

Proposal Basic Information

Proposal File No.	MADA/BP/0052/2021
Owner Name	SRI AJAY KUMAR THROUGH ITS POWER OF ATTORNEY SRI ABHAY RANJAN PRASAD SRIVASTAVA
Khata No	40(NEW: 6)
Plot No	461 (new 833)
Village Name	Tetulia
Use	Residential
SubUse	Residential Bldg/Apartment

AREA STATEMENT MINERAL AREA DEVELOPMENT AUTHORITY	VERSION NO.: 1.0.61	SQ.MT.
PROJECT DETAIL:	VERSION DATE: 16/10/2020	
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential	
District: DHANBAD	Plot SubUse: Residential Bldg/Apartment	
Authority: MINERAL AREA DEVELOPMENT AUTHORITY	Plot/Nearby/Religious/Structure: NA	
Inward No: MADA/BP/0052/2021	Plot/SubPlot No: 461 (new 833)	
Application Type: General Proposal	North: Plot No. - own	
Project Type: Building Permission	South: Road Width - 8.8	
Nature of Development: New	East: Plot No. - own	
Location of Development Area: Old Area	West: Road Width - 8.8	
AREA DETAILS:		
AREA OF PLOT (Minimum)	(A)	607.05
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	607.05
Deduction for Balance Plot Area(from Gross Plot Area)		
Common Plot		75.51
Total		75.51
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	531.54
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	607.05
Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions)	607.05
COVERAGE CHECK		
Permissible Coverage area (60.00 %)		364.23
Proposed Coverage Area (49.34 %)		299.49
Total Prop. Coverage Area (49.34 %)		299.49
Balance coverage area (10.66 %)		64.74
FAR CHECK		
Perm. FAR Area (2.50)		1517.63
Total Perm. FAR area		1517.63
Residential FAR		1497.47
Proposed FAR Area		1504.72
Total Proposed FAR Area		1504.72
Consumed FAR (Factor)		2.48
Balance FAR Area		12.91
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		1858.25
ARCHITECT (Regd)	Lalan Prasad Singh	
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)	SRI AJAY KUMAR THROUGH ITS POWER OF ATTORNEY SRI ABHAY RANJAN PRASAD SRIVASTAVA	
DEVELOPMENT AUTHORITY	LOCAL BODY	

COLOR INDEX

PLOT BOUNDARY	[Red Line]
ABUTTING ROAD	[Green Line]
PROPOSED CONSTRUCTION	[Yellow Line]
COMMON PLOT	[Blue Line]
ROAD WIDENING AREA	[Black Line]
EXISTING (To be retained)	[Grey Line]
EXISTING (To be demolished)	[White Line]

Buildingwise Floor Details

Floor Name	Building Name (A)		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Basement Floor	360.80	7.25	360.80	7.25
Ground Floor	299.49	299.49	299.49	299.49
First Floor	299.49	299.49	299.49	299.49
Second Floor	299.49	299.49	299.49	299.49
Third Floor	299.49	299.49	299.49	299.49
Fourth Floor	299.49	299.49	299.49	299.49
Terrace Floor	0.00	0.00	0.00	0.00
Total	1858.25	1504.70	1858.25	1504.70

Building USE/SUBUSE Details

Building Name (A)	Building Use	Building SubUse	Building Structure	Total	
				Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
A (A)	Residential	Residential Bldg/Apartment	Non-Highrise	1858.25	1504.70
Grand Total				1858.25	1504.70

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (A)	D	0.85	2.10	05
A (A)	D	0.88	2.10	10
A (A)	D	0.90	2.10	155

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS	Total	
					Consumed FAR Area (Sq.mt.)	Additional FAR Area (Sq.mt.)
A (A)	W	0.87	1.20	10	-	-
A (A)	W	0.89	1.20	20	-	-
A (A)	W	1.04	1.20	15	-	-
A (A)	W	1.10	1.20	05	-	-
A (A)	W	1.31	1.20	05	-	-
A (A)	W	1.48	1.20	05	-	-
A (A)	W	1.54	1.20	05	-	-
A (A)	W	1.59	1.20	75	-	-
A (A)	W	1.80	1.20	40	-	-
A (A)	w	1.80	1.20	05	-	-

UnitBUA Table for Building :A (A)

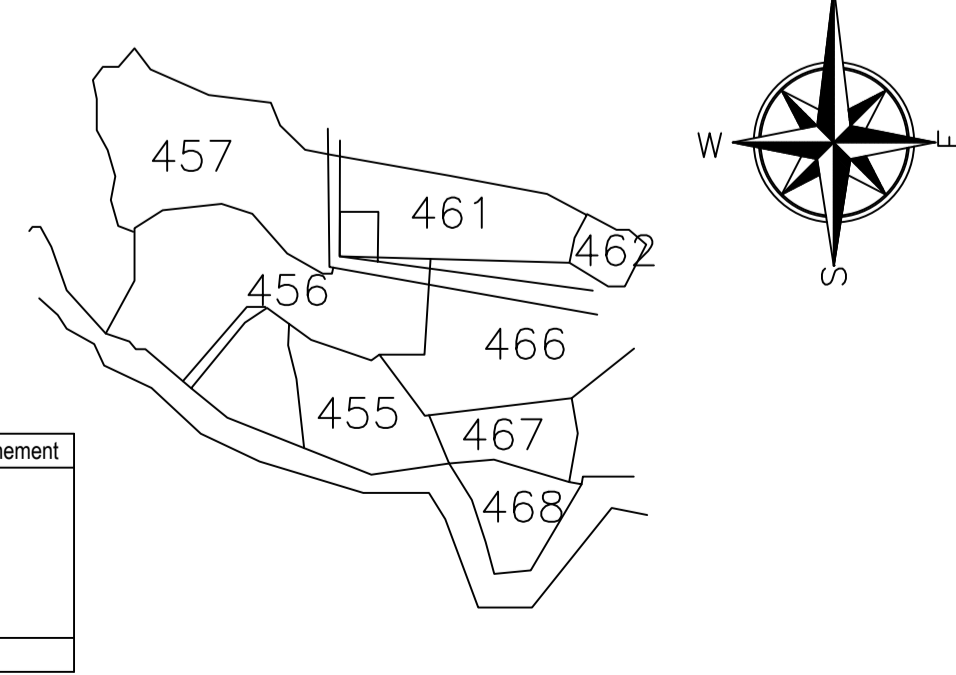
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
1	FLAT	FLAT	61.51	61.50	8	8
2	FLAT	FLAT	31.43	31.42	3	3
3	FLAT	FLAT	64.77	64.75	10	10
4	FLAT	FLAT	60.65	60.62	8	8
5	FLAT	FLAT	56.90	56.89	8	8
Total:	-	-	1376.36	1375.89	185	25

Required Parking (Table 7a)

Building Name	Type	SubUse	Area (Sq.mt.)		Units		Car		Visitors Car		TwoWheeler	
			Reqd.	Prop.	Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.
A (A)	Residential	Residential Bldg/Apartment	> 0	1	25.00	-	-	-	-	-	-	-
A (A)	Residential	Residential Bldg/Apartment	> 0	1	25.00	-	-	-	1	3	-	-
Total:	-	-	-	-	-	-	25	25	-	3	3	-

