

Scrutiny Report of Building Plan

(Application Number : SWS-OBPAS/0104/2023/0475^669643)

Scrutiny Status : Completed

Disclaimer : This is an automatically generated electronic document which requires no signature. The generated report specifies information regarding compliance of requirements of The West Bengal Municipal (Building) Rules, 2007 (Amended) in respect of the building proposal Submitted. However, the decision to grant construction permit for the building proposal is vested with the ULB Authority of WEST BENGAL

BUILDING CATEGORY : RESIDENTIAL BUILDING
BUILDING USE GROUP : MERCANTILE-RETAIL, RESIDENTIAL

Details of Application

Proposal Details		Applicant Details	
Proposed Area	Other than the Municipalities in Hill areas	Name	Sanjib Agarwala
ULB	Siliguri	Address	55, MR ROAD KHALPARA, WARD NO 8, SILIGURI BAZAR, DARJEELING, WEST BENGAL PIN-734005
ULB Type	Municipal Corporation	e-mail Address	amilalkad@gmail.com
Proposal Type	New	Architect / LBS Details	
Proposal Case Type	-	Name of Architect/Licensed Building Surveyor	Jayprakash Bharatkumar Agrawal
Reference Scrutiny Number	SCR-161184	Address	11A ,LOVELOCK PLACE 4TH FLOOR,BALLYGUNGE KOLKATA,WEST BENGAL -700019
Building Type	Detached	e-mail Address	business.jp.agrawal@gmail.com
Date of receipt of application	15 March 2023	Registration Number	CA/86/10098
Date of Scrutiny	15 March 2023-		
Government Scheme	No		
Site Address		Plot Abutting Details	
Block	--	Location	Direction
Borough No	5	Front	West
Ward No	41	Side 1	North
Plot No Type	LR,LR,LR,RS,RS,RS	Side 2	South
Plot No	11,8,10,10,81,80/777,81/780,80	Rear	East
Location / Street Name	SEVOKE ROAD	Plot Boundary Details	
Holding No	94/3048,2137	From Drawing	
Premises No	2137	Boundaries of site on Front	80.68
Mouza	DABGRAM	Boundaries of site on Side1	130.13
JL No	2	Boundaries of site on Side2	140.7
Police Station	Bhaktinnagar	Boundaries of site on Rear	50.66
Khatian No	192,232,414,413,415,90/1,90/1,90/1	Perimeter of Plot Boundary	402.17
Post Office	SEVOKE ROAD	Corner Plot	No
PIN	734001	Subdivision of Plot	No
		Subdivision Number	-

Note: All measurement values are in **Metres** and **Area** values in **Square Metres**

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Area of Land (Plot Area)		Additional FAR	N.A.
As per Deed	5333.44	Additional FAR Category	N.A.
As per Physical Measurement mentioning necessary diagonals in site plan	5303.75	River Zone	N.A.
As per Drawing	5303.75		

Width of Abutting Road / Means of Access					
Rule No	Parameter	Minimum Required	Maximum Permissible	Provided	Result
45(2)(b)	Road Width	2.40	N.A.	30.00	Satisfied

Mandatory Open Space Rule No (50 (2) (a))												
Block Name	Front MOS Required	Front MOS Provided	Front MOS Result	Side 1 MOS Required	Side 1 MOS Provided	Side 1 MOS Result	Side 2 MOS Required	Side 2 MOS Provided	Side 2 MOS Result	Rear MOS Required	Rear MOS Provided	Rear MOS Result
BLOCK1	6.0	6.00	Satisfied	6.50	6.50	Satisfied	6.50	6.96	Satisfied	8.50	88.44	Satisfied
BLOCK2	6.0	6.50	Satisfied	6.50	6.57	Satisfied	6.50	6.61	Satisfied	8.50	8.52	Satisfied

Joint Open Space Rule No 50(4)						
Source Building's Name	Source Building's Height	Destination Building's Name	Destination Building's Height	Minimum value required	Provided value	Result
BLOCK1	32.60	BLOCK2	39.90	7.00	10.25	Satisfied
BLOCK2	39.90	BLOCK1	32.60	7.00	10.25	Satisfied

