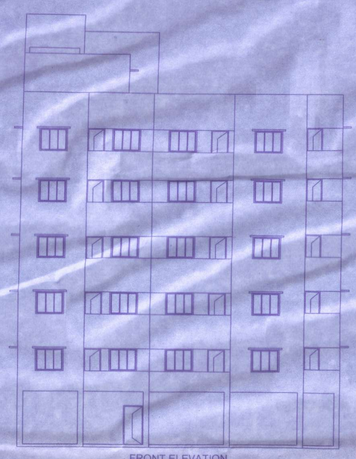
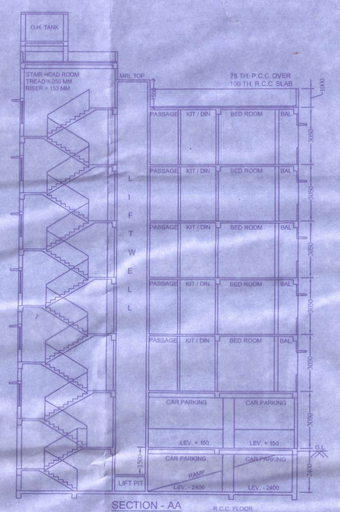
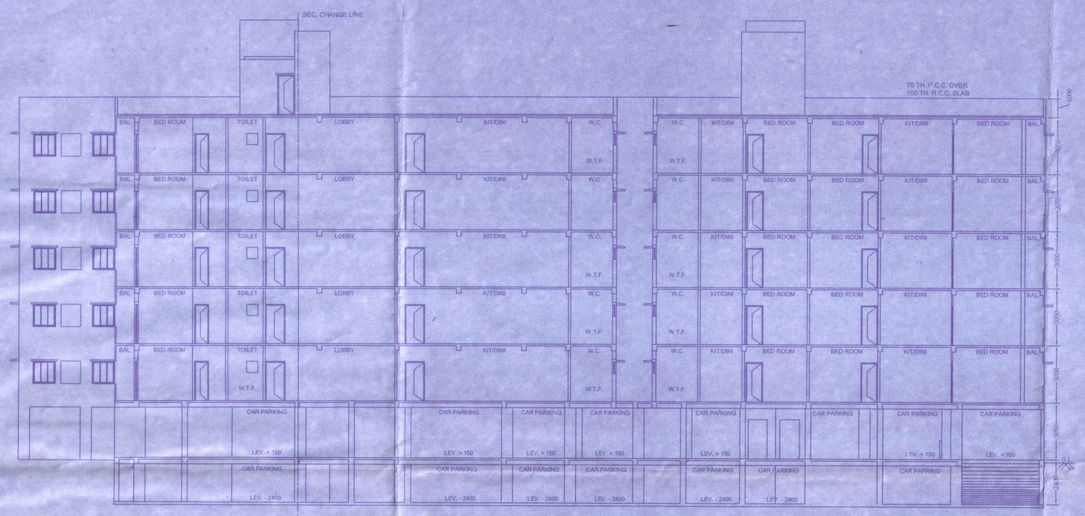


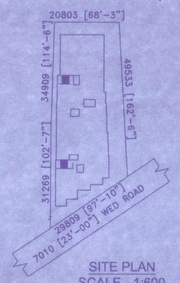
FRONT ELEVATION
SCALE - 1:100



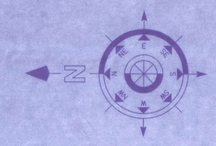
SECTION - AA
SCALE-1:100

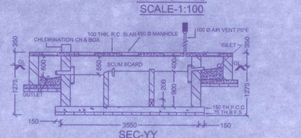


SECTION - BB
SCALE-1:100

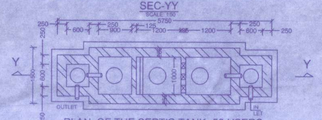


SITE PLAN
SCALE - 1:600

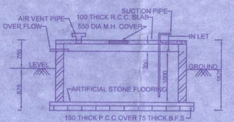




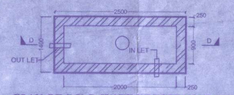
SEC-YY
SCALE "1"=10"



