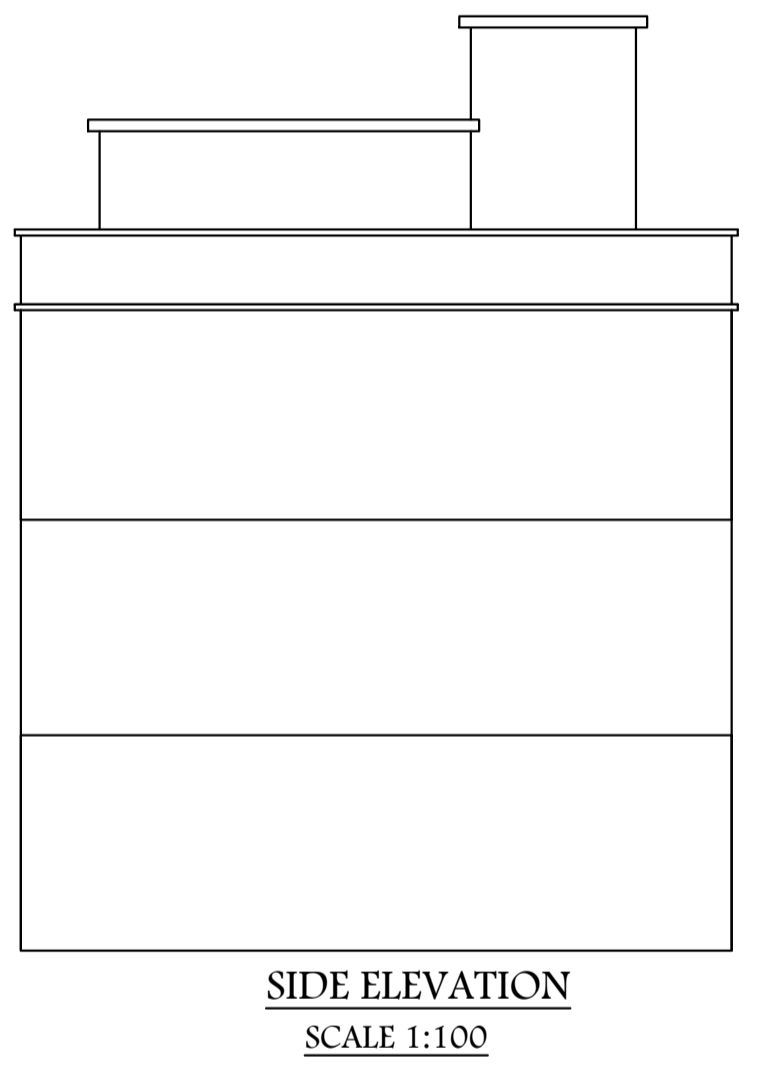
