

FAR & Tenement Details (Table 4c-1)

Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)		Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Trnmt (No.)
			Resi.	Stair			
A (RAMESH AGARWAL)	1	142.04	133.76	8.28	142.04	142.04	01
<b>Grand Total :</b>	<b>1</b>	<b>142.04</b>	<b>133.76</b>	<b>8.28</b>	<b>142.04</b>	<b>142.04</b>	<b>01</b>

Proposal Basic Information

Proposal File No.	JNAC/BP/0103/W2/2019
Owner Name	RAMESH AGARWAL
Khata No	NIL
Plot No	396
Village Name	SONARI
Use	Residential
SubUse	Semidetached

AREA STATEMENT JAMSHEDPUR NAC	VERSION NO : 1.0.42 VERSION DATE: 29/04/2019
PROJECT DETAIL:	
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential
District: EAST SINGHBHUM	Plot SubUse: Semidetached
Authority: JAMSHEDPUR NAC	PlotNearby/ReligiousStructure: NA
Inward_No: JNAC/BP/0103/W2/2019	PlotSubPlot No: 396
Application Type: General Proposal	North: Road Width - 4.5 M
Project Type: Building Permission	South: Road Width - 8.23M
Nature of Development: New	East: Plot No. - 395
Location of Development Area: Old Area	West: Plot No. - 397
AREA DETAILS:	
AREA OF PLOT (Minimum)	(A) 107.40 SQ.MT.
Deduction for NetPlot Area	
Road Widening Area	2.63
Total	2.63
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions) 104.77
Deduction for Balance Plot Area(from Gross Plot Area)	
Road Widening Area	2.63
Common Plot	12.35
Total	14.98
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions) 92.42
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions) 104.77
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions) 104.77
COVERAGE CHECK	
Permissible Coverage area ( 70.00 % )	73.34
Proposed Coverage Area ( 63.69 % )	66.73
Total Prop. Coverage Area ( 63.69 % )	66.73
Balance coverage area ( 6.31 % )	6.61
FAR CHECK	
Perm. FAR Area ( 1.50 )	157.15
Total Perm. FAR area	157.15
Residential FAR	133.76
Proposed FAR Area	142.04
Total Proposed FAR Area	142.04
Consumed FAR (Factor)	1.36
Balance FAR Area	15.11
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	142.04
ARCHITECT (Regd)	Shreyashi Haldar
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	RAMESH AGARWAL
DEVELOPMENT AUTHORITY	LOCAL BODY

COLOR INDEX	
PLOT BOUNDARY	Black
ABUTTING ROAD	Green
PROPOSED CONSTRUCTION	Red
COMMON PLOT	Yellow
ROAD WIDENING AREA	Orange
EXISTING (To be retained)	Blue
EXISTING (To be demolished)	Light Blue

Buildingwise Floor FAR Details

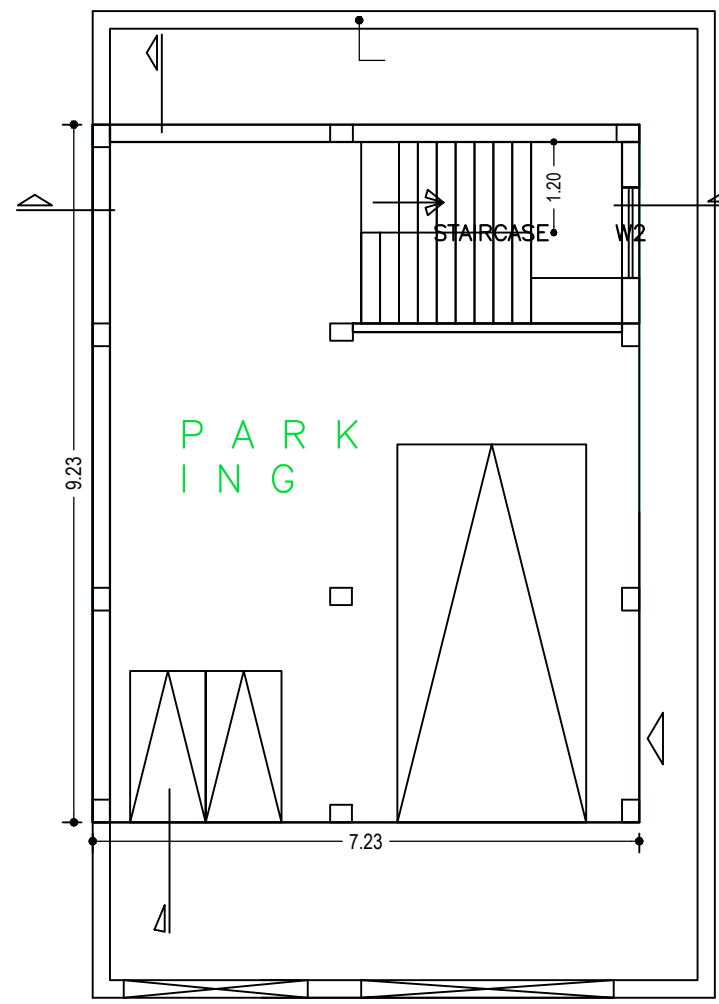
Floor Name	Building Name A (RAMESH AGARWAL)		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Parking Floor	8.28	8.28	8.28	8.28
First Floor	66.88	66.88	66.88	66.88
Second Floor	66.88	66.88	66.88	66.88
Terrace Floor	0.00	0.00	0.00	0.00
<b>Total :</b>	<b>142.04</b>	<b>142.04</b>	<b>142.04</b>	<b>142.04</b>