PLAN OF THE SEPTIC TANK- 50 USERS



LONG SECTION OF S.U.G. WATER RESV.
SCALE - (1:50) AT -(D-D)



PLAN OF S.U.G. WATER RESERVOIR
SCALE - (1:50) CATACITY 1800 LITER

PLAN OF PROPOSED (B+G+V) STORIED RESIDENTIAL BUILDING AT MOUZA -CHAKPACHURIYA, J.L. NO.-33, L.R. DAG NO.-1246, L.R. KHATIAN NO.- 4629, 4643, 4635, 4634, 4633, 4632, 4631, P.S.-NEWTOWN (NOW TECHNOCITY), DIST:- 24 PARGANAS.(N), UNDER PATHARGHATA GRAM PANCHAYET.

NAME OF OWNER

1. KOMBO CONSTRUCTION PRIVATE LIMITED.
2. SRI PABITRA ROY.
3. SRI MRITYUNJOY DAS.
4. SRI SUSHANT MEHER.
5. SRI PIUSH MADHOGARIA.
6. SRI VISHAL MADHOGARHIA.
7. MOHIT AGARWAL.

CERTIFICATE OF OWNER

I SHALL NOT CONSTRUCT THE BUILDING IN DEVIATION OF THE SUBMITTED PLANS AND DRAWINGS.

Vishal Madhogaria
Sushant Meher
Piush Madhogaria
Mohit Agarwal
Mrityunjoy Das
Pabitra Roy

Kombo Construction Private Limited
Sushant Meher
Director

SIGNATURE OF OWNERS

CERTIFICATE OF ENGINEER

I CERTIFY THAT THE STRUCTURAL DRAWING & DESIGN OF BOTH THE FOUNDATION & SUPERSTRUCTURE OF THE BUILDINGAS BEIM MADE CONSIDERING THE SOIL TESTREPORT (AS PER THESE RULES, REGULATIONS & CODE MADE) & ALSO CONSIDERING ALL POSSIBLE LOADS,SEISMIC LOAD & THE MOMENTS GENERATED BY THE PROPOSED STRUCTURE AS PER CURRENT CODES OF BUREAU OF INDIA STANDARD & NATIONAL BUILDING CODE OF INDIA & CERTIFY THAT IT IS SAFE & STABLE IN ALL RESPECT OF TO G+IV STORIES & THESE PROVISION SHALL BE ADHERED TO DURING THE CONSTRUCTION.

KOUSHIK CHATTERJEE
EMPANELLED STRUCTURAL ENGINEER
KOLKATA MUNICIPAL CORPORATION
EMPANELMENT NO - ESE/II/695
Contact No.: 9735574608

SIGNATURE OF ENGINEER

CERTIFICATE OF ARCHITECT

I CERTIFY THAT ALL THE ARCHITECTURAL DRAWINGS OF THE PROJECT HAVE BEEN PREPARED BY ME COMPLYING WITH THE PROVISION OF NEW TOWN KOLKATA PLANNING AREA (BUILDING) RULES, 2014. NO SUCH WRONG & INCORRECT INFORMATION HAS BEEN FURNISHED IN THE FLOOR AREA CALCULATION CHARTS IN THIS DRAWING & NO VIOLATION OF THE PROVISION OF THESE RULES WILL BE FOUND IN ANY OF THE DRAWINGS & DOCUMENTS SUBMITTED TO THE SANCTIONING AUTHORITY FOR OBTAINING SANCTION.

Anirudhya Das
ANIRUDHYA DAS
Registered Architect
Reg. No.:CA/2021/130177

SIGNATURE OF ARCHITECT

CERTIFICATE OF GEOTECHNICAL ENGINEER

IT IS CERTIFIED THAT COMPREHENSIVE GEO-TECHNICAL REPORT ON SOIL INVESTIGATION HAS BEEN PREPARED BY ME FOR DESIGN & CALCULATION OF THE FOUNDATION BY ANALYZING THE SOIL SAMPLES FOR ESTIMATING THE BEARING CAPACITY OF THE SOIL ON WHICH FOUNDATION OF THE STRUCTURE WILL BE CONSTRUCTED I SHALL ALSO CHECK THE NATURE OF THE SOIL AFTER EXCAVATION AT SITE SO THAT FOUNDATION IS EXTENDED UP TO THE APPROPRIATEDEPTH THAT HAS BEEN PROPOSED IN THE GEOTECHNICAL REPORT.

