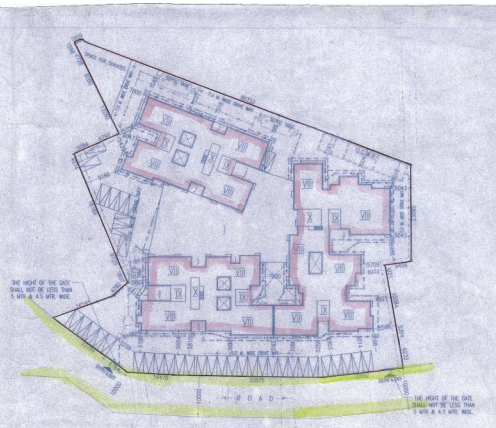
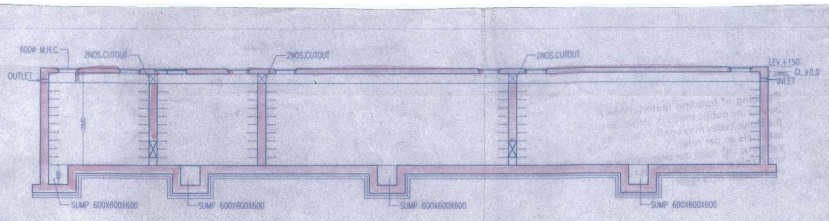
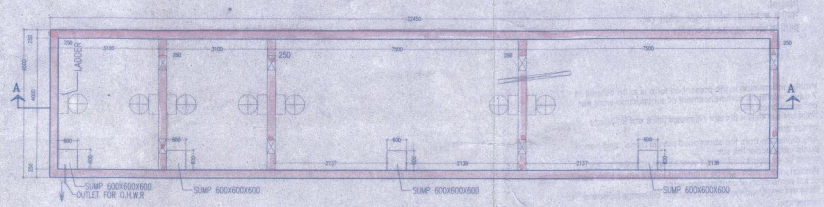


SITE PLAN
SCALE-1:600



SECTION A-A
SCALE-1:100



U.G.W.R. FOR DOMESTIC CAP:-62,000 LTS.

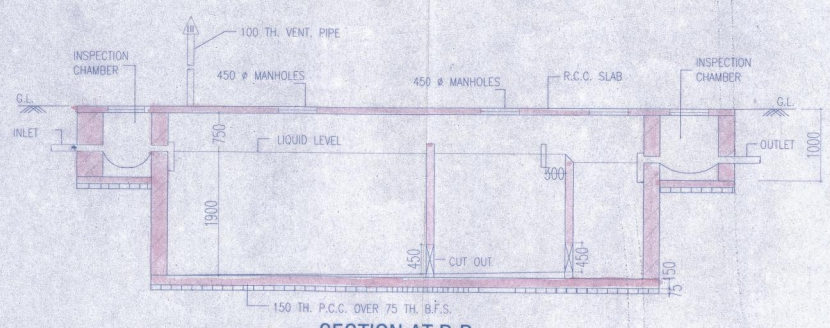
PLAN
SCALE-1:100

U.G.W.R. FOR FIRE FIGHTING CAP:-1,50,000 LTS.

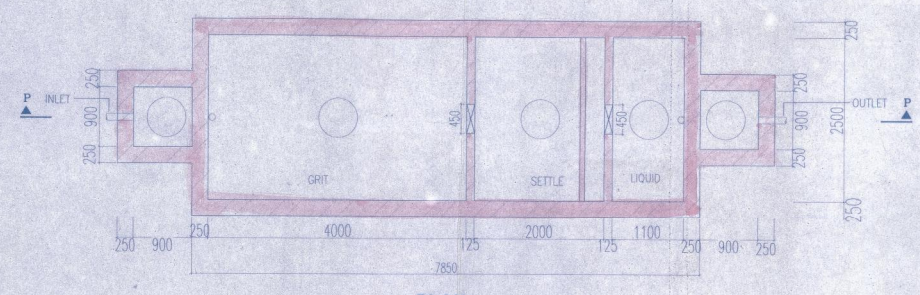
PARTLY BASEMENT PLAN

LOCATION PLAN
SCALE-1:4000

GROUND FLOOR PLAN
SCALE-1:150



SECTION AT P-P



PLAN

DETAIL OF SEPTIC TANK (200 USERS)

CAP.- 33.725 CU.M.

