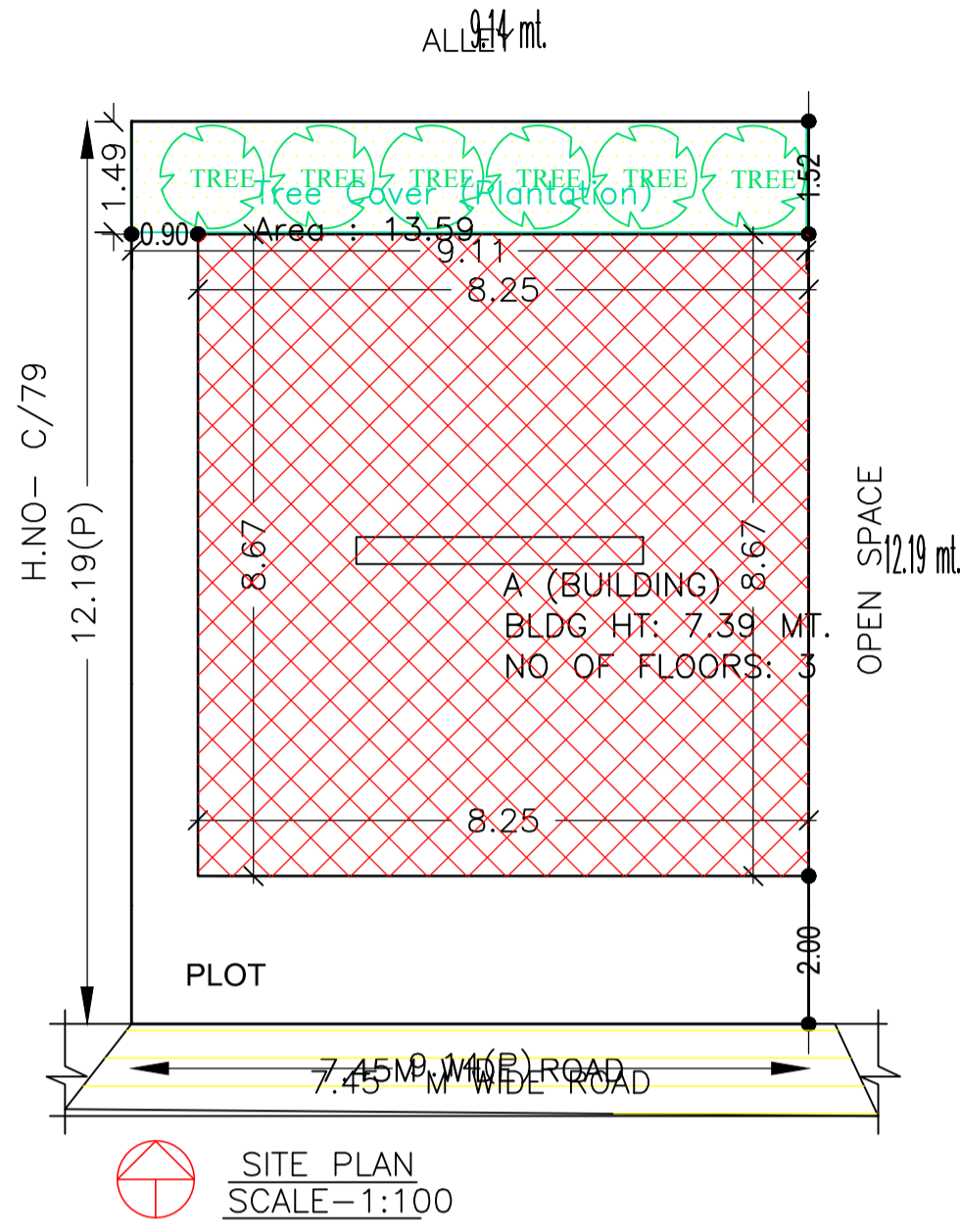


Proposal Basic Information	
Proposal File No.	JNAC/BP/0019/W1/2019
Owner Name	SRI CHHOTU RAM
Khata No	N/A
Plot No	HOLDING NO. -C/78
Village Name	SONARI
Use	Residential
SubUse	Other Residential Building



SITE PLAN

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: Other Residential Building	
Authority: JAMSHEDPUR NAC	PlotNearbyReligiousStructure: NA	
Inward_No: JNAC/BP/0019/W1/2019	Plot/SubPlot No: - HOLDING NO. -C/78	
Application Type: General Proposal	North: CTS No. - ALLEY	
Project Type: Building Permission	South: Road Width - 9.14	
Nature of Development: New	East: CTS No. - OPEN SPACE	
Location of Development Area: Old Area	West: CTS No. - HOLDING NO. - C/179	
AREA DETAILS:		SQ.MT.
AREA OF PLOT (Minimum)	(A)	111.41
NET AREA OF PLOT (Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	111.41
Deduction for Balance Plot Area (from Gross Plot Area)		
Common Plot		13.59
Total		13.59
BALANCE AREA OF PLOT (Net Plot Area - Recreational/Amenity space)	(A-Deductions)	97.82
PLOT AREA FOR COVERAGE (Net Plot Area)	(A-Deductions)	111.41
Plot Area for FAR (Net Plot Area + Road/Widening Area)	(A-Deductions)	111.41
COVERAGE CHECK		
Permissible Coverage area (70.00 %)		77.99
Proposed Coverage Area (64.18 %)		71.50
Total Prop. Coverage Area (64.18 %)		71.50
Balance coverage area (5.83 %)		6.49
FAR CHECK		
Perm. FAR Area (2.50)		278.53
Total Perm. FAR area		278.53
Residential FAR		143.00
Proposed FAR Area		154.79
Total Proposed FAR Area		154.79
Consumed FAR (Factor)		1.39
Balance FAR Area		123.74
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		214.50
ARCHITECT (Regd)	SATISH KUMAR	
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)	SRI CHHOTU 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)	Light Blue

