

FAR & Tenement Details (Table 4c-1)

Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed FAR Area (Sq.mt.)	Tent (No.)
A (MILLING SHED)	1	1364.27	1364.27	1364.27	1364.27	01
A (PADDY AND PRE CLEANING)	1	1577.44	1577.44	1577.44	1577.44	01
A (PARBOLING AND DRYER)	1	511.66	511.66	511.66	511.66	01
A (BOLLER AREA)	1	511.66	511.66	511.66	511.66	01
<b>Grand Total:</b>	<b>4</b>	<b>3965.03</b>	<b>3965.03</b>	<b>3965.03</b>	<b>3965.03</b>	<b>04</b>

**COLOR INDEX**

PLANT BOUNDARY	Green
ABUTTING ROAD	Red
PROPOSED CONSTRUCTION	Yellow
COMMON PLOT	Blue
ROAD MEDIAN AREA	Orange
EXISTING (To be retained)	Grey
EXISTING (To be demolished)	White

Building :A (MILLING SHED)

Floor Name	Total Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed FAR Area (Sq.mt.)	Tent (No.)
Ground Floor	1364.27	1364.27	1364.27	1364.27	01
<b>Total:</b>	<b>1364.27</b>	<b>1364.27</b>	<b>1364.27</b>	<b>1364.27</b>	<b>01</b>

**AREA STATEMENT PALAMU ZILA PARISHAD**

PROJECT DETAILS  
Region: Jharkhand Urban LOCAL BODIES  
District: PALAMU  
Authority: PALAMU ZILA PARISHAD  
Inward No: PZ/2023/003  
Application Type: General Proposal  
Project Type: Building Permission  
Nature of Development: New  
Location of Development Area: Old  
Area: West Road Width - 18.3 MTR WIDE MAIN ROAD Access Road

AREA DETAILS  
AREA OF PLOT (Minimum): (A)  
NET AREA OF PLOT (Gross Plot Area - Deduction from Gross Plot Area)  
Deduction for Balance Plot Area (from Gross Plot Area)

Common Plot  
Total: 1472.03  
1472.03

BALANCE AREA OF PLOT (Net Plot Area - Recreational/Amenity Area)  
Total: 10966.55  
10966.55

PLANT AREA FOR COVERAGE (Net Plot Area)  
Total: 12138.58  
12138.58

PLANT AREA for FAR (Net Plot Area - Road/Watering Area)  
Total: 12138.58  
12138.58

COVERAGE CHECK  
Permissible Coverage Area (50.00%)  
Proposed Coverage Area (32.66%)  
Total Prop. Coverage Area (32.66%)  
Balance coverage area (17.34%)

FAR CHECK  
Perm. FAR Area (2.000)  
Total Perm. FAR area  
Special FAR  
Proposed FAR Area  
Total Proposed FAR Area  
Consumed FAR (Factor)  
Balance FAR Area

BUILT UP AREA CHECK  
Total Proposed Built Up Area

ARCHITECT (Regd): MOHAMMAD FAIZ KHAN  
ENGINEER (Regd):  
SUPERVISOR (Regd):

OWNER (Regd): KOYAL AGRO FOOD PRODUCT PRIVATE LIMITED DIRECTOR VIKASH KUMAR AGARWAL AND SOHAIL KHAN AND ANAND KUMAR AGARWAL

DEVELOPMENT AUTHORITY: LOCAL BODY

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
A (MILLING SHED)	Storage	Storage Bldg	Non-Highrise
A (PADDY AND PRE CLEANING)	Storage	Storage Bldg	Non-Highrise
A (PARBOLING AND DRYER)	Storage	Storage Bldg	Non-Highrise
A (BOLLER AREA)	Storage	Storage Bldg	Non-Highrise

FRONT ELEVATION

UnitBUA Table for Building :A (MILLING SHED)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR	MILLING SHED	OTHER	1364.27	1361.77	1	1
<b>Total:</b>			<b>1364.27</b>	<b>1361.77</b>	<b>1</b>	<b>1</b>

SCHEDULE OF DOOR:

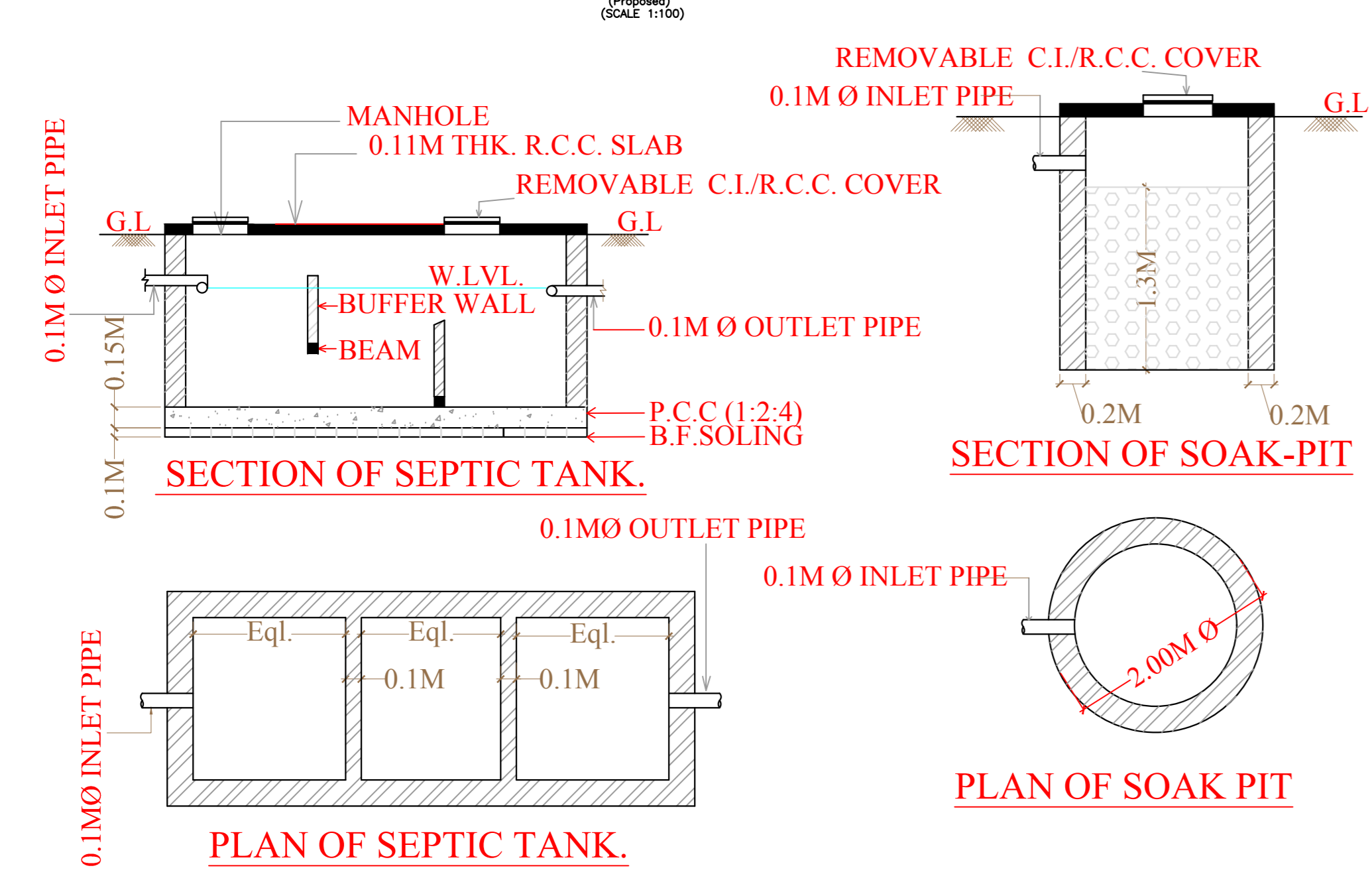
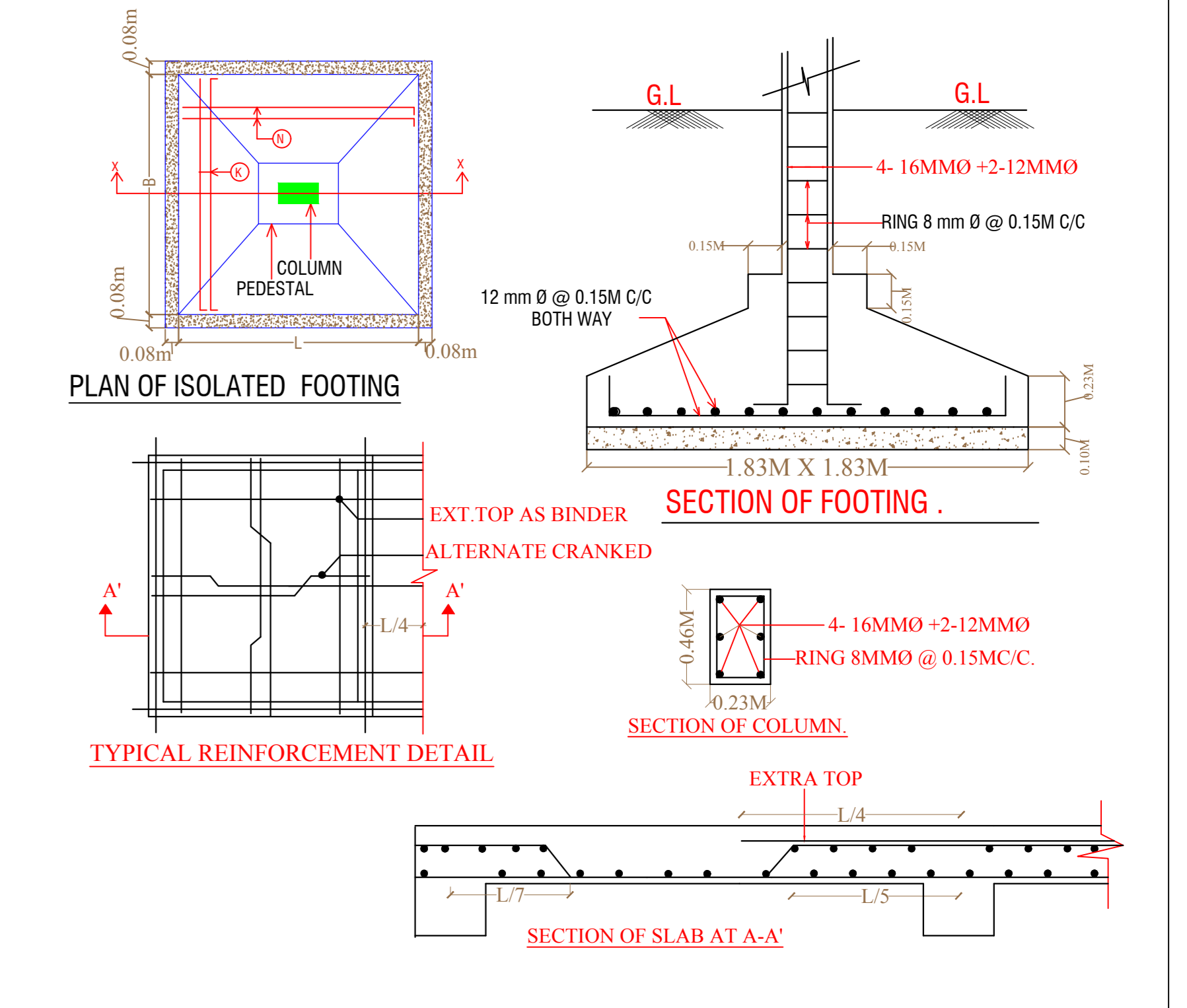
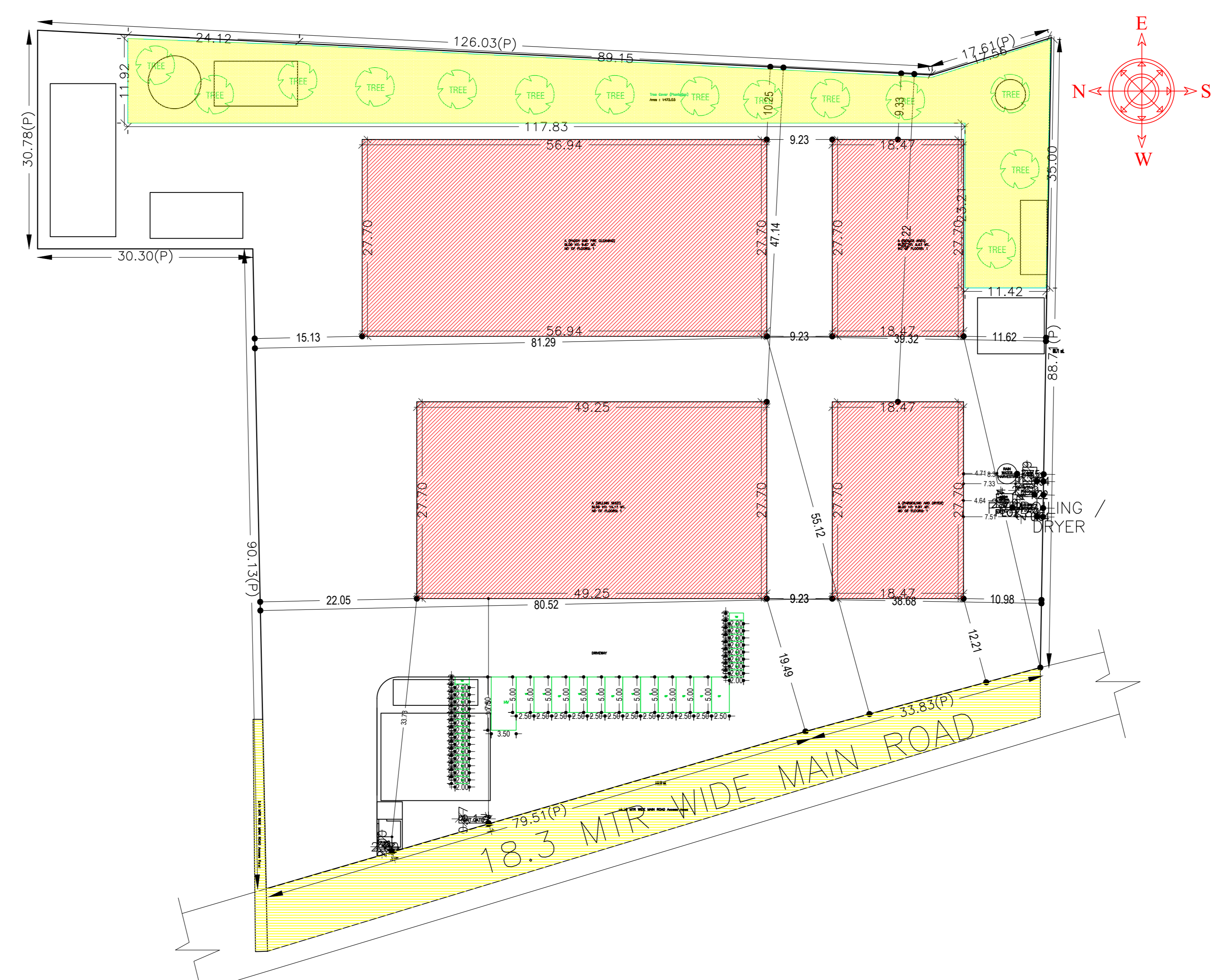
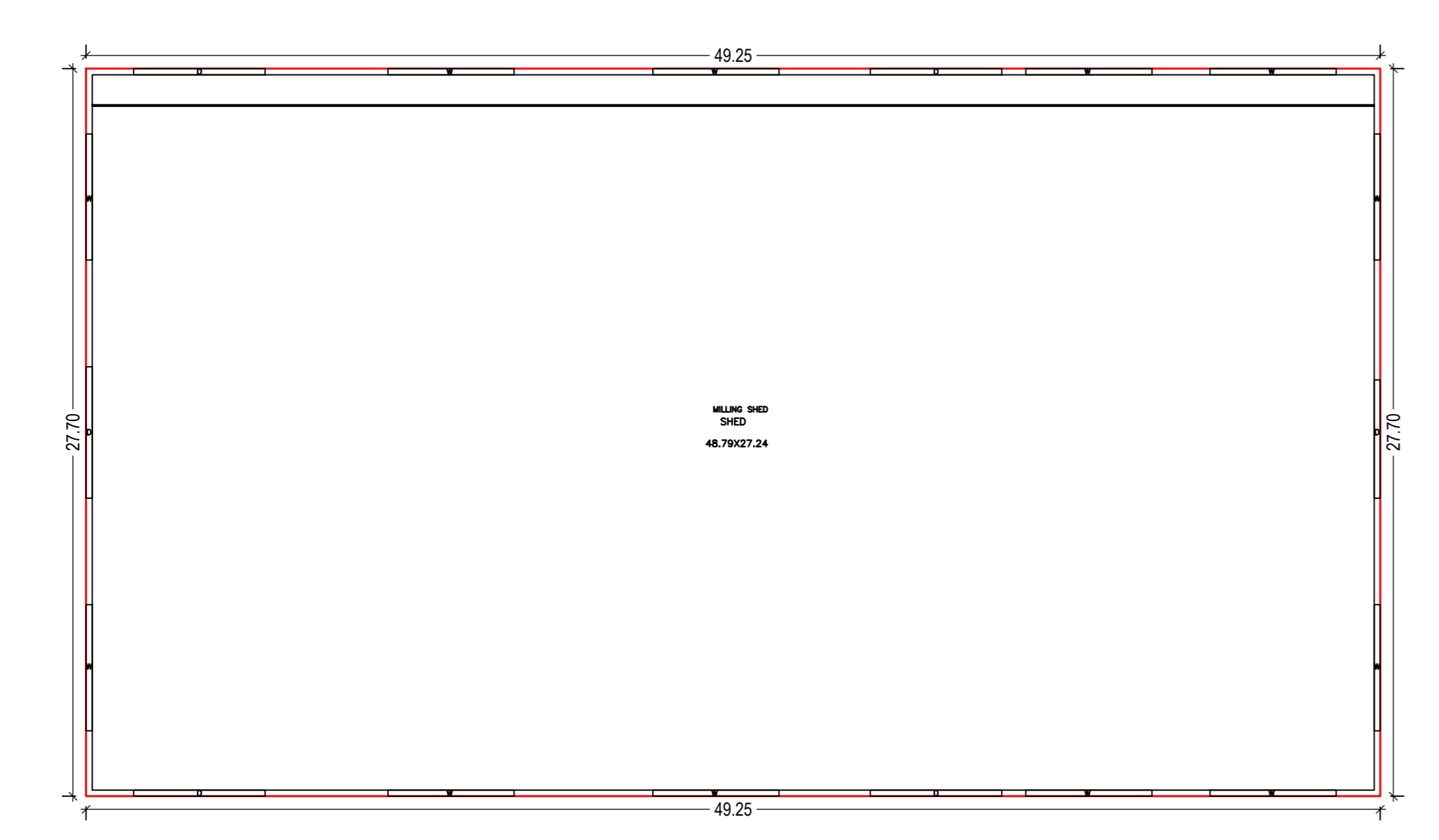
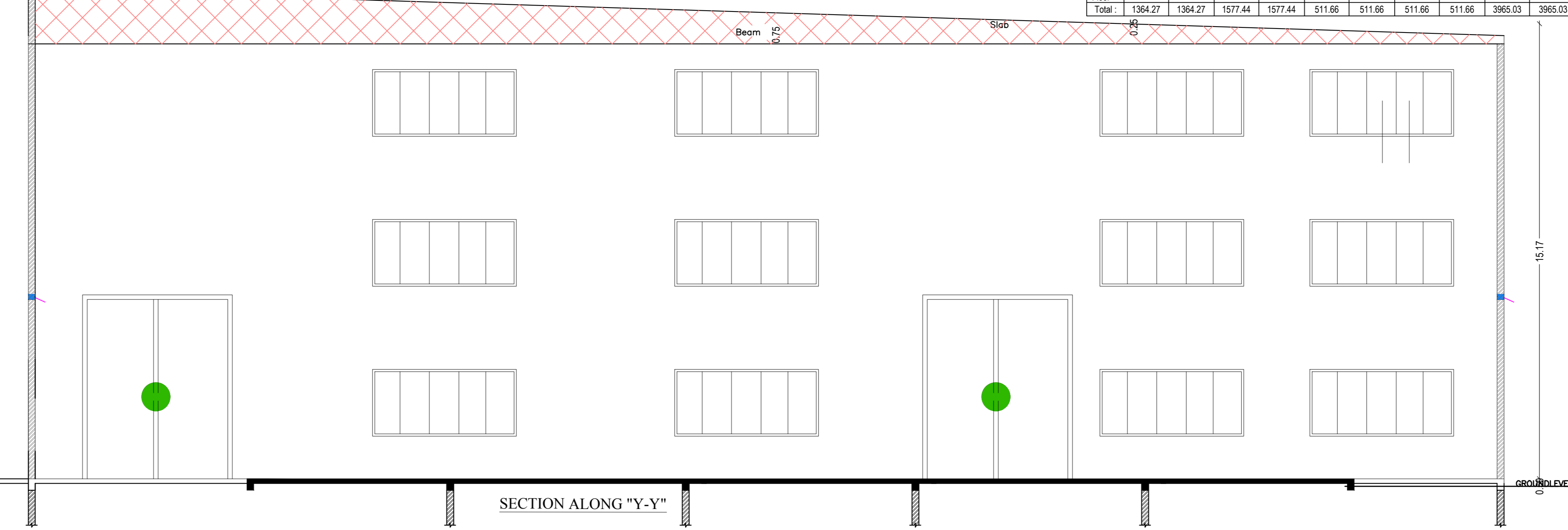
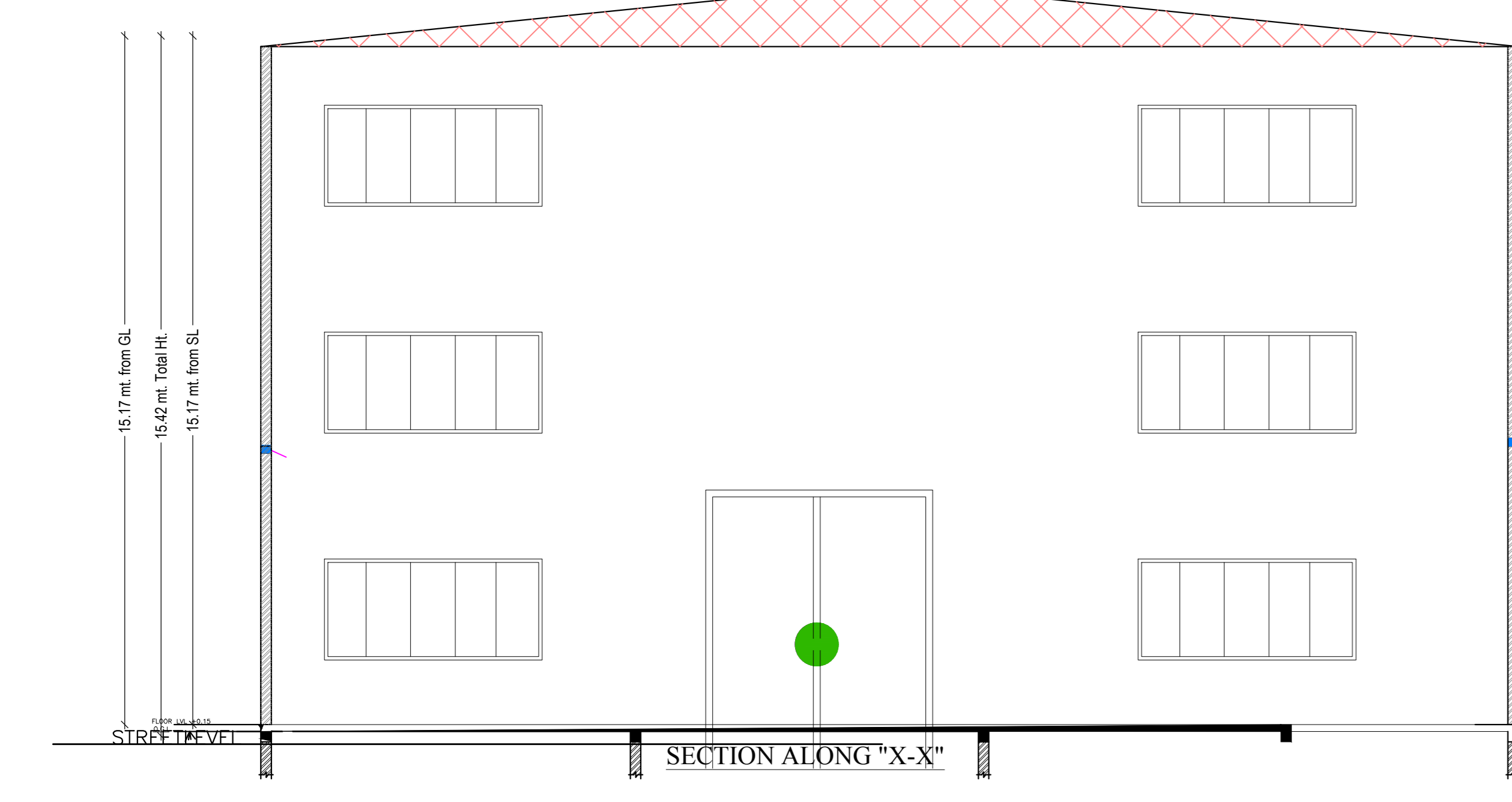
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (MILLING SHED)	D	4.50	2.13	01
A (MILLING SHED)	D	3.00	2.13	08
<b>Total:</b>				

