

PROPOSED G+III STORED RESIDENTIAL BUILDING PLAN OF "SAKET HI—RISE PVT. LTD." AT MOUJA- KHAMAR, J.L. NO-29, R.S. NO.- 51 & 56, L.R. DAG NO-136, L.R. KHATIAN NO. - 470, P.S.-RAJARHAT, DIST.- NORTH 24 PARGANAS. UNDER RAJARHAT BISHNUPUR 1 NO. GRAM PANCHAYET.

DOOR & WINDOW SCHEDULE									
MARKED	WIDTH	HEIGHT	SILL	MARKED	DOOR	HEIGHT	MARKED	WIDTH	HEIGHT
W1	1200	2100	20	D1	1000	2100			
W2	1200	2100	20	D2	1000	2100			
W3	1200	2100	20	D3	1000	2100			
W4	1200	2100	20	D4	1000	2100			
W5	1200	2100	20	D5	1000	2100			
W6	1200	2100	20	D6	1000	2100			
W7	1200	2100	20	D7	1000	2100			
W8	1200	2100	20	D8	1000	2100			
W9	1200	2100	20	D9	1000	2100			
W10	1200	2100	20	D10	1000	2100			

NOTES
1. ALL DIMENSIONS ARE IN MM.
2. ALL EXTERNAL WALL SHOULD BE 200 MM (UNLESS OTHERWISE MENTIONED).
3. ALL INTERNAL WALL SHOULD BE 100 MM (UNLESS OTHERWISE MENTIONED).
4. RCC FRAMED STRUCTURE.
5. SCALE: 1:100 (UNLESS OTHERWISE MENTIONED).

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

For Saket Hirise Pvt. Ltd.
Director
SIGNATURE OF OWNER

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 BY ME INCLUDING AREA CALCULATION CHARTS IN THE 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
SIG. OF ARCHITECT

CERTIFICATE OF ENGINEER
I CERTIFY THAT THE STRUCTURAL DRAWING & DESIGN OF BOTH THE FOUNDATION & SUPERSTRUCTURE OF THE BUILDING HAS BEEN MADE CONSIDERING THE SOIL TEST REPORT (AS PER THESE RULES, REGULATIONS & CODE MADE) & ALSO CONSIDERING ALL POSSIBLE LOADS, BEING LOAD & THE MOMENTS GENERATED BY THE PROPOSED STRUCTURE AS PER COMMENT CODES OF BUREAU OF INDIA STANDARD & NATIONAL BUILDING CODE OF INDIA & CERTIFY THAT IT IS SAFE & STABLE IN ALL RESPECT OF TO CIVIL STORES & THESE PROVISION SHALL BE ADHERED TO DURING THE CONSTRUCTION.

Abhraman Dhar
Abhraman Dhar
Structural Engineer
M.Tech (Struct), B.Tech (Civil)
Regd. Under N.T.C.A., I.M.C.
STERN DA/2010022
C.V.B.E. 2010/00077
SIG. OF ENGINEER

CERTIFICATE OF GEOTECHNICAL ENGINEER
IT IS CERTIFIED THAT COMPREHENSIVE GEOTECHNICAL 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 APPROPRIATE DEPTH THAT HAS BEEN PROPOSED IN THE GEOTECHNICAL REPORT.

S. K. Mandal
B.E. (Civil), M.Tech. (N.M.C.), ESE-II
Consulting Chartered Engineer
Structural & Geo-Technological
ESE-I/099, LBS-17/04,
Tang. Under N.T.C.A.,
And ESE-I/099, TECH-I
Recommended by M.E.D. Govt. of W.B.
SIG. OF GEOTECHNICAL ENGINEER

VETTED
Dr. Dipesh Majumdar
Dr. Dipesh Majumdar
B.E. (Structure), PhD
Assistant Professor
Department of Construction Engineering
Jadavpur University
SIG. OF PROFESSOR

The structural analysis reports & soil reports are kept for reference in this office. The clearance is accorded subject to certificate of architect Str. Engineer, Geo-Tech Engineer.

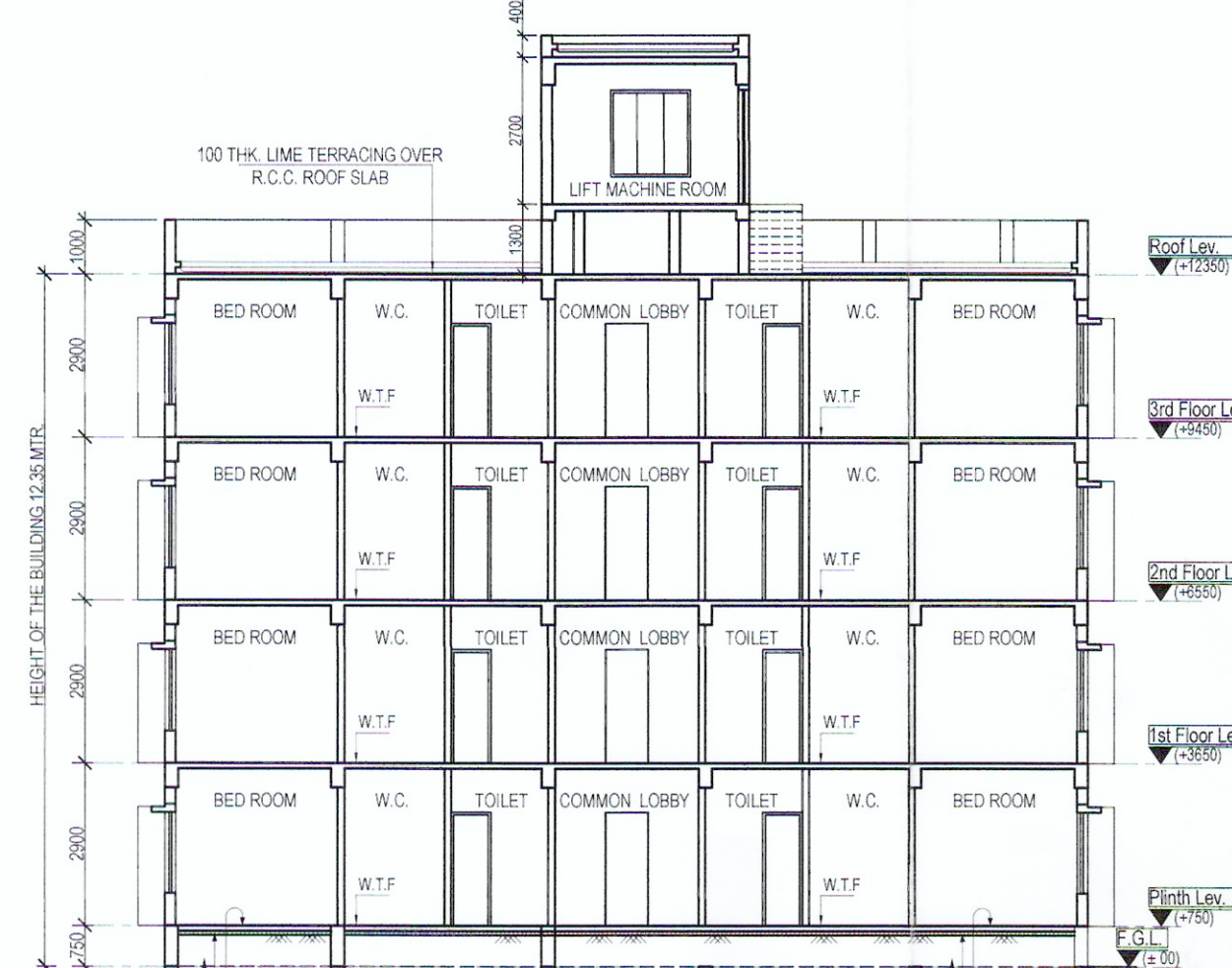
Dipesh Majumdar
District Engineer
(N) 24 Parganas Zilla Parishad

TITLE: PROPOSED GROUND FLOOR PLAN, PROPOSED TYPICAL FLOOR PLAN, PROPOSED ROOF PLAN, SITE PLAN, FRONT ELEVATION, SECTION AT 'A-A' & 'B-B' AND OVER HEAD WATER TANK & SEPTIC TANK DETAILS ALONG WITH AREA STATEMENT.

