

Proposal Basic Information

Proposal File No.	MADA/BP/0343/2021
Owner Name	1. SURENDRA KUMAR PANDEY AND 2. ROSHANI SHARMA
Khata No	OLD KHATA NO-10, NEW KHATA NO-133
Plot No	OLD PLOT NO. 502, NEW PLOT NO. 1446
Village Name	Jialgora
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

AREA STATEMENT MINERAL	VERSION NO.: 1.0.62
AREA DEVELOPMENT AUTHORITY	VERSION DATE: 16/10/2020
PROJECT DETAIL:	
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential
District: DHANBAD	Plot SubUse: Bungalow/ Dwelling / Non Apartment
Authority: MINERAL AREA DEVELOPMENT AUTHORITY	PlotNearby/ReligiousStructure: NA
Inward No: MADA/BP/0343/2021	PlotSubPlot No: OLD PLOT NO. 502, NEW PLOT NO. 1446
Application Type: General Proposal	North: Plot No. - LOT NO LDP-9
Project Type: Building Permission	South: Plot No. - LOT NO LDP-7
Nature of Development: New	East: Road Width - 6.10
Location of Development Area: Old Area	West: Plot No. - LOT NO LDP-17
AREA DETAILS:	
AREA OF PLOT (Minimum)	(A) 115.64
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions) 115.64
Deduction for Balance Plot Area(from Gross Plot Area)	
Common Plot	10.12
Total	10.12
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions) 105.53
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions) 115.64
Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions) 115.64
COVERAGE CHECK	
Permissible Coverage area ( 70.00 % )	80.95
Proposed Coverage Area ( 58.22 % )	67.33
Total Prop. Coverage Area ( 58.22 % )	67.33
Balance coverage area ( 11.78 % )	13.62
FAR CHECK	
Perm. FAR Area ( 2.50 )	289.10
Total Perm. FAR area	289.10
Residential FAR	134.66
Proposed FAR Area	134.66
Total Proposed FAR Area	134.66
Consumed FAR (Factor)	1.16
Balance FAR Area	154.44
BUILT UP AREA CHECK	
Total Proposed BuiltUp Area	134.66
ARCHITECT (Regd)	RAM PRATAP SINGH
ENGINEER (Regd)	
SUPERVISOR (Regd)	
OWNER (Regd)	1. SURENDRA KUMAR PANDEY AND 2. ROSHANI SHARMA
DEVELOPMENT AUTHORITY LOCAL BODY	

