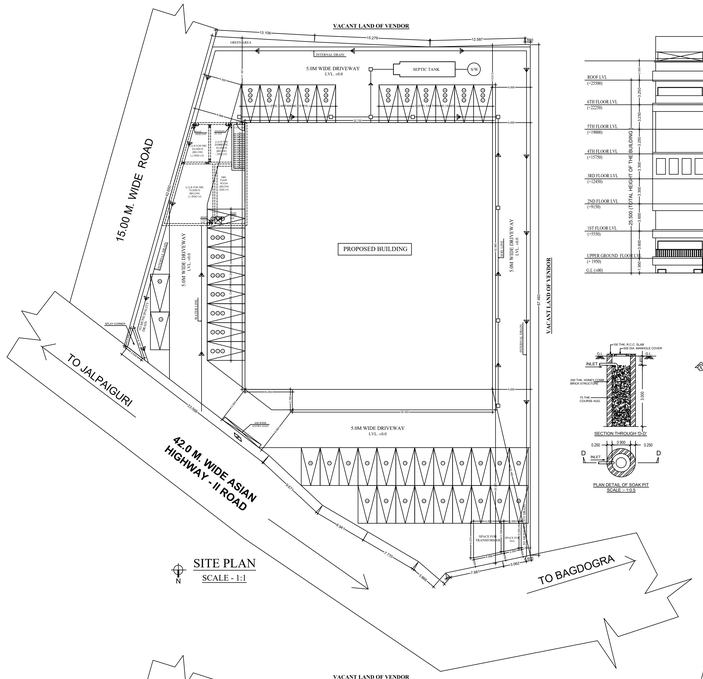
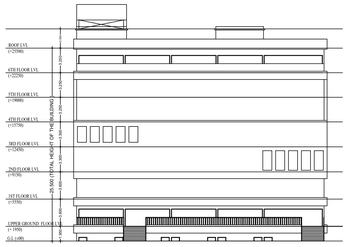
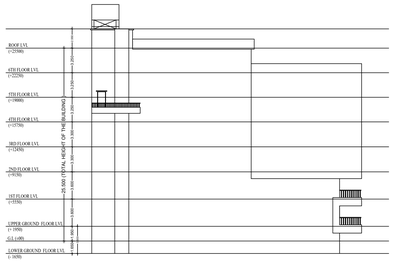