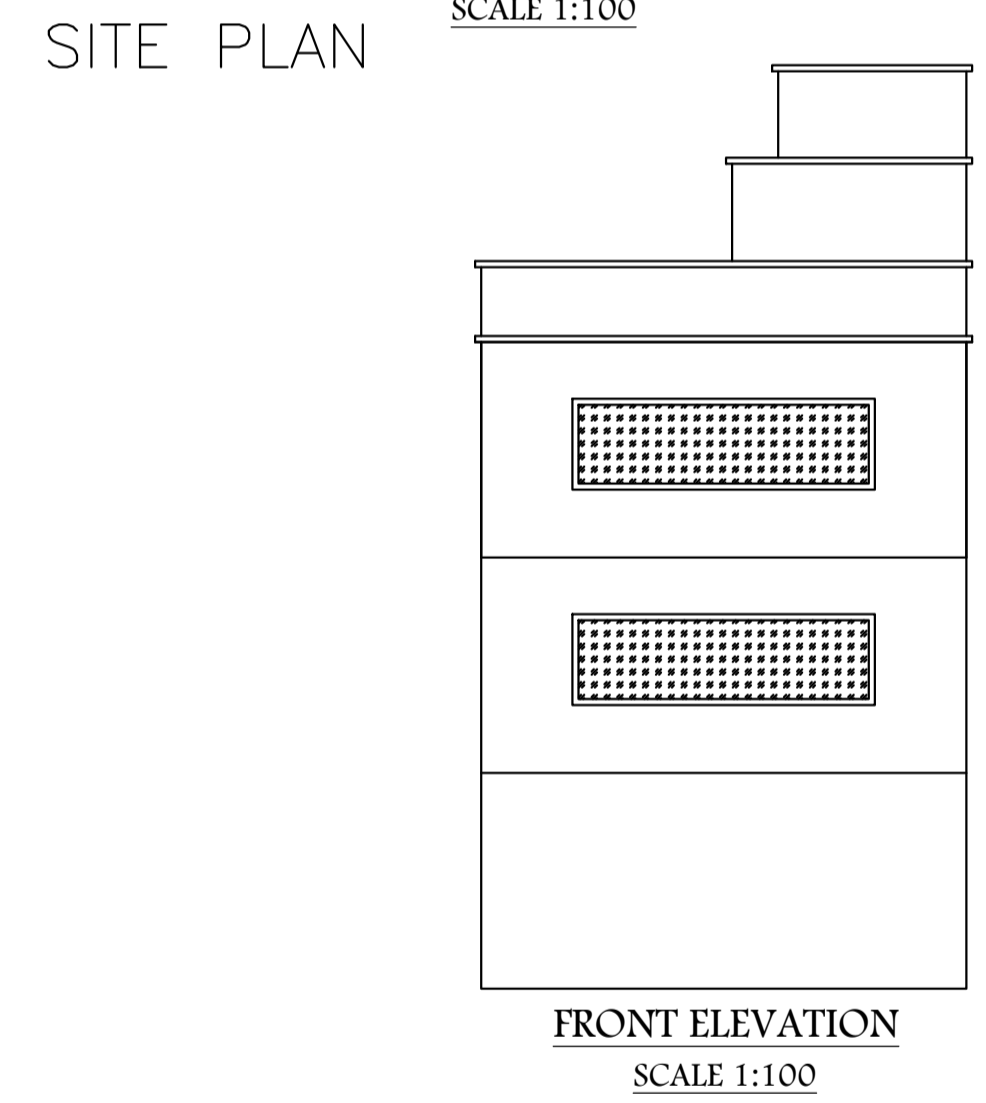


