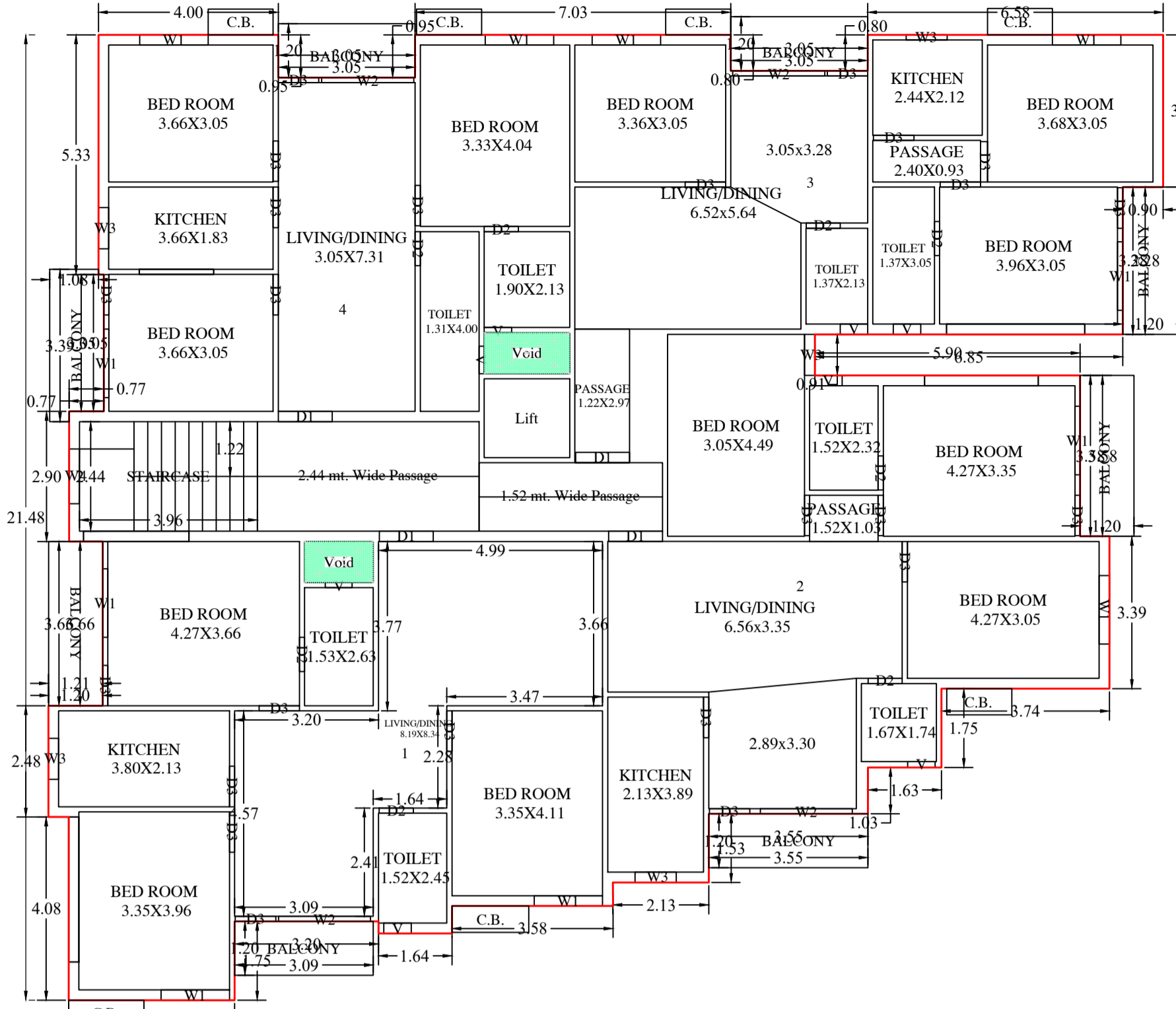