Area Statement Summary					
Rule No	Parameter	Minimum Required	Maximum Permissible	Provided	Result
49(3)	Building Height	N.A.	N.A.	39.90	N.A.
48(A)	FAR	N.A.	3.00	2.84	Satisfied
46(2)	Ground Coverage (in Percentage)	N.A.	50	35.21	Satisfied
46(2)	Additional Ground Coverage (in Percentage) [15%]	N.A.	15	Not Provided	N.A.
46(2)	Additional Ground Coverage (in Percentage) [Equipments 5% out of 15%]	N.A.	5	Not Provided	N.A.
-	Plot Area	N.A.	N.A.	5303.75	N.A.
-	Minimum Width of Plot	N.A.	N.A.	44	N.A.
-	Total Builtup Area	N.A.	N.A.	19329.22	N.A.
-	Floor Area (for FAR)	N.A.	15911.25	15068.54	Satisfied
-	Covered Area	N.A.	2651.88	1,867.66	Satisfied

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Proposed Height of the Building / No. of Stories

Block Name	Number of Floors	Height of the Building
BLOCK1	BF-2 + Ground + 7 Floors	32.60
BLOCK2	BF-1 + Ground + 10 Floors	39.90

Comparison of Total Building Height

As per Web Input	Total Building Height	Result
44.90	44.90	Satisfied

Comparison of Builtup Area

As per Web Input	Buildup Area	Result
19329.22	19329.22	Satisfied

Comparison of Building Category

As per Web Input	As per Drawing	Result
Residential	RESIDENTIAL BUILDING	Satisfied

Floorwise Breakup

Block Name	Floor Name	Total Area	Deduction	Builtup Area	Exemption 48 (A) (2)(ii)	Covered Parking	Exemption for covered Parking	Floor Area (for FAR)
BLOCK1	FLOOR01	878.83	-	878.83	26.28			852.55
	FLOOR02	878.83	-	878.83	26.28			852.55
	FLOOR03	561.64	20.59	541.05	62.87			478.18
	FLOOR04	561.64	29.10	532.54	62.87			469.67
	FLOOR05	561.64	29.10	532.54	62.87			469.67
	FLOOR06	561.64	29.10	532.54	62.87			469.67
	FLOOR07	561.64	29.10	532.54	62.87			469.67
	FLOOR-BF1	875.23	-	875.23	22.68			852.55
	FLOOR-BF2	1029.37	2.16	1027.21	27.56	999.65	999.65	-
	FLOOR-GROUND	813.80	-	813.80	26.28			787.52
	FLOOR-TERRACE	-	-	-	-			-
	Total	7284.26	139.15	7145.11	443.44	999.65	999.65	5,702.01
BLOCK2	FLOOR01	1129.72	46.11	1083.61	68.50			1015.11
	FLOOR02	1105.92	23.71	1082.21	68.50			1013.71
	FLOOR03	992.93	23.71	969.23	54.63			914.60

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Floorwise Breakup

Block Name	Floor Name	Total Area	Deduction	Builtup Area	Exemption 48 (A) (2)(ii)	Covered Parking	Exemption for covered Parking	Floor Area (for FAR)
BLOCK2	FLOOR04	992.93	23.71	969.23	54.63			914.60
	FLOOR05	992.93	23.71	969.23	54.63			914.60
	FLOOR06	992.93	23.71	969.23	54.63			914.60
	FLOOR07	992.93	23.71	969.23	54.63			914.60
	FLOOR08	992.93	23.71	969.23	54.63			914.60
	FLOOR09	992.93	23.71	969.23	54.63			914.60
	FLOOR10	914.71	23.71	891.00	54.63			836.38
	FLOOR-BF2	1249.71	3.13	1246.59	-	1246.59	1246.59	-
	FLOOR-GROUND	1105.92	9.82	1096.10	65.50	931.49	931.49	99.11
	FLOOR-TERRACE	-	-	-	-			-
Total	12456.53	272.42	12184.11	639.50	2178.08	2178.08	9,366.53	

- * Will be Deducted and Exempted from floor area if provided in the Drawing
- * List of Deduction - Lift, Duct, Chimney, Ventilation Shaft
- * List of Exemption - Staircase, Staircase Landing Width, Lift Lobby, Service Equipments

Occupancy Details

Block Name	Floor Name	Occupancy	Occupancy Area (Gross)	Occupancy Area (Net)
BLOCK1	FLOOR01	MERCANTILE-RETAIL	852.55	852.55
	FLOOR02	MERCANTILE-RETAIL	852.55	852.55
	FLOOR03	RESIDENTIAL	561.63	478.18
	FLOOR04	RESIDENTIAL	561.63	469.67
	FLOOR05	RESIDENTIAL	561.63	469.67
	FLOOR06	RESIDENTIAL	561.63	469.67
	FLOOR07	RESIDENTIAL	561.63	469.67
	FLOOR-BF1	MERCANTILE-RETAIL	852.55	852.55
	FLOOR-GROUND	MERCANTILE-RETAIL	787.52	787.52
	Total			6153.32
BLOCK2	FLOOR01	RESIDENTIAL	1129.72	1015.11
	FLOOR02	RESIDENTIAL	1105.92	1013.71

