

SITE PLAN
SCALE-1:100

AREA STATEMENT		VERSION NO.: 1.0.35
PROJECT DETAIL:		VERSION DATE: 13/03/2019
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential	
District: EAST SINGHBHUM	Plot SubUse: Bungalow/ Dwelling / Non Apartment	
Authority: JAMSHEDPUR NAC	PlotNearbyReligiousStructure: NA	
Inward_No: JNAC/BP/0016/W2/2019	Plot/SubPlot No: H.No.-E/726	
Application Type: General Proposal	North: Road Width - 6.10	
Project Type: Building Permission	South: Survey No. - Alley	
Nature of Development: New	East: Survey No. - E/727	
Location of Development Area: Old Area	West: Survey No. - E/725	
AREA DETAILS:		SQ.MT.
AREA OF PLOT (Minimum)	(A)	111.36
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	111.36
Deduction for Balance Plot Area(from Gross Plot Area)		
Common Plot		13.50
Total		13.50
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	97.85
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	111.36
Plot Area for FAR (Net Plot Area + Road/Widening Area)	(A-Deductions)	111.36
COVERAGE CHECK		
Permissible Coverage area (70.00 %)		77.95
Proposed Coverage Area (63.14 %)		70.31
Total Prop. Coverage Area (63.14 %)		70.31
Balance coverage area (6.86 %)		7.64
FAR CHECK		
Perm. FAR Area (2.50)		278.40
Total Perm. FAR area		278.40
Residential FAR		140.62
Proposed FAR Area		155.95
Total Proposed FAR Area		155.95
Consumed FAR (Factor)		1.40
Balance FAR Area		122.45
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		210.93
ARCHITECT (Regd)	L. K Suman	
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)	SRI. JAGDISH RAM	
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)	Orange
EXISTING (To be demolished)	Purple

Buildingwise Floor FAR Details

Floor Name	Building Name A (JAGDISH RAM)		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	70.31	15.33	70.31	15.33
First Floor	70.31	70.31	70.31	70.31
Second Floor	70.31	70.31	70.31	70.31
Terrace Floor	0.00	0.00	0.00	0.00
Total :	210.93	155.95	210.93	155.95

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
A (JAGDISH RAM)	Residential	Bungalow/ Dwelling / Non 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.)
			Accessory Use	Parking					
A (JAGDISH RAM)	1	210.93	3.00	51.98	140.62	15.33	155.95	155.95	01
Grand Total	1	210.93	3.00	51.98	140.62	15.33	155.95	155.95	01

Building :A (JAGDISH RAM)

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.)
		Accessory Use	Parking					
Parking Floor	70.31	3.00	51.98	0.00	15.33	15.33	15.33	00
First Floor	70.31	0.00	0.00	70.31	0.00	70.31	70.31	01
Second Floor	70.31	0.00	0.00	70.31	0.00	70.31	70.31	00
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	210.93	3.00	51.98	140.62	15.33	155.95	155.95	01
Total Number of Same Buildings :	1							
Total :	210.93	3.00	51.98	140.62	15.33	155.95	155.95	01

SCHEDULE OF DOOR:

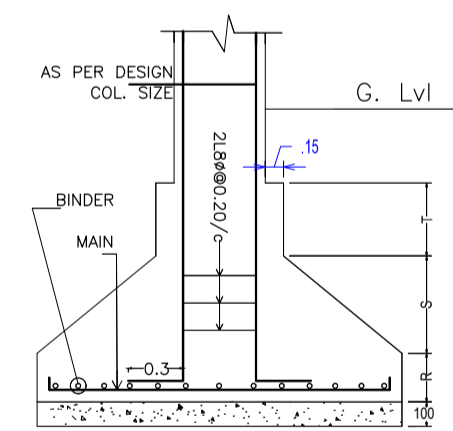
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (JAGDISH RAM)	D3	0.75	2.10	06
A (JAGDISH RAM)	D2	0.90	2.10	06

SCHEDULE OF WINDOW/VENTILATION:

