

PROJECT:-

PROPOSED ARCHITECTURAL PLAN OF G+3 STORIED RESIDENTIAL CUM COMMERTIAL BUILDING OF 1) SMT ALPANA BISWAS W/O SRI SUBHANKAR BISWAS 2) SRI PRONAY BISWAS S/O SRI SUBHANKAR BISWAS 3) SRI SUBHENDU BISWAS S/O SRI ADHIR BISWAS 4) SRI GOPAL BISWAS S/O SRI ADHIR BISWAS, IN MOUZA - SUKCHAR, J.L. No.- 09, R.S. No.-14, TOUZI No.-156, R.S. DAG NO-3222, L.R. DAG NO-7230, R.S. KHATIAN NO-985, MODIFIED KHATIAN NO-757, NEW KHATIAN NO-5358,5359,5360 & 5361, WARD No.-2, HOLDING No.- 43, AT RAJA ROAD, UNDER PANIHATI MUNICIPALITY, P.S. - KHARDAH, DIST:- NORTH 24 PARGANAS.

BUILDING AREA STATEMENT:-

SPECIFICATION:-

- 1) AREA OF LAND(As per deed.) :- 330.82 SQ.M. OR 3561.00 SFT. (04 K - 15 CH - 06 SFT.) (M/L)
- 2) AREA OF LAND(As per phy.) :-330.76 SQ.M. OR 3560.30 SFT. (04 K - 15 CH - 5.30 SFT.) (M/L)
- 3) GIFT AREA OF LAND :-22.39 SQ.M. OR 241.00 SFT. (0K-05 CH - 16 SFT.) (M/L)
- 4) AREA OF LAND(After gift) :-308.38 SQ.M. OR 3319.29 SFT. (04 K-09 CH- 34.29 SFT.) (M/L)
- 5) ROAD WIDTH (Before land gift) :-3657 MM. WIDE ROAD
- 6) ROAD WIDTH (After land gift) :-5029 MM. WIDE ROAD
- 4) PERMISSIBLE HEIGHT OF BUILDING :-12.50 METER
- 5) PROPOSED HEIGHT OF BUILDING :-12.15 METER
- 6) PROPOSED COVERED AREA :- 174.72 SQ.M. OR 1880.90 SFT
- 7) PROPOSED GROUND COVERAGE :- 56.66%
- 8) PERMISSIBLE GR. COVERAGE :- 59.40%
- 9) PRINCIPAL OCCUPANCY :-RESIDENTIAL
- 10) PERMISSIBLE F.A.R. :-1.75
- 11) PROPOSED F.A.R. :-{(174.72X3)X0.90}+21.00/308.37=1.70 (OK)

COVER AREA CALCULATION:-

- 1) PRO. COVE. AREA OF GROUND FL.- 172.74 SQ.M/1880.90 SFT
- 2) PRO. COVE. AREA OF FIRST FL.- 172.74 SQ.M/1880.90 SFT
- 3) PRO. COVE. AREA OF SECOND FL.- 172.74 SQ.M/1880.90 SFT
- 4) PRO. COVE. AREA OF THIRD FL.- 172.74 SQ.M/1880.90 SFT

CARPET AREA CALCULATION:-

- 1) PRO. CARPET AREA OF GROUND FL.- 152.89 SQ.M/1645.70 SFT
- 2) PRO. CARPET AREA OF FIRST FL.- 152.89 SQ.M/1645.70 SFT
- 3) PRO. CARPET AREA OF SECOND FL.- 152.89 SQ.M/1645.70 SFT
- 4) PRO. CARPET AREA OF THIRD FL.- 152.89 SQ.M/1645.70 SFT

- 1) PROP. COVER AREA OF CAR PARKING:- 153.83 SQ.M / 1655.82 SFT
 - 2) PROP. CARPET AREA OF CAR PARKING:- 134.60 SQ.M / 1448.83 SFT
- 3) FLAT AREA CALCULATION:**
- FLAT AREA CALCULATIONS:- 03 NOS. OF FLAT ON TYP. EACH FLOOR. FLAT ON GR. FLOOR=00 NOS. FLAT AREA CALCULATIONS- TOTAL FLAT OF ALL FLOOR=09 NOS.
- 4) PROP. COMMON LOBBY AREA AT RESIDENTIAL FLOOR:- 6.70 SQ.M / 72.11 SFT
 - 5) PROP. COMMON LOBBY AREA AT GROUND FLOOR:- 6.70 SQ.M / 72.11 SFT
 - 6) PROP. COVERED AREA OF STAIR HEAD ROOM:- 19.30 SQ.M / 207.74 SFT
 - 7) PROP. COVERED AREA OF LIFT MACHINE ROOM:- 19.30 SQ.M / 207.74 SFT
- 8) CAR PARKING CALCULATION:**
- TOTAL RESIDENTIAL FLOOR AREA :- 174.72X3 = 524.22 SQM
 NOS. OF CAR PARKING REQUIRED :- 524.22 / 150 = 3.5 NOS SAY 4 NOS.

