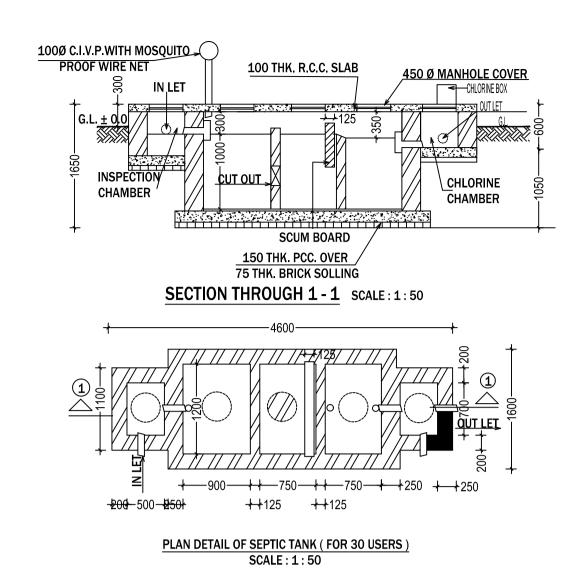


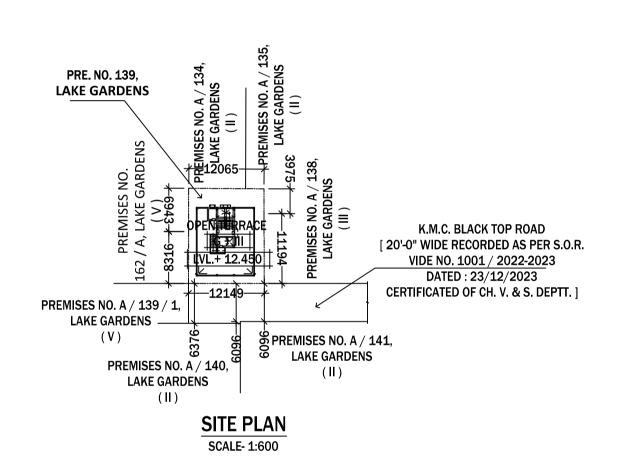
PREMISES NO. A / 135,

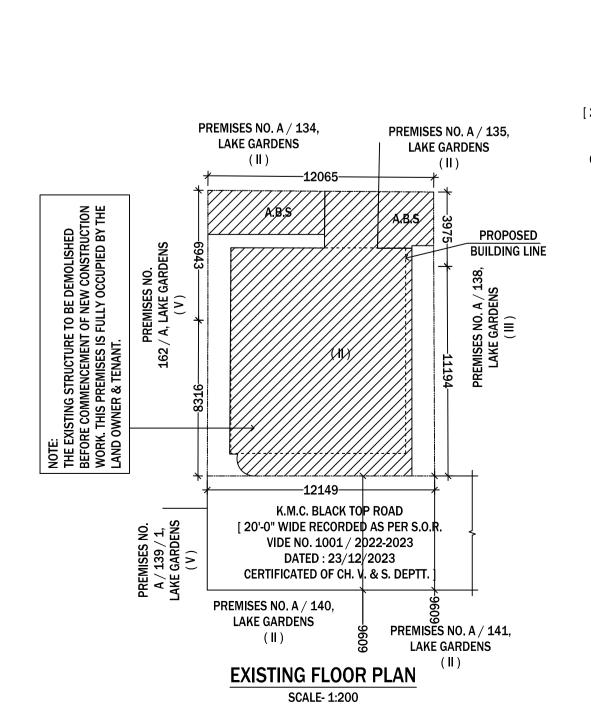
LAKE GARDENS

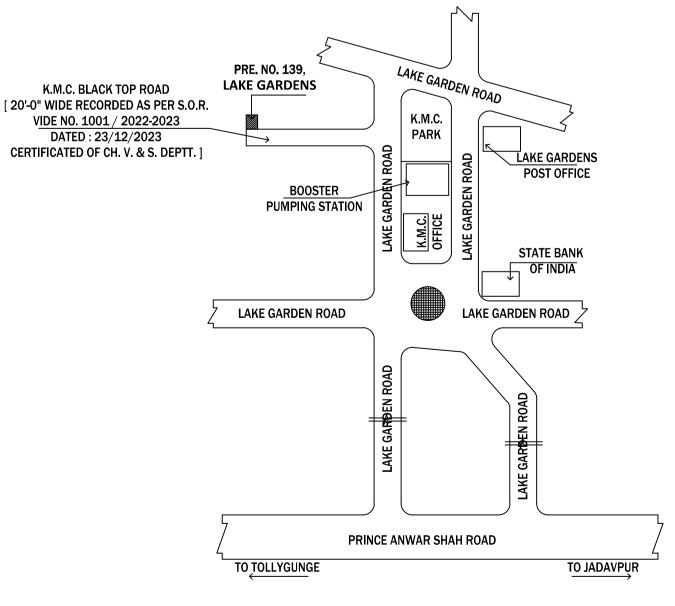
 (\parallel)

