

AREA STATEMENT JAMSHEDPUR NAC	VERSION NO.: 1.0.28 VERSION DATE: 30/06/2018	
PROJECT DETAIL:		
Region: JHARKHAND URBAN	Plot Use: Residential	
LOCAL BODIES	Plot SubUse: Residential Bldg/Apartment	
District: EAST SINGHBHUM	Plot/ReligiousStructure: NA	
Authority: JAMSHEDPUR NAC	Plot/ReligiousStructure: NA	
Inward No: JNACBP/0054/W1/2018	Plot/SubPlot No: 5282	
Application Type: General Proposal	North: -	
Project Type: Building Permission	South: -	
Nature of Development: New	East: -	
Location of Development Area: Old Area	West: -	
AREA DETAILS:		
AREA OF PLOT (Minimum)	(A)	SQ.MT. 931.64
NET AREA OF PLOT (Gross Plot Area - Deduction from Gross Plot Area)	(A-Deductions)	931.64
Deduction for Balance Plot Area (from Gross Plot Area)		
Common Plot		251.57
Total		251.57
BALANCE AREA OF PLOT (Net Plot Area - Recreational/Amenity space)		
(A-Deductions)		680.07
PLOT AREA FOR COVERAGE (Net Plot Area)		
(A-Deductions)		931.64
Plot Area for FAR (Net Plot Area + Road Widening Area)		
(A-Deductions)		931.64
COVERAGE CHECK		
Permissible Coverage area (60.00 %)		558.98
Proposed Coverage Area (37.51 %)		349.50
Total Prop. Coverage Area (37.51 %)		349.50
Balance coverage area (22.48 %)		209.48
FAR CHECK		
Perm. FAR Area (2.50)		2329.10
Total Perm. FAR area		2329.10
Residential FAR		686.08
Proposed FAR Area		727.46
Total Proposed FAR Area		727.46
Consumed FAR (Factor)		0.78
Balance FAR Area		1601.64
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		1048.51
ARCHITECT (Regd)	LAWRENCE FRANCIS	
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)	MR. ABHISHEK SONTHALIA	
DEVELOPMENT AUTHORITY	LOCAL BODY	

