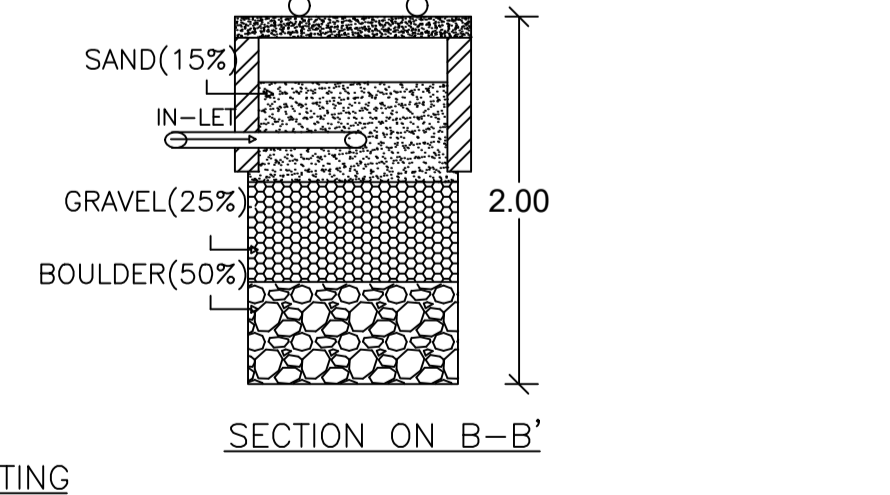
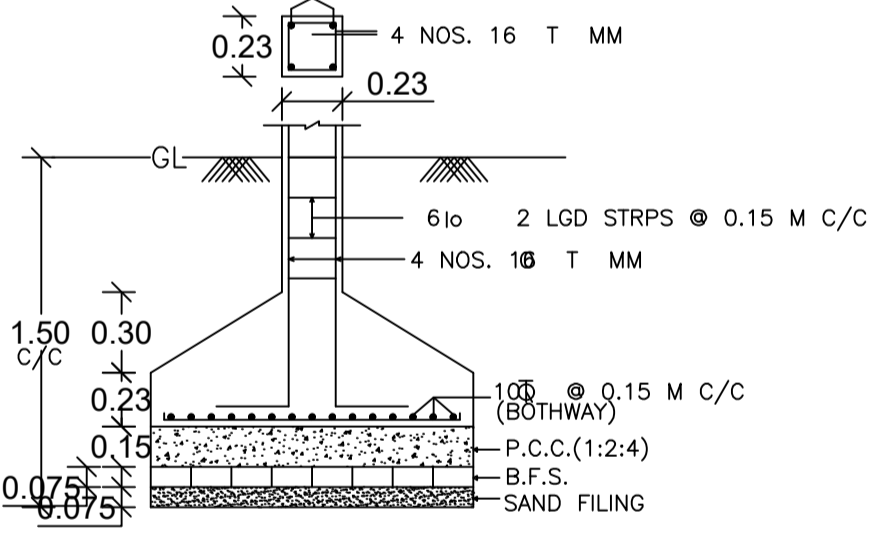
