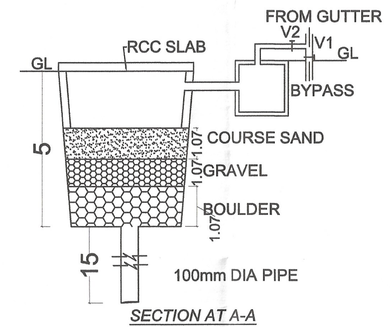
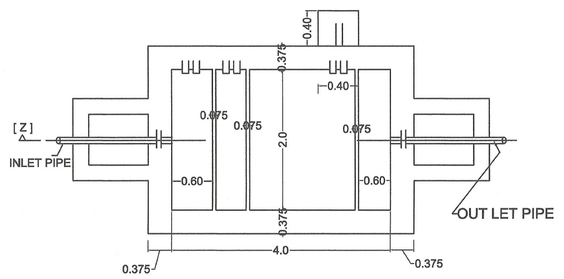
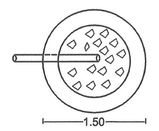


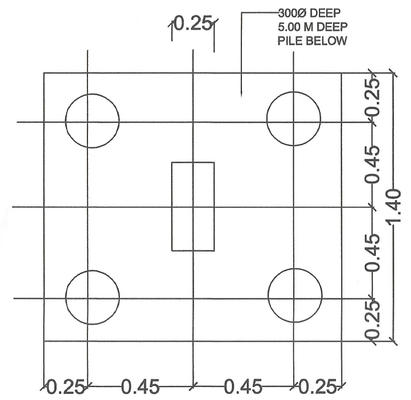


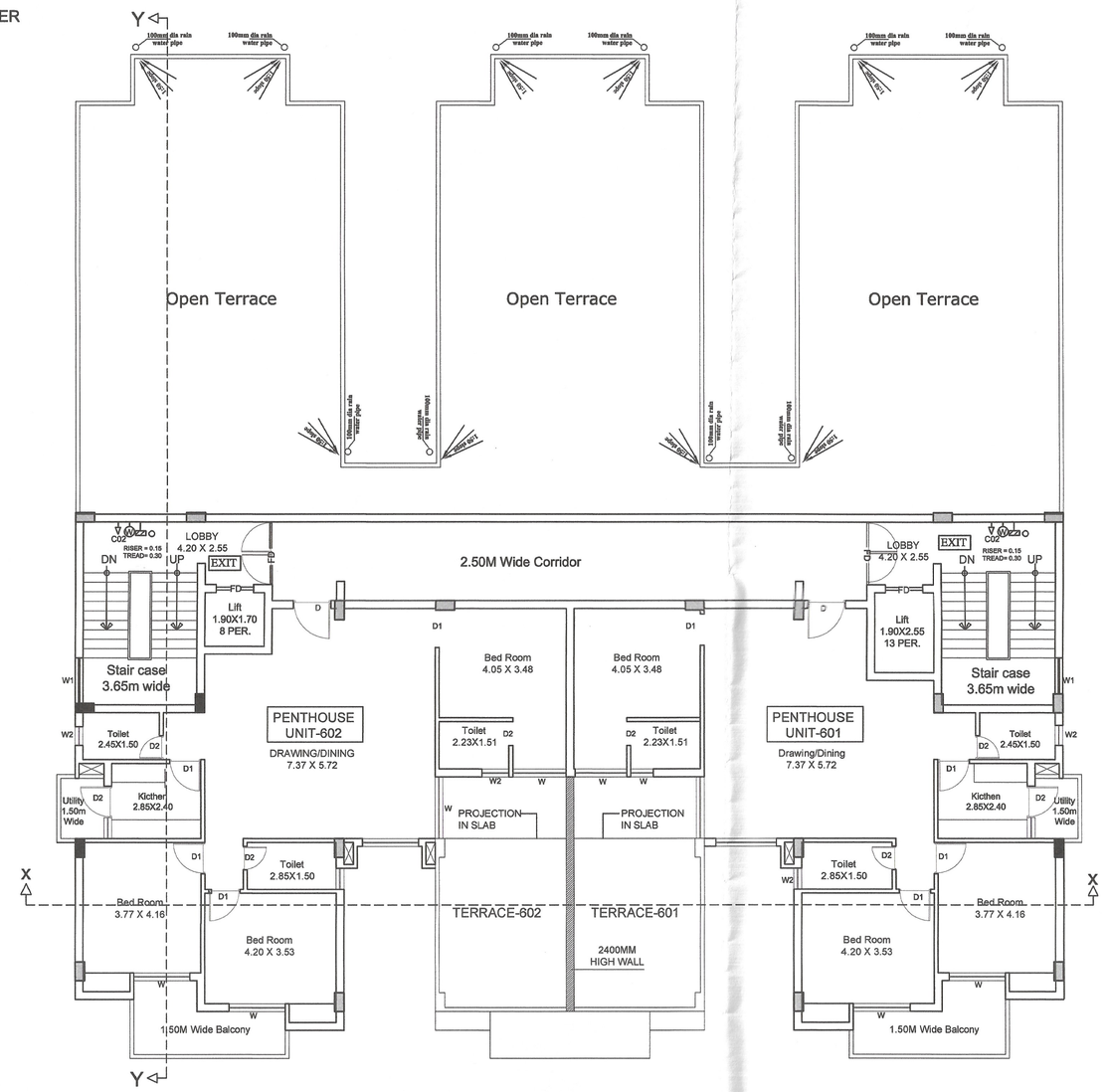




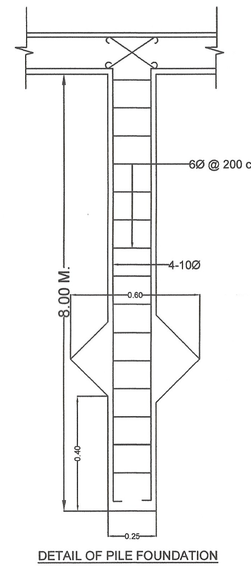
DET.OF RECHARGEBLE BORE WALL

