

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

AREA STATEMENT		VERSION NO.: 1.0.62
JAMSHEDPUR NAC		VERSION DATE: 16/10/2020
PROJECT DETAIL:		
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential	
District: EAST SINGHBHUM	Plot SubUse: Bungalow/ Dwelling / Non Apartment	
Authority: JAMSHEDPUR NAC	PlotNearbyReligiousStructure: NA	
Inward No: JNAC/BP/0031/W2/2022	Plot/SubPlot No: D/51 A/BLOCK SONARY	
Application Type: General Proposal	North: Survey No. - D/50	
Project Type: Building Permission	South: Survey No. - OTHER PLOT	
Location of Development Area: New	East: Road Width - 10.0	
Location of Development Area: Old	West: Survey No. - ALLEY	
AREA DETAILS: SQ.MT.		
AREA OF PLOT (Minimum)	(A)	111.45
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	111.45
Deduction for Balance Plot Area(from Gross Plot Area)		
Common Plot		19.54
Total		19.54
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	91.91
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	111.45
Plot Area for FAR (Net Plot Area + Road/Widening Area)	(A-Deductions)	111.45
COVERAGE CHECK		
Permissible Coverage area ( 70.00 % )		78.01
Proposed Coverage Area ( 64.21 % )		71.56
Total Prop. Coverage Area ( 64.21 % )		71.56
Balance coverage area ( 5.79 % )		6.45
FAR CHECK		
Perm. FAR Area ( 2.50 )		278.63
Total Perm. FAR area		278.63
Residential FAR		143.13
		159.36
Total Proposed FAR Area		159.36
Consumed FAR (Factor)		1.43
Balance FAR Area		119.27
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		214.68
ARCHITECT (Regd)	RAM RATAN PRASAD	
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)	Sri. Chhabi Kumar Das	
DEVELOPMENT AUTHORITY LOCAL BODY		

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.)
A (RESSIDENTIAL)	1	214.68	55.33	143.12	16.23	159.35	159.35	02
Grand Total :	1	214.68	55.33	143.12	16.23	159.35	159.35	02

Building :A (RESSIDENTIAL)

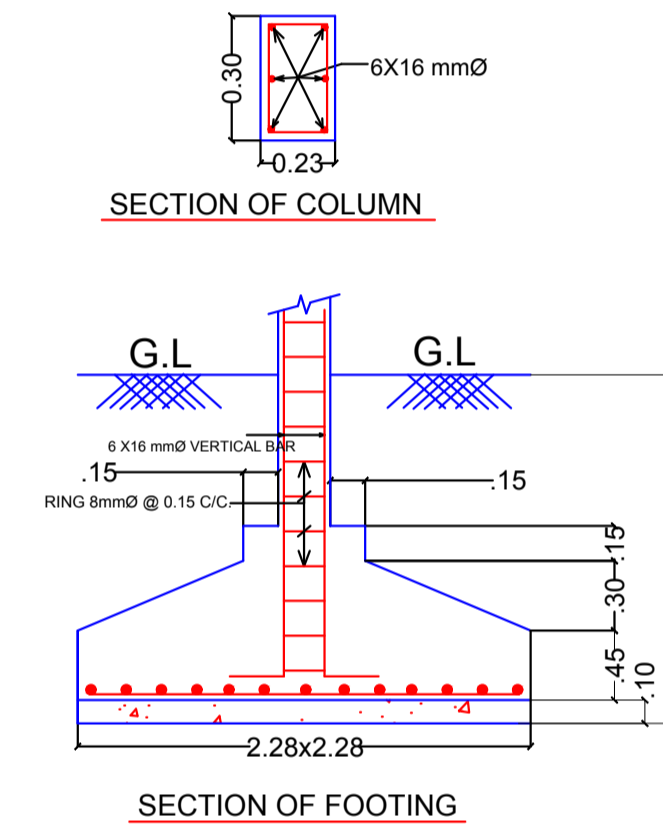
Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)	Proposed FAR Area (Sq.mt.)	Add Area In FAR (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
Parking Floor	71.56	55.33	0.00	16.23	16.23	16.23	00
First Floor	71.56	0.00	71.56	0.00	71.56	71.56	01
Second Floor	71.56	0.00	71.56	0.00	71.56	71.56	01
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	214.68	55.33	143.12	16.23	159.35	159.35	02
Total Number of Same Buildings	1						
Total :	214.68	55.33	143.12	16.23	159.35	159.35	02

