Project Title :M/s Tangerine Skies Pvt. Ltd. Industrial Plot No.2B,Dardag & Chakla (Ormanjhi) Industrial Area, Chakla Village, Thana No. 32, Ormanj

DATE	14-08-2019
SHEET NO.	1

Proposal Basic Information

Proposal File No.	JIADA/BP/0004/2019
Owner Name	Vijon Kumar Gupta
Khata No	12, 12, 27, 27, 77, 27, 81, 112, 84
Plot No	2B
Village Name	Dardag Chakla
Use	Industrial
SubUse	Industrial Building

AREA STATEMENT JHARKHAND INDUSTRIAL AREA DEVELOPMENT AUTHORITY	VERSION NO.: 1.0.39	
	VERSION DATE: 29/04/2019	
PROJECT DETAIL:		
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Industrial	
District: RANCHI	Plot SubUse: Industrial Building	
Authority: JHARKHAND INDUSTRIAL AREA DEVELOPMENT AUTHORITY	PlotNearby:Religious/Structure: NA	
Inward_No: JIADA/BP/0004/2019	Plot/SubPlot No: 2B	
Application Type: General Proposal	North: Survey No. - 892P, 893P, 895P, 927P & Indl. Plot No.2A	
Project Type: Building Permission	South: Survey No. - 928P, 941P & Indl. Boundary	
Nature of Development: New	East: Survey No. - 941P, 926P, 927P & Indl. Boundary	
Location of Development Area: New Area	West: Survey No. - 891P, 892P & Indl. Plot No.1	
AREA DETAILS:		SQ.MT.
AREA OF PLOT (Minimum)	(A)	16187.42
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot Area)	(A-Deductions)	16187.42
Deduction for Balance Plot Area(from Gross Plot Area)		
Common Plot		1623.36
Total:		1623.36
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	14564.06
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	16187.42
Plot Area for FAR (Net Plot Area - Proposed Parking Area)	(A-Deductions)	16187.42
COVERAGE CHECK		
Permissible Coverage area (50.00 %)		8093.71
Proposed Coverage Area (42.45 %)		6871.12
Total Proposed Coverage Area (42.45 %)		6871.12
Balance coverage area (7.55 %)		1222.59
FAR CHECK		
Perm. FAR Area (2.00)		32374.84
Total Perm. FAR area		32374.84
Industrial FAR		14276.83
Proposed FAR Area		14281.94
Total Proposed FAR Area		14281.94
Consumed FAR (Factor)		0.89
Balance FAR Area		17986.90
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		14429.74
ARCHITECT (Regd)		GANESHA SHETTY B
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)		Vijon Kumar Gupta
DEVELOPMENT AUTHORITY		LOCAL BODY

