

Project Title :holding no. - 34

AREA STATEMENT: JAMSHEDPUR NAG	VERSION NO: 1.0.36
PROJECT DETAIL:	VERSION DATE: 16/10/2020
Inward No. : -	Plot Use : Residential
Region : JHARKHAND URBAN LOCAL BODIES	Plot Sub Use : Other Residential Building
District : EAST SINGBHUIM	Land Use Zone : NA
Application Type : General Proposal	Abutting Road Width : -
Project Type : Building Permission	Plot No. : -
Nature of Development : New	Revenue Survey No/Survey No : -
Location : Old Area	Thana No. : -
Site Location : NA	Holding No. : -
Village/Mass Name : -	Khasra No. : -
Ward No. : -	North : -
Road/Street : -	East : -
	West : -

AREA DETAILS		sq. MT
AREA OF PLOT (Minimum)	(A)	169.99
Net Plot Area (Gross Plot Area - Deduction from Gross Plot Area)	(A-Deductions)	169.99
Deductions for Balance Plot Area (from Gross Plot Area)		
COP Area		31.62
Total		31.62
Balance Plot Area (Net Plot Area - Recreational/Amenity)	(A-Deductions)	138.37
Plot Area for Coverage (Net Plot Area)	(A-Deductions)	169.99
Plot Area for FSI (Net Plot Area - Road/Watering Area)	(A-Deductions)	169.99
COVERAGES CHECK		
Proposed Coverage Area (61.33%)		104.26
Total Coverage Area (61.33%)		104.26
TAR CHECK		
Proposed Area of FAR		207.77
Total Area of FAR		207.77
BUILT UP AREA CHECK		
Total Proposed Builtup Area		312.78
ARCHT/ENGG/SUPERVISOR (Regd)	OWNER	
DEVELOPMENT AUTHORITY	LOCAL BODY	

COLOR INDEX		
Plot Boundary	█	
Abutting Road	█	
Proposed Work (Coverage Area)	█	
Existing (To be retained)	█	
Existing (To be demolished)	█	
Color Index:		
Parking Calculation:		
Parking Type	Prop. No.	Prop. Area
Car Parking	2	26.60
Two Wheeler Parking	2	4.00
Total Area	1	67.33
Total Area	5	96.33

MARGIN DETAIL:					
Building / Wing Name	Road Name	Front Margin	Rear Margin	Side Margin	Street Margin
A-1 (BUILDING)	9.14M WIDE ROAD	2.52	1.52	0.91	0.84

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)	Tent (No.)	
A (BUILDING)	1	312.78	8.68	96.33	199.84	7.93	207.77	02
<b>Total</b>	<b>1</b>	<b>312.78</b>	<b>8.68</b>	<b>96.33</b>	<b>199.84</b>	<b>7.93</b>	<b>207.77</b>	<b>02</b>

The architectural drawings for Building A (Building) include the following components:

- Elevations:** Side Elevation (Scale 1:100) and Front Elevation (Scale 1:100) showing the building's profile and window placements.
- Sections:** Section at AA' (Scale 1:100) and Section at BB' (Scale 1:100) showing vertical dimensions and structural details.
- Site Plan:** Shows the building's location on a 9.60m x 18.29m plot, including parking spaces, a 9.14m wide road, and a rain water harvesting tank.
- Floor Plans:** Ground Floor Plan (Scale 1:100), First & Second Floor Plan (Scale 1:100), and Terrace Floor Plan (Scale 1:100) showing room layouts, furniture, and structural elements.
- Location Plan:** Shows the building's position relative to the plot boundaries.
- Structural Details:** Section of Column and Section of Footing showing reinforcement details.
- Water Tank Calculation:** Details the water consumption and tank capacity for 11 users.
- Septic Tank Calculation:** Details the septic tank design for 11 users.
- Legend:** Defines symbols for plot boundaries, roads, and parking.
- General Specification:** Lists materials and construction standards for foundation, superstructure, and floor.
- Schedule of Doors & Windows:** Provides a list of door and window types, sizes, and descriptions.

Building 'A' (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)	Tent (No.)	
Ground Floor	104.26	0.00	96.33	0.00	7.93	7.93	00
First Floor	104.26	4.34	0.00	99.92	0.00	99.92	01
Second Floor	104.26	4.34	0.00	99.92	0.00	99.92	01
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	00
<b>Total</b>	<b>312.78</b>	<b>8.68</b>	<b>96.33</b>	<b>199.84</b>	<b>7.93</b>	<b>207.77</b>	<b>02</b>
Total Number of Same Buildings	1						
<b>Total</b>	<b>312.78</b>	<b>8.68</b>	<b>96.33</b>	<b>199.84</b>	<b>7.93</b>	<b>207.77</b>	<b>02</b>

SCHEDULE OF JOINERY:				
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (BUILDING)	D2	0.75	2.10	04
A (BUILDING)	D	0.90	2.10	08
A (BUILDING)	D1	0.90	2.10	02
A (BUILDING)	D	1.20	2.10	02
Total	-	-	-	16

SCHEDULE OF JOINERY:				
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (BUILDING)	V	1.00	1.00	06
A (BUILDING)	W1	1.52	1.20	04
A (BUILDING)	W	1.83	1.20	12
Total	-	-	-	22

UnIBUA Table for Building 'A' (BUILDING)						
FLOOR	Name	UnIBUA Type	UnIBUA Area	Carpet Area	No. of Rooms	No. of Tenement
TYPICAL	SPLIT FLAT - 1	FLAT	90.23	81.54	8	2
1, 2 FLOOR PLAN	-	-	180.46	163.07	16	2