+2007-լթ. /









LOCATION PLAN

SCALE- 1:4000

1. PROPOSED AREA:-TOTAL EXEMPTED AREA ABSTRACT AREA STATEMENT: FLOOR | FLOOR AREA | LIFT WELL | STAIR WELL | GROSS AREA | STAIR AREA | LIFT LOBBY AREA | NET FLOOR AREA MKD. (SQ.M.) | (SQ.M.) | (SQ.M.) (SQ.M.) (SQ.M.) (SQ.M.) (SQ.M.) Ground 96.856 96.856 10.465 2.174 84.217 1st Floor 102.616 | 1.540 0.438 | 100.638 10.465 1.868 88.305 2nd Floor 0.438 1.868 88.305 102.616 | 1.540 100.638 10.465 3rd Floor 99.650 1.540 0.438 1.868 85.339 1.314 395.804 346 166 TOTAL 401.738 | 4.620 | 7.778 2. CAR PARKING CALCULATION:-FLAT TENEMENT SHARE OF TENEMENT | TENEMENT | REQD. PARKING AREA (SQ.M.) NOS. MKD. SIZE (SQ.M.) SERVICE (SQ.M.) SIZE TOTAL FLAT - A 43.744 52.217 02 50 < 75 8.473 52.217 8.473 02 FLAT - B 43.744 50 < 75 FLAT - C 8.186 50.447 01 50 < 75 NIL 42.261 50 <75 NIL FLAT - D 42.261 8.186 50.447 01 FLAT - E 37.864 7.334 45.198 <50 NIL 01 TOTAL CAR PARKING REQUIRED 01 NO. MAIN DETAILS OF LAND:-

I. ASSESSEE NO :- 21 - 093 - 08 - 0185 - 9

II. NAME OF THE OWNER/S. :- (I) SHISHIR MOHAN BANERJEE, (II) PRABIR MOHAN BANERJEE,

(III) PRADIP BANERJEE, (IV) MALAY BANDOPADHYAY, (V) PRALAY BANDYOPADHYAY, (VI) TAPAJA BANERJEE, (VII) DEBJANI

CHAKRABORTY, (VIII) SUDIP MOHAN BANERJEE III. NAME OF THE APPLICANT/S.:- MR. PRASENJIT PAKHIRA, & MR. PARASH NATH SHAW,

PARTNERS OF M/S. PARAMOUNT PRIME CONSTRUCTION

IV. DETAILS OF REGISTERED DEED:-BOOK NO. | VOLUME NO. **PAGES** BEING NO. DATED A.D.S.R. 08.05.1953 22 TO 27 3317 ALIPORE

A.D.S.R. 12.02.1962 14 TO 20 879 ALIPORE V. DETAILS OF REGISTERED POWER OF ATTORNEY BOOK NO. | VOLUME NO. PAGES BEING NO. OFFICE 160309284 | 07.07.2022 | SOUTH 24-PARGANAS 1603-2022 365632 TO 365677 VI. DETAILS OF REGISTERED BOUNDARY DECLARATION:-BOOK NO. | VOLUME NO. **PAGES** BEING NO. DATED 160408142 | 20.07.2022 | SOUTH 24-PARGANAS 1604-2022 246598 TO 246610

VII. DETAILS OF REGISTERED NON EVICTION OF TENANT DECLARATION:-BEING NO. OFFICE BOOK NO. | VOLUME NO. 160408143 20.07.2022 SOUTH 24-PARGANAS 1604 - 2022 246586 TO 246597

SPECIFICATION OF CONSTRUCTION :-

. 200THK. 1ST CLASS CEMENT BRICK WORK FOR EXTERNAL WALL IN SUPER STRUCTURE IN 1 : 6 2. 125 & 75 THK. 1ST CLASS CEMENT BRICK WORK FOR INTERNAL WALL IN 1:4

3. LEAN CONCRETE, 1: 3: 6 WITH 19 MM DOWN GRADED STONE CHIPS (M-15) 4. R.C.C. 1: 2: 4 FOR ROOF SLAB, BEAM, LINTEL, CHAJJA ETC.

5. CEMENT SAND PLASTER 18 MM. ON OUTSIDE & 12 MM. ON INSIDE WALL IN

1 : 6 & CEILING & CHAJJA IN 1:4.

6. D.P.C. SHALL BE 50MM. THICK IN 1: 1.5: 3 TONE WITH WATER PROOFING ADMIXTURE 7. 25 MM. THK. MARBLE FLOOR FINISH AT TOP

8. 75 MM. THK. SINGLE BRICK FLAT SOLING ON FOUNDATION 9. ' + 300 LVL.' TO THE FINISHED GROUND FLOOR LVL.