DOOR'S & WINDOW'S SCHEDULE					
DOORS			WINDOWS		
MARK	WIDTH	HIGHT	MARK	WIDTH	HIGHT
D	1200	2000	W1	1500	1200
D1	900	2000	W2	900	1200
D2	750	2000	W3	600	500
			S/W	1200	1200

ALL DIMENSIONS ARE IN MM.

DECLARATION OF OWNER

CERTIFIED THAT I/WE SHALL NOT ON OR LATER DATE MAKE ANY ADDITION OR ALTERATION YO THIS PLAN SO AS TO CONVERT IT FOR MY/OUR USE OR ALLOW IT TO BE USED FOR SEPERATE FLATS PER FLOOR/STOREY.

CERTIFIED THAT I/WE HAVE GONE THROUGH BUILDING RULES FOR THE PANIHATI MUNICIPALITY AND ALSO UNDERTAKE TO ABITE BY THOSE RULES DURING AND AFTER CONSTRUCTION OF THE BUILDING.

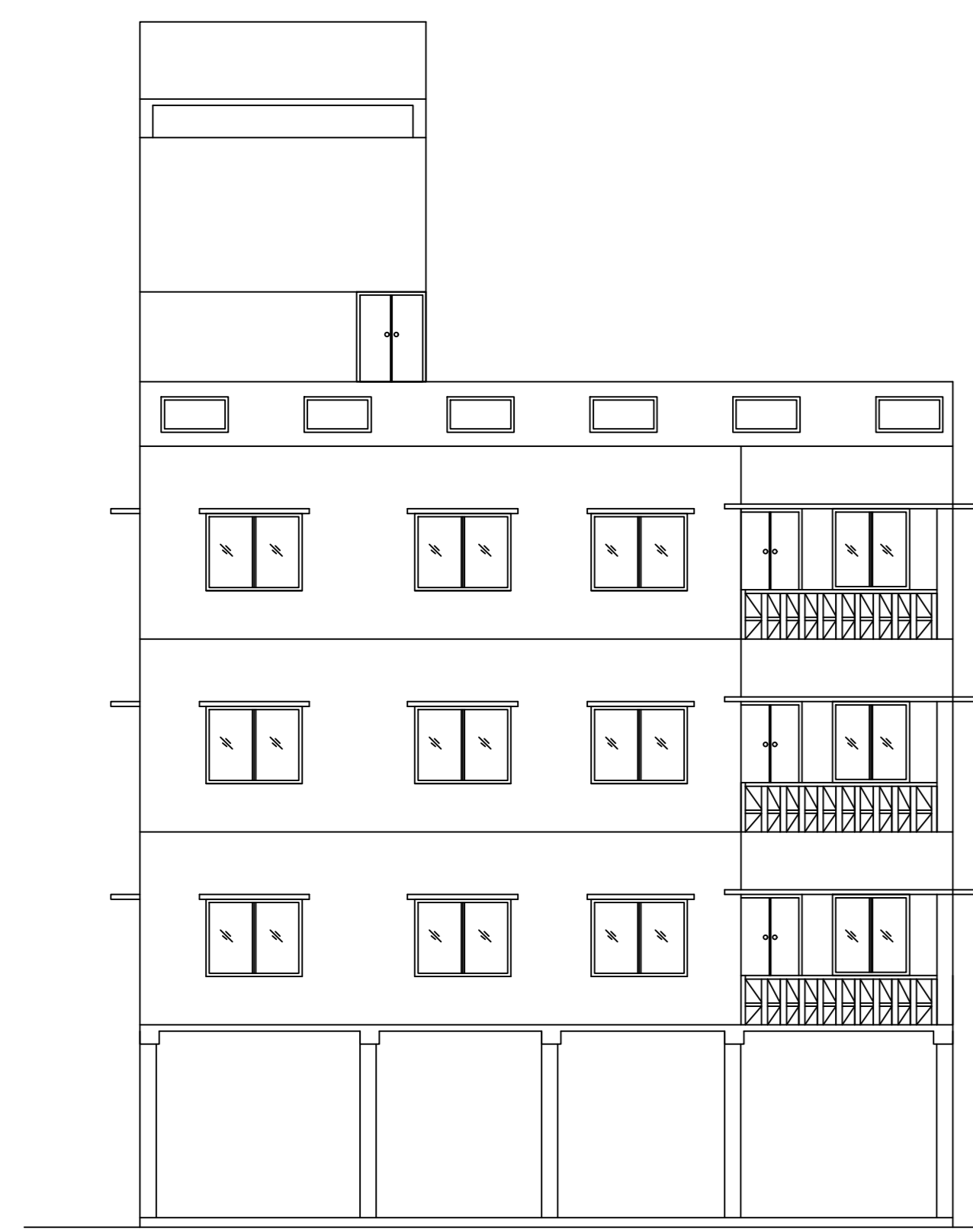
CERTIFIED THAT I/WE ALSO UNDERTAKE TO REPORT OF COMMENCEMENT BEFORE SEVEN DAYS AND COMPLETION WOULD BE REPORTED WITHIN THIRTY DAYS.