Building USE/SUBUSE Details

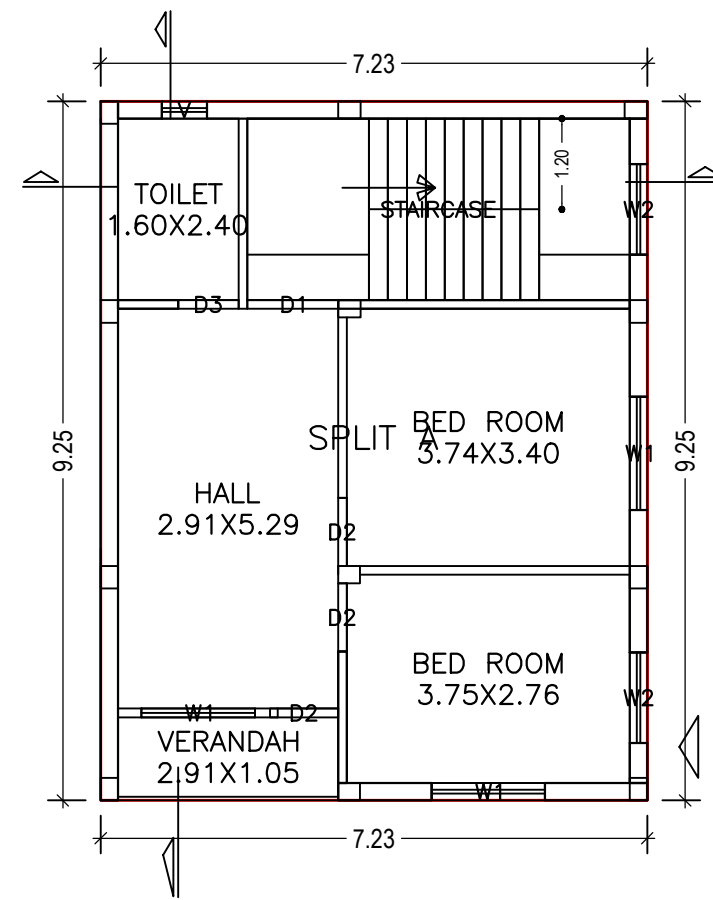
Building Name	Building Use	Building SubUse	Building Structure
A (RAMESH AGARWAL)	Residential	Row House	Non-Highrise

