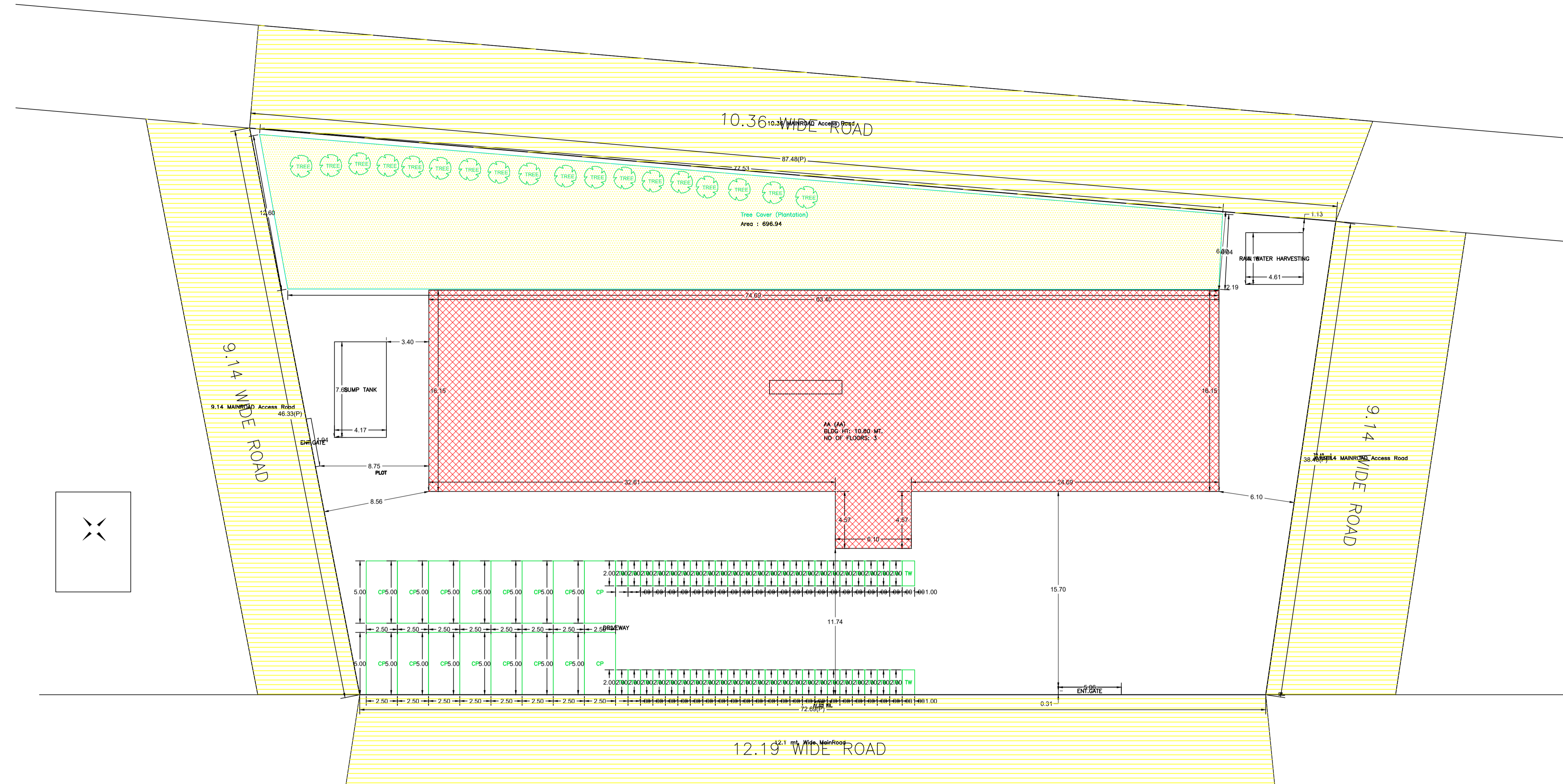
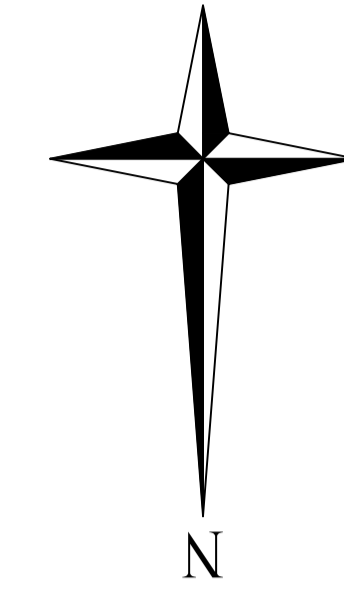


Proposal Basic Information	
Proposal File No.	MADA/BP/0277/2023
Owner Name	DRONA GROUP OF INSTITUTION TRUST, REP THROUGH ITS CHAIRMAN SRI. PREM PRAKASH
Khata No	20(OLD), 234 (NEW)
Plot No	1307, 1308(OLD), 989 (NEW)
Village Name	Bagula
Use	Educational
SubUse	Coaching Class



AREA STATEMENT MINERAL AREA DEVELOPMENT AUTHORITY		VERSION NO.: 1.0.71
PROJECT DETAIL:		VERSION DATE: 16/10/2020
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Educational	
District: DHANBAD	Plot SubUse: Coaching Class	
Authority: MINERAL AREA DEVELOPMENT AUTHORITY	PlotNearbyReligiousStructure: NA	
Inward No: MADA/BP/0277/2023	PlotSubPlot No: 1307, 1308(OLD), 989 (NEW)	
Application Type: General Proposal	North: Road Width - 12.19 WIDE ROAD	
Project Type: Building Permission	South: Plot No. - SIMA MOUZA BHELATAND / 10.36 WIDE ROAD	
Nature of Development: New	East: Plot No. - PART OF NEW PLOT NO 989 / 9.14 WIDE ROAD	
Location of Development Area: Old Area	West: Plot No. - PART OF NEW PLOT NO 989 / 9.14 WIDE ROAD	
AREA DETAILS:		SQ.MT.
AREA OF PLOT (Minimum)	(A)	3329.66
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	3329.66
Deduction for Balance Plot Area(from Gross Plot Area)		
Common Plot		696.94
Total		696.94
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	2632.72
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	3329.66
Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions)	3329.66
COVERAGE CHECK		
Permissible Coverage area (50.00 %)		1664.83
Proposed Coverage Area (31.60 %)		1052.03
Total Prop. Coverage Area (31.6 %)		1052.03
Balance coverage area (18.40 %)		612.80
FAR CHECK		
Perm. FAR Area (2.250)		7491.73
Total Perm. FAR area		7491.73
Special FAR		3156.10
Proposed FAR Area		3156.10
Total Proposed FAR Area		3156.10
Consumed FAR (Factor)		0.95
Balance FAR Area		4335.63
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		3156.09
ARCHITECT (Regd)	Lalan Prasad Singh	
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)	DRONA GROUP OF INSTITUTION TRUST, REP THROUGH ITS CHAIRMAN SRI. PREM PRAKASH	
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)	Light Blue
EXISTING (To be demolished)	Dark Blue

SITE PLAN

UnitBUA Table for Building :AA (AA)

