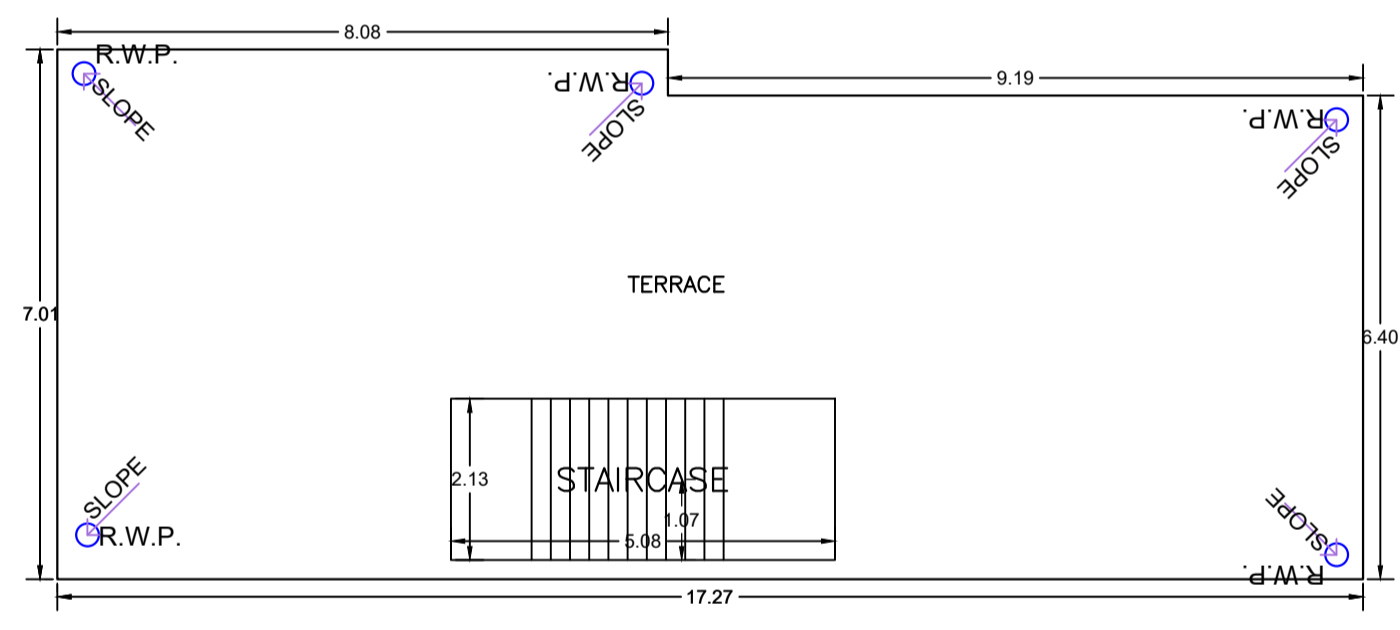
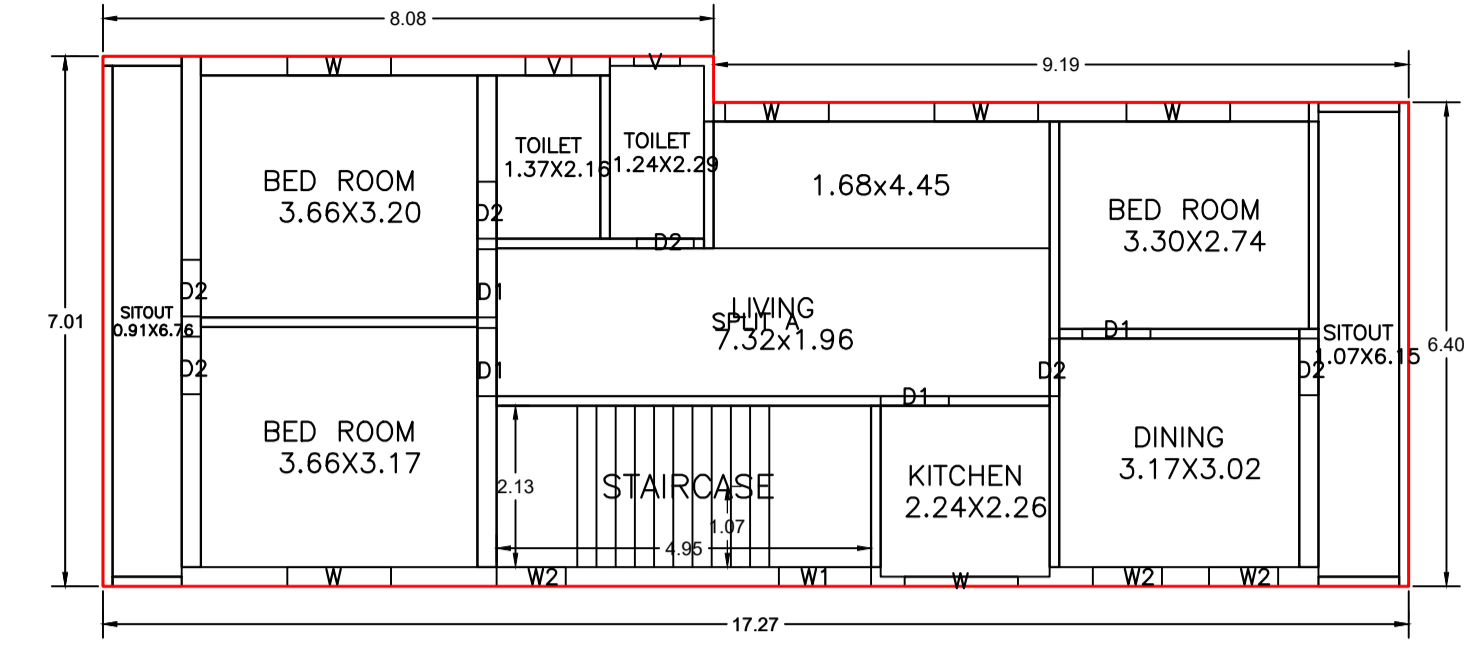
