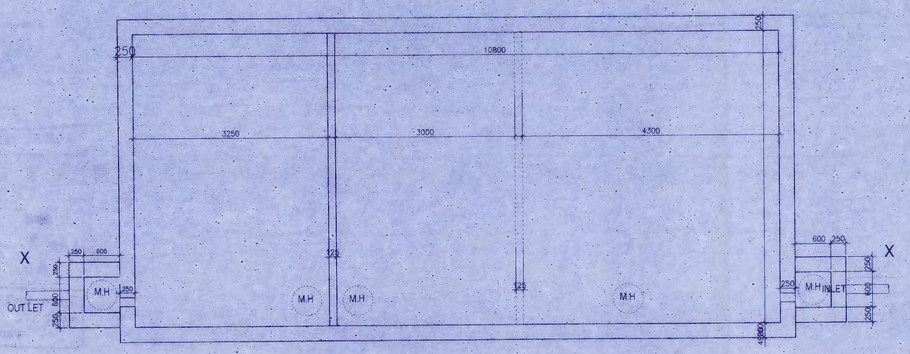
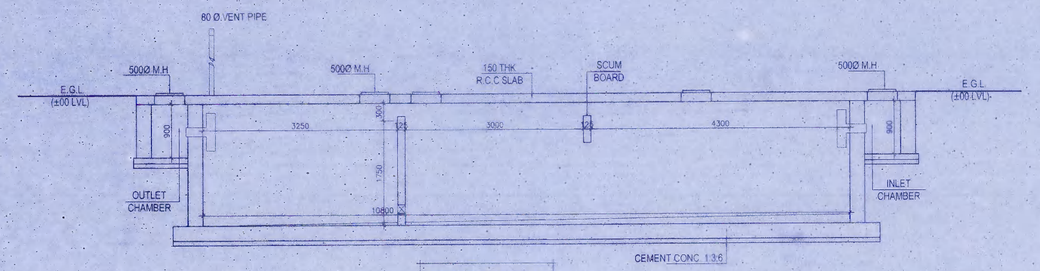
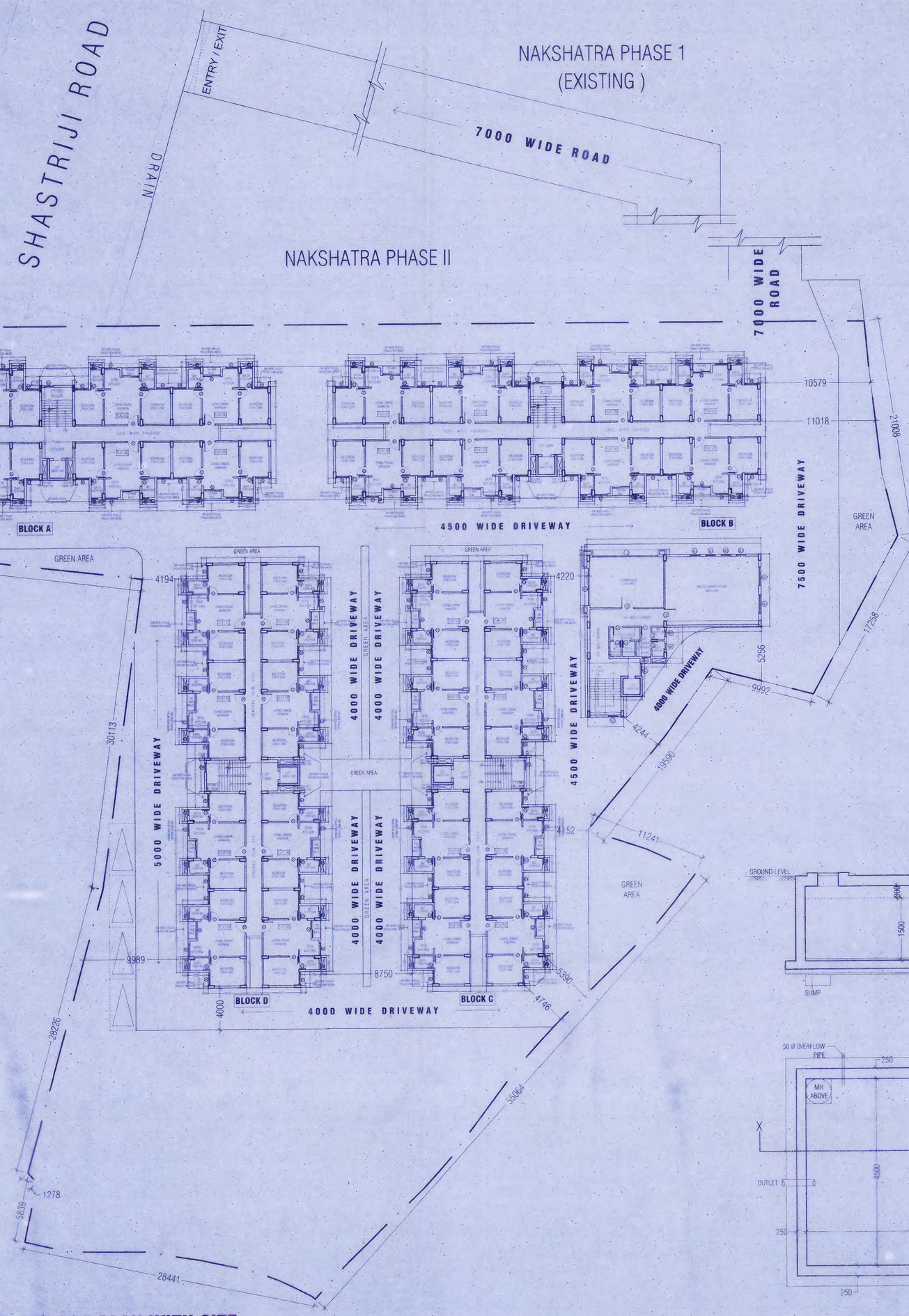


