

(4)

**OFFICE OF THE CHIEF TOWN PLANNER  
TOWN PLANNING ORGANISATION JAMMU**

Last Morh, Gandhi Nagar, Jammu  
www.tpojammu.jk.gov.in

Tel : 0191-2432248  
E-mail: Tpo.jammu@jk.gov.in

NO: TP/JK/RTI/2022-23/ 41-43

Dated: 22-09-2022

Sh. Thakur Ranbir Singh Manhas,  
S/o Late Sh. Krishan Singh  
R/o H.No.538, Naseeb Nagar,  
Janipur, Jammu  
Mobile: 9055547163

Subject: RTI application of Sh. Thakur Ranbir Singh Manhas for seeking information under RTI Act, 2005.

Sir,

Kindly refer your RTI application forwarded to this organization vide letter no: JMC/Estt/5609-11 dated: 07/09/2022 received from Joint Commissioner, Jammu Municipal Corporation regarding the subject cited above. In this context, the requisite information in respect of Town Planning Organization, Jammu is given as under:

S.No	Information Sought	Reply
a.	A letter was sent on 31-11-2021 under ref. no. 06 with subject (complaint against Sh. Anil Raina presently posted as Chief Town Planner, Town Planning Organization Jammu) and Remainder letter no: 22-06-2022 but no reply received. Kindly provide me detail of action taken against the above-mentioned letters.	No such information is available in the Town Planning Organization Jammu.
b.	Kindly provide the attested documents for my RTI and all cutting or overwriting must be attested.	Complete record available in Town Planning Organization, Jammu regarding the process of BP Case sought in the RTI application is hereby attested and enclosed.

Encl (03) leaves.

*OLC*

Yours faithfully,

*Rajeev Abrol*

(Rajeev Abrol)  
Public Information Officer  
TPO, Jammu

Copy to:

1. The Chief Town Planner, (1st Appellate Authority), Town Planning Organization, Jammu for information.
2. The Joint Commissioner, Jammu Municipal Corporation, Jammu for information.

Received  
22/09/2022

Received  
22/9/22

# JAMMU MUNICIPAL CORPORATION

②  
The Chief Town planner,  
Town planning organisation  
Jammu.

J 521  
11-4-05

No.: 8/BS/05

Dated 11-4-2005

Subject: B.P. case of Sh./Smt. Narish Abrol 800 sh. Mast  
Ram abrol at lower Rop Nagar, main  
road, near police dakhla, Jammu

Sir,

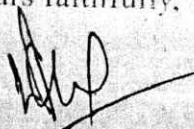
Kindly find enclosed herewith the blue prints of the above cited building permission case for favour of necessary action at your end.

The observation remarks be furnished to this office within 30 (thirty) days. In case the observation/remarks are not furnished within the stipulated time, the building permission case will be deemed to have been cleared on your responsibility.

① Mr. D.P. Reddy  
Under CP  
8-4-05

② Sh. Roshankumar  
PA.  
23/4

Yours faithfully,



Joint Commissioner.

Jammu Municipal Corporation  
Jammu

True Copy attested  
Public Information Officer  
Town Planning Organization  
Jammu

TOWN PLANNING ORG. JAMMU

The Commissioner,  
Municipal Corporation,  
Jammu.

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No:-CTPJ/BPC/2005-06/782

Dt:- 2-6-05

Sub: B.P. Case of Naresh Abad Sposh. mast Rem Absol at lower Roop Nagar  
Ref: Your office no. 81BS/05 Dt. 4-4-05 near Police Station  
Sir, Jammu

In reply to your quoted reference, following are the observations, in light of the Master Plan of Jammu, approved by the Govt., and issued vide SRO 263 Dt.9.8.2004.

1. Land Use prop. by the applicant Residential cum commercial
2. Land Use envisaged in Master Plan Residential
3. Dev. Zone where site falls "B"
4. (a) Plot area 825 sqft (b) G.F. area 435 sqft.  
(c) F.F. area 435 sqft (d) 2<sup>nd</sup>. Floor area X  
(e) Mezzanine floor area X (f) Basement area 435 sqft.
5. Building Norms:

Bye Laws	Prescribed in JMP	Proposed by Applicant
Front Set Back	80'-0" e/c of road	60'-0" e/c of road
Rear Set Back	5'-0"	5'-0"
One Side Set Back	X	X
Other Side Set Back	X	X
Building Coverage	65%	Basement 53% / G.F. 53% / 2 <sup>nd</sup> 53%
F.A.R.	200	159
Maximum Height	40'-0"	34'-6"

