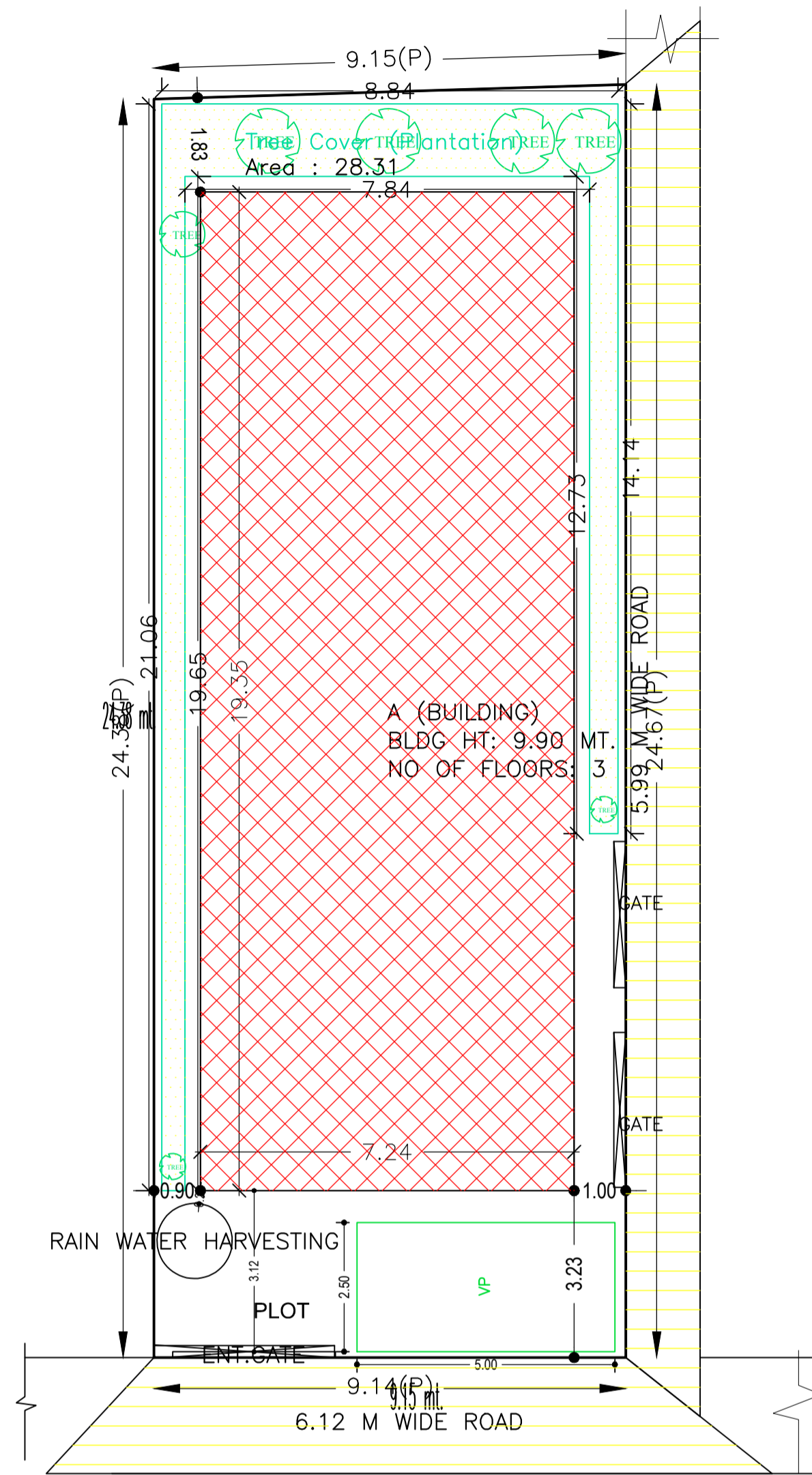


Proposal Basic Information	
Proposal File No.	JNAC/BP/0086/W1/2017
Owner Name	Sri. SUBRATO PAUL AND Sri. BIRENDRA NATH PAUL
Khata No	622
Plot No	758(N)
Village Name	SONARI
Use	Residential
SubUse	Boarding



SITE PLAN

AREA STATEMENT		VERSION NO. : 1.0.30
JAMSHEDPUR NAC		VERSION DATE: 30/06/2018
PROJECT DETAIL:		
Region: JHARKHAND URBAN	Plot Use: Residential	
LOCAL BODIES	Plot SubUse: Boarding	
District: EAST SINGHBHUM	Plot/Nearby/Religious/Structure: NA	
Authority: JAMSHEDPUR NAC	Plot/SubPlot No: 758(N)	
Inward No: JNAC/BP/0086/W1/2017	North: Road Width - 12.19 MTR.	
Application Type: General Proposal	South: Plot No. - OTHER'S PLOT	
Project Type: Building Permission	East: Road Width - 12.19 MTR.	
Nature of Development: New	West: Plot No. - OTHER'S PLOT	
Location of Development Area: Old Area		
AREA DETAILS:		
AREA OF PLOT (Minimum)	(A)	223.00
NET AREA OF PLOT (Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	223.00
Deduction for Balance Plot Area (from Gross Plot Area)		
Common Plot		28.31
Total		28.31
BALANCE AREA OF PLOT (Net Plot Area - Recreational/Amenity space)	(A-Deductions)	194.69
PLOT AREA FOR COVERAGE (Net Plot Area)	(A-Deductions)	223.00
Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions)	223.00
COVERAGE CHECK		
Permissible Coverage area (70.00 %)		156.10
Proposed Coverage Area (62.87 %)		140.19
Total Prop. Coverage Area (62.87 %)		140.19
Balance coverage area (7.13 %)		15.91
FAR CHECK		
Perm. FAR Area (2.50)		557.50
Total Perm. FAR area		557.50
Residential FAR		307.75
Proposed FAR Area		307.75
Total Proposed FAR Area		307.75
Consumed FAR (Factor)		1.38
Balance FAR Area		249.75
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		367.39
ARCHITECT (Regd)	MUKESH KUMAR	
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)	Sri. SUBRATO PAUL AND Sri. BIRENDRA NATH PAUL	
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)	Light 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	140.19	87.00	140.19	87.00
First Floor	140.19	136.97	140.19	136.97
Second Floor	87.01	83.78	87.01	83.78
Terrace Floor	0.00	0.00	0.00	0.00
Total :	367.39	307.75	367.39	307.75

