

SITE PLAN

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	Accessory Use	Parking					
A (SHRILEKHA KARN AND MALA UPADHYAY)	1	795.59	12.39	25.11	259.62	563.33	11.04	574.37	574.37	12
Grand Total	1	795.59	12.39	25.11	259.62	563.33	11.04	574.37	574.37	12

Proposal Basic Information

Proposal File No.	JNAC/BP/0065/W1/2020
Owner Name	SHRILEKHA KARN AND MALA UPADHYAY
Khata No.	19
Plot No.	1302
Village Name	BHATIA
Use	Residential
SubUse	Residential Bldg/Apartment

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.
A (SHRILEKHA KARN AND MALA UPADHYAY)	Residential	Residential Bldg/Apartment	> 0	1	12.00	1.00	12	-	-	-	-
			> 0	1	12.00	-	-	-	-	1	12
			> 0	1	12.00	-	-	1	2	-	-
Total			-	-	-	-	12	12	2	1	15

Parking Check (Table 7b)

Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	6	75.00
Two Stack Car	-	-	6	75.00
Total Car	12	150.00	12	150.00
Visitor's Car Parking	-	-	1	12.50
Total Visitor Parking	2	25.00	2	26.00
Parallel Visitor's Car Parking	-	-	1	13.50
TwoWheeler	-	-	15	30.00
Total TwoWheeler	12	24.00	15	30.00
Other Parking	-	-	-	91.32
Total	-	199.00	-	327.32

AREA STATEMENT JAMSHEDPUR NAC

VERSION NO. : 1.0.49	VERSION DATE: 22/06/2020
PROJECT DETAIL:	Plot Use: Residential
Region: JHARKHAND URBAN LOCAL BODIES	Plot SubUse: Residential Bldg/Apartment
District: EAST SINGBHUM	PlotNearby/ReligiousStructure: NA
Authority: JAMSHEDPUR NAC	PlotSubPlot No: 1302
Inward No: JNAC/BP/0065/W1/2020	North: Road Width - 5.20 MTR WIDE MAIN ROAD
Application Type: General Proposal	South: Plot No. - OWNER S PLOT
Project Type: Building Permission	East: Plot No. - CHILDREN PARK
Nature of Development: New	West: Road Width - 3.66 MTR WIDE SIDE ROAD
Location of Development Area: Old Area	
AREA DETAILS:	SQ.MT.
AREA OF PLOT (Minimum)	(A) 448.99
Deduction for NetPlot Area	
Surrender Free of Cost	27.75
Total	27.75
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions) 421.25
Deduction for Balance Plot Area(from Gross Plot Area)	
Surrender Free of Cost	27.75
Common Plot	48.19
Total	75.93
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions) 373.06
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions) 421.25
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions) 448.99
COVERAGE CHECK	
Permissible Coverage area (60.00 %)	252.75
Proposed Coverage Area (47.21 %)	198.89
Total Prop. Coverage Area (47.21 %)	198.89
Balance coverage area (12.79 %)	53.86
FAR CHECK	
Perm. FAR Area (1.80)	808.18
Total Perm. FAR area	808.18
Residential FAR	563.32
Proposed FAR Area	574.37
Total Proposed FAR Area	574.37
Consumed FAR (Factor)	1.28
Balance FAR Area	233.81
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	795.59
ARCHITECT (Regd)	Anoop Kumar
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	SHRILEKHA KARN AND MALA UPADHYAY
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)	Light Blue
EXISTING (To be demolished)	Light Yellow

