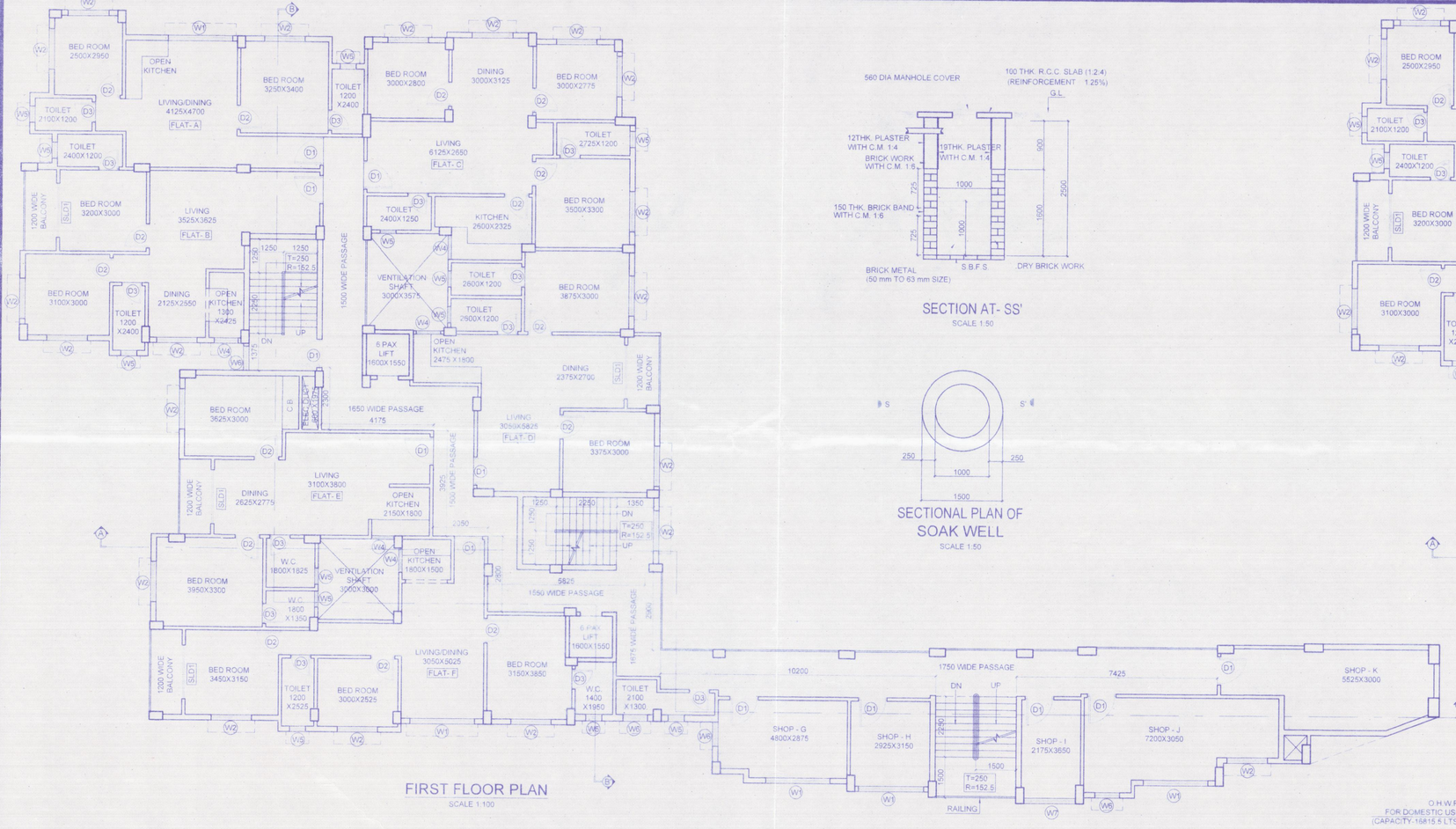
