



Proposal Basic Information	
Proposal File No.	JNAC/BP/0073/W7/2023
Owner Name	TAGORE SOCIETY JAMSHEDPUR
Khata No	245
Plot No	1354(part)
Village Name	SAKCHI
Use	Educational
SubUse	Educational Building

AREA STATEMENT		VERSION NO.: 1.0.66
JAMSHEDPUR NAC		VERSION DATE: 16/10/2020
PROJECT DETAIL:		
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Educational	
District: EAST SINGHBHUM	Plot SubUse: Educational Building	
Authority: JAMSHEDPUR NAC	PlotNearby/ReligiousStructure: NA	
Inward No: JNAC/BP/0073/W7/2023	Plot/SubPlot No: 1354(part)	
Application Type: General Proposal	North: -	
Project Type: Building Permission	South: -	
Nature of Development: Addition or Alteration	East: -	
Location of Development Area: Old Area	West: -	
AREA DETAILS:		
AREA OF PLOT (Minimum)	(A)	SQ.MT. 7451.36
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	7451.36
Deduction for Balance Plot Area(from Gross Plot Area)		
Common Plot		1397.10
Total		1397.10
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	6054.26
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	7451.36
Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions)	7451.36
COVERAGE CHECK		
Permissible Coverage area ( 50.00 % )		3725.68
Proposed Coverage Area ( 7.49 % )		558.32
Total Prop. Coverage Area ( 7.49 % )		558.32
Balance coverage area ( 42.51 % )		3167.36
FAR CHECK		
Perm. FAR Area ( 2.250 )		16765.56
Total Perm. FAR area		16765.56
Special FAR		2485.63
Proposed FAR Area		2485.63
Total Proposed FAR Area		2485.63
Consumed FAR (Factor)		0.33
Balance FAR Area		14279.93
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		3435.47
ARCHITECT (Regd)	LAWRENCE FRANCIS	
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)	TAGORE SOCIETY JAMSHEDPUR	
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 Green
EXISTING (To be demolished)	Light Yellow

Buildingwise Floor FAR Details

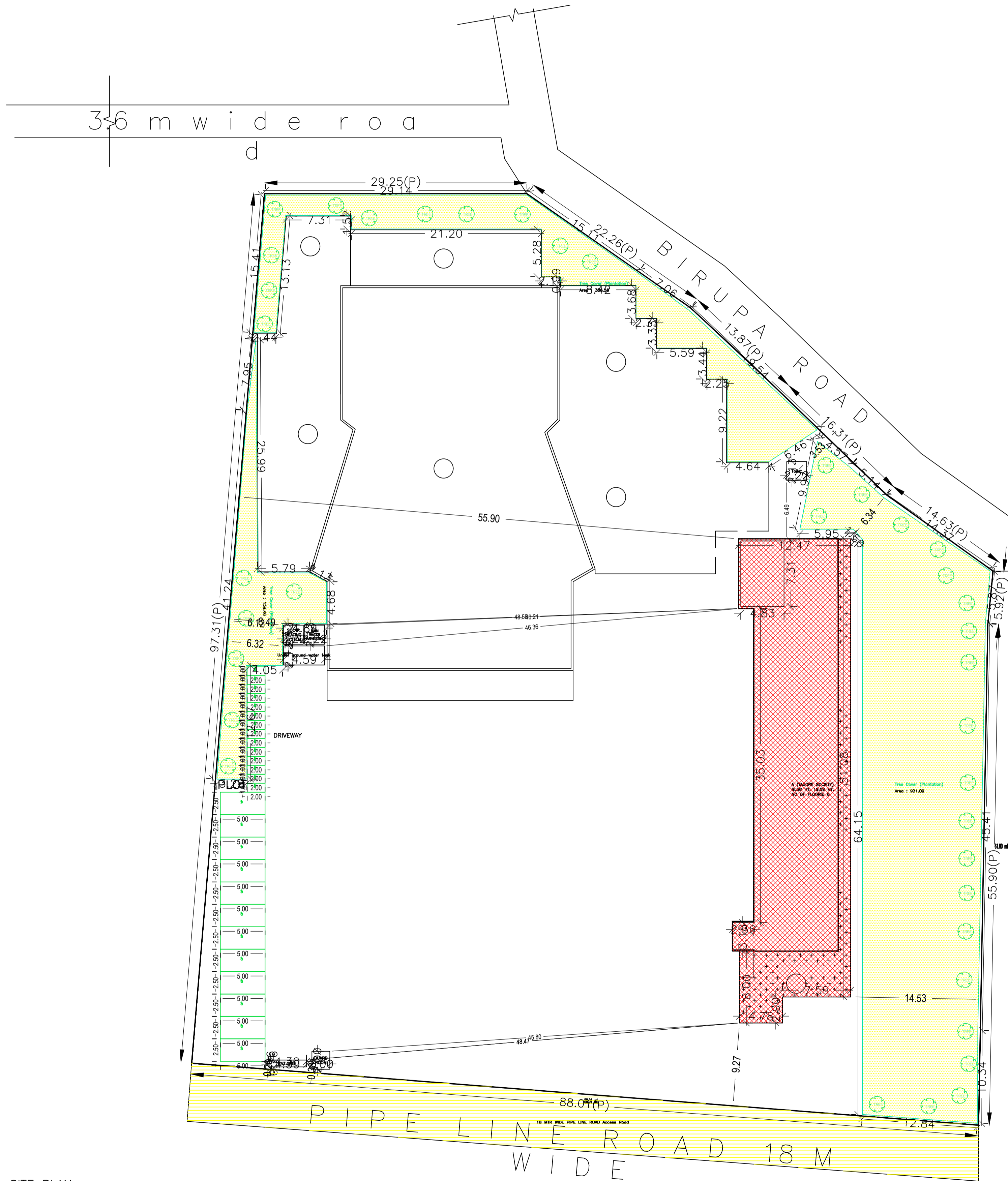
Floor Name	Building Name A (TAGORE SOCIETY)				Total			
	Proposed Built Up Area (Sq.mt.)	Existing Built up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Existing FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total Existing Built up Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Existing FAR Area (Sq.mt.)
Ground Floor	0.00	593.64	0.00	447.60	0.00	593.64	0.00	447.60
First Floor	0.00	593.64	0.00	432.88	0.00	593.64	0.00	432.88
Second Floor	0.00	593.64	0.00	432.88	0.00	593.64	0.00	432.88
Third Floor	0.00	593.64	0.00	432.88	0.00	593.64	0.00	432.88
Fourth Floor	0.00	593.64	0.00	432.88	0.00	593.64	0.00	432.88
Fifth Floor	467.27	0.00	306.52	0.00	467.27	0.00	306.52	0.00
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
<b>Total :</b>	<b>467.27</b>	<b>2968.20</b>	<b>306.53</b>	<b>2179.11</b>	<b>467.27</b>	<b>2968.20</b>	<b>306.53</b>	<b>2179.11</b>

