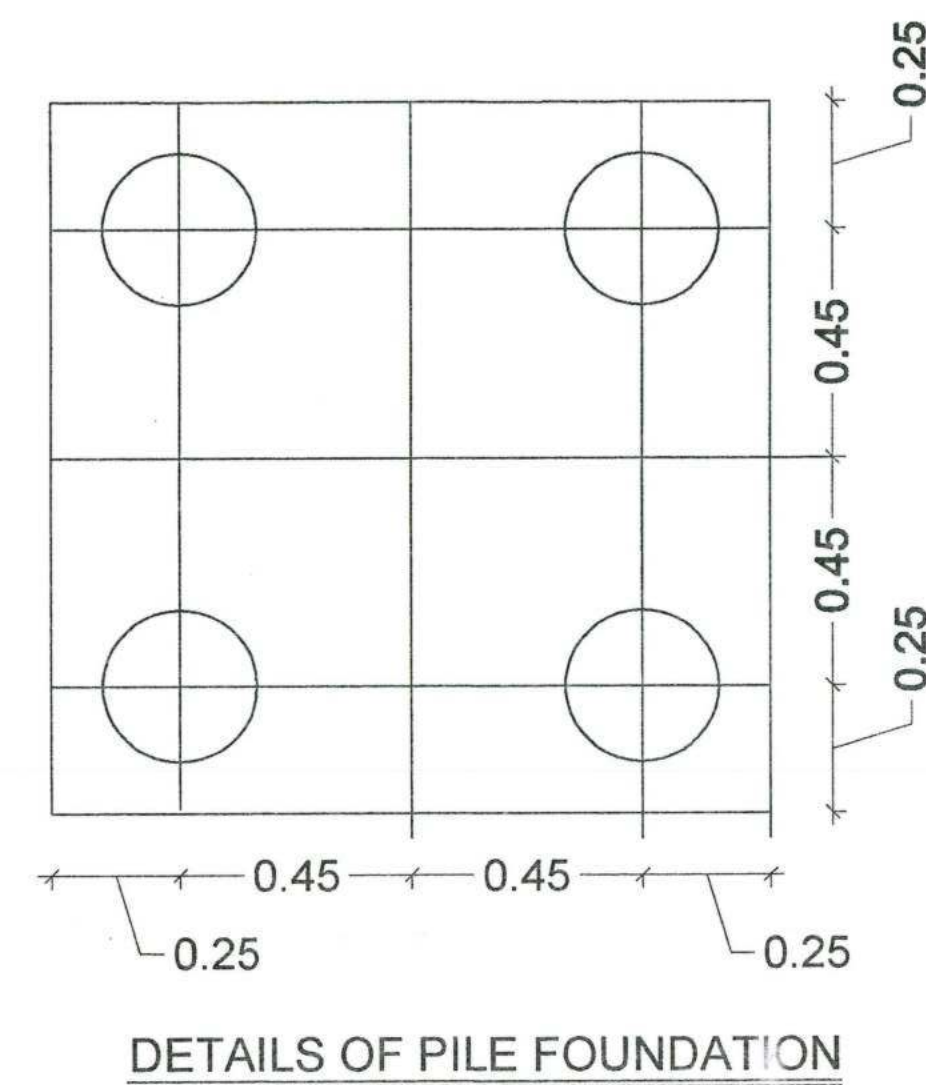
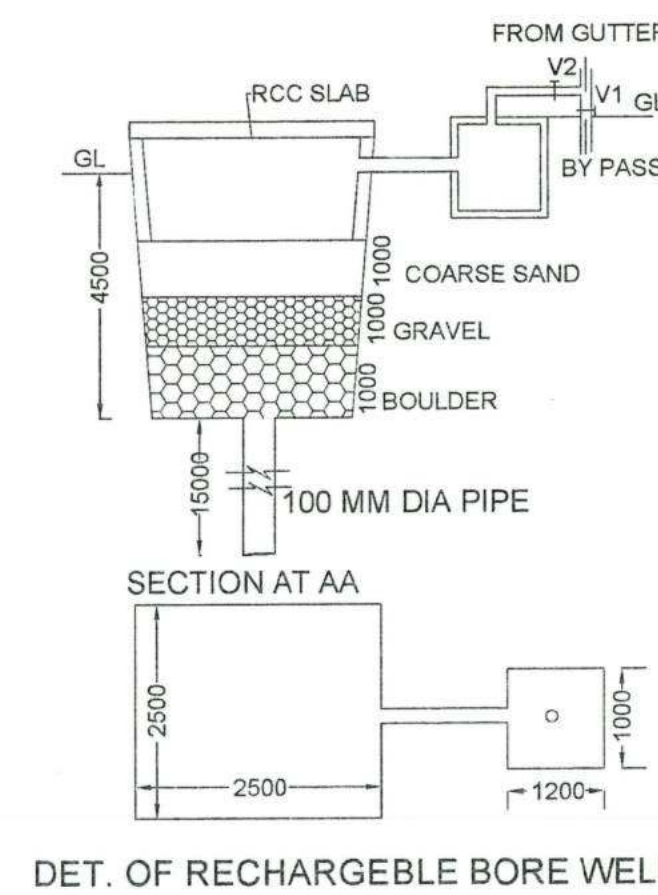




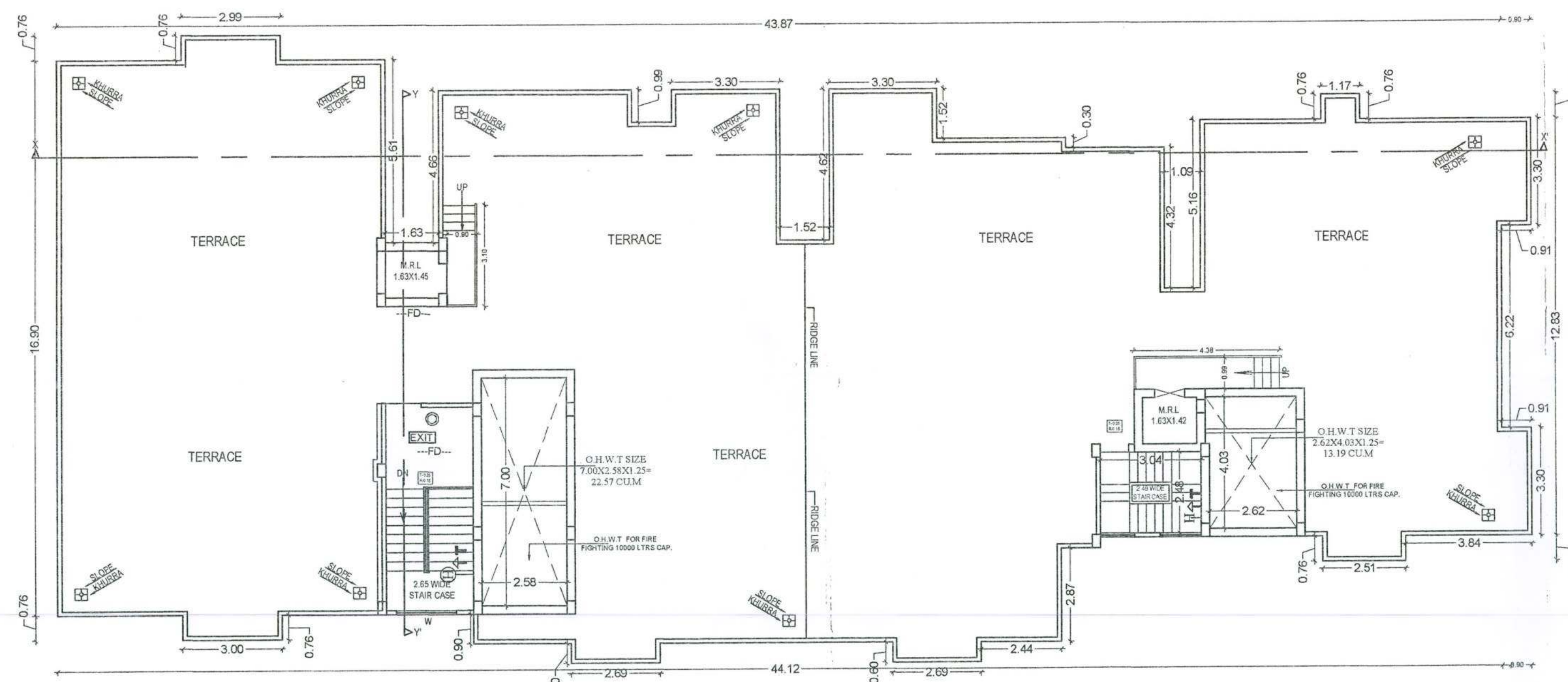
Terms & Conditions:-

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- 3) Solar power is to be installed in the campus

