

Proposal Basic Information

Proposal File No.	SKZP/BP/0031/2022
Owner Name	NAVLESH KUMAR PANDEY
Khata No	216
Plot No	91
Village Name	DOBO
Use	Residential
SubUse	Residential Bldg/Apartment

UnitBUA Table for Building :A (BUILDING)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
TYPICAL - 1, 2, 3& 4 FLOOR PLAN	UNIT 1	FLAT	46.91	46.81	5	16
	UNIT 2	FLAT	37.59	37.53	4	
	UNIT 3	FLAT	52.60	52.53	6	
	UNIT 4	FLAT	52.01	51.94	5	
Total:	-	-	756.46	755.24	80	16

Building :A (BUILDING)

Floor Name	Gross Builtup Area	Deductions From Gross BUA/Area in Sq.mt.)	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.)	Trmt (No.)
				Lift	Accessory Use	Parking					
Parking Floor	215.78	0.00	215.78	0.00	0.00	205.04	0.00	7.40	10.74	10.74	00
First Floor	215.78	5.92	209.86	3.34	8.65	0.00	197.87	0.00	197.87	197.87	04
Second Floor	215.78	5.92	209.86	3.34	8.65	0.00	197.87	0.00	197.87	197.87	04
Third Floor	215.78	5.92	209.86	3.34	8.65	0.00	197.87	0.00	197.87	197.87	04
Fourth Floor	215.78	5.92	209.86	3.34	8.65	0.00	197.87	0.00	197.87	197.87	04
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total	1078.90	23.68	1055.22	13.36	34.60	205.04	791.48	7.40	802.22	802.22	16
Total Number of Same Buildings :	1										
Total :	1078.90	23.68	1055.22	13.36	34.60	205.04	791.48	7.40	802.22	802.22	16

Buildingwise Floor FAR Details

Floor Name	Building Name A (BUILDING)				Total			
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Parking Floor	215.78	10.74	215.78	10.74				
First Floor	209.86	197.87	209.86	197.87				
Second Floor	209.86	197.87	209.86	197.87				
Third Floor	209.86	197.87	209.86	197.87				
Fourth Floor	209.86	197.87	209.86	197.87				
Terrace Floor	0.00	0.00	0.00	0.00				
Total :	1055.22	802.22	1055.22	802.22				

Required Parking (Table 7a)

Building Name	Type	SubUse	Area (Sq.mt.)	Units		Car		Visitors Car		TwoWheeler	
				Reqd.	Prop.	Reqd./Unit	Prop.	Reqd./Unit	Prop.	Reqd./Unit	Prop.
A (BUILDING)	Residential	Residential Bldg/Apartment	> 0	1	16.00	-	-	-	-	-	-
			> 0	1	16.00	-	-	-	-	1	16
Total :			-	-	-	-	16	16	-	2	16

Parking Check (Table 7b)

Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	4	50.00
Four Stack Car	-	-	12	150.00
Total Car	16	200.00	16	200.00
Visitor's Car Parking	-	-	2	25.00
Total Visitor Parking	2	25.00	2	25.00
TwoWheeler	-	-	16	32.00
Total TwoWheeler	16	32.00	16	32.00
Other Parking	-	-	-	125.04
Total		257.00		414.04

FAR & Tenement Details (Table 4c-1)

Building	No. of Same Bldg	Gross Built Up Area (Sq.mt.)	Deductions From Gross BUA/Area in Sq.mt.)	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.)	Trmt (No.)
					Lift	Accessory Use	Parking					
A (BUILDING)	1	1078.90	23.68	1055.22	13.36	34.60	205.04	791.48	7.40	802.22	802.22	16
Grand Total :	1	1078.90	23.68	1055.22	13.36	34.60	205.04	791.48	7.40	802.22	802.22	16

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (BUILDING)	D3	0.76	2.13	16
A (BUILDING)	D2	0.84	2.13	08
A (BUILDING)	D1	0.91	2.13	28
A (BUILDING)	D	1.07	2.13	16

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (BUILDING)	V	0.61	0.61	20
A (BUILDING)	W1	1.22	1.22	21
A (BUILDING)	W	1.52	1.22	48

