

Proposal Basic Information	
Proposal File No.	JNAC/BP/0019/W7/2020
Owner Name	SRI SRI KRISHNA CHAUDHARY AND SEVEN OTHERS
Khata No	245
Plot No	864
Village Name	SAKCHI
Use	Mixed
SubUse	Resi+Comm

AREA STATEMENT	VERSION NO.: 1.0.46
JAMSHEDPUR NAC	VERSION DATE: 22/06/2020
PROJECT DETAIL:	
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Mixed
District: EAST SINGHBHUM	Plot SubUse: Resi+Comm
Authority: JAMSHEDPUR NAC	PlotNearby/ReligiousStructure: NA
Inward_No: JNAC/BP/0019/W7/2020	Plot/SubPlot No: 864
Application Type: General Proposal	North: Plot No. - OTHERS PLOT
Project Type: Building Permission	South: Road Width - 15
Nature of Development: New	East: Road Width - 12
Location of Development Area: Old Area	West: Road Width - 6.10 M WIDE ALLEY
AREA DETAILS:	
AREA OF PLOT (Minimum)	(A) 241.19
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions) 241.19
Deduction for Balance Plot Area(from Gross Plot Area)	
Common Plot	35.46
Total	35.46
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions) 205.73
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions) 241.19
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions) 241.19
COVERAGE CHECK	
Permissible Coverage area (60.00 %)	144.71
Proposed Coverage Area (46.26 %)	111.57
Total Prop. Coverage Area (46.26 %)	111.57
Balance coverage area (13.74 %)	33.14
FAR CHECK	
Perm. FAR Area (2.50)	602.97
Total Perm. FAR area	602.97
Residential FAR	239.15
Commercial FAR	231.14
Proposed FAR Area	470.29
Total Proposed FAR Area	470.29
Consumed FAR (Factor)	1.95
Balance FAR Area	132.68
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	602.63
ARCHITECT (Regd)	SUDIPTO MUKHERJEE
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	SRI SRI KRISHNA CHAUDHARY AND SEVEN OTHERS
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		Total	
	A (SRI KRISHNA CHAUDHARY AND OTHERS)		Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)		
Basement Floor	122.66	0.00	122.66	0.00
Ground Floor	111.57	111.57	111.57	111.57
First Floor	122.80	119.58	122.80	119.58
Second Floor	122.80	119.58	122.80	119.58
Third Floor	122.80	119.58	122.80	119.58
Terrace Floor	0.00	0.00	0.00	0.00
Total:	602.63	470.31	602.63	470.31

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
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Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
A (SRI KRISHNA CHAUDHARY AND OTHERS)	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.	Reqd./Unit	Reqd.	Prop.
A (SRI KRISHNA CHAUDHARY AND OTHERS)	Commercial	Shop	> 0	50	198.39	1	3	-	-	-	-	-	-	-
			> 0	50	198.39	-	-	-	-	-	1	9	-	
	Residential	Residential Bldg/Apartment	> 0	1	2.00	1.00	2	-	-	-	-	-	-	
			> 0	1	2.00	-	-	-	-	-	1	2	-	
			> 0	1	2.00	-	-	-	1	1	-	-	-	
Total :			-	-	-	5	5	-	1	1	-	11	11	

Parking Check (Table 7b)

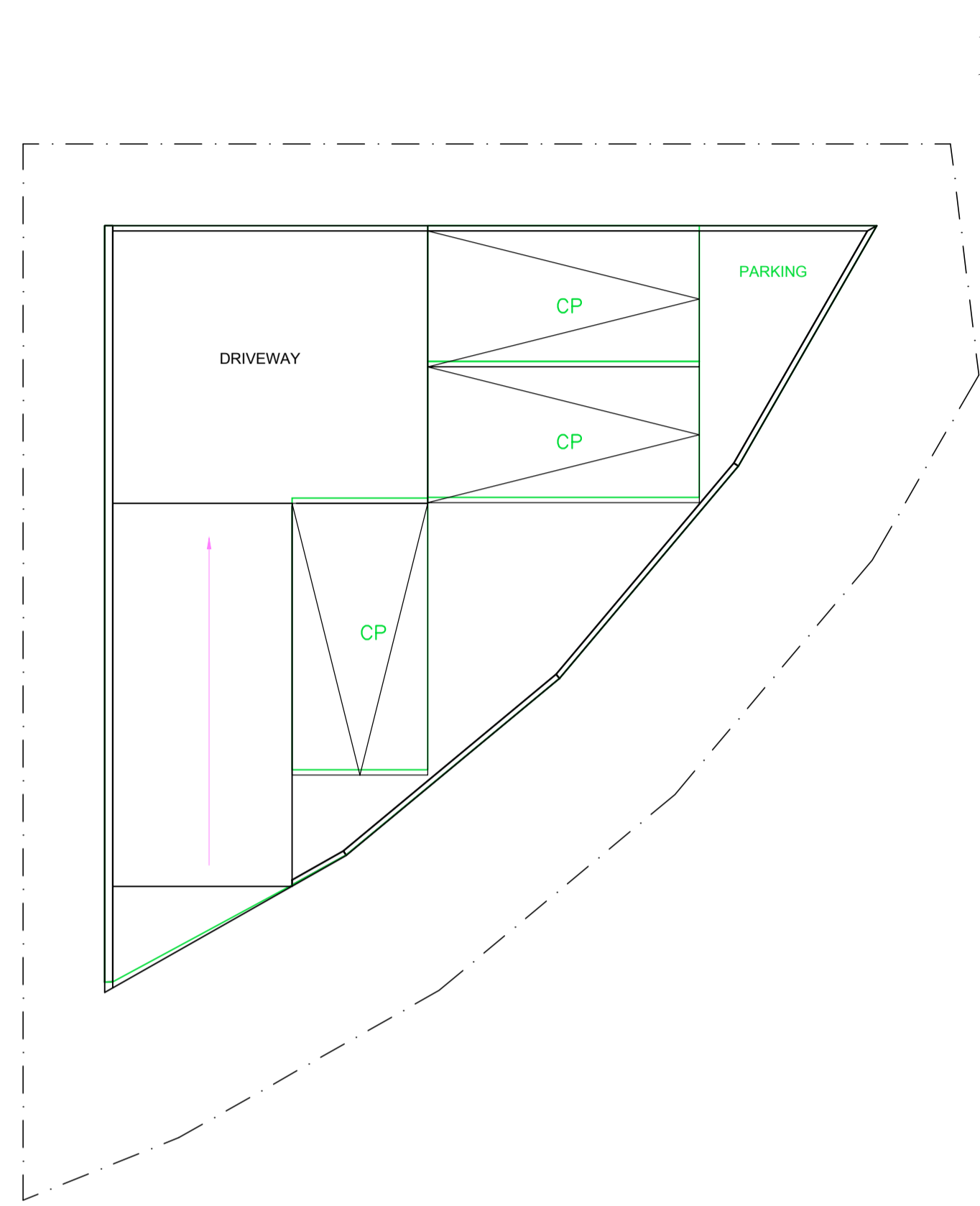
Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	3	37.50
Total Car	5	62.50	5	64.50
Parallel Car	-	-	2	27.00
Visitor's Car Parking	-	-	1	12.50
Total Visitor Parking	1	12.50	1	12.50
TwoWheeler	-	-	11	22.00
Total TwoWheeler	11	22.00	11	22.00
Other Parking	-	-	-	61.91
Total		97.00		195.41

