

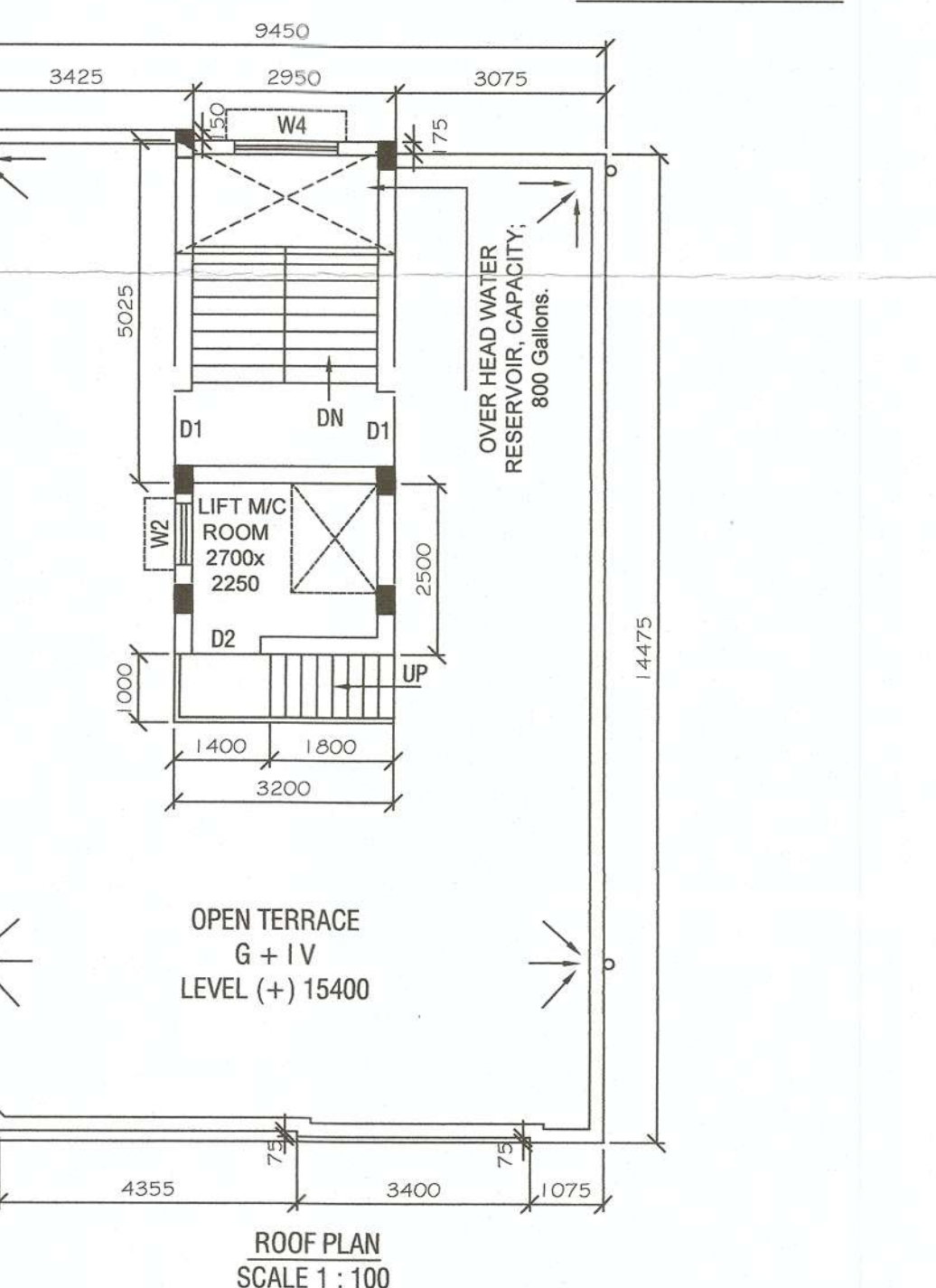
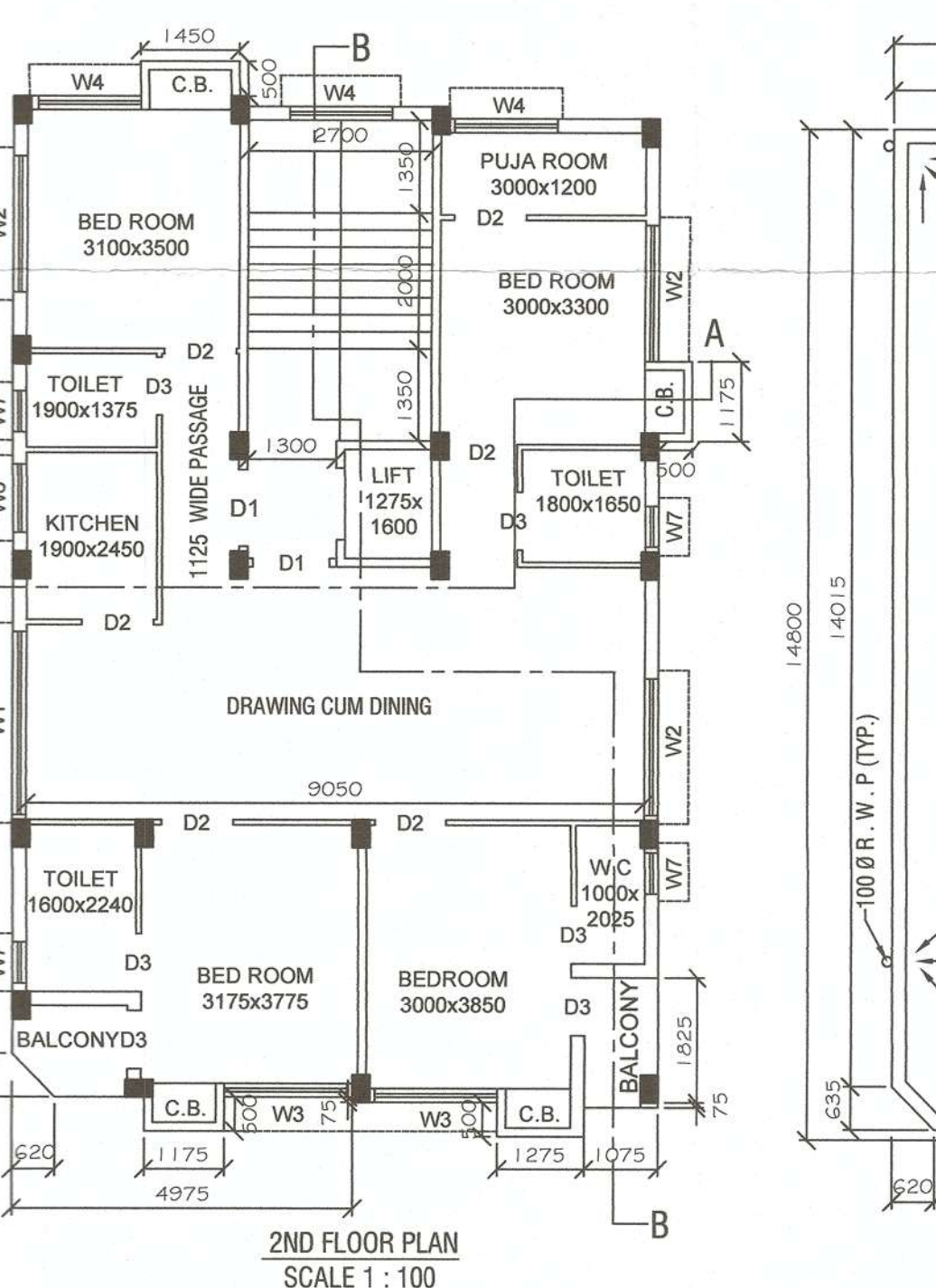
