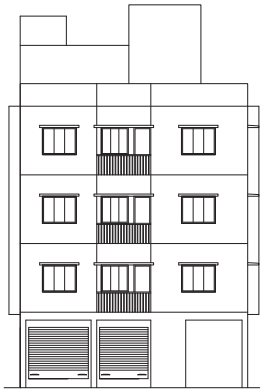
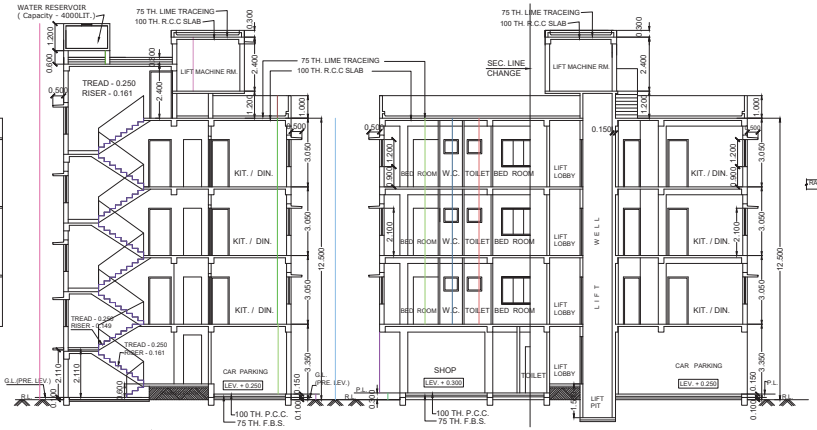


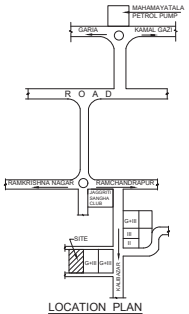
FRONT ELEVATION
SCALE-1:100

BACK SIDE ELEVATION
SCALE-1:100



SECTION AT B-B1
SCALE-1:100

SECTION AT A-A1
SCALE-1:100



LOCATION PLAN
SCALE-1:2000

SPECIFICATION

1. ALL DIMENSIONS ARE IN M.M. UNLESS OTHERWISE SPECIFIED
2. ALL OUTER WALLS ARE 200M.M.
3. ALL PARTITION WALLS ARE 75 , 125 M.M. UNLESS OTHERWISE SPECIFIED.
4. BRICK WORK OF ALL 200 WALLS SHALL BE IN C.M.(1:6)
5. BRICK WORK OF ALL 75 WALLS SHALL BE IN C.M.(1:4) WITH H-B NETTING.
6. 15 M.M. TH C.PLASTER WITH C.M.(1:6) FOR OUTER WALLS.
7. 20 M.M. TH C.PLASTER WITH C.M.(1:6) FOR INSIDE WALLS.
8. 10 M.M. TH C.PLASTER WITH C.M.(1:6) FOR CEILING.
9. 25 M.M. TH D.P.C (1:2:4) SHALL BE PROVIDED.
10. 40 M.M. TH. I.P.S. FLOORING (1:2:4)
11. 150 M.M. WIDE SKIRTING (1:2:4)
12. THE DEPTH OF SEPTIC TANK & WATER RESERVOIR WOULD NOT EXCEED THE DEPTH OF MAIN BUILDING FOUNDATION
13. GRADE OF CONCRETE (R.C.C.) M-20 (MIX. 1:1½ :3)
14. GRADE OF STEEL - Fe-415
15. THE CRUSHING STRENGTH SHOULD NOT BE LESS THAN 20 N/MM.

AREA OF LAND AS PER DEED : - 4KH. - 00CH. - 00SFT. = 267.66 SQ.M.
PHYSICAL MESURMENT : - 4KH - 00CH. - 00SFT. = 267.66 SQ.M.
ROAD WIDTH:- 9.600 M & 6.10 M. WIDE
PERMISSIBLE GROUND COVERAGE : - (61.62%) :- 164.93 SQ.M.
PERMISSIBLE F.A.R.: - 2.25
PERMISSIBLE AREA AS PER F.A.R. = 602.235 SQM.
PERMISSIBLE HEIGHT:- 40.00 M.
PROPOSED HEIGHT:- 12.50 M.
PROPOSED GROUND COVERAGE :- 164.88 (61.60%) SQM

