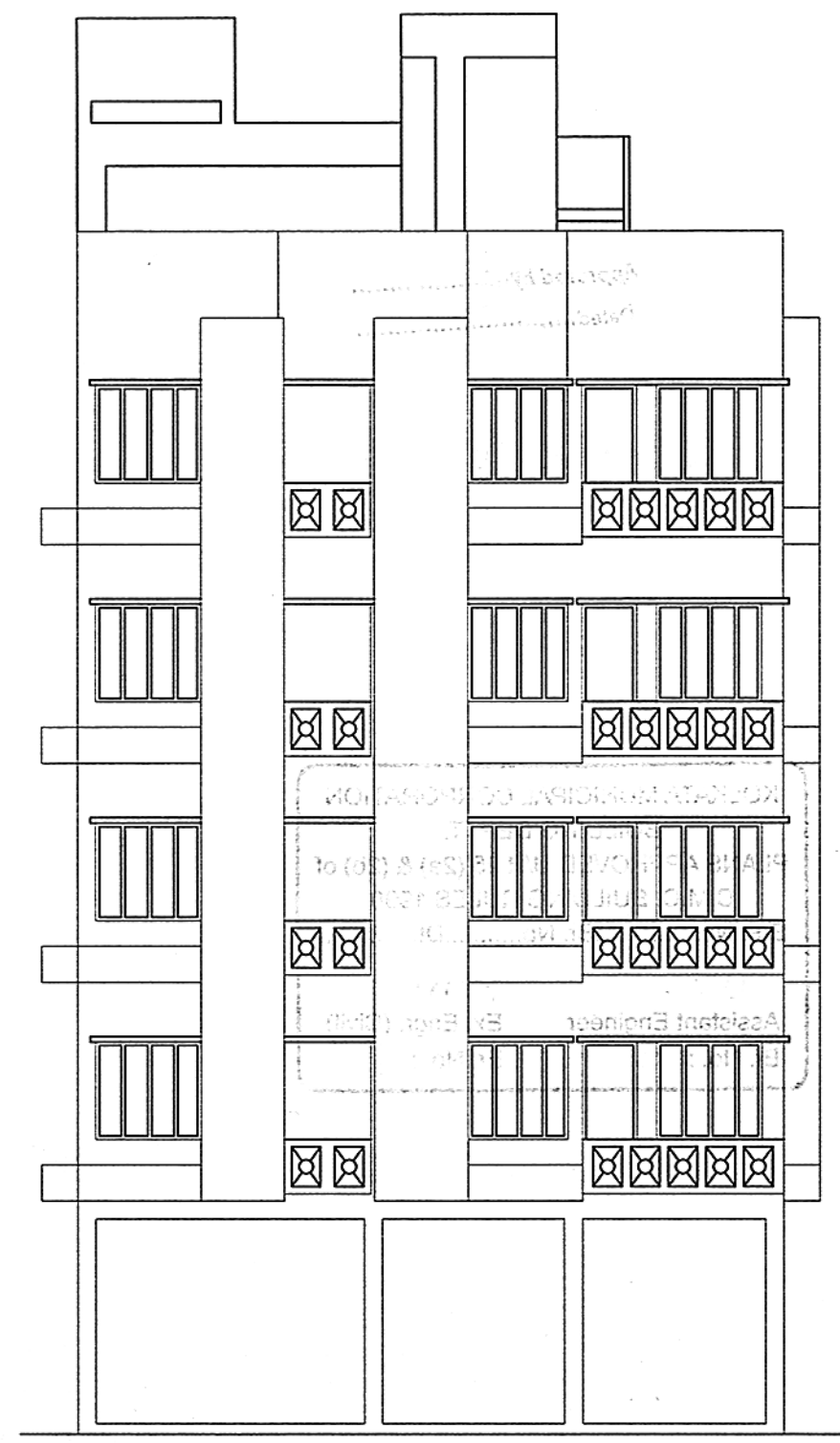
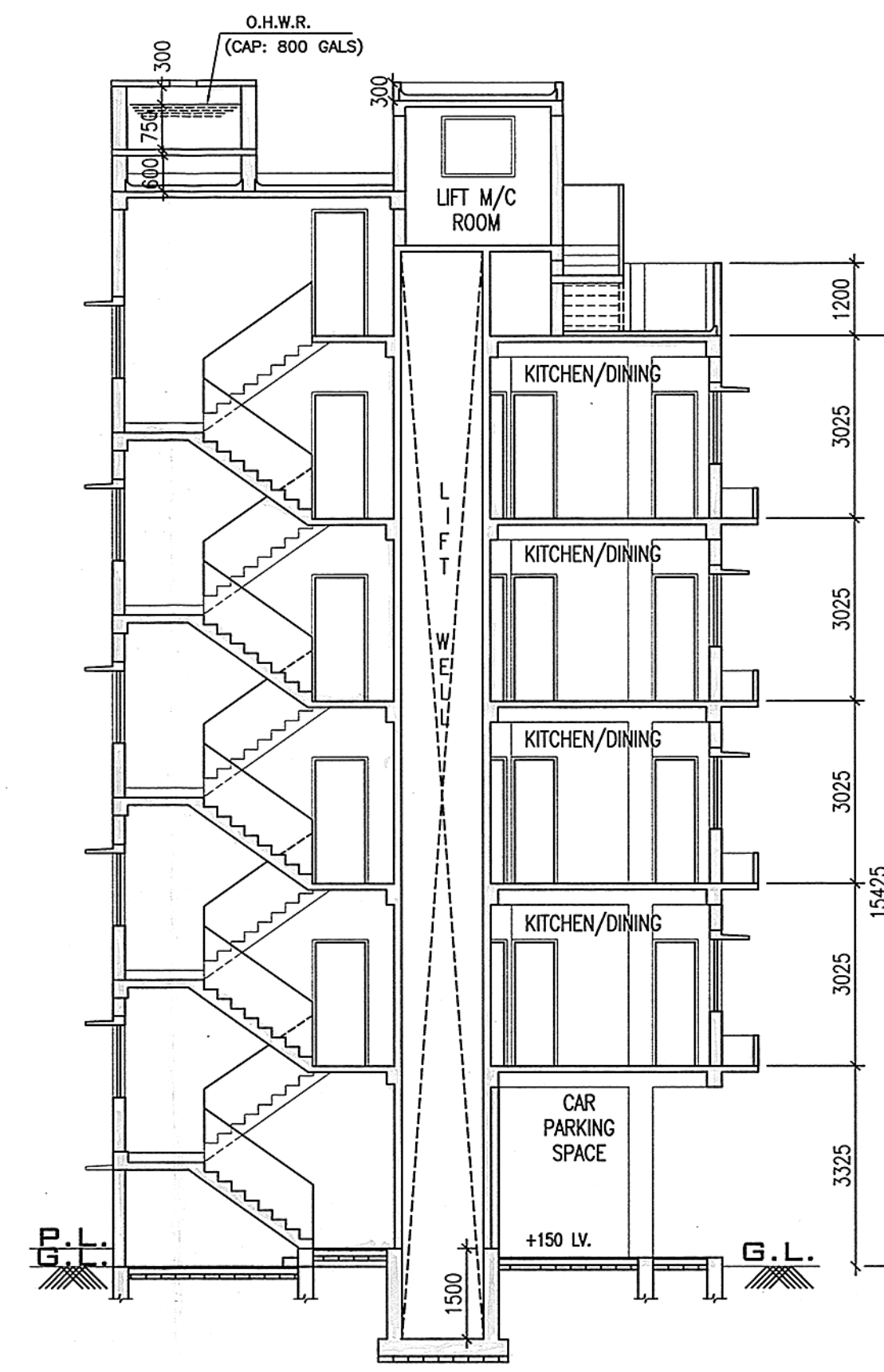


