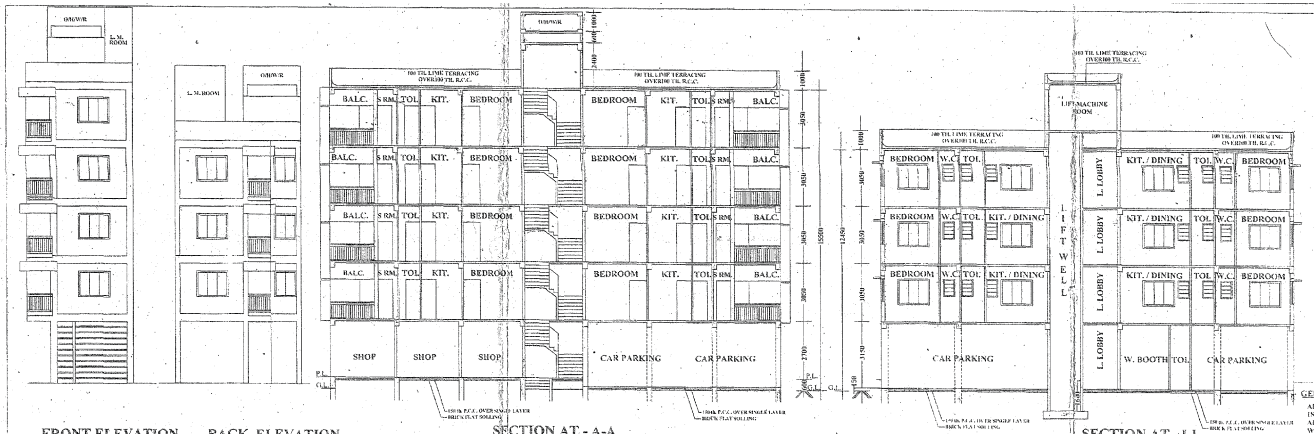
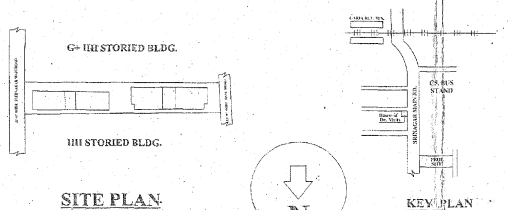


FRONT ELEVATION

BACK ELEVATION

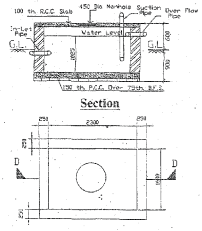
SECTION AT - A-A
BLOCK - B

SECTION AT - I-I
BLOCK -A

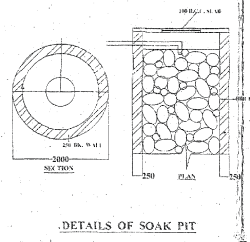


SITE PLAN
(SCALE - 1:600)

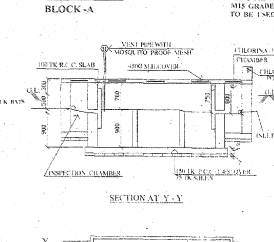
KEY PLAN
SCALE - 1:4000



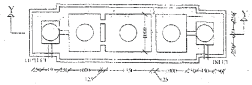
Plan of
S.U.G.W.R.
Capacity - 600 GAL. 2700 LTR.
Scale - 1:50



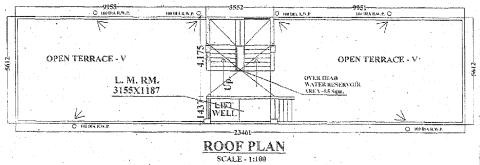
DETAILS OF SOAK PIT



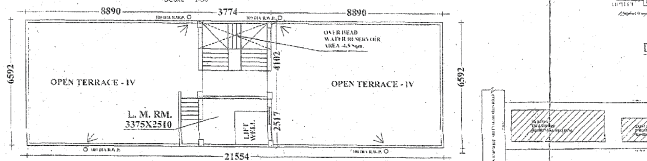
SECTION AT Y - Y



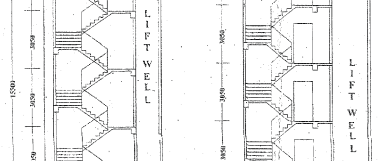
PLAN
DETAILS OF SEPTIC TANK
SCALE - 1:50



