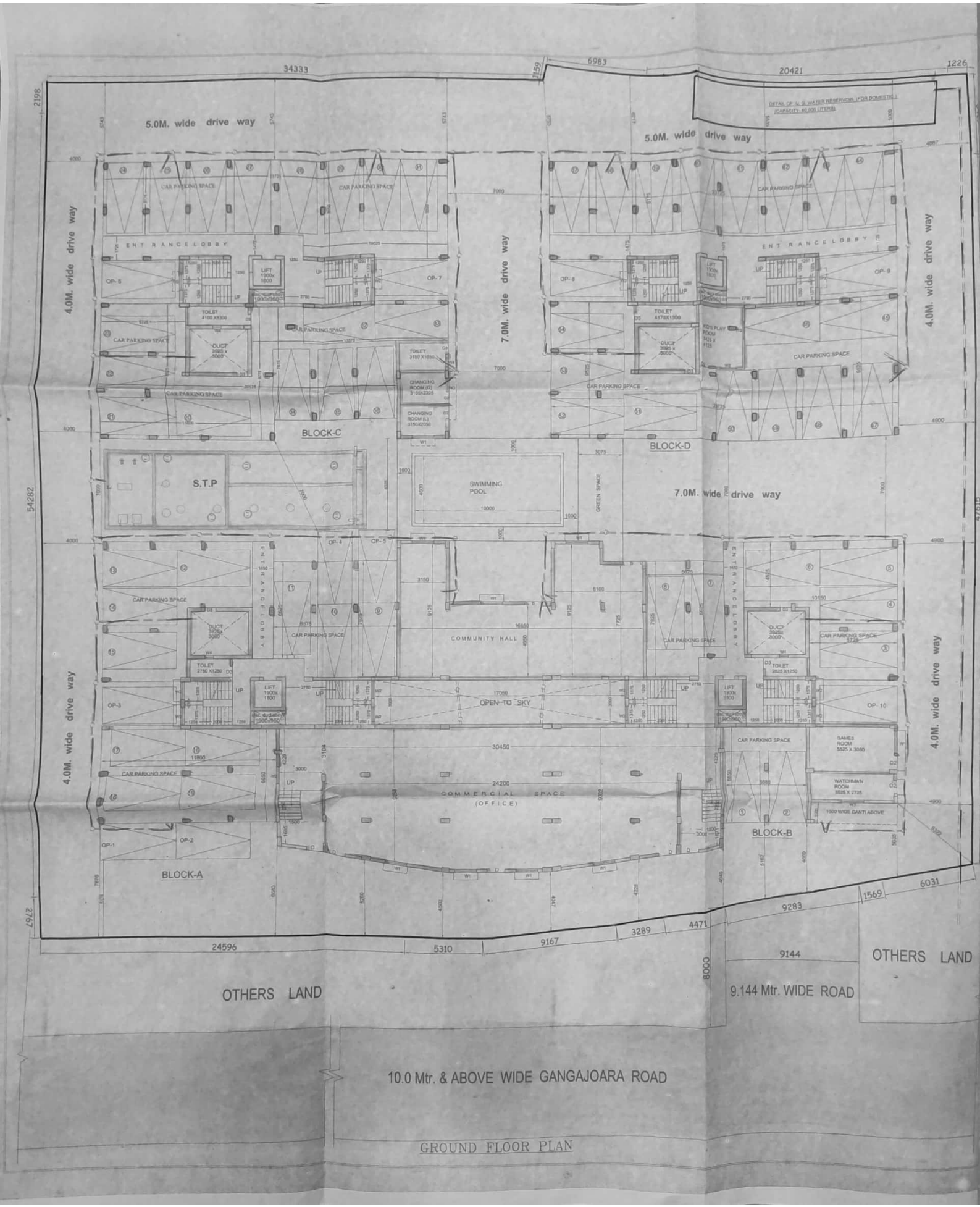


GROUND FLOOR PLAN

Scanned by CamScanner

AREA OF PLOT (AS PER ASSESSMENT) = 3682.608 SqM. (0.91 ACRE)
AREA OF LAND (AS PER PHYSICAL) = 3882.10 SqM. (55K - 00 CH- 35.15 SQFT)
PER. GROUND COVERAGE = 50% I.E. 1841.085 SQM.
PROPOSED GROUND COVERAGE = @ 49.017 % OF LAND AREA = 1804.889 Sqm.
PER. F.A.R. = 2.25
PER. BUILT UP AREA (3682.608 X 2.25) = 8284.927 SQM.
WIDTH OF THE ROAD = 9.144 M.
PERMISSIBLE BUILDING HEIGHT = 20.0 M
PROPOSED BUILDING HEIGHT = 18.45 M.
PROVIDED SERVICE AREA = 227.815
NO. OF FLATS = 96
TOTAL NO. OF PARKING PROVIDED = 64 (COVERED - 54 AND OPEN - 10)

PROPOSED:-

GROUND COVERAGE :-

BLOCK MKD	GROUND COVERAGE WITH DUCT (Sqm.)	DUCT AREA (Sqm.)	GROUND COVERAGE WITHOUT DUCT (Sqm.)	TOTAL
LOWER TWO BLOCK - A+B	1055.378	74.700	980.678	=1804.889 Sqm. (49.017%)
BLOCK - B	417.976	11.775	406.203	
BLOCK - C	428.883	11.775	416.108	

BLOCK	FLOOR MKD	TOTAL AREA	DEDUCT AREA: DUCT	DEDUCT AREA: LIFT WELL	DEDUCT AREA: STAIR CASE	DEDUCT AREA: SHAFT	ACTUAL AREA WITHOUT (LIFT+DUCT)	REQ. MANDATORY STAIR AREA (INSIDE)	COMM. MANDATORY STAIR AREA (INSIDE)	AREA EXCLUDING STAIR AREA	LIFT LOBBY AREA	AREA EXCLUDING LIFT LOBBY	ACTUAL RESIDENTIAL AREA	COMMERCIAL AREA	CAR PARKING AREA: PERMISSIBLE	CAR PARKING AREA: PROVIDED	CAR PARKING AREA: DEDUCTABLE	F.A.R. CALCULATION
TOWER (TWO BLOCK A+B	GROUND FLOOR	1044.791	34.7	NIL	NIL	NIL	972.091	50.00	31.5	890.891	4.75	886.841	NIL	258.500	1600 sqm.	989.256	989.256	9020.847- 989.256 = 8031.19 / 3882.10 = 2.181