FLOOR	TOTAL FLOOR AREA (SQ.M.)	LIFT-WELL (SQ.M.)	FLOOR AREA WITHOUT LIFT-WELL (SQ.M.)	DEDUCTION FOR F.A.R. CALCULATION					AFTER DEDUCTION FLOOR AREA (SQ.M.)
				LIFT-LOBBY (SQ.M.)	STAIR-WELL (SQ.M.)	AREA WITHOUT LIFT LOBBY & STAIR WELL	CAR-PARKING(SQ.M.) REQUIRED	CAR-PARKING(SQ.M.) PROVIDED	
GROUND FLOOR	161.88	NIL	161.88	2.13	12.69	651.06 - 8.52- 50.76 = 591.78	3X25 = 75	44.18	591.78 - 44.18 = 547.60
TYPICAL FLOOR (1ST,2ND & 3RD FL.)	164.88X3 = 494.64	1.82X3 = 5.46	163.06X3 = 489.18	2.13X3 = 6.39	12.69x3 = 38.07				
TOTAL	656.52	5.46	651.06	8.52	50.76	591.78	75	44.18	547.60

CAR PARKING CALCULATION :-

	FLOOR	CORRIDOR AREA (SQ.M.)	FLOOR AREA(SQ.M.)	TOTAL NOS. OF CAR PARKING	
				REQUIRED	PROVIDED
COMM.	GR. FLOOR.	NILL	88.62	1 NO.	1 NO.
RESIDENTIAL	1ST. FLOOR.	NILL	164.88- (1.82+2.13+12.69) = 148.24	444.72/250 = 1.78 = 2 NOS	2 NOS
	2ND. FLOOR	NILL	148.24	FLAT - A1 = 58.30 FLAT - A2 = 39.87 FLAT - A3 = 49.19	
	3RD. FLOOR	NILL	148.24		
	TOTAL	NILL	= 444.72	3 NOS.	3 NOS.

PROPOSED COMMERCIAL AREA :- 88.62 SQM.
PROPOSED HEIGHT:- 12.5 M.
PROPOSED F.A.R. :- 547.60 / 267.66 = 2.05
PROPOSED SERVICE AREA = 10.84 SQ.M.
NO. OF FLATS = 9 NOS.

FLOOR	C.B.AREA	
	PERMISSIBLE	PROVIDED
1ST FLOOR	4.95	3.125
2ND FLOOR	4.95	3.125
3RD FLOOR	4.95	3.125
TOTAL	14.85	9.375

DOOR & WINDOW SCHEDULE

MARK	SIZE	REMARKE
D	1.000x2.100	WODDEN PANELD DOOR
D1	0.900x2.100	WODDEN PANELD DOOR
D2	0.750x2.100	P.V.C DOOR
W1	1.500x1.200	STEEL WINDOW
W2	1.200x1.200	"
W3	0.650x0.630	"
W4	0.325x1.200	"

PROPOSED G+3 STORIED RESIDENTIAL BUILDING ON THE LAND OF L.O.P. NO.- 99, C.S. DAG. NO - 482(P) , 478(P), MOUZA - LASKARPUR ; HOLDING NO. -155, E - RABINDRA NAGAR ROAD, WARD NO.- 30, J.L. NO. - 57; P.S.-SONARPUR, DISTRICT - 24 PGS(S) UNDER RAJPUR - SONARPUR MUNICIPALITY.

NAME OF THE OWNERS: - SMT. SOMA BISWAS, SMT. RUNU ROY, SRI. CHANDAN KARMAKAR, SMT. LAKSHMI KARMAKAR, SRI TAPAS KARMAKAR, SRI MANAS KARMAKAR, SRI GOPAL KARMAKAR, SMT. BEBI KARMAKAR, SRI SANJAY KARMAKAR, SRI MANIK KARMAKAR ,SMT. MRIDULA MONDAL, SRI SANTU KARMAKAR.

DEE-AAR CONSULTANT
ARCHITECT & CIVIL ENGINEER
SARADA APARTMENT
29 N.S.C. BOSE ROAD, MAHAMAYATALA KOLKATA - 700084
PH. NO. - 2435-4223 / 9830878813 (M)
EMAIL :- ramaengg1@gmail.com

DESIGNED BY - RAMA CHAKRABORTY
ARCHITECT, STRUCTURAL ENG.
CHARTERED ENGG.
MEMBER OF INSTITUTE OF ENGINEERS (INDIA)

