

**Building USE/SUBUSE Details**

| Building Name   | Building Use | Building SubUse     | Building Structure |
|---|--------------|---------------------|--------------------|
| A (MS ANAND ULITITIES PRIVATE LIMITED DIRECTOR RAJIV KUMAR MURARKA) | Industrial   | Industrial Building | Non-Highrise       |

**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 | 1110.32                        | 1110.32                   | 1110.32                              | 1110.32                |
| Total        | 1110.32                        | 1110.32                   | 1110.32                              | 1110.32                |

**COLOR INDEX**

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

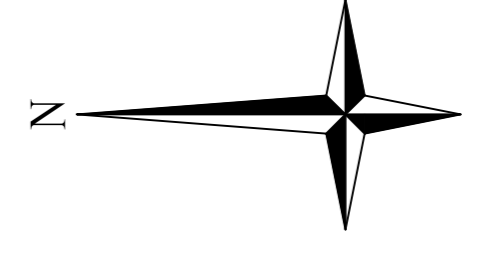
**Proposal Basic Information**

|                   |  |
|-------------------|--|
| Proposal File No. | JADA/BP/002/2023   |
| Owner Name        | MS ANAND ULITITIES PRIVATE LIMITED, DIRECTOR - RAJIV KUMAR MURARKA |
| Khata No.         | 81   |
| Plot No.          | E-53, EMC PLOTS, SURVEY PLOT NO-354 (PART)                         |
| Village Name      | HATHYADH   |
| Use               | Industrial   |
| SubUse            | Industrial Building  |

