



नक्सा स्वीकृति की मान्यता तीन वर्ष तक रहेगी

गया नगर निगम, गया

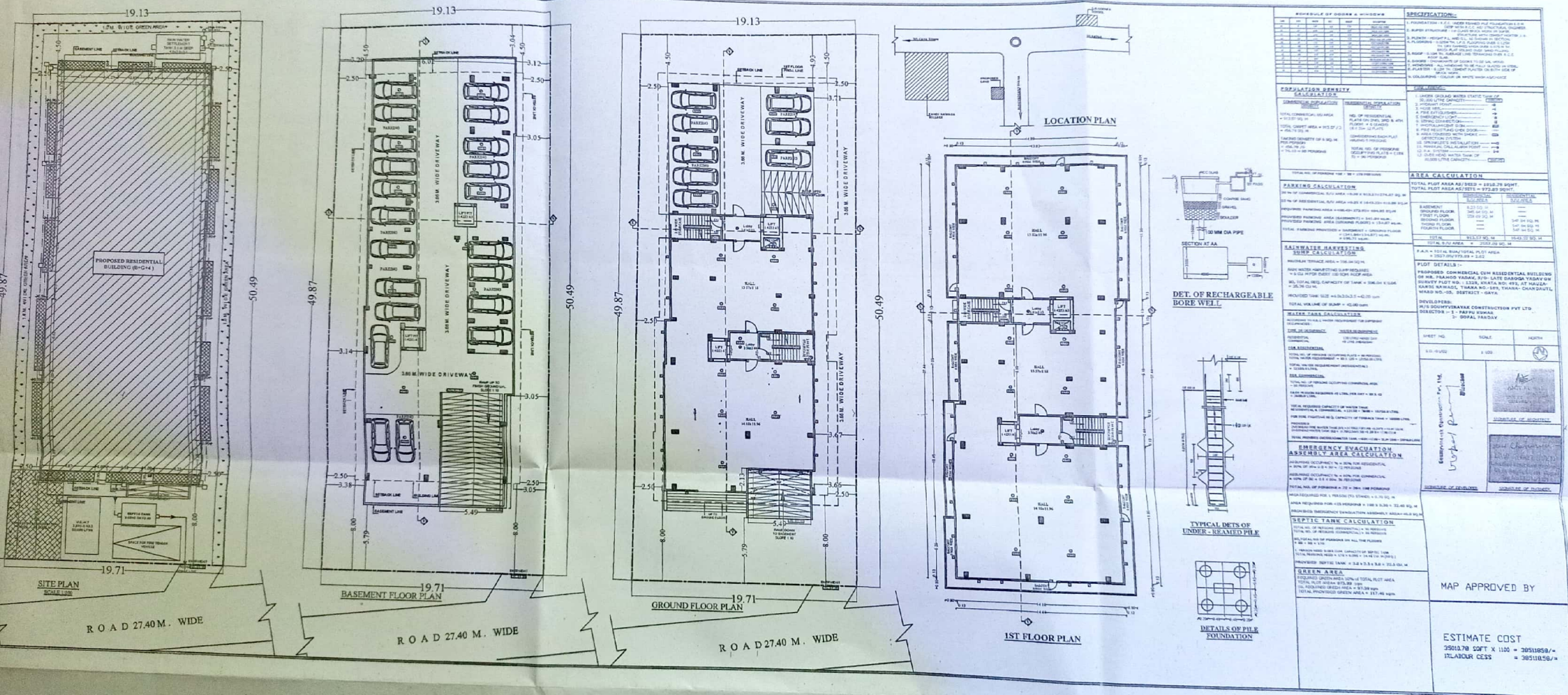
का मुकदमा नं० 369/2522

बिहार नगरपालिका अधिनियम 2007 के
धारा 314 के अन्तर्गत स्वीकृत किया गया।

नगर आयुक्त

गया नगर निगम, गया

15/2/22



SCHEDULE OF DOORS & WINDOWS						SPECIFICATION:-	
1	1	1	1	1	1	1	1
2	2	2	2	2	2	2	2
3	3	3	3	3	3	3	3
4	4	4	4	4	4	4	4
5	5	5	5	5	5	5	5
6	6	6	6	6	6	6	6
7	7	7	7	7	7	7	7
8	8	8	8	8	8	8	8
9	9	9	9	9	9	9	9
10	10	10	10	10	10	10	10
11	11	11	11	11	11	11	11
12	12	12	12	12	12	12	12
13	13	13	13	13	13	13	13
14	14	14	14	14	14	14	14
15	15	15	15	15	15	15	15
16	16	16	16	16	16	16	16
17	17	17	17	17	17	17	17
18	18	18	18	18	18	18	18
19	19	19	19	19	19	19	19
20	20	20	20	20	20	20	20
21	21	21	21	21	21	21	21
22	22	22	22	22	22	22	22
23	23	23	23	23	23	23	23
24	24	24	24	24	24	24	24
25	25	25	25	25	25	25	25
26	26	26	26	26	26	26	26
27	27	27	27	27	27	27	27
28	28	28	28	28	28	28	28
29	29	29	29	29	29	29	29
30	30	30	30	30	30	30	30
31	31	31	31	31	31	31	31
32	32	32	32	32	32	32	32
33	33	33	33	33	33	33	33
34	34	34	34	34	34	34	34
35	35	35	35	35	35	35	35
36	36	36	36	36	36	36	36
37	37	37	37	37	37	37	37
38	38	38	38	38	38	38	38
39	39	39	39	39	39	39	39
40	40	40	40	40	40	40	40
41	41	41	41	41	41	41	41
42	42	42	42	42	42	42	42
43	43	43	43	43	43	43	43
44	44	44	44	44	44	44	44
45	45	45	45	45	45	45	45