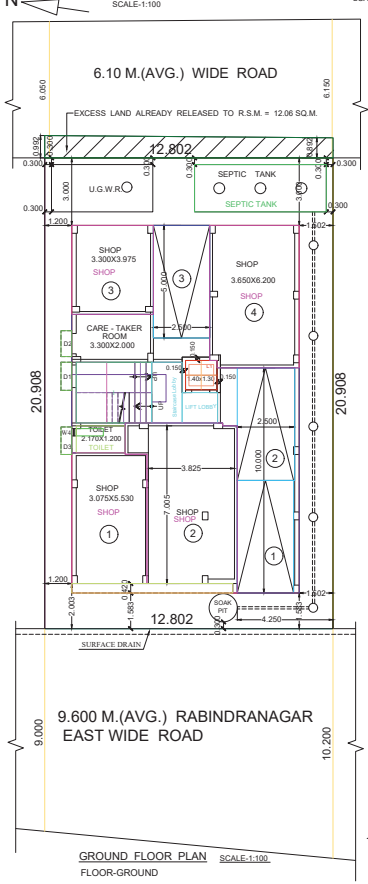
SRI AVIJIT DAS
SRI SANJAY DAS
SIGN. OF POWER OF ATTORNEY / DEVELOPER

SIGN. OF E.B.A.
RAMA CHAKRABORTY
E.B.A. NO - 894

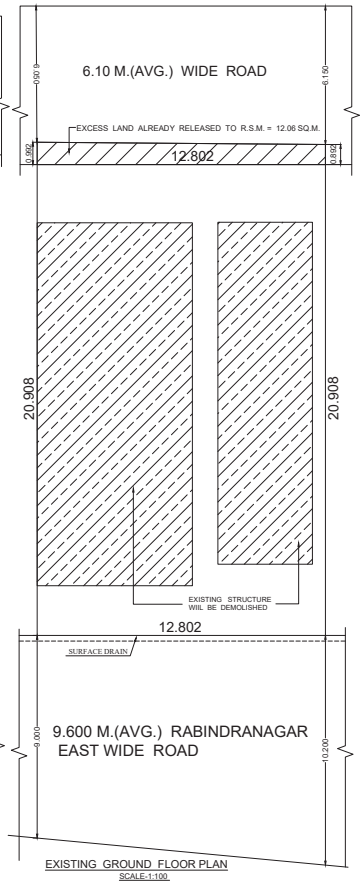
SIGN. OF G.T.E.
RAMA CHAKRABORTY
G.T.E. NO - 23

SIGN. OF E.S.E.
RAMA CHAKRABORTY
E.S.E.-1 NO - 010

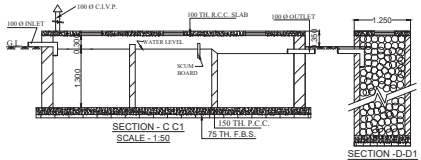
OFFICE USE



GROUND FLOOR PLAN SCALE-1:100
FLOOR-GROUND

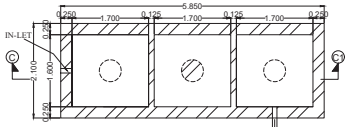


EXISTING GROUND FLOOR PLAN
SCALE-1:100

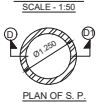


SECTION - C C1
SCALE - 1:50

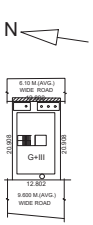
SECTION -D-D1
SCALE - 1:50



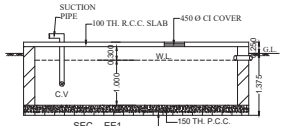
TYPICAL DETAIL OF SEPTIC TANK
SCALE - 1:50 (FOR 50 USER)



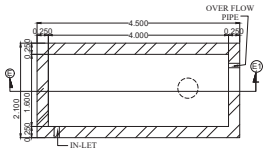
PLAN OF S. P.
SCALE - 1:50



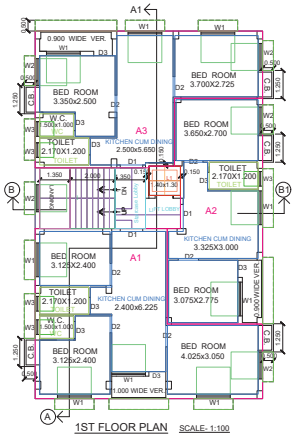
SITE PLAN
SCALE-1:600



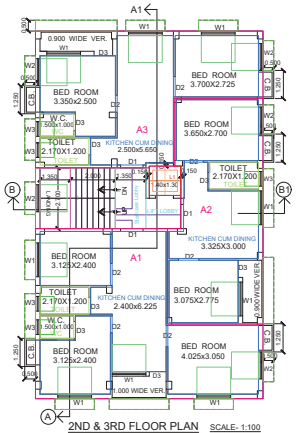
SEC. - EE1
SCALE-1:50



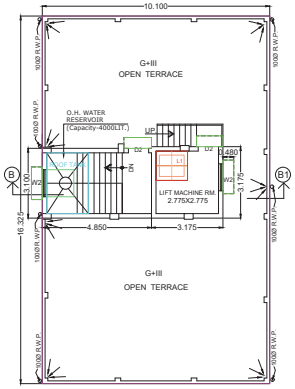
PLAN OF SEMI UNDER- GROUND WATER RESERVOIR
CAP.-(6400 LITRES) SCALE - 1:50



1ST FLOOR PLAN SCALE- 1:100
FLOOR01



2ND & 3RD FLOOR PLAN SCALE- 1:100
FLOOR02,FLOOR03-TYPICAL



ROOF PLAN SCALE- 1:100
FLOOR-TERRACE

Signature valid
Digitally signed by
Date: 2022.12.20 12:20:15
Reason: Signature Based Document
Location: Signature Based Document