	FIRST FLOOR	868.191	23.550	8.84	4.0	3.81	820.191	50.00	-	870.191	4.75	865.441	373.351	414.321				
BLOCK A	TYPICAL FLOOR (2ND TO 6TH)	407.771x6 = 1631.084	11.77x4 = 47.08	3.42 x 4 =13.68	2.0x4 =8.0	1.905x4 =7.62	388.776 x 4 = 1555.104	25.0 x 4 = 100.0	-	363.776 x 4 = 1455.104	2.375 x 4 = 9.5	361.401 x 4 = 1445.604	typ.= 329.706 x 4 = 1318.824					
BLOCK B	TYPICAL FLOOR (2ND TO 6TH)	407.771x4 = 1631.084	11.77x4 = 47.08	3.42 x 4 =13.68	2.0x4 =8.0	1.905x4 =7.62	388.776 x 4 = 1555.104	25.0 x 4 = 100.0	-	363.776 x 4 = 1455.104	2.375 x 4 = 9.5	361.401 x 4 = 1445.604	typ.= 329.706 x 4 = 1318.824					
BLOCK C	GROUND FLOOR	417.879	11.77	-	-	-	406.108	25.0	-	381.108	2.82	379.288		NIL				
	TYPICAL FLOOR (1ST TO 6TH)	407.771x6 = 2446.626	11.77x6 = 58.85	3.42 x 6 =17.1	2.0x5 =10.0	1.905x5 =9.525	388.776 x 5 = 1943.88	25.0 x 5 = 125.0	-	363.776 x 5 = 1818.88	2.82 x 5 = 14.10	360.956 x 5 = 1804.78	typ.= 329.706 x 5 = 1648.53					
BLOCK D	GROUND FLOOR	429.882	11.77	-	-	-	418.113	25.0	-	393.113	2.802	390.311		NIL				
	TYPICAL FLOOR (1ST TO 6TH)	407.771x 5 = 2038.855	11.77x5 = 58.85	3.42 x 5 =17.1	2.0x5 =10.0	1.905x5 =9.525	388.776 x 5 = 1943.88	25.0 x 5= = 125.0	-	363.776 x 5 = 1818.88	2.802 x 5 = 14.01	360.974 x 5 = 1804.87	typ.= 329.706 x 5 = 1648.53					
	TOTAL FL AREA	10192.621	333.85	80.40	40.0	36.1	9714.471	600.00	31.5	9082.971	42.124	9020.847	6308.059	672.821	1600 sqm.	989.254	989.254	2.181

