

SITE PLAN
SCALE-1:100

SITE PLAN

FAR & Tenement Details (Table 4c-1)

Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.) Parking	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.)
A (MULCHAND SAHU)	1	135.39	33.78	90.26	11.35	101.61	101.61	01
Grand Total :	1	135.39	33.78	90.26	11.35	101.61	101.61	01

Proposal Basic Information

Proposal File No.	JNAC/BP/0063/W11/2020
Owner Name	MULCHAND SAHU
Khata No	NIL
Plot No	89
Village Name	SAKCHI
Use	Residential
SubUse	Semidetached

AREA STATEMENT JAMSHEDPUR NAC	VERSION NO.: 1.0.49 VERSION DATE: 22/06/2020
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/0063/W11/2020	PlotSubPlot No: 89
Application Type: General Proposal	North: Plot No. - 88
Project Type: Building Permission	South: Plot No. - 90
Nature of Development: New	East: Road Width - 7.20 M
Location of Development Area: Old Area	West: Road Width - 4.50 M
AREA DETAILS:	
AREA OF PLOT (Minimum)	(A) 74.27
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions) 74.27
Deduction for Balance Plot Area(from Gross Plot Area)	
Common Plot	6.08
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions) 68.18
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions) 74.27
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions) 74.27
COVERAGE CHECK	
Permissible Coverage area (70.00 %)	51.99
Proposed Coverage Area (60.77 %)	45.13
Total Prop. Coverage Area (60.77 %)	45.13
Balance coverage area (9.24 %)	6.86
FAR CHECK	
Perm. FAR Area (2.50)	185.67
Total Perm. FAR area	185.67
Residential FAR	90.25
Proposed FAR Area	101.61
Total Proposed FAR Area	101.61
Consumed FAR (Factor)	1.37
Balance FAR Area	84.06
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	135.39
ARCHITECT (Regd)	Shreyashi Haldar
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	MULCHAND SAHU
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