S. K. Mandal
B.E.(Civil), M.I.E., M.I.G.S.-LM/1242
L.B.S.-Class-I(C.E.C.),RSE-II
Consulting Chartered Engineer
Structural Chartered Engineer
Structural & Geo-Technological
ESE-II/695, L.B.S.-Class-I/1245
Reg. Under N.R.D.A.
Ac.ESE-II/0350, TECH
Recommended by MED, Govt.of W.B.

SIGNATURE OF GEOTECHNICAL ENGINEER

Vetted
Dr. Manoj Kumar Sahis
Associates Professor
Department of Construction Engineering
Jadavpur University.

SIGNATURE OF PROFESOR

AREA STATEMENT

TOTAL AREA OF LAND (DEED) -20K -07CH.-30 SFT	=1369.84 M^2
TOTAL AREA OF LAND (PHYSICAL) -20K -07CH.-30 SFT	=1369.84 M^2
PERMISSIBLE F.A.R 2.00 =	=2739.68 M^2
PERMISSIBLE GROUND COVERAGE (50%)	=684.927 M^2
BASEMENT COVERED AREA	=684.927 M^2
GROUND FLOOR COVERED AREA	=684.927 M^2
1ST FLOOR COVERED AREA	=933.83 M^2
2ND FLOOR COVERED AREA	=933.83 M^2
3RD FLOOR COVERED AREA	=933.83 M^2
4TH FLOOR COVERED AREA	=933.83 M^2
5TH FLOOR COVERED AREA	=933.83 M^2
TOTAL FLOOR COVERED AREA	=6039.004 M^2
CAR PARKING AREA	=567.53 M^2
OPEN AREA OF LAND	=684.913 M^2

EXEMPTION AREA

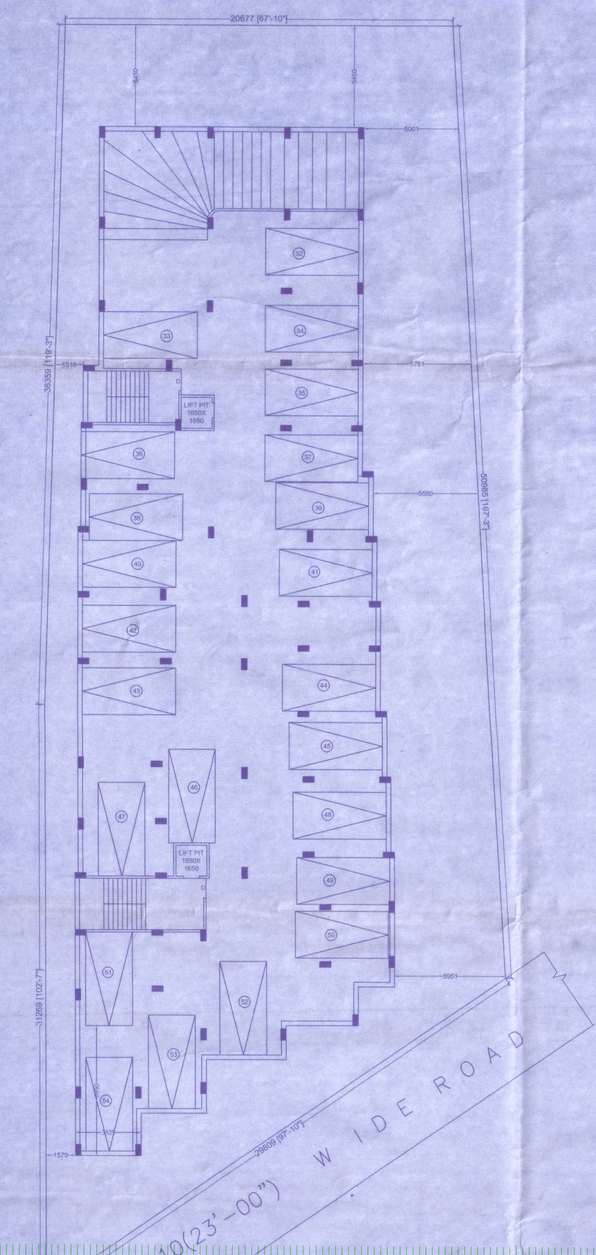
STAIR, LIFT & LOBBY AREA = (88.74X 6)	= 532.44 SQ.M.
CAR PASKING AREA	= 1192.34 SQ.M.
EXEMPTED AREA	= 1724.8 SQ.M.
NET AREA AFTER EXEMPTION (4039.004-1724.8)	= 4314.204 SQ.M.
PROPOSED F.A.R = 1.98	
PERMISSIBLE F.A.R = 2.00	

