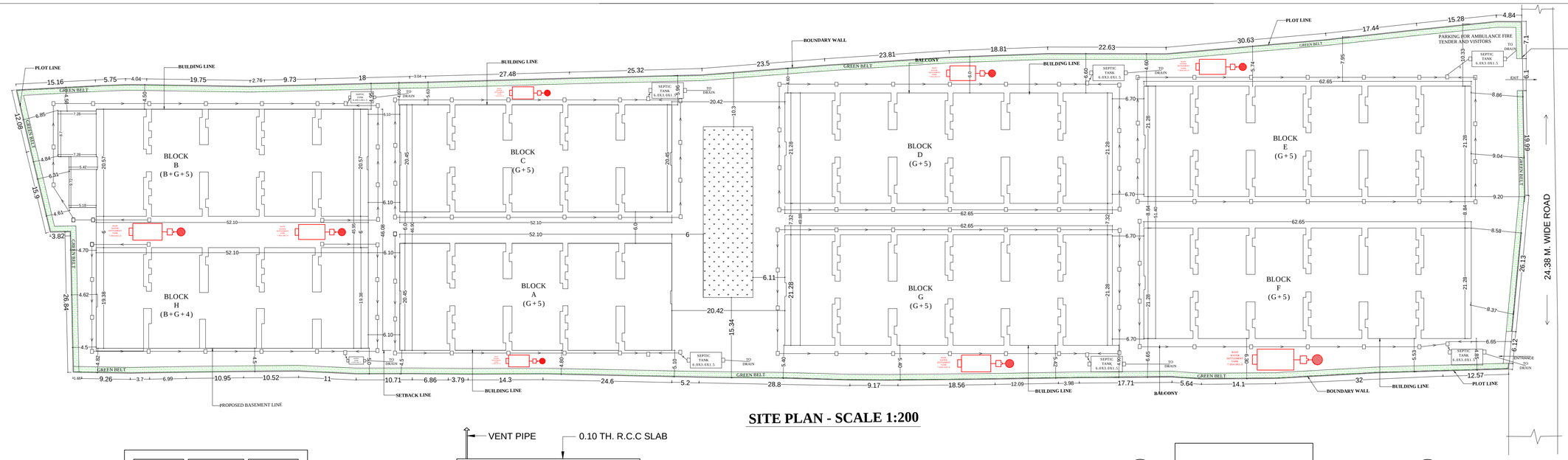
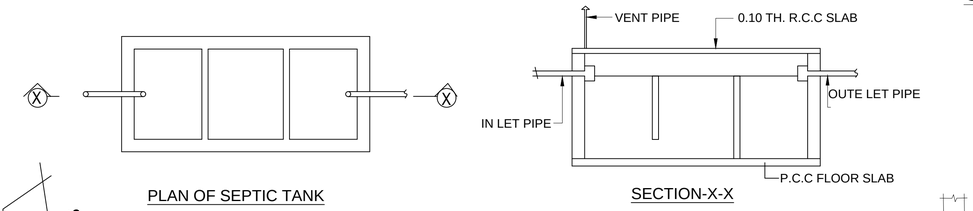
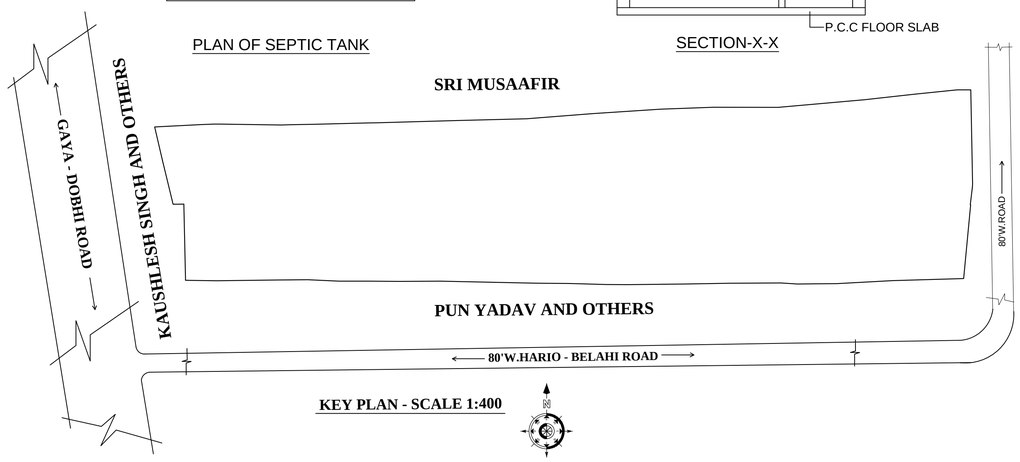