SCALE-1:50

-: AREA STATEMENT :-

AREA OF LAND (AS PER DEED) = 127 DEC. = 5139.465 SQM. (76 K-13CH.-16.20 Sqft.)

LAND AREA (AS PER PHYSICAL) = 4998.371 sqm.

PERMISSIBLE GROUND COVERAGE (50%) = 2499.224 SQM.

PERMISSIBLE F.A.R. = 2.25

PERMISSIBLE BUILT-UP AREA = 11246.335 SQM.

PROPOSED GROUND COVERAGE = 2372.094 SQM. (47.46 %)

PROPOSED:-
GROUND COVERAGE :-

BLOCK MKD.	GROUND COVERAGE			TOTAL
	(WITH DUCT AREA)	(DUCT AREA)	(WITHOUT DUCT AREA)	
BLOCK - 1+2+3	2424.744 Sqm.	52.65 Sqm.	2372.094 Sqm.	=2372.094 Sqm.

CORRECTED

PROPOSED:-

BLOCK MKD.	FL. AREA (Sqm.)	CUTOUT AREA (Sqm.)	DUCT AREA (Sqm.)	SHAFT AREA (Sqm.)	LIFT WELL (Sqm.)	FL. AREA WITHOUT DUCT,SHAFT & LIFT WELL (Sqm.)	DEDUCTION TABLE FROM F.A.R. LIFT LOBBY (Sqm.)	STAIR WELL (Sqm.)	MANDATORY CAR PARKING	PROVIDED CAR PARKING	AFTER DEDUCTION FLOOR AREA (Sqm.)
BLOCK - 1 GR. FLOOR (WITH LIFT+DUCT)	553.46	NIL	18.3	NIL	NIL	535.16	6.0	21.25			
BLOCK - 1 FIRST FLOOR	525.30	NIL	18.3	2.545	6.66	497.795	6.0	21.25			
BLOCK - 1 SECOND FLOOR	525.30	186.00	18.3	2.545	6.66	311.795	6.0	21.25			
BLOCK - 1 TYPICAL FLOOR	513.81x5 =2569.05	NIL	18.3x5 =91.5	2.545x5 =12.725	6.66 x5 = 33.3	486.305x5 =2431.525	6.00x5 =30.00	21.25x5 =106.25			
BLOCK - 2 GR. FLOOR (WITH LIFT+DUCT)	759.03	NIL	15.60	NIL	NIL	743.43	6.0	22.50			1,977.551-(144+532 +2067.09) =1,977.551 -2743.09 = 11234.461 Sqm.
BLOCK - 2 FIRST FLOOR (WITH LIFT+DUCT)	734.70	NIL	15.60	1.494	6.56	711.046	6.0	22.50			
BLOCK - 2 SECOND FLOOR (WITH LIFT+DUCT)	734.70	119.81	15.60	1.494	6.56	591.236	6.0	22.50			
BLOCK - 2 TYPICAL FLOOR (WITH LIFT+DUCT)	734.70x5 =3673.50	NIL	15.60x5 =78.00	1.494x5 =7.47	6.56x5 =32.80	711.046x5 =3555.23	6x5 =30.0	22.50x5 =112.50	2200.00	2067.09	
BLOCK - 3 GR. FLOOR (WITH LIFT+DUCT)	562.12	NIL	18.75	NIL	NIL	543.37	6.0	22.75			
BLOCK -3 1st. FLOOR (WITH LIFT+DUCT)	534.19	NIL	18.75	.534x2 =1.068	6.48	507.892	6.0	22.75			
BLOCK -3 TYPICAL FLOOR (WITH LIFT+DUCT)	526.14x6 =3156.84	NIL	18.75x6 =112.5	1.068x6 =6.408	6.48x6 =38.88	499.842x6 =2999.052	6.0x6 =36.0	22.75x6 =136.5			
PODIUM	550.02 Sqm.					550.02 Sqm.					
TOTAL	14878.21	305.81	421.2	35.749	137.9	13977.551	144.00	532.00	2200.00	2067.09	11234.461 Sqm.