46	46	46	46	46	46	46	46
47	47	47	47	47	47	47	47
48	48	48	48	48	48	48	48
49	49	49	49	49	49	49	49
50	50	50	50	50	50	50	50
51	51	51	51	51	51	51	51
52	52	52	52	52	52	52	52
53	53	53	53	53	53	53	53
54	54	54	54	54	54	54	54
55	55	55	55	55	55	55	55
56	56	56	56	56	56	56	56
57	57	57	57	57	57	57	57
58	58	58	58	58	58	58	58
59	59	59	59	59	59	59	59
60	60	60	60	60	60	60	60
61	61	61	61	61	61	61	61
62	62	62	62	62	62	62	62
63	63	63	63	63	63	63	63
64	64	64	64	64	64	64	64
65	65	65	65	65	65	65	65
66	66	66	66	66	66	66	66
67	67	67	67	67	67	67	67
68	68	68	68	68	68	68	68
69	69	69	69	69	69	69	69
70	70	70	70	70	70	70	70
71	71	71	71	71	71	71	71
72	72	72	72	72	72	72	72
73	73	73	73	73	73	73	73
74	74	74	74	74	74	74	74
75	75	75	75	75	75	75	75
76	76	76	76	76	76	76	76
77	77	77	77	77	77	77	77
78	78	78	78	78	78	78	78
79	79	79	79	79	79	79	79
80	80	80	80	80	80	80	80
81	81	81	81	81	81	81	81
82	82	82	82	82	82	82	82
83	83	83	83	83	83	83	83
84	84	84	84	84	84	84	84
85	85	85	85	85	85	85	85
86	86	86	86	86	86	86	86
87	87	87	87	87	87	87	87
88	88	88	88	88	88	88	88
89	89	89	89	89	89	89	89
90	90	90	90	90	90	90	90
91	91	91	91	91	91	91	91
92	92	92	92	92	92	92	92
93	93	93	93	93	93	93	93
94	94	94	94	94	94	94	94
95	95	95	95	95	95	95	95
96	96	96	96	96	96	96	96
97	97	97	97	97	97	97	97
98	98	98	98	98	98	98	98
99	99	99	99	99	99	99	99
100	100	100	100	100	100	100	100