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESSIDENTIAL)	D2	0.75	2.10	02
A (RESSIDENTIAL)	D1	0.90	2.10	04
A (RESSIDENTIAL)	D	1.07	2.10	02

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESSIDENTIAL)	V	0.60	1.20	02
A (RESSIDENTIAL)	W1	1.20	1.20	03
A (RESSIDENTIAL)	W1	1.22	1.20	02
A (RESSIDENTIAL)	W	1.50	1.20	06



UnitBUA Table for Building :A (RESSIDENTIAL)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
TYPICAL - 1& 2 FLOOR PLAN	A	FLAT	71.56	63.00	5	2
Total:	-	-	143.13	126.00	10	2

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	71.56	16.23	71.56	16.23
First Floor	71.56	71.56	71.56	71.56
Second Floor	71.56	71.56	71.56	71.56
Terrace Floor	0.00	0.00	0.00	0.00
Total :	214.68	159.35	214.68	

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
A (RESSIDENTIAL)	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	Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.
A (RESSIDENTIAL)	Residential	Bungalow/ Dwelling / Non Apartment	> 0	1	2.00	1.00	2	-	-	-	-
			> 0	1	2.00	-	-	1	1	-	-
Total :			-	-	-	-	2	2	1	1	0

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	-	-	2	4.00
Total TwoWheeler	-	-	2	4.00
Other Parking	-	-	-	17.83
Total		37.50		63.33

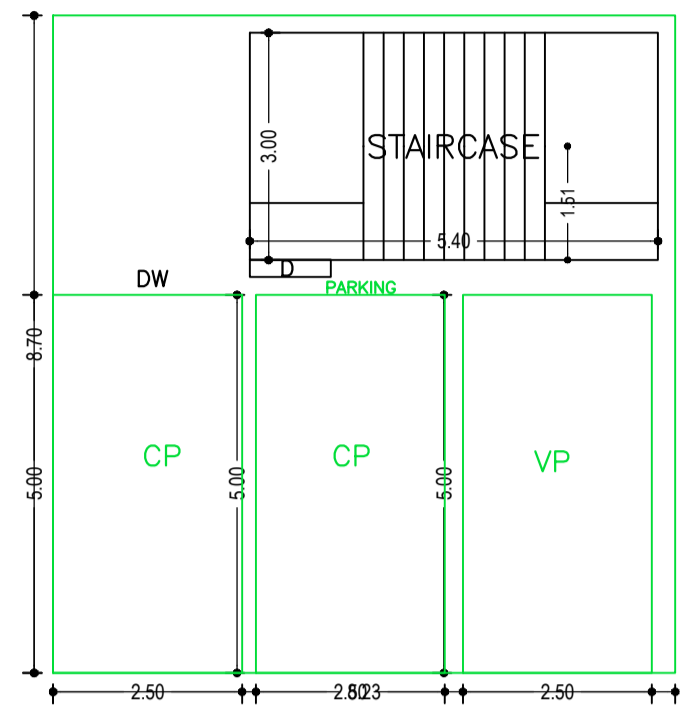
Proposal Basic Information

Proposal File No.	JNAC/BP/0031/W2/2022
Owner Name	Sri. Chhabi Kumar Das
Khata No	Nil
Plot No	D/51 A/BLOCK SONARY
Village Name	SONARI
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

