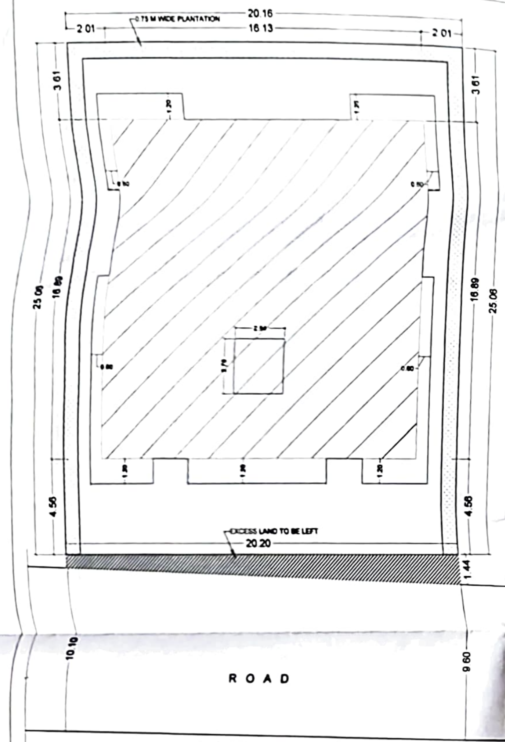
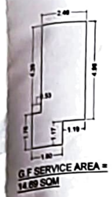
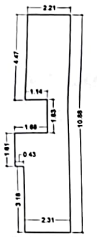


SITE PLAN
Scale = 1:100

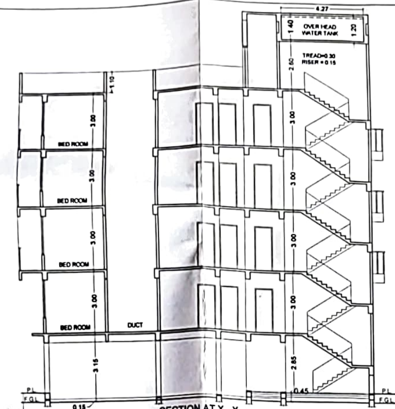


G.F SERVICE AREA = 14.69 SQM

TOTAL SERVICE AREA = 108.13 SQM

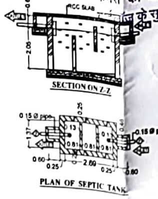


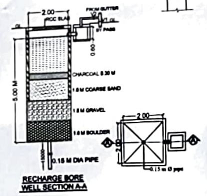
1ST TO 4TH FLOOR SERVICE AREA = 23.36 X 4 = 93.44 SQM



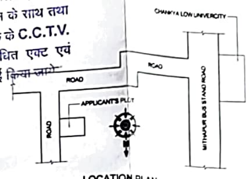
SECTION AT X - X
Scale = 1:100

निर्देश: [illegible]/प्रोमोटर/भू–स्वामी/संबंधित वास्तुविद/अभियंता [illegible]
निर्देश दिया जाता है कि भवन के निर्माण तथा उपयोग में
लाने के पूर्व आवासीय/[illegible] कम्पलेक्स में सुरक्षा
[illegible] सीढ़ी, लिफ्ट, पार्किंग
की दृष्टि से, प्रवेश [illegible] लोकेशन के साथ तथा
प्रत्येक फ्लोर, [illegible]
अन्य वांछित महत्वपूर्ण स्थानों पर उच्च मानक के C.C.T.V.
कैमरा का अधिष्ठापन करेंगे अन्यथा संबंधित एक्ट एवं
[illegible] के सुसंगत धाराओं के तहत् कारवाई किया जाये





RECHARGE BORE WELL SECTION A-A



LOCATION PLAN
Scale = N.T.S

SL.NO	TYPE	WIDTH	SILL	HEIGHT	REMARKS
SCHEDULE OF DOORS & WINDOWS					
1.	D	1.06	0.00	2.13	
2.	D1	0.91	0.00	2.13	
3.	D2	0.76	0.00	2.13	
4.	W1	1.37	0.76	1.83	
5.	W2	0.91	1.06	1.53	
6.	W3	0.61	1.53	1.22	

SPECIFICATION

1. R.C.C UNDER REAMMED PILE FOUNDATION AS PER DETAIL GIVEN IN THIS DRAWING.
2. 1ST CLASS BRICK WORK IN CEMENT MORTAR(1:6) IN SUPER STRUCTURE.
3. HEIGHT OF PLINTH FLOOR AREA SHOWN IN SECTION.
4. 0.03 I.P.S. FLOORING OVER 0.75 DRY RAMMED KHOA OVER FLAT BRICK SOLING OVER LOCAL SAND FILLING.
5. 0.050 TH D.P.C. ON P.L. ALL ROUND THE BUILDING.
6. 0.110 TH LIME CONCRETE OVER 0.100TH R.C.C. SLAB
7. 0.15 TH R.C.C. BAND AT DOORS & WINDOWS OPENINGS.
8. 0.12 CEMENT PLASTER ON BOTH SIDE OF WALL.
9. WHITE & COLOUR WASH AS PER CHOICE.

