

SITE PLAN

(Scale - 1:200)

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.)	Tnmt (No.)
A (BUILDING)	1	414.77	414.77	414.77	414.77	01
Grand Total :	1	414.77	414.77	414.77	414.77	01

Proposal Basic Information

Proposal File No.	JNAC/BP/0105/W1/2020
Owner Name	Mr.BIMAL KUMAR GUPTA & Mrs.LAXMI DEVI
Khata No	413
Plot No	586
Village Name	SONARI
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

AREA STATEMENT	VERSION NO. : 1.0.53
JAMSHEDPUR NAC	VERSION DATE: 16/10/2020
PROJECT DETAIL:	
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential
District: EAST SINGHBHUM	Plot SubUse: Bungalow/ Dwelling / Non Apartment
Authority: JAMSHEDPUR NAC	PlotNearby/ReligiousStructure: NA
Inward_No: JNAC/BP/0105/W1/2020	PlotSubPlot No: 586
Application Type: General Proposal	North: Plot No. - MIG-52
Project Type: Building Permission	South: Road Width - 6.10
Nature of Development: New	East: Plot No. - MIG-46
Location of Development Area: Old Area	West: Plot No. - MIG-48
AREA DETAILS:	
AREA OF PLOT (Minimum)	(A) 225.69 SQ.MT.
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions) 225.69
Deduction for Balance Plot Area(from Gross Plot Area)	
Common Plot Total	12.74
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions) 212.95
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions) 225.69
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions) 225.69
COVERAGE CHECK	
Permissible Coverage area (70.00 %)	157.98
Proposed Coverage Area (54.89 %)	123.87
Total Prop. Coverage Area (54.89 %)	123.87
Balance coverage area (15.11 %)	34.11
FAR CHECK	
Perm. FAR Area (2.50)	564.22
Total Perm. FAR area	564.22
Residential FAR	414.77
Proposed FAR Area	414.77
Total Proposed FAR Area	414.77
Consumed FAR (Factor)	1.84
Balance FAR Area	149.45
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	414.77
ARCHITECT (Regd)	NIKHIL SHUKLA
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	Mr BIMAL KUMAR GUPTA & Mrs LAXMI DEVI
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)	Blue
EXISTING (To be demolished)	Yellow

Buildingwise Floor FAR Details

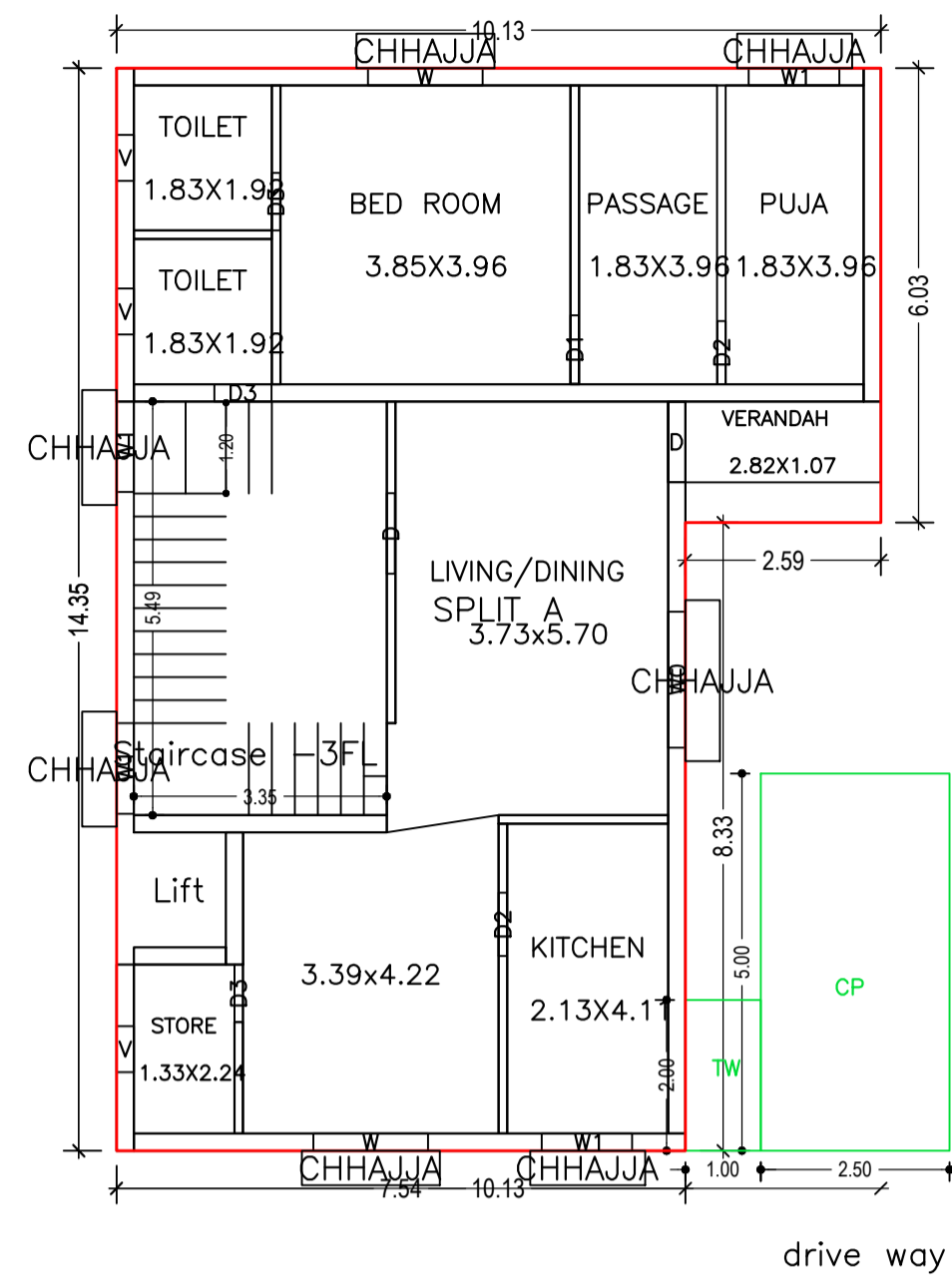
Floor Name	Building Name		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Ground Floor	123.87	123.87	123.87	123.87
First Floor	145.45	145.45	145.45	145.45
Second Floor	145.45	145.45	145.45	145.45
Terrace Floor	0.00	0.00	0.00	0.00
Total :	414.77	414.77	414.77	414.77

