

Proposal Basic Information

Proposal File No.	CNP/EP/002/W10/2023
Owner Name	BINOD KUMAR RATHOR, PRADIP AMRITLAL RATHOR, MUKESH KUMAR RATOR
Khata No	11
Plot No	210
Village Name	Badi Bazar
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

AREA STATEMENT	CHAI BASA NAGAR PARISHAD	VERSION NO.: 1.0.65	VERSION DATE: 16/10/2020
PROJECT DETAIL:			
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential		
District: WEST SINGHBHUM	Plot SubUse: Bungalow/ Dwelling / Non Apartment		
Authority: CHAI BASA NAGAR PARISHAD	PlotNearby/ReligiousStructure: NA		
Inward_No: CNP/EP/002/W10/2023	Plot/SubPlot No: 210		
Application Type: General Proposal	North: Road Width - 7		
Project Type: Building Permission	South: Plot No. - S K SEN		
Nature of Development: New	East: Plot No. - CHAMPA BISWAS		
Location of Development Area: Old Area	West: Plot No. - A K SEN		
AREA DETAILS:			
AREA OF PLOT (Minimum)	(A)		SQ.MT. 313.75
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)		313.75
Deduction for Balance Plot Area(from Gross Plot Area)			
Common Plot Total			28.01
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)		285.74
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)		313.75
Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions)		313.75
COVERAGE CHECK			
Permissible Coverage area (60.00 %)			188.25
Proposed Coverage Area (56.24 %)			176.46
Total Prop. Coverage Area (56.24 %)			176.46
Balance coverage area (3.76 %)			11.79
FAR CHECK			
Perm. FAR Area (2.000)			627.50
Total Perm. FAR area			627.50
Residential FAR			291.87
Proposed FAR Area			291.87
Total Proposed FAR Area			291.87
Consumed FAR (Factor)			0.93
Balance FAR Area			335.63
BUILT UP AREA CHECK			
Total Proposed BuiltUp Area			365.20
ARCHITECT (Regd)			SAQUIB JAWED
ENGINEER (Regd)			
SUPERVISOR (Regd)			
OWNER (Regd)			BINOD KUMAR RATHOR, PRADIP AMRITLAL RATHOR AND MUKESH KUMAR RATOR
DEVELOPMENT AUTHORITY		LOCAL BODY	

COLOR INDEX

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

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	176.45	103.12	176.45	103.12
First Floor	188.75	188.75	188.75	188.75
Terrace Floor	0.00	0.00	0.00	0.00
Total :	365.20	291.87	365.20	291.87

FAR & Tenement Details (Table 4c-1)