6. Site Inspection Report:

- (a) Plot—Vacant / Built up No construction has been raised till date
- (b) Detail of Area Built upon the plot one foundation area is commercial
- (c) Any other detail found necessary \_\_\_\_\_

Town Planner

Asstt. Town Planner

Inspecting Officer

In view of the above observations, the B.P. case ~~may be~~ may not be, considered for approval by the B.P. case committee, as the required building line as per JMP is 80'-0", instead of 60'-0" as prop. by the applicant

Encl:

Yours Faithfully,

Chief Town Planner,

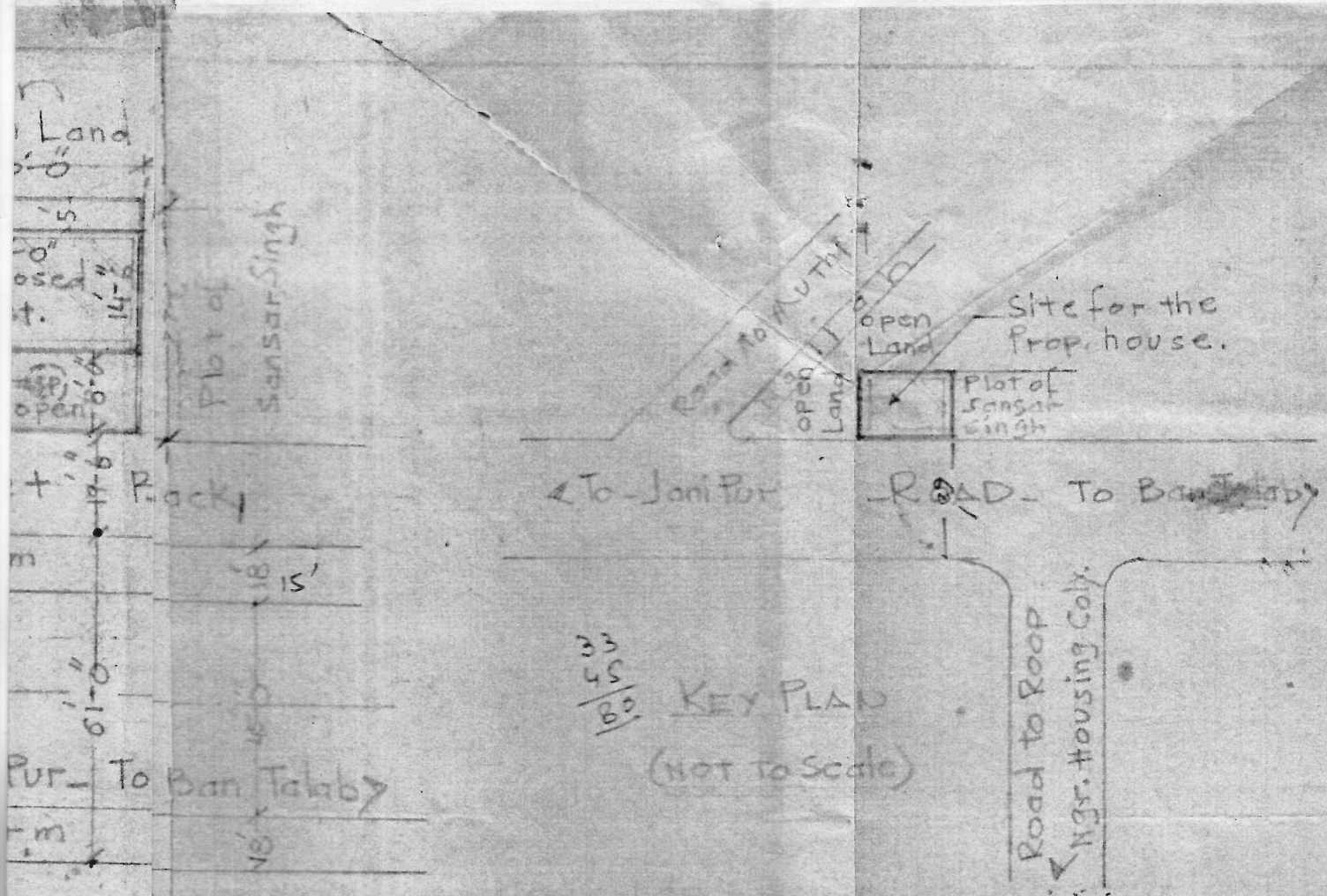
For spm inspection  
of ATP Sh. Atrol  
25/5

TP 27/5

Town Copy  
Public Information Officer  
Town Planning Organisation  
Jammu

The U/s visited the site & the plot is vacant & about 6'-0" down from the Main Amb Ahota road. The exact approach to the plot is from muthi Road. The case can't be cleared as the prescribed building line as per JMP is 80'-0" instead of 60'-0" as proposed by applicant. Rebut ATP 27/5/05.