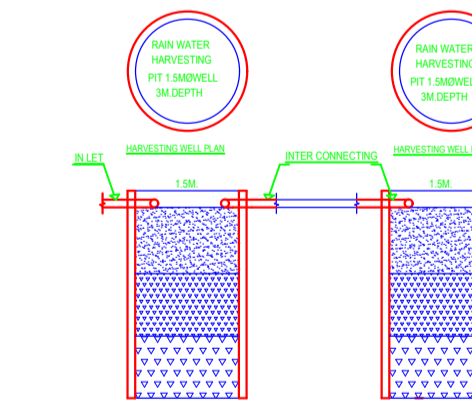
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (JAGDISH RAM)	V	0.60	0.60	04
A (JAGDISH RAM)	WK	0.90	1.20	02
A (JAGDISH RAM)	W2	1.20	1.20	04
A (JAGDISH RAM)	W1	1.50	1.20	04

UnitBUA Table for Building :A (JAGDISH RAM)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
FIRST FLOOR PLAN	SPLIT A	FLAT	140.62	129.99	7	1
SECOND FLOOR PLAN	SPLIT A	FLAT	0.00	0.00	7	0
Total:	-	-	140.62	129.99	14	1



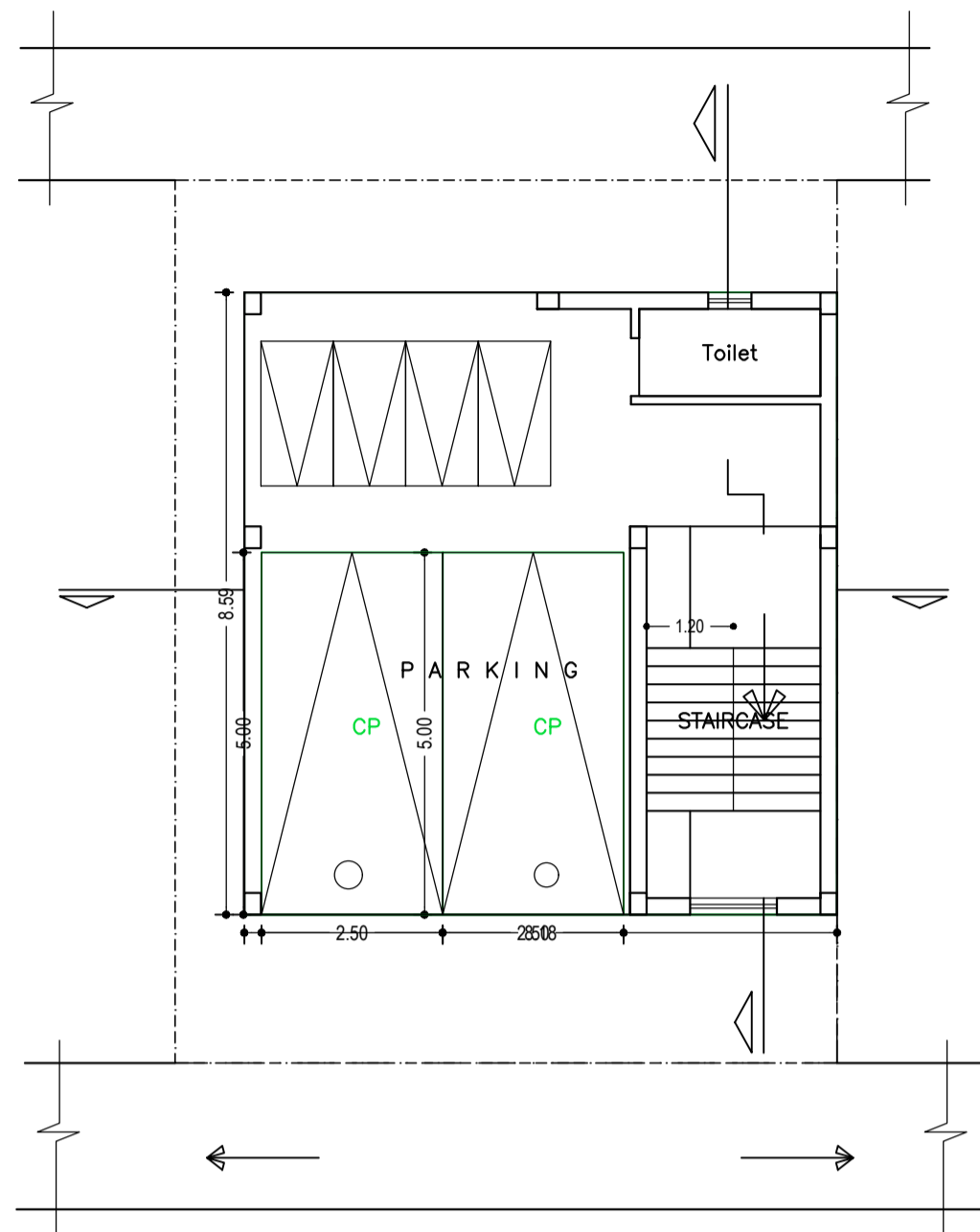
DETAIL OF COLUMN & FOOTING



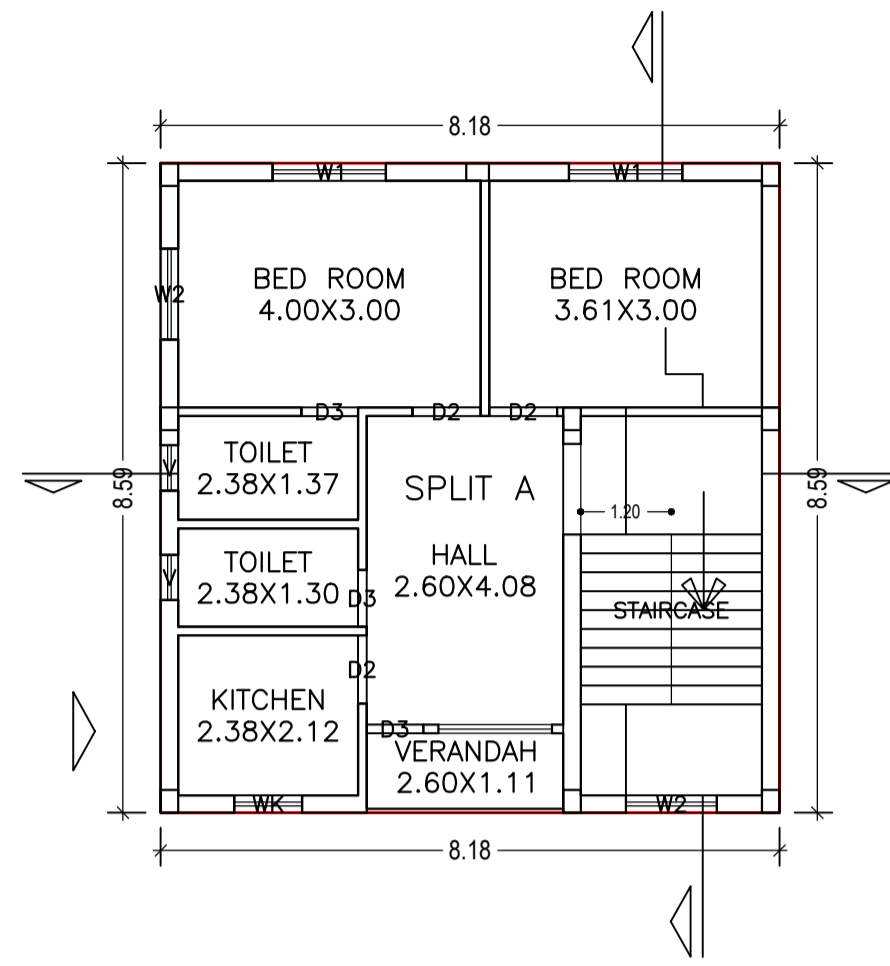
HARVESTING WELL SECTION

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