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
A (TAGORE SOCIETY)	Educational	Educational Building	Multistored

FAR & Tenement Details (Table 4c-1)

Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Existing Built Up Area (Sq.mt.)	Proposed Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)			Existing FAR Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Trmt (No.)
					StairCase	Lift	Accessory Use					
A (TAGORE SOCIETY)	1	3435.47	2968.20	467.27	211.86	73.60	664.37	2179.11	306.52	2485.64	2485.64	06
<b>Grand Total :</b>	<b>1</b>	<b>3435.47</b>	<b>2968.20</b>	<b>467.27</b>	<b>211.86</b>	<b>73.60</b>	<b>664.37</b>	<b>2179.11</b>	<b>306.52</b>	<b>2485.64</b>	<b>2485.64</b>	<b>06</b>



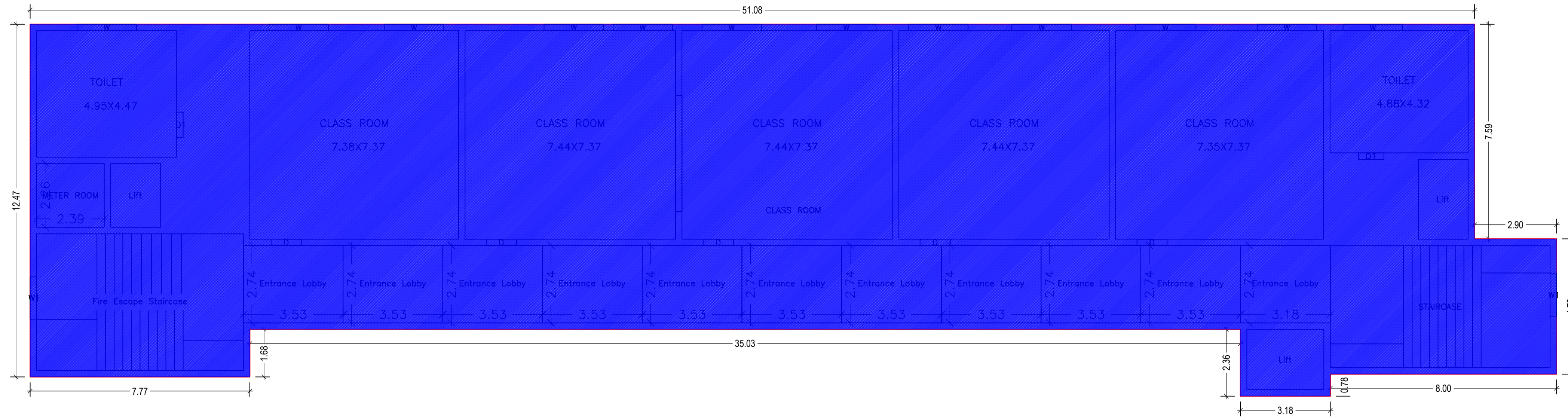
SITE PLAN

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
LAWRENCE FRANCIS JNAC/ARC/0003/2016			



