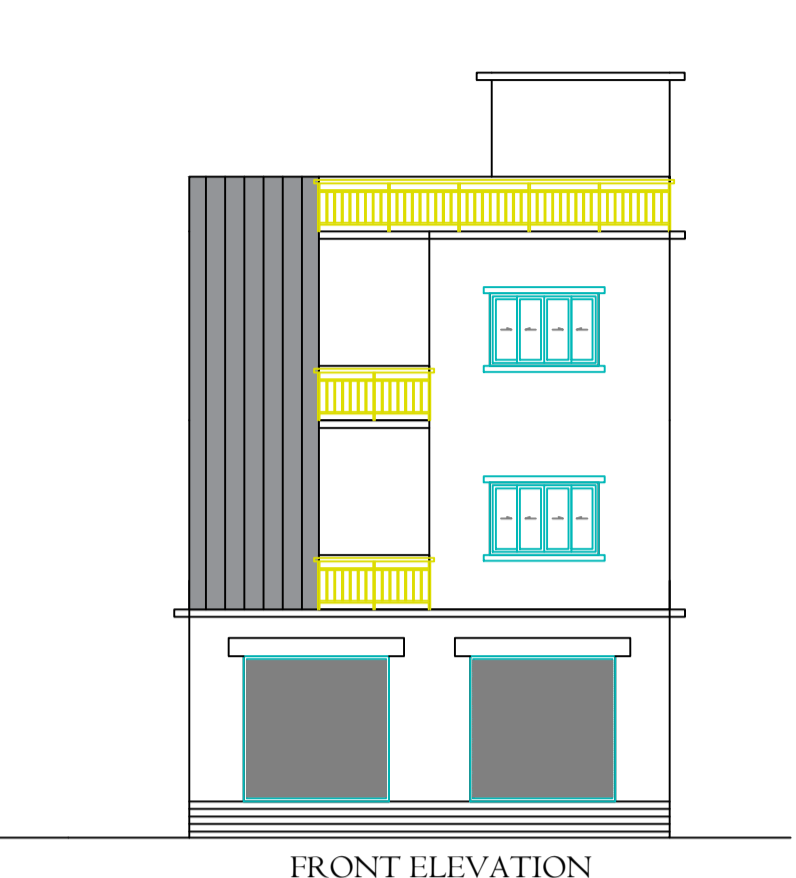
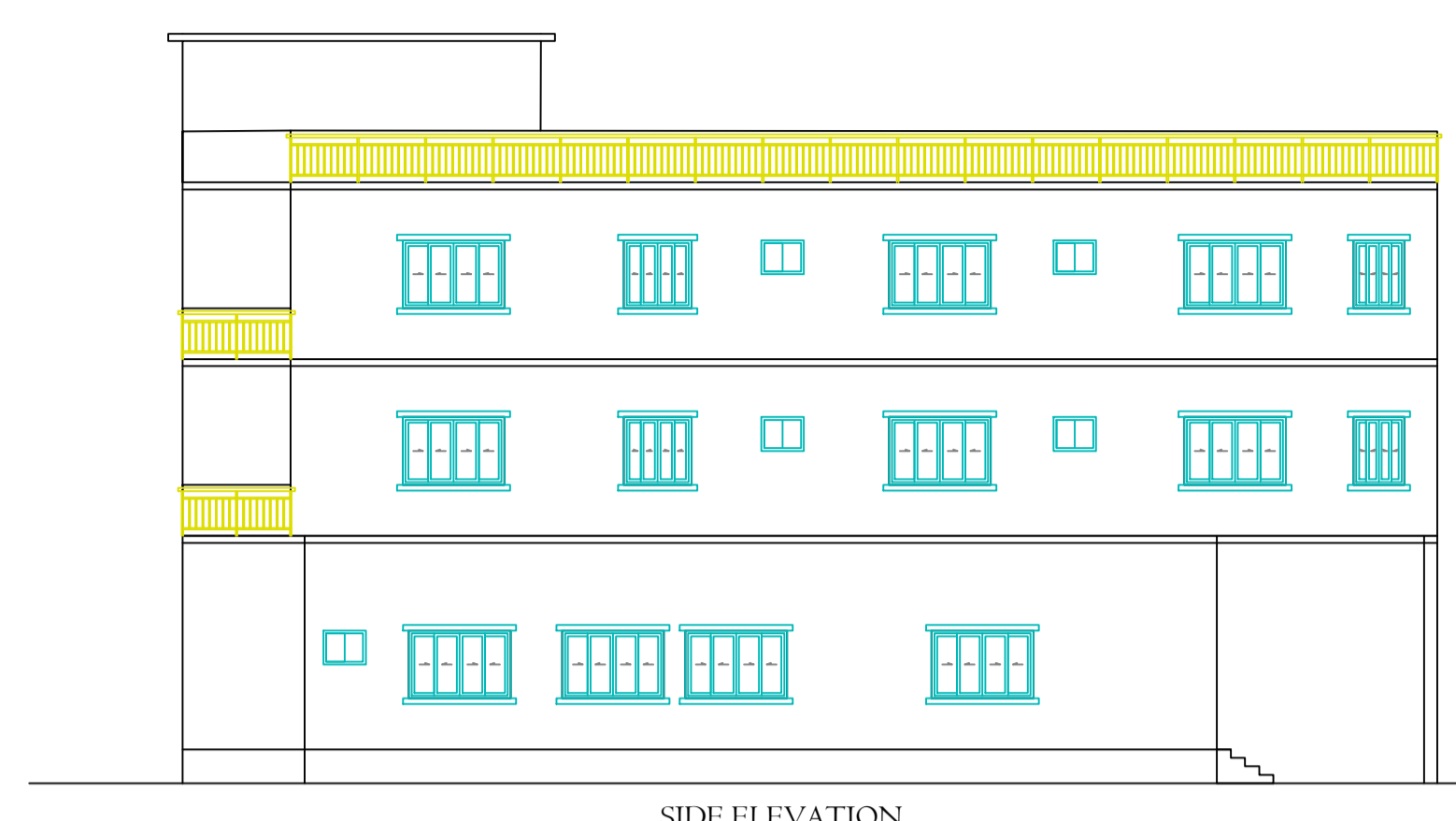
