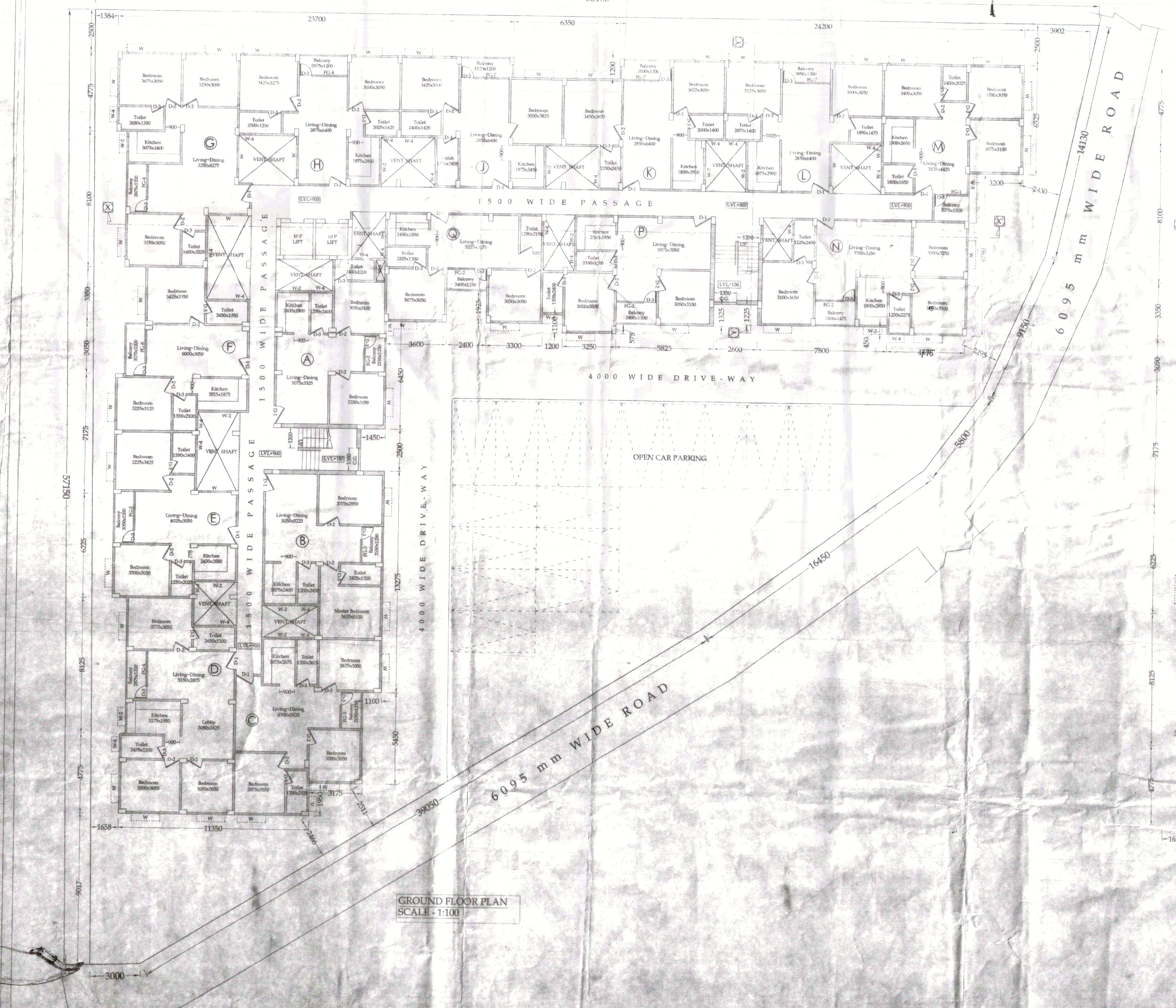
