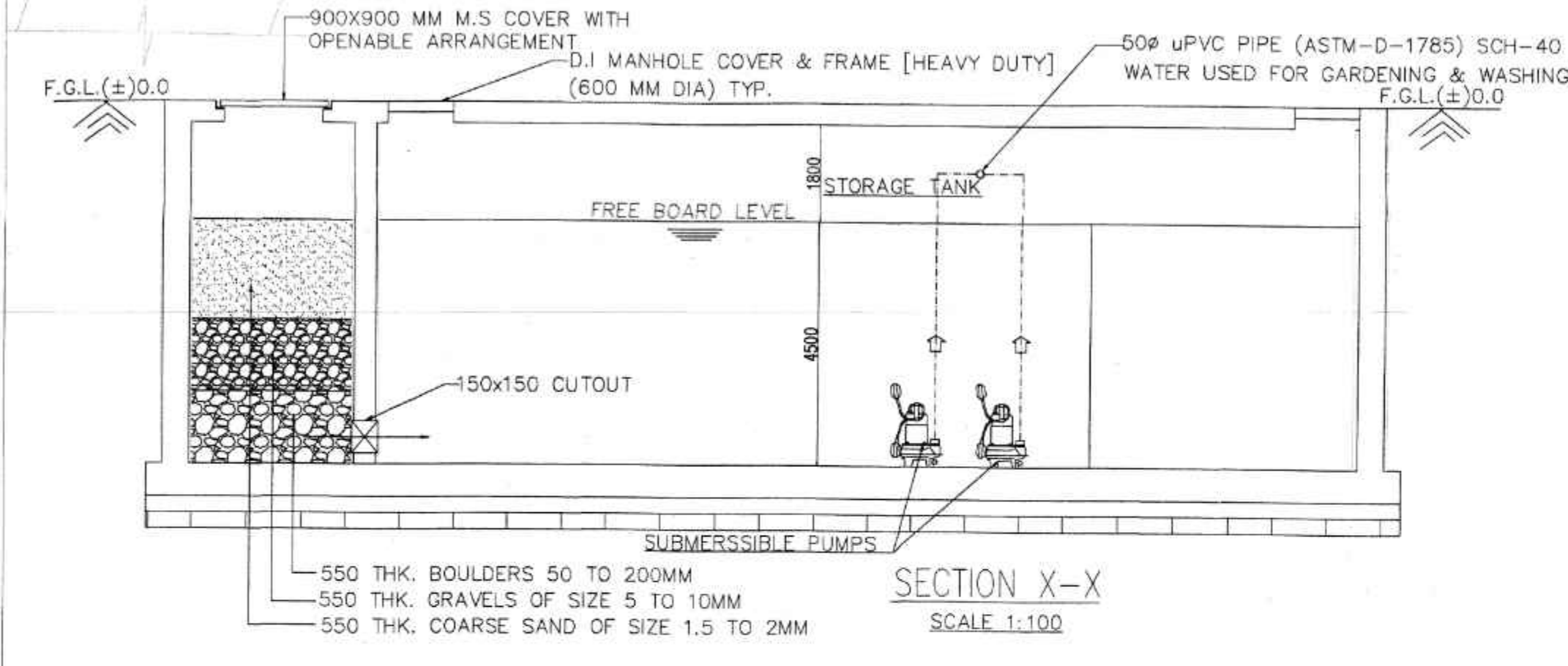
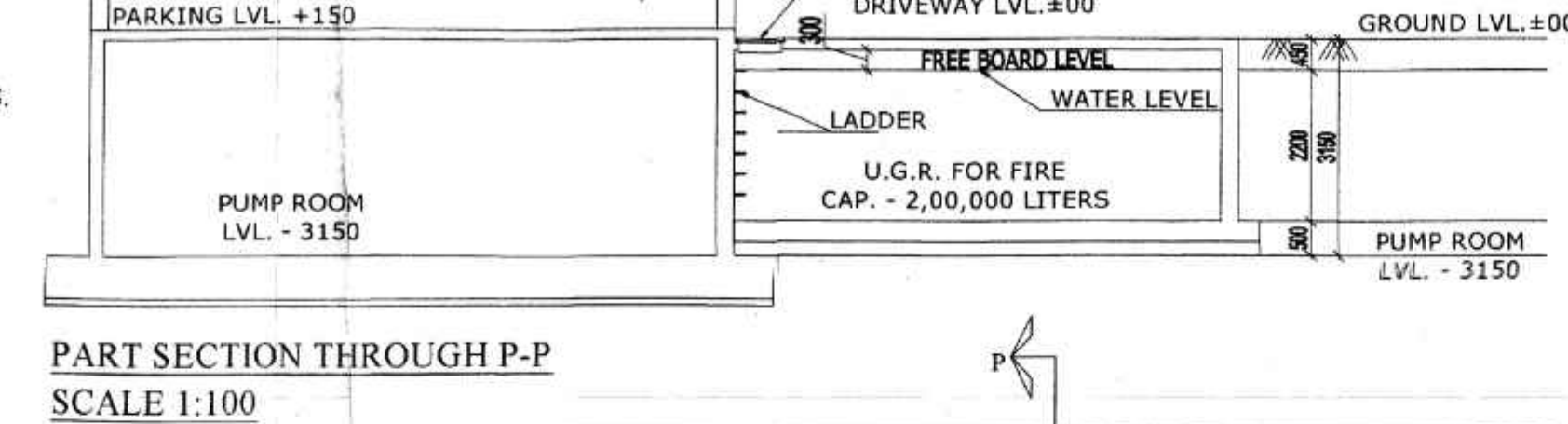