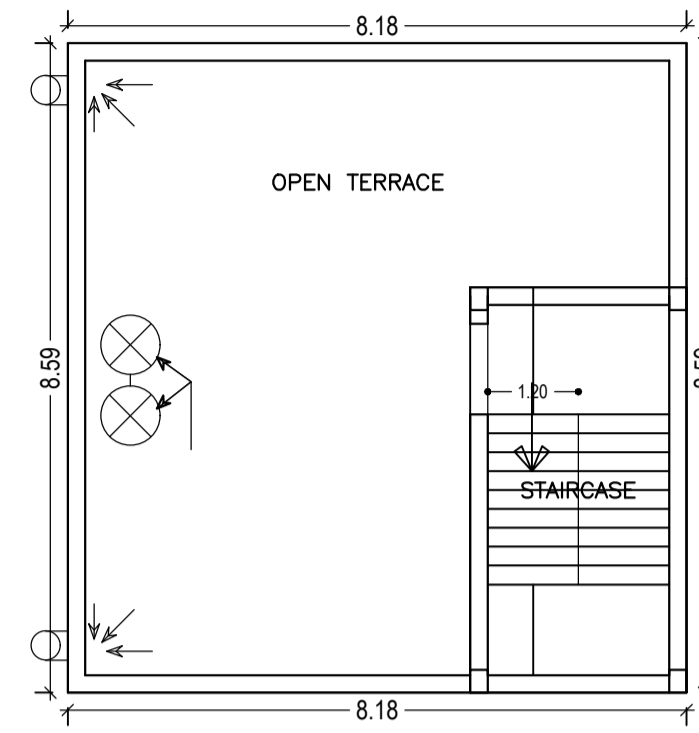
Proposal Basic Information	
Proposal File No.	JNAC/BP/0016/W2/2019
Owner Name	SRI. JAGDISH RAM
Khata No	Nil
Plot No	H.No.-E/726
Village Name	SONARI
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment



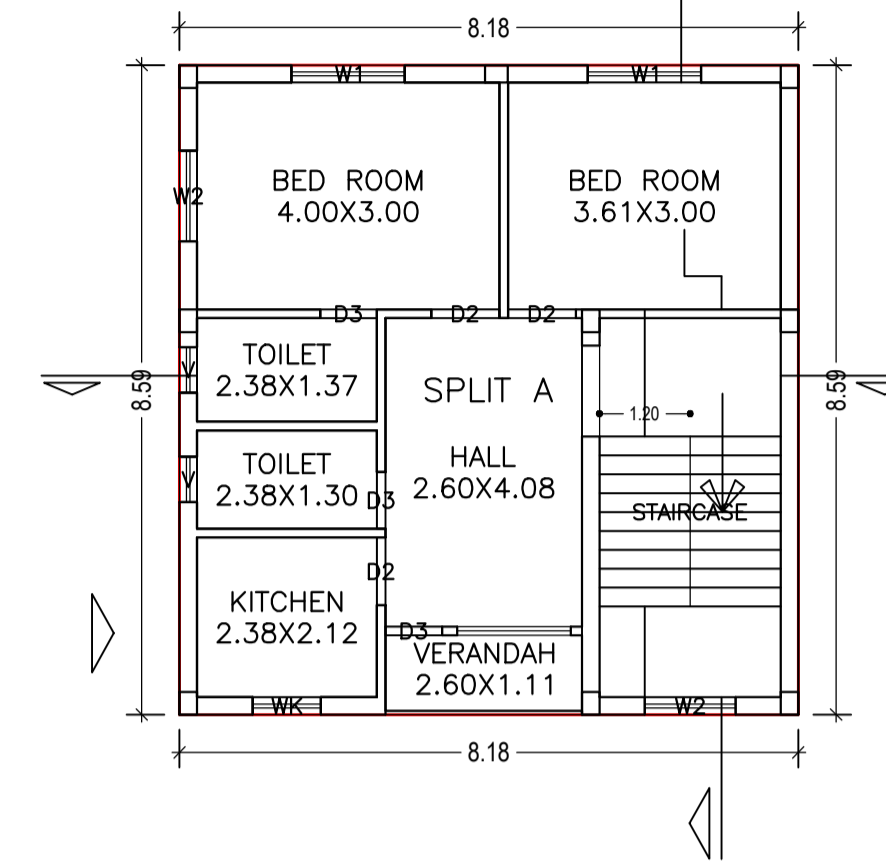
PARKING FLOOR PLAN
(SCALE 1:100)



