

SITE PLAN
(SCALE=1:100)

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.)	Trmnt (No.)
			Parking	Resi.					
A (SRI IRSHAD BEG)	1	495.57	152.40	330.38	12.79	343.17	343.17	02	
Grand Total :	1	495.57	152.40	330.38	12.79	343.17	343.17	02	

Proposal Basic Information

Proposal File No.	JNAC/BP/0029/W3/2019
Owner Name	SRI IRSHAD BEG
Khata No	Nil
Plot No	Holding No.-87+88
Village Name	Bisthupur
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

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 (SRI IRSHAD BEG)	Residential	Bungalow/ Dwelling / Non Apartment	> 0	1	2.00	1.00	2	-	-	-	-
			> 0	1	2.00	-	-	1	1	-	-
Total :							2	2	1	1	0

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
Other Parking	-	-	-	108.90
Total		37.50		170.90

AREA STATEMENT
JAMSHEDPUR NAC

VERSION NO.: 1.0.36
VERSION DATE: 29/04/2019

PROJECT DETAIL:

Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential
District: EAST SINGBHUM	Plot SubUse: Bungalow/ Dwelling / Non Apartment
Authority: JAMSHEDPUR NAC	PlotNearby/ReligiousStructure: NA
Inward_No: JNAC/BP/0029/W3/2019	PlotSubPlot No: Holding No.-87+88
Application Type: General Proposal	North: Plot No. - other plot
Project Type: Building Permission	South: Plot No. - other plot
Nature of Development: New	East: Road Width - 12
Location of Development Area: Old Area	West: Survey No. - Alley

AREA DETAILS:

AREA OF PLOT (Minimum)	(A)	SQ.MT.
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	278.23
Deduction for Balance Plot Area(from Gross Plot Area)		
Common Plot		29.72
Total		29.72
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	248.51
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	278.23
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions)	278.23

COVERAGE CHECK

Permissible Coverage area (60.00 %)	166.94
Proposed Coverage Area (59.37 %)	165.19
Total Prop. Coverage Area (59.37 %)	165.19
Balance coverage area (0.63 %)	1.75

FAR CHECK

Perm. FAR Area (2.50)	695.58
Total Perm. FAR area	695.58
Residential FAR	330.38
Proposed FAR Area	343.17
Total Proposed FAR Area	343.17
Consumed FAR (Factor)	1.23
Balance FAR Area	352.41

BUILT UP AREA CHECK

Total Proposed BuiltUp Area	495.57
ARCHITECT (Regd)	L K Suman
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	SRI IRSHAD BEG
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)	Light Yellow

Buildingwise Floor FAR Details

Floor Name	Building Name A (SRI IRSHAD BEG)		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	165.19	12.79	165.19	12.79
First Floor	165.19	165.19	165.19	165.19
Second Floor	165.19	165.19	165.19	165.19
Terrace Floor	0.00	0.00	0.00	0.00
Total :	495.57	343.17	495.57	343.17