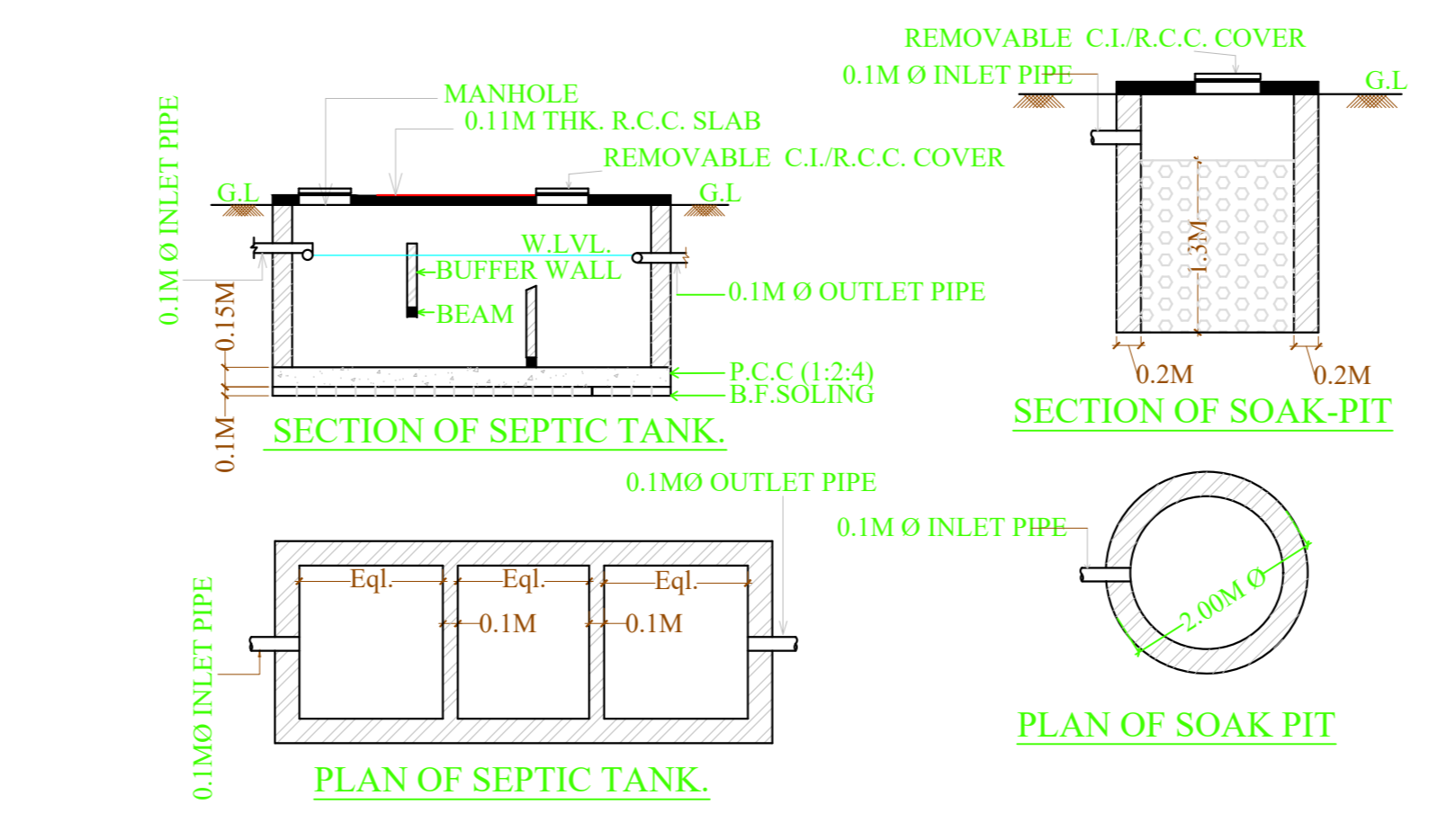
  

**AREA STATEMENT**

| LOCAL BODIES  | VERSION NO. 1.0.68   | VERSION DATE: 16/10/2020 |
|---|--|--------------------------|
| Region: JHARKHAND URBAN AREA DEVELOPMENT AUTHORITY                  |  |                          |
| Local Bodies: Jharkhand Industrial Area Development Authority       |  |                          |
| Project Detail: Region: JHARKHAND URBAN AREA DEVELOPMENT AUTHORITY  |  |                          |
| District: RANCHI  | Plot Use: Industrial   |                          |
| Authority: JHARKHAND INDUSTRIAL AREA DEVELOPMENT AUTHORITY          | Plot SubUse: Industrial Building                                   |                          |
| Inward No. JADA/BP/002/2023   | Plot/Neighbourhood/Structure: NA                                   |                          |
| Common Plot No. E-53, EMC PLOTS, SURVEY PLOT NO-354 (PART)          |  |                          |
| Application Type: General Proposal                                  | North: -   |                          |
| Project Type: Building/Permiss                                      | South: -   |                          |
| Nature of Development: New  | East: -  |                          |
| Location of Development Area: Old Area                              | West: Road Width - 18.0 MTR WIDE MAIN ROAD Access Road             |                          |
| AREA DETAILS:   |  | SQ.MT                    |
| AREA OF PLOT (Minimum)  | (A)  | 2265.14                  |
| NET AREA OF PLOT (Gross Plot Area - Deduction from Gross Plot Area) | (A-Deductions)   | 2265.14                  |
| Deduction for Balance Plot Area from Gross Plot Area                |  |                          |
| Common Plot   |  | 331.43                   |
| Total   |  | 331.43                   |
| BALANCE AREA OF PLOT (Net Plot Area - Recreational/Amenity space)   | (A-Deductions)   | 1933.72                  |
| PLOT AREA FOR COVERAGE (Net Plot Area)                              | (A-Deductions)   | 2265.14                  |
| Plot Area for FAR (Net Plot Area + Road/Widening Area)              | (A-Deductions)   | 2265.14                  |
| COVERAGE CHECK  |  |                          |
| Permitted Coverage Area (50.00%)                                    |  | 1132.57                  |
| Proposed Coverage Area (49.02%)                                     |  | 1110.32                  |
| Total Prop. Coverage Area (49.02%)                                  |  | 1110.32                  |
| Balance coverage area (0.98%)                                       |  | 22.57                    |
| FAR CHECK   |  |                          |
| Perm. FAR Area (2.000)  |  | 4530.28                  |
| Total Perm. FAR area  |  | 4530.28                  |
| Industrial FAR  |  | 1110.32                  |
| Proposed FAR Area   |  | 1110.32                  |
| Total Proposed FAR Area   |  | 1110.32                  |
| Consumed FAR (FAR)  |  | 348                      |
| Balance FAR Area  |  | 3419.96                  |
| BUILT UP AREA CHECK   |  |                          |
| Total Proposed BuiltUp Area   |  | 1110.32                  |
| ARCHITECT (Regd)  | ALOK KUMAR GADIA   |                          |
| ENGINEER (Regd)   |  |                          |
| SUPERVISOR (Regd)   |  |                          |
| OWNER (Regd)  | MS ANAND ULITITIES PRIVATE LIMITED, DIRECTOR - RAJIV KUMAR MURARKA |                          |
| DEVELOPMENT AUTHORITY   | LOCAL BODY   |                          |



**SITE PLAN**  
SCALE 1:200



Building :A (MS ANAND ULITITIES PRIVATE LIMITED DIRECTOR RAJIV KUMAR MURARKA)

| Floor Name                     | Total Built Up Area (Sq.mt) | Proposed FAR Area (Sq.mt) | Total FAR Area (Sq.mt) | Total Consumed Additional FAR Area (Sq.mt) | Trmt (No.) |
|--------------------------------|-----------------------------|---------------------------|------------------------|--|------------|
| Ground Floor                   | 1110.32                     | 1110.32                   | 1110.32                | 1110.32                                    | 01         |
| Total                          | 1110.32                     | 1110.32                   | 1110.32                | 1110.32                                    | 01         |
| Total Number of Same Buildings | 1                           |                           |                        |  |            |
| Total                          | 1110.32                     | 1110.32                   | 1110.32                | 1110.32                                    | 01         |