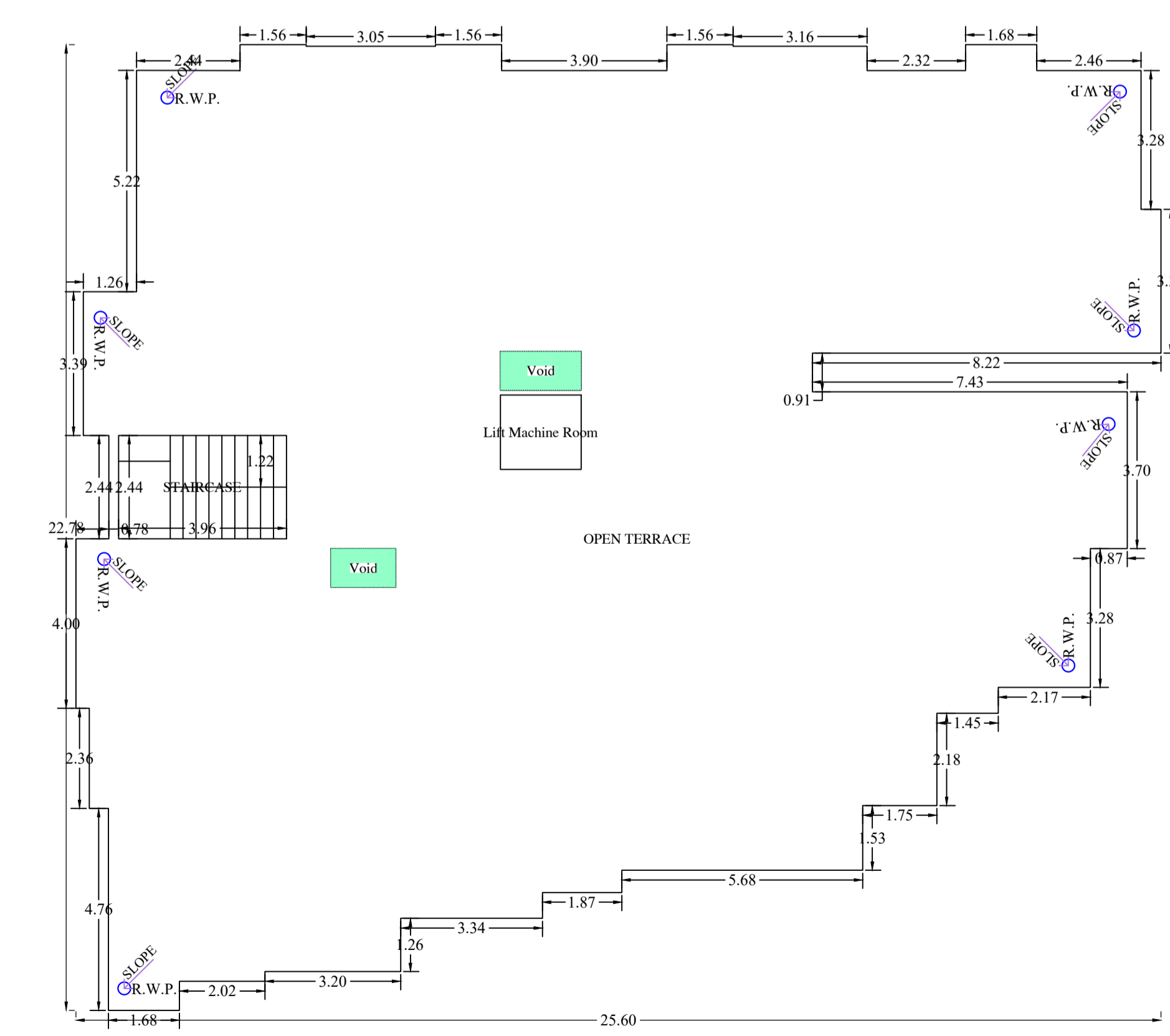


