



FRONT ELEVATION
SCALE: 1:100



SECTION AT A
SCALE: 1:100

shall be subject to:-
 1. Strict compliance of sanctioned building plans without any deviation.
 2. Architectural drawings / building plans with respect to current building regulations. Sanctioned drawing / documents are considered as the basis for preparing the building permit.
 3. Responsibility of stability and safety is solely to be born by the owner / Architect / Geotechnical Engineer / L.B.S. / Structural Engineer.
 4. Before commencement of any constructions, it should be confirmed that the sanctioned building plan along with the conditions is in order with respect to the site measurement and necessary approval from the concerned authority, such as Building Regulation, etc. (West Bengal Municipal Corporation).
 5. Entire cost of work and its quality of work is solely the responsibility of the owner.
 6. Lumping of construction materials, mixing of mortar (C.A. or Mortar) and other items are not permitted.

Any discrepancy between Completion Plan and Sanctioned Plan shall disentitle allottee to occupancy certificate.

THE SANCTION IS VALID UP TO 01/11/2026

APPROVED AS ON 10/12/2021
 P. Kamalakanth, IFS
 Executive Director
 West Bengal Industrial Development Corporation Ltd.
 23, Ashwini Nath Tagore Sarani (Canteen Street), Kolkata - 700 017

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SCHEDULE OF DOORS & WINDOWS

TYPE	WIDTH	HEIGHT	SILL HEIGHT	LINTEL HEIGHT	REMARK
D1	1050	2000	00	2000	ENTRY TO UNITS
D2	900	2000	00	2000	BEDROOMS
D3	750	2000	00	2000	TOILET
D4	1500	2000	00	2000	ENTRANCE LOBBY
DW1	750-900	2560	00	2560	BALCONY(BEDROOM)
DW2	750-1200	2560	00	2560	BALCONY(LIVING)
DW3	750-750	2560	00	2560	BALCONY(BEDROOM)
DW4	750-600	2560	1050	2560	BALCONY(KITCHEN)
W1	900	1660	900	2560	BEDROOM
V1	600	1000	1000	2000	TOILET
FCD	1500	2000	00	2000	STAIRCASE

PLOT DETAILS:
 ARCHITECTURAL DRAWINGS OF PROPOSED 5+13 STORED APARTMENT BUILDINGS FOR AFFORDABLE HOUSING PROJECT OF W/S IABA HOUSING PVT. LTD. IN AEROTROPOLIS TOWNSHIP AT ANDAL, NEAR DURGAPUR, OVER L.R. PLOT NO:- 5650 (part), 5708 (part), 5710 (part), 5711 (part), 5712 (part), 5713 (part), 5714 (part), 5716 (part), 5718 (part), 5719 (part), 5720 (full), 5721 (part), 5722 (part), 5723 (part), 5724 (full), 5728 (part), 5729 (part), 5730 (part), 5731(full), 5732 (full), 5733 (full), 5734 (full), 5735 (full), 5736 (full), 5737 (full), 5738 (full), 5739 (full), 5740 (part), 5741 (full), 5742 (part), 5743 (part), 5744 (full), 5745 (full), 5746 (part), 5747 (part), 5748 (part), 5749 (part), 5792 (part), 5793 (part), 5794 (part), 5820 (part), 5822 (part) & 5719/7748 (part) L/R KHATAN NO:- 3895, J.L. NO:- 36, MOUZA:- DAKSHINKHANDA, UNDER P.S:- ANDAL, DIST:- BURDWAN, WEST BENGAL.

GIAN P. MATHUR AND ASSOCIATES (P) LTD.
 C-35, East of Kailash, New Delhi-110065
 T: 46599599 | F: 46599512
 E: info@gpmindia.com | W: www.gpmindia.com
 ARCHITECT:

SERVICES CONSULTANT:
Consummate Engineering Services (P) Ltd.
 Head Office: 2F, 45, Sector-45, Noida-201301
 Tel: (91)220 233000 (30 Lines)
 Lko. Office: 8/606, Rohtas Place, Gurgaon, Haryana, India
 E-mail: info@cespl.com, website: www.cespl.com

SPECIFICATIONS:-
 1. GRADE OF CONCRETE FOR SUB STRUCTURE IN PILE & PILE CAP WILL BE M30 AND FOR SUPER STRUCTURE IN BEAMS & SLAB M25 AND FOR SHEAR WALLS & COLUMNS AS PER COLUMN SCHEDULE DRAWINGS. AS PER IS:456:2000.
 2. P.C.C. WORK IN M-10 GRADE CONCRETE.
 3. REINFORCEMENT STEEL - Fe-500 CONFIRMING TO IS:1786-2008.
 4. MINIMUM COVER OF CONCRETE :
 (a) FOUNDATION = 50 mm.
 (b) COLUMN = 40 MM.
 (c) SHEAR WALL = 30 MM.
 (d) BEAM = 30 mm.
 (e) SLAB = 20 mm.