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (MILLING SHED)	W	4.86	2.13	12
<b>Total:</b>				

Buildingwise Floor FAR Details

Floor Name	Building Name				Total	
	A (MILLING SHED)	A (PADDY AND PRE CLEANING)	A (PARBOLING AND DRYER)	A (BOLLER AREA)	Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Ground Floor	1364.27	1577.44	511.66	511.66	3965.03	3965.03
<b>Total:</b>	<b>1364.27</b>	<b>1577.44</b>	<b>511.66</b>	<b>511.66</b>	<b>3965.03</b>	<b>3965.03</b>



Required Parking (Table 7a)

Building Name	Type	SubUse	Area (Sq.mt.)	Reqd. Prop.	Car	Reqd. Prop.	Visitors Car	Reqd. Prop.	TwoWheeler	Reqd. Prop.
A (MILLING SHED)	Storage Bldg	Storage	1364.27	1	2	-	-	-	1	5
A (PADDY AND PRE CLEANING)	Storage Bldg	Storage	1577.43	1	2	-	-	-	1	6
A (PARBOLING AND DRYER)	Storage Bldg	Storage	511.66	1	1	-	-	-	1	2
A (BOLLER AREA)	Storage Bldg	Storage	511.66	1	1	-	-	-	1	2
<b>Total:</b>				<b>6</b>	<b>6</b>	<b>0</b>	<b>0</b>	<b>6</b>	<b>15</b>	<b>24</b>

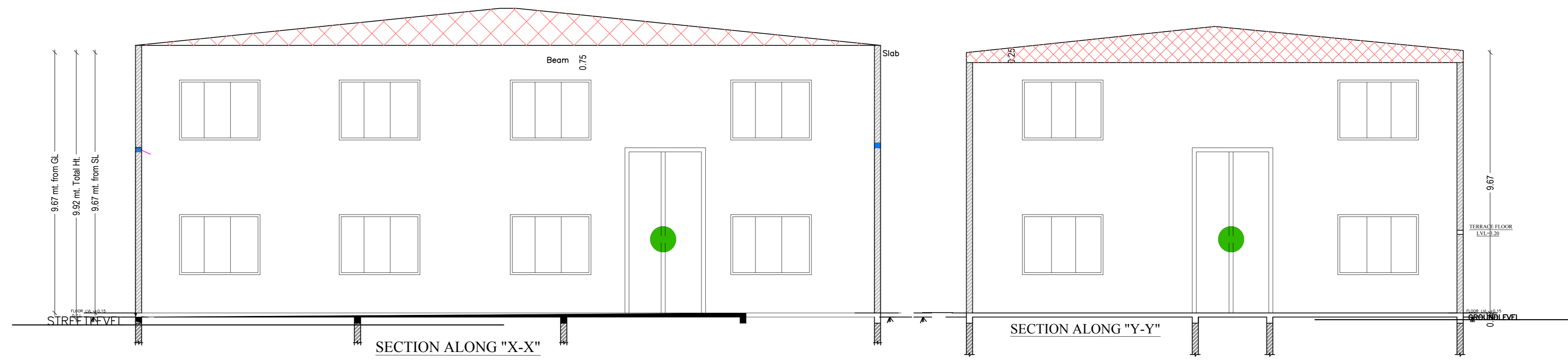
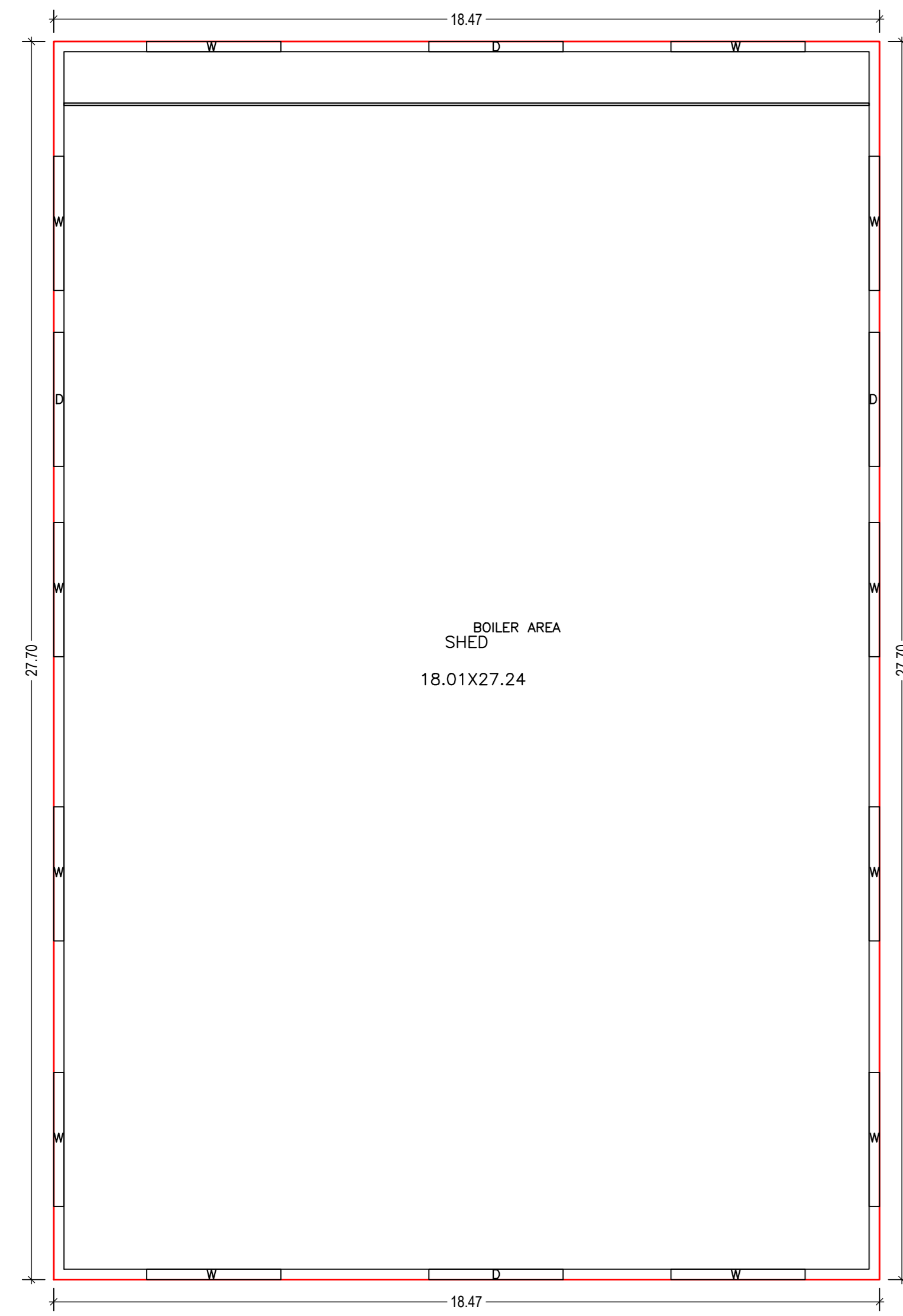
Parking Check (Table 7b)

Vehicle Type	No.	Area	No.	Area
Car	-	-	6	75.00
Total Car	6	75.00	6	75.00
Visitor's Car Parking	-	-	6	75.00
Total Visitor Parking	-	-	6	75.00
TwoWheeler	-	-	24	48.00
Total TwoWheeler	15	30.00	24	48.00
Heavy Vehicle	-	-	1	25.25
<b>Total</b>	<b>105.00</b>	<b>105.00</b>	<b>1</b>	<b>272.25</b>

LTP NAME AND SIGNATURE: MOHAMMAD FAIZ KHAN  
STRUCTURAL ENG'S NAME AND SIGNATURE: PZ/ENG/0005/2019  
BUILDER NAME AND SIGNATURE:  
DIGITAL SIGNATURE:



DATE	06-03-2023
SHEET NO.	2
Proposal Basic Information	
Proposal File No.	PZ/2023/0035/2023
Owner Name	KOYAL AGRO FOOD PRODUCT PRIVATE LIMITED DIRECTOR VIKASH KUMAR AGARWAL AND SOHAIL KHAN AND ANAND KUMAR AGARWAL
Khata No.	287
Plot No.	1882
Village Name	MAHIGANW
Use	Storage
SubUse	Storage Bldg



Building :A (BOILER AREA)

Floor Name	Total Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.) Storage	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Trmt (No.)
Ground Floor	511.66	511.66	511.66	511.66	01
Total	511.66	511.66	511.66	511.66	01
Total Number of Same Buildings	1				
Total	511.66	511.66	511.66	511.66	01

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NDS
A (BOILER AREA)	D	3.00	2.13	04

