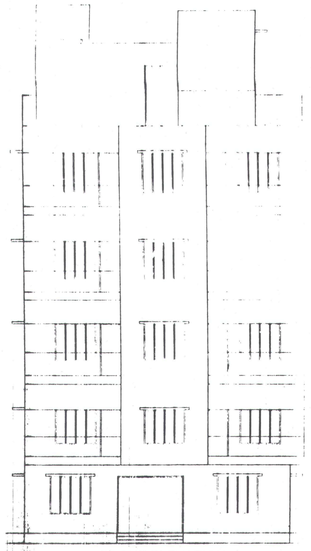
APPROVED

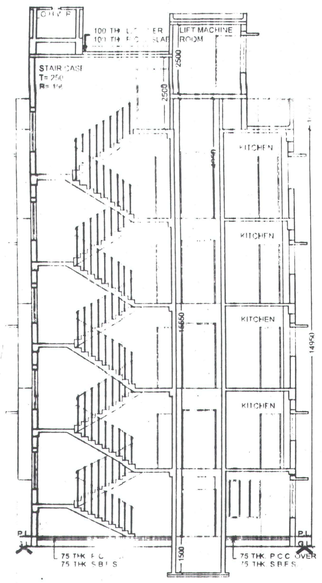
The structural analysis reports & soil reports are kept for reference in this office. The clearance is accorded subject to certificate of architect.

Executive Officer
Rajarhat Panchayat Samity
Rajarhat, North 24 Parganas

Approval Order No. 418/RPS
Date 20/3/23
Valid up to 22/3/28



FRONT ELEVATION
SCALE- 1:100



SECTION: A-A
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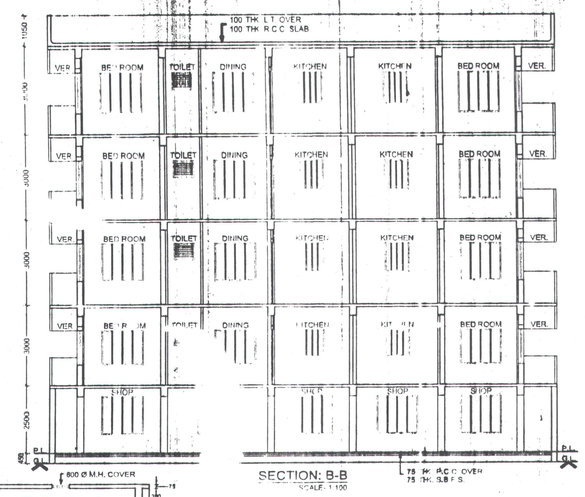

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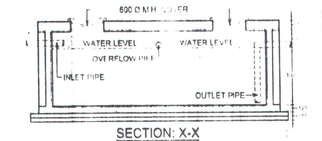

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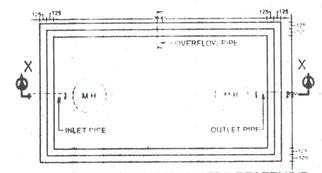
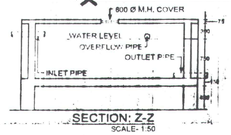


DETAILS OF UNDERGROUND WATER RESERVOIR
CAP. 7,760 LTRS
SCALE- 1:50



SECTION: Z-Z
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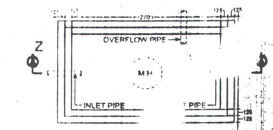
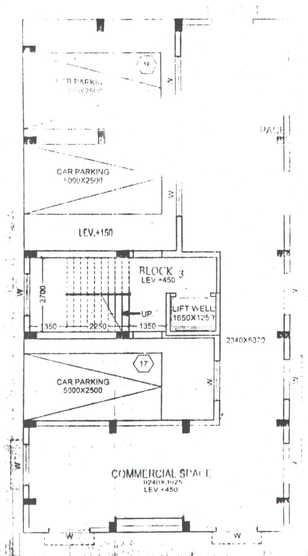
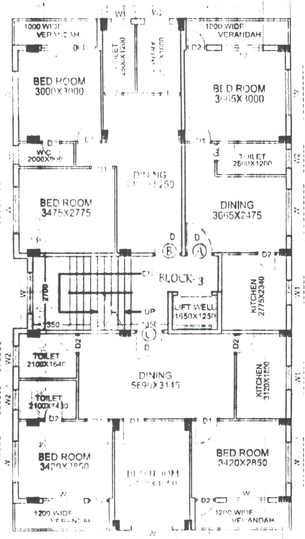


