

SITE PLAN

AREA STATEMENT JAMSHEDPUR NAC	VERSION NO.: 1.0.53 VERSION DATE: 16/10/2020
PROJECT DETAIL:	
Region: JHARKHAND URBAN	Plot Use: Residential
LOCAL BODIES	Plot SubUse: Bungalow/ Dwelling / Non Apartment
District: EAST SINGHBHUM	PlotNearby/ReligiousStructure: NA
Authority: JAMSHEDPUR NAC	Plot/SubPlot No: Ho. No.-481 Sonary West NLO Area
Inward No: JNAC/BP/0080/W2/2020	North: -
Application Type: General Proposal	South: -
Project Type: Building Permission	East: -
Nature of Development: New	West: -
Location of Development Area: Old Area	
AREA DETAILS:	
AREA OF PLOT (Minimum) (A)	SQ.MT. 165.91
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions) 165.91
Deduction for Balance Plot Area(from Gross Plot Area)	
Common Plot	11.32
Total	11.32
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions) 154.59
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions) 165.91
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions) 165.91
COVERAGE CHECK	
Permissible Coverage area (70.00 %)	116.14
Proposed Coverage Area (58.94 %)	97.78
Total Prop. Coverage Area (58.94 %)	97.78
Balance coverage area (11.07 %)	18.36
FAR CHECK	
Perm. FAR Area (2.50)	414.78
Total Perm. FAR area	414.78
Residential FAR	168.03
Proposed FAR Area	179.34
Total Proposed FAR Area	179.34
Consumed FAR (Factor)	1.08
Balance FAR Area	235.44
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	272.26
ARCHITECT (Regd)	L K Suman
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	Smt. Bharati Singh W/o Sri. Rajesh Kumar Singh
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)	Orange
EXISTING (To be demolished)	Light Blue

Buildingwise Floor FAR Details

Floor Name	Building Name A (RESIDENTIAL)		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	97.78	11.31	97.78	11.31
First Floor	87.24	84.01	87.24	84.01
Second Floor	87.24	84.01	87.24	84.01
Terrace Floor	0.00	0.00	0.00	0.00
Total :	272.26	179.33	272.26	179.33

Building USE/SUBUSE Details

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

Required Parking(Table 7a)

Building Name	Type	SubUse	Area (Sq.mt.)		Units		Car		Visitors Car		TwoWheeler	
			Reqd.	Prop.	Reqd./Unit	Prop.	Reqd./Unit	Prop.	Reqd./Unit	Prop.	Reqd./Unit	Prop.
A (RESIDENTIAL)	Residential	Bungalow/ Dwelling / Non Apartment	> 0	1	2.00	1.00	2	-	-	-	-	-
			> 0	1	2.00	-	-	1	1	-	-	-
Total :			-	-	-	2	2	-	1	1	0	3

Parking Check (Table 7b)

Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	2	25.00
Total Car	2	25.00	2	25.00
Visitor's Car Parking	-	-	1	12.50
Total Visitor Parking	1	12.50	1	12.50
TwoWheeler	-	-	3	6.00
Total TwoWheeler	-	-	3	6.00
Other Parking	-	-	-	48.97
Total		37.50		98.47

FAR & Tenement Details (Table 4c-1)

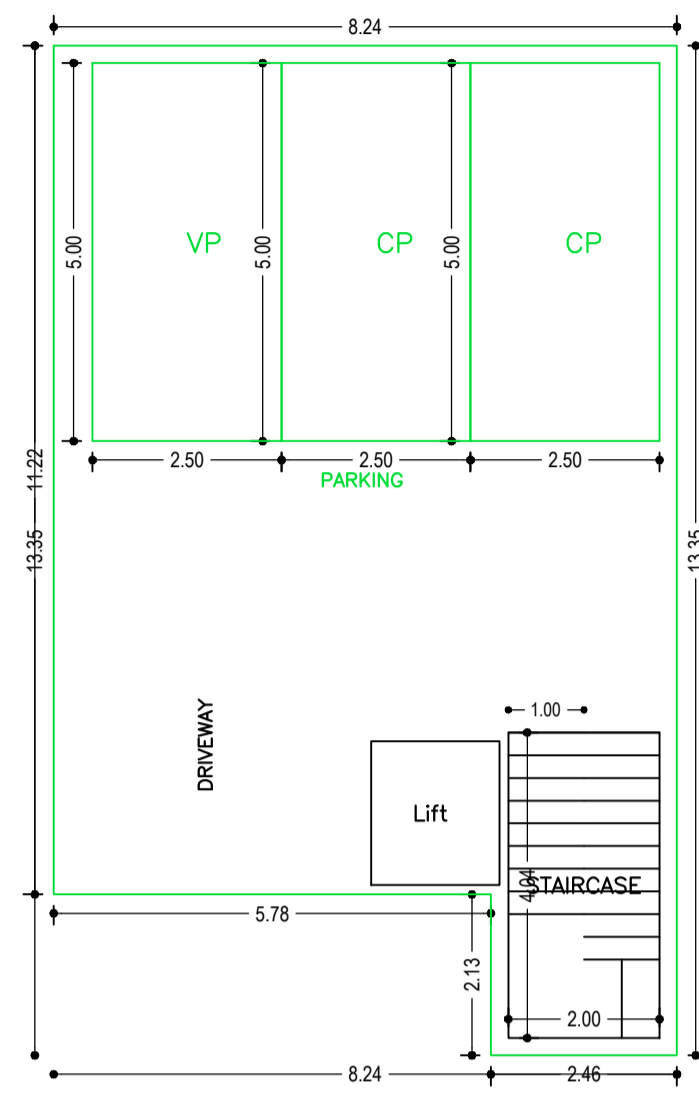
Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)		Proposed FAR Area (Sq.mt.)	Add Area in FAR (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
			Lift	Parking					
A (RESIDENTIAL)	1	272.26	6.46	86.47	168.02	8.08	179.33	179.33	02
Grand Total :	1	272.26	6.46	86.47	168.02	8.08	179.33	179.33	02