Buildingwise Floor FAR Details

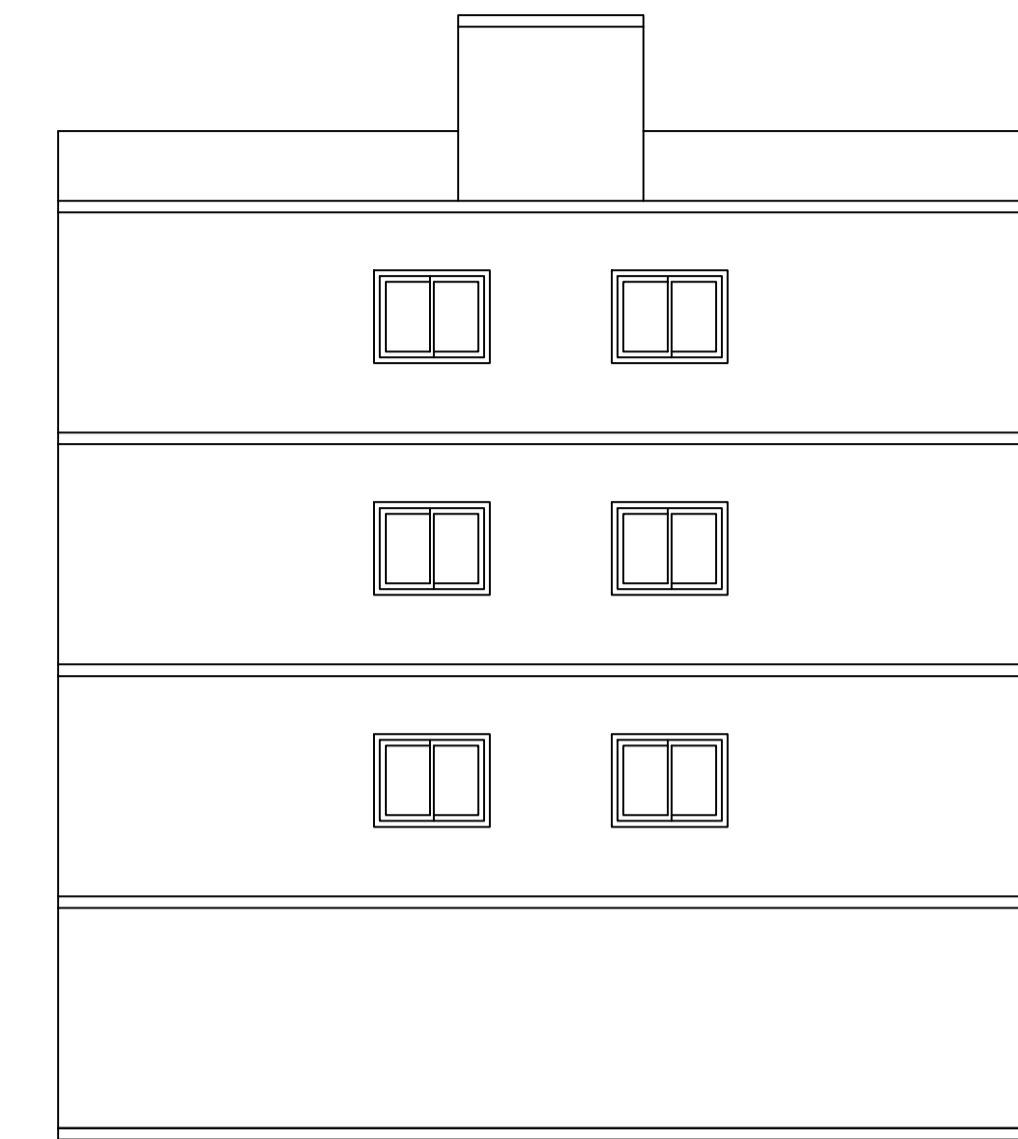
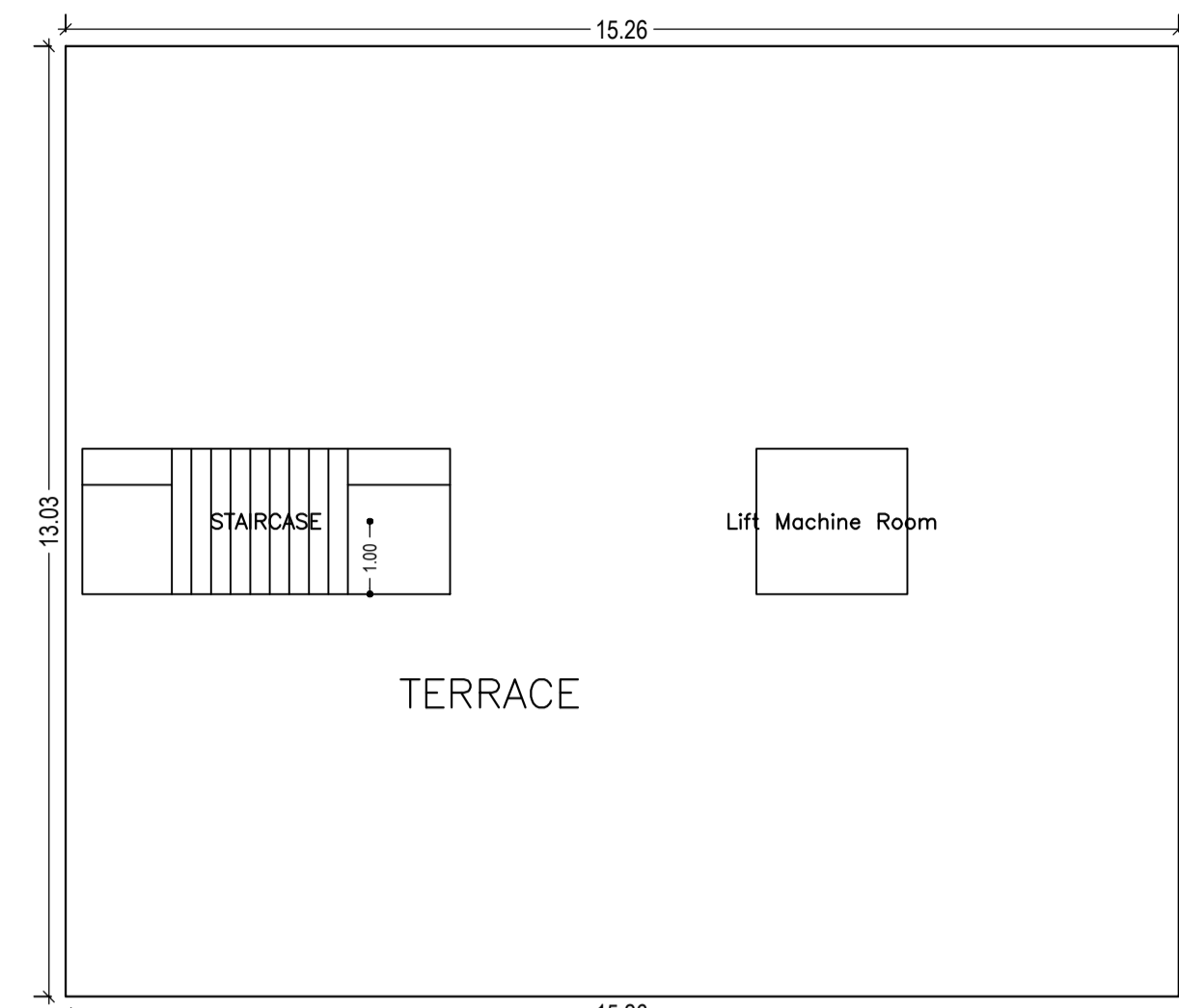
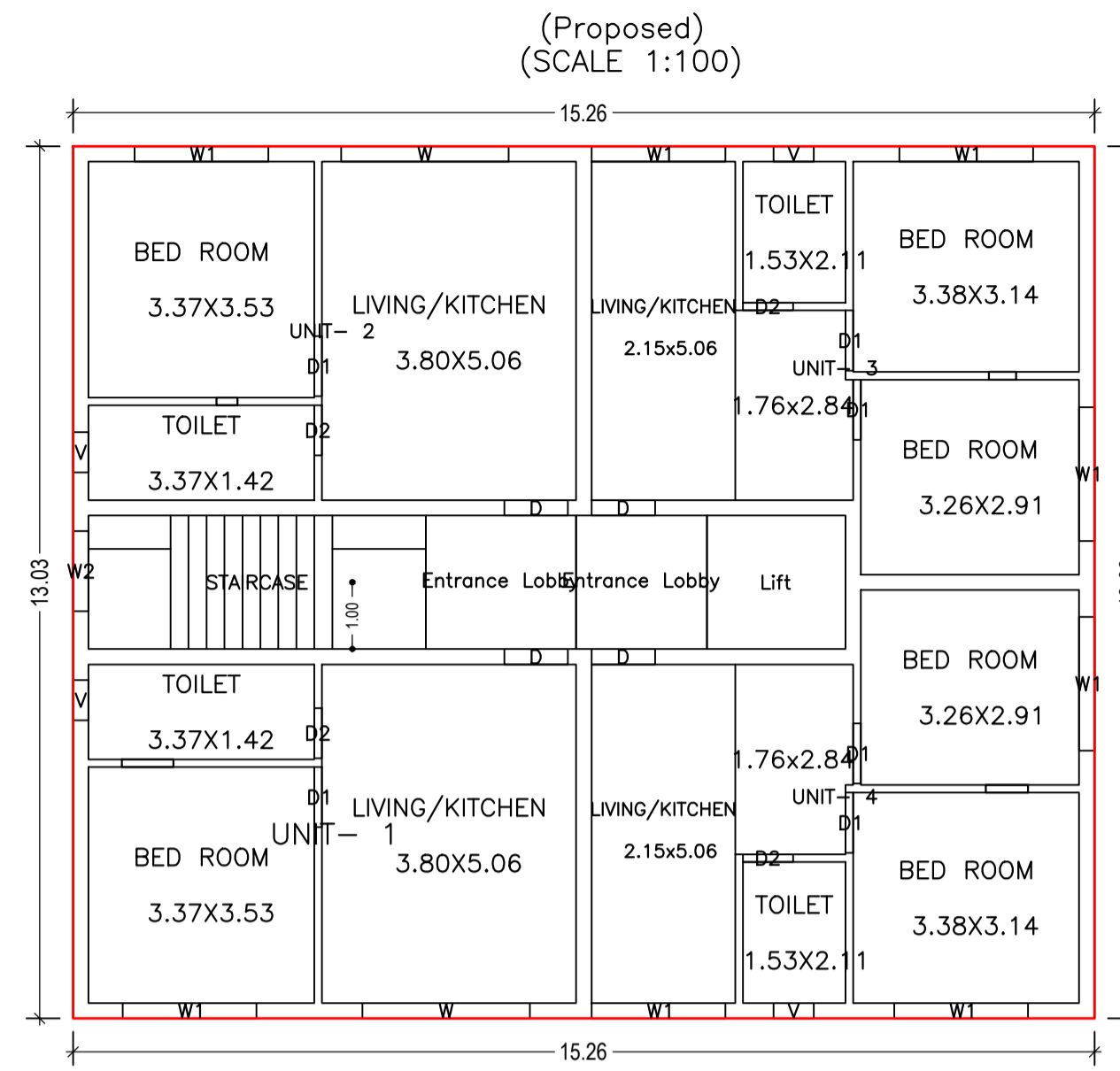
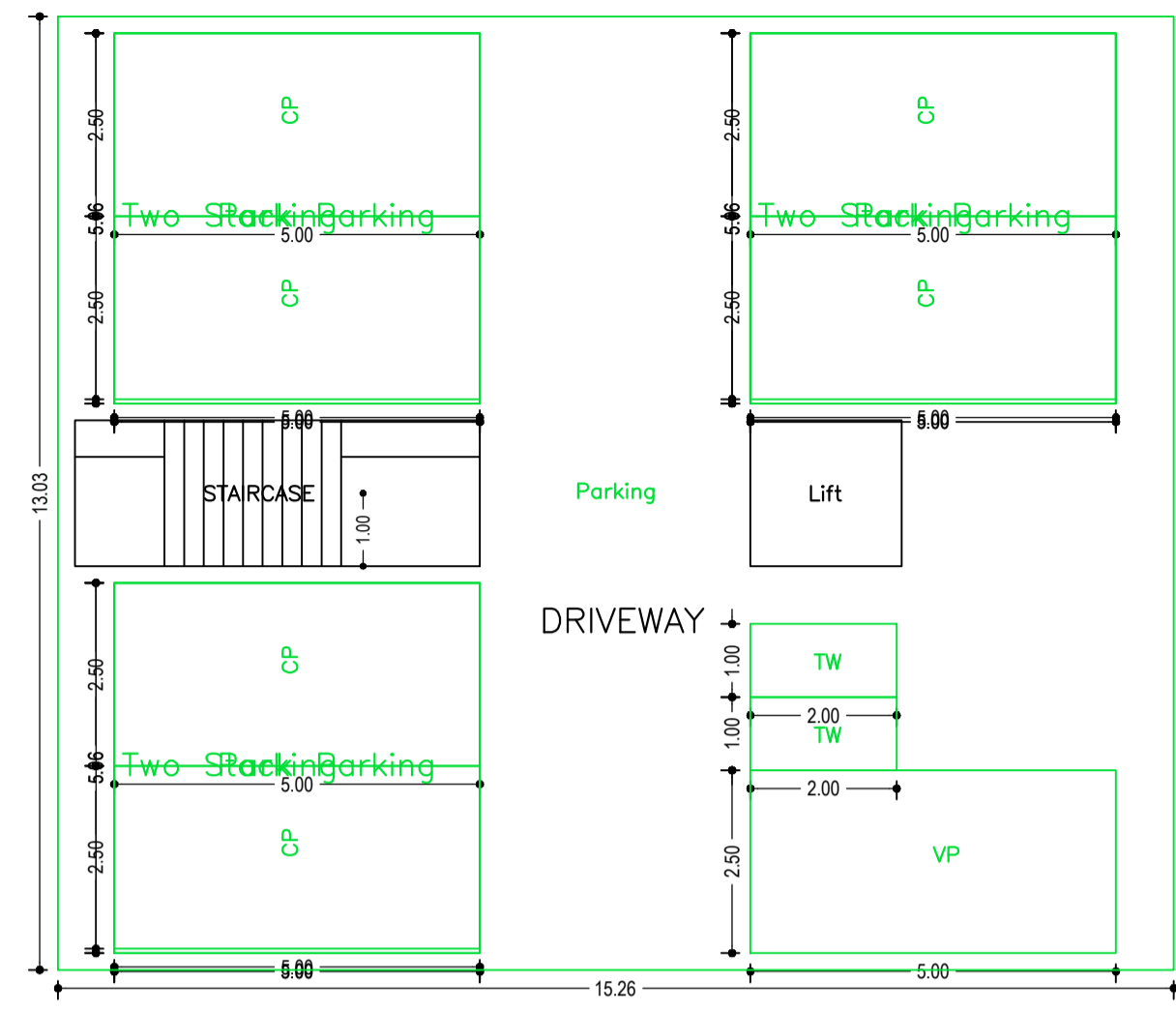
Floor Name	Building Name A (SHRILEKHA KARN AND MALA UPADHYAY)		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Basement Floor	198.89	11.04	198.89	11.04
Ground Floor	198.90	190.53	198.90	190.53
First Floor	198.90	186.40	198.90	186.40
Second Floor	198.90	186.40	198.90	186.40
Terrace Floor	0.00	0.00	0.00	0.00
Total	795.59	574.37	795.59	574.37

