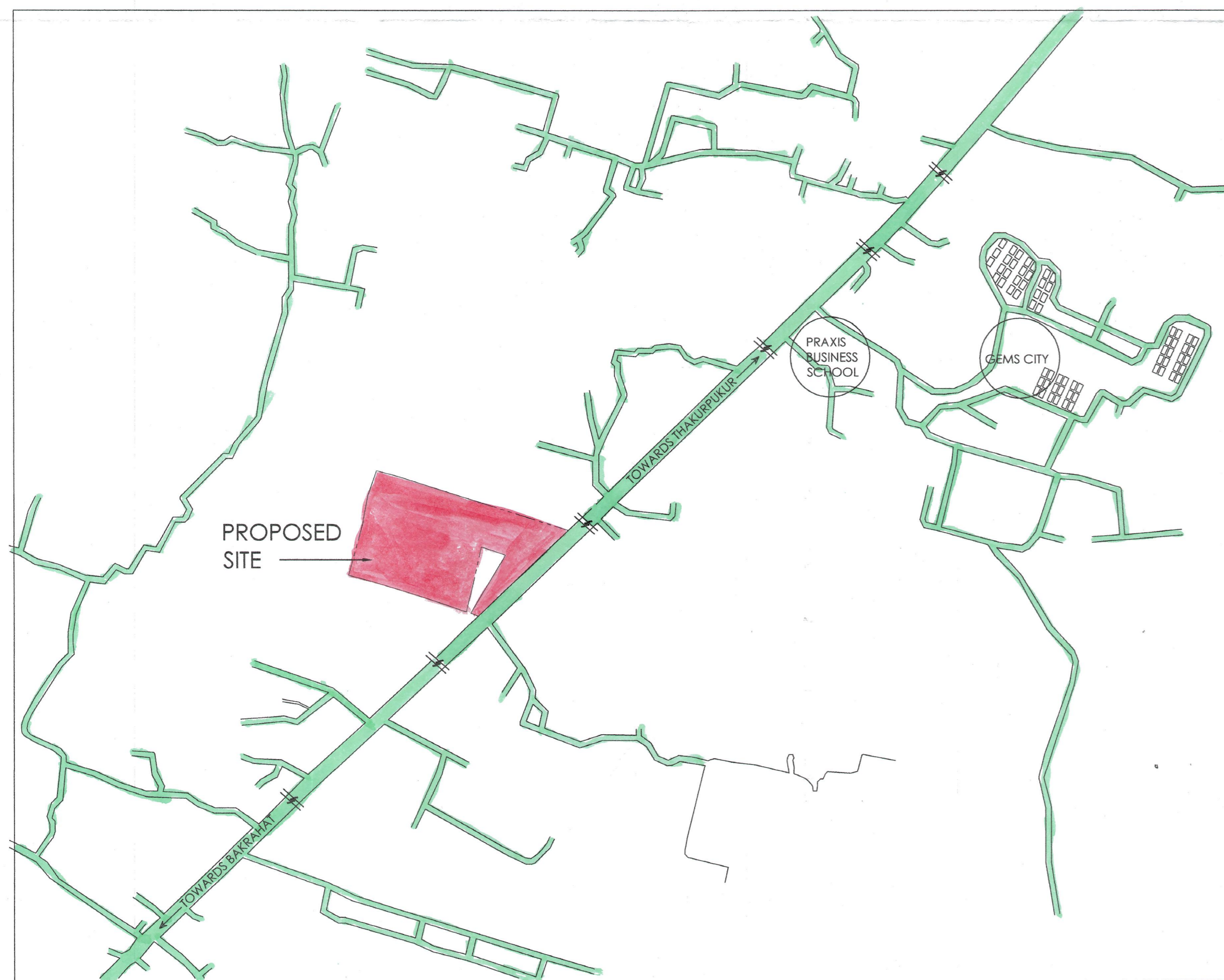
