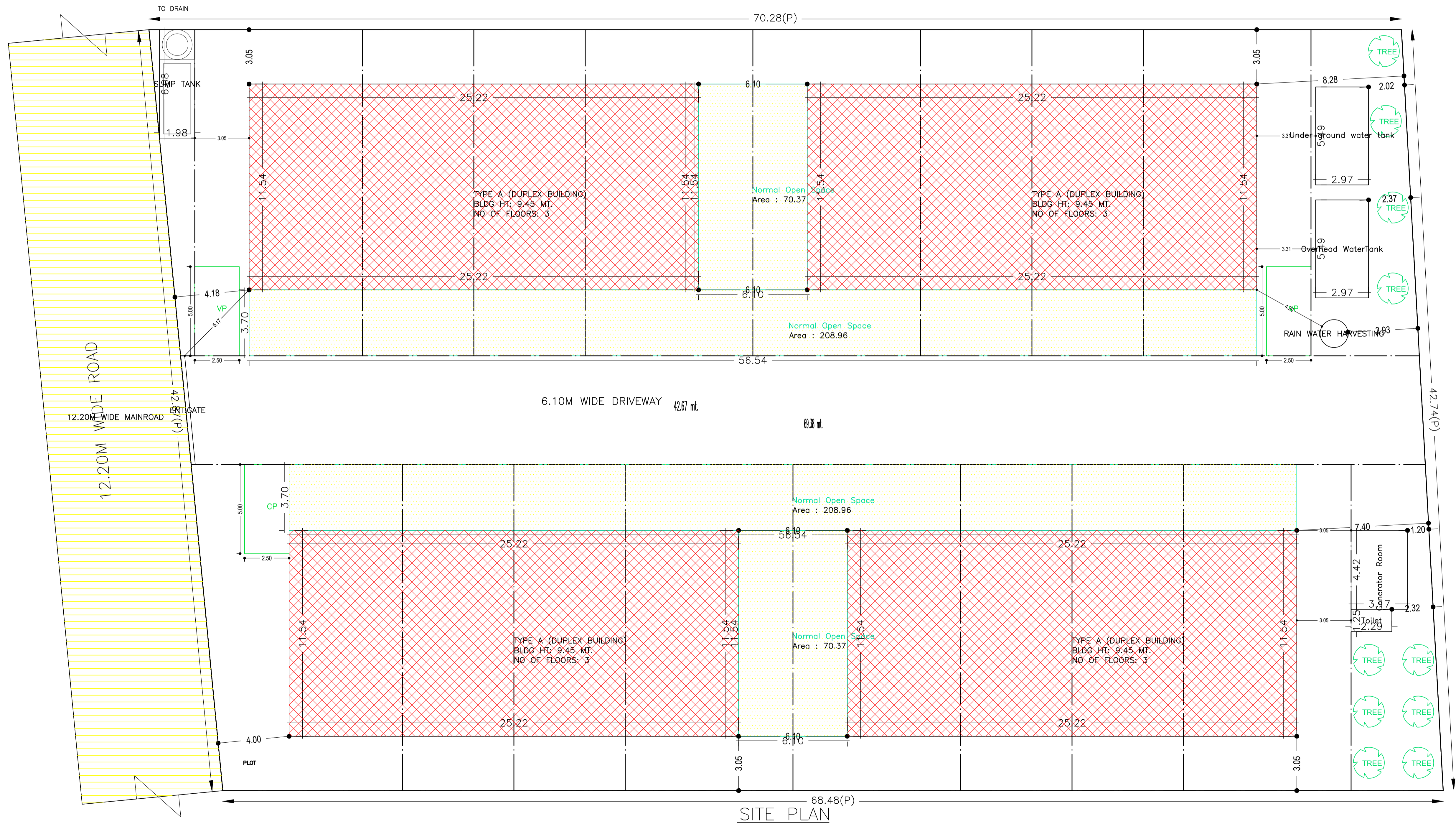


Proposal Basic Information	
Proposal File No.	JNAC/BP/0021/W17/2021
Owner Name	MS KEDARNATH BUILDERS
Khata No	16,17,47 (New) & 13,12,9 (R.S.)
Plot No	656(p),658(p),674(p),673(NEW) & 4604(p),4598(p),4603(p)
Village Name	MOHARDA
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment



SITE PLAN

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
Rahul Pandey JNAC/ARC/0007/2017			

Proposal Basic Information

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Village Name	MOHARDA
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

AREA STATEMENT JAMSHEDPUR NAC	VERSION NO.: 1.0.55 VERSION DATE: 16/10/2020
PROJECT DETAIL:	
Region: JHARKHAND URBAN	Plot Use: Residential
LOCAL BODIES	Plot SubUse: Bungalow/ Dwelling / Non Apartment
District: EAST SINGHBHUM	PlotNearbyReligiousStructure: NA
Authority: JAMSHEDPUR NAC	Plot/SubPlot No: 656(p),658(p),674(p),673(NEW) & 4604(p),4598(p),4603(p),4602(p)(R.S.)
Inward_No: JNAC/BP/0021/W17/2021	North: Road Width - 18.29
Application Type: General Proposal	South: Plot No - 658(P),673(P)& 674(P)
Project Type: Building Permission	Nature of Development: New
Nature of Development: New	East: Plot No - 656(P),675 & 674(P)
Location of Development Area: Old Area	West: Road Width - 12.50
AREA DETAILS:	
AREA OF PLOT (Minimum)	(A) 2960.24
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions) 2960.24
Deduction for Balance Plot Area(from Gross Plot Area)	
Common Plot	558.66
Total	558.66
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions) 2401.58
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions) 2960.24
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions) 2960.24
COVERAGE CHECK	
Permissible Coverage area (50.00 %)	1480.12
Proposed Coverage Area (39.34 %)	1164.69
Total Prop. Coverage Area (39.34 %)	1164.69
Balance coverage area (10.66 %)	315.43
FAR CHECK	
Perm. FAR Area (2.50)	7400.60
Total Perm. FAR area	7400.60
Residential FAR	2313.03
Proposed FAR Area	2466.67
Total Proposed FAR Area	2466.67
Consumed FAR (Factor)	0.83
Balance FAR Area	4933.93
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	3494.05
ARCHITECT (Regd)	Rahul Pandey
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	MS KEDARNATH BUILDERS
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)	