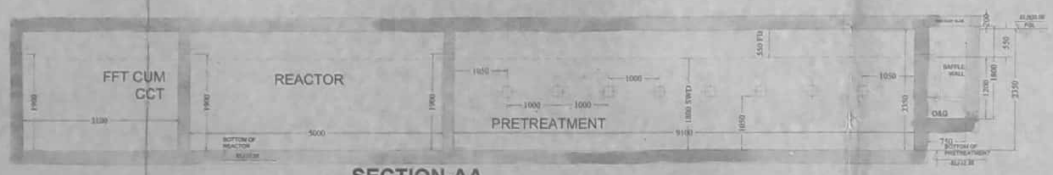
TOTAL FLOOR AREA WITH OPEN TERRACE - 9714.471+ 208.89 = 9923.361 sqmt.

USES	TOTAL AREA / FLOOR	NO OF FLOOR	TOTAL AREA	REQUIRED PARKING: COVERED: NO	REQUIRED PARKING: COVERED: AREA	PARKING PROVIDED: COVERED PARKING: NO	PARKING PROVIDED: COVERED PARKING: AREA	PARKING PROVIDED: COVERED PARKING: DEDUCTABLE AREA	PARKING PROVIDED: OPEN PARKING	TOTAL NO.
RESIDENTIAL AREA BL= A +B	373.351	1	373.351 =	6308.059 / 110 = 57.345 SAY 57	57 x 25 = 1425	54	989.256 sqm.	989.256 sqm.	10	COVERED - 54 OPEN - 10
BL= A	329.706	4	1318.824							
BL= B	329.706	4	1318.824							
BL=C	329.706	5	1648.53							
BL=D	329.706	5	1648.53							
COMMERCIAL AREA / MERCENTILE	258.500 = 414.321	1 / 1	672.821	672.821/100 = 6.73 SAY 7	7 x 25 = 175					
GRAND TOTAL				64	1600 sqm.	54	989.256 sqm.	989.256 sqm.	10	64