Building USE/SUBUSE Details

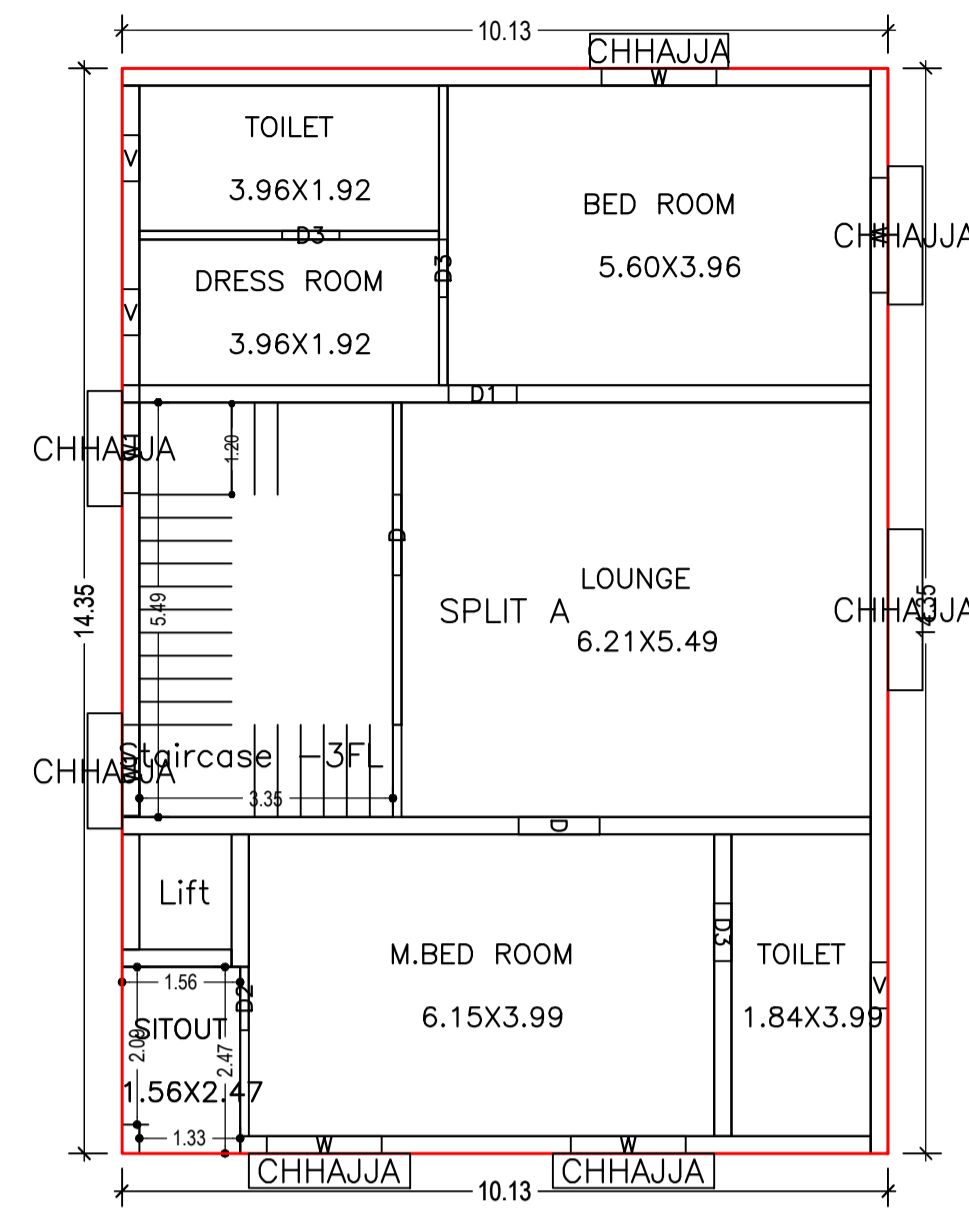
Building Name	Building Use	Building SubUse	Building Structure
A (BUILDING)	Residential	Bungalow/ Dwelling / Non Apartment	Non-Highrise