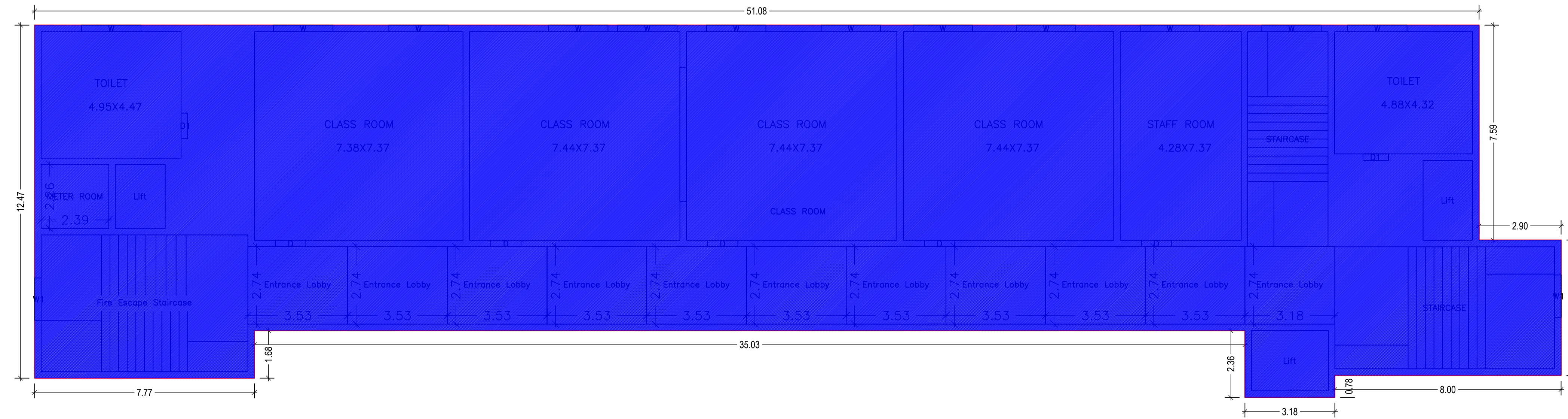


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SubUse	Educational Building



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

(Existing)  
(SCALE 1:100)

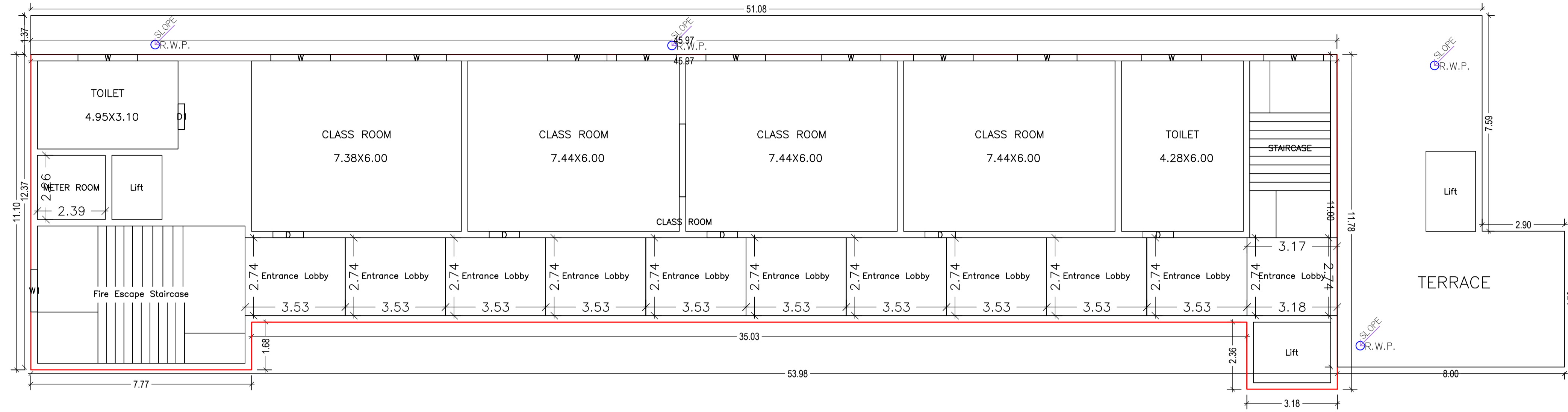


FOURTH FLOOR PLAN  
(Existing)  
(SCALE 1:100)

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
LAWRENCE FRANCIS JNAC/ARC/0003/2016			

