








Proposal Basic Information	
Proposal File No.	JNAC/BP/0023/W17/2018
Owner Name	MS SUTLEJ PROMOTERS
Khata No	16(NEW) & 13(R.S.)
Plot No	660(P),668(P)(NEW)&4598(P)(R.S.)
Village Name	MOHARDA
Use	Residential
SubUse	Residential Bldg/Apartment

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE
dimple Married jain JNAC/ARC/0001/2016		

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COLOR INDEX	
PLOT BOUNDARY	
ABUTTING ROAD	
PROPOSED CONSTRUCTION	
COMMON PLOT	
ROAD WIDENING AREA	
EXISTING (To be retained)	
EXISTING (To be demolished)	

Buildingwise Floor FAR Details

Floor Name	Building Name A (YAMUNOTRI)		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Basement Floor	2180.13	16.52	2180.13	16.52
Ground Floor	715.46	633.60	715.46	633.60
First Floor	719.35	691.51	719.35	691.51
Second Floor	719.35	691.51	719.35	691.51
Third Floor	719.35	691.51	719.35	691.51
Fourth Floor	719.35	691.51	719.35	691.51
Fifth Floor	719.35	691.51	719.35	691.51
Sixth Floor	719.35	691.51	719.35	691.51
Seventh Floor	719.35	691.51	719.35	691.51
Eighth Floor	719.35	691.51	719.35	691.51
Ninth Floor	719.35	691.51	719.35	691.51
Terrace Floor	0.00	0.00	0.00	0.00
Total :	9369.74	6873.71	9369.74	6873.71

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
A (YAMUNOTRI)	Residential	Residential Bldg/Apartment	Multistoried

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AREA STATEMENT JAMSHEDPUR NAC	VERSION NO.: 1.0.27 VERSION DATE: 18/05/2018
PROJECT DETAIL:	
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential
District: EAST SINGHBHUM	Plot SubUse: Residential Bldg/Apartment
Authority: JAMSHEDPUR NAC	PlotNearbyReligiousStructure: NA
Inward No.: JNAC/BP/0023/W17/2018	Plot/SubPlot No: 660(P),668(P)(NEW)&4598(P)(R.S.)
Application Type: General Proposal	North: Plot No. - 660(P)&668(P)
Project Type: Building Permission	South: Plot No. - 660(P)&668(P)
Nature of Development: New	East: Plot No. - 668(P)
Location of Development Area: Old Area	West: Road Width - 12.00
AREA DETAILS:	
AREA OF PLOT (Minimum)	(A) 2790.49 SQ.MT.
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions) 2790.49
Deduction for Balance Plot Area(from Gross Plot Area)	
Common Plot	482.15
Total	482.15
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions) 2308.34
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions) 2790.49
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions) 2790.49
COVERAGE CHECK	
Permissible Coverage area (50.00 %)	1395.25
Proposed Coverage Area (25.19 %)	702.98
Total Prop. Coverage Area (25.19 %)	702.98
Balance coverage area (24.81 %)	692.27
FAR CHECK	
Perm. FAR Area (2.50)	6976.23
Total Perm. FAR area	6976.23
Residential FAR	6857.17
Proposed FAR Area	6873.70
Total Proposed FAR Area	6873.70
Consumed FAR (Factor)	2.46
Balance FAR Area	102.53
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	9369.74
ARCHITECT (Regd)	dimple Married jain
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	MS SUTLEJ PROMOTERS
DEVELOPMENT AUTHORITY LOCAL BODY	

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 (YAMUNOTRI)	Residential	Residential Bldg/Apartment	>0	1	59.00	1.00	-	-	-	-	-	-
			>0	1	59.00	-	-	-	-	1	59	-
			>0	1	59.00	-	-	1	6	-	-	-
Total :			-	-	-	-	59	59	6	6	-	59

Parking Check (Table 7b)

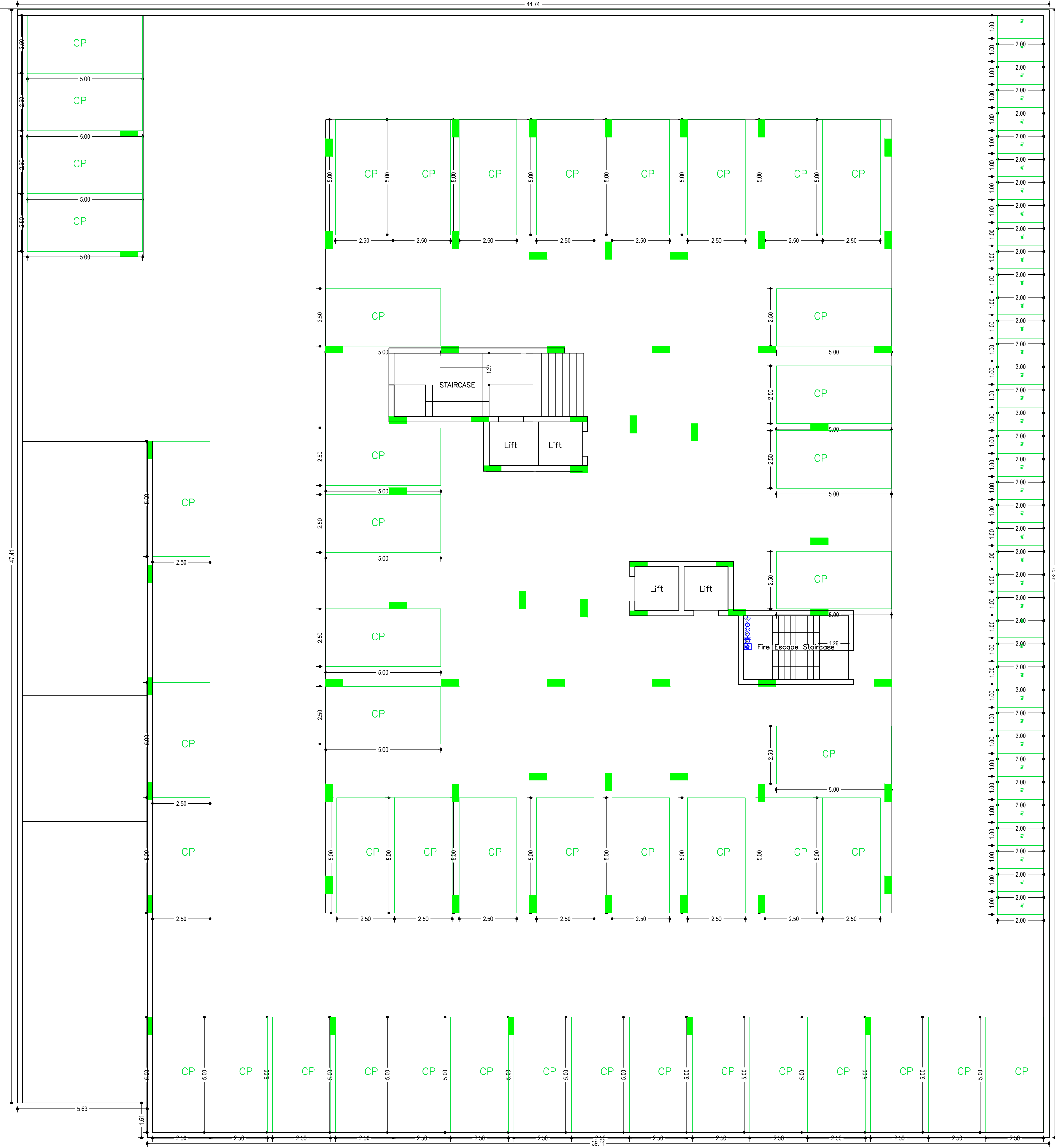
Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	59	737.50
Total Car	59	737.50	59	737.50
Visitor's Car Parking	6	75.00	6	75.00
TwoWheeler	59	118.00	60	120.00
Other Parking	-	-	-	1333.19
Total	930.50	-	-	2265.69