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

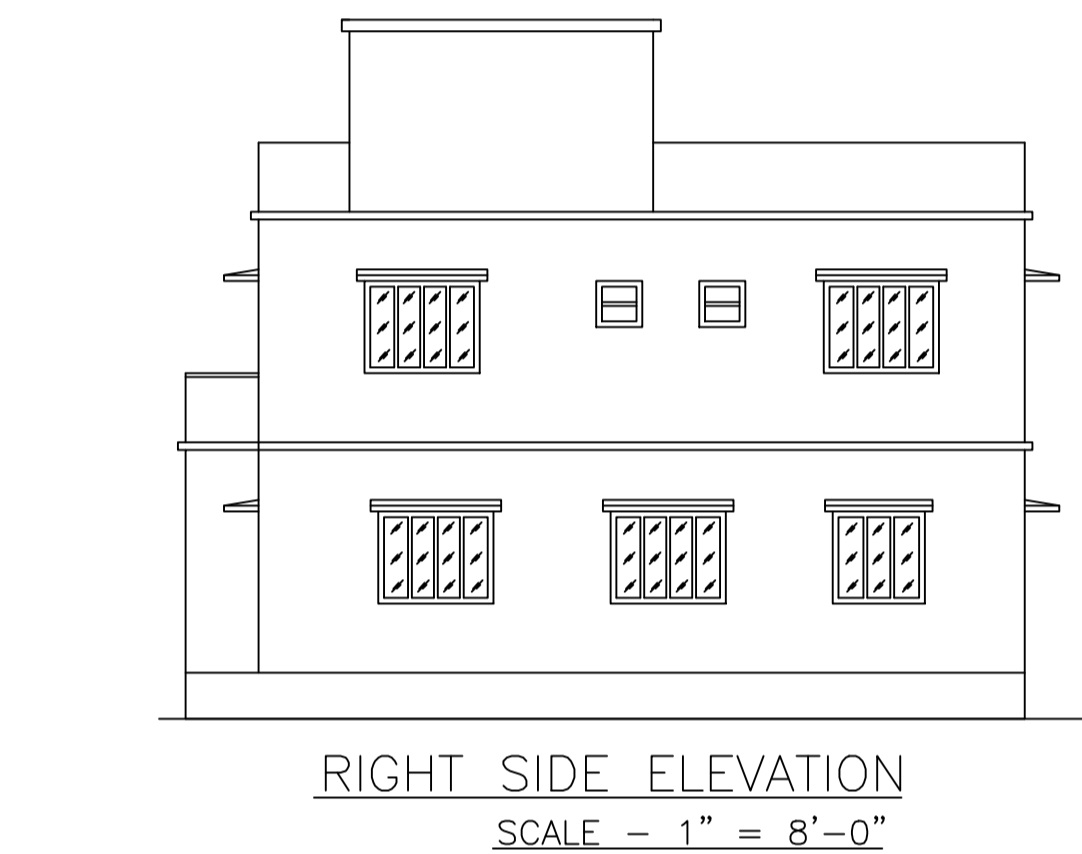
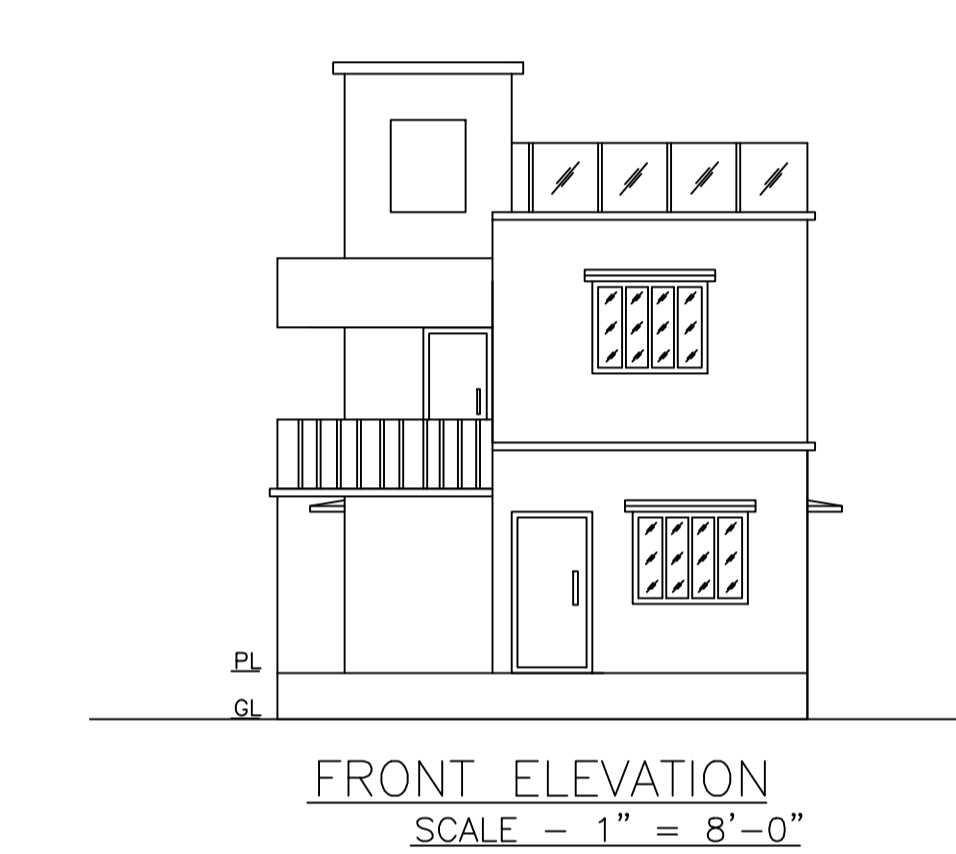
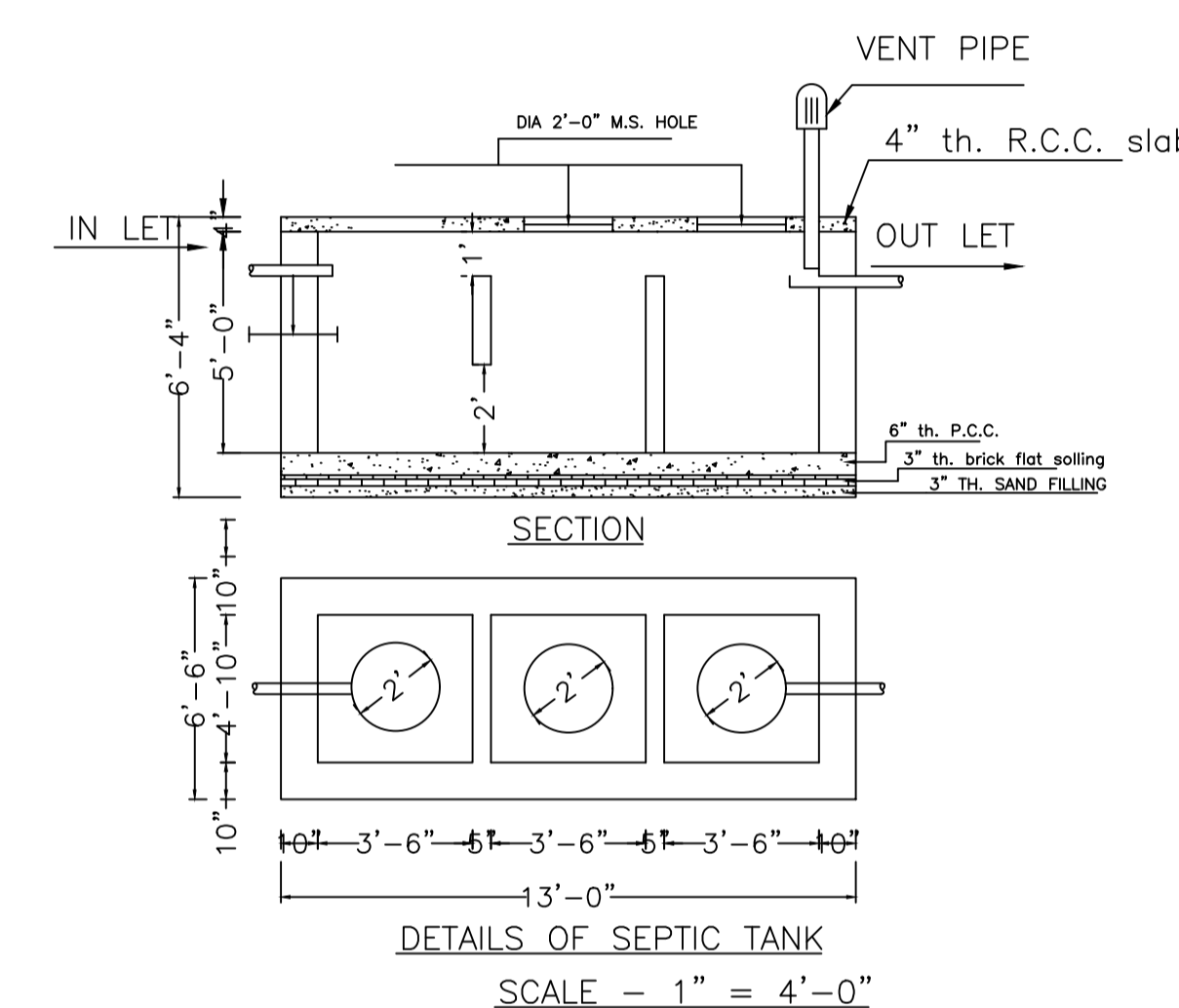
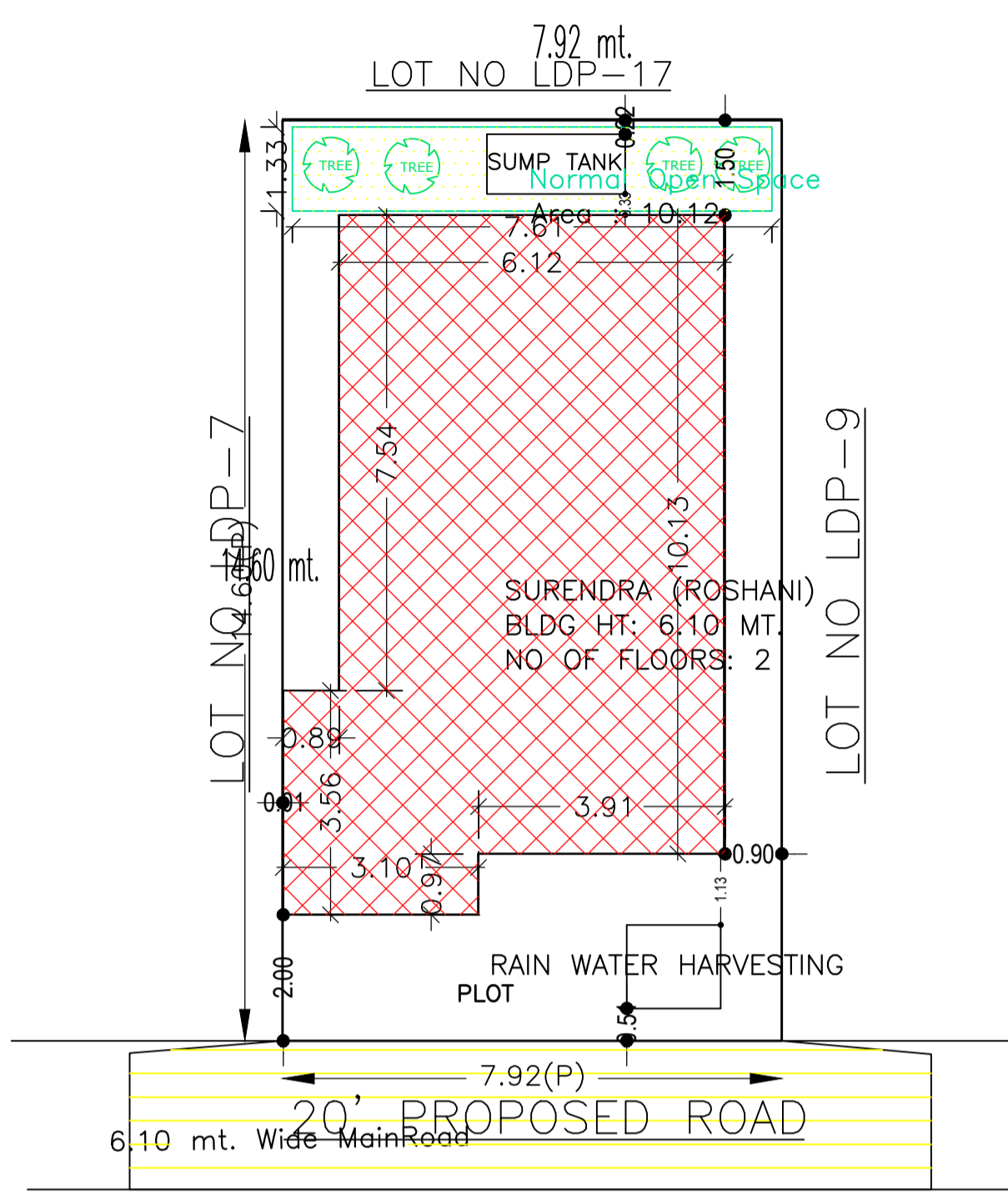
Buildingwise Floor FAR Details				
Floor Name	Building Name SURENDRA (ROSHANI)		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Ground Floor	67.33	67.33	67.33	67.33
First Floor	67.33	67.33	67.33	67.33
Terrace Floor	0.00	0.00	0.00	0.00
Total:	134.66	134.66	134.66	134.66

Building USE/SUBUSE Details			
Building Name	Building Use	Building SubUse	Building Structure
SURENDRA (ROSHANI)	Residential	Residential Bldg/Apartment	Non-Highrise

UnitBUA Table for Building :SURENDRA (ROSHANI)						
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT 1	FLAT	134.66	134.31	6	1
FIRST FLOOR PLAN	SPLIT 1	FLAT	0.00	0.00	7	0
Total:	-	-	134.66	134.31	13	1