SIGN. OF OWNER'S

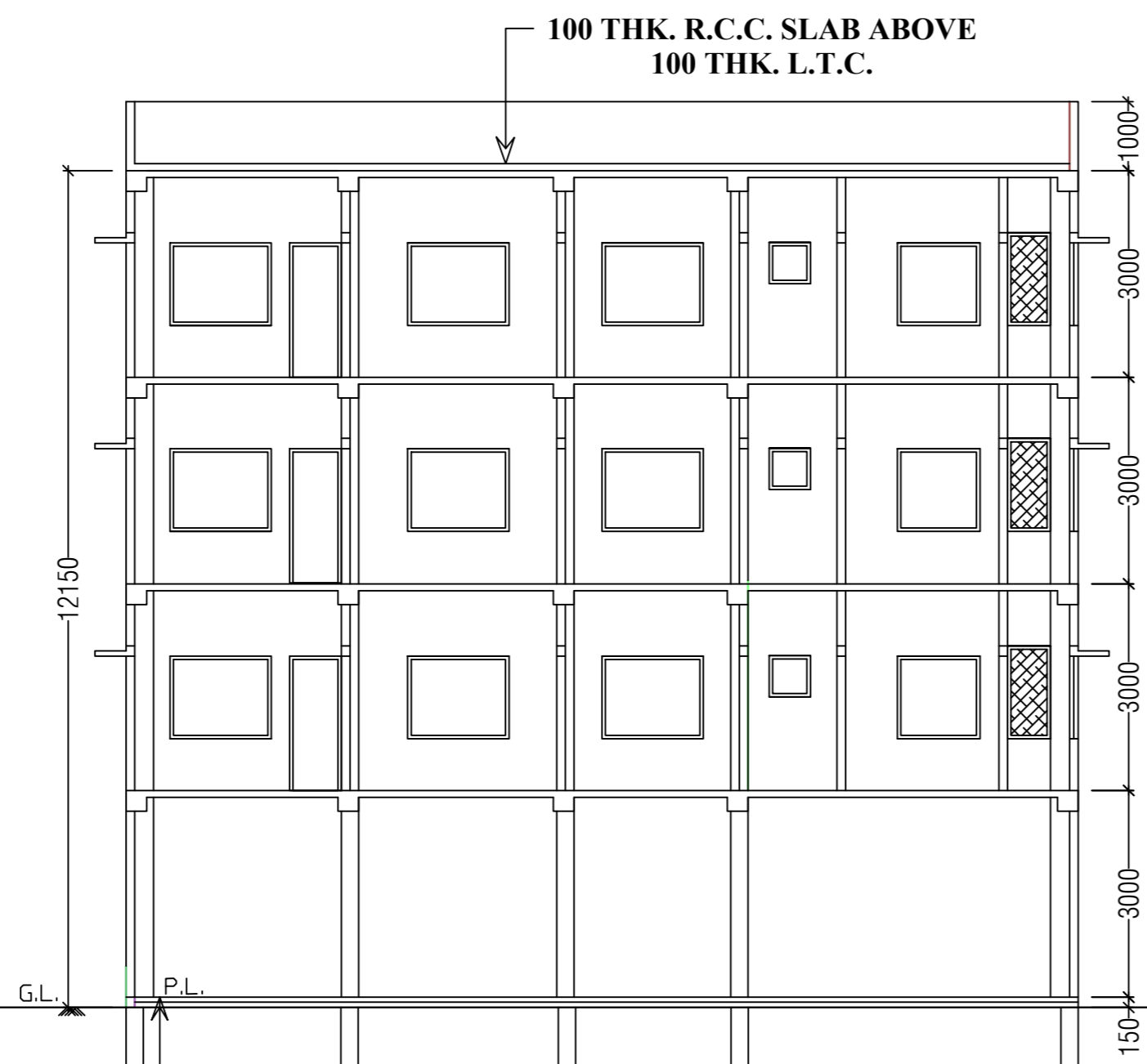
SIGN. OF GEO-TECH ENGINEER

SIGN. OF STRUCTURAL ENGINEER