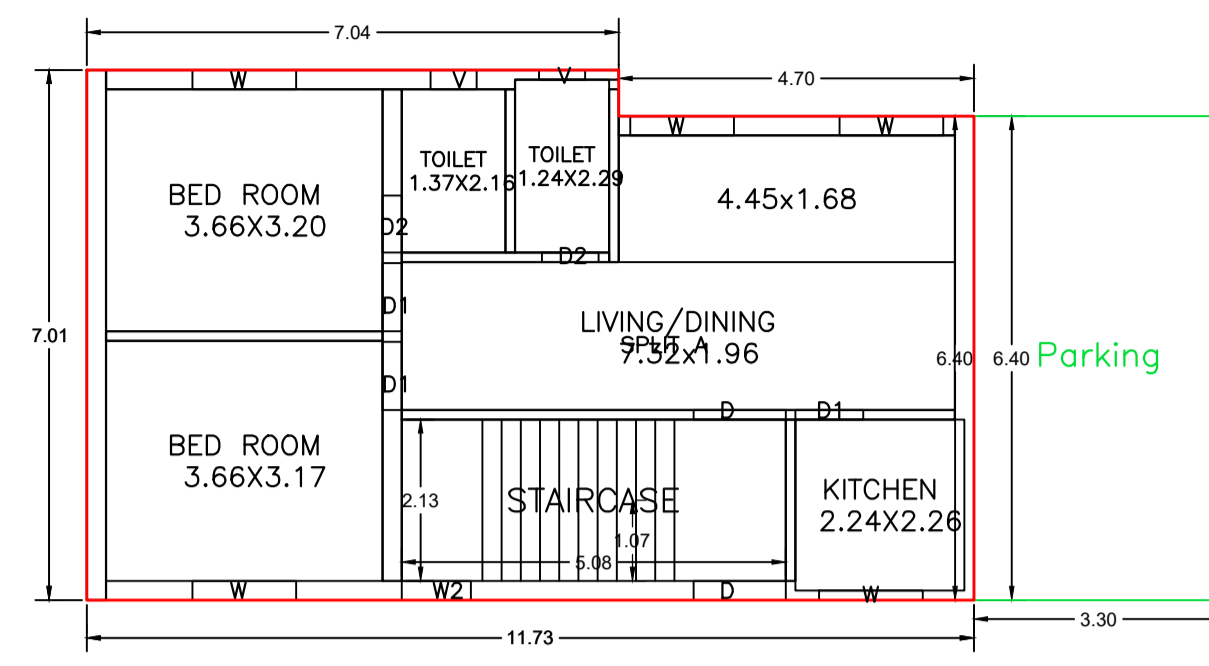
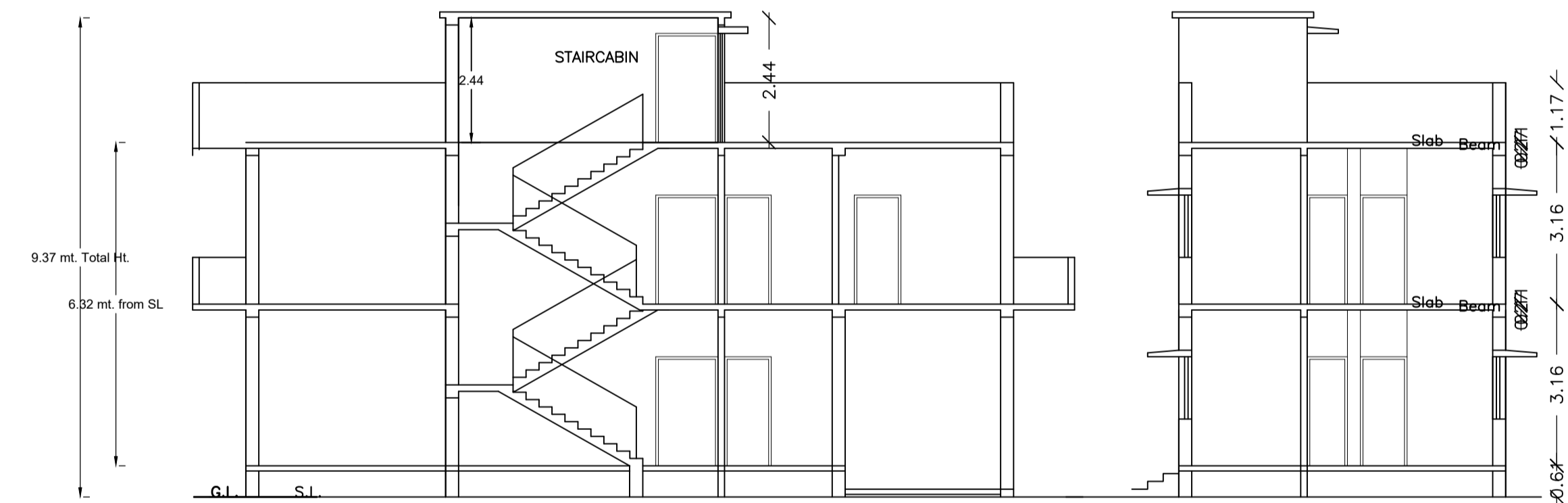