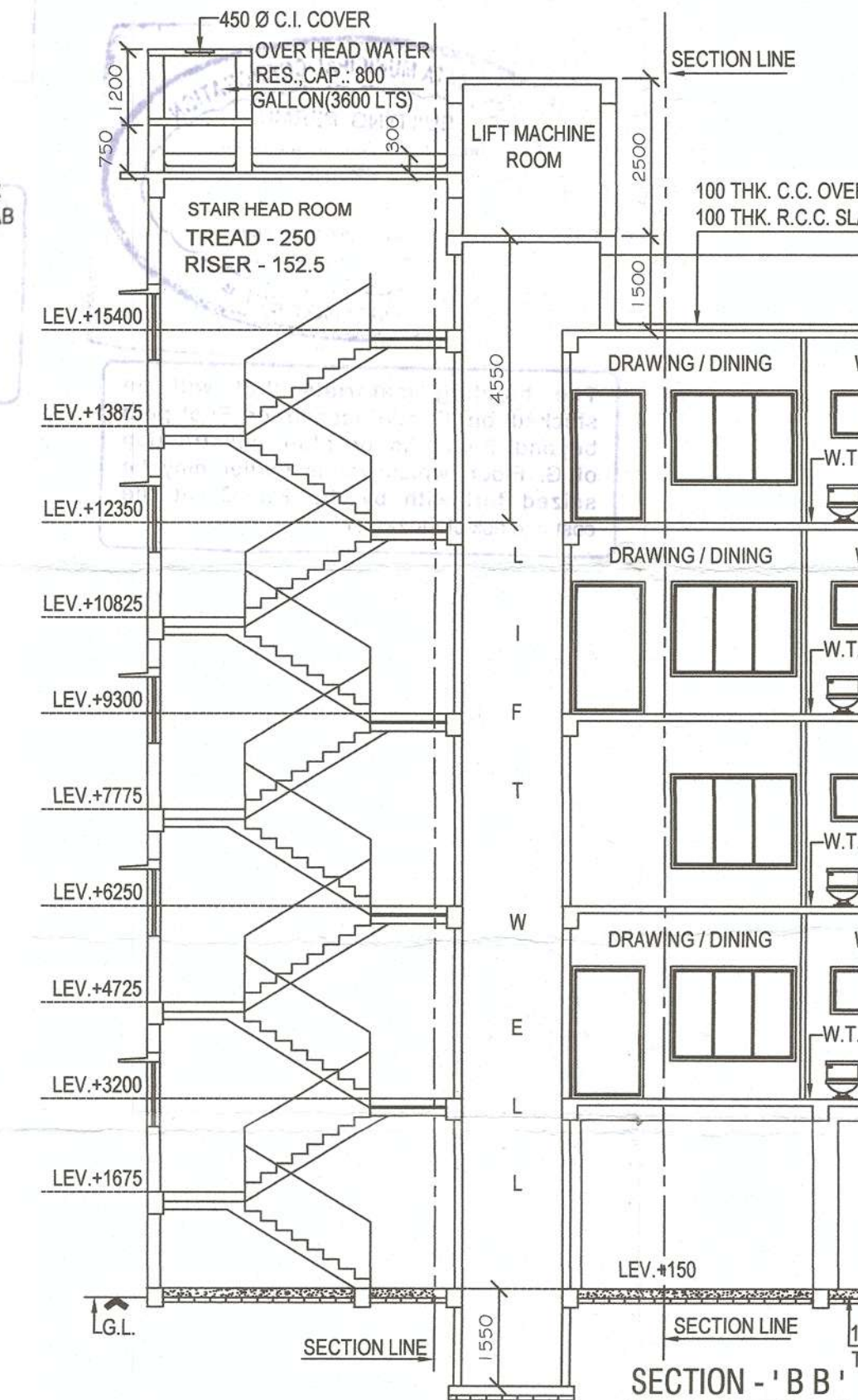
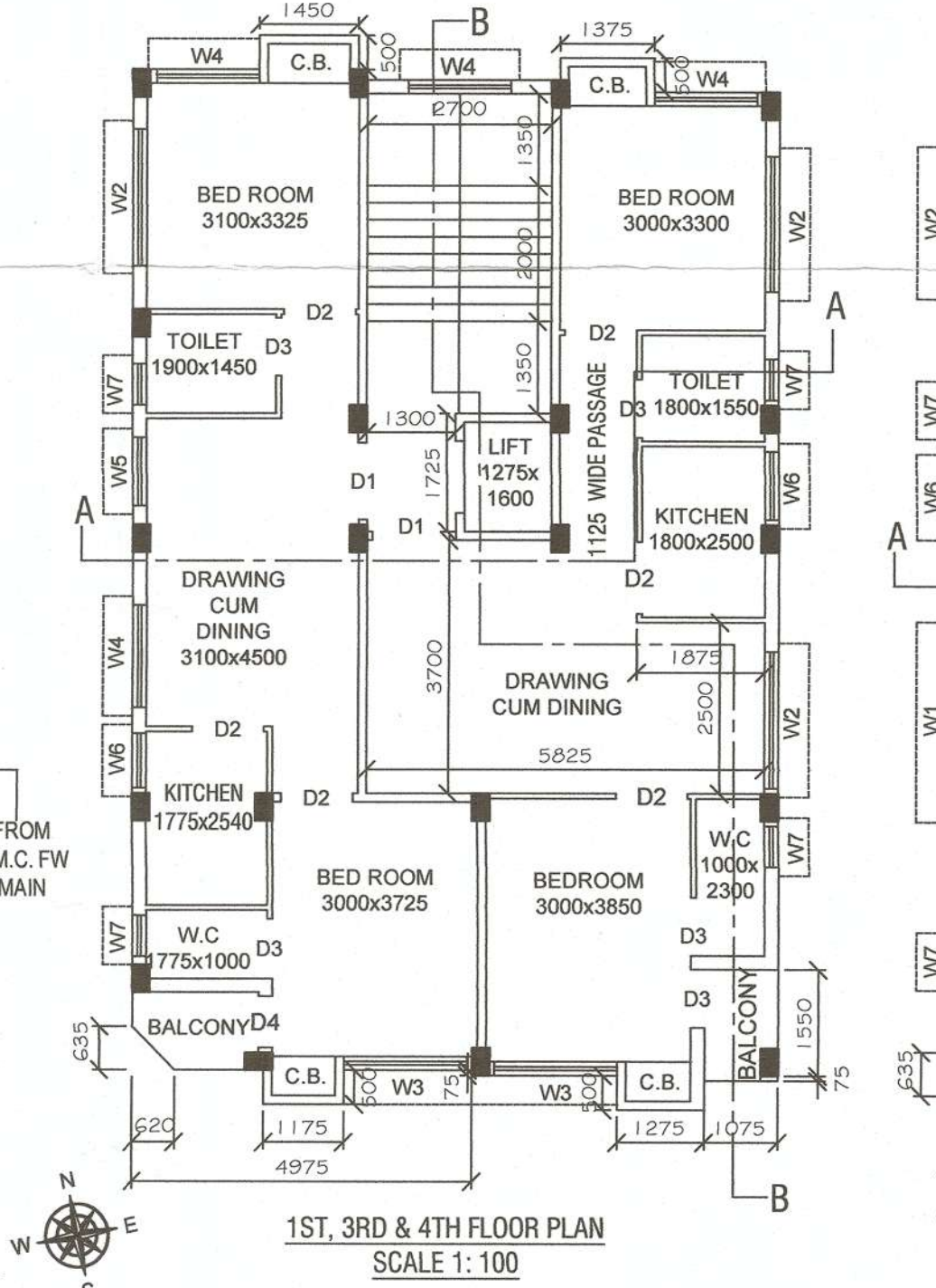
