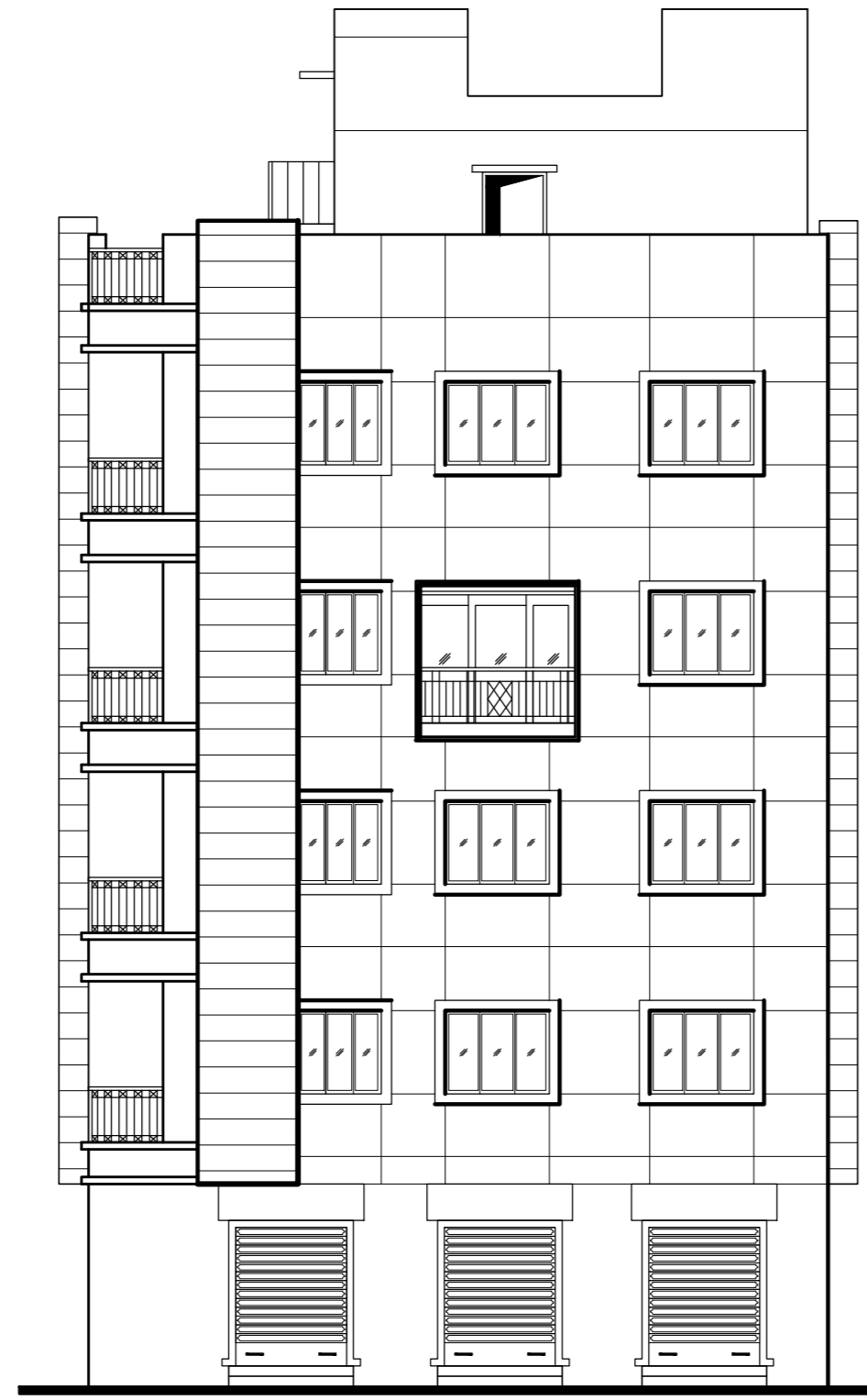
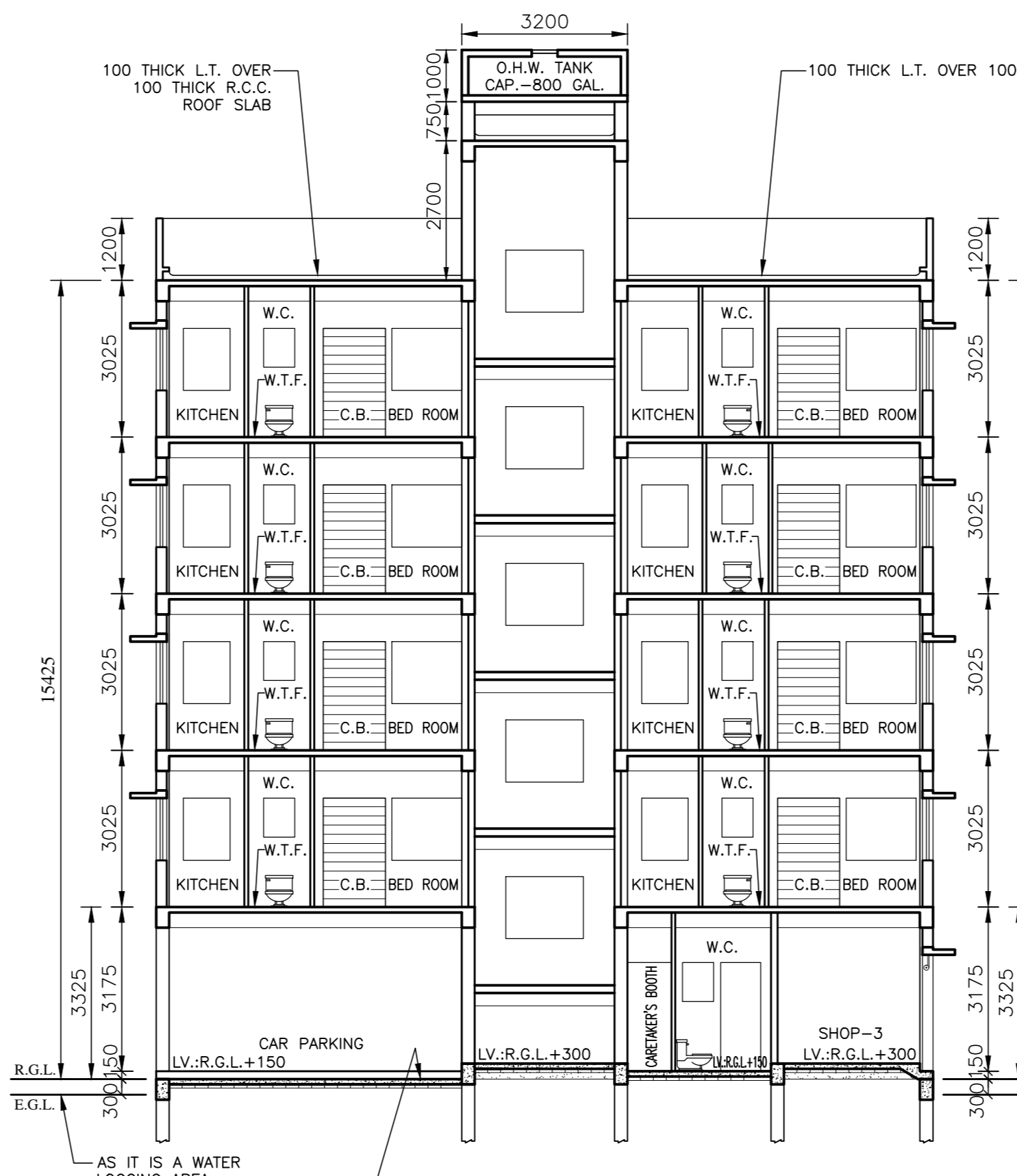