Proposal Basic Information	
Proposal File No.	JNAC/BP/0080/W2/2020
Owner Name	Smt. Bharati Singh W/o Sri. Rajesh Kumar Singh
Khata No	Nil
Plot No	Ho. No.-481 Sonary West NLO Area
Village Name	SONARI
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

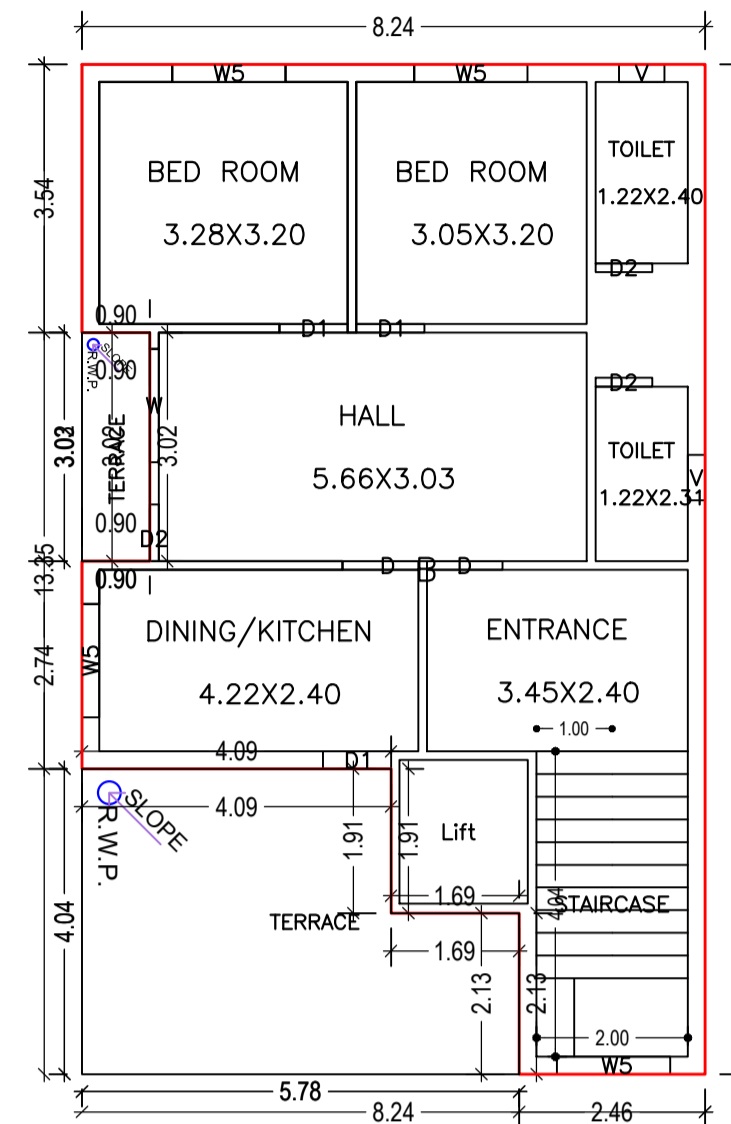
LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
L K Suman JNAC/ENG/0006/2016			

Proposal Basic Information

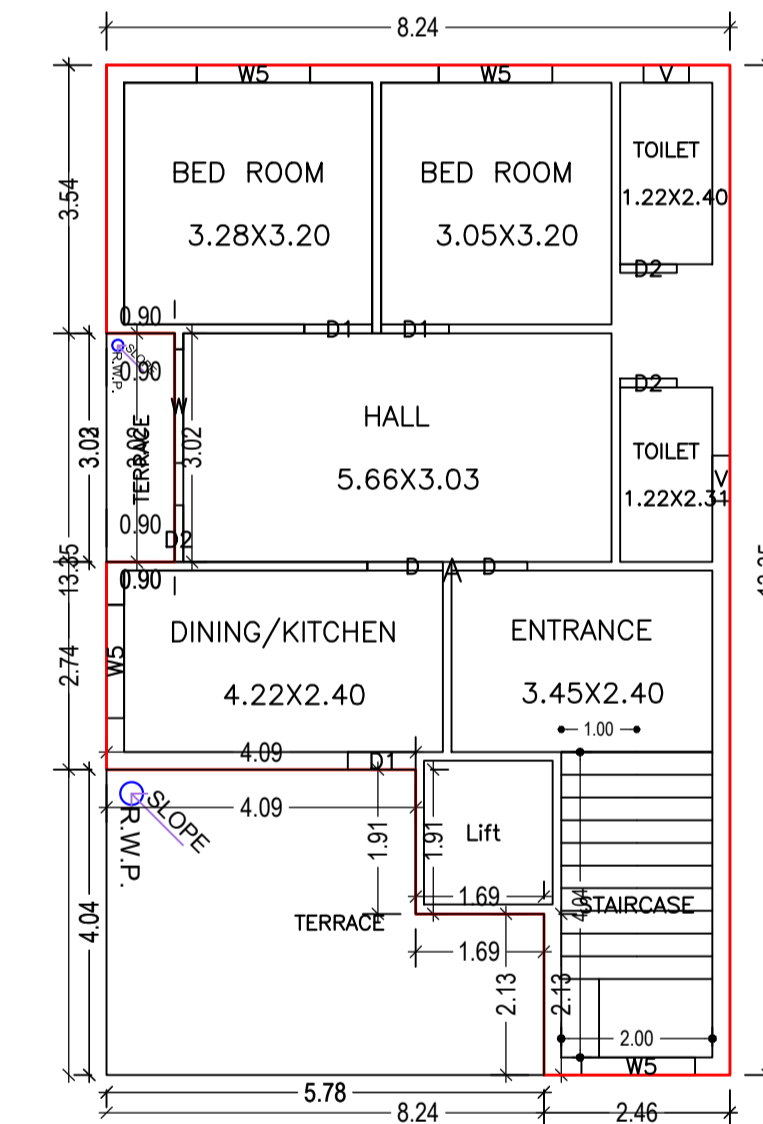
Proposal File No.	JNAC/BP/0080/W2/2020
Owner Name	Smt. Bharati Singh W/o Sri. Rajesh Kumar Singh
Khata No	Nil
Plot No	Ho. No.-481 Sonary West NLO Area
Village Name	SONARI
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment