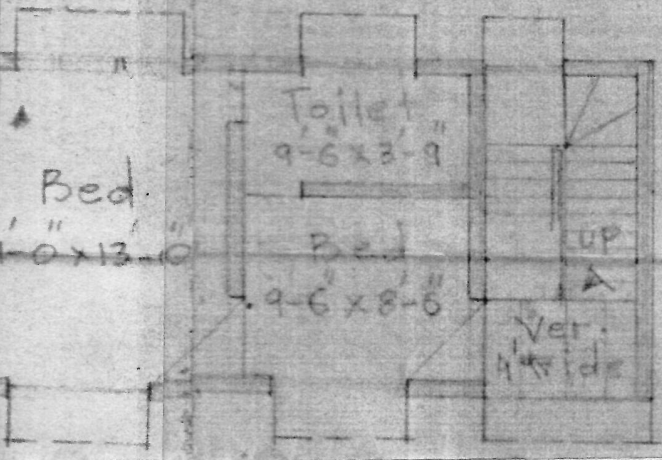




33  
45  
80  
**KEY PLAN**  
(NOT TO SCALE)

- BRIEF SPECIFICATIONS**
- FOUNDATIONS:**
    - Stone Conc. in cement 1:4:8 & Mass Conc. with 40% boulders simi; 4:8
  - PLINTH & SUPERSTRUCTURE:**
    - B. B. masonry in cement 1:6
  - D.P.C.:**
    - 1/2" thick cement conc. 1:2:4.
  - ROOFING:**
    - 4 1/2" thick R.C.C. slab 1:2:4
  - PLASTER:**
    - 1/2" thick cement plaster in & outside.
  - FLOORING:**
    - Marble flooring Complete
  - WOOD WORK:**
    - First class deodar wood for doors & windows.
  - PAINTING:**
    - Two coats of grey painting
  - TOILET:**
    - Flush with S.T & S.P within premises

**FIRST FLOOR PLAN**  
Scale: 1" = 20'



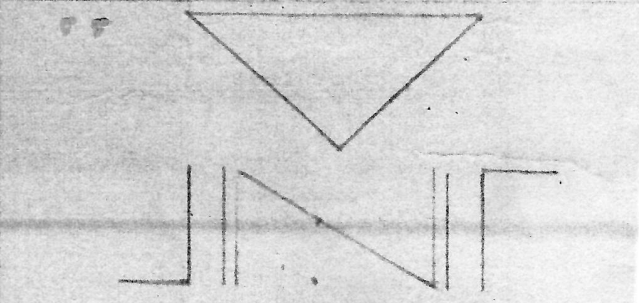
**FIRST FLOOR PLAN**

*Sanjay Abrol*  
Public Information Officer  
Town Planning Organization  
Jammu

**PLAN SHOWING  
PROPOSED HOUSE  
FOR  
SH. NARESH ABROL  
S/O SH. MAHARAJ ABROL  
AT  
PALOURA  
JAMMU.**

**AREA CHART**

Total Area	= 825 sqft
Plinth " (L.G. Floor)	= 435 "
Plinth " (G. Floor)	= 435 "
Covered " (F.F)	= 435 "
Open Area	= 390