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.)
			Void	Parking					
TYPE A (DUPEX BUILDING)	4	3494.04	16.32	1011.05	2313.04	153.64	2466.68	2466.68	16
Grand Total	4	3494.04	16.32	1011.05	2313.04	153.64	2466.68	2466.68	16

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	1164.68	153.64	1164.68	153.64
First Floor	1164.68	1156.52	1164.68	1156.52
Second Floor	1164.68	1156.52	1164.68	1156.52
Terrace Floor	0.00	0.00	0.00	0.00
Total	3494.04	2466.68	3494.04	2466.68

Building USE/SUBUSE Details

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

Required Parking(Table 7a)

Building Name	Type	SubUse	Area (Sq.mt.)	Units		Car			Visitors Car		
				Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.
TYPE A (DUPEX BUILDING)	Residential	Bungalow/ Dwelling / Non Apartment	> 0	1	16.00	1.00	16	-	-	-	-
			> 0	1	16.00	-	-	-	1	2	-
Total			-	-	-	-	16	17	-	2	2

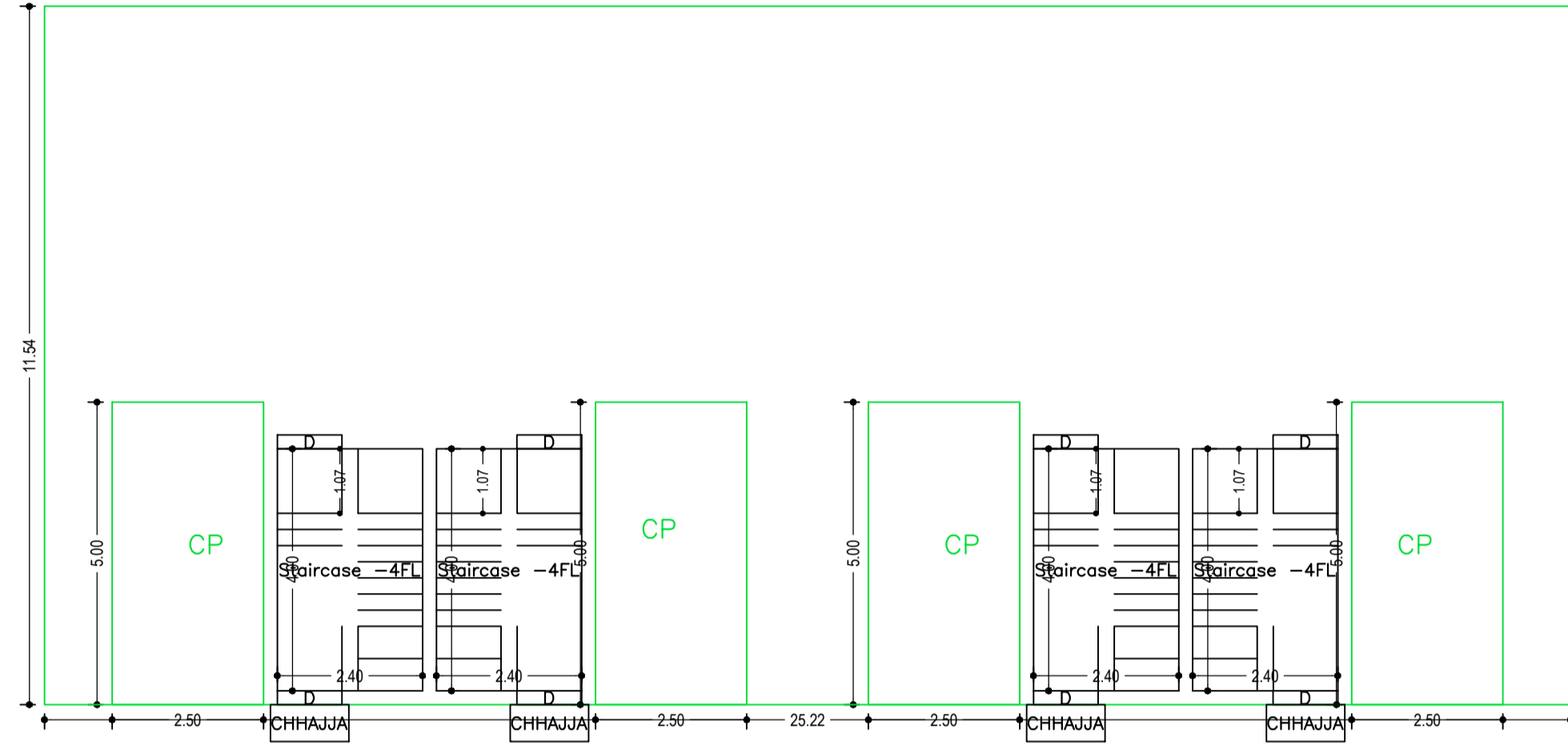
Parking Check (Table 7b)

Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	17	212.50
Total Car	16	200.00	17	212.50
Visitor's Car Parking	-	-	2	25.00
Total Visitor Parking	2	25.00	2	25.00
Other Parking	-	-	-	811.05
Total	225.00	-	-	1048.55

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
Rahul Pandey JNAC/ARC/0007/2017			

Proposal Basic Information	
Proposal File No.	JNAC/BP/0021/W17/2021
Owner Name	MS KEDARNATH BUILDERS
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Plot No	656(p),658(p),674(p),673(NEW) & 4604(p),4598(p),4603(p)
Village Name	MOHARDA
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

(Proposed)
(SCALE 1:100)