PROPOSED:-
CAR PARKING CALCULATION :-

BLOCK MKD.	TOTAL COVERED AREA OF FLAT IN EACH FLOOR	TOTAL COVERED AREA OF FLATS IN BLOCK	TOTAL
BLOCK - 1 FIRST FL.	232.57 Sqm.	232.57 Sqm.	232.57 Sqm.
BLOCK - 1 SECOND FL.	232.57 Sqm.	232.57 Sqm.	232.57 Sqm.
BLOCK - 1 TYPICAL FL.	430.49 Sqm.	430.49x5 Sqm.	2152.45 Sqm.
BLOCK - 2 FIRST FL.	495.73 Sqm.	495.73 Sqm.	495.73 Sqm.
BLOCK - 2 SECOND FL.	495.73 Sqm.	495.73 Sqm.	495.73 Sqm.
BLOCK - 2 TYPICAL FL.	629.98 Sqm.	629.98x5 Sqm.	3149.9 Sqm.
BLOCK - 3 FIRST FL.	299.36 Sqm.	299.36 Sqm.	299.36 Sqm.
BLOCK - 3 TYPICAL FL.	443.15 Sqm.	443.15x6 Sqm.	2658.9 Sqm.
TOTAL COVERED AREA OF FLATS IN ALL BLOCKS			=9717.21 Sqm.

TOTAL NO. OF FLATS = 128
REQUIREMENT OF CAR :-
9717.21 / 110 = 88.34 say 88 NOS. CAR
PERMISSIBLE TOTAL NO. OF CAR = 88 NOS.
PERMISSIBLE AREA OF CAR PARKING = 88x25=2200 Sqm.
PROPOSED NO. OF CAR =122 (84 COVERED,38 OPEN) NOS.
PROPOSED AREA OF CAR PARKING = 2067.09 Sqm.
TOTAL SERVICE AREA = 495.08 sqm.

PROPOSED F.A.R.
= 11234.461 / 4998.371
=2.248

C.B. AREA CHART

BLOCK MKD.	FLOOR	FLOOR AREA (SQM)	PERM. C.B. AREA 32% FL. AREA (SQM)	PROPOSED C.B. AREA (SQM)
BL - 1	2nd FL.	232.57	6.98	5.91
	TYP. FL.	430.49x5 =2152.45	68.95x5=344.75	63.87x4=255.35
BL - 2	2nd FL.	495.73	14.87	11.75
	TYP. FL.	629.98x5 =3149.9	98.79x5=493.95	75.83x5=379.15
BL - 3	2nd FL.	299.36	8.98	6.71
	TYP. FL.	443.15x5 =2215.75	132.5x5=662.75	102.5x5=512.75
TOTAL		8862.74	2365.78	2221.08

SCHEDULE OF DOORS & WINDOWS

TYPE	SILL	LINTEL	SIZE	TYPE	SILL	LINTEL	SIZE
D1	-	2100	1000X2100	W1	675	2100	1500X1025
D2	-	2100	900X2100	W2	675	2100	1500X1025
D3	-	2100	825X2100	W3	675	2100	1350X1025
D4	-	2100	750X2100	W4	675	2100	900X1025
DW1	-	2100	1800X2100	W5	1050	2100	900X1050
D10	-	2100	1500X2100	W6	1050	2100	750X1050
DW2	-	2100	1500X2100	W7	900	2100	900X1250
DW3	-	2100	1400X2100	W8	900	2100	1200X1200
				V1	1200	2100	600X900

GENERAL NOTES

1. ALL DIMENSIONS ARE IN MM.
2. ALL EXTERNAL WALLS 25STH. & 20STH. & INTERNAL WALLS 125 STH. THK. UNLESS OTHERWISE MENTIONED.
3. ALL BRICK WORKS ARE BOUNDED BY CEMENT MORTAR (1:6).
4. EXTERNAL PLASTER IS 25TH. & INTERNAL PLASTER IS 12MM. TH.WITH 1:4 MORATAR.
5. ALL CONC. GRADE IS M200 (1:1.5:3).