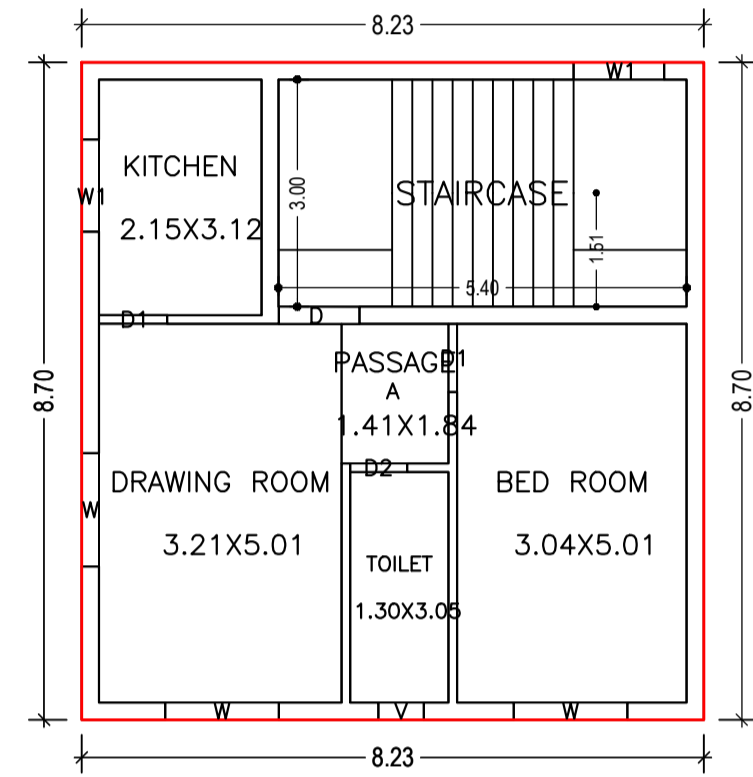
LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
RAM RATAN PRASAD JNAC/ENG/0001/2021			

Proposal Basic Information

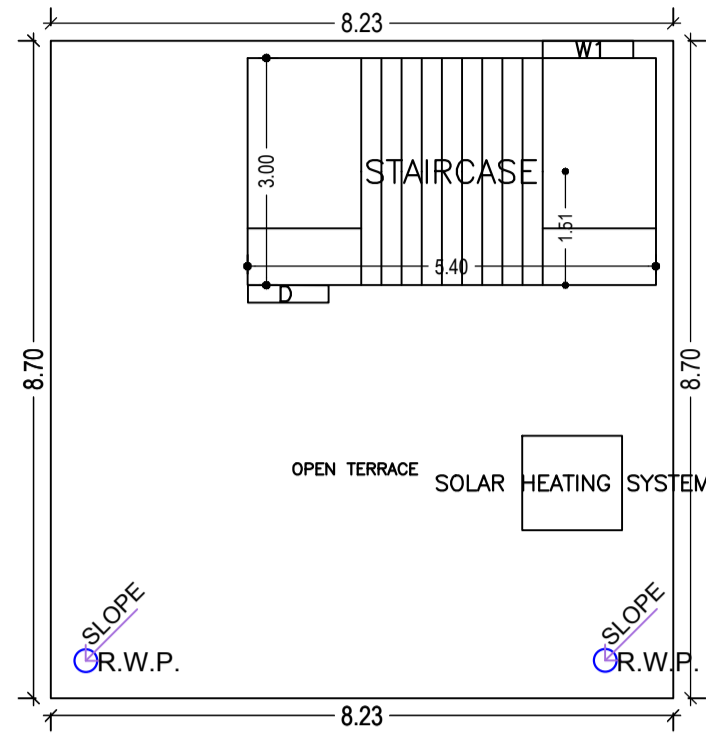
