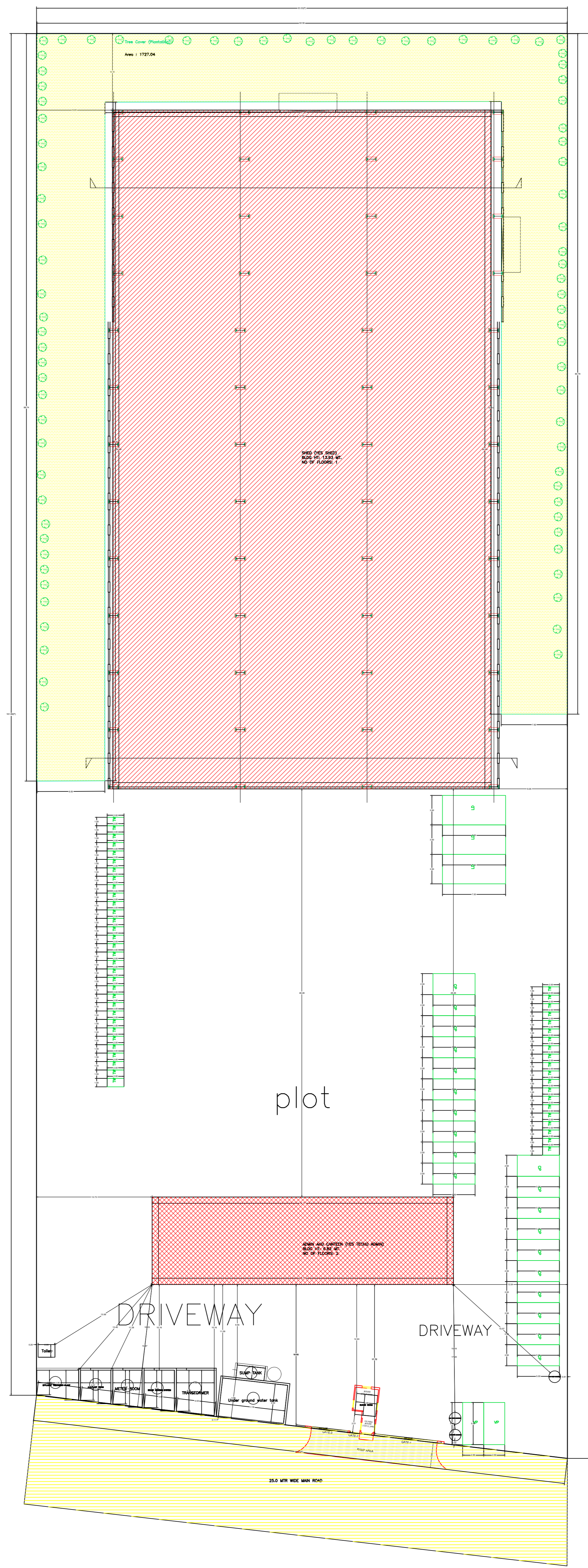
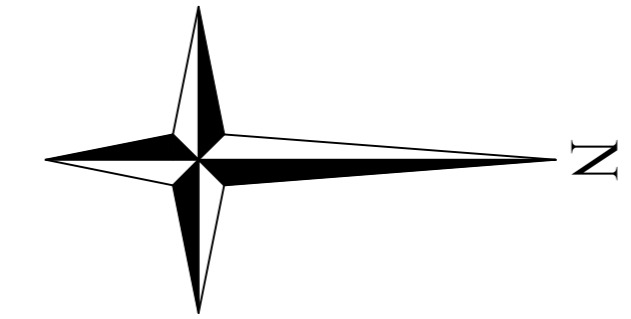


Proposal Basic Information

Proposal File No.	JADA/BP/0005/2024
Owner Name	M/S YES TECNO LIMITED, VIKASH GARG
Khata No.	81
Plot No.	FE-36, S.PLOT No. 354(p)
Village Name	HATHYADIH
Use	Industrial
SubUse	Industrial Building



SITE PLAN

AREA STATEMENT	VERSION NO. : 1.0.70
AREA DEVELOPMENT AUTHORITY	VERSION DATE: 16/10/2020
PROJECT DETAIL	
Region - JHARKHAND URBAN LOCAL BODIES	Plot Use Industrial
District - RANCHI	Plot SubUse Industrial Building
Authority - JHARKHAND INDUSTRIAL AREA DEVELOPMENT AUTHORITY	PlotNeatly/ReligiousStructure NA
Transect No. JADA/SF/0005/2024	Plot/SubPlot No. FE-36, S.PLOT No. 354(p)
Application Type: General Proposal	North: Plot No. - PLOT NO. FE-29, SURVEY PLOT NO. 354(P)
Project Type: Building Permission	South: Survey No. - SURVEY PLOT No. 354(P), DRAINAGE PIPE LINE
Nature of Development: New	East: Road Width - 25 M WIDE ROAD, S.PLOT NO. 354 P
Location of Development Area: Old Area	West: Plot No. - PLOT NO. FE-33 AND FE-32, S. PLOT NO. 354 P
AREA DETAILS	
AREA OF PLOT (Minimum)	(A)
NET AREA OF PLOT (Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)
Deduction for Balance Plot Area (from Gross Plot Area)	
Common Plot	
Total	1272.04
BALANCE AREA OF PLOT (Net Plot Area - Recreational/amenity spaces)	(A-Deductions)
PLOT AREA FOR COVERAGE (Net Plot Area)	(A-Deductions)
Plot Area for FAR (Net Plot Area - Road/Watering Area)	(A-Deductions)
COVERAGE CHECK	
Permissible Coverage area (50.00 %)	636.02
Proposed Coverage Area (38.31 %)	486.82
Total Prop. Coverage Area (38.31 %)	486.82
Balance coverage area (11.69 %)	143.89
FAR CHECK	
Perm. FAR Area (2.000)	2085.36
Total Perm. FAR area	2085.36
Commercial FAR	743.89
Industrial FAR	3622.93
Proposed FAR Area	4366.82
Total Proposed FAR Area	4366.82
Consumed FAR (Factor)	0.42
Balance FAR Area	1648.54
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	4366.82
ARCHITECT (Regd)	
ENGINEER (Regd)	ALOK KUMAR GADIA
SUPERVISOR (Regd)	
OWNER (Regd)	M/S YES TECNO LIMITED, VIKASH GARG
DEVELOPMENT AUTHORITY	
	LOCAL BODY

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
SHED (YES SHED)	Industrial	Industrial Building	Non-Highrise
ADMIN AND CANTEEN (YES TECNO ADMIN)	Commercial	Shop	Non-Highrise

Buildingwise Floor FAR Details

Floor Name	Building Name				Total FAR Area (Sq.mt)
	SHED (YES SHED)	ADMIN AND CANTEEN (YES TECNO ADMIN)	Commercial	Industrial	
Ground Floor	3622.93	371.84	371.84	371.84	3994.77
First Floor	0.00	0.00	372.05	372.05	372.05
Terrace Floor	0.00	0.00	0.00	0.00	0.00
Total	3622.93	371.84	743.89	743.89	4366.82