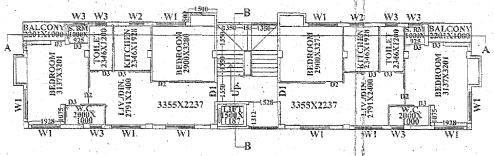
ROOF PLAN
SCALE - 1:100



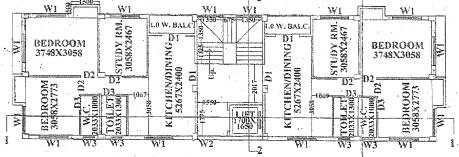
ROOF PLAN
SCALE - 1:100



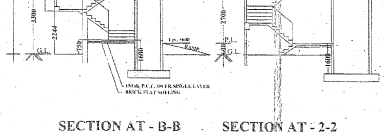
EXISTING SITE PLAN
SCALE - 1:400



TYPICAL FLOOR PLAN
(1ST, 2ND , 3RD AND 4TH FLOOR SEMILAR) BLOCK - B

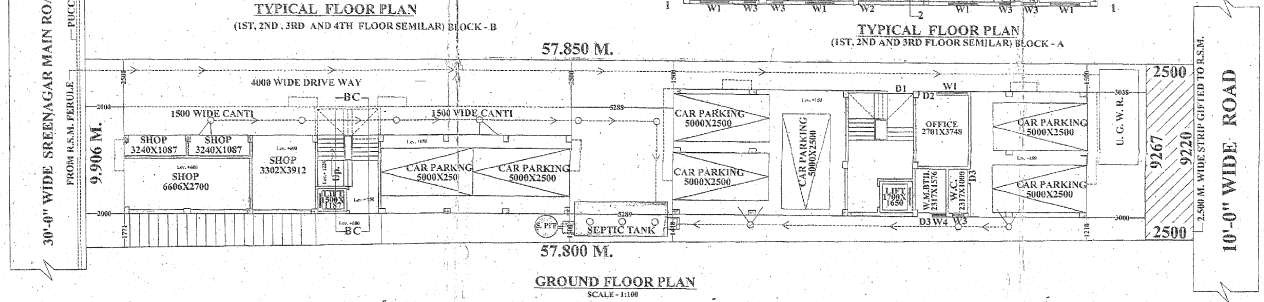


TYPICAL FLOOR PLAN
(1ST, 2ND AND 3RD FLOOR SEMILAR) BLOCK - A



SECTION AT - B-B
BLOCK -B

SECTION AT - 2-2
BLOCK -A



GROUND FLOOR PLAN
SCALE - 1:100

AREA STATEMENT

AS PER TITLE DEED - 488.045 Sqm.
NET AREA OF THE LAND :883.482 Sqm.
LAND AREA (After Strip) :830.350 Sqm.

GROUND COVERAGE

PERMISSIBLE GROUND COVERAGE -376.741 Sqm. (50.00%)
PROPOSED GROUND COVERAGE - 373.944 Sqm. (49.458%)

CAR PARKING REQD. : TOTAL RESIDENTIAL AREA /150, 250 & TOTAL COMMERCIAL AREA /50 Sqm.
(FOR RESIDENTIAL) : (619.912/250) = 3.279 Nos. : SAY 3 Nos.
(FOR COMMERCIAL) : (53.283/50) = 1.065 : SAY - 1 No.
TOTAL CAR PARKING REQUIRED - 4 NOS.
PROVIDED CAR PARKING - 7 NOS.
CAR PARKING SPACE PROVIDED - 140.820 Sqm.
WIDTH OF THE ROAD - 9.144 M.
PERMISSIBLE F.A.R. - 2.00

PROPOSED F.A.R. = TOTAL EFFECTIVE FL. AREA - CAR PARKING PROVIDED AREA / LAND AREA
PROPOSED F.A.R. = (1019.658 - 100) Sqm. / 883.482 Sqm. = 1.041

PROPOSED SANCTION AREA WITH CUP BOARD :1212.447 Sqm.
PROPOSED CUP BOARD : 21.00 Sqm.)

DETAILS OF GROUND FLOOR
RESIDENTIAL AREA -NIL
CARPARKING AREA - 140.820 Sqm.
STAIR AREA - 25.858 Sqm.
SERVICE AREA - 7.827 Sqm.
CANTI AREA -35.191 Sqm.

