AREA CALCULATION

LAND AREA (AS PER DEED)	1.109	ACRES	
	4,464.270	SQ.M.	
	48,376.32	SQ.FT	
WIDTH OF ABUTTING ROAD (ACTUAL MEANS OF ACCESS)	12.00	Mtrs.	
PERMISSIBLE F.A.R. =	2.1		
PERMISSIBLE GROUND COVERAGE	35%		

PROPOSED :-

BLOCK NKD.	TOTAL FL. AREA WITH DUCT (Sqm.)			DUCT/CUTOUT /TERRACE AREA (Sqm.)	TOTAL FL. AREA WITHOUT DUCT (Sqm.)	LIFT WELL (Sqm.)	FL. AREA WITHOUT LIFT WELL (Sqm.)	STAIR WELL (Sqm.)	FL. AREA WITHOUT STAIR WELL (Sqm.)	DEDUCTION TABLE FROM F.A.R.		AFTER DEDUCTION FLOOR AREA (Sqm.)
										LIFT LOBBY (Sqm.)	STAIR (Sqm.)	BONUS AREA FOR MANDATORY CAR PARKING
Building - 1 GR FLOOR (WITH LIFT WELL)	606.061			32.56	582.201	0	582.201	0	582.201	6	26.73	
Building - 1 (G+7) (1ST TO 7TH FL.)	FLOOR AREA	NOS OF FLOOR	TOTAL AREA									
	621.715	7	4352.005	199.112	4162.893	49.84	4113.053	0.00	4113.053	42	187.11	
Building - 2 GR FLOOR (WITH LIFT WELL)	606.061			32.56	582.201	0	582.201	0	582.201	6	26.73	
Building - 2 (G+7) (1ST TO 7TH FL.)	FLOOR AREA	NOS OF FLOOR	TOTAL AREA									
	621.715	7	4352.005	199.112	4162.893	49.84	4113.053	0.00	4113.053	42	187.11	
TOTAL			9490.19		9390.508		9390.508	96	427.7	962.24	7,904.59	
TOTAL TYPICAL FLOOR AREA					8226.11	SQM.						
TOTAL BUILTUP AREA OF THE PROJECT					9390.508	SQM.						
					101079.43	Sq.Ft.						

TOTAL NO. OF FLAT

BLOCK NKD.	FLOOR NO.	NO. OF FLAT
BUILDING-1	G+ 7	56
BUILDING-2	G+ 7	56
TOTAL NOS OF FLAT		112

CAR PARKING AREA CALCULATION :-

BLOCK NKD.	FLOOR NO.	TOTAL GROUND FLOOR AREA WITH DUCT (SQ.M.)	TOTAL SERVICES AND OTHER UTILITIES AREA IN GROUND FLOOR (SQ.M.)	TOTAL CAR PARKING AREA PROVIDED (SQ.M.)
BUILDING-1	(G+7)	606.061	123.96	481.121
BUILDING-2	(G+7)	606.081	123.96	481.121
TOTAL COVERED		1210.162	247.92	962.242

REQUIREMENT OF CAR(RESIDENTIAL) :-

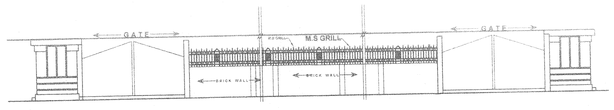
RESIDENTIAL CAR PARKING CALCULATION	
FOR GROUP HOUSING 1 CAR PARKING SPACE	FOR EVERY TWO FLATS UPTO 90 SQ.MT. AND FOR EVERY ONE FLAT FOR 91to 150 SQ.MT. AND MORE
PER TENEMENT PLINTH AREA	63.95 SQ.M.
TOTAL GROUND FLOOR AND TYPICAL FLOOR LOADING AREA	922.334 SQ.M.
ADDING LOADING PER TENEMENT	11.11 SQ.M.
PER TENEMENT BUILT UP AREA	75.06 SQ.M.
FLATS NOS.	
UPTO 90 SQ.MT.	112.00 NOS.
100 SQ.MT. OR MORE	- NOS.
REQUIRED TOTAL CAR PARKING	56 Nos.