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.)
					StairCase	Lift	Void	Accessory Use	Parking					
A (YAMUNOTRI)	1	9771.24	401.50	9369.74	137.28	145.30	8.29	68.56	2011.19	6857.19	16.52	6873.71	6873.71	59
Grand Total	1	9771.24	401.50	9369.74	137.28	145.30	8.29	68.56	2011.19	6857.19	16.52	6873.71	6873.71	59

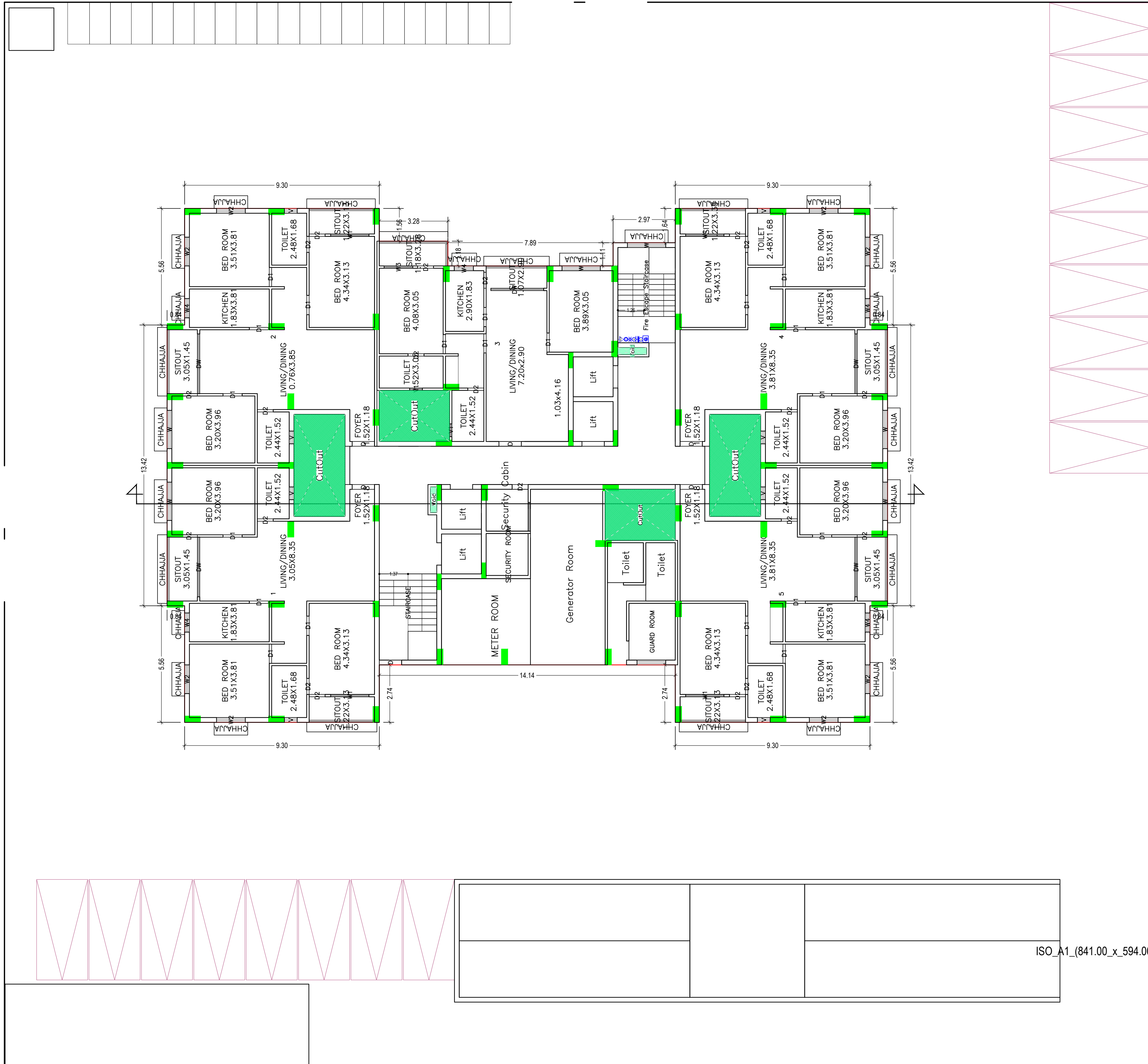
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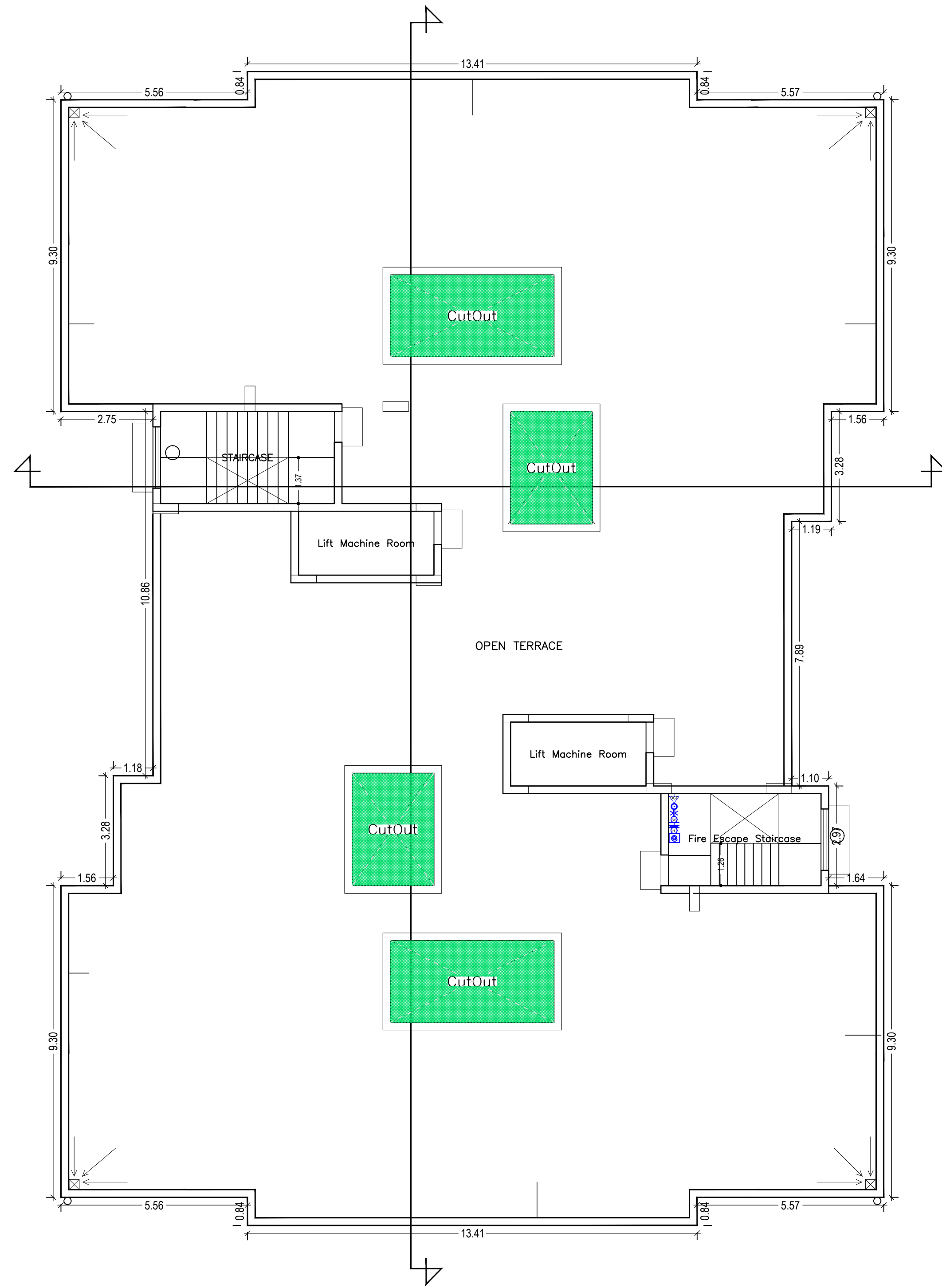


