

AREA STATEMENT JAMSHEDPUR NAC	VERSION NO.: 1.0.55 VERSION DATE: 16/10/2020
PROJECT DETAIL:	
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Public Utility
District: EAST SINGHBHUM	Plot SubUse: Sub-Station
Authority: JAMSHEDPUR NAC	PlotNearbyReligiousStructure: NA
Inward_No: JNAC/EP/0091/W7/2019	Plot/SubPlot No: 1962,1963,1964,1966,1967,1968,1969,1970,1972,1973,1975,1976
Application Type: General Proposal	North: Road Width - Sakchi bus stand
Project Type: Building Permission	South: Road Width - 9.0
Nature of Development: New	East: Road Width - Parking
Location of Development Area: Old Area	West: Road Width - 7.5
AREA DETAILS:	
AREA OF PLOT (Minimum)	(A) 5833.93
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions) 5833.93
Deduction for Balance Plot Area(from Gross Plot Area)	
Common Plot	317.69
Total	317.69
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions) 5516.24
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions) 5833.93
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions) 5833.93
COVERAGE CHECK	
Permissible Coverage area ( 50.00 % )	2916.97
Proposed Coverage Area ( 9.03 % )	526.86
Total Prop. Coverage Area ( 9.03 % )	526.86
Balance coverage area ( 40.97 % )	2390.11
FAR CHECK	
Perm. FAR Area ( 2.50 )	14584.83
Total Perm. FAR area	14584.83
Special FAR	1046.16
Proposed FAR Area	1046.16
Total Proposed FAR Area	1046.16
Consumed FAR (Factor)	0.18
Balance FAR Area	13538.67
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	1084.99
ARCHITECT (Regd)	Jatinder Singh
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	Tata steel
DEVELOPMENT AUTHORITY LOCAL BODY	

COLOR INDEX	
PLOT BOUNDARY	
ABUTTING ROAD	
PROPOSED CONSTRUCTION	
COMMON PLOT	
ROAD WIDENING AREA	
EXISTING (To be retained)	
EXISTING (To be demolished)	

Buildingwise Floor FAR Details

Floor Name	Building Name SUBSTATION (BLOCK)		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	546.28	526.86	546.28	526.86
First Floor	538.71	519.29	538.71	519.29
Terrace Floor	0.00	0.00	0.00	0.00
Total :	1084.99	1046.15	1084.99	1046.15

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
SUBSTATION (BLOCK)	Public Utility	Public Utility Bldg	Non-Highrise

Required Parking(Table 7a)

Building Name	Type	SubUse	Area (Sq.mt.)	Units		Car		TwoWheeler		
				Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.	Reqd./Unit	Reqd.
SUBSTATION (BLOCK)	Public Utility	Public Utility Bldg	> 0	100	1046.16	1	7	-	-	-
			> 0	100	1046.16	-	-	-	1	22
Total :			-	-	-	-	7	9	-	22

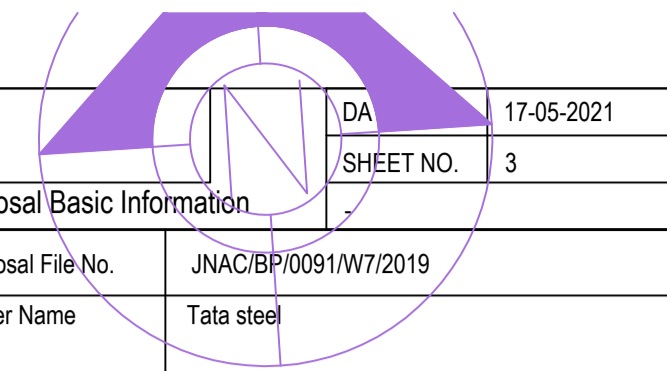
Parking Check (Table 7b)

Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	9	112.50
Total Car	7	87.50	9	112.50
TwoWheeler	-	-	23	46.00
Total TwoWheeler	22	44.00	23	46.00
Total		131.50		204.50