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
NIKHIL SHUKLA JNAC/ARC/0015/2019			

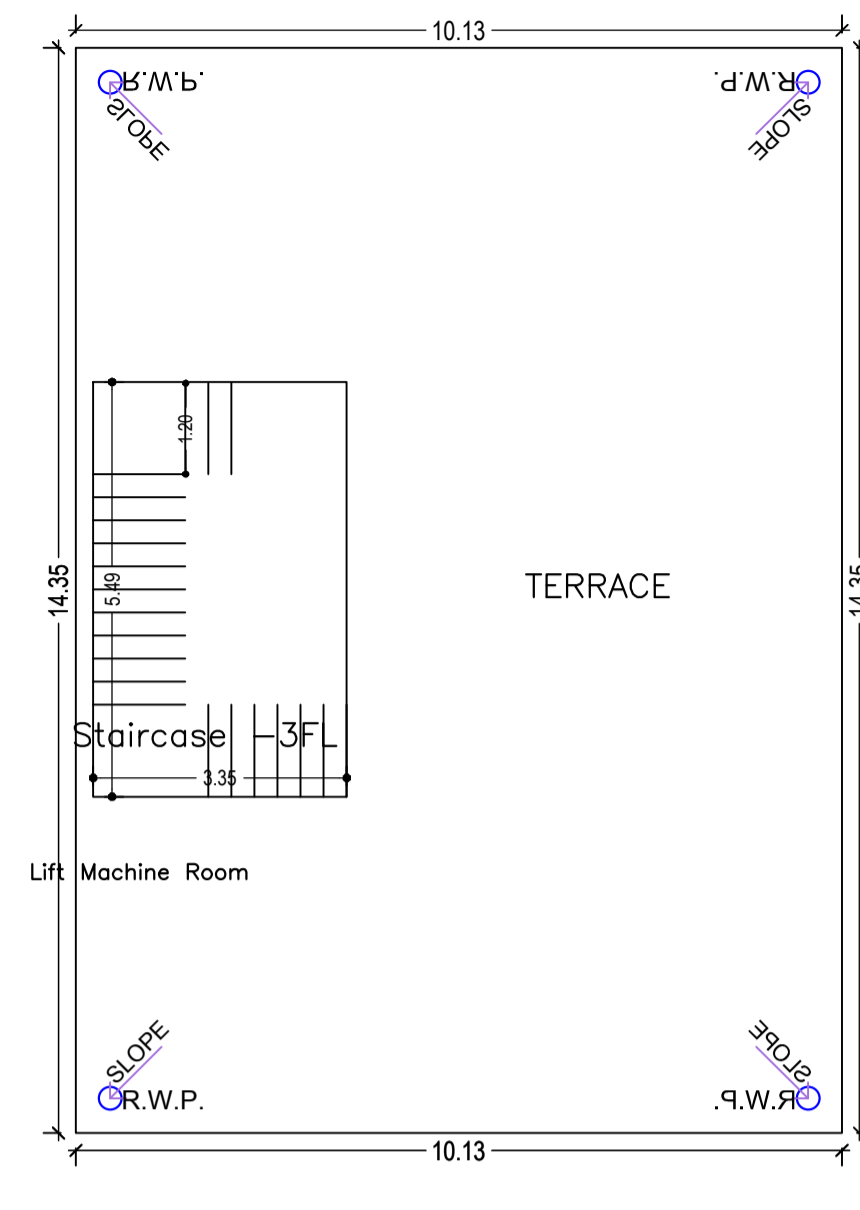
Proposal Basic Information	
Proposal File No.	JNAC/BP/105/W1/2020
Owner Name	Mr.BIMAL KUMAR GUPTA & Mrs.LAXMI DEVI
Khata No	413
Plot No	586
Village Name	SONARI
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment



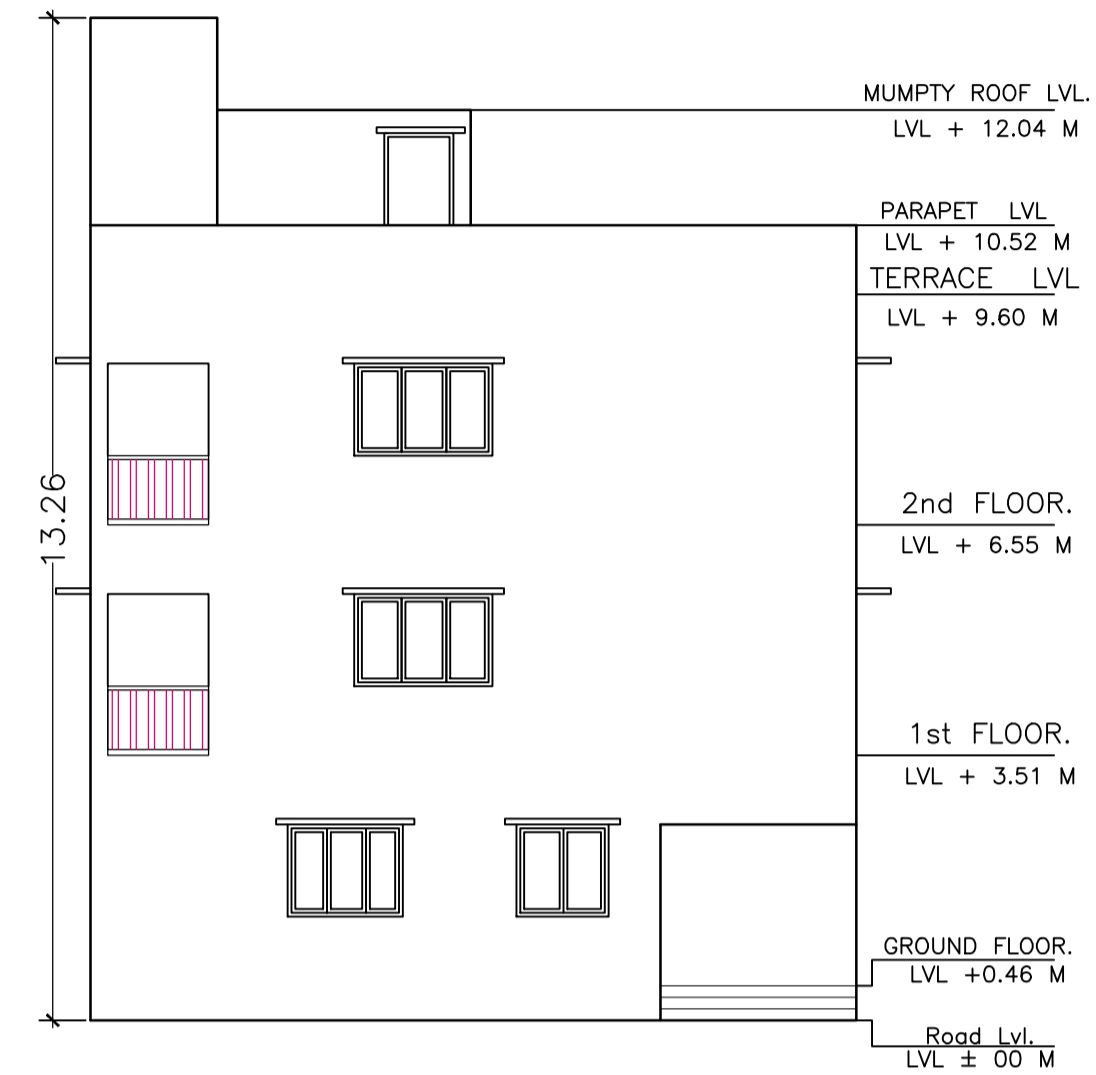
FIRST FLOOR PLAN
(Proposed)
(SCALE 1:100)