Building USE/SUBUSE Details

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

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	3.00	1.00	3	-	-	-	-
			> 0	1	3.00	-	-	-	-	1	3
			> 0	1	3.00	-	-	-	1	1	-
Total :				-	-	3	3	-	1	1	3

Parking Check (Table 7b)

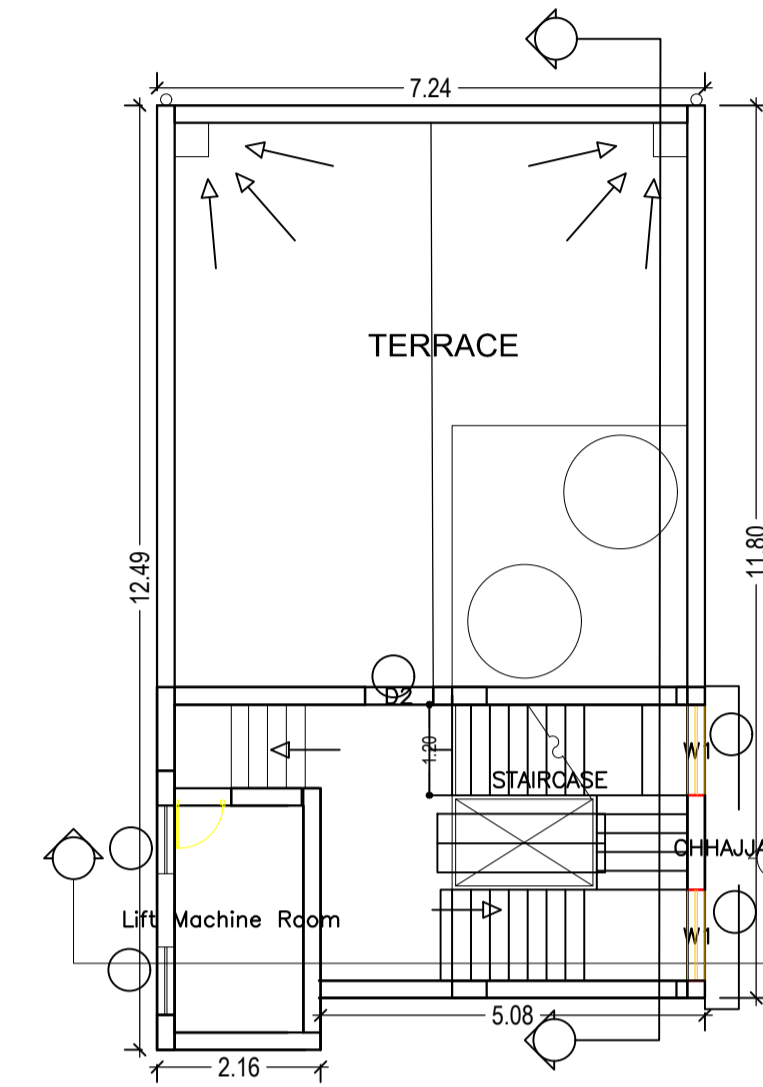