KEY PLAN  
SOUTH SIDE ROAD & FRONT



TERRACE FLOOR PLAN (SCALE 1:100)



SECTION X-X

SECTION Y-Y

Proposal Basic Information

Proposal File No.	SNPC/BP/0017/W10/2024
Owner Name	RAJ KUMAR ACHARYA
Khata No	98,98/a
Plot No	93,93/A
Village Name	Gopebandhu Chowk
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

AREA STATEMENT  
SARAIKELA NAGAR PANCHAYAT

VERSION NO.: 1.0.69  
VERSION DATE: 16/10/2020

PROJECT DETAIL:

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/0017/W10/2024	Plot/SubPlot No: 93,93/A
Application Type: General Proposal	North: Plot No. -91
Project Type: Building Permission	South: Road Width - 2.43
Nature of Development: New	East: Survey No. - SHELLERS NIJ
Location of Development Area: Old Area	West: Survey No. - SHELLERS NIJ

AREA DETAILS:

AREA OF PLOT (Minimum)	(A)	SQ.MT.	229.94
Deduction for NetPlot Area			
Surrender Free of Cost			13.94
Total			13.94
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)		216.00
Deduction for Balance Plot Area(from Gross Plot Area)			
Surrender Free of Cost			13.94
Common Plot			16.20
Total			30.14
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)		199.80
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)		216.00
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions)		229.94

COVERAGE CHECK

Permissible Coverage area ( 70.00 % )	151.20
Proposed Coverage Area ( 46.54 % )	100.52
Total Prop. Coverage Area ( 46.54 % )	100.52
Balance coverage area ( 23.46 % )	50.68

