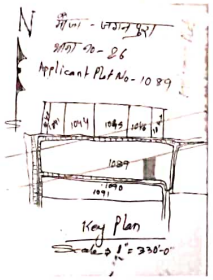
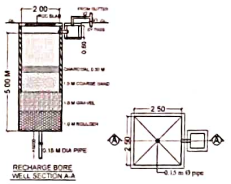
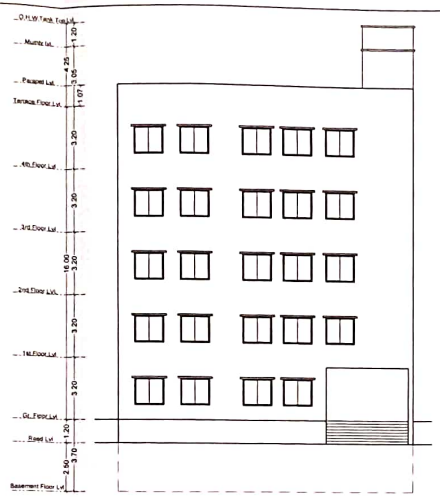


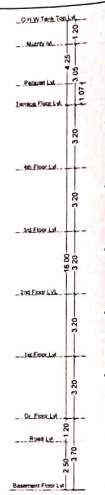
LOCATION PLAN
NOT TO SCALE

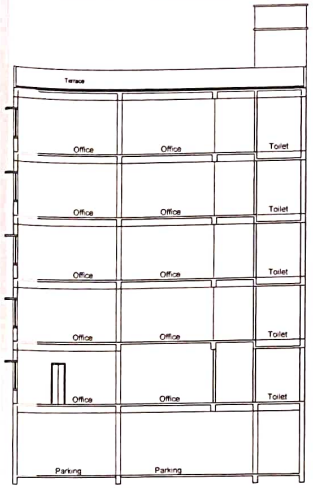






FRONT ELEVATION.





SECTION X- X.

PARKING CALCULATION:-

TOTAL B/U AREA ALL FLOOR = 1838.32 sqm
SERVICE AREA @15%OF B/U AREA
=1838.32X15%=275.74 sqm
TOTAL FLOOR B/U AREA =1838.32-275.74
=1562.58 sqm

PARKING AREA REQ @ 30% OF B/U AREA
SO TOTAL PARKING AREA REQ.
= 1562.58 x 30% = 468.77 sqm
PROVIDED BASEMENT PARKING AREA =470.93 sqm

WATER HARVESTING SUMP CALCULATION :-

TERRACE FLOOR AREA = 272.06 sqm
RAIN WATER HARVESTING SUMP REQ. @ CUM FOR EVERY 100 SQM TERRACE AREA SO TOTAL REQ CAPACITY OF SUMP = 2.72 x 6 = 16.32 CUM
PROVIDED TANK SIZE = 2.00 x 2.00 x 5.00 = 20.00 cum

WATER TANK CALCULATION :-

TOTAL B/U AREA AREA= 1838.32 sqm
TOTAL CARPET AREA = 919.16 sqm
TAKING DENSITY OF 6.00 m CARPET
AREA PER PERSON = 919.16/6.00 = 153.19
SAY 154 PERSON

EACH PERSON NEED 45 Ltrs/Days 154 x 45 = 6930.00 Ltrs
PROVIDED WATER TANK 01 NOS SIZE
= (2.10x4.5x0.90) +0.30 =8.94 cum 8900.00 Ltrs