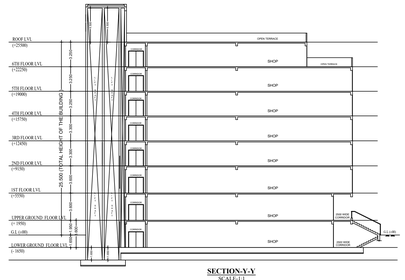
SITE PLAN
SCALE - 1:1



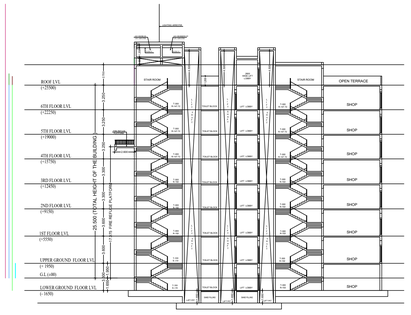
FRONT ELEVATION
SCALE - 1:1



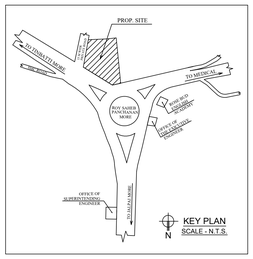
EAST SIDE ELEVATION
SCALE - 1:1



SECTION-Y-Y
SCALE-1:1

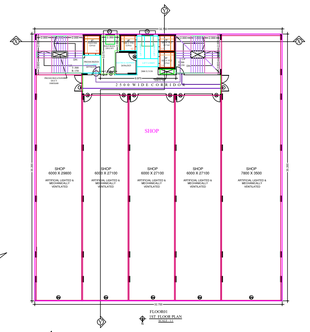


SECTION-X-X
SCALE-1:1

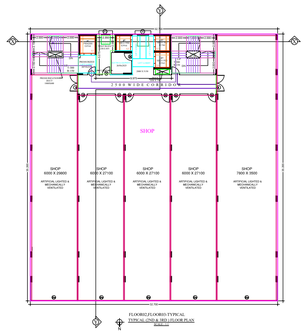


SECTION THROUGH SQ

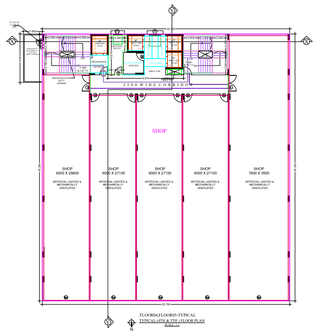
PLAN DETAIL OF SOAK PIT
SCALE - 1:0.5



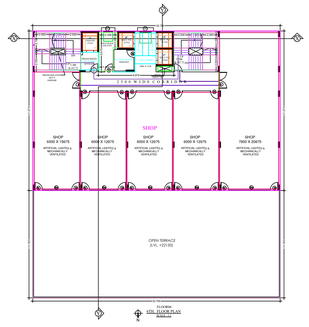
FLOOR01
1ST FLOOR PLAN
Buildersmart



FLOOR02,FLOOR03-TYPICAL
TYPICAL-2ND & 3RD FLOOR PLAN
Buildersmart



FLOOR04,FLOOR05-TYPICAL
TYPICAL-4TH & 5TH FLOOR PLAN
Buildersmart



FLOOR06
6TH FLOOR PLAN
Buildersmart

SCHEDULE OF DOORS			SCHEDULE OF WINDOWS		
TYPE	LINTEL	SIZE	TYPE	LINTEL	SIZE
FCD	2400	1100 x 2400	W	2400	1500 x 1150
D	2400	2200 x 2400	W2	900	1200 x 1150
D1	2400	1100 x 2400	SW	AS PER ELEVATION	
			GW	AS PER ELEVATION	

POPULATION CALCULATION			
DETAIL DESCRIPTION	NO. OF FLAT /BUA IN sq.m.	Design Consideration /Assumptions	TOTAL POPULATION
1. COMMERCIAL			
Commercial Space(Total Population) Lower ,Upper Ground fr.	2289.65	1 person/ 3 sq. m	763
Commercial Space(Total Population) 1st,2nd,3rd & 4th fl.	6354.86	1 person/ 6 sq. m	1059
Commercial Space(Fixed Population)		10% of Total Population	182
Commercial Space(Floating/Visitors Population)		90% of Total Population	1640
Security/Maintenance/Facility Staff		15	15

WASTE WATER GENERATION CALCULATION							
DETAIL OF DESCRIPTION	TOTAL POPULATION	Daily Domestic Water Demand (Litres/Day)	Daily Flushing Water Demand (Litres/Day)	Daily Water Demand (Litres/Day)	Water Consideration Domestic Total (Litres)	Water Consideration Flushing Total(Litres)	Total Water Demand(Litres)
COMMERCIAL (FIXED)	182	25	20	45	4550	3640	8190
COMMERCIAL (Floating)	1640	5	10	15	8200	16400	24600
Security/Maintenance/Facility Staff	15	25	20	45	375	300	675
SUB TOTAL					13125	20340	33465

Waste Water Generation	
STP/Sewage (Litres/Day) at 80% of Domestic Consumption	10500
STP/Sewage (Litres/Day)at 100% of Flushing Consumption	20340
Total Waste Water Generation	30840

COMPARISON OF BUILDING CATEGORY		
AS PER WEB INPUT	AS PER DRAWING	RESULT
MERCANTILE RETAIL	MERCANTILE-RETAIL BUILDING	SATISFIED

AREA STATEMENT SUMMARY					
RULE NO	PARAMETER	MINIMUM REQUIRED	MAXIMUM PERMISSIBLE	PROVIDED	RESULT
49(3)	BUILDING HEIGHT	N.A.	N.A.	25.50	SATISFIED
48(A)	FAR	N.A.	2.75	2.75	SATISFIED
46(1) (a)(b)	GROUND COVERAGE (IN PERCENTAGE)	N.A.	40	36.33	SATISFIED
-	PLOT AREA	N.A.	N.A.	2908.74	N.A.
-	MINIMUM WIDTH OF PLOT	N.A.	N.A.	106.90	N.A.
-	TOTAL BUILTUP AREA	N.A.	N.A.	8667.01	N.A.
-	FLOOR AREA(FAR)	N.A.	7999.94	7997.56	SATISFIED
-	COVERED AREA	N.A.	1163.50	1,056.89	SATISFIED