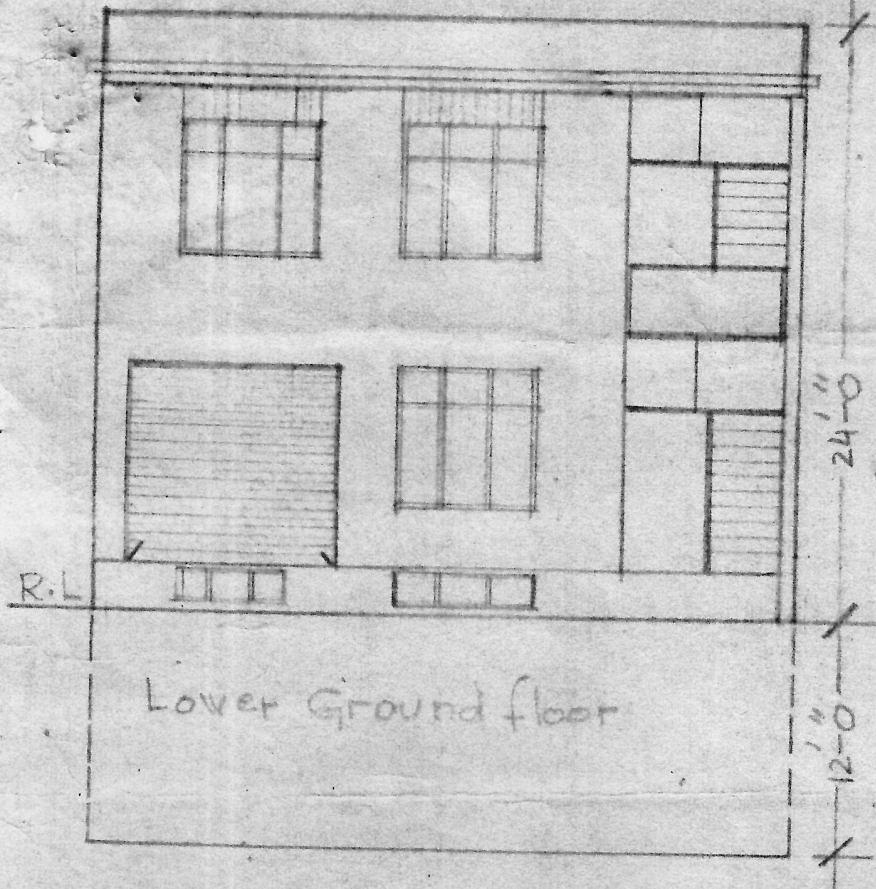
KH. No: 517 Mir  
Drg. No: 01 | Scale: 1" = 8'  
Dated:

Applicant.  
Consultant.

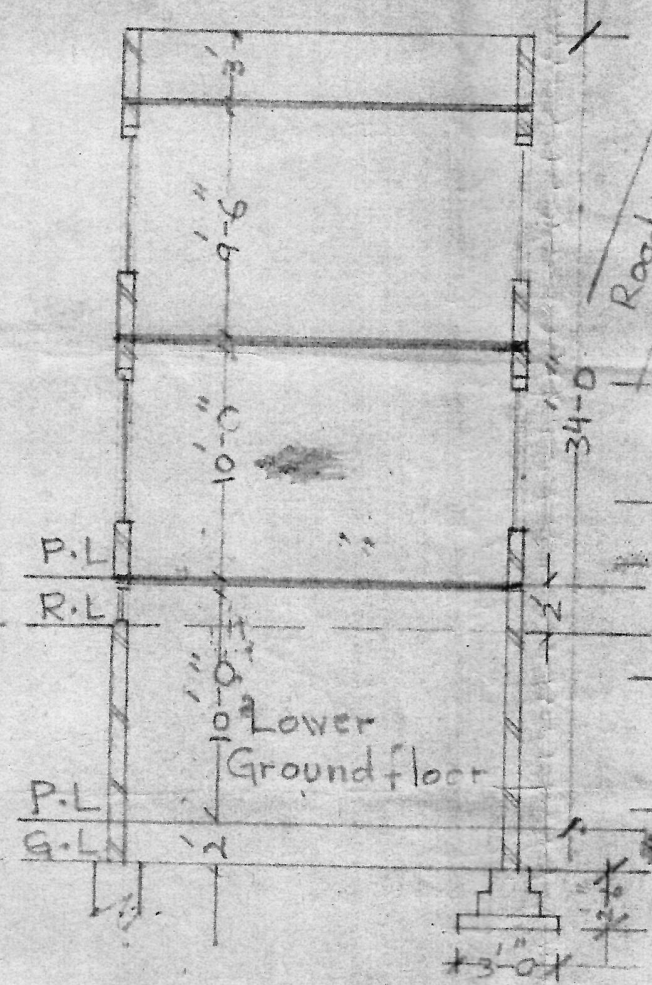
*Sanjay Abrol*  
**Sanjay Abrol**  
(Dip. Arch.)  
Municipal Lic. No. 17,  
6-Panjtirthi, JAMMU.



