

Proposal Basic Information	
Proposal File No.	ESZP/HP/0022/2022
Owner Name	LALITA SINGH AND PRAMOD KUMAR SINGH
Khata No.	852,852,852,1008,1008,1008,852,852,852,1008
Plot No.	1846,1847,1848,1841,1842,1844,1843,1845,1838,1841
Village Name	Ghaghidh
Use	Residential
SubUse	Residential Bldg/Apartment

AREA STATEMENT EAST SINGHPHUM ZILA PARISHAD		VERSION NO: 1.0.65
PROJECT DETAIL		VERSION DATE: 16/10/2020
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential	
District: EAST SINGHPHUM	Plot SubUse: Residential Bldg/Apartment	
Authority: EAST SINGHPHUM ZILA PARISHAD	Plot/Nearty/Religious/Structure: NA	
Board No: ESZP/HP/0022/2022	Plot/No: 1846, 1847, 1848, 1841, 1842, 1844, 1843, 1845, 1838, 1841	
Application Type: General Proposal	North Road Width: 6.2	
Project Type: Building Permission	South Plot No.: CHURAMANI	
Nature of Development: New	East Road Width: 6.2	
Location of Development Area: Old	West Plot No.: PRAMOD SINGH	
AREA DETAILS		SQ.MT.
NET AREA OF PLOT (Minimum)	(A)	1606.55
NET AREA OF PLOT (Gross Plot Area - Deduction from Gross Plot Area)	(A-Deductions)	1606.55
Deduction for Balance Plot Area(from Gross Plot Area)		
Common Plot		397.53
Total		397.53
BALANCE AREA OF PLOT (Net Plot Area - Recreational/Amenity space)	(A-Deductions)	1209.02
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	1606.55
Plot Area for FAR (Net Plot Area + Road/Widening Area)	(A-Deductions)	1606.55
COVERAGE CHECK		
Permissible Coverage area ( 50.00 % )		803.28
Proposed Coverage Area (48.88 % )		784.06
Total Prop. Coverage Area ( 48.8 % )		784.06
Balance coverage area ( 1.20 % )		19.22
FAR CHECK		
Perm. FAR Area ( 2.00 )		3213.10
Total Perm. FAR area		3213.10
Residential FAR		3018.35
Commercial FAR		134.88
Proposed FAR Area		3179.67
Total Proposed FAR Area		3179.67
Consumed FAR (Factor)		1.96
Balance FAR Area		33.43
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		3903.91
ARCHITECT (Regd)	SUMANA BASACK	
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)	LALITA SINGH AND PRAMOD KUMAR SINGH	
DEVELOPMENT AUTHORITY		LOCAL BODY

COLOR INDEX	
PLOT BOUNDARY	Black
ADJUTING ROAD	Green
PROPOSED CONSTRUCTION	Red
COMMON PLOT	Yellow
ROAD WIDENING AREA	Blue
EXISTING (To be retained)	Light Blue
EXISTING (To be demolished)	Dark Blue

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)
Ground Floor	784.07	161.32	784.07	161.32
First Floor	779.96	779.96	779.96	779.96
Second Floor	779.96	779.96	779.96	779.96
Third Floor	779.96	779.96	779.96	779.96
Fourth Floor	779.96	779.96	779.96	779.96
Terrace Floor	0.00	0.00	0.00	0.00
Total	3903.91	3179.68	3903.91	3179.68

Building USE/SUBUSE Details			
Building Name	Building Use	Building SubUse	Building Structure
A (BUILDING)	Residential	Residential Bldg/Apartment	Non-Registre

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 Bldg/Apartment		-> 0	1	28.00	1	28	-	-	-	-
				1	28.00	-	-	1	28	-	-
				1	28.00	-	-	1	3	-	-
Commercial	Shop		-> 0	50	134.88	1	2	-	-	-	-
				50	134.88	-	-	3	6	-	-
Total			-	-	30	53	3	3	3	43	

Parking Check (Table 7b)					
Vehicle Type	No.	Reqd.		No.	Area
		Area	Prop.		
Car	-	-	19	237.50	
Three Stack Car	-	-	10	125.00	
Four Stack Car	-	-	24	300.00	
Total Car	30	375.00	53	662.50	
Visitor's Car Parking	-	-	3	37.50	
Total Visitor Parking	3	37.50	3	37.50	
TwoWheeler	-	-	43	86.00	
Total TwoWheeler	34	86.00	43	86.00	
Other Parking	-	-	-	291.89	
Total	483.50	-	-	1163.59	