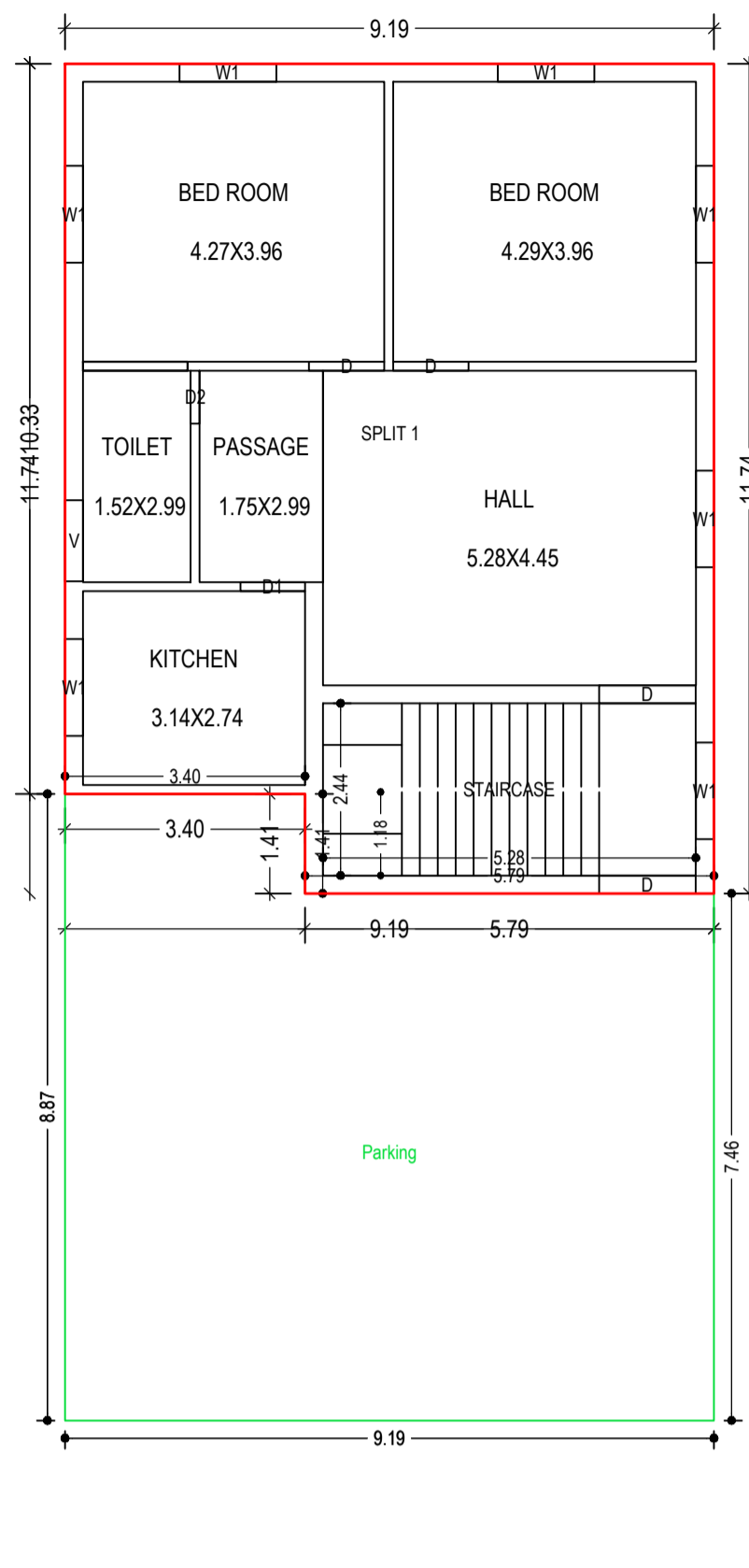
Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)	Proposed FAR Area (Sq.mt.)		Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
				Parking	Resi.			
A (RESIDENTIAL)	1	365.20	73.33	291.87	291.87	291.87	291.87	01
