PROPOSED G+13 STORIED RESIDENTIAL BUILDING A1 PLOT NO. AA- IIB / BLK- 6 ,L. NO. - 13, MOUZA - REKJOANI **P.S.- RAJARHAT, DIS :- NORTH 24 PARGANAS, FOR BENGAL EMAMI H**

STATEMENT OF AREAS AND CALCULATIONS OF F.A.R.

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AREA OF LAND		=	20234.14	SQM.
BUILDING HEIGHT AS PER BUILDING RULES (WBA)		=	40.00	M
BUILDING HEIGHT AS PER BUILDING RULES (AA)		=	40.00	M
ABUTTING ROAD WIDTH		=	24.00	M
PERMISSIBLE GROUND COVERAGE @	44.000%	=	9103.34	SQM.
PROPOSED MAXIMUM GROUND COVERAGE	44.08 %	=	9055.07	SQM.
PERMISSIBLE TOTAL COVERED AREA FOR RESIDENTIAL BUILDING ON PLOT SIZE UPTO 1500 SQM				
FAR ALLOWABLE	**2.24993**			
		=	45511.84	SQM.

HIG BLOCK	A 1	per floor	Pmit shaft	lift shaft	stair	elec shaft								sub totals
	outline area	574.36	0.00	5.40	18.42	2.59	TERRACES	LOBBY						
GROUND +	**12**	1st ff deductions	0.00	3.42	18.41									
	flat 1 dbl flr	119.06	0.00											
	flat 3 cutout	198.91	0.00											
		18.12	0.00											
1 ST FLOOR		339.27	0.00	8.82	36.83	2.59								260.03
2 ND FLOOR		574.36	0.00	8.82	36.83	2.59								526.12
3 RD FLOOR		574.36	0.00	8.82	36.83	2.59								526.12
4 TH FLOOR		574.36	0.00	8.82	36.83	2.59								526.12
5 TH FLOOR		574.36	0.00	8.82	36.83	2.59								526.12
6 TH FLOOR		574.36	0.00	8.82	36.83	2.59								526.12
7 TH FLOOR		574.36	0.00	8.82	36.83	2.59								526.12
8 TH FLOOR		574.36	0.00	8.82	36.83	2.59								526.12
9 TH FLOOR		574.36	0.00	8.82	36.83	2.59								526.12
10 TH FLOOR		574.36	0.00	8.82	36.83	2.59								526.12
11 TH FLOOR		574.36	0.00	8.82	36.83	2.59								526.12
12 TH FLOOR		574.36	0.00	8.82	36.83	2.59								526.12
13 TH FLOOR		574.36	0.00	8.82	36.83	2.59	343.84	56.79						135.49
AREA UNDER F.A.R IN HIG BLOCK			**A 1**											**6192.84 SQM**

HIG BLOCK	A 2	1st ff deductions	Pmit shaft	lift shaft	stair	elec shaft	0.00	0.00	0.00	0.00	0.00	0.00	sub totals
GROUND +	**12**	169.18		SAME AS	SAME AS	SAME AS							
		99.45		BLOCK A1	BLOCK A1	BLOCK A1							
double flr, 1st floor	cut out	99.45											
1 ST FLOOR		107.17	0.00	8.82	36.83	2.59							288.93
2 ND FLOOR		574.36	0.00	8.82	36.83	2.59							526.12
3 RD FLOOR		574.36	0.00	8.82	36.83	2.59							526.12
4 TH FLOOR		574.36	0.00	8.82	36.83	2.59							526.12
5 TH FLOOR		574.36	0.00	8.82	36.83	2.59							526.12
6 TH FLOOR		574.36	0.00	8.82	36.83	2.59							526.12
7 TH FLOOR		574.36	0.00	8.82	36.83	2.59							526.12
8 TH FLOOR		574.36	0.00	8.82	36.83	2.59							526.12
9 TH FLOOR		574.36	0.00	8.82	36.83	2.59							526.12
10 TH FLOOR		574.36	0.00	8.82	36.83	2.59							526.12
11 TH FLOOR		574.36	0.00	8.82	36.83	2.59							526.12
12 TH FLOOR		574.36	0.00	8.82	36.83	2.59							526.12
13 TH FLOOR		574.36	0.00	8.82	36.83	2.59	343.84	56.79					135.49
AREA UNDER F.A.R IN HIG BLOCK			**A 2**										**6201.74 SQM**