FAR CHECK

Perm. FAR Area ( 1,200 )	275.93
Total Perm. FAR Area	275.93
Residential FAR	194.87
Proposed FAR Area	194.87
Total Proposed FAR Area	194.87
Consumed FAR (Factor)	0.85
Balance FAR Area	81.06

BUILT UP AREA CHECK

Total Proposed BuiltUp Area	215.99
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ARCHITECT (Regd) ABHISHEK TEWARI  
ENGINEER (Regd)  
SUPERVISOR (Regd)  
OWNER (Regd) RAJ KUMAR ACHARYA  
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 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	100.52	79.40	100.52	79.40
First Floor	115.47	115.47	115.47	115.47
Terrace Floor	0.00	0.00	0.00	0.00
Total :	215.99	194.87	215.99	194.87

Building USE/SUBUSE Details

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

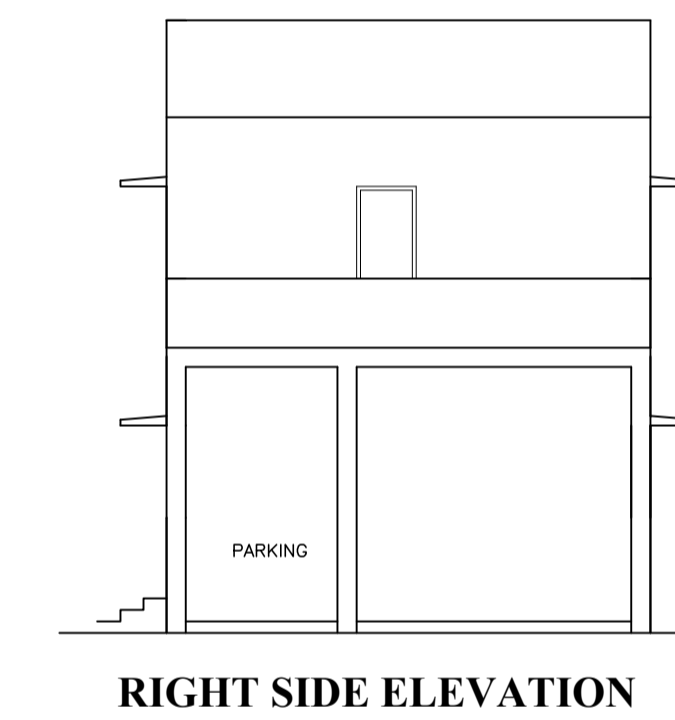