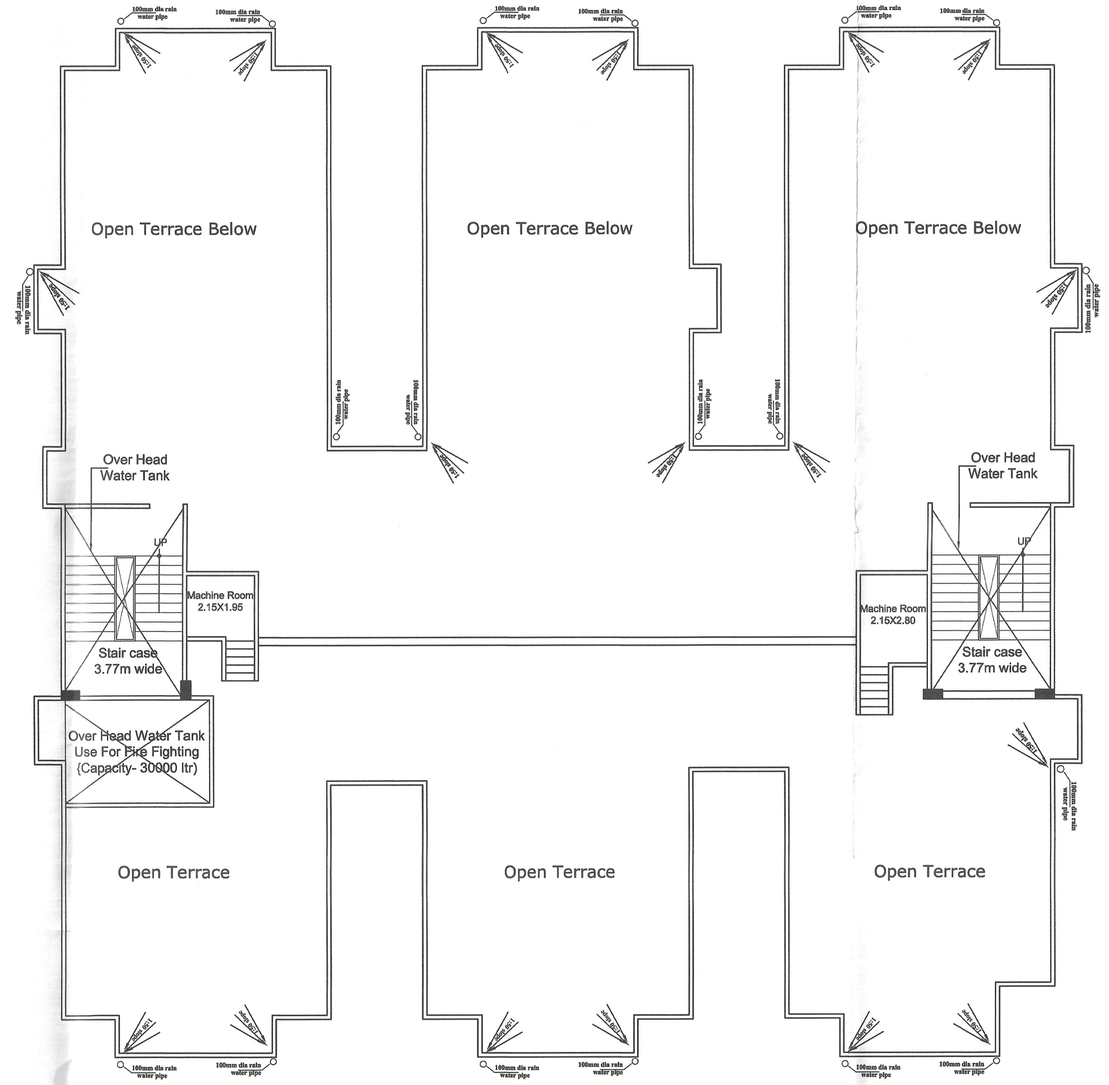
WATER HARVESTING CALCULATION -
6\100 X 812.58 = 48.75 CUM
PROVIDED = (2.50X2.50X5)X2 = 62.50



