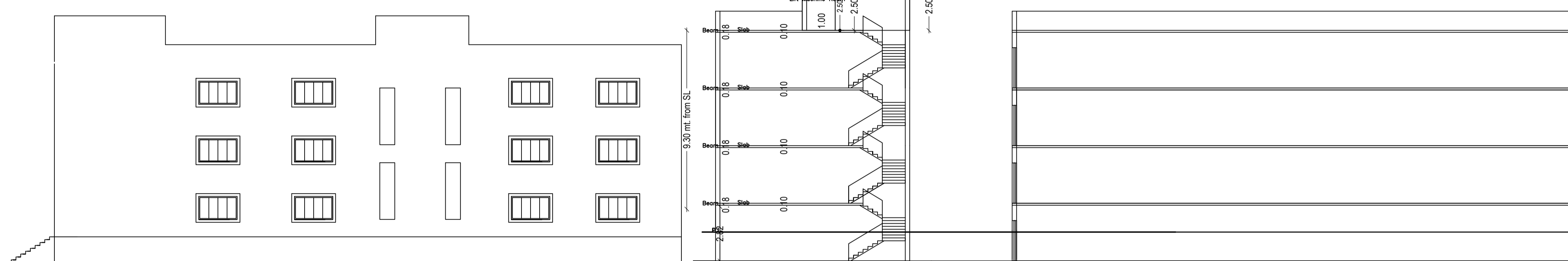
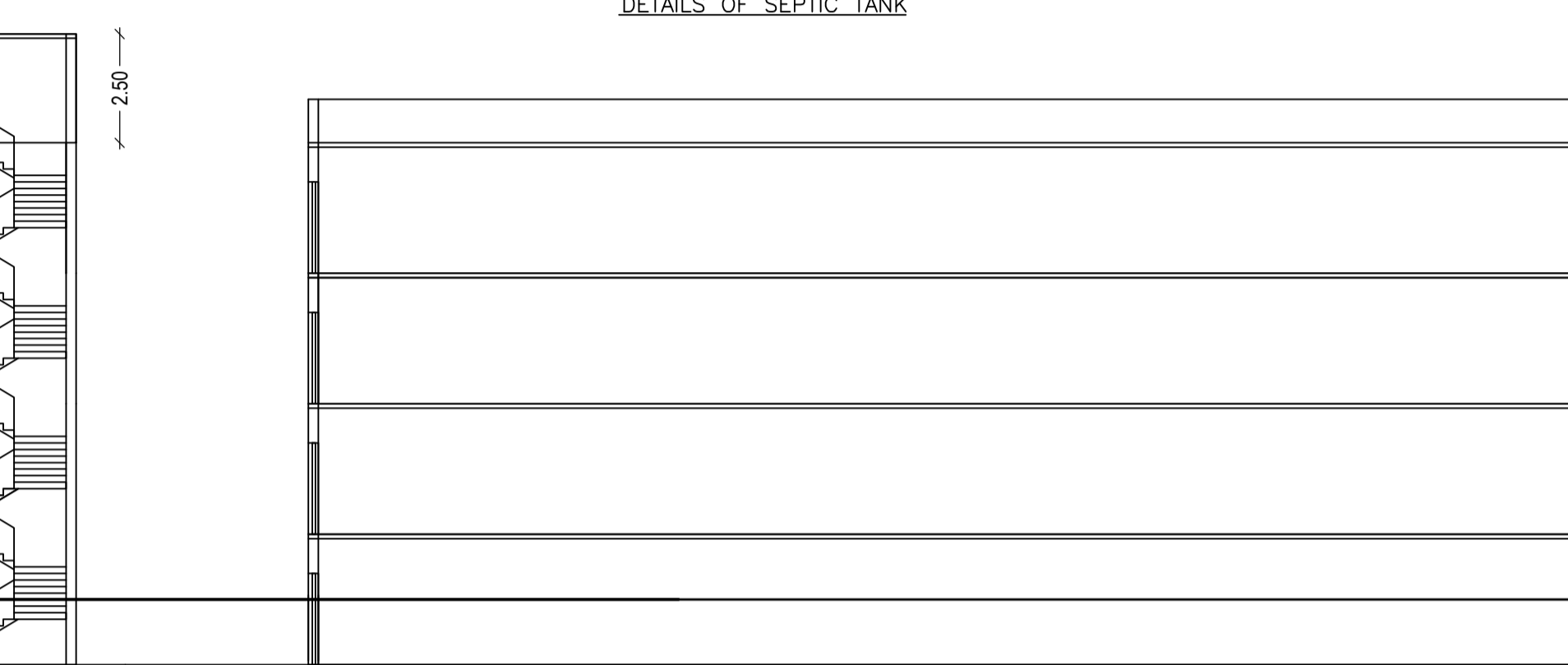
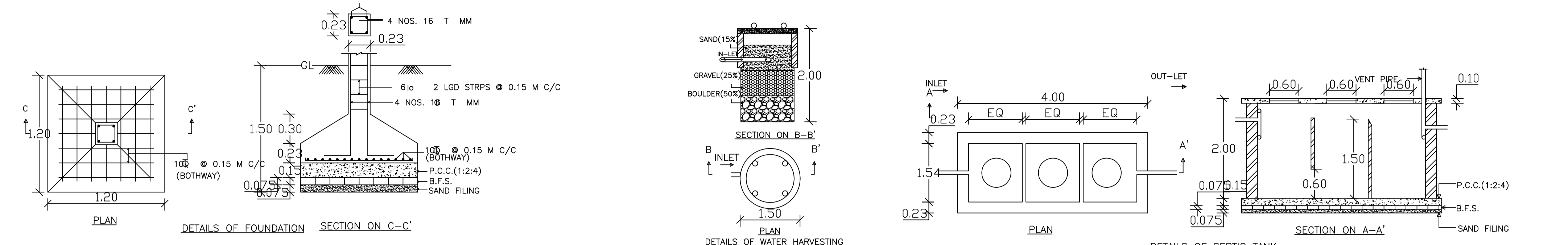


