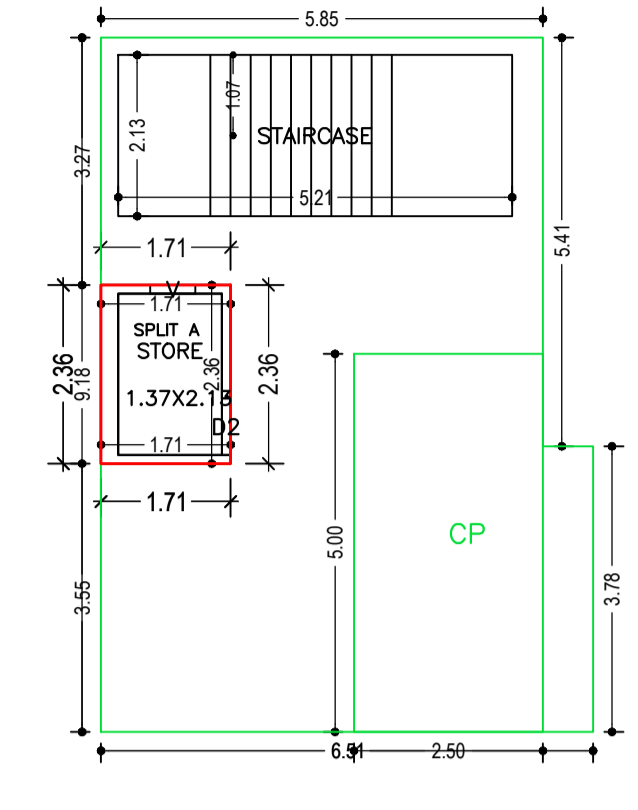
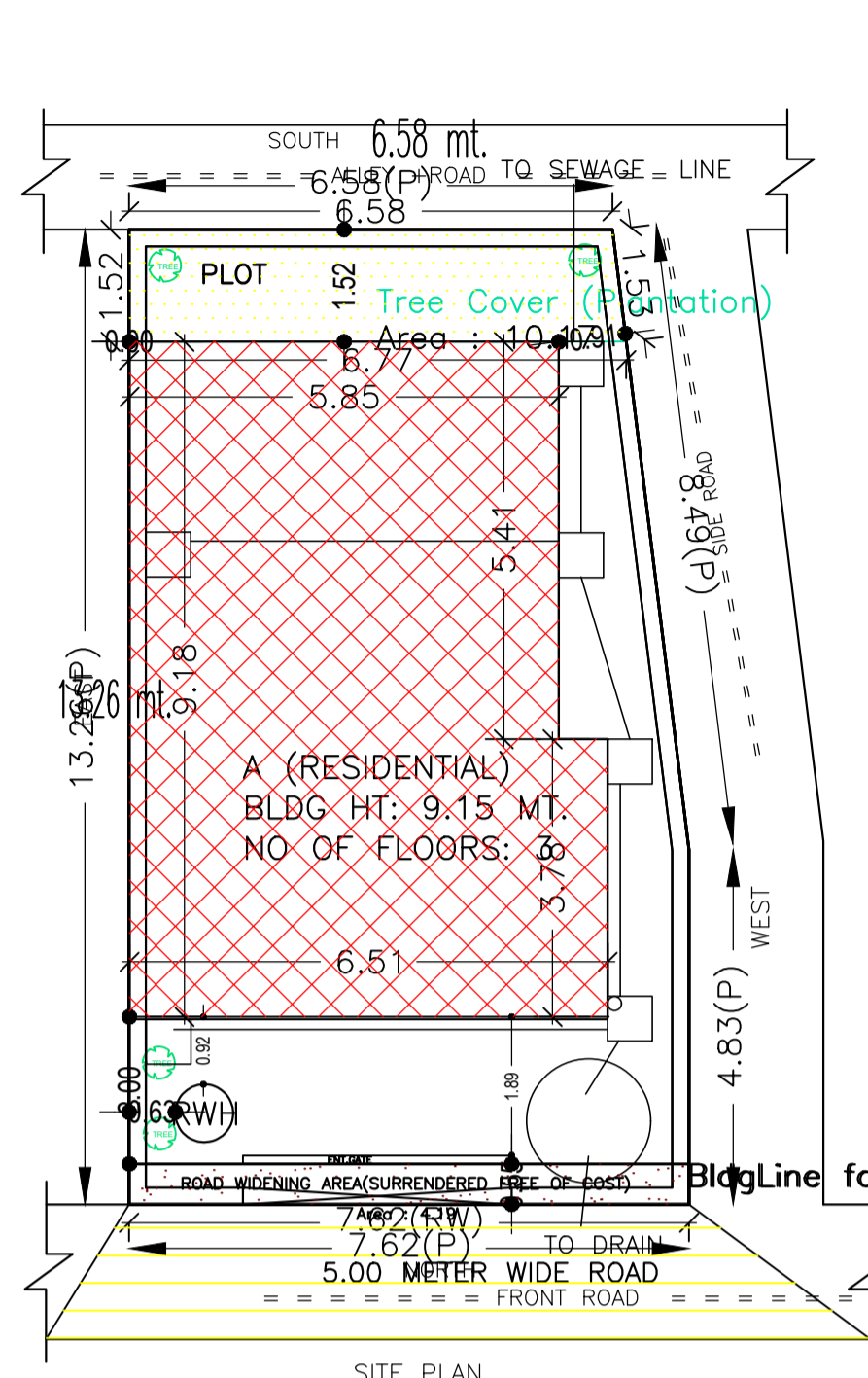
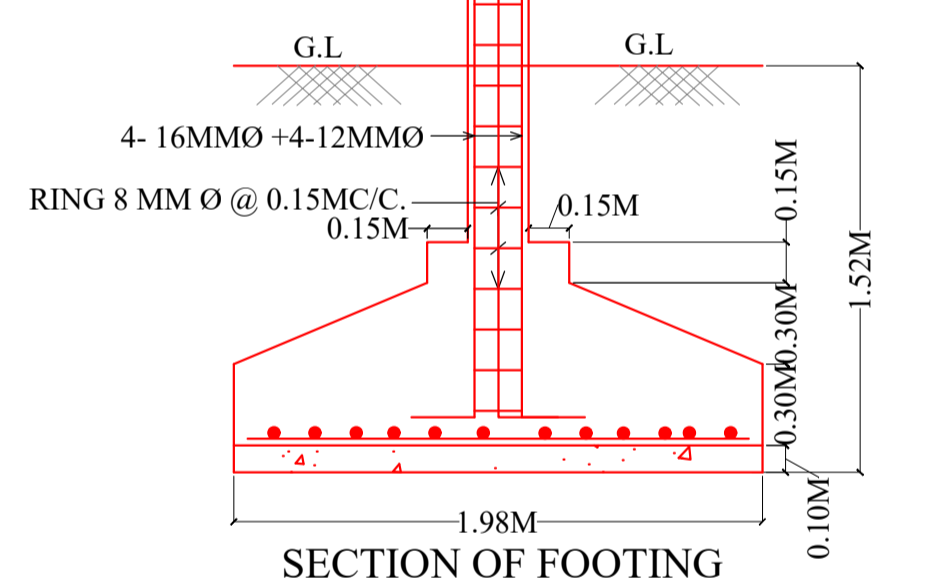
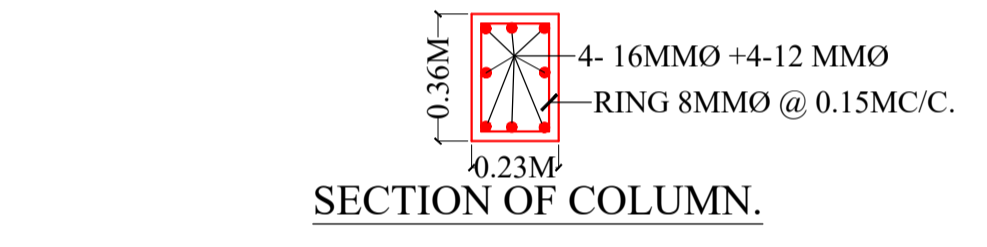