GROUND FLOOR PLAN (SCALE 1:100)

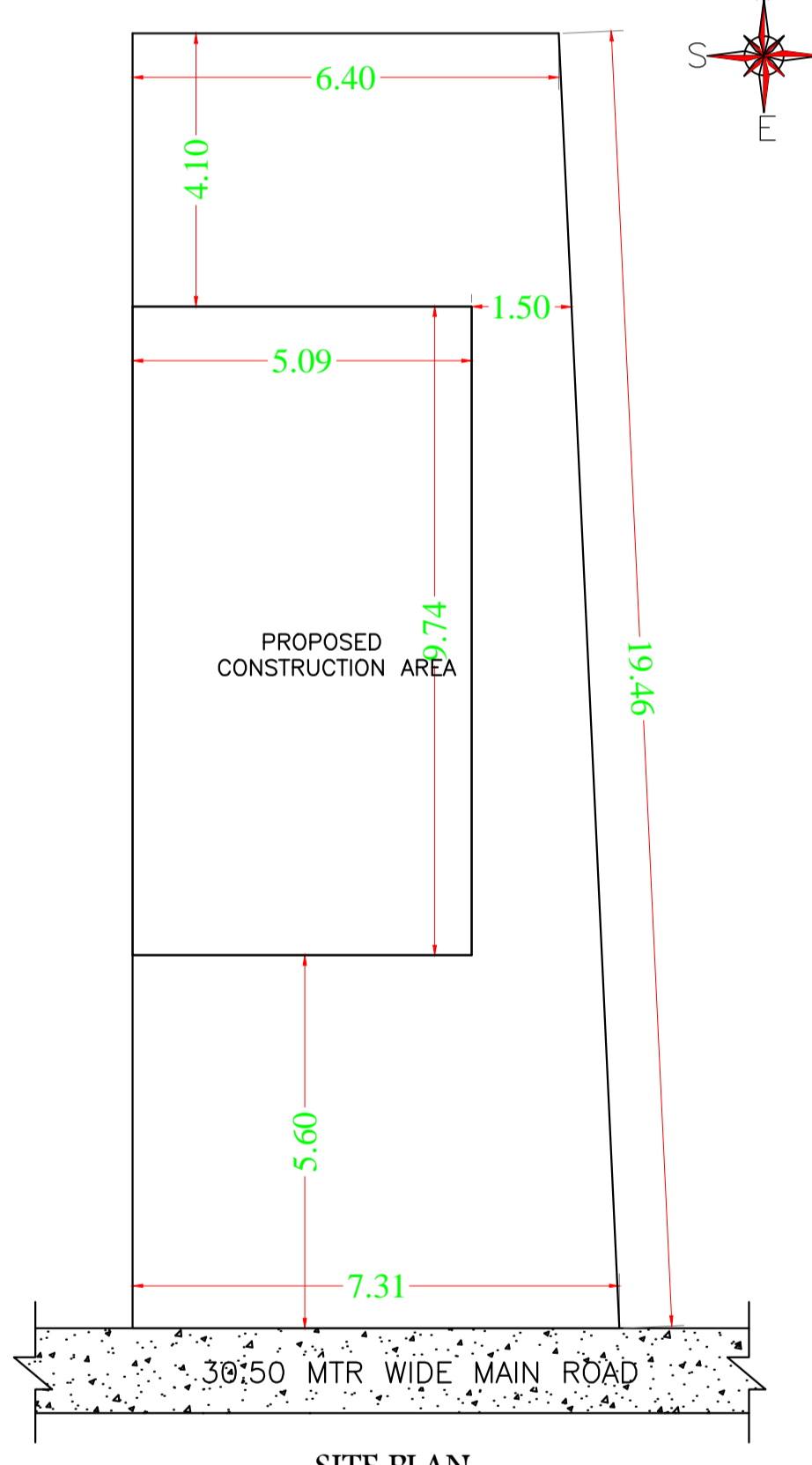
TYPICAL - 1& 2 FLOOR PLAN (Proposed) (SCALE 1:100)

TERRACE FLOOR PLAN (SCALE 1:100)

