

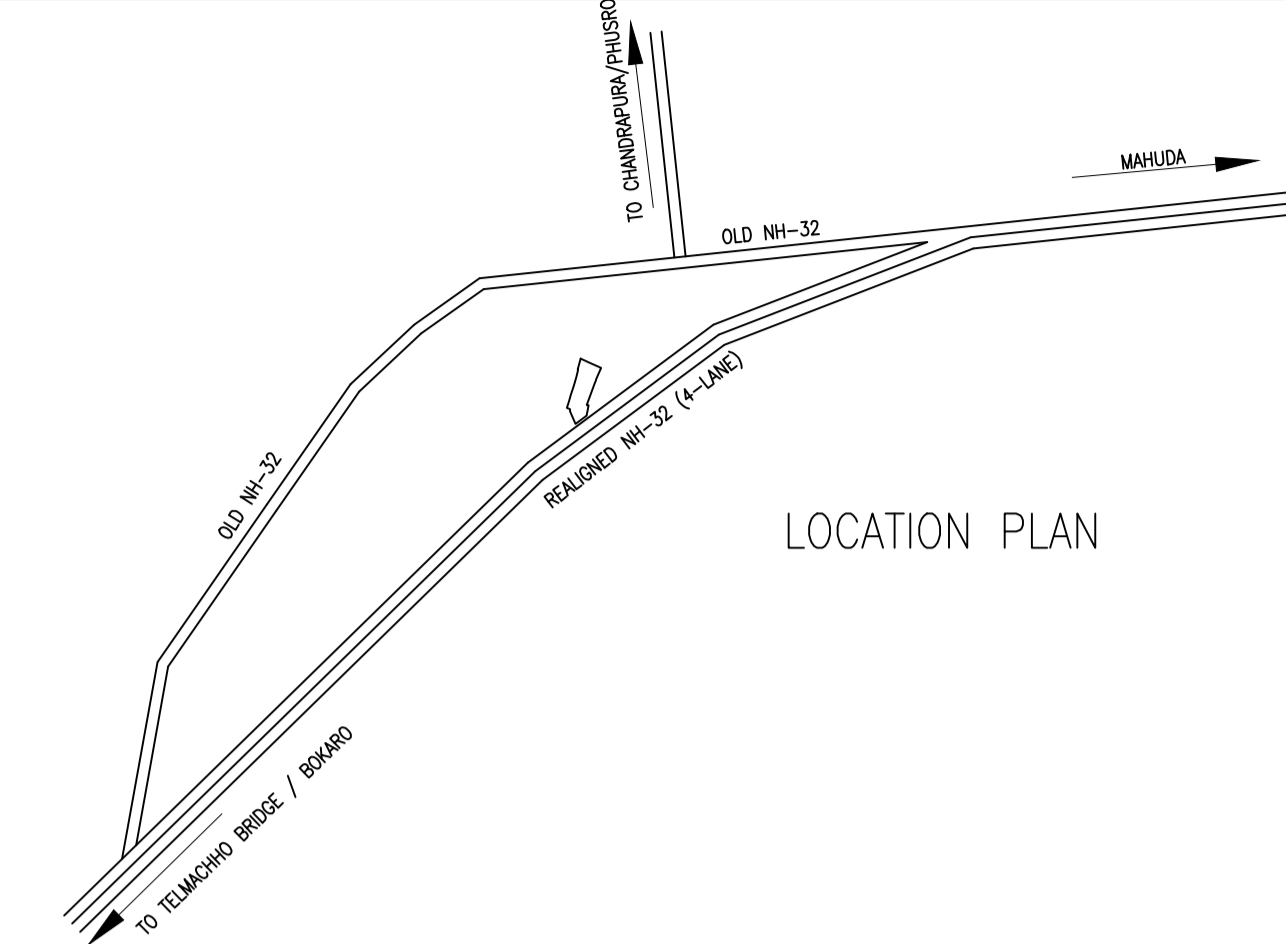
TYPICAL SECTION OF FOUNDATION

Balcony Calculations Table

FLOOR	SIZE	AREA	TOTAL AREA
SECOND FLOOR PLAN	1.20 X 3.63 X 1 X 1	4.35	17.43
	1.20 X 3.59 X 1 X 1	4.30	
	1.20 X 3.52 X 1 X 1	4.21	
	1.20 X 3.81 X 1 X 1	4.57	
THIRD FLOOR PLAN	1.20 X 3.62 X 1 X 1	4.34	17.42
	1.20 X 3.59 X 1 X 1	4.30	
	1.20 X 3.52 X 1 X 1	4.21	
	1.20 X 3.81 X 1 X 1	4.57	
Total			34.85

UnitBUA Table for Building :A (A)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
BASEMENT FLOOR PLAN	AMENITIES	SHOP	495.52	495.25	1	1
GROUND FLOOR PLAN	11	SHOP	315.04	315.02	24	1
FIRST FLOOR PLAN	22	SHOP	369.71	369.70	30	1
SECOND FLOOR PLAN	33	SHOP	417.63	417.60	23	1
THIRD FLOOR PLAN	44	FLAT	417.63	417.60	23	1
Total:			2015.53	2015.17	101	5



SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (A)	D	0.75	2.10	48
A (A)	D	0.90	2.10	24
A (A)	D	1.00	2.10	17
A (A)	D	1.05	2.10	12
A (A)	D	1.12	2.10	02
A (A)	D	1.13	2.10	01
A (A)	D	1.20	2.10	01
A (A)	D	1.22	2.10	02
A (A)	D	1.25	2.10	02
A (A)	D	1.26	2.10	02
A (A)	D	1.95	2.10	01
A (A)	D	1.97	2.10	01

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (A)	V	0.60	1.20	36
A (A)	W	0.90	1.20	08
A (A)	V	0.90	1.20	04
A (A)	V	0.94	1.20	08
A (A)	W	1.50	1.20	06
A (A)	W	1.80	1.20	42
A (A)	W	3.05	1.20	02

Building :A (A)

Floor Name	Gross Builtup Area	Deductions From Gross BUA(Area in Sq.mt.)	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.)
				Lift	Balcony	Resi.	Commercial			
Basement Floor	524.75	0.00	524.75	7.21	0.00	0.00	517.55	517.55	517.55	01
Ground Floor	347.61	3.12	344.49	0.00	0.00	0.00	344.49	344.49	344.49	01
First Floor	400.84	3.12	397.72	7.21	0.00	0.00	390.51	390.51	390.51	01
Second Floor	466.95	3.12	463.83	7.21	8.72	0.00	447.90	447.90	447.90	01
Third Floor	466.94	3.12	463.82	7.21	8.71	447.90	0.00	447.90	447.90	01
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	2207.09	12.48	2194.61	28.84	17.43	447.90	1700.44	2148.35	2148.35	05

FAR & Tenement Details (Table 4c-1)

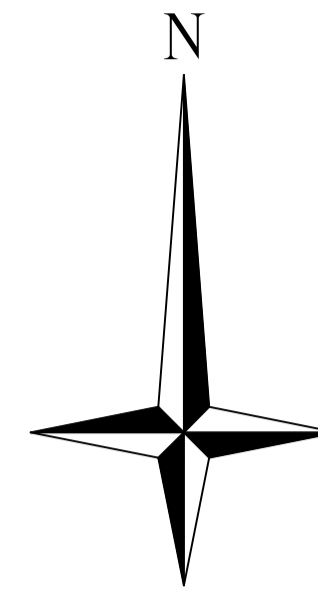
Building	No. of Same Bldg	Gross Built Up Area (Sq.mt.)	Deductions From Gross BUA(Area in Sq.mt.)	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)		Proposed FAR Area (Sq.mt.)		Add Area In FAR (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Tnmt (No.)
					Lift	Balcony	Resi.	Commercial				
B (B)	1	2448.78	122.12	2326.66	25.80	0.00	453.68	0.00	1817.57	29.63	1847.19	04
A (A)	1	2207.09	12.48	2194.61	28.84	17.43	0.00	447.90	1700.44	0.00	2148.35	05
Grand Total :	2	4655.87	134.60	4521.27	54.64	17.43	453.68	447.90	3518.02	29.63	3995.54	09

Required Parking(Table 7a)

Building Name	Type	SubUse	Area (Sq.mt.)	Units		Car		Visitors Car		TwoWheeler	
				Reqd.	Prop.	Reqd./Unit	Prop.	Reqd./Unit	Prop.	Reqd./Unit	Prop.
B (B)	Commercial	Resi/Comm Bldg	> 0	200	1631.85	1	6	-	-	-	17
A (A)	Commercial	Resi/Comm Bldg	> 0	200	1596.62	1	6	-	-	-	17
		Residential Bldg/Apartment	> 0	1	1.00	1	1	-	-	-	1
	Residential	Residential Bldg/Apartment	> 0	1	1.00	-	-	-	-	-	1
		Residential Bldg/Apartment	> 0	1	1.00	-	-	1	1	-	-
Total :						13	47	-	1	1	35

Parking Check (Table 7b)

Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	47	587.50
Total Car	13	162.50	47	587.50
Visitor's Car Parking	-	-	1	12.50
Total Visitor Parking	1	12.50	1	12.50
TwoWheeler	-	-	154	308.00
Total TwoWheeler	35	70.00	154	308.00
Other Parking	-	-	-	234.68
Total		245.00		1450.68



Proposal Basic Information

Proposal File No.	MADA/BP/0361/2023
Owner Name	Sanjay Singh
Khata No	New - 228, 230 & 331 (Old- 52 & 13)
Plot No	New - 2926, 2927, 2843, 2842, & 2923 (Old- 2835, 2836, 2837, 2841, 2843, 2842, 2849 & 2825)
Village Name	Lohpiti
Use	Mixed
SubUse	Mixed

AREA STATEMENT MINERAL AREA DEVELOPMENT AUTHORITY	VERSION NO. : 1.0.69	
PROJECT DETAIL:	VERSION DATE: 16/10/2020	
Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Mixed	
District: DHANBAD	Plot SubUse: Mixed	
Authority: MINERAL AREA DEVELOPMENT AUTHORITY	PlotNearbyReligiousStructure: NA	
Inward_No: MADA/BP/0361/2023	Plot/SubPlot No: New - 2926, 2927, 2843, 2842, & 2923 (Old- 2835, 2836, 2837, 2841, 2843, 2842, 2849 & 2825)	
Application Type: General Proposal	North: Plot No. - New Plot No. 2844	
Project Type: Building Permission	South: Road Width - 45 Wide Road	
Nature of Development: New	East: Plot No. - New Plot No. 2924	
Location of Development Area: Old Area	West: Plot No. - New Plot No. 2910 & Others	
AREA DETAILS:	SQ.MT.	
AREA OF PLOT (Minimum)	(A)	3597.13
NET AREA OF PLOT(Gross Plot Area Deduction from Gross Plot area)	(A-Deductions)	3597.13
Deduction for Balance Plot Area(from Gross Plot Area)		
Common Plot		524.77
Total		524.77
BALANCE AREA OF PLOT(Net Plot Area - Recreational/Amenity space)	(A-Deductions)	3072.36
PLOT AREA FOR COVERAGE(Net Plot Area)	(A-Deductions)	3597.13
Plot Area for FAR (Net Plot Area + RoadWidening Area)	(A-Deductions)	3597.13
COVERAGE CHECK		
Permissible Coverage area (50.00 %)		1798.56
Proposed Coverage Area (25.12 %)		903.76
Total Prop. Coverage Area (25.12 %)		903.76
Balance coverage area (24.88 %)		894.80
FAR CHECK		
Perm. FAR Area (3.000)		10791.39
Total Perm. FAR area		10791.39
Residential FAR		447.90
Commercial FAR		3518.02
Proposed FAR Area		3995.54
Total Proposed FAR Area		3995.54
Consumed FAR (Factor)		1.11
Balance FAR Area		6795.85
BUILT UP AREA CHECK		
Total Proposed BuiltUp Area		4521.27
ARCHITECT (Regd)	Ajit Kumar	
ENGINEER (Regd)		
SUPERVISOR (Regd)		
OWNER (Regd)	Sanjay Singh	
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)	Pink

Buildingwise Floor FAR Details

Floor Name	Building Name				Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
	B (B)	A (A)		Total		
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)		
Basement Floor	489.75	29.63	524.75	517.55	1014.50	547.18
Ground Floor	489.75	489.75	344.49	344.49	834.24	834.24
First Floor	375.79	369.34	397.72	390.51	773.51	759.54
Second Floor	487.76	481.31	463.83	447.90	951.59	929.21
Third Floor	483.61	477.16	463.82	447.90	947.43	925.06
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00
Total :	2326.66	1847.19	2194.61	2148.35	4521.27	3995.54