Parking Check (Table 7b)

Vehicle Type	No.	Reqd.		Prop.		
		Area	No.	Area	No.	
Car	-	-	25	312.50	25	312.50
Total Car	25	312.50	25	312.50	25	312.50
Visitor's Car Parking	-	-	3	37.50	3	37.50
Total Visitor Parking	3	37.50	3	37.50	3	37.50
TwoWheeler	-	-	27	54.00	27	54.00
Total TwoWheeler	25	50.00	27	54.00	27	54.00
Other Parking	-	-	-	60.79	-	60.79
Total	-	400.00	-	518.79	-	518.79



FAR & Tenement Details (Table 4c-1)

Building	No. of Same Bldg	Gross Built Up Area (Sq.mt.)	Deductions From Gross BUA/Area in (Sq.mt.)	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	Parking					
A (A)	1	1927.20	68.95	1858.25	3.76	399.79	1497.45	7.25	1504.70	1504.70	25
Grand Total	1	1927.20	68.95	1858.25	3.76	399.79	1497.45	7.25	1504.70	1504.70	25

Building USE/SUBUSE Details

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

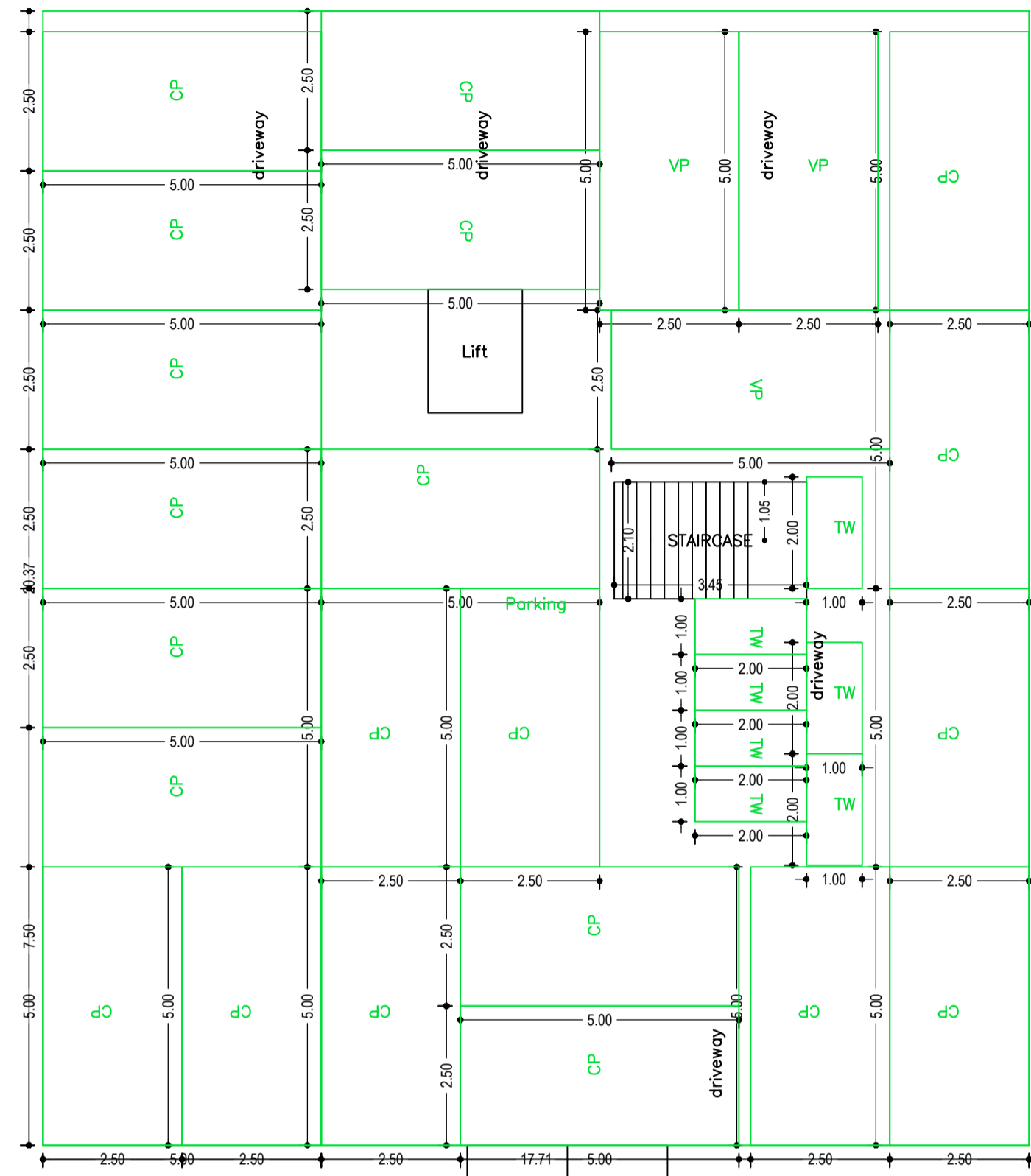
LTP NAME AND SIGNATURE: Lalan Prasad Singh, MADA/ENG/0001/2020