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
A (SHRILEKHA KARN AND MALA UPADHYAY)	Residential	Residential Bldg/Apartment	Non-Highrise

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
Anoop Kumar JNAC/ENG/0005/2016			

Proposal Basic Information	
Proposal File No.	JNAC/BP/0065/W1/2020
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Khata No	19
Plot No	1302
Village Name	BHATIA
Use	Residential
SubUse	Residential Bldg/Apartment

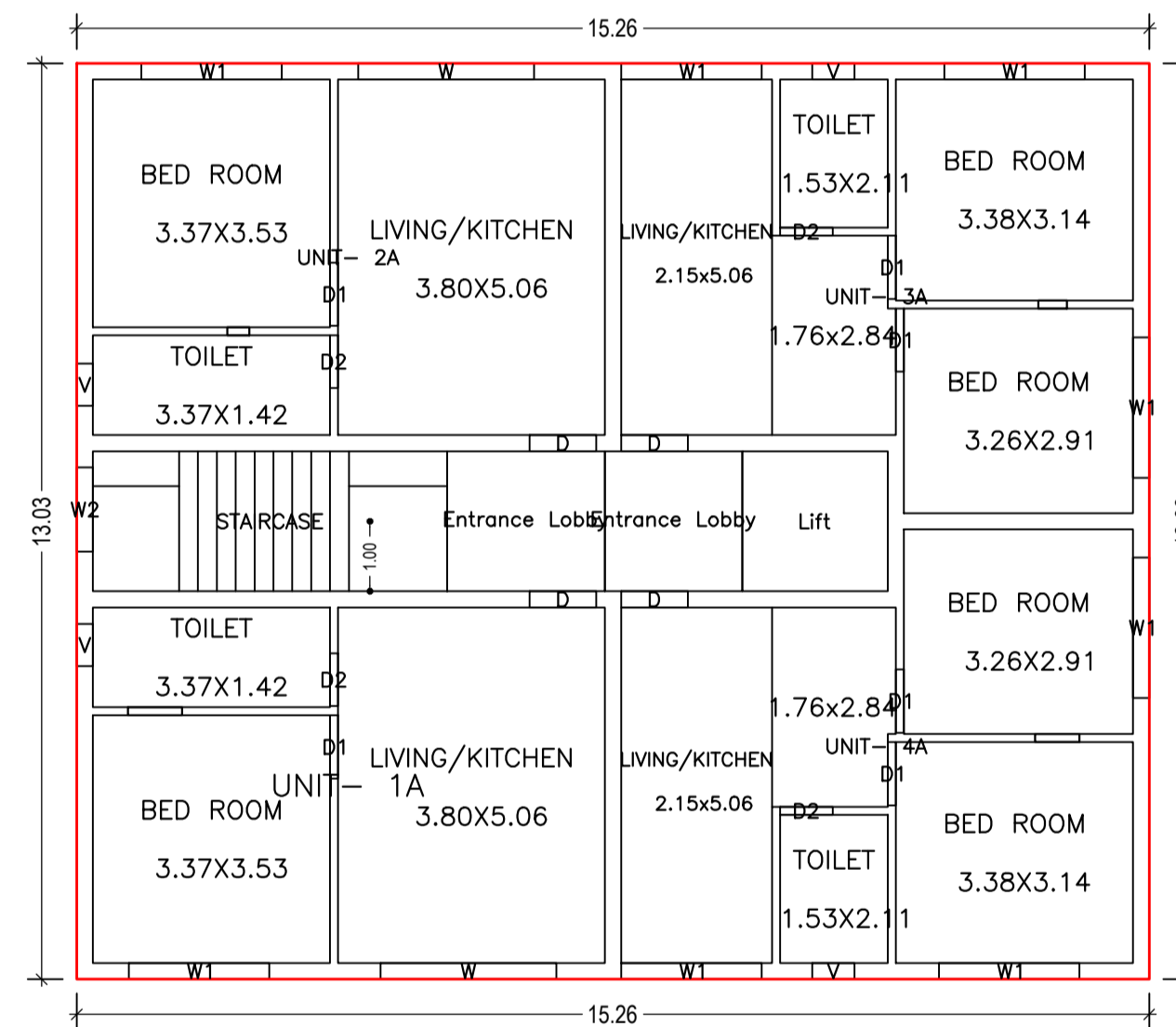
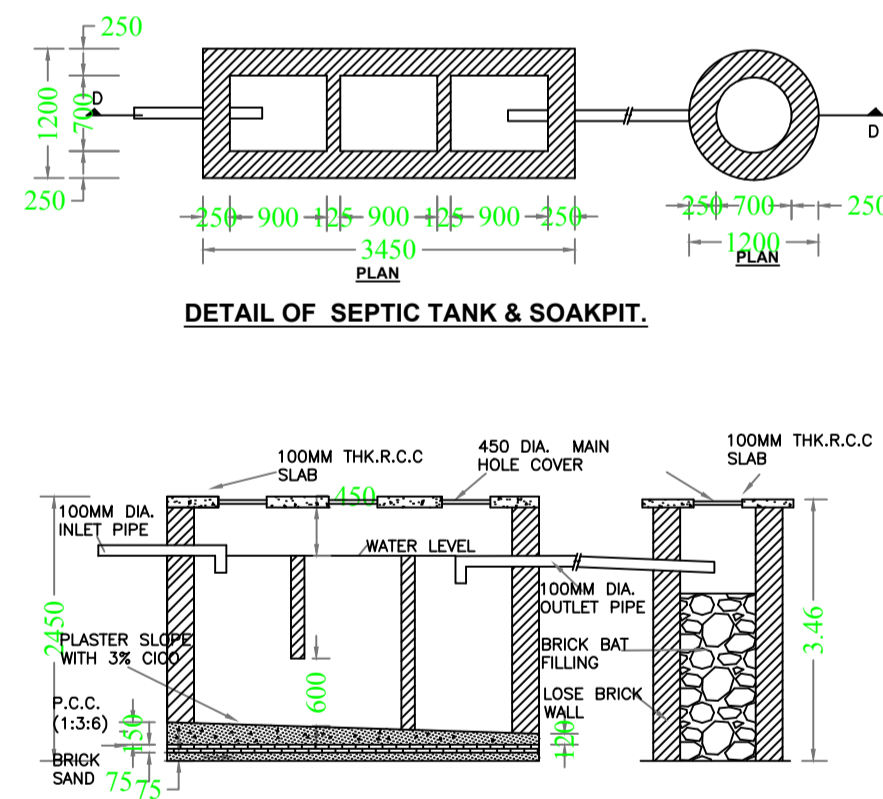