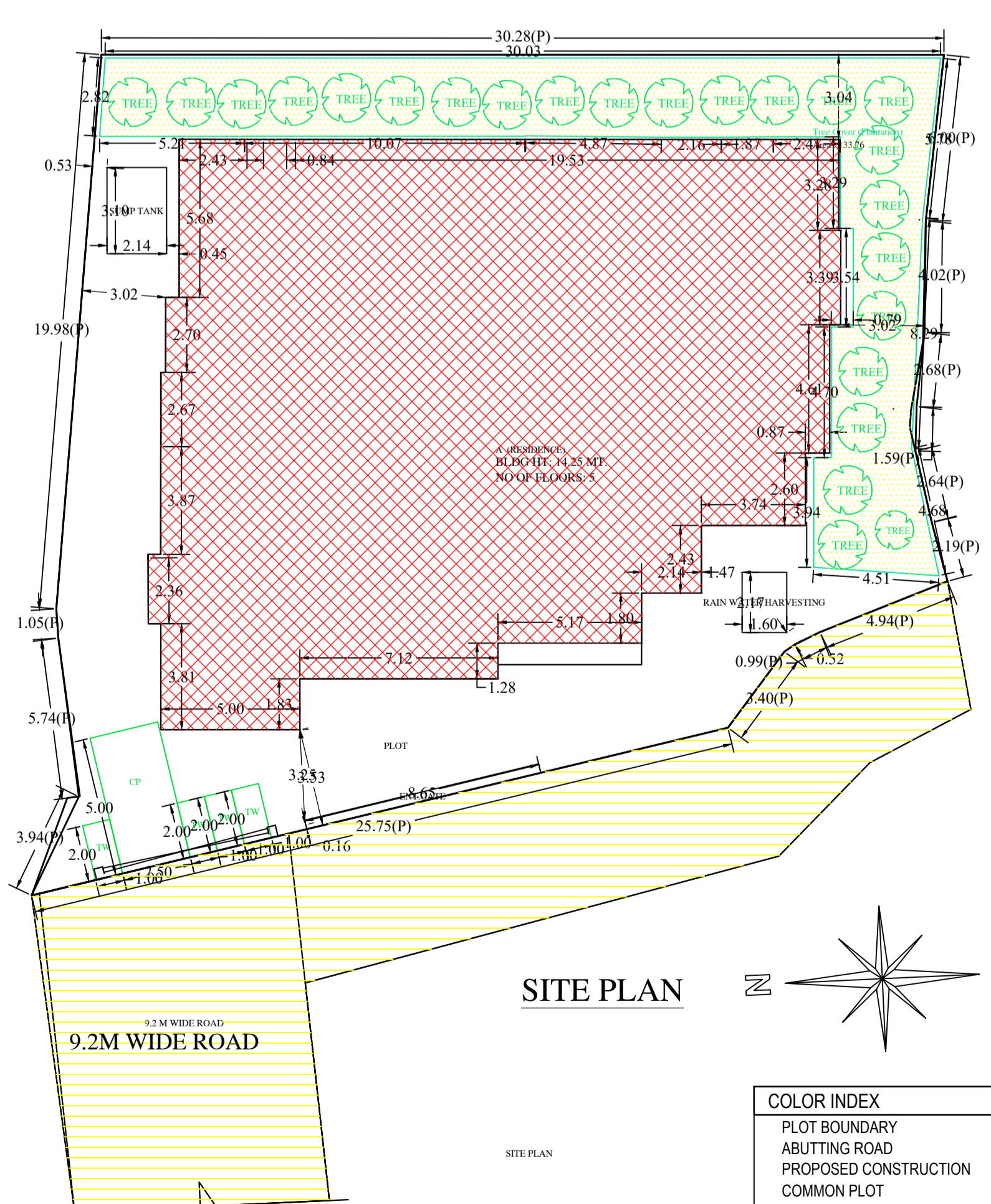
GROUND FLOOR PLAN (SCALE 1:100)



