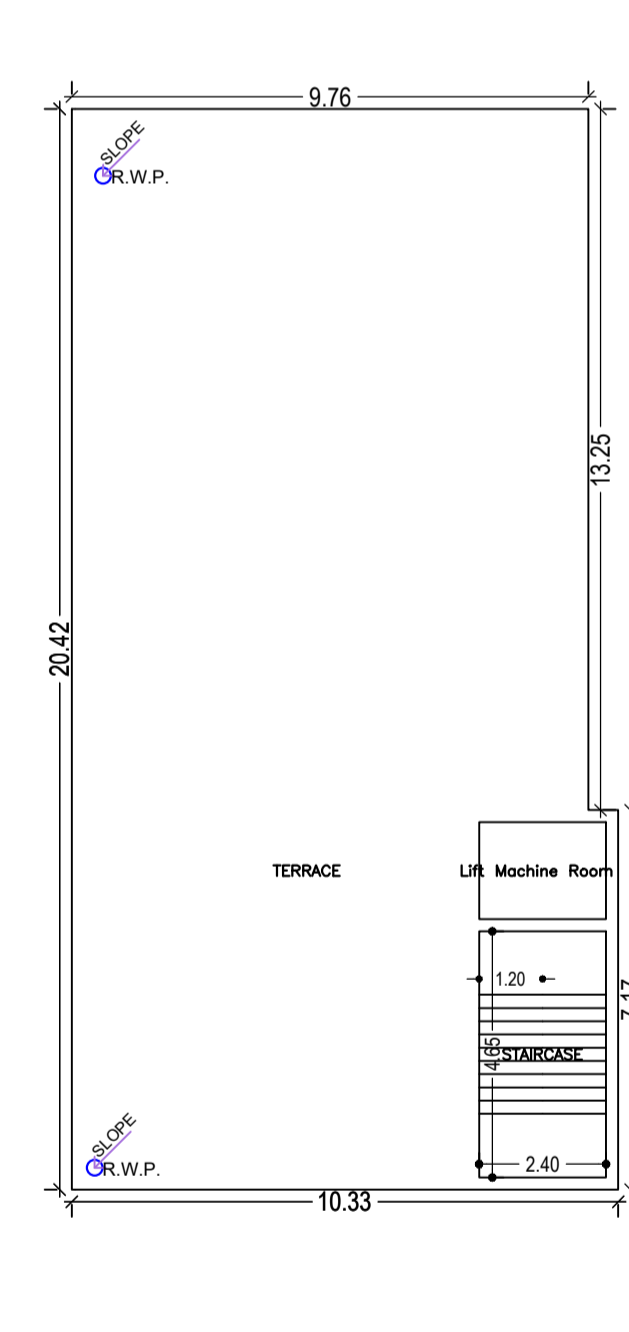
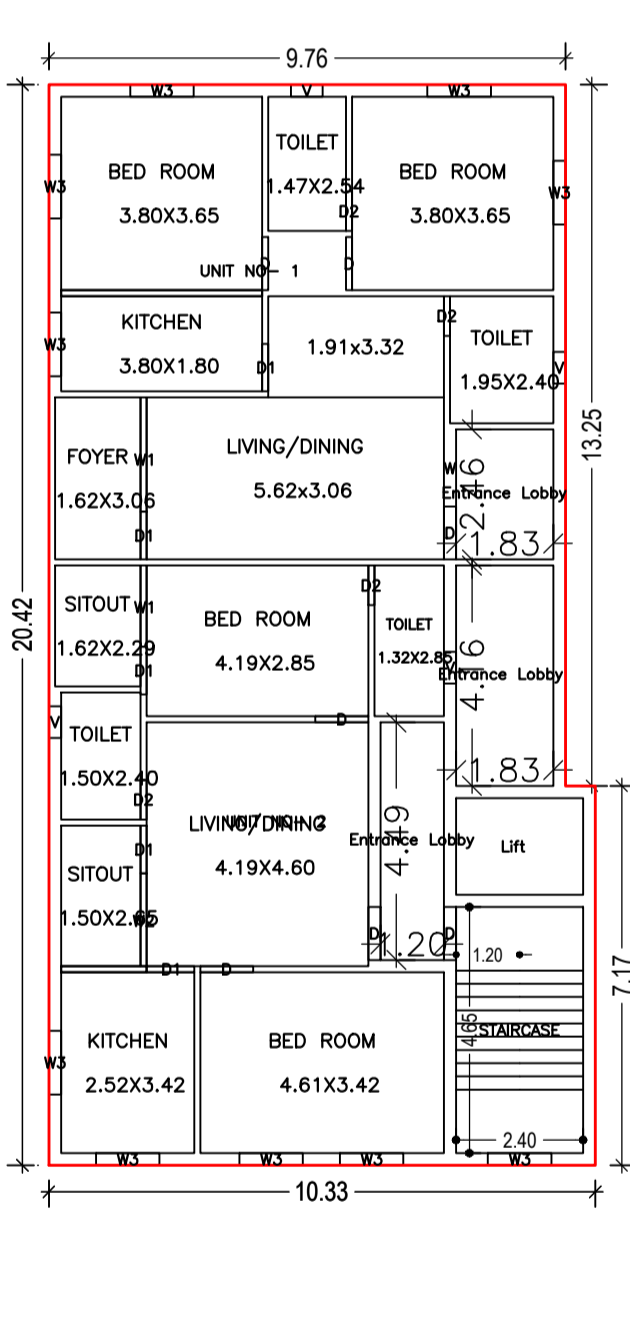