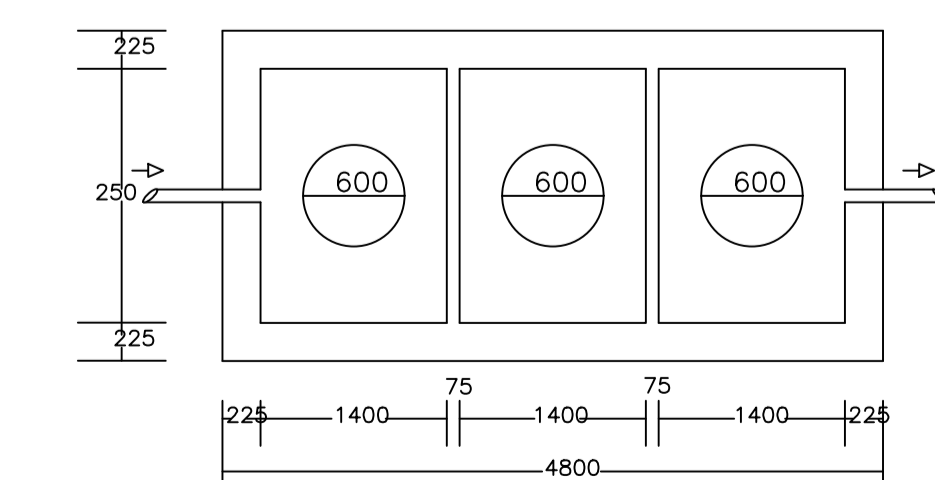
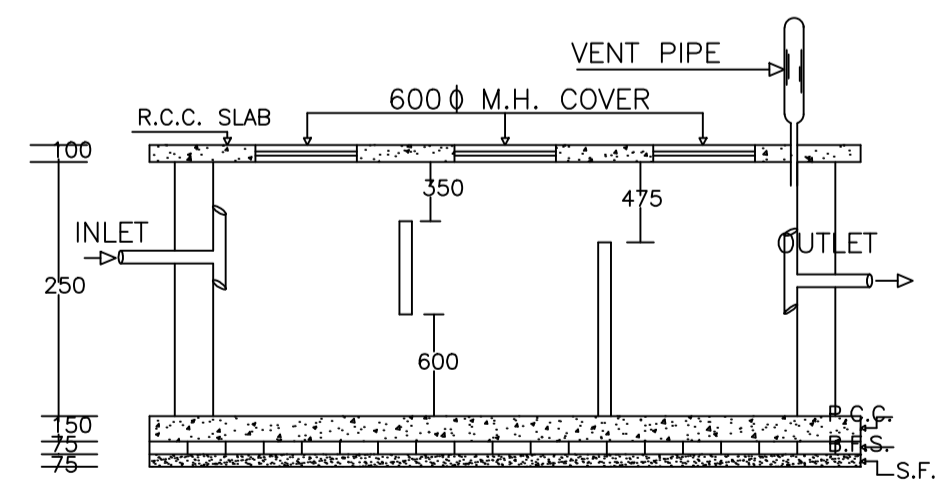
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	CFAR-83	CLASS ROOM	1052.03	1052.01	17	1
FIRST FLOOR PLAN	SPLIT aa	CLASS ROOM	1052.03	1052.01	17	1
SECOND FLOOR PLAN	SPLIT aa	CLASS ROOM	1052.03	1051.95	17	1
Total	-	-	3156.09	3155.97	51	3

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	1052.03	1052.03	1052.03	1052.03
First Floor	1052.03	1052.03	1052.03	1052.03
Second Floor	1052.03	1052.03	1052.03	1052.03
Terrace Floor	0.00	0.00	0.00	0.00
Total :	3156.09	3156.09	3156.09	3156.09

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure	Floor Name	Floor Use	Floor SubUse	FAR Name	FAR Use	FAR SubUse
AA (AA)	Educational	Coaching Class	Non-Highrise	GROUND FLOOR PLAN	Educational	Coaching Class	Special FAR	Educational	Coaching Class
				FIRST FLOOR PLAN	Educational	Coaching Class	Special FAR	Educational	Coaching Class
				TERRACE FLOOR PLAN	Educational	Coaching Class	-	-	-
				SECOND FLOOR PLAN	Educational	Coaching Class	Special FAR	Educational	Coaching Class



PLAN OF SEPTIC TANK

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.)
AA (AA)	1	3156.09	3156.10	3156.09	3156.09	03
Grand Total :	1	3156.09	3156.10	3156.09	3156.09	03

Required Parking (Table 7a)

Building Name	Type	SubUse	Area (Sq.mt.)	Units		Car		TwoWheeler	
				Reqd.	Prop.	Reqd./Unit	Prop.	Reqd./Unit	Reqd.
AA (AA)	Educational	Coaching Class	> 0	150	-	1	-	-	-
			> 0	150	-	-	-	1	-
Total :			-	-	-	0	16	-	48

Parking Check (Table 7b)

Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	16	200.00
Total Car	-	-	16	200.00
TwoWheeler	-	-	48	96.00
Total TwoWheeler	-	-	48	96.00
Total		0.00		392.00

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
AA (AA)	D	0.76	2.10	06
AA (AA)	D	1.22	2.10	60
AA (AA)	D	1.45	2.10	03
AA (AA)	CG	3.66	2.10	03

SCHEDULE OF WINDOW/VENTILATION:

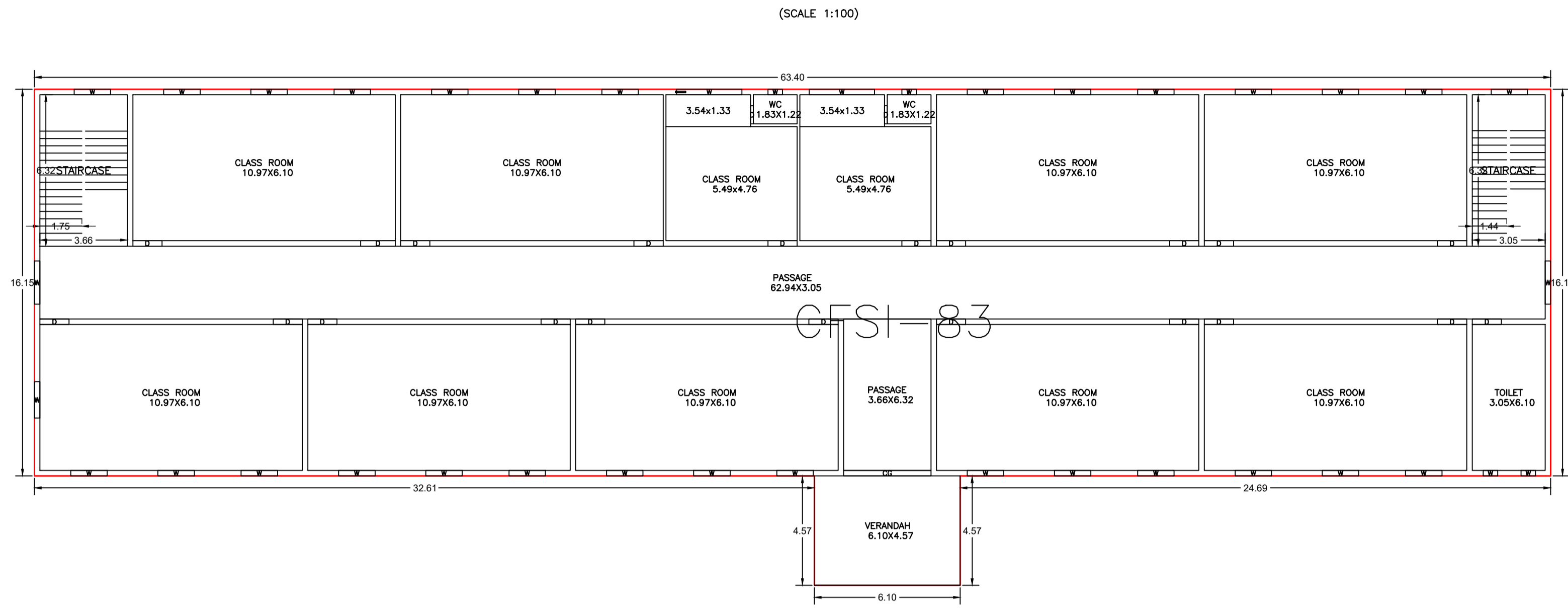
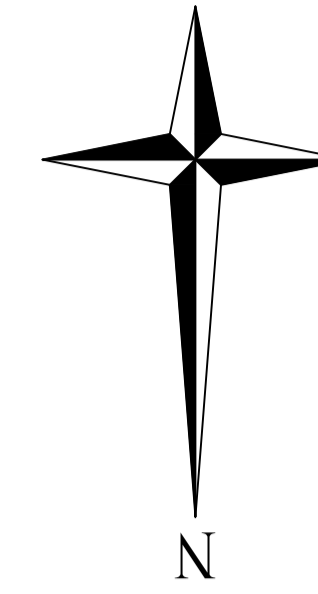
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
AA (AA)	W	0.61	1.20	12
AA (AA)	W	1.52	1.20	90
AA (AA)	W	1.80	1.20	06
AA (AA)	W	2.73	1.20	06