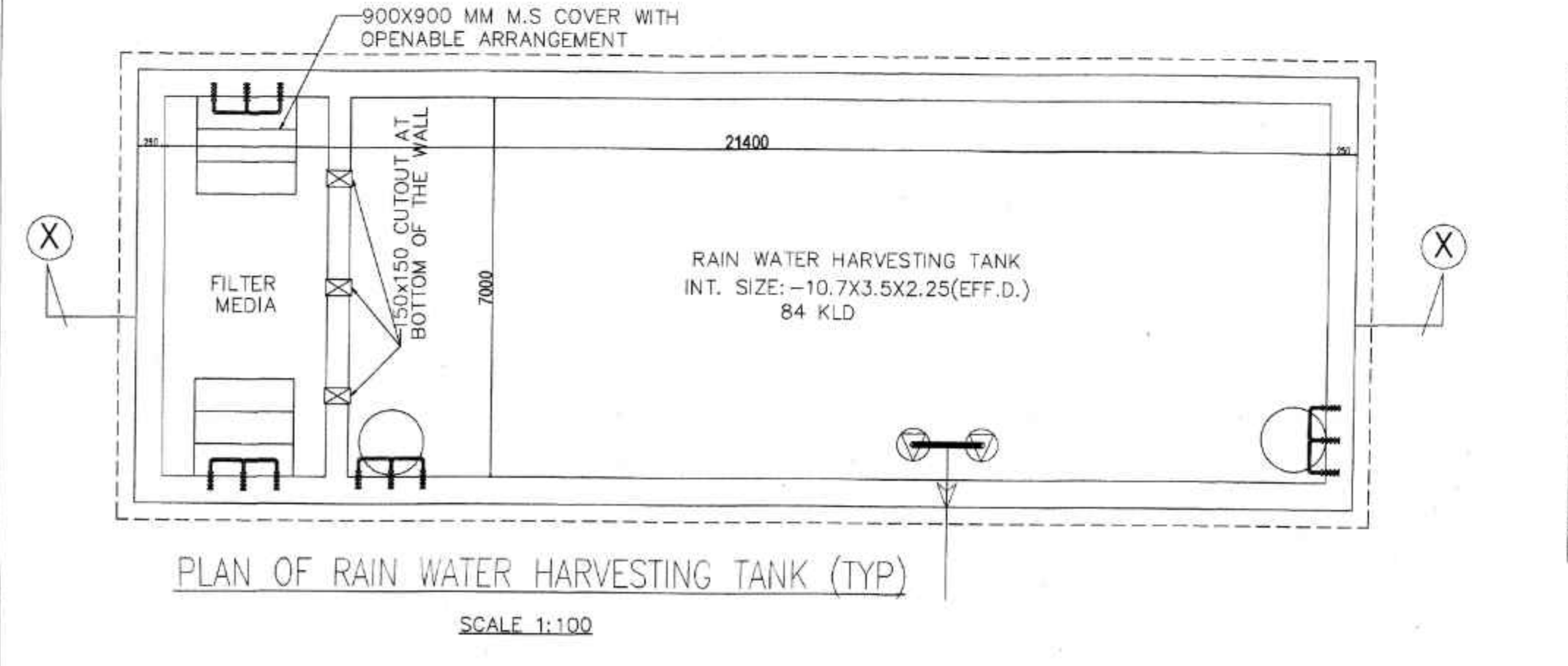
OVERALL GROUND FLOOR PLAN
SCALE - 1:300



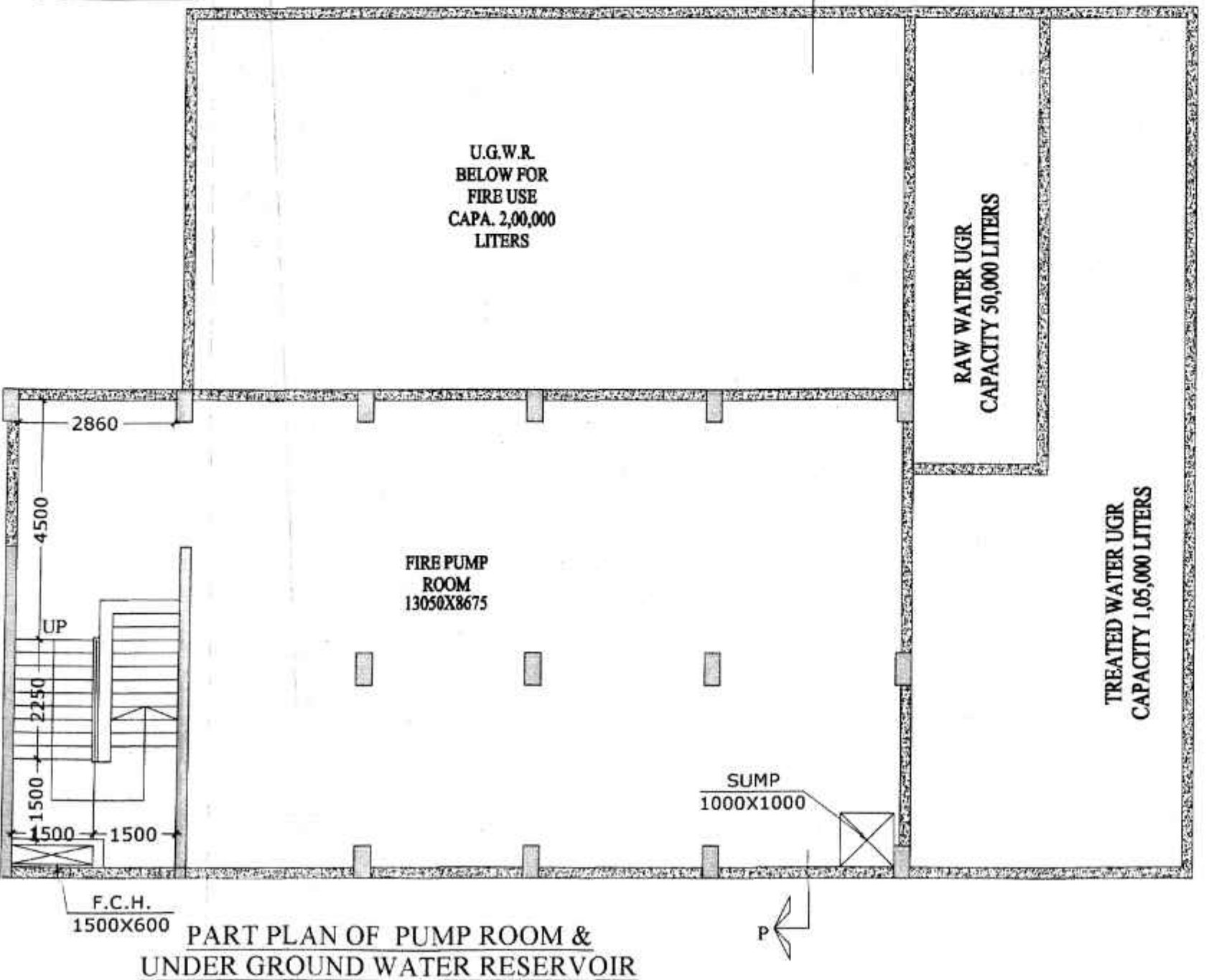