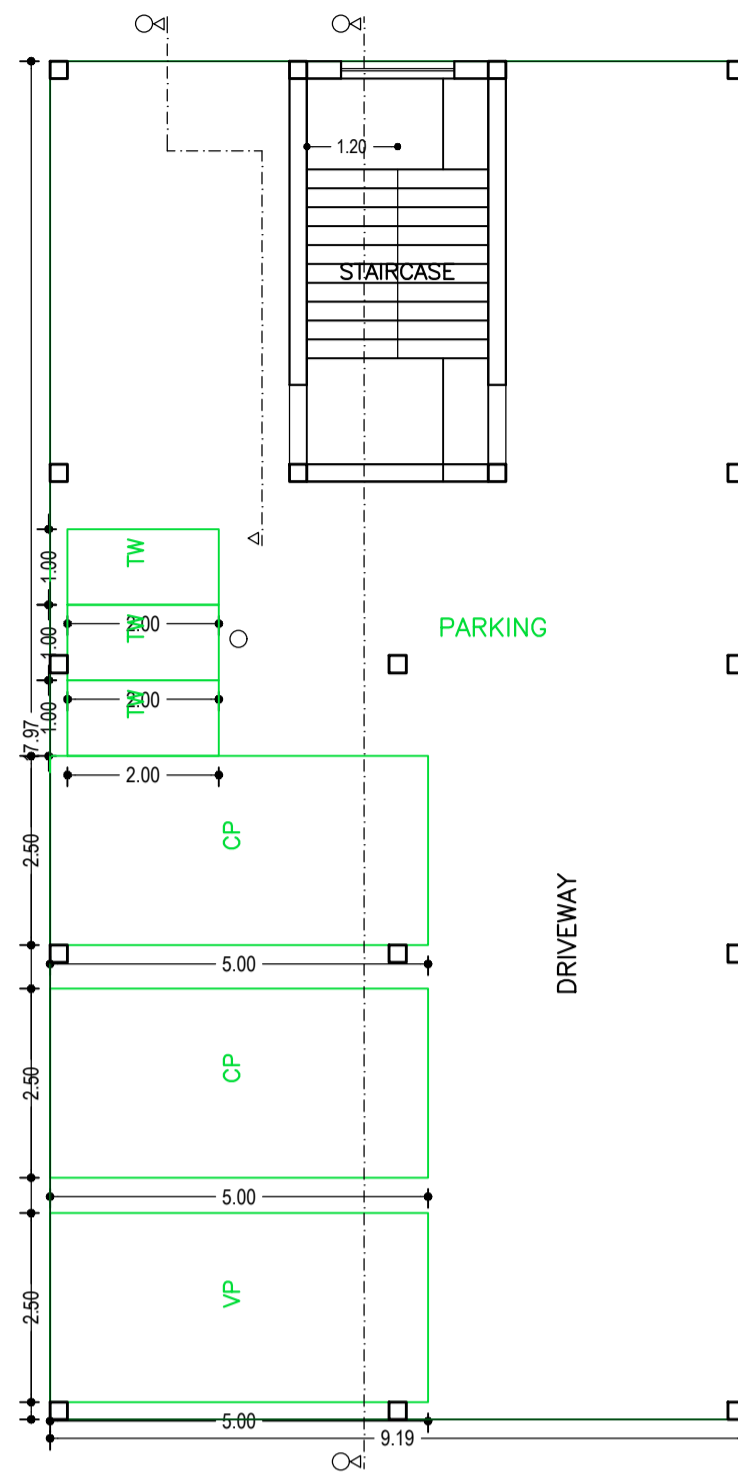
Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
A (SRI IRSHAD BEG)	Residential	Bungalow/ Dwelling / Non Apartment	Non-Highrise

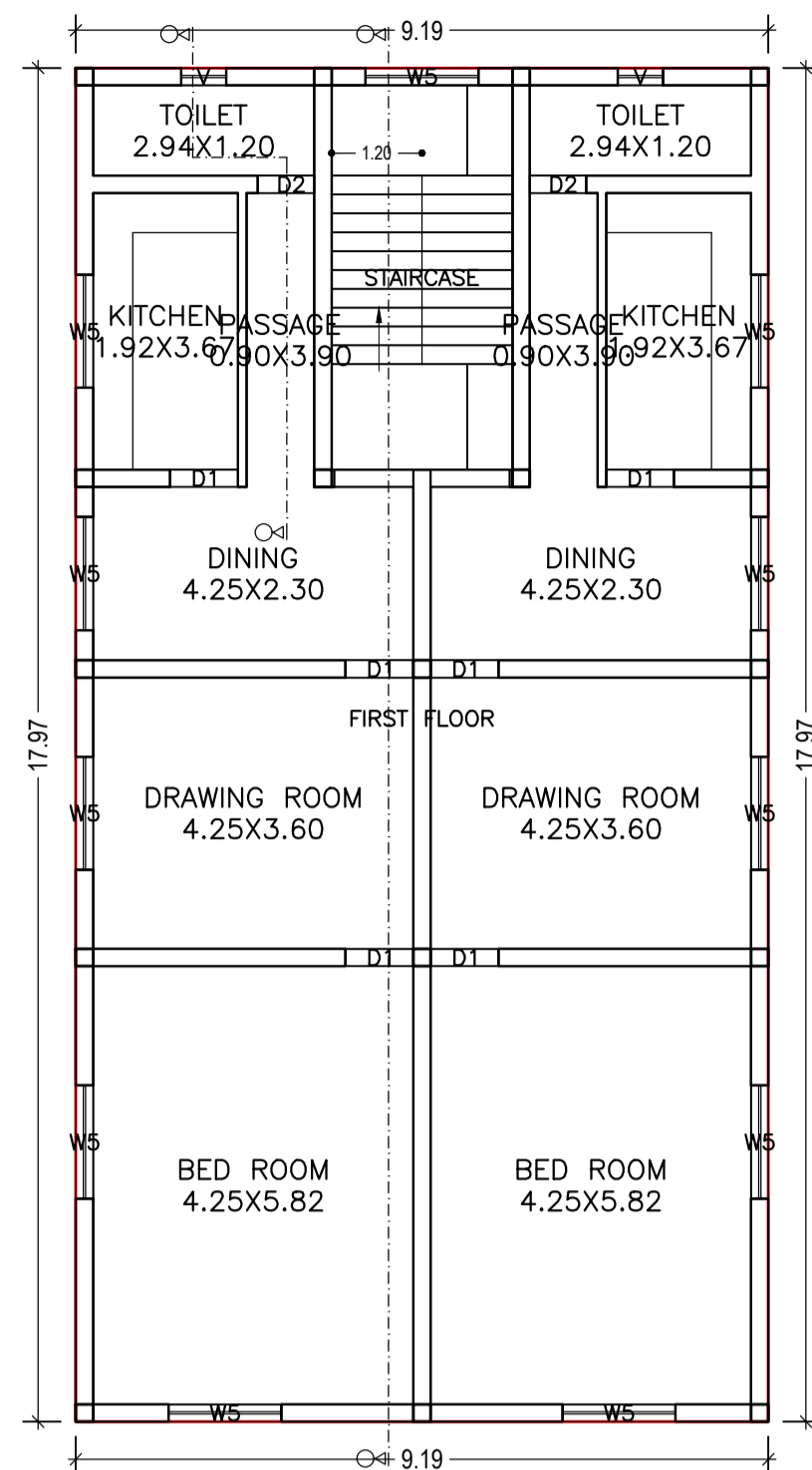
LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
L K Suman JNAC/ENG/0006/2016			

