

Proposal Basic Information

Proposal File No.	JNAC/BP/0049/W1/2021
Owner Name	DILIP KUMAR AGARWAL
Khata No	NIL
Plot No	217
Village Name	GOLMURI
Use	Residential
SubUse	Semidetached

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.					
A (DILIP KR AGARWAL)	1	154.41	43.19	102.94	8.28	111.22	111.22	01	
Grand Total :	1	154.41	43.19	102.94	8.28	111.22	111.22	01	

Building :A (DILIP KR AGARWAL)

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.)
		Parking	Resi.					
Parking Floor	51.47	43.19	0.00	8.28	8.28	8.28	8.28	00
First Floor	51.47	0.00	51.47	0.00	51.47	51.47	51.47	01
Second Floor	51.47	0.00	51.47	0.00	51.47	51.47	51.47	00
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	154.41	43.19	102.94	8.28	111.22	111.22	111.22	01

AREA STATEMENT JAMSHEDPUR NAC	VERSION NO.: 1.0.65
PROJECT DETAIL:	VERSION DATE: 16/10/2020
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential
District: EAST SINGHBHUM	Plot SubUse: Semidetached
Authority: JAMSHEDPUR NAC	Plot/Nearby/Religious/Structure: NA
Inward No.: JNAC/BP/0049/W1/2021	Plot/SubPlot No: 217
Application Type: General Proposal	North: Plot No. - 216
Project Type: Building Permission	South: Plot No. - 218
Nature of Development: New	East: Road Width - 7.20
Location of Development Area: Old Area	West: Road Width - 4.50

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (DILIP KR AGARWAL)	D3	0.80	2.10	04
A (DILIP KR AGARWAL)	D2	0.90	2.10	03
A (DILIP KR AGARWAL)	D1	1.20	2.10	02

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (DILIP KR AGARWAL)	V	0.60	0.60	03
A (DILIP KR AGARWAL)	W4	0.90	1.20	02
A (DILIP KR AGARWAL)	W3		1.20	
A (DILIP KR AGARWAL)	W2		1.20	02
A (DILIP KR AGARWAL)	W1	1.80	1.20	01

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.)
Parking Floor	51.47	8.28	51.47	8.28
First Floor	51.47	51.47	51.47	51.47
Second Floor	51.47	51.47	51.47	51.47
Terrace Floor	0.00	0.00	0.00	0.00
Total :	154.41	111.22	154.41	111.22