Proposal Basic Information

Proposal File No.	CMC/BP/0088/W31/2022
Owner Name	1.KAMESHWAR GORAIN 2.ASHOK KUMAR GORAIN
Khata No	48
Plot No	28
Village Name	Kamaldih
Use	Mixed
SubUse	Resi+Comm



AREA STATEMENT CHAS MUNICIPAL CORPORATION	VERSION NO: 1.0.62
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/0088/W31/2022	PlotSubline No: 28
Application Type: General Proposer	North Road Width: N.H. ROAD
Project Type: Building Permission	South Plot No.: PART PLOT NO.- 28
Nature of Development: New	East CTS No.: BOUNDARY OF I.T.I.
Location of Development Area: New Area	West CTS No.: BANSHIDHAR MAHATHA
AREA DETAILS:	SQ. MT.
AREA OF PLOT (Minimum)	(A) 557.98
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions) 557.98
Deduction for Balance Plot Area(from Gross Plot Area)	
Common Plot	64.95
Total	64.95
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions) 493.03
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions) 557.98
Plot Area for FAR (Net Plot Area + Road/Widening Area)	(A-Deductions) 557.98
COVERAGE CHECK	
Permissible Coverage area ( 60.00 % )	334.79
Proposed Coverage Area ( 55.74 % )	311.04
Total Prop. Coverage Area ( 55.74 % )	311.04
Balance coverage area ( 4.26 % )	23.75
FAR CHECK	
Perm. FAR Area ( 2.50 )	1394.95
Total Perm. FAR area	1394.95
Residential FAR	297.99
Commercial FAR	616.66
Proposed FAR Area	926.22
Total Proposed FAR Area	926.22
Consumed FAR (Factor)	1.66
Balance FAR Area	468.73
BUILT UP AREA CHECK	
Total Proposed Built Up Area	1253.97
ARCHITECT (Regd)	DINABANDHU RAJAK
ENGINEER (Regd)	
SUPERVISOR (Regd)	1 KAMESHWAR GORAIN 2 ASHOK KUMAR GORAIN
OWNER (Regd)	LOCAL BODY