Proposal Basic Information

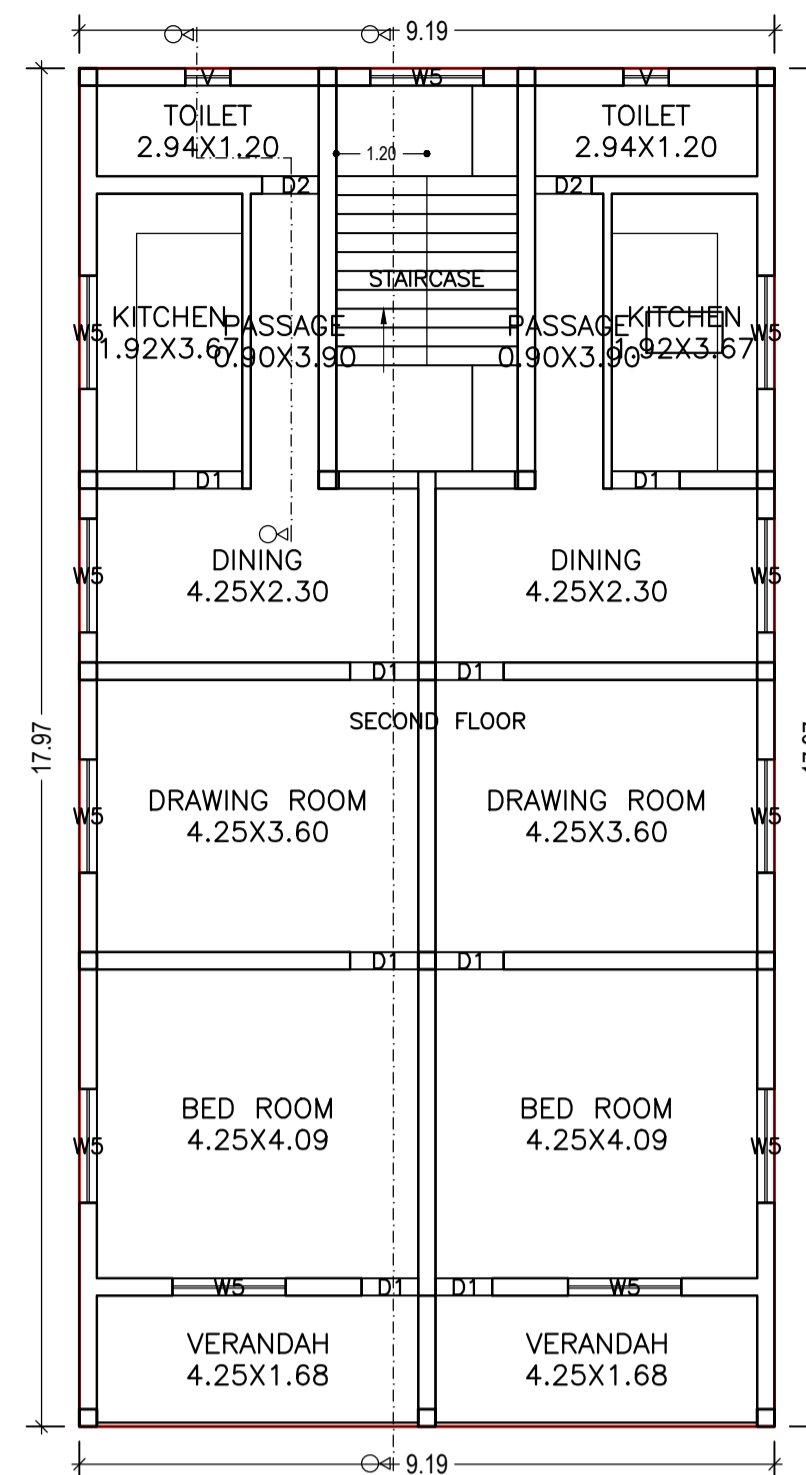
Proposal File No.	JNAC/BP/0029/W3/2019
Owner Name	SRI IRSHAD BEG
Khata No	Nil
Plot No	Holding No.-87-88
Village Name	Bisthupur
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment



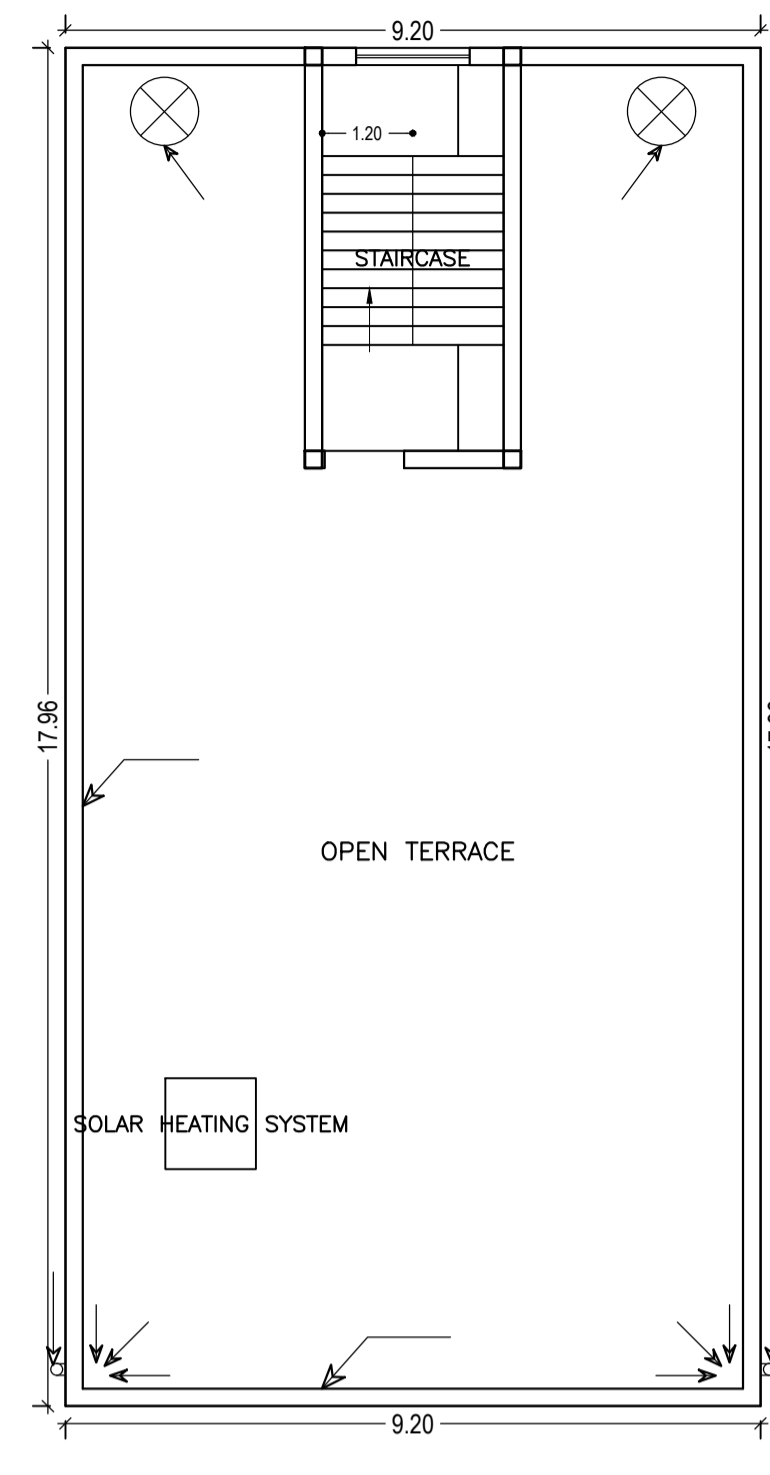
PARKING FLOOR PLAN (SCALE 1:100)