GROUND FLOOR PLAN
(Proposed)
(SCALE 1:100)

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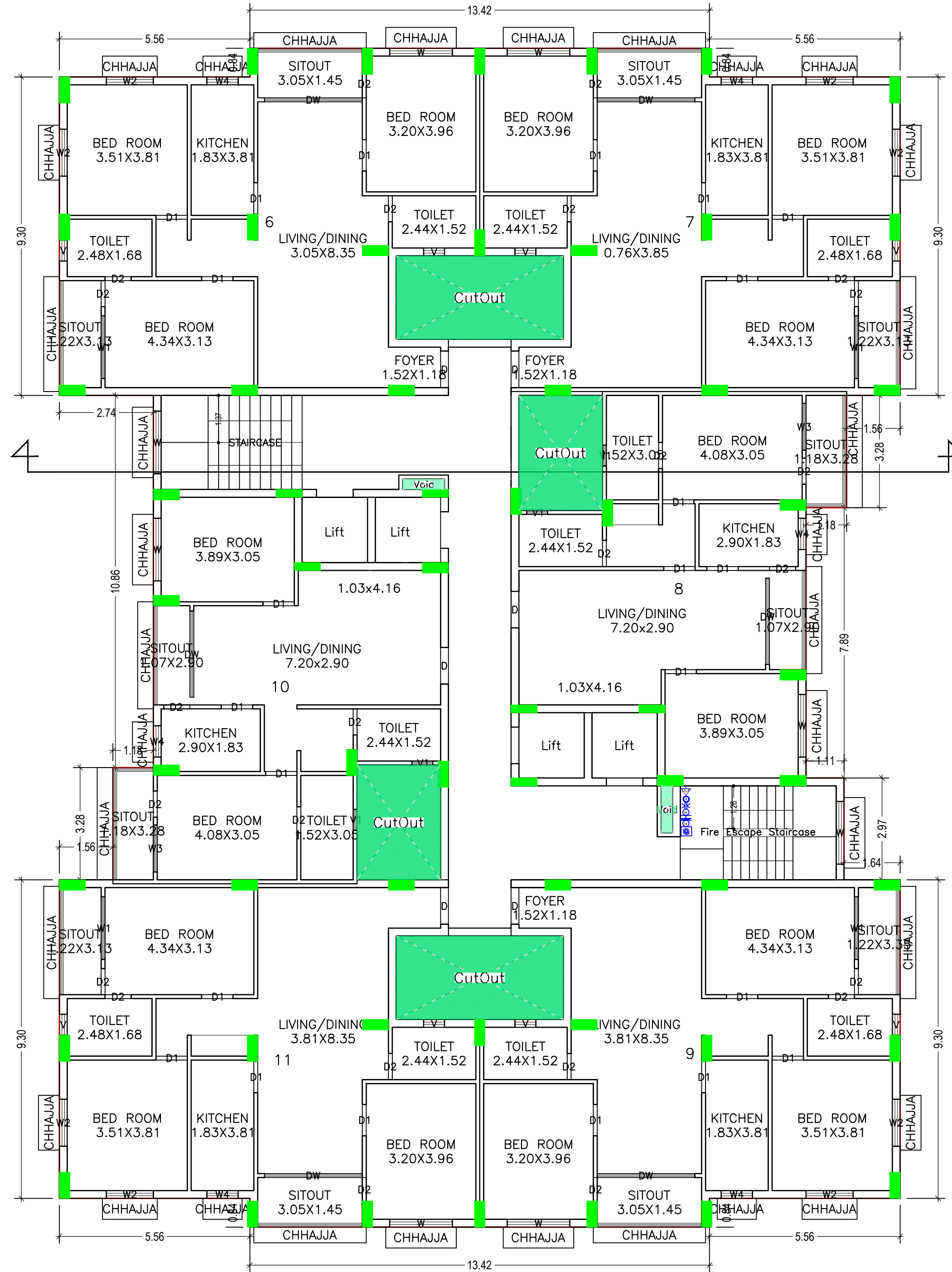
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TERRACE FLOOR PLAN
(SCALE 1:100)

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TYPICAL -1,2,3,4,5,6,7,8,9 FLOOR PLAN
(Proposed)
(SCALE 1:100)

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Building :A (YAMUNOTRI)

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.)	Tnmt (No.)
				StairCase	Lift	Void	Accessory Use	Parking	Resi.					
Basement Floor	2180.13	0.00	2180.13	12.48	14.53	0.00	0.00	2011.19	0.00	16.52	16.52	16.52	00	
Ground Floor	755.61	40.15	715.46	12.48	0.00	0.82	68.56	0.00	633.60	0.00	633.60	633.60	05	
First Floor	759.50	40.15	719.35	12.48	14.53	0.83	0.00	0.00	691.51	0.00	691.51	691.51	06	
Second Floor	759.50	40.15	719.35	12.48	14.53	0.83	0.00	0.00	691.51	0.00	691.51	691.51	06	
Third Floor	759.50	40.15	719.35	12.48	14.53	0.83	0.00	0.00	691.51	0.00	691.51	691.51	06	
Fourth Floor	759.50	40.15	719.35	12.48	14.53	0.83	0.00	0.00	691.51	0.00	691.51	691.51	06	
Fifth Floor	759.50	40.15	719.35	12.48	14.53	0.83	0.00	0.00	691.51	0.00	691.51	691.51	06	
Sixth Floor	759.50	40.15	719.35	12.48	14.53	0.83	0.00	0.00	691.51	0.00	691.51	691.51	06	
Seventh Floor	759.50	40.15	719.35	12.48	14.53	0.83	0.00	0.00	691.51	0.00	691.51	691.51	06	
Eighth Floor	759.50	40.15	719.35	12.48	14.53	0.83	0.00	0.00	691.51	0.00	691.51	691.51	06	
Ninth Floor	759.50	40.15	719.35	12.48	14.53	0.83	0.00	0.00	691.51	0.00	691.51	691.51	06	
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 :	9771.24	401.50	9369.74	137.28	145.30	8.29	68.56	2011.19	6857.19	16.52	6873.71	6873.71	59	
Total Number of Same Buildings :	1													
Total :	9771.24	401.50	9369.74	137.28	145.30	8.29	68.56	2011.19	6857.19	16.52	6873.71	6873.71	59	

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (YAMUNOTRI)	D2	0.76	2.13	236
A (YAMUNOTRI)	D1	0.91	2.13	227
A (YAMUNOTRI)	D	1.07	2.13	50

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (YAMUNOTRI)	V1	0.61	0.60	38
A (YAMUNOTRI)	V	0.61	1.22	80
A (YAMUNOTRI)	W4	0.91	1.22	59
A (YAMUNOTRI)	W2	1.37	1.22	80
A (YAMUNOTRI)	W3	1.37	1.22	19
A (YAMUNOTRI)	W	1.83	1.22	78
A (YAMUNOTRI)	W1	1.83	1.22	40
A (YAMUNOTRI)	DW	2.52	2.13	19
A (YAMUNOTRI)	DW	2.85	2.13	40