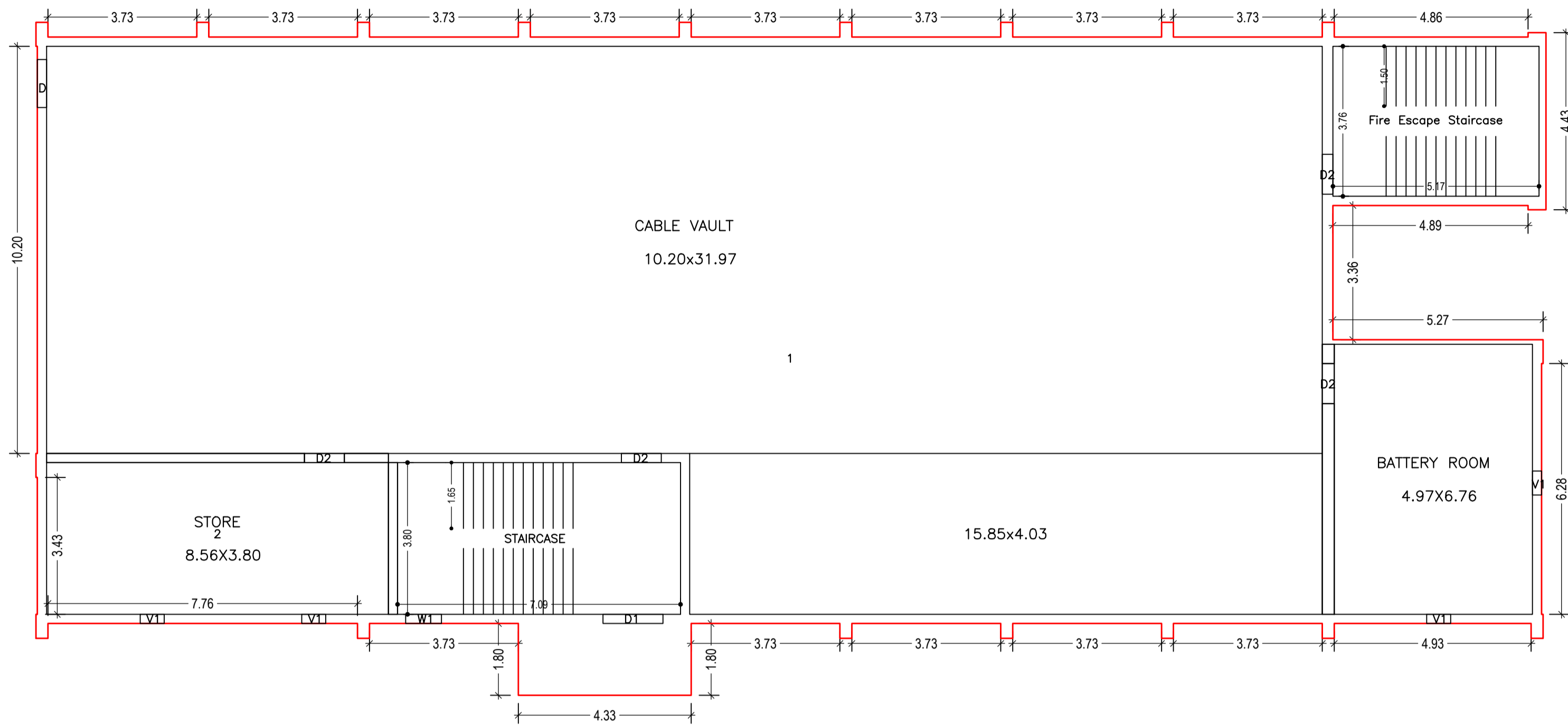
FAR & Tenement Details (Table 4c-1)

Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)		Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
			StairCase	Public Utility				
SUBSTATION (BLOCK)	1	1084.99	38.84		1046.16	1046.15	1046.15	04
Grand Total :	1	1084.99	38.84		1046.16	1046.15	1046.15	04

