



GROUND FLOOR PLAN
SCALE - 1:100

PART - B:							
1. AREA OF LAND (AS PER DEED) = 02 B-08 K-00 CH-18 SQ. FT.	=	3212.370	SQM				
2. AREA OF LAND (AS PER SITE)	=	3212.370	SQM				
3. AREA OF LAND (AS PER BOUNDARY DECLARATION)	=	3212.370	SQM				
4. SPILT CORNER AREA	=	1.947	SQM				
5. a) PERMISSIBLE GROUND COVERAGE (50%)	=	1606.185	SQM				
b) PROPOSED GROUND COVERAGE (31.874%)	=	1023.907	SQM				
6. a) PROPOSED HEIGHT (IN MM.)	=	3995/00	MM				
b) ROAD WIDTH (IN MM.) (AS PER SURVEY)	=	9891	MM				
7. PROPOSED AREA CALCULATION :							
a) FOR RESIDENTIAL (BLOCK - A):				EXEMPTED AREA			
AT FLOOR	COVERED AREA	CUTOFF	GROSS AREA	STAR & STAR LOBBY AREA	LIFT LOBBY AREA	NET FLOOR AREA	
GROUND FLOOR	490.018	0.00	490.018	22.50	6.00	461.518	
1ST FLOOR	402.917	12.91	390.007	22.50	6.00	361.507	
2ND FLOOR	402.917	129.129	273.788	22.50	6.00	245.289	
3RD FLOOR	402.917	13.801	389.116	22.50	6.00	360.616	
4TH FLOOR	402.917	13.801	389.116	22.50	6.00	360.616	
5TH FLOOR	402.917	13.801	389.116	22.50	6.00	360.616	
6TH FLOOR	402.917	13.801	389.116	22.50	6.00	360.616	
7TH FLOOR	402.917	13.801	389.116	22.50	6.00	360.616	
8TH FLOOR	402.917	13.801	389.116	22.50	6.00	360.616	
9TH FLOOR	402.917	13.801	389.116	22.50	6.00	360.616	
10TH FLOOR	402.917	13.801	389.116	22.50	6.00	360.616	
11TH FLOOR	402.917	13.801	389.116	22.50	6.00	360.616	
TOTAL	4922.105	266.248	4655.857	270.00	72.00	4313.857	
b) FOR RESIDENTIAL (BLOCK - B):							
AT FLOOR	COVERED AREA	CUTOFF	GROSS AREA	STAR & STAR LOBBY AREA	LIFT LOBBY AREA	NET FLOOR AREA	
GROUND FLOOR	533.889	0.00	533.889	22.50	6.00	505.389	
1ST FLOOR	429.381	15.085	414.296	22.50	6.00	385.796	
2ND FLOOR	429.381	153.095	276.286	22.50	6.00	247.786	
3RD FLOOR	406.509	15.085	391.424	22.50	6.00	362.924	
4TH FLOOR	406.509	15.085	391.424	22.50	6.00	362.924	
5TH FLOOR	406.509	15.085	391.424	22.50	6.00	362.924	
6TH FLOOR	406.509	15.085	391.424	22.50	6.00	362.924	
7TH FLOOR	406.509	15.085	391.424	22.50	6.00	362.924	
8TH FLOOR	406.509	15.085	391.424	22.50	6.00	362.924	
9TH FLOOR	406.509	15.085	391.424	22.50	6.00	362.924	
TOTAL	4238.214	273.775	3964.439	225.00	60.00	3679.439	
B. TENEMENTS & CAR PARKING CALCULATION :							
a) RESIDENTIAL (BLOCK - A):							
MARKED	TENEMENT SIZE	ACTUAL TENEMENT AREA	NO. OF TENEMENT	REQUIRED CAR PARKING			
A	125.591	155.984	9	100<200	9		
B	101.775	126.405	11	100<200	11		
C	101.507	126.072	10	100<200	10		
TOTAL NO. OF CAR FOR RESIDENTIAL					30		
b) RESIDENTIAL (BLOCK - B):							
MARKED	TENEMENT SIZE	ACTUAL TENEMENT AREA	NO. OF TENEMENT	REQUIRED CAR PARKING			
A	125.591	156.738	7	100<200	7		
B	102.398	127.793	9	100<200	9		
C	102.388	127.793	9	100<200	9		
TOTAL NO. OF CAR FOR RESIDENTIAL					25		
c) ASSEMBLY (BLOCK - A):							
AT FLOOR	COVERED AREA	CARPET AREA	REQUIRED CAR PARKING				
1ST FLOOR	227.989	210.589	7				
TOTAL NO. OF CAR FOR ASSEMBLY FOR BLOCK "A"					7		
d) ASSEMBLY (BLOCK - B):							
AT FLOOR	COVERED AREA	CARPET AREA	REQUIRED CAR PARKING				
1ST FLOOR	148.463	138.013	4				
TOTAL NO. OF CAR FOR ASSEMBLY FOR BLOCK "B"					4		
9. TOTAL REQUIRED CAR PARKING = (30+25+7) = 66 NOS.							
10. TOTAL PROVIDED CAR PARKING = (19+60+5+20) = 104 NOS.							
11. PERMISSIBLE AREA FOR PARKING = (49*25) = 1225.00 SQM							
12. PROVIDED AREA OF PARKING = (373.949+434.037) = 807.986 SQM							
13. a) PERMISSIBLE F.A.R. = 2.25							
b) PROPOSED F.A.R. [(7993.296-807.886)/3212.370] = 2.237							
14. STAR HEAD ROOM AREA = (28.225*128.450) = 3616.73 SQM							
15. LIFT HEAD ROOM AREA = (21.859*22.180) = 484.94 SQM							
16. OVER HEAD TANK AREA = (18.810*18.610) = 349.16 SQM							
17. TERRACE AREA = (490.023*533.889) = 261521.91 SQM							
18. AREA OF CUP-BOARD = (79.245*4) = 316.98 SQM							
19. AREA OF FIRE REFUGE PLATFORM = (20.845*21.625) = 450.71 SQM							
20. SWIMMING POOL AREA = 70.926 SQM							
21. GATE GOOMY AREA = 6.250 SQM							
22. OTHER AREA ONLY FOR FEES = (STAR HEAD ROOM AREA + LIFT LOBBY AREA+AREA OF CUPBOARD+FIRE REFUGE PLATFORM AREA+SWIMMING POOL AREA+GATE GOOMY AREA) = 362.465 SQM							
23. PERMISSIBLE TREE COVER AREA = (15%) = 481.856 SQM							
24. PROPOSED TREE COVER AREA = (15.352%) = 493.166 SQM							
25. AREA OF S.P. = 33.656 SQM							
26. SOLAR AREA= (16.929+19.045) = 35.974 SQM							
27. RELAXATION OF AUTHORITY, IF ANY =							

