

Proposal Basic Information

Proposal File No.	CMC/BP/0219/W17/2019
Owner Name	MANISH KUMAR
Khata No	107
Plot No	3745
Village Name	Chas
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

AREA STATEMENT CHAS MUNICIPAL CORPORATION	VERSION NO: 1.0.43	SQ.MT.
PROJECT DETAIL:	VERSION DATE: 29/04/2019	
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential	
District: BOKARO	Plot SubUse: Bungalow/ Dwelling / Non Apartment	
Authority: CHAS MUNICIPAL CORPORATION	PlotNearbyReligiousStructure: NA	
Inward No: CMC/BP/0219/W17/2019	PlotSubPlot No: 3745	
Application Type: General Proposal	North: Road Width - ROAD	
Project Type: Building Permission	South: CTS No. - CHANDRAWATI DEVI & MANOHAR RAM	
Nature of Development: Revision	East: CTS No. - BALA DASYA	
Revise Case Type: Before 15th Sept 2004	West: CTS No. - KUMARI PRIYANKA	

AREA OF PLOT (Minimum)	(A)	155.85
Deduction for NetPlot Area		
Road Widening Area		11.51
Total		11.51
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot Area)	(A-Deductions)	144.33
Deduction for Balance Plot Area(from Gross Plot Area)		
Road Widening Area		11.51
Common Plot		9.54
Total		21.06
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	134.79
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	144.33
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions)	144.33

PERMISSIBLE COVERAGE CHECK		
Permissible Coverage area (70.00 %)		101.03
Proposed Coverage Area (55.66 %)		80.34
Total Prop. Coverage Area (55.66 %)		80.34
Balance coverage area (14.33 %)		20.69
FAR CHECK		
Perm. FAR Area (1.50)		216.49
Total Perm. FAR area		216.49
Residential FAR		202.50
Proposed FAR Area		202.50
Total Proposed FAR Area		202.50
Consumed FAR (Factor)		1.40
Balance FAR Area		13.99

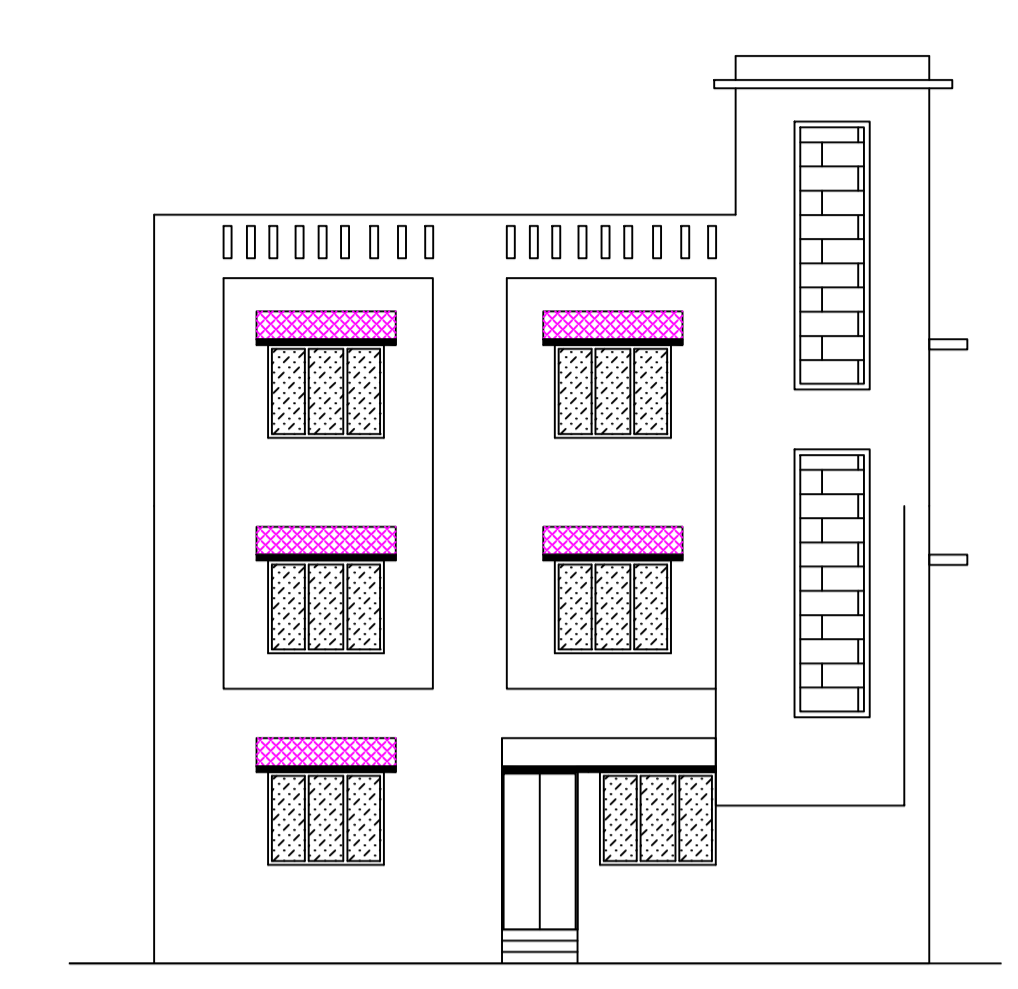
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		202.49
ARCHITECT (Regd)	Suresh Prasad Singh	
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)	MANISH KUMAR	
DEVELOPMENT AUTHORITY	LOCAL BODY	

