

OVERALL GROUND FLOOR PLAN  
SCALE:- 1:100

**TYPICAL AREA CHART OF EACH FLOOR**

BLOCK MKD.	FLAT MKD.	FLAT TYPE	BUILT-UP AREA ( SQ.M )
1	A	3 BHK	62.70
	B	3 BHK	62.70
	C	2 BHK	48.24
	D	3 BHK	61.65
	E	2 BHK	50.83
	F	2 BHK	48.37
	G	3 BHK	63.60
	H	3 BHK	65.14
2	A	3 BHK	65.14
	B	3 BHK	63.60
	C	2 BHK	49.05
	D	2 BHK	46.00
	E	2 BHK	46.05
	F	2 BHK	49.01
	G	3 BHK	63.60
	H	3 BHK	65.14

**AREA STATEMENT:-**

AREA OF PLOT (49 DEC.)	= 1942.95 SQ.M.
AREA OF PLOT (AS PER PHYSICAL)	= 1942.95 SQ.M.
PERMISSIBLE BUILT UP AREA (1942.95*2.25)	= 4371.74 SQ.M.
PROPOSED BUILDING HT. (G+H)	= 14.95 MT.
PERMISSIBLE GROUND COVERAGE (50%)	= 971.48 SQ.M.
PROPOSED GROUND COVERAGE (49.15%)	= 954.91 SQ.M.
PROPOSED GROUND FLOOR AREA (361.45+547.92)	= 909.37 SQ.M.
PROPOSED TYPICAL (1ST TO 4TH) FLOOR AREA (376.14*513.44)	= 889.58 SQ.M.
PROPOSED TOTAL WARDROBE AREA (3.44*27.94)	= 30.4 SQ.M.
PROPOSED TOTAL FLOOR AREA (909.37+889.58+30.4)	= 1729.35 SQ.M.
EXEMPTION STAR AREA (12.69+14.49)*5 FLS.	= 135.90 SQ.M.
LIFT LOBBY AREA (6.05 FLS.*2)	= 60.0 SQ.M.
PARKING AREA AT GROUND FLOOR(292.74+402.94)	= 695.68 SQ.M.
WARDROBE AREA	= 30.4 SQ.M.
TOTAL EXEMPTION AREA (135.90+60.0+695.68+30.4)	= 921.98 SQ.M.
PROPOSED TOTAL FLOOR AREA AFTER EXEMPTION	= 3576.11 SQ.M.
PROPOSED FAR (3576.11/1942.95)	= 1.84
FLAT DETAIL (PROPOSED)	
3BHK	= 774 FLS. = 28 NOS.
2BHK	= 774 FLS. = 28 NOS.
TOTAL NO OF FLATS=56 NOS.	
TOTAL NO OF USERS (56 FLATS @ 5 PERSON)	= 280 NOS.
CAR PARKING CALCULATION RESIDENTIAL	
FLAT AREA 75 TO 100 SQ.M.	= 28 NOS.
REQUIRED NO. OF CARS	= 14 NOS.
FLAT AREA 50 TO 75 SQ.M.	= 28 NOS.
REQUIRED NO. OF CARS	= 07 NOS.
TOTAL NOS. OF CARS REQUIRED (14+7)	= 21 NOS.
TOTAL NOS. OF CARS PROVIDED	= 42 NOS. (COVERED= 42)

**SCHEDULE OF DOORS & WINDOWS**

TYPE	SILL	LINTEL	SIZE	TYPE	SILL	LINTEL	SIZE
D	-	2100	1500X2100	W1	275	2100	1450X1825
D1	-	2100	1100X2100	W2	275	2100	1200X1825
D2	-	2100	800X2100	W3	275	2100	1100X1825
D3	-	2100	750X2100	W3a	900	2100	1100X1200
D4	-	2100	825X2100	W4	275	2100	900X1825
DW1	-	2100	1800X2100	W4a	900	2100	800X1200
DW2	-	2100	1450X2100	W5	275	2100	1575X1825
DW3	-	2100	1200X2100	W6	1050	2100	900X1825
DW4	-	2100	1575X2100	W6a	1050	2100	800X1200
DW5	-	2100	1450X2100	W7	500	2100	1500X1200
				W8	900	2100	900X1200
				V	1200	2100	600X900