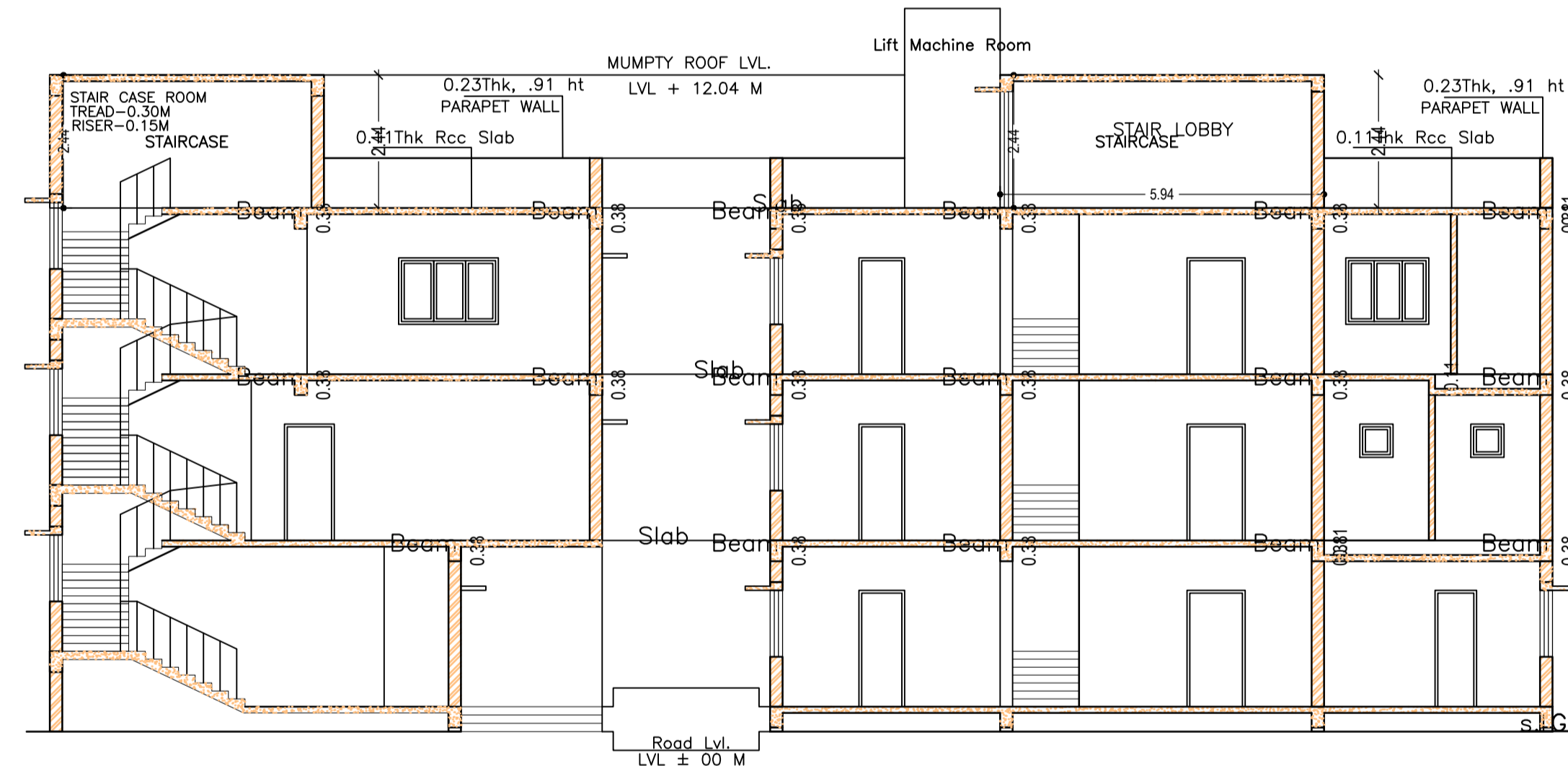
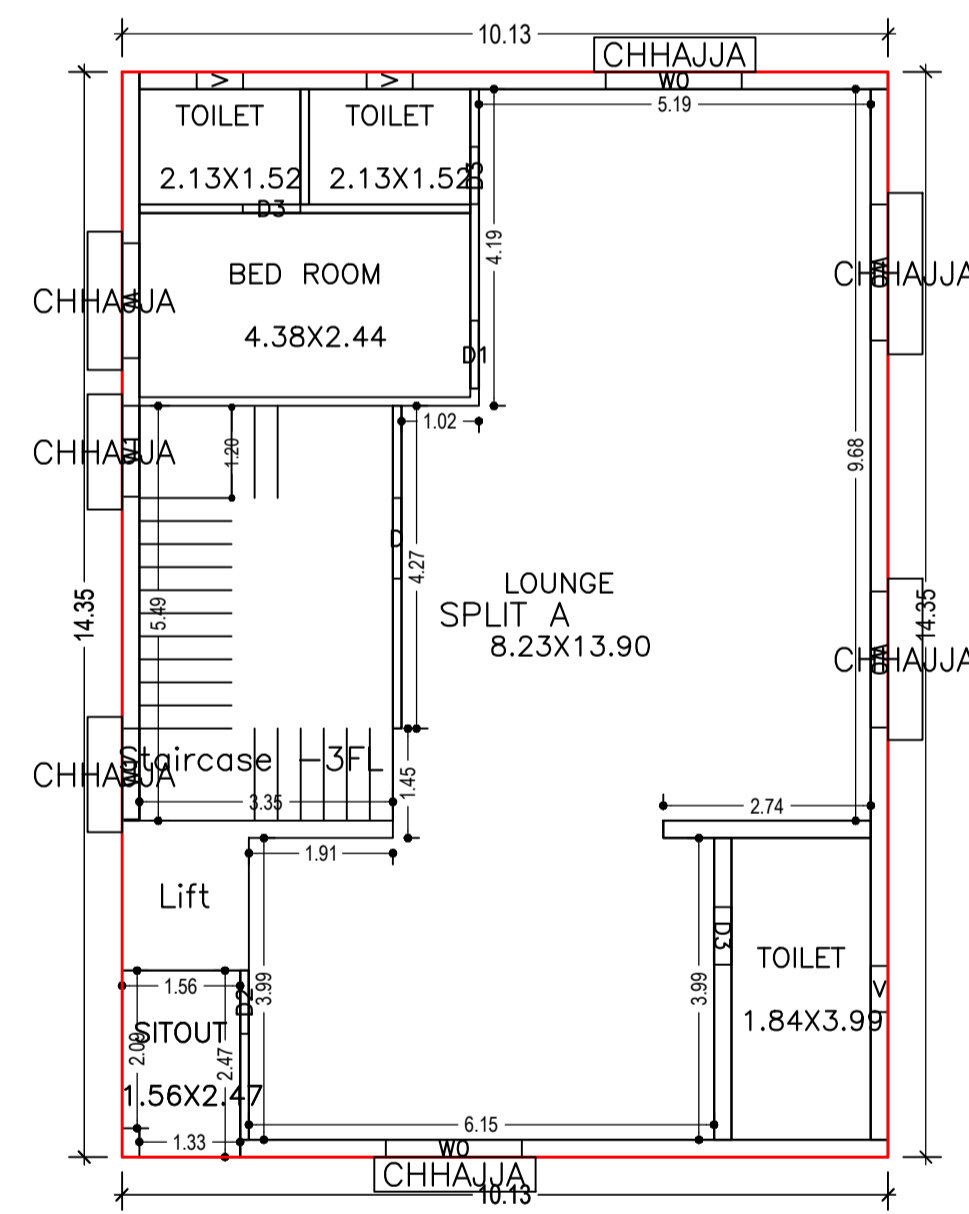
SECOND FLOOR PLAN
(Proposed)
(SCALE 1:100)



