

SITE PLAN
SCALE-1:600

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 SRAVAN 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 B.L.R.O. MUTATION CERTIFICATES :
 NAME : SANDIP CHAUDHURI DATED : 01.12.2021
 NAME : JABA CHAUDHURI DATED : 30.11.2021, 01.12.2021
 11. DETAILS OF B.L.R.O. CONVERSION CERTIFICATE (SHALI TO BASTU) :
 (a) MEMO No. - 17/209/BLLRO/KOL/22 DATED : 25/01/2022
 (b) MEMO No. - 17/210/BLLRO/KOL/22 DATED : 25/01/2022
 (c) MEMO No. - 17/211/BLLRO/KOL/22 DATED : 25/01/2022
 (d) MEMO No. - 17/212/BLLRO/KOL/22 DATED : 25/01/2022
 12. UNDERTAKING REGARDING L.R. & R.S. KHATIAN No. GIVEN BEFORE 1ST CLASS JUDICIAL MAGISTRATE ALIPORE VIDE No.-18695 DATED-23.03.2022
 13. NATURE OF LAND = 'Shali Converted To Bastu'
 14. No. OF STOREY = G+IV
 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-1.47SFT) = 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
 (ii) PROPOSED GROUND COVERAGE (49.47%) = 159.315 SQM
 07. PROPOSED HEIGHT = 15.425 M
 08. DEPTH OF BUILDING = 10.675 M
 09. FRONTAGE OF PLOT = 18.953 M
 10. TREE COVER AREA = 6.495 SQM

11. PROPOSED AREA :

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

12. TENEMENTS & CAR PARKING CALCULATION :

(A) RESIDENTIAL :

MARKED	TENEMENT SIZE (SQM)	PROPORTIONAL AREA TO BE ADDED (SQM)	ACTUAL TENEMENT AREA (SQM)	No. OF TENEMENT (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	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	

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 :
 a) ALL SORTS OF PRECAUTIONARY MEASURES WILL BE TAKEN AT THE TIME OF CONSTRUCTION WHICH WILL NOT EXCEED THE LOAD BEARING WALL. THIS MEASURES INDICATES THE SEPTIC TANK & S.U.G.W. RESERVOIR MAINLY.
 b) 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 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.

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

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.
- DURING DEPARTMENTAL INSPECTION THE PLOT IS IDENTIFIED BY ME.

SRI SRAVAN 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 GEO STAR, 50, CHIT KALKAPUR, 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

GROUND FLOOR PLAN, PLAN & SECTION OF S.U.G. WATER RESERVOIR AND SEPTIC TANK, SITE PLAN, KEY PLAN.

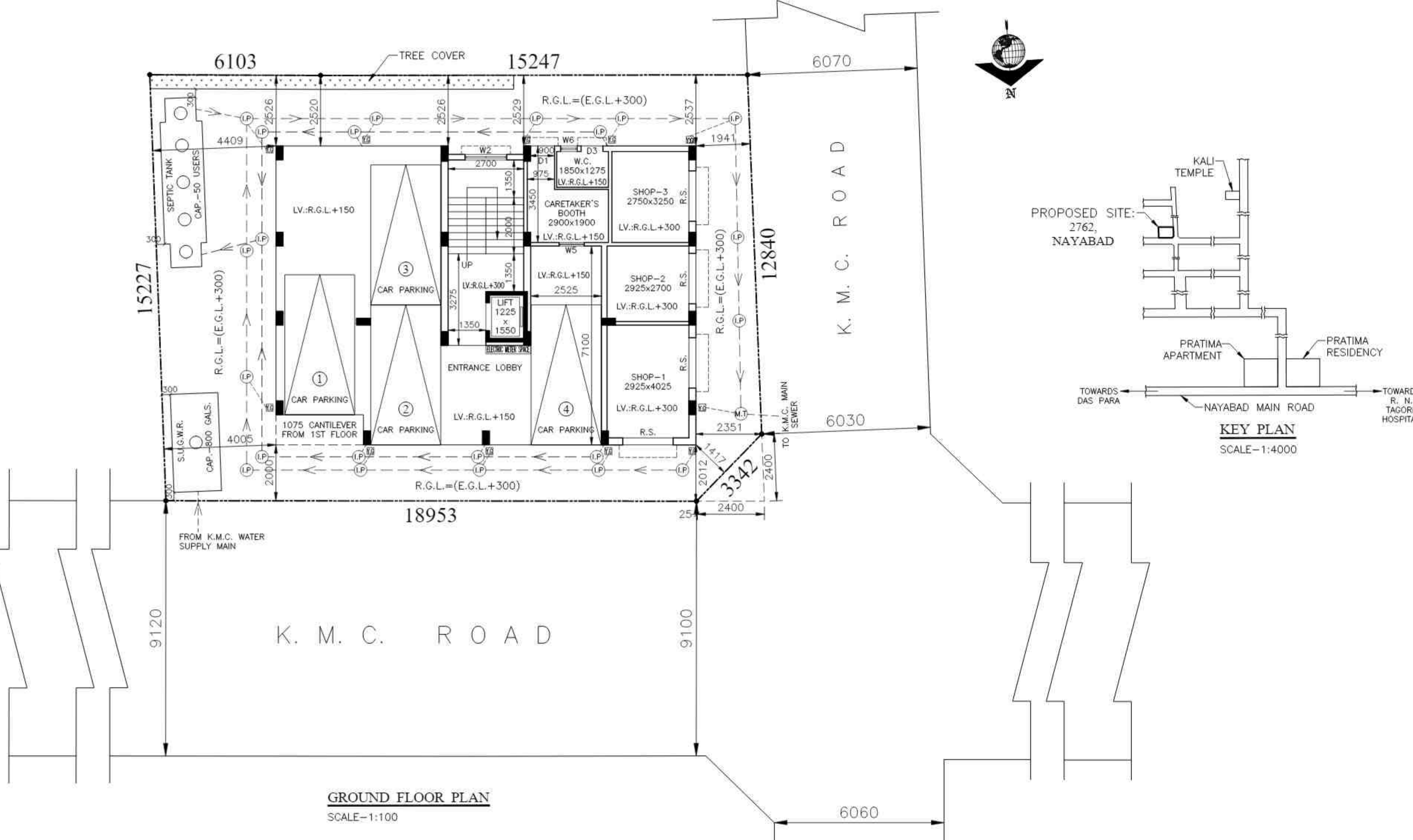
PROJECT :
 PROPOSED G+IV STORIED RESIDENTIAL BUILDING OF HEIGHT 15.425 M (U/S - 393 A OF CMC ACT, 1980 UNDER BUILDING RULE. 2009) AT PREMISES No. - 2762, NAYABAD, WARD No. - 109, BOROUGH - XII, KOLKATA - 700099, P. S. - PURBA JADAVPUR (OLD), PANCHASAYER (NEW) R.S. DAG No. - 195, R. S. KHATIAN No. - 127,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