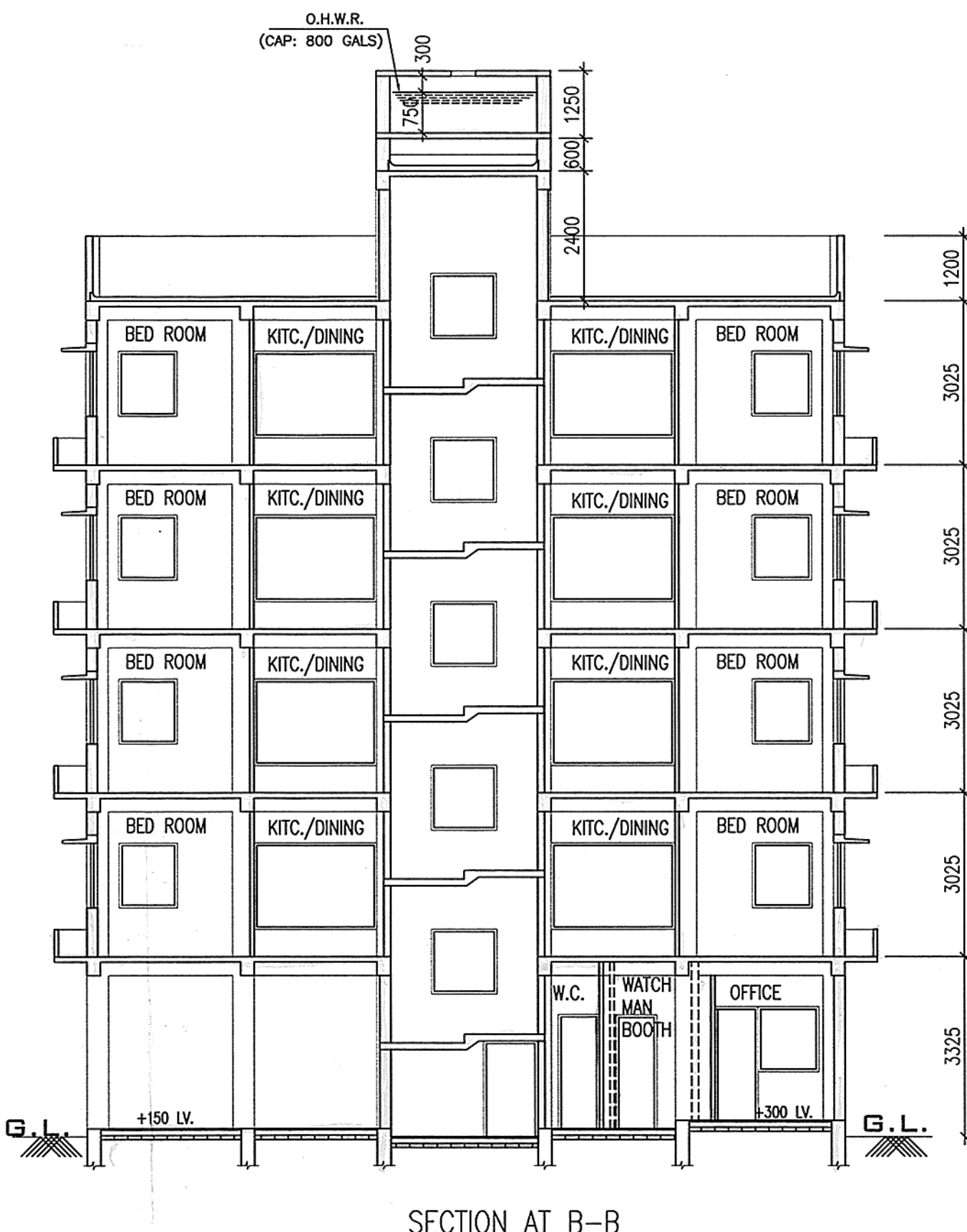
EAST SIDE ELEVATION



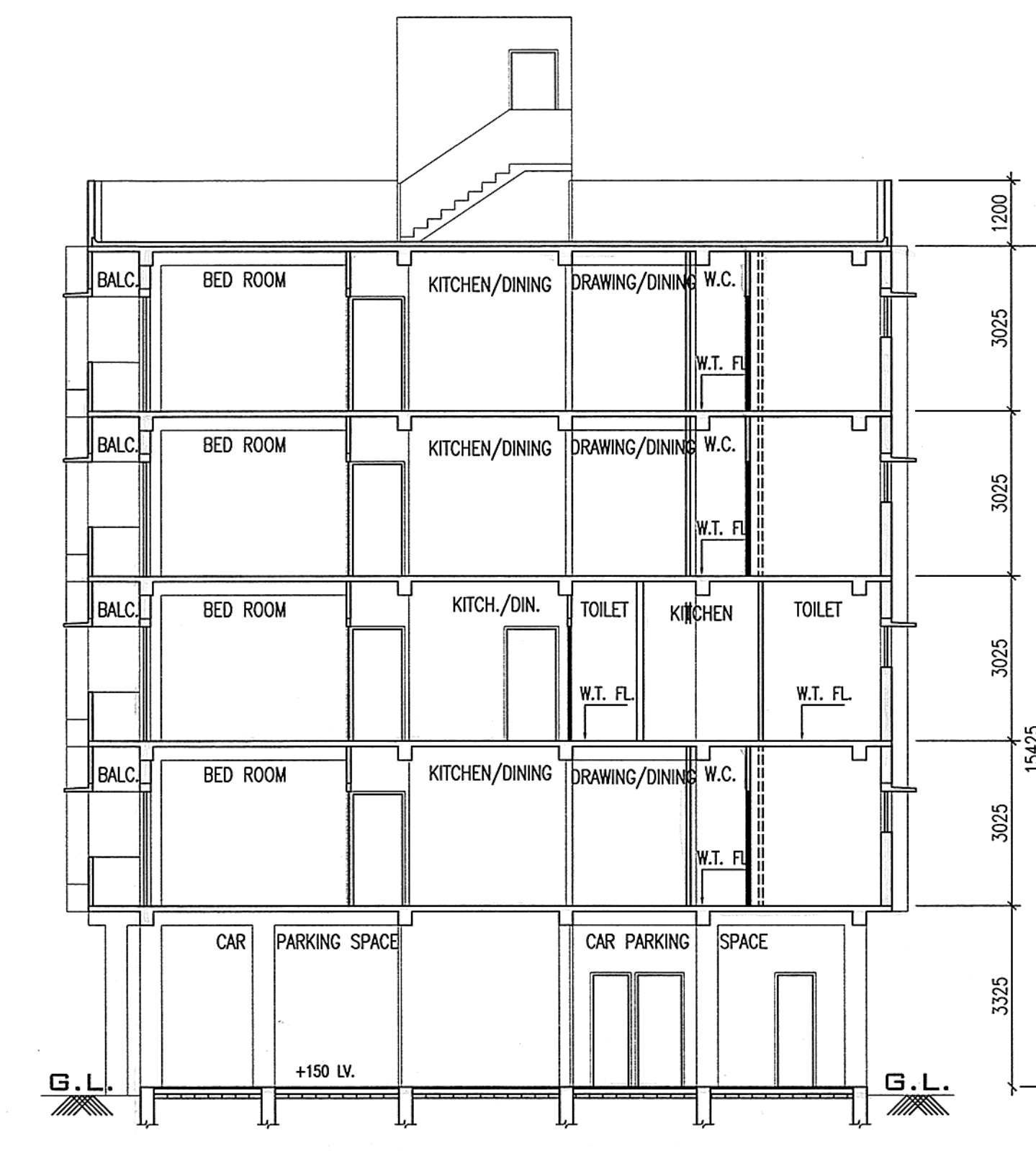
SOUTH SIDE ELEVATION