FAR & Tenement Details (Table 4c-1)						
Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.) Resi.	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Trmt (No.)
SURENDRA (ROSHANI)	1	134.66	134.66	134.66	134.66	01
Grand Total:	1	134.66	134.66	134.66	134.66	01

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
RAM PRATAP SINGH MADA/ARC/0024/2019			



SCHEDULE OF DOOR:

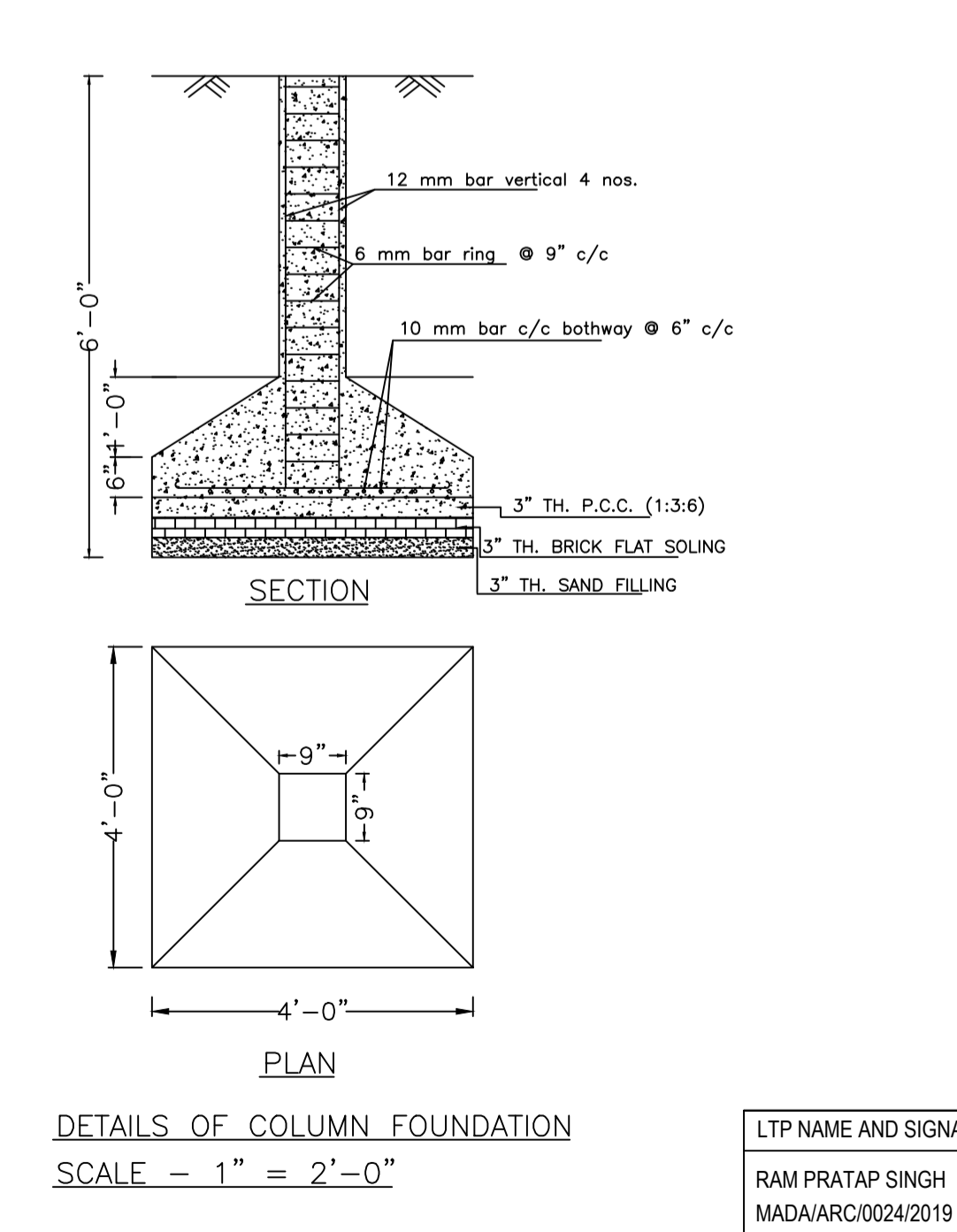
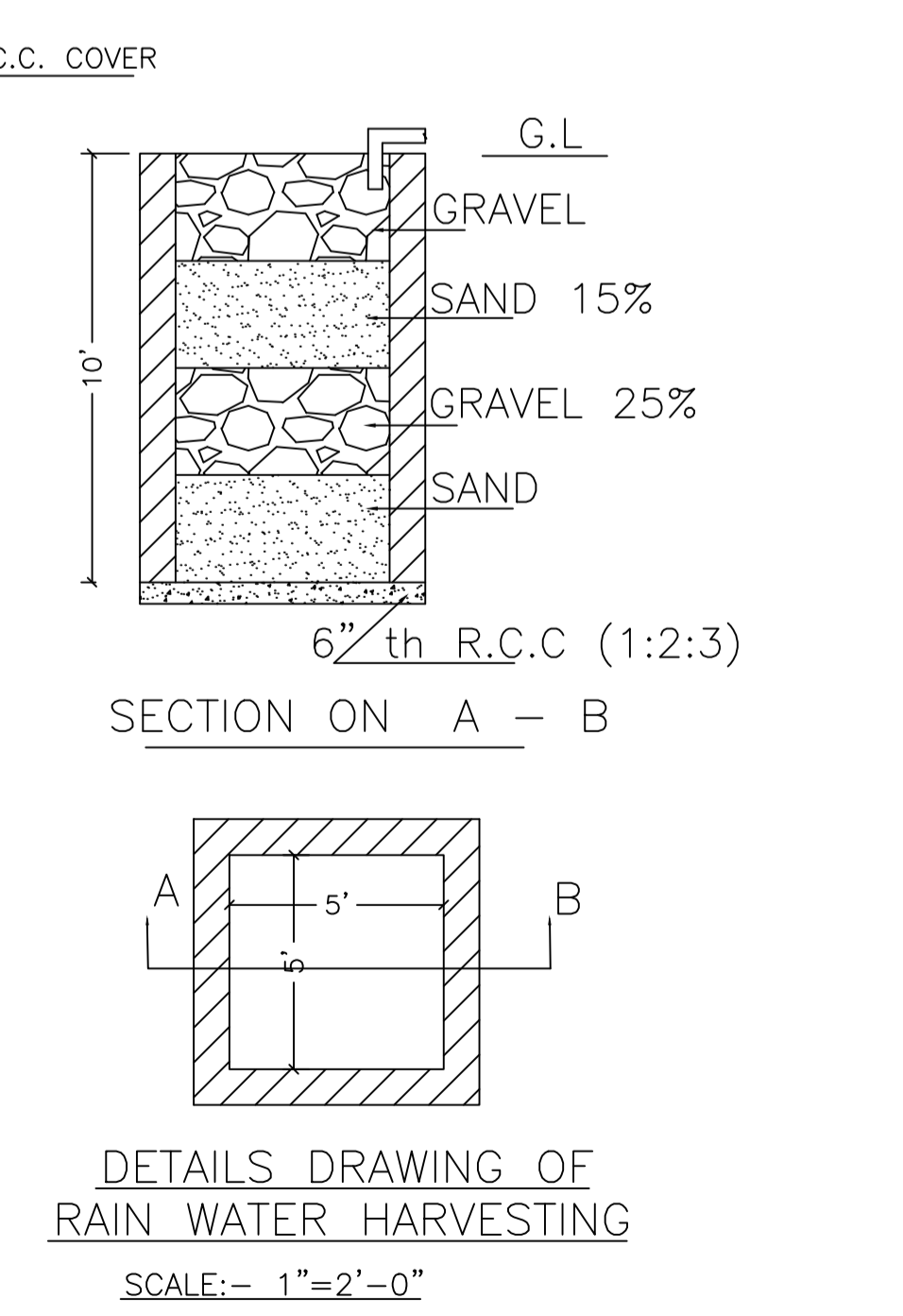
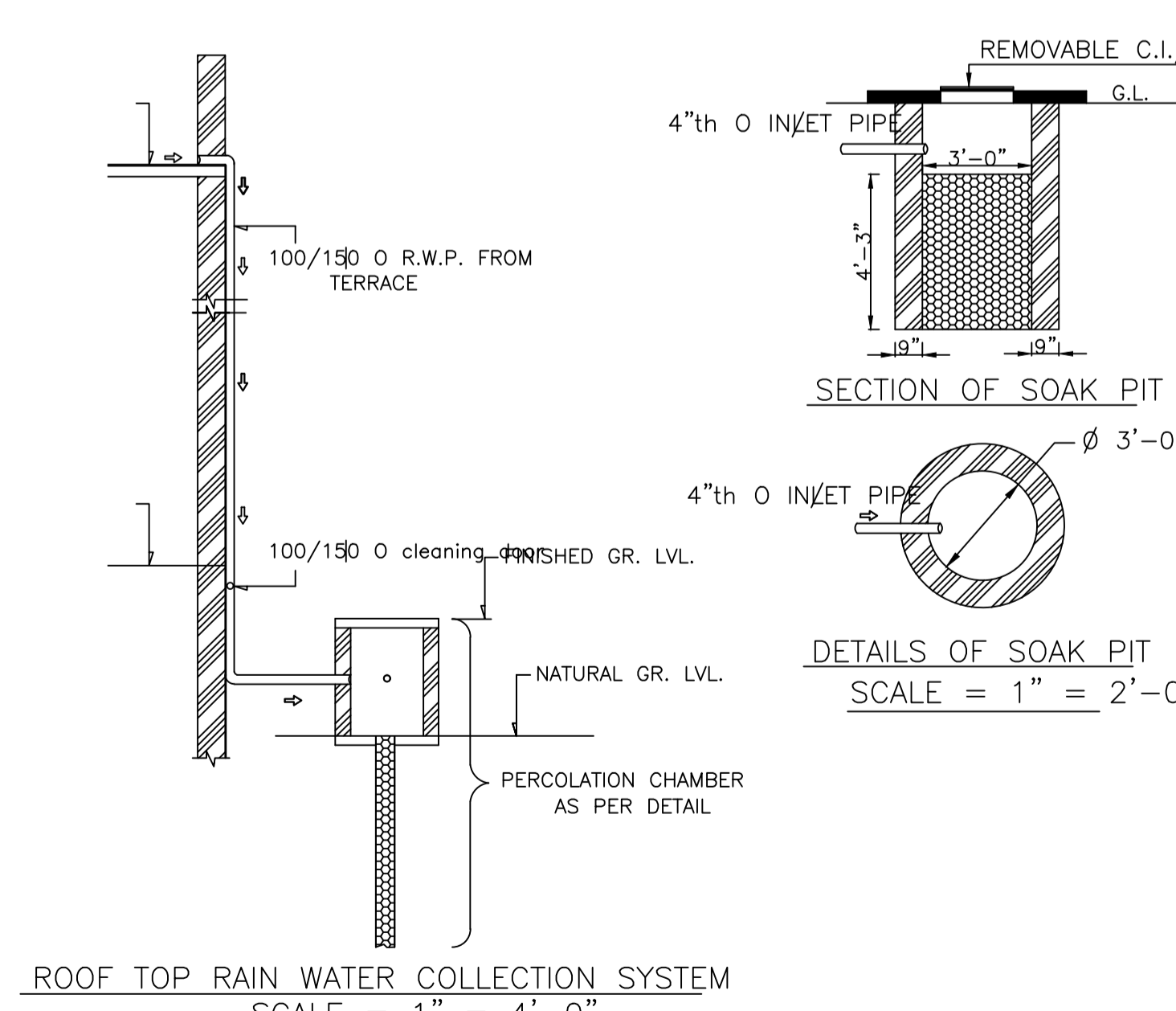
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
SURENDRA (ROSHANI)	D	0.76	2.10	03
SURENDRA (ROSHANI)	D	0.91	2.10	03
SURENDRA (ROSHANI)	D	1.07	2.10	03
SURENDRA (ROSHANI)	D	1.32	2.10	01