PLAN CASE No. - 2021120348

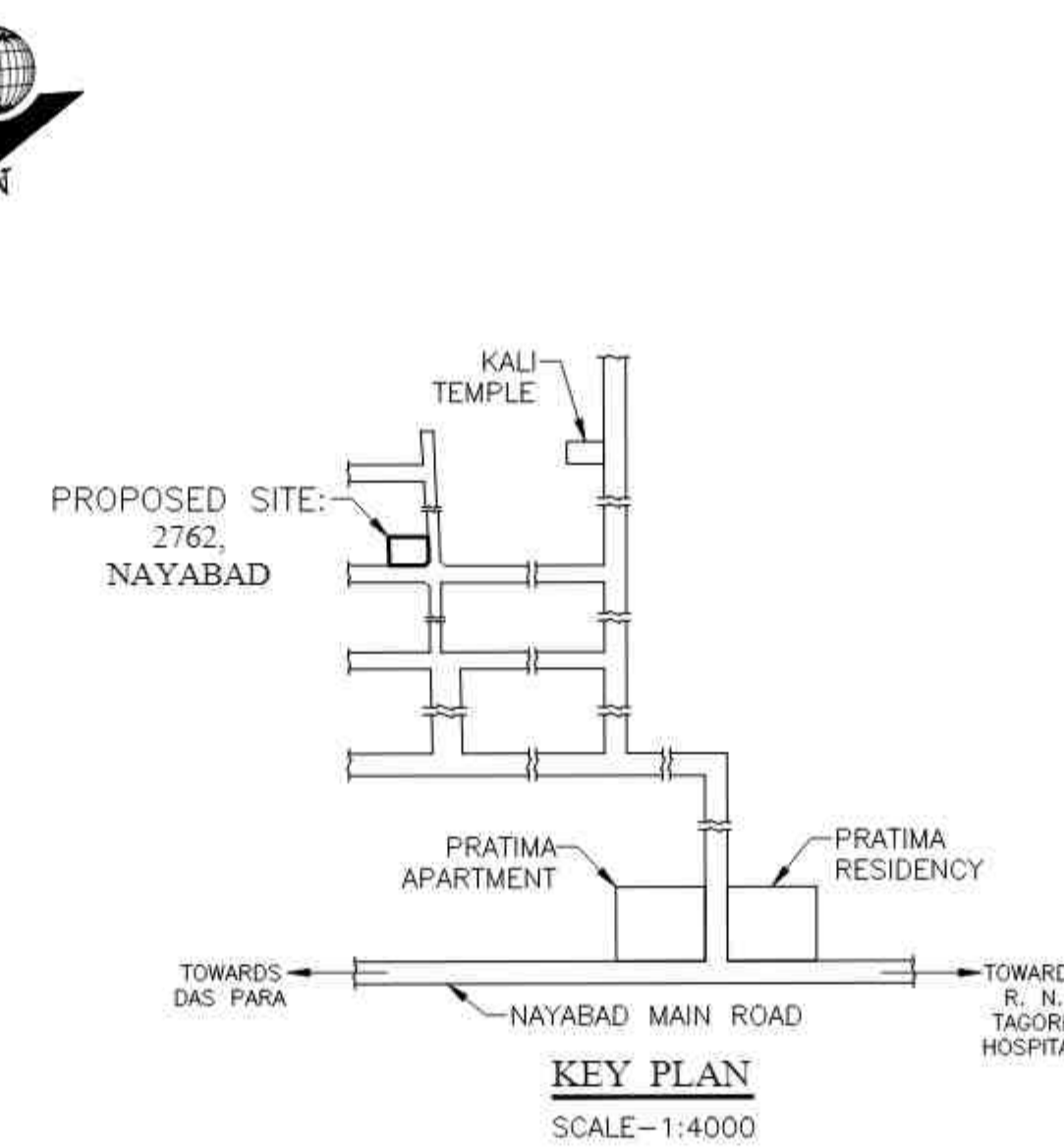
B. P. No. - 2022120120 DATED - 31-MAY-22

VALID UPTO - 30-MAY-27

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



GROUND FLOOR PLAN
SCALE-1:100



KEY PLAN
SCALE-1:4000