SECTION X-X
SCALE 1:100



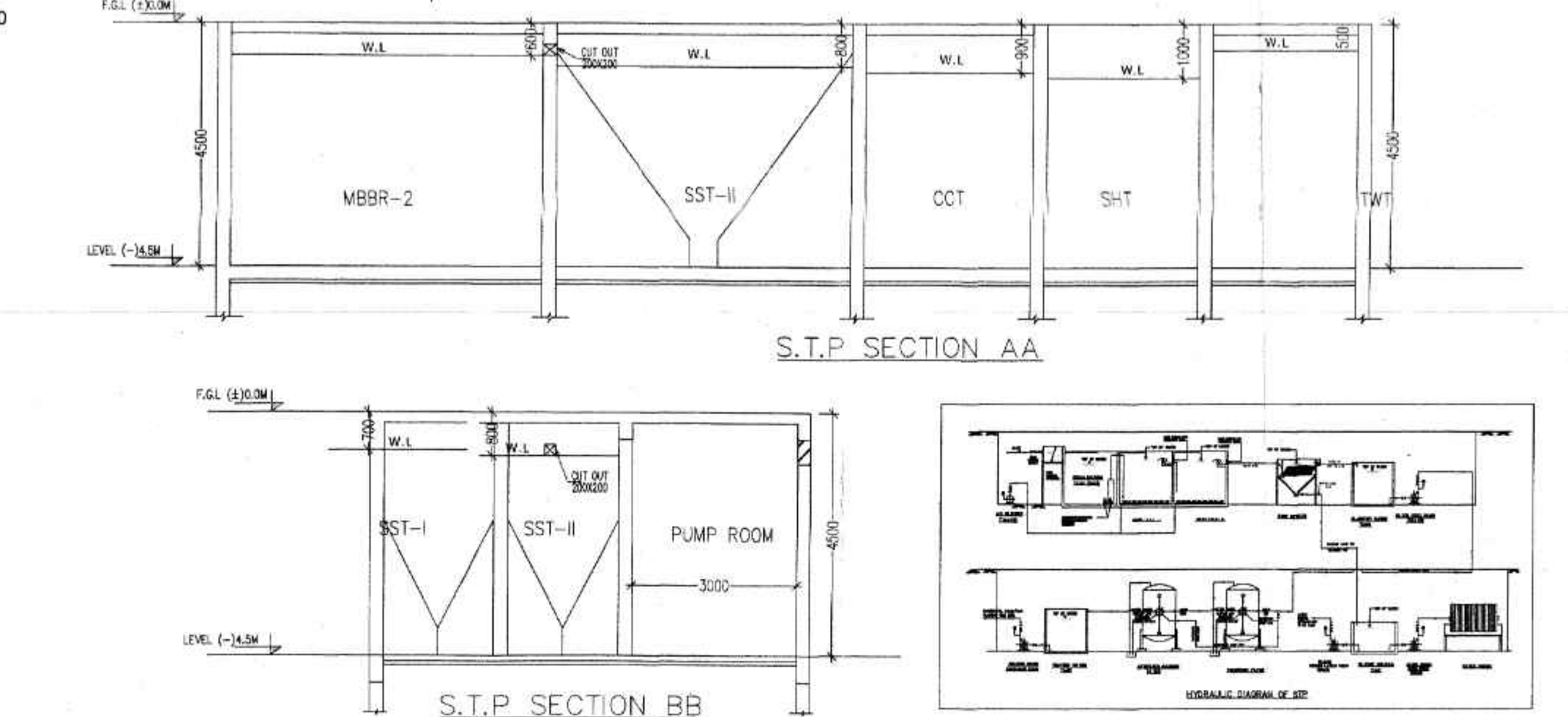
PART SECTION THROUGH P-P
