

AREA STATEMENT

AREA OF LAND AS PER DEED :- 09 K. 10CH. 32 SQ.FT. = 647.03 SQ.M.
 PHYSICAL MESUREMENT:- 647.03 SQ.M.
 ROAD WIDTH:- 7700 M.M. W. ROAD.
 PERMISSIBLE GROUND COVERAGE :- (50%) :- 323.52 SQ.M.
 PERMISSIBLE F.A.R.:- 1.75
 PERMISSIBLE AREA AS PER F.A.R. = 1132.30
 PERMISSIBLE HIGHT:- 15.5 M.
 PROPOSED GROUND COVERAGE :- 281.34 SQ.M.

FLOOR	TOTAL FLOOR AREA	LIFT-WELL (SQ.M)	STAIR-DUCT (SQ.M)	FLOOR AREA WITH/OUT LIFT-WELL & STAIR DUCT (SQ.M)	DEDUCTION FOR F.A.R. CALCULATION				AFTER DEDUCTION FLOOR AREA (SQ.M)	FLOOR	C.B. AREA		
					LIFT-LOBBY (SQ.M)	STAIR (SQ.M)	CAR PARKING (SQ.M)				1ST FLOOR	PERMISSIBLE	PROVIDED
							REQUIRED	PROVIDED					
GROUND FLOOR	275.48	NILL	NILL	275.48	2.23	19.11-44	-12.69		194.72	1ST FLOOR	4.39 SQ.M	2.52 SQ.M	
1ST FL.	279.98	2.23	44	277.31	2.23	12.09			194.72	2ND FLOOR	4.39 SQ.M	2.52 SQ.M	
TYP. 2ND, 3RD & 4TH FL.	279.98-339.94	2.23-4.69	44-1.32	277.31-821.97	2.23-6.69	12.09-18.07			194.72	3RD FLOOR	4.39 SQ.M	2.52 SQ.M	
TOTAL	1394.40	8.95	176	1384.72	11.15	63.45	125	178.18	1331.94	4TH FLOOR	4.39 SQ.M	2.52 SQ.M	
										TOTAL	10.86 SQ.M	33.56 SQ.M	