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	71.50	11.80	71.50	11.80
First Floor	71.50	71.50	71.50	71.50
Second Floor	71.50	71.50	71.50	71.50
Terrace Floor	0.00	0.00	0.00	0.00
Total :	214.50	154.80	214.50	154.80

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
A (BUILDING)	Residential	Residential Bldg/Apartment	Non-Highrise

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 (BUILDING)	Residential	Residential Bldg/Apartment	> 0	1	2.00	1.00	2	-	-	-	-
			> 0	1	2.00	-	-	-	-	1	2
Total :			-	-	-	2	2	1	1	2	

Parking Check (Table 7b)

Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	1	12.50
Two Stack Car	-	-	1	12.50
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	-	-	2	4.00
Total TwoWheeler	2	4.00	2	4.00
Other Parking	-	-	-	34.70
Total		41.50		92.70

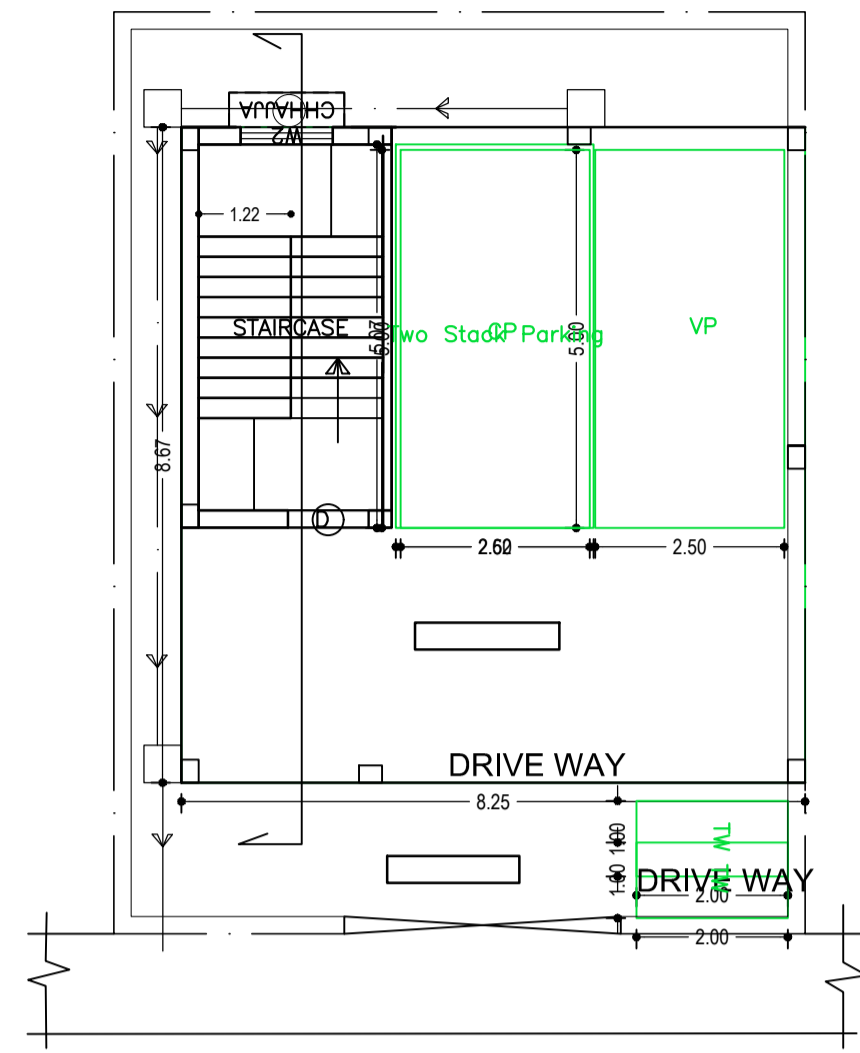
FAR & Tenement Details (Table 4c-1)

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.)
A (BUILDING)	1	214.50	59.70	143.00	11.80	154.80	154.80	02
Grand Total :	1	214.50	59.70	143.00	11.80	154.80	154.80	02