Floor	Covered Area		Well		Covered Area Except Lift & Stair Well		Stair Area Residential		Lift Lobby Area (Carpet)	Total Effective Area For F.A.R.	Cardor & Pass. Area (Cav+wal)	Effective Area For Car Parking Calculation		Commercial Area incl. Commercial Stair & Lift & Lobby	Car Parking Area	Service Area
	BLOCK - A	BLOCK - B	Lift Well BLOCK-A,B	Stair Well BLOCK-A,B	BLOCK-A	BLOCK-B	BLOCK-A	BLOCK-B	B.C.A	BLOCK-A+BLOCK-B		Residential (A + B)	Commercial (A + B)			
Gr. Floor	96.471 Sqm.	142.082 Sqm.	1.780 Sqm.	2.805 Sqm.	0.441 Sqm.	0.759 Sqm.	96.471 Sqm.	126.518 Sqm.	12.336 Sqm.	14.822 Sqm.	2.004	3.860	86.741	119.036	—	NIL	53.283 Sqm. (41.257 + 12.026)	—	140.820 Sqm. (41.254 +99.566)	7.827 Sqm.
1st Floor	131.662 Sqm.	142.082 Sqm.	1.780 Sqm.	2.805 Sqm.	0.441 Sqm.	0.759 Sqm.	129.441 Sqm.	138.518 Sqm.	12.336 Sqm.	14.822 Sqm.	2.004	3.860	115.101	119.036	—	234.937 Sqm. (115.101 +119.836)	—	—	—	—
2nd Floor	131.662 Sqm.	142.082 Sqm.	1.780 Sqm.	2.805 Sqm.	0.441 Sqm.	0.759 Sqm.	129.441 Sqm.	138.518 Sqm.	12.336 Sqm.	14.822 Sqm.	2.004	3.860	115.101	119.036	—	234.937 Sqm. (115.101 +119.836)	—	—	—	—
3rd Floor	131.662 Sqm.	142.082 Sqm.	1.780 Sqm.	2.805 Sqm.	0.441 Sqm.	0.759 Sqm.	129.441 Sqm.	138.518 Sqm.	12.336 Sqm.	14.822 Sqm.	2.004	3.860	115.101	119.036	—	234.937 Sqm. (115.101 +119.836)	—	—	—	—
4th Floor	131.662 Sqm.	—	1.780 Sqm.	—	0.441 Sqm.	—	129.441 Sqm.	—	12.336 Sqm.	—	2.004	—	115.101	—	—	115.101 Sqm.	—	—	—	—
Total =	623.119 Sqm. (623.119 + 568.328)	568.328 Sqm.	8.900 Sqm.	11.22 Sqm.	2.205 Sqm.	3.036 Sqm.	611.814 Sqm.	790.672 Sqm.	61.680 Sqm.	59.288 Sqm.	10.02	15.440	603.144	479.344	—	819.912 Sqm. (616.16 + 203.752)	53.283 Sqm. (41.257 + 12.026)	—	140.820 Sqm. (41.254 +99.566)	7.827 Sqm.
	1191.447 Sqm. (623.119 + 568.328)		20.120 Sqm. (8.900 + 11.220)		6.241 Sqm. (2.205 + 3.036)		1166.086 Sqm. (611.814 + 554.272)		120.900 Sqm. (61.680 + 59.288)		25.460 Sqm. (10.02 + 15.440)	1019.658 Sqm. (603.144 + 479.344)							

DOOR & WINDOW SCHEDULE

MKD.	OPENING	FRAME	DESCRIPTION
W1	1200X1200	STEEL	FOUR LEAVES GLAZED
W2	750X1200	STEEL	TWO LEAVES GLAZED
W3	600X750	STEEL	ONE LEAVES GLAZED
W	1800X1200	STEEL	ONE LEAVES GLAZED
D1	1000X2100	100X65	SINGLE LEAF PANEL
D2	900X2100	100X65	SINGLE LEAF PANEL
D3	750X2100	100X50	SINGLE LEAF PANEL

GENERAL SPECIFICATION

ALL MATERIALS TO BE USED SHALL BE OF 1ST CLASS QUALITY
ALL OUTER WALLS ARE TO BE 20CM THK. BRK. WALLS & INTERNAL WALLS ARE TO BE 12.5/75 THK WITH 1:6 & 1:4 CEMENT MORTER WITH GRADE CONC. & Fe415 GRADE STEEL TO BE USED

STAIR HEAD ROOM AREA -14.823+16.420 =31.035 Sqm.
(BLOCK - A + BLOCK - B)
LIFT MACHINE ROOM AREA -5.010+9.502 =14.620 Sqm.
(BLOCK-A + BLOCK-B)
F.A.R. AVAILABLE FOR PLOT - 2.00
F.A.R. CONSUMED - (1019.674 - 140.397) / 574.666 =1.647
13. SIZE OF TENEMENTS - UPTO 60 Sqm. - 14 NOS.
OVER HEAD TANK AREA - (9.620+10.295)= 19.915 Sqm.
CARPARKING AREA - 140.396 Sqm.
CARPARKING REQUIRED - 4 NOS.
CARPARKING PROVIDED - 5 NOS.