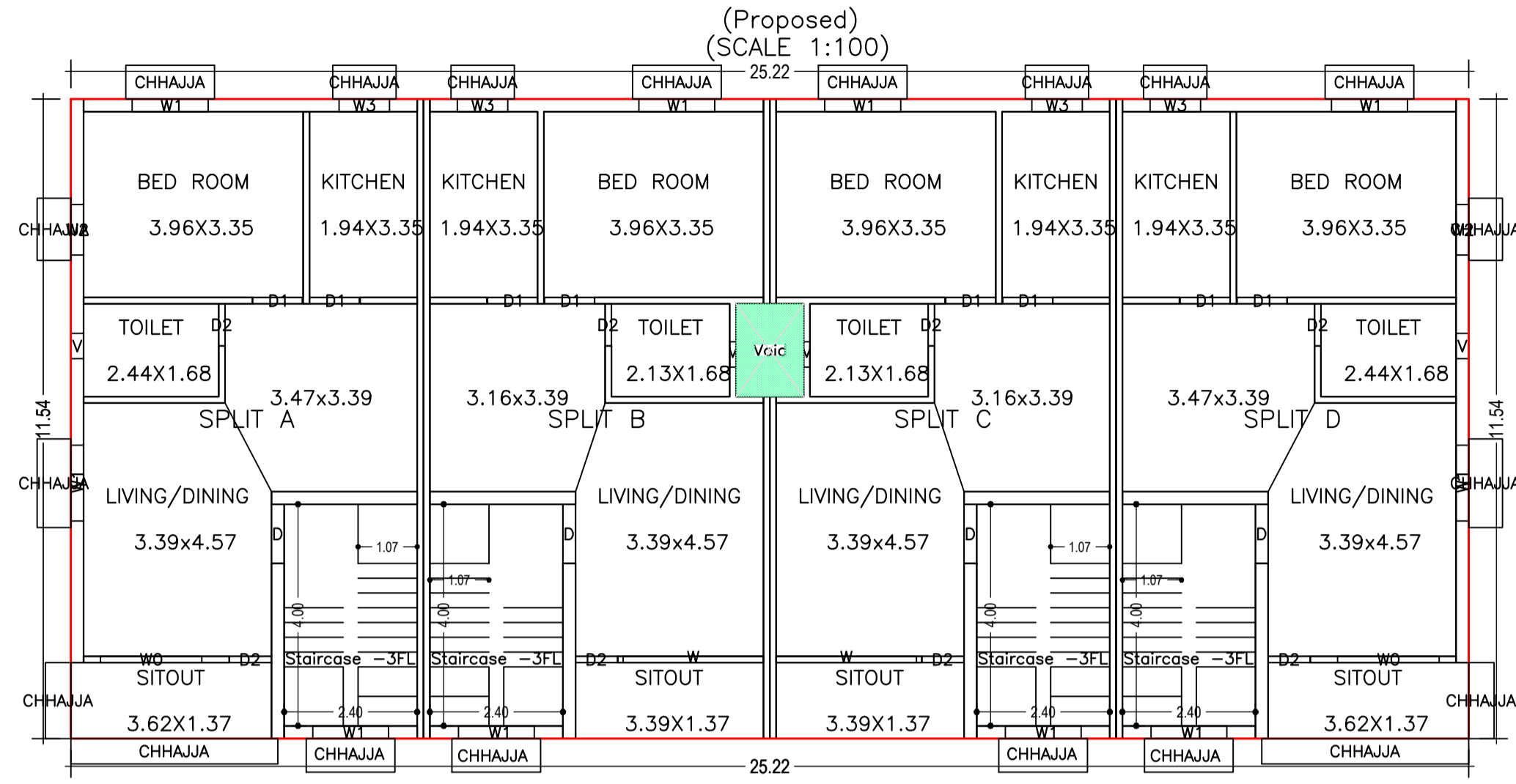


GROUND FLOOR PLAN
(SCALE 1:100)

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
Rahul Pandey JNAC/ARC/0007/2017			

Proposal Basic Information

Proposal File No.	JNAC/BP/0021/W17/2021
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Village Name	MOHARDA
Use	Residential
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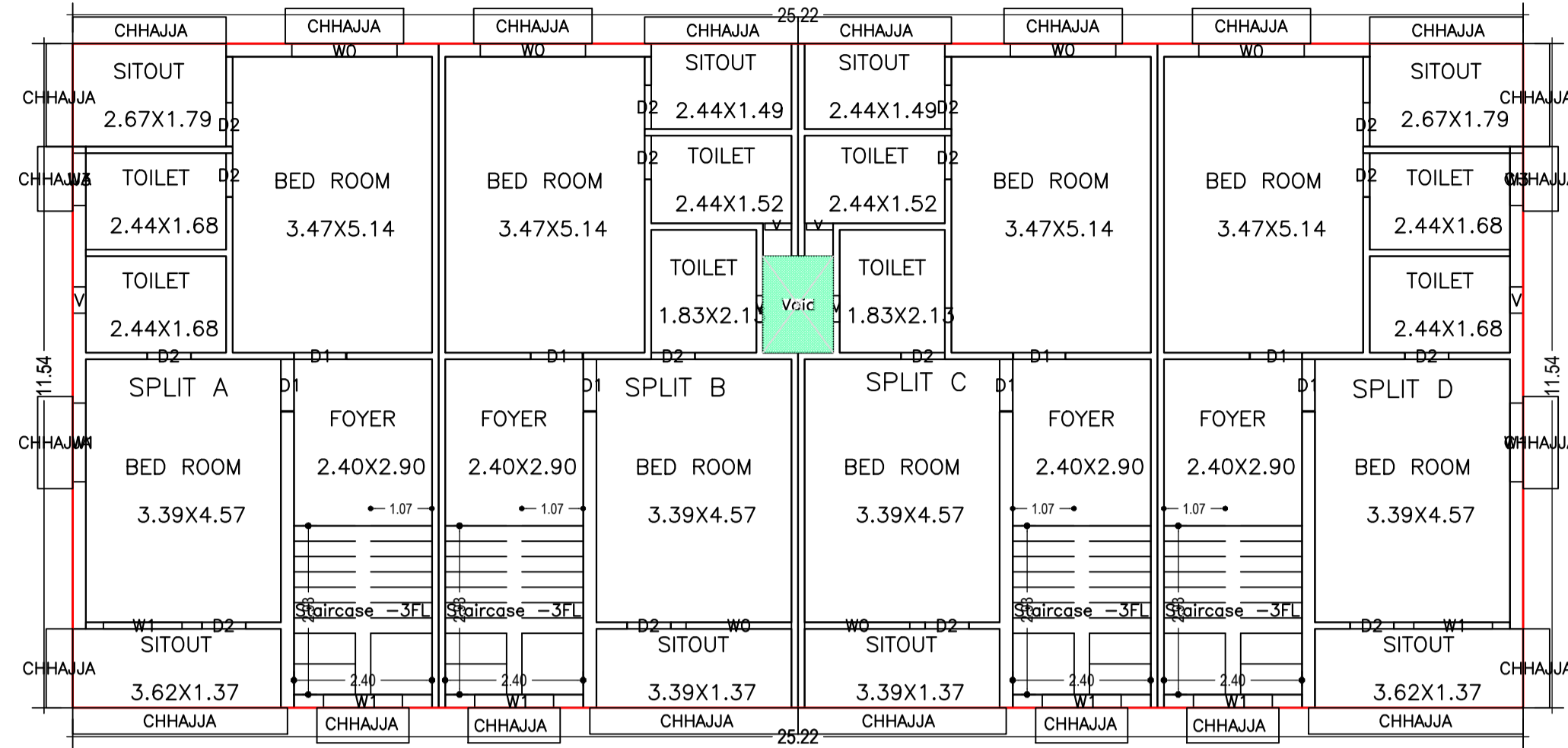
FIRST FLOOR PLAN
(Proposed)
(SCALE 1:100)