SCHEDULE OF DOOR:

| BUILDING NAME   | NAME | LENGTH | HEIGHT | NOS |
|---|------|--------|--------|-----|
| A (MS ANAND ULITITIES PRIVATE LIMITED DIRECTOR RAJIV KUMAR MURARKA) | D    | 2.80   | 2.13   | 02  |
| A (MS ANAND ULITITIES PRIVATE LIMITED DIRECTOR RAJIV KUMAR MURARKA) | D    | 3.07   | 2.13   | 02  |
| A (MS ANAND ULITITIES PRIVATE LIMITED DIRECTOR RAJIV KUMAR MURARKA) | D    | 4.00   | 2.13   | 01  |

SCHEDULE OF WINDOW/VENTILATION:

| BUILDING NAME   | NAME | LENGTH | HEIGHT | NOS |
|---|------|--------|--------|-----|
| A (MS ANAND ULITITIES PRIVATE LIMITED DIRECTOR RAJIV KUMAR MURARKA) | W1   | 3.00   | 2.13   | 02  |
| A (MS ANAND ULITITIES PRIVATE LIMITED DIRECTOR RAJIV KUMAR MURARKA) | W    | 4.80   | 2.13   | 12  |

FAR & Tenement Details (Table 4c-1)

| Building  | No. of Same Bldg | Total Built Up Area (Sq.mt) | Proposed FAR Area (Sq.mt) | Total FAR Area (Sq.mt) | Total Consumed Additional FAR Area (Sq.mt) | Trmt (No.) |
|---|------------------|-----------------------------|---------------------------|------------------------|--|------------|
| A (MS ANAND ULITITIES PRIVATE LIMITED DIRECTOR RAJIV KUMAR MURARKA) | 1                | 1110.32                     | 1110.32                   | 1110.32                | 1110.32                                    | 01         |
| Grand Total   | 1                | 1110.32                     | 1110.32                   | 1110.32                | 1110.32                                    | 01         |

UnitBUA Table for Building :A (MS ANAND ULITITIES PRIVATE LIMITED DIRECTOR RAJIV KUMAR MURARKA)

