



**AREA STATEMENT -**

AREA OF LAND (AS PER DEED)	9.48 ACRES	3964.09 SQ.M
PERIPHERAL AREA	3.35 ACRES	1366.88 SQ.M
PROPOSED PROJECT AREA	3.32 ACRES	1290.70 SQ.M
FUTURE DEVELOPMENT AREA	0.85 ACRES	328.17 SQ.M
WIDTH OF CROSS ROAD	38.5	M
PERMISSIBLE & GROUND COVERAGE	80.0%	1443.95 SQ.M
PROPOSED GROUND COVERAGE	31.55%	1198.88 SQ.M
PERMISSIBLE FAR	3	
PROPOSED FAR	2.78	
PROPOSED BUILDING HEIGHT (TOP OF SLAB)	22.40	M
PERMISSIBLE BUILT UP AREA	13721.39	SQ.M
PROPOSED BUILT UP AREA	9528.42	SQ.M

**BUILT UP AREA CALCULATION**

<b>TYPICAL BLOCK S&amp;S</b>	
GROUND FLOOR	723.56 SQ.M
1ST FLOOR TO 7TH FLOOR	5728.52 SQ.M
TOTAL	6452.08 SQ.M
<b>TOTAL AREA FOR 6 BLOCKS</b>	38712.48 SQ.M
<b>TYPICAL BLOCK S&amp;S</b>	
GROUND FLOOR	723.56 SQ.M
1ST FLOOR TO 7TH FLOOR	5728.52 SQ.M
TOTAL	6452.08 SQ.M
<b>TOTAL AREA FOR 2 BLOCKS</b>	12904.16 SQ.M
<b>TYPICAL BLOCK S&amp;S</b>	
GROUND FLOOR	723.56 SQ.M
1ST FLOOR TO 7TH FLOOR	5728.52 SQ.M
TOTAL	6452.08 SQ.M
<b>TOTAL AREA FOR 3 BLOCKS</b>	19356.24 SQ.M
<b>TYPICAL BLOCK S&amp;S</b>	
GROUND FLOOR	723.56 SQ.M
1ST FLOOR TO 7TH FLOOR	5728.52 SQ.M
TOTAL	6452.08 SQ.M
<b>TOTAL AREA FOR 4 BLOCKS</b>	25808.32 SQ.M
<b>TYPICAL BLOCK S&amp;S</b>	
GROUND FLOOR	723.56 SQ.M
1ST FLOOR TO 7TH FLOOR	5728.52 SQ.M
TOTAL	6452.08 SQ.M
<b>TOTAL AREA FOR 5 BLOCKS</b>	32260.40 SQ.M
<b>TYPICAL BLOCK S&amp;S</b>	
GROUND FLOOR	723.56 SQ.M
1ST FLOOR TO 7TH FLOOR	5728.52 SQ.M
TOTAL	6452.08 SQ.M
<b>TOTAL AREA FOR 6 BLOCKS</b>	38712.48 SQ.M

**TOTAL BUILT UP AREA (A+B+C+D+E+F)** 9528.42 SQ.M

NO. OF TREATMENT TYPES (A2) 302 NOS

NO. OF FLAT BETWEEN 9.00M TO 7.5 SQ.M 338 NOS

NO. OF FLAT BETWEEN 7.5 SQ.M TO 3.00 SQ.M 1202 NOS

TOTAL NO. OF CAR BAY 137

TOTAL NO. OF CAR PROVIDED 739

TOTAL NO. OF SMALL PARKING (TWO WHEELER) 133 NOS

LUC NO : 1137 dated-17/07/2017

Existing Sanction Plan details : Registration number 1324  
Order number 76/pmh/MS dated-13/06/2017

**DECLARATION OF STRUCTURAL ENGINEER:-**

THE STRUCTURAL DESIGN AND DRAWING OF BOTH FOUNDATION AND SUPER STRUCTURE OF THE BUILDING HAS BEEN MADE BY ME IN ACCORDANCE WITH THE LATEST NATIONAL BUILDING CODE OF INDIA AND I.S. CODES AND ALSO CERTIFIED THAT THE STRUCTURE IS SAFE AND STABLE IN ALL RESPECT AND I SHALL BE HELD FULLY RESPONSIBLE FOR ANY DAMAGE OR FAILURE HAPPENED DURING CONSTRUCTION AND THEREAFTER BEFORE THE DATE OF TAKING OCCUPANCY OR POSSESSION OF THE BUILDING IF THERE IS NO DEVIATION OR VIOLATION OF THE SANCTIONED OR APPROVED BUILDING PLAN.

DATE: 13/06/2017

SIGNATURE OF STRUCTURAL ENGINEER

**DECLARATION OF ARCHITECT / L.B.S.**

I DO HEREBY CERTIFY THAT THE FOUNDATION AND SUPERSTRUCTURE HAVE BEEN MADE BY ME IN ACCORDANCE WITH THE LATEST NATIONAL BUILDING CODE OF INDIA AND I.S. CODES AND ALSO CERTIFIED THAT THE STRUCTURE IS SAFE AND STABLE IN ALL RESPECT AND I SHALL BE HELD FULLY RESPONSIBLE FOR ANY DAMAGE OR FAILURE HAPPENED DURING CONSTRUCTION AND THEREAFTER BEFORE THE DATE OF TAKING OCCUPANCY OR POSSESSION OF THE BUILDING IF THERE IS NO DEVIATION OR VIOLATION OF THE SANCTIONED OR APPROVED BUILDING PLAN.

DATE: 13/06/2017

SIGNATURE OF ARCHITECT

NAME OF OWNER:

SRI GOWD GARG  
S/O. LATE A.L. GARG

SUNDARBAN RESIDENCES LLP  
Corporate Patent Registration No. 314987

SUNDARBAN RESIDENCES LLP

SIGNATURE OF OWNER

NAME OF DEVELOPER:

THRU FINE RESIDENCY LLP

THRU FINE RESIDENCY LLP

SIGNATURE OF DEVELOPER

PROJECT:

PROPOSED G+7(BLOCK-1TO12) & G+8(BLOCK-13TO17) RESIDENTIAL BUILDING

P.S-MATIGARA DIST-DARJEELING  
L.R.P.NO. 500, 501, 505, 506, 507, 509, 541, 542, 543, 567, 559, 563, 565, 566, 548, 561, 561, 575(P), 577, 566, 562, 571, 576, 592, 593

KHATAN NO 460/1787  
MOLLA GURBA  
POLICE STATION - MATIGARA  
PARGANA - PATHARGHATA  
LL NO - 56  
DISTRICT - DARJEELING

TITLE: GROUND FLOOR PLAN WITH SITE KEY PLAN DETAIL OF SLP & UNDERGROUND RESERVOIR

PROJECT: MAHESHWARI & ASSOCIATES  
37A BAKER ROAD, 2ND FLOOR, ALIPORE, KOLKATA-700027  
TEL: 65534956, 65229584

DRG. NO: MA/PRANA/SUB/ARCH/01

REV. DATE: 07/11/2017

SCALE: 1:400

DATE: 07/11/2017