

SITE PLAN  
SCALE=1:100

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.)
			Parking	Resi.					
H NO 709 (BUILDING)	1	226.85	67.76	142.90	16.19	159.09	159.09	01	
<b>Grand Total :</b>	<b>1</b>	<b>226.85</b>	<b>67.76</b>	<b>142.90</b>	<b>16.19</b>	<b>159.09</b>	<b>159.09</b>	<b>01</b>	

Proposal Basic Information

Proposal File No.	JNAC/0061/W11/2021
Owner Name	SRI DEBASHISH BANERJEE AND OTHERS
Khata No	N/A
Plot No	holding no. - 709 , new sitaramdera area
Village Name	Sitaramdera
Use	Residential
SubUse	Other Residential Building

AREA STATEMENT JAMSHEDPUR NAC	VERSION NO : 1.0.60
	VERSION DATE: 16/10/2020
PROJECT DETAIL:	
Region : JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential
District: EAST SINGHBHUM	Plot SubUse: Other Residential Building
Authority: JAMSHEDPUR NAC	PlotNearby/ReligiousStructure: NA
Inward_No : JNAC/0061/W11/2021	Plot/SubPlot No: holding no. - 709 , new sitaramdera area
Application Type: General Proposal	North: CTS No. - STRAIGHT MILE ROAD
Project Type: Building Permission	South: CTS No. - TISCO S ALLEY
Nature of Development: New	East: CTS No. - HOLDING NO. - 710
Location of Development Area: Old Area	West: CTS No. - HOLDING NO. - 708
AREA DETAILS:	
AREA OF PLOT (Minimum)	(A) 111.40
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions) 111.40
Deduction for Balance Plot Area(from Gross Plot Area)	
Common Plot	12.81
Total	12.81
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions) 98.58
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions) 111.40
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions) 111.40
COVERAGE CHECK	
Permissible Coverage area ( 70.00 % )	77.98
Proposed Coverage Area ( 64.14 % )	71.45
Total Prop. Coverage Area ( 64.14 % )	71.45
Balance coverage area ( 5.86 % )	6.53
FAR CHECK	
Perm. FAR Area ( 2.50 )	278.50
Total Perm. FAR area	278.50
Residential FAR	142.91
Proposed FAR Area	159.10
Total Proposed FAR Area	159.10
Consumed FAR (Factor)	1.43
Balance FAR Area	119.40
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	226.85
ARCHITECT (Regd)	SATISH KUMAR
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	SRI DEBASHISH BANERJEE AND OTHERS
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

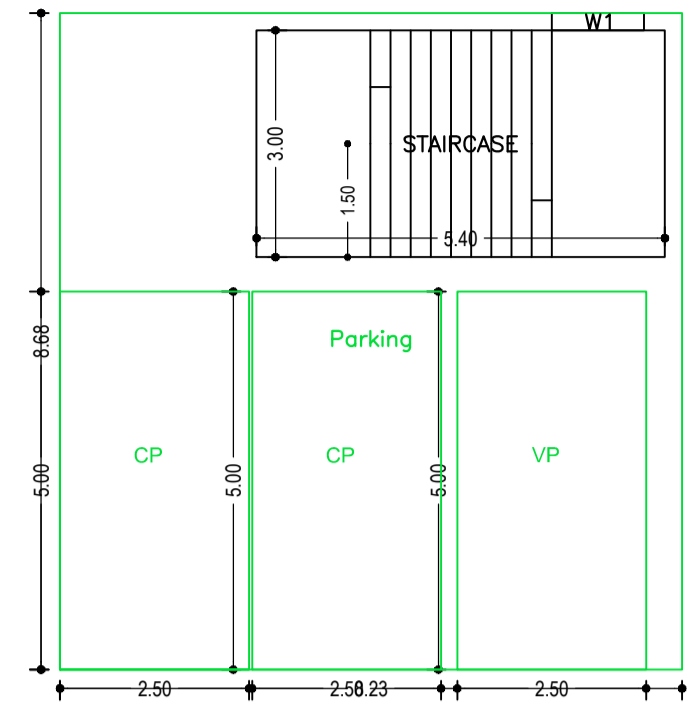
Floor Name	Building Name		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Ground And Parking Floor	83.95	16.19	83.95	16.19
First Floor	71.45	71.45	71.45	71.45
Second Floor	71.45	71.45	71.45	71.45
Terrace Floor	0.00	0.00	0.00	0.00
<b>Total :</b>	<b>226.85</b>	<b>159.09</b>	<b>226.85</b>	<b>159.09</b>

