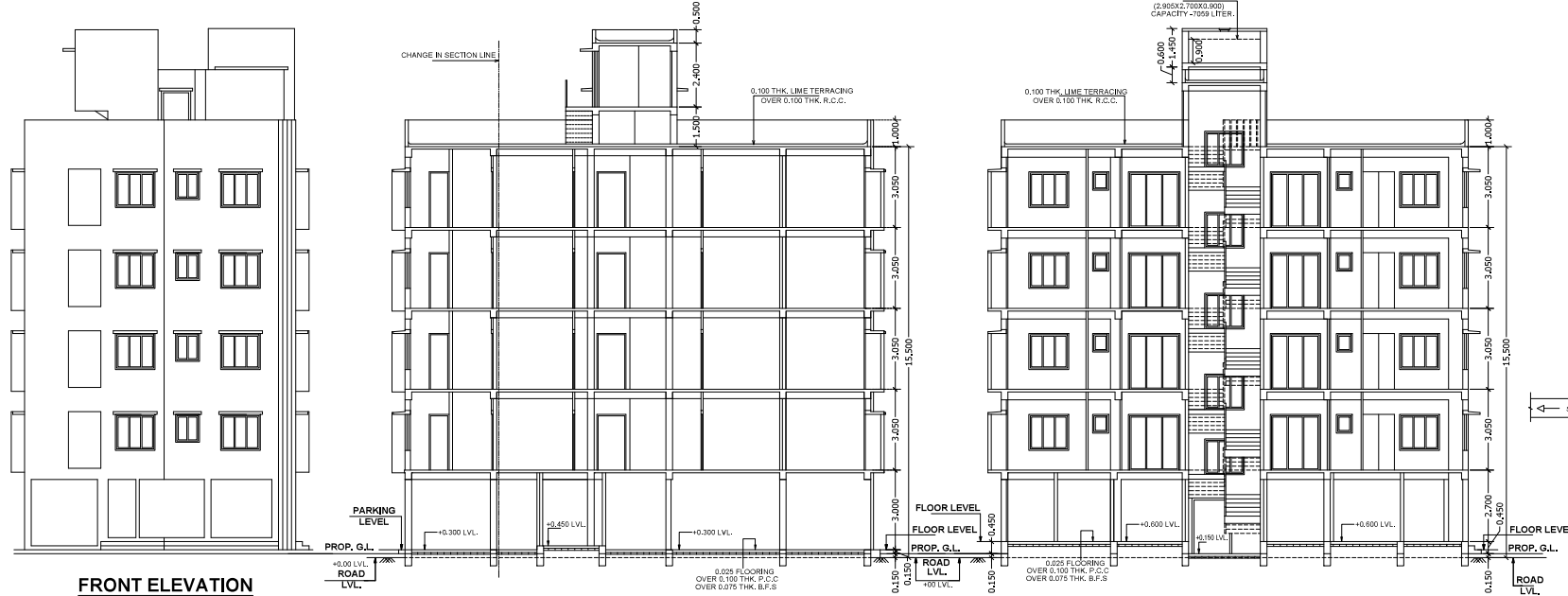


PROJECT :

PROPOSED G+IV STORIED RESIDENTIAL CUM COMMERCIAL BUILDING PLAN AT MOUZA - NISCHANTAPUR, J.L NO- 53, R.S. DAG NO. - 105, 106 & 107, R.S. KHATIAN NO. - 2, 3 & 202, L.R. KHATIAN NO. - 1595, WARD NO-8, HOLDING NO. - 229A, STREET - TEHGARI, P.S- NEW- NARENDRAPUR, OLD- SONARPUR UNDER RAJPUR SONARPUR MUNICIPALITY.

