



Proposal Basic Information	
Proposal File No.	CMC/BP/0095/W32/2019
Owner Name	SUNITA MISHRA
Khata No	682
Plot No	7529
Village Name	Chas
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

AREA STATEMENT CHAS MUNICIPAL CORPORATION		VERSION NO: 1.0.35	DATE: 13/03/2019
PROJECT DETAIL:		Plot Use: Residential	
Region: JHARKHAND URBAN LOCAL BODIES	District: BOKARO	Plot SubUse: Bungalow/ Dwelling / Non Apartment	
Authority: CHAS MUNICIPAL CORPORATION	Inward No: CMC/BP/0095/W32/2019	PlotSubPlot No: 7529	
Application Type: General Proposal	North: CTS No. - P.K. SINGH	PlotNearbyReligiousStructure: NA	
Project Type: Building Permission	South: CTS No. - SALER NEEJ		
Nature of Development: New	East: CTS No. - R.C. PAL		
Location of Development Area: Old Area	West: Road Width - 3.65		
AREA DETAILS:			SQ.MT.
AREA OF PLOT (Minimum)	(A)		127.24
Deduction for NetPlot Area			
Road Widening Area			6.34
Total			6.34
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)		120.90
Deduction for Balance Plot Area(from Gross Plot Area)			
Road Widening Area			6.34
Common Plot			24.42
Total			30.76
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)		96.48
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)		120.90
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions)		120.90
COVERAGE CHECK			
Permissible Coverage area (70.00 %)			84.63
Proposed Coverage Area (63.42 %)			76.68
Total Prop. Coverage Area (63.42 %)			76.68
Balance coverage area (6.58 %)			7.95
FAR CHECK			
Perm. FAR Area (1.50)			181.35
Total Perm. FAR area			181.35
Residential FAR			153.36
Proposed FAR Area			153.36
Total Proposed FAR Area			153.36
Consumed FAR (Factor)			1.27
Balance FAR Area			27.99
BUILT UP AREA CHECK			
Total Proposed BuiltUp Area			153.36
ARCHITECT (Regd)			Ravish Chandra Khanna
ENGINEER (Regd)			
SUPERVISOR (Regd)			
OWNER (Regd)			SUNITA MISHRA
DEVELOPMENT AUTHORITY			LOCAL BODY

SCHEDULE OF DOOR:				
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
S (BUILDING)	D2	0.75	2.10	08
S (BUILDING)	D1	0.90	2.10	04
S (BUILDING)	D	0.99	2.10	03

SCHEDULE OF WINDOW/VENTILATION:				
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
S (BUILDING)	V	0.60	0.60	04
S (BUILDING)	W1	1.20	1.20	05
S (BUILDING)	W2	1.20	1.20	02
S (BUILDING)	W	1.50	1.20	07

UnitBUA Table for Building :S (BUILDING)						
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT SUNITA	FLAT	109.26	106.28	7	1
FIRST FLOOR PLAN	SPLIT SUNITA	FLAT	0.00	0.00	8	0
Total:	-	-	109.26	106.28	15	1

Building :S (BUILDING)					
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.)	Tnmt (No.)
Ground Floor	76.68	76.68	76.68	76.68	01
First Floor	76.68	76.68	76.68	76.68	00
Terrace Floor	0.00	0.00	0.00	0.00	00
Total :	153.36	153.36	153.36	153.36	01
Total Number of Same Buildings :	1				
Total :	153.36	153.36	153.36	153.36	01

Building USE/SUBUSE Details			
Building Name	Building Use	Building SubUse	Building Structure
S (BUILDING)	Residential	Residential Bldg/Apartment	Non-Highrise

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 Additional FAR Area (Sq.mt.)	Tnmt (No.)
S (BUILDING)	1	153.36	153.36	153.36	153.36	01
Grand Total :	1	153.36	153.36	153.36	153.36	01

Buildingwise Floor FAR Details

Floor Name	Building Name S (BUILDING)		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Ground Floor	76.68	76.68	76.68	76.68
First Floor	76.68	76.68	76.68	76.68
Terrace Floor	0.00	0.00	0.00	0.00
Total :	153.36	153.36	153.36	153.36

COLOR INDEX	
PLOT BOUNDARY	[Red Line]
ABUTTING ROAD	[Green Line]
PROPOSED CONSTRUCTION	[Blue Line]
COMMON PLOT	[Yellow Line]
ROAD WIDENING AREA	[Orange Line]
EXISTING (To be retained)	[Grey Line]
EXISTING (To be demolished)	[Black Line]

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
Ravish Chandra Khanna CMC/ARC/0010/2017			