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Village Name	SONARI
Use	Residential
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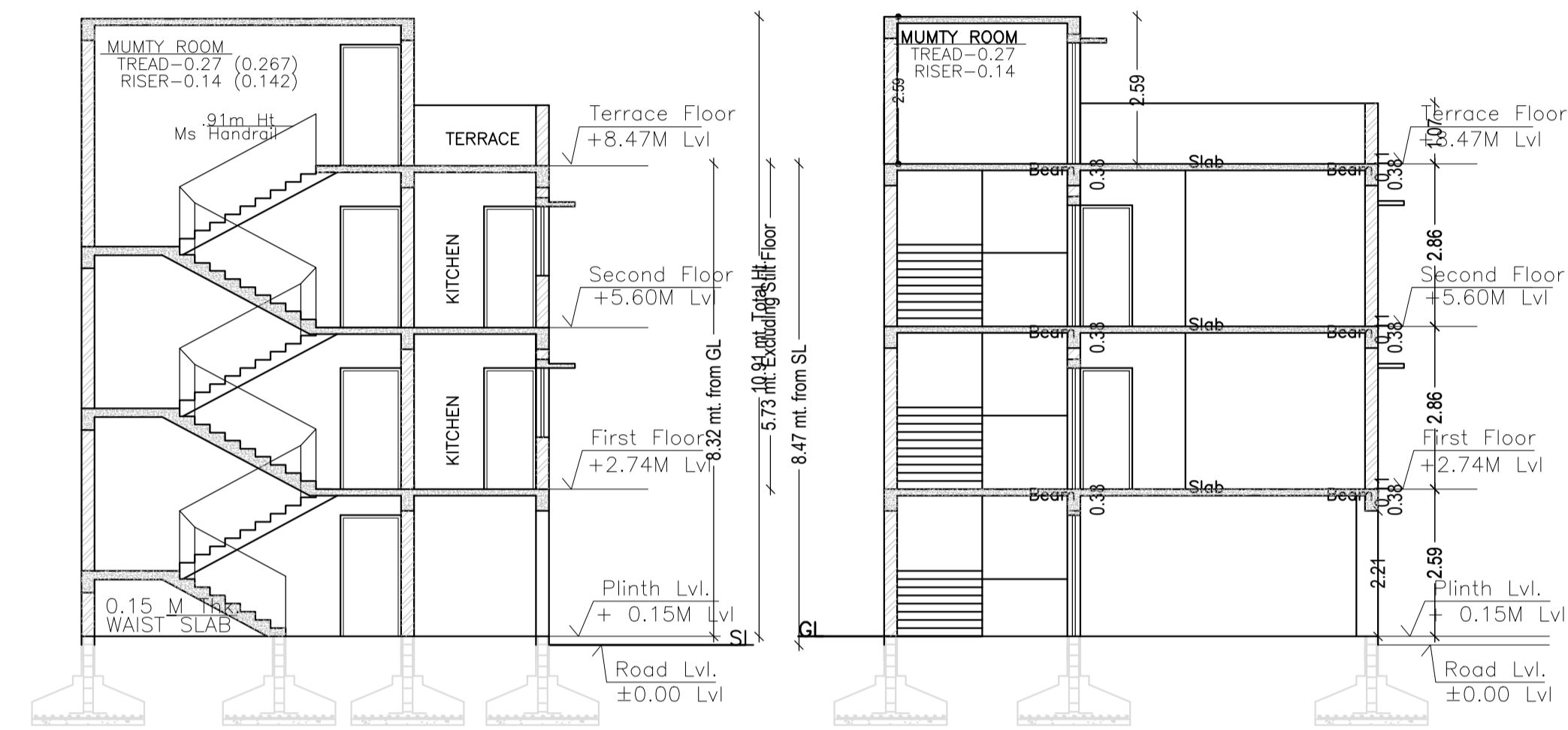
PARKING FLOOR PLAN  
(SCALE 1:100)