TERRACE FLOOR PLAN
(SCALE 1:100)



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



SECTION AT-XX
SCALE-1:100

SECTION AT-YY
SCALE-1:100

Building :A (BUILDING)

Floor Name	Total Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
Ground Floor	123.87	123.87	123.87	123.87	01
First Floor	145.45	145.45	145.45	145.45	00
Second Floor	145.45	145.45	145.45	145.45	00
Terrace Floor	0.00	0.00	0.00	0.00	00
Total :	414.77	414.77	414.77	414.77	01
Total Number of Same Buildings	1				
Total :	414.77	414.77	414.77	414.77	01

SCHEDULE OF DOOR:

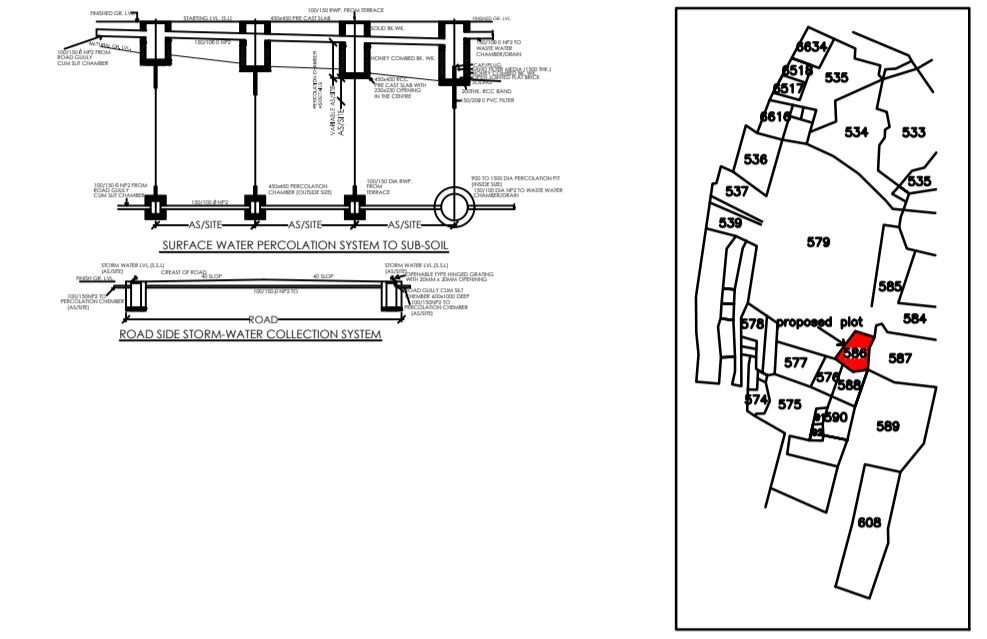
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (BUILDING)	D3	0.76	2.10	09
A (BUILDING)	D2	0.84	2.10	04
A (BUILDING)	D1	0.90	2.10	02
A (BUILDING)	D1	0.91	2.10	01
A (BUILDING)	D	1.07	2.10	05

SCHEDULE OF WINDOW/VENTILATION:

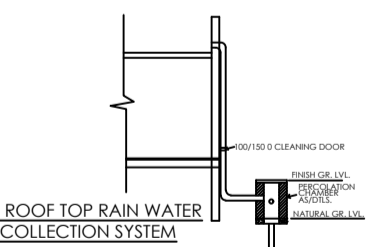
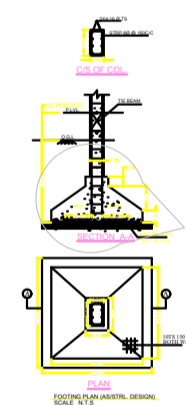
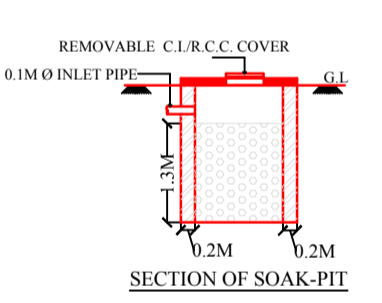
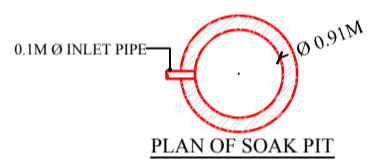
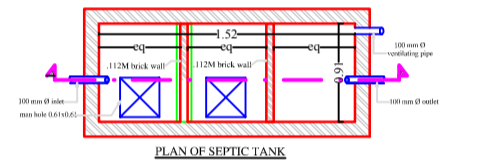
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (BUILDING)	V	0.61	0.61	09
A (BUILDING)	W1	1.20	1.20	08
A (BUILDING)	W	1.52	1.22	07
A (BUILDING)	W0	1.80	1.20	05

UnitBUA Table for Building :A (BUILDING)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT A	FLAT	414.77	369.27	9	1
FIRST FLOOR PLAN	SPLIT A	FLAT	0.00	0.00	8	0
SECOND FLOOR PLAN	SPLIT A	FLAT	0.00	0.00	7	0
Total:	-	-	414.77	369.27	24	1