SCHEDULE OF DOORS & WINDOWS

TYPE	SILL	LINTEL	SIZE	TYPE	SILL	LINTEL	SIZE
D1	-	2250	1800x2250	W	900	2250	1200x1250
D2	-	2250	1100x2250	W	275	2250	1600x1975
D3	-	2250	900x2250	W	275	2250	1300x1975
D4	-	2250	750x2250	W	275	2250	900x1975
D5	-	2250	1800x2250	W	900	2250	900x1200
D6	-	2250	900x2250	W	900	2250	1500x1250
D7	-	1200	2250	V	1200	2250	600x1050

NOTES AND SPECIFICATIONS

- ALL DIMENSIONS ARE IN MM UNLESS OTHERWISE NOTED.
- PROJECTION OF CHAMFER CORNER IS 400 MM.
- ALL OTHER SPECIFICATION AS PER IS CODE OR N.A.C.
- 10MM THK. PLASTER TO OUTER WALLS AND 12MM THK. PLASTER TO INNER WALLS AND 6MM THK. PLASTER TO CEILING.
- EXTERNAL WALLS ARE 200MM THK. AND ALL INTERNAL WALLS ARE 125MM THK. UNLESS OTHERWISE MENTIONED IN THE DRAWING.
- THE DEPTH OF U.G.W.R. DOES NOT EXCEED THE DEPTH OF NEARBY BUILDING FOUNDATION.
- THIS DRAWING IS A PROPERTY OF ARCHITECTONIC SERVICES AND IT SHOULD NOT BE COPIED OR REPRODUCED WITHOUT WRITTEN CONSENT OF THE FIRM.

