LAND AREA AS PER DEED = 535.3025sqm (0.06Ka-00Ch-02Sqft.)
LAND AREA AS PER PHYSICAL MEASUREMENT = 539.61 Sqm (0.06Ka-10Ch-3.375sqft.)
EXCESS LAND THROWN TO MUNIPALITY = 4.41Sqm.
STRIP OF LAND GIFTED FOR WIDENING OF ROAD = 13.3 sqmt.
ADDED AREA RELEASED TO ROAD FOR WIDENING - (7.02 + 6.28) = 13.3SQM.
CORNER SPLAY AREA = 2.88 SQM
AREA OF LAND ON WHICH F.A.R calculated - (539.61 (1 - 4.4/18.3) = 52 (9) 15sqm (7Ka-12Ch-37.855sqft.)
PERMISSIBLE GROUND COVERAGE @ 50.00 % = 260.955 Sqm.
PROPOSED GROUND COVERAGE = 255.476 Sqm.
WIDTH OF THE ROAD - 7.32 m
PERMISSIBLE F.A.R. - 3.0
PERMISSIBLE BUILDING HEIGHT - 14.5 m
PROPOSED BUILDING HEIGHT - 14.5 m
NO. OF FLATS = 16 nos.
SERVICE AREA - 23.367 sqm.
TOTAL NO. OF PARKING PROVIDED - 8 nos (covered) & 2 nos (open)

FLOOR AREA	TOTAL AREA (sqm.)	LIFT WELL (sqm.)	STAIR DUCT (sqm.)	ACTUAL AREA WITHOUT LIFT & DUCT (sqm.)	FREE MANDATORY STAIR AREA (INSIDE)	LIFT LOBBY AREA (sqm.)	AREA EXCLUDING LIFT LOBBY STAIR (sqm.)	ACTUAL RESIDENTIAL AREA (sqm.)	C.B AREA (sqm.)	CAR PARKING AREA PERMISSIBLE	CAR PARKING AREA PROVIDED	F.A.R. CALCULATION
GROUND FLOOR	255.476	NIL	NIL	255.476	13.365	2.227	239.884					
FIRST FLOOR	255.476	2.39	0.5	252.586	13.365	2.227	236.994	233.66	2.45	200	192.462	
SECOND FLOOR	255.476	2.39	0.5	252.586	13.365	2.227	236.994	233.66	2.45			
THIRD FLOOR	255.476	2.39	0.5	252.586	13.365	2.227	236.994	233.66	2.45			
THIRD FLOOR	255.476	2.39	0.5	252.586	13.365	2.227	236.994	233.66	2.45			
TOTAL FLOOR AREA	1277.38	9.56	2.0	1265.82	66.825	11.135	1187.86	934.64	9.8	200	192.462	(1187.86 - 192.462) 521.911 = 1.907

USES	EACH FLOOR	NOS. OF FLOOR	TOTAL AREA	REQUIRED PARKING NO	REQUIRED PARKING AREA	PARKING PROVIDED OPEN	PARKING PROVIDED COVERED	PARKING PROVIDED TOTAL NO AND AREA
RESIDENTIAL AREA	233.66	4	934.64	934.64 / 120 = 7.888 SAY 8	8 x 25 = 200	2	8	10 NOS 192.462 SQ.M

TOTAL FLOOR AREA WITH C.B - 1265.82 + 9.8 = 1275.62 SQMT.

DOOR & WINDOW SCHEDULE

MARK	SIZE	MARK	SIZE
W1	1500x1350	D0	2100 x 2100
W2	1200x1350	D1	1050 x 2100
W2a	1000x1350	D2	900 x 2100
W3	900x1050	D3	750 x 2100
W4	600x750		

SPECIFICATIONS

1. 75 TH. 1ST CLASS BRICK SOLING IN FOUNDATION & FLOOR
2. 150 TH. 1:3:6 (CEMENT,SAND & KHOA) CEMENT CONCRETE IN FOUNDATION & FLOOR
3. FOUNDATION BRICK WORK WILL BE 1ST CLASS BRICK WITH 1:6 CEMENT MORTAR
4. 125 TH. & 75 TH. PARTITION BRICK WORK WILL BE 1:5 CEMENT MORTAR
5. 200TH. EXTERNAL WALLS WILL BE 1:6 CEMENT MORTAR
6. 25 TH. D.P.C. WILL BE 1:2:4 WITH PROPER WATER PROOFING COMPOUND
7. R.C.C. CONC. MIX WILL BE 1:2:4 CEMENT SAND & STONE CHIPS
8. ROOF AND LIME TERRACING WILL BE 100 TH. WITH PROPER MATERIALS AND MIXING
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 M - 20
12. ALL BUILDING MATERIALS WILL BE AS PER I.S. CODE & N.B.C. 1984

NOTES

1. ALL DIMENSIONS ARE IN MM.
2. ALL EXTERNAL WALLS ARE 200 TH. AND INTERNAL WALLS ARE 75 TH. IF NOT STATED OTHERWISE
3. SCALE - 1:100
4. SAFE BEARING CAPACITY OF SOIL 7 MT/SQ.M. ASSUMED
5. DEPTH OF SEPTIC TANK AND SEMI 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

DECLARATION OF E.B.A.

