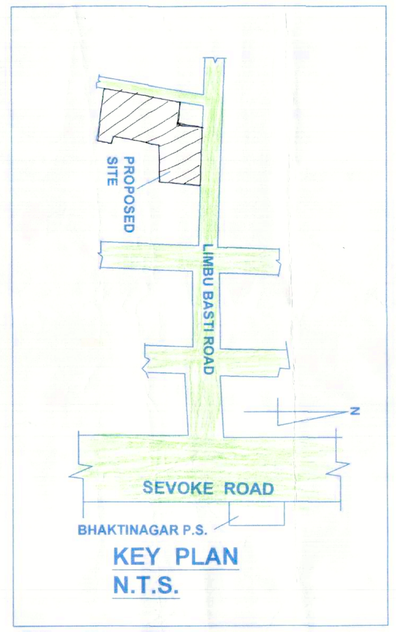
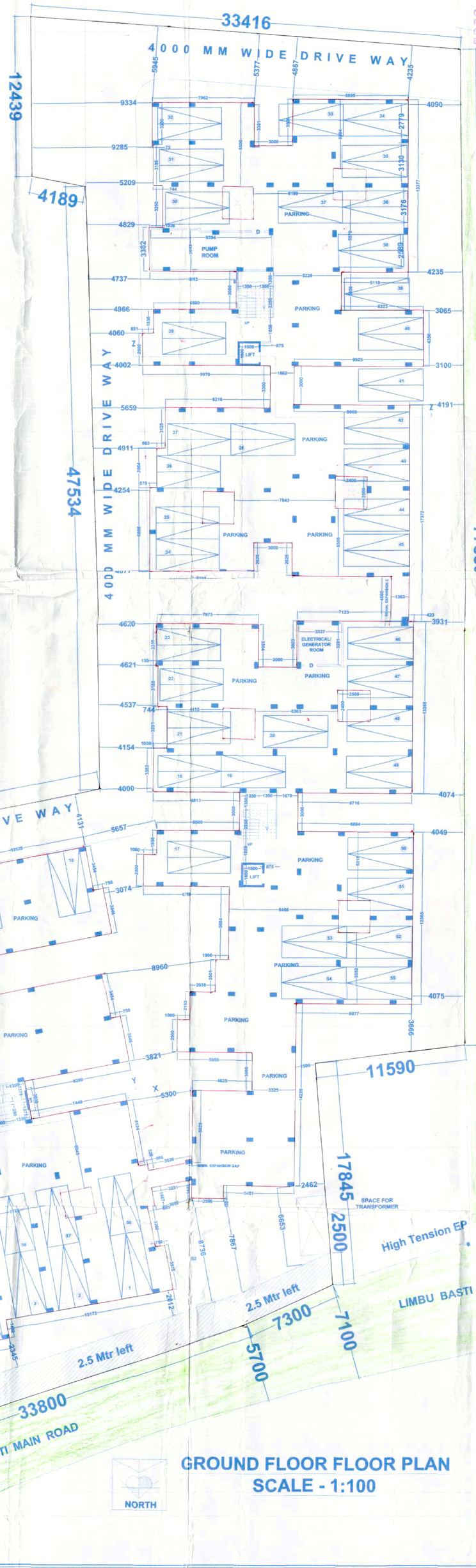


KEY PLAN
N.T.S.