Building :A (MANISH)					
Floor Name	Total Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.) Resi.	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
Ground Floor	80.34	80.34	80.34	80.34	01
First Floor	80.34	80.34	80.34	80.34	00
Second Floor	41.81	41.81	41.81	41.81	00
Terrace Floor	0.00	0.00	0.00	0.00	00
Total :	202.49	202.49	202.49	202.49	01
Total Number of Same Buildings	1				
Total :	202.49	202.49	202.49	202.49	01

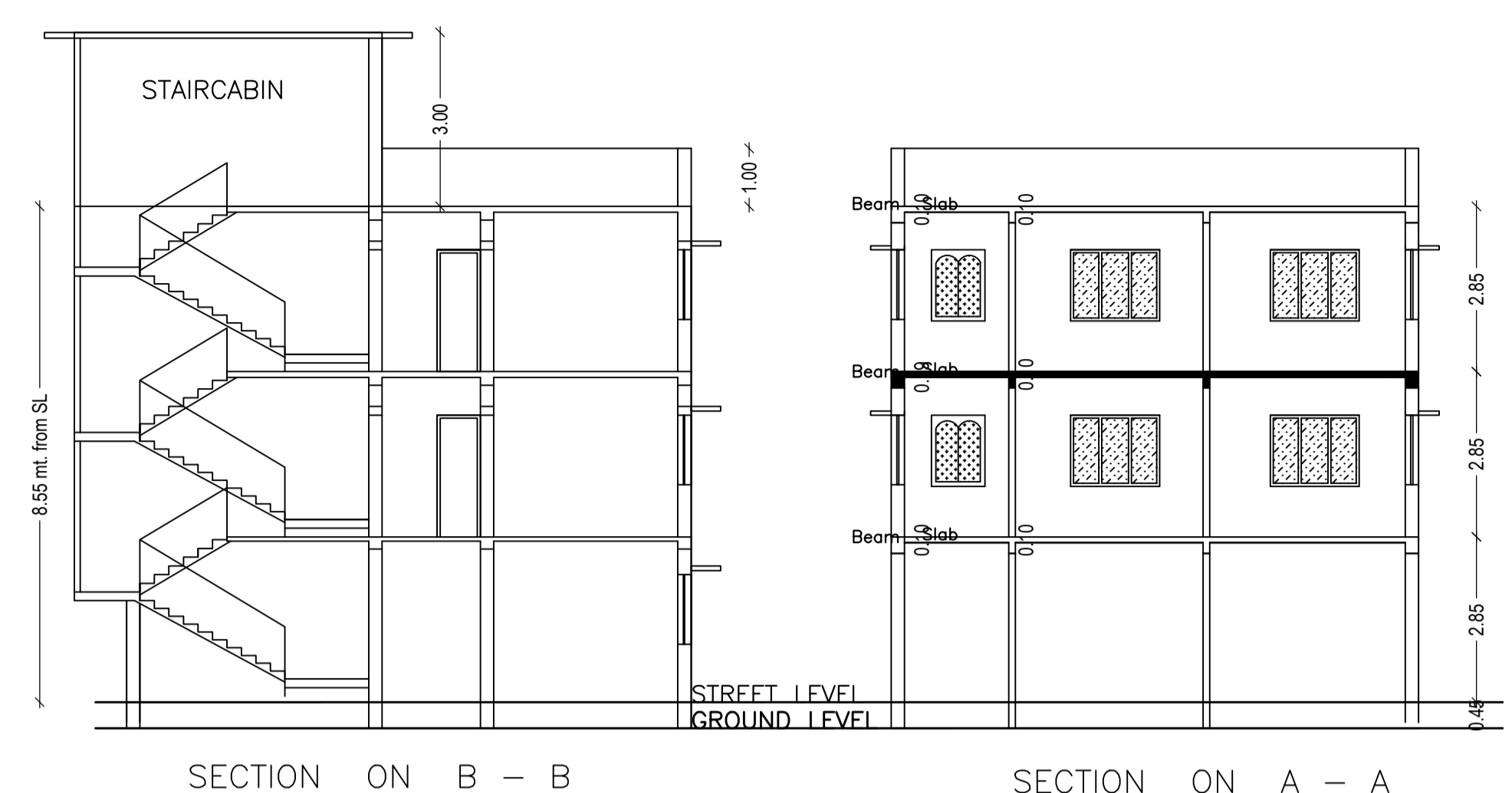
SCHEDULE OF DOOR:				
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (MANISH)	D2	0.75	2.10	04
A (MANISH)	D1	0.89	2.10	03
A (MANISH)	D	1.00	2.10	06
A (MANISH)	ARCH	2.11	2.10	01