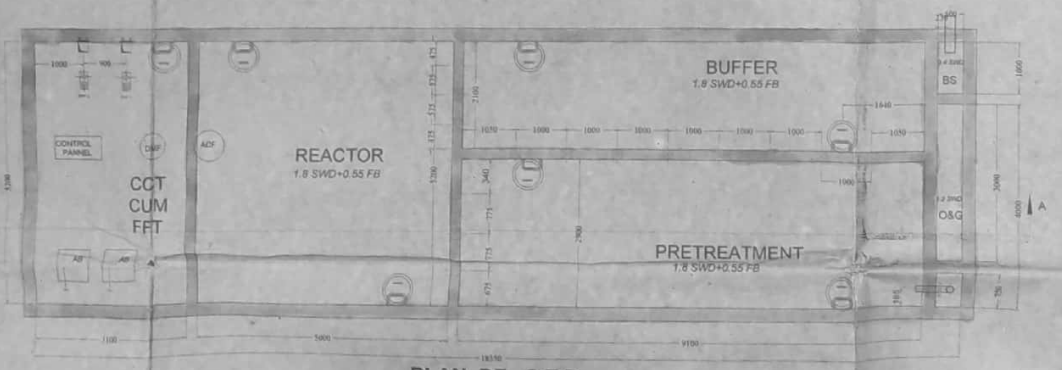
DOOR & WINDOW SCHEDULE

MARK.	SIZE	MARK.	SIZE
W1	1500x1350	D1	1050 x 2100
W2	1200x1350	D2	900 x 2100
W3	1000x1350	D3	750 x 2100
W4	600x750		

CORRECTED

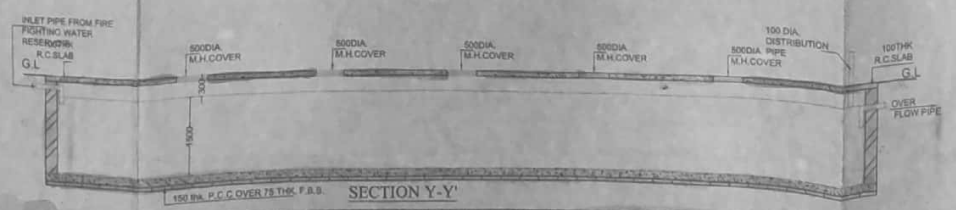


SECTION-AA

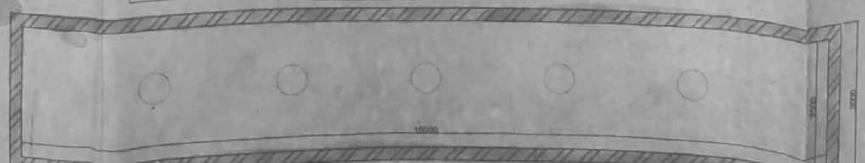


PLAN OF S.T.P

SCALE 1:50 (440 USERS) (Capacity - 70M^3/DAY)



SECTION Y-Y'



DETAIL OF U. G. WATER RESERVOIR (FOR DOMESTIC)
(CAPACITY- 60,000 LITERS) SCALE - 1:50

NOTES

1. ALL DIMENSIONS ARE IN MM.
2. ALL EXTERNAL WALLS ARE 200 TH. AND INTERNAL WALLS ARE 75 TH. IF NOT STATED OTHERWISE
3. SCALE - 1:100
4. SAFE BEARING CAPACITY OF SOIL 7 MT/SQ.M. ASSUMED
5. DEPTH OF SEPTIC TANK AND SEMI U.G. WATER RESERVOIR WILL NOT EXCEED THE DEPTH OF BUILDING FOUNDATION
6. ALL SORTS OF PRECAUTIONARY MEASURE WILL BE TAKEN AT THE TIME OF CONSTRUCTION

SPECIFICATIONS

1. 75 TH. 1ST. CLASS BRICK SOLING IN FOUNDATION & FLOOR
2. 150 TH. 1:36 (CEMENT SAND & KHOA) CEMENT CONCRETE IN FOUNDATION & FLOOR
3. FOUNDATION BRICK WORK WILL BE 1ST CLASS BRICK WITH 1:6 CEMENT MORTAR
4. 125 TH. & 75 TH. PARTITION BRICK WORK WILL BE 1:6 CEMENT MORTAR
5. 200TH. EXTERNAL WALLS WILL BE 1:6 CEMENT MORTAR
6. 25 TH. D.P.C WILL BE 1:2:4 WITH PROPER WATER PROOFING COMPOUND
7. R.C.C. CONC. MIX WILL BE 1:2:4 CEMENT SAND & STONE CHIPS
8. ROOF AND LIME TERRACING WILL BE 100 TH. WITH THEIR PROPER MATERIALS AND MIXING
9. CEILING AND ALL R.C. PLASTER WILL BE 12mm. TH. 1:4 CEMENT MORTAR
10. 25 MM. TH. I.P.S. FLOORING
11. GRADE OF CONCRETE M - 20 .
12. ALL BUILDING MATERIALS WILL BE AS PER I.S. CODE & C.B.C. 1984

