NN-294/2021-22

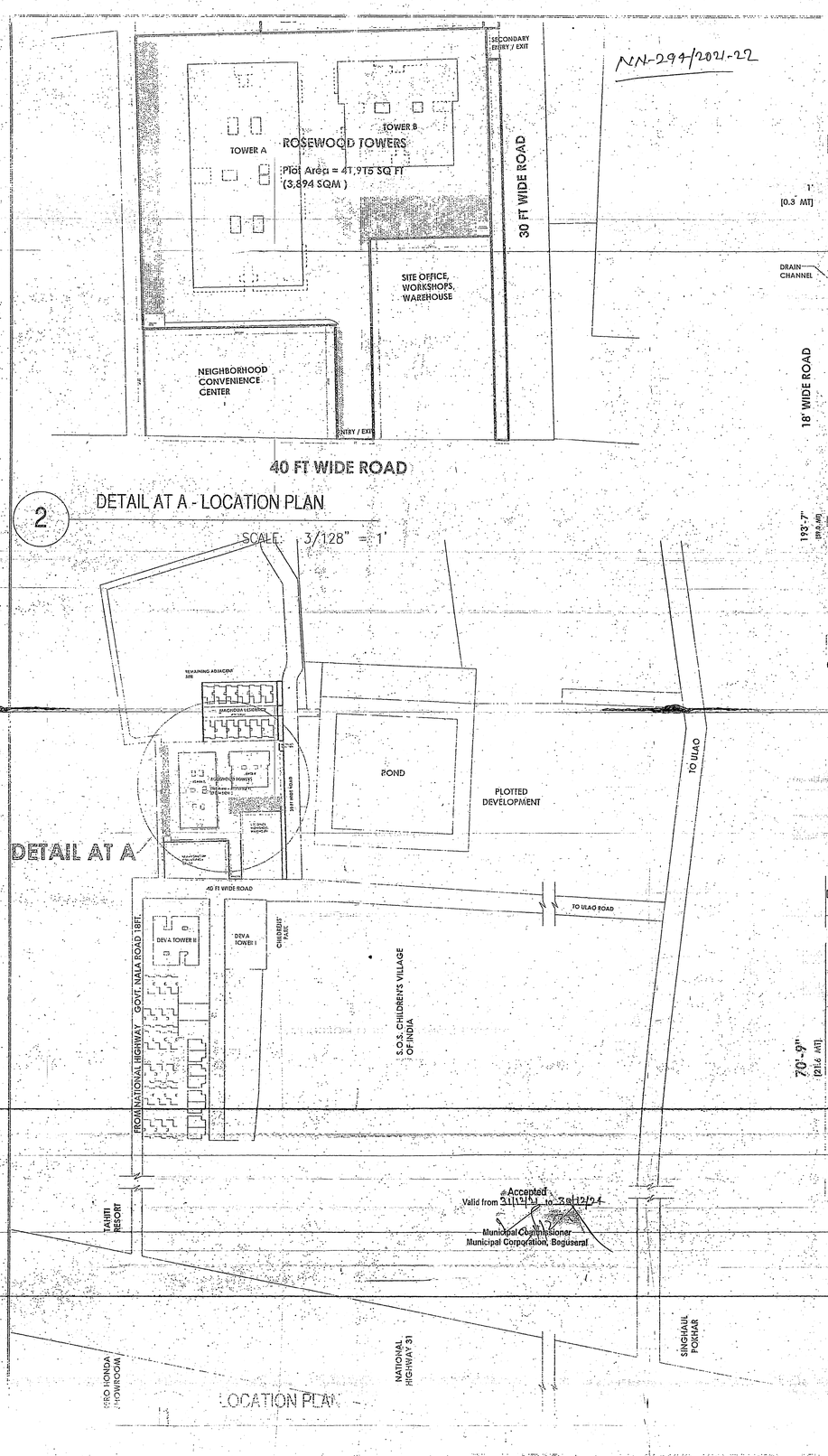
the Owner/Builder Shall in no case deviate from the sanctioned plan for the ... If any deviation is found during ... inspection or at any time, the entire structure shall be treated as unauthorised ... owner/user will be liable for legal action. The owner will keep a copy of ... plan at the site during construction

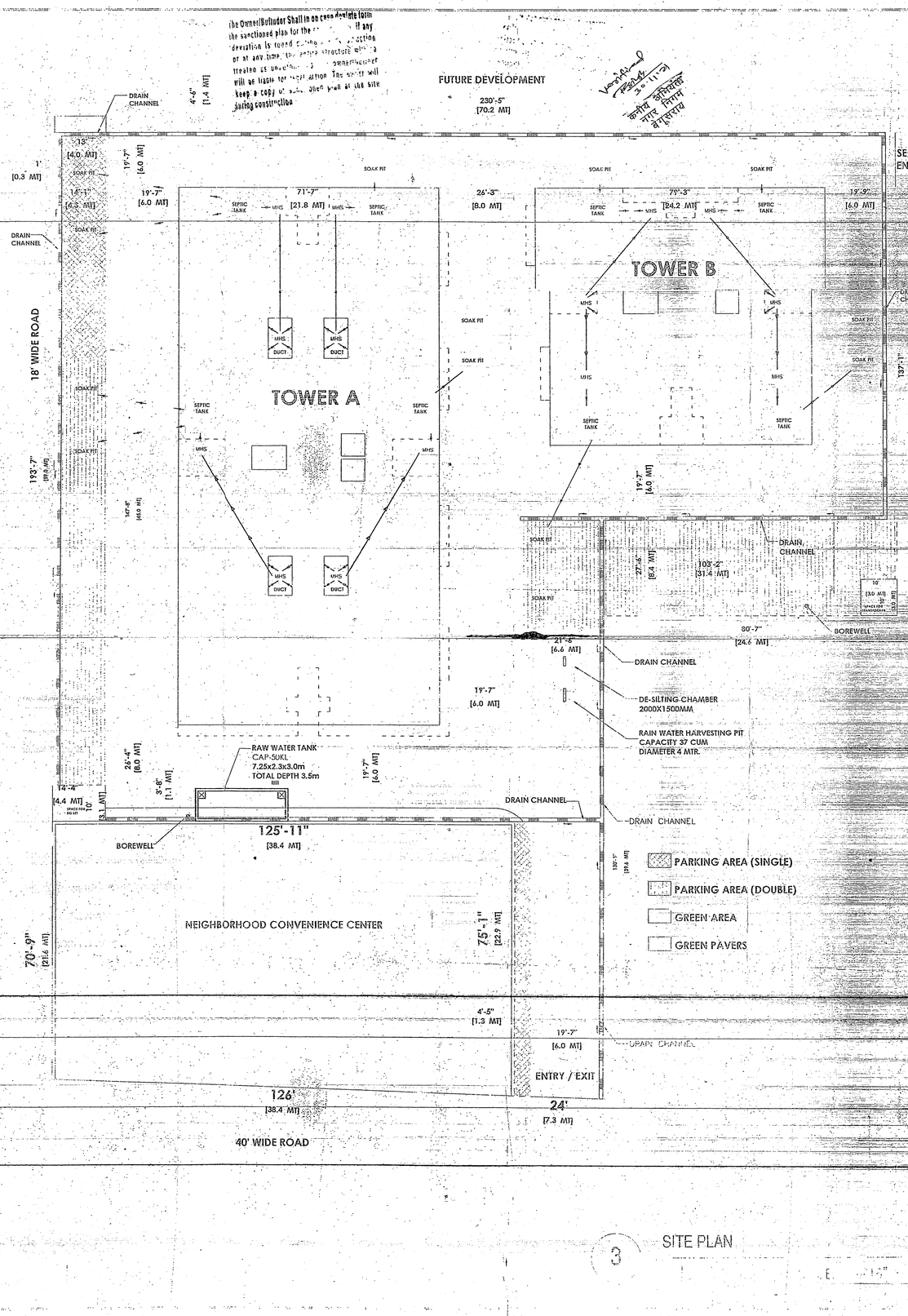
FUTURE DEVELOPMENT

DETAIL AT A - LOCATION PLAN

2

SCALE 3/128" = 1'





Accepted
Valid from 31/12/21 to 30/12/24
Municipal Commissioner
Municipal Corporation, Begusarai

NOTES

TOTAL PLOT AREA = 41715 SQ.FT. (3894 SQM)

AREA CALCULATION

PLOT AREA	41,915	3,894.03

TOWER A

	AREA (SQ.FT.)	AREA (SQ.MTS.)
STILT FLOOR BUILT UP AREA	7,976	740.95
FIRST FLOOR BUILT UP AREA	8,828	820.15
SECOND FLOOR BUILT UP AREA	8,828	820.15
THIRD FLOOR BUILT UP AREA	8,828	820.15
FORTH FLOOR BUILT UP AREA	8,828	820.15
FIFTH FLOOR BUILT UP AREA	8,828	820.15
SIXTH FLOOR BUILT UP AREA	8,828	820.15
SEVENTH FLOOR BUILT UP AREA	8,828	820.15
BUILT UP AREA ALL FLOORS EXCLUDING BALCONIES	63,804	5,927.58
50% AREA OF PROJECTED BALCONIES	5,455.525	506.87
TOTAL BUILT UP AREA	69,260	6,434.45

TOWER B

	AREA (SQ.FT.)	AREA (SQ.MTS.)
STILT FLOOR BUILT UP AREA	GD	57.65
FIRST FLOOR BUILT UP AREA	4,304	399.85
SECOND FLOOR BUILT UP AREA	4,304	399.85
THIRD FLOOR BUILT UP AREA	4,304	399.85
FORTH FLOOR BUILT UP AREA	4,304	399.85
FIFTH FLOOR BUILT UP AREA	4,304	399.85
SIXTH FLOOR BUILT UP AREA	4,304	399.85
SEVENTH FLOOR BUILT UP AREA	4,304	399.85
BUILT UP AREA ALL FLOORS EXCLUDING BALCONIES	30,748	2,856.58
50% AREA OF PROJECTED BALCONIES	2596.9	241.26
TOTAL BUILT UP AREA	33,345	3,097.84
TOTAL SITE AREA	41,915	3,894.03
TOTAL BUILT UP AREA (F.A.R. =2.45)	1,02,605	9,532.38

F.A.R.=2.45 TOTAL BUILT UP AREA	= 1,02,605 SQ.FT.
SITE PLOT AREA	= 41,915 SQ.FT.
BUILT UP AREA FOR PARKING	= 1,02,605 SQ.FT. (SQM)
TOTAL PARKING SPACE CALCULATION	= 25,703.1 SQ.FT. (2387.89 SQM)
OPEN CAR PARKING AREA	= 1134.97 SQ.FT. (105.44 SQM)
DOUBLE CAR PARKING AREA	= 8741.83 SQ.FT. (812.14 SQM)
PARKING AREA ON STILTS	= 15,826.3 SQ.FT. (1470.21 SQM)
AREA LEFT FOR GREEN SPACE (5.1%)	= 2,104 SQ.FT. (195.44 SQM)

PARKING CALCULATION

PROPOSED RESIDENTIAL PARKING

CAR PARKING FOR GROSS CAR PARKING = 1,02,605 X 25%	= 25,651.3 SQ.FT. (2383.1 SQM)
REQUIRED TOTAL CAR PARKING AREA	= 25,651.3 SQ.FT. (2383.1 SQM)
OPEN CAR PARKING AREA	= 1134.97 SQ.FT. (105.44 SQM)
PARKING AREA ON STILTS	= 15,826.3 SQ.FT. (1470.21 SQM)
DOUBLE CAR PARKING AREA	= 8741.83 SQ.FT. (812.14 SQM)
TOTAL PROVIDED PARKING CAPACITY	= 1134.97 + 15,826.3 + 8741.83 SQ.FT. = 25,703.1 SQ.FT. (2387.89 SQM)

GREEN AREA CALCULATION

TOTAL NET PLOT AREA	= 41,915 SQ.FT. (3894 SQM)
GREEN SPACE AREA % REQUIRED = 41,915 X 5%	= 2,095.75 SQ.FT. (194.7 SQM)
TOTAL PROVIDED GREEN SPACE	= 2,104 SQ.FT. (195.44 SQM)

PROJECT AND OWNER:

ROSEWOOD TOWERS (TOWER-A AND TOWER-B)

BEGUSARAI, BIHAR

PROPOSED RESIDENTIAL PLANS FOR:

DEVA DEVELOPERS (Proprietor-BHARAT-BHUSHAN DEVA)

SP NO. 1659 AND SP NO. 1642 TAUZI NO. - 425, BHARA-355 JAMABANDI NO. MAUZA- SINGHAUL, BEGUSARAI PART OF NAGAR PANCHAYAT/NAGAR/MOHALLAH SHAHNAGAR, WARD NO. - 2

DRAWING TITLE:

LOCATION PLAN & SITE PLAN

DATE	SCALE
22-Oct-21	AS NOTED
	DRAWING NO.: AA-01

OWNER

For DEVA DEVELOPERS

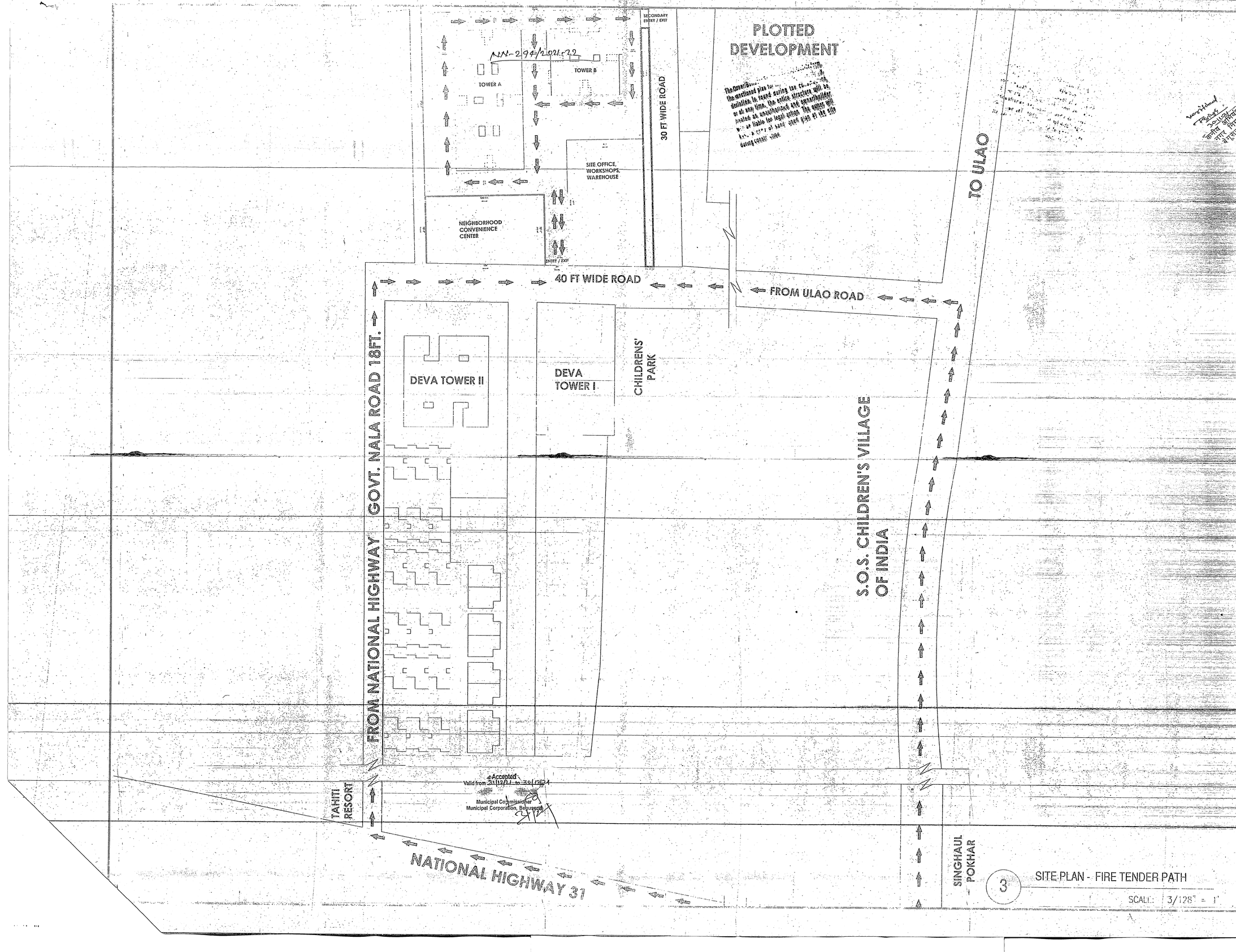
Authorised Signatory

EMPANELLED ARCHITECT

REGISTERED ARCHITECT
SANDEEP KUMAR
AR-09/2015
NAGAR NIGAM, BEGUSARAI
EMPANELLED ENGINEER

30/10/2021

Pradip Kumar Megotia
B. Tech (Civil), M. Tech (Struct.)
Structural ...
Nagar Nigam, Begusarai
Licence No. 01/2015



NOTES

1. ALL DIMENSIONS ARE IN FEET AND INCHES.
2. ALL LEVELS ARE IN FEET AND INCHES.
3. DIMENSIONS GIVEN ON DRAWINGS ARE TO BE FOLLOWED AND NOT SCALED.
4. ONLY FIGURED DIMENSIONS TO BE USED. DO NOT SCALE ANY DRAWING.
5. ALL MATERIALS AND WORKMANSHIP SHALL BE AS PER SPECIFICATIONS SHOWN ON DRAWINGS AND AS PER DIRECTIONS OF ARCHITECT. IN CASE OF ANY DISCREPANCIES, IF NOTED, SHOULD BE BROUGHT TO THE NOTICE OF THE ARCHITECT PRIOR TO THE COMMENCEMENT OF WORK.

The Owner/Builder has to ensure that the sanctioned plan is regard during the construction. Any deviation in regard during the construction, or at any time, the entire structure will be treated as unauthorized and owner/builder will be liable for legal action. The copies will be a copy of same stamp plan at the site during consr. time.

