



Proposal Basic Information

Proposal File No.	MADA/BP/04/19/2023
Owner Name	SMT SUNITA KUMARI
Khata No	NEW -156, OLD -30
Plot No	NEW -506, OLD -458
Village Name	Sabalpur
Use	Residential
SubUse	Bungalow/ Dwelling / Non Apartment

AREA STATEMENT MINERAL AREA DEVELOPMENT AUTHORITY

Version No.	1.0.68	
Version Date	16/10/2020	
Region	JHARKHAND URBAN LOCAL BODIES	
District	DHANBAD	
Authority	MINERAL AREA DEVELOPMENT AUTHORITY	
Application No.	MADA/BP/04/19/2023	
Project Type	General Proposal	
Nature of Development	New	
Location of Development Area	Old Area	
Plot Use	Residential	
Plot SubUse	Bungalow/ Dwelling / Non Apartment	
Plot/Religious/Structure	NA	
Plot/Religious/Structure	NA	
North	Plot No - PLOT NO -436	
South	Road Width - 4.57M WIDE ROAD	
East	Plot No - SMT LAL PARI DEVI	
West	PART OF THIS PLOT	
AREA OF PLOT (Minimum)	(A)	SQ.MT.
NET AREA OF PLOT(Gross Plot Area - Deduction from Gross Plot area)	(A-Deductions)	199.65
Deduction for Balance Plot Area(from Gross Plot Area)		
Common Plot		10.79
Total		10.79
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	188.85
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	199.65
Plot Area for FAR (Net Plot Area + Road/Widening Area)	(A-Deductions)	199.65
COVERAGE CHECK		
Permissible Coverage area (70.00 %)		139.75
Proposed Coverage Area (56.62 %)		113.04
Total Prop. Coverage Area (56.62 %)		113.04
Balance coverage area (13.38 %)		26.71
FAR CHECK		
Perm. FAR Area (1.500)		299.47
Total Perm. FAR area		299.47
Residential FAR		181.08
Proposed FAR Area		181.08
Total Proposed FAR Area		181.08
Consumed FAR (Factor)		0.91
Balance FAR Area		118.39
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		228.16
ARCHITECT (Regd)		Ashish kumar singh
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)		SMT SUNITA KUMARI
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)	Orange
EXISTING (To be demolished)	Light Blue

UnitBUA Table for Building :AB (EG)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpert Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT ABC	FLAT	181.08	180.79	5	1
FIRST FLOOR PLAN	SPLIT ABC	FLAT	0.00	0.00	8	0
Total:	-	-	181.08	180.79	13	1

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
AB (EG)	D	0.76	2.10	05
AB (EG)	D	0.91	2.10	03
AB (EG)	D	1.07	2.10	04
AB (EG)	D	1.22	2.10	01

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
AB (EG)	W	0.61	1.20	04
AB (EG)	W	0.91	1.20	02
AB (EG)	W	1.22	1.20	01
AB (EG)	W	1.52	1.20	02
AB (EG)	W	2.08	1.20	01
AB (EG)	W	2.20	1.20	01
AB (EG)	W	2.43	1.20	01
AB (EG)	W	2.48	1.20	01

Building :AB (EG)

Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
Ground Floor	113.04	47.08	65.96	65.96	65.96	01
First Floor	115.12	0.00	115.12	115.12	115.12	00
Terrace Floor	0.00	0.00	0.00	0.00	0.00	00
Total:	228.16	47.08	181.08	181.08	181.08	01
Total Number of Same Buildings :	1					
Total :	228.16	47.08	181.08	181.08	181.08	01

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	113.04	65.96	113.04	65.96
First Floor	115.12	115.12	115.12	115.12
Terrace Floor	0.00	0.00	0.00	0.00
Total :	228.16	181.08	228.16	181.08

Building USE/SUBUSE Details

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

FAR & Tenement Details (Table 4c-1)

Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
AB (EG)	1	228.16	47.08	181.08	181.08	181.08	01
Grand Total :	1	228.16	47.08	181.08	181.08	181.08	01

LTP NAME AND SIGNATURE Ashish kumar singh MADA/ARC/0028/2019	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
--	-------------------------------------	----------------------------	-------------------