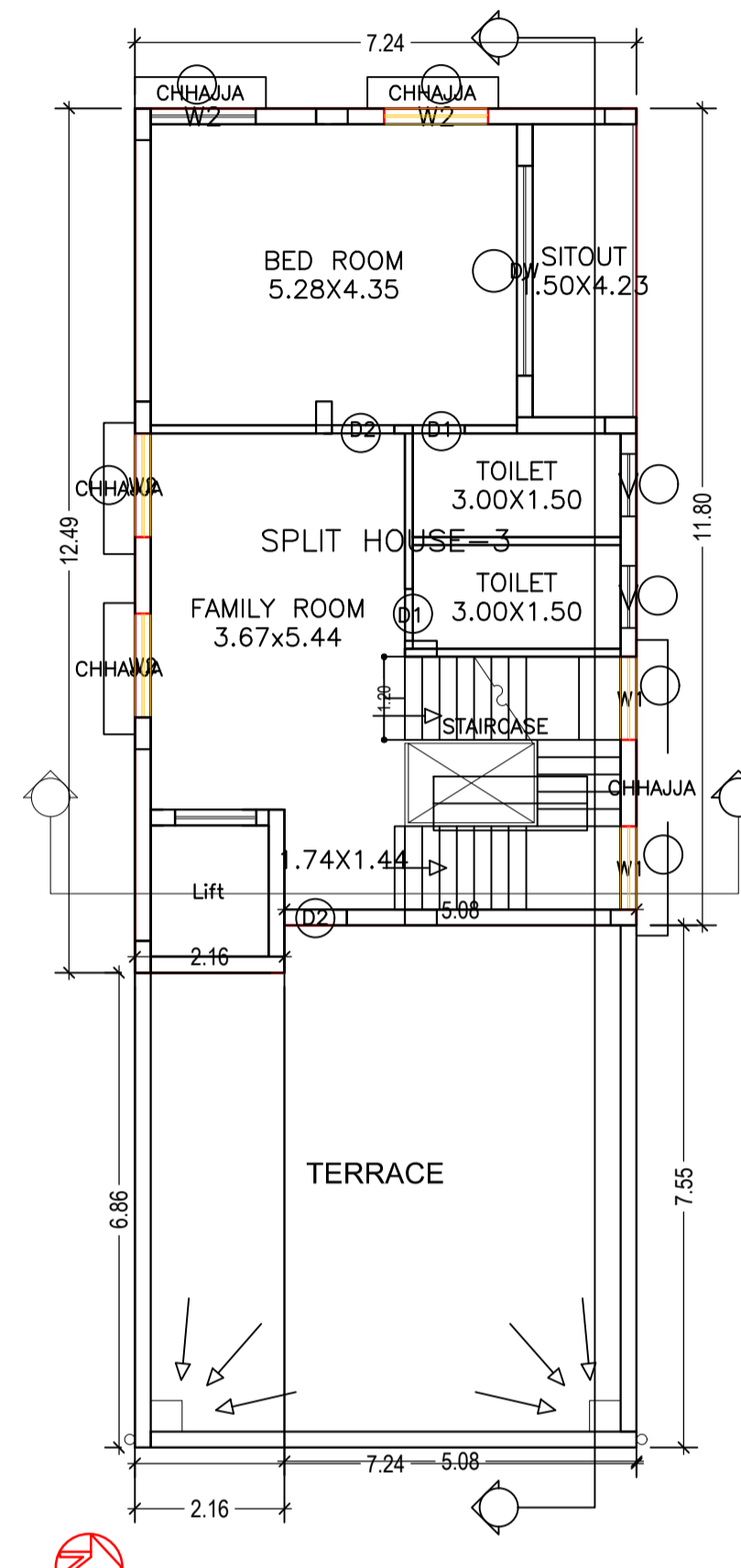
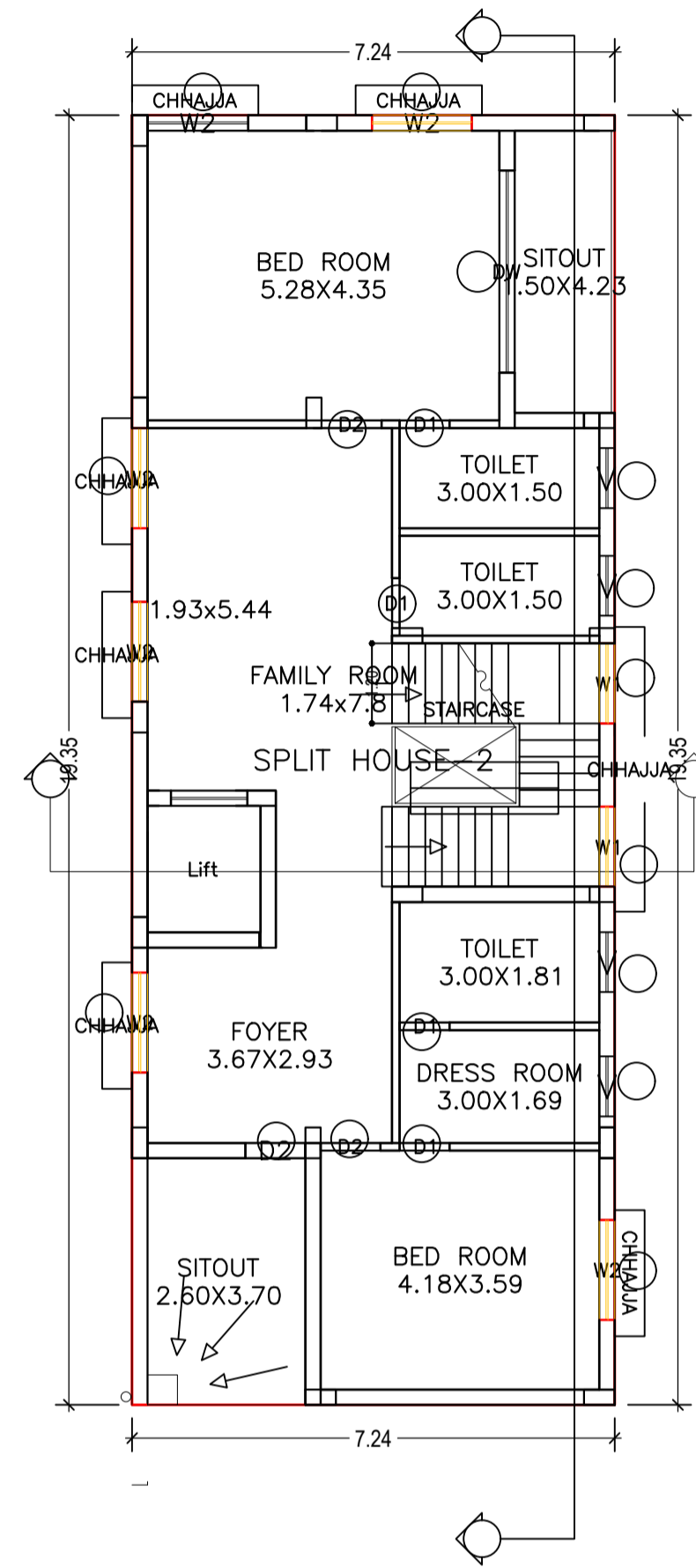
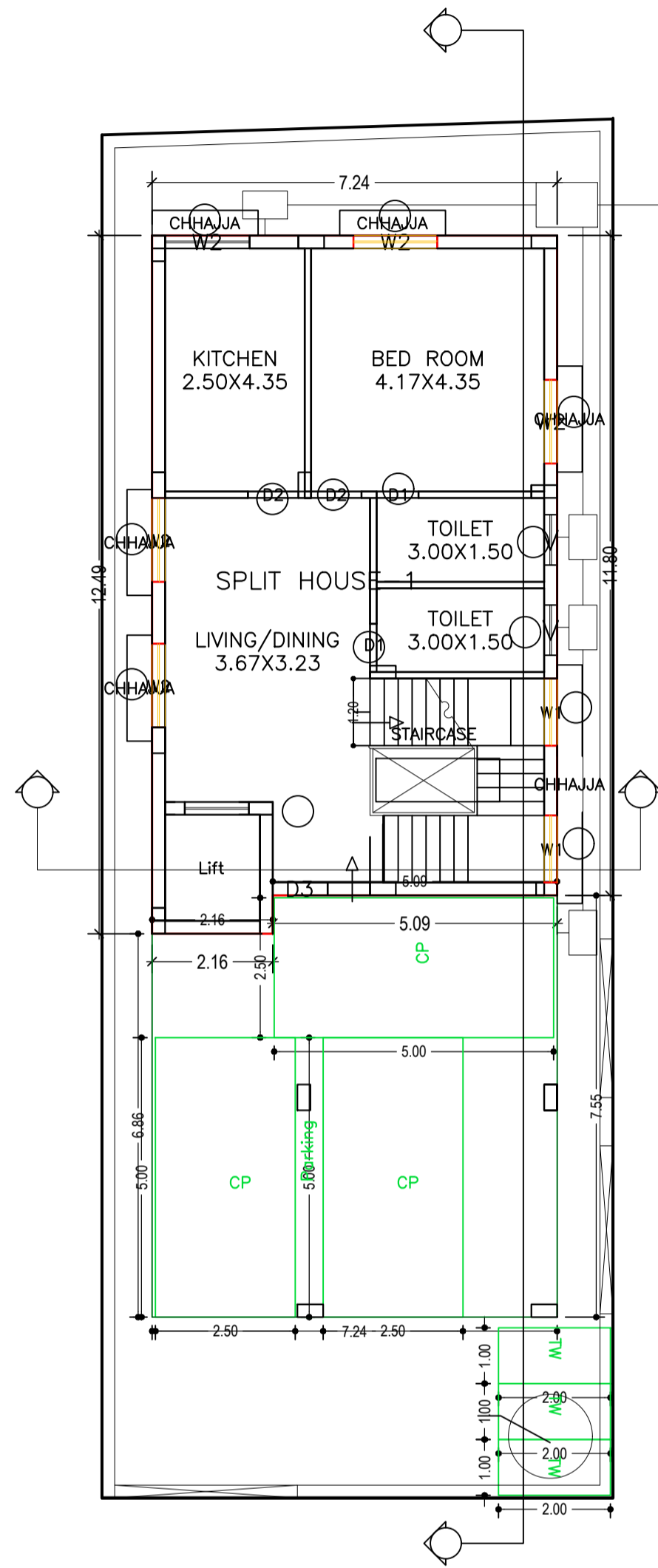
Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	3	37.50
Total Car	3	37.50	3	37.50
Visitor's Car Parking	1	12.50	1	12.50
TwoWheeler	3	6.00	3	6.00
Other Parking	-	-	-	15.69
Total		56.00		71.69