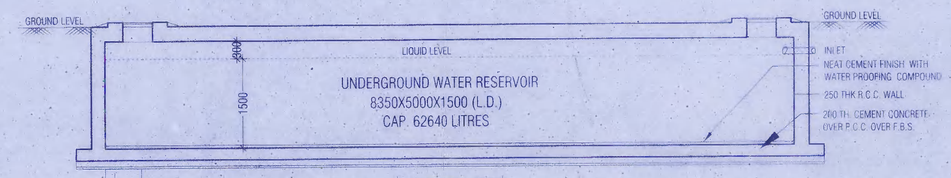
PLAN OF SEPTIC TANK
FOR 510 USERS
10800 X 4900 X 1750 (D)
(SCALE 1:50)



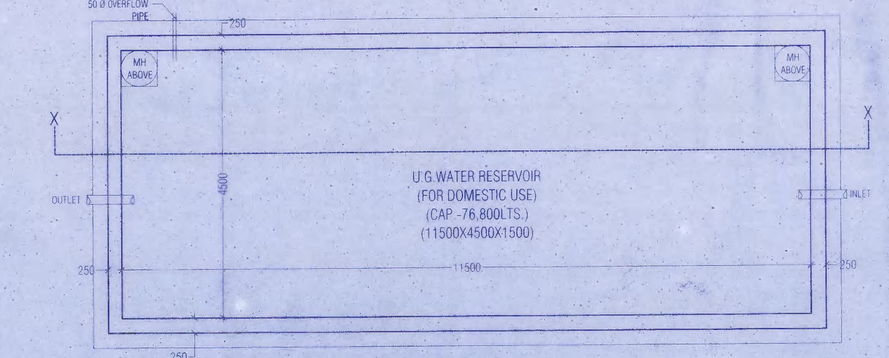
SECTION -XX
(SCALE 1:50)



TYPICAL FLOOR PLAN WITH SITE



SECTION -XX
(SCALE 1:50)



PLAN OF U.G.R.
(SCALE 1:50)

NAKSHATRA PHASE -3 AREA STATEMENT

CALCULATION FOR F.A.R.