DETAILS OF OVERHE ER RESERVOIR
CAP. 2,916 LTRS
SCALE- 1:50

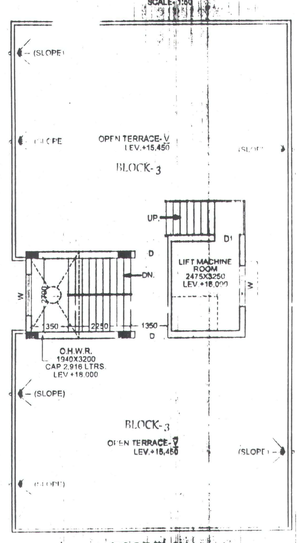
SECTION: Y-Y
SCALE- 1:50



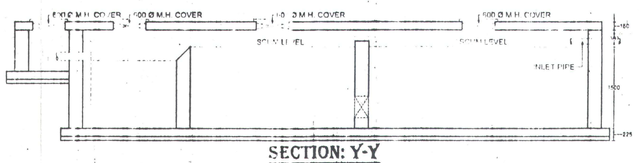
GROUND FLOOR PLAN
(BLOCK- 3)
SCALE- 1:100



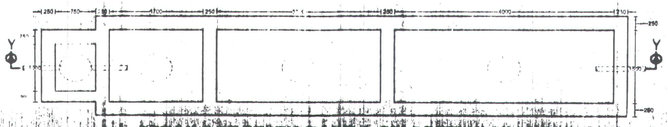
TYPICAL FLOOR PLAN
(BLOCK- 3)
SCALE- 1:100



ROOF PLAN
(BLOCK- 3)
SCALE- 1:100



SECTION: Y-Y
SCALE- 1:50



DETAILS OF SEPTIC TANK & CHLORETION CHAMBER
(BLOCK-3)
87 USERS
SCALE- 1:50

DETAILS OF SEPTIC TANK & CHLORETION CHAMBER
(BLOCK-3)
87 USERS
SCALE- 1:50

SCHEDULE OF DOOR

DOOR MKD.	LENGTH	HEIGHT
D	1050	2100
D1	900	2100
D2	750	2100

SCHEDULE OF WINDOW

WINDOW MKD.	LENGTH	HEIGHT
W	1500	1350
W1	900	1350
W2	750	1350
W3	[illegible]	[illegible]

AREA STATEMENT: -

LAND AREA	:-	21 Cottahs 1 Chittack 2.132 sft 1409.07 sq.m.	
BLOCK - 1			
GROUND FLOOR AREA	:-	228.096	m²
COMMUNITY HALL	:-	143.678	m²
GYMNASIUM	:-	35.272	m²
CAR PARKING	:-	25.077	m²
STAIR, LIFT & LOBBY	:-	24.069	m²
BLOCK - 2			
GROUND FLOOR AREA	:-	401.867	m²
SERVICE AREA	:-	15.419	m²
CAR PARKING AREA	:-	155.515	m²
STAIR, LIFT & LOBBY	:-	30.928	m²
BLOCK - 1			
GROUND FLOOR AREA	:-	177.810	m²
COMMERCIAL AREA	:-	91.112	m²
CAR PARKING AREA	:-	64.486	m²
STAIR, LIFT & LOBBY	:-	21.012	m²
BLOCK - 1			
TYPICAL FLOOR AREA	:-	35.371	m²
FLAT- A	:-	30.759	m²
FLAT- B	:-	41.517	m²
FLAT- C	:-	77.484	m²
FLAT- D	:-	57.129	m²
STAIR, LIFT & LOBBY	:-	21.992	m²
BLOCK - 2			
TYPICAL FLOOR AREA	:-	431.627	m²
FLAT- A	:-	60.121	m²
FLAT- B	:-	60.143	m²
FLAT- C	:-	63.254	m²
FLAT- D	:-	60.177	m²
FLAT- E	:-	70.980	m²
FLAT- F	:-	72.306	m²
STAIR, LIFT & LOBBY	:-	45.717	m²
BLOCK - 3			
TYPICAL FLOOR AREA	:-	185.757	m²
FLAT- A	:-	33.433	m²
FLAT- B	:-	52.711	m²
FLAT- C	:-	78.815	m²
STAIR, LIFT & LOBBY	:-	18.833	m²

CAR PARKING REQUIRED
TENEMENT AREA LESS THAN 50 m² EVERY 6 TENEMENT 1 NO PARKING REQUIRED
SO, NO. OF PARKING REQUIRED = 3 nos.
TENEMENT AREA MORE THAN 50 m² BUT LESS THAN 100 m² EVERY 2 TENEMENT 1 PARKING REQUIRED
SO, NO. OF PARKING REQUIRED = 8 nos.
TENEMENT AREA MORE THAN 75 m² BUT LESS THAN 75 m² EVERY 4 TENEMENT 1 NO PARKING REQUIRED
SO, NO. OF PARKING REQUIRED = 4 nos.
SO, TOTAL CAR PARKING REQUIRED = 15 nos. = 375 m²
TOTAL STAIR, LIFT & LOBBY AREA :- 427.07 m²
PROPOSED F.A.R. :-

CAR PARKING CALCULATION: -

TENEMENT AREA LESS THAN 50 SQ.M. EVERY 6 TENEMENT FOR 1 PARKING REQUIRED
SO, NO OF PARKING ARE 2 NOS.
TENEMENT AREA MORE THAN 50 SQ.M. BUT LESS THAN 75 SQ.M. EVERY 4 TENEMENT 1 PARKING REQUIRED = 1 NOS.
SO, NO OF PARKING ARE 4NOS.
TENEMENT AREA MORE THAN 75 SQ.M. BUT LESS THAN 100 SQ.M. EVERY 2 TENEMENT 1 CAR PARKING REQUIRED
SO, NO OF PARKING ARE 4NOS.
SO, TOTAL CAR PARKING REQUIRED 15 NOS.
TOTAL NO OF CAR PARKING PROVIDED 17 NOS.