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

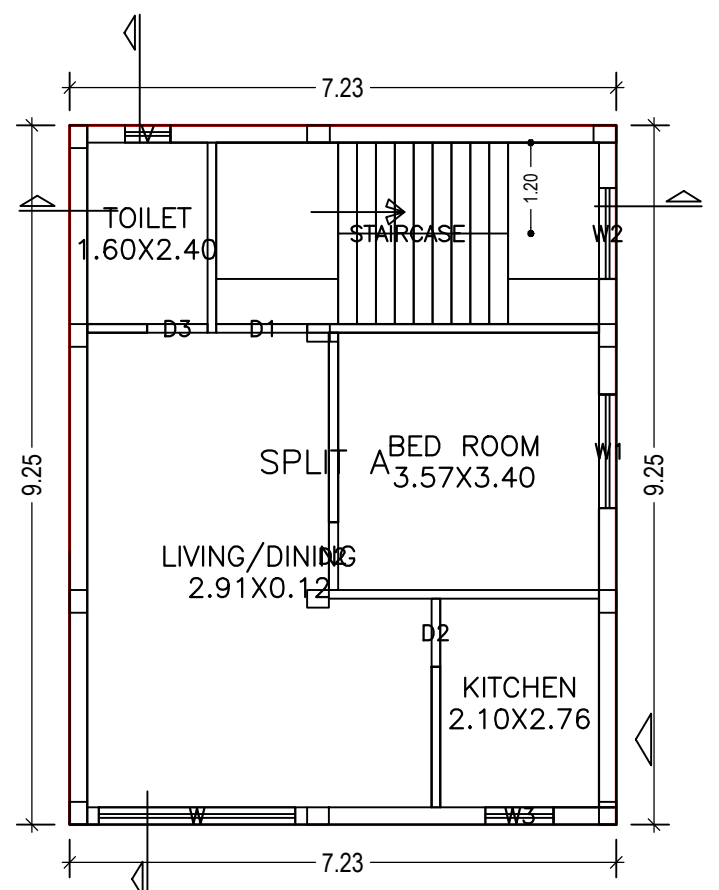
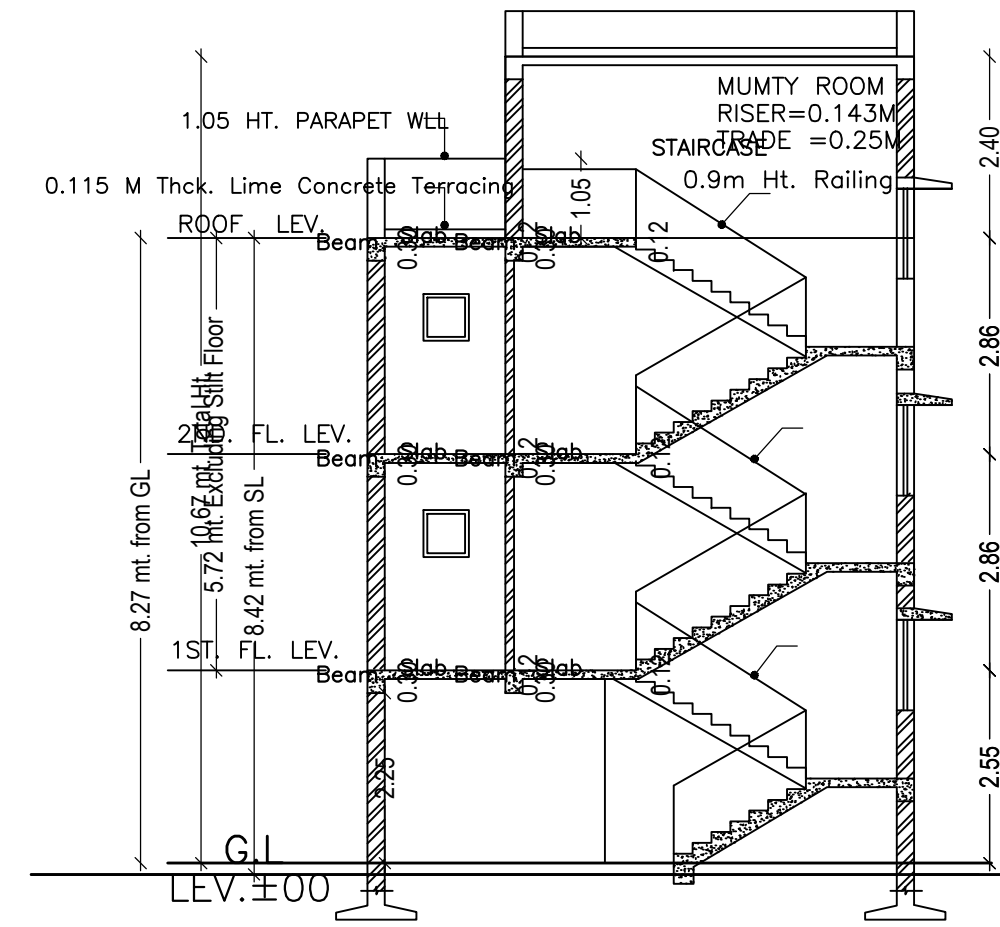
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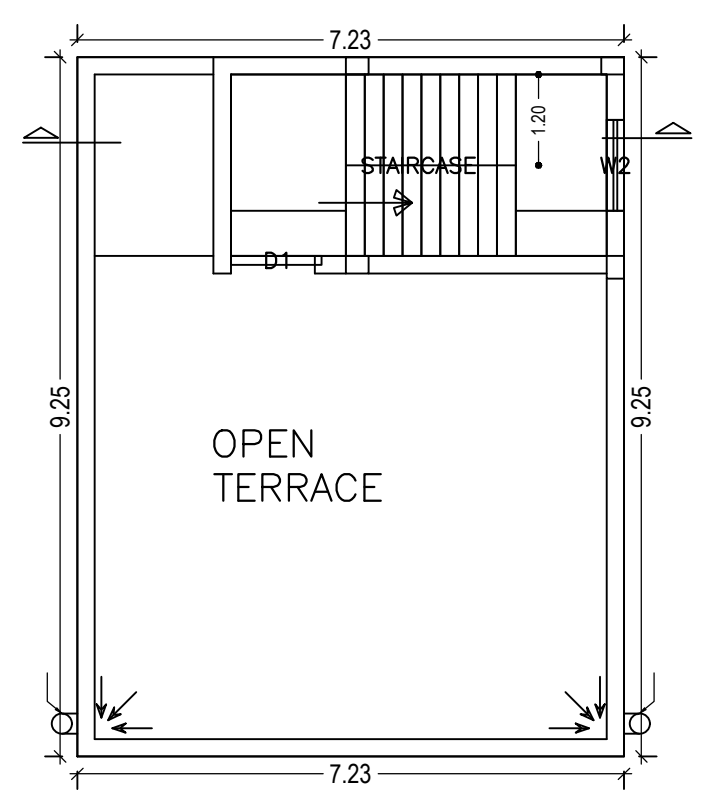
PARKING FLOOR PLAN (SCALE 1:100)



