



Proposal Basic Information

Proposal File No.	CMC/BP/0205/W32/2022
Owner Name	RAJAN KUMAR SINGH AND SIRISH KUMAR SINGH
Khata No	731
Plot No	7601
Village Name	Chas
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

AREA STATEMENT CHAS MUNICIPAL CORPORATION

VERSION NO.	1.0.62		
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/0205/W32/2022	Plot/SubPlot No: 7601		
Application Type: General Proposal	North: Plot No - MANOJ SRIVASTAVA AND SANJAY SRIVASTAVA		
Project Type: Building Permission	South: Road Width - 6.10 M ROAD		
Nature of Development: New	East: Plot No - GURIYA DEVI		
Location of Development Area: Old Area	West: Plot No - SAMARPAN APARTMENT PHASE 2		
AREA DETAILS:			
AREA OF PLOT (Minimum)	(A)	SQ.MT.	242.75
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)		242.75
Deduction for Balance Plot Area(from Gross Plot Area)			
Common Plot		31.87	
Total		31.87	
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)		210.89
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)		242.75
Plot Area for FAR (Net Plot Area + Road/Widening Area)	(A-Deductions)		242.75
COVERAGE CHECK			
Permissible Coverage area (60.00 %)			145.65
Proposed Coverage Area (58.26 %)			141.42
Total Prop. Coverage Area (58.26 %)			141.42
Balance coverage area (1.74 %)			4.23
FAR CHECK			
Perm. FAR Area (2.50)			606.88
Total Perm. FAR area			606.88
Residential FAR			287.14
Proposed FAR Area			287.14
Total Proposed FAR Area			287.14
Consumed FAR (Factor)			1.18
Balance FAR Area			319.74
BUILT UP AREA CHECK			
Total Proposed BuiltUp Area			287.14
ARCHITECT (Regd)			Trilochan Kumar Trivedi
ENGINEER (Regd)			
SUPERVISOR (Regd)			
OWNER (Regd)			RAJAN KUMAR SINGH AND SIRISH KUMAR SINGH
DEVELOPMENT AUTHORITY			LOCAL BODY

Building :A (R K SINGH)

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	141.42	141.42	141.42	141.42	01
First Floor	145.72	145.72	145.72	145.72	00
Terrace Floor	0.00	0.00	0.00	0.00	00
Total :	287.14	287.14	287.14	287.14	01

UnitBUA Table for Building :A (R K SINGH)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT 1	FLAT	287.14	287.04	14	1
FIRST FLOOR PLAN	SPLIT 1	FLAT	0.00	0.00	14	0
Total:	-	-	287.14	287.04	28	1

Buildingwise Floor FAR Details

Floor Name	Building Name A (R K SINGH)		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	141.42	141.42	141.42	141.42
First Floor	145.72	145.72	145.72	145.72
Terrace Floor	0.00	0.00	0.00	0.00
Total :	287.14	287.14	287.14	287.14

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.)
A (R K SINGH)	1	287.14	287.14	287.14	287.14	01
Grand Total :	1	287.14	287.14	287.14	287.14	01

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (R K SINGH)	D2	0.75	2.10	09
A (R K SINGH)	D1	0.90	2.10	03
A (R K SINGH)	D3	1.00	2.10	13

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (R K SINGH)	V1	0.60	1.20	08
A (R K SINGH)	W1	1.20	1.20	18
A (R K SINGH)	W	1.80	1.20	03

COLOR INDEX

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

LTP NAME AND SIGNATURE

STRUCTURAL ENG'S NAME AND SIGNATURE

BUILDER NAME AND SIGNATURE

DIGITAL SIGNATURE