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
Rahul Pandey JNAC/ARC/0007/2017			

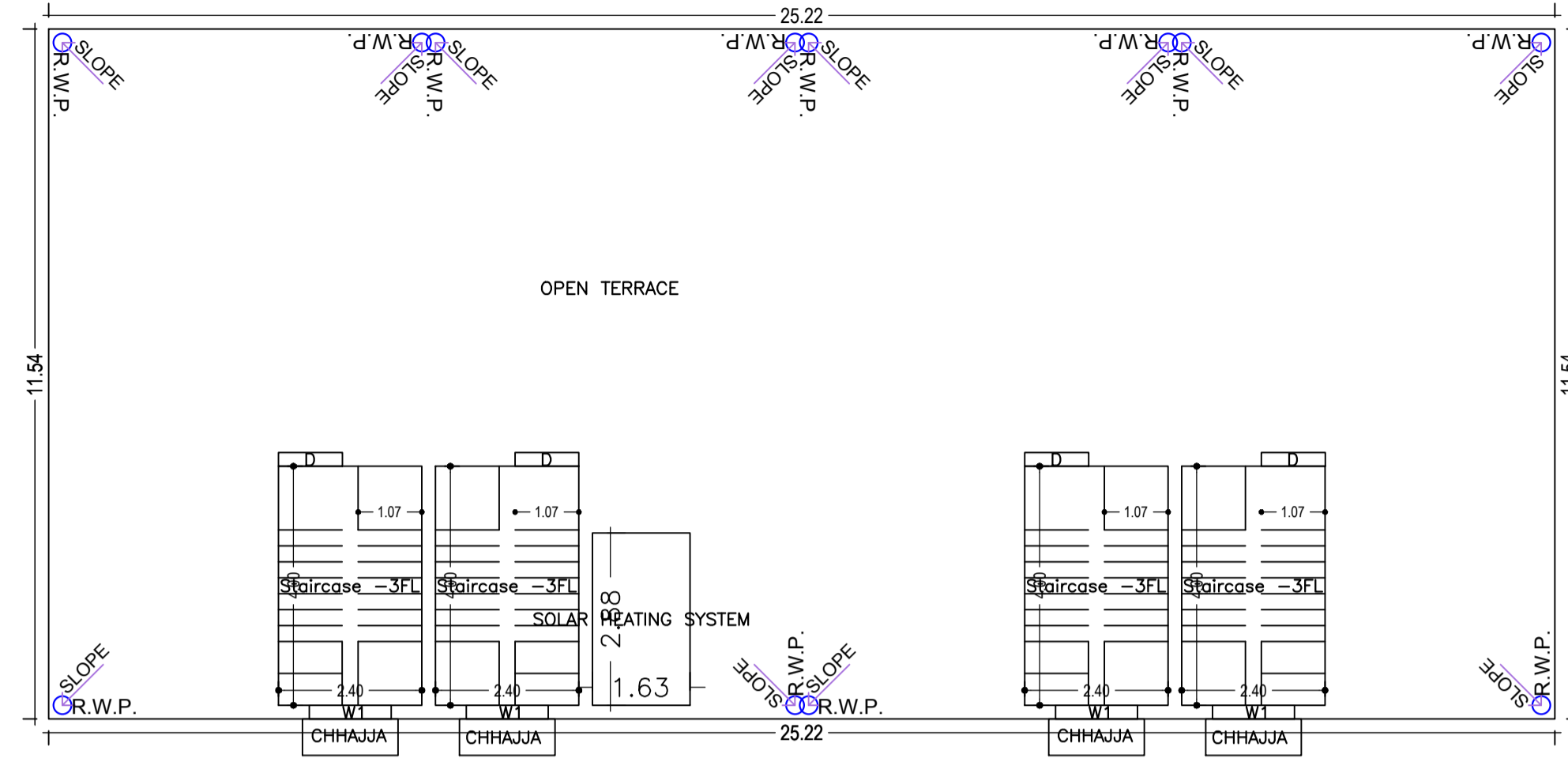
Proposal Basic Information

Proposal File No.	JNAC/BP/0021/W17/2021
Owner Name	MS KEDARNATH BUILDERS
Khata No	16,17,47 (New) & 13,12,9 (R.S.)
Plot No	656(p),658(p),674(p),673(NEW) & 4604(p),4598(p),4603(p)
Village Name	MOHARDA
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

(SCALE 1:100)



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



TERRACE FLOOR PLAN
(SCALE 1:100)

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
Rahul Pandey JNAC/ARC/0007/2017			

Proposal Basic Information

Proposal File No.	JNAC/BP/0021/W17/2021
Owner Name	MS KEDARNATH BUILDERS
Khata No	16,17,47 (New) & 13,12,9 (R.S.)
Plot No	656(p),658(p),674(p),673(NEW) & 4604(p),4598(p),4603(p)
Village Name	MOHARDA
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

Building :TYPE A (DUPLEX BUILDING)

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.)
		Void	Parking					
Ground Floor	291.17	0.00	252.76	0.00	38.41	38.41	38.41	00
First Floor	291.17	2.04	0.00	289.13	0.00	289.13	289.13	04
Second Floor	291.17	2.04	0.00	289.13	0.00	289.13	289.13	00
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	873.51	4.08	252.76	578.26	38.41	616.67	616.67	04
Total Number of Same Buildings :	4							
Total :	3494.04	16.32	1011.04	2313.04	153.64	2466.68	2466.68	16

UnitBUA Table for Building :TYPE A (DUPLEX BUILDING)

