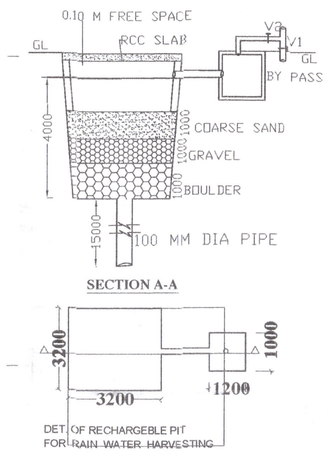

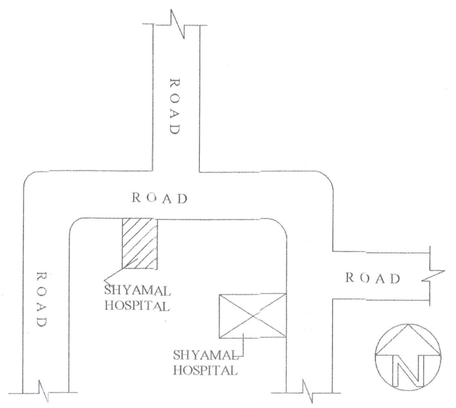

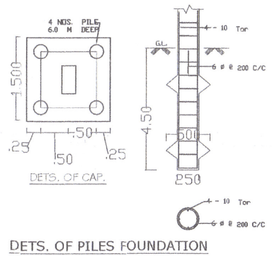

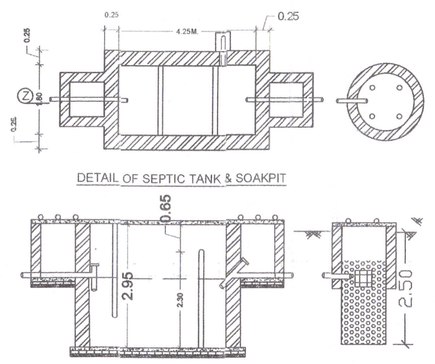

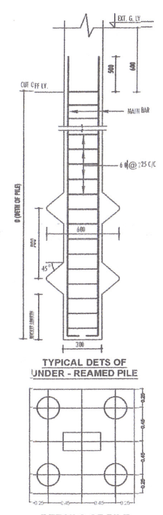

SPECIFICATION

1. R.C.C UNDER REMMED 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 LEMMED 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.

Green Area Calculation :-

Total Net Plot Area = 505.29 sq.m.
Green Space Area %Reqd = 505.29 x 5%= 25.26 sq.m.
Total Provided Green Space = 70.25 sq.m.

PARKING CALCULATION

TOTAL B/U AREA OF = 1059.03 SQM.
TOTAL SERVICE AREA @15% = 158.85
NOW TOTAL B/U AREA=1059.03-158.85 = 900.18 SQM.
REQUIRED PARKING @25%
OF TOTAL B/U AREA = 225.04 SQM.
TOTAL PROVIDED PARKING AREA = 228.99 SQM.

RAIN WATER HARVESTING CALCULATION

TOTAL TERRACE AREA 260.39 SQM.
REQU. AREA FOR RAIN WATER HARVESTING = 6 CUM / 100 SQM.
TOTAL REQU. AREA FOR RAIN WATER HARVESTING =
260.39/100 =2.66X 6 = 15.62 CUM.
PROVIDED SIZE = (4.00X3.20X3.20 = 40.96 CUM.

SEPTIC TANK CALCULATION

TOTAL NO. OF FLAT = 3X4=12
EACH FLAT 5 PERSON
TOTAL NO OF PERSON = 12 X 5 =60
ONE PERSON REQU. AREA = 0.085C.M./DAY
TOTAL REQU. AREA = 60X 0.085 = 5.1 CUM./DAY
PROVIDE AREA OF SEPTIC TANK
(SIZE)=4.00X1.80X2.30 = 16.56 CUM

SCHEDULE OF DOORS & WINDOWS

SL.NO.	TYPE	WIDTH	SILL	HEIGHT
1.	D	1.07	0.00	2.59
2.	D1	0.91	0.00	2.13
3.	D2	0.76	0.00	2.13
4.	W	1.83	0.76	1.83
5.	W1	1.37	0.76	1.83
6.	W2	0.91	1.07	1.52
7.	W3	0.61	1.52	1.07
8.	W4	0.91	0.76	1.83

AREA STATEMENT

TOTAL PLOT AREA AS/SITE	= 610.16 SQM
AREA LEFT FOR ROAD WIDENING	= 104.87 SQM
TOTAL NET PLOT AREA	= 505.29 SQM
TOTAL GROUND FLOOR B/U AREA	= 17.47 SQM
TOTAL 1 ST. FLOOR B/U AREA	= 260.39 SQM
TOTAL 2 ND. FLOOR B/U AREA	= 260.39 SQM
TOTAL 3 RD. FLOOR B/U AREA	= 260.39 SQM
TOTAL 4 TH. FLOOR B/U AREA	= 260.39 SQM
TOTAL ALL FLOOR B/U AREA	= 1059.03 SQM

F.A.R. ACHIEVED = 2.10

WATER TANK CALCULATION

TOTAL NO. OF FLAT =3X4=12
EACH FLAT 5 PERSON TOTAL NO OF PERSON =12X5= 60NOS.ONE PERSON REQU. - WATER = 135 LTR./DAY
TOTAL REQU. WATER = 60X 135 = 8100 LTR./DAY
TOTAL REQU. AREA OF WATER TANK = 810= 8.1 CUM.PROVIDE AREA OF WATER TANK (01) 3.80X2.29X1.42 = 12.35 CUM

PLOT DETAILS :

PROPOSED RESIDENTIAL BUILDING FOR REGENCY BUILDWELL PVT. LTD. THROUGH ITS DIRECTOR SMT. SUMITRA DEVI,W/O SRI BINDA PRASAD SINGH,AT MAUZA - KHAJPURA PLOT NO. - 699 (PART),TAUZI NO - 5173, KHATA NO.- 80,WARD NO - 02,THANA NO. - 11,SURVEY THANA- PHULWARI SARIF,THANA - RAJEEV NAGAR DIST. - PATNA.

NAME OF LAND OWNER

SMT. SHAKUNTALA DEVI
W/O OM PRAKASH SINGH

NORTH	SCALE 1:100/1:200 — DRG.NO. 01/01
SIGN. OF LAND OWNER	SIGN. OF ENGINEER — Er. Shafeeh Rahman, B.Sc.(ENGG.) M.I.E. Empanelment No. EP/STR/18, PATNA NAGAR NIGAM
SIGN. OF DEVELOPERS — REGENCY BUILDWELL PRIVATE LIMITED, Director	SIGN. OF ARCHITECT — Ar. PAWAN KUMAR, COA Regd. No.- CA/1994/12013

PATNA MUNICIPAL CORPORATION
PATNA REGIONAL DEVELOPMENT AUTHORITY (DISSOLVED)
PIKHAJPURA|PRN-G+4|SOS|22
Case No. ..... 20.....
Sanction of Plan Accorded under Section 315, 316 & 317 of the Bihar Municipal Act 2007 by the Municipal Commissioner, Patna on.....
Date...14/09/22.....
SANCTION OF PLAN ACCORDED
निदेशक
शहरी योजना
पटना नगर निगम, पटना
06/03/23

Terms & Conditions:-
1) STP of requisite capacity is to be installed in the campus by the Builder/Owner.
2) Water Harvesting and Green area is to be maintained in the premises
3) Solar power is to be installed in the campus