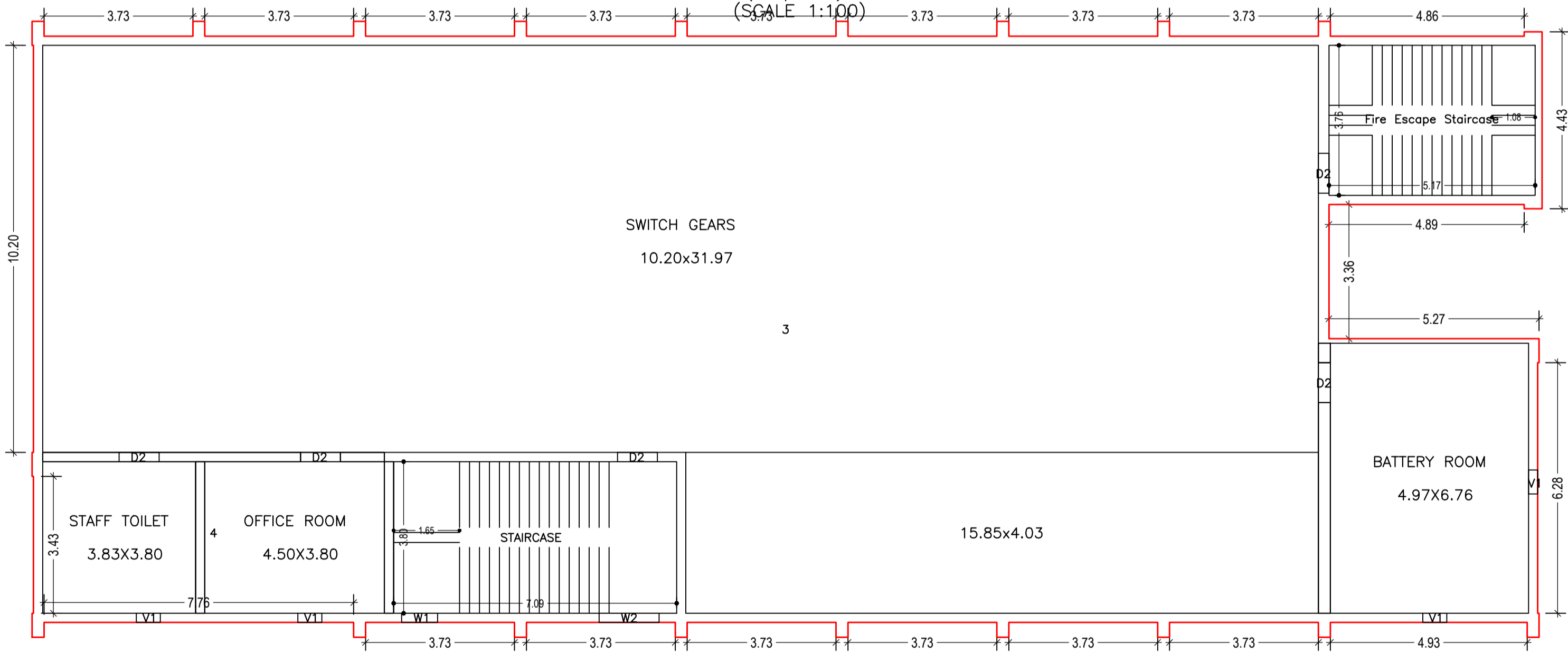
LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
Jatinder Singh JNAC/ARC/0005/2018			