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Occupancy Details

Block Name	Floor Name	Occupancy	Occupancy Area (Gross)	Occupancy Area (Net)
BLOCK2	FLOOR03	RESIDENTIAL	992.93	914.60
	FLOOR04	RESIDENTIAL	992.93	914.60
	FLOOR05	RESIDENTIAL	992.93	914.60
	FLOOR06	RESIDENTIAL	992.93	914.60
	FLOOR07	RESIDENTIAL	992.93	914.60
	FLOOR08	RESIDENTIAL	992.93	914.60
	FLOOR09	RESIDENTIAL	992.93	914.60
	FLOOR10	RESIDENTIAL	914.71	836.38
	FLOOR-GROUND	RESIDENTIAL	112.99	99.11
	Total			10213.85

Tenements Details

Building Name	Floor Name	Tenements Reference	Single / Duplex	Tenements Area
BLOCK1	FLOOR03	FLAT-A	Single	206.59
		FLAT-B	Single	184.79
		Total : 391.38		
	FLOOR04, FLOOR05, FLOOR07 - TYPICAL	FLAT-A	Single	206.59
		FLAT-B	Single	184.79
		Total : 391.38		
	FLOOR06	FLAT-A	Single	206.59
		FLAT-B	Single	184.79
		Total : 391.38		
	Total number of Tenements : 43			
BLOCK2	FLOOR01	A	Single	87.07
		FLAT-C	Single	276.91
		FLAT-D	Single	255.83
		FLAT-E	Single	300.50
		Total : 920.31		
	FLOOR02	A	Single	87.07
		FLAT-C	Single	276.91
		FLAT-D	Single	255.83
		FLAT-E	Single	300.50
		Total : 920.31		
FLOOR03	FLAT-C	Single	276.91	

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Tenements Details

Building Name	Floor Name	Tenements Reference	Single / Duplex	Tenements Area
BLOCK2	FLOOR03	FLAT-D	Single	255.83
		FLAT-E	Single	300.50
		Total : 833.24		
	FLOOR04, FLOOR05, FLOOR07 - TYPICAL	FLAT-C	Single	276.91
		FLAT-D	Single	255.83
		FLAT-E	Single	300.50
		Total : 833.24		
	FLOOR06	FLAT-C	Single	276.91
		FLAT-D	Single	255.83
		FLAT-E	Single	300.50
		Total : 833.24		
	FLOOR08, FLOOR09 - TYPICAL	FLAT-C	Single	276.91
		FLAT-D	Single	255.83
		FLAT-E	Single	300.50
		Total : 833.24		
	FLOOR10	FLAT-C	Single	276.91
		FLAT-D	Single	255.83
		FLAT-E	Single	222.28
		Total : 755.02		
	FLOOR-GROUND	A	Single	87.07
Total : 87.07				
Total number of Tenements : 43				
Grand Total : 10472.29				

Parking Details (Calculation)

Rule No 52 (B) (1)	Tenements	Area for Calculating Parking	Cars Required	Truck /Bus required
Tenements Above 60 Sq.M	43	10472.29	95	N.A.
MERCANTILE-RETAIL		3295.17	34	N.A.
Total	43	13767.46	129	-

Parking / Garage Details

Rule No	Parameter	Minimum Required	Maximum Permissible	Provided	Result
52(B)(1)	Car Parking Space	129 Nos.	N.A.	138 Nos.	Satisfied..138
52(B)(1)	Covered Parking Space	N.A.	N.A.	134	N.A.
52(B)(1)	OffStreet Parking Space	N.A.	N.A.	4	N.A.
69(4)	Garage Size Truck	3.75 x 10	N.A.	Not Provided	N.A.
69	Garage Size Car	2.5 x 5	N.A.	Not Provided	N.A.

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69(4)	Garage Head Room Height (Truck)	3.5	N.A.	Not Provided	N.A.
69(2)	Garage Head Room Height (Car)	2.25	N.A.	Not Provided	N.A.
57(3)	Plinth of Garage	0.15	N.A.	Not Provided	N.A.