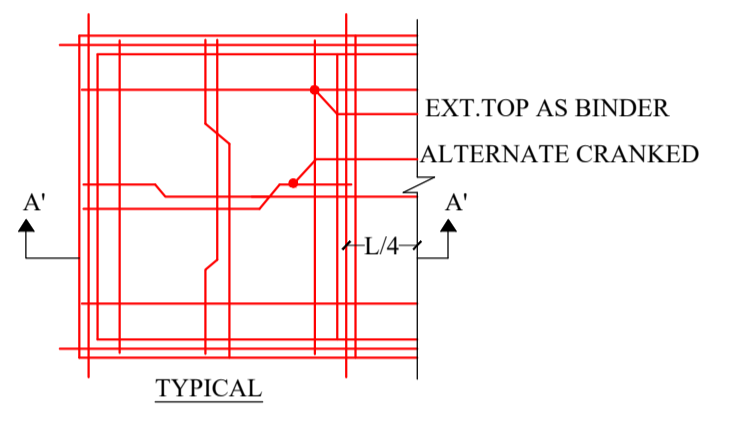
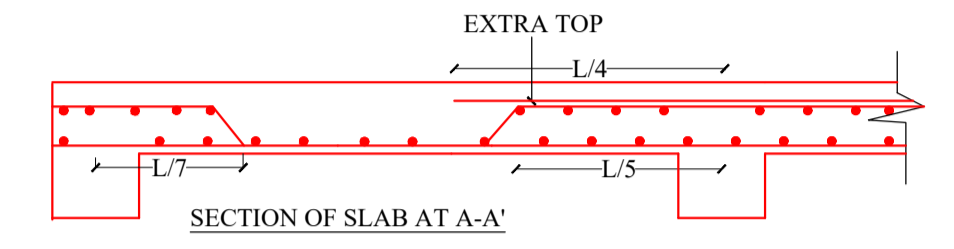
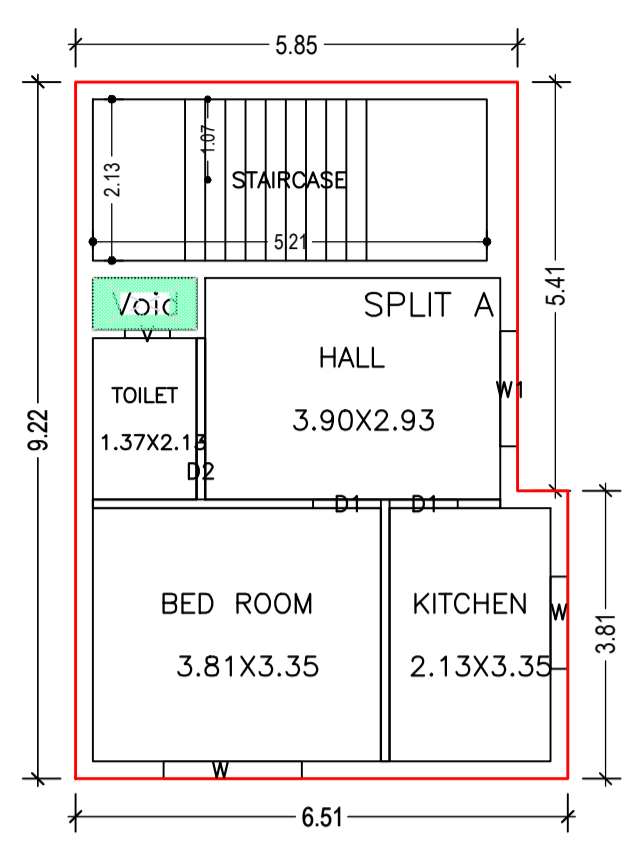