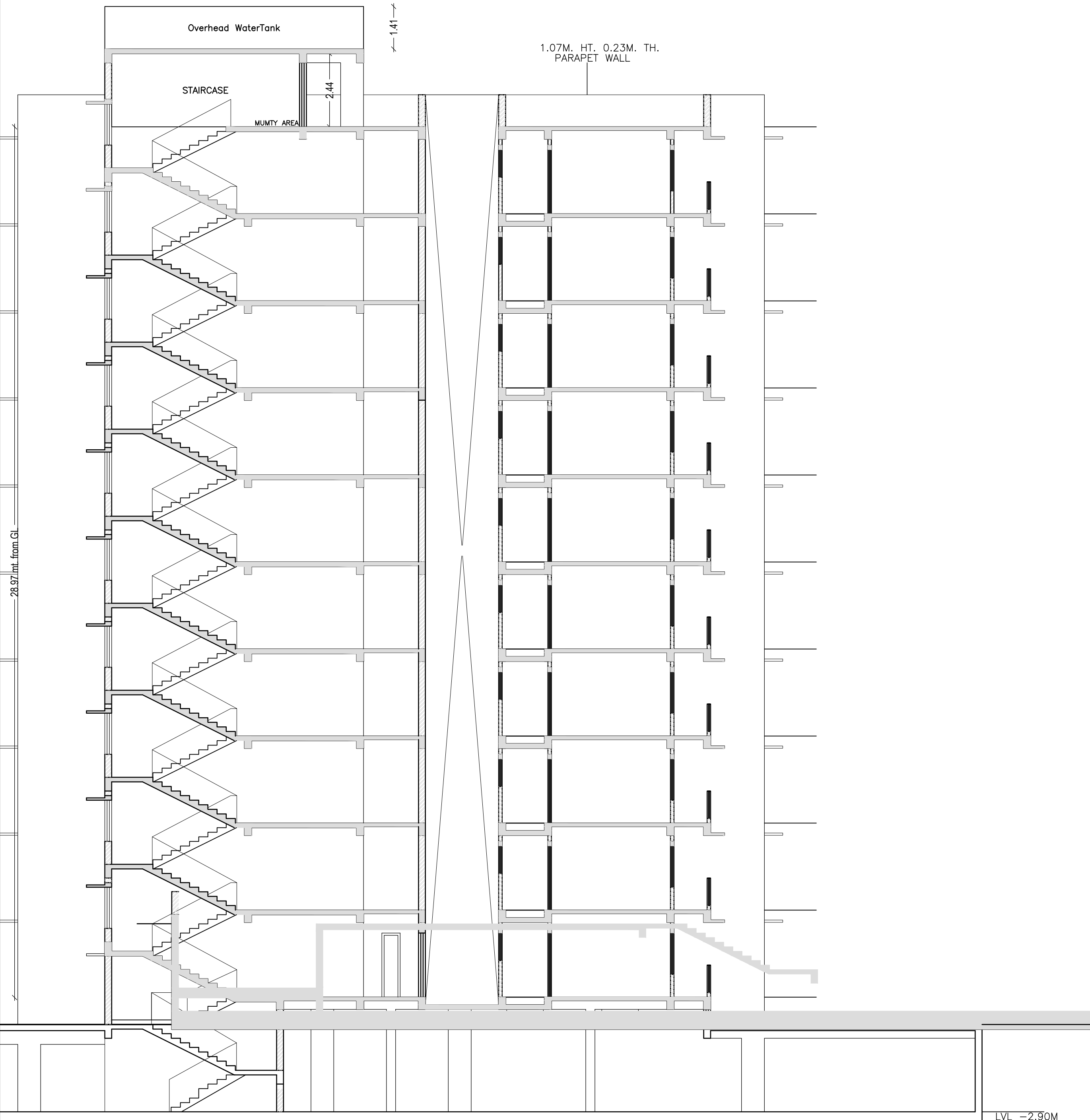
UnitBUA Table for Building :A (YAMUNOTRI)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	1	FLAT	112.30	100.55	10	5
	2	FLAT	111.18	100.55	10	
	3	FLAT	84.79	75.93	8	
	4	FLAT	112.30	100.55	10	
	5	FLAT	111.62	100.55	10	
TYPICAL -1,2,3,4,5,6,7,8,9 FLOOR PLAN	10	FLAT	84.79	76.16	8	54
	11	FLAT	111.49	100.32	9	
	6	FLAT	112.30	100.55	10	
	7	FLAT	111.18	100.55	10	
	8	FLAT	84.79	75.91	8	
9	FLAT	112.30	100.32	10		
Total:	-	-	6083.78	5462.45	543	59

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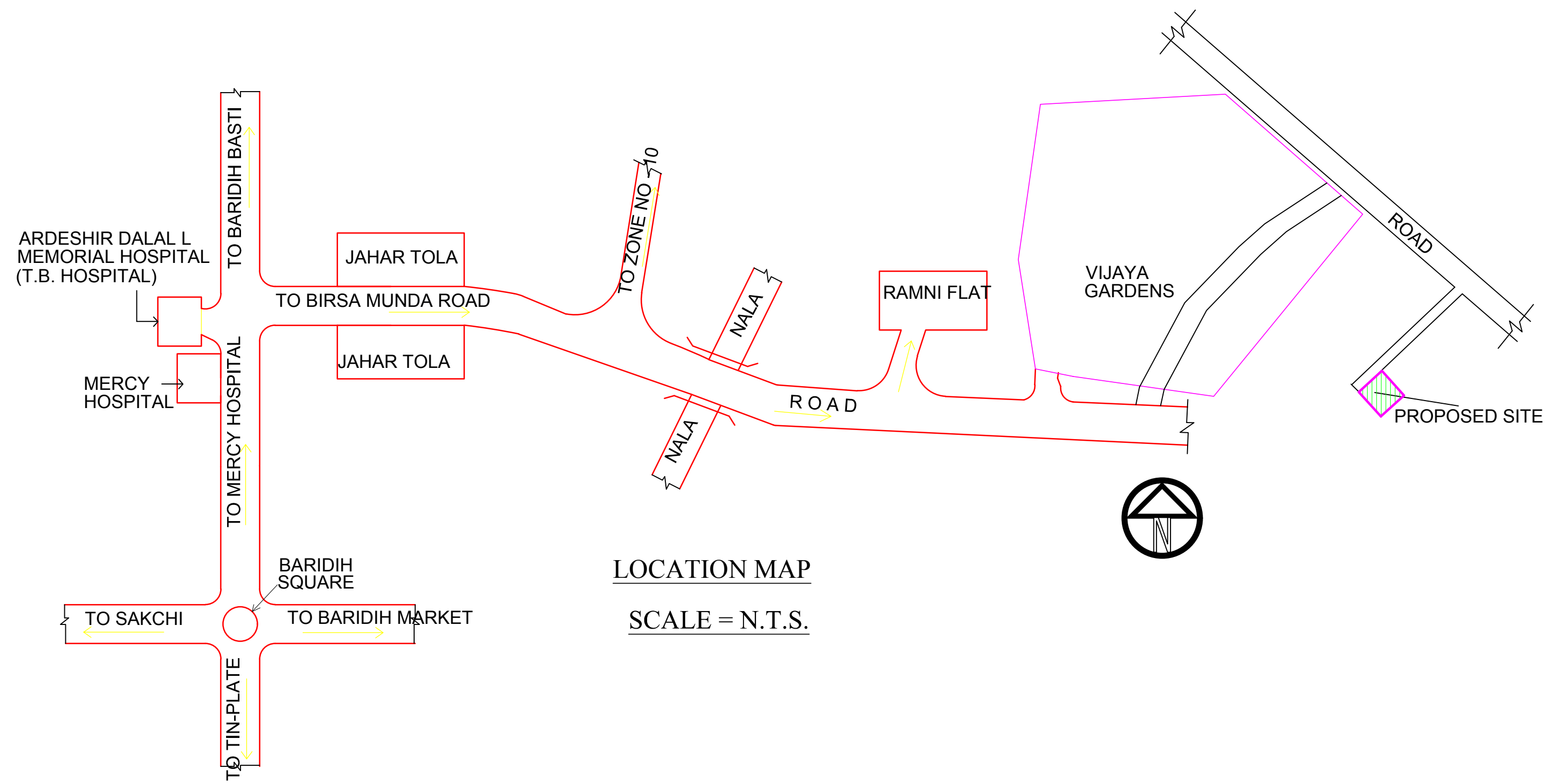


SECTION AT "X-X"



SECTION AT "Y-Y"

