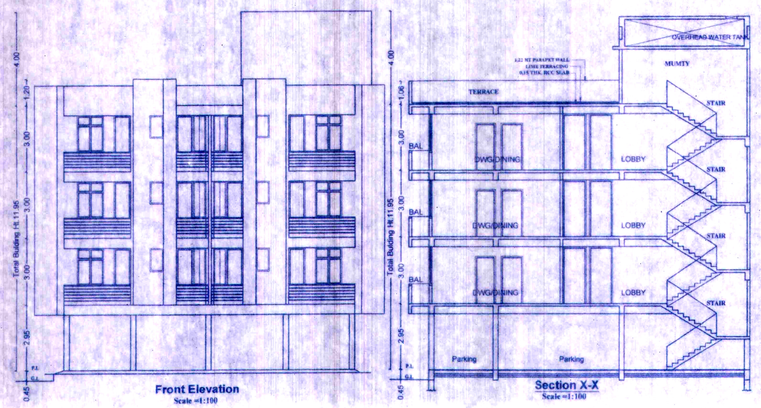
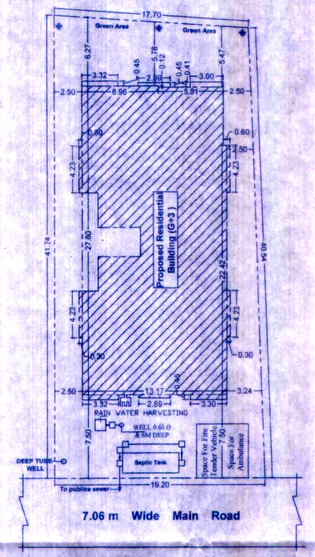
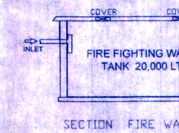
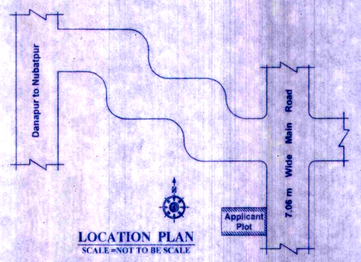










SPECIFICATION:-

(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 :- MOSAIC CAST-IN-SITU FLOORING IN GREY CEMENT IN ALL AREA.
(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 TEXTURE PAINT OVER A SURFACE OF EXTERIOR GRADE PRIMER
(06) DOOR :-
(i) FRAME - 65X100 TH. SAL WOOD DOOR FRAME.
(ii) SHUTTER-35MM TH. SOLID CORE FLUSH DOOROF 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 UPTO 1500HT.
(iii) SANITARYWARE - WHITE GLAZED VITERCUS SANITARYWARE OF I.S.I MARK.
(iv) FITTING - CHROMIUM PLATED C.P. FITTINGS OF 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.

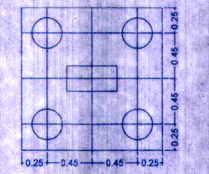
Rani Water Harvesting Sump Calculation :-

TERRACE FLOOR MAX. AREA = 350.69 sqm.
RAIN WATER HARVESTING SUMP REQ. 6 CUM FOR EVERY 100 SQM. TERRACE AREA, SO TOTAL REQ. CAPACITY OF SUMP = 3.50 x 6 = 21.00 CUM.
PROVIDED TANK SIZE = 2.50x2.50x5.00 = 25.00 cum
TOTAL VOLUME OF SUMP = 25.00 CUM.

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 — 20,000 LTRS
06.O.H.W.TANK FOR FIRE FIGHTING — 10,000 LTRS
07.INDICATOR PANEL — A.P.
08.FIRE ALARM CALL POINT — F.A.
09.AUDIABLE ALARM CALL POINT — H
10.LOUDSPEAKER OUTLET — L.S.
11.CO2 FIRE EXTINGUISHER — CO2/DCP
12.FIRE RESISTANT DOOR — F.D.
13.AUTOMATIC SMOKE DETECTOR — A.S.
14.AUTOMATIC SPRINKLER INSTALATION — SP.





AREA CALCULATION :-

Total Plot Area As/Deed	= 759.06 sq.m.
Total Plot Area As/Site	= 760.03 sq.m.
Total Bup Area All Floor	= 1073.30 SQ.M.
F.A.R.= Total B/U AREA / Plot area	= 1073.30/759.03 sq.m. = 1.41
Ground. Floor B/up Area	= 21.23 sq.m.
First. Floor B/up Area	= 350.69 sq.m.
Sceond. Floor B/up Area	= 350.69 sq.m.
Third. Floor B/up Area	= 350.69 sq.m.
Total Floor B/up Area	= 1073.30 sq.m.