NOTES:-
 1. ALL DIMENSIONS ARE IN mm, CHAINAGE AND LEVELS ARE IN m. UNLESS OTHERWISE NOTED.
 2. ALL STRUCTURAL DRAWINGS BE READ IN CONJUNCTION WITH ARCHITECTURAL DRAWINGS.
 3. HEIGHT OF THE BUILDING IS 42.65 m.
 4. ALL EXTERNAL WALLS 230 MM THK & ALL INTERNAL WALLS 115 MM. THK.
LEGEND
 BRICK WORK IN BURNT CLAY BRICKS
 BRICK WORK IN FLYASH BRICKS
 5. INTERNAL ROAD IS 450 MM ABOVE FROM EXTERNAL ROAD.

IABA HOUSING PVT. LTD
 CLIENT: 5 GORKY TERRACE, 2ND FLOOR, KOLKATA, WEST BENGAL-700017

SIGNATURE OF REVIEWER
 SANJIB GUHA
 STRUCTURAL CONSULTANT
 BSC, BCE, FIE, Chartered Engineer
 Structural Reviewer (K.M.C.)
 Empowered No.-ESR (I) 8816
 Structural Reviewer (INDIA)
 Empowered No.-STER/NKD/15/00003

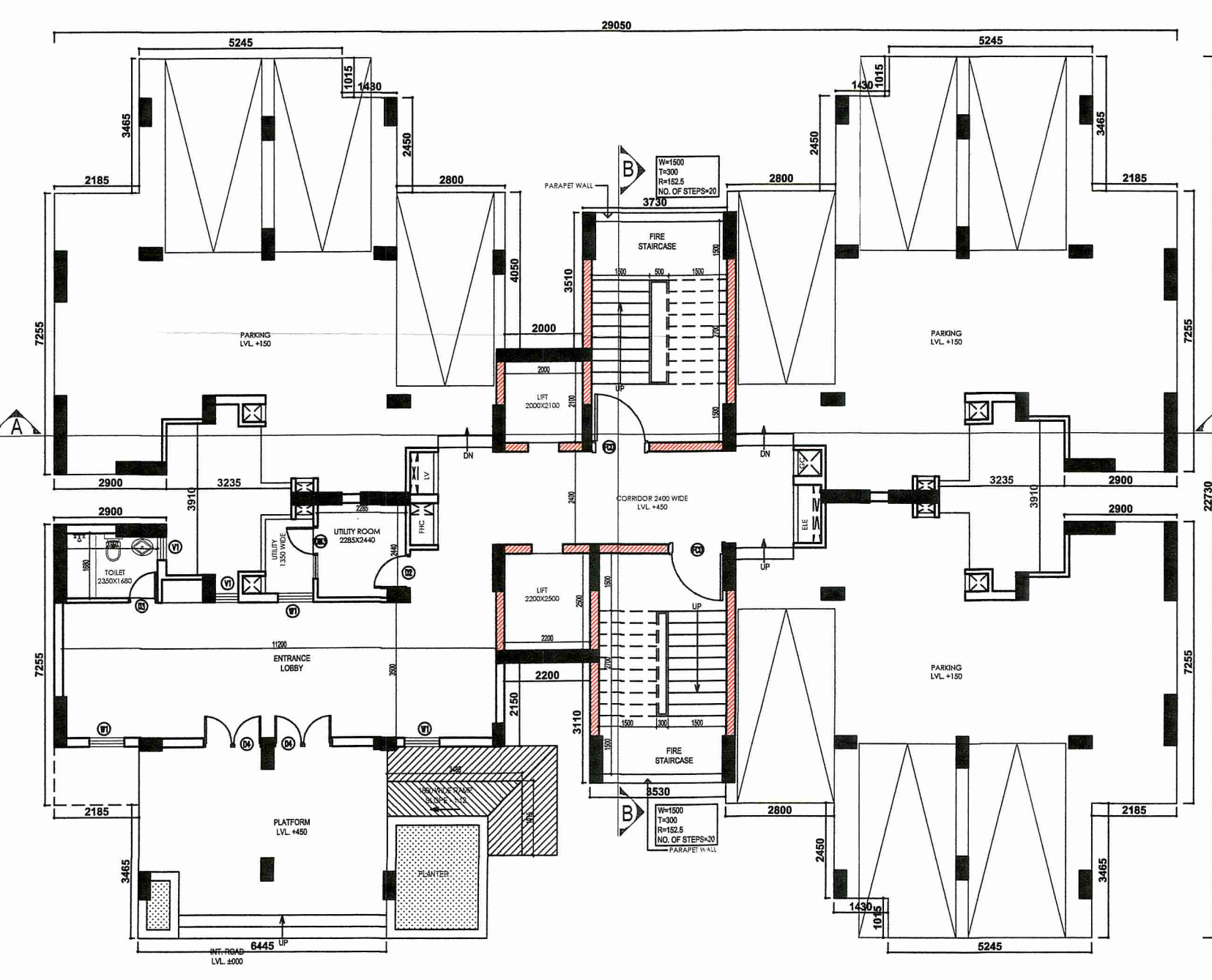
SIGNATURE OF STRUCTURAL ENGINEER
 CHANDI PRASAD KHANRA
 BE (Civil), ME (Struct), MIE (India)
 Empowered No. - ESR (I) 8816
 Structural Reviewer (INDIA)