POPULATION DENSITY CALCULATION		FIRE LEGEND:-	
COMMERCIAL POPULATION DENSITY	RESIDENTIAL POPULATION DENSITY	1. UNDER GROUND WATER STATIC TANK OF 50,000 LITRE CAPACITY-----	10
TOTAL COMMERCIAL B/U AREA = 913.57 SQ. M	NO. OF RESIDENTIAL FLATS ON 2ND, 3RD & 4TH FLOOR = 6 (EACH) (6 X 3) = 12 FLATS	2. HYDRANT POINT-----	11
TOTAL CARPET AREA = 913.57 / 2 = 456.78 SQ. M	CONSIDERING EACH FLAT HAVING 5 PERSONS	3. HOSE REEL-----	12
TAKING DENSITY OF 6 SQ. M PER PERSON = 456.78 / 6 = 76.13 = 80 PERSONS	TOTAL NO. OF PERSONS OCCUPYING FLATS = (18 X 5) = 90 PERSONS	4. FIRE EXTINGUISHER-----	13
TOTAL NO. OF PERSONS = 80 + 90 = 170 PERSONS		5. EMERGENCY LIGHT-----	14
		6. SMOKE CONNECTION-----	15
		7. PHOTO LUMINECENT SIGN-----	16
		8. FIRE RESISTING CHECK DOOR-----	17
		9. AREA COVERED WITH SMOKE DETECTION SYSTEM-----	18
		10. SPRINKLER'S INSTALLATION-----	19
		11. MANUAL CALL ALARM POINT-----	20
		12. P.A. SYSTEM-----	21
		13. OVER HEAD WATER TANK OF 10,000 LITRE CAPACITY-----	22

PARKING CALCULATION		AREA CALCULATION	
30 % OF COMMERCIAL B/U AREA = 0.30 X 913.57 = 274.07 SQ. M	25 % OF RESIDENTIAL B/U AREA = 0.25 X 1643.52 = 410.88 SQ. M	TOTAL PLOT AREA AS/DEED = 1010.78 SQMT.	TOTAL PLOT AREA AS/SITE = 973.89 SQMT.
REQUIRED PARKING AREA = 488.43 + 273.92 = 684.95 SQ. M	PROVIDED PARKING AREA (BASEMENT) = 541.84 sq.m.		
PROVIDED PARKING AREA (GROUND FLOOR) = 154.87 sq.m.	TOTAL PARKING PROVIDED = BASEMENT + GROUND FLOOR = (541.84 + 154.87) sq.m. = 696.71 sq.m.		

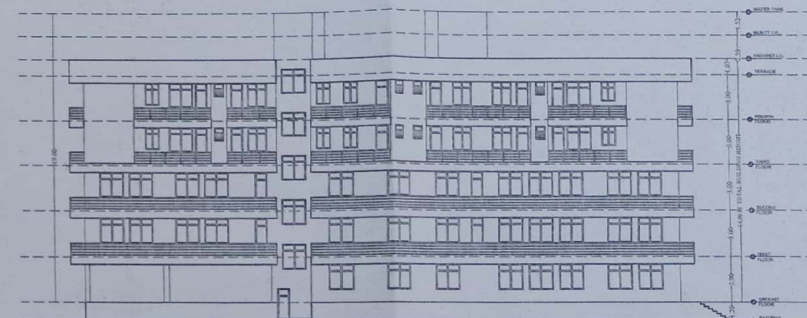
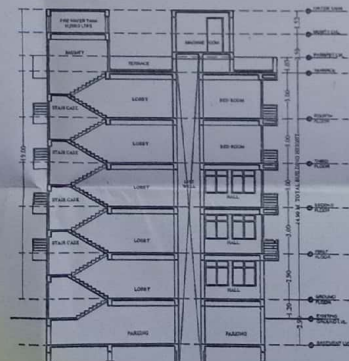
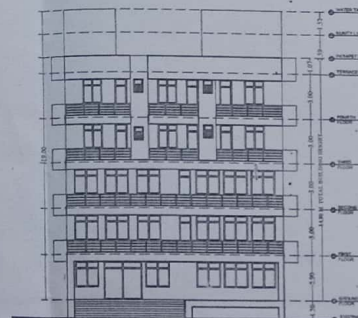
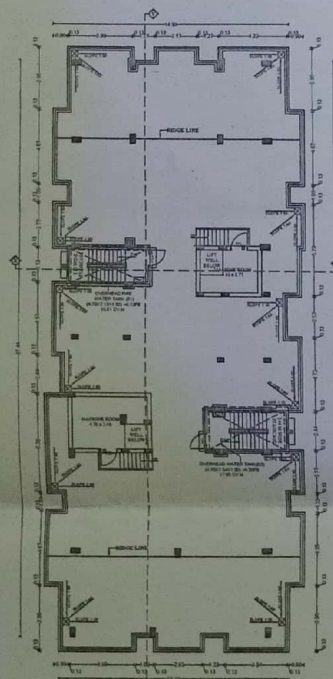
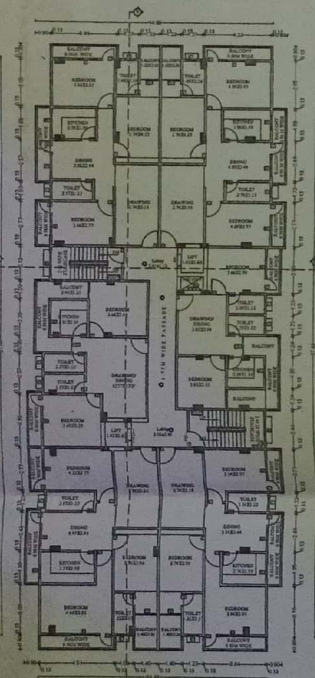
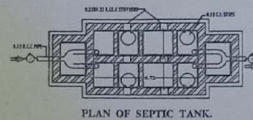
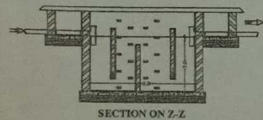
RAINWATER HARVESTING SUMP CALCULATION		PLOT DETAILS :-	
MAXIMUM TERRACE AREA = 596.04 SQ. M	RAIN WATER HARVESTING SUMP REQUIRES = 6 CU. M FOR EVERY 100 SQM. ROOF AREA	PROPOSED COMMERCIAL CUM RESIDENTIAL BUILDING OF MR. PRAMOD YADAV, S/O- LATE DAROGA YADAV ON SURVEY PLOT NO. : 1229, KHATA NO: 492, AT NAUZA-KANDI HAWADI, THANA NO.-189, THANA- CHANDAUTI, WARD NO.-05, DISTRICT - GAYA	
SO, TOTAL REQ. CAPACITY OF TANK = 596.04 X 0.06 = 35.76 CU. M.	PROVIDED TANK SIZE = 4.0 x 3.0 x 3.5 = 42.00 cum	DEVELOPERS: M/S SOUHYVINAYAK CONSTRUCTION PVT LTD	
TOTAL VOLUME OF SUMP = 42.00 cum		DIRECTOR :- 1 - PAPPU KUMAR 2 - GOPAL PANDAY	