FAR & Tenement Details (Table 4c-1)

Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)		Total FAR Area (Sq.mt.)	Total Consumed FAR Area (Sq.mt.)	Tenmt (No.)
			Commercial	Industrial			
SHED (YES SHED)	1	3622.93	0.00	3622.93	3622.93	3622.93	01
ADMIN AND CANTEEN (YES TECNO ADMIN)	1	743.89	743.89	0.00	743.89	743.89	02
Grand Total	2	4366.82	743.89	3622.93	4366.82	4366.82	03

Required Parking (Table 7a)

Building Name	Type	SubUse	Area (Sq.mt.)	Units		Car		Visitors Car		TwoWheeler		Loading/Unloading/Truck/Bus	
				Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.	Reqd./Unit	Reqd.
SHED (YES SHED)	Industrial	Industrial Building	>0	400	3622.93	1	7	-	-	-	-	-	-
ADMIN AND CANTEEN (YES TECNO ADMIN)	Commercial	Shop	>0	50	719.75	1	10	-	-	-	-	-	-
Total													

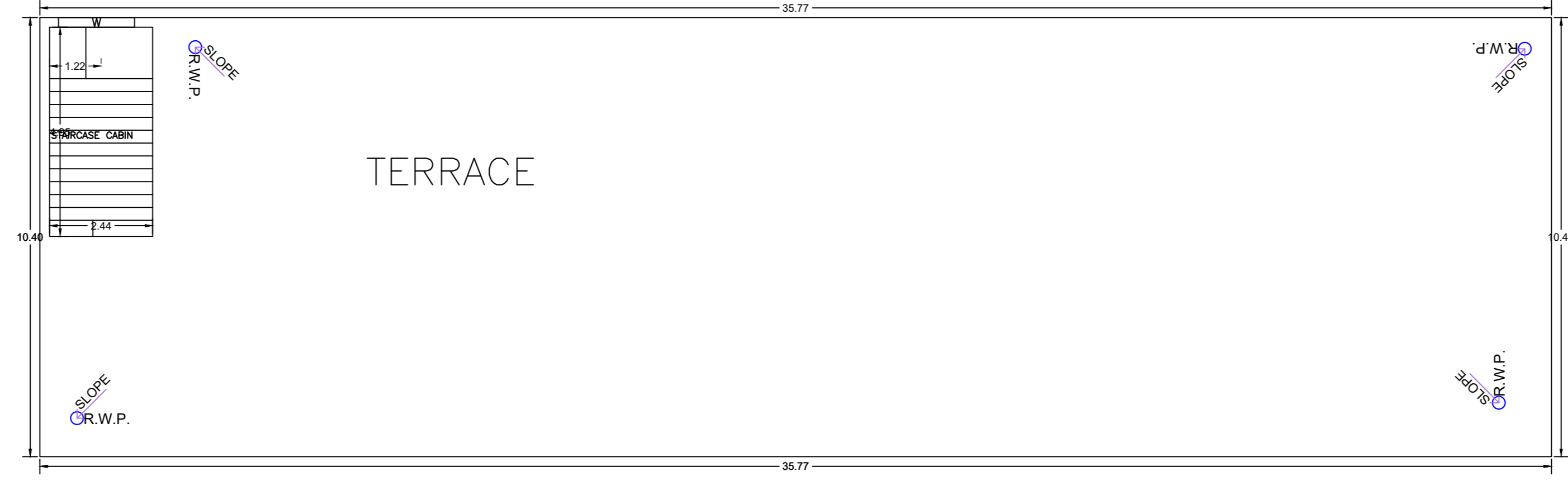
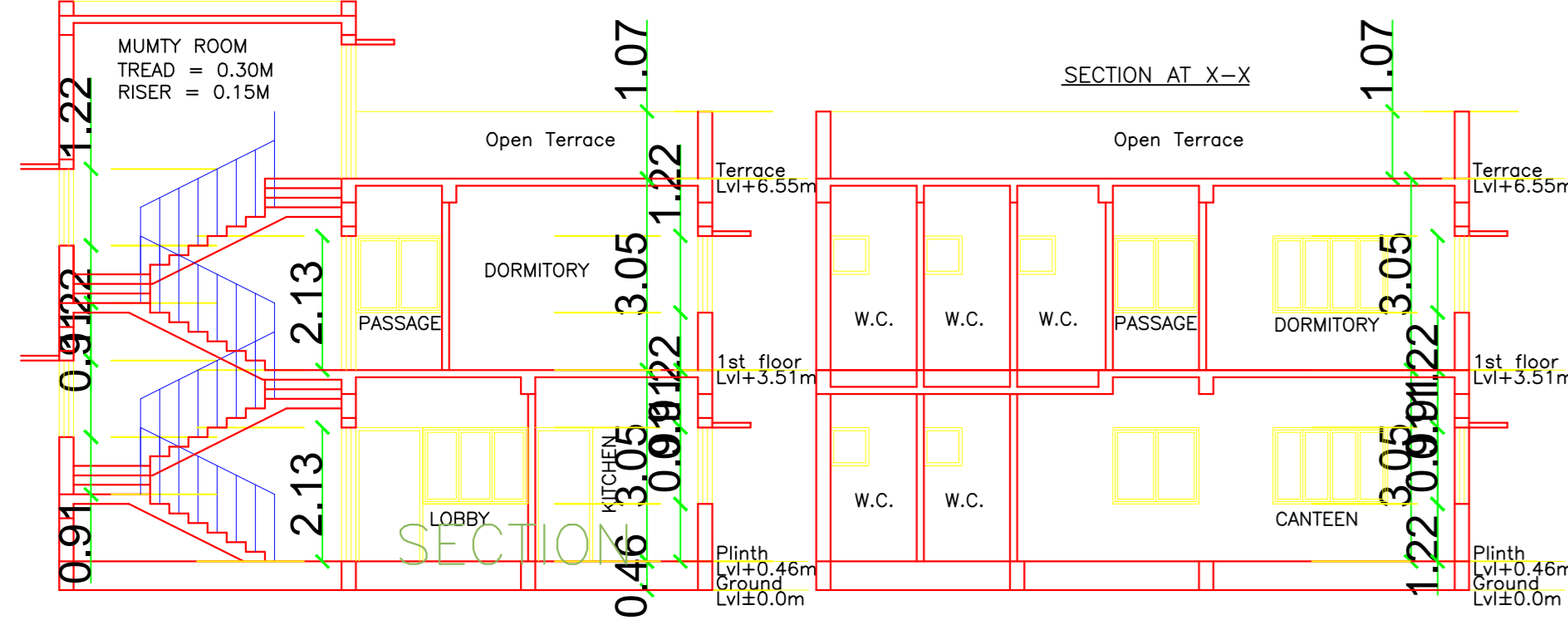
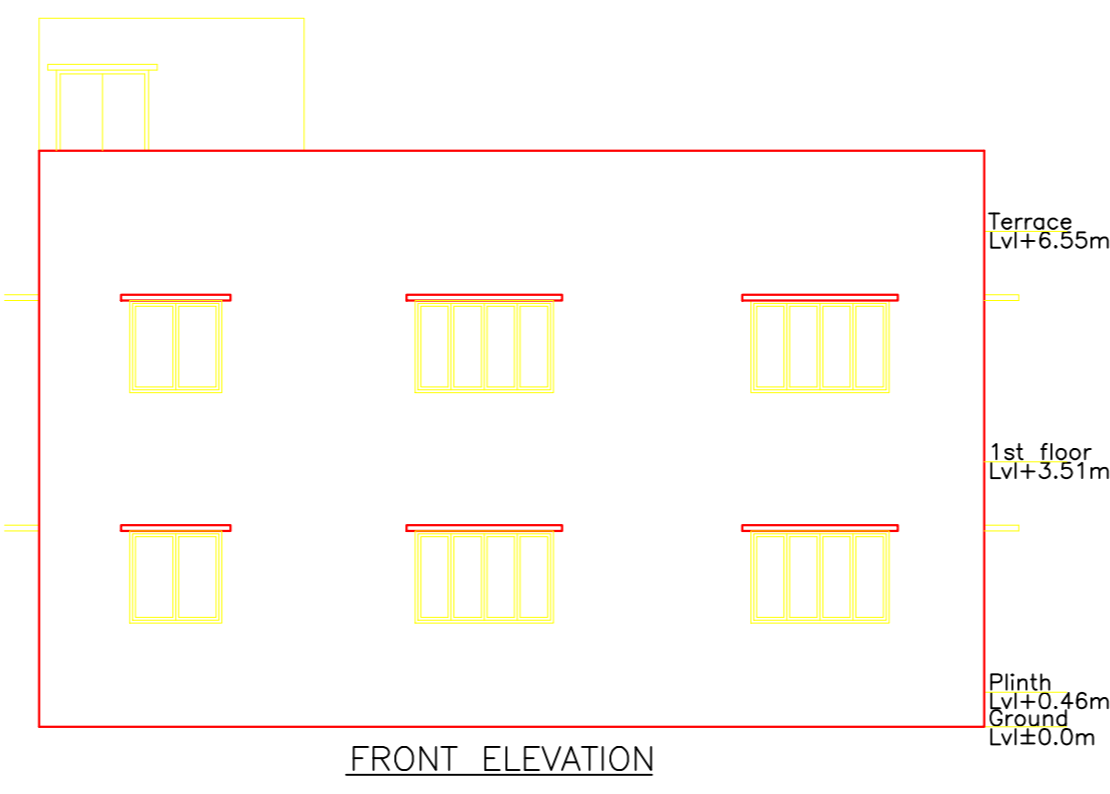
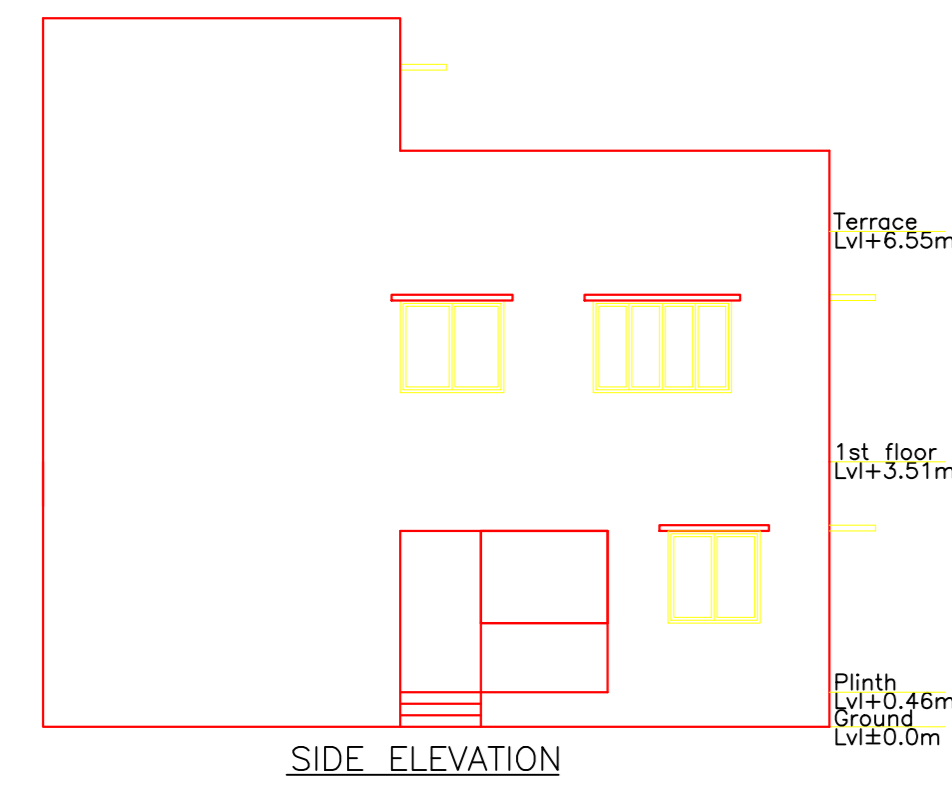
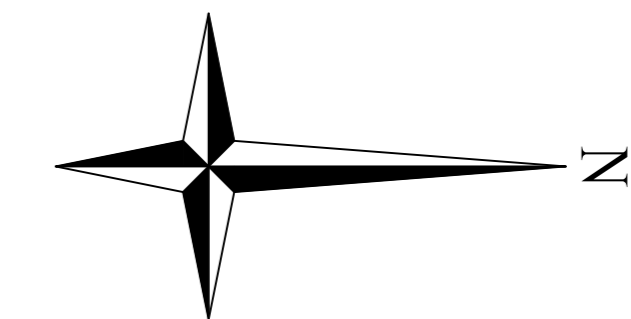
Parking Check (Table 7b)

Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	20	250.00
Visitor Car	17	212.50	20	250.00
Visitor's Car Parking	-	-	2	25.00
Total Visitor Parking	-	-	2	25.00
Loading/Unloading	-	-	3	78.75
TwoWheeler	-	-	52	104.00
Total TwoWheeler	49	98.00	52	104.00
Total		310.50		561.75

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

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
ALOK KUMAR GADIA JADA/ENG/0016/2021			

Proposal Basic Information	
Proposal File No.	JADA/BP/0006/2024
Owner Name	M/S YES TECNO LIMITED, VIKASH GARG
Khata No.	81
Plot No.	FE-36, S.PLOT No. 354(p)
Village Name	HATHYADIH
Use	Industrial
SubUse	Industrial Building



TERRACE FLOOR PLAN (SCALE 1:100)

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
ADMIN AND CANTEEN (YES TECNO ADMIN)	D	0.88	2.10	01
ADMIN AND CANTEEN (YES TECNO ADMIN)	D	0.90	2.10	15
ADMIN AND CANTEEN (YES TECNO ADMIN)	OPEN	1.00	2.10	01
ADMIN AND CANTEEN (YES TECNO ADMIN)	D1	1.52	2.10	03
ADMIN AND CANTEEN (YES TECNO ADMIN)	OPEN	2.00	2.10	03