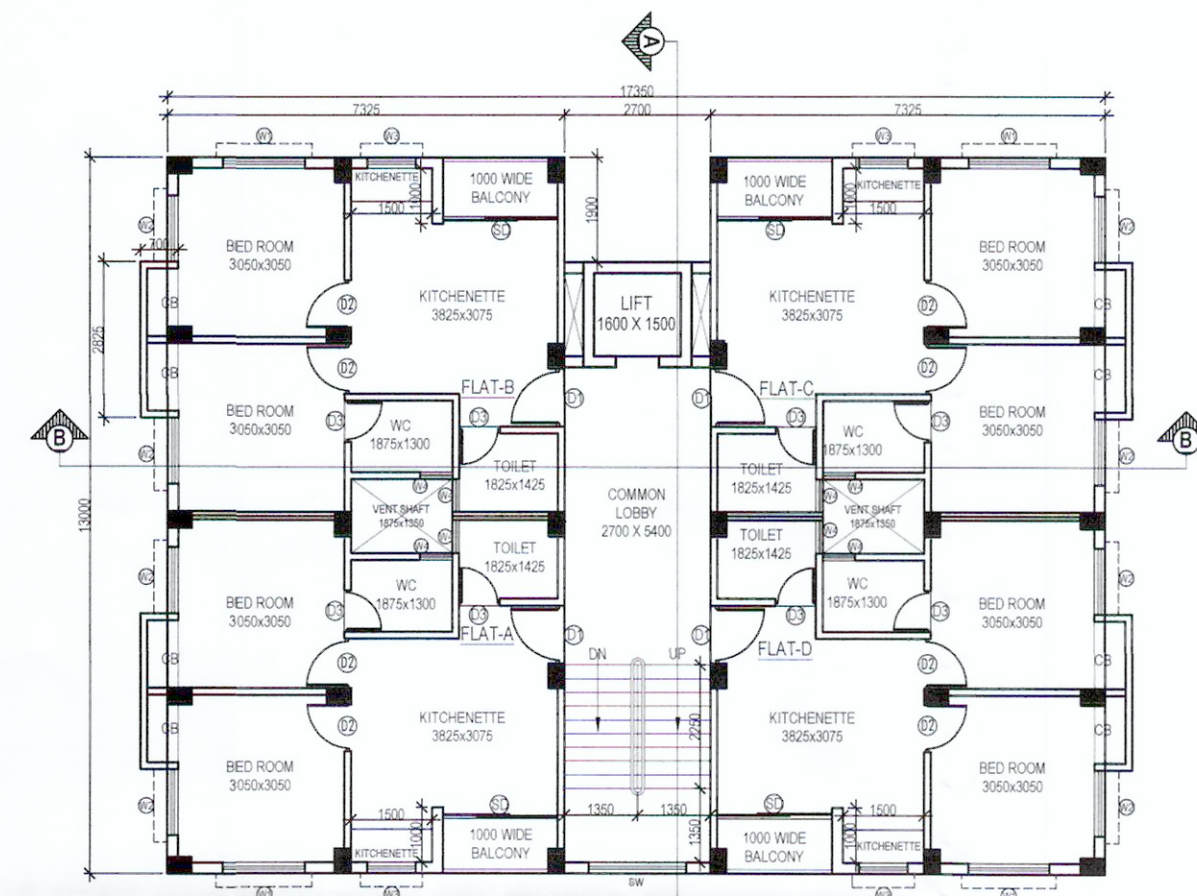
PRINCIPAL ARCHITECT:
PALLABGIRI ARCHITECTURE
Kolkata - 700017 (India)
Contact: 9804171111, 9804171112, 9804171113
Email: pallabgiri@pallabgiri.com
Web: www.pallabgiri.com