PS VINAYAK VENTURES
PARTNER
AS CONSTITUTED ATTORNEY OF
SABUJ KABIRA
SANDEEP KABRA
SANJEEV SACHDEV
AVNEESH SACHDEV
ASHA SACHDEV
AVANTIKA SACHDEV
RASHMI KABIRA
SHASHI KABIRA
ARCHANA KABIRA
SANDEEP KABRA (HUF)
SANJEEV KABRA (HUF)
CRESCENT ESTATES PVT LTD
PATRON COMMERCIAL PVT. LTD.
PAWANPUTRA ADVISORY SERVICES PVT. LTD.
NIRMAL SACHDEV
GEETA MAHESWARI
NEHA KHURANA ALIAS NEHA KHURANA
AKASH SACHDEV
SIGNATURE OF OWNER

CERTIFICATE OF STRUCTURAL ENGINEER

CERTIFIED THAT, THE STRUCTURAL DESIGN & DRAWINGS OF BOTH FOUNDATION & SUPER STRUCTURE OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING THE SEISMIC LOAD AS PER THE NATIONAL BUILDING CODE OF INDIA & CERTIFIED THAT IT IS SAFE & STABLE IN ALL RESPECTS

SUBIR C. SANYAL
E.S.E. NO. 007
E.G.A. NO. 056
UNDER RAJPUR-SONARPUR MUNICIPALITY
SIGNATURE OF STRUCTURAL ENGINEER

CERTIFICATE OF ARCHITECT

THE L.B.S. HAS CERTIFIED ON THE PLAN ITSELF WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS BEEN DRAWN UP AS PER PROVISION OF WEST BENGAL MUNICIPAL BUILDING RULES 2007, AS AMENDED FROM TIME TO TIME AND THAT THE SITE CONDITION INCLUDING THE WIDTH OF THE ABUTTING ROAD CONFORM WITH THE PLAN AND IT IS A BUILD ABLE SITE AND NOT A TANK OR A FILLED UP TANK.

RAJKUMAR AGARWAL (E.B.A.)
RAJPUR SONARPUR MUNICIPALITY
NO. 4511/RJPSON/EBA
SIGNATURE OF ARCHITECT

TITLE (BLOCK :- 1,2,3)
GROUND FLOOR PLAN, SITE PLAN, LOCATION PLAN, DETAILS OF SEPTIC TANK, DETAILS OF U.G.W.R.

PROJECT
PROPOSED G + VII (25,000 MT. HT.) STORIED RESIDENTIAL BUILDING AT HOLDING NO. 49, GORAGACHA, MOUZA GARAGACHA, JL NO. 45, R.S./L.R. DAG NO.1, 2, 3, 4, 8, 9 & 8, UNDER R.S KHATIAN NO. 126,1&34,33,124,3,1& KHATIAN NO. 426, 555, 554, 396,433,397,447,430,423,540,434,422,539,543,545,544, 431,432,421,541,542,548,546,547,538,548, P.S. SONARPUR, DIST. 24 PARGANAS (SOUTH), WARD NO. 1 UNDER RAJPUR SONARPUR MUNICIPALITY.

DATE	JOB. NO.	DRA.T.	CHECKED	SHEET NO
28.04.16	ARCH-55/2016	SOMA	ANWESH	1 OF 1

SCALE (1:200, 100, 50, 400, 600)

ARCHITECT
RAJ AGRAWAL & ASSOCIATES
8B, BOYD STREET, KOLKATA - 16

Sanyalson Associates Consultant Pvt. Ltd.
CONSULTANT PLANNER & STRUCTURAL ENGINEERS
ADVANCE FIRM
P-1207 KOLKATA-84

CHECKED & OK
11/6/16
S. A. E.
APPROVAL OF S.A.E.

FOR OFFICE USE ONLY

RAJPUR SONARPUR MUNICIPALITY ESTD-1976

APPROVED
Plan No. 78/BP/01/16 Dated 29/06/2016
Valid Upto 29/06/2019

Partha Gupta
Municipal Engineer

Dr. Pallab Das
Chairman
RAJPUR-SONARPUR MUNICIPALITY