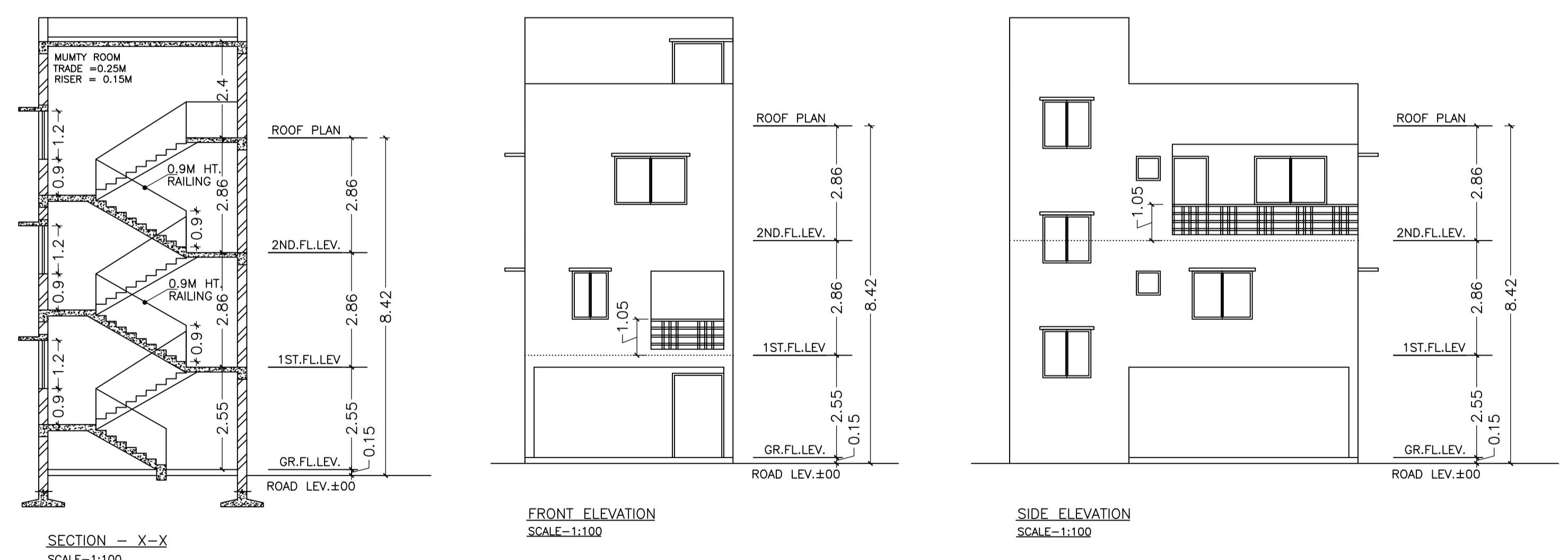
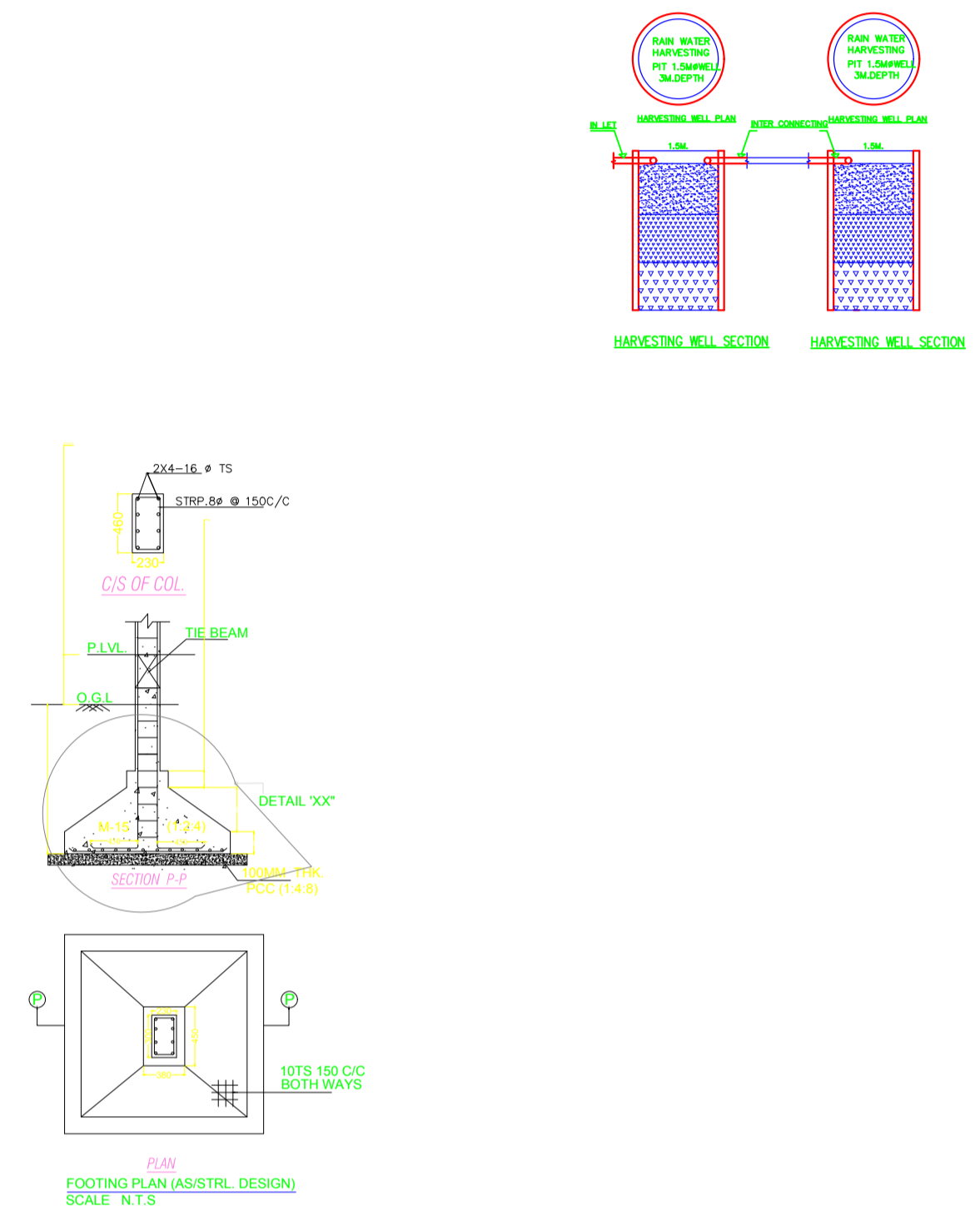
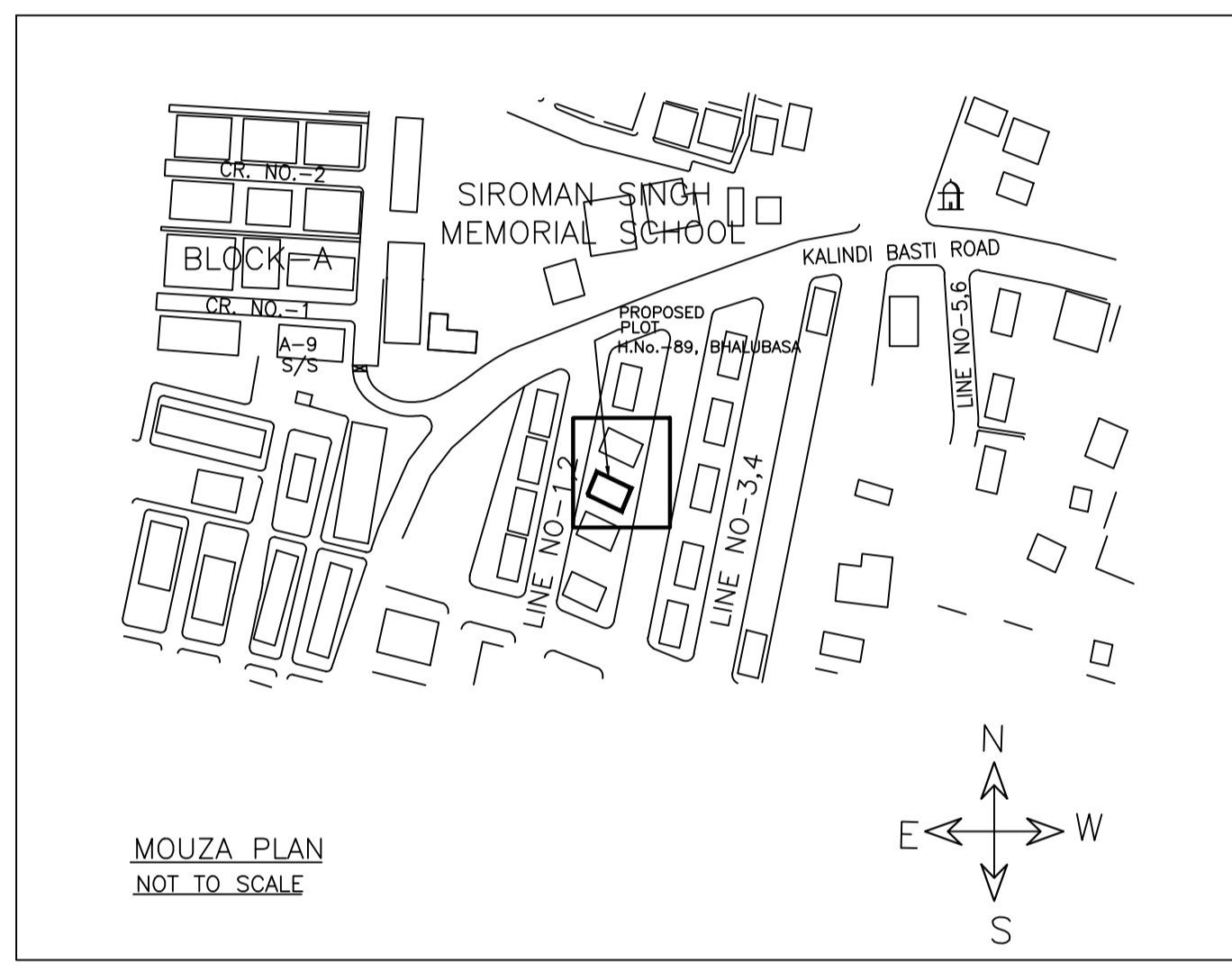
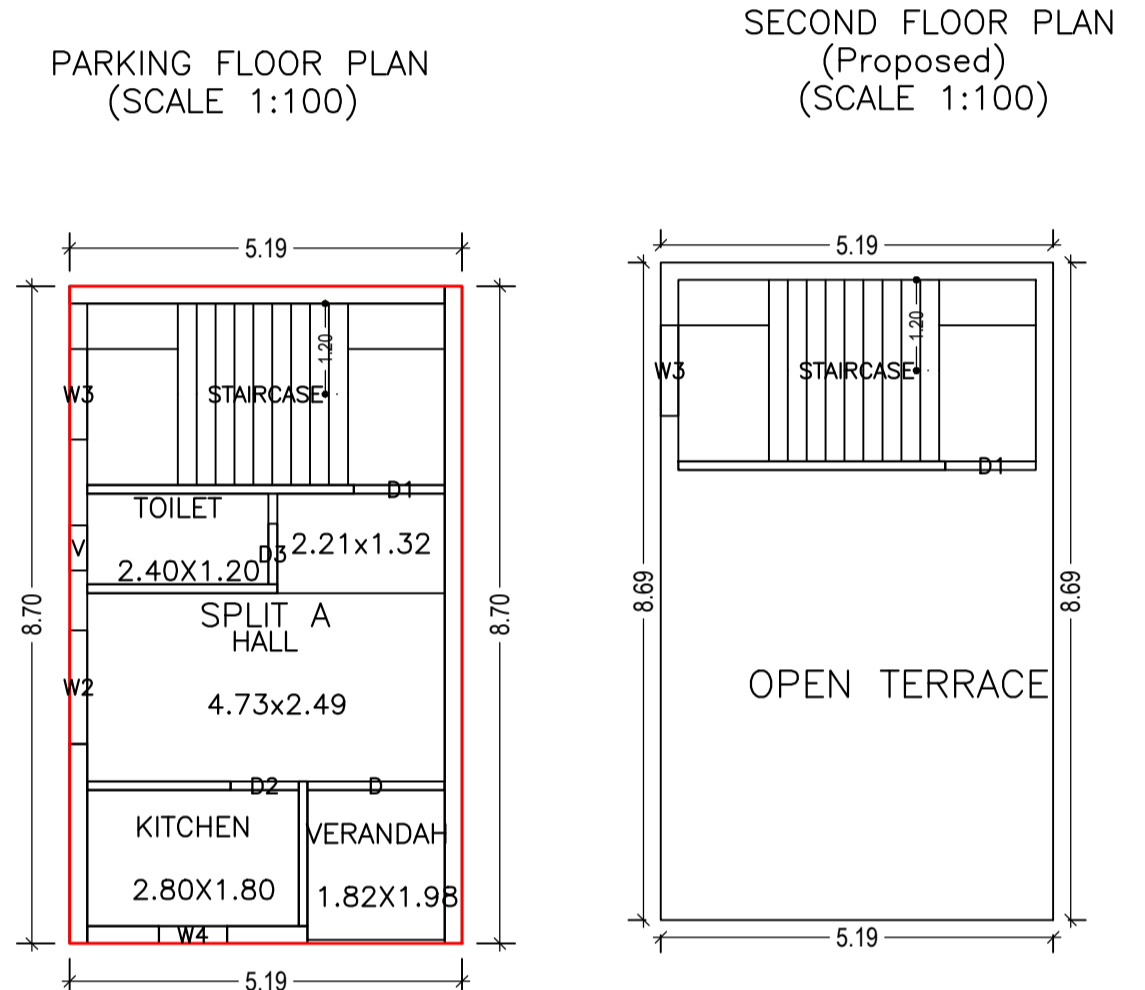