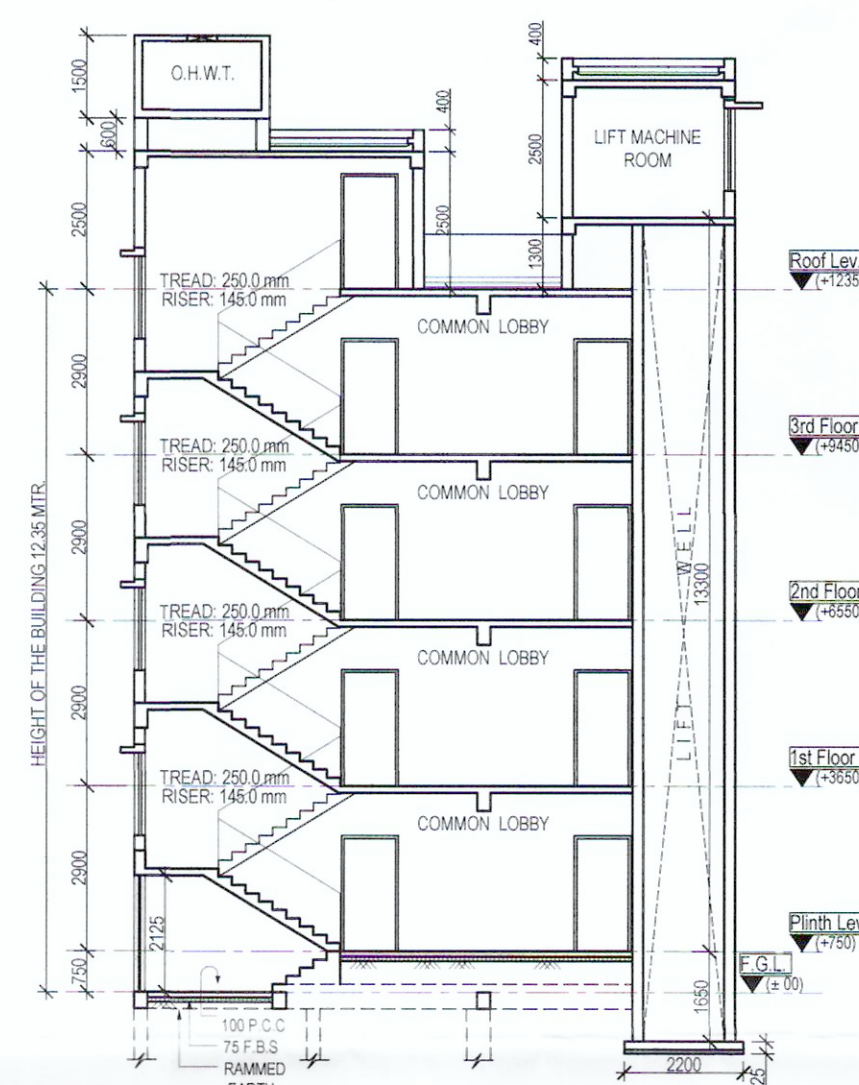
FRONT ELEVATION
SCALE: 1:100



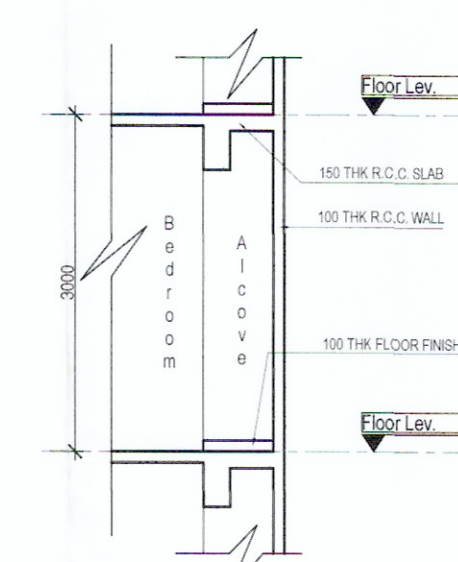
SECTION AT 'B-B'
SCALE: 1:100



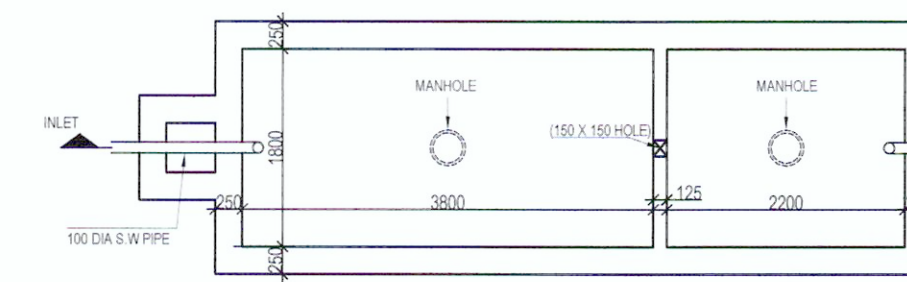
PROPOSED TYPICAL FLOOR PLAN
(1ST, 2ND & 3RD)
SCALE: 1:100



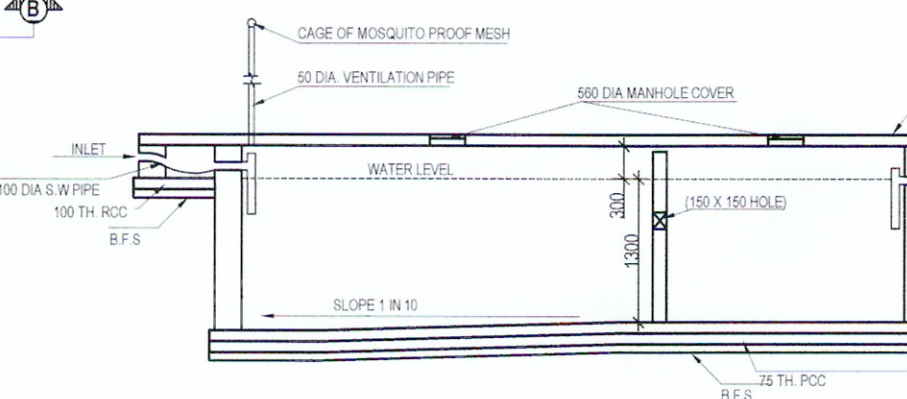
SECTION AT 'A-A'
SCALE: 1:100



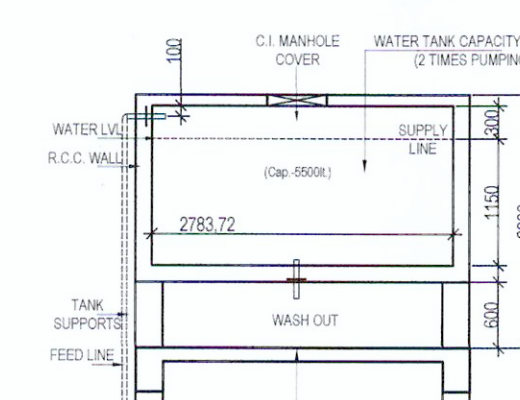
TYP. DETAIL OF ALCOVE
SCALE: 1:50



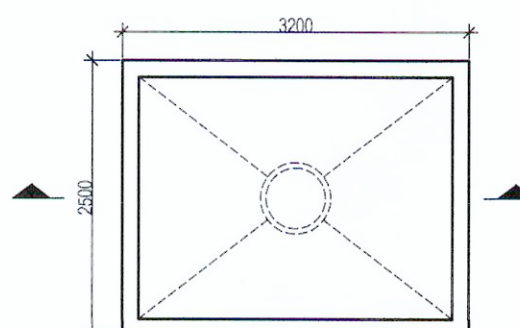
PLAN OF SEPTIC TANK
(100 User)
SCALE: 1:50



CROSS SECTION OF SEPTIC TANK
SCALE: 1:50



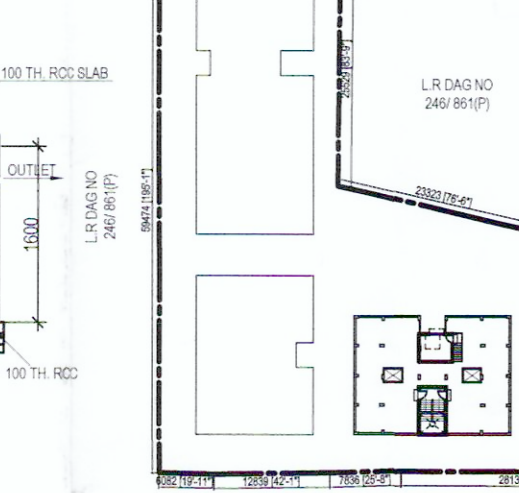
CROSS SECTION OF O.H.W.T.
SCALE: 1:50



PLAN OF O.H.W.T.
SCALE: 1:50

Sanctioned & Approved
Executive Officer
Rajarhat Panchayat Samity
Rajarhat, North 24 Parganas

Approval Order No. 607/IPS
Date: 02.10.2025
Valid up to: 01.10.2031



SITE PLAN
SCALE: 1:500

FLAT AREA DETAILS			
FLAT MARKED	PLINTH AREA (SMT)	LOADING AREA (SMT)	TOTAL SALEABLE AREA (SMT)
A	48.35	6.2	52.55
B	48.35	6.2	52.55
C	48.35	6.2	52.55
D	48.35	6.2	52.55