FAR & Tenement Details (Table 4c-1)

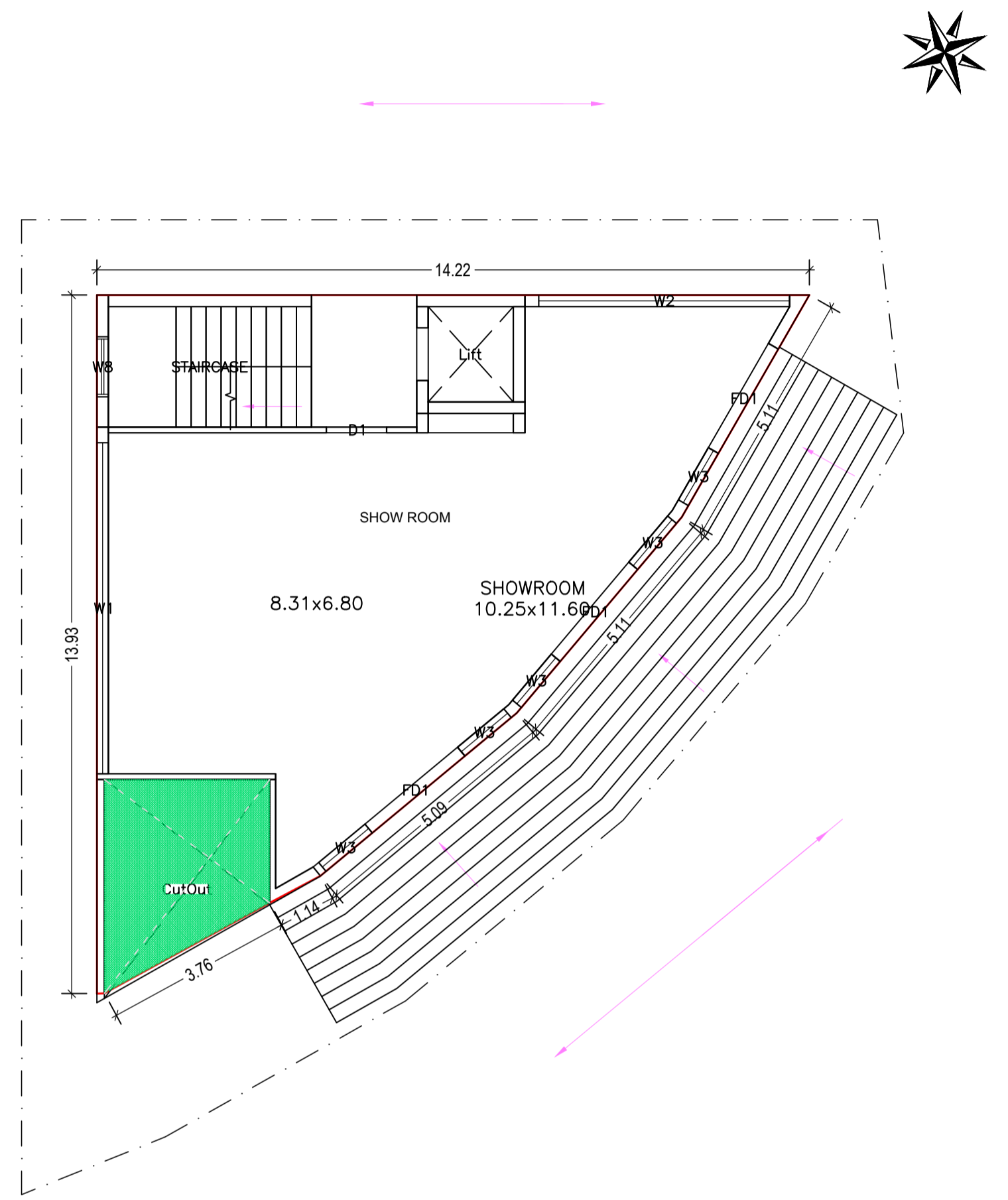
Building	No. of Same Bldg	Gross Built Up Area (Sq.mt.)	Deductions From Gross BUA/Area in Sq.mt.)	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)		Proposed FAR Area (Sq.mt.)		Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
					Lift	Parking	Resi.	Commercial			
A (SRI KRISHNA CHAUDHARY AND OTHERS)	1	613.72	11.09	602.63	9.66	99.41	239.16	231.14	470.31	470.31	04
Grand Total	1	613.72	11.09	602.63	9.66	99.41	239.16	231.14	470.31	470.31	04