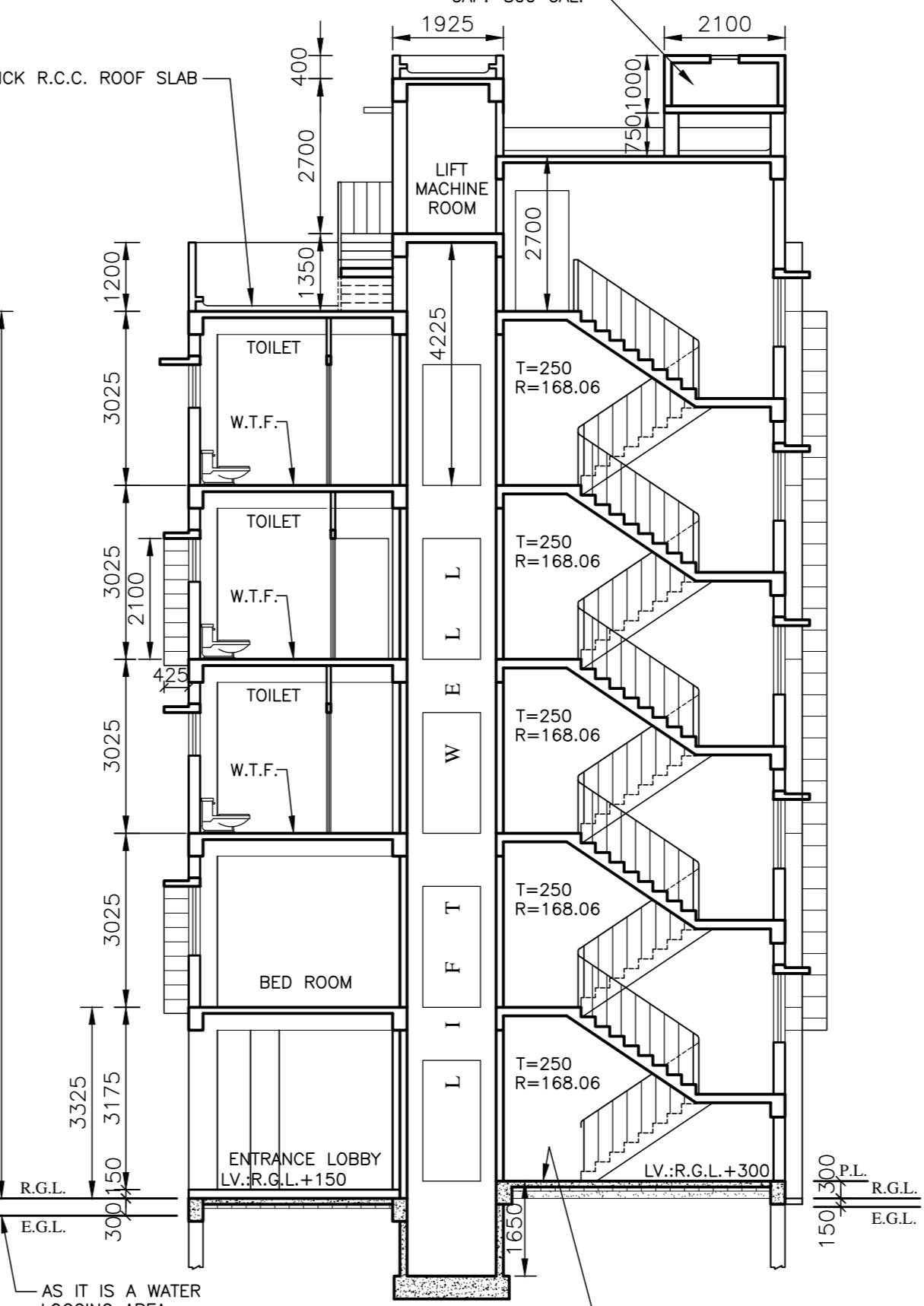
FRONT SIDE ELEVATION
SCALE - 1:100



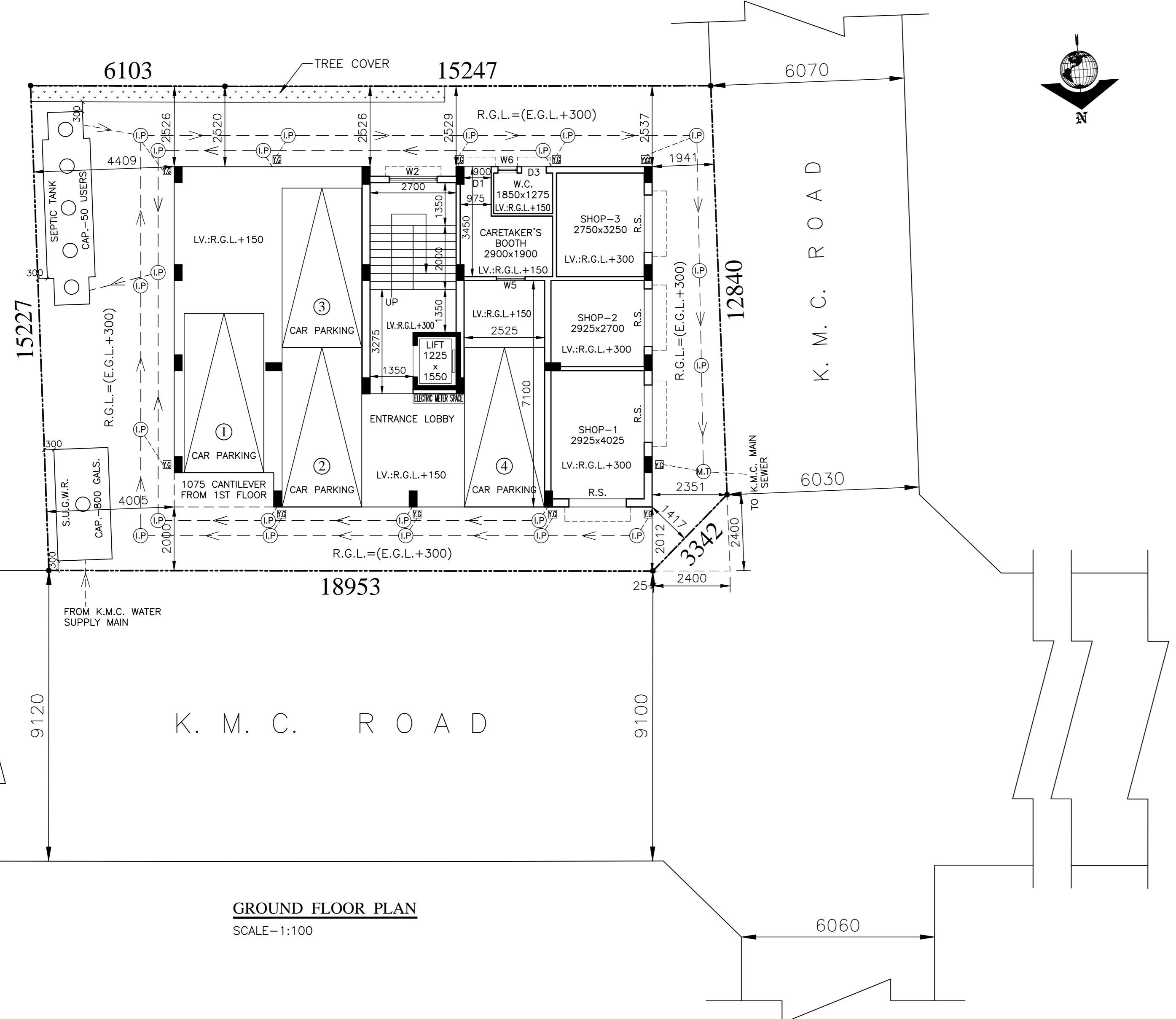
WEST SIDE ELEVATION
SCALE - 1:100



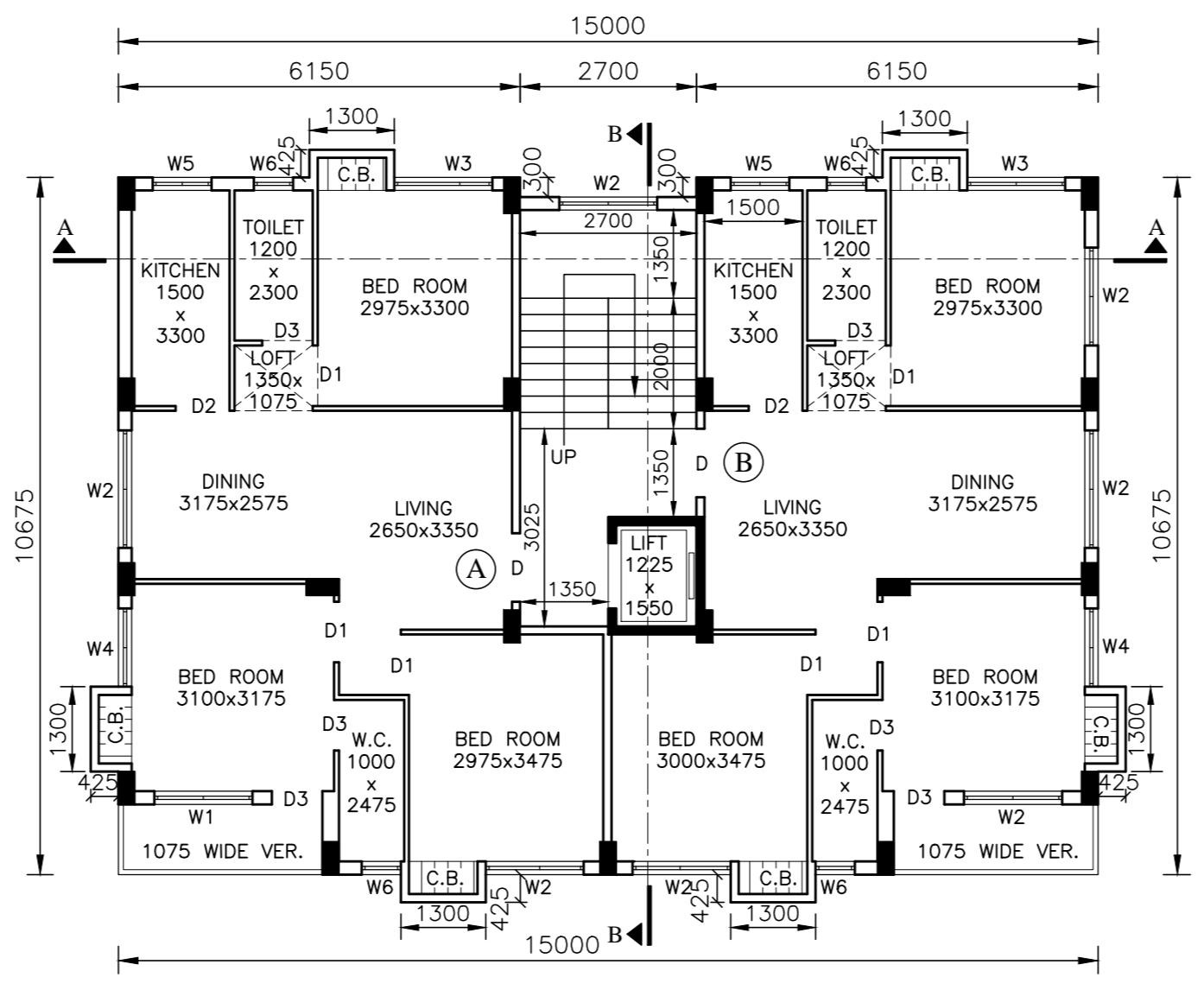
SECTION - 'A - A'
SCALE - 1:100



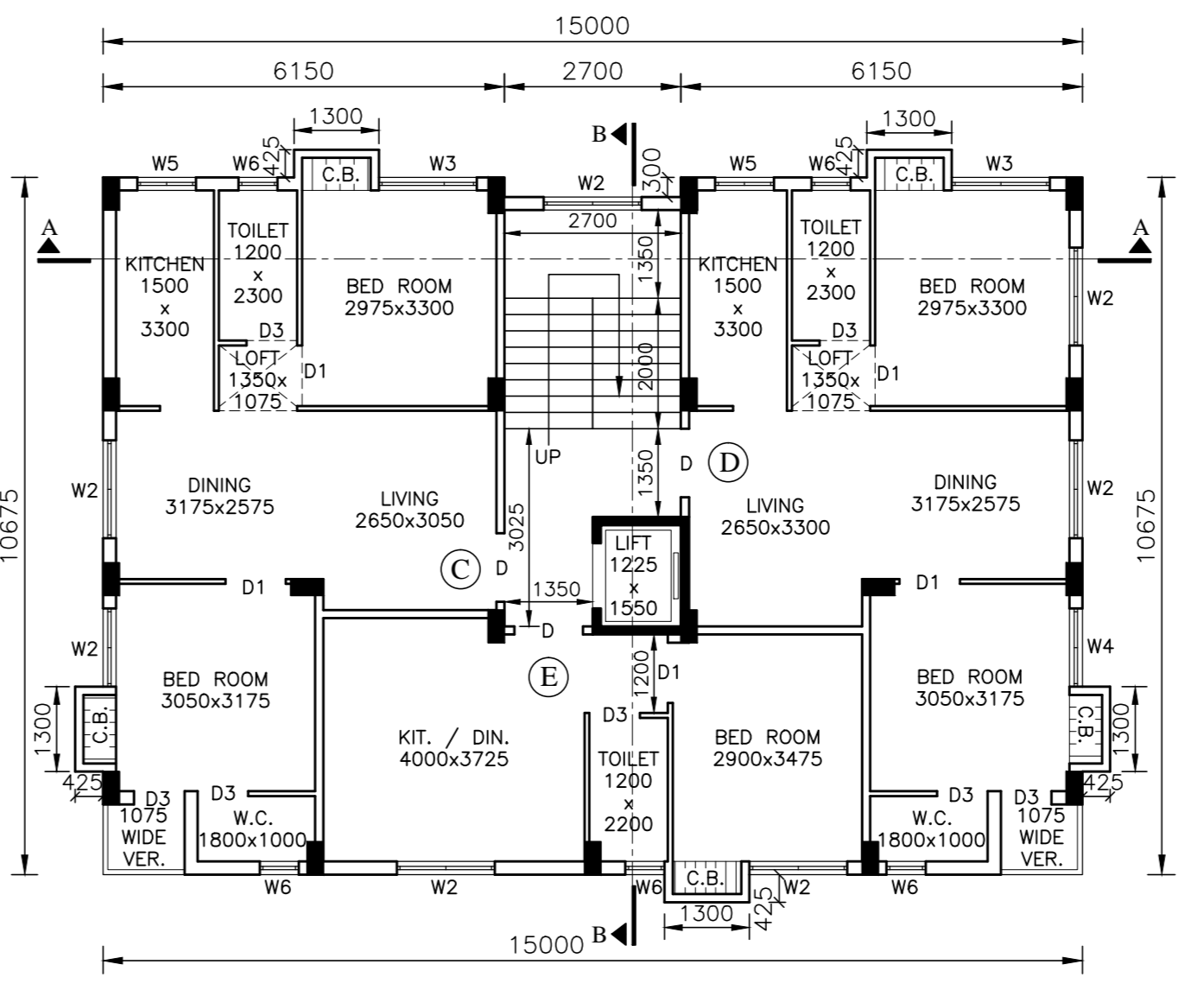
SECTION - 'B - B'
SCALE - 1:100



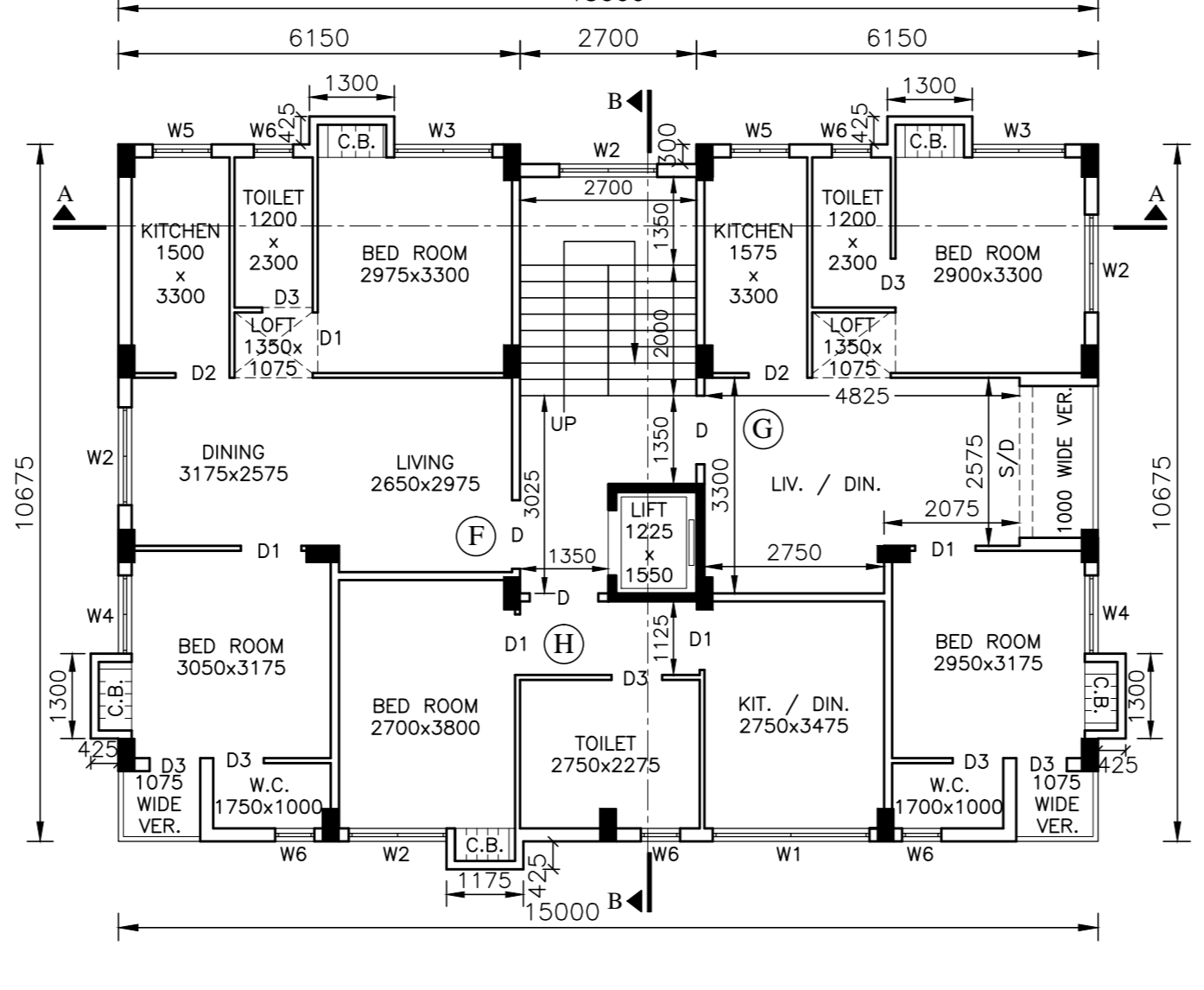
GROUND FLOOR PLAN
SCALE - 1:100



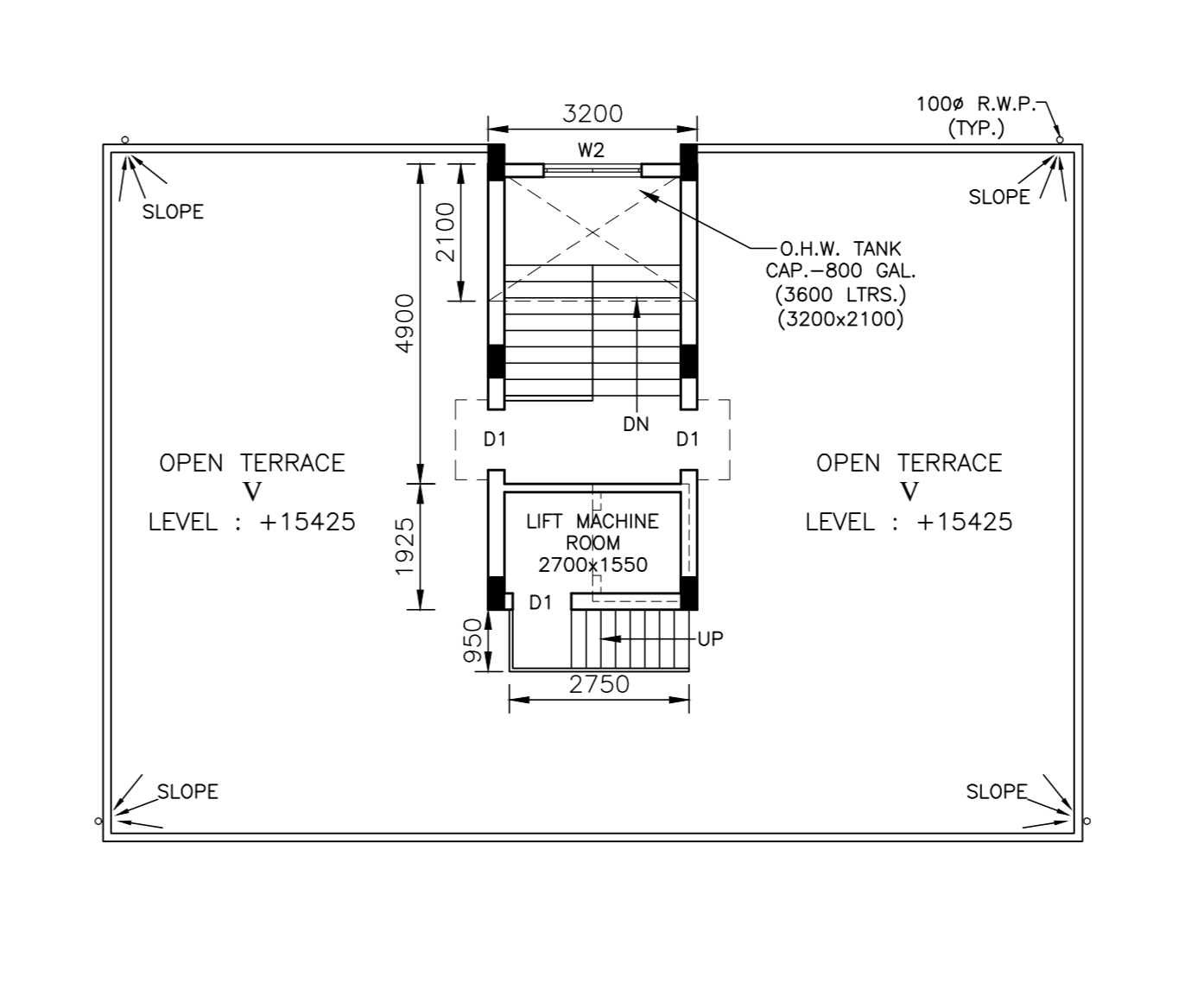
1ST FLOOR PLAN
SCALE - 1:100



TYPICAL FLOOR PLAN
(2ND & 4TH FLOOR)
SCALE - 1:100



3RD FLOOR PLAN
SCALE - 1:100



ROOF PLAN
SCALE - 1:100

STATEMENT OF THE PLAN PROPOSAL

PART-A:
01. ASSESSEE No. : 31-109-08-2887-7
02. NAME OF OWNERS : SRI SANDIP CHAUDHURI & SMT. JABA CHAUDHURI
03. NAME OF APPLICANT : SRI SRIVAN KUMAR CHOWDHURY AS C.A. OF SRI SANDIP CHAUDHURI & SMT. JABA CHAUDHURI