CERTIFICATE OF E. B.A.

CERTIFIED WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS BEEN DRAWN UP AS PER PROVISION OF C. M. C. BUILDING RULES 1990 & AS AMMENDED FROM TIME TO TIME THE SITE CONDITION INCLUDING THE ABUTTING ROAD IS FAIRLY LEVELLED & DEVELOPED TO CONFORM WITH THE PLAN & ALSO THE SITE IS A SOLID VACANT LAND DEMARKETED BY BOUNDARY WALLS & NOT A TANK OR FILLED UP TANK.

BIMAN BIHARI MAITI
E.B.S.-(C)-170-R.S.M.
SIG. OF E.B.A.

Swapan De
B.E.(Arch.) Gold Medalist , LU.
M.A. (Planning) U.QW.Canada
Registered Architect (CA/75/2/0580)
L.E.A.-155 & E.B.A. 428 RJPSN

CERTIFICATE OF E. S. E.

THE STRUCTURAL DESIGN & DRAWING OF BOTH FOUNDATION AND SUPERSTRUCTURE OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING ALL LOADS INCLUDING SEISMIC LOAD AS PER NATIONAL BUILDING CODE OF INDIA AND IT IS CERTIFIED THAT THE BUILDING IS SAFE AND STABLE IN ALL RESPECT INCLUDING BEARING CAPACITY & SETTLEMENT
SOIL TESTING HAS BEEN DONE BY DR. P. BHATTACHARYA OF SOIL AND FOUNDATION ENGINEERS (I.E. ASSOCIATES) 26B, ASHUPUTOSH ROAD KOLKATA - 700 019. THE RECOMMENDATIONS OF SOIL TEST REPORT HAS BEEN CONSIDERED DURING STRUCTURAL

DR. SUBHAS KUMAR CHAKRABORTY
B.C.E. ME. (Roorkee)
P.H.D (Foundation Engineering)
I.S.T.E.(U.S.) F.S.M.T.E (London)
The Kolkata Municipal Corporation
License no. GT/1107
Consulting Geotechnical Engineer
SIG. OF GEOTECHNICAL ENGINEER

SIG. OF E.S.E.

OWNER DECLATIONS

I DO HEREBY DECLARE WITH FULL RESPONSIBILITY THAT I SHALL ENGAGE L. B. A. AND E. S. E. DURING CONSTRUCTION.
A SHALL FOLLOW THE INSTRUCTION OF L. B. A. & E. S. E. DURING CONSTRUCTION OF THE BUILDING AS PER B. S. PLAN.
KMC AUTHORITY WILL NOT BE RESPONSIBLE FOR STRUCTURAL STABILITY OF THE BUILDING AND ADJOINING STRUCTURES.
IF ANY SUBMITTED DOCUMENTS ARE FOUND TO BE FAKE , THE KMC AUTHORITY WILL REVOKE THE SANCTION PLAN.
THE CONSTRUCTION OF WATER RESERVOIR AND SEPTIC TANK WILL BE UNDERTAKEN UNDER THE GUIDANCE OF E. S. E./ L. B. A. BEFORE STARTING OF BUILDING FOUNDATION WORK.

SIG. OF OWNER

PROPOSED G+ FOUR AND G+ THREE STORIED RESIDENTIAL BUILDING AT PREMISES NO. 60 , SREE NAGAR MAIN ROAD, GARIA STATION HOLDING NO. 1432, R.S. DAG NO. -39 (PART).
L.R. DAG NO. 44, R.S. KHATIAN NO. 54, L.R.-595, J.L. NO - 44, WARD NO.- 01, MOUZA -TENTULBERIA , P.S. SONARPUR, KOLKATA-700 094.
UNDER- RAJPUR SONARPUR MUNICIPALITY.

SCALE - 1:100, 1:600,1:4000

Checked by
(Subhasis Dole)
Asstt. Engineer-in-charge
RAJPUR-SONARPUR MUNICIPALITY.

APPROVED
Plan No. 39/2/01/87 Dated 20/05/2019
Valid Upto 20/05/2024
Nisley Kumar Pal
Assistant Engineer Incharge P.W.D
Dr. Pallab Das
Chairman
RAJPUR-SONARPUR MUNICIPALITY

OFFICE USE

PRODUCED BY AN AUTODESK EDUCATIONAL PRODUCT