

SITE PLAN

FAR & Tenement Details (Table 4c-1)

Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.) Resi.	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
A (SMT JAILALITA KUMARI)	1	224.61	224.61	224.61	224.61	01
Grand Total :	1	224.61	224.61	224.61	224.61	01

Proposal Basic Information

Proposal File No.	KONPC/BP/0033/W06/2021
Owner Name	SMT JAILALITA KUMARI
Khata No	382
Plot No	1008
Village Name	Kodarma
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

AREA STATEMENT	VERSION NO. : 1.0.61
KODERMA NAGAR	VERSION DATE: 16/10/2020
PANCHAYAT	
PROJECT DETAIL:	
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential
District: KODERMA	Plot SubUse: Bungalow/ Dwelling / Non Apartment
Authority: KODERMA NAGAR PANCHAYAT	Plot/Nearby/Religious/Structure: NA
Inward No: KONPC/BP/0033/W06/2021	Plot/SubPlot No: 1008
Application Type: General Proposal	North: Road Width - 3.05 MTR WIDE SIDE ROAD
Project Type: Building Permission	South: Plot No. - PLOT NO: 1089
Nature of Development: New	East: Road Width - 4.26 MTR WIDE MAIN ROAD
Location of Development Area: Old Area	West: Plot No. - PLOT NO- 1089
AREA DETAILS:	SQ.MT.
AREA OF PLOT (Minimum)	(A) 161.70
Deduction for NetPlot Area	
Surrender Free of Cost	4.24
Total	4.24
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions) 157.46
Deduction for Balance Plot Area(from Gross Plot Area)	
Surrender Free of Cost	4.24
Common Plot	21.94
Total	26.18
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions) 135.52
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions) 157.46
Plot Area for FAR (Net Plot Area + Road/Widening Area)	(A-Deductions) 161.70
COVERAGE CHECK	
Permissible Coverage area (70.00 %)	110.22
Proposed Coverage Area (47.55 %)	74.87
Total Prop. Coverage Area (47.55 %)	74.87
Balance coverage area (22.45 %)	35.35
FAR CHECK	
Perm. FAR Area (1.50)	242.55
Total Perm. FAR area	242.55
Residential FAR	224.60
Proposed FAR Area	224.60
Total Proposed FAR Area	224.60
Consumed FAR (Factor)	1.39
Balance FAR Area	17.95
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	224.61
ARCHITECT (Regd)	Anil Kumar Singh
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	SMT JAILALITA KUMARI
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)	Light Blue
EXISTING (To be demolished)	Orange

