

Proposal Basic Information

Proposal File No.	CMC/BP/0158/W24/2020
Owner Name	UMRAVATI DEVI
Khata No	24
Plot No	1026,1028
Village Name	Telidih
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

AREA STATEMENT CHAS MUNICIPAL CORPORATION

VERSION NO.: 1.0.50
VERSION DATE: 16/10/2020

PROJECT DETAIL:

Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential
District: BOKARO	Plot SubUse: Bungalow/ Dwelling / Non Apartment
Authority: CHAS MUNICIPAL CORPORATION	PlotNearby/ReligiousStructure: NA
Inward No: CMC/BP/0158/W24/2020	Plot/SubPlot No: 1026,1028
Application Type: General Proposal	North: Road Width - 5.00 MTR WIDE ROAD
Project Type: Building Permission	South: CTS No. - NIJ LAND
Nature of Development: Addition or Alteration	East: CTS No. - AMIR CHAND SAW AND KANTI DEVI
Location of Development Area: Old Area	West: Road Width - 5.00 MTR WIDE ROAD

AREA DETAILS:

AREA OF PLOT (Minimum)	(A)	SQ.MT.	160.82
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)		160.82
Deduction for Balance Plot Area(from Gross Plot Area)			
Common Plot			13.10
Total			13.10
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)		147.72
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)		160.82
Plot Area for FAR (Net Plot Area + Road/Widening Area)	(A-Deductions)		160.82

COVERAGE CHECK

Permissible Coverage area (70.00 %)	112.57
Proposed Coverage Area (66.40 %)	106.79
Total Prop. Coverage Area (66.4 %)	106.79
Balance coverage area (3.59 %)	5.78