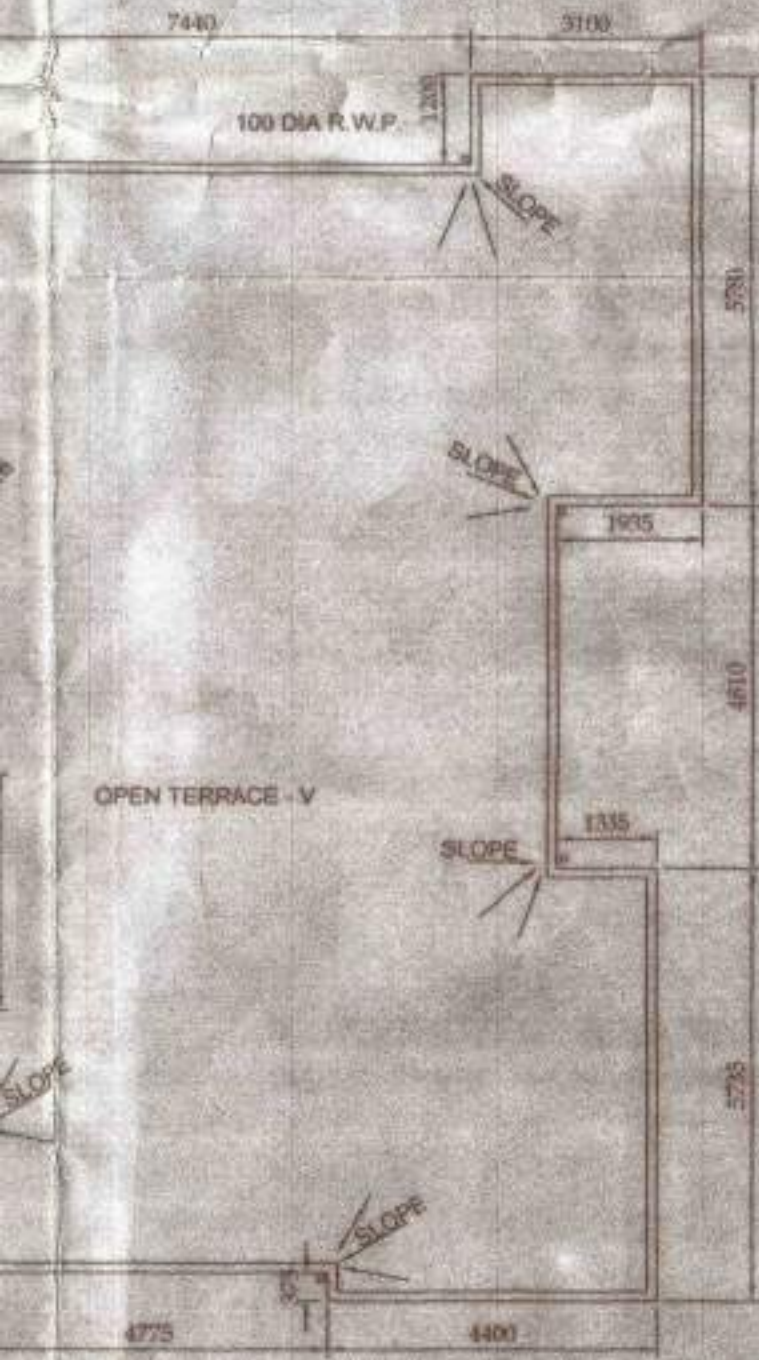
PROPOSED GROUND FLOOR AREA:- 275.48 SQ.M.(WITH LIFT-WELL)
 PROPOSED CAR-PARKING AREA:- 178.18 SQ.M.
 PROPOSED COMMERCIAL AREA :-51.57 SQ.M.
 PROPOSED TYP.(1, 2, 3 & 4) FL. AREA :- {279.98-(2.23+44)} = 277.31 SQ.M.
 PROPOSED TOTAL FLOOR AREA:- 1384.72 SQ.M.
 PROPOSED TOTAL FL. AREA + CB-AREA = 1394.80 SQ.M.
 CAR PARKING CALCULATION :-

FLOOR	CORRIDOR AREA (SQ.M)	FLOOR AREA (SQ.M)	TOTAL FLOOR AREA (SQ.M)	TOTAL NOS. OF CAR PARKING	
				REQUIRED	PROVIDED
GR. FL. SHOP	—	51.57	51.57	1-NOS.	
RESIDENTIAL 1ST. FLOOR	7.12	279.98-(2.23+2.23+12.69+7.12)= 255.71		1022.84/250=4.09 NOS. SAY 4 NOS. (ALL FLATS ARE BELOW 60 SQ.M.)	
2ND. FLOOR	7.12	255.71			
3RD. FLOOR	7.12	255.71			
4TH. FLOOR	7.12	255.71			
TOTAL	28.48	1022.84	1022.84	5-NOS.	9-NOS.

REQUIRED NOS. OF CAR = 5 NOS.
 REQUIRED PARKING AREA = 5x25 = 125 SQ.M.
 PROVIDED NOS. OF CAR = 9 NOS.
 PROVIDED COVERED PARKING AREA = 178.18 SQ.M.
 PROPOSED HEIGHT:-15.5 M.
 PROPOSED F.A.R. :- 1131.94 / 647.03 = 1.7495
 PROPOSED SERVICE AREA = 10.29 SQ.M.
 NO. OF FLAT = 6 X 4 = 24 NOS.

