

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. | Reqd./Unit | Reqd. | Prop. |
| 155 KNL (155 KNL) | Commercial | Shop | > 0 | 50 | 197.83 | 1 | 3 | - | - | - | - | - | - | - |
| | | | > 0 | 50 | 197.83 | - | - | - | - | - | - | - | - | - |
| | | | > 0 | 1 | 10.00 | 1.00 | 10 | - | - | - | - | - | - | - |
| Residential | ResiComm Bldg | > 0 | 1 | 10.00 | - | - | - | - | - | - | - | 1 | 10 | |
| | | > 0 | 1 | 10.00 | - | - | - | - | - | - | - | - | - | |
| | | > 0 | 1 | 10.00 | - | - | - | - | - | - | - | - | - | |
| Total : | | | - | - | - | - | 13 | 13 | - | 1 | 1 | - | 19 | 21 |

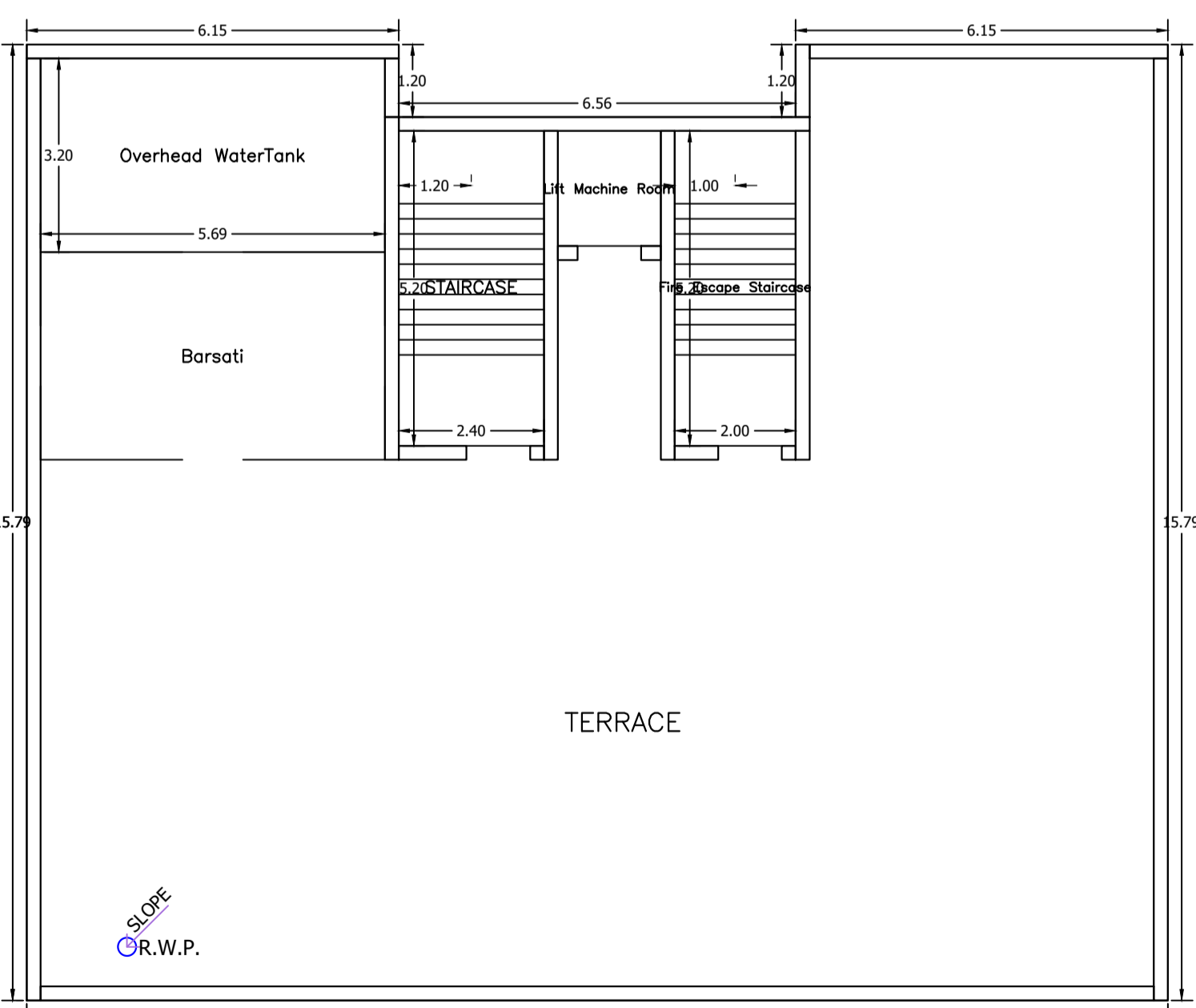
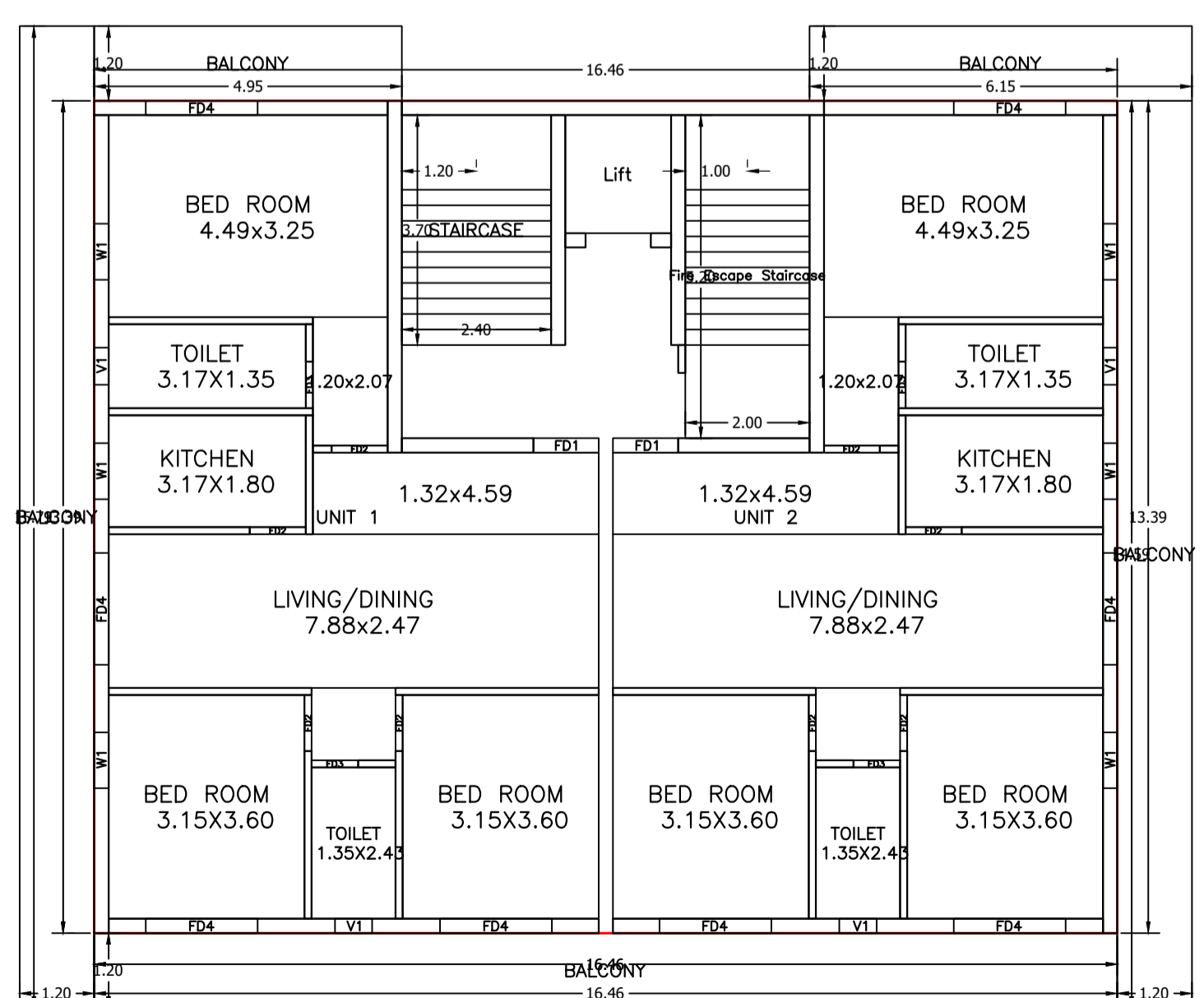
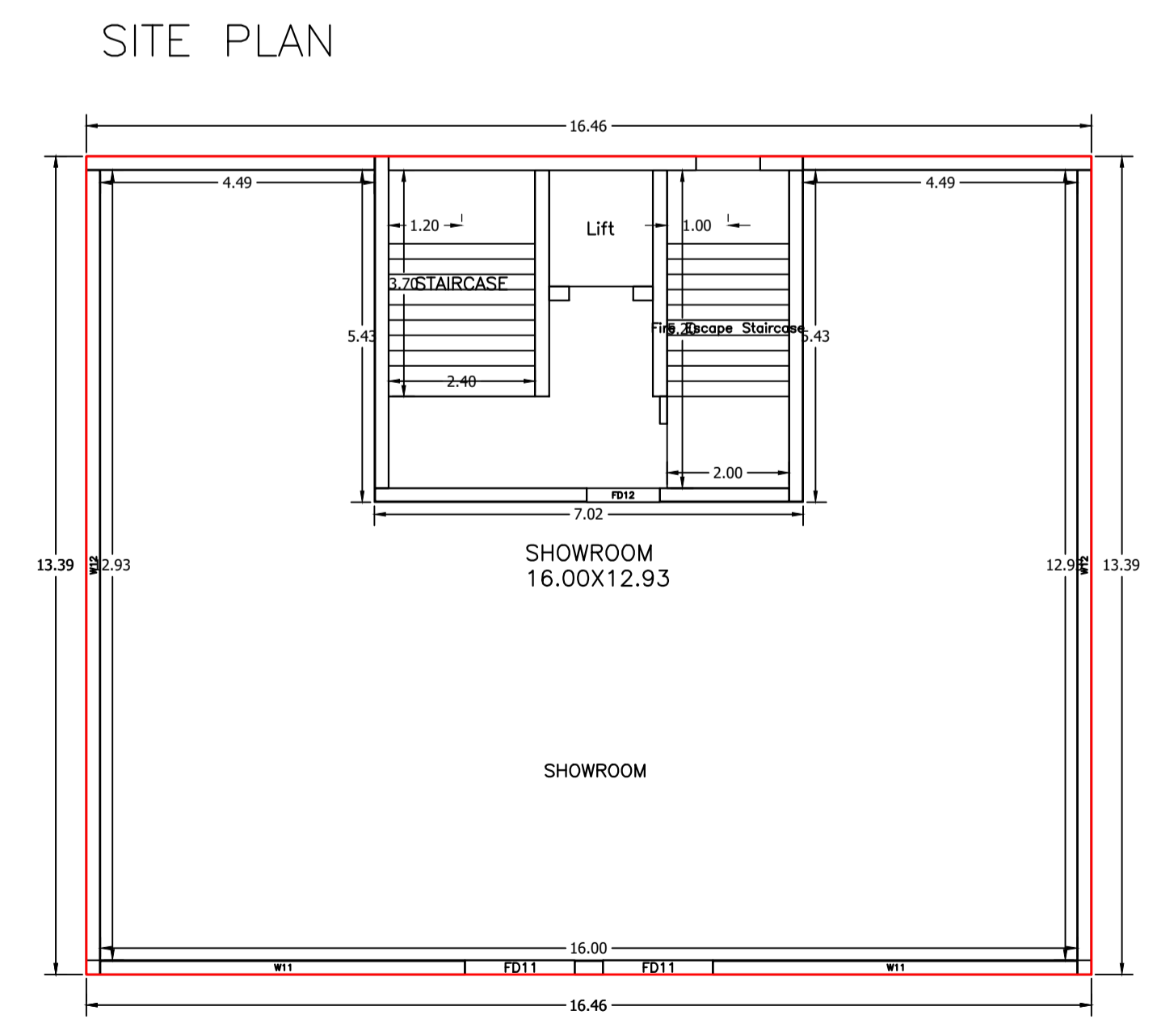
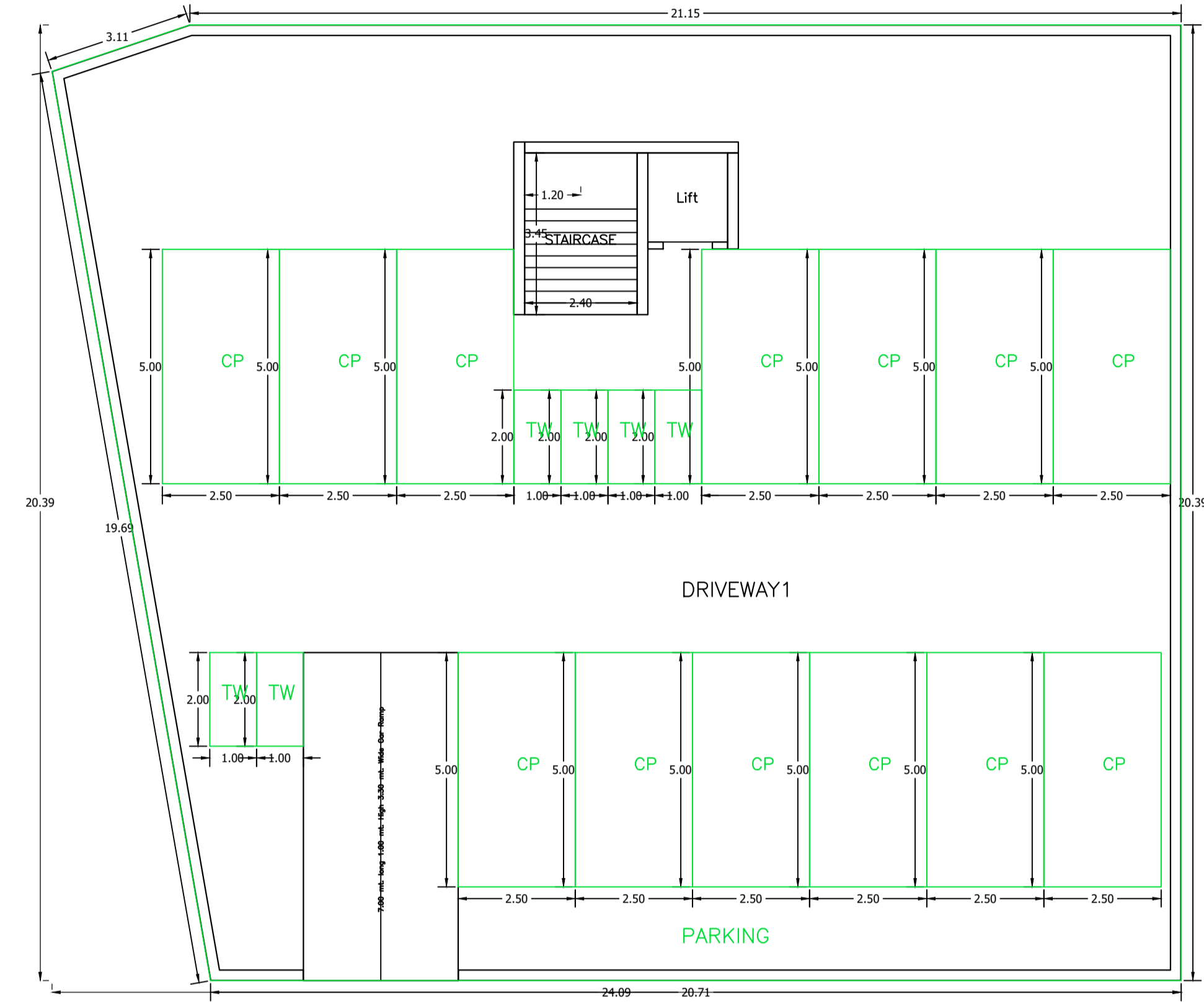
Parking Check (Table 7b)

