

Proposal Basic Information

Proposal File No.	CMC/BP/0157/W07/2024
Owner Name	SUJATA KUMARI
Khata No	667
Plot No	2317
Village Name	Chas
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

AREA STATEMENT CHAS MUNICIPAL CORPORATION	VERSION NO: 1.0.73
REGION: JHARKHAND URBAN LOCAL BODIES	VERSION DATE: 16/10/2020
PROJECT DETAIL:	Plot Use: Residential
Region: BOKARO	Plot SubUse: Bungalow/ Dwelling / Non Apartment
District: BOKARO	PlotNearbyReligiousStructure: NA
Authority: CHAS MUNICIPAL CORPORATION	PlotSubPlot No: 2317
Inward No: CMC/BP/0157/W07/2024	North: Plot No. - PART OF PLOT
Application Type: General Proposal	South: Plot No. - MANJIT KUMAR SINGH
Project Type: Building Permission	East: Plot No. - KHAGENDRA NATH MAHATO AND OTHERS
Nature of Development Area: New	West: Road Width - SURVEY ROAD

AREA DETAILS:	SQ. MT.
AREA OF PLOT (Minimum)	(A) 263.11
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions) 263.11
Deduction for Balance Plot Area(from Gross Plot Area)	
Common Plot	40.21
Total	40.21
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions) 222.90
