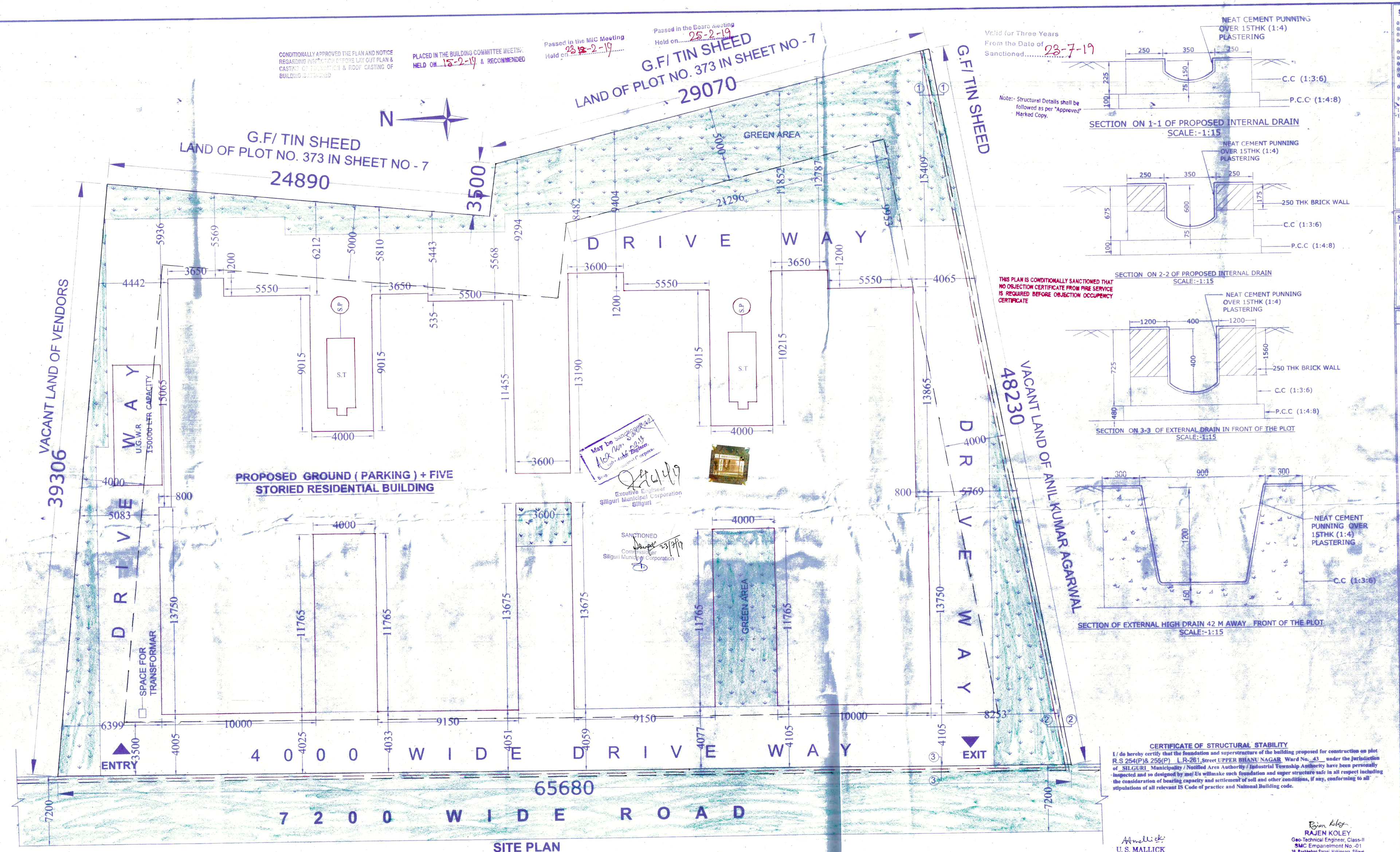

SITE PLAN
SCALE:-1:200

CONDITIONALLY APPROVED THE PLAN AND NOTICE REGARDING INSPECTION BEFORE LAY OUT PLAN & CASTING OF FOUNDATION & ROOF CASTING OF BUILDING IS ISSUED