Building USE/SUBUSE Details

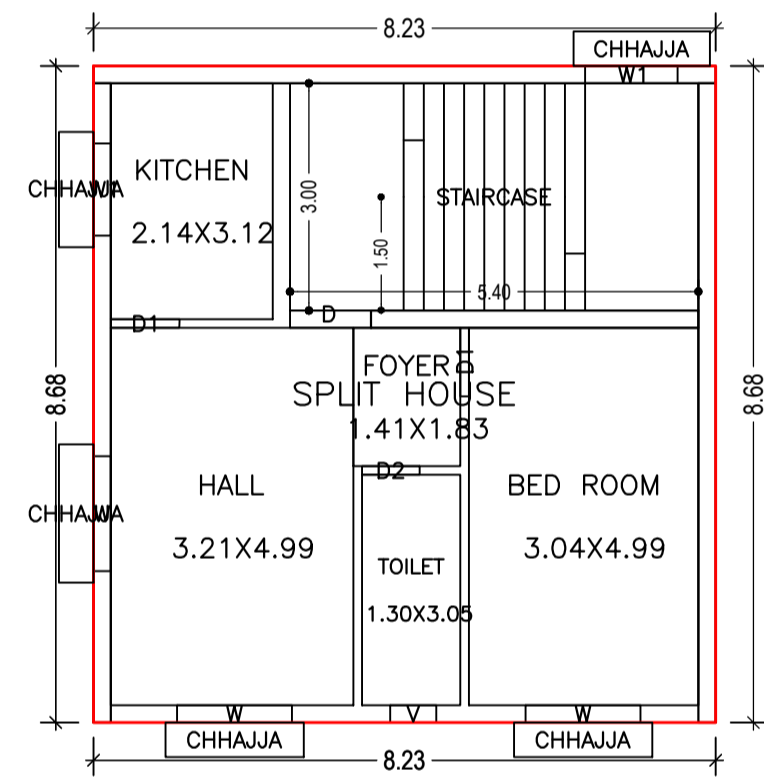
Building Name	Building Use	Building SubUse	Building Structure
H NO 709 (BUILDING)	Residential	Residential Bldg/Apartment	Non-Highrise

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
SATISH KUMAR JNAC/DFTMN/0004/2017			

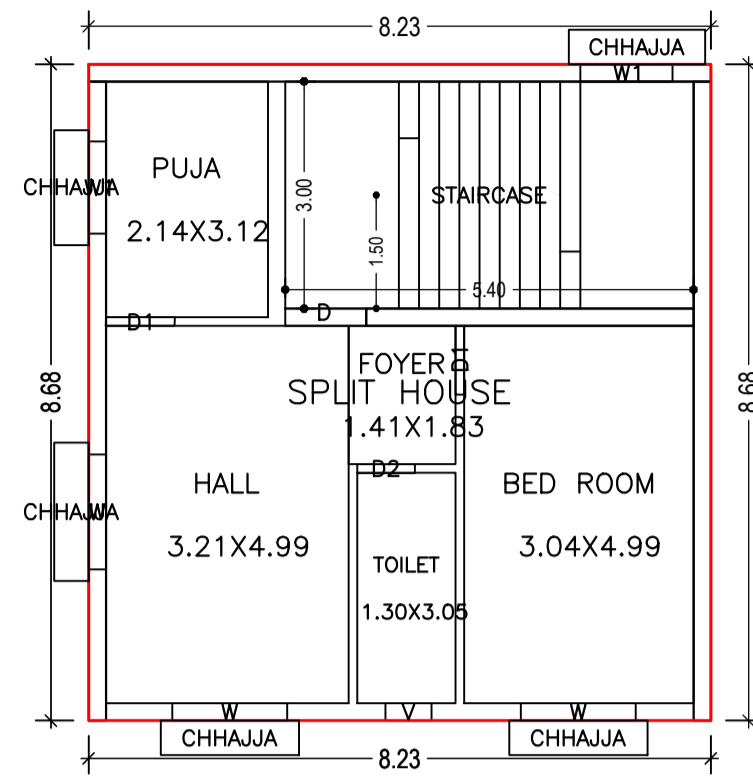
Proposal Basic Information	
Proposal File No.	JNAC/P/0061/W11/2021
Owner Name	SRI DEBASHISH BANERJEE AND OTHERS
Khata No	N/A
Plot No	holding no. - 709 , new sitaramdera area
Village Name	Sitaramdera
Use	Residential
SubUse	Other Residential Building



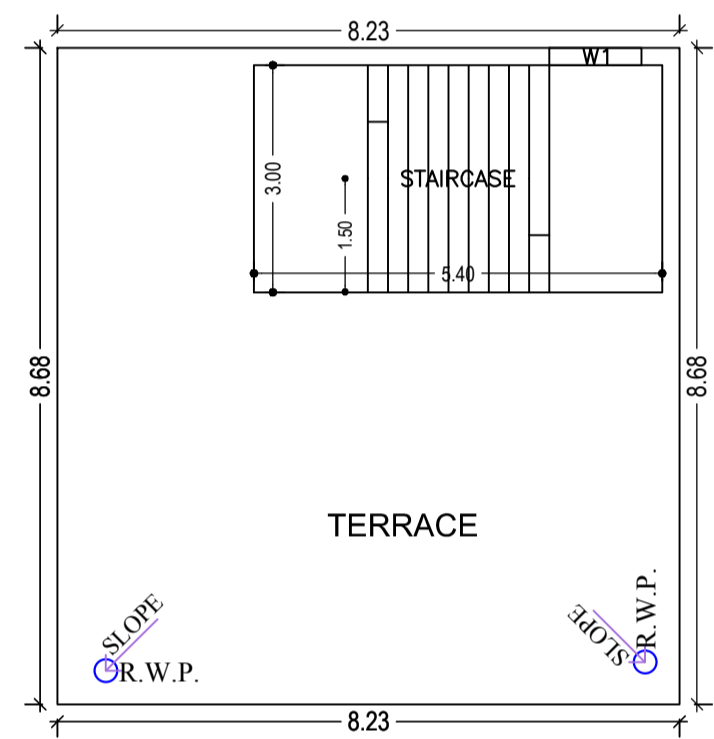
GROUND AND PARKING FLOOR PLAN (SCALE 1:100)