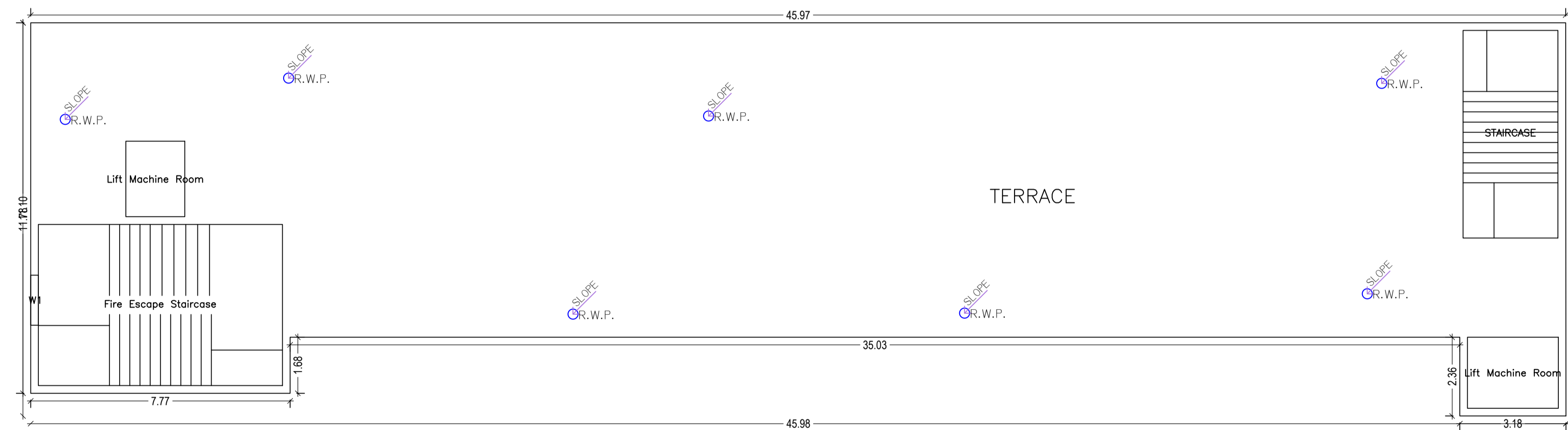
Proposal Basis Information	
Proposal File No	JNAC/BP/0073/W7/2023
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(SCALE 1:100)



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

(Proposed) (SCALE 1:100)



TERRACE FLOOR PLAN (SCALE 1:100)

Building :A (TAGORE SOCIETY)

Floor Name	Total Built Up Area (Sq.mt.)	Existing Built Up Area (Sq.mt.)	Proposed Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)			Existing FAR Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
				StairCase	Lift	Accessory Use					
Ground Floor	593.64	593.64	0.00	35.31	0.00	110.73	447.60	0.00	447.60	447.60	01
First Floor	593.64	593.64	0.00	35.31	14.72	110.73	432.88	0.00	432.88	432.88	01
Second Floor	593.64	593.64	0.00	35.31	14.72	110.73	432.88	0.00	432.88	432.88	01
Third Floor	593.64	593.64	0.00	35.31	14.72	110.73	432.88	0.00	432.88	432.88	01
Fourth Floor	593.64	593.64	0.00	35.31	14.72	110.73	432.88	0.00	432.88	432.88	01
Fifth Floor	467.27	0.00	467.27	35.31	14.72	110.72	0.00	306.52	306.52	306.52	01
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	3435.47	2968.20	467.27	211.86	73.60	664.37	2179.11	306.52	2485.64	2485.64	06
Total Number of Same Buildings :	1										

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (TAGORE SOCIETY)	D1	0.90	2.13	11
A (TAGORE SOCIETY)	D	1.07	2.13	30

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (TAGORE SOCIETY)	W1	1.50	2.70	12
A (TAGORE SOCIETY)	W	2.10	2.70	71

UnitBUA Table for Building :A (TAGORE SOCIETY)

FLOOR	Name	UnitBUA Type	Entity Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	CLASS ROOM	CLASS ROOM	Existing	573.51	572.57	7	1
FOURTH FLOOR PLAN	CLASS ROOM	CLASS ROOM	Existing	573.51	572.42	7	1
FIFTH FLOOR PLAN	CLASS ROOM	CLASS ROOM	Proposed	438.45	437.86	6	1
TYPICAL - 1, 2 & 3 FLOOR PLAN	CLASS ROOM	CLASS ROOM	Existing	573.51	572.69	7	3
Total:	-	-	-	3306.01	3300.93	41	6

