

**SPECIFICATIONS :-**

- \* FOUNDATION :- AS/STRL.DTLS.
- \* SUPER STRUCTURE:- BRICK WORK 230 THK.(1:6)  
LINTEL, CHAJJA,STAIRCASE AS/ STRL.DTLS.
- \* FLOORING :- 100 THK. CEM.CONC.WITH 25 THK.  
I.P.S FLOORING
- \* ROOF :- R.C.C SLAB AS/STRL.DTLS.WITH AV.  
115 THK. BRICKBATCOBAO ON TOP
- \* INNER FLOOR :- R.C.C SLAB AS/STRL.DTLS.  
WITH 25 THK. I.P.S FLOOR FINISH
- \* PLASTER :- 25 THK. CEM. PLASTER TO BE  
PROVIDED INSIDE & OUTSID BLDG.
- \* TOILET :- I.W./E.W.C SHOWERS WASH BASINS  
ETC. FIRST CLASS SANITARY FITTINGS

**FOR OFFICE USE**

PROPOSED RESIDENTIAL BUILDING OF  
MR. RAJENDRA PRASAD

AT HOLDING NO. 360, KASIDIH AREA,  
JAMSHEDPUR.

KHATA NO..... THANA.....  
MAUZA.....

**WATER CONSUMPTION CALCULATION**

- \* WATER REQUIRED PER PERSON - 150 LTRS.
- \* TOTAL NUMBER OF PERSONS - 2 x 5 = 10 NOS.
- \* WATER REQD. FOR 10 PERSONS - 10 x 150 LTRS. + 10%  
- 1650 LTRS.
- \* 2,000 LTRS. O/H SYNTEX TANK PROVIDED ABOVE MUMTY

SHEET NO. -- 01 / 01

SCALE - 1:25, 75, 100, 300, NTS

**CONSULTANT**

(RAJENDRA PRASAD)  
SIGNATURE OF OWNER

Proposal Basic Information

Proposal File No.	JNAC/BP/0125/W17/2018
Owner Name	ANANTA KUMAR PRADHAN
Khata No	17
Plot No	4097 (P)
Village Name	BARIDIH
Use	Mixed
SubUse	Resi+Comm

FAR & Tenement Details (Table 4c-1)

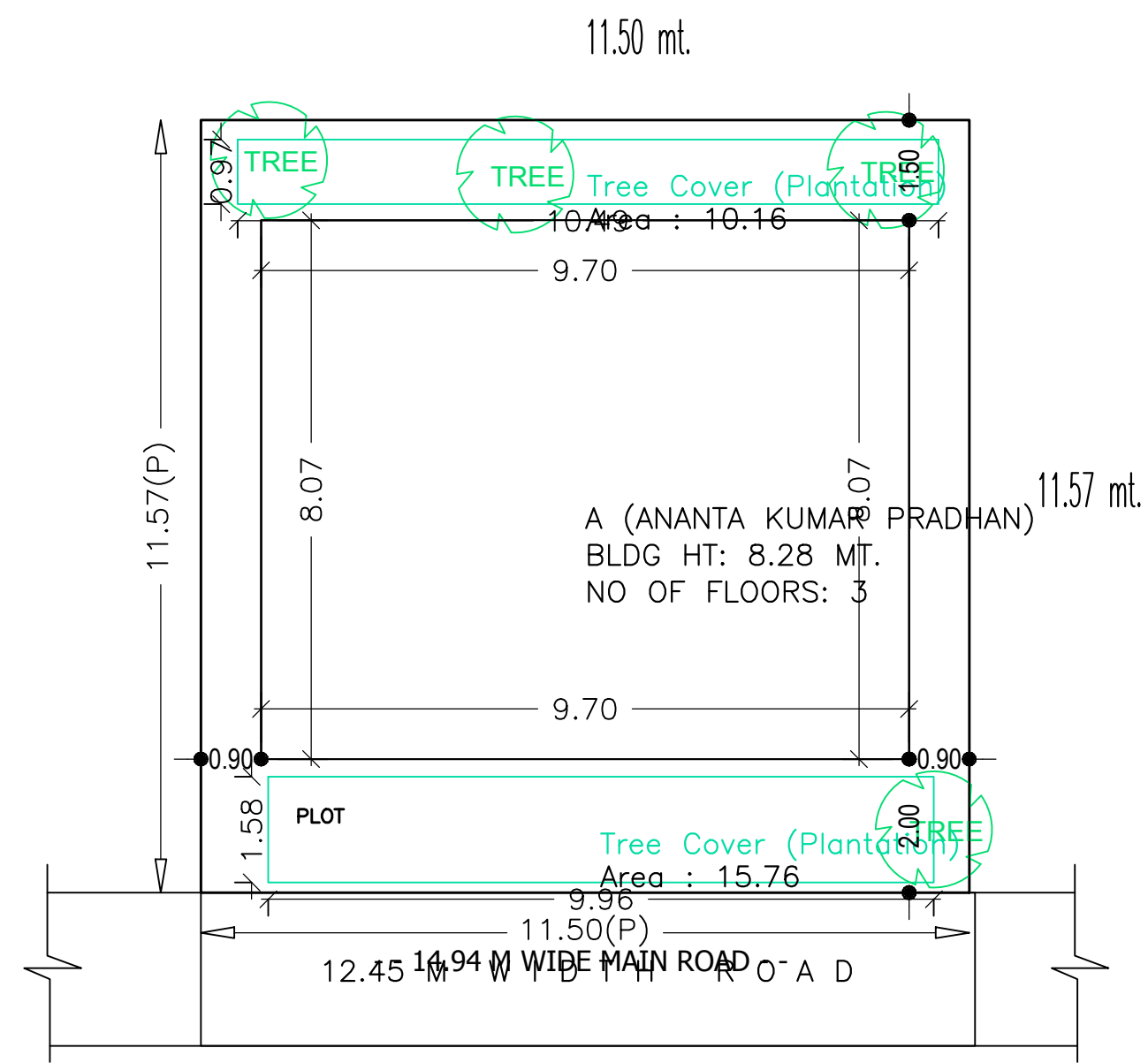
Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)			Proposed FAR Area (Sq.mt.)			Add Area In FAR (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
			Lift	Lift Machine	Parking	Resi.	Commercial	Stair				
A (ANANTA KUMAR PRADHAN)	1	237.95	6.46	3.23	65.28	75.01	75.01	12.96	162.98	162.98	02	
Grand Total	1	237.95	6.46	3.23	65.28	75.01	75.01	12.96	162.98	162.98	02	

Required Parking (Table 7a)

