

**Proposal Basic Information**

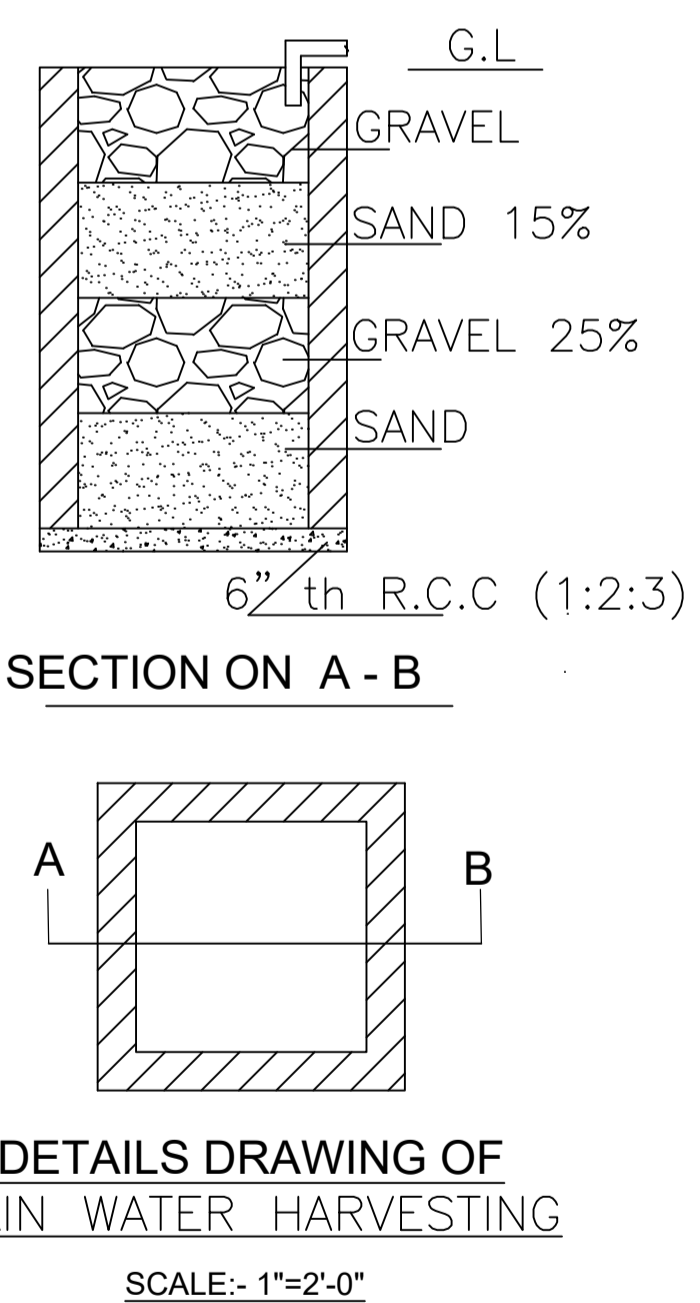
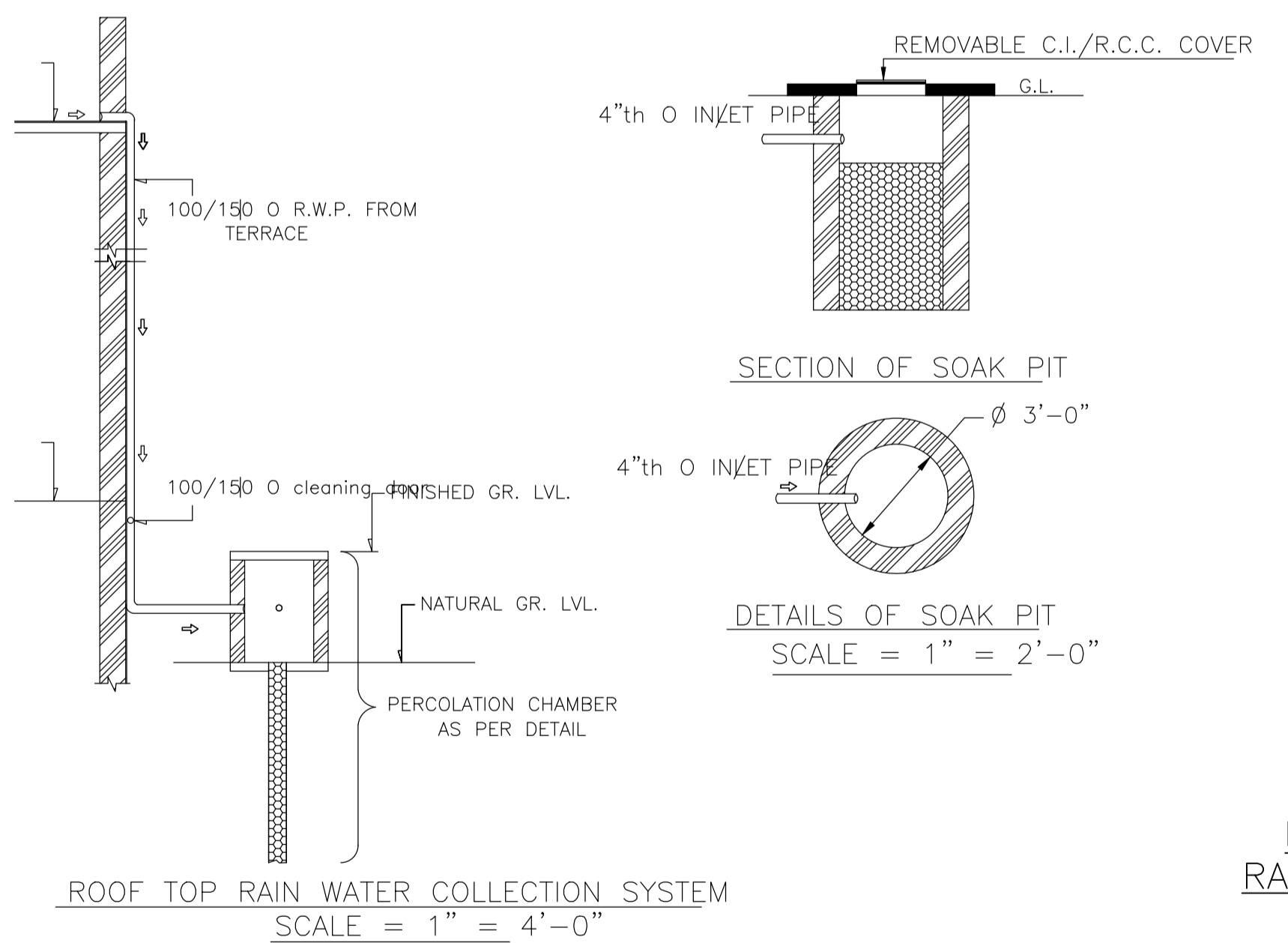
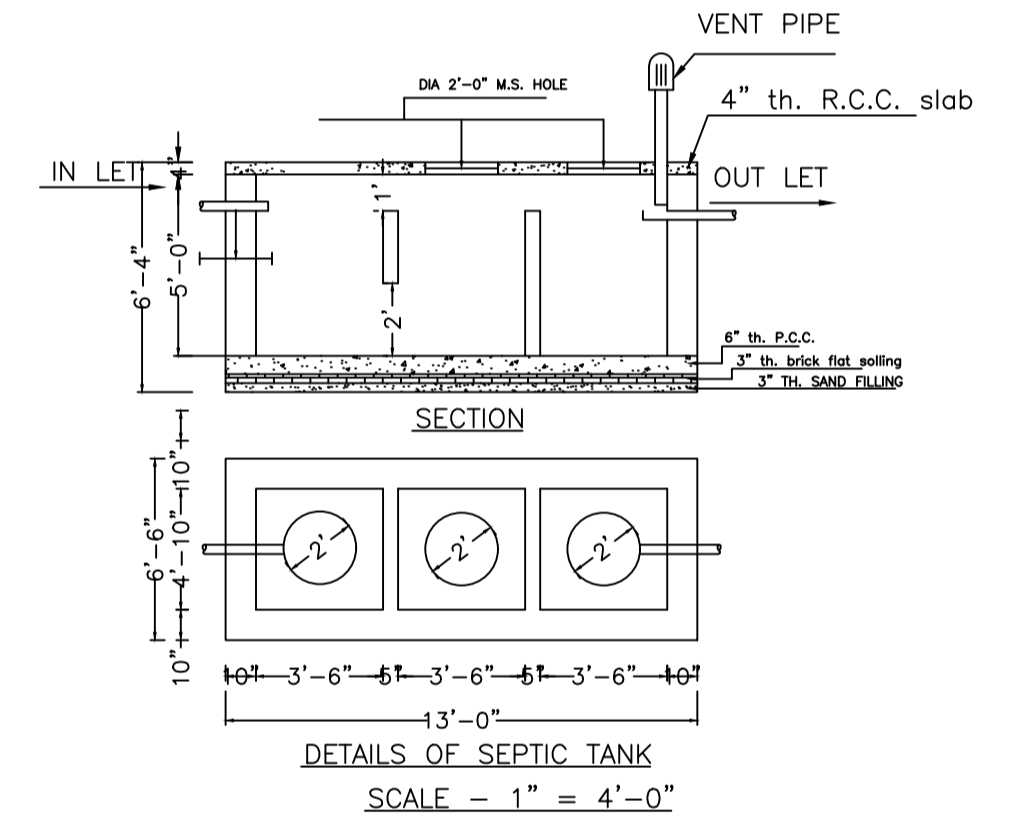
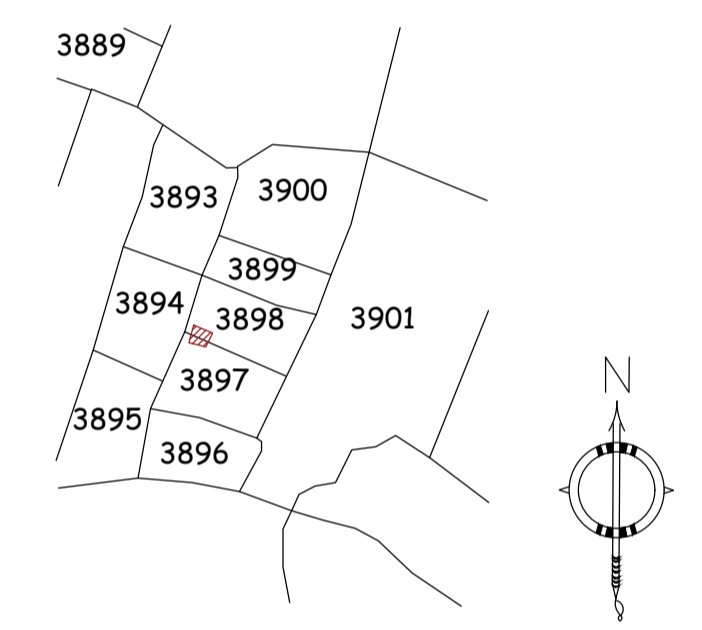
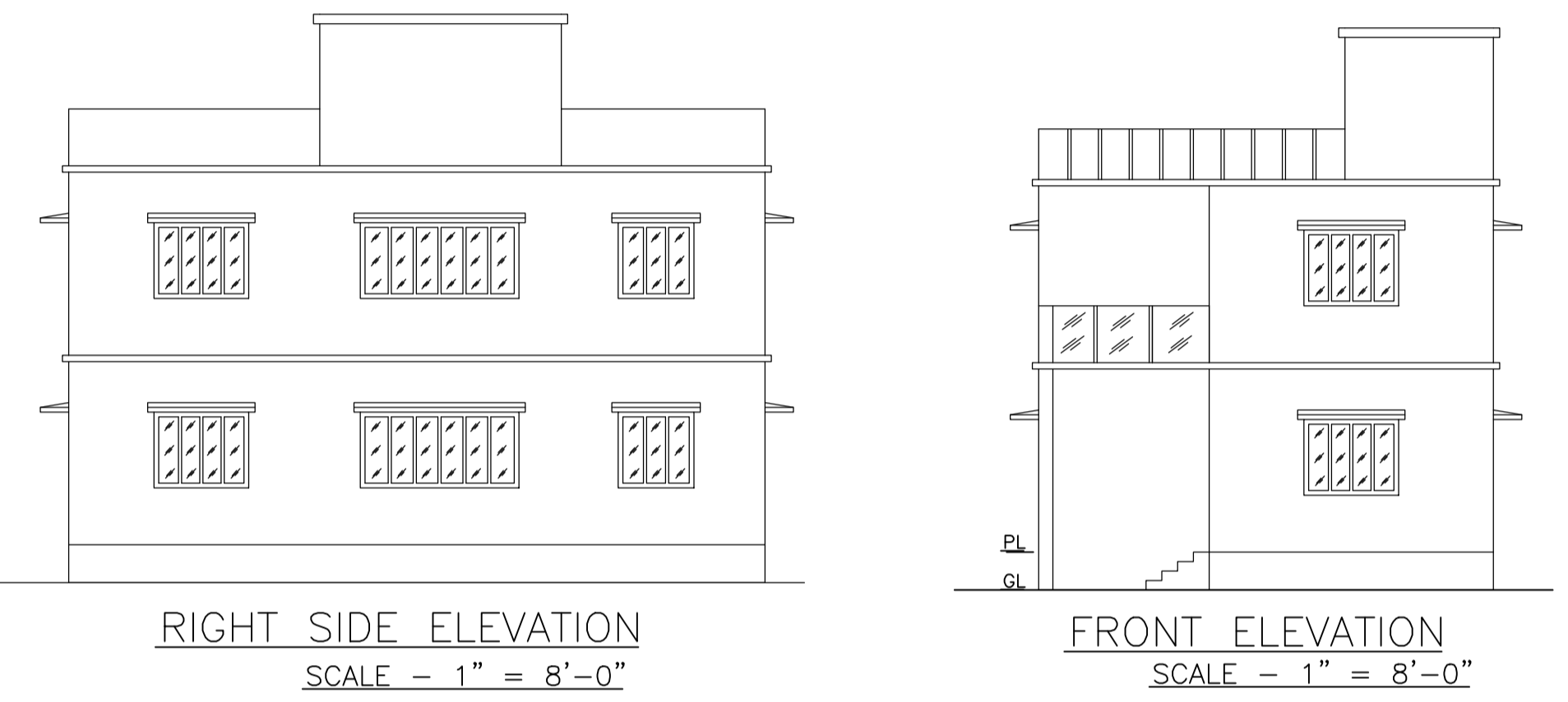
Proposal File No.	MADA/BP/0017/2022
Owner Name	SRI. ANAND SAGAR
Khata No	OLD KHATA NO-14, NEW KHATA NO-42
Plot No	OLD PLOT NO. 2538 & 2538, NEW PLOT NO. 3897 & 3898
Village Name	Bara Pichri
Use	Residential
SubUse	Bungalow Dwelling / Non Apartment