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)	Dark Blue

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
A (BUILDING)	Residential	Residential Bldg/Apartment	Non-Highrise

LTP NAME AND SIGNATURE

NIKHIL SHUKLA
SKZP/ARC/0003/2018

STRUCTURAL ENG'S NAME AND SIGNATURE

BUILDER NAME AND SIGNATURE

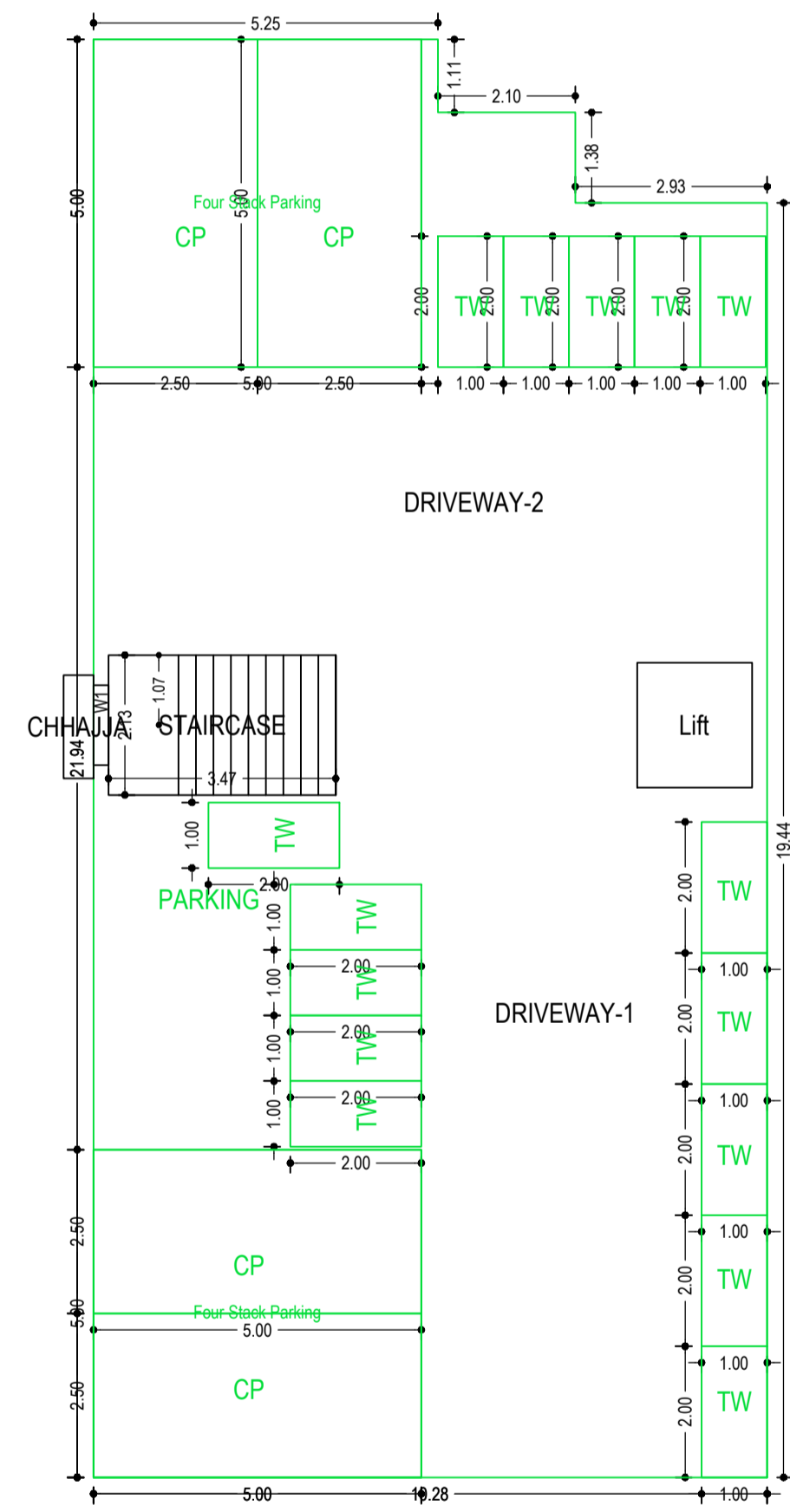
DIGITAL SIGNATURE

AREA STATEMENT	VERSION NO. : 1.0.65
SARAIKELA KHARSAWAN	VERSION DATE: 16/10/2020
ZILA PARISHAD	
PROJECT DETAIL:	
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential
District: SERAIKELA	Plot SubUse: Residential Bldg/Apartment
Authority: SARAIKELA KHARSAWAN ZILA PARISHAD	PlotNearby/ReligiousStructure: NA
Inward No: SKZP/BP/0031/2022	Plot/SubPlot No: 91
Application Type: General Proposal	North: -
Project Type: Building Permission	South: -
Nature of Development: New	East: Road Width - 12.19
Location of Development Area: New Area	West: -
AREA DETAILS:	
AREA OF PLOT (Minimum)	(A)
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)
Deduction for Balance Plot Area(from Gross Plot Area)	
Common Plot	70.75
Total	70.75
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions)
COVERAGES CHECK	
Permissible Coverage area (60.00 %)	260.96
Proposed Coverage Area (49.61 %)	215.78
Total Prop. Coverage Area (49.61 %)	215.78
Balance coverage area (10.39 %)	45.18
FAR CHECK	
Perm. FAR Area (2.00)	869.86
Total Perm. FAR area	869.86
Residential FAR	791.48
Proposed FAR Area	802.22
Total Proposed FAR Area	802.22
Consumed FAR (Factor)	1.84
Balance FAR Area	67.64
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	1055.22
ARCHITECT (Regd)	
ENGINEER (Regd)	NIKHIL SHUKLA
SUPERVISOR (Regd)	
OWNER (Regd)	NAVLESH KUMAR PANDEY
DEVELOPMENT AUTHORITY	
	LOCAL BODY

