

कार्यालय, मुजफ्फरपुर नगर निगम, मुजफ्फरपुर

Web Site-www.muzafrapur.bihar.nic.in, E-mail ID-mno-muz-bh@nic.in, muzafrapur.ub@gmail.com Fax No-0621-2214506

पत्रांक- 423

दिनांक- 08/06/2021

प्रेषक,

अपर नगर आयुक्त,
मुजफ्फरपुर नगर निगम, मुजफ्फरपुर।

सेवा में

श्री/श्रीमती श्रीमती सुनील कुमार
पिता/पति अशोक कुमार सुनील 8/31/19
ग्राम + मुहल्ला 8-1/1/19
वार्ड सं०- 38 थाना मुजफ्फरपुर
मुजफ्फरपुर।

विषय :- प्लान केश संख्या- 38-06/2021 भवन निर्माण का नक्शा की स्वीकृति के संबंध में।


महोदय,

उपर्युक्त विषयक आपके द्वारा प्रस्तुत भवन निर्माण नक्शा, मुहल्ला- 8-1/1/19
मुजफ्फरपुर वार्ड सं०- 38 खाता- 103 खेसरा- 348 बिहार
नगरपालिका अधिनियम-2007, बिहार भवन उपविधि 2014 के 315, 316, 317, 414 एवं 419 के
अंतर्गत निम्न शर्त पर स्वीकृति दी जाती है :-

1. बिहार भवन उपविधि 2014 के अनुसार प्रस्तावित भवन के धारों तरफ सेटबैक छोड़ा जाएगा।
2. भवन निर्माण के समय जल निकासी के प्रावधान नक्शा के अनुसार किया जाना है एवं बिहार भवन उपविधि 2014 के नियमानुसार नगर निगम के नाले से भवन मालिक को ही अपने नाला को जोड़ना होगा।
3. भवन में रेन वाटर हार्वैस्टिंग, जलापूर्ति, सेप्टिक टैंक एवं भविष्य में शिबरेज सिस्टम थिल्टिंग बायलॉज के तहत किया जाएगा।
4. निगम में समर्पित भू-स्वामित्व प्रमाण पत्र नक्शा आदि में त्रुटि एवं गड़बड़ी की जवाबदेही स्वयं आवेदक का होगा।
5. जिन अभियंता द्वारा नक्शा बनाया गया है, भवन निर्माण के दौरान उसके सुपरविजन में कार्य कराया जाएगा के समय-समय पर निगम को प्रतिवेदन देना होगा एवं भवन निर्माण पूर्ण होने पर निगम को सूचना देंगे तथा उनका प्रमाण पत्र जमा करना होगा।
6. भवन के सामने सरकारी सड़क एवं नाला का अतिक्रमण नहीं किया जाएगा। भवन निर्माण उपरान्त कम्प्लीशन प्रमाण पत्र अभियंता के माध्यम से देना होगा।
7. भवन स्वामी को भवन उपविधि के अनुसार भवन के अन्दर की पार्किंग की व्यवस्था करना अनिवार्य होगा।
8. स्वीकृत नक्शों का एक प्रति कार्य स्थल पर विपकाना सुनिश्चित करेंगे ताकि समय-समय उप उसका जांच किया जा सके।
9. कार्य प्रारंभ करने के पूर्व निगम को सूचित करना सुनिश्चित करेंगे।

उपरोक्त कार्य में बिहार भवन उपविधि 2014 के उल्लंघन पर सरकारी दण्ड के भागी भवन स्वामी होगा।

SUMITRA HOMES


Partner

इस शर्त पर नक्शा स्वीकृत किया जाता है, यह स्वीकृति अगले तीन वर्ष के लिये वैध होगा। किसी प्रकार के उल्लंघन/शिकायत होने पर स्वीकृत नक्शा रद्द कर दिया जाएगा एवं सुसंगत धाराओं के अंतर्गत कार्रवाई की जाएगी।

