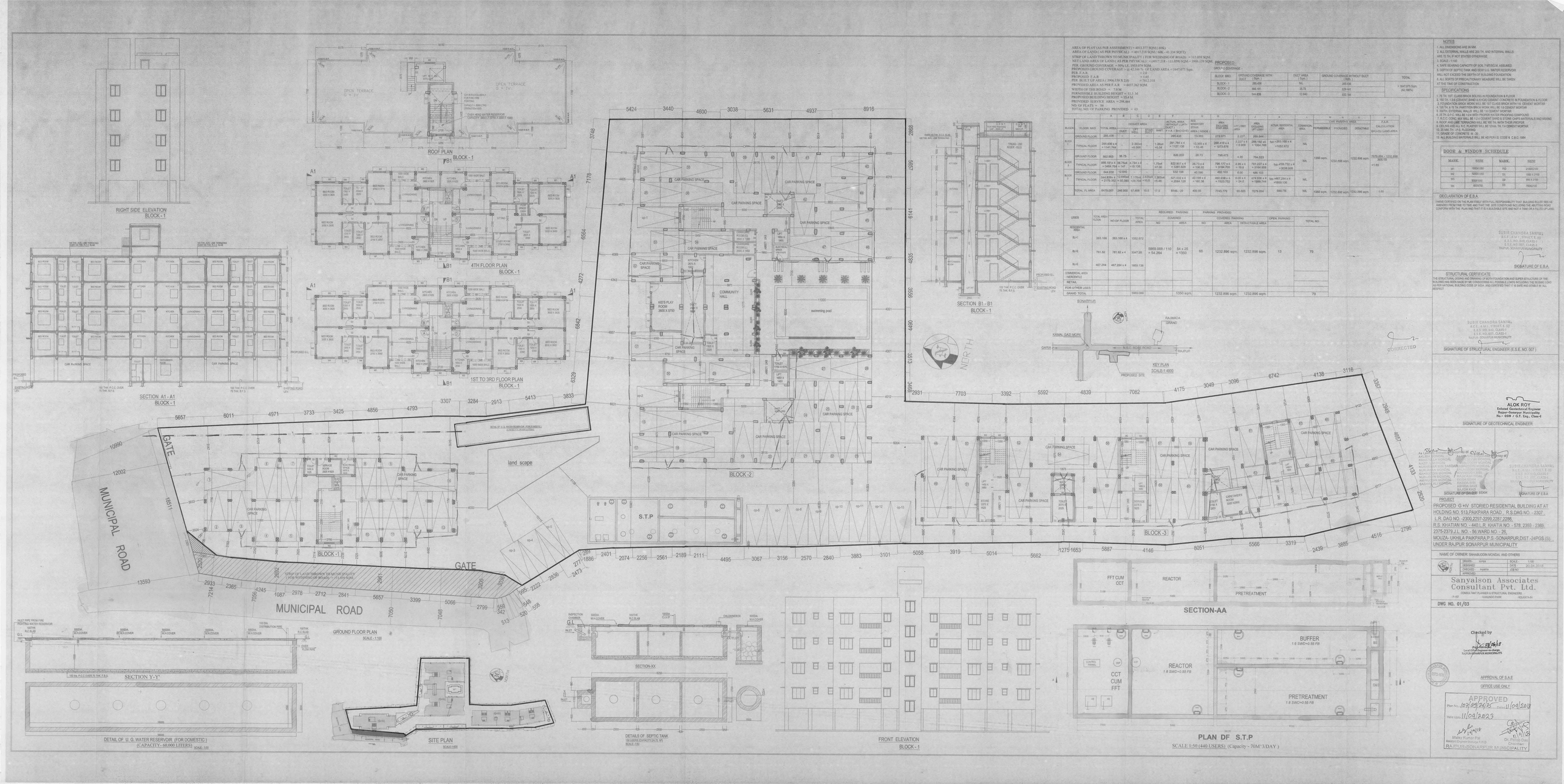


AREA OF PLOT (AS PER ASSESSMENT) = 4013.377 SQM.( 69K)
AREA OF LAND ( AS PER PHYSICAL) = 4017.218 SQM.( 68K - 41.104 SQFT)
STRIP OF LAND THROWN TO MUNICIPALITY ( FOR WIDENING OF ROAD) = 103.699 SQM.
NET LAND AREA OF LAND ( AS PER PHYSICAL) = (4017.218 - 113.699) SQM = 3908.129 SQM.
PER. GROUND COVERAGE = 50% I.E. 1955.079 SQM.
PROPOSED GROUND COVERAGE = @ 42.166 % OF LAND AREA = 1647.071 Sqm.
PER. F.A.R. = 2.5
PROPOSED F.A.R = 4.21
PER. TOTAL B.UP. AREA ( 3906.129 X 2.5) = 9765.2318
PROPOSED AREA = 16.5 PER F.A.R = 6437.262 SQM
WIDTH OF THE ROAD = 7.0 M
PERMISSIBLE BUILDING HEIGHT = 15.2 M
PROPOSED BUILDING HEIGHT = 15.0 M
PROVIDED SERVICE AREA = 296.664
NO. OF FLATS = 79
TOTAL NO. OF PARKING PROVIDED = 63

PROPOSED :-
GROUND COVERAGE :

| BLOCK NO. | GROUND COVERAGE WITH DUCT ( Sqm ) | DUCT AREA ( Sqm ) | GROUND COVERAGE WITHOUT DUCT ( Sqm ) | TOTAL |
|---|---|---|---|---|
| BLOCK - 1 | 286.436 | NIL | 286.436 | = 1647.070 Sqm. (42.166%) |
| BLOCK - 2 | 566.191 | 16.15 | 549.941 | |
| BLOCK - 3 | 544.658 | 12.040 | 532.591 | |

| BLOCK | FLOOR NAME | TOTAL AREA | DEDUCT AREA: DUCT | DEDUCT AREA: LIFT WELL | DEDUCT AREA: STAIR | ACTUAL AREA (WITHOUT LIFT+ STAIR) | SHAFT | G | H: AREA INCLUDING SHAFT AREA | H: LIFT+SHAFT AREA | J: AREA INCLUDING LIFT+SHAFT | K: NTAIL RESIDENTIAL AREA | L: COMMERCIAL AREA | W: CAR PARKING AREA PERMISSIBLE | W: CAR PARKING AREA PROVIDED | O: DEDUCTIBLE | X: F.A.R. CALCULATION (W+L/0.1 LAND AREA) |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| BLOCK-1 | GROUND FLOOR | 285.436 | - | - | - | 285.436 | - | | 13.365 | 272.071 | 2.237 | 269.844 | | | | | |