SITE PLAN - SCALE 1:200

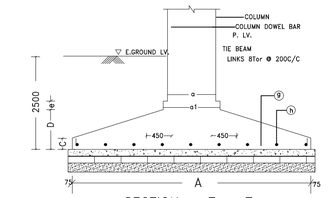


PLAN OF SEPTIC TANK

SECTION-X-X

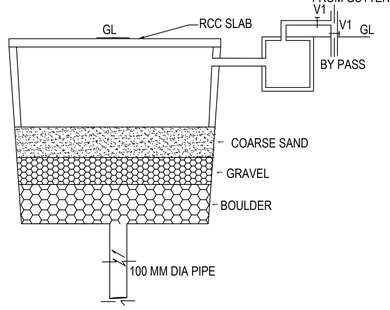


KEY PLAN - SCALE 1:400



DETAILS OF ISOLATED FOOTING

DET. OF RECHARGEBLE BORE WELL



SECTION AT AA

PLOT DETAILS

PLOT AREA AS PER DEED = 418 DESMIL (16915.86 SQM)

PLOT AREA AS PER SITE = 16821.85 SQM

F.A.R. CALCULATION

TOTAL BUILT UP AREA BLOCK A	=	5124.76 SQM
TOTAL BUILT UP AREA BLOCK B	=	5796.48 SQM
TOTAL BUILT UP AREA BLOCK C	=	5124.76 SQM
TOTAL BUILT UP AREA BLOCK D	=	6317.03 SQM
TOTAL BUILT UP AREA BLOCK E	=	6317.03 SQM
TOTAL BUILT UP AREA BLOCK F	=	6317.03 SQM
TOTAL BUILT UP AREA BLOCK G	=	6317.03 SQM
TOTAL BUILT UP AREA BLOCK H	=	3842.55 SQM
TOTAL BUILT UP AREA		**= 45156.67 SQM**

F.A.R. = 45156.67/16821.85 = 2.70

PARKING AREA CALCULATION

TOTAL BUILT UP AREA = 45156.67

REQUIRED PARKING AREA = 25% OF TOTAL B/U AREA = 0.25 x45156.67 SQ. MT.
= 11289.17 SQ. MT.

PROVIDED PARKING AREA

BLOCK A (GROUND FLOOR) = 932.88 SQM
BLOCK B (GROUND FLOOR) = 419.51 SQM
BLOCK C (GROUND FLOOR) = 932.88 SQM
BLOCK D (GROUND FLOOR) = 1156.23 SQM
BLOCK E (GROUND FLOOR) = 1156.23 SQM
BLOCK F (GROUND FLOOR) = 1156.23 SQM
BLOCK G (GROUND FLOOR) = 1156.23 SQM
BLOCK H (GROUND FLOOR) = 803.03 SQM
BLOCK H & B (BASEMENT FLOOR) = 2442.54 SQM
OPEN AREA PARKING =1809.27 SQM
TOTAL PARKING AREA = 11965.03 SQM