PLACED IN THE BUILDING COMMITTEE MEETING HELD ON 15-2-19 & RECOMMENDED

Passed in the MIC Meeting Held on 23-2-19

Passed in the Board Meeting Held on 25-2-19

Valid for Three Years
From the Date of Sanctioned 28-7-19

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

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

SECTION ON 1-1 OF PROPOSED INTERNAL DRAIN
SCALE:-1:15

SECTION ON 2-2 OF PROPOSED INTERNAL DRAIN
SCALE:-1:15

SECTION ON 3-3 OF EXTERNAL DRAIN IN FRONT OF THE PLOT
SCALE:-1:15

SECTION OF EXTERNAL HIGH DRAIN 42 M AWAY FRONT OF THE PLOT
SCALE:-1:15

SPECIFICATIONS :-

01. SOLING : 75 THICK WITH FIRST CLASS BRICK.
02. R.C.C. : 1:1:3 CEMENT CONCRETE.
03. P.C.C. : 1:3:6 CEMENT CONCRETE.
04. D.P.C. : 1:1:1.5 CEMENT CONCRETE WITH ADMIXTURE OF DAMPROOF CHEMICAL.
05. GRADE OF CONCRETE: M25 GRADE OF CONCRETE
05. STEEL : Fe-500GRADE.
06. FLOORING : MARBLE FLOORING.
07. MARBLE FLOORING IN TOILETS.
08. BRICK WALL : 250 THICK AND 125 THICK WITH (4:1) SAND CEMENT MORTAR.
09. PLASTERING : 20MM & 15 MM THICK WITH 4:1 SAND CEMENT MORTAR.
10. DOORS : 37.5 MM PANEL SHUTTER WITH 125 X 42.5 MM SAL FRAME
11. WINDOWS : ALUMINIUM SLIDING WINDOWS
12. PAINTING : PLASTIC PAINTS IN INTERIOR WALL AND ROOF SYNTHETIC ENAMEL PAINTING IN DOORS DECORATIVE CEMENT BASED PAINTS ON EXTERIOR WALLS.
13. ALL DIMENSIONS ARE IN MM UNLESS OTHERWISE STATED
14. *ARTIFICIAL LIGHTING AND MECHANICAL VENTILATION PROVIDED .

SILIGURI MUNICIPAL CORPORATION
PLAN No. 383
DATE 05-2-19
BLDG CELL, SILIGURI

PROJECT :

PLAN SHOWING THE LAND FOR PROPOSED GROUND (PARKING) + FIVE STORIED RESIDENTIAL BUILDING TO BE CONSTRUCTED BY 1. SRI. MANOJ KUMAR AGARWAL 2. SRI. NARESH KUMAR AGARWAL BOTH ARE S/O LATE MOTILAL AGARWAL AT UPPER BHANUNAGAR , SILIGURI. WARD NO- 43(SM.C)
P.S:- BHAKTINAGAR, DIST.- JALPAIGURI.

SCHEDULE OF LAND :

MOUZA	-	DABGRAM
P.S	-	BHAKTINAGAR
PARGANA	-	BAIKUNTHAPUR
J.L. NO.	-	2
KHATIAN NO.	-	176 /5 , 139 / 9(NEW)
L.R KHATIAN NO	-	201,202
SHEET NO	-	07 (R.S) 14(L.R)
PLOT NO.	-	254 (P) & 255 (P) L.R 261
WARD NO.	-	43
DIST.	-	JALPAIGURI
HOLDING NO.	-	VL/100/A/18

SCHEDULE OF DOORS & WINDOWS

TYPE	SIZE	TYPE	SIZE
G/G	2340 X2250	W1	1800X 1350
D	1200 x 2100	W2	1500x 1350
D1	900 x 2100		
D2	750 x 2100		
		V	600 x 900
		S/W	1200x1350
		S/W1	1800x1800