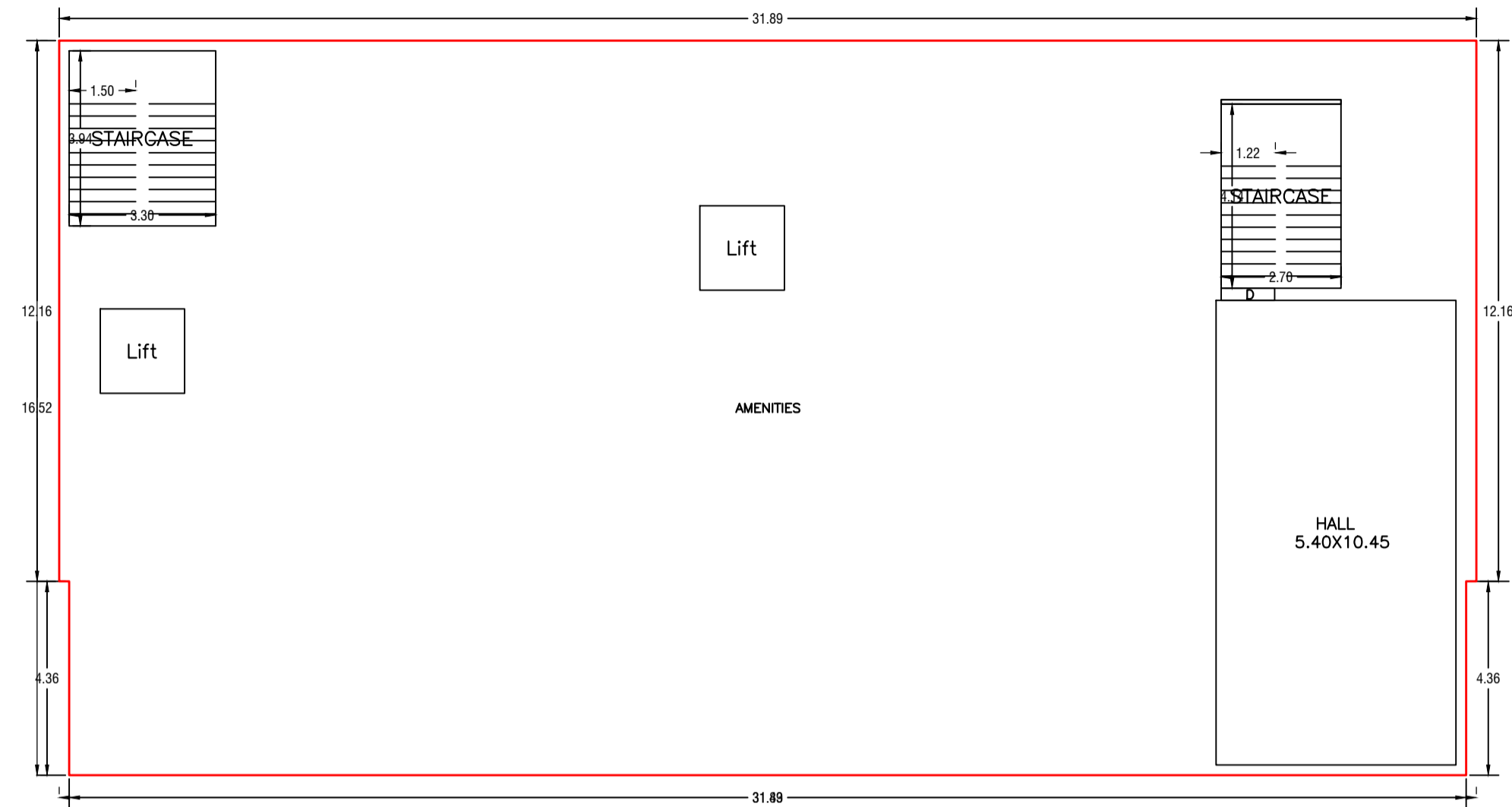
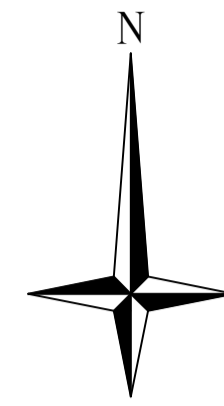
Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
B (B)	Commercial	Resi/Comm Bldg	Non-Highrise
A (A)	Commercial	Resi/Comm Bldg	Non-Highrise

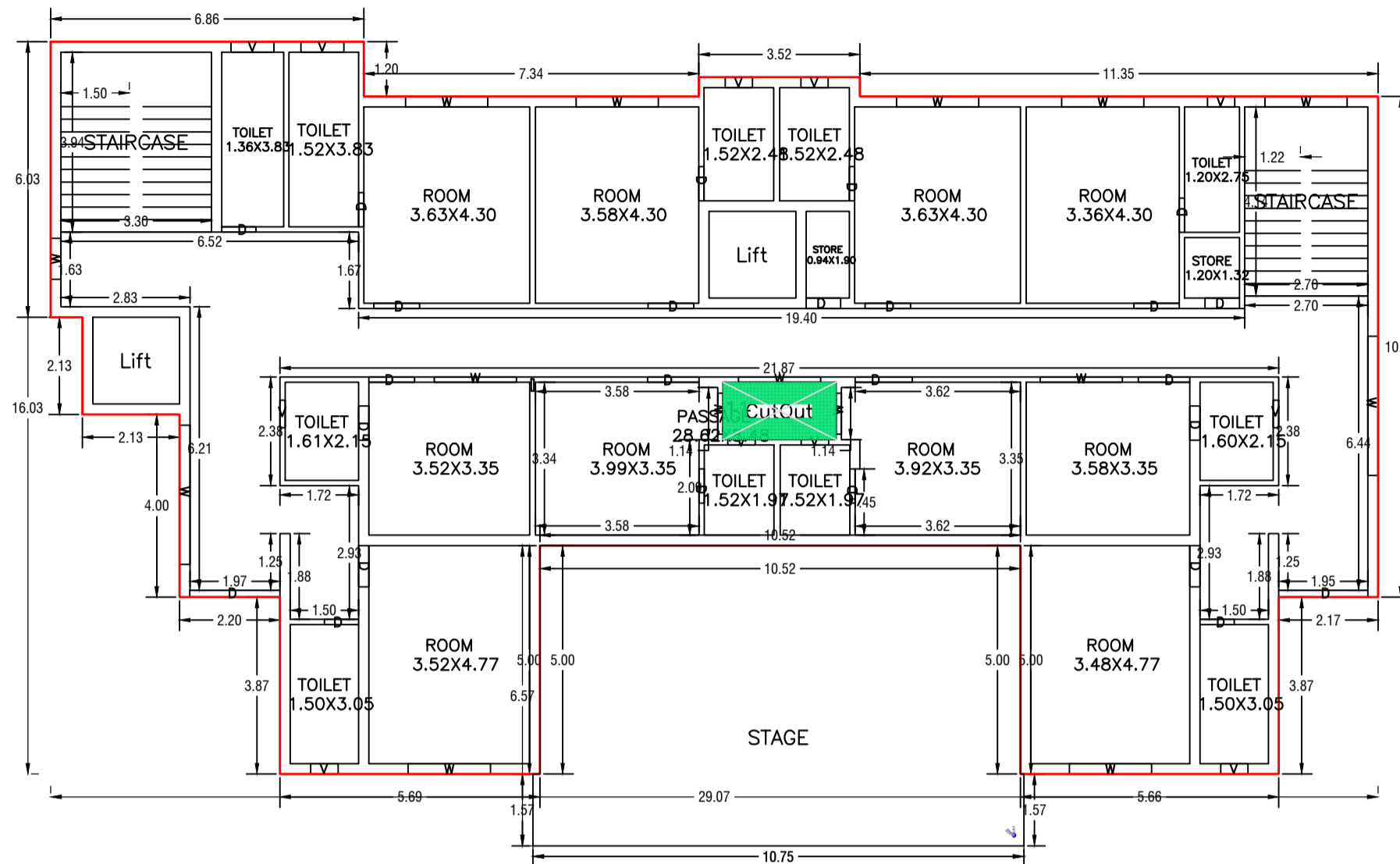
LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
Ajit Kumar MADA/ENG/0013/2019			

Proposal Basic Information

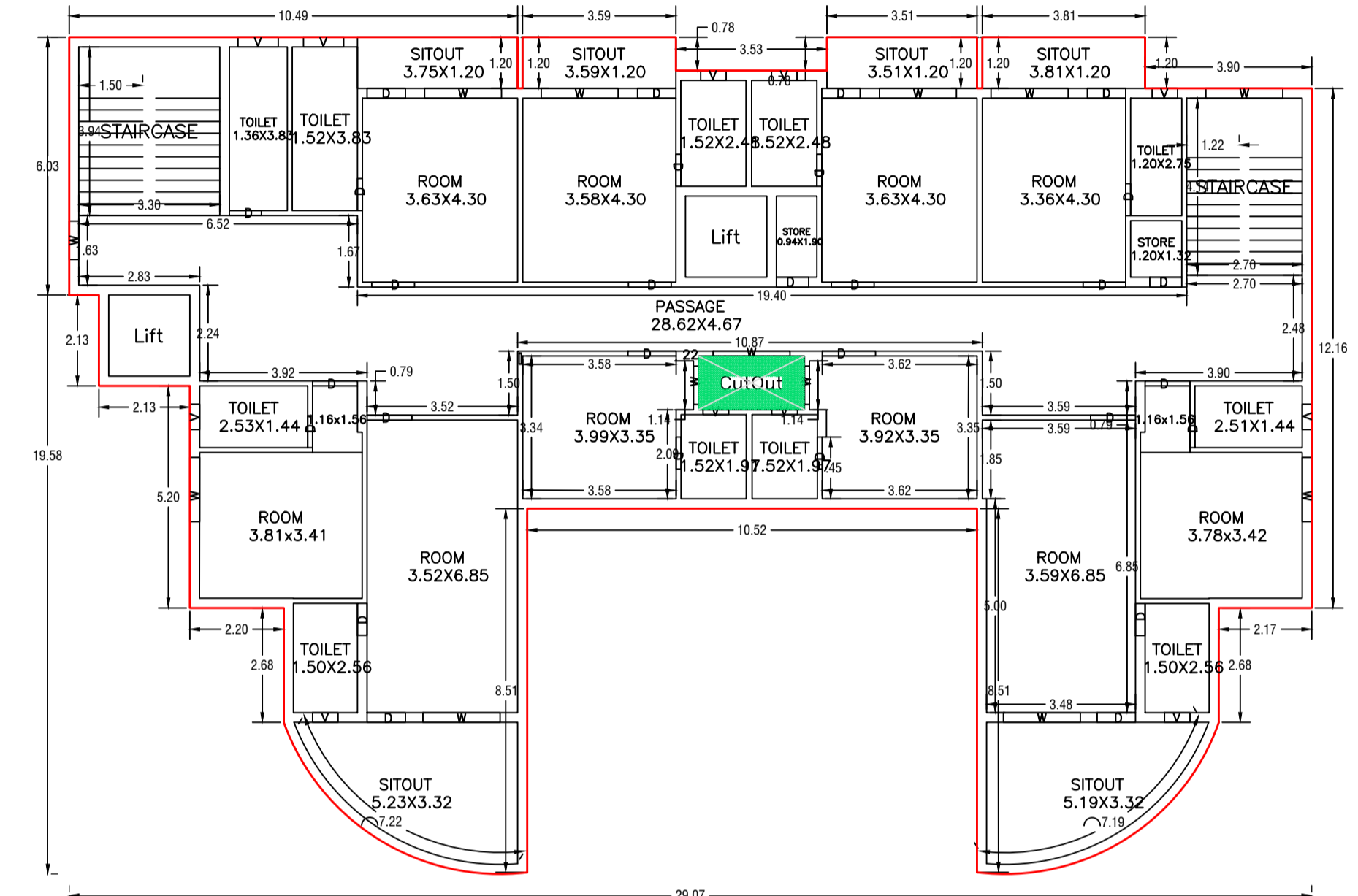
Proposal File No.	MADA/BP/0361/2023
Owner Name	Sanjay Singh
Khata No	New - 228, 230 & 331 (Old- 52 & 13)
Plot No	New - 2926, 2927, 2843, 2842, & 2923 (Old- 2835, 2836, 2837, 2841, 2843, 2842, 2849 & 2825)
Village Name	Lohpitti
Use	Mixed
SubUse	Mixed



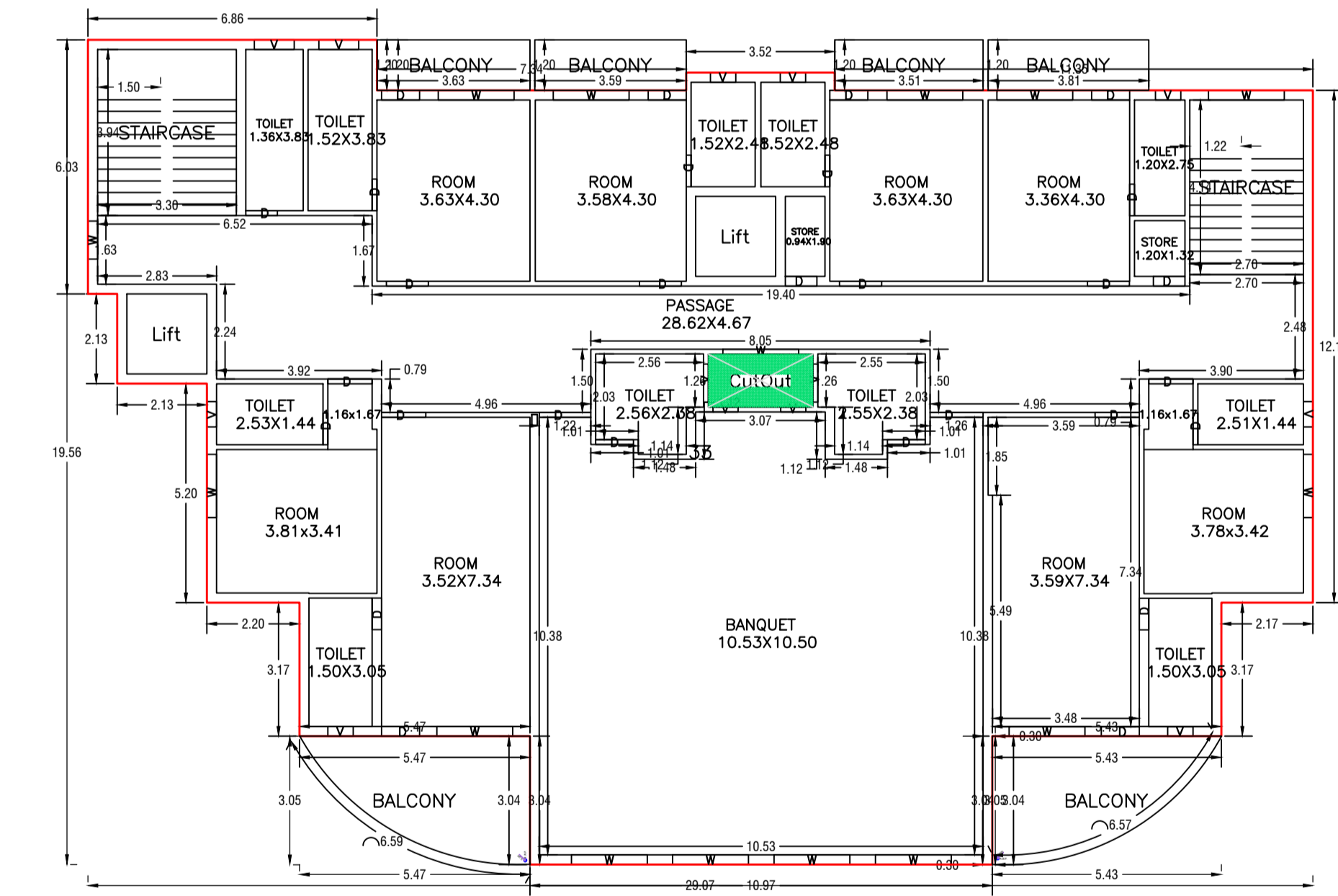
BASEMENT FLOOR PLAN
(Proposed)
(SCALE 1:100)