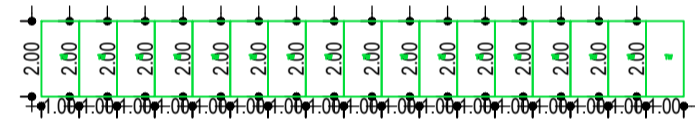
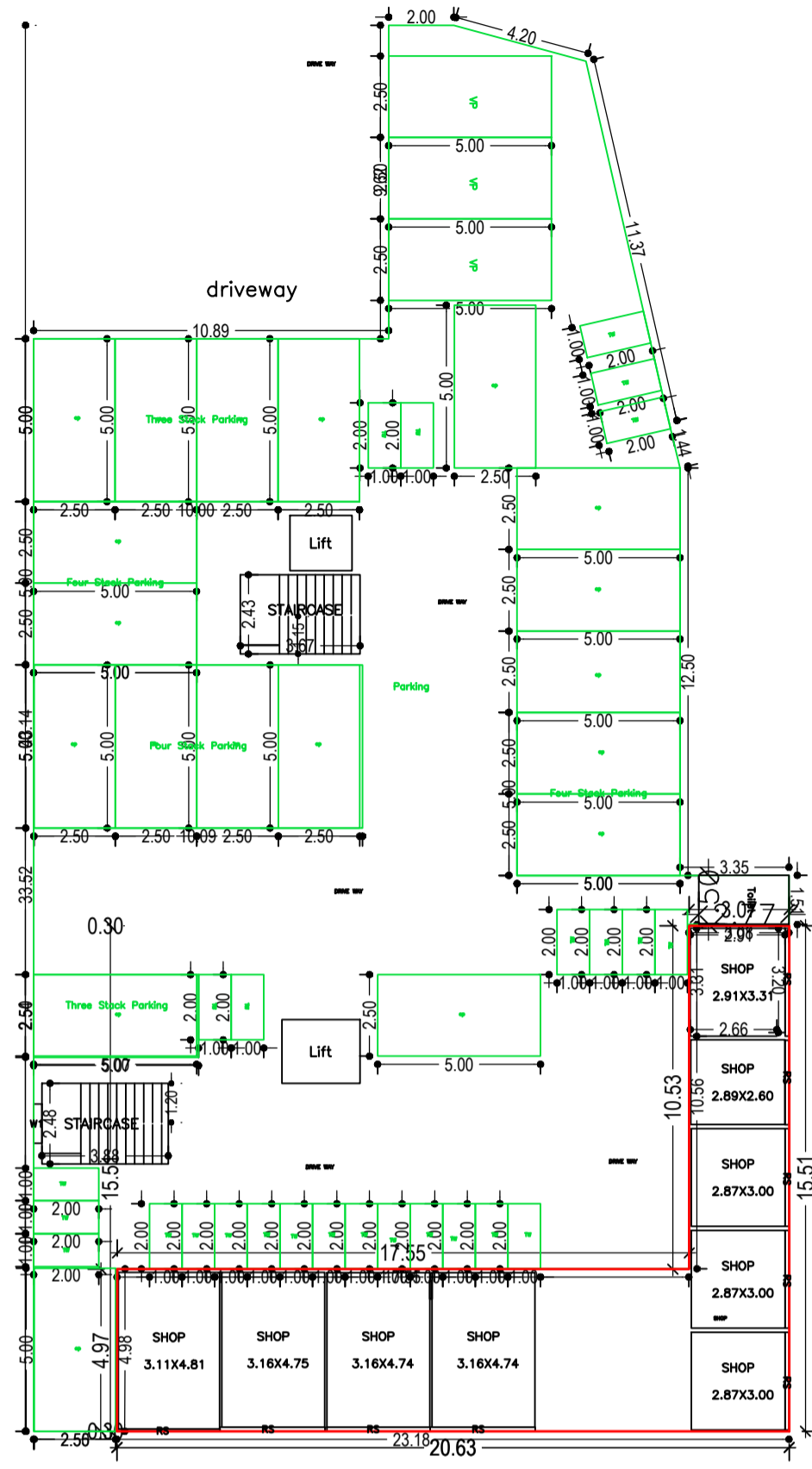
FAR & Tenement Details (Table 4c-1)														
Building	No. of Same Bldg	Gross Built Up Area (Sq.mt)	Deductions From Gross BU Area (Sq.mt)	Total Built Up Area (Sq.mt)	Deductions (Area in Sq.mt)				Proposed FAR Area (Sq.mt)	Add to FAR (Sq.mt)	Total FAR Area (Sq.mt)	Total Consumed FAR Area (Sq.mt)	Trmt (No.)	
					Cutout	Lift	Balcony	Accessory Use						Parking
A (BUILDING)	1	3994.95	91.04	3903.91	31.64	69.84	4.16	618.59	3018.36	134.88	18.53	3179.68	3179.68	29
Grand Total	1	3994.95	91.04	3903.91	31.64	69.84	4.16	618.59	3018.36	134.88	18.53	3179.68	3179.68	29

SITE PLAN

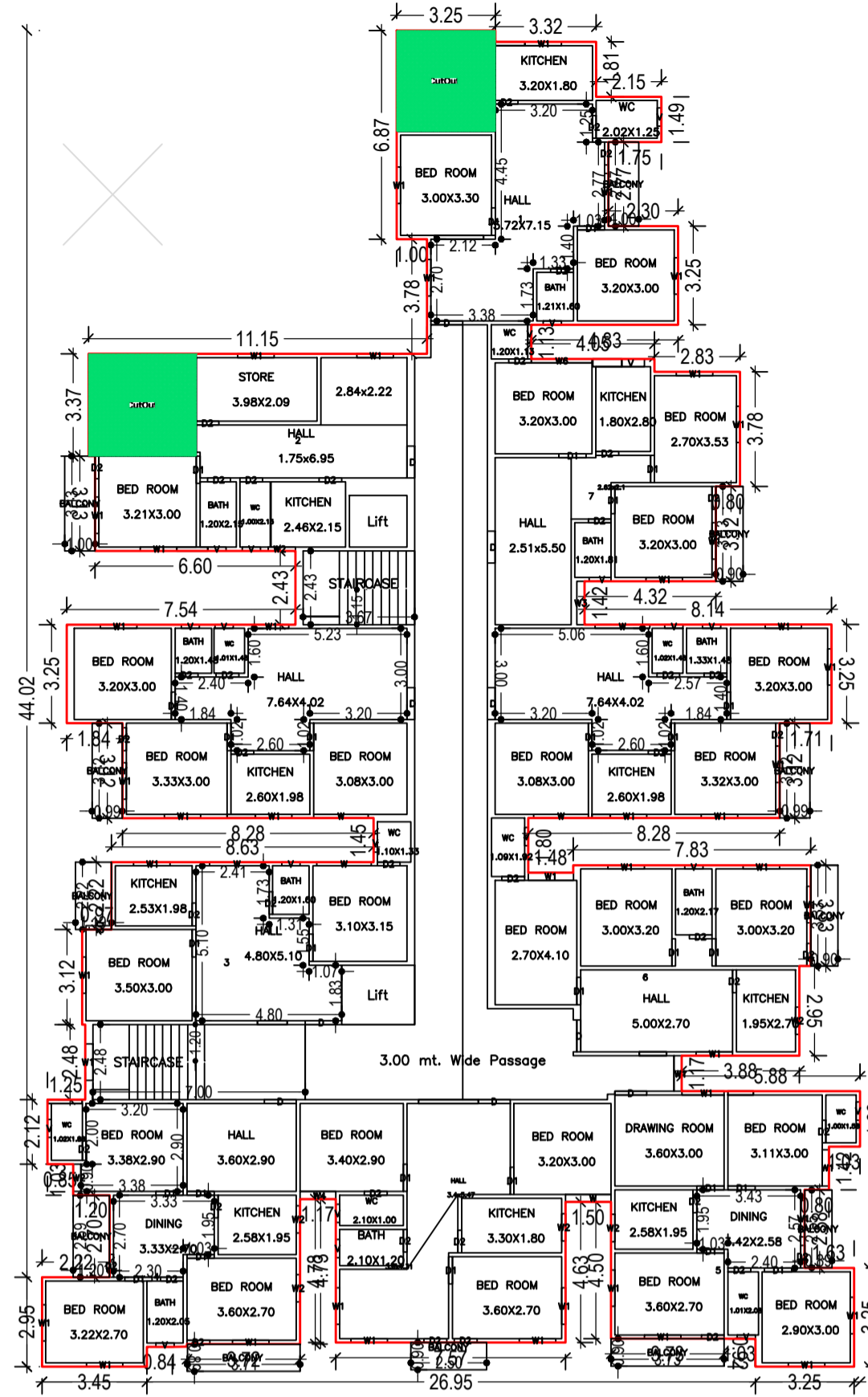
LTP NAME AND SIGNATURE	STRUCTURAL ENGS NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	NOTARIAL SIGNATURE
SUMANA BASACK ESZP/HP/0011/2018			