DETAIL AREA STATEMENT OF PROJECT	
TOTAL LAND AREA	27 KA. 03 CH. 27 SQFT (45 DEC) => 1821.08 SQ.MT.
WIDTH OF MEANS OF ACCESS	5.48 MTR
PERMISSIBLE BUILDING HEIGHT	12.26 MTR
PERMISSIBLE GROUND COVERAGE	PERMISSIBLE F.A.R.
PROPOSED GROUND COVERAGE	728.43 S.MT. (40.0%)
PROPOSED BUILDING HEIGHT	12.26 MT
PROPOSED GROUND FLOOR COVERED AREA	215.96 SMT (11.8 %)
PROPOSED 1ST AND 2ND FLOOR COVERED AREA	12.26 MT
PROPOSED TOTAL FLOOR AREA (G+III)	215.96 SMT
PROPOSED TOTAL EXEMPTED AREA (G+III)	211.91 SMT FLOOR
PROPOSED TOTAL EXEMPTED AREA (G+III)	681.06 SMT => 681.06 SMT
PROPOSED TOTAL EXEMPTED AREA (G+III)	(13.38+3.0) X 4 = 66.44 SQ.MT.
PROPOSED TOTAL EXEMPTED AREA (G+III)	5.65 X 4 = 22.60 SQ.M => 22.60 SFT.
TOTAL NUMBERS OF TENEMENTS	16 NOS.
REQUIRED NUMBER OF CAR PARKING	4 NOS.
PROPOSED NUMBER OF CAR PARKING	36.14 SMT => 389 SFT.
PROPOSED COVERED ROOF AREA	(851.09-66.44) => 784.65 SMT
PROPOSED F.A.R.	0.431 < 1.75
PROPOSED AREA FOR FEES	851.09-22.60-36.14 = 792.35 SQ.M => 851.09 SFT

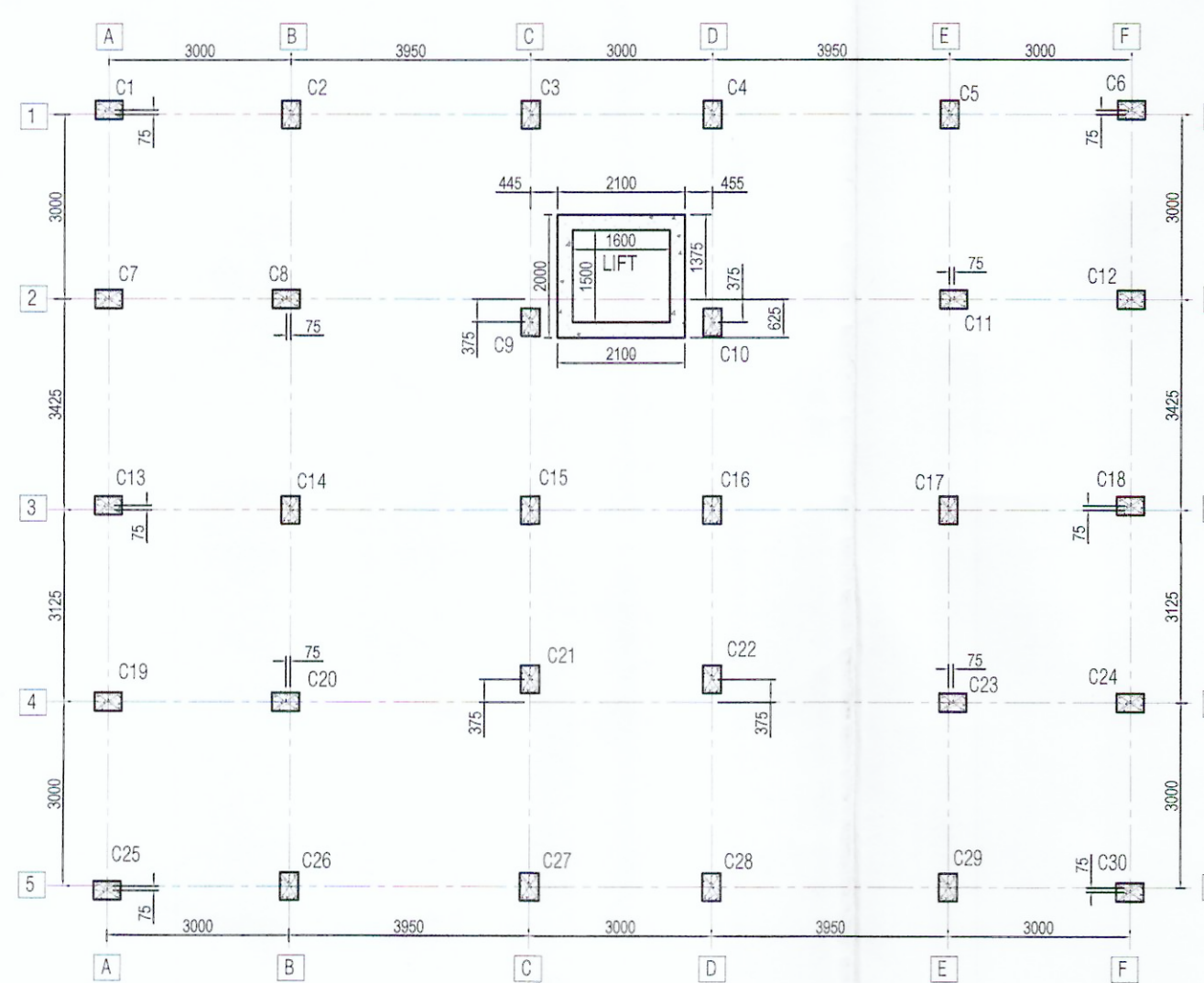
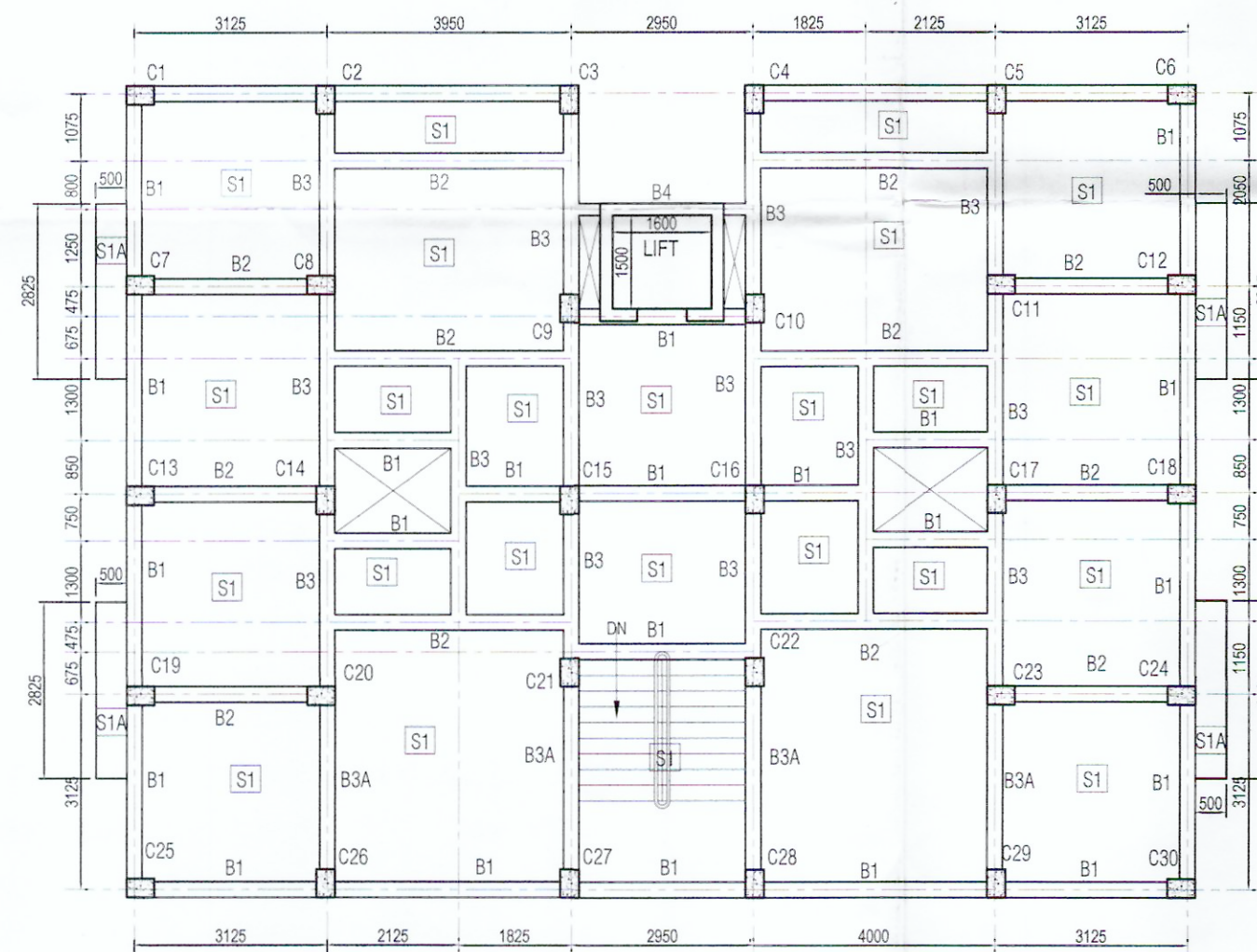
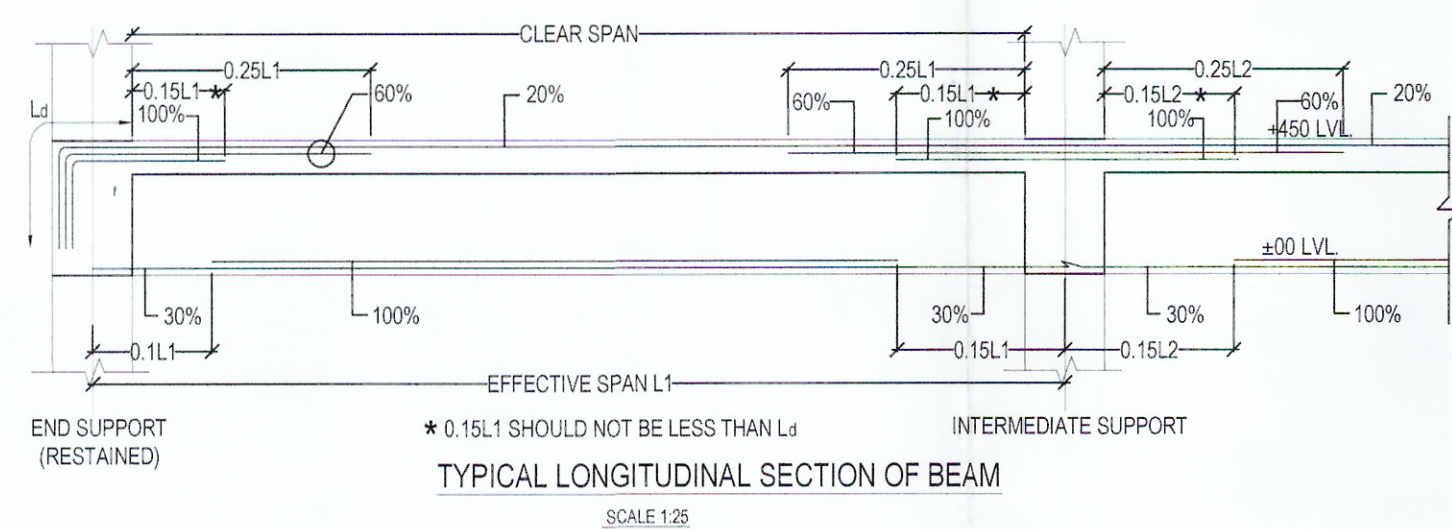
FOR OFFICE USE