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.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
			Lift	Parking				
A (BUILDING)	1	367.39	6.45	53.19	307.75	307.75	307.75	03
Grand Total :	1	367.39	6.45	53.19	307.75	307.75	307.75	03

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
MUKESH KUMAR JNAC/ENG/0003/2017			

Proposal Basic Information	
Proposal File No.	JNAC/BP/0086/W1/2017
Owner Name	Sri. SUBRATO PAUL AND Sri. BIRENDRA NATH PAUL
Khata No	622
Plot No	758(N)
Village Name	SONARI
Use	Residential
SubUse	Boarding



LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
MUKESH KUMAR JNAC/ENG/0003/2017			

Proposal Basic Information	
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SubUse	Boarding

Building :A (BUILDING)

Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)			Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
		Lift	Parking	Resi.				
Ground Floor	140.19	0.00	53.19	87.00	87.00	87.00	01	
First Floor	140.19	3.22	0.00	136.97	136.97	136.97	01	
Second Floor	87.01	3.23	0.00	83.78	83.78	83.78	01	
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	00	
Total :	367.39	6.45	53.19	307.75	307.75	307.75	03	
Total Number of Same Buildings :	1							
Total :	367.39	6.45	53.19	307.75	307.75	307.75	03	

UnitBUA Table for Building :A (BUILDING)

