AREA STATEMENT

AREA OF LAND (AS PER DEED)	: 4548.49 SQ.M.
ACTUAL AREA OF LAND (AS PER PHYSICAL MEASUREMENT)	: 4331.67 SQ.M.
PERMISSIBLE GROUND COVERAGE (50.00%)	: 2165.835 Sqm
PROPOSED GROUND COVERAGE (37.15%)	: 1609.26 SQM
PERMISSIBLE F.A.R.	: 2.00
PROPOSED F.A.R.	: 1.383
PERMISSIBLE BUILDING HEIGHT	: 25.5
PROPOSED BUILDING HEIGHT	: 15.45 MT.
PROVIDED SERVICE AREA	: 204.61 SQM.
NO. OF FLAT'S	: 88 NOS.
NO. OF SHOPS	: 03 NOS.

BLOCK WISE AREA CALCULATION BLOCK 1

FLOOR AREA	A TOTAL AREA	B DUCT	C LIFT WELL	D STAIR DUCT	E ACTUAL AREA WITHOUT (LIFT+DUCT)E=A-(B+C+D)	F RESI MANDATORY STAIR AREA (INSIDE)	G COMM MANDATORY STAIR AREA (INSIDE)	H LIFT LOBBY 2NOS	I AREA EXCLUDING LIFT/ LOBBY & STAIR I=E-(F+G+H)	J ACTUAL RESI AREA	K COMM. AREA	L COVERED CAR PARKING AREA & NO.	M CUP BOARD/LOFT PERMISSIBLE	M CUP BOARD/LOFT PROVIDED	N F.A.R. CALCULATION N=(I/4)/LA
GR. FLOOR	764.39	-	-	-	764.39	26.73	-	6.00	731.66	-	71.28	504.12 SQM 20 NOS CAR	-	-	
IST. FLOOR	800.60	38.94	4.78	-	756.88	26.73	-	6.00	724.15	673.70	79.31		22.96	13.36	
2ND. FLOOR	800.60	38.94	4.78	-	756.88	26.73	-	6.00	724.15	673.70	79.31		22.96	13.36	
3RD. FLOOR	800.60	38.94	4.78	-	756.88	26.73	-	6.00	724.15	673.70	79.31		22.96	13.36	
4TH. FLOOR	800.60	38.94	4.78	-	756.88	26.73	-	6.00	724.15	673.70	79.31		22.96	13.36	
GRAND TOTAL	3966.79	155.76	19.12	-	3791.91	133.65	-	30.00	3628.26	2694.80	388.52		91.86	53.44	

BLOCK 2

FLOOR AREA	A TOTAL AREA	B DUCT	C LIFT WELL	D STAIR DUCT	E ACTUAL AREA WITHOUT (LIFT+DUCT)E=A-(B+C+D)	F RESI MANDATORY STAIR AREA (INSIDE)	G COMM MANDATORY STAIR AREA (INSIDE)	H LIFT LOBBY	I AREA EXCLUDING LIFT/ LOBBY & STAIR I=E-(F+G+H)	J ACTUAL RESI AREA	K COMM. AREA	L COVERED CAR PARKING AREA & NO. PROVIDED	M CUP BOARD/LOFT PERMISSIBLE	M CUP BOARD/LOFT PROVIDED
GR. FLOOR	773.83	-	-	-	773.83	26.73	-	6.00	741.10	-	62.98	667.75 SQM 23 NOS CAR	-	-
IST. FLOOR	767.95	31.92	4.78	-	731.25	26.73	-	6.00	698.52	645.20	80.46		22.96	13.36
2ND. FLOOR	767.95	31.92	4.78	-	731.25	26.73	-	6.00	698.52	645.20	80.46		22.96	13.36
3RD. FLOOR	767.95	31.92	4.78	-	731.25	26.73	-	6.00	698.52	645.20	80.46		22.96	13.36
4TH. FLOOR	767.95	31.92	4.78	-	731.25	26.73	-	6.00	698.52	645.20	80.46		22.96	13.36
GRAND TOTAL	3878.02	127.68	19.12	-	3696.83	133.65	-	30.00	3535.18	2580.80	384.82		91.86	53.44
												05 NOS OPEN CAR		

