

GROUND FLOOR PLAN

SCALE-1:100

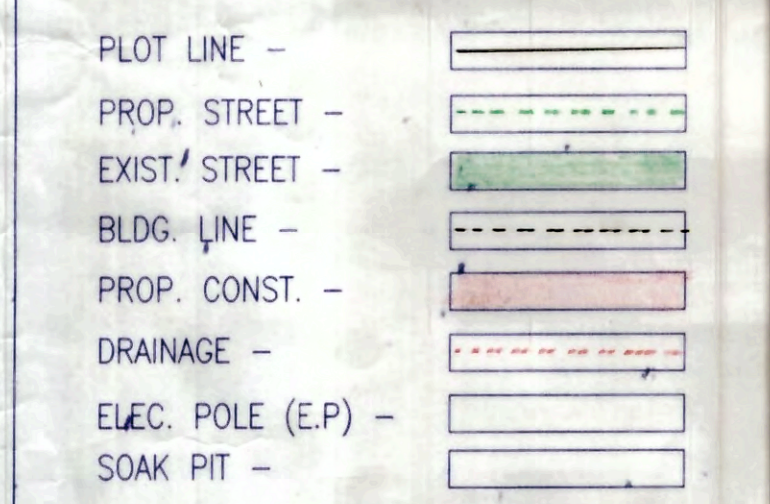


AREA STATEMENT

AREA OF LAND --- sq.m	2831.01 sq.m	TOTAL COVERAGE INCLUDING STAIRCASE, LIFT FOR 4 FLOORS	4	4803.72 sq.m
ROAD WIDTH (3.05+1.5+3.05)	7.60 m	TOTAL COVERAGE EXCLUDING STAIRCASE, LIFT PER FLOOR	1	1172.15 sq.m
PERMISSIBLE F.A.R.	2	TOTAL COVERAGE EXCLUDING STAIRCASE, LIFT FOR 4 FLOORS	4	4688.6 sq.m
MAXIMUM HEIGHT OF BUILDING(due to gift of owners land for road widening purpose)	15.5 m	TOTAL COVERAGE EXCLUDING STAIRCASE, LIFT FOR 4 FLOORS		4688.6 sq.m
COVERAGE PER FLOOR ---50% OF LAND AREA	1415.505 sq.m	GROUND FLOOR AREA INCLUDING STAIRCASE		878.98 sq.m
TOTAL COVERAGE FOR F.A.R.-( 2831.01 x 2.0)	5662.02 sq.m	GROUND FLOOR AREA EXCLUDING STAIRCASE		845.32 sq.m
FRONT SETBACK --- minimum	2.0 m	NO. OF CAR PARKS REQUIRED		56 nos.
LEFT SIDE SETBACK SETBACK --- minimum	2.5 m	TOTAL COVERAGE INCLUDING STAIRCASE, LIFT		5682.7 sq.m/ 61168.07 sq.ft
RIGHT SIDE SETBACK --- minimum	1.5 m	TOTAL COVERAGE EXCLUDING STAIRCASE, LIFT FOR F.A.R PURPOSE ( 4688.6 + 845.32)		5533.92 sq.m
TOTAL COVERAGE INCLUDING STAIRCASE, LIFT PER FLOOR	1	F.A.R.= 5533.92 / 2831.01		1.9548

APPROVED  
*P. 15-6-2019*  
 Chairman  
 Katwa Municipality

ALL DIMENSIONS ARE IN MM UNLESS OTHERWISE MENTIONED



**PROPOSED G+4 STORIED RESIDENTIAL APARTMENT BUILDING FOR MR.TARUN KUMAR AGARWALA OF M/s JAWALA TEA LIMITED OVER PLOT NO.-242, MOUZA - ATUHATCHAK, L.R KHATIAN NO. - 720 , J.L NO.- 19, POST - KATWA UNDER KATWA MUNICIPALITY, WARD NO.-14, HOLD NO.- 198. DIST:- PURBA BARDDHAMAN. MAHALLA :- ATUHATCHAK (BURDWAN - KATWA BYE PASS ROAD).**

**SCHEDULE OF LAND**  
 PLOT NO.- 242, L.R. KHATIAN NO.- 720  
 WARD NO.-14, J.L. NO.- 19  
 MOUZA:- ATUHATCHAK, POST:- KATWA UNDER KATWA MUNICIPALITY, DIST:- PURBA BARDDHAMAN. MAHALLA :- ATUHATCHAK (BURDWAN - KATWA BYE PASS ROAD)

SACTION SITE PLAN NO- 212/SP. DT. - 05.01.2019.

TOTAL LAND AREA = **2831.01 sq.m.**  
 (30461.67 sft.)  
 (42.307 cottah)

GROUND FLOOR AREA = **878.98 sq.m**  
 FIRST FLOOR AREA = **1200.93 sq.m**  
 SECOND FLOOR AREA = **1200.93 sq.m**  
 THIRD FLOOR AREA = **1200.93 sq.m**  
 FOURTH FLOOR AREA = **1200.93 sq.m**

DOORS AND WINDOWS SCHEDULE

TYPE	WIDTH	HEIGHT	REMARKS
D1	1050	2100	Flush Door
D2	1000	2100	Flush Door
D3	950	2100	Flush Door
D4	900	2100	Flush Door
D5	800	2100	PVC / FRP Door
V	600	600	Louvered window
V1	450	600	Louvered window
W1	1350	1350	Glazed shutter
W2	900	1350	Glazed shutter
W3	1800	1350	Glazed shutter
W4	2850	1350	Glazed shutter

SIGNATURE OF L.B.S.(Katwa Municipality)  
*Amanulla Mallik*  
 Amanulla Mallik  
 L.B.S.-Class-1  
 No. 212/SP/19  
 L.B.S.-Class-1  
 Amanulla Mallik

SIGNATURE OF OWNER  
 ✓  
 Jawala Tea Ltd.  
 Tarun Kumar Agarwala  
 Director

SIGNATURE OF ARCHITECT  
*Sanjoy Paul*  
 SANJOY PAUL (Architect)  
 Council of Architecture No: CA/90/13166  
 DMC/BPD/37  
 (Durgapur Municipal Corporation) 856/RJPSO/NEBA/2016-17  
 Durgapur Municipal Corporation

ARCHITECT  
**SANJOY PAUL AND ASSOCIATES**  
 AMANTRAN APARTMENT A-2 GROUP HSG. COMPLEX SECTOR-2A BIDHANNAGAR DURGAPUR-12  
 Ph. no.-9333921690  
 1965architectsanjoy@gmail.com

REV.	CHECKED	DATE