Proposal Basic Information	
Proposal File No.	JNAC/BP/0155/W1/2022
Owner Name	GOPAL
Khata No	622
Plot No	73 B/BLOCK
Village Name	SONARI
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

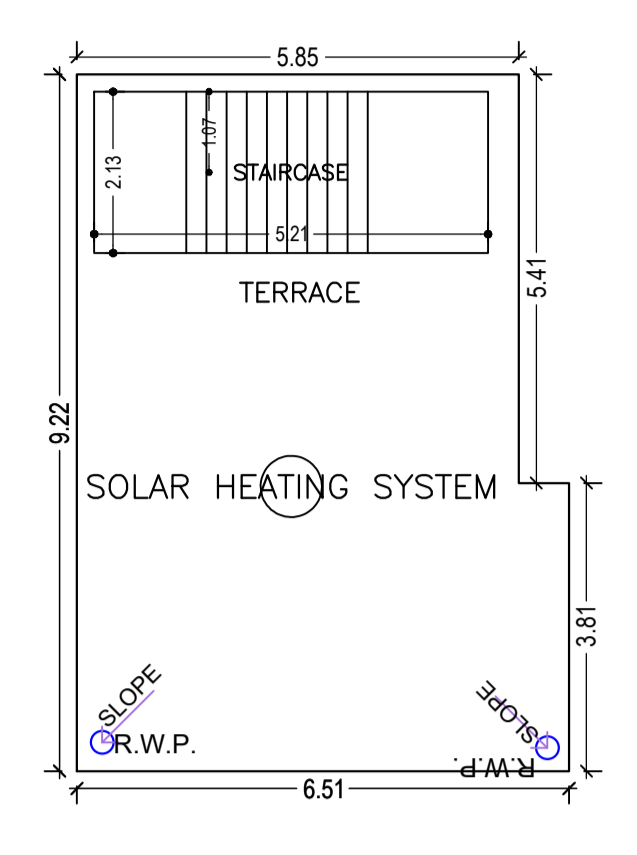
AREA STATEMENT		VERSION NO.: 1.0.65
JAMSHEDPUR NAC		VERSION DATE: 16/10/2020
PROJECT DETAIL:		
Region: JHARKHAND URBAN	Plot Use: Residential	
Local Bodies: District EAST SINGHBHUM	Plot SubUse: Bungalow/ Dwelling / Non Apartment	
Authority: JAMSHEDPUR NAC	Plot/Nearby/Religious/Structure: NA	
Inward No: JNAC/BP/0155/W1/2022	Plot/SubPlot No: 73 B/BLOCK	
Application Type: General Proposal	North: Plot No. - 72	
Project Type: Building Permission	South: Road Width - 3	
Nature of Development: New	East: Road Width - 4	
Location of Development Area: Old Area	West: Road Width - 5.5	
AREA DETAILS:		
AREA OF PLOT (Minimum)	(A)	96.63 SQ.MT.
Deduction for NetPlot Area		
Surrender Free of Cost		4.19
Total		4.19
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	92.44
Deduction for Balance Plot Area(from Gross Plot Area)		
Surrender Free of Cost		4.19
Common Plot		10.17
Total		14.36
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	82.27
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	92.44
Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions)	96.63
COVERAGE CHECK		
Permissible Coverage area ( 70.00 % )		64.71
Proposed Coverage Area ( 60.78 % )		56.18
Total Prop. Coverage Area ( 60.78 % )		56.18
Balance coverage area ( 9.23 % )		8.53
FAR CHECK		
Perm. FAR Area ( 1.800 )		173.93
Total Perm. FAR area		173.93
Residential FAR		114.98
Proposed FAR Area		126.10
Total Proposed FAR Area		126.10
Consumed FAR (Factor)		1.31
Balance FAR Area		47.83
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		168.98
ARCHITECT (Regd)	RAJESH KUMAR	
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)	GOPAL	
DEVELOPMENT AUTHORITY		LOCAL BODY