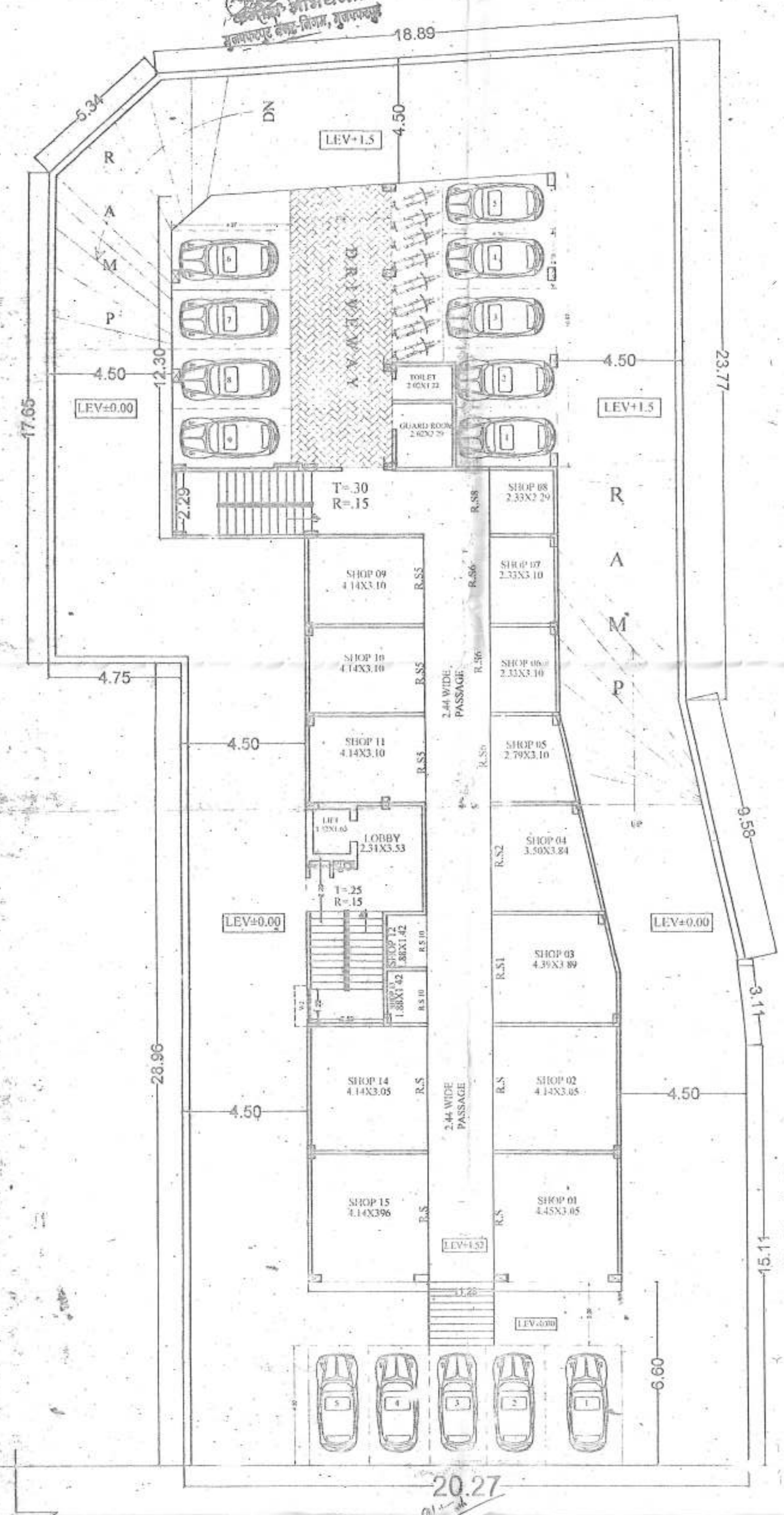
विश्वासभाजन



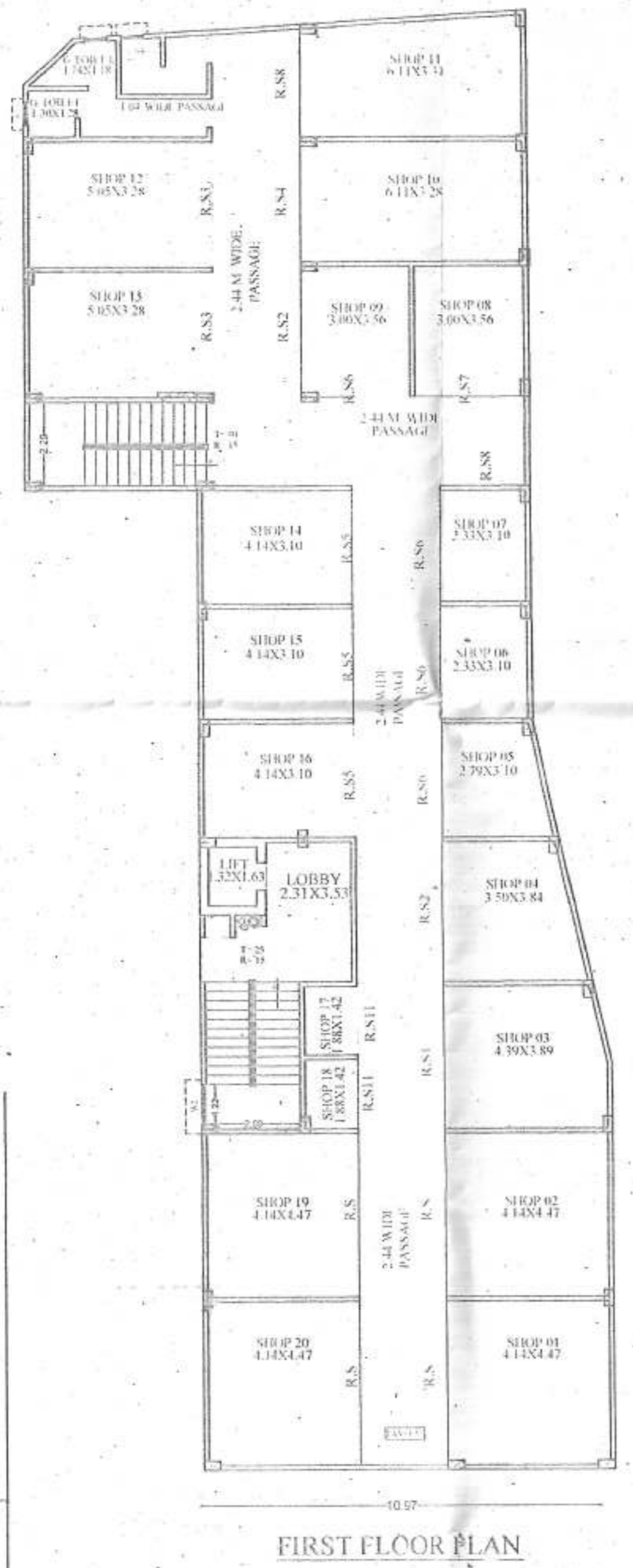
अपर नगर आयुक्त
मुजफ्फरपुर नगर निगम, मुजफ्फरपुर।