Building :AA (AA)

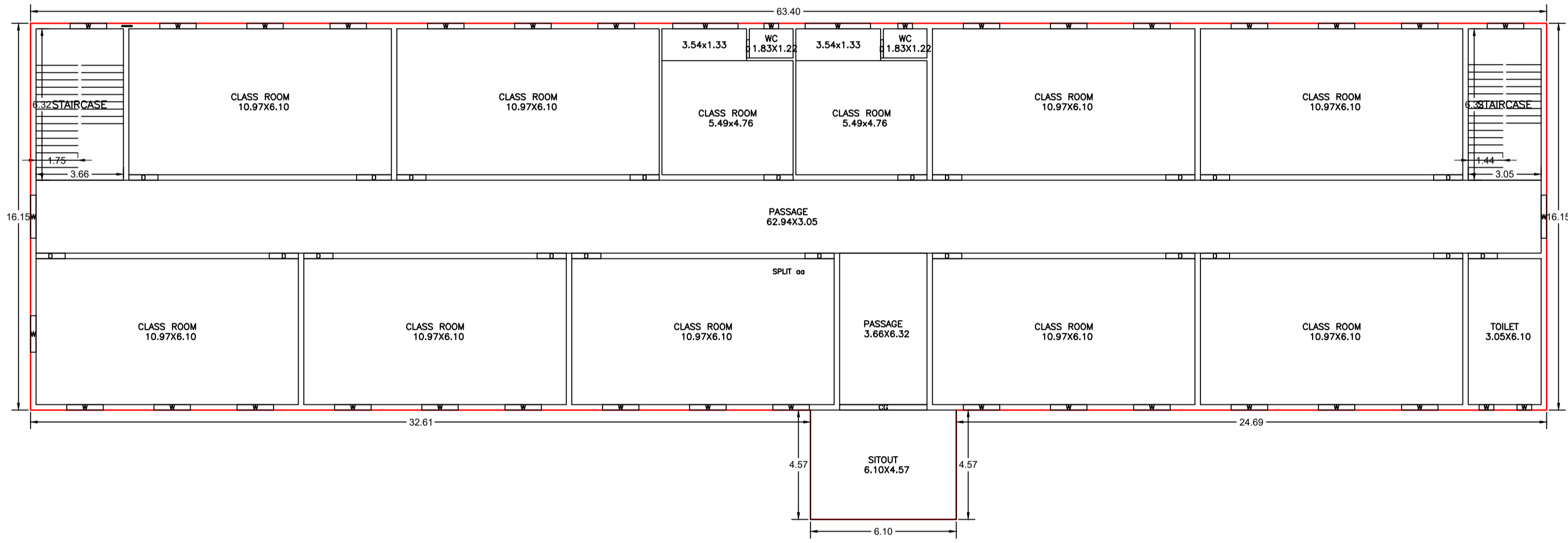
Floor Name	Total Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
Ground Floor	1052.03	1052.03	1052.03	1052.03	01
First Floor	1052.03	1052.03	1052.03	1052.03	01
Second Floor	1052.03	1052.03	1052.03	1052.03	01
Terrace Floor	0.00	0.00	0.00	0.00	00
Total :	3156.09	3156.10	3156.09	3156.09	03
Total Number of Same Buildings :	1				
Total :	3156.09	3156.10	3156.09	3156.09	03

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

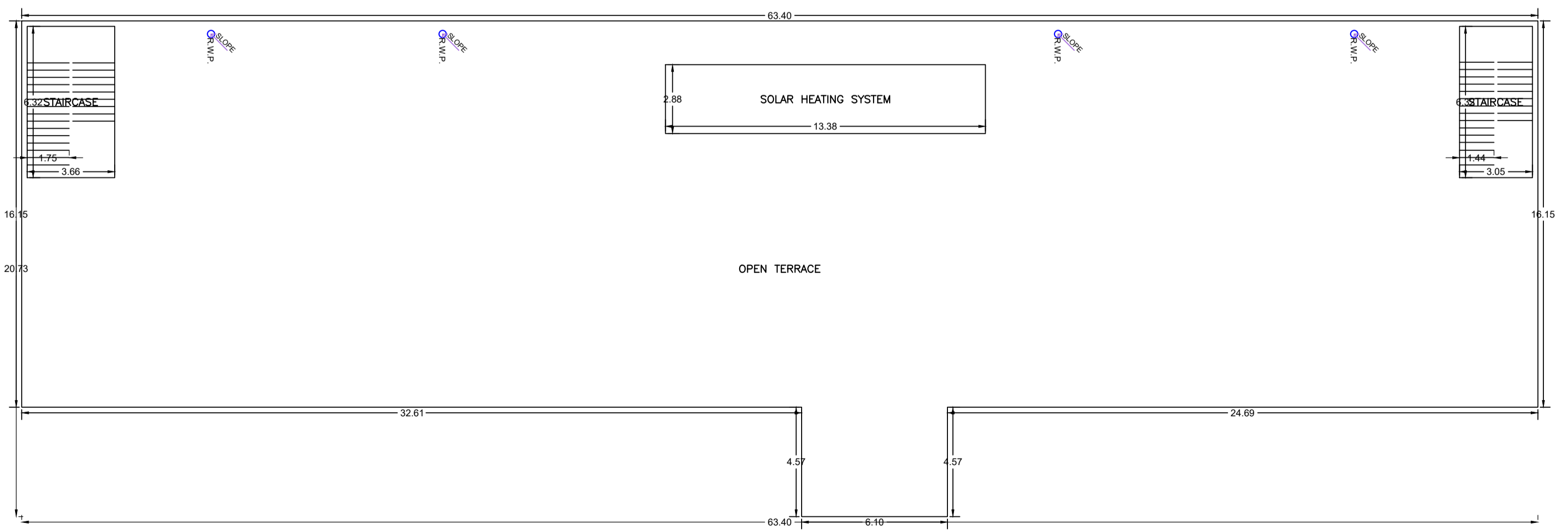
Proposal Basic Information	
Proposal File No.	MADA/BP/0277/2023
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Khata No	20(OLD), 234 (NEW)
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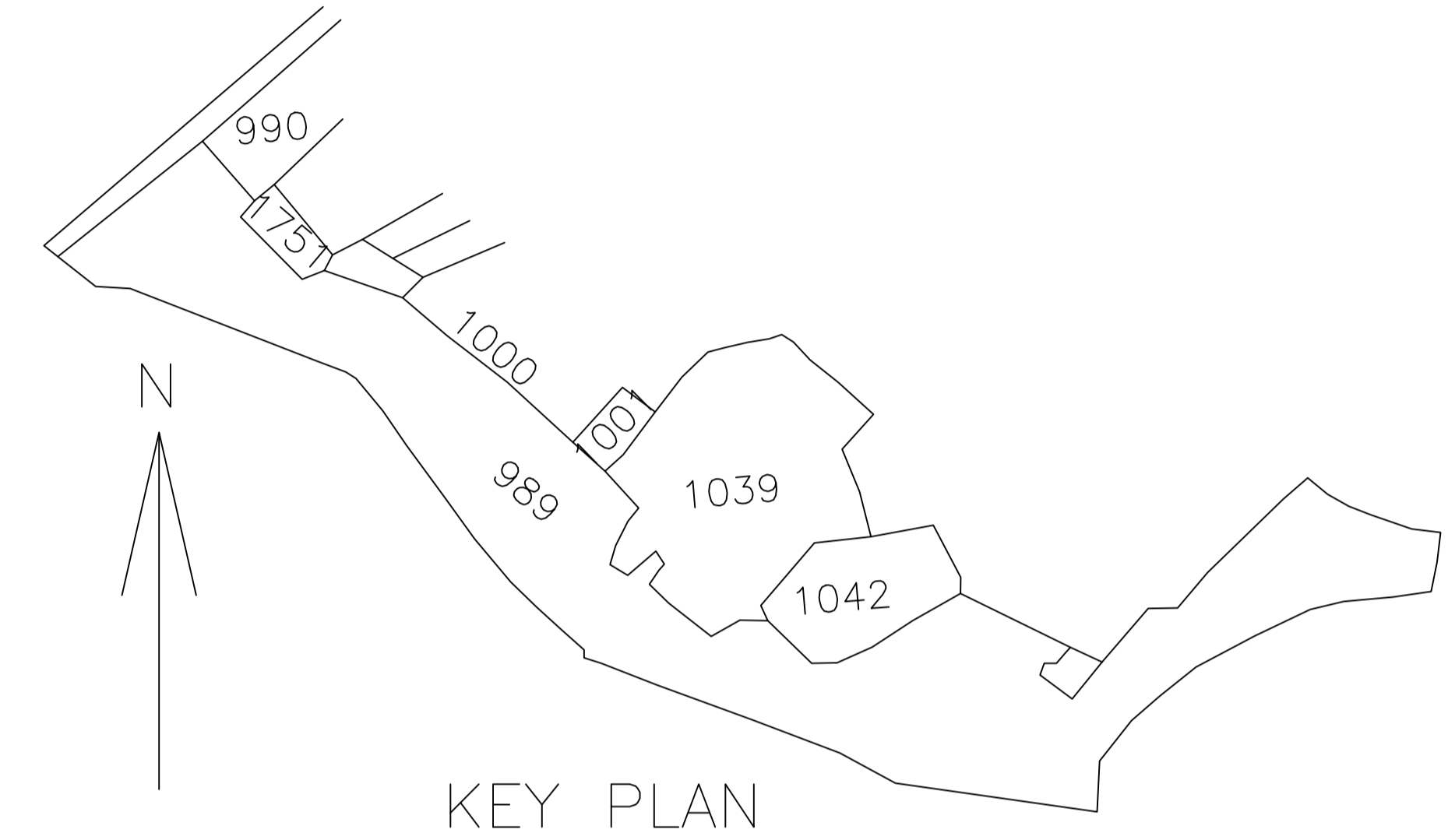
GROUND FLOOR PLAN
(Proposed)
(SCALE 1:100)