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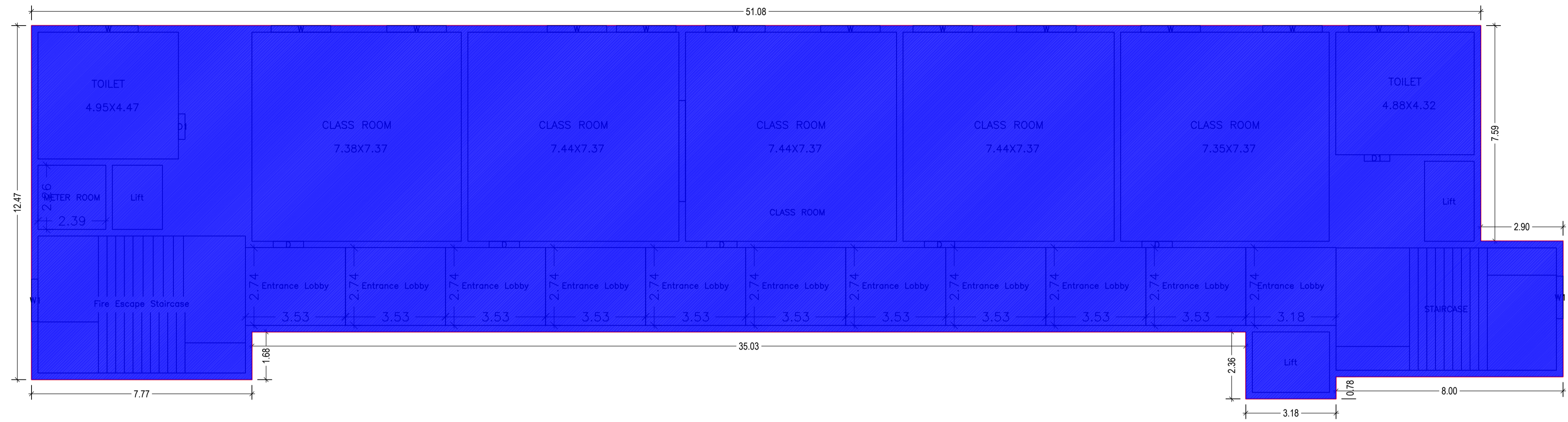




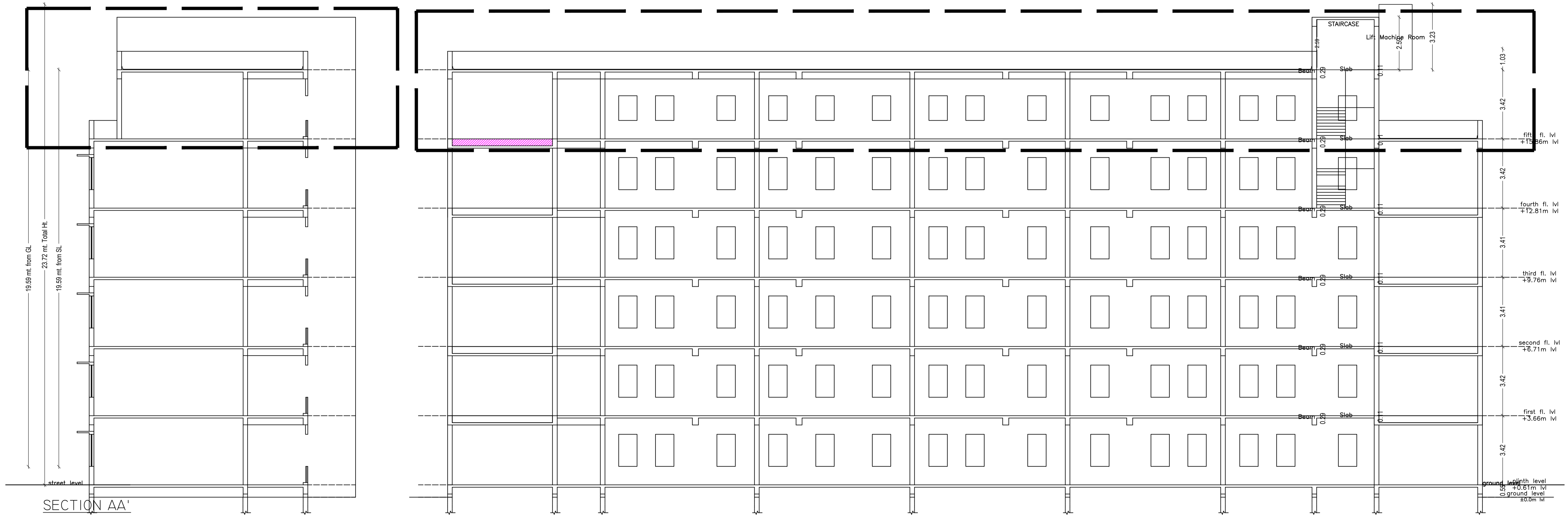
DATE	21-11-2023
SHEET NO.	4

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(SCALE 1:100)



TYPICAL - 1, 2 & 3 FLOOR PLAN  
(Existing)  
(SCALE 1:100)