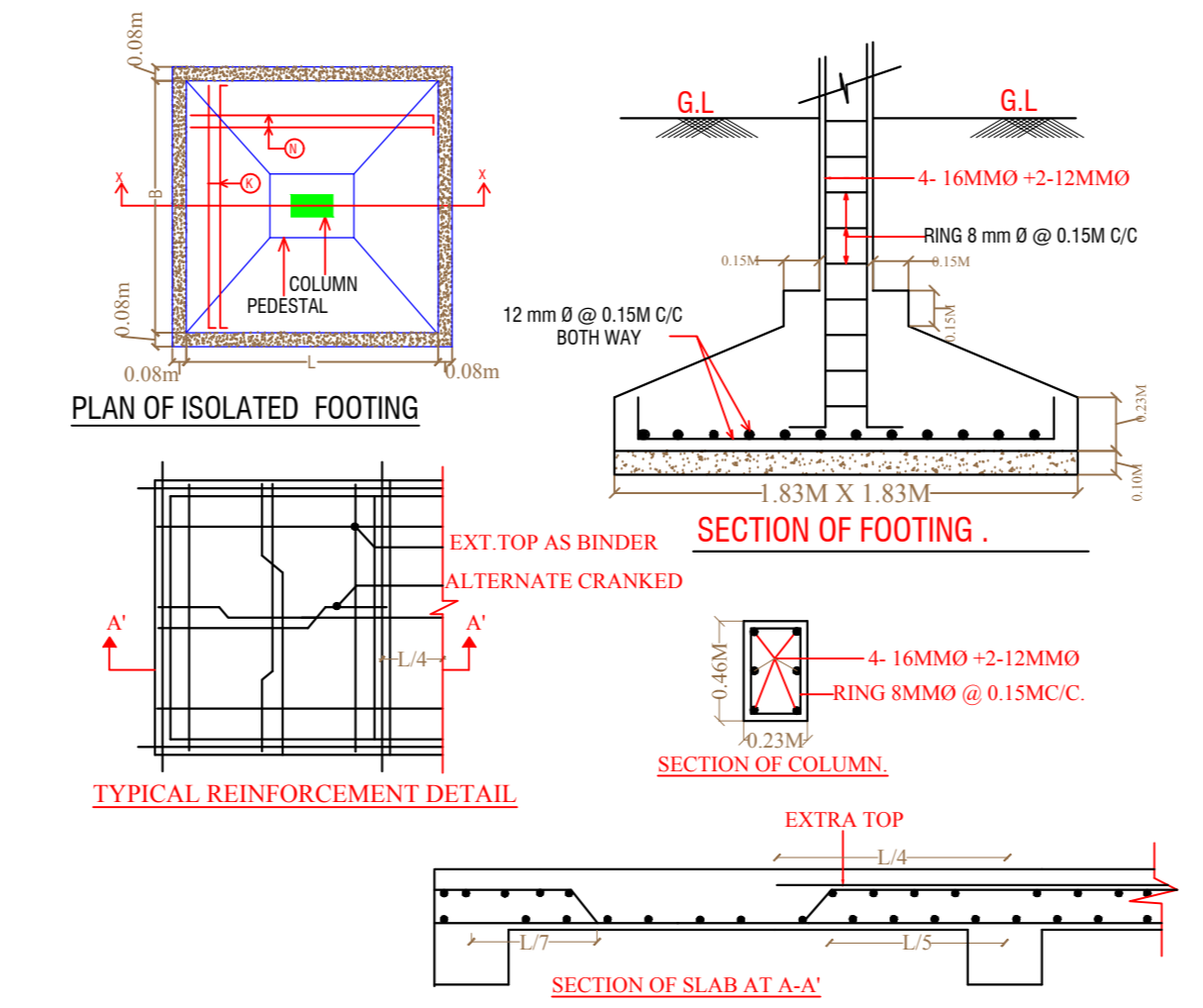
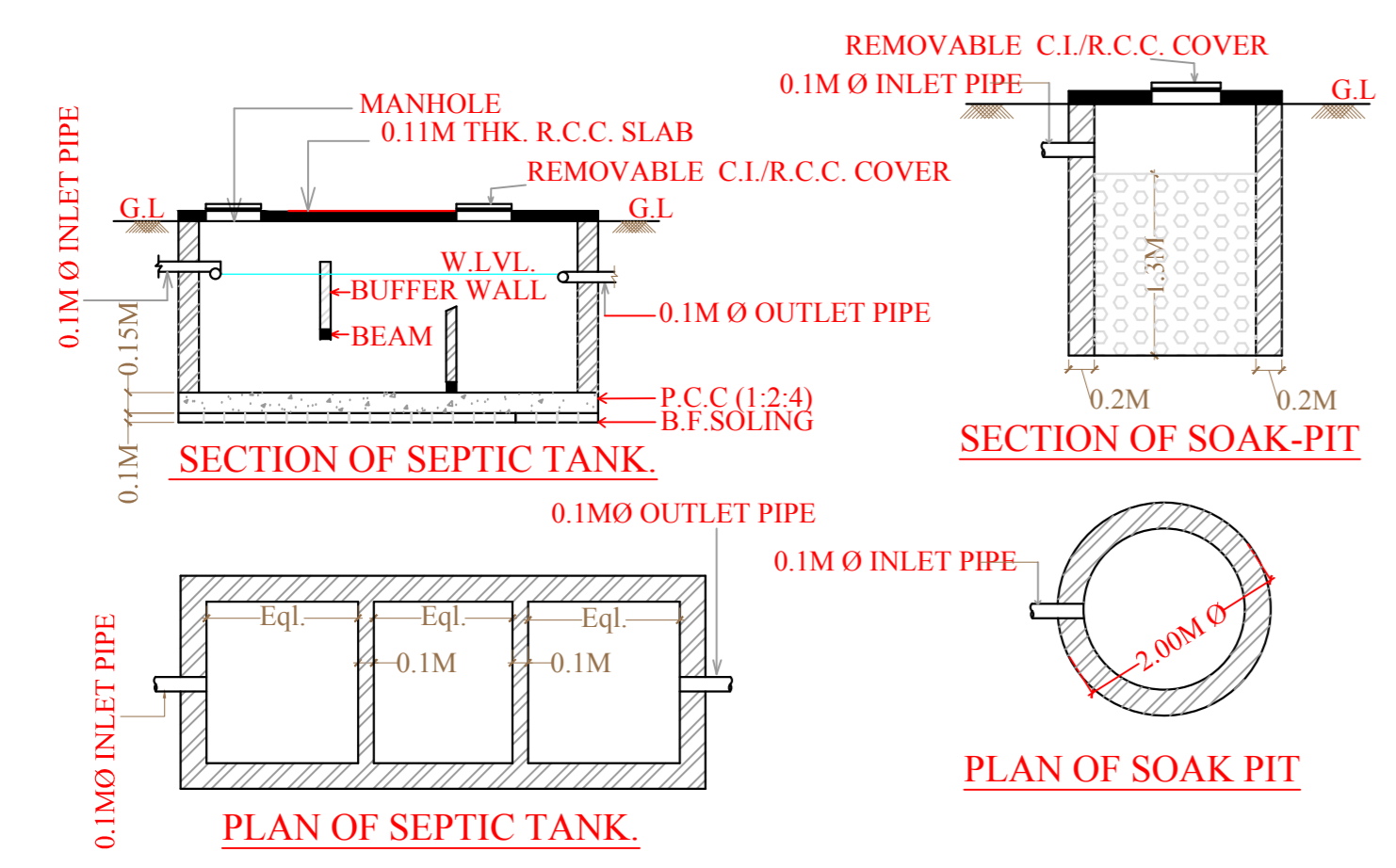
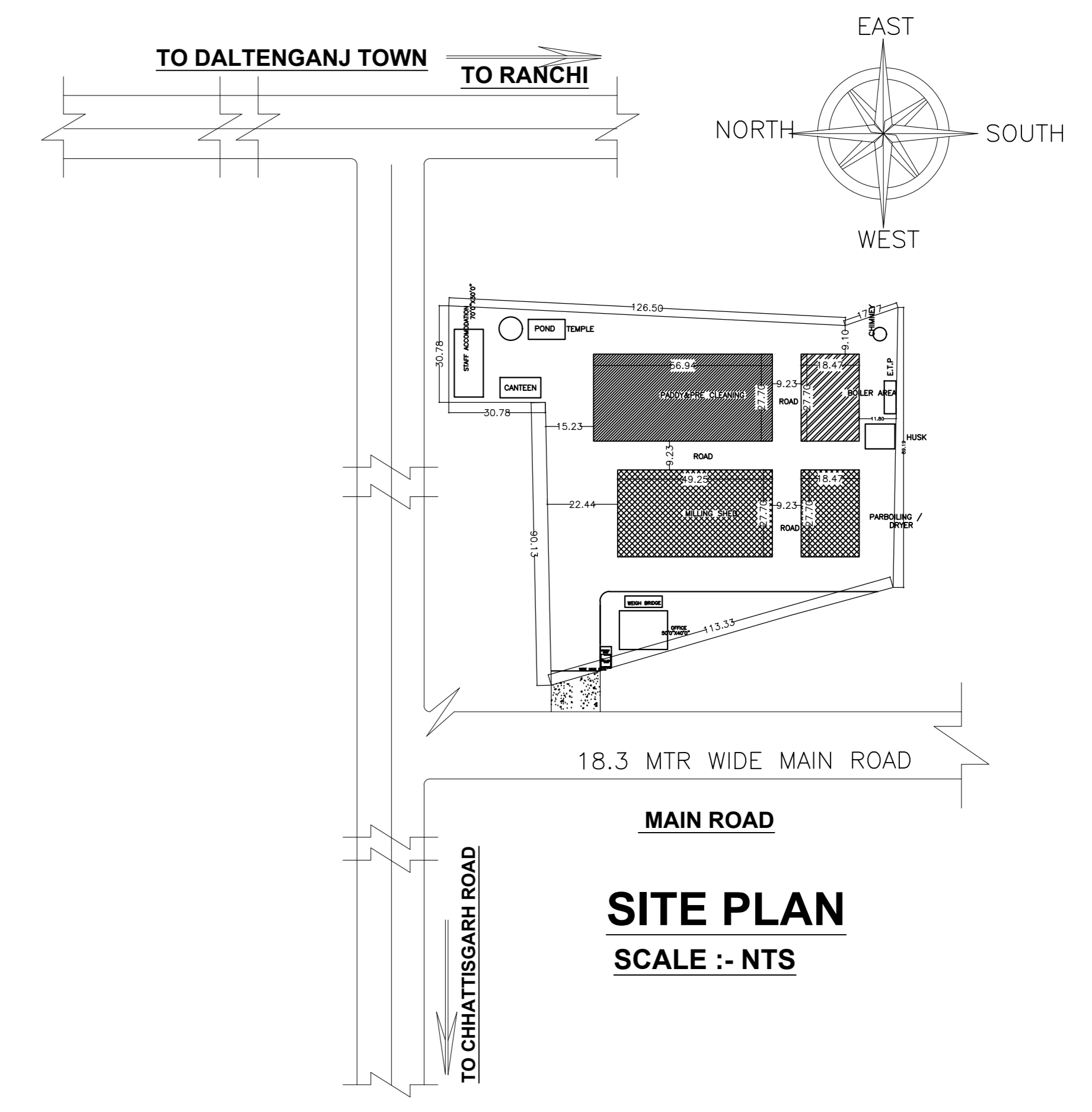
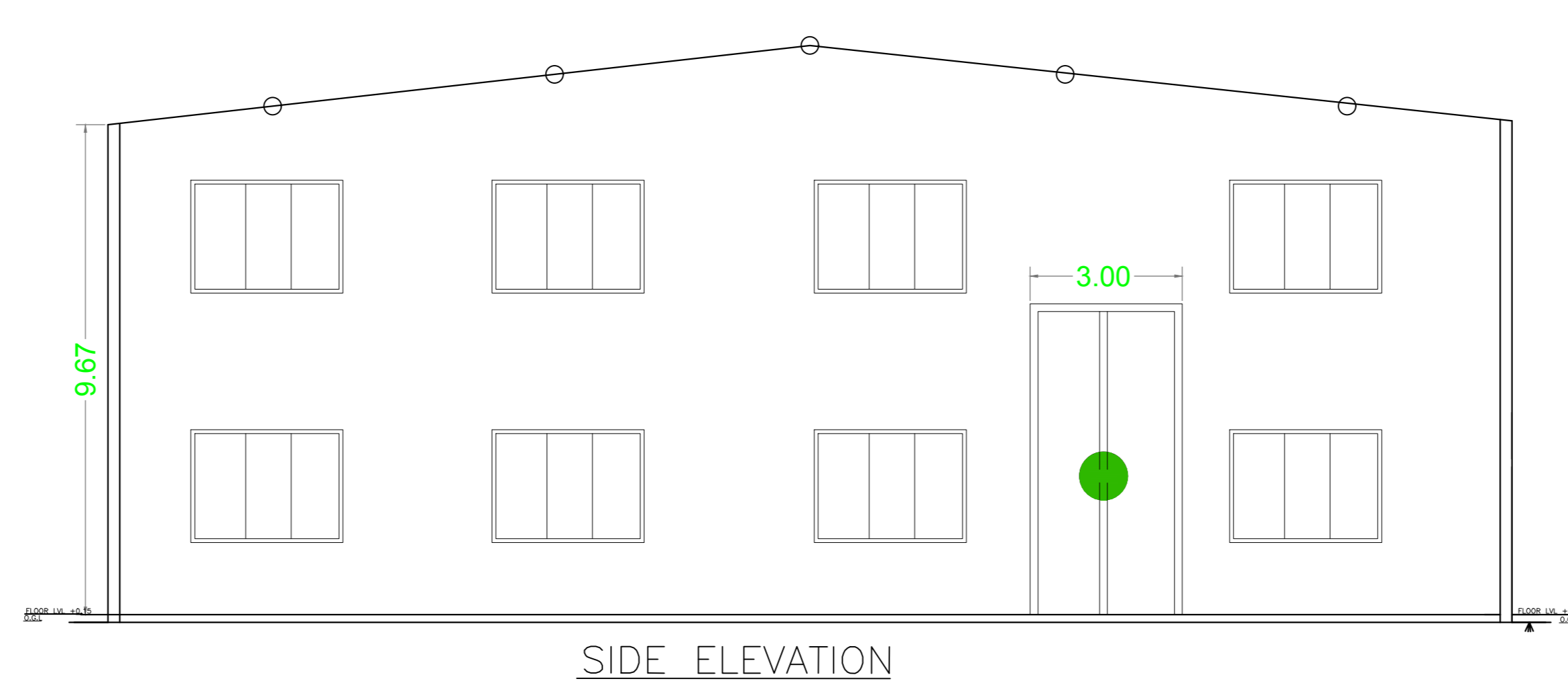
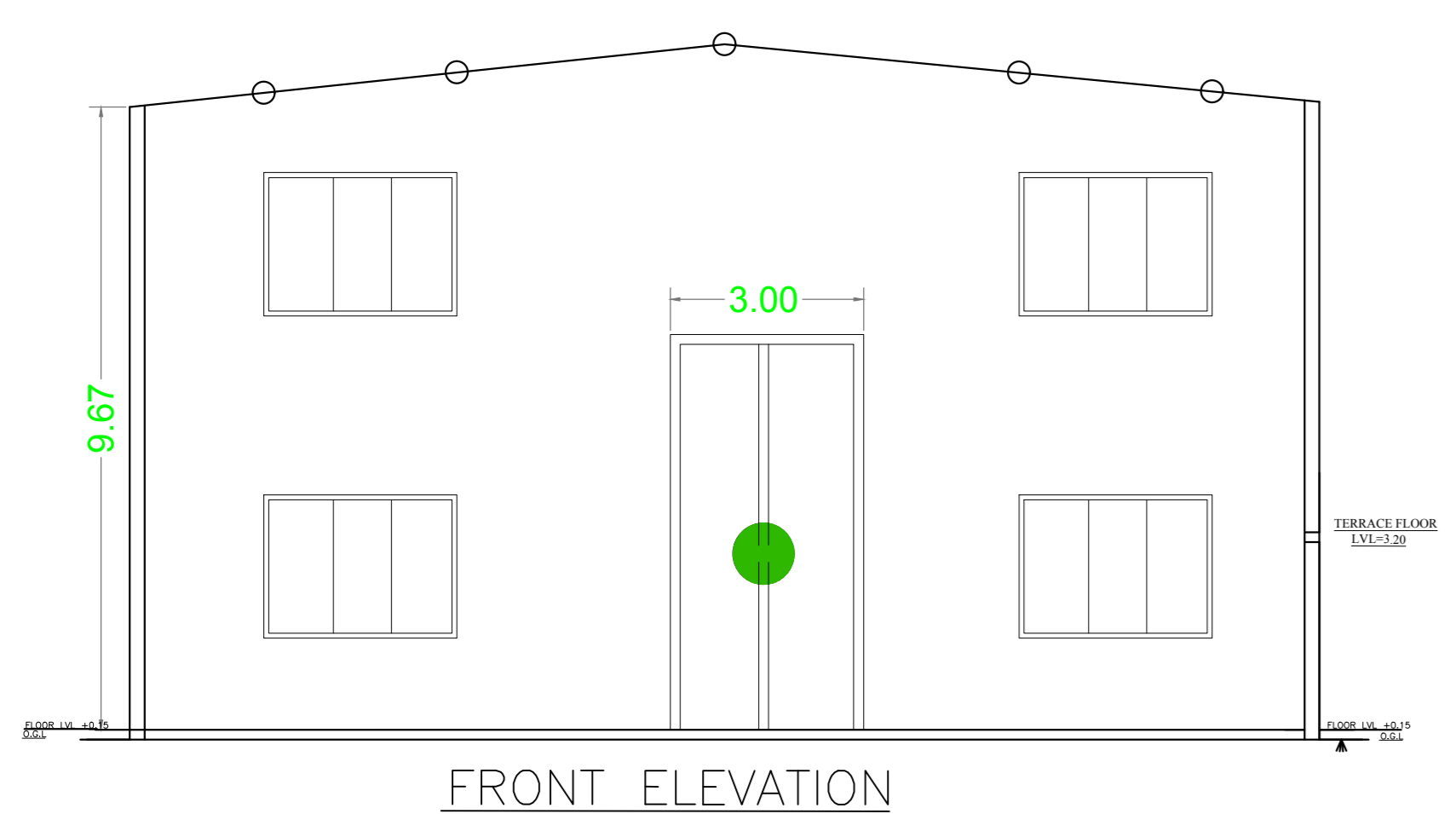
SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NDS
A (BOILER AREA)	W	3.00	2.13	12