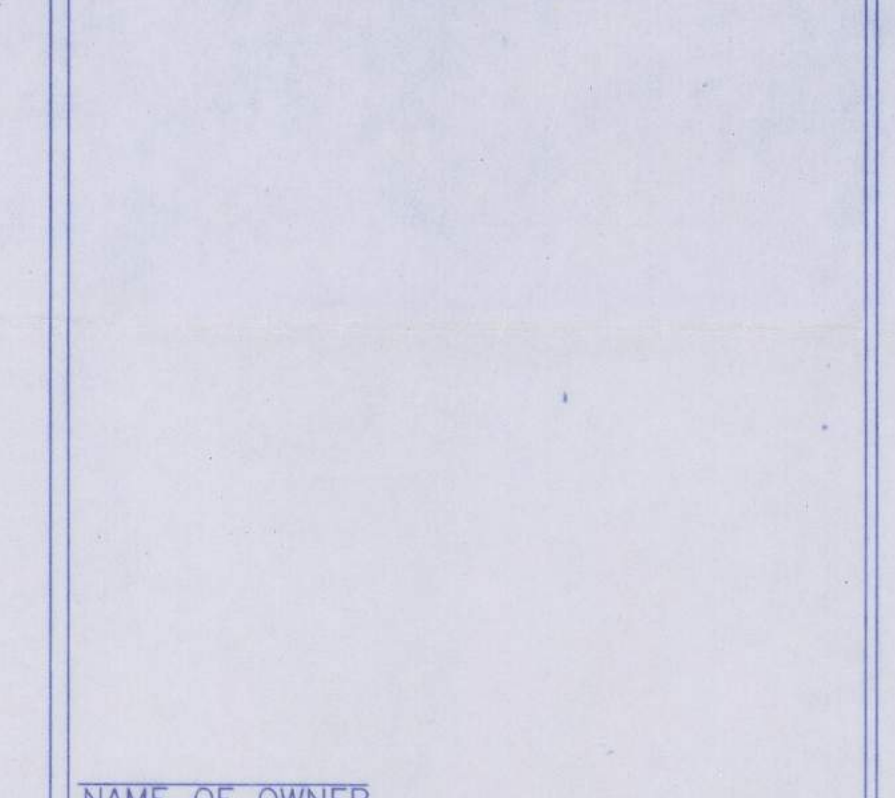
**SPECIFICATION OF BUILDING**

- ALL DIMENSIONS ARE IN MM.
- 1ST CLASS CEMENT BRICK WORK IN SUPER STRUCTURE.
- 1250X5 MM THK. 1ST CLASS BRICK WORK 1.4 WITH H.B. WIRE NETTING.
- LEAN CONC. 1:3:6 WITH 18 MM. DOWN GRADED STONCHIPS.
- R.C.C. WORK FOR ROOF, SLAB, LINTEL, BEAM, COLUMN-(1:1.5).
- CEMENT SAND PLASTER 19 MM. THK. ON OUTSIDE & INSIDE WALLS ON 12 MM. & 8 MM. THK. IN CEILING & R.C.C. CHAJJA.
- 20 MM. THK. 12.5. FLOORING WITH HEAT CONDUCT AT TOP INCL. SHRITING.
- A BRICK FLAT SOLING IN FLOORING & FOUNDATION.
- MILD STEEL T.BARS FOR COLUMNS, BEAMS, LINTELS & STAIRS INCLUDING DISTRIBUTORS & BINDERS.
- HIRE & LABOUR FOR SHUTTERING OF R.C.C. WORKS INCLUDING STAIR PROP. TO BE PLACED AS PER DIRECTION.
- SANITARY & PLUMBING, FITTING & FIXING COMPLETE AS PER DIRECTION.
- ALL OUTSIDE WALLS 250 MM. THK. & INSIDE WALL 125 & 75 MM. THK. AS STATED WITH H.B. WIRE NETTING IN EVERY 3RD LAYER.