Buildingwise Floor FAR Details

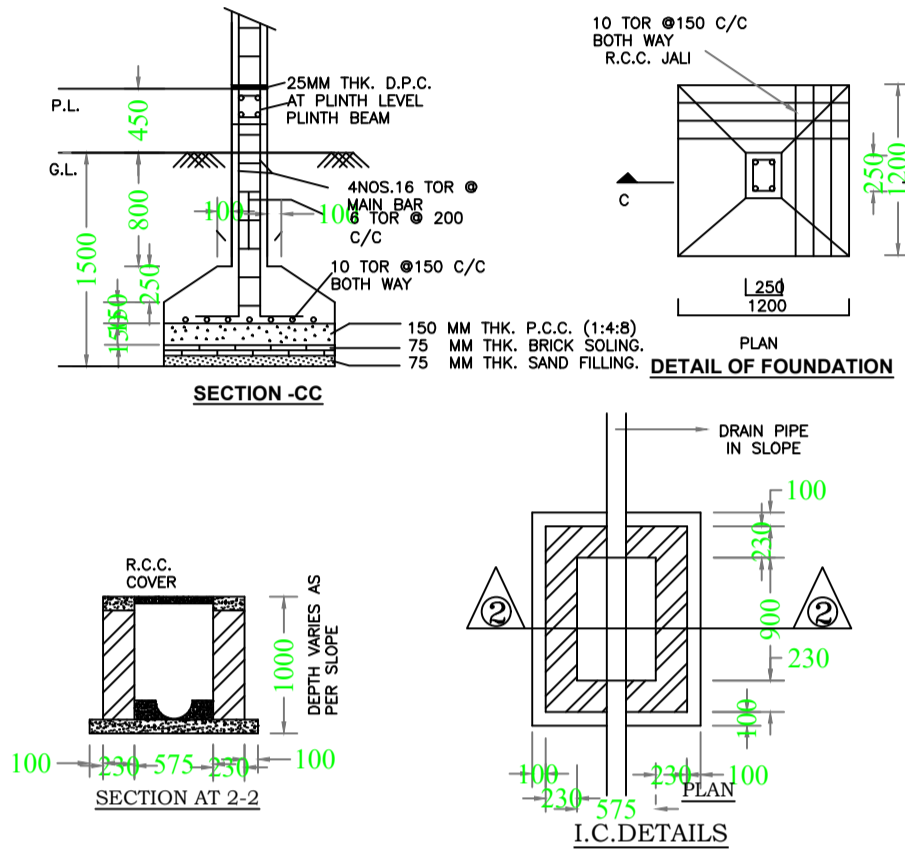
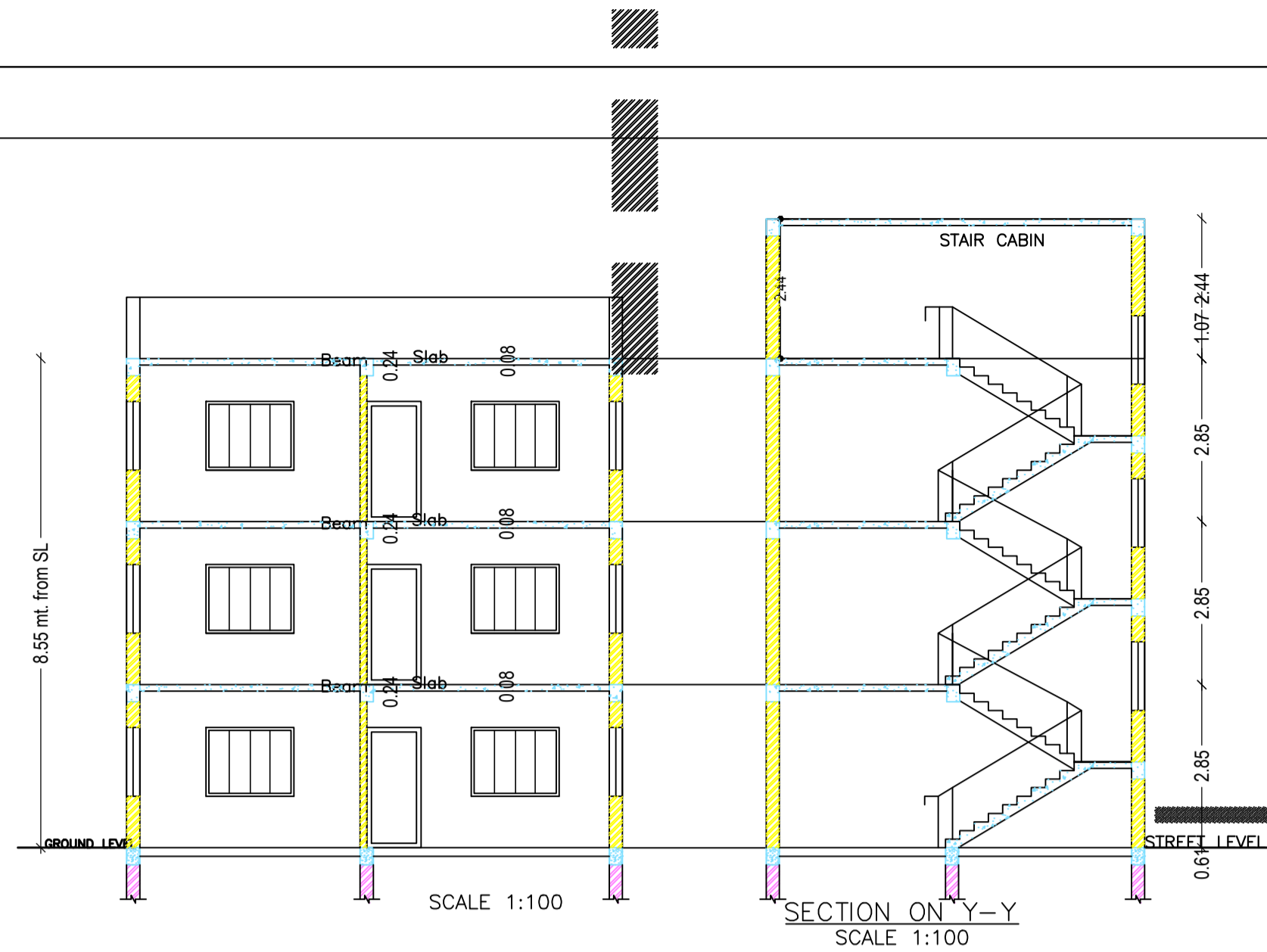
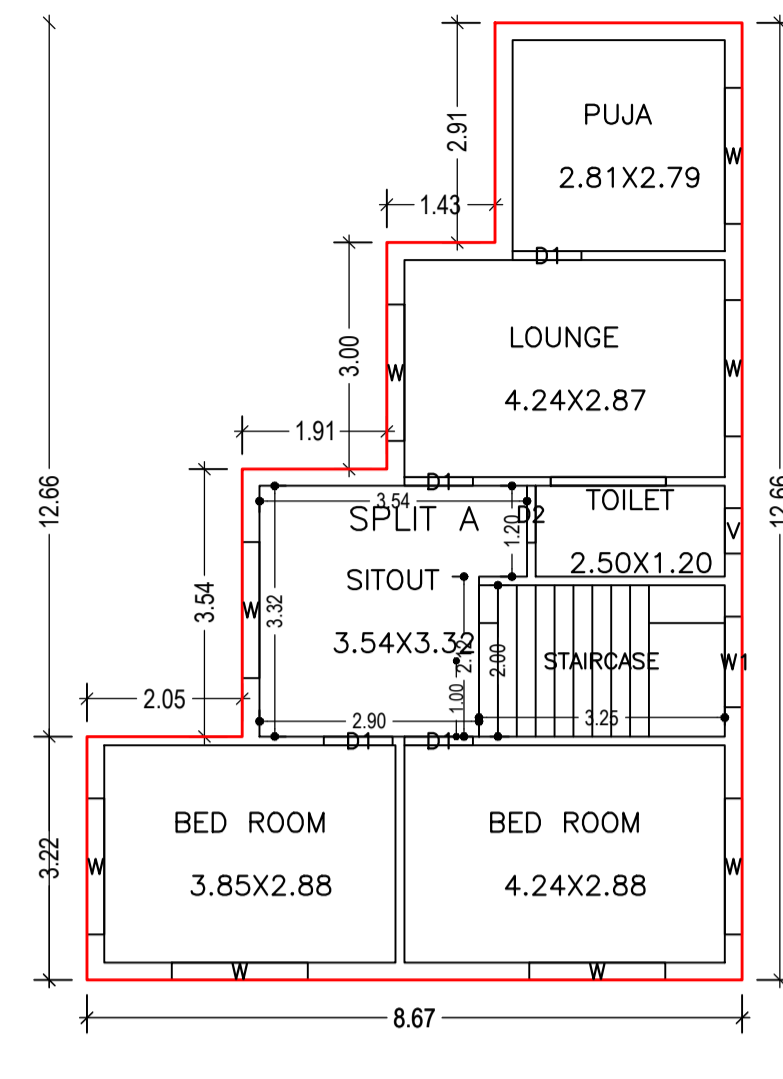