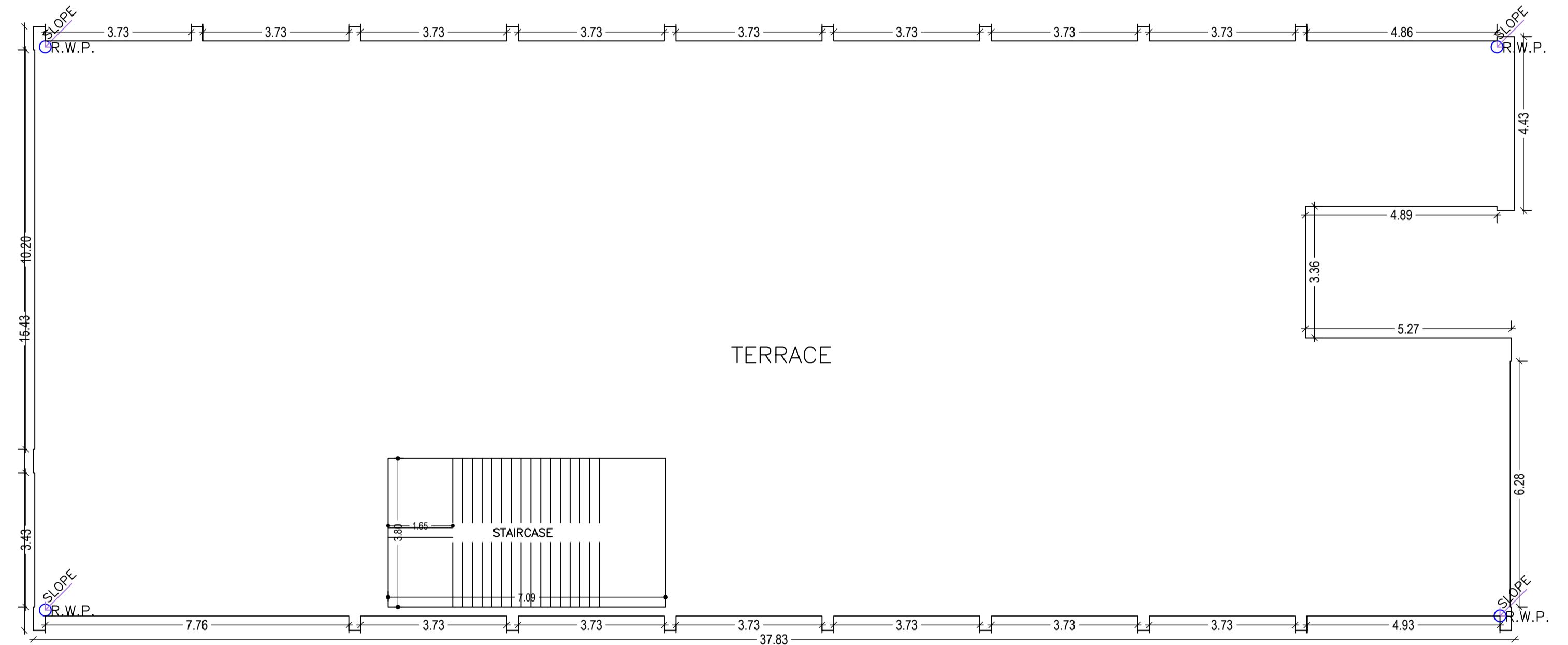
Proposal Basic Information	
Proposal File No.	JNAC/BP/0091/W7/2019
Owner Name	Tata steel
Khata No	245
Plot No	1962,1963,1964,1966,1967,1968,1969,1970,1972,1973,19
Village Name	SAKCHI
Use	Public Utility
SubUse	Sub-Station



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

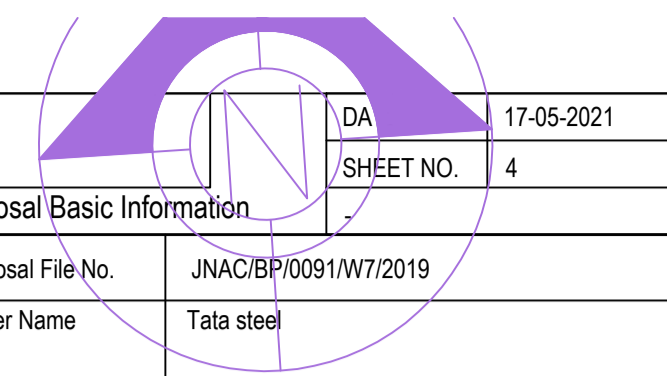


FIRST FLOOR PLAN  
(Proposed)  
(SCALE 1:100)



TERRACE FLOOR PLAN  
(SCALE 1:100)

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
Jatinder Singh JNAC/ARC/0005/2018			



