

Project Title: SITE PLAN FOR L.U.C.C.

PROP. SITE PLAN OF **MISS SONIA KAUR LAMBA** D/O LT. JASPAL SINGH [REDACTED] AT SITE ADDRESS BURDAMAN ROAD, NEAR TINBATTI MORE, P.O. SILIGURI, DIST. JALPAIGURI, P.S. BHAKTINAGAR, WARD NO. 32 (S.M.C.), OFFICIAL ADDRESS CHURCH ROAD, SILIGURI, P.O. & P.S. SILIGURI, DIST. DARJEELING.

AREA STATEMENT: SILIGURI JALPAIGURI DEVELOPMENT AUTHORITY	VERSION NO. 1.0.1	
PROJECT DETAIL	VERSION DATE: 30/08/2017	
Application No.	Plot Use Residential	
Application Type: General Proposal	Plot Sub Use: Resi/Comm Bldg	
Project Type: LUCC	Land Use Zone: Residential	
Nature of Development: New	Abutting Road Width: 25.24	
Location: Siliguri Urban Area	Plot No. :-	
Sub Location: Siliguri (M)	Sheet No.: RS 15, LR 182	
Spectral Project Type: NA	House No. :-	
Ward No: 32	North: L/O PANNALAL KRISHAN LAL	
Name of Street: NA	South: SOLD LAND OF TACHHIRUDDIN MD.	
Village Name: DABGRAM	East: UNION BOARD ROAD	
	West: 25.24 M WIDE AH-2 ROAD.	
AREA DETAILS		
AREA OF PLOT (Minimum)	(A)	902.32
NET AREA OF PLOT	(A-Deductions)	902.32
BALANCE AREA OF PLOT	(A-Deductions)	902.32
PLOT AREA FOR COVERAGE	(A-Deductions)	902.32
Plot Area for FAR	(A-Deductions)	902.32
COVERAGE CHECK		
Proposed Coverage Area (50.00%)		451.14
Proposed Ground Coverage Area (50.00%)		451.14
Total Prop. Coverage Area (50.00%)		451.14
FAR CHECK		
BUILT UP AREA CHECK		
Total Builtup Area		0.00
ARCH/ENGG/SUPERVISOR (Regd)		OWNER
DEVELOPMENT AUTHORITY		LOCAL BODY

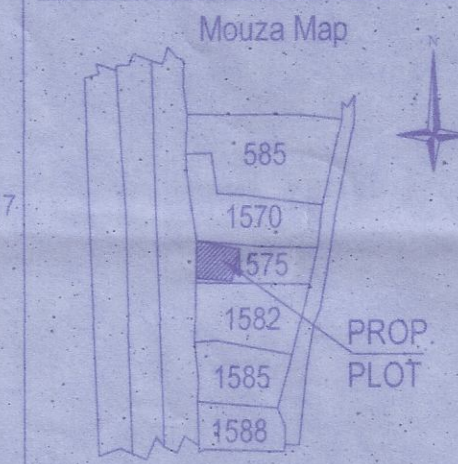
LAND SCHEDULE :-

MOUZA :- DABGRAM
 PARGANA :- BAIKUNTHAPUR
 J.L. NO. :- 2
 SHEET NO. :- R.S. 15, L.R. 182
 KHATIAN NO. :- R.S. 1123/9, L.R. 21
 PLOT NO. :- R.S. 586/1575, L.R. 17
 TOUZI NO. :- 3
 WARD NO. :- 32 (S.M.C.)
 POLICE STN. :- BHAKTINAGAR
 DISTRICT :- JALPAIGURI

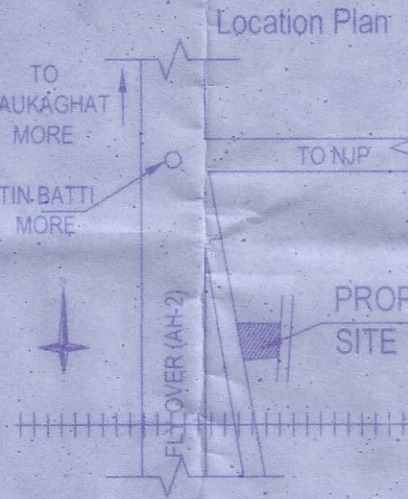
LAND AREA :-

AS PER DEED = 1133.12 SQ.M.
 AS PER KHATIAN = 1133.12 SQ.M.
 AS PER SITE = 902.32 SQ.M.

MOUZA MAP (N.T.S.) :-



KEY MAP (N.T.S.) :-



LAND AREA :-

AS PER DEED = 1133.12 SQ.M.
 AS PER KHATIAN = 1133.12 SQ.M.
 AS PER SITE = 902.32 SQ.M.

PERM. GR. COVERAGE = 50% OR 451.16 SQ.M.
 PROP. GR. COVERAGE = 49.9934 OR 451.10 SQ.M.
 CGMMERIAL AREA PROVIDED = 112.50 SQ.M. (25% ON GROUND COVERAGE)
 PROP. GROUND (PARKING) + 5 STORIED RESI. CUM COMM. (MERCANTILE RETAIL SHOP) BUILDING.

FLOORS	PARKING AREA IN SQ.M	STAIRCASE AREA IN SQ.M	COMMERCIAL AREA IN SQ.M	RESIDENTIAL AREA IN SQ.M	TOTAL AREA	REMARKS
GROUND	276.60	62.00	112.50	X	451.10	COMMERCIAL/PARKING (MERCANTILE RETAIL SHOP)
FIRST	X	62.00	X	389.10	451.10	RESIDENTIAL
SECOND	X	62.00	X	389.10	451.10	RESIDENTIAL
THIRD	X	62.00	X	389.10	451.10	RESIDENTIAL
FOURTH	X	62.00	X	389.10	451.10	RESIDENTIAL
FIFTH	X	62.00	X	389.10	451.10	RESIDENTIAL
TOTAL	276.60	372.00	112.50	1945.50	2706.60	

DECLARATION:-
 I WE DO HEREBY DECLARE THAT WE SHALL MAINTAIN 2.5 MT. AS FRONT OPEN SPACE, AND WE SHALL NOT CONSTRUCT WITHIN THIS FRONT OPEN SPACE

COLOR INDEX

PLOT BOUNDARY	—————
ABUTTING ROAD	—————
PROPOSED WORK (COVERAGE AREA)	—————
EXISTING (To be retained)	—————
EXISTING (To be demolished)	—————

MARGIN DETAIL

Building / Wing Name	Road Name	Front Margin	Ground Pwork Front Margin	Rear Margin	Ground Pwork Rear Margin	Side1 Margin	Ground Pwork Side1 Margin	Side2 Margin	Ground Pwork Side2 Margin
PROP. WORK	25.24 M WIDE AVG. AH-2 ROAD	3.50	3.50	5.06	5.06	4.00	4.00	4.00	4.00



SITE PLAN
 SCALE - 1:100 (FOR PRINT)
 SCALE - 1:1 (FOR DRAWING)

Sonia Kaur Lamba
 SIGNATURE OF OWNER

Somendra Bhadra
 B.E. (Civil) M.I.E.
 Licensed Building Surveyor
 S.J.D.A. License No.-LBS/A/5
 SIGNATURE OF L.B.S.