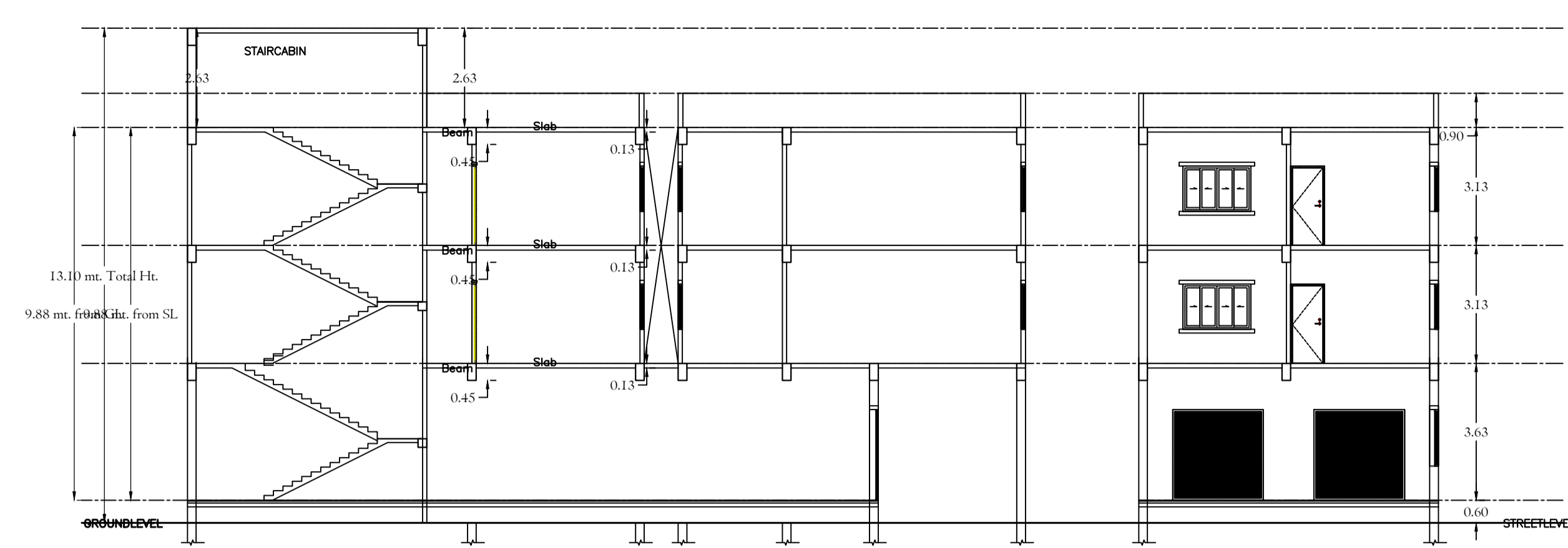
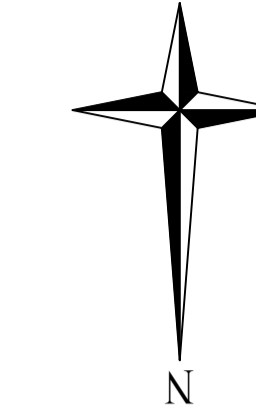