Details of Structures / Buildings

Block Name	Building Plinth Height					Parking Plinth Height				Parapet Wall Height			
	Rule No	Min	Max	Provided	Result	Rule No	Min	Provided	Result	Rule No	Max	Provided	Result
BLOCK1	57(1)	0.60	-	-	Not Provided	57(3)	0.150	-	N.A.	72	1.50	-	Not Provided
BLOCK2	57(1)	0.60	-	-	Not Provided	57(3)	0.150	-	N.A.	72	1.50	-	Not Provided

Habitant Proposed to be accommodated- Habitable Room Details - Rule 58(1)

Dwell name	Block name	Floor Name	Parameter	Minimum	Maximum	Provided	Result
A	BLOCK2	FLOOR01	Habitable Room Area 1	9.5	N.A.	65.36	Satisfied
			Habitable Room Width 1	2.4	N.A.	11.1	Satisfied
			Habitable Room Area 2	7.5	N.A.	Not Provided	N.A.
			Habitable Room Width 2	2.1	N.A.	Not Provided	N.A.
		FLOOR02	Habitable Room Area 1	9.5	N.A.	65.36	Satisfied
			Habitable Room Width 1	2.4	N.A.	11.1	Satisfied
			Habitable Room Area 2	7.5	N.A.	Not Provided	N.A.
			Habitable Room Width 2	2.1	N.A.	Not Provided	N.A.
		FLOOR-GROUND	Habitable Room Area 1	9.5	N.A.	65.36	Satisfied
			Habitable Room Width 1	2.4	N.A.	11.1	Satisfied
			Habitable Room Area 2	7.5	N.A.	Not Provided	N.A.
			Habitable Room Width 2	2.1	N.A.	Not Provided	N.A.
FLAT-A	BLOCK1	FLOOR03	Habitable Room Area 1	9.5	N.A.	54	Satisfied
			Habitable Room Width 1	2.4	N.A.	10.5	Satisfied
			Habitable Room Area 2	7.5	N.A.	13.09	Satisfied
			Habitable Room Width 2	2.1	N.A.	3.3	Satisfied
		FLOOR04, FLOOR05, FLOOR07 - TYPICAL	Habitable Room Area 1	9.5	N.A.	54	Satisfied
			Habitable Room Width 1	2.4	N.A.	10.5	Satisfied
			Habitable Room Area 2	7.5	N.A.	13.09	Satisfied

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Habitant Proposed to be accommodated- Habitable Room Details - Rule 58(1)

Dwell name	Block name	Floor Name	Parameter	Minimum	Maximum	Provided	Result
FLAT-A	BLOCK1	FLOOR04,	Habitable Room Width 2	2.1	N.A.	3.3	Satisfied
		FLOOR06	Habitable Room Area 1	9.5	N.A.	54	Satisfied
			Habitable Room Width 1	2.4	N.A.	10.5	Satisfied
			Habitable Room Area 2	7.5	N.A.	13.09	Satisfied
			Habitable Room Width 2	2.1	N.A.	3.3	Satisfied
FLAT-B	BLOCK1	FLOOR03	Habitable Room Area 1	9.5	N.A.	39.8	Satisfied
			Habitable Room Width 1	2.4	N.A.	3.6	Satisfied
			Habitable Room Area 2	7.5	N.A.	13.31	Satisfied
			Habitable Room Width 2	2.1	N.A.	3.55	Satisfied
		FLOOR04, FLOOR05, FLOOR07 - TYPICAL	Habitable Room Area 1	9.5	N.A.	39.8	Satisfied
			Habitable Room Width 1	2.4	N.A.	3.6	Satisfied
			Habitable Room Area 2	7.5	N.A.	13.31	Satisfied
			Habitable Room Width 2	2.1	N.A.	3.55	Satisfied
		FLOOR06	Habitable Room Area 1	9.5	N.A.	39.8	Satisfied
			Habitable Room Width 1	2.4	N.A.	3.6	Satisfied
			Habitable Room Area 2	7.5	N.A.	13.31	Satisfied
			Habitable Room Width 2	2.1	N.A.	3.55	Satisfied
		FLAT-C	BLOCK2	FLOOR01	Habitable Room Area 1	9.5	N.A.
Habitable Room Width 1	2.4				N.A.	10.95	Satisfied
Habitable Room Area 2	7.5				N.A.	18.07	Satisfied
Habitable Room Width 2	2.1				N.A.	3.95	Satisfied
FLOOR02	Habitable Room Area 1			9.5	N.A.	68.44	Satisfied
	Habitable Room Width 1			2.4	N.A.	10.95	Satisfied
	Habitable Room Area 2			7.5	N.A.	18.07	Satisfied
	Habitable Room Width 2			2.1	N.A.	3.95	Satisfied
FLOOR03	Habitable Room Area 1			9.5	N.A.	68.44	Satisfied
	Habitable Room Width 1			2.4	N.A.	10.95	Satisfied
	Habitable Room Area 2			7.5	N.A.	18.07	Satisfied
	Habitable Room Width 2			2.1	N.A.	3.95	Satisfied
FLOOR04, FLOOR05, FLOOR07 - TYPICAL	Habitable Room Area 1			9.5	N.A.	68.44	Satisfied
	Habitable Room Width 1			2.4	N.A.	10.95	Satisfied
	Habitable Room Area 2			7.5	N.A.	18.07	Satisfied