FLOORWISE BREAKUP								
BLOCK NAME	FLOOR NAME	TOTAL AREA	DEDUCTION	BUILT UP AREA	EXEMPTION	COVERED PARKING	EXEMPTION FOR COVERED PARKING	FLOOR AREA (FAR)
SINGLE BUILDING	FLOOR01	1153.17	16.69	1136.48	79.59			1056.89
	FLOOR02	1153.17	16.69	1136.48	79.59			1056.89
	FLOOR03	1153.17	16.69	1136.48	79.59			1056.89
	FLOOR04	1153.17	16.69	1136.48	79.59			1056.89
	FLOOR05	1153.17	16.69	1136.48	79.59			1056.89
	FLOOR06	689.16	16.69	672.46	79.59			592.87
	FLOOR-BF	1153.17	-	1153.17	**89.82**			1063.35
	FLOOR - GROUND	1153.17	16.69	1136.48	79.59			1056.89
	FLOOR - TERRACE	22.50	-	22.50	22.50			-
	TOTAL	8793.85	116.86	8667.01	669.45			7,997.56

OCCUPANCY DETAILS				
BLOCK NAME	FLOOR NAME	OCCUPANCY	OCCUPANCY AREA(GROSS)	OCCUPANCY AREA(NET)
SINGLE BUILDING	FLOOR01	MERCANTILE-RETAIL	1153.17	1056.89
	FLOOR02	MERCANTILE-RETAIL	1153.17	1056.89
	FLOOR03	MERCANTILE-RETAIL	1153.17	1056.89
	FLOOR04	MERCANTILE-RETAIL	1153.17	1056.89
	FLOOR05	MERCANTILE-RETAIL	1153.17	1056.89
	FLOOR06	MERCANTILE-RETAIL	689.16	592.87
	FLOOR-BF	MERCANTILE-RETAIL	1153.17	1063.35
	FLOOR - GROUND	MERCANTILE-RETAIL	1153.17	1056.89
	TOTAL		8761.35	7997.56

PARKING DETAILS (CALCULATION)					
RULE NO SIZB (1)	TENEMENTS	AREA FOR CALCULATING PARKING	CAR REQUIRED	CAR PROVIDED	TRUCK/BUS REQUIRED
MERCANTILE-RETAIL		7997.56	80	80	N.A.
Total		7997.56	80	80	-

PROJECT: PROPOSED LOWER GROUND +UPPER GROUND + 4TH STORIED COMMERCIAL BUILDING.

NAME OF OWNER(S): MAHANANDA INDUSTRIES PVT. LTD. REPRESENTED BY ITS DIRECTOR SRI. JAGDISH PRASAD MITRUKA S/O. SRI. DALCHAND MITRUKA.

LOCATION : NOUKAGHAT, SILIGURI, WARD NO.-31 [5.M.C.]

LAND SCHEDULE :-

MOUZA : DABIGRAM
J.L. NO. : 02
SHEET NO. : 172(L.R.), 151(R.S.)
PARGANA : BANKI PUNPUR
PLOT NO. : 700, 821,1449/1406(R.S.)
KHATIAN NO. : 1449(L.R.), 296/1.4, 296/17, 1299/16(R.S.)
P.O. : BHAKTINAGAR
WARD NO. : 31[5.M.C.]
P.S. : SILIGURI
DIST. : JALPAIGURI
HOLDING NO. : 174/7
LU/CC MEMO NO. : 12351/LS/DA DATE : 03-Jun-2024

AREA STATEMENTS :-

1. LAND AREA AS PER SITE = 2908.74 SQM.
2. SPLAY CORNER (area) = 2.90 sqm.
3. EXISTING STRUCTURE TO BE DEMOLISHED
   (A) C.C. STRUCTURE TO BE DEMOLISHED = 63.63 SQ.M.
   (B) IN-SHED STRUCTURE TO BE DEMOLISHED = 154.04 SQ.M.

NOTE :-

1. ALL DIMENSIONS ARE IN MM UNLESS OTHERWISE STATED.
2. ALL EXTERNAL WALL ARE 200MM. THICK AND INTERNAL WALL ARE 125MM. THICK UNLESS OTHER WISE NOTED.

CERTIFICATE OF OWNER

I/WE HEREBY DECLARE THAT THE BUILDING PROPOSED FOR 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 AND AS APPROVED BY THE AUTHORITY.