Proposal Basic Information

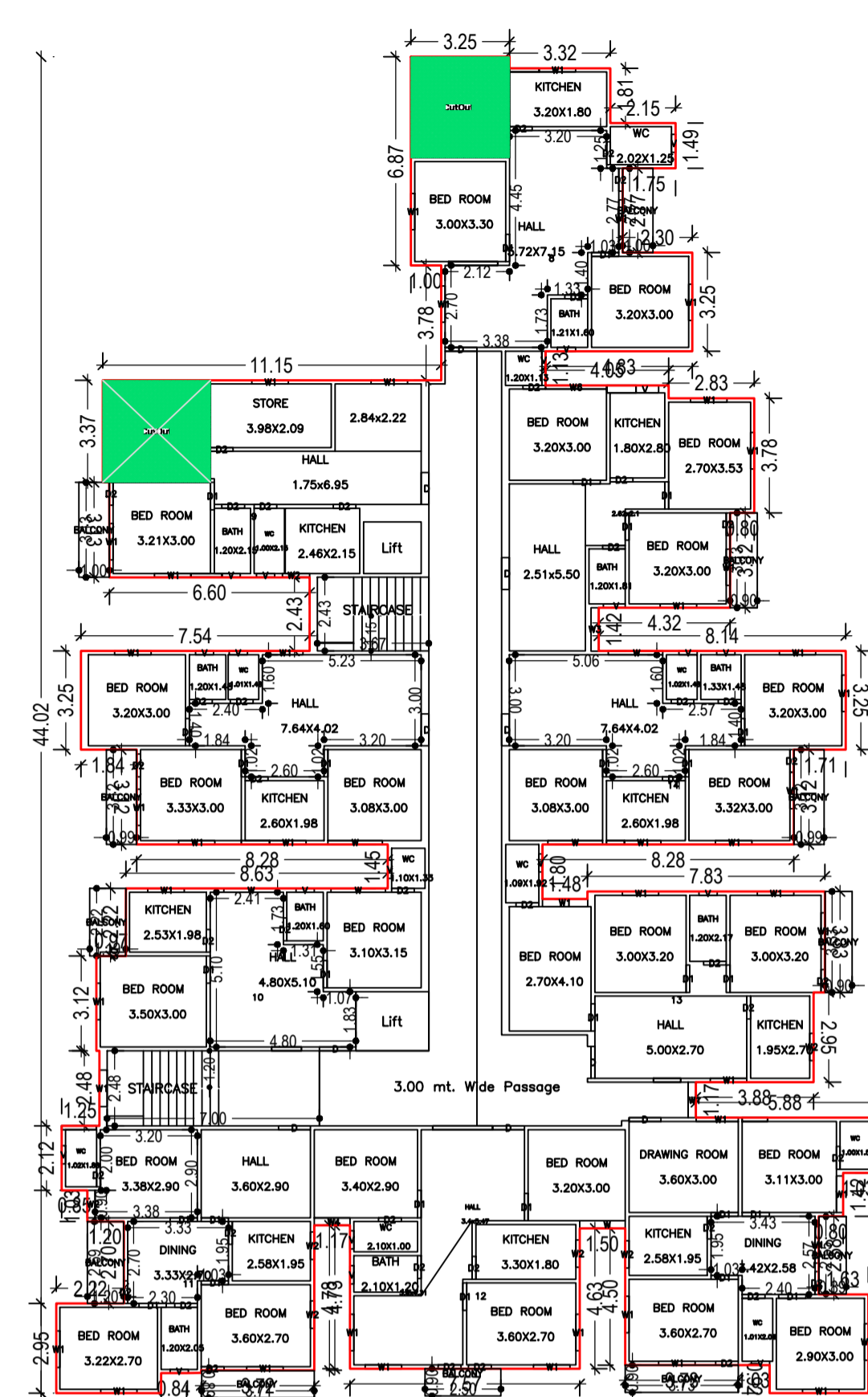
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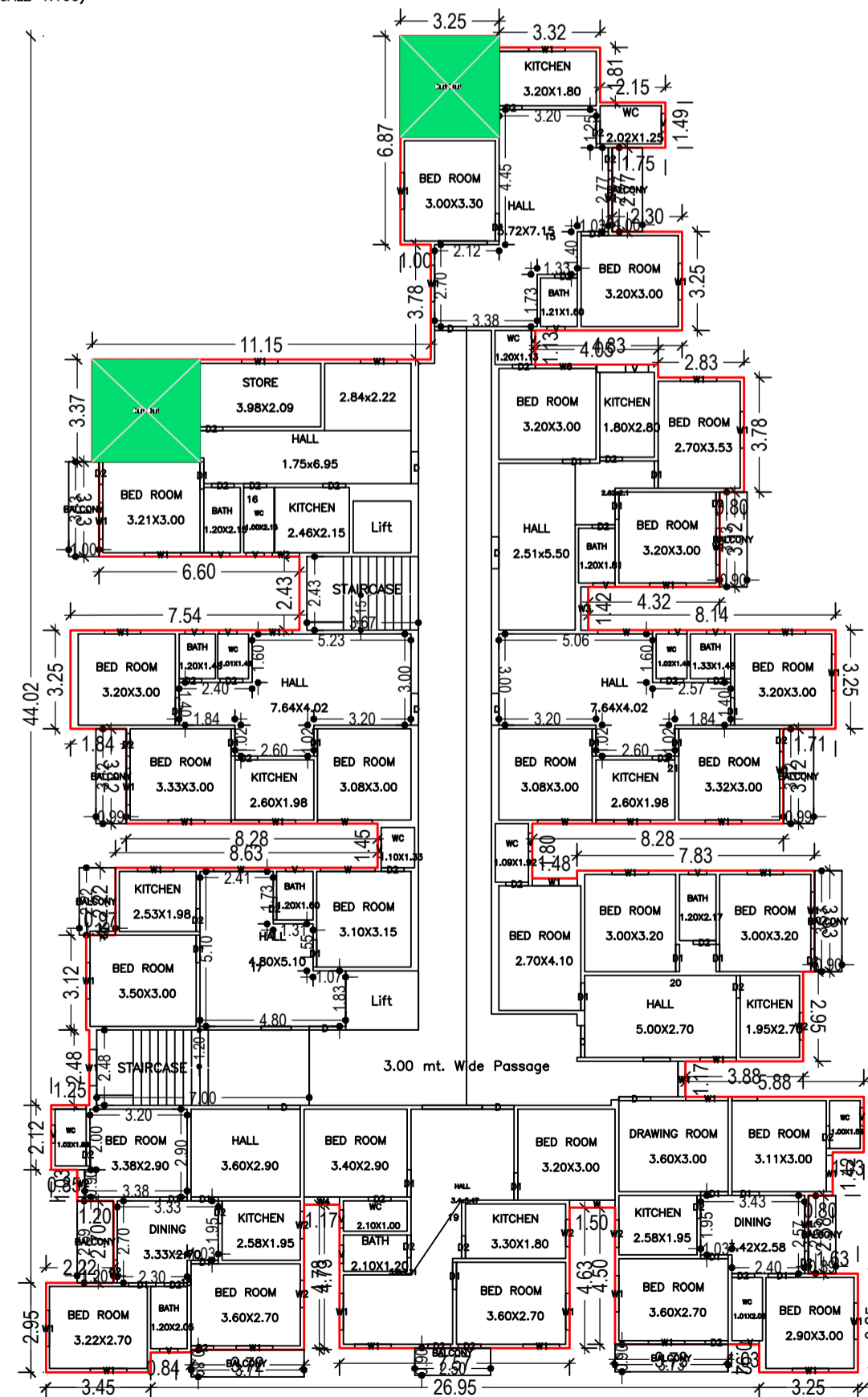
GROUND FLOOR PLAN (Proposed) (SCALE 1:100)