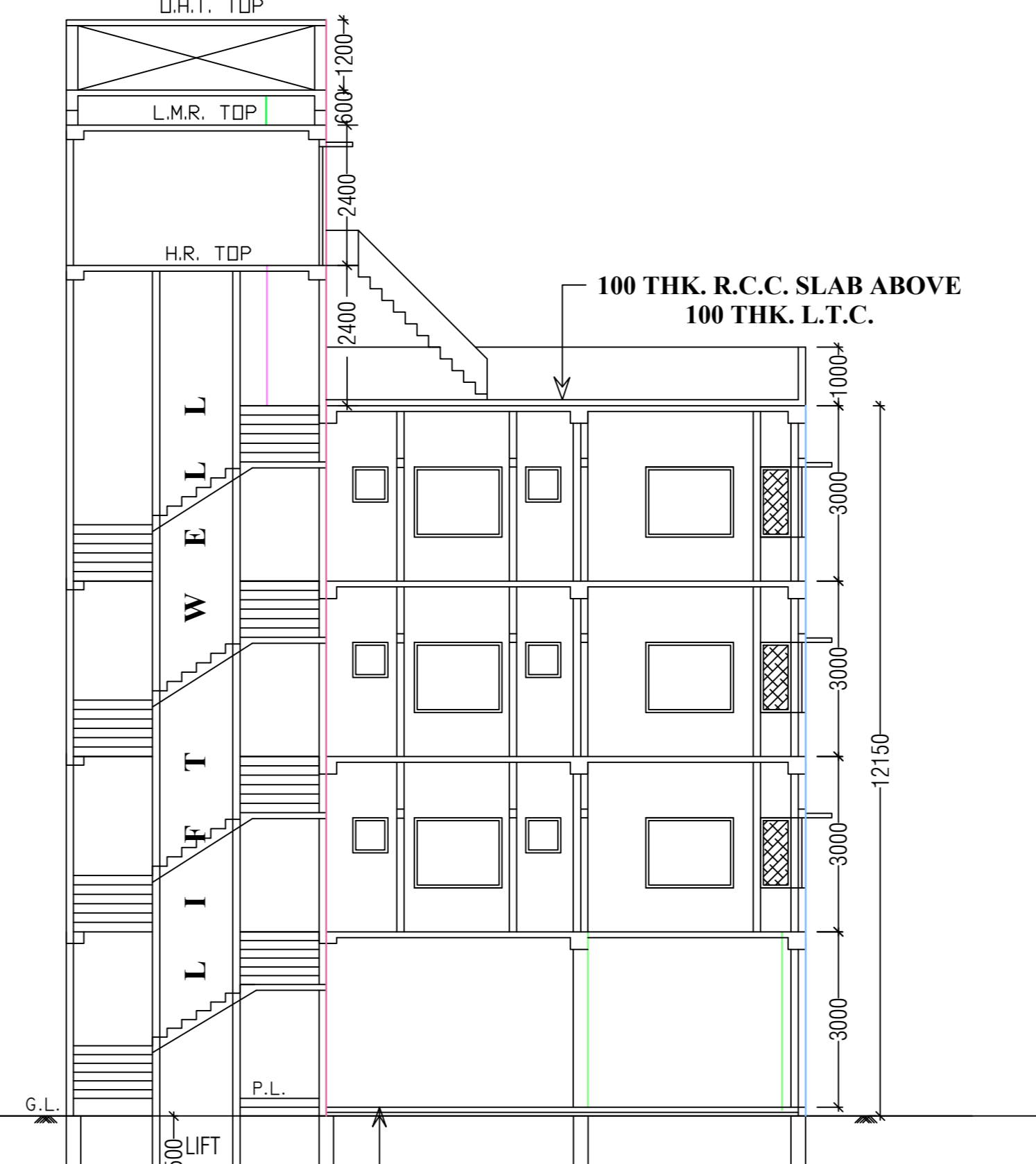
SIGN. OF



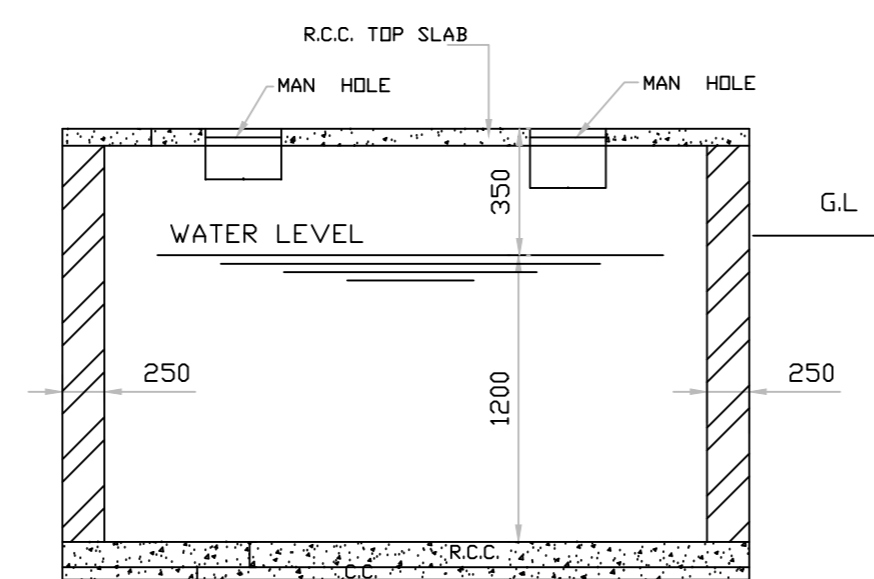
**FRONT ELEVATION
SCALE-1:100**