STRUCTURAL ENG'S NAME AND SIGNATURE: _____

BUILDER NAME AND SIGNATURE: _____

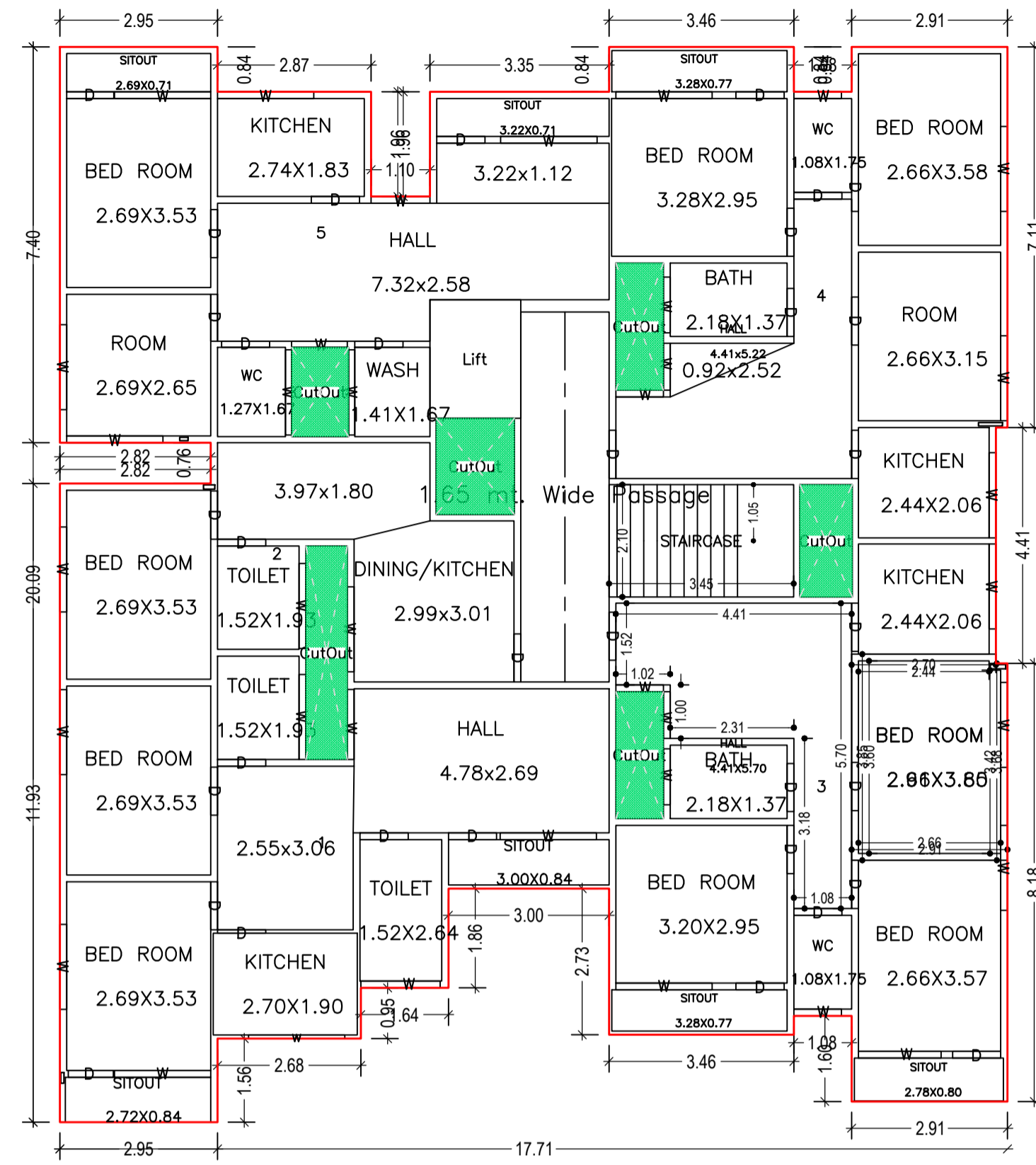
DIGITAL SIGNATURE: _____

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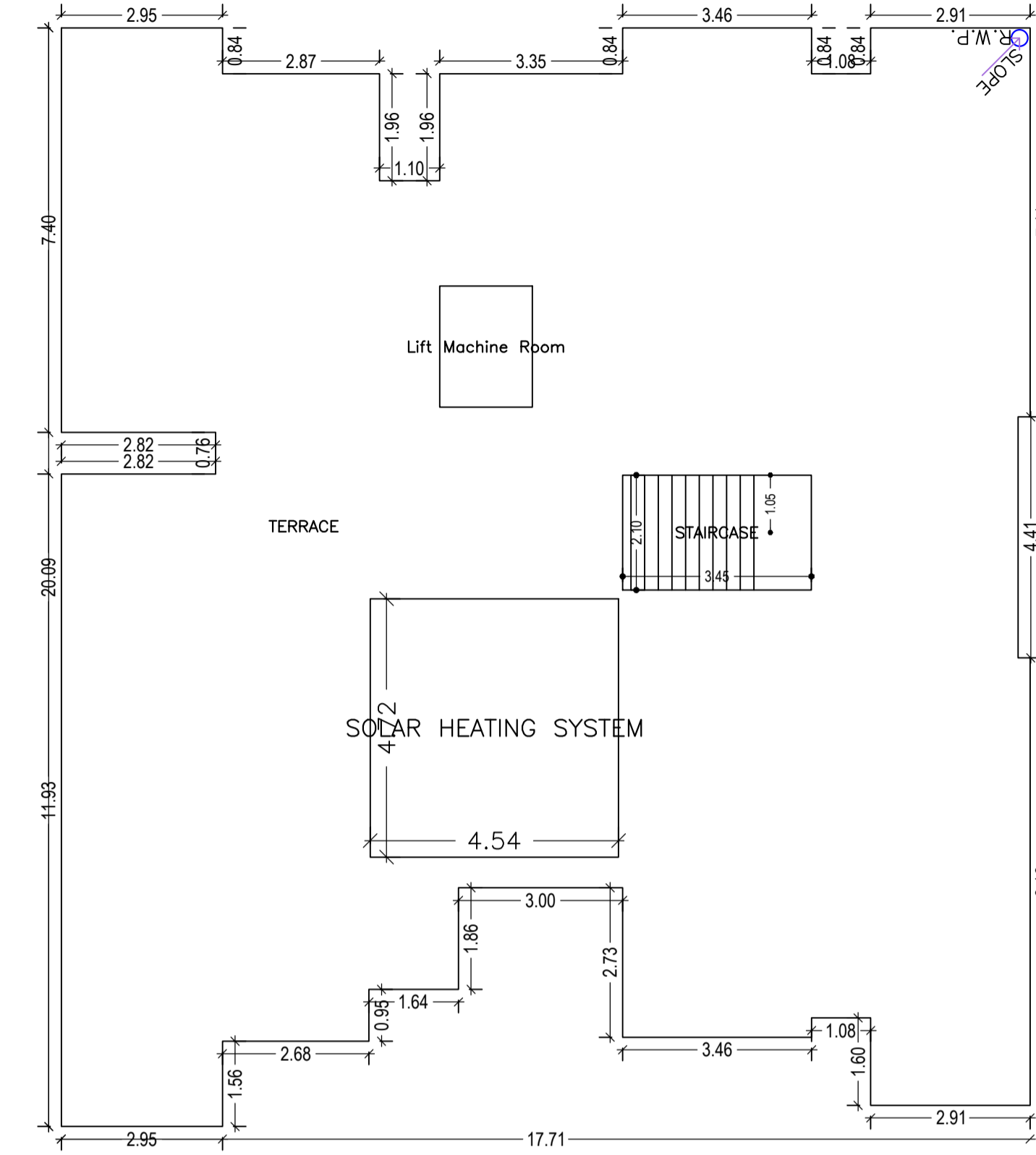