Building Name	Type	SubUse	Area (Sq.mt.)	Units		Car		Visitors Car		TwoWheeler	
				Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.
A (ANANTA KUMAR PRADHAN)	Commercial	Shop	>0	50	62.05	1	1	-	-	-	-
		>0	50	62.05	-	-	-	-	1	3	
	Residential	Bungalow/ Dwelling / Non Apartment	>0	1	1.00	1	1	-	-	-	-
		>0	1	1.00	-	-	1	1	-	-	
Total			-	-	-	2	2	-	1	1	3

Parking Check (Table 7b)

Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	2	25.00
Total Car	2	25.00	2	25.00
Visitor's Car Parking	-	-	1	12.50
Total Visitor Parking	1	12.50	1	12.50
TwoWheeler	-	-	3	6.00
Total TwoWheeler	3	6.00	3	6.00
Other Parking	-	-	-	21.78
Total		43.50		83.78



SITE PLAN

SITE PLAN

SITE PLAN

AREA STATEMENT JAMSHEDPUR NAC

Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Mixed
District: EAST SINGHBHUM	Plot SubUse: Resi+Comm
Authority: JAMSHEDPUR NAC	PlotNearby/ReligiousStructure: NA
Inward_No: JNAC/BP/0125/W17/2018	PlotSubPlot No: 4097 (P)
Application Type: General Proposal	North: Plot No. - 4097 (P)
Project Type: Building Permission	South: Road Width - 14.94 M
Nature of Development: New	East: Plot No. - 4097(P)
Location of Development Area: Old Area	West: Plot No. - 4097(P)

AREA DETAILS:

AREA OF PLOT (Minimum)	(A)	SQ.MT.
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	133.01
Deduction for Balance Plot Area(from Gross Plot Area)		
Common Plot		25.92
Total		25.92
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	107.09
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	133.01
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions)	133.01

COVERAGE CHECK

Permissible Coverage area ( 70.00 % )	93.11
Proposed Coverage Area ( 58.82 % )	78.24
Total Prop. Coverage Area ( 58.82 % )	78.24
Balance coverage area ( 11.18 % )	14.87

FAR CHECK

Perm. FAR Area ( 2.50 )	332.52
Total Perm. FAR area	332.52
Residential FAR	75.01
Commercial FAR	75.01
Proposed FAR Area	162.98
Total Proposed FAR Area	162.98
Consumed FAR (Factor)	1.23
Balance FAR Area	169.54

BUILT UP AREA CHECK

Total Proposed BuiltUp Area	237.95
ARCHITECT (Regd)	Shreyashi Haldar
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	ANANTA KUMAR PRADHAN

DEVELOPMENT AUTHORITY LOCAL BODY

COLOR INDEX

PLOT BOUNDARY	[Green Line]
ABUTTING ROAD	[Red Line]
PROPOSED CONSTRUCTION	[Blue Line]
COMMON PLOT	[Yellow Line]
ROAD WIDENING AREA	[Orange Line]
EXISTING (To be retained)	[Purple Line]
EXISTING (To be demolished)	[Pink Line]

Buildingwise Floor FAR Details

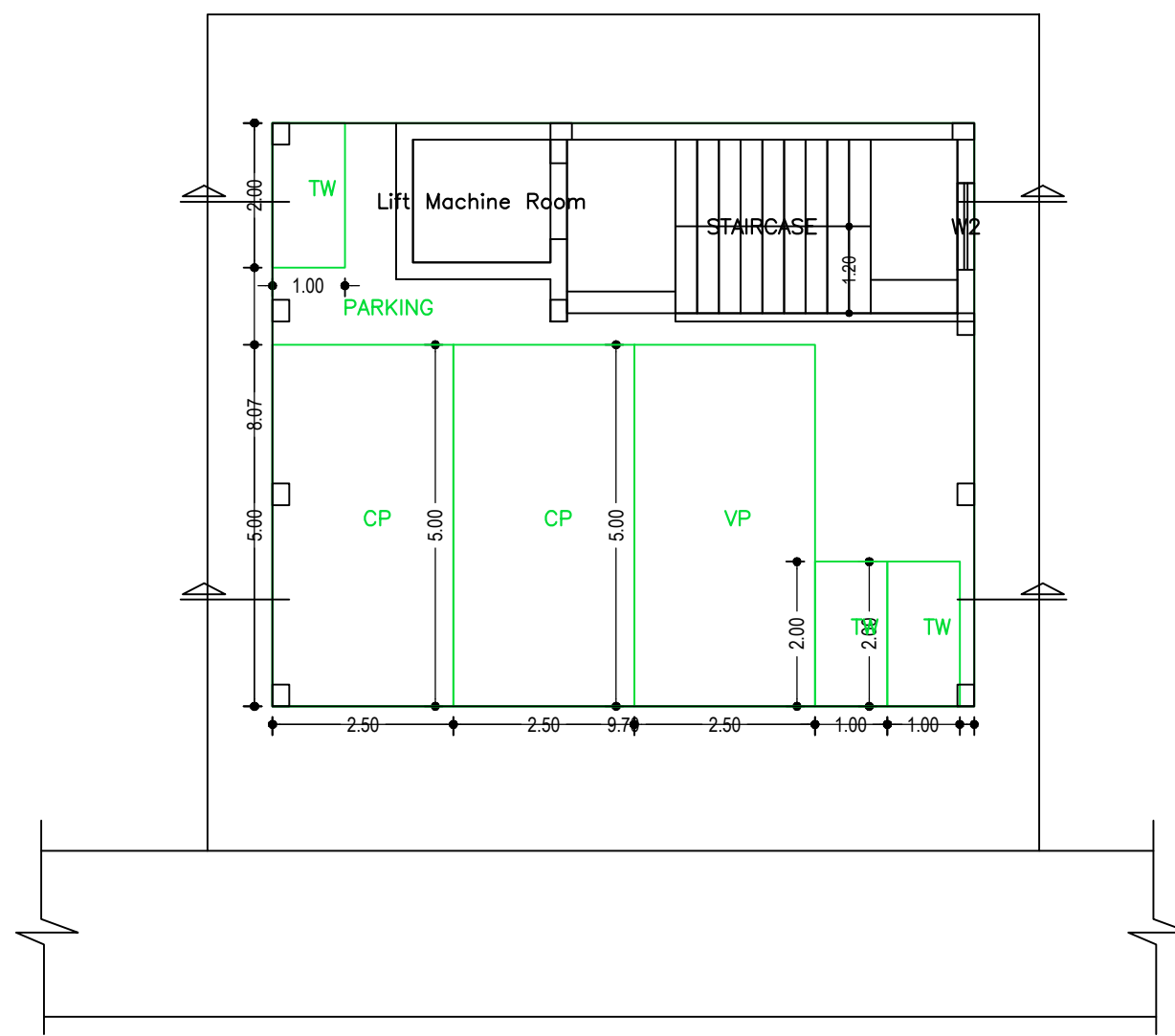
Floor Name	Building Name		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Parking Floor	81.47	12.96	81.47	12.96
First Floor	78.24	75.01	78.24	75.01
Second Floor	78.24	75.01	78.24	75.01
Terrace Floor	0.00	0.00	0.00	0.00
Total :	237.95	162.98	237.95	162.98

