

FRONT ELEVATION
SCALE = 1:100

SECTION - Y-Y
SCALE = 1:100

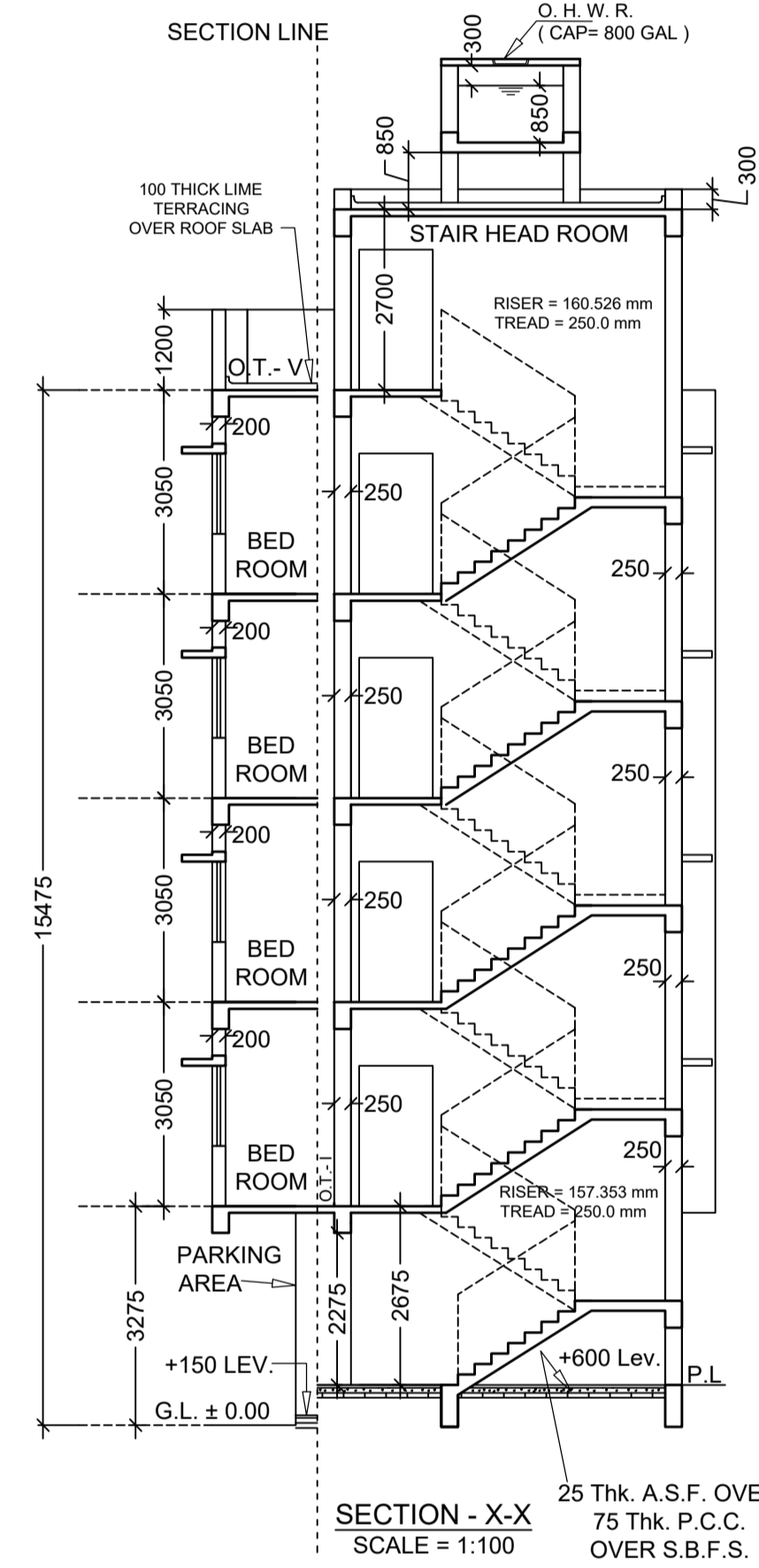
25 Thk. A.S.F. OVER
75 Thk. P.C.C.
OVER S.B.F.S.