SCHEDULE OF DOORS & WINDOWS					
S.NO	TYPE	WIDTH	CILL	HEIGHT	DESCRIPTION
01	D1	0.89	0.0	2.13	SINGLE LEAF DOOR
02	D1	0.89	0.0	2.13	SINGLE LEAF DOOR
03	D2	0.91	0.0	2.13	SINGLE LEAF DOOR
04	D3	0.76	0.0	2.13	SINGLE LEAF DOOR
05	DW	1.40	0.76	1.78	FULLY GLAZED WIN.
06	W	1.37	0.76	1.78	FULLY GLAZED WIN.
07	W1	1.25	0.76	1.78	FULLY GLAZED WIN.
08	W2	0.91	1.05	1.46	FULLY GLAZED WIN.
09	W3	0.61	4.78	0.76	FULLY GLAZED WIN.
10	SW	1.07	0.76	1.78	FULLY GLAZED WIN.
11	SD	2.44	0.00	2.54	SLIDING DOOR

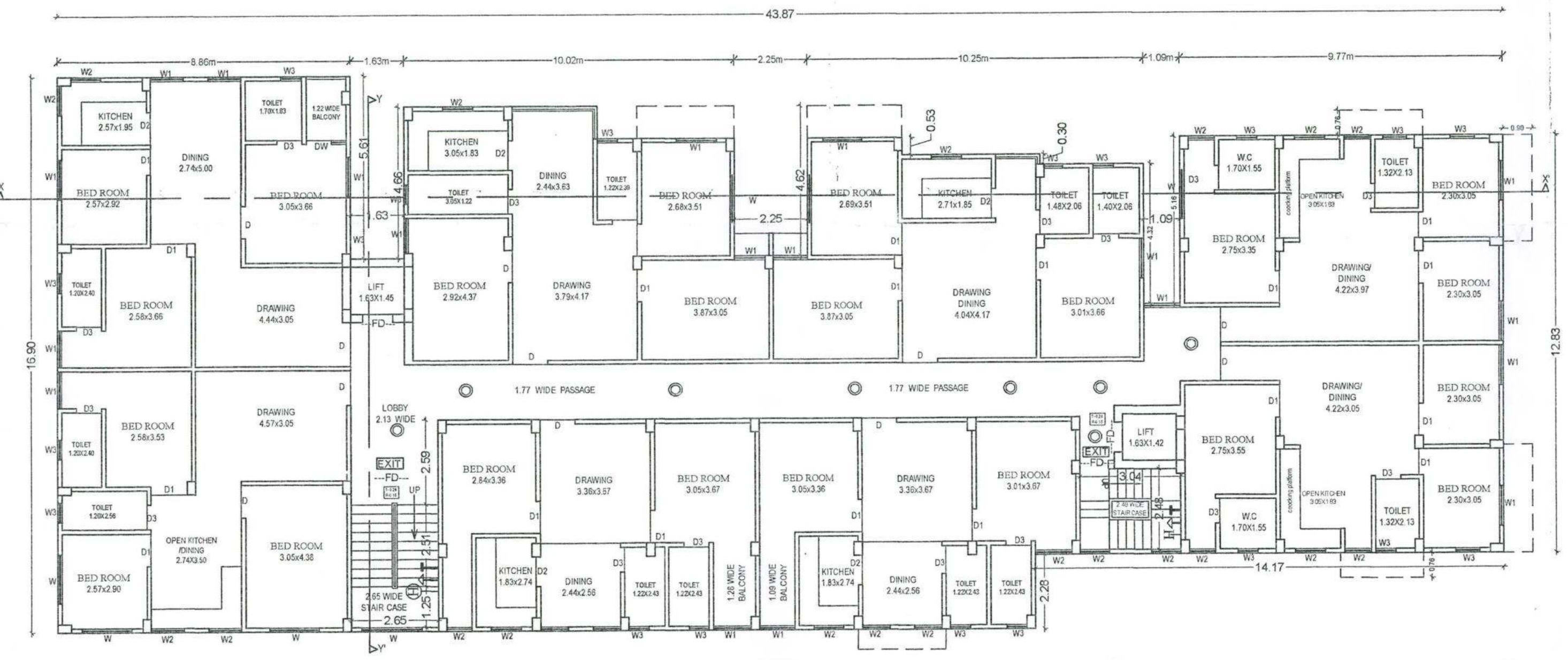
FIRE LEGEND :

- | | | | |
|----|---|-------|---|
| 01 | HYDRANT OUT LET VALVE WET | _____ |  |
| 02 | HOSE REEL | _____ | |
| 03 | SEAMCA CONNECTED FOR FIRE | _____ | |
| | BRIGADECONNECTED TO WIRE RISER | _____ | |
| 04 | 0.625" MIN. THICK INSULATED METAL STRIP | _____ |  |
| 05 | UNDER GROUND TANK OF 10,000 LTRS. | _____ |  |
| 06 | 0.6 H.W.TANK FOR FIRE FIGHTING | _____ | 20,000 LTRS. |
| 07 | INDICATOR PANEL | _____ | |
| 08 | FIRE ALARM CALL POINT | _____ |  |
| 09 | AVAILABLE ALARM CALL POINT | _____ |  |
| 10 | LOUDSPEAKER OUTLET | _____ |  |
| 11 | CO2 FIRE EXTINGUISHER | _____ |  |
| 12 | RESISTANT DOOR | _____ |  |
| 13 | AUTOMATIC SMOKE DETECTOR | _____ |  |
| 14 | AUTOMATIC SPRINKLER INSTALLATION | _____ |  |



BLOCK- B 2ND & 3RD FLOOR PLAN
SCALE 1:100

BLOCK- B TERRACE FLOOR PLAN
SCALE 1:100



BLOCK- B GROUND FLOOR PLAN
SCALE 1:100

BLOCK- B 1ST FLOOR PLAN
SCALE 1:100

PLOT DETAILS :-
<p>PROPOSED B+G+3 RESIDENTIAL BUILDINGS (BLOCK A, B, C & D) OF DEVELOPERS: M/S LUCKSTONE BUILDTECH PVT LTD DIRECTOR - MD. TAJUDDIN, S/O MD MASLEHUDDIN. C/O PLATINIUM GIRISH APT., G-101, MAKAN NO - 77, GANDHI NAGAR, BORING ROAD, PATNA - 13,</p>
<p>PLOT OWNER (01)-SRI MAHESH PRASAD SINGH S/O LATE SITARAM BHAGAT, (02)-SRI JITENDRA KUMAR S/O LATE SITARAM BHAGAT MOHALLA - RAGHUNATHOLA, THANA - PHULWARI, DIST-PATNA, (BIHAR),</p>
<p>MAUZA - AAMKUDHA, THANA - PHULWARI, PLOT NO - 13, TAQUI NO-5279, KHATA NO - 52 & 104, THANA NO - 833, (P) 834, (P) 837.(P) & 841.(P) DIST PATNA</p>

SHEET NO.	SCALE.	NORTH.
PMC-03/04	1 : 100	


AJIT SINGH
 ARCHITECT
 EMP NO-CA20120565
 URGU, ENRAT

<p align="center"><u>SIGNATURE OF OWNER</u></p>  <p align="center">LUCKSTONE BUILDTECH PVT. LTD. Reg. No.-BR/BU/HD/BLR/25-0023 UDHD PATNA, BIHAR</p>	<p align="center"><u>SIGNATURE OF ARCHITECT</u></p>  <p align="center">R. SHARLESH KARIAN, M.E. CIVIL ENGINEER EMP NO.-BR/BU/ENR/25-0018 UDHD, BIHAR (PATNA)</p>
<p align="center"><u>SIGNATURE OF VENTURE OWNER</u></p>	<p align="center"><u>SIGNATURE OF ENGINEER</u></p>

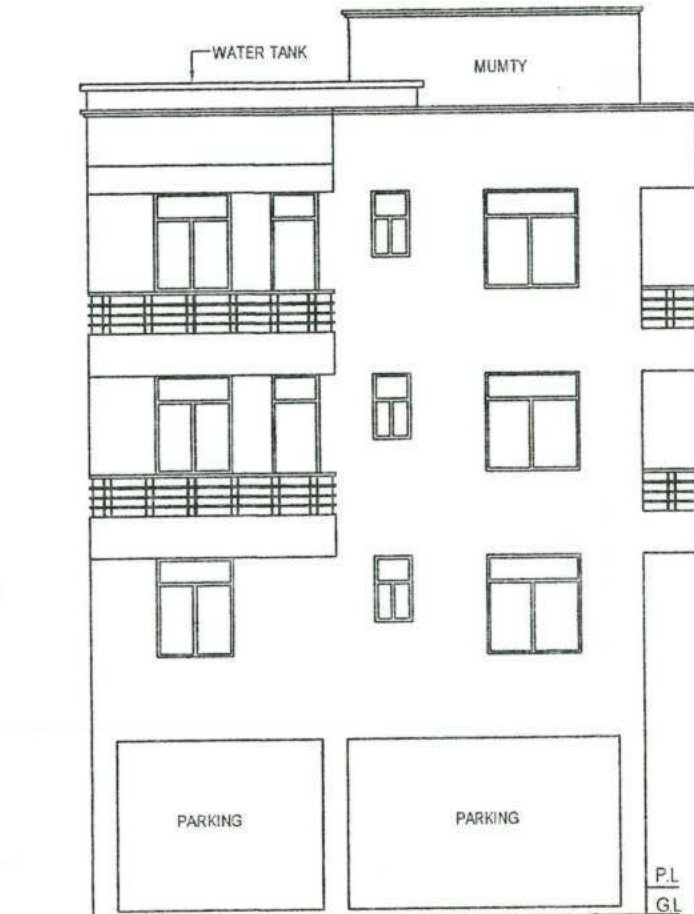
SIGNATURE OF DEVELOPER: SIGNATURE OF ENGINEER:

PATNA MUNICIPAL CORPORATION
PATNA REGIONAL DEVELOPMENT AUTHORITY (DISSOLVED)
P/RA/PC/2023/185-186-187-189/2023
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: 24.10.2023 _____
SANCTION OF PLAN ACCORDED

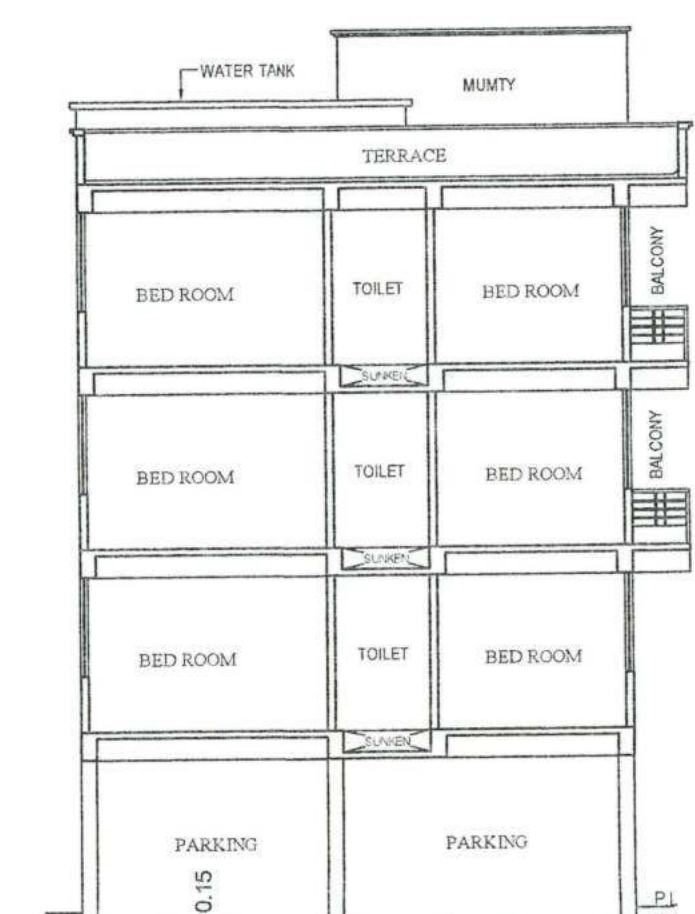
निदेशक
शहरी योजना
पटना नगर निगम, पटना
Patna
Bihar