| Vehicle Type | Reqd. | | Prop. | |
|-----------------------|---------------|----------|---------------|----------|
| | No. | Area | No. | Area |
| Car | - | - | 13 | 162.50 |
| Total Car | 13 | 162.50 | 13 | 162.50 |
| Visitor's Car Parking | - | - | 1 | 12.50 |
| Total Visitor Parking | 1 | 12.50 | 1 | 12.50 |
| TwoWheeler | - | - | 21 | 42.00 |
| Total TwoWheeler | 19 | 38.00 | 21 | 42.00 |
| Other Parking | - | - | - | 247.86 |
| Total | 213.00 | - | 506.86 | - |

Proposal Basic Information

| | |
|-------------------|---|
| Proposal File No. | JNAC/BP/0074/W7/2024 |
| Owner Name | SMT. ANAGHA SINHA POA HOLDER ROHIT MODI AND MAHENDRA KUMAR MODI |
| Khata No | 245 |
| Plot No | Ho. No. 155, KASIDIH NEW LAYOUT |
| Village Name | SAKCHI |
| Use | Residential |
| SubUse | ResiComm Bldg |

| | | |
|---|---|---------|
| AREA STATEMENT | VERSION NO.: 1.0.70 | SQ.MT. |
| JAMSHEDPUR NAC | VERSION DATE: 16/10/2020 | |
| PROJECT DETAIL: | | |
| Region: JHARKHAND URBAN LOCAL BODIES | Plot Use: Residential | |
| District: EAST SINGHBHUM | Plot SubUse: ResiComm Bldg | |
| Authority: JAMSHEDPUR NAC | PlotNearby/ReligiousStructure: NA | |
| Inward No: JNAC/BP/0074/W7/2024 | Plot/SubPlot No: Ho. No. 155, KASIDIH NEW LAYOUT | |
| Application Type: General Proposal | North: - | |
| Project Type: Building Permission | South: - | |
| Nature of Development: New | East: - | |
| Location of Development Area: Old Area | West: - | |
| AREA DETAILS: | | |
| AREA OF PLOT (Minimum) | (A) | 649.61 |
| NET AREA OF PLOT (Gross Plot Area - Deduction from Gross Plot area) | (A-Deductions) | 649.61 |
| Deduction for Balance Plot Area (from Gross Plot Area) | | |
| Common Plot | | 72.95 |
| Total | | 72.95 |
| BALANCE AREA OF PLOT (Net Plot Area - Recreational/Amenity space) | (A-Deductions) | 576.66 |
| PLOT AREA FOR COVERAGE (Net Plot Area) | (A-Deductions) | 649.61 |
| Plot Area for FAR (Net Plot Area + Road Widening Area) | (A-Deductions) | 649.61 |
| COVERAGE CHECK | | |
| Permissible Coverage area (50.00 %) | | 324.80 |
| Proposed Coverage Area (32.32 %) | | 209.94 |
| Total Prop. Coverage Area (32.32 %) | | 209.94 |
| Balance coverage area (17.68 %) | | 114.86 |
| FAR CHECK | | |
| Perm. FAR Area (2.500) | | 1624.02 |
| Total Perm. FAR area | | 1624.02 |
| Residential FAR | | 1207.37 |
| Commercial FAR | | 209.94 |
| Proposed FAR Area | | 1425.59 |
| Total Proposed FAR Area | | 1425.59 |
| Consumed FAR (Factor) | | 2.19 |
| Balance FAR Area | | 198.43 |
| BUILT UP AREA CHECK | | |
| Total Proposed BuiltUp Area | | 2126.61 |
| ARCHITECT (Regd) | SUDIPTO MUKHERJEE | |
| ENGINEER (Regd) | | |
| SUPERVISOR (Regd) | | |
| OWNER (Regd) | SMT. ANAGHA SINHA POA HOLDER ROHIT MODI AND MAHENDRA KUMAR MODI | |
| DEVELOPMENT AUTHORITY | | |
| | LOCAL BODY | |



COLOR INDEX

- PLOT BOUNDARY: Black
- ABUTTING ROAD: Red
- PROPOSED CONSTRUCTION: Green
- COMMON PLOT: Yellow
- ROAD WIDENING AREA: Blue
- EXISTING (To be retained): Orange
- EXISTING (To be demolished): Purple

Buildingwise Floor FAR Details

| Floor Name | 155 KNL (155 KNL) | | Total | |
|----------------|---------------------------------|----------------------------|---------------------------------------|-------------------------|
| | Proposed Built Up Area (Sq.mt.) | Proposed FAR Area (Sq.mt.) | Total Proposed Built Up Area (Sq.mt.) | Total FAR Area (Sq.mt.) |
| Basement Floor | 456.97 | 8.28 | 456.97 | 8.28 |
| Ground Floor | 220.34 | 209.94 | 220.34 | 209.94 |
| First Floor | 289.86 | 241.47 | 289.86 | 241.47 |
| Second Floor | 289.86 | 241.47 | 289.86 | 241.47 |
| Third Floor | 289.86 | 241.47 | 289.86 | 241.47 |
| Fourth Floor | 289.86 | 241.47 | 289.86 | 241.47 |
| Fifth Floor | 289.86 | 241.47 | 289.86 | 241.47 |
| Terrace Floor | 0.00 | 0.00 | 0.00 | 0.00 |
| Total : | 2126.61 | 1425.57 | 2126.61 | 1425.57 |