SUMITRA HOMES

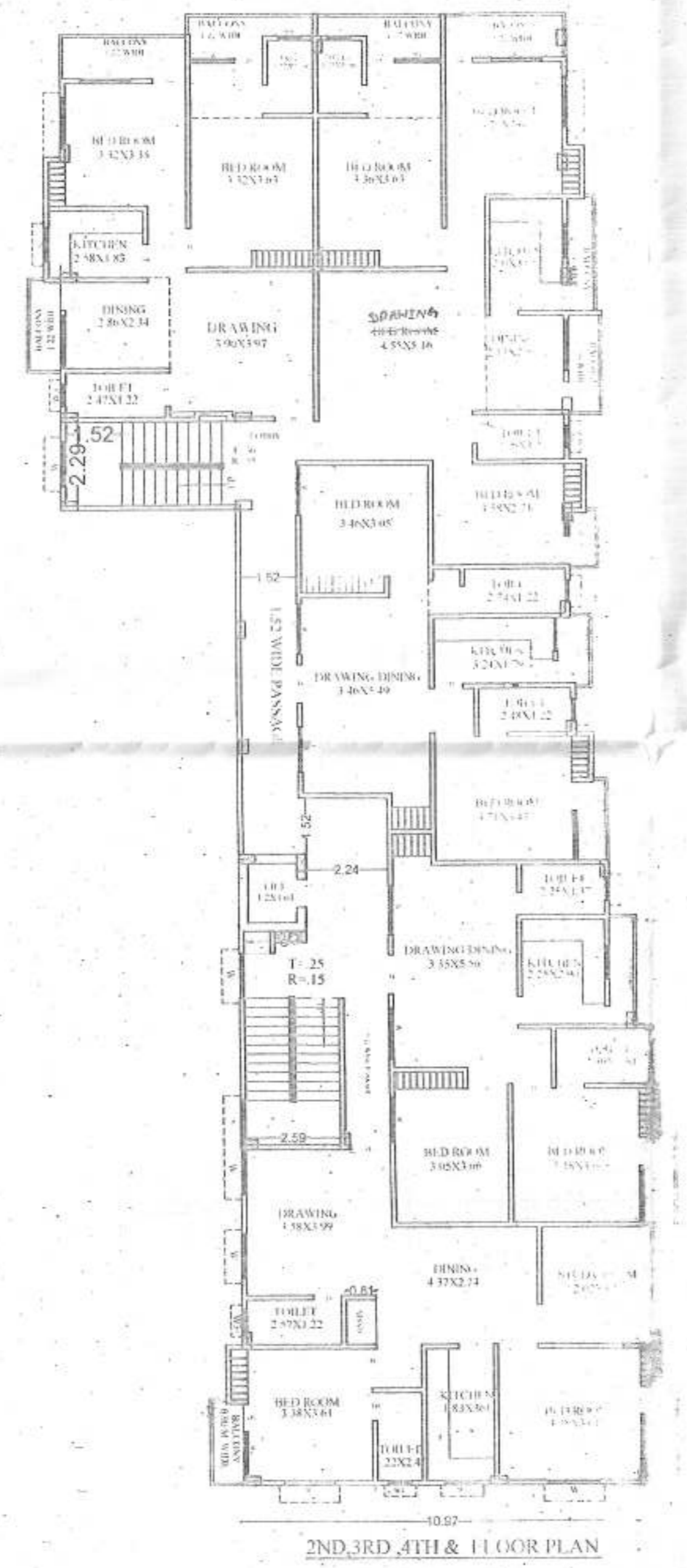

Partner



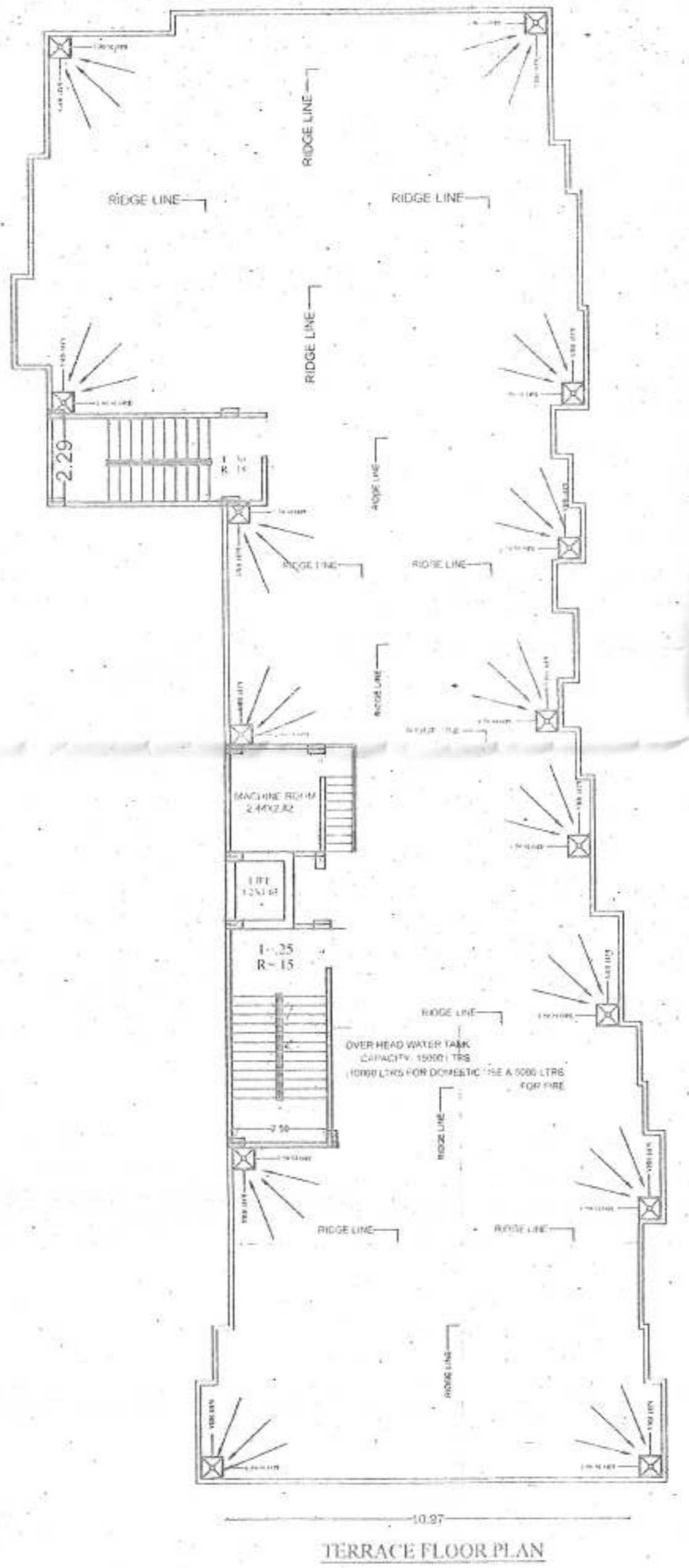
GROUND FLOOR PLAN



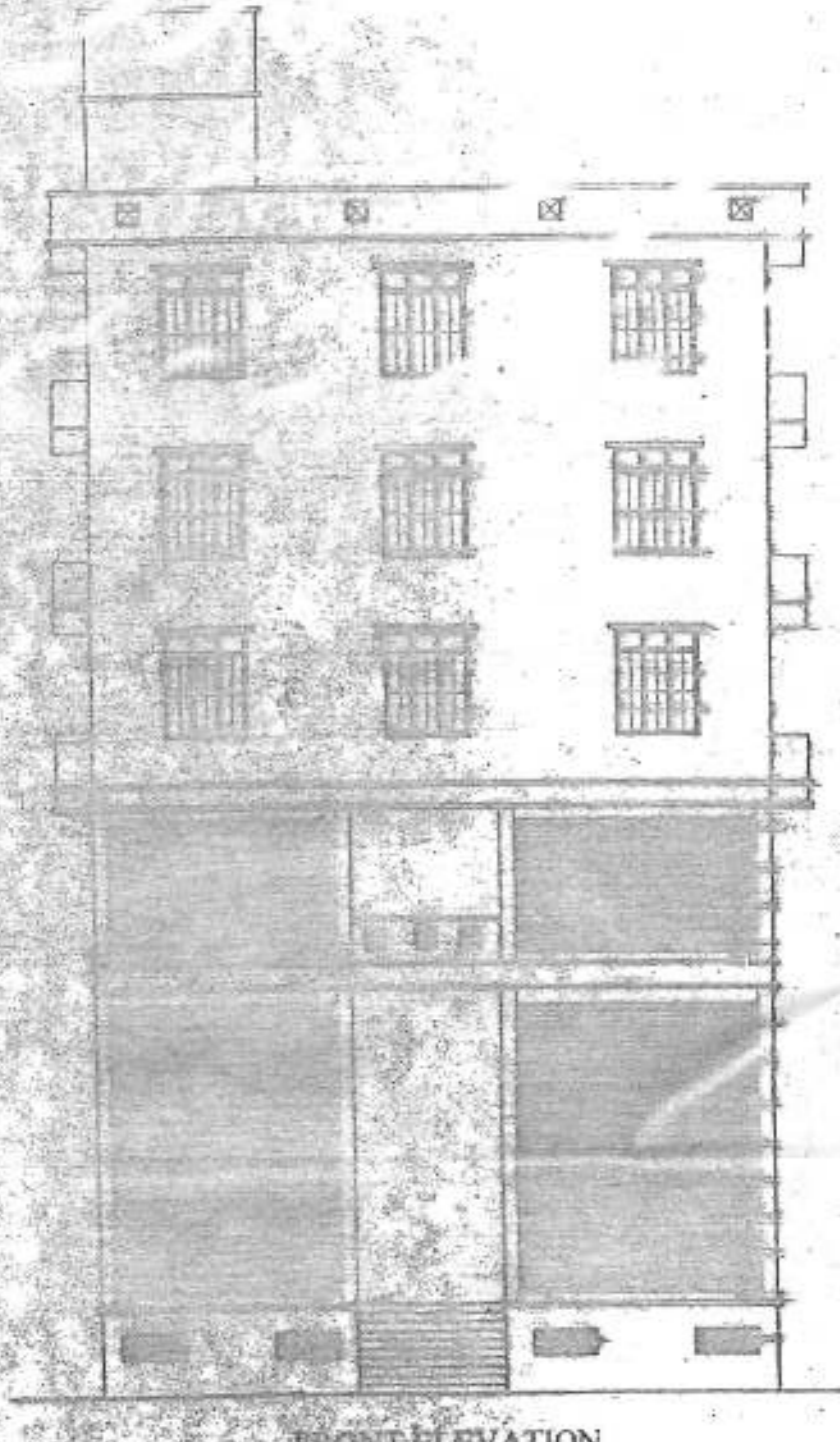
FIRST FLOOR PLAN



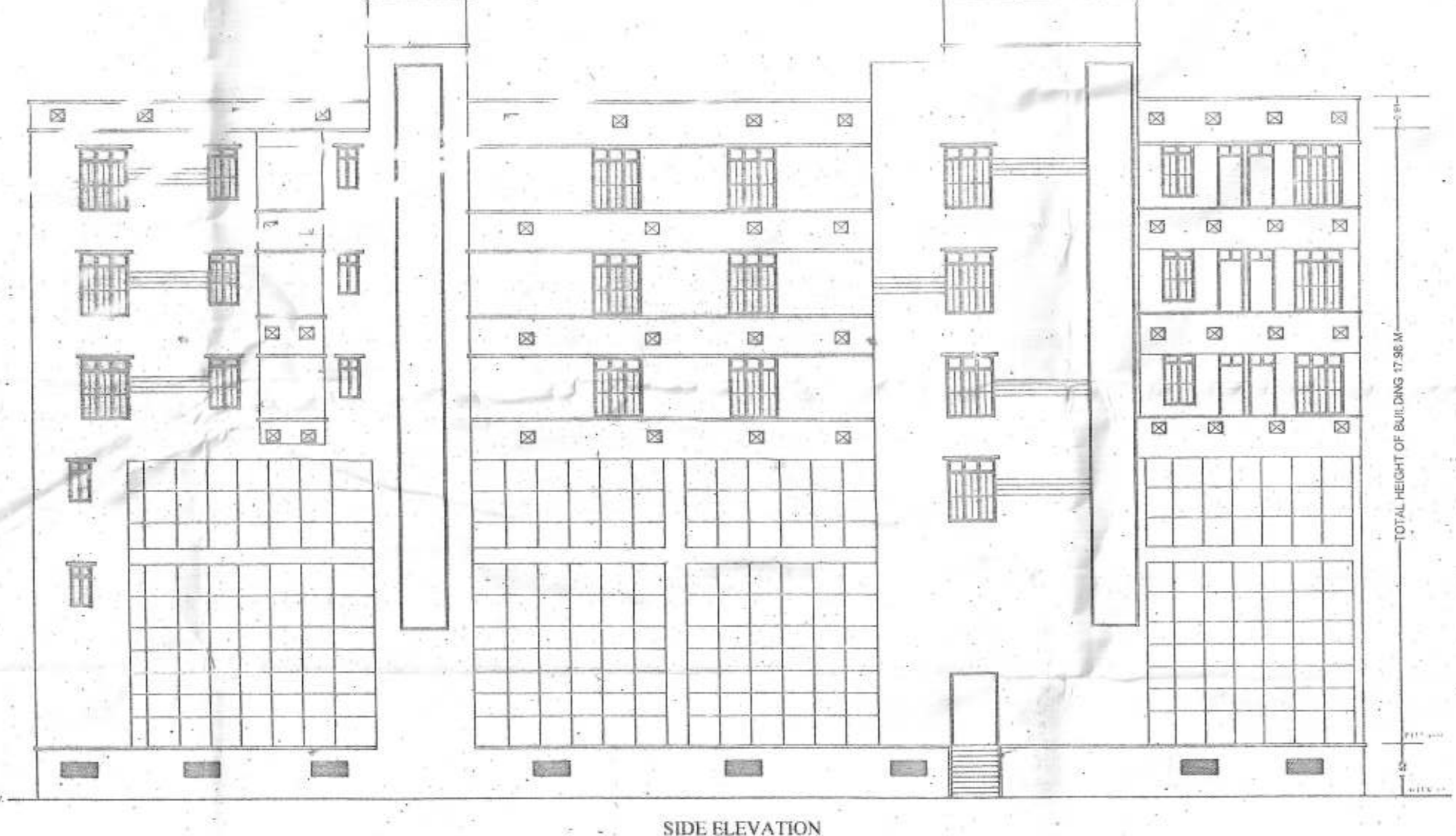
2ND, 3RD, 4TH & 11 FLOOR PLAN



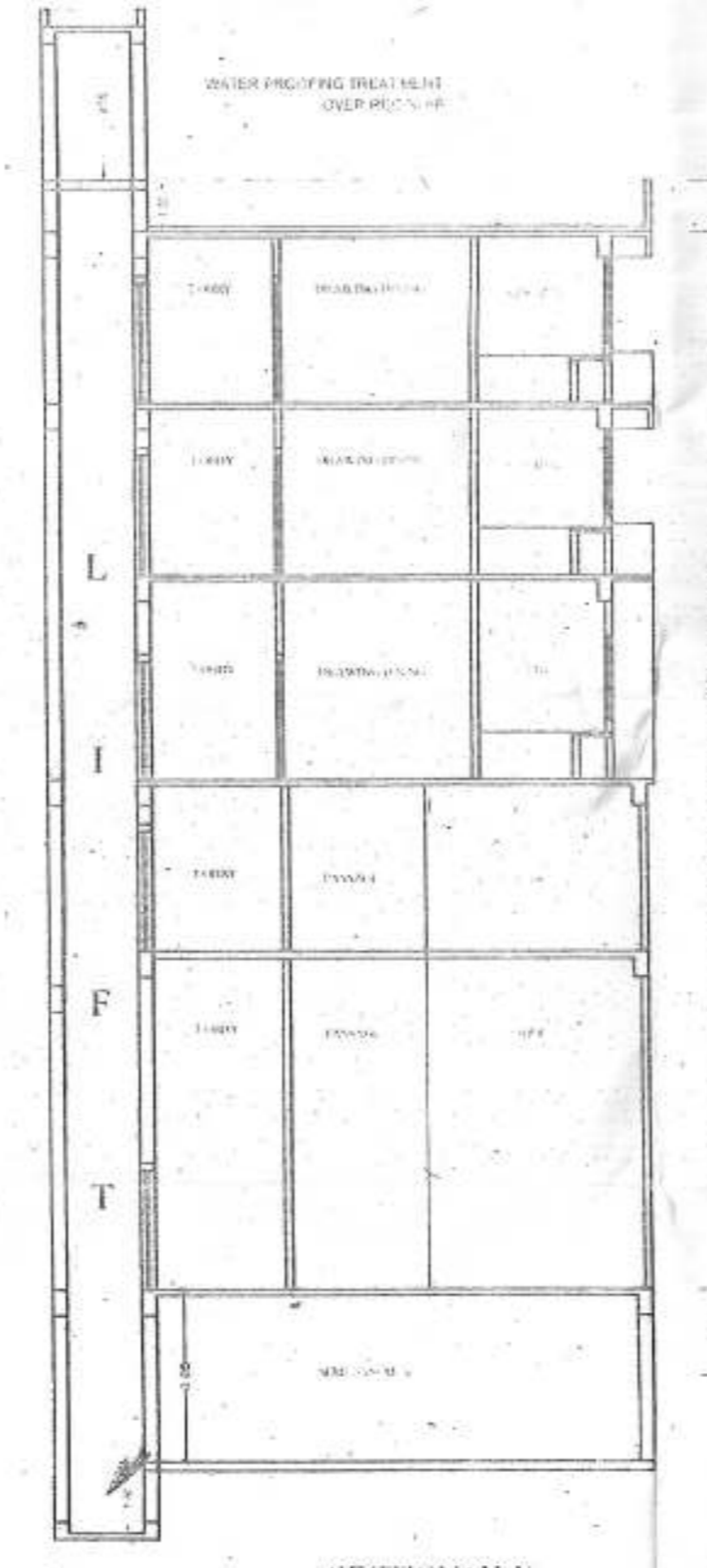
TERRACE FLOOR PLAN



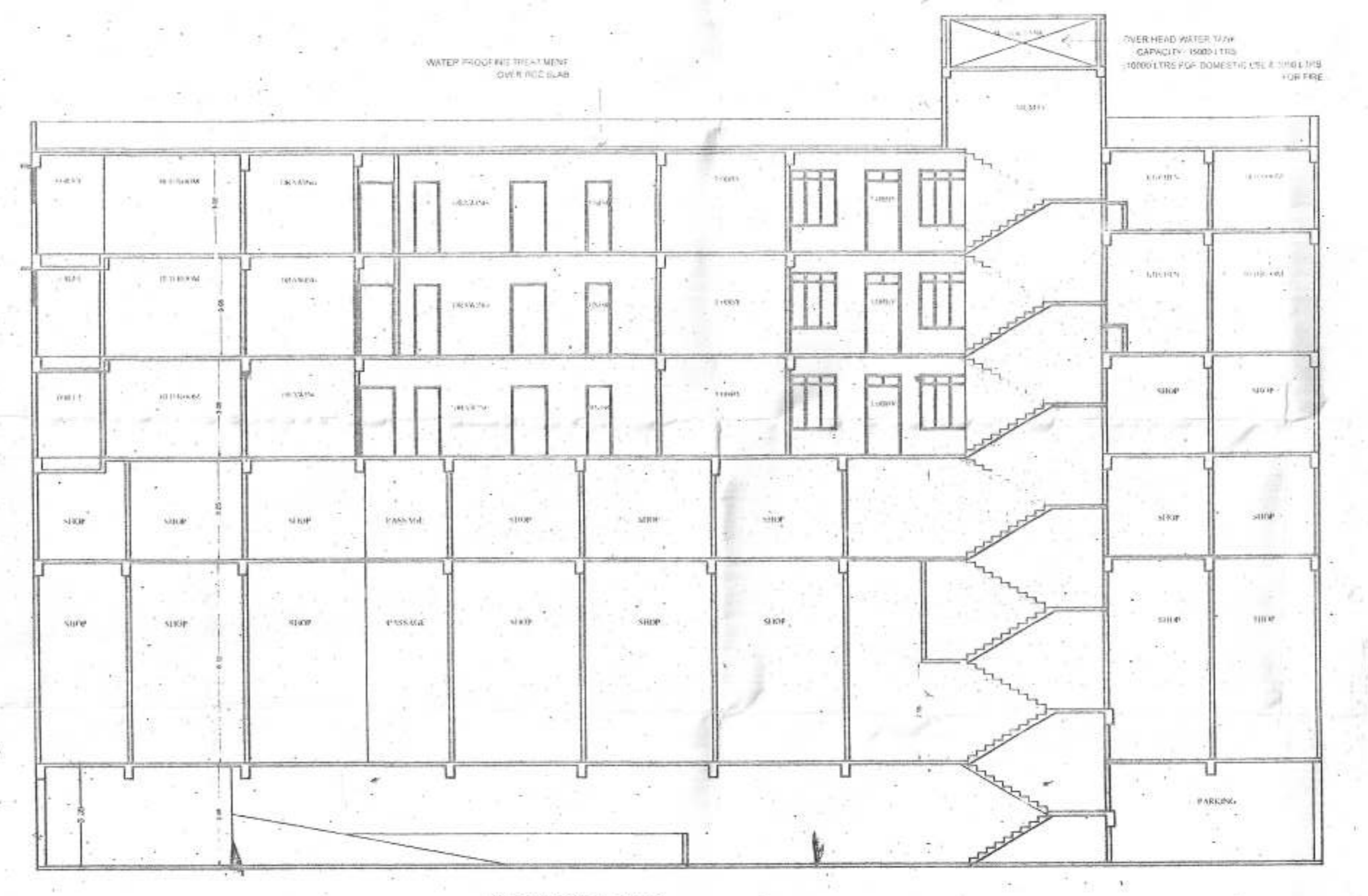
FRONT ELEVATION



SIDE ELEVATION



SECTION-X-X



SECTION-Y-Y

RAIN WATER HARVESTING TANK CALCULATION :-
 Terrace Area - 486.66 sqm.
 For 100 sqm roof area, 6Cum capacity of tank is required.
 Required R.W. Harvesting tank = 486.66 sqm/100 Sqm = 4.86 x 6 = 29.16 Cum.
 Provided R.W. Harvesting Tank = 5x 3.0 x 2.0 M = 30 Cum.

WATER TANK CALCULATION:-
COMMERCIAL
 TOTAL BUILT-UP AREA - 670.52 SQM
 CARPET AREA (60% OF BUILT-UP) - 336.00 SQM
 ASSUMING 10 SQM / PERSONS = 34 PERSONS
 REQUIREMENT OF WATER TANK FOR 34 PERSONS
 @ 45 LTRS. / DAY / PERSON = 34 X 45 = 1530 LTRS. SAY 2000 LTRS
RESIDENTIAL
 TOTAL NO. OF FLAT = 15 NOS.
 EACH FLAT HAVING 5 PERSON = 15 X 5 = 75 PERSON