PARKING CALCULATION:-

Total B/up Area = 1073.30 x 15% = 160.99 sq.m
Total B/up Area (-)15% Area = 1073.30 - 160.99 = 912.30 sq.m.
Car Parking For = 25%
Cross Car Parking = 912.30 x 25% = 228.07 sq.m.
Total Required Car Parking Area = 228.07 sq.m.
Ground Floor Parking Area = 339.77 sqm

Septic Tank Calculation:-

Total No Of Flat = 12 Nos
Each Flat Having 5 Person
Total No Of Person = 12 x 5 = 60 Person
Per Person R.eq.Area = 0.085 qb.m/Day
Total Req. Area Of Septic Tank = 60 x 0.085 = 5.10 qb.m/Day
Total Req. Septic Tank Area = 5.10 qb.m/Day
Area Of Septic Tank Size = 4.00x1.50x1.50 = 9.00 qb.m/Day
Total Provide of Septic Tank All Block Area = 9.00 qb.m/Day

Water Tank Calculation:-

Total No Of Flat = 12 Nos
Each Flat Having 5 Person
Total No Of Person = 12 x 5 = 60 Person
Per Person Req.Area = 135 Ltrs/Day
Total Req. Area Of Water Tank = 60x135 = 8100.00 Ltrs/Day
Fire Water Tank =10000.00 Ltrs
Total Req. Area Of Water Tank = 18100.00 Ltrs/Day
Provide Area Of Water Tank Size =
5.25x2.64x1.70+0.15x1000 = 23562 Ltrs/Day
Total Provide Water Tank Cap City = 23562.00 say Ltrs/Day

Green Area Calculation :-

Total Net Plot Area = 759.03 sq.m.
Green Space Area %Reqd = 759.03 x 10%= 75.90 sq.m.
Total Provide Green Space = 80.00 sq.m.

Plot Detail :-

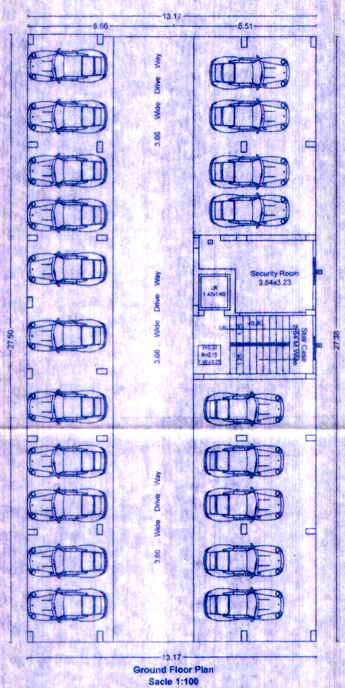
Proposed Residential Building For Smt. Leela Devi W/O Sri Bhola Prasad, Tauzi No- 5457, Thana No- 30, Khata No- 209, Survey PlotNo.- 2423(p), P.S- Danapur, Mauza - Jamsaut, District - Patna.