Building USE/SUBUSE Details

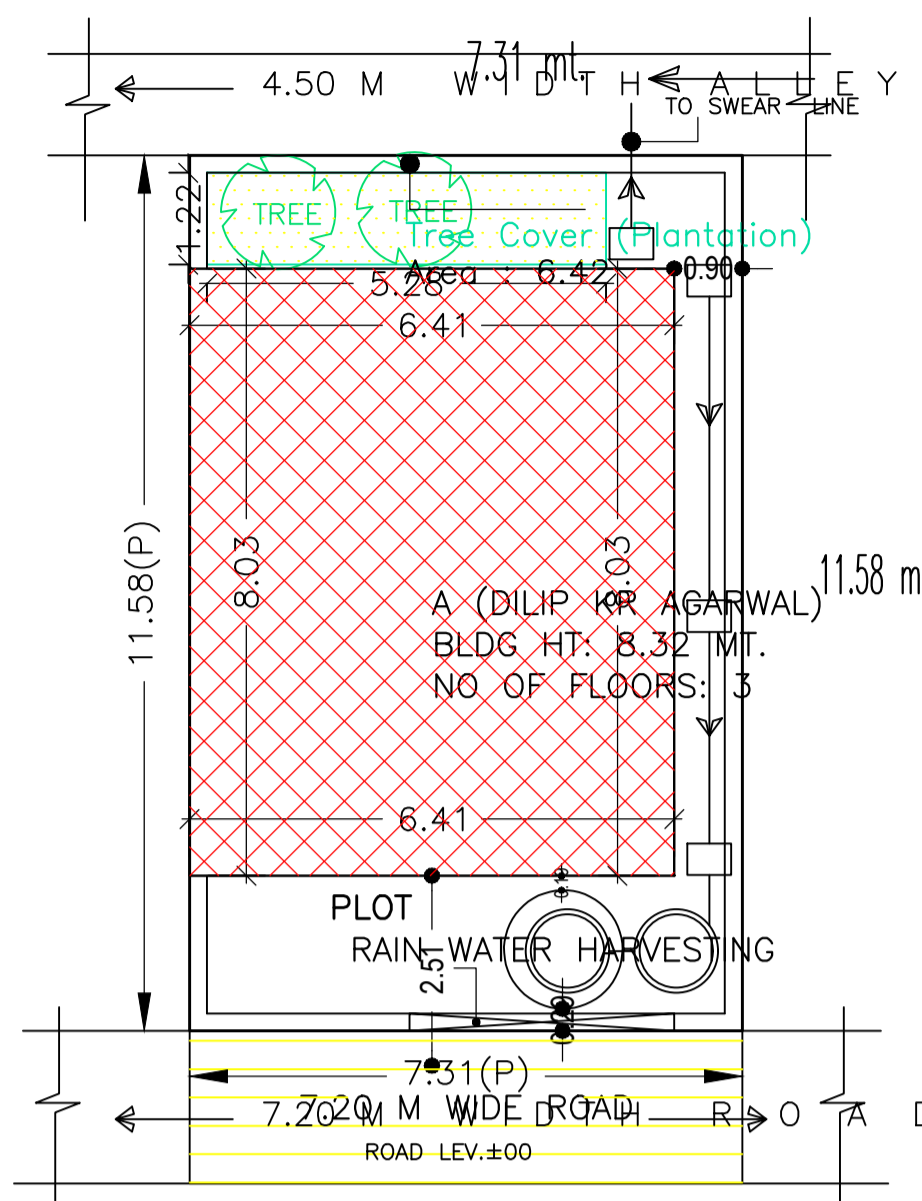
Building Name	Building Use	Building SubUse	Building Structure
A (DILIP KR AGARWAL)	Residential	Semidetached	Non-Highrise

UnitBUA Table for Building :A (DILIP KR AGARWAL)

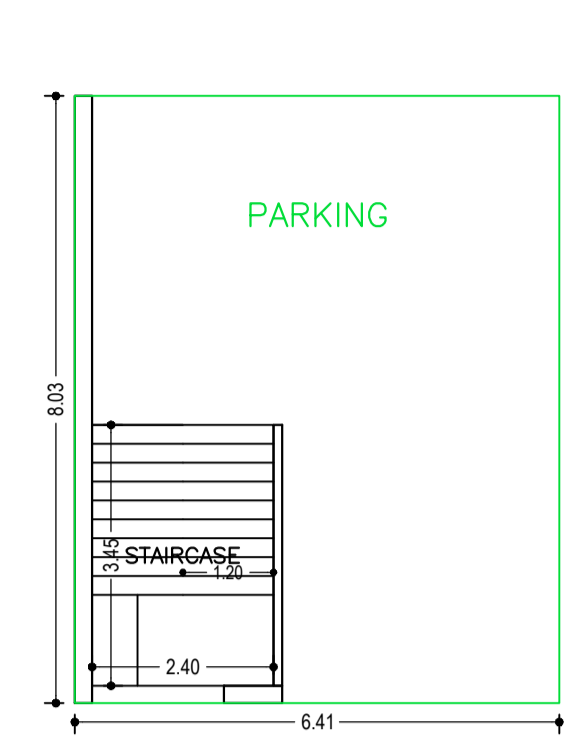
FLOOR	Name	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
SECOND FLOOR PLAN	SPLIT A FLAT	91.15	88.71	5	1
First Floor	SPLIT A FLAT	0.00	0.00	4	0
Total:	-	91.15	88.71	9	1