COLOR INDEX

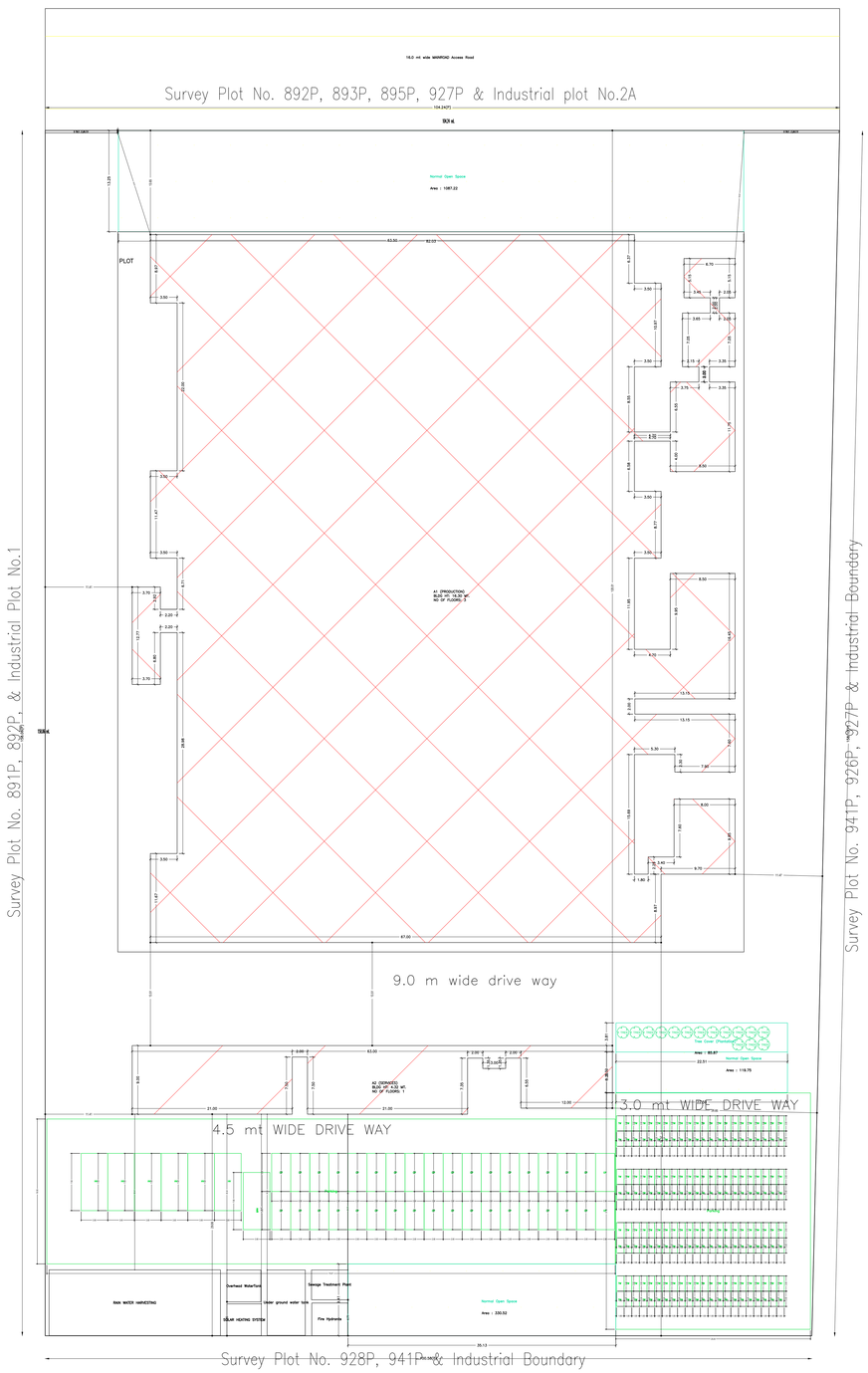
- PLOT BOUNDARY
- ABUTTING ROAD
- PROPOSED CONSTRUCTION
- COMMON PLOT
- ROAD WIDENING AREA
- EXISTING (To be retained)
- EXISTING (To be demolished)