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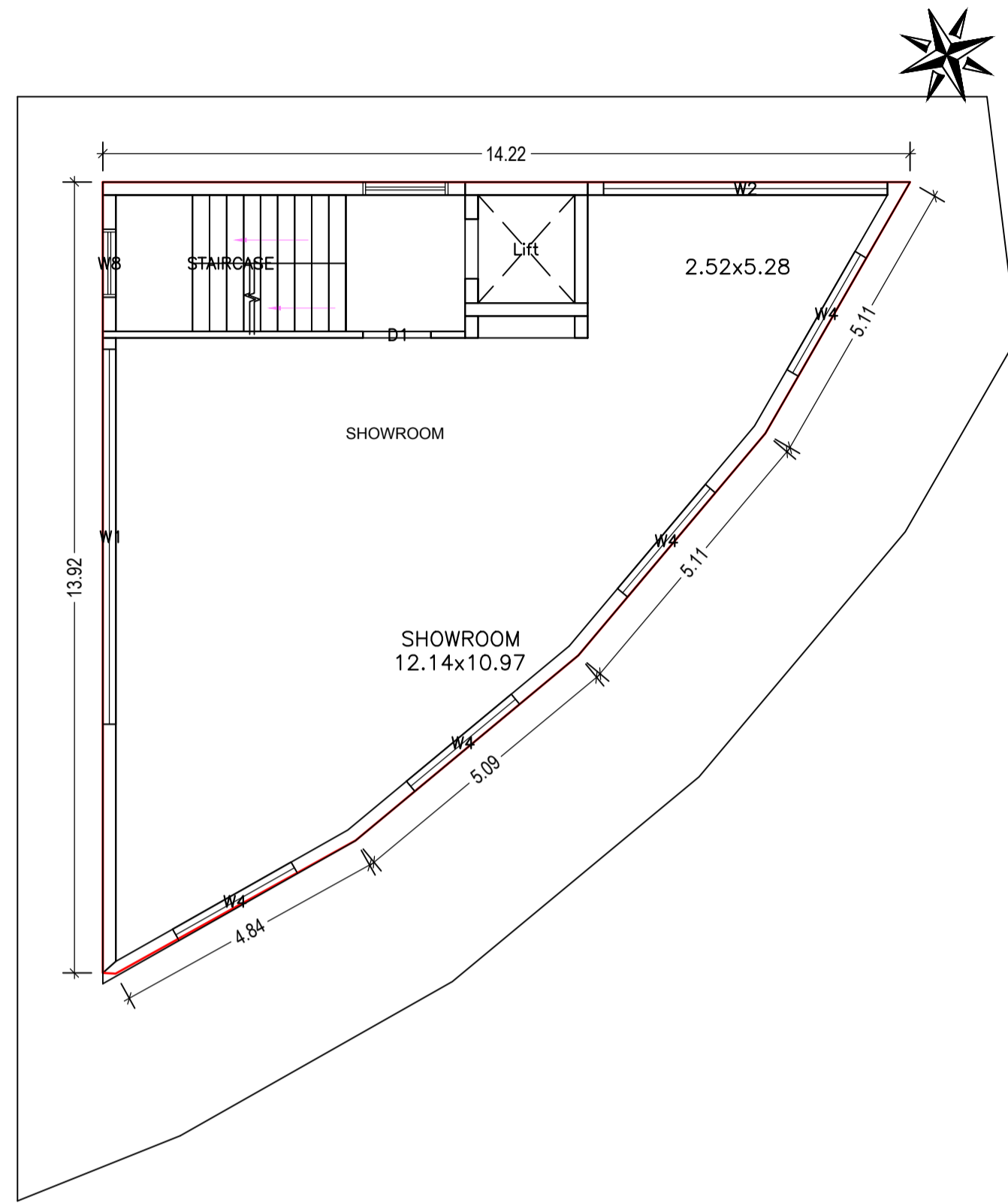
BASEMENT FLOOR PLAN
(SCALE 1:100)