SCHEDULE OF WINDOW/VENTILATION:				
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (MANISH)	V	0.68	1.20	02
A (MANISH)	W1	0.94	1.20	02
A (MANISH)	W	1.50	1.20	11

UnitBUA Table for Building :A (MANISH)						
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT A	FLAT	202.50	202.34	5	1
FIRST FLOOR PLAN	SPLIT A	FLAT	0.00	0.00	5	0
SECOND FLOOR PLAN	SPLIT A	FLAT	0.00	0.00	2	0
Total:	-	-	202.50	202.34	12	1

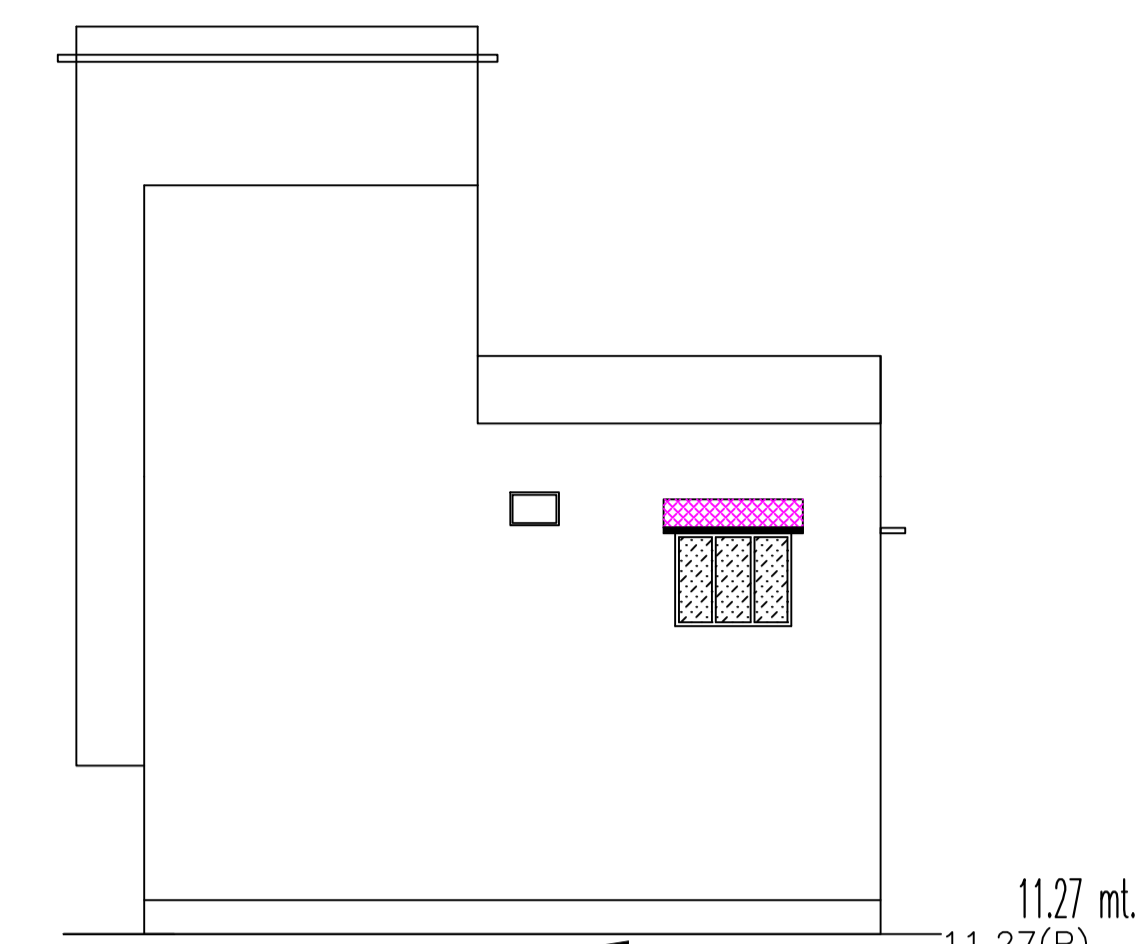


FRONT ELEVATION

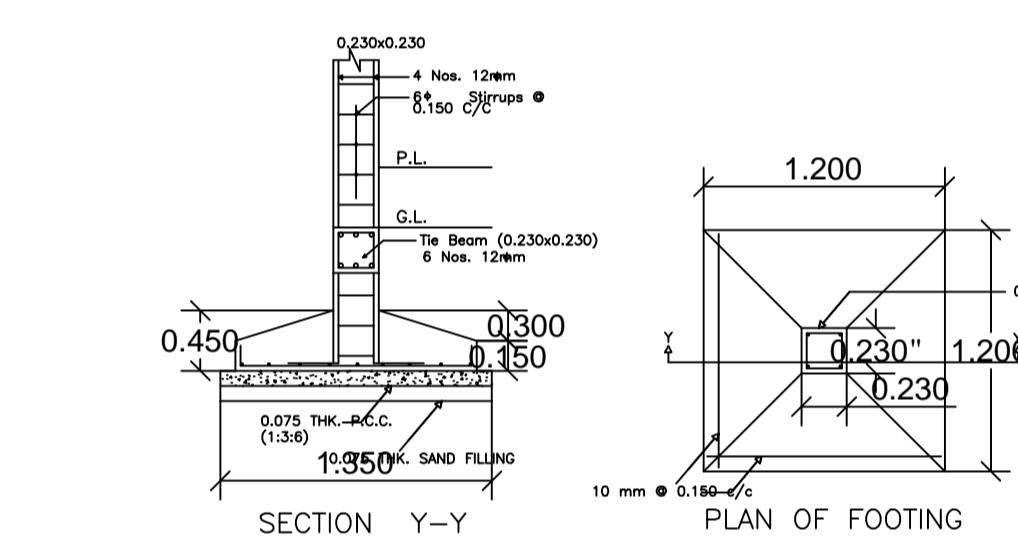


SECTION ON B - B