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Habitant Proposed to be accommodated- Habitable Room Details - Rule 58(1)

Dwell name	Block name	Floor Name	Parameter	Minimum	Maximum	Provided	Result		
FLAT-C	BLOCK2	FLOOR04,	Habitable Room Width 2	2.1	N.A.	3.95	Satisfied		
		FLOOR06	Habitable Room Area 1	9.5	N.A.	68.44	Satisfied		
			Habitable Room Width 1	2.4	N.A.	10.95	Satisfied		
			Habitable Room Area 2	7.5	N.A.	18.07	Satisfied		
			Habitable Room Width 2	2.1	N.A.	3.95	Satisfied		
		FLOOR08, FLOOR09 - TYPICAL	Habitable Room Area 1	9.5	N.A.	68.44	Satisfied		
			Habitable Room Width 1	2.4	N.A.	10.95	Satisfied		
			Habitable Room Area 2	7.5	N.A.	18.07	Satisfied		
			Habitable Room Width 2	2.1	N.A.	3.95	Satisfied		
		FLOOR10	Habitable Room Area 1	9.5	N.A.	68.44	Satisfied		
			Habitable Room Width 1	2.4	N.A.	10.95	Satisfied		
			Habitable Room Area 2	7.5	N.A.	18.07	Satisfied		
			Habitable Room Width 2	2.1	N.A.	3.95	Satisfied		
		FLAT-D	BLOCK2	FLOOR01	Habitable Room Area 1	9.5	N.A.	37.72	Satisfied
					Habitable Room Width 1	2.4	N.A.	4.7	Satisfied
					Habitable Room Area 2	7.5	N.A.	16.7	Satisfied
Habitable Room Width 2	2.1				N.A.	3.65	Satisfied		
FLOOR02	Habitable Room Area 1			9.5	N.A.	37.72	Satisfied		
	Habitable Room Width 1			2.4	N.A.	4.7	Satisfied		
	Habitable Room Area 2			7.5	N.A.	16.7	Satisfied		
	Habitable Room Width 2			2.1	N.A.	3.65	Satisfied		
FLOOR03	Habitable Room Area 1			9.5	N.A.	37.72	Satisfied		
	Habitable Room Width 1			2.4	N.A.	4.7	Satisfied		
	Habitable Room Area 2			7.5	N.A.	16.7	Satisfied		
	Habitable Room Width 2			2.1	N.A.	3.65	Satisfied		
FLOOR04, FLOOR05, FLOOR07 - TYPICAL	Habitable Room Area 1			9.5	N.A.	37.72	Satisfied		
	Habitable Room Width 1			2.4	N.A.	4.7	Satisfied		
	Habitable Room Area 2			7.5	N.A.	16.7	Satisfied		
	Habitable Room Width 2			2.1	N.A.	3.65	Satisfied		
FLOOR06	Habitable Room Area 1			9.5	N.A.	37.72	Satisfied		
	Habitable Room Width 1			2.4	N.A.	4.7	Satisfied		
	Habitable Room Area 2			7.5	N.A.	16.7	Satisfied		

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Habitant Proposed to be accommodated- Habitable Room Details - Rule 58(1)