SCALE 1:100



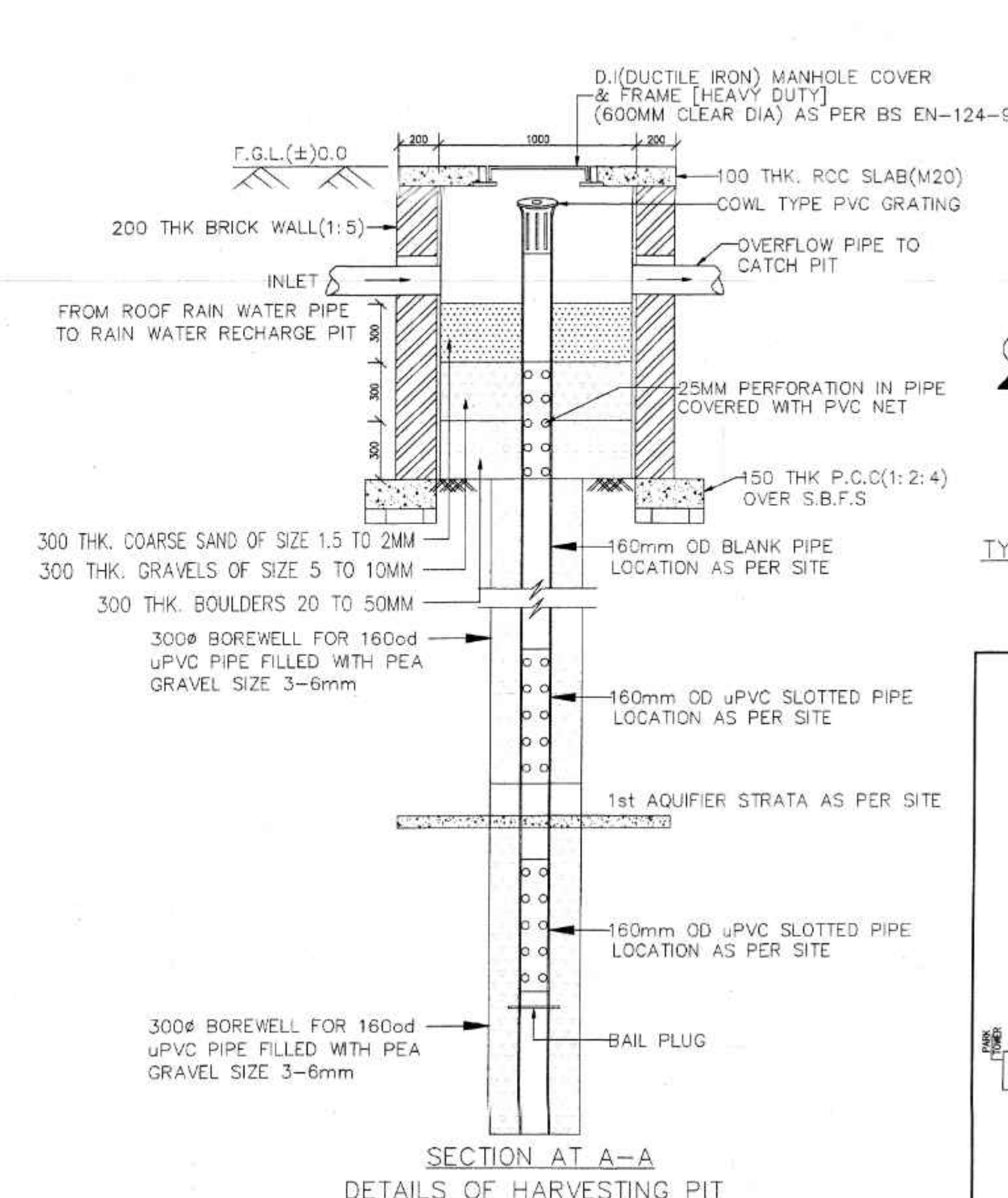
PLAN OF RAIN WATER HARVESTING TANK (TYP)
SCALE 1:100



