

Proposal Basic Information

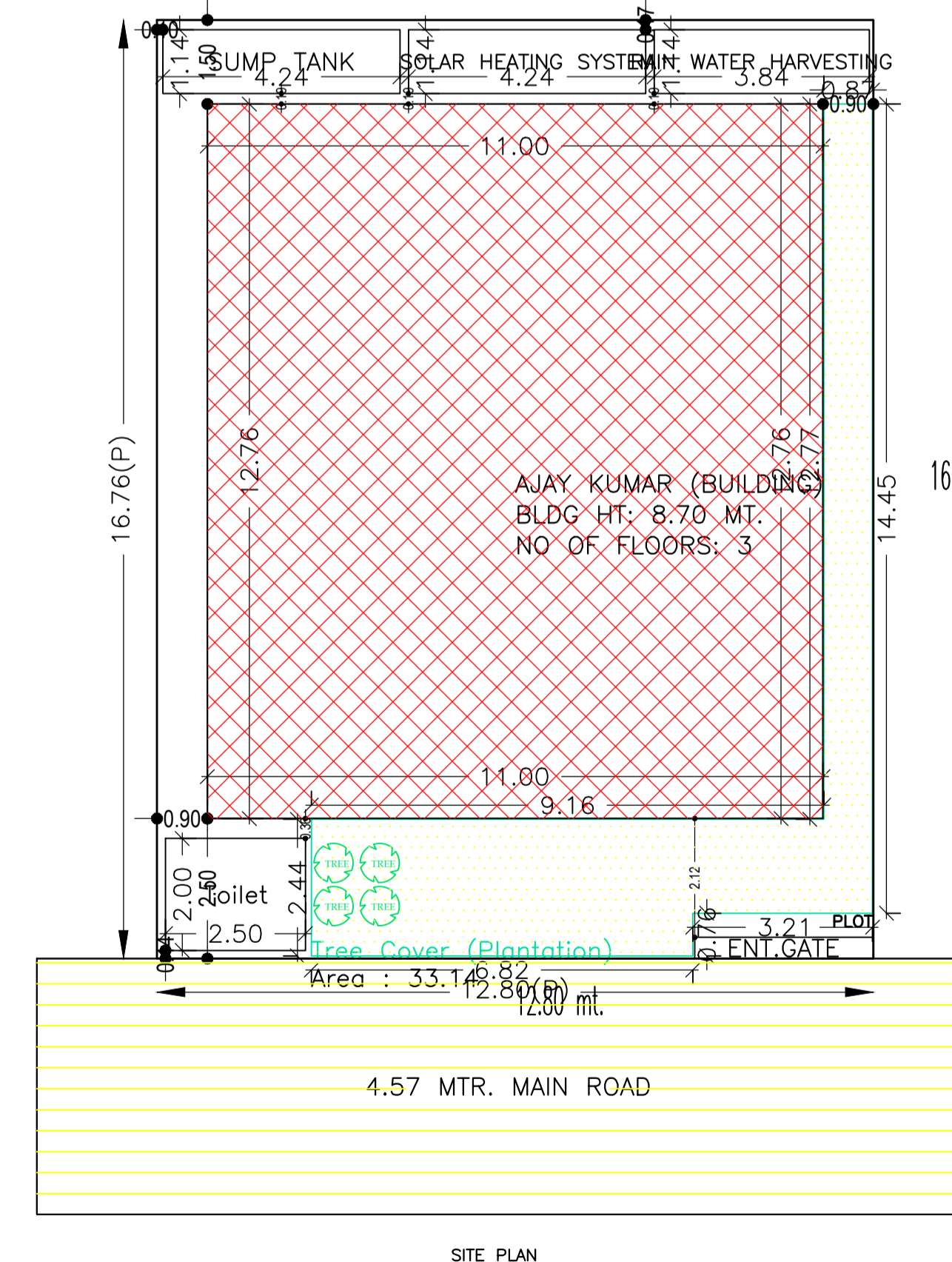
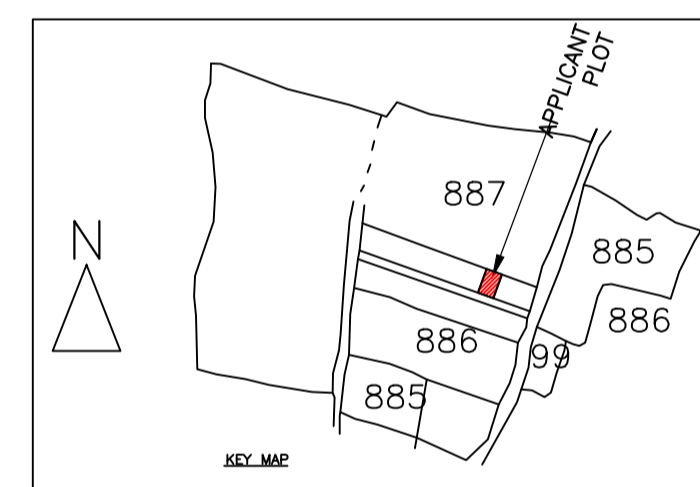
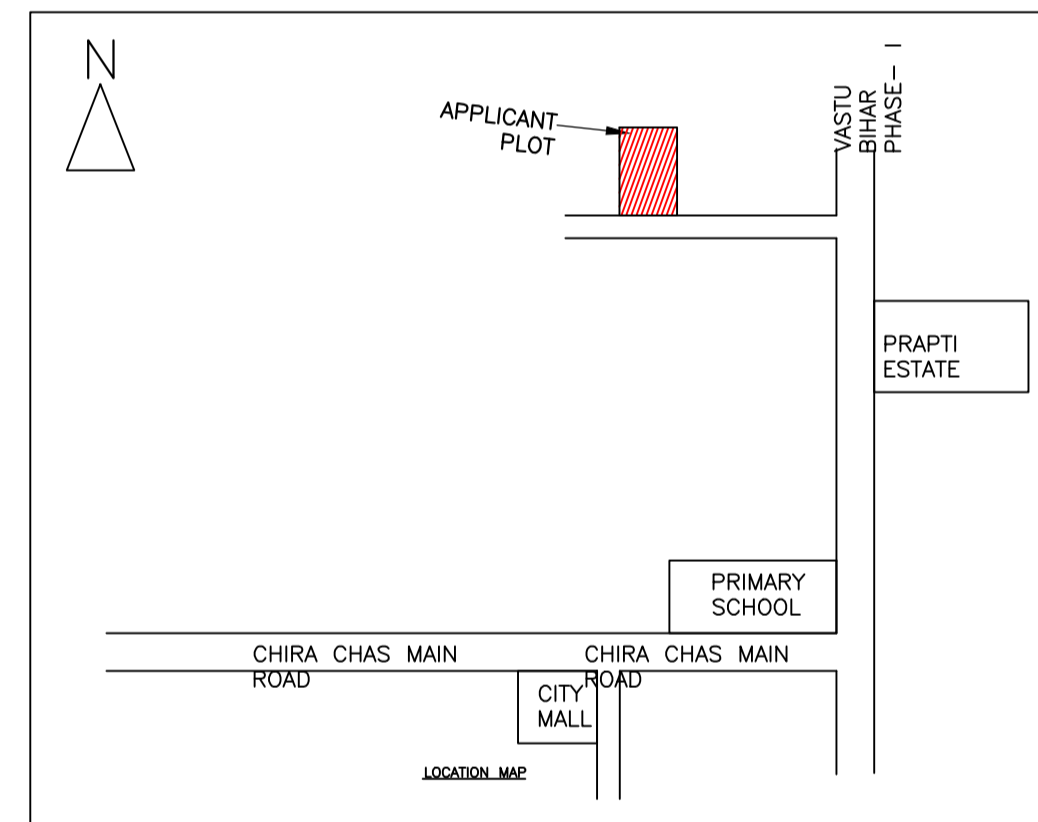
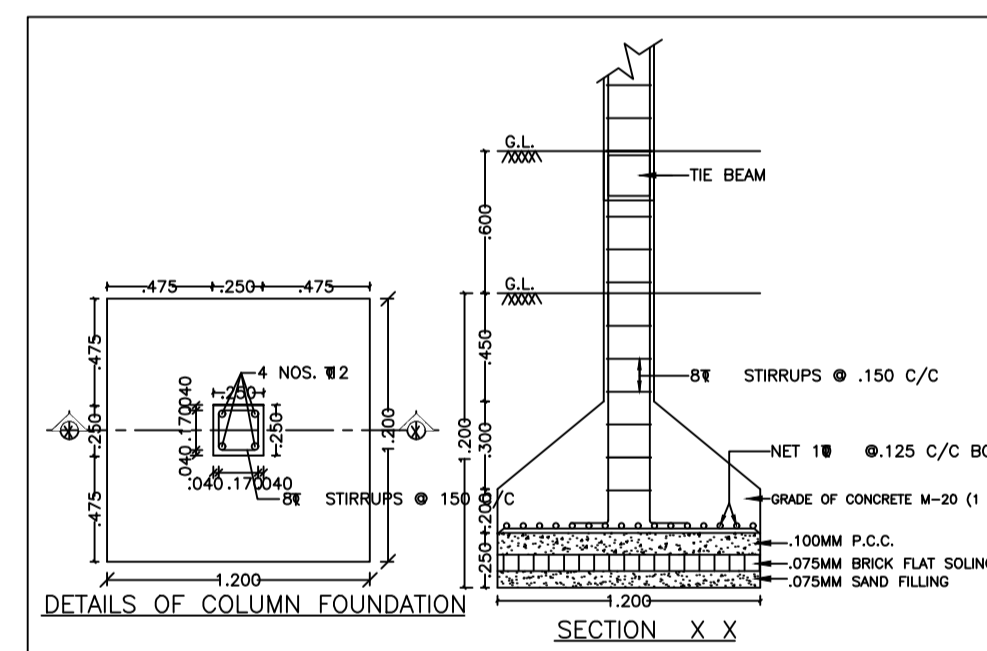
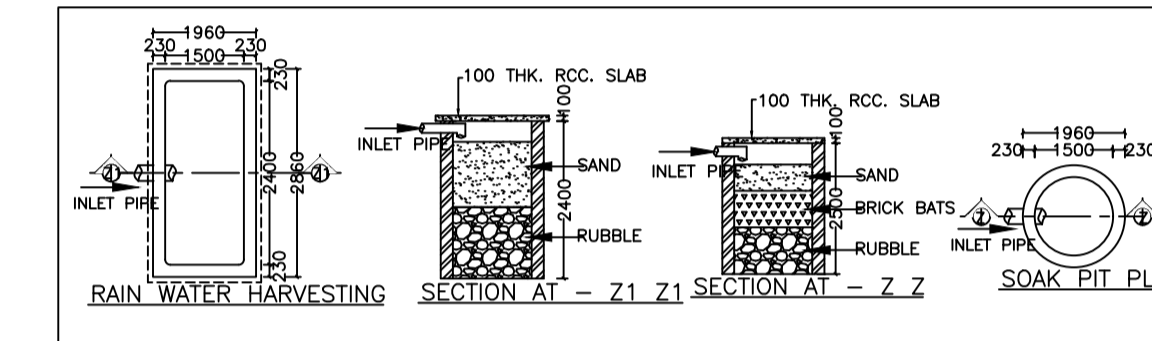
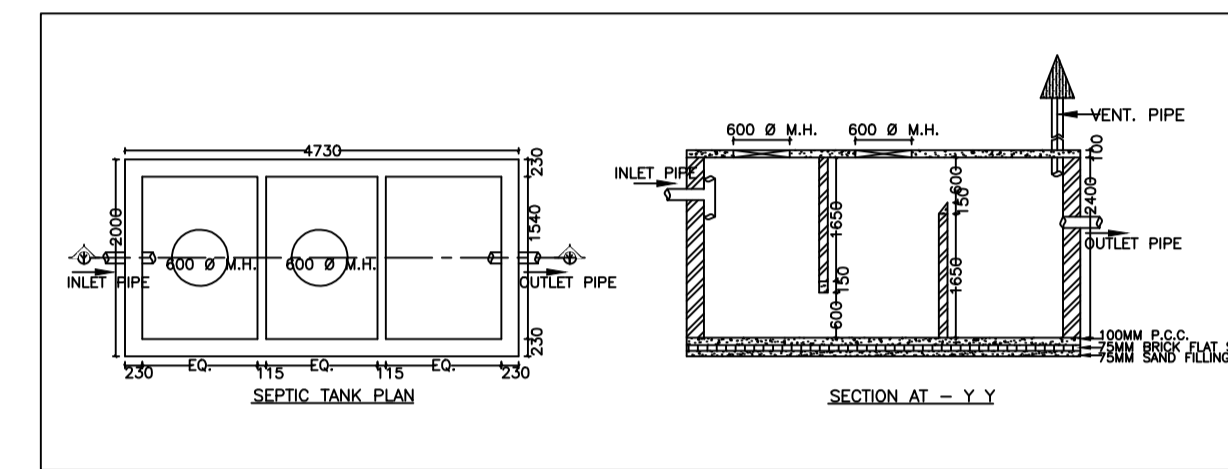
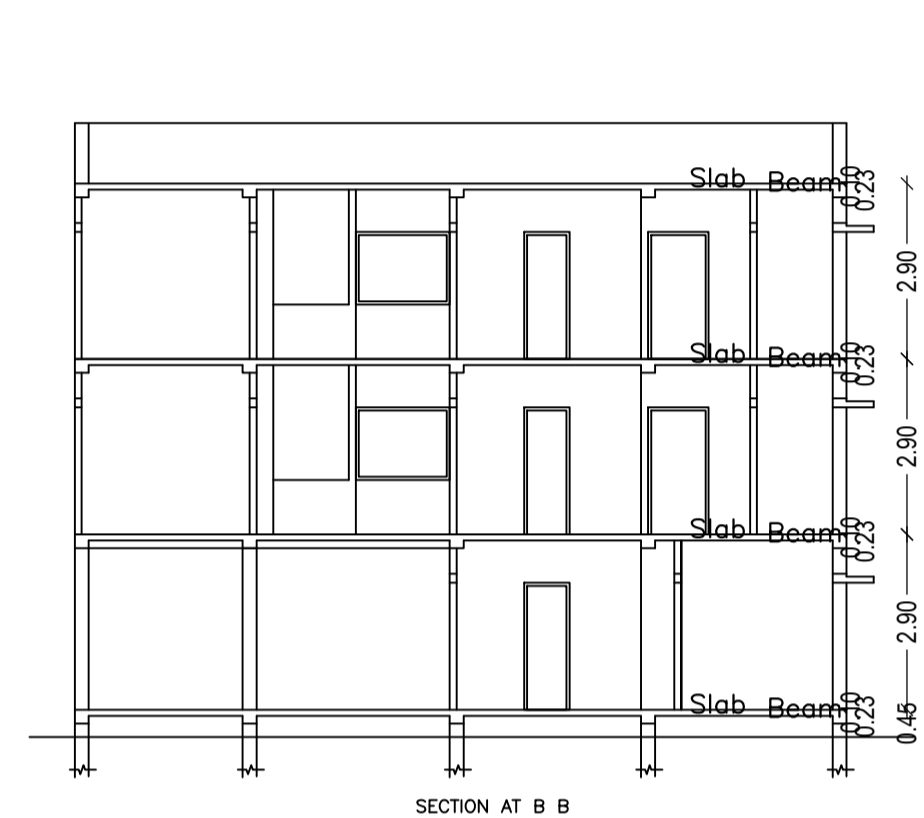
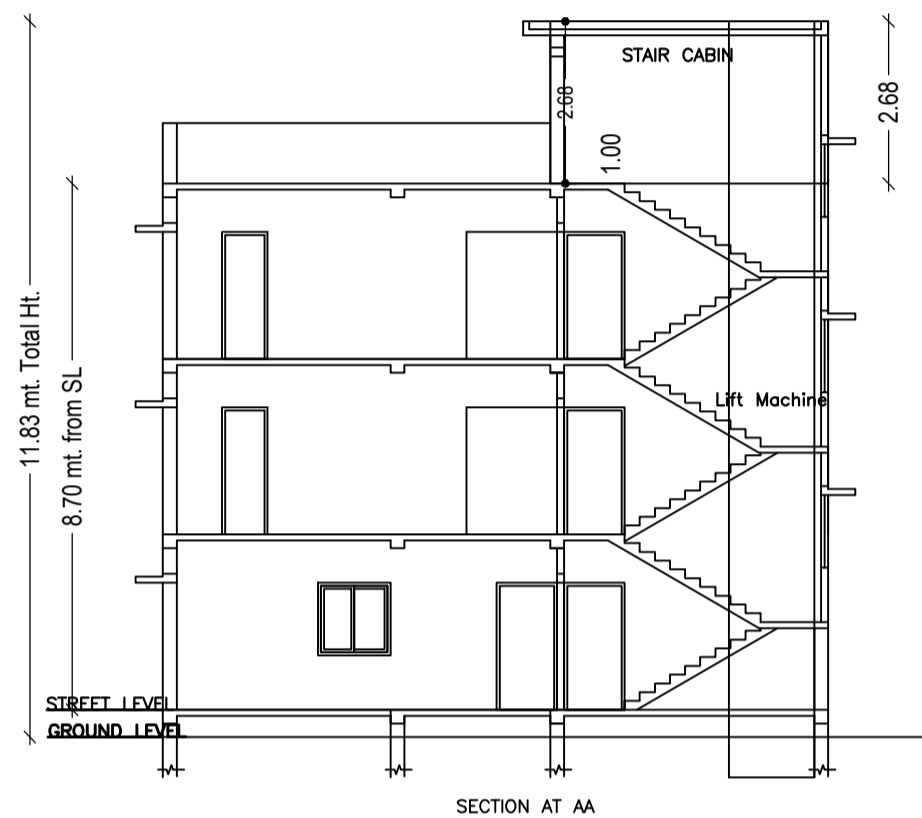
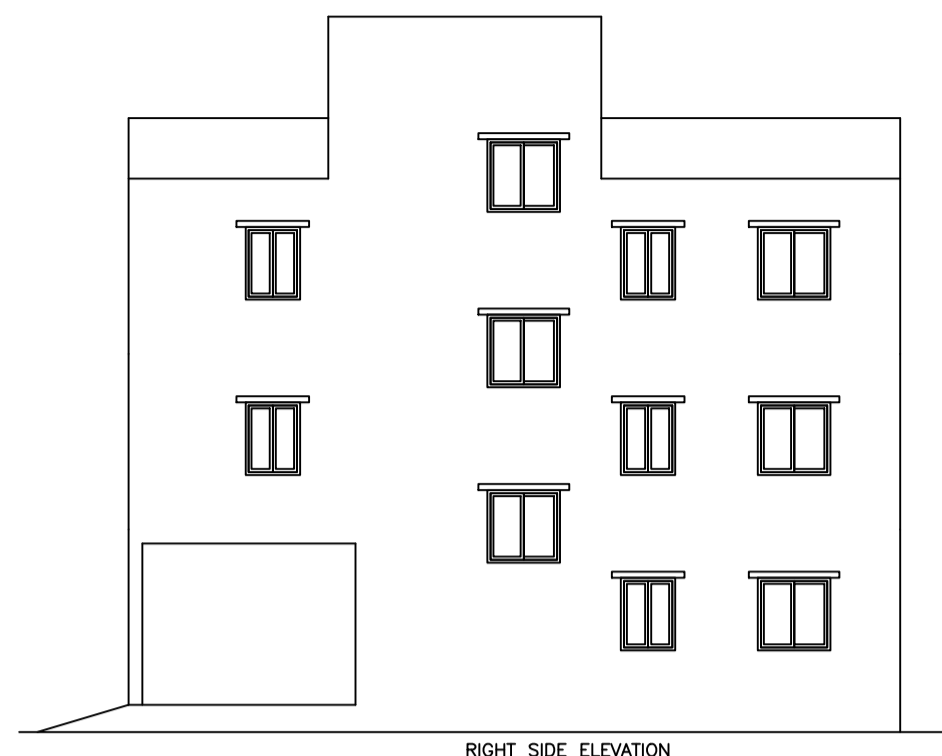
Proposal File No.	CMC/BP/0228/W02/2022
