

Proposal Basic Information	
Proposal File No.	DGMCB/005/1W03/2024
Owner Name	MUKESH KUMAR BARNWAL
Khata No.	286/440
Plot No.	1421
Village Name	Rohini
Use	Residential
SubUse	Bungalow Dwelling / Non Apartment

AREA STATEMENT	VERSION NO. 1.0/10
DEGHAR MUNICIPAL CORPORATION	VERSION DATE: 18/10/2020
PROJECT DETAIL:	
Region: JHARRHAND URBAN LOCAL BODIES	Plot Use: Residential
District: DEGHAR	Plot SubUse: Bungalow Dwelling / Non Apartment
Authority: DEGHAR MUNICIPAL CORPORATION	PlotNearby/Religious/Structure: NA
Inward No. DGMCB/005/1W03/2024	PlotSubPlot No: 1421
Application Type: General Proposal	North: Plot No. - VENDERS LAND
Project Type: Building Permission	South: Plot No. - VENDERS LAND
Nature of Development: New	East: Road Width - 4.5/2
Location of Development Area: Old Area	West: Plot No. - VENDERS LAND
AREA DETAILS:	SQ.MT
AREA OF PLOT (Minimum)	174.25
Deduction for NetPlot Area	
Total	1.98
NET AREA OF PLOT (Gross Plot Area)	172.27
Deduction from Gross Plot Area:	
Deduction for Balance Plot Area (from Gross Plot Area)	1.98
Total	16.57
BALANCE AREA OF PLOT (Net Plot Area - Reclamation/Amenity space)	155.68
PLOT AREA FOR COVERAGE (Net Plot Area)	172.27
Plot Area for FAR (Net Plot Area + Road/Widening Area)	174.25
COVERAGE CHECK	
Permissible Coverage area (70.00 %)	120.99
Proposed Coverage Area (69.31 %)	119.40
Total Prop. Coverage Area (69.31 %)	119.40
Balance coverage area (0.69 %)	1.19
FAR CHECK	
Perm. FAR Area (1.500)	261.38
Total Perm. FAR area	261.38
Residential FAR	238.79
Proposed FAR Area	248.23
Total Proposed FAR Area	248.23
Consumed FAR (Factor)	1.42
Balance FAR Area	13.15
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	388.20
ARCHITECT (Regd)	AMIT kumar
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	MUKESH KUMAR BARNWAL
DEVELOPMENT AUTHORITY	LOCAL BODY

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

Buildingwise Floor FAR Details					
Floor Name	Building Name A (1)		Total		Total FAR Area (Sq.mt)
	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	119.40	9.44	119.40	9.44	119.40
First Floor	119.40	119.40	119.40	119.40	119.40
Second Floor	119.40	119.40	119.40	119.40	119.40
Terrace Floor	0.00	0.00	0.00	0.00	0.00
Total	358.20	248.24	358.20	248.24	248.24

Building USE/SUBUSE Details				
Building Name	Building Use	Building SubUse	Building Structure	
A (1)	Residential	Bungalow Dwelling / Non Apartment	Non-Highrise	

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)	Add Area in FAR (Sq.mt)	Total FAR Area (Sq.mt)	Total Consumed Additional FAR Area (Sq.mt)	Tenmt (No.)
A (1)	1	358.20	109.96	238.80	9.44	248.24	248.24	01
Grand Total:	1	358.20	109.96	238.80	9.44	248.24	248.24	01

Building :A (1)							
Floor Name	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)	Total Consumed Additional FAR Area (Sq.mt)	Tenmt (No.)
Ground Floor	119.40	109.96	0.00	9.44	9.44	9.44	00
First Floor	119.40	0.00	119.40	0.00	119.40	119.40	01
Second Floor	119.40	0.00	119.40	0.00	119.40	119.40	00
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	00
Total	358.20	109.96	238.80	9.44	248.24	248.24	01
Total Number of Same Buildings	1						
Total:	358.20	109.96	238.80	9.44	248.24	248.24	01

SCHEDULE OF DOOR:				
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (1)	D3	0.76	2.10	64
A (1)	D2	0.91	2.10	62
A (1)	D1	1.07	2.10	66

SCHEDULE OF WINDOW/VENTILATION:				
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (1)	W2	0.91	1.20	62
A (1)	V	1.17	0.45	64
A (1)	W1	1.80	1.20	64
A (1)	WK	1.60	1.20	62
A (1)	W	3.59	1.20	62

UnitBUA Table for Building :A (1)						
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
FIRST FLOOR PLAN	SPLIT 1	FLAT	238.79	238.55	6	1
SECOND FLOOR PLAN	SPLIT 1	FLAT	0.00	0.00	6	0
Total	-	-	238.79	238.55	12	1