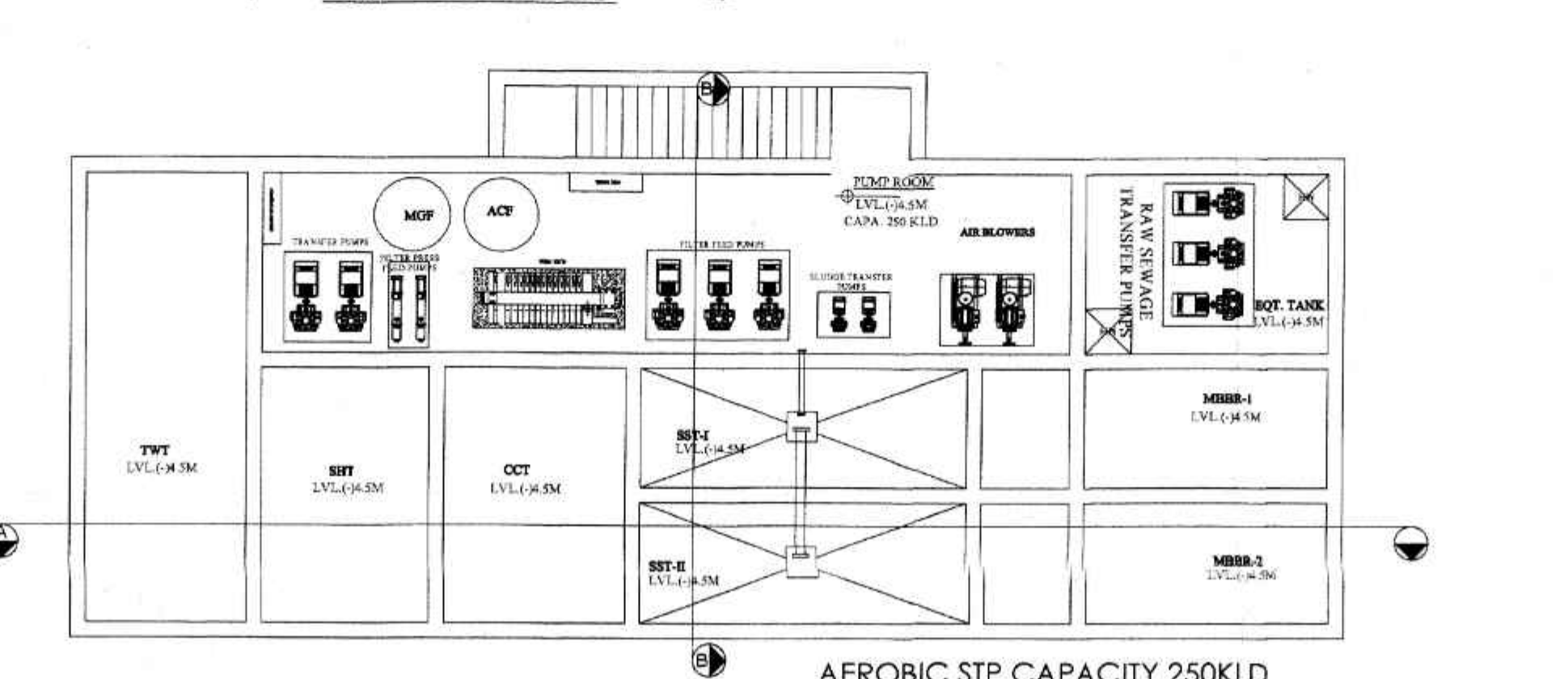
PART PLAN OF PUMP ROOM & UNDER GROUND WATER RESERVOIR
SCALE 1:100



S.T.P. SECTION AA
S.T.P. SECTION BB



SECTION AT A-A
DETAILS OF HARVESTING PIT



AEROBIC STP CAPACITY 250KLD

GENERAL NOTES:

- ALL DIMENSIONS ARE IN MILLIMETRES.
- ONLY WRITTEN DIMENSIONS ARE TO BE FOLLOWED.
- ALL EXTERNAL WALL SHALL BE 200MM. THICK AND INTERNAL WALL SHALL BE 125 MM. THICK.
- ALL MASONRY WORK WILL BE CARRIED OUT WITH FLY ASH BASED A.A.C. BLOCK.
- SOLAR, WIND OR OTHER RENEWABLE ENERGY SHALL BE INSTALLED TO MEET ELECTRICITY GENERATION EQUIVALENT TO AT LEAST 1% OF THE CONNECTED LOAD OR AS PER THE STATE /LOCAL BUILDING BYE-LAWS REQUIREMENT, WHICHEVER IS HIGHER.

AREA STATEMENTS

1. LAND AREA (AS PER DEED)	: 20234.11 sq.m.
2. LAND AREA (AS PER KHATAN)	: 22761.87 sq.m.
3. LAND AREA (AS PER SITE)	: 14875.18 sq.m.
4. PERMISSIBLE GROUND COVERAGE	: 9737.59 sq.m. (50%)
5. PROPOSED GROUND COVERAGE	: 7280.82 sq.m. (37.39%)
6. AREA OF PUMP ROOM AT -3150 LVL.	: 152.76 sq.m.

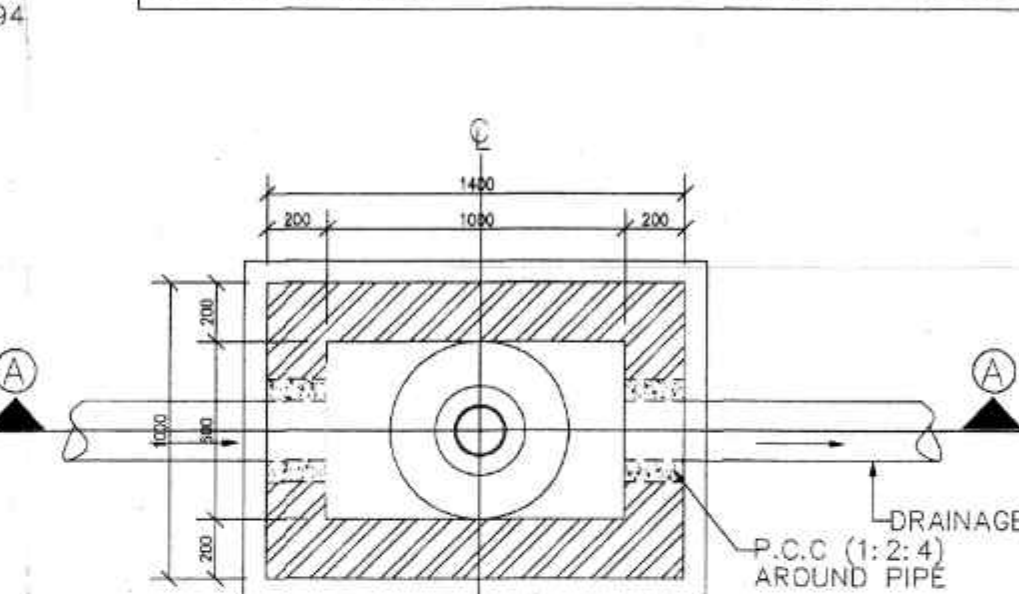
7. PREVIOUSLY SANCTIONED BUILDING :

i) BLOCK-1	a. GROUND FLOOR AREA	: 1120.62 sq.m.
	b. TYPICAL FLOOR(1ST-10TH) AREA (922.95X10)	: 9229.50 sq.m.
ii) AMENITY BLOCK	a. GROUND FLOOR AREA	: 733.20 sq.m.
	b. FIRST FLOOR AREA	: 733.20 sq.m.
	c. SECOND FLOOR AREA	: 241.38 sq.m.