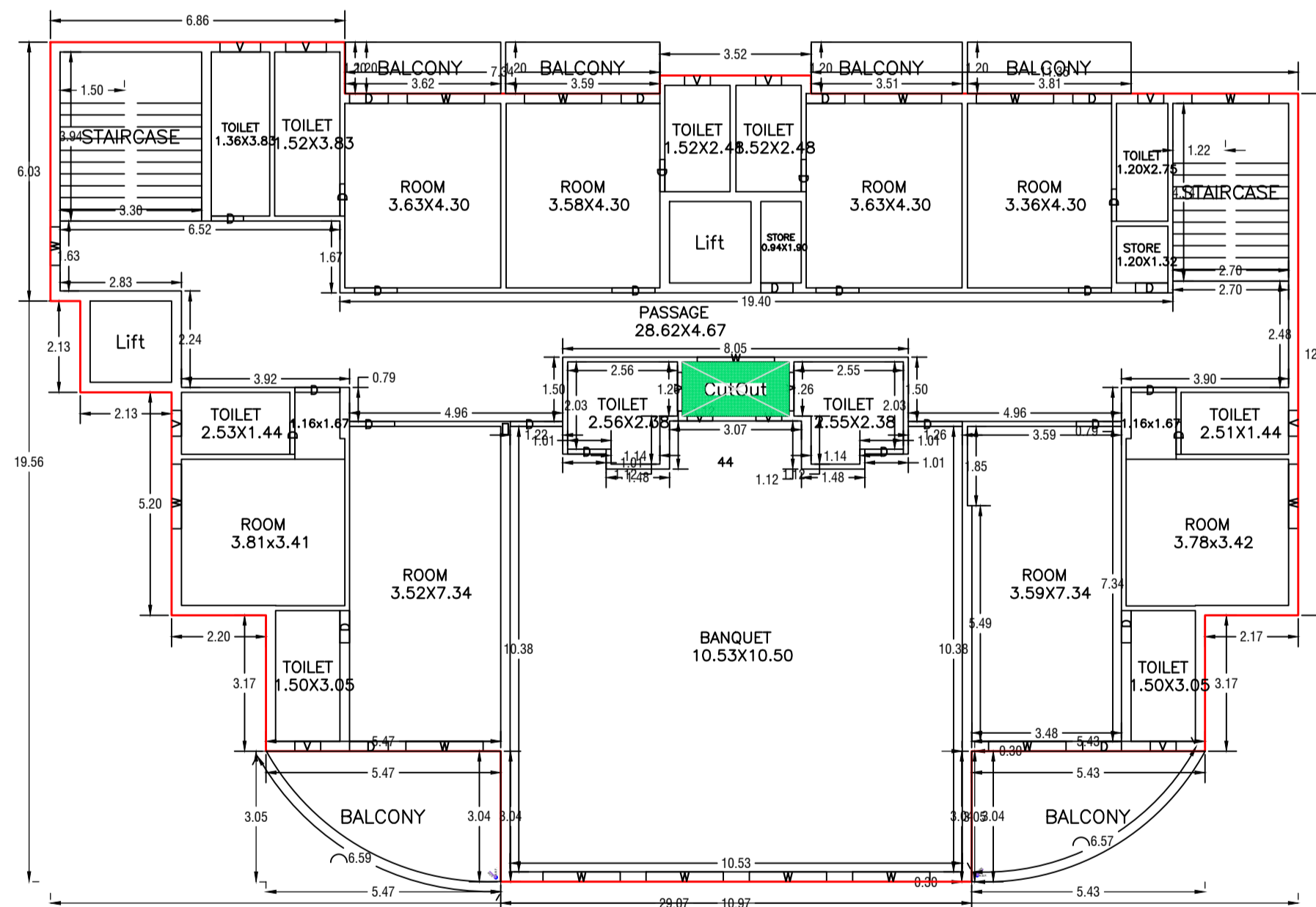
GROUND FLOOR PLAN
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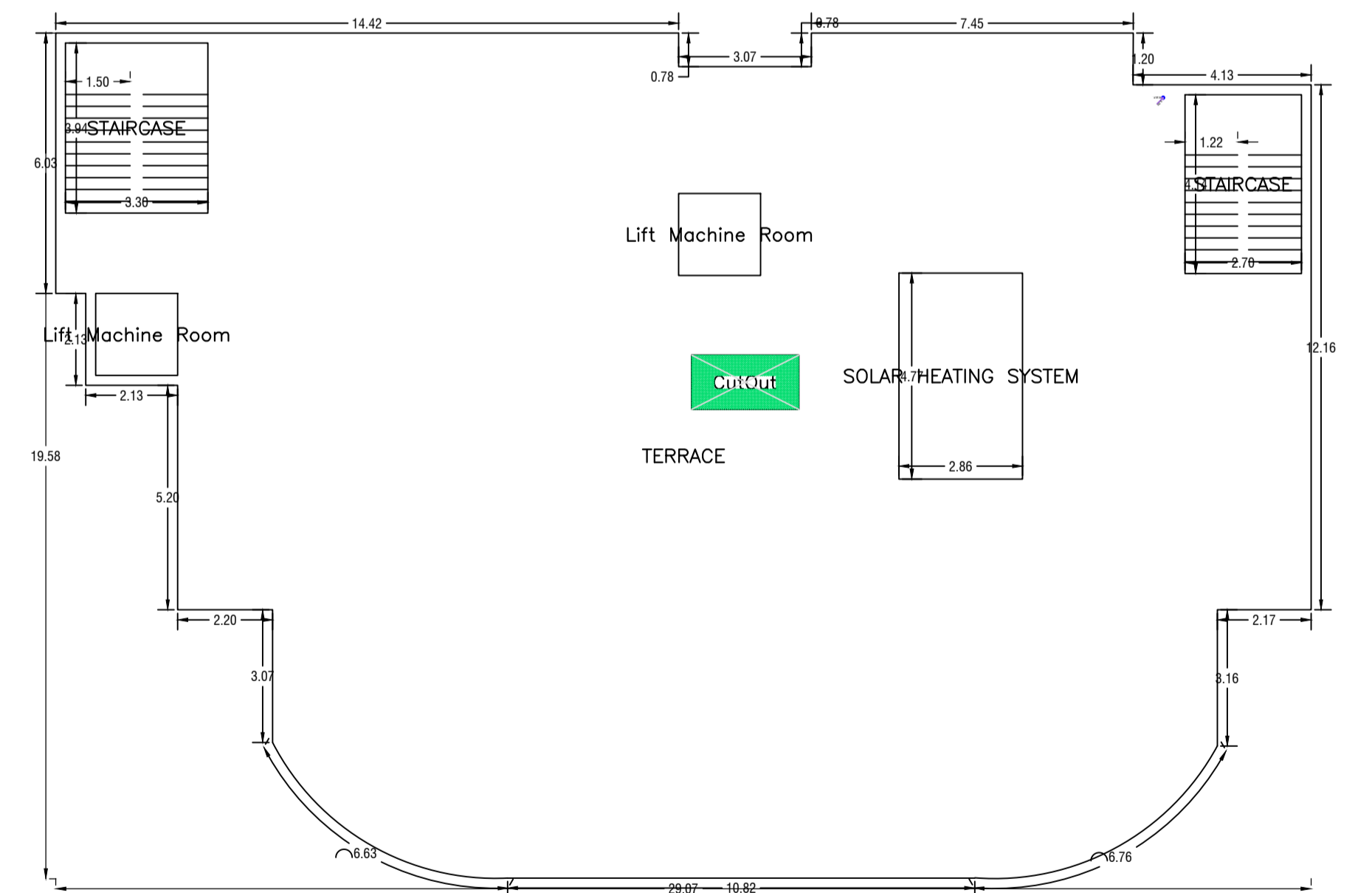
FIRST FLOOR PLAN
(Proposed)
(SCALE 1:100)



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



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

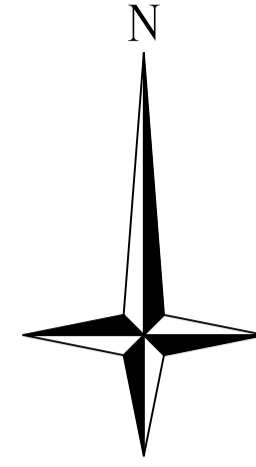


TERRACE FLOOR PLAN
(SCALE 1:100)

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
Ajit Kumar MADA/ENG/0013/2019			

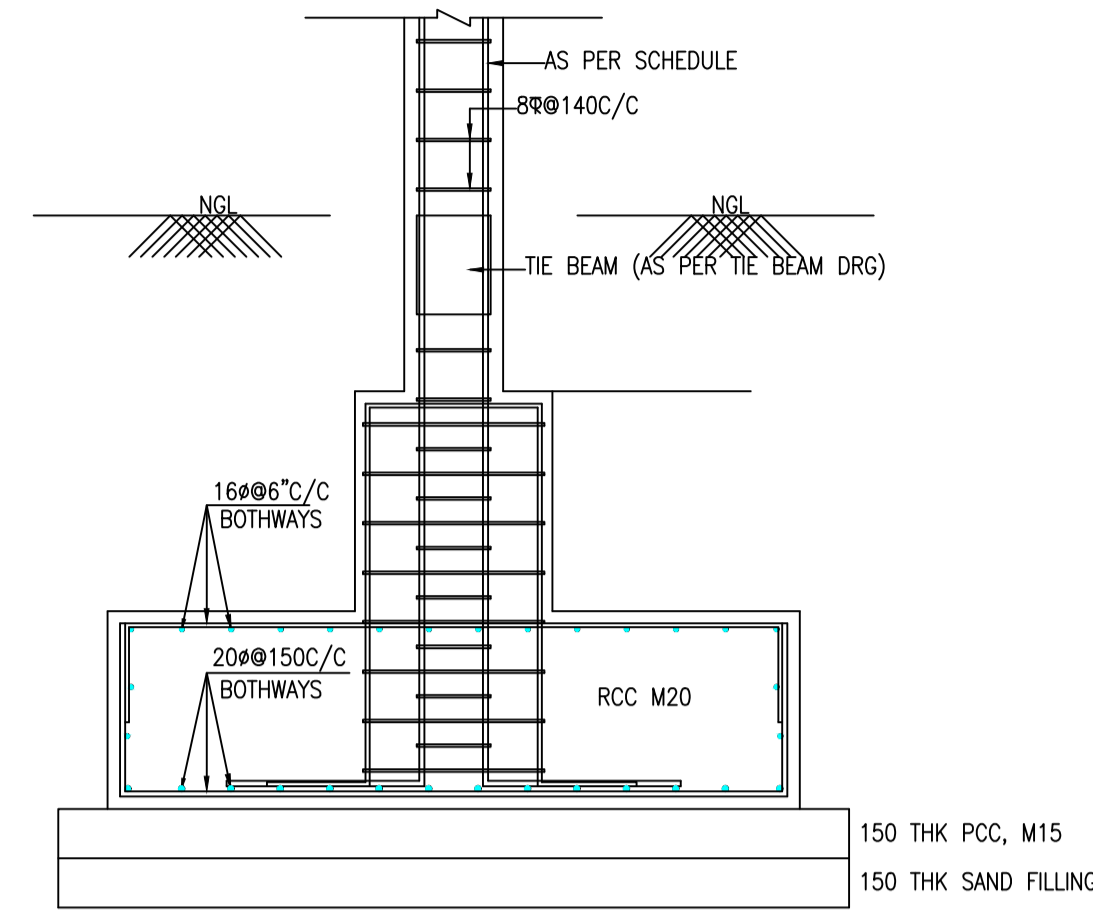
Proposal Basic Information

Proposal File No.	MADA/BP/0361/2023
Owner Name	Sanjay Singh
Khata No	New - 228, 230 & 331 (Old- 52 & 13)
Plot No	New - 2926, 2927, 2843, 2842, & 2923 (Old- 2835, 2836, 2837, 2841, 2843, 2842, 2849 & 2825)
Village Name	Lohpitti
Use	Mixed
SubUse	Mixed

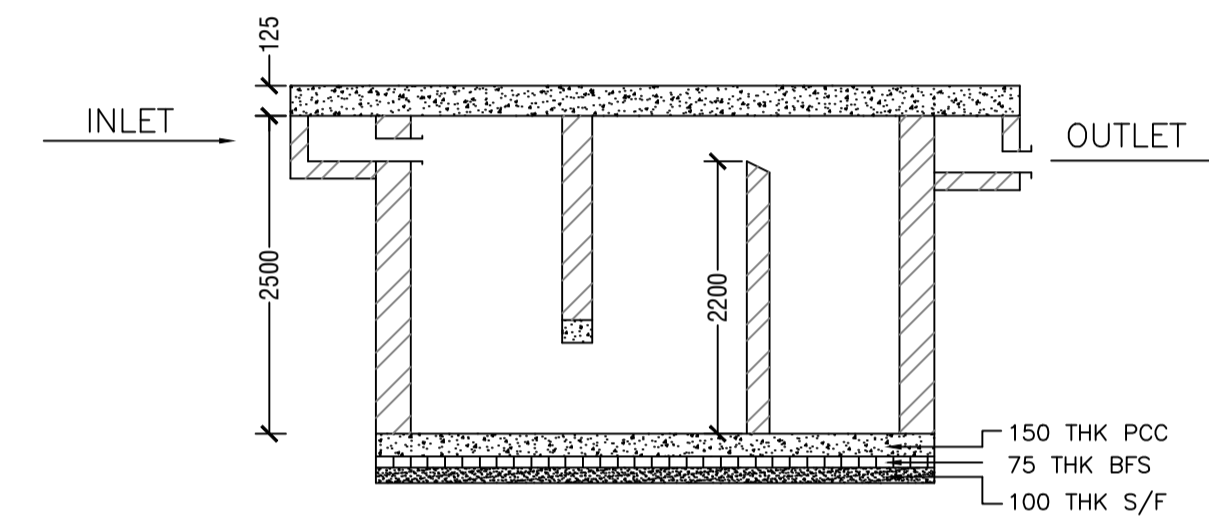


Building :B (B)