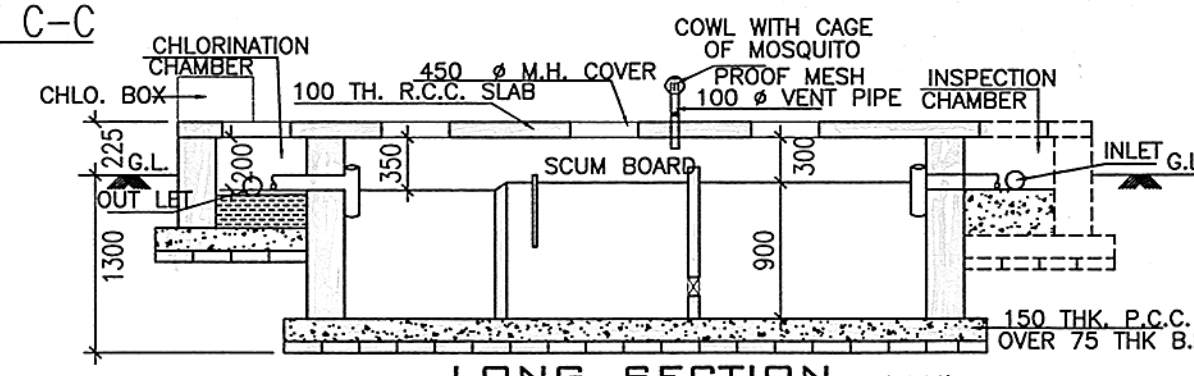
SECTION AT A-A



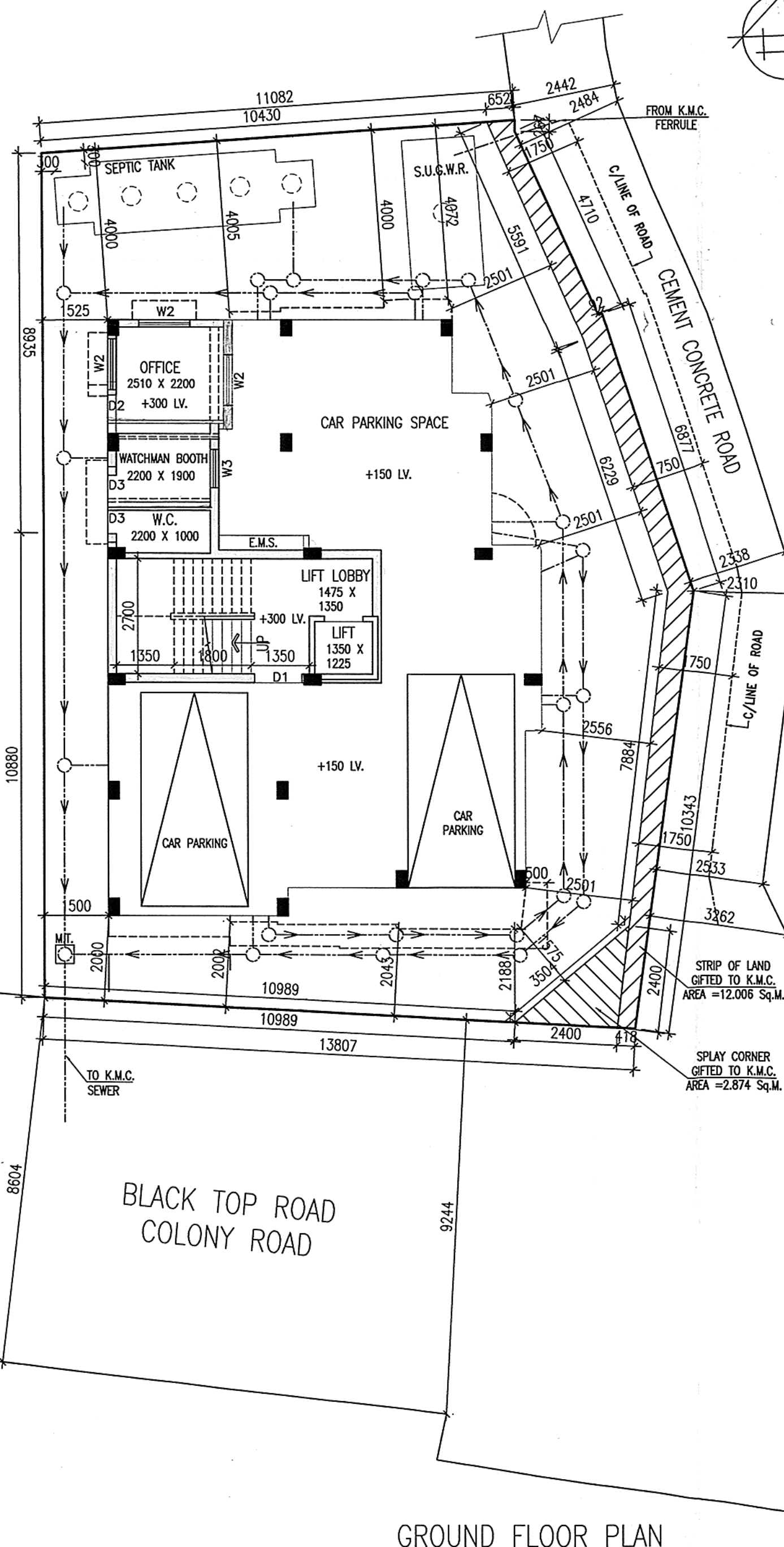
SECTION AT B-B



