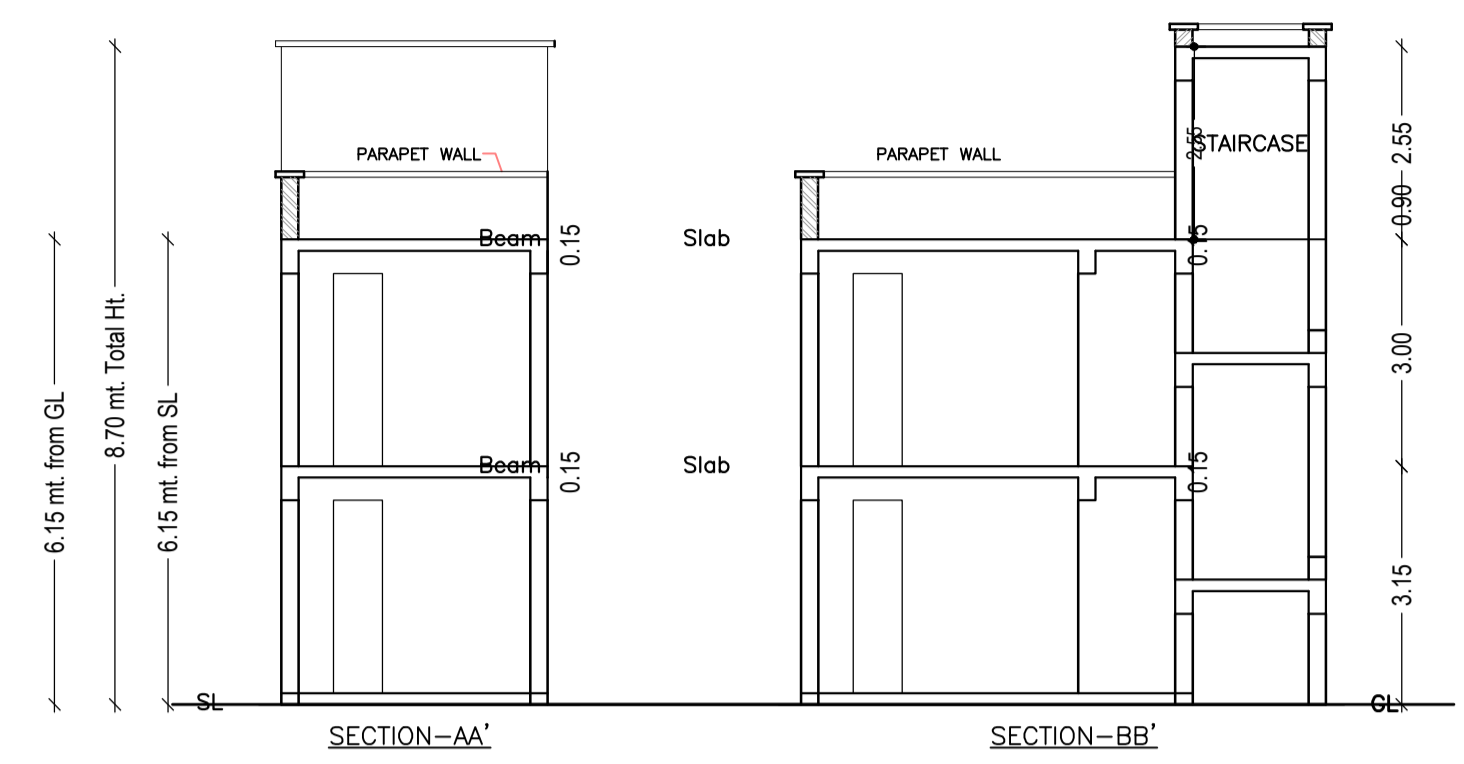
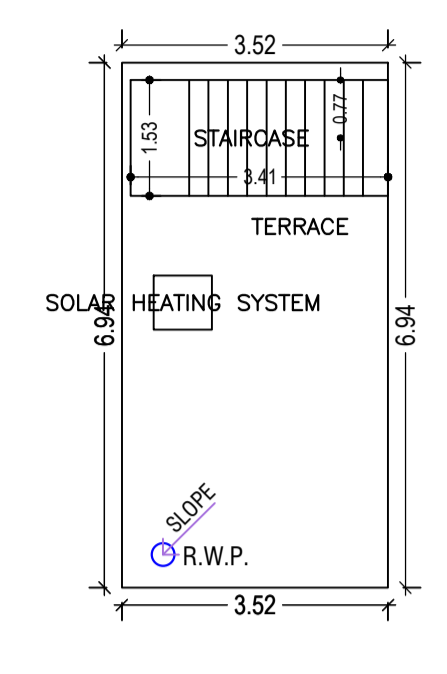
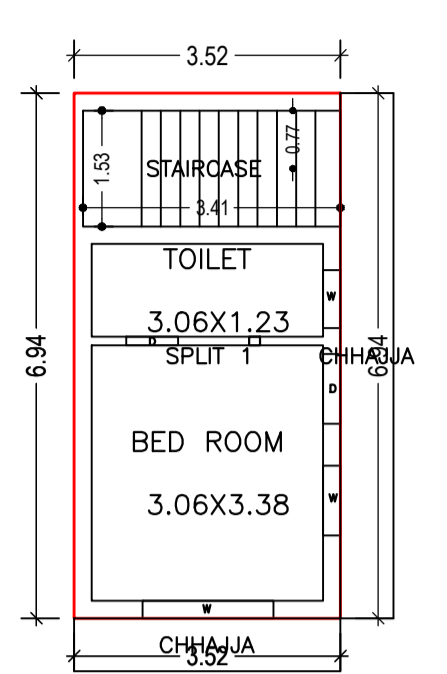