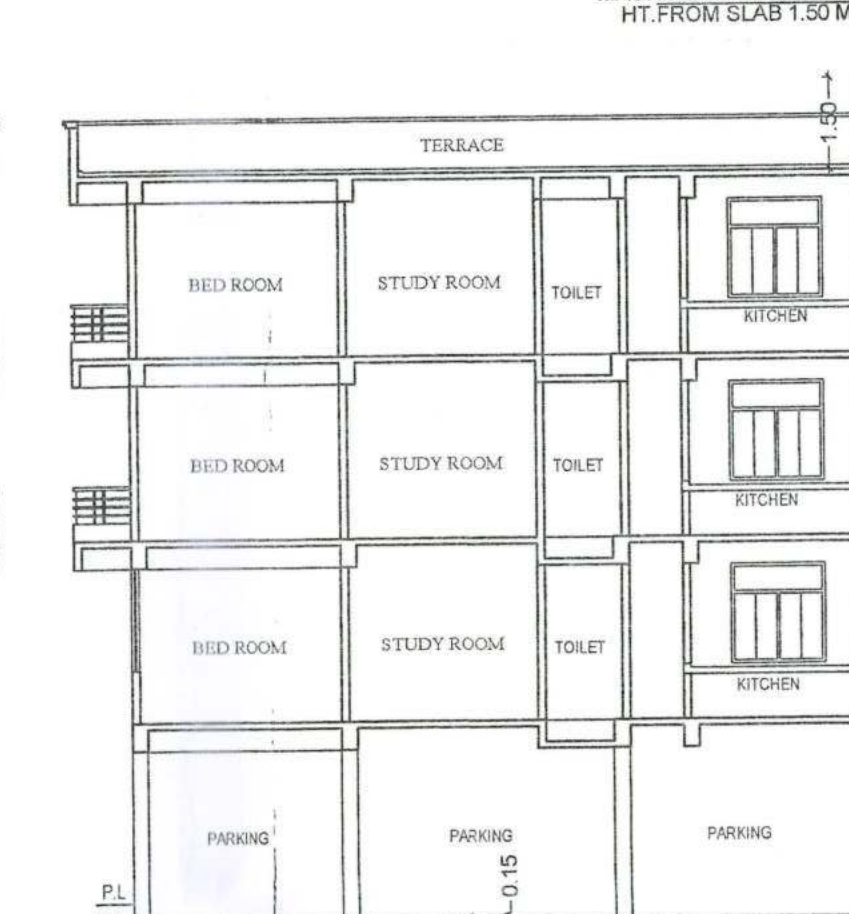
SIDE ELEVATION
SCALE 1:100
BLOCK-C



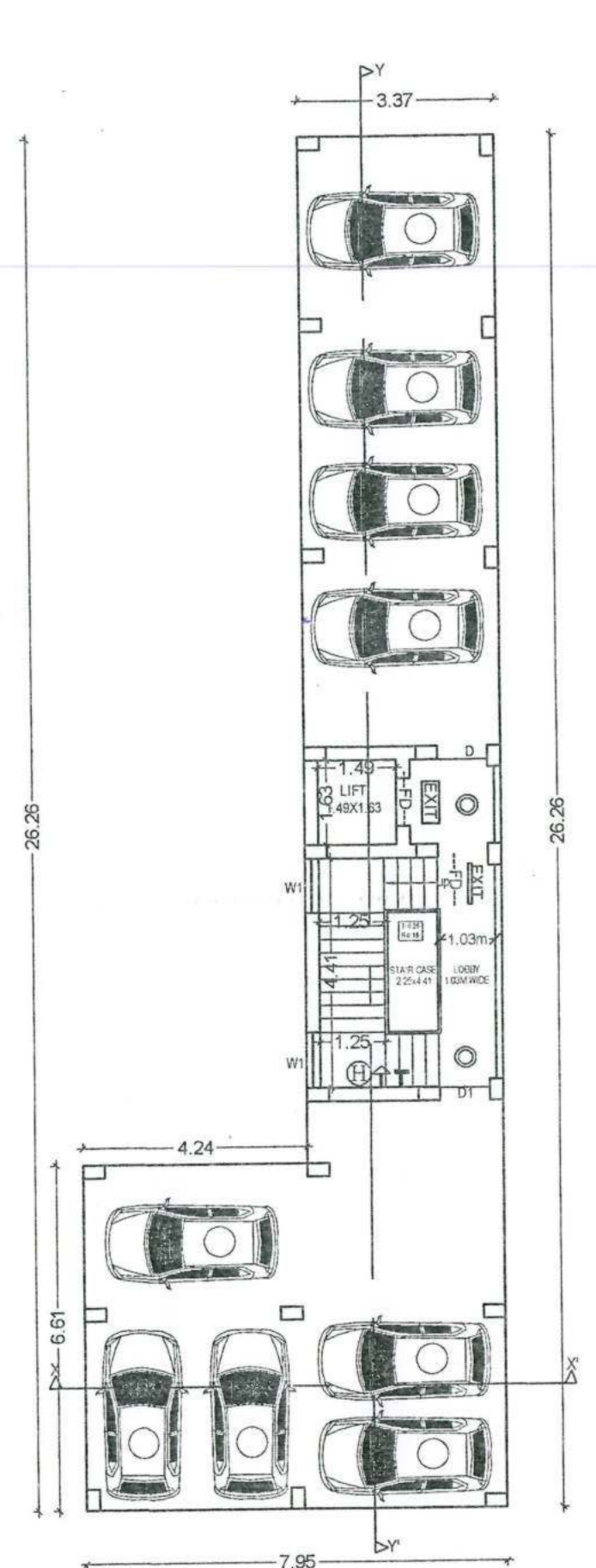
FRONT ELEVATION
SCALE 1:100
BLOCK-C



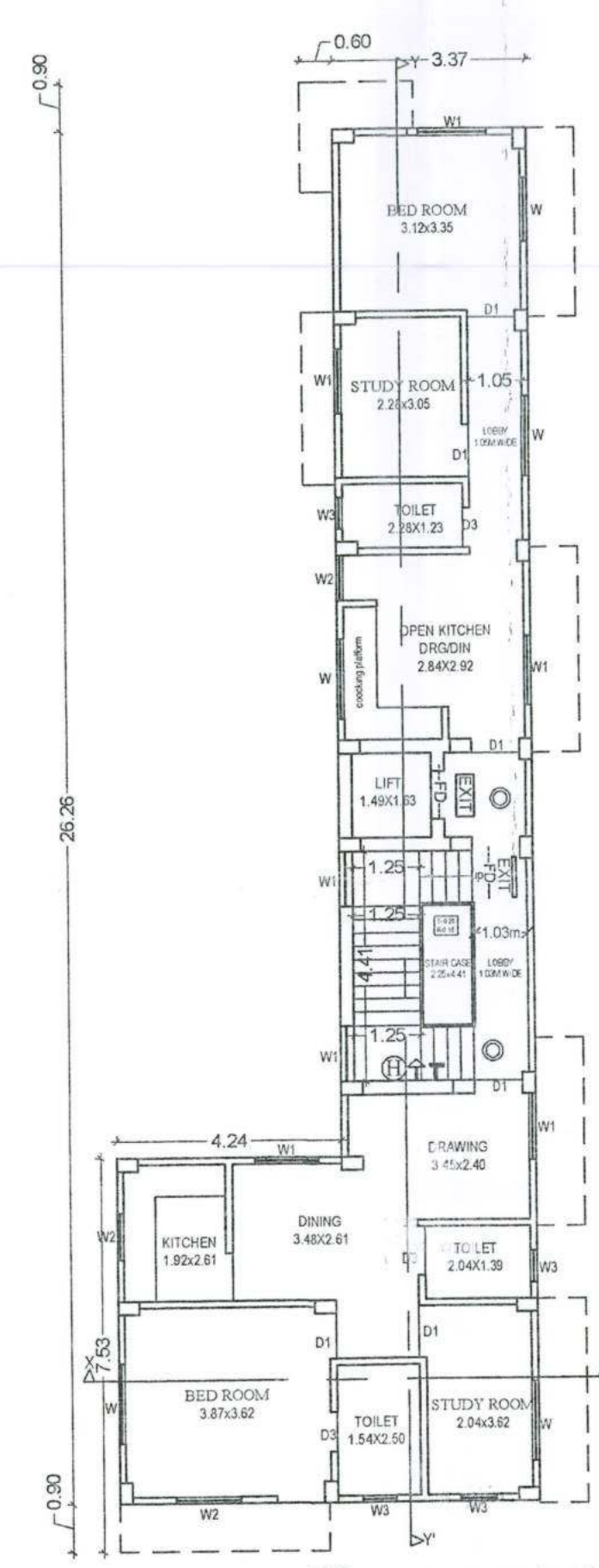
SECTION - X-X
SCALE 1:100
BLOCK-C



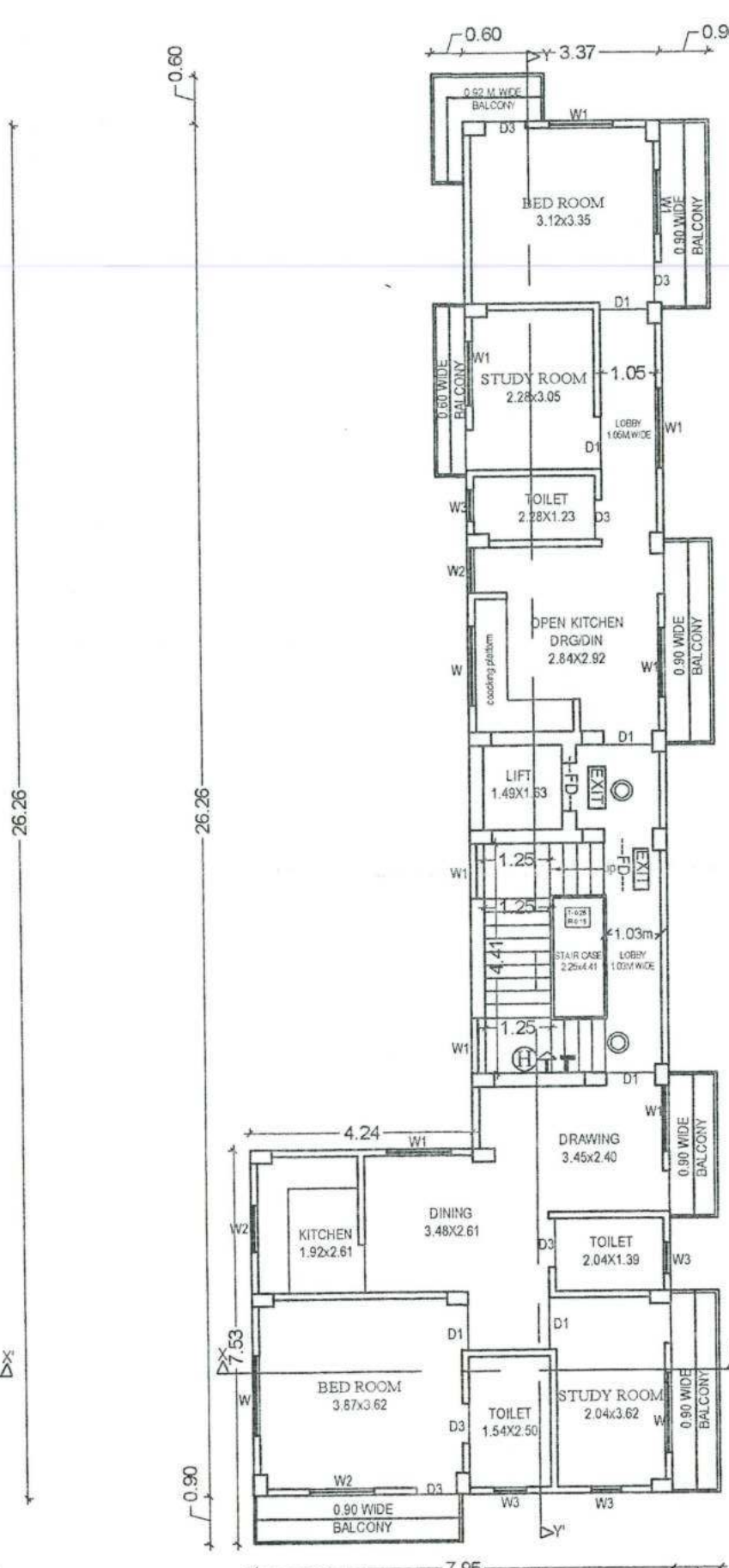
SECTION - Y-Y
SCALE 1:100
BLOCK-C



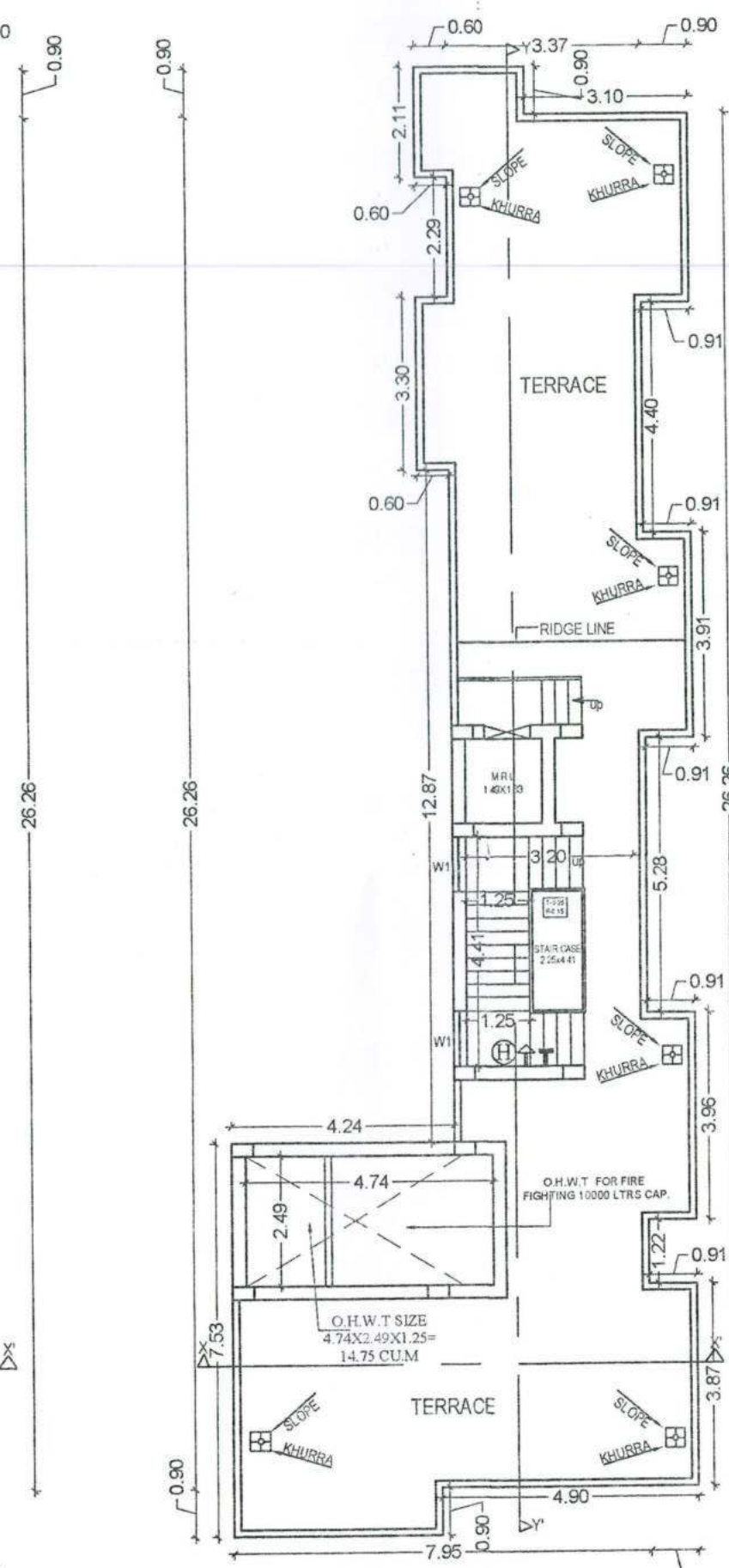
GROUND FLOOR PLAN BLOCK-C
SCALE 1:100



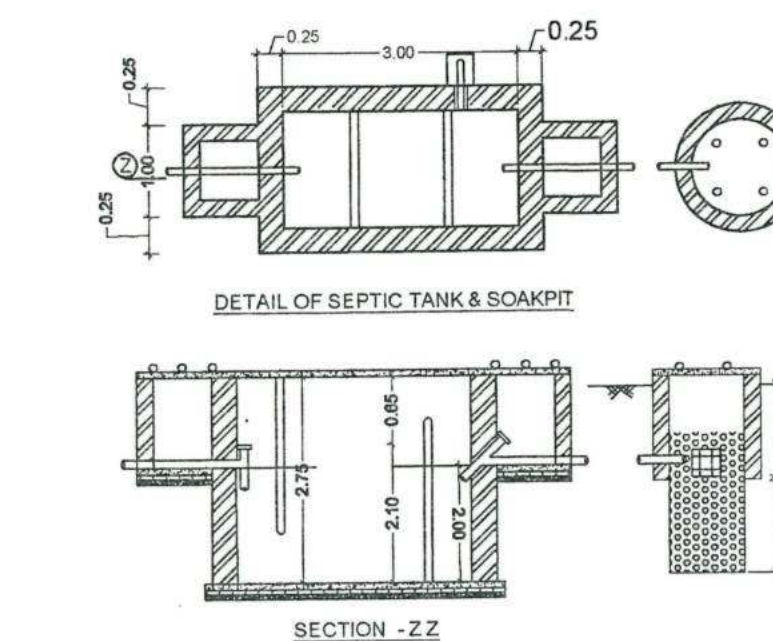
1ST FLOOR PLAN BLOCK-C
SCALE 1:100



2ND & 3RD FLOOR PLAN BLOCK-C
SCALE 1:100



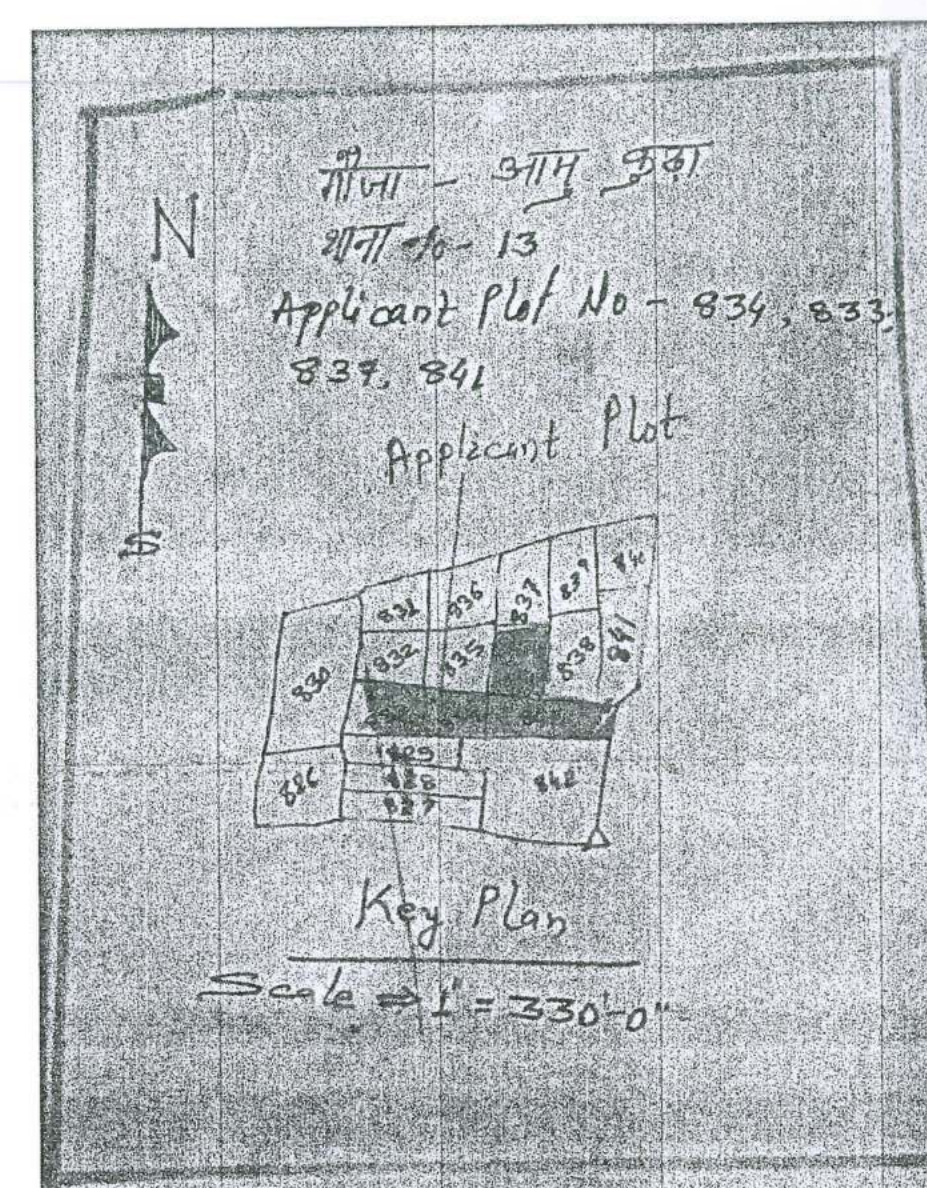
TERRACE FLOOR PLAN BLOCK-C
SCALE 1:100



DETAIL OF SEPTIC TANK & SOAK PIT

विन्दु/प्रोमोटर/भू-स्वामी/संबंधित वास्तुविद/अभियंता को निर्देश दिया जाता है कि भवन के निर्माण तथा उपयोग में लाने के पूर्व आवसीय/व्यवसायिक कम्प्लेक्स में सुरक्षा की दृष्टि से, प्रदेश द्वारा 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 करेगे अन्यथा संबंधित एक्ट एवं आईलॉज के सुसंगत धाराओं के तहत कार्रवाई किया जायेगा।

