

		PART-B: : </th							
5 KATA		4. TOTAL 0 5. NO OF F 6. NO OF F	CAR PARKING AF REQUIRED CAR F PROVIDED CAR F	: 1307.985 SQ.M : 247.691 SQM. : 09 NOS. : 08 NOS. (COVERED) , 1 NO. (OPEN)					
16 to 99927 KOLKATA		STATEMENT OF AREA LAND AREA (AS / DEED) = 538.276 SQ.M. / 5794.000 SQFT (08 KH-00 CH34 SQ.FT) LAND AREA = 535.600 sq.m (AS PER BOUNDARY DECLARATION)							
DEED . TO 64722		PERMISSIBLE F.A.R : 3.0 PERMISSIBLE GROUND COVERAGE : 267.800 SQ.M (50.000 %) PROPOSED GROUND COVERAGE : 265.923 SQ.M (49.649 %)							
N. / 5794.000 SQFT (08 KH-00 CH34 SQ.FT) LARATION) :535.600 SQM		PROPOSEI	D AREA :-	EA CUTOUT LIF	FT WELL	EFFECTIVE ST/	AIR WAY		NET FLOOR AREA
		BASEMENT FLOO GROUND FLOOR 1ST FLOOR AF 2ND FLOOR A	AREA 265.923 SQ REA 265.923 SQ	.M 45.784 SQ.M .M 8.912 SQ.M 3.6		178.37 SQ.M 220.139 SQ.M 23.4 253.411 SQ.M 15.7	5 SQ.M 75 SQ.M 75 SQ.M	3.0 SQ.M 3.0 SQ.M 3.0 SQ.M	178.37 SQ.M 193.639 SQ.M 234.661 SQ.M 243.573 SQ.M
HEIGHT FLOOR	SIZE	3RD FLOOR A 4TH. FLOOR A TOTAL FLOOR A	REA 265.923 SQ REA 265.923 SQ	.M 3.6	6 SQ.M 6 SQ.M	262.323 SQ.M 15. 262.323 SQ.M 15.	75 SQ.M 75 SQ.M 5 SQ.M	3.0SQ.M3.0SQ.M15.0SQ.M	243.573 SQ.M 243.573 SQ.M 243.573 SQ.M 1337.389 SQ.M
50 50	1500x2150 1200x2150	BONUS FOR NET BUILT U PROPOSED	CAR PARKING JP AREA (1337.3 F.A.R = (1108.	89-229.321) 068/535.6)		= 229.32 = 1108.00 = 2.069	1 SQN	1.	
50 50 50	900x2150 750x2150 1800x1500	<u>TENEMEN</u> MARKED A	TS & CAR PARI TENEMENT SIZE SIZE 51.887						REQUIRED CAR PARKING
50 50 50	1200x1200 1500x1200	— В С — D	53.613 51.68 61.299	15.835 15.264 18.105		69.448 66.944 79.404	:	3 3 3 12	2 NOS. 1 NO. 3 NOS.
50 50	1800x1100 600x900		(BUSINESS) BUI				.226 sq	.m	
50 50	2400x1200 2300x1100	(III) OFFICE (BUSINESS) BUILT-UP- AREA AT 1ST. FLOOR: 227.929 sq.m(IV) OFFICE (BUSINESS) CARPET AREA AT 1ST. FLOOR: 210.446 sq.m(V) TOTAL OFFICE (BUSINESS) AREA: 342.155 sq.m							
	2000/1100	(VI) TOTAL OFFICE (BUSINESS) CARPET AREA : 307.308 sq.m REQ. PARKING (FOR BUSINESS)1 PARKING FOR 50 sq.m : 6 NOS. [307.308/50] RESIDENTIAL AREA [1438.889 - 342.155] : 1096.734 SQ.M							
= 6000 SQ.M		CAR PARKING REQUIRED :- (3+6) = 09 NOS.PROVIDED CAR PARKING :- 08 NOS. (COVERED), 01 NO. (OPEN)PERMISSIBLE AREA FOR PARKING :- 260 SQ.M = (4*25)+(4*40)PROVIDED AREA OF PARKING :- 229.321 SQ.MACTUAL AREA OF PARKING :- 247.691 SQ.MCOMMON AREA :- 193.591 SQ.MSTAIR HEAD ROOM AREA :- 20.546 SQ.M.LIFT COVERED AREA :- 14.343 SQM.OVER HEAD TANK AREA :- 14.0 SQ.M.W.C. AREA AT ROOF :- 2.864 SQ.M.							