WATER TANK CALCULATION		SHEET NO.	
ACCORDING TO H.B.C WATER REQUIREMENT FOR DIFFERENT OCCUPANCIES		SCALE	NORTH
TYPE OF OCCUPANCY	WATER REQUIREMENT		
RESIDENTIAL	135 LTRS/ HEAD/ DAY		
COMMERCIAL	45 LTRS /HEAD/DAY		
FOR RESIDENTIAL			
TOTAL NO. OF PERSONS OCCUPYING FLATS = 90 PERSONS	TOTAL WATER REQUIREMENT = 90 X 135 = 12150.00 LTRS.		
TOTAL WATER REQUIREMENT (RESIDENTIAL) = 12150.0 LTRS.			
FOR COMMERCIAL			
TOTAL NO. OF PERSONS OCCUPYING COMMERCIAL AREA = 80 PERSONS	EACH PERSON REQUIRES 45 LTRS. PER DAY = 80 X 45 = 3600.0 LTRS.		
TOTAL REQUIRED CAPACITY OF WATER TANK RESIDENTIAL & COMMERCIAL = 12150 + 3600 = 15750.0 LTRS.	FOR FIRE FIGHTING REQ. CAPACITY OF TERRACE TANK = 10000 LTRS.		
PROVIDED OVERHEAD FIRE WATER TANK (R) = 14 F02 13X1.50 X 10.20 F = 15.81 CU. M.	OVERHEAD WATER TANK (R) = 14 F02 3.5X1.50 X 10.20 F = 17.80 CU. M.		
TOTAL PROVIDED OVERHEAD WATER TANK = 15.81 + 17.80 = 33.61 CU. M = 32968.8 LTRS.			