Dwell name	Block name	Floor Name	Parameter	Minimum	Maximum	Provided	Result		
FLAT-D	BLOCK2	FLOOR06	Habitable Room Width 2	2.1	N.A.	3.65	Satisfied		
		FLOOR08, FLOOR09 - TYPICAL	Habitable Room Area 1	9.5	N.A.	37.72	Satisfied		
			Habitable Room Width 1	2.4	N.A.	4.7	Satisfied		
			Habitable Room Area 2	7.5	N.A.	16.7	Satisfied		
			Habitable Room Width 2	2.1	N.A.	3.65	Satisfied		
		FLOOR10	Habitable Room Area 1	9.5	N.A.	37.72	Satisfied		
			Habitable Room Width 1	2.4	N.A.	4.7	Satisfied		
			Habitable Room Area 2	7.5	N.A.	16.7	Satisfied		
			Habitable Room Width 2	2.1	N.A.	3.65	Satisfied		
		FLAT-E	BLOCK2	FLOOR01	Habitable Room Area 1	9.5	N.A.	94.85	Satisfied
					Habitable Room Width 1	2.4	N.A.	17.08	Satisfied
					Habitable Room Area 2	7.5	N.A.	23.33	Satisfied
Habitable Room Width 2	2.1				N.A.	4.5	Satisfied		
FLOOR02	Habitable Room Area 1			9.5	N.A.	94.85	Satisfied		
	Habitable Room Width 1			2.4	N.A.	17.08	Satisfied		
	Habitable Room Area 2			7.5	N.A.	23.33	Satisfied		
	Habitable Room Width 2			2.1	N.A.	4.5	Satisfied		
FLOOR03	Habitable Room Area 1			9.5	N.A.	94.85	Satisfied		
	Habitable Room Width 1			2.4	N.A.	17.08	Satisfied		
	Habitable Room Area 2			7.5	N.A.	23.33	Satisfied		
	Habitable Room Width 2			2.1	N.A.	4.5	Satisfied		
FLOOR04, FLOOR05, FLOOR07 - TYPICAL	Habitable Room Area 1			9.5	N.A.	94.85	Satisfied		
	Habitable Room Width 1			2.4	N.A.	17.08	Satisfied		
	Habitable Room Area 2			7.5	N.A.	23.33	Satisfied		
	Habitable Room Width 2			2.1	N.A.	4.5	Satisfied		
FLOOR06	Habitable Room Area 1			9.5	N.A.	94.85	Satisfied		
	Habitable Room Width 1			2.4	N.A.	17.08	Satisfied		
	Habitable Room Area 2			7.5	N.A.	23.33	Satisfied		
	Habitable Room Width 2			2.1	N.A.	4.5	Satisfied		
FLOOR08, FLOOR09 - TYPICAL	Habitable Room Area 1			9.5	N.A.	94.85	Satisfied		
	Habitable Room Width 1			2.4	N.A.	17.08	Satisfied		
	Habitable Room Area 2			7.5	N.A.	23.33	Satisfied		

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Habitant Proposed to be accommodated- Habitable Room Details - Rule 58(1)

Dwell name	Block name	Floor Name	Parameter	Minimum	Maximum	Provided	Result
FLAT-E	BLOCK2	FLOOR08_FLOOR	Habitable Room Width 2	2.1	N.A.	4.5	Satisfied
		FLOOR10	Habitable Room Area 1	9.5	N.A.	73.19	Satisfied
			Habitable Room Width 1	2.4	N.A.	13.18	Satisfied
			Habitable Room Area 2	7.5	N.A.	23.74	Satisfied
			Habitable Room Width 2	2.1	N.A.	4.5	Satisfied

Habitant Proposed to be accommodated

Rule No	Parameter	Minimum Required	Maximum Permissible	Provided	Result
58(1)	Floor to Floor Height	3.05	N.A.	3.5	Satisfied
74 (2)	Habitable Room Ventilation Area	2.50	N.A.	1.85	Mechanical Ventilation..13 Not Satisfied 1 Out of 203
60(1)	Kitchen Area	4.5	N.A.	4.95	Satisfied
60(1)	Kitchen Width	1.8	N.A.	1.80	Satisfied
60(1)	Kitchen Cum Dining Area	9.5	N.A.	Not Provided	N.A.
60(1)	Kitchen Cum Dining Width	2.4	N.A.	Not Provided	N.A.
60(3)(c)	Kitchen Window Area	1	N.A.	1.44	Satisfied
61(1)	Pantry Area	3.00	N.A.	Not Provided	N.A.
61(1)	Pantry Width	1.40	N.A.	Not Provided	N.A.
68	Store Room Area	1.50	N.A.	3.25	Satisfied
68	Store Room Height	2.10	N.A.	3.05	Satisfied

