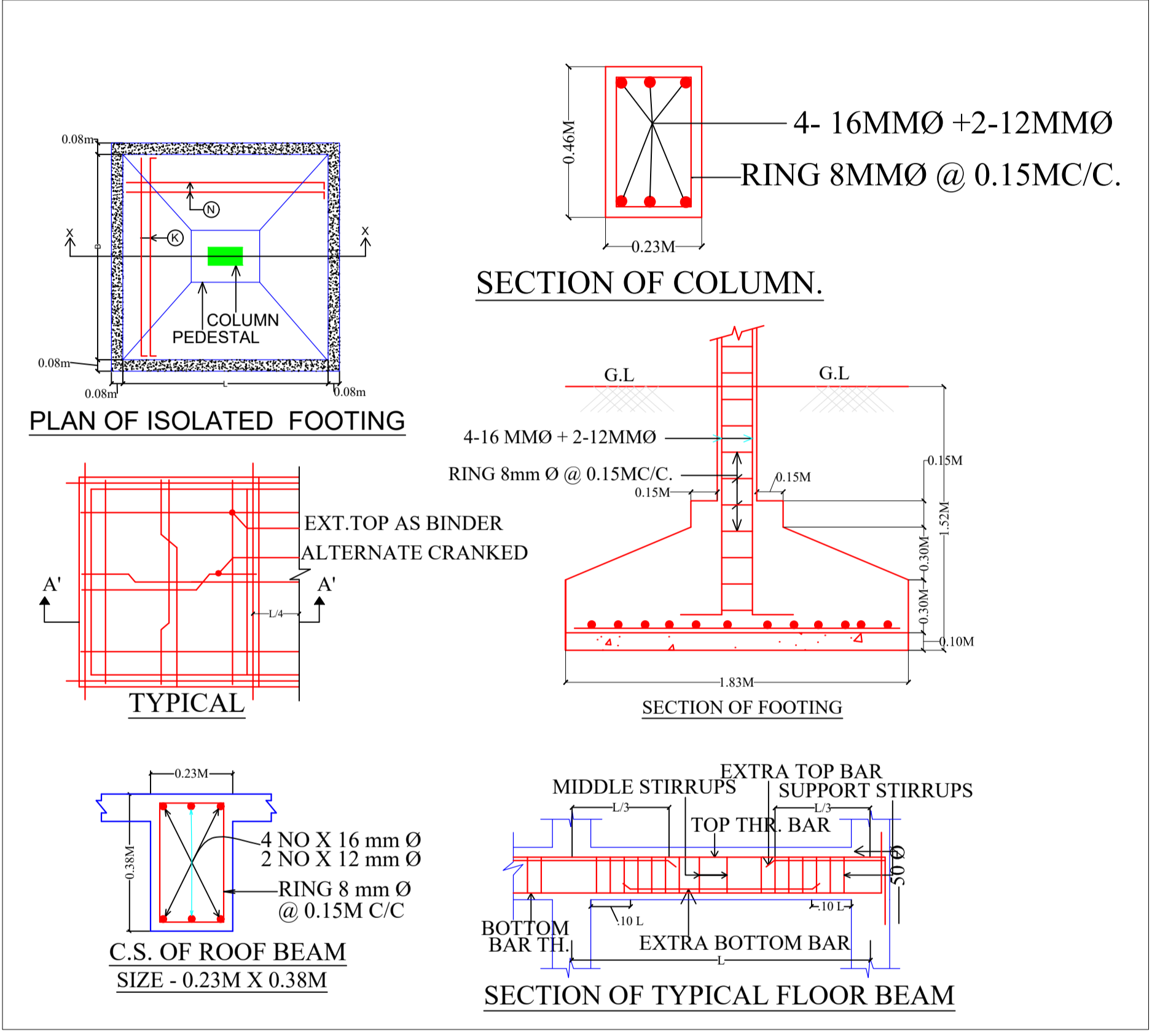
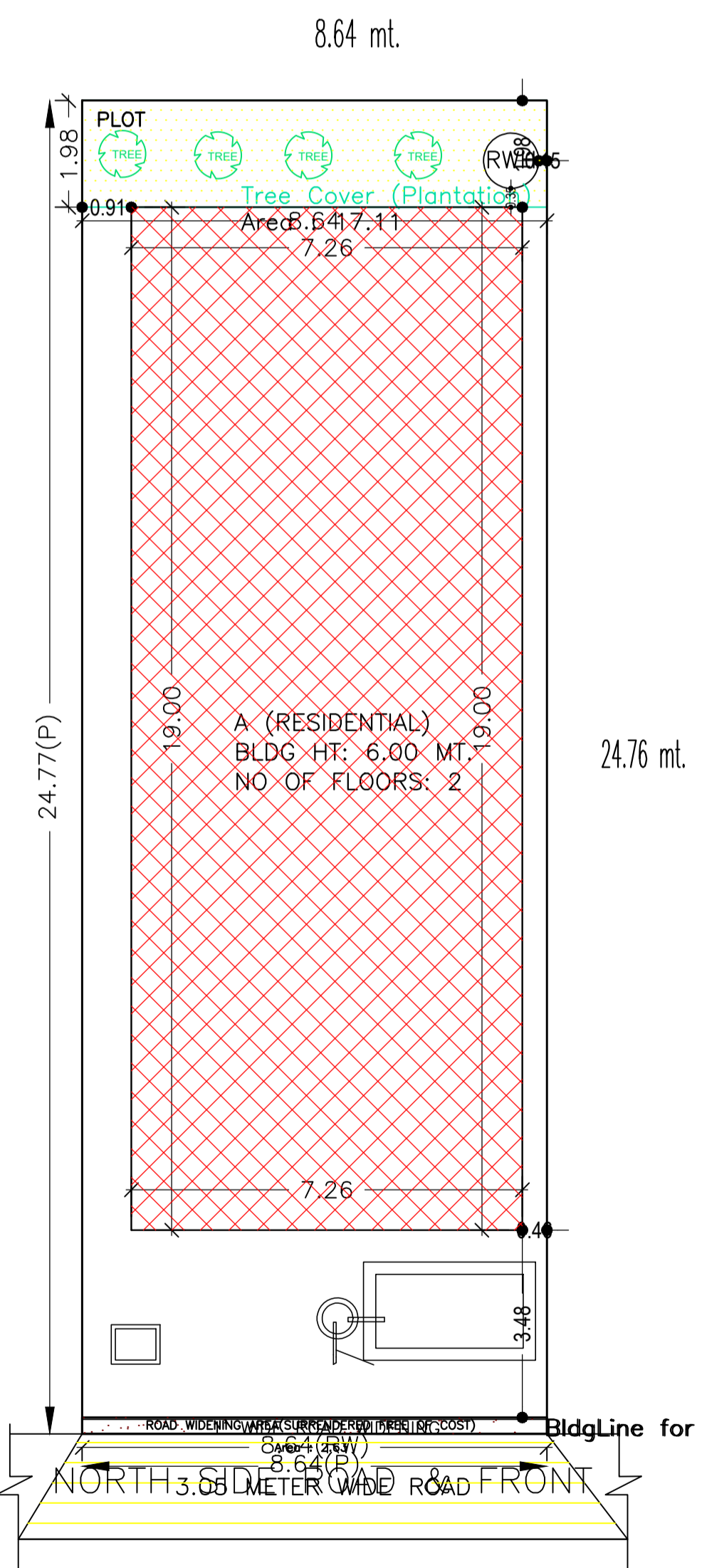
PLOT BOUNDARY	Black
ABUTTING ROAD	Green
PROPOSED CONSTRUCTION	Red
COMMON PLOT	Yellow
ROAD WIDENING AREA	Orange
EXISTING (To be retained)	Blue
EXISTING (To be demolished)	Light Blue

