AREA STATEMENT

LAND AREA :
AS PER DEED — 04 Cott.- 11 Ch.- 10 Sft. = 314.500 Sqm.
AS PER SITE — 04 Cott.- 11 Ch.- 09 Sft. = 314.480 Sqm.

GROUND COVERAGE
PERMISSIBLE — 59.276 % = 186.410 sqm.
PROPOSED — 58.949 % = 185.385 sqm.

CAR PARKING REQD (FOR RESIDENTIAL) — TOTAL RESIDENTIAL AREA 510.795 (250) SQM = 2.043 = 2 NOS
(FOR COMMERCIAL) — (73.040 sqm) = 1 nos
TOTAL CAR PARKING REQD — 03 NOS
PROPOSED CAR PARKING — 03 NOS
CAR PARKING SPACE PROVIDED — 67.375 sqm
WIDTH OF THE ROAD — 7.135 m
PERMISSIBLE F.A.R. — 2.000

PROPOSED F.A.R. = TOTAL EFFECTIVE FLOOR AREA / CAR PARKING PROVIDED LAND AREA
= (680.170 - 67.275) sqm / 314.480 sqm = 1.948

DETAIL OF GROUND FLOOR :-
a) CAR - PARKING AREA - 67.275 SQM.
b) COMMERCIAL AREA - 73.040 SQM
c) SERVICE AREA - 16.535 SQM.
d) LIFT - LOBBY AREA - NIL
e) LIFT AREA - 1.800 SQM
f) ENTRANCE - LOBBY AREA = 8.340 SQM
g) STAIR - CASE AREA - 11.160 SQM.

PROPOSED SANCTION AREA WITHOUT CUP - BOARD :- 738.850 sqm.
PROPOSED CUP - BOARD AREA= 14.649 SQM.
PROPOSED SANCTION AREA WITH CUP - BOARD : 753.499 sqm.

FLOOR	COVERED AREA	WELL		COVERED AREA EXCEPT LIFT & STAIR WELL	STAIR AREA (CARPET)		LIFT LOBBY AREA (CARPET)	TOTAL EFFECTIVE AREA FOR F.A.R.	CORRIDOR & PASS. AREA (COV.)	EFFECTIVE AREA FOR CAR PARKING CALCULATION		COMMERCIAL AREA INCL. COMMERCIAL STAIR ,LIFT & LOBBY	CAR PARKING AREA	SERVICE AREA
		LIFT WELL	STAIR WELL		RESIDENTIAL	COMMERCIAL				(RESIDENTIAL)	(COMMERCIAL)			
GR. FLOOR	182.695 sqm.	Nil	Nil	182.695 sqm.	11.160 sqm.	Nil	2.160 sqm.	169.375 sqm.	8.340 sqm.	Nil	73.040 sqm	73.040 sqm	67.275 sqm	16.535 sqm
1ST. FLOOR	185.385 sqm.	1.800 sqm	Nil	183.585 sqm.	11.160 sqm.	Nil	2.160 sqm.	170.265 sqm.	Nil	170.265 sqm.	Nil	Nil	Nil	Nil
2ND FLOOR	185.385 sqm.	1.800 sqm.	Nil	183.585 sqm.	11.160 sqm.	Nil	2.160 sqm.	170.265 sqm.	Nil	170.265 sqm.	Nil	Nil	Nil	Nil
3RD. FLOOR	185.385 sqm.	1.800 sqm.	Nil	183.585 sqm.	11.160 sqm.	Nil	2.160 sqm.	170.265 sqm.	Nil	170.265 sqm.	Nil	Nil	Nil	Nil
TOTAL	738.850 sqm.	5.400 sqm.	Nil	733.450 sqm.	44.640 sqm.	Nil	8.640 sqm.	680.170 sqm.	8.340 sqm.	510.795 sqm.	73.040 sqm	73.040 sqm	67.275 sqm	16.535 sqm

C. B. AREA CALCULATOIN

FLOOR	PROPOSED FLOOR AREA	PERMISSIBLE C. B. AREA(5%)	PROPOSED C. B. AREA
1ST. FLOOR	185.385 SQM.	5.561 SQM.	4.883 SQM.
2ND FLOOR	185.385 SQM.	5.561 SQM.	4.883 SQM.
3RD FLOOR	185.385 SQM.	5.561 SQM.	4.883 SQM.
TOTAL	556.155 SQM.	16.683 SQM.	14.649 SQM.