Buildingwise Floor FAR Details

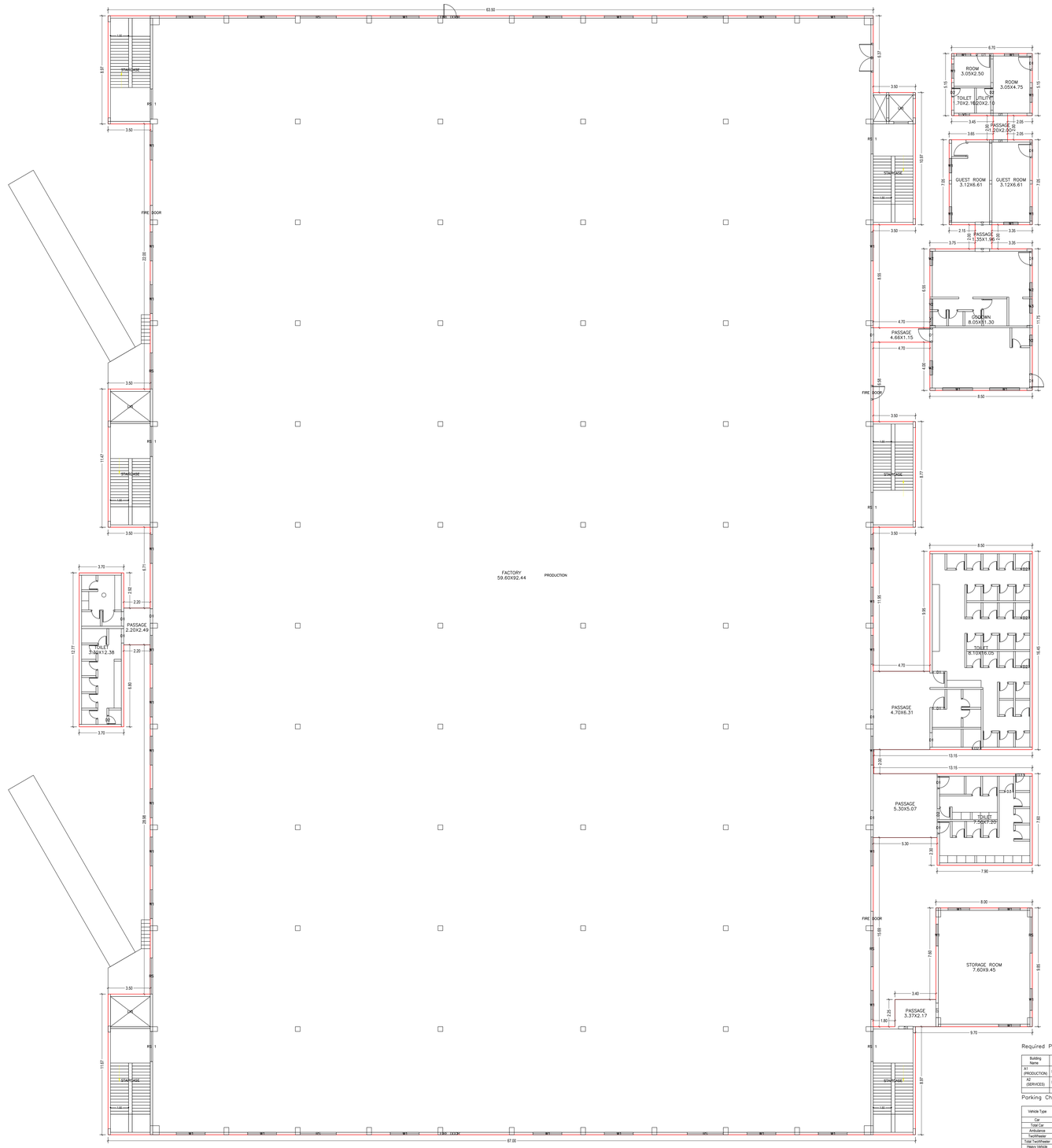
Floor Name	Building Name A1 (PRODUCTION) Proposed Built Up Area (Sq.mt.)	A1 (PRODUCTION) Proposed FAR Area (Sq.mt.)	A2 (SERVICES) Proposed Built Up Area (Sq.mt.)	A2 (SERVICES) Proposed FAR Area (Sq.mt.)	Total Total Proposed Built Up Area (Sq.mt.)	Total Total FAR Area (Sq.mt.)
Ground Floor	6376.11	6376.11	495.00	495.00	6871.11	6871.11
First Floor	6182.15	6181.25	0.00	0.00	6182.15	6181.25
Second Floor	1376.48	1376.58	0.00	0.00	1376.48	1376.58
Total:	13934.74	13934.94	495.00	495.00	14429.74	14429.94

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
A1 (PRODUCTION)	Industrial	Industrial Building	Non-Highrise
A2 (SERVICES)	Industrial	Industrial Building	Non-Highrise