25 Thk. A.S.F. OVER
75 Thk. P.C.C.
OVER S.B.F.S.

Average Rear Open Space as per Notifications No. -
480/MAC/C-42R/13/2012, Date - 21/10/2014.
Average Rear Open Space Calculation -
= Total Rear Area / Rear Dimension of Proposed Building
= 27.15 / 6.775 = 4.007 m.

SPECIFICATION

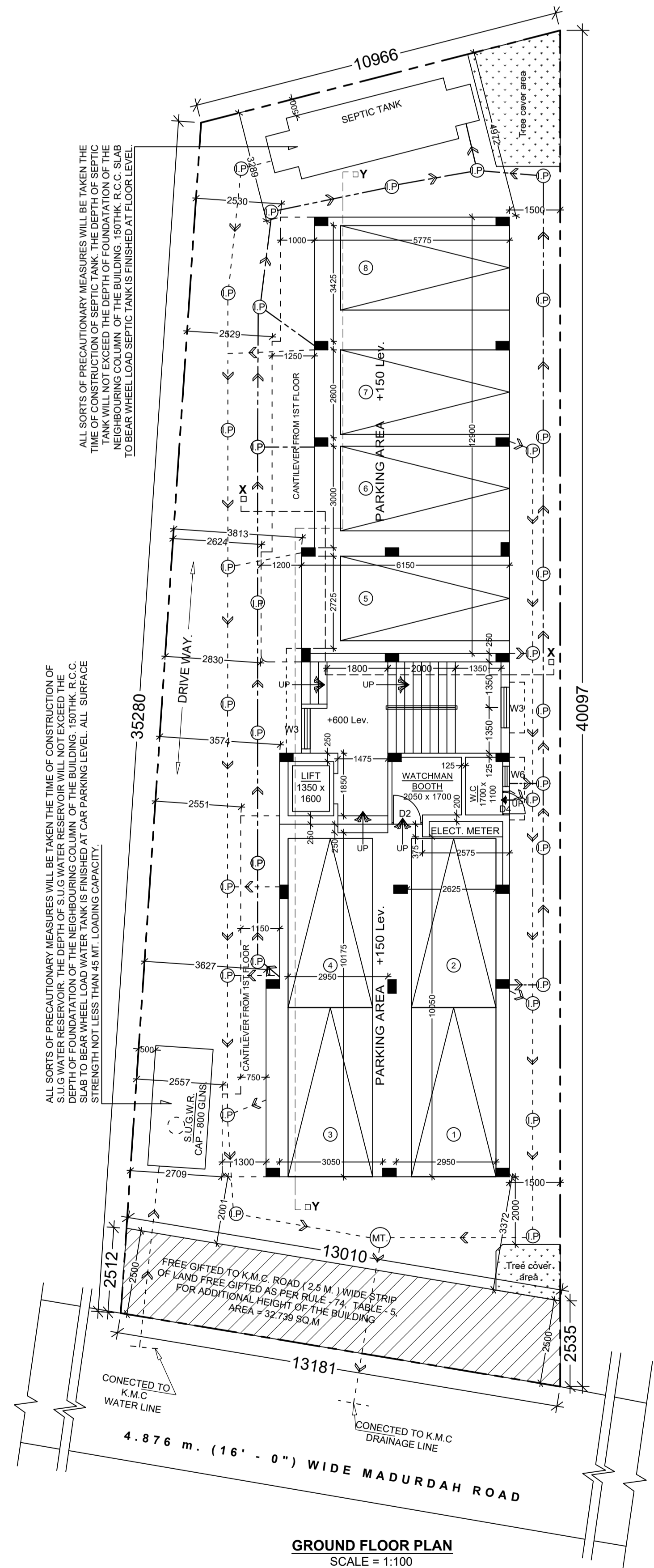
1. ALL DIMENSIONS ARE IN MM.
2. THE HEIGHT OF THE BUILDING IS 15.475 m.
3. THE BUILDING IS R.C.C. FRAME STRUCTURE.
4. ALL OUTER WALL ARE 250 / 200 mm THICK.
5. ALL INTERNAL WALL ARE 75 / 125 mm THICK.
6. GRADE OF CONCRETE IS M20.
7. GRADE OF STEEL IS Fe-415.
8. 100 THICK LINE TERRACING OVER 100 THICK R.C.C. ROOF SLAB.
9. 12 MM THICK PLASTER TO ALL INTERNAL WALL WITH (1:3) CEMENT SAND MORTAR.
10. HEIGHT OF PARAPET WALL IS 1200 mm.