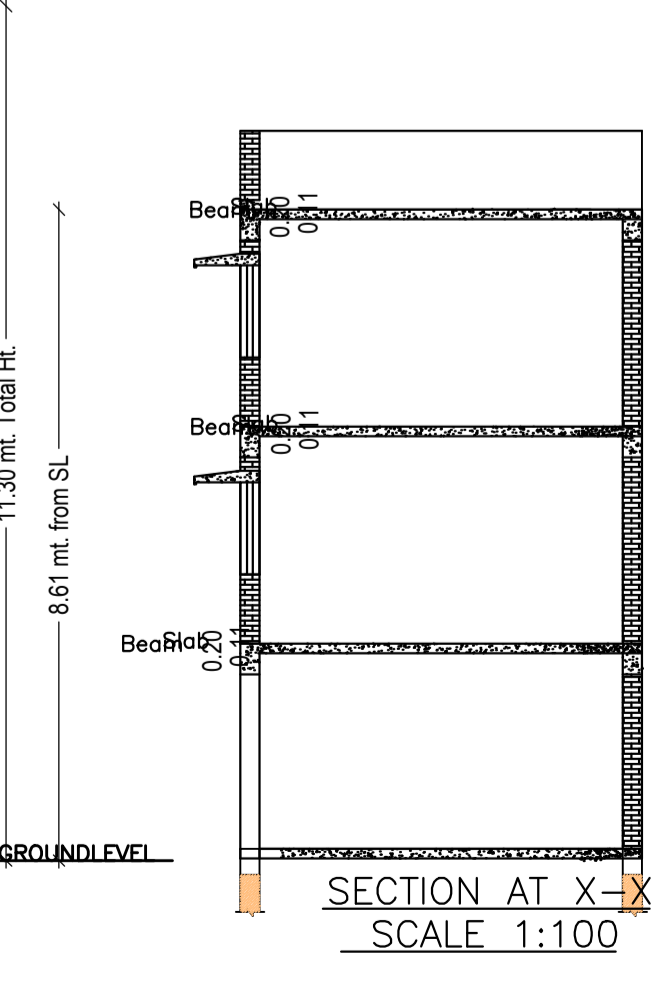


FRONT ELEVATION SCALE 1:100

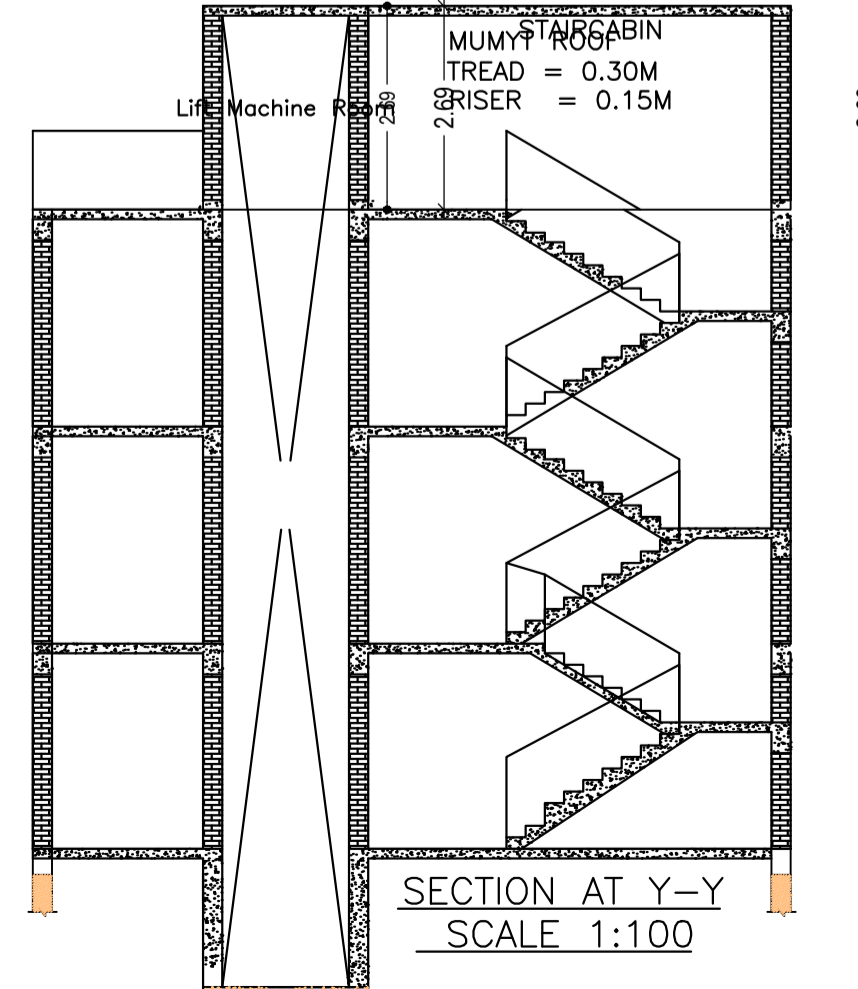
SIDE ELEVATION SCALE 1:100



SITE PLAN SCALE 1:100



SECTION AT X-X SCALE 1:100



SECTION AT Y-Y SCALE 1:100

Building :A (SMT LALITA DEVI)

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.)
		Lift	Parking					
Ground Floor	49.60	0.00	33.15	0.00	13.03	16.45	16.45	00
First Floor	49.59	3.42	0.00	46.17	0.00	46.17	46.17	01
Second Floor	49.59	3.42	0.00	46.17	0.00	46.17	46.17	01
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	148.78	6.84	33.15	92.35	13.03	108.79	108.79	02
Total Number of Same Buildings :	1							
Total :	148.78	6.84	33.15	92.35	13.03	108.79	108.79	02