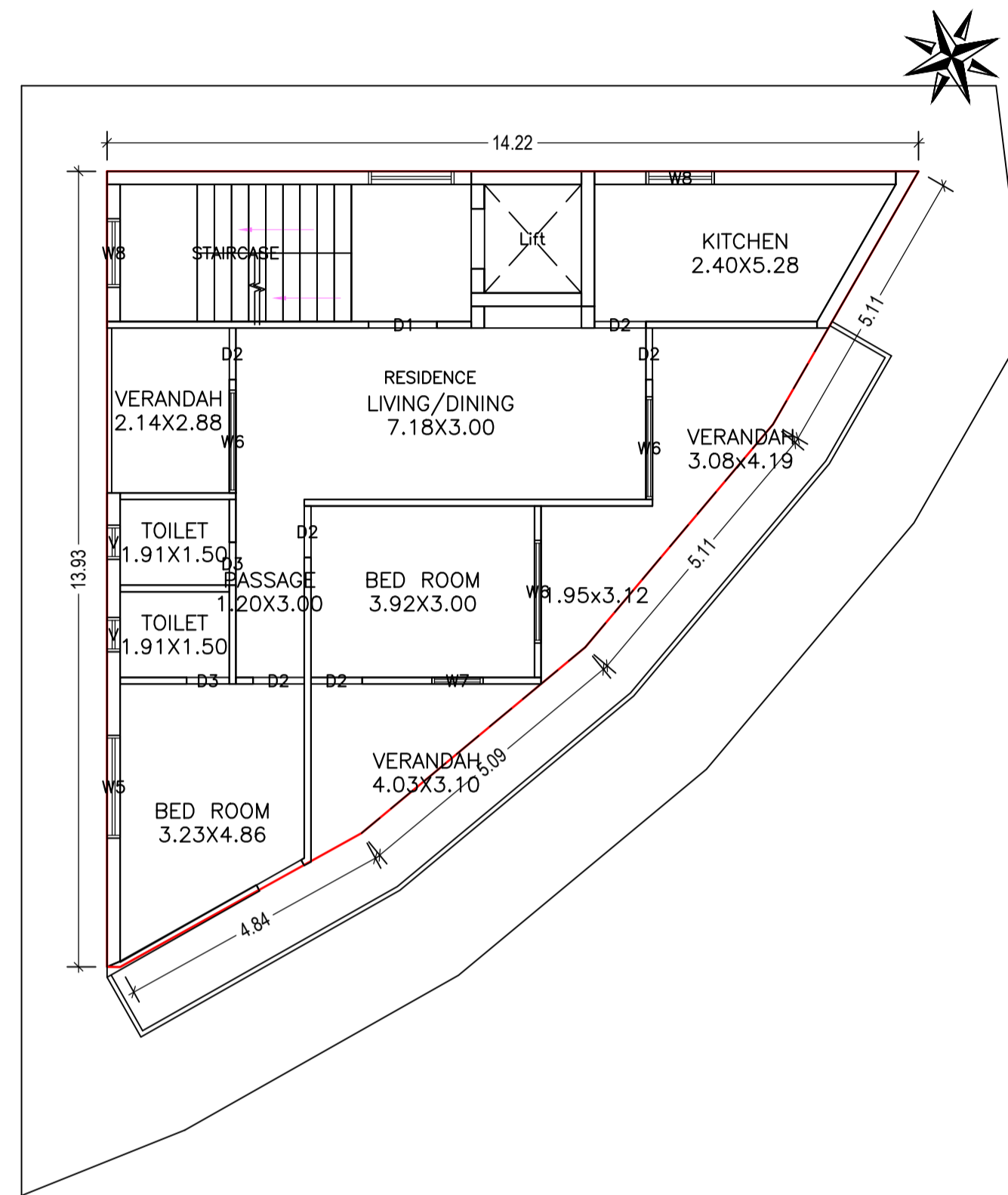
GROUND FLOOR PLAN
(Proposed)
(SCALE 1:100)