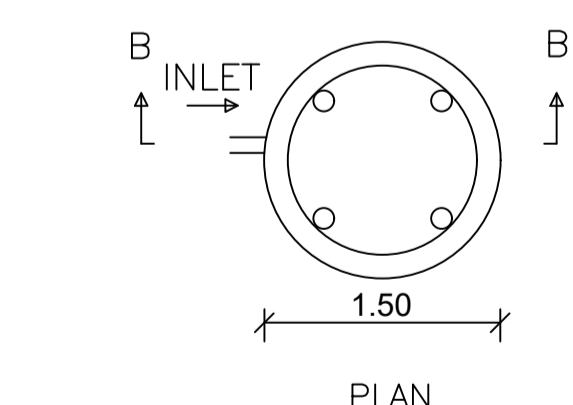
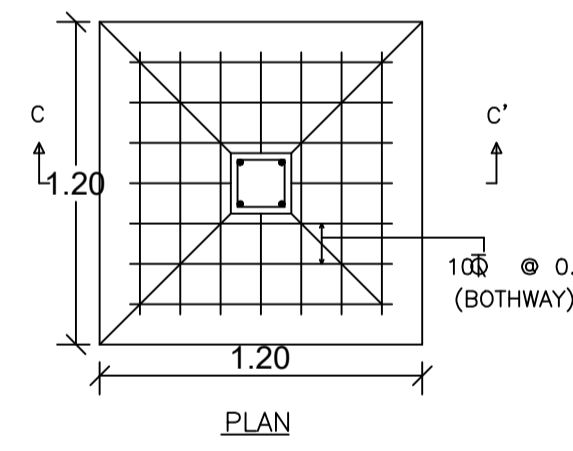
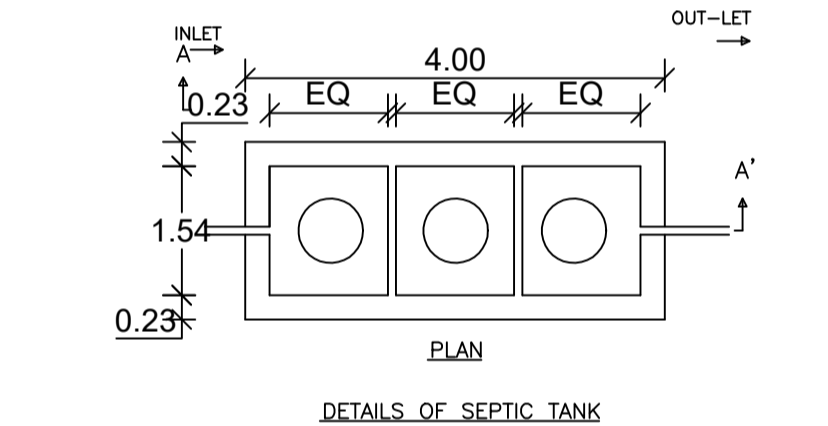
