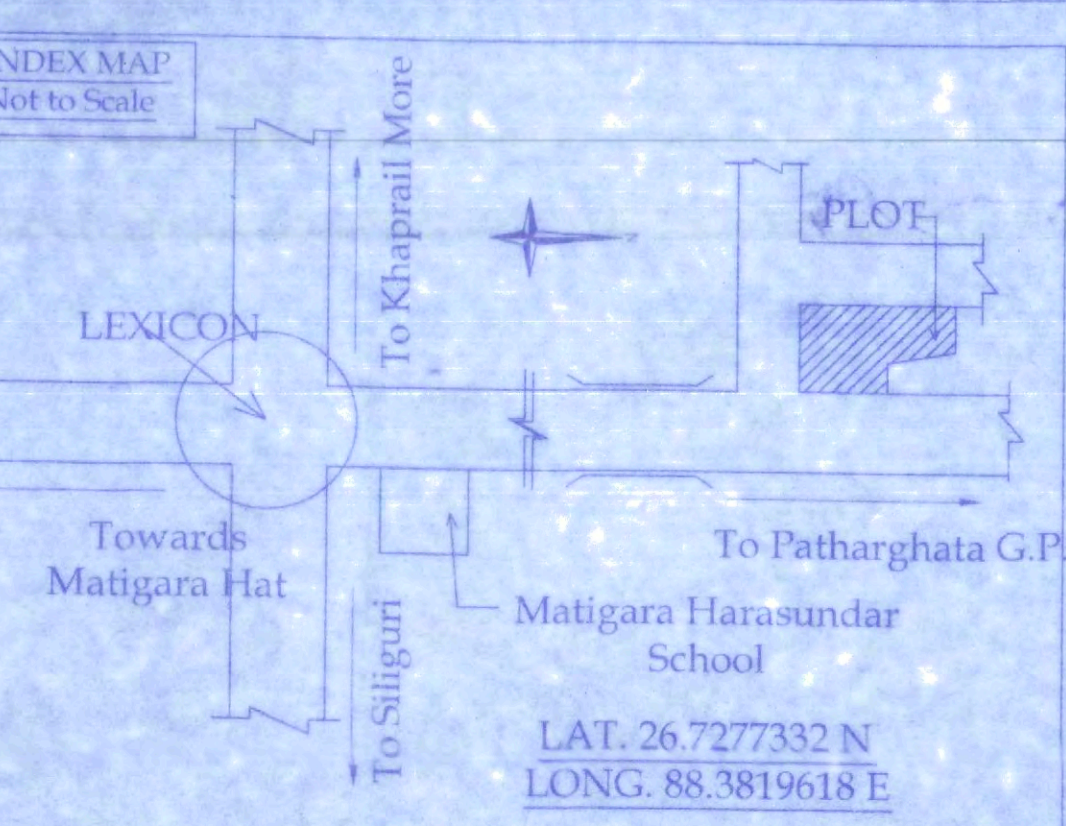


**GROUND FLOOR PLAN**  
SCALE - 1:150

- NOTES :-**
1. ALL DIMENSIONS ARE IN MM UNLESS OTHERWISE STATED.
  2. GRADE OF STEEL F-500 AND GRADE OF CONCRETE M-20.
  3. ALL P.C.C. WORK 1:2:4
  4. ALL WALL FOUNDATION UP TO PLINTH WILL BE DONE IN 1st CLASS B.W. IN CEMENT MORTAR (1:4) OVER P.C.C. (1:2:4).
  5. B.W. IN SUPER STR. WILL BE DONE IN 1st CLASS B.W. IN CEMENT MORTAR (1:6).



May be Sanctioned  
Architect  
Siliguri Mahakuma Parishad

Technically Approved  
District Engineer  
Siliguri Mahakuma Parishad  
Siliguri, Dist. Darjeeling