GREEN SPACE CALCULATION :-

TOTAL NET PLOT AREA = 833.70 sqm
GREEN AREA REQUIRED @10% OF
TOTAL PLOT AREA = 85.37 sqm

PROVIDED GREEN SPACE AREA =97.57 sqm

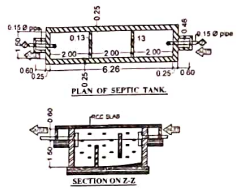
SPECIFICATION:-

01) FOUNDATION :- R.C.C. PILE FOUNDATION AS/STRUCTURAL DESIGN
02) SUPER STRUCTURE :- R.C.C. FRAMED STRUCTURE AS/STRUCTURAL DESIGN
03) BRICKWORK :- (i) 9" & 5" THICK CLASS BRICKWORK IN C.M. 1:6 IN SUPERSTRUCTURE & 1:5:10 IN FOUNDATION
04) FLOORING :- MOSAIC TILES (600 X 600) FLOORING IN GREY CEMENT IN ALL AREA
05) WALL FINISH :-
(i) INTERNAL :- ALL INTERNAL SURFACE SHALL BE PAINTED WITH CEMENT PRIMER OVER FLOAT FINISH OF P.O.P. SURFACE
(ii) EXTERNAL :- ALL EXTERNAL SURFACE SHALL BE PAINTED WITH TEXTURE PAINT OVER A SURFACE OF EXTERIOR GRADE PRIMER
06) DOOR :-
(i) FRAME :- 65X150 TH. SAL WOOD DOOR FRAME
(ii) SHUTTER :- 35MM TH. SOLID CORE FLUSH DOOR OF I.S.I. MARK DESIGN
07) WINDOW :-
(i) FRAME :- 63X150 TH. SAL WOOD/ALUMINIUM WINDOW FRAME
(ii) SHUTTER :- FULLY GLAZED HARD WOOD / ALUMINIUM WINDOW SHUTTER AS/DESIGN
08) TOILETS :-
(i) FLOORING :- CERAMIC TILES FLOORING
(ii) WALLS :- CERAMIC TILES DADO UPTO HEIGHT
(iii) SANITAR WARE :- WHITE GLAZED VITREOUS SANITARYWARE OF I.S. MARK
(iv) FITTING :- CHROMIUM PLATED C.P. FITTINGS OF I.S.I. MARK
09) ELECTRICAL :-
(i) ALL INTERNAL WIRING IN CONCEALED CONDUITS WITH COPPER CONDUCTOR
(ii) ALL ELECTRICAL MODULAR SWITCHES OF I.S. MARK
(iii) ADEQUATE LIGHTING/POWER POINT SOCKETS IN DESIGN & DRAWING
10) WATER SUPPLY :- ROUND THE CLOCK WATER SUPPLY BY MEANS OF OPEN BORING & OVERHEAD TANK.

SEPTIC TANK CALCULATION :-

TOTAL NO OF PERSON = 154 PERSON
PER PERSON NEED 0.090 CUM CAPACITY OF SEPTIC TANK PER DAY SO TOTAL REQ. CAPACITY OF SEPTIC TANK = 154 x 0.090 = 13.09 CUM

PROVIDED SEPTIC TANK = NOS
SIZE = 6.00 x1.50 x1.50 = 13.50 CUM



SCHEDULE OF DOORS & WINDOWS

TYPE	WIDTH	HEIGHT	SILL	LINTEL	DESCRIPTION
D	1.07	2.13	0.0	2.13	Double Leaf Door
D1	0.76	2.13	0.0	2.13	Single Leaf Door
W	1.52	2.13	0.76	1.37	Glazed window
W1	0.90	2.13	0.90	1.23	Glazed window
V	0.61	0.76	1.37	2.13	Glazed window

AREA CALCULATION

TOTAL PLOT AREA AS/SITE	= 853.70 sqm.
BASEMENT FLOOR B/U AREA	= 20.09 sqm.
GROUND FLOOR B/U AREA	= 330.42 sqm.
FIRST FLOOR B/U AREA	= 406.83 sqm.
SECOND FLOOR B/U AREA	= 406.83 sqm.
THIRD FLOOR B/U AREA	= 406.83 sqm.
FOURTH FLOOR B/U AREA	= 267.32 sqm.
TOTAL ALL FLOOR B/UAREA	= 1838.32 sqm.
F.A.R.	= 2.15

PLOT DETAILS :-

PROPOSED COMMERCIAL BUILDING OF-
(1) SRI NILESH KUMAR,
(2) SRI AMARESH KUMAR,
BOTH S/O-SRI AMOD PRASAD
(3) SRI MAHAVIR PRASAD SINGH
S/O-LATE BHAGWAN PRASAD SINGH
(4) SRI AJAY KUMAR
S/O- LATE PARMANAND SINGH.
AT- SURVEY PLOT NO- 1089 (Part), KHATA NO. 162, MAUZA- JAGANNPURA,
SURVEY THANA- PHULWARI SHARIF PRESENT THANA- RAMKRISHNA NAGAR, THANA NO- 26, TAUZI NO- 355, WARD NO- 22. DIST PATNA.