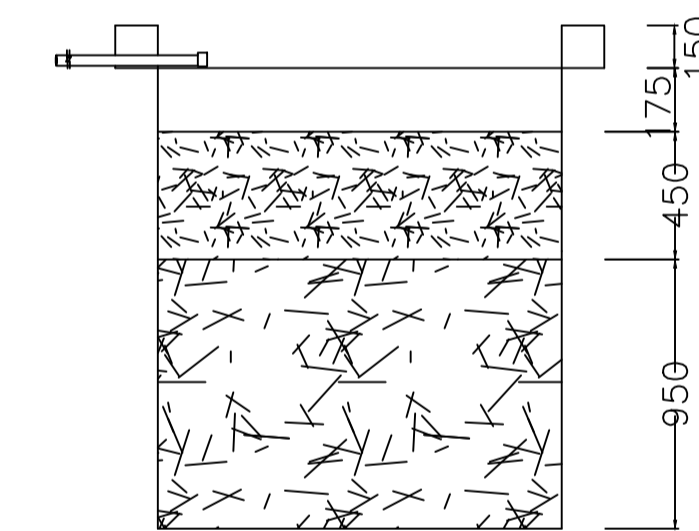
FIRST FLOOR PLAN
(Proposed)
(SCALE 1:100)



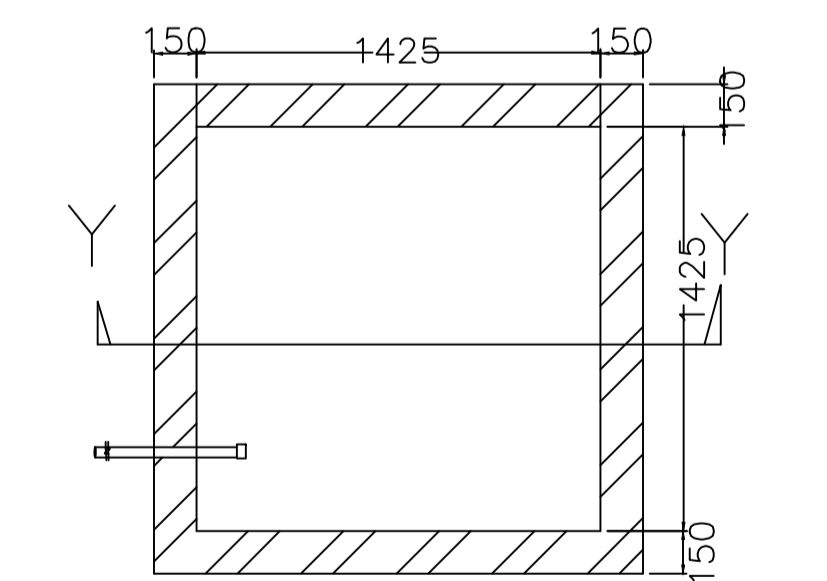
TERRACE FLOOR PLAN
(SCALE 1:100)