SCHEDULE OF WINDOW/VENTILATION:

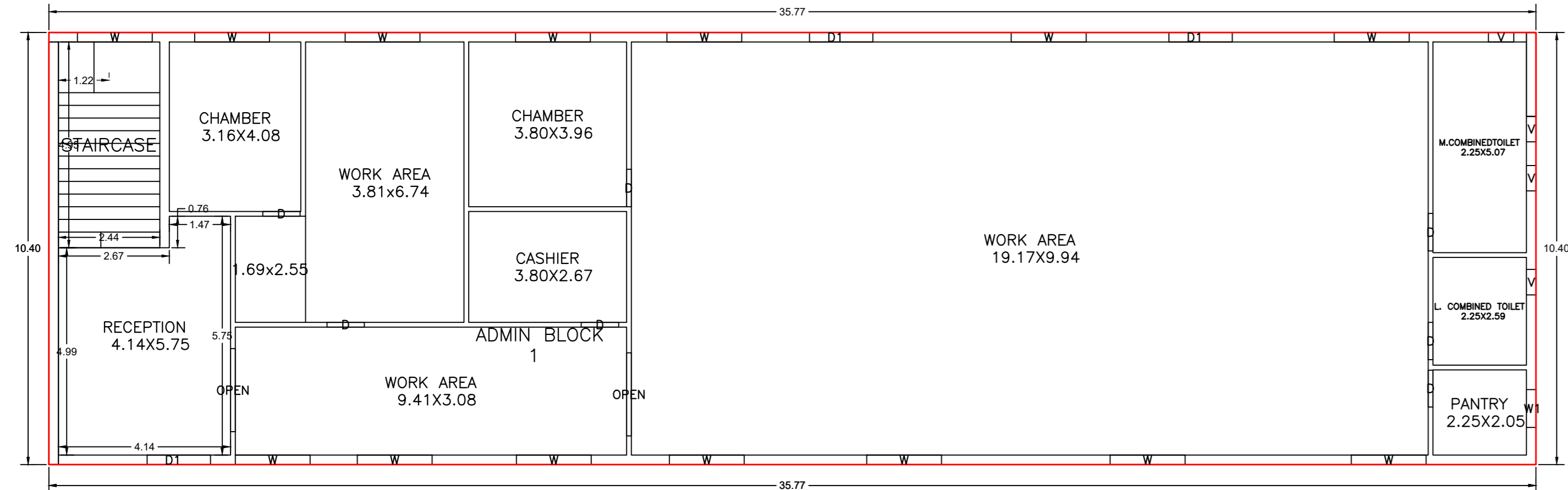
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
ADMIN AND CANTEEN (YES TECNO ADMIN)	MECH VENT	0.60	0.60	01
ADMIN AND CANTEEN (YES TECNO ADMIN)	V	0.61	0.40	08
ADMIN AND CANTEEN (YES TECNO ADMIN)	W1	0.91	1.20	01
ADMIN AND CANTEEN (YES TECNO ADMIN)	W1	1.22	1.20	01
ADMIN AND CANTEEN (YES TECNO ADMIN)	W	1.80	1.20	27

Building :ADMIN AND CANTEEN (YES TECNO ADMIN)

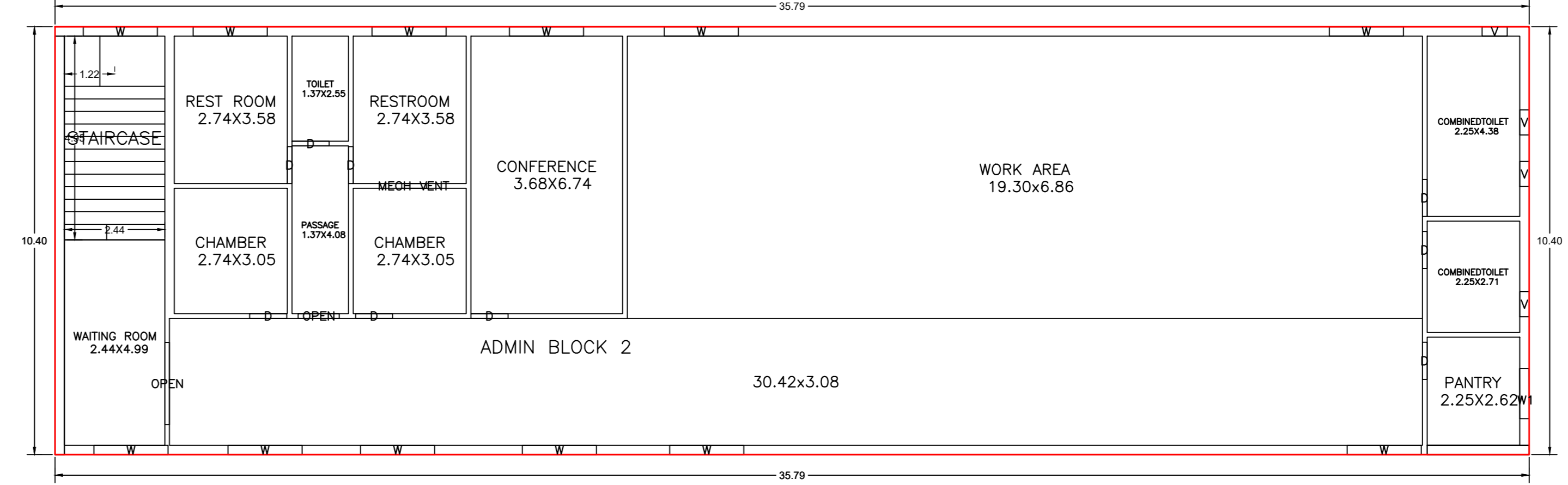
Floor Name	Total Built Up Area (Sq.mt)	Proposed FAR Area (Sq.mt) Commercial	Total FAR Area (Sq.mt)	Total Consumed Additional FAR Area (Sq.mt)	Trent (No.)
Ground Floor	371.84	371.84	371.84	371.84	01
First Floor	372.05	372.05	372.05	372.05	01
Terrace Floor	0.00	0.00	0.00	0.00	00
Total	743.89	743.89	743.89	743.89	02
Total Number of Same Buildings	1				
Total	743.89	743.89	743.89	743.89	02

UnitBUA Table for Building :ADMIN AND CANTEEN (YES TECNO ADMIN)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
FIRST FLOOR PLAN	ADMIN BLOCK 2	OFFICE	372.05	369.16	12	1
GROUND FLOOR PLAN	ADMIN BLOCK 1	OFFICE	371.84	369.05	10	1
TOT	-	-	743.89	738.21	22	2