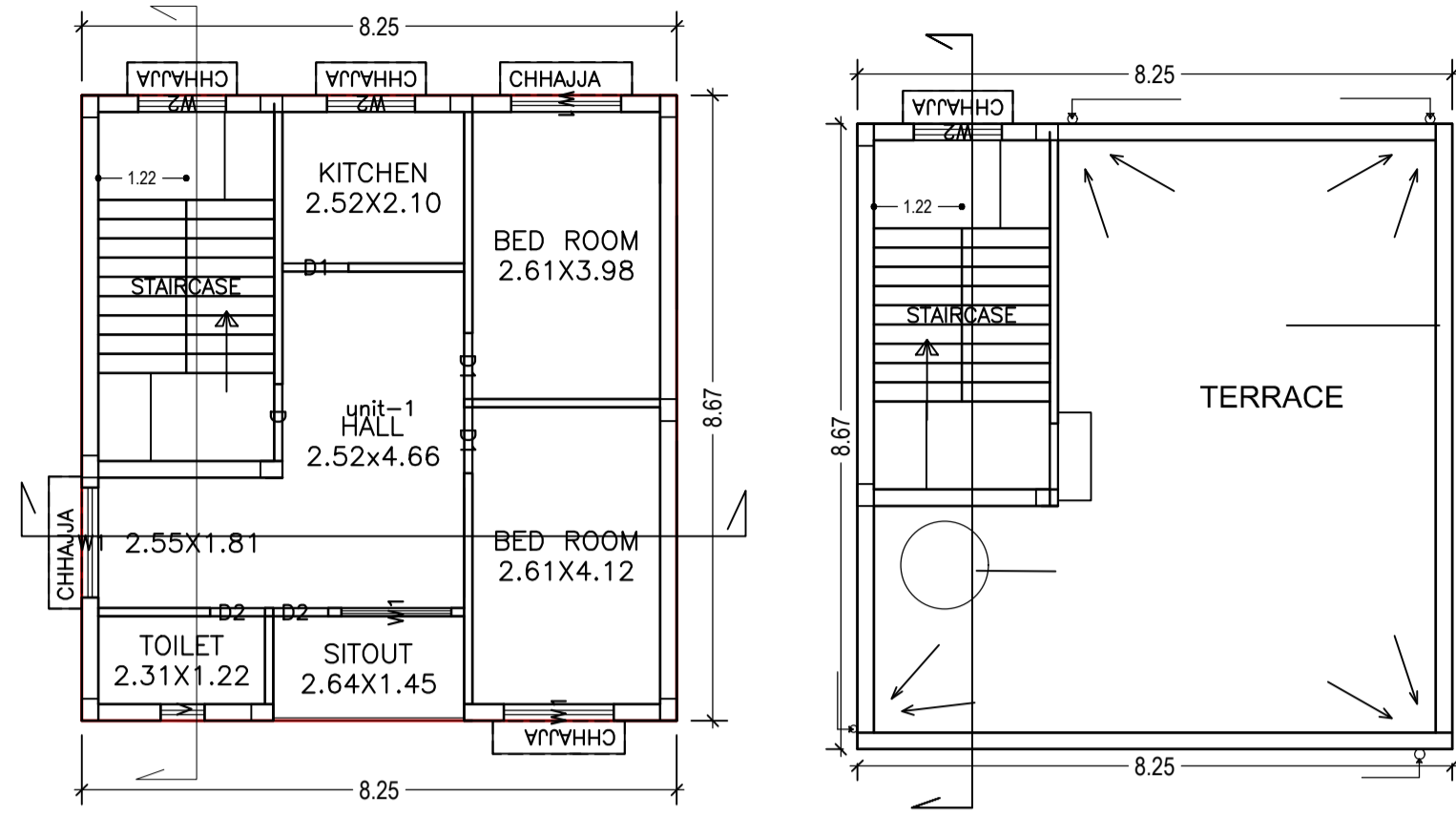
LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
SATISH KUMAR JNAC/DFTMN/0004/2017			

Proposal Basic Information

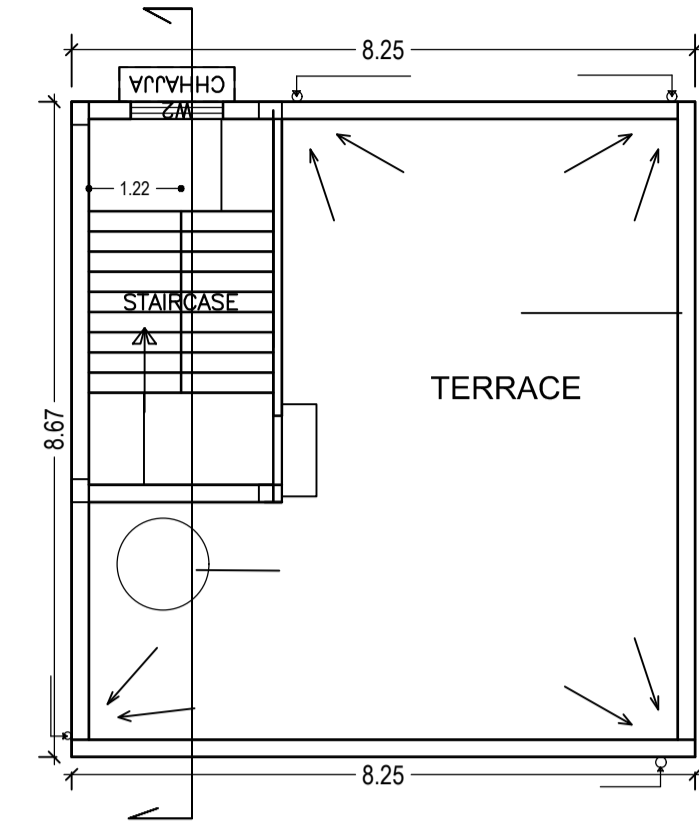
Proposal File No.	JNAC/BP/0019/W1/2019
Owner Name	SRI CHHOTU RAM
Khata No	N/A
Plot No	HOLDING NO. -C/78
Village Name	SONARI
Use	Residential
SubUse	Other Residential Building



PARKING FLOOR PLAN
(SCALE 1:100)



TYPICAL - 1& 2 FLOOR PLAN
(Proposed)
(SCALE 1:100)



TERRACE FLOOR PLAN
(SCALE 1:100)

Building :A (BUILDING)

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.)
		Parking	Resi.	Resi.	Stair				
Parking Floor	71.50	59.70	0.00	0.00	11.80	11.80	11.80	00	
First Floor	71.50	0.00	71.50	0.00	71.50	71.50	71.50	01	
Second Floor	71.50	0.00	71.50	0.00	71.50	71.50	71.50	01	
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00	
Total :	214.50	59.70	143.00	11.80	154.80	154.80	154.80	02	
Total Number of Same Buildings :	1								
Total :	214.50	59.70	143.00	11.80	154.80	154.80	154.80	02	