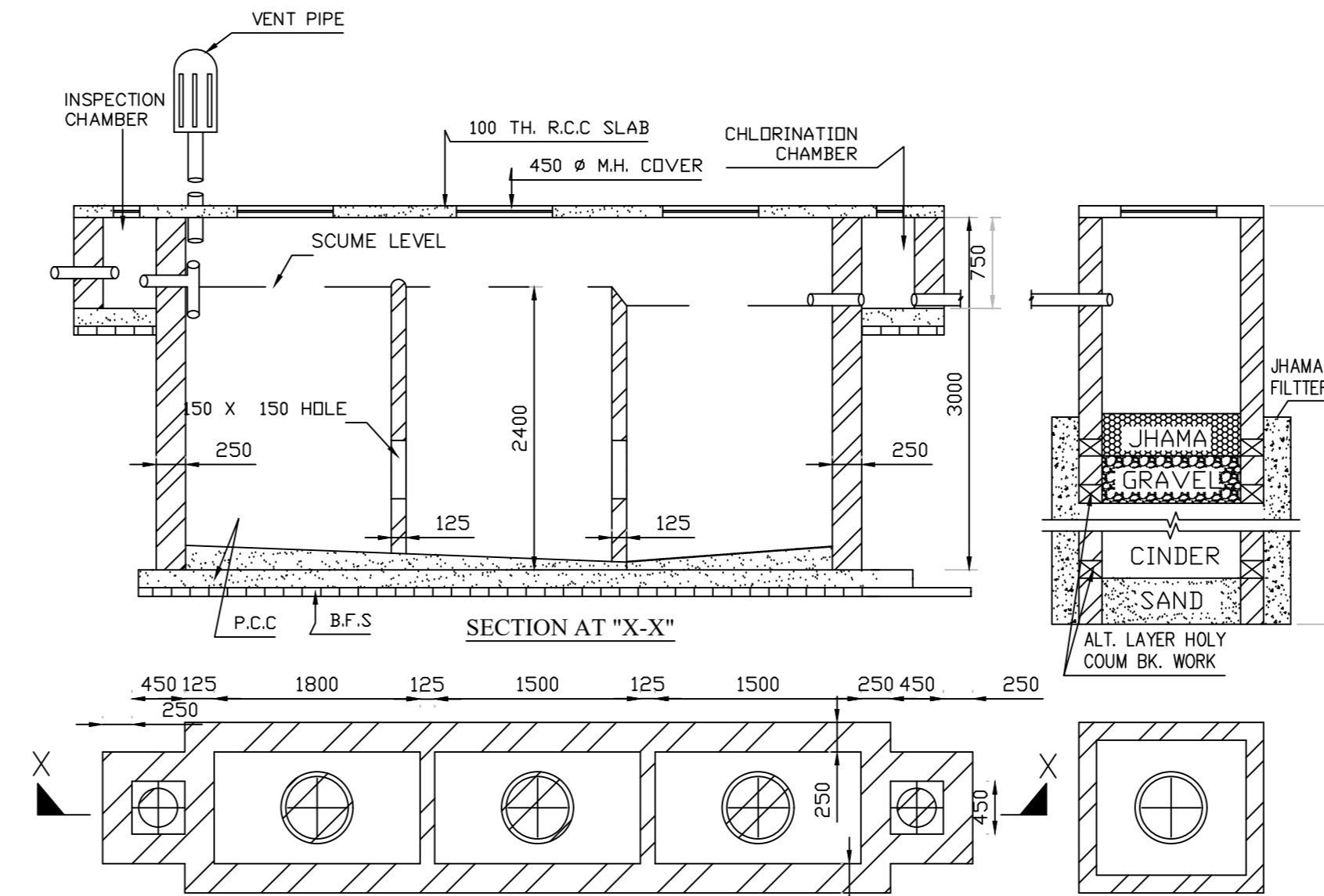
**SECTION AT- A-B
SCALE-1:100**



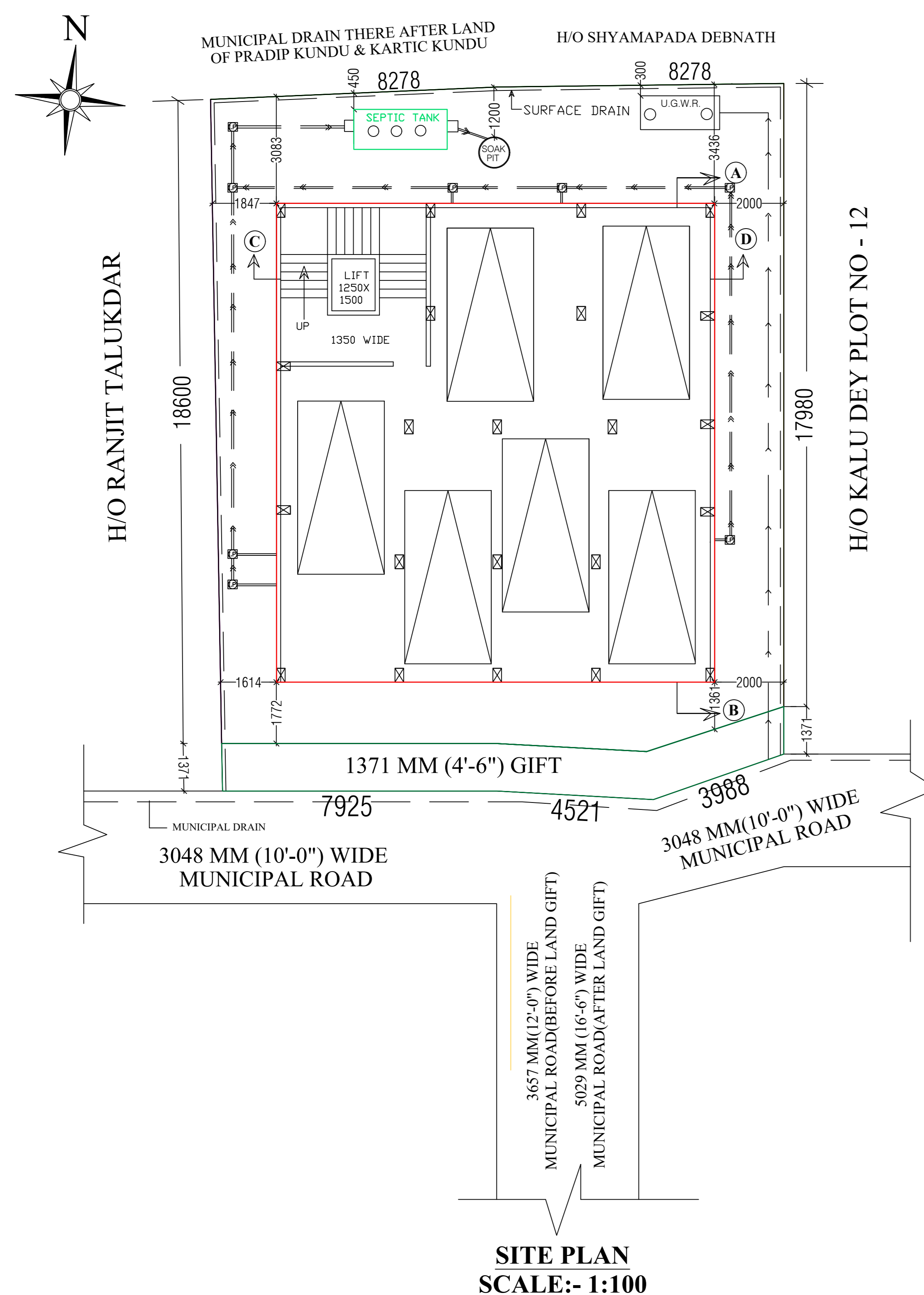
