



FRONT ELEVATION  
SCALE-1:100



APPROVED  
Rajib K. S.  
Chairman  
Katwa Municipality

ALL DIMENSIONS ARE IN MM UNLESS OTHERWISE MENTIONED

PLOT LINE	—
PROP. STREET	—
EXIST. STREET	—
BLDG. LINE	—
PROP. CONST.	—
DRAINAGE	—
ELEC. POLE (E.P.)	—
SOAK PIT	—

**PROPOSED G+4 STORIED RESIDENTIAL APARTMENT BUILDING FOR MR.TARUN KUMAR AGARWALA OVER PLOT NO.- 242, MOUZA - ATUHATCHAK, L.R KHATIAN NO. - 720 , J.L NO.- 19, POST - KATWA UNDER KATWA MUNICIPALITY, WARD NO.-14, HOLD. NO.- 198. DIST:- PURBA BARDDHAMAN. MAHALLA :- ATUHATCHAK (BURDWAN - KATWA BYE PASS ROAD).**

SCHEDULE OF LAND  
PLOT NO.- 242, L.R. KHATIAN NO.- 720  
WARD NO.-14 , J.L. NO.- 19  
MOUZA:- ATUHATCHAK, POST:- KATWA. UNDER KATWA MUNICIPALITY , DIST:- PURBA BARDDHAMAN. MAHALLA :- ATUHATCHAK ( BURDWAN - KATWA BYE PASS ROAD )

DATE : 30-01-2019 SHEET NO. : AR 8/9

AREA STATEMENT

AREA OF LAND --- sq.m	2831.01 sq.m	TOTAL COVERAGE INCLUDING STAIRCASE, LIFT FOR 4 FLOORS	4	4803.72 sq.m
ROAD WIDTH (3.05+1.5+3.05 )	7.60 m	TOTAL COVERAGE EXCLUDING STAIRCASE, LIFT PER FLOOR	1	1172.15 sq.m
PERMISSIBLE F.A.R.	2	TOTAL COVERAGE EXCLUDING STAIRCASE, LIFT FOR 4 FLOORS	4	4688.6 sq.m
MAXIMUM HEIGHT OF BUILDING(due to gift of owners land for road widening purpose)	15.5 m	TOTAL COVERAGE EXCLUDING STAIRCASE, LIFT FOR 4 FLOORS		4688.6 sq.m
COVERAGE PER FLOOR ---50% OF LAND AREA	1415.505 sq.m	GROUND FLOOR AREA INCLUDING STAIRCASE		878.98 sq.m
TOTAL COVERAGE FOR F.A.R.-( 2831.01 x 2.0)	5662.02 sq.m	GROUND FLOOR AREA EXCLUDING STAIRCASE		845.32 sq.m
FRONT SETBACK --- minimum	2.0 m	NO. OF CAR PARKS REQUIRED		56 nos.
LEFT SIDE SETBACK SETBACK --- minimum	2.5 m	TOTAL COVERAGE INCLUDING STAIRCASE, LIFT		5682.7 sq.m/ 61168.07 sq.ft
RIGHT SIDE SETBACK --- minimum	1.5 m	TOTAL COVERAGE EXCLUDING STAIRCASE, LIFT FOR F.A.R PURPOSE (4688.6 + 845.32)		5533.92 sq.m
TOTAL COVERAGE INCLUDING STAIRCASE, LIFT PER FLOOR	1	F.A.R.= 5533.92 / 2831.01		1.9548

SANCTION SITE PLAN NO- 212/SP. DT. - 05.01.2019.

TOTAL LAND AREA = 2831.01 sq.m. (30461.67 sq.ft.) (42.307 cottah)

GROUND FLOOR AREA = 878.98 sq.m  
FIRST FLOOR AREA = 1200.93 sq.m  
SECOND FLOOR AREA = 1200.93 sq.m  
THIRD FLOOR AREA = 1200.93 sq.m  
FOURTH FLOOR AREA = 1200.93 sq.m

DOORS AND WINDOWS SCHEDULE

TYPE	WIDTH	HEIGHT	REMARKS
D1	1050	2100	Flush Door
D2	1000	2100	Flush Door
D3	950	2100	Flush Door
D4	900	2100	Flush Door
D5	800	2100	PVC / FRP Door
V	600	600	Louvered window
V1	450	600	Louvered window
W1	1350	1350	Glazed shutter
W2	900	1350	Glazed shutter
W3	1800	1350	Glazed shutter
W4	2850	1350	Glazed shutter

SIGNATURE OF L.B.S(Katwa Municipality)

Amanulla Mallick  
L.B.S.-Class-1  
No.- 2/KM/2016 17

SIGNATURE OF OWNER

Jawala Tea Ltd.  
Tarun Kumar Agarwal  
Director

SIGNATURE OF ARCHITECT

SANJOY PAUL (Architect)  
Council of Architecture No: CA/90/13166  
DMC/BPD/37  
(Durgapur Municipal Corporation)  
855/RJPSOM/EB/2018-17  
(Rajpur Sonarpur Municipality)

(SANJOY PAUL)  
CA/90/13166  
DMC/BPD/37

ARCHITECT

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AMANTRAN APARTMENT A-2 GROUP HSG. COMPLEX SECTOR-2A BIDHANNAGAR DURGAPUR-12

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REV.	CHECKED	DATE