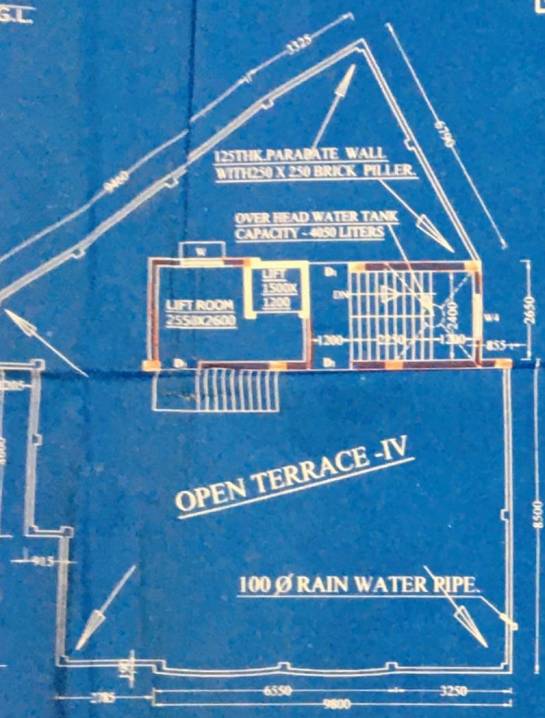
SPECIFICATIONS

1. 75 TH. IST. CLASS BRICK SOLING IN FOUNDATION & FLOOR
2. 150 TH. 1:2:6 (CEMENT,SAND & KHOA) CEMENT CONCRETE IN FOUNDATION & FLOOR
3. FOUNDATION BRICK WORK WILL BE 1ST CLASS BRICK WITH 1:5 CEMENT MORTAR
4. 125 TH. & 75 TH. PARTITION BRICK WORK WILL BE 1:5 CEMENT MORTAR
5. 200TH. EXTERNAL WALLS WILL BE 1:6 CEMENT MORTAR
6. 25 TH. D.P.C. WILL BE 1:2:4 WITH PROPER WATER PROOFING COMPOUND
7. R.C.C. CONC. MIX WILL BE 1:2:4 CEMENT SAND & STONE CHIPS
8. CEILING AND ALL R.C. PLASTER WILL BE 12mm. TH. 1:4 CEMENT MORTAR
9. 25 MM. TH. I.P.S. FLOORING
10. GRADE OF CONCRETE M - 20 .
11. ALL BUILDING MATERIALS WILL BE AS PER I.S. CODE & C.P.C. 1984

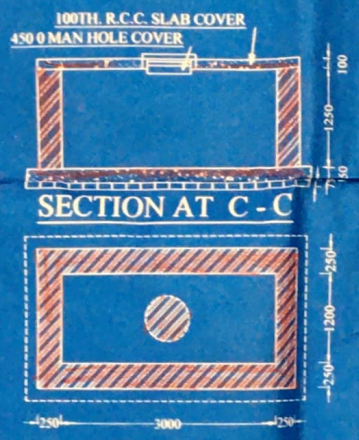
AREA STATEMENT OF FLAT

1ST. FLOOR	A=55.770 SQM.	B=54.710 SQM.	C=59.408 SQM.
2ND. FLOOR	D=55.770 SQM.	E=54.710 SQM.	F=59.408 SQM.
3RD. FLOOR	G=55.770 SQM.	H=54.710 SQM.	I=59.408 SQM.

NOTES:- ALL FLAT AREA ARE ≤ 60 SQM. SO CAR PARKING DEVIDED BY 250 SQM.