Sanitation Details

Rule No	Parameter	Minimum Required	Maximum Permissible	Provided	Result
62(1)	Toilet Area (Combined Bathroom & WC)	2.6	N.A.	3.77	Satisfied
62(1)	Toilet Width (Combined Bathroom & WC)	N.A.	N.A.	2.45	N.A.
62(4)(a)	Toilet Ventilation Area	0.4	N.A.	0.40	Satisfied
-	Toilet Height (Combined Bathroom & WC)	N.A.	N.A.	Not Provided	N.A.
62(1)	Bathroom Area (Separate Unit)	1.80	N.A.	Not Provided	N.A.
62(1)	Bathroom Width (Separate Unit)	1.2	N.A.	Not Provided	N.A.
62(1)	Bathroom Height (Separate Unit)	2.2	N.A.	Not Provided	N.A.
62(4)(a)	Bathroom Ventilation Area	0.4	N.A.	Not Provided	N.A.
62(2)	Water-Closet(WC) Area (Separate Unit)	1.2	N.A.	1.80	Satisfied
62(2)	Water-Closet(WC) Width (Separate Unit)	1	N.A.	1.20	Satisfied
-	Water-Closet(WC) Height (Separate Unit)	N.A.	N.A.	Not Provided	N.A.
62(4)(a)	Water-Closet(WC) Ventilation Area	0.4	N.A.	0.69	Satisfied

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Lift Details

Block Name	Lift Name	From Web Input			Shaft Width			Shaft Depth		
		Pit Depth	OverHead Room Height	Machine Room Height	From Web Input	From Drawing	Result	From Web Input	From Drawing	Result
BLOCK1	L1	1.7	5	0	2.32	2.32	Satisfied	2.98	2.98	Satisfied
	L2	1.7	5	0	1.95	1.95	Satisfied	1.75	1.75	Satisfied
	L3	2.25	6	0	1.85	1.85	Satisfied	2	2.00	Satisfied
BLOCK2	L1	2.25	6	0	1.9	1.90	Satisfied	1.8	1.80	Satisfied
	L2	2.25	6	0	1.9	1.90	Satisfied	1.8	1.80	Satisfied
	L3	2.25	6	0	1.9	1.90	Satisfied	2	2.00	Satisfied
	L4	2.25	6	0	1.9	1.90	Satisfied	2	2.00	Satisfied

Lift Count

Rule No	Block Name	Floor Name	Parameter	Minimum Required	Maximum Permissible	Provided		Result
						From Web Input	From Drawing	
63	BLOCK1	FLOOR-GROUND	No.of Lift	1	N.A.	3	3	Satisfied
	BLOCK2	FLOOR-GROUND	No.of Lift	1	N.A.	4	4	Satisfied

Loft /Ledge Details

Block Name	Rule No	Parameter	Minimum Required	Maximum Permissible	Provided	Result
	64(2)	Loft Area	N.A.	N.A	Not Provided	N.A.
	64(3)	Clear height below the loft	2.1	N.A.	Not Provided	N.A.
	64(3)	Height between any loft and ceiling	N.A.	1.2	Not Provided	N.A.
	65(1)	Ledge Area	N.A.	N.A	Not Provided	N.A.
	65(2)	Ledge Clear Height from Floor Level	2.1	N.A.	Not Provided	N.A.
	65(3)	Ledge Width	N.A.	0.6	Not Provided	N.A.

Ramp / Basement Details

Rule No	Parameter	Minimum Required	Maximum Permissible	Provided	Result
70(2)(h)	Basement Use- FLOOR-BF1	N.A.	N.A.	SHOP	Satisfied
70(6)(d)	Vehicular Ramp Slope	N.A.	1:6	1:6	Satisfied..4
70(6)(d)	Vehicular Ramp Width	3.50	N.A.	5.2	Satisfied..4

Other Requirements

Rule No	Parameter	Minimum Required	Maximum Permissible	Provided	Result
168(12)	Width of Corridor	2.00	N.A.	1.83	Satisfied

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Other Requirements

Rule No	Parameter	Minimum Required	Maximum Permissible	Provided	Result
174	Solar Panel Height	N.A.	N.A.	Not Provided	N.A.
174	Solar Panel Height	N.A.	N.A.	1.00	N.A.
51(3)	Distance from Building to Transformer	4.0	N.A.	6.96	Satisfied
51(3)	Distance from Boundary Line to Transformer	1.2	N.A.	1.20	Satisfied
174	Solar Panel	Required	N.A.	Provided	Satisfied
71(2)	Height of Chimney above any flat roof	0.9	N.A.	Not Provided	N.A.
71(2)	Height of Chimney (above the ridge of Sloping Roof)	0.6	N.A.	Not Provided	N.A.
73	Road Side Boundary wall Total Height	N.A.	2.00	Not Provided	N.A.
67	Service Floor Height	N.A.	1.5	Not Provided	N.A.