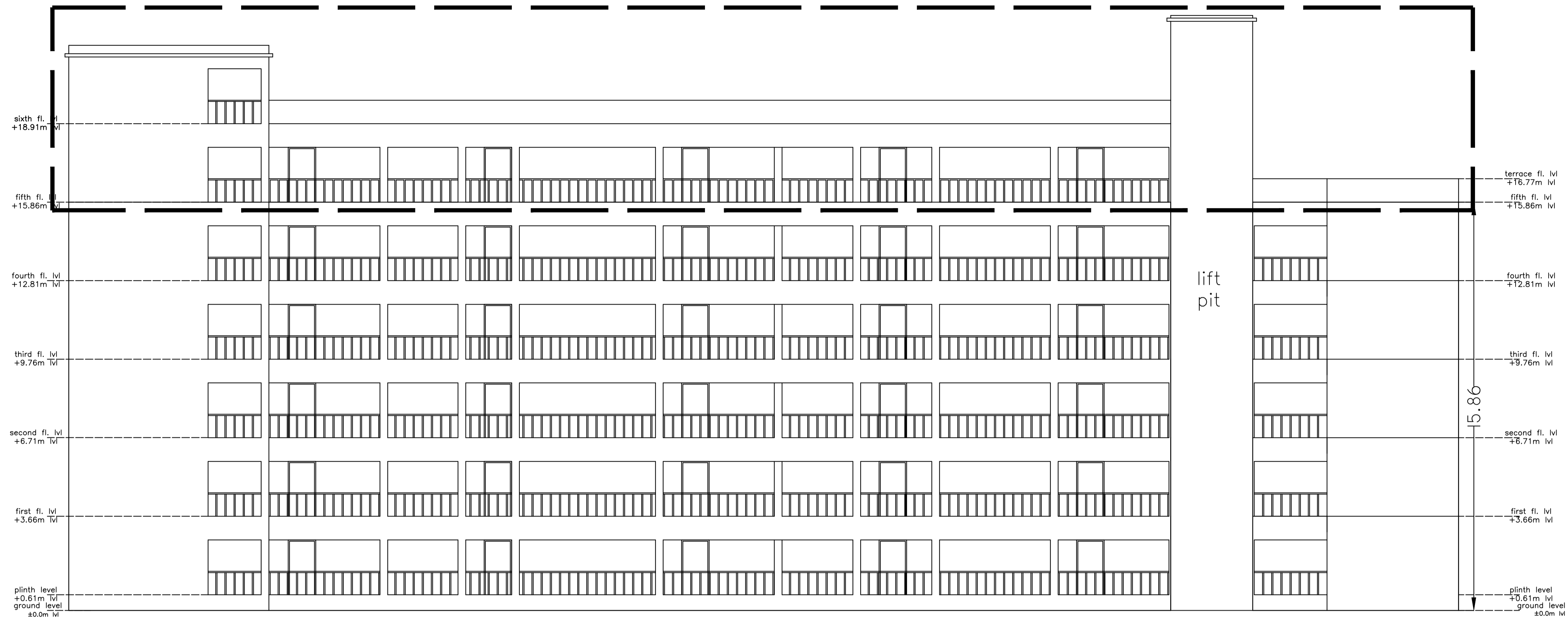


SECTION AA'

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
LAWRENCE FRANCIS JNAC/ARC/0003/2016			