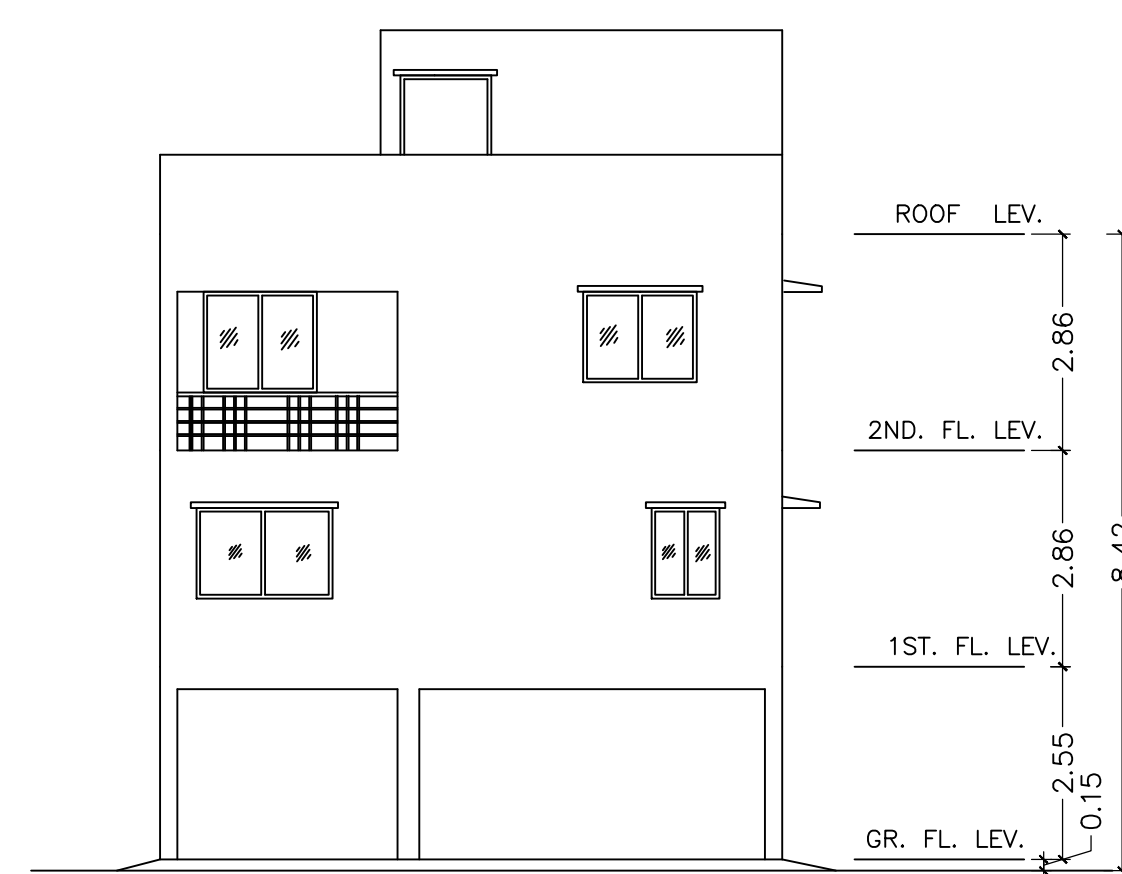
SECOND FLOOR PLAN (Proposed) (SCALE 1:100)



