

Proposal Basic Information

Proposal File No.	CMC/BP/0061/W10/2023
Owner Name	HUSANE ARA KHATOON
Khata No	261
Plot No	6032
Village Name	Chas
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

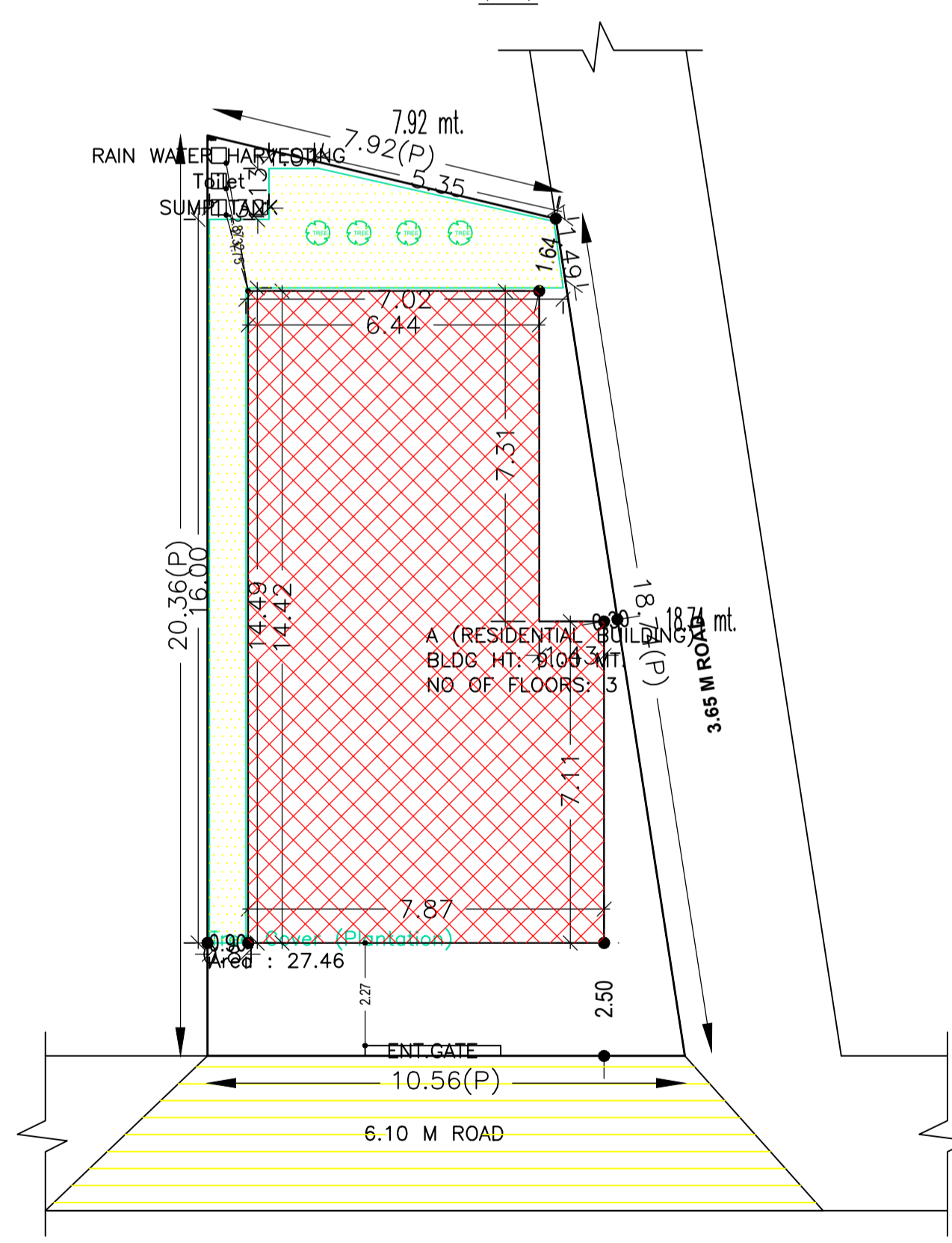
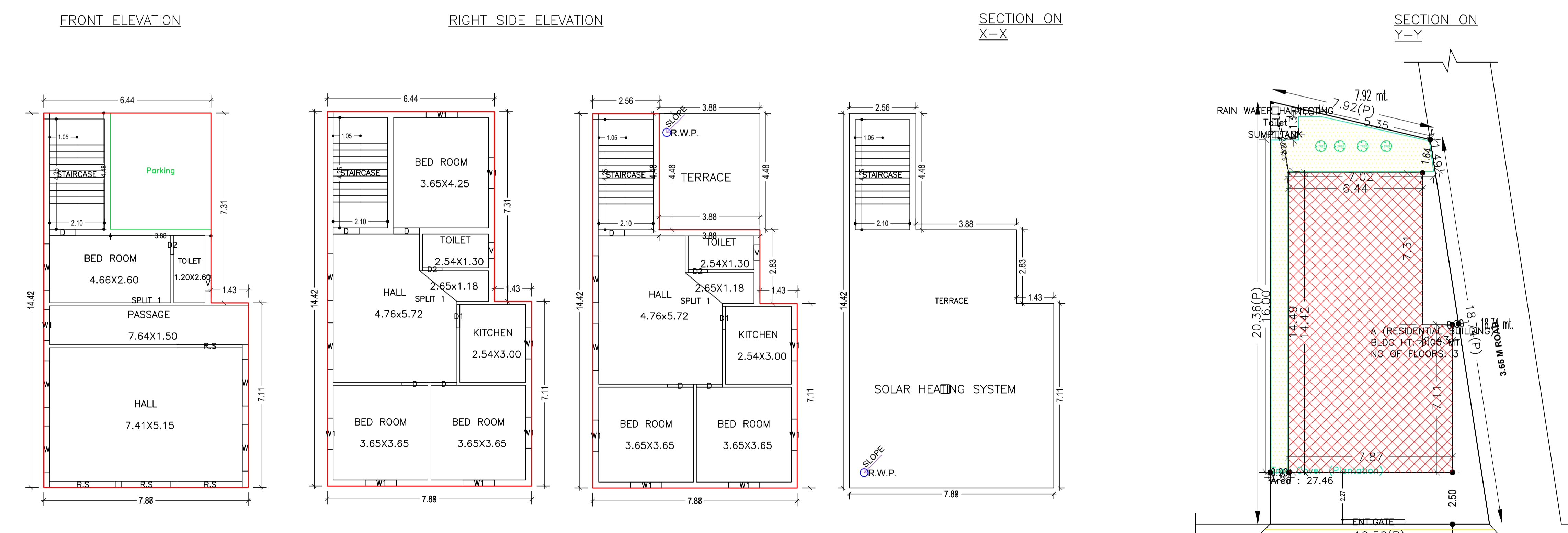
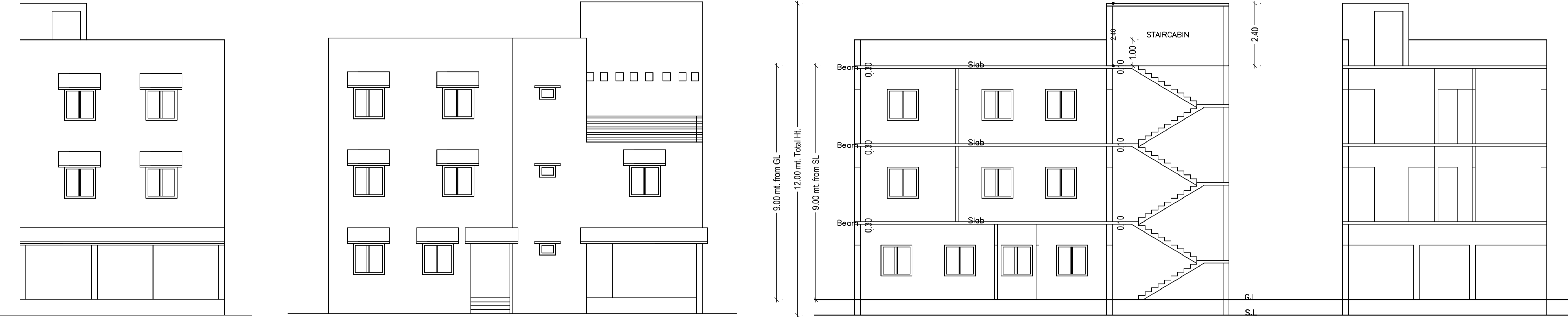
AREA STATEMENT CHAS MUNICIPAL CORPORATION