SITE PLAN SCALE– 1:200



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

Required Parking(Table 7a)

Building Name	Type	SubUse	Area (Sq.Mt.)	Reqd.	Units Reqd.	Units Prop.	Car Reqd.Unit	Car Reqd.	Car Prop.	TwoWheeler Reqd.Unit	TwoWheeler Reqd.	TwoWheeler Prop.	Ambulance Reqd.Unit	Ambulance Reqd.	Ambulance Prop.
A1 (PRODUCTION)	Industrial	Industrial Building	> 0	400	13761.83	-	1	23	-	-	-	-	-	-	-
			> 0	400	13761.83	-	-	-	-	1	72	-	-	-	-
A2 (SERVICES)	Industrial	Industrial Building	> 0	400	495.00	-	1	1	-	-	-	-	-	-	-
			> 0	400	495.00	-	-	-	-	1	3	-	-	-	-
Total :			-	-	-	-	-	24	36	-	75	176	-	0	1

Parking Check (Table 7b)

Vehicle Type	Reqd. No.	Reqd. Area	Prop. No.	Prop. Area
Car	-	-	36	450.00
Total Car	24	300.00	36	450.00
Ambulance	-	-	1	36.25
TwoWheeler	-	-	176	352.00
Total TwoWheeler	75	150.00	176	352.00
Heavy Vehicle	-	-	6	127.50
Other Parking	-	-	-	1222.86
Total	450.00	-	-	2540.61

FAR & Tenement Details (Table 4c–1)

Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.) LIft	Deductions (Area in Sq.mt.) Lift Machine	Deductions (Area in Sq.mt.) Industrial	Deductions (Area in Sq.mt.) Stair	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.)
A1 (PRODUCTION)	1	13934.74	20.90	20.90	13761.83		111.11		13882.94	13882.94	03
A2 (SERVICES)	1	495.00	0.00	0.00	495.00		0.00		495.00	495.00	01
Grand Total:	2	14429.74	20.90	20.90	14276.83		111.11		14377.94	14377.94	04

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
GANESHA SHETTY B JIADA/ARC/0003/2018			