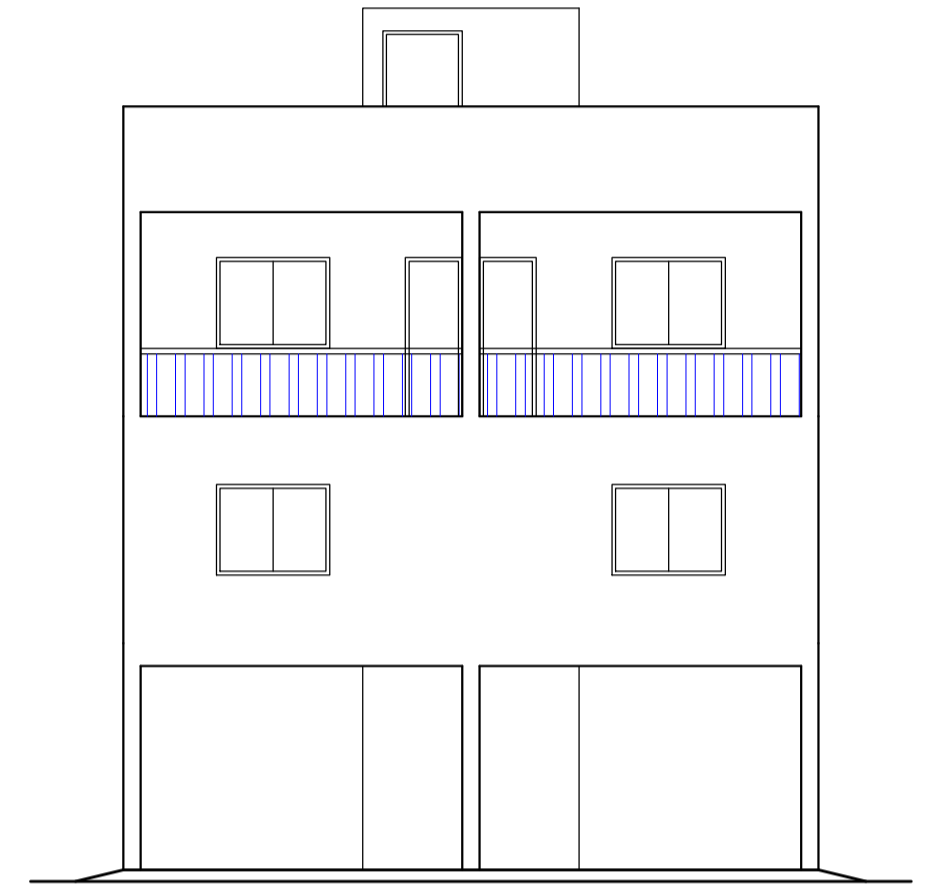
FIRST FLOOR PLAN (Proposed) (SCALE 1:100)



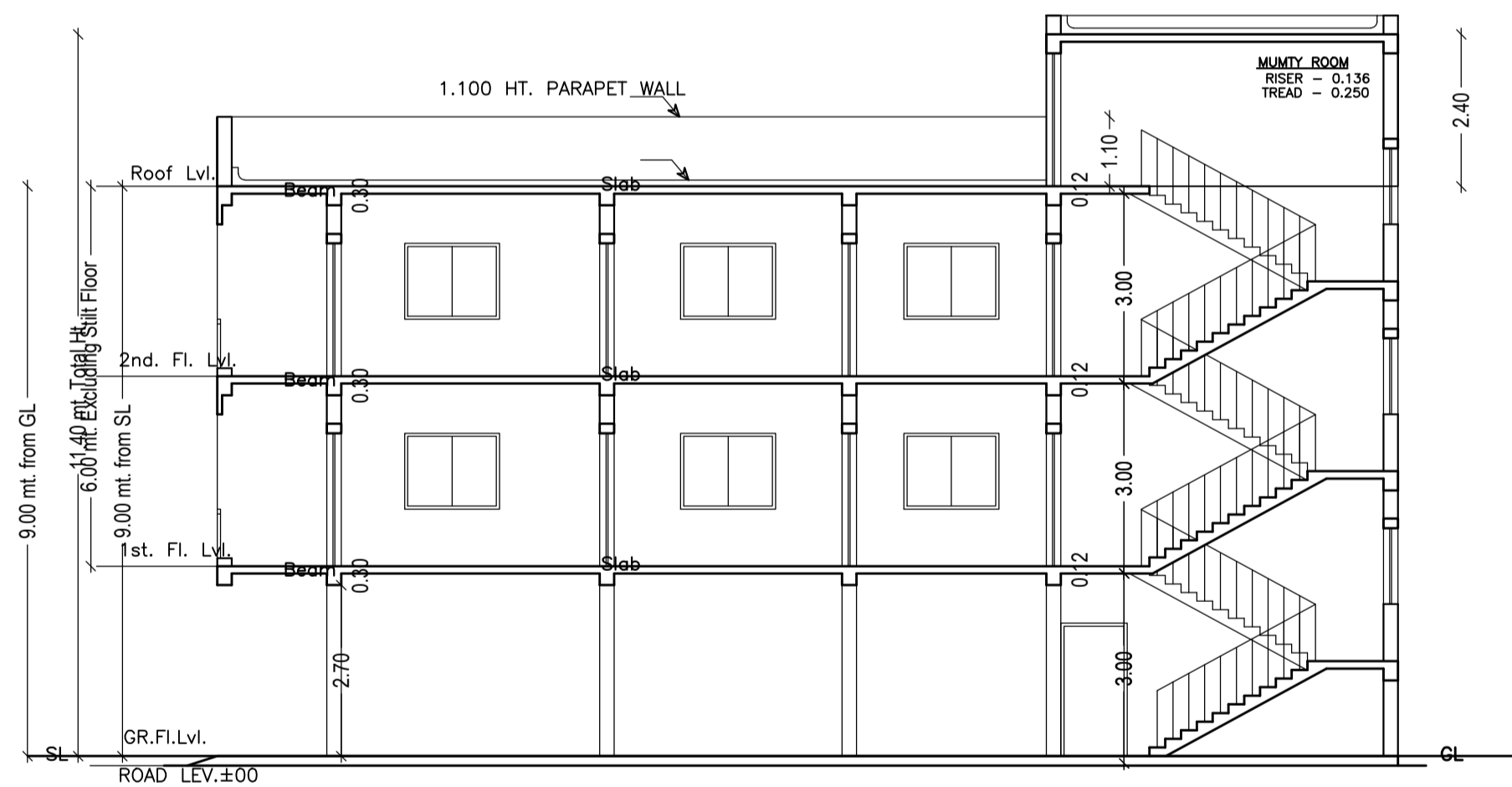
SECOND FLOOR PLAN (Proposed) (SCALE 1:100)