04. DETAILS OF REGISTERED DEED (I) :
BOOK No. : I VOL. No. : 110 PAGE No. : 205 - 218
BEING No. : 4211 DATE : 03.10.2000 PLACE : D.S.R. III. 24 PGS.(S)
05. DETAILS OF REGISTERED DEED (II) :
BOOK No. : I VOL. No. : 126 PAGE No. : 93 - 106
BEING No. : 4831 DATE : 14.11.2000 PLACE : D.S.R. III. 24 PGS.(S)
06. DETAILS OF REGISTERED DEED OF POWER OF ATTORNEY :
BOOK No. : I VOL. No. : 1603-2021 PAGE No.:25655-25673
BEING No.:160300935 DATE:15.02.2021 PLACE : D.S.R. III. 24 PGS.(S)
07. DETAILS OF REGISTERED DECLARATION OF POWER OF ATTORNEY :
BOOK No. : I VOL. No. : 1603-2021 PAGE No.:153966-153980
BEING No.:160305182 DATE:04.08.2021 PLACE : D.S.R. III. 24 PGS.(S)
08. DETAILS OF REGISTERED BOUNDARY DECLARATION :
BOOK No. : I VOL. No. : 1630-2022 PAGE No.:20940-20956
BEING No.:163000441 DATE:24.01.2022 PLACE : D.S.R.-V. 24 PGS.(S)
09. DETAILS OF K.M.C. MUTATION CERTIFICATE :
CASE No. : 0/109/10-AUG-21/38618 DATED : 10/08/2021
10. DETAILS OF BILRO MUTATION CERTIFICATE :
NAME : SANDIP CHAUDHURI DATED : 01.12.2021
NAME : JABA CHAUDHURI DATED : 30.11.2021, 01.12.2021
11. DETAILS OF BILRO CONVERSION CERTIFICATE (SHALI TO BASTU)
CLASS JUDICIAL MAGISTRATE ALPURA WIDE No - 18695 DATED - 23/03/2022
(a) MEMO No. - 17/210/BLLRO/KOL/22 DATED : 25/01/2022
(b) MEMO No. - 17/211/BLLRO/KOL/22 DATED : 25/01/2022
(c) MEMO No. - 17/212/BLLRO/KOL/22 DATED : 25/01/2022
(d) MEMO No. - 17/212/BLLRO/KOL/22 DATED : 25/01/2022
12. UNDER TAKING REGARDING L.R. & R.S. KHATAN NO. GIVEN BEFORE 1ST CLASS JUDICIAL MAGISTRATE ALPURA WIDE No - 18695 DATED - 23/03/2022