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



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



TERRACE FLOOR PLAN (SCALE 1:100)

Building :A (RESIDENTIAL)

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.)
		Void	Parking					
Ground Floor	56.18	0.00	41.01	4.05	11.12	15.17	15.17	01
First Floor	56.40	0.93	0.00	55.47	0.00	55.47	55.47	00
Second Floor	56.40	0.93	0.00	55.47	0.00	55.47	55.47	00
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	168.98	1.86	41.01	114.99	11.12	126.11	126.11	01

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENTIAL)	D2	0.75	2.10	03
A (RESIDENTIAL)	D1	0.90	2.10	04

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENTIAL)	V	0.60	0.75	03
A (RESIDENTIAL)	W	1.22	1.20	02
A (RESIDENTIAL)	W1	1.52	1.20	02
A (RESIDENTIAL)	W	1.83	1.20	02

UnitBUA Table for Building :A (RESIDENTIAL)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT A	FLAT	75.07	71.55	1	1
TYPICAL - 1& 2 FLOOR PLAN	SPLIT A	FLAT	0.00	0.00	4	0
Total:	-	-	75.07	71.55	9	1

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)	Grey

Buildingwise Floor FAR Details

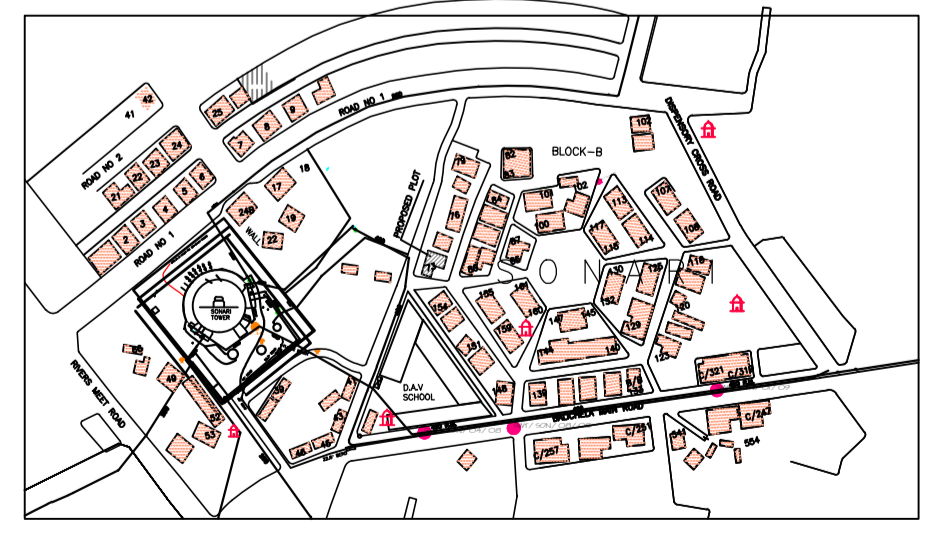
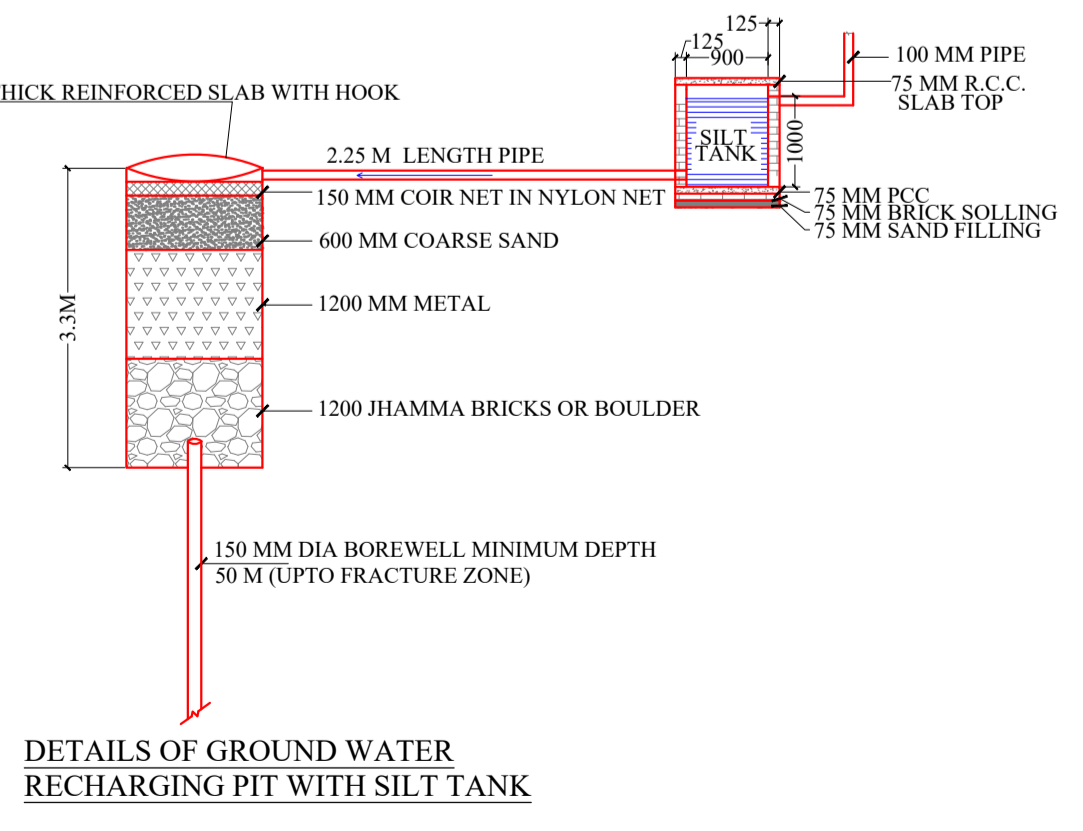
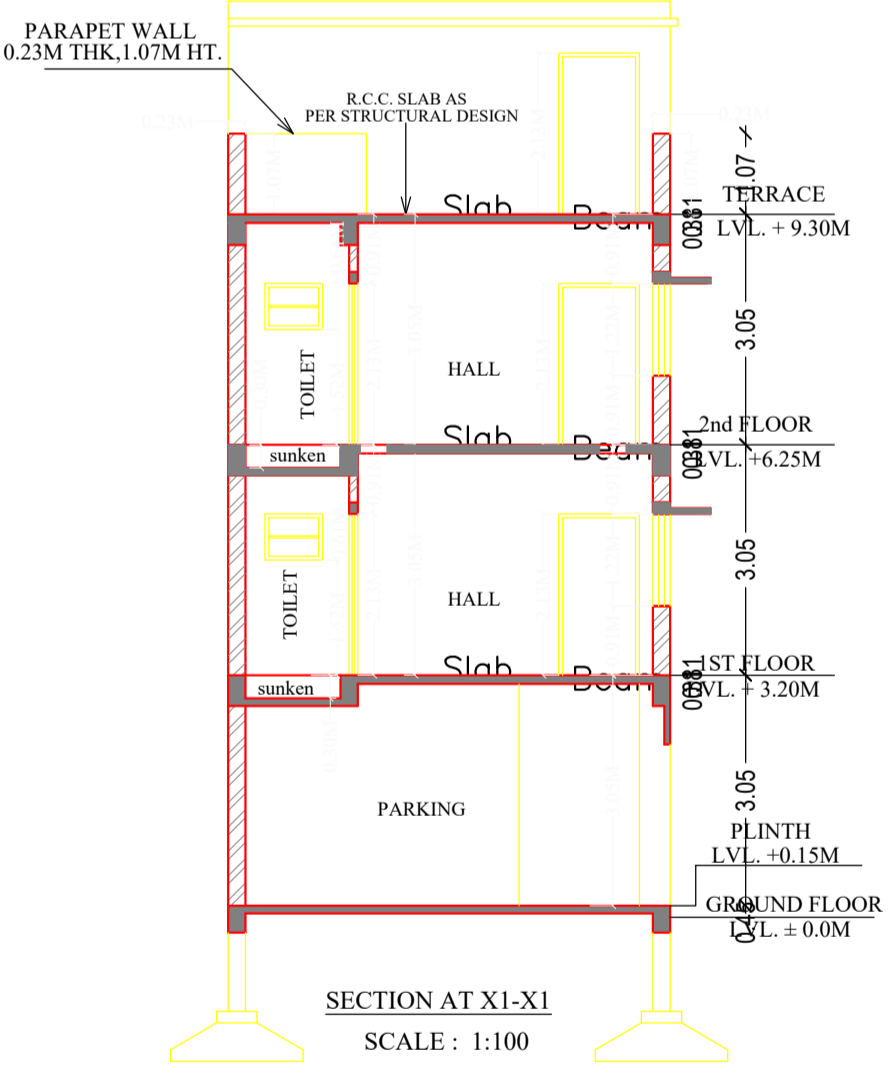
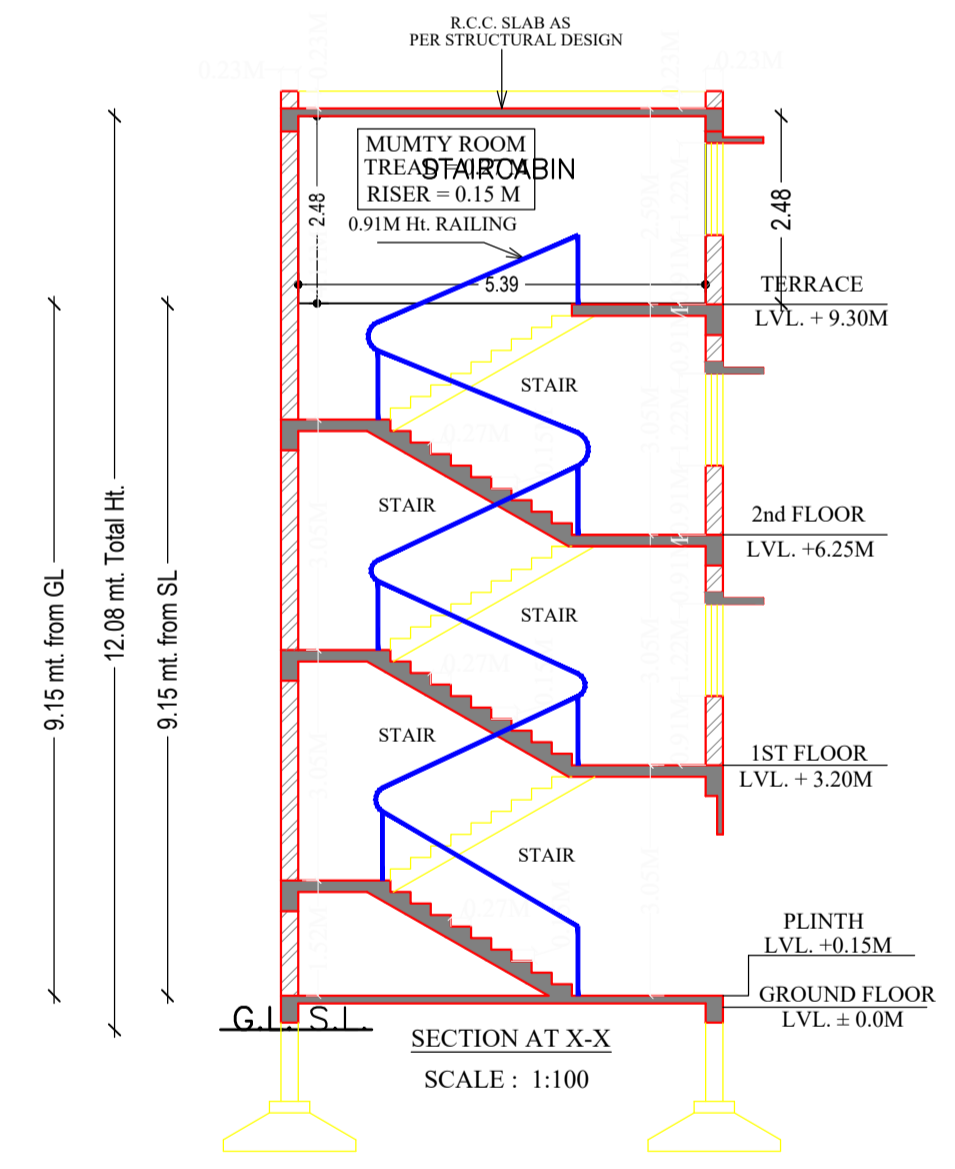
	Building Name A (RESIDENTIAL)		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Ground Floor	56.18	15.17	56.18	15.17
First Floor	56.40	55.47	56.40	55.47
Second Floor	56.40	55.47	56.40	55.47
Terrace Floor	0.00	0.00	0.00	0.00
Total :	168.98	126.11	168.98	126.11