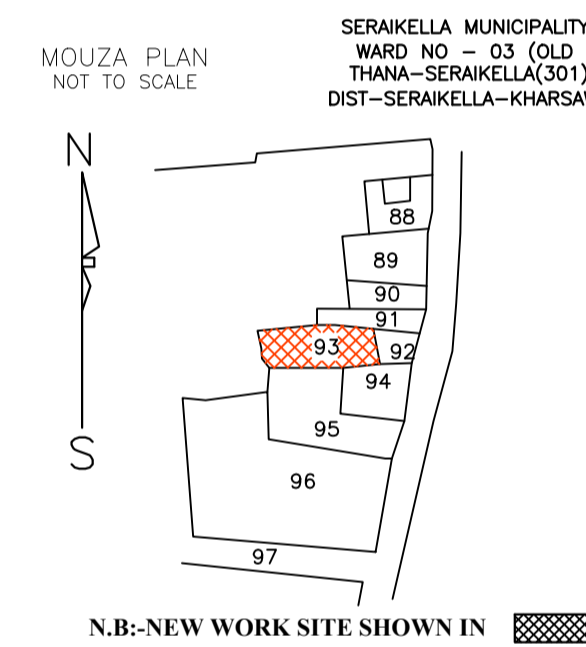
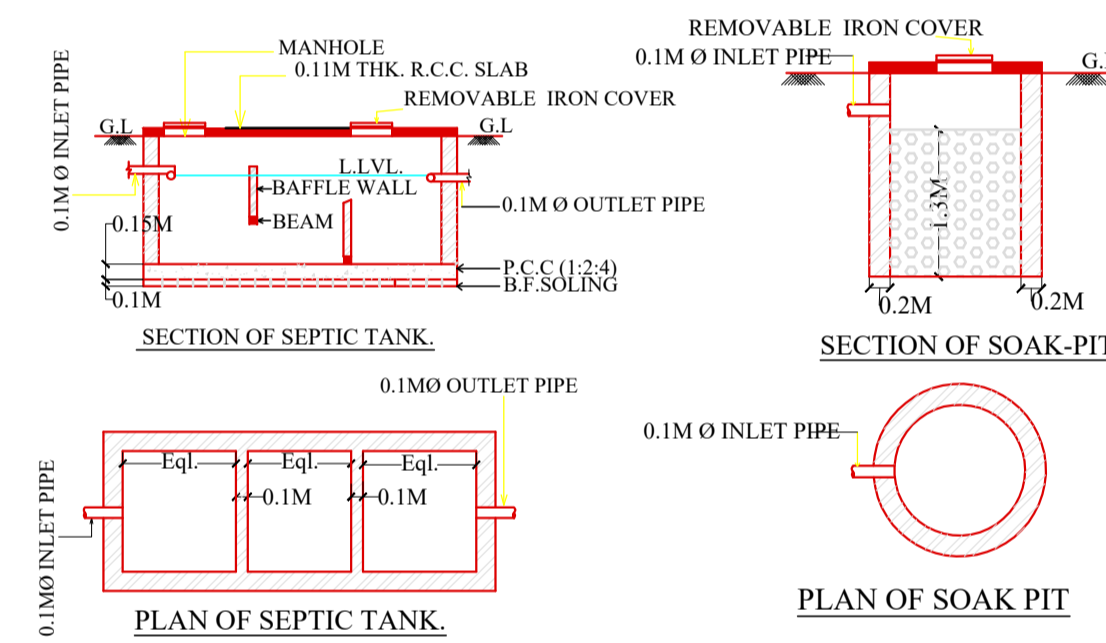
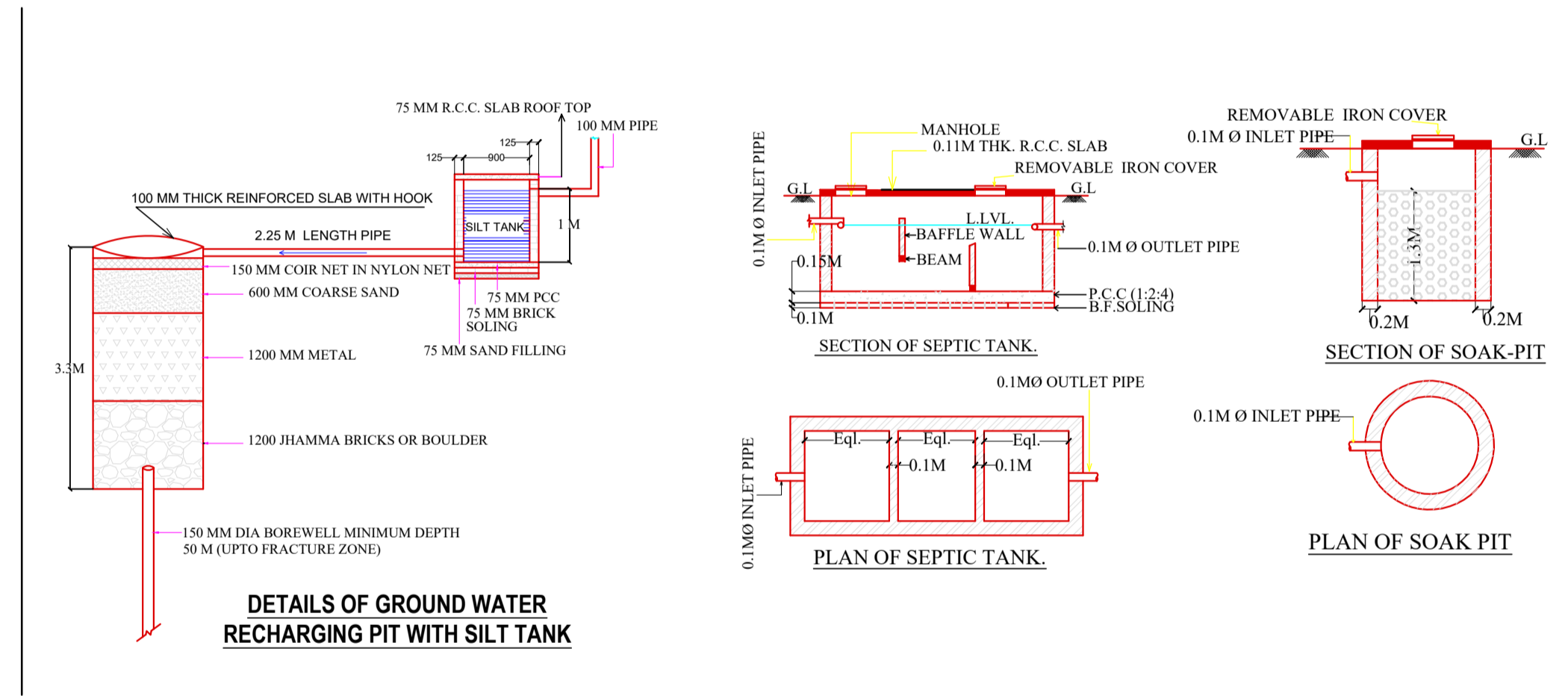
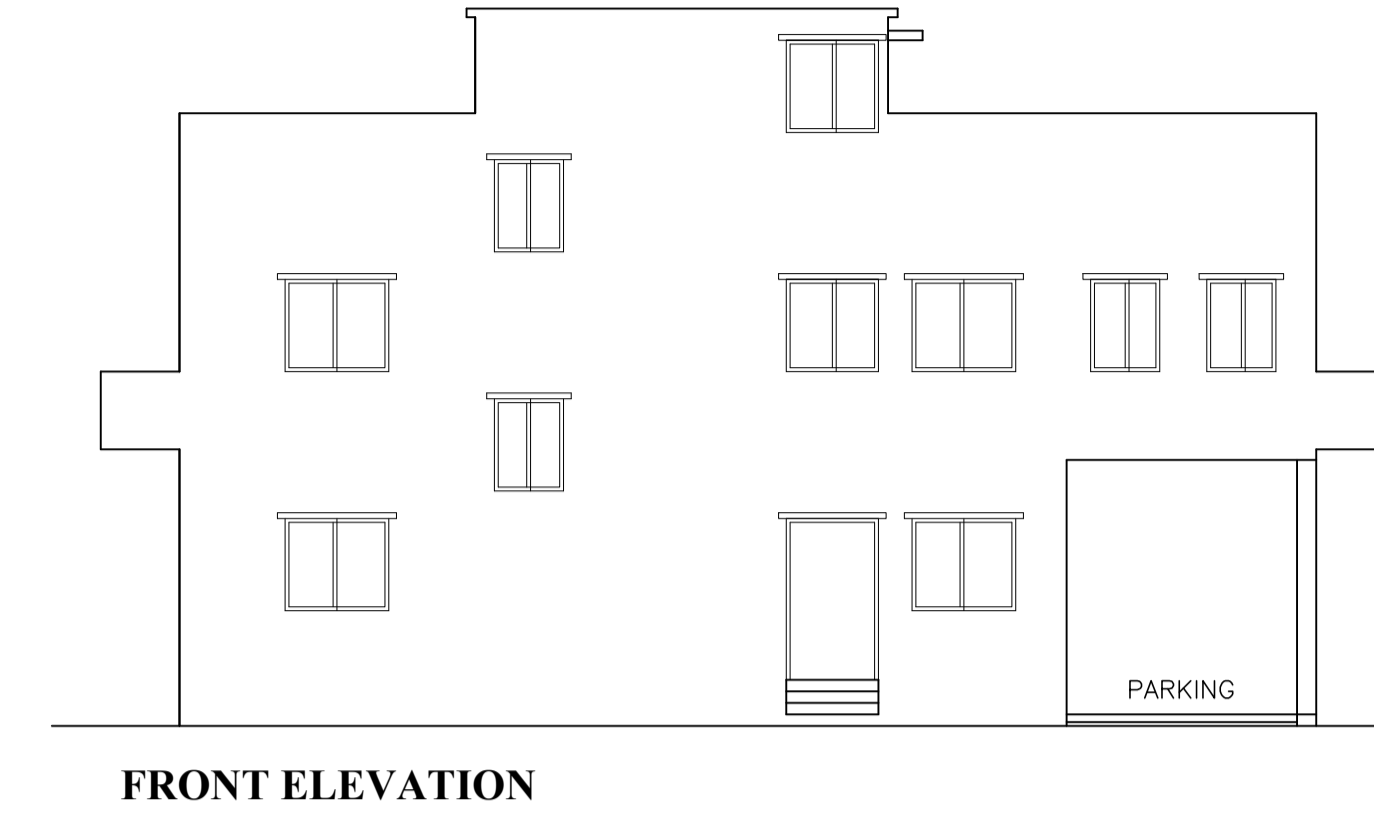
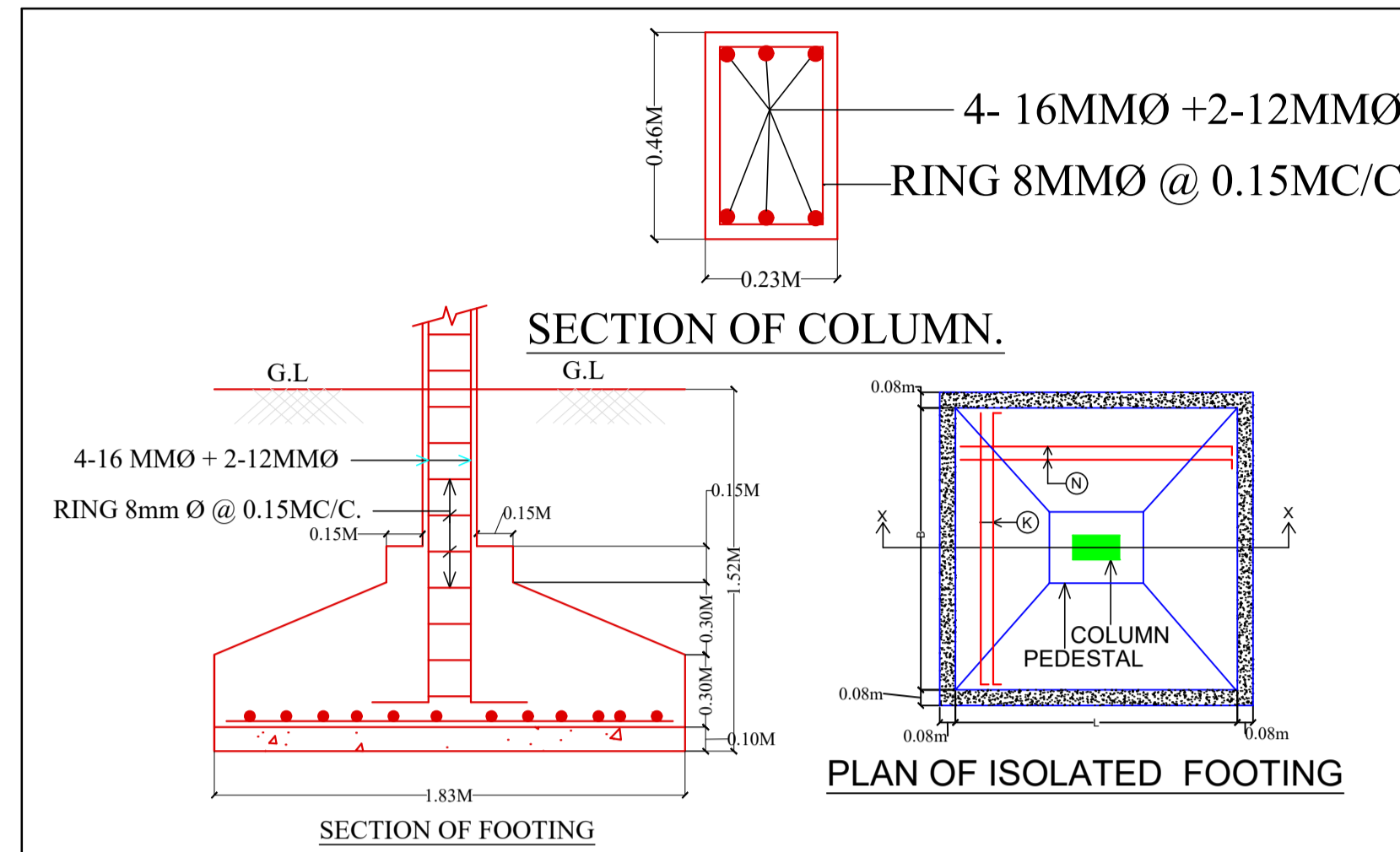
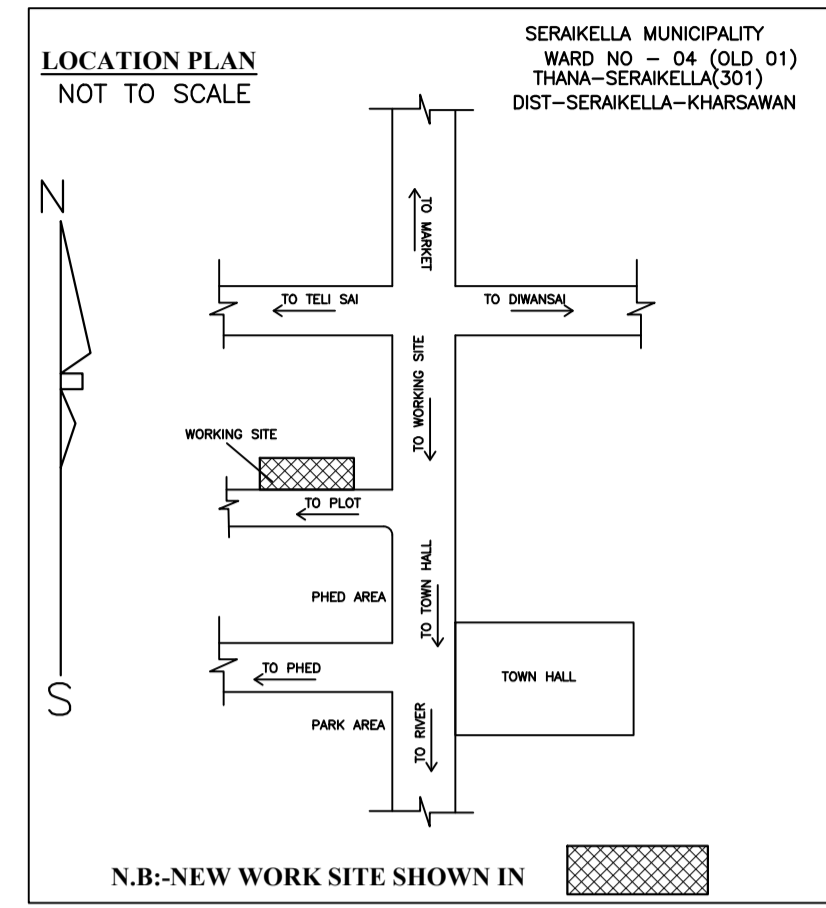
FAR & Tenement Details (Table 4c-1)

Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.) Parking	Proposed FAR Area (Sq.mt.) Resi.	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
A (RESIDENTIAL)	1	215.99	21.12	194.87	194.87	194.87	01
Grand Total :	1	215.99	21.12	194.87	194.87	194.87	01

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



Proposal Basic Information	
Proposal File No.	SNPC/BP/0017/W/10/2024
Owner Name	RAJ KUMAR ACHARYA
Khata No	98,98/a
Plot No	93,93/A
Village Name	Gopbandhu Chowk
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment



Building :A (RESIDENTIAL)

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.)
Ground Floor	100.52	21.12	79.40	79.40	79.40	01
First Floor	115.47	0.00	115.47	115.47	115.47	00
Terrace Floor	0.00	0.00	0.00	0.00	0.00	00
Total :	215.99	21.12	194.87	194.87	194.87	01
Total Number of Same Buildings	1					
Total :	215.99	21.12	194.87	194.87	194.87	01

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENTIAL)	D2	0.75	2.10	06
A (RESIDENTIAL)	D2	0.76	2.10	02
A (RESIDENTIAL)	D1	0.90	2.10	07
A (RESIDENTIAL)	D	1.22	2.10	01

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENTIAL)	V	0.61	1.20	04
A (RESIDENTIAL)	W2	0.91	1.20	04
A (RESIDENTIAL)	W1	1.22	1.20	01
A (RESIDENTIAL)	W	1.37	1.20	10
A (RESIDENTIAL)	W	1.50	1.20	01

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	153.75	149.07	6	1
FIRST FLOOR PLAN	SPLIT A	FLAT	0.00	0.00	10	0
Total:	-	-	153.75	149.07	16	1

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