Building USE/SUBUSE Details

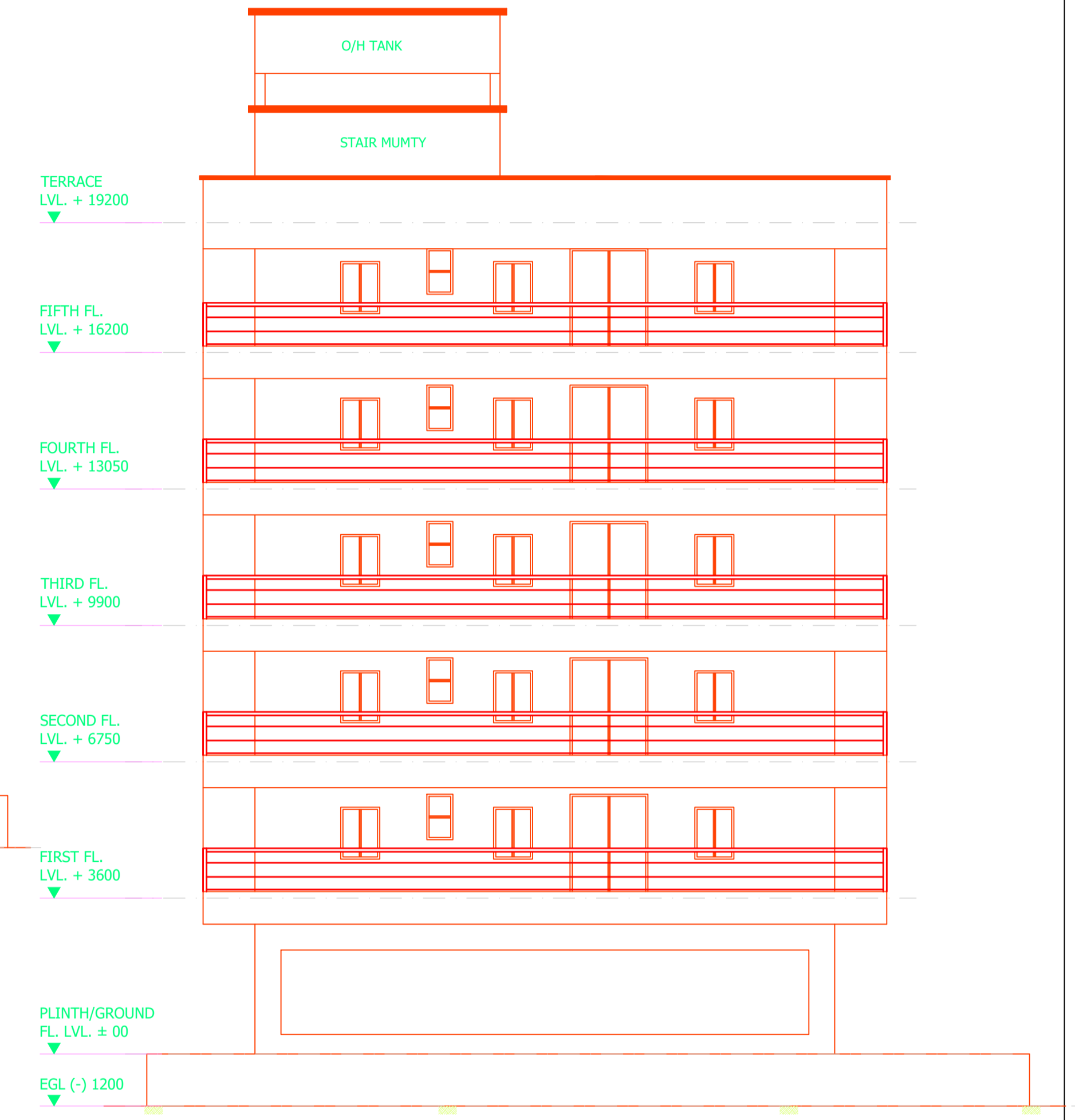
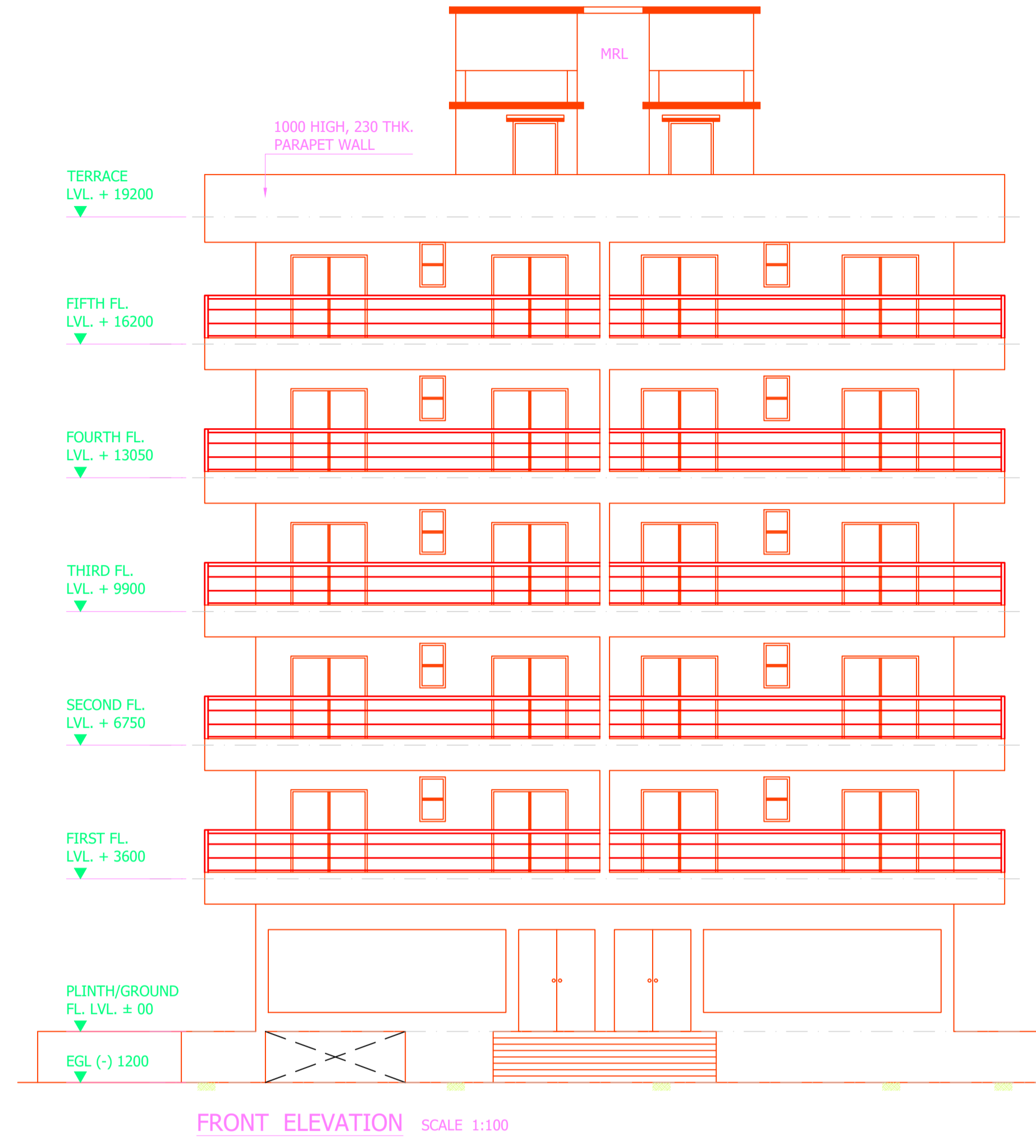
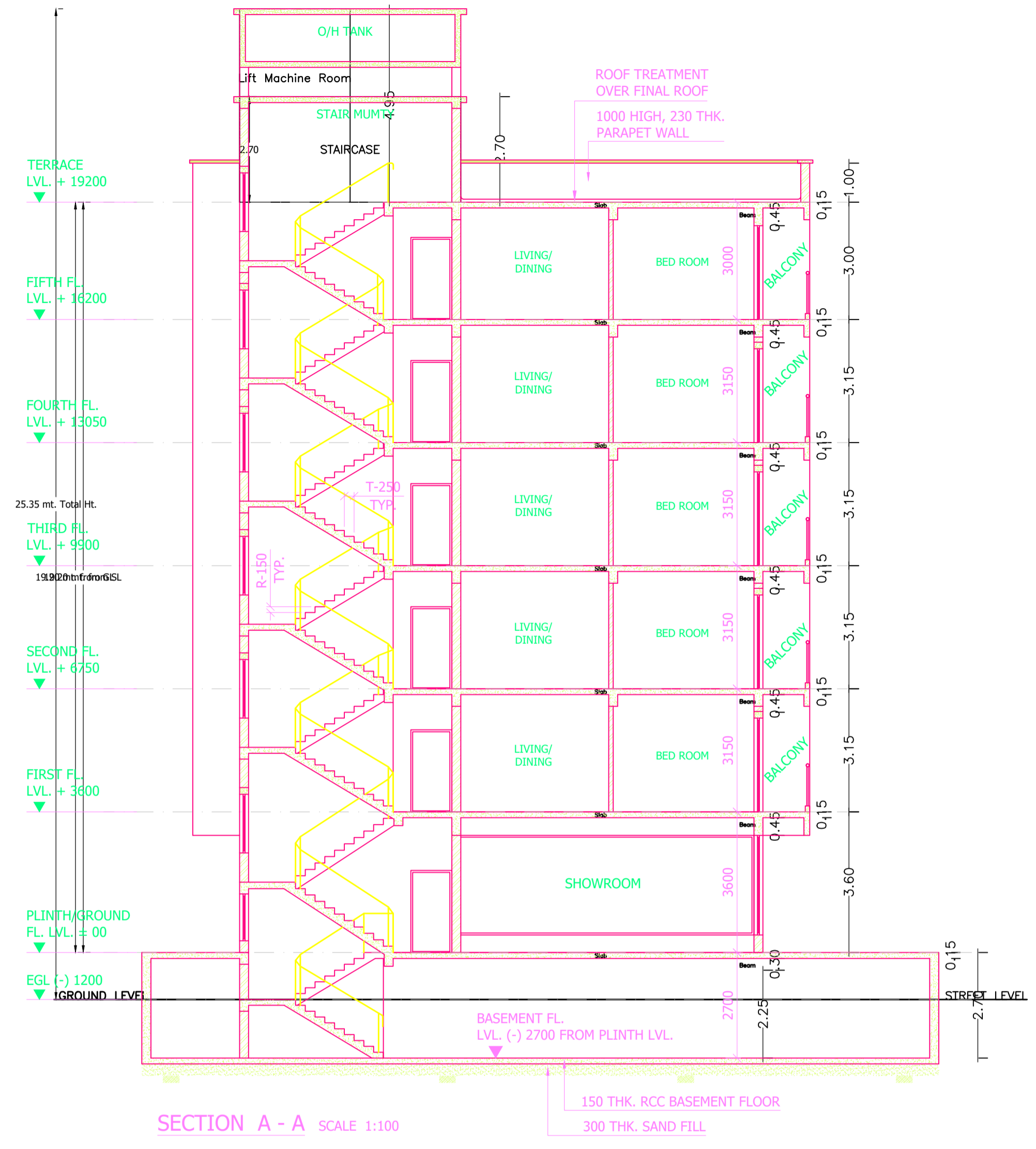
| Building Name | Building Use | Building SubUse | Building Structure |
|-------------------|--------------|-----------------|--------------------|
| 155 KNL (155 KNL) | Residential | ResiComm Bldg | Multi storied |