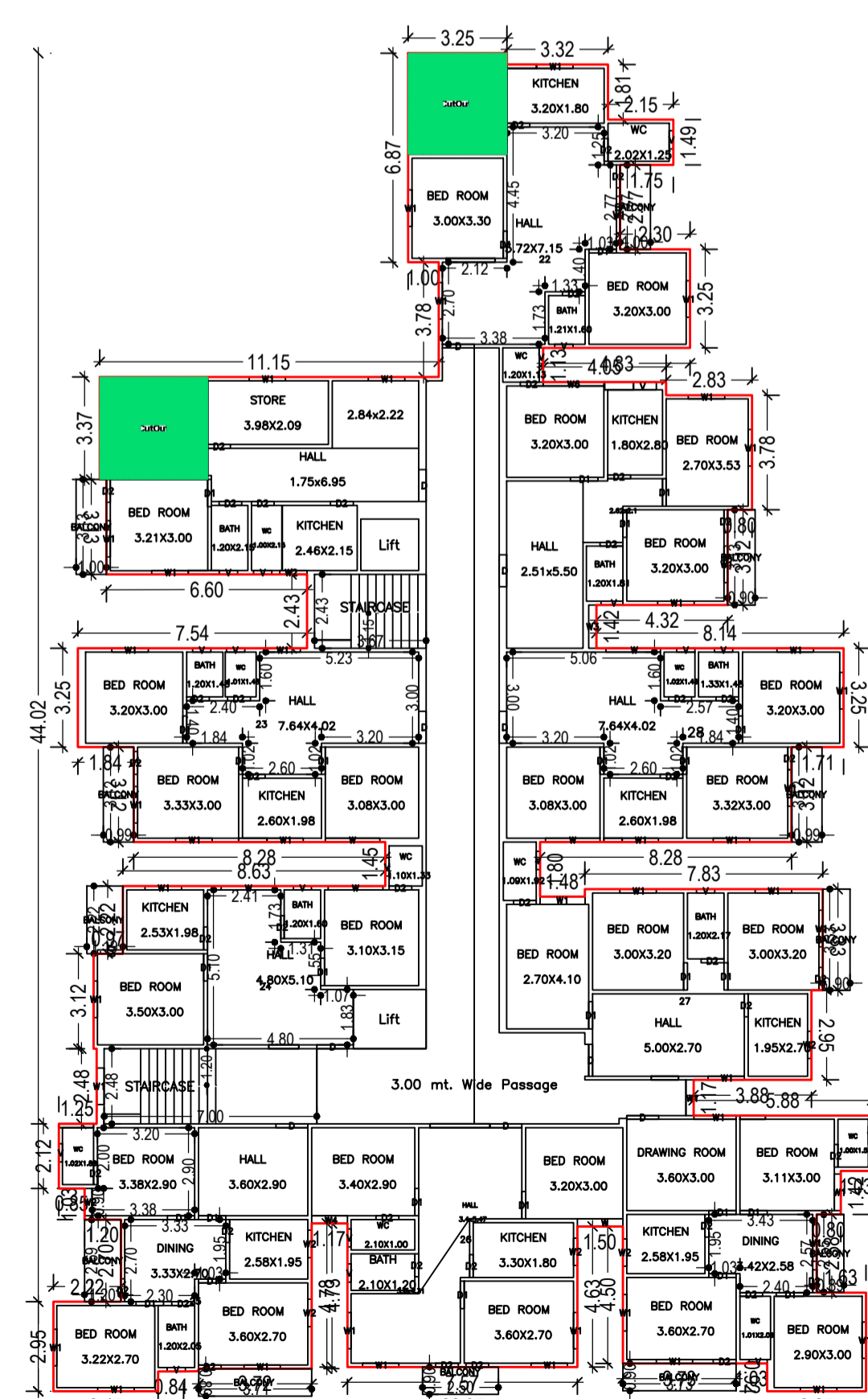
FIRST FLOOR PLAN (Proposed) (SCALE 1:100)



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



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



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

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
SUMANA BASACK ESZP/ARC/0011/2018			

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Proposal File No.	ESZP/IB/0022/2022
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PLOT No	1846,1847,1848,1841,1842,1844,1843,1845,1838,1841
Village Name	Ghaghidih
Use	Residential
SubUse	Residential Bldg/Apartment

