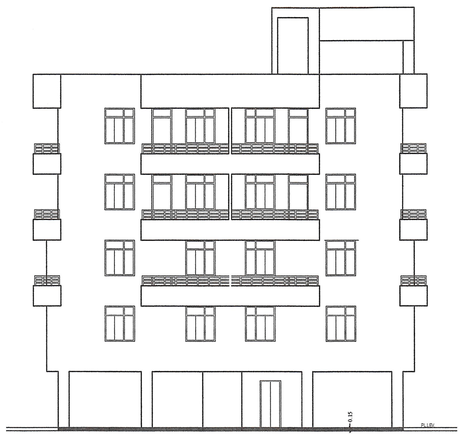
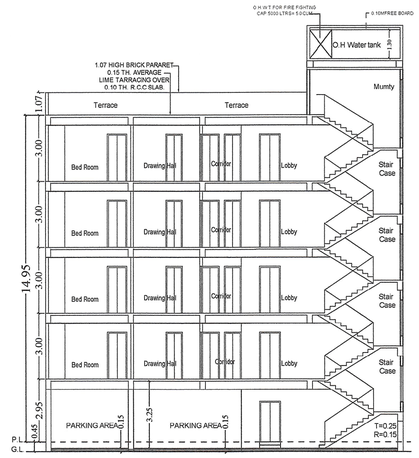
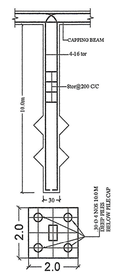
विल्डर/प्रोमोटर/भू–स्वामी/संबंधित वास्तुविद/अभियंता को निर्देश दिया जाता है कि भवन के निर्माण तथा उपयोग में लाने के पूर्व आवासीय/व्यवसायिक कम्पलेक्स में सुरक्षा की दृष्टि से, प्रवेश द्वार निकास द्वार, सीढ़ी, लिफ्ट, पार्किंग प्रत्येक फ्लोर, गेट के बाहर की ओर लोकेशन के साथ तथा अन्य वांछित महत्वपूर्ण स्थानों पर उच्च मानक के **C.C.T.V.** कैमरा का अधिष्ठापन करेंगे अन्यथा संबंधित एक्ट एवं गाईलॉज के सुसंगत धाराओं के तहत् कारवाई किया जायेगा।



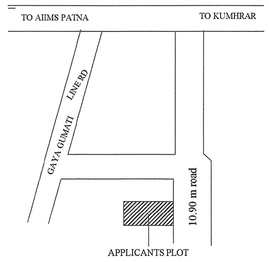
FRONT ELEVATION




SECTION - X X




TYP. DET. OF FOUNDATION




LOCATION PLAN

## SEPTIC TANK CALCULATION

TOTAL NOS OF PERSON@ 5 PERSONS
IN EACH FLAT=5X30=150 PERSONS
REQUIRED@0.112 CUM. / PERSON
=150X0.112 = 16.80 CUM.
PROVIDED SEPTIC TANK OF SIZE
4.25X2.00X2.30= 19.55 CUM.
TOTAL = 19.55 CUM.

## WATER HARVESTING CALCULATION

TERRACE AREA = 763.57 SQM.
REQUIRED W.H CAPACITY 6 CUM FOR 100 SQM.
TERRACE AREA
TOTAL TERRACE = 763.57 SQM.
REQUIRED WATER HARVESTING
763.57X 6 /100 =45.81 CUM
PROVIDES WATER HARVESTING SIZE
5.50X3.00X3.00= 49.50 CUM.

## SERVICE AREA

GROUND FLOOR= 22.22 SQ.M
1ST TO 4TH FLOOR AREA= 78.91X4= 315.64 SQM
TOTAL SERVICE AREA 22.22+315.64= 337.86 SQ M

## PARKING AREA CALCULATION

TOTAL BUILT UP AREA =3069.99 SQM.
LESS SERVICE AREA = 337.86 SQM
BUILT UP AREA FOR PARKING CALCULATION
= 3069.99 - 337.86= 2732.13 SQM
REQUIRED PARKING AREA @ 25% OF
2732.13 SQM. = 683.03 SQM.
GROUND FLOOR PARKING AREA- 732.79 SQM.
TOTAL PARKING AREA PROVIDED----732.79 SQM

## PLANTATION AREA CALCULATION

TOTAL PLOT AREA =1253.87 SQM.
TOTAL REQUIRED PLANTATION AREA @10%
OF 1253.87 SQM. = 125.38 SQM.
TOTAL GREEN AREA PROVIDED----127.01 SQM.