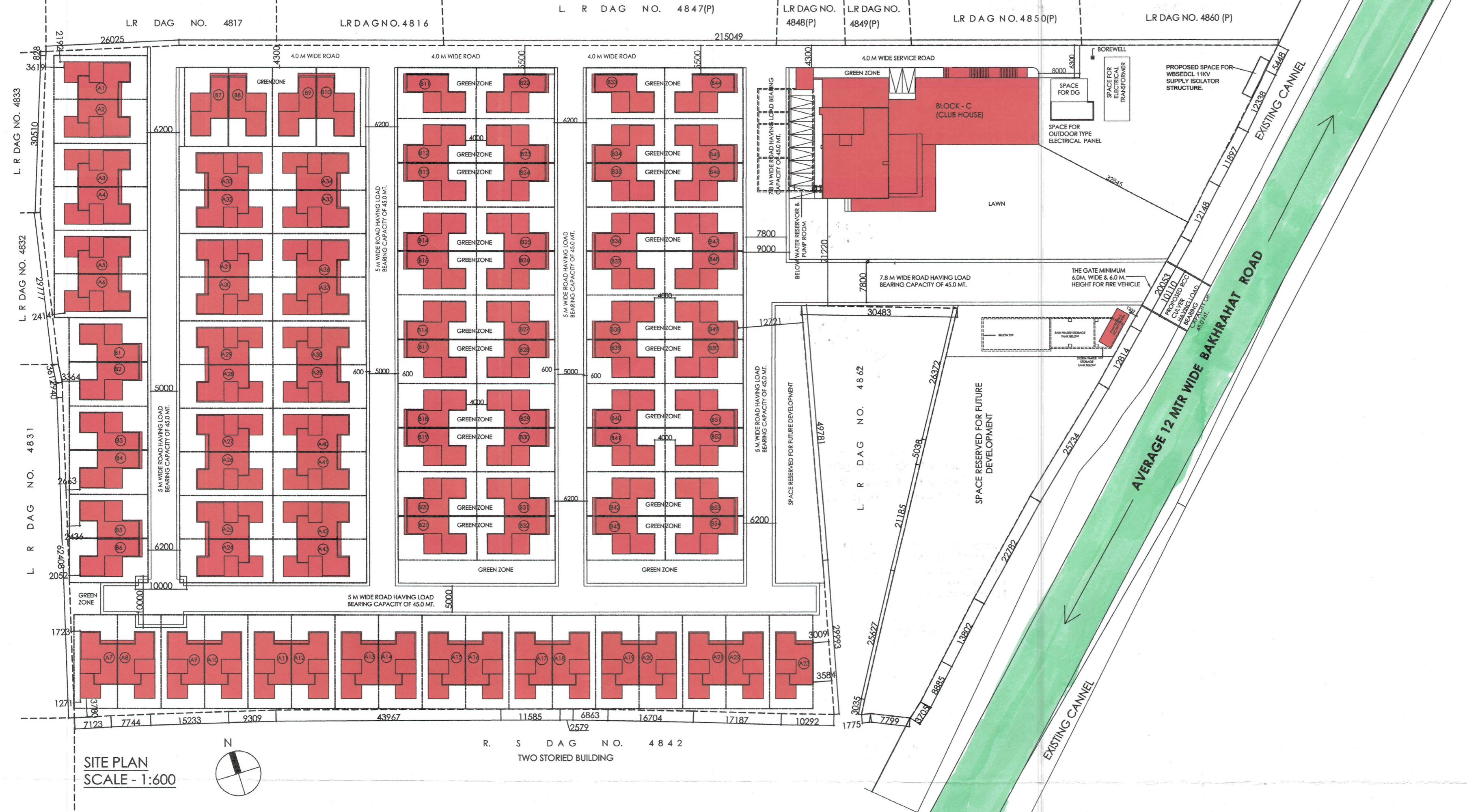