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

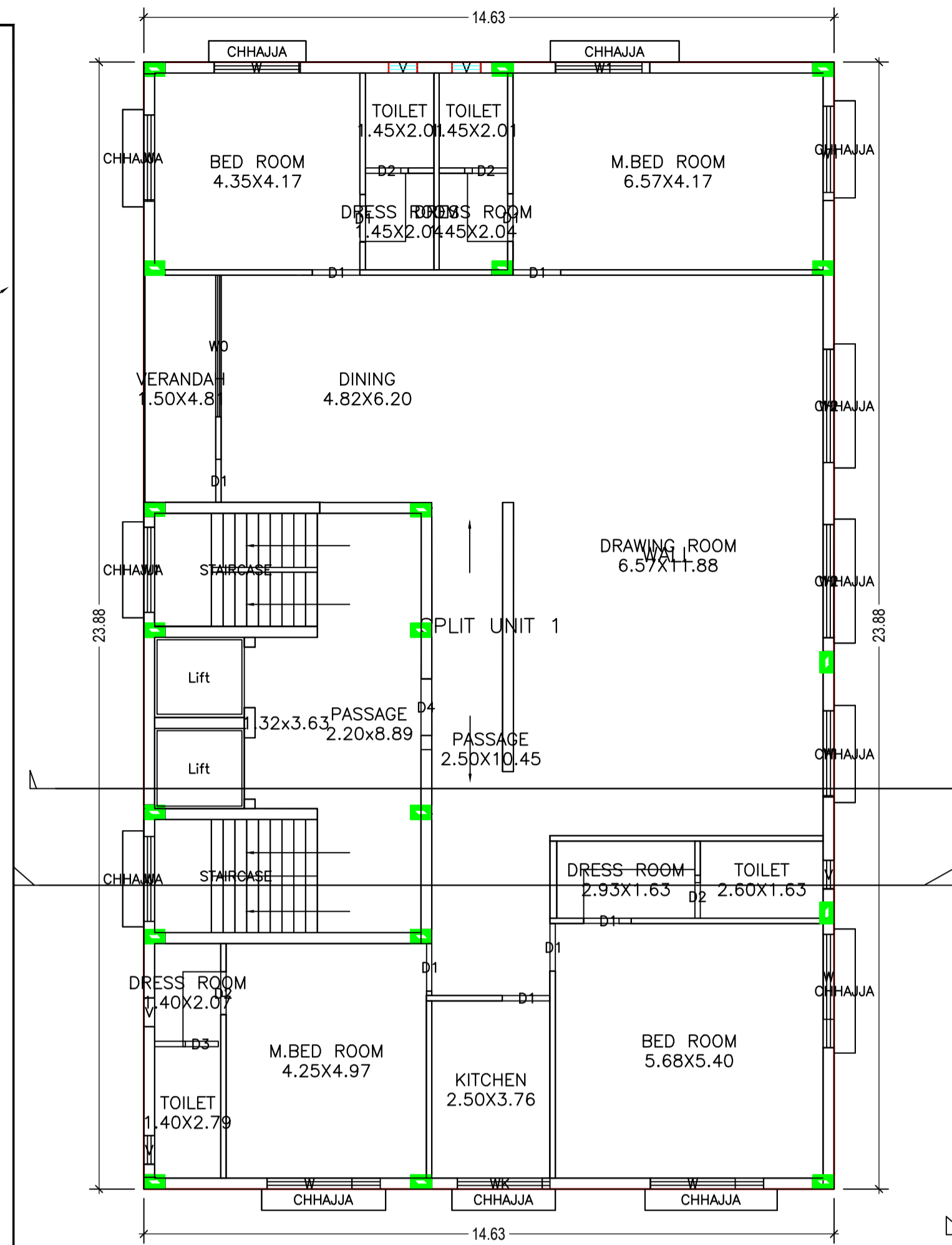
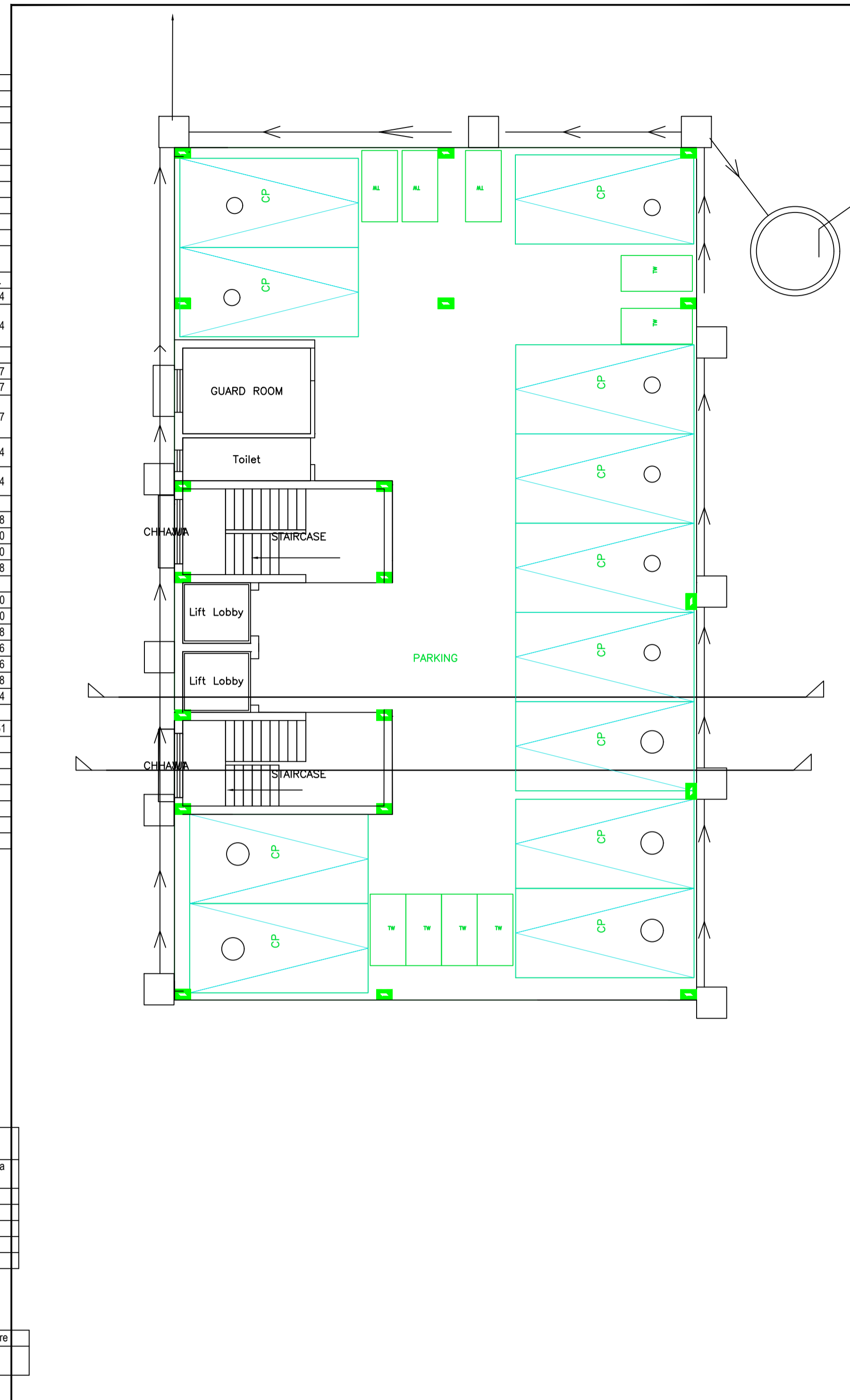
Floor Name	Building Name		Total	
	A (ABHISHEK SONTHALIA RESIDENCE)		Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Ground Floor	349.51	41.39	349.51	41.39
First Floor	349.50	343.04	349.50	343.04
Second Floor	349.50	343.04	349.50	343.04
Terrace Floor	0.00	0.00	0.00	0.00
Total :	1048.51	727.47	1048.51	727.47