## WATER TANK CALCULATION

TOTAL NO. OF FLAT = 30 NOS.
NO. OF PERSON @5 PERRSON/FLAT =5 X 30 = 150 PERSONS
135LTR/ PERSON =135X150 = 20250 LTRS= 20.25 CUM
REQUIRED OVER HEAD TANK FOR FIRE = 5000 L = 5.0 cum
**TOTAL REQD. VOLUME OF OVER HEAD TANK=**
**(20.25+5.0) cum 25..25 cum**

PROVIDED WATER TANK SIZE
1. 4.78X2.43X1.30= 15.10 CUM
2. 4.78X2.43X1.30= 15.10 CUM
TOTAL PROVIDED 15.10+15.10 =30.20 CUM

## SCHEDULE OF DOORS & WINDOWS

| TYPE | WIDTH | HEIGHT | SILL | LINTEL | DESCRIPTION |
|---|---|---|---|---|---|
| D | 1.07 | 2.54 | 0.0 | 2.54 | AS/SPECIFICATION |
| D1 | 0.99 | 2.13 | 0.0 | 2.13 | --------DO--------- |
| D2 | 0.76 | 2.13 | 0.0 | 2.13 | --------DO--------- |
| D3 | 0.91 | 2.13 | 0.0 | 2.13 | --------DO--------- |
| W | 1.37 | 1.63 | 0.91 | 2.54 | --------DO--------- |
| W1 | 0.91 | 1.47 | 1.07 | 2.54 | --------DO--------- |
| W2 | 0.61 | 1.17 | 1.37 | 2.54 | --------DO--------- |
| DW | 0.91,1.52 | 2.54,1.63 | 0.0,0.91 | 2.54 | --------DO--------- |

## SPECIFICATION:-

1. FOUNDATION– AS PER DETAIL.
2. FLOOR – 25 MM TH. FLOOR FINISH WITH GREY MOSAIC.
3. D.P.C– 25 MM TH. D.P.C. AT PLINTH LEVEL .
4. LINTEL — 150 MM TH. R.C.C LINTEL IN CEM CONCRETE (1:2:4)
5. ROOF — 100 MM TH. R.C.C. ROOF SLAB IN C.C. (1:2:4).
6. SUPER STRUCTURE – R.C.C FRAME STRUCTURE WITH IN FILL1st CLASS BRICK WORK (250mm, 125mm TH) IN CM(1:6)
7. DOOR— COMMERCIAL FLUSH DOOR WITH ANGLE IRON FRAME.
8. PLASTER— 12 MM TH. CEM PLASTER IN CM (1:6) INTERNAL & EXTERNAL SURFACES OF THE WALL FOR CEILING (1:4)
9. WINDOW & VENTILATOR— STEEL ASEMENT WITH FULLY GLAZED.
10. SEWERAGE —— THROUGH SEPTIC TANK . CONCEALED WIRING WITH COPPER CONDUCTOR.
11. ELECTRICAL– THROUGH BORE WELL & O.H. WATER TANK.
12. WATER SUPPLY – OIL BOND DISTEMPER OVER POP.
13. INTERNAL FINISHING—— CEMENT BASED PAINTS.
14. EXTERNAL FINISHING——

## AREA CALCULATION

TOTAL PLOT AREA AS PER DEED --------- 1430.92 SQM.
TOTAL PLOT AREA AS PER SITE ---------- 1253.87 SQM.
GROUND FLOOR BUILT UP AREA ---------- 34.76 SQM.
1ST FLOOR BUILT UP AREA ---------- 744.52 SQM.
2ND FLOOR BUILT UP AREA ----------763.57 SQM.
3RD FLOOR BUILT UP AREA ----------763.57 SQM.
4TH FLOOR BUILT UP AREA ----------763.57 SQM.
TOTAL BUILT UP AREA = 3069.99 SQM.
F.A.R = 3069.99 SQM. / 1253.87. = 2.45
F.A.R = 2.45