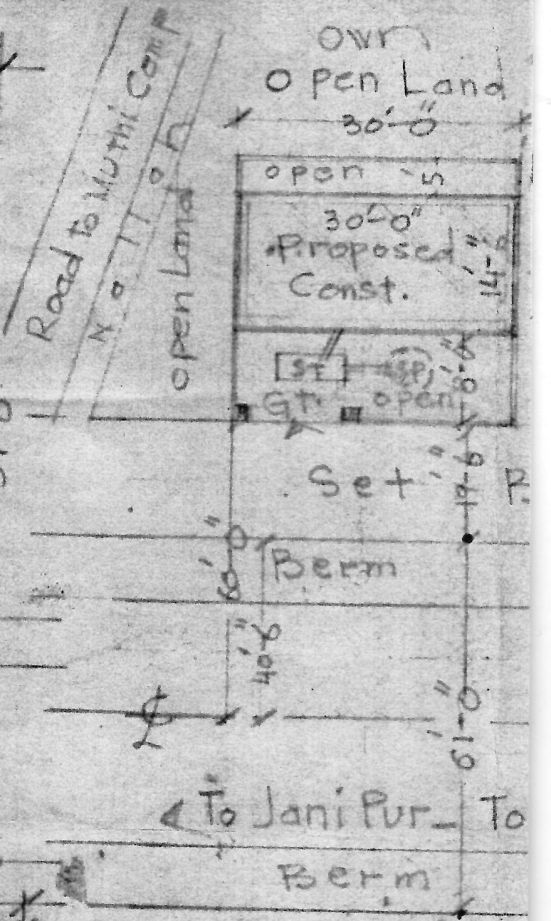
9



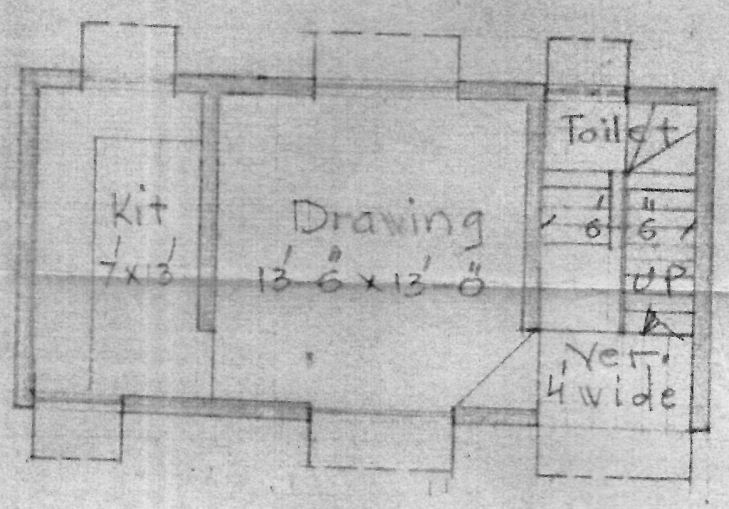
FRONT ELEVATION



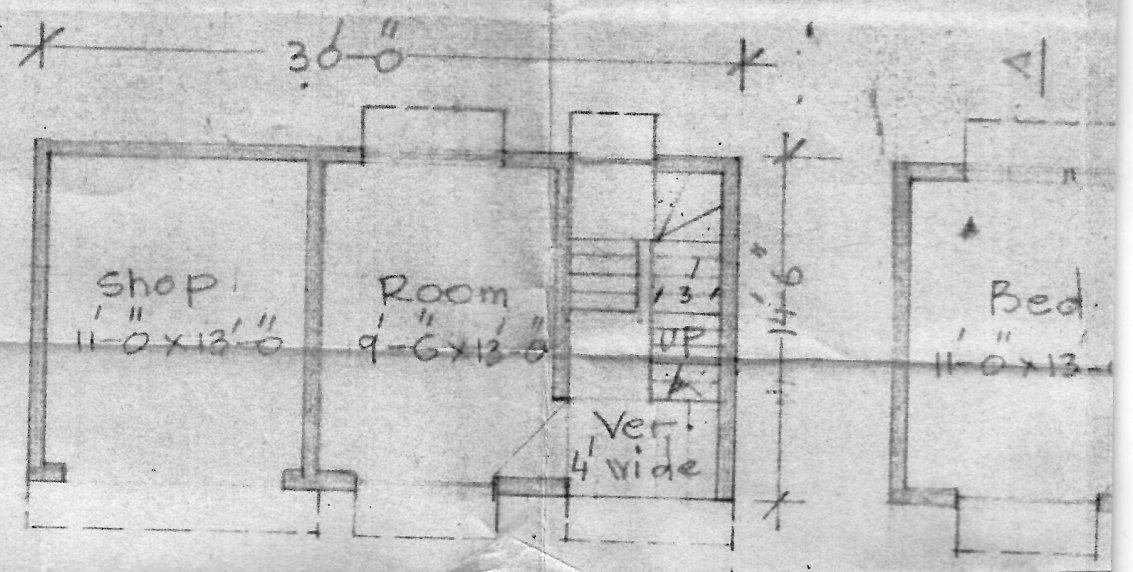
SECTION A-A



SITE PLAN (scale: 1"=...)



LOWER GROUND FLOOR PLAN



GROUND FLOOR PLAN

FIRST