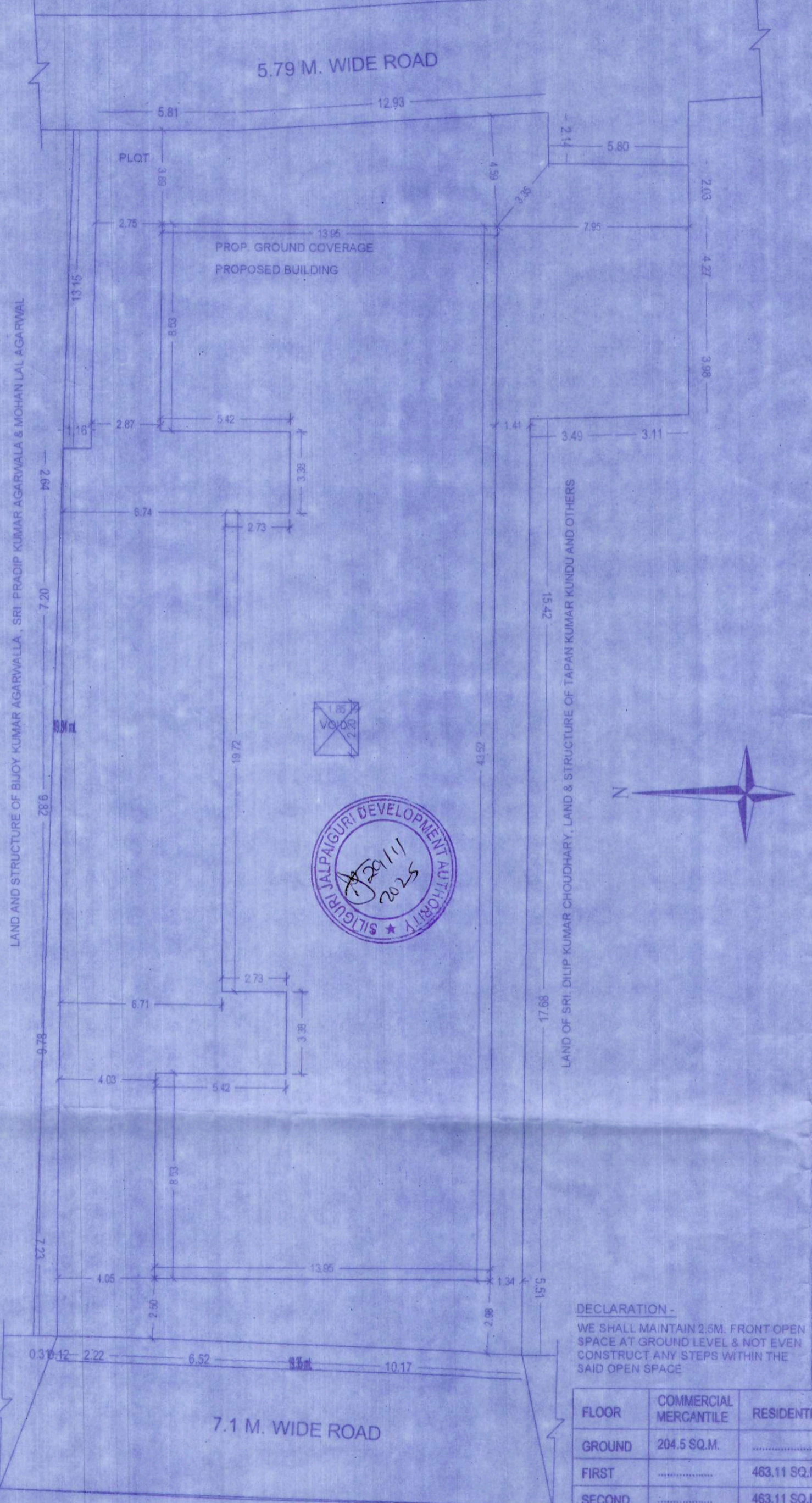


Project Title: **SITE PLAN FOR LUCC**
GROUND + 3 STD. RESIDENTIAL CUM COMMERCIAL BUILDING

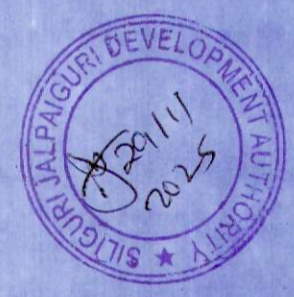
POSTAL ADDRESS -
 S.F. ROAD, OPP. HDFC BANK
 P.O. + P.S. - SILIGURI, DIST. - DARJEELING
 PIN - 734001 (WB)