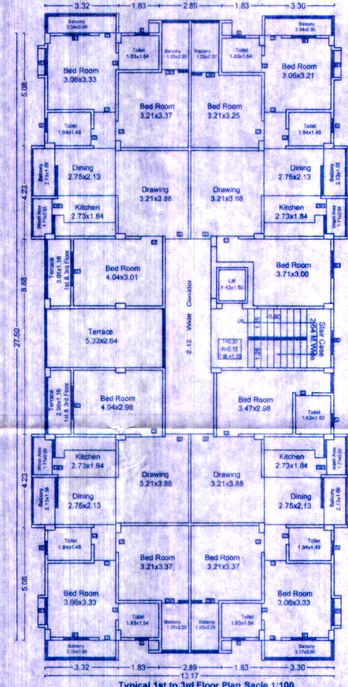
Developer Address:-

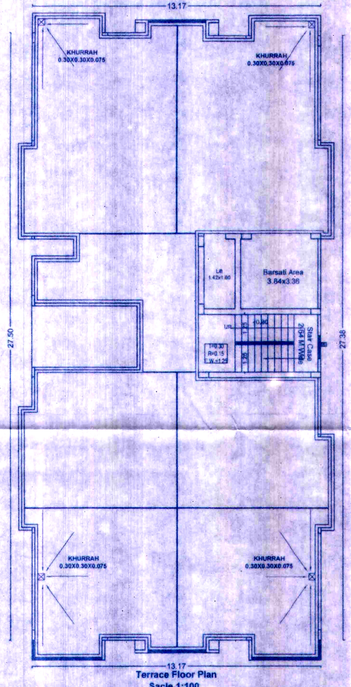
M/S Uma Shanti Developers Pvt.Ltd. A Company Act. 1956 Bearing Registration No- U45200BR2011PTC016852, Its Having Its Registered Office At -Ground Floor, Rimi Enclave,Shiv Mandir,C D Colony, P.S- Shastri Nagar, District- Patna.
Through Its Director- Mr.Santosh Kumar Upadhyay, S/O Sri Uma Shankar Upadhyay,
Residence:- Flat No - 304,Rimi Enclave,Shiv Mandir,C D Colony, P.S- Shastri Nagar, District- Patna.

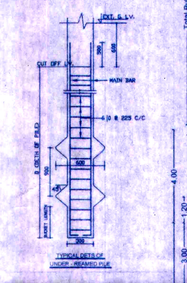
SHEET NO.	SCALE.	NORTH.
01/01	1 : 100 1 : 200	

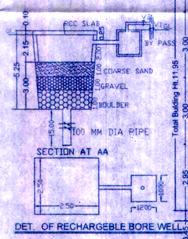
UMA SHANTI DEVELOPERS PRIVATE LIMITED
Director
UMA SHANTI DEVELOPERS PRIVATE LIMITED
BR/JDH/BLDR/23-0397
SIGNATURE OF ST.ENGINEER
SHAILESH RANJAN, M.I.T
CIVIL ENGINEER
WP NO-BR/JDH/CE/23-0016
JDHD BHAP /PATNA
SIGNATURE OF OWNER/BUILDER
SIGNATURE OF ARCHITECT

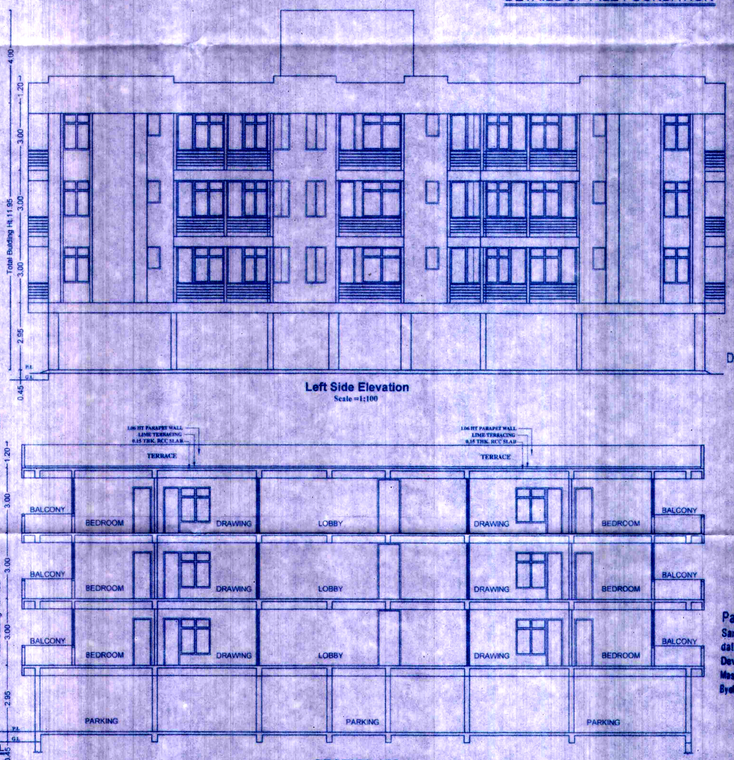












प्रभारी निदेशक
पटना महानगर क्षेत्र प्राधिकार

05/05/2020

महानगर नगर योजना पर्यवेक्षक,
पटना महानगर क्षेत्र प्राधिकार

Patna Metropolitan Area Authority
Sanction of Plan Case no.- Form/PRN/ JAMSAUT /Dnr23/78/2019
dated 11/12/2019.....accorded under DANAPUR
Development Control Regulations For Patna
Master Plan 2031 (Byelaws no 6) of Bihar Build-
Byelaws 2014 (as amended 2022) on Date. 21.06.2024

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