Building USE/SUBUSE Details

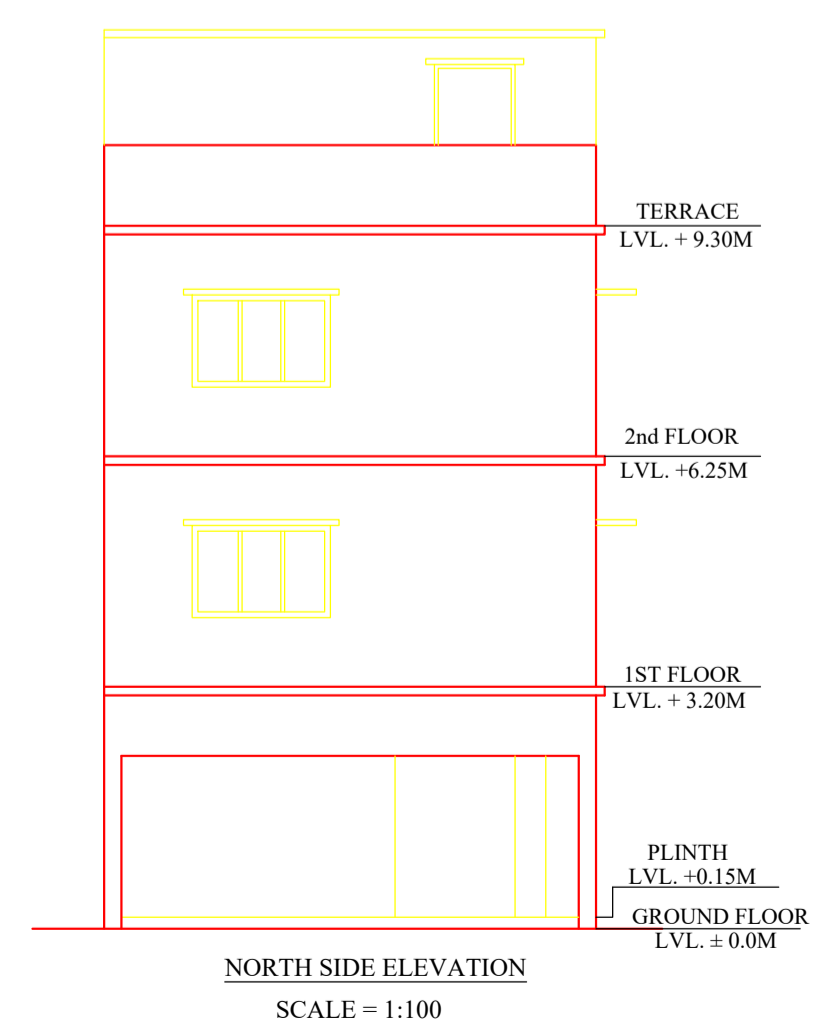
Building Name	Building Use	Building SubUse	Building Structure
A (RESIDENTIAL)	Residential	Bungalow/ Dwelling / Non Apartment	Non-Highrise