DEVELOPER DETAILS

M/S MAGADH DEVELOPERS
PARTNER SRI VIJAY KUMAR
ADDRESS BAHADURPUR HOUSING COLONY
BHOOTNATH ROAD, DIST PATNA

SHEET NO.	SCALE	NORTH
PMC 01/01	1:100	

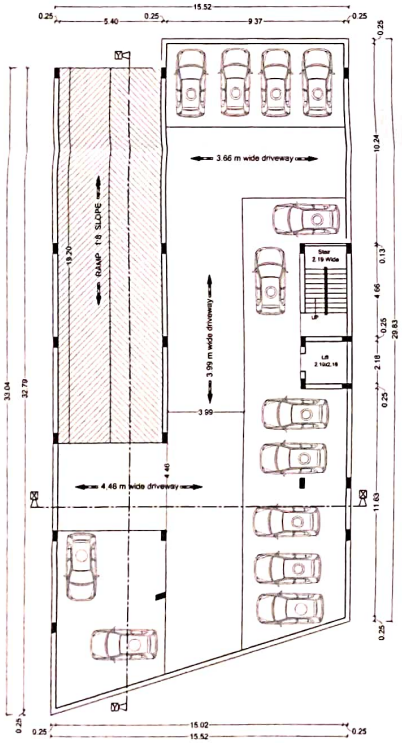
SIGNATURE OF OWNER

SIGNATURE OF BUILDER

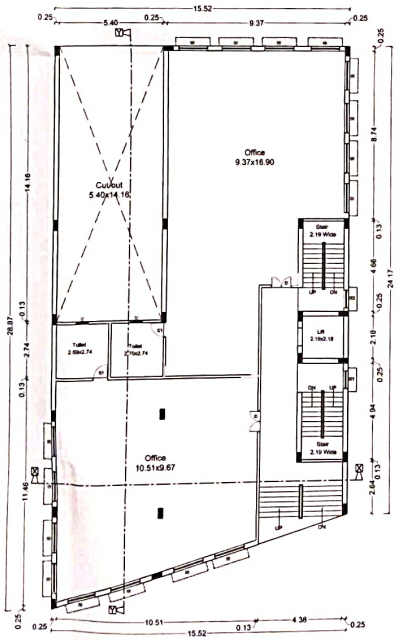
SIGNATURE OF ARCHITECT

Terms & Conditions:-

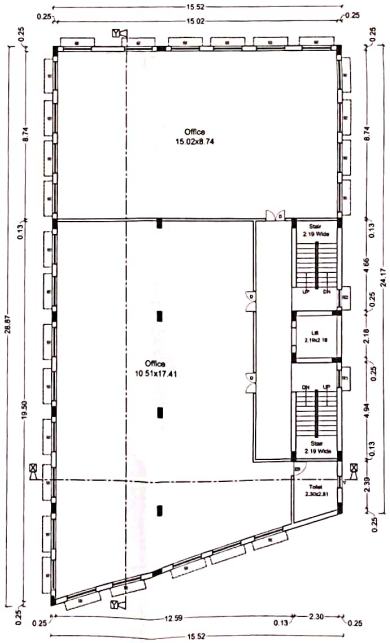
1) STP of requisite capacity is to be installed in the campus by the Builder/Owner.
2) Water Harvesting and Green area is to be maintained in the premises.
3) Solar power is to be installed in the campus



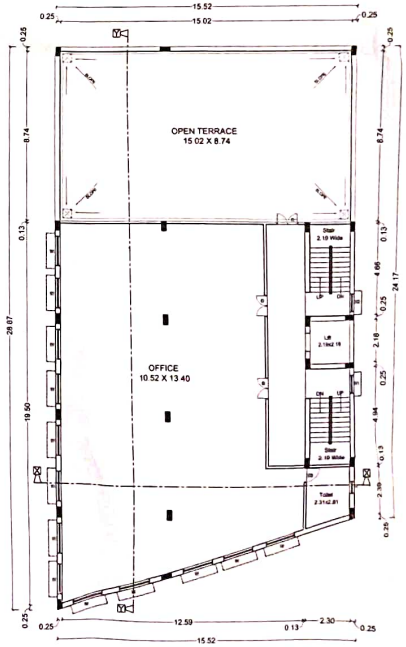
BASEMENT FLOOR PLAN



GROUND FLOOR PLAN



TYP .FIRST ,SECOND & THIRD FLOOR PLAN



FOURTH FLOOR PLAN

बिल्डर/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 चिन्हित महत्वपूर्ण स्थानों पर उच्च मानक के C.C.T.V. कैमरा का अधिष्ठापन करेंगे अन्यथा संबंधित एक्ट एवं बाईलॉज के सुसगत धाराओं के तहत कारवाई किया जायेगा।

PATNA MUNICIPAL CORPORATION
PATNA REGIONAL DEVELOPMENT AUTHORITY (DISSOLVED)
Case No. PJ JAGANNPURA/Pmc-18+019/Sanc/2023
Sanction of Plan Accorded under Section 315, 316 & 317 of the Bihar Municipal Act 2007 by the Municipal Commissioner, Patna on Date 05/12/2023

SANCTION OF PLAN ACCORDED

निदेशक
शहरी योजना
पटना नगर निगम, पटना

For Magadh Developers
Vijay Kumar
Partner