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions) 263.11
Plot Area for FAR (Net Plot Area + Road/Widening Area)	(A-Deductions) 263.11

COVERAGE CHECK	
Permissible Coverage area (60.00 %)	157.87
Proposed Coverage Area (49.65 %)	130.64
Total Prop. Coverage Area (49.65 %)	130.64
Balance coverage area (10.35 %)	27.23
FAR CHECK	
Perm. FAR Area (1.500)	394.66
Total Perm. FAR area	394.66
Residential FAR	210.51
Proposed FAR Area	210.51
Total Proposed FAR Area	210.51
Consumed FAR (Factor)	0.80
Balance FAR Area	184.15

BUILT UP AREA CHECK	Total Proposed BuiltUp Area	261.28
ARCHITECT (Regd)		RAVI KUMAR
ENGINEER (Regd)		
SUPERVISOR (Regd)		SUJATA KUMARI
OWNER (Regd)		
DEVELOPMENT AUTHORITY		LOCAL BODY

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

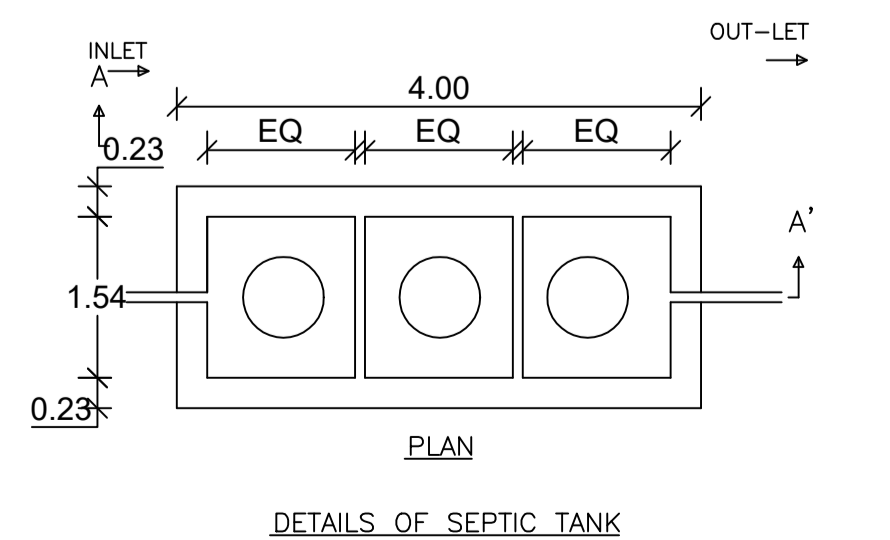
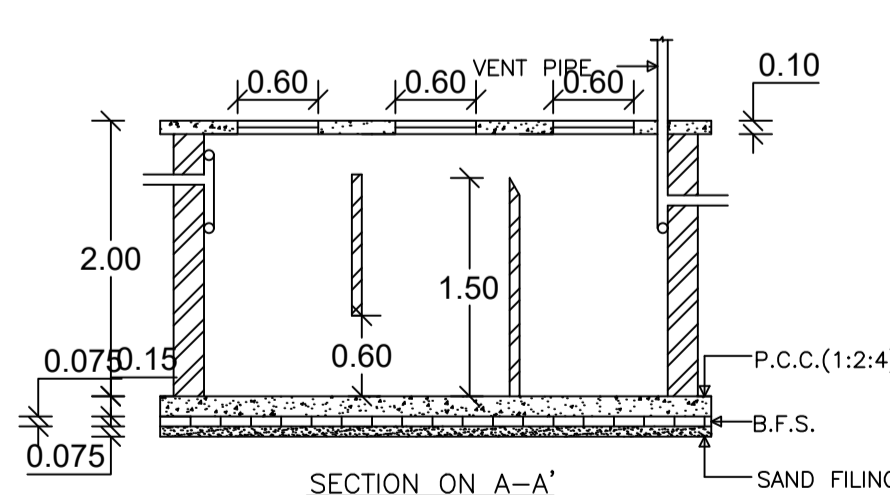
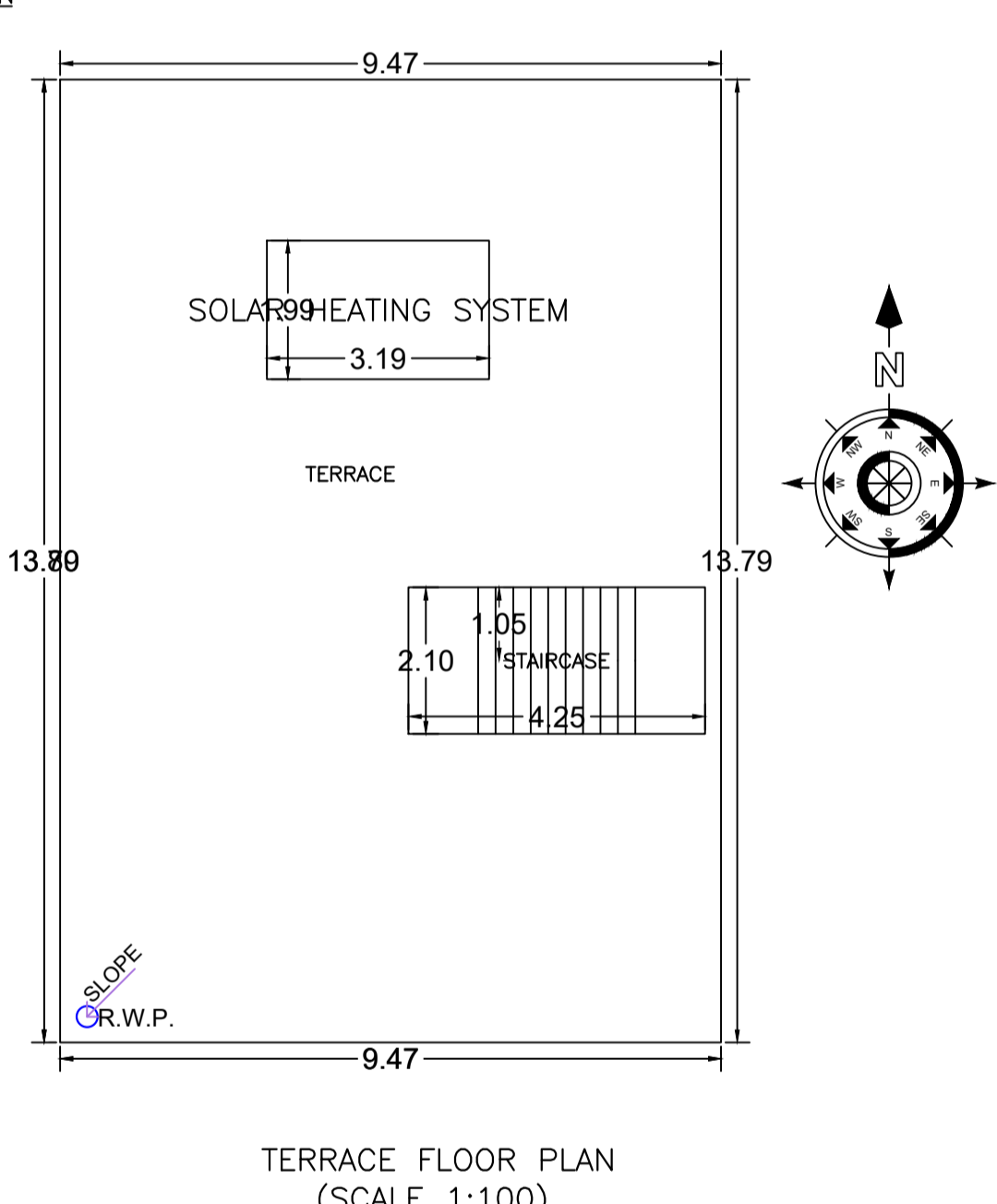
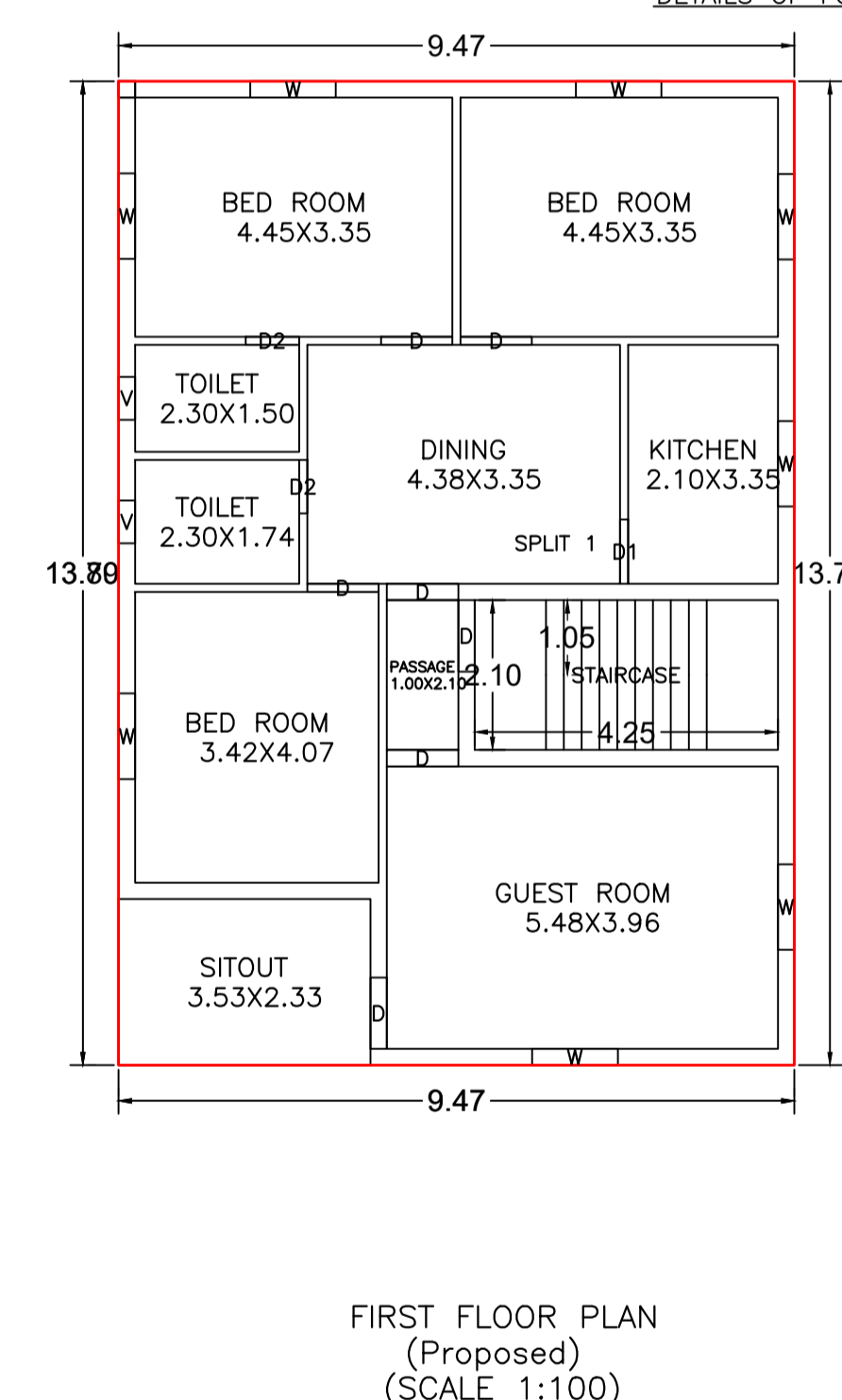
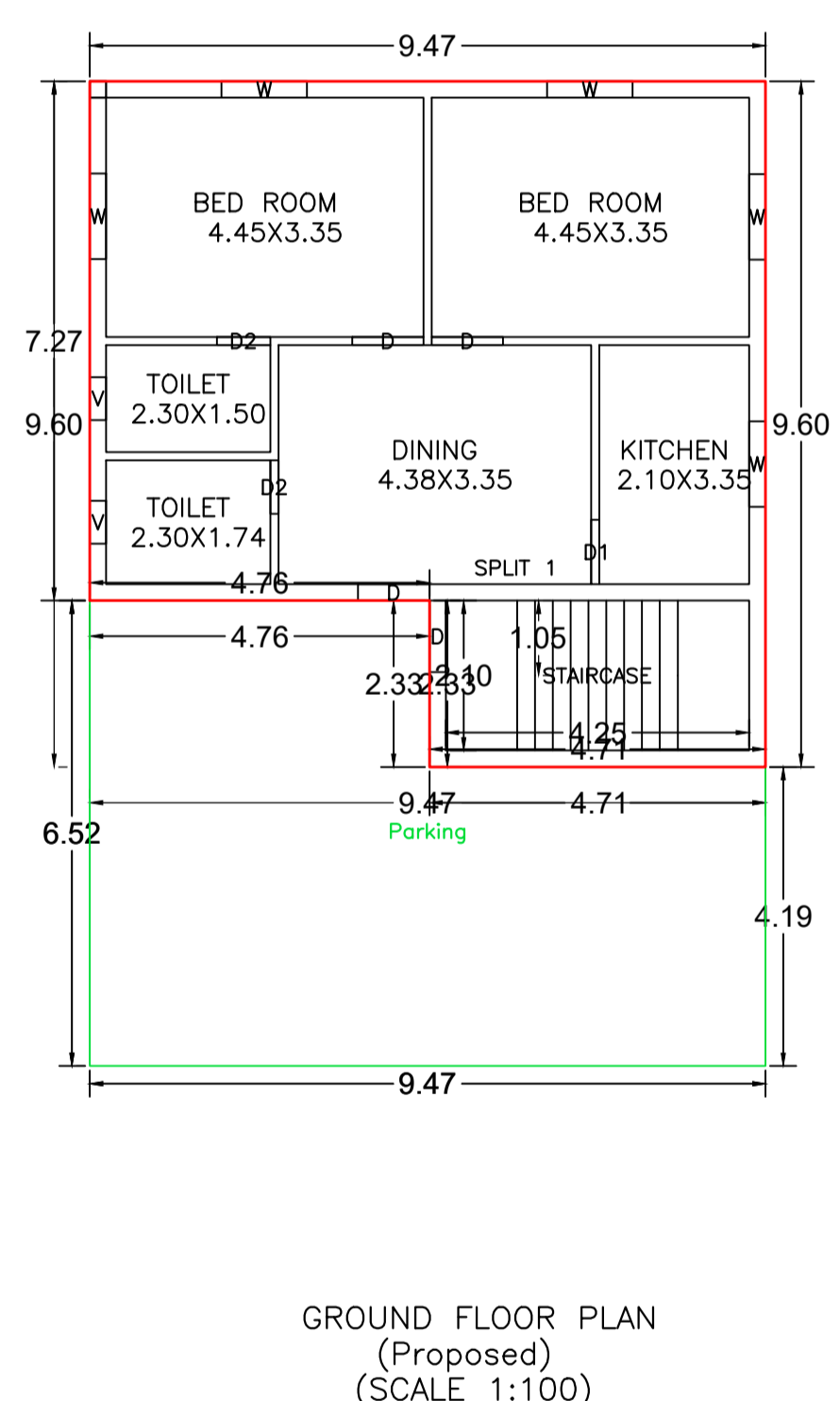
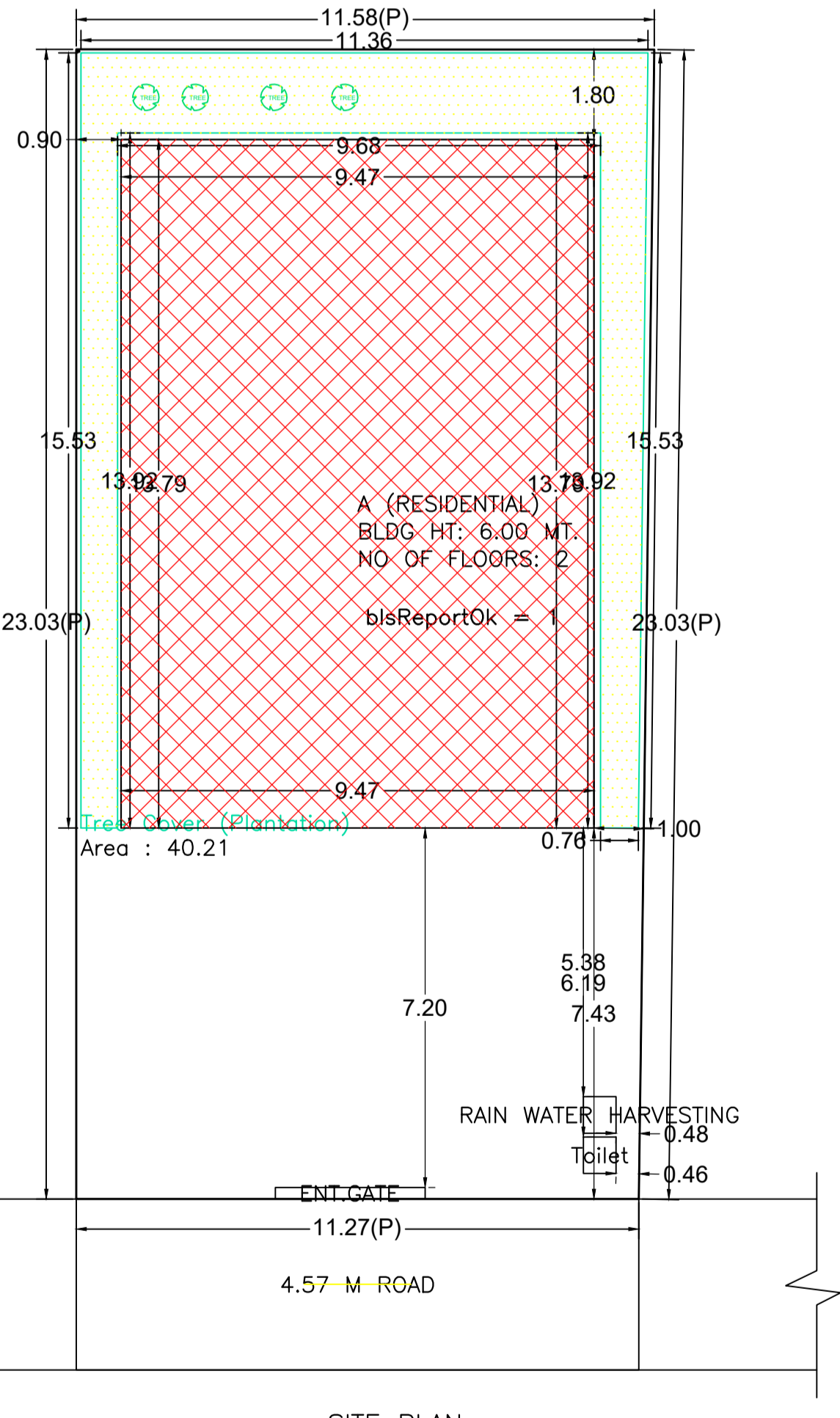
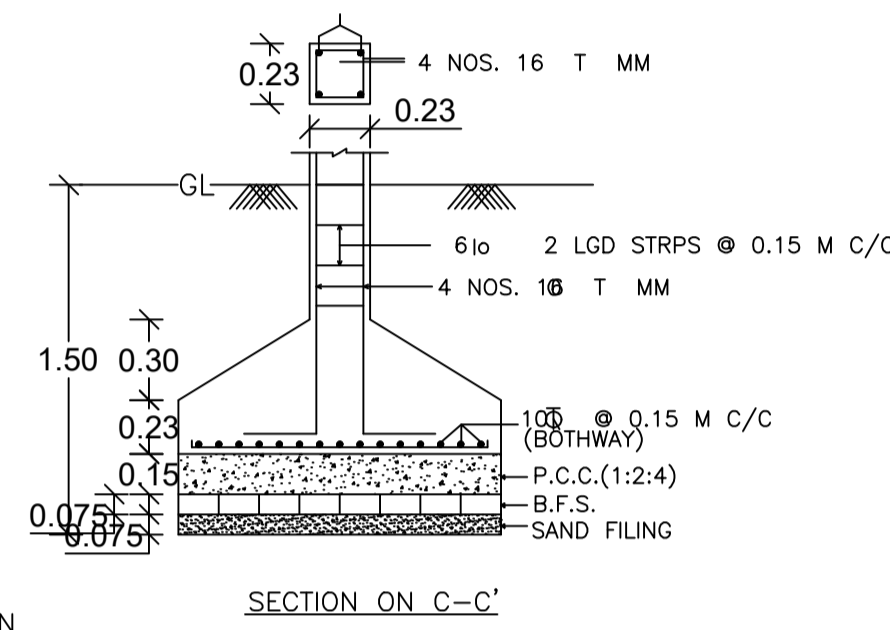