**SECTION AT- C-D
SCALE-1:100**



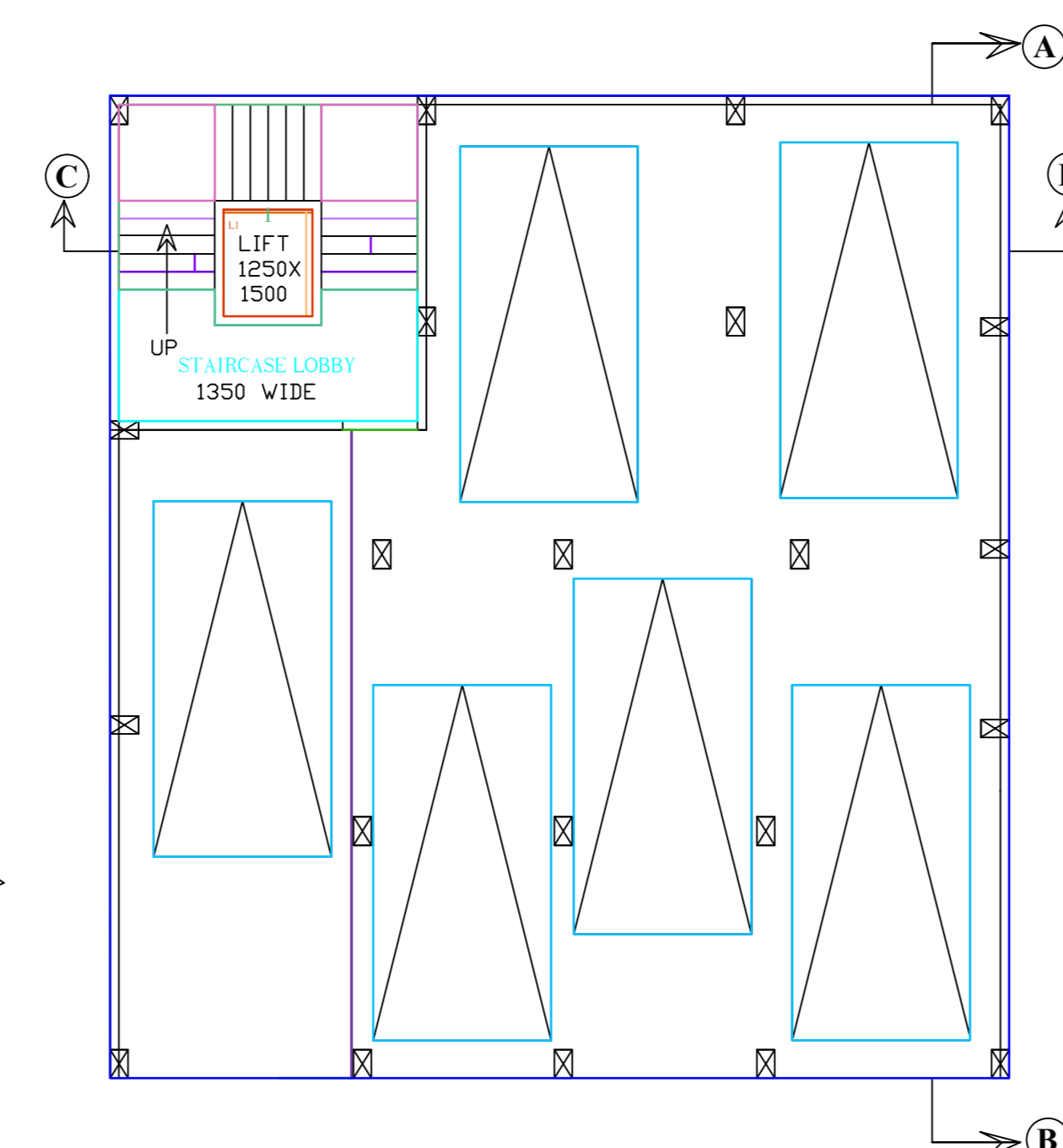
**DETAILS OF S.U.G. WATER RESERVOIR
(CAPACITY 600 GLS.)**