EMERGENCY EVACUATION ASSEMBLY AREA CALCULATION		SEPTIC TANK CALCULATION	
ASSUMING OCCUPANCY % = 80% FOR RESIDENTIAL = 80% OF 90 = 0.8 X 90 = 72 PERSONS	ASSUMING OCCUPANCY % = 60% FOR COMMERCIAL = 60% OF 80 = 0.6 X 80 = 36 PERSONS	TOTAL NO. OF PERSONS (RESIDENTIAL) = 90 PERSONS	TOTAL NO. OF PERSONS (COMMERCIAL) = 80 PERSONS
TOTAL NO. OF PERSONS = 72 + 36 = 108 PERSONS	AREA REQUIRED FOR 1 PERSON (TO STAND) = 0.30 SQ. M	80, TOTAL NO OF PERSONS ON ALL THE FLOORS = 80 + 90 = 170	1 PERSON NEED 0.085 CU. M. CAPACITY OF SEPTIC TANK.
AREA REQUIRED FOR 425 PERSONS = 108 X 0.30 = 32.40 SQ. M	PROVIDED EMERGENCY EVACUATION ASSEMBLY AREA = 40.0 SQ. M	TOTAL PERSONS NEED = 170 X 0.085 = 14.45 CU. M (REQ.)	PROVIDED SEPTIC TANK = 3.0 X 2.5 X 3.0 = 22.5 CU. M

GREEN AREA		MAP APPROVED BY	
REQUIRED GREEN AREA 10% OF TOTAL PLOT AREA	TOTAL PLOT AREA = 973.89 sqm		
SO, REQUIRED GREEN AREA = 97.38 sqm	TOTAL PROVIDED GREEN AREA = 117.46 sqm		

ESTIMATE COST	
35010.78 SQFT X 1100 = 38511858/=	1% LABOUR CESS = 385118.58/=

[illegible]

SPECIFICATION:-

1. FOUNDATION - R.C.C. UNDER REAMED PILE FOUNDATION 6.0 M DEEP WITH R.C.C. AS STRUCTURAL ENGINEER.
2. SUPER STRUCTURE - 1ST CLASS BRICK WORK IN SUPER STRUCTURE WITH CEMENT MORTAR 1:6.
3. PLINTH - HEIGHT P.L. AND G.L. AS SHOWN IN SECTION.
4. FLOORING - 0.025M TH. I.P.S. FLOORING OVER 0.125M TH. GRY RAMMED KHOA OVER 0.075 M TH. BRICK FLAT SOLING OVER SAND FILLING.
5. ROOF - 0.10M TH. AVERAGE LIME TERRACING OVER R.C.C. ROOF SLAB.
6. DOORS - CHOWKHATS OF DOORS TO BE SAL WOOD.
7. WINDOWS - ALL WINDOWS TO BE FULLY GLAZED IN STEEL.
8. PLASTER - 0.12M TH. CEMENT PLASTER ON BOTH SIDE OF BRICK WORK.
9. COLOURING - COLOUR OR WHITE WASH AS/CHOICE.