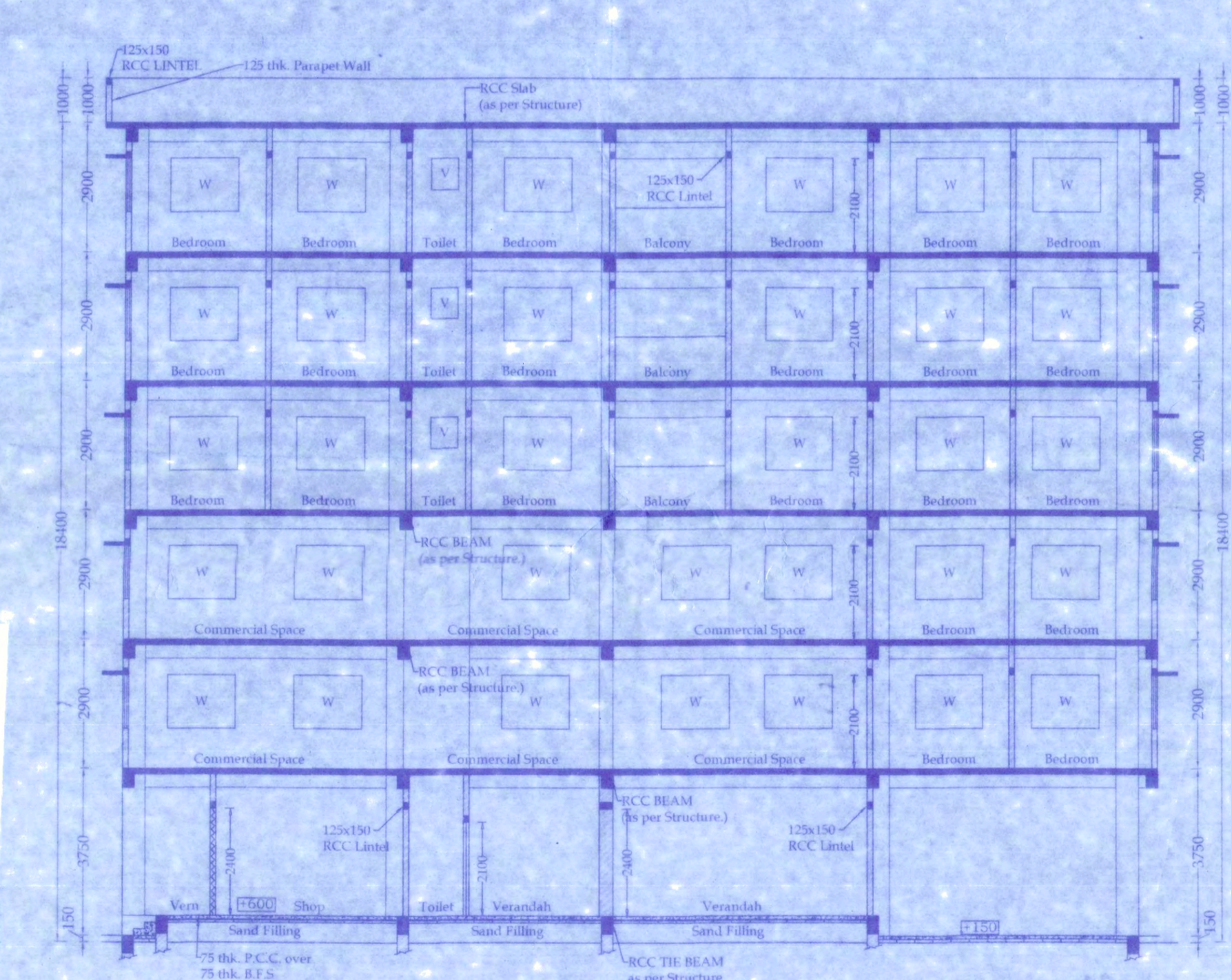
The Construction of the Building shall be supervised by the Licentiate/Building Surveyor/Architect sending the plan application. Unless otherwise approved by the Authority the permission shall remain valid for a period of TWO YEARS.  
Registration No. 313. Permission Granted/Permission granted subject to the condition as noted in the ORDER. Building plans, also to be approved by the Matigara Panchayat Samity, before the proposed construction undertaken.