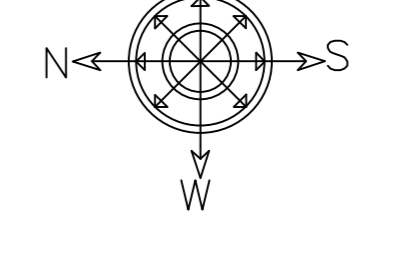
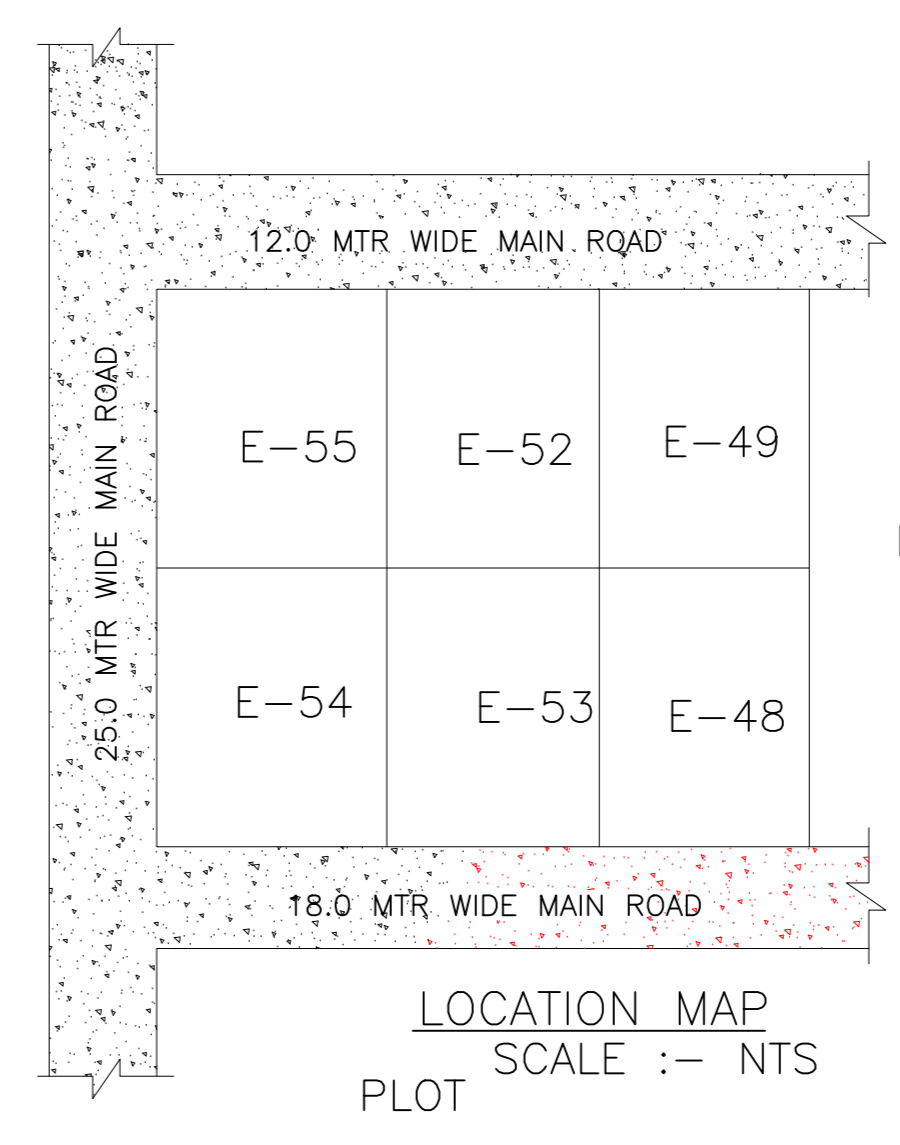
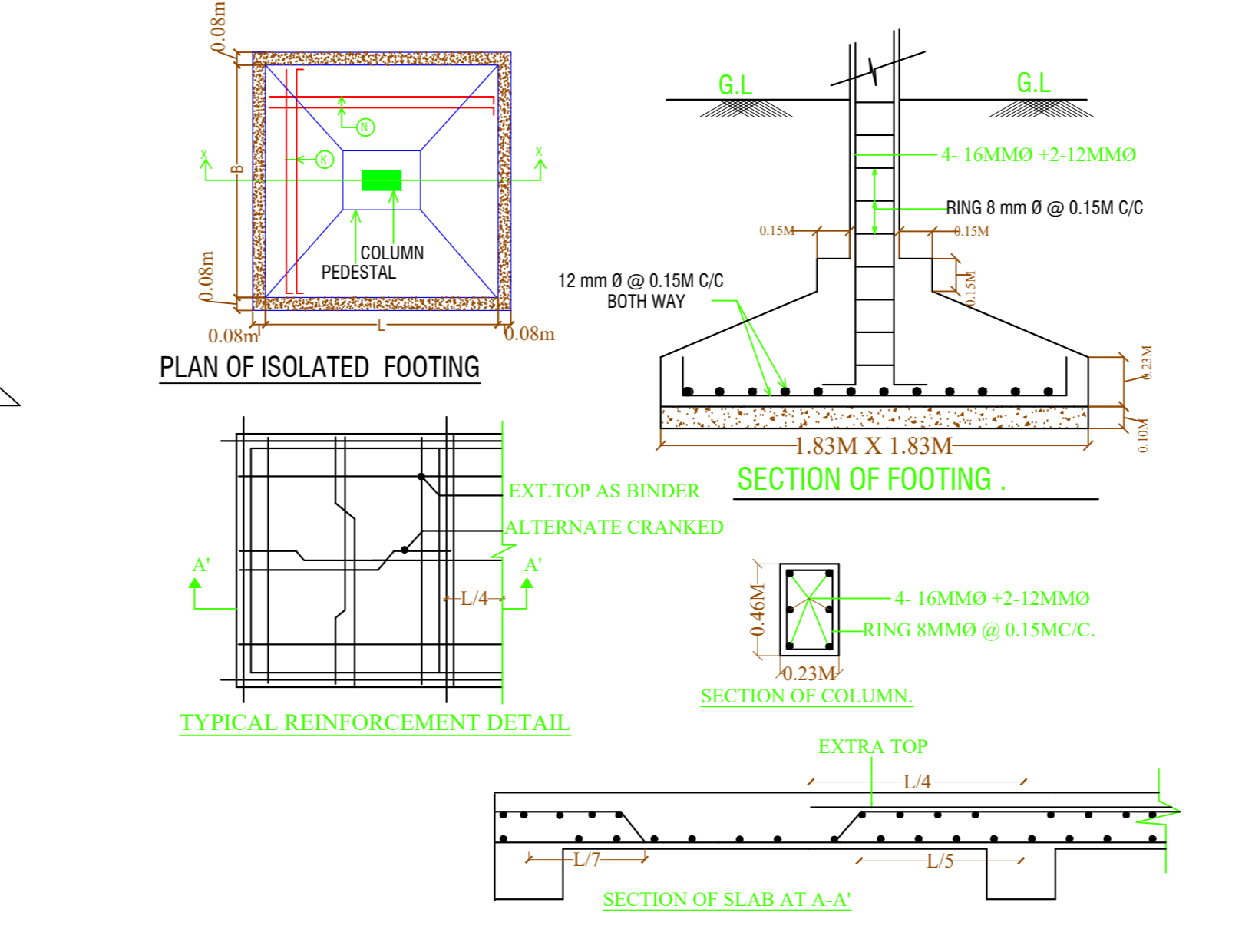
| FLOOR             | Name | UnitBUA Type | UnitBUA Area | Carpet Area | No. of Rooms | No. of Tenement |
|-------------------|------|--------------|--------------|-------------|--------------|-----------------|
| GROUND FLOOR/PLAN | SHED | OTHER        | 1110.32      | 1108.86     | 1            | 1               |
| Total             | -    | -            | 1110.32      | 1108.86     | 1            | 1               |