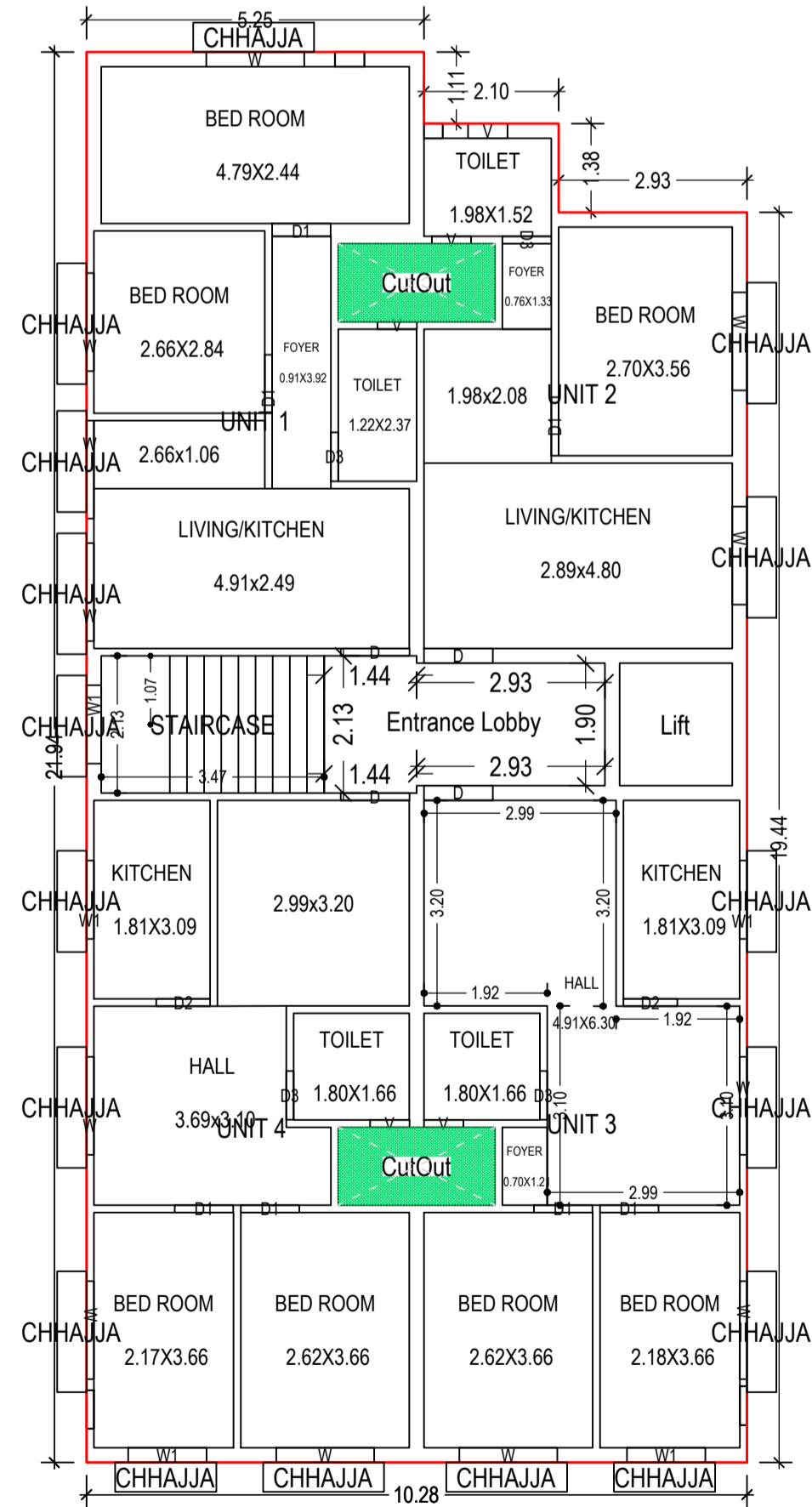
SITE PLAN

Proposal Basic Information

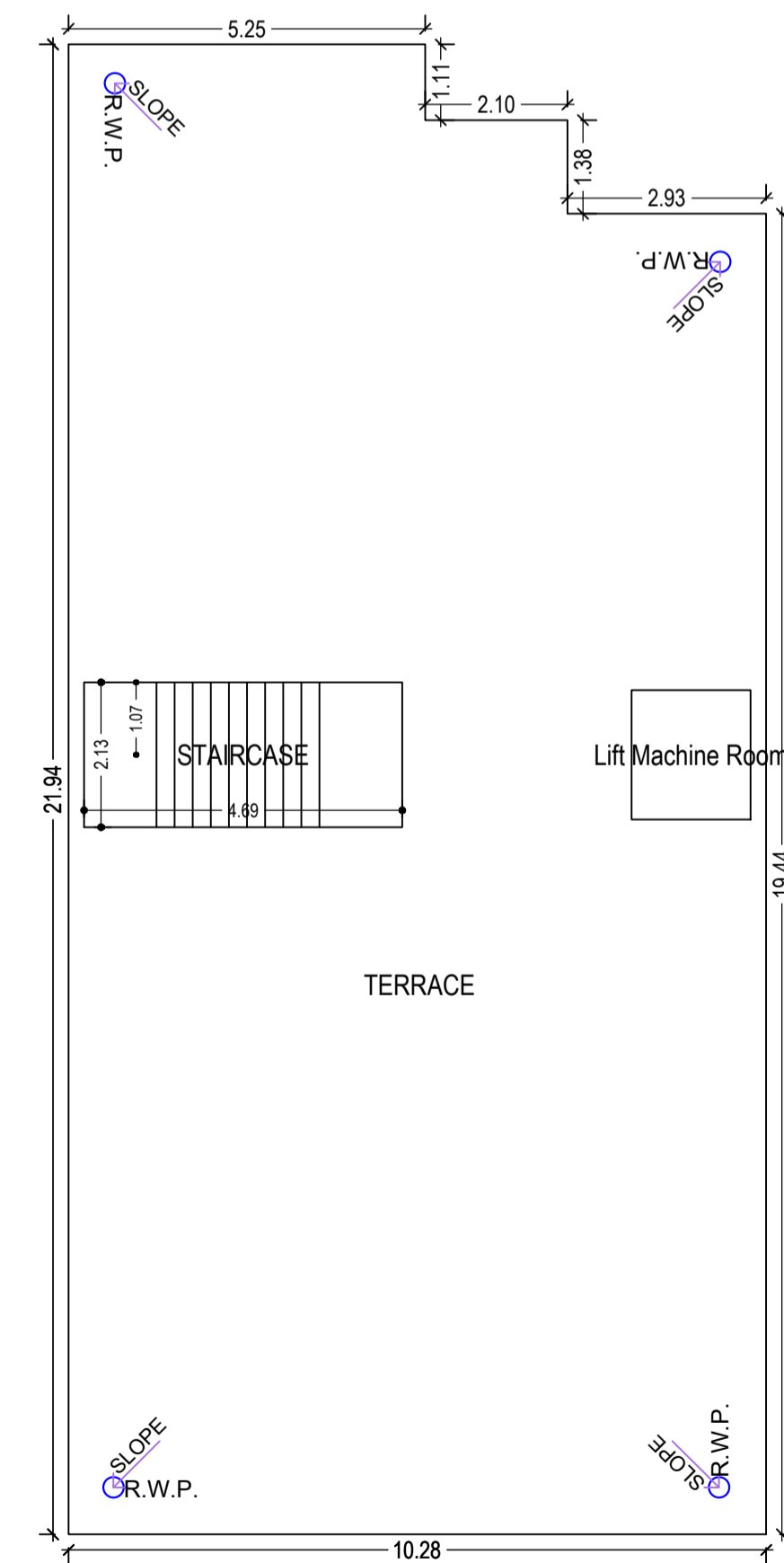