 PER PERSON REQD. WATER = 135 ltr/day = 75 X 135 = 10125 ltr
 And EXTRA WATER TANK FOR FIRE FIGHTING = 5000 LTR
 TOTAL REQD. WATER TANK = 10000 ltr + 5000 = 15,000 LTR
 PROVIDE AREA OF WATER TANK SIZE
 5.84X2.59X1.00 = 15.24 LTRS.
 PROVIDED WATER TANK = 15,000 LTR.

BALCONY AREA
 32.08sqmtr BALCONY AREA IN EVERY FLOOR
 50% BALCONY AREA INCLUDED OF EVERY FLOOR AREA
 (32.08/2=16.03 sqmtr.)

SEPTIC TANK CALCULATION:-
 Total no of persons in Commercial & Residential area = 105+75=180
 Each person need 0.085 Cum. per day,
 Required Tank capacity = 0.085 Cum x 180 = 15.3 Cum.
 provided Tank capacity = 2.0x 2.0 x 4.0 M = NOS=16.00 Cum.

UNDER GROUND WATER TANK CALCULATION:-
COMMERCIAL & RESIDENTIAL AREA
 Provided under ground water tank (water tank size)
 = 3.0 x 3.0 x 2.3 M = 20.70 Cu mtr (Filling will be done one time in a day)
 Therefore tank size will be = 3x3x2.4 mtr. (including 0.1 mtr free board)

PARKING CALCULATION:-
COMMERCIAL AREA
 Ground+1st Area = 766.00 Sqm
RESIDENTIAL AREA
 2ND+3rd+4th floor area = 1449.24 SQM
TOTAL PARKING AREA REQUIRED
 30% of Commercial Area
