

Proposal Basic Information

Proposal File No.	CMC/BP/0210/W07/2022
Owner Name	DHARMENDRA KUMAR
Khata No	449,314
Plot No	1098,1104
Village Name	Chas
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

AREA STATEMENT CHAS MUNICIPAL CORPORATION

VERSION NO.: 1.0.64
VERSION DATE: 16/10/2020

Region: JHARKHAND URBAN	Plot Use: Residential
Local Bodies: BOKARO	Plot SubUse: Bungalow/ Dwelling / Non Apartment
Authority: CHAS MUNICIPAL CORPORATION	PlotNearbyReligiousStructure: NA
Inward No: CMC/BP/0210/W07/2022	Plot/SubPlot No: 1098,1104
Application Type: General Proposal	North: Plot No. - 1105,1098
Project Type: Building Permission	South: Plot No. - SUNITA KUMARI
Nature of Development: New	East: Road Width - 6.1
Location of Development Area: Old Area	West: Plot No. - 1098

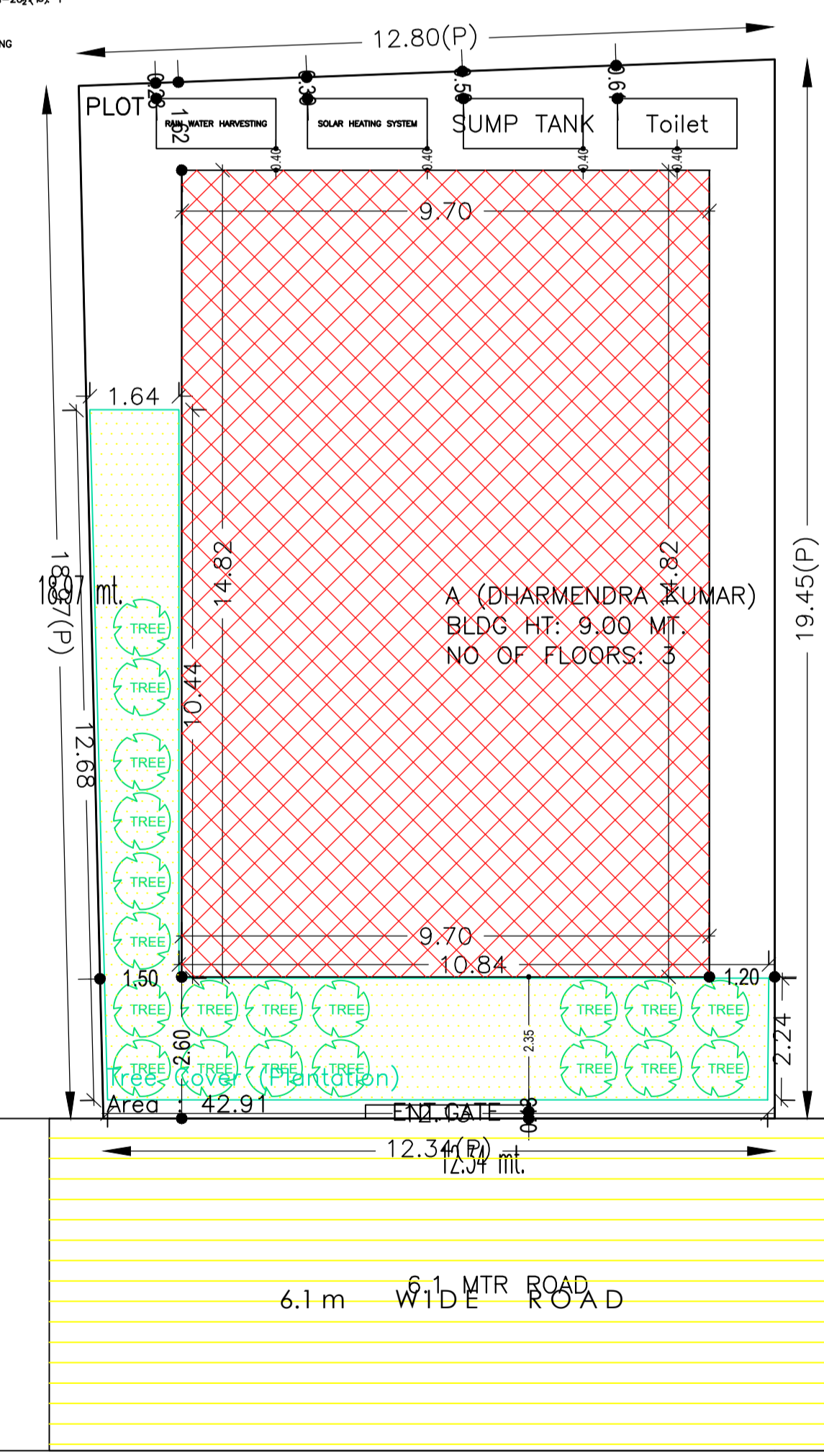