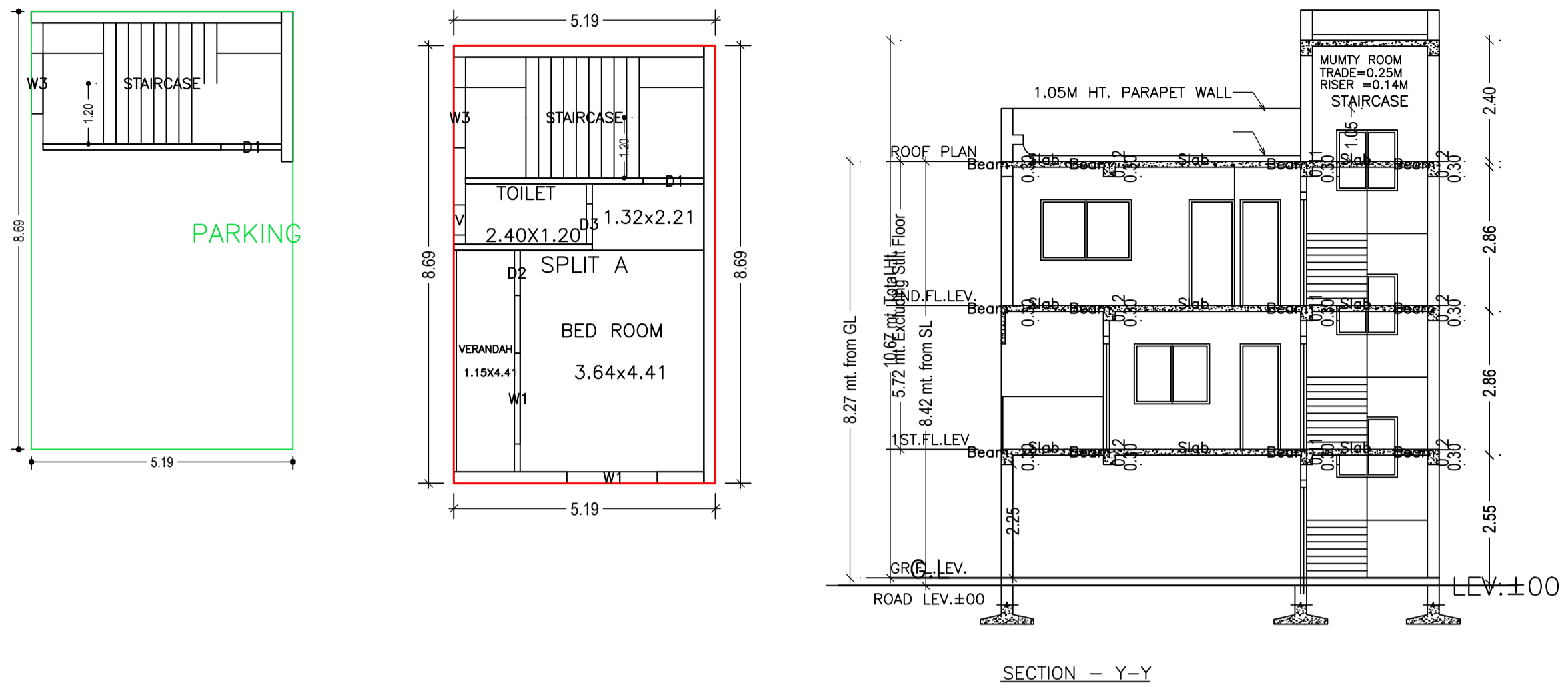
Floor Name	Building Name A (MULCHAND SAHU)		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Parking Floor	45.13	11.35	45.13	11.35
First Floor	45.13	45.13	45.13	45.13
Second Floor	45.13	45.13	45.13	45.13
Terrace Floor	0.00	0.00	0.00	0.00
Total :	135.39	101.61	135.39	101.61