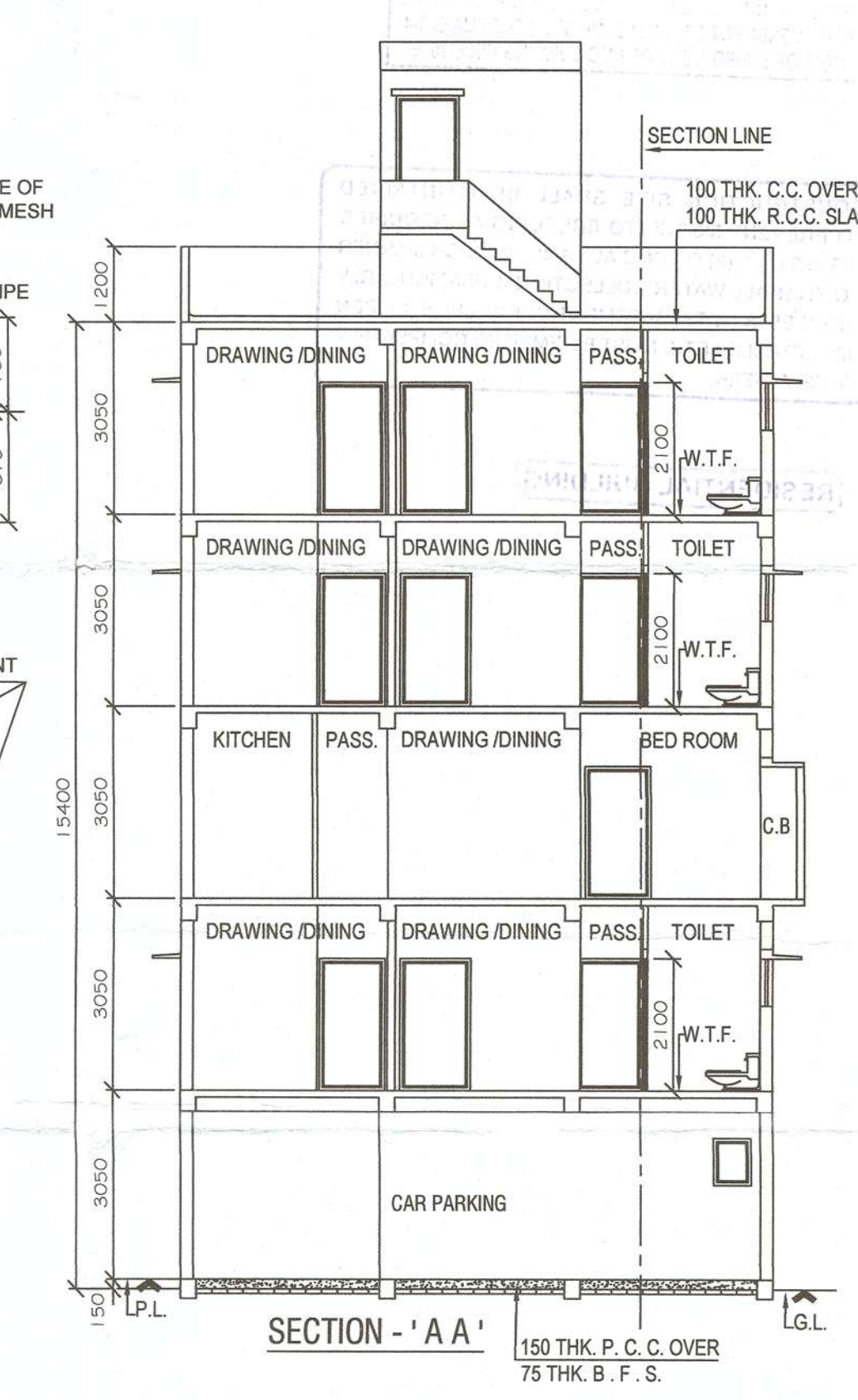
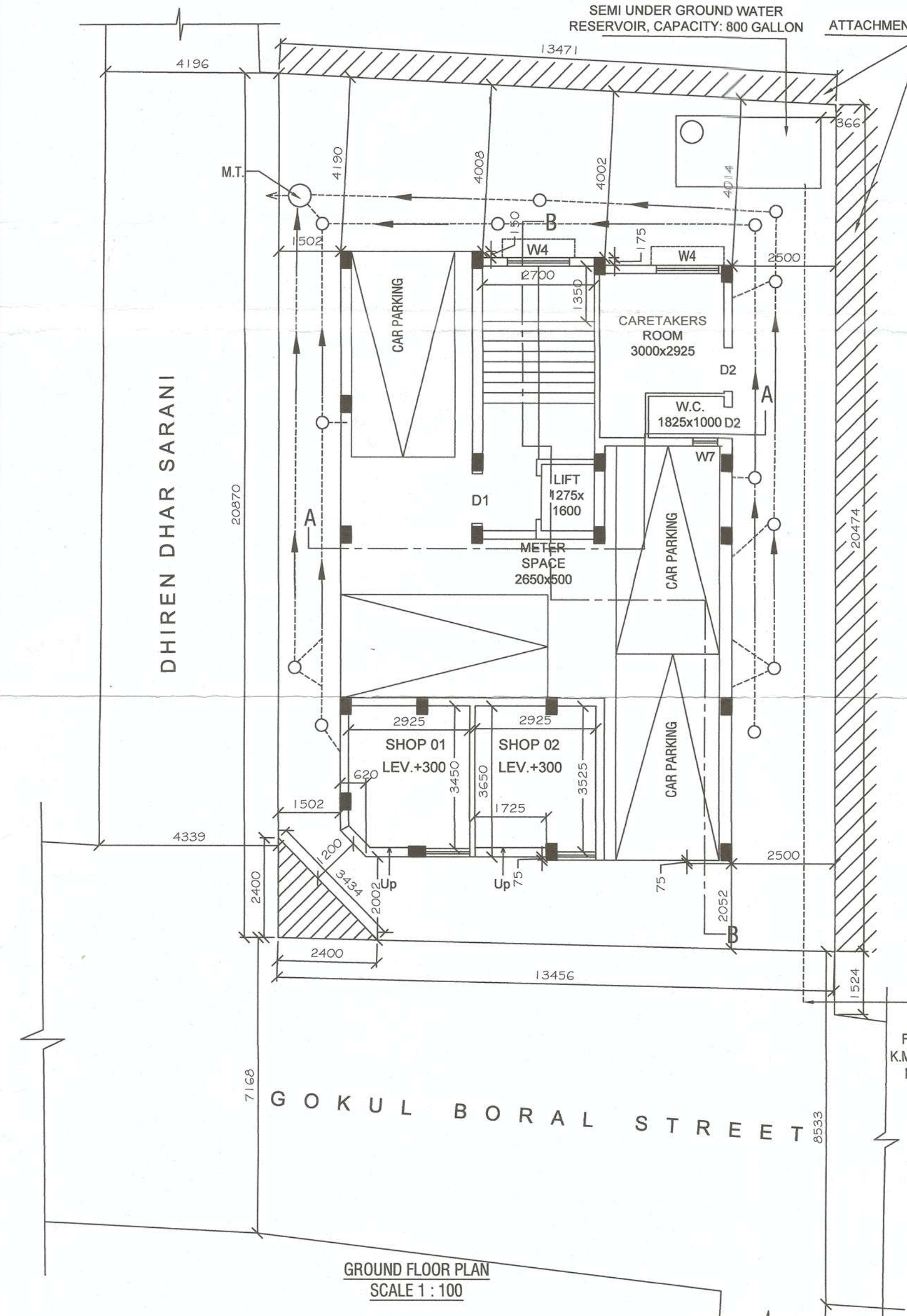