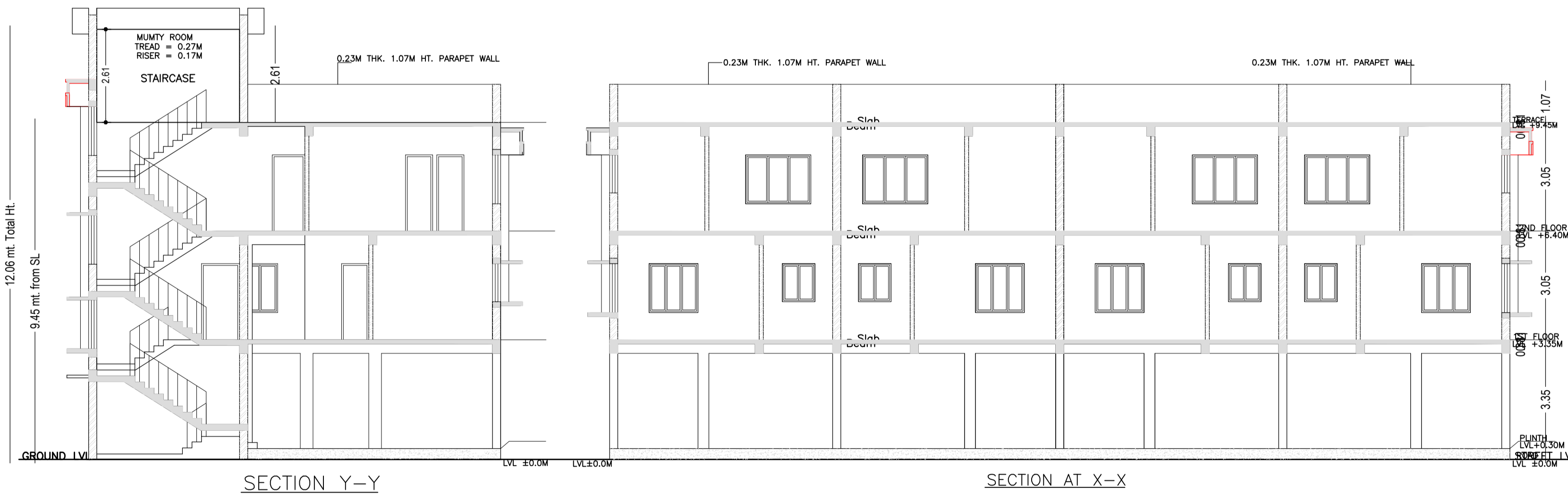
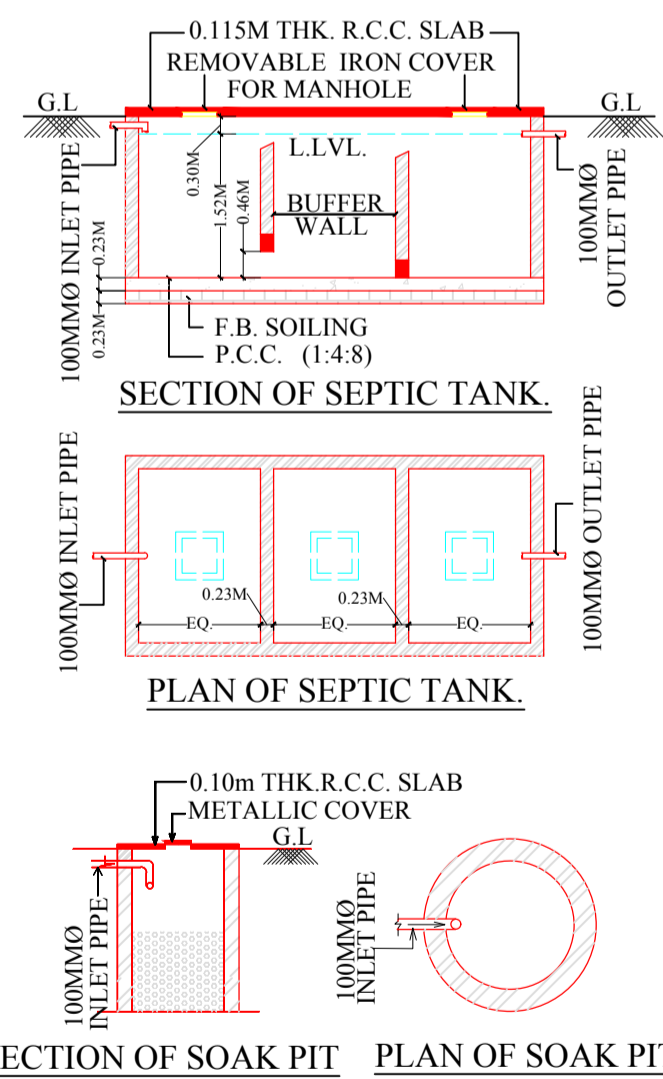
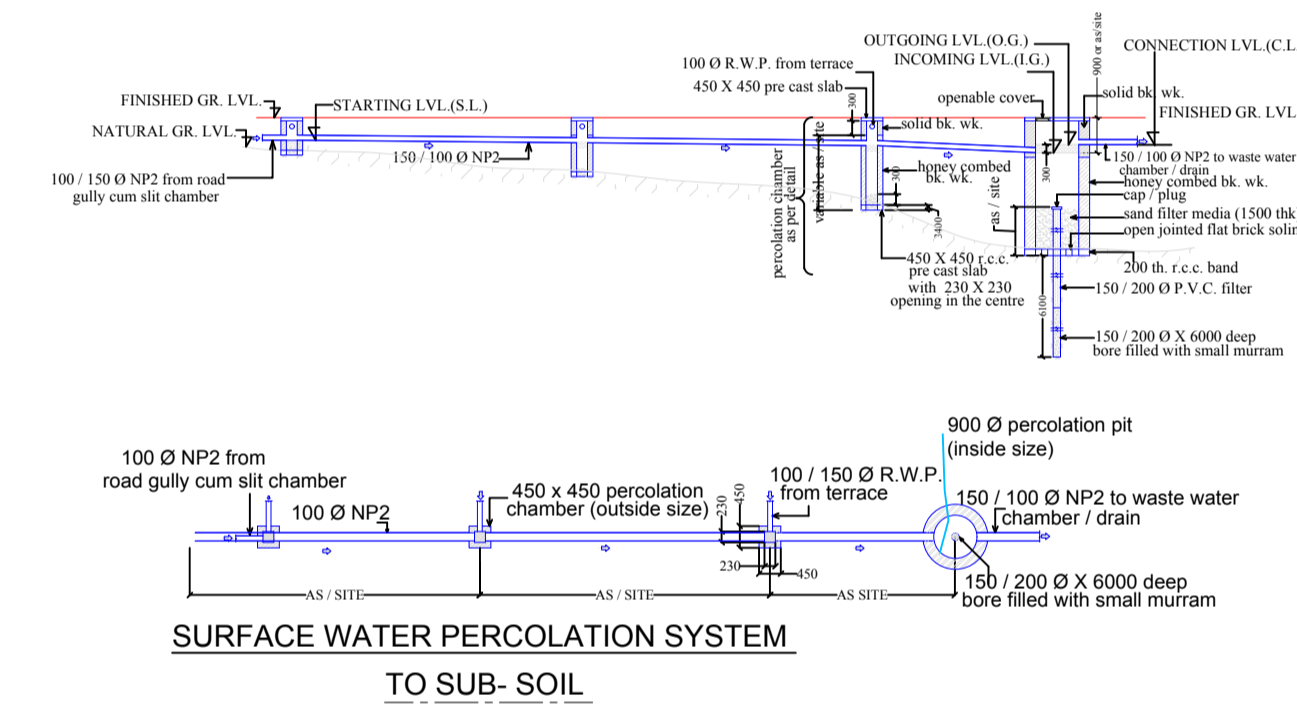
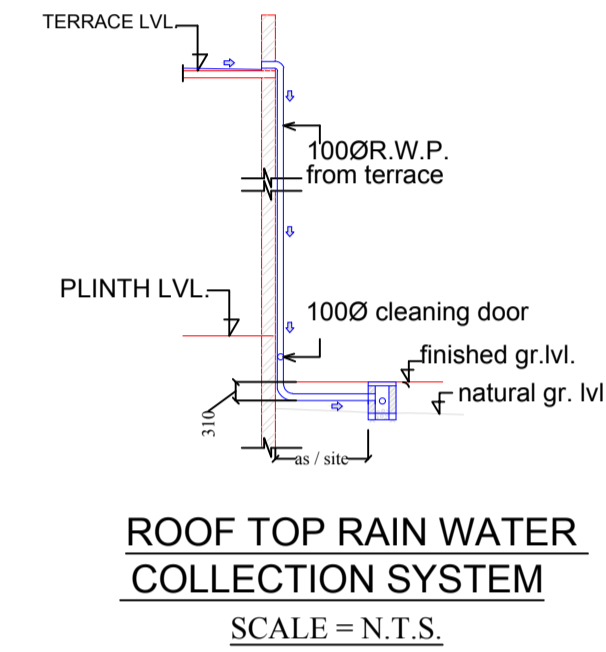
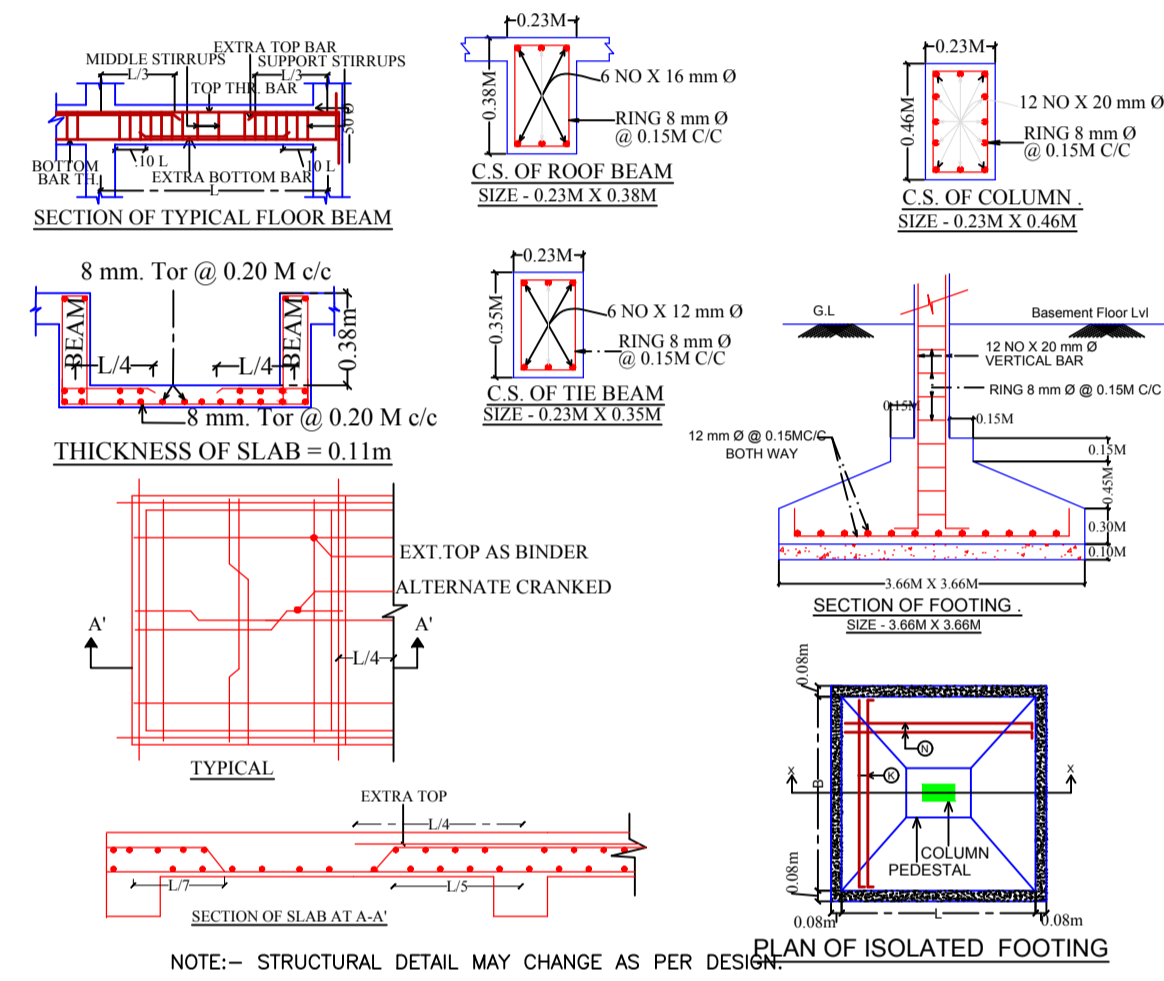
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
FIRST FLOOR PLAN	SPLIT A	FLAT	146.91	130.91	5	4
	SPLIT B	FLAT	142.00	127.57	5	
	SPLIT C	FLAT	142.00	127.57	5	
	SPLIT D	FLAT	146.91	130.91	5	
SECOND FLOOR PLAN	SPLIT A	FLAT	0.00	0.00	7	0
	SPLIT B	FLAT	0.00	0.00	7	
	SPLIT C	FLAT	0.00	0.00	7	
	SPLIT D	FLAT	0.00	0.00	7	
Total:	-	-	577.80	516.95	48	4