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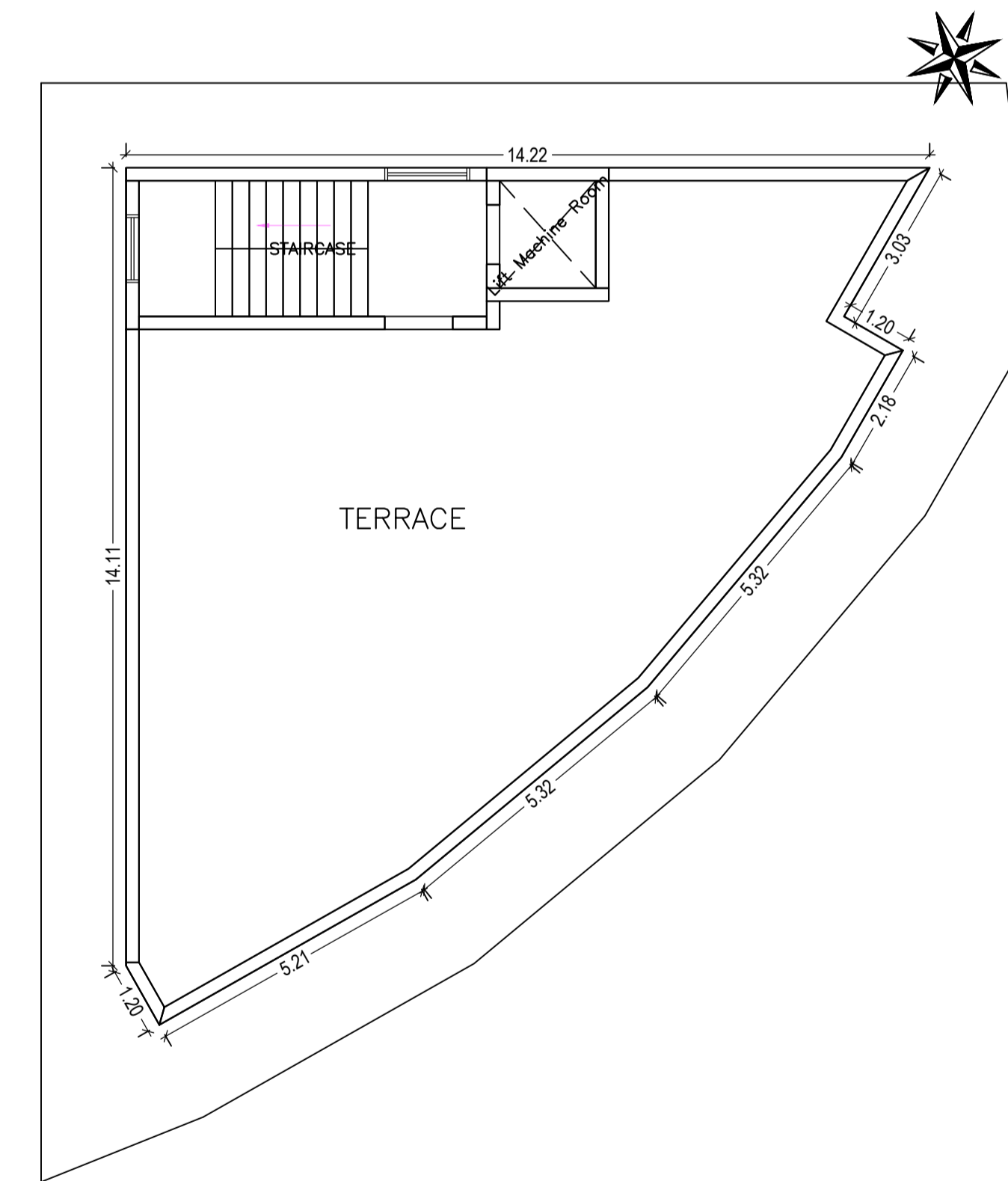
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FIRST FLOOR PLAN
(Proposed)
(SCALE 1:100)



TYPICAL - 2& 3 FLOOR PLAN
(Proposed)
(SCALE 1:100)



TERRACE FLOOR PLAN
(SCALE 1:100)

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Building :A (SRI KRISHNA CHAUDHARY AND OTHERS)

Floor Name	Gross Builtup Area	Deductions From Gross BUA/Area in Sq.mt.)	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.)
				Lift	Parking	Res.	Commercial			
Basement Floor	122.66	0.00	122.66	0.00	99.41	0.00	0.00	0.00	0.00	00
Ground Floor	122.66	11.09	111.57	0.00	0.00	0.00	111.57	111.57	111.57	01
First Floor	122.80	0.00	122.80	3.22	0.00	0.00	119.58	119.58	119.58	01
Second Floor	122.80	0.00	122.80	3.22	0.00	119.58	0.00	119.58	119.58	01
Third Floor	122.80	0.00	122.80	3.22	0.00	119.58	0.00	119.58	119.58	01
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	613.72	11.09	602.63	9.66	99.41	239.16	231.14	470.31	470.31	04
Total Number of Same Buildings	1									
Total :	613.72	11.09	602.63	9.66	99.41	239.16	231.14	470.31	470.31	04

UnitBUA Table for Building :A (SRI KRISHNA CHAUDHARY AND OTHERS)