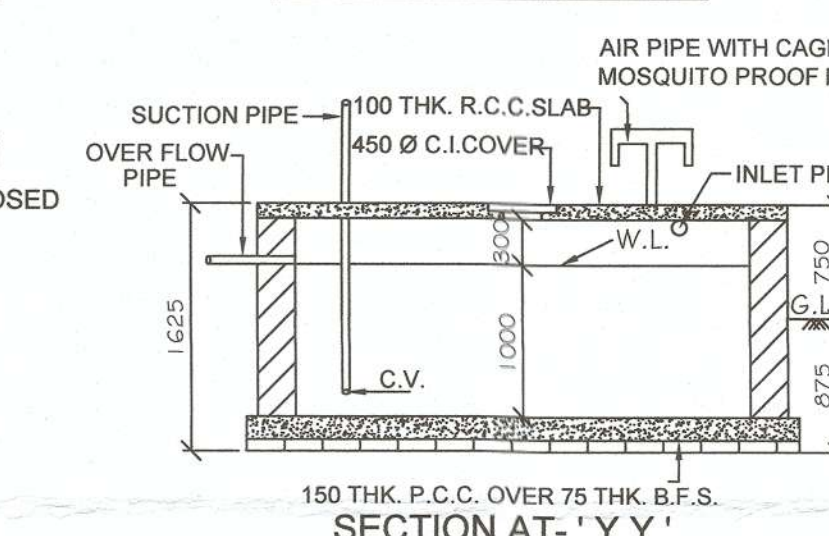
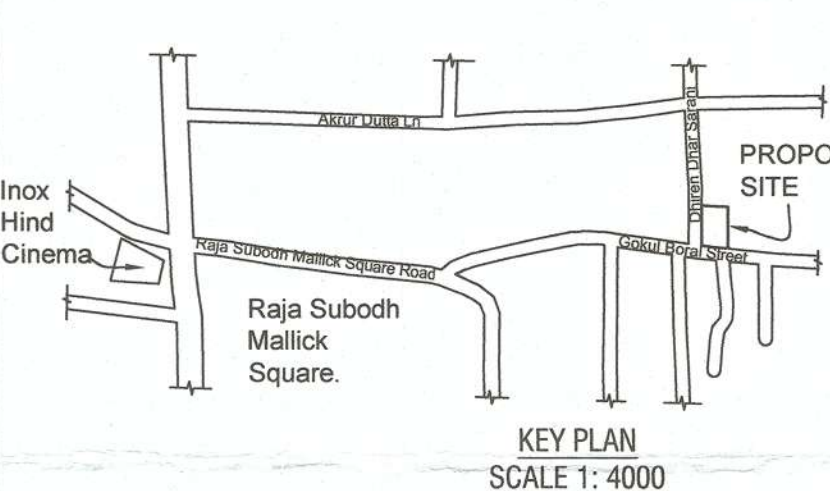