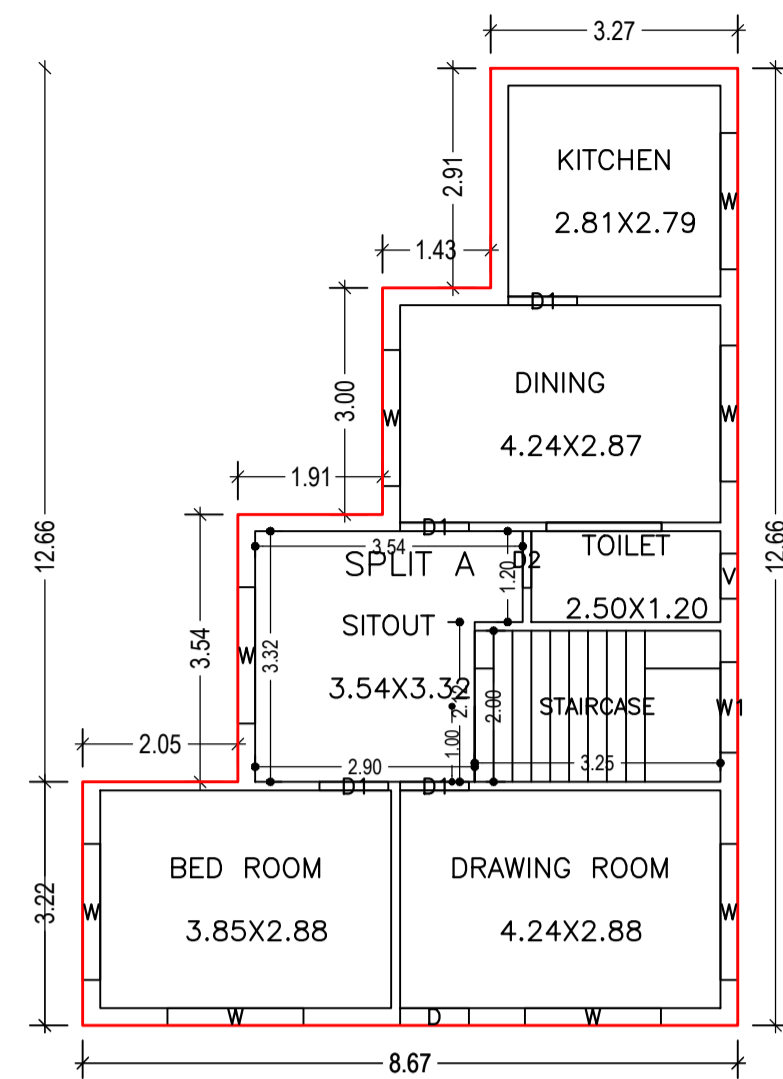
Floor Name	Building Name		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Ground Floor	74.87	74.87	74.87	74.87
First Floor	74.87	74.87	74.87	74.87
Second Floor	74.87	74.87	74.87	74.87
Terrace Floor	0.00	0.00	0.00	0.00
Total :	224.61	224.61	224.61	224.61