PROPOSED TOTAL CAR PARKING PROVIDED FOR THE PROJECT	NOS	BONUS AREA (SQ.MT.)
a) COVERED PARKING	60	1,500
b) OPEN PARKING	4	
TOTAL	64	
PROPOSED TOTAL CAR PARKING PROVIDED FOR THE PROJECT	64	1,500

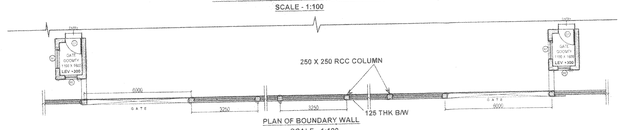
PROPOSED F.A.R (TOTAL PROJECT BUILTUP AREA / LAND AREA) 2.089 < 2.1

PROPOSED TOTAL GROUND COVERED AREA FOR THE PROJECT

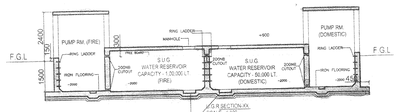
1) For Building 1	664.552 Sq.M.
2) For Building 2	664.552 Sq.M.
TOTAL	1,329.10 Sq.M.
PROPOSED GROUND COVERAGE FOR THE PROJECT	29.13 < 35%
PROPOSED TOTAL COMMUNITY OPEN SPACE AND AMENITIES	741.251 SQ.M.
	16.45 > 15% of Net Land Area



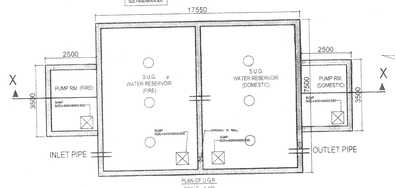
FRONT ELEVATION OF BOUNDARY WALL & GATE
SCALE - 1:100



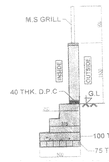
PLAN OF BOUNDARY WALL
SCALE - 1:100



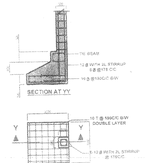
S.U.G SECTION-XX
SCALE - 1:100



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



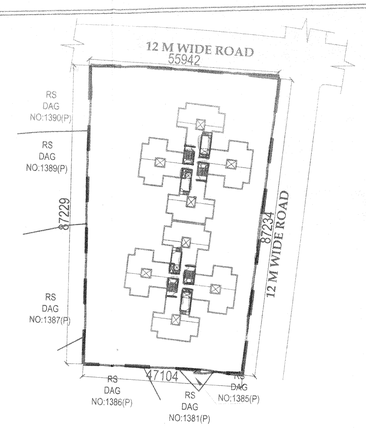
BOUNDARY WALL DETAIL
SCALE - 1:50



TYPICAL DETAIL PLAN OF COLUMN
SCALE = 1: 50

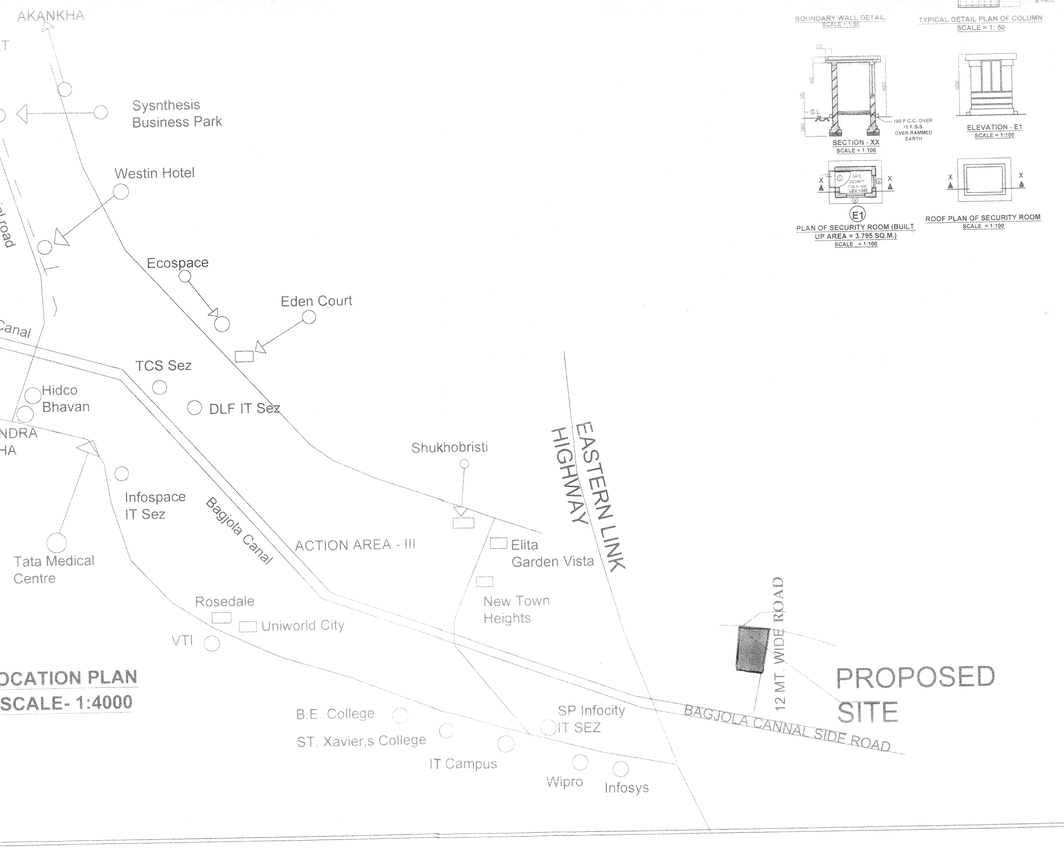
PLAN OF SECURITY ROOM (BUILT UP AREA = 3.755 SQ.M.)
SCALE = 1:100