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.)
			Lift	Parking					
A (SMT LALITA DEVI)	1	148.78	6.84	33.15	92.35	13.03	108.79	108.79	02
Grand Total :	1	148.78	6.84	33.15	92.35	13.03	108.79	108.79	02

UnitBUA Table for Building :A (SMT LALITA DEVI)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
TYPICAL -1& 2 FLOOR PLAN	SHOP	SHOP	23.00	22.86	1	2
Total:	-	-	46.01	45.73	2	2

Required Parking (Table 7a)

Building Name	Type	SubUse	Area (Sq.mt.)	Units	Car		TwoWheeler		
					Reqd./Unit	Prop.	Reqd./Unit	Prop.	
A (SMT LALITA DEVI)	Commercial	Commercial Bldg	> 0	200	66.29	1	1	-	-
Total :	-	-	-	-	-	-	1	1	-

Parking Check (Table 7b)

Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Total Car	1	12.50	1	13.50
Parallel Car	-	-	1	13.50
TwoWheeler	-	-	1	2.00
Total TwoWheeler	1	2.00	1	2.00
Other Parking	-	-	-	33.15
Total	14.50	-	-	50.65

Proposal Basic Information

Proposal File No.	KONPC/BI/0001/W09/2021
Owner Name	SMT LALITA DEVI
Khata No	29 & 533
Plot No	4311 & 4316
Village Name	Kodarma
Use	Commercial
SubUse	Commercial Bldg

AREA STATEMENT KODERMA NAGAR PANCHAYAT

Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Commercial	SQ.MT.
District: KODERMA	Plot SubUse: Commercial Bldg	
Authority: KODERMA NAGAR PANCHAYAT	PlotNearbyReligiousStructure: NA	
Inward No: KONPC/BI/0001/W09/2021	PlotSubPlot No: 4311 & 4316	
Application Type: General Proposal	North: Plot No. - MRS SHANTI DEVI	
Project Type: Building Permission	South: Plot No. - MATHURA LAL	
Nature of Development: New	East: Plot No. - 32.50 RANCHI PATNA MAIN ROAD	
Location of Development Area: Old Area	West: Plot No. - PART OF PLOT NO- 4316	
AREA OF PLOT (Minimum)	(A)	132.92
NET AREA OF PLOT (Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	132.92
Deduction for Balance Plot Area (from Gross Plot Area)		
Common Plot		20.94
Total		20.94
BALANCE AREA OF PLOT (Net Plot Area - Recreational/Amenity space)	(A-Deductions)	111.97
PLOT AREA FOR COVERAGE (Net Plot Area)	(A-Deductions)	132.92
Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions)	132.92
COVERAGE CHECK		
Permissible Coverage area (50.00 %)		66.46
Proposed Coverage Area (37.32 %)		49.60
Total Prop. Coverage Area (37.32 %)		49.60
Balance coverage area (12.68 %)		16.86
FAR CHECK		
Perm. FAR Area (2.00)		265.84
Total Perm. FAR area		265.84
Commercial FAR		92.35
Proposed FAR Area		108.80
Total Proposed FAR Area		108.80
Consumed FAR (Factor)		0.82
Balance FAR Area		157.04
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		148.78
ARCHITECT (Regd)	Anil Kumar Singh	
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)	SMT LALITA DEVI	
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)	Grey

Buildingwise Floor FAR Details

Floor Name	Building Name A (SMT LALITA DEVI)		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	49.60	16.45	49.60	16.45
First Floor	49.59	46.17	49.59	46.17
Second Floor	49.59	46.17	49.59	46.17
Terrace Floor	0.00	0.00	0.00	0.00
Total :	148.78	108.79	148.78	108.79

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
A (SMT LALITA DEVI)	Commercial	Commercial Bldg	Non-Highrise

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (SMT LALITA DEVI)	D1	1.07	2.13	02

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (SMT LALITA DEVI)	W2	1.20	2.70	02
A (SMT LALITA DEVI)	W1	1.80	2.70	02
A (SMT LALITA DEVI)	W	4.00	2.70	02

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
Anil Kumar Singh KONPC/ENG/0001/2017			