**AREA STATEMENT MINERAL AREA DEVELOPMENT AUTHORITY**

VERSION NO.: 1.0.62  
VERSION DATE: 16/10/2020

Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Residential
District: DHANBAD	Plot SubUse: Bungalow/ Dwelling / Non Apartment
Authority: MINERAL AREA DEVELOPMENT AUTHORITY	PlotNearby/Religious/Structure: NA
Inward_No: MADA/BP/0017/2022	Plot/SubPlot No: OLD PLOT NO. 2538 & 2538, NEW PLOT NO. 3897 & 3898
Application Type: General Proposal	North: Plot No. - SAME PLOT
Project Type: Building Permission	South: Plot No. - SAME PLOT
Nature of Development: New	East: Road Width - 6.10
Location of Development Area: Old Area	West: Plot No. - SAME PLOT

<b>AREA DETAILS:</b>		SQ.MT.
AREA OF PLOT (Minimum)	(A)	138.97
NET AREA OF PLOT (Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	138.97
<b>Deduction for Balance Plot Area (from Gross Plot Area)</b>		
Common Plot		14.07
Total		14.07
BALANCE AREA OF PLOT (Net Plot Area - Recreational/Amenity space)	(A-Deductions)	124.90
PLOT AREA FOR COVERAGE (Net Plot Area)	(A-Deductions)	138.97
Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions)	138.97
<b>COVERAGE CHECK</b>		
Permissible Coverage area ( 70.00 % )		97.28
Proposed Coverage Area ( 47.00 % )		65.32
Total Prop. Coverage Area ( 47 % )		65.32
Balance coverage area ( 23.00 % )		31.96
<b>FAR CHECK</b>		
Perm. FAR Area ( 2.50 )		347.42
Total Perm. FAR area		347.42
Residential FAR		147.26
Proposed FAR Area		147.26
Total Proposed FAR Area		147.26
Consumed FAR (Factor)		1.06
Balance FAR Area		200.16
<b>BUILT UP AREA CHECK</b>		
Total Proposed BuiltUp Area		163.88
ARCHITECT (Regd)		RAM PRATAP SINGH
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)		SRI. ANAND SAGAR
DEVELOPMENT AUTHORITY		LOCAL BODY



**SCHEDULE OF DOOR:**

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (ANAND SAGAR)	D	0.76	2.10	02
A (ANAND SAGAR)	D	0.79	2.10	01
A (ANAND SAGAR)	D	0.91	2.10	01
A (ANAND SAGAR)	D	0.93	2.10	01
A (ANAND SAGAR)	D	0.97	2.10	01
A (ANAND SAGAR)	D	1.00	2.10	01
A (ANAND SAGAR)	D	1.07	2.10	04
A (ANAND SAGAR)	D	1.52	2.10	01

**Building USE/SUBUSE Details**

Building Name	Building Use	Building SubUse	Building Structure
A (ANAND SAGAR)	Residential	Bungalow/ Dwelling / Non Apartment	Non-Highrise

**SCHEDULE OF WINDOW/VENTILATION:**

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (ANAND SAGAR)	W	0.84	1.20	03
A (ANAND SAGAR)	W	1.22	1.20	01
A (ANAND SAGAR)	W	1.52	1.20	10
A (ANAND SAGAR)	W	2.55	1.20	02

**UnitBUA Table for Building :A (ANAND SAGAR)**

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT 1	FLAT	147.26	146.60	5	1
FIRST FLOOR PLAN	SPLIT 1	FLAT	0.00	0.00	7	0
Total:	-	-	147.26	146.60	12	1

**Building :A (ANAND SAGAR)**

Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.) Archi.Proj.	Proposed FAR Area (Sq.mt.) Resi.	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
Ground Floor	81.94	16.62	65.32	65.32	65.32	01
First Floor	81.94	0.00	81.94	81.94	81.94	00
Terrace Floor	0.00	0.00	0.00	0.00	0.00	00
Total :	163.88	16.62	147.26	147.26	147.26	01
Total Number of Same Buildings :	1					
Total :	163.88	16.62	147.26	147.26	147.26	01

**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

**FAR & Tenement Details (Table 4c-1)**

Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.) Archi.Proj.	Proposed FAR Area (Sq.mt.) Resi.	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
A (ANAND SAGAR)	1	163.88	16.62	147.26	147.26	147.26	01
Grand Total :	1	163.88	16.62	147.26	147.26	147.26	01

**Buildingwise Floor FAR Details**

Floor Name	A (ANAND SAGAR)		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	81.94	65.32	81.94	65.32
First Floor	81.94	81.94	81.94	81.94
Terrace Floor	0.00	0.00	0.00	0.00
Total :	163.88	147.26	163.88	147.26