**SIGNATURE OF OWNER**

I/WE CONFIRM THAT THE DESIGN OF BUILDING TO BE UNDERTAKE SHALL BE STRICTLY IN ACCORDANCE WITH THE NDA PLANNING AREA ACT 1974 AND THE RULES MADE THERE UNDER.

*(Signature)*  
MAGNOLIA INFRASTRUCTURE DEVELOPMENT LTD.  
DIRECTOR



**CERTIFICATE OF ARCHITECT**

I CERTIFY THAT ALL THE ARCHITECTURAL DRAWINGS OF THE PROJECT AT L.R. DAG NO- 492 KHATIAN NO- 11419 MOULIA- BISHNUPUR, J.L. NO- 44 UNDER RAJARHAT BISHNUPUR-II GRAM PANCHAYAT P.S.- RAJARHAT, NORTH 24 PGS. WEST BENGAL 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.

*(Signature)*  
Member of Council of Architecture CA/94/17940

**SIGNATURE OF ARCHITECT**

IT IS HEREBY CERTIFIED THAT THE STRUCTURAL DRAWINGS ARE PREPARED FOR EARTHQUAKE RESISTANCE IN ACCORDANCE WITH BIS & NBC 2005.

*(Signature)*  
RUPAK KUMAR BANERJEE  
B.C.E., M.E., M.I.S.  
M.I.E. CHARTERED ENGINEER (M.C.E.)  
ENLISTED GEO TECHNICAL ENGINEER (M.C.E.)  
G.T.49 (M.C.E.) (M.4279, M.1937184)

**SIGNATURE OF GEO-TECHNICAL ENGINEER**

**CERTIFICATE OF STRUCTURAL ENGINEER**

CERTIFIED THAT THE STRUCTURAL DRAWING & DESIGN OF BOTH FOUNDATION & SUPER STRUCTURE OF THE BUILDING / BUILDINGS HAS BEEN MADE CONSIDERING THE SOIL TEST REPORT, AS PER THE RULES AND REGULATIONS MADE UNDER THE ACT AND ALSO CONSIDERING ALL POSSIBLE LOADS, SEISMIC LOAD AND THE MOMENTS GENERATED BY THE PROPOSED STRUCTURE AS PER THE BUREAU OF INDIAN STANDARD AND NATIONAL BUILDING CODE OF INDIA AND CERTIFIED THAT IT IS SAFE & STABLE IN ALL RESPECT AND THESE PROVISIONS SHALL BE ADHERED TO DURING THE CONSTRUCTION.

*(Signature)*  
Mainak Majumdar  
B.C.E., M.C.E. (Struct)  
ESE-15711 of CMC  
STER/NKDA/10/00020  
074/RUPSON/ESSE/11/12

**SIGNATURE OF STRUCTURAL ENGINEER**

**TITLE**

GROUND FLOOR PLAN, SITE PLAN, LOCATION PLAN, DETAIL OF SEPTIC TANK & DETAIL OF UNDER GROUND WATER RESERVOIR.

**PROJECT**

PROPOSED G+H STORED (14.95 MT. HT.) RESIDENTIAL BUILDING AT L.R. DAG NO- 492 KHATIAN NO- 11419 MOULIA- BISHNUPUR, J.L. NO-44 UNDER RAJARHAT BISHNUPUR-II GRAM PANCHAYAT P.S.- RAJARHAT, NORTH 24 PGS. WEST BENGAL.

DATE	JOB. NO.	DEALT	CHECKED	SHEET NO.
04.04.19	ARCH/677/2019	SOMNATH		01 OF 04

SCALE-1:100 ARCHITECT

*(Signature)*  
RAJ AGARWAL & ASSOCIATES  
88, ROYD STREET, KOLKATA-18

**FOR OFFICE USE ONLY**

The structural analysis reports & soil reports are kept for reference in this office. The clearance is accorded subject to certificate of architect, Str. Engineer, Geo-Tech Engineer.

*(Signature)*  
District Engineer  
(N) 24. u. g. w. r. and Panchayat

