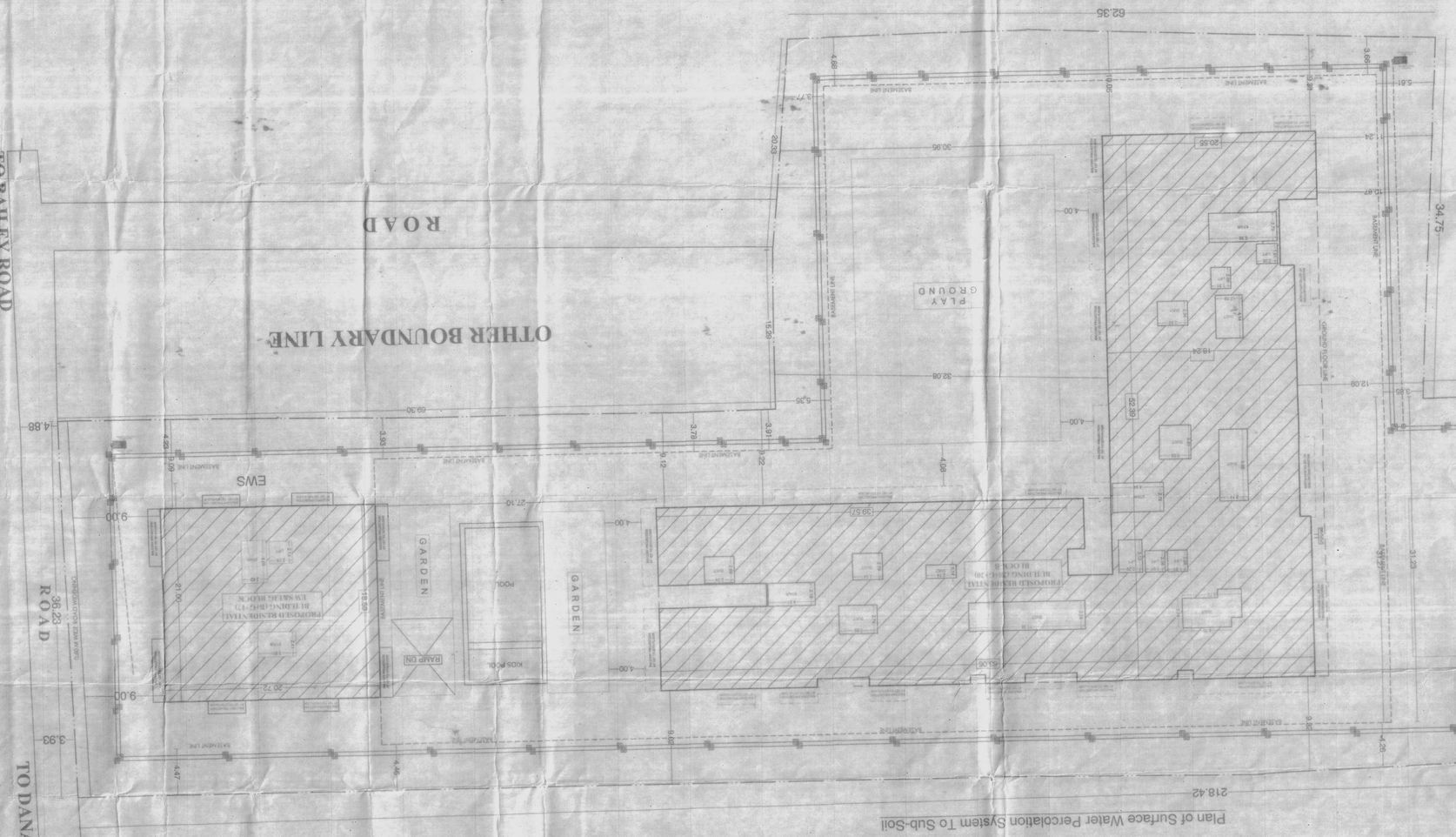
SITE PLAN
(SCALE 1:200)



PROJECT DETAILS:-

PROPOSED COMMERCIAL CUM RESIDENTIAL BUILDING PLAN
AT MOHALLA- PANCHSHILNAGAR, DANAPUR (PATNA)