Latitude-22°25'29.3"N
Longitude-88°15'46.8"E



Area Statement		24976.65 Sqm	(As per Boundary Declaration)
Land Area	Residential	14.5 M	
Type of Building	Proposed Building Height	6.8 M (Two Storied)	
Permissible Building Height	Permissible Ground Coverage	50.00%	12,487.83 Sqm
Proposed Building Height	Proposed Ground Coverage	29.35%	7,328.94 sqm
Permissible FAR	Proposed Built-Up Area	2.250	14,962.66 sqm
Permissible FAR Builtup area	Proposed FAR Builtup area	0.547	56,196.21 Sqm
Proposed FAR Builtup area	Proposed FAR Builtup area	15,658.16	Sqm
Total No. of Apartments	Required Car Parking	107 nos	
Required Car Parking	Provided Car Parking	107 nos	
Proposed Green area	Proposed Green area	21.03%	5251.47 Sqm

Bungalow A - 4BHK (A1-A22) & (A24-A43) (Two Storied Residential Building)				
Floor	Built-Up Area (Sqm) Floor	No.	Total Built-Up Area (In SQM)	Total No. of Apartments
Ground Floor	76.20	1	76.20	
First Floor	59.39	1	59.39	
Stair Room	10.62	-	10.62	
Total			146.21	1.00

Bungalow A - 4BHK A23 (Two Storied Residential Building)				
Floor	Built-Up Area (Sqm) Floor	No.	Total Built-Up Area (In SQM)	Total No. of Apartments
Ground Floor	77.00	1	77.00	
First Floor	60.19	1	60.19	
Stair Room	10.62	-	10.62	
Total			147.81	1.00

Bungalow B - 3BHK (B1-B10) , (B12-B21) , (B23-B32) , (B34-B43) & (B45-B54) (Two Storied Residential Building)				
Floor	Built-Up Area (Sqm) Floor	No.	Total Built-Up Area (In SQM)	Total No. of Apartments
Ground Floor	62.29	1	62.29	
First Floor	60.79	1	60.79	
Stair Room	12.50	-	12.50	
Total			135.58	1.00

Bungalow B - 3BHK B11, B22, B33 & B44 (Two Storied Residential Building)				
Floor	Built-Up Area (Sqm) Floor	No.	Total Built-Up Area (In SQM)	Total No. of Apartments
Ground Floor	63.12	1	63.12	
First Floor	61.62	1	61.62	
Stair Room	12.50	-	12.50	
Total			137.24	1.00

Bungalow B - 3BHK B11, B22, B33 & B44 (Two Storied Residential Building)				
Floor	Built-Up Area (Sqm) Floor	No.	Total Built-Up Area (In SQM)	Total No. of Apartments
Ground Floor	65.87	1	65.87	
First Floor	298.55	1	298.55	
Second Floor	223.80	1	223.80	
Stair Room	39.60	1	39.60	
Total			1212.82	1173.22

Bungalow C - (Three Storied Club House)				
Floor	Built-Up Area (Sqm) Floor	No.	Total Built-Up Area (In SQM)	Total FAR Built-Up Area
Ground Floor	650.87	1	650.87	650.87
First Floor	298.55	1	298.55	298.55
Second Floor	223.80	1	223.80	223.80
Stair Room	39.60	1	39.60	39.60
Total			1212.82	1173.22

Total No. of Bungalows	1 no.			
Total Built-Up Area	1212.82 Sqm	...	[E]	
Total FAR Built-Up Area	1173.22 Sqm	...	[Z]	
Total Ground Coverage	650.86 Sqm	...	[A]	
Required Car Parking	10 nos.	...	[e]	
Security & Pump Room Built-Up Area	19.98 Sqm	...	[F]	
Security & Pump Room Ground Coverage Area	19.98 Sqm	...	[e]	
Basement of underground pump room Built-Up Area	113.27 Sqm	...	[G]	
UGR Staircase Ground Coverage Area	14.62 Sqm	...	[f]	

NOTES:

- ALL DIMENSIONS ARE IN MILLIMETERS.
- ONLY WRITTEN DIMENSIONS ARE TO BE FOLLOWED.
- ALL EXTERNAL WALLS ARE 200 MM THICK AND INTERNAL WALLS ARE 100 MM THICK BLOCK UNLESS OTHERWISE NOTED.
- W - WIDTH
T - TREAD
R - RISER