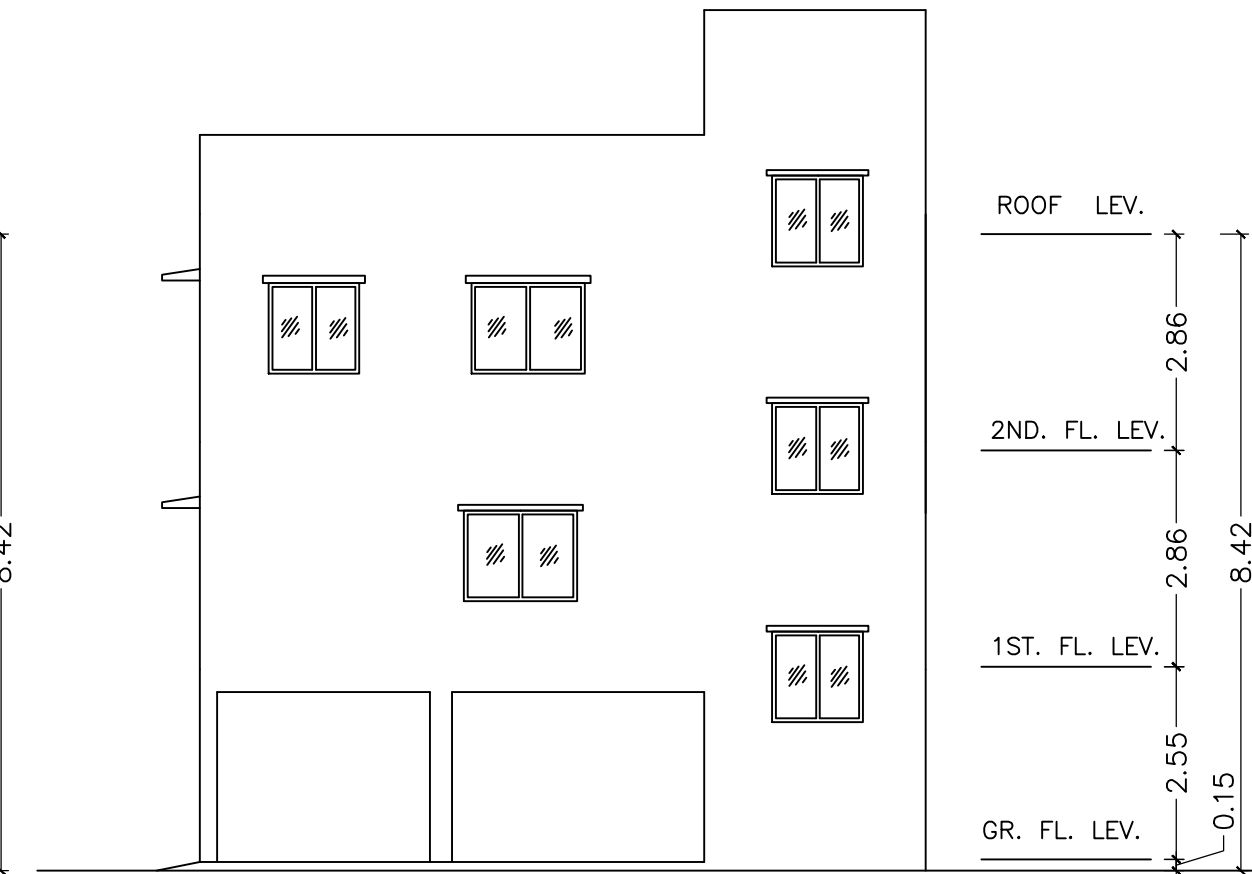
FIRST FLOOR PLAN (Proposed) (SCALE 1:100)