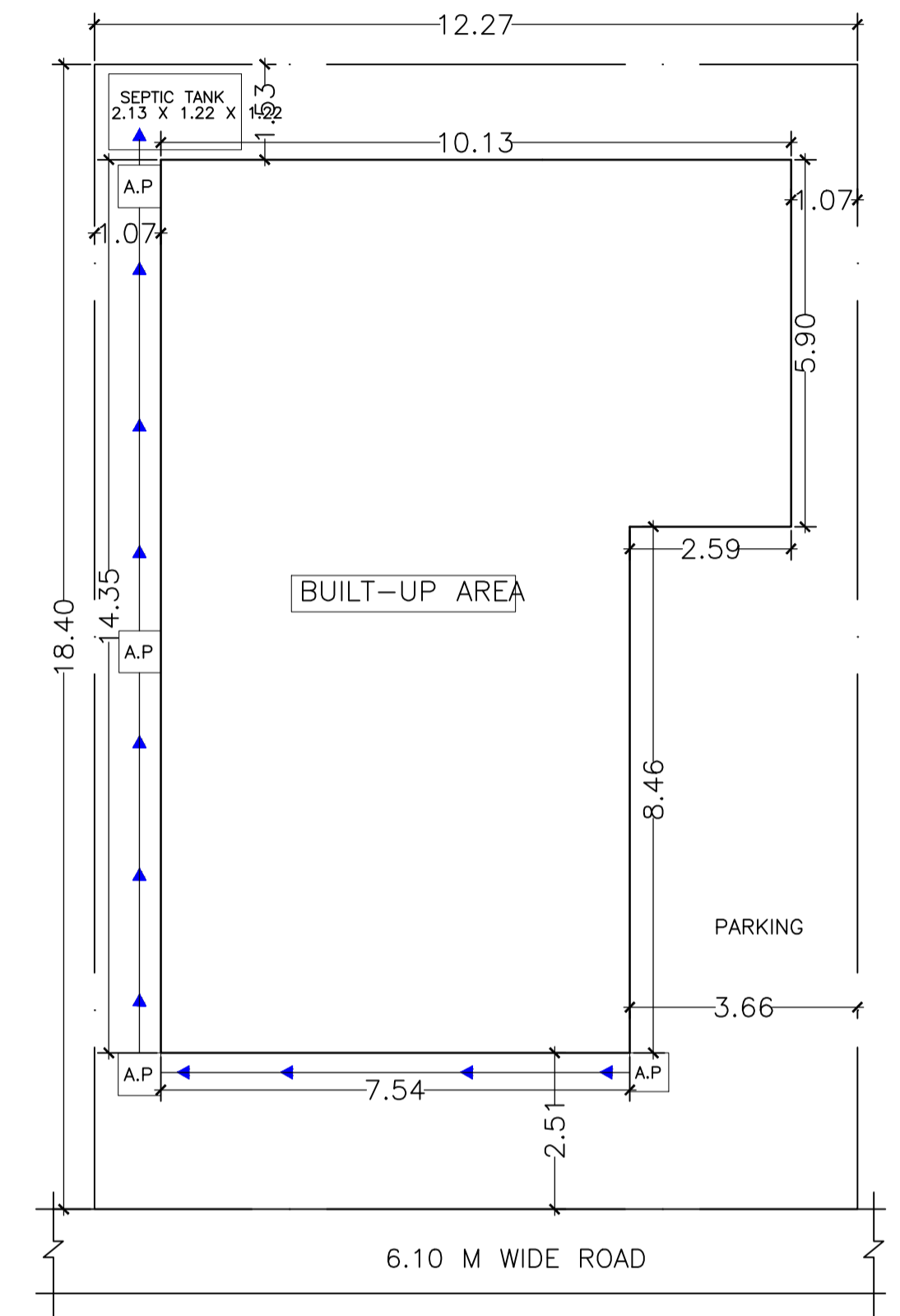


MOUZA PLAN
SCALE - N.T.S

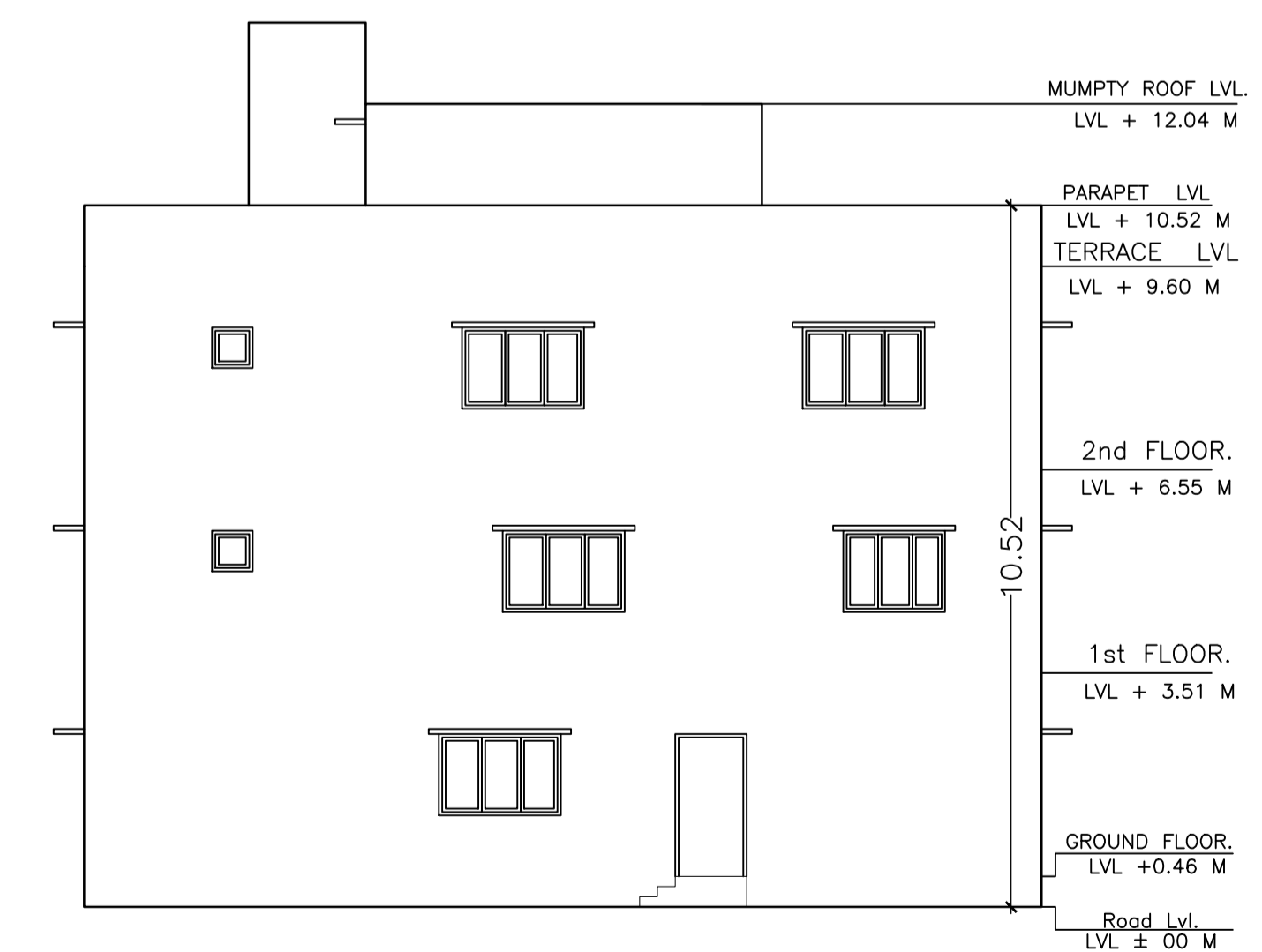


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NIKHIL SHUKLA JNAC/ARC/0015/2019			

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SubUse	Bungalow/ Dwelling / Non Apartment



SITE PLAN
SCALE-1:100



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NIKHIL SHUKLA JNACIARC/0015/2019			