13. NATURE OF LAND = 'Shali' Converted To Bastu'
14. No. OF STOREY = G+1V
15. No. OF TENEMENTS = 11 Nos.
16. SIZE OF TENEMENTS : BELOW 50 SQM=3 Nos, 50-75 SQM=6 Nos. & 75-100 SQM=2 Nos.

PART-B:

01. AREA OF LAND : AS PER TITLE DEED (04 K - 13 CH - 35 SFT) = 325.158 SQM
02. AS PER BOUNDARY DECLARATION=(04K-13CH-147SFT) = 322.043 SQM
03. AREA OF SPLAY CORNER = NA
04. AREA OF STRIP = NA
05. LAND AREA = 322.043 SQM
06. (i) PERMISSIBLE GROUND COVERAGE (55.932%) = 180.125 SQM
07. PROPOSED GROUND COVERAGE (49.477%) = 159.315 SQM
08. DEPTH OF BUILDING = 10.425 M
09. FRONTAGE OF PLOT = 18.953 M
10. TREE COVER AREA = 6.495 SQM

FLOORS	GROSS COVERED AREA (SQM)	LIFT WELL (SQM)	NET COVERED AREA (SQM)	EXEMPTED AREA STAIR LOBBY (SQM)	LIFT LOBBY (SQM)	NET FLOOR AREA (SQM)