SCHEDULE OF COLUMN (CONCRETE GRADE - M25, STEEL GRADE - FE 500)

Col.Mkd	SIZE OF COLUMN WITH REINFORCEMENTS (MAIN BAR & LINK)	C/S OF COLUMNS	ARRANGEMENT OF LINKS
I	SIZE: (300 X 450) LINKS: 8 Dia Links 750c (Zone A) 8 Dia Links 1250c (Zone B) L0 = 1000mm MAIN BARS: 10-16dia		
II	SIZE: (300 X 450) LINKS: 8 Dia Links 750c (Zone A) 8 Dia Links 1250c (Zone B) L0 = 1000mm MAIN BARS: 6-20 dia + 4-16dia		

SCHEDULE OF FOUNDATION BEAM: (CONCRETE GRADE - M25)

FOUND MKD.	SIZE (mm)	REINFORCEMENT DETAILS AT SUPPORT			REINFORCEMENT DETAILS AT MID SPAN		
		TOP	BOTTOM	STIRRUPS	TOP	BOTTOM	STIRRUPS
FB1	450X600	3-16T(A/T) 2-12T(A/T)	3-16T(A/T) 2-12T(A/T)	4L 10T @ 150C/C	3-16T(A/T) 2-12T(A/T)	3-16T(A/T) 2-12T(A/T)	4L 10T @ 150 C/C
FB2	450X600	3-16T(A/T)	3-16T(A/T)	2L 8T @ 150C/C	3-16T(A/T)	3-16T(A/T)	2L 8T @ 150 C/C