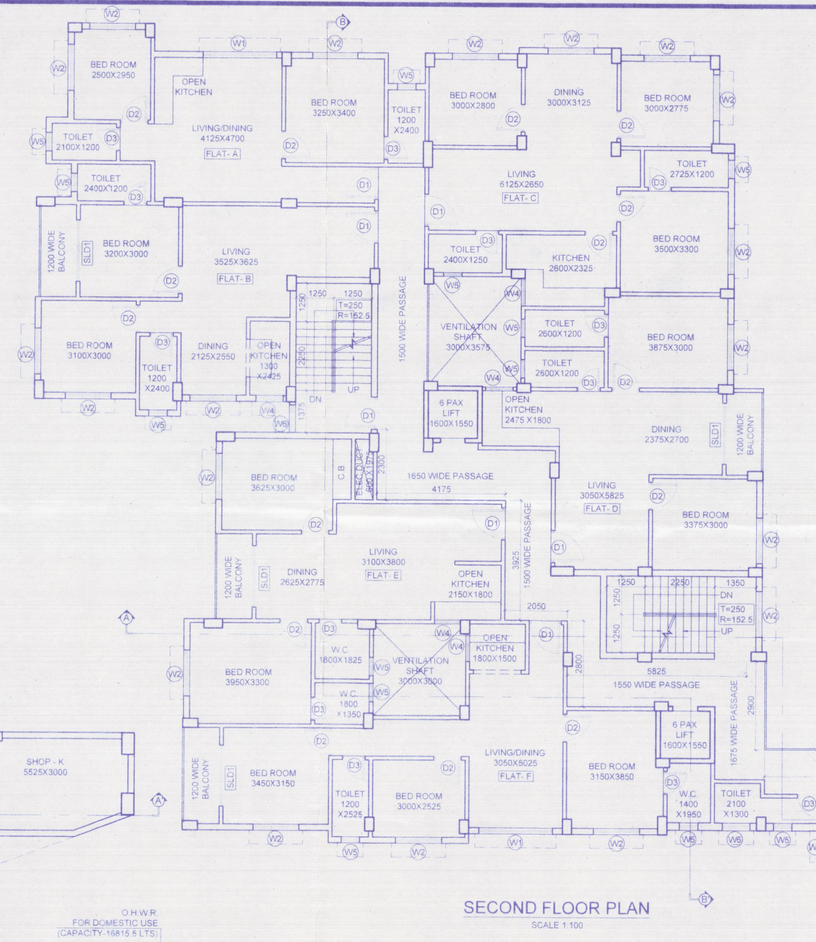