TYPICAL - 1, 2, 3& 4 FLOOR PLAN (Proposed) (SCALE 1:100)



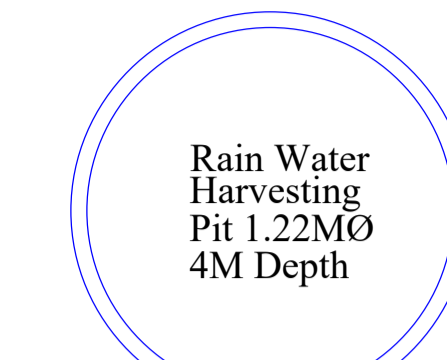
TERRACE FLOOR PLAN (SCALE 1:100)



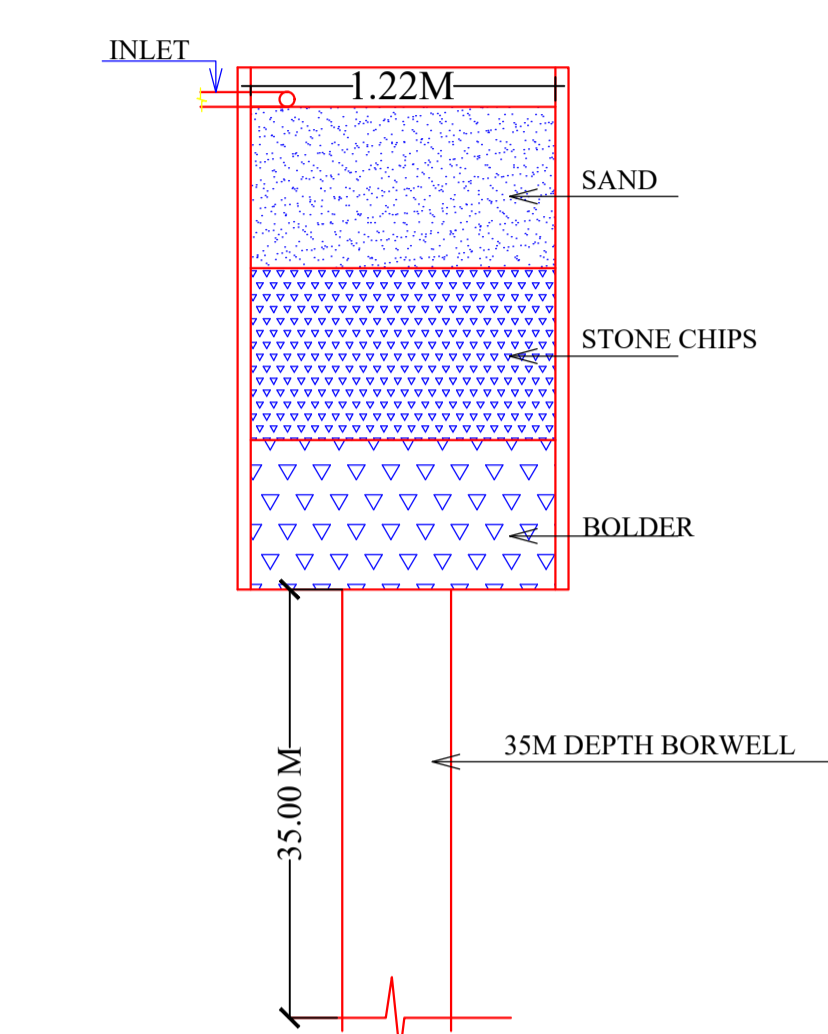
SITE PLAN

COLOR INDEX

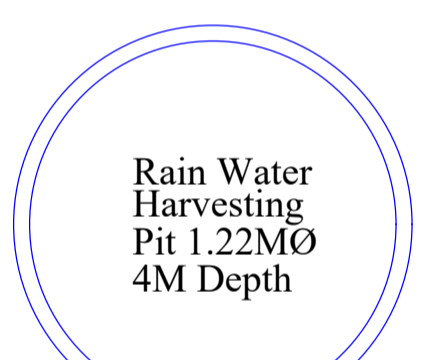
PLOT BOUNDARY	Black
ABUTTING ROAD	Red
PROPOSED CONSTRUCTION	Green
COMMON PLOT	Yellow
ROAD WIDENING AREA	Blue
EXISTING (To be retained)	Light Blue
EXISTING (To be demolished)	Dark Blue



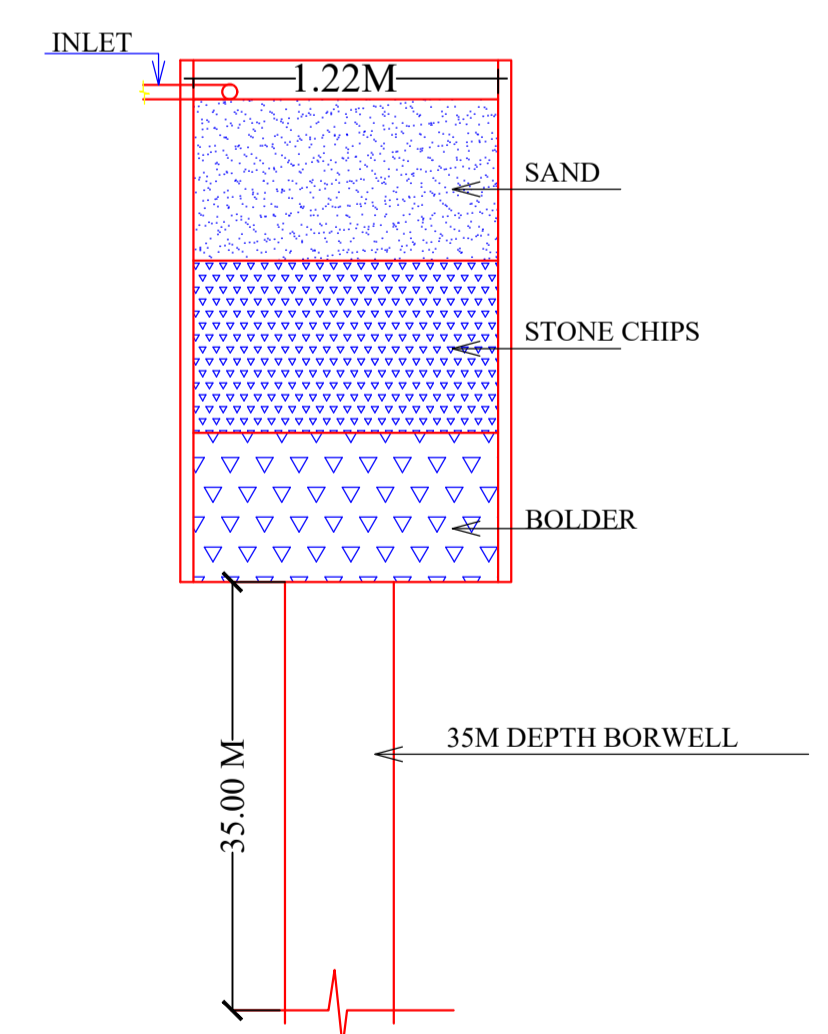
HARVESTING WELL PLAN



HARVESTING WELL SECTION



HARVESTING WELL PLAN



HARVESTING WELL SECTION

Proposal Basic Information

Proposal File No.	CMC/BP/0067/W02/2024
Owner Name	M / S KISHAN CONSTRUCTION
Khata No	307
Plot No	139
Village Name	Chas
Use	Residential
SubUse	Residential Bldg/Apartment