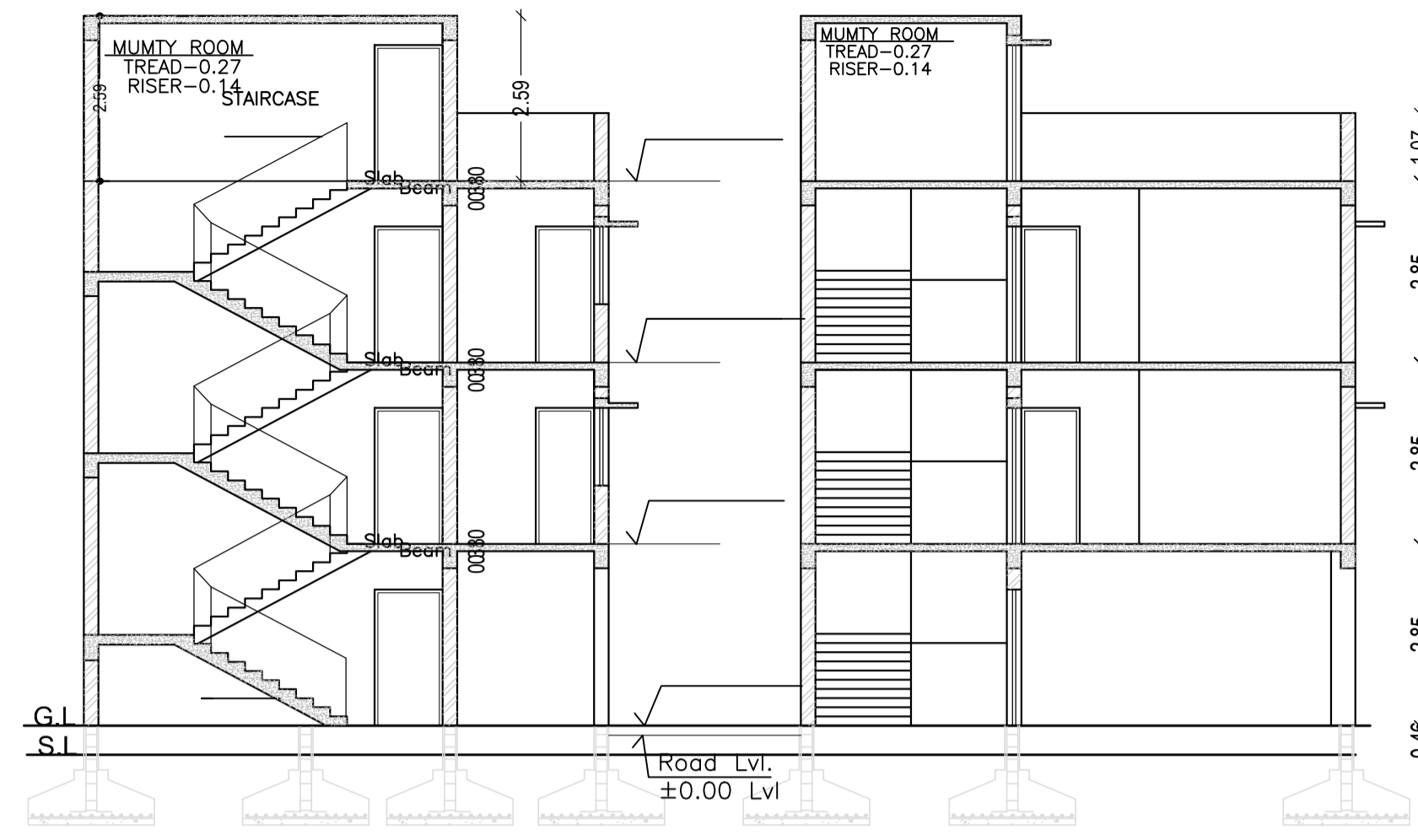
FIRST FLOOR PLAN (Proposed) (SCALE 1:100)