I HAVE CERTIFIED ON THE PLAN ITSELF WITH FULL RESPONSIBILITY THAT BUILDING PLAN (...) AS AMENDED FROM TIME TO TIME AND THAT THE SITE CONDITIONS INCLUDING THE ROAD WIDTH CONFORM WITH THE PLAN AND THAT IT IS A PERFECTLY SITE AND NOT A BANK OF A FILLED UP LAND.

SARBANI MAJUMDAR
COA. REG. NO. 92/15458
E.B.A No.- 055
UNDER RAJPUR SONARPUR MUNICIPALITY

SIGNATURE OF E.B.A.

STRUCTURAL CERTIFICATE

THE STRUCTURAL DESIGN AND DRAWING OF BOTH FOUNDATION AND SUPER STRUCTURE OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING ALL NECESSITIES INCLUDING THE SEISMIC LOAD AS PER NATIONAL BUILDING CODE OF INDIA, AND CERTIFIED THAT IT IS SAFE AND STABLE IN ALL ASPECT.

DIPANKAR BHOWMIK
B.E., M.I.E., F.I.S.
CHARTERED ENGINEER & VALUER
CHARTERED REGD. NO : M-144741 & F-100951
RAJPUR SONARPUR MUNICIPALITY
ENLISHMENT NO: 156/51, RUPSON, ESTD. 2014-15

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

SANKAR CHAKRABARTI
M. Tech (SOIL) MGA
Consultant Geotechnical Engg
Enlistment No. 06/01/T.E./RPSON

SIGNATURE OF GEO - TECHNICAL ENGINEER

Reshmi Gaze
Ketaki Das
Constituted Attorney of
KALLOL DE
PARTHA DEY
SUVRO DEY

SIGNATURE OF OWNER

PROJECT
PROPOSED G +IV STORIED RESIDENTIAL BUILDING AT HOLDING NO.437, UTTAR PURBA FARTABAD, WARD NO.28,KHATIAN NO. 370,663, J.L. NO- 47, DAG -3557, 3558, AT MOUZA - BARHANS FARTABAD, DIST.-24PGS.(S), UNDER RAJPUR SONARPUR MUNICIPALITY

NAME OF OWNER - KALLOL DE AND OTHERS

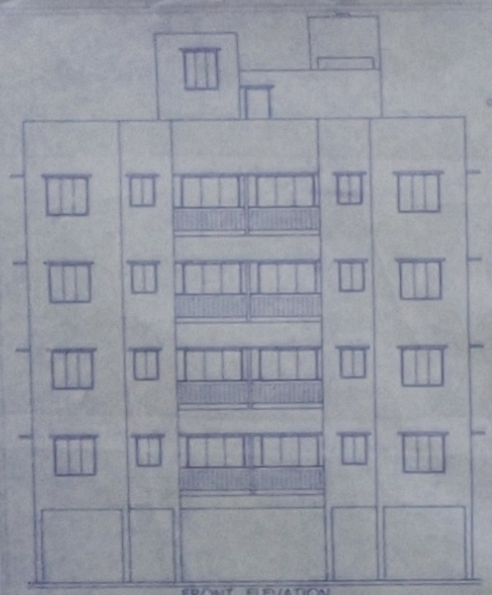
DRAWN	Sangita	SCALE	1:100
CHECKED	Dipankar	DATE	12.12.2020
APPROVED		DWG No.	