AREA STATEMENT CHAS MUNICIPAL CORPORATION	VERSION NO.: 1.0.70	VERSION DATE: 16/10/2020
PROJECT DETAIL:		
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential	
District: BOKARO	Plot SubUse: Residential Bldg/Apartment	
Authority: CHAS MUNICIPAL CORPORATION	PlotNearby/ReligiousStructure: NA	
Inward No: CMC/BP/0067/W02/2024	Plot/SubPlot No: 139	
Application Type: General Proposal	North: Plot No. - 729	
Project Type: Building Permission	South: Plot No. - PREETY DEVI	
Nature of Development: New	East: Plot No. - 729	
Location of Development Area: Old Area	West: Road Width - 9.2	
AREA DETAILS:		
AREA OF PLOT (Minimum)	(A)	SQ.MT.
NET AREA OF PLOT (Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	786.54
Deduction for Balance Plot Area (from Gross Plot Area)		
Common Plot		133.76
Total		133.76
BALANCE AREA OF PLOT (Net Plot Area - Recreational/Amenity space)	(A-Deductions)	652.78
PLOT AREA FOR COVERAGE (Net Plot Area)	(A-Deductions)	786.54
Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions)	786.54
COVERAGE CHECK		
Permissible Coverage area (60.00 %)		471.92
Proposed Coverage Area (55.14 %)		433.70
Total Prop. Coverage Area (55.14 %)		433.70
Balance coverage area (4.86 %)		38.22
FAR CHECK		
Perm. FAR Area (2.500)		1966.35
Total Perm. FAR area		1966.35
Residential FAR		1707.24
Proposed FAR Area		1720.24
Total Proposed FAR Area		1720.24
Consumed FAR (Factor)		2.19
Balance FAR Area		246.11
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		2230.37
ARCHITECT (Regd)		
MUKESH KUMAR		
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)		
M / S KISHAN CONSTRUCTION		
DEVELOPMENT AUTHORITY		
LOCAL BODY		

Buildingwise Floor FAR Details

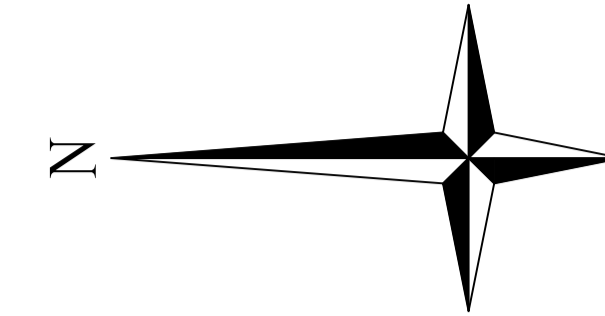
Floor Name	Building Name A (RESIDENCE)		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Ground Floor	433.69	12.99	433.69	12.99
First Floor	449.17	426.81	449.17	426.81
Second Floor	449.17	426.81	449.17	426.81
Third Floor	449.17	426.81	449.17	426.81
Fourth Floor	449.17	426.81	449.17	426.81
Terrace Floor	0.00	0.00	0.00	0.00
Total :	2230.37	1720.23	2230.37	1720.23

Building :A (RESIDENCE)

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.)	Trmt (No.)
		Lift	Balcony	Void	Parking					
Ground Floor	433.69	0.00	0.00	0.00	420.70	0.00	9.66	12.99	12.99	00
First Floor	449.17	3.34	15.88	3.14	0.00	426.81	0.00	426.81	426.81	04
Second Floor	449.17	3.34	15.88	3.14	0.00	426.81	0.00	426.81	426.81	04
Third Floor	449.17	3.34	15.88	3.14	0.00	426.81	0.00	426.81	426.81	04
Fourth Floor	449.17	3.34	15.88	3.14	0.00	426.81	0.00	426.81	426.81	04
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	2230.37	13.36	63.52	12.56	420.70	1707.24	9.66	1720.23	1720.23	16
Total Number of Same Buildings	1									
Total :	2230.37	13.36	63.52	12.56	420.70	1707.24	9.66	1720.23	1720.23	16

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
MUKESH KUMAR CMC/ENG/0011/2017			

Proposal Basic Information	
Proposal File No.	CMC/BI/0067/W02/2024
Owner Name	M / S KISHAN CONSTRUCTION
Khata No	307
Plot No	139
Village Name	Chas
Use	Residential
SubUse	Residential Bldg/Apartment



FRONT ELEVATION



SIDE ELEVATION

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENCE)	D2	0.76	2.10	32
A (RESIDENCE)	D3	0.90	2.10	96
A (RESIDENCE)	D1	1.20	2.10	16

SCHEDULE OF WINDOW/VENTILATION:

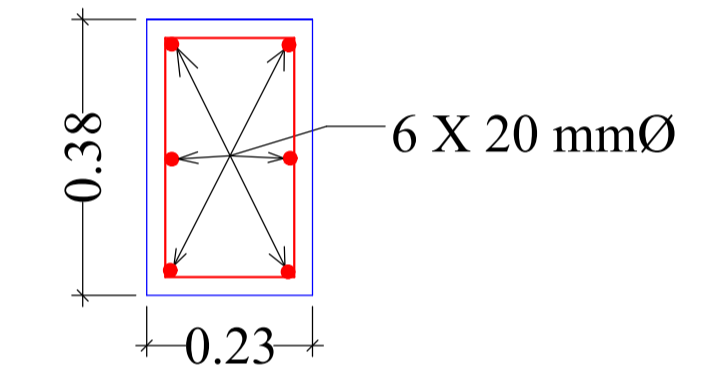
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENCE)	V	0.60	1.20	04
A (RESIDENCE)	V	0.61	1.20	28
A (RESIDENCE)	W3	0.91	1.20	16
A (RESIDENCE)	W3	0.91	2.10	04
A (RESIDENCE)	W4	1.22	1.20	04
A (RESIDENCE)	W1	1.52	1.20	44
A (RESIDENCE)	W2	2.05	2.10	16

Balcony Calculations Table

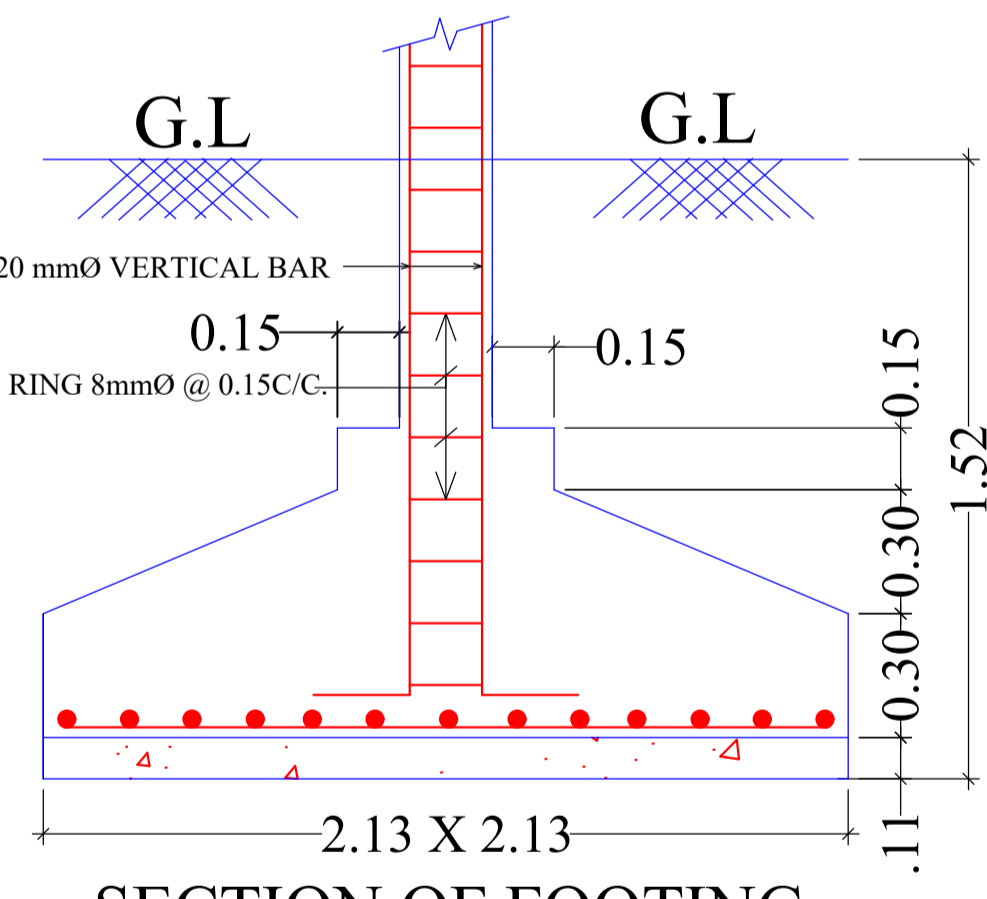
FLOOR	SIZE	AREA	TOTAL AREA
TYPICAL - 1, 2, 3& 4 FLOOR PLAN	1.20 X 3.05 X 2 X 4	29.28	127.12
	1.20 X 3.39 X 1 X 4	15.52	
	1.20 X 3.09 X 1 X 4	14.80	
	1.20 X 3.66 X 1 X 4	17.56	
	1.20 X 3.58 X 1 X 4	17.20	
	1.20 X 3.28 X 1 X 4	15.72	
	1.20 X 3.55 X 1 X 4	17.04	
Total			127.12

UnitBUA Table for Building :A (RESIDENCE)