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

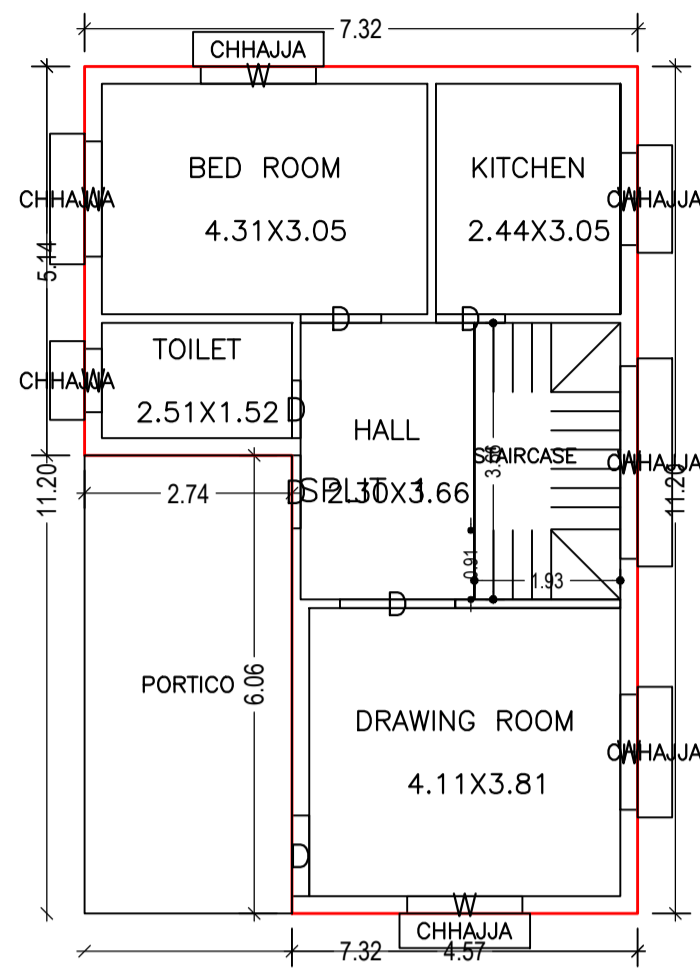
This is system generated MAP. No need to Physically Signed.



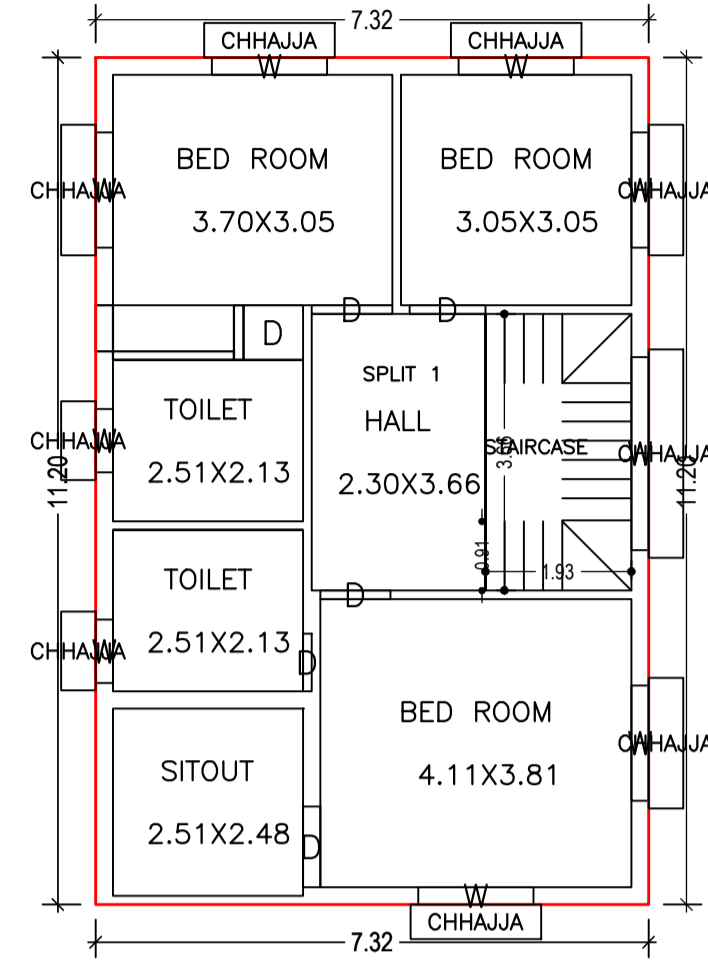
DATE	02-07-2022
SHEET NO.	2

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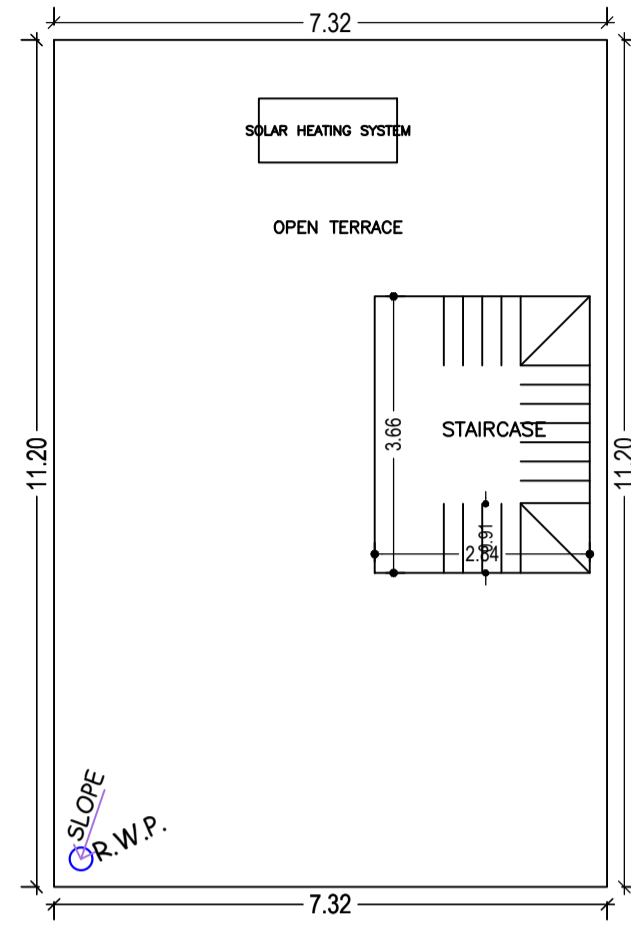
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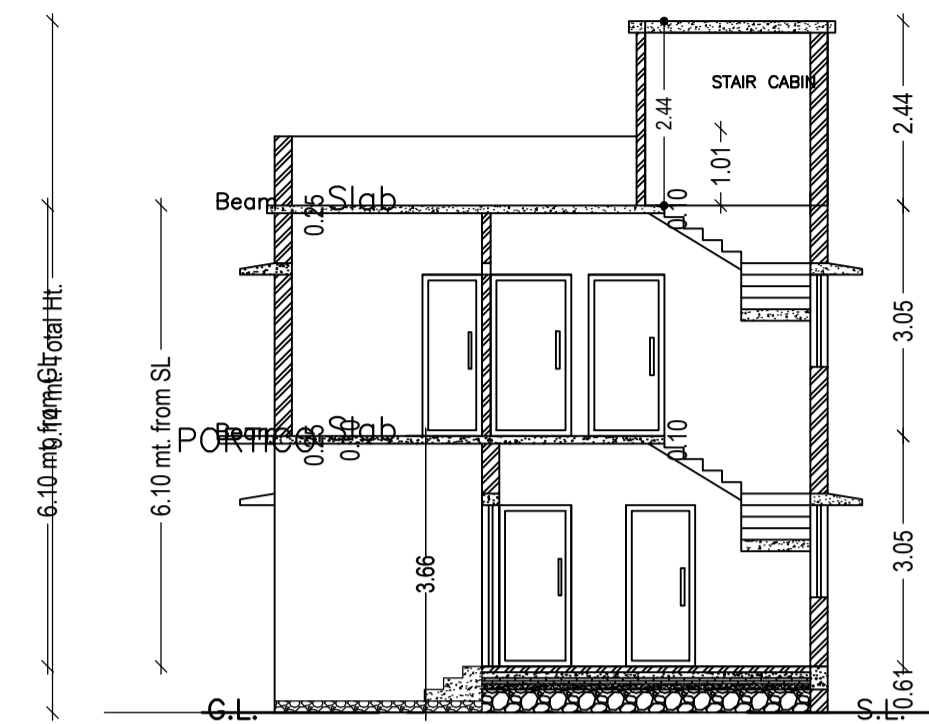
GROUND FLOOR PLAN  
(Proposed)  
SCALE 1:100