PROJECT AND OWNER:
ROSEWOOD TOWERS
(TOWER A AND TOWER B)
BEGUSARAI, BIHAR

PROPOSED BUILDING PLANS FOR
DEVA DEVELOPERS
(Proprietor - BHARAT BHUSHAN DEVA)
SP NO. 1659 AND SP NO. 1660, TAUJI NO. - 822, PARA -373, JAMALPUR, JURISDICTION - SINGHAUL, BEGUSARAI
PART OF NAGAR NIGAM, BEGUSARAI, MOHALLAH SINGHAUL, WARD NO. 2

DRAWING TITLE:
SITE PLAN - FIRE TENDER PATH

DATE	SCALE
22-Oct-21	1" = 1'
	DRAWING NO.: AA-02

OWNER

For DEVA DEVELOPERS

Authorised Signatory

EMPANELLED ARCHITECT

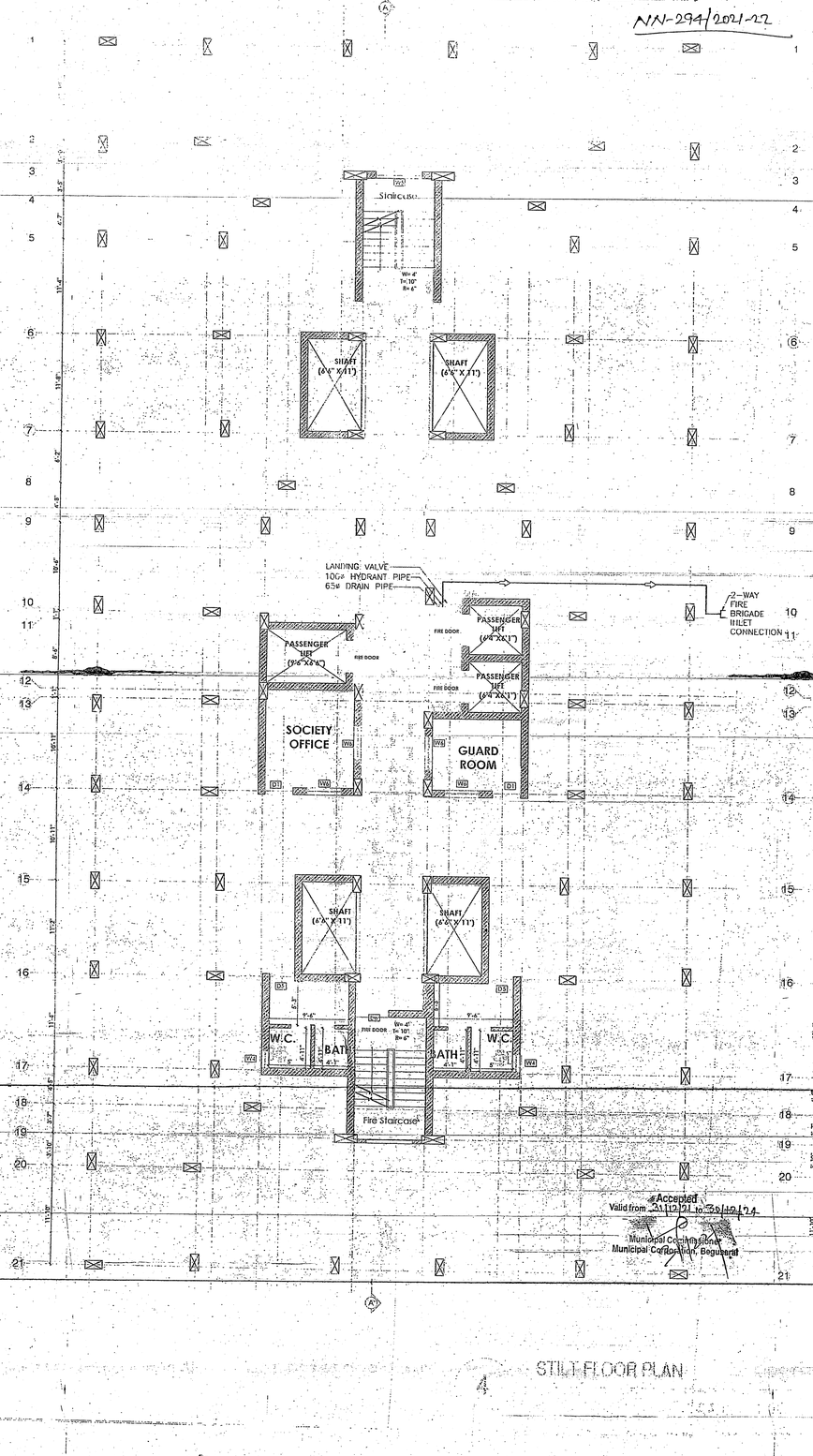
REGISTRATION NO. CA/2007/51010
SANDEEP KUMAR
AR-09/2015
NAGAR NIGAM, BEGUSARAI

EMPANELLED ENGINEER

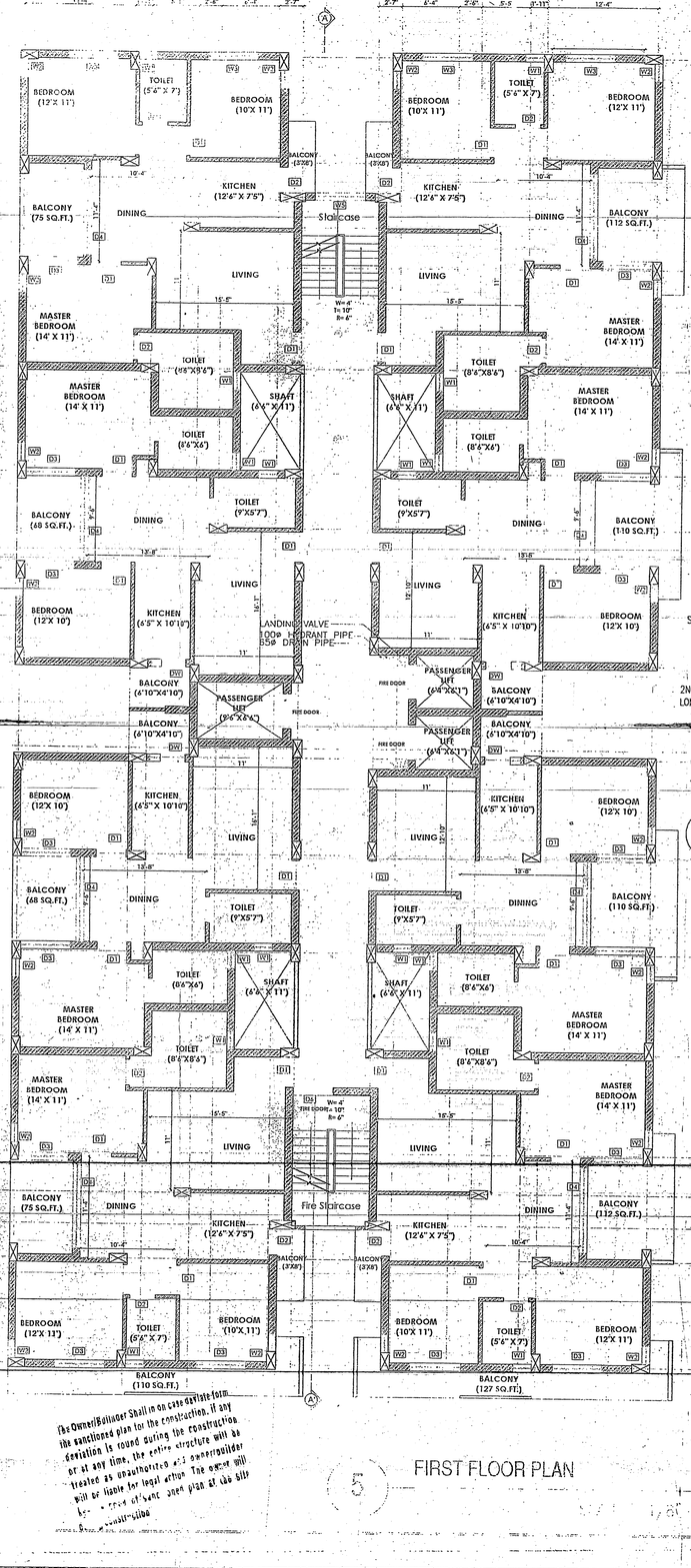
Pradip Kumar Meggtia
B. Tech (Civil), M. Tech (Struct.)
Structural Engineer
Nagar Nigam, Begusarai
Licence No. 01/2015

3 SITE PLAN - FIRE TENDER PATH
SCALE: 3/128" = 1'

NN-294/2021-22

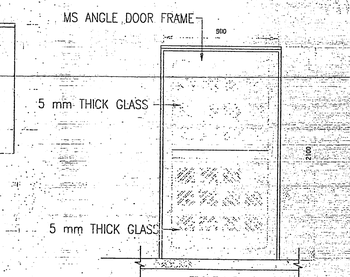


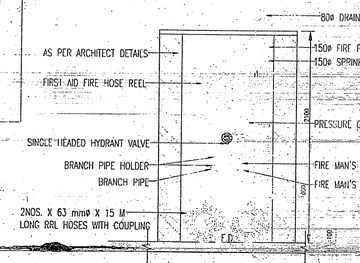
4 STILT FLOOR PLAN



5 FIRST FLOOR PLAN

The Owner/Builder Shall in no case deviate from the sanctioned plan for the construction. If any deviation is found during the construction or at any time, the entire structure will be treated as unauthorized and owner/builder will be liable for legal action. The owner will [illegible] sanctioned plan at the site [illegible]





PROVISIONS FOR FIRE SAFETY

SCALE: 1/4" = 1'

FIRE PROTECTION LEGEND

SYMBOL	DESCRIPTION
FHC	FIRE HOSE CABINET 1. SINGLE HEADED LANDING VALVE–1NO. 2. HOSE REEL(30MTR.)– 1NO. 3. RRL HOSE(15MTR.)– 2NO. 4. BRANCH PIPE–1NO. 5. FIREMAN'S AXE– 1NO.
	FIRE HYDRANT PIPE
	BALL/BUTTERFLY/SLUICE VALVE
	MOTORIZED VALVE
	NON RETURN VALVE
	FLOW DIRECTION (PRESSURIZED)
	RISER CONNECTION
	DROP CONNECTION
	4.5 kg CO2 TYPE EXTINGUISHER
	6 kg ABC DRY POWDER TYPE EXT.
	9 LTR. WATER CO2 TYPE EXT.
	5 KG CEILING MOUNTED MODULAR TYPE
	9 LTS. MECHANICAL FOAM TYPE EXT.

ELECTRICAL LEGEND:

SYMBOL	DESCRIPTION
	TRUE CEILING SMOKE DETECTOR
SP	SPEAKER
	HEAT DETECTOR
	MANUAL CALL POINT
	HOOTER CUM STROBE
	CONTROL MODULE

NOTES

1. ALL DIMENSIONS ARE IN FEET AND INCHES.
2. ALL LEVELS SHOWN ARE IN FEET AND INCHES.
3. FIGURED DIM. LEVELS INDICATED ARE FINISHED UNLESS OTHERWISE SPECIFIED.
4. ONLY WRITTEN DIMENSIONS TO BE FOLLOWED, DO NOT SCALE THE DRAWING.
5. ALL WATER LEVELS & DIM. NOTED SHOWN TO BE VERIFIED AT SITE BEFORE COMMENCEMENT OF WORK. ANY DISCREPANCIES IF NOTED, NEED TO BE BROUGHT TO THE NOTICE OF ARCHITECT PRIOR TO THE COMMENCEMENT OF WORK.

OPENING/ DOOR SCHEDULE

TYPE	OPENIGN WIDTH	OPENING HEIGHT	WIDTH	HEIGHT	SILL
D1	3'6"	7'0"	3'10"	6'10"	0
D2	2'10"	7'0"	2'6"	6'10"	0
D3	5'6"	8'2"	2'6"	8'	0
D4	5'6"	8'2"	2'11"	8'	0
D5	3'	7'0"	3'3"	6'10"	0
D6	4'	7'0"	3'8"	6'10"	0
D7	11'	8'2"	3'3"	8'	0
DW1	3'11"	7'0"	2'10"	6'10"	0

WINDOW SCHEDULE

TYPE	WINDOW WIDTH	WINDOW SILL	LINTEL
W1	2'	6'2"	8'2"
W2	2'	3'	8'2"
W3	5'6"	2'	8'2"
W4	2'	5'2"	7'6"
W5	5'7"	5'1"	8'2"
W6	4'	3'	8'2"
W7	3'	3'	8'2"
W8	5'6"	3'10"	8'2"

SPECIFICATION

1	FOUNDATION & SUPERSTRUCTURE	R.C.C RAFT FOUNDATION 1ST CLASS BRICK WORK IN 1:6 CEMENT PLASTER
2	FLOORING	TILE FLOORING
3	LINTEL	R.C.C LINTEL AS PER DESIGN
4	SLAB	5" THK R.C.C ROOF SLAB
5	PLASTER	12.5 MM THK CEMENT PLASTER
6	FINISHING	2 COAT OF CEMENT WASH

PROJECT AND OWNER:

ROSEWOOD TOWERS (TOWER A AND TOWER B)

BEGUSARAI, BIHAR

PROPOSED BUILDING PLANS FOR
"DEVA DEVELOPERS
[Proprietor – BHARAT BHUSHAN DEVA]
SP NO. 1639 AND SP NO. 1640, TAUZI NO. - 422, KHASRA-372, JAMALABAD - 330, MAUZA- SINGHAUL BEGUSARAI
PART OF NAGAR NIGAM BEGUSARAI,
MOHALLAH SINGHAUL, WARD NO. 2.

DRAWING TITLE:

STILT & FIRST FLOOR PLAN (TOWER A)

DATE	SCALE
22-Oct-21	1" = 1'

DRAWING NO. : AA-03

OWNER

For DEVA DEVELOPERS

Authorised Signatory

EMPANELLED ARCHITECT

REGISTERED ARCHITECT
SANDEEP KUMAR
AR-09/2015
NAGAR NIGAM, BEGUSARAI

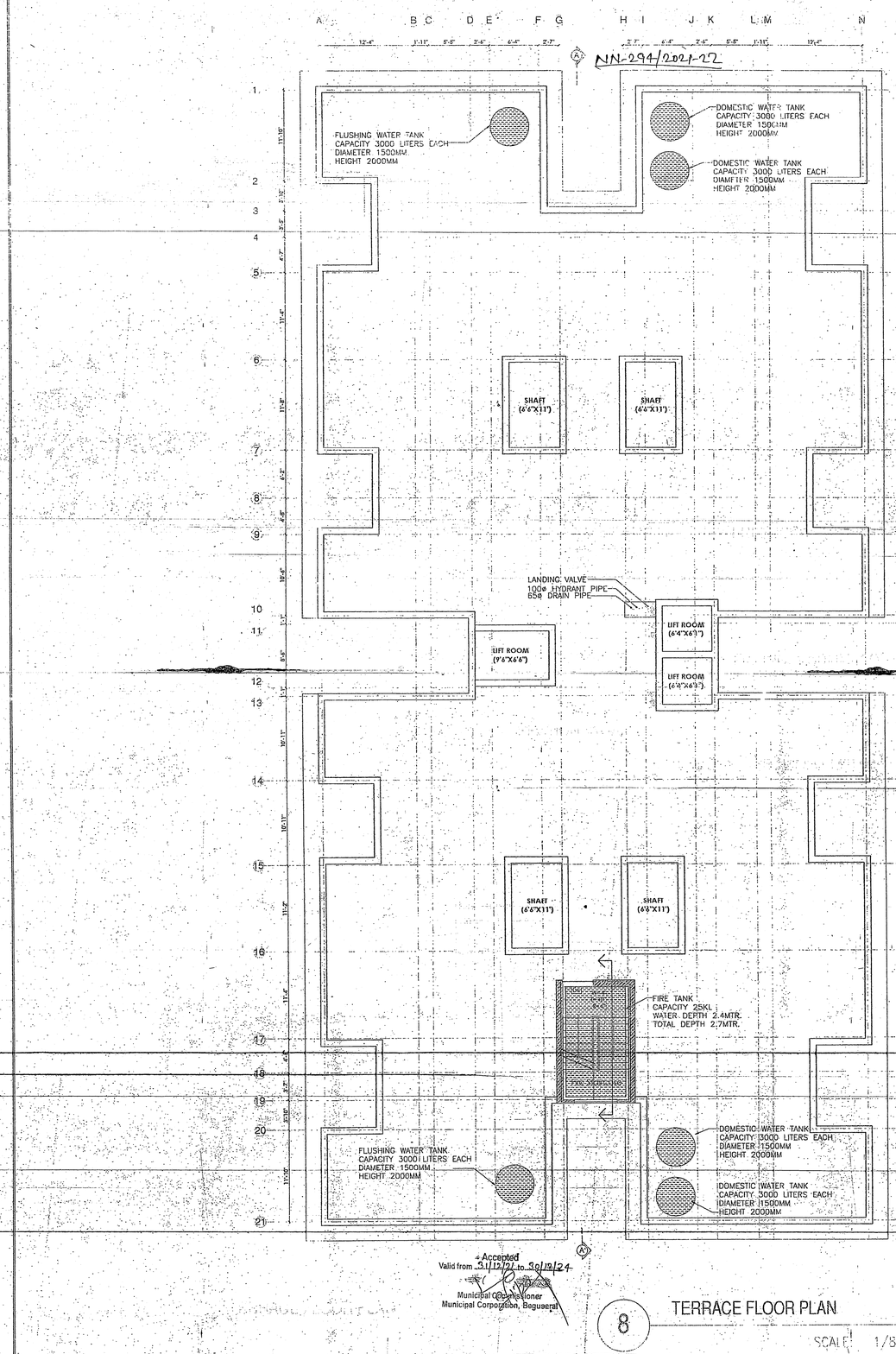
EMPANELLED ENGINEER

30/11/2021

Pradip Kumar Megotia
B.Tech (Civil), M.Tech (Struct.)
Structural Engineer
Nagar Nigam, Begusarai
Licence No. 01/2015

NN-294/2021-22

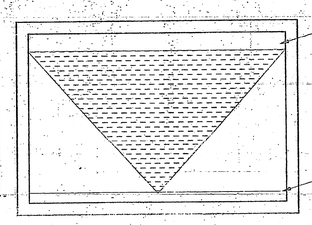




Accepted
Valid from 31/12/21 to 30/12/24
Municipal Commissioner
Municipal Corporation, Begusarai

8 TERRACE FLOOR PLAN

SCALE: 1/8" = 1'



SECTION A–A'

DT-1 SECTION AA' FOR WATER TANK

SCALE: 1/4" = 1'

As Owner/Builder shall in no case deviate from the sanctioned plan for the construction. If any deviation is found during the construction or at any time, the entire structure will be treated as unauthorized and demolished. The owner will be liable for legal action. The owner will keep a copy of map sanctioned as one site during construction.