PLOT AREA =	=	5791.670 Sqm	=	62341.536	Sqft.		
PERMISSIBLE GROUND COVERAGE =	=	2606.252 Sqm	(	45%	)		
PROPOSED GROUND COVERAGE =	=	1971.660 Sqm	(	34.04%	)		
WIDTH OF THE ACCESS ROAD	=	18.93 M. (AVG.)					
PERMISSIBLE HEIGHT OF THE BUILDING	=	NO RES.					
PROPOSED HEIGHT OF THE BUILDING	=	15.50	G+IV				
PROPOSED FLOOR TO FLOOR HEIGHT	=	3.050					
PERMISSIBLE FLOOR AREA RATIO (F.A.R.)	=	2.50					
PROPOSED FLOOR AREA RATIO (F.A.R.)	=	**1.3084**					
TOTAL PERMISSIBLE BUILT UP AREA	=	14479.175 Sqm	(	2.50	X	5791.670	)

PROPOSED FLOOR AREA:-

(TOWER A,B,C,D)

1 **GROUND FLOOR AREA**

TOWER A	=	451.56 Sqm
TOWER B	=	451.56 Sqm
TOWER C	=	451.56 Sqm
TOWER D	=	451.56 Sqm
TOTAL	=	1806.24 Sqm

2 **TYPICAL FLOOR AREA (1ST TO 4TH)**

TOWER A	=	447.140 Sqm	X	4	=	1788.56 Sqm
TOWER B	=	447.140 Sqm	X	4	=	1788.56 Sqm
TOWER C	=	447.140 Sqm	X	4	=	1788.56 Sqm
TOWER D	=	447.140 Sqm	X	4	=	1788.56 Sqm
TOTAL	=					7154.240 Sqm

CLUB HOUSE

1 GROUND FLOOR	=	165.420 Sqm	
2 FIRST FLOOR	=	162.860 Sqm	
TOTAL	=	328.280 Sqm	

TOTAL BUILT UP AREA = = 9288.760 Sqm

EXEMPTION OF AREA IN F.A.R.:-

(TOWER A,B,C,D)

1 **STAIR CASE EXEMPTION**

GROUND FLOOR TO 4TH. FLOOR

TOWER A	=	15.750 Sqm	X	5	=	78.75	Sqm
TOWER B	=	15.750 Sqm	X	5	=	78.75	Sqm
TOWER C	=	15.750 Sqm	X	5	=	78.75	Sqm
TOWER D	=	15.750 Sqm	X	5	=	78.75	Sqm
TOTAL	=					315.00	Sqm

TOTAL STAIRCASE EXEMPTION = = **315.000 Sqm**

2 **LIFT LOBBY EXEMPTION**

LIFT LOBBY FROM GR. TO 4TH.FL.

TOWER A	=	3.000 Sqm	X	5	=	15	Sqm
TOWER B	=	3.000 Sqm	X	5	=	15	Sqm
TOWER C	=	3.000 Sqm	X	5	=	15	Sqm
TOWER D	=	3.000 Sqm	X	5	=	15	Sqm
TOTAL	=					60	Sqm

TOTAL LIFT LOBBY EXEMPTION = = **60.000 Sqm**

3 CAR PARKING AREA = **1300 Sqm** (@ 25 sqm for 52 nos. covered car)

TOTAL EXEMPTED AREA IN TOWER(A,B,C,D) = **1675.00 Sqm**

CLUB HOUSE

1 **STAIR CASE EXEMPTION**

GROUND FLOOR	=	15 Sqm
FIRST FLOOR	=	15 Sqm
TOTAL	=	30 Sqm

2 **LIFT LOBBY EXEMPTION**

GROUND FLOOR	=	3 Sqm
FIRST FLOOR	=	3 Sqm
TOTAL	=	6 Sqm

TOTAL EXEMPTED AREA IN CLUB HOUSE = **36.00 Sqm**

TOTAL EXEMPTED AREA (TOWER A,B,C,D + CLUB HOUSE) = 1711.00 Sqm

TOTAL BUILT UP AREA = = 7577.780 Sqm

FLOOR AREA RATIO (F.A.R.) CONSUMED = **1.3084** (7577.76 / 5791.670)

TOTAL CAR PARKING REQUIRED	=	73 NOS. (9288.76.12.1300) / 110
TOTAL PROPOSED CAR PARKING	=	100 NOS.
PROVIDED OPEN CAR PARKING	=	8 NOS.
PROVIDED COVERED CAR PARKING	=	92 NOS.