AREA OF PLOT (Minimum)	(A)	84.65
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	84.65
Deduction for Balance Plot Area(from Gross Plot Area)		
Common Plot		6.42
Total		6.42
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	78.23
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	84.65
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions)	84.65
COVERAGE CHECK		
Permissible Coverage area (70.00 %)		59.26
Proposed Coverage Area (60.80 %)		51.47
Total Prop. Coverage Area (60.8 %)		51.47
Balance coverage area (9.20 %)		7.79
FAR CHECK		
Perm. FAR Area (2.500)		211.63
Total Perm. FAR area		211.63
Residential FAR area		102.94
Proposed FAR Area		111.22
Total Proposed FAR Area		111.22
Consumed FAR (Factor)		1.31
Balance FAR Area		100.41
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		154.41
ARCHITECT (Regd)		SHREYASHI PAUL
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)		DILIP KUMAR AGARWAL
DEVELOPMENT AUTHORITY LOCAL BODY		

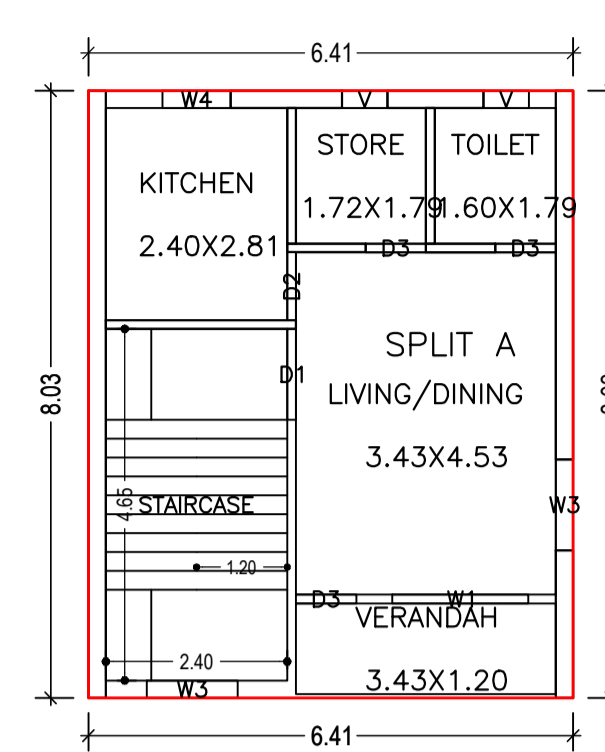
COLOR INDEX	
PLOT BOUNDARY	Black
ABUTTING ROAD	Green
PROPOSED CONSTRUCTION	Red
COMMON PLOT	Yellow
ROAD WIDENING AREA	Blue
EXISTING (To be retained)	Light Blue
EXISTING (To be demolished)	Light Yellow