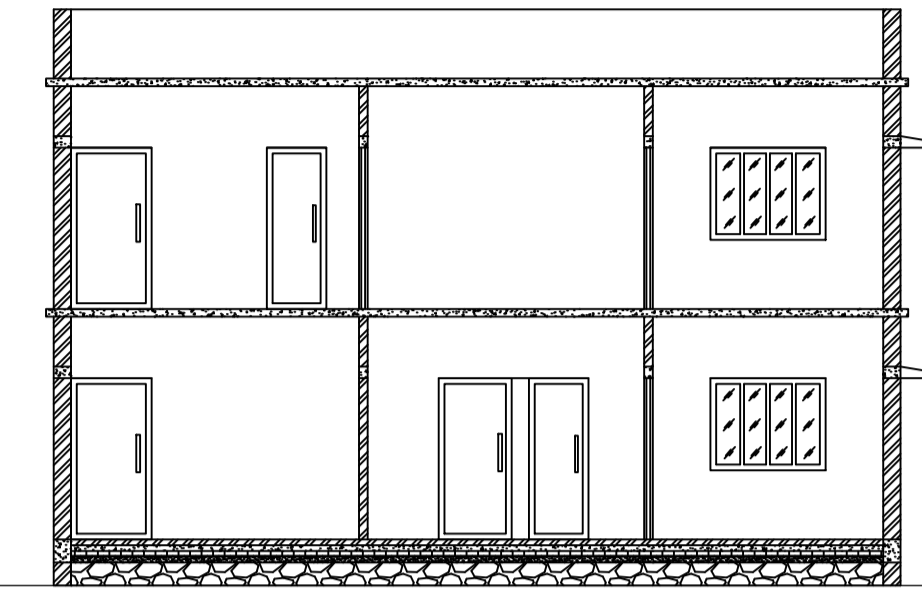
FIRST FLOOR PLAN  
(Proposed)  
SCALE 1:100



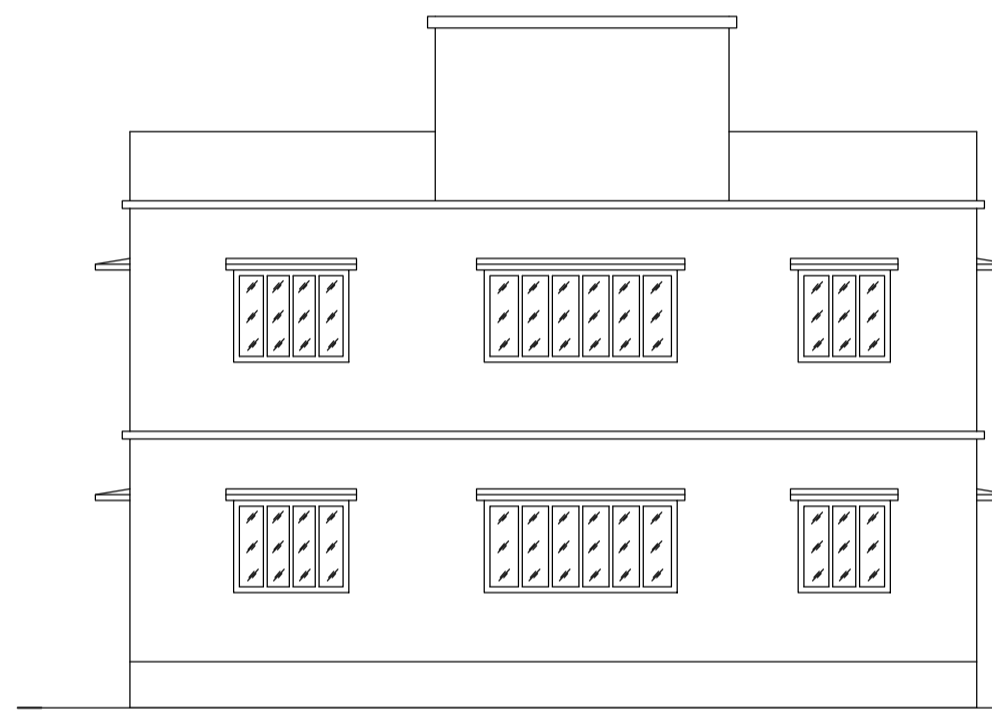
TERRACE FLOOR PLAN  
(SCALE 1:100)