P.S - DANAPUR
MAUZA - DANAPUR
S. PLOT NO - 838
KHATA NO - 720
T-HANA NO - 21
DISTT.- PATNA

NAME OF OWNER:-

1. SRI RAMESH CHANDRA SINHA
2. SRI RAJESH CHANDRA SINHA
3. SRI SIDDHARTHA CHANDRA
4. SMT. DHARM SHILA SINHA
5. SMT. SHOBHA SINHA
- W/O - SRI RAJESH CHANDRA SINHA
6. SRI ARUN KR SINHA
7. SRI VINOD KR SINHA
8. M/S UTAN CONSTRUCTION (Partner- Sh Sanjay Kr Sinha)

NAME OF BUILDERS

M/S NUTAN CONSTRUCTION
PARTNERS- SRI SANJAY KUMAR SINHA
S/O - SRI DHARMENDRA PRASAD SINGH

ER. PANKAJ KR. KIRAN
(Empanelled Engineer)
BAP No.-BR/EPC/EE/220-0012
UDHD,GOVT OF BIHAR

SIGNATURE OF ARCH./ENG

For Nutan Construction
Partners
SHAILESH RANJAN
STR
BAP No.-BR/EPC/EE/2010
UDHD, PATNA (BIHAR)

SIGNATURE OF OWNER | SIGNATURE OF STR. ENG

Shailesh Ranjan
Structural Engineer
Reg No. 2010

Sanjay Kumar Sinha
Architect
Reg No. 2012

19/06/07

Nagar Parishad Danapur Nizamat
J.E.

01/07

AREA CALCULATION

TOTAL PLOT AREA (AS/DEED)	=	9999.27 SQM
NET PLOT AREA (AS/POSSESSION)	=	9998.93 SQM
AREA LEFT FOR ROAD WIDENING	=	21.34 SQM
NET PLOT AREA	=	9977.19 SQM

TOWER -A (COMMERCIAL)

BASEMENT FLOOR B/U	AREA	= 620.77 SQMT
GROUND FLOOR B/U	AREA	= 657.76 SQMT
FIRST FLOOR BUILT UP	AREA	= 657.76 SQMT
SECOND FLOOR BUILT UP	AREA	= 657.76 SQMT
THIRD FLOOR BUILT UP	AREA	= 657.76 SQMT
TOTAL FLOOR BUILT UP	AREA	= 2811.80 SQMT

TOWER - B RESIDENTIAL

BASEMENT-02 FLOOR B/U	AREA	= 27.71 S.QMT
BASEMENT-01 FLOOR B/U	AREA	= 27.71 S.QMT
GROUND FLOOR B/U	AREA	= 206.04 S.QMT
FIRST FLOOR BUILT UP	AREA	= 1540.72 S.QMT
SECOND FLOOR BUILT UP	AREA	= 1540.72 S.QMT
THIRD FLOOR BUILT UP	AREA	= 1540.72 S.QMT
FOURTH FLOOR BUILT UP	AREA	= 1540.72 S.QMT
FIFTH FLOOR BUILT UP	AREA	= 1540.72 S.QMT
SIXTH FLOOR BUILT UP	AREA	= 1540.72 S.QMT
SEVENTH FLOOR BUILT UP	AREA	= 1540.72 S.QMT
EIGHTH FLOOR BUILT UP	AREA	= 1540.72 S.QMT
NINETH FLOOR BUILT UP	AREA	= 1540.72 S.QMT
TENTH FLOOR BUILT UP	AREA	= 1540.72 S.QMT
ELEVENTH FLOOR BUILT UP	AREA	= 1540.72 S.QMT
TWELFTH FLOOR BUILT UP	AREA	= 1540.72 S.QMT
THIRTEENTH FLOOR BUILT UP	AREA	= 1540.72 S.QMT
FOURTEENTH FLOOR BUILT UP	AREA	= 1540.72 S.QMT
FIFTEENTH FLOOR BUILT UP	AREA	= 1540.72 S.QMT
SIXTEENTH FLOOR BUILT UP	AREA	= 1540.72 S.QMT
SEVENTEENTH FLOOR BUILT UP	AREA	= 1540.72 S.QMT
EIGHTEENTH FLOOR BUILT UP	AREA	= 1540.72 S.QMT
NINETEENTH FLOOR BUILT UP	AREA	= 1540.72 S.QMT
TOTAL FLOOR BUILT UP	AREA	= 31075.86 S QMT

TOTAL BUILT-UP AREA :

TOWER-A + TOWER-B
= 2811.80 + 31075.86 = 33887.76 SQ. MT.

