

Proposal Basic Information

Proposal File No.	JADA/BP/0008/2023
Owner Name	Mr Dig Vijay Pradhan
Khata No.	18, 74
Plot No.	Industrial Plot No. 23A, 24A
Village Name	Pugru
Use	Commercial
SubUse	Ware House

AREA STATEMENT

VERSION NO.	1.0.06	SQ. MT.
VERSION DATE	16/10/2020	
PROJECT DETAIL		
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Commercial	
District: RANCHI	Plot SubUse: Ware House	
Authority: JHARKHAND INDUSTRIAL AREA DEVELOPMENT AUTHORITY	PlotNeary/ReligiousStructure: NA	
Invent. No. JADA/BP/0008/2023	PlotNo: Industrial Plot No. 23A, 24A	
Application Type: General Proposal	North Road Width: 24.38	
Project Type: Building Permission	South Survey No.: 340P	
Nature of Development: New	East Survey No.: 330P, 340P	
Location of Development Area: New Area	West Road Width: 18.28	
AREA DETAILS:		
AREA OF PLOT (Minimum)	(A)	1463.06
NET AREA OF FLOORING/Plot Area - Deduction from Gross Plot Area	(A-Deductions)	1463.06
Deduction by Balance Plot Area/Plot Area		
Common Plot		171.12
Total		171.12
BALANCE AREA OF PLOT/Net Plot Area - Recreational/Amenity space	(A-Deductions)	1291.94
PLOT AREA FOR COVERAGE/Net Plot Area	(A-Deductions)	1463.06
Plot Area for FAR (Net Plot Area + Road/Walking Area)	(A-Deductions)	1463.06
COVERAGE CHECK		
Permissible Coverage Area (50.00 %)		731.53
Proposed Coverage Area (41.91 %)		613.19
Total Prop. Coverage Area (41.91 %)		613.19
Balance coverage area (8.09 %)		118.34
FAR CHECK		
Perm. FAR Area (2.500)		3657.65
Total Perm. FAR area		3657.65
Commercial FAR		793.57
Proposed FAR Area		793.57
Total Proposed FAR Area		793.57
Consumed FAR (Factor)		0.54
Balance FAR Area		2964.08
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		793.57
ARCHITECT (Regd)		Chandra Vijay Pradhan
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)		Mr Dig Vijay Pradhan
DEVELOPMENT AUTHORITY		LOCAL BODY

Required Parking (Table 7a)

Building Name	Type	SubUse	Area (Sq.m)	Units	Car	TwoWheeler
A (WAREHOUSE)	Commercial	House	> 200	793.38	3	9
Total					3	9

Parking Check (Table 7b)

Vehicle Type	No.	Area	Prop.
Car	3	37.50	4
TwoWheeler	9	18.00	9
Total	12	55.50	13

FAR & Tenement Details (Table 4c-1)

Building	No. of Same Bldg.	Gross Built Up Area (Sq.m)	Deductions From Gross BUA/Area in Sq.m	Total Built Up Area (Sq.m)	Proposed FAR	Total FAR Area (Sq.m)	Total Consumed Additional FAR Area (Sq.m)
A (WAREHOUSE)	1	1226.39	432.82	793.57	793.57	793.57	793.57
Grand Total:	1	1226.39	432.82	793.57	793.57	793.57	793.57

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (WAREHOUSE)	RS	3.05	2.50	02

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (WAREHOUSE)	MECH VENT	1.66	1.20	01
A (WAREHOUSE)	MECH VENT	1.80	1.20	02

Building :A (WAREHOUSE)

Floor Name	Gross Built Up Area	Deductions From Gross BUA/Area in Sq.m	Total Built Up Area (Sq.m)	Proposed FAR	Total FAR Area (Sq.m)	Total Consumed Additional FAR Area (Sq.m)
Ground Floor	613.19	0.00	613.19	613.19	613.19	613.19
First Floor	613.20	432.82	180.38	180.38	180.38	180.38
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00
Total	1226.39	432.82	793.57	793.57	793.57	793.57

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
A (WAREHOUSE)	Commercial	Ware House	Non-Highrise

UnitBUA Table for Building :A (WAREHOUSE)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
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Buildingwise Floor FAR Details