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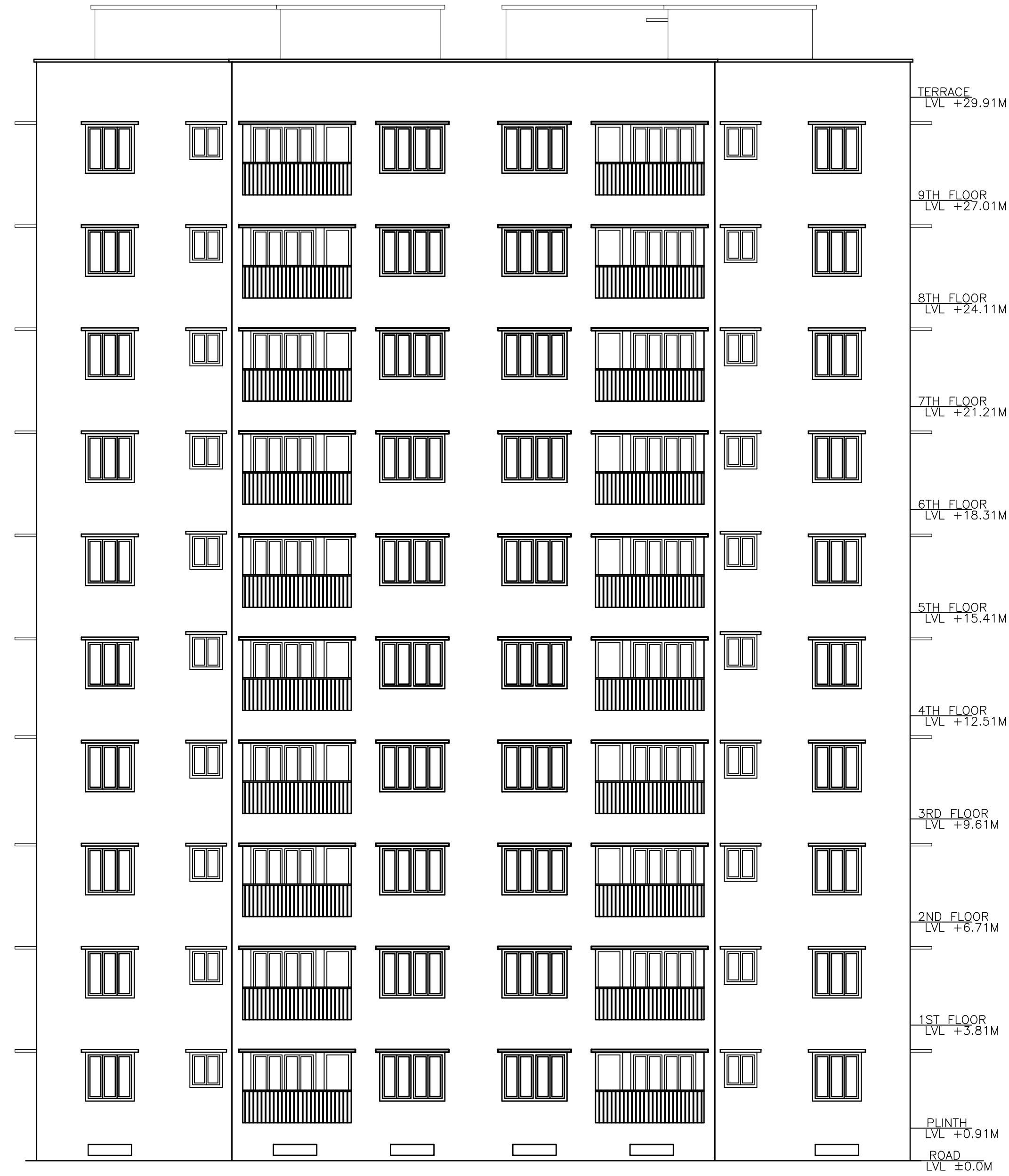
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R.H.S. / NORTH SIDE ELEVATION

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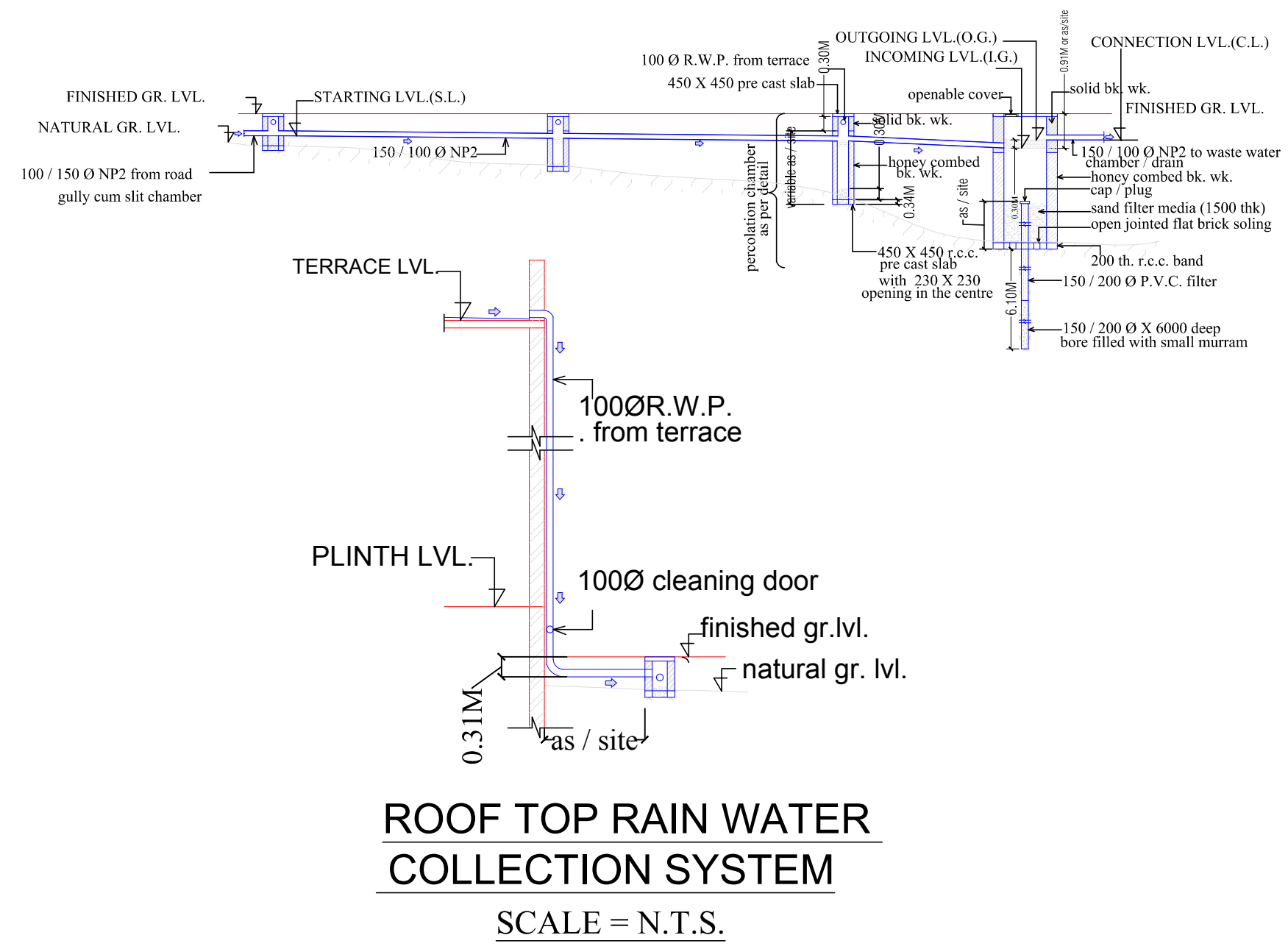
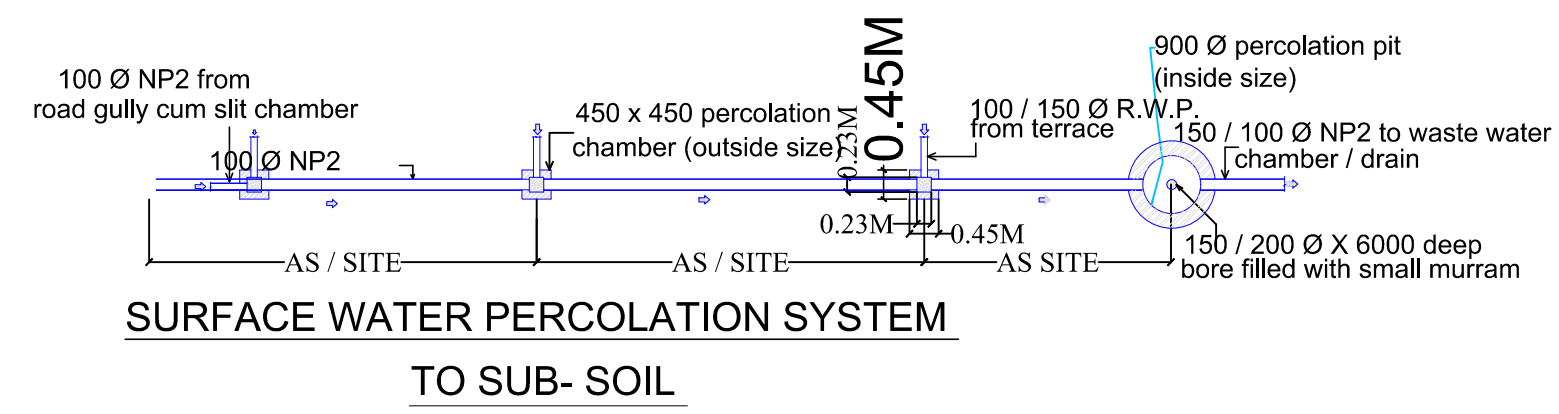
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FIRROONT // WEST SIDE ELEVATION