Required Parking (Table 7a)

| Building Name   | Type       | SubUse              | Area (Sq.mt) | Units | Car     | Visitors Car | Two Wheeler |
|---|------------|---------------------|--------------|-------|---------|--------------|-------------|
| A (MS ANAND ULITITIES PRIVATE LIMITED DIRECTOR RAJIV KUMAR MURARKA) | Industrial | Industrial Building | > 0          | 400   | 1110.32 | 1            | 2           |
| Total   | -          | -                   | -            | -     | -       | 2            | 10          |

Parking Check (Table 7b)

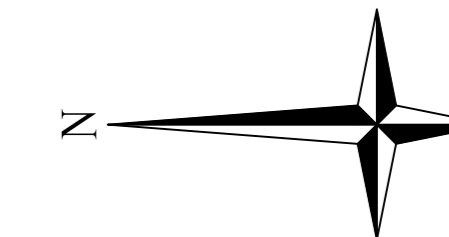
| Vehicle Type          | No. | Area  | No. | Area   |
|-----------------------|-----|-------|-----|--------|
| Car                   | -   | -     | 10  | 125.00 |
| Total Car             | 2   | 25.00 | 10  | 125.00 |
| Visitor's Car Parking | -   | -     | 2   | 25.00  |
| Total Visitor Parking | -   | -     | 2   | 25.00  |
| Two Wheeler           | -   | -     | 28  | 56.00  |
| Total Two Wheeler     | 6   | 12.00 | 28  | 56.00  |
| Heavy Vehicle         | -   | -     | 1   | 25.35  |
| Total                 | -   | 37.00 | 1   | 288.25 |



