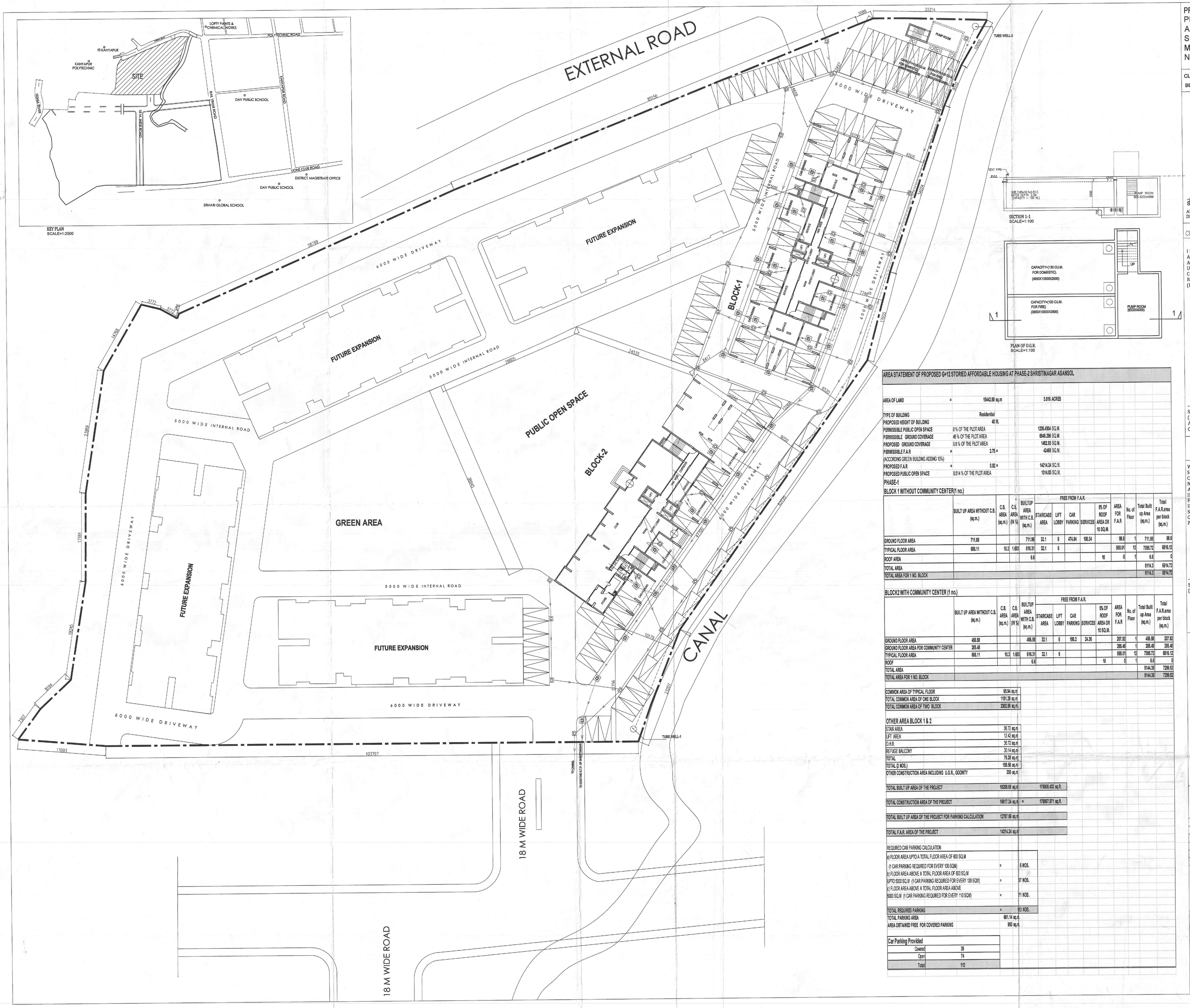
KEY PLAN
SCALE=1:2500



SECTION 1-1
SCALE=1:100

PLAN OF U.G.R.
SCALE=1:100

AREA STATEMENT OF PROPOSED G+12 STORIED AFFORDABLE HOUSING AT PHASE-2 SHRISTINAGAR ASANSOL

AREA OF LAND	=	15442.88 sq.m	3.816 ACRES	
TYPE OF BUILDING		Residential		
PROPOSED HEIGHT OF BUILDING		40 M.		
PERMISSIBLE PUBLIC OPEN SPACE		8 % OF THE PLOT AREA	1235.4304 SQ.M.	
PERMISSIBLE GROUND COVERAGE		45 % OF THE PLOT AREA	6948.296 SQ.M.	
PROPOSED GROUND COVERAGE		9.6 % OF THE PLOT AREA	1482.93 SQ.M.	
PERMISSIBLE F.A.R	=	2.75 =	42485 SQ.M.	
(ACCORDING GREEN BUILDING ADDING 10%)				
PROPOSED F.A.R	=	0.92 =	14214.34 SQ.M.	
PROPOSED PUBLIC OPEN SPACE		8.514 % OF THE PLOT AREA	1314.83 SQ.M.	