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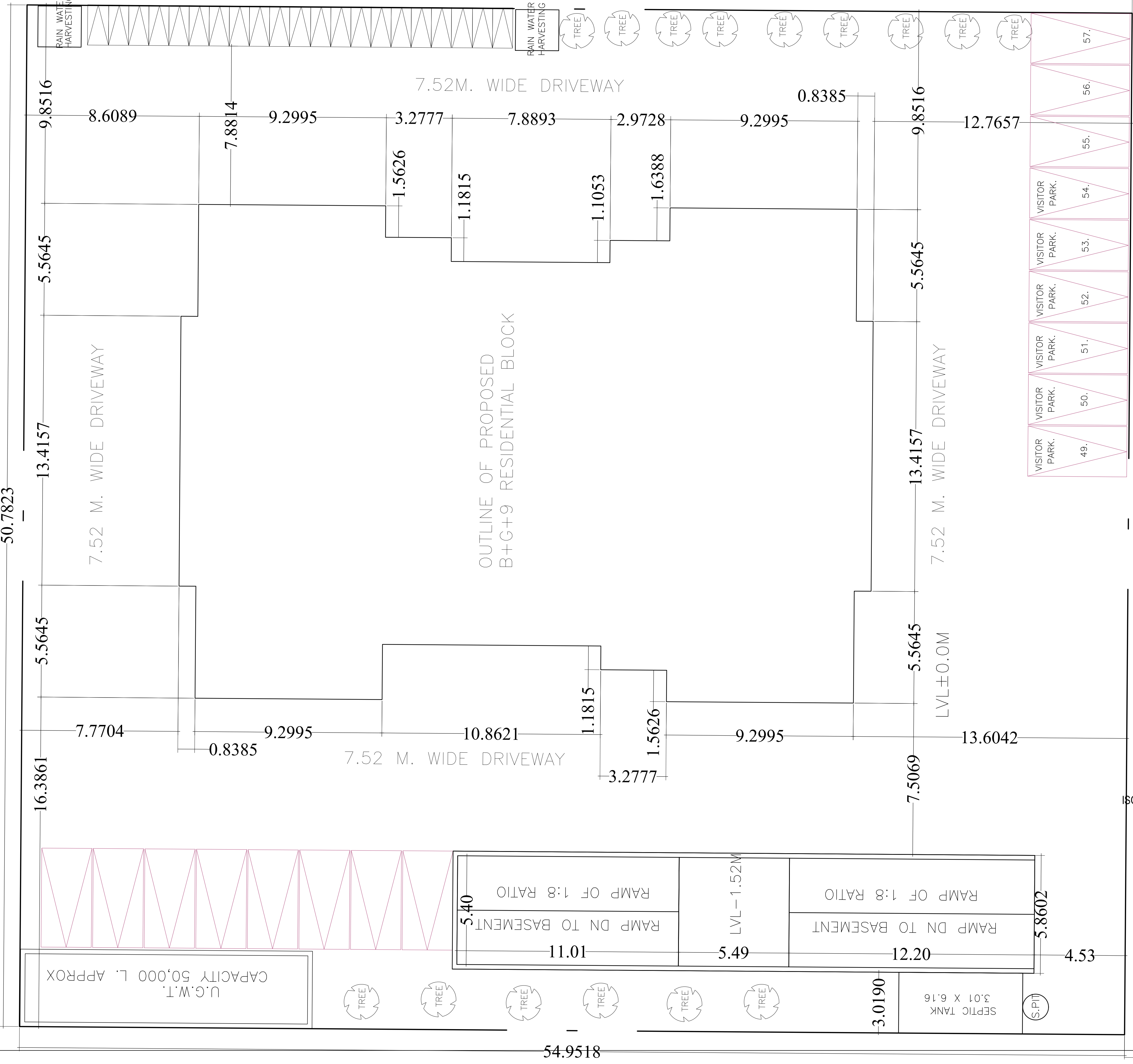