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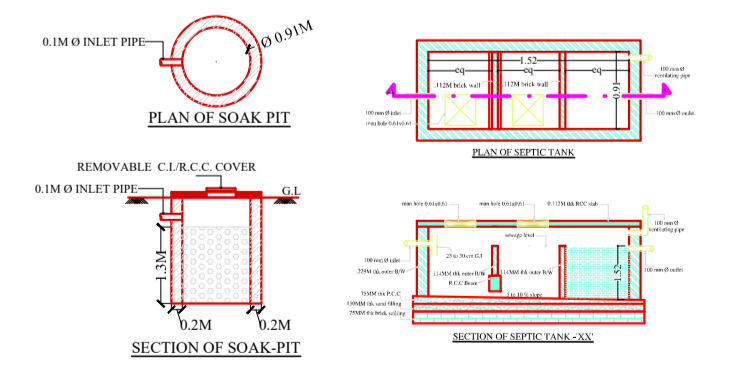
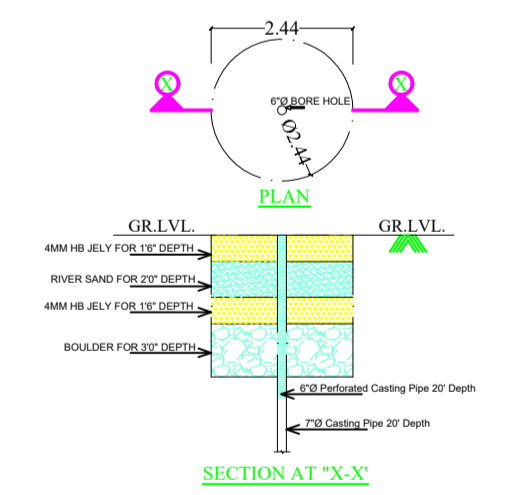
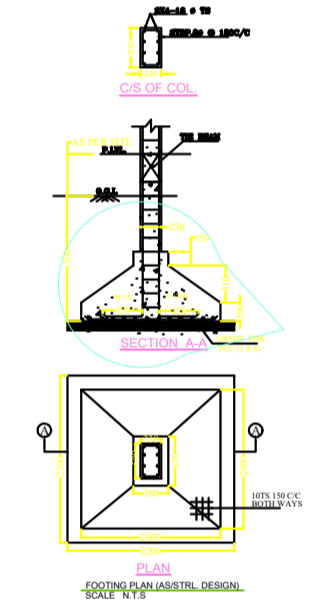
PARKING FLOOR PLAN
(SCALE 1:100)