SCHEDULE OF DOORS & WINDOWS

S.NO	TYPE	WIDTH	HT	DEPTH	DESCRIPTION
01	1	1.00	2.0	1.00	DOOR (1000 X 2000)
02	01	0.90	2.0	1.00	DOOR (900 X 2000)
03	02	0.90	2.0	1.00	DOOR (900 X 2000)
04	03	0.90	2.0	1.00	DOOR (900 X 2000)
05	04	0.90	2.0	1.00	DOOR (900 X 2000)
06	05	1.20	2.0	1.00	DOOR (1200 X 2000)
07	06	0.90	2.0	1.00	DOOR (900 X 2000)
08	07	0.90	2.0	1.00	DOOR (900 X 2000)
09	08	0.90	2.0	1.00	DOOR (900 X 2000)
10	09	0.90	2.0	1.00	DOOR (900 X 2000)
11	10	0.90	2.0	1.00	DOOR (900 X 2000)
12	11	0.90	2.0	1.00	DOOR (900 X 2000)
13	12	0.90	2.0	1.00	DOOR (900 X 2000)
14	13	0.90	2.0	1.00	DOOR (900 X 2000)
15	14	0.90	2.0	1.00	DOOR (900 X 2000)
16	15	0.90	2.0	1.00	DOOR (900 X 2000)
17	16	0.90	2.0	1.00	DOOR (900 X 2000)
18	17	0.90	2.0	1.00	DOOR (900 X 2000)
19	18	0.90	2.0	1.00	DOOR (900 X 2000)
20	19	0.90	2.0	1.00	DOOR (900 X 2000)
21	20	0.90	2.0	1.00	DOOR (900 X 2000)
22	21	0.90	2.0	1.00	DOOR (900 X 2000)
23	22	0.90	2.0	1.00	DOOR (900 X 2000)
24	23	0.90	2.0	1.00	DOOR (900 X 2000)
25	24	0.90	2.0	1.00	DOOR (900 X 2000)
26	25	0.90	2.0	1.00	DOOR (900 X 2000)
27	26	0.90	2.0	1.00	DOOR (900 X 2000)
28	27	0.90	2.0	1.00	DOOR (900 X 2000)
29	28	0.90	2.0	1.00	DOOR (900 X 2000)
30	29	0.90	2.0	1.00	DOOR (900 X 2000)
31	30	0.90	2.0	1.00	DOOR (900 X 2000)
32	31	0.90	2.0	1.00	DOOR (900 X 2000)
33	32	0.90	2.0	1.00	DOOR (900 X 2000)
34	33	0.90	2.0	1.00	DOOR (900 X 2000)
35	34	0.90	2.0	1.00	DOOR (900 X 2000)
36	35	0.90	2.0	1.00	DOOR (900 X 2000)
37	36	0.90	2.0	1.00	DOOR (900 X 2000)
38	37	0.90	2.0	1.00	DOOR (900 X 2000)
39	38	0.90	2.0	1.00	DOOR (900 X 2000)
40	39	0.90	2.0	1.00	DOOR (900 X 2000)
41	40	0.90	2.0	1.00	DOOR (900 X 2000)
42	41	0.90	2.0	1.00	DOOR (900 X 2000)
43	42	0.90	2.0	1.00	DOOR (900 X 2000)
44	43	0.90	2.0	1.00	DOOR (900 X 2000)
45	44	0.90	2.0	1.00	DOOR (900 X 2000)
46	45	0.90	2.0	1.00	DOOR (900 X 2000)
47	46	0.90	2.0	1.00	DOOR (900 X 2000)
48	47	0.90	2.0	1.00	DOOR (900 X 2000)
49	48	0.90	2.0	1.00	DOOR (900 X 2000)
50	49	0.90	2.0	1.00	DOOR (900 X 2000)
51	50	0.90	2.0	1.00	DOOR (900 X 2000)
52	51	0.90	2.0	1.00	DOOR (900 X 2000)
53	52	0.90	2.0	1.00	DOOR (900 X 2000)
54	53	0.90	2.0	1.00	DOOR (900 X 2000)
55	54	0.90	2.0	1.00	DOOR (900 X 2000)
56	55	0.90	2.0	1.00	DOOR (900 X 2000)
57	56	0.90	2.0	1.00	DOOR (900 X 2000)
58	57	0.90	2.0	1.00	DOOR (900 X 2000)
59	58	0.90	2.0	1.00	DOOR (900 X 2000)
60	59	0.90	2.0	1.00	DOOR (900 X 2000)
61	60	0.90	2.0	1.00	DOOR (900 X 2000)
62	61	0.90	2.0	1.00	DOOR (900 X 2000)
63	62	0.90	2.0	1.00	DOOR (900 X 2000)
64	63	0.90	2.0	1.00	DOOR (900 X 2000)
65	64	0.90	2.0	1.00	DOOR (900 X 2000)
66	65	0.90	2.0	1.00	DOOR (900 X 2000)
67	66	0.90	2.0	1.00	DOOR (900 X 2000)
68	67	0.90	2.0	1.00	DOOR (900 X 2000)
69	68	0.90	2.0	1.00	DOOR (900 X 2000)
70	69	0.90	2.0	1.00	DOOR (900 X 2000)
71	70	0.90	2.0	1.00	DOOR (900 X 2000)
72	71	0.90	2.0	1.00	DOOR (900 X 2000)
73	72	0.90	2.0	1.00	DOOR (900 X 2000)
74	73	0.90	2.0	1.00	DOOR (900 X 2000)
75	74	0.90	2.0	1.00	DOOR (900 X 2000)
76	75	0.90	2.0	1.00	DOOR (900 X 2000)
77	76	0.90	2.0	1.00	DOOR (900 X 2000)
78	77	0.90	2.0	1.00	DOOR (900 X 2000)
79	78	0.90	2.0	1.00	DOOR (900 X 2000)
80	79	0.90	2.0	1.00	DOOR (900 X 2000)
81	80	0.90	2.0	1.00	DOOR (900 X 2000)
82	81	0.90	2.0	1.00	DOOR (900 X 2000)
83	82	0.90	2.0	1.00	DOOR (900 X 2000)
84	83	0.90	2.0	1.00	DOOR (900 X 2000)
85	84	0.90	2.0	1.00	DOOR (900 X 2000)
86	85	0.90	2.0	1.00	DOOR (900 X 2000)
87	86	0.90	2.0	1.00	DOOR (900 X 2000)
88	87	0.90	2.0	1.00	DOOR (900 X 2000)
89	88	0.90	2.0	1.00	DOOR (900 X 2000)
90	89	0.90	2.0	1.00	DOOR (900 X 2000)
91	90	0.90	2.0	1.00	DOOR (900 X 2000)
92	91	0.90	2.0	1.00	DOOR (900 X 2000)
93	92	0.90	2.0	1.00	DOOR (900 X 2000)
94	93	0.90	2.0	1.00	DOOR (900 X 2000)
95	94	0.90	2.0	1.00	DOOR (900 X 2000)
96	95	0.90	2.0	1.00	DOOR (900 X 2000)
97	96	0.90	2.0	1.00	DOOR (900 X 2000)
98	97	0.90	2.0	1.00	DOOR (900 X 2000)
99	98	0.90	2.0	1.00	DOOR (900 X 2000)
100	99	0.90	2.0	1.00	DOOR (900 X 2000)