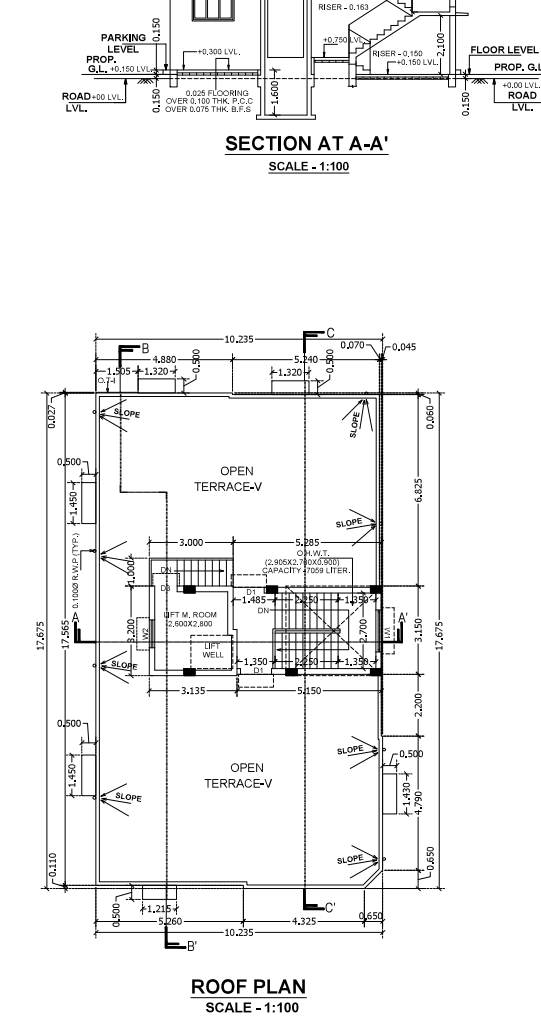
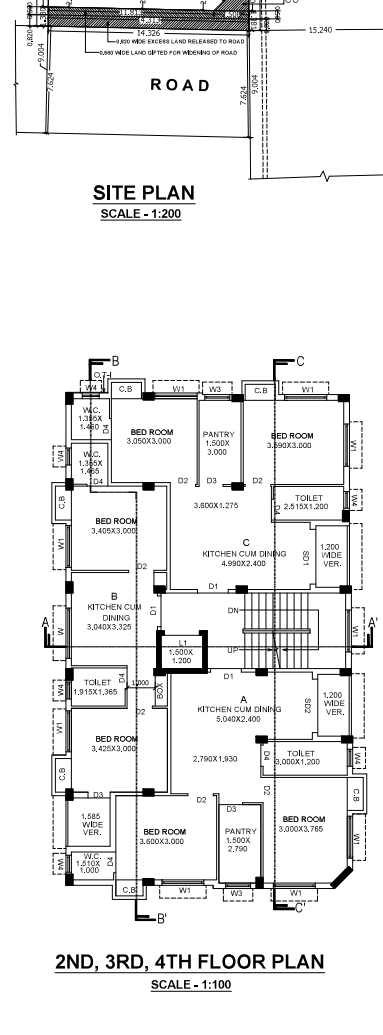
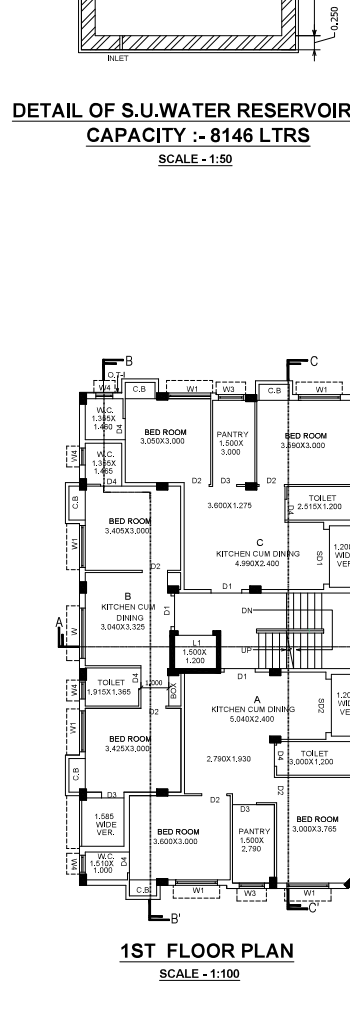
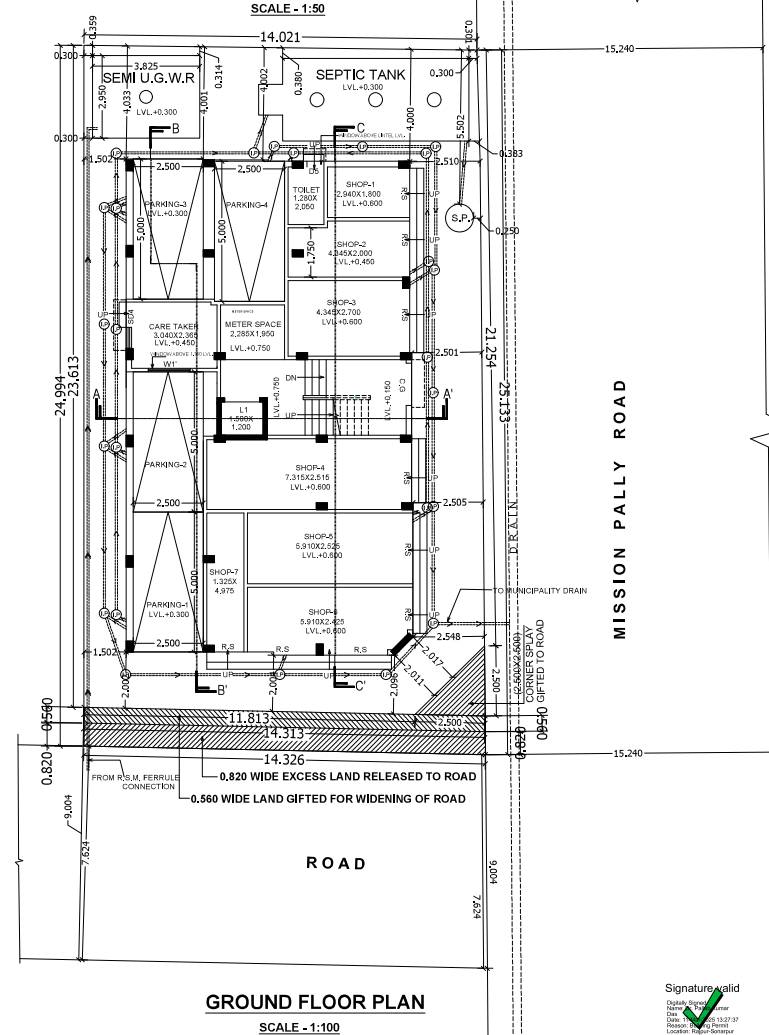