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KEY PLAN
SCALE - 1" = 330'-0"

GREEN AREA CALCULATION :-
Total Net Plot Area = 2582.35sq.m.
Green Space Area %Reqd = 2582.35 x 5% = 129.11 sq.m.
Total Provided Green Space = 135.40 sq.m.

SCHEDULE OF DOORS & WINDOWS				
S.NO	TYPE	WIDTH	HEIGHT	DESCRIPTION
01	D1	1.07	0.0	2.13 SINGLE LEAF DOOR
02	D1	0.99	0.0	2.13 SINGLE LEAF DOOR
03	D2	0.91	0.0	2.13 SINGLE LEAF DOOR
04	D3	0.76	0.0	2.13 SINGLE LEAF DOOR
05	DW	1.40	0.76	1.78 FULLY GLAZED WIN
06	W1	1.37	0.76	1.78 FULLY GLAZED WIN
07	W1	1.22	0.76	1.78 FULLY GLAZED WIN
08	W2	0.91	1.06	1.48 FULLY GLAZED WIN
09	W3	0.81	1.78	0.76 FULLY GLAZED WIN
10	SW	1.07	0.76	1.78 FULLY GLAZED WIN
11	SD	2.44	0.00	2.54 SLIDING DOOR

AREA CALCULATION :-
PLOT AREA (AS PER DEED) = 5343.79 SQ.M.
PLOT AREA (AS PER SITE) = 2844.32 SQ.M.
ROAD WIDENING AREA = 261.96 SQ.M.
TOTAL NET PLOT AREA = 2582.35 SQ.M.