FIRE PROTECTION LEGEND	
SYMBOL	DESCRIPTION
FHC	FIRE HOSE CABINET 1. SINGLE HEADED LANDING VALVE–1NO. 2. HOSE REEL(30MTR.)–1NO. 3. RRL HOSE(15MTR.)–2NO. 4. BRANCH PIPE–1NO. 5. FIREMAN'S AXE–1NO.
	FIRE HYDRANT PIPE
	BALL/BUTTERFLY/SLUICE VALVE
	MOTORIZED VALVE
	NON RETURN VALVE
	FLOW DIRECTION (PRESSURIZED)
	RISER CONNECTION
	DROP CONNECTION
	4.5 kg CO2 TYPE EXTINGUISHER
	6 kg ABC DRY POWDER TYPE EXT.
	9 LTR. WATER CO2 TYPE EXT.
	5 KG CEILING MOUNTED MODULAR TYPE
	9 LTS. MECHANICAL FOAM TYPE EXT.
ELECTRICAL LEGEND:	
SYMBOL	DESCRIPTION
	TRUE CEILING SMOKE DETECTOR
	SPEAKER
	HEAT DETECTOR
	MANUAL CALL POINT
	HOOTER CUM STROBE
	CONTROL MODULE

NOTES

OPENING/DOOR SCHEDULE					
TYPE	OPENING WIDTH	OPENING HEIGHT	WIDTH	HEIGHT	NO
D1	3'6"	7'0"	3'6"	7'0"	3
D2	2'6"	7'0"	2'6"	7'0"	3
D3	3'0"	8'0"	3'0"	8'0"	0
D4	3'0"	6'6"	3'0"	6'6"	0
D5	3'	7'0"	2'9"	6'10"	0
D6	3'	7'0"	2'9"	6'10"	0
D7	11'	8'0"	8'0"	8'	0
DW1	3'11"	7'0"	3'10"	6'10"	0

WINDOW SCHEDULE			
TYPE	WINDOW WIDTH	WINDOW SILL	LINTEL
W1	3'	0'2"	8'2"
W2	3'	3'	8'2"
W3	5'6"	3'	8'2"
W4	2'	5'2"	7'8"
W5	5'7"	5'1"	8'2"
W6	4'	3'	8'2"
W7	3'	3'	8'2"
W8	5'6"	3'10"	8'2"

SPECIFICATION		
1	FOUNDATION	R.C.C RAFT FOUNDATION
2	SUPERSTRUCTURE	150 CLASS BRICK WORK IN 1:6 CEMENT PLASTER
3	FLOORING	TILE FLOORING
4	LINTEL	R.C.C. LINTEL AS PER DESIGN
5	ROOF	6" THK R.C.C ROOF SLAB
6	PLASTER WHITWASH	12 x MM THK CEMENT PLASTER 2 COAT OF CEMENT WASH

Verified
Build
30/12/21
सहायक अभियंता
नगर निगम
बेगूसराय

PROJECT AND OWNER:
ROSEWOOD TOWERS (TOWER A AND TOWER B)
BEGUSARAI, BIHAR

PROPOSED BUILDING PLANS FOR
DEVA DEVELOPERS
(Proprietor - BHARAT BHUSHAN DEVA)
SP NO. 1409 AND SP NO. 1440, TAUJI NO. - 852, THANA-573, JAMABANDI- 330, MAUZA- SINGHAUL, BEGUSARAI
PART OF NAGAR NIGAM BEGUSARAI,
MOHALLAM SINGHAUL, WARD NO. 2

DRAWING TITLE:
TERRACE FLOOR PLAN
(TOWER A)

DATE	SCALE
22-Oct-21	1/8" = 1'
	DRAWING NO. : AA-05

OWNER

For DEVA DEVELOPERS
Authorised Signatory

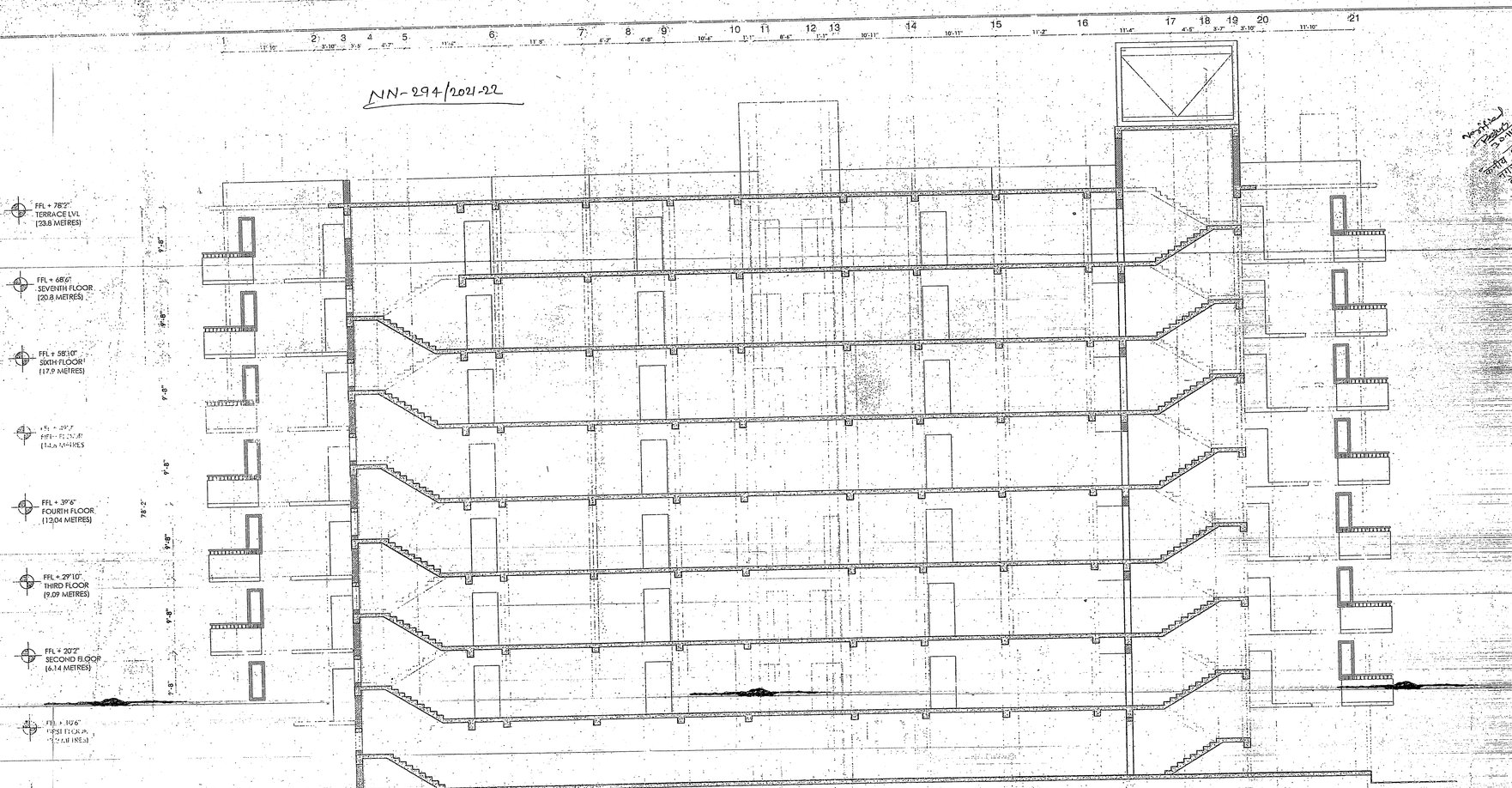
EMPANELLED ARCHITECT

REGISTERED ARCHITECT
SANDEEP KUMAR
AR-09/2015
NAGAR NIGAM, BEGUSARAI

EMPANELLED ENGINEER

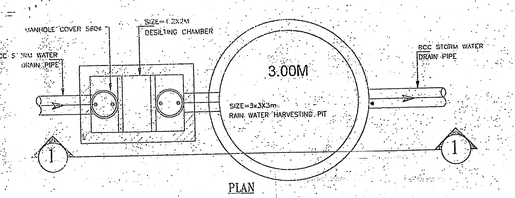
30/10/2021
Pradip Kumar Megotia
B.Tech (Civil), M.Tech (Struct.)
Structural Engineer
N Nigam, Begusarai
L ..e No, 01/2015

NN-294/2021-22

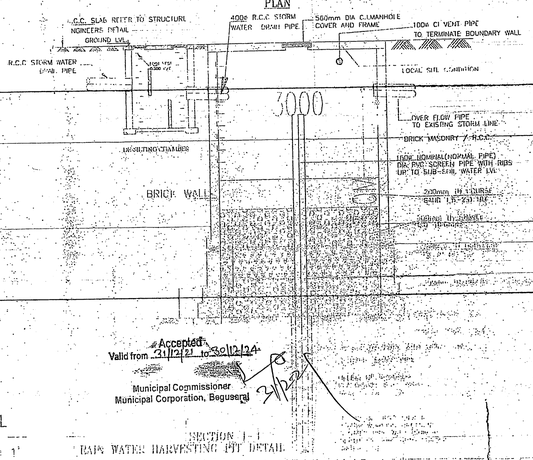


9 SECTION XX

SCALE: 1/8" = 1'



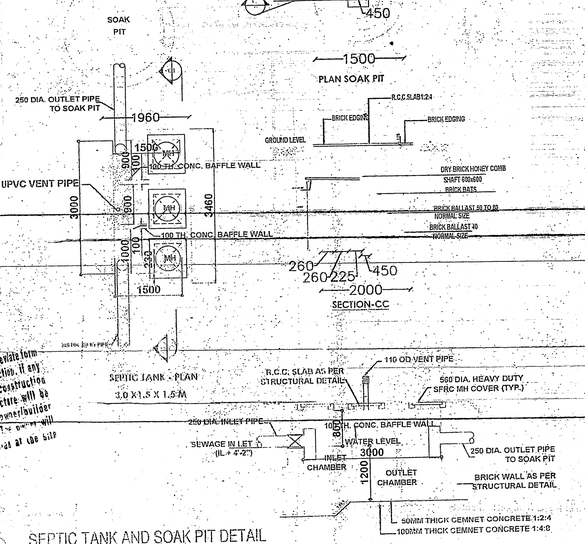
PLAN



DT-1 RAINWATER HARVESTING PIT DETAIL

SCALE: 1/4" = 1'

SECTION 1-1
RAIN WATER HARVESTING PIT DETAIL



The Owner/Builder Shall in no case deviate from the sanctioned plan for the construction. If any deviation is found during the construction or at any time, the entire structure will be treated as unauthorised and Owner/Builder will be liable for legal action. The plan will be kept at the site duly ...

DT-2 SEPTIC TANK AND SOAK PIT DETAIL

SCALE: 1/8" = 1'

NOTES

1. ALL DIMENSIONS ARE IN FEET AND INCHES.
2. ALL LEVELS ARE IN FEET AND METERS.
3. DRAWINGS OF LEVELS, SECTIONS AND ELEVATIONS ARE TO BE READ IN CONJUNCTION WITH OTHER SPECIFICATIONS.
4. ONLY WRITTEN DIMENSIONS ARE TO BE FOLLOWED. DO NOT SCALE THE DRAWING.
5. ALL WORK LEVELS & DIMENSIONS SHOWN TO BE VERIFIED AT SITE BEFORE COMMENCEMENT OF WORK. ANY DISCREPANCIES IF FOUND, SHOULD BE REFERRED TO THE ARCHITECT FOR RESOLUTION PRIOR TO THE COMMENCEMENT OF WORK.

OPENING/ DOOR SCHEDULE

TYPE	OPENING WIDTH	OPENING HEIGHT	WIDTH	HEIGHT	SILL
D1	3'6"	7'0"	3'0"	6'10"	0
D2	2'10"	7'0"	2'6"	6'10"	0
D3	5'6"	8'2"	2'6"	8"	0
D4	5'6"	8'2"	2'11"	8"	0
D5	3'	7'0"	2'8"	6'10"	0
D6	4'	7'0"	3'8"	6'10"	0
D7	11'	8'2"	5'7"	8"	0
DW1	2'11"	7'0"	2'10"	6'10"	0

WINDOW SCHEDULE

TYPE	WINDOW WIDTH	WINDOW SILL	LINTEL
W1	2'	8'2"	8'2"
W2	2'	3'	8'2"
W3	5'6"	3'	8'2"
W4	2'	5'1"	7'6"
W5	5'7"	5'1"	8'2"
W6	4'	3'	8'2"
W7	3'	3'	8'2"
W8	5'6"	3'10"	8'2"

SPECIFICATION

1	FOUNDATION	R.C.C RAFT FOUNDATION
2	SUPERSTRUCTURES	1ST CLASS BRICK WORK IN 1:6 CEMENT PLASTER
3	FLOORING	TILE FLOORING
4	LINTEL	R.C.C LINTEL AS PER DESIGN
5	ROOF	6" THK R.C.C ROOF SLAB
6	PLASTER	12.5 MM THK CEMENT PLASTER
7	FINISHING	2 COAT OF CEMENT WASH

SEPTIC TANK CALCULATION (TOWER A+TOWER B)

TOTAL NO. OF OCCUPANTS :-
5 PERSON / FLAT X 84 = 420 , TAKEN 50% EXTRA = 420 + 210 = 630 PEOPLE
0.085 CUM / PERSON / DAY FOR SEPTIC TANK
SO, 0.085 X 630 = 53.55 CUM REQUIRED
PROVIDED SIZE SEPTIC TANK 2.9X1.84X1.26 = 6.72 CUM
6.72 X 8 = 53.76
THUS, 8 NO. OF SEPTIC TANKS PROVIDED

PROJECT AND OWNER:

ROSEWOOD TOWERS
(TOWER A AND TOWER B)
BEGUSARAI, BIHAR

PROPOSED BUILDING PLANS FOR
DEVA DEVELOPERS
(Proprietor - BHARAT BHUSHAN DEVA)
SF NO. 1089 AND SP NO. 1460, RAUNDI - 800, THANA-672, JAMABANDI - 800, MAUZA- KHOSHAUL, BEGUSARAI, PIN-CODE-(M.S.) 851128(M.S.), MOHALLAH KHOSHAUL, WARD NO. 2

DRAWING TITLE:

BUILDING SECTION
(TOWER A)

DATE	SCALE
22-Oct-21	1/8" = 1'
	DRAWING NO. : AA-06

OWNER

For DEVA DEVELOPERS
Authorised Signatory

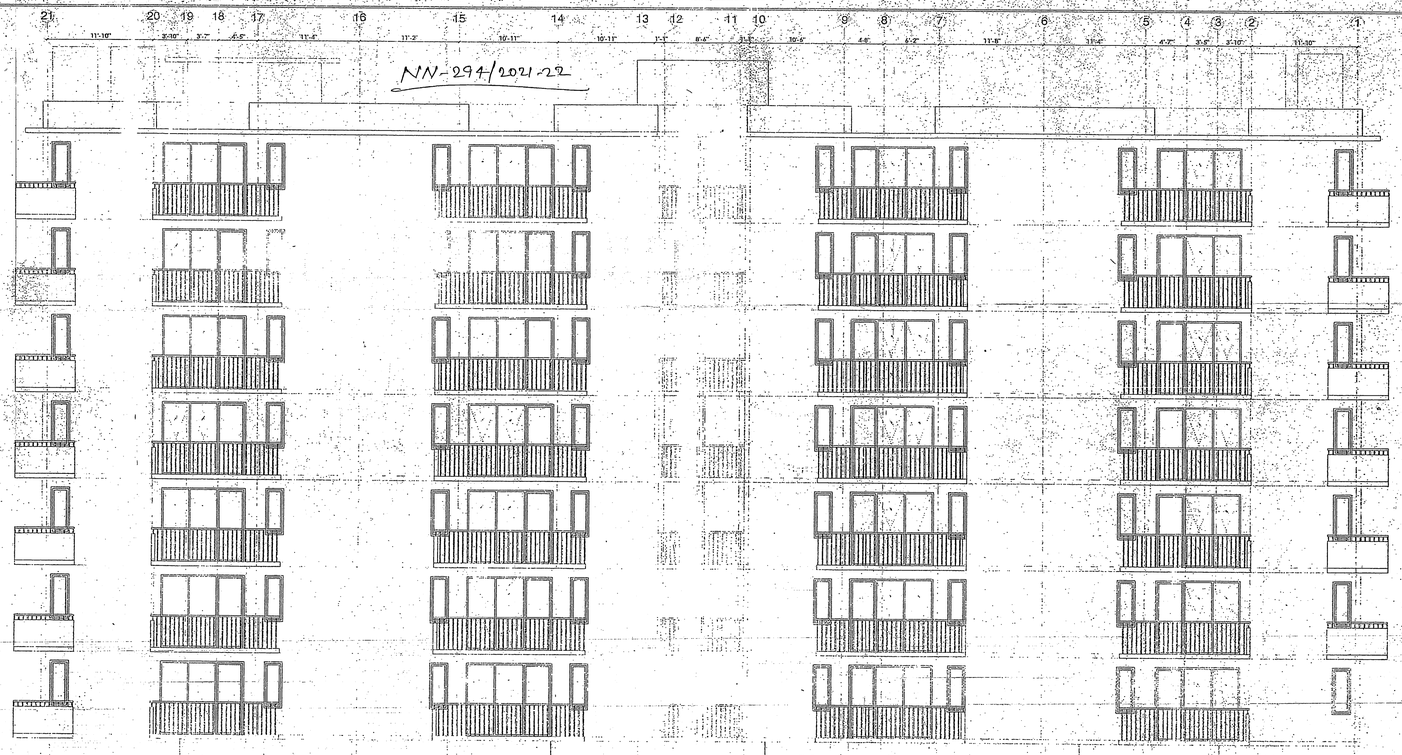
EMPANELLED ARCHITECT

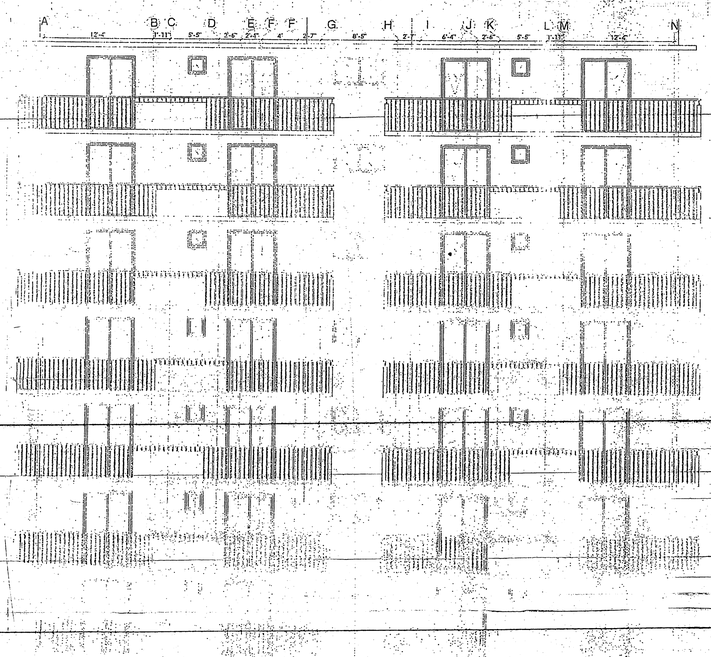
31/10/2021
REGISTERED ARCHITECT
SANDEEP KUMAR
AR-09/2015
NAGAR NIGAM, BEGUSARAI

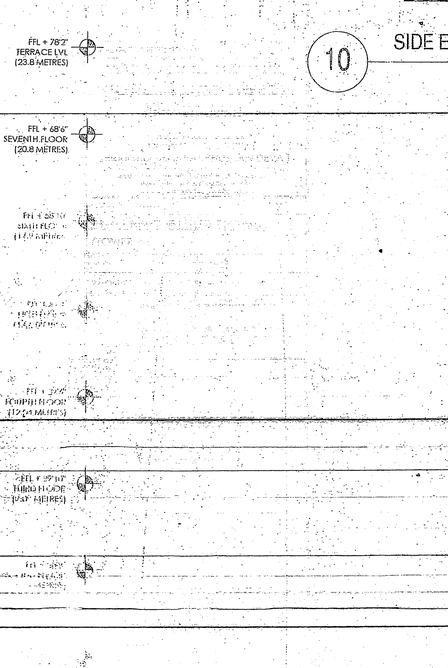
EMPANELLED ENGINEER

31/10/2021
Pradip Kumar Megotia
B. Tech (Civil), M. Tech (Struct.)
Structural Engineer
Nagar Nigam, Begusarai
Licence No. 01/2015

NN-294/2021-22







10 SIDE ELEVATION

SCALE: 1/8" = 1'

11 FRONT ELEVATION

NOTES

1. ALL DIMENSIONS ARE IN FEET AND INCHES.
2. ALL LEVELS INDICATED ARE IN FEET AND INCHES.
3. DIMENSIONS / LEVELS APPLICABLE AS FINISHED UNLESS OTHERWISE SPECIFIED.
4. ONLY WRITTEN DIMENSIONS TO BE FOLLOWED, DO NOT SCALE THE DRAWING.
5. ELEVATION LEVELS & DIMENSIONS SHOWN TO BE VERIFIED AT SITE BEFORE COMMENCEMENT OF WORK. ANY DISCREPANCIES IF NOTED, TO BE BROUGHT TO THE ATTENTION OF ARCHITECT PRIOR TO THE COMMENCEMENT OF WORK.