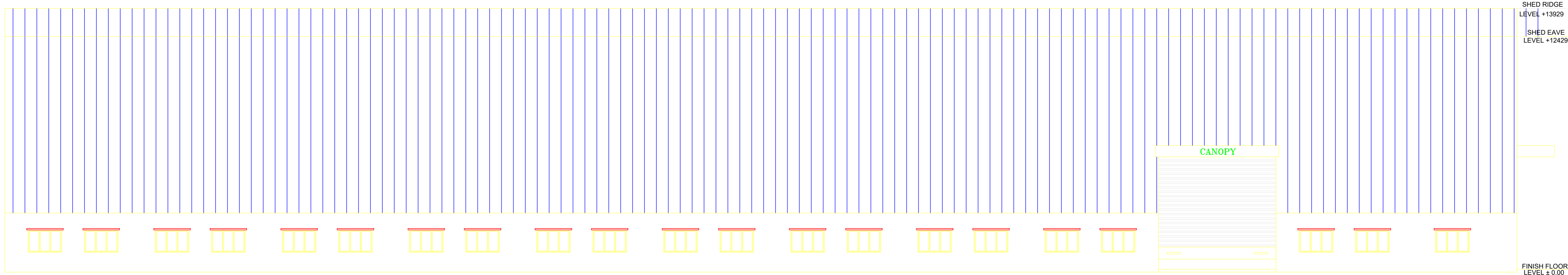
GROUND FLOOR PLAN (Proposed) (SCALE 1:100)



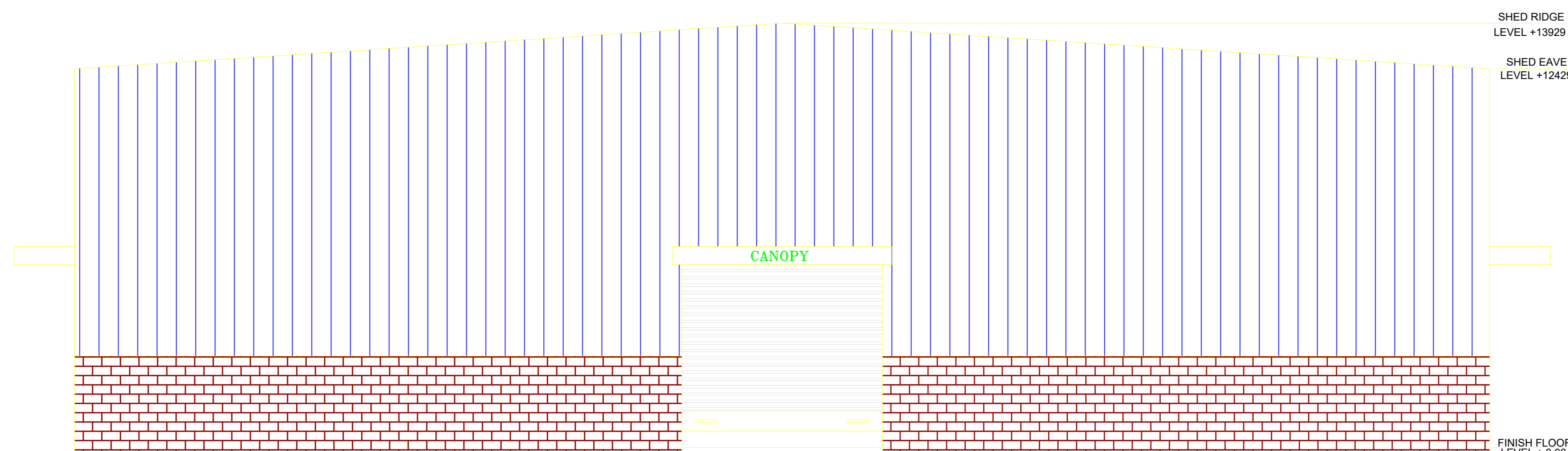
FIRST FLOOR PLAN (Proposed) (SCALE 1:100)

LTP NAME AND SIGNATURE	STRUCTURAL ENGS NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
ALOK KUMAR GADIA JADA/ENG/016/2021			

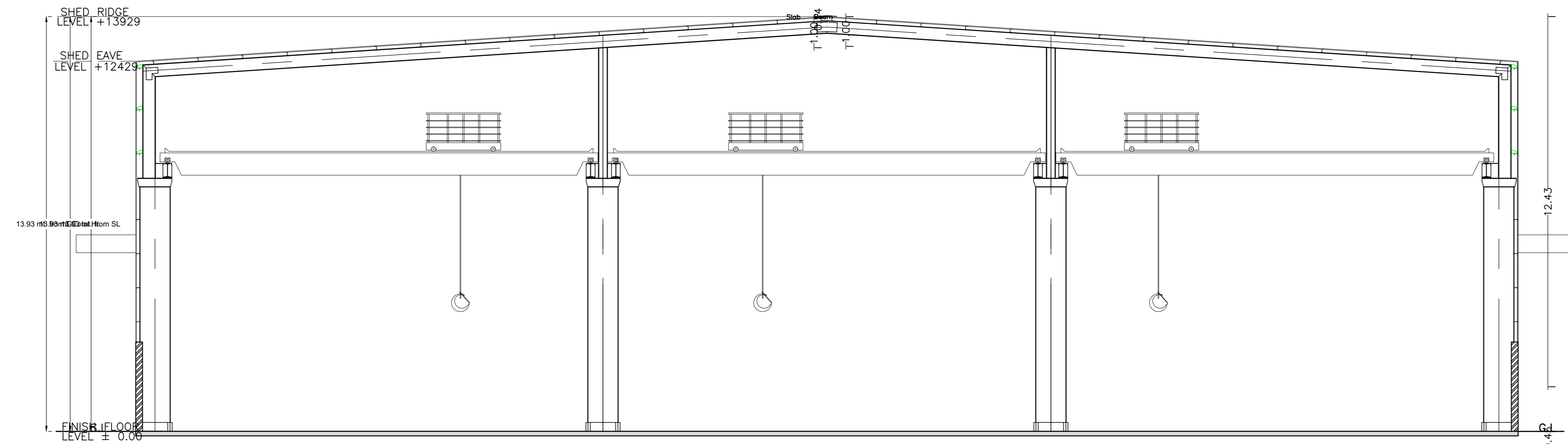
Proposal Basic Information	
Proposal File No.	JADA/BP/0005/2024
Owner Name	M/S YES TECNO LIMITED, VIKASH GARG
Khata No	81
Plot No	FE-36, S.PLOT No. 354(p)
Village Name	HATHYADIH
Use	Industrial
SubUse	Industrial Building