GROUND FLOOR	155.955	0.000	155.955	12.690	2.261	141.004
1ST FLOOR	159.315	1.899	157.416	12.690	2.261	142.465
2ND FLOOR	159.315	1.899	157.416	12.690	2.261	142.465
3RD FLOOR	159.315	1.899	157.416	12.690	2.261	142.465
4TH FLOOR	159.315	1.899	157.416	12.690	2.261	142.465
TOTAL	793.215	7.596	785.619	63.450	11.305	710.864

11. PROPOSED AREA :

(A) RESIDENTIAL :

MARKED	TENEMENT SIZE (SQM)	PROPORTIONAL AREA TO BE ADDED (SQM)	ACTUAL TENEMENT AREA (SQM)	No. OF TENEMENTS (SQM)	REQUIRED CAR PARKING (SQM)
A	70.734	12.025	82.759	1	
B	70.829	12.041	82.870	1	
C	54.337	9.237	63.574	2	
D	55.046	9.358	64.404	2	
E	32.180	5.471	37.651	2	
F	54.124	9.201	63.325	1	
G	54.672	9.294	63.966	1	
H	32.766	5.570	38.336	1	

(i) SHOP BUILT-UP AREA = 34.930 SQM
(ii) SHOP CARPET AREA = (12.673+8.348+9.387) = 30.408 SQM (REQUIRED CAR PARKING = NIL)