**Proposal Basic Information**

Proposal File No.	SNPC/BP/0057/W01/2023
Owner Name	JHARESHWAR KESHRI
Khata No	19
Plot No	49/A
Village Name	Sundarpur
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

**Building USE/SUBUSE Details**

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



**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	138.02	65.51	138.02	65.51
First Floor	154.29	154.29	154.29	154.29
Terrace Floor	0.00	0.00	0.00	0.00
Total :	292.31	219.80	292.31	219.80

**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.)	Add Area in FAR (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
			Accessory Use	Parking					
A (RESIDENTIAL)	1	292.31	2.94	69.57	209.83	9.97	219.80	219.80	01
Grand Total :	1	292.31	2.94	69.57	209.83	9.97	219.80	219.80	01

**AREA STATEMENT**

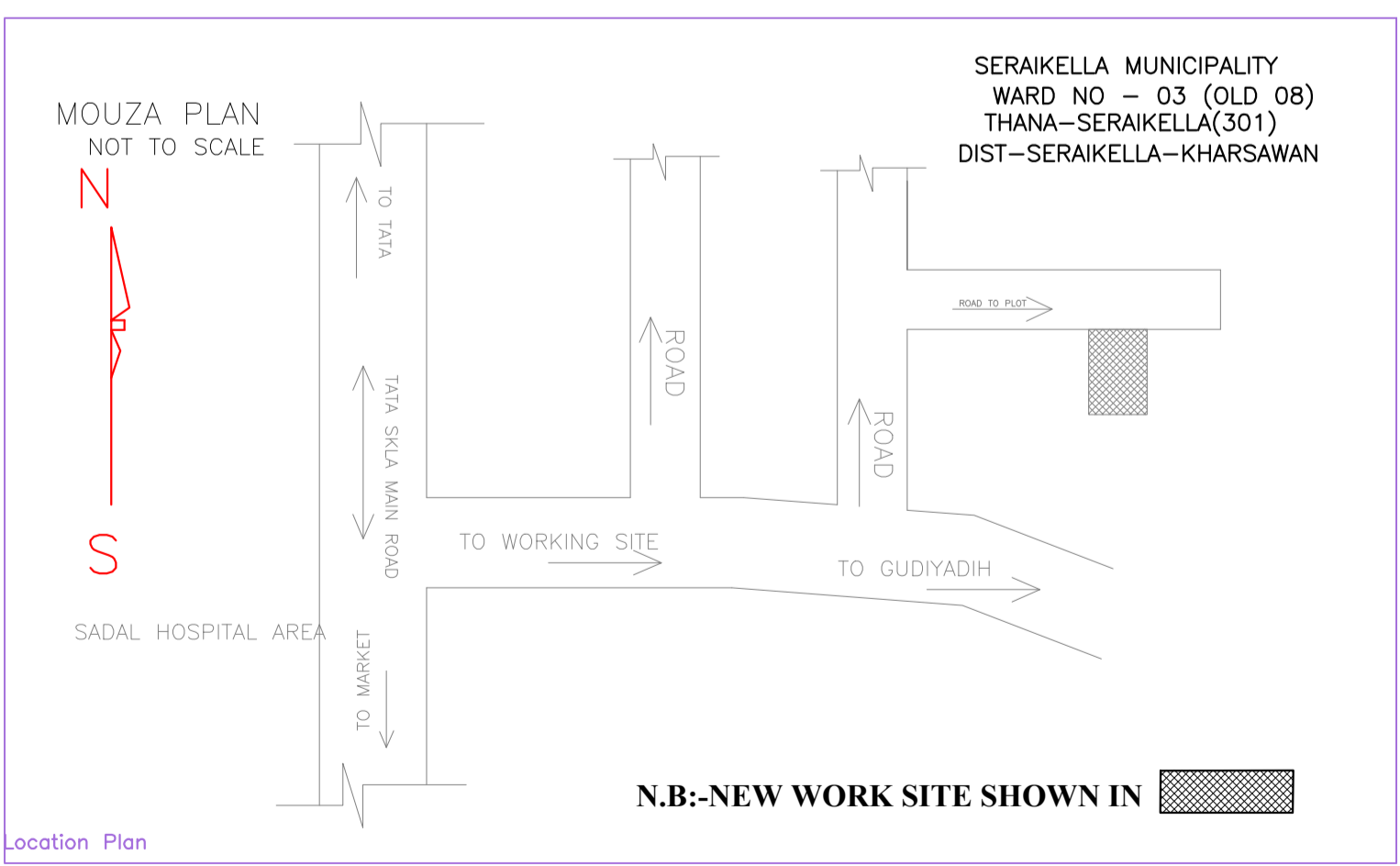
REGION: SARAIKELA NAGAR PANCHAYAT	VERSION NO.: 1.0.66
PROJECT DETAIL:	VERSION DATE: 16/10/2020
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential
District: SERAIKELA	Plot SubUse: Bungalow/ Dwelling / Non Apartment
Authority: SARAIKELA NAGAR PANCHAYAT	PlotNearby/ReligiousStructure: NA
Inward No: SNPC/BP/0057/W01/2023	Plot/SubPlot No: 49/A
Application Type: General Proposal	North: Road Width - 3.05