TYPICAL - 1, 2, 3 & 4 FLOOR PLAN
(Proposed)
(SCALE 1:100)

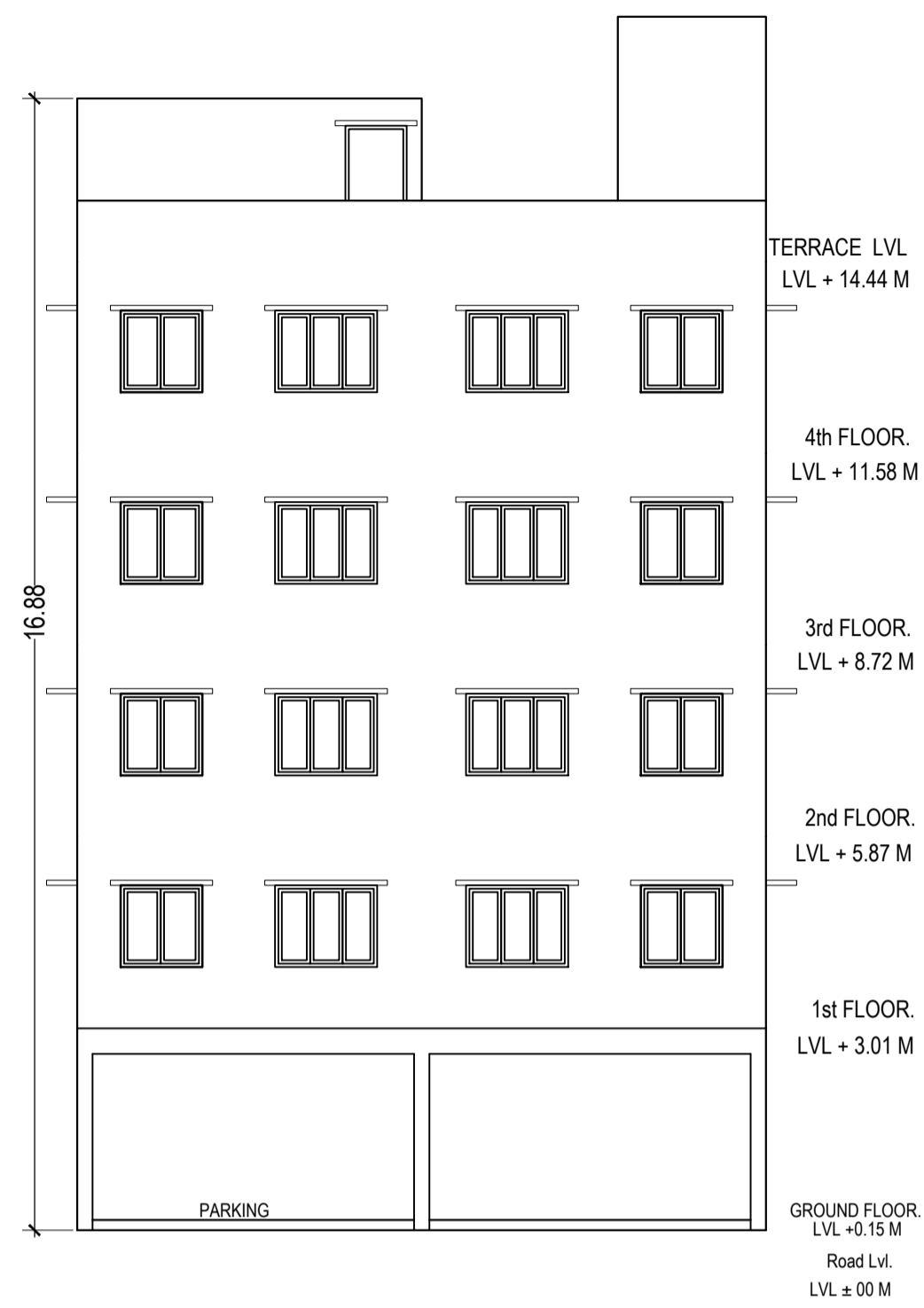


TERRACE FLOOR PLAN
(SCALE 1:100)