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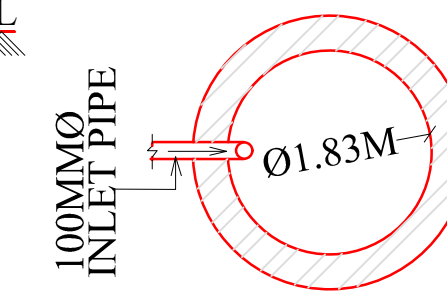
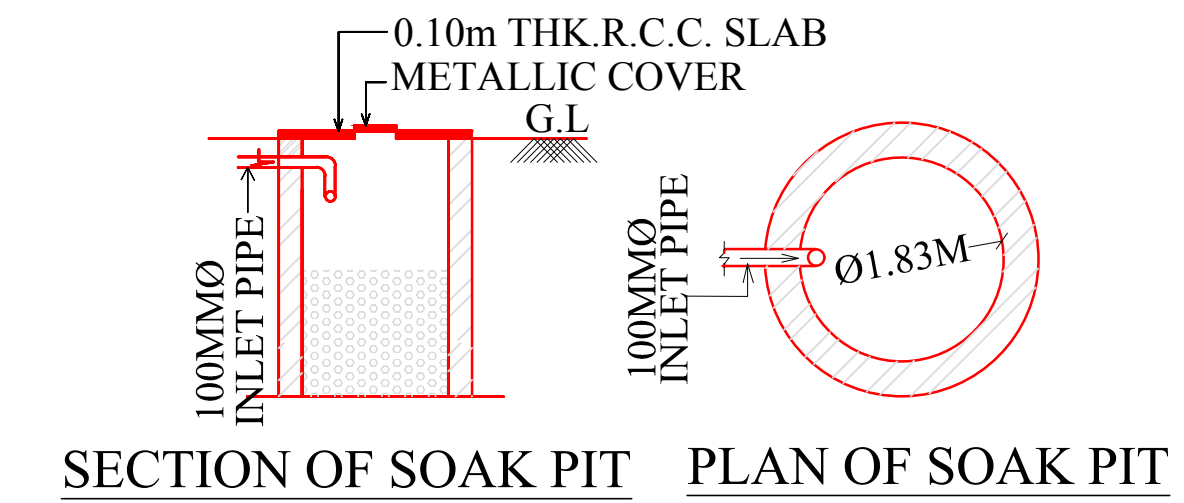
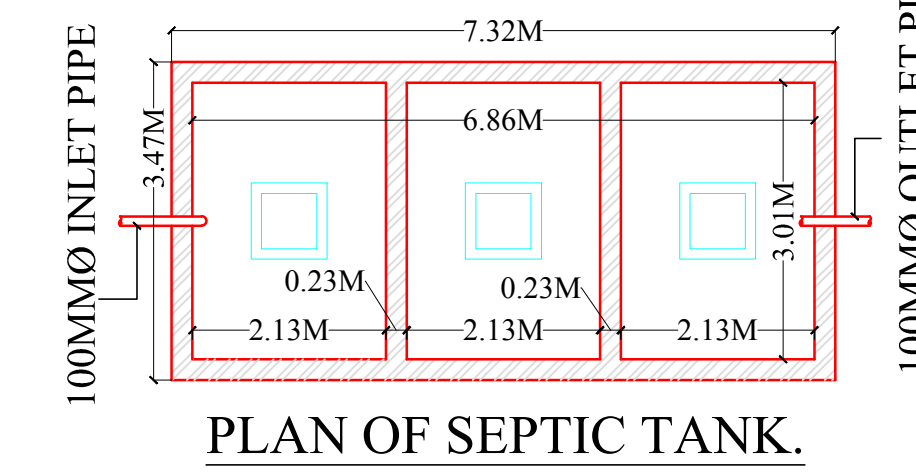
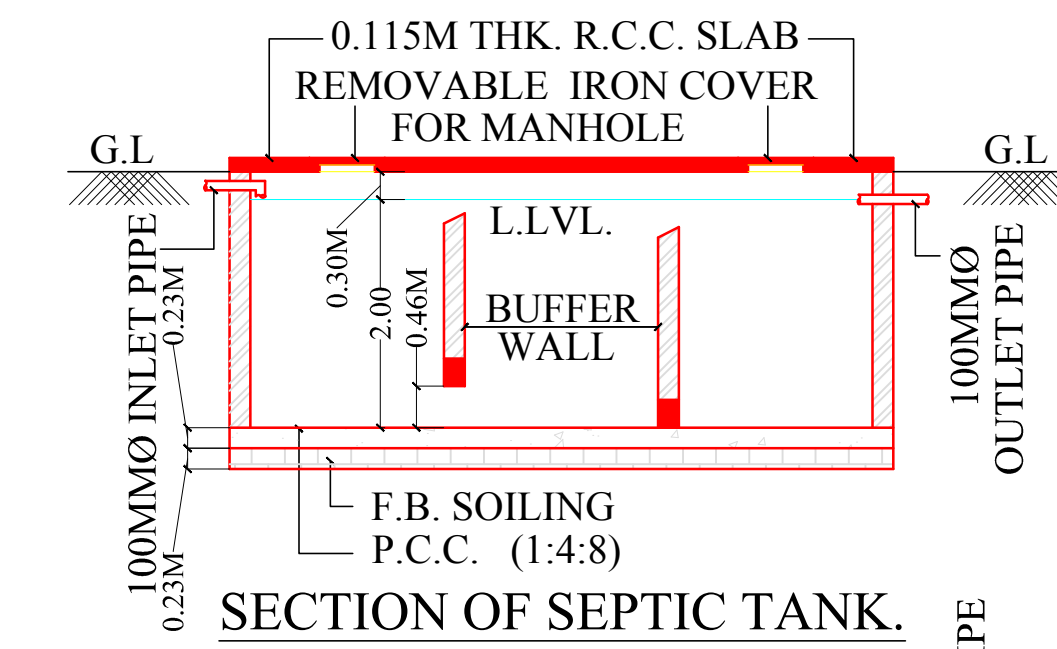
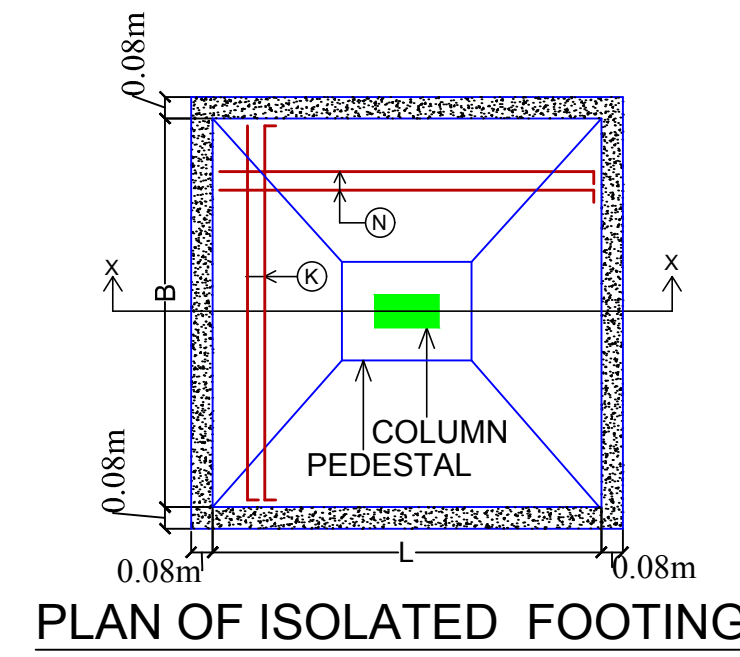
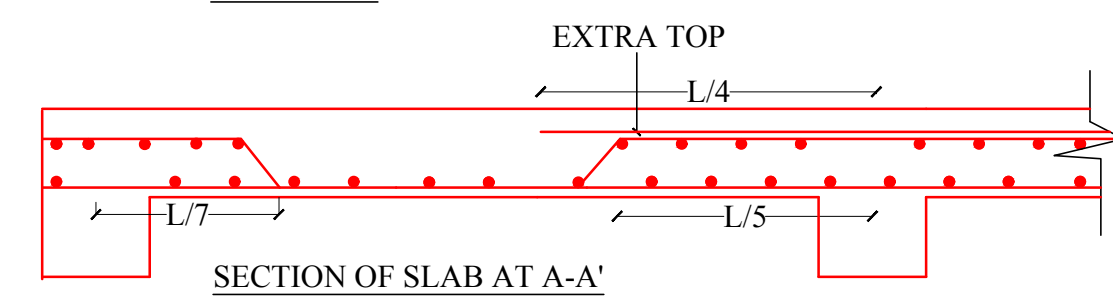
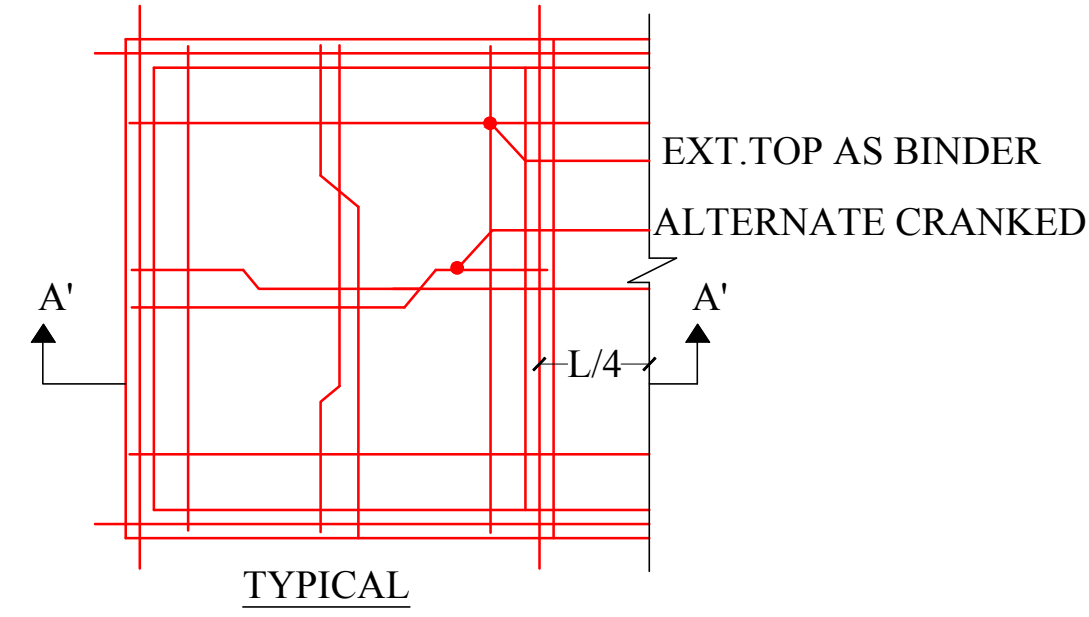