15.83 mt. long 2.26 mt. High 3.66 mt. Wide Natural Slope

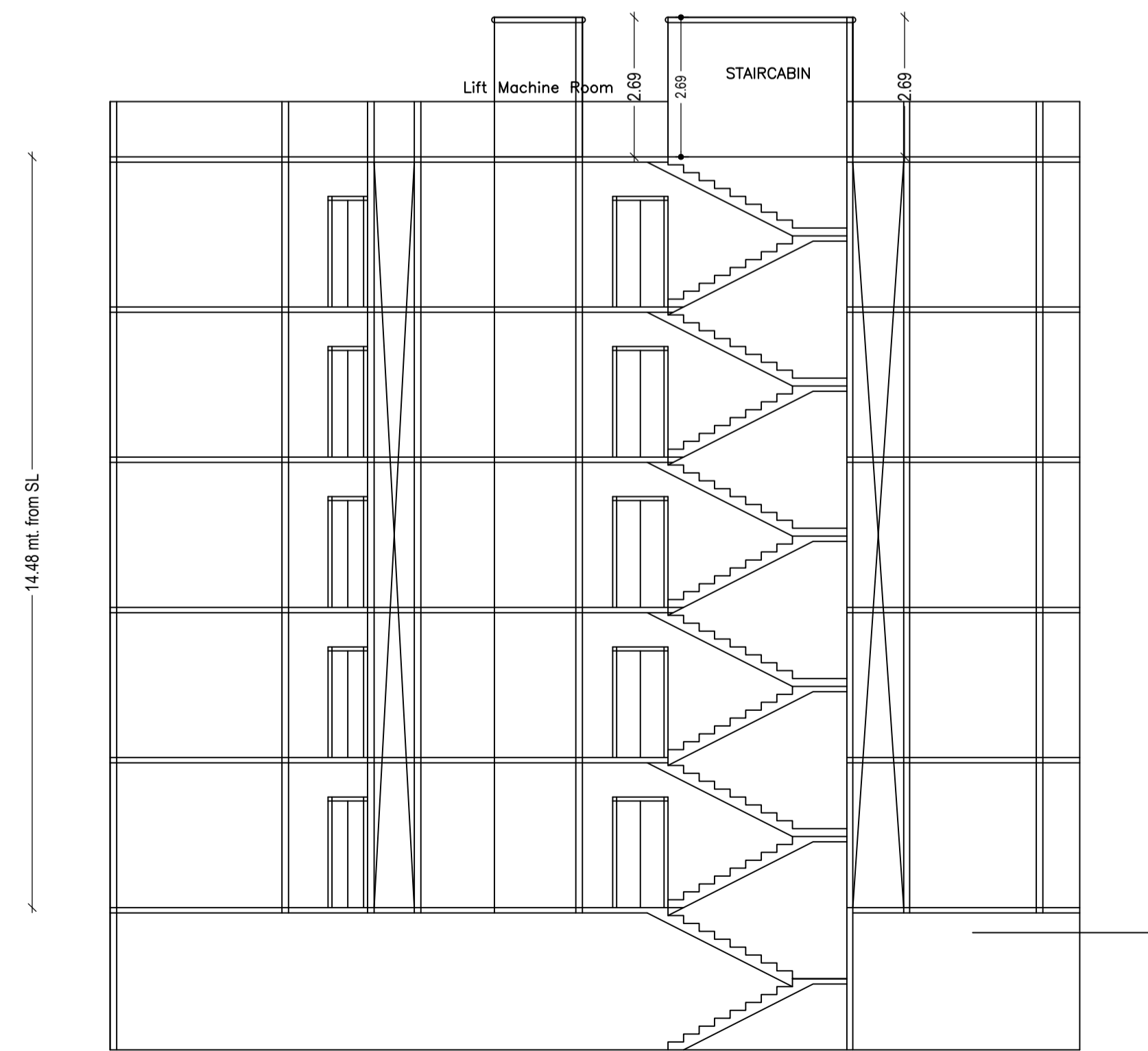
BASEMENT FLOOR PLAN (SCALE 1:100)



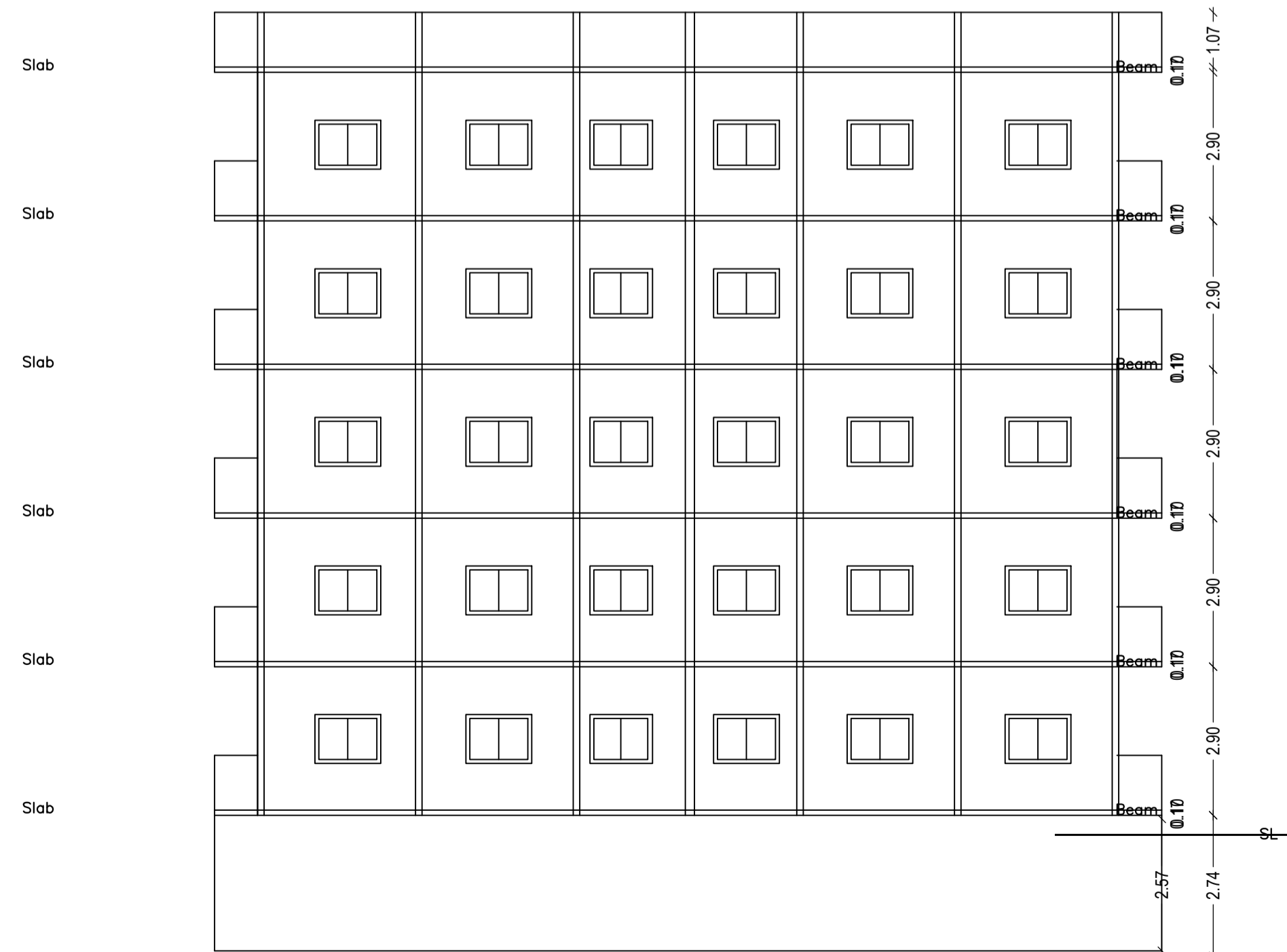
TYPICAL - GROUND, 1, 2, 3, 4 FLOOR PLAN (Proposed) (SCALE 1:100)