GROUND FLOOR PLAN (Proposed) (SCALE 1:100)

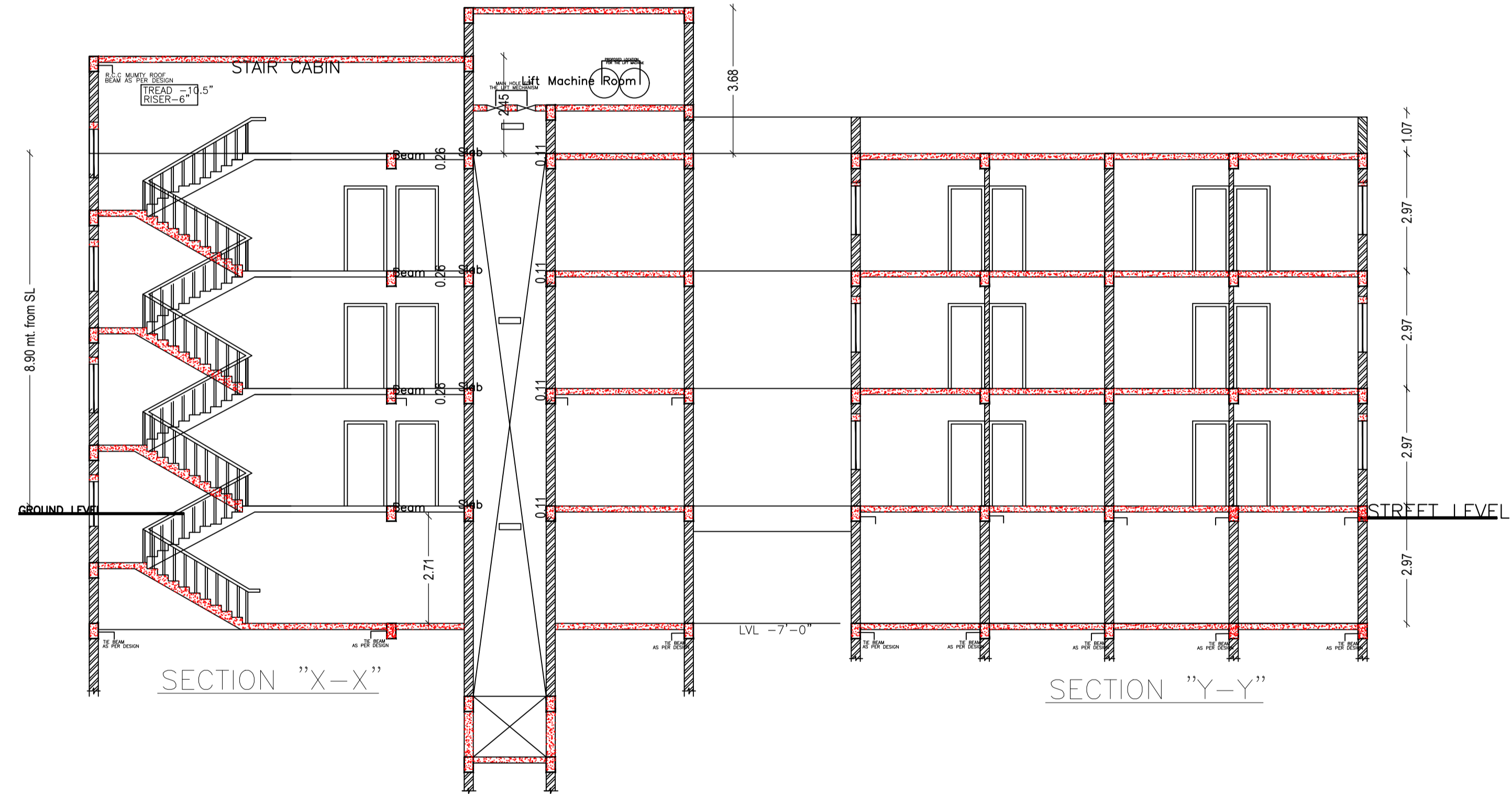
TERRACE FLOOR PLAN (SCALE 1:100)