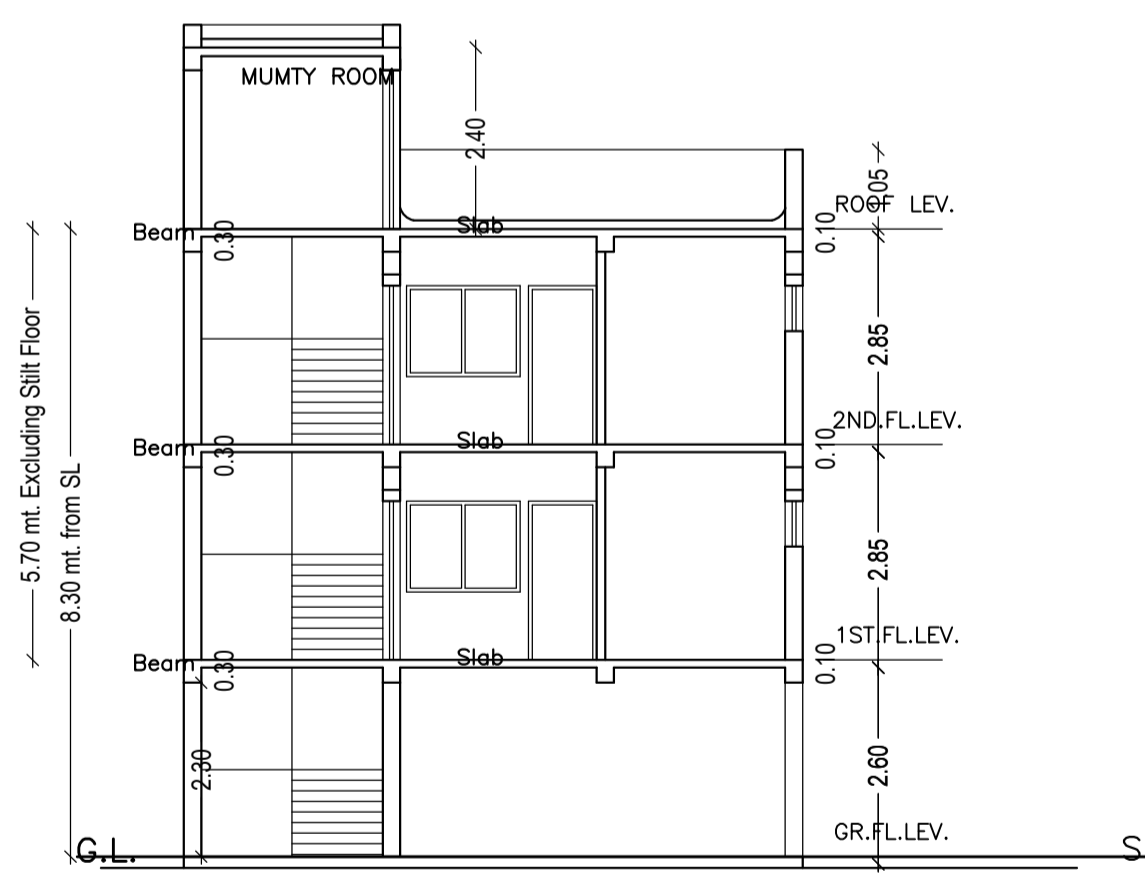
FIRST FLOOR PLAN
(Proposed)
(SCALE 1:100)