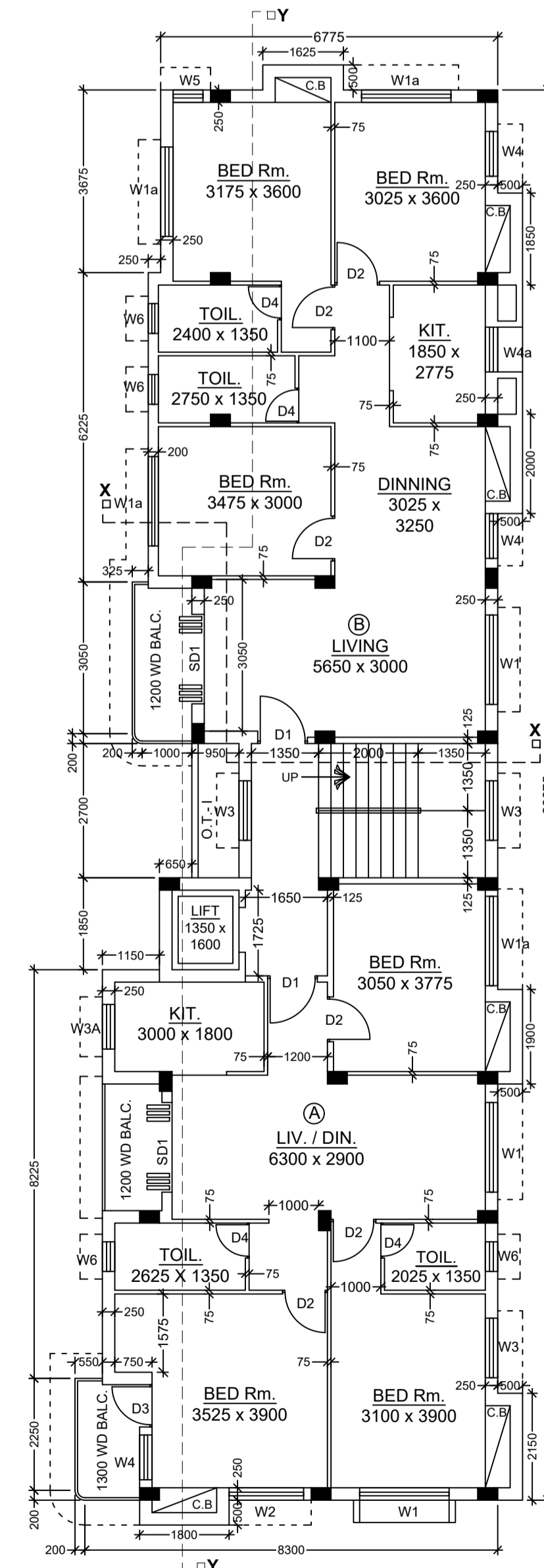
SECTION - X-X
SCALE = 1:100

SCHEDULE OF DOOR AND WINDOW

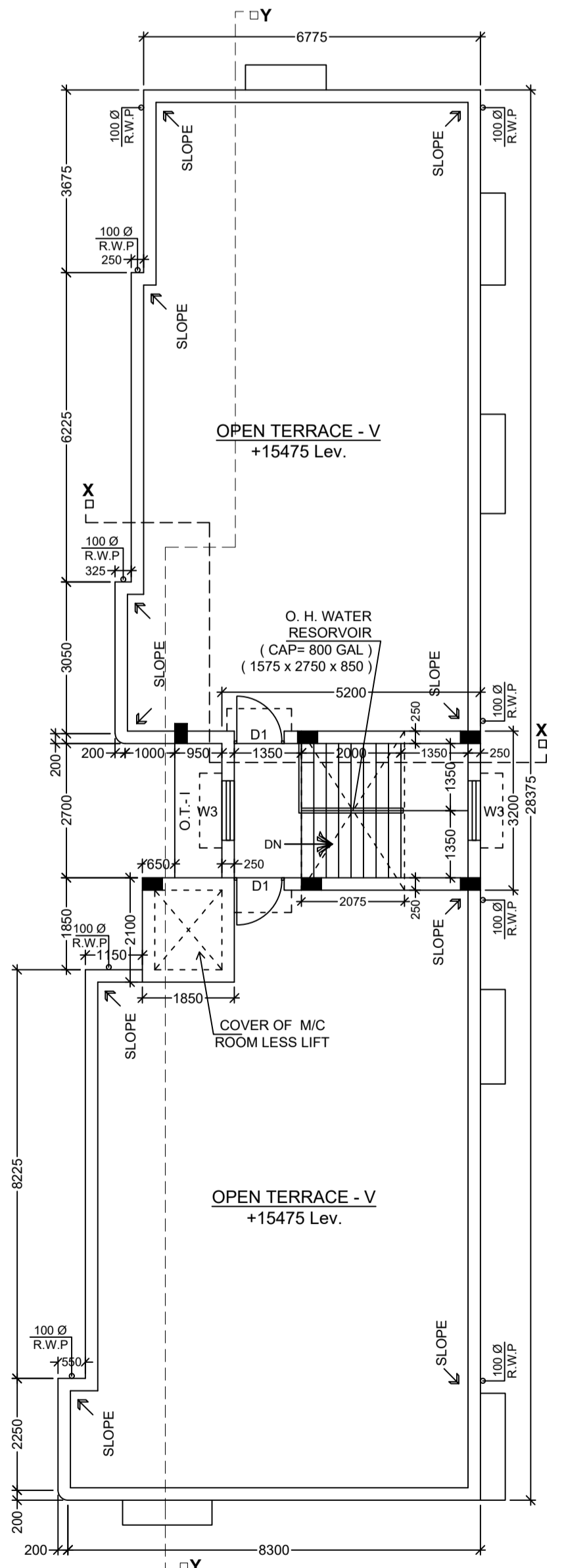
Code	Dimensions	Material	Dimensions
D	1100 x 2100	W1	1800 x 1800
D1	1000 x 2100	W1a	1800 x 1200
D2	900 x 2100	W2	1500 x 1200
D3	850 x 2100	W3	1200 x 1200
D4	700 x 2100	W3a	1200 x 1050
SD1	1800 x 2100	W4	900 x 1200
		W4a	900 x 1050
		W5	600 x 1200
		W6	600 x 900



GROUND FLOOR PLAN
SCALE = 1:100



1st to 4th FLOOR PLAN
SCALE = 1:100



ROOF PLAN
SCALE = 1:100

STATEMENT OF PROPOSAL

PART - A

1. ASSESSEE NO. - 31-108-05-1026-7
2. NAME OF OWNERS :
SRI. SUBRATA RANJAN DEY
SMT. ANJALI DEY
SRI. SUMANTA DEY
SRI. SUKANTA DEY
3. DETAILS OF REGD. TITLE DEEDS
Book No. - I, Vol. No. - 232, Page No. - 19 to 27, Being No. - 12403, D.S.R. 24 PARAGANA (S), West Bengal. DATE - 21.07.1992.
Book No. - I, Vol. No. - 1603-2015, Page No. - 149066 to 149090, Being No. - 160308635, D.S.R. 24 PARAGANA (S), West Bengal. DATE - 30.12.2015.
Book No. - I, Vol. No. - 1603-2017, Page No. - 82727 to 82736, Being No. - 160303006, D.S.R. 24 PARAGANA (S), West Bengal. DATE - 14.07.2017.
4. DETAILS OF REGD. POWER OF ATTORNEY
Book No. - I, Vol. No. - 1602-2021, Page No. - 24269 to 24269, Being No. - 160200189, Place - D.S.R. 24 PARAGANA (S) West Bengal. Date - 10/01/2021.
Book No. - I, Vol. No. - 1602-2021, Page No. - 231429 to 231450, Being No. - 160205378, Place - D.S.R. 24 PARAGANA (S), West Bengal. Date - 02/08/2021.
5. DETAILS OF REGD. BOUNDARY DECLARATION
Book No. - I, Vol. No. - 1602-2021, Page No. - 230964 to 230988, Being No. - 160205379, Place - D.S.R. 24 PARAGANA (S), West Bengal. Date - 02/08/2021.
6. DETAILS OF REGD. DEED OF GIFT
Book No. - I, Vol. No. - 1602-2021, Page No. - 230964 to 230988, Being No. - 160205379, Place - D.S.R. 24 PARAGANA (S), West Bengal. Date - 02/08/2021.