Owner Name	AJAY KUMAR
Khata No	01.
Plot No	887
Village Name	Chas
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment
AREA STATEMENT CHAS MUNICIPAL CORPORATION	VERSION NO: 1.0.04 VERSION DATE: 16/10/2020
PROJECT DETAIL	Plot Use: Residential
Region: HARRAND URBAN LOCAL BODIES	Plot SubUse: Bungalow/ Dwelling / Non Apartment
District: BIKANER	Authority: CHAS MUNICIPAL CORPORATION
Authority: CHAS MUNICIPAL CORPORATION	Plot/SubPlot No: 887
Project Type: Building Permission	North: CTS No. - REST PART OF PLOT NO- 887
Nature of Development: New	South: Road Width - 4.37
Location of Development Area: Old Area	East: CTS No. - RAJESH KUMAR & OTHER
Area	West: CTS No. - REST PART OF PLOT NO- 887
AREA DETAILS:	SQ.MT
AREA OF PLOT (Minimum)	(A)
NET AREA OF PLOT (Gross Plot Area - Deduction in Gross Plot Area)	(A-Deductions)
Deduction for Balance Plot Area (from Gross Plot Area)	Common Plot
Balance Plot Area	
BALANCE AREA OF PLOT (Net Plot Area - Recreational/Amenity space)	(A-Deductions)
PLOT AREA FOR COVERAGE (Net Plot Area)	(A-Deductions)
Plot Area for FAR (Net Plot Area + Road/Driveway Area)	(A-Deductions)
COVERAGE CHECK	
Permissible Coverage area (70.00 %)	150.17
Proposed Coverage Area (65.43 %)	140.36
Total Prop. Coverage Area (65.43 %)	140.36
Balance coverage area (4.57 %)	9.81
FAR CHECK	
Form FAR Area (1.50)	321.73
Total Form FAR area	321.73
Residential FAR	314.30
Proposed FAR Area	314.30
Total Proposed FAR Area	314.30
Consumed FAR (Factor)	1.47
Balance FAR Area	7.49
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	381.43
ARCHITECT (Regd)	Ravish Chandra Khanna
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	AJAY KUMAR
DEVELOPMENT AUTHORITY	LOCAL BODY

