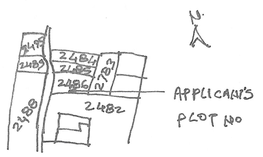
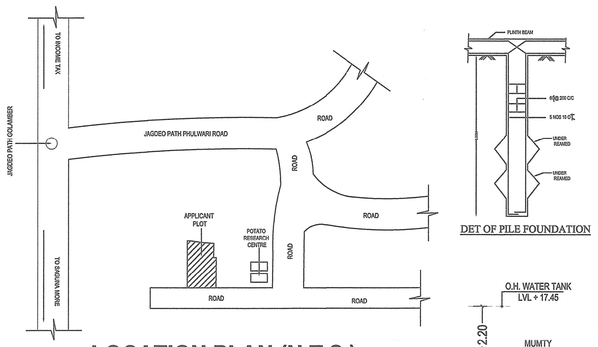


TYPICAL DETAILS OF STAIR



KEY PLAN
SCALE – 1" = 330'-0"

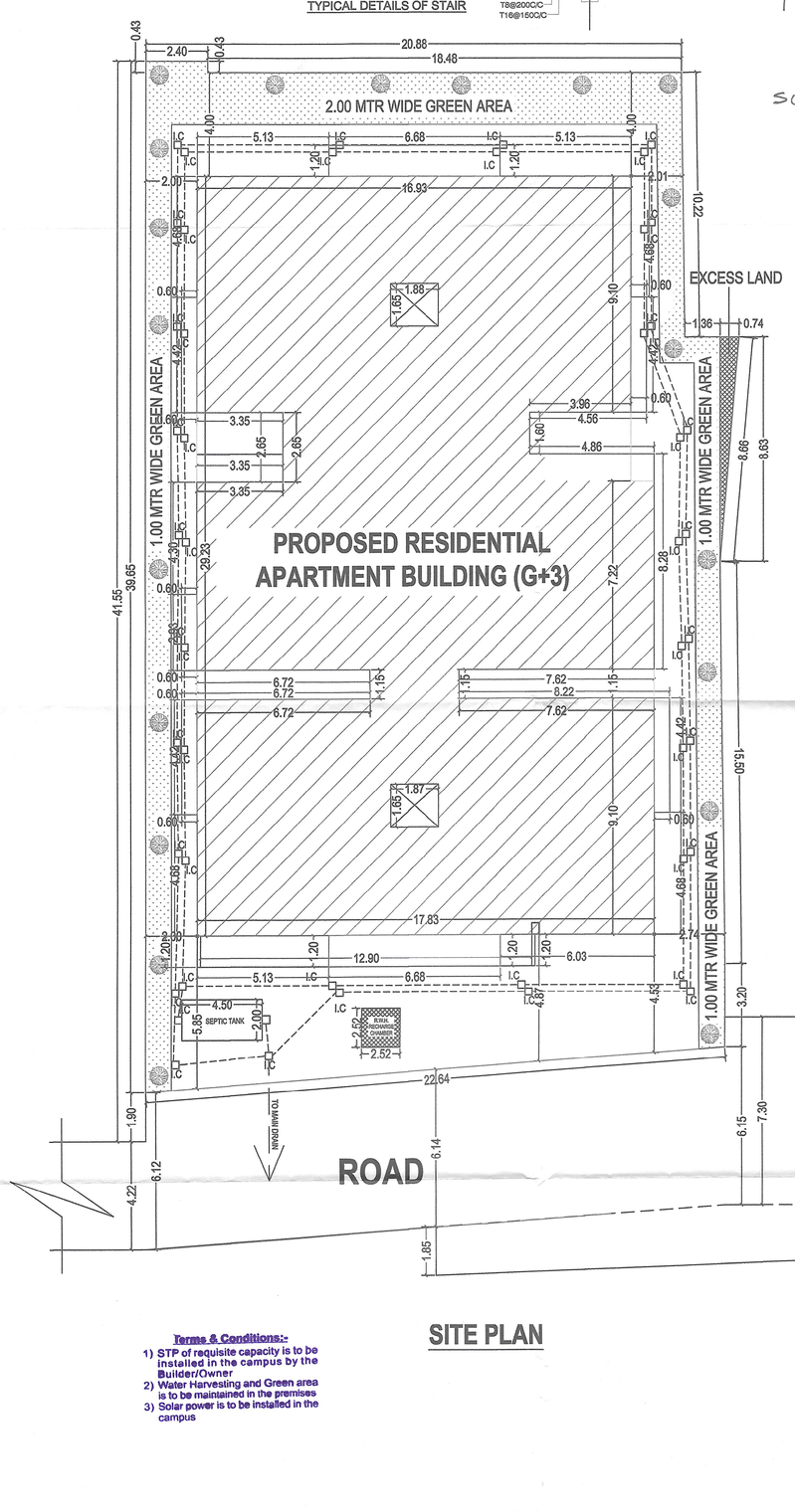


LOCATION PLAN (N.T.S.)

DET OF PILE FOUNDATION



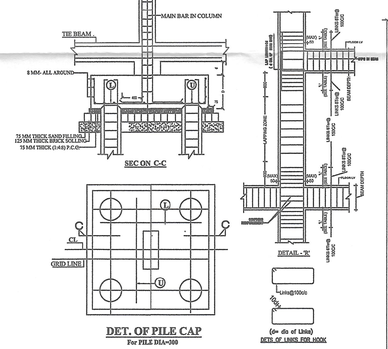
ELEVATION SIDE (NORTH SIDE)

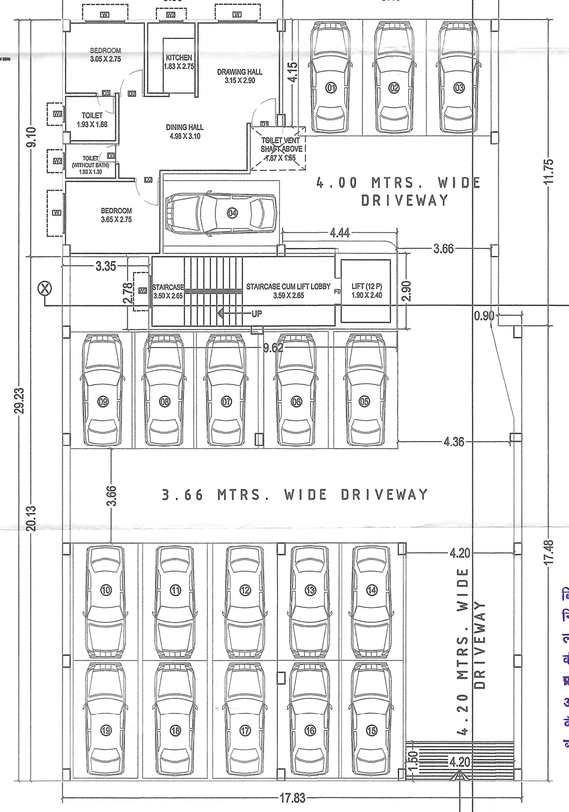


SITE PLAN

Terms & Conditions:-

1) STP of requisite capacity is to be installed in the campus by the Builder/Owner
2) Water Harvesting and Green area is to be maintained in the premises
3) Solar power is to be installed in the campus





GROUND FLOOR PLAN

PARKING CALCULATION

1. TOTAL BUILT UP AREA = 1522.55 SQM.
   REQU. PARKING :-
   25 % OF TOTAL B.U.A. (1) = 25% OF 1522.55 = 380.64 SQM
2. PARKING SPACE PROVIDE ON GROUND FLOOR = 421.87 SQM
3. TOTAL PARKING PROVIDED = 421.87 SQM

RAIN WATER HARVESTING CALCULATION

REQUIRED AREA FOR RECHARGING PIT
= 6M³/100 SQ.M OF ROOF AREA
= FOR 497.94 SQM. = 497.94 / 100X6 = 29.88 M³
= PROVIDED 2 NOS. OF RECHARGING PIT=(2.52 X 2.52 X 5) (MTRS.) =31.75 CU. MTRS.