SCHEDULE OF WINDOW/VENTILATION:

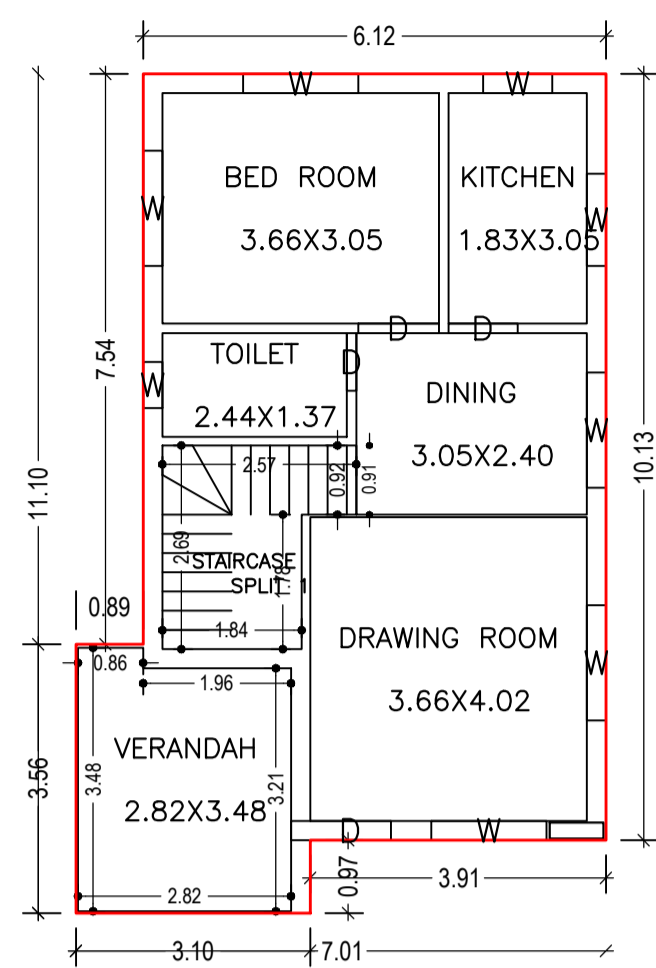
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
SURENDRA (ROSHANI)	W	0.61	1.20	03
SURENDRA (ROSHANI)	W	0.91	1.20	01
SURENDRA (ROSHANI)	W	1.22	1.20	02
SURENDRA (ROSHANI)	W	1.52	1.20	10

Building :SURENDRA (ROSHANI)

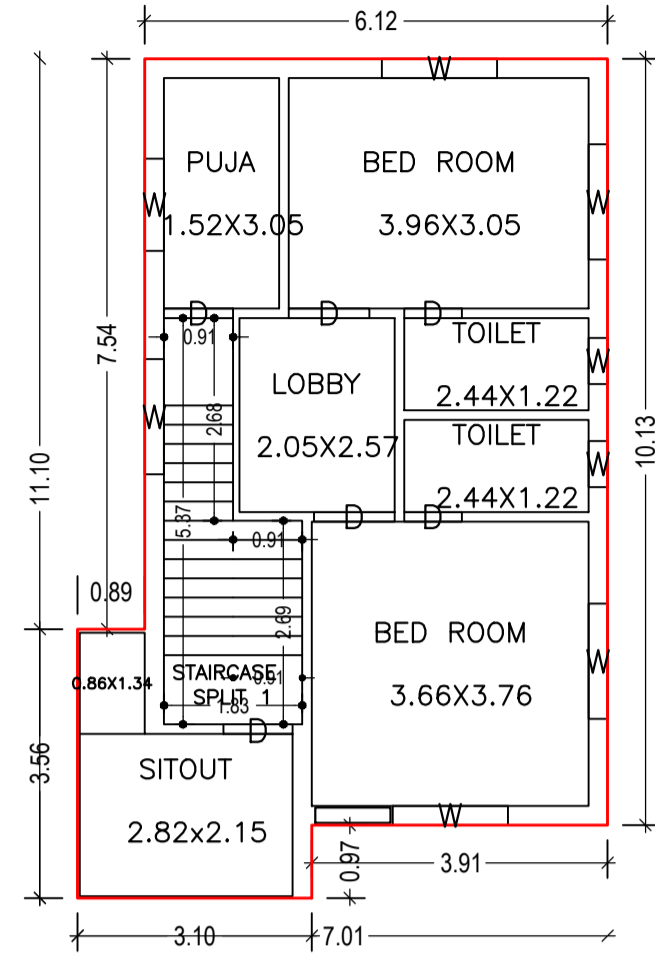
Floor Name	Total Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.) Resi.	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Trmt (No.)
Ground Floor	67.33	67.33	67.33	67.33	01
First Floor	67.33	67.33	67.33	67.33	00
Terrace Floor	0.00	0.00	0.00	0.00	00
Total:	134.66	134.66	134.66	134.66	01
Total Number of Same Buildings	1				
Total:	134.66	134.66	134.66	134.66	