Proposal Basic Information	
Proposal File No.	JNAC/BP/0091/W7/2019
Owner Name	Tata steel
Khata No	245
Plot No	1962,1963,1964,1966,1967,1968,1969,1970,1972,1973,1973.15
Village Name	SAKCHI
Use	Public Utility
SubUse	Sub-Station

Building :SUBSTAION (BLOCK)

Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)		Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Trmt (No.)
		StairCase	Public Utility				
Ground Floor		19.42	526.86	526.86	526.86	526.86	02
First Floor	538.71	19.42	519.29	519.29	519.29	519.29	02
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	1084.99	38.84	1046.16	1046.15	1046.15	1046.15	04
Total Number of Same Buildings :	1						
Total :	1084.99	38.84	1046.16	1046.15	1046.15	1046.15	04

UnitBUA Table for Building :SUBSTAION (BLOCK)

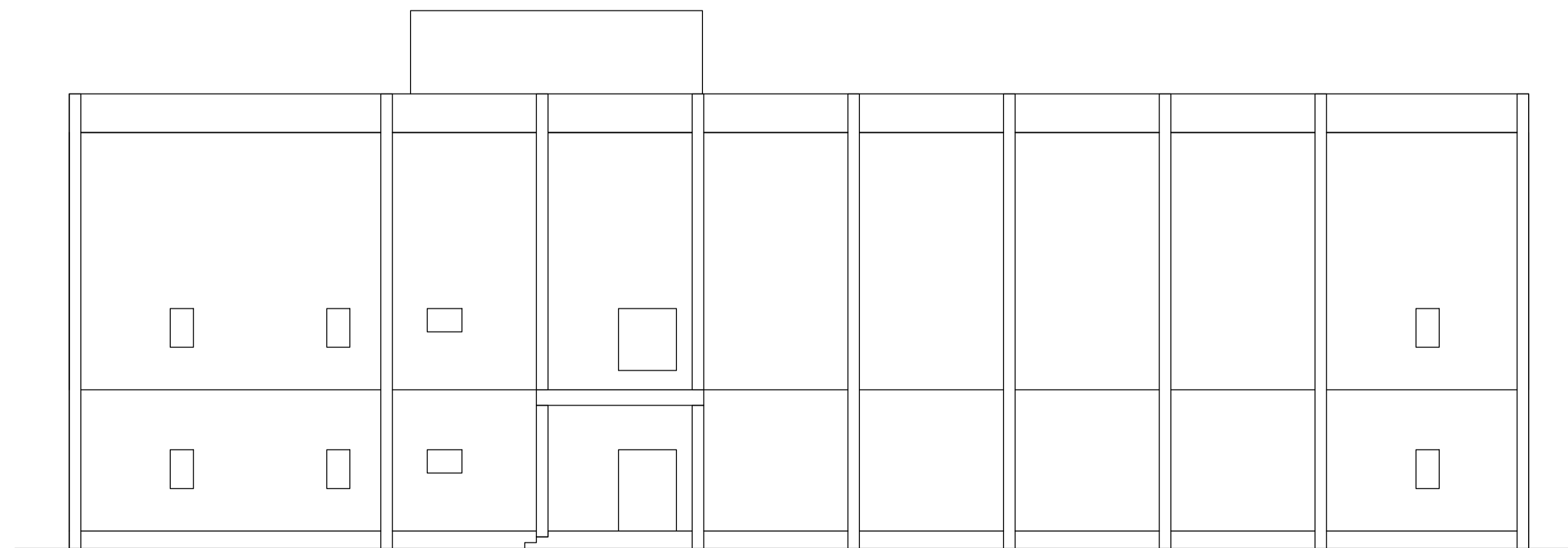
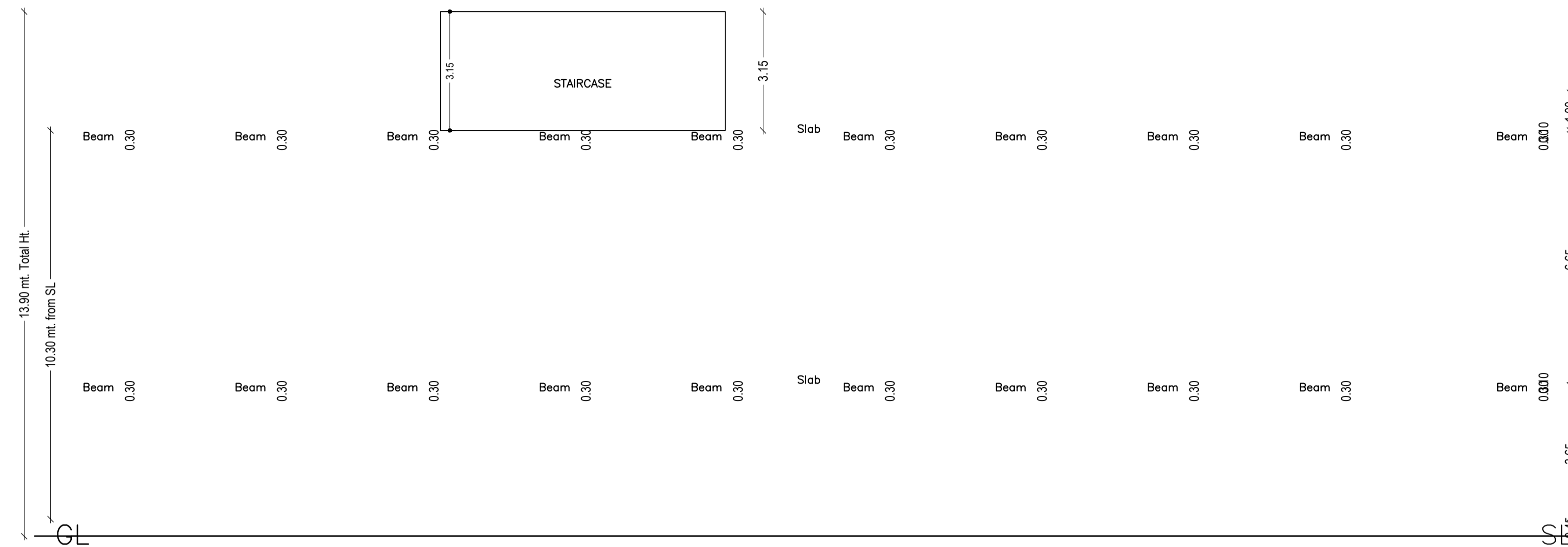
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	1	Public Utility Area	425.54	423.81	2	2
	2	Public Utility Area	34.51	32.77	1	
FIRST FLOOR PLAN	3	Public Utility Area	425.54	423.81	2	2
	4	Public Utility Area	34.51	31.90	2	
Total:	-	-	920.10	912.28	7	4