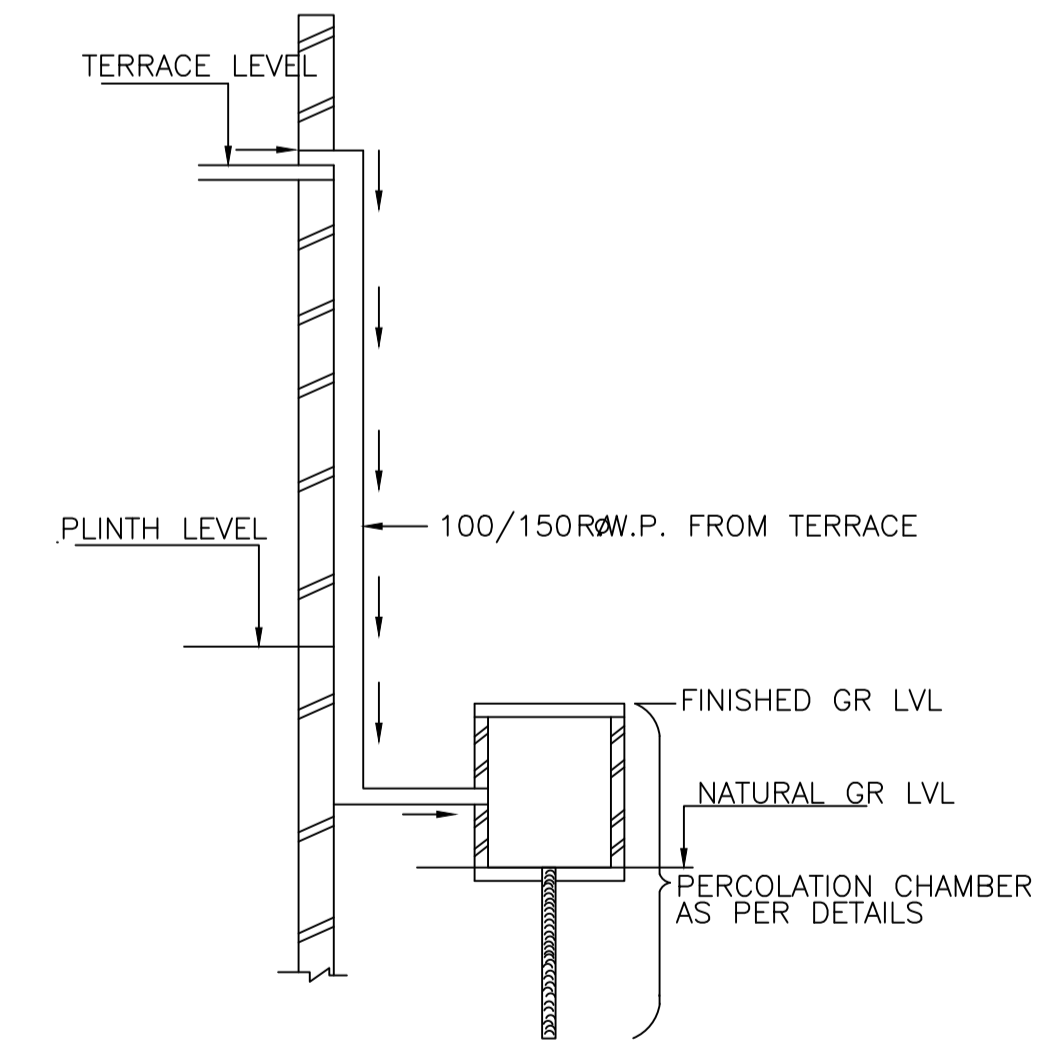
KEY PLAN



SECTION AT Y-Y



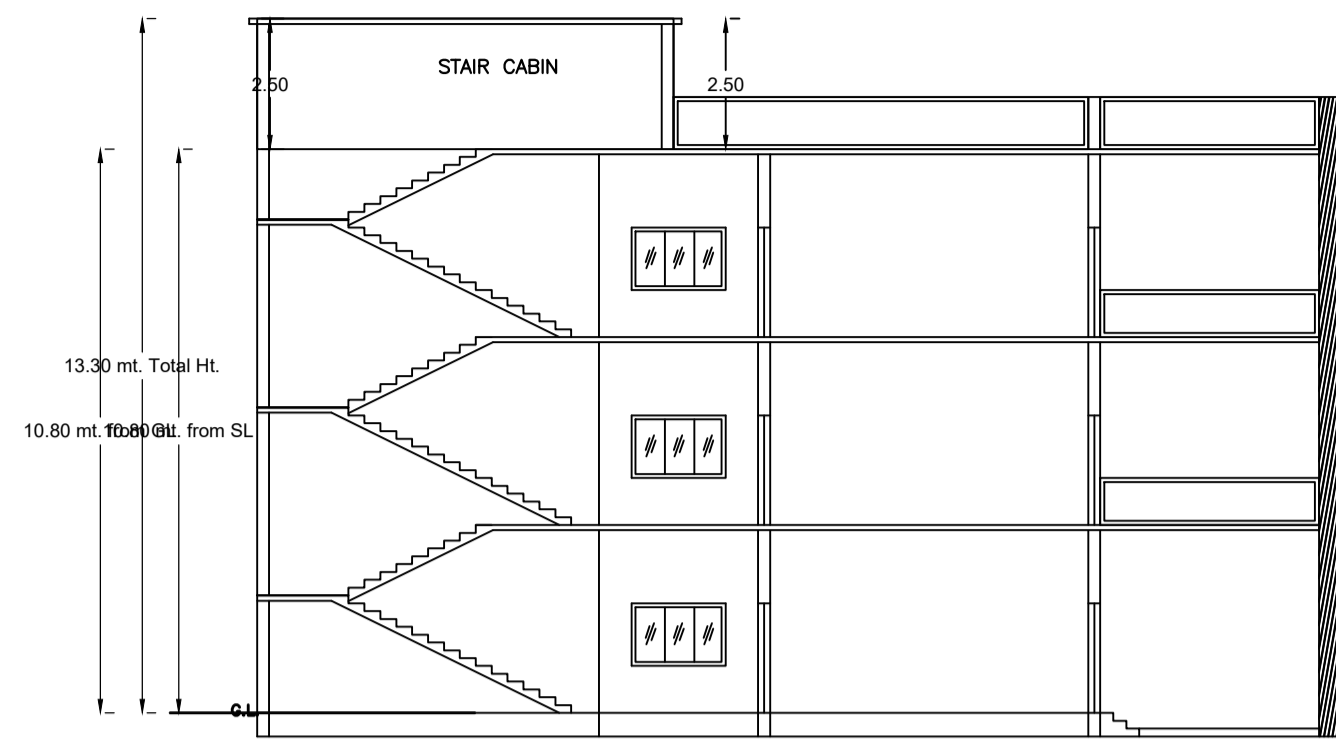
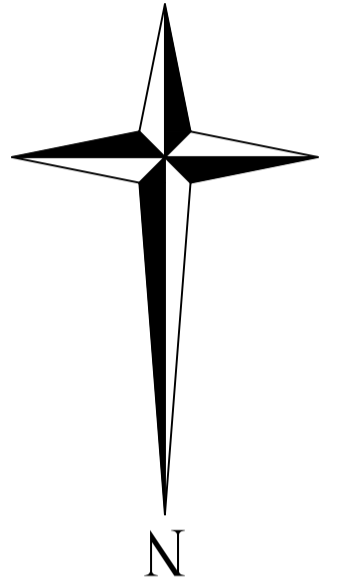
PLAN OF RECHARGE WELL
WATER HARVESTING