Required Parking (Table 7a)

Building Name	Type	SubUse	Area (Sq.mt)	Reqd. Units	Car	Visitors Car	TwoWheeler
(PROPOSED BUILDING)	Residential	Residential Bldg/Apartment	> 0	1 1.00	-	-	-
Total:					1 5	1 2	1 7

Parking Check (Table 7b)

Vehicle Type	No.	Area	Prop.	Area
Car	1	12.50	5	62.50
Total Car				62.50
Visitors Car Parking	-	-	2	25.00
Total Visitor Parking	1	12.50	2	25.00
TwoWheeler	-	-	7	14.00
Total TwoWheeler	1	2.00	7	14.00
Other Parking	-	-	-	206.37
Total	27.00			321.87

Building :A (PROPOSED BUILDING)

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 FAR Area (Sq.mt.)	Tnmt (No.)
Basement Floor	320.85	3.41	0.00	320.37	0.00	9.57	9.57
Ground Floor	311.04	0.00	0.00	0.00	0.00	311.04	311.04
First Floor	311.04	3.41	0.00	0.00	307.63	307.63	01
Second Floor	311.04	3.41	9.64	0.00	297.99	297.99	01
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	00
Total:	1253.97	10.23	9.64	320.37	297.99	926.23	926.23
Total Number of Same Buildings	1						
Total:	1253.97	10.23	9.64	320.37	297.99	926.23	926.23

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (PROPOSED BUILDING)	D2	0.75	2.10	03
A (PROPOSED BUILDING)	D1	0.90	2.10	01
A (PROPOSED BUILDING)	D	1.30	2.10	04
A (PROPOSED BUILDING)	DW2	1.77	2.10	01
A (PROPOSED BUILDING)	DW2	2.82	2.10	01
A (PROPOSED BUILDING)	DW1	2.96	2.10	03

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (PROPOSED BUILDING)	V	0.60	1.20	02
A (PROPOSED BUILDING)	GLASS WINDOW	3.00	1.20	10

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 FAR Area (Sq.mt.)	Tnmt (No.)
A (PROPOSED BUILDING)	1	1253.97	10.23	9.64	320.37	297.99	926.23	03
Total	1	1253.97	10.23	9.64	320.37	297.99	926.23	03