RIGHT SIDE ELEVATION

BASEMENT FLOOR PLAN (SCALE 1:100)



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



Building :A (SHRILEKHA KARN AND MALA UPADHYAY)

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.)	Tnmt (No.)
		Lift	Accessory Use	Parking					
Basement Floor	198.89	4.13	0.00	259.62	0.00	11.04	11.04	00	
Ground Floor	198.90	0.00	8.37	0.00	190.53	0.00	190.53	04	
First Floor	198.90	4.13	8.37	0.00	186.40	0.00	186.40	04	
Second Floor	198.90	4.13	8.37	0.00	186.40	0.00	186.40	04	
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00	
Total :	795.59	12.39	25.11	259.62	563.33	11.04	574.37	574.37	12
Total Number of Same Buildings	1								
Total :	795.59	12.39	25.11	259.62	563.33	11.04	574.37	574.37	12

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (SHRILEKHA KARN AND MALA UPADHYAY)	D2	0.75	2.13	12
A (SHRILEKHA KARN AND MALA UPADHYAY)	D1	0.90	2.13	18
A (SHRILEKHA KARN AND MALA UPADHYAY)	D	0.95	2.13	12

SCHEDULE OF WINDOW/VENTILATION:

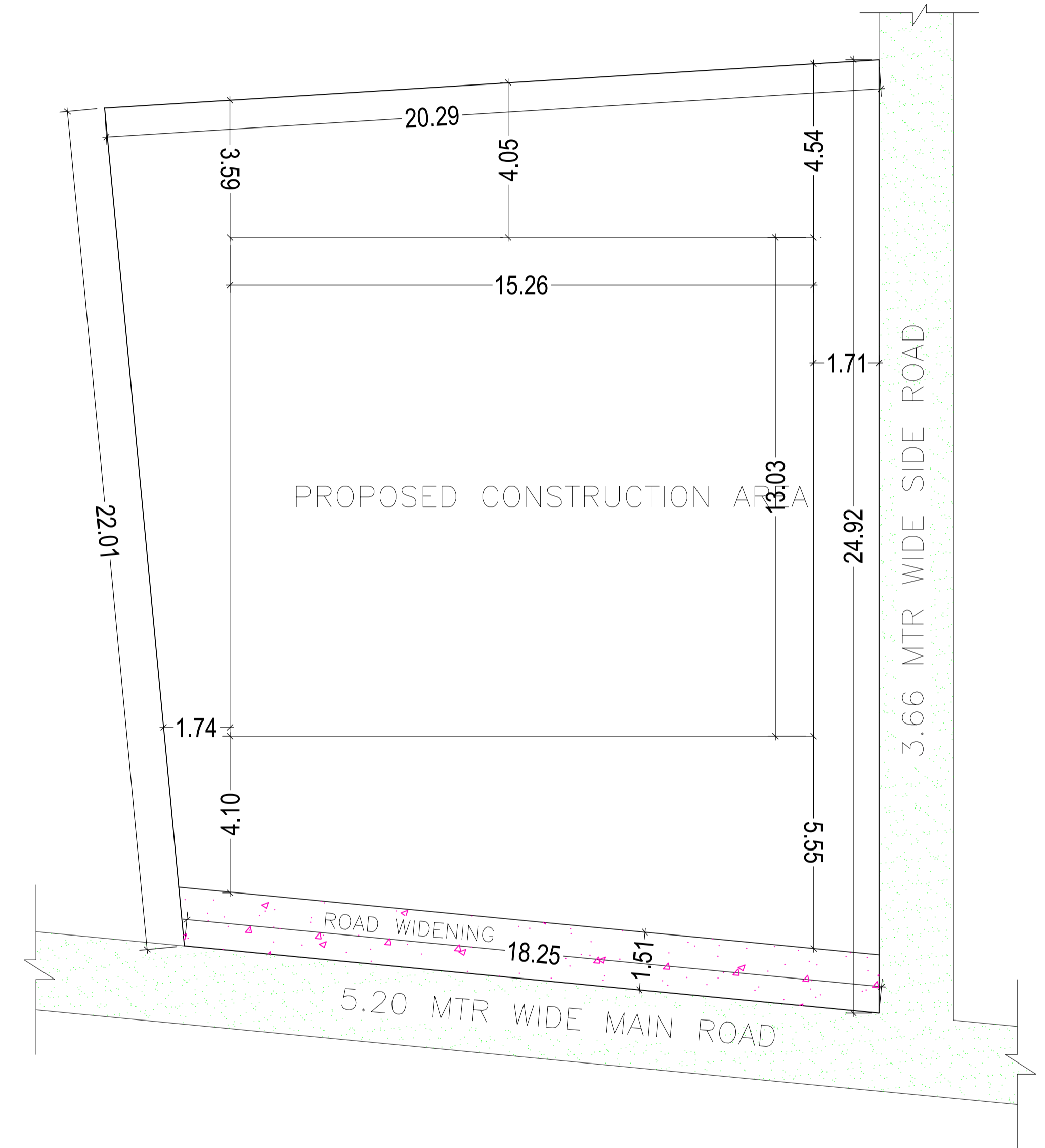
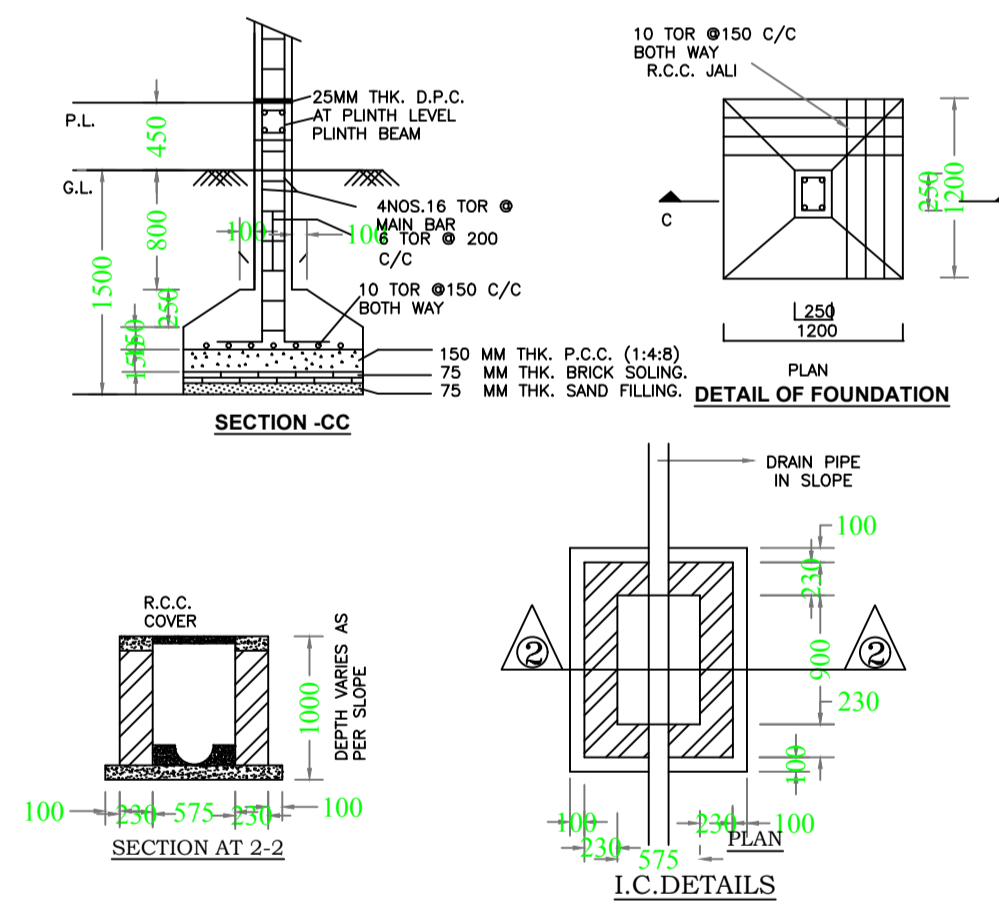
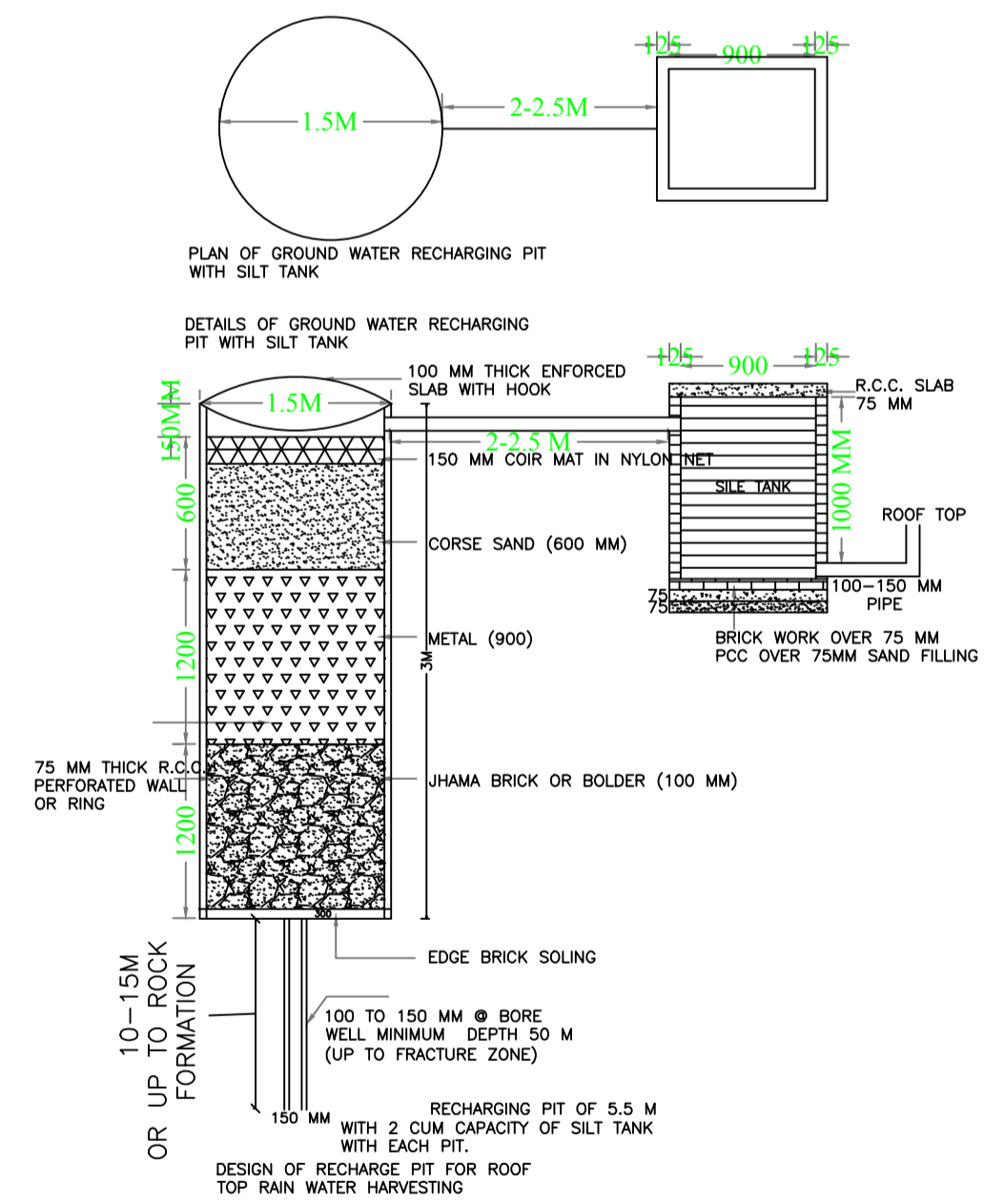
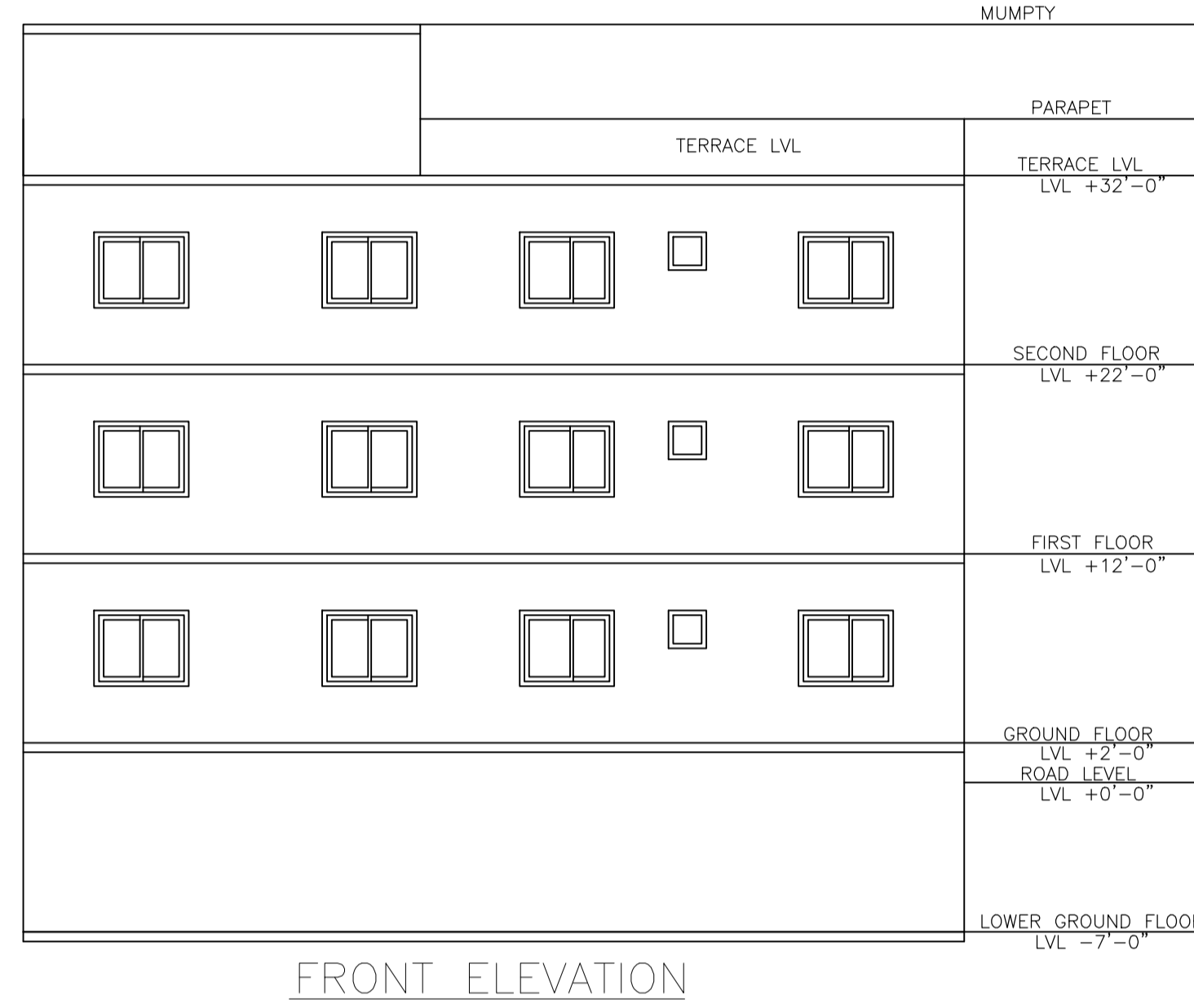
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (SHRILEKHA KARN AND MALA UPADHYAY)	V	0.60	2.70	12
A (SHRILEKHA KARN AND MALA UPADHYAY)	W2	1.20	2.70	03
A (SHRILEKHA KARN AND MALA UPADHYAY)	W1	2.00	2.70	24
A (SHRILEKHA KARN AND MALA UPADHYAY)	W	2.50	2.70	06

UnitBUA Table for Building :A (SHRILEKHA KARN AND MALA UPADHYAY)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	UNIT-1	FLAT	36.86	36.77	3	4
	UNIT-2	FLAT	36.86	36.83	3	
	UNIT-3	FLAT	40.49	40.44	4	
	UNIT-4	FLAT	40.49	40.41	4	
TYPICAL - 1 & 2 FLOOR PLAN	UNIT-1A	FLAT	36.86	36.77	3	8
	UNIT-2A	FLAT	36.86	36.83	3	
	UNIT-3A	FLAT	40.49	40.44	4	
	UNIT-4A	FLAT	40.49	40.41	4	
Total:	-	-	464.10	463.37	42	12

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
Anoop Kumar JNAC/ENG/0005/2016			

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