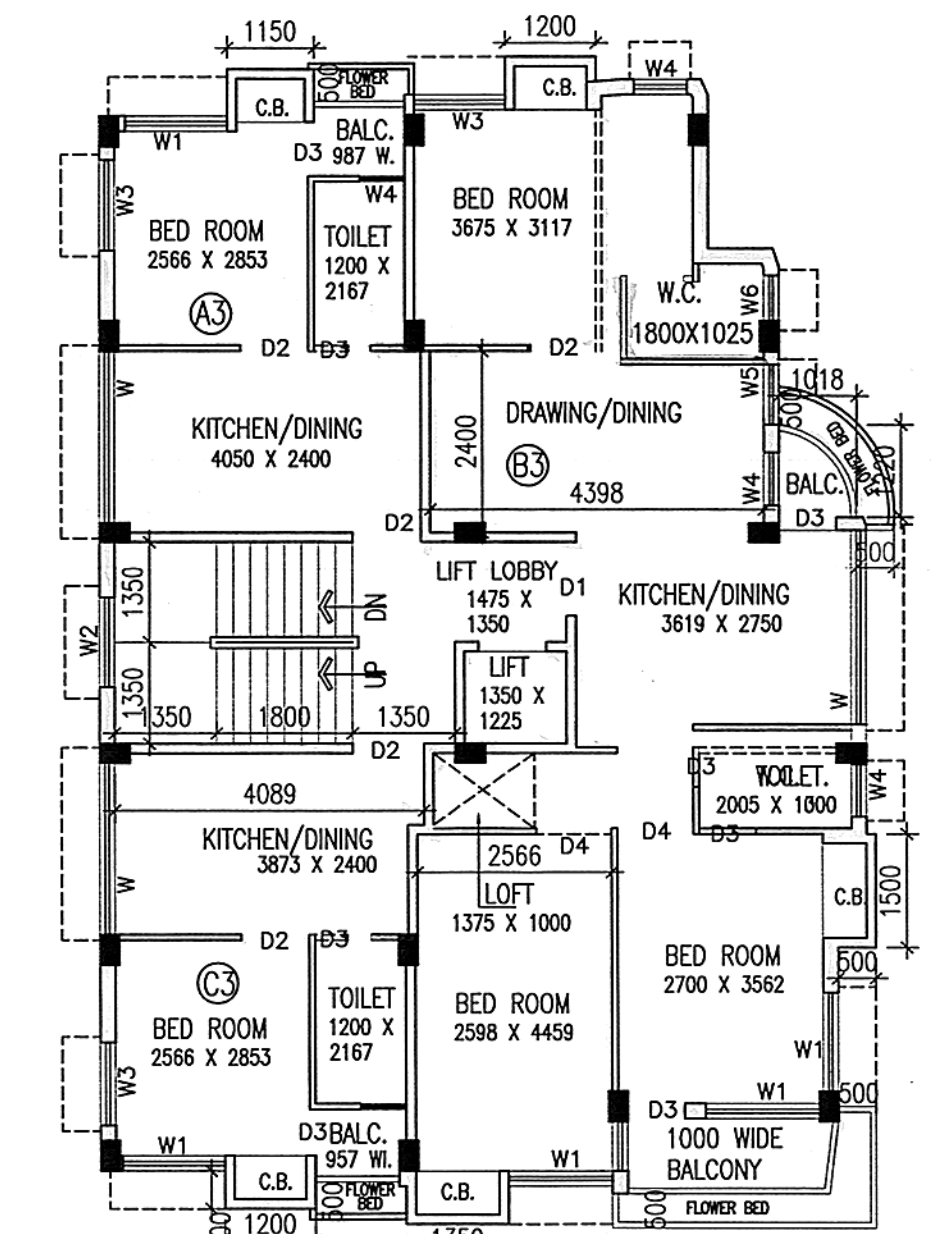
SECTION AT C-C



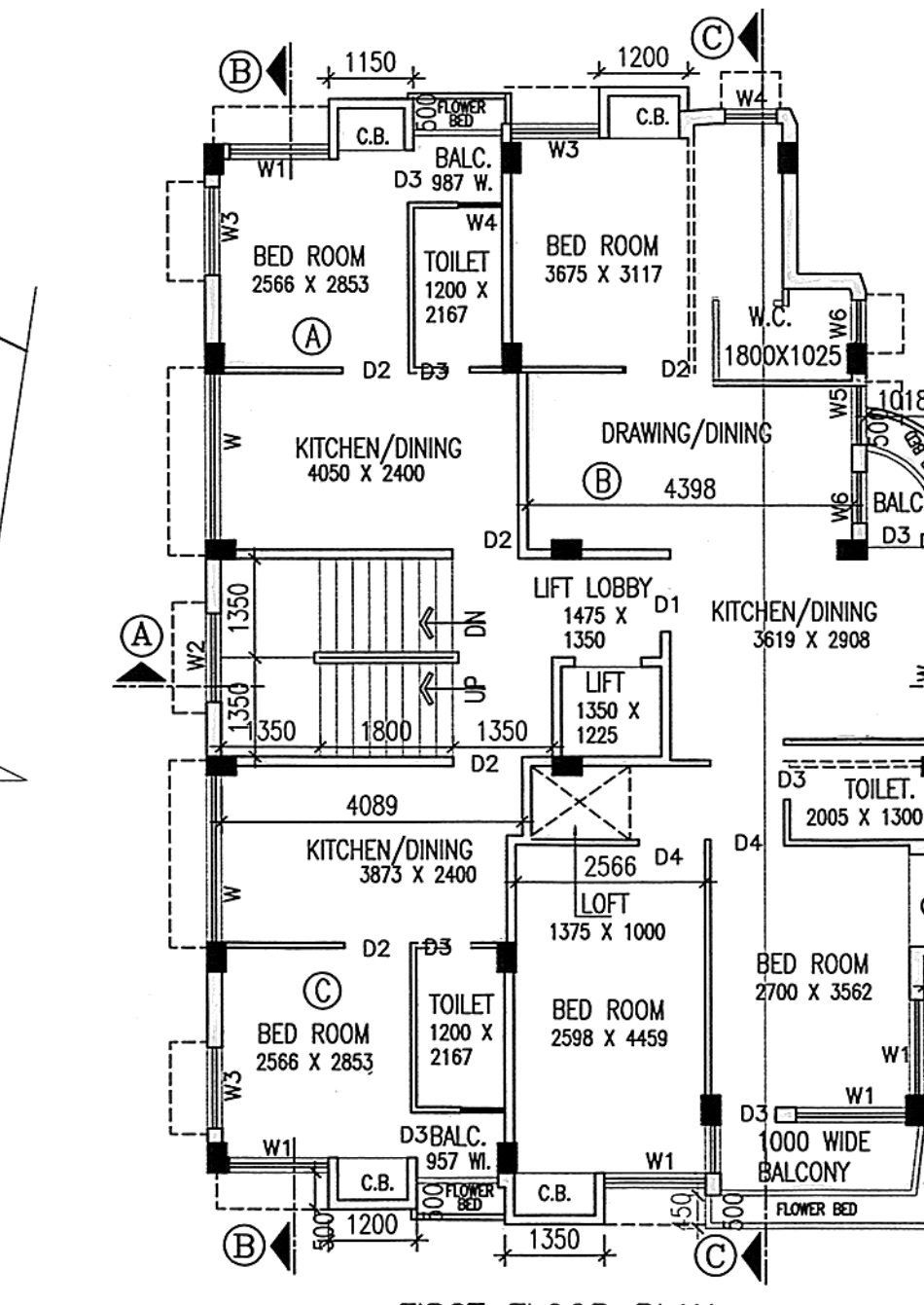
LONG SECTION AT (X-X)