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

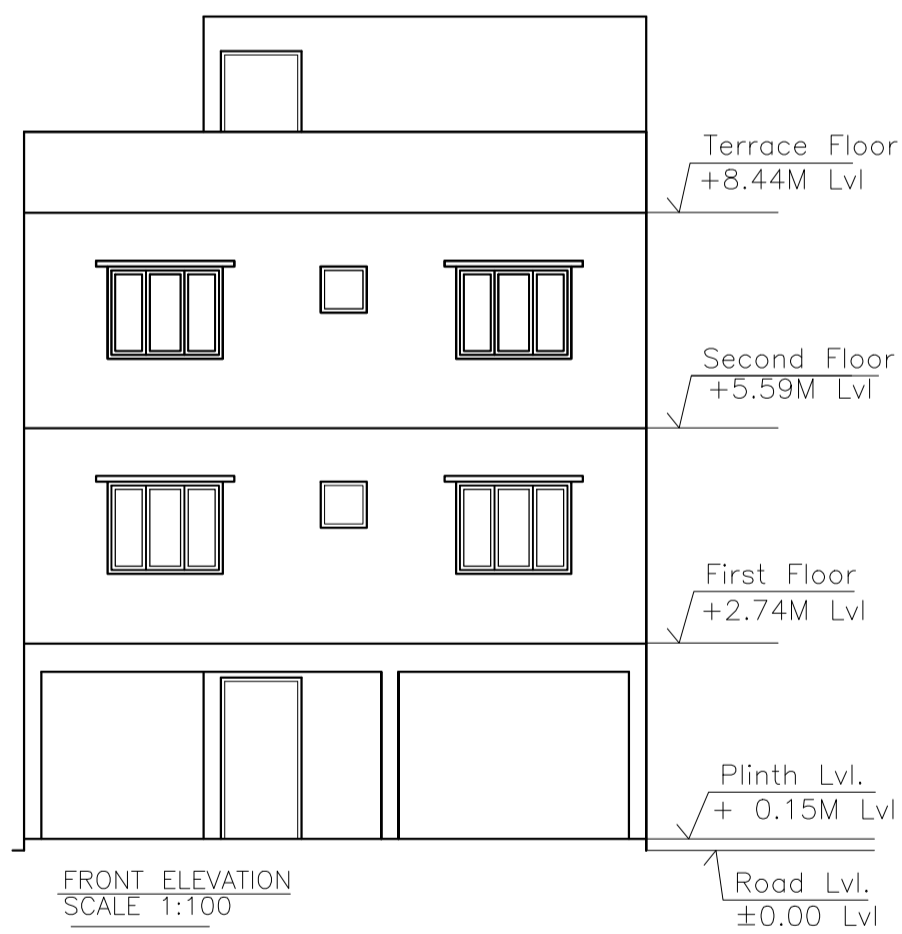


TERRACE FLOOR PLAN  
(SCALE 1:100)