Proposal Basic Information

Proposal File No.	CMC/BP/0145/W07/2024
Owner Name	PARMOD KUMAR
Khata No	1
Plot No	1790
Village Name	Chas
Use	Residential
SubUse	ResiComm Bldg



AREA STATEMENT CHAS MUNICIPAL CORPORATION	VERSION NO: 1.0.73
PROJECT DETAIL:	VERSION DATE: 16/10/2020
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential
District: BOKARO	Plot SubUse: ResiComm Bldg
Authority: CHAS MUNICIPAL CORPORATION	PlotNearbyReligiousStructure: NA
Inward No: CMC/BP/0145/W07/2024	PlotSubPlot No: 1790
Application Type: General Proposal	North: Road Width - 12.1
Project Type: Building Permission	South: Plot No. - 1790
Nature of Development: New	East: Road Width - 6.0
Location of Development Area: Old Area	West: Plot No. - 1790

AREA DETAILS:		SQ. MT.
AREA OF PLOT (Minimum)	(A)	242.85
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	242.85
Deduction for Balance Plot Area(from Gross Plot Area)		
Common Plot		25.36
Total		25.36
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	217.49
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	242.85
Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions)	242.85

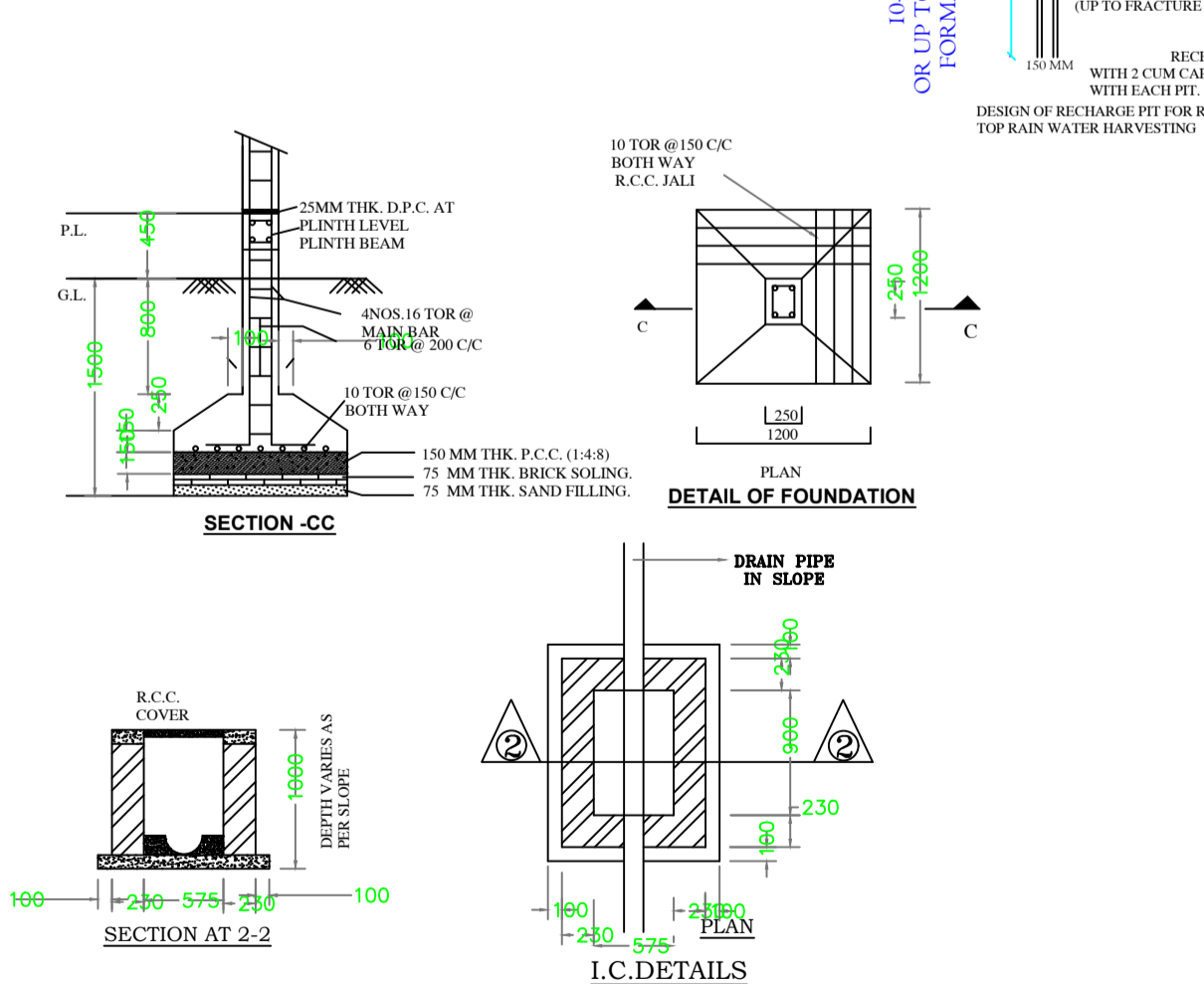
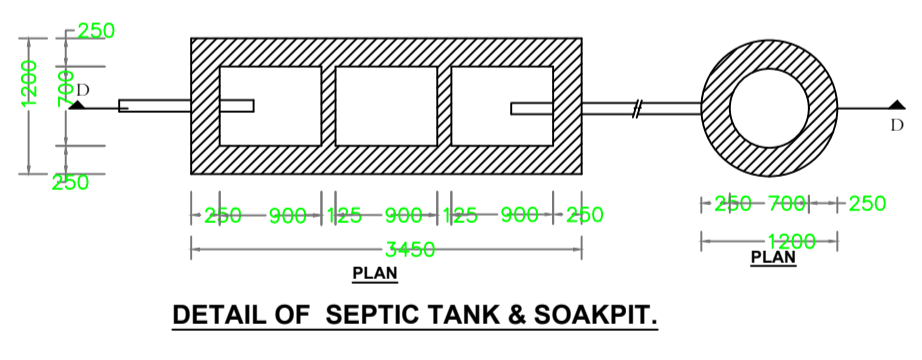
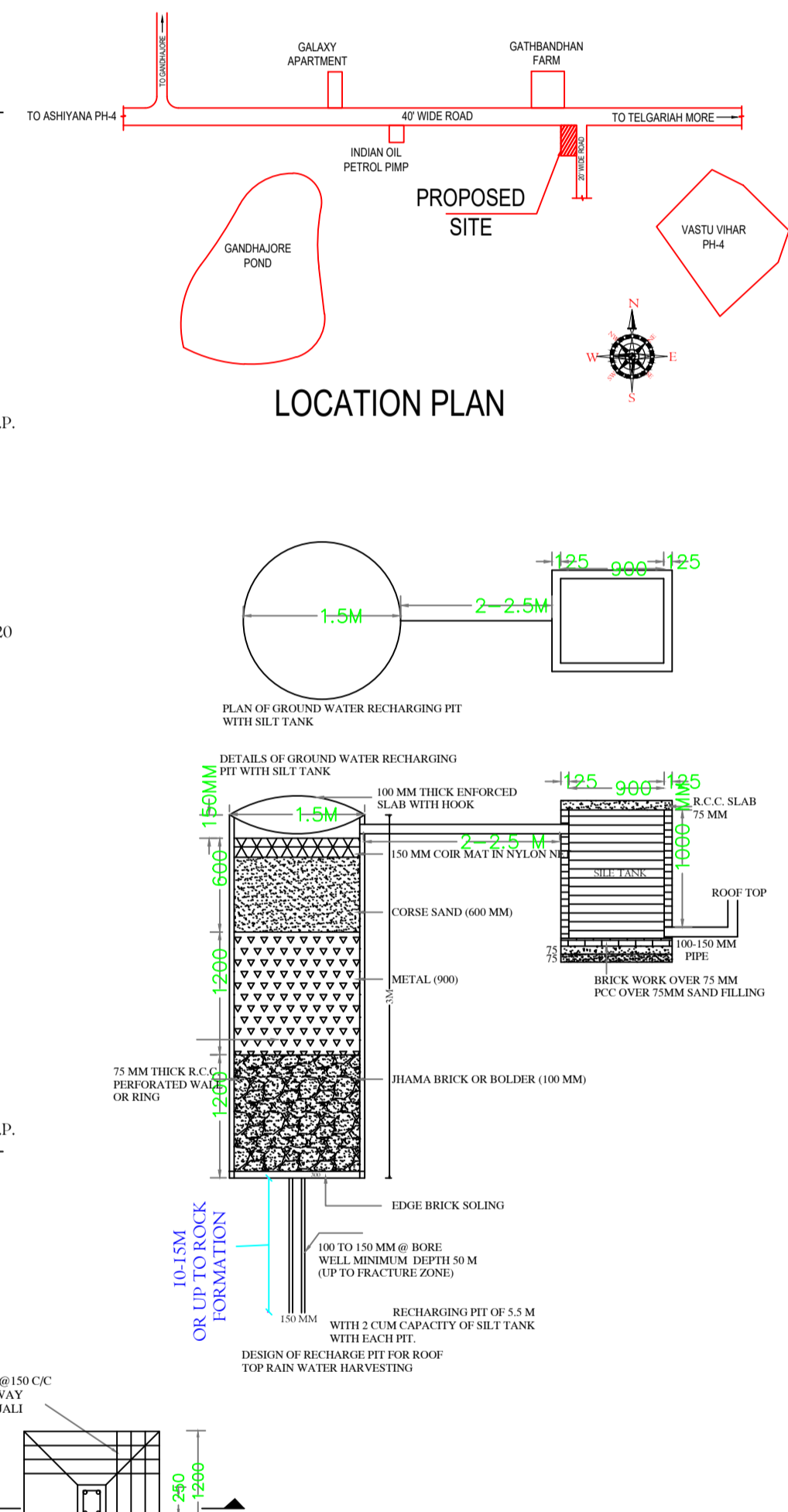