HIG BLOCK	A 3	1st ff deductions	Pmit shaft	lift shaft	stair	elec shaft	0.00	0.00	0.00	0.00	0.00	0.00	sub totals
GROUND +	**12**	0.00		SAME AS	SAME AS	SAME AS							
	Flat 4 dbl flr	107.62		BLOCK A1	BLOCK A1	BLOCK A1							
double flr, 1st floor		107.62											
1 ST FLOOR		386.53	0.00	8.82	36.83	2.59							418.50
2 ND FLOOR		574.36	0.00	8.82	36.83	2.59							526.12
3 RD FLOOR		574.36	0.00	8.82	36.83	2.59							526.12
4 TH FLOOR		574.36	0.00	8.82	36.83	2.59							526.12
5 TH FLOOR		574.36	0.00	8.82	36.83	2.59							526.12
6 TH FLOOR		574.36	0.00	8.82	36.83	2.59							526.12
7 TH FLOOR		574.36	0.00	8.82	36.83	2.59							526.12
8 TH FLOOR		574.36	0.00	8.82	36.83	2.59							526.12
9 TH FLOOR		574.36	0.00	8.82	36.83	2.59							526.12
10 TH FLOOR		574.36	0.00	8.82	36.83	2.59							526.12
11 TH FLOOR		574.36	0.00	8.82	36.83	2.59							526.12
12 TH FLOOR		574.36	0.00	8.82	36.83	2.59							526.12
13 TH FLOOR		574.36	0.00	8.82	36.83	2.59	343.84	56.79					135.49
AREA UNDER F.A.R IN HIG BLOCK			**A 3**										**6331.31 SQM**

HIG BLOCK	A 4	1st ff deductions	Pmit shaft	lift shaft	stair	elec shaft	0.00	0.00	0.00	0.00	0.00	0.00	sub totals
GROUND +	**12**	107.62											
		107.62											
double flr, 1st floor		107.62											
1 ST FLOOR		386.53	0.00	8.82	36.83	2.59							338.25
2 ND FLOOR		574.36	0.00	8.82	36.83	2.59							526.12
3 RD FLOOR		574.36	0.00	8.82	36.83	2.59							526.12
4 TH FLOOR		574.36	0.00	8.82	36.83	2.59							526.12
5 TH FLOOR		574.36	0.00	8.82	36.83	2.59							526.12
6 TH FLOOR		574.36	0.00	8.82	36.83	2.59							526.12
7 TH FLOOR		574.36	0.00	8.82	36.83	2.59							526.12
8 TH FLOOR		574.36	0.00	8.82	36.83	2.59							526.12
9 TH FLOOR		574.36	0.00	8.82	36.83	2.59							526.12
10 TH FLOOR		574.36	0.00	8.82	36.83	2.59							526.12
11 TH FLOOR		574.36	0.00	8.82	36.83	2.59							526.12
12 TH FLOOR		574.36	0.00	8.82	36.83	2.59							526.12
13 TH FLOOR		574.36	0.00	8.82	36.83	2.59	343.84	56.79					135.49
AREA UNDER F.A.R IN HIG BLOCK			**A 4**										**6251.10 SQM**

HIG BLOCK	B	1st ff deductions	PHE shaft	lift shaft	stair	elec shaft							sub totals
	outline area	563.79	0.00	5.40	18.42	2.59							
GROUND +	**12**	1st ff deductions	0.00	3.42	18.41								
		111.00											
		54.61											
		18.12											
1 ST FLOOR		380.06	0.00	8.82	36.83	2.59							331.82
2 ND FLOOR		563.79	0.00	8.82	36.83	2.59							515.55
3 RD FLOOR		563.79	0.00	8.82	36.83	2.59							515.55
4 TH FLOOR		563.79	0.00	8.82	36.83	2.59							515.55
5 TH FLOOR		563.79	0.00	8.82	36.83	2.59							515.55
6 TH FLOOR		563.79	0.00	8.82	36.83	2.59							515.55
7 TH FLOOR		563.79	0.00	8.82	36.83	2.59							515.55
8 TH FLOOR		563.79	0.00	8.82	36.83	2.59							515.55
9 TH FLOOR		563.79	0.00	8.82	36.83	2.59							515.55
10 TH FLOOR		563.79	0.00	8.82	36.83	2.59							515.55
11 TH FLOOR		563.79	0.00	8.82	36.83	2.59							515.55
12 TH FLOOR		563.79	0.00	8.82	36.83	2.59							515.55
AREA UNDER F.A.R IN HIG BLOCK			**B**										**6002.87 SQM**

GROUND FLOOR PLAN - UNDER COMBINED PODIUM LEVEL

						outline area	7359.27		open ramps				
LESS EXTRA CUTOUTS	A1	14.40	A2	14.40	B	20.25	total cutouts in Gcov	91.38		total ramps			
	A3	21.21	A4	8.25			78.51	97.07		188.45			
less STAIR AREA	A1	36.83	A2	36.83	B	36.83	**110.49**						
	A3	36.83	A4	36.83			**73.66**	**Podium in ground coverage**			**7092.31**		
Net Ground Floor under FAR				SQM									**7207.10 SQM**
TOTAL CONSUMED IN HIG BLOCKS A1,A2,A3,A4, B													**38186.96 SQM**