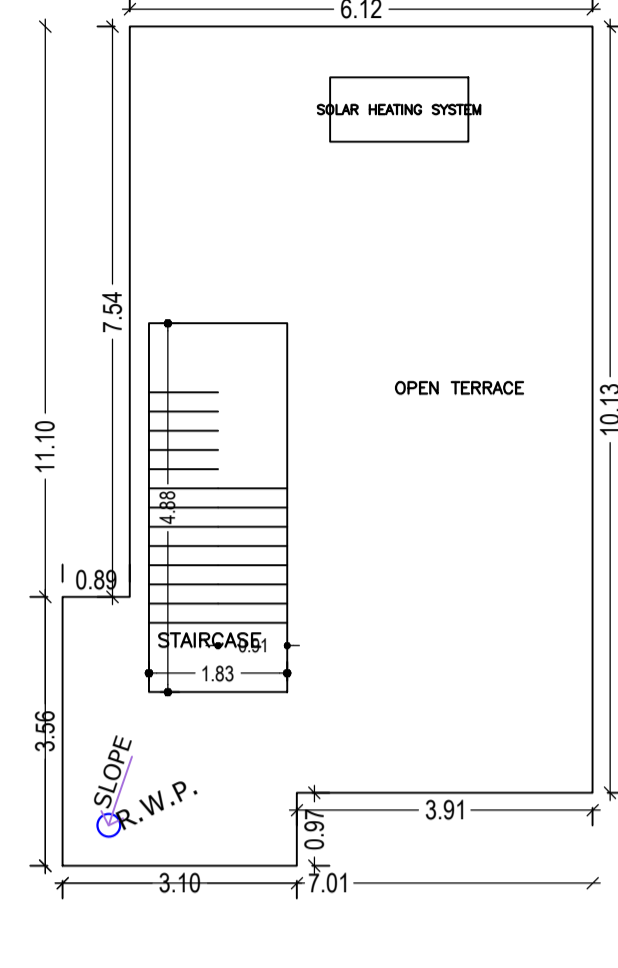
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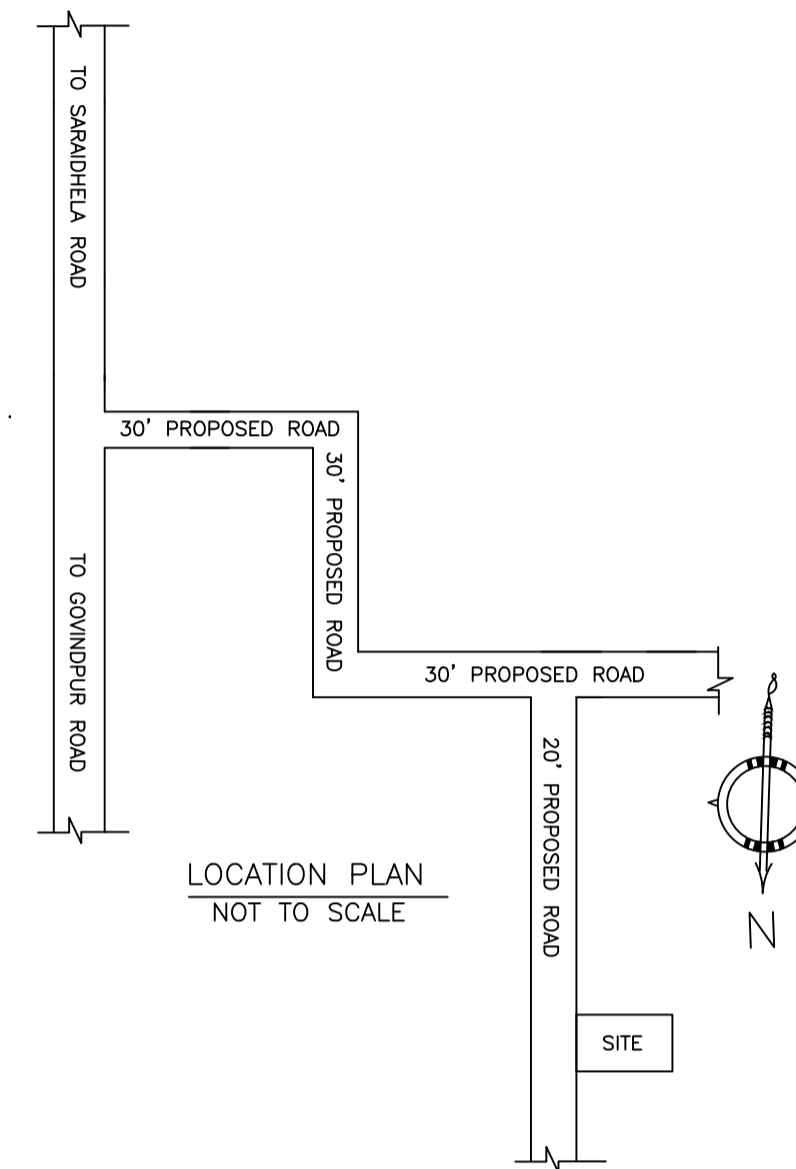
GROUND FLOOR PLAN  
(Proposed)  
(SCALE 1:100)