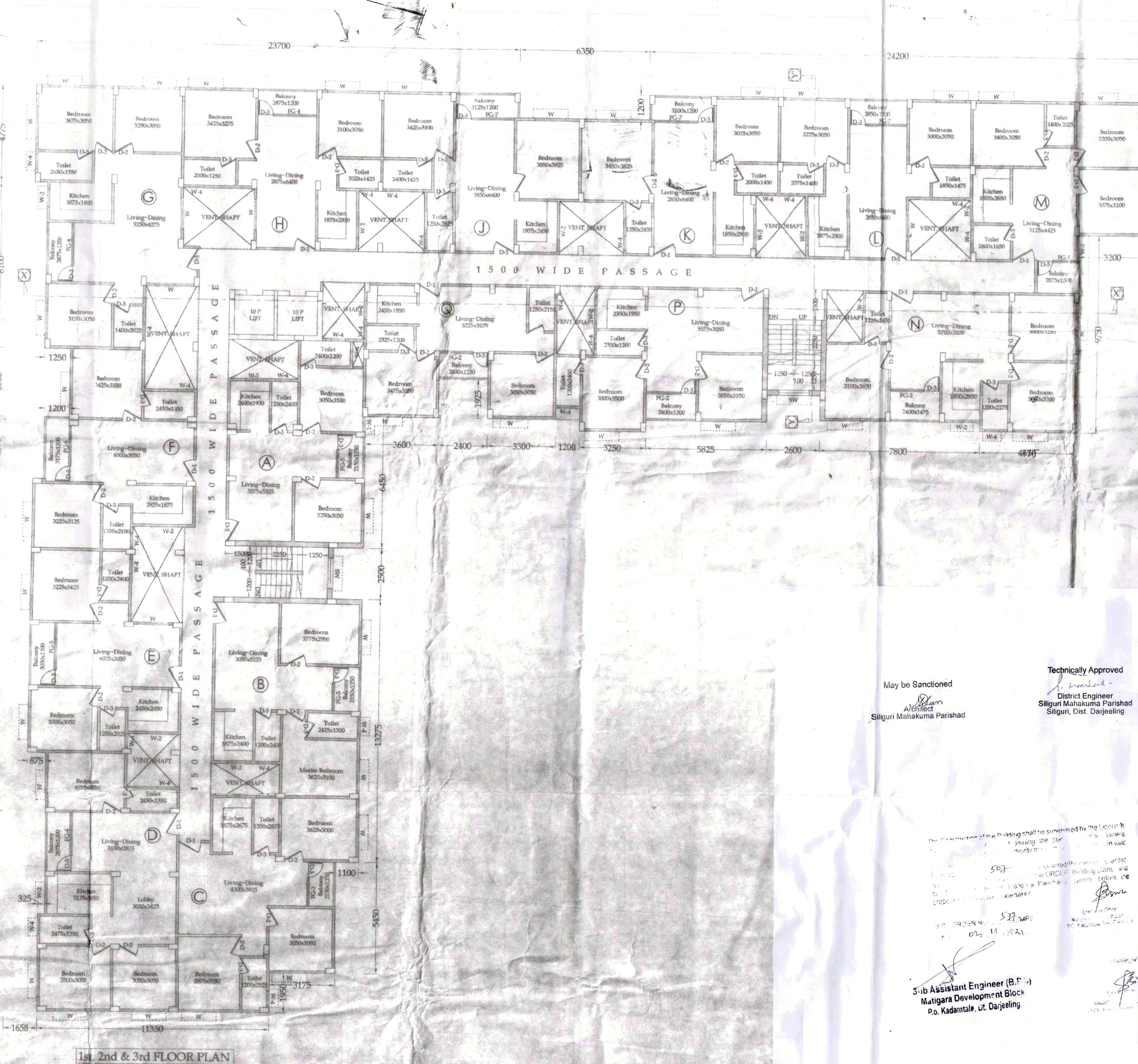