UnitBUA Table for Building :A (BOILER AREA)

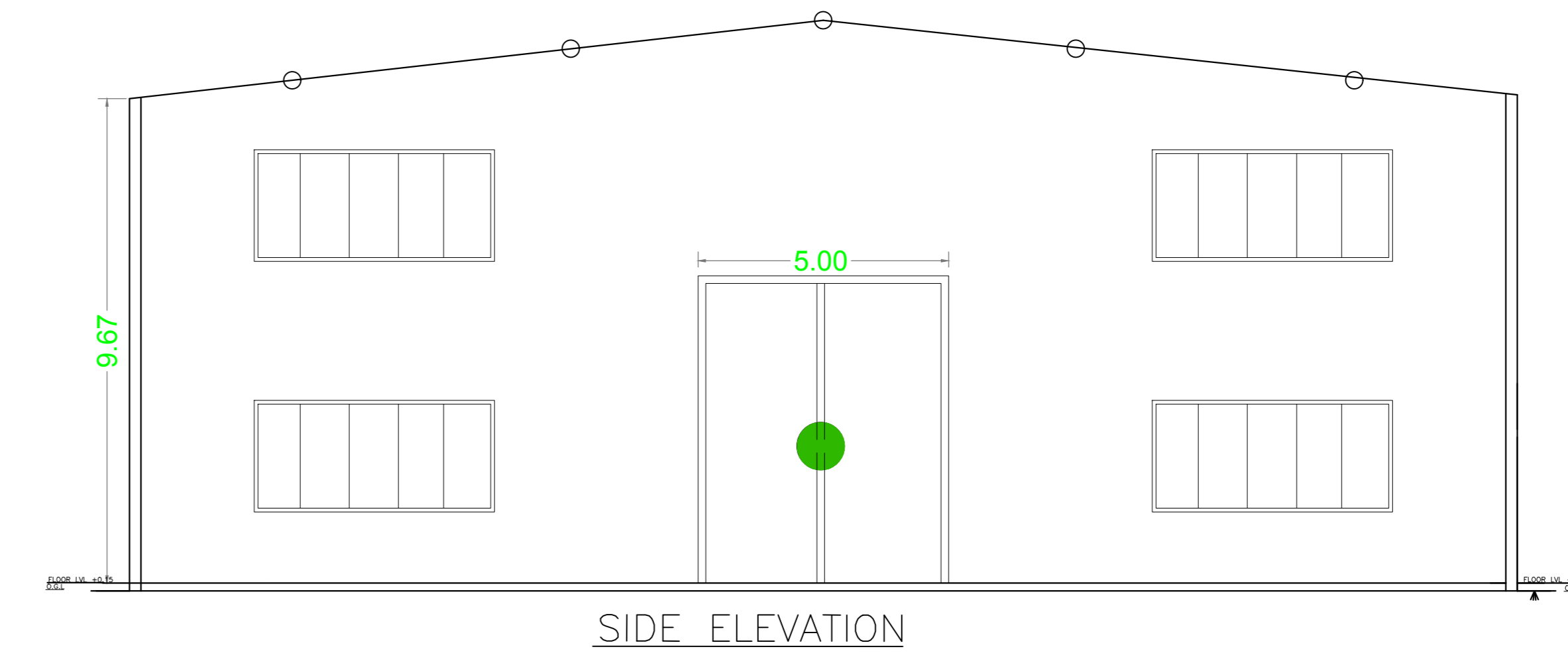
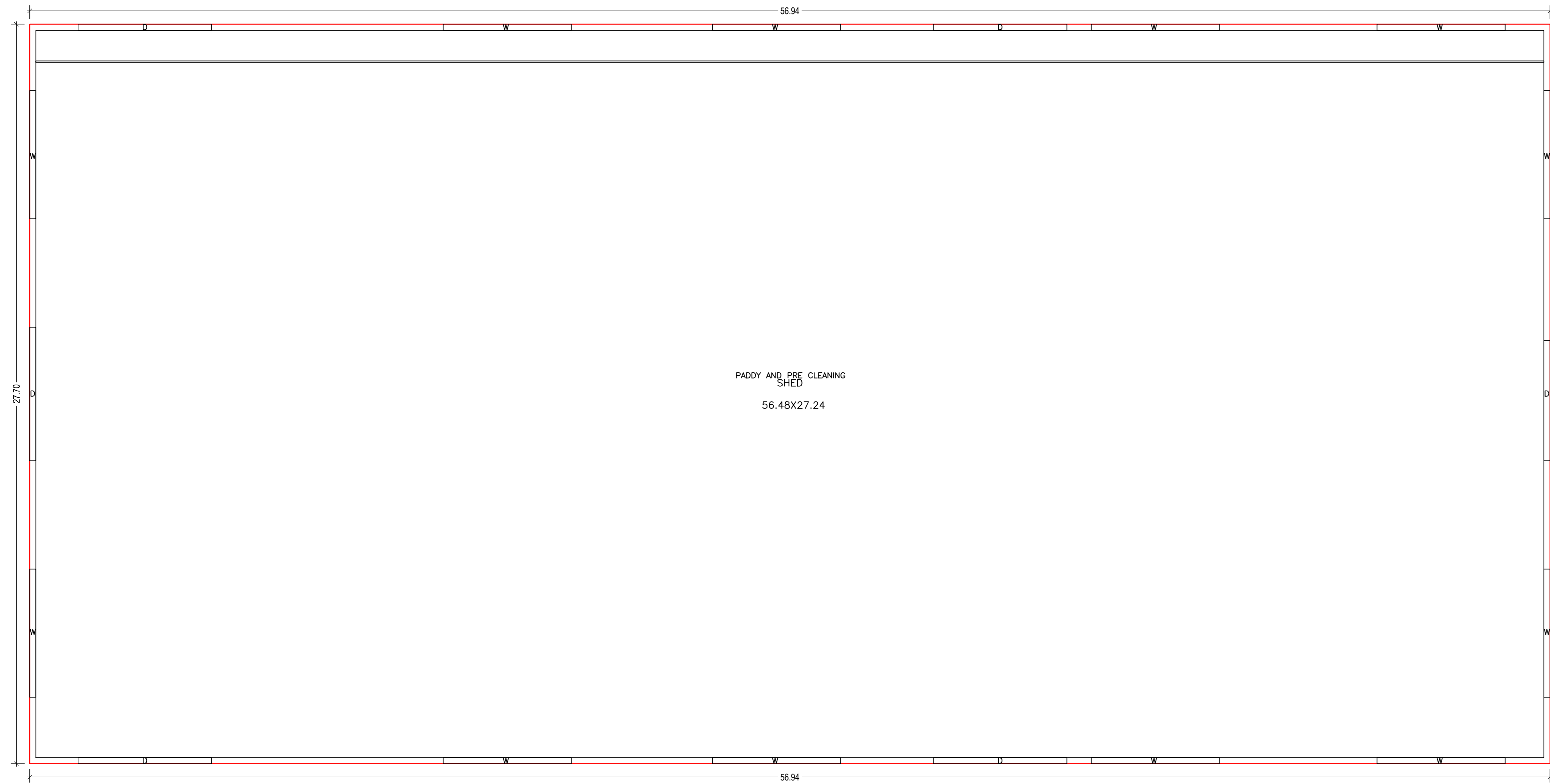
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR	BOILER AREA	OTHER	511.66	510.73	1	1
Total	-	-	511.66	510.73	1	1