BLOCK A
BASEMENT FLOOR B/U AREA = 14.08+14.08 = 28.16 sq.m
GROUND FLOOR B/U AREA = 375.65 sq.m
1ST FLOOR B/U AREA = 508.79 sq.m
2ND FLOOR B/U AREA = 519.84 sq.m
3RD FLOOR B/U AREA = 519.84 sq.m
TOTAL B/U AREA ALL FLOOR = 1952.28 sq.m

BLOCK B
GROUND FLOOR B/U AREA = 624.06 sq.m
1ST FLOOR B/U AREA = 624.06 sq.m
2ND FLOOR B/U AREA = 634.51 sq.m
3RD FLOOR B/U AREA = 634.51 sq.m
TOTAL B/U AREA ALL FLOOR = 2517.14 sq.m

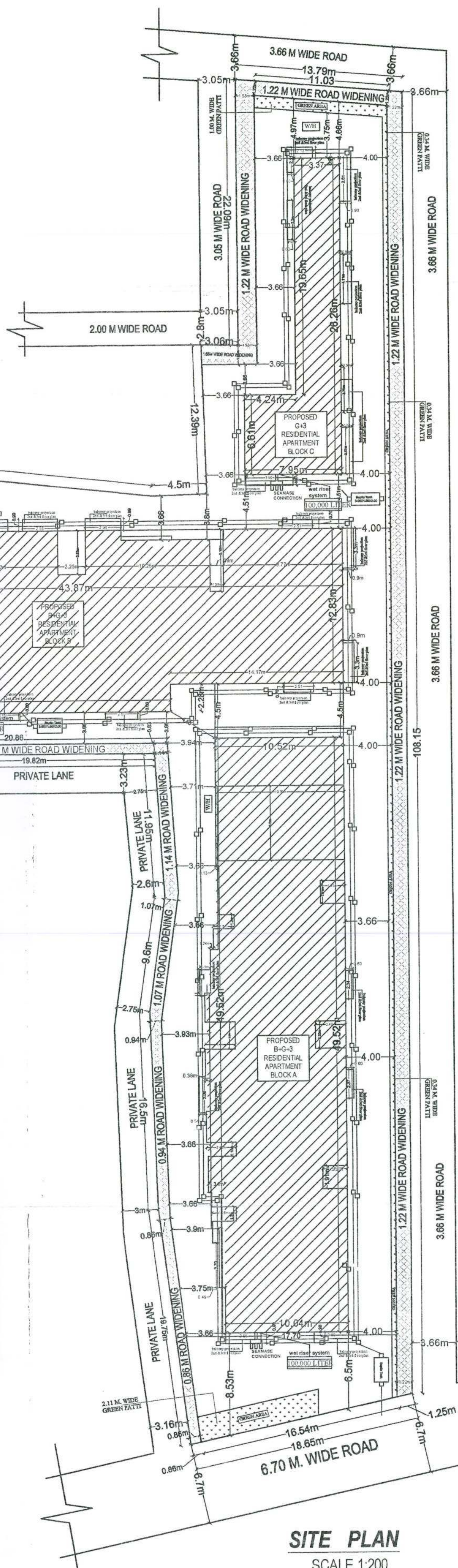
BLOCK C
GROUND FLOOR B/U AREA = 17.09 sq.m
1ST FLOOR B/U AREA = 123.08 sq.m
2ND FLOOR B/U AREA = 133.48 sq.m
3RD FLOOR B/U AREA = 133.48 sq.m
TOTAL B/U AREA ALL FLOOR = 407.13 sq.m

TOTAL B/U AREA ALL BLOCK A+B+C = 1935.07+2531.22 +407.13= 4876.55 SQ.M.
TOTAL B/U AREA = 4876.55 SQ.M.
F.A.R. = U AREA/ PLOT AREA = 4876.55/ 2582.35= 1.89
FAR = 1.89

PLOT DETAILS :-
PROPOSED B+G+3 RESIDENTIAL BUILDINGS (BLOCK A, B, & C) OF DEVELOPERS:
M/S LUCKSTONE BUILTECH PVT LTD
DIRECTOR - MD. TAJUDDIN, S/O MD MASLEHUDDIN.
C/O PLATINUM GIRIJESH APT., G-101, MAKAN NO - 77, GANDHI NAGAR, BORING ROAD, PATNA - 13,
PLOT OWNER
(01)-SRI MAHESH PRASAD SINGH
S/O LATE SITARAM BHAGAT,
(02)-SRI JITENDRA KUMAR
S/O LATE SITARAM BHAGAT
MOHALLA - RAGHUNATHTOLA,
THANA - PHULWARI, DIST-PATNA, (BIHAR),
MAUZA- AAMKUDHA, THANA - PHULWARI,
THANA NO- 13, TAUKI NO-5279, KHATA NO - 52 & 104,
PLOT NO - 833,(P) 834,(P) 837 (P) & 841,(P) DIST PATNA

SHEET NO.	SCALE.	NORTH.
PMC-02/04	1 : 100	
SIGNATURE OF OWNER		SIGNATURE OF ARCHITECT
SIGNATURE OF DEVELOPER		SIGNATURE OF ENGINEER

PATNA MUNICIPAL CORPORATION
PATNA REGIONAL DEVELOPMENT AUTHORITY (DISSOLVED)
[PRAKASH NARAYAN] PRN-1B+G+3/1407/2021
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: 04/10/2023
SANCTION OF PLAN ACCORDED
निदेशक
शहरी योजना
पटना नगर निगम, पटना
14/10/23