Floor Name	Gross Builtup Area	Deductions From Gross BUA(Area in Sq.mt.) Cutout	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.) Lift Parking	Proposed FAR Area (Sq.mt.) Commercial	Add Area In FAR (Sq.mt.) Stair	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Trmt (No.)
Basement Floor	489.75	0.00	489.75	6.45 453.68	0.00	29.63	29.63	29.63	00
Ground Floor	489.75	0.00	489.75	0.00 0.00	489.75	0.00	489.75	489.75	01
First Floor	489.76	113.97	375.79	6.45 0.00	369.34	0.00	369.34	369.34	01
Second Floor	489.76	2.00	487.76	6.45 0.00	481.31	0.00	481.31	481.31	01
Third Floor	489.76	6.15	483.61	6.45 0.00	477.16	0.00	477.16	477.16	01
Terrace Floor	0.00	0.00	0.00	0.00 0.00	0.00	0.00	0.00	0.00	00
Total	2448.78	122.12	2326.66	25.80 453.68	1817.57	29.63	1847.19	1847.19	04
Total Number of Same Buildings	1								
Total	2448.78	122.12	2326.66	25.80 453.68	1817.57	29.63	1847.19	1847.19	04



TYPICAL SECTION OF FOUNDATION



SECTION A-A

SCHEDULE OF DOOR:

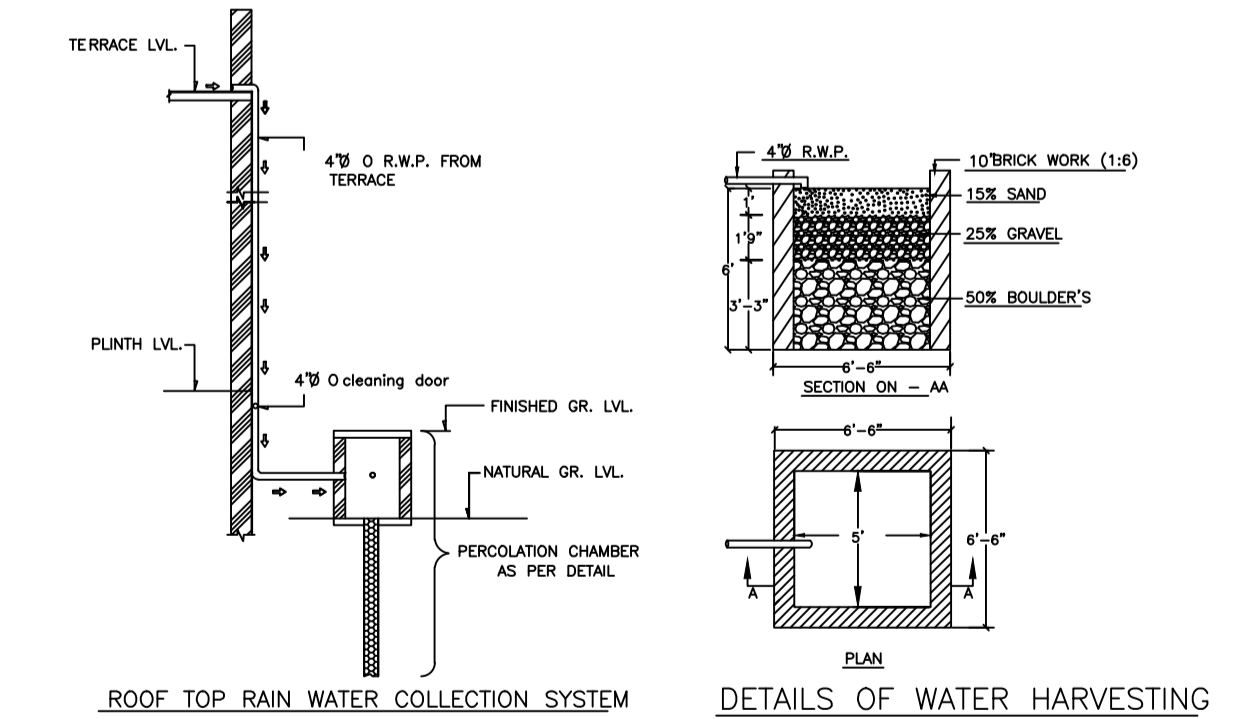
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
B (B)	D	0.75	2.10	36
B (B)	D	0.90	2.10	01
B (B)	D	1.00	2.10	26
B (B)	D	1.05	2.10	09
B (B)	D	1.20	2.10	04
B (B)	D	1.80	2.10	01
B (B)	D	1.85	2.10	01

SCHEDULE OF WINDOW/VENTILATION:

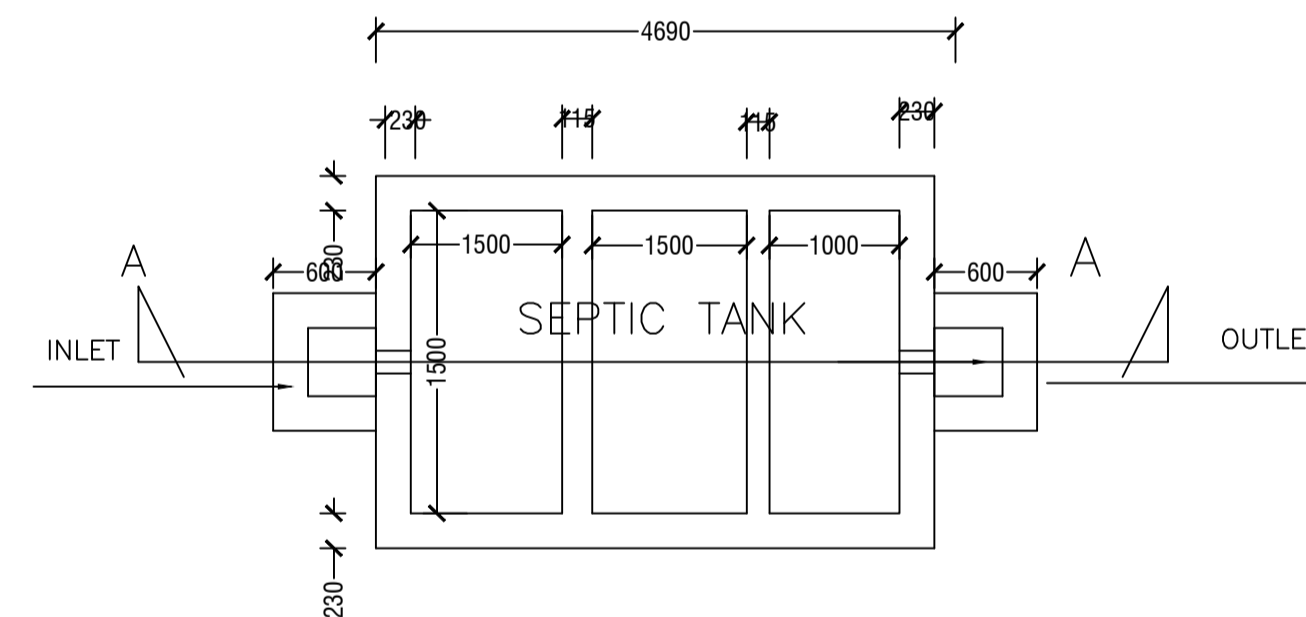
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
B (B)	V	0.60	1.20	02
B (B)	V	0.61	1.20	10
B (B)	V	0.64	1.20	02
B (B)	V	0.65	1.20	24
B (B)	V	0.69	1.20	02
B (B)	V	1.20	1.20	07
B (B)	W	1.20	1.20	02
B (B)	W	1.22	1.20	06
B (B)	W	1.23	1.20	04
B (B)	W	1.29	1.20	06
B (B)	W	1.34	1.20	06
B (B)	W	1.36	1.20	23
B (B)	W	1.54	1.20	03
B (B)	W	1.80	1.20	15

UnitBUA Table for Building :B (B)

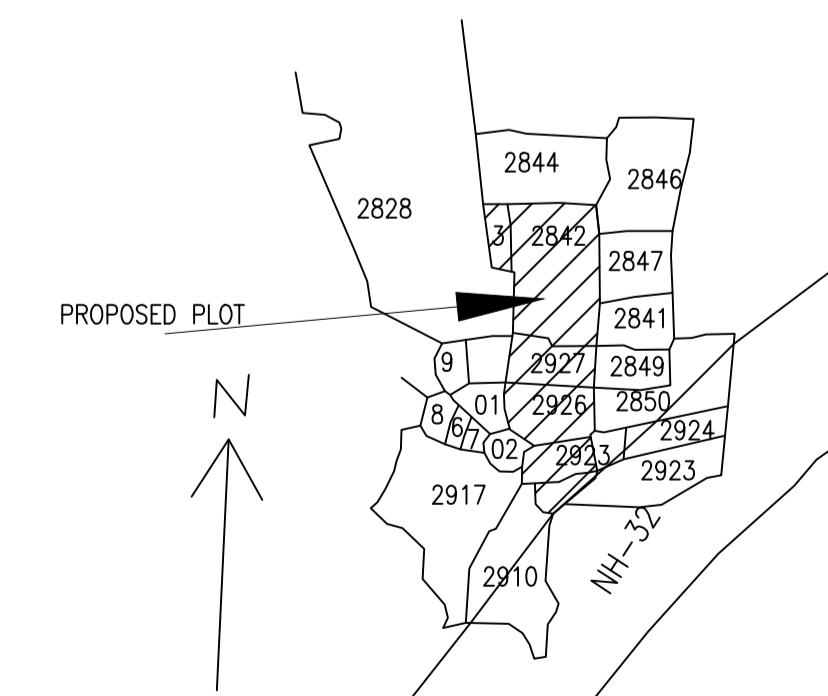
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	Banquet	SHOP	445.82	445.81	5	1
FIRST FLOOR PLAN	Mandap	SHOP	331.86	331.84	18	1
SECOND FLOOR PLAN	Banquet	SHOP	443.82	443.80	24	1
THIRD FLOOR PLAN	Banquet	SHOP	439.68	439.65	34	1
Total	-	-	1661.18	1661.10	81	4