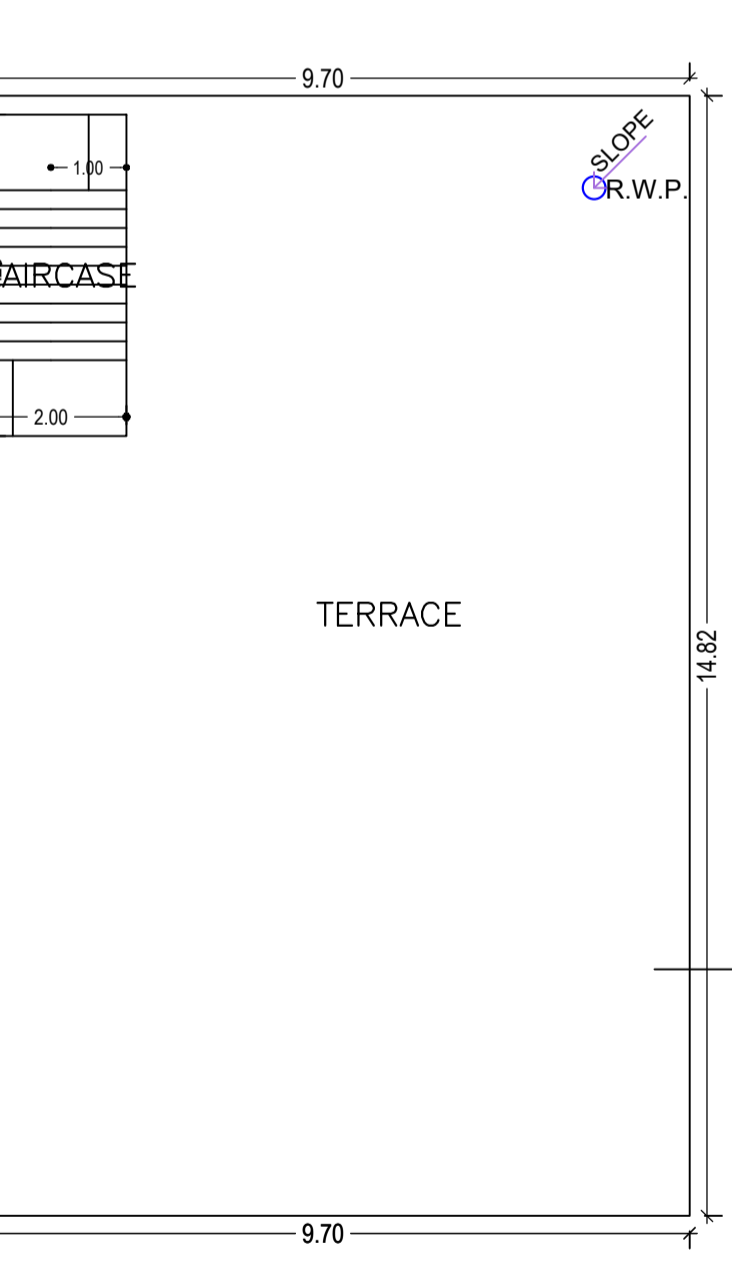
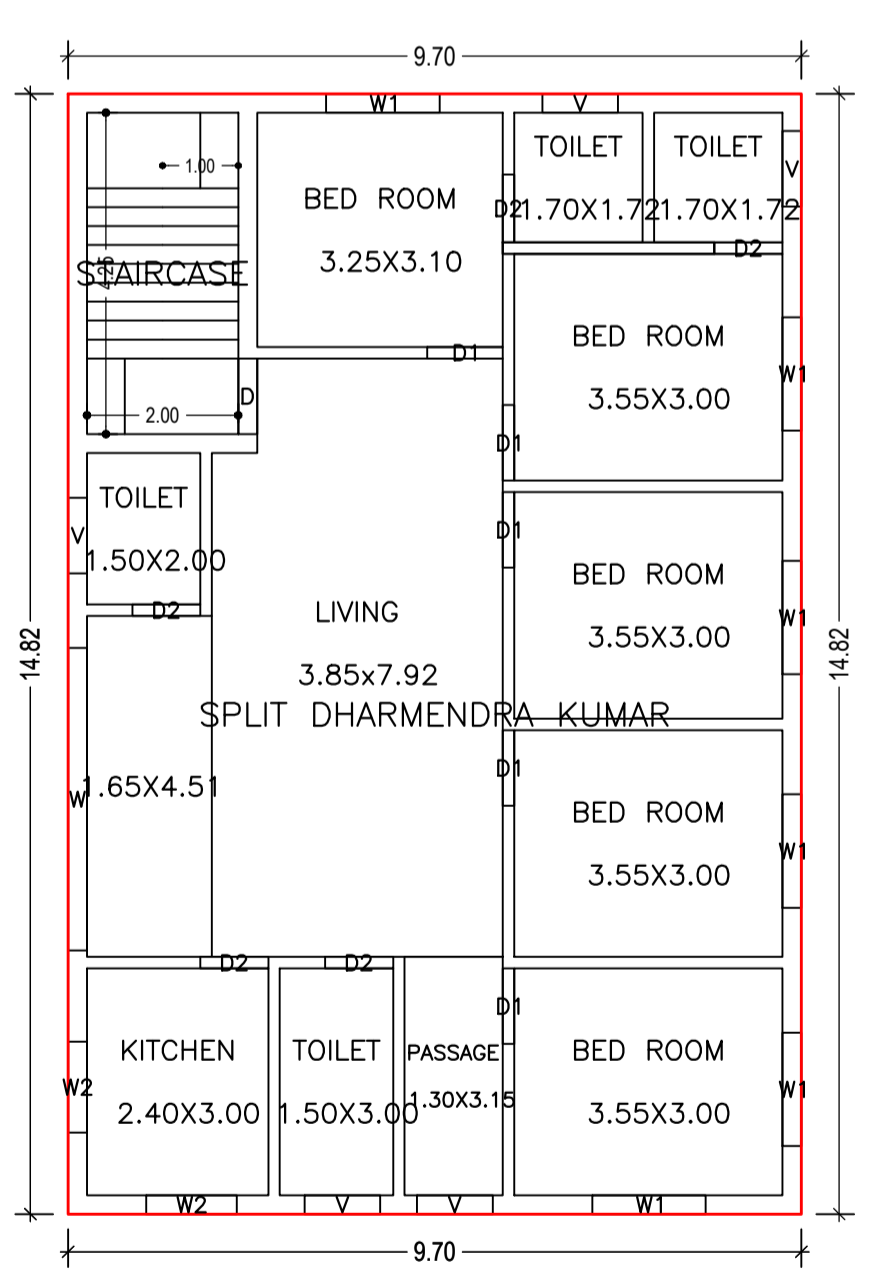
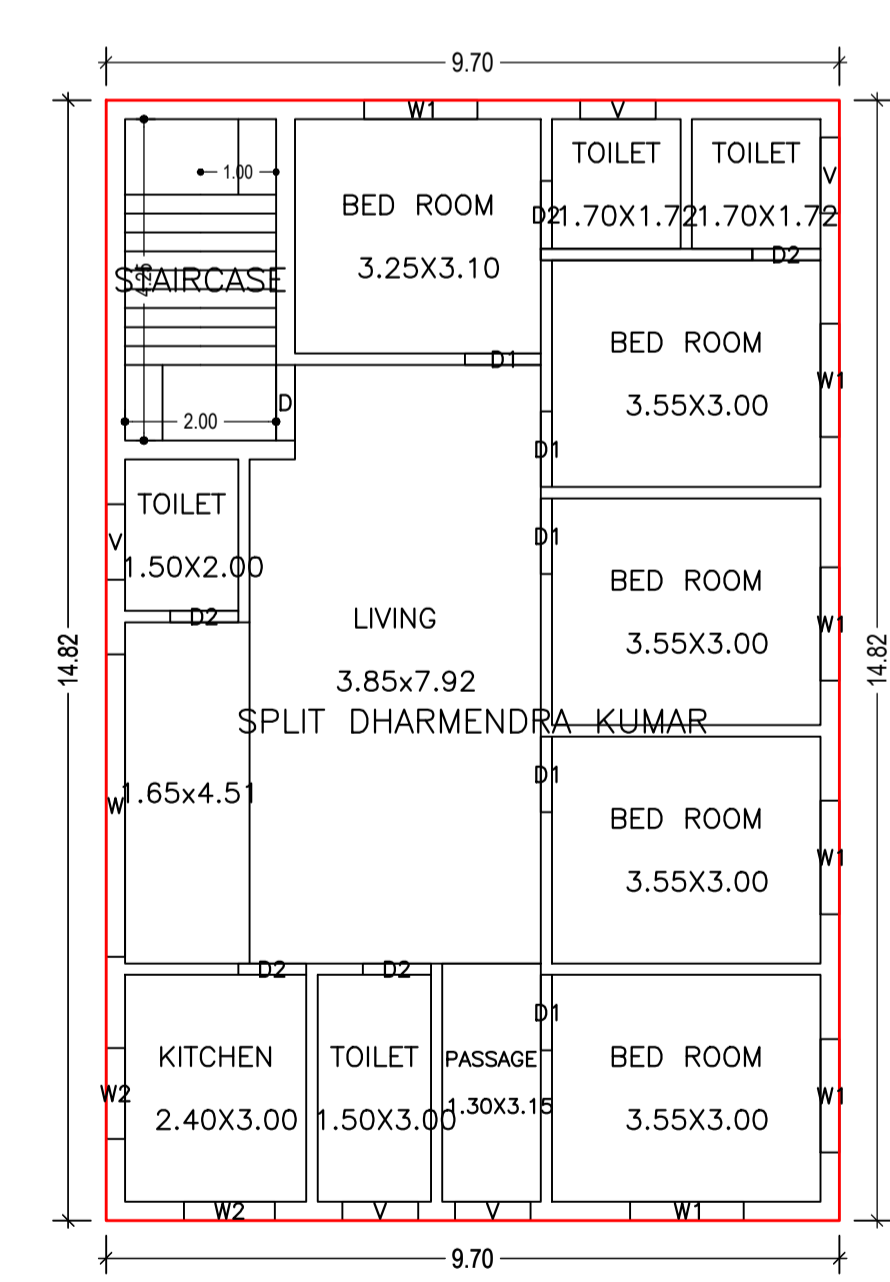
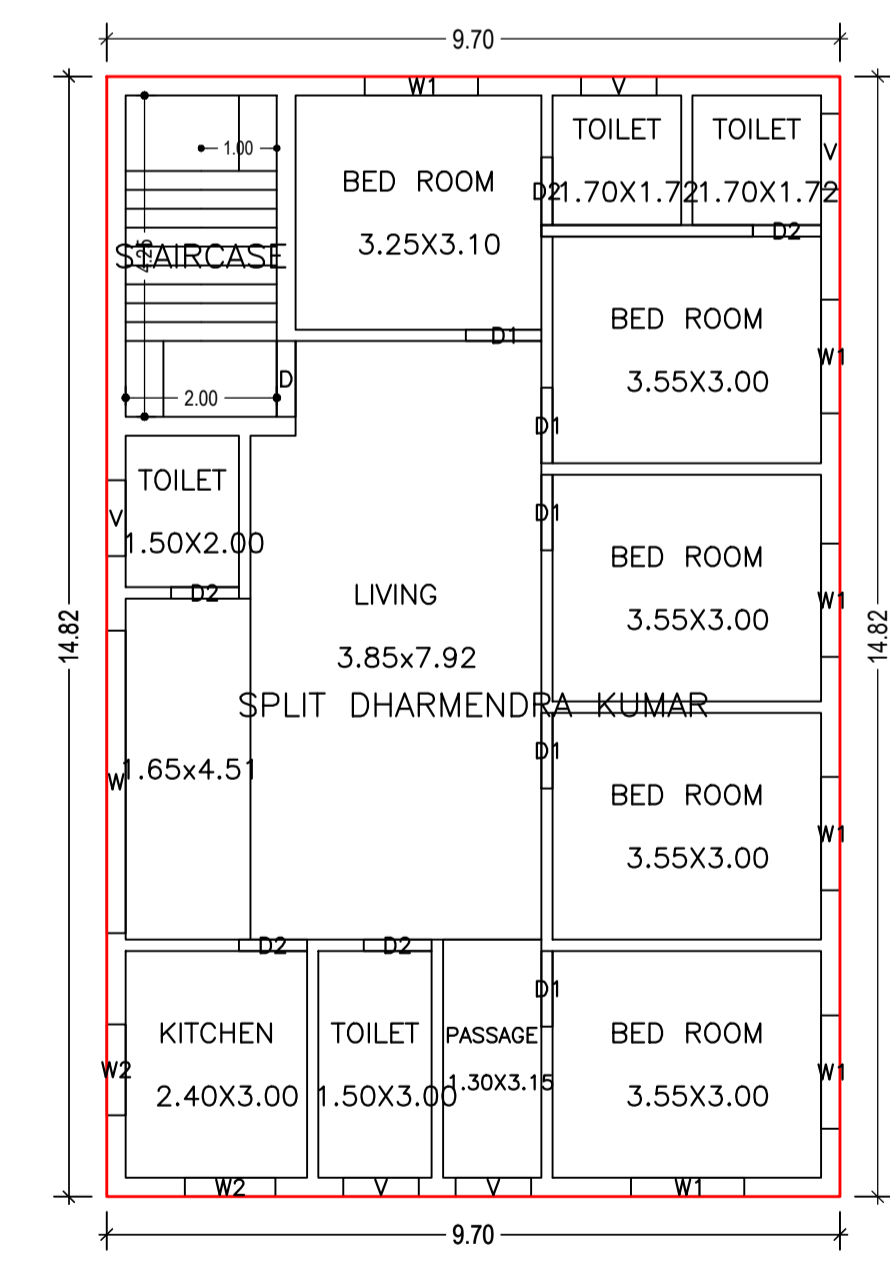
AREA OF PLOT (Minimum)	(A)	SQ.MT.	241.40
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)		241.40
Deduction for Balance Plot Area(from Gross Plot Area)			
Common Plot			42.91
Total			42.91
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)		198.48
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)		241.40
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions)		241.40