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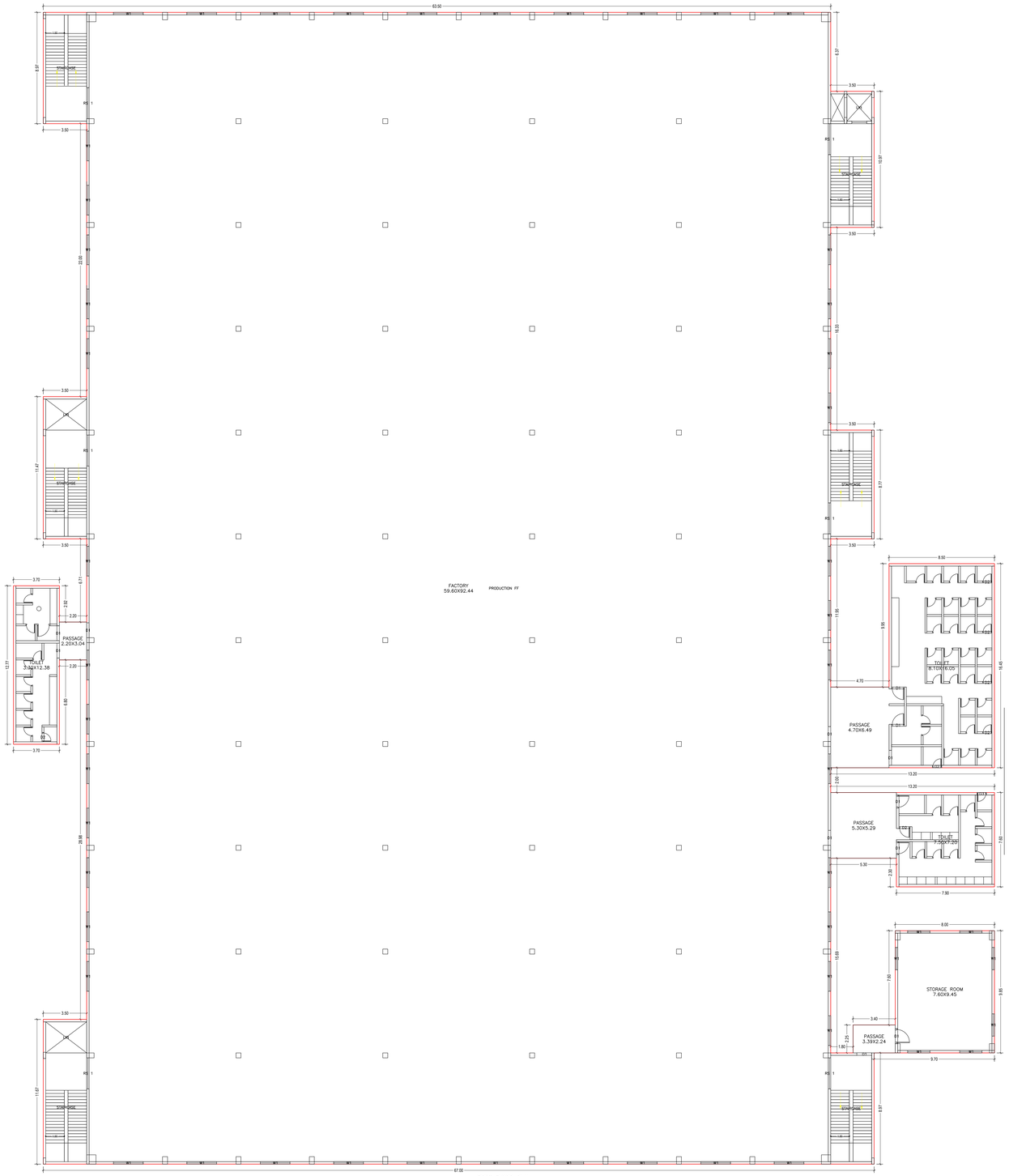
Project Title :M/s Tangerine Skies Pvt. Ltd. Industrial Plot No.2B,Dardag & Chakla (Ormanjhi) Industrial Area, Chakla Village, Thana No. 32, Ormanj