FAR CHECK

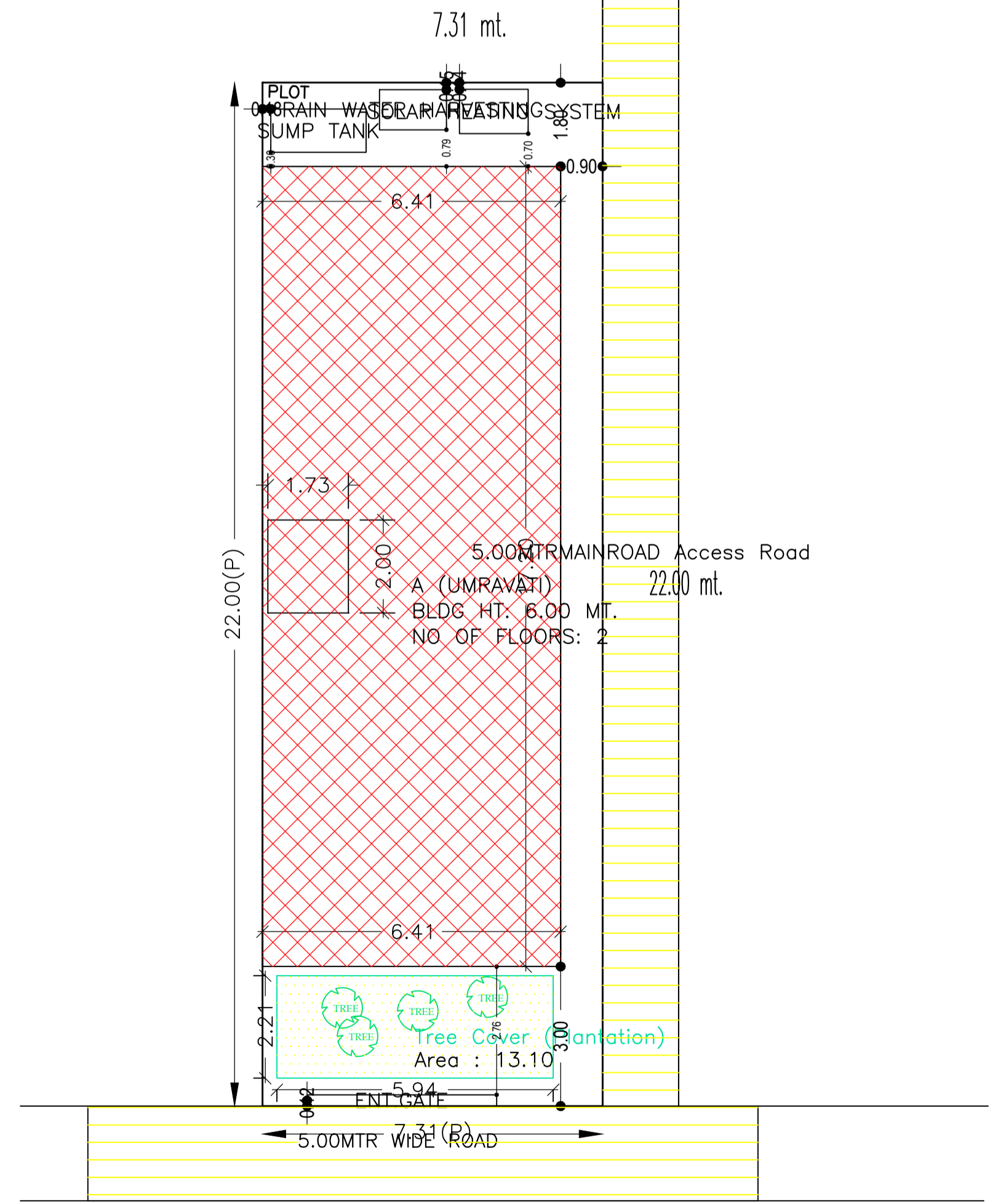
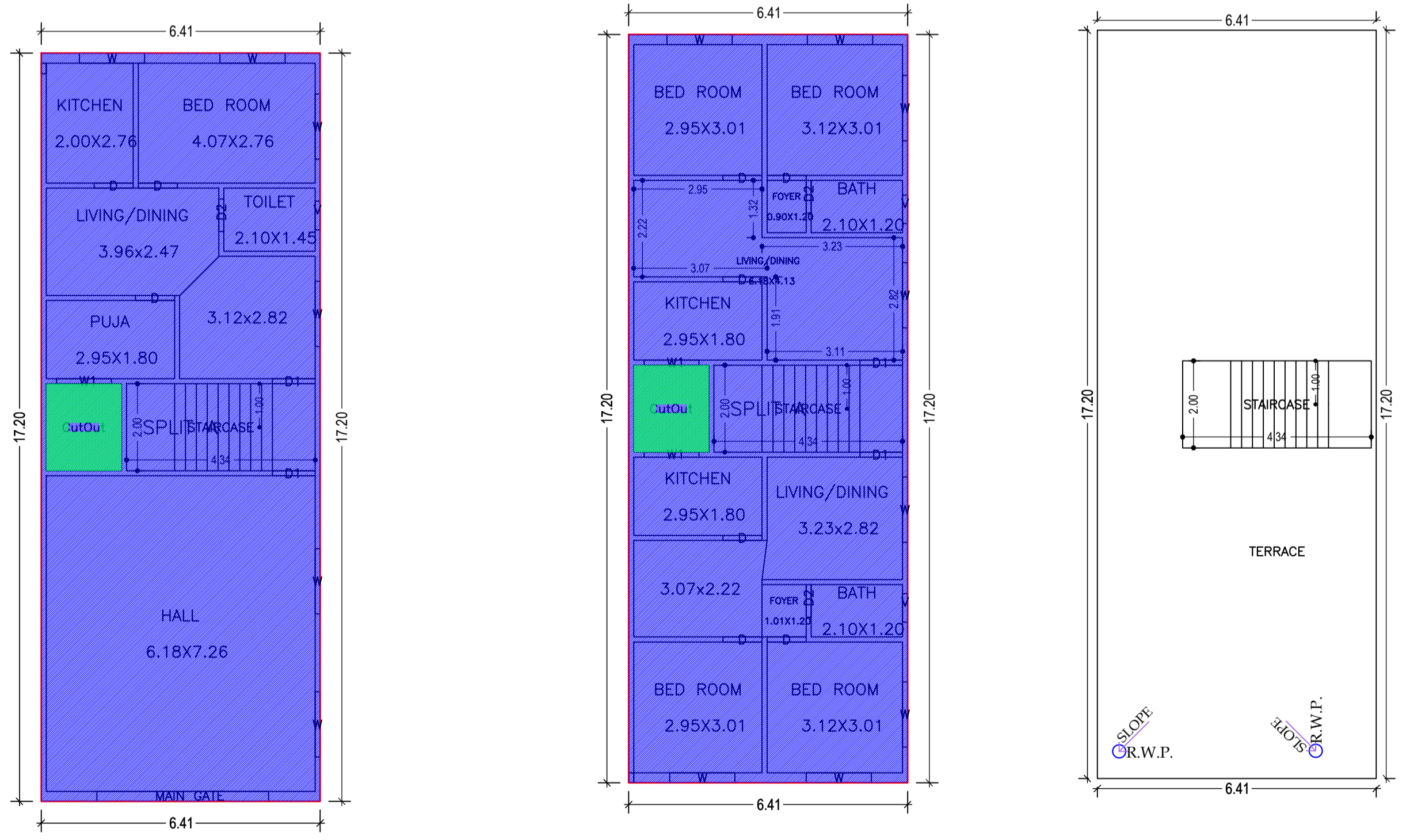
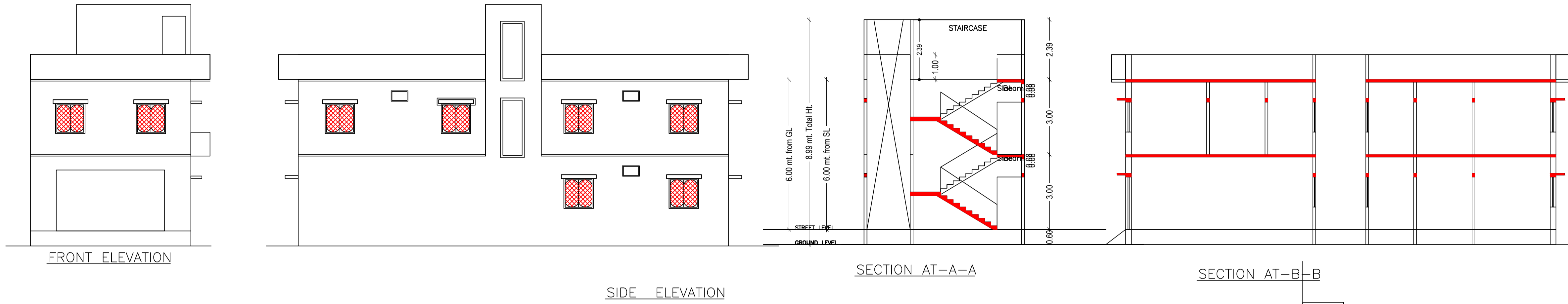
Perm. FAR Area (1.80)	289.48
Total Perm. FAR area	289.48
Residential FAR	213.58
Proposed FAR Area	213.58
Total Proposed FAR Area	213.58
Consumed FAR (Factor)	1.33
Balance FAR Area	75.90

