

Proposal File No.	JNAC/EP/0138/W1/2018
Owner Name	M/S WONDER DEALCOM PVT. LTD
Khata No	NIL
Plot No	NIL
Village Name	SONARI
Use	Residential
SubUse	Residential Bldg/Apartment

AREA STATEMENT JAMSHEDPUR NAC	VERSION NO.: 1.0.32 VERSION DATE: 10/05/2018
PROJECT DETAIL:	
Region: JHARKHAND URBAN	Plot Use: Residential
LOCAL BODIES	Plot SubUse: Residential Bldg/Apartment
District: EAST SINGHBHUM	PlotNearbyReligiousStructure: NA
Authority: JAMSHEDPUR NAC	Plot/SubPlot No: NIL
Inward No: JNAC/BP/0138/W1/2018	North: -
Application Type: General Proposal	South: -
Project Type: Building Permission	East: -
Nature of Development: New	West: -
Location of Development Area: Old Area	
AREA DETAILS:	
AREA OF PLOT (Minimum)	(A) 929.00
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions) 929.00
Deduction for Balance Plot Area(from Gross Plot Area)	
Common Plot	211.93
Total	211.93
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions) 717.07
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions) 929.00
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions) 929.00
COVERAGE CHECK	
Permissible Coverage area (60.00 %)	557.40
Proposed Coverage Area (45.07 %)	418.66
Total Prop. Coverage Area (45.07 %)	418.66
Balance coverage area (14.93 %)	138.74
FAR CHECK	
Perm. FAR Area (2.50)	2322.50
Total Perm. FAR area	2322.50
Residential FAR	750.15
Proposed FAR Area	783.15
Total Proposed FAR Area	783.15
Consumed FAR (Factor)	0.84
Balance FAR Area	1539.35
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	1189.35
ARCHITECT (Regd)	LAWRENCE FRANCIS
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	M/S WONDER DEALCOM PVT. LTD
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)	Light Blue
EXISTING (To be demolished)	Orange

Buildingwise Floor FAR Details

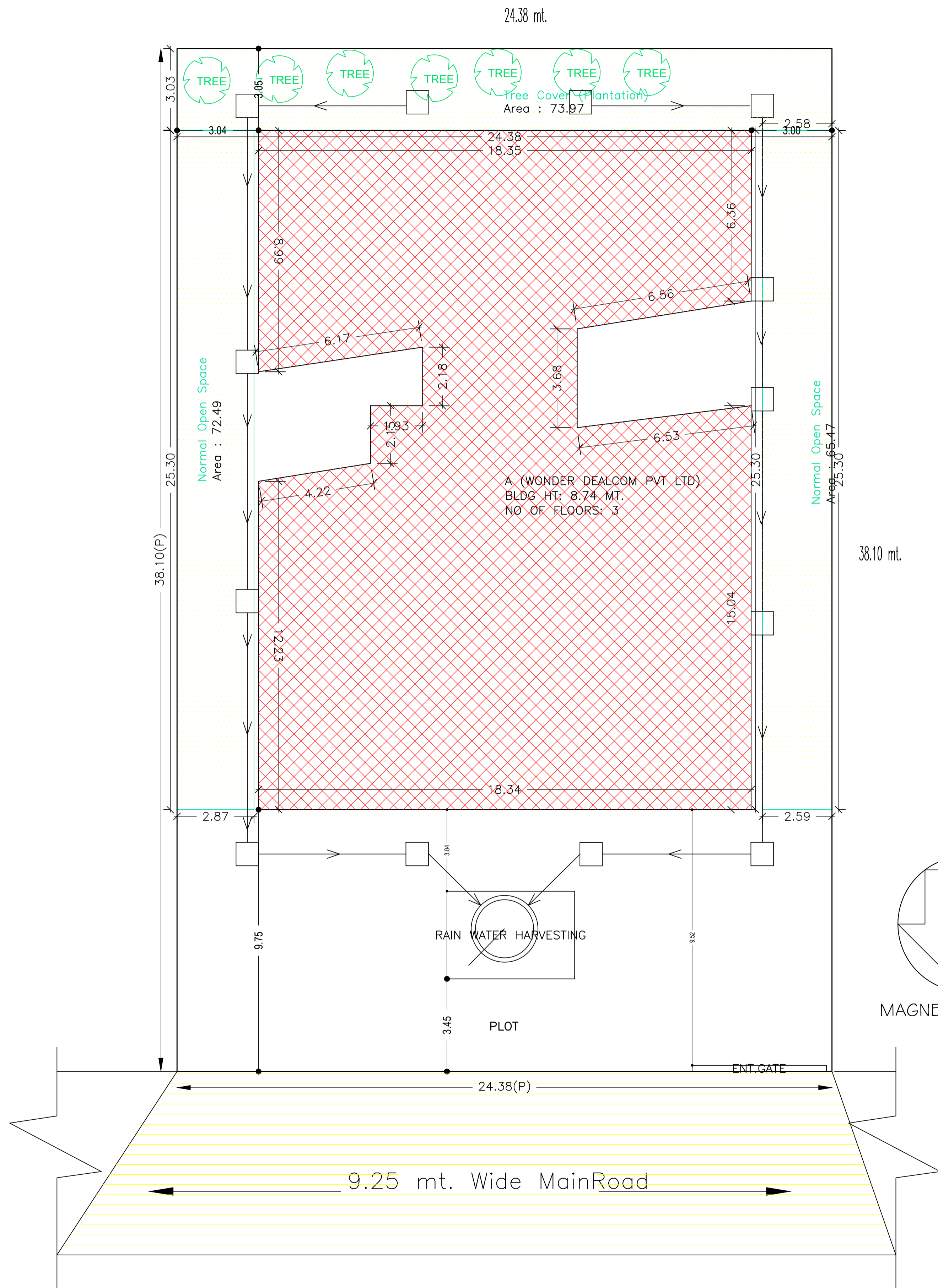
Floor Name	Building Name A (WONDER DEALCOM PVT LTD)		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Ground Floor	418.65	33.00	418.65	33.00
First Floor	380.50	374.08	380.50	374.08
Second Floor	390.20	376.07	390.20	376.07
Terrace Floor	0.00	0.00	0.00	0.00
Total :	1189.35	783.15	1189.35	783.15