AREA STATEMENT

TOTAL PLOT AREA AS PER DEED	= 508.00 SQ.MT.
TOTAL PLOT AREA AS PER SITE	= 526.55 SQ.MT.
EXCESS LAND AREA	= 20.96 SQ.MT.
TOTAL NET PLOT AREA	= 505.59 SQ.MT.
GROUND FLOOR B/U AREA	= 16.05 SQ.MT.
1ST FLOOR B/U AREA	= 263.40 SQ.MT.
2ND FLOOR B/U AREA	= 285.65 SQ.MT.
3RD FLOOR B/U AREA	= 285.65 SQ.MT.
4TH FLOOR B/U AREA	= 285.65 SQ.MT.
TOTAL ALL FLOOR B/U AREA	= 1136.40 SQ.MT.

F.A.R PERMISSIBLE = 2.50, F.A.R ACHIEVED = 2.25

PARKING CALCULATION

TOTAL BUILT UP /AREA = 1136.40 SQM.
DEDUCT COMMON AREA = 1136.40 - 108.13 =1028.27 SQMT.
@ 25% of 1028.27= 257.07 SQ.MT.
PROVIDED PARKING AREA IN GROUND FLOOR =257.60 SQM

PLANTATION CALCULATION

REQ. PLANTATION 10 % OF
NET PLOT AREA = 505.59 = 50.56 SQM ,
PROVIDED PLANTATION AREA =25.35 SQM

WATER SUPPLY CALCULATION

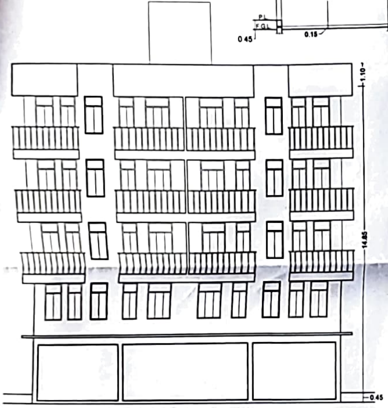
TOTAL NOS OF FLAT = 16
POPULATION 5 PERSON PER FLAT = 5 X 16 = 80 PERSONS
80 x 135 = 10800 LTRS. = 1.80 CUM REQUIREMENT
PROVIDED OF OVER HEAD WATER TANK
SIZE = 4.27x2.21x1.20=11.32 CUM.

SEPTIC TANK CALCULATION

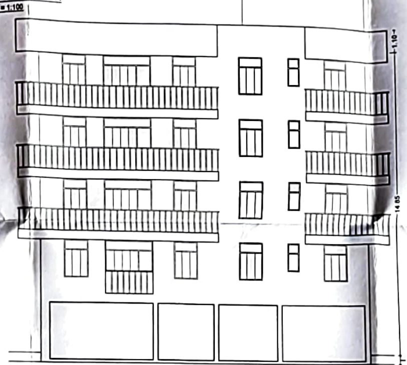
TOTAL NOS. OF PERSONS = 80
REQUIRMENT OF SEPTIC TANK FOR 80 PERSONS
@ 0.085 CUM. PER PERSONS PER DAY = 80 X 0.085 = 6.80 CUM
PROVIDED OF SEPTIC TANK = 6.82 CUM.
2.43 X 1.37 X 2.05 = 6.82 CUM.

RECHARGE WELL CALCULATION

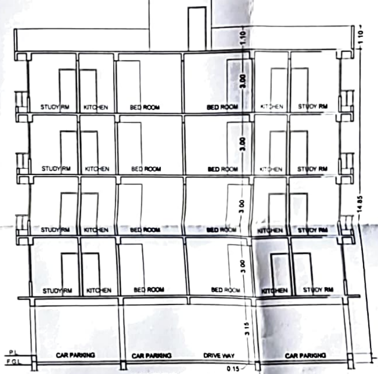
TOTAL TERRACE AREA = 314.06 SQMT.
REQ. = $\frac{6}{100}$ X ROOF AREA = $\frac{6}{100}$ X 314.06 = 18.84,
SIZE = 2.0 x2.0 x5.0 =20.00 CUMT.