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NIKHIL SHUKLA SKZP/ARC/003/2018			

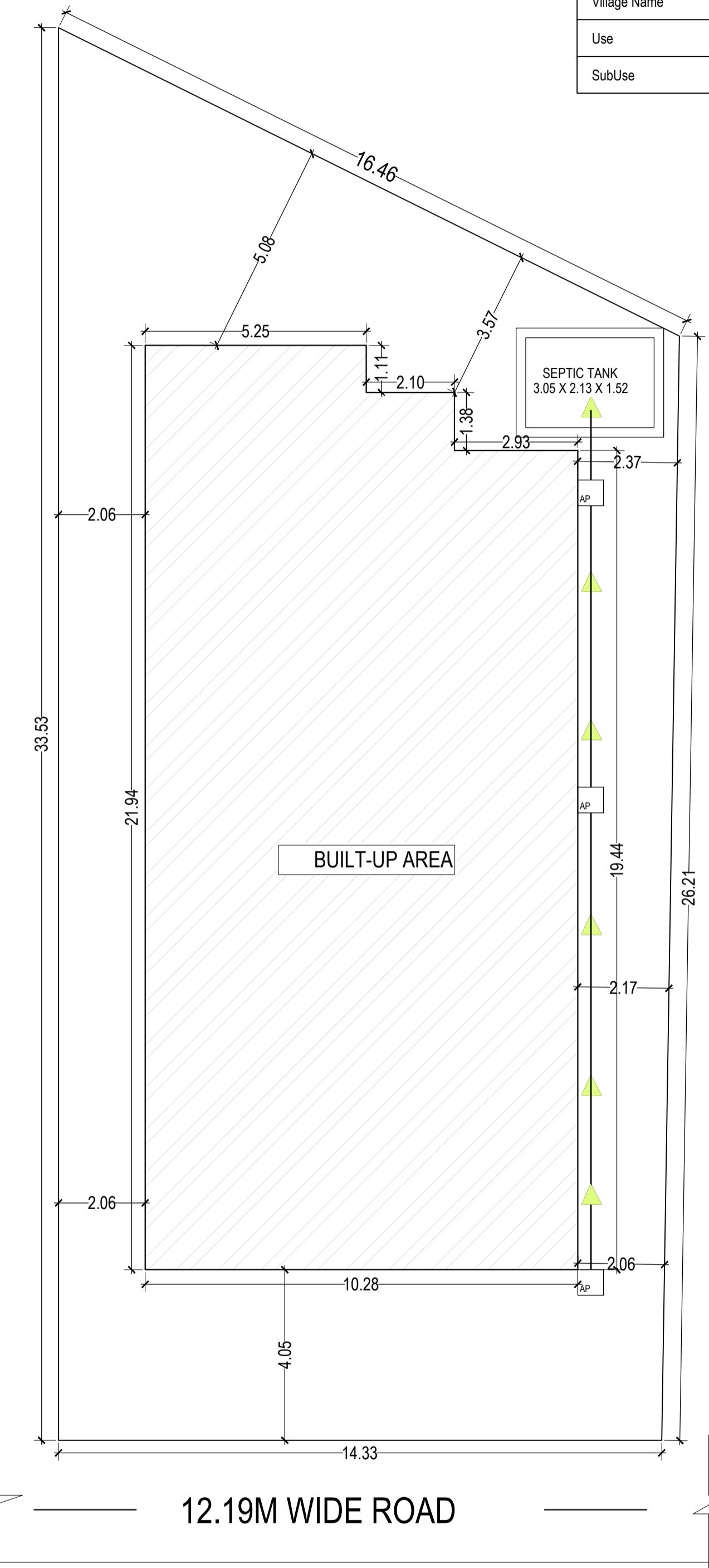
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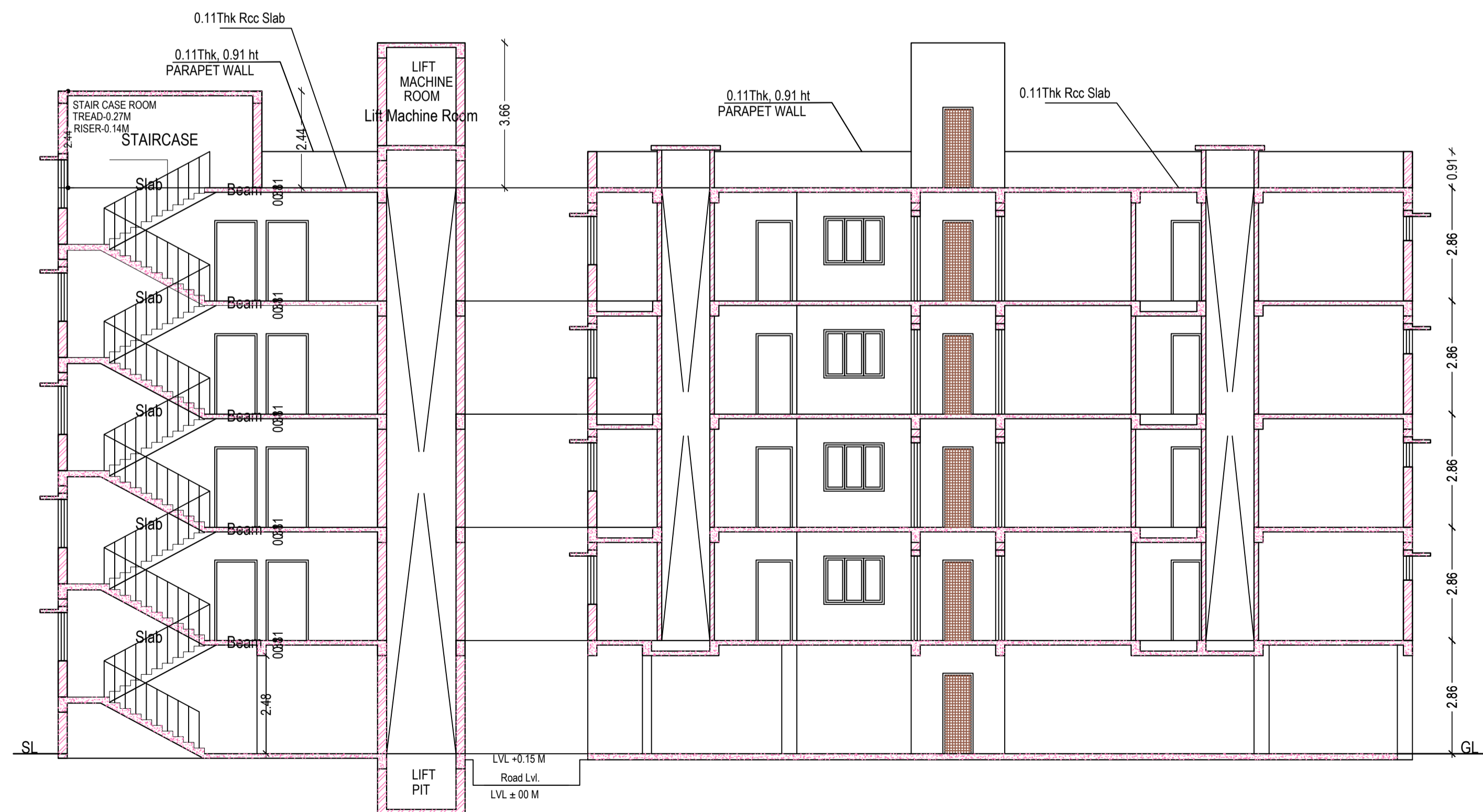
FRONT ELEVATION
SCALE-1:100



NORTH SIDE ELEVATION



12.19M WIDE ROAD
N
SITE PLAN



SECTION AT -XX
SCALE-1:100

SECTION AT -YY
SCALE-1:100

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