NORTH SIDE ELEVATION OF SHED BUILDING



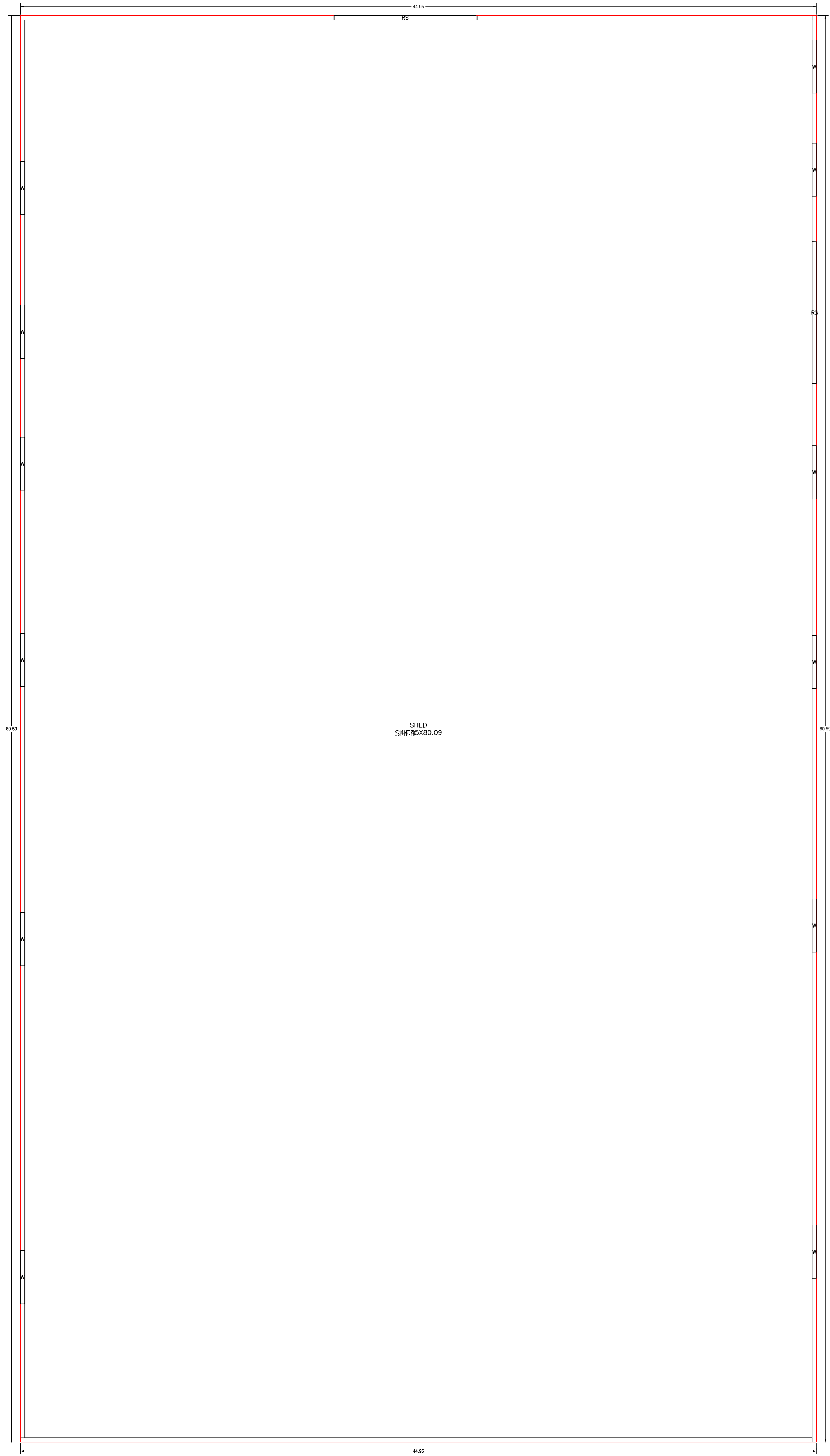
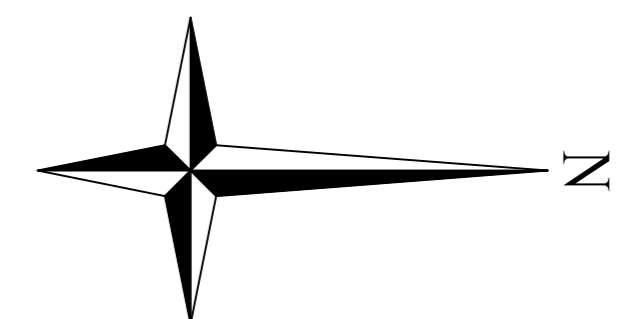
WEST SIDE ELEVATION OF SHED BUILDING



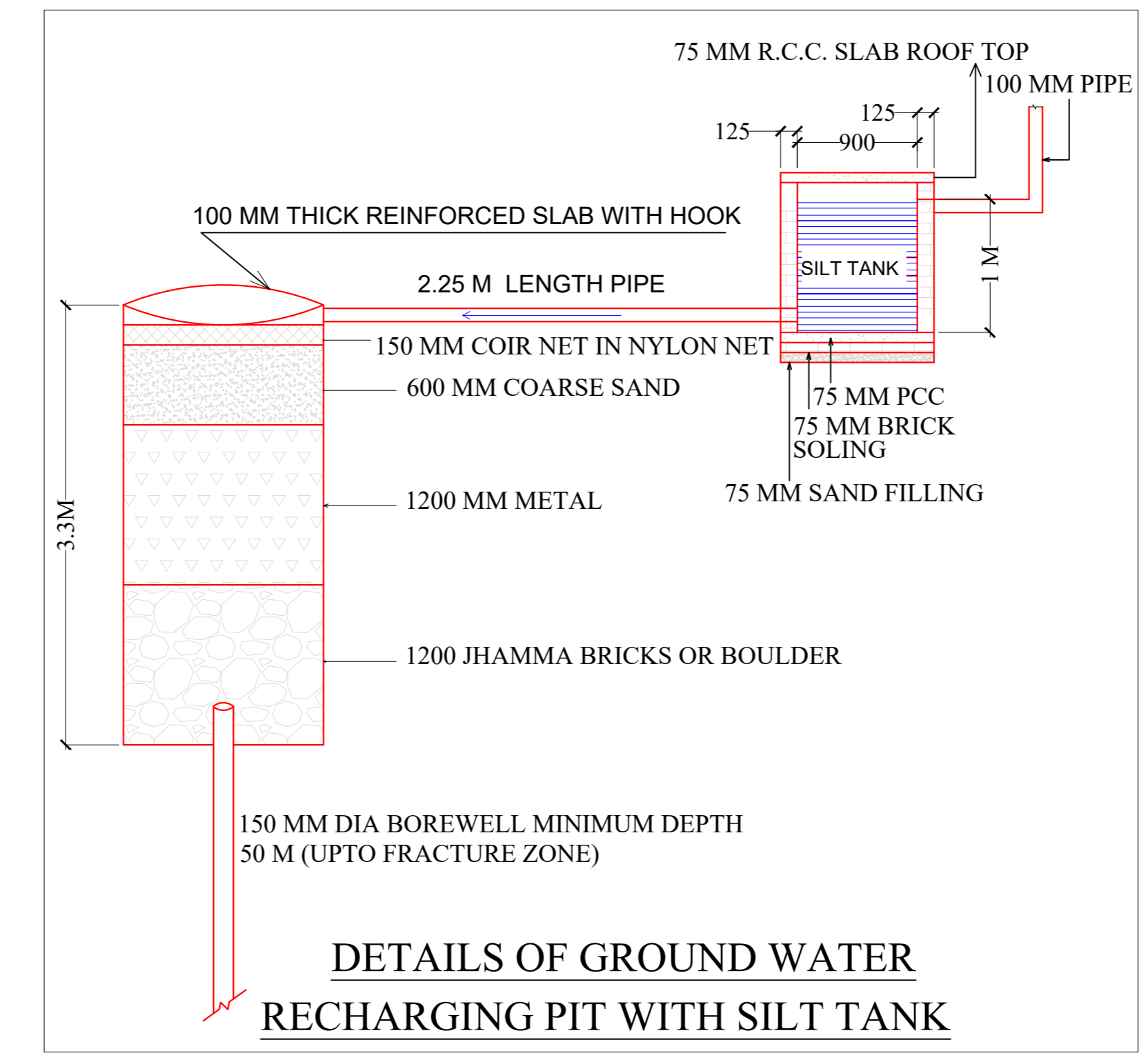
SECTION AT Y-Y

LTP NAME AND SIGNATURE	STRUCTURAL ENGS NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
ALOK KUMAR GADIA JADA/ENG/0016/2021			