PART - B

1. AREA OF LAND :
As per Deed. & Assessment Book Record = 444.537 SQM. (6 K - 10 CH - 15 SFT.)
As per Boundary Declaration = 444.358 SQM. (6 K - 10 CH - 13.07 SFT.)
2. NET AREA OF LAND :
Land Area As per Boundary declaration - Area of Strip of Land to be gifted = 444.358 - 32.729 = 411.619 Sqm.
3. PERMISSIBLE GROUND COVERAGE = 51.855% = 230.422 Sqm.
4. PROPOSED GROUND COVERAGE = 46.786% = 207.898 Sqm.
5. PROPOSED AREA :

FLOOR	CUTOUT	Covered Area (A)	EXEMPTED AREA (B)	Floor Area (C)
Ground Floor	181.31 Sqm.	181.31 Sqm.	12.69 Sqm.	165.89 Sqm.
First Floor	2.16 Sqm.	203.17 Sqm.	12.69 Sqm.	187.63 Sqm.
Second Floor	2.16 Sqm.	203.17 Sqm.	12.69 Sqm.	187.63 Sqm.
Third Floor	2.16 Sqm.	203.17 Sqm.	12.69 Sqm.	187.63 Sqm.
Fourth Floor	2.16 Sqm.	203.17 Sqm.	12.69 Sqm.	187.63 Sqm.
Total	8.64 Sqm.	993.99 Sqm.	63.46 Sqm.	916.41 Sqm.

TOTAL EXEMPTED AREA = 63.46 + 14.13 = 77.59 Sqm.

6. PARKING CALCULATION:

A)	Prop. Share	Tenement Size	Tenement No.	Tenement Category	Required Parking
A - 92.34 Sqm.	13.37 Sqm.	105.71 Sqm.	4 Nos.	In Between 100-200 Sqm.	8 Nos.
B - 92.51 Sqm.	13.40 Sqm.	105.91 Sqm.	4 Nos.	Total Required Parking =	8 Nos.

- B) NOS. OF PARKING PROVIDED = 8 Nos. (Covered Parking)
- C) Permissible area for parking : GROUND FLOOR = 8 Nos. x 25 = 200 Sqm.
- D) Actual area of parking provided : GROUND FLOOR PARKING = 147.56 Sqm.
7. PERMISSIBLE F. A. R. = 1.75
8. PROPOSED F. A. R. = (916.41 / 147.56) / 444.358 = 1.730
9. CURBBOARD AREA = 22.85 Sqm. (2.28%)
10. STAIR HEAD ROOM AREA = 16.64 Sqm.
11. OVER HEAD TANK AREA = 6.64 Sqm.
12. MIC ROOM LESS LIFT COVERED AREA = 3.82 Sqm.
13. TOTAL ADDITIONAL FLOOR AREA FOR FEES = 43.11 Sqm. (Capboard + Stair head m + mic rm less lift Covered Area)
14. TREE COVER AREA
Required = (993.99 / 6000) x 15% x 444.358 = 11.04 Sqm.
Proposed = 11.47 Sqm.
15. HEIGHT OF THE BUILDING = 15.475 m.