Inner Courtyard / Outer Courtyard / Ventilation Shaft Details

Block Name	Rule No	Floor Name	Parameter	Minimum Required	Maximum Permissible	Provided	Result
-	50(3)(a)(iii)	-	Inner Courtyard Dimension	3.00	N.A.	Not Provided	N.A.
-	57(2)	-	Inner Courtyard Plinth Height for the Abutting Footpath	0.3	N.A.	Not Provided	N.A.

Staircase Count

Rule No	Block Name	Parameter	Minimum Required	Maximum Permissible	Provided	Result
80(1)	BLOCK1	Stair Case Width	1.25	N.A.	2.00	Satisfied
80(1)	BLOCK2	Stair Case Width	1.50	N.A.	1.50	Satisfied
80(1) & 48(A)(2)(i)	BLOCK1	Staircase Landing Width	2.00	N.A.	2.00	Satisfied
80(1) & 48(A)(2)(i)	BLOCK2	Staircase Landing Width	1.50	N.A.	1.50	Satisfied
-	BLOCK1	Riser	N.A.	N.A.	0.15	N.A.
-	BLOCK2	Riser	N.A.	N.A.	0.15	N.A.
-	BLOCK1	Tread	N.A.	N.A.	0.30	N.A.
-	BLOCK2	Tread	N.A.	N.A.	0.25	N.A.
-	BLOCK1	Stair Case Ventilation Area	N.A.	N.A.	Not Provided	N.A.
-	BLOCK2	Stair Case Ventilation Area	N.A.	N.A.	Not Provided	N.A.
49(2)(a)	BLOCK1	Stair Cover Height	N.A.	3	2.50	Satisfied
80(1)	BLOCK1	No. of Staircase	2	N.A.	2	Satisfied
80(1)	BLOCK2	No. of Staircase	2	N.A.	4	Satisfied

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Driveway

Rule No	Parameter	Minimum	Maximum	Provided	Result
52(A)(2)	Driveway Width (Car)	4	N.A.	5	Satisfied
52(A)(2)	Driveway Width (Truck)	5	N.A.	Not Provided	N.A.

Travel Distance

Rule No	Block Name	Floor Name	Parameter	Minimum Required	Maximum Permissible	Provided	Result
78	BLOCK1	FLOOR01	Between one exit and dead end of the corridor	N.A.	15.00	9.2	Satisfied
		FLOOR02	Between one exit and dead end of the corridor	N.A.	15.00	9.2	Satisfied
		FLOOR03	Between one exit and dead end of the corridor	N.A.	11.25	3.9	Satisfied
		FLOOR04, FLOOR05, FLOOR07 - TYPICAL	Between one exit and dead end of the corridor	N.A.	11.25	3.9	Satisfied
		FLOOR06	Between one exit and dead end of the corridor	N.A.	11.25	3.9	Satisfied
		FLOOR-BF1	Between one exit and dead end of the corridor	N.A.	15.00	9.2	Satisfied
		FLOOR-GROUND	Between one exit and dead end of the corridor	N.A.	15.00	9.2	Satisfied
		FLOOR01	Between two exit doors	N.A.	30.00	13.36	Satisfied
		FLOOR02	Between two exit doors	N.A.	30.00	13.36	Satisfied
		FLOOR-BF1	Between two exit doors	N.A.	30.00	13.36	Satisfied
	FLOOR-GROUND	Between two exit doors	N.A.	30.00	13.36	Satisfied	
	BLOCK2	FLOOR-GROUND	Between two exit doors	N.A.	22.50	9.29	Satisfied
FLOOR-GROUND	Travel distance between two exits	N.A.	22.50	8.81	Satisfied		

Public Open Space Requirement

Rule No	Parameter	Minimum	Maximum	Provided	Result
54(3)	Public Open Spaces Area	426.68	N.A.	489.68	Satisfied
54(3)	Public Open Spaces Width	10	N.A.	20.02	Satisfied
54(3)	Public Open Spaces in One Parcel	400	N.A.	489.68	Satisfied

Projections into Mandatory Open Spaces

Rule No	Parameter	Minimum	Maximum	Provided	Result
54(d)	Projection of Cornice	N.A.	0.50	Not Provided	N.A.
54(d)	Projection of Chajja	N.A.	0.50	Not Provided	N.A.

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