13. TOTAL REQUIRED CAR PARKING = 2 Nos.
14. TOTAL PROVIDED CAR PARKING = 4 Nos.
15. PERMISSIBLE AREA FOR CAR PARKING = 50.000 SQM
16. PROVIDED AREA OF CAR PARKING = 88.431 SQM
17. PERMISSIBLE F.A.R = 2.25
18. PROPOSED F.A.R = (710.864 - 50.000) / 322.043 = 2.052 < 2.250
19. OVER HEAD TANK AREA = 6.720 SQM
20. STAIR HEAD ROOM AREA = 15.680 SQM
21. LIFT MACHINE ROOM AREA = 6.160 SQM
22. LIFT MACHINE ROOM STAIR AREA = 2.613 SQM
23. TERRACE AREA = 159.315 SQM
24. AREA OF LOFT = (1.451 SQM x 8 Nos.) = 11.608 SQM
25. AREA OF CUPBOARD=[(0.499 SQMx1 No.)+(0.55x20 Nos.)]=11.552 Nos
26. OTHER AREA ONLY FOR FEES = (63.450+11.305+2.613+11.552) = 88.920 SQM
27. ADDITIONAL AREA FOR FEES = (15.680+6.160+2.613+11.608+11.552) = 47.613 SQM
28. TOTAL AREA FOR FEES = 833.232 SQM