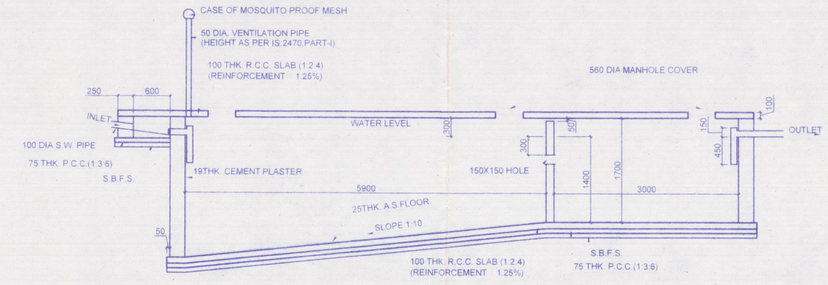
FIRST FLOOR PLAN
SCALE 1:100

SECTION AT- SS'
SCALE 1:50

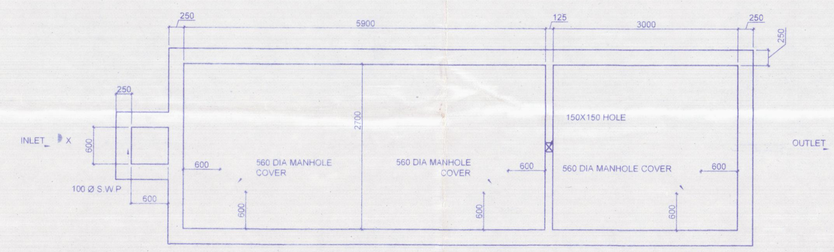
SECTIONAL PLAN OF SOAK WELL
SCALE 1:50



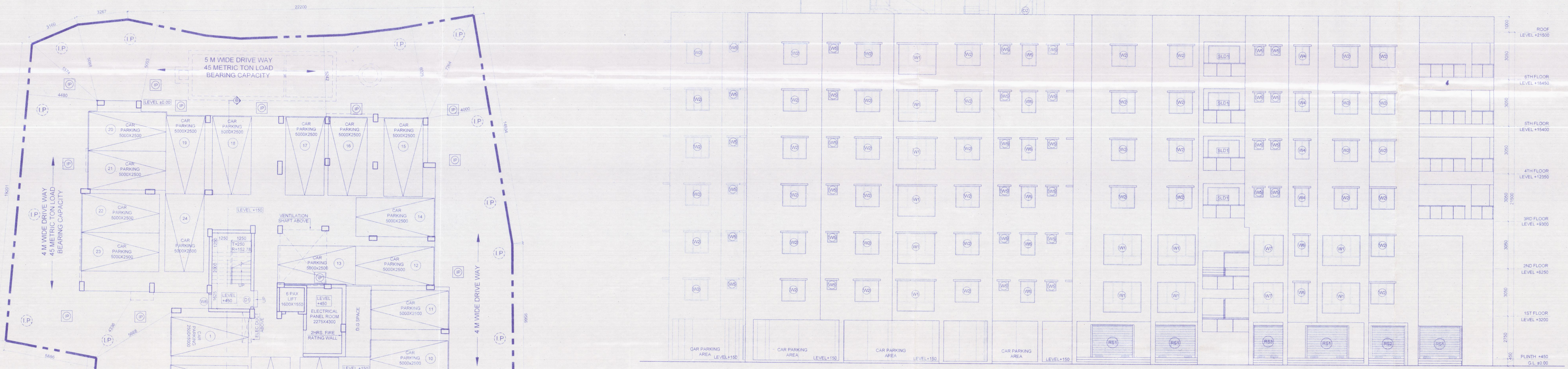
SECOND FLOOR PLAN
SCALE 1:100



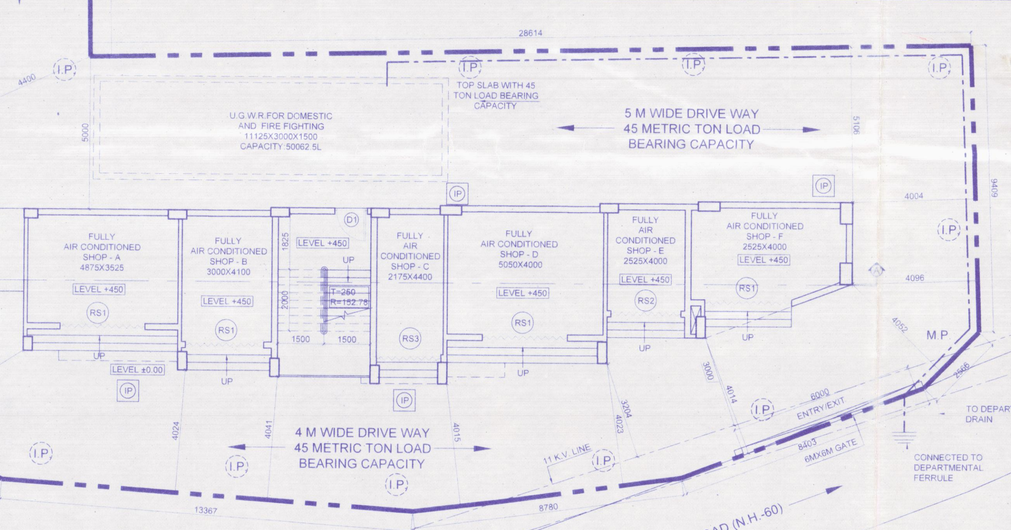
SECTION AT- XX'
SCALE 1:50



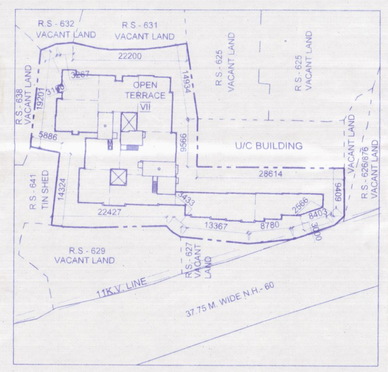
SECTIONAL PLAN OF SEPTIC TANK
SCALE 1:50