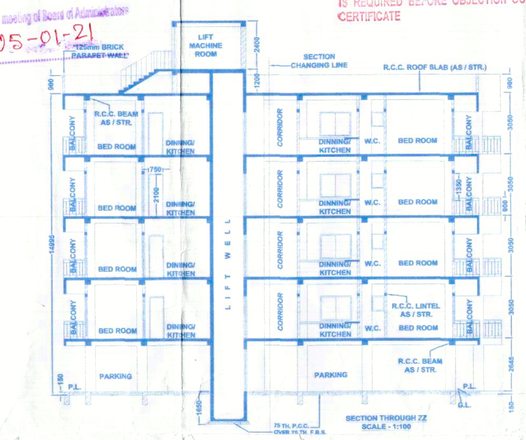
GROUND FLOOR FLOOR PLAN
SCALE - 1:100

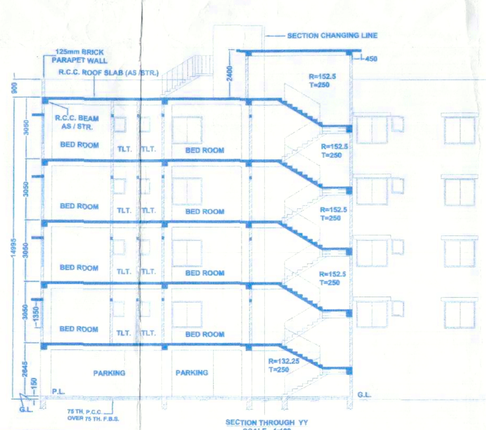
CONDITIONALLY APPROVED THE PLAN AND NOTICE BUT ABOVE CONSTRUCTION NOTICE LAY OUT PLAN & CASTING OF BUILDING & ROOF CASTING OF BUILDING NOT ALLOWED

PLACED IN THE BUILDING COMMITTEE MEETING HELD ON 14-11-17 & RECOMMENDED

Passed in the meeting of Board of Commissioners Held on 05-01-21

THIS PLAN IS CONDITIONALLY SANCTIONED THAT NO OBJECTION CERTIFICATE FROM FIRE SERVICE IS REQUIRED BEFORE OBJECTION OCCUPENCY CERTIFICATE