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
A (WONDER DEALCOM PVT LTD)	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.)	Trmt (No.)
			Lift	Balcony	Accessory Use	Parking					
A (WONDER DEALCOM PVT LTD)	1	1189.35	6.46	14.09	11.72	373.93	750.15	29.77	783.15	783.15	02
Grand Total :	1	1189.35	6.46	14.09	11.72	373.93	750.15	29.77	783.15	783.15	02

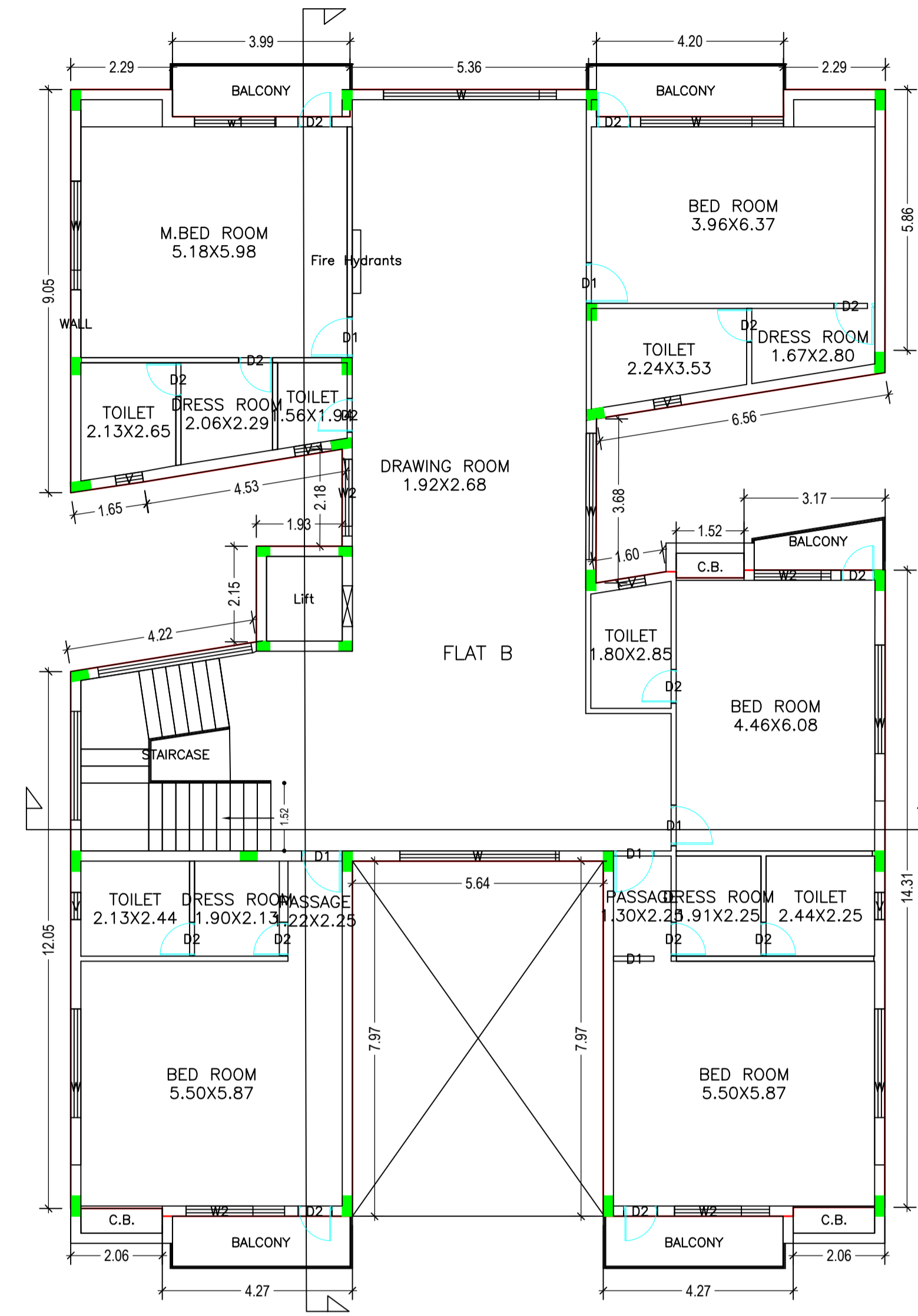
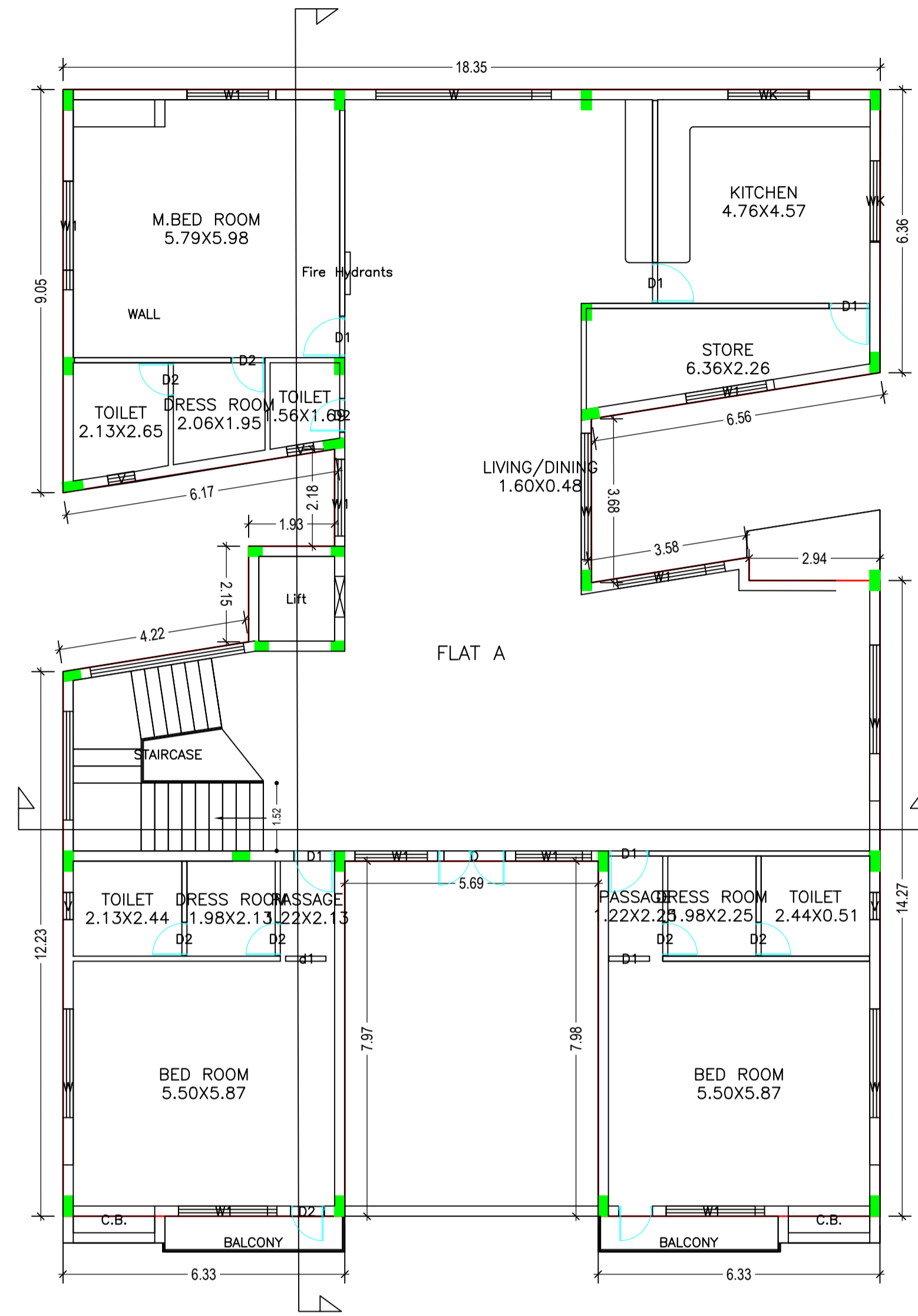
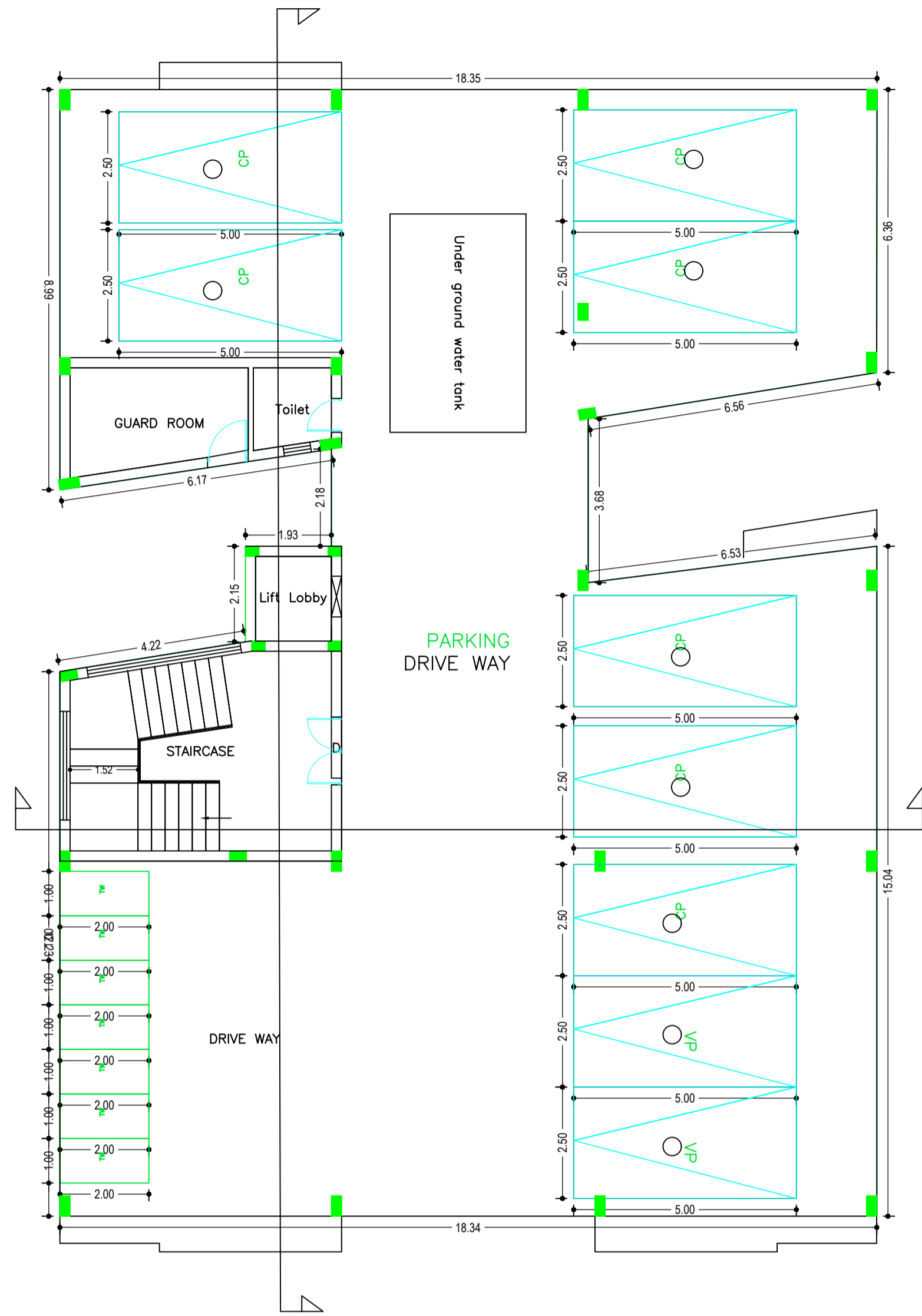