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



LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
MOHAMMAD FAZ KHAN PZ/ENG/0005/2019			

DATE	06-03-2023
SHEET NO.	3
Proposal File No.	PZ/2023/0030/2023
Owner Name	KOYAL AGRO FOOD PRODUCT PRIVATE LIMITED DIRECTOR VIKASH KUMAR AGARWAL AND SOHAIL KHAN AND ANAND KUMAR AGARWAL
Khata No.	287
Plot No.	1882
Village Name	MAHIGANW
Use	Storage
SubUse	Storage Bldg



Building :A (PADDY AND PRE CLEANING)

Floor Name	Total Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tenmt (No.)
Ground Floor	1577.44	1577.44	1577.44	1577.44	01
Total	1577.44	1577.44	1577.44	1577.44	01
Total Number of Same Buildings	1				
Total	1577.44	1577.44	1577.44	1577.44	01

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOs
A (PADDY AND PRE CLEANING)	D	4.50	2.13	01
A (PADDY AND PRE CLEANING)	D	5.00	2.13	05

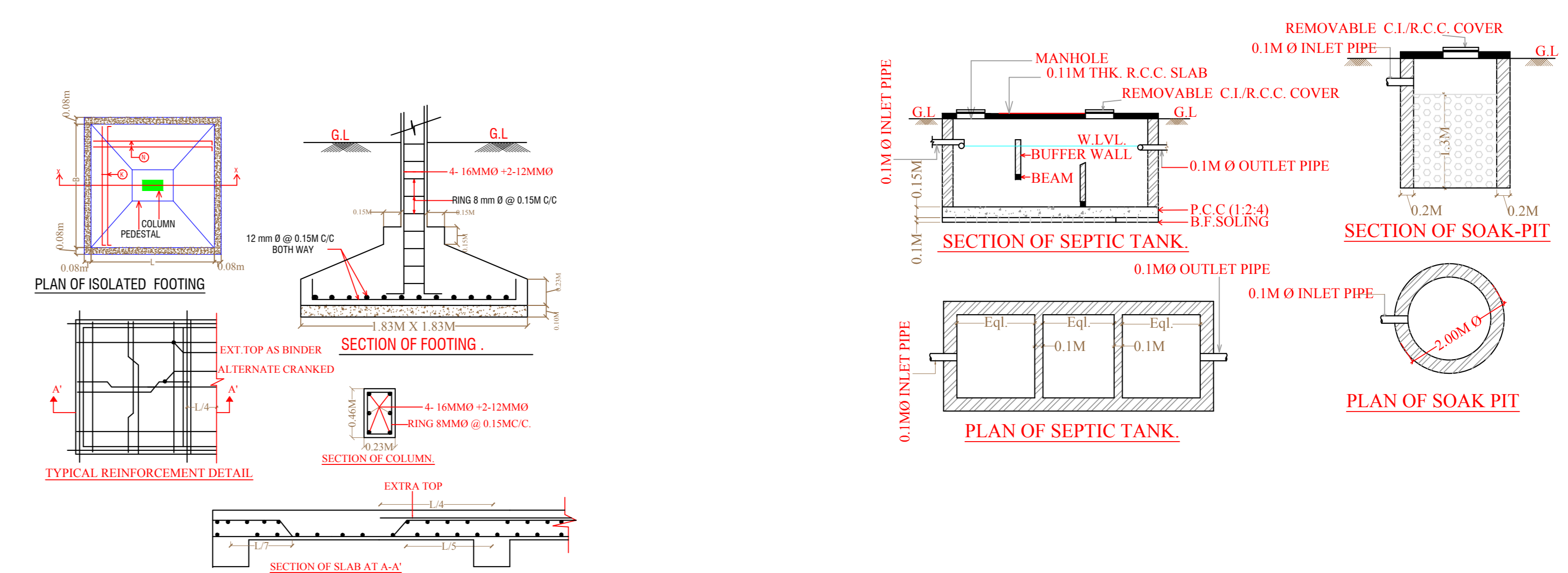
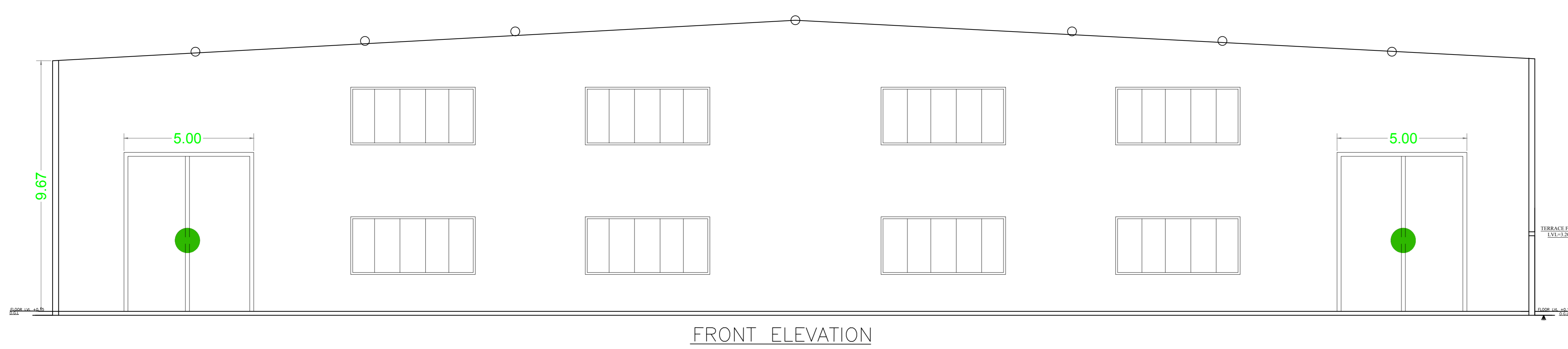
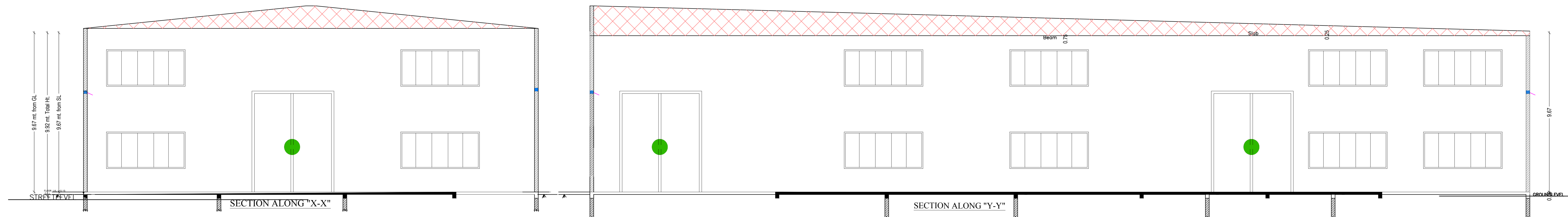
SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOs
A (PADDY AND PRE CLEANING)	W	4.80	2.13	12

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

UnitBUA Table for Building :A (PADDY AND PRE CLEANING)

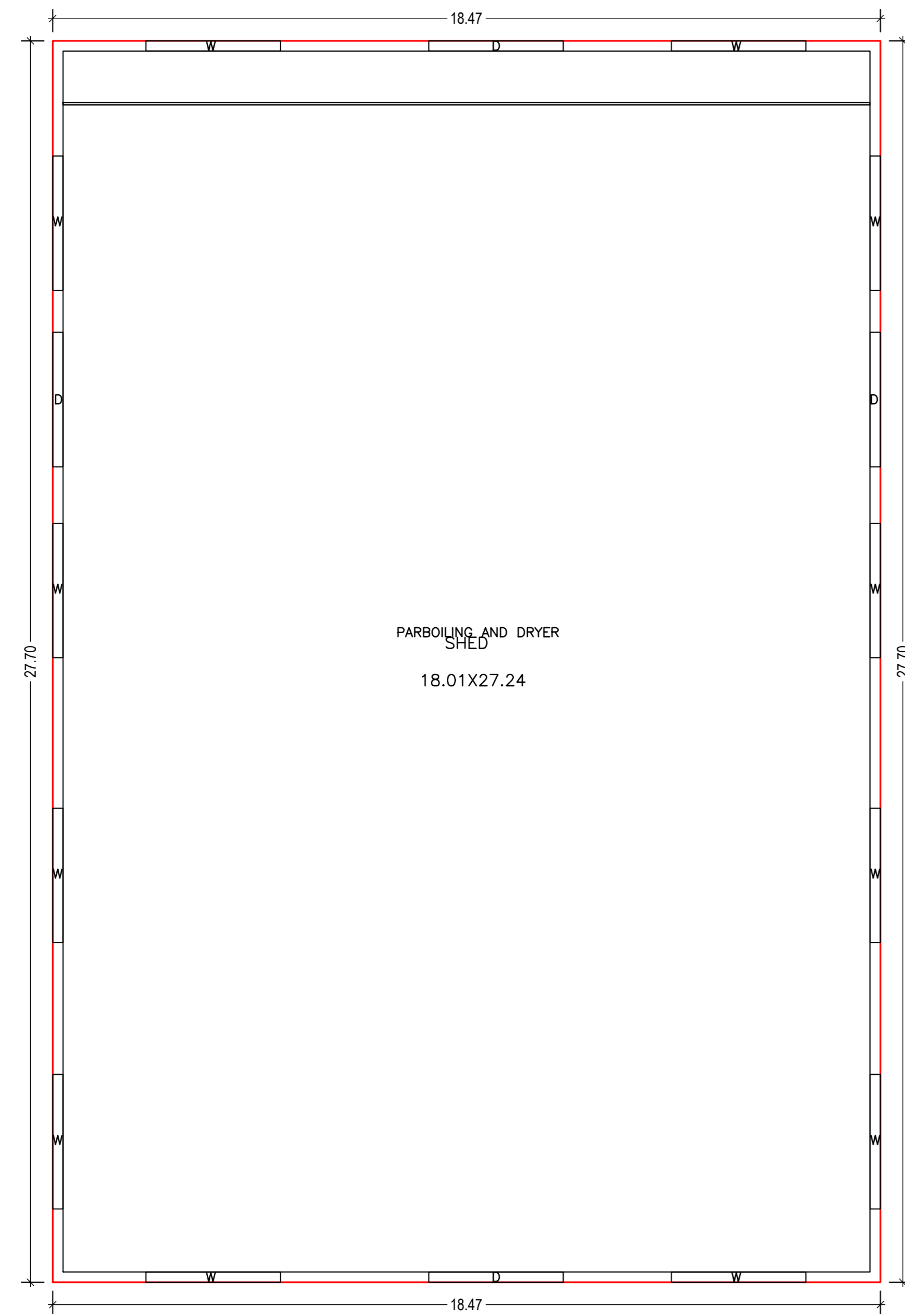
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	PADDY AND PRE CLEANING	OTHER	1577.44	1574.54	1	1
Total	-	-	1577.44	1574.54	1	1