SIGNATURE OF OWNER

CERTIFICATE OF BUILDING PLAN

I/WE DO HEREBY CERTIFY THAT PLANS,DESIGNS AND OTHER STRUCTURAL DETAILS OF THE PROPOSED BUILDING ON PLOT NO.- **582,8,1,1449/1406(R.S.)**, STREET - 42.0 M. WIDE ASIAN HIGHWAY, WARD NO. - 31 [5.M.C.], UNDER THE JURISDICTION OF S.M.C. HAVE BEEN PREPARED IN ACCORDANCE WITH THE NATIONAL BUILDING CODE AND RELEVANT ACT AND MUNICIPAL BUILDING RULES (KMC THIS ALSO TO CERTIFY THAT ALL RELEVANT NO OBJECTION CERTIFICATE FROM THE RESPECTIVE AUTHORITIES SUCH AS, FIRE & EMERGENCY SERVICES DEPARTMENT, AIRPORT AUTHORITY OF INDIA, ETC. WHICH ARE ESSENTIAL FOR THE BUILDING PROPOSED TO BE APPLICABLE IN THIS REGARD, ARE ALSO ENCLOSED WITH THE APPLICATION FOR SEEKING APPROVAL OF THE PLAN TO CONSTRUCT/ RECONSTRUCT/ADDITION TO/ALTERATION OF THE BUILDING ON THE SAID PLOT.

SIGNATURE OF ARCHITECT / L.B.S.

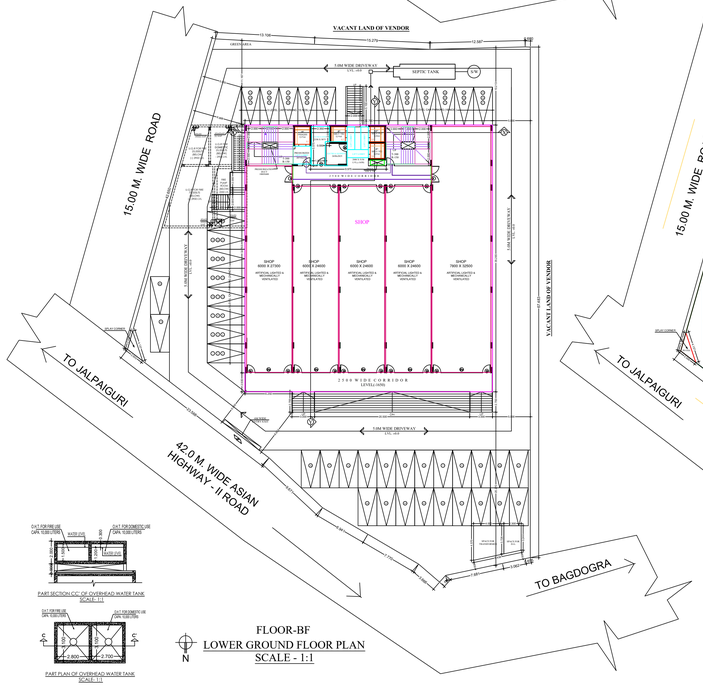
CERTIFICATE OF STRUCTURAL STABILITY

I/WE DO HEREBY CERTIFY THAT THE FOUNDATION AND SUPERSTRUCTURE OF THE PROPOSED BUILDING ON PLOT NO.- **582,8,1,1449/1406(R.S.)**, STREET - 42.0 M. WIDE ASIAN HIGHWAY, WARD NO. - 31 [5.M.C.], UNDER THE JURISDICTION OF S.M.C. HAVE BEEN PERSONALLY INSPECTED AND ALSO TO CERTIFY THAT THE BUILDING PLAN HAS BEEN PREPARED AND DESIGNED BY US INCLUDING THE CONSIDERATION OF BEARING CAPACITY AND SETTLEMENT OF SOIL AND OTHER CONDITION , IF ANY, CONFORMING TO ALL STIPULATIONS OF ALL RELEVANT IS CODE OF PRACTICE AND NATIONAL BUILDING CODE.

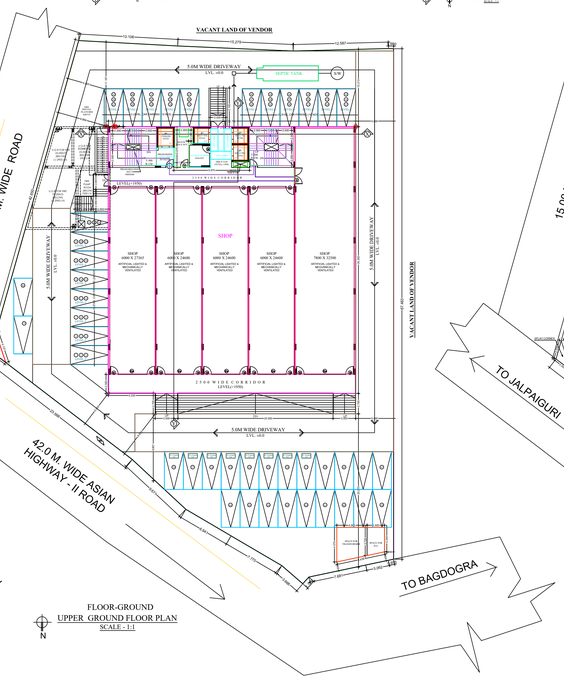
SIGNATURE OF STRUCTURAL ENGINEER | SIGNATURE OF GEO-TECHNICAL ENGG.