PHASE-1

BLOCK 1 WITHOUT COMMUNITY CENTER(1 no.)

	BUILT UP AREA WITHOUT C.B. (sq.m.)	C.B. AREA (sq.m.)	C.B. AREA (IN %)	BUILTUP AREA WITH C.B. (sq.m.)	FREE FROM F.A.R.					AREA FOR F.A.R	No. of Floor	Total Built up Area (sq.m.)	Total F.A.R.area per block (sq.m.)
					STAIRCASE AREA	LIFT LOBBY	CAR PARKING	SERVICES	5% OF ROOF AREA OR 10 SQ.M.				
GROUND FLOOR AREA	711.99			711.99	32.1	6	474.94	100.34		98.6	1	711.99	98.6
TYPICAL FLOOR AREA	606.11	10.2	1.683	616.31	32.1	6				568.01	12	7395.72	6916.12
ROOF AREA				6.6					10	0	1	6.6	0
TOTAL AREA												8114.3	6914.72
TOTAL AREA FOR 1 NO. BLOCK												8114.3	6914.72

BLOCK2 WITH COMMUNITY CENTER (1 no.)

	BUILT UP AREA WITHOUT C.B. (sq.m.)	C.B. AREA (sq.m.)	C.B. AREA (IN %)	BUILTUP AREA WITH C.B. (sq.m.)	FREE FROM F.A.R.					AREA FOR F.A.R	No. of Floor	Total Built up Area (sq.m.)	Total F.A.R.area per block (sq.m.)
					STAIRCASE AREA	LIFT LOBBY	CAR PARKING	SERVICES	5% OF ROOF AREA OR 10 SQ.M.				
GROUND FLOOR AREA	456.58			456.58	32.1	6	166.2	34.36		207.92	1	456.58	207.92
GROUND FLOOR AREA FOR COMMUNITY CENTER	285.48									285.48	1	285.48	285.48
TYPICAL FLOOR AREA	606.11	10.2	1.683	616.31	32.1	6				568.01	12	7395.72	6916.12
ROOF				6.6					10	0	1	6.6	0
TOTAL AREA												8144.38	7299.52
TOTAL AREA FOR 1 NO. BLOCK												8144.38	7299.52

COMMON AREA OF TYPICAL FLOOR	95.94 sq.m
TOTAL COMMON AREA OF ONE BLOCK	1151.28 sq.m
TOTAL COMMON AREA OF TWO BLOCK	2302.56 sq.m.

OTHER AREA BLOCK 1 & 2	
STAR AREA	35.72 sq.m
LIFT AREA	12.42 sq.m
O.H.R.	35.72 sq.m
REFUGE BALCONY	30.14 sq.m
TOTAL	75.28 sq.m
TOTAL (2 NOS.)	150.56 sq.m
OTHER CONSTRUCTION AREA INCLUDING U.G.R., GOOMTY	200 sq.m

TOTAL BUILT UP AREA OF THE PROJECT	16258.68 sq.m	175008.432 sq.ft.
TOTAL CONSTRUCTION AREA OF THE PROJECT	16617.24 sq.m =	178897.871 sq.ft.
TOTAL BUILT UP AREA OF THE PROJECT FOR PARKING CALCULATION	12787.56 sq.m	
TOTAL F.A.R. AREA OF THE PROJECT	14214.34 sq.m	

REQUIRED CAR PARKING CALCULATION

a) FLOOR AREA UPTO A TOTAL FLOOR AREA OF 600 SQ.M (1 CAR PARKING REQUIRED FOR EVERY 130 SQM)	=	6 NOS.
b) FLOOR AREA ABOVE A TOTAL FLOOR AREA OF 600 SQ.M UPTO 5000 SQ.M (1 CAR PARKING REQUIRED FOR EVERY 120 SQM)	=	37 NOS.
c) FLOOR AREA ABOVE A TOTAL FLOOR AREA ABOVE 5000 SQ.M (1 CAR PARKING REQUIRED FOR EVERY 110 SQM)	=	71 NOS.
TOTAL REQUIRED PARKING	=	112 NOS.
TOTAL PARKING AREA		661.14 sq.m.
AREA OBTAINED FREE FOR COVERED PARKING		950 sq.m.

