

Proposal Basic Information	
Proposal File No.	SNPC/BP/0029/W03/2024
Owner Name	PRASAD MAHATO
Khata No	73
Plot No	220
Village Name	Hatsai
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

UnitBUA Table for Building :A (RESIDENTIAL)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT BUNGALOW	FLAT	135.44	124.86	1	1
FIRST FLOOR PLAN	SPLIT BUNGALOW	FLAT	0.00	0.00	1	0
FIRST FLOOR PLAN	SPLIT BUNGALOW	FLAT	0.00	0.00	8	0
Total:	-	-	135.44	124.86	10	1

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENTIAL)	D2	0.76	2.10	01
A (RESIDENTIAL)	D1	0.90	2.10	04
A (RESIDENTIAL)	D	1.07	2.10	03

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENTIAL)	V	0.60	0.90	02
A (RESIDENTIAL)	W2	0.90	1.20	01
A (RESIDENTIAL)	W1	1.22	1.20	03
A (RESIDENTIAL)	W1	1.32	1.20	01
A (RESIDENTIAL)	W	1.52	1.20	04

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.)
A (RESIDENTIAL)	1	225.72	62.26	156.42	7.04	163.46	163.46	01
Grand Total :	1	225.72	62.26	156.42	7.04	163.46	163.46	01

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	106.84	44.58	106.84	44.58
First Floor	118.88	118.88	118.88	118.88
Terrace Floor	0.00	0.00	0.00	0.00
Total :	225.72	163.46	225.72	163.46

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

AREA STATEMENT	VERSION NO.:
SARAIKELA NAGAR	1.0.70
PANCHAYAT	VERSION DATE: 16/10/2020

PROJECT DETAIL:	
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential
District: SERAIKELA	Plot SubUse: Bungalow/ Dwelling / Non Apartment
Authority: SERAIKELA NAGAR PANCHAYAT	PlotNearby/ReligiousStructure: NA
Inward No: SNPC/BP/0029/W03/2024	Plot/SubPlot No: 220
Application Type: General Proposal	North: Plot No. - 220
Project Type: Building Permission	South: Road Width - 4.57
Nature of Development: New	East: Plot No. - BITESH CHOUDHARY
Location of Development Area: Old Area	West: Road Width - 3.66

AREA DETAILS:	SQ.MT.
AREA OF PLOT (Minimum)	(A) 292.64
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions) 292.64
Deduction for Balance Plot Area(from Gross Plot Area)	
Common Plot	35.58
Total	35.58

BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions) 257.07
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions) 292.64
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions) 292.64

COVERAGE CHECK	
Permissible Coverage area (60.00 %)	175.58
Proposed Coverage Area (36.51 %)	106.84
Total Prop. Coverage Area (36.51 %)	106.84
Balance coverage area (23.49 %)	68.74