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
AJAY KUMAR (BUILDING)	D3	0.75	2.10	14
AJAY KUMAR (BUILDING)	D2	0.90	2.10	02
AJAY KUMAR (BUILDING)	D2	1.00	2.10	08
AJAY KUMAR (BUILDING)	D1	1.00	2.10	03
AJAY KUMAR (BUILDING)	ARC	1.50	2.10	02

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
AJAY KUMAR (BUILDING)	V	0.60	0.90	07
AJAY KUMAR (BUILDING)	W3	0.90	1.20	06
AJAY KUMAR (BUILDING)	W	1.18	1.20	02
AJAY KUMAR (BUILDING)	W2	1.50	1.20	15
AJAY KUMAR (BUILDING)	W	1.50	1.20	02



Building :AJAY KUMAR (BUILDING)

Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)			Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
		Lift	Balcony	Parking				
Ground Floor	140.36	0.00	0.00	56.75	83.61	83.61	83.61	01
First Floor	138.63	3.66	1.53	0.00	133.44	133.44	133.44	00
Second Floor	102.44	3.66	1.53	0.00	97.25	97.25	97.25	00
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total:	381.43	7.32	3.06	56.75	314.30	314.30	314.30	01

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.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
			Lift	Balcony	Parking				
AJAY KUMAR (BUILDING)	1	381.43	7.32	3.06	56.75	314.30	314.30	314.30	01
Grand Total	1	381.43	7.32	3.06	56.75	314.30	314.30	314.30	01

UnitBUA Table for Building :AJAY KUMAR (BUILDING)

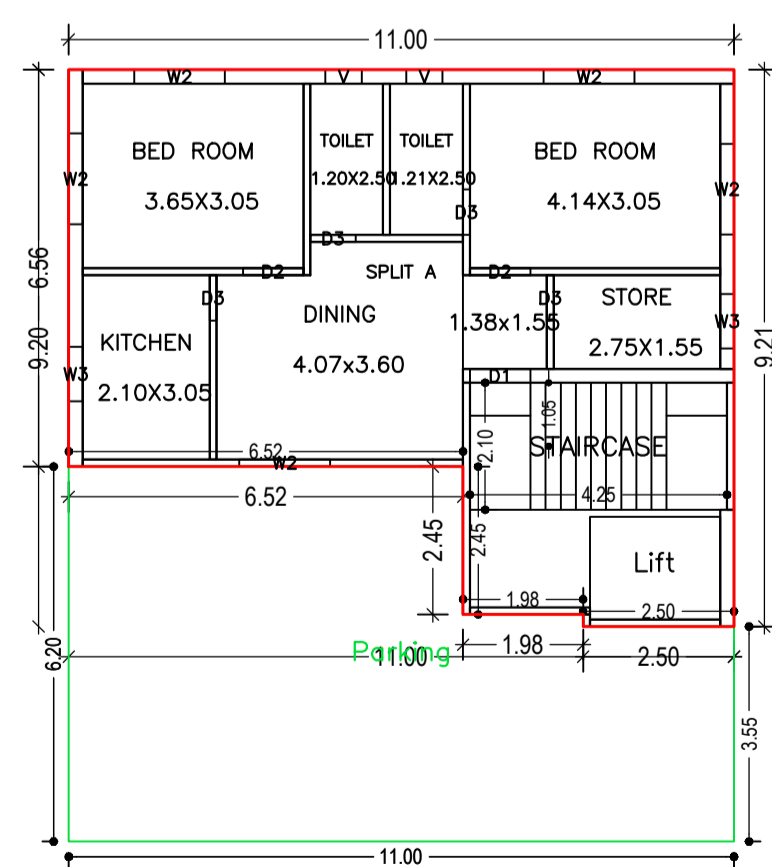
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT A	FLAT	242.85	233.44	7	1
FIRST FLOOR PLAN	SPLIT A	FLAT	0.00	0.00	12	0
SECOND FLOOR PLAN	SPLIT A	FLAT	0.00	0.00	9	0
Total:	-	-	242.85	233.44	28	1