= 6000 SQ.M R AREA AT LEAST 15% OF THE LAND AREA M LT UP AREA = 1507.985 SQ.M CENTAGE TREE COVER AREA : 085] *100 = 3.77 % R AREA = (3.77 /100)*535.6 = 20.192 SQ.M		ROOF STRUCTURE AREA = 51.753 SQ.M C.B AREA - (1.75 X .5 = 0.875 X 3NOS X 3 FLOORS) = 7.875 SQM TOTAL ADDITIONAL FLOOR AREA FOR FEES =(51.753 + 7.875) = 59.628 SQ.M							
		TERRACE AREA = 265.923 SQ.MREQUIRED TREE COVER AREA = 20.192 SQ.MPROVIDED TREE COVER AREA = 33.697 SQ.MOTHER AREA FOR FEES = (1438.889+59.628) = 1498.517 SQ.MCERTIFICATE OF E S E							
		CERTIFICATE OF E. S. E. THE STRUCTURAL DESIGN OF BOTH FOUNDATION AND SUPERSTRUCTURE OF THE BUILDING WILL BE MADE BY ME AFTER GETTING THE SOIL INVESTIGATION REPORT. AS THE PREMISES IS TOTALLY COVERED BY EXISTING STRUCTURE, SO SOIL INVESTIGATION IS NOT POSSIBLE AT THIS STAGE. SOIL INVESTIGATION WILL BE DONE AFTER DEMOLISHING OF THE EXISTING STRUCTURE BEFORE STARTING OF NEW CONSTRUCTION . IT IS UNDERTAKE THAT THE STRUCTURE DESIGN CALCULATION & DRAWING WILL BE SUBMITTED AT THE TIME OF PLINTH LEVEL COMPLETION REPORT .							
K OLTS		(CHANDI PROSAD KHANRA E.S.E /2) SIG. OF STRUCTURAL ENGINEER							
		CERTIFICATE OF G. T. E. UNDERDESING HAS INSPECTED THE SITE AND FOUND THAT THE PREMISES IS FULLY							
		THAT THE STRUCTURE DESIGN CALCULATION & DRAWING WILL BE SUBMITTED AT THE TIME OF PLINTH LEVEL COMPLETION REPORT . BHASKARJOTY ROY (GTE- II/4) SIG. OF GEO-TECNICAL ENGINEER							
		DECLARATION OF ARCHITECT. CERTIFIED THAT THE PLAN ITSELF WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS DRAWN UP AS PER PROVISION OF K.M.C. BUILDING RULES 2009, AS AMENDED FROM TIME TO TIME. THE SITE CONDITION INCLUDING THE ABUTTING ROAD IS CONFORM WITH THE PLAN. IT IS A BUILDABLE SITE NOT A TANK OR FILLED UP TANK. THERE IS AN EXISTING STRUCTURE ALONG WITH LAND IS DEMARKATED BY BOUNDARY WALL. ALL EXISTING STRUCTURE OCCUPIED BY OWNER TO BE DEMOLISHED BEFORE COMMENCEMENT OF WORK. THERE IS NO TENANT .							
		ANJAN UKIL CA/94/16721 SIG. OF ARCHITECT DECLARATION OF OWNER./ APPLICANT							
		I DO HERE BY DECLARE WITH FULL RESPONSIBILITY THAT I SHALL ENGAGE L.B.A & E.S.E DURING CONSTRUCTION. I SHALL FOLLOW THE INSTRUCTION OF L.B.A & E.S.E DURING CONSTRUCTION OF THE BUILDING (AS PER PLAN). K.M.C AUTHORITY WILL NOT BE RESPONSIBLE FOR STRUCTURAL STABILITY OF THE BUILDING & ADJOINING STRUCTURE IF ANY SUBMITTED DOCUMENT ARE FAKE. THE K.M.C AUTHORITY WILL REVOKE THE SANCTION PLAN. THE CONSTRUCTION OF U.G.W.RESERVOIR WILL BE TAKEN UNDER THE GUIDANCE OF L.B.A / E.S.E BEFORE STARTING OF BUILDING FOUNDATION. ALL EXISTING STRUCTURE OCCUPIED BY OWNER TO BE DEMOLISHED BEFORE COMMENCEMENT OF WORK. THERE IS NO TENANT.							
		Mr. DHARMENDRA KUMAR JAIN DIRECTOR OF 1. SAFALATA DEVELOPERS PVT. LTD. 2. GRUHA NIWAS NIRMAN PVT. LTD. SIGNATURE OF OWNER GROUND FLOOR PLAN, EXISTING BUILDING PLAN, SITE PLAN, LOCATION PLAN							
		PROJECT. PROPOSED B+G+IV STORIED (15.475 MTS.)HT. RESIDENTIAL BUILDING U/S 393 A OF KMC ACT 1980, COMPLYING KMC BUILDING RULE 2009 (AMENDED) AT PRE. NO 86/2B/1, TAPSIA ROAD SOUTH , KOLKATA- 700 046, WARD- 59, BOROUGH-VII , P.S - TILJALA							
		JOB NO 907		RG. NO. '907/COR	P-01	DATI 3RD. MAR		2023	DEALT SULAGNA
		SCALE	1:100			1		• An	jan Ukil ECt
		PLAN CASE B.P. NO:-	E NUMBER - 20 202	307004	3	DATED:- 29/04/2	2023 V	ALID UPT	⁻ O:- 28/04/2028
			SIG. OF A	.E.			SIG	. OF E.E.	