Grand Total :	1	365.20	73.33	291.87	291.87	291.87	291.87	01

Building USE/SUBUSE Details

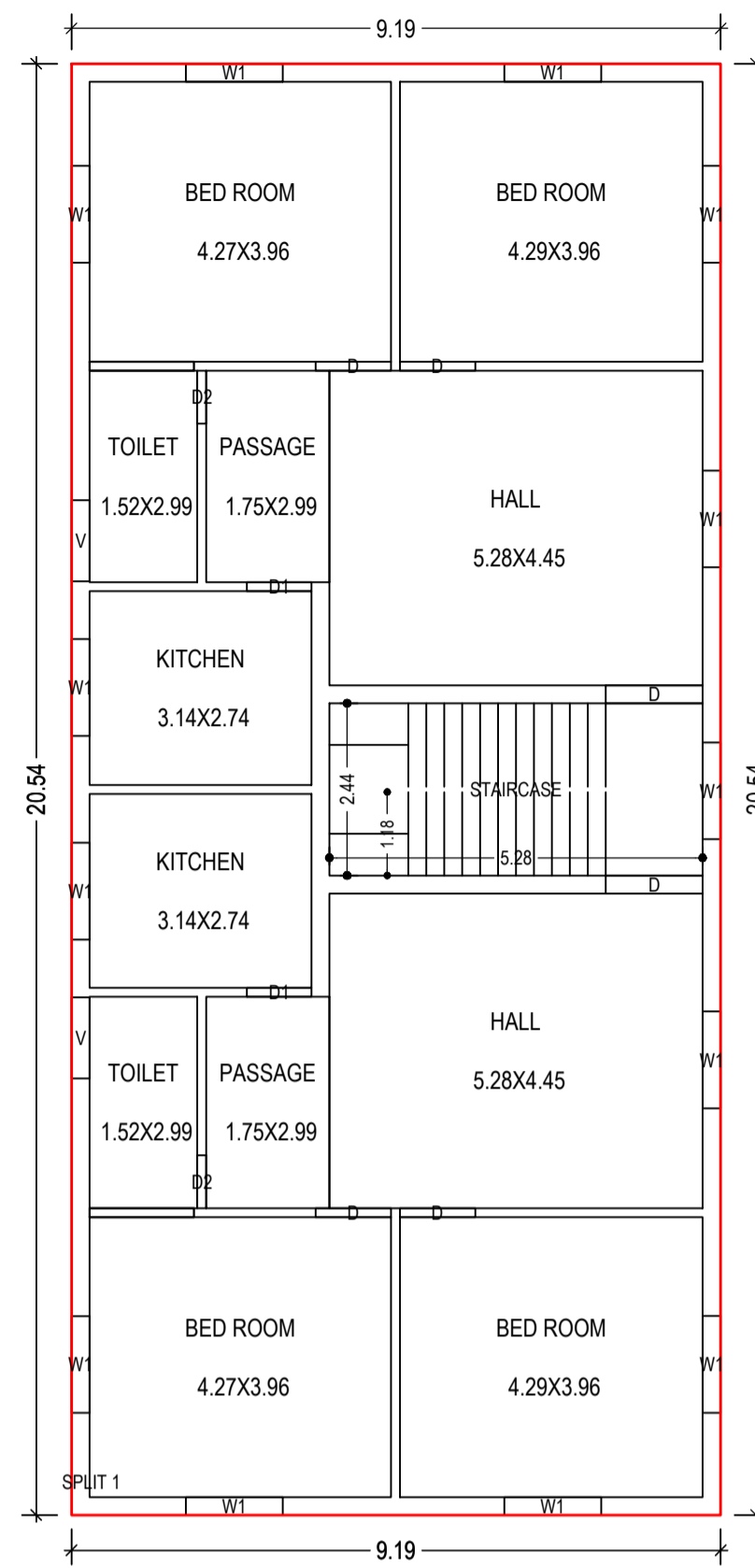
Building Name	Building Use	Building SubUse	Building Structure
A (RESIDENTIAL)	Residential	Bungalow/ Dwelling / Non Apartment	Non-Highrise