TERRACE FLOOR PLAN (SCALE 1:100)



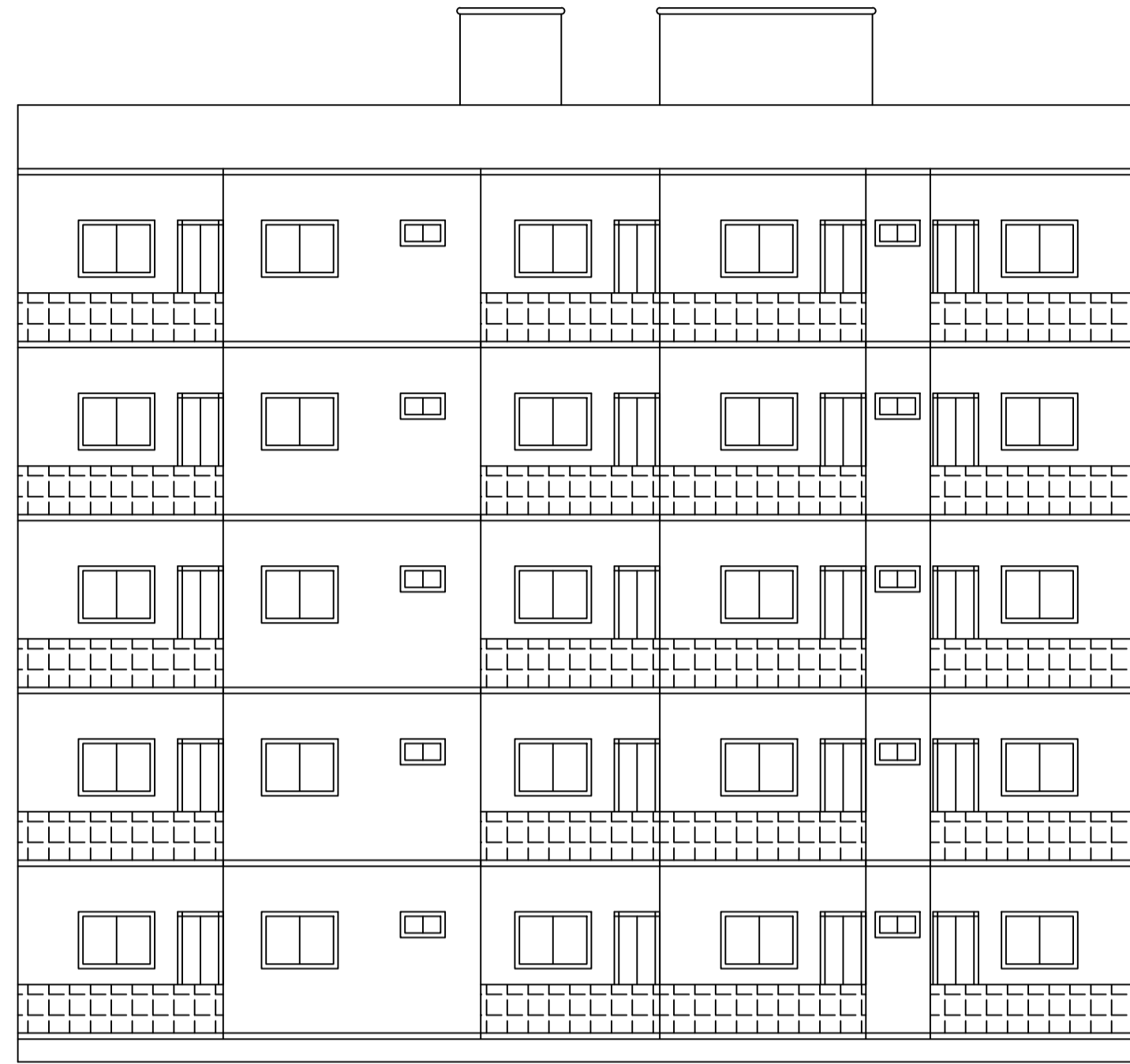
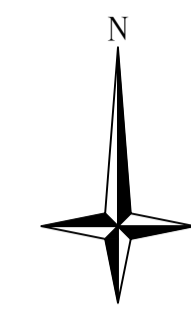
SECTION AT - X-X