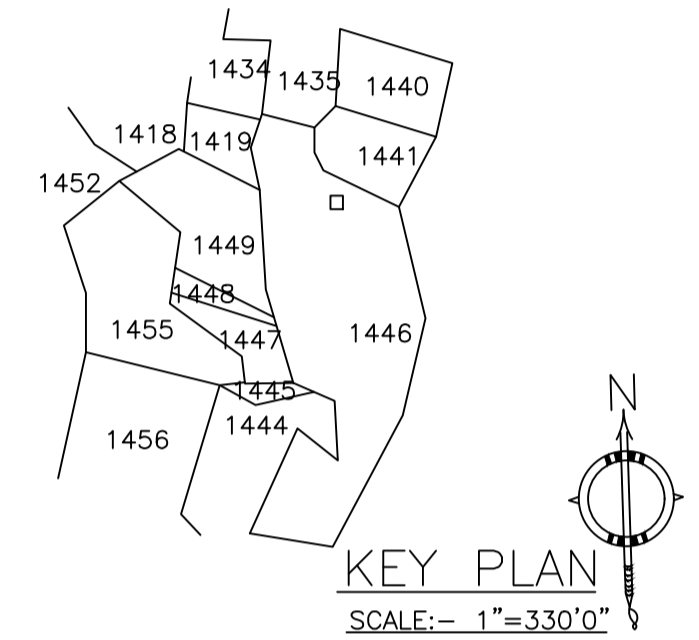
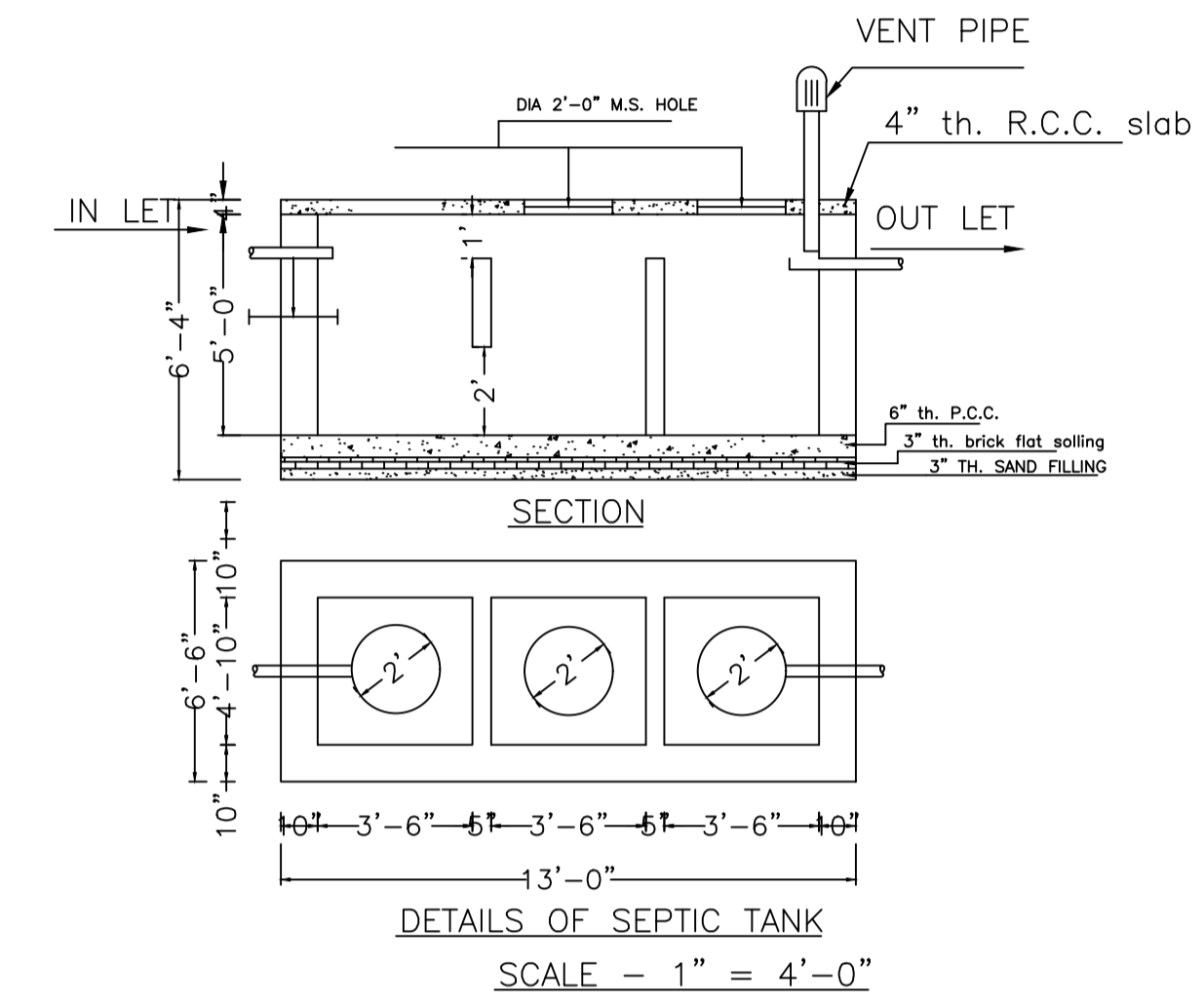
FIRST FLOOR PLAN  
(Proposed)  
(SCALE 1:100)



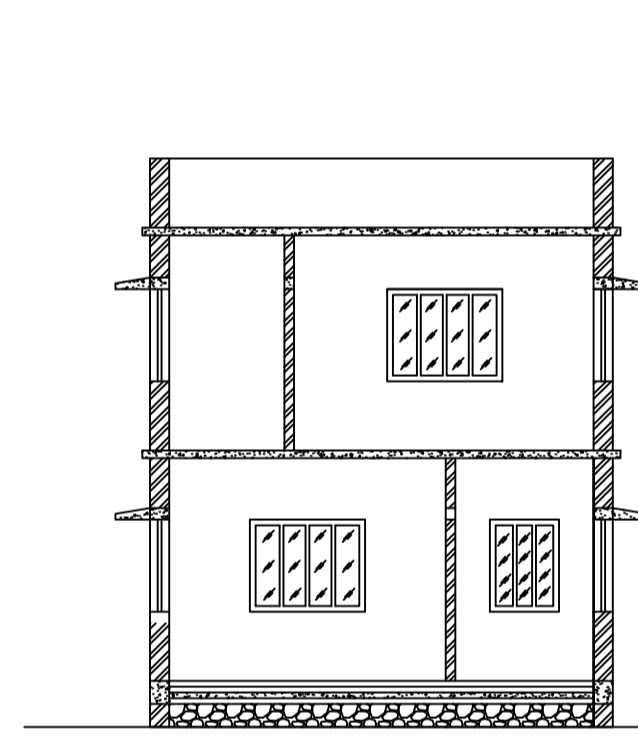
TERRACE FLOOR PLAN  
(SCALE 1:100)