WATER TANK CALCULATION

TOTAL NO. OF FLATS = 19 NOS.
ONE FLAT REQU. 6 PERSONS
TOTAL NO. OF PERSONS = 114 PERSONS
ONE PERSON REQUIRES 135 LTRS.
TOTAL REQUIRED WATER 135 X 114 = 15390.00 LTRS. / DAY
TOTAL REQU. AREA OF WATER TANK = 15390.00/1000LTR = 15.39 CU LTR
WATER TANK SIZE=(6.97 X 2.65 X 1.20) = 22.16 CU LTR

TOTAL VOL. OF TANK PROVIDED = 27.71 CU. LTRS.

SEPTIC TANK CALCULATION

TOTAL NO. OF FLATS	= 19 NOS.
ONE FLAT REQU.	= 6 PERSONS
TOTAL NO. OF PERSONS	= 114 PERSONS
ONE PERSON REQU. VOLUME	= 0.085 CU.M./DAY
TOTAL REQU. SLUDGE VOLUME = 114 X 0.085 = 9.69 CU.M. / DAY	
VOLUME OF REQU. SEPTIC TANK	= 9.69 CU.MTR.
DIMENSIONS OF PROVIDED SEPTIC TANK = (4.50 X 2.00 X 1.50)	= 12.00 CU.MTR.
TOTAL	= 13.50 CU.MTR.

AREA STATEMENT

TOTAL PLOT AREA AS / DEED	= 890.63 SQM
1. GROSS PLOT AREA AS / SITE	= 851.24 SQM
2. EXCESS LAND AS PER SITE	= 3.19 SQM
3. NET PLOT AREA AS / SITE	= 848.06 SQM
NET TOTAL PLOT AREA AS / SITE	= 848.06 SQM

FLOOR	B/U AREA
GROUND FLOOR	88.49 SQM
FIRST FLOOR	488.88 SQM
SECOND FLOOR	482.60 SQM
THIRD FLOOR	482.60 SQM
TOTAL	1522.55 SQM

F.A.R. = 1522.55 / 848.06 = 1.80

GREEN AREA CALCULATION

TOTAL NET PLOT AREA = 848.06 m²
GREEN AREA REQUIRED @10% OF NET PLOT = 84.80 SQM
TOTAL GREEN AREA PROVIDED = 116.75 m².

SCHEDULE OF DOORS & WINDOWS

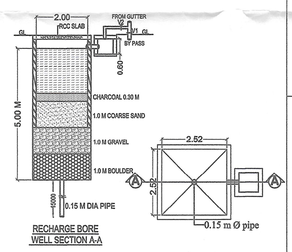
SL.NO.	TYPE	WIDTH	SILL.	HEIGHT
1.	D1	1.05	0.00	2.15
2.	D2	1.00	0.00	2.15
3.	D3	0.75	0.00	2.15
4.	SD1	2.45	0.00	2.40
5.	W	1.50	0.75	1.65
6.	W1	1.20	0.75	1.65
7.	W2	0.90	1.05	1.35
8.	W3	0.45	1.67	0.88
9.	RS	2.45	0.00	2.15