Building USE/SUBUSE Details

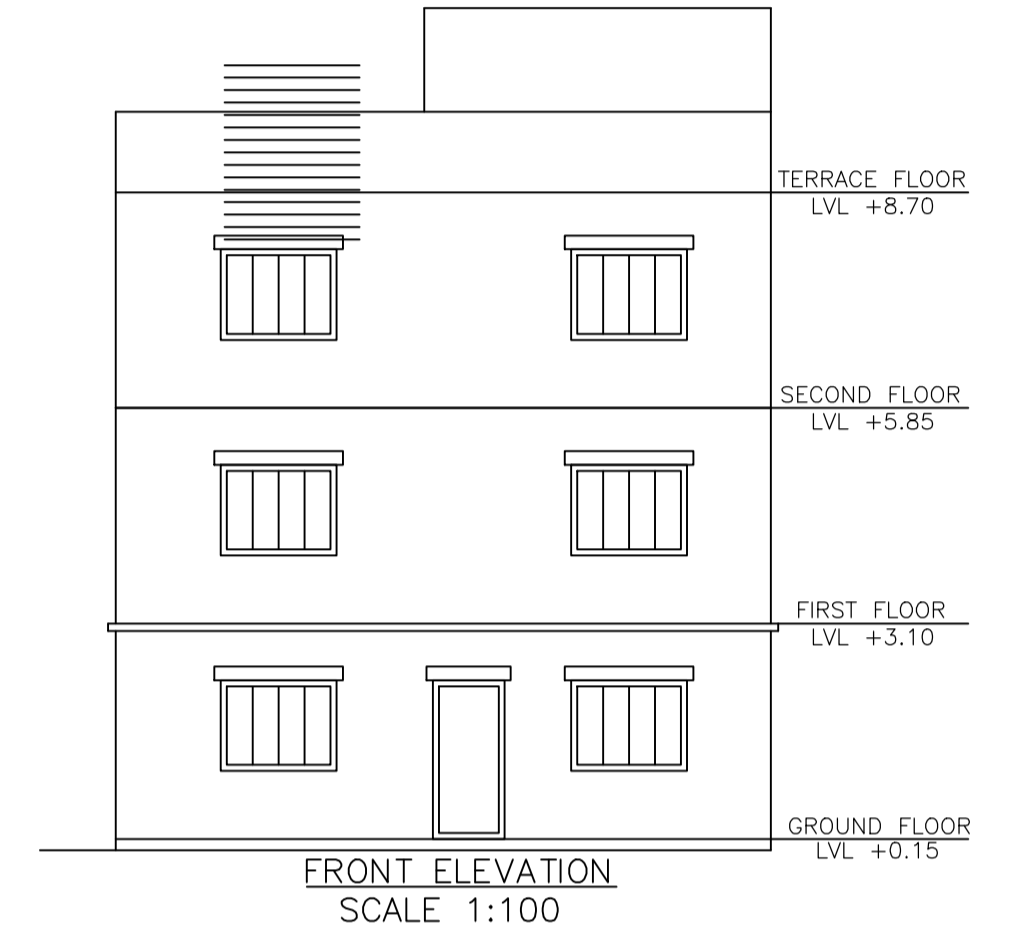
Building Name	Building Use	Building SubUse	Building Structure
A (SMT JAILALITA KUMARI)	Residential	Bungalow/ Dwelling / Non Apartment	Non-Highrise