SITE PLAN
SCALE 1:100
SITE PLAN



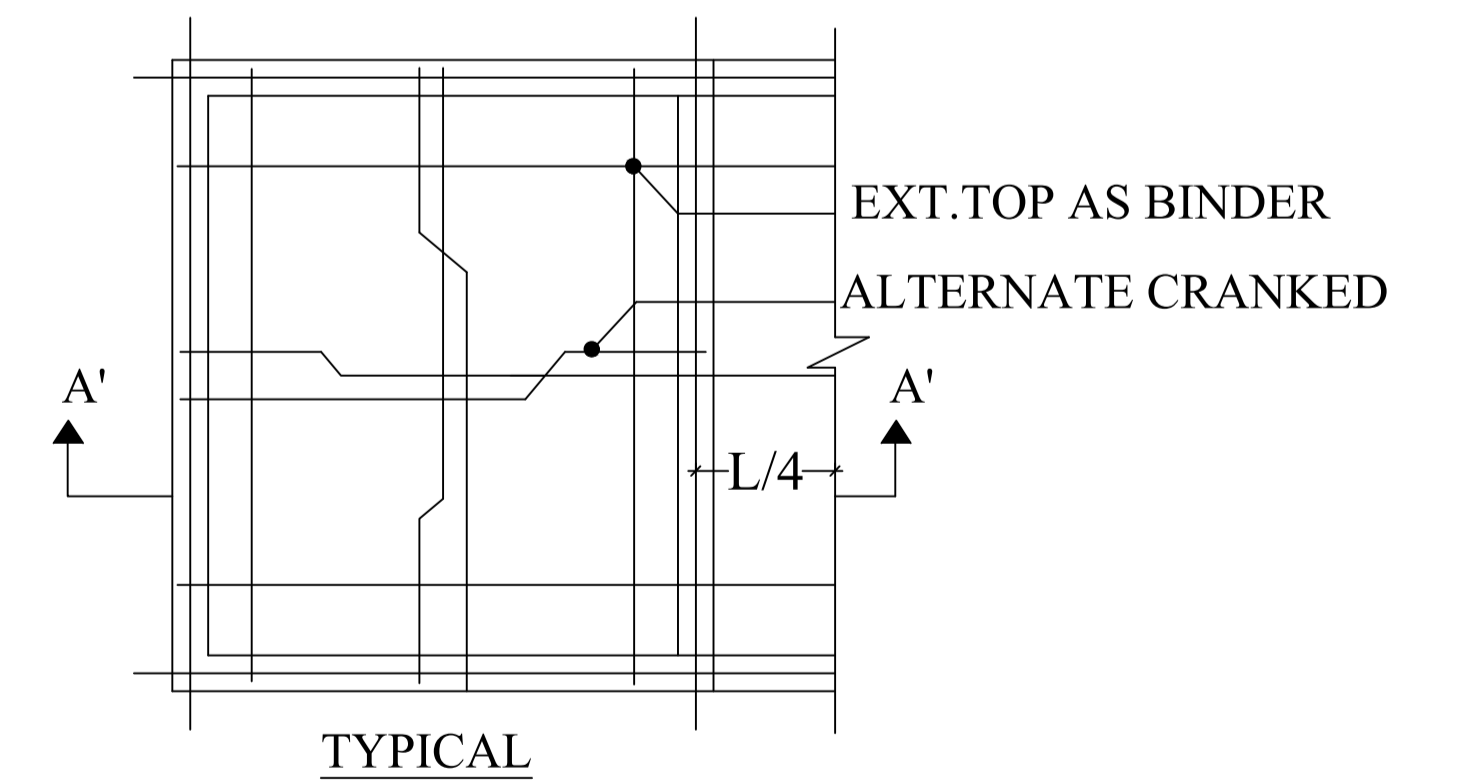
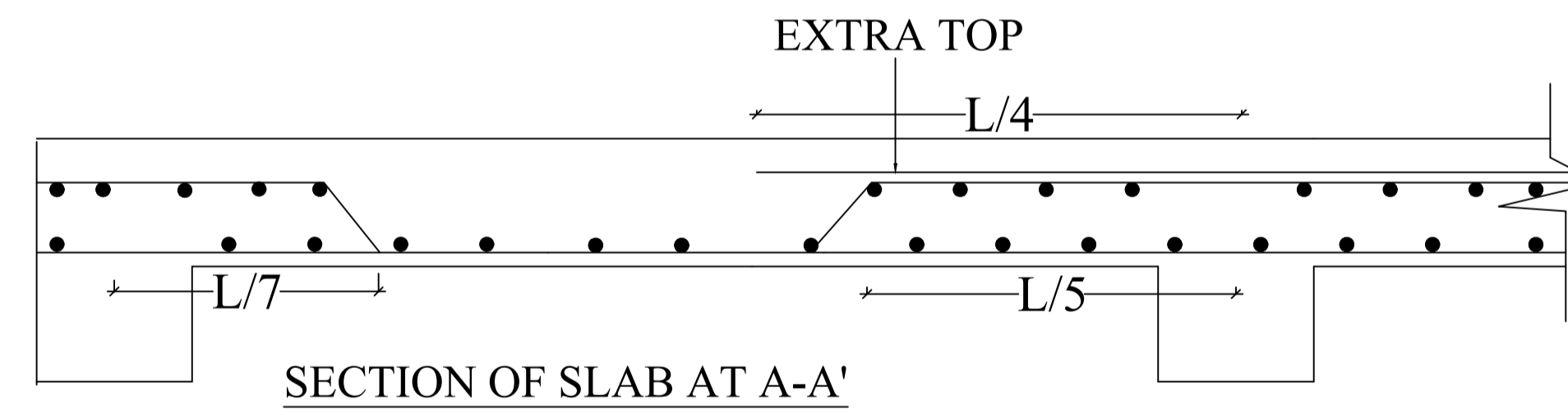
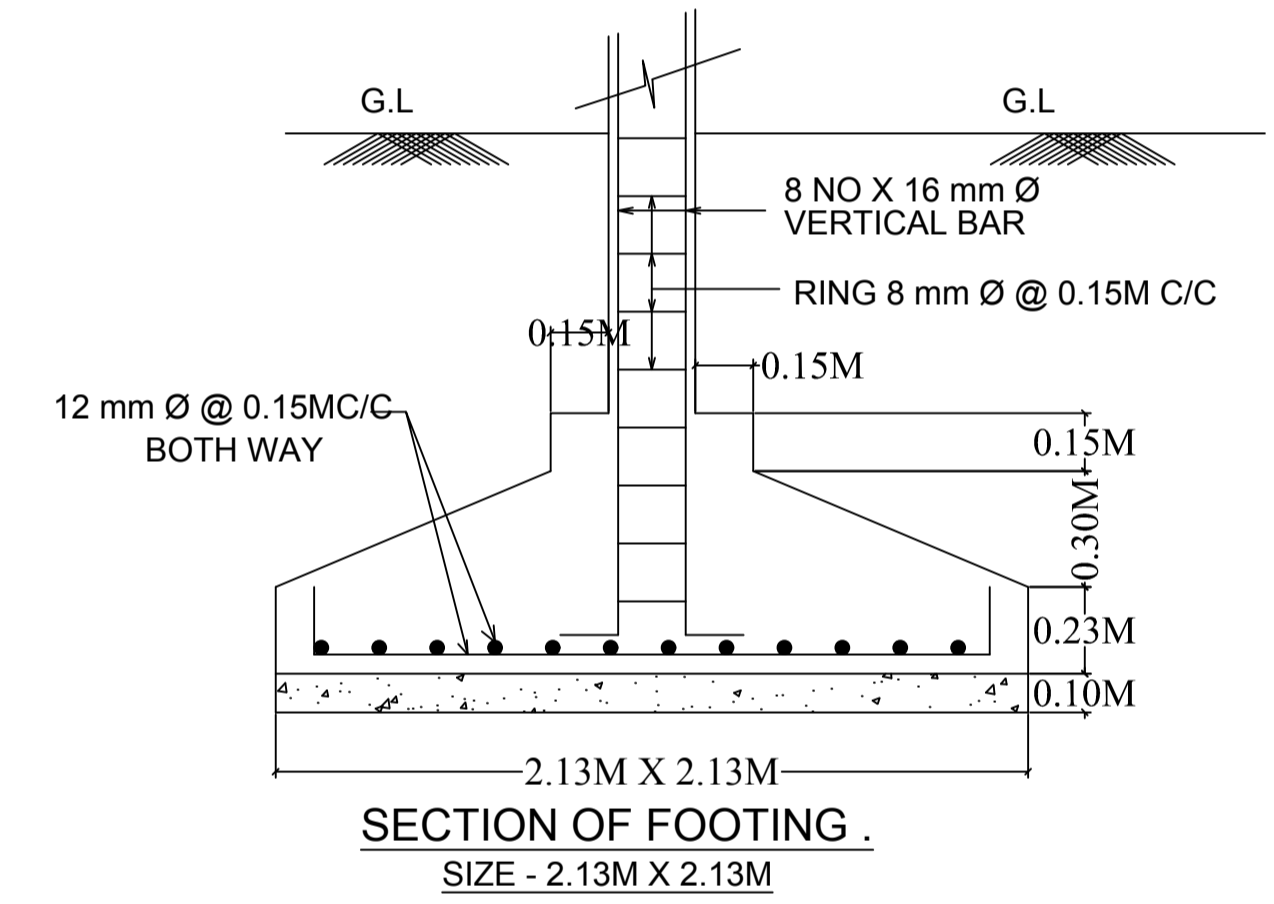
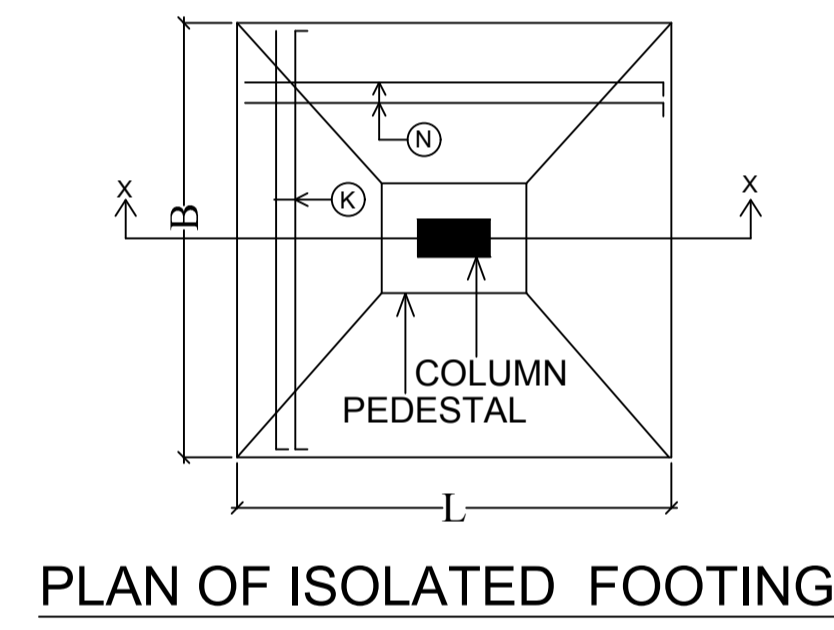