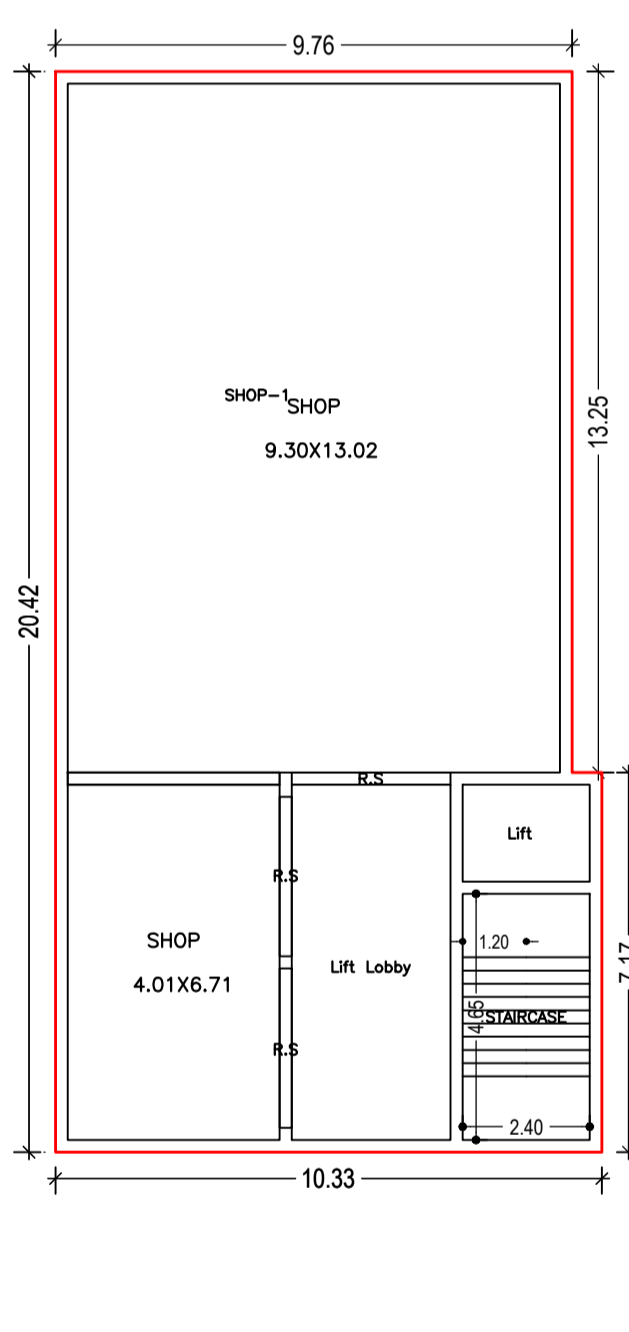