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
Anil Kumar Singh KONPC/ENG/001/2017			

DATE	27-12-2021
SHEET NO.	2
Proposal Basic Information	
Proposal File No.	KONPC/BI/0033/W06/2021
Proposer Name	SMT JAILALITA KUMARI
Khata No.	382
Plot No.	1008
Village Name	Kodarma
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

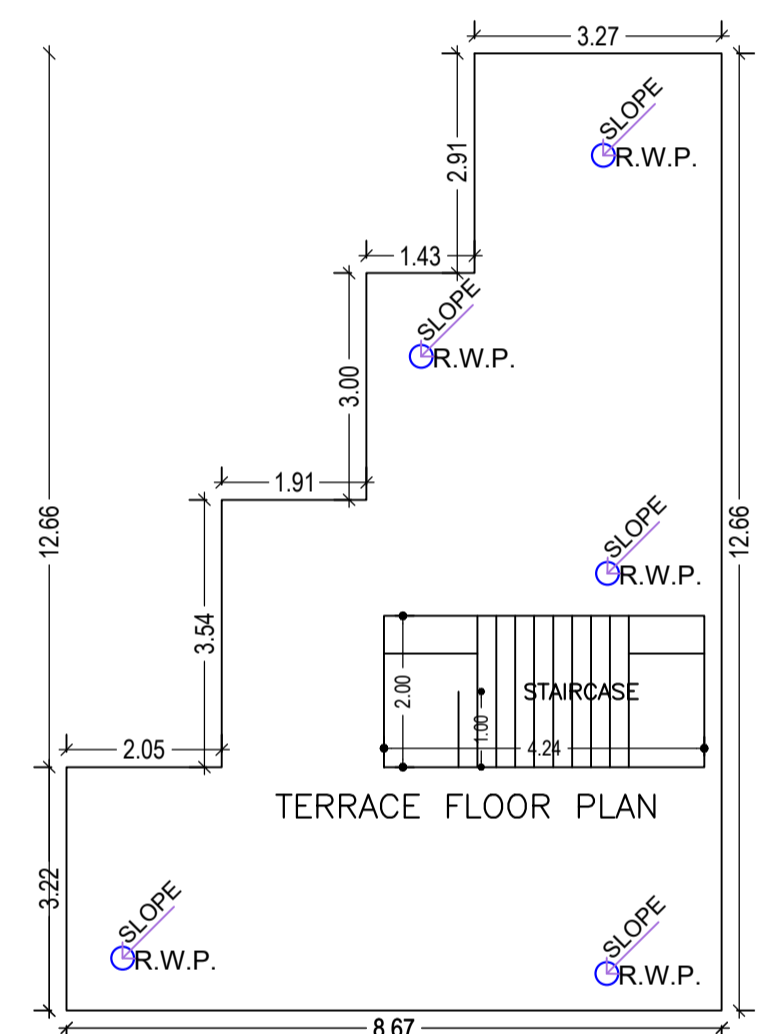
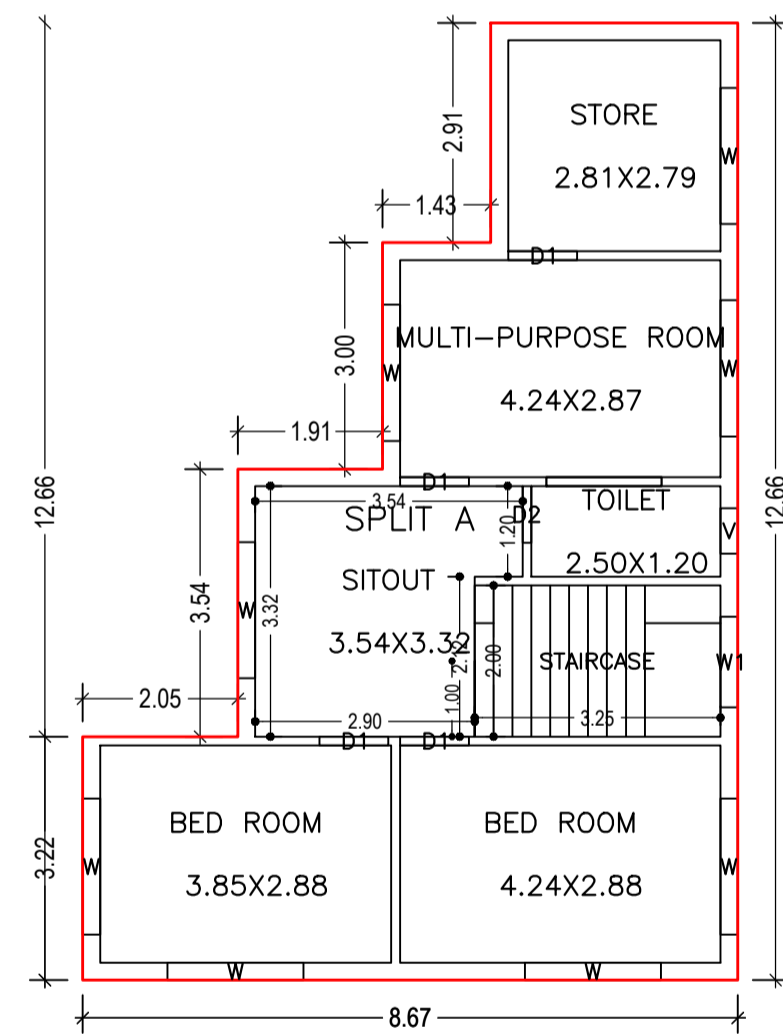


