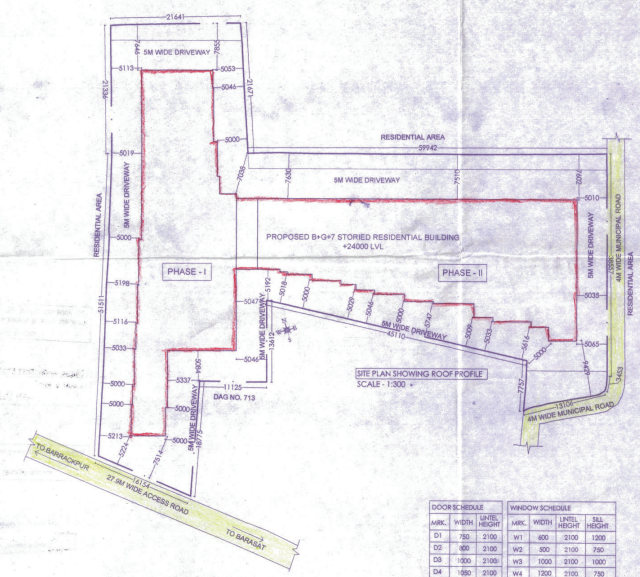


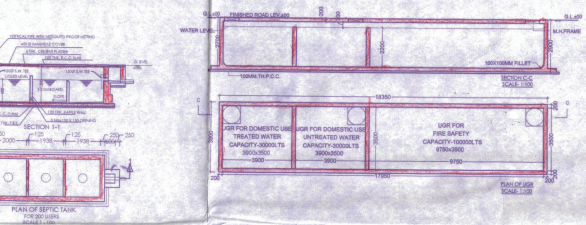
SITE PLAN SHOWING ROOF PROFILE
SCALE - 1:300

AREA STATEMENT

Area of Land	=	3570.42 sq.m	2B-13K-6Ch-25sq.ft	
Width of access road	=	27.90 m		
Permissible Building Height	=	49.35 m		
Proposed Building Height	=	24.00 m.		B+G+7
Permissible F.A.R	=	3.00	=	10711.26 sq.m
Proposed F.A.R	=	2.94	=	10499.26 sq.m
Permissible Ground Coverage		50.00 %	=	1785.21 sq.m
Proposed Ground Coverage	=	47.99 %	=	1713.31 sq.m
Total Construction Area	=	142634 SQ.FT	=	13250.11 sq.m
Required No Of Car Parking	=	89 NOS		
Proposed No Of Car Parking	=	91 NOS		

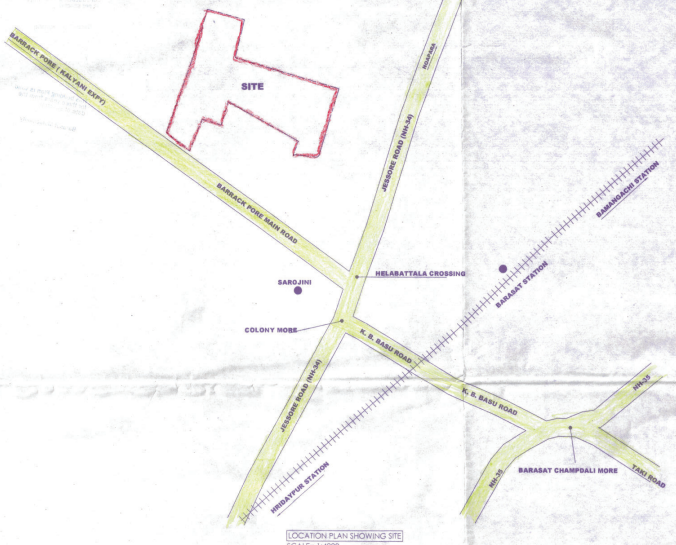
AREA CHART BREAK UP FOR F.A.R & CONSTRUCTION AREA