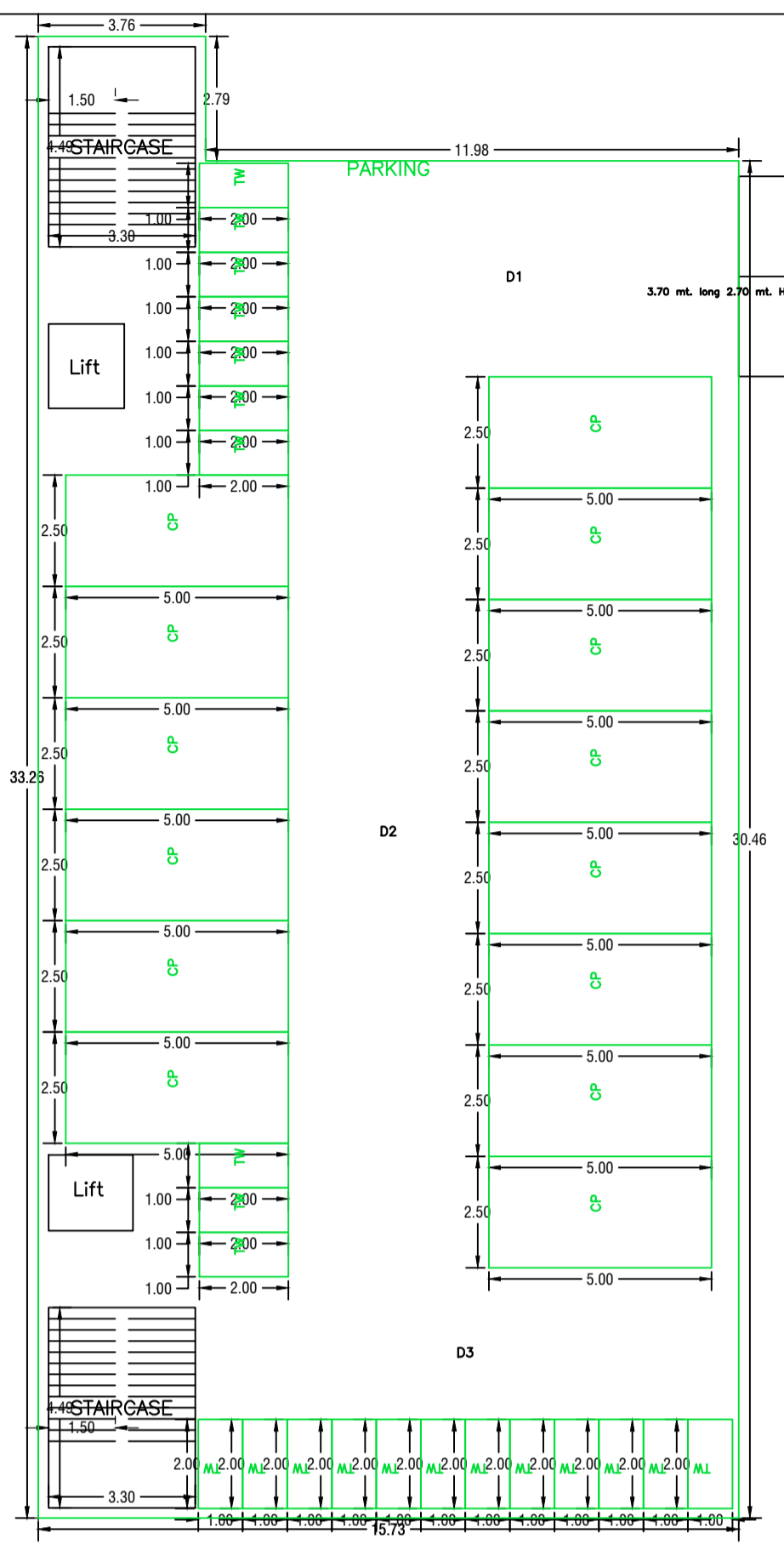
DETAILS OF RAIN WATER HARVESTING



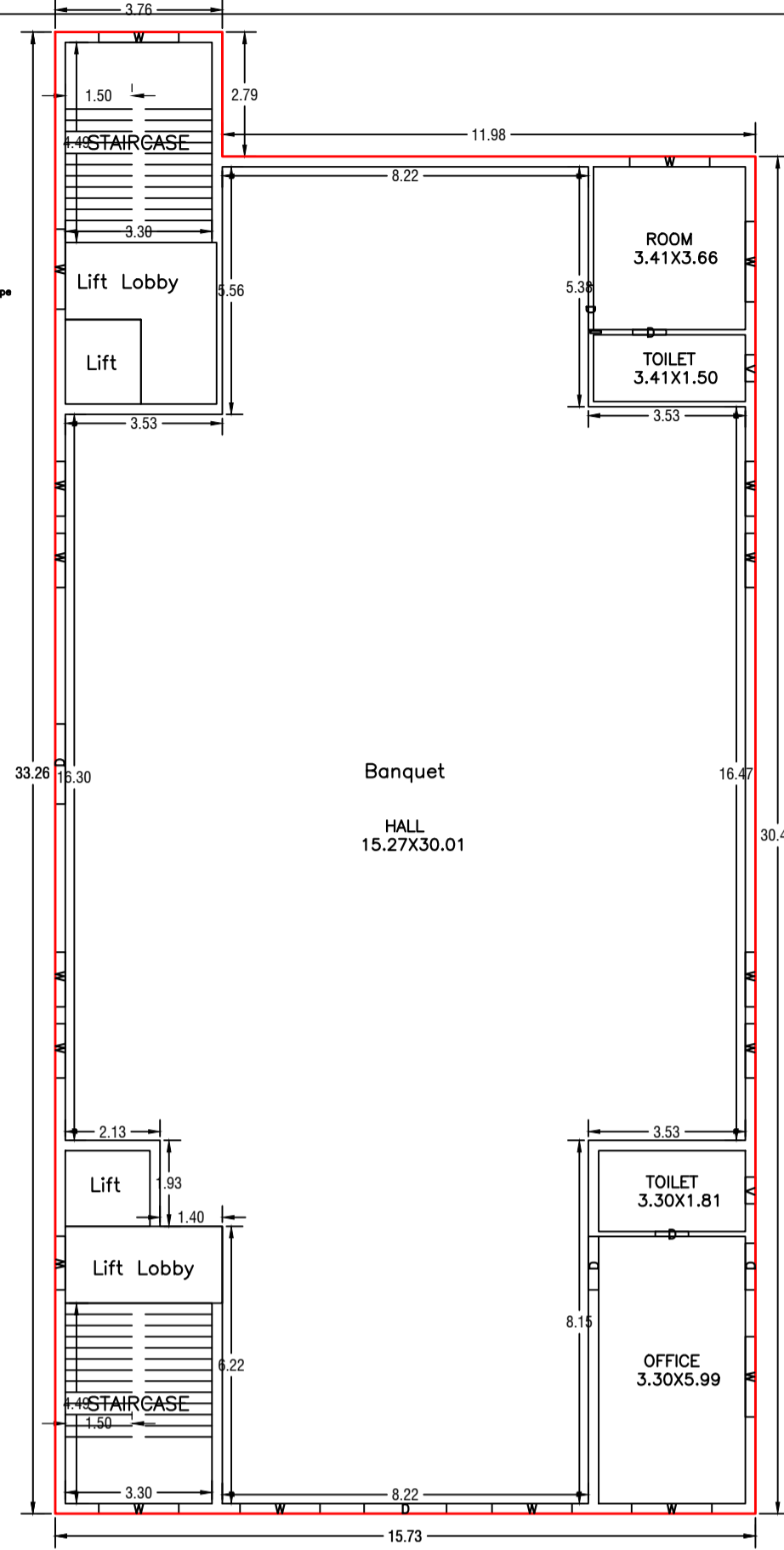
PLAN OF SEPTIC TANK



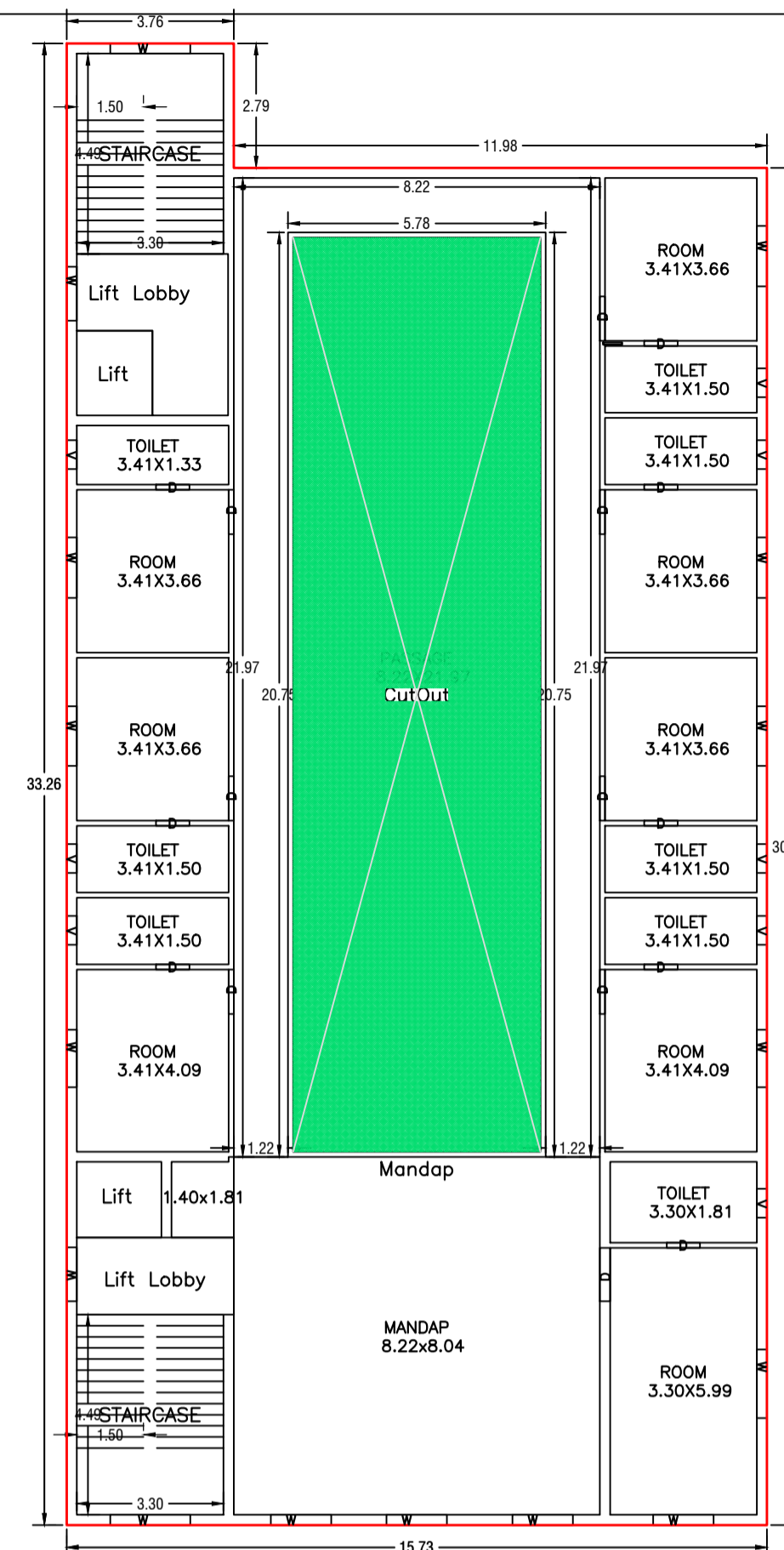
KEY PLAN



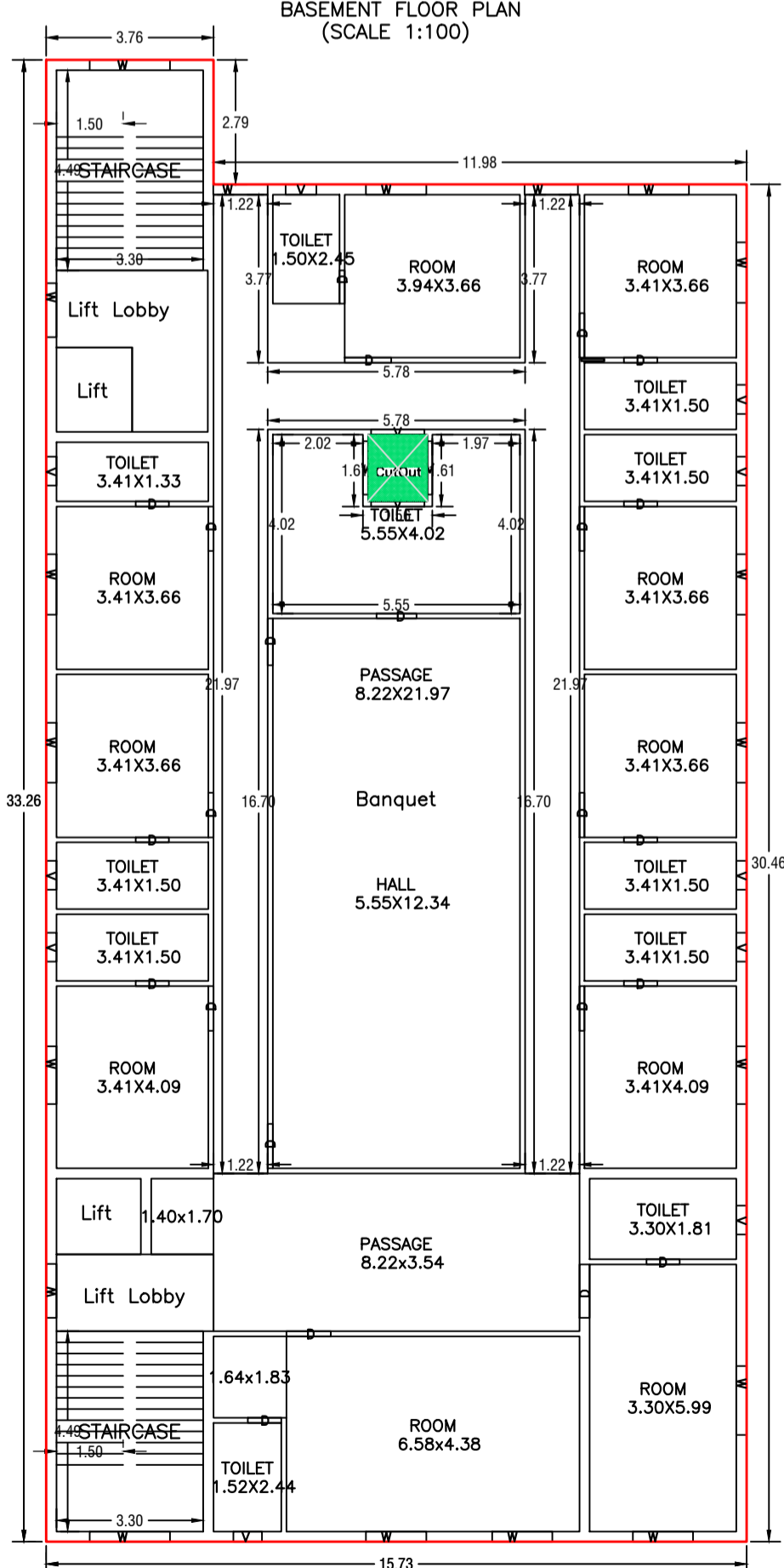
BASEMENT FLOOR PLAN (SCALE 1:100)



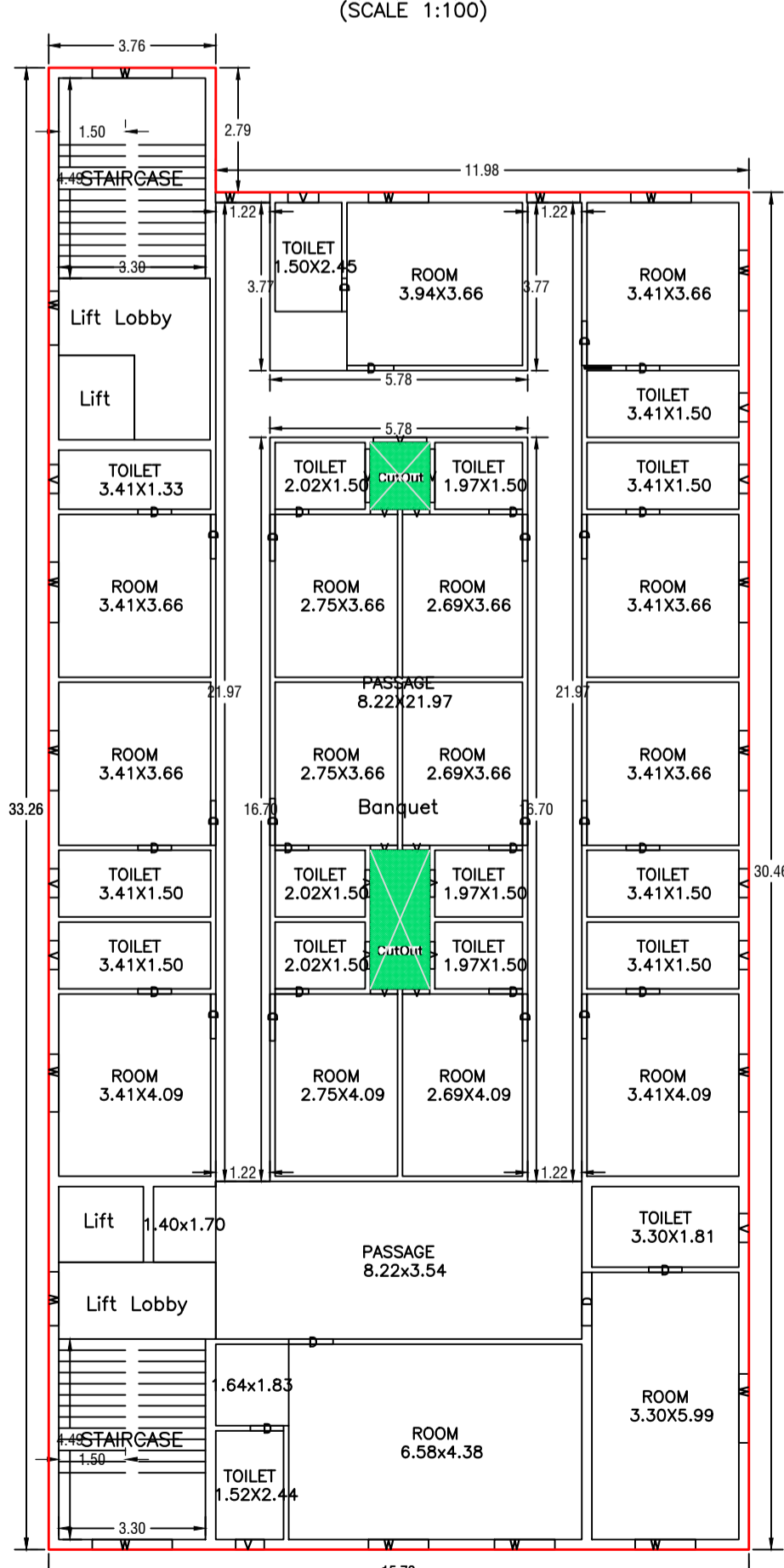
GROUND FLOOR PLAN (Proposed) (SCALE 1:100)