SIGNATURE OF GEOTECHNICAL ENGINEER
 Rupak Kumar Banerjee
RUPAK KUMAR BANERJEE
 B.C.E.M.E., MGS, M.I.E.,
 G.T.1/3 (K.M.C.), BM/GE-TECH/1002
 019/RJP SON/GT2014-15, GTER-HIDCO/09/00014
 GEOWBSID/C20190002

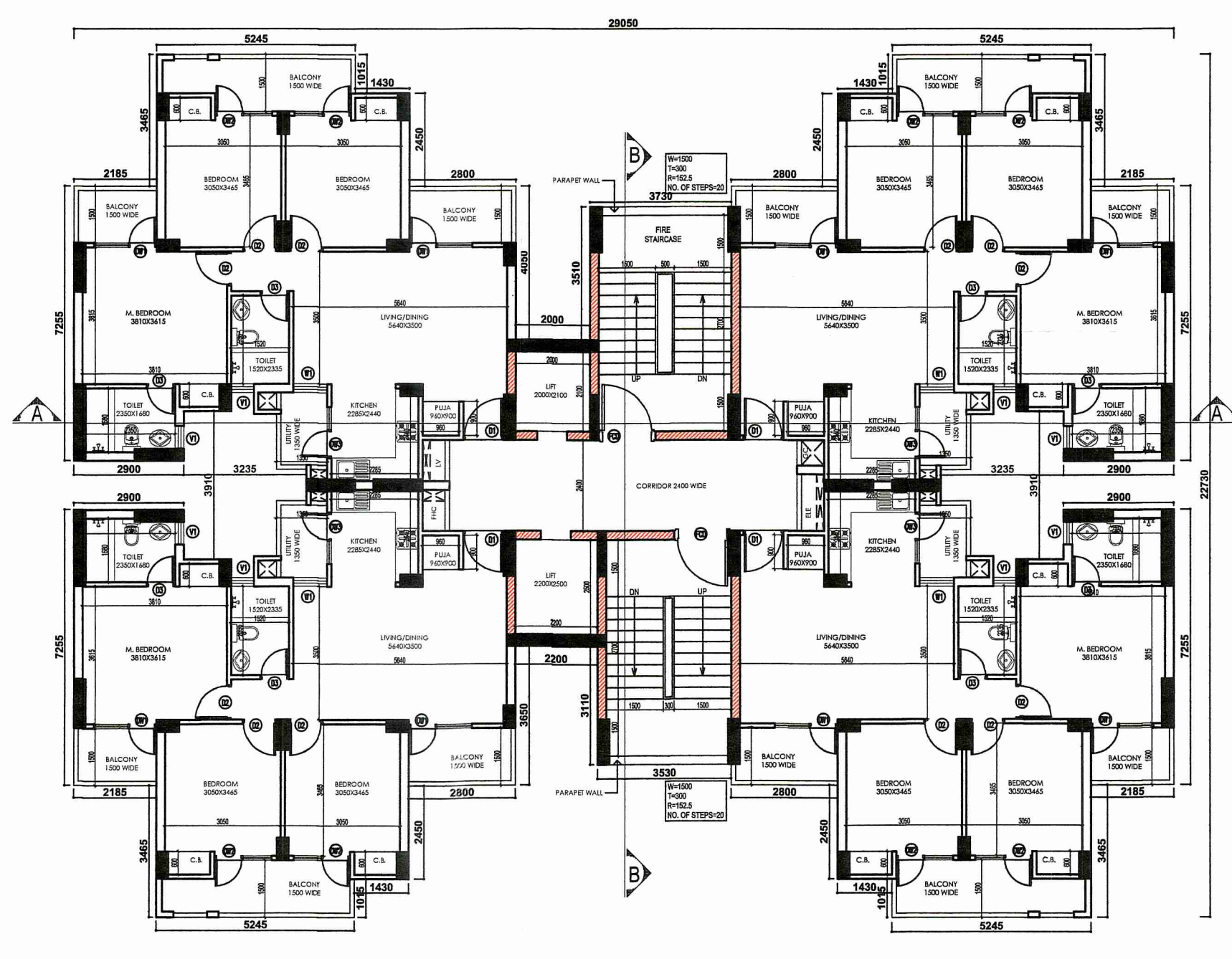
CONSULTANT/ARCHITECT'S SIGNATURE
 GIAN P. MATHUR
 B. Arch., M. Arch., I.A.
 CA No. 12345