SPECIFICATION

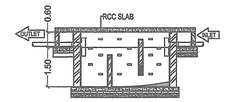
01) **FOUNDATION :-**
R.C.C. PILE FOUNDATION AS/STRUCTURAL DESIGN.
02) **SUPER STRUCTURE :-**
R.C.C. FRAMED STRUCTURE AS/STRUCTURAL DESIGN.
03) **BRICKWORK :-**
250 TH. & 125 TH 1st CLASS BRICKWORK IN C.M. 1:6 &1:5 AS/DESIGN.
04) **FLOORING :-**
VITRIFIED TILE FLOORING IN GREY CEMENT .
05) **WALL FINISH :-**
(i) INTERNAL - ALL INTERNAL SURFACE SHALL BE PAINTED WITH CEMENT PRIMER OVER FLOAT FINISH OF P.O.P. SURFACE.
(ii) EXTERNAL - ALL EXTERNAL SURFACE SHALL BE PAINTED WITH EXTERIOR GRADE EMULSION PAINT OVER PRIMER.
06) **DOOR :-**
(i) FRAME - 65X100 MM TH. SAL WOOD DOOR FRAME.
(ii) SHUTTER-30 MM TH. SOLID CORE FLUSH DOOR OF I.S.I. MARK AS/DESIGN
07) **WINDOW:-**
(i) FRAME - 65X100 TH. SAL WOOD/ALUMINIUM WINDOW FRAME.
(ii) SHUTTER- FULLY GLAZED HARD WOOD/ ALUMINIUM WINDOW SHUTTER AS/DESIGN.
08) **TOILETS :-**
(i) FLOORING - CERAMIC TILES FLOORING .
(ii) WALLS - CERAMIC TILES DADO UP TO 2100 MM HT.
(iii) SANITARY WARE - WHITE GLAZED VITREOUS (I.S.I. MARK)
(iv) FITTING - CHROMIUM PLATED C.P.FITTINGS (I.S.I. MARK)
09) **ELECTRICAL :-**
(i) ALL INTERNAL WIRING IN CONCEALED CONDUITS WITH COPPER CONDUCTOR.
(ii) ALL ELECTRICAL MODULAR SWITCHES OF I.S.I MARK.
(iii) ADEQUATE LIGHTING/POWER POINT SOCKETS AS/ DESIGN & DRAWING.
10) **WATER SUPPLY :-**
ROUND THE CLOCK WATER SUPPLY BY MEANS OF OWN BORING & OVERHEAD TANK.

PROJECT DETAILS

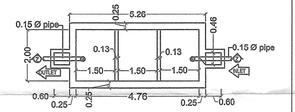
PROPOSED **"G+3 RESIDENTIAL APARTMENT"** FOR
DEVELOPER : TANISHA HOUSING PRIVATE LIMITED
DIRECTOR SANJAY KUMAR
LAND OWNERS :
PROPOSED RESIDENTIAL BUILDING FOR
1.SRI MANOHAR RAI S/O - LATE RAMRUP RAI
2.SRI KRISHNA PRASAD RAI S/O - LATE RAMGATI RAI
3.SRI PANCHHI RAI S/O - LATE RAMGATI RAI
4. SRI SHARMA RAI S/O - LATE RAMGATI RAI
AT SURVEY PLOT NO. 2488,THANA NO- 20,
THANA - PHULWARI, KHATA NO- 236,
MAUZA- DHANAUT, SITUATED AT
MAHUABAGH, PATNA.



RECHARGE BORE WELL SECTION A-A



SECTION ON Z-Z



PLAN OF SEPTIC TANK.

बिल्डर/प्रोमोटर/भू-स्वामी/संबंधित वास्तुविद/अभियंता को निर्देश दिया जाता है कि भवन के निर्माण तथा उपयोग में लाने के पूर्व आवासीय/व्यवसायिक कम्पलेक्स में सुरक्षा की दृष्टि से, प्रवेश द्वार निकास द्वार, सीढ़ी, लिफ्ट, पार्किंग प्रत्येक फ्लोर, गेट के बाहर की ओर लोकेशन के साथ तथा अन्य वांछित महत्वपूर्ण स्थानों पर उच्च मानक के C.C.T.V. कैमरा का अधिष्ठापन करेंगे अन्यथा संबंधित एक्ट एवं बाईलॉज के सुसंगत धाराओं के तहत् कारवाई किया जायेगा।

NORTH :	SCALE	DRG.NO.
	1:100	01/02

TANISHA HOUSING PVT. LTD.
Director
SIGN. OF BUILDER

SIGN. OF OWNER(S)