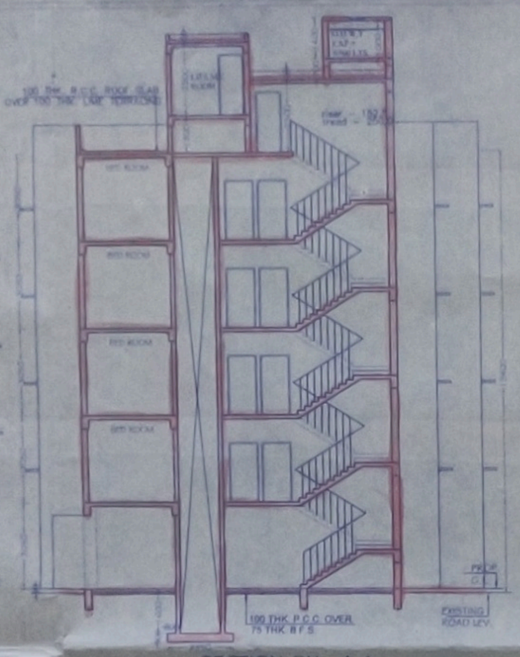
Sanyalson Associates
Consultant Pvt. Ltd.
CONSULTANT PLANNER & STRUCTURAL ENGINEERS
P-157 · RANJNGO PARK · KOLKATA-84

Checked by
12.11.2020
RAJPUR SONARPUR MUNICIPALITY

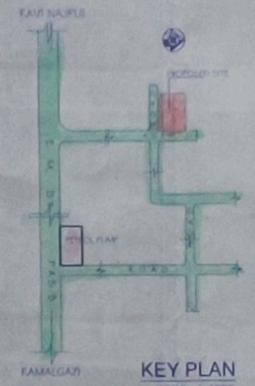
APPROVAL OF S.A.E
OFFICE USE ONLY

APPROVED
Plan No. 133/c/2/28/100 Date 05/12/2020
Valid Upto 05/12/2022
05/12/2020 — Mukul Kumar Bal, Assistant Engineer, In Charge, P.W.D.
05/12/2020 — Dr. Pallab Das, Chairperson, Board of Administrators
RAJPUR-SONARPUR MUNICIPALITY