Building USE/SUBUSE Details

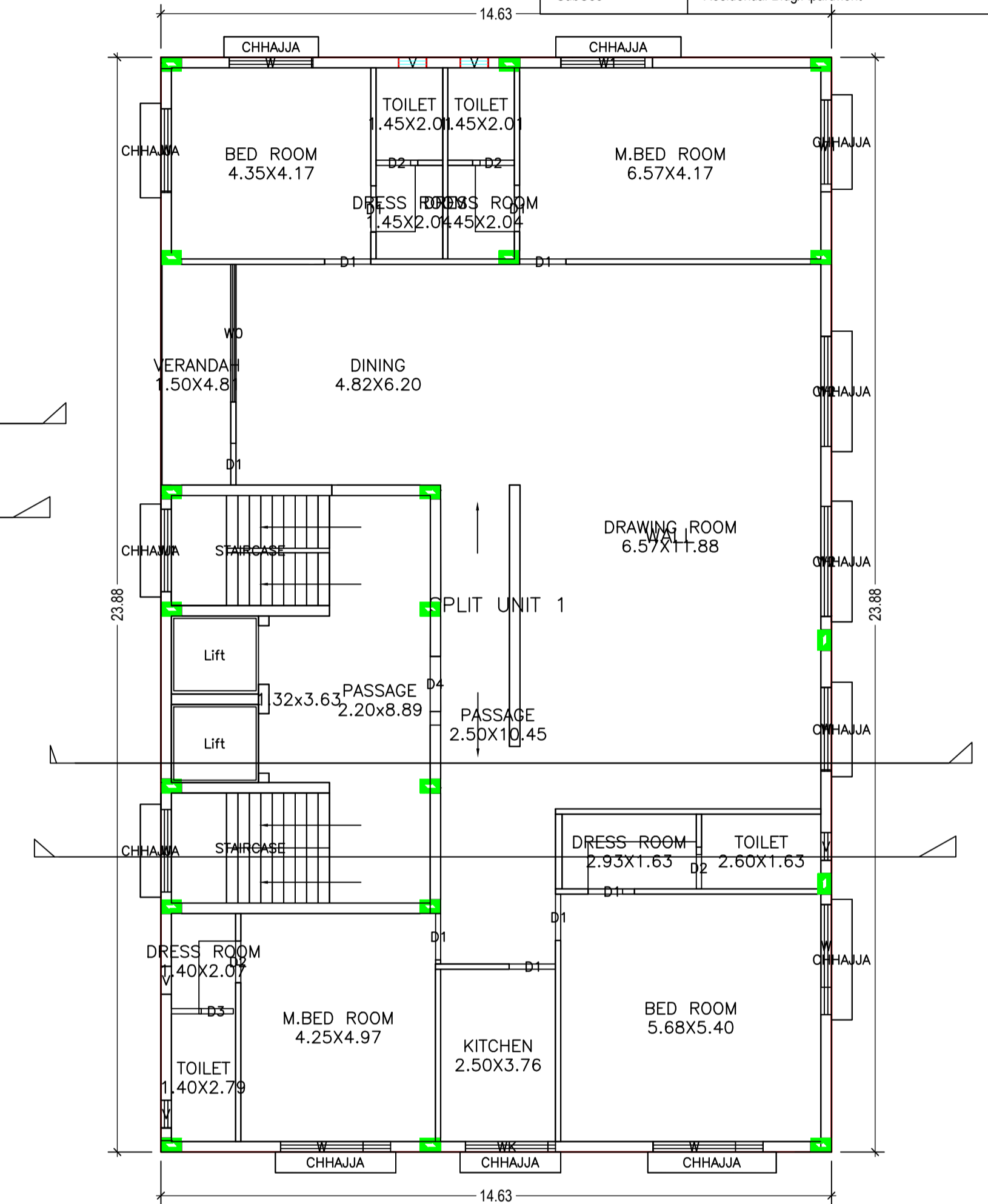
Building Name	Building Use	Building SubUse	Building Structure
A (ABHISHEK SONTHALIA RESIDENCE)	Residential	Residential Bldg/Apartment	Non-Highrise

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.)
			Lift	Accessory Use	Parking					
A (ABHISHEK SONTHALIA RESIDENCE)	1	1048.51	12.92	12.91	295.21	686.08	34.91	727.47	727.47	01
Grand Total	1	1048.51	12.92	12.91	295.21	686.08	34.91	727.47	727.47	01



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



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

Proposal Basic Information	
Proposal File No.	JNA/BP/0054/W1/2018
Owner Name	MR. ABHISHEK SONTHALIA
Khata No	622
Plot No	5282
Village Name	SONARI
Use	Residential
SubUse	Residential Bldg/Apartment