PERMISSIBLE COVERAGE CHECK		
Permissible Coverage area (60.00 %)		144.84
Proposed Coverage Area (59.53 %)		143.71
Total Prop. Coverage Area (59.53 %)		143.71
Balance coverage area (0.47 %)		1.13

FAR CHECK		
Perm. FAR Area (2.50)		603.50
Total Perm. FAR area		603.50
Residential FAR		431.12
Proposed FAR Area		431.12
Total Proposed FAR Area		431.12
Consumed FAR (Factor)		1.79
Balance FAR Area		172.38

BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		431.13

ARCHITECT (Regd)	Manish Agarwal
ENGINEER (Regd)	
SUPERVISOR (Regd)	DHARMENDRA KUMAR
OWNER (Regd)	
DEVELOPMENT AUTHORITY	LOCAL BODY



SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (DHARMENDRA KUMAR)	D2	0.90	2.10	15
A (DHARMENDRA KUMAR)	D1	1.00	2.10	15
A (DHARMENDRA KUMAR)	D	1.00	2.10	03

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (DHARMENDRA KUMAR)	v	1.00	1.20	15
A (DHARMENDRA KUMAR)	w2	1.20	1.20	06
A (DHARMENDRA KUMAR)	w1	1.50	1.20	18
A (DHARMENDRA KUMAR)	w	4.00	1.20	03

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

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

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

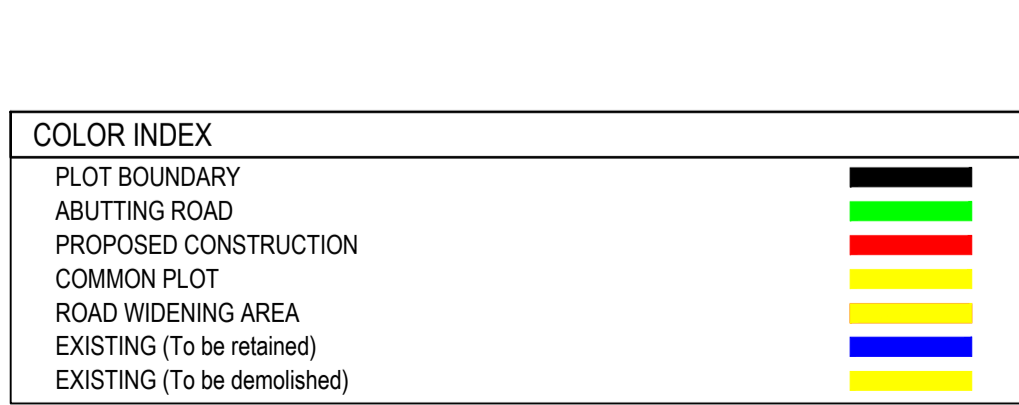
TERRACE FLOOR PLAN (SCALE 1:100)

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.)	Trmt (No.)
A (DHARMENDRA KUMAR)	1	431.13	431.13	431.13	431.13	01
Grand Total :	1	431.13	431.13	431.13	431.13	01

UnitBUA Table for Building :A (DHARMENDRA KUMAR)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT DHARMENDRA KUMAR	FLAT	369.60	368.34	12	1
FIRST FLOOR PLAN	SPLIT DHARMENDRA KUMAR	FLAT	0.00	0.00	12	0
SECOND FLOOR PLAN	SPLIT DHARMENDRA KUMAR	FLAT	0.00	0.00	12	0
Total:	-	-	369.60	368.34	36	1



Buildingwise Floor FAR Details

Floor Name	Building Name A (DHARMENDRA KUMAR)		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	143.71	143.71	143.71	143.71
First Floor	143.71	143.71	143.71	143.71
Second Floor	143.71	143.71	143.71	143.71
Terrace Floor	0.00	0.00	0.00	0.00
Total :	431.13	431.13	431.13	431.13

Building USE/SUBUSE Details

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

LTP NAME AND SIGNATURE: Manish Agarwal, CMC/ARC/0003/2018

STRUCTURAL ENG'S NAME AND SIGNATURE: _____

BUILDER NAME AND SIGNATURE: _____

DIGITAL SIGNATURE: _____