

TITLE :- REVISED SITE PLAN FOR PROPOSED B (BASEMENT)+ FOUR STORIED RESIDENTIAL CUM COMMERCIAL (SHOPS) BUILDING OF SRI GOPINATH ROY, S/O.- LATE KHUSHI MOHAN ROY, AT STATION FEEDER ROAD, SILIGURI, DIST.- DARJEELING, WARD NO.- 25 (S.M.C), HAVING ITS PREVIOUS APPROVED BUILDING PLAN NO.- 553 DATE.- 19.02.2012.

| USE DETAILS :- | | | | | | | |
|----------------|---------------------|------------------------|--------------|--------------------------------------|--------------|--------------|------------------------------|
| SL.NO. | COMMERCIAL | PARKING | STAIR & LIFT | COMMON AREA | RESIDENTIAL | TOTAL AREA | REMARKS |
| BASEMENT FLOOR | 67.54 SQ.M. (SHOP) | 287.58 SQ.M. (COVERED) | 53.69 SQ.M. | 17.04 SQ.M. (ELECTRICAL & TOI, ETC.) | NIL | 425.85 SQ.M. | COMM. (R.S.) & PARKING, ETC. |
| ELE.GR. FL. | 237.65 SQ.M. (SHOP) | NIL | 53.69 SQ.M. | 134.51 SQ.M. | NIL | 425.85 SQ.M. | COMM. (SHOP) |
| 1ST FLOOR | 143.26 SQ.M. (SHOP) | NIL | 51.12 SQ.M. | 12.94 SQ.M. | 218.53 SQ.M. | 425.85 SQ.M. | RESL. COMM. (SHOP) |
| 2ND FLOOR | NIL | NIL | 25.13 SQ.M. | 21.80 SQ.M. | 378.92 SQ.M. | 425.85 SQ.M. | RESIDENTIAL |
| 3RD FLOOR | NIL | NIL | 25.13 SQ.M. | 21.80 SQ.M. | 378.92 SQ.M. | 425.85 SQ.M. | RESIDENTIAL |

OFFICE USE



OWNER :- SRI GOPINATH ROY,
S/O.- LATE KHUSHI MOHAN ROY.
LOCATION :- STATION FEEDER ROAD, SILIGURI,
DIST.- DARJEELING, WARD NO.- 25
SCHEDULE OF LAND

- 1) KHATAN NO. 1629(R.S.) & 1805 (L.R.)
- 2) PLOT NO. 3550 (R.S.) & 10563 (L.R.)
- 3) J.L. NO. 110 (88) (R.S.) & 90 (L.R.)
- 4) SHEET NO. 03 (R.S.)
- 5) MOUZA. SILIGURI
- 6) PARGANA. BAIKUNTHAPUR
- 7) P.S. SILIGURI
- 8) DIST. DARJEELING
- 9) WARD NO. 25 (S.M.C.)
- 10) HOLDING NO. 178/138/110

AREA STATEMENT
LAND AREA :-
LAND AREA (AS/DEED) :- 863.341 SQ.M.
LAND AREA (AS/SITE) :- 851.82 SQ.M. (12.735 COTTAHS)
PERMISSIBLE GR. COV. 50 %
PERM. GR. FL. AREA. 425.91 SQ.M.
PROP. GR. COV. AREA. 425.85 SQ.M.
PROP. GR. FL. AREA. 425.85 SQ.M.
PROP. GR. COV. 49.99 %
PROP. BASEMENT FL. AREA. 425.85 SQ.M.
PROP. 1ST, 2ND & 3RD AREA (EACH) :- 425.85 SQ.M.
LEFT OPEN SPACE. 424.00 SQ.M.
PERM. HT. OF THE BLDG. NO RESTRICTION
PROP. HT. OF THE BLDG. 19.05/2012
USE OR OCCUPANCY OF THE BUILDING RESIDENTIAL CUM COMMERCIAL (RETAIL SHOP)