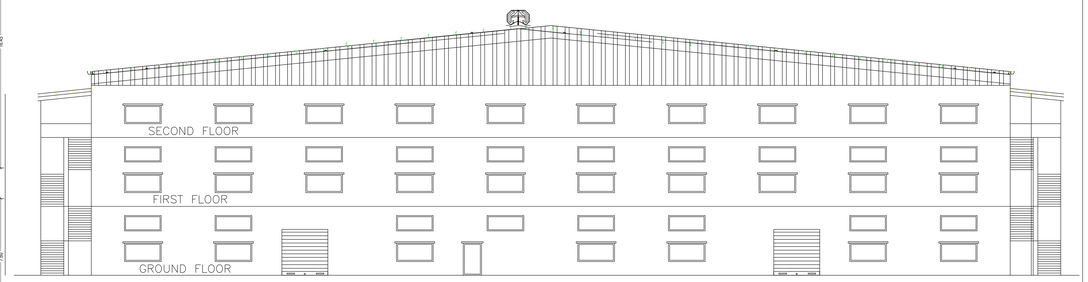
DATE	14-08-2019
SHEET NO.	2

Proposal Basic Information

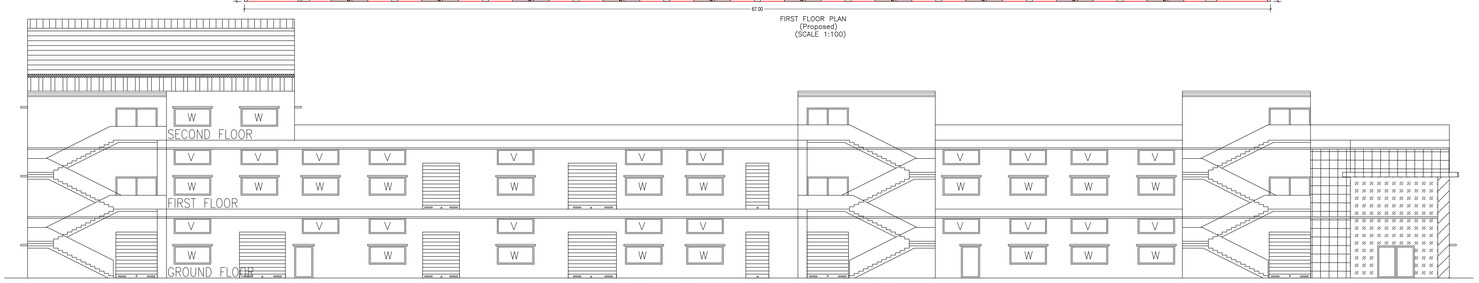
Proposal File No.	JAIDA/BP/0004/2019
Owner Name	Vipin Kumar Gupta
Khata No	12, 12, 27, 27, 77, 27, 81, 112, 84
Plot No	2B
Village Name	Dardag Chakla
Use	Industrial
SubUse	Industrial Building



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



SOUTH SIDE ELEVATION



EAST SIDE ELEVATION

Building :A1 (PRODUCTION)

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.)
		Lift	Lift Machine	Industrial	Stair			
Ground Floor	6376.11	0.00	0.00	6376.11	0.00	6376.11	6376.11	01
First Floor	6182.15	20.90	0.00	6161.25	0.00	6161.25	6161.25	01
Second Floor	1376.48	0.00	20.90	1244.47	111.11	1355.58	1355.58	01
Total :	13934.74	20.90	20.90	13781.83	111.11	13892.94	13892.94	03
Total Number of Same Buildings :	1							
Total :	13934.74	20.90	20.90	13781.83	111.11	13892.94	13892.94	03

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A1 (PRODUCTION)	D3	0.75	2.10	02
A1 (PRODUCTION)	D2	0.75	2.10	14
A1 (PRODUCTION)	D3	0.90	2.10	02
A1 (PRODUCTION)	D1	1.05	2.10	08
A1 (PRODUCTION)	D1	1.20	2.10	34
A1 (PRODUCTION)	FIRE DOOR	1.20	2.10	05
A1 (PRODUCTION)	D	2.40	2.10	01
A1 (PRODUCTION)	RS 1	2.50	3.00	14
A1 (PRODUCTION)	RS	3.00	3.00	08

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A1 (PRODUCTION)	V2	0.90	0.60	02
A1 (PRODUCTION)	V1	0.90	0.60	01
A1 (PRODUCTION)	V1	1.15	0.60	01
A1 (PRODUCTION)	W3	1.20	0.90	01
A1 (PRODUCTION)	W1	1.20	1.20	04
A1 (PRODUCTION)	W2	1.20	1.20	03
A1 (PRODUCTION)	W1	1.20	1.80	04
A1 (PRODUCTION)	W1	1.80	1.20	19
A1 (PRODUCTION)	W1	2.40	1.20	37
A1 (PRODUCTION)	W1	2.50	1.20	02

UnitBUA Table for Building :A1 (PRODUCTION)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	PRODUCTION	OTHER	6369.21	6230.15	19	1
FIRST FLOOR PLAN	PRODUCTION FF	OTHER	6160.25	6037.12	9	1
SECOND FLOOR PLAN	PRODUCTION SF	OTHER	1190.08	1147.62	3	1
	STORAGE TOILET	OTHER	0.00	0.00	2	
Total:	-	-	13720.54	13414.19	33	3

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
GANESHA SHETTY B JAIDA/ARC/0003/2018			