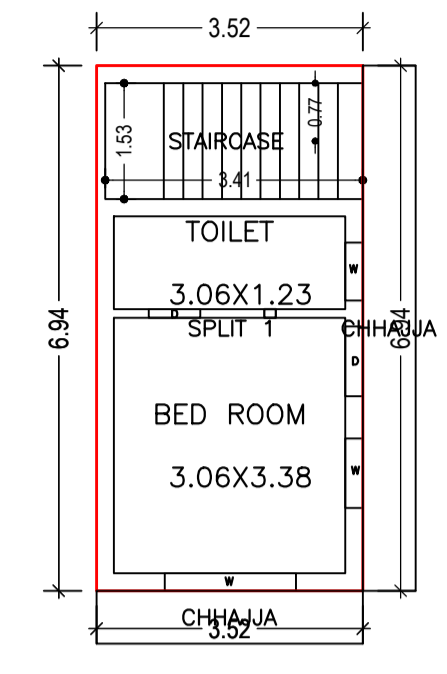
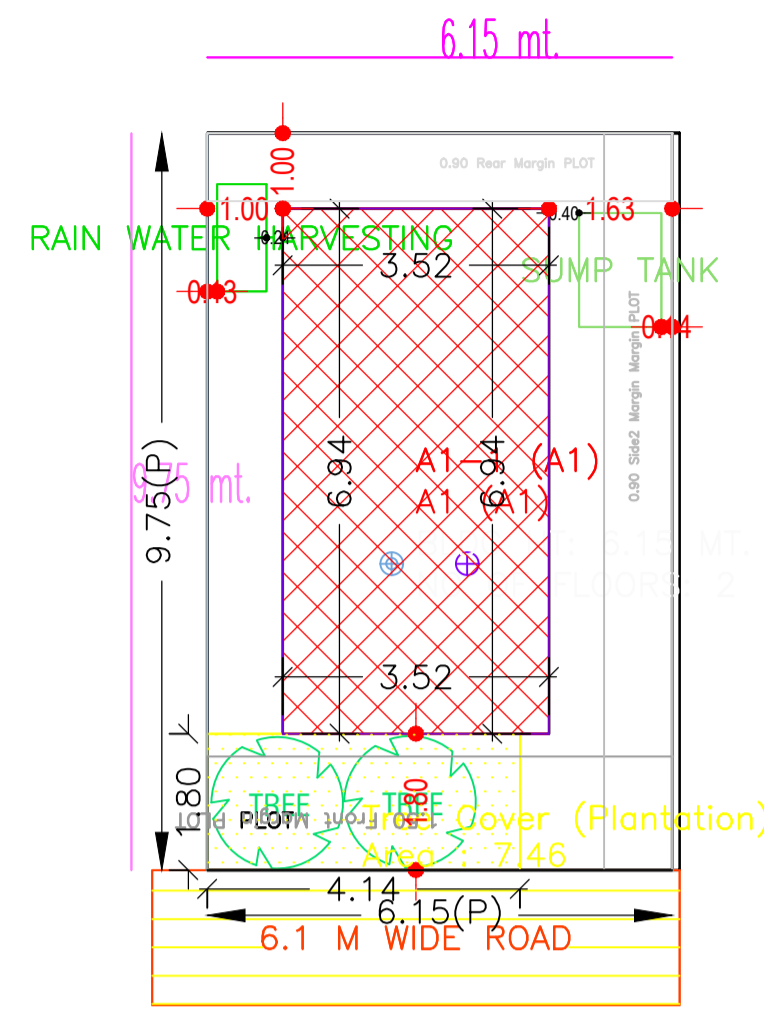
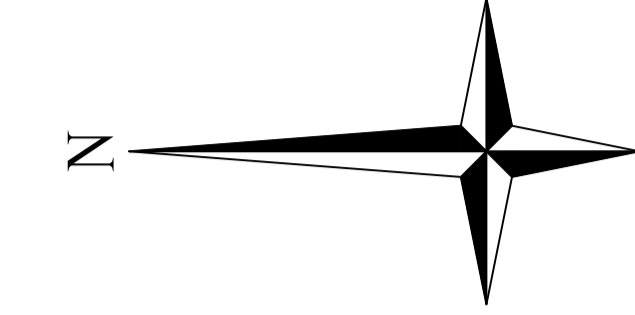