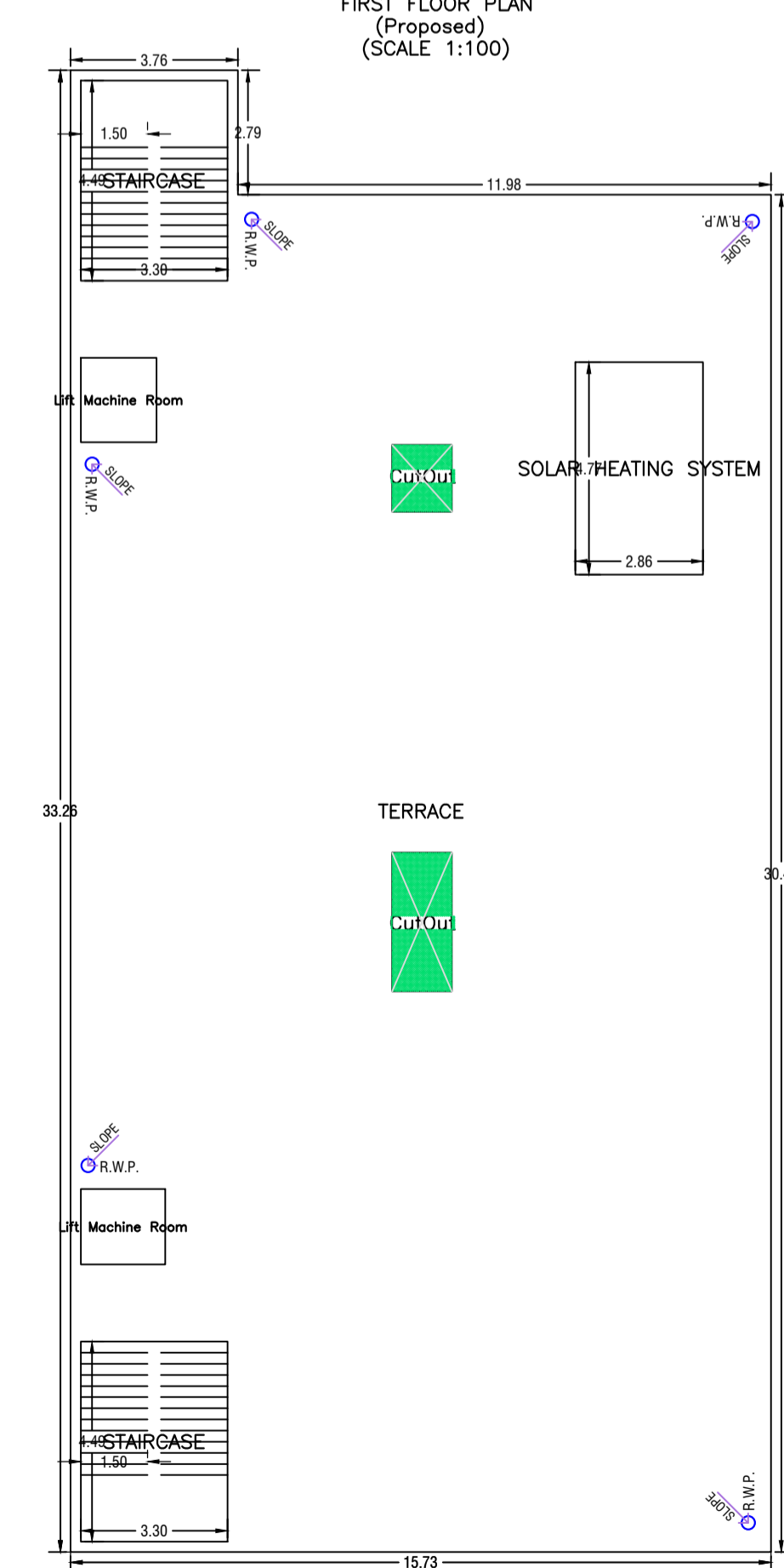
FIRST FLOOR PLAN (Proposed) (SCALE 1:100)



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

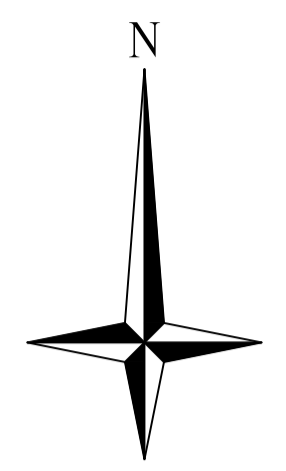
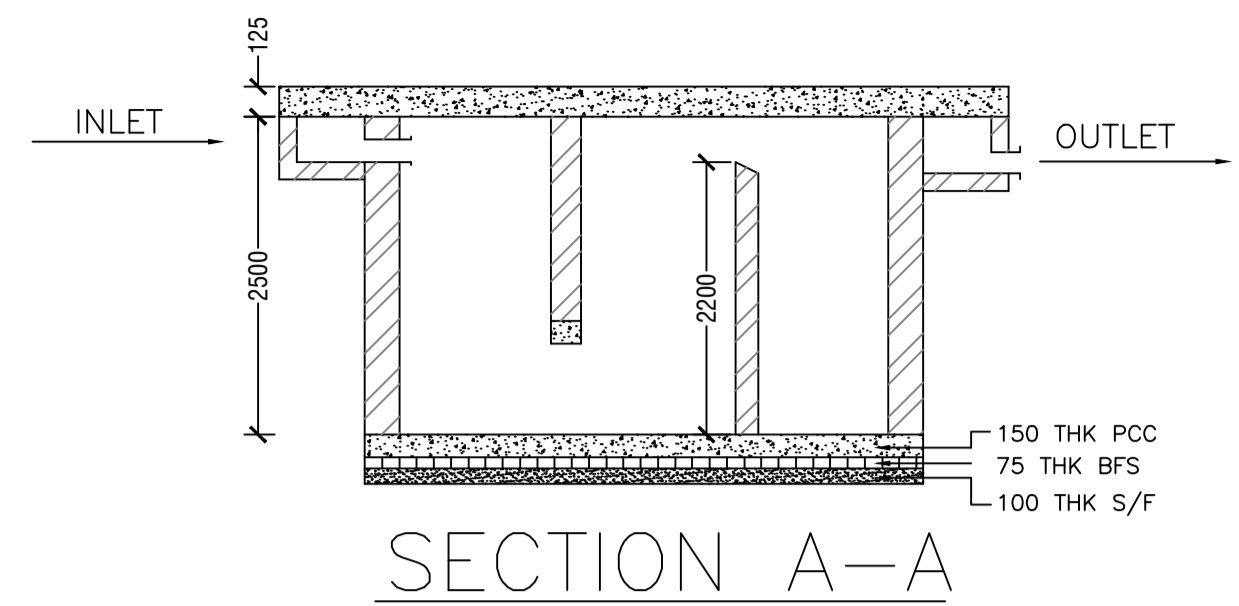
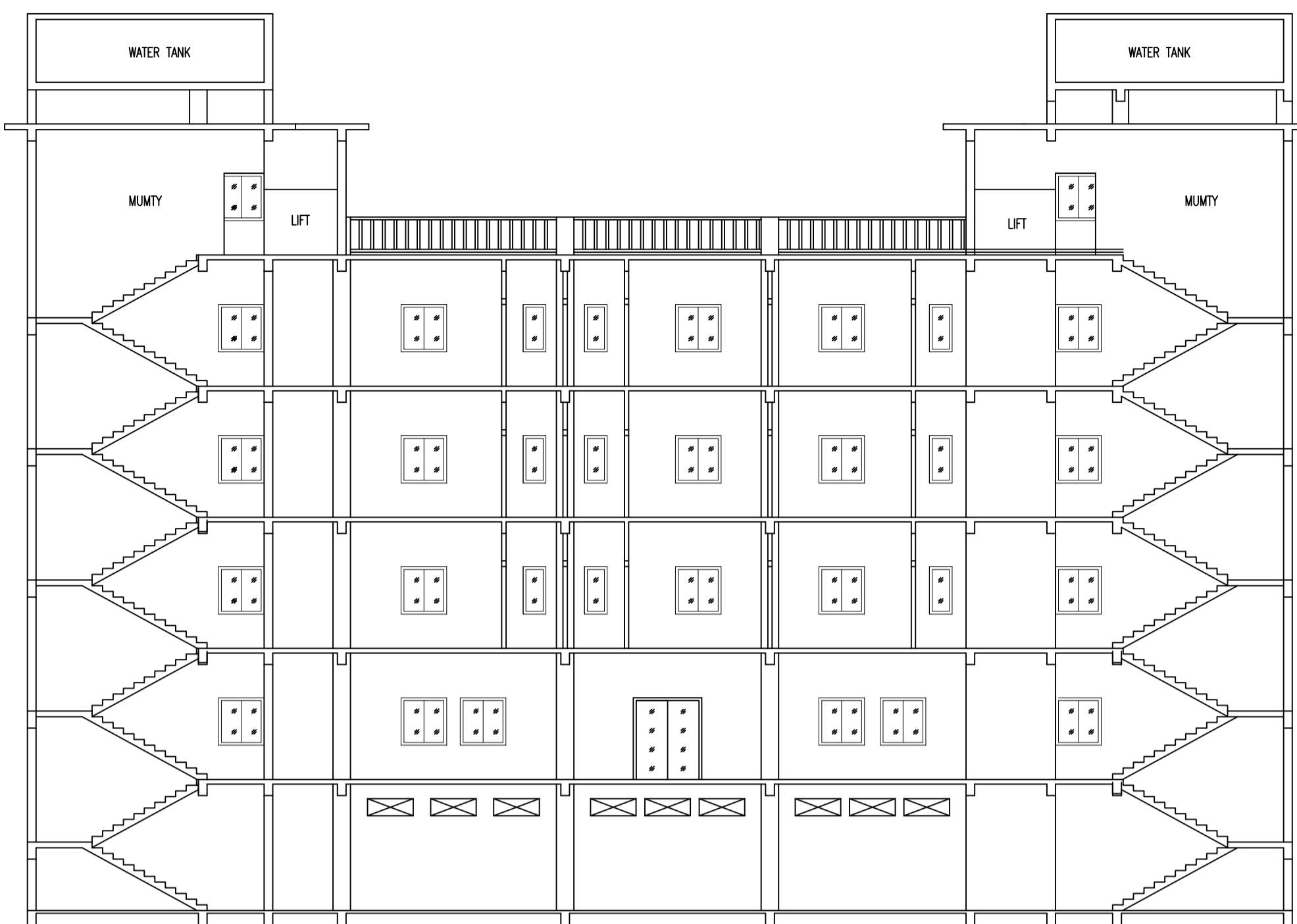
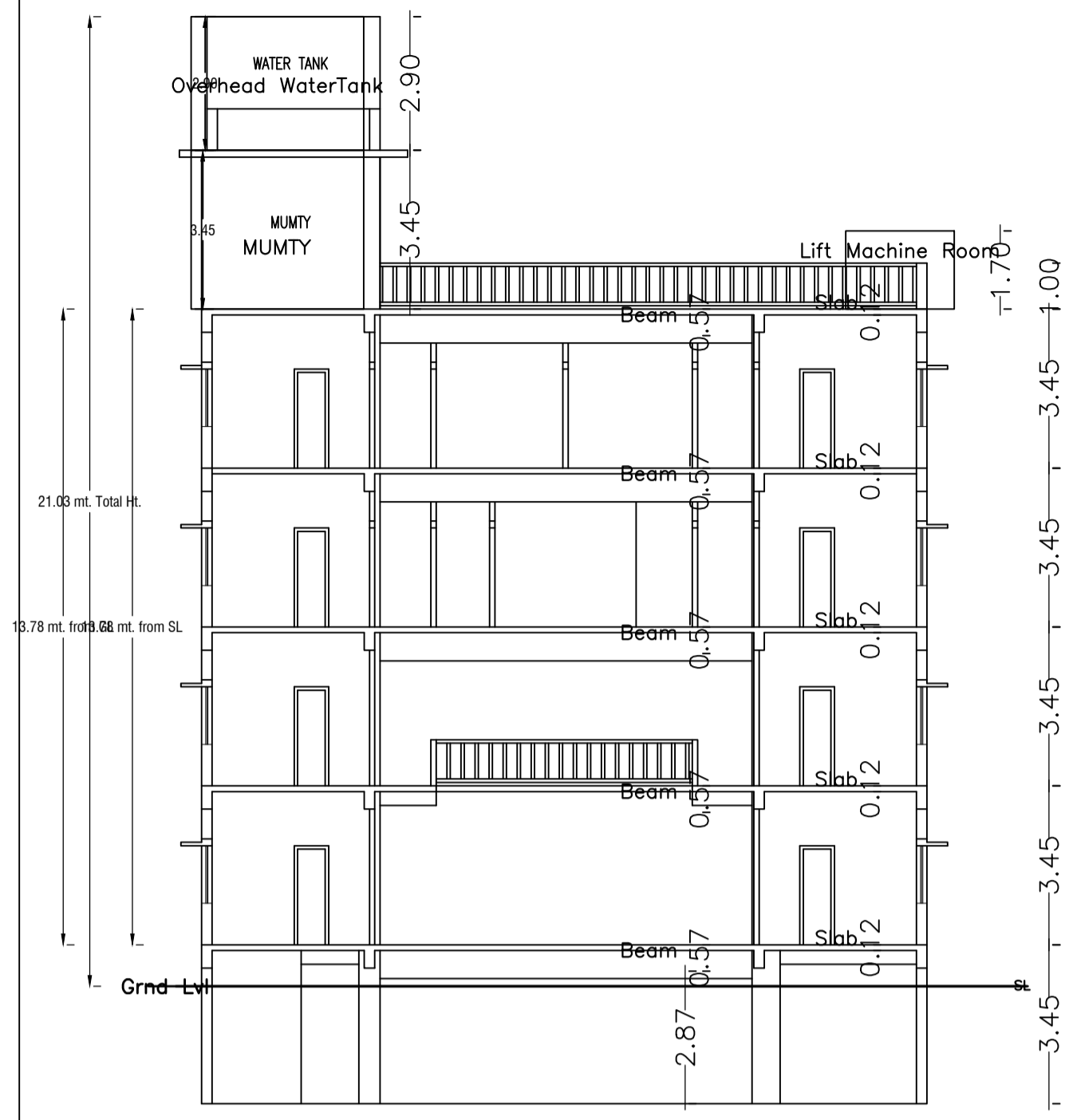