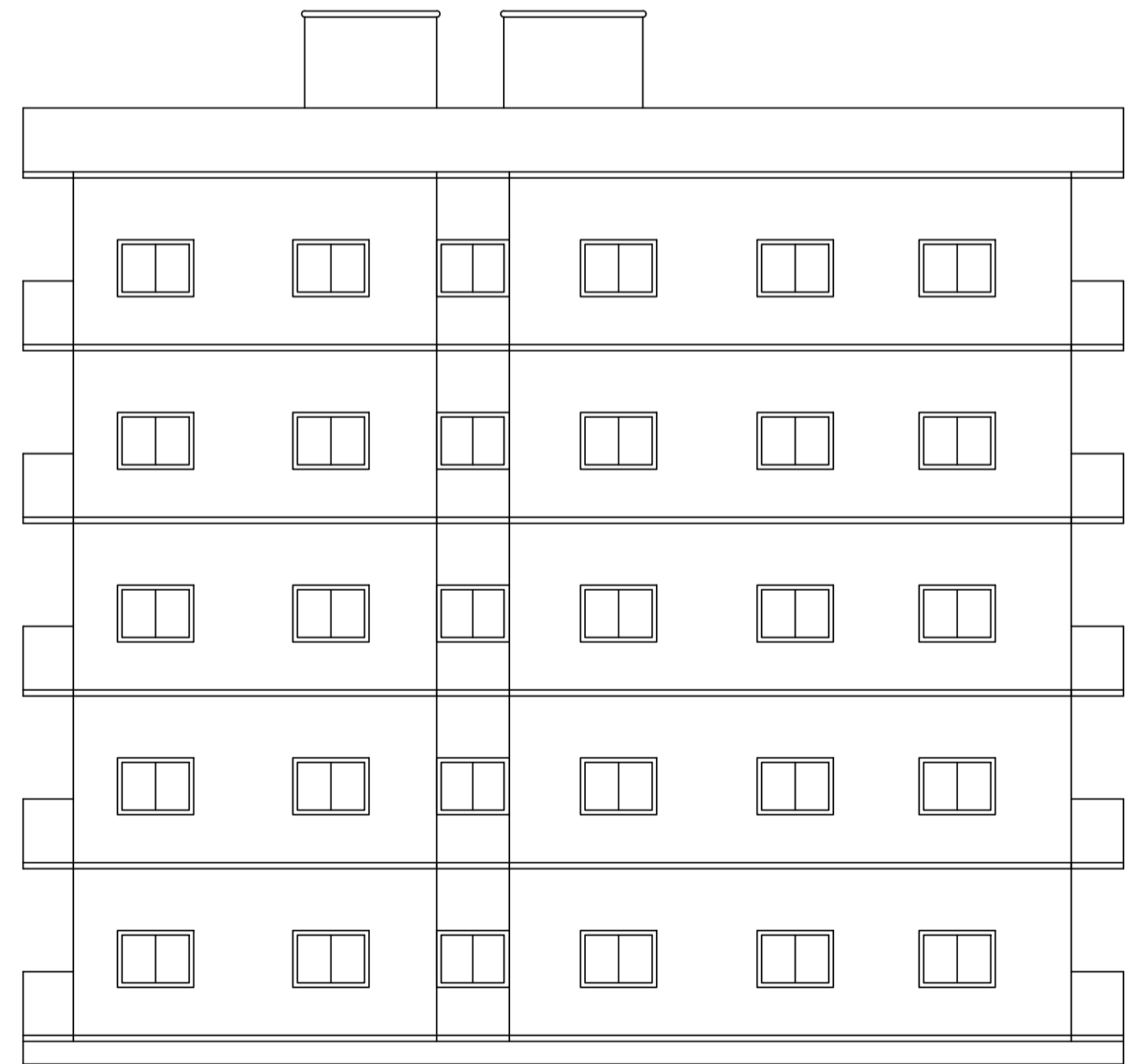
SECTION AT - Y-Y

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
Lalan Prasad Singh MADA/ENG/0001/2020			