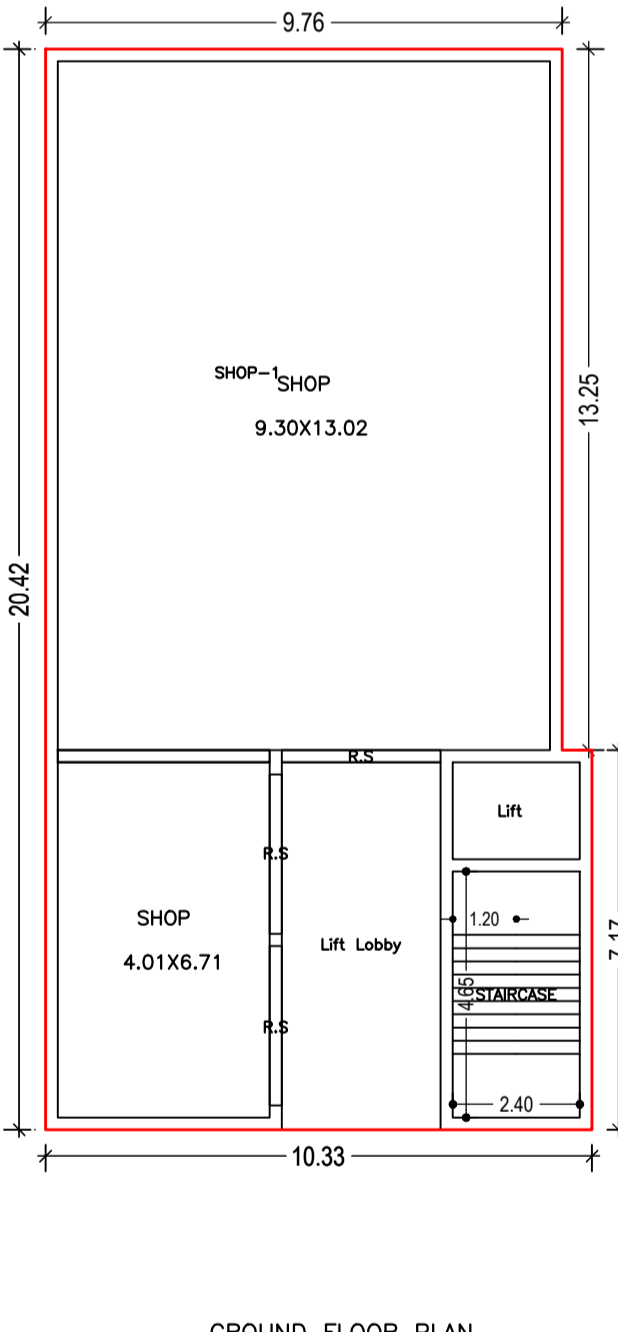
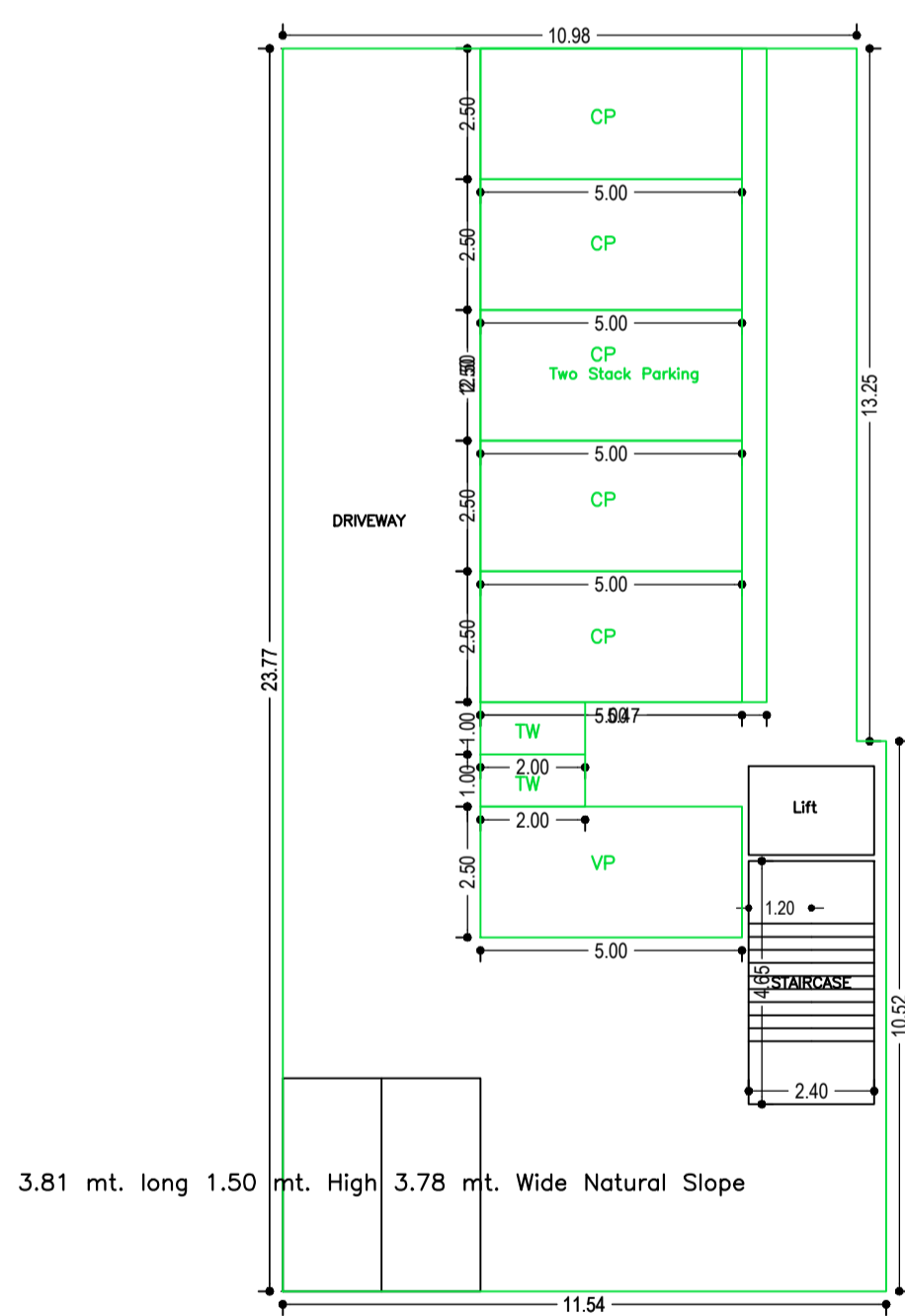