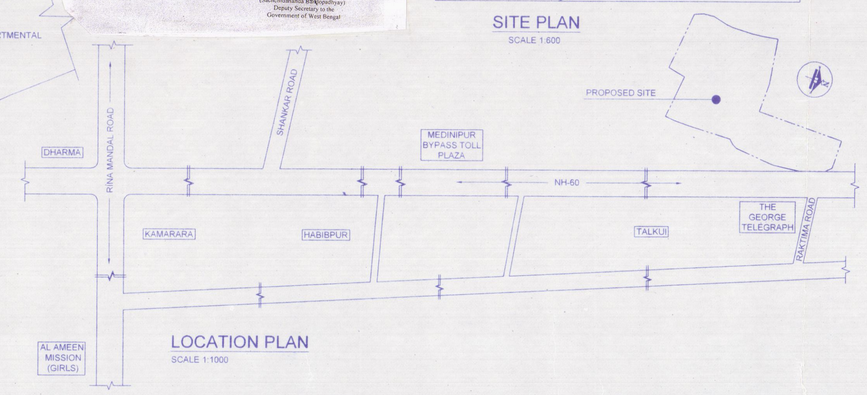
GROUND FLOOR PLAN
SCALE 1:100



FRONT SIDE ELEVATION
SCALE 1:100



SITE PLAN
SCALE 1:600



LOCATION PLAN
SCALE 1:1000

ARCHITECTURAL DRAWING

NOTES :-

1. ALL DIMENSIONS ARE IN MM
2. CONCRETE GRADE TO BE ADOPTED M20 ,GR. OF STEEL Fe 500
3. COVER TO REINFORCEMENT COLUMN = 40mm , BEAM = 30mm SLAB = 15mm , FOUNDATION = 50mm
5. DO NOT SCALE THE DRAWING , FOLLOW WITH DIMENSION.
6. ALL EXTERNAL WALLS ARE 250mm THK. & INTERNAL WALLS ARE 125 mm THK.
7. LEAN CONCRETE (1:3:6) NOMINAL MIX 75 THK. SHALL BE PROVIDED UNDER FOUNDATION.
8. EXTERNAL PLASTER 19mm THK. IN CEMENT MORTAR GRADE (1:6)
9. INTERNAL PLASTER 12mm THK. IN CEMENT MORTAR GRADE (1:5)
10. ALL CEILING PLASTER 6mm THK. IN CEMENT MORTAR GRADE (1:4)

AREA STATEMENT :-

TOTAL PLOT AREA(AS PER DEED) = 1456.57 SQ.M.
TOTAL PLOT AREA(AS PER PHYSICAL MEASUREMENT) = 1445.6 SQ.M
PERMISSIBLE F.A.R. = 3
PERMISSIBLE GROUND COVERAGE (50% OF PLOT) = 722.80 SQ.M.
PERMISSIBLE BUILT UP AREA = 4336.80 SQ.M.
PROPOSED GROUND COVERAGE(45.22 % OF PLOT) = 653.43 SQ.M.
PROPOSED BUILT UP AREA = 3642.56 SQ.M.
PROPOSED BUILDING HEIGHT = 21.5 M

SL NO.	DESCRIPTION		AREA
	RESIDENTIAL		
1	GROUND FLOOR AREA		535.28 Sq.m
	FIRST AND SECOND FLOOR AREA		489.99 Sq.m
	FLOOR AREA AT 3RD, 4TH, 5TH AND 6TH FLOOR		628.90 Sq.m
	GROUND FLOOR BUILT UP AREA		0.00 Sq.m
	BUILT UP AREA AT EACH FLOOR (1ST AND 2ND FLOOR)		497.27 Sq.m
	TOTAL BUILT UP AREA AT 1ST AND 2ND FLOOR		993.54 Sq.m
	BUILT UP AREA AT 3RD, 4TH, 5TH AND 6TH FLOOR		1884.24 Sq.m
	TOTAL BUILT UP AREA AT 3RD, 4TH, 5TH AND 6TH FLOOR		2376.90 Sq.m
	TOTAL BUILT UP AREA AT (GR. 1ST, 2ND,3RD,4TH,5TH,6TH FLOOR		3287.7 Sq.m
2	NO. OF TENEMENTS AT GROUND FLOOR		NILL
	TOTAL PARKING AREA AT GROUND FLOOR		467.78 Sq.m
	GROUND FLOOR STAIRCASE AREA -		22.5 Sq.m
	1ST FLOOR TO 6TH FLOOR STAIRCASE AREA		23.75 Sq.m
	LIFT WELL AREA -		4.96 Sq.m
	LIFT LOBBY AREA -		5 Sq.m
	DUCT AREA -		20.94 Sq.m
3	NO. OF FLATS AT EACH OF 1ST AND 2ND FLOOR		6
	NO. OF FLATS AT 3RD ,4TH ,5TH AND 6THFLOOR		6
	TOTAL NO. OF FLATS		44
4	EACH FLATS 1ST TO 4TH FLOOR		