	A	B	C	D	E	(A-B-D-E)=X	(A-B+C)=Y
	NOS OF STORY =				NO OF FLOORS FROM G.L. =		8
	FLOOR AREA	LIFT DUCT	CUPBOARD EXEMPTED AREA	STAIRCASE	DEDUCTION FOR LIFT LOBBY	AREA FOR F.A.R IN CLUDING PARKING	CONST. AREA IN FLOOR (SQ.M)
BASEMENT FLOOR	946.83	0.00		21.63	0.00	925.21	946.83
GROUND FLOOR	1713.31	18.87		44.25	12.00	1638.19	1694.44
IN TYPICAL FLOOR	1489.01	18.87	23.32	44.25	12.00	1413.89	1493.46
IN ALL FLOORS (1ST TO 7TH)						9897.23	10454.22
STAIRHEADROOM	55.34					0.00	55.34
OVER HEAD RESERVOIR	49.16					0.00	55.34
LIFT MACHINE ROOM	43.94					0.00	43.94
TOTAL AREA FOR F.A.R INCLUDING PARKING IN THE PROJECT (X)						12460.63	13250.11
PROPOSED PARKING AREA (M)			(IN GROUND & BASEMENT)			1961.37	
PARKING AREA FREE (N)			(52NOS X 255Q.M + 26NOS X 355Q.M)			2210.00	
F.A.R AREA EXCLUDING PARKING (Z=X-M) AS M<N						10499.26	

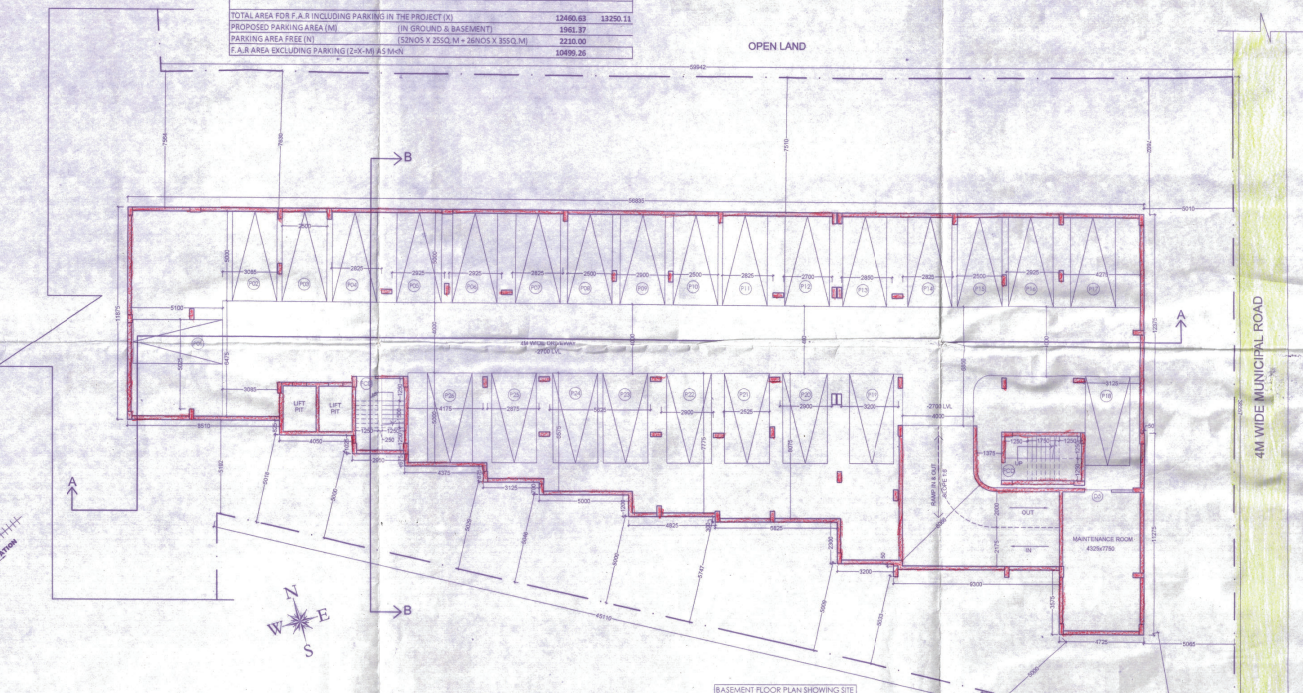


DOOR SCHEDULE			
MRK.	WIDTH	LINTEL HEIGHT	
D1	750	2100	
D2	800	2100	
D3	1000	2100	
D4	1050	2100	
D5	1200	2100	
PCD	1550	2100	
DW1	1200	2100	
DW2	2000	2100	

WINDOW SCHEDULE			
MRK.	WIDTH	LINTEL HEIGHT	SILL HEIGHT
W1	600	2100	1200
W2	800	2100	750
W3	1000	2100	1000
W4	1200	2100	750
W5	1800	2100	750
W6	1800	2100	750
W7	2000	2100	750



LOCATION PLAN SHOWING SITE
SCALE= 1:4000



BASEMENT FLOOR PLAN SHOWING SITE

Sanctioned / Approved
Chairman
Barasat Municipality

Sanction Serial No. 1423

Building Plan Sanctioned
Meeting Date 29/6/19.