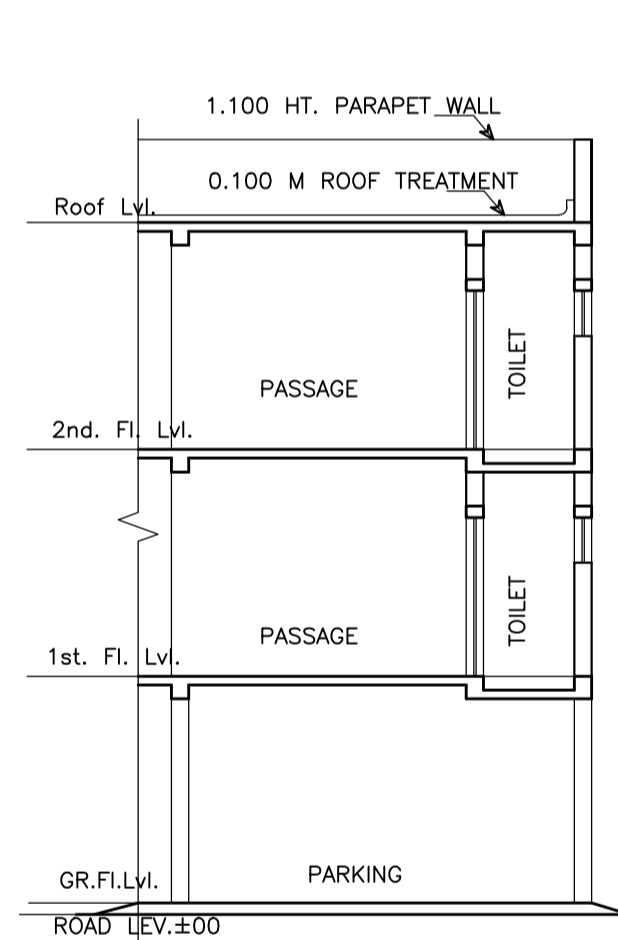
TERRACE FLOOR PLAN (SCALE 1:100)