DESCRIPTION	AREA
TENEMENT - A	54.98 Sq.m
TENEMENT - B	55.59 Sq.m
TENEMENT - C	77.30 Sq.m
TENEMENT - D	67.11 Sq.m
TENEMENT - E	69.05 Sq.m
TENEMENT - F	74.30 Sq.m
TENEMENT - G	48.39 Sq.m
TENEMENT - H	79.65 Sq.m

5.		**COMMERCIAL**	
	5.1	GROUND FLOOR AREA	128.66 SQ.M.
		FLOOR AREA AT 1ST FLOOR AND 2ND FLOOR EACH	137.45 SQ.M.
		GROUND FLOOR BUILT UP AREA	151.66 SQ.M.
		BUILT UP AREA AT 1ST FLOOR AND 2ND FLOOR EACH	161.70 SQ.M.
		TOTAL BUILT UP AREA AREA AT GROUND,1ST AND 2ND FLOOR	361.06 SQ.M.
	5.2	STAIRCASE AREA AT GROUND FLOOR -	16 SQ.M.
		STAIRCASE AREA AT 1ST AND 2ND FLOOR -	16.75 SQ.M.
		FINAL BUILT UP AREA AT GROUND FLOOR	111.66 Sq.m
		FINAL BUILT UP AREA AT 1ST AND 2ND FLOOR EACH	1153.94 Sq.m
		FINAL BUILT UP AREA AT 3RD ,4TH , 5TH & 6TH FLOOR EACH	2376.90 Sq.m
		FINAL BUILT UP AREA	3642.56 Sq.m

6.	CAR PARKING	
	TOTAL B.U.A. FOR RESIDENTIAL = 3287.5 Sq. m REQUIRED CAR PARKING= (3287.50 / 140) = 23.482 = 23 NOS. OF PARKING TOTAL B.U.A. FOR COMMERCIAL = 358.3 Sq. m REQUIRED CAR PARKING= (358.06 / 100) = 3.58 = 3 NOS. OF PARKING COVERED CAR PARKING PROVIDED = 23 TOTAL CAR PARKING PROVIDED =26	
7.	F.A.R PERMISSIBLE F.A.R =3 PERMISSIBLE B.U.A. FOR F.A.R.=4336.80 PROPOSED B.U.A. FOR F.A.R =3642.56 PROPOSED F.A.R. = PROPOSED BUILT UP AREA / PLOT AREA = 3642.56/1445.6= 2.51 < 3.0	

DOOR AND WINDOW SCHEDULE :-

DOOR :-				WINDOW :-				
TYPE	WIDTH	HEIGHT	REMARK	TYPE	WIDTH	HEIGHT	SILL	REMARK
D1	1050	2100	-	W1	2400	1960	150	-
D2	900	2100	-	W2	1500	1350	750	-
D3	750	2100	-	W3	1200	1950	150	-
SLD1	2000	2100	-	W4	900	1200	900	-
FCD	1050	2100	-	W5	600	600	1050	-
RS1	2750	2100	-	W6	900	1350	750	-
RS2	2400	2100	-	W7	2000	1950	150	-
RS3	2100	2100	-					

PROJECT :-

PROPOSED G+6 STORIED RESIDENTIAL BUILDING AT PLOT NO. 626(P) & 630 MOUZA - TALKUI, J.L. NO.-190, P.S.-MIDNAPORE DIST. PASCHIM MEDINIPUR, WEST BENGAL

NAME OF THE OWNER/APPLICANT

Mr ANJAN DAS
SAGAR APARTMENT
FLAT NO. A AND B, 1ST FLOOR
BASUDEVPUR, HALDIA (M), KHANJANCHAK
PURBA MEDINIPUR, WEST BENGAL - 721602