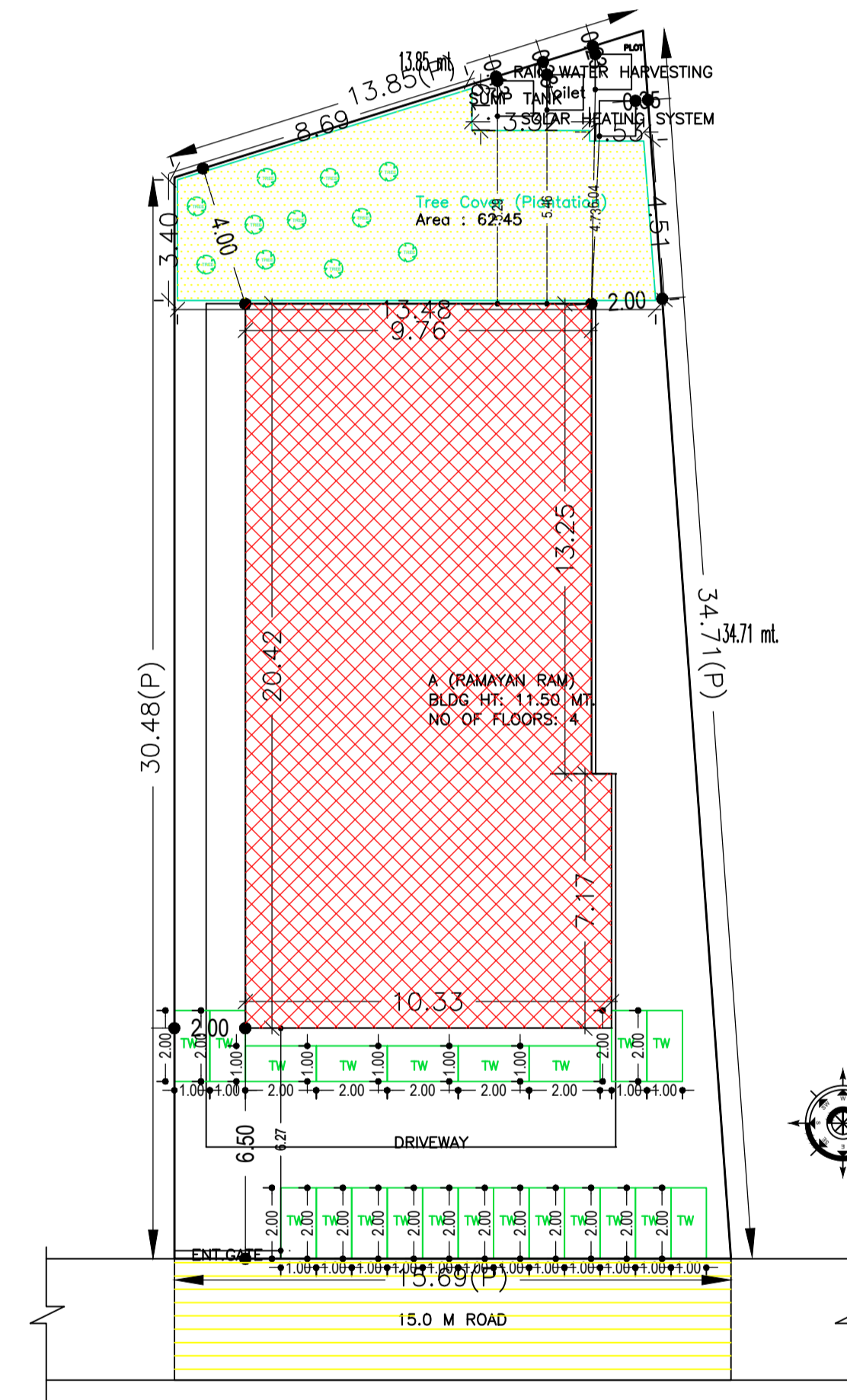