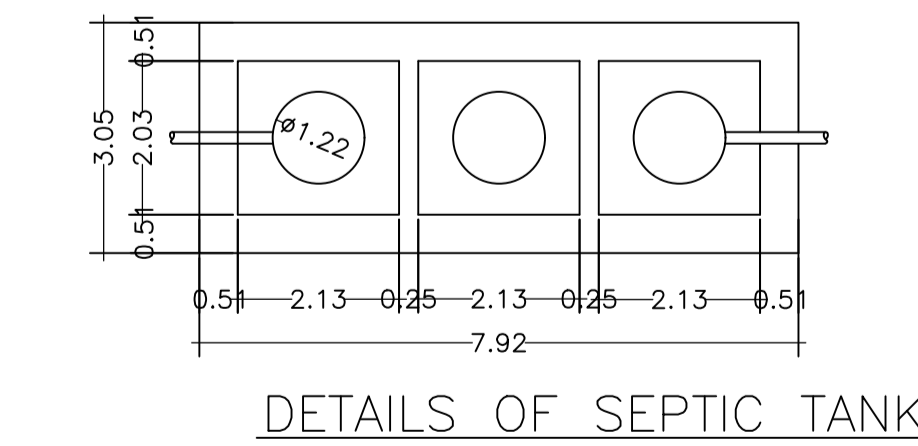
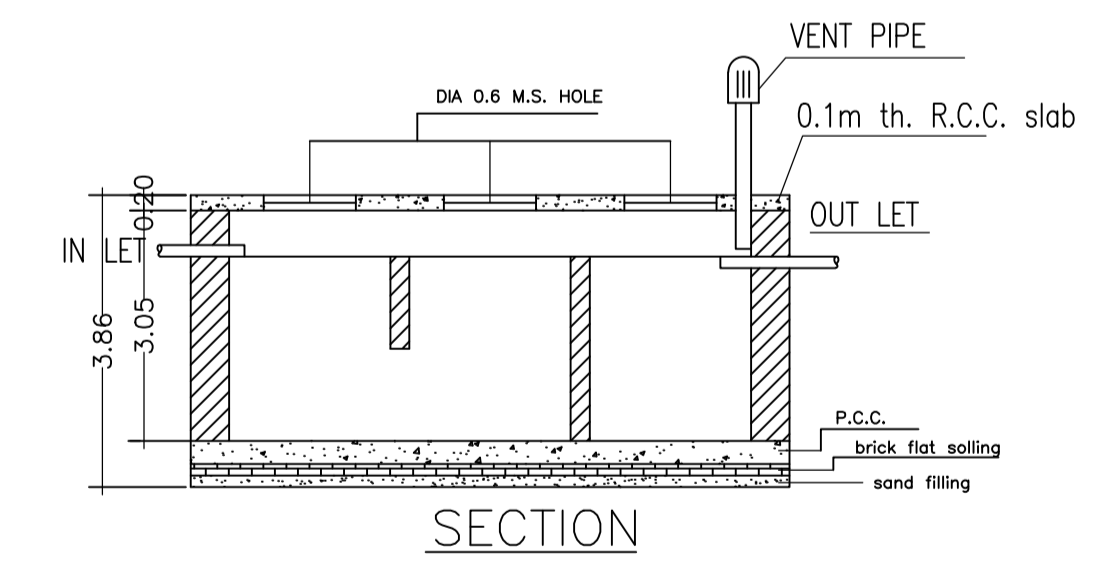
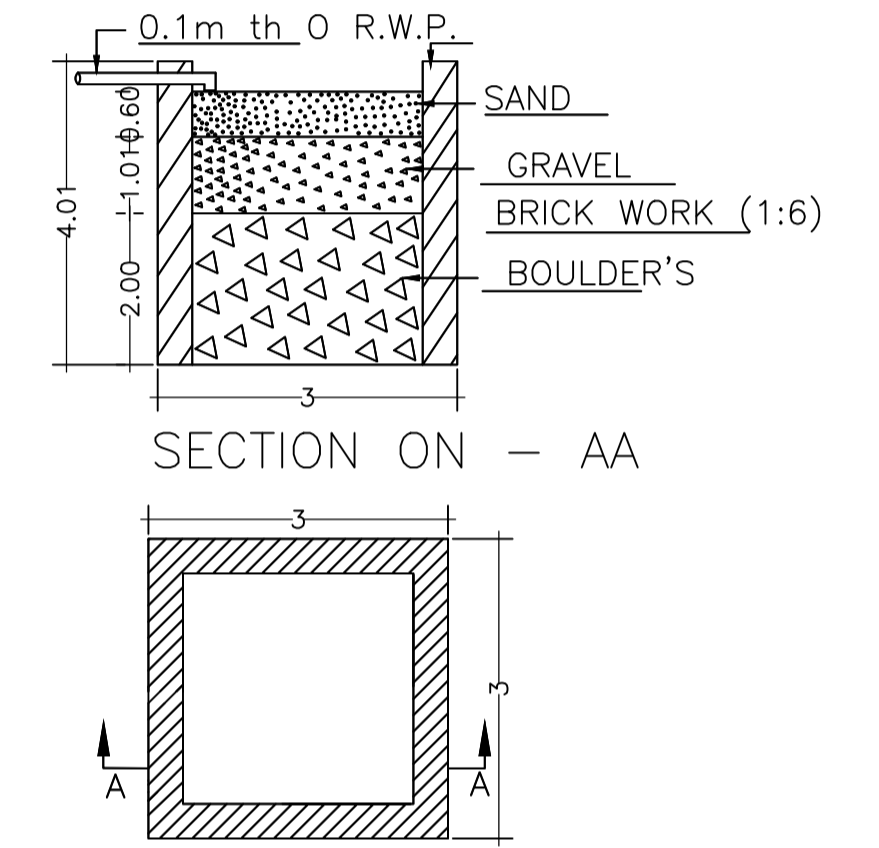
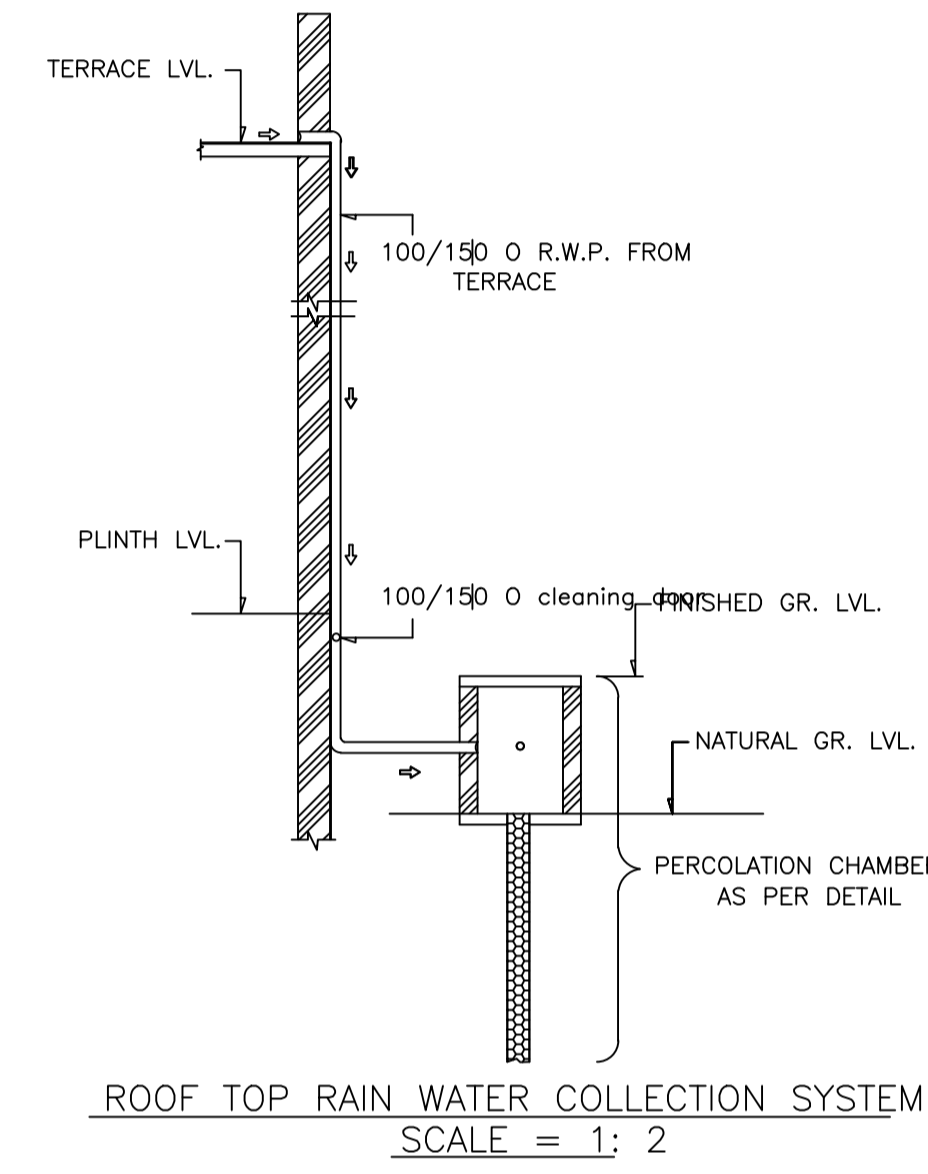
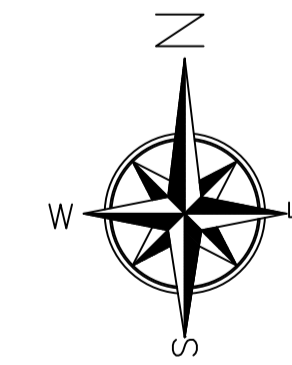
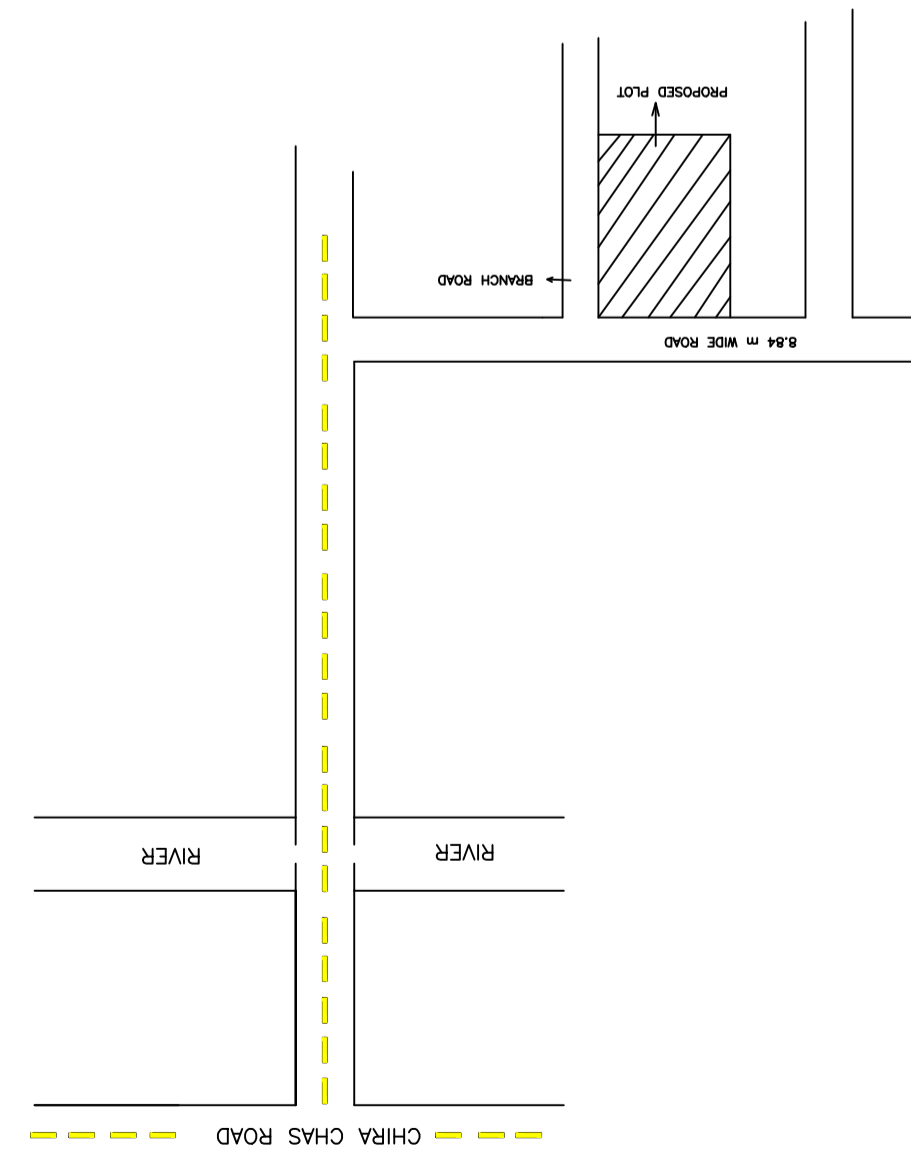
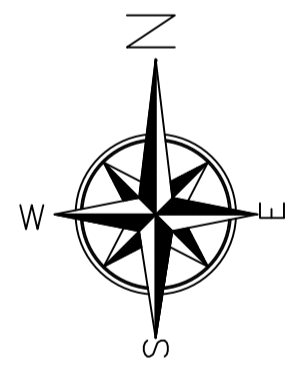