SPECIFICATION

1. ALL DIMENSIONS ARE IN M.M. UNLESS OTHERWISE SPECIFIED
2. ALL OUTER WALLS ARE 200M.M.
3. ALL PARTITION WALLS ARE 75 , 125 M.M. UNLESS OTHERWISE SPECIFIED.
4. BRICK WORK OF ALL 200 WALLS SHALL BE IN C.M.(1:6)
5. BRICK WORK OF ALL 75 WALLS SHALL BE IN C.M.(1:4) WITH H-8 NETTING.
6. 15 M.M. TH C.PLASTER WITH C.M.(1:6) FOR OUTER WALLS.
7. 20 M.M. TH C.PLASTER WITH C.M.(1:6) FOR INSIDE WALLS.
8. 10 M.M. TH C.PLASTER WITH C.M.(1:6)FOR CEILING.
9. 25 M.M. TH D.P.C(1:2:4) SHALL BE PROVIDED.
10. 40 M.M. TH. T.P.S. FLOORING (1:2:4)
11. 150 M.M. WIDE SKIRTING (1:2:4)
12. THE DEPTH OF SEPTIC TANK & WATER RESERVOIR WOULD NOT EXCEED THE DEPTH OF MAIN BUILDING FOUNDATION
13. GRADE OF CONCRETE (R.C.C.) M-20 (MIX. 1:1.5:3)
14. GRADE OF STEEL-- Fe-415
15. THE CRUSHING STRENGTH SHOULD NOT BE LESS THAN 75 KG./Cu.M.



PROPOSED G+4 STORIED RESIDENTIAL BUILDING ON THE LAND OF DAG NO.- 522,524(P); KH. NO- 1214,1216, 1218, 1219,1231,1234,1236,1237,1806,1807,1810,1811; J.L. NO.-55; MOUZA - RAJPUR; HOLDING NO.-159, RAM RATAN GHOSH ROAD; WARD NO-17; P.S.- SONARPUR; UNDER RAJPUR-SONARPUR MUNICIPALITY.

NAME OF OWNER - AMIYA KR. GHOSH, KALYAN GHOSH, BOSHTA BIHARI GHOSH, DEBASHIS GHOSH

DGE-AAR CONSULTANT
 ARCHITECT & CIVIL ENGINEER
 SARADA APARTMENT 20 N.S.C. BOSE ROAD,
 MAHARAYATALA KOLKATA - 700094
 PW. NO - 2435-4223 ; 8830878913 (M)
 EMAIL - ramranggi@gmail.com

DESIGNED BY -
 RAMA CHAKRABORTY
 ARCHITECT
 CHARTERED ENGINEER
 MEMBER OF INSTITUTE OF ENGG.
 (INDIA)

DGE AAR HOME SOLUTIONS PVT. LTD.
Rama Chakraborty
 Director

CONSTITUTED ATTORNEYS
 SIGN OF OWNER / DEVELOPER

Rama Chakraborty
 RAMA CHAKRABORTY
 (CHARTERED ENGINEER)
 ARCHITECT/STRUCTURAL ENGINEER
 E.S.E. No. 274 E.S.E.-I No. 010 G.T.E. No-23
 RAJPUR-SONARPUR MUNICIPALITY

Rama Chakraborty
 RAMA CHAKRABORTY
 STRUCTURAL ENGINEER
 E. S. E. - No - 010
 Rajpur - Sonarpur Municipality

SIGN OF E.S.A.

SIGN OF E.S.E.

OFFICE USE

Checked by

(Rajpur Sonarpur)
 Local Office Incharge
 RAJPUR-SONARPUR MUNICIPALITY

SIGN OF S.A.E.



APPROVED
 Plan No. 234/CS/17/19 Date: 29/01/2019
 Valid upto: 29/01/2020
Melay Kumar Pal
 Melay Kumar Pal
 Assistant Engineer Incharge P.W.D.
 RAJPUR-SONARPUR MUNICIPALITY
 29/01/19
Dr. Pallab Das
 Dr. Pallab Das
 Chairman

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