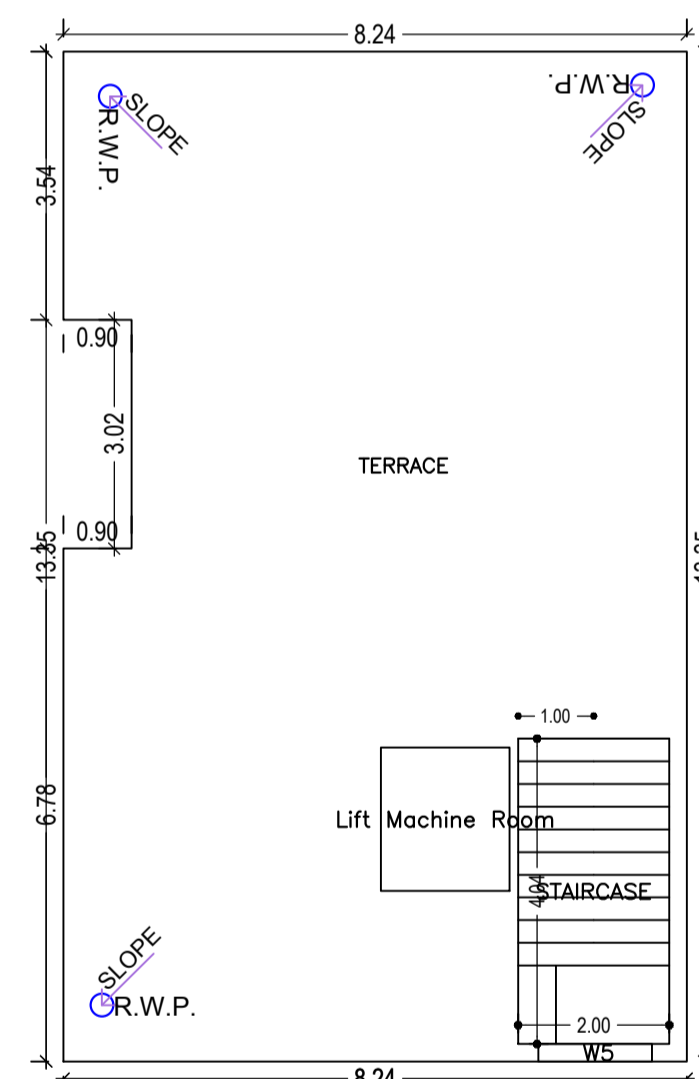
GROUND FLOOR PLAN
(SCALE 1:100)



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



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



TERRACE FLOOR PLAN
(SCALE 1:100)

Building :A (RESIDENTIAL)

Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)		Proposed FAR Area (Sq.mt.)	Add Area In FAR (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Trmt (No.)
		Lift	Parking					
Ground Floor	97.78	0.00	86.47	0.00	8.08	11.31	11.31	00
First Floor	87.24	3.23	0.00	84.01	0.00	84.01	84.01	01
Second Floor	87.24	3.23	0.00	84.01	0.00	84.01	84.01	01
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	272.26	6.46	86.47	168.02	8.08	179.33	179.33	02
Total Number of Same Buildings :	1							
Total :	272.26	6.46	86.47	168.02	8.08	179.33	179.33	02

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENTIAL)	D2	0.75	2.10	06
A (RESIDENTIAL)	D1	0.90	2.10	06
A (RESIDENTIAL)	D	1.00	2.10	04

SCHEDULE OF WINDOW/VENTILATION:

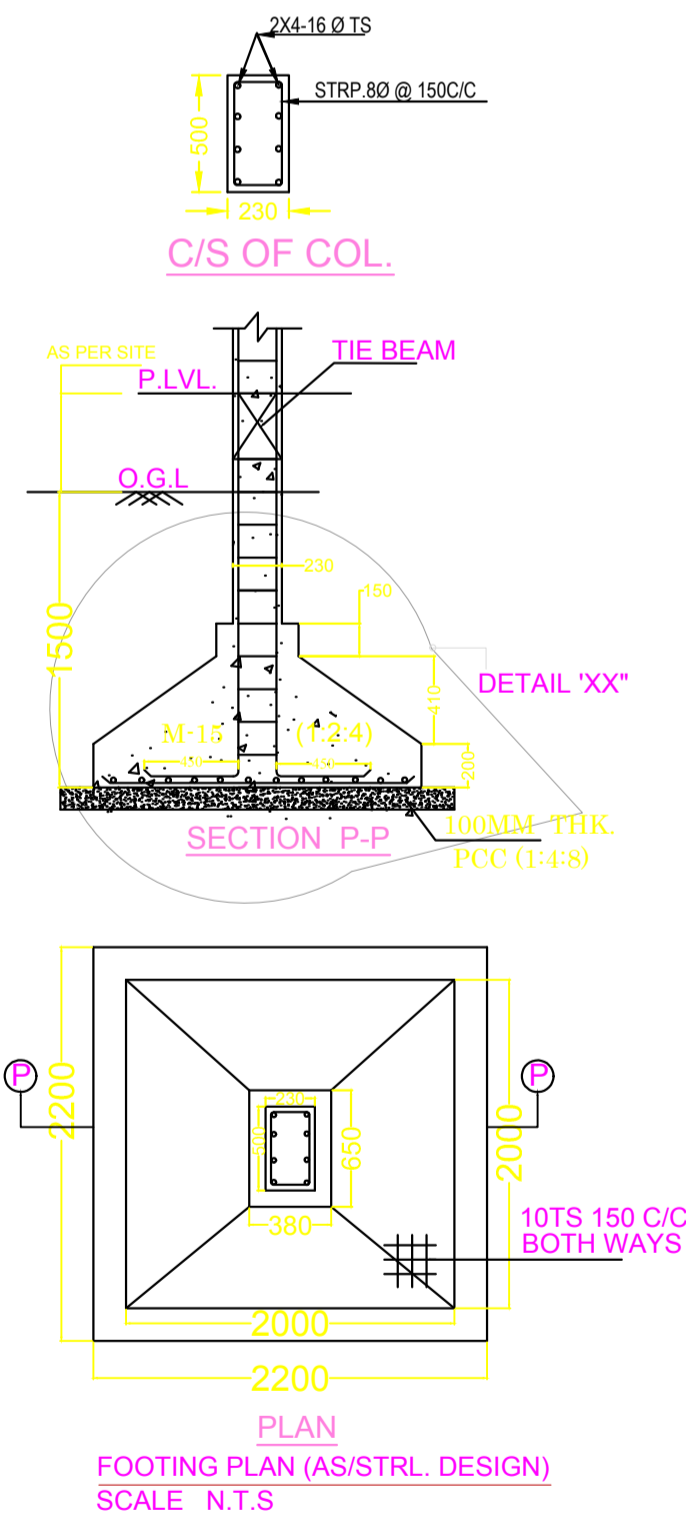
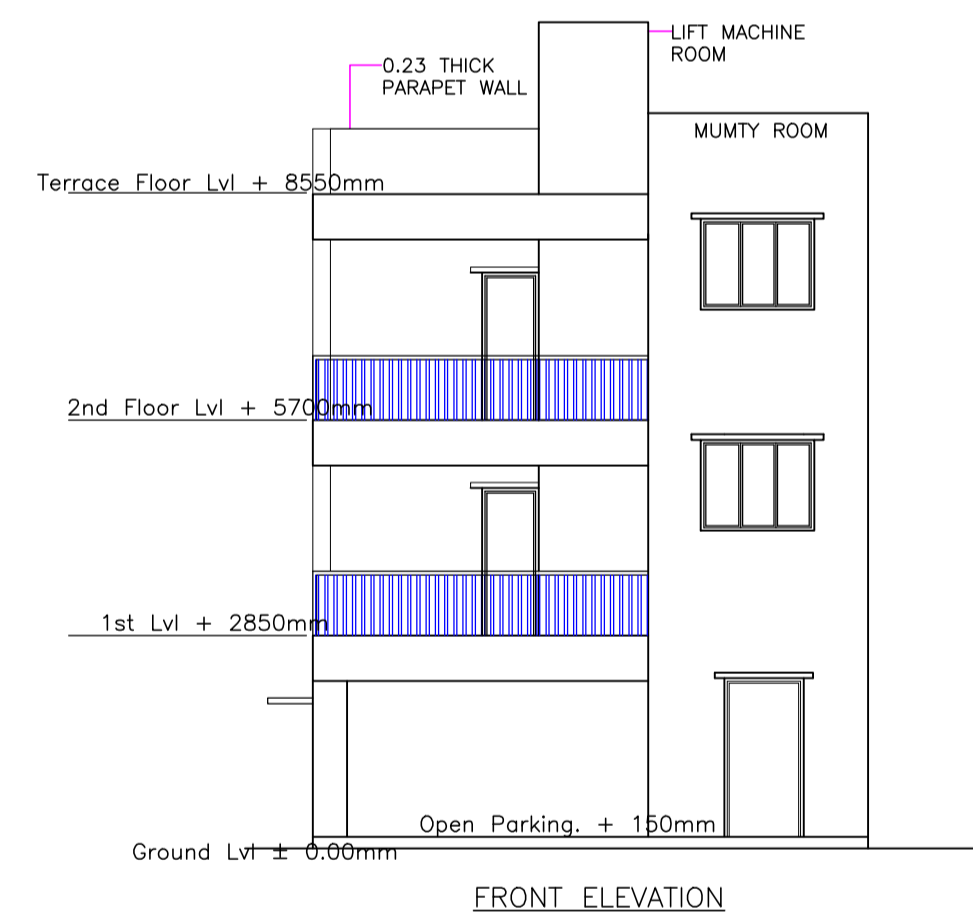
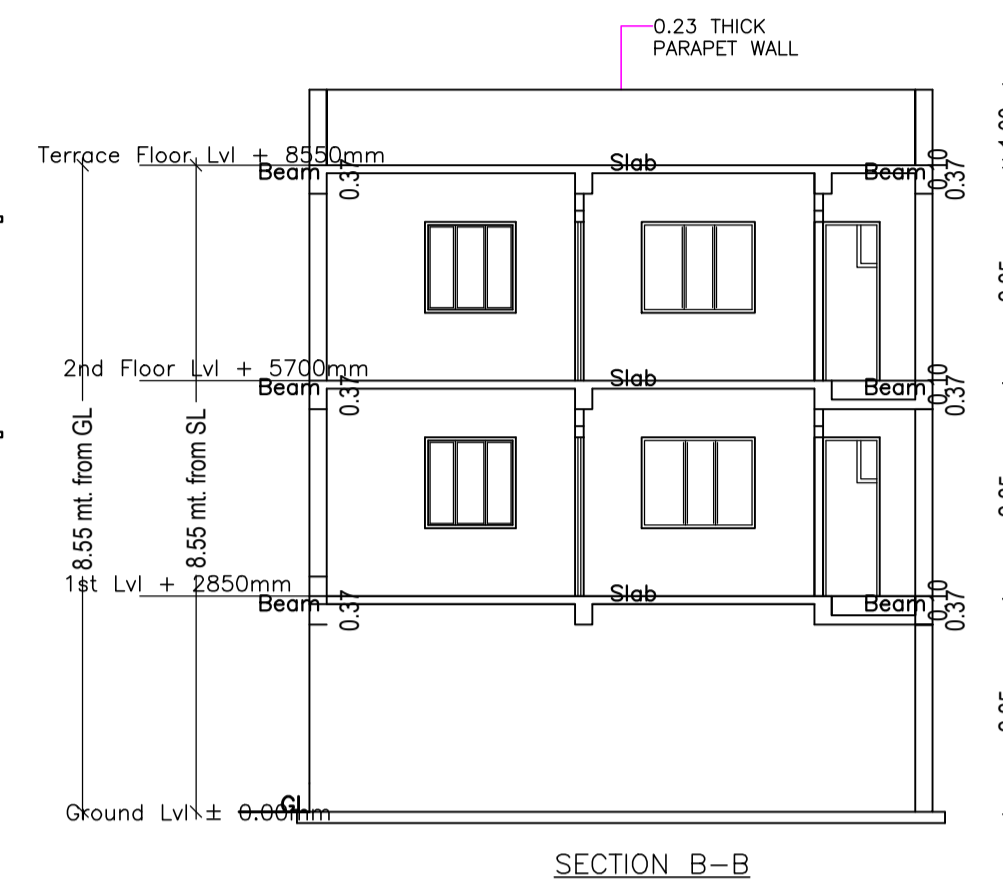
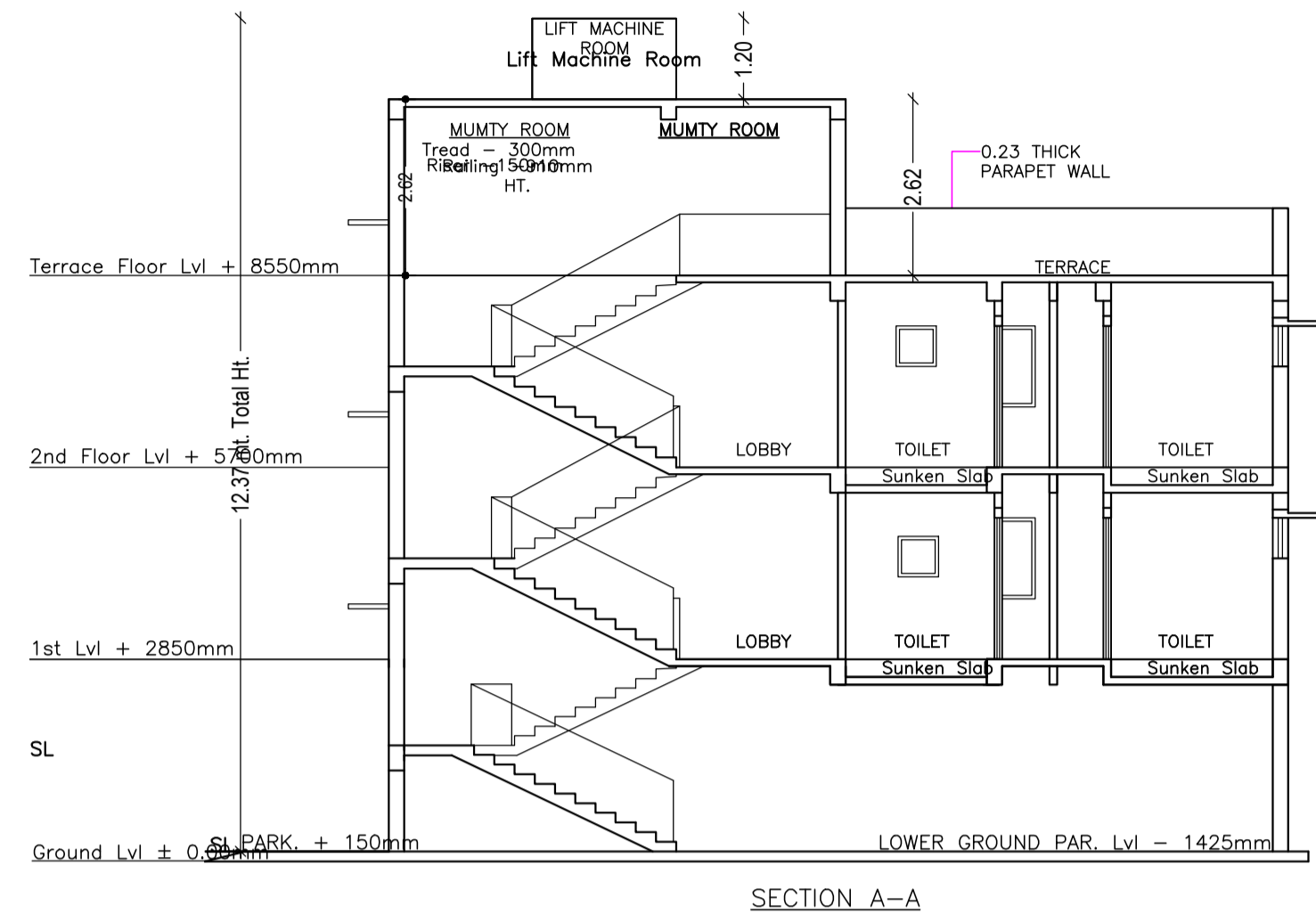
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENTIAL)	V	0.60	0.60	04
A (RESIDENTIAL)	WS	1.50	1.20	09
A (RESIDENTIAL)	W	1.50	1.20	02

