



PROPOSED G+IV STORIED RESIDENTIAL BUILDING AT R.S/L.R. DAG NOS. 60, 64, 66, 67, 69, 70 & 73, L.R. KHATIAN NOS. 1194, 1249, 1250, 1261, 1262, 1800, 1815 & 1816 LYING AND SITUATES AT MOUZA KALABERIA, J.L. NO.30, POLICE STATION: RAJARHAT, UNDER RAJARHAT BISHNUPUR NO.1 GRAM PANCHAYAT, DISTRICT: NORTH 24 PARGANAS.

- NAME OF OWNERS**
1. M/S. DEEPAK METAL WORKS PVT. LTD.
  2. NOBEL METAL INDUSTRIES
  3. NETAI MITRA
  4. NEMAI MITRA
  5. SHYAMAL KARMAKAR
  6. GANESHDHAM PROJECTS LLP
  7. GENESIS PLAZA LLP
  8. SAINATH APPARTMENT LLP

**NAME OF DEVELOPER**  
YELLOW SAND REALESATE LLP

**AREA STATEMENT**

TOTAL AREA OF LAND = 5061.87 SQ.M.	
= 75 COTTAGS, 10 CHHITACKS, 36 SQ.FT.	(AS PER DEED)
TOTAL AREA OF LAND = 4896.88 SQ.M.	
= 73 COTTAGS, 3 CHHITACKS, 15 SQ.FT.	(AS PER PARCHA)
TOTAL COVERED AREA OF GROUND FLOOR	= 2436.69 SQ.M.
BLOCK-A	= 312.35 SQ.M.
BLOCK-B+BLOCK-C	= 508.18 SQ.M.
BLOCK-D	= 312.35 SQ.M.
BLOCK-E+BLOCK-F+BLOCK-G	= 839.25 SQ.M.
BLOCK-H	= 464.56 SQ.M.

TOTAL COVERED AREA OF TYPICAL FLOOR	= 2630.28 SQ.M.
BLOCK-A	= 333.39 SQ.M.
BLOCK-B+BLOCK-C	= 537.45 SQ.M.
BLOCK-D	= 333.39 SQ.M.
BLOCK-E+BLOCK-F+BLOCK-G	= 943.03 SQ.M.
BLOCK-H	= 483.02 SQ.M.
STAIR LIFT & LOBBY AREA	= 1007.85 SQ.M.
CAR PARKING AREA	= 2235.120 SQ.M.
PROPPSED F.A.R	= 1.92

**CERTIFICATE OF OWNER :**  
CERTIFIED THAT I/W HAVE GONE THROUGH THE BUILDING RULES FOR THE NEW TOWN KOLKATA PLANNING AREA (BUILDING) RULES, 2014 AND ALSO UNDERTAKE TO ABIDE BY THOSE RULES DURING AND AFTER CONSTRUCTION OF THE BUILDING.

*[Signature]*  
As a Constituted Attorney of  
Deepak Metal Works Pvt Ltd,  
Nobel Metal Industries, Netai Mitra,  
Nemai Mitra, Shyamal Karmaakar,  
Genesis Plaza LLP, Sainath Apartment LLP  
Particular  
**YELLOW SAND REALESATE LLP**

SIGNATURE OF OWNER :

**CERTIFICATE OF ARCHITECT :**  
CERTIFIED THAT THE PLAN HAS BEEN DESIGNED AND DRAWN UP STRICTLY ACCORDING TO THE BUILDING RULES FOR THE NEW TOWN KOLKATA PLANNING AREA (BUILDING) RULES, 2014. CERTIFIED THAT THE FOUNDATION AND SUPER STRUCTURE OF BUILDING HAVE BEEN SO DESIGNED BY ME WILL MAKE FOUNDATION AND SUPER STRUCTURE SAFE IN ALL RESPECT INCLUDING THE BEARING CAPACITY AND SETTLEMENT OF SOIL. I HAVE PERSONALLY VERIFIED THE SITE AND FOUND IT IS BUILDABLE. IT IS NOT A TANK OR FILLED UP TANK. HENCE OK.

*[Signature]*  
**Susmita Biswas**  
SUSMITA BISWAS  
138/1/1517  
KOLKATA MUNICIPAL CORPORATION  
SIGNATURE OF ARCHITECT

The undersigned  
office:  
subject to  
Str. Engineer, Civil-Techn. Engineer.  
*[Signature]*  
District Engineer  
(N) 24 Parganas Zilla Parishad

SANCTIONED & APPROVED  
Executive Officer  
Rajarhat Panchayat Samity  
Rajarhat, North 24 Parganas

Approval Order No. 1517/16/PS  
Date: 17/11/2023  
Valid up to: 17/11/2028