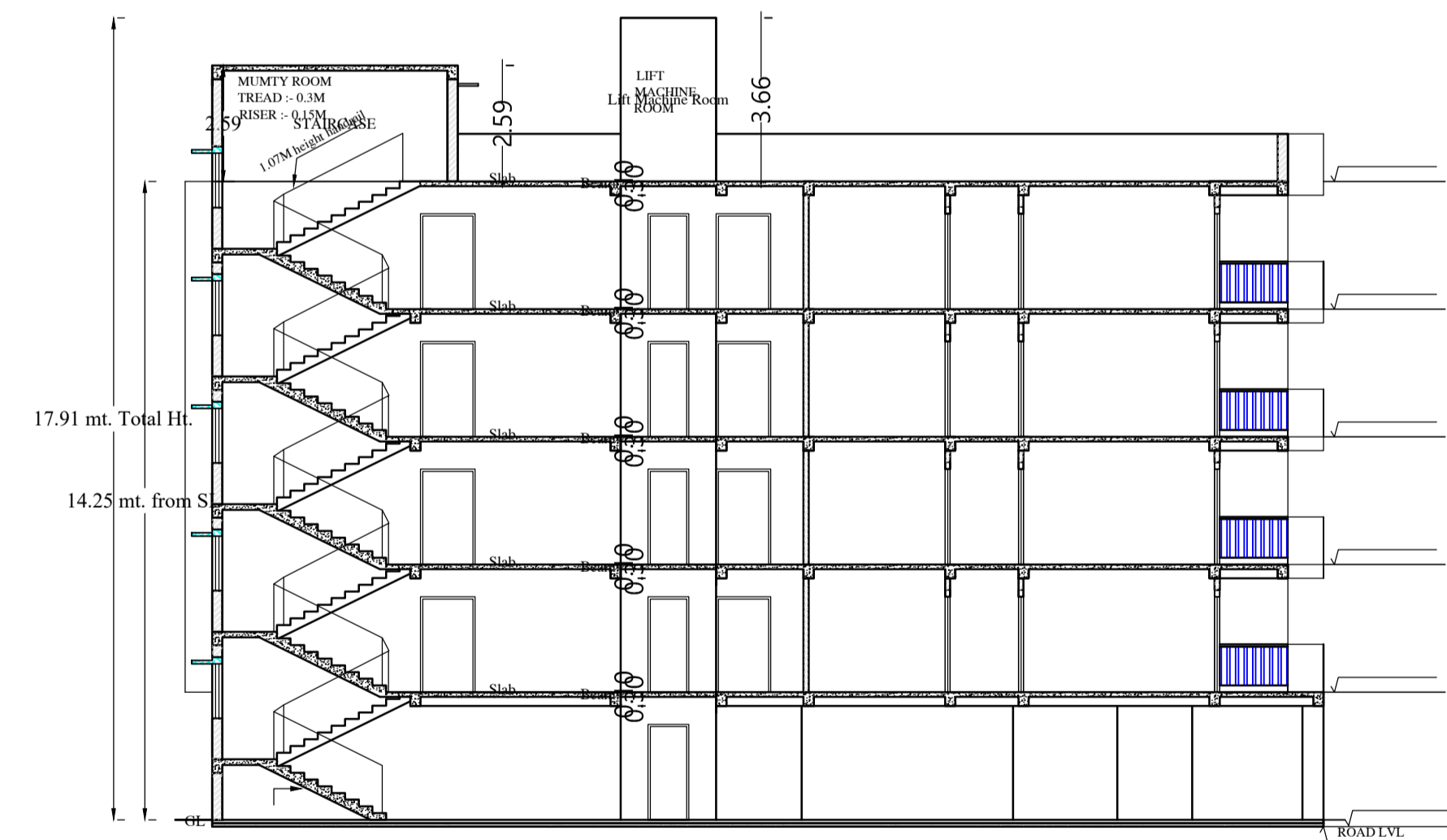
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
1	2	FLAT	114.08	105.25	7	
TYPICAL - 1, 2, 3& 4 FLOOR PLAN	3	FLAT	105.85	96.72	8	16
	4	FLAT	95.75	87.45	9	
	4	FLAT	91.34	83.62	7	
Total:			1628.06	1492.17	124	16