CONSULTANTS :-

VASTUKAAR
3RD FLOOR, ANUSKA APARTMENT,
MAHISBATHAN, KOLKATA-700 102
CONTACT NO: 9748197321
E-mail. id - vastukaar @ gmail.com

DECLARATION OF THE OWNER / APPLICANT:

I DO HEREBY DECLARE THAT THE BUILDING WILL BE CONSTRUCTED ACCORDING TO THE WEST BENGAL MUNICIPAL (BUILDING) RULES, 2007 AND AS AMENDED TIME TO TIME AND THE CONSTRUCTION OF THE BUILDING WILL BE DONE AS PER THE SANCTIONED BUILDING PLAN BY PASCHIM MEDINIPUR ZILLA PARISHAD & I WILL BE HELD RESPONSIBLE FOR ANY DEVIATION OF CONSTRUCTIONS AND UNAUTHORIZED CONSTRUCTION IN MY PREMISES.

DAS & SONS REALTY
Partners

NAME /SIGN. OF THE OWNER / APPLICANT

CERTIFICATE OF THE ARCHITECT:

THIS IS TO CERTIFY THAT WITH FULL RESPONSIBILITY THE PLAN HAS BEEN DRAWN UP AS PER PROVISION OF THE WEST BENGAL MUNICIPAL (BUILDING) RULES, 2007 AND AS AMENDED TIME TO TIME AND THE SITE CONDITION INCLUDING THE WIDTH OF THE ABUTTING ROAD CONFIRM WITH THE PLAN AND THAT IT IS A BUILDABLE SITE AND NOT A TANK OR FILLED UP TANK.

VASTUKAAR
Shamik Galui (B.Arch.)
Reg. No. CA/2009/44904

SHAMIK GALUI
Regd No. of CoA-
CA/2009/44904 valid upto 31.12.2030

SIGNATURE OF ARCHITECT

CERTIFICATE OF THE CIVIL/STRUCTURAL ENGINEER:

CERTIFIED THAT THE STRUCTURAL DRAWING AND DESIGN OF BOTH THE FOUNDATIONS AND SUPERSTRUCTURE OF THE BUILDING HAS BEEN MADE CONSIDERING THE SOIL TEST REPORT, AS PER THESE RULES AND REGULATIONS MADE UNDER THE ACT AND ALSO CONSIDERING ALL POSSIBLE LOADS: SEISMIC LOADS, AND THE MOMENTS GENERATED BY THE PROPOSED STRUCTURE AS PER THE BUREAU OF INDIAN STANDARD AND NATIONAL BUILDING CODE OF INDIA AND CERTIFIED THAT IT IS SAFE AND STABLE IN ALL RESPECT AND THESE PROVISIONS SHALL BE ADHERED TO DURING THE CONSTRUCTION.

JAYDEB DEY
STRUCTURAL ENGINEER
ESE/I/277

E.S.E.NO. : ESE/II/605

SIGNATURE OF STRUCTURAL ENGINEER

IT IS CERTIFIED THAT THE COMPREHENSIVE GEO-TECHNICAL REPORT ON SOIL INVESTIGATION HAS BEEN PREPARED BY ME FOR DESIGN AND CALCULATION OF THE FOUNDATION BY ANALYZING THE SOIL SAMPLE 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 APPROPRIATE DEPTH THAT HAS BEEN PROPOSED IN THE GEO-TECHNICAL REPORT.

Rupak Kumar Banerji

RUPAK KUMAR BANERJEE
REG. NO. 000399

SIGNATURE OF GEO TECHNICAL ENGINEER

DESIGN BY	SHAMIK GALUI	SHEET NO. 2 OF 2	
DRWN. BY	SOMNATH SINGH	SIZE	REV.
CHKD. BY	SHAMIK GALUI	A0	0
APPD. BY	SHAMIK GALUI		

TITLE :-
FLOOR PLANS, ELEVATION, SITE PLAN, LOCATION PLAN AND SEPTIC TANK DETAILS

SCALE :-
1:100,1:600,1:50,1:1000

DRG NO. :VR/DHARMA/AR-01

DATE :- 22.08.2023

RELEASED FOR:
PRELIMINARY ☐ TENDER ☐ INFORMATION ☐ SANCTION ☑ CONSTRUCTION ☐