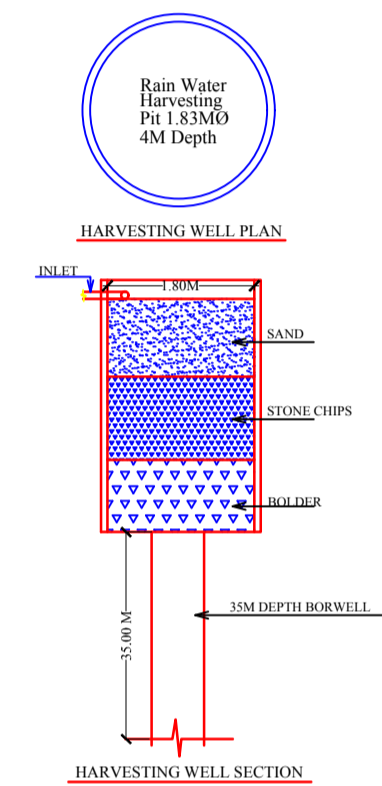
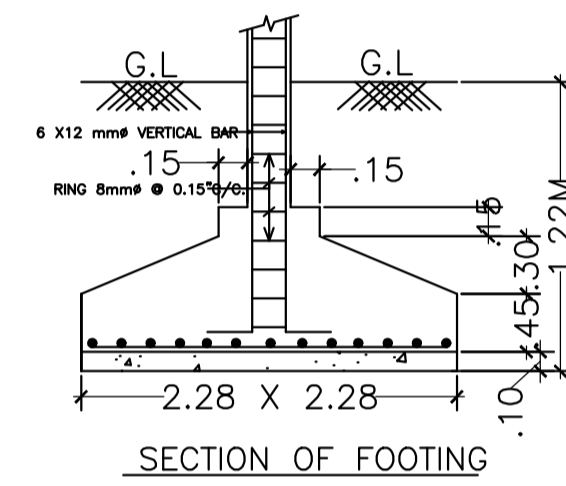
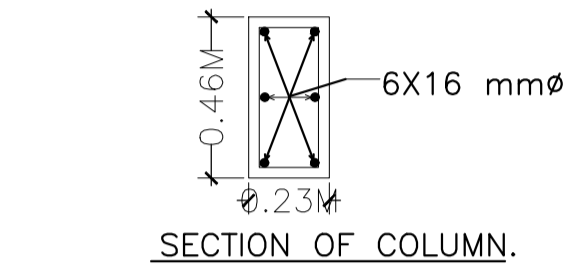
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT HOUSE-1	FLAT	83.78	71.85	5	1
FIRST FLOOR PLAN	SPLIT HOUSE-2	FLAT	136.97	118.80	10	1
SECOND FLOOR PLAN	SPLIT HOUSE-3	FLAT	83.78	72.18	5	1
Total:	-	-	304.53	262.83	20	3

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (BUILDING)	D1	0.75	2.13	08
A (BUILDING)	D2	0.90	2.13	07
A (BUILDING)	DW	3.03	2.13	02