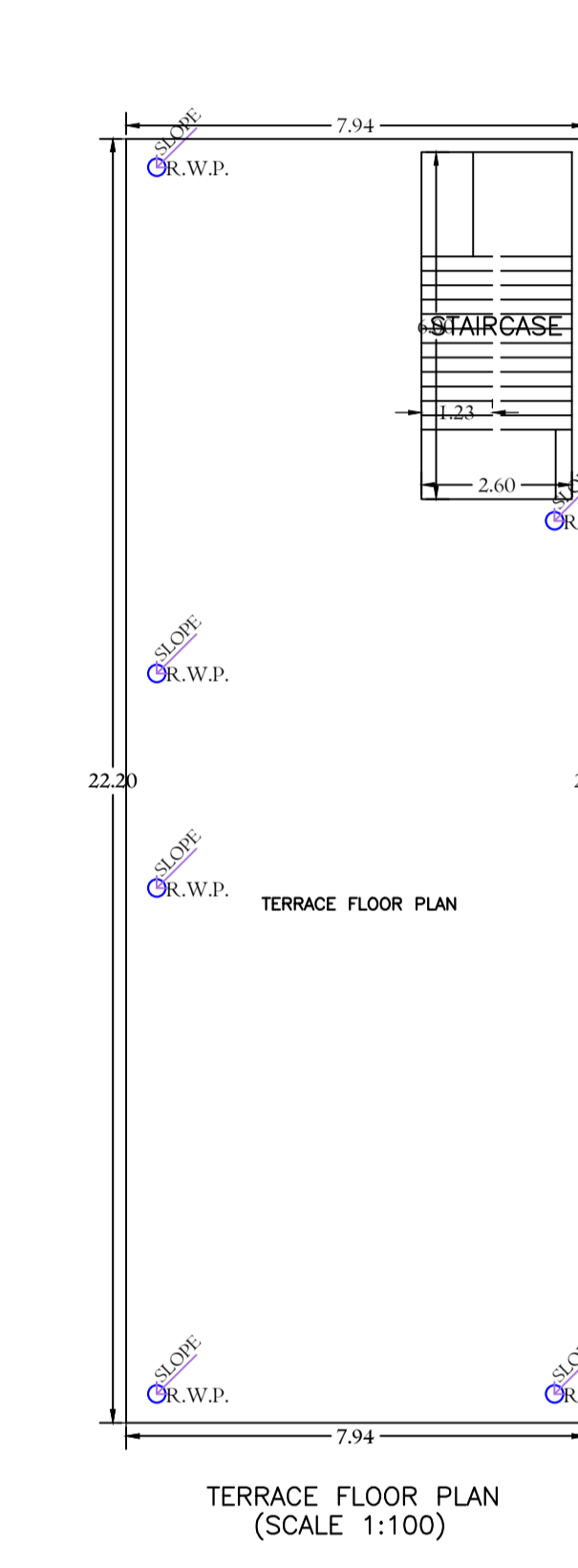
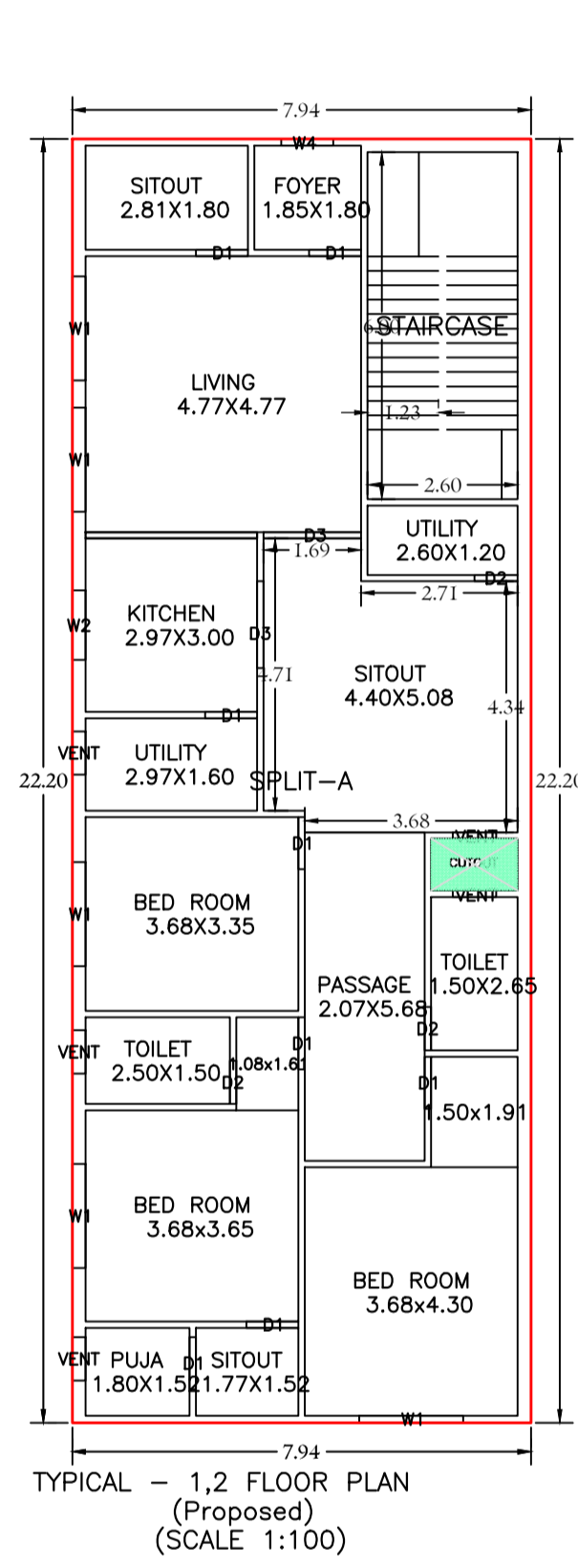
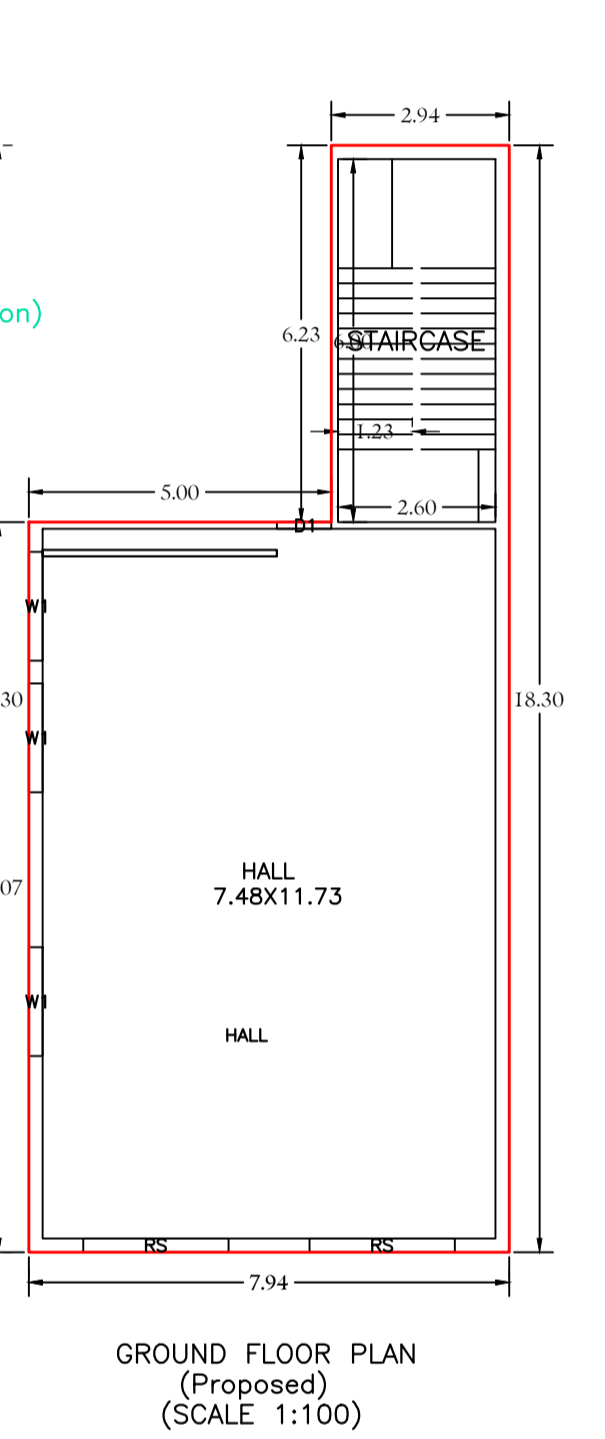
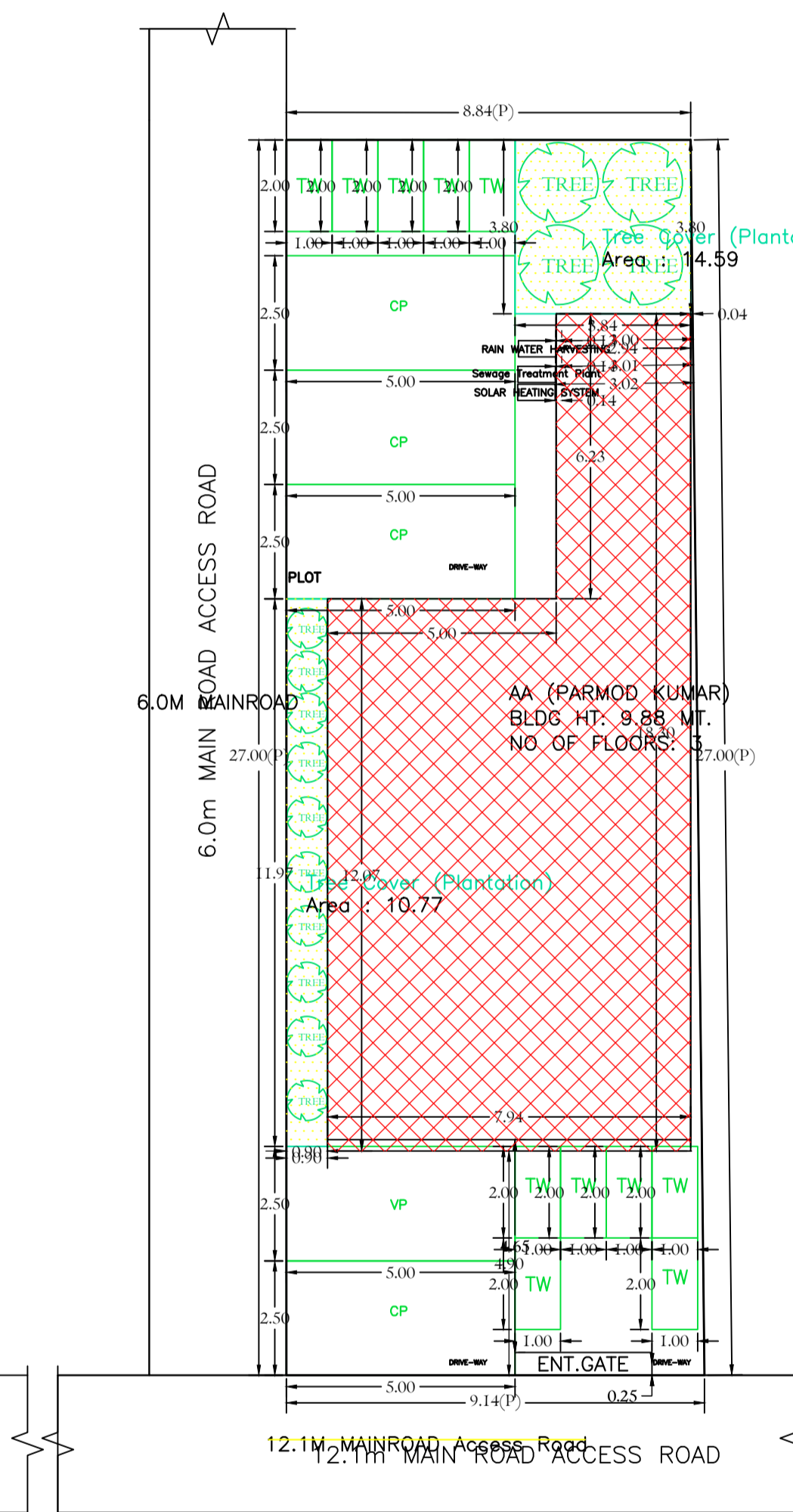
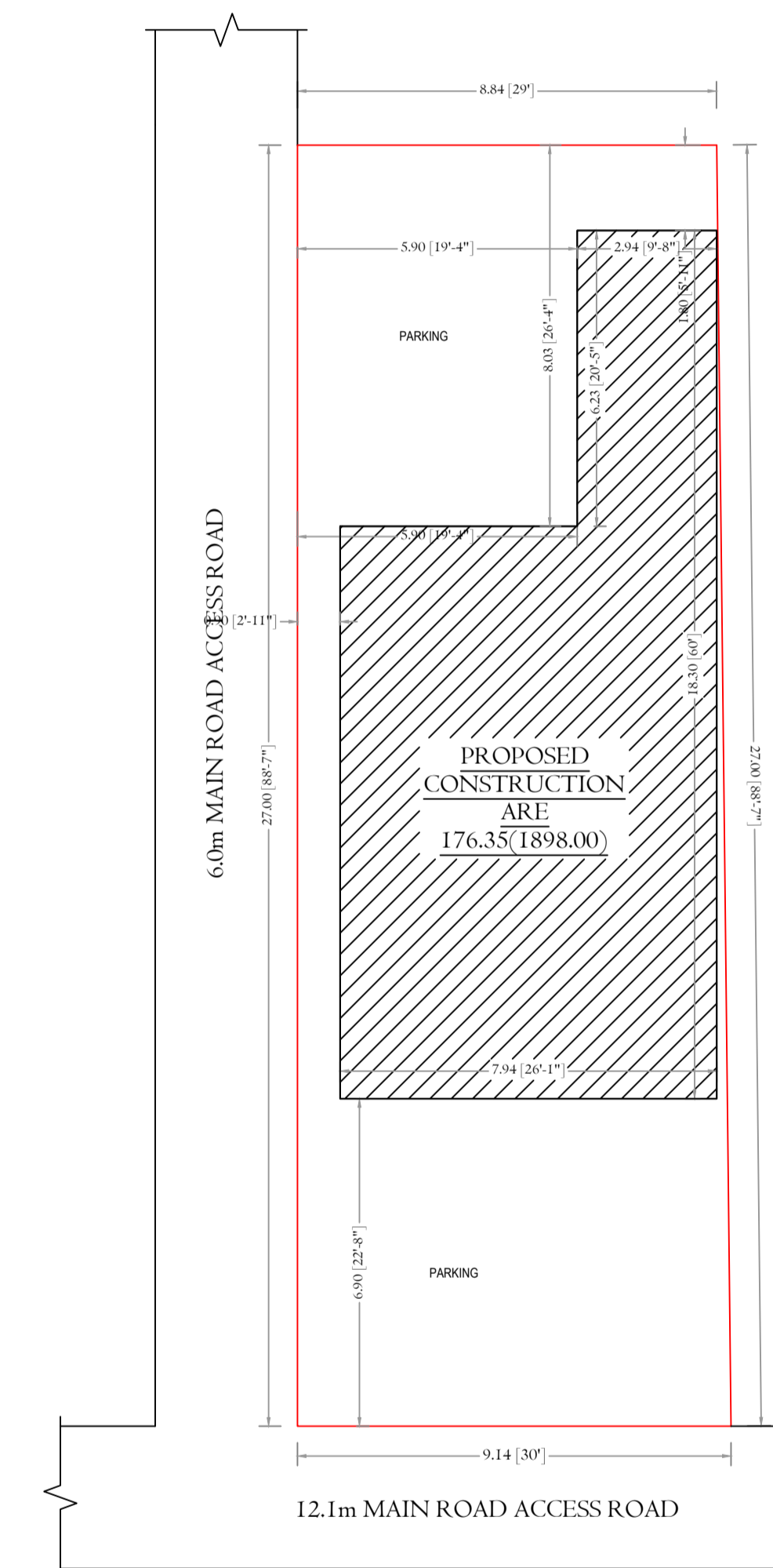
COVERAGE CHECK		
Permissible Coverage area (60.00 %)		145.71
Proposed Coverage Area (47.03 %)		114.20
Total Prop. Coverage Area (47.03 %)		114.20
Balance coverage area (12.98 %)		31.51
FAR CHECK		
Perm. FAR Area (2.500)		607.13
Total Perm. FAR area		607.13
Residential FAR		349.81
Commercial FAR		114.20
Proposed FAR Area		464.00
Total Proposed FAR Area		464.00
Consumed FAR (Factor)		1.91
Balance FAR Area		143.13
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		466.70
ARCHITECT (Regd)	Jiten Kumar	
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)	PARMOD KUMAR	
DEVELOPMENT AUTHORITY		LOCAL BODY