VERSION NO: 1.0.65  
VERSION DATE: 16/10/2020

PROJECT DETAIL:  
Region: JHARKHAND URBAN LOCAL BODIES  
District: BOKARO  
Authority: CHAS MUNICIPAL CORPORATION  
Inward No: CMC/BP/0061/W10/2023  
Application Type: General Proposal  
Project Type: Building Permission  
Nature of Development: New  
Location of Development Area: Old Area

Plot Use: Residential  
Plot SubUse: Bungalow/ Dwelling / Non Apartment  
PlotNearbyReligiousStructure: NA  
PlotSubPlot No: 6032  
North: Road Width - SURVEY ROAD  
South: Plot No. - ALI MUHAMMAD  
East: Road Width - SURVEY ROAD  
West: Plot No. - PART OF SALE PLOT

AREA DETAILS:		SQ. MT.
AREA OF PLOT (Minimum)	(A)	176.21
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	176.21
Deduction for Balance Plot Area(from Gross Plot Area)		
Common Plot		27.46
Total		27.46
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	148.75
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	176.21
Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions)	176.21
COVERAGE CHECK		
Permissible Coverage area (70.00 %)		123.35
Proposed Coverage Area (58.49 %)		103.07
Total Prop. Coverage Area (58.49 %)		103.07
Balance coverage area (11.51 %)		20.28
FAR CHECK		
Perm. FAR Area (2.500)		440.53
Total Perm. FAR area		440.53
Residential FAR		291.82
Proposed FAR Area		291.82
Total Proposed FAR Area		291.82
Consumed FAR (Factor)		1.66
Balance FAR Area		148.71
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		291.82
ARCHITECT (Regd)	Sumita Kumari	
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)	HUSANE ARA KHATOON	
DEVELOPMENT AUTHORITY		LOCAL BODY



SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENTIAL BUILDING)	D2	0.75	2.10	03
A (RESIDENTIAL BUILDING)	D1	0.90	2.10	02
A (RESIDENTIAL BUILDING)	D	1.00	2.10	08
A (RESIDENTIAL BUILDING)	R.S	1.92	2.10	01
A (RESIDENTIAL BUILDING)	R.S	2.52	2.10	03

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENTIAL BUILDING)	V	0.60	1.20	03
A (RESIDENTIAL BUILDING)	W1	1.20	1.20	13
A (RESIDENTIAL BUILDING)	W	1.80	1.20	09

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.)	Trmt (No.)
A (RESIDENTIAL BUILDING)	1	291.82	291.82	291.82	291.82	01
Grand Total :	1	291.82	291.82	291.82	291.82	01

COLOR INDEX

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

LTP NAME AND SIGNATURE

Sumita Kumari	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
CMC/ARC/0006/2021			

Building :A (RESIDENTIAL BUILDING)

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.)	Trmt (No.)
Ground Floor	103.07	103.07	103.07	103.07	01
First Floor	103.07	103.07	103.07	103.07	00
Second Floor	85.68	85.68	85.68	85.68	00
Terrace Floor	0.00	0.00	0.00	0.00	00
Total :	291.82	291.82	291.82	291.82	01
Total Number of Same Buildings :	1				
Total :	291.82	291.82	291.82	291.82	01

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	103.07	103.07	103.07	103.07
First Floor	103.07	103.07	103.07	103.07
Second Floor	85.68	85.68	85.68	85.68
Terrace Floor	0.00	0.00	0.00	0.00
Total :	291.82	291.82	291.82	291.82

UnitBUA Table for Building :A (RESIDENTIAL BUILDING)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT 1	FLAT	291.82	291.66	4	1
FIRST FLOOR PLAN	SPLIT 1	FLAT	0.00	0.00	6	0
SECOND FLOOR PLAN	SPLIT 1	FLAT	0.00	0.00	5	0
Total:	-	-	291.82	291.66	15	1

Building USE/SUBUSE Details

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