SUM TOTAL OF TWO BLOCKS - TOTAL BUILT UP AREA 7163.44 PARKING AREA 1171.87 SQM TOTAL F.A.R - 7163.44 - 1171.87 / 4331.67 = 1.383

RESIDENTIAL CAR PARKING CALCULATION-
A)FOR ABOVE 5000 SQM = (5275.60/110) = 48 NOS. X 25 = 1200 SQM
AREA CALCULATION FOR FEES = 3845.35 + 3752.27 = 7597.62 SQM

	TOTAL AREA	REQUIRED CAR PARKING	PARKING PROVIDED		
			COVERED PARKING	OPEN PARKING	TOTAL
FOR RESIDENTIAL AREA.	5376.60	5376.60 / 110 = 48.85 OR 48 NOS	48 NOS @ 25=1200 SQM	6 NOS	1171.87 SQM
FOR COMMERCIAL AREA AND PERCENTAGE RETAIL AREA	480.9	2534.8/200			
FOR OTHERS USES	---	---	---	---	---
GRAND TOTAL	5376.60	---	---	---	1171.87 SQM

CERTIFICATE OF STRUCTURAL ENGINEER

THIS IS TO CERTIFY THAT THE STRUCTURAL DESIGN AND DRAWINGS OF BOTH FOUNDATION AND 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 AND CERTIFY THAT IT IS SAFE AND STABLE IN ALL RESPECTS.

KOUSHIK SENGUPTA
B. E. (CIVIL) M.E. (STRUCTURE)
E. S. E. - 039
(RAJPUR - SONARPUR MUNICIPALITY
SIGNATURE OF E.S.E.

ANJAN UKIL
563 / RJPSON / EBA
SIGNATURE OF ARCHITECT

For BANAJ DEVELOPERS PVT. LTD.
As Constituted Attorney of
ABDUL KHALEK MONDAL
BADRA ALAM MONDAL
NAJIR HOSSAIN MOLLICK
YASIR SARDAR
BUL KALAM HALDER
AYUB HALDER
Director

For BANAJ DEVELOPERS PRIVATE LIMITED
As Constituted Attorney of
JAHANA KHISI
Director
SIGNATURE OF OWNER

as BANAJ DEVELOPERS PRIVATE LIMITED
AS CONSTITUTED ATTORNEY OF
DAFFODIL TOWER PRIVATE LIMITED
BRIGHTPAL RESIDENCY PRIVATE LIMITED
PANCHSHREE REALTORS PRIVATE LIMITED
PREMKUNJ ENCLAVE PRIVATE LIMITED
TANKAT SATHI PROPERTIES PRIVATE LIMITED
-DHAMAKAL COMPLEX PRIVATE LIMITED
SHIV PARVHAN REALESTATE PRIVATE LIMITED

SPECIFICATIONS

- R.C.C. FRAME STRUCTURE WITH CONC. GRADE M20 & MORE.
- 250 M.M. & 200 M.M THK. EXTERNAL 125 & 75 M.M. THK. INTERNAL WALLS WITH 1:4 CEMENT MORTER JOINTS.
- ALUMINIUM WINDOWS.
- MARBEL/VITRIFIED TILES FLOORING.
- 1:6 & 1:4 CEMENT PLASTER ON INTERNAL WALLS AND CEILING RESPECTIVELY.
- WATER PROOFING TREATMENT AT ROOF.
- P.O.P. PUNNING ON INTERNAL WALLS & CEILING.