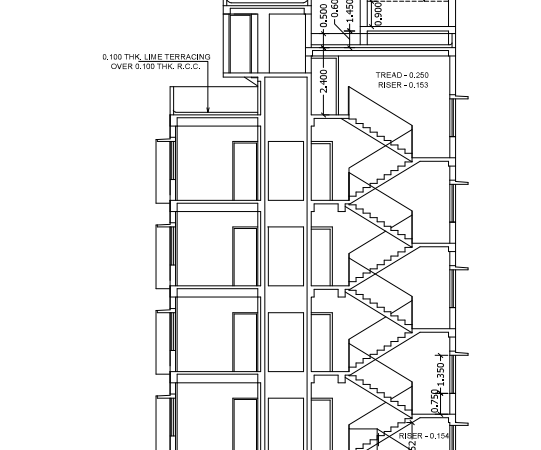
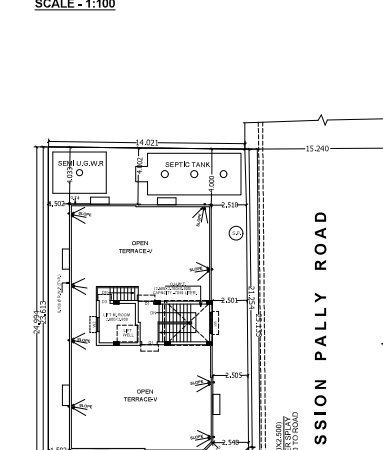
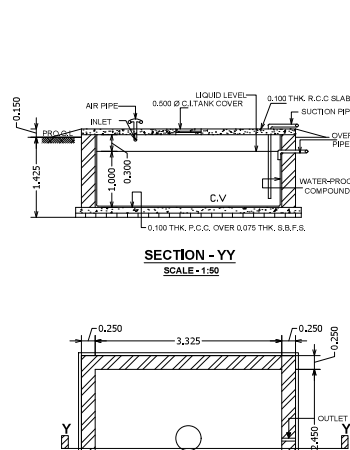
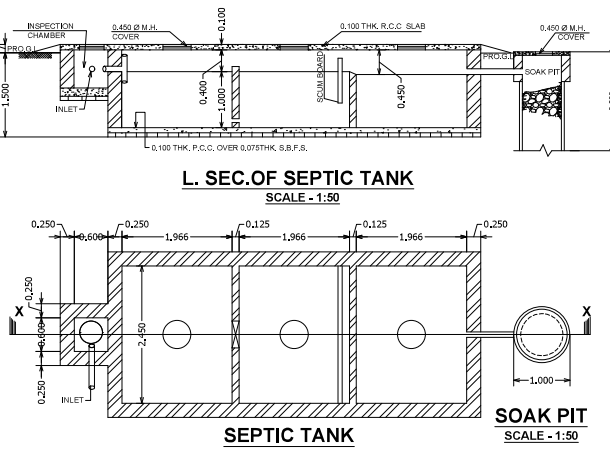
F.A.R STATEMENT :