THIRD FLOOR PLAN (Proposed) (SCALE 1:100)



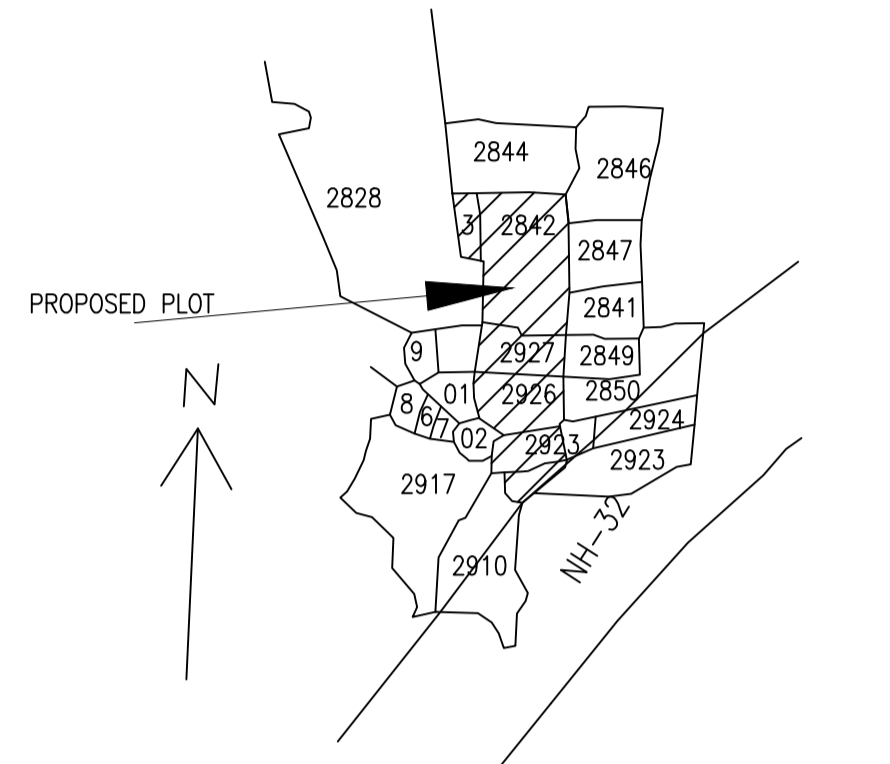
TERRACE FLOOR PLAN (SCALE 1:100)

LTP NAME AND SIGNATURE Ajit Kumar MADA/ENG/0013/2019	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
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Proposal Basic Information

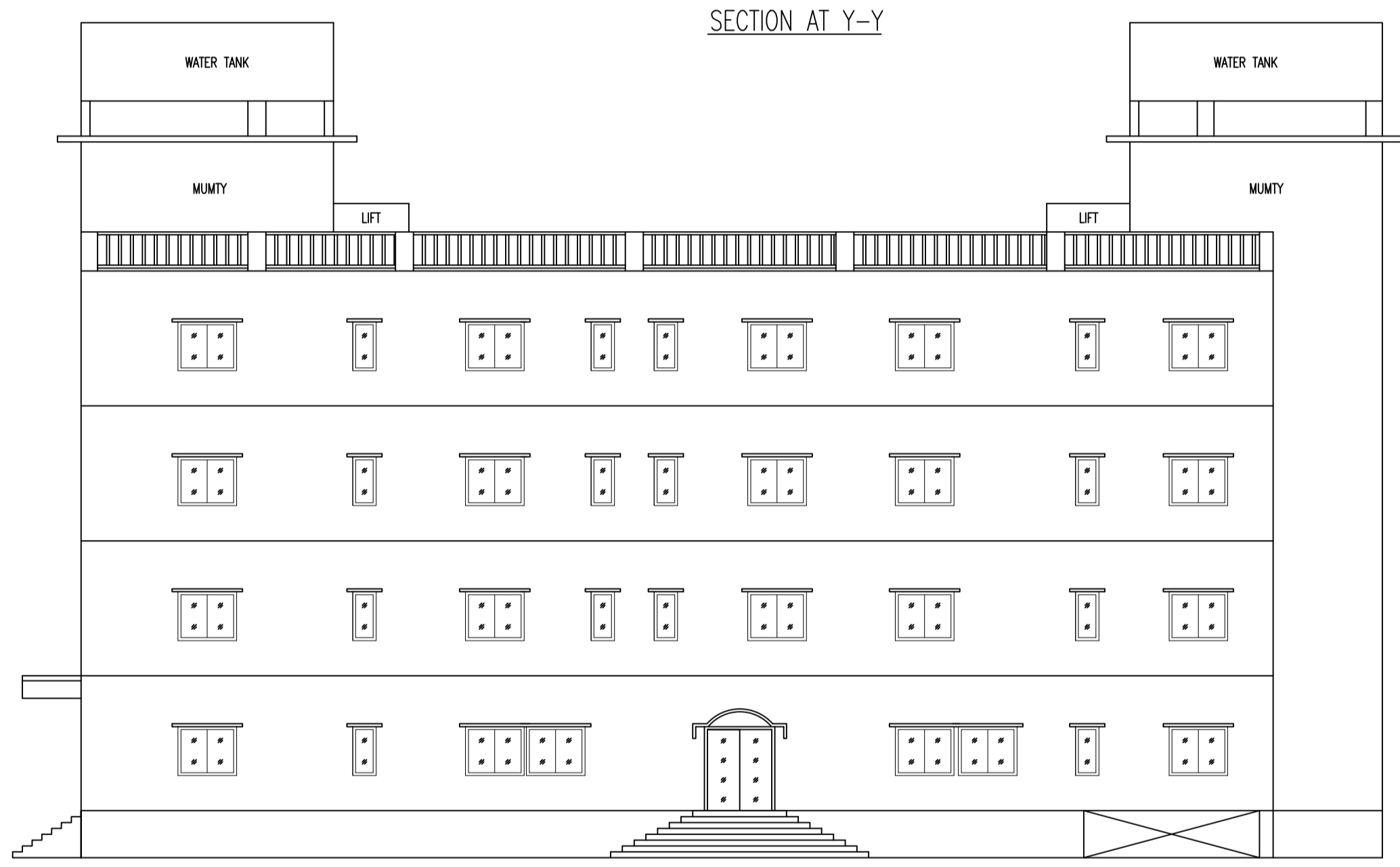
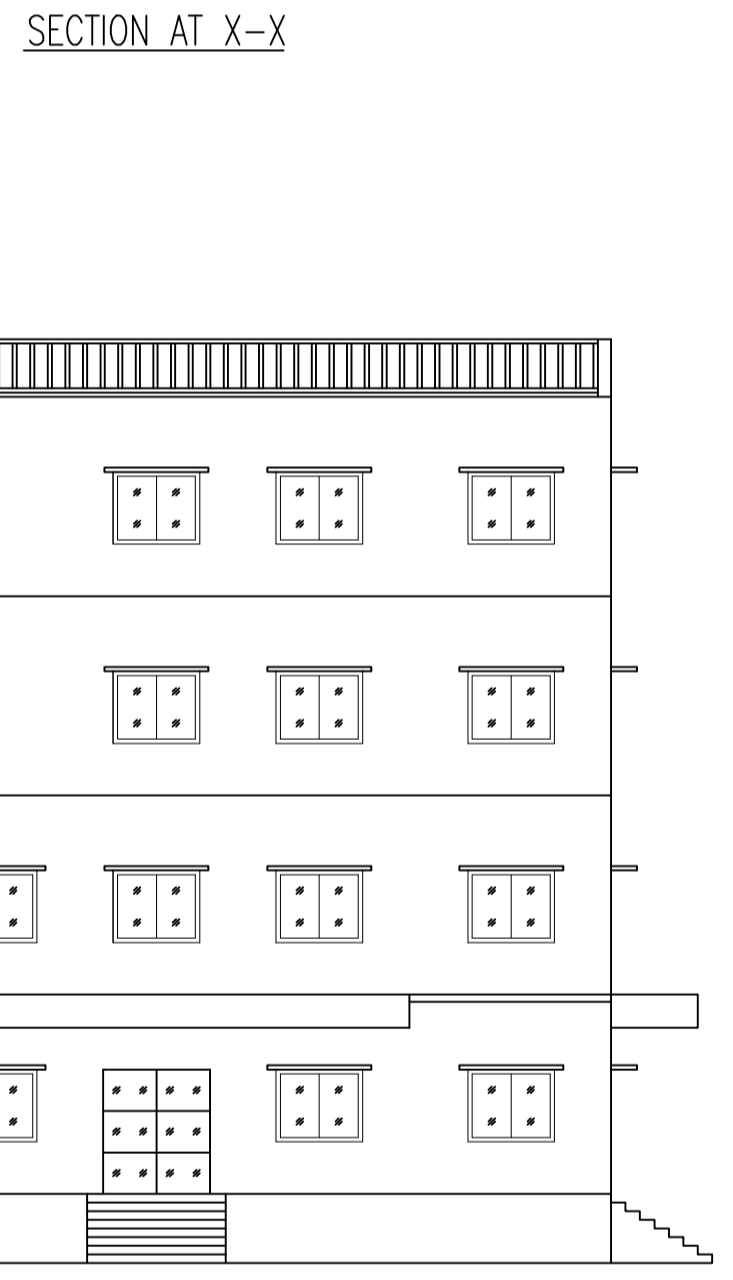
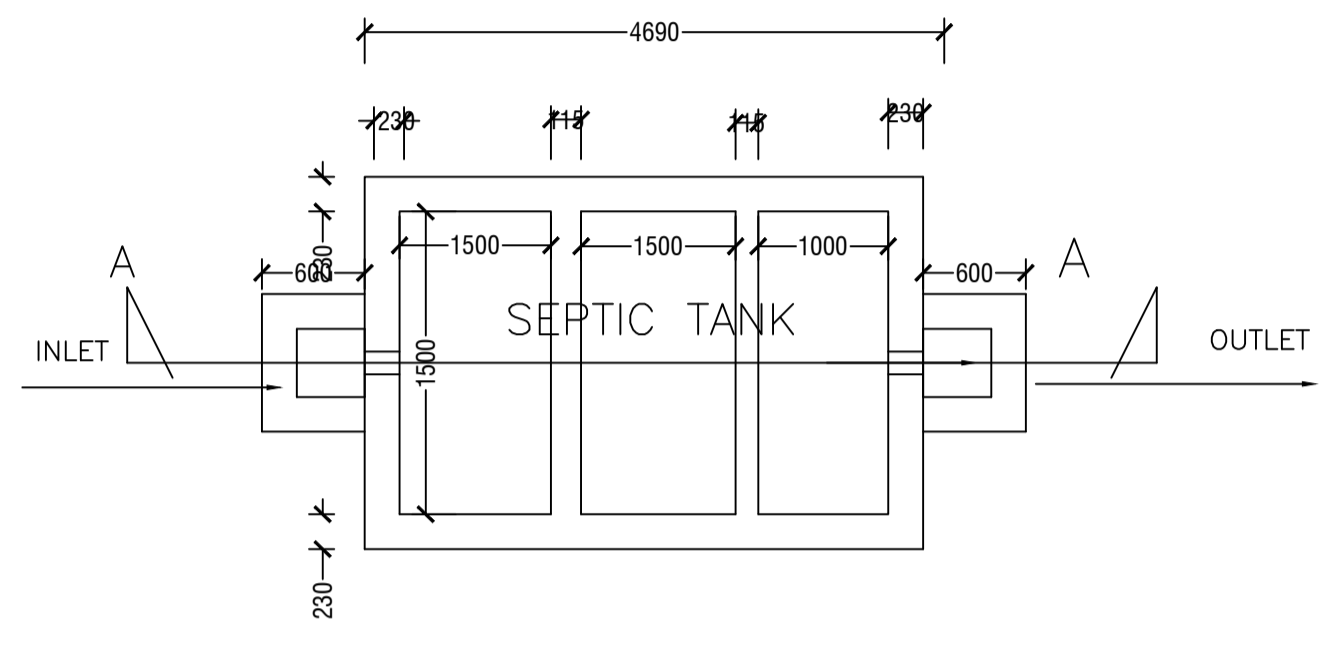
Proposal File No.	MADA/BP/0361/2023
Owner Name	Sanjey Singh
Khata No	New - 228, 230 & 331 (Old- 52 & 13)
Plot No	New - 2926, 2927, 2843, 2842, & 2923 (Old- 2835, 2836, 2837, 2841, 2843, 2842, 2849 & 2825)
Village Name	Lohpiti
Use	Mixed
SubUse	Mixed