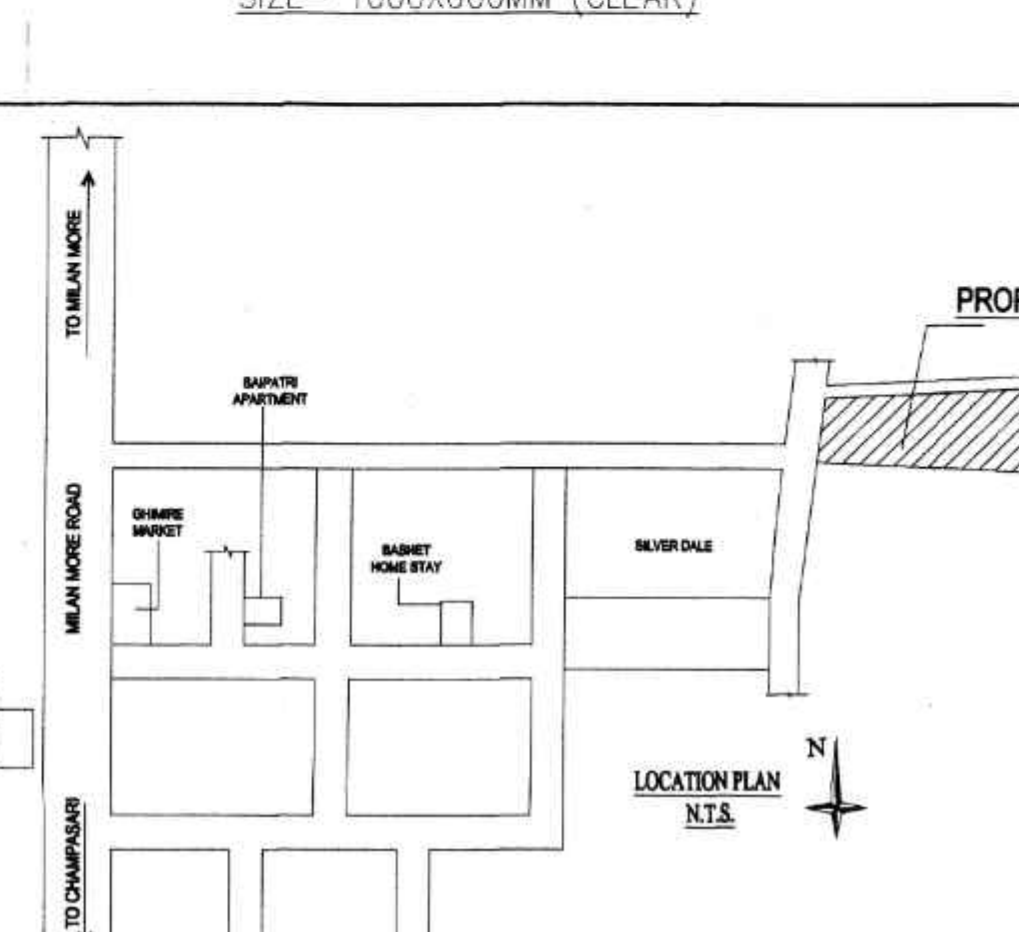
8. PROPOSED BUILDING :

i) BLOCK-2	a. GROUND FLOOR AREA	: 1120.62 sq.m.
	b. TYPICAL FLOOR(1ST-10TH) AREA (922.95X10)	: 9229.50 sq.m.
ii) BLOCK-3	a. GROUND FLOOR AREA	: 1120.62 sq.m.
	b. TYPICAL FLOOR(1ST-10TH) AREA (922.95X10)	: 9229.50 sq.m.
iii) BLOCK-4	a. GROUND FLOOR AREA	: 745.81 sq.m.
	b. TYPICAL FLOOR(1ST-10TH) AREA (597.58X10)	: 5975.80 sq.m.
iv) BLOCK-5	a. GROUND FLOOR AREA	: 1163.84 sq.m.
	b. TYPICAL FLOOR(1ST-10TH) AREA (934.11X10)	: 9341.10 sq.m.
v) BLOCK-6	a. GROUND FLOOR AREA	: 764.21 sq.m.
	b. TYPICAL FLOOR(1ST-10TH) AREA (610.31X10)	: 6103.10 sq.m.

9. PREVIOUSLY SANCTIONED BUILDING AREA : 11907.29 sq.m.
10. PROPOSED BUILDING AREA : 46097.29 sq.m.
11. TOTAL BUILDUP AREA : 57994.86 sq.m.
12. PERMISSIBLE F.A.R. : 2.80
13. PROPOSED F.A.R. : 2.78
14. TOTAL NO. OF TENAMENTS : 420 NOS.
BLOCK-1 : I. 3BHK = 60 NOS. II. 2BHK = 20 NOS.
BLOCK-2 : I. 3BHK = 40 NOS. II. 2BHK = 10 NOS.
BLOCK-3 : I. 3BHK = 40 NOS. II. 2BHK = 10 NOS.
BLOCK-4 : I. 3BHK = 40 NOS. II. 2BHK = 10 NOS.
BLOCK-5 : I. 3BHK = 40 NOS. II. 2BHK = 10 NOS.
BLOCK-6 : I. 3BHK = 40 NOS. II. 2BHK = 10 NOS.
15. TOTAL TENAMENT AREA : 25247.5 Sq.m.
16. REQUIRED NO OF PARKING : 182 NOS.
NO. OF TENEMENT BETWEEN :
 i) 75.0 SQ.M TO 100 SQ.M : 170 NOS (3 = 56.66% 57 NOS.
 ii) 100.0 SQ.M TO 120 SQ.M : 250 NOS (2 = 125 NOS.)
17. PROPOSED PARKING : 422 NOS. (OPEN PARKING 201 NOS. COVERED PARKING 221 NOS.)
18. PERMISSIBLE HEIGHT OF BUILDING : 38.10 m.
19. PROPOSED HEIGHT OF BUILDING : 35.00 m.
20. TREE PLANTATION AREA REQUIRED : 3868.60 sq.m. (20%)
21. PROVIDED TREE PLANTATION AREA : 3840.43 sq.m. (20.23%)
22. APPROVED LUCC MEMO NO. : 96878/JDA DATE: 31/01/2022
23. PREVIOUS PLAN NO. : 1146/NPS DATE: 28/07/2022