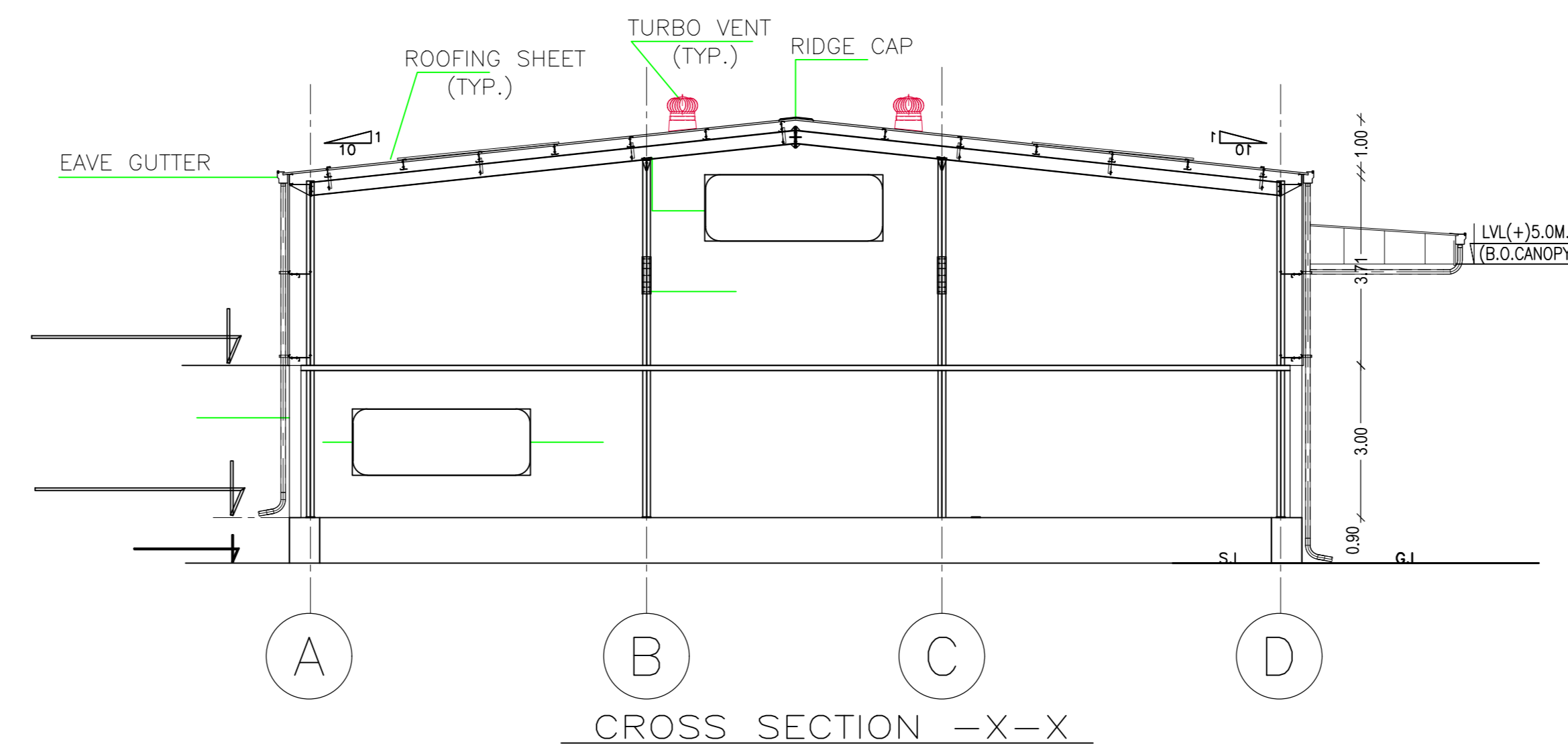
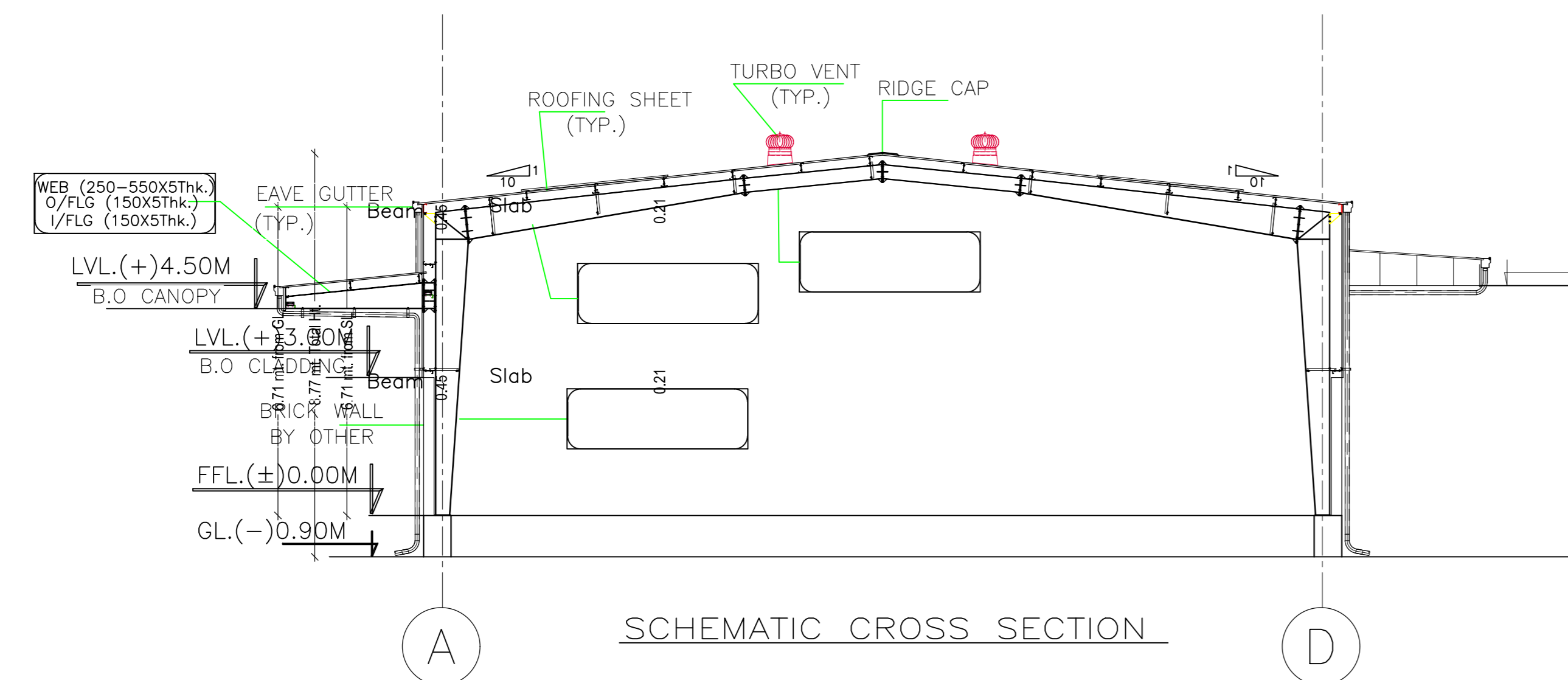
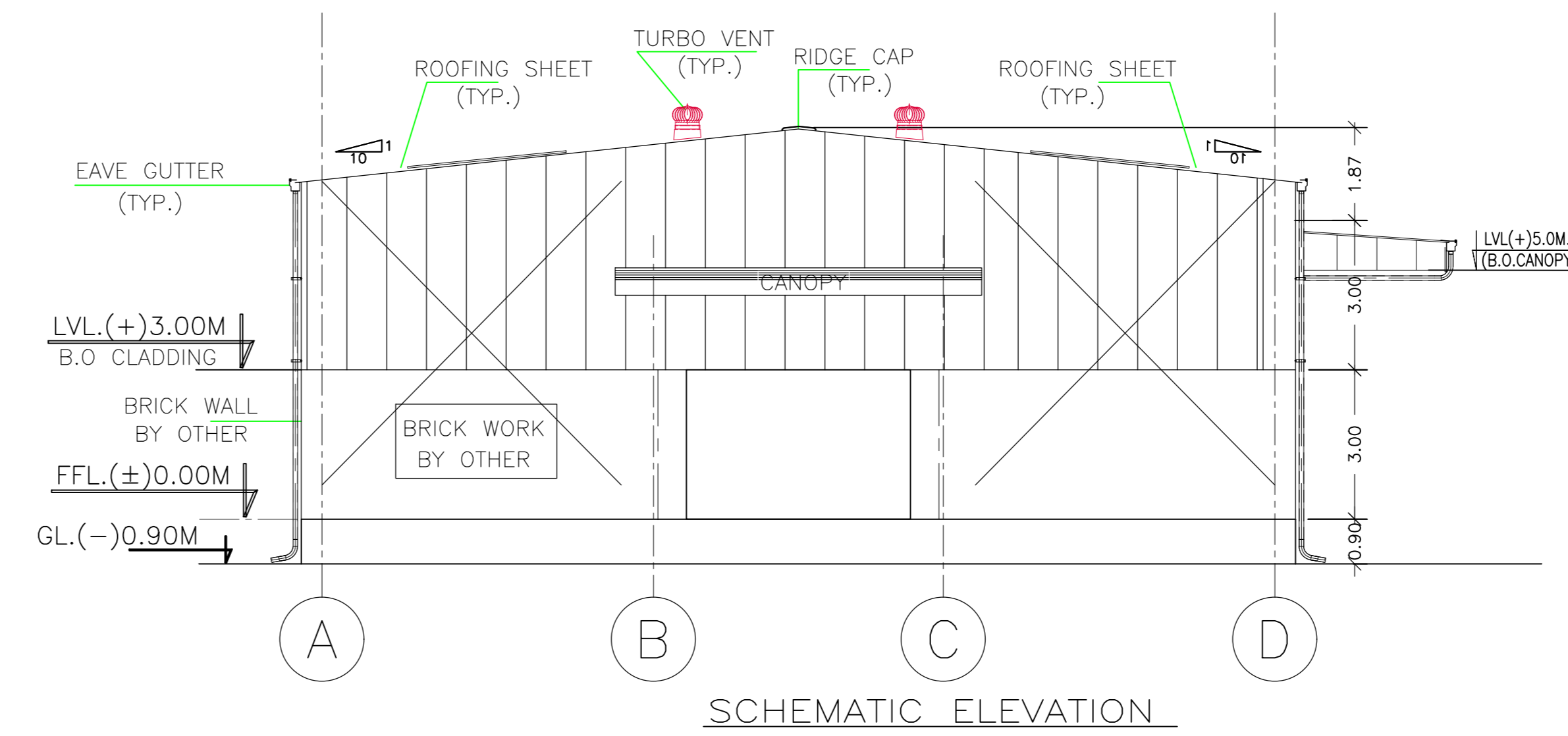
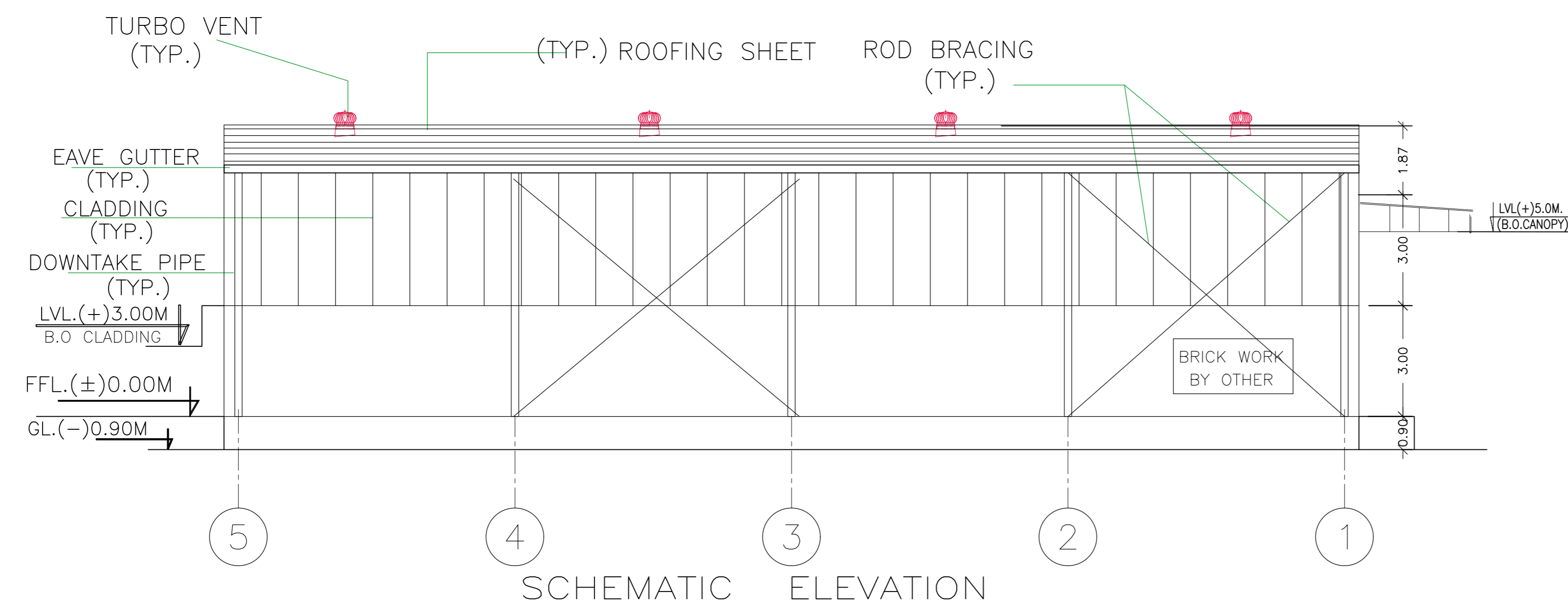
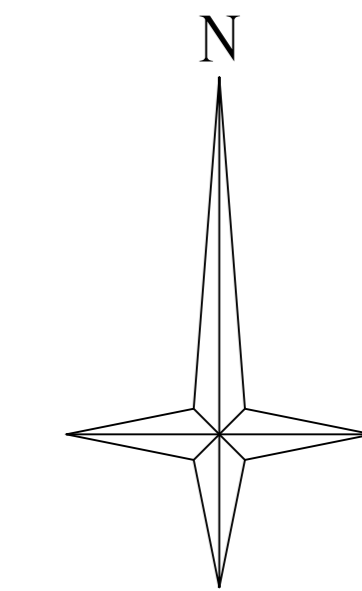
Floor Name	Proposed Built Up Area (Sq.m)	Proposed FAR Area (Sq.m)	Total Proposed Built Up Area (Sq.m)	Total Proposed FAR Area (Sq.m)
Ground Floor	613.19	613.19	613.19	613.19
First Floor	180.38	180.38	180.38	180.38
Terrace Floor	0.00	0.00	0.00	0.00
Total	793.57	793.57	793.57	793.57