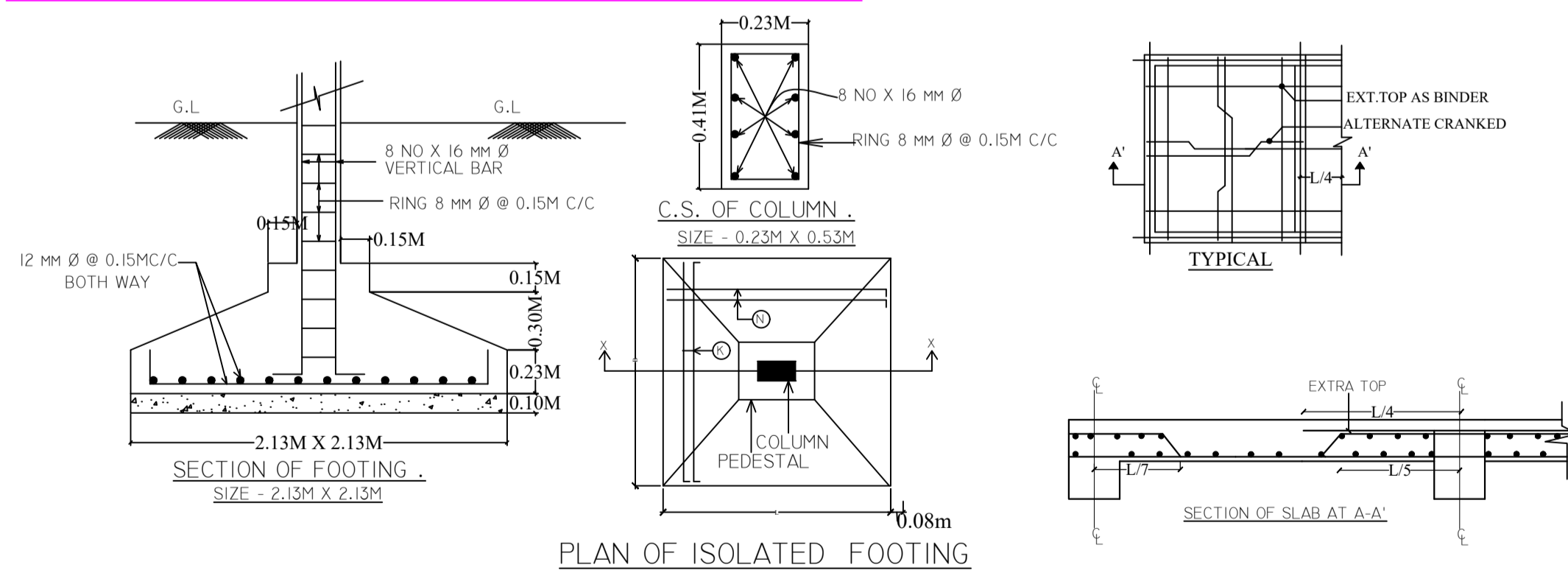


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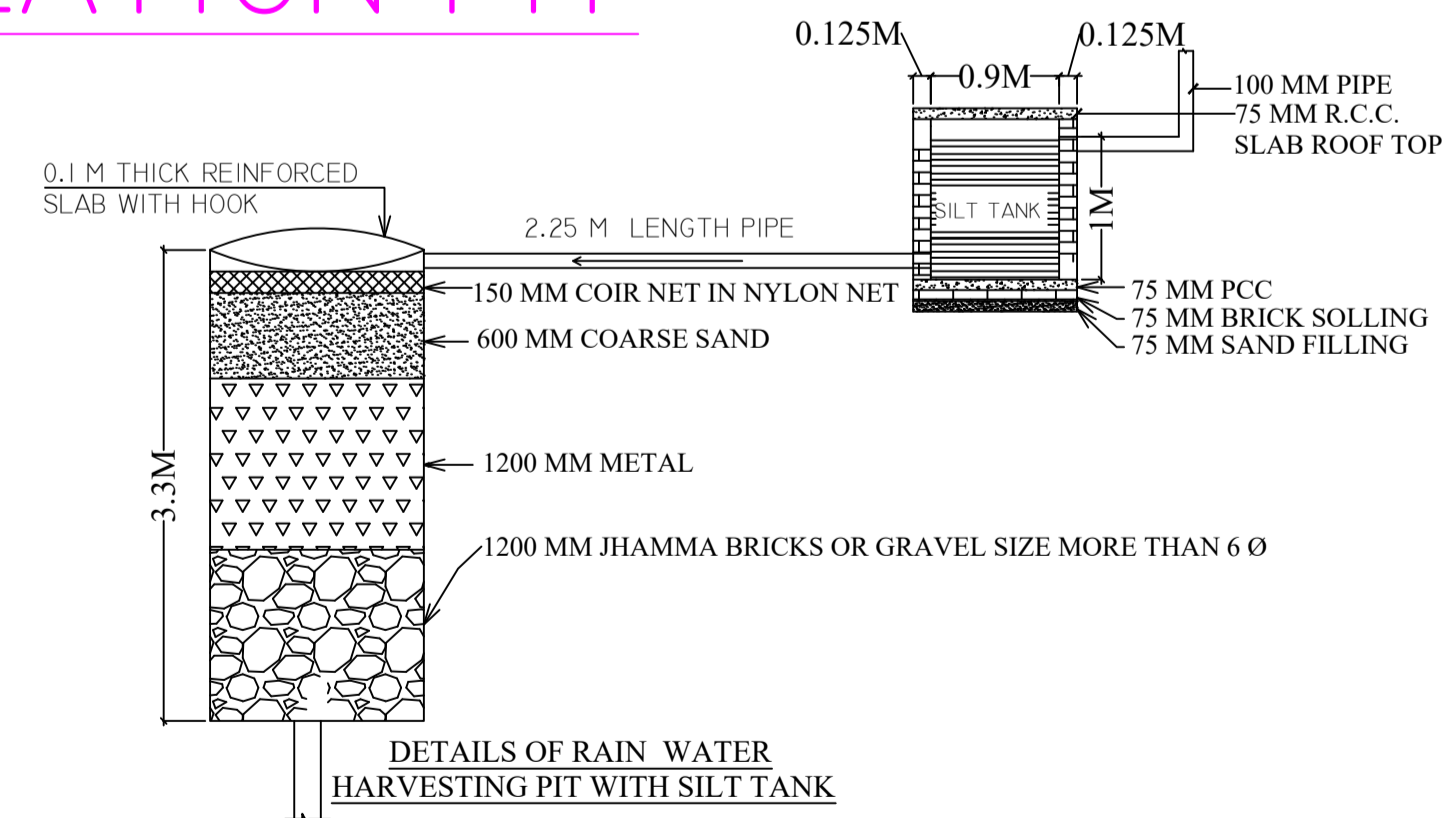