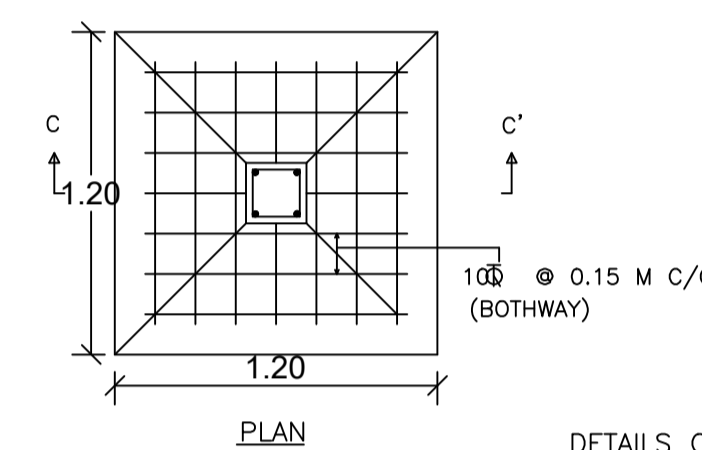
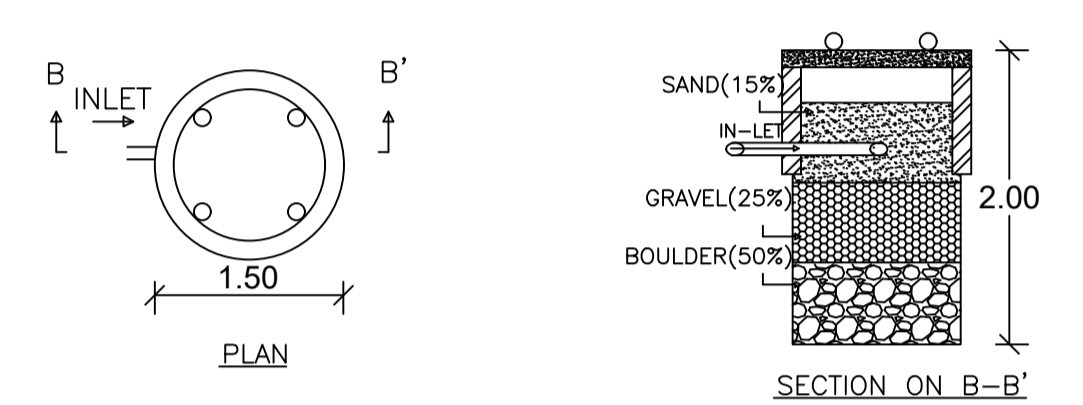
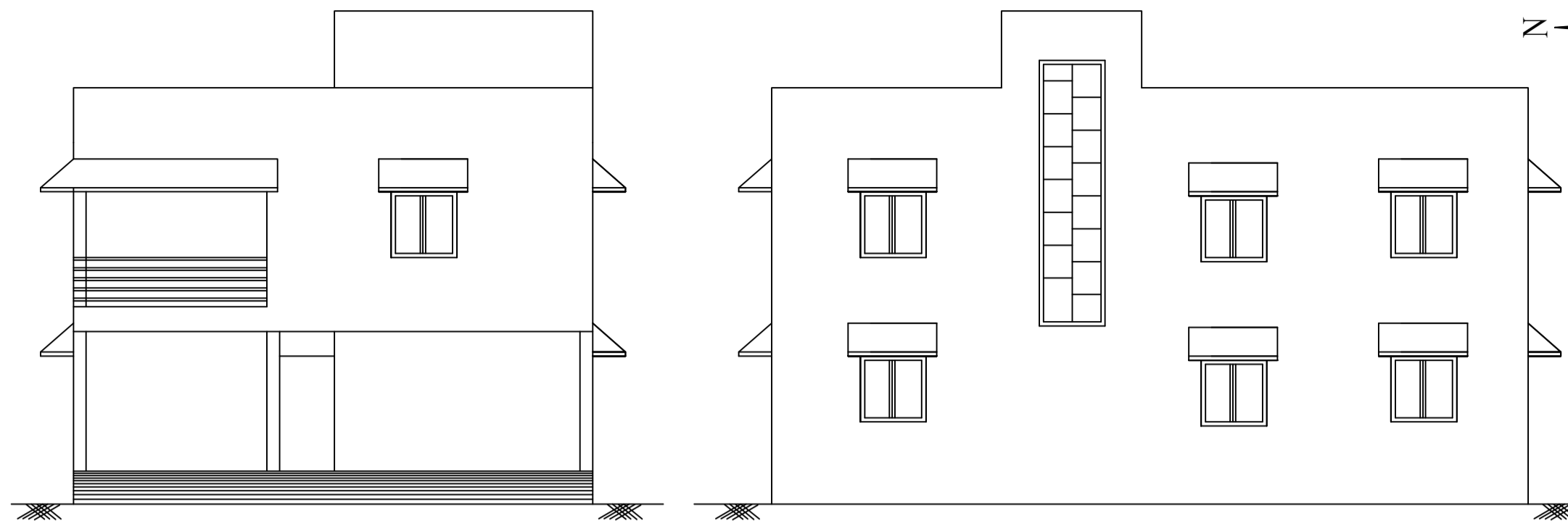
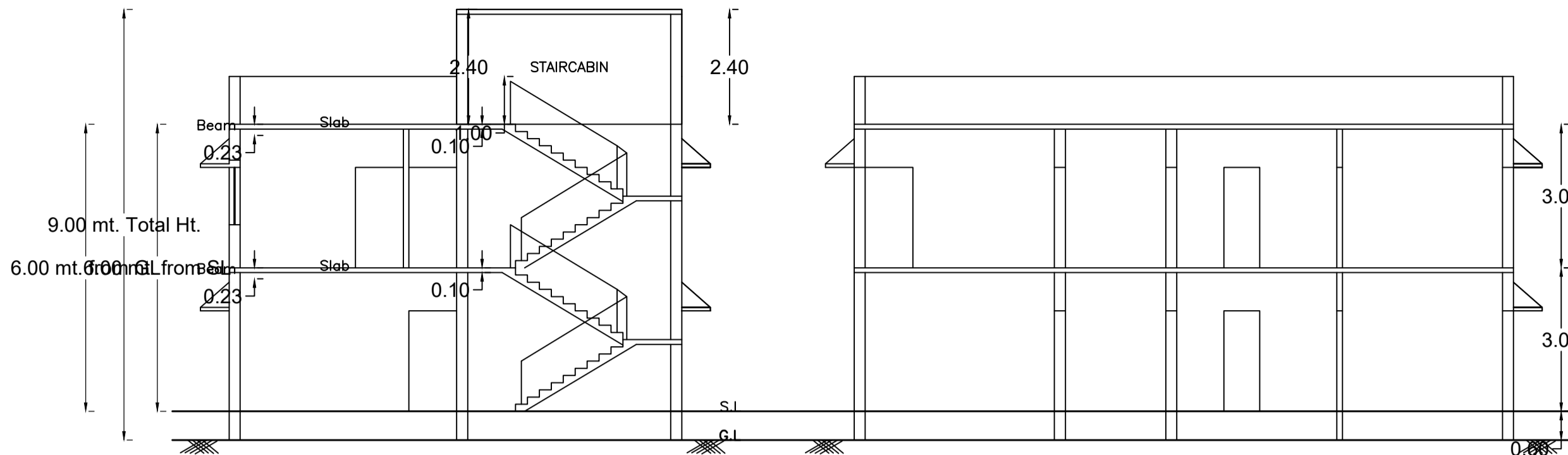
Buildingwise Floor FAR Details				
Floor Name	Building Name A (RESIDENTIAL)		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Ground Floor	130.64	79.87	130.64	79.87
First Floor	130.64	130.64	130.64	130.64
Terrace Floor	0.00	0.00	0.00	0.00
Total:	261.28	210.51	261.28	210.51

Building USE/SUBUSE Details									