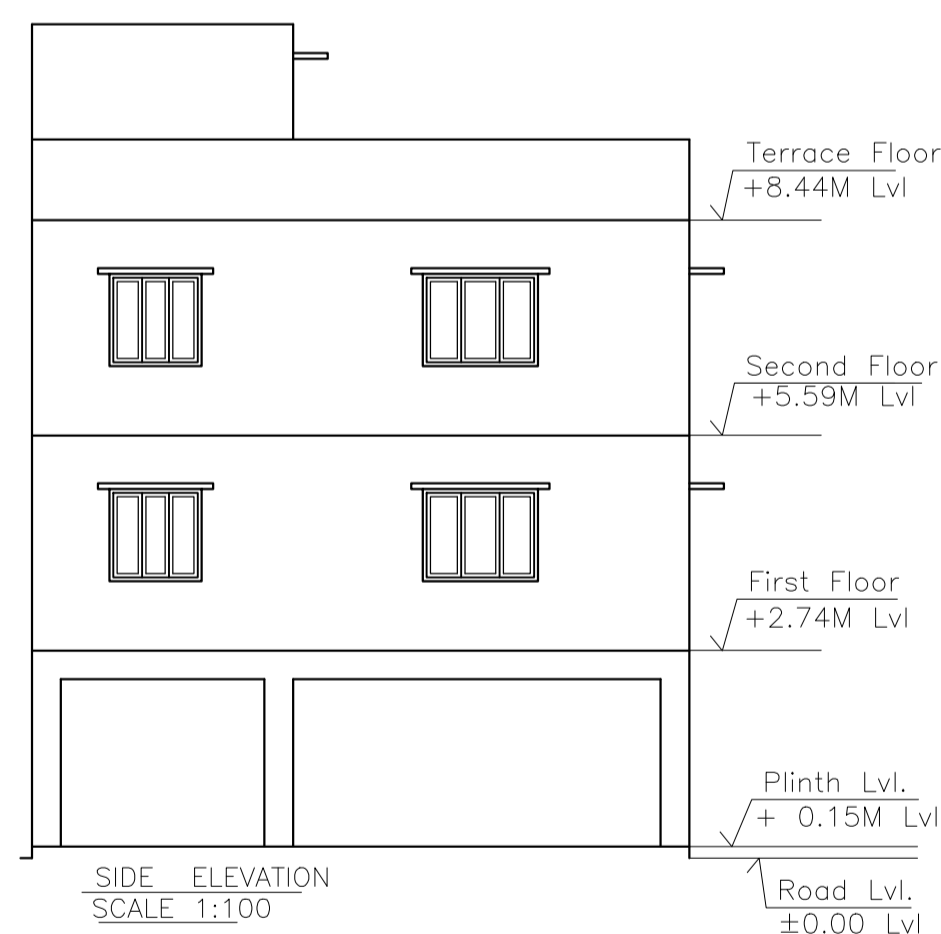


SECTION AT Y-Y  
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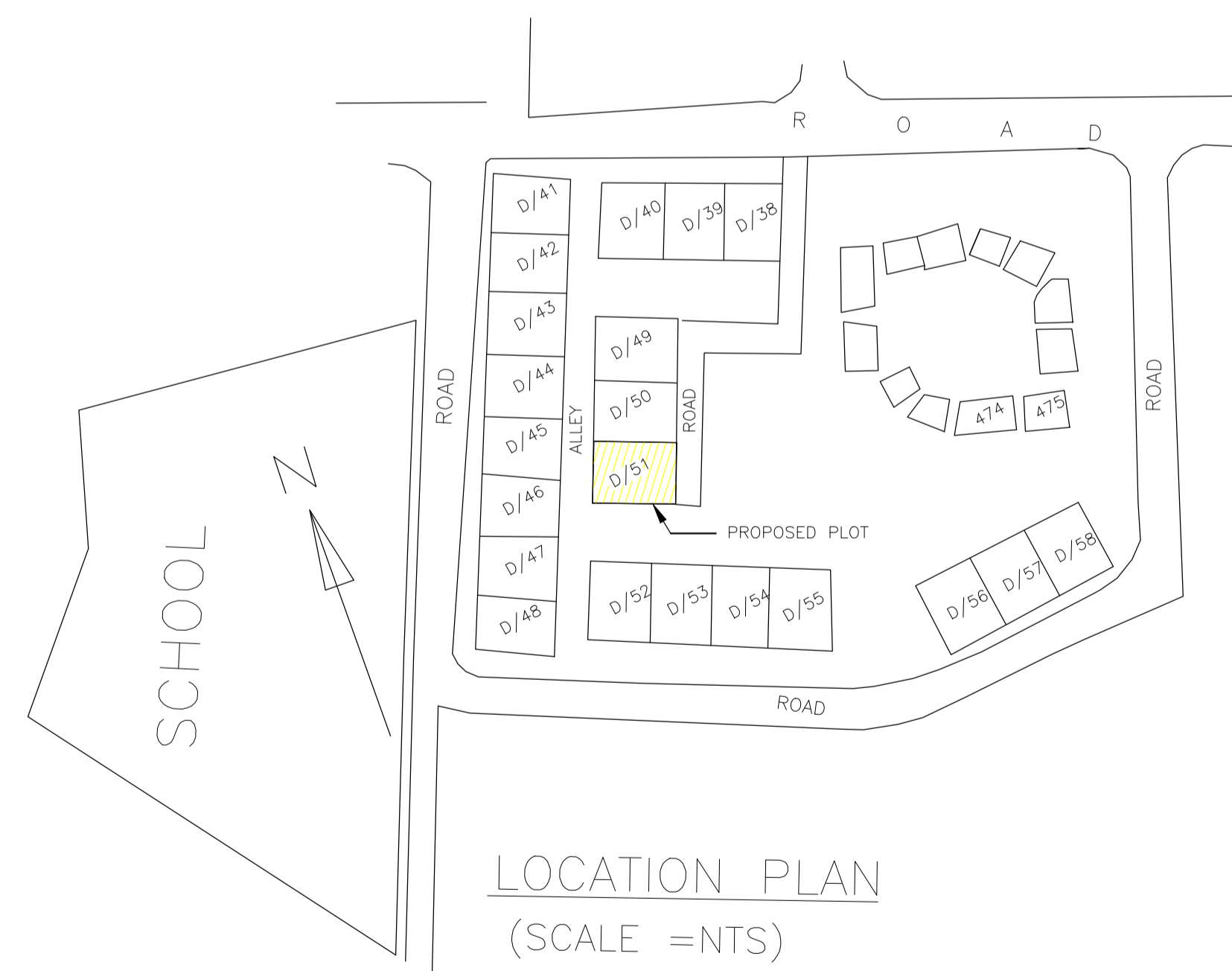
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FRONT ELEVATION  
SCALE 1:100



SIDE ELEVATION  
SCALE 1:100



LOCATION PLAN  
(SCALE =NTS)

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
RAM RATAN PRASAD JNAC/ENG/0001/2021			