 = 0.30 x 766.00m. = 229.80Sqm.
 25% RESIDENTIAL AREA = 0.25X1449.24=362.31SQM
TOTAL PARKING REQUIRED=592.11 SQM
PARKING AREA PROVIDED
 Basement Floor Area
 = 455.48 Sqm sqmtr & 137.50 = 592.98 SQM

SCHEDULE OF DOORS & WINDOWS

	Type	Width	Sill	Height	Description
01	R.S	4.47	0.0	2.55	ROLLING SHUTTER
02	R.S1	3.89	0.0	2.55	ROLLING SHUTTER
03	R.S2	3.84	0.0	2.55	ROLLING SHUTTER
04	R.S3	3.56	0.0	2.55	ROLLING SHUTTER
05	R.S4	3.43	0.0	2.55	ROLLING SHUTTER
06	R.S5	3.10	0.0	2.55	ROLLING SHUTTER
07	R.S6	3.04	0.0	2.55	ROLLING SHUTTER
08	R.S7	2.0	0.0	2.55	ROLLING SHUTTER
09	R.S8	2.95	0.0	2.55	ROLLING SHUTTER
10	R.S9	2.23	0.0	2.55	ROLLING SHUTTER
11	R.S10	1.88	0.0	2.55	ROLLING SHUTTER
07	D	1.07	0.0	2.10	SINGLE LEAF DOOR
08	D1	0.90	0.0	2.10	PANELL DOOR
09	W	1.52	0.75	1.8	PANELL DOOR
10	W1	1.37	0.75	1.8	GLAZED WINDOW
11	W2	1.22	0.75	1.8	GLAZED WINDOW
12	W3	0.90	1.07	1.52	GLAZED WINDOW
13	W4	0.60	1.37	1.22	GLAZED WINDOW

AREA CALCULATION :-
 TOTAL PLOT AREA AS DEED = 1062.78 Sqm.
 AVAILABLE PLOT AREA SITE = 1062.78 Sqm.
 NET PLOT-AREA = 1062.78 sqm.