Proposal Basic Information	
Proposal File No.	JADABP/0006/2024
Owner Name	M/S YES TECNO LIMITED, VIKASH GARG
Khata No	81
Plot No	FE-36, S.PLOT No. 354(p)
Village Name	HATHYADIH
Use	Industrial
SubUse	Industrial Building



GROUND FLOOR PLAN (Proposed)



DETAILS OF GROUND WATER RECHARGING PIT WITH SILT TANK

Building :SHED (YES SHED)

Floor Name	Total Built Up Area (Sq.mt)	Proposed FAR Area (Sq.mt)	Total FAR Area (Sq.mt)	Total Consumed Additional FAR Area (Sq.mt)	Trent (No.)
Ground Floor	3622.93	3622.93	3622.93	3622.93	01
Total	3622.93	3622.93	3622.93	3622.93	01

SCHEDULE OF DOOR:

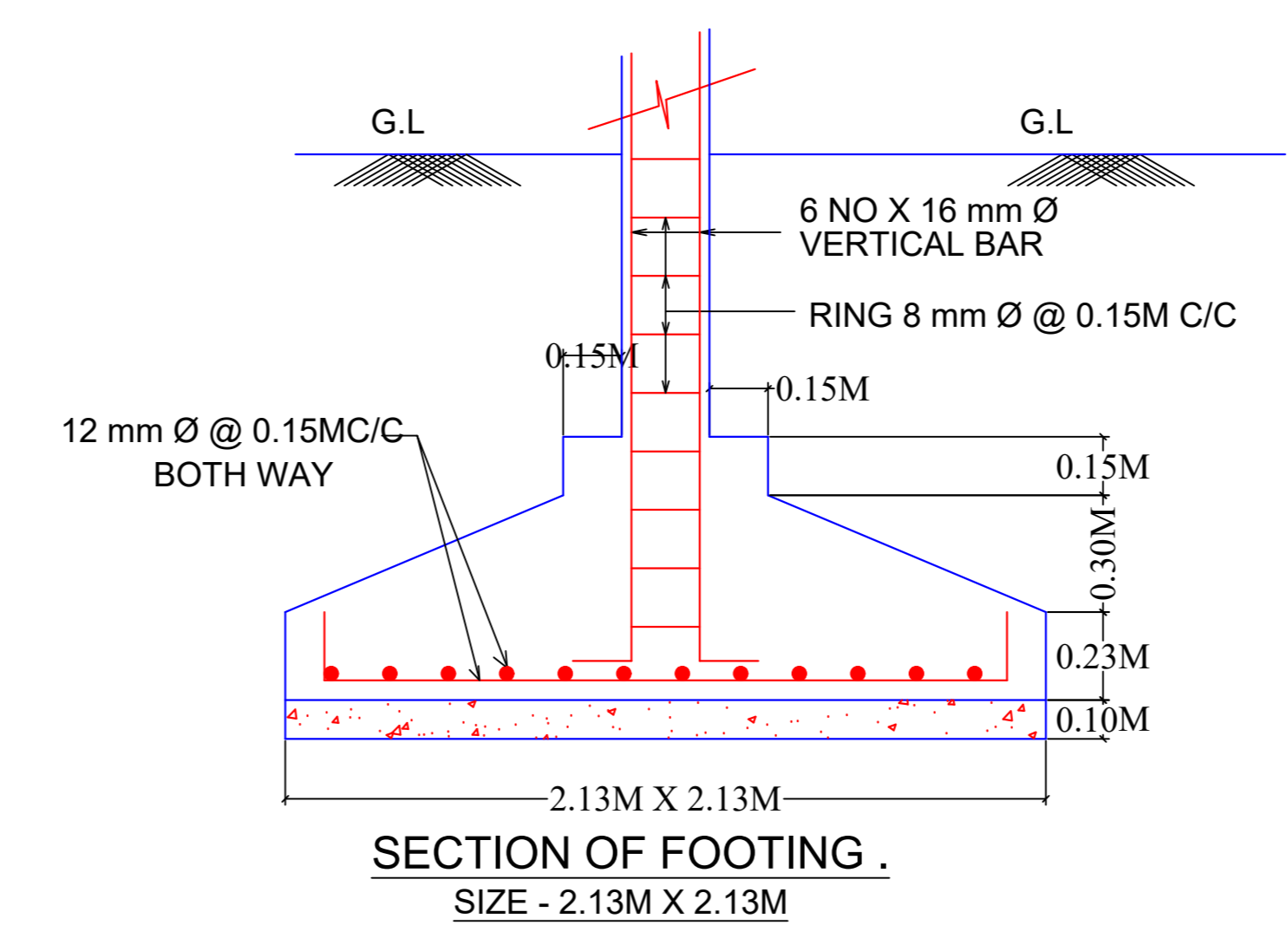
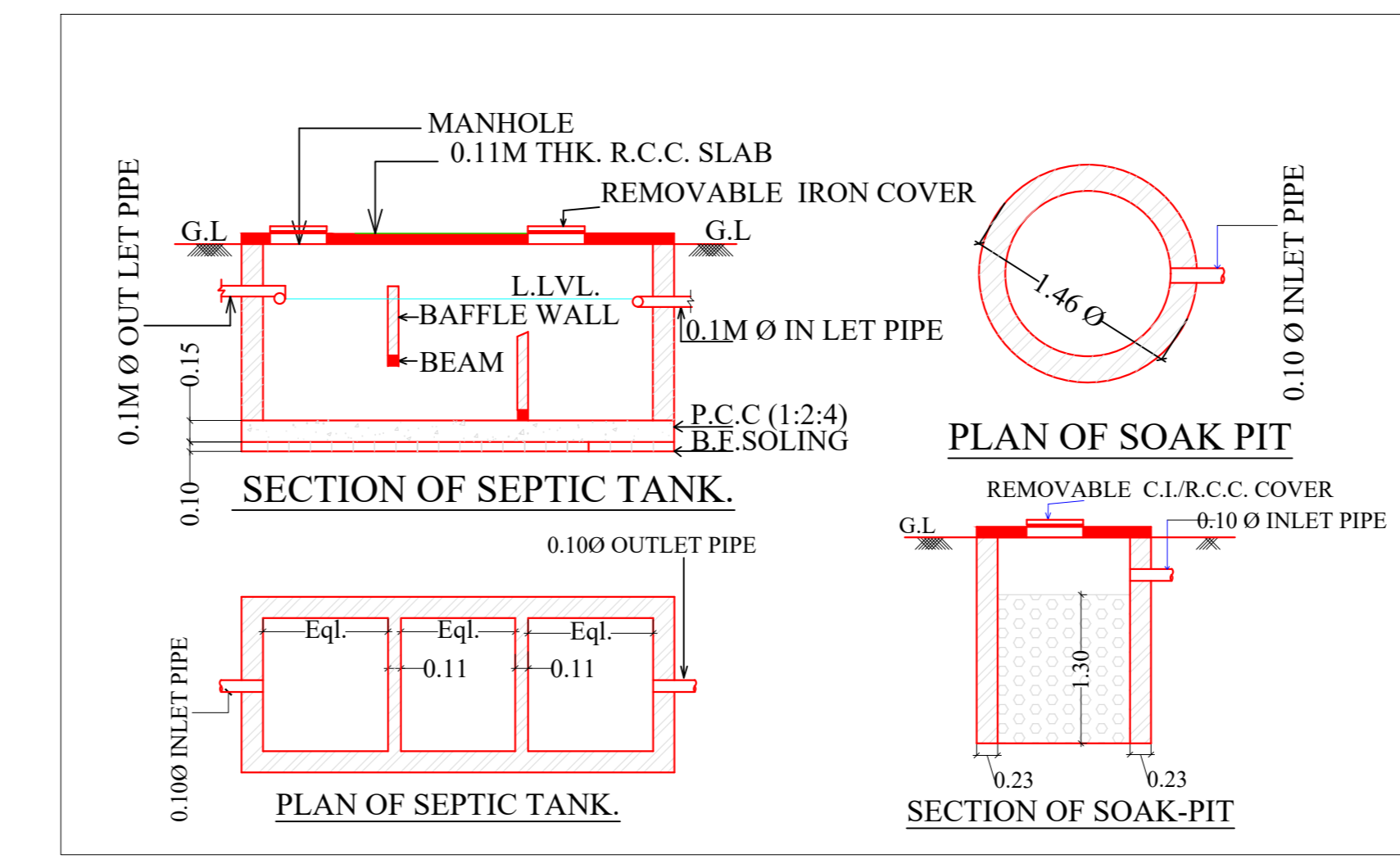
BUILDING NAME	NAME	LENGTH	HEIGHT	NO. OF DOORS
SHED (YES SHED)	DS	8.00	4.00	02