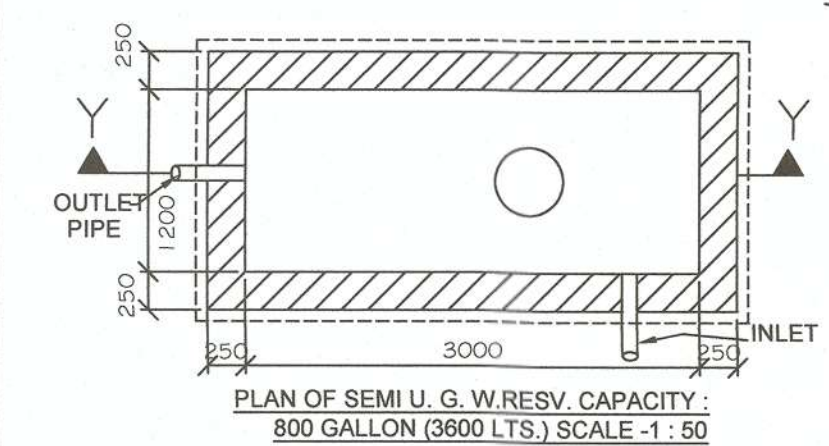
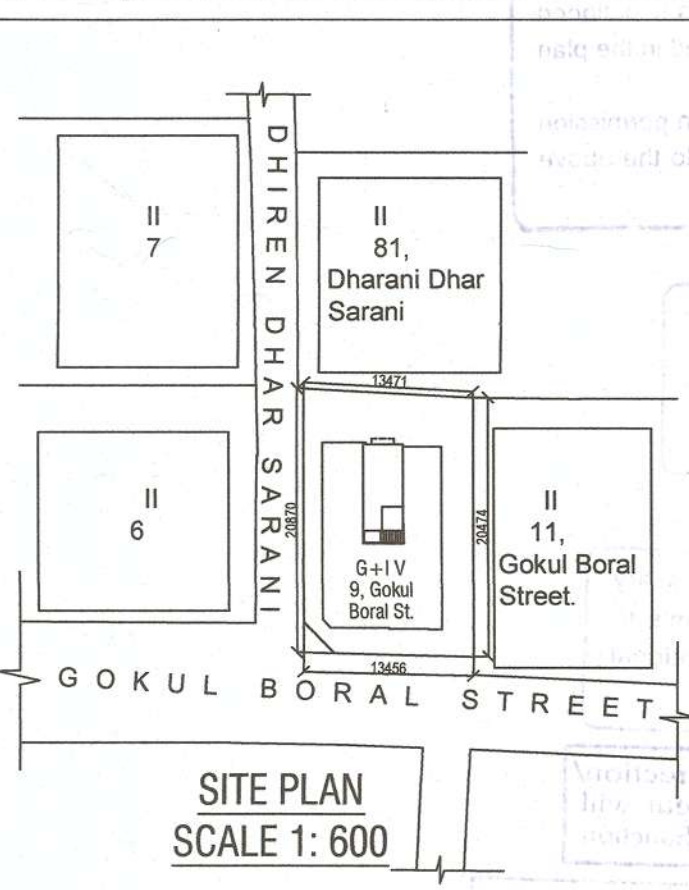
**FOR OFFICE USE**