OPENING/ DOOR SCHEDULE

TYPE	OPENING WIDTH	OPENING HEIGHT	WIDTH	HEIGHT	SILL
D1	3'4"	7'0"	3'10"	6'10"	0
D2	2'10"	7'0"	2'8"	6'10"	0
D3	5'6"	8'2"	2'6"	8"	0
D4	9'6"	8'2"	2'11"	8"	0
D5	3'	7'0"	3'6"	6'10"	0
D6	4'	7'0"	3'6"	6'10"	0
D7	11'	8'2"	3'7"	8"	0
DW1	3'11"	7'0"	2'10"	6'10"	0

WINDOW SCHEDULE

TYPE	WINDOW WIDTH	WINDOW SILL	LINTEL
W1	3'	0'2"	5'3"
W2	4'	3'	8'2"
W3	5'6"	3'	8'2"
W4	2'	5'3"	7'9"
W5	5'7"	5'1"	8'2"
W6	4'	5'	8'2"
W7	3'	3'	8'2"
W8	5'8"	3'10"	8'2"

SPECIFICATION

1	FOUNDATION	R.C.C RAFT FOUNDATION
2	SUPERSTRUCTURE	1ST CLASS BRICK WORK IN 1:6 CEMENT PLASTER
3	FLOORING	TILE FLOORING
4	LINTEL	R.C.C LINTEL AS PER DESIGN
5	ROOF	6" THK R.C.C ROOF SLAB
6	PLASTER	12.5 MM THK CEMENT PLASTER
7	PAINTING	2 COAT OF OLEXIET WORK

Accepted
Valid from 01/12/21 to 30/11/24
Municipal Commissioner
Municipal Corporation, Begusarai

The Owner/Builder Shall in on case deviate form sanctioned plan for the construction, if any deviation is found during the construction at any time, the entire structure will be treated as unauthorized and owner/builder will be liable for legal action. The owner will get ... of sqr. ... area at the site during construction

जनपद अभियंता
नगर निगम
बेगूसराय

PROJECT AND OWNER:

ROSEWOOD TOWERS
(TOWER A AND TOWER B)
BEGUSARAI, BIHAR

PROPOSED BUILDING WORK FOR
DEVA DEVELOPERS
(Proprietor - BHARAT BHUSHAN DEVA)
SP NO. 169 AND SP NO. 166, PAKRIHA - 822, PAKRIHA-2, JAMEAHADI - 200, MAUZA-BISHUNPUR, BEGUSARAI
PART OF HOLDING NO. 2 & 3 OF BEGUSARAI MUNICIPAL CORPORATION, BEGUSARAI, WARD NO. 2

DRAWING TITLE:

BUILDING ELEVATIONS
(TOWER A)

DATE	SCALE
22-Oct-21	1/8"

DRAWING NO.
1 AA-07

OWNER

For DEVA DEVELOPERS
Authorised Signatory

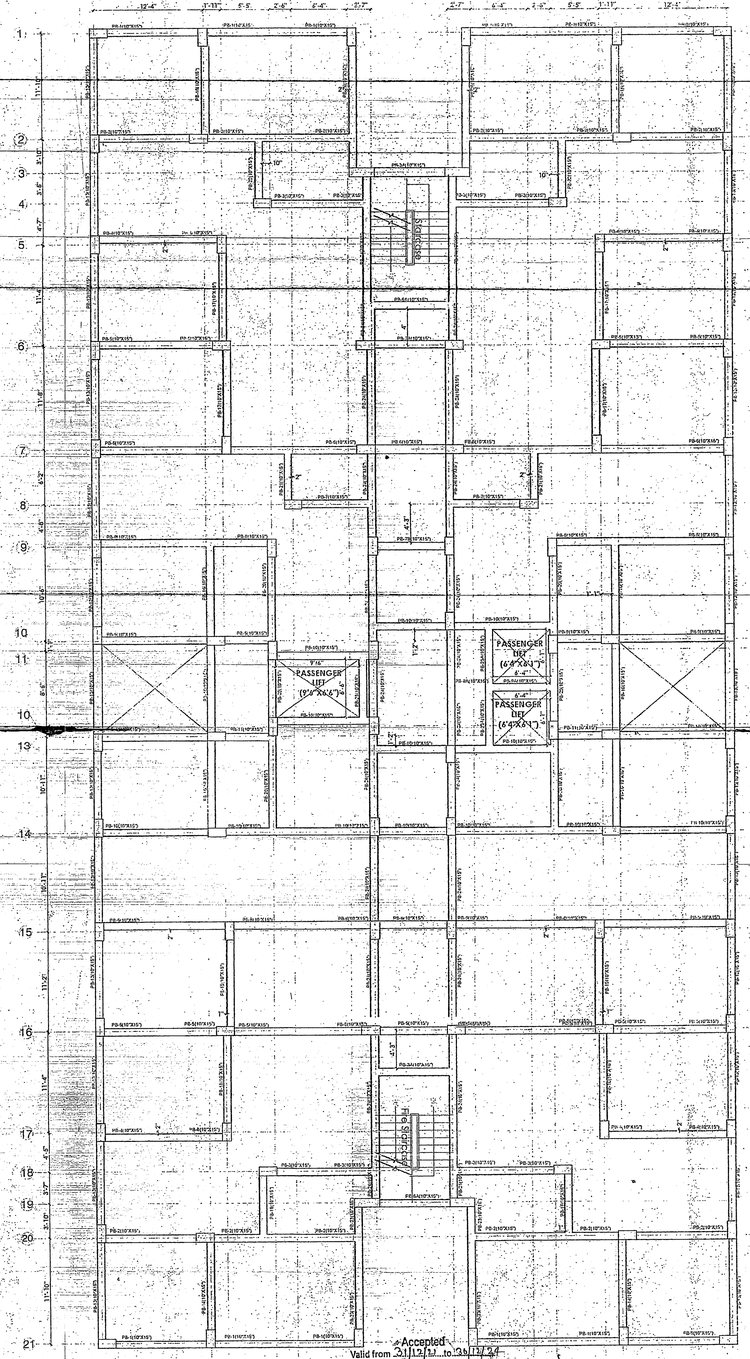
EMPANELLED ARCHITECT

REGISTERED
SANDEEP KUMAR
AA-05/2015
NALANDA, BEGUSARAI
20/10/2021

EMPANELLED ENGINEER

Pradip Kumar Megotia
B.Tech (Civil), M.Tech (Struct.)
Structural Engineer
Nagar Nigam, Begusarai
Licence No. 01/2015
30/10/2021

NN-294/2021-22

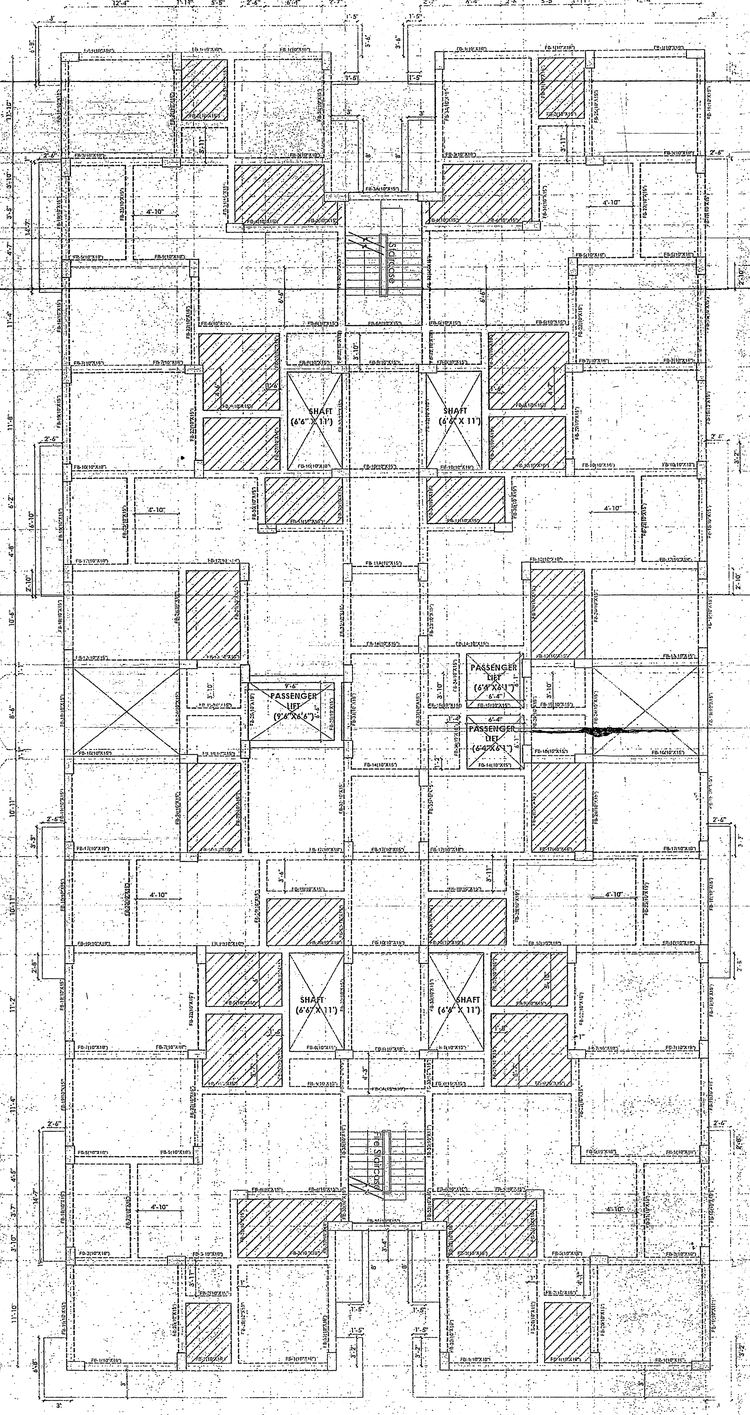


Accepted
Valid from 31/12/21 to 24/12/24
Municipal Commissioner
Municipal Corporation, Begusarai

The Owner/Builder shall be responsible to use the sanctioned plan for the construction. If any deviation is found during the construction or at any time, the entire structure will be treated as unauthorized and Owner/Builder will be liable for legal action. The Corporation will not be responsible for any such deviation in the plan.

12 PLINTH BEAM FRAMING PLAN

SCALE: 1/8" = 1'



13 FIRST AND SECOND FLOOR FRAMING PLAN

SCALE: 1/8" = 1'

NOTES

OPENING/DOOR SCHEDULE

TYPE	DESIGN WIDTH	DESIGN HEIGHT	WIDTH	HEIGHT	SILL
D1	6'4"	7'0"	7'0"	7'0"	0
D2	2'10"	7'0"	3'0"	6'6"	0
D3	5'6"	6'2"	6'0"	7'	0
D4	5'6"	6'2"	7'3"	7'	0
D5	7'	7'0"	7'0"	6'6"	0
D6	9'	7'0"	9'0"	6'6"	0
D7	13'	8'4"	9'0"	8'"	0
D(V)	3'11"	7'0"	3'11"	6'6"	0

WINDOW SCHEDULE

TYPE	WINDOW WIDTH	WINDOW SILL	LINTEL
W1	2'	6'2"	8'2"
W2	4'	3'	8'2"
W3	5'6"	3'	8'2"
W4	2'	5'2"	7'6"
W5	5'3"	2'11"	8'2"
W6	4'	3'	8'2"
W7	3'	3'	8'2"
W8	5'6"	3'10"	8'2"

SPECIFICATION

1.	FOUNDATION	R.C.C RAFT FOUNDATION
2.	SUPERSTRUCTURE	230 CLASS BRICK MASONRY IN CEMENT PLASTER
3.	FLOORING	TILE FLOORING
4.	LINTEL	R.C.C LINTEL AS PER DESIGN
5.	ROOF	6" THK R.C.C ROOF SLAB
6.	PLASTER	12 & 6 MM THICK CEMENT PLASTER
7.	PAINTING	2 COATS OF CEMENT WASH

PROJECT AND OWNER:

ROSEWOOD TOWERS
(TOWER A AND TOWER B)
BEGUSARAI, BIHAR

PROPOSED BUILDING PLANS FOR
DEVA DEVELOPERS
(Proprietor - BHARAT BHUSHAN DEVA)
SP NO. 1659 AND SP NO. 1660, TAUZI NO. - 922, THANA-373,
JAMABANDI - 330, MAUZA- SIKHORIA, BEGUSARAI
PART OF NAGAR NIGAM BEGUSARAI,
SUDHALLAH SINGHAUL, WARD NO. 2

DRAWING TITLE:

PLINTH BEAM, FIRST &SECOND FLR FRAMING PLAN (TOWER A)

DATE	SCALE
22-Oct-21	1" = 1'
	DRAWING NO. : AA-08

OWNER

For DEVA DEVELOPERS
Authorised Signatory

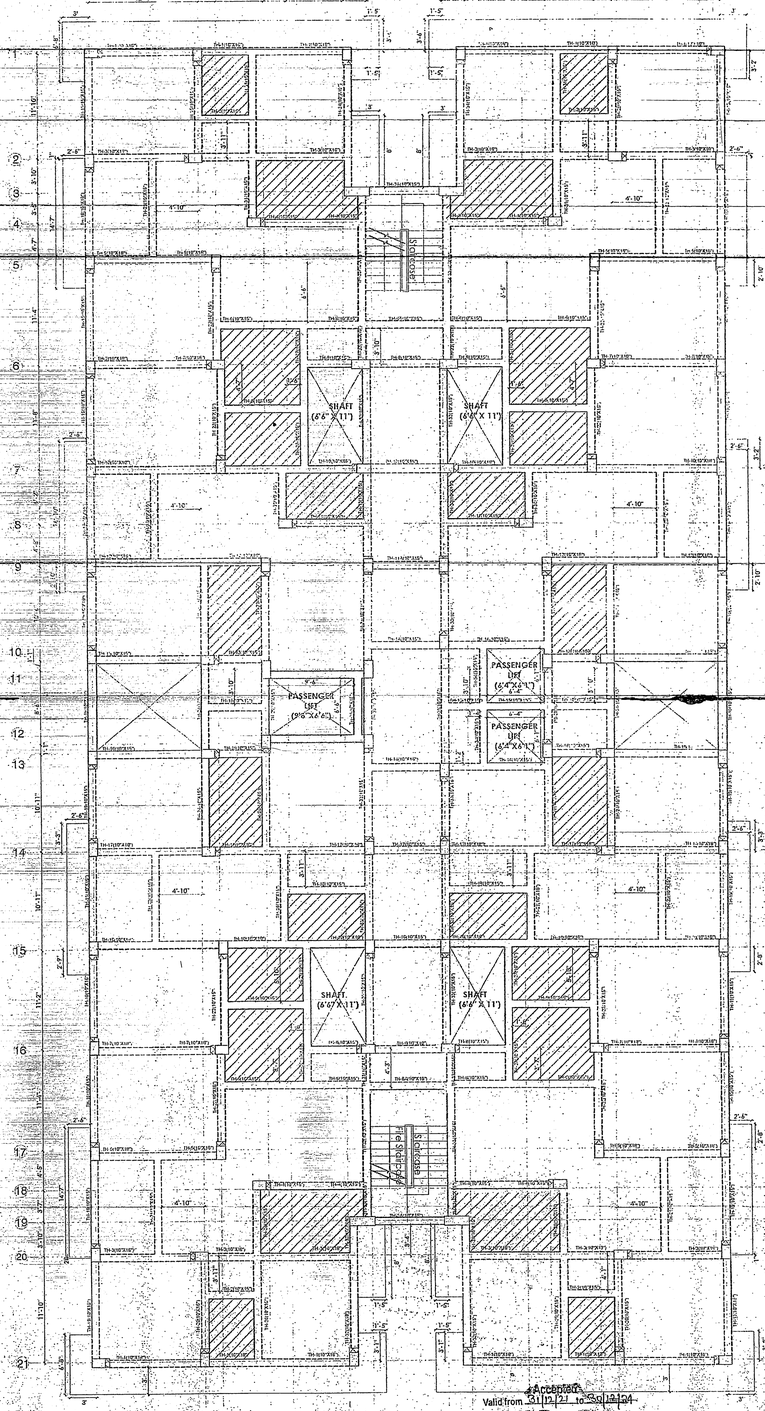
EMPANELLED ARCHITECT

REGISTERED ARCHITECT
SANDEEP KUMAR
AR-09/2015
NAGAR NIGAM, BEGUSARAI

EMPANELLED ENGINEER

Pradip Kumar Megotia
B.Tech (Civil), M.Tech (Struct.)
Structural Engineer
Nagar Nigam, Begusarai
Licence No. 01/2015

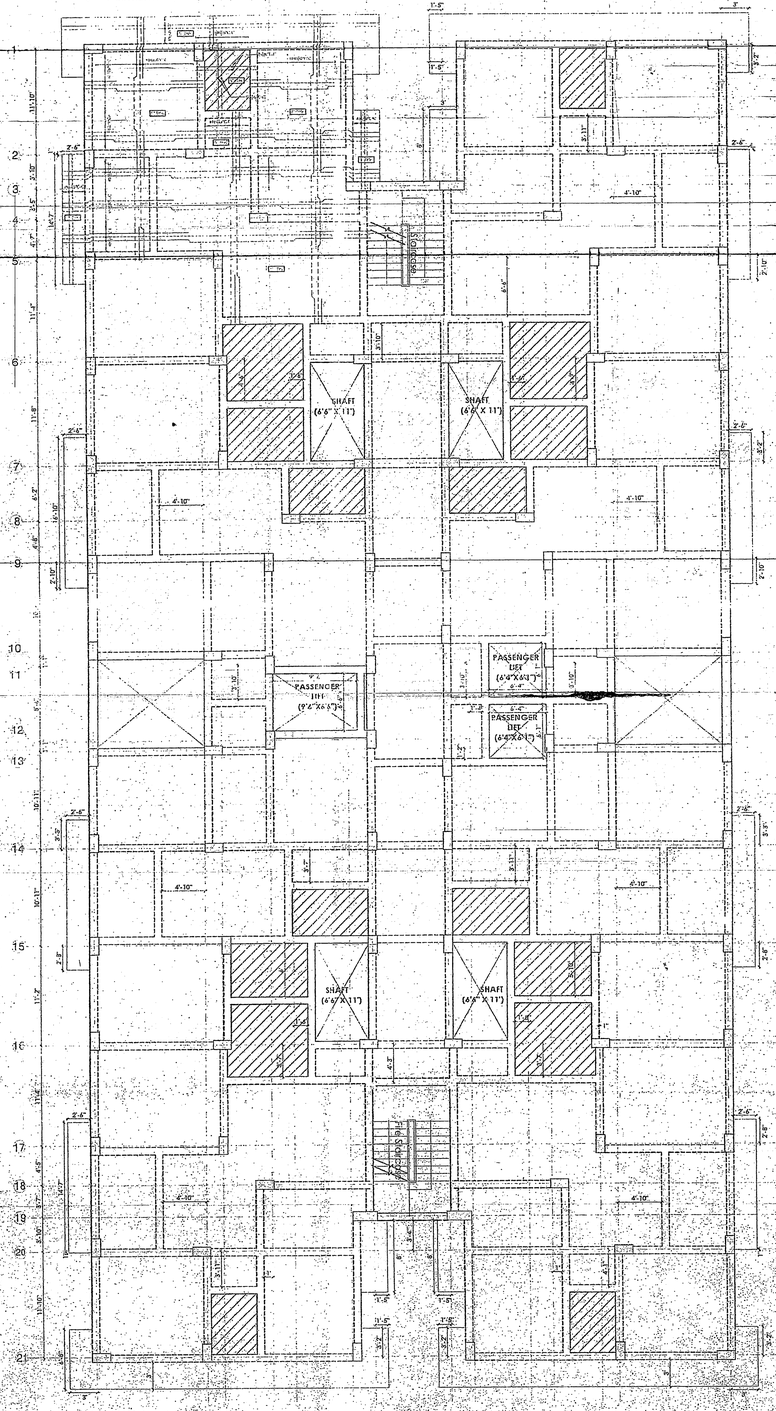
NN-294/2021-22



Accepted
Valid from 31/12/21 to 30/12/24
Municipal Commissioner
Municipal Corporation, Begusarai

16 THIRD TO TERRACE FLOOR FRAMING PLAN

SCALE: 1/8" = 1'



17 FIRST AND SECOND FLOOR SLAB R/F DETAIL

SCALE: 1/8" = 1'

The Owner/Builder Shall in on case deviate form the sanctioned plan for the construction. If any deviation is found during the construction or at any time, the entire structure will be treated as unauthorized and owner/builder will be liable for legal action. The owner will keep a copy of sanctioned plan at the site during construction.