SECTION ON A - A

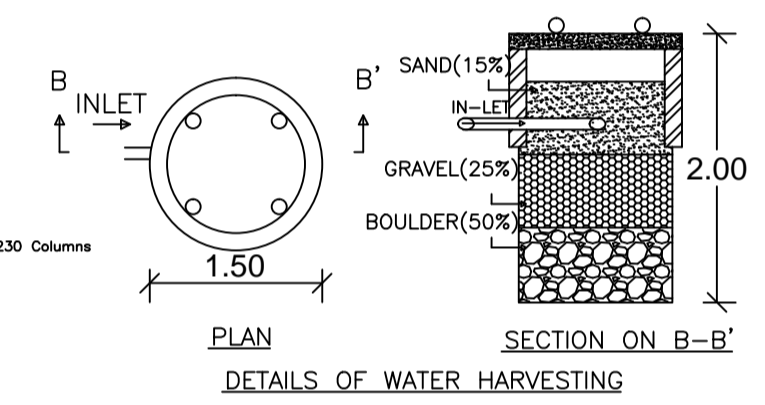


SIDE ELEVATION

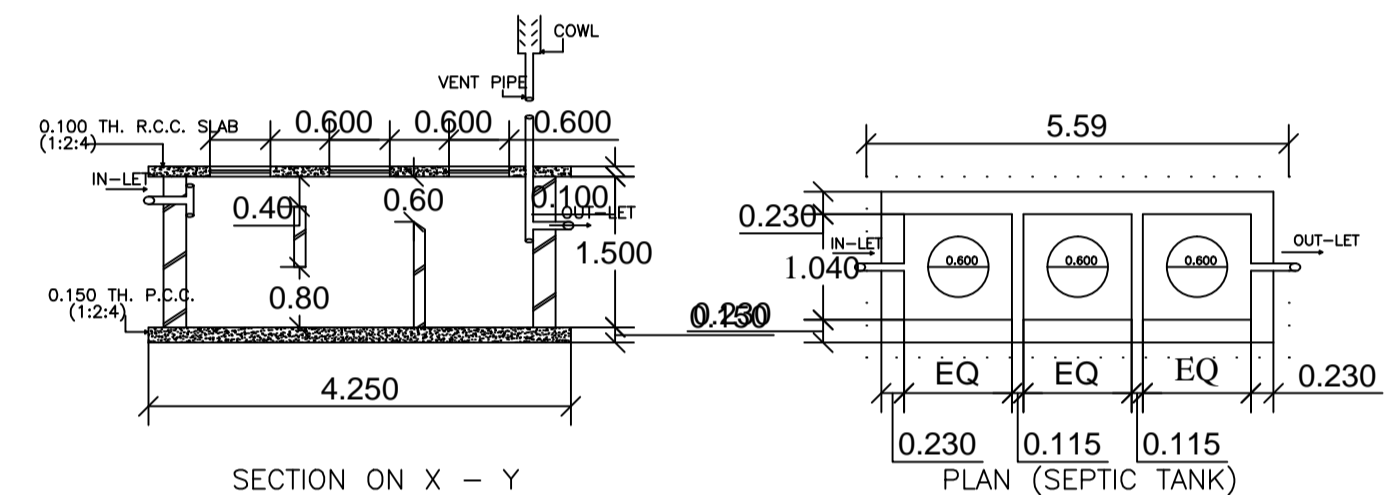


SECTION Y - Y

PLAN OF FOOTING