NO. OF TENEMENTS. 8 NOS.
U.C.C. MEMO NO. 407/U.C.C./ARP/SIDA
DATED. 01.02.2011
(a) PREVIOUS APPROVED BUILDING PLAN NO. 553
(b) DATED. 19/05/2012

DEMOLISHING AREA :- TEMP. TIN SHEDD SEMI PUCCA STR. :- 57.40 SQ.M.
TEMP. TIN SHEDD SEMI PUCCA STRUCTURE IS DEMOLISHED AT THE TIME CONSTRUCTION

| PERCENTAGE AREA CALCULATION | |
|---|---------------|
| TOTAL FLOOR AREA | 2129.23 SQ.M. |
| TOTAL NET COMMERCIAL AREA | 446.45 SQ.M. |
| PARKING AREA AT BASEMENT FL. FOR COMMERCIAL | 131.15 SQ.M. |
| SERVICE STAIR CASE AREA AT BASEMENT FL. | 10.69 SQ.M. |
| STAIR CASE AREA AT BASEMENT FL. | 16.31 SQ.M. |
| COMMON AREA FOR COMMERCIAL AT BASEMENT FLOOR | 5.34 SQ.M. |
| COMMON AREA FOR COMMERCIAL AT U.G. FL. | 134.51 SQ.M. |
| SERVICE STAIR CASE AREA AT U.G. FL. | 10.69 SQ.M. |
| STAIR AREA FOR COMMERCIAL AT U.G. FL. | 16.31 SQ.M. |
| COMMON PASSAGE AREA FOR COMMERCIAL AT 1ST FL. | 12.94 SQ.M. |
| STAIR AREA FOR COMMERCIAL AT 1ST FL. | 16.31 SQ.M. |
| TOTAL COMMERCIAL AREA | 802.72 SQ.M. |
| PERCENTAGE OF COMMERCIAL AREA | 37.70 % |

| | |
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| TOTAL NET RESIDENTIAL AREA | 974.37 SQ.M. |
| PARKING AREA AT BASEMENT FL. FOR RESIDENTIAL | 156.43 SQ.M. |
| COMMON AREA FOR RESIDENTIAL AT BASEMENT FLOOR | 11.48 SQ.M. |
| STAIRCASE & LIFT FOR RESIDENTIAL AT BASEMENT FLOOR | 26.89 SQ.M. |
| STAIRCASE & LIFT FOR RESIDENTIAL AT U.G. FLOOR | 26.89 SQ.M. |
| STAIRCASE & LIFT AREA FOR RESIDENTIAL AT 1ST FL. | 34.81 SQ.M. |
| STAIRCASE & LIFT AREA FOR RESIDENTIAL AT 2ND & 3RD FL. (48.30 SQ.M.) | 93.86 SQ.M. |
| TOTAL RESIDENTIAL AREA | 1324.83 SQ.M. |
| PERCENTAGE OF RESIDENTIAL AREA | 62.30 % |

CONVENTIONS.....

- WP = WASTE PIPE
- RWP = RAIN WATER PIPE
- SVP = SOIL VENT PIPE
- SP = SOIL PIPE
- I/C = INTERSEPTIC CHAMBER
- MH = MAN HOLE
- IMH = INSPECTION MAN HOLE
- S.T. = SEPTIC TANK
- S.P. = SOAK PIT

CALCULATION OF TREE COVERED AREA
TREE COVER AREA = 851.82X15X2129.25
= 1000X6000
= 45.34 SQ.M.
PERCENTAGE OF TREE COVER AREA = 45.34X100
= 5.32%

PROVIDE TREE COVERED AREA CALCULATION
1) 7.855X2.000 = 15.71 SQ.M.
2) 8.700X2.750 = 23.93 SQ.M.
3) 4.300X1.330 = 5.72 SQ.M.
TOTAL = 45.36 SQ.M.