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
A (MULCHAND SAHU)	Residential	Semidetached	Non-Highrise

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

Proposal Basic Information	
Proposal File No.	JNAC/BP/0063/W11/2020
Owner Name	MULCHAND SAHU
Khata No	NIL
Plot No	89
Village Name	SAKCHI
Use	Residential
SubUse	Semidetached



SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (MULCHAND SAHU)	D3	0.80	2.10	02
A (MULCHAND SAHU)	D2	0.90	2.10	02
A (MULCHAND SAHU)	D1	1.20	2.10	02
A (MULCHAND SAHU)	D	1.81	2.10	01

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (MULCHAND SAHU)	V	0.60	0.60	02
A (MULCHAND SAHU)	W4	0.90	1.20	01
A (MULCHAND SAHU)	W3	1.20	1.20	04
A (MULCHAND SAHU)	W2	1.50	1.20	01
A (MULCHAND SAHU)	W1	1.80	1.20	02

UnitBUA Table for Building :A (MULCHAND SAHU)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
FIRST FLOOR PLAN	SPLIT A	FLAT	90.25	80.19	4	1
SECOND FLOOR PLAN	SPLIT A	FLAT	0.00	0.00	3	0
Total:	-	-	90.25	80.19	7	1

Building :A (MULCHAND SAHU)

Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)	Proposed FAR Area (Sq.mt.)			Total Consumed Additional FAR Area (Sq.mt.)	Trmt (No.)
			Parking	Resi.	Stair		
Parking Floor	45.13	33.78	0.00	11.35	11.35	11.35	00
First Floor	45.13	0.00	45.13	0.00	45.13	45.13	01
Second Floor	45.13	0.00	45.13	0.00	45.13	45.13	00
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	135.39	33.78	90.26	11.35	101.61	101.61	01
Total Number of Same Buildings	1						
Total :	135.39	33.78	90.26	11.35	101.61	101.61	01

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