AREA OF LAND (AS PER DEED) : 342,809 SQM/ (05 K - 02CH-00 SFT)
AREA OF LAND (AS PER PHY.) : 355,947 SQM/ (05 K - 05 CH-06 SFT)
EXCESS LAND RELEASED : 13,138 SQM
AREA AFTER RELEASING EXCESS LAND : 342,809 SQM
LAND RELEASED FOR WIDENING OF ROAD : 5,623 SQM
LAND AREA AFTER RELEASE TO ROAD : 336,186 SQM/ (05 K - 00 CH-19 SFT)
AREA OF CORNER SPALLY : 3,124 SQM
PERMISSIBLE GROUND COVERAGE : (58.191%) : 195,830 SQM
PROPOSED GROUND COVERAGE : (53.197%) i.e. 178,840 SQM
PERMISSIBLE F.A.R. : 2.25
PERMISSIBLE HEIGHT OF BUILDING : 40.0 M.
PROPOSED HEIGHT OF BUILDING : 15.5 M.
NO OF FLATS : 12 NOS.
TOTAL NO. OF PARKING PROVIDED : 4 NOS.
SERVICE AREA : 17,211 SQM

AREA CALCULATION

FLOOR	1	2	3	4	5	6	7	8	9	10	11	12	13
	AREA (SQM)	LIFT WELL (SQM)	ACTUAL AREA WITHOUT LIFT WELL (SQM)	RES. MANDATORY STAIR AREA (SQM)	LIFT AREA (SQM)	AREA EXCLUDING STAIR (SQM)	COMMERCIAL AREA (SQM)	CAR PARKING PERM. PROP.	CAR PARKING AREA (SQM)	RESIDENTIAL AREA (SQM)	C.B. AREA (SQM)	ACTUAL AREA AFTER ALL DEDUCTION (SQM)	F.A.R.
GROUND FLOOR	178,840	NIL	178,840	13,365	2,025	163,450	85,480	100.00	56,968	NIL	NIL	106,482	752,790
1ST FLOOR	178,767	1,800	176,967	13,365	2,025	161,577	NIL	NIL	NIL	159,236	5,309	4,093	161,577
2ND FLOOR	178,767	1,800	176,967	13,365	2,025	161,577	NIL	NIL	NIL	159,236	5,309	4,093	161,577
3RD FLOOR	178,767	1,800	176,967	13,365	2,025	161,577	NIL	NIL	NIL	159,236	5,309	4,093	161,577
4TH FLOOR	178,767	1,800	176,967	13,365	2,025	161,577	NIL	NIL	NIL	159,236	5,309	4,093	161,577
TOTAL	893,908	7,200	886,708	66,825	10,125	809,758	85,480	100.00	56,968	636,944	21,236	16,372	752,790

TOTAL FLOOR AREA INCLUDING C.B. = 886,708+16,372 = 903,08 SQM.



PARKING CALCULATION:

SL.NO	TYPE	AREA	REQUIRED PARKING	PERMISSIBLE	PROVIDED
1	RESIDENTIAL	636,944	636,944/250 (AS ALL THE TENEMENTS ARE BELOW 60 SQM.)	4 NOS.	4 NOS. (COVERED)
2	COMMERCIAL	85,480	UPTO 60 SQM. ONLY AND REST AREA 35.48 SQM -100 no NO		
TOTAL			4 NOS.	100 SQM	56,968 SQM

C.B. AREA = 16,372 SQM,(2.313%)
TOTAL FLOOR AREA EXCLUDING C.B. = 886,708 SQM.
TOTAL FLOOR AREA INCLUDING C.B. = 903,08 SQM.