TENEMENT AREA

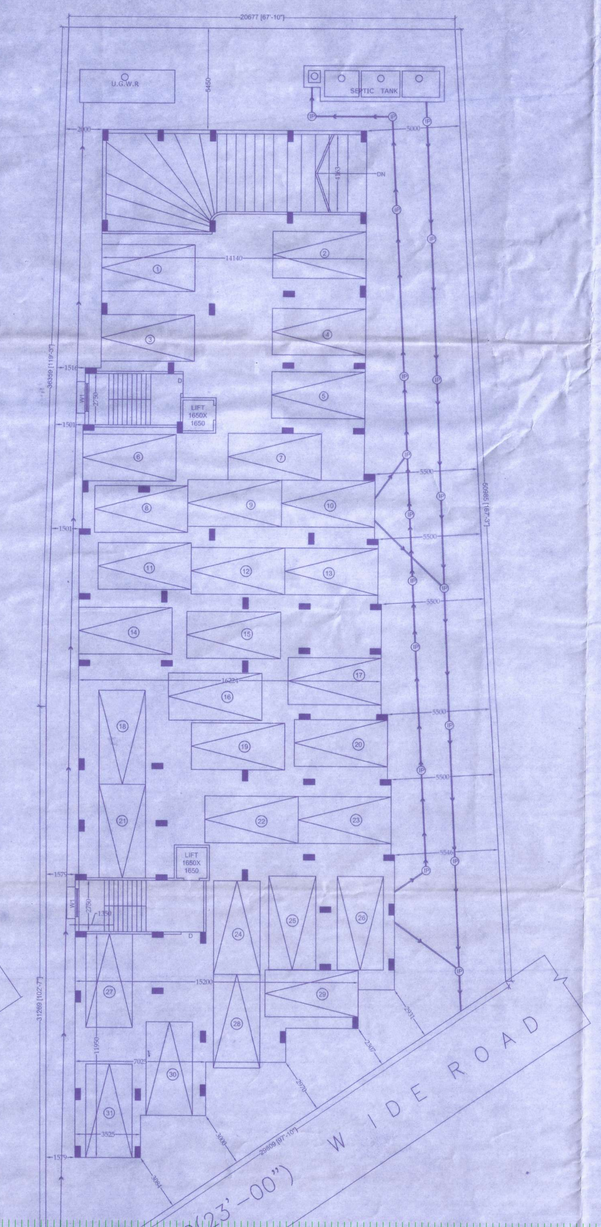
BASEMENT	GROUND FLOOR
CAR PARKING ..... 596.187 SQM.	CAR PARKING ..... 596.187 SQM.
STAIR,LIFT & PASSAGE ... 88.74 SQM.	STAIR,LIFT & PASSAGE ... 88.74 SQM.