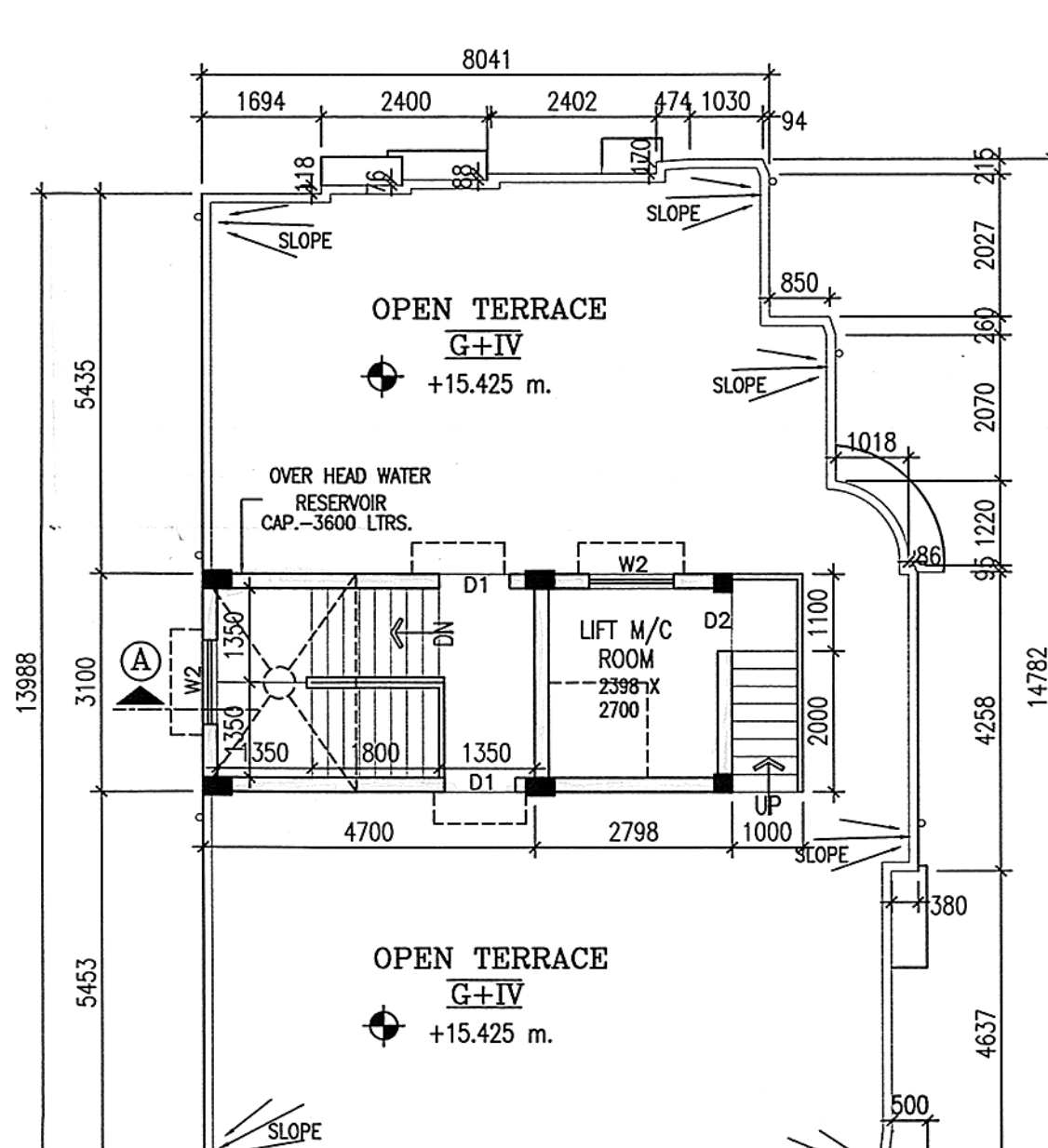
GROUND FLOOR PLAN



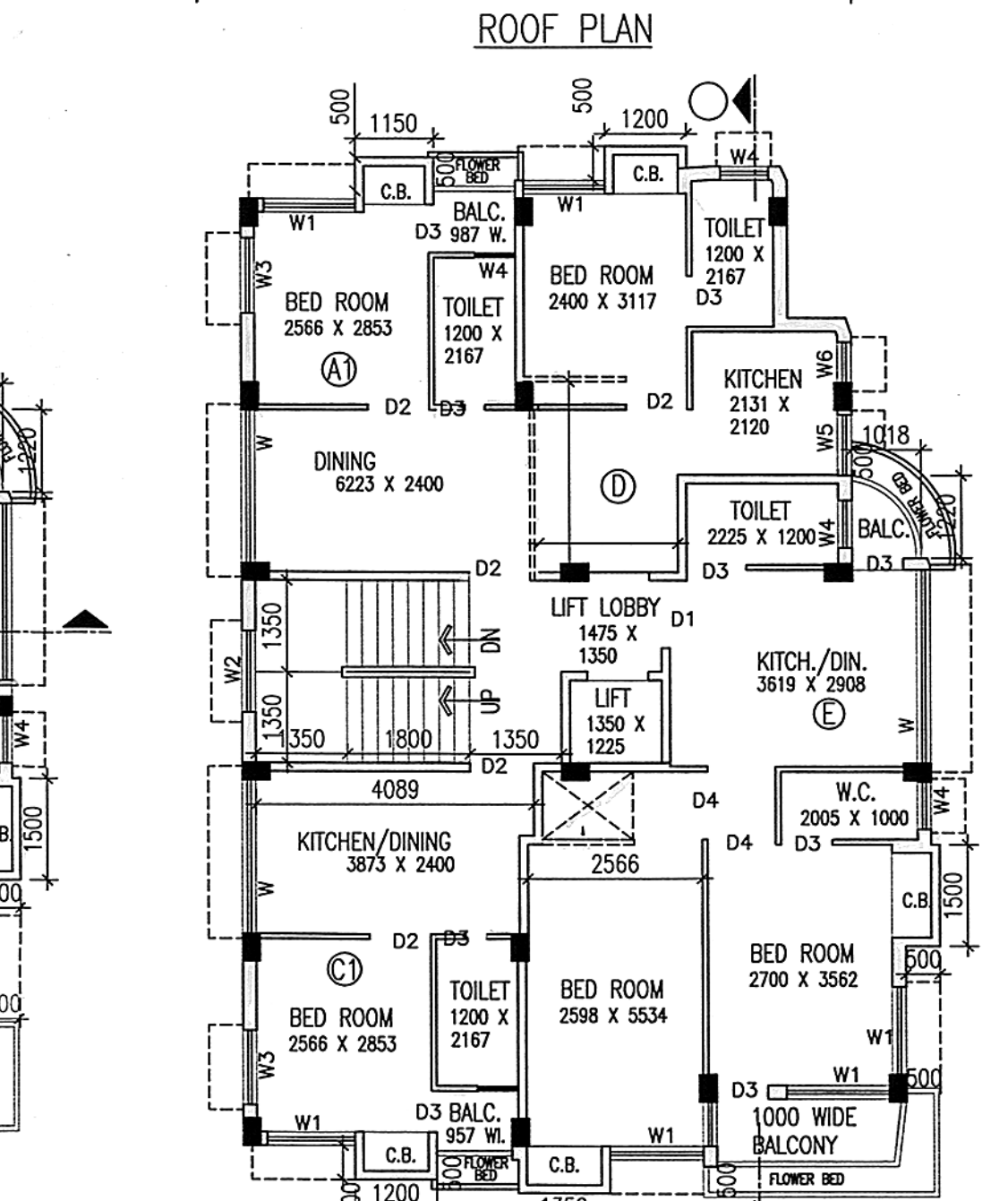
FOURTH FLOOR PLAN



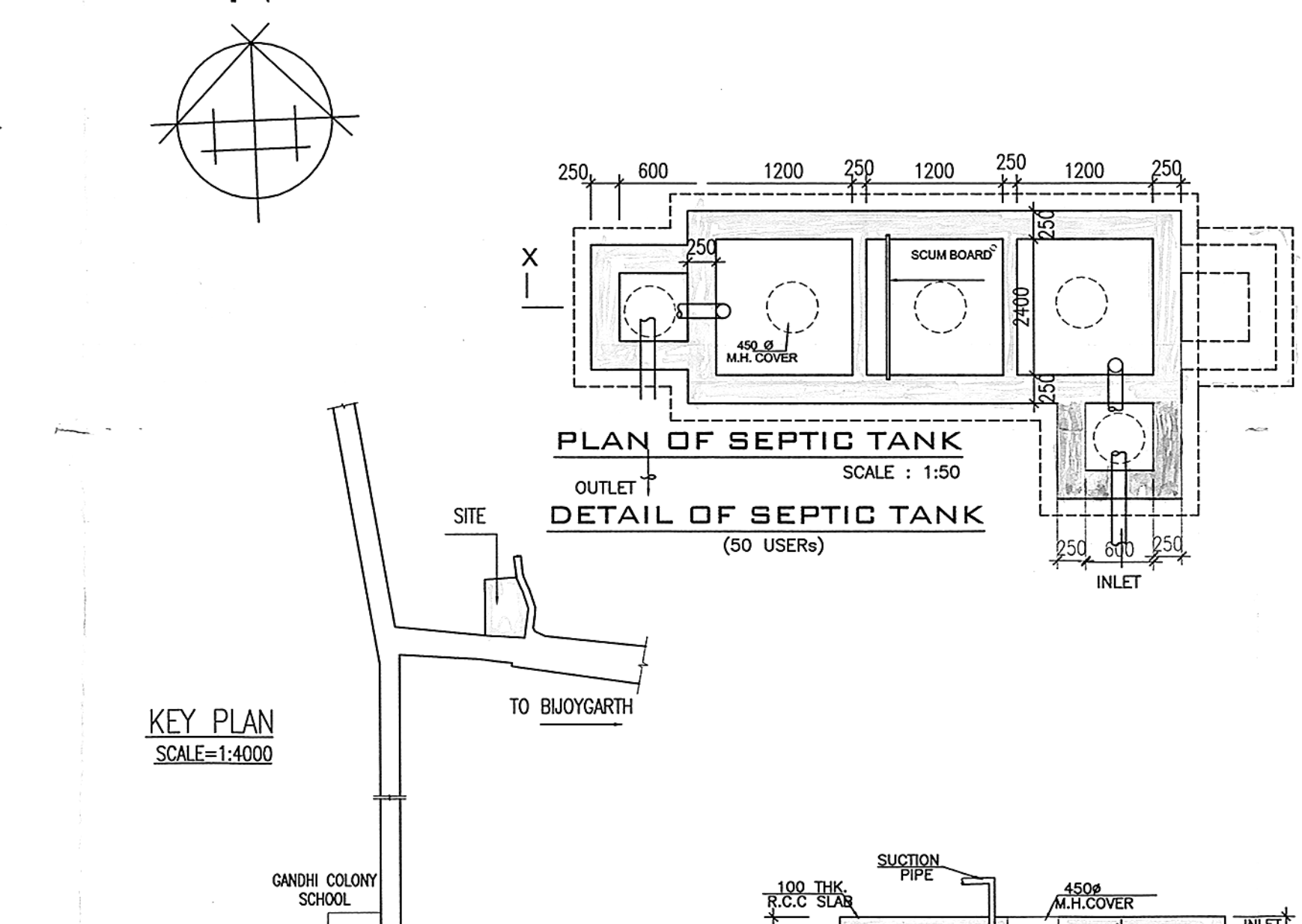
FIRST FLOOR PLAN



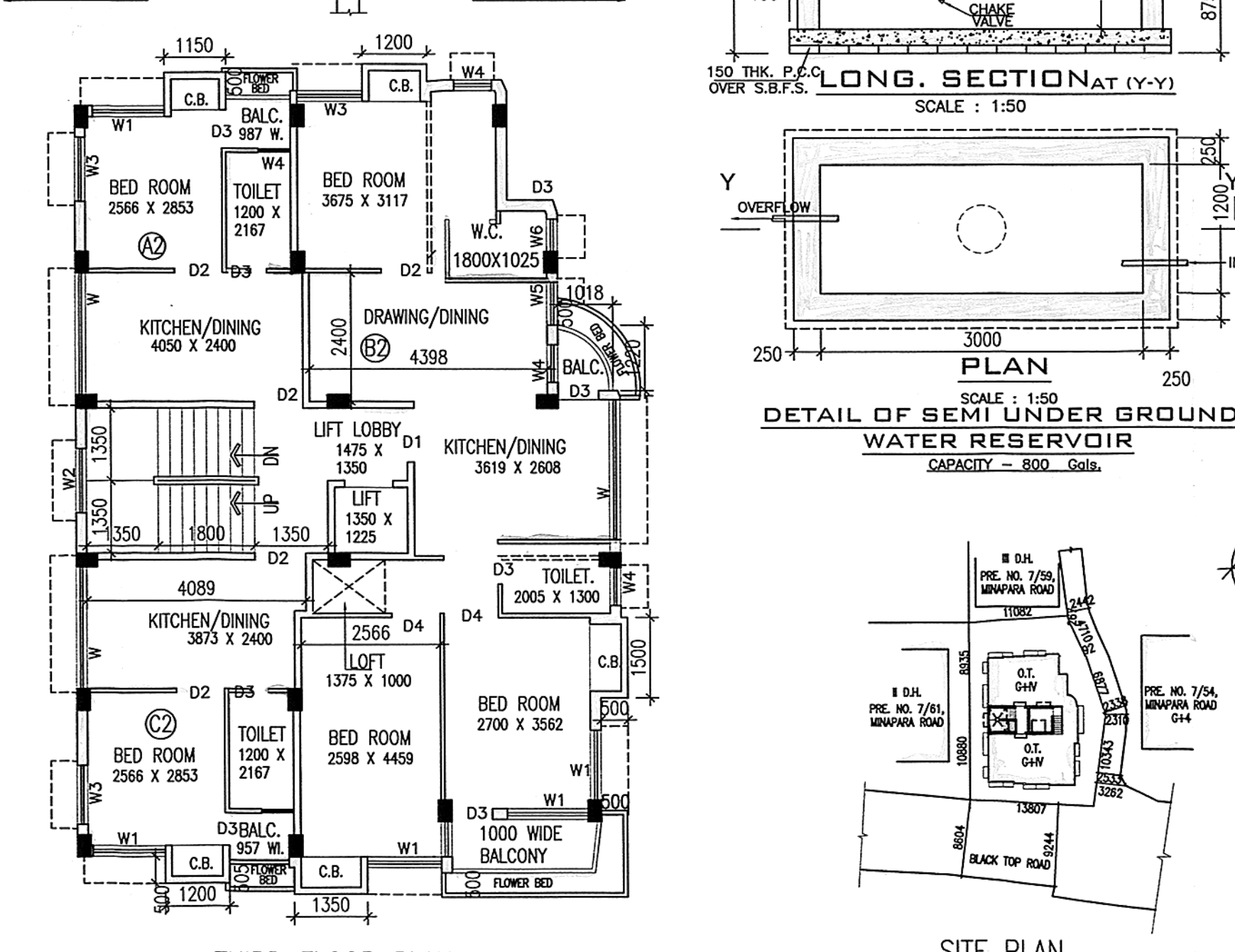
ROOF PLAN



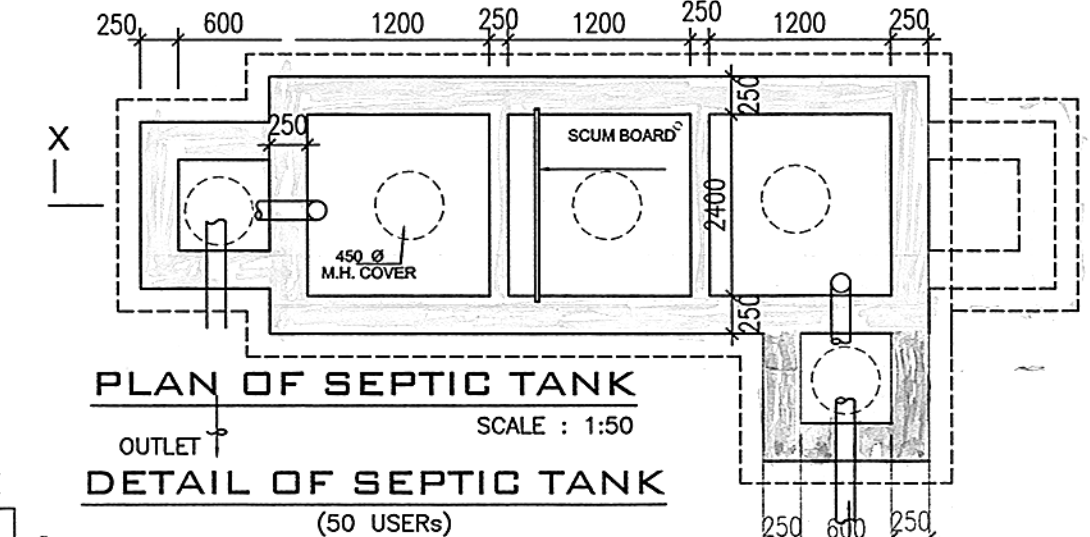
SECOND FLOOR PLAN



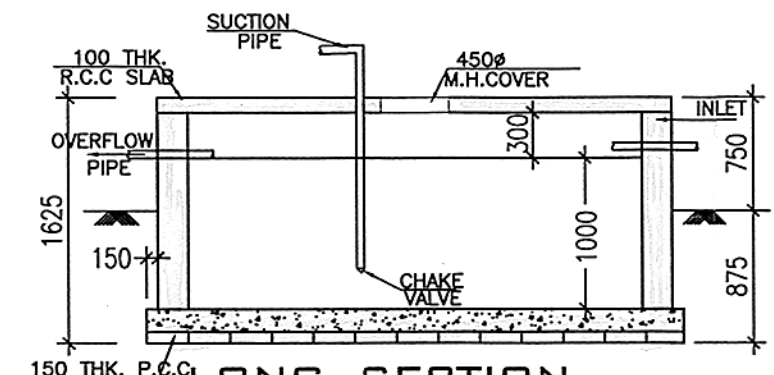
KEY PLAN



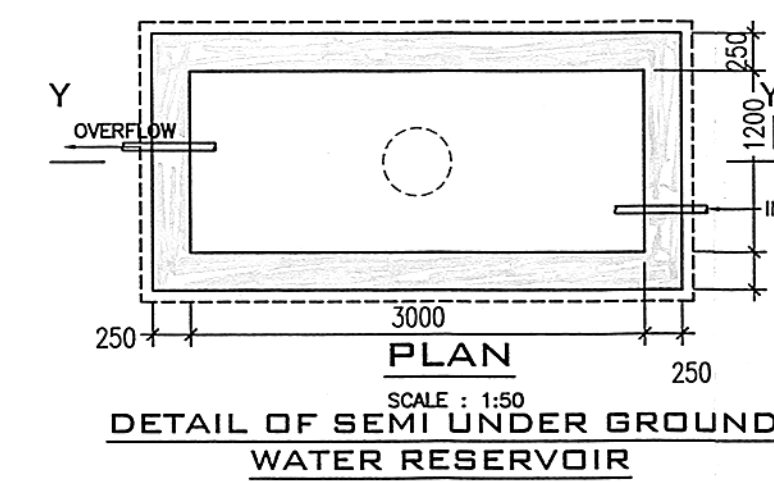
THIRD FLOOR PLAN



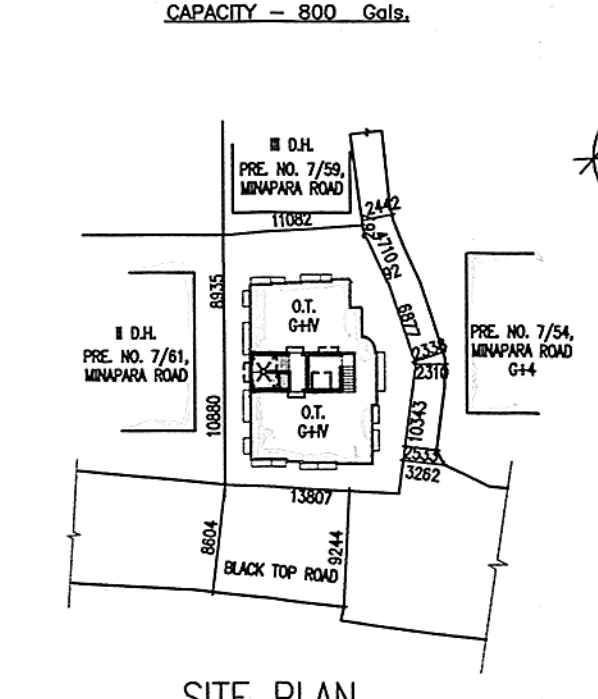
PLAN OF SEPTIC TANK
OUTLET DETAIL OF SEPTIC TANK



LONG SECTION AT (Y-Y)



DETAIL OF SEMI-UNDERGROUND WATER RESERVOIR



SITE PLAN

PART - A STATEMENT OF THE PLAN PROPOSAL

1. ASSESSEE NO.	21-095-05-1903-4
2. DETAILS OF REGISTERED DEED	BOOK - I, VOLUME - 1, BEING = 5, PAGE - 1720, YR = 2018, A.D.S.R. OF ALIPORE, 24 - PARGANAS, DATE = 05-06-2018.
3. DETAILS OF POWER OF ATTORNEY	BOOK - I, VOLUME = 1604-2018, BEING NO. = 160408227, PAGE - 453120-453181, YEAR = 2019, ADDITIONAL REGISTRAR OF ASSURANCE-IV, DATE = 26-10-2019.
4. DETAILS OF REGISTERED BOUNDARY	BOOK - I, VOLUME = 1605-2019, BEING = 160506772, PAGE - 231396-231405, YEAR - 2019, A.D.S.R. - ALIPORE, WEST BENGAL, DATE = 08/12/2019.
5. DETAILS OF STRIP OF LAND	BOOK - I, VOLUME = 1630-2020, BEING = 163002113, PAGE - 77005-77019, YEAR - 2020, D.S.R. V. ALIPORE, WEST BENGAL, DATE = 08-10-2020.