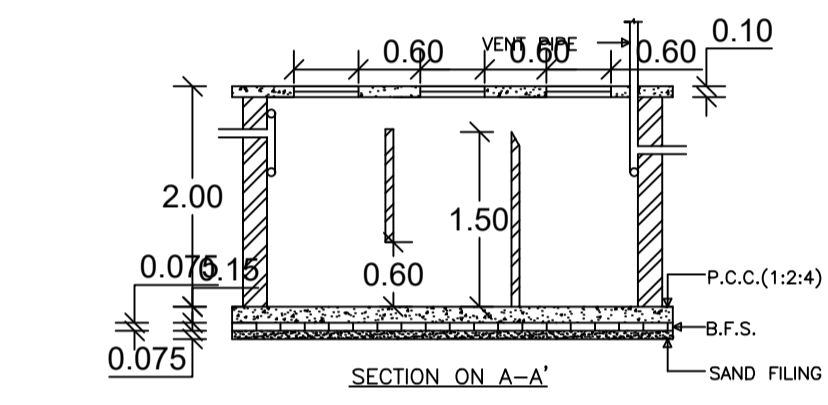
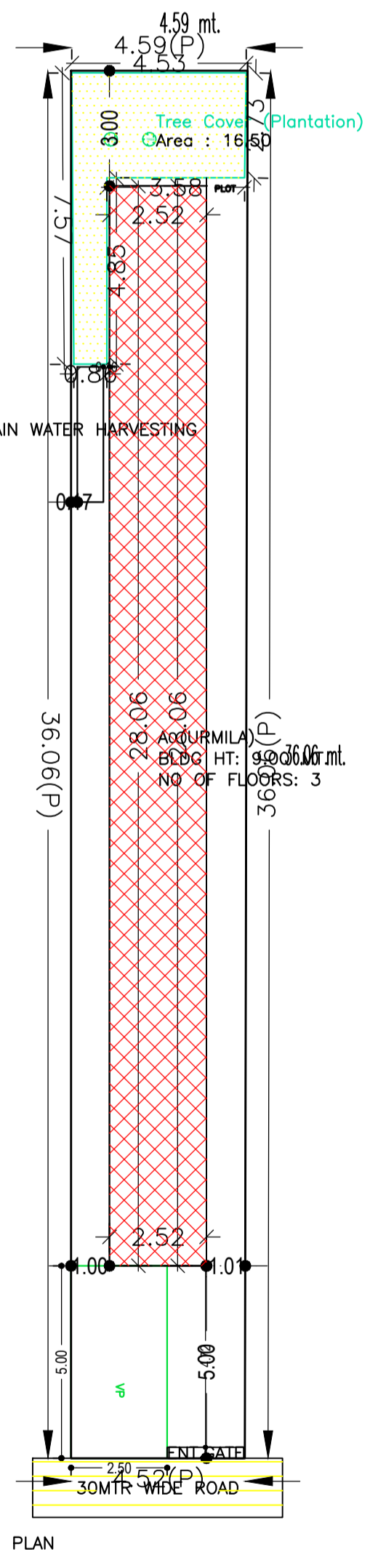