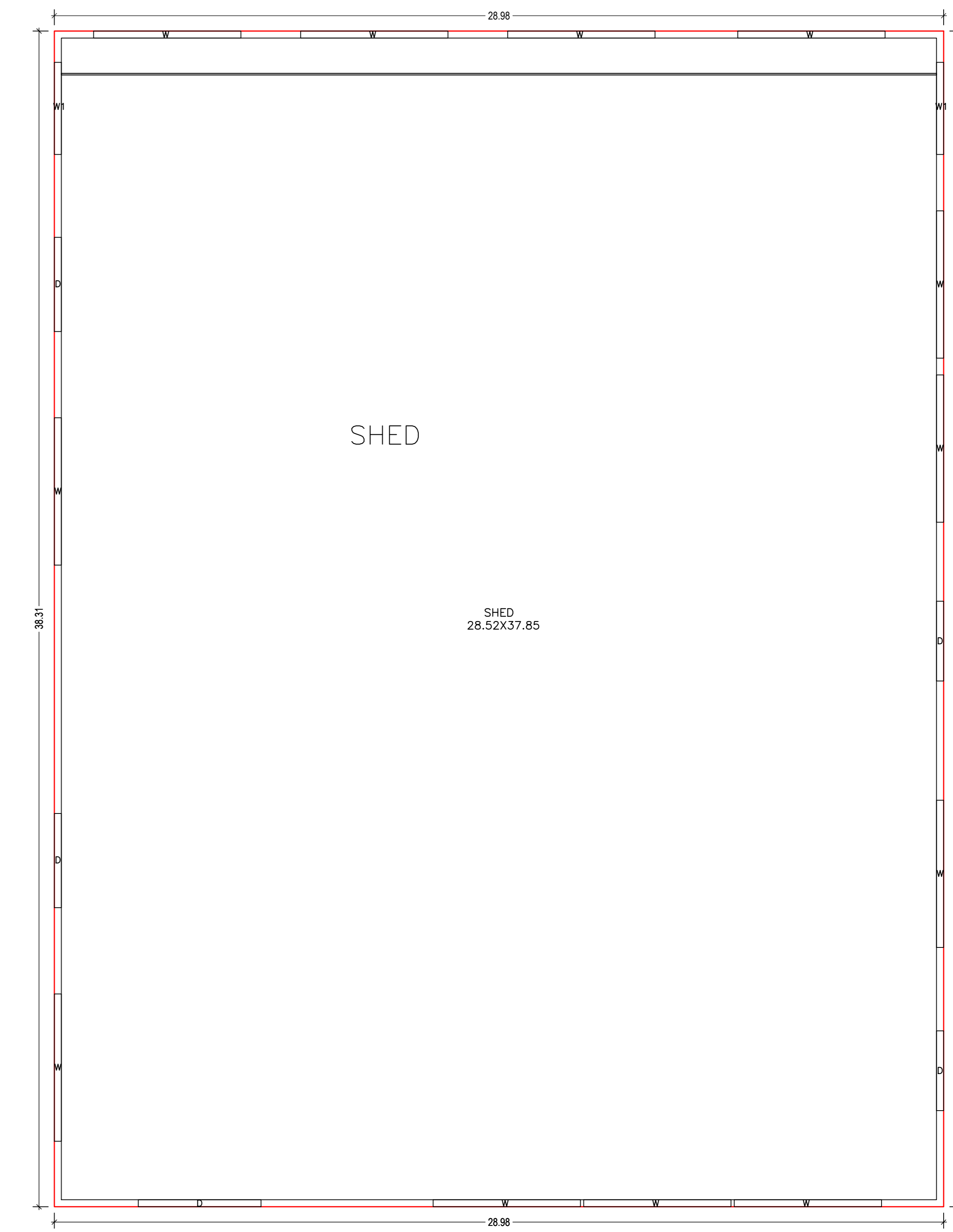
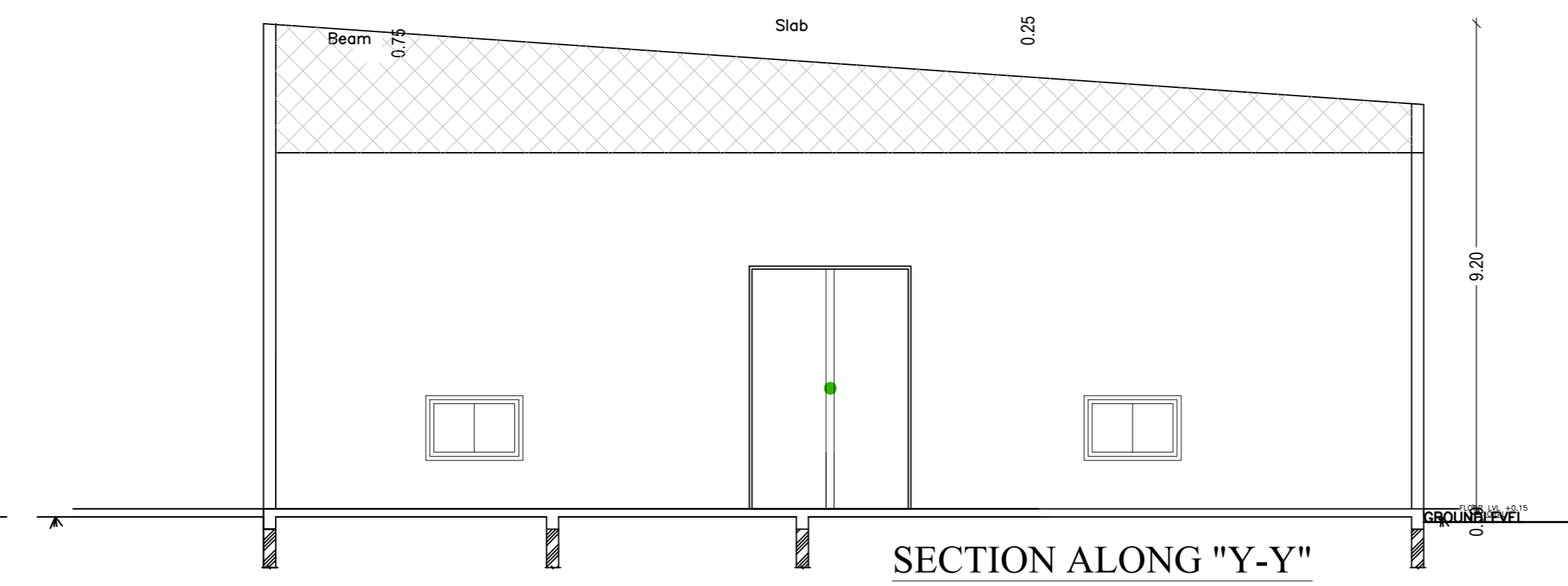
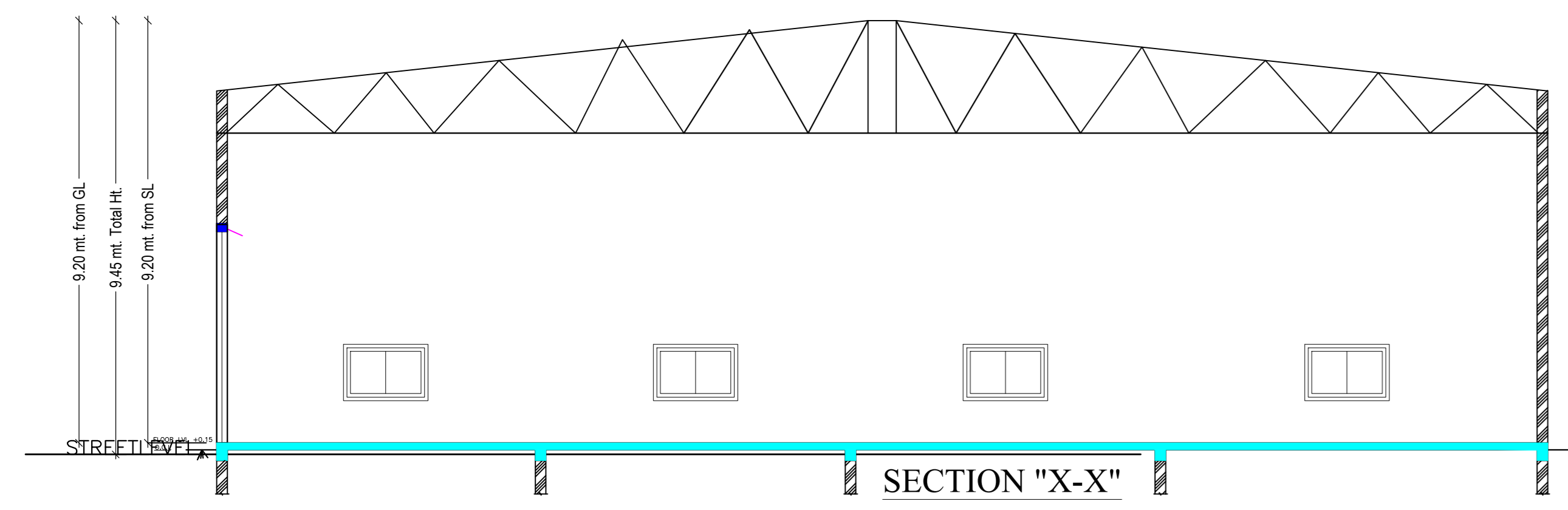