NOTES

- ALL DIMENSIONS ARE IN M.
- ALL EXTERNAL WALLS ARE 0.200 TH. AND INTERNAL WALLS ARE 0.075 TH. IF NOT STATED OTHERWISE.
- SCALE : 1:1
- DEPTH OF SEPTIC TANK AND SEM. U.G. WATER RESERVOIR, WILL NOT EXCEED THE DEPTH OF BUILDING FOUNDATION.
- ALL SORTS OF PRECAUTIONARY MEASURE WILL BE TAKEN AT THE TIME OF CONSTRUCTION.

SPECIFICATIONS

- 0.075 TH. 1ST. CLASS BRICK SOLING IN FOUNDATION & FLOOR.
- 0.150 TH. 1:3:6 CEMENT SAND & KHAD CEMENT CONCRETE IN FOUNDATION & FLOOR.
- FOUNDATION BRICK WORK WILL BE 1ST CLASS BRICK WITH 1:4 CEMENT MORTAR.
- 0.125 TH. & 0.075 TH. PARTITION BRICK WORK WILL BE 1:5 CEMENT MORTAR.
- 0.200 TH. EXTERNAL WALLS WILL BE 1:6 CEMENT MORTAR.
- 0.025 TH. D.P.C. WILL BE 1:2:4 WITH PROPER WATER PROOFING COMPOUND.
- R.C.C. CONC. MIX WILL BE 1:1.5:3 CEMENT SAND & STONE CHIPS.
- ROOF AND LIME TERRACING WILL BE 0.100 TH. WITH THEIR PROPER MATERIALS AND MIXING.
- CEILING AND ALL R.C. PLASTER WILL BE 0.012 TH. 1:4 CEMENT MORTAR.
- 0.025 TH. MARBLE FLOORING.
- GRADE OF CONCRETE : M-20.
- ALL BUILDING MATERIALS WILL BE AS PER I.S. CODE & C.B.C. 1984.

BHASKAR JYOTI ROY
GTE CLASS 1-20
NAME OF GEOTECHNICAL ENGINEER

KANA NANDI
NAME OF OWNER

CERTIFICATE OF STRUCTURAL ENGINEER :

CERTIFIED WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS BEEN DRAWN UP AS PER PROVISIONS OF RAJPUR SONARPUR MUNICIPALITY BUILDING RULE 1986 AS AMENDED FROM TIME TO TIME & SITE CONDITIONS INCLUDING THE WIDTH OF ROAD CONFORM WITH THE PLAN PLOT IS DEMARCATED BY BOUNDARY WALL & IT IS A BUILDABLE, SITE NOT A TANK OR FILLED UP LAND.

SUBRATA MONDAL
ESE / 109
NAME OF E.S.E

DECLARATION OF L.B.S.(CL-I) :

CERTIFIED WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS BEEN DRAWN UP AS PER AS AMENDED FROM BUILDING RULES 1980, THAT THE SITE CONDITION INCLUDING THE WIDTH OF THE ABUTTING ROAD & TIME TO TIME CONFORM WITH THE PLAN AND THAT IT IS A BUILDABLE SITE, NOT A TANK OR A FILLED UP LAND.

SYED WASEH NAZAKAT
LBS CL-1500
SIGNATURE OF L.B.S.(CL. -I)

DOOR & WINDOW SCHEDULE

MKD.	SIZE	MKD.	SIZE	MKD.	SIZE
C.G	1,500X2,100	SD1	1,950X2,100	W1	1,500X1,350
D1	1,100X2,100	SD2	1,900X2,100	W1'	1,500X0,900
D2	0,900X2,100	SD3	1,500X2,100	W2	1,000X1,350
D3	0,800X2,100	SD4	1,550X2,100	W3	0,800X1,050
D4	0,750X2,100			W4	0,600X0,700
D5	0,725X2,100				

CONSULTANT:-

DREAM BUILD
D-15, K.C. AVENUE, CALCUTTA - 700041
MOBILE :- 9914119141 / 9708666555

USED SCALE -
1:100, 1:200,
1:50

NC