TITLE:- L.G. FLOOR PLAN, U.G. FLOOR PLAN, 1ST-4TH. FLOOR PLAN SITE PLAN, ELEVATION, SECTION, PUMP ROOM, KEY PLAN, SEPTIC TNAK, OTH DETAILS AND DETAILS OF UNDER GROUND WATER RESERVOIR.

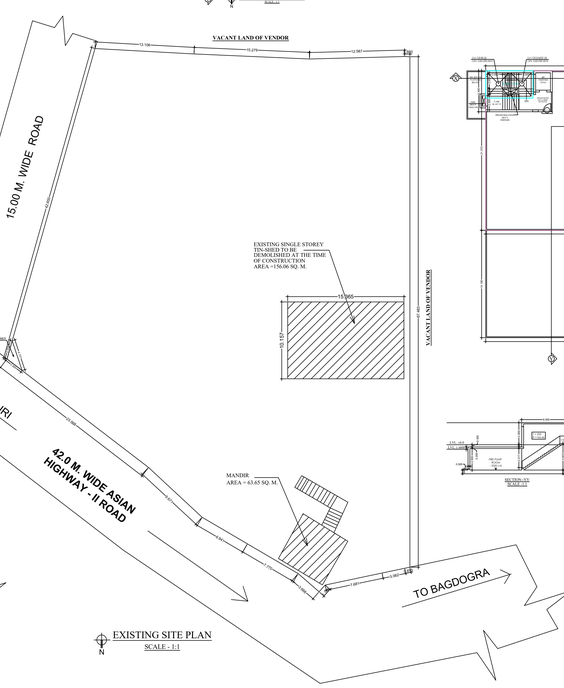
SCALE - 1:1	ARCHITECT:- GREEN ARCHITECTURE CONSULTING ENGINEERS PVT. LTD.
DATE - 27.03.2025	
SHEET NO. - 01/01	F-01/08 1ST FLOOR, CITY CENTRE OFFICE BLOCK, UTTARAYON TOWNSHIP, SILIGURI- 734010
CKD. BY:- K. K. ROY	
DRAWN BY:- MANAB	



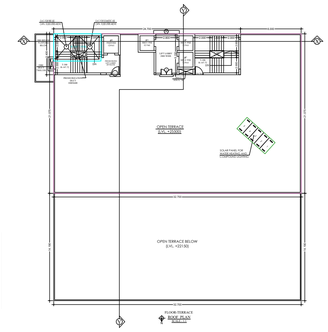
FLOOR-BF
LOWER GROUND FLOOR PLAN
SCALE - 1:1



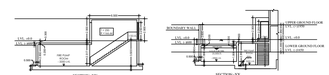
FLOOR-GROUND
UPPER GROUND FLOOR PLAN
SCALE - 1:1



EXISTING SITE PLAN
SCALE - 1:1



FLOOR-TERRACE
ROOF PLAN
Buildersmart

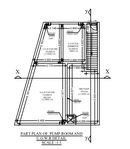


SECTION-X-X
SCALE-1:1

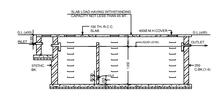
SECTION-Y-Y
SCALE-1:1

PART SECTION C/C OF OVERHEAD WATER TANK
SCALE-1:1

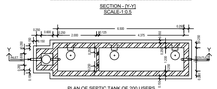
PART PLAN OF OVERHEAD WATER TANK
SCALE-1:1



PART PLAN OF PUMP ROOM AND WATER RESERVOIR
SCALE-1:1



SECTION - D-D'
SCALE-1:0.5



PLAN OF SEPTIC TANK OF 200 USERS
SCALE-1:0.5

Signature Not Verified
Digitally signed by Manoj Bhutia
Date: 01.04.2025 14:41:37
Purpose: Building Permit
Location: CAPO