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	Balcony	Accessory Use	Parking	Resi.	Commercial				
Ground Floor	784.07	0.00	784.07	0.00	0.00	4.16	618.59	0.00	134.88	18.53	161.32	161.32	01
First Floor	802.72	22.76	779.96	7.91	17.46	0.00	0.00	754.59	0.00	0.00	754.59	754.59	07
Second Floor	802.72	22.76	779.96	7.91	17.46	0.00	0.00	754.59	0.00	0.00	754.59	754.59	07
Third Floor	802.72	22.76	779.96	7.91	17.46	0.00	0.00	754.59	0.00	0.00	754.59	754.59	07
Fourth Floor	802.72	22.76	779.96	7.91	17.46	0.00	0.00	754.59	0.00	0.00	754.59	754.59	07
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	3994.95	91.04	3903.91	31.64	69.84	4.16	618.59	3018.36	134.88	18.53	3179.68	3179.68	29
Total Number of Same Buildings :	1												

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (BUILDING)	D2	0.75	2.10	172
A (BUILDING)	D2	0.84	2.10	04
A (BUILDING)	D1	0.90	2.10	112
A (BUILDING)	D	1.05	2.10	40
A (BUILDING)	RS	2.60	2.10	01
A (BUILDING)	RS	3.00	2.10	03
A (BUILDING)	RS	3.15	2.10	01
A (BUILDING)	RS	3.17	2.10	01
A (BUILDING)	RS	3.23	2.10	02
A (BUILDING)	RS	3.31	2.10	01

SCHEDULE OF WINDOW/VENTILATION:

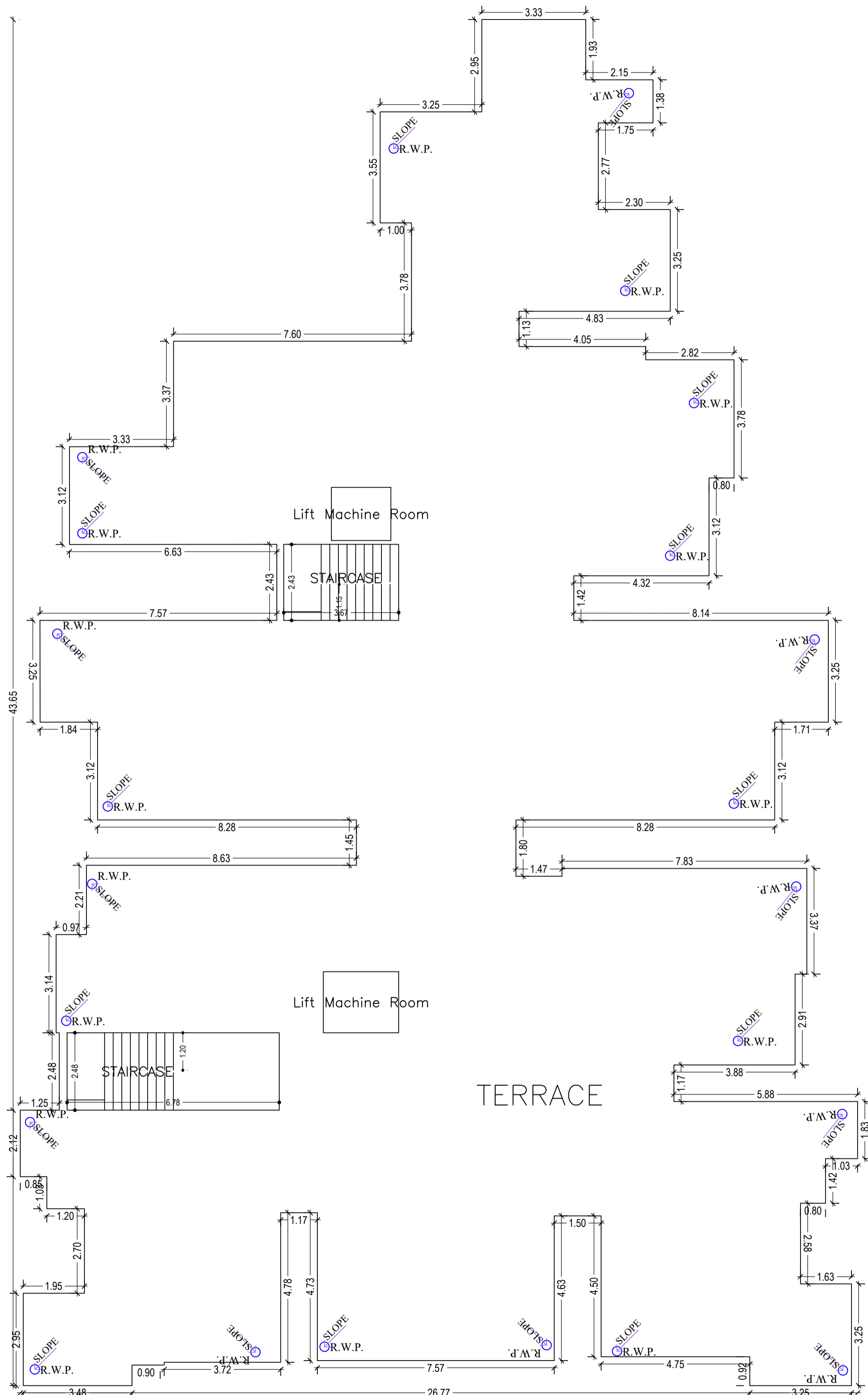
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (BUILDING)	V	0.60	1.20	76
A (BUILDING)	V	0.72	1.20	04
A (BUILDING)	V	0.75	1.20	04
A (BUILDING)	W2	0.90	1.20	28
A (BUILDING)	W1	1.17	1.20	04
A (BUILDING)	W4	1.18	1.20	04
A (BUILDING)	W1	1.20	1.20	173
A (BUILDING)	W1	1.39	1.20	04
A (BUILDING)	W1	1.48	1.20	04
A (BUILDING)	W	1.50	1.20	04
A (BUILDING)	W	1.80	1.20	20
A (BUILDING)	W6	2.00	1.20	04