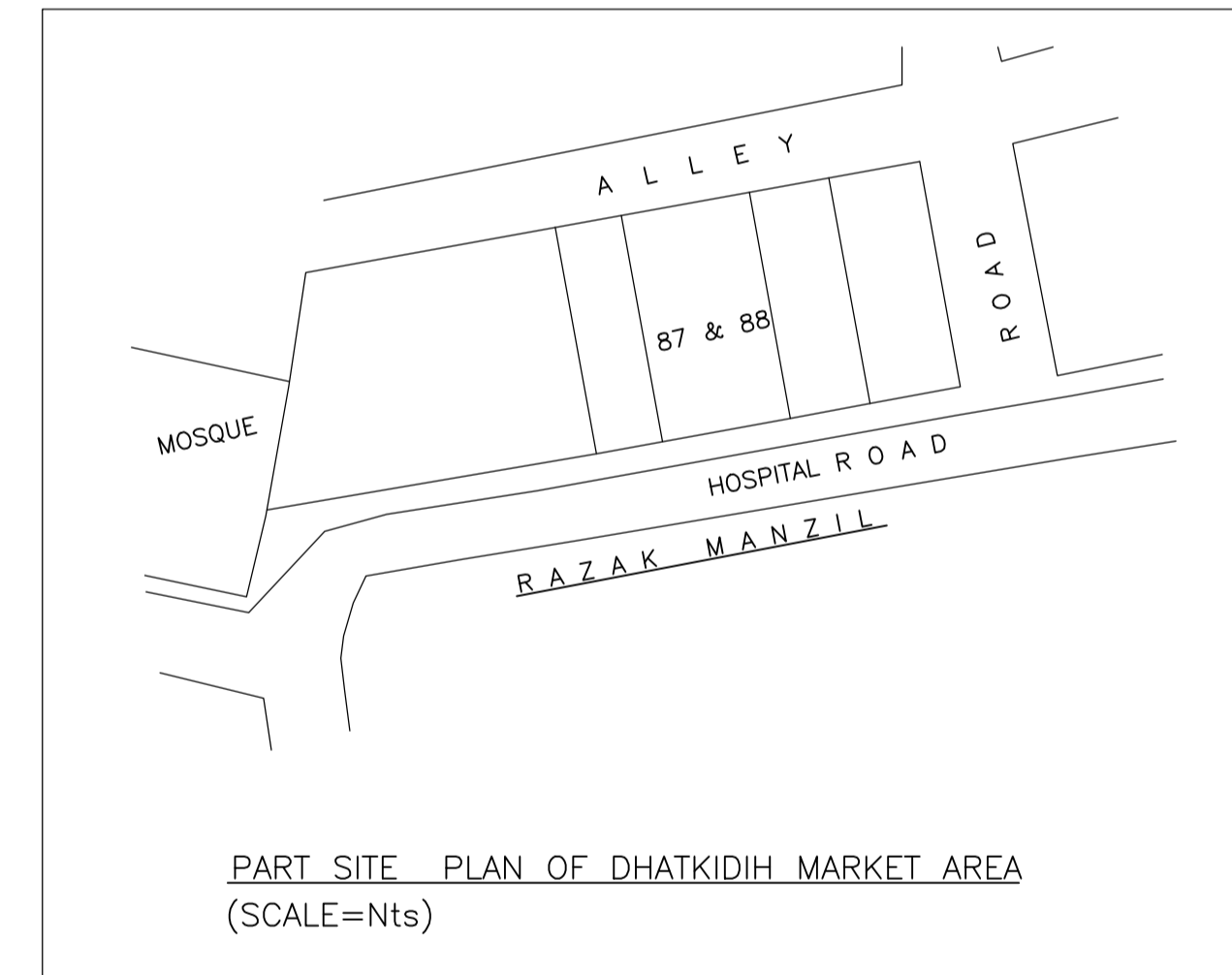
FRONT ELEVATION (SCALE=1:100)



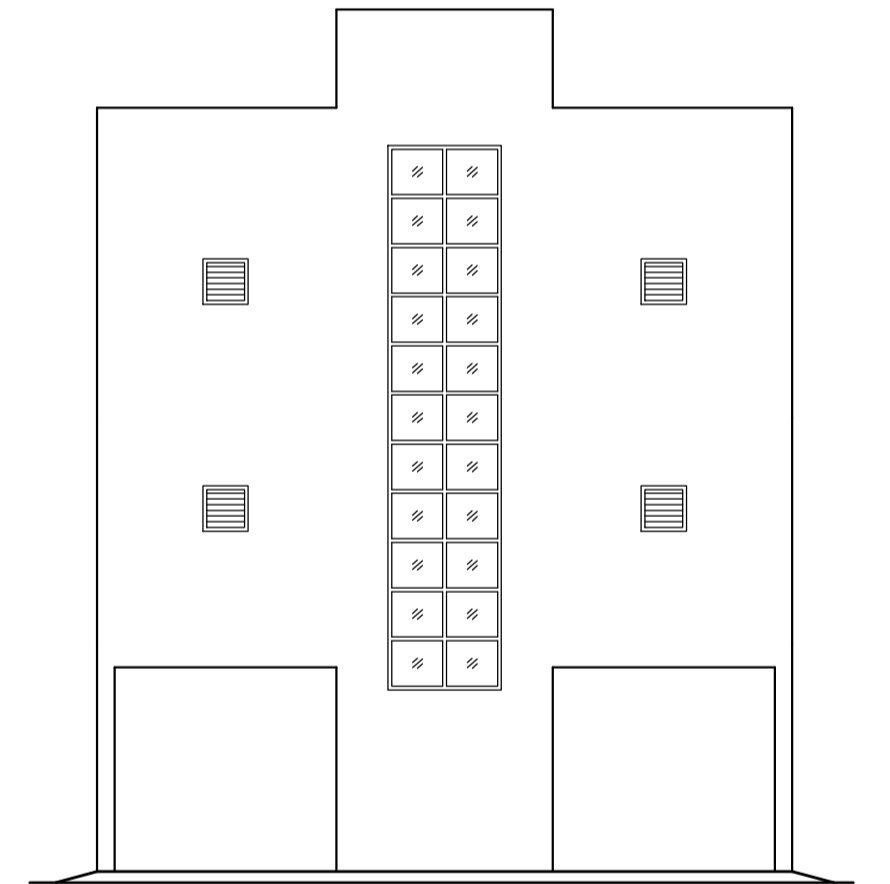
SECTION A-A (SCALE=1:100)