TREE COVERED AREA :- 45.36 SQ.M.
(5.33% OF LAND AREA)

WASTE WATER DISCHARGE CALCULATION.....

| SL. NO. | PROJECT |
|---------|---|
| (1) | REVISED SITE PLAN FOR PROPOSED BASEMENT + FOUR STORIED RESIDENTIAL CUM COMMERCIAL (SHOPS) BUILDING OF SRI GOPINATH ROY, S/O.- LATE KHUSHI MOHAN ROY, AT STATION FEEDER ROAD, SILIGURI, DIST.- DARJEELING, WARD NO.- 25 (S.M.C). |

NOS. OF TENEMENT TOTAL WASTE WATER DISCHARGE
CONSIDERING @ 130 LTRS. PER HEAD PER DAY
TOTAL NO. OF HEAD = 2 (FLOOR) = 20 (ROOM) X
2 (PERSONS EACH BED ROOM)
= 40 PERSONS
TOTAL DISCHARGE = 130X40 = 5200 LTRS.

NOTE :- WASTE WATER RECYCLING SYSTEM WILL NOT BE REQUIRED FOR THE FOLLOWING RES. CUM COMM. BUILDING AS THE TOTAL WASTE WATER DISCHARGE IS LESS THAN 40,000 LTRS. PER DAY.

Sri Gopinath Roy
SIGNATURE OF OWNER

Er. B.C. MONDOL
S.M.C. Engr. - Na. Chit. 146 (2018)
SILIGURI-735005
1344-67663
email:-bcmondol@gmail.com