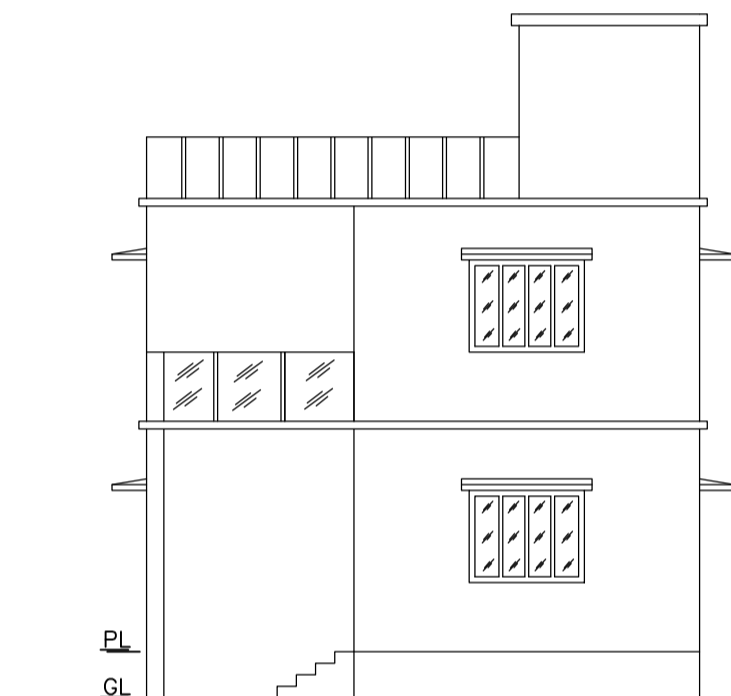
SECTION - XX'  
SCALE - 1" = 8'-0"



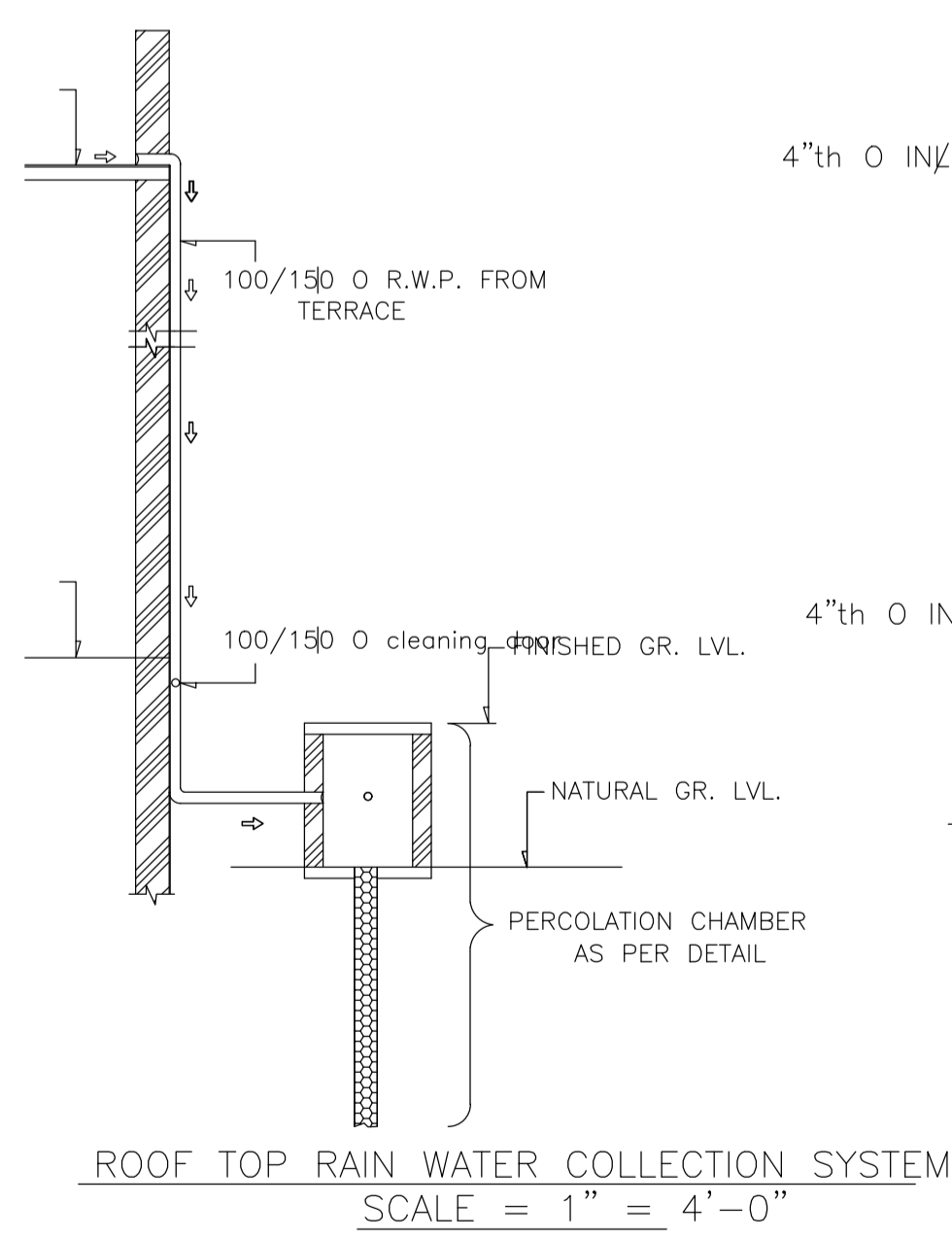
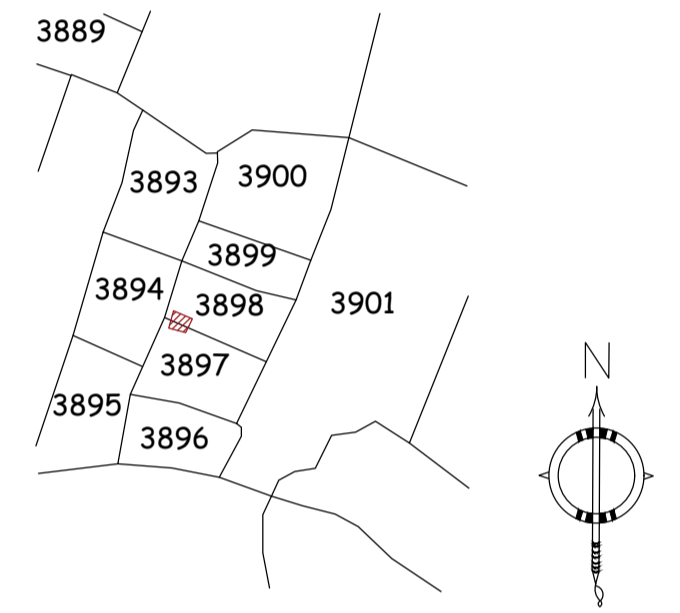
SECTION - YY'  
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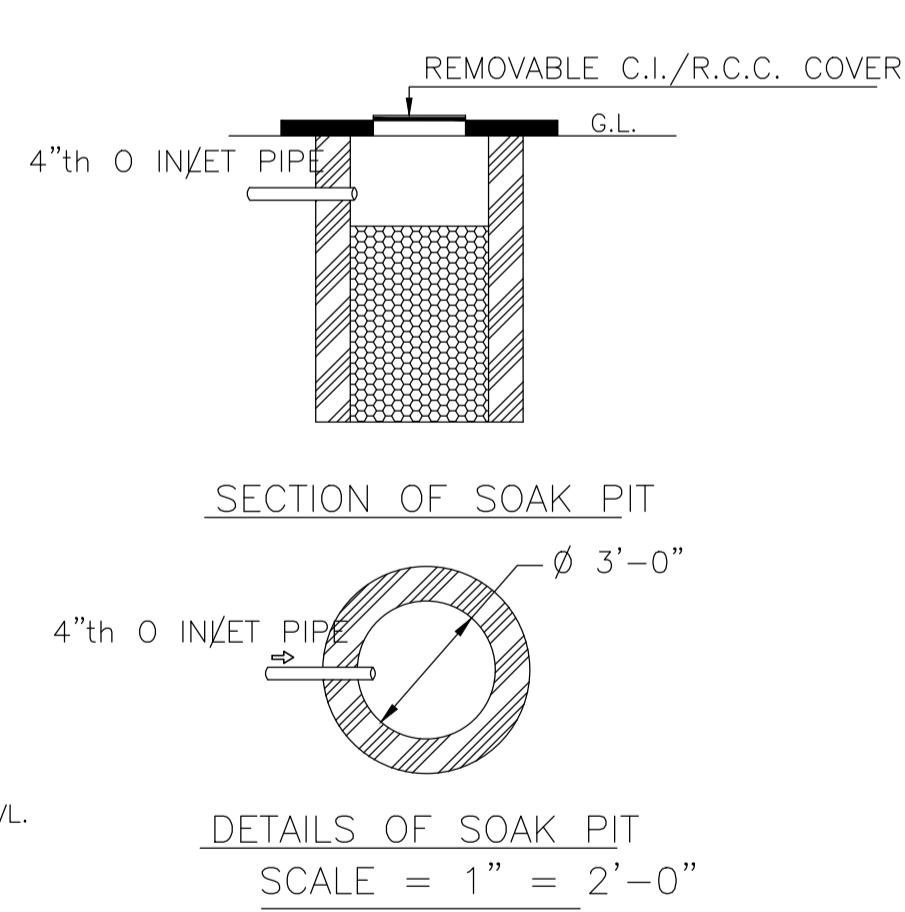
RIGHT SIDE ELEVATION  
SCALE - 1" = 8'-0"