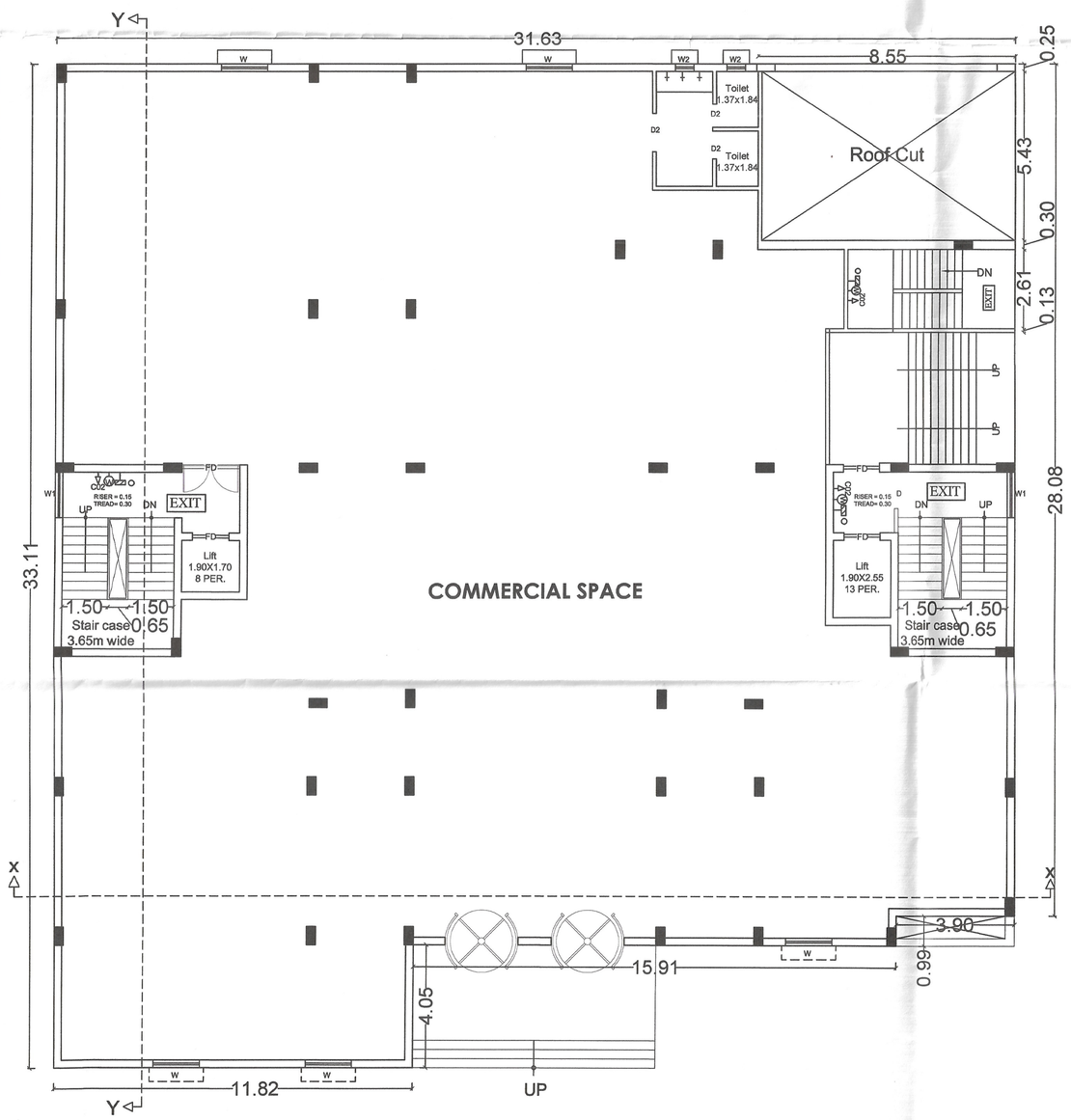


6TH FLOOR PLAN

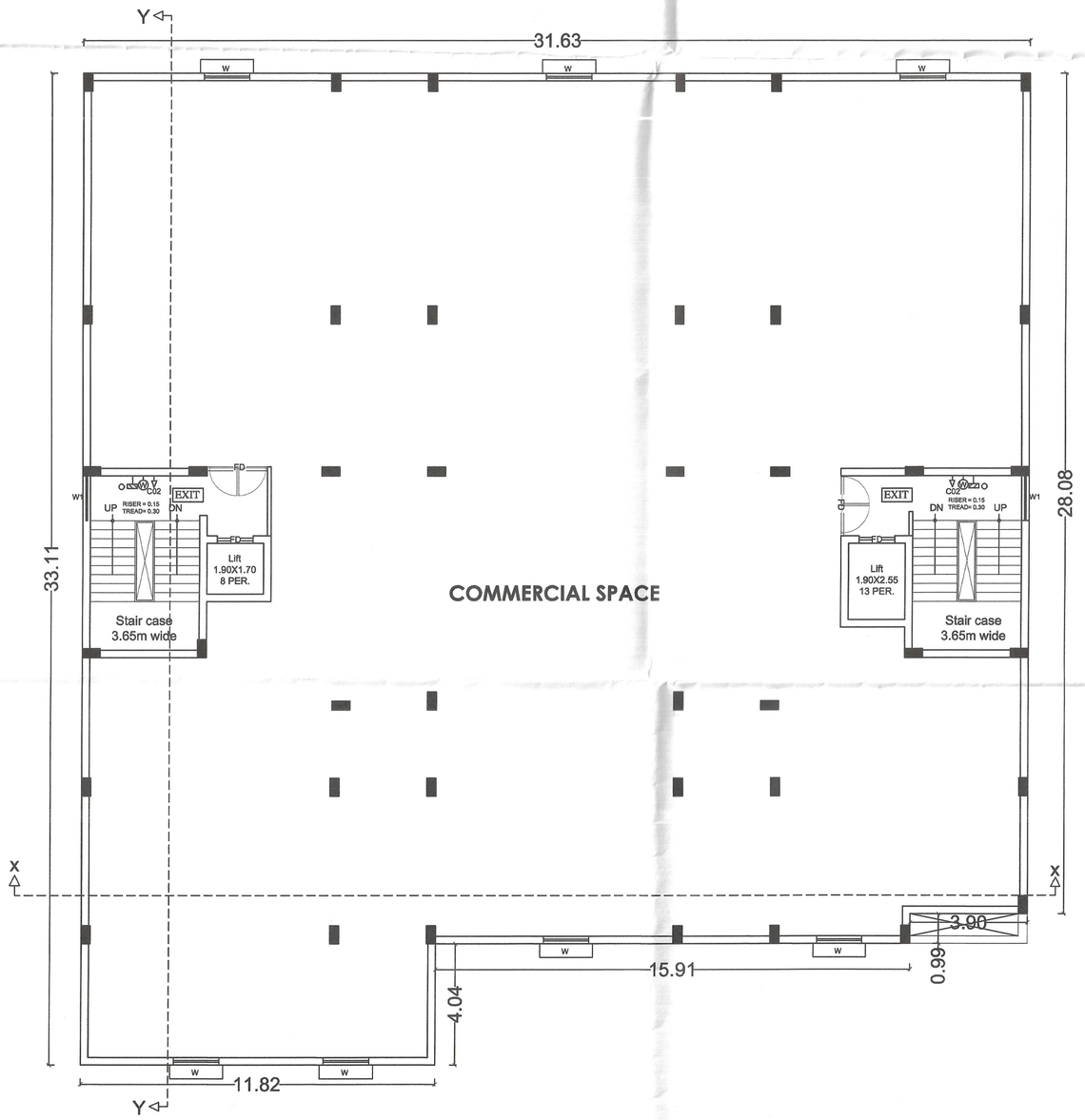




TERRACE PLAN



GROUND FLOOR PLAN



FIRST FLOOR PLAN



2ND,3RD,4TH & 5TH FLOOR PLAN

बिहार भू-सम्पदा (विनियमन विकास) नियमावली, 2017 की शर्तों के अधीन राज्य में गठित विनियमन प्राधिकरण से इस परियोजना का निबंधन अनिवार्य होगा।

SPECIFICATION

1. R.C.C. UNDER REAMED GROUP OF PILE FOUNDATION.
2. 1ST CLASS BRICK WORK IN SUPER STRUCTURE WITH
3. 150 TH. LINTEL BEAM PROVIDED ALL OVER DOOR & WINDOWS OPENING.
4. HEIGHT OF PLINTH & FLOOR INDICATED IN SECTION
5. 0.025 TH MOSAIC FLOORING OVER 0.15 TH. DRY REAMED KHOA OVER 0.075 TH. F.B.S. OVER SAND FILLING.
6. 0.125 TH. AVG. LIME TERRACING OVER 0.100 TH. R.C.C. SLAB.
7. 12 MM. TH. CEMENT PLASTER ON BOTH SIDES OF WALL.
8. ALL DOORS WILL BE SAL WOOD FRAME & ALL WINDOW WILL GLAZED WITH STEEL FRAMES.
9. SNOWCEM CEMENT PAINT ON THE EXTERNAL WALL & WHITE WASH IN SIDE.

SCHEDULE OF DOORS AND WINDOWS

SL NO.	TYPE	WIDTH	HEIGHT	S.LVL.	LINTEL LEV.	REMARKS
1	D	1.07	2.54	0.00	2.39	PANNELED
2	D1	0.91	2.54	0.00	2.39	PANNELED
3	D2	0.76	2.54	0.00	2.39	PANNELED
4	W	1.37	1.47	0.91	2.39	PANNELED
5	W1	0.91	1.37	1.22	2.39	PANNELED
6	W2	0.61	1.22	1.47	2.39	GLAZED