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
TYPE A (DUPLEX BUILDING)	D2	0.76	2.13	24
TYPE A (DUPLEX BUILDING)	D1	0.90	2.13	16
TYPE A (DUPLEX BUILDING)	D	1.07	2.13	04

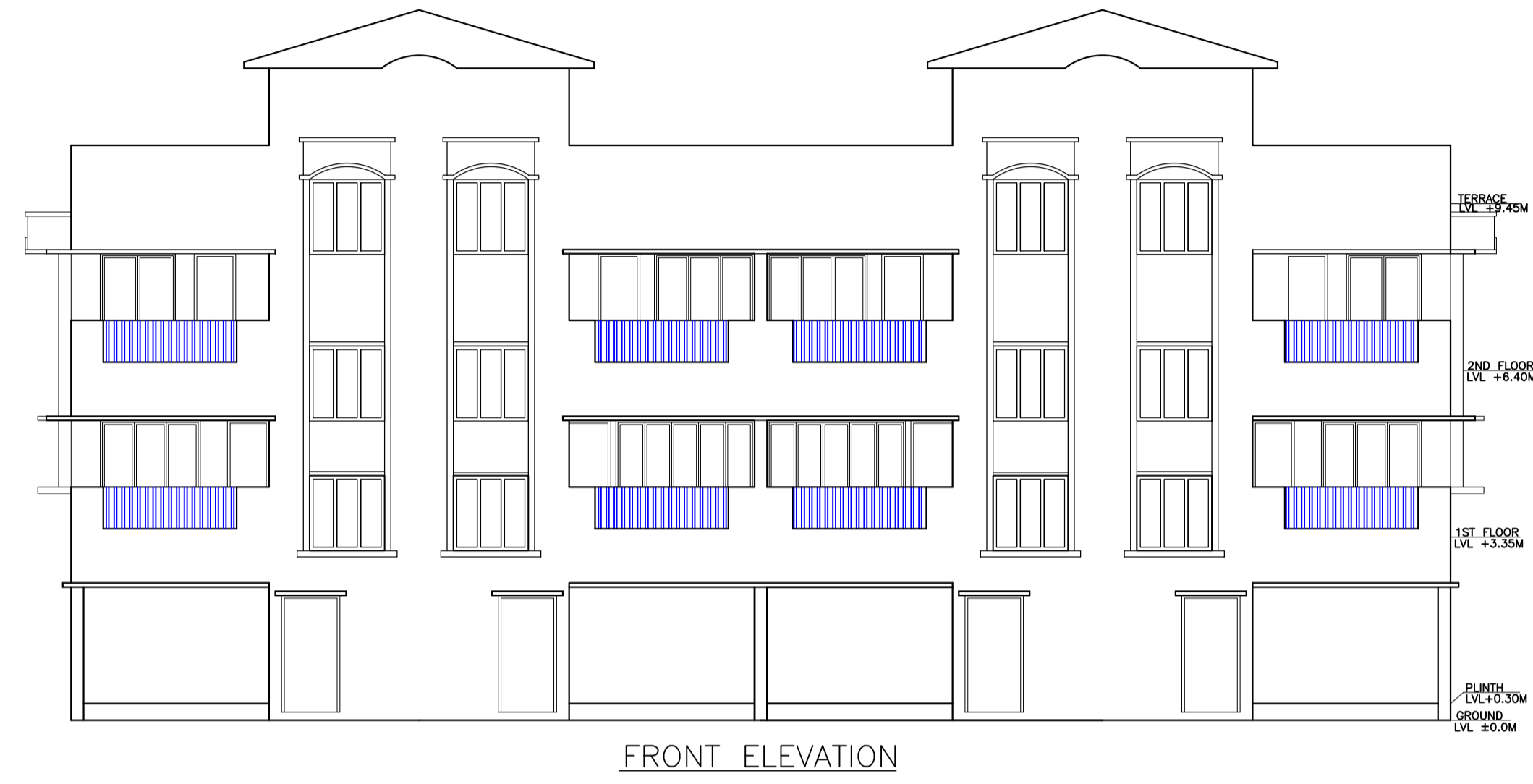
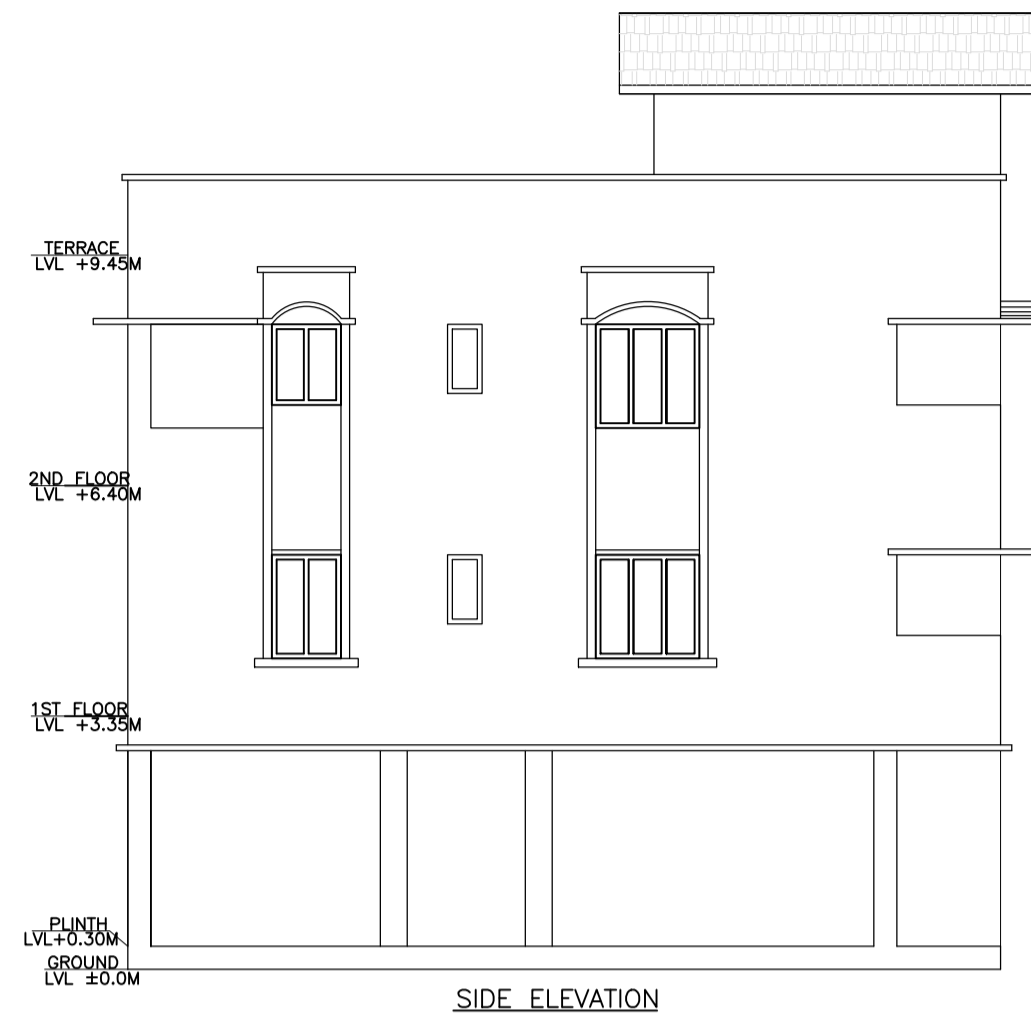
SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
TYPE A (DUPLEX BUILDING)	V	0.46	0.91	10
TYPE A (DUPLEX BUILDING)	W3	0.91	1.07	06
TYPE A (DUPLEX BUILDING)	W2	0.91	1.37	02
TYPE A (DUPLEX BUILDING)	W1	1.37	1.37	22
TYPE A (DUPLEX BUILDING)	W0	1.83	1.37	08
TYPE A (DUPLEX BUILDING)	W	2.53	1.37	02