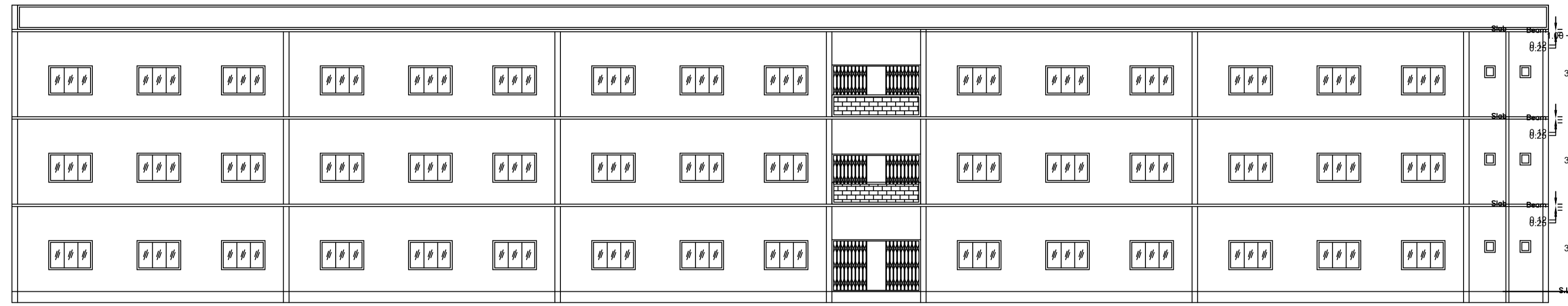
ROOF TOP RAIN WATER
COLLECTION SYSTEM

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

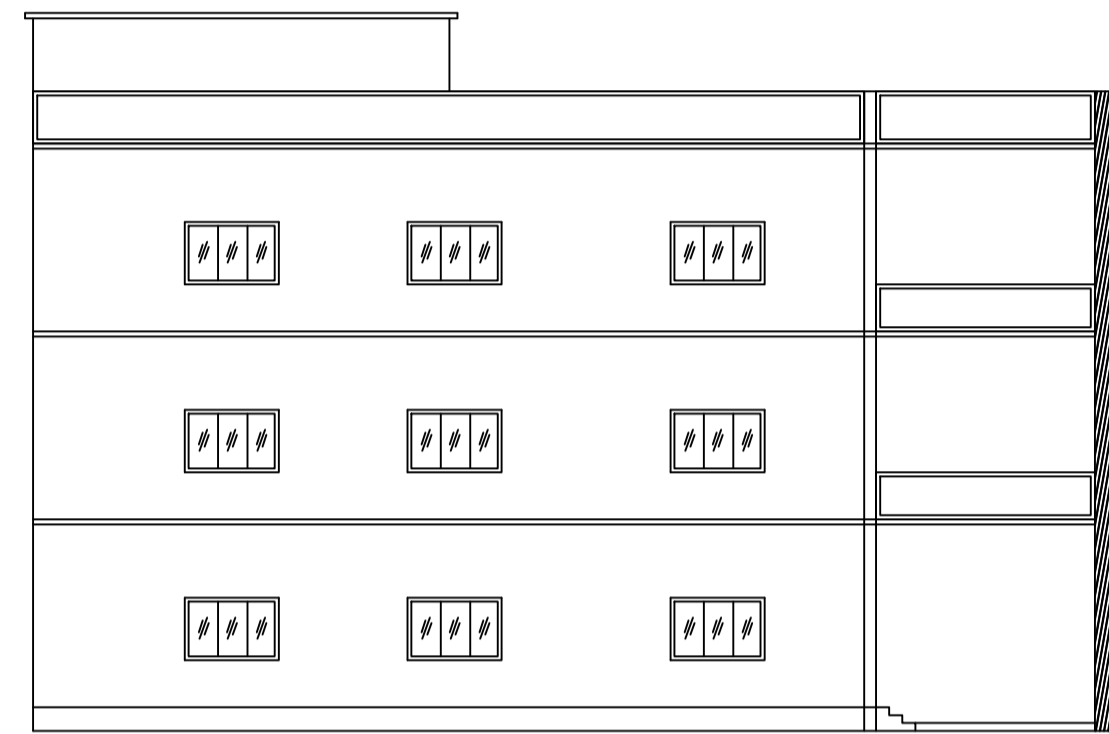
Proposal Basic Information	
Proposal File No.	MADA/BP/0277/2023
Owner Name	DRONA GROUP OF INSTITUTION TRUST, REP THROUGH ITS CHAIRMAN SRI. PREM PRAKASH
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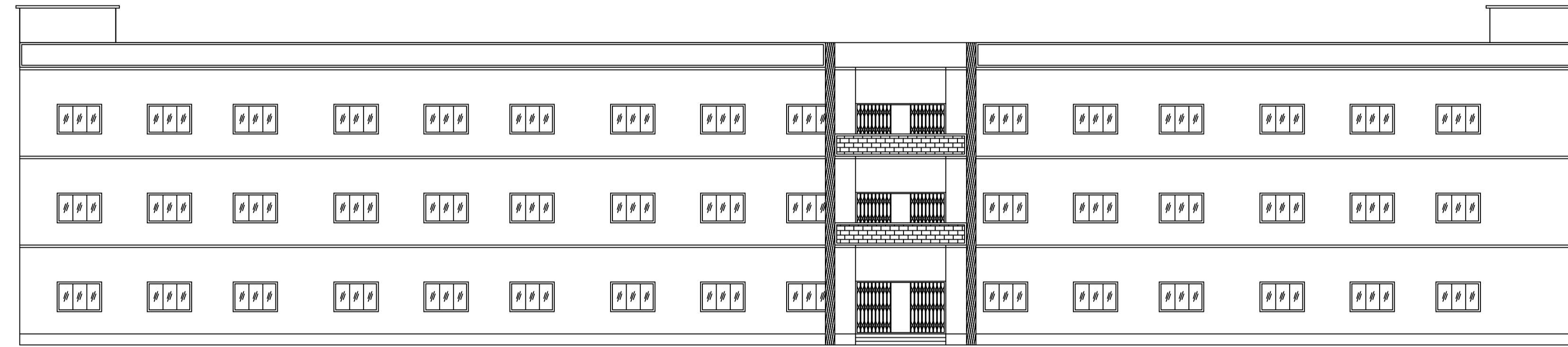
SECTION ON X-X



