



AREA STATEMENT		VERSION NO: 1.0.19
JAMSHEDPUR NAC		VERSION DATE: 13/06/2017
PROJECT DETAIL:		
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential	
District: EAST SINGHBHUM	Plot SubUse: Row House	
Authority: JAMSHEDPUR NAC	PlotNearbyReligiousStructure: NA	
Inward_No.: JNAC/BP/0084/W/2017	Plot/SubPlot No: C/183	
Application Type: General Proposal	North: Road Width - alley	
Project Type: Building Permission	South: Road Width - 7.92	
Nature of Development: New	East: Plot No. - C/182	
Location of Development Area: Old Area	West: Plot No. - C/184	
AREA DETAILS:		
AREA OF PLOT (Minimum)	(A)	SQ.MT. 111.34
NET AREA OF PLOT (Gross Plot Area - Deduction from Gross Plot Area)	(A-Deductions)	111.34
Deduction for Balance Plot Area (from Gross Plot Area)		
Common Plot		22.10
Total		22.10
BALANCE AREA OF PLOT (Net Plot Area - Recreational/Amenity space)	(A-Deductions)	89.24
PLOT AREA FOR COVERAGE (Net Plot Area)	(A-Deductions)	111.34
Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions)	111.34
COVERAGE CHECK		
Permissible Coverage area (70.00 %)		77.94
Proposed Coverage Area (61.32 %)		68.27
Total Prop. Coverage Area (61.32 %)		68.27
Balance coverage area (8.69 %)		9.67
FAR CHECK		
Perm. FAR Area (2.50)		278.35
Total Perm. FAR area		278.35
Residential FAR		136.54
Proposed FAR Area		148.55
Total Proposed FAR Area		148.55
Consumed FAR (Factor)		1.33
Balance FAR Area		129.80
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		204.80
ARCHITECT (Regd) shreyashi haldar		
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd) BIJAY PRAKASH SAHU		
DEVELOPMENT AUTHORITY		LOCAL BODY

Floor Name	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.)	Tnmt (No.)
Ground And Parking Floor	68.26	56.25	0.00	12.01	12.01	12.01	00
First Floor	68.27	0.00	68.27	0.00	68.27	68.27	01
Second Floor	68.27	0.00	68.27	0.00	68.27	68.27	00
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	00
Total:	204.80	56.25	136.54	12.01	148.55	148.55	01
Total Number of Same Buildings	1						
Total:	204.80	56.25	136.54	12.01	148.55	148.55	01

SCHEDULE OF DOOR:				
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (BIJAY PRAKASH SAHU)	D3	0.80	2.10	02
A (BIJAY PRAKASH SAHU)	D2	0.89	2.10	02
A (BIJAY PRAKASH SAHU)	D2	0.90	2.10	03
A (BIJAY PRAKASH SAHU)	D1	1.20	2.10	02

SCHEDULE OF WINDOW/VENTILATION:				
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (BIJAY PRAKASH SAHU)	V	0.60	0.60	02
A (BIJAY PRAKASH SAHU)	W3	0.90	1.20	02
A (BIJAY PRAKASH SAHU)	W2	1.20	1.20	03
A (BIJAY PRAKASH SAHU)	W1	1.50	1.20	08

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.)	Add Area In FAR (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
A (BIJAY PRAKASH SAHU)	1	204.80	56.25	136.54	12.01	148.55	148.55	01
Grand Total:	1	204.80	56.25	136.54	12.01	148.55	148.55	01

UnitBUA Table for Building :A (BIJAY PRAKASH SAHU)						
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
FIRST FLOOR PLAN	SPLIT A	FLAT	121.76	117.22	4	1
SECOND FLOOR PLAN	SPLIT A	FLAT	0.00	0.00	5	0
Total:	-	-	121.76	117.22	9	1

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 And Parking Floor	68.26	12.01	68.26	12.01
First Floor	68.27	68.27	68.27	68.27
Second Floor	68.27	68.27	68.27	68.27
Terrace Floor	0.00	0.00	0.00	0.00
Total:	204.80	148.55	204.80	148.55

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE
shreyashi haldar JNAC/DFTM/009/2016		

Building USE/SUBUSE Details			
Building Name	Building Use	Building SubUse	Building Structure
A (BIJAY PRAKASH SAHU)	Residential	Row House	Non-Highrise