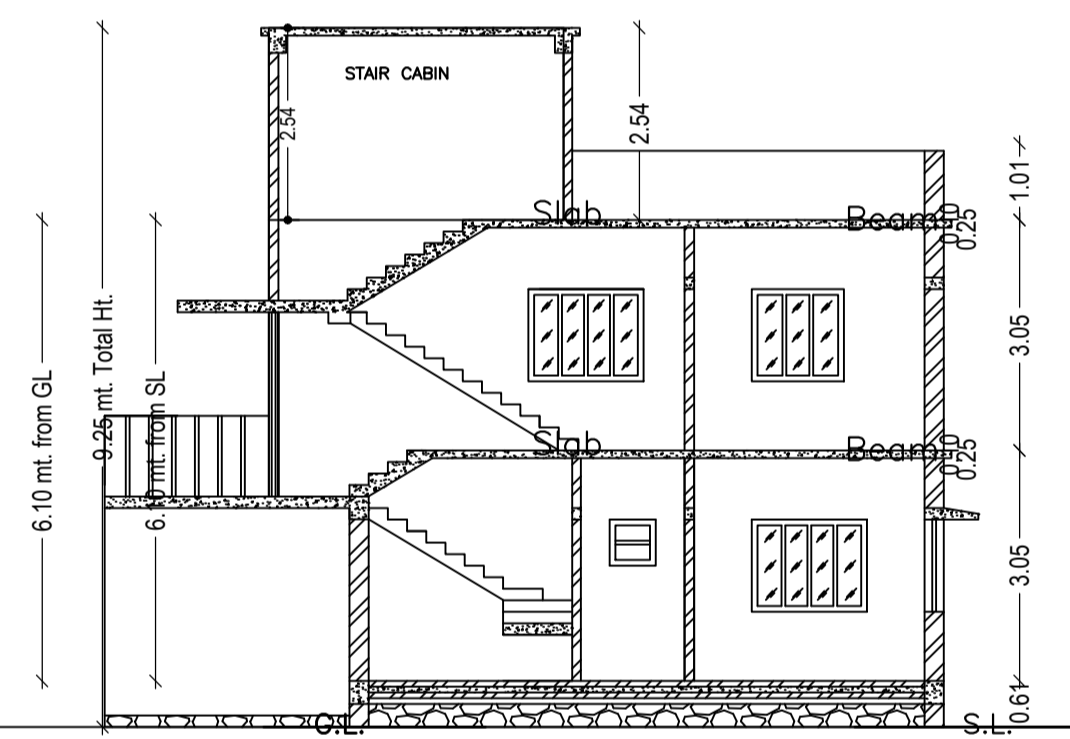
LOCATION PLAN  
NOT TO SCALE



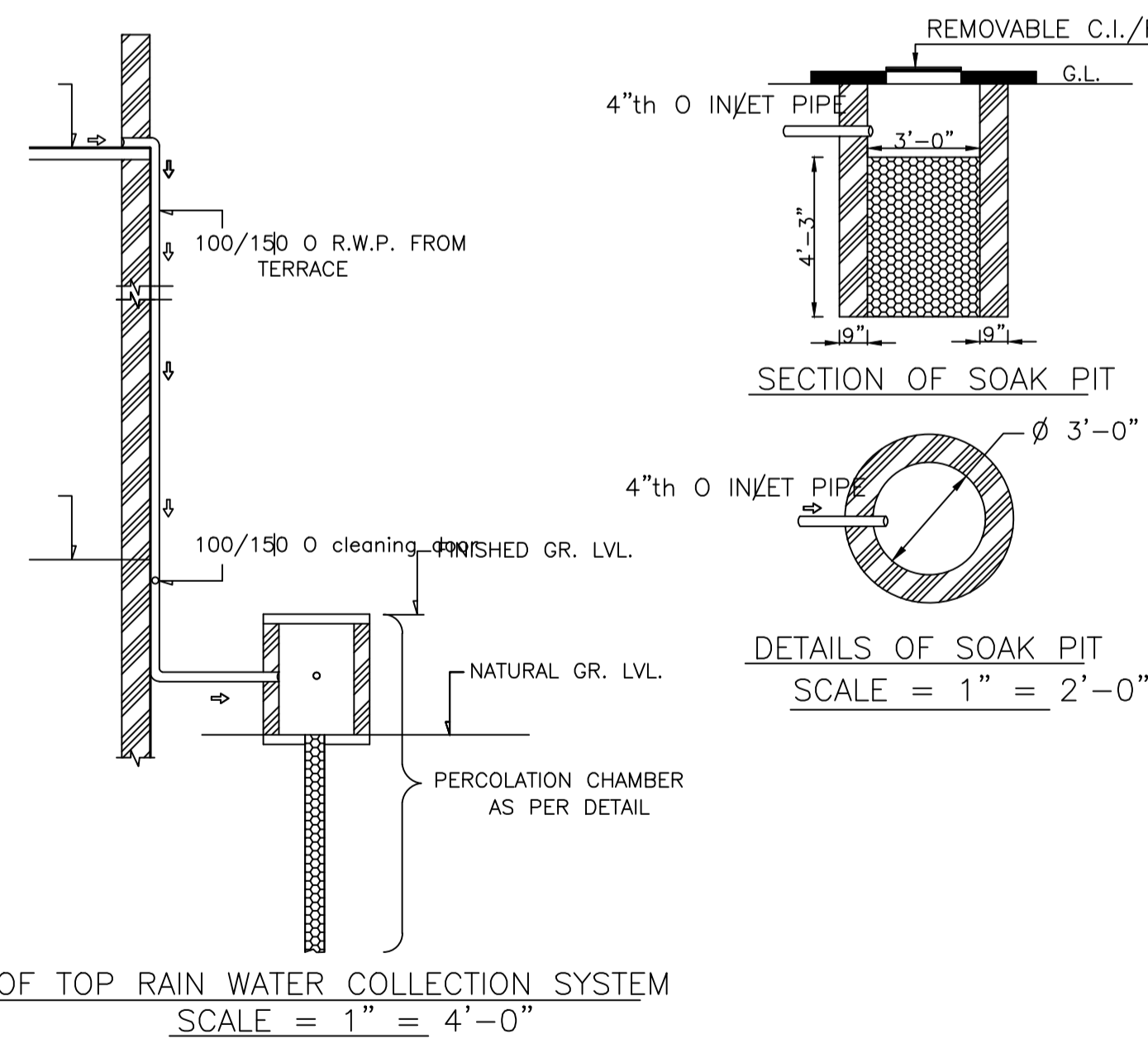
KEY PLAN  
SCALE:- 1"=330'0"



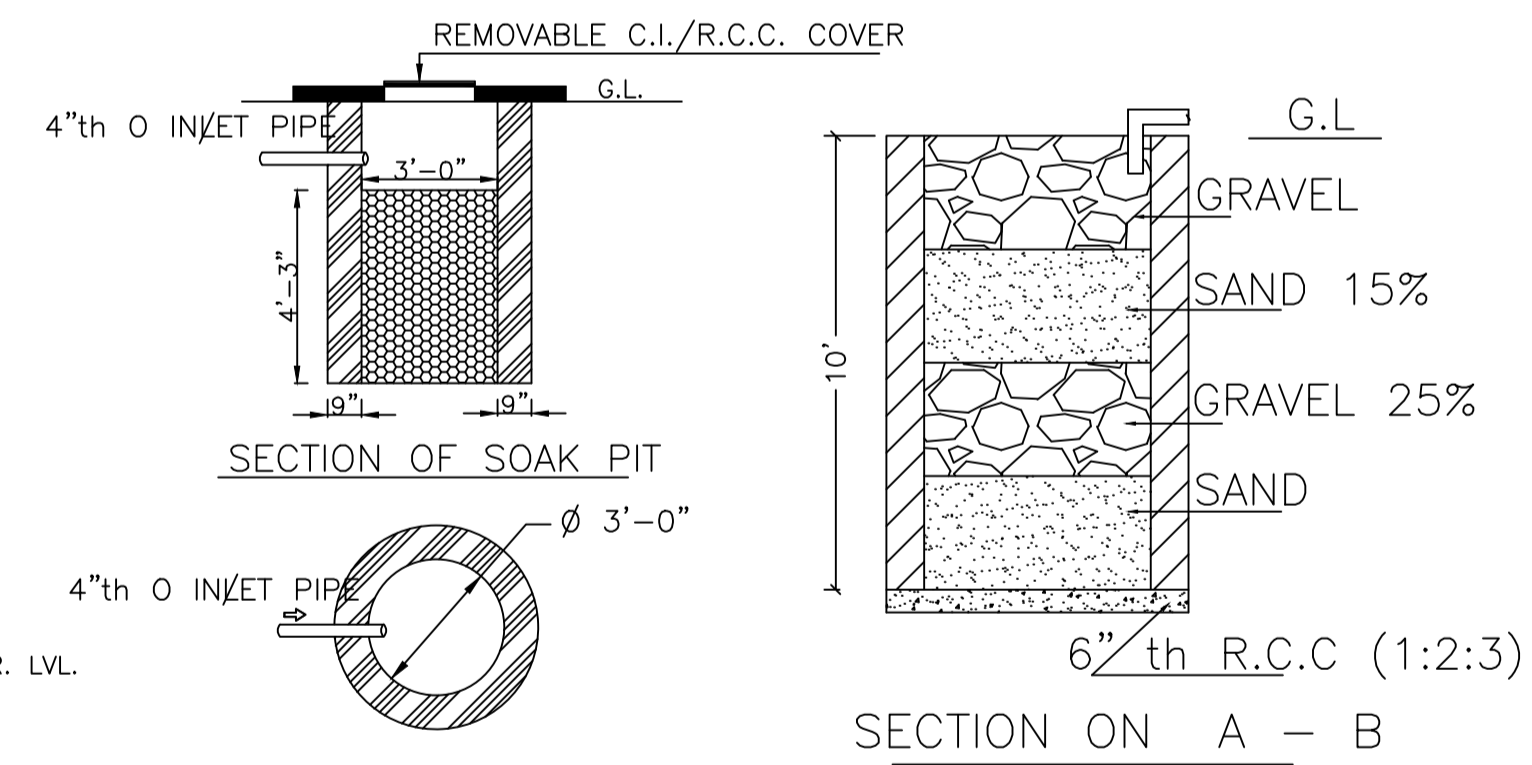
SECTION - XX'  
SCALE - 1" = 8'-0"



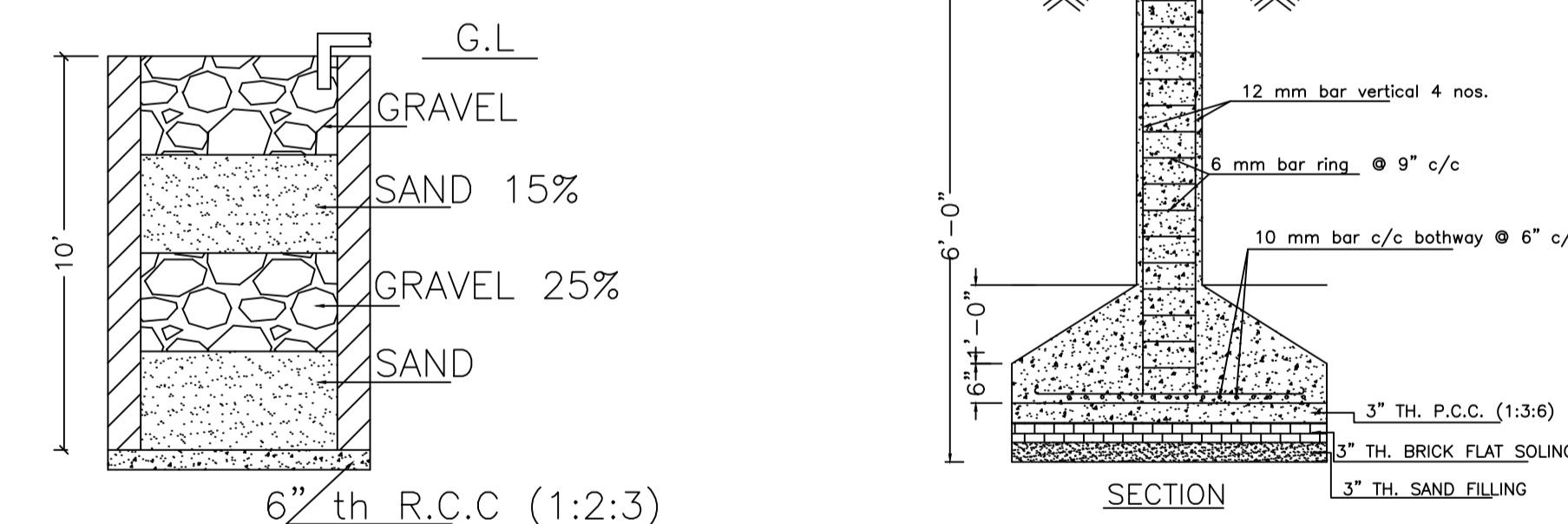
SECTION - YY'  
SCALE - 1" = 8'-0"