Project Type: Building Permission	South: Plot No. - ANJALI MAHATO
Nature of Development: New	East: Plot No. - SHELLERS NIJ
Location of Development Area: Old Area	West: Plot No. - BIMAL GOPE
AREA DETAILS:	SQ.MT.
AREA OF PLOT (Minimum)	(A) 213.87
Deduction for NetPlot Area	
Surrender Free of Cost	2.63
Total	2.63
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions) 211.24
Deduction for Balance Plot Area(from Gross Plot Area)	
Surrender Free of Cost	2.63
Common Plot	17.11
Total	19.74
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity spaces)	(A-Deductions) 194.13
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions) 211.24
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions) 213.87
COVERAGE CHECK	
Permissible Coverage area ( 70.00 % )	147.87
Proposed Coverage Area ( 65.34 % )	138.02
Total Prop. Coverage Area ( 65.34 % )	138.02
Balance coverage area ( 4.66 % )	9.85
FAR CHECK	
Perm. FAR Area ( 1.200 )	256.64
Total Perm. FAR area	256.64
Residential FAR	209.83
Proposed FAR Area	219.80
Total Proposed FAR Area	219.80
Consumed FAR (Factor)	1.03
Balance FAR Area	36.84
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	292.31
ARCHITECT (Regd)	ABHISHEK TEWARI
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	JHARESHWAR KESHRI
DEVELOPMENT AUTHORITY	LOCAL BODY