Buildingwise Floor FAR Details

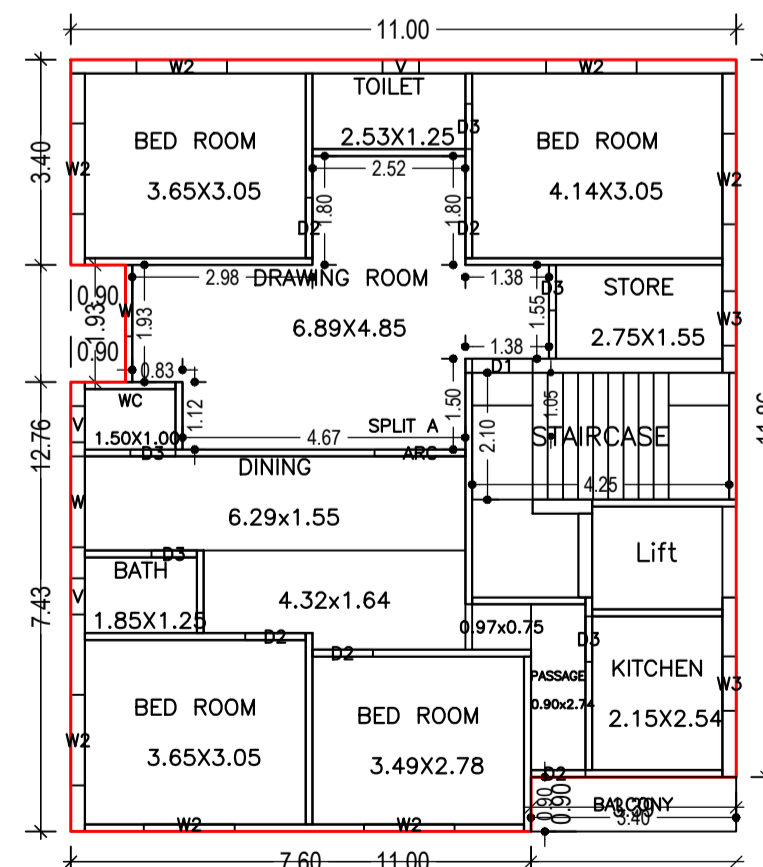
Floor Name	Building Name		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Ground Floor	140.36	83.61	140.36	83.61
First Floor	138.63	133.44	138.63	133.44
Second Floor	102.44	97.25	102.44	97.25
Terrace Floor	0.00	0.00	0.00	0.00
Total:	381.43	314.30	381.43	314.30