GROUND FLOOR PLAN
SCALE - 1:100



1st, 2nd & 3rd FLOOR PLAN
SCALE - 1:100

PROJECT :

PROPOSED FOUR STORIED RESIDENTIAL
BUILDING OF UNITY CONSTRUCTIONS
REPRESENTED BY 1. SRI AJIT KUMAR AGARWAL 2.
SRI BHAGWAN THAKUR
AT CHAMPASARI, P.S. PRADHAN NAGAR
DIST. DARJEELING

SCHEDULE OF OPENINGS :-

D-1 :- 1050x2100	SW	:- 1500x1600	FG-1	: 1200x2100
D-2 :- 900x2100	W	:- 1500x1200	FG-2	: 1650x2100
D-3 :- 750x2100	W-1	:- 1200x1500	FG-3	: 1400x2100
C.G. :- 1350x2100	W-2	:- 900x1050	FG-4	: 2125x2100
	W-4	:- 700x600	FG-5	: 2300x2100
			FG-6	: 2000x2100
			FG-7	: 2100x2100

FRAME SIZE - 65x125

SCHEDULE OF LAND :

MOUZA : KALKUT
JL NO. : 44
KHATIAN NO: 5548, 5549, 5559(L.R.); 3520(R.S.)
PLOT NO.- 389, 401, 402, 403 & 443 (L.R.)
227, 228, 229, 240 & 243 (R.S.)
P.S. : PRADHAN NAGAR
DIST : DARJEELING
LAND AREA AS PER DEED : 2337.06 m^2
LAND AREA AS PER SITE : 2336.71 m^2

AREA STATEMENT :-

	PERMISSIBLE	PROPOSED
LAND AREA		2336.71 sq.m.
GROUND COVERAGE	50 % or 1168.355 sq.m	49.614 % or 1159.334 sq.m
GROUND FLOOR AREA		1159.334 m^2
1st, 2nd & 3rd Floor AREA		1159.334 m^2 (each)
STAIR, LIFT & PASSAGE AREA		165.930 m^2 (each)
TOTAL FLOOR AREA		4637.336 sq.m.
F.A.R.	2.25	1.70
HEIGHT OF BUILDING	13.00 m.	12.900 m.
TYPE OF STRUCTURE		R.C.C. FRAMED
USE OF BUILDING		RESIDENTIAL
PARKING	16 Nos.	18 Nos. (Open)

TENEMENT DETAILS :- TOTAL TENEMENT NOS. 60
Ground,1st, 2nd & 3rd FLOOR

Tenement-A --- 69.294 m^2 x 4 Nos.	Tenement-B --- 74.502 m^2 x 4 Nos.
Tenement-C --- 86.604 m^2 x 4 Nos.	Tenement-D --- 92.786 m^2 x 4 Nos.
Tenement-E --- 73.272 m^2 x 4 Nos.	Tenement-F --- 72.956 m^2 x 4 Nos.
Tenement-G --- 95.432 m^2 x 4 Nos.	Tenement-H --- 73.192 m^2 x 4 Nos.
Tenement-J --- 74.000 m^2 x 4 Nos.	Tenement-K --- 73.513 m^2 x 4 Nos.
Tenement-L --- 71.070 m^2 x 4 Nos.	Tenement-M --- 76.516 m^2 x 4 Nos.
Tenement-N --- 87.494 m^2 x 4 Nos.	Tenement-P --- 71.234 m^2 x 4 Nos.
Tenement-Q --- 67.469 m^2 x 4 Nos.	

LUC Memo No: 6366/SJDA

Dated: 30.06.2021

SCALE - 1:100.

OTHERWISE STATED.
ALL DIMENSIONS ARE IN MILLIMETERS.
WRITTEN DIMENSIONS ARE PREFERRED.

NORTH DIRECTION N

SHEET NO 01/04

NOTES :-

1. ALL DIMENSIONS ARE IN MM UNLESS OTHERWISE STATED.
2. GRADE OF STEEL Fe-500 AND GRADE OF CONCRETE M-20.
3. ALL P.C.C. WORK 1:2:4
4. ALL WALL FOUNDATION UPTO PLINTH WILL BE DONE IN 1st CLASS B.W. IN CEMENT MORTAR (1:4) OVER P.C.C. (1:2:4). [illegible] B.W. IN CEMENT MORTAR (1:4).

May be Sanctioned
Architect
Siliguri Mahakuma Parishad

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

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

DECLARATION BY THE OWNER :

Declared that I shall not alter or make any addition or alternation to this plan . Declare that I have gone through the rules & regulations for relevant authority & also undertake to abide by these rules & regulations during & after the construction of the building. I will appoint a L.B.S. / Technical person for supervision during construction.
I also declare that the RWH System shown on this drawing will be provided accordingly.

UNITY CONSTRUCTIONS
Ajit Kumar Agarwal
Partner

SIGNATURE OF OWNER

Rajen Koley
RAJEN KOLEY
B.E (CIVIL), M. Tech
STRUCTURAL ENGINEER
EMPANELLED NO: ESE/II/593
KOLKATA MUNICIPAL CORPORATION

SIGNATURE OF STRUCTURAL ENGR.

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.

Subhas Mandal
B. Tech. (Civil)
LBS / I / 59 (S.M.C)

SIGNATURE OF L.B.S.

INSIDE N OUTSIDE
2nd. FLOOR,
VIVEKANANDA SUPER MARKET
HILL CART ROAD, SILIGURI.
PH. 97332 28960
email: mandalsubhas72@gmail.com