SCHEDULE OF DOOR:

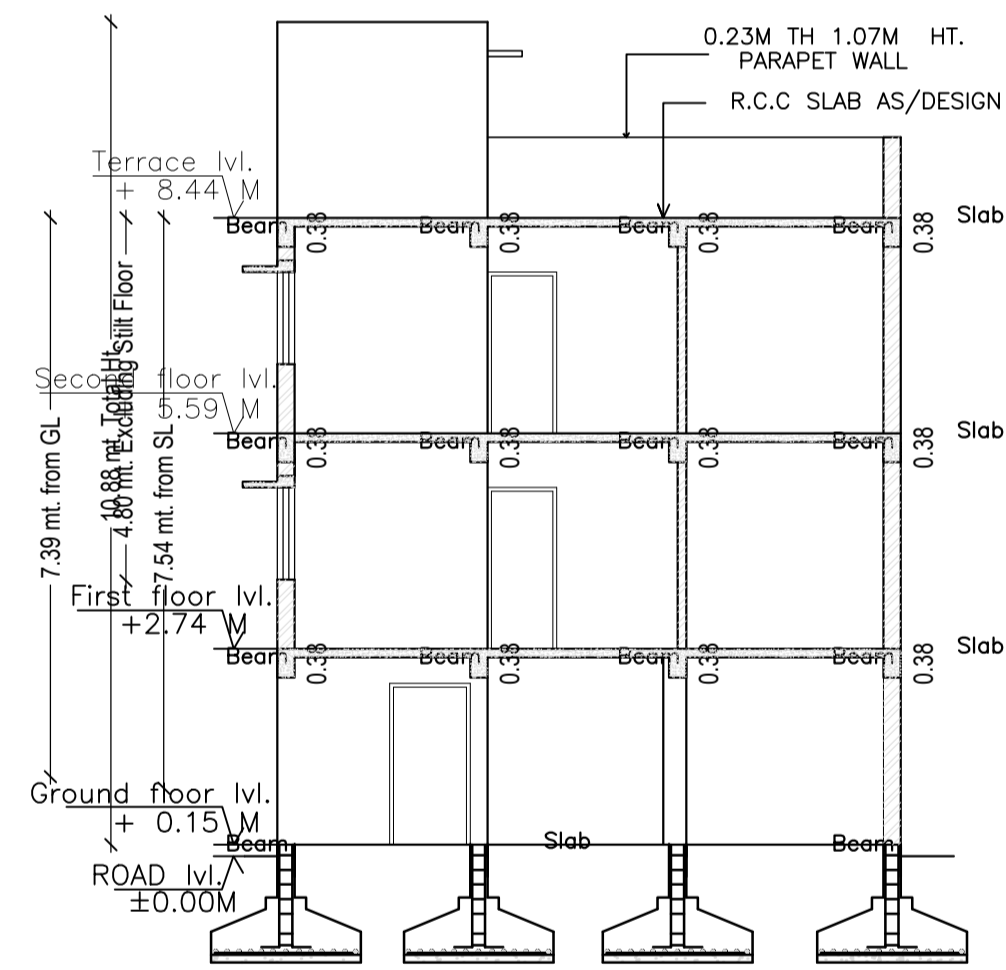
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (BUILDING)	D2	0.76	2.13	04
A (BUILDING)	D1	0.91	2.13	06
A (BUILDING)	D	1.07	2.13	02

SCHEDULE OF WINDOW/VENTILATION:

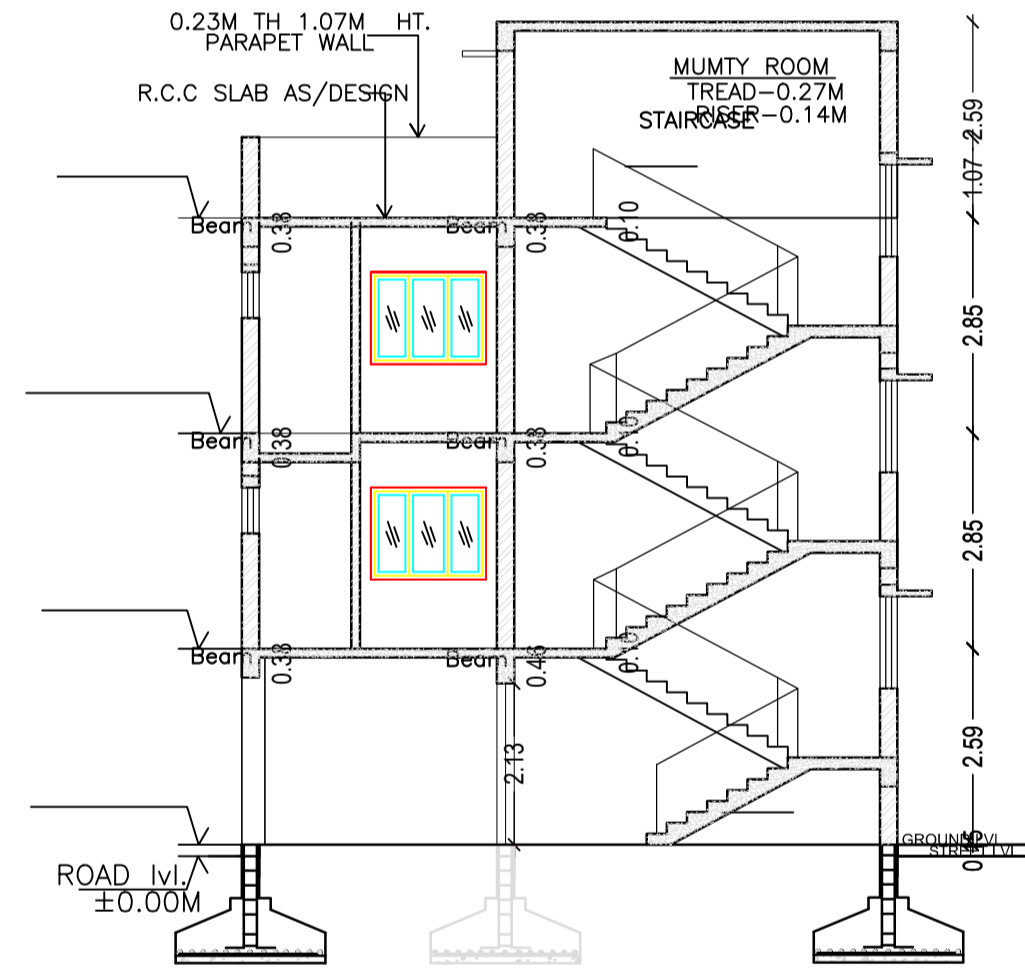
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (BUILDING)	V	0.61	1.22	02
A (BUILDING)	W2	1.22	1.22	06
A (BUILDING)	W1	1.52	1.22	08