CHECKED & VERIFIED
Assistant Engineer
Barasat Municipality

PROJECT:
PROPOSED B+G+7 RESIDENTIAL BUILDING AT DAG NO.- 694 (PART),712, 713 (PART), 714 (PART), 716 (PART), MOUZA- BALURIA, LR KHATIAN NO- 1669, 1501, 1180, HOLDING NO-1394, BARRACKPUR ROAD, J.L. NO.- 37, WARD NO.- 5 UNDER BARASAT MUNICIPALITY, P.S.- BARASAT, DIST.- NORTH 24 PARGANAS

TITLE
SITE PLAN, LOCATION PLAN, BASEMENT FLOOR PLAN SHOWING SITE, UGR & AREA STATEMENT

NORTH AS PER SITE

DRG. NO.	RDN192/COPP/AR/01		
SCALE	1:100	DRAWN BY	SAMIRAN
DATE	08.01.2019	CHKD BY	GOBINDA
JOB NO.	RDN192	APVD BY	BAYANTAN
DESIGNED BY	RADIANT		
ISSUE STATUS	CORPORATION		

CERTIFICATE OF THE STRUCTURAL ENGINEER :
Certified that the structural drawing and design of both foundation and superstructure 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 and stable in all respect and these provisions shall be adhered to during the construction.

DR. ANJAN KUMAR DUTTA
Empanelled Structural Engineer
Kolkata Municipal Corporation
No. 1/83

SIGNATURE OF THE STRUCTURAL ENGINEER / CIVIL ENGINEER

CERTIFICATE OF THE ARCHITECT :
I certify that all the Architectural Drawings of the project at the site have been prepared by me complying with the West Bengal(Building) Rules, 2009. 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.

Sayantan Ghosh
CA/1995/07/03

SIGNATURE OF THE ARCHITECT

BIDYUT SARKAR
Licensed Building Planner
Licence No.: BM/B-009/L28

WESTROAD HOUSING LLP
Designated Partner

WESTROAD HOUSING LLP
Designated Partner

SIGNATURE OF THE OWNER

FOR OFFICE USE ONLY:

GENERAL NOTE
1. ALL EXTERNAL WALLS ARE 300 MM THK. & ALL-INTERNAL WALLS ARE 125 MM THK. UNLESS SPECIFIED OTHERWISE.
2. 200MM THK. BRICKWORK ARE TO BE DONE WITH 1:6 SAND-CEMENT MORTAR WITH A MAXIMUM LIFT OF 1.5M.
3. 125MM THK. BRICKWORK ARE TO BE DONE WITH 1:4 SAND-CEMENT MORTAR WITH A MAXIMUM LIFT OF 1.0M.
4. ALL DIMENSIONS REPRESENT STRUCTURAL DIMENSIONS AND DO NOT INCLUDE THICKNESS OF ANY FINISH.
5. INTERNAL PLASTER WORK TO 125 BRICKWORK & TO ALL RCC WALLS TO BE DONE WITH 1:4 SAND CEMENT MORTAR
6. THICKNESS OF PLASTER
(i) CEILING- 10MM
(ii) INTERNAL WALLS- 15 MM, IN TWO LAYERS.
(iii) EXTERNAL WALLS- 20 MM, IN TWO LAYERS.
7. ALL BRICKWORK AND PLASTER WORK TO BE CURED BY SPRAYING WATER THRICE A DAY.
8. ALL HOLDFAST FOR DOOR-WINDOW FRAMES TO BE GROUTED TO BRICKWORK/ CONCRETE IN 1:2:4 CONCRETE AND SUITED FOR 12 DAYS.
9. P.S.L OF THE SITE WOULD BE AT THE ROAD LEVEL OF THE SITE.

Note: The top slab of the U.G reservoir under the driveway is structurally safe for taking the load of heavy vehicles.

ARCHITECT
RADIANT
CA-193, SECTOR-1, SALT LAKE, KOLKATA - 700064
EMAIL - radiant.aoa@gmail.com
contact - 033-65002480

THIS DRAWING IS A PRIVATE AND CONFIDENTIAL DOCUMENT AND IT MUST NOT TO BE COPIED OR USED WITHOUT THE CONSENT OF M/S RADIANT