Building USE/SUBUSE Details

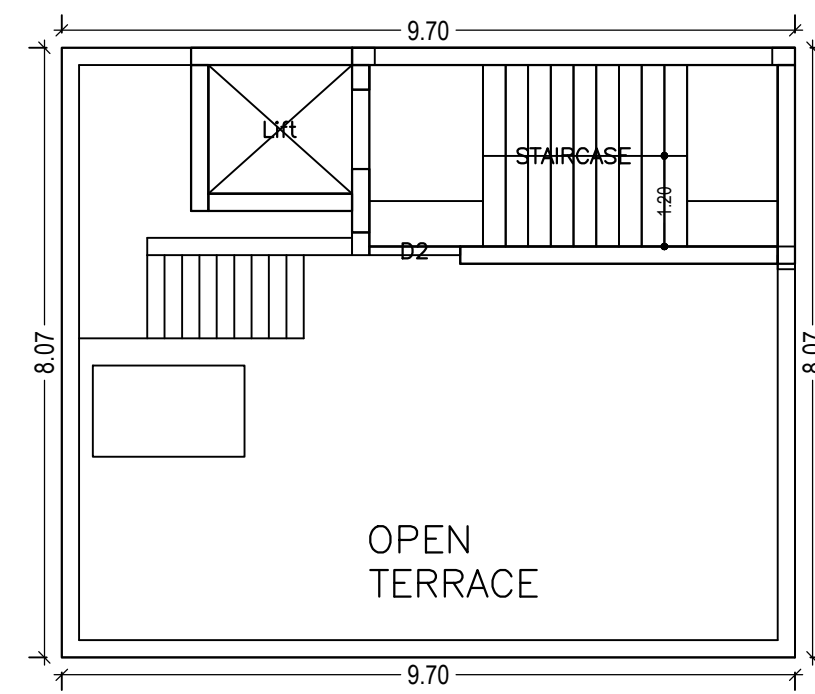
Building Name	Building Use	Building SubUse	Building Structure
A (ANANTA KUMAR PRADHAN)	Residential	Bungalow/ Dwelling / Non Apartment	Non-Highrise

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
Shreyashi Haldar JNAC/DFTMN/0009/2016			

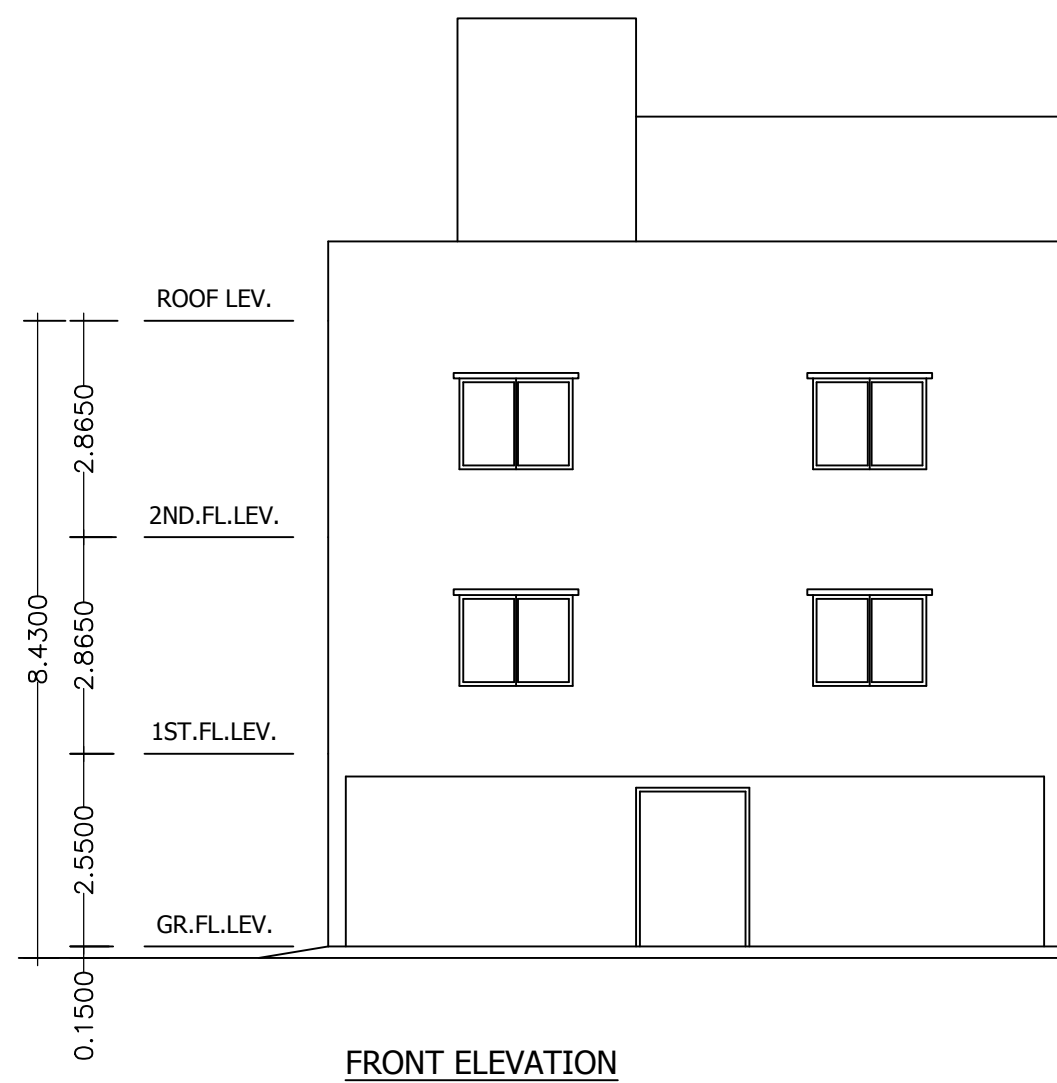
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Proposal File No.	JNAC/BP/0125/W17/2018
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Khata No	17
Plot No	4097 (P)
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Use	Mixed
SubUse	Resi+Comm