SECTION B-B (SCALE=1:100)



PART SITE PLAN OF DHATKIDIH MARKET AREA (SCALE=Nts)



REAR ELEVATION (SCALE=1:100)

Building :A (SRI IRSHAD BEG)

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.)	Trmt (No.)
		Parking	Resi.					
Parking Floor	165.19	152.40	0.00	12.79	12.79	12.79	0.00	00
First Floor	165.19	0.00	165.19	0.00	165.19	165.19	0.00	01
Second Floor	165.19	0.00	165.19	0.00	165.19	165.19	0.00	01
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	495.57	152.40	330.38	12.79	343.17	343.17	0.00	02
Total Number of Same Buildings	1							
Total :	495.57	152.40	330.38	12.79	343.17	343.17	0.00	02

SCHEDULE OF DOOR:

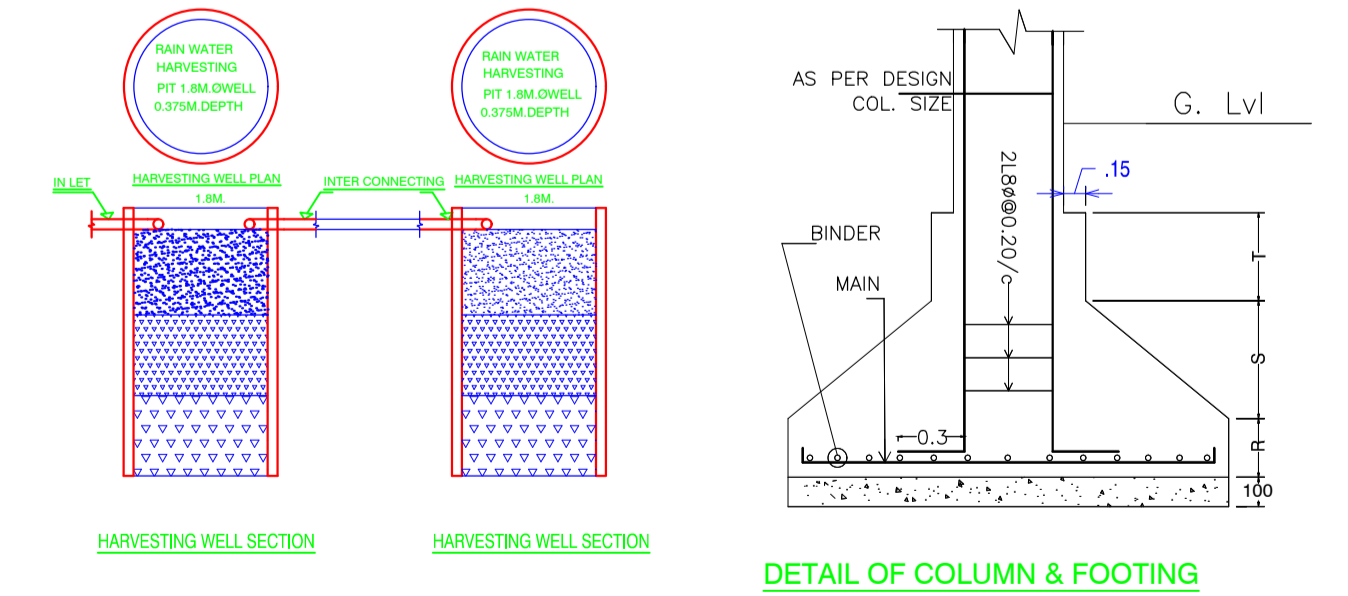
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (SRI IRSHAD BEG)	D2	0.75	2.10	04
A (SRI IRSHAD BEG)	D1	0.75	2.10	02
A (SRI IRSHAD BEG)	D1	0.90	2.10	12

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (SRI IRSHAD BEG)	V	0.60	0.60	04
A (SRI IRSHAD BEG)	WS	1.50	1.20	22

UnitBUA Table for Building :A (SRI IRSHAD BEG)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
FIRST FLOOR PLAN	FIRST FLOOR	FLAT	165.19	145.72	12	1
SECOND FLOOR PLAN	SECOND FLOOR	FLAT	165.19	145.09	14	1
Total:	-	-	330.38	290.81	26	2



DETAIL OF COLUMN & FOOTING

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
L K Suman JNAC/ENG/0006/2016			