COLOR INDEX

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



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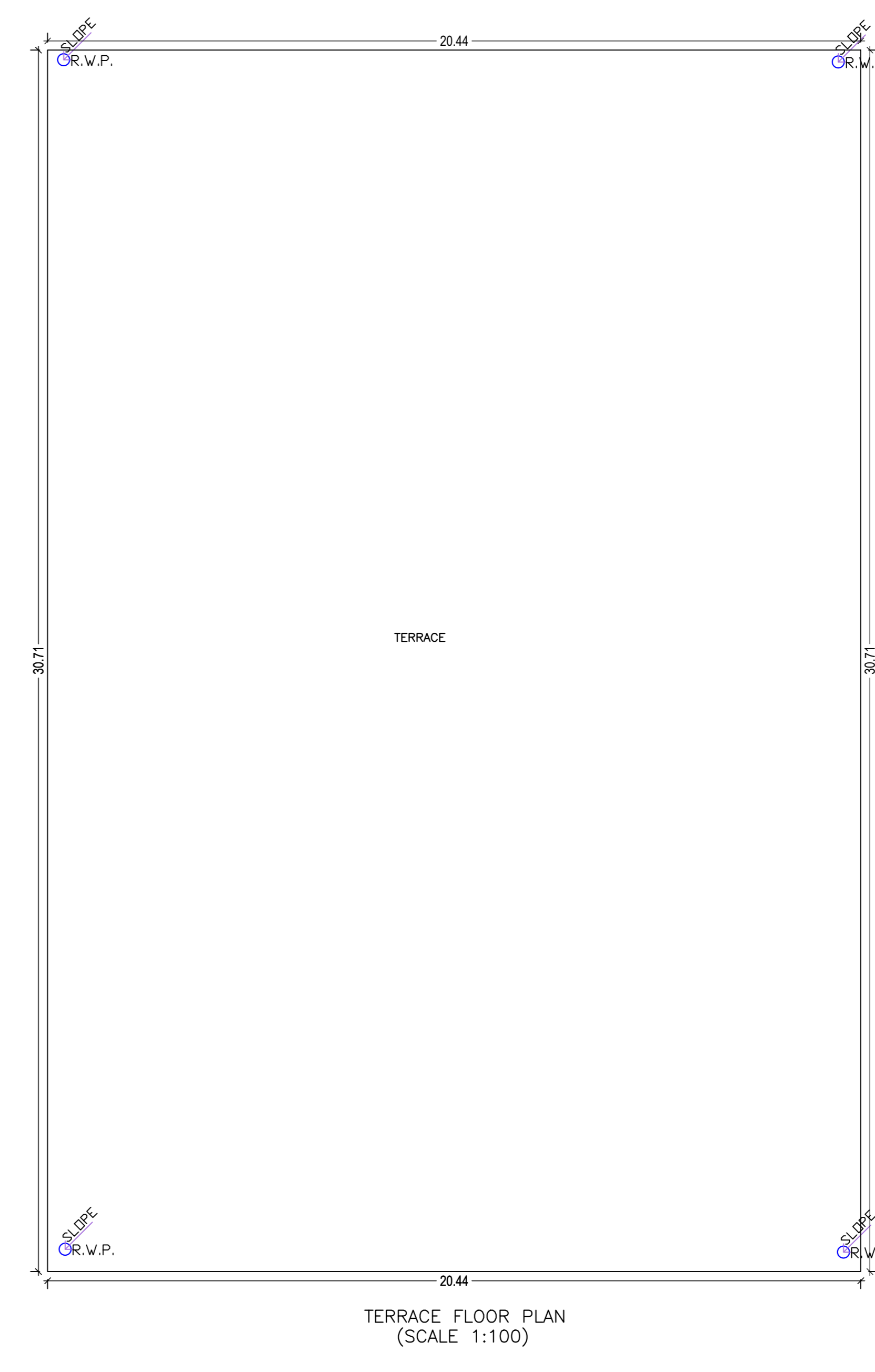