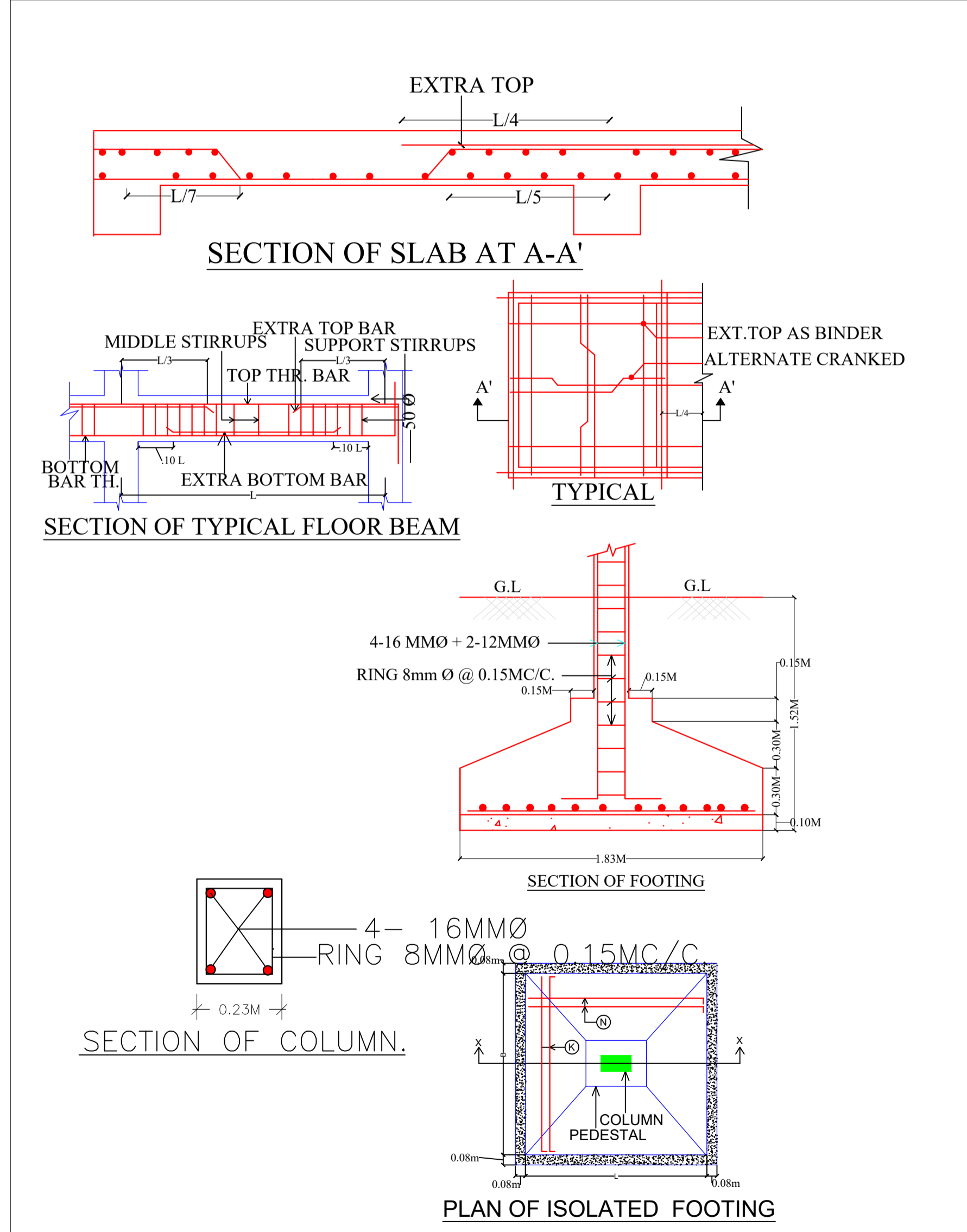
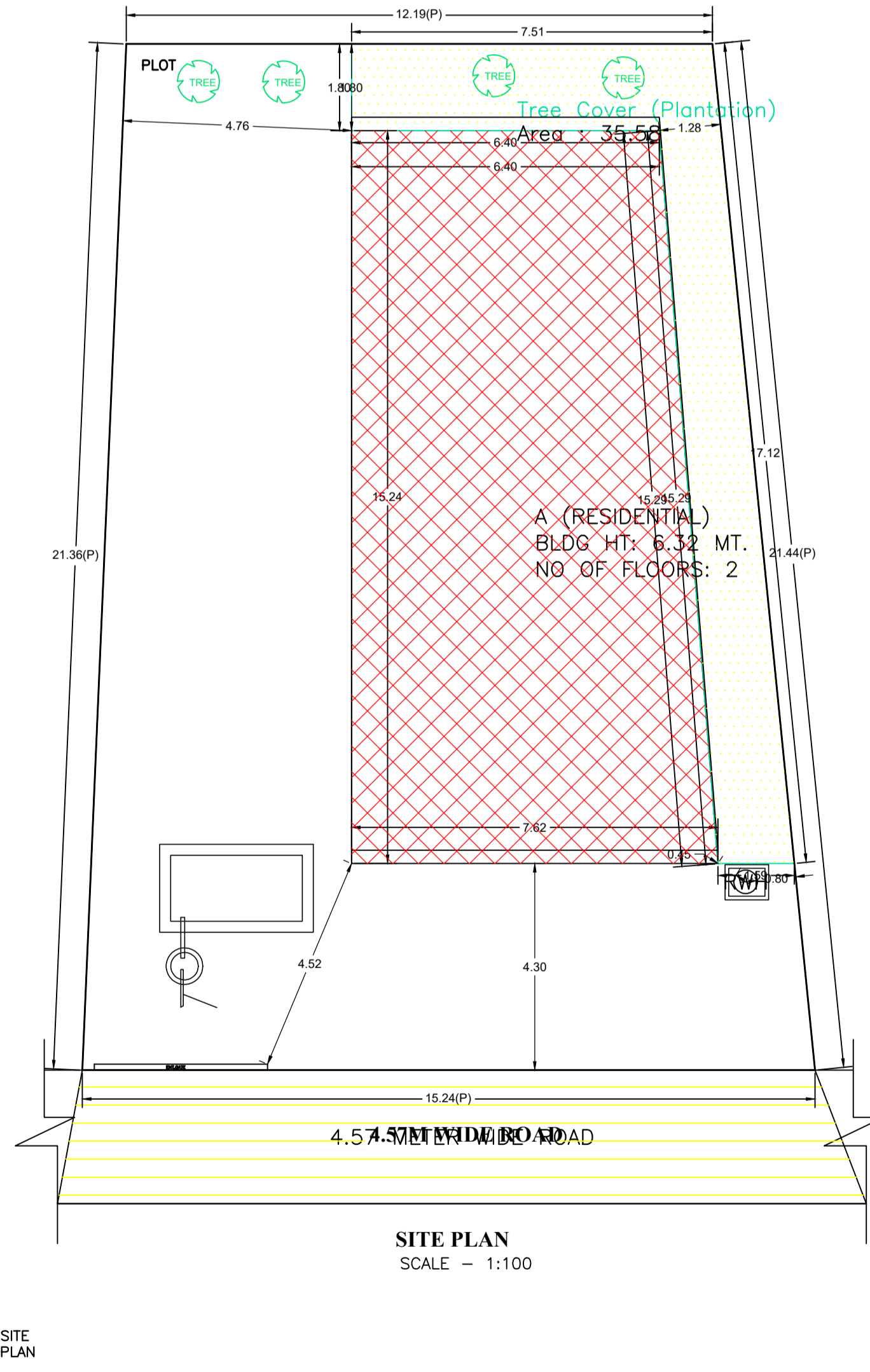
FAR CHECK	
Perm. FAR Area (1.500)	438.96
Total Perm. FAR area	438.96
Residential FAR	156.42
Proposed FAR Area	163.46
Total Proposed FAR Area	163.46
Consumed FAR (Factor)	0.56
Balance FAR Area	275.50

BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	225.72

ARCHITECT (Regd)	ABHISHEK TEWARI
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	PRASAD MAHATO

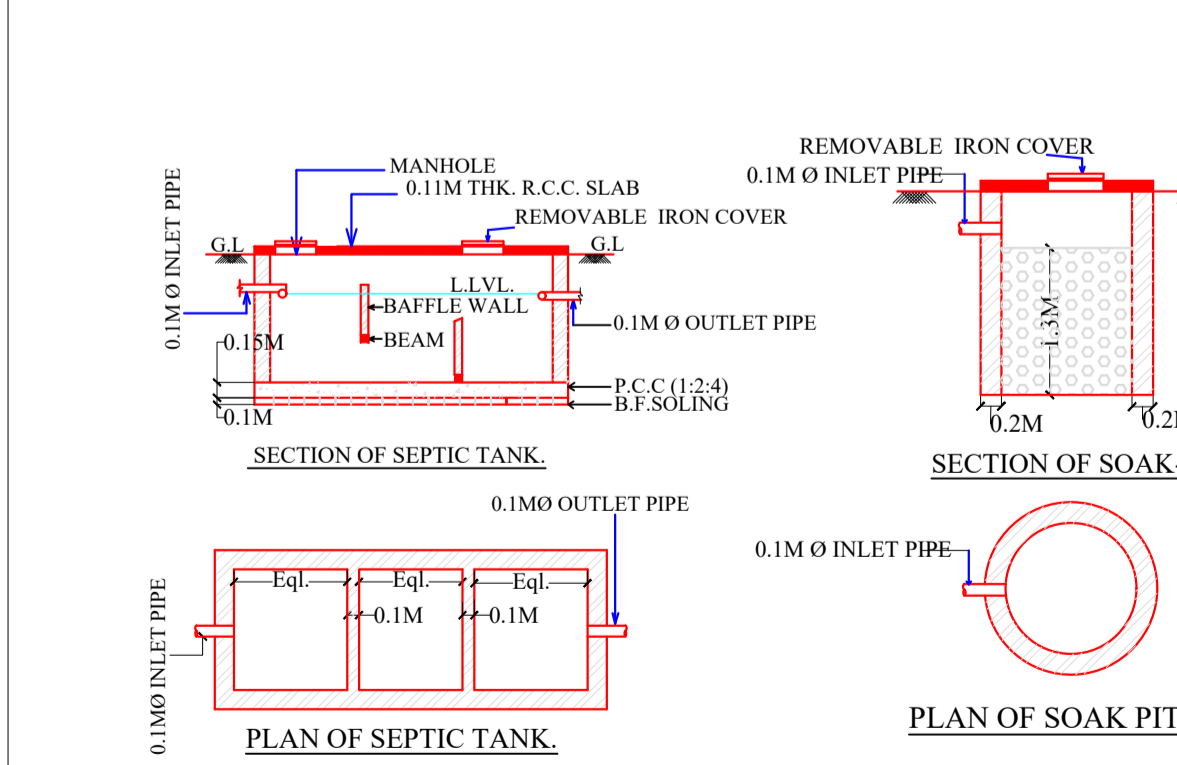
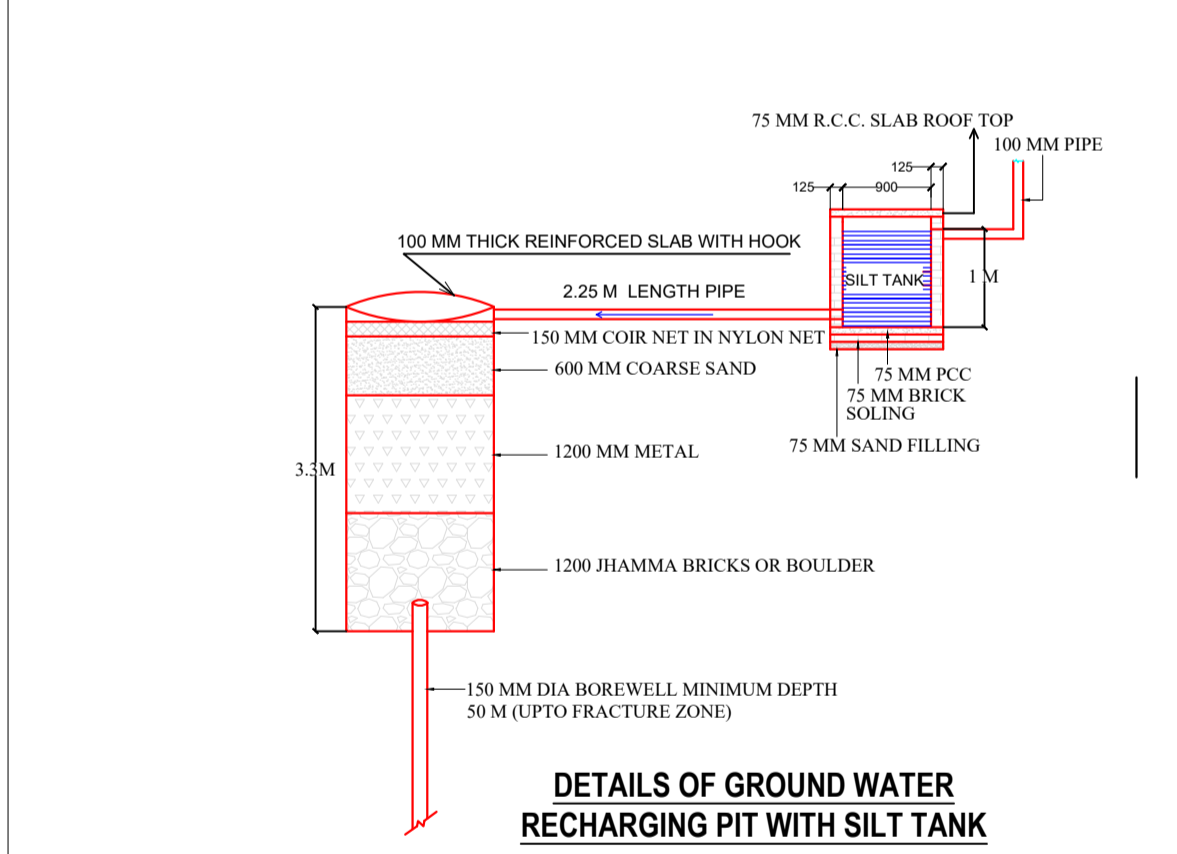
DEVELOPMENT AUTHORITY	LOCAL BODY
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LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
ABHISHEK TEWARI SNPC/ARO/0025/2021			