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
SAQUIB JAWED CNP/ENG/0007/2021			

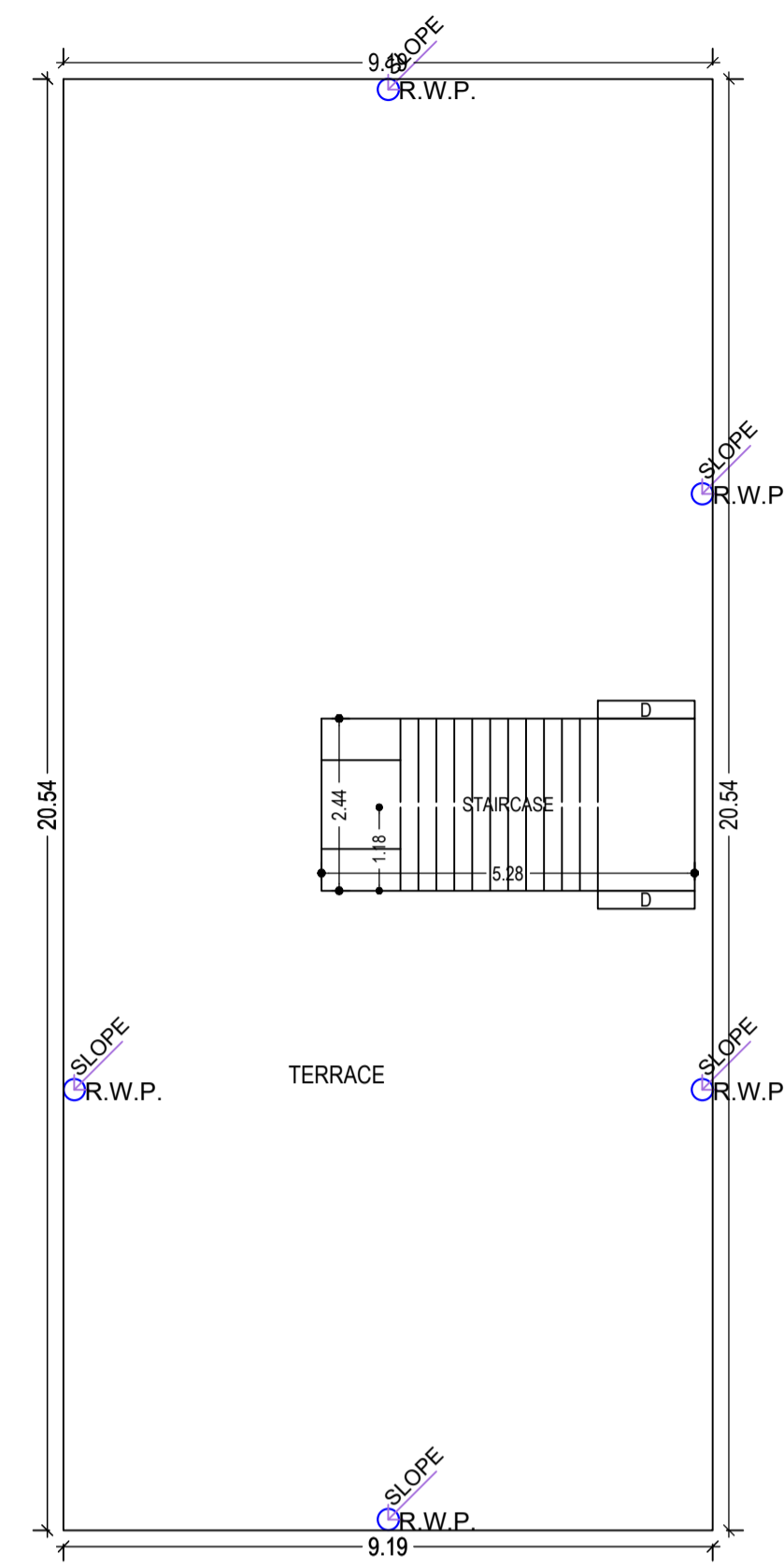
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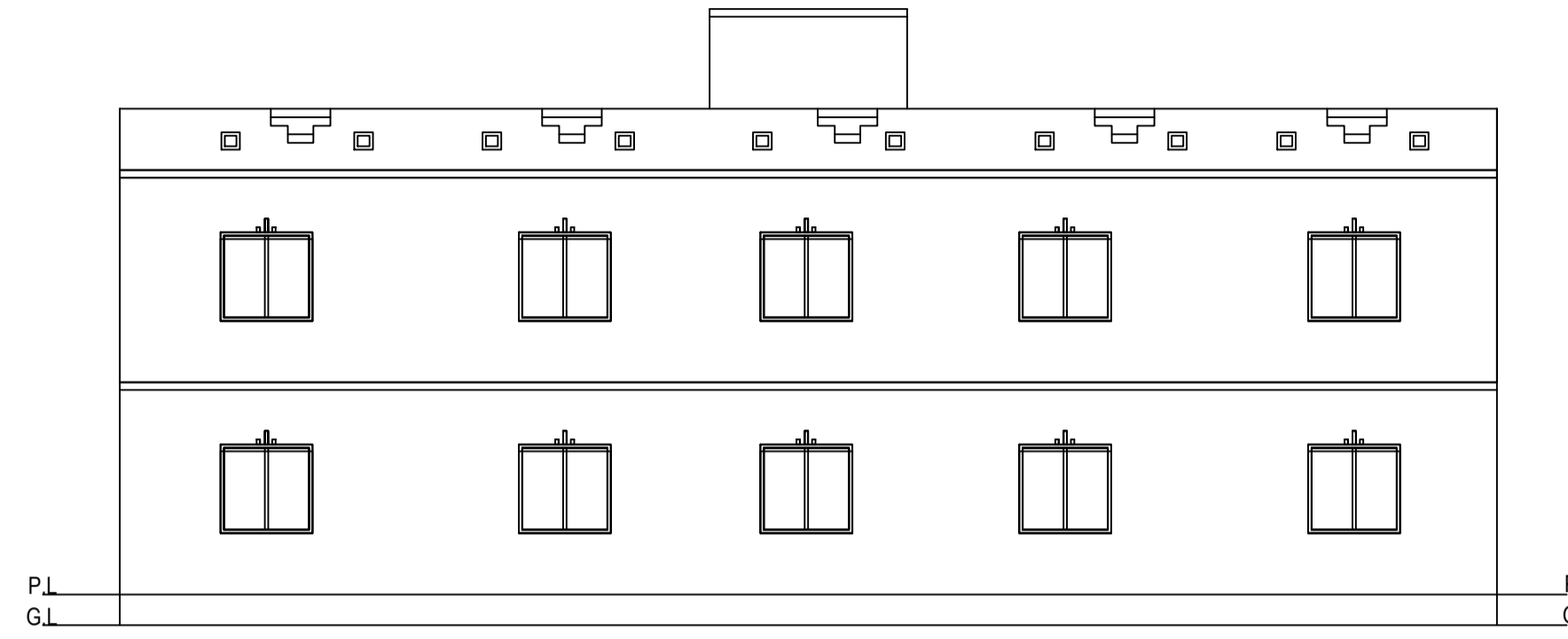
GROUND FLOOR PLAN
(Proposed)
(SCALE 1:100)