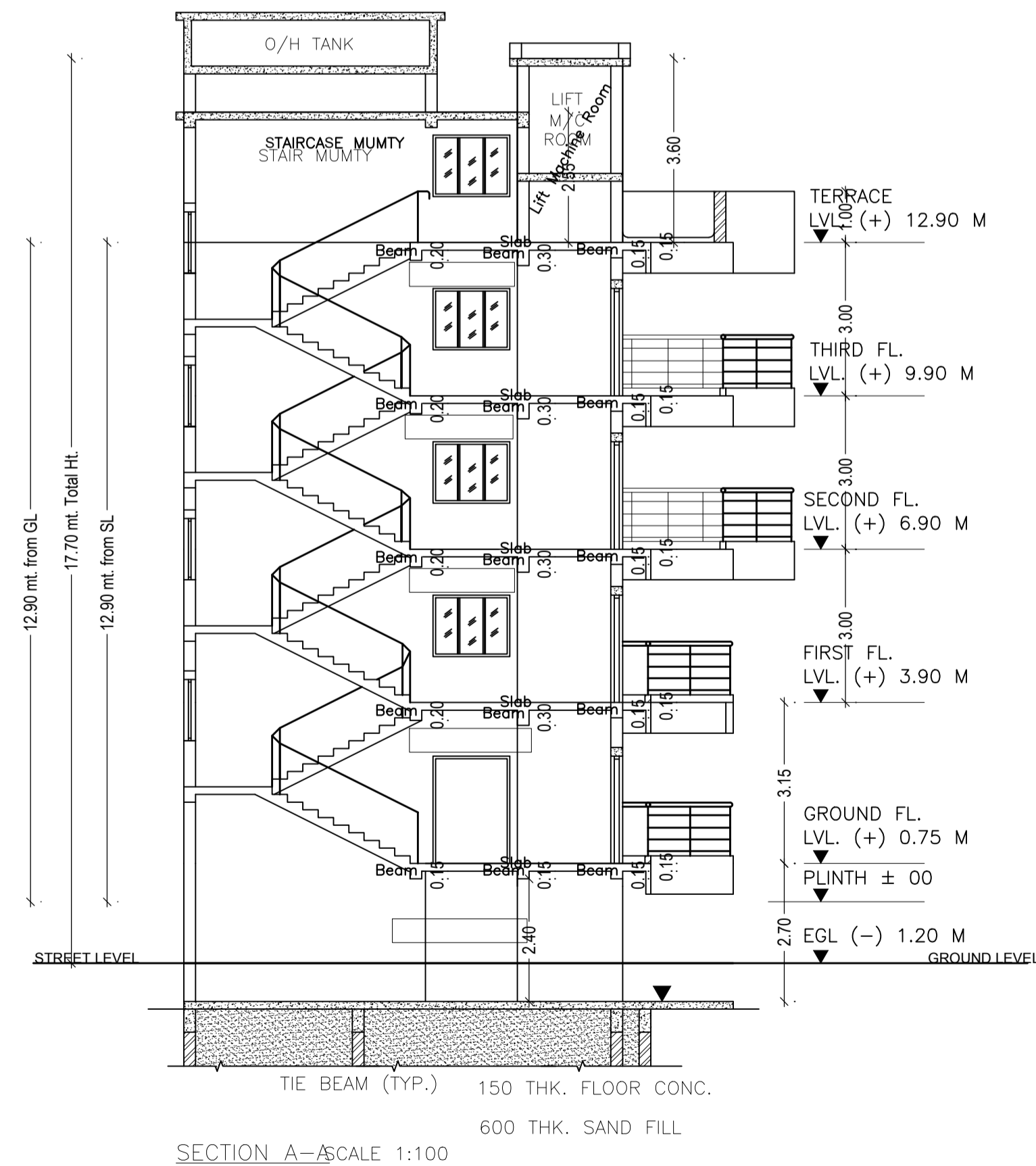
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SHOW ROOM	SHOP	89.05	83.06	1	1
FIRST FLOOR PLAN	SHOWROOM	SHOP	100.92	96.39	1	1
TYPICAL - 2& 3 FLOOR PLAN	RESIDENCE	FLAT	100.92	92.29	10	2
Total:	-	-	391.81	364.02	22	4

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (SRI KRISHNA CHAUDHARY AND OTHERS)	D3	0.75	2.10	04
A (SRI KRISHNA CHAUDHARY AND OTHERS)	D2	0.90	2.10	12
A (SRI KRISHNA CHAUDHARY AND OTHERS)	D1	1.20	2.10	04
A (SRI KRISHNA CHAUDHARY AND OTHERS)	FD1	2.40	2.40	03