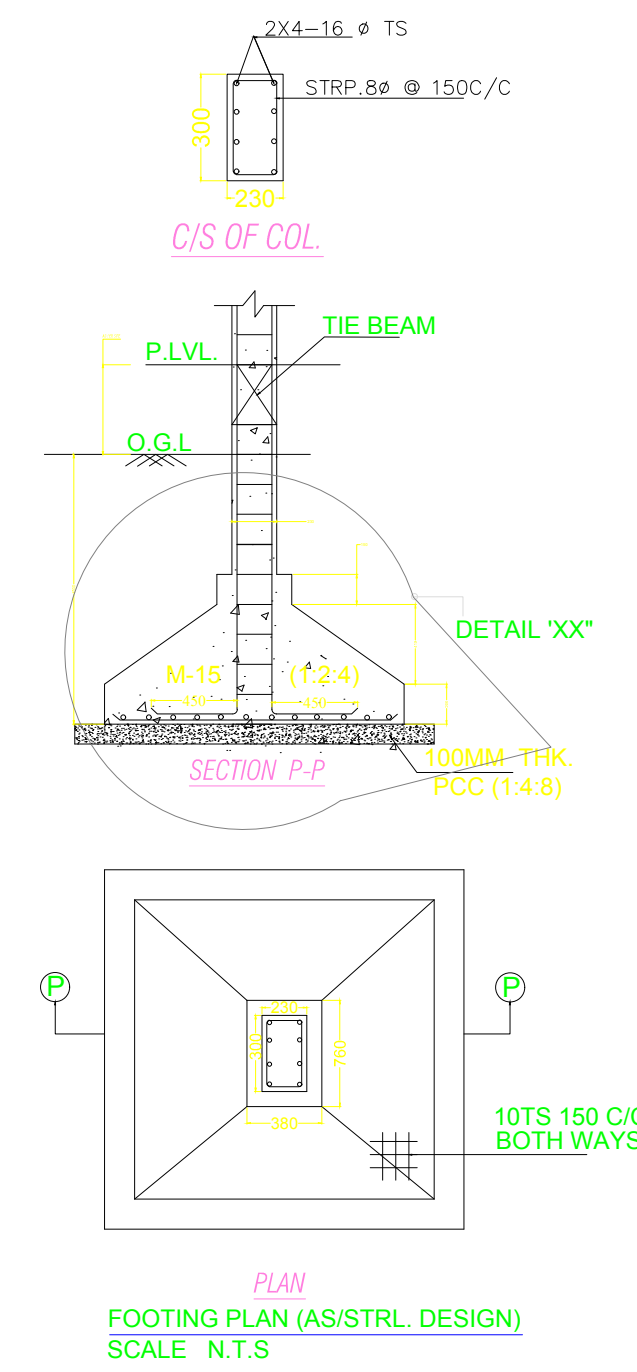
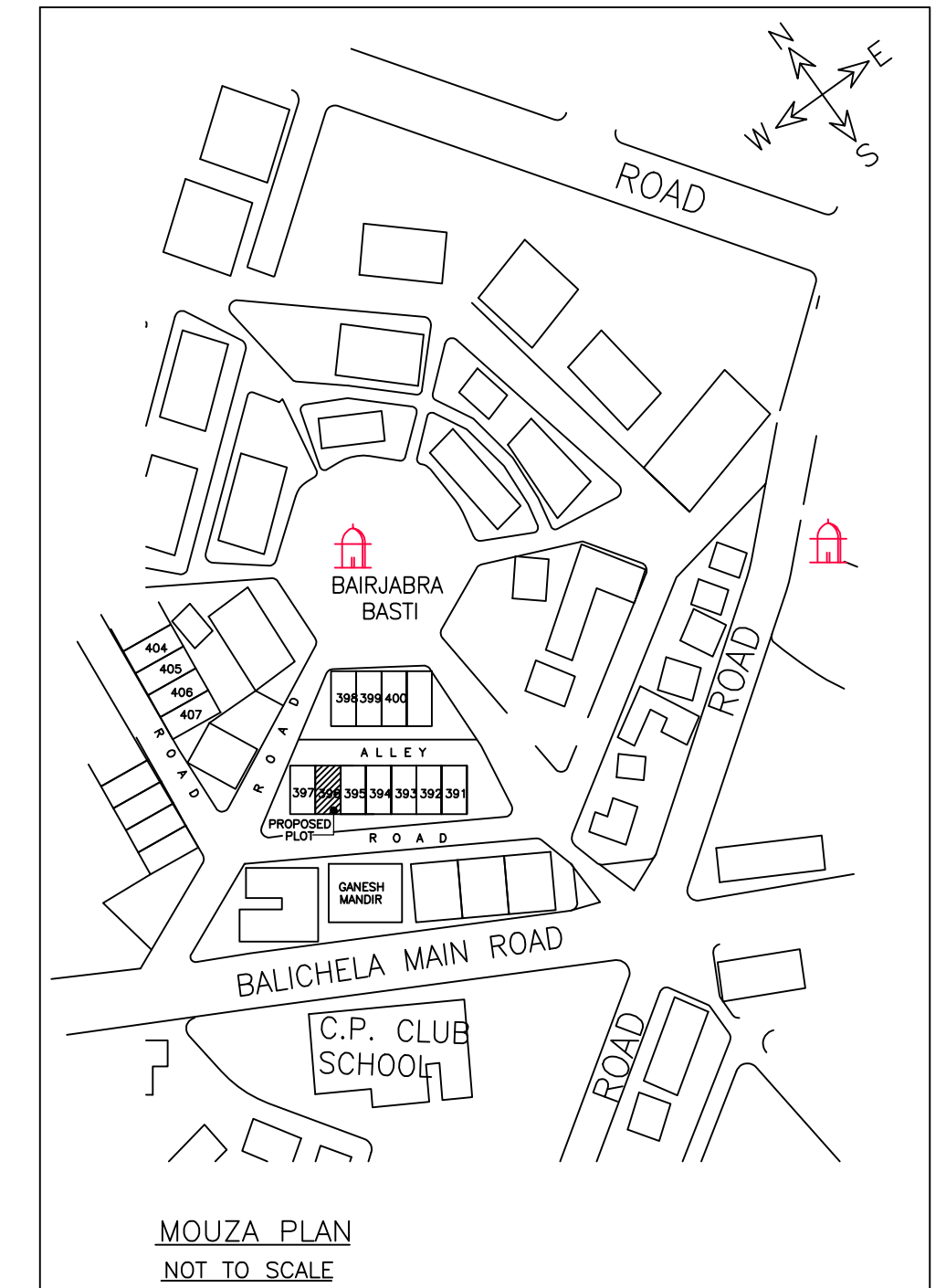
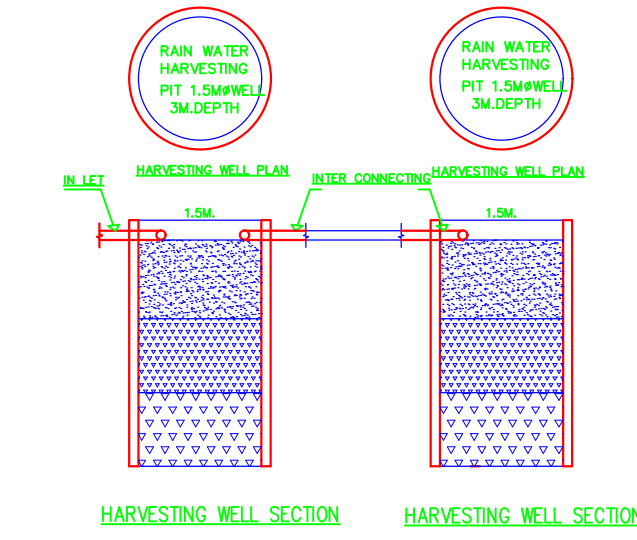
TERRACE FLOOR PLAN (SCALE 1:100)