MIG BLOCK-I	outline area	shaft	lift shaft	stair	terrace		sub totals
GROUND +	**11**	0.95	3.42	14.63			
		5.39	3.42	14.62			
TYPICAL FLOOR	491.83	6.34	6.84	29.25		449.40 SQM	
1ST TO 11TH FLOOR SIMILAR		**11.00**				**4943.40**	SQM
GROUND FLOOR	491.83			29.25		**462.58**	SQM
TOTAL CONSUMED IN MIG BLOCK-I							**5405.98 SQM**

MIG BLOCK-II	outline area	shaft	lift shaft	stair		sub totals
GROUND +	**11**	1.94	3.33	16.25		
			3.33	16.25		
TYPICAL FLOOR	345.55	1.94	5.66	32.50	304.45	SQM
1ST TO 12TH FLOOR SIMILAR		**11.00**			**3348.95**	SQM
GROUND FLOOR	345.55			32.50	**313.05**	SQM
TOTAL CONSUMED IN MIG BLOCK-II						**3662.00 SQM**

LIG edge blocks	outline area	shaft	lift shaft	stair		sub totals
GROUND +	**4**			15.48		
GROUND FLOOR	195.56			15.48	180.08	SQM
GROUND TO 4TH SIMILAR		X 5	FLOORS		**900.40**	SQM
TOTAL CONSUMED IN		**3**	**LIG BLOCKS**			**2701.20 SQM**

LIG internal blocks	outline area	shaft	lift shaft	stair		sub totals
GROUND +	**4**			15.48		
GROUND FLOOR	195.00			15.48	179.52	SQM
GROUND TO 4TH SIMILAR		X 5	FLOORS		**897.60**	SQM
TOTAL CONSUMED IN		**3**	**LIG BLOCKS**			**2692.80 SQM**

CLUB AREA IN FAR (beyond building blocks)	**374.30**	**total club area including under building**	**465.48**		**337.13 SQM**
stair **31.89**					
lift shaft **5.28**					
TOTAL FAR CONSUMED IN ALL BLOCKS					**52986.07 SQM**

CALCULATION FOR MANDATORY NOS. OF CARS/ L.C.V./ BUS
(AS THE CASE MAY BE)

RESIDENTIAL AREA UNDER PARKING CALCULATION

FAR Area under HIG	38186.96	MIG block 1	5406.0	MIG block 2	3662.00
LIG	5394.00	Total area under Residential FAR		52648.94	sqm
Area under Exemption				**7528.09**	**sqm**
Nett Area for Car parking calculation				**45120.85**	**sqm**
CLUB				**465.48**	**sqm**

	1 car per				
RESIDENTIAL CAR PARKING REQUIRED	100	451.21	(SAY)	451	CARS
CLUB CAR PARKING REQUIRED	100X1.2	5.59	(SAY)	6	CARS
TOTAL CAR PARKING REQUIRED				**457**	**CARS**
TOTAL CAR PARKING PROVIDED (AS PER DETAILS BELOW)				**466**	**CARS**

CAR PARKING PROVIDED	**under Podium - HIG**				
allowance @	**misc**	**30**	**25**	**OPEN CARS**	**TOTALS**
ground floor	3		228	**122**	353
first floor	6	29		36	71
Total Cars provided	9	29	228	158	

	car area	Area in allowance		
MIG Block 1 Car Parking	125.00	12.50		10
MIG Block 2 Car Parking	162.50	12.50		13
LIG Car Parking	237.50	12.50		19
				466
Allowance for car parking	637.50	870.00	5700.00	**7207.50**
Area of car included in F.A.R(MIG-I)		0.50	SQM	
Area of car included in F.A.R(MIG-II)		1.35	SQM	**7205.65**

EXEMPTION OF F.A.R.

EXEMPTION FOR COVERED CAR PARKING					7205.65 SQM
		HIG	MIG - I	MIG-II	
SERVICE AREA IN GROUND LEVEL	ELEC ROOMS	154.67	69.22	11.99	235.88 SQM
SERVANTS AREA & CARETAKER ROOMS	(FOR 5 BLOCKS)	67.46	6.10	13.00	86.56 SQM
TOTAL EXEMPTIONS AVAILABLE AT GROUND & PODIUM LEVEL					**7528.09 SQM**
AREA OF LAND		=			**20234.14 SQM**
ALLOWABLE FAR AREA	**2.249**	=			**45511.84 SQM**
PROPOSED FAR AREA		=			**45457.98 SQM**
PROPOSED F.A.R CONSUMED		=			**2.24660**

RESIDENTIAL AREA UNDER PARKING CALCULATION

																														flats per core		4