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

Buildingwise Floor FAR Details				
Floor Name	Building Name AA (PARMOD KUMAR)		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	114.20	114.20	114.20	114.20
First Floor	176.25	174.90	176.25	174.90
Second Floor	176.25	174.90	176.25	174.90
Terrace Floor	0.00	0.00	0.00	0.00
Total:	466.70	464.00	466.70	464.00

Building USE/SUBUSE Details									
Building Name	Building Use	Building SubUse	Building Structure	Floor Name	Floor Use	Floor SubUse	FAR Name	FAR Use	FAR SubUse
AA (PARMOD KUMAR)	Residential	ResiComm Bldg	Non-Highrise	GROUND FLOOR PLAN	Commercial	Commercial Bldg	Commercial FAR	Commercial	Commercial Bldg
				TYPICAL - 1,2 FLOOR PLAN	Residential	Bungalow/ Dwelling / Non Apartment	Residential FAR	Residential	Bungalow/ Dwelling / Non Apartment
				TERRACE FLOOR PLAN	Residential	ResiComm Bldg	-	-	-

Required Parking (Table 7a)											
Building Name	Type	SubUse	Area (Sq.mt.)	Units		Car		Visitors Car		TwoWheeler	
				Reqd.	Prop.	Reqd./Unit	Prop.	Reqd./Unit	Prop.	Reqd./Unit	Prop.
AA (PARMOD KUMAR)	Commercial Bldg	Bungalow/ Dwelling / Non Apartment	> 0	100	98.60	1	1	-	-	-	-
			> 0	100	98.60	-	-	-	-	1	3
			> 0	1	2.00	1.00	2	-	-	-	-
Residential	Dwelling / Non Apartment	-	> 0	1	2.00	-	-	1	1	-	-
			> 0	1	2.00	-	-	-	-	-	-
Total:			-	-	-	3	4	1	1	3	11



UnitBUA Table for Building :AA (PARMOD KUMAR)						
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	HALL	OTHER	87.79	87.36	1	1
TYPICAL - 1, 2 FLOOR PLAN	SPLIT-A	FLAT	146.06	145.74	15	2
Total:	-	-	379.92	378.83	31	3

FAR & Tenement Details (Table 4c-1)								
Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)			Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)	
			Void	Resi.	Commercial			
AA (PARMOD KUMAR)	1	466.70	2.70	349.80	114.20	464.00	03	
Grand Total:		1	466.70	2.70	349.80	114.20	464.00	03

Building :AA (PARMOD KUMAR)							
Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)			Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
		Void	Resi.	Commercial			
Ground Floor	114.20	0.00	0.00	114.20	114.20	01	
First Floor	176.25	1.35	174.90	0.00	174.90	01	
Second Floor	176.25	1.35	174.90	0.00	174.90	01	
Terrace Floor	0.00	0.00	0.00	0.00	0.00	00	
Total:	466.70	2.70	349.80	114.20	464.00	03	
Total Number of Same Buildings	1						
Total:	466.70	2.70	349.80	114.20	464.00	03	

SCHEDULE OF DOOR:				
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
AA (PARMOD KUMAR)	D2	0.75	2.10	06
AA (PARMOD KUMAR)	D1	0.90	2.10	17
AA (PARMOD KUMAR)	D3	1.50	2.10	02
AA (PARMOD KUMAR)	D3	1.69	2.10	02
AA (PARMOD KUMAR)	RS	2.40	2.40	02

Parking Check (Table 7b)				
Vehicle Type	Reqd.			
	No.	Area	No.	Area
Car	-	-	4	50.00
Total Car	3	37.50	4	50.00
Visitor's Car Parking	-	-	1	12.50
Total Visitor Parking	1	12.50	1	12.50
TwoWheeler	-	-	11	22.00
Total TwoWheeler	3	6.00	11	22.00
Total		56.00		106.50

SCHEDULE OF WINDOW/VENTILATION:				
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
AA (PARMOD KUMAR)	VENT	0.75	1.20	10
AA (PARMOD KUMAR)	W4	0.90	1.20	02
AA (PARMOD KUMAR)	W2	1.20	1.20	02
AA (PARMOD KUMAR)	W1	1.80	1.20	13

LTP NAME AND SIGNATURE		STRUCTURAL ENG'S NAME AND SIGNATURE		BUILDER NAME AND SIGNATURE		DIGITAL SIGNATURE	
Jiten Kumar		CMC/ARC/0006/2022					