SET BACK DETAILS

FOR RESIDENTIAL(B+G+4) UP TO 16 M HEIGHT & (B+G+5) UP TO 19

AS PER BY- LAWS

FRONT SET BACK = 6.50 M
REAR SET BACK = 4.5 M
SIDE SET BACKS = 4.5 M
SIDE SET BACKS = 4.5 M
PROVIDED SET BACK
FRONT SET BACK = 10.15 - 7.59 M (MINIMUM)
REAR SET BACK = 6.85 - 4.50 M (MINIMUM)
NORTH SIDE SET BACK = 11.90 - 4.58 M (MINIMUM) & SOUTH SIDE SET BACK=7.69 - 4.67 M(MINIMUM)

DEVELOPER :-

BHUSWAMI BUILDCON PVT. LTD, GAYA
MANAGING DIRECTOR- SRI GAUTAM KUMAR
AND DIRECTORS, 1.SRI RAJIV RANJAN, 2.SRI NAVIN KUMAR

SIGNATURE OF MANAGING DIRECTOR

SIGNATURE OF DIRECTORS

APPROXIMATE COST OF CONSTRUCTION :-

STRUCTURE:- R.C.C. FRAMED STRUCTURE

TOTAL SEMI BASEMENT FLOOR COVERED AREA = 2429.14 Sq.m
TOTAL COVERED AREA OF BLOCK-H(B+G+4) = 4875.48 Sq.m
TOTAL COVERED AREA OF BLOCK-B(B+G+5) = 6684.70 Sq.m
TOTAL COVERED AREA OF BLOCK-A (G+5) = 6517.75Sq.m
TOTAL COVERED AREA OF BLOCK-C (G+5) = 6517.75Sq.m
TOTAL COVERED AREA OF BLOCK-D (G+5) = 7940.95Sq.m
TOTAL COVERED AREA OF BLOCK-E (G+5) = 7940.95Sq.m
TOTAL COVERED AREA OF BLOCK-F (G+5) = 7940.95Sq.m
TOTAL COVERED AREA OF BLOCK-G (G+5) = 7940.95Sq.m

TOTAL COVERED AREA OF ALL BLOCKS = 58854.625Sq.m
CONSIDERING PLINTH AREA RATE = RS.13,450.00/Sq.m
TOTAL APPROXIMATE COST OF CONSTRUCTION
= 58854.62 x RS.11,298.00/Sq.m
= RS.66,49,39,497.00
(RUPEE SIXTYSIX CRORE FORTYNINE LACS THIRTYNINE THOUSAND FOUR HUNDRED NINETYSEVEN ONLY)

PLOT DETAILS :-

PROPOSED RESIDENTIAL BUILDING THAKUR SINGH SUN CITY COMPLEX , BLOCK- H (B+G+4), BLOCK-B(B+G+5) AND ALL OTHER BLOCKS-C, D, E, F, G AND A (G+5) OF
1.MAHENDRA PRASAD SINGH, S/O LATE HARIHAR PRASAD SINGH,
2.UMESH SINGH, 3.AWADHESH SINGH BOTH S/O LATE THAKUR SINGH,
4.MURARI SINGH, 5.TRIPURARI SINGH, BOTH S/O LATE RAM SURESH SINGH,
6.RAMANUJ KUMAR, 7.SRI RAM KUMAR BOTH S/O LATE KAUSHLESH SINGH,
8.SHIVPUJAN SINGH S/O LATE RAMESH SINGH,
9.DUDHESHWAR SINGH S/O LATE JAI SINGH,
10.UJHAWAL KUMAR, 11.KAMAL KUMAR AND 12. AMRIT KUMAR , ALL S/O DUDHESHWAR SINGH.
AT HARIO, HARIO-BELAHI ROAD, PS. MAGADH
MEDICAL COLLEGE, GAYA.
KHATA NO. 21, PLOT NO. 298
KHATA NO. 27, PLOT NO. 3OO

SHEET NO. 01/14

SCALE. 1:100

NORTH

SIGNATURE OF STRUCTURAL ENGINEER

SIGNATURE OF OWNERS

SIGNATURE OF ARCHITECT

AUTHORITY