TAGORE SOCIETY FRONT ELEVATION

## STRUCTURAL PLAN



## PERCOLATION PIT



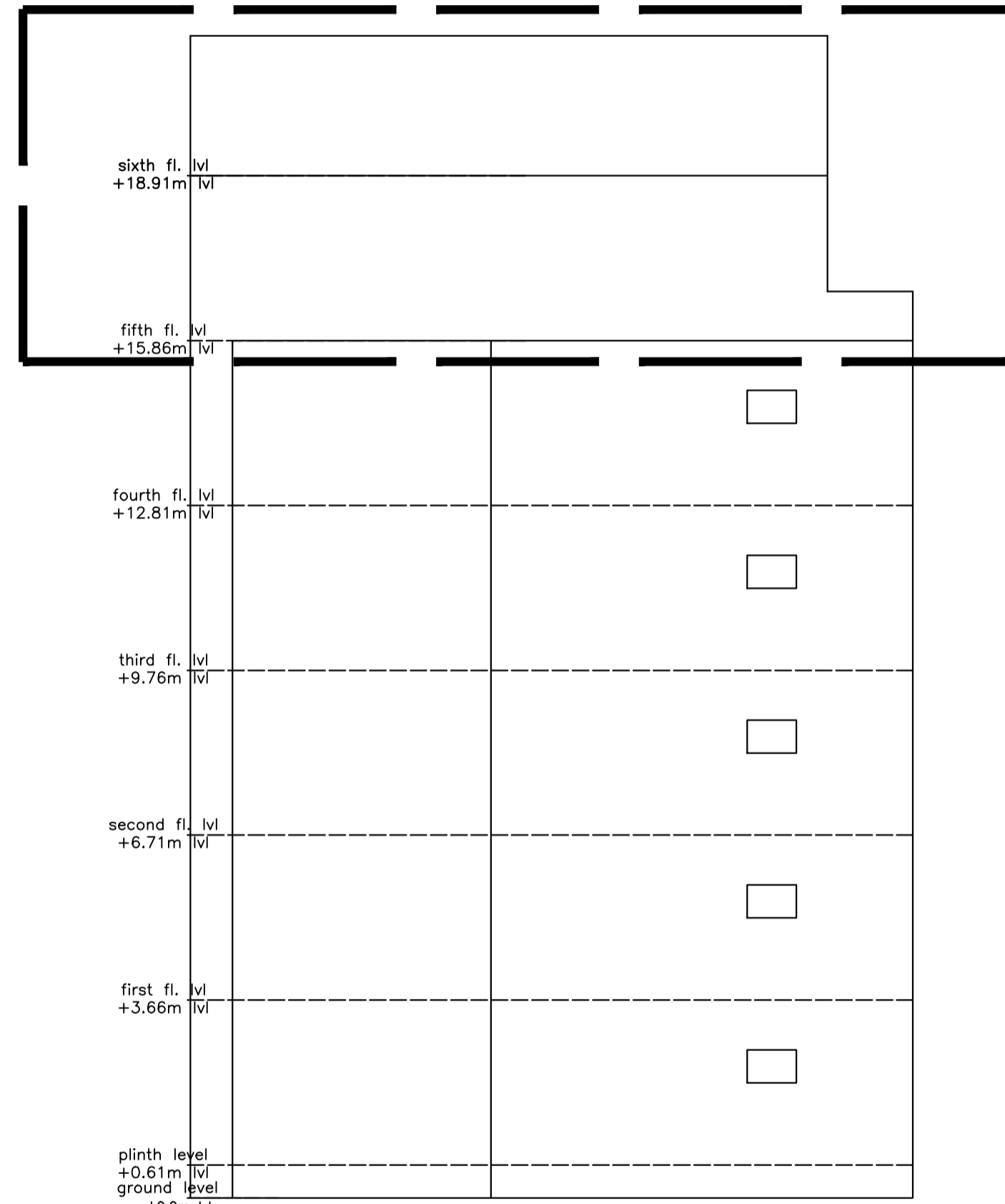
## LOCATION PLAN

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
LAWRENCE FRANCIS JNAC/ARC/0003/2016			



DATE	21-11-2023
SHEET NO.	6

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Plot No	1354(part)
Village Name	SAKCHI
Use	Educational
SubUse	Educational Building



SIDE ELEVATION



SECTION BB'

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LAWRENCE FRANCIS JNAC/ARC/0003/2016			