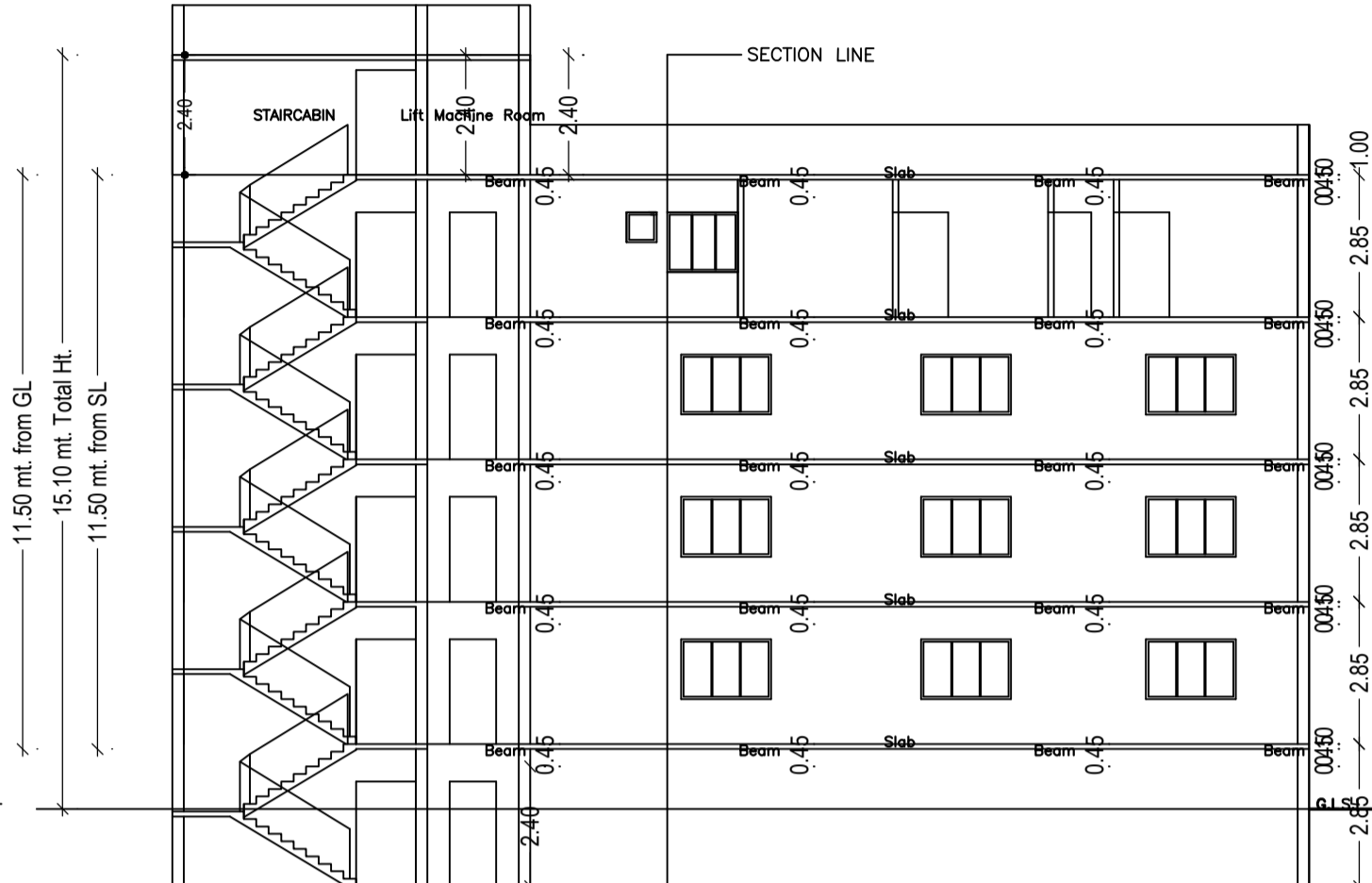
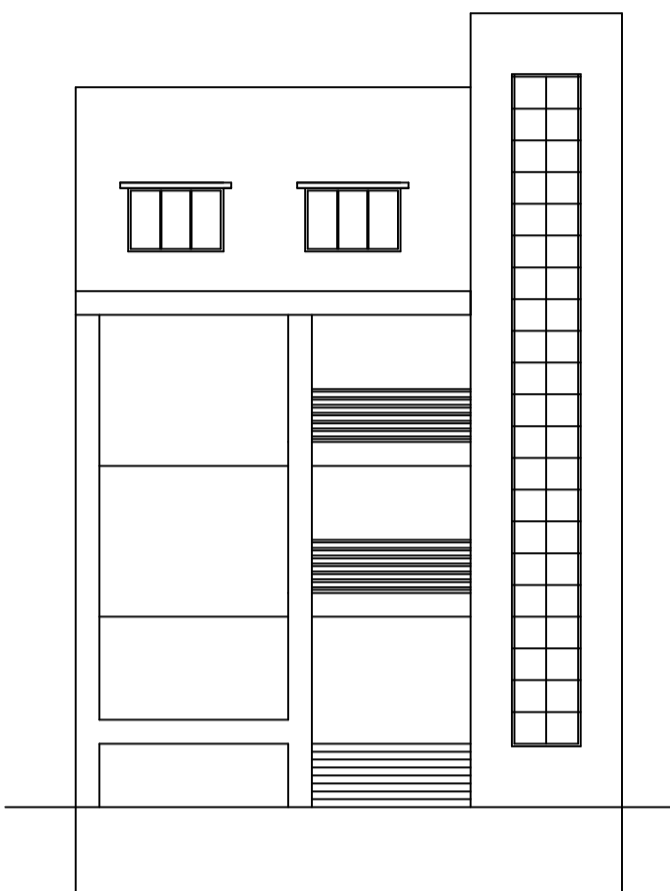
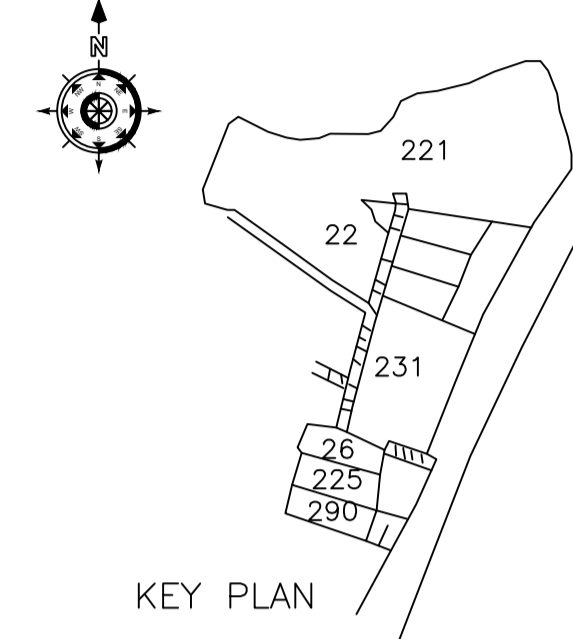