AREA STATEMENT

1. AREA OF LAND (AS PER DEED)	:- 2479.097 sq.mt
(AS PER SITE)	:- 2466.06 sq.mt.
2. PERMISSIBLE GROUND COVERAGE	:- 1233.03 sq. mt (50.00 %)
3. PROPOSED GROUND COVERAGE	:- 1107.30 sq.mt (44.90 %)
4. COVERED AREA BY	
GR. (PARKING) FLOOR AREA	:- 1107.30 sq.mt
FIRST FLOOR AREA	:- 1107.30 q.mt
2ND FLOOR AREA	:- 1107.30 sq.mt
3RD FLOOR	:- 1107.30 sq.mt.
4TH FLOOR	:- 1107.30 sq.mt.
5TH FLOOR	:- 1107.30 sq.mt.
5.TOTAL FLOOR AREA	:- 6643.80 sq.mt.
6. PERMI. F.A.R	:- 2.00
7. PROP. F.A.R.	:- 1.99
8. LEFT OPEN SPACE	:- 1358.76 sq.mt
9. PARKING REQUIRED	:- 45NOS.
10. PARKING PROVIDED	:- 45 NOS.
11. DETAIL OF STAIRCASE	:- 127.76 sq.mt
12. NO. OF TENAMENTS	:- 40 NOS
13. DETAIL OF TENAMENT	:- A-115.23 SQ.M. (each x 5) B-107.45 SQ.M. (each x 5) C-114.71 SQ.M. (each x 5) D-115.38 SQ.M. (each x 5) E-137.30 SQ.M. (each x 5) F-125.81 SQ.M. (each x 5) G-125.81 SQ.M. (each x 5) H-837.88 SQ.M. (each x 5)
14. PERMISSIBLE HEIGHT OF BUILDING	:- 20.00 M
15. PROPOSED HEIGHT OF BUILDING	:- 18.00 M
16. GREEN AREA REQUIRED	:- 409.61 (16.61%)
17. GREEN AREA PROVIDED	:- 409.61 (16.61 %)
18. L.U.C.C.NO.	:- 313 /L.U.C.C /SJDA, DATE = 10 .10.2012
19. OCCUPANCY OF BUILDING	:- RESIDENTIAL

CERTIFICATE OF BUILDING PLAN

I / We do hereby certify that plans, elevations and sections and other structural details of the proposed building on Plot No. R.S 254(P)& 255(P) L.R-261, Ward No. 43 under the jurisdiction of S.M.C. Municipality / Notified Area Authority/ Industrial Township Authority have been prepared in conformity with all relevant provisions under the West Bengal Municipal (Building) Rules, 2007. This also to certify that all relevant 'No objection' Certificates from the respective Authorities such as, Fire and Emergency Services Department, Airport Authority, Pollution Control Board, Telecommunication Department etc. as applicable in this regard, are abconcloved with the application for seeking approval of the plan to construct/ reconstruct/ addition to / alteration of the building on the said plot.

Manoj Kumar
B.Arch
Regd. No. CA/05/15622

Signature of Licenced Building Surveyor/Architect
(Name, Address and Empanelment No./ RegistrationNo.)

CERTIFICATE OF STRUCTURAL STABILITY

I / do hereby certify that the foundation and superstructure of the building proposed for construction on plot R.S 254(P)& 255(P) L.R-261, Street UPPER BHANU NAGAR Ward No. 43 under the jurisdiction of SILIGURI Municipality / Notified Area Authority / Industrial Township Authority have been personally inspected and so designed by me/ Us willmake such foundation and super structure safe in all respect including the consideration of bearing capacity and settlement of soil and other conditions, if any, conforming to all stipulations of all relevant IS Code of practice and National Building code.

U. S. MALLICK
B.E.(CIVIL) M.TECH.(STRUCTURE)
SMC EMPANELMENT No. STRUCTENGR/51

Signature of Structural Engineer
(Name, Address and empanelment No.)

RAJEN KOLEY
Geo-Technical Engineer, Class-II
SMC Empanelment No. -01
39, Rashbehari Sarani, Hakimpara, Siliguri
Ph.2591-42082, email: rajenkoley@yahoo.co.in

Signature of Geo-technical Engineer
(Name, Address and Empanelment No.)

DECLARATION OF OWNER:-

I do hereby declare that the building proposed for construction shall be supervised by the L.B.A./L.B.S. signing the Building Plan Application or in his/her absence by any other L.B.A. /L.B.S. of the appropriate category and as approved by the authority.

Manoj Agarwal

SIGNATURE OF OWNER(S)

BHADRA ARCHITECTS & ENGINEERS
457 BIDHAN ROAD , SILIGURI

DATE -06-03-18

SHEET NO. :- 1/6