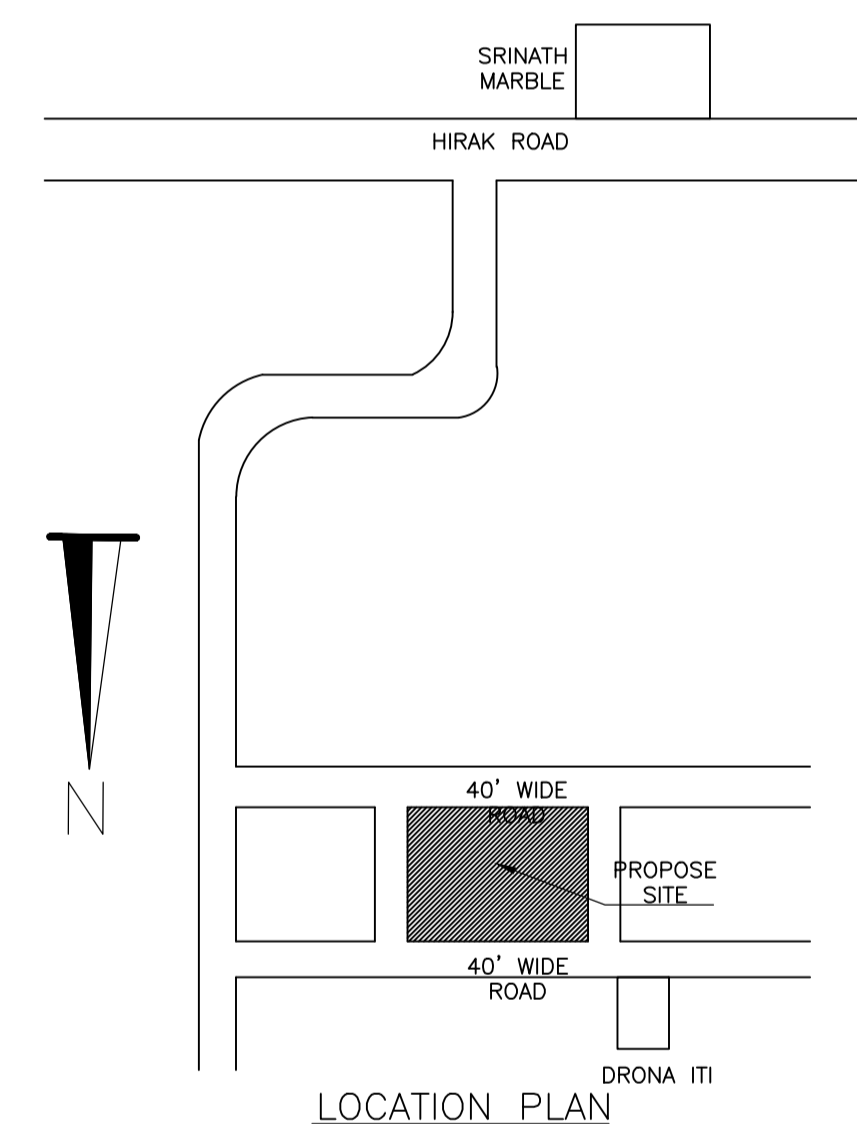
SECTION ON Y-Y



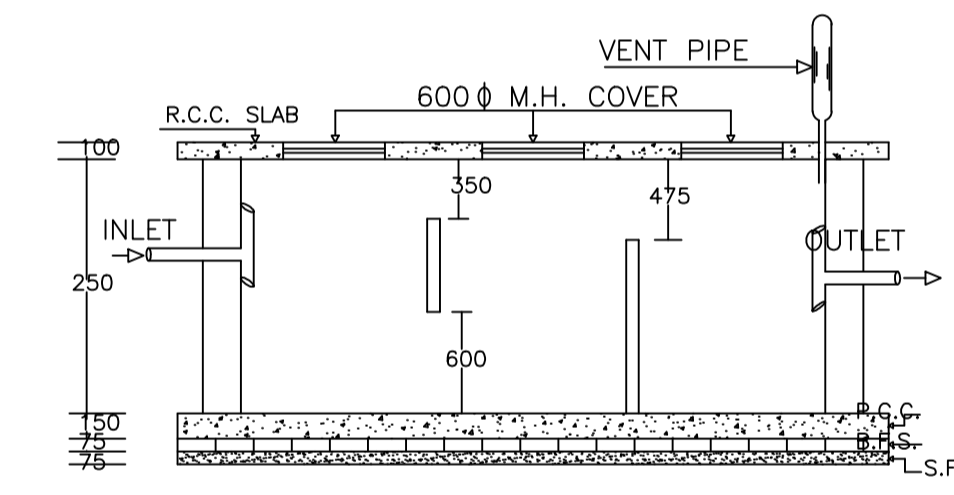
LEFT SIDE ELEVATION



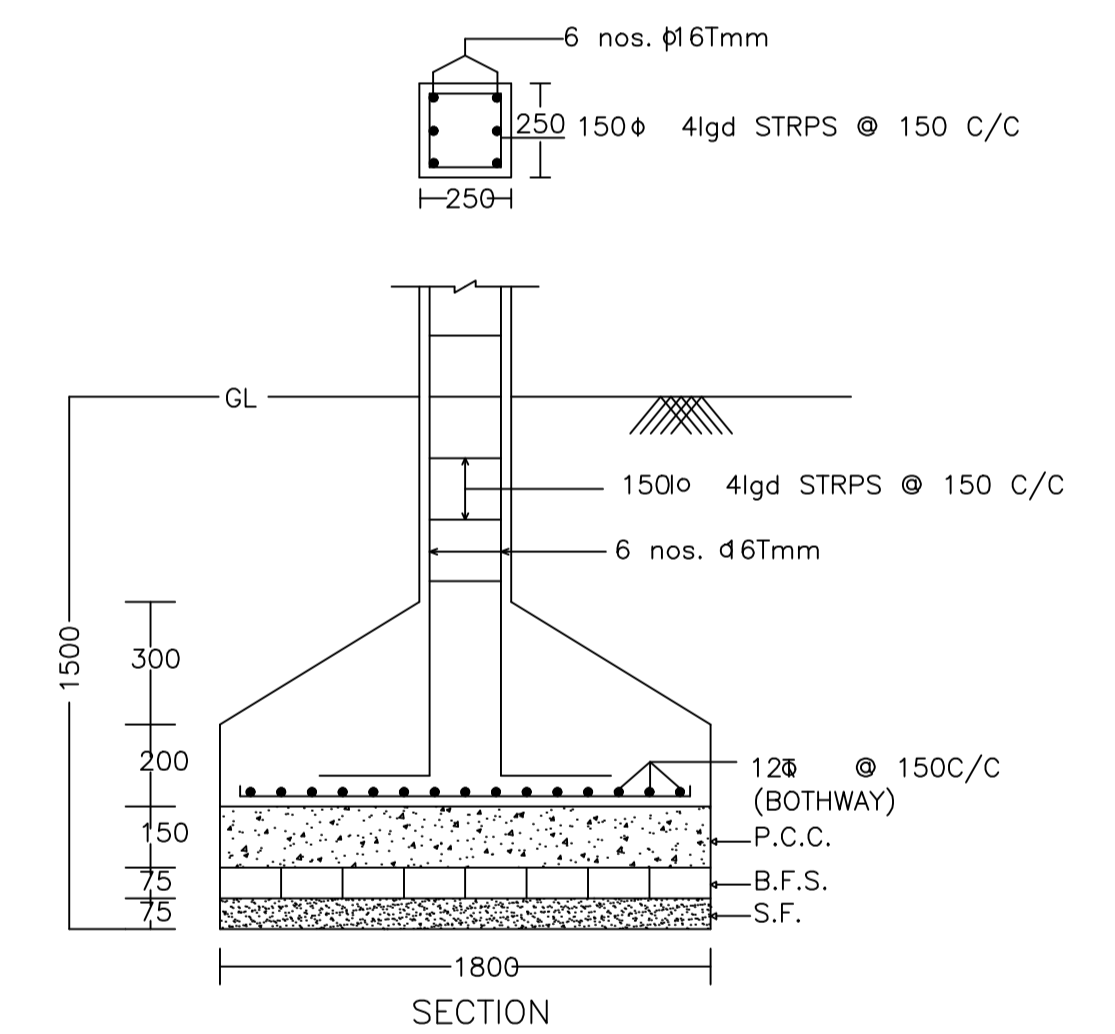
FRONT ELEVATION



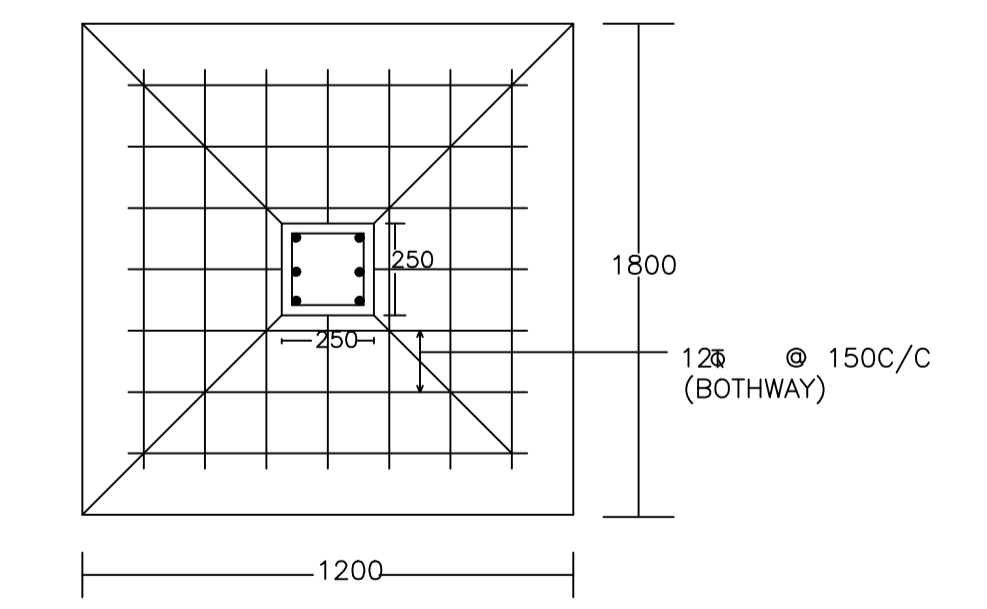
LOCATION PLAN



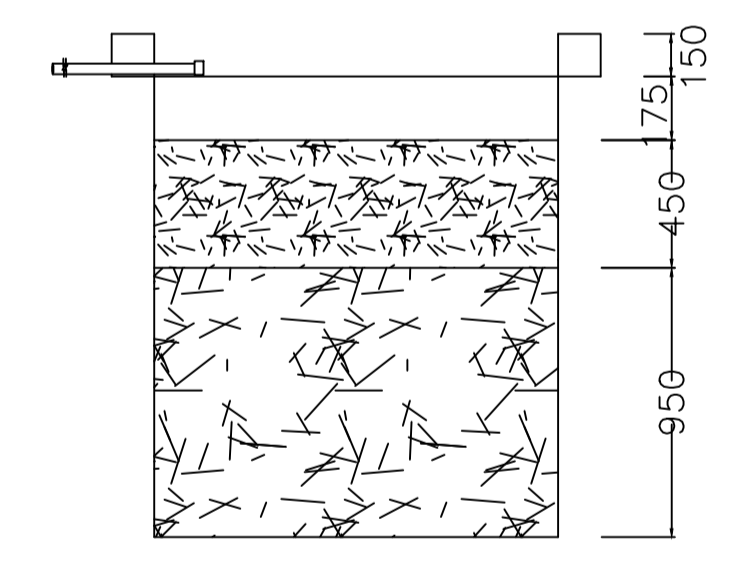
PLAN OF SEPTIC TANK