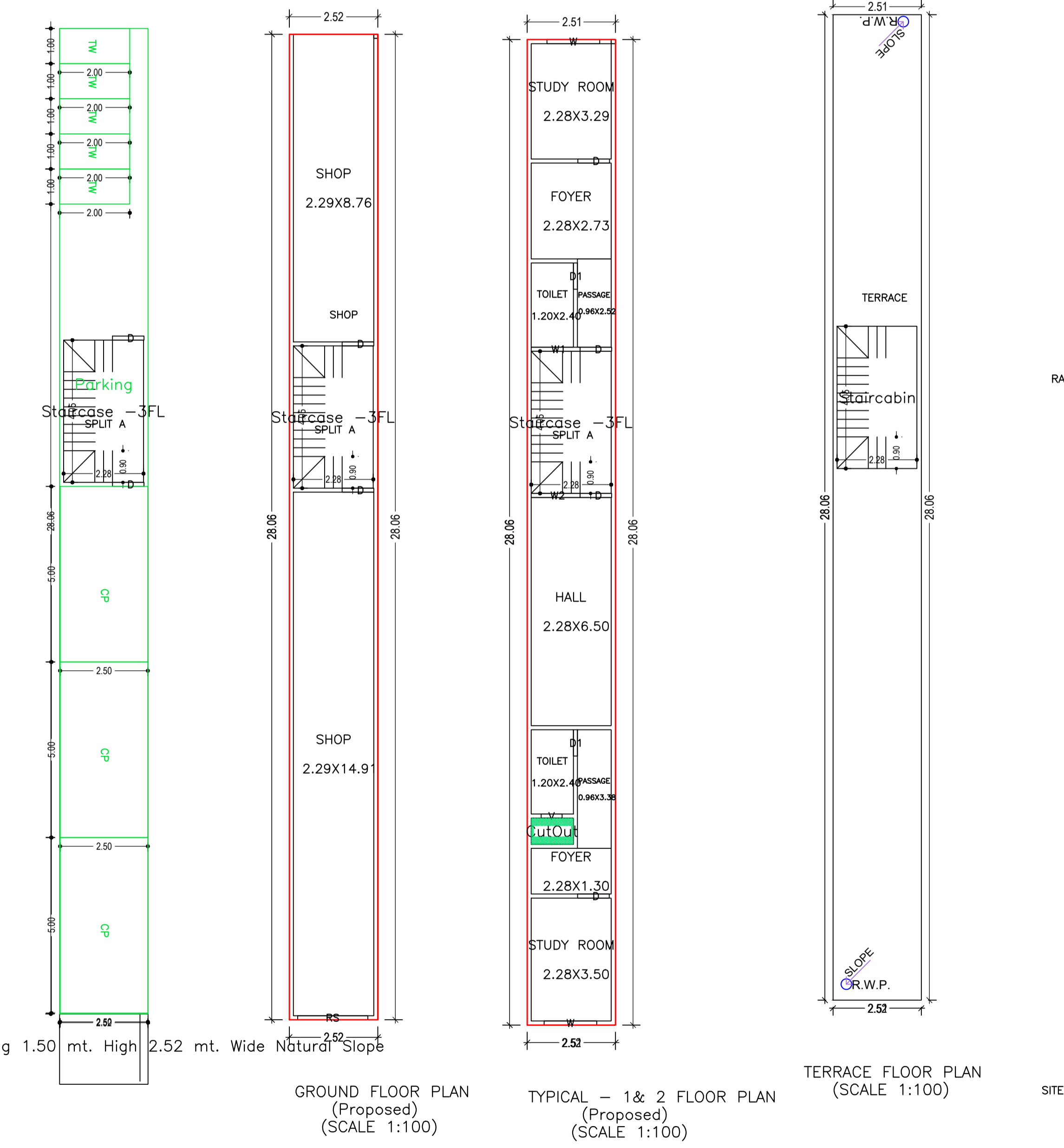
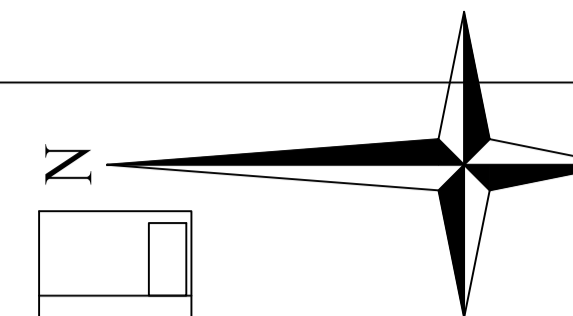
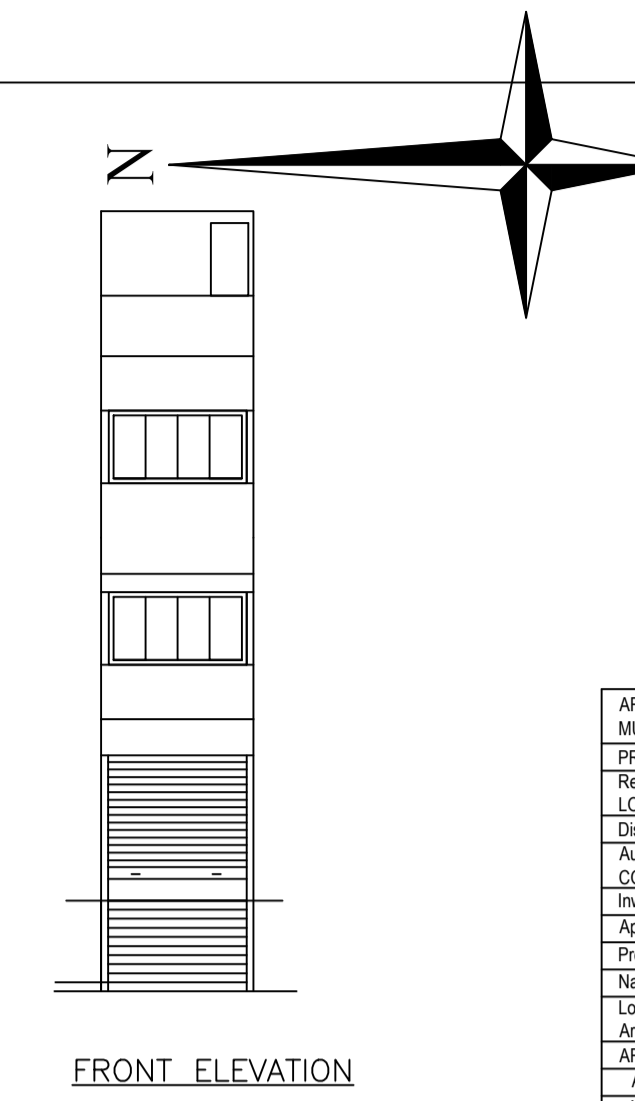