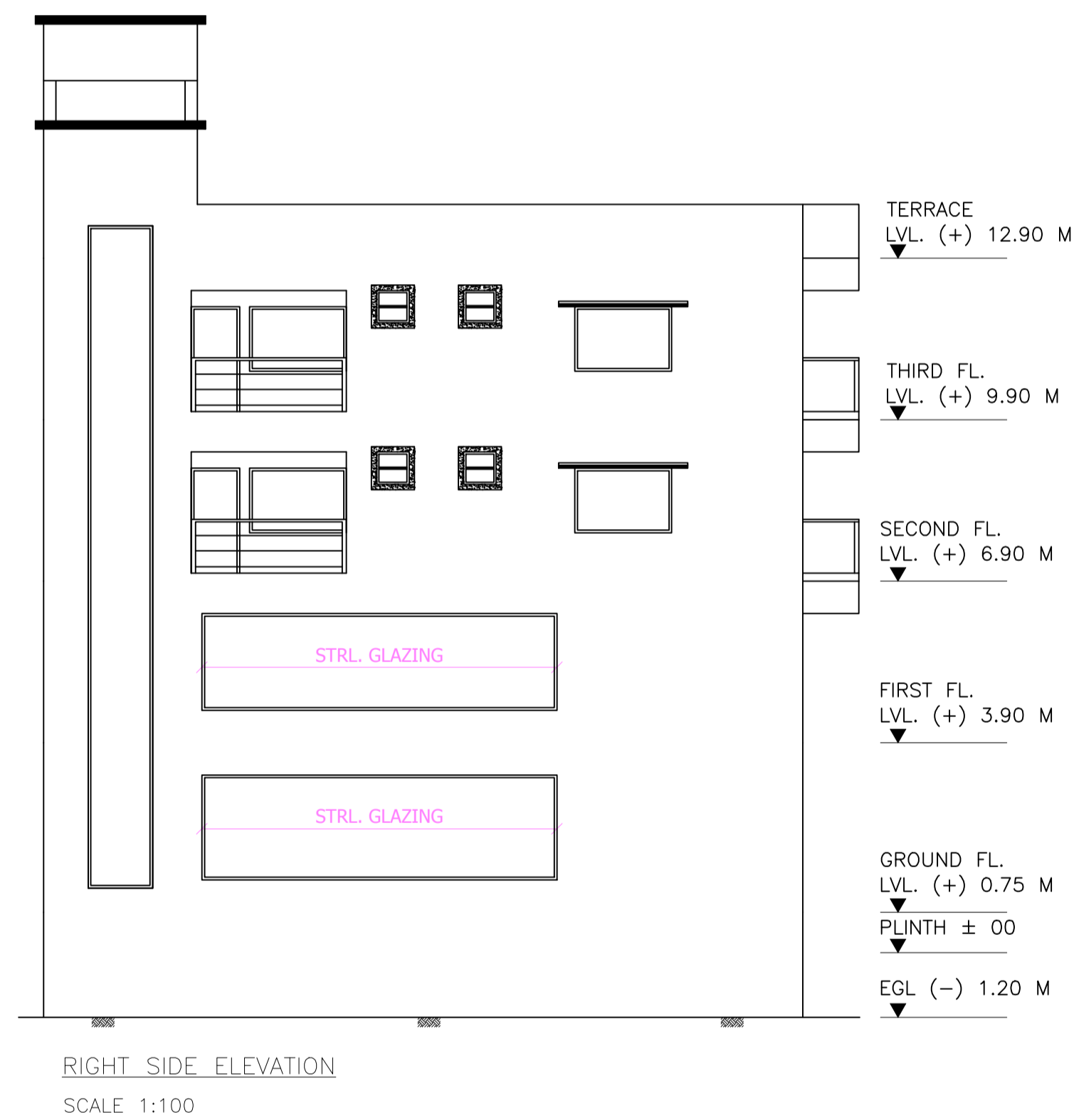
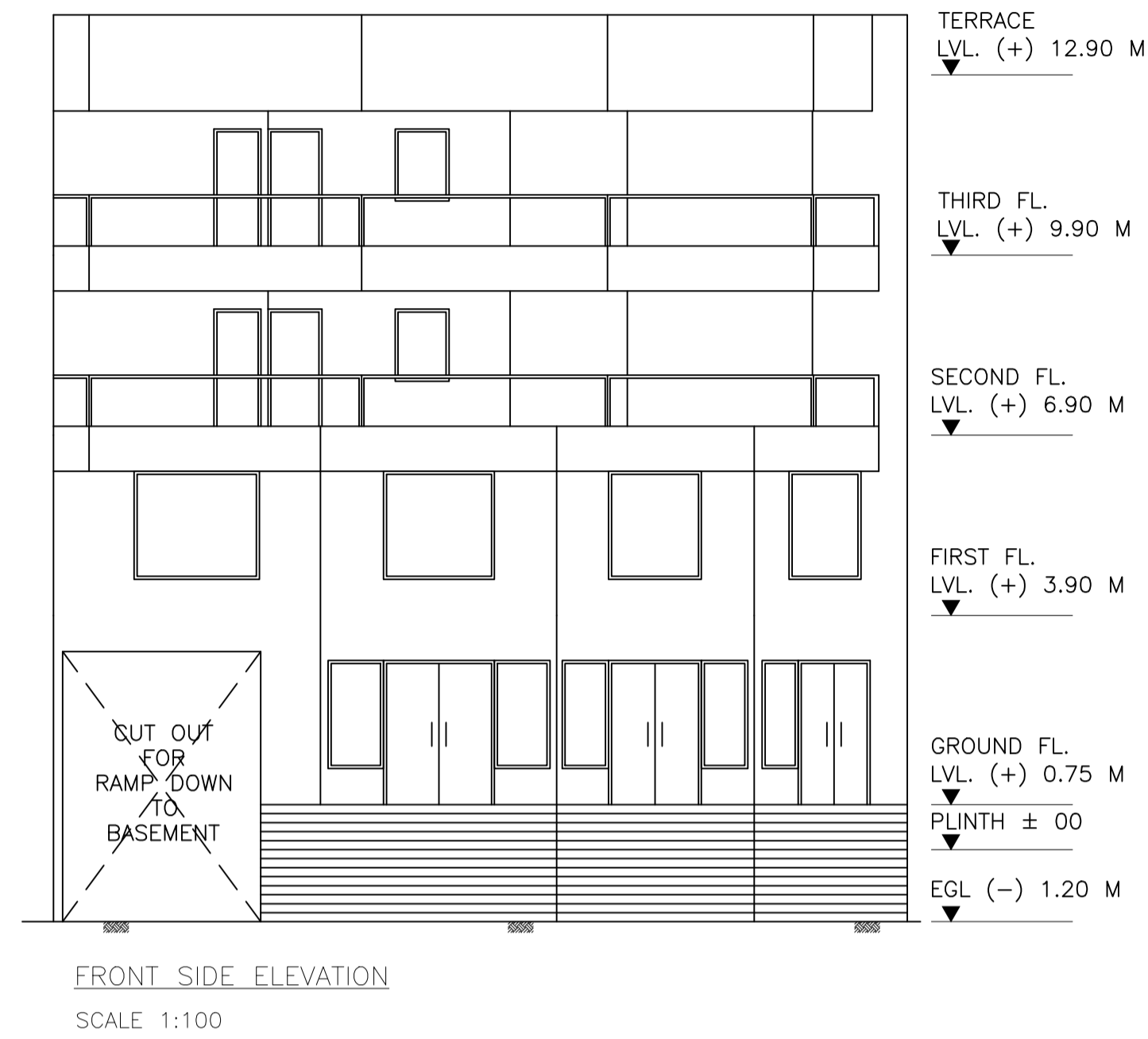
SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (SRI KRISHNA CHAUDHARY AND OTHERS)	V	0.60	0.60	04
A (SRI KRISHNA CHAUDHARY AND OTHERS)	W7	0.90	1.20	02
A (SRI KRISHNA CHAUDHARY AND OTHERS)	W8	1.20	1.20	06
A (SRI KRISHNA CHAUDHARY AND OTHERS)	W3	1.20	1.80	05
A (SRI KRISHNA CHAUDHARY AND OTHERS)	W6	1.80	1.20	06
A (SRI KRISHNA CHAUDHARY AND OTHERS)	W5	1.80	1.20	02
A (SRI KRISHNA CHAUDHARY AND OTHERS)	W4	2.40	1.80	04
A (SRI KRISHNA CHAUDHARY AND OTHERS)	W2	5.00	1.80	02
A (SRI KRISHNA CHAUDHARY AND OTHERS)	W1	6.60	1.80	02