Car Parking Provided	
Covered	38
Open	74
Total	112

PROJECT:-
PROPOSED G+12 STORIED AFFORDABLE HOUSING AT PHASE-2, SHRISHTINAGAR, ASANSOLE AT MOUZA-GANRUI, J.L. NO.-12, R.S.PLOT NO.-1711,1712(P),1714.

CLIENT:
BENGAL SHRISTI INFRASTRUCTURE DEVELOPMENT LIMITED.

SIGNATURE OF OWNER
AUTHORISED SIGNATURE OF BENGAL SHRISTI INFRASTRUCTURE DEVELOPMENT LIMITED .

CERTIFICATE OF BUILDING PLAN

I DO HEREBY CERTIFY THAT PLANS, ELEVATIONS AND SECTIONS AND OTHER STRUCTURAL DETAILS OF THE PROPOSED BUILDING AT MOUZA-GANRUI, J.L. NO.12, R.S.PLOT NO.-1711,1712(P),1714, UNDER THE JURISDICTION OF ASANSOLE MUNICIPAL CORPORATION HAVE BEEN PREPARED IN CONFORMITY WITH ALL RELEVANT PROVISIONS UNDER THE WEST BENGAL MUNICIPAL (BUILDING) RULES, 2007.

ANIRBAN BHADURIMONDAL
CA/2003/31394

Signature of LBA
(Name, Address and Empanelment No.)
ANIRBAN BHADURI MONDAL
C.O.A. REG. NO. CA/2003/31394

CERTIFICATE OF STRUCTURAL STABILITY

WE HEREBY CERTIFY THAT THE FOUNDATION AND SUPERSTRUCTURE OF THE BUILDING PROPOSED FOR CONSTRUCTION ON MOUZA-GANRUI, J.L NO.12, R.S.PLOT NO.-1711,1712(P),1714., UNDER THE JURISDICTION OF ASANSOLE MUNICIPAL CORPORATION HAVE BEEN PERSONALLY INSPECTED AND SO DESIGNED BY US WILL MAKE SUCH FOUNDATION AND SUPER STRUCTURE SAFE IN ALL RESPECT INCLUDING THE CONSIDERATION OF BEARING CAPACITY AND SETTLEMENT OF SOIL AND OTHER CONDITIONS, IF ANY CONFORMING TO ALL STIPULATIONS OF ALL RELEVANT IS CODE OF PRACTICE AND NATIONAL BUILDING CODE.

S. N. BASU
B.E.,M. STRUCT.,E.M.I.G.E.
ESE-1/15
ESHTI ...GONPUR PARK
KOLKATA-700 068

Signature of Structural Engineer
(Name, Address and Empanelment No.)

Noyan Nayak
19.2.2018
Sub. Assistant Engineer
Asansol Municipal Corporation

Assistant Engineer
Asansol Municipal Corporation

SITE PLAN APPROVED
SECRETARY
Asansol Municipal Corporation

Superintending Engineer
Asansol Municipal Corporation

MEMO No 213/SP/Amc/ap/18
DATE 02. 2. 18

TITLE
MASTER PLAN

DRG. NO.	IN/1251/CORP/AR-02		
SCALE	1:200	DRAWN BY	S.D
DATE	27.12.2017	CHKD BY	S.D
JOB NO.	IN/1251	APVD BY	ANIRBAN
DESIGNED BY		INNATE	
ISSUE STATUS		CORPORATION	

N

ALL DIMENSIONS ARE IN MM.
ALL EXTERNAL WALLS ARE 200 THK. AND ALL INTERNAL WALLS ARE 100 THK BRICK WALL.
ALL P.C.C. WORK IN 1 : 3 : 6
ALL R.C.C. WORK IN 1 : 2 : 4
ALL OTHER SPECIFICATIONS CONFORMING RELEVANT I.S.I. CODE

ARCHITECT
26/2, BALLYGUNGE CIRCULAR ROAD,
UDAYAN PARK, FLAT NO.-7,
3RD FLOOR, KOL-19
TEL : (033) 4000 6422/ 23/ 24/ 25/ 26 WEBSITE : www.innateindia.com

THIS DRAWING IS A PRIVATE AND CONFIDENTIAL DOCUMENT AND IT MUST NOT BE COPIED OR LENT WITHOUT THE CONSENT OF M/S INNATE.