May be Sanctioned
Asstt. Engineer
Siliguri Municipal Corporation

Executive Engineer
Siliguri Municipal Corporation
Siliguri

SANCTIONED
Commissioner
Siliguri Municipal Corporation

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

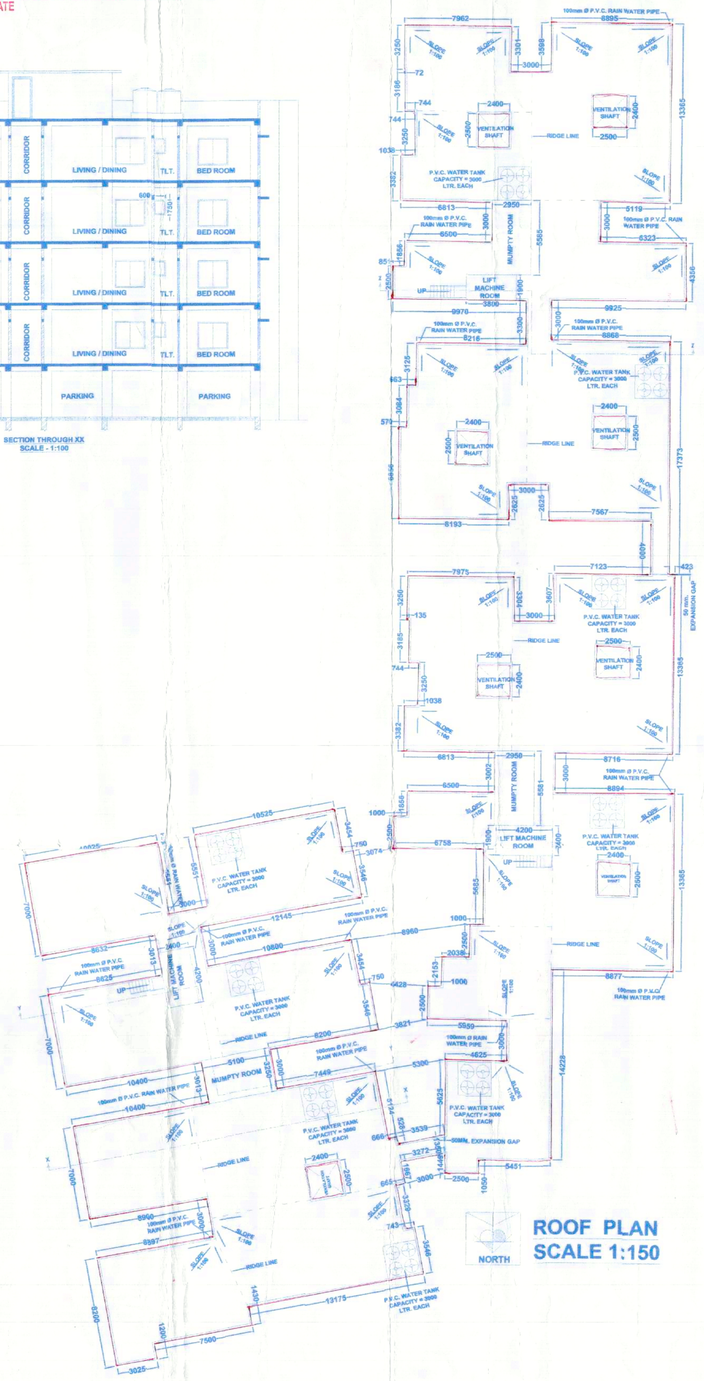
WEST SIDE ELEVATION
SCALE - 1:100

Note:- Structural Details shall be followed as per "Approved" Marked Copy.

FRONT ELEVATION
SCALE - 1:100

THIS PLAN IS CONDITIONALLY SANCTIONED THAT NO OBJECTION CERTIFICATE FROM FIRE SERVICE IS REQUIRED BEFORE OBJECTION OCCUPENCY CERTIFICATE

Valid for Three Years
From the Date of
Sanctioned.....26-02-21



FOR OFFICE USE -

SILIGURI MUNICIPAL CORPORATION
PLAN No. 571
DATE 30-8-17
W.B.M.C. ORG. L. SILIGURI

TITLE -

PROPOSED GROUND (PARKING) + FOUR STORIED RESIDENTIAL BUILDING OF MAINAK NIRMAAN PVT. LTD. REPRESENTED BY SRI VIKASH GOEL AT LIMBUBASTI, SILIGURI UNDER S.M.C. WARD NO. - 43(SMC) .

SPECIFICATION :-

1. SOLIDO 7.5 MM THK. WITH FIRST CLASS BRICK.
2. R.C.C. (1:2:4) CEMENT CONCRETE.
3. R.C.C. CEMENT CONCRETE (M-25)
4. R.C.C. (1:2:4) CEMENT CONCRETE.
5. STEEL Fe - 500.
6. WHITE MOSAIC FLOORING.
7. MARBLE IN TOILET & KITCHEN.
8. BRICK WALL 125 & 250 THK. (1:4) MORTAR.
9. PLASTER 12 MM. THK. IN WALL & 6 MM THK. IN CEILING WITH (1:4) MORTAR.
10. FRAME FOR DOOR & WINDOW (1003X75).
11. MACHINE ROOM LESS LIFT.

PAINTING :
A. LIME PLANING WITH PLASTIC PAINT IN INTERIOR WALL.
B. CEMENT PAINT IN EXTERIOR.
C. SYNTHETIC ENAMEL IN DOORS & WINDOW.

DOOR & WINDOW SCHEDULE:-

D	= 1000x2100
D1	= 900 X 2100
D2	= 750 X 2100
W1	= 1800 X 1350
W2	= 1200 X 1350
W3	= 900 X 1200
W4	= 1800 X 1950
V	= 600 X 750

NOTES :-
FRAME SIZE 100×75
ALL DIMENSIONS ARE IN mm.

SCHEDULE OF LAND :-

MOUZA	: DABGRAM
J.L. NO	: 2
SHEET NO	: RS 08,LR 05
KHATIAN NO	: 96 / 1 RS, 1831 LR
PLOT NO	: RS 5 / 713 , 5/715, 907 (LR)
WARD NO	: 43 (SMC)
PARAGANA	: BARKUNTHAPUR
P.S.	: BHAKTINAGAR
DIST.	: JALPAIGURI
HOLDING NO	: VL/100/C/11

AREA STATEMENT :-

LAND AREA:- 3943.62 SQ.M.(AS PER DEED OF CONVEYANCE)
LAND AREA:- 3890.58 SQ.M.(AS PER SITE)
LAND AREA AFTER GIFTING A STRIP OF 2.5 MTR. 3795.25 SQM.