ROAD WIDENING AREA(SURRENDERED FREE OF COST)



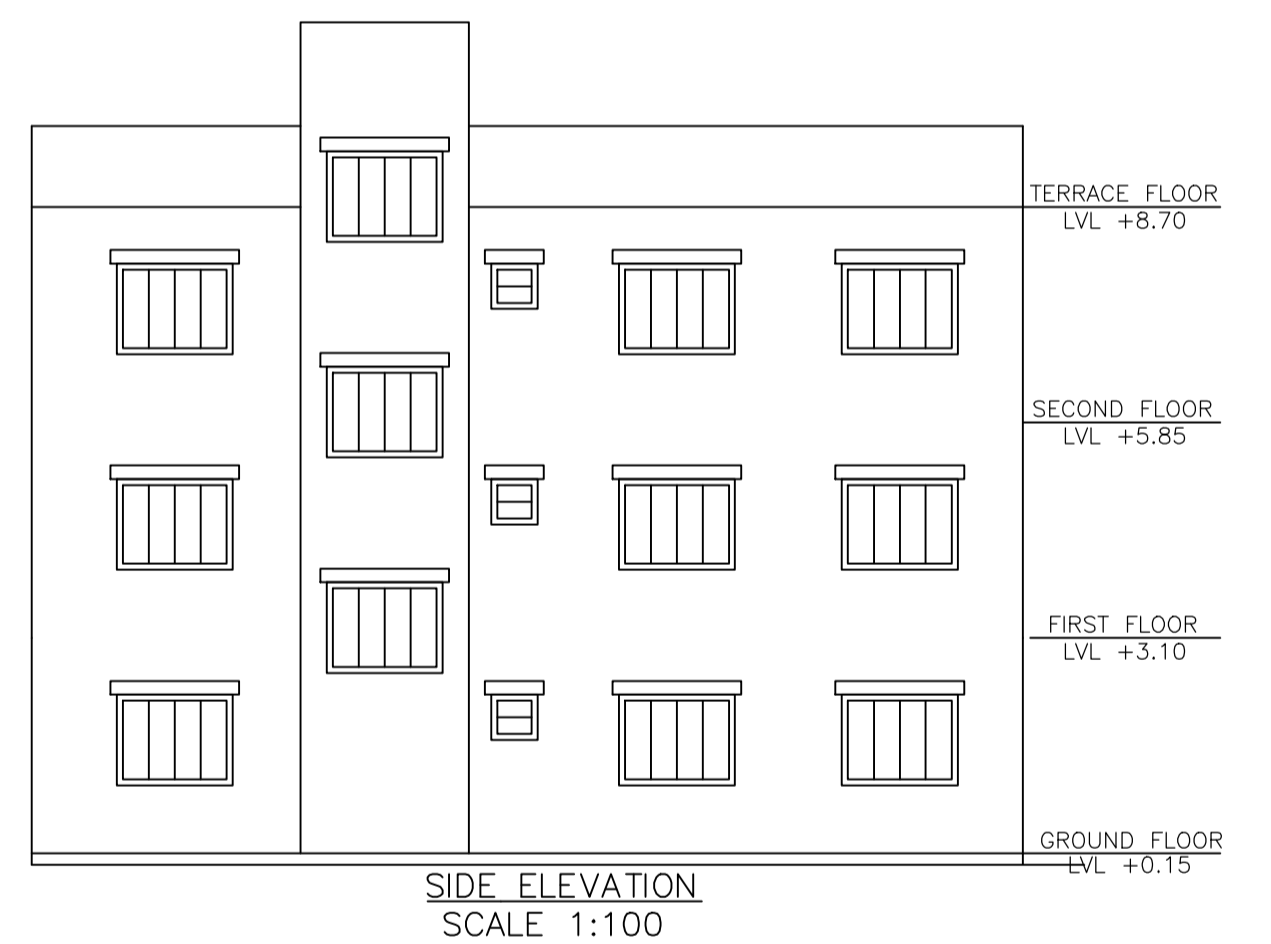
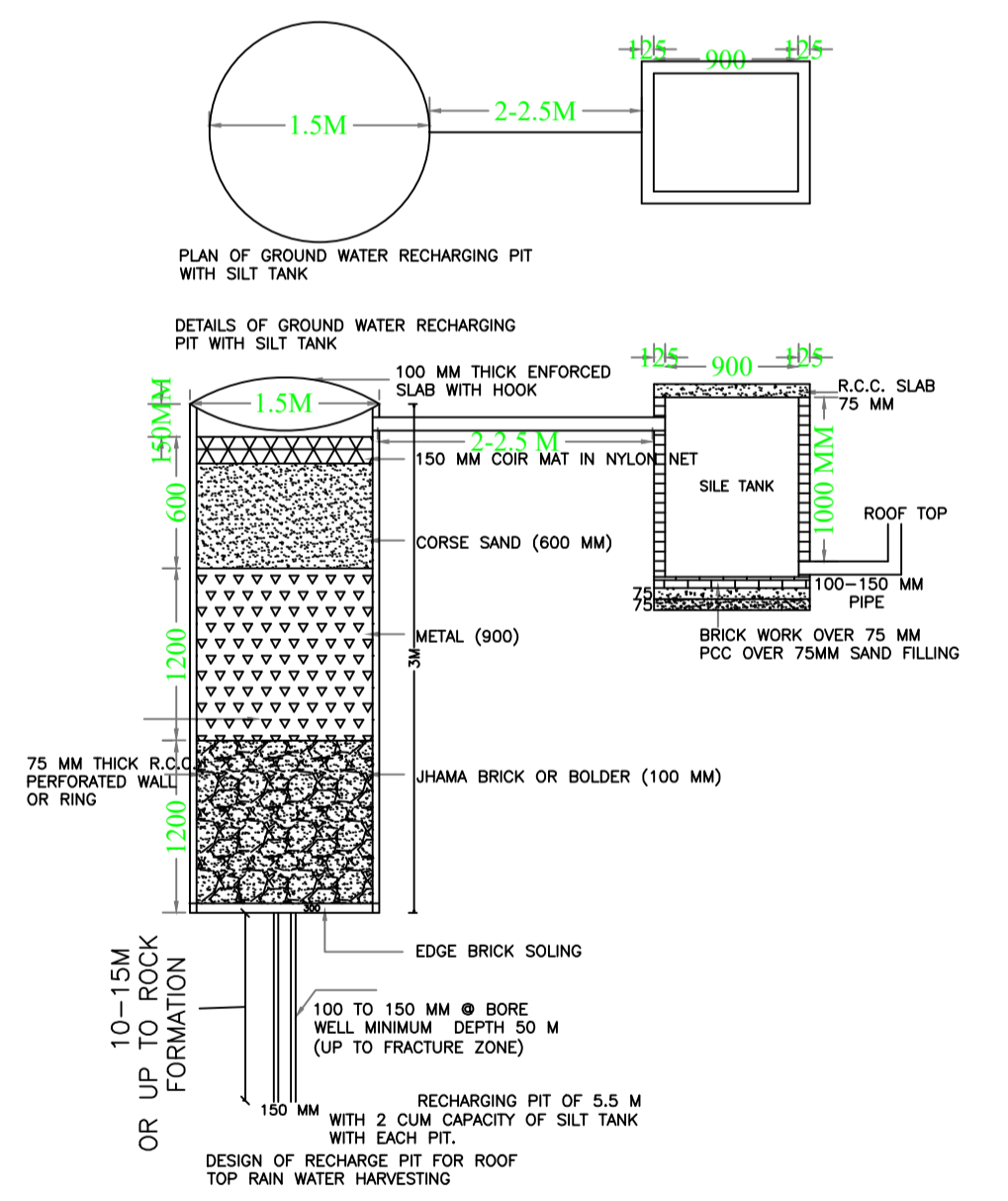
GROUND FLOOR PLAN (Proposed) (SCALE 1:100)