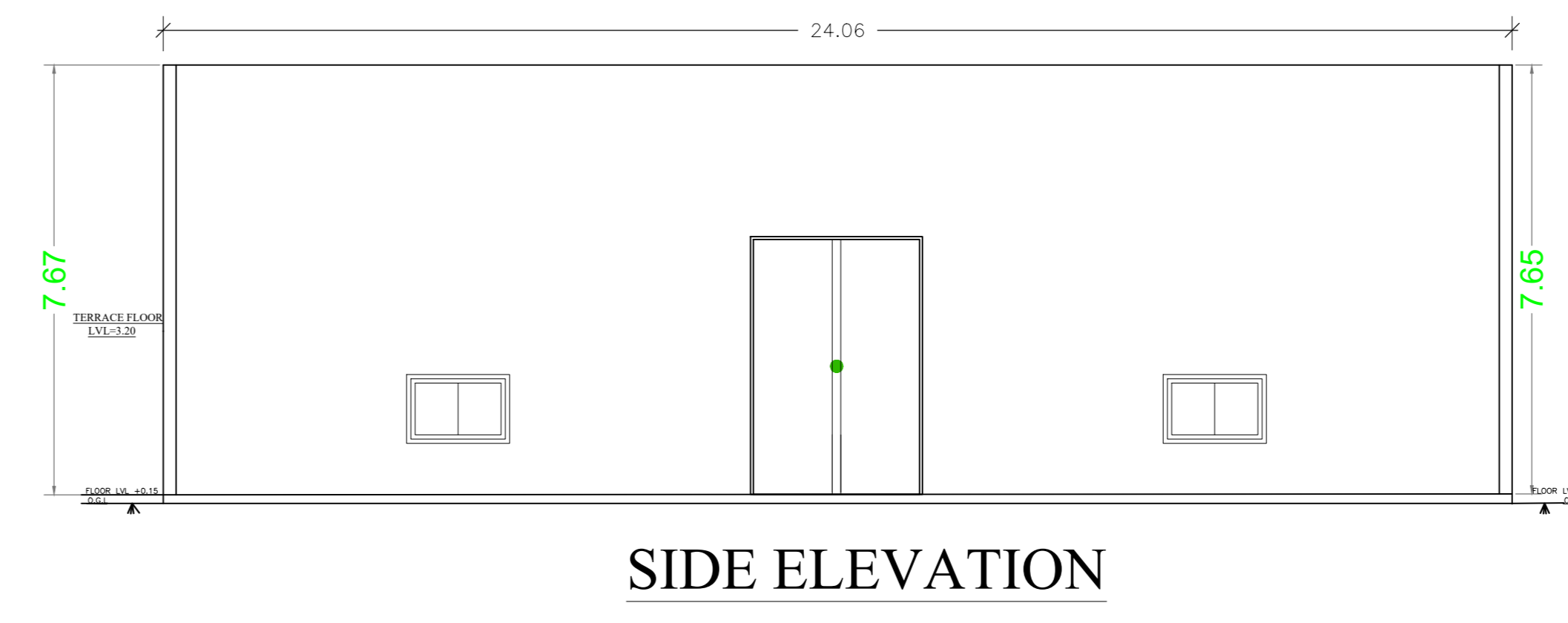
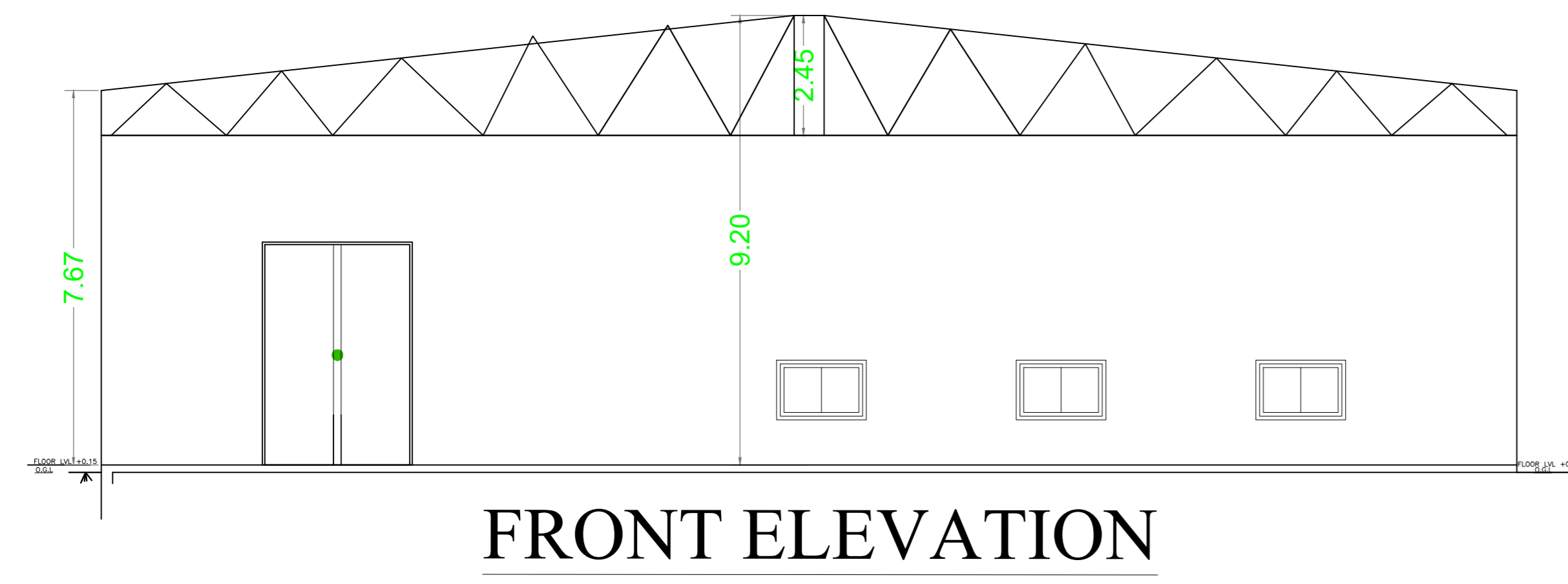
**SITE PLAN**