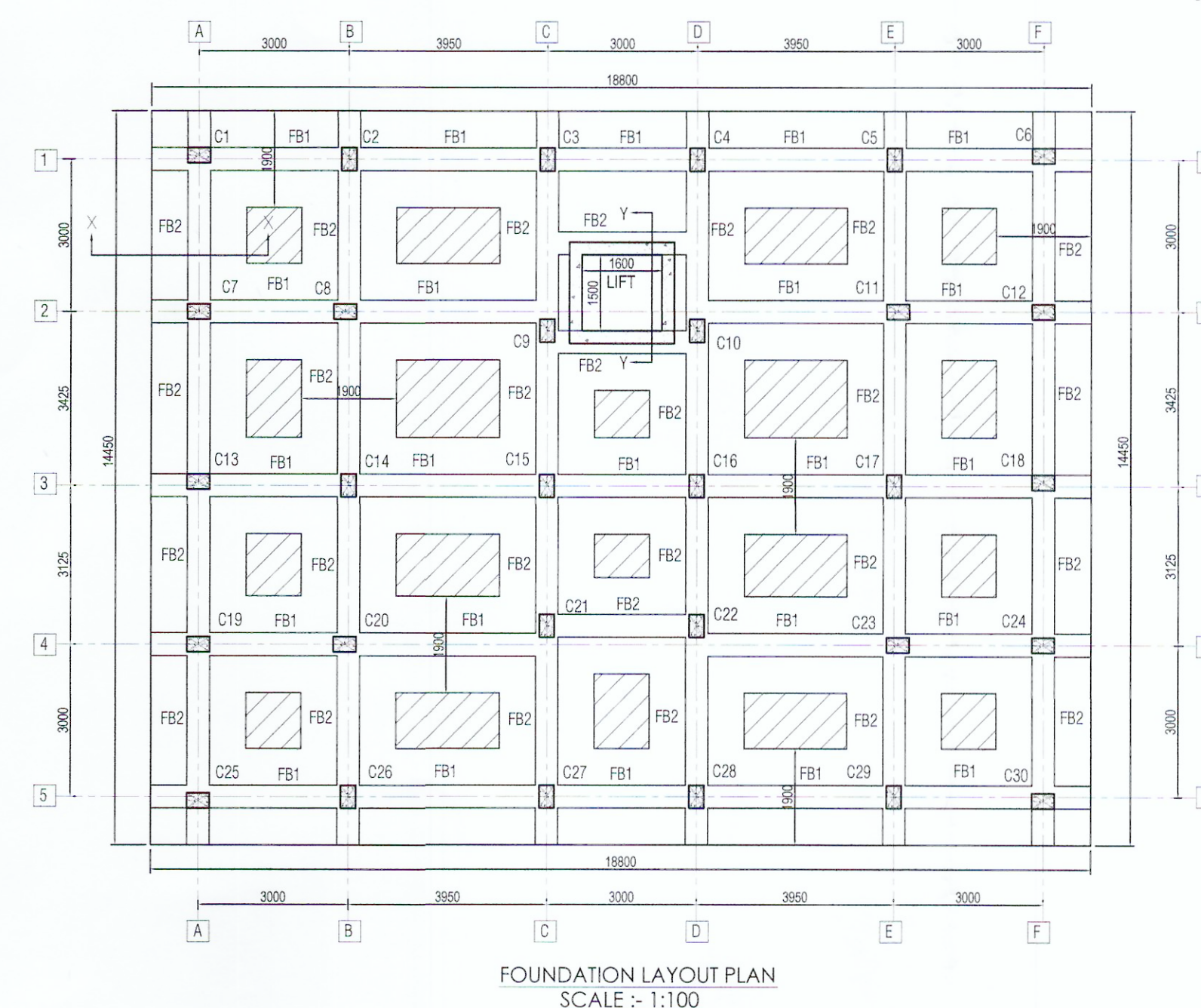
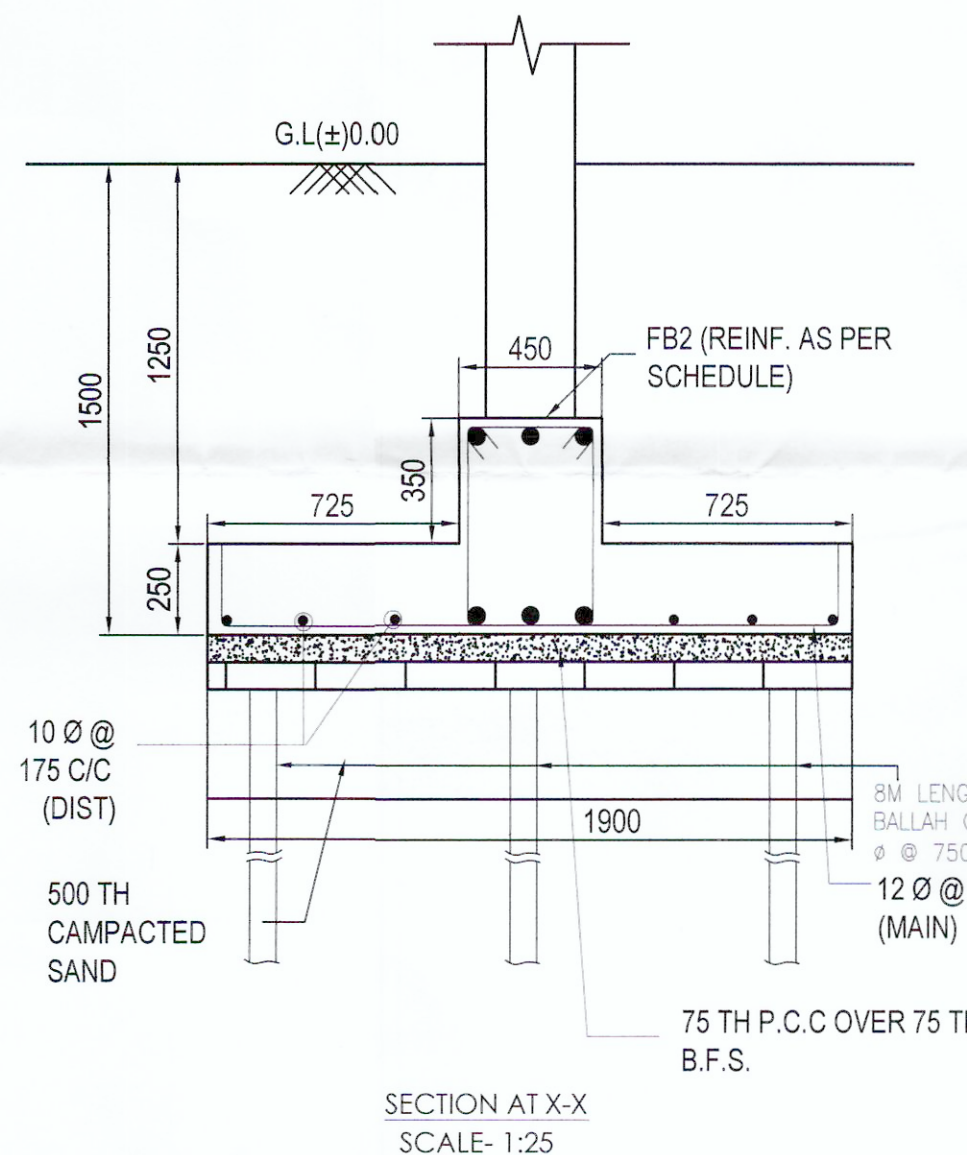
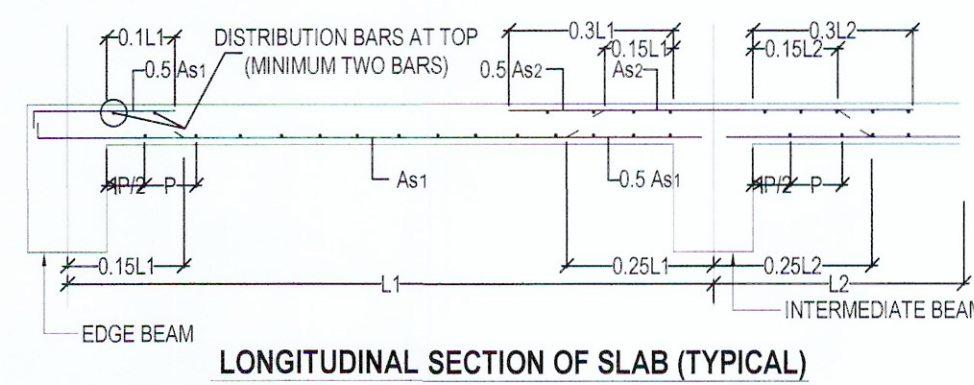


SCHEDULE OF FLOOR BEAM (CONCRETE GRADE - M25, STEEL GRADE - FE 500)