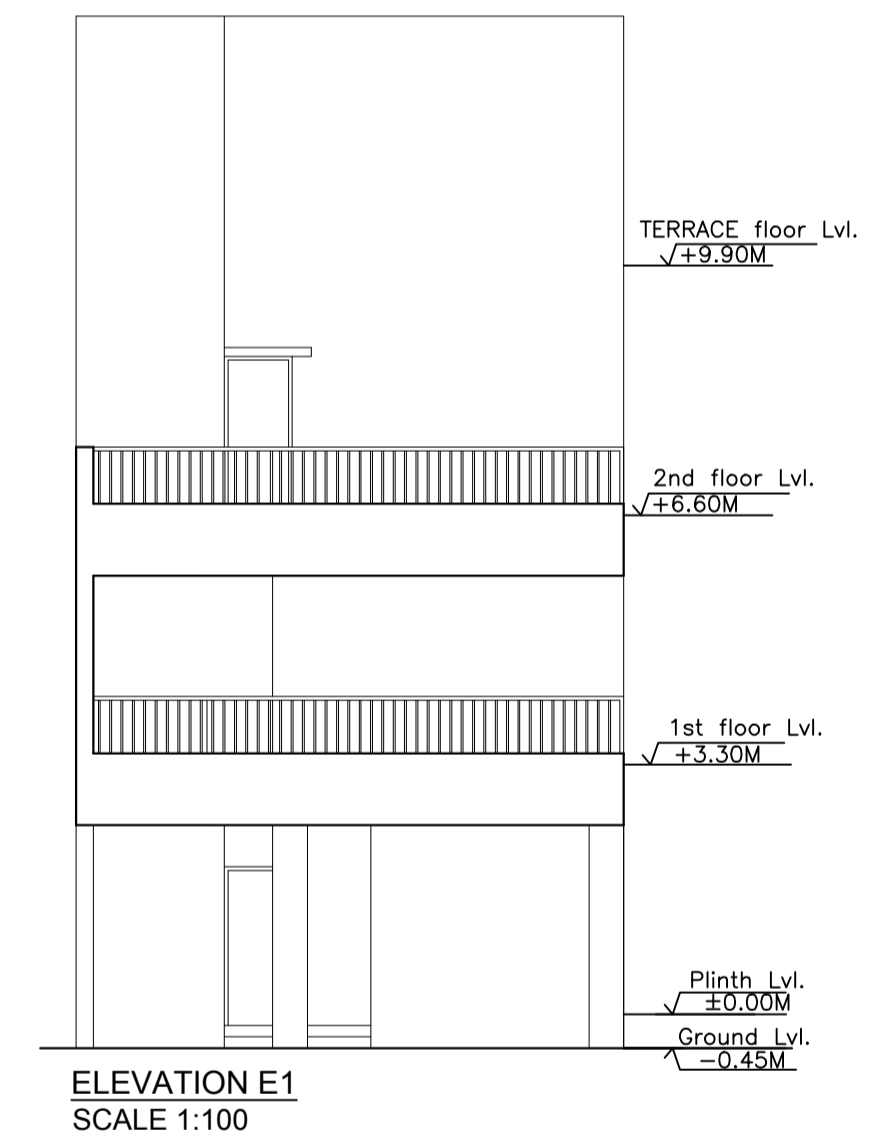
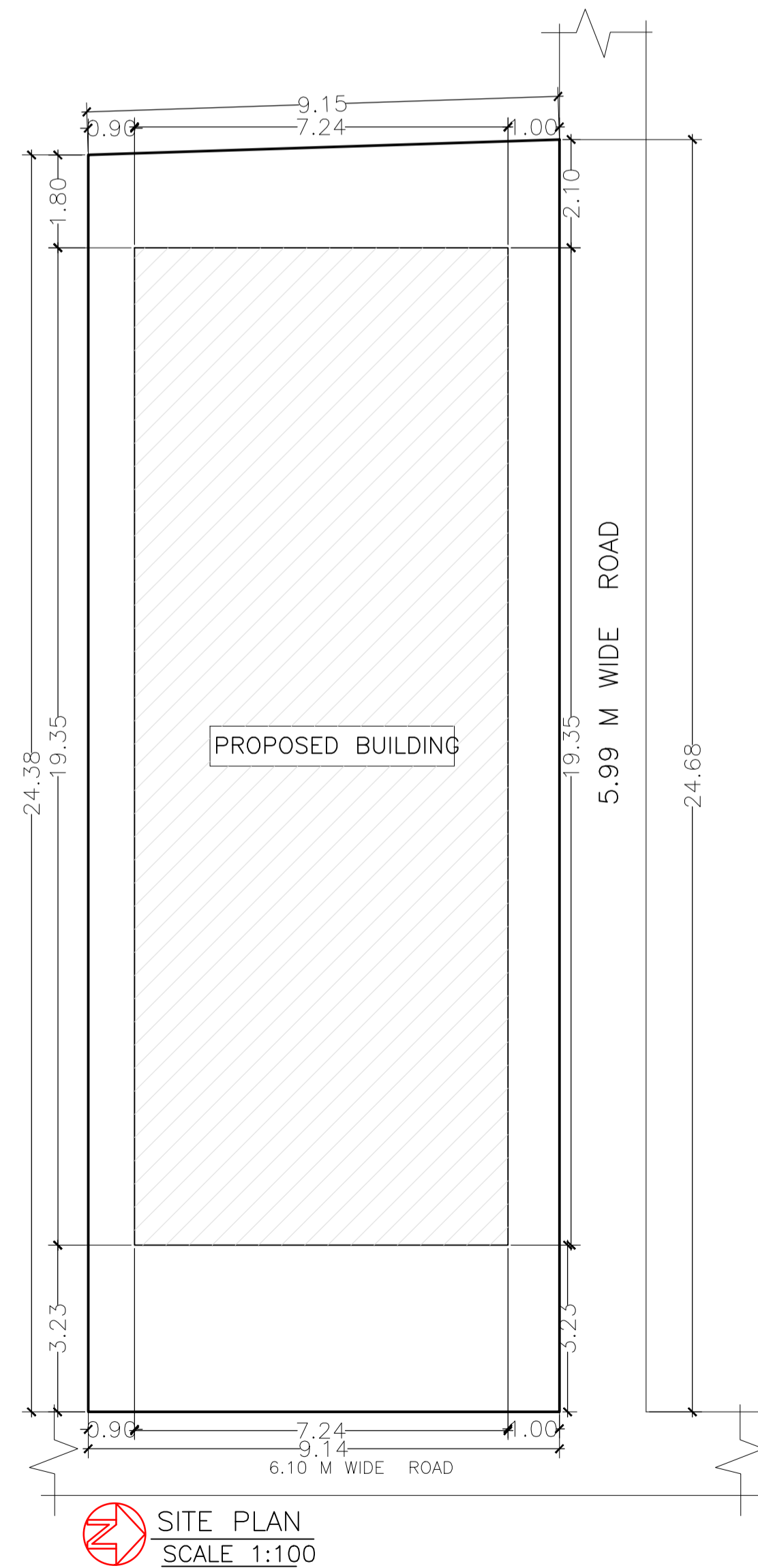
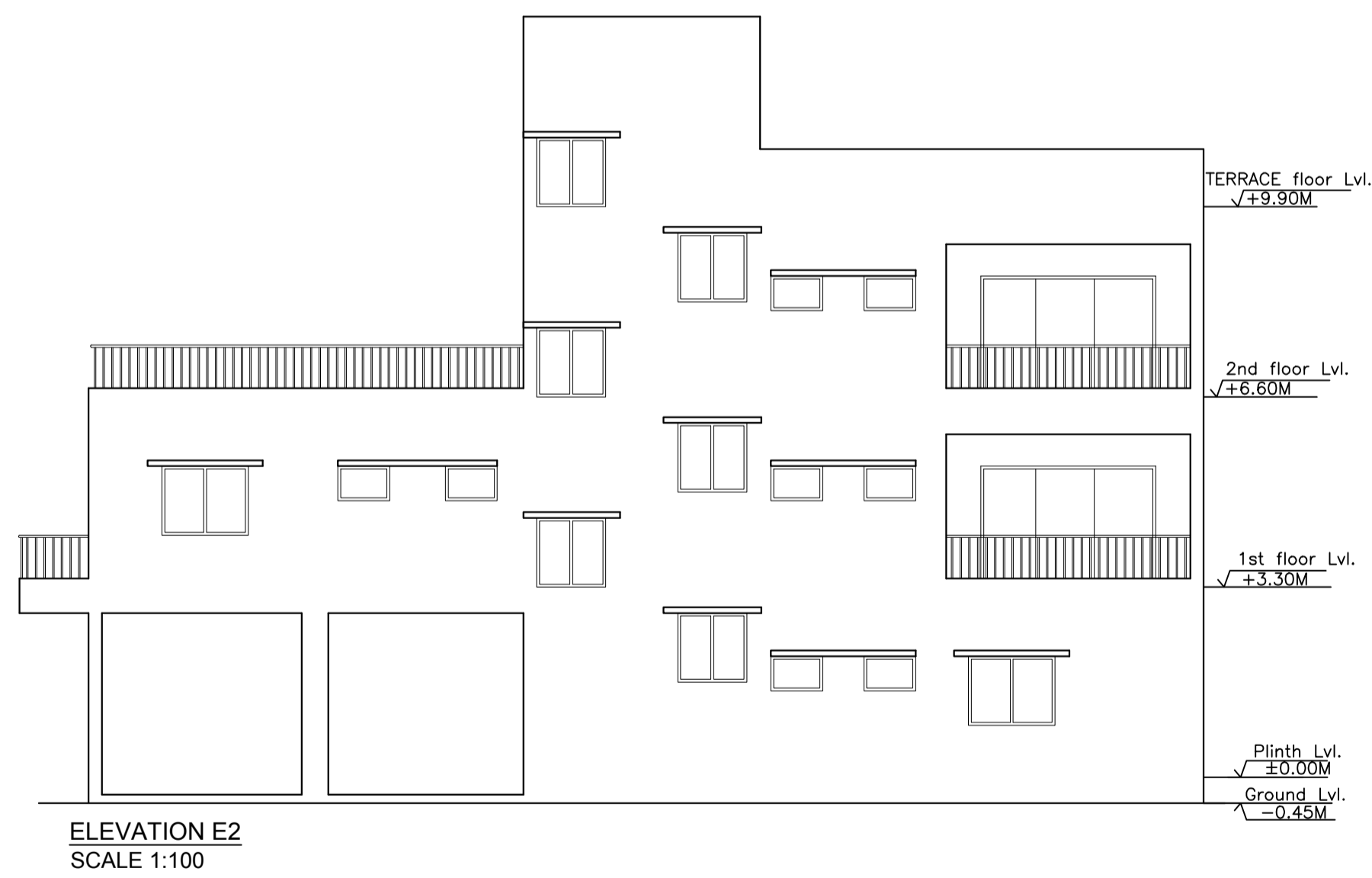
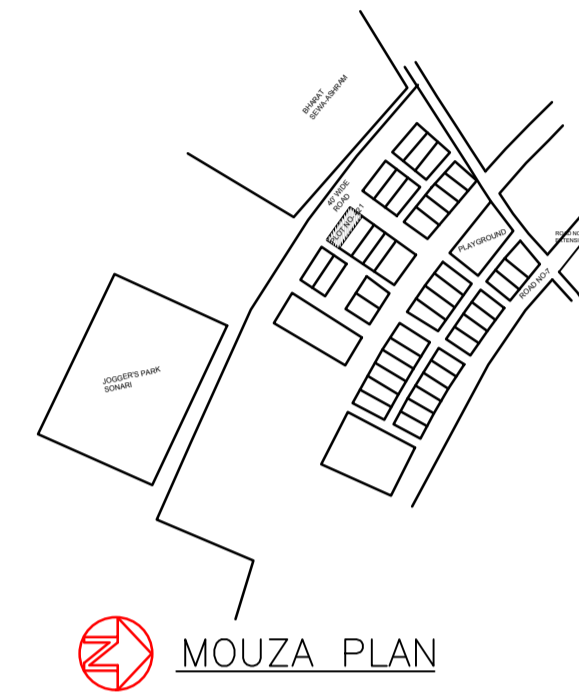