PERMISSIBLE GROUND COVERAGE	: 1896.125 OR 50%
PROPOSED GROUND COVERAGE	: 1872.36 OR 49.295%
GR. (PARKING) FLOOR AREA	: 1872.36 SQ.MT.
1ST. FLOOR AREA	: 1872.36 SQ.MT.
2ND. FLOOR AREA	: 1872.36 SQ.MT.
3RD. FLOOR AREA	: 1872.36 SQ.MT.
4TH. FLOOR AREA	: 1872.36 SQ.MT.
TOTAL FLOOR AREA	: 9361.80 SQ.M.
AREA OF LIFT OPEN SPACE	: 1925.46 SQ.M
PERMISSIBLE HEIGHT OF THE BUILDING	: 15.5 MTR
PROPOSED HEIGHT OF THE BUILDING	: 14.995 MTR
PERMISSIBLE F.A.R.	: 1.75
PROPOSED F.A.R.	: 1.67
STAIR CASE, LIFT, CORRIDOR AREA	: 284.15 SQ.MT. (EACH FLOOR)
NUMBER OF TENEMENT	: 112 NOS.

TENEMENT AREA : 1500.25 SQ.MT. (EACH FLOOR)

TENEMENT A1,2,3,4 = 76.08 SQ.MT.	TENEMENT Q1,2,3,4 = 55.63 SQ.MT.
TENEMENT B1,2,3,4 = 72.78 SQ.MT.	TENEMENT R1,2,3,4 = 56.34 SQ.MT.
TENEMENT C1,2,3,4 = 72.99 SQ.MT.	TENEMENT S1,2,3,4 = 52.96 SQ.MT.
TENEMENT D1,2,3,4 = 69.29 SQ.MT.	TENEMENT T1,2,3,4 = 66.94 SQ.MT.
TENEMENT E1,2,3,4 = 79.35 SQ.MT.	TENEMENT U1,2,3,4 = 52.98 SQ.MT.
TENEMENT F1,2,3,4 = 77.88 SQ.MT.	TENEMENT V1,2,3,4 = 54.90 SQ.MT.
TENEMENT G1,2,3,4 = 91.42 SQ.MT.	TENEMENT W1,2,3,4 = 50.50 SQ.MT.
TENEMENT H1,2,3,4 = 89.45 SQ.MT.	TENEMENT X1,2,3,4 = 51.00 SQ.MT.
TENEMENT I1,2,3,4 = 75.41 SQ.MT.	TENEMENT Y1,2,3,4 = 53.98 SQ.MT.
TENEMENT J1,2,3,4 = 33.11 SQ.MT.	TENEMENT Z1,2,3,4 = 53.25 SQ.MT.
TENEMENT K1,2,3,4 = 52.38 SQ.MT.	TENEMENT AA1,2,3,4 = 55.49 SQ.MT.
TENEMENT L1,2,3,4 = 55.80 SQ.MT.	TENEMENT BB1,2,3,4 = 56.20 SQ.MT.
TENEMENT M1,2,3,4 = 55.71 SQ.MT.	
TENEMENT N1,2,3,4 = 31.24 SQ.MT.	
TENEMENT O1,2,3,4 = 55.41 SQ.MT.	
TENEMENT P1,2,3,4 = 53.25 SQ.MT.	