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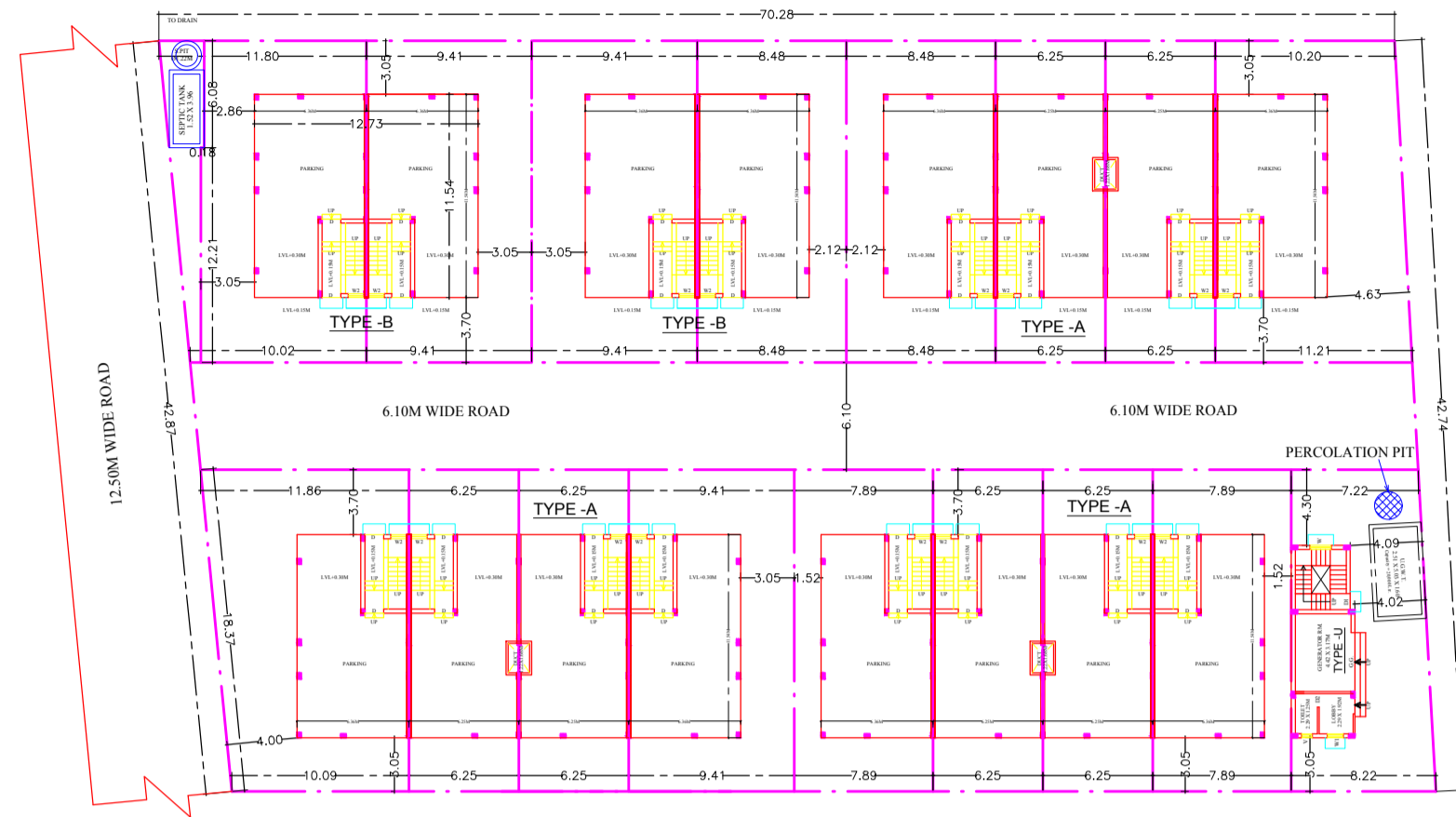
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