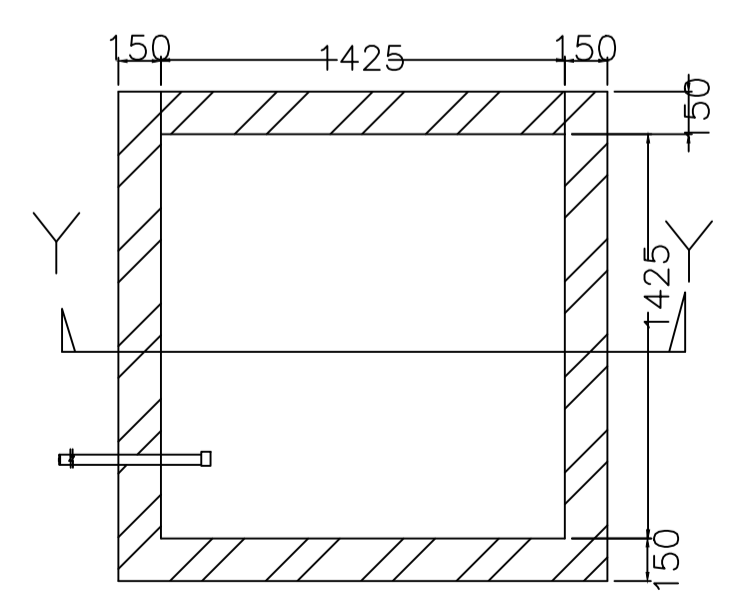
SECTION



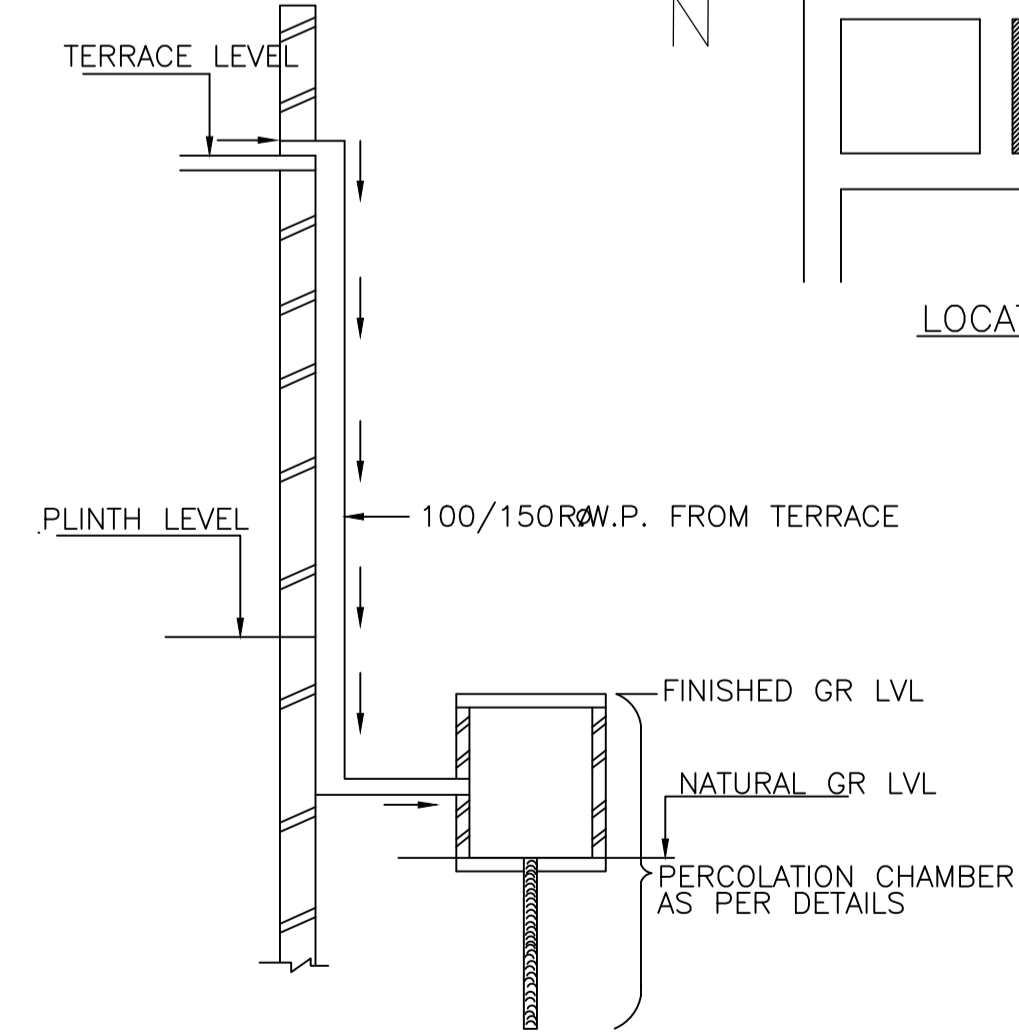
DETAIL OF COLUMNS



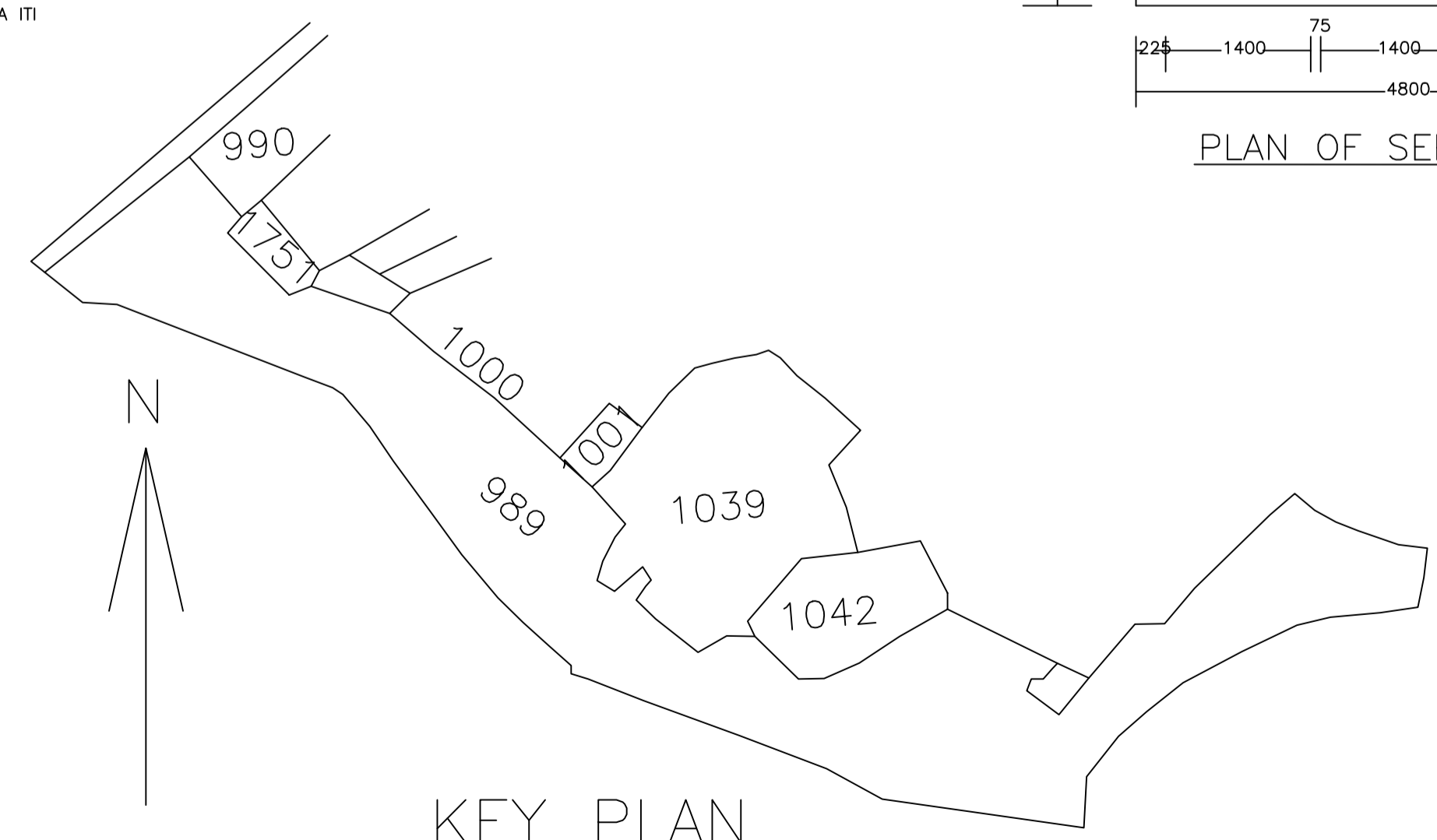
SECTION AT Y-Y



PLAN OF RECHARGE WELL WATER HARVESTING



ROOF TOP RAIN WATER COLLECTION SYSTEM



KEY PLAN

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