6. DETAILS OF CORNER SPLAY	BOOK - I, VOLUME = 1605-2019, BEING = 160506778, PAGE - 231374-231395, YEAR - 2019, A.D.S.R. - ALIPORE, WEST BENGAL, DATE = 06-12-2019.
7. (A). AREA OF THE PLOT OF LAND (B). NO OF STORIED INCLUDING BASEMENT IF ANY	= 285.608 Sq.m. G + FOUR STORIED
8. NO OF TENEMENTS	12 Nos.
9. NO OF TENEMENTS	BELOW 50 Sq.M. - 10 Nos. 50-75 Sq.M. - 1 No. 75-100 Sq.M. - 3 Nos.

PART - B.
 1. AREA OF LAND: AS PER TITLE DEED = 288.463 Sq.m. (4 Ch. - 5 Ch. - 0 Sq.R.)
 2. AS PER BOUNDARY DECLARATION = 285.608 Sq.m.
 3. EFFECTIVE LAND AREA = 285.608 Sq.m.
 4. ROAD WIDTH = 8.604 m. (min.)
 5. USER GROUP = RESIDENTIAL
 6. (i) PERMISSIBLE GROUND COVERAGE (57.14%) = 163.222 Sq.m.
 (ii) EXCUTED GROUND COVERAGE (47.807 %) = 136.542 Sq.m.
 7. EXCUTED HEIGHT = 15.425 m.
 8. NET LAND AREA = 285.608 Sq. m. - 12.006 Sq. m. (STRIP OF LAND) = 273.602 Sq. m. - 2.874 Sq. m. (SPLAY CORNER) = 270.728 Sq. m.
 9. EXCUTED AREA =

FLOOR	TOTAL COVERED AREA IN m ²	LESS LIFT WELL IN m ²	ACTUAL FLOOR AREA IN m ²	EXEMPTED AREA In Side Lift & lobby Area in m ²	NET FLOOR AREA IN m ²
GROUND	128.554	---	128.554	1.991	126.563
FIRST	136.542	1.654	134.888	1.991	132.907