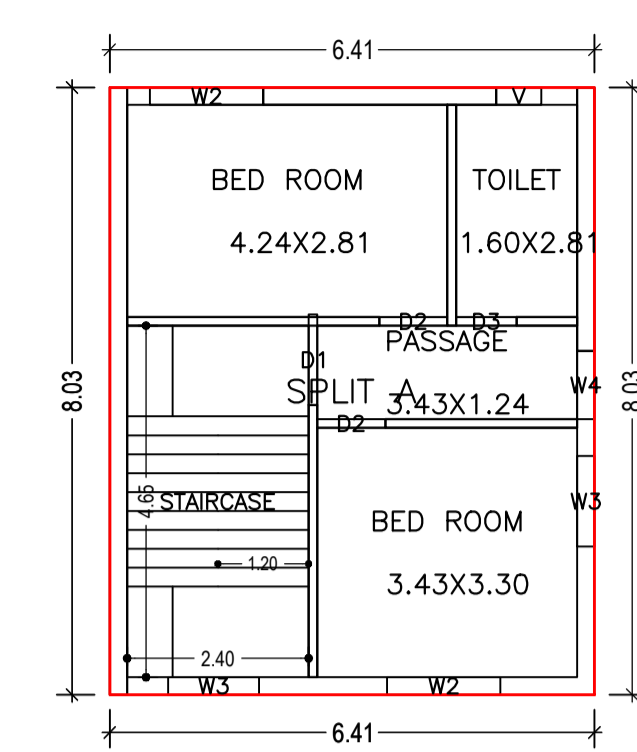
SITE PLAN SCALE-1:100



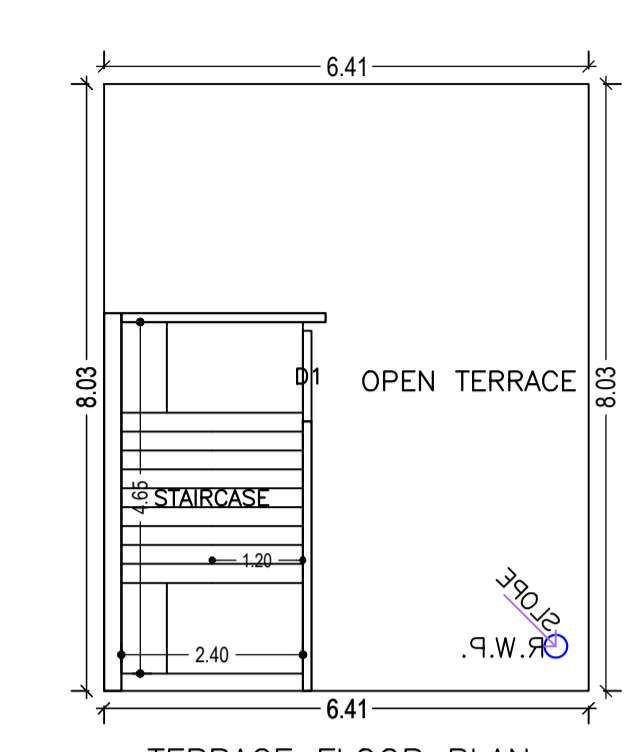
PARKING FLOOR PLAN (SCALE 1:100)