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
L K Suman JNAC/ENG/0006/2016			

UnitBUA Table for Building :A (RESIDENTIAL)

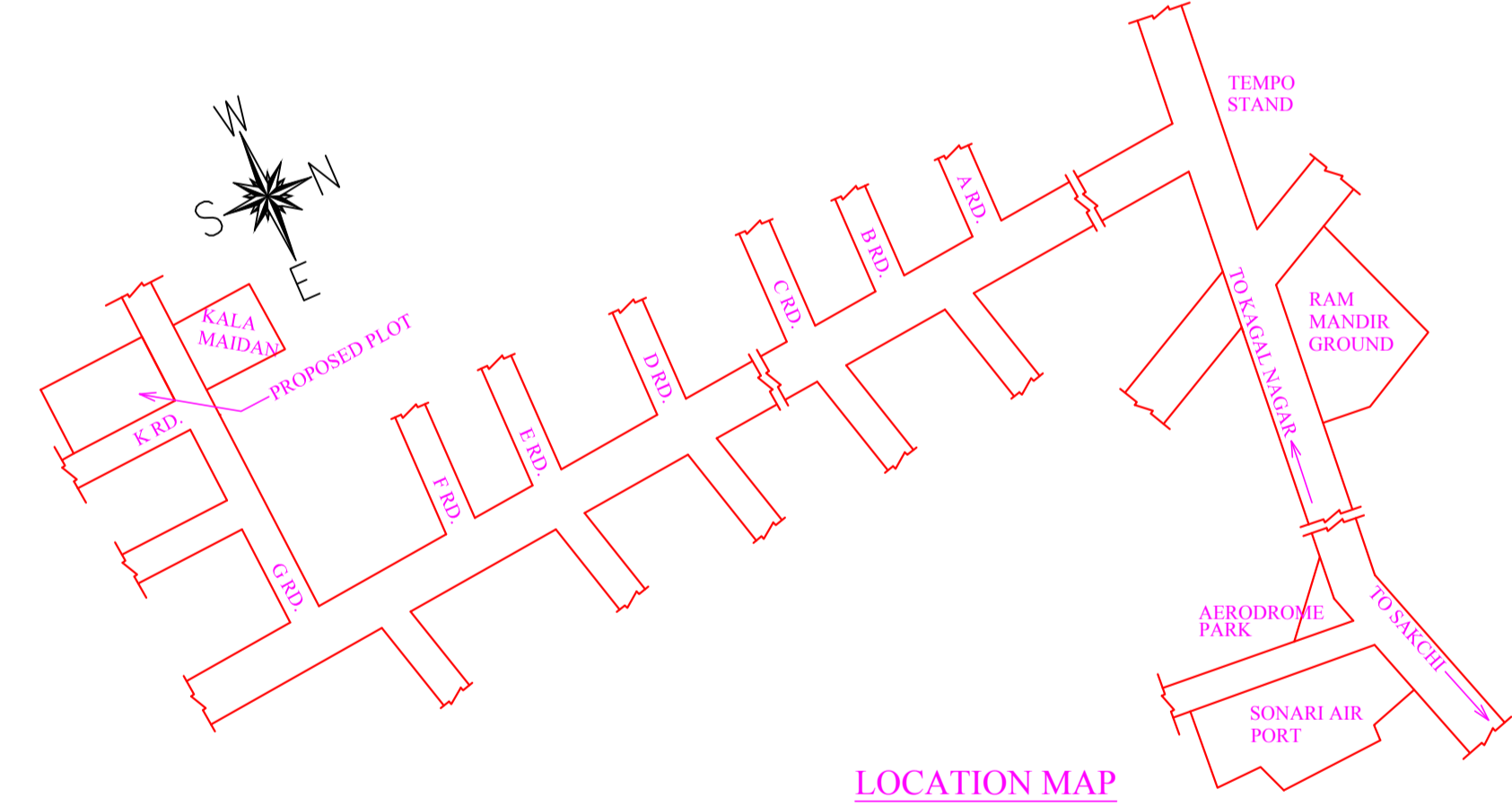
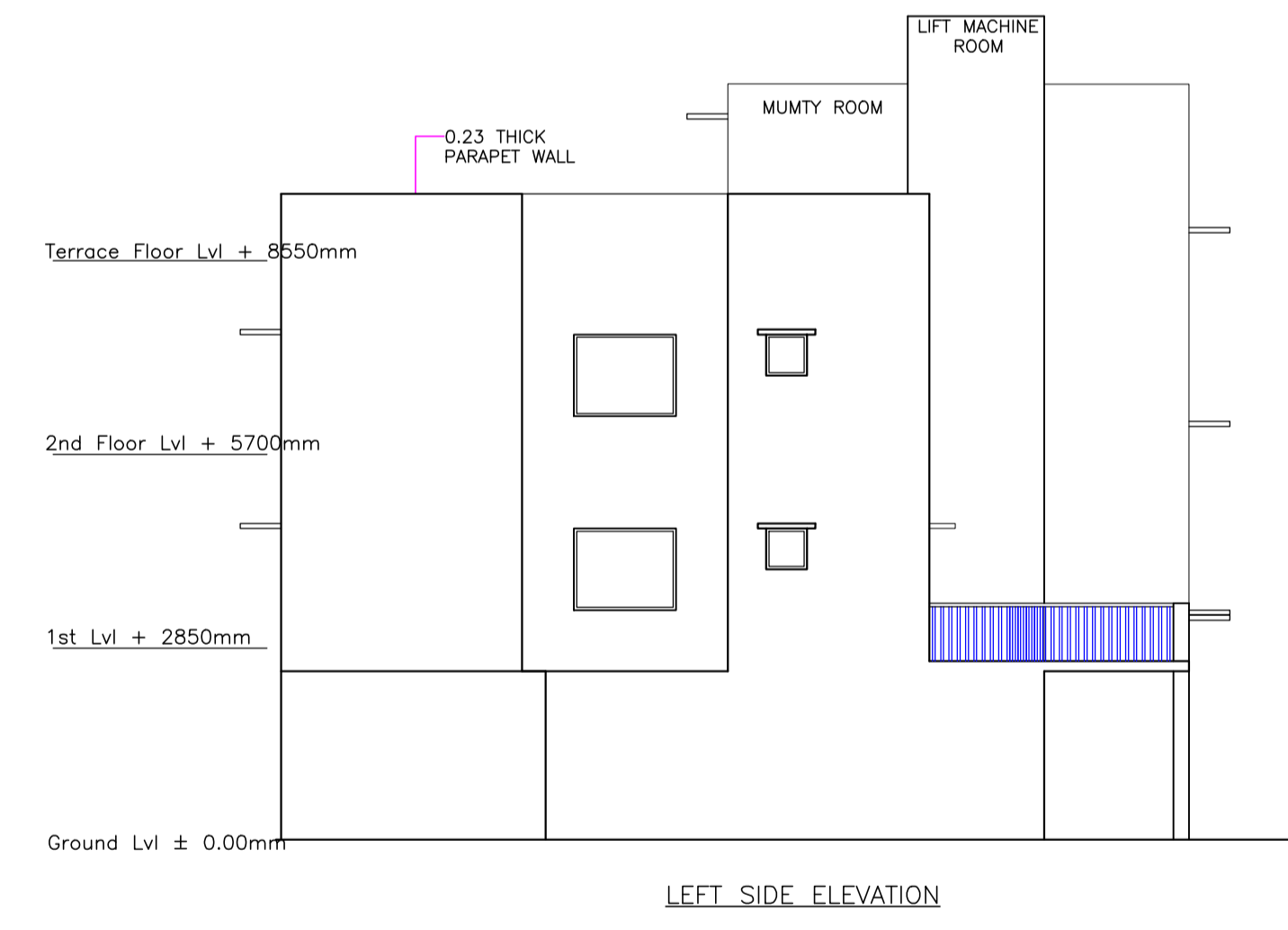
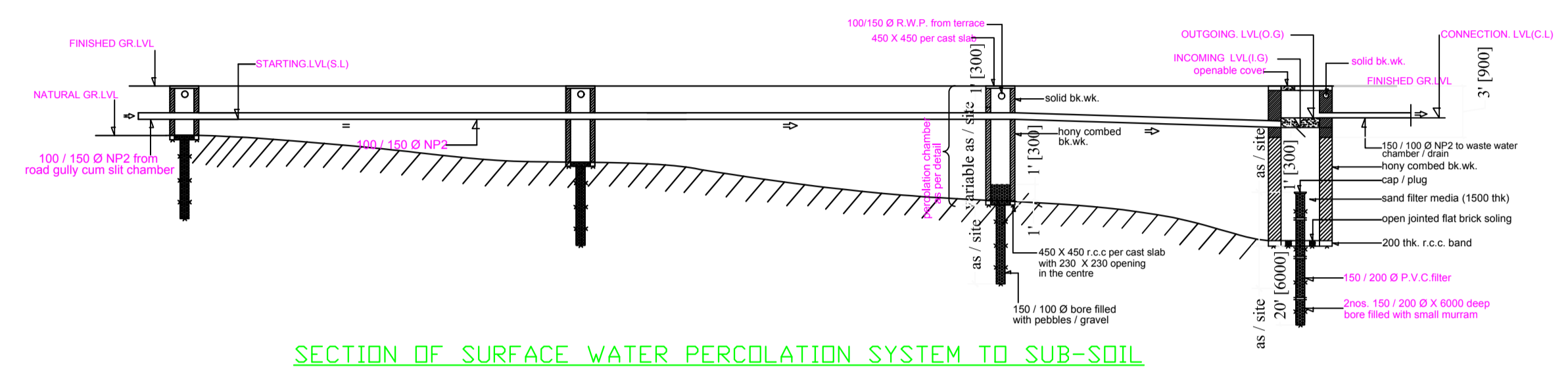
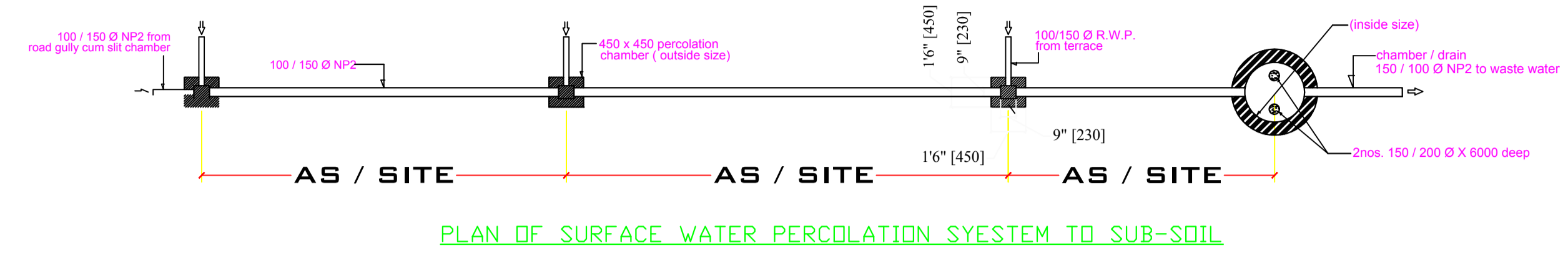
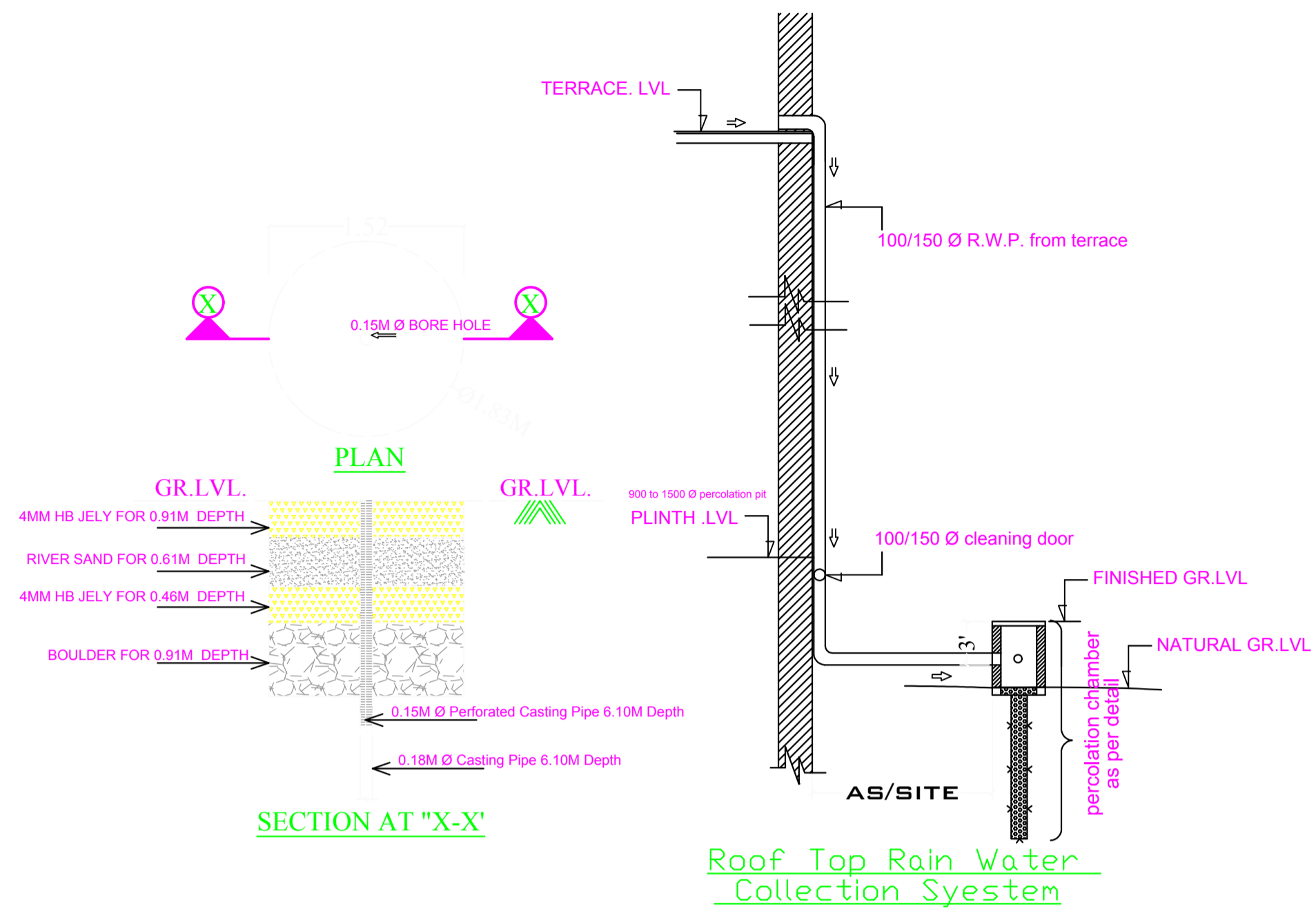
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
FIRST FLOOR PLAN	A	FLAT	84.01	81.41	7	1
SECOND FLOOR PLAN	B	FLAT	84.01	81.41	7	1
Total:	-	-	168.02	162.82	14	2

Proposal Basic Information	
Proposal File No.	JNAC/BP/0080/W2/2020
Owner Name	Smt. Bharati Singh W/o Sri. Rajesh Kumar Singh
Khata No	Nil
Plot No	Ho. No.-481 Sonary West NLO Area
Village Name	SONARI
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment



LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
L K Suman JNAC/ENG/0006/2016			

Proposal Basic Information	
Proposal File No.	JNAC/BP/0080/W2/2020
Owner Name	Smt. Bharati Singh W/o Sri. Rajesh Kumar Singh
Khata No	Nil
Plot No	Ho. No.-481 Sonary West NLO Area
Village Name	SONARI
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment



LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
L K Suman JNAC/ENG/0006/2016			