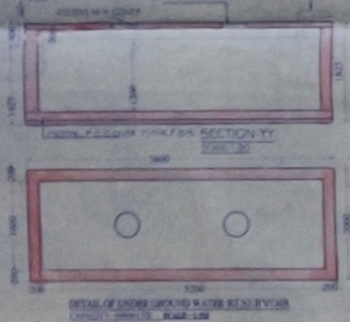


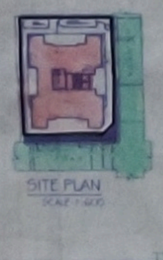


SECTION ON - A-A

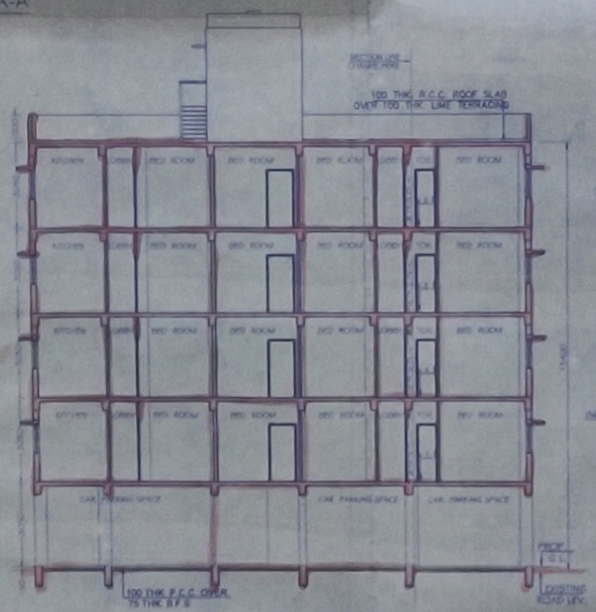


KEY PLAN
SCALE - 1:4000

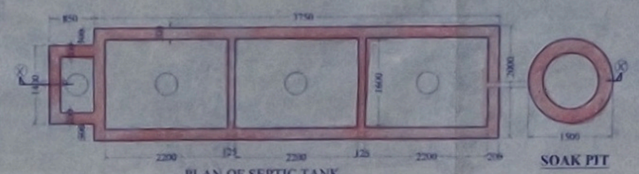




SITE PLAN
SCALE 1:400

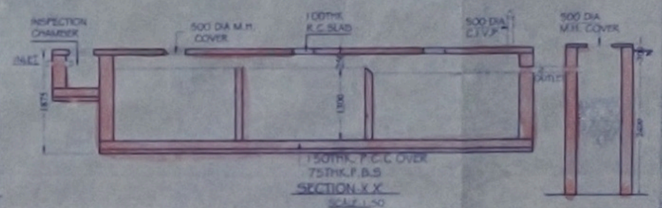


SECTION ON - B-B

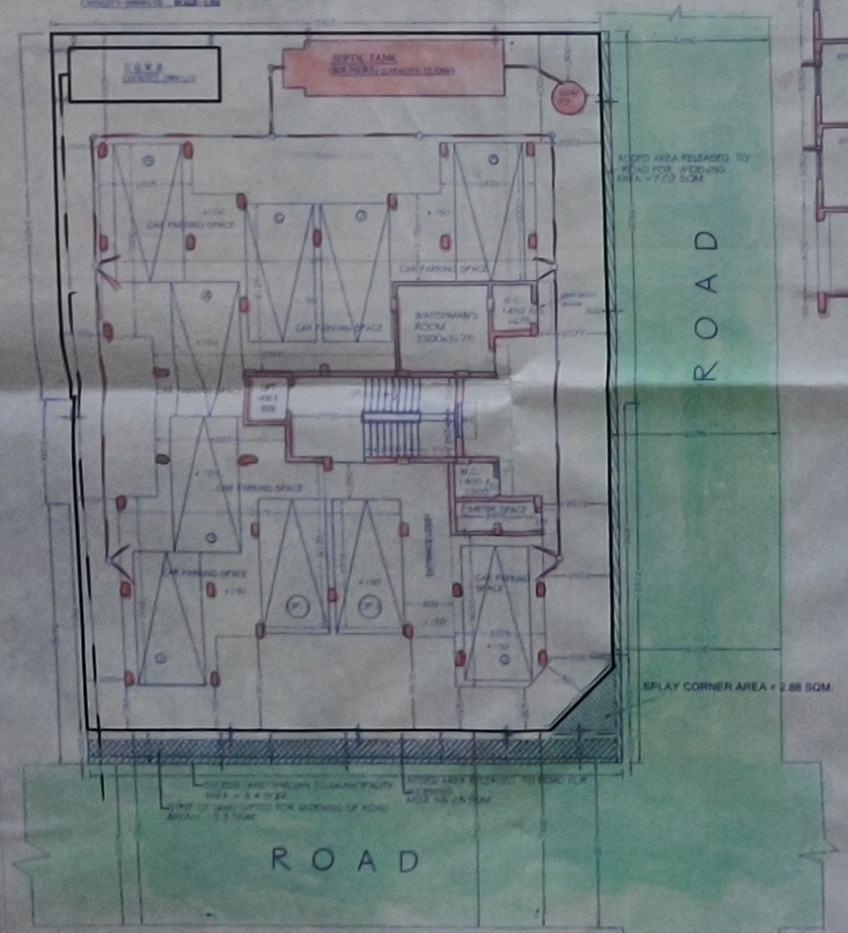


PLAN OF SEPTIC TANK
(8OUSERS) (CAPACITY- 13.728m³)
SCALE 1:50

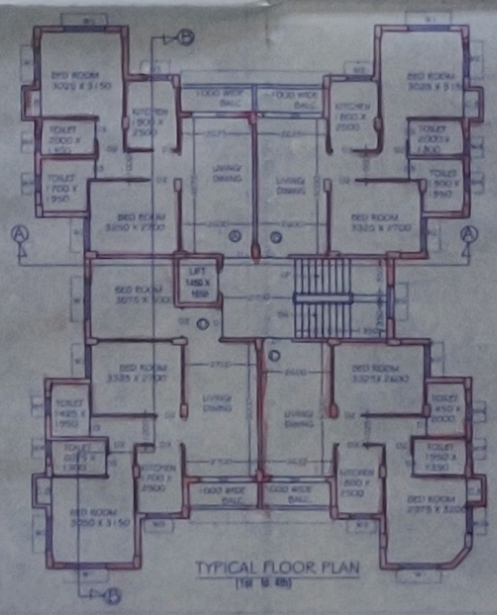
SOAK PIT



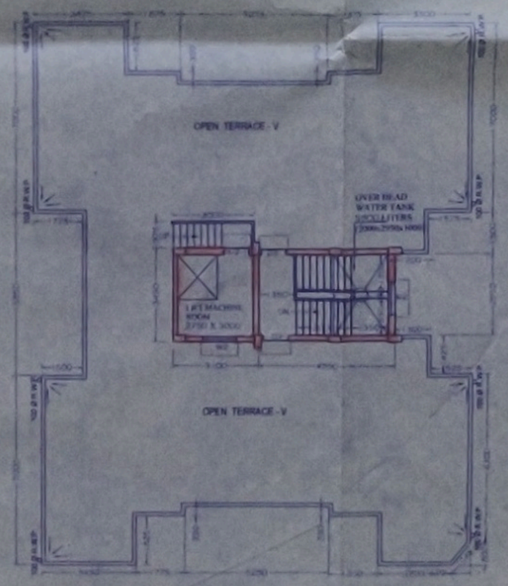
SECTION X X
SCALE 1:50



GROUND FLOOR AREA



TYPICAL FLOOR PLAN



ROOF PLAN