ROOF PLAN OF SECURITY ROOM
SCALE = 1:100



SITE PLAN
SCALE- 1:600

OVER ALL SITE PLAN
SCALE- 1:200



LOCATION PLAN
SCALE- 1:4000

PROPOSED G+7 STORIED RESIDENTIAL COMPLEX AT BOOTH NO.-62 ,63, R.S. DAG NO. - 1384(p), 1390(p), 1389(p), 1387(p), 1388(p), 1381(p) , 1385(p), MOUZA- BATULI, J.L. NO.-49, L.R. KHATIAN NO.-2129 ,2166 PS kashipur(formerly Bhangar), PO Pithapukur. UNDER "BHAGWANPUR GRAM PANCHAYAT" DIST-24 PARAGANAS(S).

I CERTIFY THAT ALL THE ARCHITECTURAL DRAWINGS OF THE PROJECT AT BOOTH NO.-62 ,63, R.S. DAG NO. - 1384(p), 1390(p), 1389(p), 1387(p), 1388(p), 1381(p) , 1385(p), MOUZA- BATULI, J.L. NO.-49, L.R. KHATIAN NO.-2129 ,2166 PS kashipur(formerly Bhangar), PO Pithapukur. UNDER "BHAGWANPUR GRAM PANCHAYAT" DIST-24 PARAGANAS(S). HAVE BEEN PREPARED BY ME COMPLYING WITH THE PROVISIONS OF THE NATIONAL BUILDING AND THE WEST BENGAL MUNICIPAL BUILDING RULES. NO SUCH WRONG AND INCORRECT INFORMATION HAS BEEN FURNISHED BY ME INCLUDING AREA CALCULATION CHARTS IN THIS DRAWINGS AND NO VIOLATION OF THE PROVISIONS OF THESE RULES WILL BE FOUND IN ANY OF THE DRAWINGS AND DOCUMENTS, SUBMITTED TO THE SANCTIONING AUTHORITY FOR OBTAINING SANCTIONS.

AMITAV BISWAS
Chartered Architect
CA/2010/47702

Signature of Architect
Atanu Chakraborty/Amitav Biswas
PRAKALPA ™
145, MANI GOPAL ROY CHOWDHURY AVENUE,
Mezzanine & 2nd floor, KOLKATA - 700 010
TEL: 033 64507757
WEB SITE : www.prakalpa.in
E-MAIL : prakalpa.arch@gmail.com

CERTIFY THAT THE STRUCTURAL DRAWING AND DESIGN OF BOTH THE FOUNDATION AND SUPERSTRUCTURE OF THE BUILDING/ BUILDINGS HAS BEEN MADE CONSIDERING THE SOIL TEST REPORT (AS PER THESE RULE AND REGULATIONS MADE UNDER THE ACT) AND ALSO CONSIDERING ALL POSSIBLE LOADS, SEISMIC LOAD AND THE MOMENTS GENERATED BY THE PROPOSED STRUCTURE AS PER CURRENT CODES, THE BUREAU OF INDIAN STANDARD AND NATIONAL BUILDING CODE OF INDIA AND CERTIFY THAT IT IS SAFE AND STABLE IN ALL RESPECT UP TO G+VII STORY/ STORIES AND THESE PROVISIONS SHALL BE ADHERED TO DURING THE CONSTRUCTION.