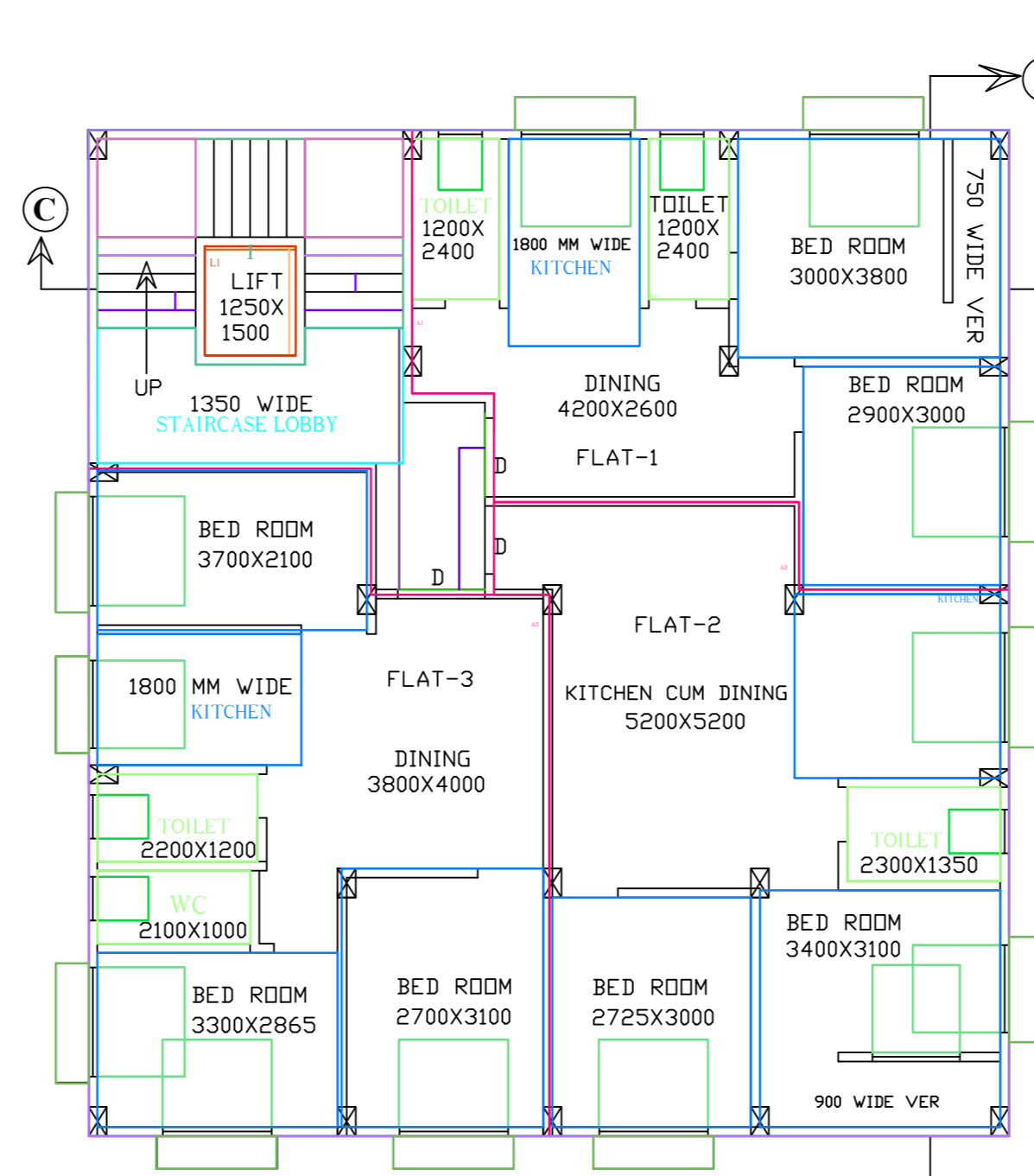
**SEPTIC TANK DETAILS
(60 USER)**



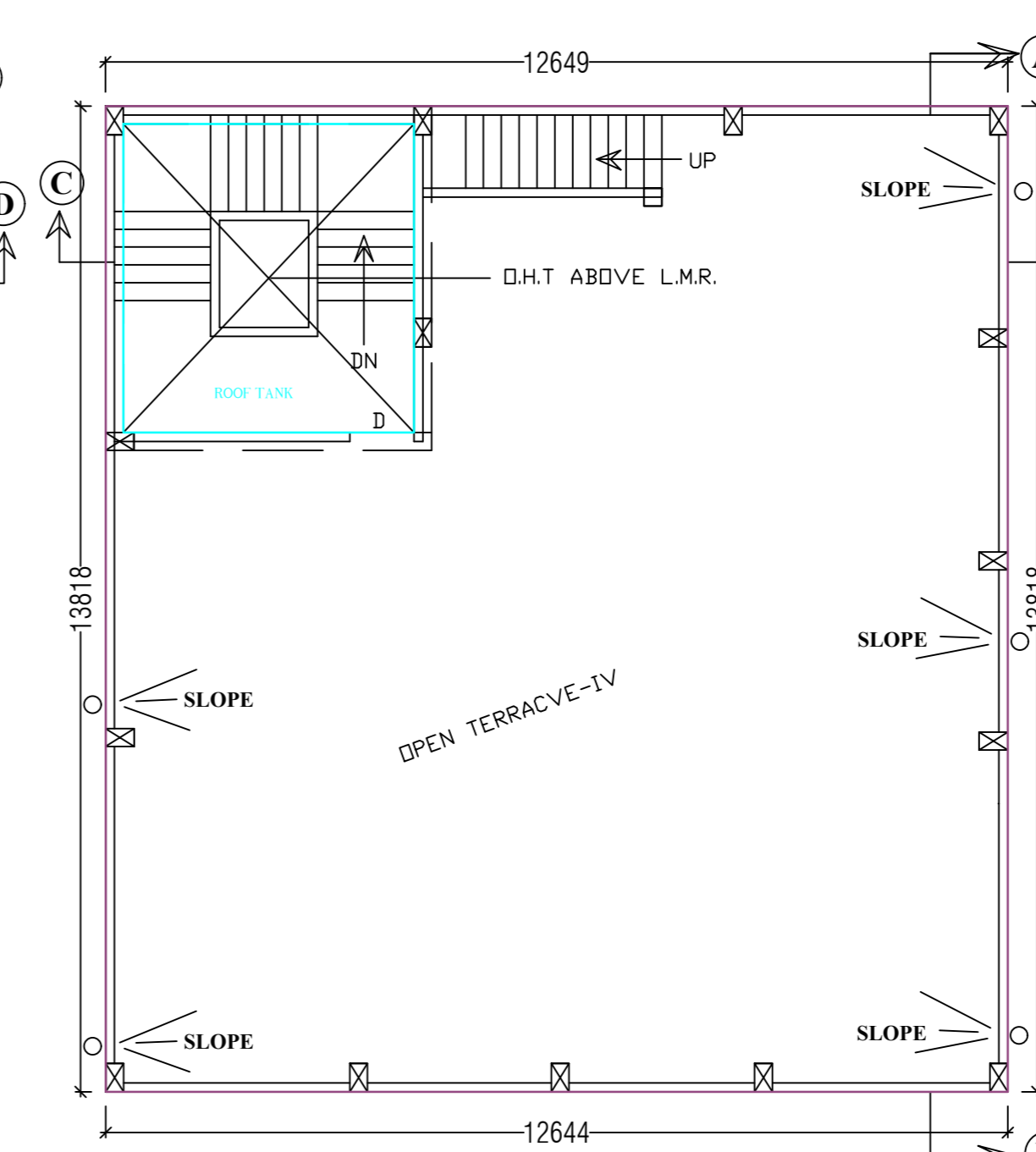
**SITE PLAN
SCALE:- 1:100**



**GROUND FLOOR PLAN
SCALE:- 1:100
FLOOR-GROUND**



**TYPICAL FLOOR PLAN
SCALE:- 1:100
FLOOR01,FLOOR02,FLOOR03-TYPICAL**



**ROOF PLAN
SCALE:- 1:100
FLOOR-TERRACE**