FRONT ELEVATION
Scale = 1:100



SIDE ELEVATION
Scale = 1:100

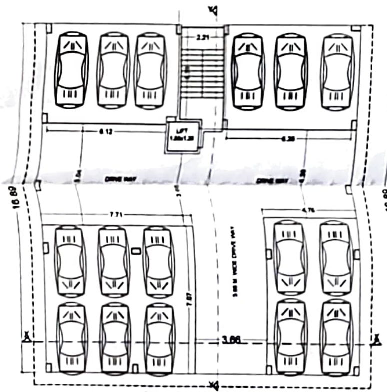


SECTION AT X - X
Scale = 1:100

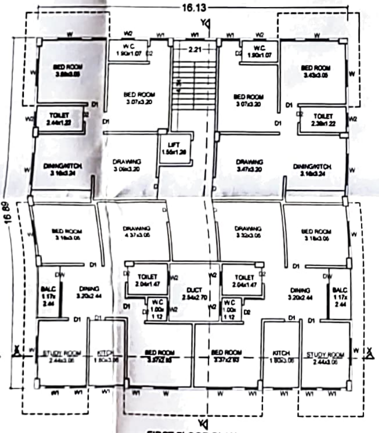
REVISED RESIDENTIAL BUILDING APARMENT FOR
(1) SMT. RAMA PAL W/O LATE SUKUMAR PAL
(2) SRI TARUN KUMAR S/O LATE SUKUMAR PAL
(3) SRI SHISHIR KUMAR S/O LATE SUKUMAR PAL
MAUZA - PURENDRAPUR ,THANA NO -7, KHATA NO - 10,
KHESRA NO -161, DIST. -PATNA ,

DEVELOPER
M/S SHASTHI INFRABUILD PVT. LTD
DIRECTOR SRI SANTOSH KUMAR S/O RAM BINOD SHARMA
MAINPURA MASHJID GALI, THANA + P.O.- DANAPUR, DIST.- PATNA

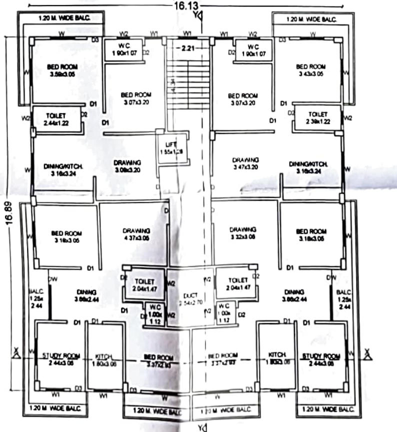
NORTH	SCALE	DRG.NO.
	1:100	01/01



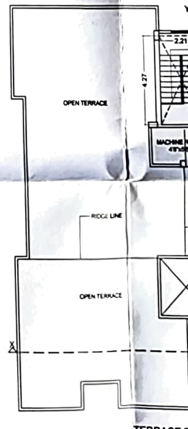
GROUND FLOOR PLAN
Scale = 1:100



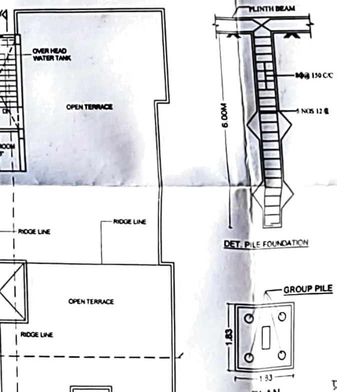
FIRST FLOOR PLAN
Scale = 1:100



2ND, 3RD & 4TH FLOOR PLAN
Scale = 1:100



TERRACE FLOOR PLAN
Scale = 1:100



For SHASTHI INFRABUILD PVT. LTD
Santosh Kumar
SIGN. OF OWNER

Shubham Kumar.
AR. SHUBHAM KUMAR
COA-CA/2021/131542
SIGN. OF ARCH ENGG.

PATNA MUNICIPAL CORPORATION
~~PATNA REGIONAL DEVELOPMENT AUTHORITY (DISSOLVED)~~
Case No. P/PURANDARPUR/PRN-G+4/829/2023 20 (पुनर्रीक्षित)
Sanction of Plan Accorded under Section
315, 316 & 317 of the Bihar Municipal Act 2007
by the Municipal Commissioner, Patna on..........
Date 05/03/2025
SANCTION OF PLAN ACCORDED

प्रहलाद पटेल
सहायक नगर योजना पर्यवेक्षक
शहरी योजना शाखा
पटना नगर निगम

29/3/25
निदेशक
शहरी योजना
पटना नगर निगम, पटना