PARKING FLOOR PLAN (SCALE 1:100)



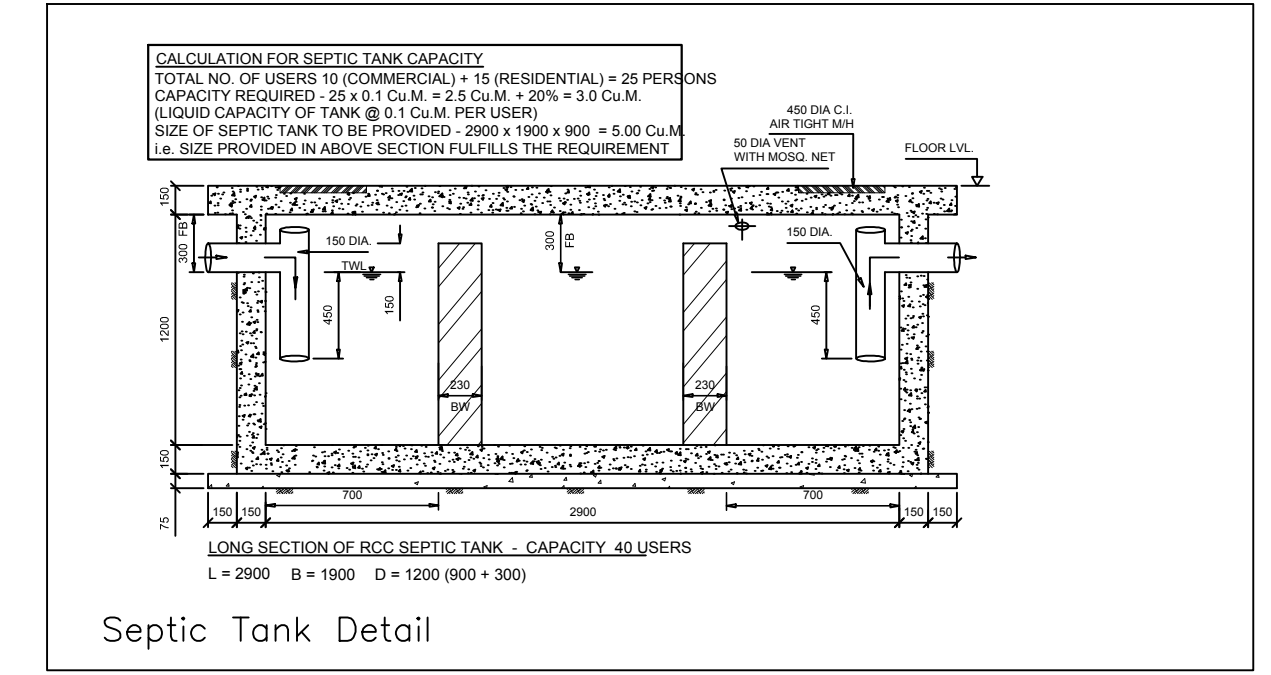
TERRACE FLOOR PLAN (SCALE 1:100)