ALL DIMENSIONS IN THIS DRAWING ARE STRUCTURAL DIMENSIONS AND DOES NOT INCLUDE PLASTERING OR ANY OTHER FINISHING.

TITLE.
GROUND FLOOR PLAN.
SEMI U.G. WATER RESERVOIR DETAIL, SEPTIC TANK DETAIL,

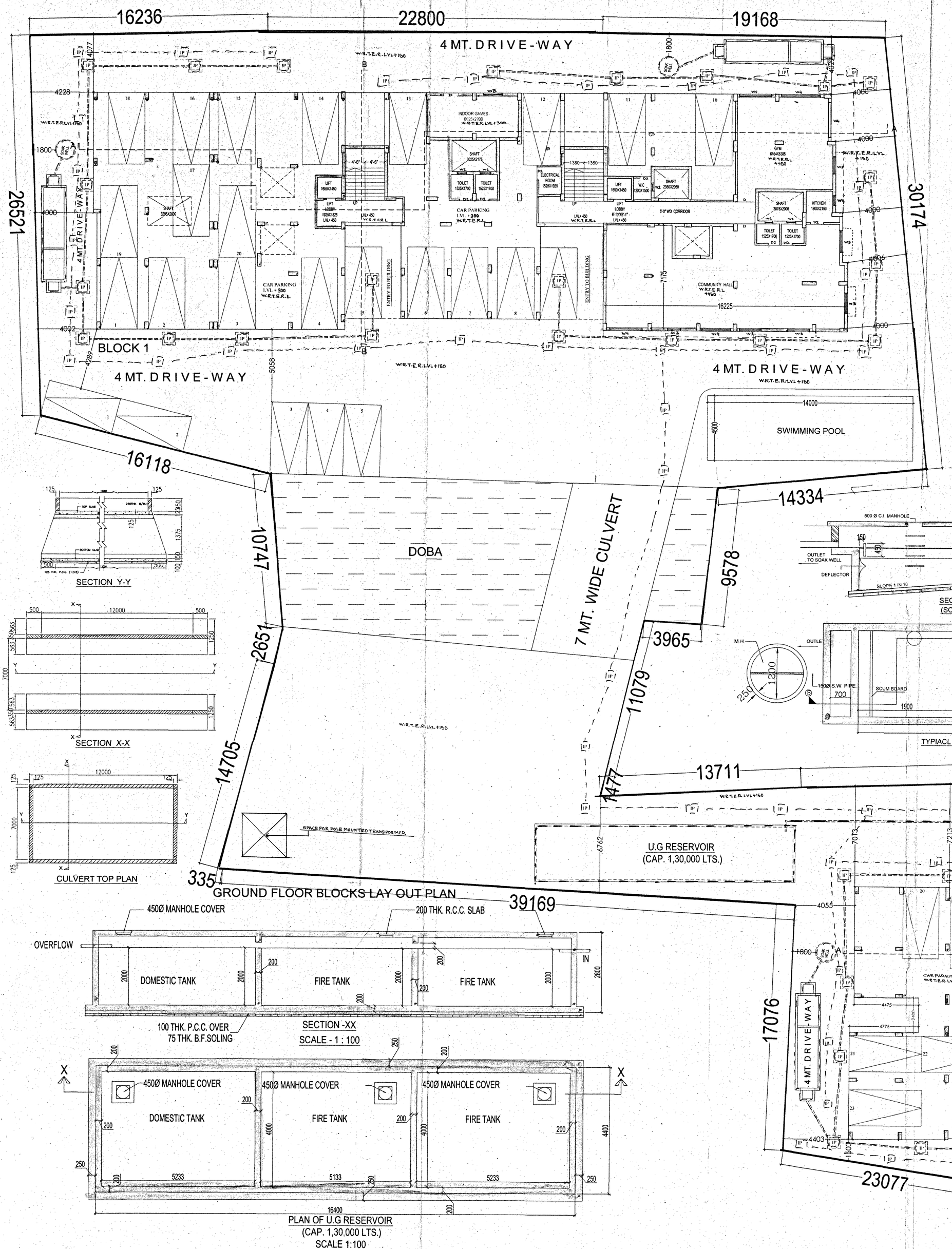
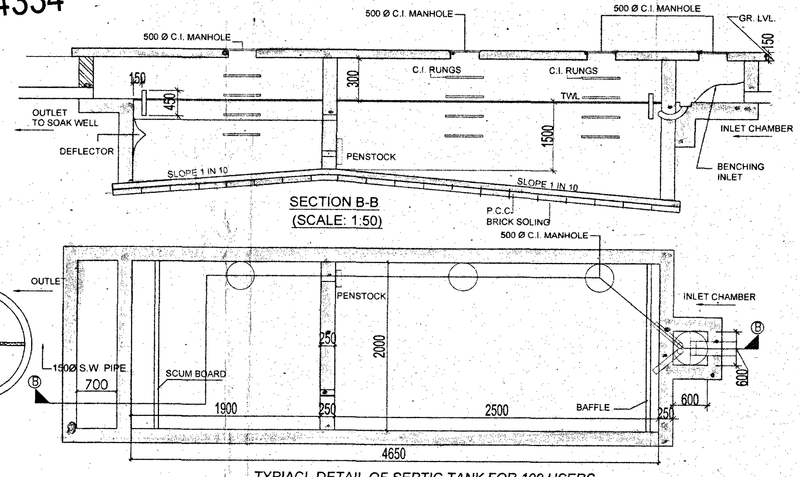
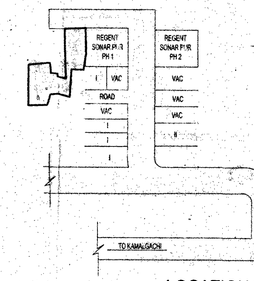
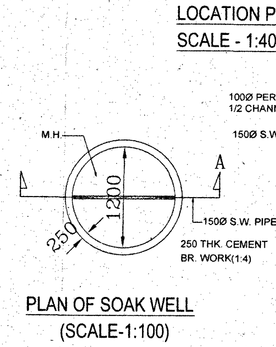
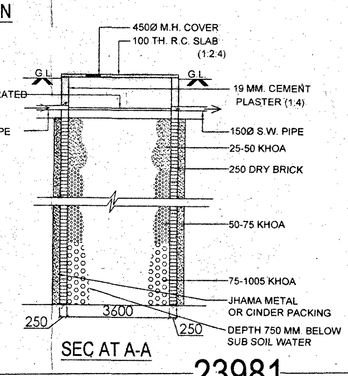
PROJECT.
PROPOSED G+IV STORIED(15.45 M. HT.) RESIDENTIAL BUILDING AT KUSUMBA, MOUZA-KUSUMBA, J.L. NO-50, L.R. DAG NO - 2451,2450,2388,2446 , HOLDING NO - 3860 KUSUMBA , WARD NO - 08 , UNDER RAJPUR SONARPUR MUNICIPALITY, P.S.- SONARPUR, DIST - 24 PARGANAS (SOUTH).

JOB NO.	DRG. NO.	DATE	DEALT
843	ARCHI/C/01	27.09.2016	BISWAJIT

SCALE -1:100

Anjan Ukil
B. Arch (Cal.)
Consulting Architect
First Floor, Kolkata - 700029
Off. Plot3, Raja Basanta Roy Road.
2465-6656 (O)
Telefax: (033) 2465-6656

APPROVAL OF S.A.E.

CHECKED & O. K.
Sub Assistant Engineer

APPROVAL
APPROVED
Plan No. 235/B/08/25 Dated 06/02/2017
Valid Upto 06/02/2022
Partha Gupta
Municipal Engineer
Dr. Pallab Das
Chairman
RAJPUR-SONARPUR MUNICIPALITY