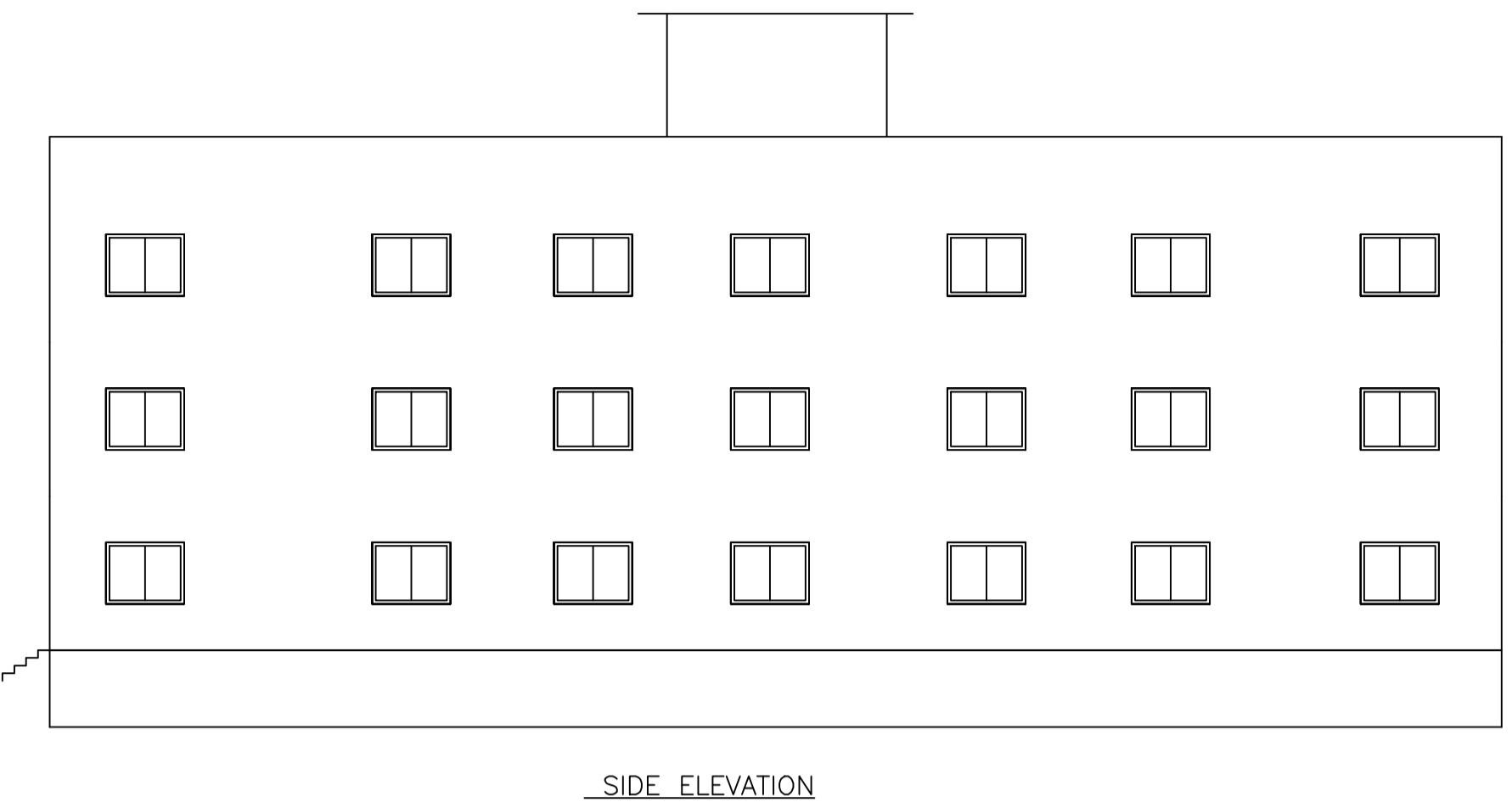
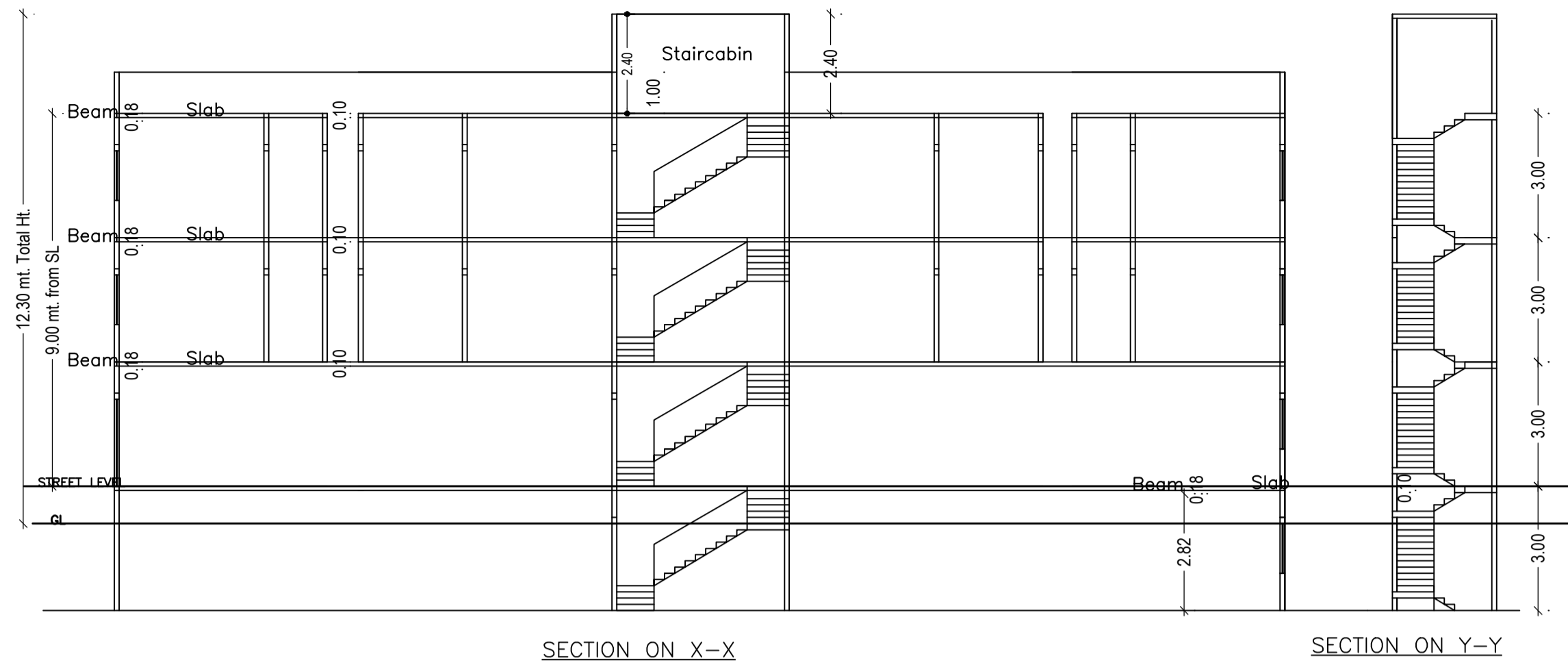