NOTES

[illegible]

[illegible]

[illegible]

[illegible]

OPENING/ DOOR SCHEDULE

TYPE	OPENING WIDTH	OPENING HEIGHT	WIDTH	HEIGHT	SILL
D1	3'6"	7'0"	3'0"	6'10"	0
D2	2'3"	7'0"	2'6"	6'10"	0
D3	5'7"	8'2"	2'6"	8'	0
D4	9'6"	8'2"	2'11"	8'	0
D5	3'	7'0"	2'8"	6'10"	0
D6	4'	7'0"	3'8"	6'10"	0
D7	11'	8'2"	3'7"	8'	0
DW1	3'11"	7'0"	2'10"	6'10"	0

WINDOW SCHEDULE

TYPE	WINDOW WIDTH	WINDOW SILL	LINTEL
W1	2'	6'2"	8'2"
W2	3'	3'	8'2"
W3	5'6"	3'	8'2"
W4	1'	5'3"	7'6"
W5	5'7"	5'1"	8'2"
W6	4'	3'	8'2"
W7	3'	3'	8'2"
W8	5'6"	3'10"	8'2"

SPECIFICATION

1	FOUNDATION	R.C.C PLATE FOUNDATION
2	SUPERSTRUCTURE	1:5 CLASS BRICK WORK IN 1:6 CEMENT PLASTER
3	FLOORING	TILE FLOORING
4	LINTEL	R.C.C LINTEL AS PER DESIGN
5	ROOF	6" THK R.C.C ROOF SLAB
6	PLASTER	12.5 MM THK CEMENT PLASTER
7	FINISHING	2 COAT OF CEMENT WASH

PROJECT AND OWNER:

ROSEWOOD TOWERS
(TOWER A AND TOWER B)
BEGUSARAI, BIHAR

PROPOSED BUILDING PLANS FOR
DEVA DEVELOPERS
(Proprietor - BHARAT BHUSHAN DEVA)
SP NO. 1659 AND SP NO. 1660, TAUZI NO. - 822, THANA-373, JAMABANDI - 330, MAUZA- SINGHAUL, BEGUSARAI
PART OF NAGAR NIGAM BEGUSARAI, MOHALLAH SINGHAUL, WARD NO. 2

DRAWING TITLE:
THIRD TO TERRACE FLR FRAMING PLAN & SLAB R/F DETAIL PLAN (TOWER A)

DATE	SCALE
22-Oct-21	1/8" = 1'
	DRAWING NO.: AA-09

OWNER

For DEVA DEVELOPERS

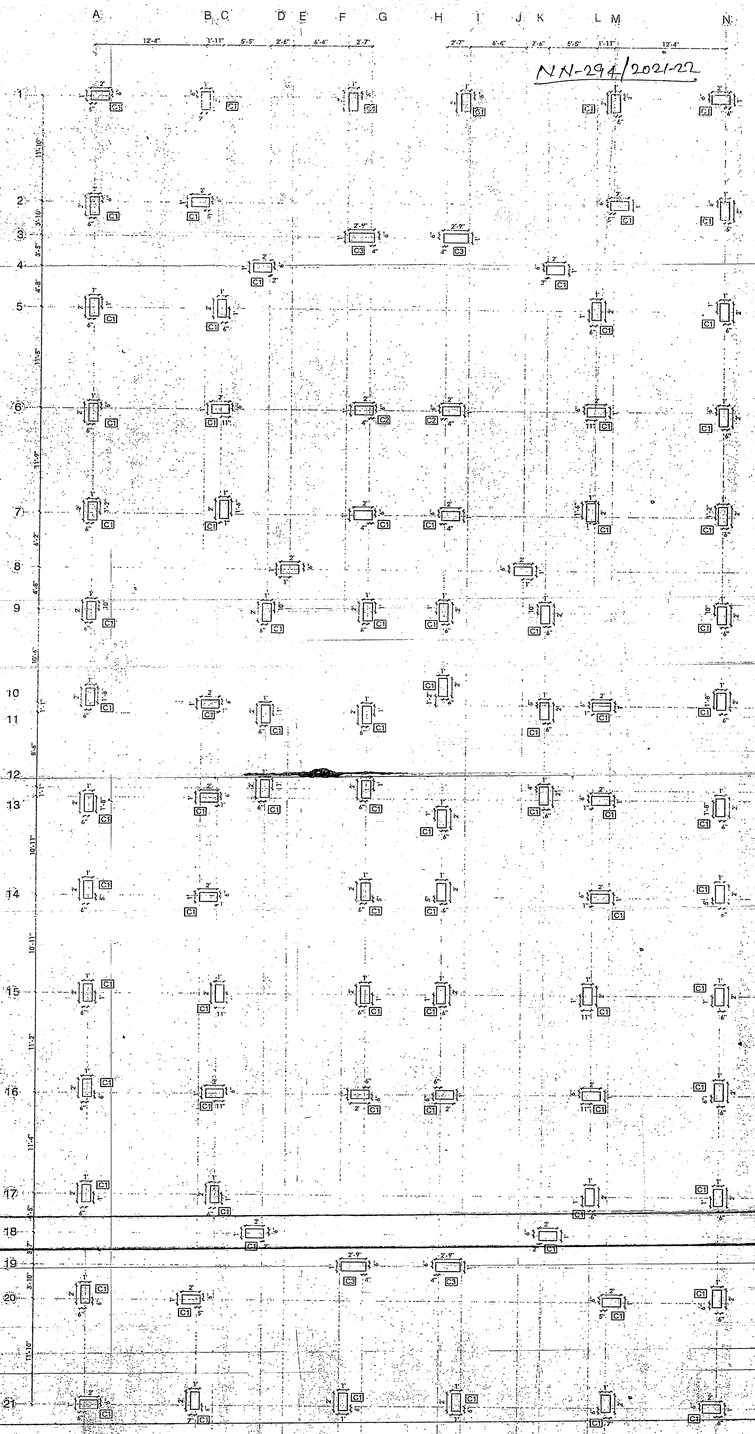
Authorised Signatory

EMPANELLED ARCHITECT

30/10/2021
REGISTERED ARCHITECT
SANDEEP KUMAR
AR-09/2015
NAGAR NIGAM, BEGUSARAI

EMPANELLED ENGINEER

30/10/2021
Pradip Kumar Megotia
B. Tech (Civil), M. Tech (Struct.)
Structural Engineer
Nagar Nigam, Begusarai
Licence No. 01/2015

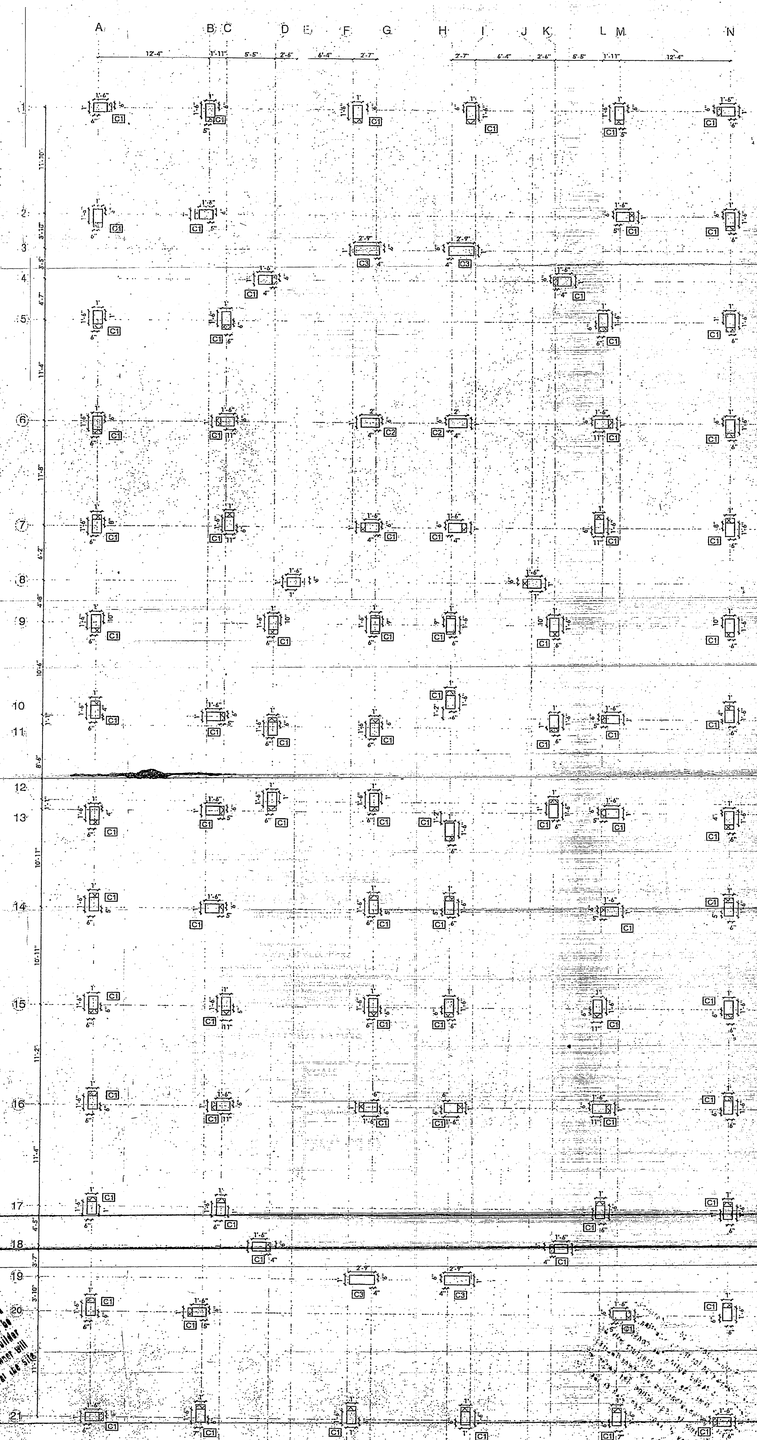


14 COLUMN LAYOUT PLAN FOUNDATION TO SECOND FLOOR

SCALE:- 1/8" = 1'

Accepted
Valid from 31/12/21 to 30/12/24
Municipal Commissioner
Municipal Corporation, Begusarai

The Owner/Builder Shall in no case deviate from the sanctioned plan for the construction, if any deviation is found during the construction or at any time, the entire structure will be treated as unauthorized and owner/builder will be liable for legal action. The owner will keep a copy of sanctioned plan at the site during construction.



15 COLUMN LAYOUT SECOND FLOOR

SCALE:- 1/8" = 1'

Verified
30/11/21
कनीय अभियंता
नगर निगम
बेगूसराय

NOTES

1. [illegible]
2. [illegible]
3. [illegible]
4. [illegible]
5. [illegible]

OPENING/ DOOR SCHEDULE

TYPE	OPENIGN WIDTH	OPENING HEIGHT	WIDTH	HEIGHT	SILL
D1	3'4"	7'0"	3'0"	6'10"	0
D2	2'10"	7'0"	2'6"	6'10"	0
D3	5'6"	6'2"	2'6"	6'	0
D4	4'6"	8'2"	2'11"	6'	0
D5	3'	7'0"	2'8"	6'10"	0
D6	4'	7'0"	3'8"	6'10"	0
D7	11'	8'2"	3'7"	5'	0
DW1	3'11"	7'0"	2'10"	6'10"	0

WINDOW SCHEDULE

TYPE	WINDOW WIDTH	WINDOW SILL	LINTEL
W1	2'	6'2"	8'2"
W2	2'	3'	8'2"
W3	5'6"	3'	8'2"
W4	2'	5'2"	7'6"
W5	5'7"	5'1"	8'2"
W6	4'	3'	8'2"
W7	3'	3'	8'2"
W8	5'6"	3'10"	8'2"

SPECIFICATION

1	FOUNDATION	R.C.C RAFT FOUNDATION
2	SUPERSTRUCTURE	1ST CLASS BRICK WORK IN 1:6 CEMENT PLASTER
3	FLOORING	TILE FLOORING
4	LINTEL	R.C.C LINTEL AS PER DESIGN
5	ROOF	6" THK R.C.C ROOF SLAB
6	PLASTER	12.5 MM THK CEMENT PLASTER
7	FINISHING	2 COAT OF CEMENT WASH

PROJECT AND OWNER:

ROSEWOOD TOWERS
(TOWER A AND TOWER B)
BEGUSARAI, BIHAR

PROPOSED BUILDING PLANS FOR
DEVA DEVELOPERS
(Proprietor - BHARAT BHUSHAN DEVA)
SP NO. 1659 AND SP NO. 1660, TAUTIHO - 822, THANA-373, JAMABANDI - 330, MAUZA- SINGHAUL, BEGUSARAI
PART OF NAGAR NIGAM BEGUSARAI, MOHALLAH SINGHAUL, WARD NO. 2

DRAWING TITLE:

COLUMN LAYOUT PLANS
(TOWER A)

DATE	SCALE
22-Oct-21	1/8" = 1'

DRAWING NO.: AA-10

OWNER

For DEVA DEVELOPERS

Authorised Signatory

EMPANELLED ARCHITECT

REGISTERED ARCHITECT
SANDEEP KUMAR
AR-09/2015
NAGAR N'GAM, BEGUSARAI

EMPANELLED ENGINEER

3-11-2021

Pradip Kumar Megotia
B. Tech (Civil), M. Tech (Struct.)
Structural Engineer
Nagar Nigam, Begusarai
Licence No. 01/2015

NN-294/2021-22

The Owner/Builder/Developer or any person taking up the construction work is responsible to obtain all the clearances/permissions required from various Govt. Departments/Local bodies as per the provisions of Bihar Building (Regulation of Construction) Act, 2014 & Rules, 2015 before starting the construction work and shall strictly adhere to the terms & conditions of the said clearances/permissions during the construction.

Verified
Municipal Commissioner
Municipal Corporation, Begusarai

NOTES

1. ALL LEVELS ARE WITH RESPECT TO ROAD LEVEL.
2. ALL DIMENSIONS ARE IN MILLIMETERS UNLESS OTHERWISE MENTIONED.
3. DIMENSIONED LEVELS INDICATED ARE FINISHED LEVELS UNLESS SPECIFIED.
4. ONLY WRITTEN DIMENSIONS TO BE SCALED. DO NOT SCALE THE DRAWING.
5. ELEVATION LEVELS & BASE HEIGHT SHOWN TO BE VERIFIED AT SITE BEFORE COMMENCEMENT OF WORK. ANY DISCREPANCIES IF NOTED, SHOULD BE BROUGHT TO THE ATTENTION OF ARCHITECT PRIOR TO THE COMMENCEMENT OF THE WORK.