ANAND KUMAR
(EMPANELED ARCHITECT)
EMPANELMENT NO.-A/0116/15
PATNA MUNICIPAL CORPORATION
M/307/2023
SIGN. OF ARCHITECT

PATNA MUNICIPAL CORPORATION
PATNA REGIONAL DEVELOPMENT AUTHORITY (DISSOLVED)
PRDHANAUT/PRN-GH3/408/2021
Case No.....20.....
Sanction of Plan Accorded under Section 315, 316 & 317 of the Bihar Municipal Act 2007 by the Municipal Commissioner, Patna on.....
Date 28/08/2023
SANCTION OF PLAN ACCORDED

निदेशक
शहरी योजना
पटना नगर निगम, पटना
29/01/24

अतिरिक्त नगर आयुक्त
शहरी योजना
पटना नगर निगम

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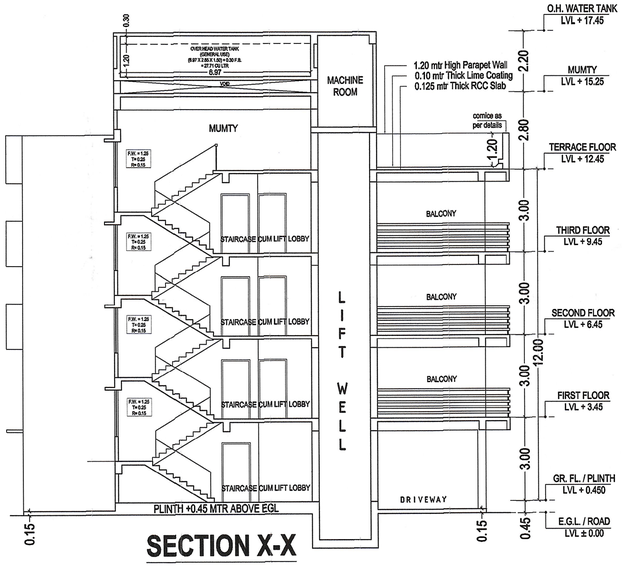
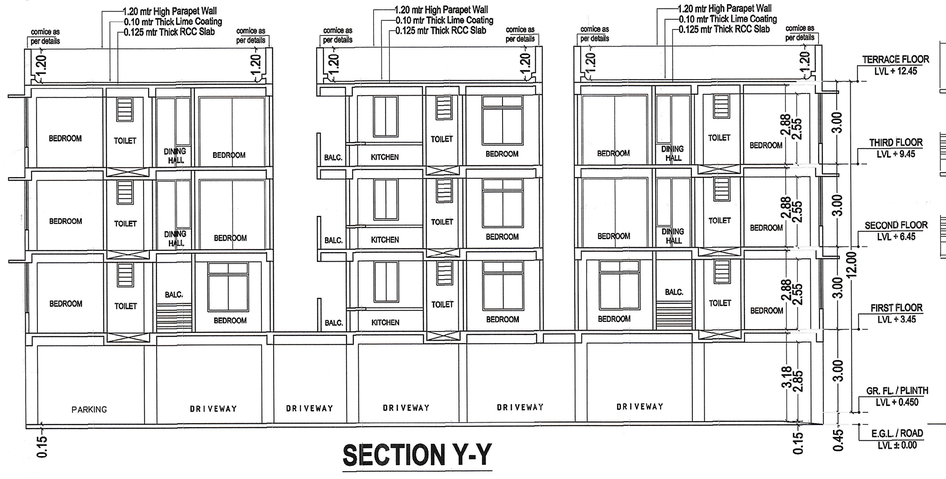
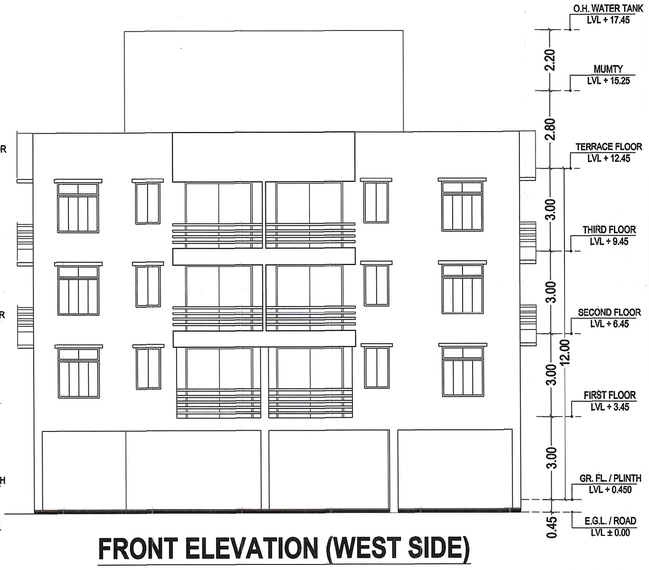