THE KOLKATA MUNICIPAL CORPORATION  
BUILDING PERMIT  
No. 2020/2020/2020  
Date: 15.10.2020 Borough No. VI

Ex. Engineer/Asst. Engineer  
Bor. No. VI... Bor. No. VI

BUILDING DEPARTMENT



**MAIN CHARACTERISTICS OF THE PROPOSAL**

PART 'A'		PART 'B'																																															
1. ASSESSEE NO: 110511000063	4(a). DETAILS OF REGISTERED DEED: BOOK NO - I, VOLUME NO - I, PAGES - 1 TO 23, BEING NO - 04835, A.R.A - II, KOLKATA. YEAR - 2005 DT. - 22.08.2005	4(d). DETAILS OF REGISTERED DEED: BOOK NO - I, VOLUME NO - I, PAGES - 1 TO 33, BEING NO. - 04833, A.R.A - II, KOLKATA. YEAR - 2005 DT. - 22.08.2005	5. DETAILS OF REGISTERED POWER OF ATTORNEY- BOOK NO - IV, VOLUME NO - 1903 - 2017, PAGES - 112592 TO 112625, BEING NO - 190304419, A.R.A - III, KOLKATA. YEAR - 2017 DT. - 18.08.2017																																														
2. NAME OF THE OWNERS: SMT. MANJARI DE SRI. AMITAVA DE SRI. ARUNAVA DE	4(b). DETAILS OF REGISTERED DEED: BOOK NO - I, VOLUME NO - I, PAGES - 1 TO 27, BEING NO - 04832, A.R.A - II, KOLKATA. YEAR - 2005 DT. - 22.08.2005	4(e). DETAILS OF PROBATE CASE NO. 12/08: BOOK NO - III, VOLUME NO - I, PAGES - 71 TO 75, BEING NO - 13, SUB-REGISTRAR, KOLKATA. YEAR - 1995 DT. - 17.02.1995	6. DETAILS OF REGISTERED DECLARATION: BOOK NO - I, VOLUME NO - 1903-2020, PAGES - 166264 TO 166276, BEING NO - 190303608, A.R.A - III, KOLKATA. YEAR - 2020 DT. - 15.09.2020																																														
3. NAME OF THE APPLICANT: Mr. KALYAN KUMAR PAL, DIRECTOR OF M/S PKS CONCLAVE PVT. LTD.	4(c). DETAILS OF REGISTERED DEED: BOOK NO - I, VOLUME NO - I, PAGES - 1 TO 29, BEING NO - 04834, A.R.A - II, KOLKATA. YEAR - 2005 DT. - 22.08.2005	4(g). DETAILS OF REGISTERED DEED: BOOK NO - I, CD VOLUME NO - 501, PAGES - 66 TO 89, BEING NO - 02107, A.R.A - II, KOLKATA. YEAR - 2014 DT. - 02.04.2014	7. DETAILS OF SPLAY CORNER: BOOK NO - I, VOLUME NO - 1903-2020, PAGES - 86303 TO 86319, BEING NO - 1903011863, A.R.A - III, KOLKATA. YEAR - 2020 DT. - 18.03.2020																																														
8. AREA OF CUPBOARD:																																																	
<table border="1"> <thead> <tr> <th>FLOOR</th> <th>LOFT</th> <th>CUPBOARD</th> </tr> </thead> <tbody> <tr> <td>1ST FLOOR</td> <td>NIL</td> <td>NIL</td> </tr> <tr> <td>2ND FLOOR</td> <td>NIL</td> <td>2,625 Sqm.</td> </tr> <tr> <td>3RD FLOOR</td> <td>NIL</td> <td>2,625 Sqm.</td> </tr> <tr> <td>4TH FLOOR</td> <td>NIL</td> <td>2,625 Sqm.</td> </tr> <tr> <td>TOTAL</td> <td>NIL</td> <td>10,412 Sqm.</td> </tr> </tbody> </table>		FLOOR	LOFT	CUPBOARD	1ST FLOOR	NIL	NIL	2ND FLOOR	NIL	2,625 Sqm.	3RD FLOOR	NIL	2,625 Sqm.	4TH FLOOR	NIL	2,625 Sqm.	TOTAL	NIL	10,412 Sqm.	<table border="1"> <thead> <tr> <th colspan="4">SCHEDULE OF DOOR &amp; WINDOWS</th> </tr> <tr> <th>TYPE</th> <th>WIDTH</th> <th>HT.</th> <th>HT.</th> </tr> </thead> <tbody> <tr> <td>D1A</td> <td>1200</td> <td>2100</td> <td>1200</td> </tr> <tr> <td>D1</td> <td>1100</td> <td>2100</td> <td>900</td> </tr> <tr> <td>D2</td> <td>1000</td> <td>2100</td> <td>600</td> </tr> <tr> <td>D3</td> <td>850</td> <td>2100</td> <td>900</td> </tr> <tr> <td colspan="4">TOTAL</td> </tr> </tbody> </table>		SCHEDULE OF DOOR & WINDOWS				TYPE	WIDTH	HT.	HT.	D1A	1200	2100	1200	D1	1100	2100	900	D2	1000	2100	600	D3	850	2100	900	TOTAL			
FLOOR	LOFT	CUPBOARD																																															
1ST FLOOR	NIL	NIL																																															
2ND FLOOR	NIL	2,625 Sqm.																																															
3RD FLOOR	NIL	2,625 Sqm.																																															
4TH FLOOR	NIL	2,625 Sqm.																																															
TOTAL	NIL	10,412 Sqm.																																															
SCHEDULE OF DOOR & WINDOWS																																																	
TYPE	WIDTH	HT.	HT.																																														
D1A	1200	2100	1200																																														
D1	1100	2100	900																																														
D2	1000	2100	600																																														
D3	850	2100	900																																														
TOTAL																																																	

