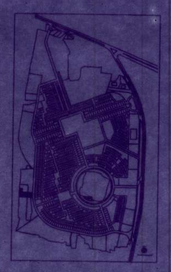

NORTH

43159

34721

19166

18210

64774

29395

32413

18497

EXISTING G+4 STORIED GROUP HOUSING PHASE A (SMART HOMES)

"Building permission no. C for proposed G (3 no's) Blocks (4+1+1) storied group housing (ELITE HOMES) building height up to 14.50 metres from ground level to terrace as given on plan memo no.-DP/ST dt- 13/11/2019"

SERVICE ENTRY/ EXIT

MAIN ENTRY

15.0 M WIDE RING ROAD

PROPOSED WATER BODY

4M WIDE DRIVEWAY

PHASE 2 3BHK G+4

PHASE 2 3BHK G+4

PHASE 2 3BHK G+4

FUTURE DEVELOPMENT

7.5M WIDE DRIVEWAY

5.5M WIDE DRIVEWAY

4M WIDE DRIVEWAY

ENTRY/ EXIT

92421

LAND FOR FUTURE EXPANSION

GENERAL NOTES:

1.ALL DIMENSIONS ARE IN MILLIMETRES UNLESS OTHERWISE STATED.

2.ALL EXTERNAL WALLS ARE 200 th.& ALL INTERNAL WALLS ARE 125 th., & 75 th.

3.THE DEPTH OF S.T.P.,O.W.P. & SEPTIC TANK SHALL NEVER EXCEED THE DEPTH OF FOUNDATION.

4.BRICK WORK 200 th. MORTER 1:6 & BRICK WORK 125 th.& 75 th. MORTER 1:4

5.ALL R.C.C. WORKS M15 EXCEPT FOUNDATION M20.

6.GRADE OF STEEL FE 415 I.S.I.CODE 1786-1979.

7.ALL SHORTS OF PRECAUTIONARY MEASURE WILL BE TAKEN AT THE TIME OF CONSTRUCTION.

8.OTHERS ITEM ARE AS PER I.S. SPECIFICATION.

SMART HOME AREA MARKED AS A
ELITE HOMES AREA MARKED AS B

AREA DETAILS OF B:

	FLOOR	FLOOR AREA (SQM)
	GROUND	229.43 SQM.
	FIRST	211.42 SQM.
	SECOND	211.42 SQM.
	THIRD	211.49 SQM.
	FOURTH	211.42 SQM.
	TOTAL	1075.11 SQM.
TOTAL NO. OF BLOCKS - 03	TOTAL	3225.33 SQM.

AREA STATEMENT OF ELITE HOMES (B):

LAND AREA FOR ELITE HOMES	3930.09 SQM.
PERMISSIBLE GROUND COVERAGE	50% = 1965.04 SQM.
PROPOSED GROUND COVERAGE	688.29 SQM. (17.51%)
PERMISSIBLE FAR	= 7860.18 SQM.
PROPOSED FAR OF ELITE HOMES	0.76 = 3001.66 SQM.

OVER ALL AREA STATEMENT (A+ B):

LAND AREA FOR GROUP HOUSING (A+B)	19088.25 SQM.
PERMISSIBLE GROUND COVERAGE	50% = 9544.125 SQM.
PROPOSED GROUND COVERAGE (A+B)	4924.29 SQM. (25.79%)
PERMISSIBLE FAR	2 = 38176.5 SQM.
TOTAL FAR CONSUMED - PHASE A & B	1.198

PARKING:

AS PER BDA BYLAWS RULE NO. 16 FOR PARKING

BLOCK	FLAT SIZE (SQM.)	RULE	NO. OF FLATS/BLOCK	NO. OF BLOCKS	TOTAL REQIRED CAR PARKING
3BHK	109.2	FOR FLAT SIZES FROM 101 SQM. TO 200 SQM. 1 PARKING PER FLAT. ADDITIONAL 1 NOS. OF PARKING PER 4 CAR FLAT.	8	3	24
PARKING REQUIRED					24
PARKING PROVIDED					30(COVERED)

STATEMENT OF STRUCTURAL ENGINEER:

THIS STRUCTURAL DESIGN & DRAWINGS OF BOTH THE FOUNDATION AND THE SUPER STRUCTURE OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING THE SOIL TEST REPORT SUBMITTED BY ASSOCIATED FOUNDATION ENGINEERS AND ALSO CONSIDERING ALL POSSIBLE LOADS, SEISMIC LOADS AND THE MOMENTS GENERATED BY THE PROPOSED STRUCTURE AS PER B.I.S AND THE NATIONAL BUILDING CODE OF INDIA AND CERTIFIED THAT IT IS SAFE AND STABLE IN ALL RESPECT AND THIS REVISIONS SHALL BE ADHERED TO DURING THE CONSTRUCTION.

SIGN. OF STRUCTURAL ENGINEER

SUBIR KUMAR BASU
Registered Architect
Regd No.- CA/78/

SIGN. OF ARCHITECT

22.05.20
Jr. Assistant Town Planner
Burdwan Development Authority
Purba Bardhaman

22.05.20
Jr. Assistant Town Planner
Burdwan Development Authority
Purba Bardhaman

BDA
BURDWAN DEVELOPMENT AUTHORITY

SANCTIONED

04.02.2021
Pradhan
Belkash Gram Panchayat
BELKASH GRAM PANCHAYAT/
BURDWAN-I PANCHAYAT SAMITY

DEVELOPER:

SHRACHI BURDWAN DEVELOPERS PVT LTD

PROJECT NAME:
PROPOSED (G+4) STORIED GROUP HOUSING (ELITE HOMES) AT DAG NO. 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 92, 93 MOUZA -KANTRAPOTA, J.L. NO.-28 IN SATELLITE TOWNSHIP (RENAISSANCE) IN P.S. AND DIST. BURDWAN (LAND)WEST BENGAL.

SHEET TITLE : SANCTION DRAWING
MASTER PLAN

ARCHITECT
Subir Kumar Basu
CONSULTING ARCHITECTS & ENGINEERS
4, BROAD STREET
KOLKATA-700019

DEALT BY: D.S. BISWAS		CHECKED BY: S. K. B.	
DATE : 28.06.2019	SCALE: 1:300	SHEET SIZE A1	SHEET NO. : 1 OF 3

Development Permission is granted u/s 46 of W.B. Town and Country (Planning and Development) Act, 1979 by BDA vide Memo No. 2182/2020 dated 22.05.20 & period as mentioned in the Certificate should be obtained from the Competent Authority as per the West Bengal Panchayat Act, 1973 and its amendments. Any construction activities in contravention with the West Bengal Municipal Act, 1993 or the West Bengal Panchayat Act, 1973 and its amendments, Rules, Regulations, Bye-laws, Notifications, Orders, Directions issued thereunder or in contravention of the Conditions mentioned in this Development Permission shall be punishable under the provisions of the West Bengal Town & Country (Planning & Development) Act, 1979 and/or the West Bengal Panchayat Act, 1973 and/or the West Bengal Urban Development Authorities (Regulation of Transfer of Lands) Act, 1972 and/or the West Bengal Town & Country (Development Authorities) Act, 1976 and/or the Calcutta Metropolitan Development Authority (Regulation of Transfer of Lands) Act, 1972 and/or the West Bengal Town & Country (PSUD) Act, 1979. Other terms and conditions as per the Certificate vide Memo No. 2183/BDA dated 22.05.20 annexed hereto.