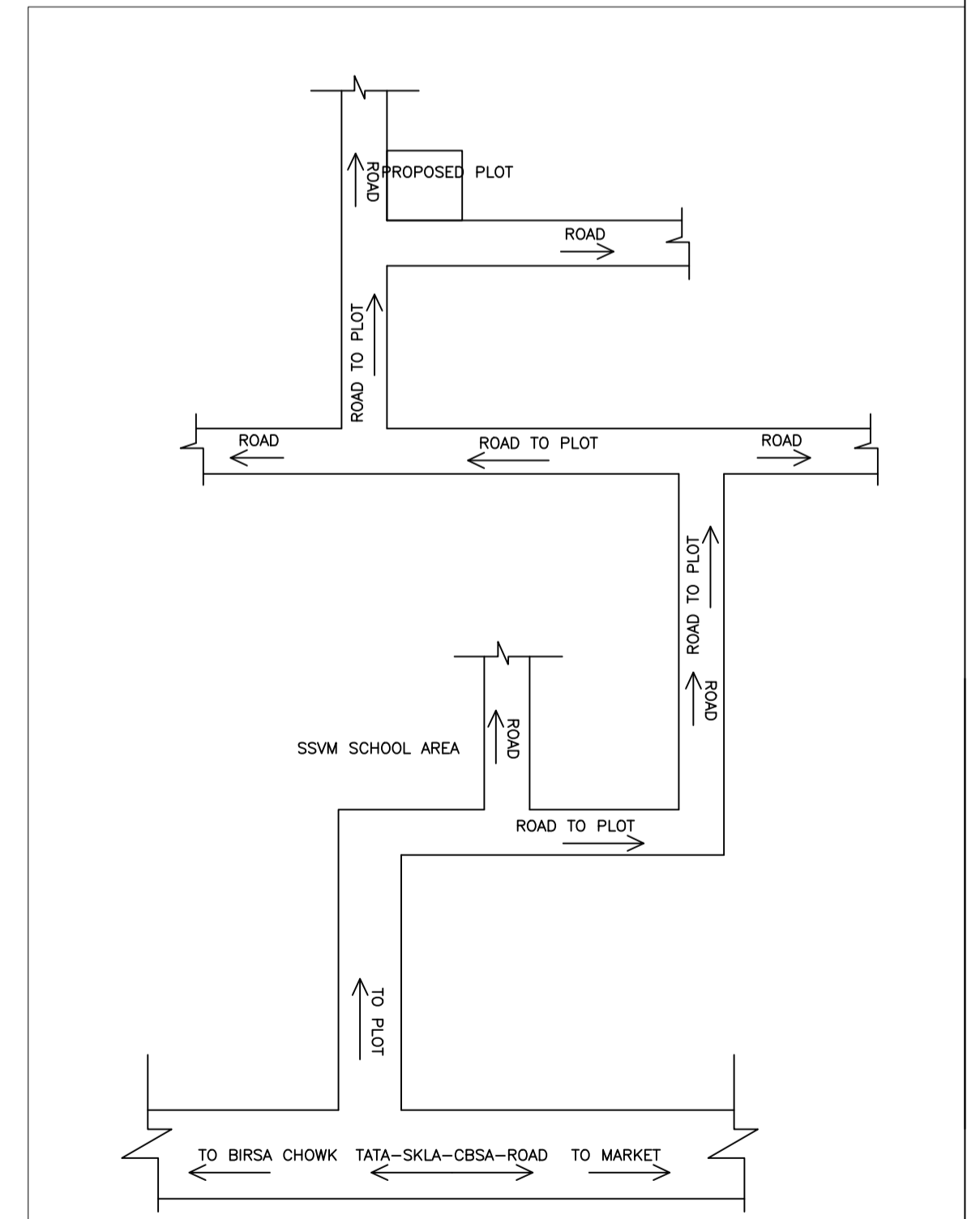
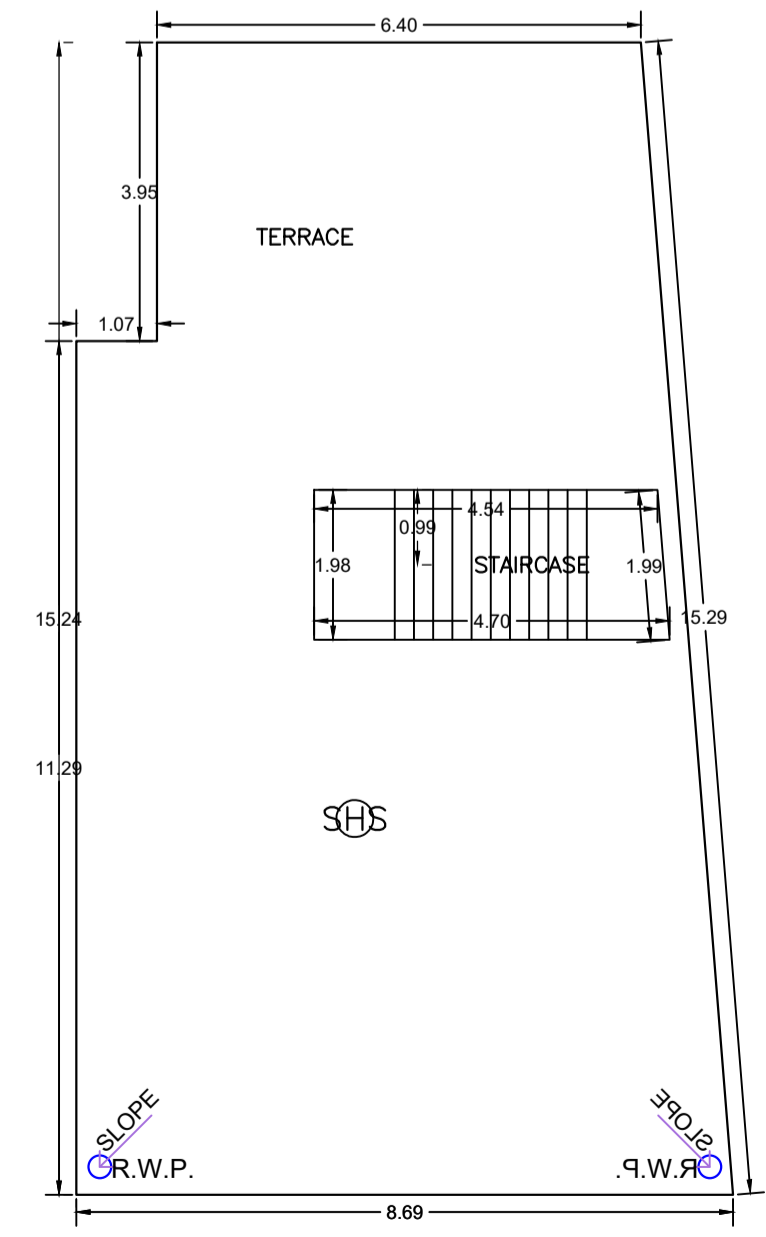
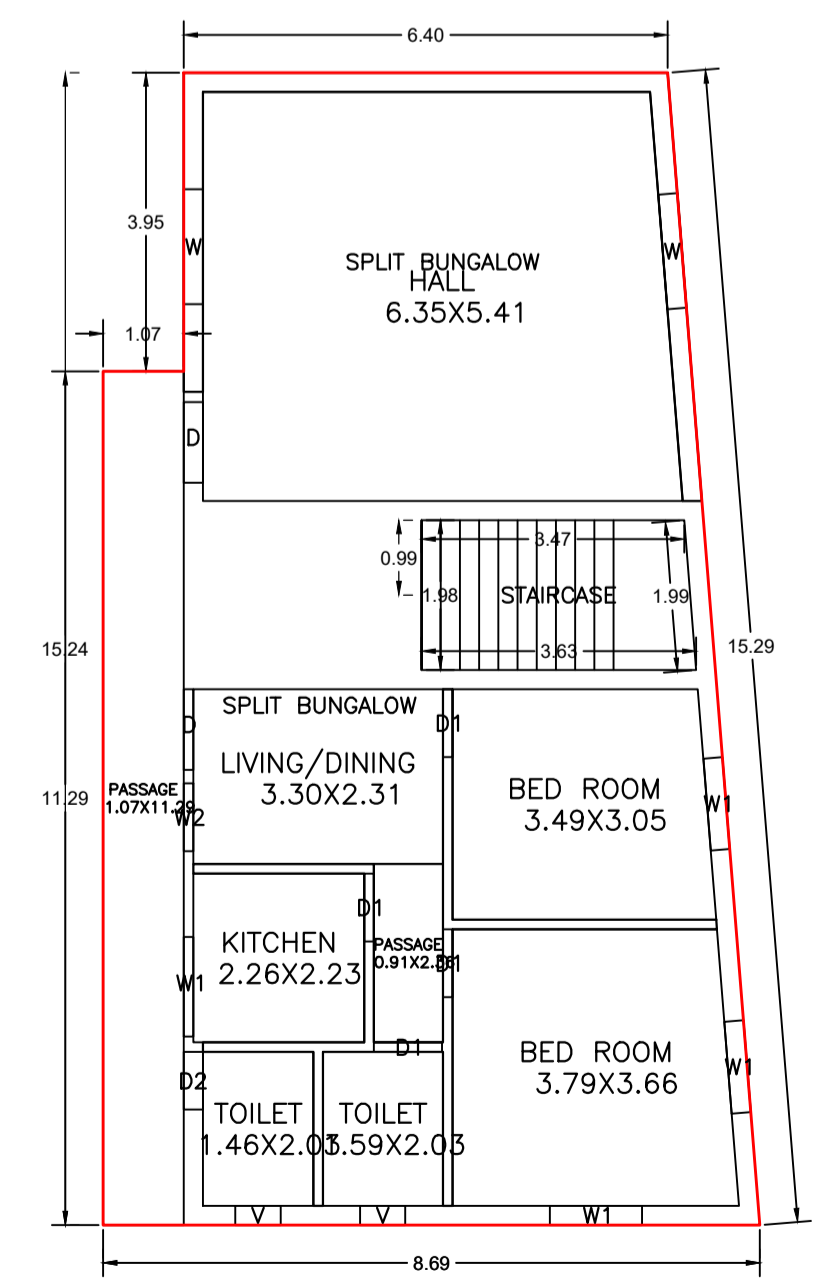
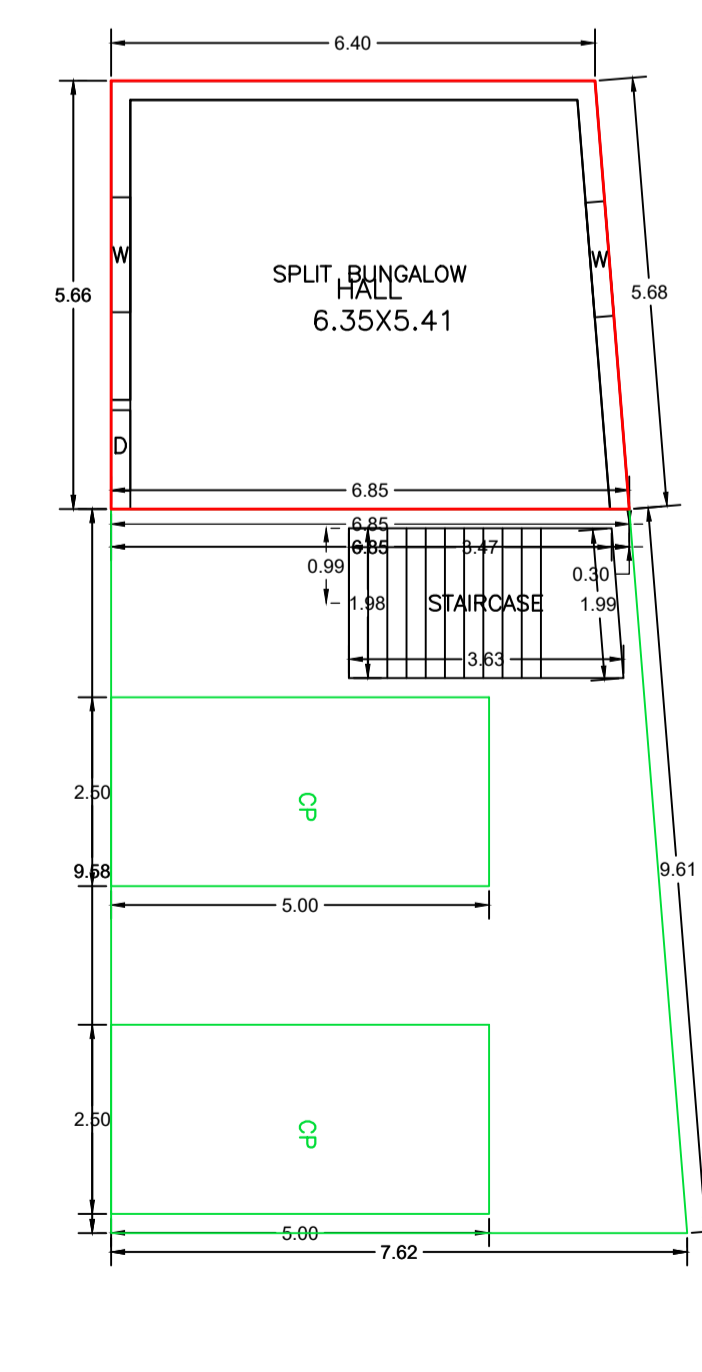
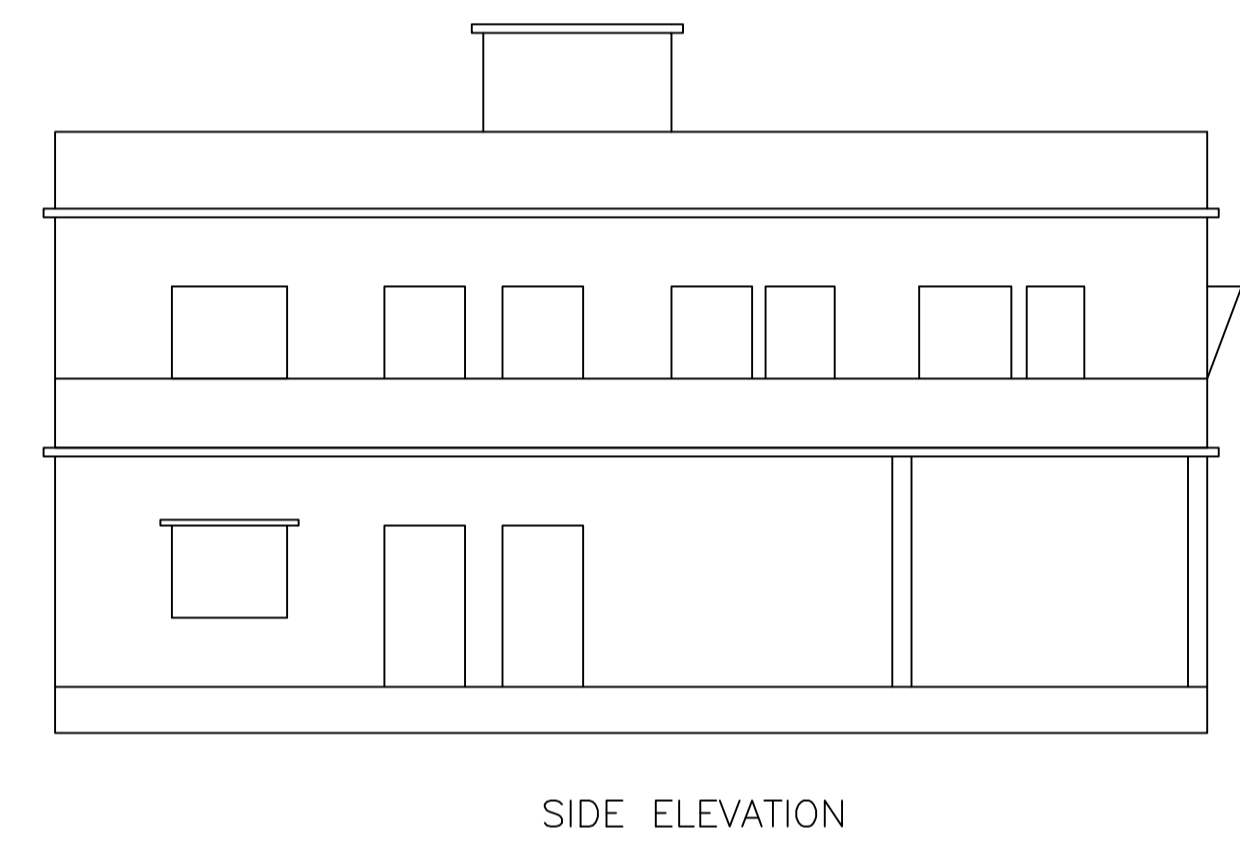
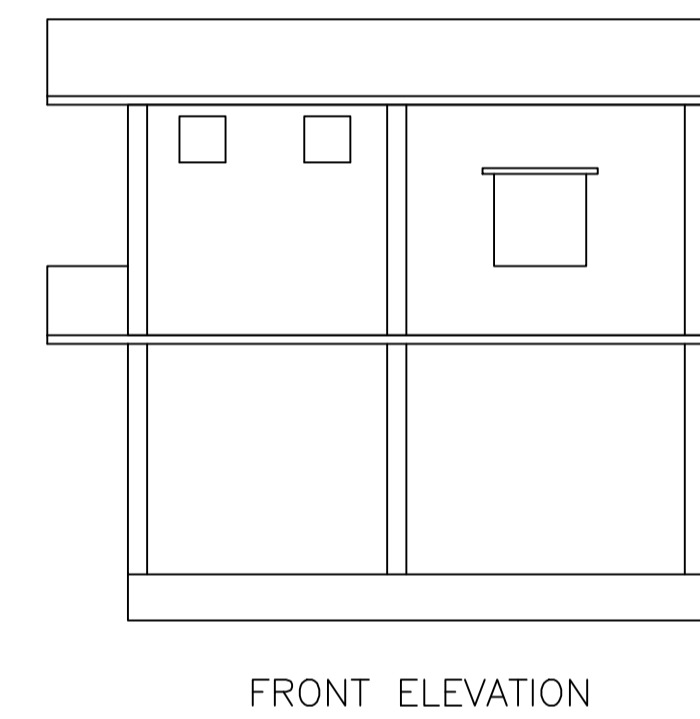