FAR & Tenement Details (Table 4c-1)

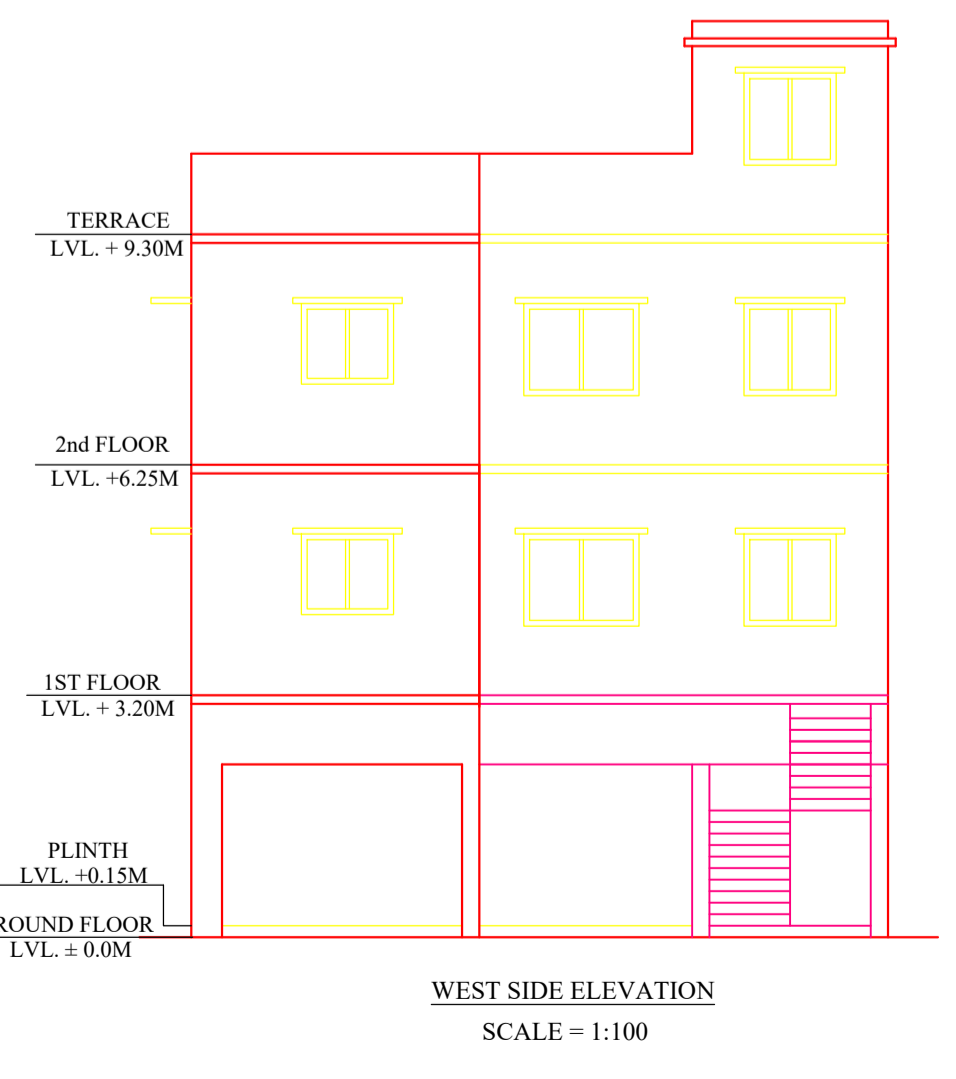
Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions				Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
			Void	Parking	Resi.	Stair			
A (RESIDENTIAL)	1	168.98	1.86	41.01	114.99	11.12	126.11	126.11	01
Grand Total	1	168.98	1.86	41.01	114.99	11.12	126.11	126.11	01



MAUZA MAP N.T.S



NORTH SIDE ELEVATION SCALE = 1:100



WEST SIDE ELEVATION SCALE = 1:100

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
RAJESH KUMAR JNAC/STU/0023/2017			