PLOT STETMENT

**PROPOSED RESIDENTIAL BUILDING PLAN FOR**

**OWNER:-**
**KARUNA SHARAN W/O LATE BRIJ NANDAN SHARAN SINGH**

**DEVELOPER :-**
**SAMRIDDHI ENGICON PVT.LTD.**
**DIRECTOR 1. SRI SUBHAM KUMAR S/O LATE SATRUDHAN TIWARI**
**2.SRI RAJAT KUMAR S/O LATE DINESH KUMAR**
**PLOT DETAIL:-**
**AT. MAUZA - SIPARA, BHUPATIPUR, PLOT NO. 598(P), KHATA NO. 110, THANA NO. 27,THANA.JAKKANPUR,DIST- PATNA, BIHAR**

ALL DIMENSION ARE IN M

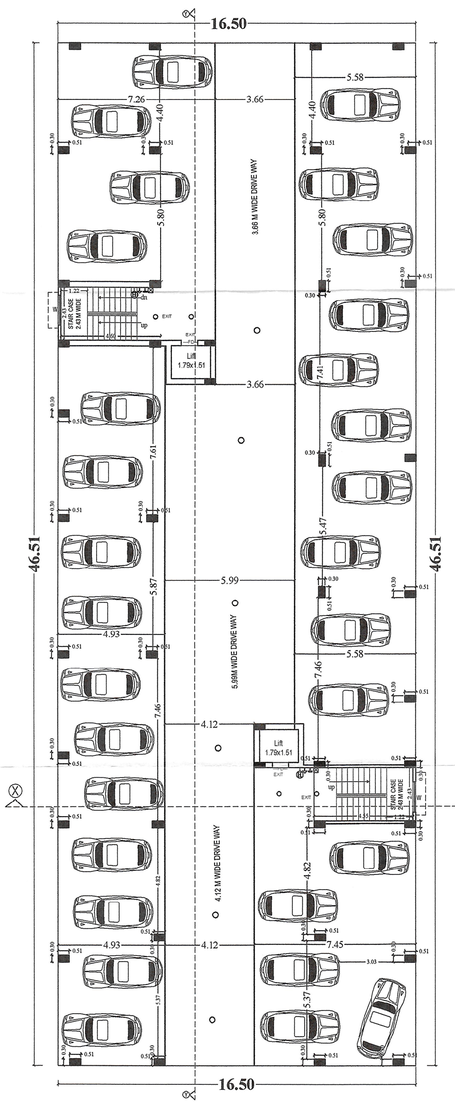
| SCALE :- | NORTH :- | DRG. NO :- |
|---|---|---|
| 1:100<br>1:200 | | 02/02 |

Shubham Kumar
Samriddhi Engicon Pvt. Ltd.
BR/UDHD/BLDR/23-0015
SIGNATURE OF DEVELOPER

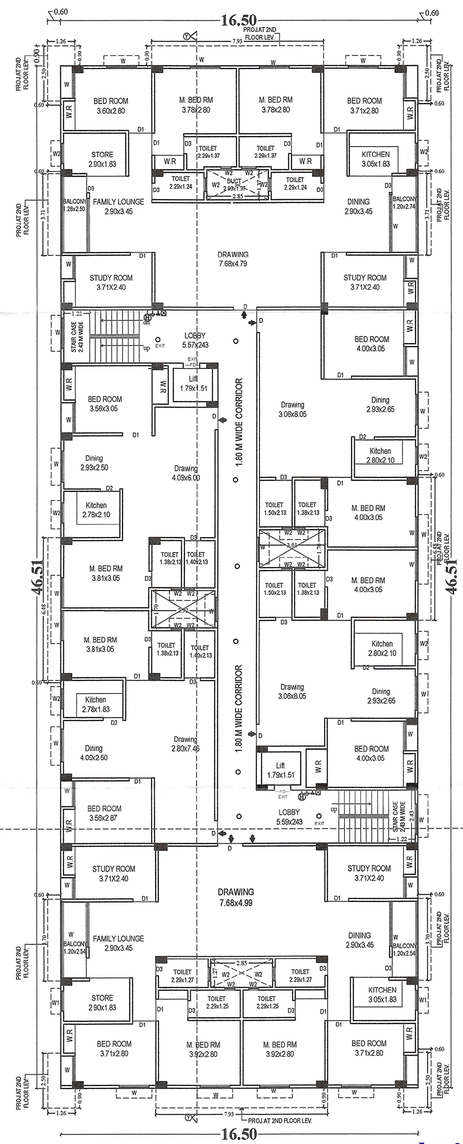
Ar. AMIT KUMAR
COA Regd. No CA/2020/122282
SIGNATURE OF ARCHITECT