Building USE/SUBUSE Details

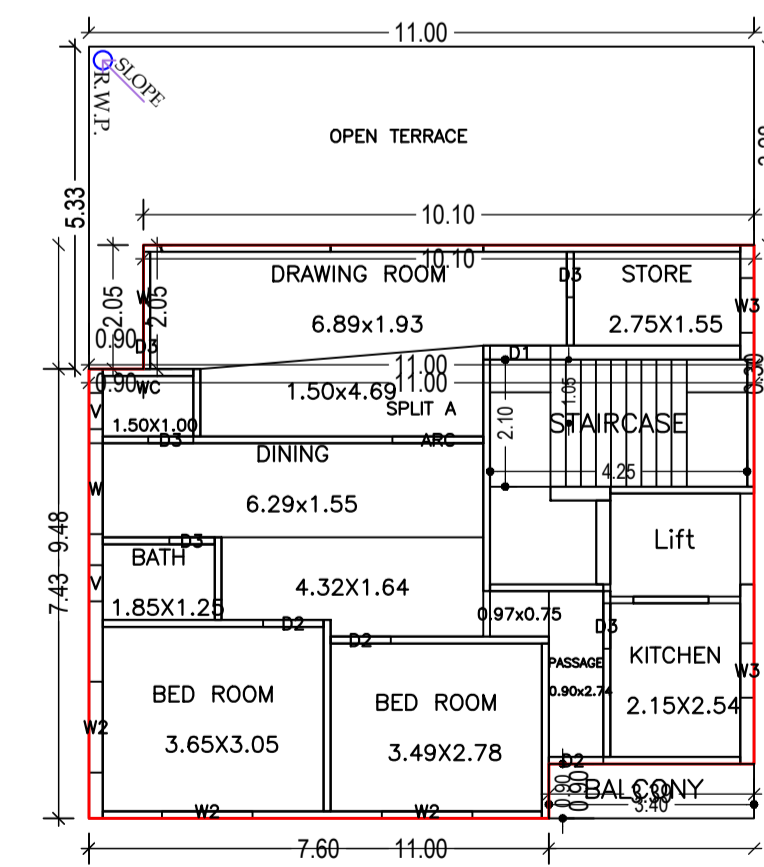
Building Name	Building Use	Building SubUse	Building Structure
AJAY KUMAR (BUILDING)	Residential	Bungalow/ Dwelling / Non Apartment	Non-Highrise



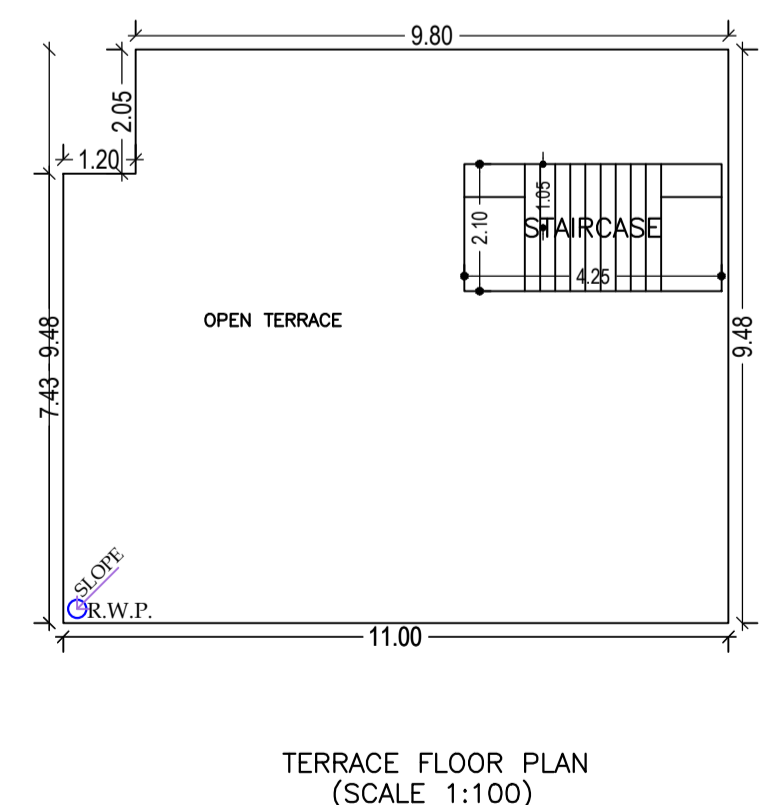
GROUND FLOOR PLAN (Proposed) (SCALE 1:100)



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



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



TERRACE FLOOR PLAN (SCALE 1:100)

Balcony Calculations Table

FLOOR	SIZE	AREA	TOTAL AREA
FIRST FLOOR PLAN	0.90 X 3.40 X 1 X 1	3.06	3.06
SECOND FLOOR PLAN	0.90 X 3.40 X 1 X 1	3.06	3.06
Total	-	-	6.12

COLOR INDEX

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

SITE PLAN

LTP NAME AND SIGNATURE

Ravish Chandra Khanna
CMC/ARC/0010/2017

STRUCTURAL ENG'S NAME AND SIGNATURE

BUILDER NAME AND SIGNATURE

DIGITAL SIGNATURE