Proposal Basic Information

Proposal File No.	CMC/BP/0250/W32/2023
Owner Name	URMILA DEVI
Khata No	727
Plot No	7537
Village Name	Chas
Use	Residential
SubUse	ResiComm Bldg

AREA STATEMENT CHAS MUNICIPAL CORPORATION	VERSION NO. 1.0.66	VERSION DATE: 16/10/2020
PROJECT DETAIL	Region : JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential
	District : BOJARO	Plot SubUse: ResiComm Bldg
	Authority: CHAS MUNICIPAL CORPORATION	Plot/Religious/Structure: NA
	Invest. No: CMC/BP/0250/W32/2023	Plot/Religious/Structure: NA
	Application Type: General Proposal	North: CTS No. - PREMA DEVI
	Project Type: Building Permission	South: CTS No. - ARJUN KEJRWAL
	Nature of Development: New	East: CTS No. - CHANDRA MOHAN PATHAK
	Location of Development Area: Old Area	West: Road Width - N.H. 23 ROAD
AREA DETAILS:		SQ. MT.
AREA OF PLOT (Minimum)	(A)	164.26
NET AREA OF PLOT (Gross Plot Area - Deduction from Gross Plot Area)	(A-Deductions)	164.26
Deduction for Balance Plot Area from Gross Plot Area)		
Common Plot		16.50
Total		164.26
BALANCE AREA OF PLOT (Net Plot Area - Recreational/Amenity space)	(A-Deductions)	147.75
PLOT AREA FOR COVERAGE (Net Plot Area)	(A-Deductions)	164.26
Plot Area for FAR (Net Plot Area - Road/Widening Area)	(A-Deductions)	164.26
COVERAGE CHECK		
Permissible Coverage area (70.00 %)		114.98
Proposed Coverage Area (43.05 %)		70.72
Total Prop. Coverage Area (43.05 %)		70.72
Balance coverage area (26.95 %)		44.26
FAR CHECK		
Perm. FAR Area (2.500)		410.65
Total Perm. FAR area		410.65
Residential FAR		139.37
Commercial FAR		70.72
Proposed FAR Area		219.30
Total Proposed FAR Area		219.30
Consumed FAR (Factor)		1.34
Balance FAR Area		191.35
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		280.80
ARCHITECT (Regd)		DINABANDHU RAJAK
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)		URMILA DEVI
DEVELOPMENT AUTHORITY		LOCAL BODY