LTP NAME AND SIGNATURE LAWRENCE FRANCIS JNAC/ARC/0003/2016	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE
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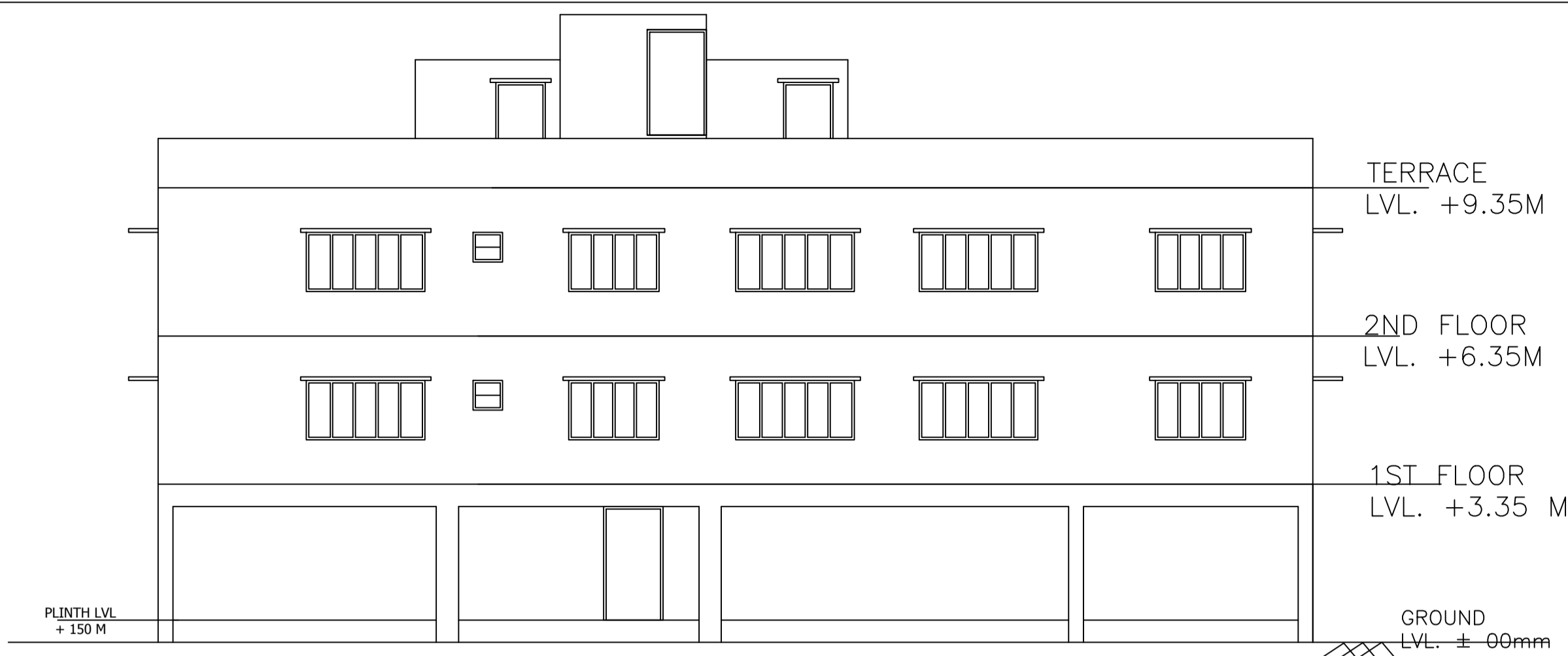
Proposal Basic Information	
Proposal File No.	JNA/BP/0054/W1/2018
Owner Name	MR. ABHISHEK SONTHALIA
Khata No	622
Plot No	5282
Village Name	SONARI
Use	Residential
SubUse	Residential Bldg/Apartment

SCHEDULE OF DOOR:

BUILDING NAME	NAME	HEIGHT	NOS
A (ABHISHEK SONTHALIA RESIDENCE)	D3	2.10	02
A (ABHISHEK SONTHALIA RESIDENCE)		0.91	02
A (ABHISHEK SONTHALIA RESIDENCE)	D2	2.10	08
A (ABHISHEK SONTHALIA RESIDENCE)	D1	1.01	16
A (ABHISHEK SONTHALIA RESIDENCE)	D4	1.20	02

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (ABHISHEK SONTHALIA RESIDENCE)	V	0.61	0.61	10
A (ABHISHEK SONTHALIA RESIDENCE)	WK	1.80	1.00	02
A (ABHISHEK SONTHALIA RESIDENCE)	W	1.80	1.20	14
A (ABHISHEK SONTHALIA RESIDENCE)	W1	1.80	1.20	06
A (ABHISHEK SONTHALIA RESIDENCE)	W1	2.00	1.20	04
A (ABHISHEK SONTHALIA RESIDENCE)	W2	2.40	2.10	04
A (ABHISHEK SONTHALIA RESIDENCE)	W0	3.00	2.10	02