Building Name	Building Use	Building SubUse	Building Structure	Floor Name	Floor Use	Floor SubUse	FAR Name	FAR Use	FAR SubUse
A (RESIDENTIAL)	Residential	Bungalow/ Dwelling / Non Apartment	Non-Highrise	GROUND FLOOR PLAN	Residential	Bungalow/ Dwelling / Non Apartment	RESIFAR	Residential	Bungalow/ Dwelling / Non Apartment
				FIRST FLOOR PLAN	Residential	Bungalow/ Dwelling / Non Apartment	RESIFAR	Residential	Bungalow/ Dwelling / Non Apartment
				TERRACE FLOOR PLAN	Residential	Bungalow/ Dwelling / Non Apartment	-	-	-

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.)
A (RESIDENTIAL)	1	261.28	50.77	210.51	210.51	210.51	01
Grand Total:	1	261.28	50.77	210.51	210.51	210.51	01

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
RAVI KUMAR CMC/DFTMN/0024/2017			



Building :A (RESIDENTIAL)						
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.)
Ground Floor	130.64	50.77	79.87	79.87	79.87	01
First Floor	130.64	0.00	130.64	130.64	130.64	00
Terrace Floor	0.00	0.00	0.00	0.00	0.00	00
Total:	261.28	50.77	210.51	210.51	210.51	01
Total Number of Same Buildings	1					
Total:	261.28	50.77	210.51	210.51	210.51	01

SCHEDULE OF DOOR:					
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS	
A (RESIDENTIAL)	D2	0.75	2.10	04	
A (RESIDENTIAL)	D1	0.90	2.10	02	
A (RESIDENTIAL)	D	1.00	2.10	10	
SCHEDULE OF WINDOW/VENTILATION:					
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS	
A (RESIDENTIAL)	V	0.60	1.20	04	
A (RESIDENTIAL)	W	1.20	1.20	13	

UnitBUA Table for Building :A (RESIDENTIAL)						
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT 1	FLAT	210.51	210.40	6	1
FIRST FLOOR PLAN	SPLIT 1	FLAT	0.00	0.00	10	0
Total:	-	-	210.51	210.40	16	1