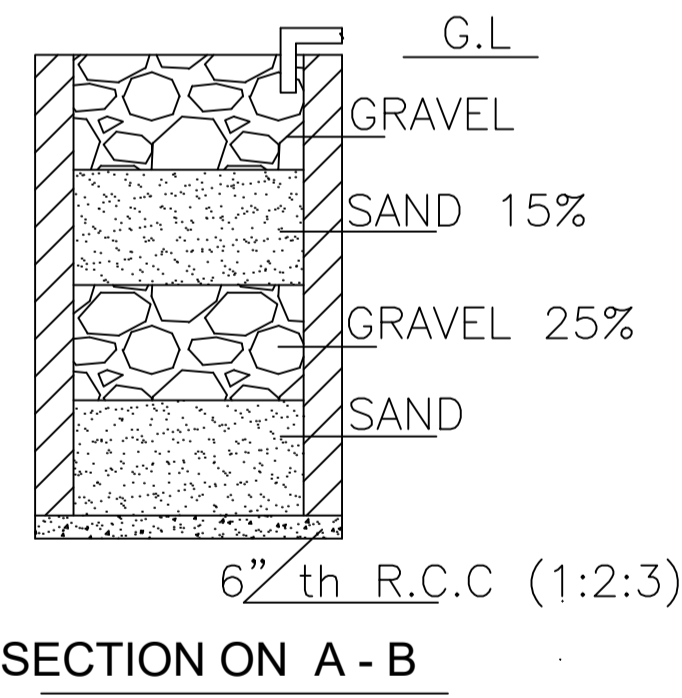
FRONT ELEVATION  
SCALE - 1" = 8'-0"



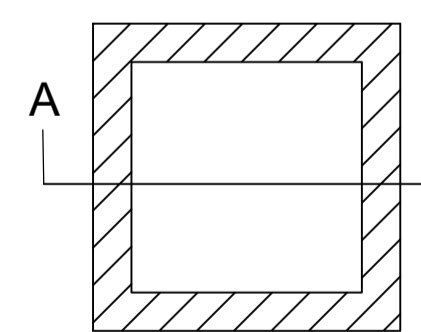
ROOF TOP RAIN WATER COLLECTION SYSTEM  
SCALE = 1" = 4'-0"



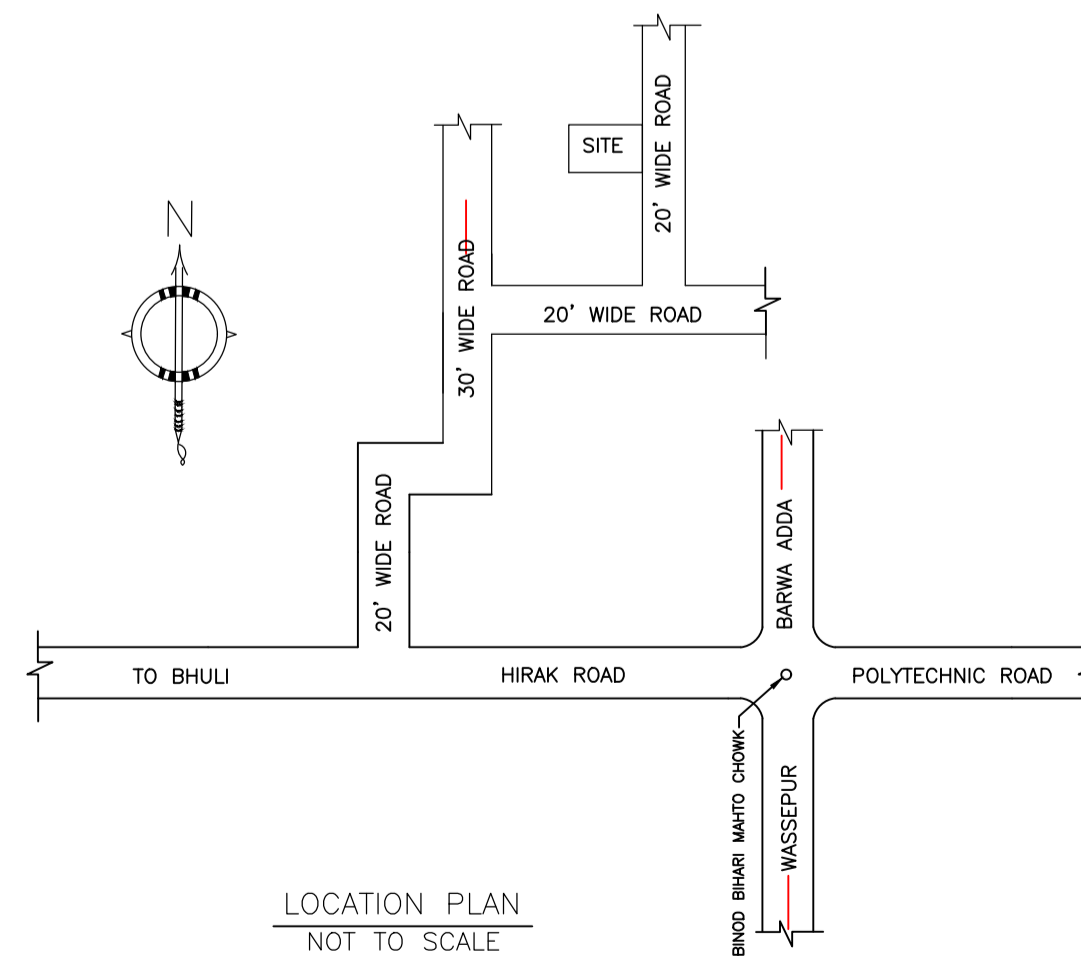
DETAILS OF SOAK PIT  
SCALE = 1" = 2'-0"