FRONT ELEVATION (SCALE 1:100)



SIDE - A ELEVATION (SCALE 1:100)



SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RAMESH AGARWAL)	D3	0.80	2.10	02
A (RAMESH AGARWAL)	D2	0.90	2.10	05
A (RAMESH AGARWAL)	D1	1.20	2.10	02

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RAMESH AGARWAL)	V	0.60	0.60	02
A (RAMESH AGARWAL)	W3	0.90	1.20	01
A (RAMESH AGARWAL)	W2	1.20	1.20	05
A (RAMESH AGARWAL)	W1	1.50	1.20	04
A (RAMESH AGARWAL)	W	2.60	1.20	01

UnitBUA Table for Building :A (RAMESH AGARWAL)

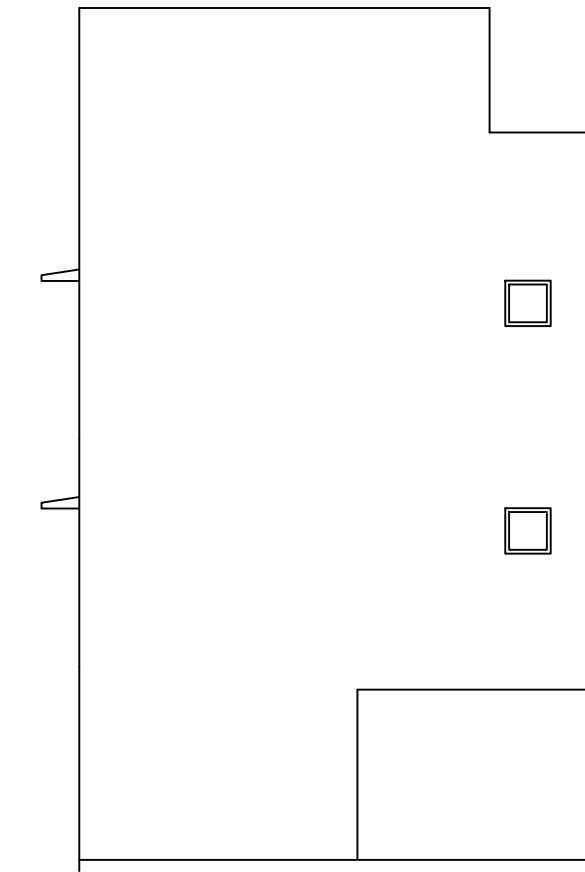
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
FIRST FLOOR PLAN	SPLIT A	FLAT	133.76	121.71	4	1
SECOND FLOOR PLAN	SPLIT A	FLAT	0.00	0.00	5	0
Total:	-	-	133.76	121.71	9	1