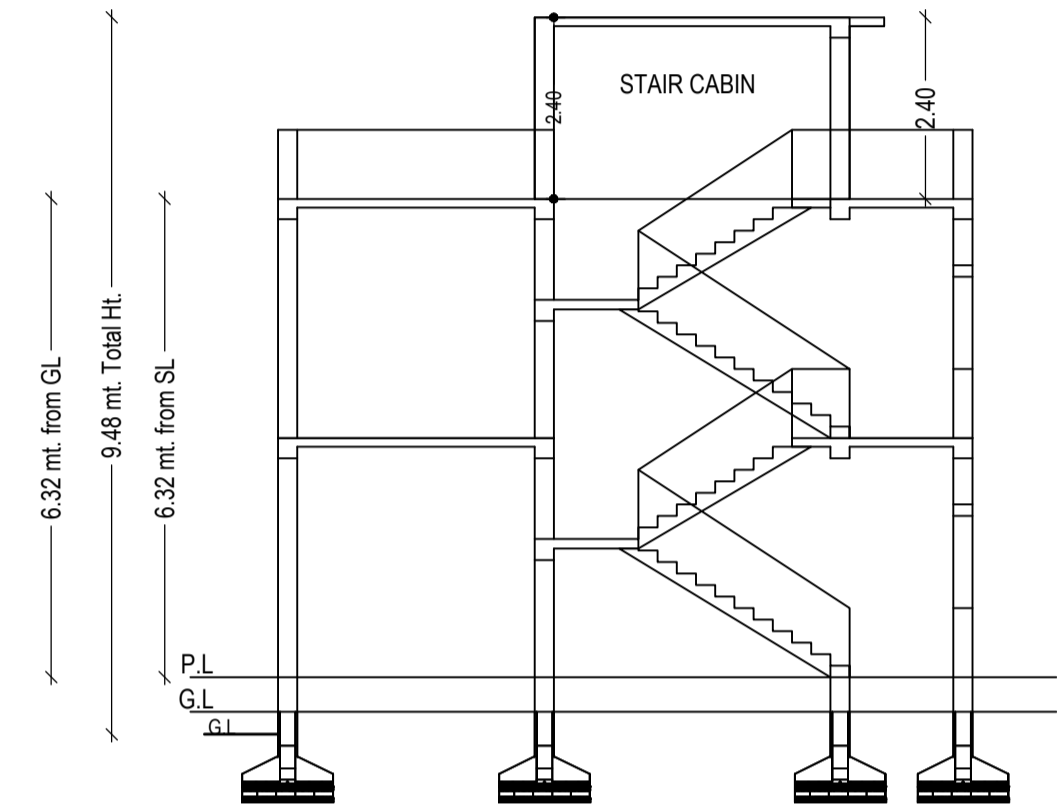
FIRST FLOOR PLAN
(Proposed)
(SCALE 1:100)