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

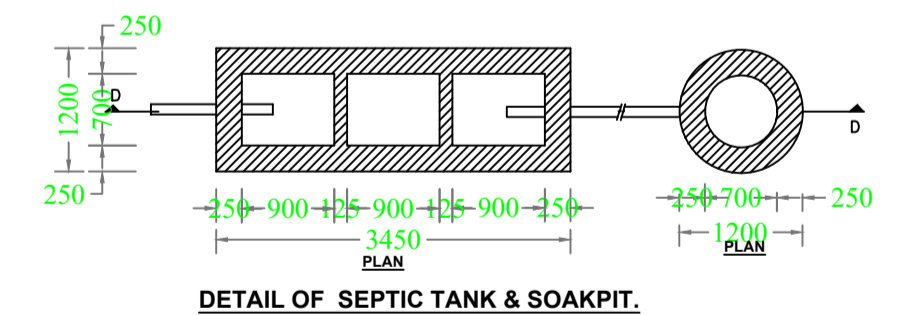


FIRST FLOOR PLAN (Proposed) (SCALE 1:100)

TERRACE FLOOR PLAN (SCALE 1:100)



SIDE ELEVATION (SCALE 1:100)



DETAIL OF SEPTIC TANK & SOAKPIT.

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (SMT JAILALITA KUMARI)	D2	0.75	2.13	03
A (SMT JAILALITA KUMARI)	D1	0.91	2.13	12
A (SMT JAILALITA KUMARI)	D	0.91	2.13	01

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (SMT JAILALITA KUMARI)	V	0.60	2.70	03
A (SMT JAILALITA KUMARI)	W1	1.20	2.70	03
A (SMT JAILALITA KUMARI)	W	1.80	2.70	24

UnitBUA Table for Building :A (SMT JAILALITA KUMARI)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT A	FLAT	174.82	174.30	6	1
FIRST FLOOR PLAN	SPLIT A	FLAT	0.00	0.00	6	0
SECOND FLOOR PLAN	SPLIT A	FLAT	0.00	0.00	6	0
Total:	-	-	174.82	174.30	18	1

Building :A (SMT JAILALITA KUMARI)

Floor Name	Total Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.) Resi.	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
Ground Floor	74.87	74.87	74.87	74.87	01
First Floor	74.87	74.87	74.87	74.87	00
Second Floor	74.87	74.87	74.87	74.87	00
Terrace Floor	0.00	0.00	0.00	0.00	00
Total:	224.61	224.61	224.61	224.61	01
Total Number of Same Buildings	1				
Total:	224.61	224.61	224.61	224.61	01

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
Anil Kumar Singh KONPC/ENG/001/2017			