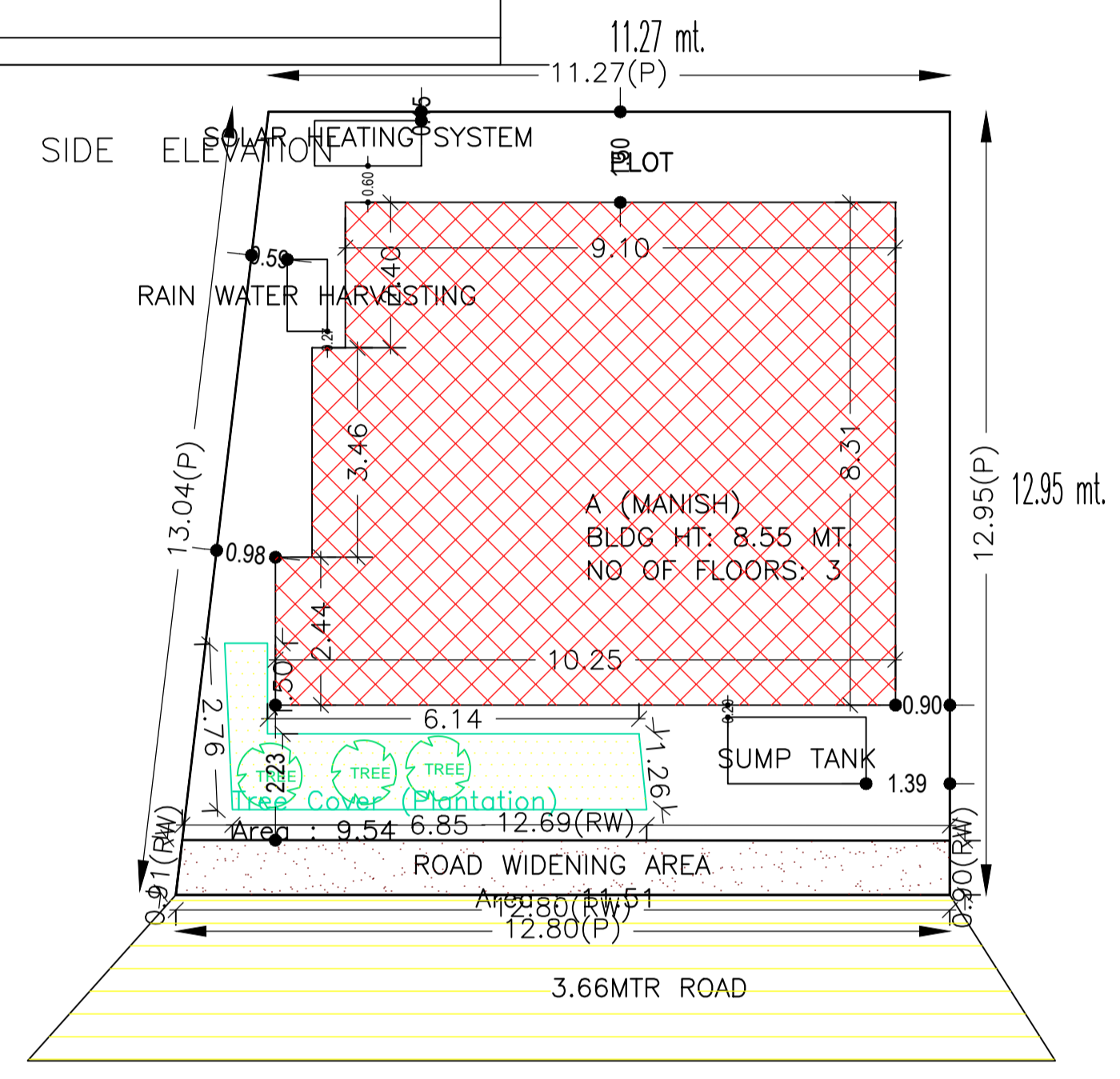


DETAILS OF WATER HARVESTING

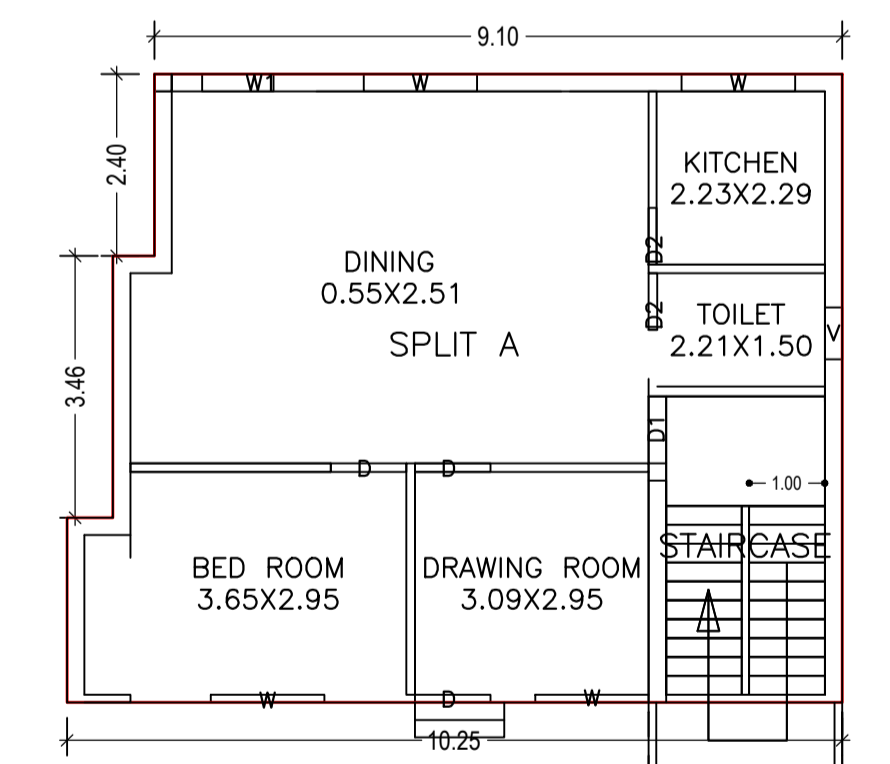


SECTION ON X - Y

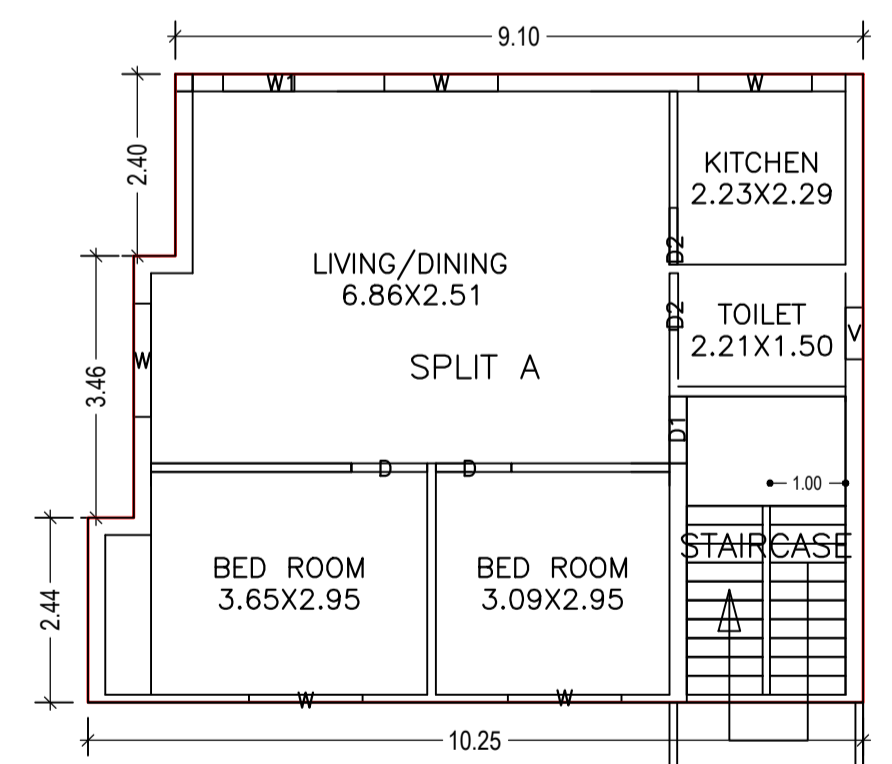
PLAN (SEPTIC TANK)