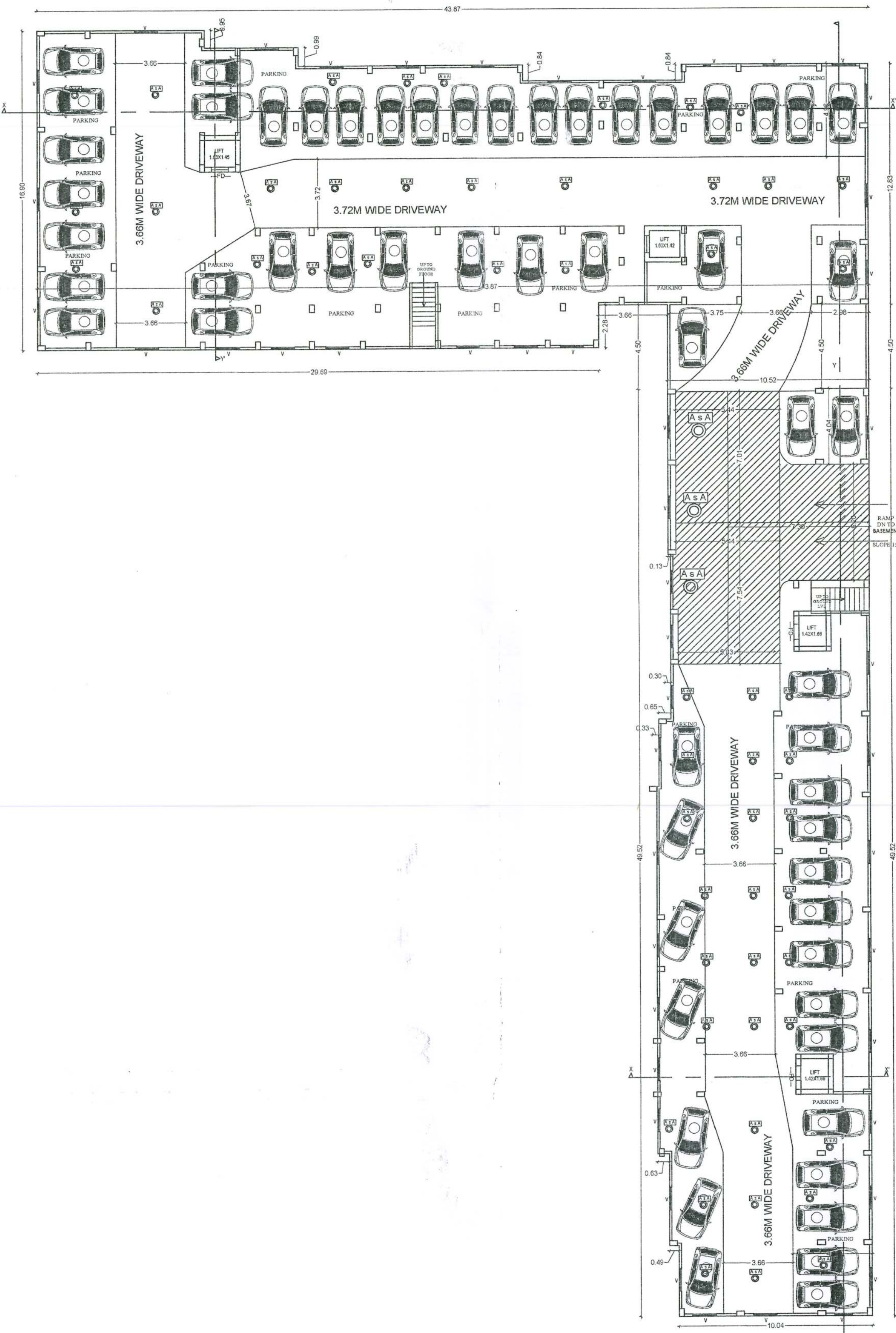


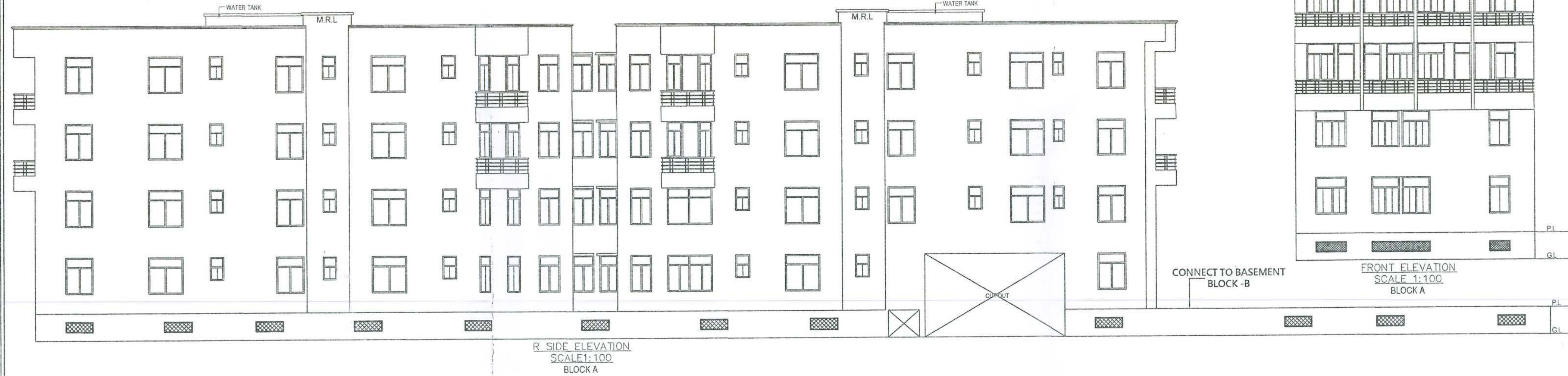
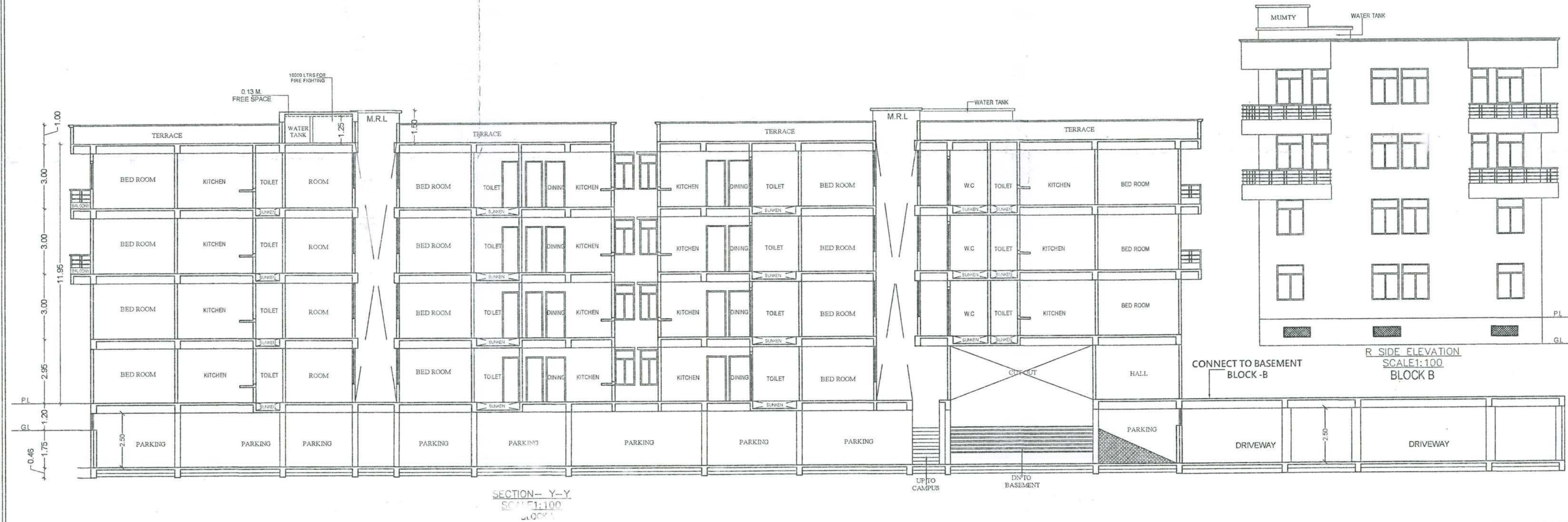
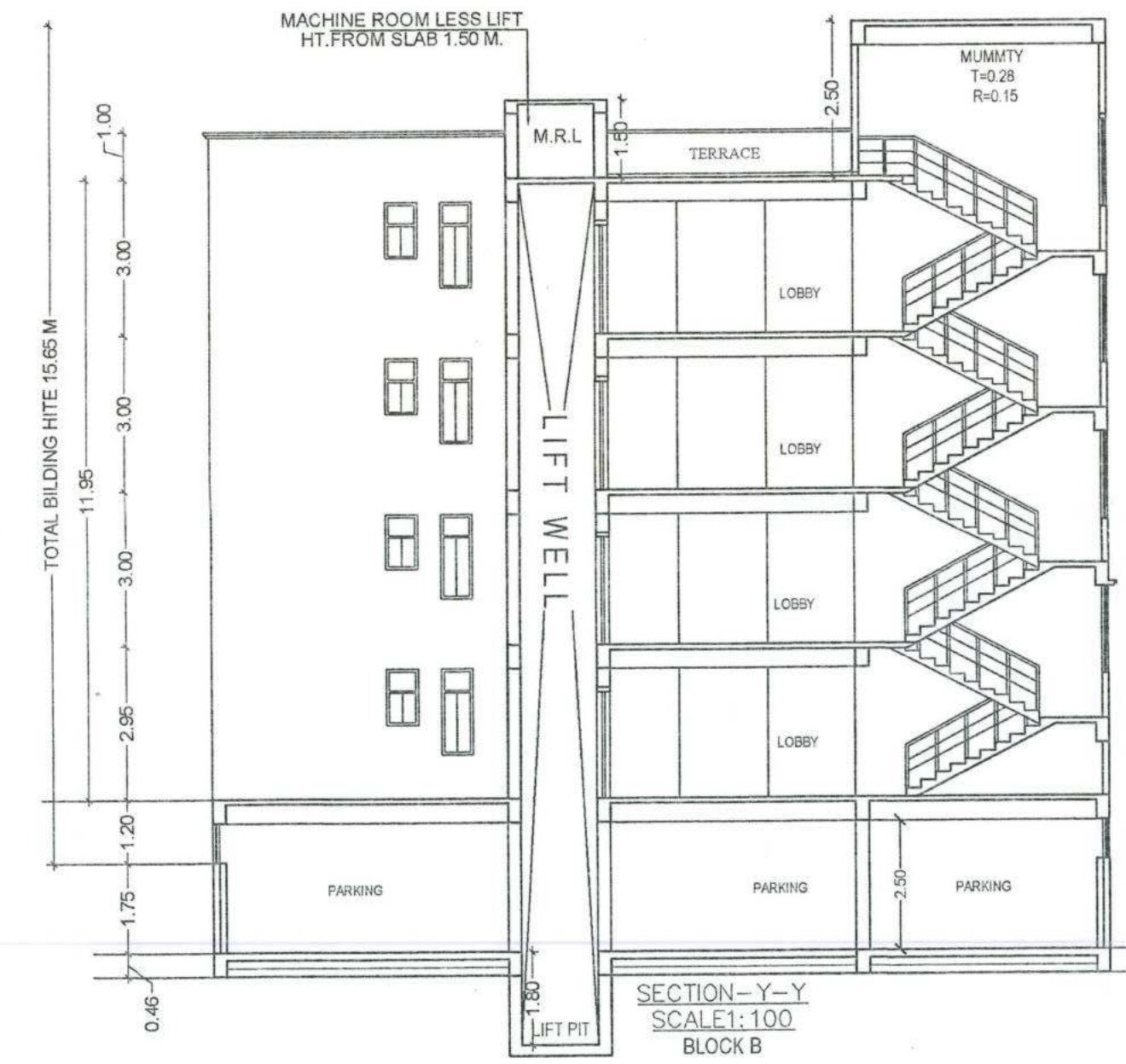
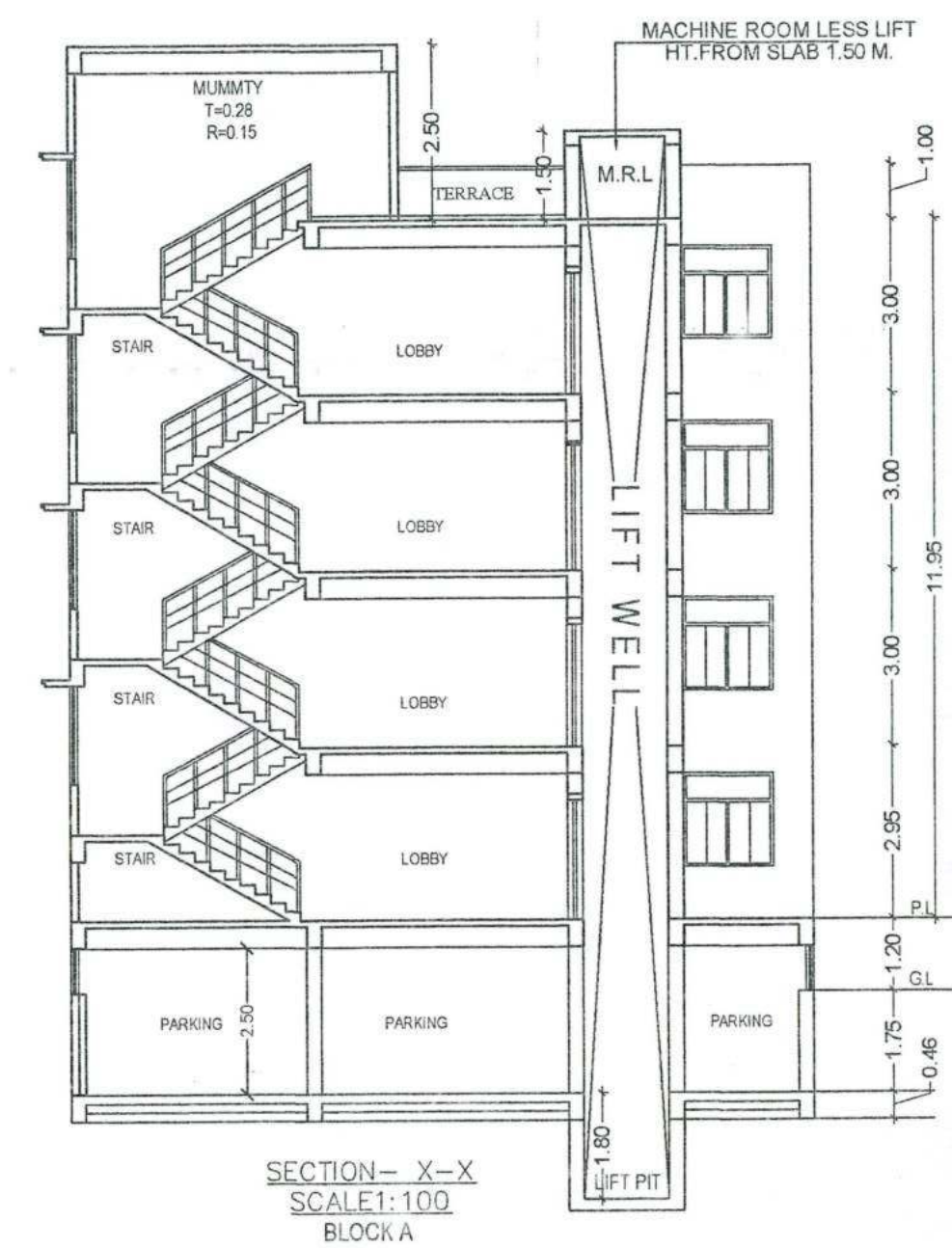
SITE PLAN
SCALE 1:200