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

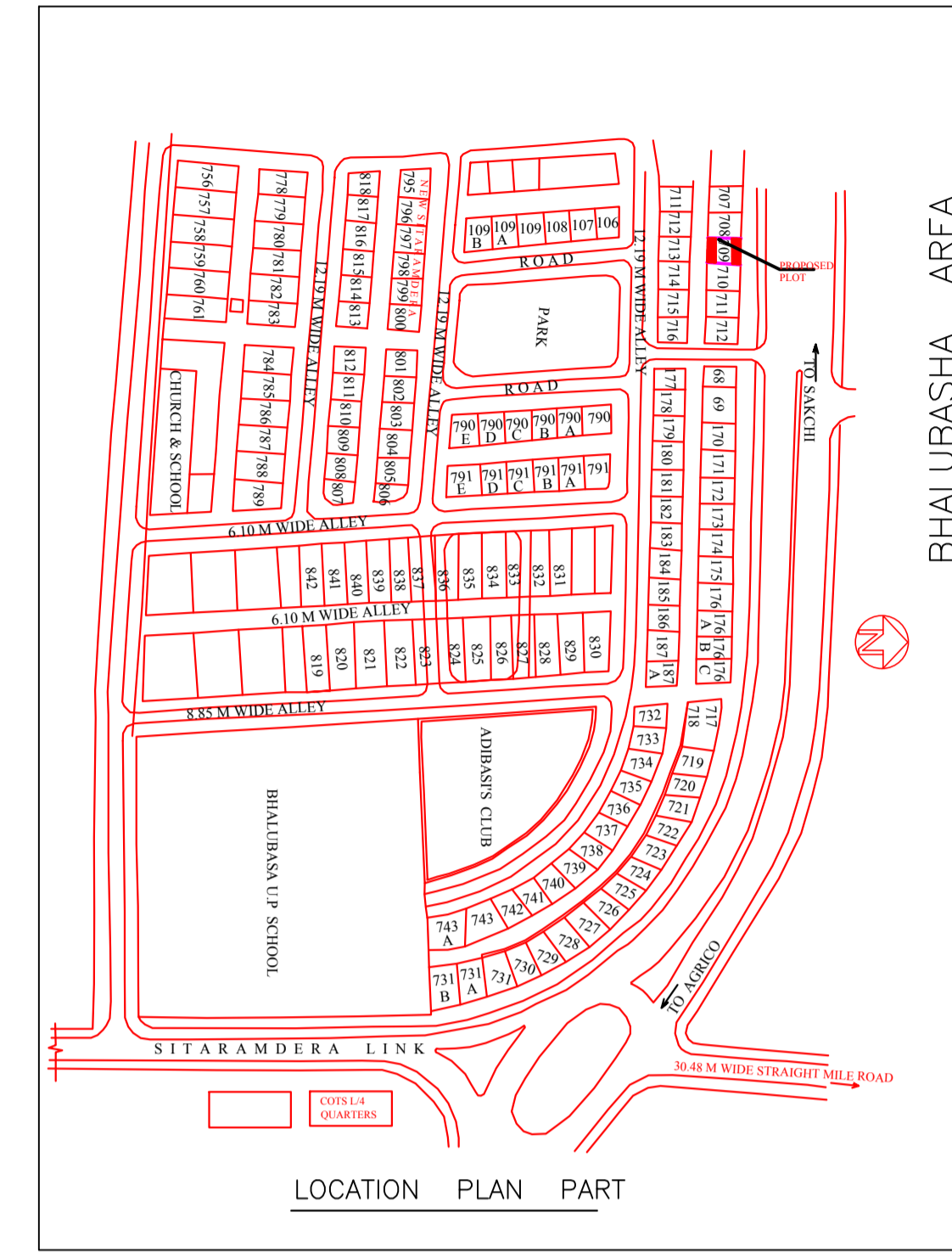


TERRACE FLOOR PLAN (SCALE 1:100)