SITE LOCATION -
 MILAN PALLY, RANI LAXMIBAI SARANI
 NEAR SBI, SILIGURI, DIST. - DARJEELING
 PIN - 734001 (WB)



LAND AND STRUCTURE OF BIJOY KUMAR AGARWALA, SRI PRADIP KUMAR AGARWALA & MOHAN LAL AGARWAL

LAND OF SRI, DILIP KUMAR CHOUDHARY, LAND & STRUCTURE OF TAPAN KUMAR KUNDU AND OTHERS



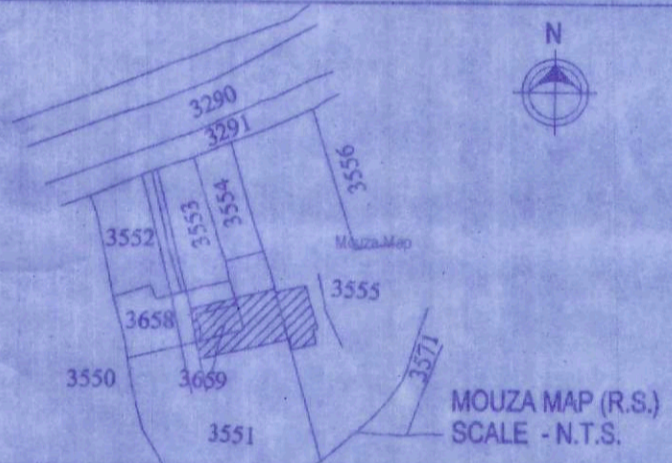
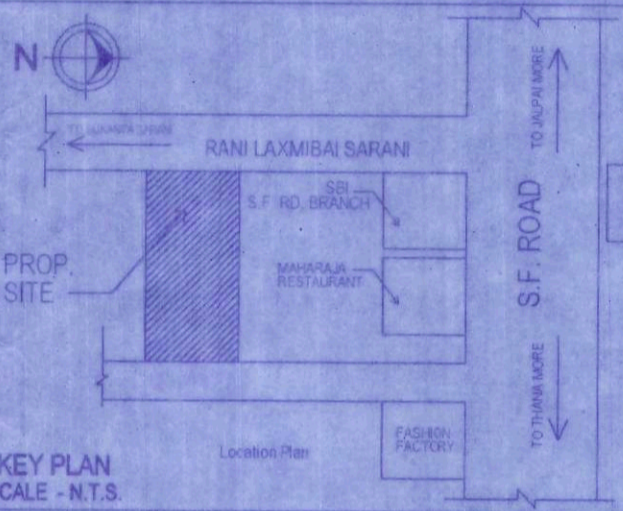
DECLARATION -
 WE SHALL MAINTAIN 2.5M. FRONT OPEN SPACE AT GROUND LEVEL & NOT EVEN CONSTRUCT ANY STEPS WITHIN THE SAID OPEN SPACE

SITE PLAN
 SCALE - 1:1 DWG FILE & 1:150 PRINT FILE

OWNER :
 1. SRI NARESH KUMAR AGARWAL
 S/O LATE KESHURAM AGARWAL
 2. SRI PRATEEK AGARWAL
 S/O DEEPAK KUMAR AGARWAL
 3. AWASH NIRMAN
 REP. BY SRI NARESH KR. AGARWAL

LAND SCHEDULE -
 MOUZA - SILIGURI (MID-WEST)
 PLOT NO - 3555, 3551, 3552/3658, 3552/3659 (R.S.)
 10620, 10615, 10636 (L.R.)
 J.L. NO. - 90
 KHATIAN NO. - 1329, 1330, 1239 (R.S.)
 9915, 1795, 8728 (L.R.)
 SHEET NO. - 03 (R.S.)
 WNO. - 26 (S.M.C.)
 PARAGANA - BAIKUNTHAPUR
 P. S. - SILIGURI
 DIST. - DARJEELING

LAND AREA AS PER DEED - 1047.19 SQ.M.
 LAND AREA AS PER SITE - 1029.59 SQ.M.
 PERM. GROUND COVERAGE - 50% OR 514.795 SQ.M.
 PROP. GROUND COVERAGE - 49.85% OR 513.21 SQ.M.