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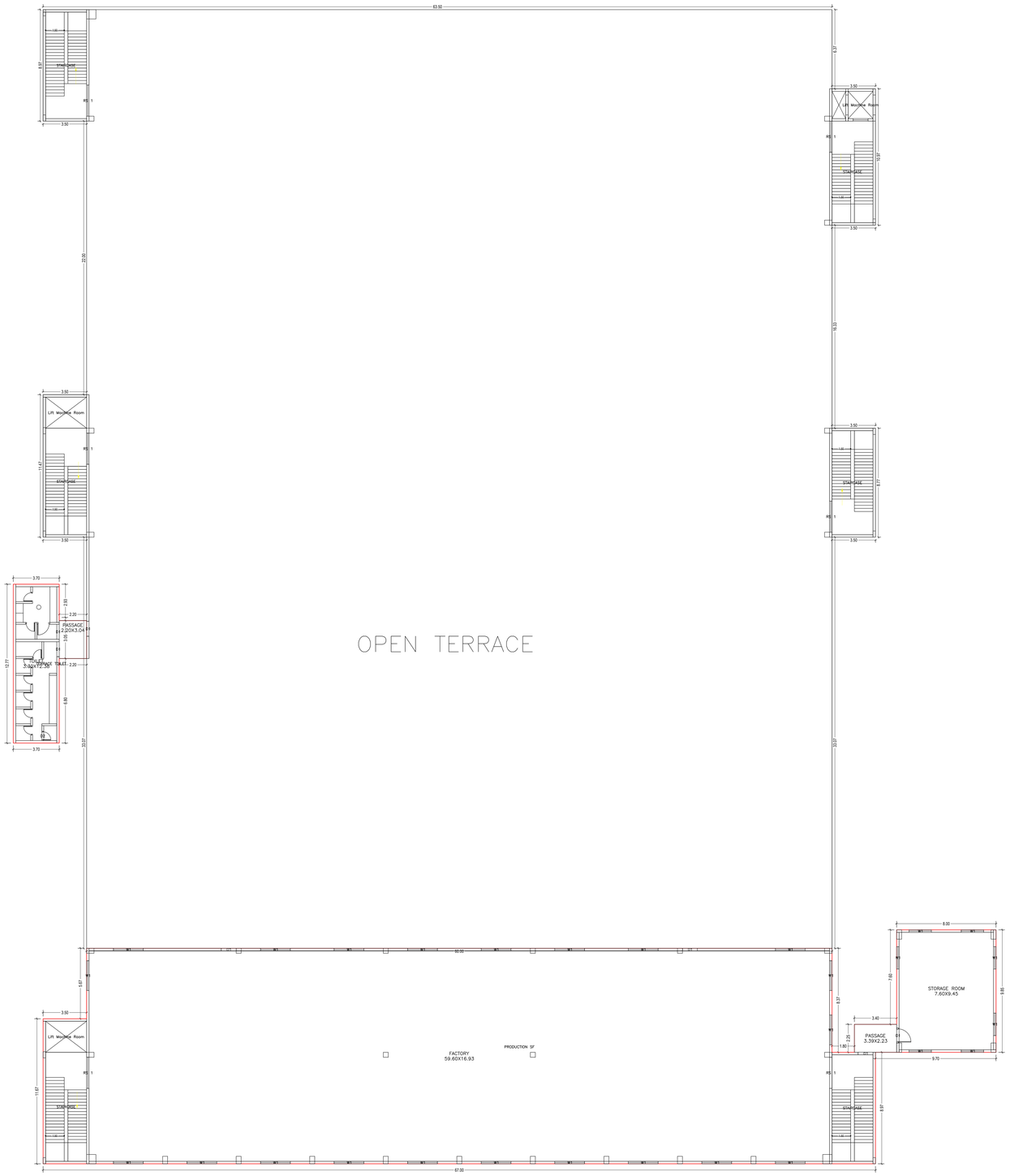
Project Title :M/s Tangerine Skies Pvt. Ltd. Industrial Plot No.2B,Dardag & Chakla (Ormanjhi) Industrial Area, Chakla Village, Thana No. 32, Ormanj