Building USE/SUBUSE Details

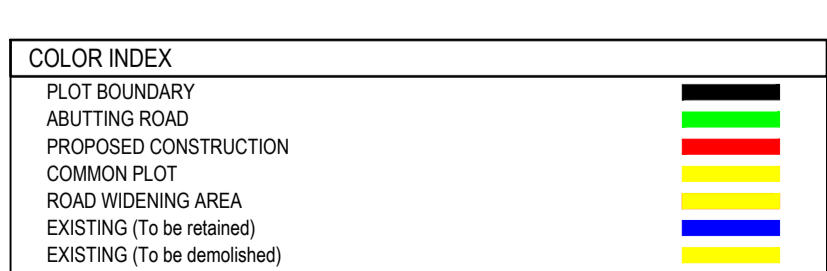
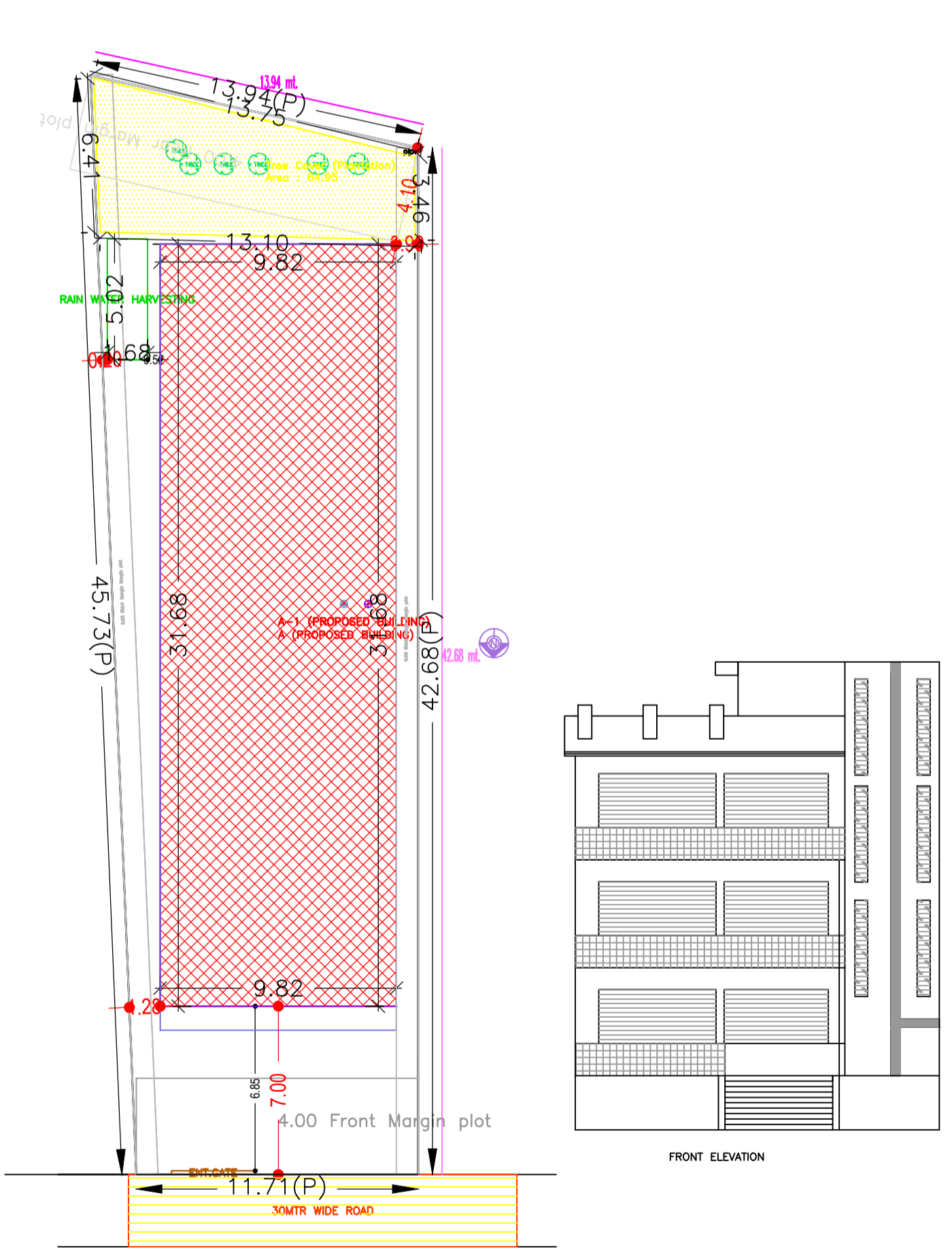
Building Name	Building Use	Building SubUse	Building Structure
A (PROPOSED BUILDING)	Residential	Residential Bldg/Apartment	Non-Highrise

Buildingwise Floor FAR Details

Floor Name	Building Name		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Basement Floor	320.85	9.57	320.85	9.57
Ground Floor	311.04	311.04	311.04	311.04
First Floor	311.04	307.63	311.04	307.63
Second Floor	311.04	297.99	311.04	297.99
Terrace Floor	0.00	0.00	0.00	0.00
Total:	1253.97	926.23	1253.97	926.23

UnitBUA Table for Building :A (PROPOSED BUILDING)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpent Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SHOP	SHOP	307.63	307.57	1	1
FIRST FLOOR PLAN	SHOP	SHOP	307.63	307.57	4	1
SECOND FLOOR PLAN	SPLIT A	FLAT	307.63	307.57	6	1
Total:	-	-	922.89	922.71	11	3



LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
DINABANDHU RAJAK CMC/ENG/001/2020			