करुणा शरण
SIGNATURE OF LAND OWNER

PATNA MUNICIPAL CORPORATION
PATNA REGIONAL DEVELOPMENT AUTHORITY (DISSOLVED)
Case No. PLSIPARA|PRN-G+4|552|2022 ..... 20.....
Sanction of Plan Accorded under Section
315, 316 & 317 of the Bihar Municipal Act 2007
by the Municipal Commissioner, Patna on.....
Date....08/04/2023.....
SANCTION OF PLAN ACCORDED
28/8/23
निदेशक
शहरी योजना
पटना नगर निगम, पटना
28/08/23
26/08/2023
शंभु कुमार
प्रधान प्राक्कलक
शहरी योजना
पटना नगर निगम

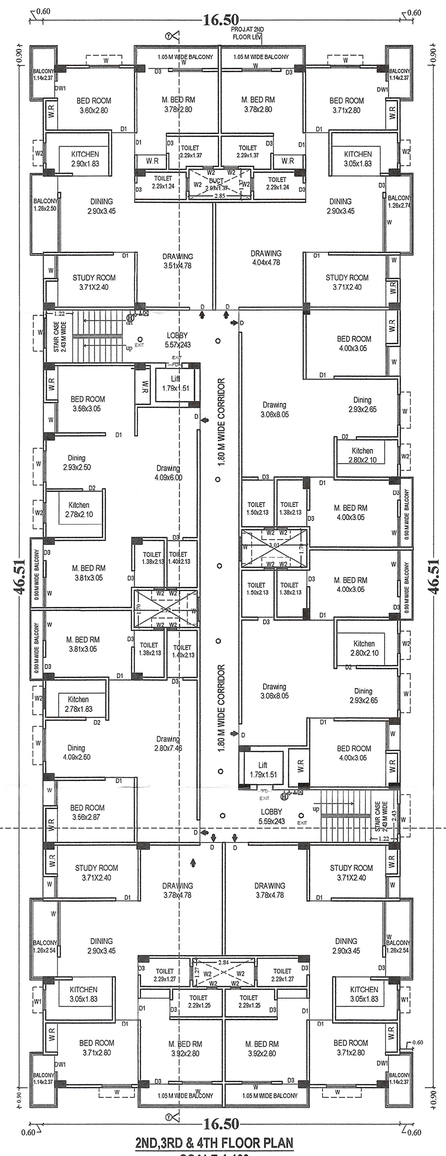



GROUND FLOOR PLAN
SCALE 1:100

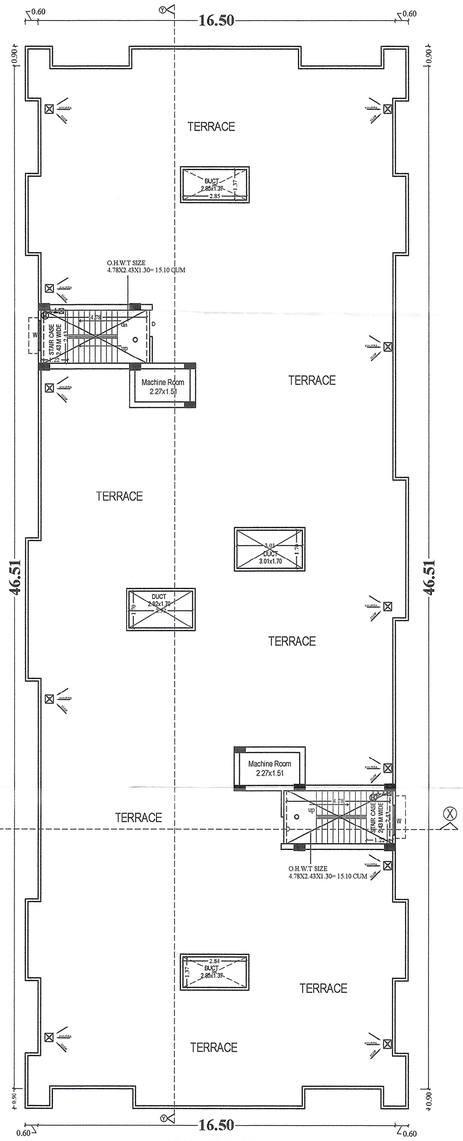



1ST FLOOR PLAN
SCALE 1:100

**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




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




TERRACE FLOOR PLAN
SCALE 1:100