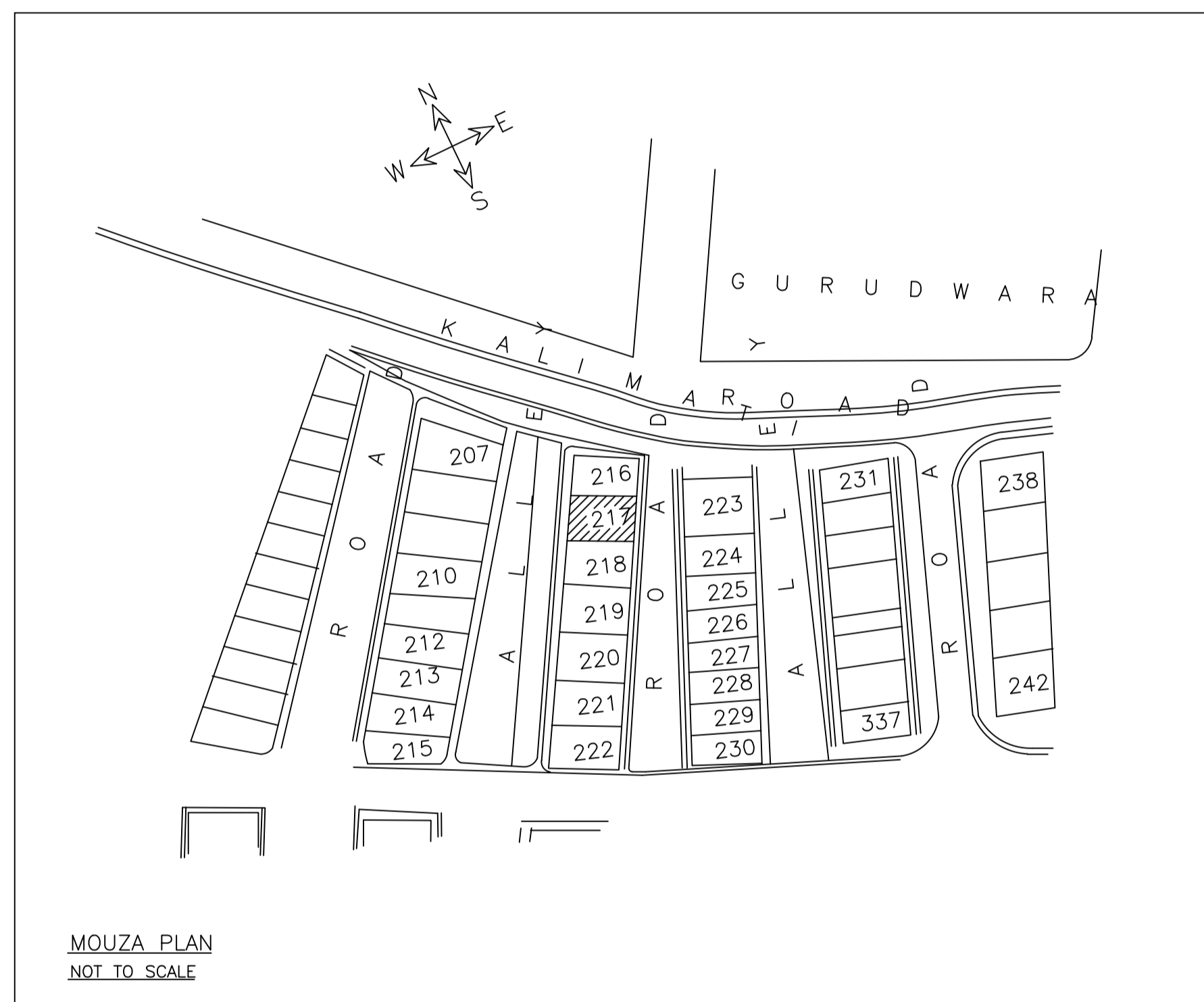
FIRST FLOOR PLAN (Proposed) (SCALE 1:100)



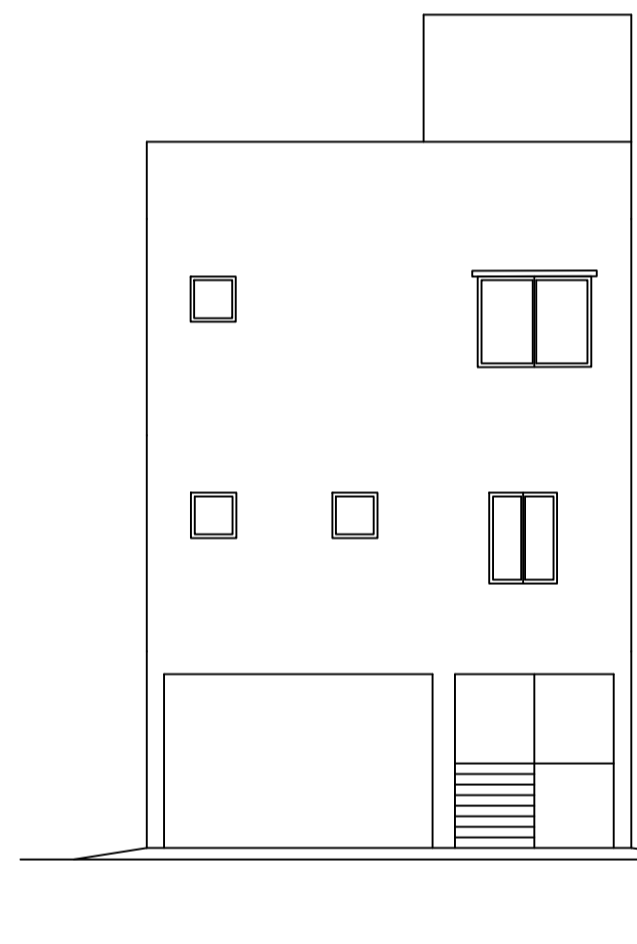
SECOND FLOOR PLAN (Proposed) (SCALE 1:100)