SECTION X-X



SECTION Y-Y



FRONT ELEVATION (WEST SIDE)

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3.SRI PANCHHI RAI S/O - LATE RAMGATI RAI
4. SRI SHARMA RAI S/O - LATE RAMGATI RAI
AT SURVEY PLOT NO. 2486,THANA NO- 20,
THANA - PHULWARI, KHATA NO- 236,
MAUZA- DHANAUT, SITUATED AT
MAHUABAGH, PATNA.

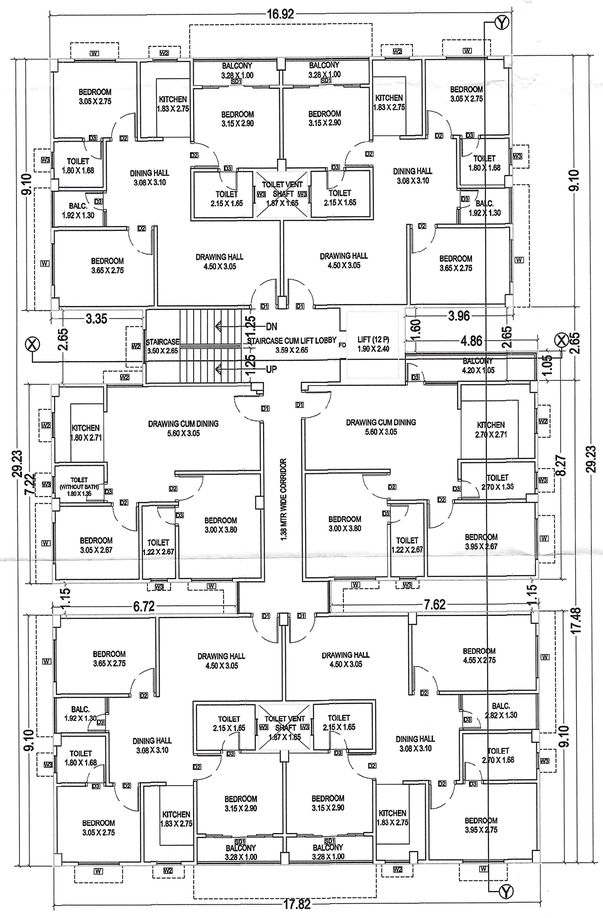
NORTH :