SPECIFICATION

1. R.C.C FOR PLINTH AND FOUNDATION IN 1:1.5:3
2. 200mm. TH. BRICK WORK AT EXTERNAL WALL WITH 1:6 CEMENT SAND MORTER.
3. 125mm. TH. AND 75mm. TH. BRICK WORK IN 1:4 CEMENT SAND MORTER.
4. 25mm. TH. TO 37mm. TH. CAST-IN-SITU MOSAIC FLOORING
5. 25mm. TH. CEMENT CONCRETE WITH WATER PROOFING COMPOUND FOR D.P.C.
6. ALL DIMENSION ARE IN MM.
7. ALL MATERIALS ARE TO BE USED AS PER PROVISION OF N.B.C
8. ALL DRAWINGS ARE DRAWN IN 1:100 SCALE UNLESS AND OTHERWISE MENTIONED.
9. DEPTH OF SEMI UNDERGROUND WATER RESERVOIR SHOULD NOT EXCEED THE DEPTH OF FOUNDATION.

CERTIFICATE OF THE ARCHITECT

I CERTIFY THAT ALL THE ARCHITECTURAL DRAWINGS OF THE PROJECT AT R.S./R.DAG NO.- 296 & 747, L.R. KHATIAN NO.- 4621/1, OF MOUZA- JATRAGACHI, J.L. NO.- 24, HAVE BEEN PREPARED BY ME COMPLYING WITH THE NEW TOWN/ KOLKATA PLANNING AREA BUILDING RULES, 2014. I ALSO CERTIFY THAT THE PLANS AND DRAWINGS PREPARED BY ME COMPLYING WITH ALL THE PROVISIONS REGARDING THE FIRE PROTECTION AS PER THE PREVAILING NATIONAL BUILDING CODE OF INDIA. I SHALL BE HELD RESPONSIBLE IF ANY INCORRECT INFORMATION IS FURNISHED BY ME OR ANY VIOLATION OF PROVISIONS OF THESE RULES OR THE PREVAILING NATIONAL BUILDING CODE IS FOUND IN ANY OF THE DRAWINGS AND DOCUMENTS, SIGNED BY ME AND SUBMITTED TO THE SANCTIONING AUTHORITY FOR OBTAINING SANCTION.

Nishat Ahmed Khan
L.B.S. - I/1112
KOLKATA MUNICIPAL CORPORATION

SIGNATURE OF ARCHITECT/L.B.S.

CERTIFICATE OF THE OWNER

CERTIFIED THAT WE HAVE GONE THROUGH THE BUILDING RULES FOR THE NEW TOWN KOLKATA PLANNING AREA (BUILDING) RULES, 2014 AND ALSO UNDERTAKE TO ABIDE BY THOSE RULES DURING AND AFTER CONSTRUCTION OF THE BUILDING
As Constituted Power of Attorney
SUBODH MAJHI, KESHAW PRASAD JAISWAL,
SUBHEN GAIN, RABI GYNE, SWAPAN GAYEN,
PRADIP DAS, BINA DAS, BIPON BASU, SUSUCHINTA RANI DAS,
BIPLAB BASU, SANHITA BISWAS,
SOUMEN GHOSH & SWAPANA GHOSH

SIGNATURE OF OWNERS

ARCHITECTURAL DRAWING
SCALE - 1:100, 1:50
SHEET NO.- 4
BLOCK- 3

PROPOSED GRIHA TOURIST RESIDENTIAL BUILDING PLAN OF SRI. SUBODH MAJHI, SRI. KESHAW PRASAD JAISWAL, SRI. SUBHEN GAIN, SRI. RABI GYNE, SRI. SWAPAN GAYEN, SRI. PRADIP DAS, SMT. BINA DAS, SRI. BIPON BASU, SRI. BIPLAB BASU, SMT. SANHITA BISWAS, SRI. SOUMEN GHOSH & SRI. SWAPANA GHOSH IN R.S./L.R. DAG NO.- 3391 & 3092, L.R. KHATIAN NO.- 7803, 8180, 1917/2, 1638/3, 19004, 3310, 3311, 3846, 8412, 8433, 9374, 9381 & 7540, AT MOUZA- GHUNI, J.L. NO.- 21, P.S.- SALTORA, NO.- 232, TOUZI NO.- 178, P.S. NEW TOWN, UNDER JYANGRA-HATIARA 2 NO. GRAM PANCHAYET, [RAMKRISHNA PALLY], P.O. GOURANGANAGAR, PIN.- 700102], DISTRICT NORTH 24 PARGANAS.

HABCON ENGINEERS

ARCHITECT & ENGINEERS
AE-385, SECTOR-I, SALT LAKE, KOL - 64
PH. NO.- 033-23210725, 033-65482499