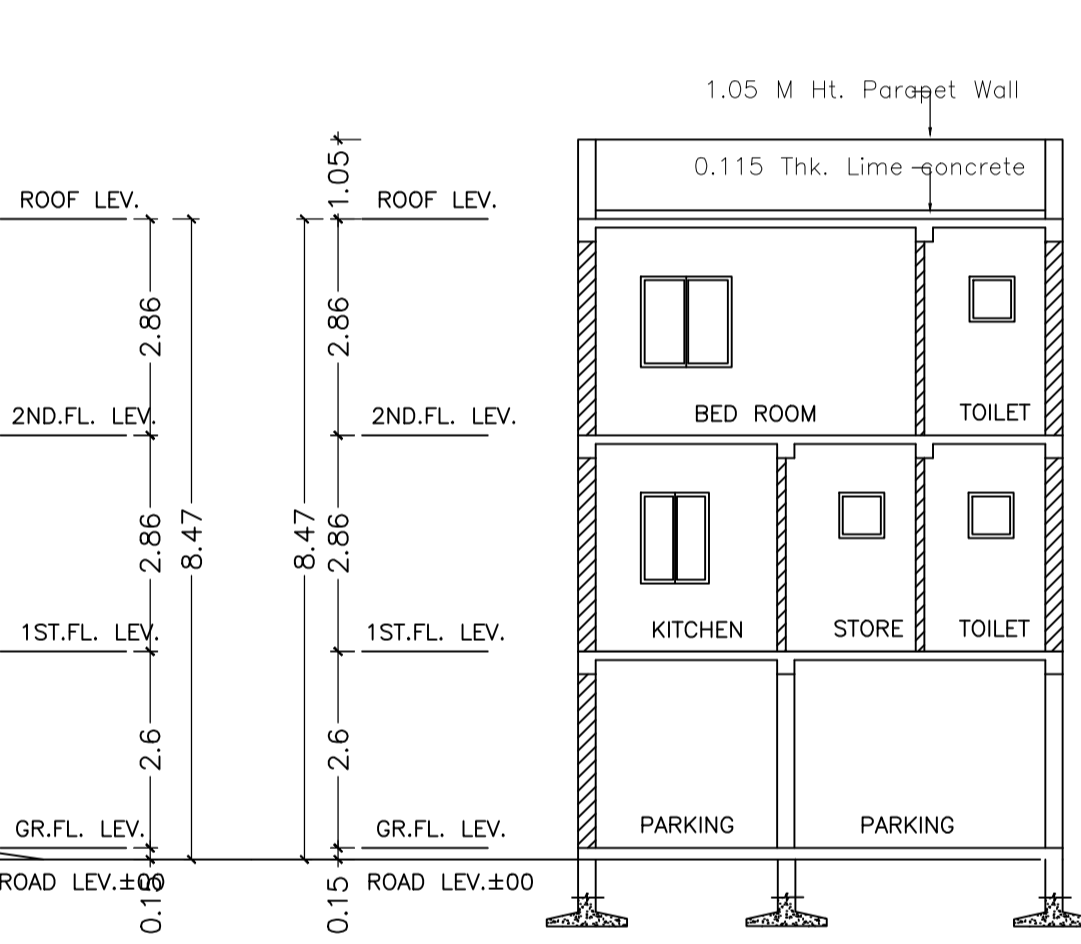
TERRACE FLOOR PLAN (SCALE 1:100)