OWNER DECLARATION:

I/WE HEREBY DECLARE WITH FULL RESPONSIBILITY THAT I/WE SHALL ENGAGE ARCHITECT & ENGINEER DURING CONSTRUCTION, I/WE SHALL FOLLOW THE REGISTRATION OF ARCHITECT & ENGINEER DURING CONSTRUCTION OF THE BUILDING (AS PER PLAN). AUTHORITY WILL NOT BE RESPONSIBLE FOR STRUCTURAL STABILITY OF THE BUILDING & ADJOINING STRUCTURE. IF ANY SUBMITTED DOCUMENT ARE FALSE, THE AUTHORITY MAY REVOKE THE SANCTION PLAN.

CERTIFICATE OF STRUCTURAL STABILITY:

THIS IS TO CERTIFY THAT THE STRUCTURAL DESIGN AND DRAWING OF BOTH FOUNDATION AND SUPER STRUCTURE OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING THE SEISMIC LOAD AS PER THE NATIONAL BUILDING CODE OF INDIA AND CERTIFIED THAT IT IS SAFE AND STABLE IN ALL RESPECTS.

CERTIFICATE OF BUILDING PLAN:

I/DO HEREBY CERTIFY WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS BEEN DRAWN UP AS PER THE LAW, THAT THE WIDTH OF THE ADJOINING ROAD CONFORMS WITH THE PLAN AND IS A BUILDABLE SITE NOT A TANK OR A FILLED UP TANK. THE SITE PLAN KEY PLAN AGREES WITH THE SITE. THE NOTES DEMARKATED BY BOUNDARY WALLS & MEASUREMENTS TALLY WITH THE REGD. DEED PLAN.

TITLE:
OVERALL SITE PLAN, AREA STATEMENT & LOCATION PLAN

CLIENT:
REGAL VINTRADE PVT. LTD. & OTHERS

ARCHITECT:
Abin Design Studio
ARCHITECTURE | INTERIOR | EXHIBITION | PRODUCT DESIGN | GRAPHICS
602, HINDUSTAN PARK, GARDHANI, KOLKATA 700026, INDIA
E-MAIL: contact@abindesignstudio.com

STRUCTURAL CONSULTANT:
ADROTT CONSULTANTS
10/3, PANCHARATNA ROAD
KOLKATA-700026

PROJECT:
PROPOSED TWO STORIED BUNGALOW (COMPRENSING OF 54 NOS. 3BHK & 43 NOS. 4BHK BUNGALOWS) & THREE STORIED CLUB HOUSE AT MOUZA - RASAPUNJA, LR DAG NO. 4861, 4842, 4841, 4843, 4840, 4839, 4839, 4846, 4837, 4836, 4835, 4834, 4844, 4845, 4847(P), 4848(P), 4849(P), 4850(P), 4840(P) UNDER L.R.KHATIAN NO.5367, J.L. NO. 15, AT P.S - BISHNUPUR, DISTRICT - SOUTH 24 PARGANAS, WEST BENGAL, UNDER RASAPUNJA GRAM PANCHAYET.

DATE: 10.09.2022
REV. DATE: -
SCALE: AS SHOWN
DRAWN BY: K.M.
CHKD. BY: J.M.

REVISIONS:

DATE: 10.09.2022
REV. NO. 01
DESCRIPTION: -
BY: J.M.
CHKD. BY: J.M.

SIGNATURE OF OWNER: Mehak Majumdar, M.O.E. (Struct), E-3, 15/1 of GAO, S.T.L. ROAD, ESTER, KOLKATA 10/00020, TRIPURKONJESHEE/11-12

SIGNATURE OF ARCHITECT: Jui Mallik, ARCHITECT - JUI MALLIK, COA REGN. NO. - CA/98/23840

SIGNATURE OF STRUCTURAL CONSULTANT: Adrott Consultants