FIRST, SECOND, THIRD, FOURTH & FIFTH FLOOR

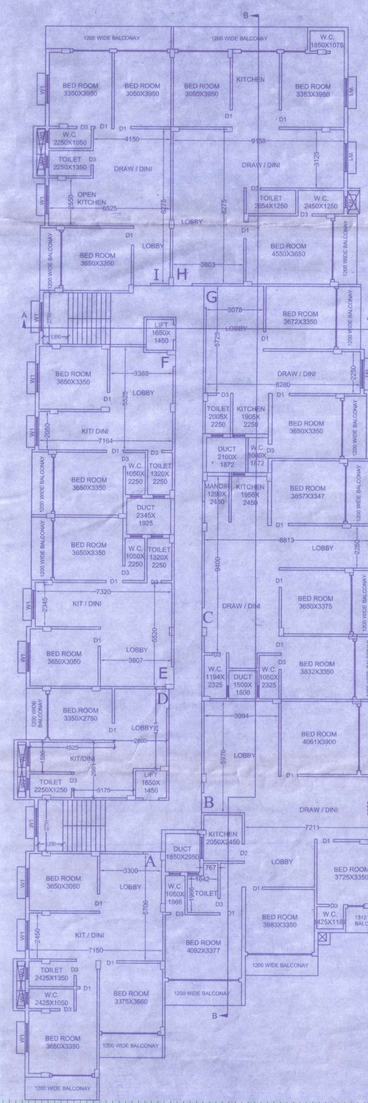
FLAT - A	90.76 SQM.
FLAT - B	153.56 SQM.
FLAT - C	114.92 SQM.
FLAT - D	42.92 SQM.
FLAT - E	68.09 SQM.
FLAT - F	66.89 SQM.
FLAT - G	76.64 SQM.
FLAT - H	132.19 SQM.
FLAT - I	96.98 SQM.
STAIR & PASSAGE	90.88 SQM.



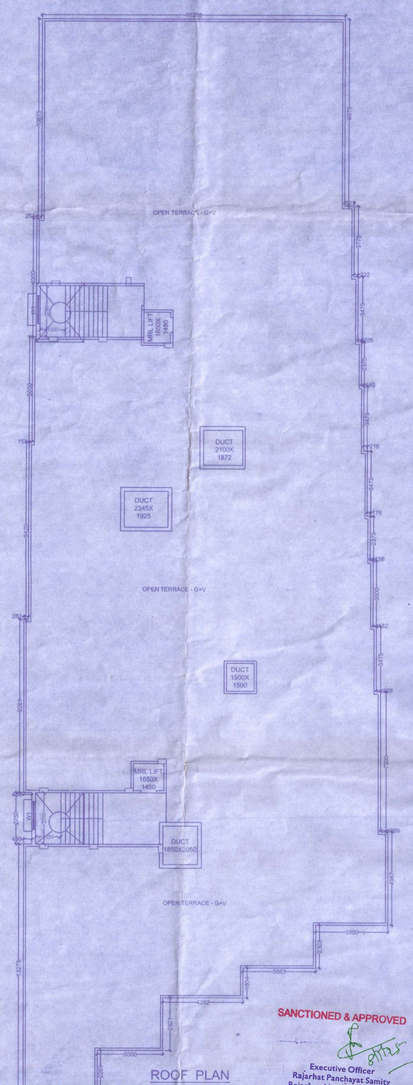
BASEMENT PLAN
SCALE - 1:100



GROUND FLOOR PLAN
SCALE - 1:100



1ST 2ND 3RD 4TH & 5TH FLOOR PLAN
SCALE - 1:100



ROOF PLAN
SCALE - 1:100

SANCTIONED & APPROVED
Executive Officer
Rajarhat Panchayat Samity
Rajarhat, North 24 Parganas

The structural analysis reports & soil reports are kept for reference in this office. The clearance is architect, Site, Engineer, Civil, Fire Engineer.
District Engineer
(N) 24 Parganas Zilla Parishad

Approval Order No. /08 T/RPS
Date 08/07/2025
Valid up to 07/07/2030

DOOR/WINDOW SCHEDULE

NO.	MASONRY OPENING	LTL.HT.	REMARKS.
D	1050 X 2100	2100	COLLAPSIBLE
D1	900 X 2100	2100	WOOD-FLUSHED
D2	750 X 2100	2100	P.V.C.
W1	1250 X 1550	2100	ALUMINIUM SLIDING
W2	900 X 1250	2100	ALUMINIUM CASEMENT
W3	600 X 600	2100	ALUMINIUM CASEMENT

External walls are 200 thk. & internal walls 125 & 75, unless noted otherwise . All chajja proj. 450. All dimensions are in millimetre.

SCALE

SITE PLAN - 1:600
ELEVATION SECTION & FLOOR PLAN - 1:100
PLAN & SECTION OF SEPTIC TANK - 1:50