SPACE FOR SEAL

NOTES :

1. ALL DIMENSIONS ARE IN MM. UNLESS OTHERWISE MENTIONED
2. ALL EXTERNAL WALLS ARE 200/250 THK & INTERNAL WALL ARE 125 THK. IF NOT STATED IN 1:6 CEMENT SAND MORTAR
3. ALL CHAJJAS ARE 150 THK. & 500 MM PROJECTED ELEVATIONAL PROJECTION 600 MM.
4. DEPTH OF UNDERGROUND WATER THE RESERVOIR SHOULD NOT EXCEED DEPTH OF FOUNDATION.
5. GRADE OF CONCRETE & GRADE OF STEEL USED ARE M20 & Fe500 RESPECTIVELY.
6. R.C.C. FRAMED STRUCTURE
7. ANY DISCREPANCY IN SCALE, THE WRITTEN DIMENSION SHALL GOVERN.
8. FOR SPECIFICATION OF MATERIALS & WORKMANSHIP N.B.C. 1984 TO BE FOLLOWED
9. OPEN TERRACE WITH LIME TERRACING OF RATIO 3:1:2
10. DAMP PROOF COURSE TO BE PROVIDED WITH R.C.C. (1:2:4)

WINDOW SCHEDULE				DOOR SCHEDULE			
WINDOW TYPE	SIZE	LINTEL	SILL	DOOR TYPE	SIZE	LINTEL
W1	1200 X 1500	2100	600	D1	1000 X 2100	2100
W2	1000 X 1500	2100	600	D2	900 X 2100	2100
W2a	900 X 1500	2100	1200	D3	750 X 2100	2100
W3	900 X 1000	2100	1100	D4	750 X 2100	2100
W4	600 X 900	2100	1200	D5	1000 X 2100	2100
W5	600 X 600	2100	1500			
SW	1200 X 1200	2100	900			
V	VENTILATOR					
WF	WAITER'S WINDOW					

CERTIFICATE OF THE ARCHITECT

I CERTIFY THAT ALL THE ARCHITECTURAL DRAWINGS OF THE PROJECT AT DAG NO- 97,98,99,100,101,102,103,104,105,106,107,108,109,110,111, 112,113,114,115,116,117,118,119,120,121,123,D/122,125 KHATIAN NO-2450,4000-8434,8848,7065, 8327,8328,8329,8330, IN MOUJA- PASCHIM ICHAPUR ,J.L. NO-29 UNDER WARD NO-7, BARASAT MUNICIPALITY, P.S.- BARASAT, NORTH 24 PARGANAS, WEST BENGAL HAVE BEEN PREPARED BY ME COMPLYING WITH THE WEST BENGAL MUNICIPAL BUILDING RULES ,2007. I ALSO CERTIFY THAT THE PLANS AND DRAWINGS PREPARED BY ME COMPLYING WITH ALL PROVISIONS REGARDING THE FIRE PROTECTION AS PER THE PREVAILING NATIONAL BUILDING CODE OF INDIA. I SHALL BE HELD RESPONSIBLE IF ANY INCORRECT INFORMATION IS FURNISHED BY ME OR ANY VIOLATION OR PROVISIONS OF THESE RULES OR THE PREVAILING NATIONAL BUILDING CODE IS FOUND IN ANY OF THE DRAWINGS AND DOCUMENTS SIGNED BY ME AND SUBMITTED TO THE SANCTIONING AUTHORITY, FOR OBTAINING SANCTION.