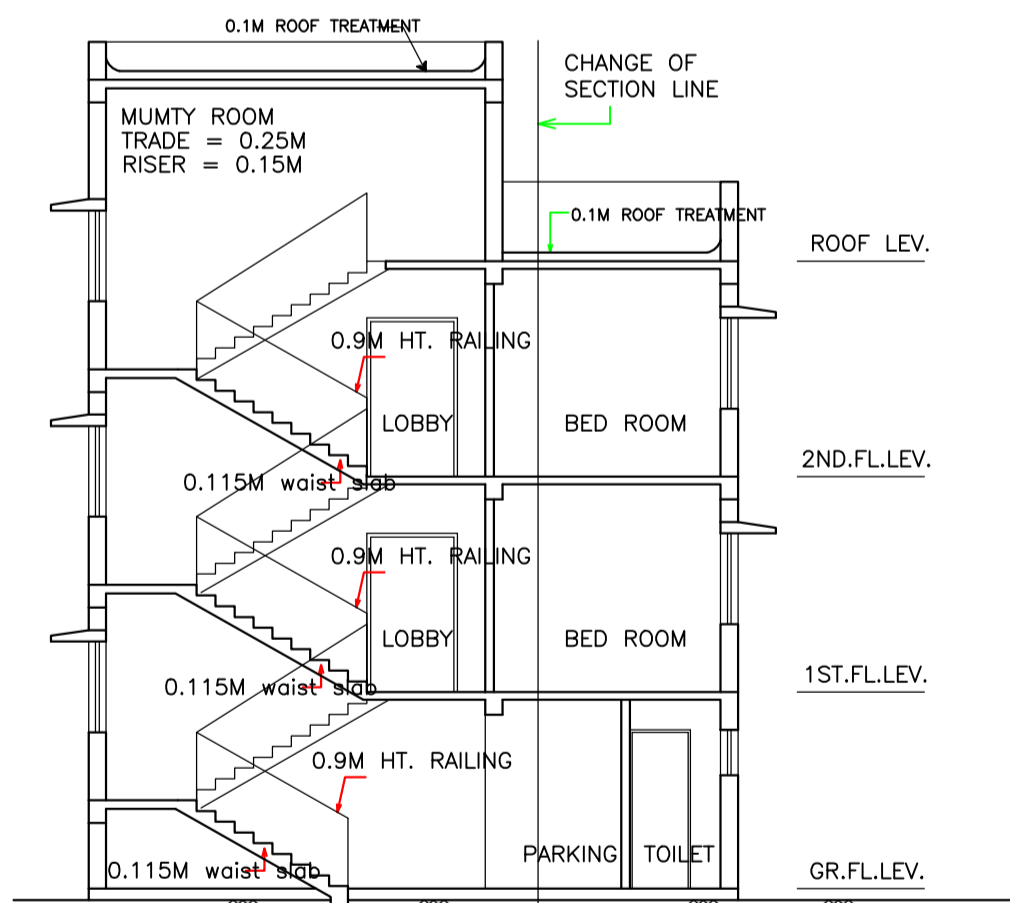
TERRACE FLOOR PLAN
(SCALE 1:100)



