



OVERALL GROUND FLOOR PLAN
SCALE-1:100

AREA STATEMENT

PLOT AREA (AS PER DEED)	=3358.89 sqm.
ACCESSIBLE ROAD WIDTH	=5.0 mt.
BUILDING HEIGHT	=11.4 mt.
PER. GROUND COVERAGE (50%)	=1679.45 sqm.
PRO. GROUND COVERAGE (40.7%)	=1367.43 sqm.
PERMISSIBLE F.A.R.	=11.75
PER. TOTAL BUILT UP AREA	=3870.06 sqm.
PRO. TOTAL BUILT UP AREA	=3931.27 sqm.
PROPOSED F.A.R.	=11.17

BUNGALOW TYPE 01 (8X05)	BUNGALOW TYPE 02 (2X05)	BUNGALOW TYPE 03 (4X05)	BUNGALOW TYPE 04 & CLUB BUILDING
GROUND COVERAGE	=80.06 sqm	=80.06 sqm	=246.09 sqm
GROUND FLOOR AREA	=66.66 sqm	=66.66 sqm	=235.17 sqm
TYPICAL FLOOR AREA (1ST & 2ND)	=80.06 sqm	=80.06 sqm	=246.59 sqm
TOTAL BUILT UP AREA	=228.78 sqm	=228.78 sqm	=728.39 sqm

NO. OF CAR PARKING PROVIDED = 30 NOS.

TYPE	SILL	LINTEL	SIZE	TYPE	SILL	LINTEL	SIZE
D1	-	2400	1100X2400	W1	450	2400	2400X1950
D2	-	2400	900X2400	W2	450	2400	2100X1950
D3	-	2400	1050X2400	W3	275	2400	1800X1900
D4	-	2400	750X2400	W4	275/800	2400	AS PER DETAIL
D5	-	2400	2100X2400	W5	275	2400	1500X1225
GD	-	2400	1800X2400	WK	1050	2400	900X1350
GU	-	2400	1200X2400	WT1	1050	2400	600X1350
				V1	1200	2400	600X1200
				V2	1200	2100	600X900
				W6	800	2400	300X1900
				W7	800	2400	300X1900

FOR BUNGALOWS PROVIDED 1:150
FOR CLUB BUILDING PROVIDED 1:150
FOR SUBSTRUCTURE PROVIDED 1:150
FOR SEPTIC TANK PROVIDED 1:150
FOR U.G.W.R. PROVIDED 1:150
FOR FOUNDATION PROVIDED 1:150
FOR STRUCTURAL PROVIDED 1:150
FOR ELECTRICAL PROVIDED 1:150
FOR MECHANICAL PROVIDED 1:150
FOR SANITARY PROVIDED 1:150

Signature
PARTNER
CONSTITUTED ATTORNEY

SIGNATURE OF OWNER/DEVELOPER/
CONSTITUTED ATTORNEY OF OWNERS

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.

Signature
ASHIM KUMAR DAS
Structural Consultant
B.C.E. M.E. C.E. M.I.G.S.A.S.C.E.
FELLOW I.A. Structure
E.S.I.E. - 1900 (I.S.A.I.C.)
M-140550-5

SIGNATURE OF STRUCTURAL ENGINEER

CERTIFICATE OF ARCHITECT
CERTIFIED THAT THE PLAN HAS BEEN DESIGNED AND DRAWN UP STRICTLY ACCORDING TO THE BUILDING RULES FOR THE NEW TOWN KOLKATA PLANNING AREA (BUILDING RULES 2014). CERTIFIED THAT THE FOUNDATION AND SUPERSTRUCTURE OF THE BUILDING HAVE BEEN SO DESIGNED BY ME WILL MAKE FOUNDATION AND SUPERSTRUCTURE SAFE IN ALL RESPECT INCLUDING THE BEARING CAPACITY AND SETTLEMENT OF SOIL. I HAVE PERSONALLY VERIFIED THE SITE AND FOUND IT IS BUILDABLE. IT IS NOT A TANK OR FILLED UP TANK, HENCE OK.

Signature
Rajkumar Agarwal
Architect
Member of Council of
Architecture CA/94/17962

SIGNATURE OF ARCHITECT

TITLE
OVERALL GROUND FLOOR PLAN, SITE PLAN, LOCATION PLAN, DETAIL OF SEPTIC TANK & DETAIL OF UNDERGROUND WATER RESERVOIR

PROJECT
PROPOSED G+1 INDIVIDUAL RESIDENTIAL BUILDINGS (114 MHT, 147 R.S. AND L.S. DAG NO. 462, 463 (P) AND 465 RECORDED IN L.R. KHATAN NOS. 2573, 2574, 2575, 2576, 2577, 2578, 2579, 2580 AND 2581 IN IN MOUNZA CHAKPACHURIA, I. L. NO. 33, POLICE STATION - NEW TOWN (FORMERLY RAJABATI), WITHIN PATARBAGATA GRAM PANCHAYET IN THE DISTRICT OF NORTH 24 PARGANAS.

DATE	JOB NO.	DEALT	CHECKED	SHEET NO.
25.11.2019	ARON/2019/888	POULAMI		05 OF 05

SCALE-1:100
1:50, 1:300

Signature **RAJ AGRAWAL & ASSOCIATES**
88, ROYD STREET, KOLKATA - 16

The structural analysis reports & soil reports are kept for reference in this office. The clearance is accorded subject to certificate of architect, Sr. Engineer, Geo-Techn. Engineer.

Signature
District Engineer
(N) 24 Parganas Zilla Panchayat

SANCTIONED & APPROVED
Signature
Approval Order No. 3118
Date: 02/06/2020
Valid up to: 01/06/2022
Executive Officer
Rajarat Panchayat Samity