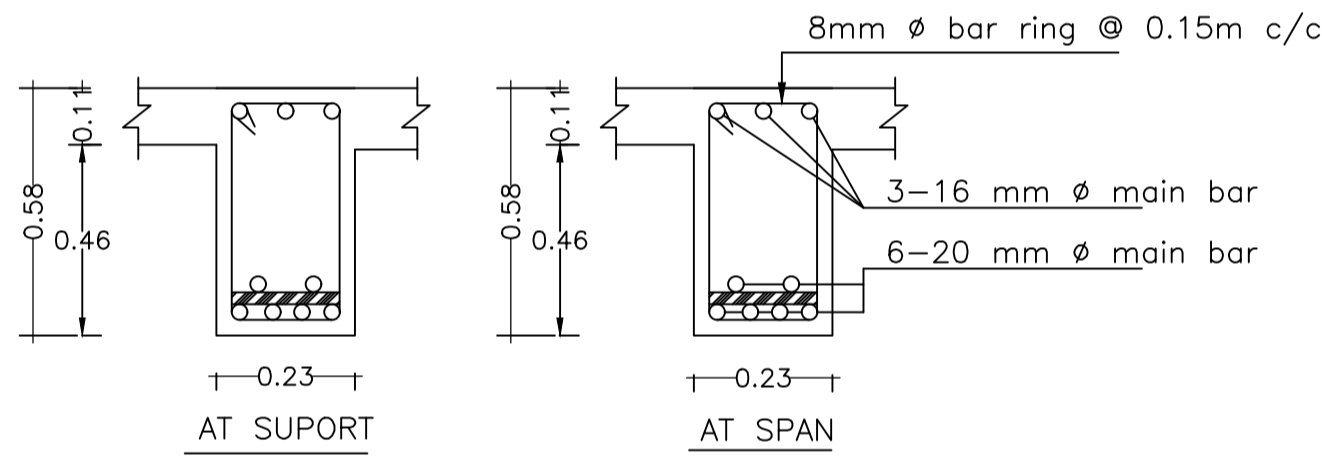
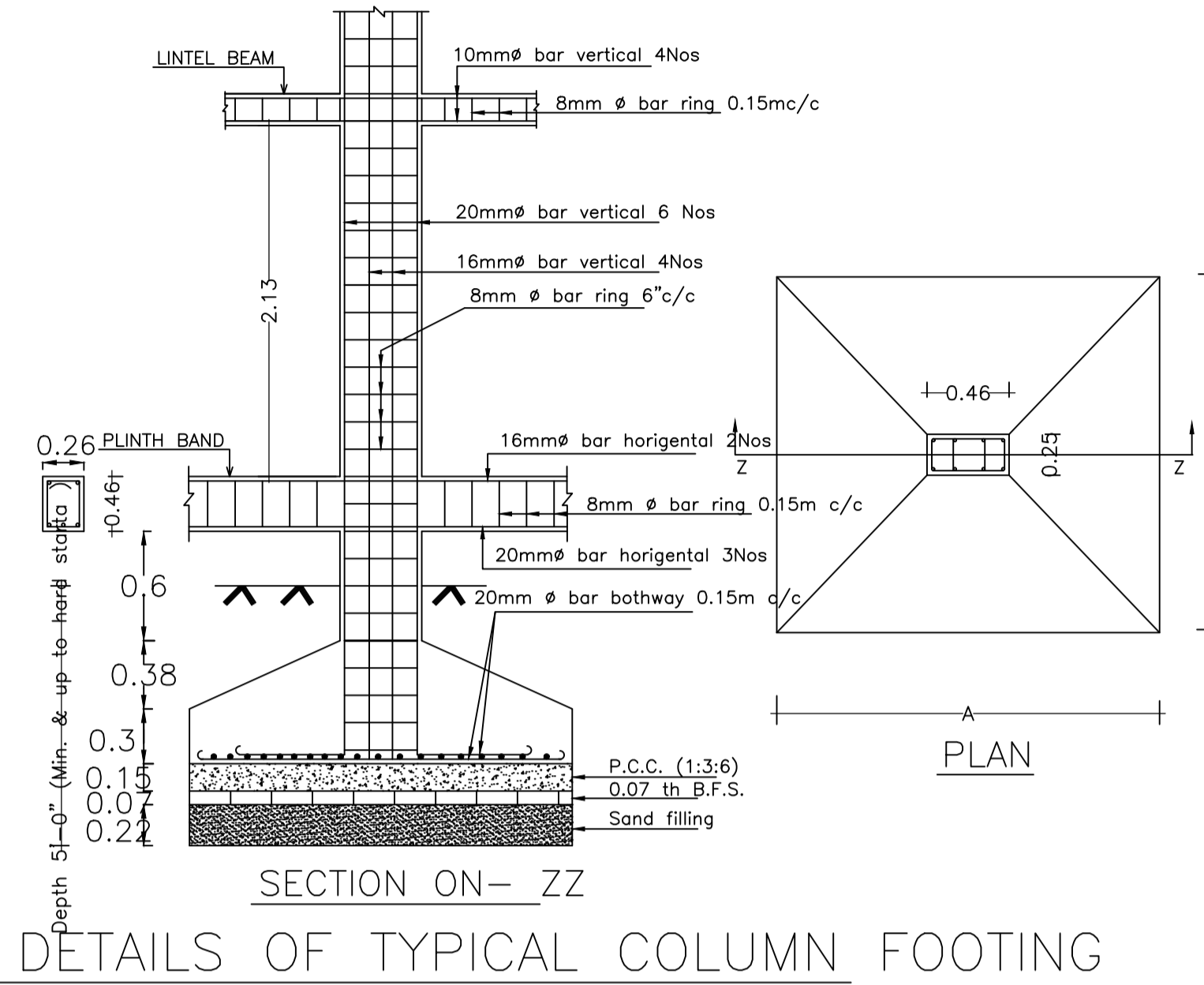
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FRONT SIDE ELEVATION



LEFT SIDE ELEVATION



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Lalan Prasad Singh MADA/ENG/0001/2020			