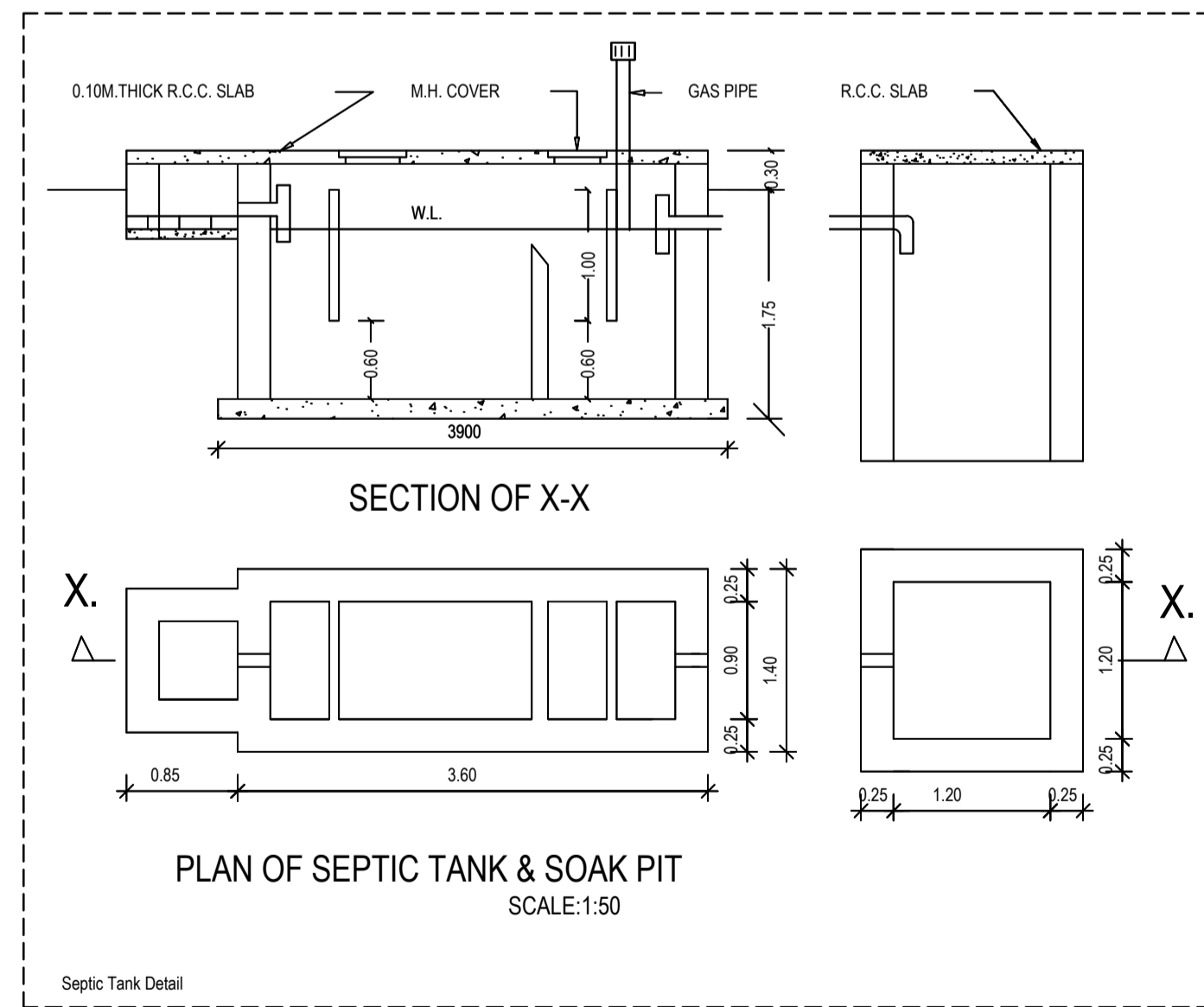
TERRACE FLOOR PLAN
(Proposed)
(SCALE 1:100)