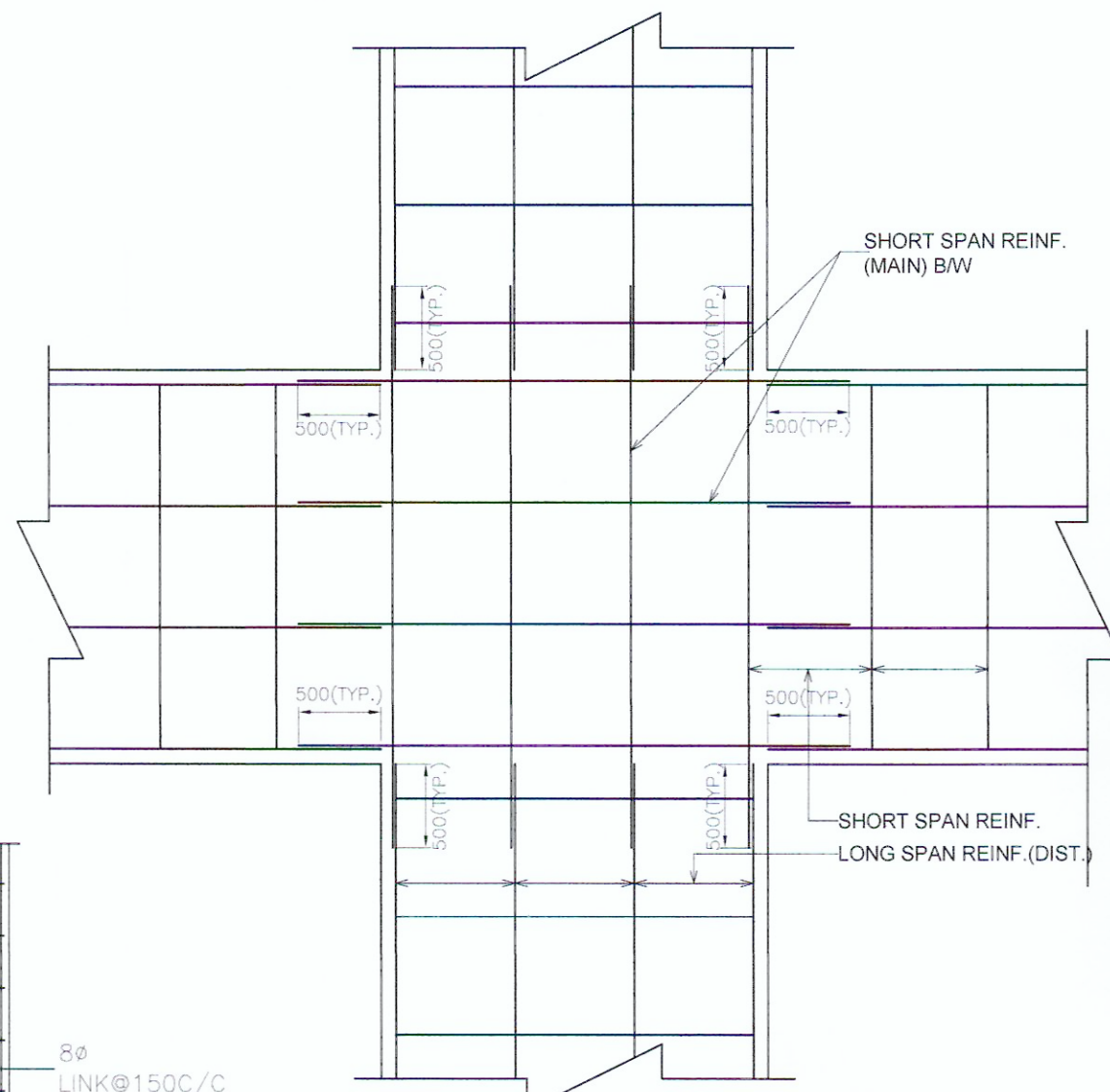
BEAM MKD.	WIDTH	DEPTH	ALTHROUGH TOP	ALTHROUGH BOTTOM	CONT. SUPPORT (EXT. TOP)	MID SPAN (EXT. BOTTOM)	DISCONT. SUPPORT (EXT. TOP)	STIRRUPS AT SUPPORT	STIRRUPS AT SPAN
B1	250	450	3 - 16dia	3 - 16dia	---	---	---	2L-8dia @ 75 C/C	2L-8dia @ 125 C/C
B2	250	450	3 - 16dia	3 - 16dia	2 - 12dia	2 - 12dia	2 - 12dia	2L-8dia @ 75 C/C	2L-8dia @ 125 C/C
B3	250	450	3 - 16dia	3 - 16dia	2 - 16dia	2 - 16dia	2 - 16dia	2L-8dia @ 75 C/C	2L-8dia @ 125 C/C
B4	250	450	3 - 16dia	3 - 16dia	---	---	---	2L-8dia @ 75 C/C	2L-8dia @ 125 C/C
B3A	400	450	3 - 12dia	3 - 12dia	3 - 12dia	3 - 12dia	---	2L-8dia @ 75 C/C	2L-8dia @ 125 C/C
HLB	250	400	3 - 16dia	3 - 16dia	---	---	---	2L-8dia @ 75 C/C	2L-8dia @ 125 C/C

SCHEDULE OF SLABS: (CONCRETE GRADE - M25)