OPENING/ DOOR SCHEDULE

TYPE	OPENING WIDTH	OPENING HEIGHT	VENTA	HEIGHT	SILL
D1	2'6"	7'0"	0"	6'10"	0
D2	2'3.5"	7'0"	7'0"	6'10"	0
D3	5'6"	7'0"	2'6"	1' 6"	0
D4	9'6"	8'2"	2'11"	0"	0
D5	2'	7'0"	2'6"	6'10"	0
D6	3'	7'0"	3'0"	6'10"	0
D7	11"	8'2"	3'7"	3'	0
D(F)	3'6"	7'	3'6"	6'10"	0

WINDOW SCHEDULE

TYPE	WINDOW WIDTH	WINDOW SILL	LINTEL
W1	2'-	6'2"	8'2"
W2	2'	3'	8'2"
W3	5'6"	3'	8'2"
W4	2'	5'2"	8'2"
W5	5'7"	5'1"	8'2"
W6	4'	3'	8'2"
W7	3'	3'	8'2"
W8	5'6"	3'10"	8'2"
W9	3'0"	6'2"	8'2"
W10	2'7"	6'2"	8'2"

SPECIFICATION

1	FOUNDATION	R.C.C RAFT FOUNDATION
2	SUPERSTRUCTURE	1ST CLASS BRICK WORK IN 1:6 CEMENT PLASTER
3	FLOORING	TILE FLOORING
4	LINTEL	R.C.C LINTEL AS PER DESIGN
5	ROOF	6" THK R.C.C ROOF SLAB
6	PLASTER	12.5 MM THK CEMENT PLASTER
7	FINISHING	2 COAT OF CEMENT WASH

15 STILT FLOOR PLAN

SCALE: 1/8" = 1'

16 FIRST FLOOR PLAN

SCALE: 1/8" = 1'

WATER REQUIREMENT CHART

Sl. No.	DESCRIPTION	AREA/NUMBER	OCCUPANCY	FLUSHING/ DOMESTIC	HOT	DRINKING	WATER REQUIREMENT FRESH WATER FLUSHING/ IRRIGATION	DOMESTIC	HOT	DRINKING	FLOW TO SEPTIC TANK FLUSHING/ IRRIGATION	DOMESTIC	HOT	DRINKING	GROSS FLOW TO SEPTIC TANK
		SQ. MTR.	NO.	LPCD			LPD				LPD				LPD
A	TOWER A														
1	RESIDENTIAL APARTMENT	8 FLATS PER FLOOR - ASSUMED	280	45	20	15	5	12600	5600	4200	5600	12600	5600	4200	28000
2	MAINTENANCE/SUPPORT STAFF		5*	30	20	10	5	150	100	50	75	150	100	50	225
A	TOWER B														
1	RESIDENTIAL APARTMENT	8 FLATS PER FLOOR - ASSUMED	140	45	20	15	5	6300	2800	2100	2800	6300	2800	2100	14000
2	MAINTENANCE/SUPPORT STAFF		5	30	20	10	5	150	100	50	75	150	100	50	225
B	UTILITY AND FACILITIES														
1	FLUSHING BACKWASH	10% OF THE TOTAL DEMAND						950	400	300	475	1425	700	450	2850
C	LANDSCAPING														
1	INTERNAL IRRIGATION	ASSUMED													
2	EXTERNAL IRRIGATION - 2407.50 MTR. APPROX. (DEMAND TO BE VERIFIED FROM THE LANDSCAPE CONSULTANT)	JANUARY TO APRIL - 5 LIT./SQ. MTR. MAY - JUNE - 4 LIT./SQ. MTR. JULY - SEPTEMBER - 2 LIT./SQ. MTR. OCTOBER - DECEMBER - 3 LIT./SQ. MTR.						948				1000			
		TOTAL						20028	9000	6650	9258	20651	9240	6850	53767

FIRE PROTECTION LEGEND

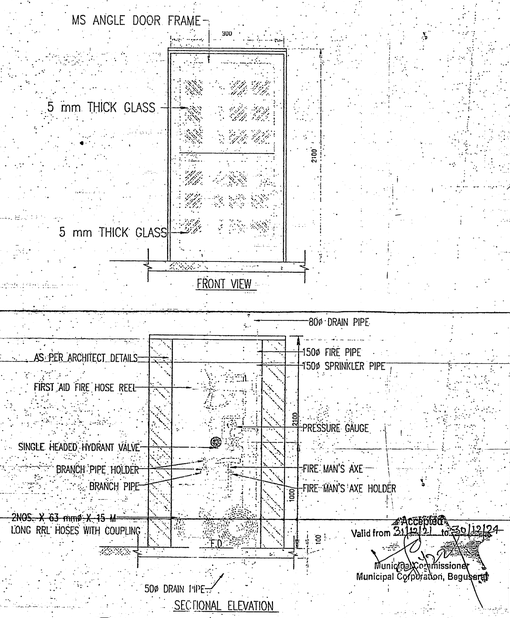
SYMBOL	DESCRIPTION
FHC	FIRE HOSE CABINET 1. SINGLE HEADED LANDING VALVE-1NO. 2. HOSE REEL(30MTR.)-1NO. 3. RRL HOSE(15MTR.)-2NO. 4. BRANCH PIPE-1NO. 5. FIREMAN'S AXE-1NO.
	FIRE HYDRANT PIPE
	BALL/BUTTERFLY/SLUICE VALVE
	MOTORIZED VALVE
	NON RETURN VALVE
	FLOW DIRECTION (PRESSURIZED)
	RISER CONNECTION
	DROP CONNECTION
	4.5 kg CO2 TYPE EXTINGUISHER
	6 kg ABC DRY POWDER TYPE EXT.
	9 LTR. WATER CO2 TYPE EXT.
	5 KG CEILING MOUNTED MODULAR TYPE
	9 LTS. MECHANICAL FOAM TYPE EXT.

ELECTRICAL LEGEND:

SYMBOL	DESCRIPTION
	TRUE CEILING SMOKE DETECTOR
	SPEAKER
	HEAT DETECTOR
	MANUAL CALL POINT
	HOOTER CUM STROBE
	CONTROL MODULE

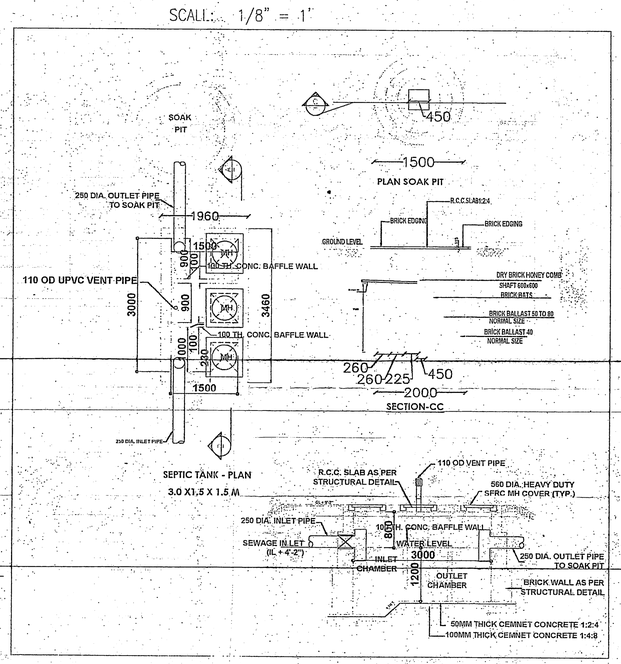
PROVISIONS FOR FIRE SAFETY

SCALE: 1/4" = 1'

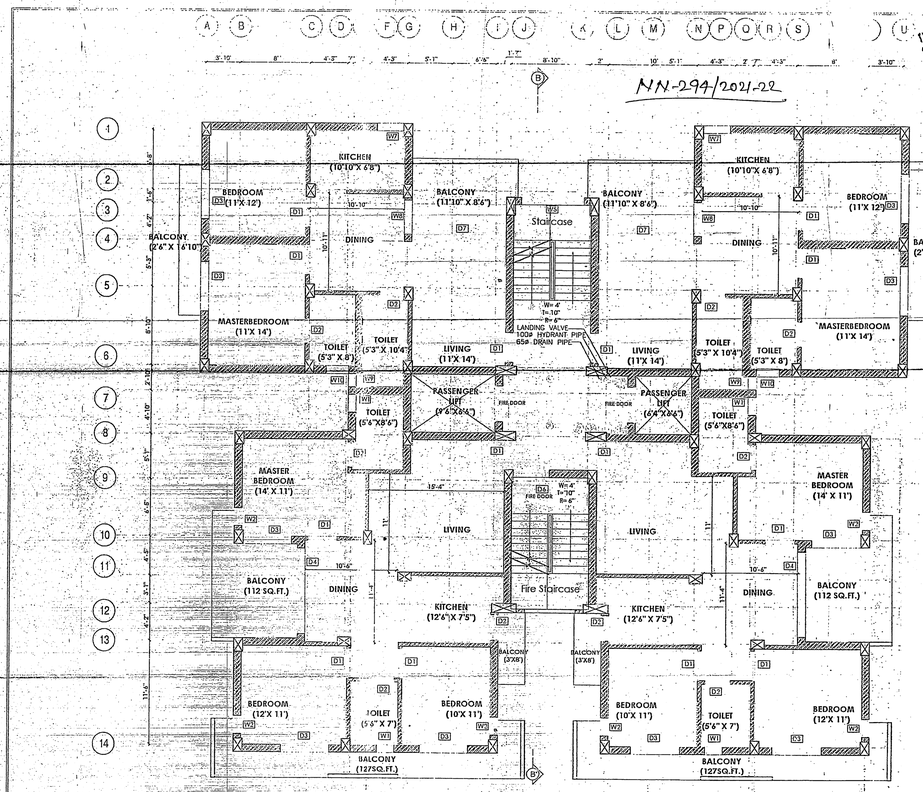


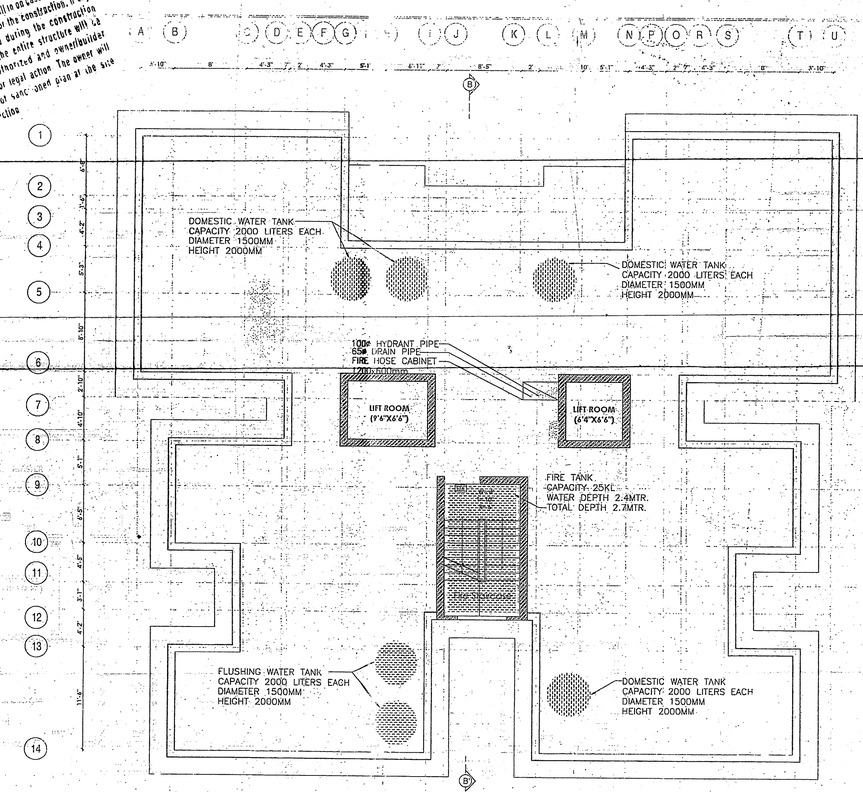
DT-1 SEPTIC TANK AND SOAK PIT DETAIL

SCALE: 1/8" = 1'



PROJECT AND OWNER:	ROSEWOOD TOWERS (TOWER A AND TOWER B), BEGUSARAI, BIHAR
	PROPOSED BUILDING PLANS FOR DEVA DEVELOPERS (Proprietor -BHARAT BHUSHAN DEVA) SP NO. 1459 AND SP NO. 1440, DATED NO. - 322, DHANU-373, JAMALBAHDI - 320, MAUZA- SINGHAUL, BEGUSARAI PART OF NAGAR NIGAM BEGUSARAI, MOHALLAH SINGHAUL, WARD NO. 7
DRAWING TITLE:	STILT & FIRST FLOOR PLAN (TOWER B)
DATE	22-Oct-21
SCALE	1" = 1'
DRAWING NO. :	AA-11
OWNER	For DEVA DEVELOPERS Authorised Signatory
EMPANELLED ARCHITECT	REGISTERED ARCHITECT SANDEEP KUMAR CA-09/2015 NAGAR NIGAM, BEGUSARAI
EMPANELLED ENGINEER	Pradip Kumar Megotia B.Tech (Civil), M.Tech (Struct.) Structural Engineer Nagar Nigam, Begusarai Licence No. 01/2015





The Owner/Builder Shall in no case exceed the sanctioned plan for the construction, if any deviation is found during the construction at any time, the entire structure will be treated as unauthorized and owner/builder will be liable for legal action. The owner will keep a copy of sanctioned plan at the site during construction

Approved Plan 3-11-21 नगर निगम बेगूसराय

NOTES

1. ALL DIMENSIONS ARE IN MILLIMETRES UNLESS OTHERWISE SPECIFIED.
2. ALL DIMENSIONS MUST BE CHECKED AND VERIFIED AT SITE BEFORE COMMENCEMENT OF WORK. ANY DISCREPANCY SHALL BE BROUGHT TO THE NOTICE OF ARCHITECT BEFORE THE EXECUTION OF WORK.
3. FIGURED DIMENSIONS & DIMENSIONS SHOWN BY THE WRITTEN NOTE BETWEEN COMMENCEMENT OF METAL AND MASONRY SHALL STRICTLY BE OBSERVED IN THE EXECUTION OF WORKS. FIGURE NOT TO BE SCALED FROM THE DRAWING.

OPENING/ DOOR SCHEDULE

TYPE	OPENING WIDTH	OPENING HEIGHT	WIDTH	HEIGHT	SILL
D1	3'4"	7'0"	3'5"	6'10"	0
D2	2'10"	7'0"	2'8"	6'10"	0
D3	3'0"	8'3"	2'6"	8"	0
D4	9'6"	8'2"	2'11"	8"	0
D5	3'	7'0"	2'8"	6'10"	0
D6	4'	7'0"	3'8"	6'10"	0
D7	11"	8'2"	9'7"	8"	0
DW1	3'6"	7'	2'6"	6'10"	0

WINDOW SCHEDULE

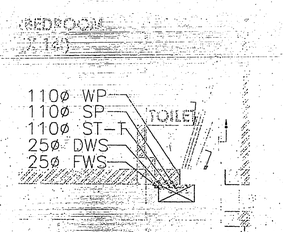
TYPE	WINDOW WIDTH	WINDOW SILL	LINTEL
W1	2'	6'2"	8'2"
W2	2'	3'	8'2"
W3	5'6"	3'	8'2"
W4	2'	5'2"	8'2"
W5	5'7"	5'1"	8'2"
W6	4'	3'	8'2"
W7	3'	5'	8'2"
W8	5'6"	3'10"	8'2"
W9	1'6"	6'2"	8'2"
W10	2'7"	6'2"	8'2"

SPECIFICATION

1	FOUNDATION	R.C.C RAFT FOUNDATION
2	SUPERSTRUCTURE	1ST CLASS BRICK WORK IN 1:6 CEMENT PLASTER
3	FLOORING	TILE FLOORING
4	LINTEL	R.C.C LINTEL AS PER DESIGN
5	ROOF	4" THK R.C.C ROOF SLAB
6	PLASTER	12.5 MM THK CEMENT PLASTER
7	FINISHING	2 COAT OF CEMENT WASH

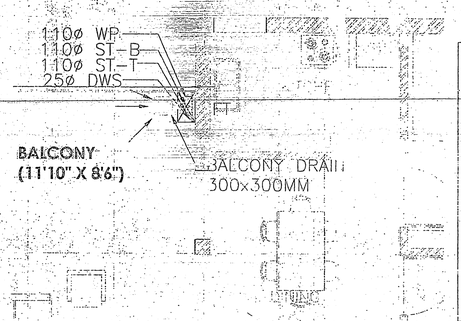
17 TYPICAL FLOOR PLAN (SECOND TO SEVENTH FLOOR)

SCALE: 1/8" = 1'



DT-1 TYPICAL TOILET DRAINAGE AND WATER SUPPLY

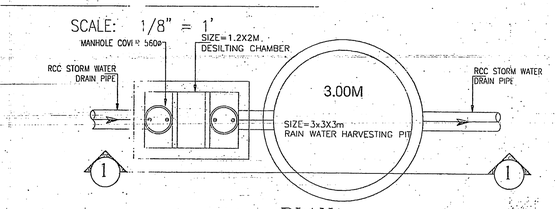
SCALE: 1/4" = 1'



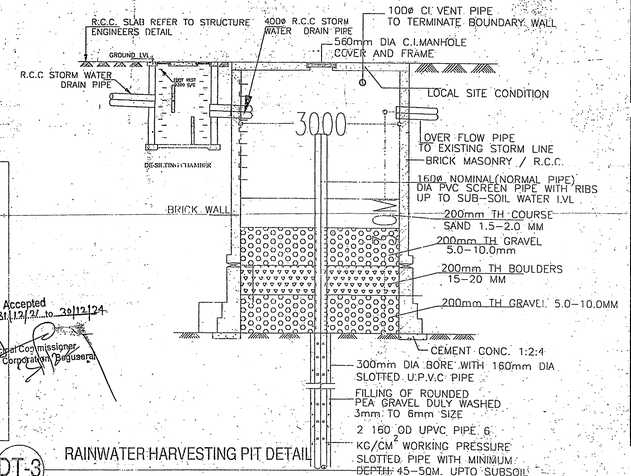
DT-2 TYPICAL KITCHEN DRAINAGE AND WATER SUPPLY

SCALE: 1/4" = 1'

PLUMBING LEGEND: INTERNAL	
SP	SOIL PIPE
WP	WASTE PIPE (FT TO STACK)
WP	WASTE PIPE (WB/FD TO FT)
ST-T	STORM PIPE (TERRACE)
ST-B	STORM PIPE (BALCONY)
DWS	DOMESTIC WATER SUPPLY PIPE
HWS	HOT WATER SUPPLY PIPE
FWS	FLUSHING WATER SUPPLY PIPE
FWR	FLUSHING WATER RISER PIPE
DWR	DOMESTIC WATER RISER PIPE
FT	FLOOR TRAP
FD	FLOOR DRAIN
FCO	CEILING OUT PLUG (SUNKEN)
COP	CEILING OUT PLUG (UNDER-SLUNG)
	BALL/BUTTERFLY VALVE
	FLOW DIRECTION (GRAVITY)
	FLOW DIRECTION (PRESSURIZED)
	150mm EDGE WALL



PLAN



Accepted Valid from 31/12/21 to 30/12/24 Municipal Commissioner Municipal Corporation Begusarai

DT-3 RAINWATER HARVESTING PIT DETAIL

SCALE: 1/128" = 1'

18 TERRACE FLOOR PLAN

SCALE: 1/8" = 1'

FIRE PROTECTION LEGEND	
SYMBOL	DESCRIPTION
FHC	FIRE HOSE CABINET 1. SINGLE HEADED LANDING VALVE-1NO. 2. HOSE REEL(30MTR.)-1NO. 3. RRL HOSE(15MTR.)-2NO. 4. BRANCH PIPE-1NO. 5. FIREMAN'S AXE-1NO.
	FIRE HYDRANT PIPE
	BALL/BUTTERFLY/SLUICE VALVE
	MOTORIZED VALVE
	NON RETURN VALVE
	FLOW DIRECTION (PRESSURIZED)
	RISER CONNECTION
	DROP CONNECTION
	4.5 kg CO2 TYPE EXTINGUISHER
	6 kg ABC DRY POWDER TYPE EXT.
	9 LTR. WATER CO2 TYPE EXT.
	5 KG CEILING MOUNTED MODULAR TYPE
	9 LTS. MECHANICAL FOAM TYPE EXT.