50% AREA IS INCLUDED OF TOTAL BALCONY AREA

BUILT UP AREA DETAILS:-

- S.Basement Area = 455.00 Sqm
- G.Floor Area = 315.50sq m
- 1st Floor Area = 451.08Sqm
- 2nd Floor Area = 483.08Sqm
- 3rd Floor Area = 483.08Sqm
- 4th Floor Area = 483.08Sqm
- Total Built up Area = 2215.82sqmtr

F.A.R. Achieved = 2215.82/1062.78 = 2.0 F.A.R

F.A.R Available/Provided (By Laws)=2.0

Plot Details
 PROPOSED COMMERCIAL CUM RESIDENTIAL BUILDING OF
 SRI. ROHIT KUMAR SHRIVASTAVA (ATTORNEY), S/O SRI ARCHLISHWAR
 PRASAD SRIVASTAVA, BAGLAMUKHI MANDIR, KATKHISARAI, GM
 PLOT NO- 345(Part), KHATA NO- 103 THANA NO-408 WARD NO-38 (NEW)
 MAUZA - MUSAHARI, CHAK MOZAM, MUZAFFARPUR, BIHAR.

SHEET NO.	SCALE	NORTH
02/02	1 : 100 1 : 200	

SIGNATURE OF ENGINEER

 SIGNED AND VERIFIED BY
 SRI. ANUSHU CHITRANSH
 Registered Structural Engg
 License No. 2014/1000000
 BHEL, Hyderabad

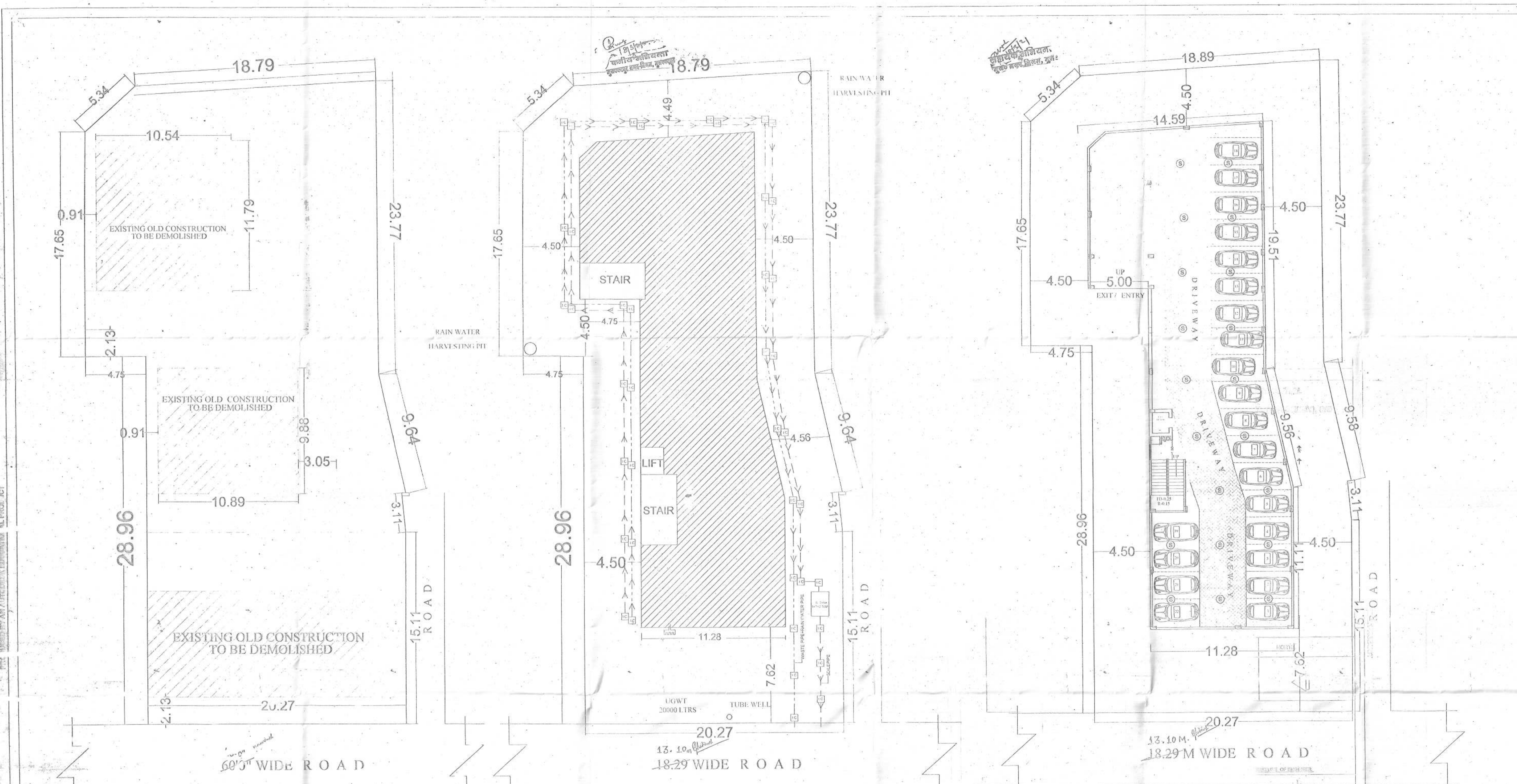
SIGNATURE OF APPLICANT

SIGNATURE OF STRUCT. ENGG

SIGNATURE OF ARCHITECT

 SRI. SUMIT KUMAR
 Architect
 License No. 2014/1000000
 BHEL, Hyderabad

02/02/2024
 2024/02/02



SCHEDULE OF DOORS & WINDOWS

Sl No	Type	Width	Sl	Height	Description
01	R.S	7.20	0.0	2.55	ROLLING SHUTTER
02	R.S	5.44	0.0	2.55	ROLLING SHUTTER
03	R.S	5.37	0.0	2.55	ROLLING SHUTTER
04	R.S	5.13	0.0	2.55	ROLLING SHUTTER
05	R.S	4.99	0.0	2.55	ROLLING SHUTTER
06	0	1.8	0.0	2.55	DOUBLE GLAZED WINDOW
07	D1	2.05	0.0	2.10	PANEL DOOR
08	D2	0.75	0.0	2.10	PANEL DOOR
09	W	1.8	0.75	1.8	GLAZED WINDOW
10	W1	0.60	1.37	1.2	GLAZED WINDOW

- Specifications:-**
- FOUNDATION - R.C.C UNDER REAMED PILE FOUNDATION 6.0M DEEP WITH R.C.C AS STRUCTURAL ENGINEER
 - SUPER STRUCTURE - 1st CLASS BRICK WORK IN SUPER STRUCTURE WITH CEMENT MORTAR 1:6
 - FLOORING - HEIGHT P.L. AND C.I. AS SHOWN IN SECTION
 - FLOORINGS - 0.025M TH P.P.S FLOORING OVER 0.125M TH DRY RAMMED KHOA OVER 0.075 M TH BRICK FLAT SOLING OVER SAND FILLING
 - ROOF - 0.10M TH AVERAGE LIME TERRACING OVER R.C.C ROOF SLAB
 - DOORS - CHOWNWAYS OF DOORS TO BE SAL WOOD
 - WINDOWS - ALL WINDOWS TO BE FULLY GLAZED IN STEEL
 - PLASTER - 0.10M TH CEMENT PLASTER ON BOTH SIDE OF FINCH WORK
 - COLOURING - COLOUR OR WHITE WASH AS CHOICE

- Fire Legend:-**
- 01 HYDRANT OUT LET VALVE WET
 - 02 HOSE REEL
 - 03 SEMAC CONNECTED FOR FIRE BRIGADECONNECTED TO WET RISER
 - 04 ELECTRICALLY INSULATED METAL STRIP
 - 05 UNDER GROUND TANK OF 20,000 LTRS
 - 06 O.H.W TANK FOR FIRE FIGHTING
 - 07 INDICATOR PANEL
 - 08 FIRE ALARM CALL POINT
 - 09 AUDIBLE ALARM CALL POINT
 - 10 LOUSPEAKER OUTLET
 - 11 CO2 FIRE EXTINGUISHER
 - 12 FIRE RESISTANT DOOR
 - 13 AUTOMATIC SMOKE DETECTOR
 - 14 AUTOMATIC SPRINKLER INSTALLATION