TOTAL TENEMENT AREA = 1500.25 X 4 = 6002.94 SQ.MT.
NO. OF PARKING REQUIRED = 58 NOS. & PROVIDED = 61NOS.
PERMISSIBLE TREE COVER AREA :-
10% OF LAND AREA (3795.25 SQM) = 569.737 SQ.MT
PROPOSED TREE COVER AREA = 569.74 SQ.MT
USE OR OCCUPANCY OF THE BUILDING :-(PARKING) + FOUR STORIED RESIDENTIAL BUILDING

IUCC MEMO NO.	3551/SBR	DATE	5/9/2015
SITE PLAN NO.	607	DATE	08/8/2016

DECLARATION BY THE OWNER :
I DO HEREBY DECLARE THAT THE BUILDING PROPOSED CONSTRUCTION SHALL BE SUPERVISED BY THE B.A. / L.B.S. SIGNING THE BUILDING PLAN APPLICATION OR IN HIS ABSENCE BY ANY OTHER B.A. / L.B.S. OF THE APPROPRIATE CATEGORY & AS APPROVED BY THE AUTHORITY.

MAINAK NIRMAN PVT. LTD.
DIRECTOR

SIG. OF OWNERS :-

I DO HEAR BY CERTIFIED THAT THE FOUNDATION AND SUPERSTRUCTURE OF THE BUILDING PROPOSED FOR CONSTRUCTION ON PLOT NO.- RS 5 / 713 , 5/715, 907 (LR), WARD NO. 43 (SMC) UNDER THE JURISDICTION OF SILIGURI MUNICIPALITY/ NOTIFIED AREA AUTHORITY/ INDUSTRIAL TOWNSHIP AUTHORITY HAVE BEEN PERSONALLY INSPECTED AND SO DESIGNED BY ME / US WILL MAKE SUCH FOUNDATION AND SUPER STRUCTURE SAFE IN ALL RESPECT, INCLUDING THE CONSIDERATION OF BEARING CAPACITY AND SETTLEMENT OF SOIL AND OTHER CONDITION, IF ANY CONFORMING TO ALL STIPULATIONS OF RELEVANT IS CODE OF PRACTICE AND NATIONAL BUILDING CODE.

Er. AVIJIT GHOSH
Structural Engineer/Consultant
S.M.C. Enlistment No. I / 07
Bidhan Road, Siliguri. Mob No. 98323 75155
contactavijit@hotmail.com

SIG. OF STRUCTURAL ENGINEER :-

Er. AVIJIT GHOSH
Geotechnical Engineer, Class - I
S.M.C. Enlistment No. 5/16
Bidhan Road, Siliguri. Mob No. 98323 75155
contactavijit@hotmail.com

SIG. OF GEO TECHNICAL ENGINEER :-

CERTIFICATE BY THE L.B.S. / ARCHITECT :
I / WE DO HEREBY CERTIFY THAT PLANS, ELEVATIONS & SECTIONS & OTHER STRUCTURAL DETAILS OF THE PROPOSED BUILDING ON ..... PLOT NO. - RS 5 / 713 , 5/715, 907 (LR) ; STREET - LIMBU BASTI MAIN ROAD, WARD NO. - 43(S.M.C.) UNDER THE JURISDICTION OF ..... MUNICIPALITY / NOTIFIED AREA AUTHORITY / INDUSTRIAL TOWNSHIP AUTHORITY HAVE BEEN PREPARED IN CONFORMITY WITH ALL RELEVANT PROVISIONS UNDER THE WEST BENGAL MUNICIPAL (BUILDING) RULES, 200. THIS ALSO TO CERTIFY THAT ALL RELEVANT 'NO OBJECTION' CERTIFICATES FROM THE RESPECTIVE AUTHORITIES, POLLUTION CONTROL BOARD, TELECOMMUNICATION DEPARTMENT ETC. AS APPLICABLE IN THIS REGARD, ARE ALSO WITH THE APPLICATION FOR SEEKING APPROVAL OF THE PLAN TO CONSTRUCT / RECONSTRUCT / ADDITION TO / ALTERNATION OF THE BUILDING ON THE SAID PLOT.

MOUSUMI MONDAL
L. B. S.
Corporation License No. I-07
S. J. D. A License No. SJ / 469
M. No. - 98324 - 25066

SIG. OF L.B.S :-

SHEET NO. = 1/2