DOOR & WINDOW SCHEDULE

TYPE	WIDTH	HT.	TYPE	WIDTH	HT.
D	1050	2100	W1	2400	1350
D1	900	2100	W2	1500	1350
D2	800	2100	W3	1350	1350
D3	750	2100	W4	1200	1350
R.S.	1800	2100	W5	900	1350
S/D	2500	2100	W5	600	750

SPECIFICATIONS

- ALL GRADE OF CONCRETE - M20.
- ALL GRADE OF STEEL - Fe 500
- ALL OUTER WALL = 200 MM THICK 1:6 MORTAR.
- ALL INTERNAL WALL-75 MM THICK WITH 1:4 MORTAR EXCEPT OTHERWISE MENTIONED.
- ALL PLASTER - 12 MM THICK WITH 1:4 MORTAR.
- BEARING CAPACITY OF SOIL AS PER SOIL REPORT.
- ALL OTHER MATERIALS USED AS PER IS CODE.
- ALL SORTS OF PRECAUTIONARY MEASURES WILL BE TAKEN AT THE TIME OF CONSTRUCTION WHICH WILL NOT EXCEED THE LOAD BEARING CAPACITY OF THE FOUNDATION SYSTEM PROPOSED HEREIN IS SAFE AND STABLE IN ALL RESPECT FROM GEO-TECHNICAL POINT OF VIEW.
- ALL DIMENSIONS ARE IN MM.

CERTIFICATE OF GEO-TECH. ENGINEER

UNDERSIGNED HAS INSPECTED THE SITE AND CARRIED OUT SOIL INVESTIGATION THEREON. IT IS CERTIFIED THAT THE EXISTING SOIL OF THE SITE IS CAPABLE 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.

RUPAK KUMAR BANERJEE
G.T.-CLASS - I/3
NAME OF GEO-TECH. ENGINEER

DECLARATION OF OWNERS

- I DO HERE BY DECLARE WITH FULL RESPONSIBILITY THAT, I SHALL ENGAGE C.A. & E.S.E. DURING CONSTRUCTION.
- I SHALL FOLLOW THE INSTRUCTION OF C.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 STRUCTURES.
- IF ANY SUBMITTED DOCUMENT ARE FAKE, THE K.M.C AUTHORITY WILL HAVE EVERY RIGHT TO REVOKE THE SANCTION PLAN.
- THE CONSTRUCTION OF S.U.G.W.R. & SEPTIC TANK TAKEN UNDER THE GUIDANCE OF C.A./E.S.E. BEFORE STARTING OF BUILDING FOUNDATION.
- RESIDENTIAL INSPECTION THE PLOT IS IDENTIFIED BY ME.

SRI SRIVAN KUMAR CHOWDHURY AS CONSTITUTED ATTORNEY OF SRI SANDIP CHAUDHURI & SMT. JABA CHAUDHURI
NAME OF APPLICANT / OWNERS

CERTIFICATE OF STRUCTURAL ENGINEER

THE STRUCTURAL DESIGN & DRAWING OF BOTH FOUNDATION & SUPERSTRUCTURE OF THE BUILDING HAS BEEN PREPARED BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING SEISMIC LOAD AS PER NATIONAL BUILDING CODE OF INDIA AND CERTIFIED THAT IT IS SAFE AND STABLE IN ALL RESPECT. SOIL TESTING HAS BEEN DONE BY MR. RUPAK KUMAR BANERJEE OF M/S GEOSTAR, 50, CHIT KALIKAPUR, KOLKATA-700099, THE RECOMMENDATIONS OF SOIL TEST REPORT HAS BEEN CONSIDERED DURING STRUCTURAL CALCULATIONS.

DIPANKAR BHOWMICK
E.S.E. CLASS - II/343
NAME OF STRUCTURAL ENGINEER

DECLARATION OF ARCHITECT

CERTIFIED THAT THE PLAN ITSELF 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 AND THE SITE CONDITION INCLUDING THE ABUTTING ROAD IS CONFORM WITH THE PLAN. IT IS A BUILDABLE SITE NOT A TANK OR FILLED UP TANK. THE SITE IS A VACANT LAND. THE PLOT IS BOUNDED BY BOUNDARY WALLS. THE PLOT IS BEYOND 500 M FROM CENTER LINE OF E. M. BYE-PASS.

ASHOKE BARDHAN
ARCHITECT - CA / 87 / 11057
NAME OF ARCHITECT

PROJECT :
PROPOSED G + 1V STORIED RESIDENTIAL BUILDING OF HEIGHT 15.425 M (U/S - 393 A OF CMC ACT, 1980 UNDER BUILDING RULE, 2009) AT PREMISES No. - 2762, NAYABAD, WARD No. - 109, BORAUGH - XII, KOLKATA - 700099, P. S. - PURBA JADAVPUR (OLD), PANCHASAYER (NEW) R.S. DAG No. - 195, R. S. KHATIAN No. - 127, L. R. KHATIAN No. - 1291, 1292, 2572 & 2573, MOUZA - NAYABAD, J.L. No. - 25.

PLAN CASE No. - 2021120348
B. P. No. - 2022120120 DATED - 31-MAY-22
VALID UPTO - 30-MAY-27

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