**SCHEDULE OF DOOR:**

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENTIAL)	DZ	0.75	2.10	08
A (RESIDENTIAL)	D1	0.91	2.10	08
A (RESIDENTIAL)	D	1.07	2.10	02

**SCHEDULE OF WINDOW/VENTILATION:**

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENTIAL)	V	0.60	0.90	03
A (RESIDENTIAL)	W2	0.90	1.20	01
A (RESIDENTIAL)	W1	1.20	1.20	04
A (RESIDENTIAL)	W	1.50	1.20	08

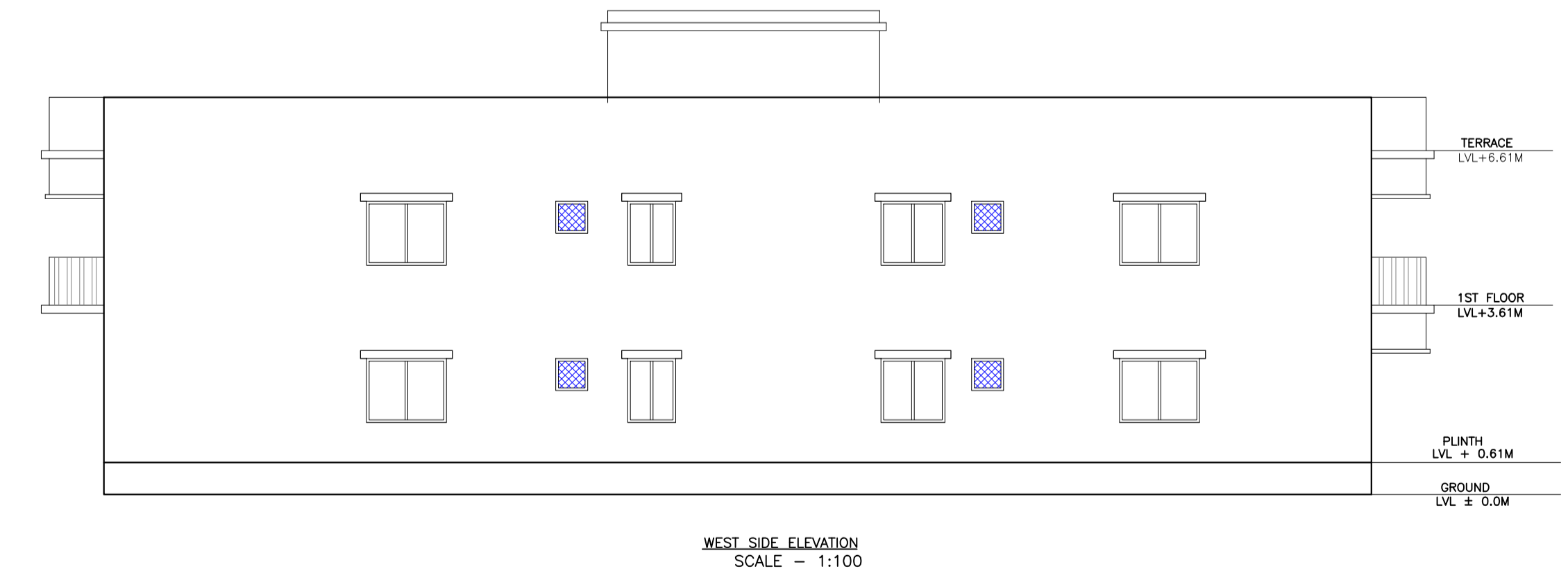
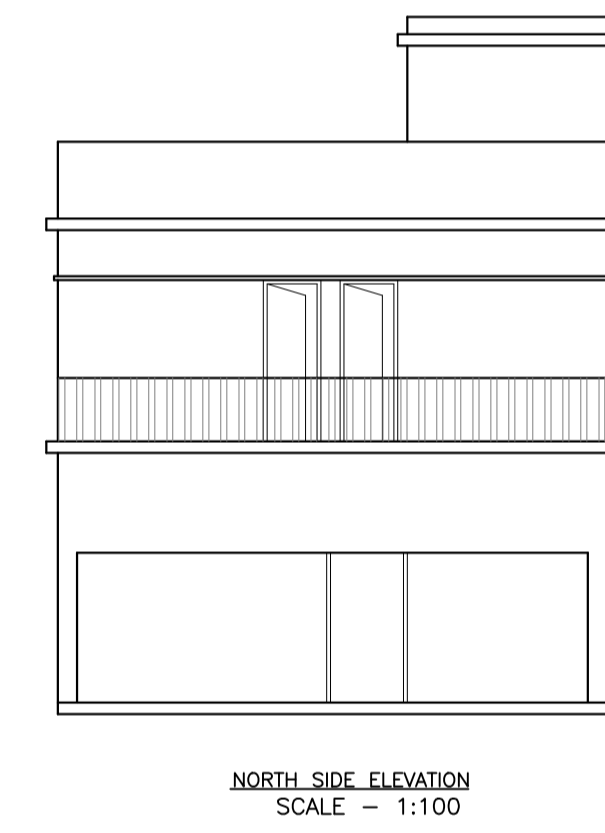
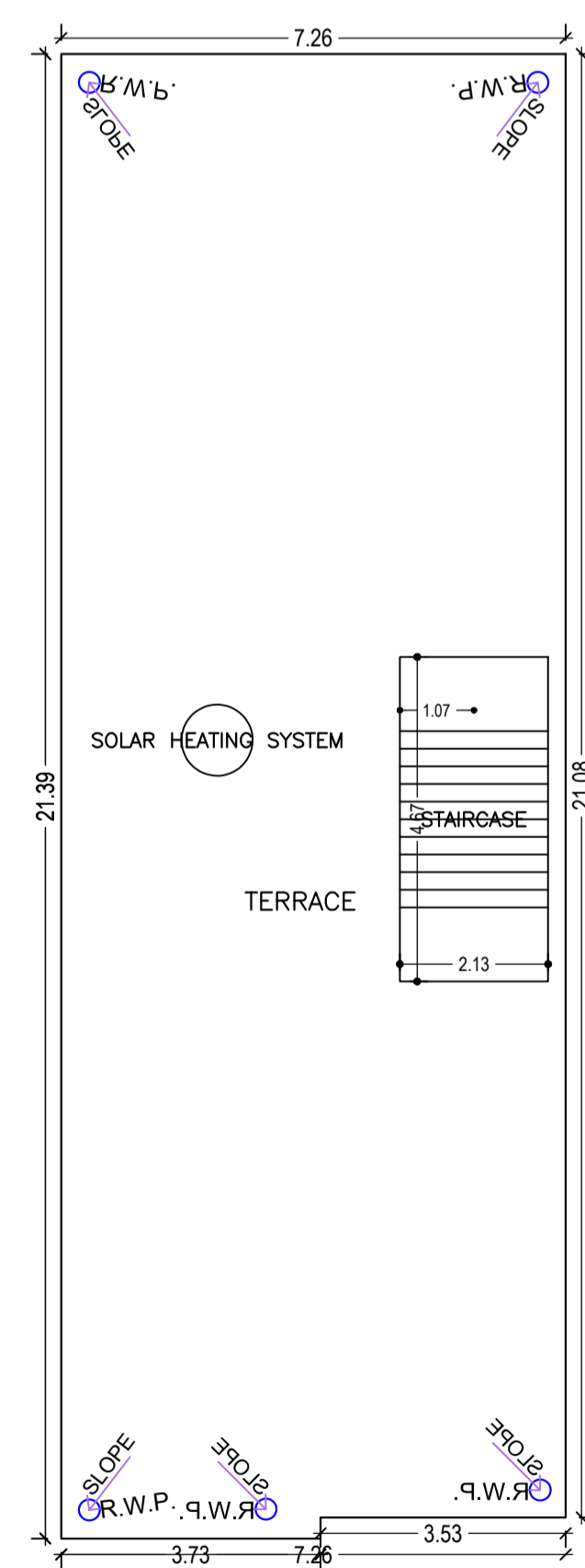
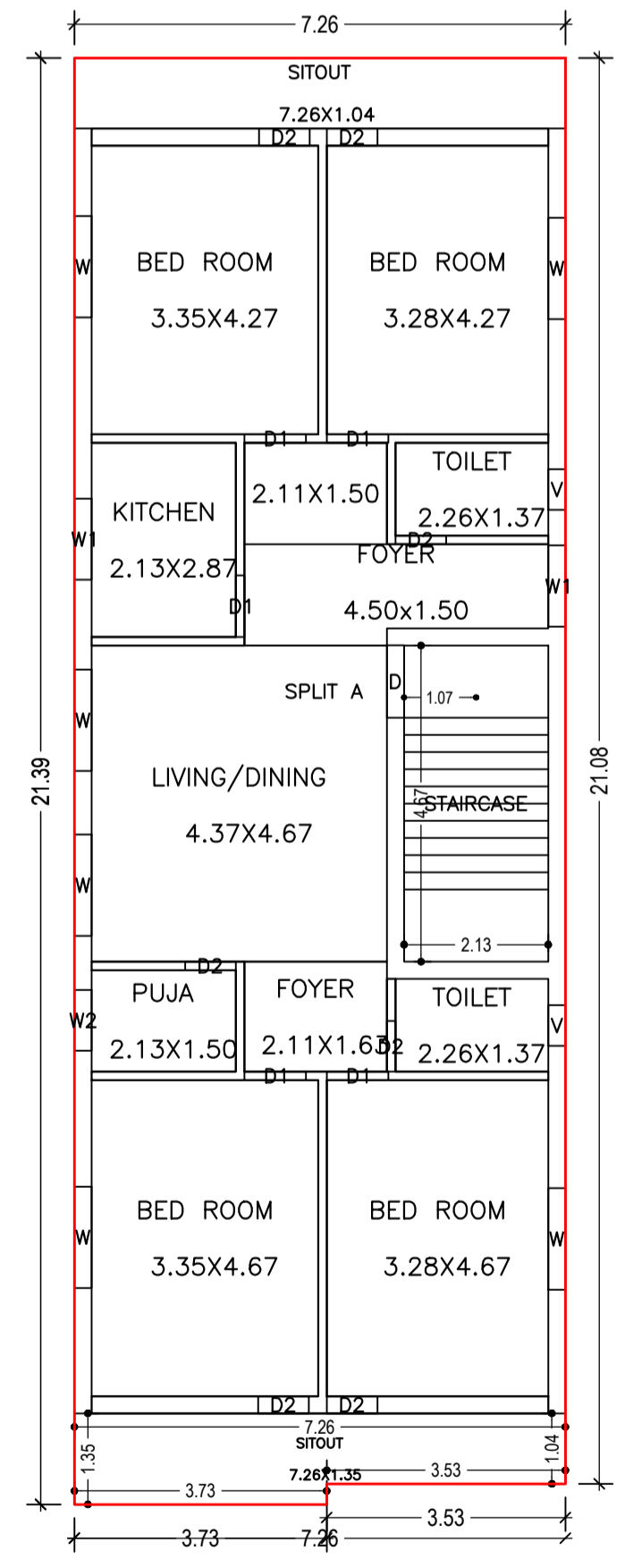
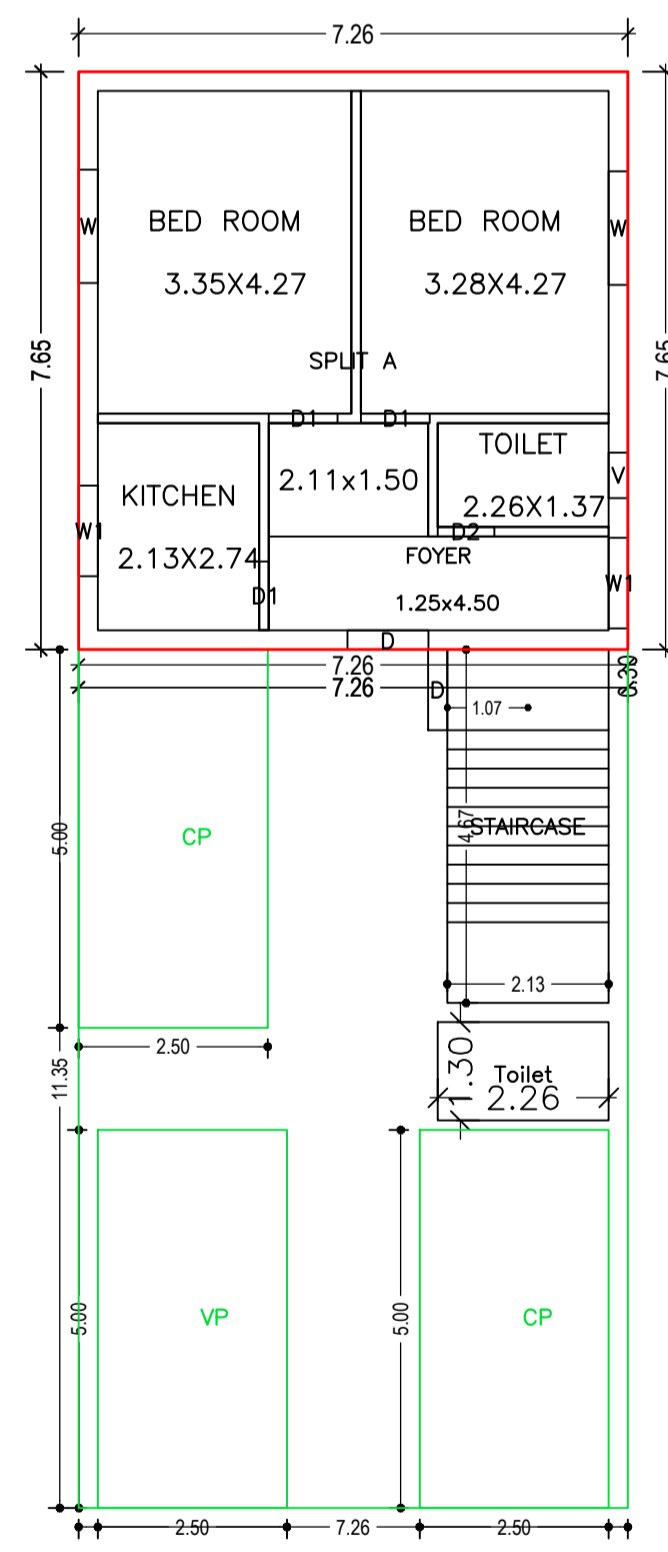