FIRE LEGEND:-

1. UNDER GROUND WATER STATIC TANK OF 50,000 LITRE CAPACITY-----
2. HYDRANT POINT-----
3. HOSE REEL-----
4. FIRE EXTINGUISHER-----
5. EMERGENCY LIGHT-----
6. SEMAC CONNECTION-----
7. PHOTO LUMINCENT SIGN-----
8. FIRE RESISTING CHECK DOOR-----
9. AREA COVERED WITH SMOKE DETECTION SYSTEM-----
10. SPRINKLER'S INSTALLATION-----
11. MANUAL CALL ALARM POINT-----
12. P.A. SYSTEM-----
13. OVER HEAD WATER TANK OF 10,000 LITRE CAPACITY-----

AREA CALCULATION

TOTAL PLOT AREA AS/DEED = 1010.78 SQMT.
TOTAL PLOT AREA AS/SITE = 973.89 SQMT.

	COMMERCIAL B.U.AREA	RESIDENTIAL B.U.AREA
BASEMENT	8.23 SQ. M	---
GROUND FLOOR	345.84 SQ. M	---
FIRST FLOOR	558.69 SQ. M	---
SECOND FLOOR	---	547.84 SQ. M
THIRD FLOOR	---	547.84 SQ. M
FOURTH FLOOR	---	547.84 SQ. M
TOTAL	912.57 SQ. M	1643.52 SQ. M
TOTAL B.U.AREA	= 2557.09 SQ. M	

F.A.R. = TOTAL BUA/TOTAL PLOT AREA
= 2557.09/973.89 = 2.62

PLOT DETAILS :-

PROPOSED COMMERCIAL CUM RESIDENTIAL BUILDING OF MR. PRAMOD YADAV, S/O- LATE DAROGA YADAV ON SURVEY PLOT NO. 1 1229, KHATA NO: 492, AT MAUZA- KANDI NAWADE, THANA NO- 189, THANA- CHANDAUTI, WARD NO.-85, DISTRICT - GAYA

DEVELOPERS:-

M/S SOHNYVINAYAK CONSTRUCTION PVT LTD
DIRECTOR :- 1- PAPPU KUMAR
2- GOPAL PANDAY

SHEET NO	SCALE	NORTH
S.D-02/02	1:100	

Engineer/In-charge Construction Dr. 114,

Gopal Pandey

Director

M/S SOHNYVINAYAK CONSTRUCTION PVT LTD

GAYA

SIGNATURE OF ARCHITECT

Dr. Chandra

DR. CHANDRA

CERTIFIED ARCHITECT

GAYA

SIGNATURE OF ENGINEER

SIGNATURE OF DEVELOPER

MAP APPROVED BY

ESTIMATE COST

35010.78 SQFT X 1100 = 38511858/-
1%LABOUR CESS = 385118.58/-