SIGNATURE OF LOCAL ARCHITECT'S SIGNATURE
 AR. JUI CHATTERJEE, B-ARCH
 Registration No: CA2021134352
 Ph: 9434545299, 9586893411
 4/F5, Sareeta Commercial Complex,
 City Centre, Durgapur - 713216

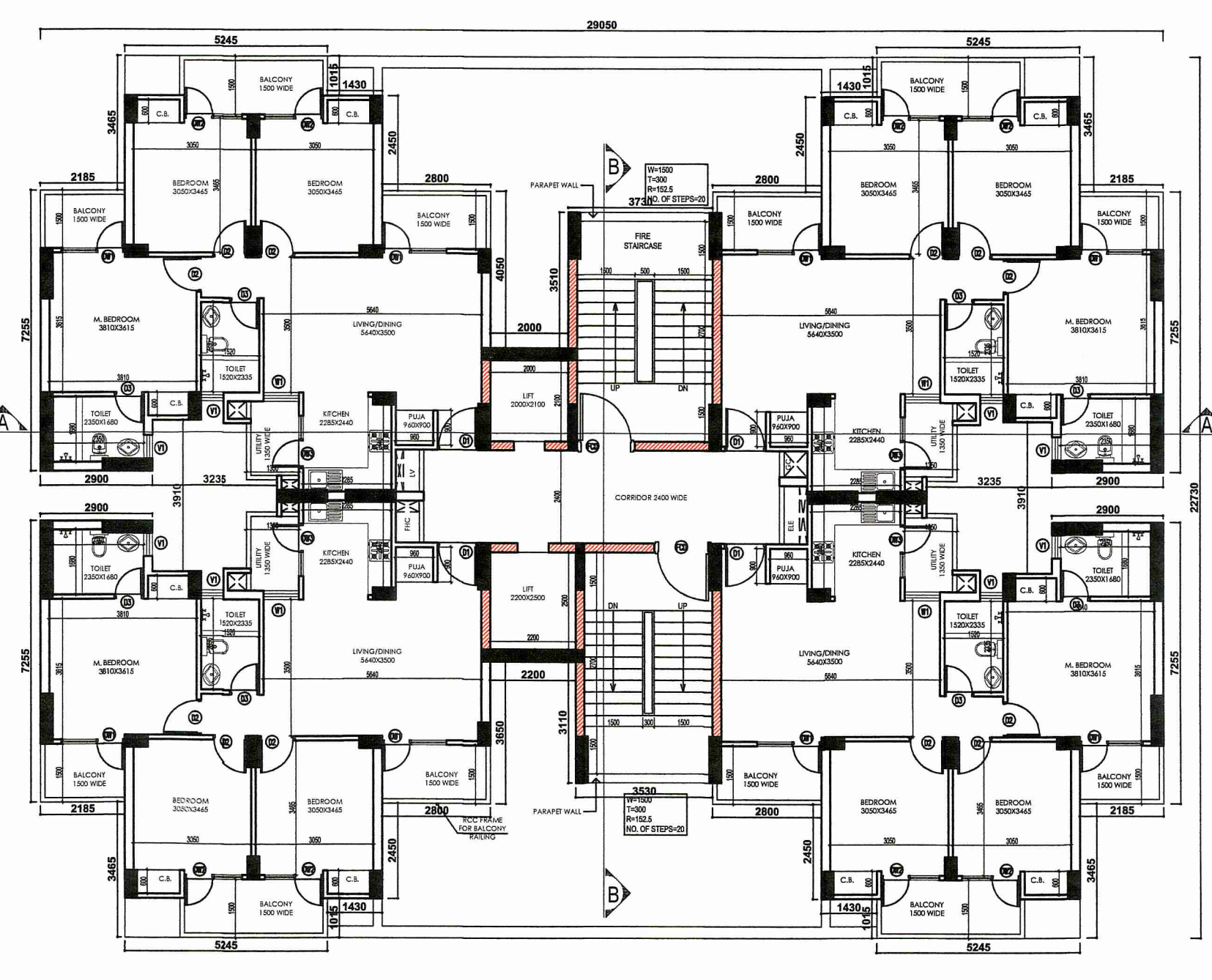
SIGNATURE OF OWNER
 PRIVATE LIMITED
 KOLKATA



STILT FLOOR PLAN
SCALE: 1:100



1ST, 2ND & 3RD FLOOR PLAN
SCALE: 1:100



4TH FLOOR PLAN
SCALE: 1:100