Balcony Calculations Table

FLOOR	SIZE	AREA	TOTAL AREA
FIRST FLOOR PLAN	1.19 X 2.22 X 1 X 1	2.64	34.91
	1.00 X 2.77 X 1 X 1	2.77	
	1.00 X 3.13 X 1 X 1	3.12	
	0.90 X 3.13 X 1 X 1	2.81	
	0.99 X 3.12 X 2 X 1	6.18	
	1.20 X 2.69 X 1 X 1	3.22	
	0.90 X 2.56 X 1 X 1	2.28	
	0.90 X 2.50 X 1 X 1	2.25	
	0.90 X 3.73 X 1 X 1	3.35	
	0.89 X 3.71 X 1 X 1	3.31	
SECOND FLOOR PLAN	1.19 X 2.22 X 1 X 1	2.64	34.91
	1.00 X 2.77 X 1 X 1	2.77	
	1.00 X 3.13 X 1 X 1	3.12	
	0.90 X 3.13 X 1 X 1	2.81	
	0.99 X 3.12 X 2 X 1	6.18	
	1.20 X 2.69 X 1 X 1	3.22	
	0.90 X 2.56 X 1 X 1	2.28	
	0.90 X 2.50 X 1 X 1	2.25	
	0.90 X 3.73 X 1 X 1	3.35	
	0.89 X 3.71 X 1 X 1	3.31	
THIRD FLOOR PLAN	1.19 X 2.22 X 1 X 1	2.64	34.91
	1.00 X 2.77 X 1 X 1	2.77	
	1.00 X 3.13 X 1 X 1	3.12	
	0.90 X 3.13 X 1 X 1	2.81	
	0.99 X 3.12 X 2 X 1	6.18	
	1.20 X 2.69 X 1 X 1	3.22	
	0.90 X 2.56 X 1 X 1	2.28	
	0.90 X 2.50 X 1 X 1	2.25	
	0.90 X 3.73 X 1 X 1	3.35	
	0.89 X 3.71 X 1 X 1	3.31	
FOURTH FLOOR PLAN	1.19 X 2.22 X 1 X 1	2.64	34.91
	1.00 X 2.77 X 1 X 1	2.77	
	1.00 X 3.13 X 1 X 1	3.12	
	0.90 X 3.13 X 1 X 1	2.81	
	0.99 X 3.12 X 2 X 1	6.18	
	1.20 X 2.69 X 1 X 1	3.22	
	0.90 X 2.56 X 1 X 1	2.28	
	0.90 X 2.50 X 1 X 1	2.25	
	0.90 X 3.73 X 1 X 1	3.35	
	0.89 X 3.71 X 1 X 1	3.31	
FOURTH FLOOR PLAN	1.00 X 2.77 X 1 X 1	2.77	139.64
	1.00 X 3.13 X 1 X 1	3.12	
	0.90 X 3.13 X 1 X 1	2.81	
	0.99 X 3.12 X 2 X 1	6.18	
	1.20 X 2.69 X 1 X 1	3.22	
	0.90 X 2.56 X 1 X 1	2.28	
	0.90 X 2.50 X 1 X 1	2.25	
	0.90 X 3.73 X 1 X 1	3.35	
	0.89 X 3.71 X 1 X 1	3.31	
	0.90 X 3.33 X 1 X 1	2.98	
Total	-	-	139.64

UnitBUA Table for Building :A (BUILDING)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
FIRST FLOOR PLAN	1	FLAT	64.74	61.65	6	7
	2	FLAT	127.35	120.89	13	
	3	FLAT	56.35	53.59	6	
	4	FLAT	70.06	63.39	8	
	5	FLAT	140.77	132.53	15	
	6	FLAT	66.04	62.95	7	
	7	FLAT	136.30	130.08	14	
SECOND FLOOR PLAN	10	FLAT	56.35	53.59	6	7
	11	FLAT	70.06	63.39	8	
	12	FLAT	140.77	132.53	15	
	13	FLAT	66.04	62.95	7	
	14	FLAT	136.30	130.08	14	
	8	FLAT	64.74	61.65	6	
	9	FLAT	127.35	120.89	13	
THIRD FLOOR PLAN	15	FLAT	64.74	61.65	6	7
	16	FLAT	127.35	120.89	13	
	17	FLAT	56.35	53.59	6	
	18	FLAT	70.06	63.39	8	
	19	FLAT	140.77	132.53	15	
	20	FLAT	66.04	62.95	7	
	21	FLAT	136.30	130.08	14	
FOURTH FLOOR PLAN	22	FLAT	64.74	61.65	6	7
	23	FLAT	127.35	120.89	13	
	24	FLAT	56.35	53.59	6	
	25	FLAT	70.06	63.39	8	
	26	FLAT	140.77	132.53	15	
	27	FLAT	66.04	62.95	7	
	28	FLAT	136.30	130.08	14	
GROUND FLOOR PLAN	SHOP	SHOP	134.67	134.63	9	1
Total:	-	-	2781.11	2634.91	285	29