Signature of Dr. Subrata Majumder
 Dr. Subrata Majumder
 Licensed Building Surveyor Class - I
 S.M.C. Empanelment Number - 73
 25, Colony, Slg - 4, Mob. No - 9832052034/9933575581
 E-Mail ID - subratavilengineering@gmail.com

SIGNATURE OF L.B.S./L.B.A.
Signature of Naresh Kumar Agarwala
Signature of Prateek Agarwal
AWASH NIRMAN
Signature of Naresh Kumar Agarwala
 Partner

SIGNATURE OF OWNER

 Subrata Majumder
 Consultant Planner
Majumder & Associates
 Cont. +91-9832052034 +91-9933575581

DRAWN	SOURAV
CHKD.	S.M.
SCALE	AS SHOWN
SHEET NO.	01/01

AREA STATEMENT: SILIGURI JALPAIGURI DEVELOPMENT AUTHORITY	
Application No. -	Plot Use: Residential
Application Type: General Proposal	Plot Sub Use: Res/Comm/Res
Project Type: LUCC	Land Use Zone: Residential
Nature of Development: New	Abutting Road Width: 7.1
Location: Siliguri Urban Area	Plot No.: 10620, 10615, 10636 (L.R.)
Sub-Location: Siliguri (M)	Sheet No. -
Special Project Type: NA	House No. -
Ward No. 26	North -
Name of Street: NA	South -
Village Name: SILIGURI MID WEST	East: 7.1 M. WIDE SMC ROAD
	West: 5.8 M. WIDE SMC ROAD
AREA DETAILS	
AREA OF PLOT (Minimum)	50 SQ. MT
NET AREA OF PLOT (A)	1029.59
BALANCE AREA OF PLOT (A-Deductions)	1029.59
PLOT AREA FOR COVERAGE (A-Deductions)	1029.59
Plot Area for FAR (A-Deductions)	1029.59
COVERAGE CHECK	
Proposed Coverage Area (49.85%)	513.21
Proposed Ground Coverage Area (49.85%)	513.21
Total Prop. Coverage Area (49.85%)	513.21
FAR CHECK	
BUILT UP AREA CHECK	
Total Built Up Area	0.00
ARCH/ENGRG/SUPERVISOR (Regd)	OWNER
DEVELOPMENT AUTHORITY	LOCAL BODY

COLOR INDEX

PLOT BOUNDARY	-----
ABUTTING ROAD	-----
PROPOSED WORK (COVERAGE AREA)	-----
EXISTING (To be retained)	-----
EXISTING (To be demolished)	-----

Color Index
MARGIN DETAIL

Building / Wing Name	Road Name	Front Margin	Ground Floor Front Margin	Rear Margin	Ground Floor Rear Margin	Side1 Margin	Ground Floor Side1 Margin	Side2 Margin	Ground Floor Side2 Margin
PROPOSED BUILDING	7.1 M. WIDE ROAD	2.50	2.50	3.35	3.35	1.33	1.33	2.75	2.75

FLOOR	COMMERCIAL MERCANTILE	RESIDENTIAL	PARKING	STAIR & LIFT AREA	TOTAL AREA	REMARKS
GROUND	204.5 SQ.M.	.....	258.61 SQ.M.	50.10 SQ.M.	513.21 SQ.M.	MERCANTILE RETAIL CAR PARKING
FIRST	.....	463.11 SQ.M.	.....	50.10 SQ.M.	513.21 SQ.M.	RESIDENTIAL
SECOND	.....	463.11 SQ.M.	.....	50.10 SQ.M.	513.21 SQ.M.	RESIDENTIAL
THIRD	.....	463.11 SQ.M.	.....	50.10 SQ.M.	513.21 SQ.M.	RESIDENTIAL
TOTAL	204.5 SQ.M.	1389.33 SQ.M.	258.61 SQ.M.	200.40 SQ.M.	2052.84 SQ.M.	