SCALE	DRG.NO.
1:100	02/02

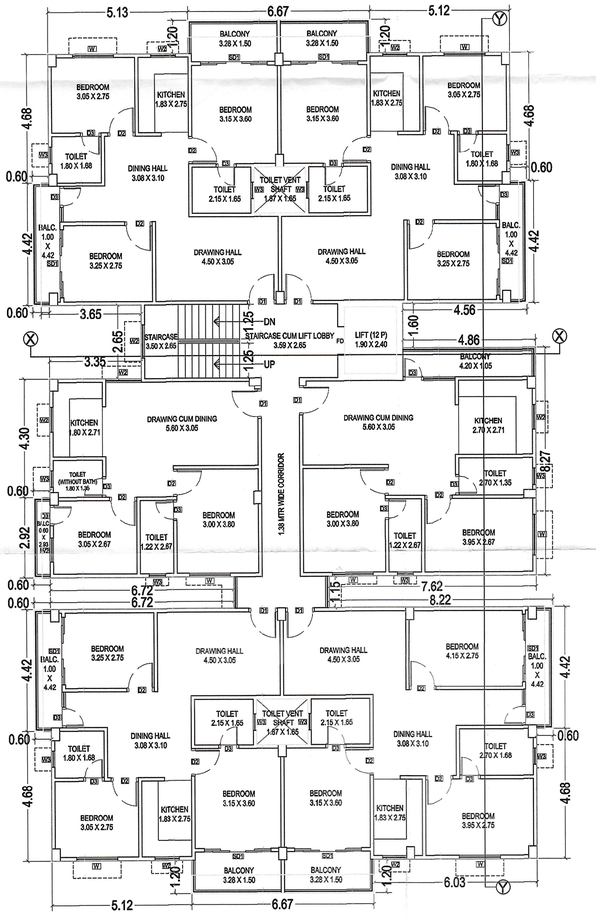
TANISHA HOUSING PVT. LTD.
Director
SIGN. OF BUILDER

SIGN. OF OWNER(S)

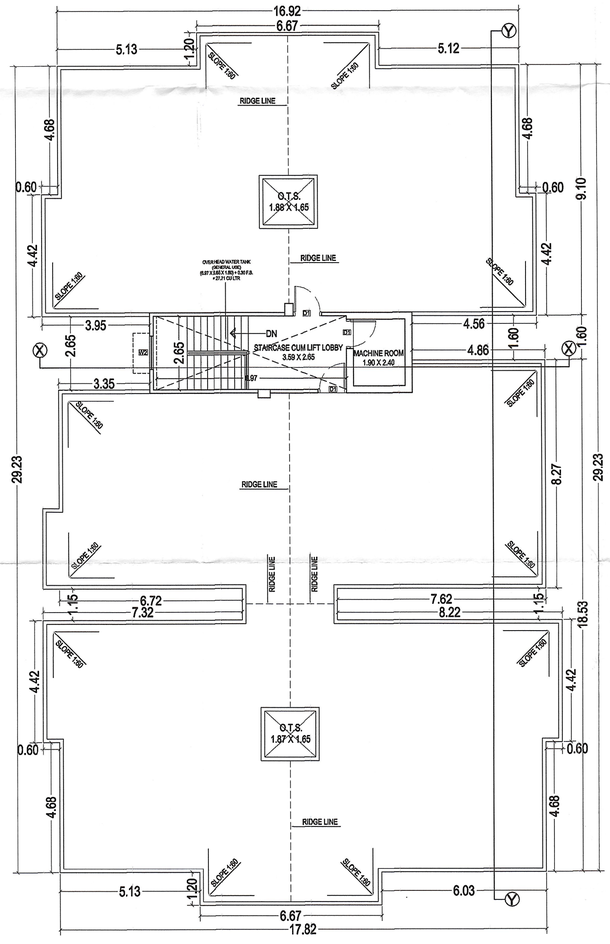
ANAND KUMAR
(EMPANELED ARCHITECT)
EMPANELMENT NO.-ARI/0115
PATNA MUNICIPAL CORPORATION
A/1/2017
SIGN. OF ARCHITECT



FIRST FLOOR PLAN



2nd & 3rd FLOOR PLAN



TERRACE FLOOR PLAN

PATNA MUNICIPAL CORPORATION
PATNA REGIONAL DEVELOPMENT AUTHORITY (DISSOLVED)
PDHANAUT/PRN-G+3/1408/2023
Case No.....20.....
Sanction of Plan Accorded under Section 315, 316 & 317 of the Bihar Municipal Act 2007 by the Municipal Commissioner, Patna on.....
Date.....28/08/2023.....
SANCTION OF PLAN ACCORDED

निदेशक
नगरी योजना
पटना नगर निगम, पटना