Sub Assistant Engineer (B.P.C.)  
Matigara Development Block  
P.O. Kadamtala, Dt. Darjeeling

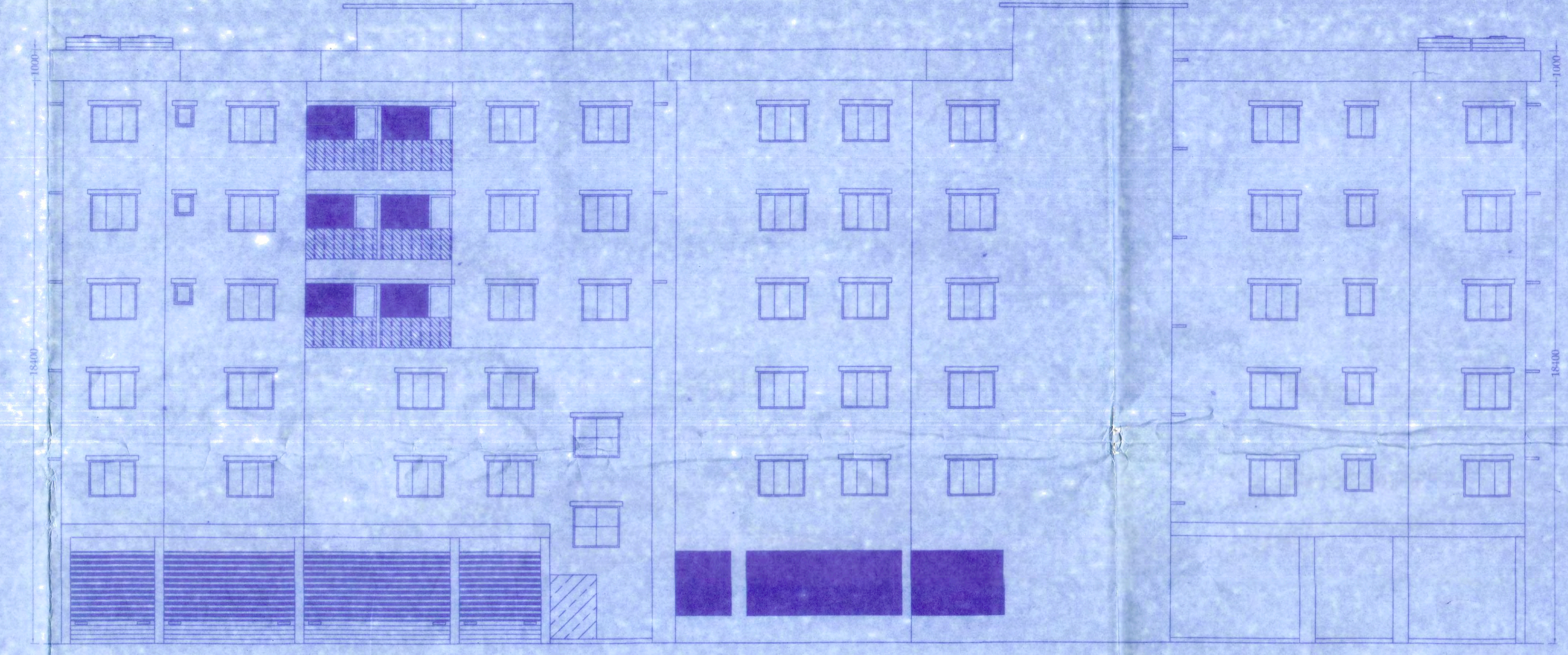
APPROVE  
Executive Officer  
Matigara Panchayat Samity  
P.O. Kadamtala, Dist. Darjeeling