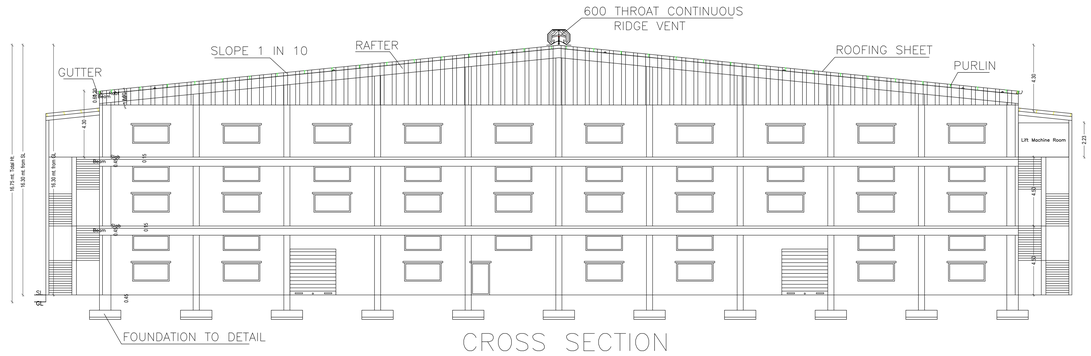
DATE	14-08-2019
SHEET NO.	3

Proposal Basic Information

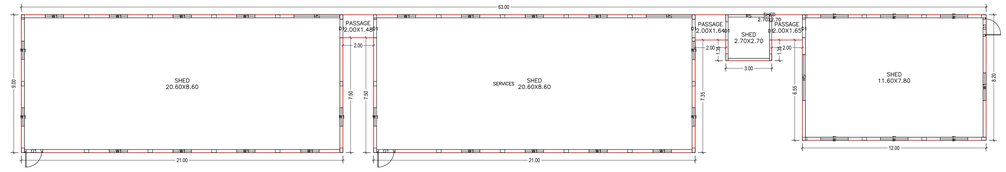
Proposal File No.	JIADA/BP/0004/2019
Owner Name	Vipin Kumar Gupta
Khata No	12, 12, 27, 27, 77, 27, 81, 112, 84
Plot No	2B
Village Name	Dardag Chakla
Use	Industrial
SubUse	Industrial Building



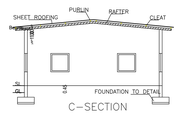
SECOND FLOOR PLAN
(Proposed)
(SCALE 1:100)



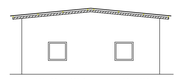
CROSS SECTION



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



C-SECTION



WEST SIDE ELEVATION

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A2 (SERVICES)	D1	1.20	2.10	09
A2 (SERVICES)	RS	2.70	3.00	01
A2 (SERVICES)	RS	3.00	3.00	03

SCHEDULE OF WINDOW/VENTILATION:

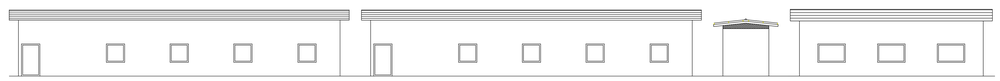
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A2 (SERVICES)	W1	1.20	1.20	22
A2 (SERVICES)	W1	1.80	1.20	07

Building :A2 (SERVICES)

Floor Name	Total Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.) Industrial	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tenmt (No.)
Ground Floor	495.00	495.00	495.00	495.00	01
Total :	495.00	495.00	495.00	495.00	01
Total Number of Same Buildings :	1				
Total :	495.00	495.00	495.00	495.00	01

UnitBUA Table for Building :A2 (SERVICES)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SERVICES	OTHER	495.00	465.94	7	1
Total :	-	-	495.00	465.94	7	1



SOUTH SIDE ELEVATION

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
GANESHA SHETTY B JIADA/ARC/0003/2019			

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