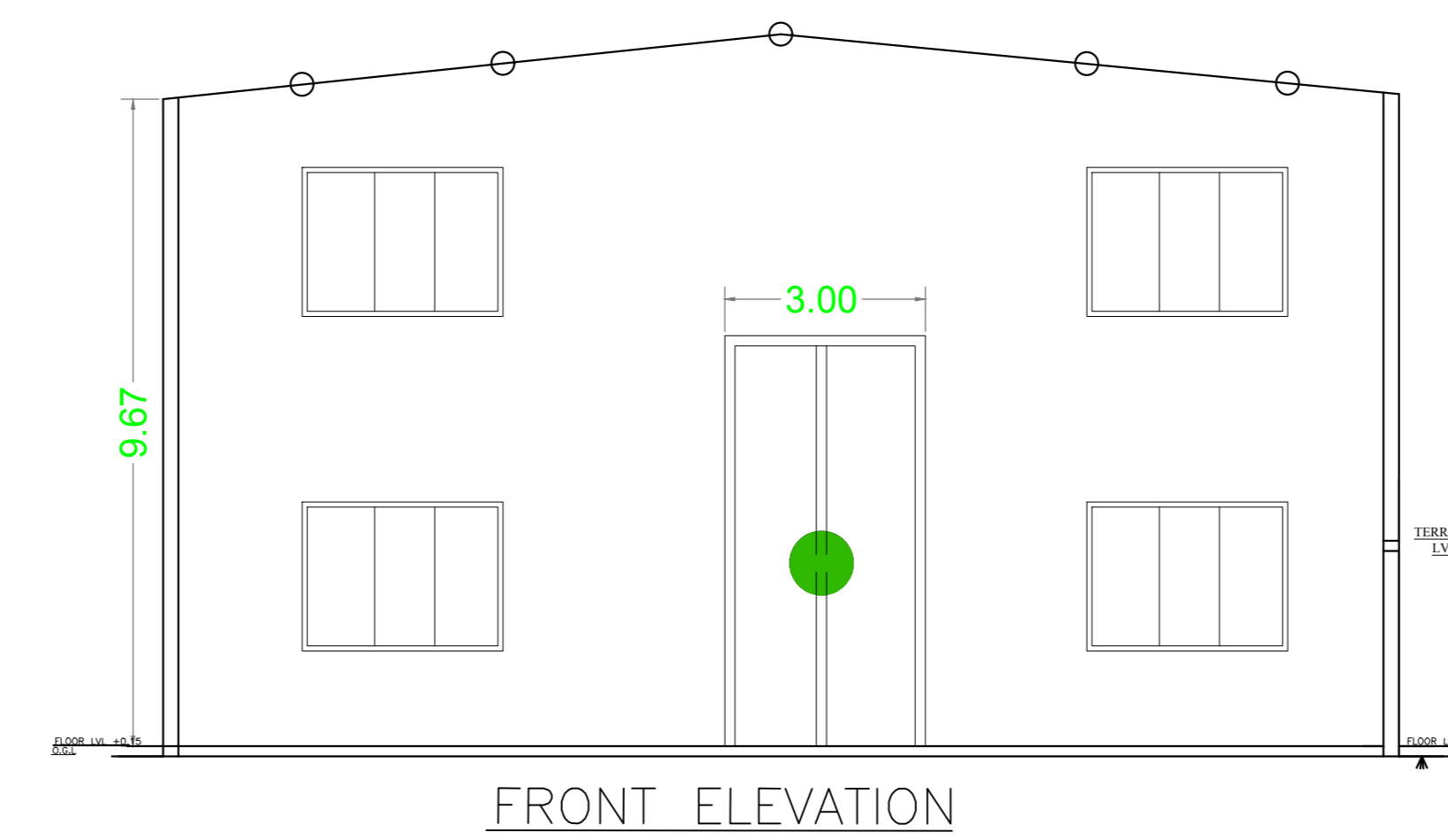
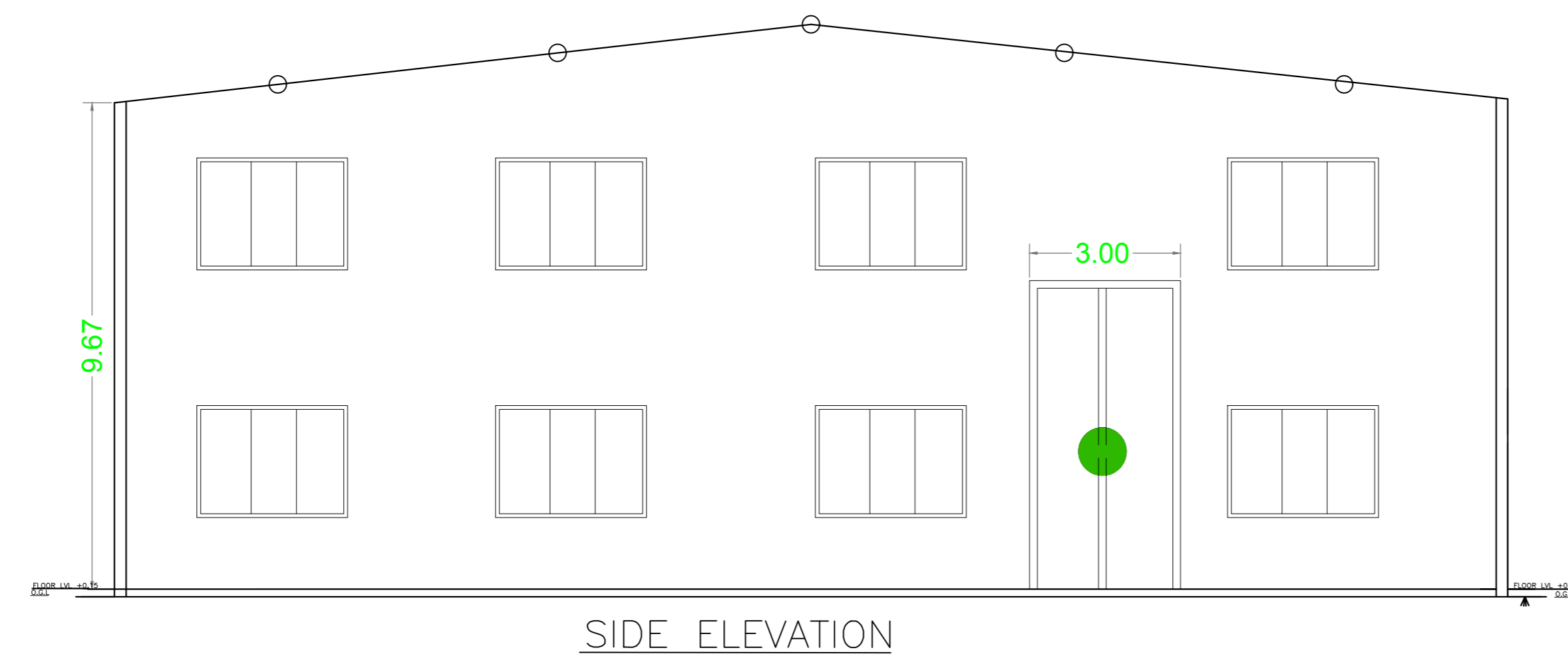
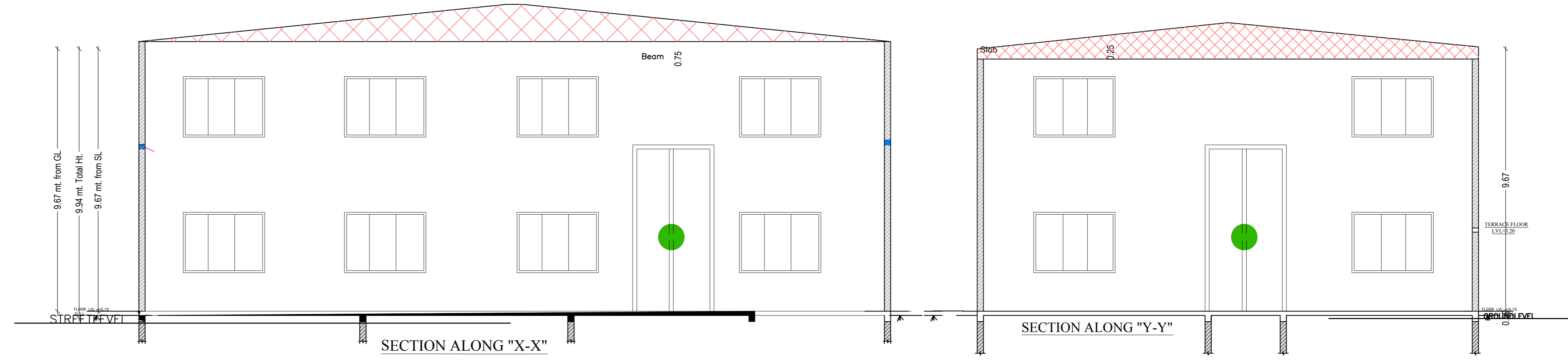
LTP NAME AND SIGNATURE	STRUCTURAL ENGS NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
MOHAMMAD FAZ KHAN PZ/ENG/0005/2019			



Proposal File No.	PZ/2003/2023
Owner Name	KOYAL AGRO FOOD PRODUCT PRIVATE LIMITED DIRECTOR VIKASH KUMAR AGARWAL AND SOHAIL KHAN AND ANAND KUMAR AGARWAL
Khata No.	287
Plot No.	1882
Village Name	MAJHGANW
Use	Storage
SubUse	Storage Bldg



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



Building :A (PARBOILING AND DRYER)

Floor Name	Total Built Up Area (Sq.m)	Proposed FAR Area (Sq.m)	Total FAR Area (Sq.m)	Total Consumed Additional FAR Area (Sq.m)	Tent (No.)
Ground Floor	511.66	511.66	511.66	511.66	01
Total :	511.66	511.66	511.66	511.66	01
Total Number of Same Buildings	1				
Total :	511.66	511.66	511.66	511.66	01

SCHEDULE OF DOOR:

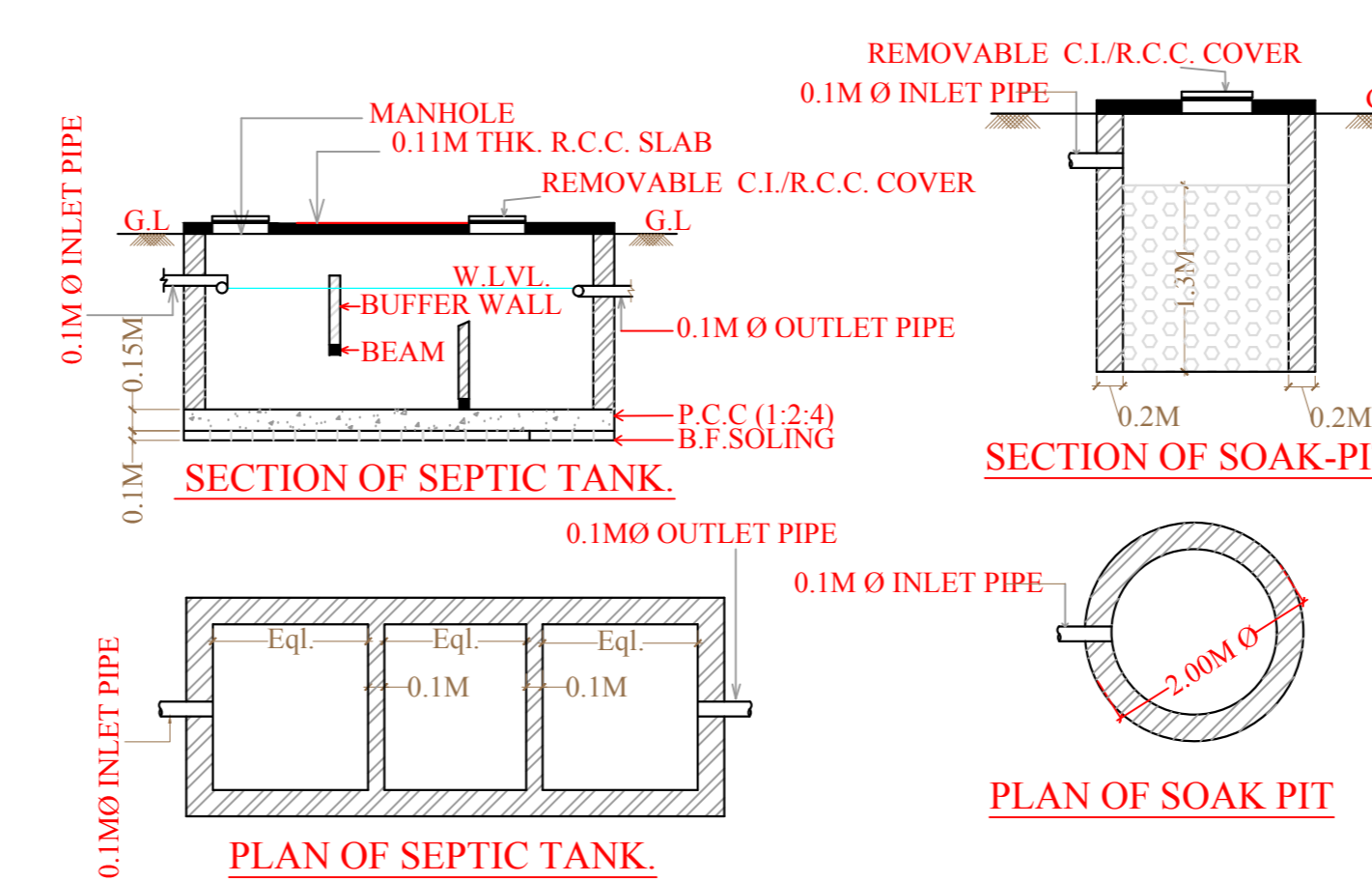
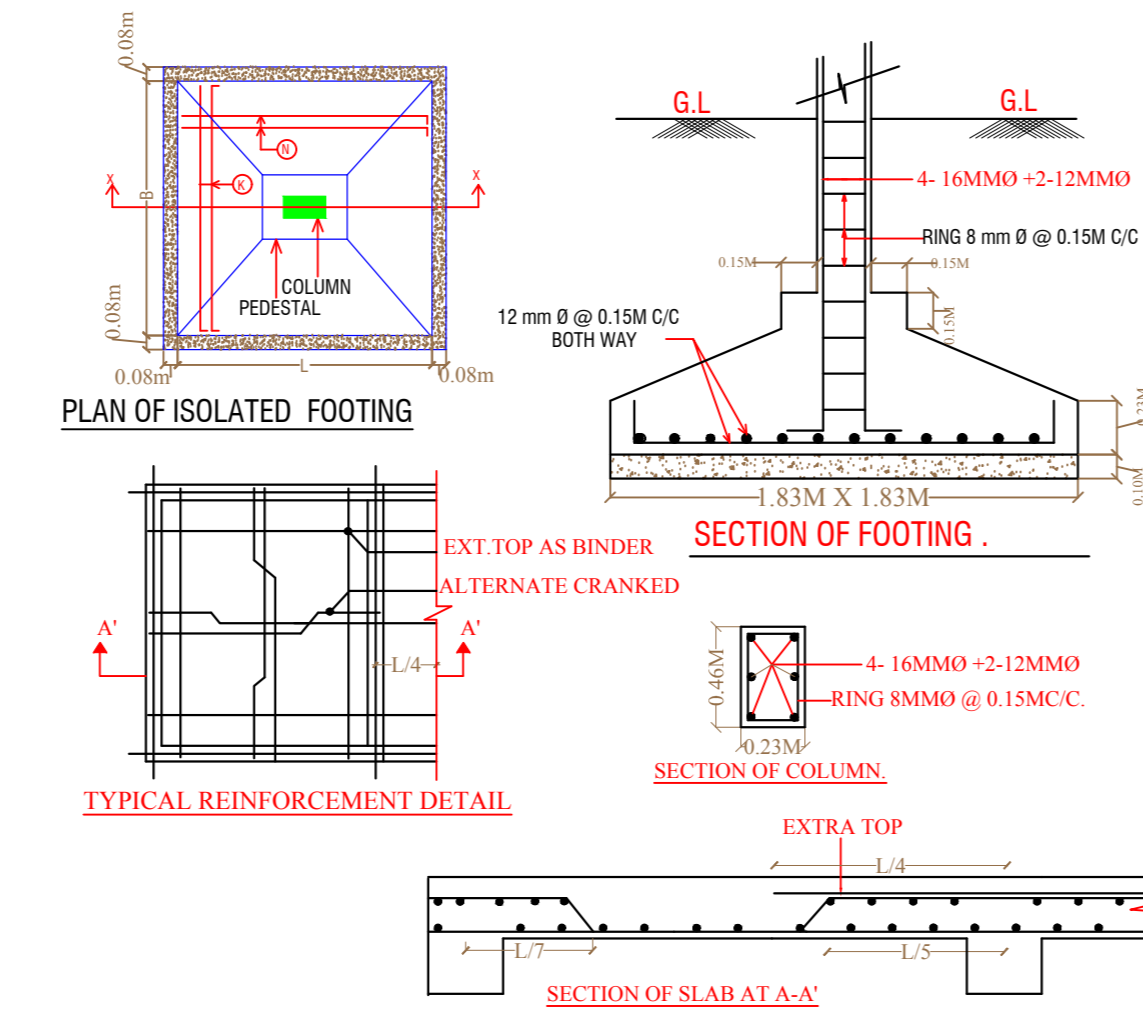
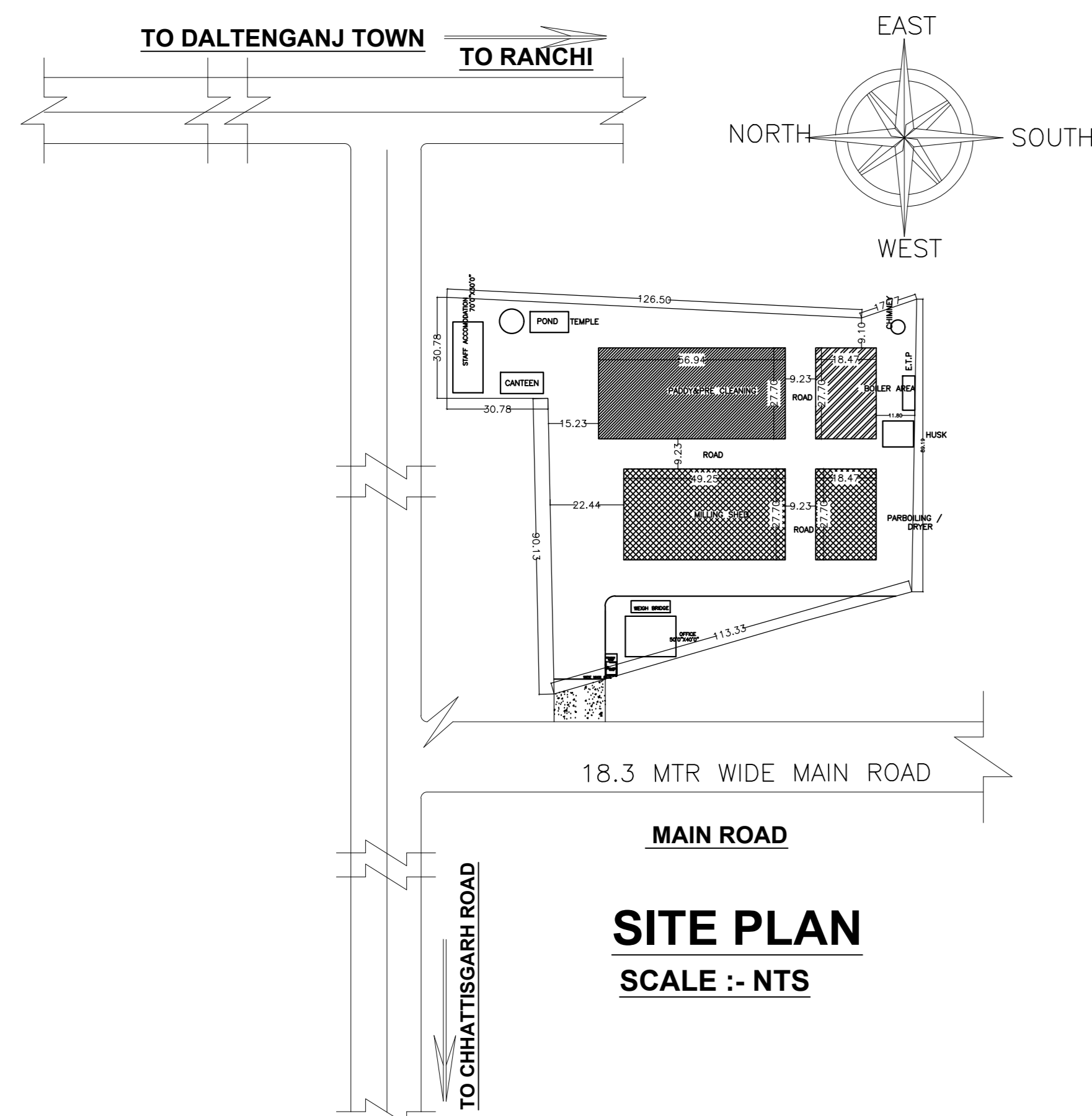
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (PARBOILING AND DRYER)	D	3.00	2.13	04

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (PARBOILING AND DRYER)	W	3.00	2.13	12

UnitBUA Table for Building :A (PARBOILING AND DRYER)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR	PARBOILING AND DRYER	OTHER	511.66	510.73	1	1
Total :			511.66	510.73	1	1



LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
MOHAMMAD FAZ KHAN PZ/ENG/0005/2019			