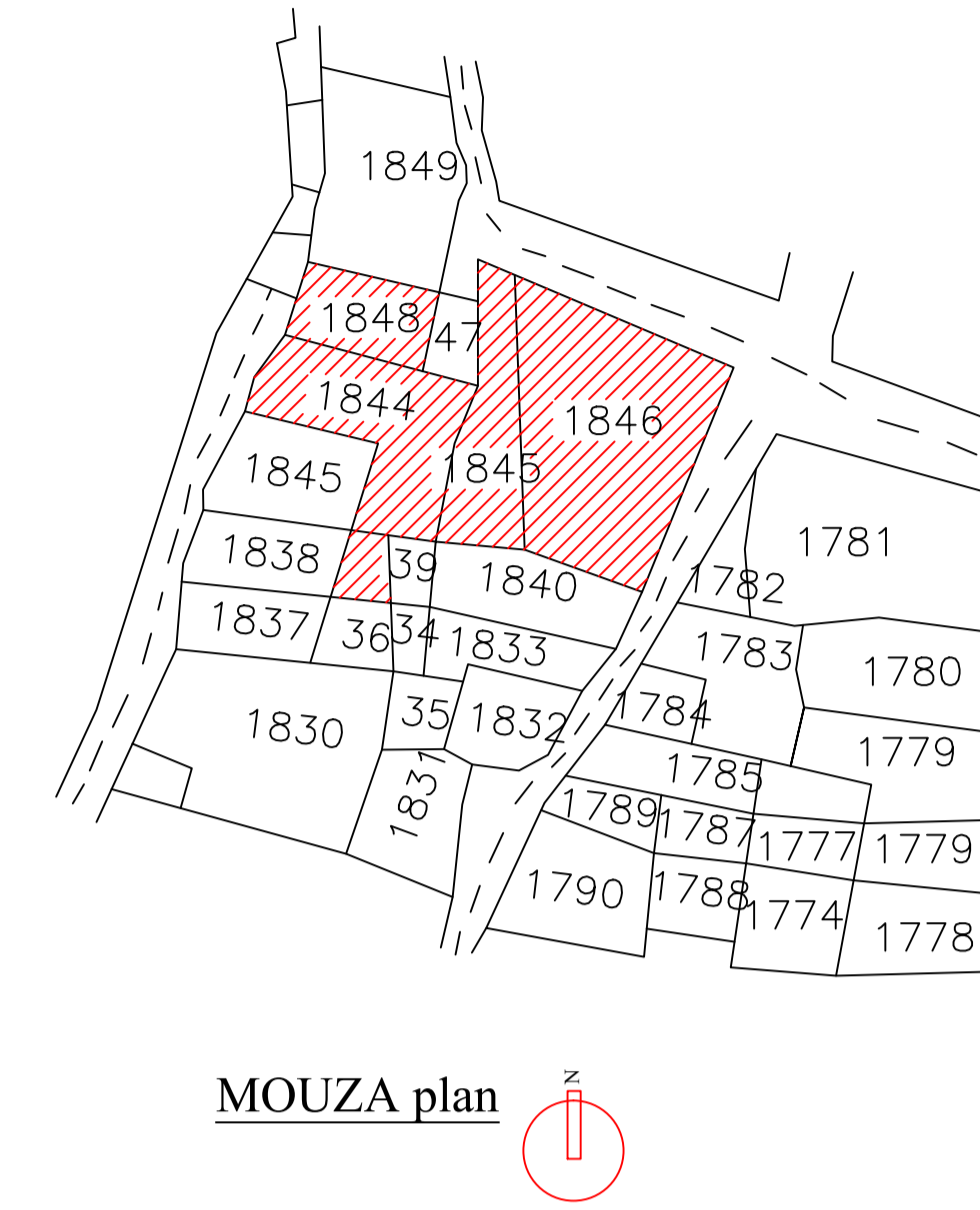
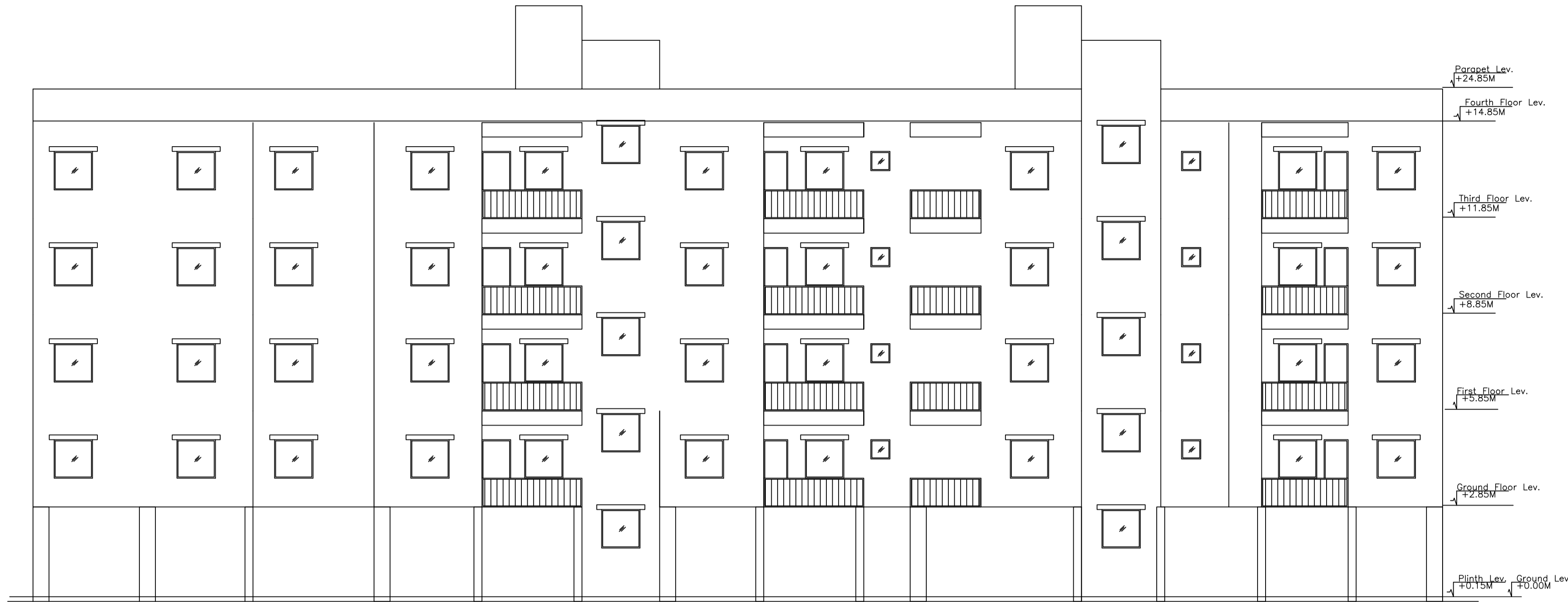


TERRACE FLOOR PLAN (SCALE 1:100)