SECOND	136.542	1.654	134.888	1.991	132.907
THIRD	136.542	1.654	134.888	1.991	132.907
FOUR	136.542	1.654	134.888	1.991	132.907
TOTAL	674.722	6.616	668.106	9.955	658.151

TENEMENT MARKED	TENEMENT SIZE IN m ²	MULTIPLYING FACTOR	ACTUAL AREA INCLUDING PROP. AREA IN m ²	No of Tenement	No of Car Required
A, A2, A3	24.05	1.1825	28.44	3	3
B, B2, B3	72.09	1.1825	85.25	3	3
C, C1, C2, C3	23.72	1.1825	28.05	4	2
A1+D	46.98	1.1825	55.55	1	1
E	49.16	1.1825	58.13	1	1

CALCULATION OF F.A.R.	
1. EFFECTIVE LAND AREA IN SQ.M	285.608
2. TOTAL REQUIRED CAR PARKING	2
3. TOTAL COVERED CAR PARKING PROVIDED	2
4. PERMISSIBLE EXEMPTED AREA FOR CAR PARKING IN m ²	50
5. ACTUAL CAR PARKING AREA PROVIDED IN m ²	93.93
6. PERMISSIBLE F.A.R	2.00
7. EXCUTED F.A.R = 597.401 - 50 / 285.608 = 1.917	1.917

CALCULATION OF OTHER FEES	
8. STAIR HEAD ROOM AREA IN m ²	14.57
9. LIFT MACHINE ROOM AREA IN m ²	8.67
10. OVER HEAD RESERVOIR AREA IN m ²	6.76
11. AREA OF CUPBOARD IN m ²	12.53
12. TOTAL OTHER AREA ONLY FOR FEES IN m ²	86.34
13. RELATIONSHIP OF THE AUTHORITY, IF ANY	---
14. LIFT MACHINE ROOM STAIR AREA IN m ²	3.10
15. TOTAL ROOF AREA IN m ²	136.675
16. TOTAL LOFT AREA IN m ²	7.41
17. OFFICE COVERED AREA IN m ²	7.72
18. OFFICE CARPET AREA IN m ²	5.62