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



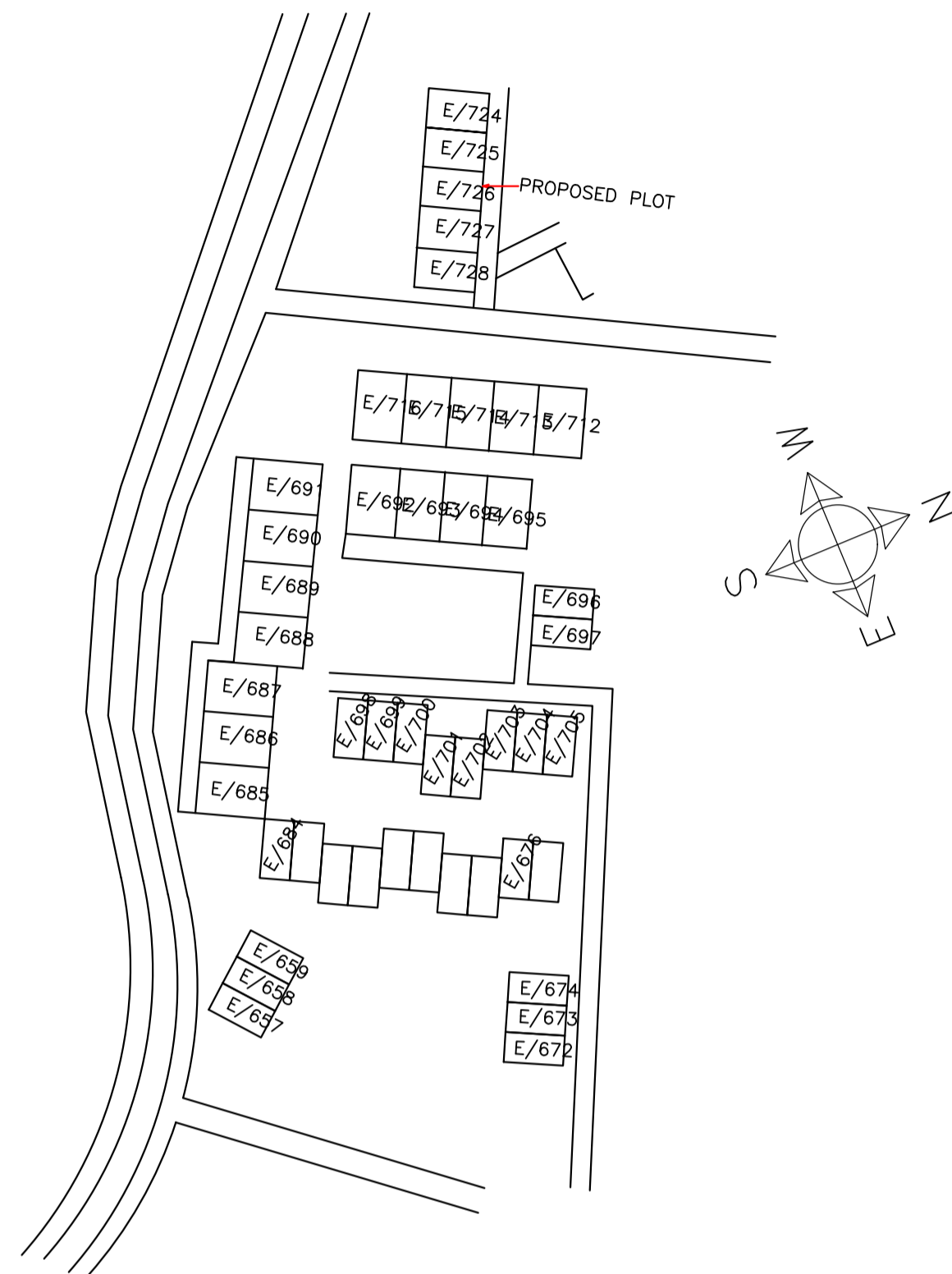
SCALE-1:100



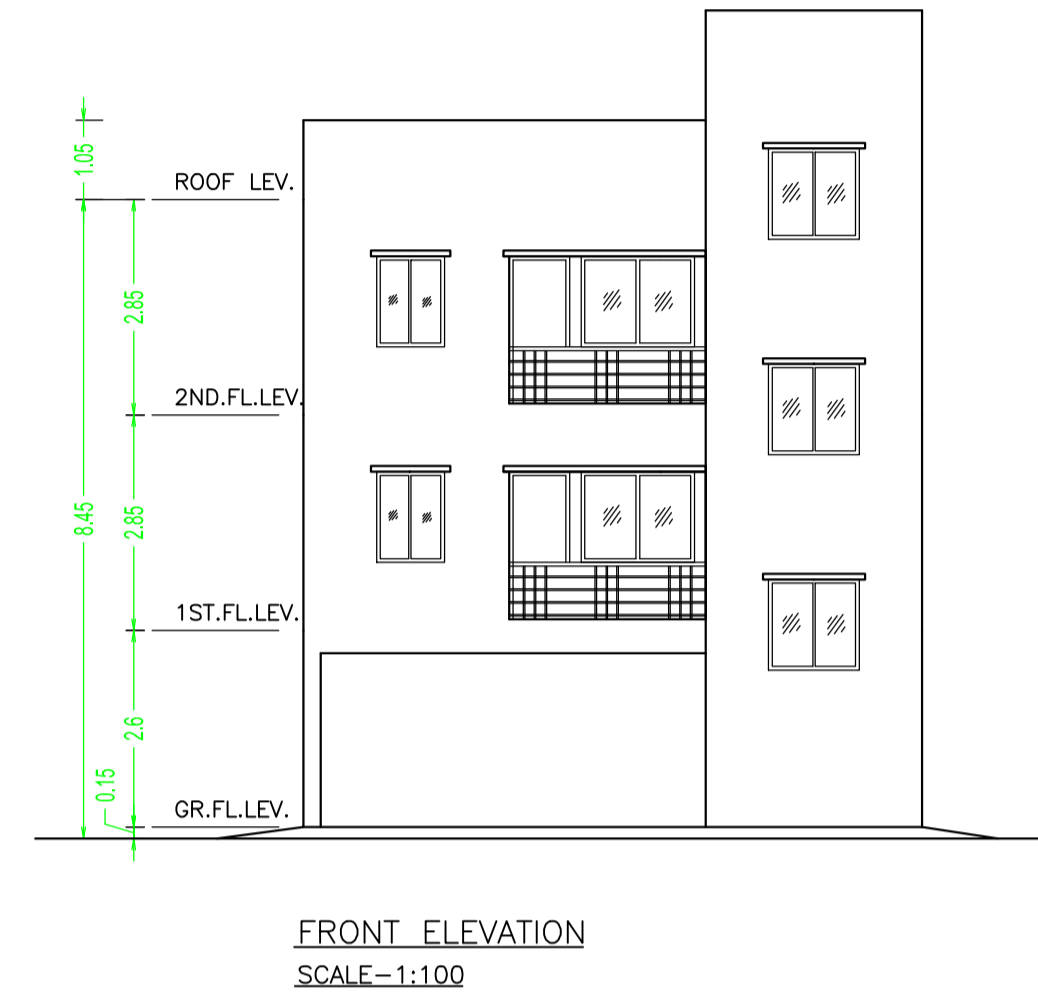
SECTION - Y-Y
SCALE-1:100

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L K Suman JNAC/ENG/0006/2016			

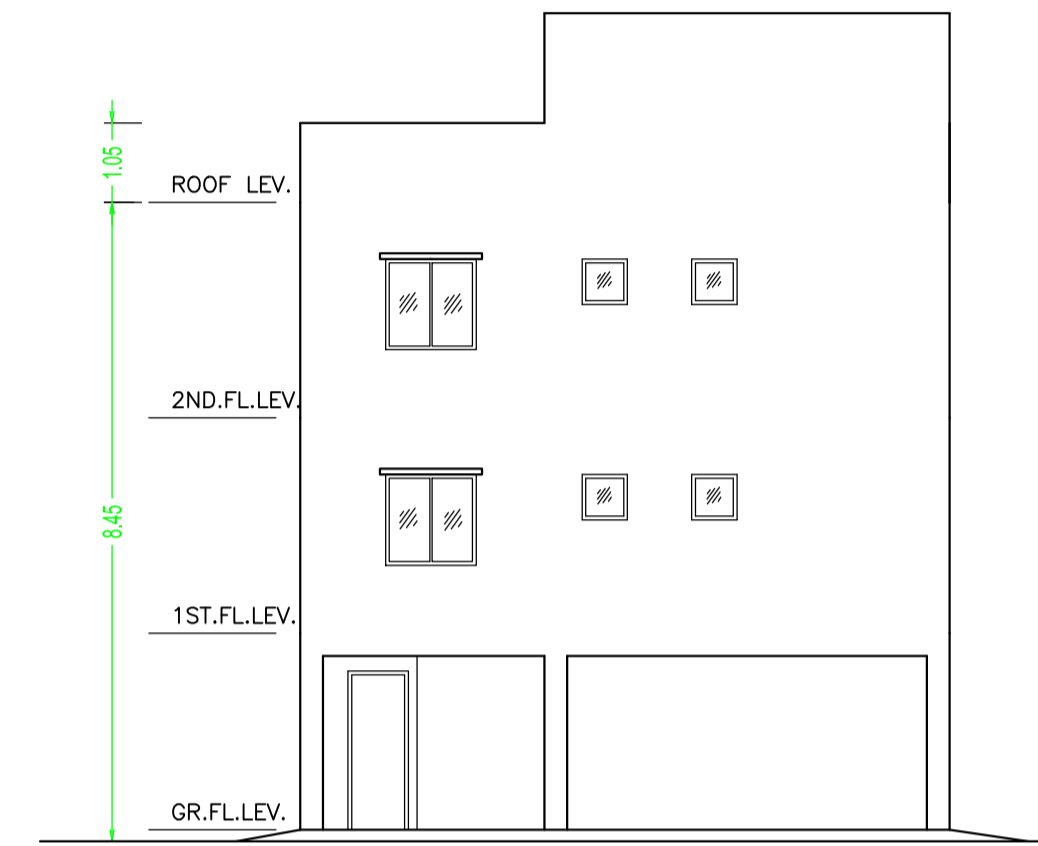
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Proposal File No.	JNAC/BP/0016/W2/2019
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Khata No	Nil
Plot No	H.No.-E726
Village Name	SONARI
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment



PART SITE PLAN OF A-BLOCK SONARI AREA
NOT TO SCALE



FRONT ELEVATION
SCALE-1:100



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