TYPICAL PLAN OF RAIN WATER HARVESTING PIT
SIZE - 1000X600MM (CLEAR)



PROJECT: REVISED PLAN SHOWING ADDITION & ALTERATION OF 6 NOS GROUND + 10 STORED RESIDENTIAL BUILDING AND ONE NO 3 STORED AMENITY BLOCK

NAME OF OWNERS: 1. MEGASUN MERCHANTS PVT. LTD. REPRESENTED BY ONE OF ITS DIRECTOR SRI. KISHAN AGARWAL
2. KAMAL CHAND BOTHA
3. ANAND AGARWAL
4. SUSHIMA AGARWAL
5. UNITED PROPERTIES PVT. LTD. REPRESENTED BY ITS DIRECTOR VEDAVID BASAK

LOCATION: SISHABARI, SILIGURI

LAND SCHEDULE : MOUZA - SISHABARI
J.L. NO. 41
R.PLOT NO. - 257,260,261,256,256,258,258,259
R.S. PLOT NO. - 118,116,116,117,119,120,121
SHEET NO. - 01 (L.R.) 01 (R.S)
KHATAN NO. 3650,3651,3649,3614,2168 (L.R)
P.S. - PRADHAN NAGAR
DIST. DARJEELING
Latitude : 26°46'45.00"(N)
Longitude : 88°25'30.33"(E)

DECLARATION OF OWNER'S:-
I DO HEREBY DECLARE THAT THE BUILDING PROPOSED FOR CONSTRUCTION SHALL BE SUPERVISED BY THE B.A.L.B.S. SIGNING THE BUILDING PLAN APPLICATION OR IN HIS ABSENCE BY ANY OTHER B.A.L.B.S. OF THE APPROPRIATE CATEGORY AND AS APPROVED BY THE AUTHORITY.

1) Megasun Merchants Pvt. Ltd. 2) Kamal 3) Anand
Director
Sushima Agarwal United Properties Pvt. Ltd.
Vedavid Basak Director

SIGNATURE OF OWNER'S

DECLARATION OF STRUCTURAL ENGINEER
THE STRUCTURAL DESIGN AND DRAWING OF BOTH FOUNDATION AND SUPER STRUCTURE OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING THE SEISMIC LOAD AS PER THE "NATIONAL BUILDING CODE" OF INDIA AND CERTIFIED THAT IT IS SAFE AND STABLE IN ALL RESPECT. MOREOVER I/WE SHALL BE HELD RESPONSIBLE FOR ANY STRUCTURE DAMAGE/FAILURE HAPPENED DURING CONSTRUCTION PERIOD AND THERE AFTER BEYOND DATE OF TAKING OCCUPANCY CERTIFICATE.

Md. Mainak Majumdar
B.C.E., M.E.C. (Struct)
ESE-1521 or CMC
STERLING ROAD, TORONTO
074/RJPS/NS/SE/11-12

SIGNATURE OF STRUCTURAL ENGINEER

DESIGNED AND CHECKED BY ME

Gyrfhor
Gyrfhor & Associates
Civil Engineering Consultants
S.M.C. Engineering No. 171
27th Street, Siliguri, Meghalaya, India - 787002
www.gyrfhor.com

SIGNATURE OF GEO-TECHNICAL ENGINEER

DECLARATION OF ARCHITECT / L.B.S.
I DO HEREBY DECLARE THAT THE KEY PLAN, SITE PLAN AND THE BUILDING PLAN HAVE BEEN PREPARED UNDER MY SUPERVISION AND I SHALL BE RESPONSIBLE FOR THE SUPERVISION OF THE BUILDING.

Riya Biswas (B.Arch)
CA/2018/12919
SIGNATURE OF ARCHITECT / L.B.S.

TITLE: OVERALL GROUND FLOOR PLAN, SITE PLAN, PART PLAN AND SECTION OF FIRE PUMP ROOM, LOCATION PLAN AND AREA STATEMENT.

SCALE:- VARIES

DATE : 18.09.22

SHEET NO : 01

CHK. BY : K.K.ROY

DRAWN BY : SAHELI

GREEN ARCHITECTURE CONSULTING ENGINEERS PVT. LTD.

1ST FLOOR, B.R. AMBEDKAR COMPLEX, HILL CART ROAD, SILIGURI - 734003