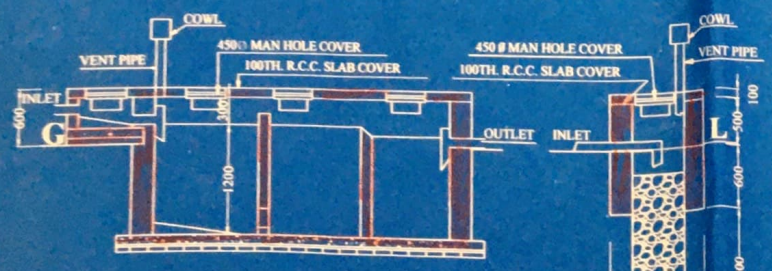


PROP.ROOF PLAN
SC=1:100

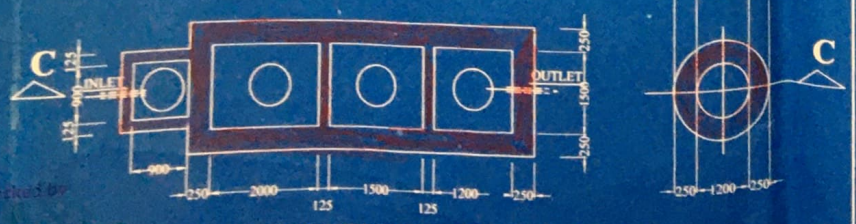


SECTION AT C - C

PLAN OF SEMI U. G. R.



SECTION AT C - C



PLAN OF SEPTIC TANK & SOAK PIT
SC=1:50

PROPOSED G+III STORIED SHOP & RESIDENTIAL BUILDING PLAN OF SRI MANAS MONDAL , SRI MALAY MONDAL, SMT. MALINA NASKAR & SMT. SANTANA SANFUI, AT R. S. DAG NO-2540, L. R. DAG NO-2555, R. S. KHATIAN NO-212, MOUZA- KAMRABAD, J. L. NO-41, P. S. -SONARPUR, DIST. SOUTH 24 PARGANAS, UNDER RAJPUR SONARPUR MUNICIPALITY, WARD NO-07, HOLDING NO- 1153 AT KADARAT.

SCHEDULE OF DOORS & WINDOWS

SYMBOL	SIZE	DESCRIPTION
D	1050X2000	SINGLE LEAF PANNELED DOOR
D1	950X2000	SINGLE LEAF PANNELED DOOR
D2	750X2000	SINGLE LEAF PANNELED DOOR
W	1500X1250	GLAZED WINDOW
W1	900X1250	GLAZED WINDOW
W2	700X1250	GLAZED WINDOW
W3	1250X1250	GLAZED WINDOW
W4	600X450	GLAZED WINDOW

GOPAL CHANDRA BAG
BE (Civil), ME, MIGS
EMPANELLED GEOTECHNICAL ENGINEER
KMC No. GT/1/3 /05-07/15/07
SIGNATURE OF GEOTECHENGINEER

GOPAL CH. BAG B.E. (Civil), M.E
Rajpur Sonarpur Municipality
ESE-1/61, EBS-1/861
9674491448
SIGNATUR OF STRUCTURAL ENGG

CONSTITUTE ATTORENY OF
Manas Mondal
Maloy Mandal, Malina Naskar
Santana Safui
MAA SHIBANI CONSTRUCTIONS
Ajoy Mondal
Proprietor
SIGNATURE OF OWNER

SATYASACHI MAITY
Building Contractor, Estimator & Surveyor
E.S. Enlisted No.-302
Rajpur Sonarpur Municipality
Ph:- 9830098749 / 7003137889
SIGNATUR OF E.B.S.-I

FOUNDATION
A CONCERN OF MODERN BUILDING PLAN,DESIGN,ESTIMATE & LAND SURVEY
GARIA STATION ROAD, TENTULBERIA, KOL-150.
MOBILE-9339761487-9836549743.

DATE:-06.05.2017. DRG. NO- 001/COM/2017-18

SHEET NO-1 OF 2 (ARCH.)

FOR OFFICE USE ONLY

APPROVED
Memo No. 815/09/02/22 Dated 16/03/2020
16/03/2025
Maloy Kumar Pal
Assistant Engineer Incharge P.W.D
Dr. Pallab Das
Chairman
RAJPUR-SONARPUR MUNICIPALITY