**PART-B:**

- AREA OF LAND:
  - AS PER TITLE DEED, ASSESSMENT BOOK = (04K-7CH-10 SFT) = 297.755 SQM
  - AS PER BOUNDARY DECLARATION = (04K-2CH-23.23 SFT) = 278.08 SQM
- AREA OF SPLAY CORNER = 2.879 SQM
- AREA OF STRIP = NA
- NET LAND AREA = 275.201 SQM (278.08 - 2.879)
- (i) PERMISSIBLE GROUND COVERAGE (57.39%) = 159.61 SQM  
(ii) PROPOSED GROUND COVERAGE (49.21%) = 137.220 SQM
- PROPOSED HEIGHT = 15.400 M
- DEPTH OF BUILDING = 14.800 M
- FRONTAGE OF THE PLOT = 13.456 M

**TOTAL EXEMPTED AREA**

FLOOR	TOTAL COVERED AREA	STAIR WAY AREA	LIFT LOBBY	LIFT WELL	STAIR WELL	NET FLOOR AREA
GR. FLOOR	137.220 Sqm.	12.69 Sqm.	2.374 Sqm.	0.000	0.000	122.156 Sqm.
1ST FLOOR	137.220 Sqm.	12.69 Sqm.	2.374 Sqm.	2.04 Sqm.	0.000	120.116 Sqm.
2ND FLOOR	137.220 Sqm.	12.69 Sqm.	2.374 Sqm.	2.04 Sqm.	0.000	120.116 Sqm.
3RD FLOOR	137.220 Sqm.	12.69 Sqm.	2.374 Sqm.	2.04 Sqm.	0.000	120.116 Sqm.
4TH FLOOR	137.220 Sqm.	12.69 Sqm.	2.374 Sqm.	2.04 Sqm.	0.000	120.116 Sqm.
TOTAL	686.100 Sqm.	63.45 Sqm.	11.870 Sqm.	8.16 Sqm.	0.000	602.620 Sqm.

**10. TENEMENTS & CAR PARKING CALCULATION: (A) RESIDENTIAL: (COMMERCIAL)**

TENEMENT SIZE	PROPORTIONAL AREA TO BE ADDED	ACTUAL TENEMENT AREA	No. OF TENEMENT	REQUIRED CAR PARKING
A 56.476 SQM	11.916 SQM	68.392 SQM	3	2
B 62.857 SQM	13.262 SQM	76.119 SQM	3	
C 119.332 SQM	25.180 SQM	144.512 SQM	1	
COMMERCIAL (Carpet area)		20.057 SQM		

- TOTAL REQUIRED CAR PARKING = 2 No.
- TOTAL PROVIDED CAR PARKING = 4 Nos.
- PERMISSIBLE AREA FOR PARKING = 50.00 SQM
- PROVIDED AREA OF PARKING = 75.356 SQM
- PERMISSIBLE F.A.R = 2.0
- PROPOSED F.A.R = (602.62 - 50) / 278.08 = 1.986 < 2.0
- AREA OF SHOP = a) BUILT UP AREA = 24.452 SQM  
b) CARPET AREA = 20.057 SQM
- OVER HEAD TANK AREA = 5.280 SQM
- STAIR HEAD ROOM AREA = 16.080 SQM
- LIFT MACHINE ROOM AREA = 8.00 SQM
- LIFT MACHINE ROOM STAIR AREA = 3.20 SQM
- AREA OF CUP-BOARD = 10.45 SQM
- SERVICE AREA AT GROUND FL = 14.673 SQM
- OTHER AREA ONLY FOR FEES = (63.45+11.87+3.2+10.45) = 88.97 SQM.

- NOTES AND SPECIFICATION :-**
- ALL DIMENSIONS ARE IN MM. OTHERWISE MENTIONED.
  - ALL EXTERNAL WALLS ARE 200 MM. THK. CONSTRUCTED WITH CEMENT SAND MORTAR IN 1:6 AND INTERNAL PARTITION WALLS ARE 125 MM. THK. AND 75 MM. THK. WITH 1:4 CEMENT SAND MORTAR
  - REINFORCEMENT CEMENT CONC. WORK WITH CEMENT SAND STONE CHIPS (1:1.5:3).
  - GRADE OF CONCRETE = M-20 AND GRADE OF STEEL = Fe-415
  - PLASTERING WITH CEMENT SAND MORTAR 1:4 FOR R.C.C. WORK AND 1:6 FOR BRICK WORK.
  - PLAIN CEMENT CONC. WITH SAND CEMENT AND JHAMA KHOA (1:3:6)
  - ALL PROJECTED CHAJJA ARE 450 WIDE.

**CERTIFICATE OF STRUCTURAL ENGINEER**

CERTIFIED THE STRUCTURAL DESIGN & DRAWING OF BOTH FOUNDATION & SUPER STRUCTURE OF THE BUILDING HAS BEEN MADE BY ME, CONSIDERING ALL POSSIBLE LOADS INCLUDING THE SEISMIC LOAD AS PER NATIONAL BUILDING CODE OF INDIA & CERTIFIED THAT IT IS SAFE & STABLE IN ALL RESPECT. THE BEARING CAPACITY OF SOIL HAS BEEN CONSIDERED DURING STRUCTURAL CALCULATION. SOIL INVESTIGATION DONE BY M A S, 4, GARFA MAN ROAD, KOLKATA-700 075. SIGNED BY S. CHAKRABORTI G.T.E. NO.-G.T. 18/1 (KMC)

*S. Chakraborti*  
S. Chakraborti  
B.C.E., M.I.S.E., M.I.S.  
STRUCTURAL ENGINEER  
E.S.E. 279 (II) K.M.C.  
74/B, Brahmapur Road, Jadavpur  
Kolkata - 700 032  
SUNIL KUMAR DAS  
E.S.E. - CLASS - II/279  
G.T. II/18  
SIGNATURE OF GEO-TECHNICAL

**DECLARATION OF L.B.S.**

CERTIFIED WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS BEEN DRAWN UP AS PER PROVISION OF K.M.C. BUILDING RULES 2009 AS AMENDED FROM TIME TO TIME & THAT THE SITE CONDITION INCLUDING THE WIDTH OF THE ABUTTING ROAD CONFORM WITH THE PLAN & THAT IS A BUILDABLE SITE & NOT A TANK OR FILLED UP TANK. THE PLOT DEMARKED BY BOUNDARY WALL. THE SITE PLAN AND KEY PLAN IS CONFORM WITH THE SITE. THE ABUTTING ROAD IS 7.168 MT. WIDE K.M.C. ROAD ON SOUTHERN SIDE & 4.196 M. (MIN.) WIDE K.M.C. ROAD ON WESTERN SIDE OF THE PREMISES. EXISTING STRUCTURE ALREADY DEMOLISHED NOW THE PLOT IS FULLY VACANT.