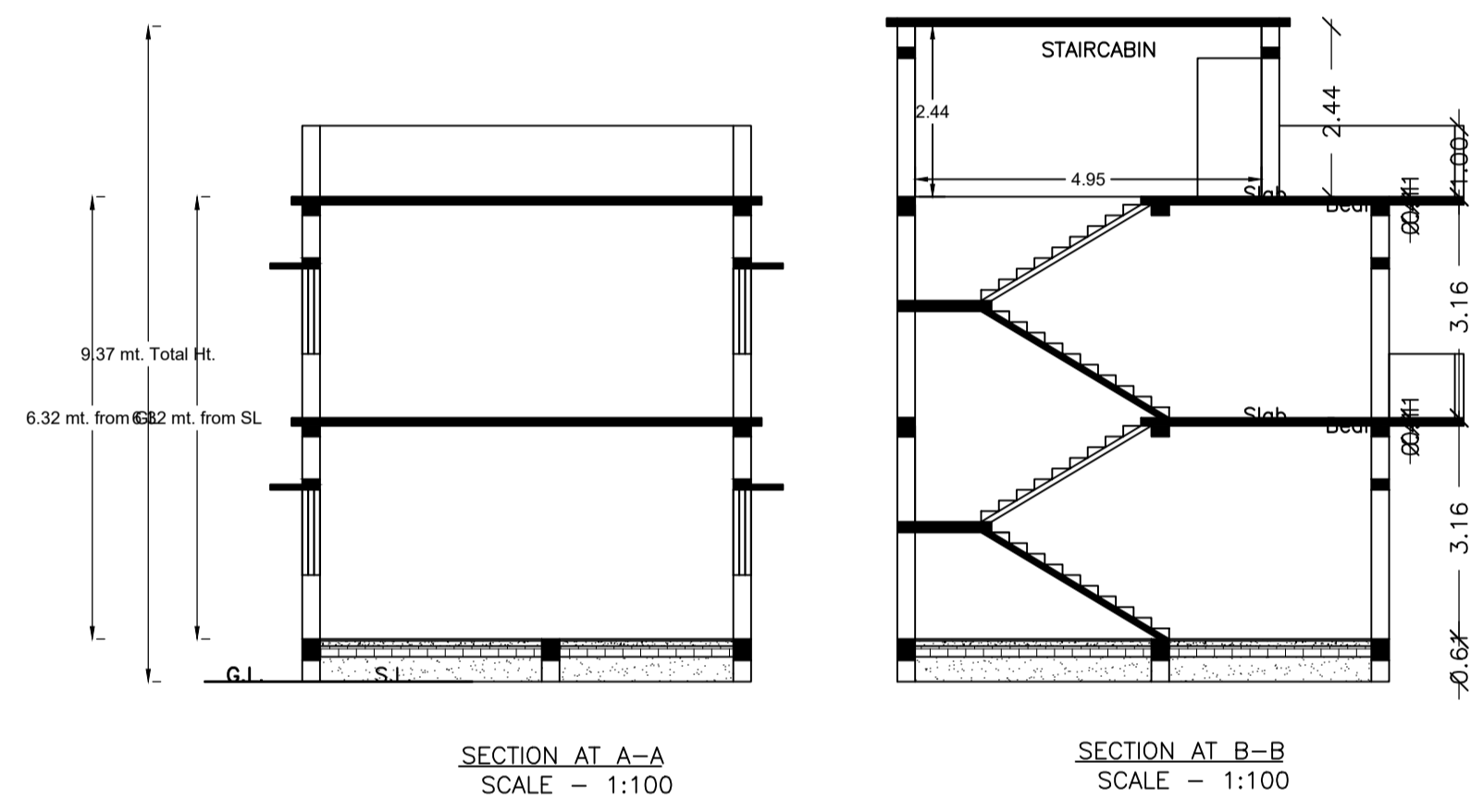


Building :A (RESIDENTIAL)

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 Additional FAR Area (Sq.mt.)	Tnmt (No.)
Ground Floor	106.84	62.26	37.54	7.04	44.58	44.58	01
First Floor	118.88	0.00	118.88	0.00	118.88	118.88	00
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	225.72	62.26	156.42	7.04	163.46	163.46	01
Total Number of Same Buildings :	1						
Total :	225.72	62.26	156.42	7.04	163.46	163.46	01



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Khata No	73
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Village Name	Hatsai
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SubUse	Bungalow/ Dwelling / Non Apartment



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ABHISHEK TEWARI SNPC/ARO/0025/2021			