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.) | Consumed Additional FAR Area (Sq.mt.) | Trmt (No.) | |
|----------------------|------------------|------------------------------|-----------------------------|--------------|---------------|----------------------------|----------------|--------------------------|-------------------------|---------------------------------------|----------------|------------|
| | | | StairCase | Lift | Balcony | Parking | Resi. | | | | | Commercial |
| 155 KNL (155 KNL) | 1 | 2126.61 | 62.40 | 19.38 | 173.80 | 422.36 | 1207.35 | 209.94 | 8.28 | 1425.57 | 1425.57 | 11 |
| Grand Total : | 1 | 2126.61 | 62.40 | 19.38 | 173.80 | 422.36 | 1207.35 | 209.94 | 8.28 | 1425.57 | 1425.57 | 11 |

| | | | |
|---|-------------------------------------|----------------------------|-------------------|
| LTP NAME AND SIGNATURE | STRUCTURAL ENG'S NAME AND SIGNATURE | BUILDER NAME AND SIGNATURE | DIGITAL SIGNATURE |
| SUDIPTO MUKHERJEE JNAC/ENG/0013/2019 | | | |

| Proposal Basic Information | |
|----------------------------|---|
| Proposal File No. | JNAC/BP/0074/W7/2024 |
| Owner Name | SMT. ANAGHA SINHA POA HOLDER ROHIT MODI AND MAHENDRA KUMAR MODI |
| Khata No | 245 |
| Plot No | Ho. No. 155, KASIDIH NEW LAYOUT |
| Village Name | SAKCHI |
| Use | Residential |
| SubUse | ResiComm Bldg |