ELECTRICAL LEGEND:	
SYMBOL	DESCRIPTION
	TRUE CEILING SMOKE DETECTOR
	SPEAKER
	HEAT DETECTOR
	MANUAL CALL POINT
	HOOTER CUM STROBE
	CONTROL MODULE

RAINWATER HARVESTING SYSTEM (TOWER A + TOWER B)

SOURCE: INDIA METEOROLOGICAL DEPARTMENT
DISTRICT: BEGUSARAI
RAINWATER HARVESTING CALCULATION

S.NO.	DESCRIPTION	AREA (SQ. MTR.)	RUNOFF COEFFICIENT	AVERAGE ANNUAL RAINFALL (MM)	TOTAL VOLUME AVAILABLE FROM RAINFALL (CUM/YEAR)	DESIGN HOURLY INTENSITY OF RAINFALL (MM/HR.)	RAINWATER HARVESTING POTENTIAL (CUM/HR.)
1	ROOF TOP WATER	1392.6	0.85	389	460.82	25.0	29.63
2	PAVED SURFACES, ROADS AND OTHER BUILT UP AREAS	2767	0.6	389	646.20	25.0	41.55
3	LAWNS, GARDEN AND OTHER GREEN SPACES	240.7	0.35	389	32.80	25.0	2.11
	TOTAL	4399.8			1139.82		73.29
DETENTION TIME PLANNED (MIN)						20.00	
TOTAL VOLUME OF HARVESTING PIT REQUIRED (CUM)						24.43	
SURFACE AREA REQUIRED (CONSIDERING WATER DEPTH OF 3 MTR.) IN SQ. MTR.						8.14	
NO. OF PIT PLANNED						1.00	
SURFACE AREA FOR EACH PIT						8.14	
DIAMETER OF CIRCULAR CONVENTIONAL PIT						3.22	
MODULAR HARVESTING PIT		LENGTH (M)				2.33	
		WIDTH (M)				3.49	

PROJECT AND OWNER:

ROSEWOOD TOWERS (TOWER A AND TOWER B)

BEGUSARAI, BIHAR

PROPOSED RESIDENTIAL PLANS FOR DEVA DEVELOPERS (Proprietor - BHARAT BHUSHAN DEVA) SP NO. 1659 AND SP NO. 1660, TAUJI NO. - 822, JHAMA 373, JAMA-KHOI - 339, MAUZA- SINGHAUL, BEGUSARAI PART OF NAGAR NIGAM BEGUSARAI MOHALLAH SINGHAUL, WARD NO. 2

DRAWING TITLE:

TYPICAL & TERRACE FLOOR PLAN (TOWER B)

DATE	SCALE
22-Oct-21	1/8" = 1'
	DRAWING NO.: AA-12

OWNER

For DEVA DEVELOPERS
Authorised Signatory

EMPANELLED ARCHITECT

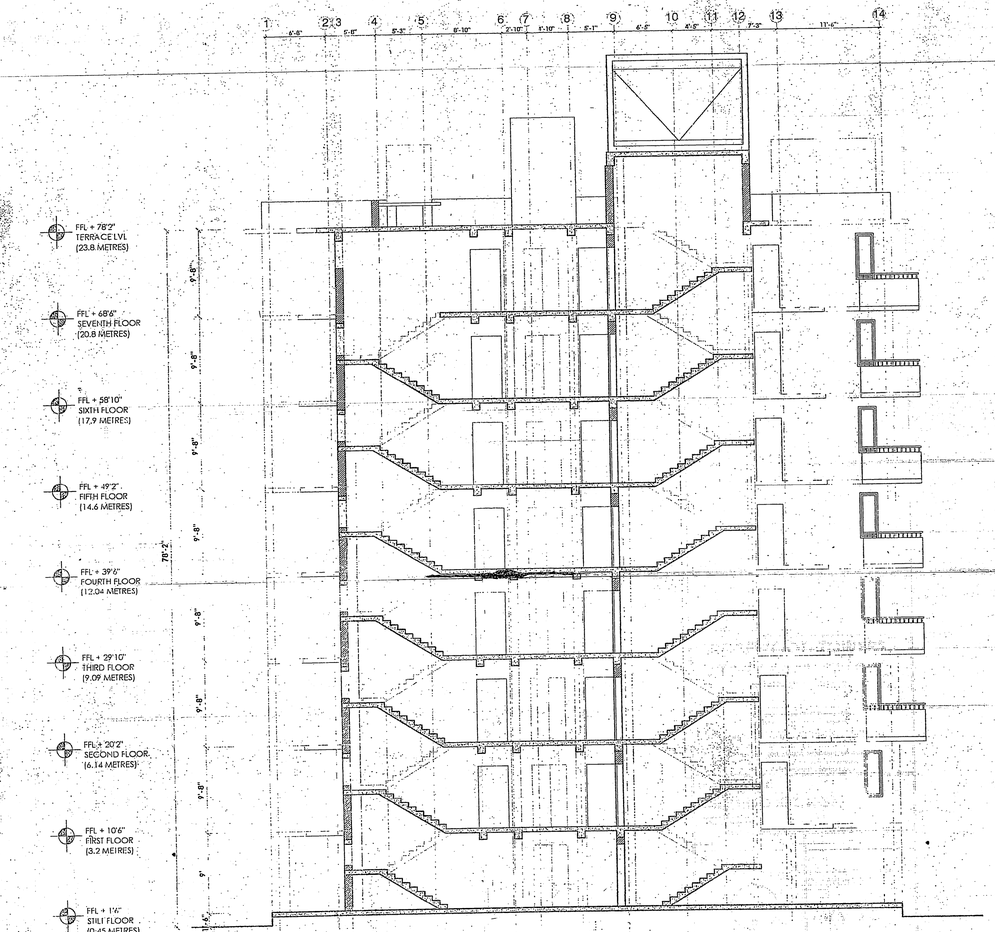
PRADIP KUMAR MEGOTIA 29/10/2021 ARCHITECT SANDEEP KUMAR AR-09/2015 NAGAR NIGAM, BEGUSARAI

EMPANELLED ENGINEER

31/10/2021

Pradip Kumar Megotia
B. Tech (Civil), M. Tech (Struct.)
Structural Engineer
Nagar Nigam, Begusarai
Licence No. 01/2015

NN-294/2021-22



19 SECTION XX'

SCALE: 1/8" = 1'

NOTES

1. [illegible]
2. [illegible]
3. [illegible] BIS DRAWING.
4. ELEVATION DETAILS & DESIGN OF SIGNAGE TO BE VETTED BY OR BEFORE CONSTRUCTION OF WORK. ANY DEVIATION SHALL BE PARTIAL DEMOLITION BY THE ARCHITECT OR AUTHORIZED PERSON AND REINSTATEMENT OF WORK.

OPENING/ DOOR SCHEDULE

TYPE	OPENING WIDTH	OPENING HEIGHT	WIDTH	HEIGHT	SILL
D2	5.4"	7'0"	3'0"	6'10"	0
D3	2.10"	7'0"	3'0"	6'10"	0
D3	5'6"	8'3"	2'6"	3"	0
D4	6'0"	8'3"	2'10"	6	0
D5	3"	7'0"	2'6"	6'10"	0
D6	3"	7'0"	3'3"	6'10"	0
D7	11	8'2"	3	6	0
WV1	3'6"	7"	2'6"	6'10"	0

WINDOW SCHEDULE

TYPE	WINDOW WIDTH	WINDOW SILL	LINTEL
W1	2'	6'2"	8'2"
W2	2'	3'	8'2"
W3	5'6"	3'	8'2"
W4	2'	5'2"	8'2"
W5	5'7"	5'1"	8'2"
W6	4'	3'	8'2"
W7	3'	3'	8'2"
W8	5'6"	3'10"	8'2"
W9	1'6"	6'2"	8'2"
W10	2'7"	6'2"	8'2"

SPECIFICATION

1	FOUNDATION	R.C.C RAFT FOUNDATION
2	SUPERSTRUCTURE	1ST CLASS BRICK WORK IN 1:6 CEMENT PLASTER
3	FLOORING	TILE FLOORING
4	LINTEL	R.C.C LINTEL AS PER DESIGN
5	ROOF	6" THK R.C.C WORK SLAB
6	PLASTER	12.5 MM THK CEMENT PLASTER
7	FINISHING	2 COAT OF CEMENT WASH

Accepted
Valid from 31/12/21 to 30/12/24
Municipal Commissioner
Municipal Corporation, Begusarai

For Deviation/modification in case anyone like the unauthorised plan for the construction, deviation is noted during the construction or at any time, the entire structure will be treated as unauthorised and appropriate will be liable for legal action. The owner will have a copy of sanc. plan of the structure during construction.

PROJECT AND OWNER:

ROSEWOOD TOWERS
(TOWER A AND TOWER B)
BEGUSARAI, BIHAR

PROPOSED BUILDING PLANS FOR
DEVA DEVELOPERS
(Proprietor - BHARAT BHUSHAN DEVA')
SP NO. 1469 AND SP NO. 1480, SAUDIH NO. - 822, KHATA-373, JAMABANDI - 300, KHATA - SRIGHAUL, BEGUSARAI, PART OF NAGAR NIGAM BEGUSARAI, MOHALLA - SRIGHAUL, WARD NO. 7

DRAWING TITLE:
BUILDING SECTION
(TOWER B)

DATE: 22-Oct-21
SCALE: 1" = 1'
DRAWING NO. : AA-13

OWNER

For DEVA DEVELOPERS
Authorised Signatory

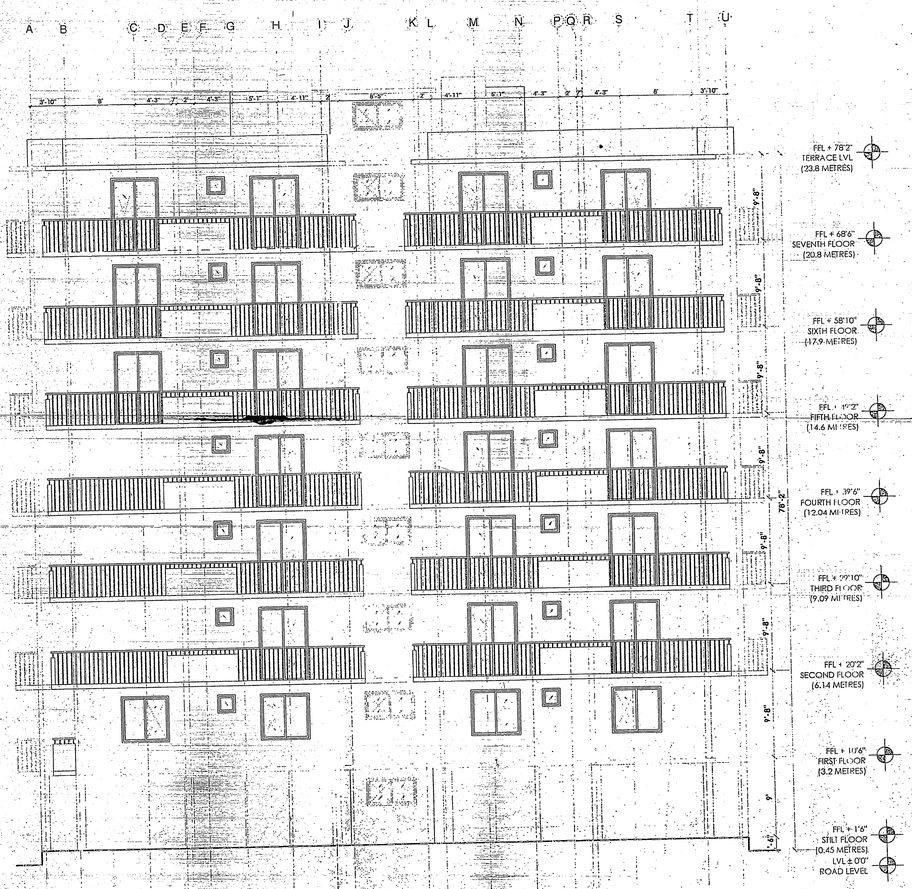
EMPANELLED ARCHITECT

REGISTERED ARCHITECT
SANDEEP KUMAR
AR-09/2015
NAGAR NIGAM, BEGUSARAI

EMPANELLED ENGINEER

Pradip Kumar Megotia
B. Tech (Civil), M. Tech (Struct.)
Structural Engineer
Nagar Nigam, Begusarai
Licence No. 01/2015

NN-294/2021-22



20 FRONT ELEVATION

SCALE: 1/8" = 1'



21 SIDE ELEVATION

SCALE: 1/8" = 1'

The Owner/Builder Shall in no case deviate from the sanctioned plan for the construction. If any deviation is found during the construction at any time, the entire structure will be treated as unauthorized and owner/builder will be liable for legal action. The owner will keep a copy of sanctioned plan at the site during construction

Accepted
Valid from 31/12/21 to 31/12/24
Municipal Commissioner
Municipal Corporation, Begusarai

NOTES

1. ALL DIMENSIONS ARE GIVEN IN FEET AND INCHES.
2. ALL LEVELS ARE GIVEN IN FEET AND INCHES.
3. DIMENSIONS / LEVELS INDICATED ARE FINISHED UNLESS OTHERWISE SPECIFIED.
4. ONLY FIGURED DIMENSIONS TO BE FOLLOWED. DO NOT SCALE THE DRAWINGS.
5. ALL VARIOUS LEVELS & DIMENSIONS SHOWN TO BE VERIFIED AT SITE BEFORE COMMENCEMENT OF WORK. ANY DISCREPANCIES, IF ANY, SHOULD BE BROUGHT TO THE NOTICE OF THE ARCHITECT IN THE FORM OF AN OBJECT PRIOR TO THE COMMENCEMENT OF WORK.

OPENING/ DOOR SCHEDULE

TYPE	OPENING WIDTH	OPENING HEIGHT	WIDTH	HEIGHT	SILL
D1	3'4"	7'0"	3'6"	6'10"	0
D2	2'10"	7'0"	3'0"	6'10"	0
D3	2'6"	6'2"	2'6"	3"	0
D4	2'6"	6'2"	2'11"	0	0
D5	3'	7'0"	2'5"	6'10"	0
D6	4"	7'0"	3'8"	6'10"	0
D7	3'0"	6'2"	3'2"	6"	0
DW1	7' 4'6"	7'	2'6"	6'10"	0

WINDOW SCHEDULE

TYPE	WINDOW WIDTH	WINDOW SILL	LINTEL
W1	2'	6'2"	8'2"
W2	2'	3'	8'2"
W3	5'6"	3'	8'2"
W4	2'	5'2"	8'2"
W5	5'7"	5'1"	8'2"
W6	4'	3'	8'2"
W7	3'	3'	8'2"
W8	5'6"	3'10"	8'2"
W9	1'6"	6'2"	8'2"
W10	2'7"	6'2"	8'2"

SPECIFICATION

1	FOUNDATION	R.C.C RAFT FOUNDATION
2	SUPERSTRUCTURE	1ST CLASS BRICK WORK IN 1:6 CEMENT PLASTER
3	FLOORING	TILE FLOORING
4	LINTEL	R.C.C LINTEL AS PER DESIGN
5	ROOF	6" THK R.C.C SLODE SLAB
6	PLASTER	1:5 SAND LIME CEMENT PLASTER
7	PAINTING	2 COAT OF CEMENT WASH

PROJECT AND OWNER:

ROSEWOOD TOWERS (TOWER A AND TOWER B)

BEGUSARAI, BIHAR

PROPOSED BUILDING PLANS FOR
DEVA DEVELOPERS
(Proprietor - BHARAT BHUSHAN DEVA)
SP NO. 1489 AND SP NO. 1490, TAUDIHO. - 822, THANA-373,
JAMABANDI - 330, MAUZA- SINGHAUL, BEGUSARAI
PART OF NAGAR NIGAM BEGUSARAI,
MOHALLAH SINGHAUL, WARD NO. 2

DRAWING TITLE:

BUILDING ELEVATIONS (TOWER B)

DATE	SCALE
22-Oct-21	1" = 1'
	DRAWING NO. : AA-14

OWNER

For DEVA DEVELOPERS
Authorised Signatory

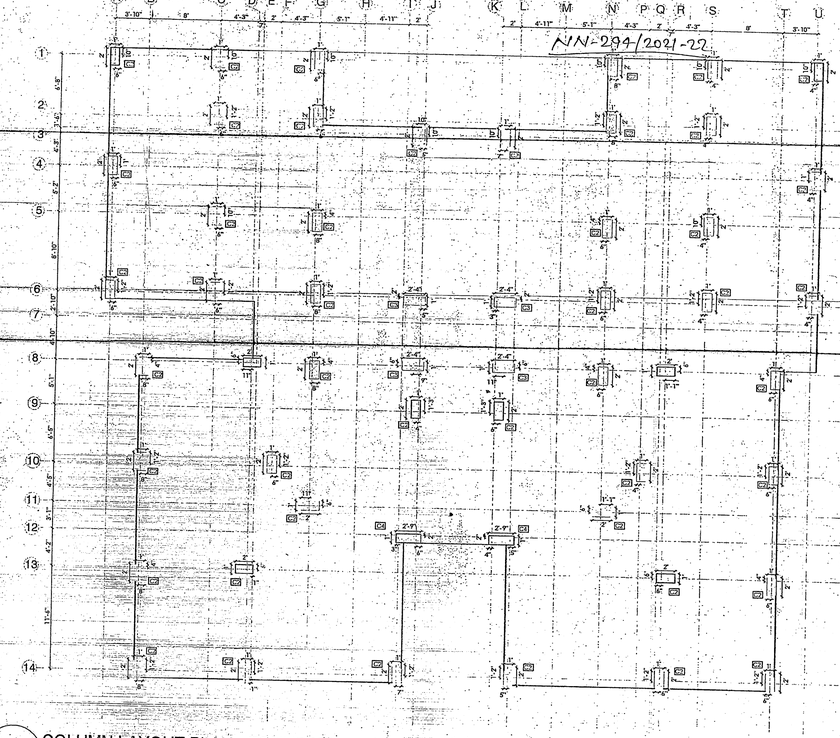
EMPANELLED ARCHITECT

REGISTERED ARCHITECT
SANDEEP KUMAR
AR-09/2015
NAGAR NIGAM, BEGUSARAI

EMPANELLED ENGINEER

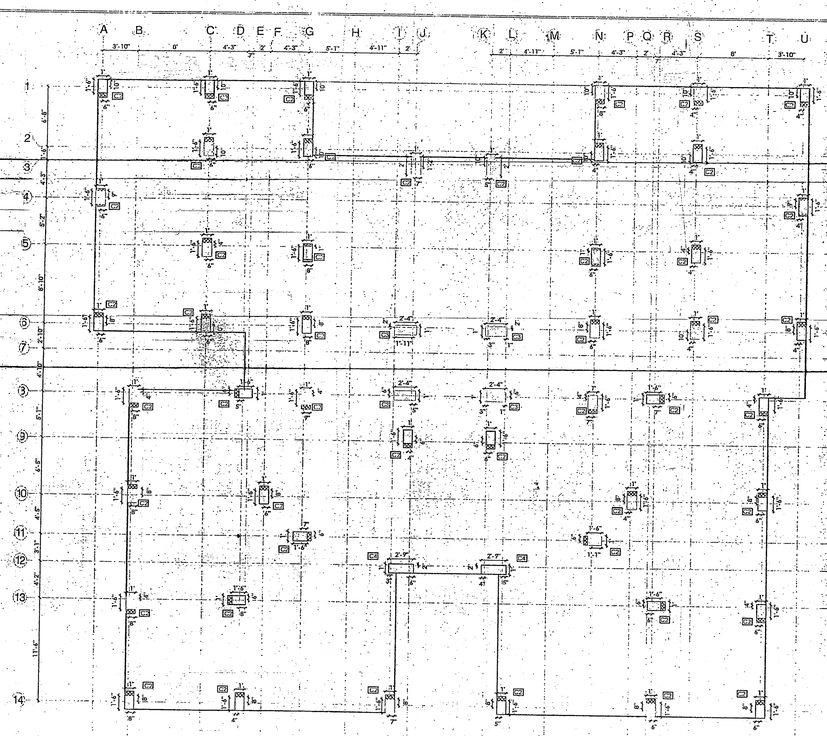
31/10/2021

Pradip Kumar Megotia
B. Tech (Civil), M. Tech (Struct
Structural Engineer
Nagar Nigam, Begusarai
Licence No. 01/2015