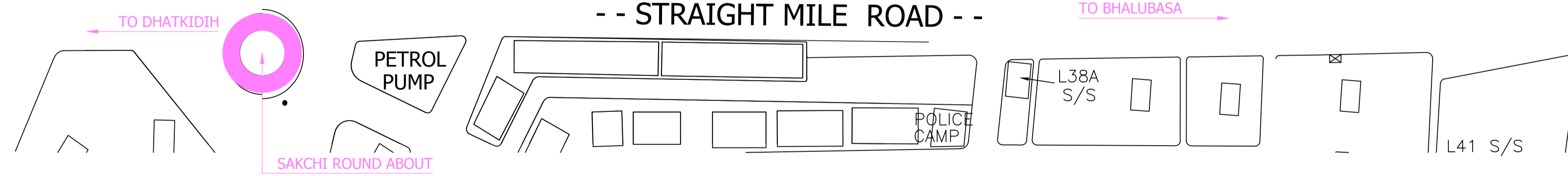
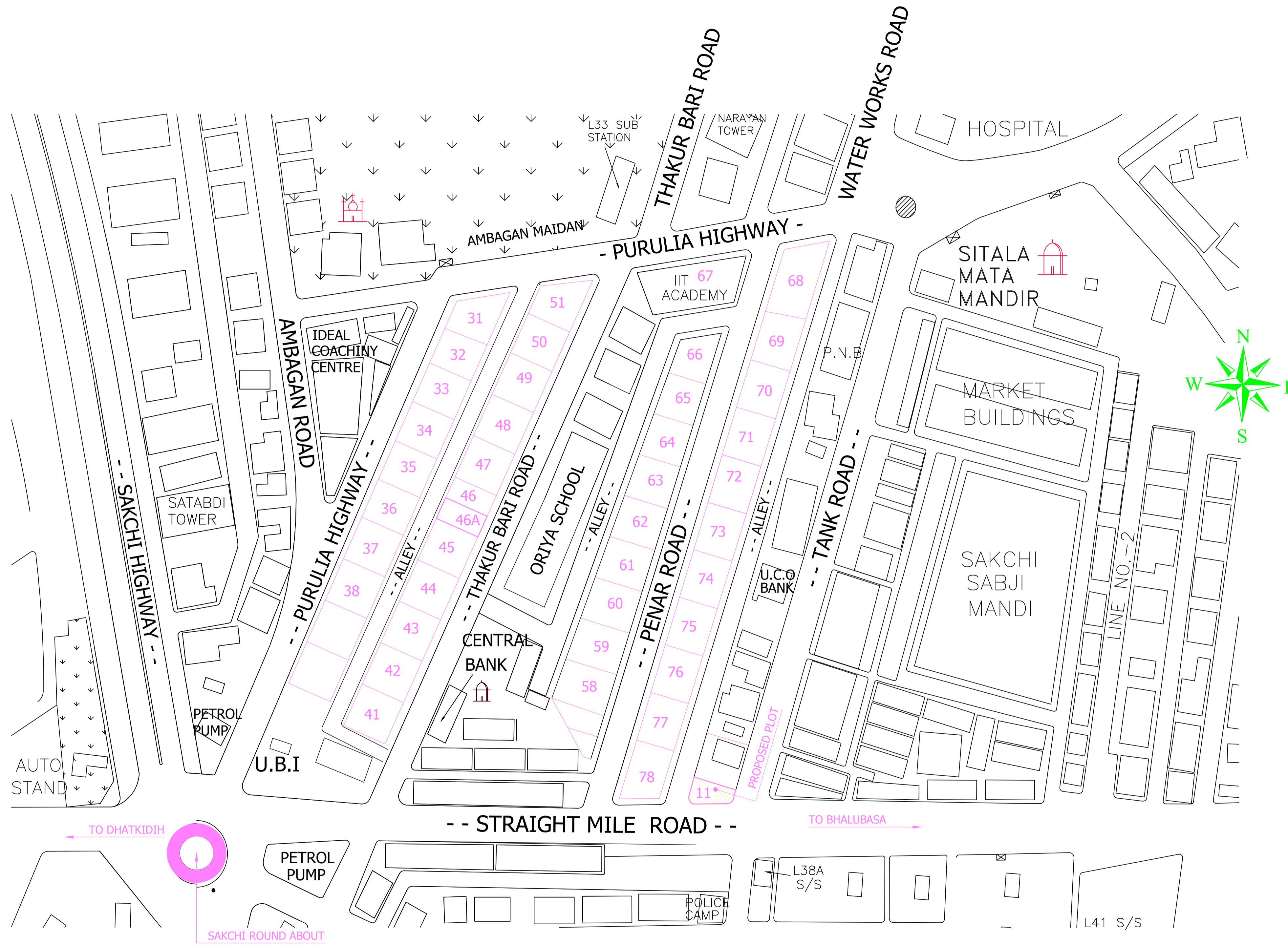
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LOCATION MAP

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