WIDE ORDER NO. 333/MPS  
DATE 11/11/2022

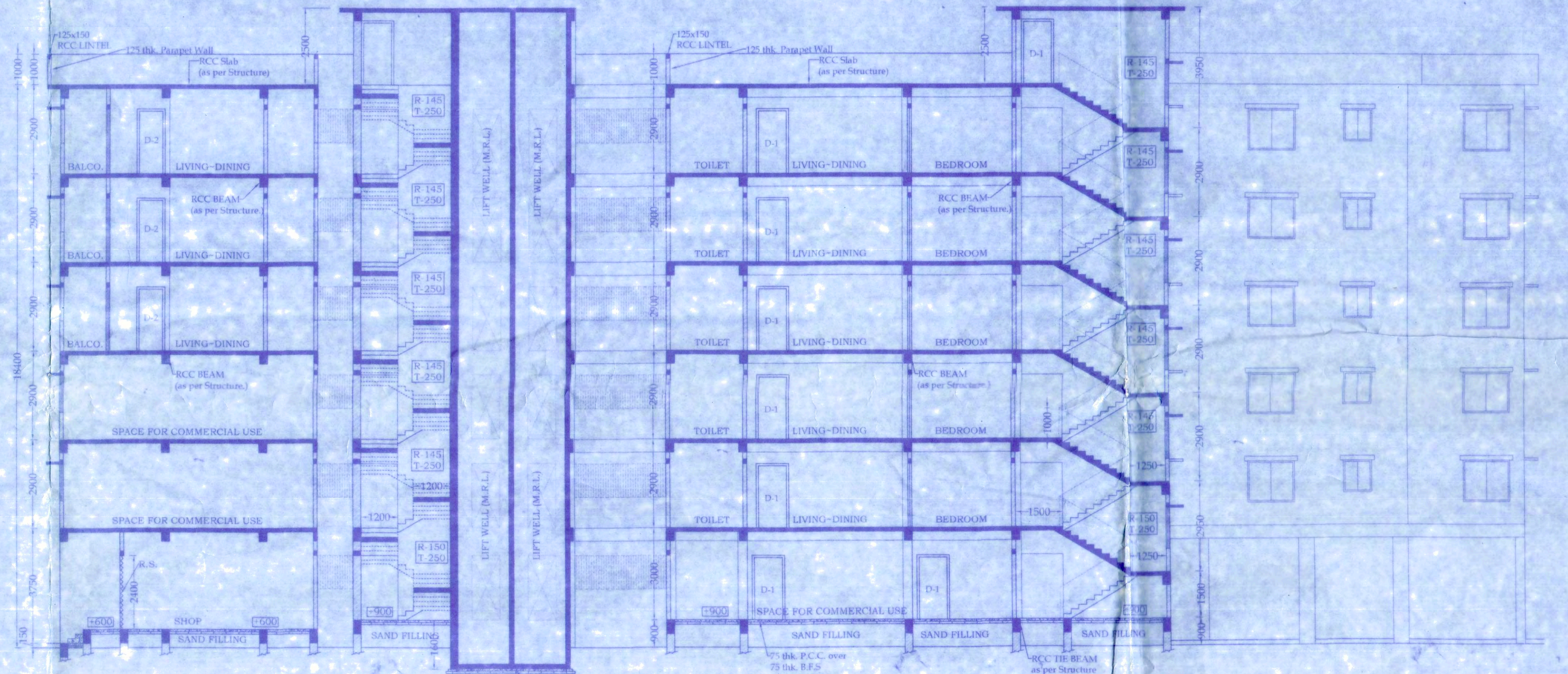
Dr. Smita Tung  
Geo-Technical Engineer, Class-I  
S.M.C. Empanment Number- 112  
72 Lamin Saran, Durga Nagar, Siliguri  
Ph. No. 801882255  
E. Mail - smitung21@gmail.com



**Section Through Y-Y**  
Scale - 1:100



**FRONT ELEVATION**  
SCALE - 1:100



**Section Through X-X**  
Scale - 1:100

**PROJECT :**  
PROPOSED (G+5) STORIED RESIDENTIAL CUM COMMERCIAL BUILDING OF SMT. ATOSHI BARMAN W/O SRI SURAT BARMAN AT GOURCHARAN, P.S. MATIGARA DIST. DARJEELING

**SCHEDULE OF OPENINGS :-**

D-1 - 1050x2100	SW - 850x1350	FC-1 - 1900x2100
D-2 - 900x2100	SW-1 - 4300x1200	FC-2 - 2100x2100
D-3 - 750x2100	W - 1500x1200	FC-3 - 1650x2100
C.G. - 1200x2100	W-1 - 1275x1200	FC-5 - 1450x2100
C.G.-1 - 1500x2100	W-2 - 900x1050	FC-6 - 1250x2100
FRAME SIZE - 65x125	W-5 - 600x700	FC-7 - 1600x2100

**SCHEDULE OF LAND :**

MODZA : GOURCHARAN  
J.L. NO. : 81 SHEET NO. 01  
KHATIAN NO: 5367 (L.R.), 1421 (R.S.)  
PLOT NO: 19 (L.R.), 97 (R.S.)  
P.S. : MATIGARA  
DIST : DARJEELING  
LAND AREA AS PER DEED : 1335.464 m<sup>2</sup>  
LAND AREA AS PER SITE : 1334.933 m<sup>2</sup>