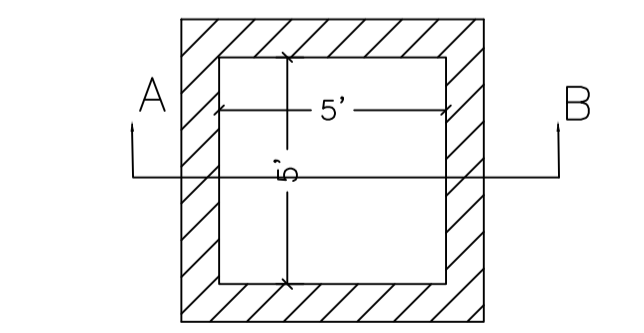
ROOF TOP RAIN WATER COLLECTION SYSTEM  
SCALE = 1" = 4'-0"



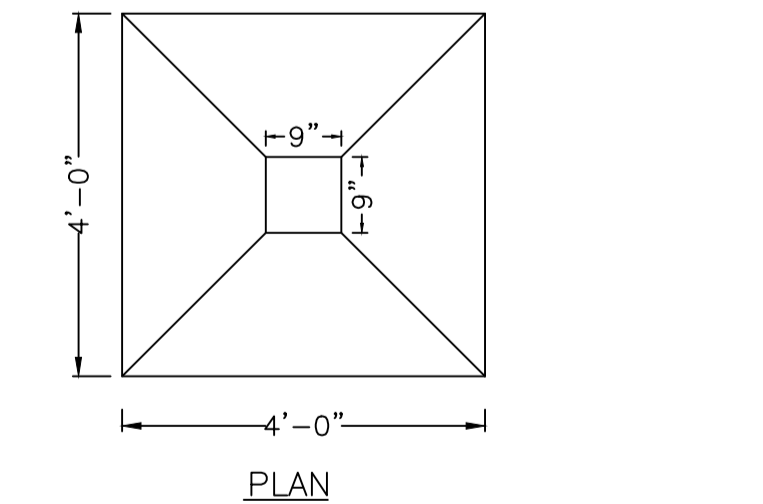
DETAILS OF SOAK PIT  
SCALE = 1" = 2'-0"



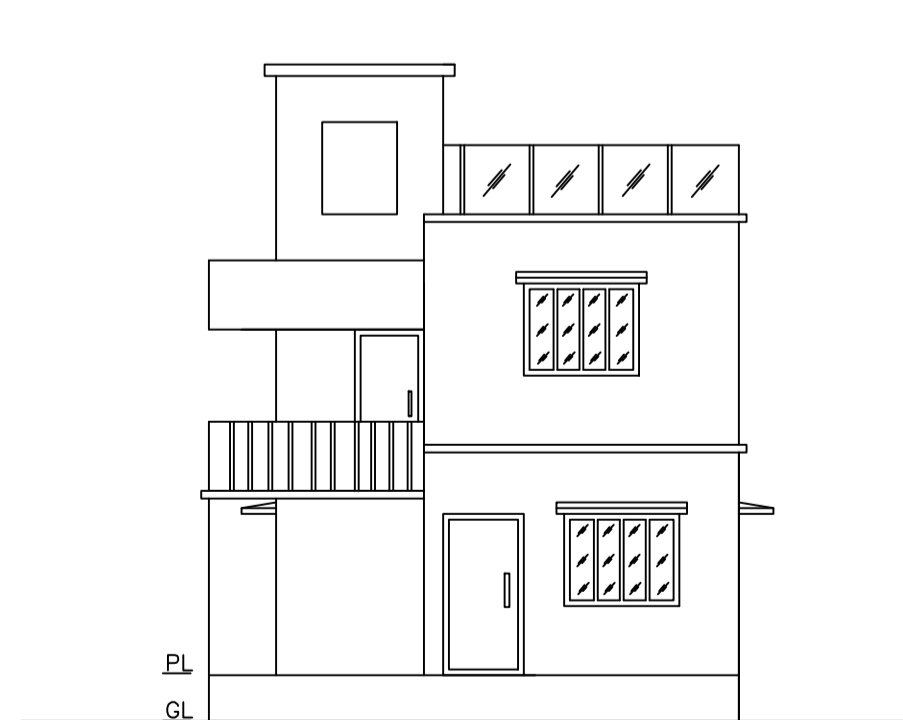
SECTION ON A - B



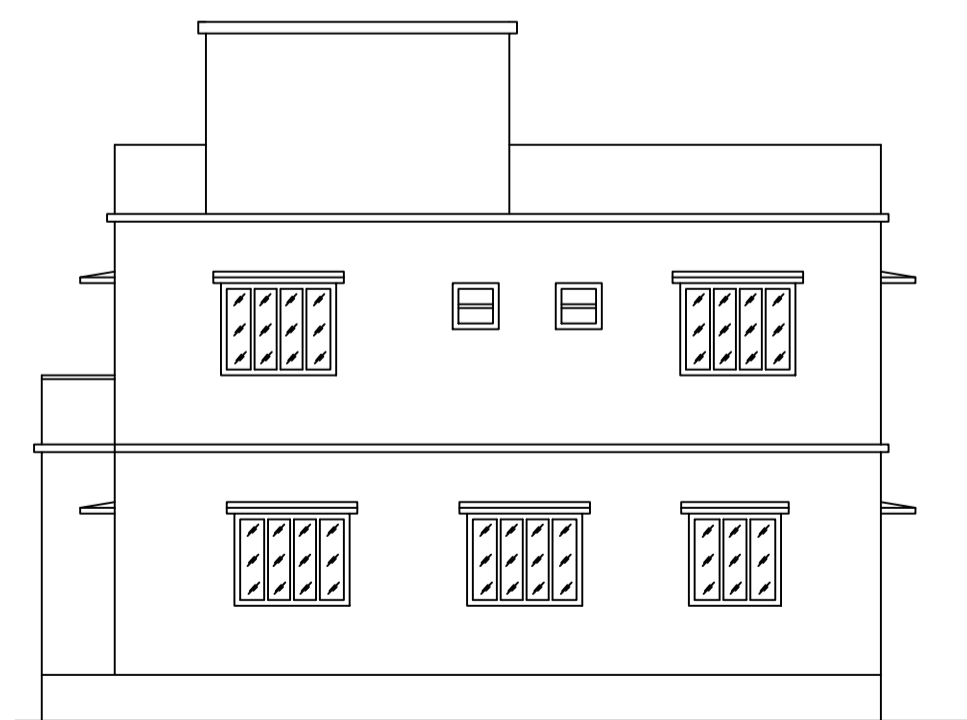
DETAILS DRAWING OF RAIN WATER HARVESTING  
SCALE:- 1"=2'-0"



DETAILS OF COLUMN FOUNDATION  
SCALE - 1" = 2'-0"



FRONT ELEVATION  
SCALE - 1" = 8'-0"



RIGHT SIDE ELEVATION  
SCALE - 1" = 8'-0"

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
RAM PRATAP SINGH MADA/ARC/0024/2019			