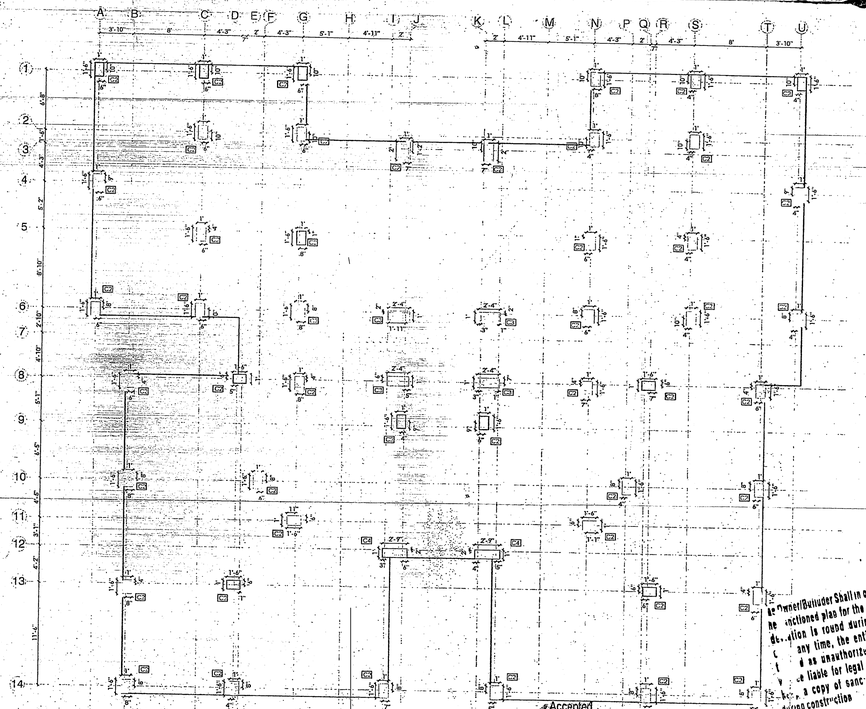
22 COLUMN LAYOUT PLAN - FOUNDATION TO SECOND FLOOR

SCALE: 1/8" = 1'



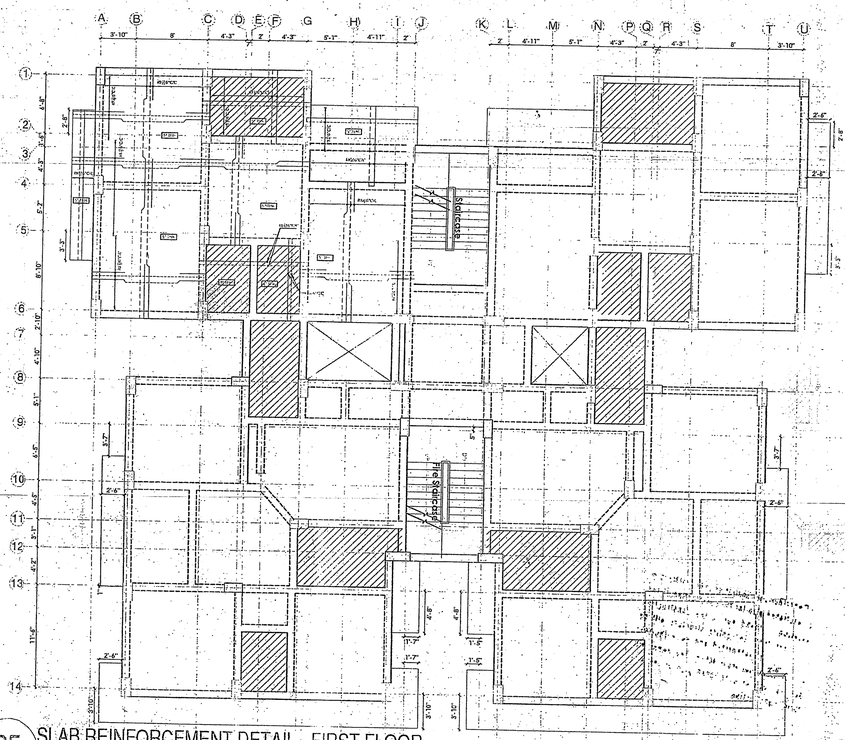
23 COLUMN LAYOUT PLAN - SECOND FLOOR

SCALE: 1/8" = 1'



24 COLUMN LAYOUT PLAN - THIRD TO TERRACE FLR

SCALE: 1/8" = 1'



25 SLAB REINFORCEMENT DETAIL - FIRST FLOOR

SCALE: 1/ " = 1'

Accepted
Valid from 31/12/21 to 30/12/24
Municipal Commissioner
Municipal Corporation, Begusarai

Owner/Builder Shall in on case deviate form he sanctioned plan for the construction. If any deviation is found during the construction any time, the entire structure will be d as unauthorized and owner/builder e liable for legal action. The owner will a copy of sanctioned plan at the site during construction

NOTES:

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2. ALL LEVELS INDICATED ARE IN FEET AND INCHES.
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4. ONLY WRITTEN DIMENSIONS TO BE FOLLOWED. DO NOT SCALE THE DRAWING.
5. ELEVATION LEVELS & DIMENSIONS SHOWN TO BE VERIFIED AT SITE BEFORE COMMENCEMENT OF WORK. ANY DISCREPANCIES, IF NOTED, SHOULD BE BROUGHT TO THE ATTENTION OF ARCHITECT PRIOR TO THE COMMENCEMENT OF WORK.

OPENING/ DOOR SCHEDULE

TYPE	OPENING WIDTH	OPENING HEIGHT	WIDTH	HEIGHT	SILL
D1	3'6"	7'0"	3'0"	6'10"	0
D2	2'10"	7'0"	2'6"	6'10"	0
D3	3'6"	8'2"	2'6"	8'	0
D4	9'6"	8'2"	2'11"	8'	0
D5	3'	7'0"	2'8"	6'10"	0
D6	4'	7'0"	3'8"	6'10"	0
D7	3'1"	8'2"	3'2"	8'	0
DW1	3'6"	7'	2'6"	6'10"	0

WINDOW SCHEDULE

TYPE	WINDOW WIDTH	WINDOW SILL	LINTEL
W1	2'	6'2"	8'2"
W2	2'	3'	8'2"
W3	5'6"	3'	8'2"
W4	2'	5'2"	8'2"
W5	5'7"	5'1"	8'2"
W6	4'	3'	8'2"
W7	3'	3'	8'2"
W8	5'6"	3'10"	8'2"
W9	1'6"	6'2"	8'2"
W10	2'7"	6'2"	8'2"

SPECIFICATION

1	FOUNDATION	R.C.C RAFT FOUNDATION
2	SUPERSTRUCTURE	1ST CLASS BRICK WORK IN 1:6 CEMENT PLASTER
3	FLOORING	TILE FLOORING
4	LINTEL	R.C.C LINTEL AS PER DESIGN
5	ROOF	6" THK R.C.C ROOF SLAB
6	PLASTER	12.5 MM THK CEMENT PLASTER
7	FINISHING	2 COAT OF CEMENT WASH

PROJECT AND OWNER:

ROSEWOOD TOWERS (TOWER A AND TOWER B)
BEGUSARAI, BIHAR

PROPOSED BUILDING PLANS FOR
DEVA DEVELOPERS
(Proprietor - BHARAT BHUSHAN DEVA)
SP NO.-1659 AND SP NO. 1660, TAUJI NO. - 822, THANA-373, JAMABAI KH - 350, MAUZA- SINGHAUL, BEGUSARAI
PART OF NAGAR NIGAM BEGUSARAI
MOHALLAH SINGHAUL, WARD NO. 2

DRAWING TITLE:

COLUMN LAYOUT PLANS & SLAB REINFORCEMENT (TOWER B)

DATE	SCALE
22-Oct-21	1/8" = 1'
	DRAWING NO.: AA-15

OWNER

For DEVA DEVELOPERS

Authorised Signatory

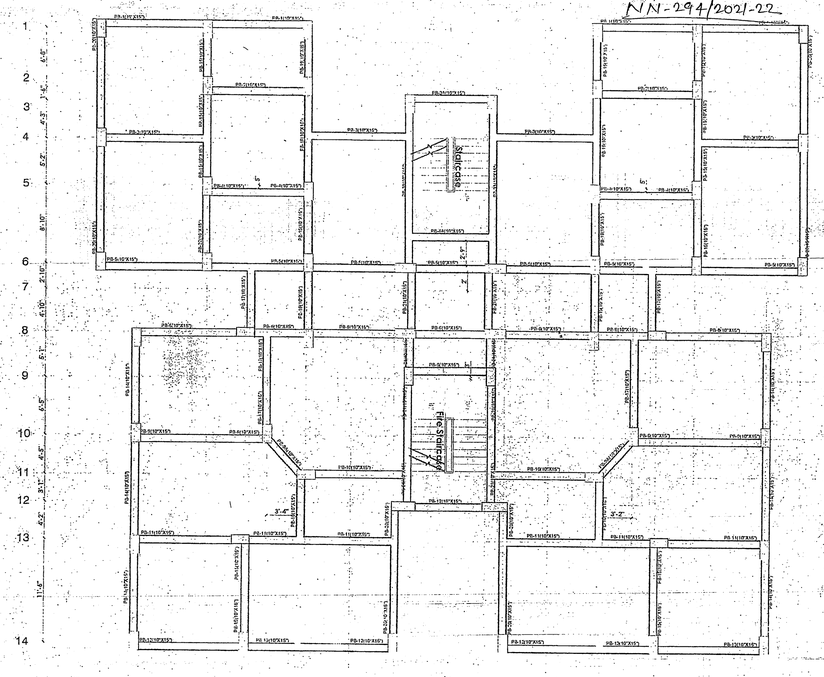
EMPANELLED ARCHITECT

30/10/2021
REGISTERED ARCHITECT
SANDEEP KUMAR
AR-09/2015
NAGAR NIGAM, BEGUSARAI

EMPANELLED ENGINEER

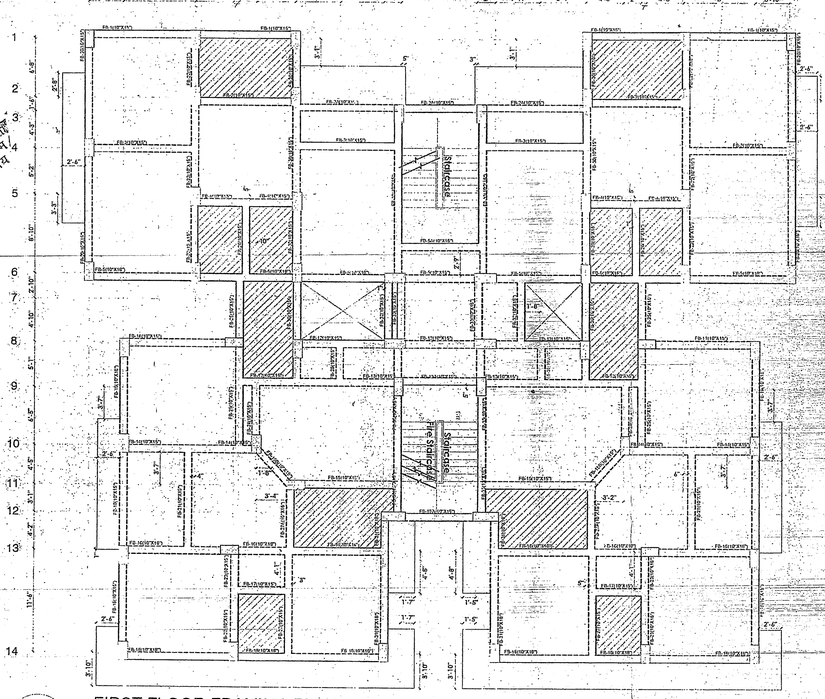
30/10/2021
Pradip Kumar Megotia
B.Tech (Civil), M.Tech (Struct.)
Structural Engineer
Nagar Nigam, Begusarai
Licence No. 01/2015

NN-294/2021-22



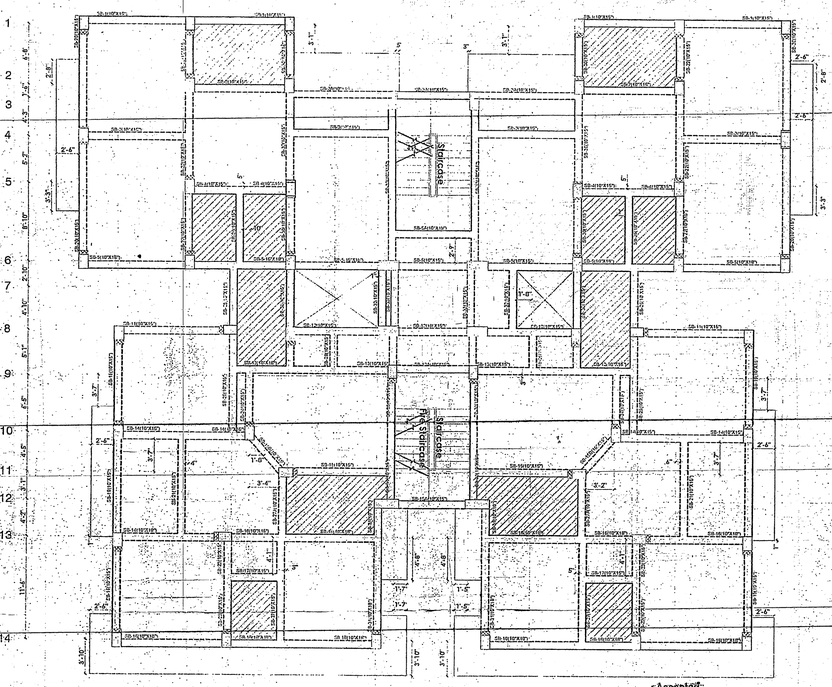
26 PLINTH BEAM FRAMING PLAN

SCA : 1/8"

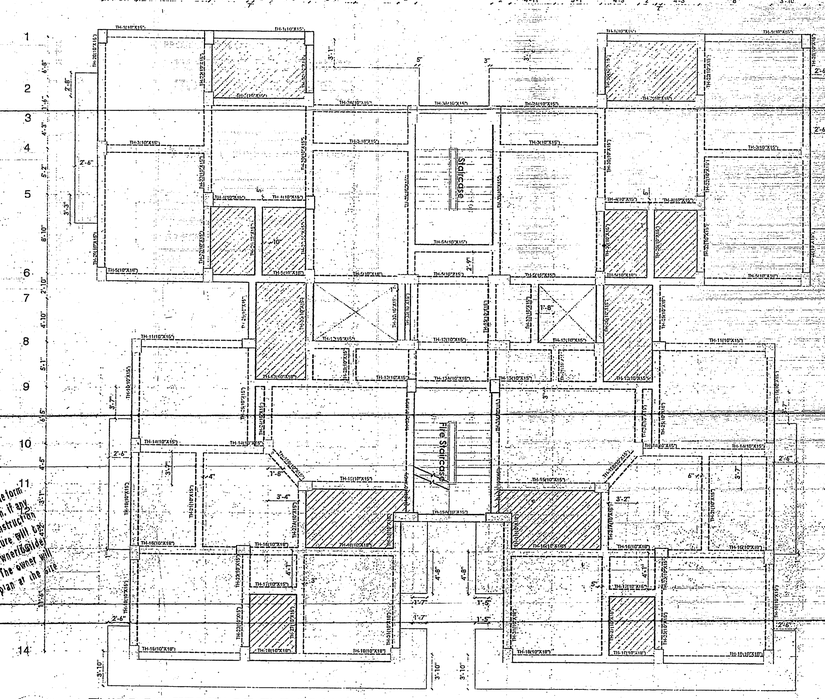


27 FIRST FLOOR FRAMING PLAN

SCA : 1/8"



28 SECOND FLOOR FRAMING PLAN



29 THIRD TO TERRACE FLR FRAMING PLAN

Accepted
Valid from 31/12/21 to 30/12/24
Municipal Commissioner
Municipal Corporation, Begusarai

The Owner/Builder Shall in on case deviate form the sanctioned plan for the construction, if any deviation is found during the construction or at any time, the entire structure will be treated as unauthorized and owner/builder will be liable for legal action. The owner will keep a copy of sanctioned plan at the site during construction.

NOTES

1. ALL DIMENSIONS ARE IN FEET AND INCHES.
2. ALL LEVELS INDICATED ARE IN FEET AND INCHES.
3. DIMENSIONS / LEVELS INDICATED ARE FINISHED UNLESS OTHERWISE SPECIFIED.
4. ONLY WIDTH DIMENSIONS TO BE FOLLOWED. DO NOT SCALE THE DRAWING.
5. ELEVATION LEVELS & DIMENSIONS SHOWN TO BE VERIFIED AT SITE BEFORE COMMENCEMENT OF WORK. ANY DISCREPANCIES, IF NOTED, SHOULD BE BROUGHT TO THE ATTENTION OF ARCHITECT PRIOR TO THE COMMENCEMENT OF WORK.

OPENING/ DOOR SCHEDULE

TYPE	OPENING WIDTH	OPENING HEIGHT	WIDTH	HEIGHT	SILL
D1	3'4"	7'0"	3'0"	6'10"	0
D2	2'10"	7'0"	2'6"	6'10"	0
D3	5'6"	8'2"	2'6"	8'	0
D4	5'6"	8'2"	2'11"	8'	0
D5	3'	7'0"	2'8"	6'10"	0
D6	4'	7'0"	3'8"	6'10"	0
D7	11'	8'2"	3'7"	8'	0
DW1	3'6"	7'	2'6"	6'10"	0

WINDOW SCHEDULE

TYPE	WINDOW WIDTH	WINDOW SILL	LINTEL
W1	2'	6'2"	8'2"
W2	2'	3'	8'2"
W3	5'6"	3'	8'2"
W4	2'	5'2"	8'2"
W5	5'7"	5'1"	8'2"
W6	4'	3'	8'2"
W7	3'	3'	8'2"
W8	5'6"	3'10"	8'2"
W9	1'6"	6'2"	8'2"
W10	2'7"	6'2"	8'2"

SPECIFICATION

1	FOUNDATION	R.C.C BALL FOUNDATION
2	SUPERSTRUCTURE	1ST CLASS BRICK WORK IN 1:6 CEMENT PLASTER
3	FLOORING	TILE FLOORING
4	LINTEL	R.C.C LINTEL AS PER DESIGN
5	ROOF	6" THK R.C.C ROOF SLAB
6	PLASTER	12.5 MM THK CEMENT PLASTER
7	FINISHING	2 COAT OF CEMENT WASH

PROJECT AND OWNER:

ROSEWOOD TOWERS
(TOWER A AND TOWER B)
BEGUSARAI, BIHAR

PROPOSED BUILDING PLANS FOR
DEVA DEVELOPERS
(Proprietor - BHARAT BHUSHAN DEVA)
SP NO. 1659 AND SP NO. 1660, TAUZI NO. - 822, THANA-373, JAMABANDI - 330, MAUZA- SINGHAUL, BEGUSARAI
PART OF NAGAR NIGAM BEGUSARAI
MOHALLAH SINGHAUL, WARD NO. 2

DRAWING TITLE:

FRAMING PLANS
(TOWER B)

DATE	SCALE
22-Oct-21	1/8" = 1'

DRAWING NO. : AA-16

OWNER

For DEVA DEVELOPERS

Authorised Signatory

EMPANELLED ARCHITECT

30/10/2021

REGISTERED ARCHITECT
SANDEEP KUMAR
AR-09/2015
NAGAR NIGAM, BEGUSARAI

EMPANELLED ENGINEER

30/10/2021

Pradip Kumar Megotia
B. Tech (Civil), M. Tech (Struct.)
Structural Engineer
Nagar Nigam, Begusarai
Licence No. 01/2015