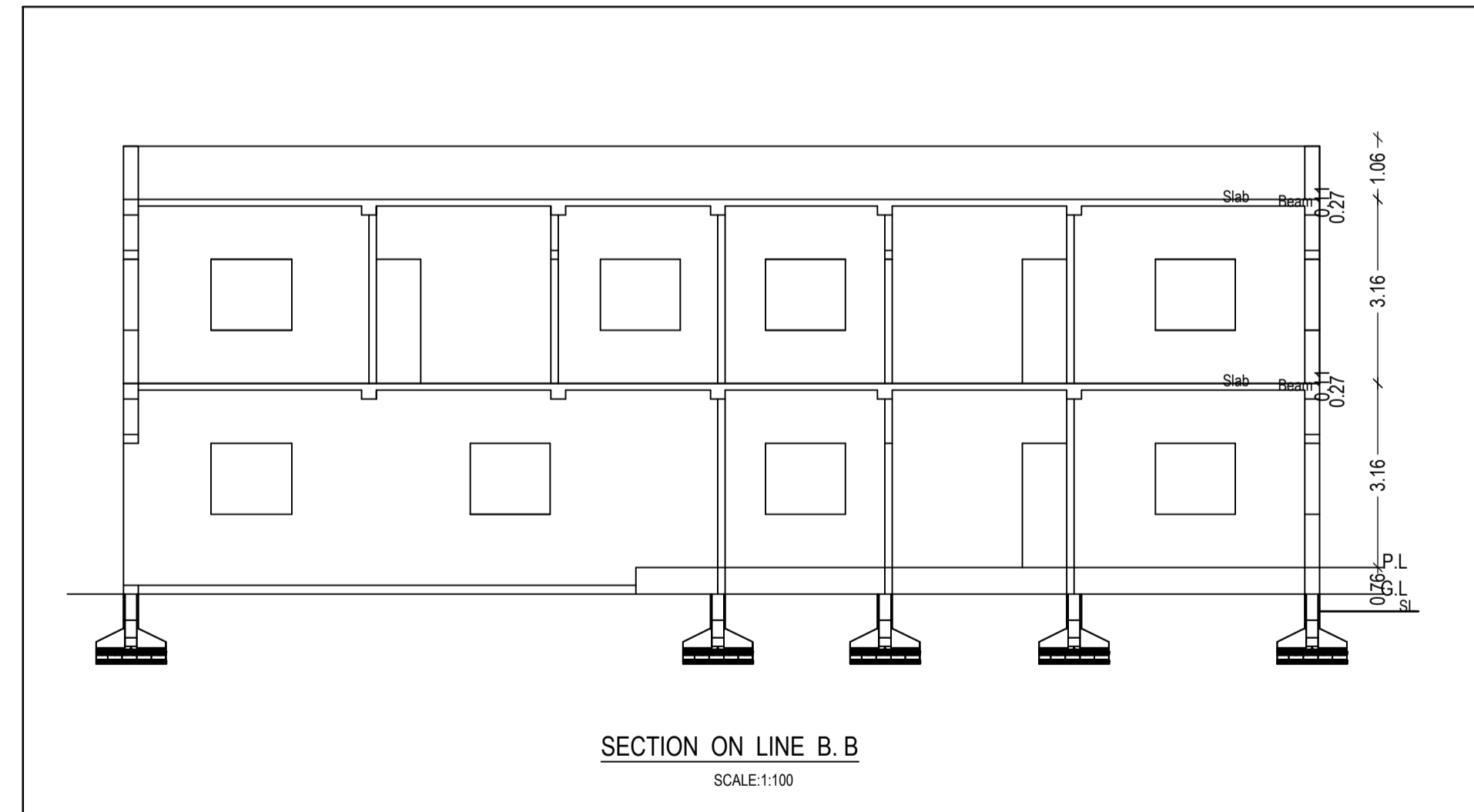
SIDE ELEVATION (G + 1)
SCALE:1:100



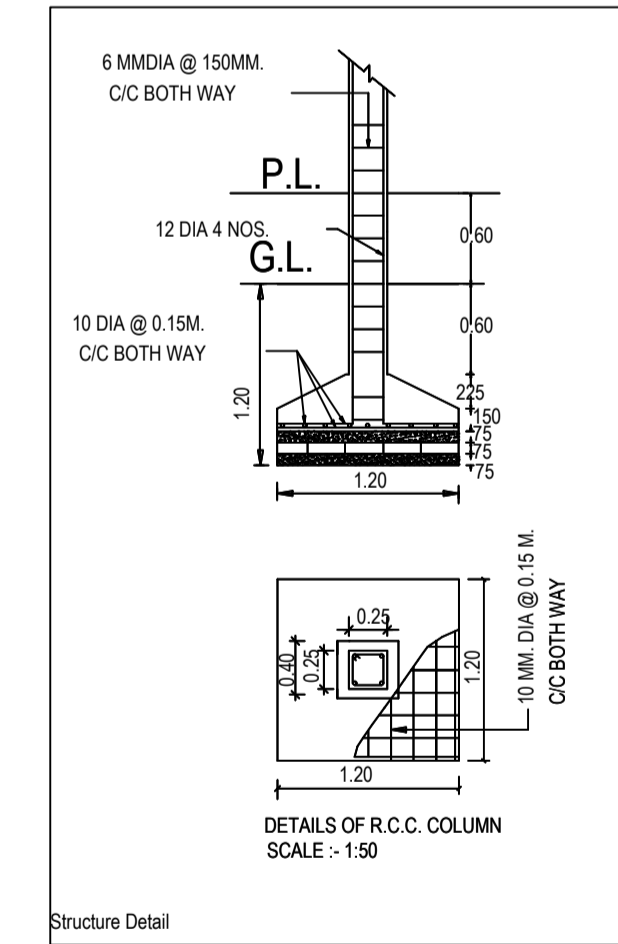
SECTION ON LINE A.A
SCALE:1:100



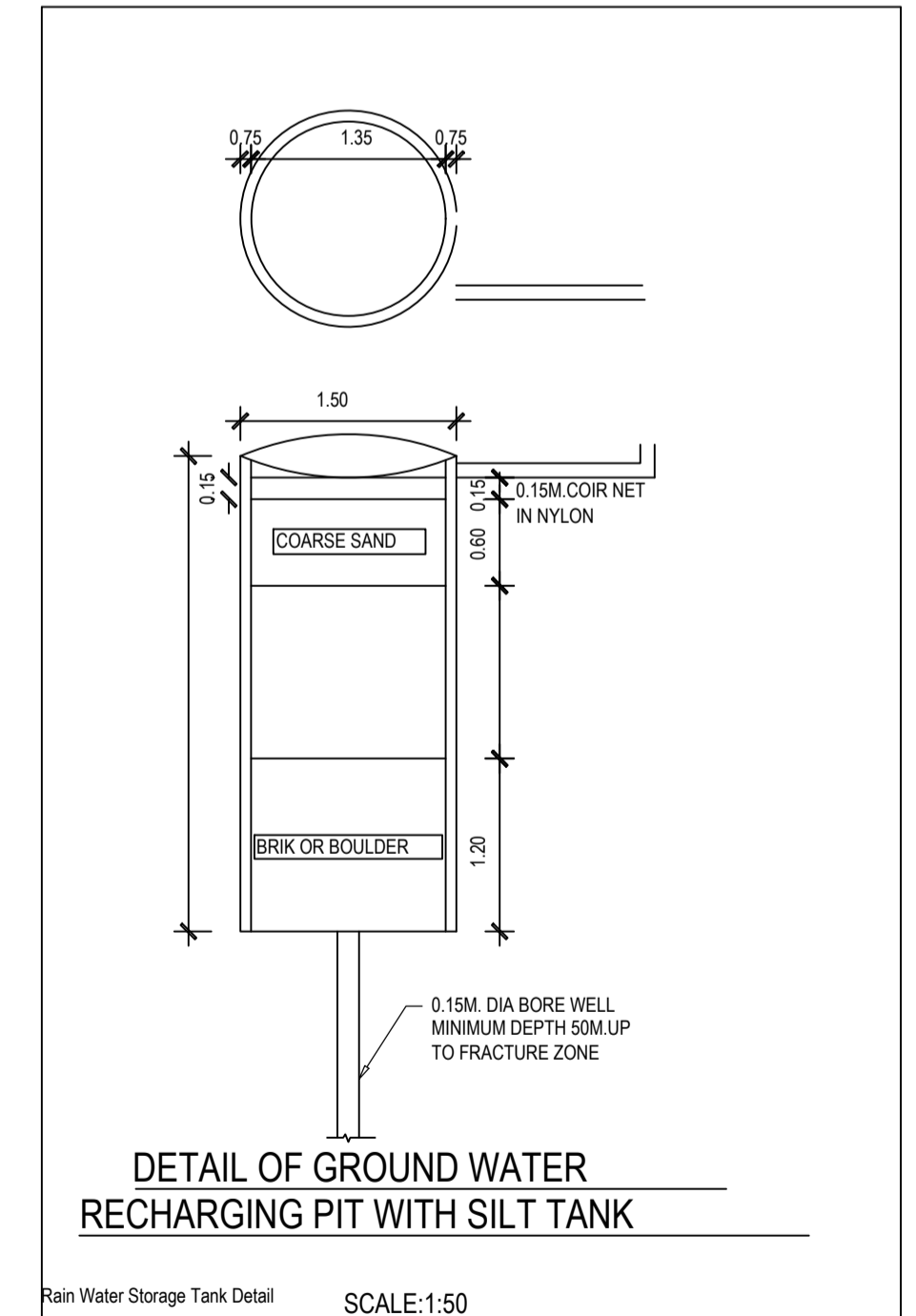
PLAN OF SEPTIC TANK & SOAK PIT
SCALE:1:50



SECTION ON LINE B.B
SCALE:1:100



Structure Detail



DETAIL OF GROUND WATER
RECHARGING PIT WITH SILT TANK
Rain Water Storage Tank Detail SCALE:1:50

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.)	Trmt (No.)
Ground Floor	176.45	73.33	103.12	103.12	103.12	01
First Floor	188.75	0.00	188.75	188.75	188.75	00
Terrace Floor	0.00	0.00	0.00	0.00	0.00	00
Total :	365.20	73.33	291.87	291.87	291.87	01
Total Number of Same Buildings	1					
Total :	365.20	73.33	291.87	291.87	291.87	01

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENTIAL)	D2	0.75	2.10	03
A (RESIDENTIAL)	D1	0.91	2.10	03
A (RESIDENTIAL)	D	1.07	2.10	06
A (RESIDENTIAL)	D	1.37	2.10	03

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENTIAL)	V	1.15	1.20	03
A (RESIDENTIAL)	W1	1.37	1.20	18

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	236.19	235.62	6	1
FIRST FLOOR PLAN	SPLIT 1	FLAT	0.00	0.00	12	0
Total:	-	-	236.19	235.62	18	1

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
SAQUIB JAWED CNP/ENG/0007/2021			