विस्तर/प्रोमोटिव/भू-रवामी/संवर्धित वास्तुविद/अभियंता क. निर्देश दिया जाता है कि भवन के निर्माण तथा उपयोग में लाने के पूर्व आवासीय/व्यवसायिक कम्प्लेक्स में सूरक्षा की दृष्टि से, प्रवेश द्वार विकास 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 संवर्धित एक्ट एवं वाईलैंड के सुसंगत धाराओं के तहत कार्रवाई किया जायेगा।

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- Water Harvesting and Green area is to be maintained in the premises
- Solar power is to be installed in the campus





S.NO	TYPE	WIDTH	CILL	HEIGHT	DESCRIPTION
01	D	1.07	0.0	2.13	SINGLE LEAF DOOR
02	D1	0.99	0.0	2.13	SINGLE LEAF DOOR
03	D2	0.91	0.0	2.13	SINGLE LEAF DOOR
04	D3	0.76	0.0	2.13	SINGLE LEAF DOOR
05	DW	1.40	0.78	1.78	FULLY GLAZED WIN
06	W	1.37	0.78	1.78	FULLY GLAZED WIN
07	W1	1.22	0.78	1.78	FULLY GLAZED WIN
08	W2	0.91	1.08	1.48	FULLY GLAZED WIN
09	W3	0.81	1.78	0.78	FULLY GLAZED WIN
10	SW	1.07	0.78	1.78	FULLY GLAZED WIN
11	SD	2.44	0.00	2.54	SLIDING DOOR

FIRE LEGEND :-

01. HYDRANT OUT LET VALVE WET	→
02. HOSE REEL	→
03. SEMA connected to WET RISER	→
04. ELECTRICALLY INSULATED METAL STRIP	→
05. UNDER GROUND TANK OF 10,000 LTRS	→
06. O.H.W. TANK FOR FIRE FIGHTING	→
07. INDICATOR PANEL	→
08. FIRE ALARM CALL POINT	→
09. AUDIBLE ALARM CALL POINT	→
10. LOUDSPEAKER OUTLET	→
11. CO2 FIRE EXTINGUISHER	→
12. FIRE RESISTANT DOOR	→
13. AUTOMATIC SMOKE DETECTOR	→
14. AUTOMATIC SPRINKLER INSTALLATION	→

वेल्डिंग/प्रोमोट/भू-स्वामी/संवर्धित वास्तुविद/अभियंता य. निर्देश दिया जाता है कि भवन के निर्माण तथा उपयोग में लाने के पूर्व आवसीय/व्यवसायिक कम्प्लेक्स में सुरक्षा की दृष्टि से, प्रवेश द्वार निकास द्वार, सीढ़ी, लिफ्ट, पार्किंग प्रत्येक फ्लोर, गेट के बाहर की ओर लोकेशन के साथ तथा अन्य बांछित महत्वपूर्ण स्थानों पर उच्च मानक के C.C.T.V. कैमरा का अधिव्यपन करके अथवा संबंधित एक्ट एवं गाईलेंस के सुसंगत धाराओं के तहत कारवाई किया जायेगा।

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PLOT DETAILS :-

PROPOSED B+G+3 RESIDENTIAL BUILDINGS (BLOCK A, B, C & D) OF

DEVELOPERS:

M/S LUCKSTONE BUILDTECH PVT LTD
DIRECTOR - MD. TAJUDDIN, S/O MD MASLEHUDDIN.
C/O PLATINUM GIRJESH APT. - G-101, MAKAN NO- 77,
GANDHI NAGAR, BORING ROAD, PATNA - 13,

PLOT OWNER

(01)-SRI MAHESH PRASAD SINGH
S/O LATE SITARAM BHAGAT,
(02)-SRI JITENDRA KUMAR
S/O LATE SITARAM BHAGAT
MOHALLA - RAGHUNATHOLA,
THANA - PHULWARI, DIST -PATNA, (BIHAR),

MAUZA- AAMKUDHA, THANA - PHULWARI,
THANA NO-13, TAUKI NO-5279, KHATA NO- 52 & 104,
PLOT NO - 833,(P) 834, (P)837(P) & 841,(P) DIST PATNA

SHEET NO.	SCALE	NORTH
PMC-04/04	1 : 100	→

SIGNATURE OF OWNER	SIGNATURE OF ARCHITECT
SIGNATURE OF DEVELOPER	SIGNATURE OF ENGINEER

PATNA MUNICIPAL CORPORATION

PATNA REGIONAL DEVELOPMENT AUTHORITY (DISSOLVED)

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: 04/10/2023

SANCTION OF PLAN ACCORDED

निदेशक

शहरी योजना

पटना नगर निगम, पटना

04/10/23

गुणेश्वर प्रसाद सिंह

प्रारूपक

शहरी योजना

पटना नगर निगम