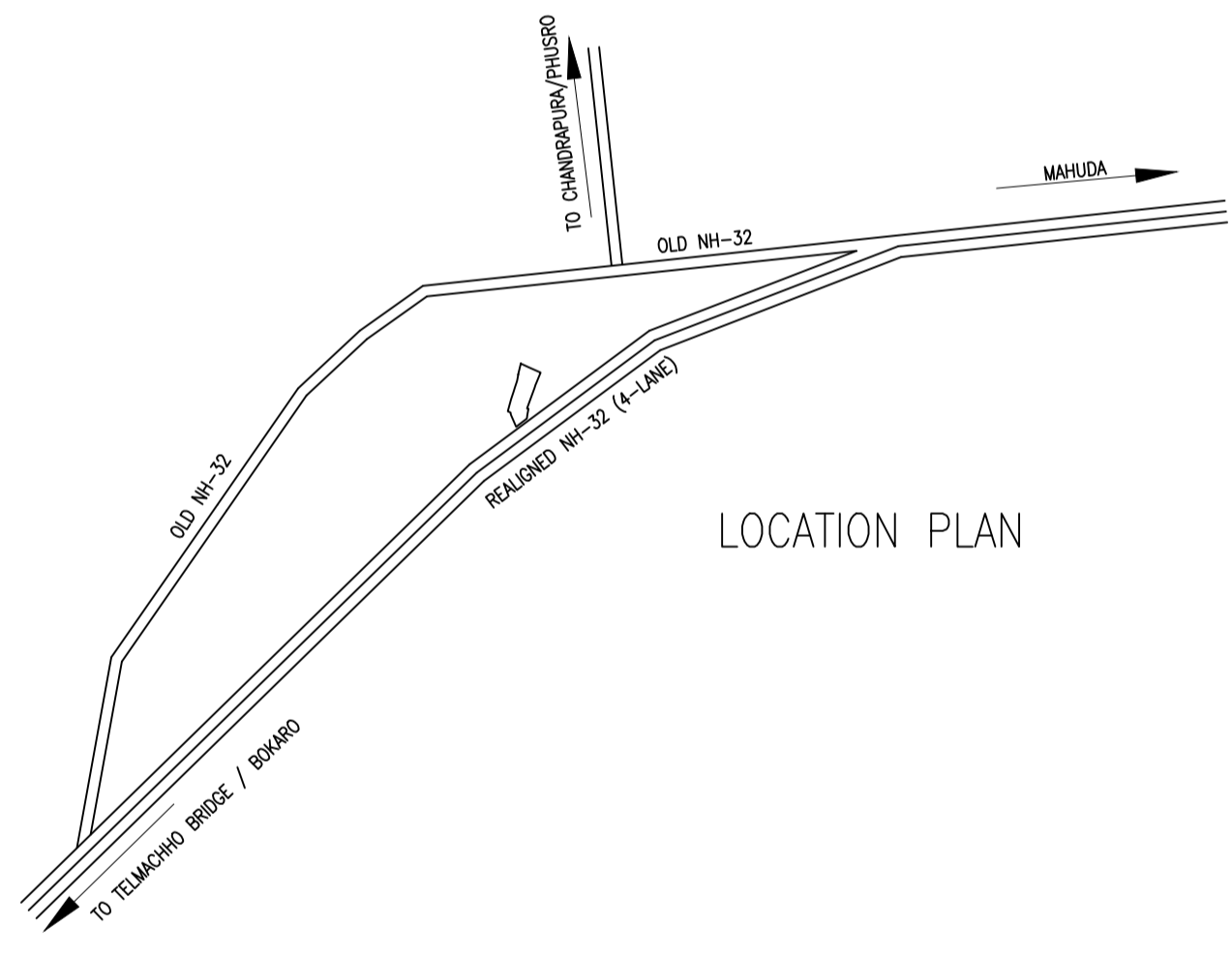
SECTION AT X-X

SECTION AT Y-Y

PLAN OF SEPTIC TANK



LOCATION PLAN



FRONT ELEVATION

LEFT SIDE ELEVATION

Building :B (B)

Floor Name	Gross Builtup Area	Deductions From Gross BUA/Area in Sq.mt.	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)	Proposed FAR Area (Sq.mt.)	Add Area In FAR (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Trmt (No.)
Basement Floor	489.75	0.00	489.75	6.45	453.68	0.00	29.63	29.63	00
Ground Floor	489.75	0.00	489.75	0.00	489.75	0.00	489.75	489.75	01
First Floor	489.76	113.97	375.79	6.45	0.00	369.34	0.00	369.34	01
Second Floor	489.76	2.00	487.76	6.45	0.00	481.31	0.00	481.31	01
Third Floor	489.76	6.15	483.61	6.45	0.00	477.16	0.00	477.16	01
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	2448.78	122.12	2326.66	25.80	453.68	1817.57	29.63	1847.19	04
Total Number of Same Buildings :	1								
Total :	2448.78	122.12	2326.66	25.80	453.68	1817.57	29.63	1847.19	04

SCHEDULE OF DOOR:

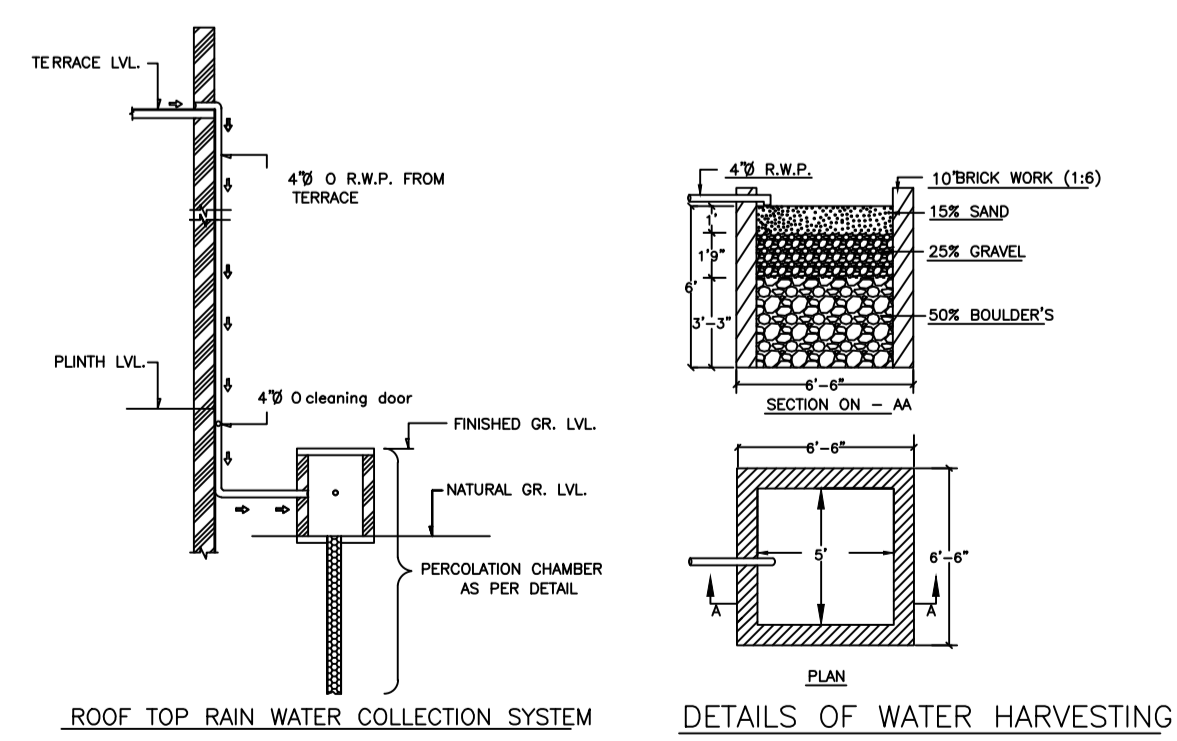
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
B (B)	D	0.75	2.10	36
B (B)	D	0.90	2.10	01
B (B)	D	1.00	2.10	26
B (B)	D	1.05	2.10	09
B (B)	D	1.20	2.10	04
B (B)	D	1.80	2.10	01
B (B)	D	1.85	2.10	01

SCHEDULE OF WINDOW/VENTILATION:

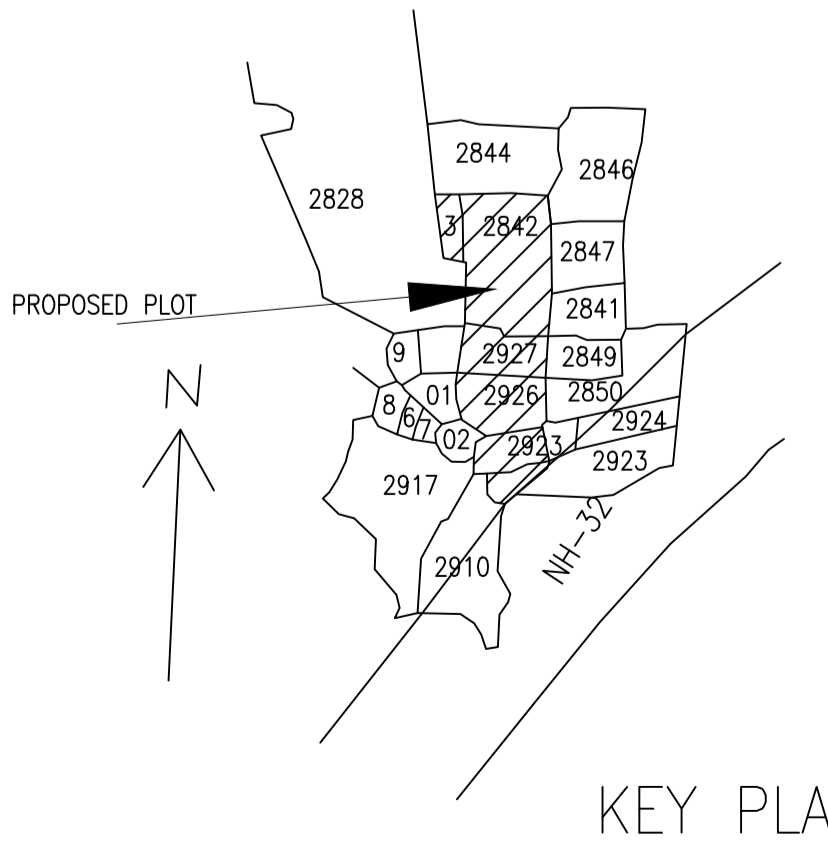
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
B (B)	V	0.60	1.20	02
B (B)	V	0.61	1.20	10
B (B)	V	0.64	1.20	02
B (B)	V	0.65	1.20	24
B (B)	V	0.69	1.20	02
B (B)	V	1.20	1.20	07
B (B)	W	1.20	1.20	02
B (B)	W	1.22	1.20	06
B (B)	W	1.23	1.20	04
B (B)	W	1.29	1.20	06
B (B)	W	1.34	1.20	06
B (B)	W	1.36	1.20	23
B (B)	W	1.54	1.20	03
B (B)	W	1.80	1.20	15

UnitBUA Table for Building :B (B)

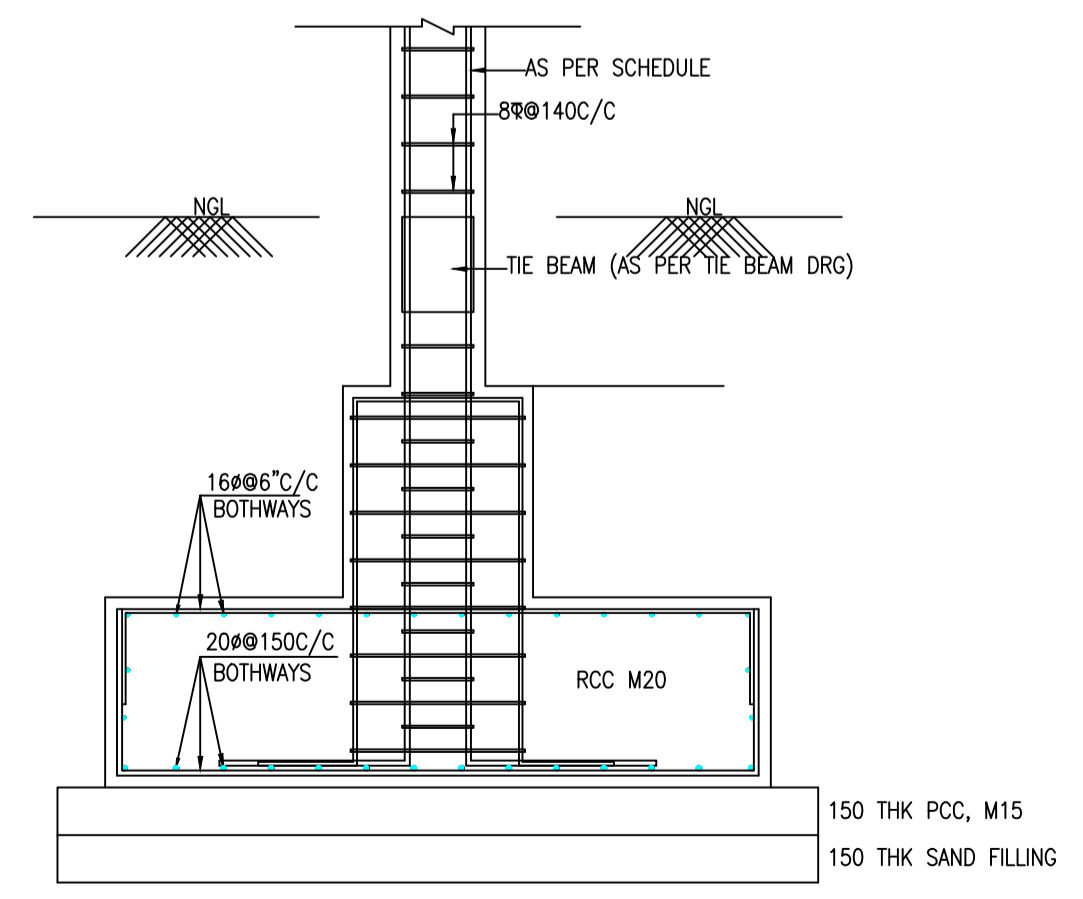
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	Banquet	SHOP	445.82	445.81	5	1
FIRST FLOOR PLAN	Mandap	SHOP	331.86	331.84	18	1
SECOND FLOOR PLAN	Banquet	SHOP	443.82	443.80	24	1
THIRD FLOOR PLAN	Banquet	SHOP	439.68	439.65	34	1
Total:	-	-	1661.18	1661.10	81	4



DETAILS OF RAIN WATER HARVESTING



KEY PLAN



TYPICAL SECTION OF FOUNDATION

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
Ajit Kumar MADA/ENG/0013/2019			