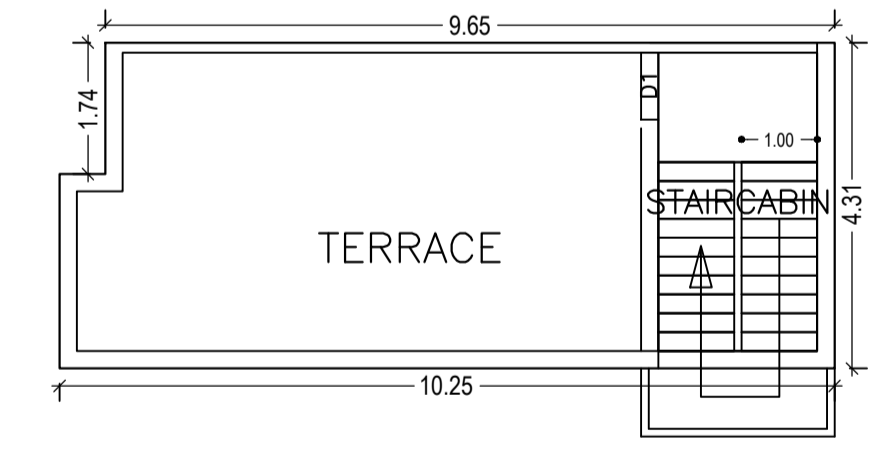
SITE PLAN



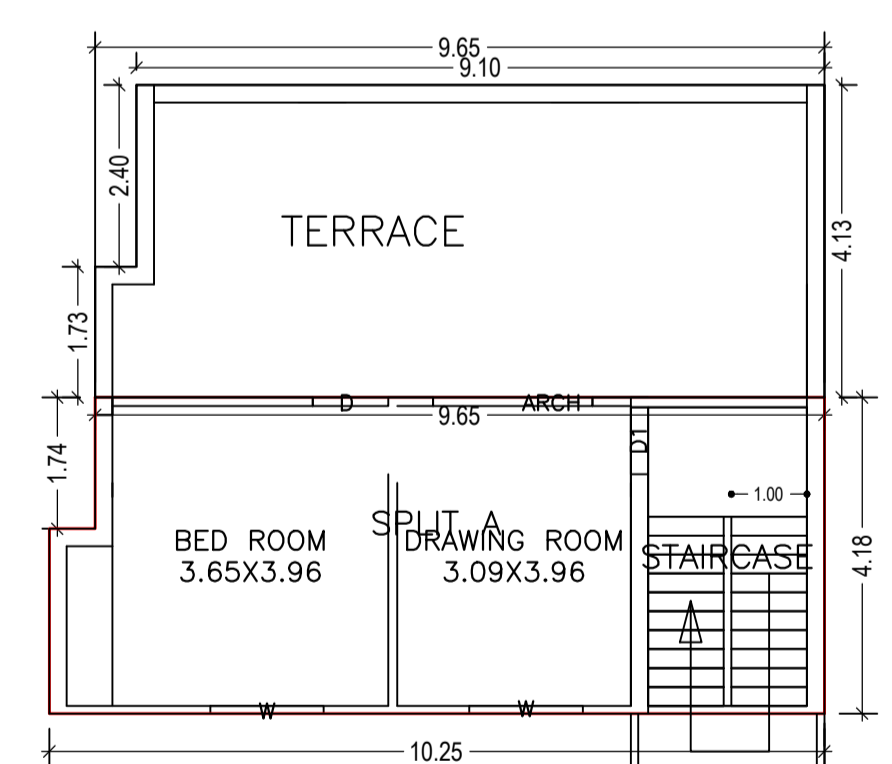
GROUND FLOOR PLAN (Proposed) (SCALE 1:100)



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



TERRACE FLOOR PLAN (SCALE 1:100)



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

FAR & Tenement Details (Table 4c-1)

Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.) Resi.	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)	Building USE/SUBUSE Details			
A (MANISH)	1	202.49	202.49	202.49	202.49	01	Building Name	Building Use	Building SubUse	Building Structure
Grand Total :	1	202.49	202.49	202.49	202.49	01	A (MANISH)	Residential	Bungalow/ Dwelling / Non Apartment	Non-Highrise

Buildingwise Floor FAR Details

Floor Name	Building Name A (MANISH)		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	80.34	80.34	80.34	80.34
First Floor	80.34	80.34	80.34	80.34
Second Floor	41.81	41.81	41.81	41.81
Terrace Floor	0.00	0.00	0.00	0.00
Total :	202.49	202.49	202.49	202.49

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

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
Suresh Prasad Singh CMC/ENG/0002/2017			