FAR CALCULATION :

TOTAL BUILT-UP AREA / TOTAL PLOT AREA
= 33887.76 / 9977.19 SQ.MT. = 3.38

FAR CALCULATION WITH EWS=
(33887.76+6420.52)/ 9977.19= 4.02

TOTAL PLOT AREA = 9977.19 SQM.
ROAD WIDENING AREA = 21.34 SQM.
NET PLOT AREA = 9955.85 SQM.

FOR COMMERCIAL:

PARKING AREA REQUIRED @ 15%
TOTAL COMMERCIAL BUILT AREA =31190 SQM
SO PARKING AREA REQUIRED =4678.50 SQM
AS AVAILED/PROVIDED AT BASEMENT-01 =2811.80 SQM
DEFICIENCY OF PARKING AREA =1866.70 SQM

FOR RESIDENTIAL:

PARKING AREA REQUIRED @ 25%
= 2220.11 @ 25% = 555.03SQM
AS AVAILED/PROVIDED AT BASEMENT-01 =1540.72 SQM
SO PARKING AREA REQUIRED AFTER
DEFICIENCY OF PARKING AREA =555.03-1540.72 = -985.69 SQM
- 2811.80 SQM

TOTAL PARKING AREA REQUIRED = 2422.14 SQM
TOTAL PARKING AREA PROVIDED = 2811.80 SQM
EXCESS PARKING AREA PROVIDED = 389.66 SQM

WATER TANK CALCULATION (BLOCK-A&B):

TOTAL COMMERCIAL BUILT AREA = 31190.00SQM
TOTAL RESIDENTIAL BUILT AREA = 2811.80SQM
TOTAL BUILT UP AREA = 33001.80SQM
TOTAL WATER REQUIRED @ 45LTR/SQM = 1485081LTR
TOTAL WATER REQUIRED @ 5LTR/SQM = 165009LTR
TOTAL WATER REQUIRED = 1650090LTR
TOTAL WATER TANK PROVIDED = 2000000LTR
TOTAL WATER TANK SIZE REQUIRED = 1650.09CUM
TOTAL WATER TANK PROVIDED = 2000CUM
- 1650CUM

BLOCK-C COMMERCIAL & BLOCK-D RESIDENTIAL:

TOTAL BUILT UP AREA = 2611.80SQM
TOTAL CARPET AREA = 2611.80*.75 = 1958.85SQM
TOTAL CARPET AREA = 1958.85*10.76 = 21076.26SQFT
TOTAL NOS OF PERSON = 21076.26/100 = 211 PERSON
TOTAL NOS OF FLAT = 180
ASSUMED 5 PERSON/FLAT = 180*5 = 900
TOTAL NOS OF PERSON = 211+900 = 1111 PERSON
SO TOTAL NOS OF PERSON =1111+180= 1291 PERSON
TOTAL WATER REQUIRED @ 45LTR/DAY = 1291*45 = 58095LTR
TOTAL WATER REQUIRED @ 5LTR/DAY = 1291*5 = 6455LTR
TOTAL WATER REQUIRED = 58095+6455 = 64550LTR
TOTAL WATER TANK PROVIDED = 75000LTR
- 64550LTR

RAIN WATER HARVESTING CALCULATION

BLOCK-C COMMERCIAL & BLOCK-D RESIDENTIAL
TOTAL CATCHMENT AREA = 2611.80SQM
RAIN FALL = 1000MM = 1M
RAIN WATER HARVESTING CAPACITY = 2611.80*1*0.85 = 2220.03CUM
PROVIDED = 100CUM

EWS/LIG AREA CALCULATION

EWS @ AREA REQUIRED @ 15 %
= (33887.76-2611.80)X15 % = 4681.38 SQM
AFTER DEDUCTION OF COMMERCIAL @ AREA
= 2536.90 - 1858.60 SQM
SO 2.5 % OF 25691.90 = 642.00 CUM
= 6.00X3.00X35.67 = 642.00CUM

EWS @ AREA PROVIDED = 4661.38SQM
(FOR LOTUS FELICITY)
EWS @ AREA PROVIDED = 1759.14 SQM
(FOR LOTUS ELEGANCE) = 6420.52 SQM

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