AREA CALCULATION

TOTAL PLOT AREA AS PER DEED	= 2185.92 SQ.MT
TOTAL PLOT AREA AS PER SITE	= 2166.23 SQ.MT
PATNA MASTER PLAN 2O31	= 222.65 SQ.MT
NET PLOT AREA	= 1943.58 SQ.MT
BASEMENT PARKING AREA	= 1243.66 SQ.MT
GROUND FLOOR BUILT UP AREA	= 899.74 SQ.MT
TOTAL FIRST FLOOR BUILT UP AREA	= 955.61 SQ.MT
TOTAL SECOND FLOOR BUILT UP AREA	= 812.58 SQ.MT
TOTAL THIRD FLOOR BUILT UP AREA	= 812.58 SQ.MT
TOTAL FOURTH FLOOR BUILT UP AREA	= 812.58 SQ.MT
TOTAL FIFTTH FLOOR BUILT UP AREA	= 812.58 SQ.MT
TOTAL SIXTH FLOOR BUILT UP AREA	= 307.73 SQ.MT
TOTAL BUILT UP AREA	= 5413.40 SQ.MT
F.A.R. -	2.499

OCCUPANT LODE

RESIDENTIAL

TOTAL NOS. OF FLATS - 26 FLATS
5PERSON /FLAT
TOTAL NO OF PERSON = 5X26 = 130 PERSON

COMMERCIAL

TOTAL BUILT UP AREA = 1855.35
NO OF PERSON 1855.35/10 = 185.53 PERSON
TOTAL NO OF PERSON = 186 PERSON
TOTAL NO OF PERSON = 186+130 = 316 PERSON

WATER SUPPLY CALCULATION:-

TOTAL NOS. OF PERSONS = 316

REQUIREMENT OF WATER TANK FOR 316 PERSONS @ 135 LTRS../ DAY / PERSON = 316X135 = 42660.00 LTRS { 42.66 CUM }

CAPACITY OF OVER HEAD WATER TANK PROVIDED SIZE = (5.82X3.65X1.25)X2 = 26.55X2 = 53.10 CUM.

SEPTIC TANK CALCULATION

TOTAL NOS. OF PERSON = 316
REQUIREMENT OF SEPTIC TANK FOR 316 PERSONS @ 0.087 M³ PER PERSON / DAY = 316X 0.087 M³ = 27.49M³
SIZE OF SEPTIC TANK-(LxWxH) = (4.0x2.0x2.0)X2 = 32.00 M³

PROPOSED COMMERCIAL CUM RESIDENTIAL BUILDING FOR KUMAR HEIGHTS VENTURE PVT. LTD., DIRECTOR SRI JAY PRAKASH S/O- SRI ASHOK KUMAR SINGH, AT MAUZA - NOHSA, SURVEY THANA - PHULWARI, PARGANA.- PHULWARI, THANA NO.- 38, TAUZI NO.- 5262, KHATA NO.-102, SURVEY PLOT NO.- 116(P), DIST. - PATNA.

SIGNATURE OF BUILDER	SIGNATURE OF ENGINEER
KUMAR HEIGHTS VENTURE PRIVATE LIMITED PATNA	Satyendra Pd Singh Ex. Satyendra Pd. Singh, IEI Structure Engineer Emp No.-BR/UDHD/SE/23-0055 UDHD Bihar (Patna)
	SUDHENDU RANJAN ARCHITECT EMPANELMENT No CA/2005/37011 UDHD, GOVERNMENT OF BIHAR
SHEET NO.- 01	NORTH

Patna Metropolitan Area Authority
Sanction of Plan Case no...PMAA/PLAN/ NOHSA /PHULWARI SHARIF/BP-405/02/2024
dated...06/01/2025.....accorded under
Development Control Regulations For Patna
Master Plan 2031 (Byelaws no 8) of Bihar Building
Byelaws 2014 (as amended 2022) on Date...23.08.2025

सहायक नगर योजना पर्यवेक्षक,
पटना महानगर क्षेत्र प्राधिकार

16.09.25
सहायक अभियंता
पटना महानगर क्षेत्र प्राधिकार

कार्यपालक अभियंता
पटना महानगर क्षेत्र प्राधिकार

अधीक्षण अभियंता
पटना महानगर क्षेत्र प्राधिकार