Proposal Basic Information

Proposal File No.	CMC/BP/0122/W07/2021
Owner Name	RAMAYAN RAM
Khata No	111,126
Plot No	223,231
Village Name	Bhawanipur
Use	Mixed
SubUse	Resi+Comm

AREA STATEMENT CHAS MUNICIPAL CORPORATION	VERSION NO: 1.0.55	SQ. MT.
PROJECT DETAIL:	VERSION DATE: 16/10/2020	
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Mixed	
District: BOKARO	Plot SubUse: Resi+Comm	
Authority: CHAS MUNICIPAL CORPORATION	PlotNearbyReligiousStructure: NA	
Inward No: CMC/BP/0122/W07/2021	PlotSubPlot No: 223,231	
Application Type: General Proposal	North: Plot No. - MAINA DEVI	
Project Type: Building Permission	South: Plot No. - 223,231	
Nature of Development: New	East: Road Width - NH 32	
Location of Development Area: Old Area	West: Plot No. - 221	
AREA DETAILS:		
AREA OF PLOT (Minimum)	(A)	472.99
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	472.99
Deduction for Balance Plot Area(from Gross Plot Area)		
Common Plot		62.45
Total		62.45
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	410.54
PLOT AREA FOR COVERAGE(Net Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions)	472.99
Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions)	472.99
COVERAGE CHECK		
Permissible Coverage area (60.00 %)		283.79
Proposed Coverage Area (42.99 %)		203.34
Total Prop. Coverage Area (42.99 %)		203.34
Balance coverage area (17.01 %)		80.45
FAR CHECK		
Perm. FAR Area ( 2.50 )		1182.47
Total Perm. FAR area		1182.47
Residential FAR		181.41
Commercial FAR		560.97
Proposed FAR Area		753.54
Total Proposed FAR Area		753.54
Consumed FAR (Factor)		1.50
Balance FAR Area		428.93
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		1080.21
ARCHITECT (Regd)	Suresh Prasad Singh	
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)	RAMAYAN RAM	
DEVELOPMENT AUTHORITY	LOCAL BODY	



SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RAMAYAN RAM)	D2	0.75	2.10	04
A (RAMAYAN RAM)	D1	0.90	2.10	05
A (RAMAYAN RAM)	D	1.00	2.10	06
A (RAMAYAN RAM)	R.S	3.00	2.10	03
A (RAMAYAN RAM)	R.S	3.01	2.10	06