| | TYPICAL FLOOR | 285.436 x 4 = 1141.744 | - | 2.365m x 0.585 | - | 281.794 x 4 = 1127.176 | 1.35m x 0.04 | 13.365 x 4 = 53.46 | 272.071 x 4 = 1088.284 | 2.237 x 4 = 8.948 | 269.844 x 4 = 1079.376 | 286.192 x 4 = 1004.768 | 5qr.=283.168 x 4 = 1052.672 | NIL | 1350 sqm. | 1232.896 sqm. | 1232.896 sqm. (1232.896 / 0.1) = 1.65 |
| BLOCK-2 | GROUND FLOOR | 862.953 | 36.75 | - | - | 826.203 | | 26.73 | 799.473 | 4.50 | 794.923 | | | NIL | | | |
| | TYPICAL FLOOR | 826.1514 x 28.7644 = 3484.764 x 147 = 15.138 | 4.784 x 4 = 19.136 | 1.75m/ 147.00 | | 822.367 x 4 = 3291.028 | 26.73 x 4 = 106.92 | 799.473 x 4 = 3198.892 | 4.50 x 4 = 18.0 | 794.923 x 4 = 3179.692 | 286.192 x 4 = 1004.768 | 5qr.=859.732 x 4 = 3438.928 | | | | | |
| | GROUND FLOOR | 844.832 | 12.640 | | | 832.192 | 40.090 | | 492.102 | 6.00 | 486.102 | | | | | | |
| | TYPICAL FLOOR | 844.832x 4 = 2179.352 | 12.640 x 4 = 50.560 | 1.75m x 147.00 = 25.704 | 2.475m/ 147.00 = 45.45 | 821.192 x 4 = 3284.128 | 40.090 x 4 = 160.36 | 492.102 x 4 = 1920.752 | 6.00 x 4 = 24.0 | 486.102 x 4 = 1899.744 | 286.192 x 4 = 1004.768 | 5qr.=867.244 x 4 = 3469.136 | | | | | |
| TOTAL FL AREA | | 8479.087 | 246.950 | 57.499 | 10.5 | 17.5 | 8166.129 | 400.95 | 7745.779 | 65.685 | 7679.894 | 3966.756 | NIL | 1350 sqm. | 1232.896 sqm. | 7231.296 sqm. | 1.65 |

