



Proposal Basic Information	
Proposal File No.	CMC/BP/0256/W11/2022
Owner Name	KAPILESHWAR SINGH
Khata No	338
Plot No	329
Village Name	Chas
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

AREA STATEMENT CHAS MUNICIPAL CORPORATION		VERSION NO. : 1.0.64
PROJECT DETAIL:		VERSION DATE: 16/10/2020
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential	
District: BOKARO	Plot SubUse: Bungalow/ Dwelling / Non Apartment	
Authority: CHAS MUNICIPAL CORPORATION	PlotNearbyReligiousStructure: NA	
Inward No: CMC/BP/0256/W11/2022	PlotSubPlot No: 329	
Application Type: General Proposal	North: Road Width - 4.57 M ROAD	
Project Type: Building Permission	South: Plot No. - PART OF PLOT NO 329	
Nature of Development: New	East: Plot No. - 329,330	
Location of Development Area: Old Area	West: Plot No. - SHANTI DEVI	
AREA DETAILS:		SQ. MT.
AREA OF PLOT (Minimum)	(A)	202.40
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	202.40
Deduction for Balance Plot Area(from Gross Plot Area)		
Common Plot		21.95
Total		21.95
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	180.46
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	202.40
Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions)	202.40
COVERAGE CHECK		
Permissible Coverage area (70.00 %)		141.68
Proposed Coverage Area (57.49 %)		116.37
Total Prop. Coverage Area (57.49 %)		116.37
Balance coverage area (12.50 %)		25.31
FAR CHECK		
Perm. FAR Area (1.50)		303.60
Total Perm. FAR area		303.60
Residential FAR		232.74
Proposed FAR Area		232.74
Total Proposed FAR Area		232.74
Consumed FAR (Factor)		1.15
Balance FAR Area		70.86
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		232.74
ARCHITECT (Regd)		RAVI KUMAR
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)		KAPILESHWAR SINGH
DEVELOPMENT AUTHORITY		LOCAL BODY

Building :A (KAPILESHWAR SINGH)					
Floor Name	Total Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.) Res.	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
Ground Floor	116.37	116.37	116.37	116.37	01
First Floor	116.37	116.37	116.37	116.37	00
Terrace Floor	0.00	0.00	0.00	0.00	00
Total :	232.74	232.74	232.74	232.74	01
Total Number of Same Buildings :	1				
Total :	232.74	232.74	232.74	232.74	01

Buildingwise Floor FAR Details				
Floor Name	Building Name A (KAPILESHWAR 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	116.37	116.37	116.37	116.37
First Floor	116.37	116.37	116.37	116.37
Terrace Floor	0.00	0.00	0.00	0.00
Total :	232.74	232.74	232.74	232.74

FAR & Tenement Details (Table 4c-1)						
Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.) Res.	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
A (KAPILESHWAR SINGH)	1	232.74	232.74	232.74	232.74	01
Grand Total :	1	232.74	232.74	232.74	232.74	01

UnitBUA Table for Building :A (KAPILESHWAR SINGH)						
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT 1	FLAT	232.74	232.63	7	1
FIRST FLOOR PLAN	SPLIT 1	FLAT	0.00	0.00	8	0
Total:	-	-	232.74	232.63	15	1

SCHEDULE OF DOOR:				
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (KAPILESHWAR SINGH)	D2	0.75	2.10	04
A (KAPILESHWAR SINGH)	D1	0.90	2.10	06
A (KAPILESHWAR SINGH)	D	1.00	2.10	04

SCHEDULE OF WINDOW/VENTILATION:				
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (KAPILESHWAR SINGH)	V	0.60	1.20	04
A (KAPILESHWAR SINGH)	W1	0.94	2.75	02
A (KAPILESHWAR SINGH)	W	1.20	1.20	12

Building USE/SUBUSE Details			
Building Name	Building Use	Building SubUse	Building Structure
A (KAPILESHWAR SINGH)	Residential	Bungalow/ Dwelling / Non Apartment	Non-Highrise

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

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
RAVI KUMAR CMC/DFTMN/024/2017			