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RAMAYAN RAM)	V	0.60	1.20	04
A (RAMAYAN RAM)	W3	1.20	1.20	10
A (RAMAYAN RAM)	W1	1.54	1.20	01
A (RAMAYAN RAM)	W2	1.75	1.20	01
A (RAMAYAN RAM)	W1	2.16	1.20	01

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
A (RAMAYAN RAM)	Residential	Residential Bldg/Apartment	Non-Highrise

FAR & Tenement Details (Table 4c-1)

Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)				Proposed FAR Area (Sq.mt.)		Add Area In FAR (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Trntm (No.)
			Lift	Lift Lobby	Accessory Use	Parking	Resi.	Commercial				
A (RAMAYAN RAM)	1	1080.21	17.25	40.26	17.54	236.21	181.41	560.97	11.16	753.55	753.55	05
Grand Total	1	1080.21	17.25	40.26	17.54	236.21	181.41	560.97	11.16	753.55	753.55	05

Required Parking (Table 7a) (SCALE 1:100)

Building Name	Type	SubUse	Area (Sq.mt.)	Units	Car		Visitors Car		TwoWheeler		
					Reqd./Unit	Prop.	Reqd./Unit	Prop.	Reqd./Unit	Prop.	
A (RAMAYAN RAM)	Commercial	Shop	>0	50	502.28	1	7	-	-	-	-
			>0	50	502.28	-	-	-	-	-	-
	Residential	Residential Bldg/Apartment	>0	1	2.00	1.00	2	-	-	1	21
			>0	1	2.00	-	-	-	-	-	2
Total:			-	-	-	9	10	-	1	23	

Parking Check (Table 7b)

Vehicle Type	No.	Reqd.		Prop.	
		Area	No.	Area	No.
Car	-	-	5	62.50	-
Two Stack Car	-	-	5	62.50	-
Total Car	9	112.50	10	125.00	-
Visitor's Car Parking	-	-	1	12.50	-
Total Visitor Parking	1	12.50	1	12.50	-
TwoWheeler	-	-	23	46.00	-
Total TwoWheeler	23	46.00	23	46.00	-
Other Parking	-	-	-	157.21	-
Total	-	171.00	-	386.71	-

Buildingwise Floor FAR Details

Floor Name	Building Name		Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
	A (RAMAYAN RAM)	Total		
Basement Floor	266.85	11.16	266.85	11.16
Ground Floor	203.34	203.34	203.34	203.34
First Floor	203.34	178.82	203.34	178.82
Second Floor	203.34	178.82	203.34	178.82
Third Floor	203.34	181.41	203.34	181.41
Terrace Floor	0.00	0.00	0.00	0.00
Total	1080.21	753.55	1080.21	753.55

Building :A (RAMAYAN RAM)

Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)				Proposed FAR Area (Sq.mt.)		Add Area In FAR (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Trntm (No.)
		Lift	Lift Lobby	Accessory Use	Parking	Resi.	Commercial				
Basement Floor	266.85	4.08	0.00	0.00	236.21	0.00	0.00	11.16	11.16	00	
Ground Floor	203.34	0.00	0.00	0.00	0.00	203.34	0.00	203.34	203.34	01	
First Floor	203.34	4.39	20.13	0.00	0.00	0.00	178.82	0.00	178.82	01	
Second Floor	203.34	4.39	20.13	0.00	0.00	0.00	178.82	0.00	178.82	01	
Third Floor	203.34	4.39	0.00	17.54	0.00	181.41	0.00	0.00	181.41	02	
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00	
Total	1080.21	17.25	40.26	17.54	236.21	181.41	560.97	11.16	753.55	05	

COLOR INDEX

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

UnitBUA Table for Building :A (RAMAYAN RAM)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SHOP-1	SHOP	148.87	147.95	2	1
	UNIT NO-1	FLAT	81.62	81.19	7	7
THIRD FLOOR PLAN	UNIT NO-2	FLAT	75.63	75.44	8	2
	TYPICAL - 1 & 2 FLOOR PLAN	SHOP-1	148.87	147.95	2	2
Total:	-	-	603.86	600.48	21	5

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