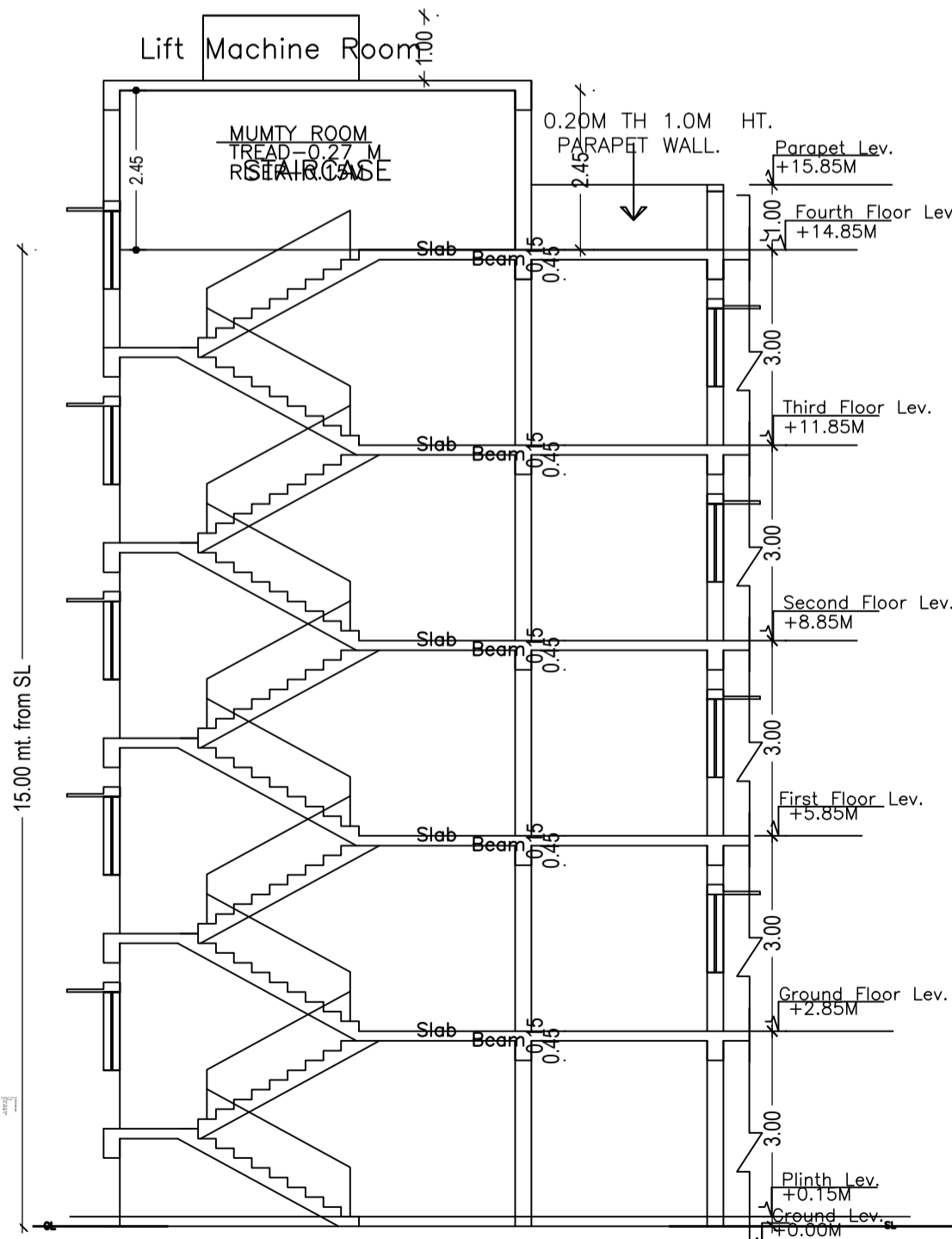
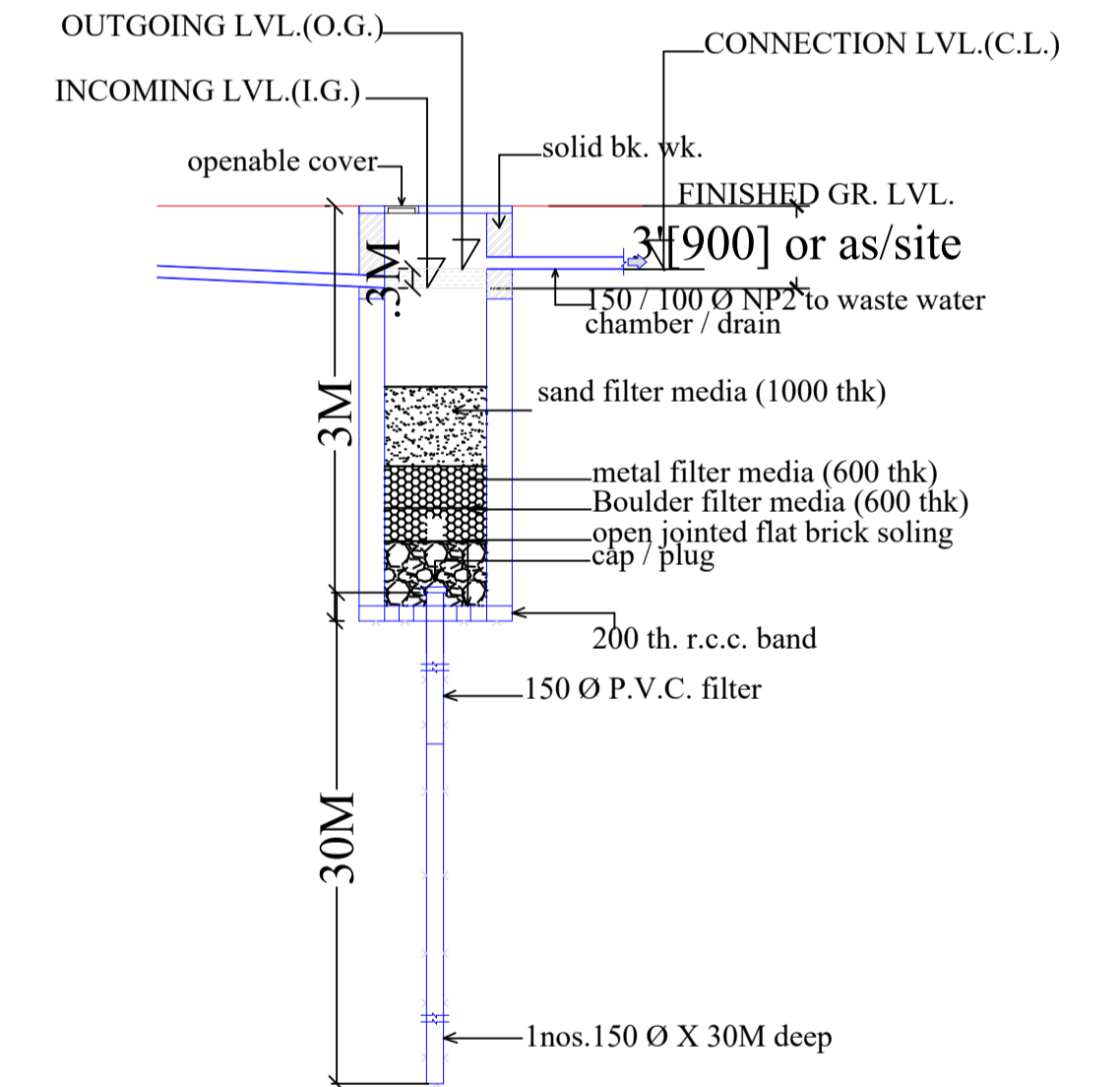
LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
SUMANA BASACK ESZP/ARC/0011/2018			

This is system generated MAP. No need to Physically Signed.

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**LEFT SIDE ELEVATION**



**FRONT ELEVATION**

**SECTION B-B'**

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