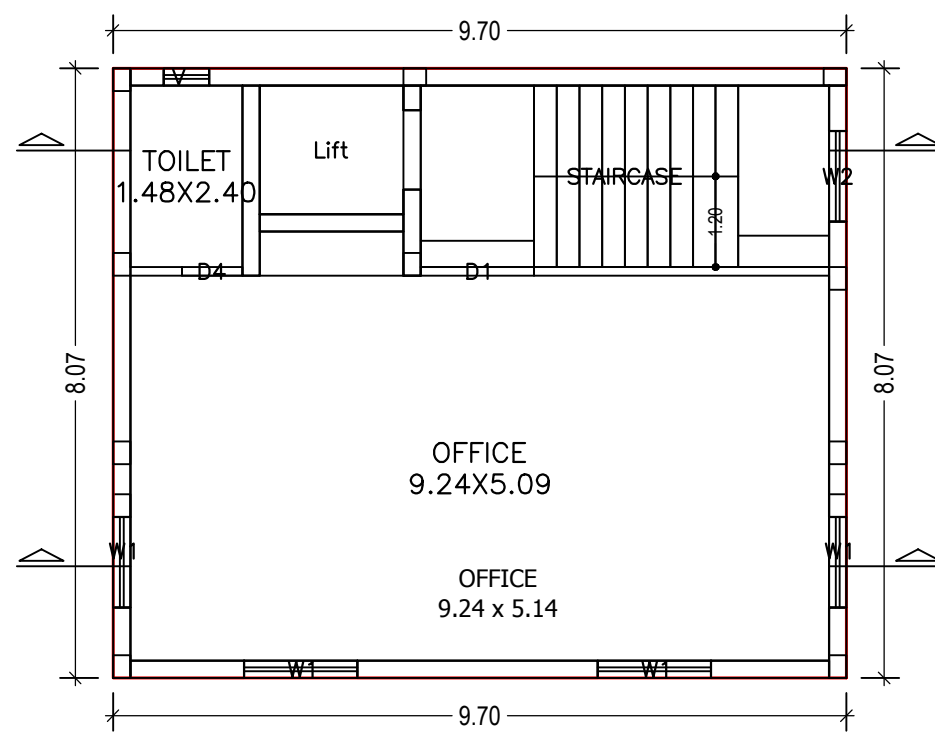
FRONT ELEVATION



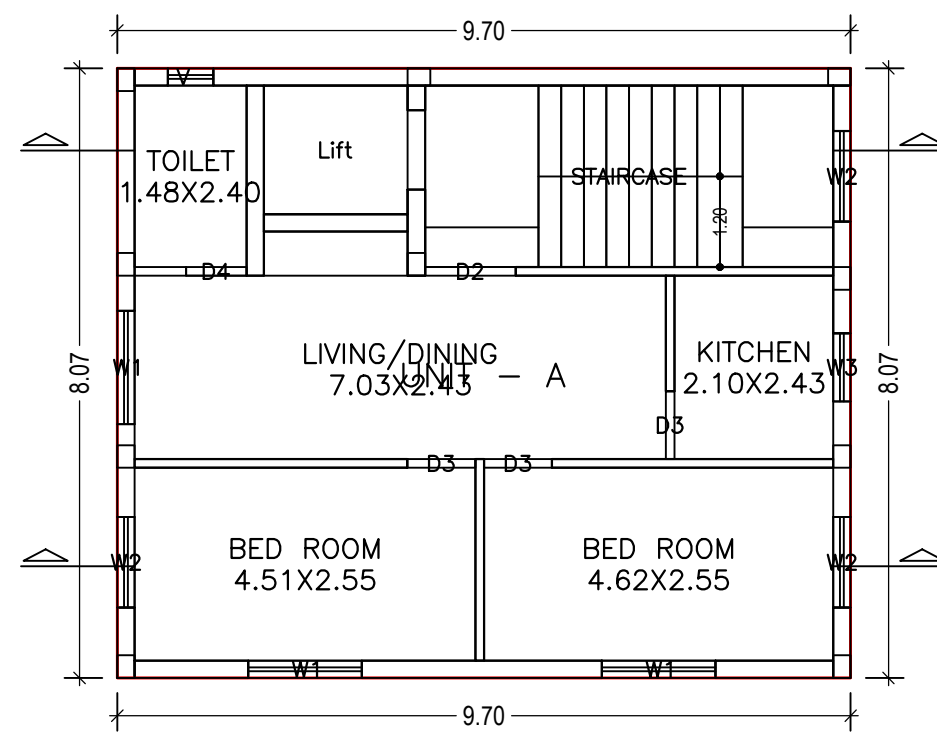
SIDE ELEVATION



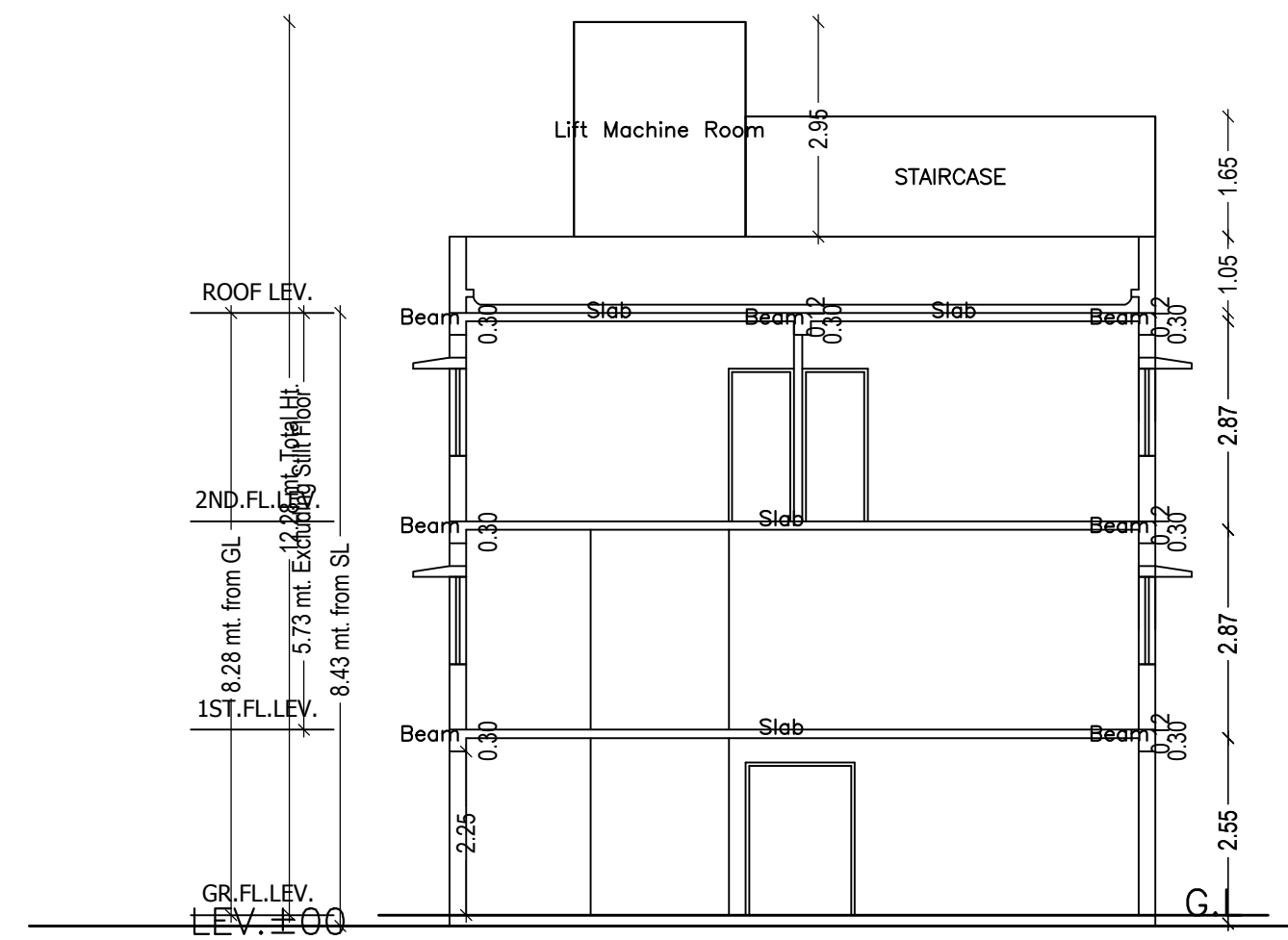
Septic Tank Detail



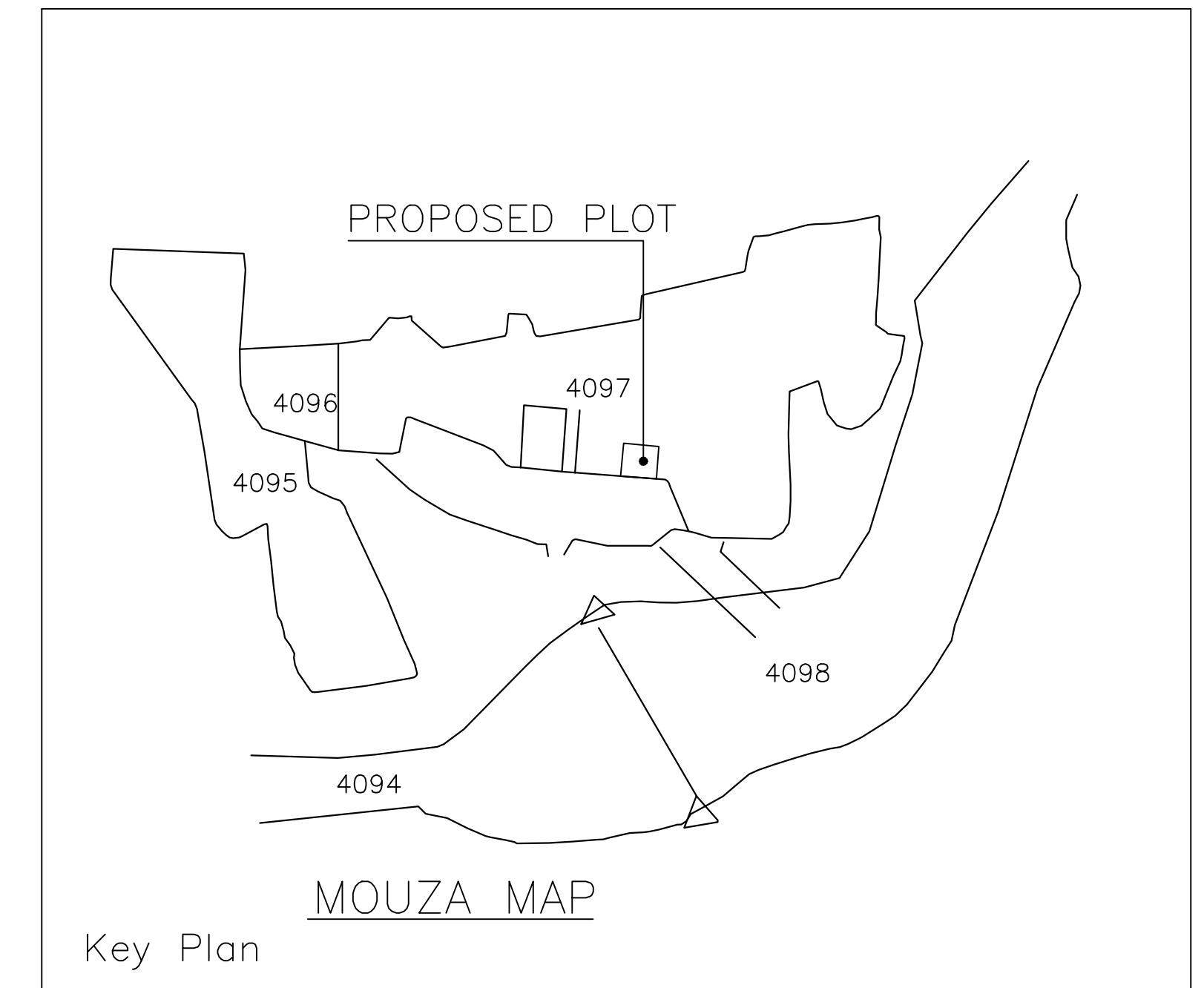
FIRST FLOOR PLAN (Proposed) (SCALE 1:100)



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



SECTION - Y-Y



Building :A (ANANTA KUMAR PRADHAN)

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 FAR Area (Sq.mt.)	Trmt (No.)
		Lift	Machine	Parking	Resi.	Commercial				
Parking Floor	81.47	0.00	3.23	65.28	0.00	0.00	12.96	12.96	12.96	00
First Floor	78.24	3.23	0.00	0.00	0.00	75.01	0.00	75.01	75.01	01
Second Floor	78.24	3.23	0.00	0.00	0.00	0.00	75.01	75.01	75.01	01
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	237.95	6.46	3.23	65.28	75.01	75.01	12.96	162.98	162.98	02
Total Number of Same Buildings	1									
Total :	237.95	6.46	3.23	65.28	75.01	75.01	12.96	162.98	162.98	02

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (ANANTA KUMAR PRADHAN)	D4	0.80	2.10	02
A (ANANTA KUMAR PRADHAN)	D3	0.90	2.10	03
A (ANANTA KUMAR PRADHAN)	D2	1.20	2.10	01
A (ANANTA KUMAR PRADHAN)	D1	1.50	2.10	01

SCHEDULE OF WINDOW/VENTILATION:

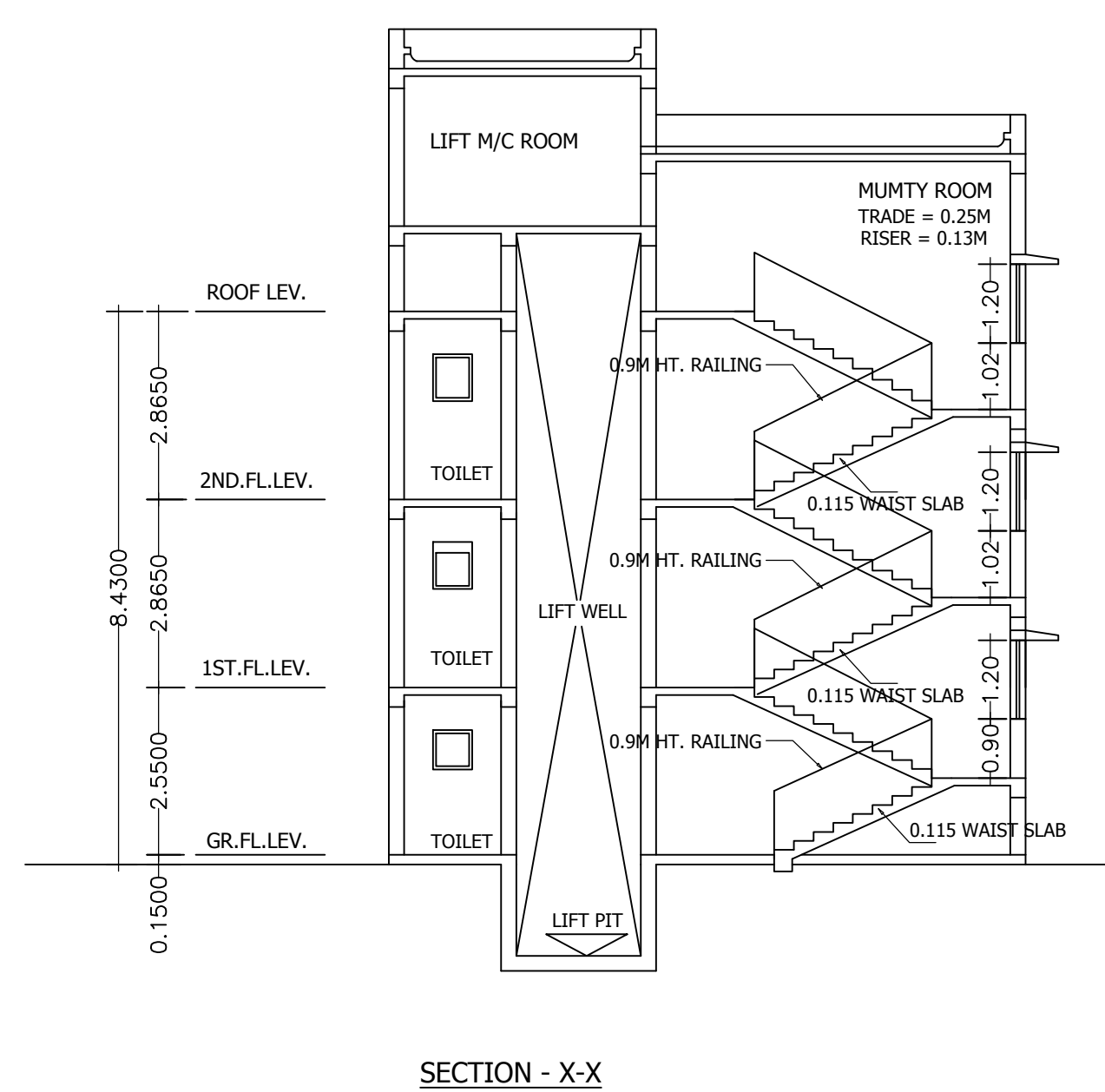
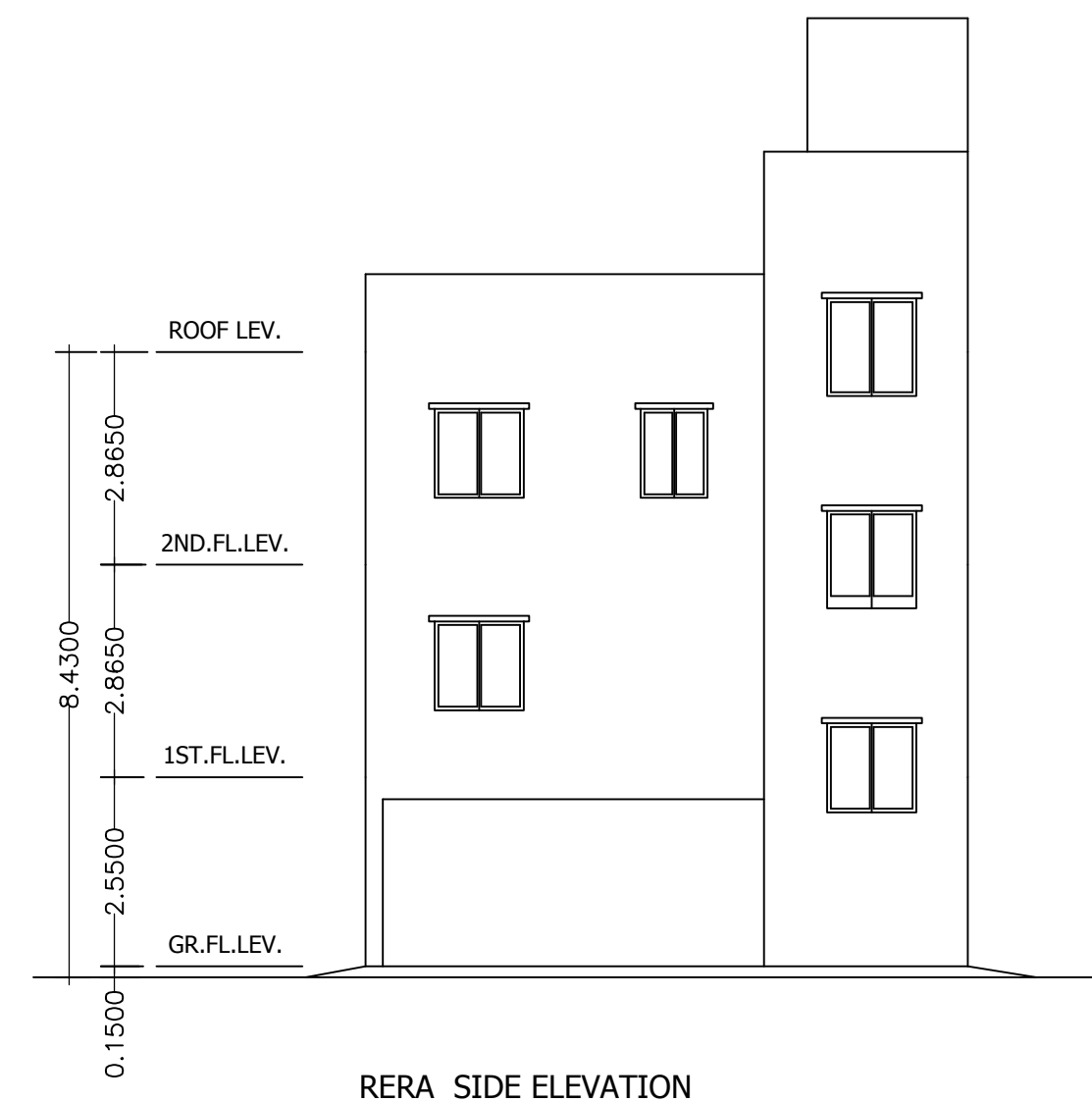
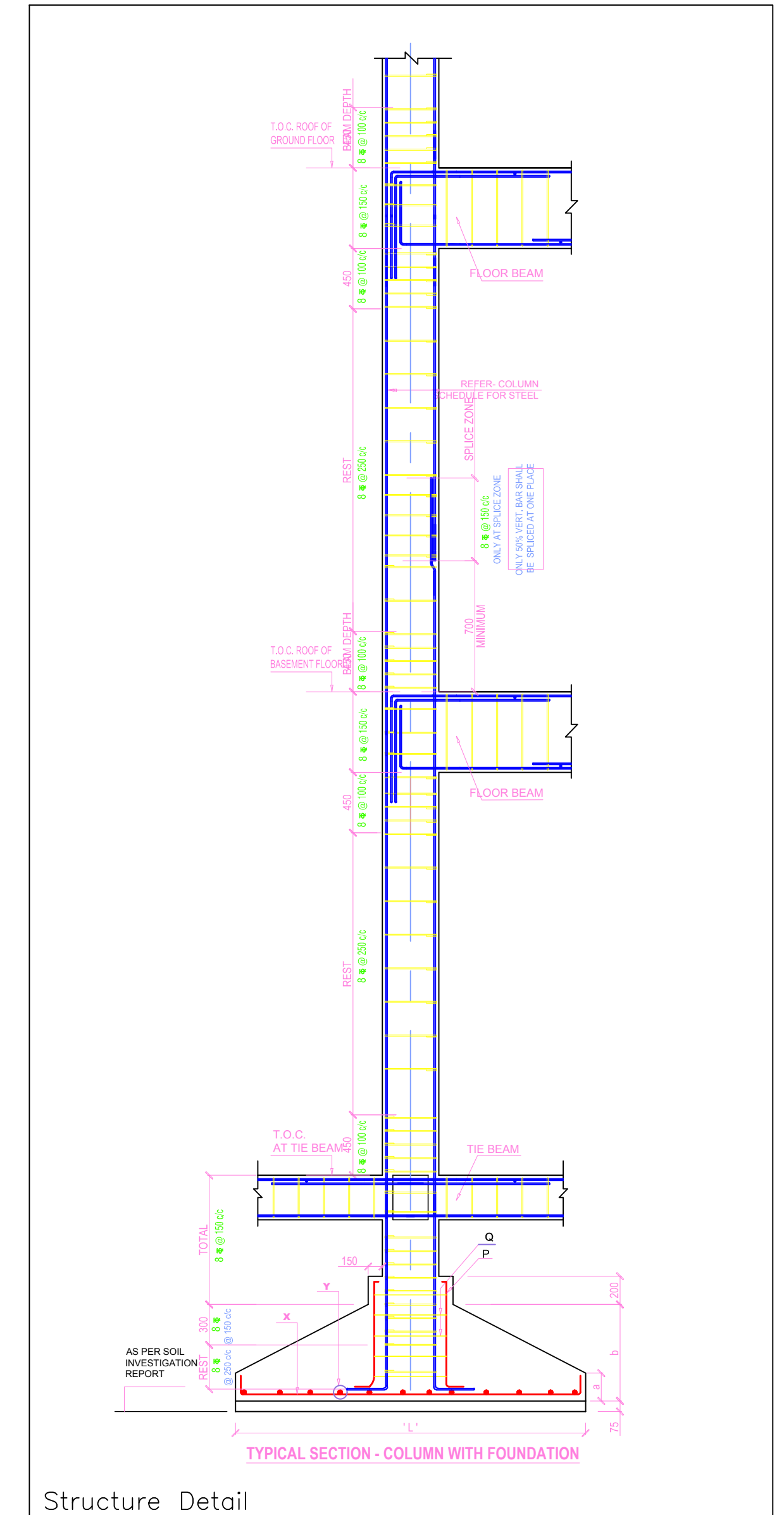
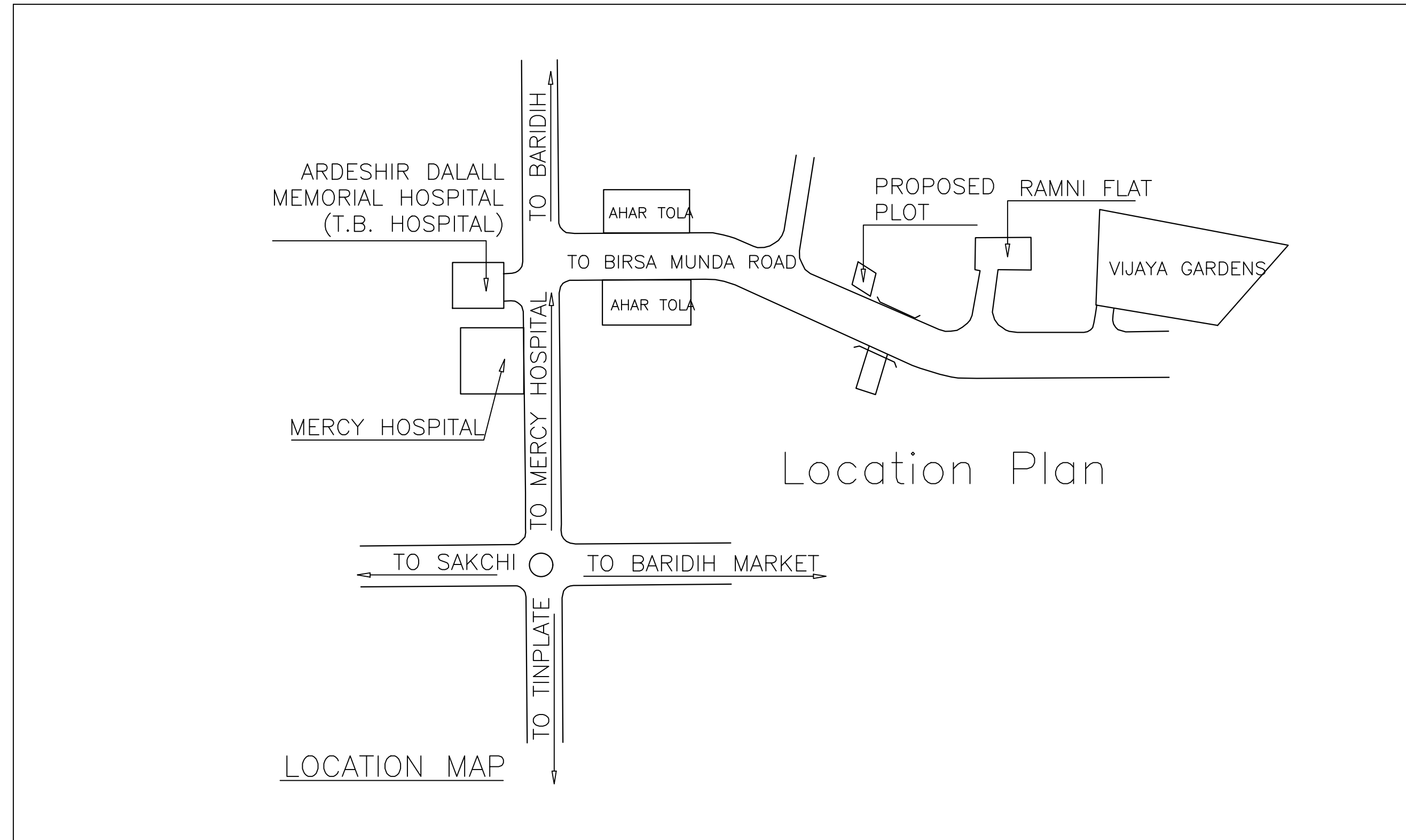
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (ANANTA KUMAR PRADHAN)	V	0.60	0.60	02
A (ANANTA KUMAR PRADHAN)	W3	0.90	1.20	01
A (ANANTA KUMAR PRADHAN)	W2	1.20	1.20	05
A (ANANTA KUMAR PRADHAN)	W1	1.50	1.20	07

UnitBUA Table for Building :A (ANANTA KUMAR PRADHAN)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
FIRST FLOOR PLAN	OFFICE 9.24 x 5.14	OFFICE	67.05	65.70	2	1
SECOND FLOOR PLAN	UNIT - A	FLAT	75.01	66.73	5	1
Total:	-	-	142.06	132.43	7	2

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