| USES | TOTAL AREA FLOOR | NO.OF FLOOR | TOTAL AREA | REQUIRED PARKING: COVERED NO | REQUIRED PARKING: COVERED AREA | PARKING PROVIDED: COVERED PARKING NO | PARKING PROVIDED: COVERED PARKING AREA | PARKING PROVIDED: COVERED PARKING DEDUCTABLE AREA | PARKING PROVIDED: OPEN PARKING | TOTAL NO. |
|---|---|---|---|---|---|---|---|---|---|---|
| RESIDENTIAL AREA | | | | | | | | | | |
| BLK1 | 393.168 | 393.168 x 4 | 1572.672 | | | | | | | |
| BLK2 | 781.82 | 781.82 x 4 | 3047.28 | 5869.068 / 110 = 54.264 | 54 x 25 = 1350 | 66 | 1232.896 sqm. | 1232.896 sqm. | 13 | 79 |
| BLK3 | 467.284 | 467.284 x 4 | 1869.136 | | | | | | | |
| COMERCIAL AREA / MEDICINES | | | | | | | | | | |
| RETAIL | | | | | | | | | | |
| FOR OTHER USES | | | | | | | | | | |
| GRAND TOTAL | | | 5969.088 | | 1350 sqm. | | 1232.896 sqm. | 1232.896 sqm. | | 79 |

## NOTES

1. ALL DIMENSIONS ARE IN MM.
2. ALL EXTERNAL WALLS ARE 250 TH. AND INTERNAL WALLS ARE 75 TH. IF NOT STATED OTHERWISE.
3. SCALE - 1:100
4. SWTE BEARING CAPACITY OF SOIL 7 MTS/SQ.M. ASSUMED
5. DEPTH OF SEPTIC TANK AND SEWF U.G. WATER RESERVOIR WILL NOT EXCEED THE DEPTH OF BUILDING FOUNDATION
6. ALL SORTS OF PRECAUTIONARY MEASURE WILL BE TAKEN AT THE TIME OF CONSTRUCTION

## SPECIFICATIONS

1. 75 TH. 1ST. CLASS BRICK SOLING IN FOUNDATION & FLOOR
2. 150 TH. 1:6 (CEMENT:SAND) A.H.G.(CEMENT CONCRETE IN FOUNDATION & FLOOR
3. FOUNDATION BRICK WORK WILL BE 1ST CLASS BRICK WITH 1:6 CEMENT MORTAR
4. 120 TH. & 75 TH. PARTITION BRICK WORK WILL BE 1:5 CEMENT MORTAR
5. 250TH. EXTERNAL WALLS WILL BE 1:6 CEMENT MORTAR
6. 12 MM. THICK 1:4 CEMENT PLASTER WITH WATER PROOFING COMPOUND
7. R.C.C. CONC. M20 WILL BE 1:2:4 CEMENT SAND & STONE CHIPS MATERIALS AND MIXING
8. ROOF AND LIME TERRACING WILL BE 165 TH. WITH THEIR PROPER
9. CEILING AND ALL R.C. PLASTER WILL BE 12mm. TH. 1:4 CEMENT MORTAR
10. 25 MM. TH. I.P.S. FLOORING
11. GRADE OF CONCRETE IS - 25
12. ALL BUILDING MATERIALS WILL BE AS PER I.S. CODE & C.B.C. 1984