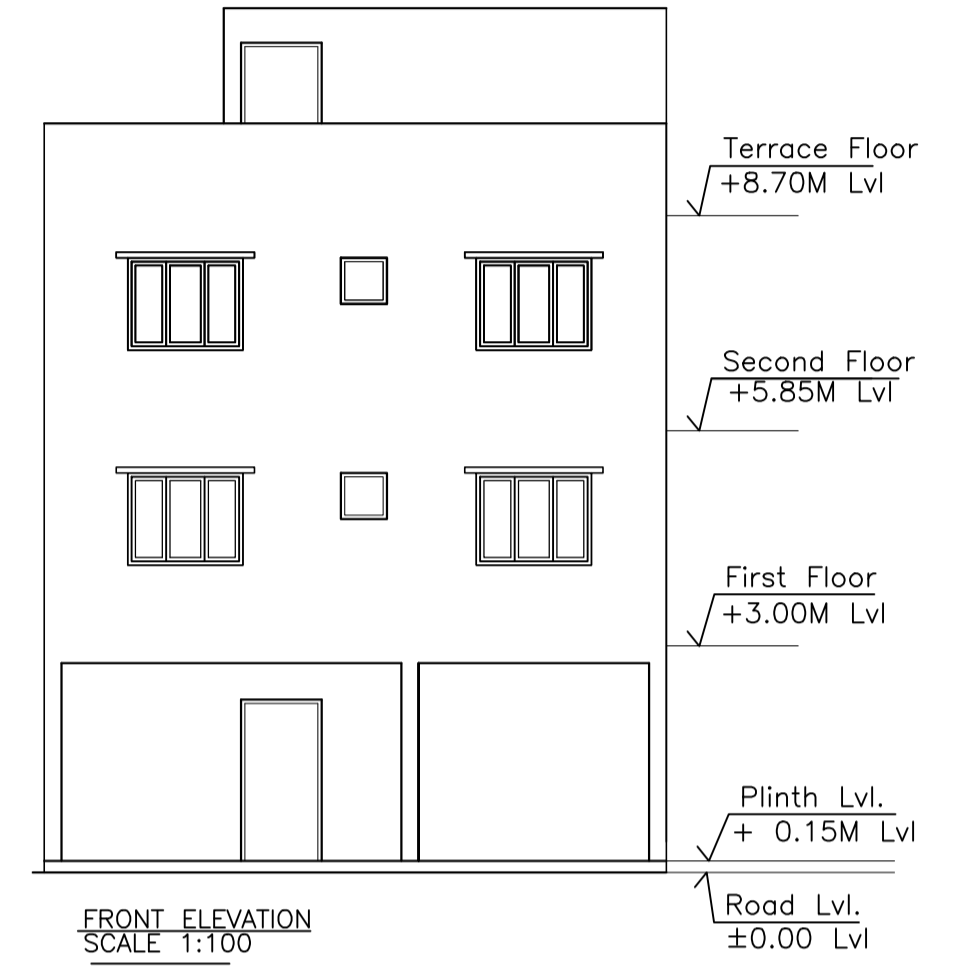


SECTION AT X-X SCALE-1:100

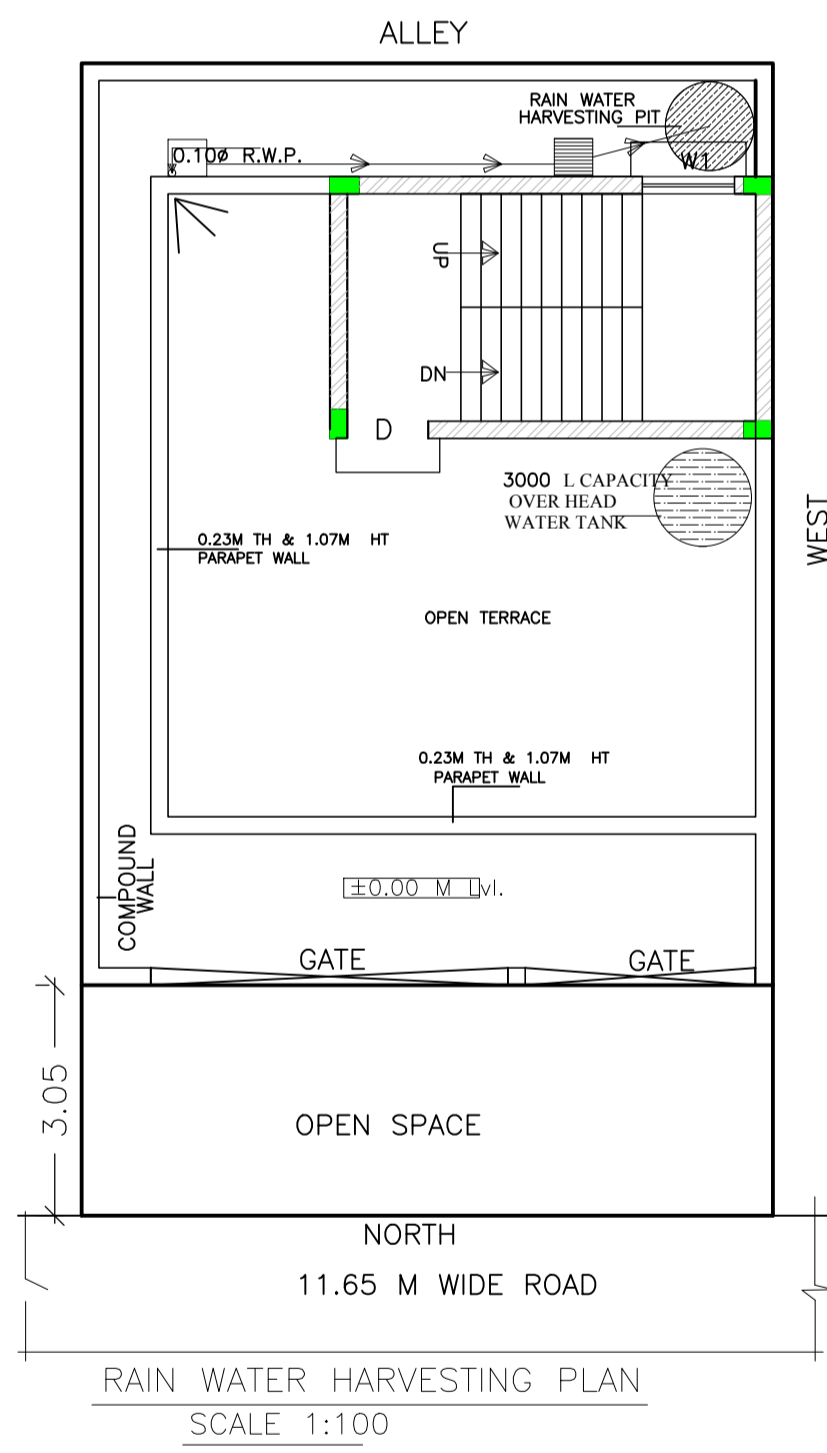
SECTION AT Y-Y SCALE-1:100



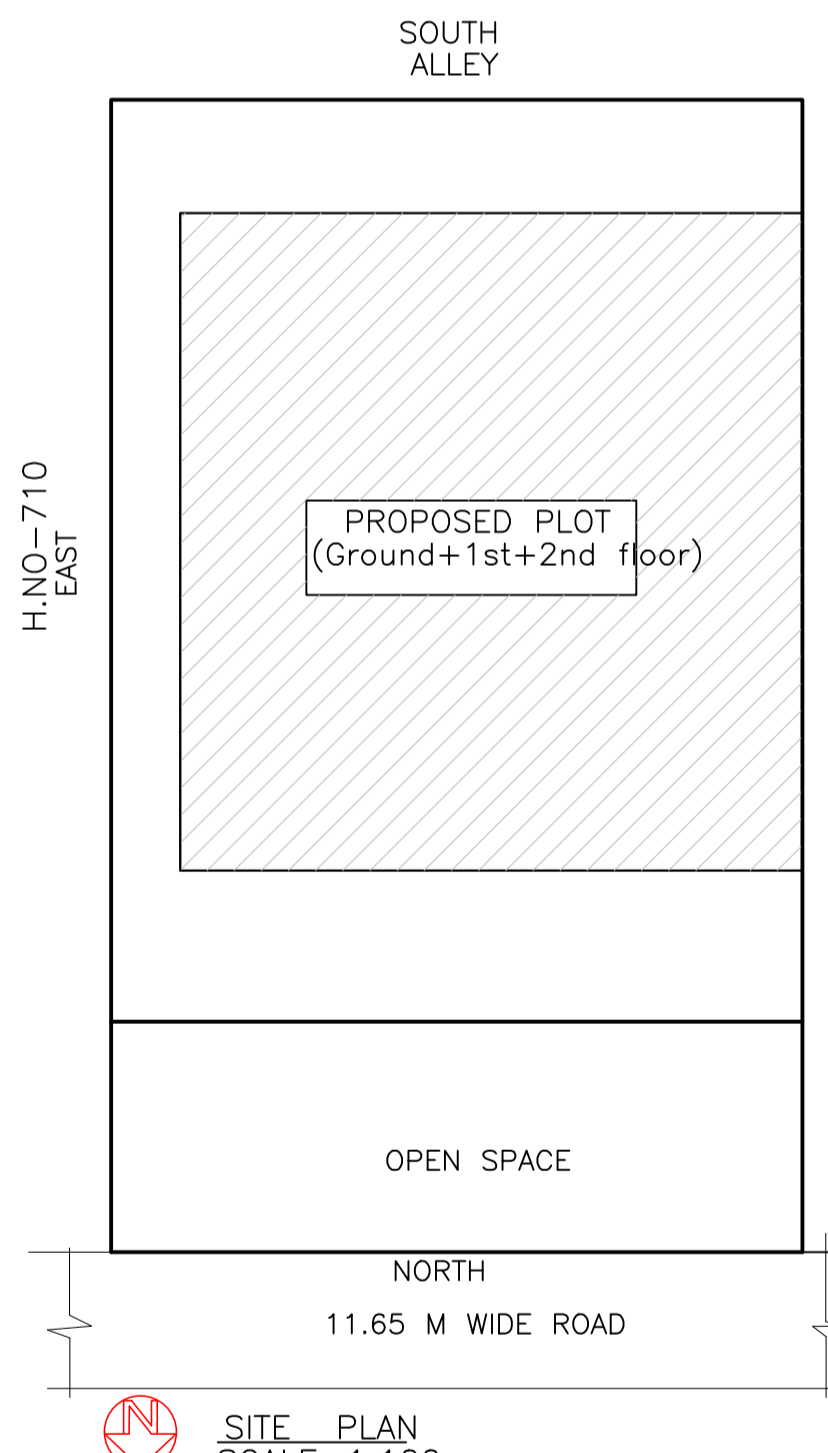
LOCATION PLAN PART



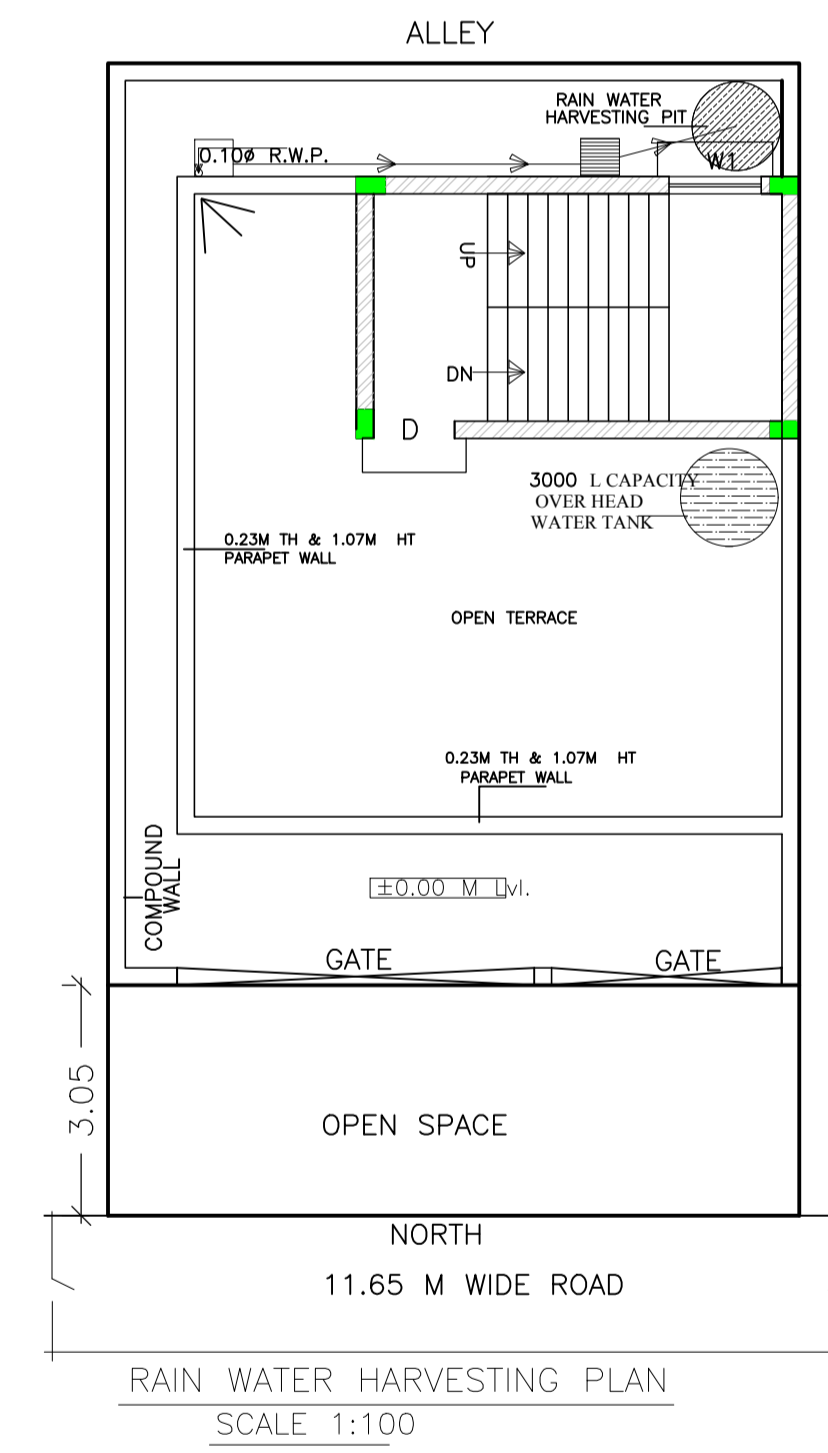
FRONT ELEVATION SCALE 1:100



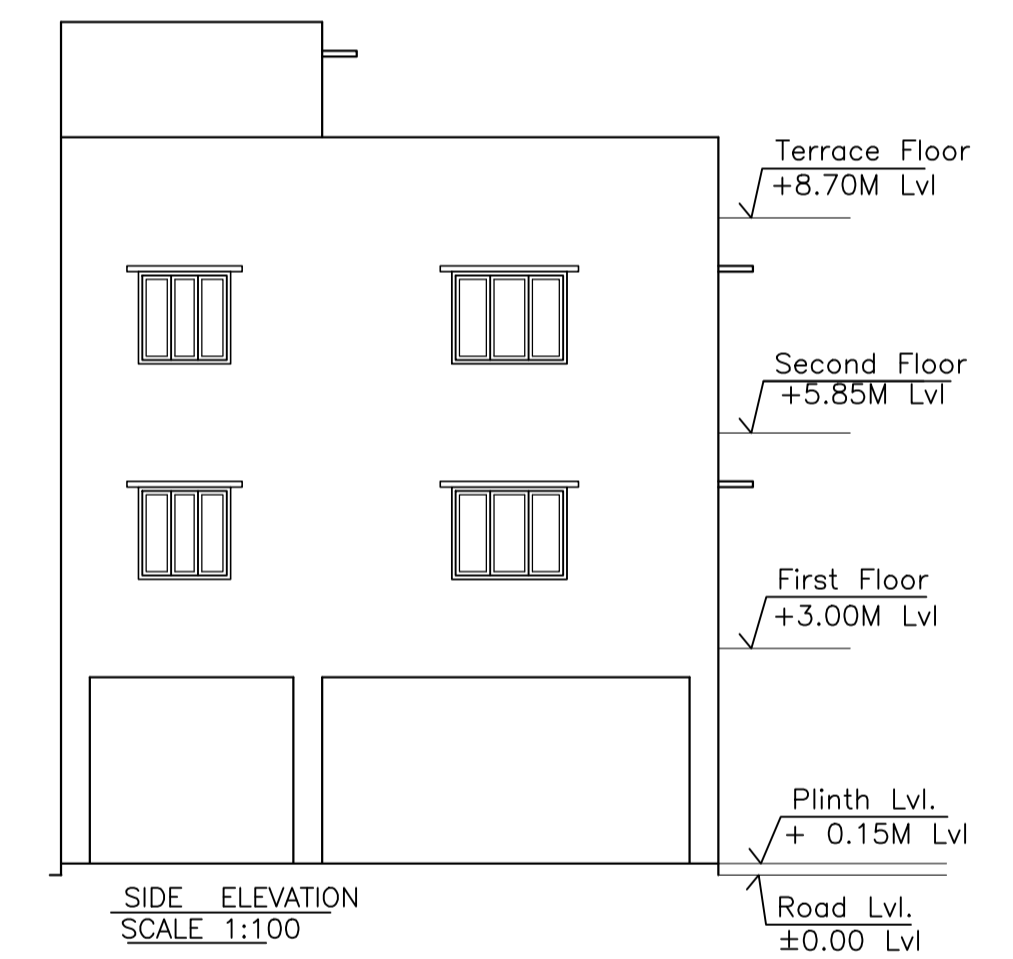
RAIN WATER HARVESTING PLAN SCALE 1:100



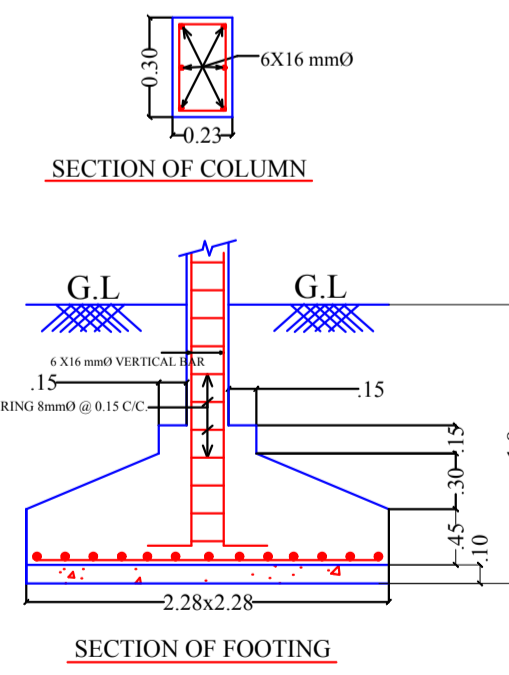
SITE PLAN SCALE-1:100