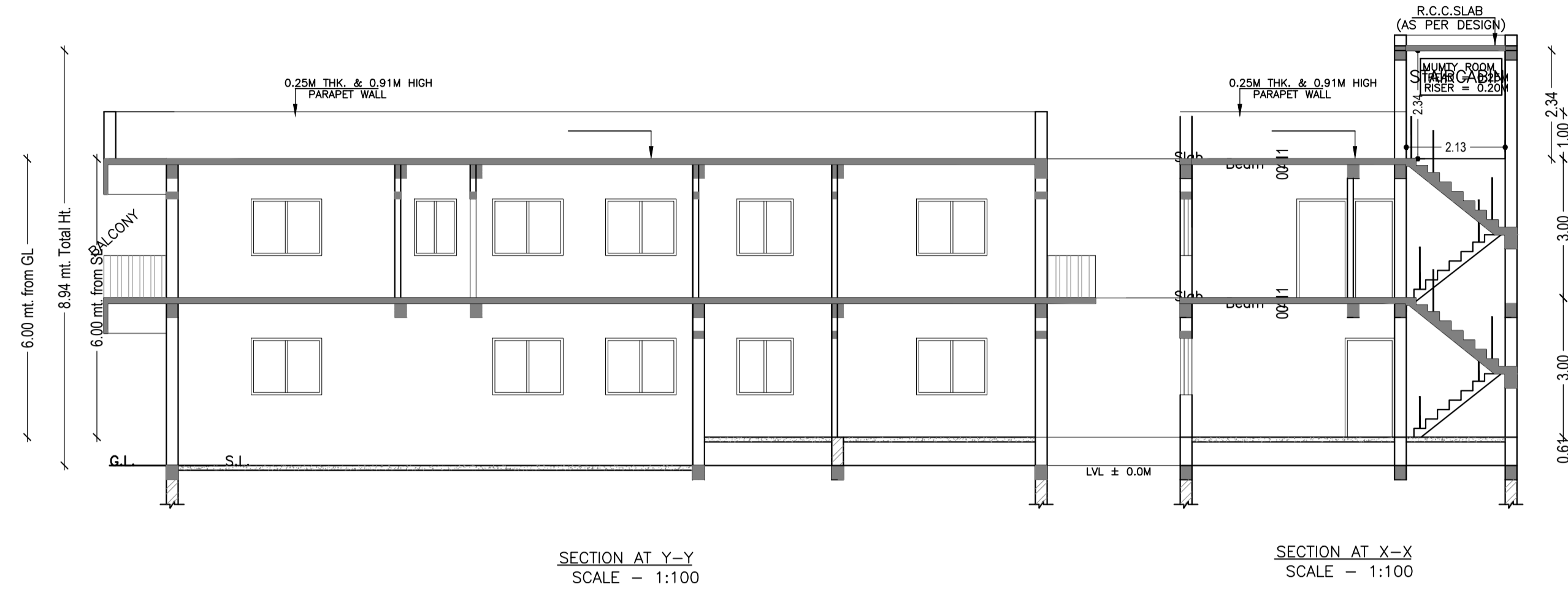


**Building :A (RESIDENTIAL)**

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Ground Floor	138.02	2.94	69.57	55.54	9.97	65.51	01
First Floor	154.29	0.00	0.00	154.29	0.00	154.29	00
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Total :	292.31	2.94	69.57	209.83	9.97	219.80	01
Total Number of Same Buildings :	1						
Total :	292.31	2.94	69.57	209.83	9.97	219.80	01

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
ABHISHEK TEWARI SNPC/ARC/0025/2021			

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