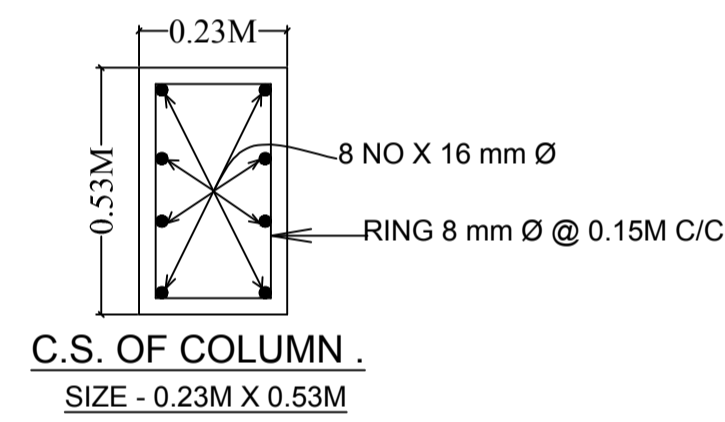
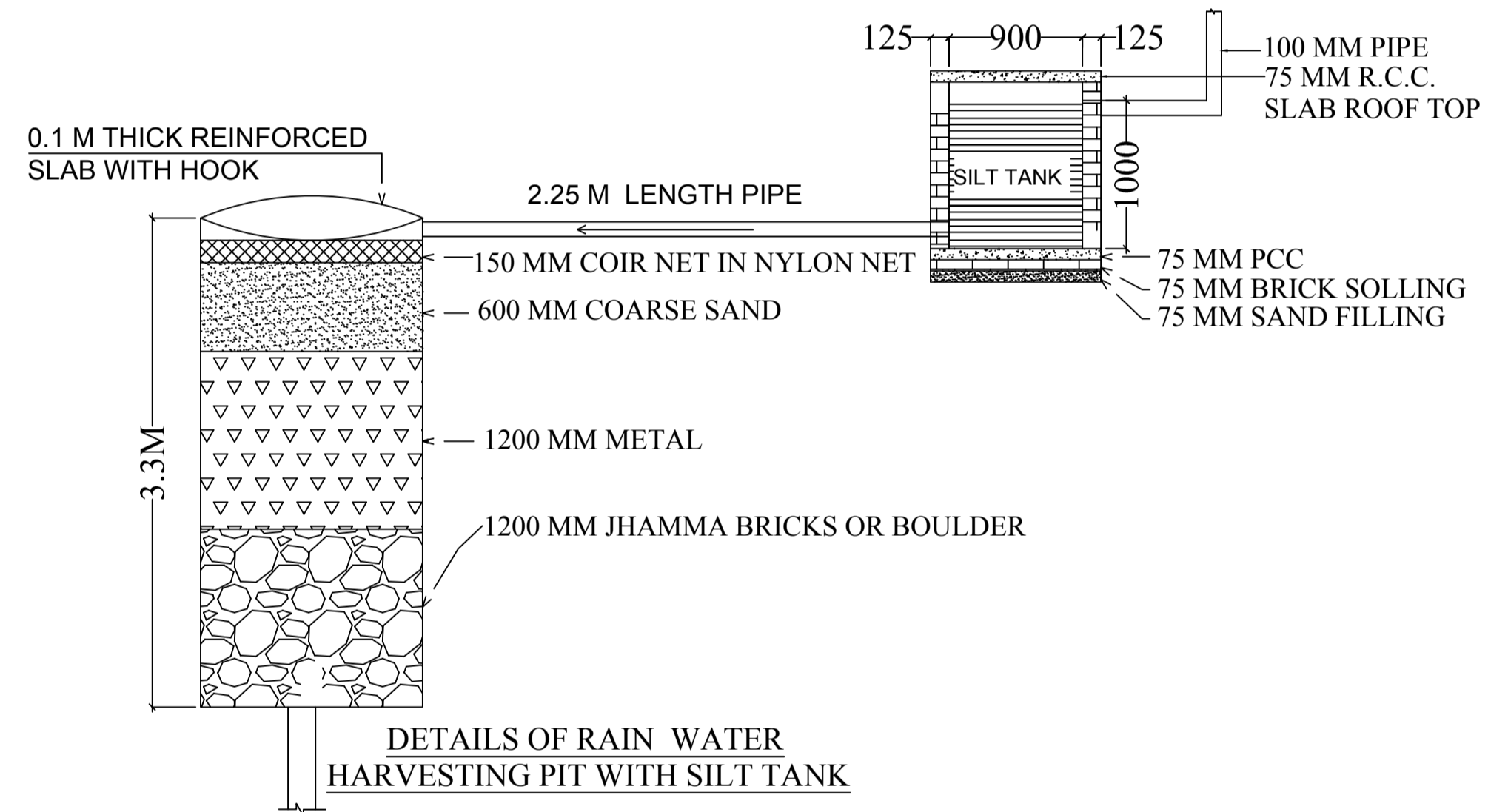
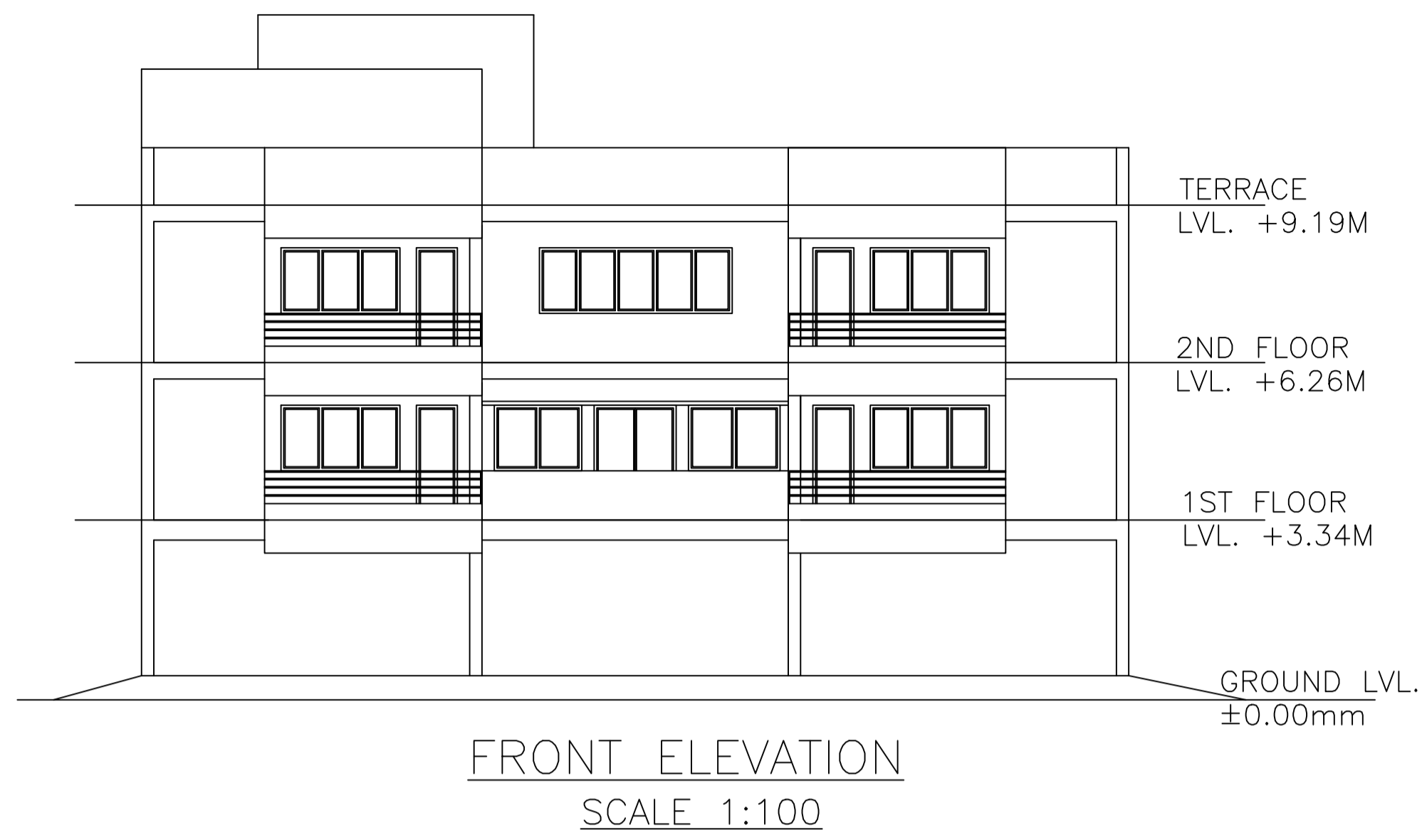
LTP NAME AND SIGNATURE LAWRENCE FRANCIS JNAC/ARC/003/2016	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
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Proposal Basic Information	
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SCHEDULE OF DOOR:

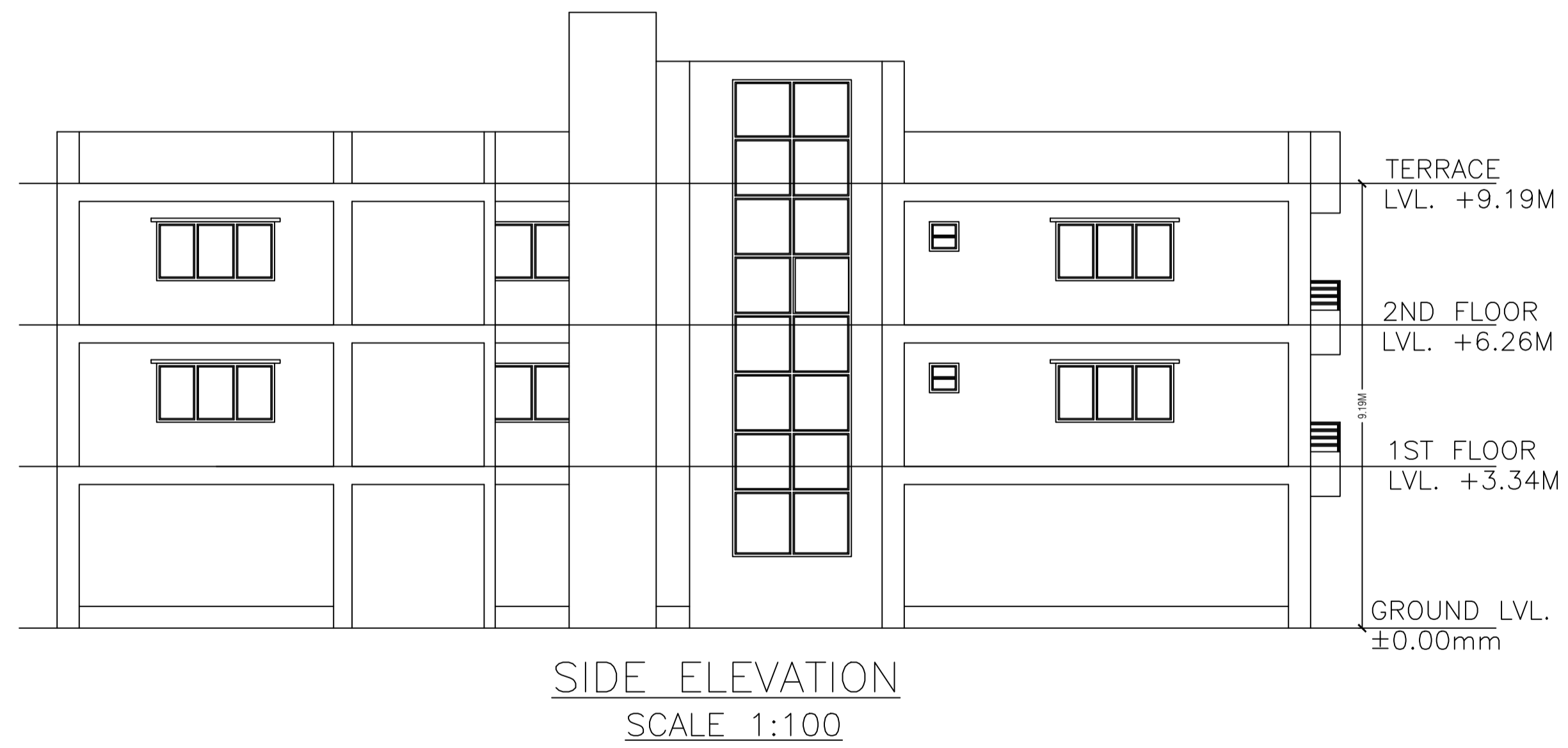
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (WONDER DEALCOM PVT LTD)	D2	0.75	2.10	22
A (WONDER DEALCOM PVT LTD)	D2	0.76	2.10	01
A (WONDER DEALCOM PVT LTD)	D1	0.91	2.10	12
A (WONDER DEALCOM PVT LTD)	d1	0.91	2.10	01
A (WONDER DEALCOM PVT LTD)	D	1.37	2.10	01