(1) ARCHITECT DECLARATION:
I, the undersigned, being a duly qualified Architect, certify that the Building Plan has been drawn up as per provision of K.M.C. Building Rules 2009 as amended from time to time and that the site conditions including the abutting road conforms with the Plan which has been measured and verified by me. It is a building site and not a tank or filled up tank. The land is demarcated by boundary wall. The construction of Under Ground water tank and septic tank will be completed before starting of building foundation work.

RAJ KUMAR AGARWAL
COUNCIL REGISTRATION NO. CA/94/1940
ADDRESS:
RAJ AGRAWAL & ASSOCIATES
88, ROYD STREET (2ND FLOOR), KOLKATA-700015
NAME OF ARCHITECT

(2) GEO TECHNICAL ENGINEER DECLARATION:
Certified that the structural design and drawing of both foundation and superstructure of the building has been made by E.S.E. considering all possible loads including the seismic load as per National Building Code of India and certified that it is safe and stable in all respect based on my soil investigation report conducted by BOSE ENGINEERS, 53, Purna Chandra Mitra Lane, Kolkata - 700013.

SUJIT KUMAR BOSE
License no. G.T/112
NAME OF GEO TECHNICAL ENGINEER

(3) E.S.E. DECLARATION:
The structural design and drawing of both foundation and super structure of the building has been made by me considering all possible load including seismic load as per National Code of India and certified that it is safe and stable in all respect.

SANJIV PAREKH
License no. 104/13 K.M.C.
NAME OF STRUCTURAL REVIEWER

(4) OWNERS DECLARATION:
We do hereby declare with full responsibility that I shall engage ARCHITECT & E.S.E. during construction. We shall follow the instructions of ARCHITECT & E.S.E. authority will not be responsible for structural stability of the building and adjoining building. If any structural documents are found to be false the K.M.C. will revoke the sanction from the construction of water reservoir and septic tank will be undertaken under the guidance of E.S.E. / ARCHITECT before starting of the Building foundation work.

MANISH KUMAR SHARMA
DIRECTOR
GLANT BUILDERS PVT. LTD.
NAME OF OWNER / APPLICANT

BUILDING PERMIT NO.: 202212982
DATE: 31-MAR-23 VALID UP TO: 30-MAR-28

DIGITAL SIGNATURE OF A.E. DIGITAL SIGNATURE OF E.E.

PROJECT - PROPOSED PLAN OF TWO NOS. BLOCK BUILDING OF G+IX STOREY (E.S.S.M. HT. 1) (BLOCK - 2) & G+XI STOREY (39.95 M. HT.) (BLOCK - 1) RESIDENTIAL BUILDING AT PREMISES NO. 1275, SURVEY PARK, WARD NO - 109, BOROUGGH - XII, P.S.-KASBA (PREVIOUSLY TOLLYGUNO), R.S. DAG NO - 1002, R.S. KHATAN NO - 484, MOUZA - RAJAPUR, KOLKATA - 700075, AS PER KMC ACT 1980 AND AS PER B/R 2009.

TITLE: GROUND FLOOR PLAN

DATE: 24/1/23
SCALE: 1:50, 1:100, 1:400, 1:800
DWG. NO.: ARCH/2018/660
SHEET NO.: 05 OF 07
DRAWN BY: SMRITI

N
RAJ AGRAWAL & ASSOCIATES
88, ROYD STREET, CALCUTTA-16