**AREA STATEMENT :-**

	PERMISSIBLE	PROPOSED
LAND AREA	1334.933 m <sup>2</sup>	1334.933 m <sup>2</sup>
GROUND COVERAGE	50 % or 667.466 m <sup>2</sup>	49.749 % or 664.122 m <sup>2</sup>
GROUND FLOOR AREA (STAIR, LIFT & PASSAGE AREA)	648.938 m <sup>2</sup>	107.945 m <sup>2</sup>
1st & 2nd Floor AREA (STAIR, LIFT & PASSAGE AREA)	664.122 m <sup>2</sup> (each)	108.288 m <sup>2</sup> (each)
3rd, 4th & 5th Floor AREA (STAIR, LIFT & PASSAGE AREA)	664.122 m <sup>2</sup> (each)	106.485 m <sup>2</sup> (each)
TOTAL FLOOR AREA	3969.548 m <sup>2</sup>	3969.548 m <sup>2</sup>
F.A.R.	2.80	2.27
HEIGHT OF BUILDING	18.50 m	18.400 m
TYPE OF STRUCTURE	R.C.C. FRAMED	R.C.C. FRAMED
USE OF BUILDING	RESL-COMM.	RESL-COMM.
PARKING	15 Nos.	15 Nos.

TOTAL TENEMENT NOS. = 39  
GROUND FLOOR AREA = 648.938 m<sup>2</sup>  
Commercial Area = 270.862 m<sup>2</sup> (Including Comm. Staircase)  
Staircase, Lift & Passage Area = 84.997 m<sup>2</sup>  
Parking Provided = 13 Nos.  
1st & 2nd FLOOR AREA = 664.122 m<sup>2</sup> (each)  
TENEMENT - A = 74.944 m<sup>2</sup>, TENEMENT - B = 54.374 m<sup>2</sup>  
TENEMENT - C = 52.567 m<sup>2</sup>, TENEMENT - D = 60.758 m<sup>2</sup>  
TENEMENT - E = 64.276 m<sup>2</sup>, TENEMENT - F = 62.855 m<sup>2</sup>  
Commercial Area = 209.007 m<sup>2</sup> (Including Comm. Staircase)  
Staircase, Lift & Passage Area = 85.341 m<sup>2</sup>  
3rd, 4th & 5th FLOOR AREA = 664.122 m<sup>2</sup> (each)  
TENEMENT - A = 74.944 m<sup>2</sup>, TENEMENT - B = 54.374 m<sup>2</sup>  
TENEMENT - C = 52.567 m<sup>2</sup>, TENEMENT - D = 60.758 m<sup>2</sup>  
TENEMENT - E = 64.276 m<sup>2</sup>, TENEMENT - F = 62.855 m<sup>2</sup>  
TENEMENT - G = 60.591 m<sup>2</sup>, TENEMENT - H = 66.731 m<sup>2</sup>  
TENEMENT - J = 60.541 m<sup>2</sup>  
Staircase, Lift & Passage Area = 106.485 m<sup>2</sup>  
Total Commercial Floor Area = 688.876 m<sup>2</sup>  
Total Residential Floor Area = 3280.672 m<sup>2</sup>  
LUCC MEMO NO. 5501/SJDA  
DATED: 17/03/2021

SCALE 1:100  
OTHERWISE STATED  
ALL DIMENSIONS ARE IN MILLIMETERS.  
WRITTEN DIMENSIONS ARE REFERRED.

Sign. Of Owner  
Sign. Of Structural Engr.

**RAJEN KOLEJ**  
B.E (CIVIL), M. Tech  
STRUCTURAL ENGINEER  
EMPANELLED NO. ESSH0553  
KOLKATA MUNICIPAL CORPORATION

**CERTIFICATE BY L.B.S. / ARCHITECT :**  
Certified that the plan has been designed & drawn up strictly according to the National Building Code (N.B.C.) 2005 & relevant authority. Also certified that the foundation & super structure of the building have been designed by me as to safe in all respects including the consideration of safe-bearing capacity & settlement of soil.

Sign. Of L.B.S./Architect

**Dr. Smita Tung**  
Geo-Technical Engineer, Class-I  
S.M.C. Empanment Number- 112  
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