*Pranab Roy*  
LBS License No: 1453 (I)  
PRANAB RAY  
L.B.S. - CLASS - I/1453  
SIGNATURE OF L.B.S.

**DECLARATION OF OWNER**

WE DO HEREBY DECLARE WITH FULL RESPONSIBILITY THAT

- WE SHALL ENGAGE L.B.S. AND E.S.E. DURING CONSTRUCTION.
- WE SHALL FOLLOW THE INSTRUCTION OF L.B.S. AND E.S.E. DURING CONSTRUCTION OF THE BUILDING (AS PER PLAN).
- KMC AUTHORITY IS NOT LIABLE FOR STABILITY OF THE STRUCTURE.
- KMC AUTHORITY WILL REVOKE SANCTION, IF ANY DOCUMENT IS FOUND AS FAKE.
- THE CONSTRUCTION OF S.U.G.W. & SEPTIC TANK TAKEN UNDER THE GUIDANCE OF L.B.S./E.S.E. BEFORE STARTING THE BUILDING FOUNDATION. THE PLOT IS IDENTIFIED BY ME DURING INSPECTION.
- EXISTING STRUCTURE NOTED IN THE ASSESSMENT BOOK ALREADY DEMOLISHED. THERE WAS NO TENANT NOW THE PLOT IS VACANT LAND AND DEMARKED.

*Kalyan Kumar Paul*  
KALYAN KUMAR PAUL  
AS CONSTITUTED ATTORNEY OF  
MANJARI DE  
ARUNAVA DE  
AMITAVA DE  
SIGNATURE OF OWNER  
Mr. KALYAN KUMAR PAL, DIRECTOR OF M/S PKS CONCLAVE PVT. LTD. & C. A. OF  
1) SMT. MANJARI DE, 2) SRI. AMITAVA DE, 3) SRI. ARUNAVA DE

S.C.A.L.E - 1:100/1:50/1:600/1:4000/1:200 SHEET NO-1  
PLAN OF PROPOSED GR.+FOUR STORIED RESIDENTIAL BUILDING U/SEC. 393A OF  
K. M. C. ACT 1980 AT PREMISES NO.- 9, GOKUL BORAL STREET  
WARD NO.- 051, BOROUGH NO.- VI, KOLKATA - 700 012, P.S.- MUCHIPARA.  
PLAN CASE NO. : 2020060009

SCALE -1:100

DATE- 09.09.2019 DRAWN BY :-



DRAWN BY - SARBAJIT DAS (CA/2003/30570)  
74/B, IBRAHIMPUR ROAD, JADAVPUR,  
KOLKATA - 700 032.  
MOB.: 99038 46259



**CERTIFIED COPY**

**CERTIFIED COPY**

Plan for Water Supply arrangement including SEMI.L.G. & O. H. reservoirs should be submitted at the Office of the Ex-Engineer Water Supply and the sanction obtained before proceeding with the work of Water Supply any deviation may lead to disconnection/demolition.

Before starting any Construction the site must conform with the plans sanctioned and all the conditions as proposed in the plan should be fulfilled.  
The validity of the written permission to execute the work is subject to the above conditions.

No rain water pipe should be fixed or discharged on Road or Footpath. Drainage plan should be submitted at the Borough Executive Engineer's Office and the sanction obtained before proceeding with the drainage work.

Design of all Structural Members including that of the foundation should conform to Standards specified in the National Building Code of India

A suitable pump has to be provided i.e. pumping unfiltered water for the distribution to the flushing cisterns and urinals in the building incase unfiltered water from street main is not available.

All Building Materials to necessary & construction should conform's to standered specified in the National Building Code of India.

DEVIATION WOULD MEAN DEMOLITION

Non Commencement of Erection/ Re-Erection within Five year will Require Fresh Application for Sanction

THE SANCTION IS VALIED UP TO 12.10.2015

CONSTRUCTION SITE SHALL BE MAINTAINED FREE FROM AIR POLLUTION ACCORDING TO UNDERTAKING SUBMITTED AS PER AMENDMENT DT. 31.01.2019 VIDE NO. 5511A/O/C-4/ 3R-7/2017 OF SCHEDULE-IV OF KMC BUILDING RULE 2009



CONSTRUCTION SITE SHALL BE MAINTAINED TO PREVENT MOSQUITO BREEDING AS REQUIRED U/S 496 (1) & (2) OF CMC ACT 1980. IN SUCH MANNER SO THAT ALL WATER COLLECTION & PARTICULARLY LIFT WELLS, VATS, BASEMENT CURING SITES, OPEN RECEPTACLES ETC. MUST BE EMPTIED COMPLETELY TWICE A WEEK.

The building materials that will be stacked on Road/Passage or Foot-path beyond 3-months or after construction of G. Floor, whichever is earlier may be seized forthwith by the K.M.C. at the cost and risk of the owner.

**RESIDENTIAL BUILDING**

KOLKATA MUNICIPAL CORPORATION  
BUILDING DEPARTMENTS  
CERTIFIED COPY OF B.S. PLAN  
No. 202006008 Dt. 12.10.2015  
Borough No. VI  
Assistant Engineer VI Executive Engineer VI