MOUZA PLAN NOT TO SCALE



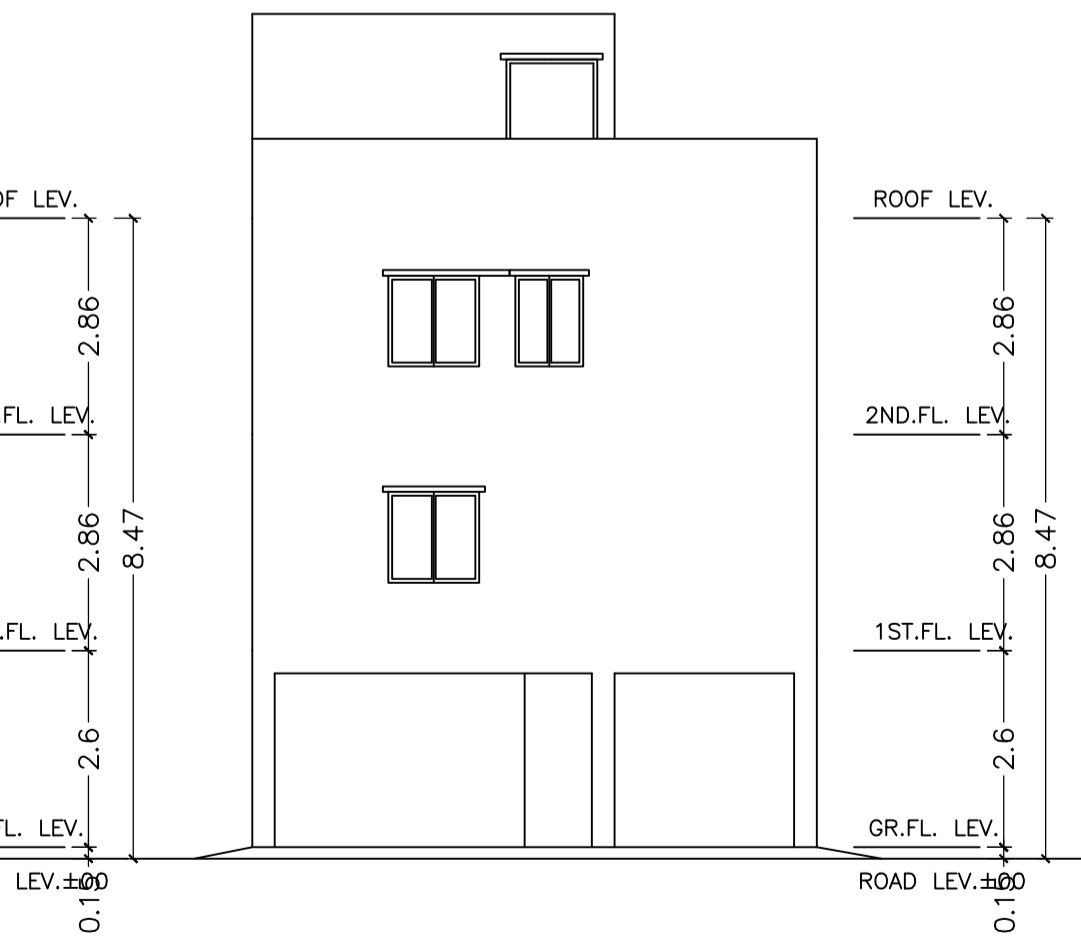
REAR SIDE ELEVATION SCALE-1:100



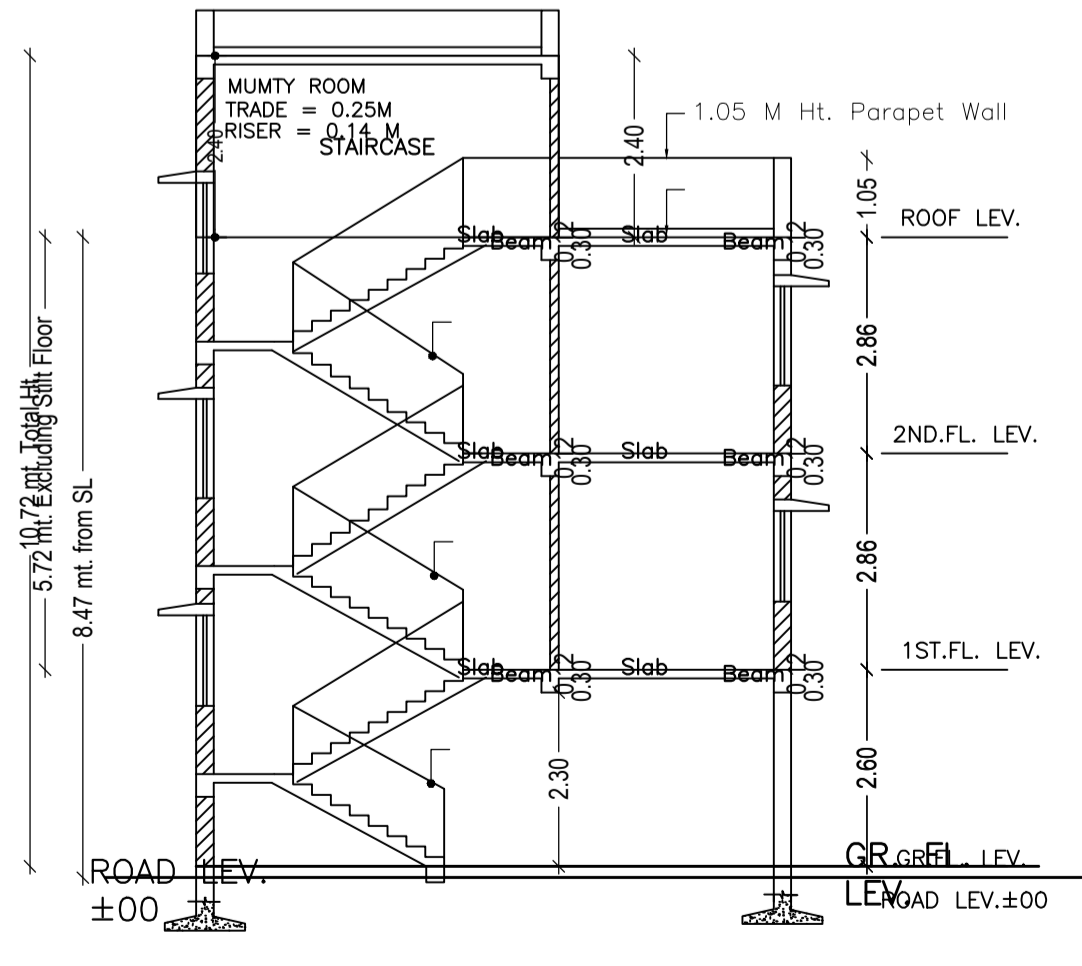
SECTION - X-X SCALE-1:100



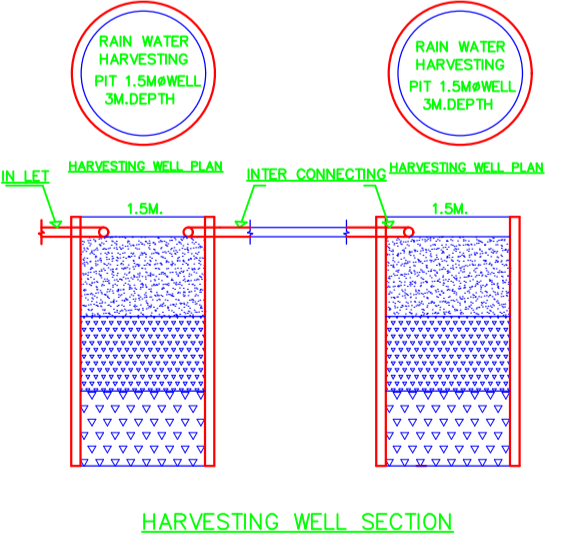
FRONT ELEVATION SCALE-1:100



SIDE - A ELEVATION SCALE-1:100



SECTION - Y-Y SCALE-1:100



HARVESTING WELL SECTION