RAIN WATER HARVESTING PLAN SCALE 1:100



SIDE ELEVATION SCALE 1:100



SECTION OF COLUMN

SECTION OF FOOTING

Building :H NO 709 (BUILDING)

Floor Name	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 Areas (Sq.mt.)	Trmt (No.)
		Parking	Resi.	Stair	Stair			
Ground And Parking Floor	83.95	67.76	0.00	16.19	16.19	16.19	00	
First Floor	71.45	0.00	71.45	0.00	71.45	71.45	01	
Second Floor	71.45	0.00	71.45	0.00	71.45	71.45	00	
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	00	
Total :	226.85	67.76	142.90	16.19	159.09	159.09	01	
Total Number of Same Buildings	1							
Total :	226.85	67.76	142.90	16.19	159.09	159.09	01	

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
H NO 709 (BUILDING)	D2	0.76	2.13	02
H NO 709 (BUILDING)	D1	0.91	2.13	04
H NO 709 (BUILDING)	D	1.07	2.13	02

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
H NO 709 (BUILDING)	V	0.61	0.61	02
H NO 709 (BUILDING)	W1	1.22	1.22	06
H NO 709 (BUILDING)	W	1.52	1.22	06

UnitBUA Table for Building :H NO 709 (BUILDING)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
FIRST FLOOR PLAN	SPLIT HOUSE	FLAT	142.91	129.43	5	1
SECOND FLOOR PLAN	SPLIT HOUSE	FLAT	0.00	0.00	5	0
Total:	-	-	142.91	129.43	10	1

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
SATISH KUMAR JNAC/DFT/MN/0004/2017			