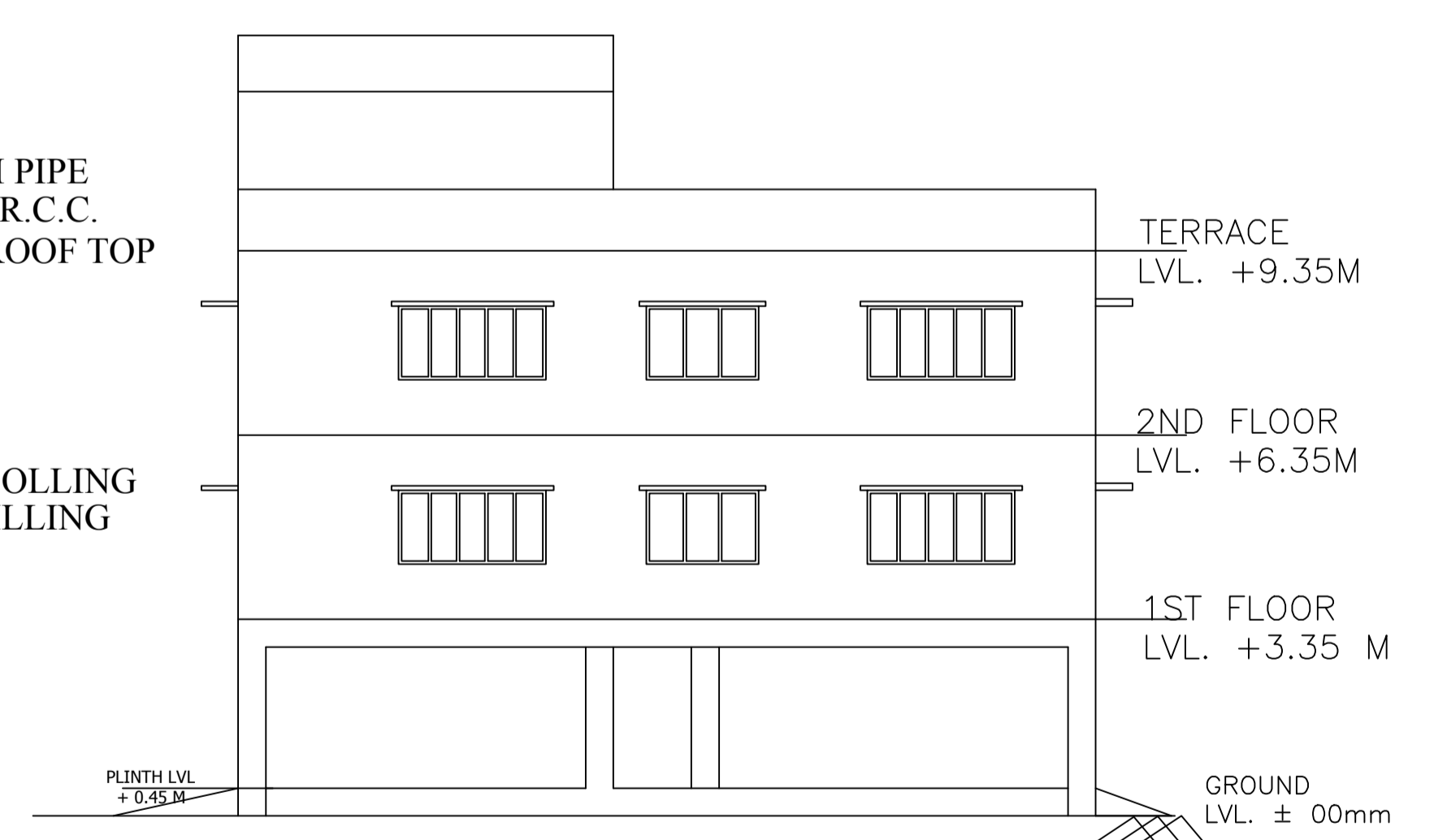
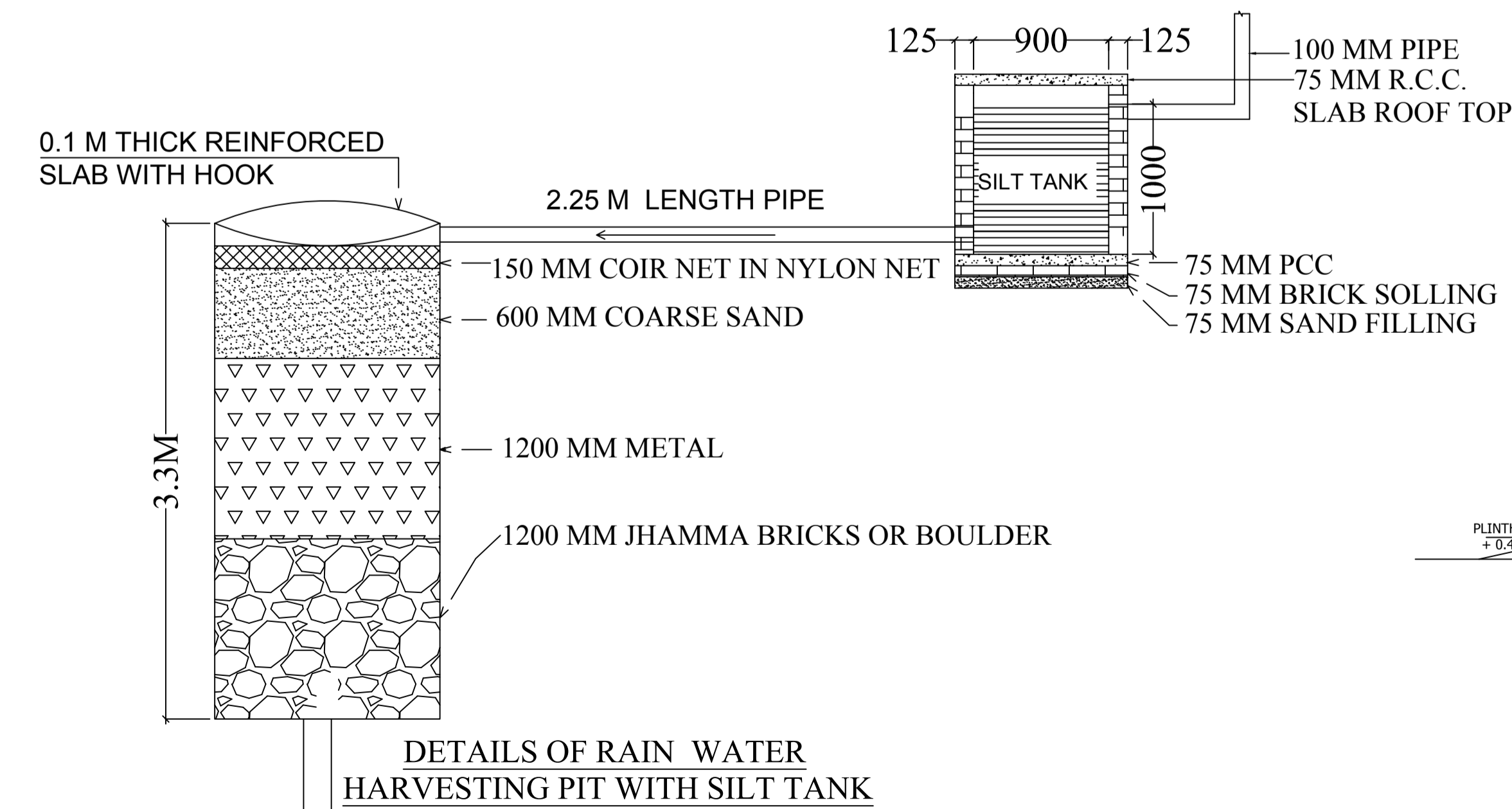
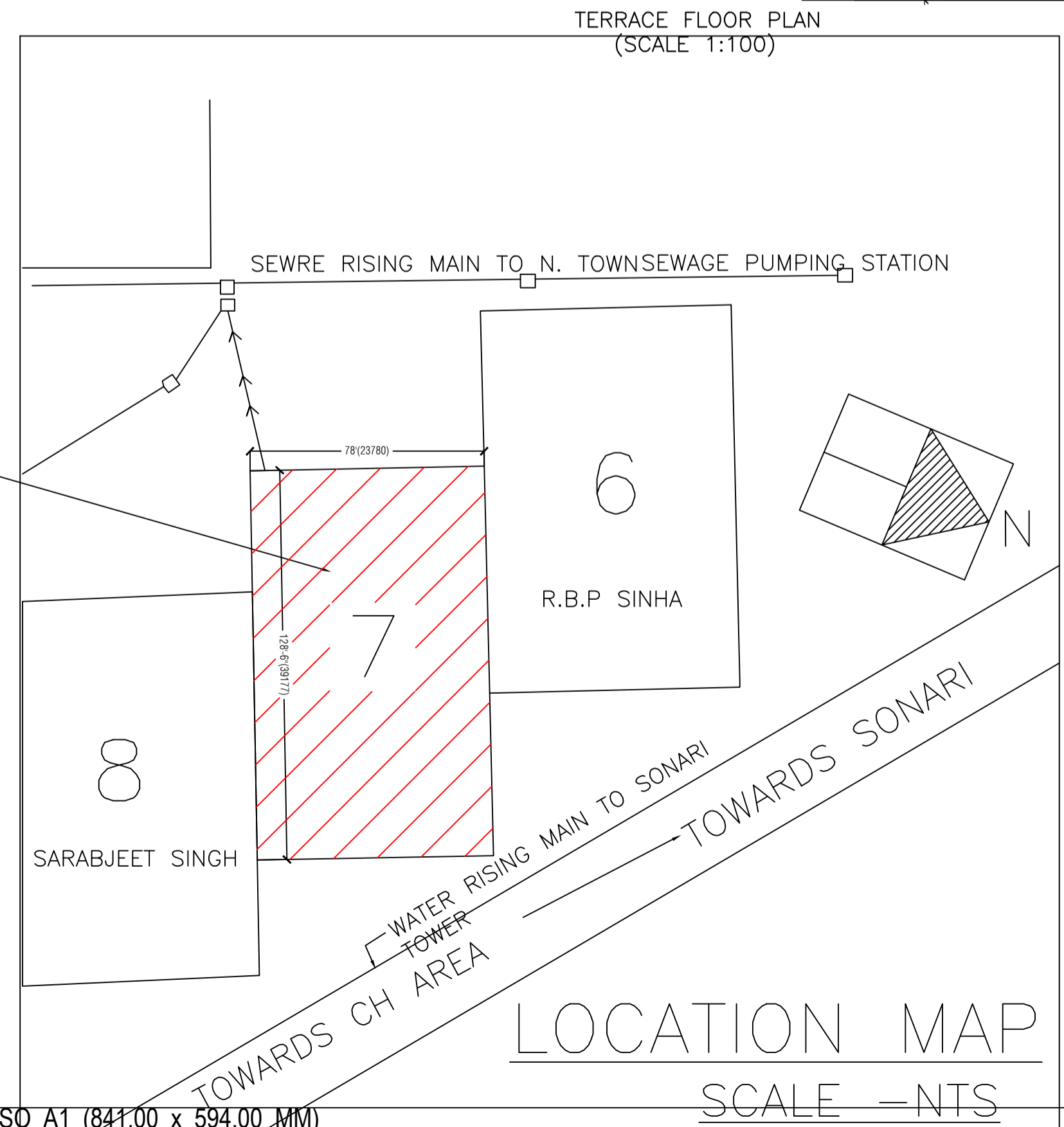
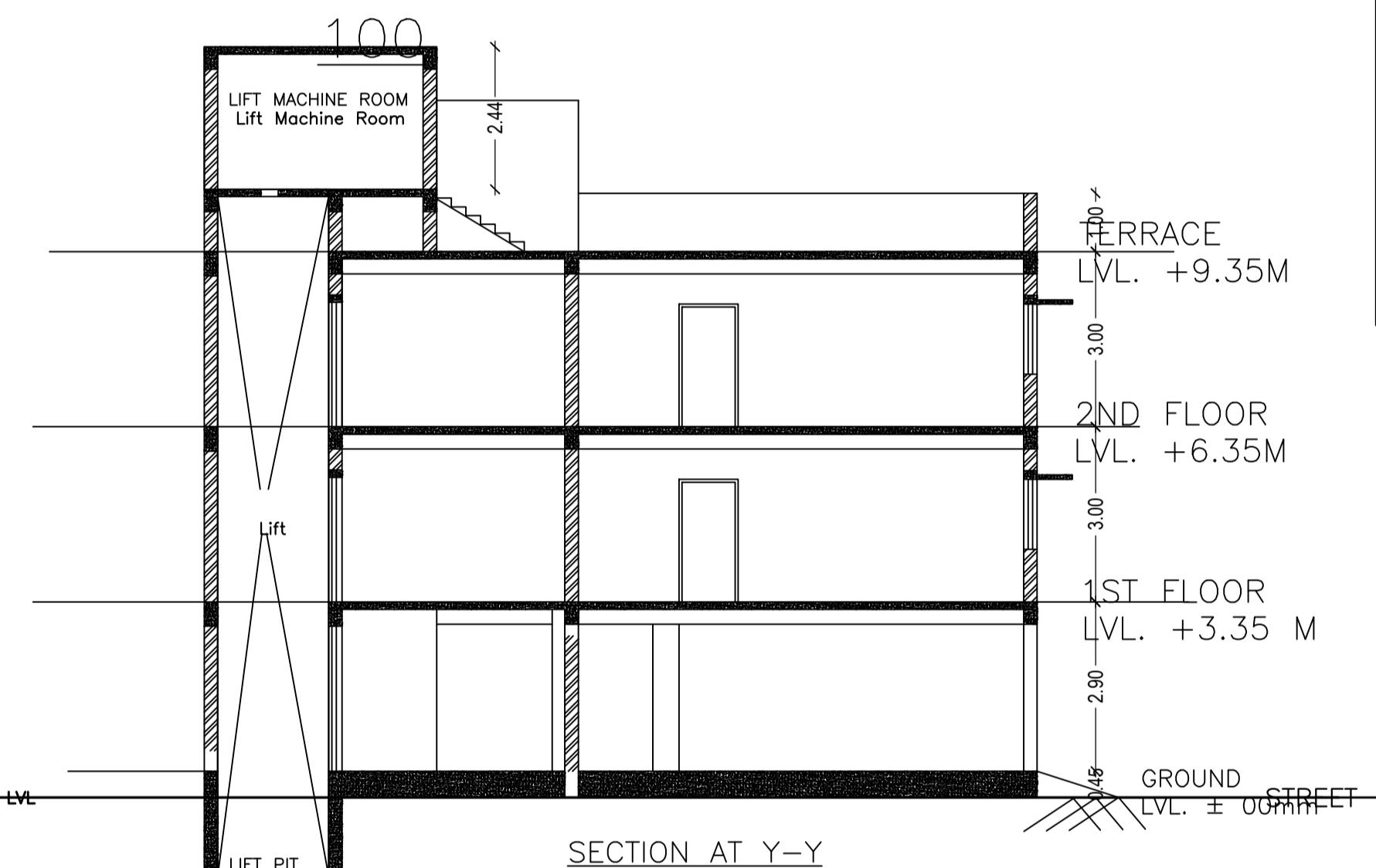
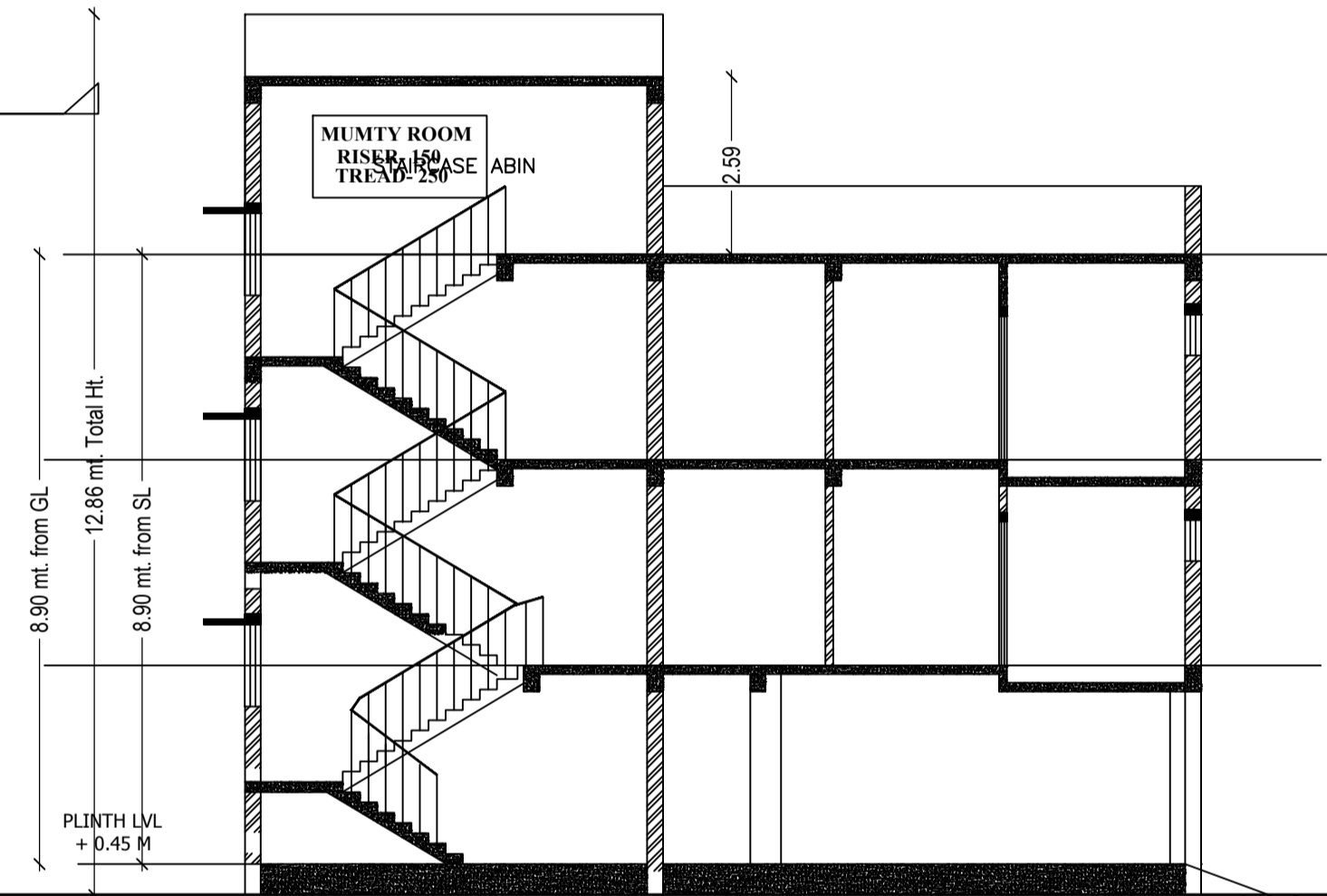
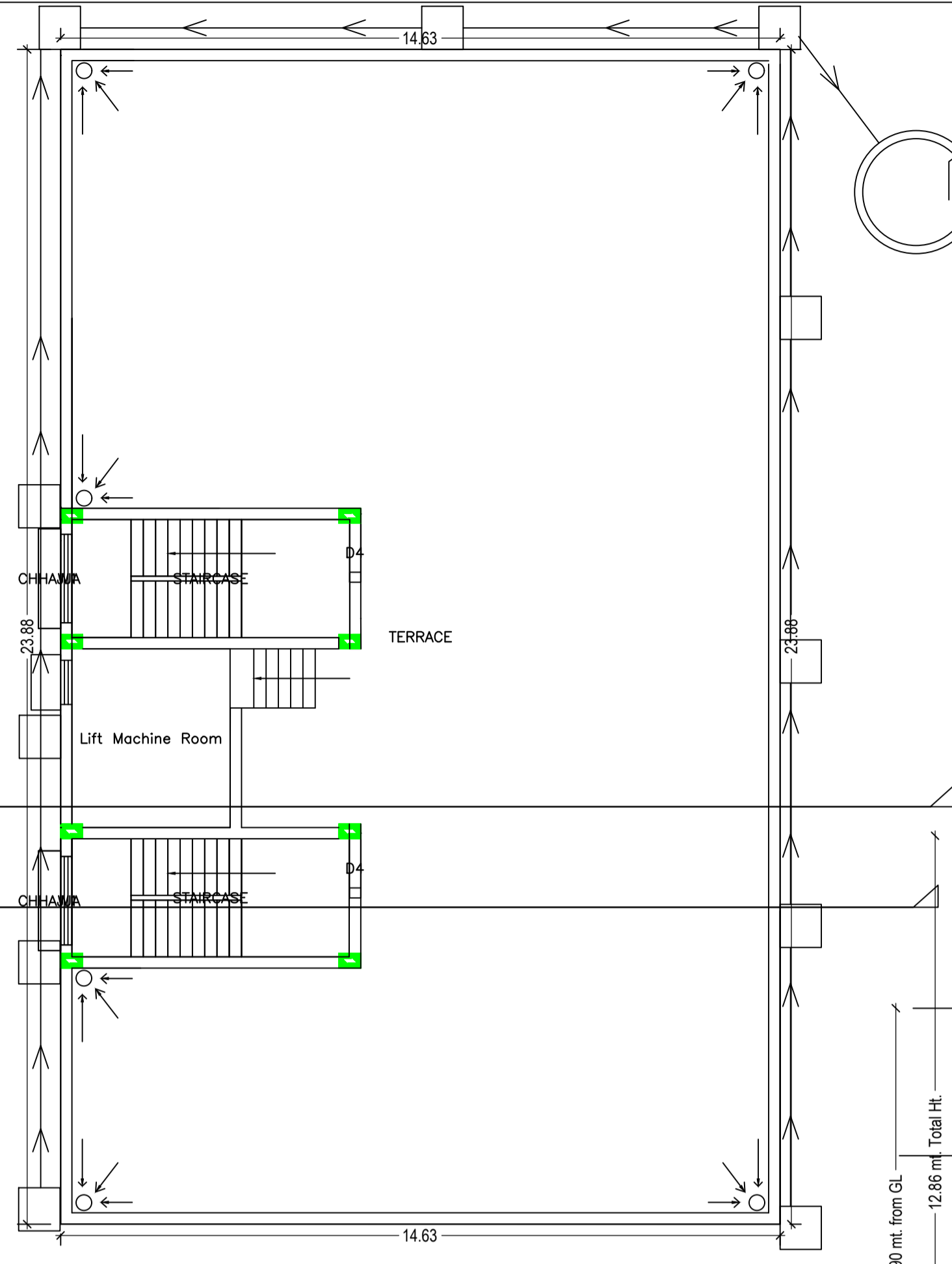
SIDE ELEVATION
SCALE :- 1:

Building : A (ABHISHEK SONTHALIA RESIDENCE)

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.)
		Lift	Accessory Use	Parking					
Ground Floor	349.51	0.00	12.91	295.21	0.00	34.91	41.39	41.39	00
First Floor	349.50	6.46	0.00	0.00	343.04	0.00	343.04	343.04	01
Second Floor	349.50	6.46	0.00	0.00	343.04	0.00	343.04	343.04	00
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total	1048.51	12.92	12.91	295.21	686.08	34.91	727.47	727.47	01
Total Number of Same Buildings	1								
Total	1048.51	12.92	12.91	295.21	686.08	34.91	727.47	727.47	01

UnitBUA Table for Building : A (ABHISHEK SONTHALIA RESIDENCE)

FLOOR PLAN	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
FIRST FLOOR PLAN	SPLIT UNIT 1	FLAT	653.12	626.58	18	1
SECOND FLOOR PLAN	SPLIT UNIT 1	FLAT	0.00	0.00	18	0
Total:	-	-	653.12	626.58	36	1



FRONT ELEVATION
SCALE :- 1: 100

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE
LAWRENCE FRANCIS JNAC/ARC/0003/2016		