DOOR SCHEDULE		WINDOW SCHEDULE	
TYPE	SIZE (BxH)	TYPE	SIZE (HxD)
D1	1050mm X 2100mm (H)	W1	1500mm X 1200mm (H)
D2	900mm X 2100mm (H)	W2	1200mm X 1200mm (H)
D3	750mm X 2100mm (H)	W3	1000mm X 750mm (H)
D4	1000mm X 2100mm (H)	W4	600mm X 750mm (H)
		W5	900mm X 1200mm (H)
		W6	600mm X 1200mm (H)

OWNER'S DECLARATION :-
 I DO HEREBY UNDERTAKE WITH FULL RESPONSIBILITY THAT:-
 1. I SHALL ENGAGE L.B.S. & E.S.E. DURING CONSTRUCTION OF THE BUILDING (AS PER PLAN)
 2. I SHALL FOLLOW THE INSTRUCTION OF L.B.S. & E.S.E. DURING CONSTRUCTION OF THE BUILDING (AS PER PLAN)
 3. K.M.C. AUTHORITY WILL NOT BE RESPONSIBLE FOR STRUCTURAL STABILITY OF THE BUILDING & ADJOINING STRUCTURE.
 4. IF ANY SUBMITTED DOCUMENTS ARE FOUND TO BE FAKE, THE K.M.C. AUTHORITY WILL REMOVE THE SANCTION PLAN.
 5. THE CONSTRUCTION OF WATER RESERVOIR & SEPTIC TANK WILL BE UNDER THE GUIDANCE OF L.B.S. / E.S.E.
 6. DURING SITE INSPECTION I WAS PHYSICALLY PRESENT AND PROPERLY IDENTIFIED THE SITE.

SURINDAM DUITA FOR M/S BANERJEE & DUTTA CONTRACTOR (PARTNER), CONSTITUTED ATTORNEY OF DHIRTI KANTA ROY, RINA KARMAKAR, KIRPADIPITI GHOSAL, DIPRA GANGULY, ANINDITA BHATTACHARJEE, ARUNDHUTI DUTTA, SABITA RAY, SAYARI RAY, SOURAV RAY, MOUSUMI BHATTACHARYA, SIGNATURE OF OWNER

CERTIFICATE FROM E.S.E. :-
 I CERTIFIED WITH FULL RESPONSIBILITY THAT THE G+V STORED RESIDENTIAL BUILDING PLAN HAS BEEN DRAWN UP AS PER STANDS DEFECTO ON THE PREMISES NO. 85/7/103, MINAPARA ROAD, WARD NO.-095, BOROUGH-X, KOLKATA-700032, IN COMPLIANCE WITH B.S. PLAN NO. 202010088 DATED ON 23/11/2020. THE WORK HAS BEEN SUPERVISED BY ME AND COMPLETED TO THE BEST OF MY SATISFACTION. THE WORKMANSHIP AND ALL THE MATERIAL (TYPE AND GRADE) HAVE BEEN USED STRICTLY IN ACCORDANCE WITH GENERAL AND DETAILED SPECIFICATION NO PROVISION OF K.M.C. BUILDING ACT 1980, AND THE K.M.C. BUILDING RULE 2009, HAVE BEEN VIOLATED IN COURSE OF THE WORK. THE BUILDING IS STRUCTURALLY SAFE AND STABLE FOR HUMAN HABITATION.
 THE STRUCTURAL DESIGN CALCULATION HAS BEEN MADE AS PER SOIL TEST REPORT DONE BY MRS. **Surindam Duita** TECHNICAL SOIL OF F-25, C.I.T. MARKET, JADAVPUR, KOLKATA-700032, RECOMMENDED & SIGNED BY **BISWADIP PAUL** (TYPE AND GRADE) HAVE BEEN USED STRICTLY IN ACCORDANCE WITH GENERAL AND DETAILED SPECIFICATION NO PROVISION OF K.M.C. BUILDING ACT 1980, AND THE K.M.C. BUILDING RULE 2009, HAVE BEEN VIOLATED IN COURSE OF THE WORK. THE BUILDING IS STRUCTURALLY SAFE AND STABLE FOR HUMAN HABITATION.
BISWADIP PAUL
 KOLKATA MUNICIPAL CORPORATION
 39A/141, P.G.M. SHAH ROAD, KOL-45
 MOB. - 9777058280 / 9431447958
 SIGNATURE OF E.S.E. :- **BISWADIP PAUL**
 E.S.E. - CLASS-I, NO-1717
 KOLKATA MUNICIPAL CORPORATION
 39A/141, P.G.M. SHAH ROAD, KOL-45
 MOB. - 9777058280 / 9431447958
 SIGNATURE OF L.B.S. :- **BISWADIP PAUL**
 L.B.S. - 1717 (I)

CERTIFICATE FROM L.B.S. :-
 I CERTIFIED WITH FULL RESPONSIBILITY THAT THE G+V STORED RESIDENTIAL BUILDING PLAN HAS BEEN DRAWN UP AS PER STANDS DEFECTO ON THE PREMISES NO. 85/7/103, MINAPARA ROAD, WARD NO.-095, BOROUGH-X, KOLKATA-700032, IN COMPLIANCE WITH B.S. PLAN NO. 202010088 DATED ON 23/11/2020. THE WORK HAS BEEN SUPERVISED BY ME AND COMPLETED TO THE BEST OF MY SATISFACTION. THE WORKMANSHIP AND ALL THE MATERIAL (TYPE AND GRADE) HAVE BEEN USED STRICTLY IN ACCORDANCE WITH GENERAL AND DETAILED SPECIFICATION NO PROVISION OF K.M.C. BUILDING ACT 1980, AND THE K.M.C. BUILDING RULE 2009, HAVE BEEN VIOLATED IN COURSE OF THE WORK. THE BUILDING IS STRUCTURALLY SAFE AND STABLE FOR HUMAN HABITATION.
BISWADIP PAUL
 KOLKATA MUNICIPAL CORPORATION
 39A/141, P.G.M. SHAH ROAD, KOL-45
 MOB. - 9777058280 / 9431447958
 SIGNATURE OF L.B.S. :- **BISWADIP PAUL**
 L.B.S. - 1717 (I)

CERTIFICATE FROM GEO-TECH ENGINEER
 THE STRUCTURAL DESIGN CALCULATION HAS BEEN MADE AS PER SOIL TEST REPORT DONE BY TECHNICAL SOIL OF F-25, C.I.T. MARKET, JADAVPUR, KOLKATA-700032, RECOMMENDED & SIGNED BY **BISWADIP PAUL** BY GEO-TECH ENGINEER **RUPAK KUMAR BANERJEE**.
RUPAK KUMAR BANERJEE
 B.C.E.M.E., MGS., M.I.E.
 G.T./13 (K.M.C.), BUDGE-TECH-4002
 DIRP/SONG. TECH-15, GEM/HR/CO/000014
 SIGNATURE OF G.T.E. :- **RUPAK KUMAR BANERJEE**
 G.T. / 1 / 3 (K.M.C.)

REGULARIZATION PLAN OF GROUND + FOUR STORED RESIDENTIAL BUILDING U/RULE 26(2a+2b) AT PREMISES NO. 85/7/103, MINAPARA ROAD, WARD NO.-095, BR.-X, KOLKATA-700032, P.S. GOLFGREEN, VIDE BS. NO. 202010088, DT. 23/11/2020.

PARTY'S COPY

Approved by: DY C.E. (C) / Bldg / So. City
Dated: 22/02/23

77/Br-2/R-2C/22-23

KOLKATA MUNICIPAL CORPORATION
BUILDING DEPTT.
PLANS APPROVED U/R 25 (2a) & (2b) of
C.M.C. BUILDING RULES 1990
B.P. No. 22/23 D. No. 22/23

Assistant Engineer	Ex. Engr. (Civil)
Br. No. : 2	Br. No. : 2

Office of the
Executive Engineer, Br.-X
The Kolkata Municipal Corp.,
Building Department, Br.-X
Date: 17/02/23

RUPAK KUMAR BANERJEE
B.E. (M.E. M.E.)
D. No. 22/23

BISWADIP PAUL
D. No. 22/23

BISWADIP PAUL
D. No. 22/23