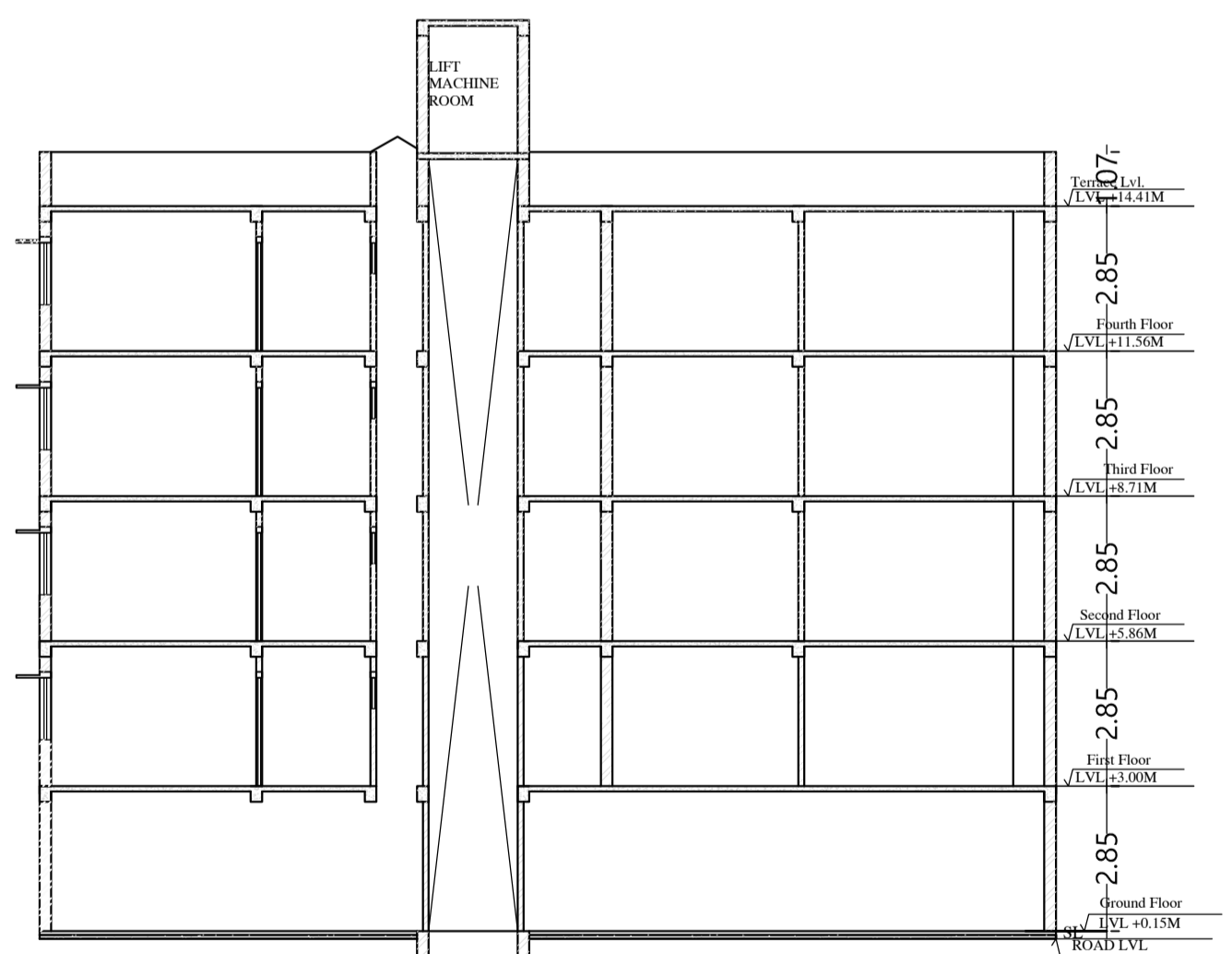
SECTION OF COLUMN



SECTION OF FOOTING



SECTION AT X-X



SECTION AT Y-Y

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 FAR Area (Sq.mt.)	Trmt (No.)
			Lift	Balcony	Void	Parking					
A (RESIDENCE)	1	2230.37	13.36	63.52	12.56	420.70	1707.24	9.66	1720.23	1720.23	16
Grand Total	1	2230.37	13.36	63.52	12.56	420.70	1707.24	9.66	1720.23	1720.23	16

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
A (RESIDENCE)	Residential	Residential Bldg/Apartment	Non-Highrise

Required Parking (Table 7a)

Building Name	Type	SubUse	Area (Sq.mt.)	Units		Car		Visitors Car		TwoWheeler		
				Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.	
A (RESIDENCE)	Residential	Residential Bldg/Apartment	> 0	1	16.00	1.00	16	-	-	-	-	-
			> 0	1	16.00	-	-	-	-	1	16	-
			> 0	1	16.00	-	-	1	2	-	-	-
Total :			-	-	-	16	16	-	2	2	16	17

Parking Check (Table 7b)

Vehicle Type	Reqd.		Prop.		LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
	No.	Area	No.	Area				
Car	-	-	16	200.00	MUKESH KUMAR CMC/ENG/0011/2017			
Total Car	16	200.00	16	200.00				
Visitor's Car Parking	-	-	2	25.00				
Total Visitor Parking	2	25.00	2	25.00				
TwoWheeler	-	-	17	34.00				
Total TwoWheeler	16	32.00	17	34.00				
Other Parking	-	-	-	182.22				
Total		257.00		475.22				