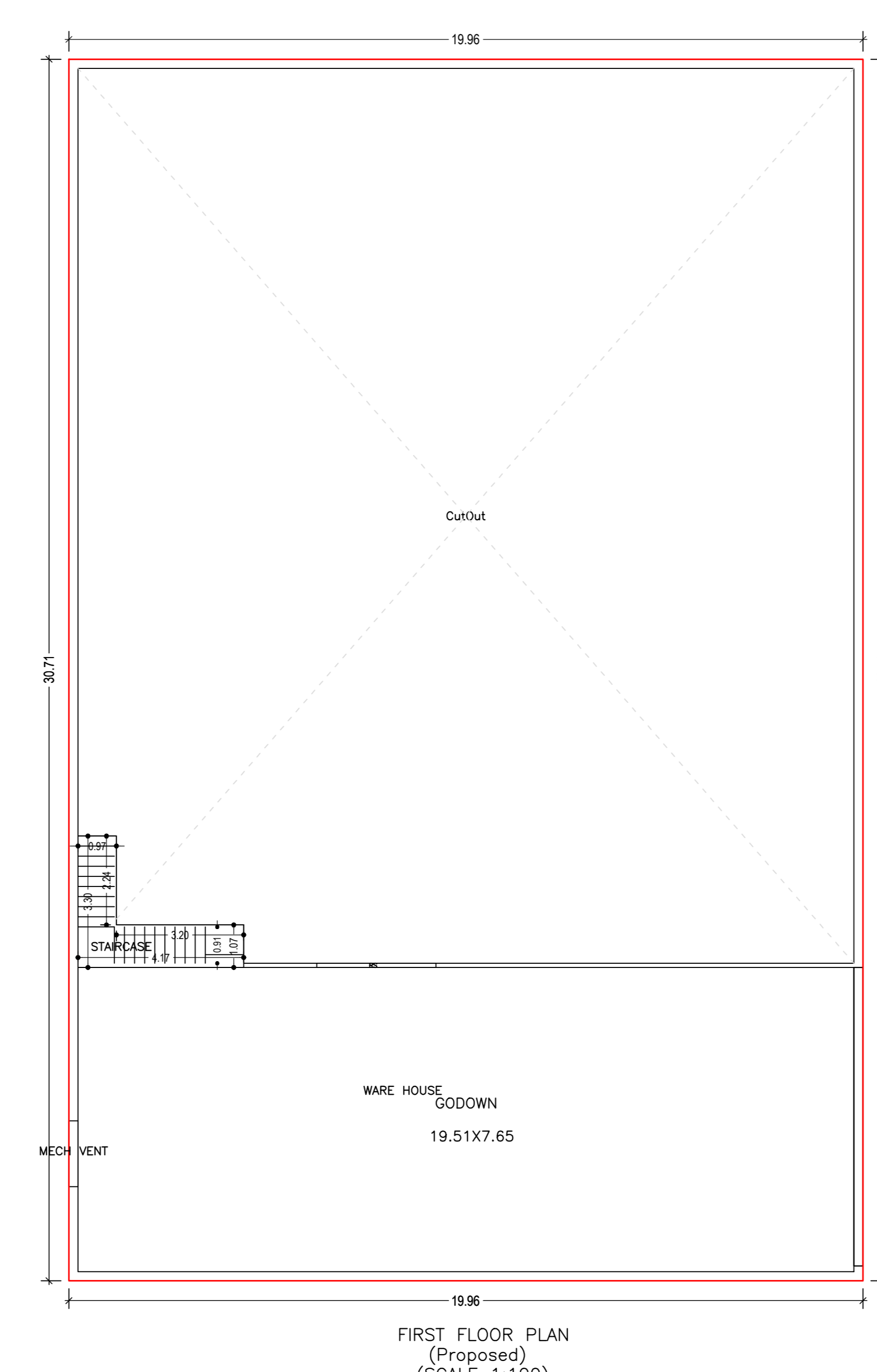
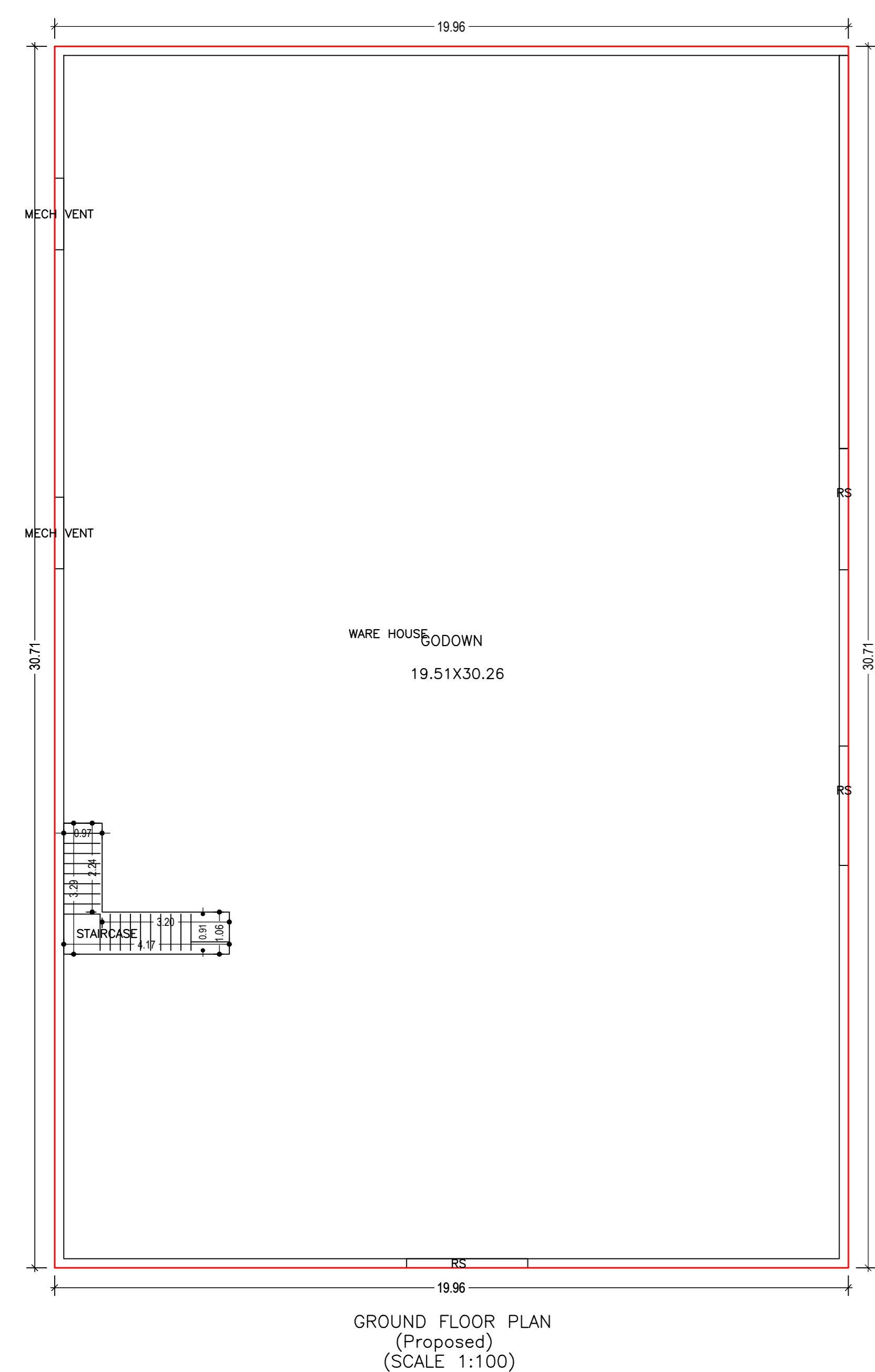
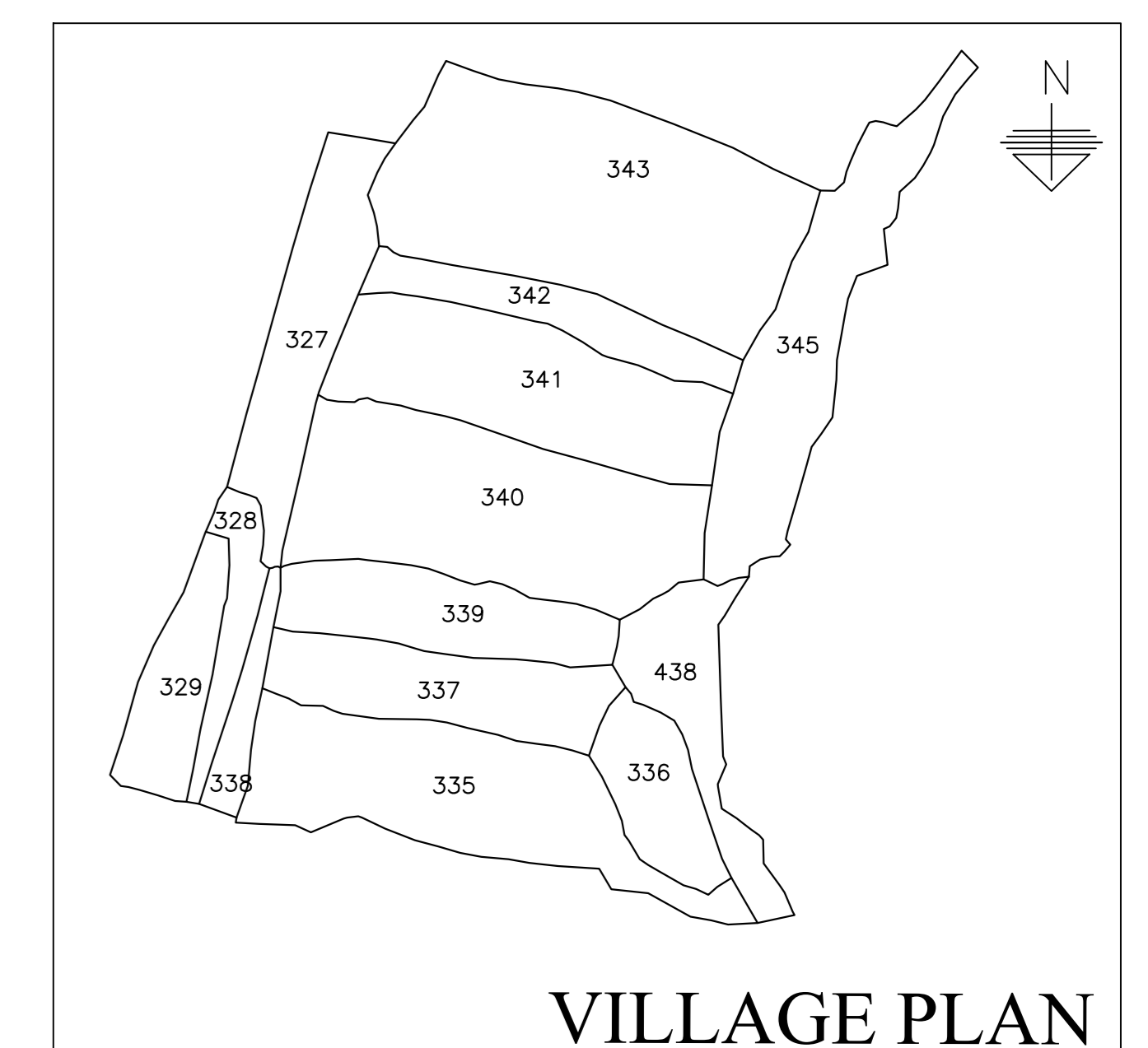
**SPECIFICATION OF DRAIN**

- FOUNDATION.
- SAND FILLING.
- BRICK SOLING.
- P.C.C (1:4:8).
- B/W IN C.M (1:1:6).
- R.C.C (1:1.5:3) COVER SLAB.

**SECTION ON A-A**  
SCALE= 1:50

**PLAN OF COLUMN FOUNDATION**  
SCALE= 1:50

**SECTION OF DRAIN**  
SLOPE OF DRAIN=1:200



LTP NAME AND SIGNATURE	STRUCTURAL ENGS NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
Chandrajay Pradhan JADA/NRC/0009/2020			