DECLARATION OF OWNER/APPLICANT

- I DO HEREBY UNDERTAKE WITH FULL RESPONSIBILITY THAT:
1. I SHALL ENGAGE L.B.S & E.S.E. DURING CONSTRUCTION.
 2. I SHALL FOLLOW THE INSTRUCTION OF L.B.S & E.S.E. DURING CONSTRUCTION OF THE BUILDING (AS PER L.B.S. 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 MAY REVOKE THE SANCTION PLAN.
 5. THE CONSTRUCTION OF UNDER GROUND WATER RESERVOIRS AND SEPTIC TANK WILL BE UNDER THE GUIDANCE OF L.B.S / E.S.E. BEFORE STARTING OF BUILDING FOUNDATION WORK.
 6. THERE IS NO EXISTING STRUCTURE, THE LAND IS VACANT.
 7. DURING INSPECTION PLOT WAS IDENTIFIED BY ME.

ARJUN SINGH
Partner of M/S Grho Nirman Associates
Being Constituted Attorney of
SRI. SUBRATA RANJAN DEY
SMT. ANJALI DEY
SRI. SUMANTA DEY
SRI. SUKANTA DEY

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 ADJOINING ROADS CONFORM WITH THE PLAN, WHICH HAS BEEN MEASURED AND VERIFIED BY ME. IT IS A BUILDABLE SITE AND NOT A TANK OR FILLED UP TANK. THE LAND IS DEMARCATED BY BOUNDARY WALL. THE CONSTRUCTION OF U. G. WATER TANK AND SEPTIC TANK WILL BE COMPLETED BEFORE STARTING OF BUILDING FOUNDATION WORK. THE PLOT IS LOCATED WITHIN 500 M FROM CENTER LINE OF E.M. BYEPASS.

MADHAB CH. PAUL, L.B.S. No. - 526 (Class-I)
NAME OF L.B.S.

DECLARATION OF E.S.E.

THE STRUCTURAL DESIGN AND DRAWINGS OF BOTH FOUNDATION AND SUPERSTRUCTURE OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING SEISMIC LOAD AS PER THE NATIONAL BUILDING CODE OF INDIA AND CERTIFIED THAT IT IS SAFE AND STABLE IN ALL RESPECT. SOIL TESTING HAS BEEN DONE BY DR. SANTOSH KUMAR CHAKRABORTY (G.T.E. NO. - 161) OF J.B. ASSOCIATES, OF (ADDRESS) 1418, NAYABAD, PANCHASAYER, KOLKATA - 700094. THE RECOMMENDATIONS OF SOIL TEST REPORT HAS BEEN CONSIDERED DURING STRUCTURAL CALCULATIONS.

MADHAB CH. PAUL, E.S.E. No. - 229 / II
NAME OF E.S.E. (K.M.C.)

DECLARATION OF G.T.E.

UNDERSIGNED HAS INSPECTED THE SITE AND CARRIED OUT SOIL INVESTIGATION THEREON. IT IS CERTIFIED THAT THE EXISTING SOIL OF THE SITE IS ABLE TO CARRY THE LOAD COMING FROM THE PROPOSED CONSTRUCTION AND THE FOUNDATION SYSTEM PROPOSED HEREIN IS SAFE AND STABLE IN ALL RESPECT FROM GEO TECHNICAL POINT OF VIEW.

DR. SANTOSH KUMAR CHAKRABORTY
K.M.C. G.T.E. No. - 16 (Class-I)
NAME OF GEO-TECHNICAL ENGINEER

PROPOSED G + IV STORED (Height of the Building is 15.475 m.) RESIDENTIAL BUILDING FOLLOWING SECTION 393A OF K.M.C. ACT 1980, & K.M.C. Building Rules, 2009, AT PRE. NO. - 731, MADURDAH, KOLKATA - 700107, P. S. - ANANADPUR. WARD NO. - 108, BOROUGH - XII.
[R.S. KHATTAN NO. - 184, PLOT NO. - 71, BAG NO. - 411469, TOLL NO. - 2998, J.L. NO. - 12, MOUDA, MADURDAH]

DETAILS OF ARCHITECTURAL DRAWING

Scale	W - 108	B - 108
1:100	W - 108	B - 108

BUILDING PERMIT NO: 2021120359

DATE: 01-FEB-22 VALID UP TO: 31-JAN-27

DIGITAL SIGNATURE OF A. E. DIGITAL SIGNATURE OF E. E.