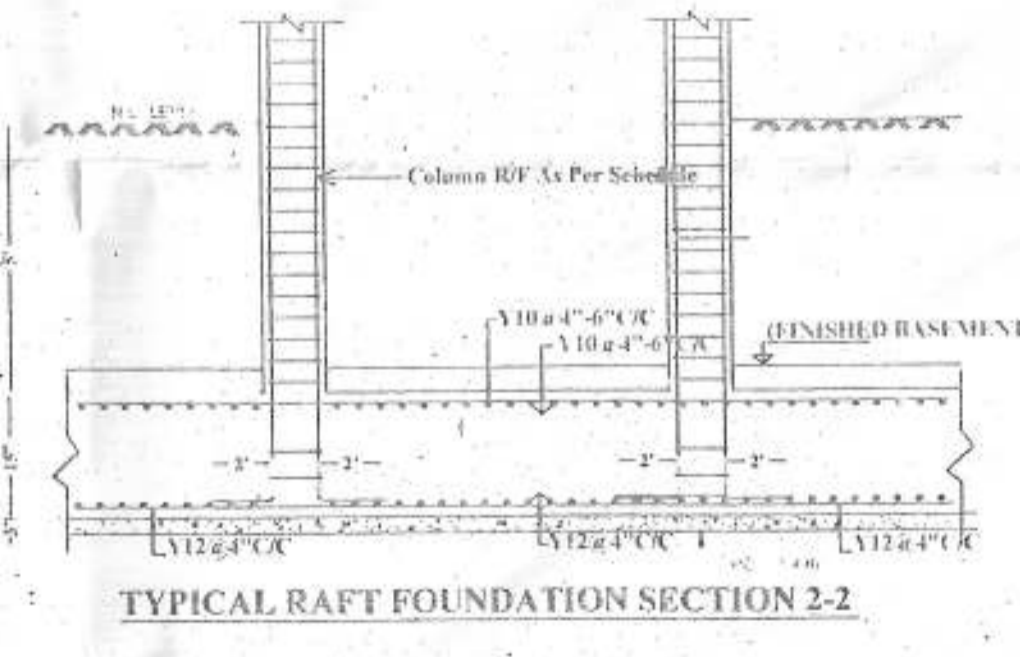
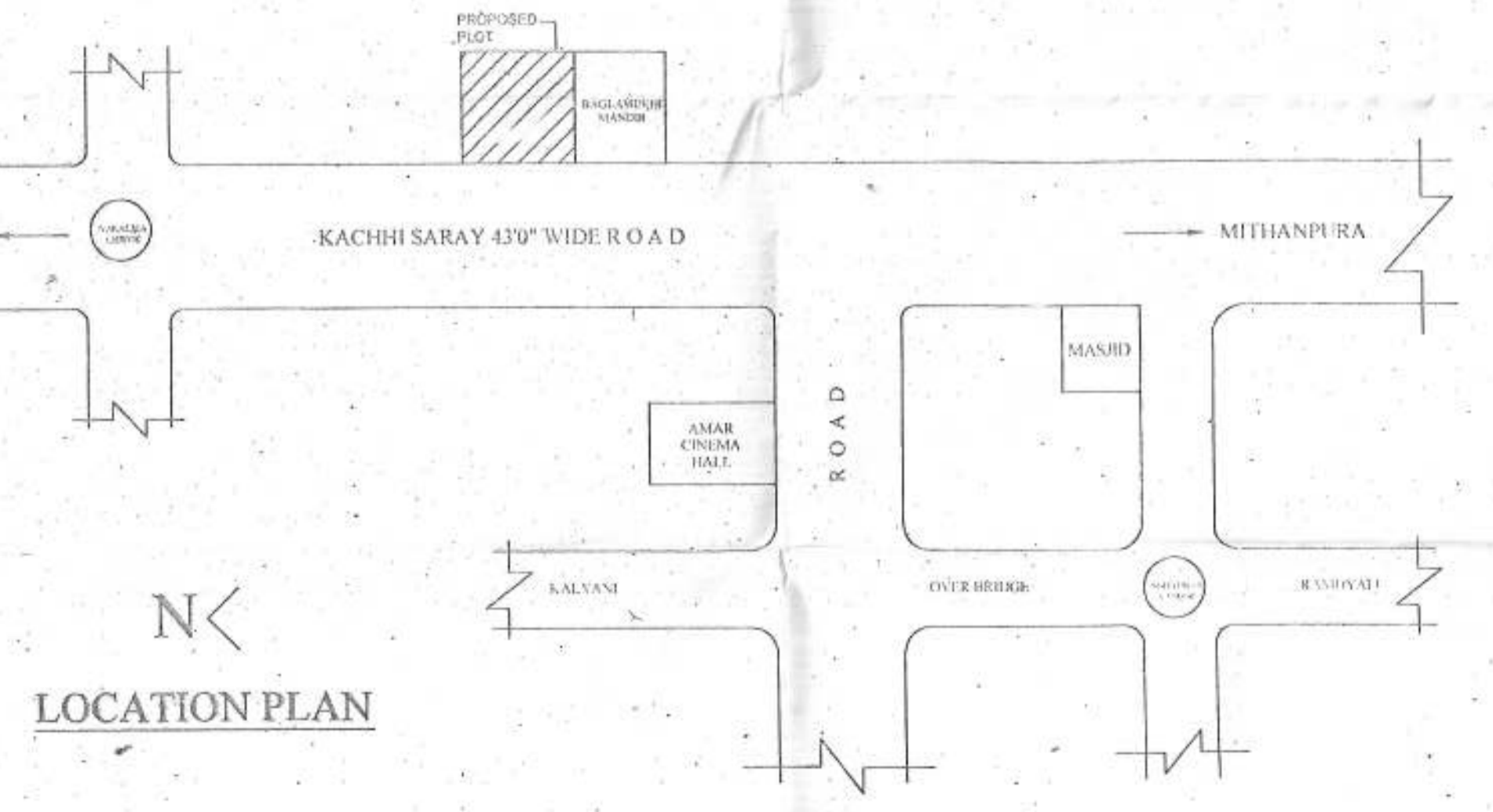
Plot Details:-
 PROPOSED COMMERCIAL CUM RESIDENTIAL BUILDING OF SRI ROHIT KUMAR SHRIVASTAVA (ATOP) SRI AKHILESHWAR PRASAD SRIVASTAVA, BAGLAMUKHI MANDIR, KATCHISARAI, ON WARD NO-38 (NEW) PLOT NO- 348(Part), KHATA NO- 103 THANA NO-409 MAUZA - MUSAHARI, CHAK MOZAM, MUZAFFARPUR, BIHAR.