SIGNATURE OF THE STRUCTURAL ENGINEER
MITA SAHA
B.E., M.S., M.I.E., F.I.V. Chartered Engineer
40/4B, Bedford, Bally Gunj City, Kolkata-700 091
E-mail: mitaeh@yahoo.co.in
MOB. no.: (033) 65501112

IT IS CERTIFIED THAT THE COMPREHENSIVE GEO-TECHNICAL REPROT ON SOIL INVESTIGATION HAS BEEN PREPARED BY ME FOR DESIGN AND CALCULATION OF THE FOUNDATION BY ANALYZING THE SOIL SAMPLES FOR ESTIMATING THE BEARING CAPACITY OF THE SOIL ON WHICH FOUNDATION OF THE STRUCTURE WILL BE CONSTRUCTED.
I SHALL ALSO CHECK THE NATURE OF THE SOIL AFTER EXCAVATION AT SITE SO THAT FOUNDATION IS EXTENDED UP TO THE APPROPRIATE DEPTH THAT HAS BEEN PROPOSED IN THE GEO-TECHNICAL REPORT.

Vetted and recommended for sanction the building Plan No. 40/3783/2017(R1)P.
Up to G+7th ..... height ..... 23.05m Subject to the Condition proposed in the plan should be fulfilled
Before starting any construction, the site must conform with the plans Sanctioned and all the condition as
All building materials necessary for construction should conform to standard specified in the National Building Code of India.
Necessary steps should be taken for safety of lives of the adjoining public and private properties during construction.
Construction site should be mained and to prevent mosquito breeding.
Design of all Structural members including that of the foundation should conform to standard specified in the N.B.C of India.
The sanction is valid for 3 years from date of sanctioning.
Information required by the applicant to this end are,
Commencement of work.
Completion of structural work up to plinth
Completion of work.
No rain water pipe should be fixed or discharged on Road or Footpath.
The construction should be carried out as per specification of I.S. Code and sanctioned plan under the supervision of a qualified empanelled engineers.
Construction of garbage vat, soak pit & waste water should be done by the owner.
Any deviation of the sanctioned plan shall mean demolition.

Asstt. Engineer, South 24 Pgs. Z.P.
District Engineer, South 24 Pgs. Z.P.

Sanction/ Should be obtained from the concern Govt. Authority
Assistant Engineer, South 24 Pgs. Z.P.
Director / Member, South 24 Pgs. Z.P.

DR. SUJIT KUMAR BOSE
Ph.D., M.C.E (Soil) B.C.E. (Hone)
M.I.G.S
License No.- BAI / Geo-Tech /17

Signature of the Geo-Technical Engineer
BOSE ENGINEERS
Dr. S.K. Bose
PhD, MCE, BCE, MIGS, MIRC
9830478970, 9804992560
E-mail: www.boseengineers.com

N

1. ALL DIMENSIONS ARE IN MM

FOR APPROVAL

FOR APPROVAL

AUTHORISED SIGNATORY
SANJOY KUMAR GHOSH
Constituted Pewer of Attorney Holder
of 1. Samasth Infotainment Pvt. Ltd.
2. Simoco Telecommunications (South Asia) Ltd.

TITLE
OVER ALL SITE PLAN SHOWING GROUND FLOOR PLAN, SITE PLAN AND LOCATION PLAN, AND DETAIL OF BOUNDARY WALL AND U.G.R.

PROJECT ARCHITECT
PRAKALPA ™
145, MANI GOPAL ROY CHOWDHURY AVENUE
Mezzanine & 2nd floor, KOLKATA - 700 010
TEL: 033 64507757
WEB SITE : www.prakalpa.in
E-MAIL : prakalpa.arch@gmail.com

DRAWN BY	SUMANA
CHECKED BY	ATANU C
APPROVED BY	
SCALE : 200	DATE : 31.8.15
SUBMISSION DRAWING	
DRAWING NO.	REVISION NO.
SUG-AR-PHS-3BHK -01	