STRUCTURAL CERTIFICATE

THE STRUCTURAL DESING AND DRAWING OF BOTH FOUNDATION AND SUPER STRUCTURE OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING THE SEISMIC LOAD AS PER NATIONAL BUILDING CODE OF INDIA AND CERTIFIED THAT IT IS SAFE AND STABLE IN ALL RESPECT.

SUBIR CHANDRA SANYAL
B. C. E., A. M. I., STRUCT. E. (I)
E. R. S. NO. 840, CLASS-I
E. S. F. NO. 007, CLASS-I
RAJPUR-SONARPUR MUNICIPALITY

SIGNATURE OF STRUCTURAL ENGINEER (E.S.E. NO. 007)

RUPAK KUMAR BANERJEE
B.C.E., M.E., MIGS
M.I.E., CHARTERED ENGINEER
ENLISTED GEO TECHNICAL ENGINEER (K.M.C.)
G.T./II/3(K.M.C.), LM-4279
M-153878-5
GTER-HIDCO/09/00014
019/RJP SON/G.T/2014-15

SIGNATURE OF GEO-TECHNICAL ENGINEER

DECLARATION OF E.B.A.

I HAVE CERTIFIED ON THE PLAN ITSELF WITH FULL RESPONSIBILITY THAT BUILDING RULES 1990 AS AMENDED FROM TIME TO TIME AND THAT THE SITE CONDITIONS INCLUDING THE ABUTTING ROAD CONFORM WITH THE PLAN AND THAT IT IS A BUILDABLE SITE AND NOT A TANK OR A FILLED UP LAND.

AR. SARBANI MAJUMDAR
Council of Architecture
Reg. No. CA/92/15458

SIGNATURE OF E.B.A.

Sri Krishna Das
as constituted attorney of
SRI DIPANKAR GHOSH
SMT. LIPIKA MIDYA

SIGNATURE OF OWNER

PROJECT:
PROPOSED G +V STORIED RESIDENTIAL BUILDING AT HOLDING NO.2246, DAKSHIN PANCHPOTA, WARD NO.04 , J.L NO. 42,R.S DAG NO.- 568,L.R DAG NO.-625 ,KHATIAN NO. 1856,1857,1858, AT MOUZA-PANCHPOTA , P.S.-SONARPUR, DIST.-24PGS.(S). ,UNDER RAJPUR SONARPUR MUNICIPALITY

NAME OF OWNER : DIPANKAR GHOSH & OTHERS

DRAWN - Supema	SCALE - 1:100
DESIGNED- supema	DATE - 06.09.2019
CHECKED -	SHEET NO. - 15
APPROVED	

Sanyalson Associates
Consultant Pvt. Ltd.
CONSULTANT PLANNER & STRUCTURAL ENGINEERS
P-157 KANUNGO PARK KOLKATA-84

Checked by
(Subhasis Bose)
Local Office,Engineer-in-charge
RAJPUR-SONARPUR MUNICIPALITY

APPROVAL OF S.A.E
OFFICE USE ONLY

APPROVED
Plan No. 191/03/04/57 Date 22/10/2019
Valid Upto 22/10/2024
Malay Kumar Pal
Assistant Engineer Incharge P.W.D
Dr. Pallab Das
Chairman
RAJPUR-SONARPUR MUNICIPALITY

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