SHEET NO	SCALE	P.B. ILL
01/02	1 : 100 1 : 200	

OLD CONSTRUCTION (TO BE DEMOLISHED)

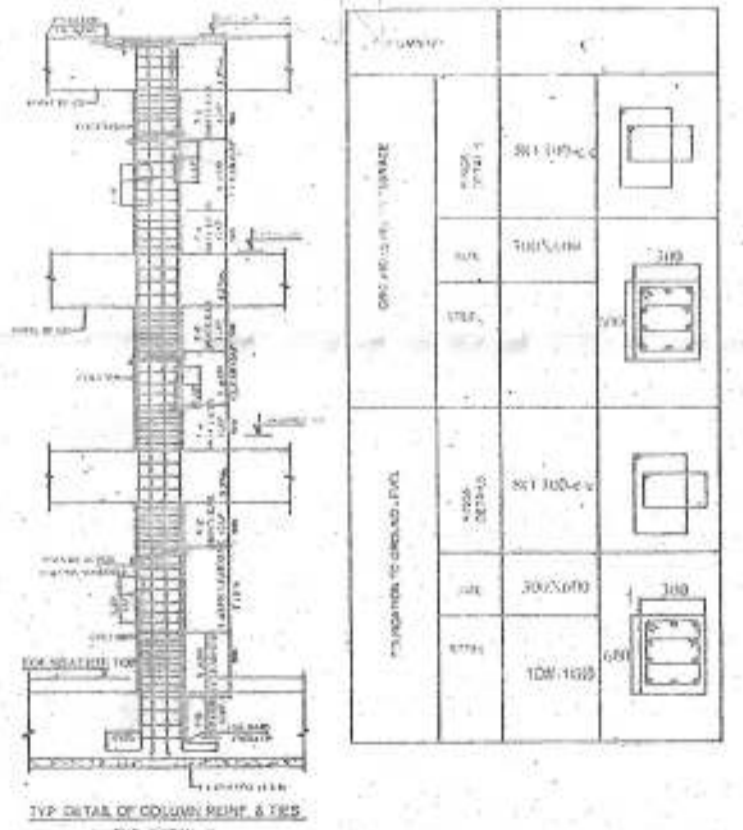
SITE PLAN

SEMI BASEMENT PLAN

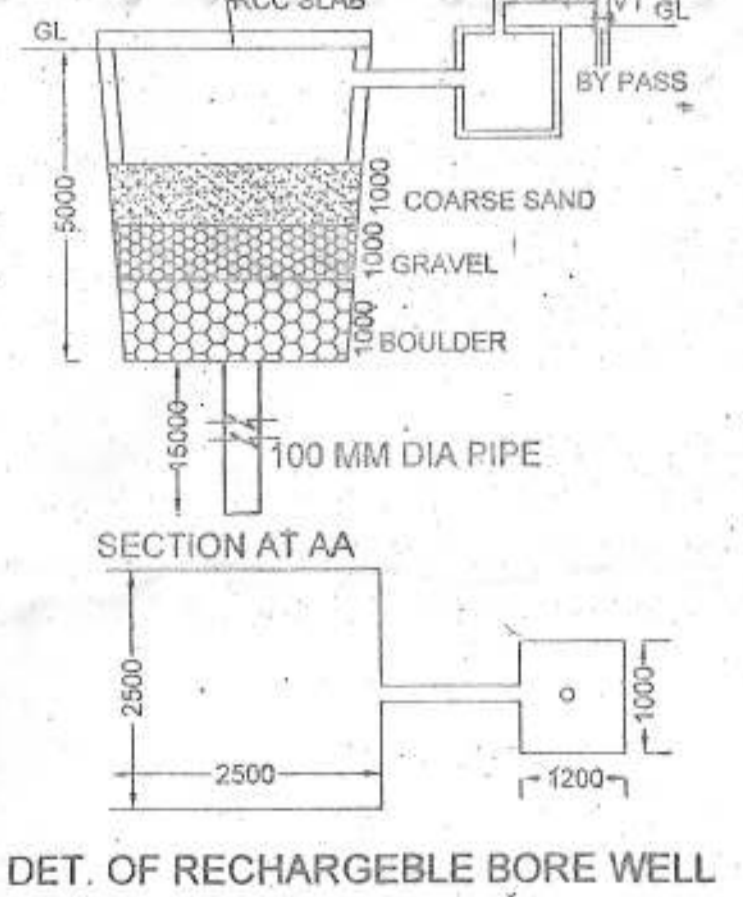


FOUNDATION DETAILS

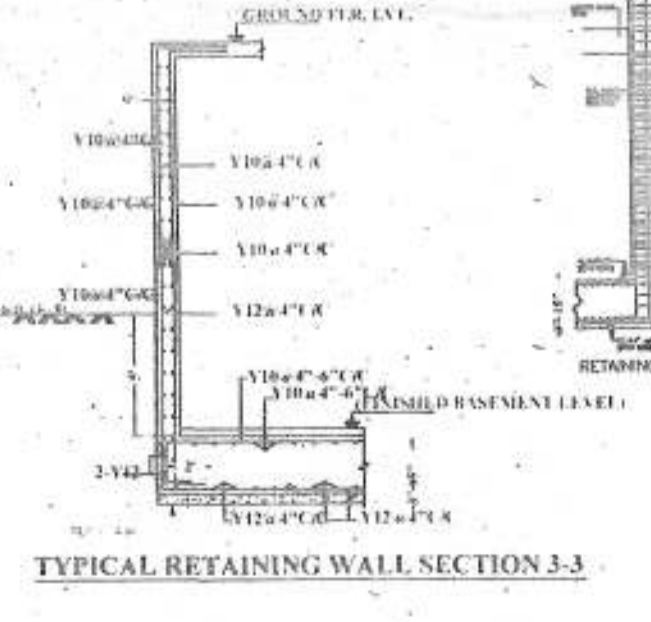
S.NO	FOUNDATION	DIMENSION OF FOUNDATION	REINFORCEMENT AT BOTTOM	REINFORCEMENT AT TOP
1	Raft	AS PER LAYOUT PLAN	12mm@ 4" C/C	10mm@ 4" C/C
2				



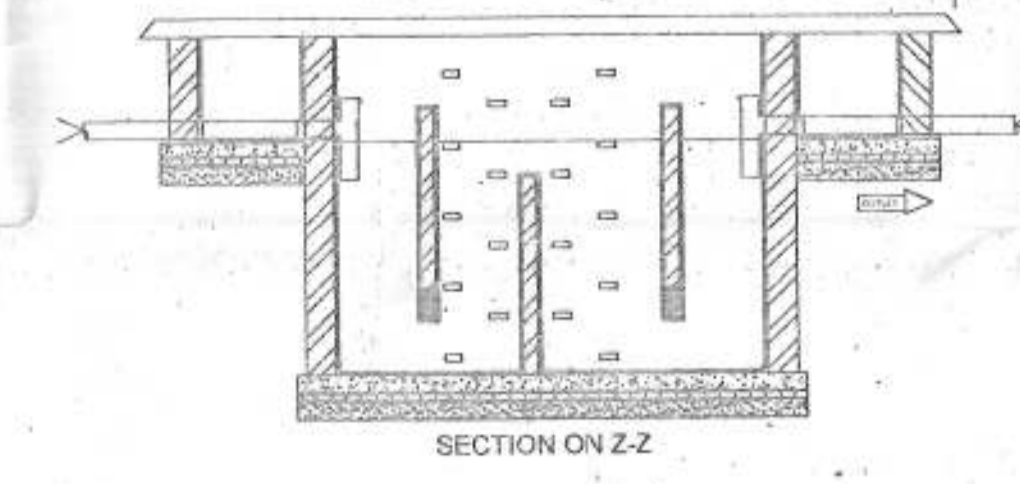
PLAN OF SEPTIC TANK



DET. OF RECHARGEABLE BORE WELL



TYPICAL RETAINING WALL SECTION 3-3



SECTION ON Z-Z



SECTION FIRE WATER TANK

SIGNATURE OF ARCHITECT
 [Signature]
SIGNATURE OF APPLICANT
 [Signature]
SIGNATURE OF STRUCT. ENGR.
 [Signature]
 1. This plan is submitted for the purpose of...
 2. The plan is prepared in accordance with the provisions of...
 3. The plan is prepared in accordance with the provisions of...
 4. The plan is prepared in accordance with the provisions of...
 5. The plan is prepared in accordance with the provisions of...
 6. The plan is prepared in accordance with the provisions of...
 7. The plan is prepared in accordance with the provisions of...
 8. The plan is prepared in accordance with the provisions of...
 9. The plan is prepared in accordance with the provisions of...
 10. The plan is prepared in accordance with the provisions of...