**LOCATION MAP**  
SCALE :- NTS  
PLOT

| LTP NAME AND SIGNATURE                | STRUCTURAL ENGS NAME AND SIGNATURE | BUILDER NAME AND SIGNATURE | DIGITAL SIGNATURE |
|---------------------------------------|------------------------------------|----------------------------|-------------------|
| ALOK KUMAR GADIA<br>JADA/ENG/001/2021 |                                    |                            |                   |



| Proposal Basic Information |  |
|----------------------------|--|
| Proposal File No.          | JADA/BP/002/2023   |
| Owner Name                 | MS ANAND ULTITIES PRIVATE LIMITED,<br>DIRECTOR - RAJIV KUMAR MURARKA |
| Khata No                   | 81   |
| Plot No                    | E-53, EMC PLOTS, SURVEY PLOT NO-354 (PART)                           |
| Village Name               | HATHYADIH  |
| Use                        | Industrial   |
| SubUse                     | Industrial Building  |



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

| LTP NAME AND SIGNATURE                 | STRUCTURAL ENGS NAME AND SIGNATURE | BUILDER NAME AND SIGNATURE | DIGITAL SIGNATURE |
|--|------------------------------------|----------------------------|-------------------|
| ALOK KUMAR GADIA<br>JADA/ENG/0016/2021 |                                    |                            |                   |