UnitBUA Table for Building :A (BUILDING)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
TYPICAL - 1& 2 FLOOR PLAN	unit-1	FLAT	71.50	61.20	6	2
Total:	-	-	143.00	122.39	12	2



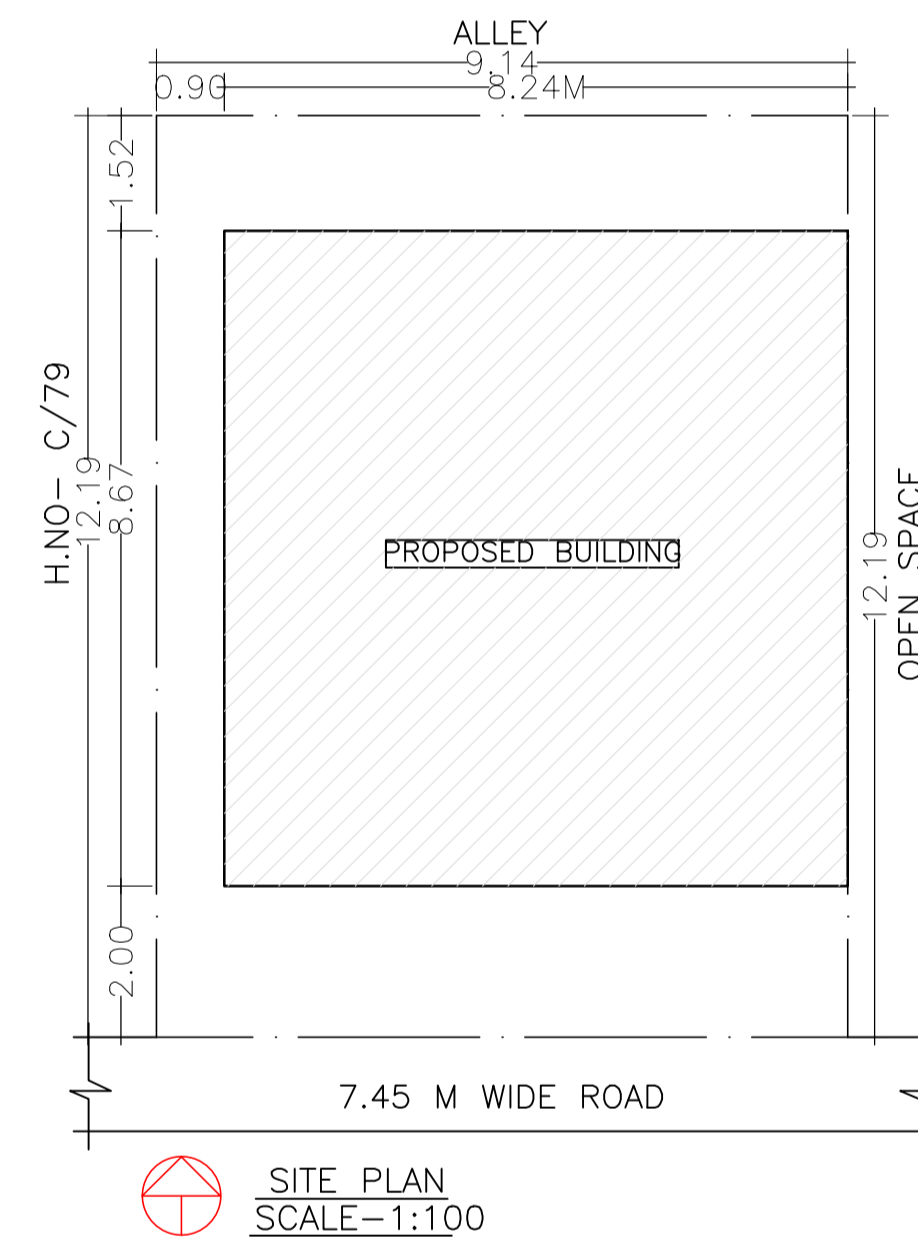
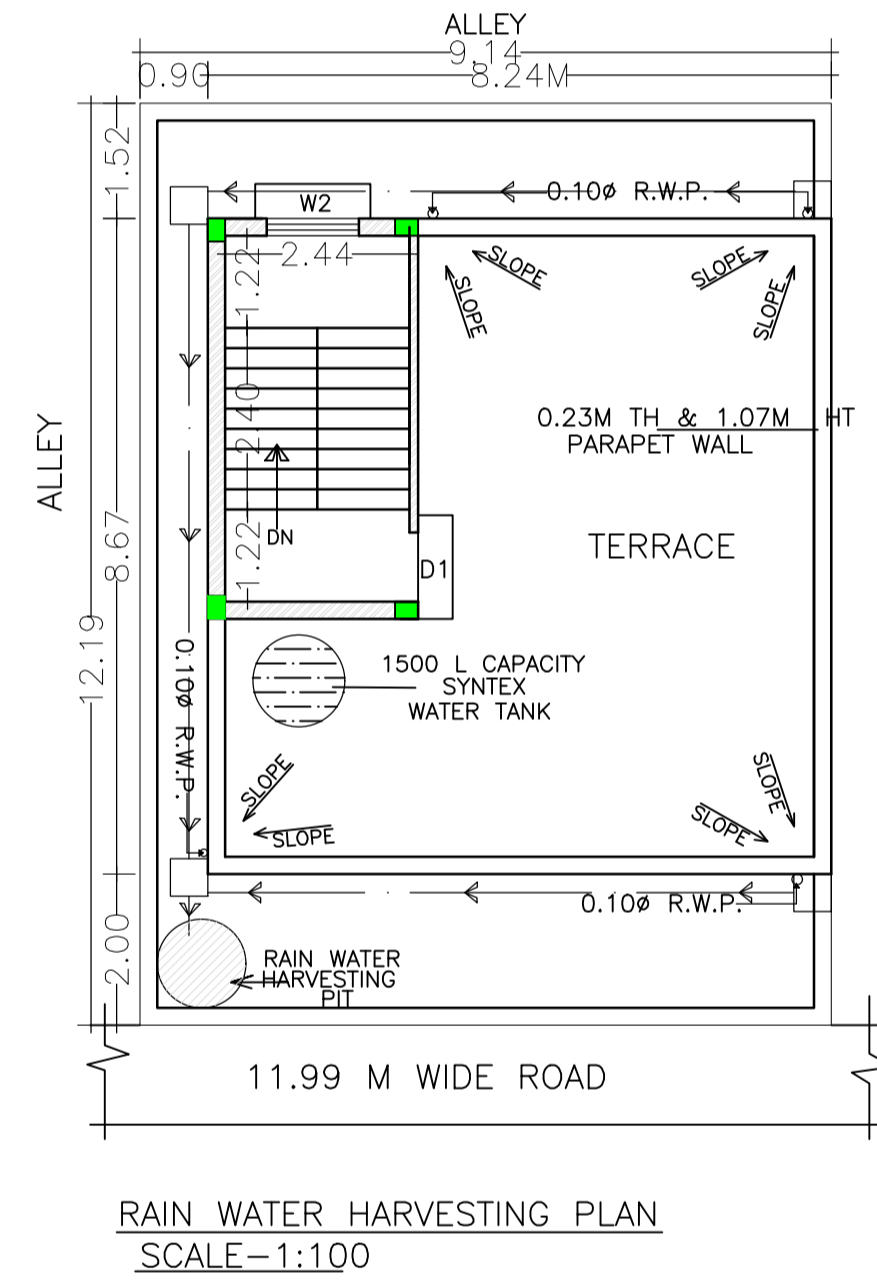
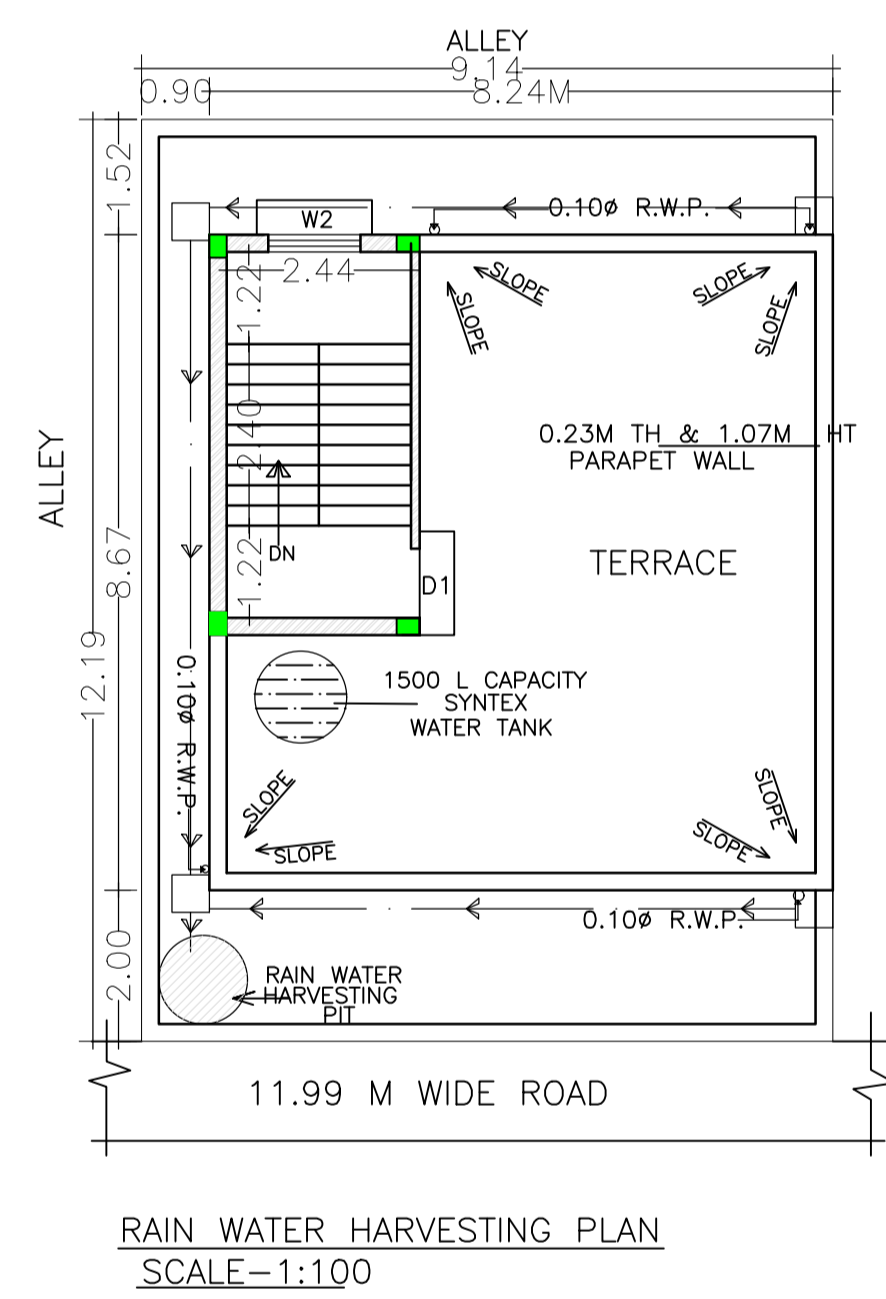
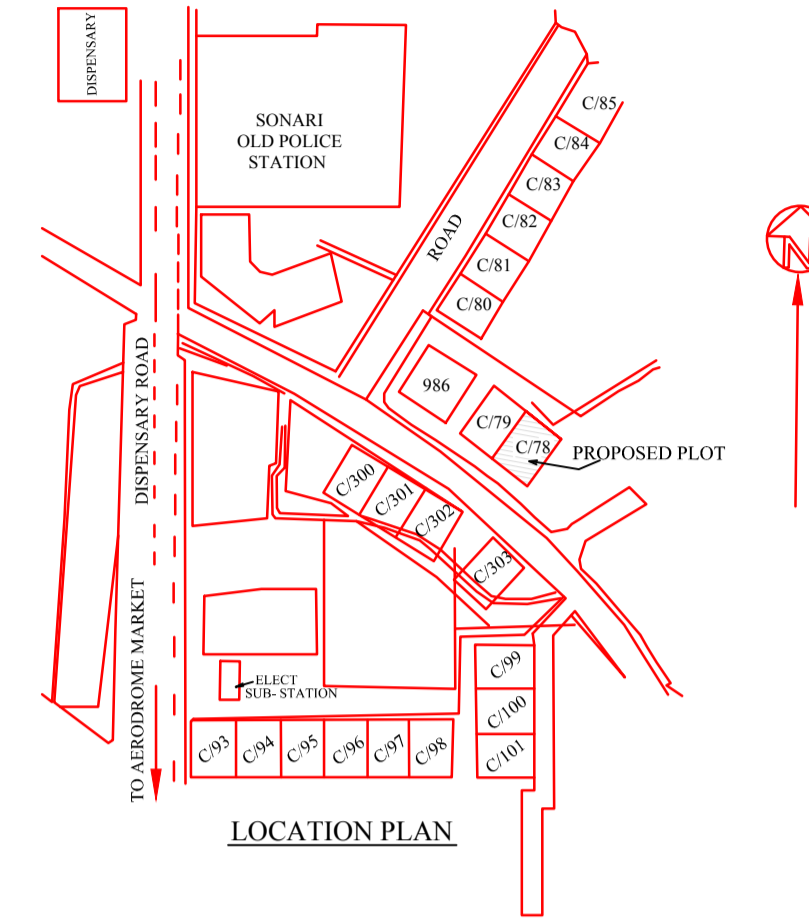
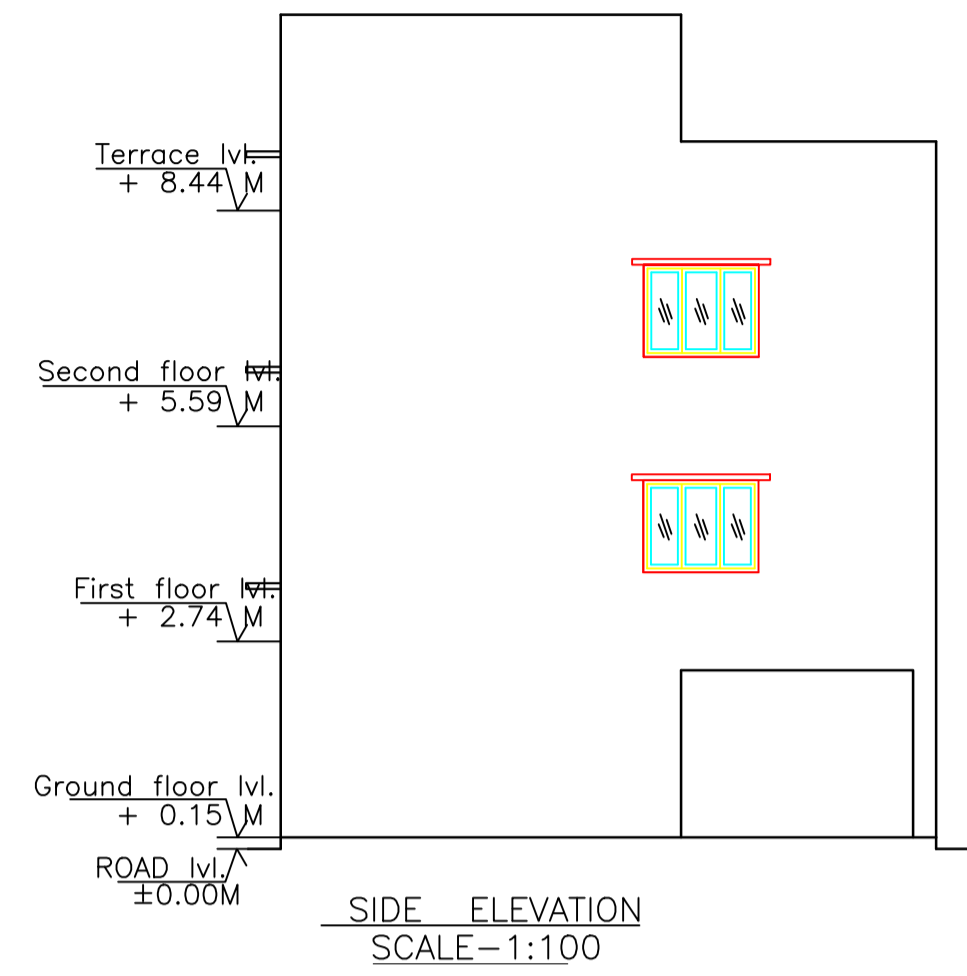
