

**DETAILS OF FLATS :-**

- a) FOR AREA OF FLAT A - 68.704 SQM.
- b) FOR AREA OF FLAT B - 48.060 SQM.
- c) FOR AREA OF FLAT C - 35.898 SQM.
- d) FOR AREA OF FLAT D - 97.559 SQM.

TOTAL NO. OF FLAT :- 16

FLOOR	PROPOSED FLOOR AREA	PERMISSIBLE C. B./ LOFT AREA	PROPOSED C. B. & LOFT AREA
FIRST FLOOR	282.203 sqm.	8.466 sqm.	6.975 sqm.
SECOND FLOOR	282.203 sqm.	8.466 sqm.	6.975 sqm.
THIRD FLOOR	282.203 sqm.	8.466 sqm.	6.975 sqm.
FOURTH FLOOR	282.203 sqm.	8.466 sqm.	6.975 sqm.
TOTAL	1128.812 sqm.	33.864 sqm.	27.900 sqm.

SO 33.864 sqm. > 27.900sqm.

**AREA STATEMENT**

LAND AREA: 08 coll. 08 chi. 08 sft. = 569.305 sqm.

AS PER DEED / ASSESSMENT CERTIFICATE 08 coll. 06 chi. 08 sft. = 569.305 sqm.

AS PER PHYSICAL LAND GIFTED TO ROAD WIDENING 13.833 sqm.

NET AREA OF LAND 555.472 sqm.

AREA OF LAND WHICH IS BASED ON AREA CALCULATION = 569.305 SQM.

GROUND COVERAGE PERMISSIBLE 50 % = 284.652 sqm.

PROPOSED 49.95 % = 284.400 sqm.

**CAR PARKING REQD. (FOR RESIDENTIAL)**

TOTAL RESIDENTIAL AREA / 130 (1015.904 / 130) SQM. = 7.81 Say 8 Nos.

PERMISSIBLE NO. OF CAR PARKING (RESIDENTIAL) - 8 Nos.

PERMISSIBLE CAR PARKING AREA - 100 Sqm.

CAR PARKING SPACE PROVIDED - 256.756 Sqm.

PROPOSED NO. OF CAR - PARKING 11 Nos.

WIDTH OF THE ROAD 9.45 m., 3.650 m.

PERMISSIBLE F.A.R. 2.00

PROPOSED F.A.R. = TOTAL EFFECTIVE FLOOR AREA - CAR PARKING PROVIDED / LAND AREA

= (1335.47 - 200) sqm. / 569.305 sqm. = 1.994

**DETAIL OF GROUND FLOOR :-**

- a) CAR - PARKING AREA - 220.530 SQM.
- b) COMMERCIAL AREA - 37.079 SQM.
- c) SERVICE AREA - 6.414 SQM.
- d) STAIR - CASE AREA - 13.127 SQM.
- e) OTHERS AREA - 8.103 SQM.

PROPOSED SANCTION AREA WITHOUT CUP - BOARD :- 1413.212 sqm.

PROPOSED CUP - BOARD AREA 4.811 sqm.

PROPOSED SANCTION AREA WITH CUP - BOARD 1417.823 sqm.

**STATEMENT OF THE PLAN PROPOSAL**

**DETAILS OF PREMISES**

PROPOSED PLAN FOR (G+IV) STOREYED RESIDENTIAL BUILDING OF JOSYNA DEY, SAMIR DEY, SANAT DEY, SANJOY DEY, MANIKA CHATTERJEE, BAKUL SHIKARI, DILIP MUKERJEE R.S. DAG NO.48,49 L.R. DAG NO 53,54 ; R.S. KHATIAN NO. 451,433,456 ; L.R. KHATIAN NO. 669, 1446, 2025, 2041, 2127, 3534,3535 ; MOUZA : TENTULBERIA , J.L. NO. 44 , WARD NO. 01 , HOLDING NO. 152, DIST. - 24 - PARGANAS (SOUTH), UNDER RAJPUR-SONARPUR MUNICIPALITY.