SCHEDULE OF WINDOW/VENTILATION:

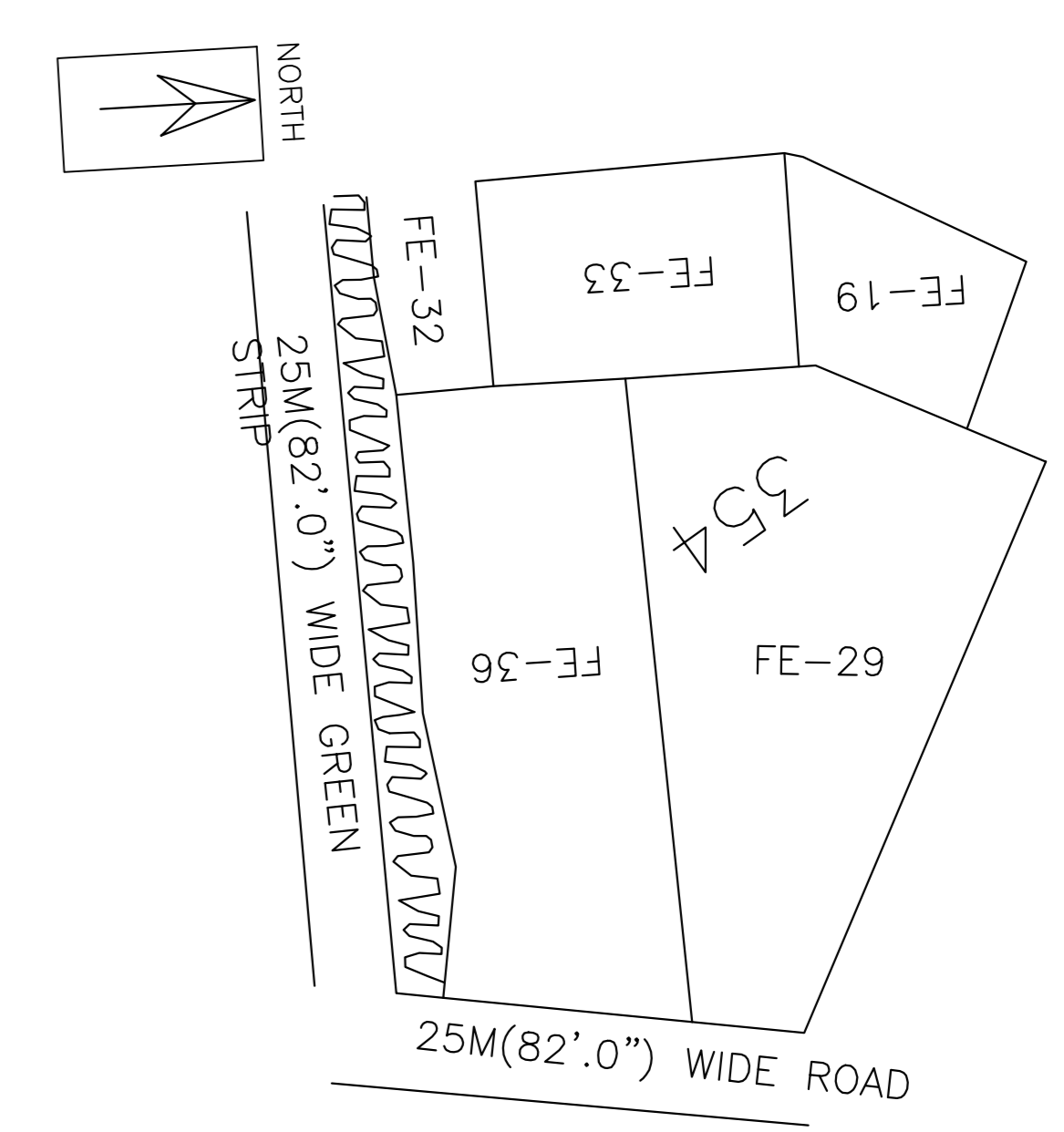
BUILDING NAME	NAME	LENGTH	HEIGHT	NO. OF WINDOWS
SHED (YES SHED)	W	3.00	2.00	12

UnitBUA Table for Building :SHED (YES SHED)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
FLOOR PLAN	SHED	OTHER	3622.93	3602.02	1	1
Total	-	-	3622.93	3602.02	1	1



SECTION OF FOOTING . SIZE - 2.13M X 2.13M



LTP NAME AND SIGNATURE	STRUCTURAL ENGS NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
ALOK KUMAR GADIA JADA/ENG/01/19/2021			