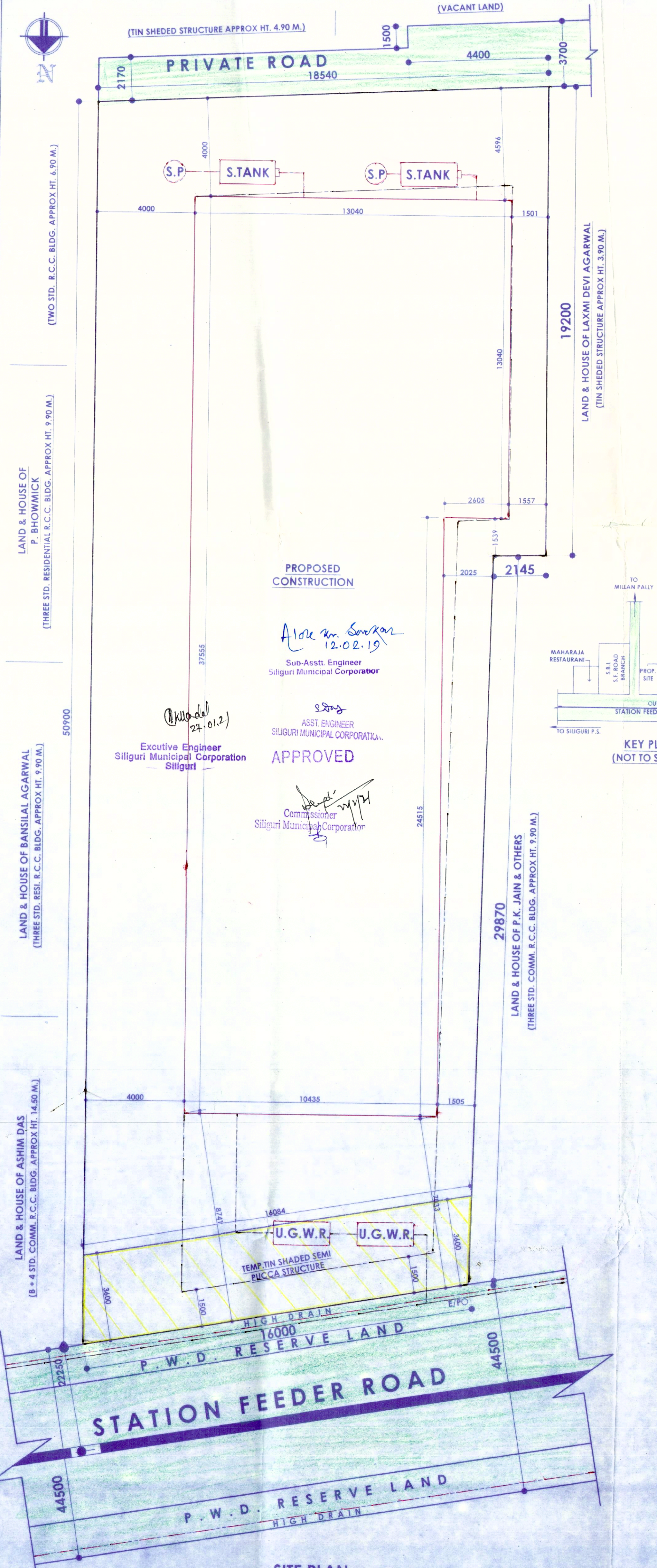
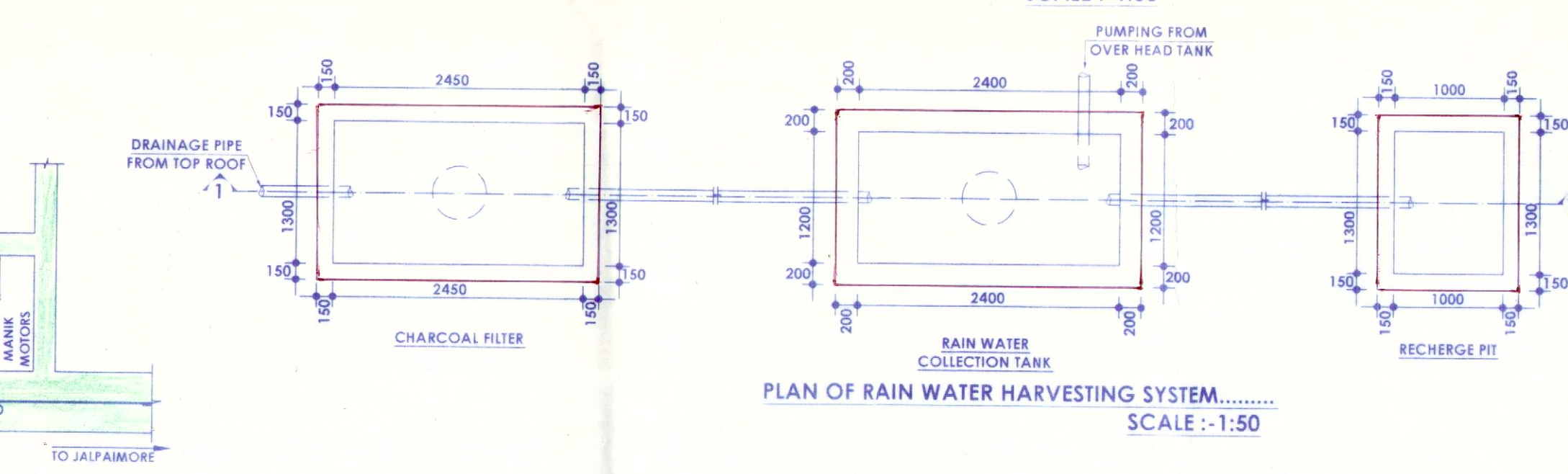
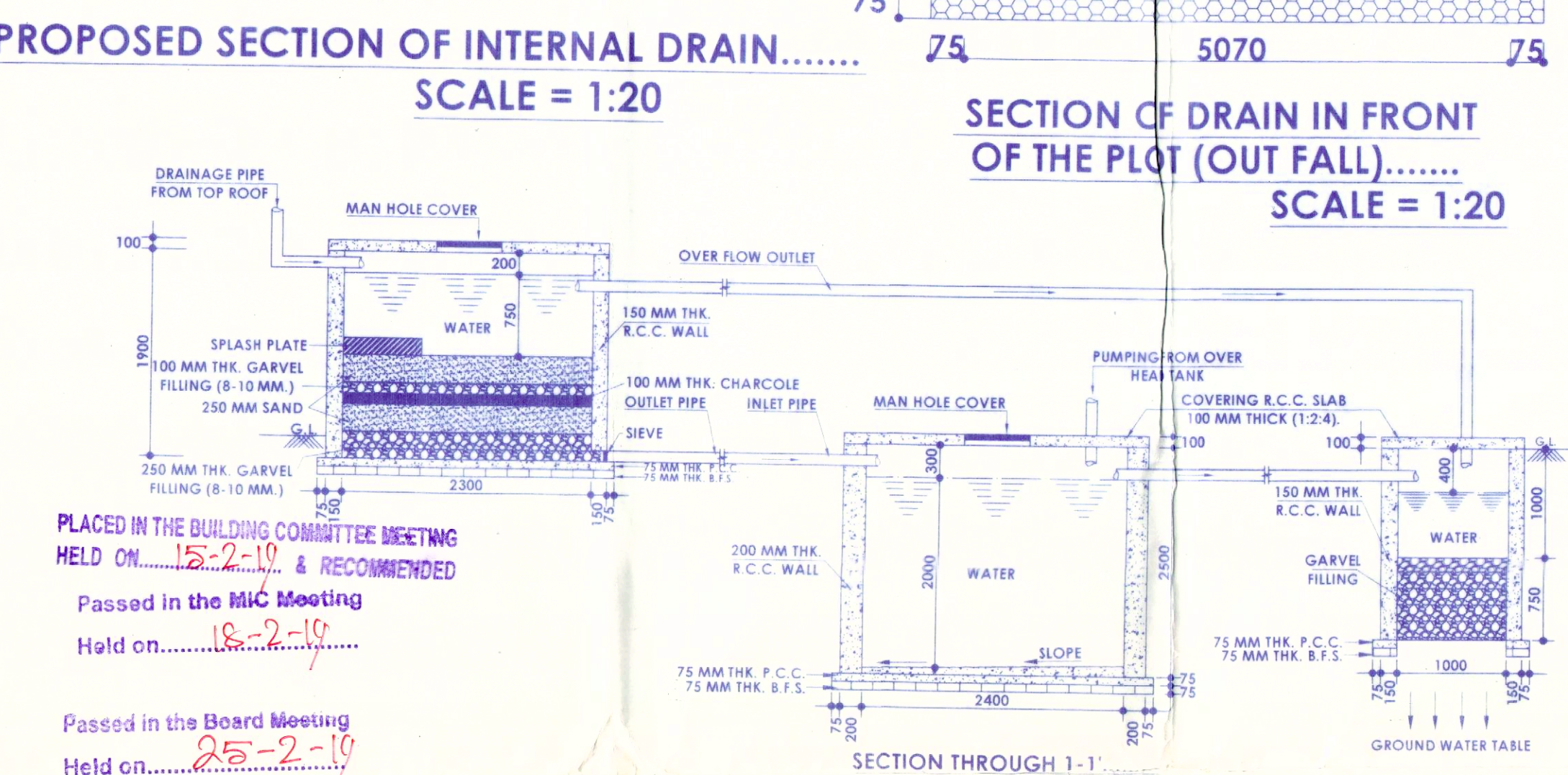
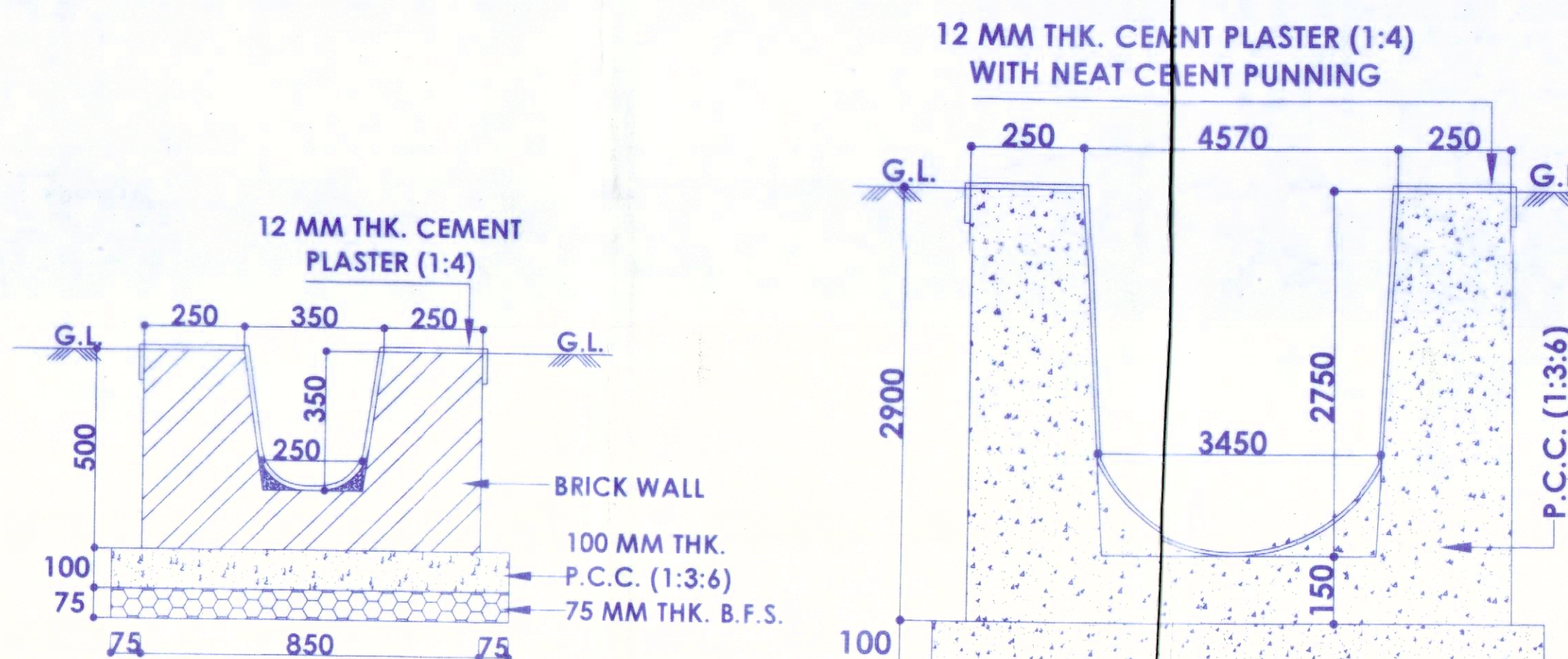
SIGNATURE OF GEO-TECHNICAL ENGINEER

Samir Mitra
AR, SOURAB MITRA
Architect (B. Arch)
CCA Regd. No. CA2017087788
13/05/2018
10/05/2018
Name: Samir Mitra, Address: Siliguri-735005

SIGN. OF L.B.S. SIGN. OF ARCHITECT

FREE-LANCE CONSULTANTS

ARCHITECT-INTERIOR DESIGNER-BUILDING, PLANNER-ESTIMATOR-SURVEYOR-SUPERVISOR
REGISTERED UNDER S.I.D.A. AND SILIGURI MUNICIPAL CORPORATION
OFFICE
TADAV SAMITI BUILDING
G-17 GROUND FLOOR-HILL CLIFF ROAD, SILIGURI
MOBILE NO. 9932067460, 9434943111



Alok Kumar Sarker
12.02.19
Sub-Asstt. Engineer
Siliguri Municipal Corporation

Er. B.C. Mondol
27.01.21
ASST. ENGINEER
SILIGURI MUNICIPAL CORPORATION

APPROVED
Commissioner
Siliguri Municipal Corporation