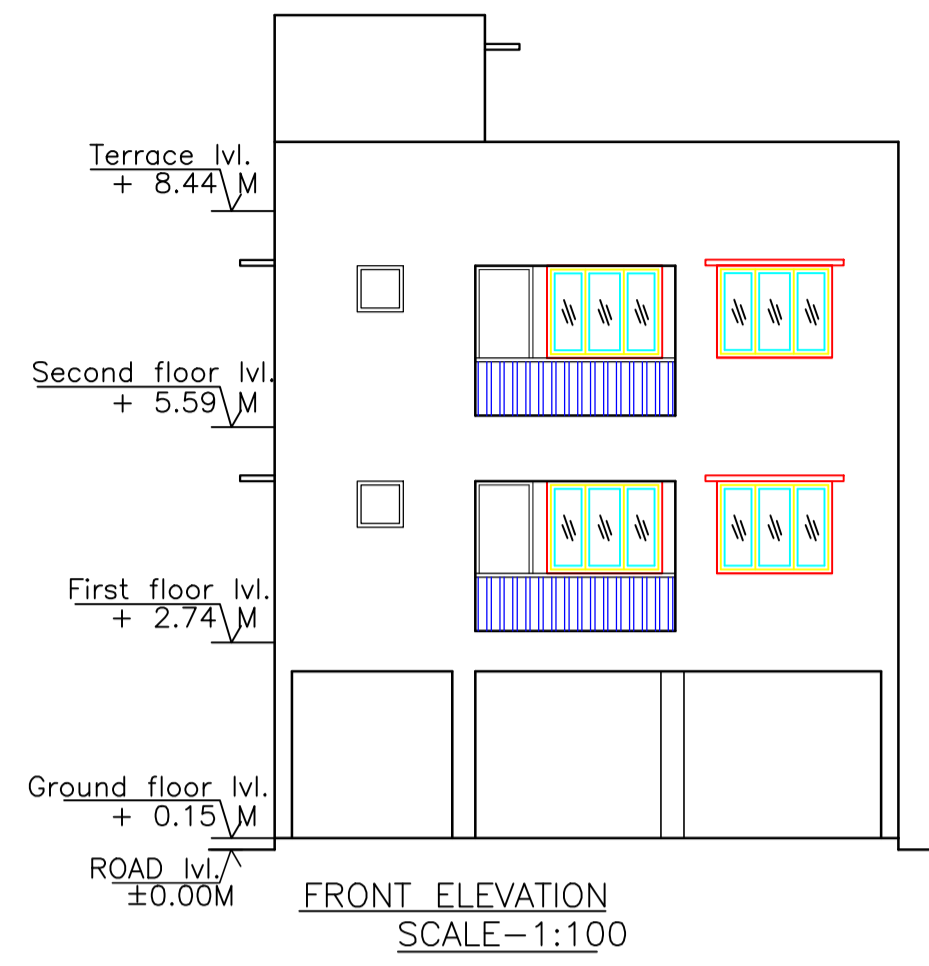
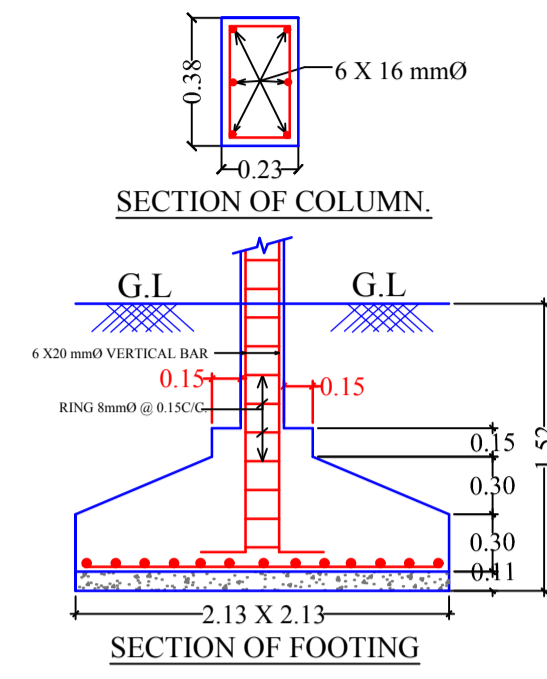
SECTION AT X-X
SCALE=1:100



SECTION AT Y-Y
SCALE=1:100

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
SATISH KUMAR JNAC/DFTMN/0004/2017			

Proposal Basic Information	
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LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
SATISH KUMAR JNAC/DFTMN/0004/2017			