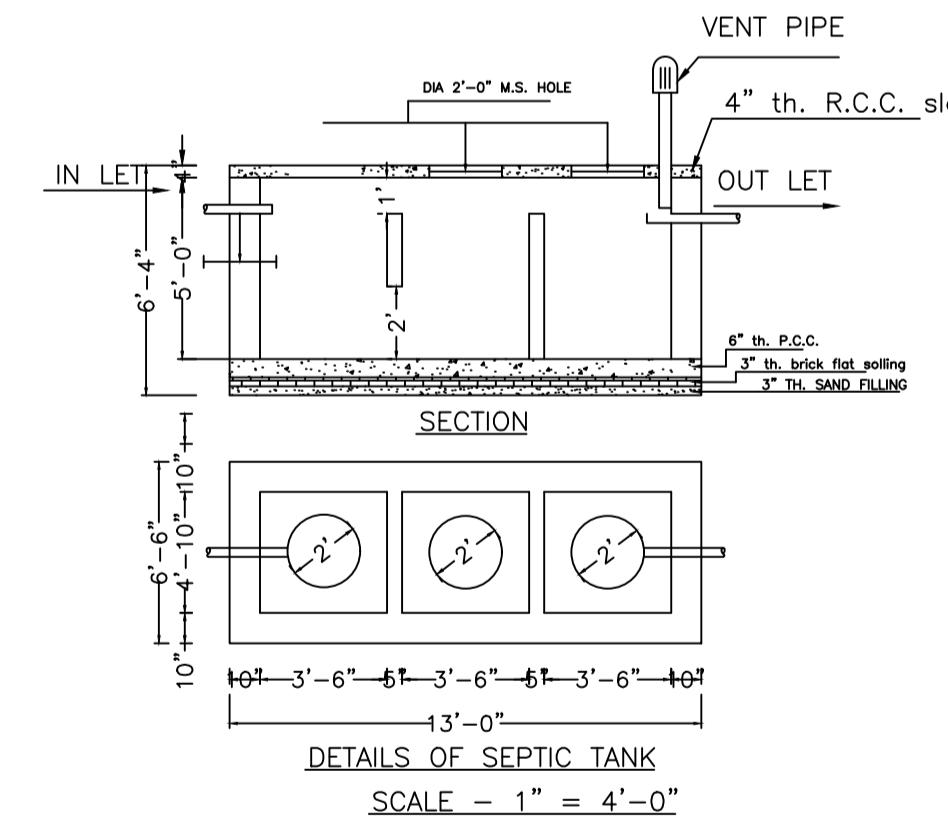
SECTION ON A - B



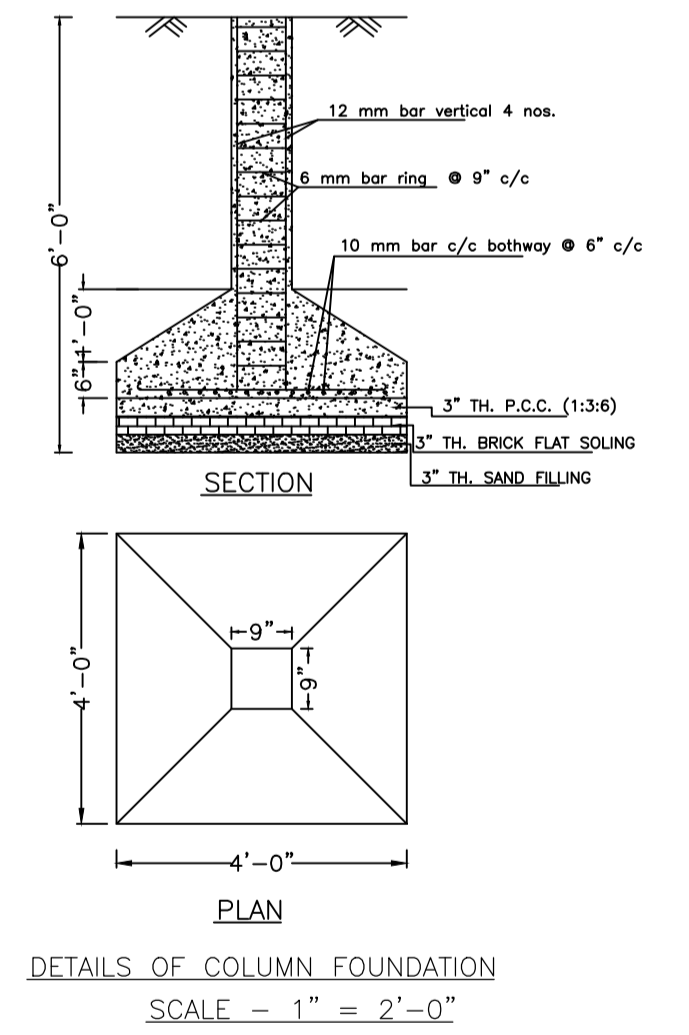
DETAILS DRAWING OF  
RAIN WATER HARVESTING  
SCALE:- 1"=2'-0"



LOCATION PLAN  
NOT TO SCALE



DETAILS OF SEPTIC TANK  
SCALE - 1" = 4'-0"



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

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