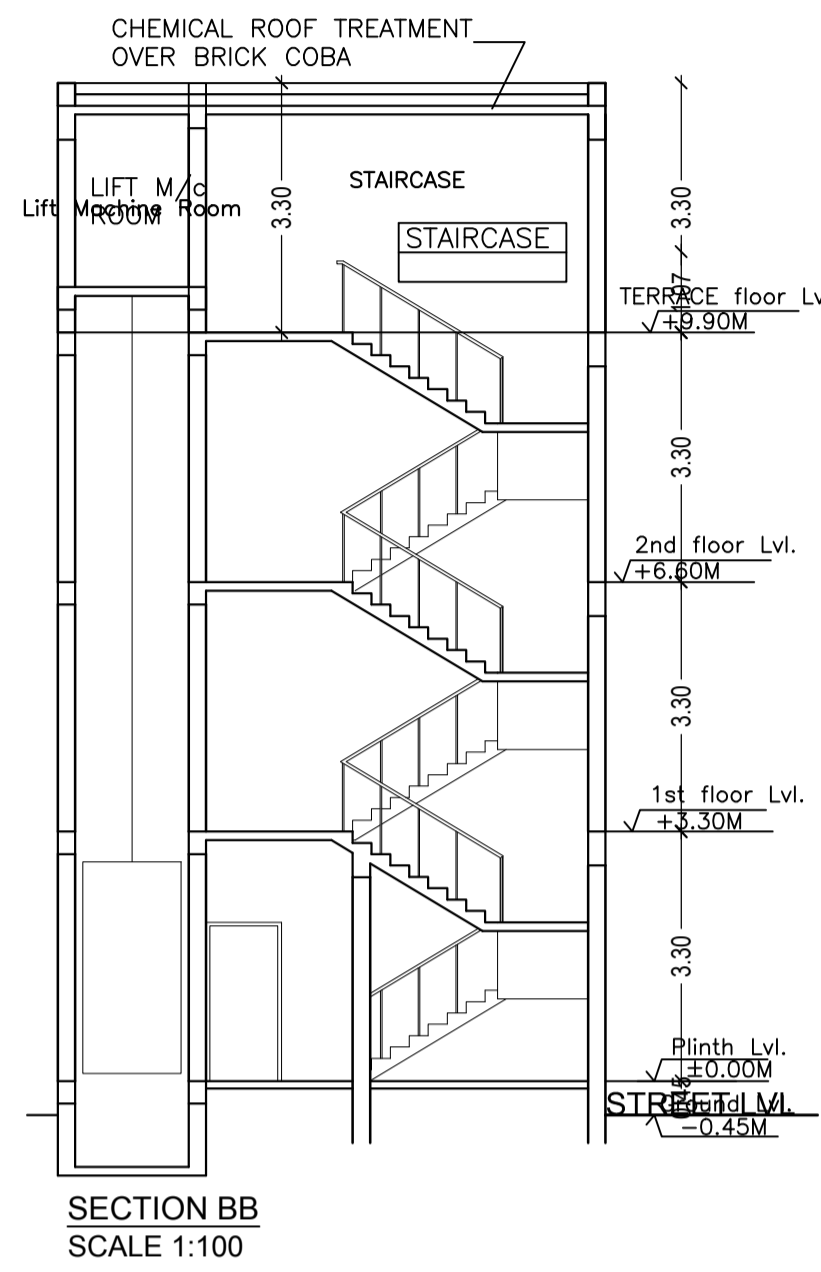
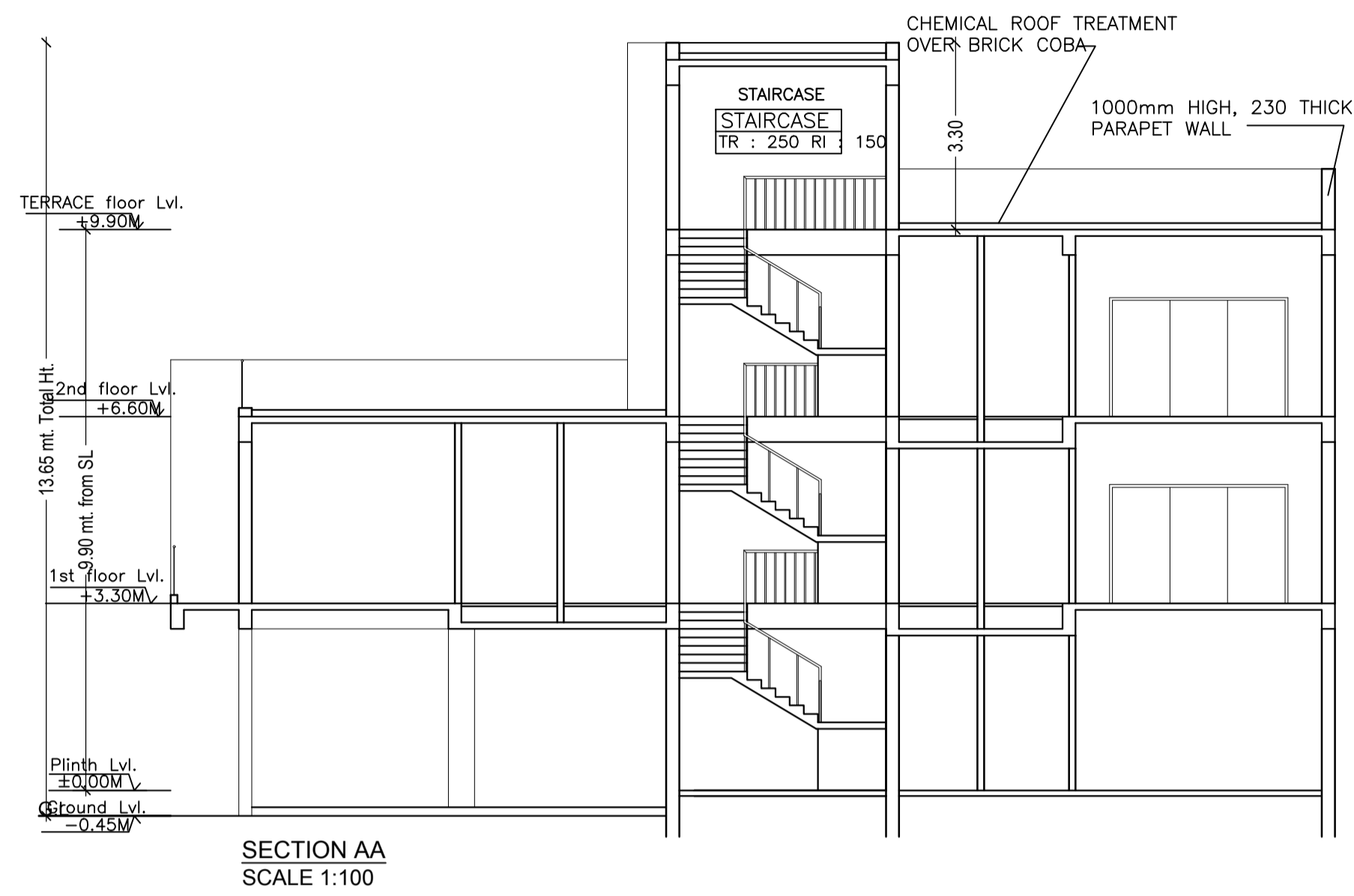
SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (BUILDING)	V	0.90	1.22	08
A (BUILDING)	W1	1.20	1.22	08
A (BUILDING)	W2	1.50	1.22	12
A (BUILDING)	W2	1.51	1.22	03



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