- DETAILS SPECIFICATION OF BUILDING**
- ALL DIMENSIONS ARE IN mm. UNLESS MENTIONED.
  - THE DEPTH OF SEPTIC TANK & THAT OF THE S.U.G RESERVOIR SHOULD NOT EXCEED THAT OF THE BUILDING FOUNDATION
  - ALL EXTERNAL WALLS ARE 200 THK. IN BRICK MASONRY (1:5) UNLESS OTHERWISE MENTIONED.
  - ALL PARTITION WALLS (INTERNAL) ARE 75 mm. THK IN BRICK MASONRY (1:3) UNLESS OTHERWISE MENTIONED.
  - GRADE OF CONCRETE IS M15, CONFORMING TO IS 456-1978.
  - GRADE OF STEEL SHALL BE HYSD BARS Fe-415
  - FLAT GEMENT CONCRETE SHALL BE 130 MM THK PICKED KHONDA
  - 20 THK EXTERIOR PLASTER WITH 1:5 CEMENT SAND MORTAR.
  - 12 THK INTERIOR PLASTER WITH 1:4 CEMENT SAND MORTAR.
  - ALL CHAJJAS & OTHER PROJECTIONS SHALL BE 500 WIDE.
  - 25 THK DAMP PROOF COURSE WITH 1:2:4 CEMENT CONCRETE WITH WATER PROOFING COMPOUND OVER ALL WALLS AT PLINTH LEVEL.

**SCHEDULE OF DOORS & WINDOWS**

MARKED	DOORS & WINDOWS	SIZE
D1	1050 X 2100	
D2	900 X 2100	
D3	750 X 2100	
DW	1900 X 2100	
W1	1500 X 1200	
W2	900 X 1200	
W3	600 X 1200	

**SAFETY CERTIFICATE STRUCTURAL**

THE STRUCTURE DESIGNED AND DRAWING OF BOTH MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING THE SEISMIC LOADS AND PER NATIONAL BUILDING CODE OF INDIA AND CERTIFIED THAT IT IS SAFE AND STABLE IN ALL RESPECT.

**Chinmoy Mukherjee**  
Structural Engineer  
E.S.No-111/RJPSON/E.S.E. of RAJPUR-SONARPUR MUNICIPALITY  
SIG. OF E.B.S. / E.B.A

THE LAND MEASUREMENT IS TAKEN BY ME. LAND MEASUREMENT & ADJUSTMENT ROADS ARE ALL MARKED

**Chinmoy Mukherjee**  
Civil Engineer, B.Tech, M.Tech  
E.B.S No.416/RJPSON.E.B.S(Class-I) of RAJPUR-SONARPUR MUNICIPALITY  
SIG. OF E.B.S. / E.B.A

**Rupak Kumar Banerjee**  
RUPAK KUMAR BANERJEE  
B.C.E., M.E., M.I.G.S., M.I.E.,  
G.T./3 (K.M.C.), BM/GEO-TECH-1002  
019/R.P. SONO.172/14-15, OTHER HODCO/2009/14  
SIG. OF GEO-TECH ENGINEER

Being Constituted Attorney of

- Em. Jyotsna Dey
- Sri Sanjay Dey
- Sri Ranjit Dey
- Sri Sanjoy Kumar Dey
- Smt. Monika Chatterjee
- Smt. Bakul Shikari

**CONSTITUTED ATTORNEY OF DILIP NATH MUKHOPADHYAY**

**SIG. OF OWNER**

GROUND FLOOR PLAN, TYPICAL FLOOR PLAN, ROOF PLAN, ELEVATION, SECTIONS, SETIC TANK DETAIL, SITE PLAN & KEY PLAN

SCALE 1:100, 1:50, 1:25

FILE NAME : SP\_153 SHEET - 1.

FOR OFFICE USE

**APPROVED**

Plan No. 124/23/01/01 Date 24/11/2020

Valid Upto 24/11/2025

Checked by **Dr. Pallab Das**  
Local Office Engineer-in-charge, RAJPUR-SONARPUR MUNICIPALITY, SIG. OF

**Dr. Pallab Das**  
Assistant Engineer  
In Charge, P.W.D.  
Chairperson  
Board of Administrators  
RAJPUR-SONARPUR MUNICIPALITY