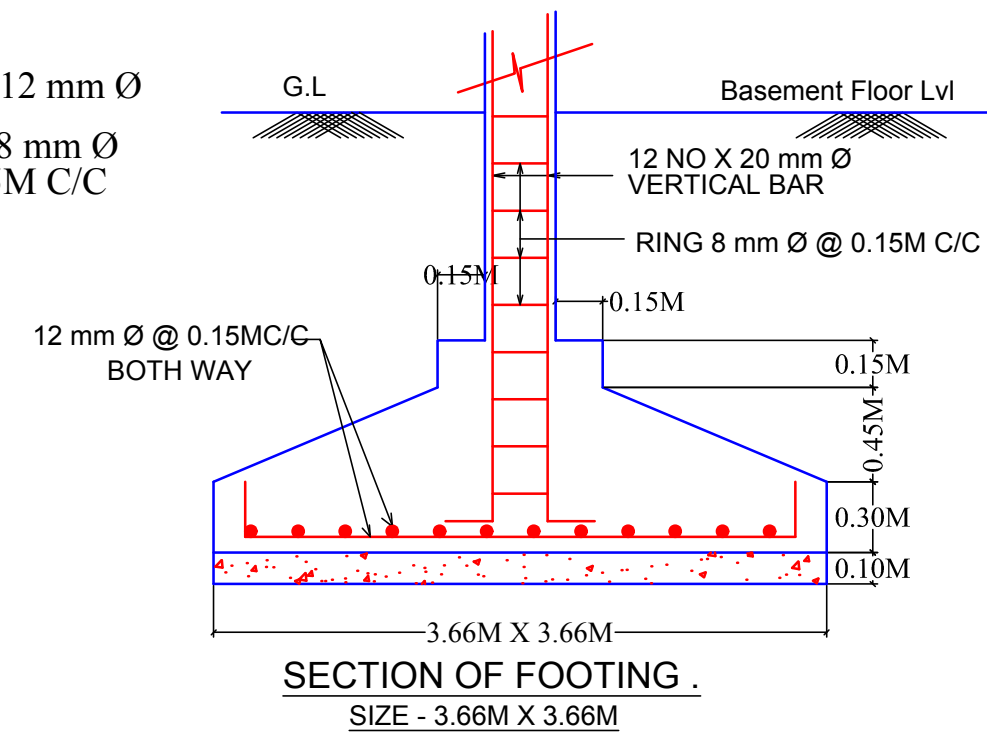
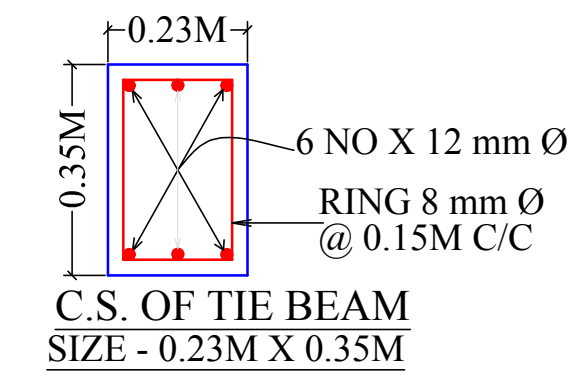
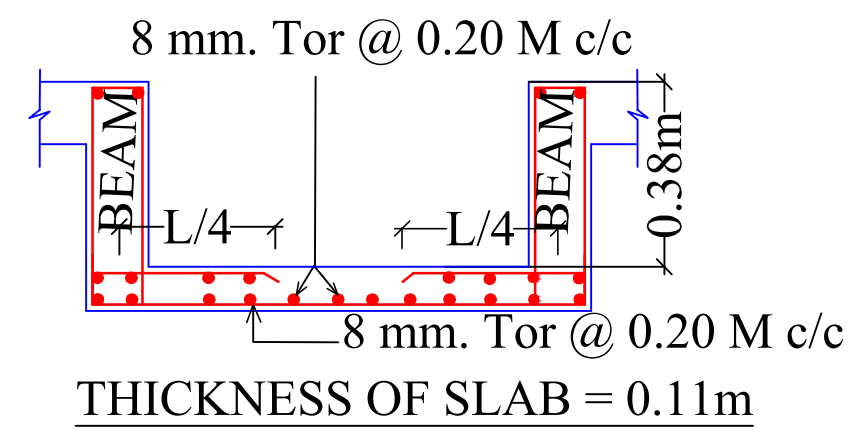
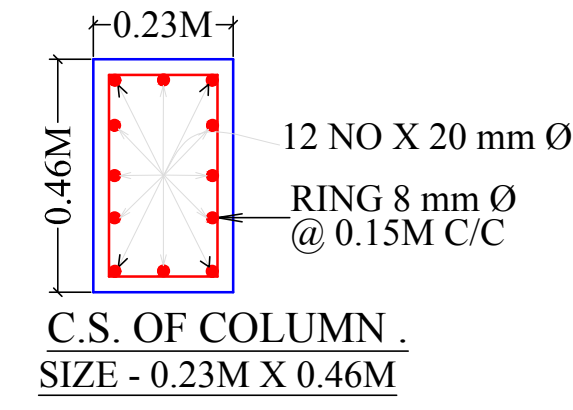
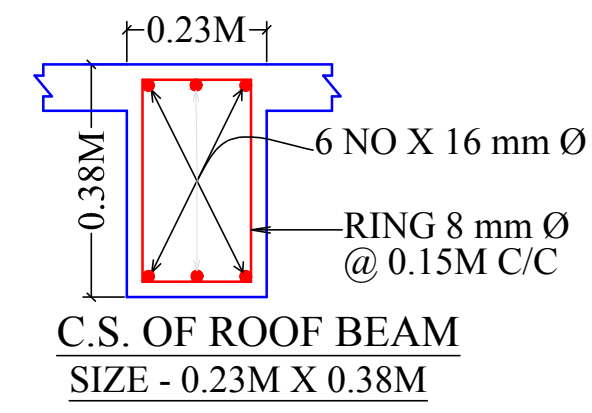
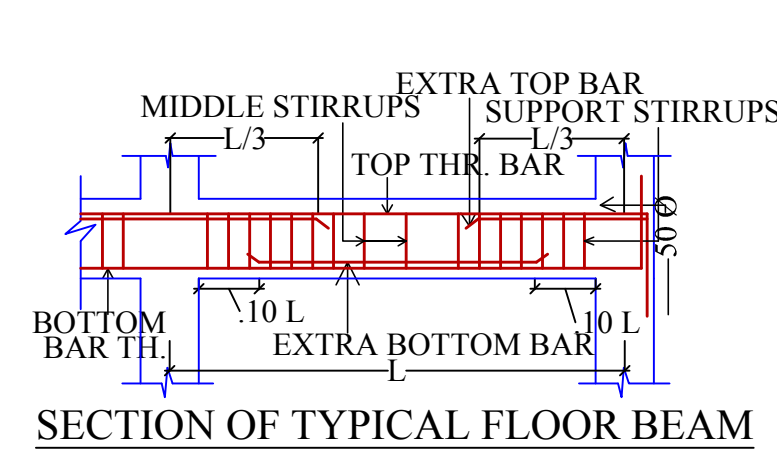
EAST
50.7823

12.30 M.WIDE ROAD
WEST



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