Building :A (URMILA)

Floor Name	Gross Builtup Area (Sq.mt)	Deductions From Gross BUA Area (Sq.mt)	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)	Consumed Additional FAR Area (Sq.mt)	Tmet (No.)
Basement Floor	70.72	0.00	70.72	61.51	0.00	9.21	9.21	9.21	00
Ground Floor	70.72	0.00	70.72	0.00	0.00	70.72	70.72	70.72	01
First Floor	70.58	0.90	69.68	0.00	69.68	0.00	69.68	69.68	01
Second Floor	70.58	0.90	69.68	0.00	69.68	0.00	69.68	69.68	01
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total	282.60	1.80	280.80	61.51	139.36	70.72	219.29	219.29	03
Total	282.60	1.80	280.80	61.51	139.36	70.72	219.29	219.29	03

Required Parking (Table 7a)

Building Name	Type	SubUse	Area (Sq.mt)	Units	Reqd.	Prop.	Car	Two Wheeler	Reqd.	Prop.
A (URMILA)	Commercial	Shop	>= 0	50	61.51	1	1	-	-	-
		ResComm Bldg	>= 0	1	2.00	1.00	2	-	-	-
Total:						3	3	-	1	1

Parking Check (Table 7b)

Vehicle Type	Reqd.	Prop.
Car	No.	Area
Car	3	37.50
Total Car	3	37.50
Visitor's Car Parking	-	1
Total Visitor Parking	1	12.50
Two Wheeler	-	5
Total Two Wheeler	5	10.00
Other Parking	-	-
Total	60.00	61.01

FAR & Tenement Details (Table 4c-1)

Building	No. of Same Bldg	Gross Built Up Area (Sq.mt)	Deductions From Gross BUA Area (Sq.mt)	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)	Consumed Additional FAR Area (Sq.mt)	Tmet (No.)
A (URMILA)	1	282.60	1.80	280.80	61.51	139.36	70.72	219.29	219.29	03
Grand Total	1	282.60	1.80	280.80	61.51	139.36	70.72	219.29	219.29	03

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
A (URMILA)	Residential	ResiComm Bldg	Non-Highrise

SCHEDULE OF DOOR: (SCALE 1:100)

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (URMILA)	D1	0.75	2.10	04
A (URMILA)	D	0.90	2.10	10
A (URMILA)	RS	2.00	2.40	01

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (URMILA)	V	0.60	0.60	02
A (URMILA)	W1	1.39	1.20	02
A (URMILA)	W2	1.39	1.20	02
A (URMILA)	W	1.50	1.20	04

Buildingwise Floor FAR Details

Floor Name	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	70.72	8.21	70.72	8.21
Ground Floor	70.72	70.72	70.72	70.72
First Floor	69.68	69.68	69.68	69.68
Second Floor	69.68	69.68	69.68	69.68
Terrace Floor	0.00	0.00	0.00	0.00
Total	280.80	219.29	280.80	219.29

UnitBUA Table for Building :A (URMILA)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SHOP	SHOP	70.72	70.71	2	1
TYPICAL - 1& 2 FLOOR PLAN	SPLIT A	FLAT	69.68	69.67	9	2
2 FLOOR PLAN	-	-	210.09	210.05	20	3

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

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