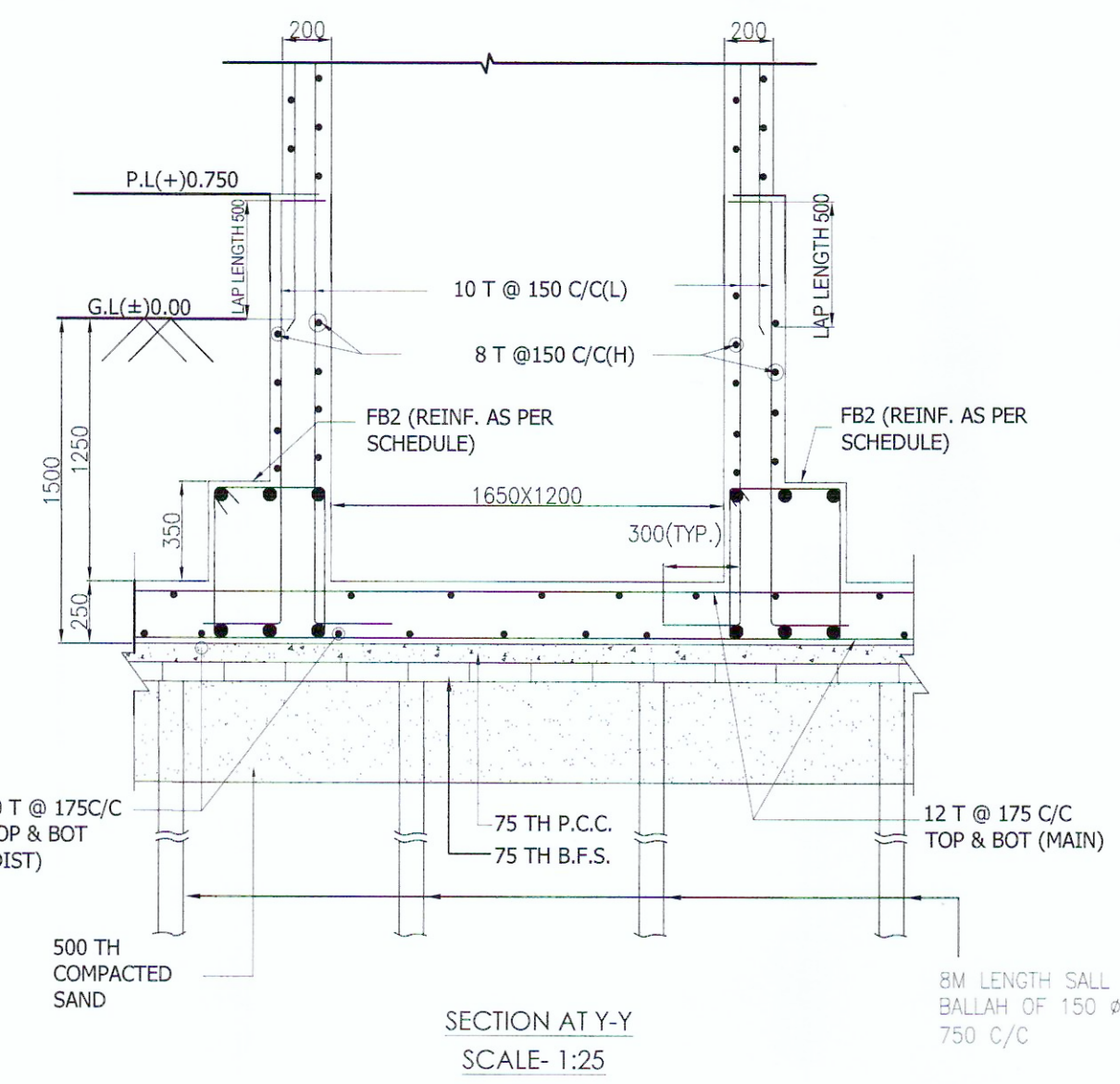
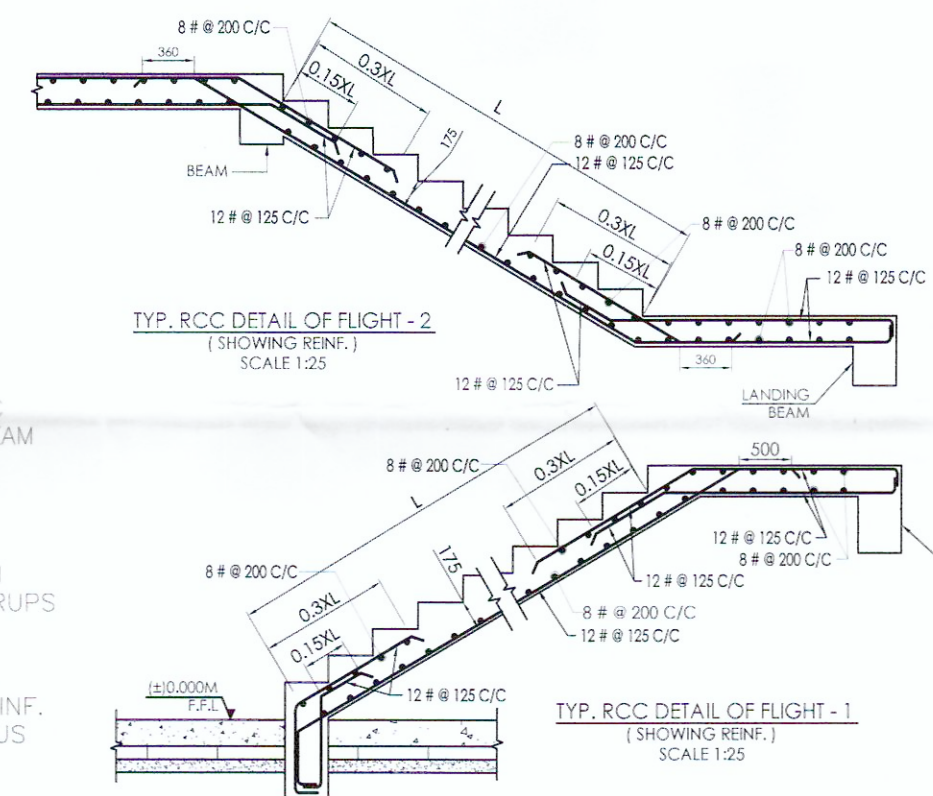
SLAB MKD.	SLAB THK.	SHORTER SPAN REINFORCEMENT DETAILS(BOTTOM)	LONGER SPAN REINFORCEMENT DETAILS(BOTTOM)	SHORTER SPAN REINFORCEMENT DETAILS(EXT. TOP)	LONGER SPAN REINFORCEMENT DETAILS(EXT. TOP)
S1	125	8 dia @ 150 C/C	8 dia @ 150 C/C	8 dia @ 150 C/C	8 dia @ 150 C/C
S1A	125	8 dia @ 150 C/C	---	BINDER - 8 dia @ 150 C/C	---
W/ST SLAB	175	12 dia @ 100 C/C	---	BINDER - 8 dia @ 150 C/C	---
BINDER	---	---	8 dia @ 200 C/C (AT TOP)	---	---



**TYPICAL DETAIL OF BEAM COLUMN JUNCTION
SCALE: 1:25**



**DTLS. OF LAP LENGTH
SCALE: 1:25**



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

Angela Kishore Das
For Saket Hirise Pvt. Ltd.

Director

SIGNATURE OF OWNER

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Registered Architect
Reg. No. CA / 2021 / 130177

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Ashratanu Dhar
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Structural Engineer
M. Tech (Structural), B.Tech (Civil)
Reg. Under N.K.D.A, K.M.C
STEREOKIA/ashratanu
CVSIR/NKDA/ashratanu

SIG. OF ENGINEER

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S. K. Mandal
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B.E. (Civil), M.E., M.I.G.S.-IM/1942
L.S.S. Class-I (K.M.C.), ESE-II
Consulting Chartered Engineer
Structural & Geo-Technological
ESE-II/399, LSS-I/240,
Reg. Under N.K.D.A.
And ESE-I/AGRO, TECH-I
Recommended by MED, Govt. of W.B.

SIG. OF GEOTECHNICAL ENGINEER

VETTED

Dipesh Majumdar

Dr. Dipesh Majumdar
B.E. (Mech. Structure), PhD
Assistant Professor
Department of Construction Engineering
Jadavpur University

SIG. OF PROFESSOR

STRUCTURAL CONSULTANT:



DESIGN CRAFT CONSULTANTS
CONSULTING ENGINEERS
MOB: 987456987
EMAIL: designcraftconsultants@gmail.com

DRAWING TITLE:
CENTERLINE OF COLUMNS, FOUNDATION BEAM LAYOUT, FRAMING PLAN OF TYPICAL FLOOR LEVEL, SCHEDULE OF SLAB, FLOOR BEAM, FOUNDATION BEAM, COLUMNS, SECTION OF LIFT WELL & LONGITUDINAL SECTION OF SLAB & BEAM.

DRAWN BY :- MUILY SAHA

CHECKED BY :- ABHRATANU DHAR

DRAWING No :- STRUC/01
SCALE: 1:100, 1:50, 1:25
DATE: 19.05.2025