Building :A (RAMESH AGARWAL)

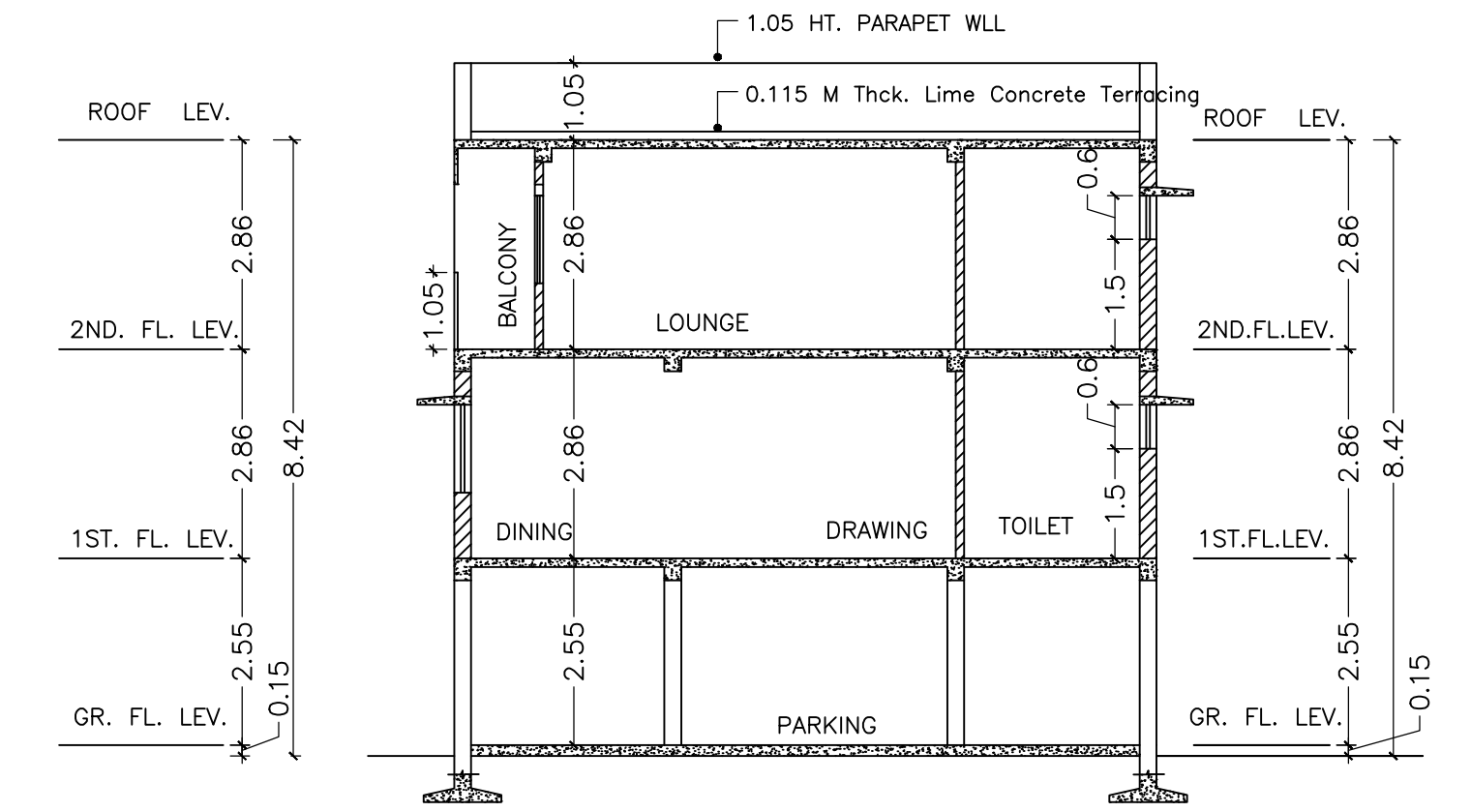
Floor Name	Total Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.) Resi.	Add Area in FAR (Sq.mt.) Stair	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
Parking Floor	8.28	0.00	8.28	8.28	8.28	00
First Floor	66.88	66.88	0.00	66.88	66.88	01
Second Floor	66.88	66.88	0.00	66.88	66.88	00
Terrace Floor	0.00	0.00	0.00	0.00	0.00	00
Total :	142.04	133.76	8.28	142.04	142.04	01
Total Number of Same Buildings	1					
Total :	142.04	133.76	8.28	142.04	142.04	01

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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RARE SIDE ELEVATION  
SCALE-1:100



SECTION -- Y-Y  
SCALE-1:100

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Shreyashi Halder JNAC/DFTMN/0009/2016			