BUILT UP AREA CHECK

Total Proposed BuiltUp Area	213.58
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ARCHITECT (Regd) DINABANDHU RAJAK
ENGINEER (Regd)
SUPERVISOR (Regd)
OWNER (Regd) UMRAVATI DEVI

DEVELOPMENT AUTHORITY LOCAL BODY



FAR & Tenement Details (Table 4c-1)

Building	No. of Same Bldg	Gross Built Up Area (Sq.mt.)	Deductions From Gross BUA/Area in Sq.mt.)	Total Built Up Area (Sq.mt.)	Existing Built Up Area (Sq.mt.)	Proposed Built Up Area (Sq.mt.)	Existing FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed FAR Area (Sq.mt.)	Trmt (No.)
A (UMRAVATI)	1	220.50	6.92	213.58	213.58	0.00	213.58	213.58	213.58	01
Grand Total	1	220.50	6.92	213.58	213.58	0.00	213.58	213.58	213.58	01

Buildingwise Floor FAR Details

Floor Name	Building Name A (UMRAVATI)				Total			
	Proposed Built Up Area (Sq.mt.)	Existing Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Existing FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total Existing Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Existing FAR Area (Sq.mt.)
Ground Floor	0.00	106.79	0.00	106.79	0.00	106.79	0.00	106.79
First Floor	0.00	106.79	0.00	106.79	0.00	106.79	0.00	106.79
Terrace	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total	0.00	213.58	0.00	213.58	0.00	213.58	0.00	213.58

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
A (UMRAVATI)	Residential	Bungalow/ Dwelling / Non Apartment	Non-Highrise

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (UMRAVATI)	D2	0.75	2.10	03
A (UMRAVATI)	D	0.90	2.10	09
A (UMRAVATI)	D1	0.98	2.10	04
A (UMRAVATI)	MAIN GATE	3.95	2.10	01

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (UMRAVATI)	V	0.66	1.20	03
A (UMRAVATI)	W1	1.26	1.20	03
A (UMRAVATI)	W	1.50	1.20	14

UnitBUA Table for Building :A (UMRAVATI)

FLOOR	Name	UnitBUA Type	Entity Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT A	FLAT	Existing	213.58	213.53	6	1
FIRST FLOOR PLAN	SPLIT A	FLAT	Existing	0.00	0.00	12	0
Total:	-	-	-	213.58	213.53	18	1

Building :A (UMRAVATI)

Floor Name	Total Built Up Area (Sq.mt.)	Existing Built Up Area (Sq.mt.)	Proposed Built Up Area (Sq.mt.)	Existing FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Trmt (No.)
Ground Floor	106.79	106.79	0.00	106.79	106.79	106.79	01
First Floor	106.79	106.79	0.00	106.79	106.79	106.79	00
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	00
Total:	213.58	213.58	0.00	213.58	213.58	213.58	01
Total Number of Same Buildings	1						
Total:	213.58	213.58	0.00	213.58	213.58	213.58	01

COLOR INDEX

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

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
DINABANDHU RAJAK CMC/ENG/0001/2020			