Building :155 KNL (155 KNL)

| 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.) | Trmt (No.) |
|----------------------------------|------------------------------|-----------------------------|-------|---------|---------|----------------------------|------------|--------------------------|-------------------------|---|------------|
| | | StairCase | Lift | Balcony | Parking | Resi. | Commercial | | | | |
| Basement Floor | 456.97 | 0.00 | 3.23 | 0.00 | 422.36 | 0.00 | 0.00 | 8.28 | 8.28 | 8.28 | 00 |
| Ground Floor | 220.34 | 10.40 | 0.00 | 0.00 | 0.00 | 209.94 | 0.00 | 209.94 | 209.94 | 209.94 | 01 |
| First Floor | 289.86 | 10.40 | 3.23 | 34.76 | 0.00 | 241.47 | 0.00 | 241.47 | 241.47 | 241.47 | 02 |
| Second Floor | 289.86 | 10.40 | 3.23 | 34.76 | 0.00 | 241.47 | 0.00 | 241.47 | 241.47 | 241.47 | 02 |
| Third Floor | 289.86 | 10.40 | 3.23 | 34.76 | 0.00 | 241.47 | 0.00 | 241.47 | 241.47 | 241.47 | 02 |
| Fourth Floor | 289.86 | 10.40 | 3.23 | 34.76 | 0.00 | 241.47 | 0.00 | 241.47 | 241.47 | 241.47 | 02 |
| Fifth Floor | 289.86 | 10.40 | 3.23 | 34.76 | 0.00 | 241.47 | 0.00 | 241.47 | 241.47 | 241.47 | 02 |
| Terrace Floor | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 00 |
| Total : | 2126.61 | 62.40 | 19.38 | 173.80 | 422.36 | 1207.35 | 209.94 | 8.28 | 1425.57 | 1425.57 | 11 |
| Total Number of Same Buildings : | 1 | | | | | | | | | | |
| Total : | 2126.61 | 62.40 | 19.38 | 173.80 | 422.36 | 1207.35 | 209.94 | 8.28 | 1425.57 | 1425.57 | 11 |

SCHEDULE OF DOOR:

| BUILDING NAME | NAME | LENGTH | HEIGHT | NOS |
|-------------------|------|--------|--------|-----|
| 155 KNL (155 KNL) | FD3 | 0.75 | 2.10 | 20 |
| 155 KNL (155 KNL) | FD2 | 0.90 | 2.10 | 40 |
| 155 KNL (155 KNL) | FD1 | 1.05 | 2.10 | 10 |
| 155 KNL (155 KNL) | FD12 | 1.20 | 2.10 | 01 |
| 155 KNL (155 KNL) | FD4 | 1.80 | 2.10 | 40 |
| 155 KNL (155 KNL) | FD11 | 1.80 | 2.40 | 02 |

SCHEDULE OF WINDOW/VENTILATION:

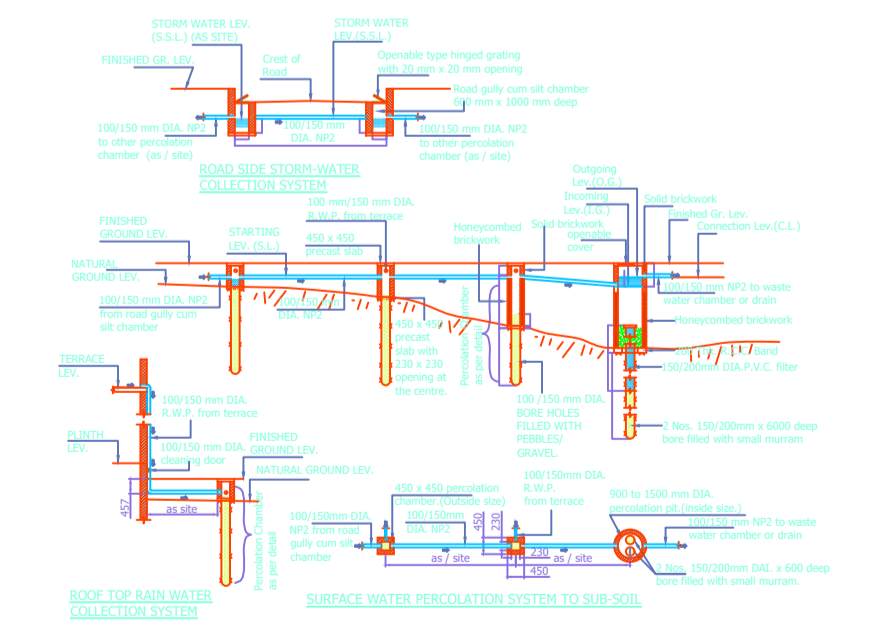
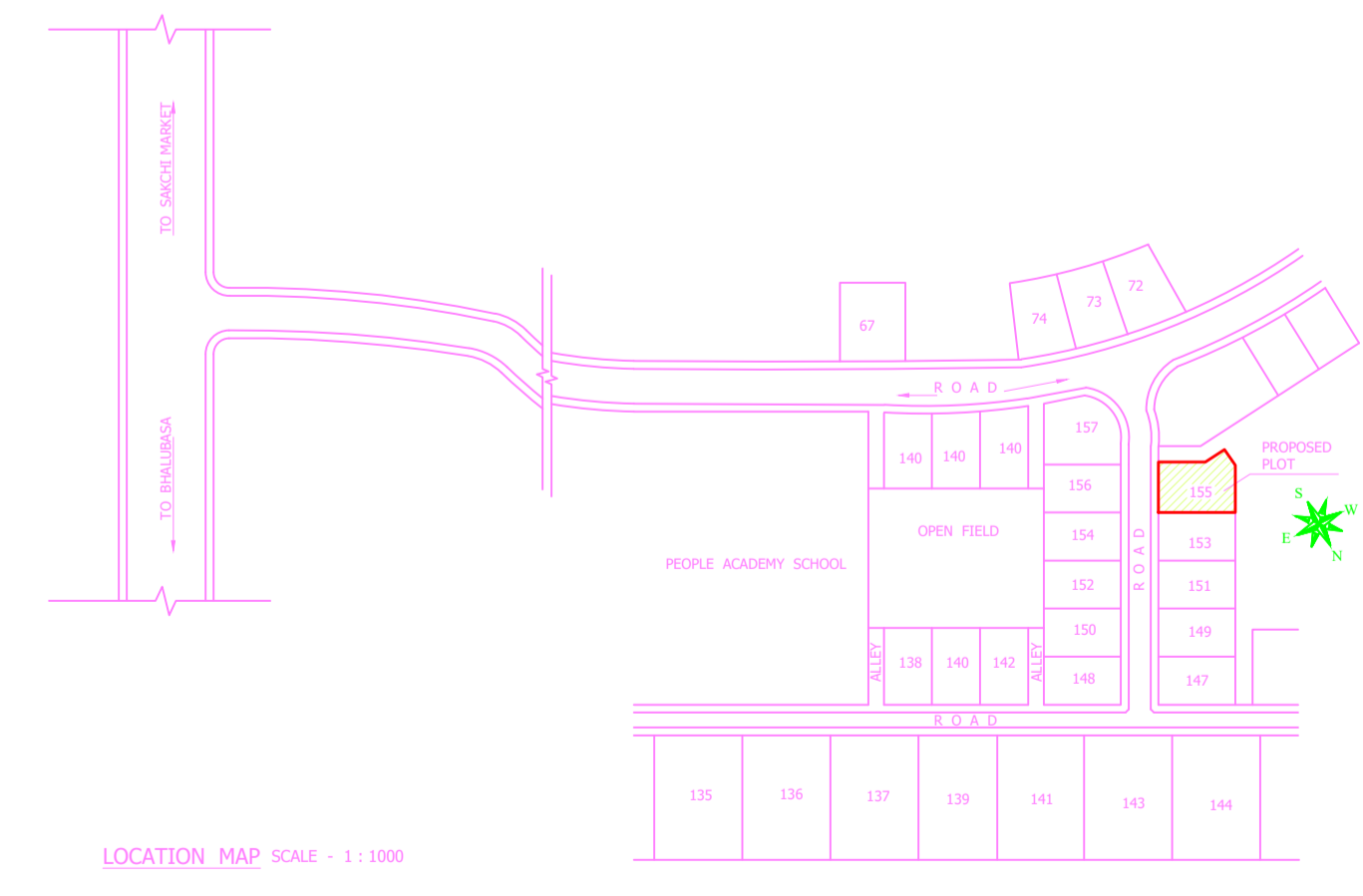
| BUILDING NAME | NAME | LENGTH | HEIGHT | NOS |
|-------------------|------|--------|--------|-----|
| 155 KNL (155 KNL) | V1 | 0.60 | 1.05 | 20 |
| 155 KNL (155 KNL) | W1 | 0.90 | 1.20 | 30 |
| 155 KNL (155 KNL) | W12 | 12.93 | 1.95 | 02 |
| 155 KNL (155 KNL) | W11 | 5.97 | 1.95 | 02 |

Balcony Calculations Table

| FLOOR | SIZE | AREA | TOTAL AREA |
|-------------------------------------|----------------------|-------|------------|
| TYPICAL - 1, 2, 3, 4 & 5 FLOOR PLAN | 1.20 X 16.46 X 1 X 5 | 98.75 | 347.65 |
| | 1.20 X 15.79 X 1 X 5 | 94.75 | |
| | 1.20 X 4.95 X 1 X 5 | 29.70 | |
| | 1.20 X 6.15 X 1 X 5 | 36.90 | |
| | 1.20 X 14.59 X 1 X 5 | 87.55 | |
| Total | | | 347.65 |

UnitBUA Table for Building :155 KNL (155 KNL)

| FLOOR | Name | UnitBUA Type | UnitBUA Area | Carpet Area | No. of Rooms | No. of Tenement |
|-------------------------------------|----------|--------------|--------------|-------------|--------------|-----------------|
| GROUND FLOOR PLAN | SHOWROOM | SHOP | 180.61 | 169.92 | 1 | 1 |
| TYPICAL - 1, 2, 3, 4 & 5 FLOOR PLAN | UNIT 1 | FLAT | 134.05 | 80.71 | 7 | 7 |
| | UNIT 2 | FLAT | 134.05 | 80.71 | 7 | 10 |
| Total: | | | 1521.10 | 977.01 | 71 | 11 |



| LTP NAME AND SIGNATURE | STRUCTURAL ENG'S NAME AND SIGNATURE | BUILDER NAME AND SIGNATURE | DIGITAL SIGNATURE |
|---|-------------------------------------|----------------------------|-------------------|
| SUDIPTO MUKHERJEE JNAC/ENG/0013/2019 | | | |