SCHEDULE OF DOOR:

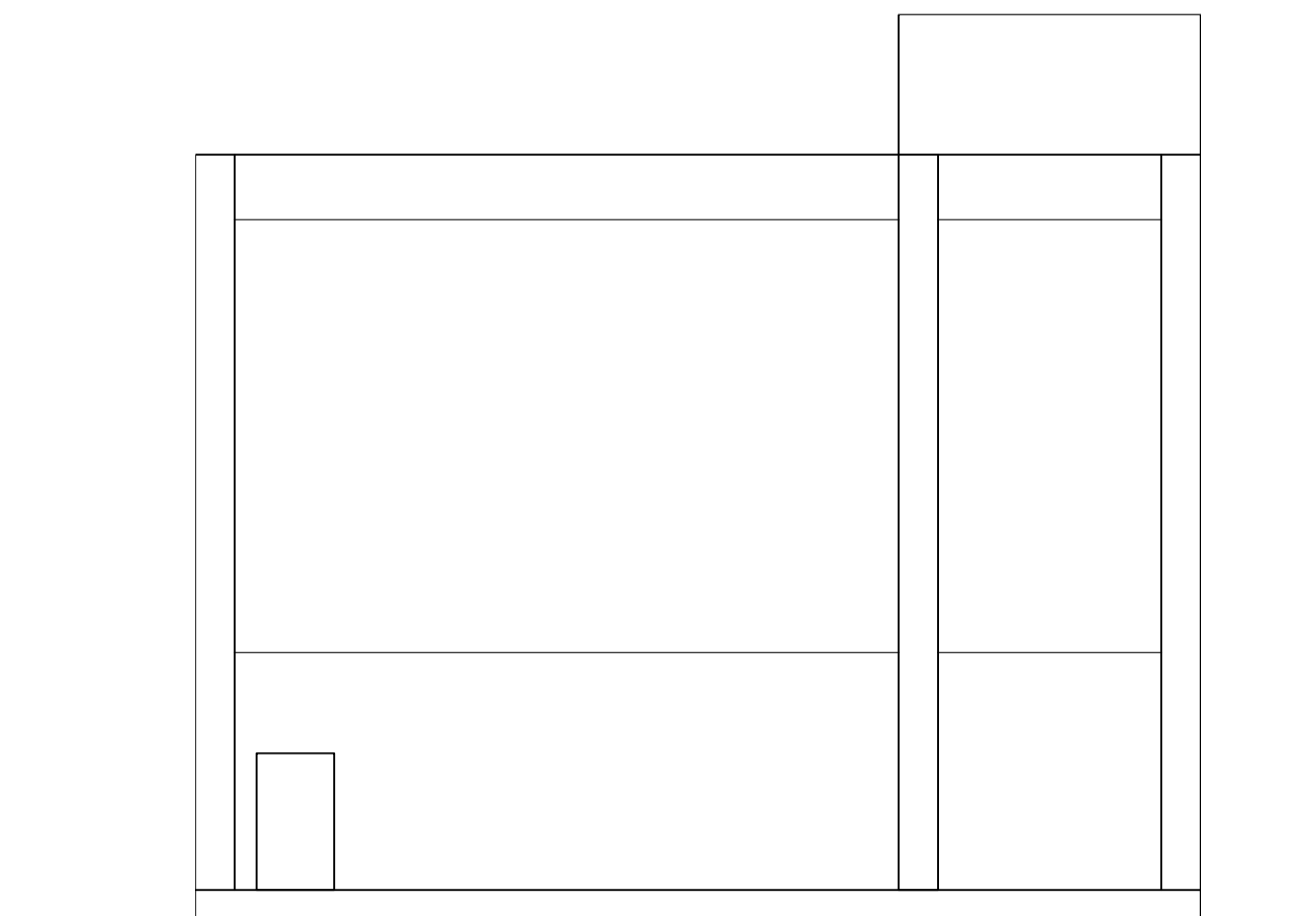
		LENGTH	HEIGHT	
SUBSTAION (BLOCK)	D2	1.00	2.10	02
SUBSTAION (BLOCK)	D2	1.00	2.40	07
SUBSTAION (BLOCK)	D	1.20	2.10	01

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
SUBSTAION (BLOCK)	V1	0.60	0.60	08
SUBSTAION (BLOCK)	W1	0.90	0.60	02
SUBSTAION (BLOCK)	W2	1.50	1.60	01

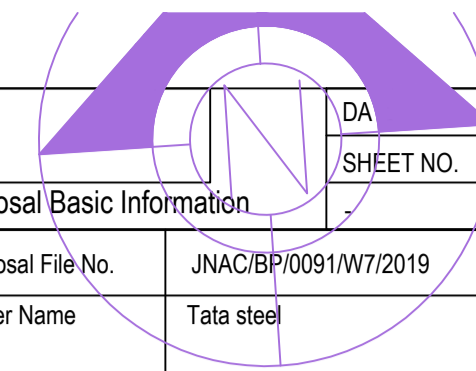


FRONT ELEVATION



LEFT SIDE ELEVATION

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
Jatinder Singh JNAC/ARC/0005/2018			



Proposal Basic Information	
Proposal File No.	JNAC/BP/0091/W7/2019
Owner Name	Tata steel
Khata No	245
Plot No	1962,1963,1964,1966,1967,1968,1969,1970,1972,1973,19
Village Name	SAKCHI
Use	Public Utility
SubUse	Sub-Station

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
Jatinder Singh JNAC/ARC/0005/2018			