## DOOR & WINDOW SCHEDULE

| MARK. | SIZE | MARK. | SIZE |
|---|---|---|---|
| D1 | 1000x2100 | W2 | 2400x1200 |
| D2 | 1000x1200 | D3 | 1000 X 2100 |
| W1 | 3000x1200 | D2 | 900 X 2100 |
| W3 | 600x700 | D3 | 750x2100 |

## DECLARATION OF E.B.A.

I HAVE SUPERVISED ON THE PLAN STRICT WITH FULL RESPONSIBILITY THAT BUILDING RULES 1985 AS AMENDED FROM TIME TO TIME AND THAT THE 2ED CONDITIONS INCLUDING THE ABUTTING ROAD CONFORM WITH THE PLAN AND THAT IT IS A BUILDABLE SITE AND NOT A TANK OR A FILLED UP LAND.

SUBIR CHANDRA SANYAL
B.C.E. A.M.I. STRUCT.E. (I)
E.S.E. NO. 848, CLASS-I
E.E.E. NO. 007, CLASS-I
RAJPUR SONARPUR MUNICIPALITY

SIGNATURE OF E.B.A

## STRUCTURAL CERTIFICATE

THE STRUCTURAL DESIGN AND DRAWING OF RCC FOUNDATION AND SUPER STRUCTURE OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING THE SEISMIC LOAD AS PER NATIONAL BUILDING CODE OF INDIA AND DEEMED THAT IT IS SAFE AND STABLE IN ALL RESPECT

SUBIR CHANDRA SANYAL
B.C.E. A.M.I. STRUCT.E. (I)
E.S.E. NO. 848, CLASS-I
E.E.E. NO. 007, CLASS-I
RAJPUR SONARPUR MUNICIPALITY

SIGNATURE OF STRUCTURAL ENGINEER (E.S.E. NO. 007 )

ALOK ROY
Enlisted Geotechnical Engineer
Rajpur-Sonarpur Municipality
No.- 008 / G.T. Eng., Class-I

SIGNATURE OF GEOTECHNICAL ENGINEER

SIGNATURE OF OWNER SSKM

SIGNATURE OF E.B.A

## PROJECT

PROPOSED G+IV STORIED RESIDENTIAL BUILDING AT AT HOLDING NO. 513,PAIKPARA ROAD , R.S.DAG NO - 2307 , L.R. DAG NO. -2306,2297-2299,2287,2286, R.S. KHATIAN NO. -440 L.R. KHATTA NO. -578, 2365 - 2369, 2375-2379 J.L. NO. - 56 WARD NO. - 26, MOUZA- UKHILA PAIKPARA P.S - SONARPUR,DIST -24PGS (S) , UNDER RAJPUR SONARPUR MUNICIPALITY

NAME OF OWNER: SAHABUDDIN MONDAL AND OTHERS

| | | |
|---|---|---|
| DRAWN - | SCALE - | FOR |
| DESIGNED - | DATE - 30.04.2018 | |
| CHECKED - | JOB NO - | |
| APPROVED | | |

Sanyalson Associates
Consultant Pvt. Ltd.
CIVIL& CIVIL PLANNERS & STRUCTURAL ENGINEERS
P-157 SANJUNDO PARK KOLKATA-55

DWG NO. 01/03

Checked by
Local Area Development Officer
RAJPUR SONARPUR MUNICIPALITY

APPROVAL OF S.A.E

OFFICE USE ONLY

APPROVED
Plan No.- 109/25/24/25 Dated 11/09/2019
Valid Upto 11/09/2023
Mukul Kumar Sil
Assistant Engineer Incharge (I.S.D)
Dr. Pinaki Das
Engineer
RAJPUR-SONARPUR MUNICIPALITY