Proposal Basic Information

Proposal File No.	MADA/BP/0271/2023
Owner Name	SHANA ANSARI
Khata No	543
Plot No	6007
Village Name	Ranipokhar
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment



AREA STATEMENT MINERAL  
AREA DEVELOPMENT AUTHORITY

VERSION NO. : 1.0.66  
VERSION DATE: 16/10/2020

PROJECT DETAIL:  
Region: JHARKHAND URBAN LOCAL BODIES  
District: DHANBAD  
Authority: MINERAL AREA DEVELOPMENT AUTHORITY  
Inward No: MADA/BP/0271/2023  
Application Type: General Proposal  
Project Type: Building Permission  
Nature of Development: New  
Location of Development Area: Old Area

Plot Use: Residential  
Plot SubUse: Bungalow/ Dwelling / Non Apartment  
PlotNearbyReligiousStructure: NA  
Plot/SubPlot No: 6007  
North: Plot No. -VENDOR'S NIZ  
South: Plot No. -VENDOR'S NIZ  
East: Plot No. -VENDOR'S NIZ  
West: Road Width - 6.1

AREA DETAILS:

AREA OF PLOT (Minimum)	(A)	SQ.MT.
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	59.96
Deduction for Balance Plot Area(from Gross Plot Area)		
Common Plot		7.46
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	52.49
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	59.96
Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions)	59.96

COVERAGE CHECK

Permissible Coverage area ( 70.00 % )	41.97
Proposed Coverage Area ( 40.78 % )	24.45
Total Prop. Coverage Area ( 40.78 % )	24.45
Balance coverage area ( 29.22 % )	17.52

FAR CHECK

Perm. FAR Area ( 2.500 )	149.90
Total Perm. FAR area	149.90
Residential FAR	48.91
Proposed FAR	48.91
Total Proposed FAR Area	48.91
Consumed FAR (Factor)	0.82
Balance FAR Area	100.99

BUILT UP AREA CHECK

Total Proposed BuiltUp Area	48.90
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ARCHITECT (Regd) AMIT KUMAR  
ENGINEER (Regd)  
SUPERVISOR (Regd)  
OWNER (Regd) SHANA ANSARI

DEVELOPMENT AUTHORITY LOCAL BODY

COLOR INDEX

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

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	24.45	24.45	24.45	24.45
First Floor	24.45	24.45	24.45	24.45
Terrace Floor	0.00	0.00	0.00	0.00
Total :	48.90	48.90	48.90	48.90

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
A1 (A1)	Residential	Bungalow/ Dwelling / Non Apartment	Non-Highrise

UnitBUA Table for Building :A1 (A1)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT 1	FLAT	48.91	48.87	2	1
FIRST FLOOR PLAN	SPLIT 1	FLAT	0.00	0.00	2	0
Total:	-	-	48.91	48.87	4	1

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.)	Tnmt (No.)
A1 (A1)	1	48.90	48.90	48.90	48.90	01
Grand Total:	1	48.90	48.90	48.90	48.90	01

Building :A1 (A1)

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.)	Tnmt (No.)
Ground Floor	24.45	24.45	24.45	24.45	01
First Floor	24.45	24.45	24.45	24.45	00
Terrace Floor	0.00	0.00	0.00	0.00	00
Total :	48.90	48.90	48.90	48.90	01
Total Number of Same Buildings	1				
Total :	48.90	48.90	48.90	48.90	01

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A1 (A1)	D	0.68	2.10	02
A1 (A1)	D	0.92	2.10	02

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A1 (A1)	W	0.77	1.20	02
A1 (A1)	W	0.92	1.20	02
A1 (A1)	W	1.74	1.20	02