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (WONDER DEALCOM PVT LTD)	V	0.61	0.61	10
A (WONDER DEALCOM PVT LTD)	W1	1.50	1.20	01
A (WONDER DEALCOM PVT LTD)	W2	1.50	1.20	04
A (WONDER DEALCOM PVT LTD)	WK	1.80	1.00	02
A (WONDER DEALCOM PVT LTD)	w1	1.80	1.20	01
A (WONDER DEALCOM PVT LTD)	W1	2.00	1.20	08
A (WONDER DEALCOM PVT LTD)	W	2.00	1.20	01
A (WONDER DEALCOM PVT LTD)	W	2.50	1.20	01
A (WONDER DEALCOM PVT LTD)	W	3.50	1.20	11

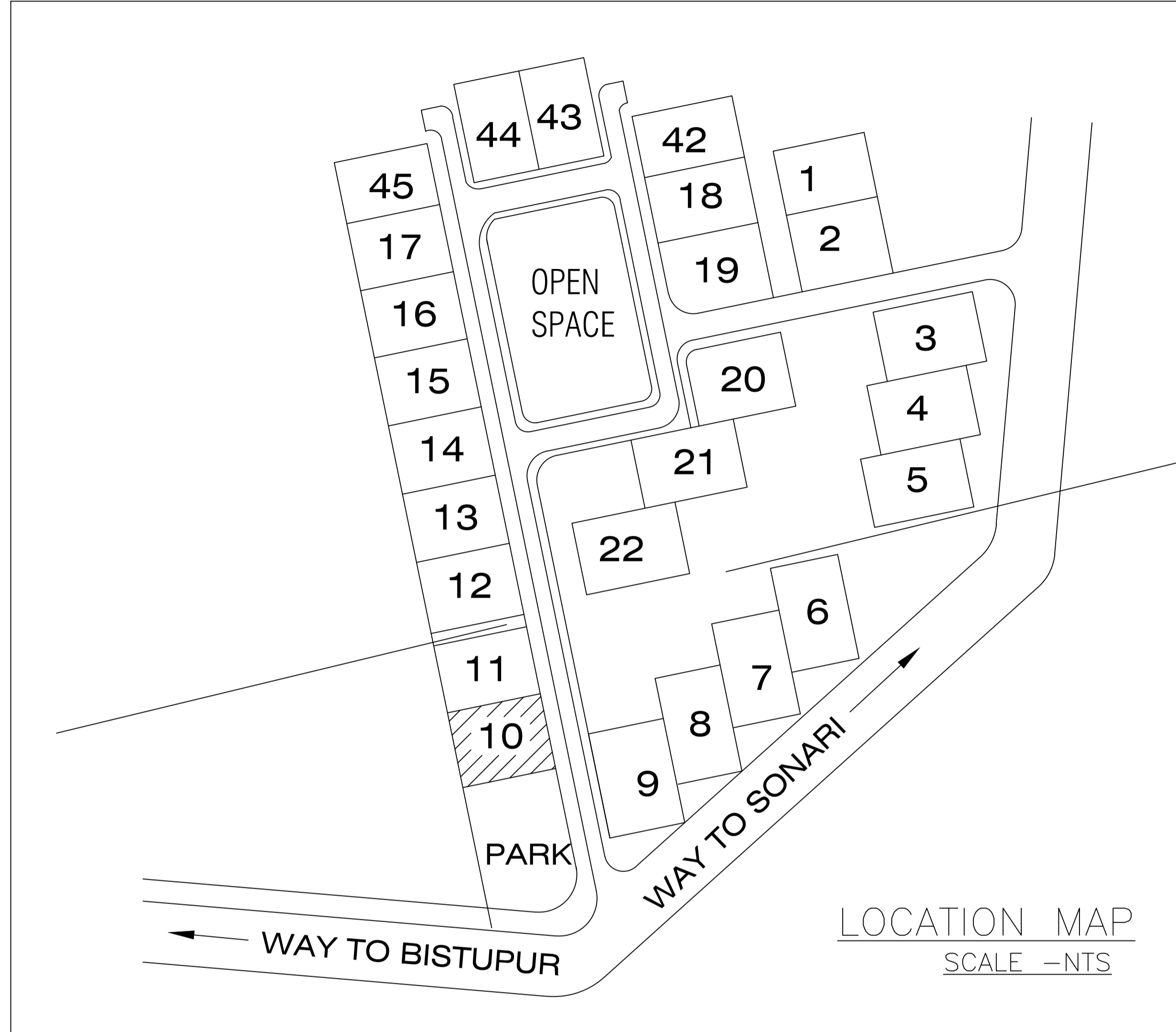
Balcony Calculations Table

FLOOR	SIZE	AREA	TOTAL AREA
FIRST FLOOR PLAN	0.80 X 3.99 X 2 X 1	6.38	6.38
SECOND FLOOR PLAN	0.53 X 0.00 X 2 X 1	10.28	22.20
	1.17 X 3.99 X 2 X 1	9.32	
	1.12 X 2.93 X 1 X 1	2.60	
Total	-	-	28.58



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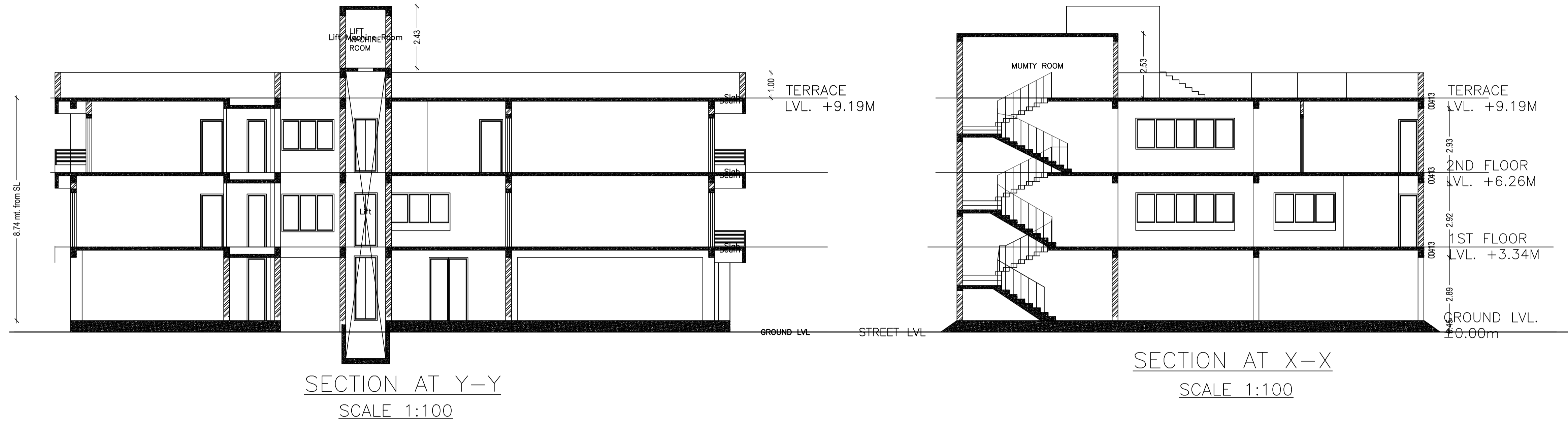


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UnitBUA Table for Building :A (WONDER DEALCOM PVT LTD)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
FIRST FLOOR PLAN	FLAT A	FLAT	339.57	335.37	15	1
SECOND FLOOR PLAN	FLAT B	FLAT	333.76	330.96	18	1
Total:	-	-	673.33	666.33	33	2



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