KAMAL KUMAR PERIWAL
CA-95-18679

SIGNATURE OF ARCHITECT

CERTIFICATE OF STRUCTURAL ENGINEER

CERTIFIED THAT THE STRUCTURAL DRAWINGS AND DESIGN OF BOTH THE FOUNDATION AND SUPERSTRUCTURE OF THE BUILDING/BUILDINGS HAS BEEN MADE CONSIDERING THE SOIL TEST REPORT AS PER THESE RULES AND REGULATIONS MADE UNDER THE ACT AND ALSO CONSIDERING ALL POSSIBLE LOADS, SEISMIC LOADS AND THE MOMENTS GENERATED BY THE PROPOSED STRUCTURE AS PER THE BUREAU OF INDIAN STANDARD AND NATIONAL BUILDING CODE OF INDIA AND CERTIFIED THAT IT IS SAFE AND STABLE IN ALL RESPECT AND THESE PROVISIONS SHALL BE ADHERED TO DURING THE CONSTRUCTION.

Mainak Majumdar
B.C.E., M.C.E.,(Struct)
ESE/1521/I of CMC
STER/N.O/A.10/10/0020
074/RJPSON/ESE/11-12

SIGNATURE OF STRUCTURAL ENGINEER

CERTIFICATE OF GEO- TECHNICAL ENGINEER

IT IS HEREBY CERTIFIED THAT THE STRUCTURAL DRAWINGS ARE PREPARED FOR EATHQUAKE RESISTANCE IN ACCORDANCE WITH BIS AND NBC 2005

SIGNATURE OF GEO-TECHNICAL ENGINEER

CERTIFIED THAT I HAVE GONE THROUGH THE WEST BENGAL MUNICIPAL (BUILDING) RULES 2007 AND I HEREBY UNDERTAKE TO ABIDE BY THESE RULES DURING AND AFTER CONSTRUCTION OF BUILDING.

MAGNOLIA INFRASTRUCTURE DEVELOPMENT LTD.
VIVEK AGARWAL
(CONSTITUTED ATTORNEY)

SIGNATURE OF DEVELOPER SIGNATURE OF OWNER

DEVELOPER
MAGNOLIA INFRASTRUCTURE DEVELOPMENT LTD.

PROJECT
MAGNOLIA NAKSHASTRA PHASE III
REVISED PROPOSAL OF (G+IV) STORIED RESIDENTIAL HOUSING COMPLEX FOR MAGNOLIA INFRASTRUCTURE DEVELOPMENT LTD. AT DAG NO.- 97,98,99,100,101,102,103,104,105,106,107,108,109,110,111, 112,113,114,115,116,117,118, 119,120,121,123,D/122,125 KHATIAN NO.-2450,4000,8434,8848,7065, 8327,8328,8329,8330, IN MOUJA- PASCHIM ICHAPUR, J.L. NO.-29 UNDER WARD NO-7, BARASAT MUNICIPALITY, P.S., BARASAT, NORTH 24 PARGANAS, WEST BENGAL

ARCHITECT
MAHESHWARI & ASSOCIATES
37A RAKER ROAD, 2ND FLOOR, ALIPORE,
KOLKATA - 700027
Tel : 033-2465 5527/24

TITLE
TYPICAL FLOOR PLAN WITH SITE , U.G.R. DETAIL , SEPTIC TANK DETAIL , AREA STATEMENT

DRAWING NO./REV.

WIDTH	DRG.NO.	MA/ARCH/NAKSHATRA PHASE III/01-02	
	SCALE	1:100 UNLESS OTHERWISE MENTIONED	REV.NO.
	DATE	03.03.16	DRAWN / CHECKED

Sanction Serial No. 1624

Building Plan Sanctioned
Meeting Date 17/10/2020

Sanctioned /Approved
Chairperson
Board of Administrator
BarasatMunicipality

CHECKED & VERIFIED
17/10/2020
Assistant Engineer
Barasat Municipality