10. TREAD WIDTH 250 EACH & RISER HEIGHT IS 169.44 EACH 11. FLOOR TO SLAB HEIGHT SHALL BE 3050 MM. & THICKNESS OF THE SLAB SHALL BE 100 MM.

MATERIALS :-STEEL MUST CONFIRMED WITH IS 1786

GRADE OF CONCRETE: M 25 (C:S:ST::1:1:2) & GRADE OF STEEL: Fe 550 CEMENT :- ORDINARY PORTLAND &, SAND :- MEDIUM COARSE

STONE CHIPS :- 20 MM. DOWN GRADED

OTHER DETAILS AS PER ARCHITECT OR ENGINEER - IN - CHARGE

DOOR SCHEDULE SILL HEIGHT | LINTEL HEIGHT SIZE FROM FLOOR FROM FLOOR 2100 1050 X 2100 FLUSH D2 FLUSH 2100 900 X 2100 FLUSH 2100 750 X 2100 D4 FLUSH 2100 1500 X 2100 ROLLING **AS PER DWG** 2100 SHUTTER DW | WINDOW ABOVE AS PER DWG. 2100 DOOR

WINDOW SCHEDULE SILL HEIGHT | LINTEL HEIGHT FROM FLOOR | FROM FLOOR

CUPBOARD & LOFT AREA:-

MKD.

Ground

1st Floor

2nd Floor

3rd Floor

TOTAL

PROPOSED C/B (SQ.M.)

2.932

2.932

2.932

8.796

AREA OF THE LAND: 02 K. - 12 CH. - 13 SQ.FT. i.e. 185.154 SQ.M. i.e. 1993 SQ.FT. [AS PER DEED] AREA OF THE LAND: 02 K. - 12 CH. - 01 SQ.FT. i.e. 184.009 SQ.M. i.e. 1981 SQ.FT. [AS PER REGISTERED BOUNDARY DECLARATION] ROAD WIDTH: 20' - 0" i.e. 6.096 METER WIDE K.M.C. BLACK TOP ROAD PERMISSIBLE F.A.R.: 1.750 PERMISSIBLE TOTAL BUILT UP AREA: 322.016 SQ.M. PERMISSIBLE BUILDING HEIGHT: 12.500 METER. PERMISSIBLE GROUND COVERAGE: 60.000 % i.e. 110.405 SQ.M. PROPOSED GROUND COVERAGE: 55.767 % i.e. 102.616 SQ.M. PROPOSED BUILDING HEIGHT: 12.450 METER [G + III STORIED RESIDENTIAL] PROPOSED GROUND FLOOR BUILT UP AREA: 96.856 SQ.M. PROPOSED [1ST & 2ND] FLOOR BUILT UP AREA (EACH): 100.638 SQ.M. PROPOSED 3RD FLOOR BUILT UP AREA: 97.672 SQ.M. PROPOSED TOTAL FLOOR BUILT UP AREA: [96.856 + (2 X 100.638) + 97.672] = 395.804 SQ.M. PROPOSED CAR PARKING AREA: 40.846 SO.M. PROPOSED TOTAL EXEMPTED AREA: 41.860 + 7.778 = 49.638 SQ.M. REQUIRED CAR PARKING: 01 NO. PROPOSED CAR PARKING: 01 NO. PROPOSED F.A.R: [395.804 - (25.000 + 49.638)] / 184.009 = 1.745 < 1.750 PROPOSED STAIR HEAD ROOM AREA: 13.902 SQ.M. PROPOSED LIFT MACHINE ROOM LESS AREA: 5.052 SQ.M. PROPOSED OVER HEAD TANK AREA: 4.573 SQ.M. PROPOSED ROOF TOILET AREA: 2.993 SQ.M.

DECLARATION OF APPLICANT:

13.902 + 5.052 + 2.993 + 8.796 = 30.742 SQ.M.

PROPOSED TREE COVER AREA: 4.232 SQ.M.

I DO HERE BY DECLARE WITH FULL RESPONSIBILITY THAT, I SHALL ENGAGE L.B.A, E.S.E & G.T.E DURING CONSTRUCTION I SHALL FOLLOW THE INSTRUCTIONS OF L.B.A, E.S.E & G.T.E DURING CONSTRUCTION OF THE BUILDING (AS PER B. S PLAN) K.M.C. AUTHORITY WILL NOT BE RESPONSIBLE FOR STRUCTURAL STABILITY OF THE BUILDING &

OTHER AREA FOR FEES: STAIR HEAD ROOM AREA + LIFT MACHINE ROOM AREA + ROOF TOILET AREA + C/B AREA:

IF ANY SUBMITTED DOCUMENTS ARE FOUND TO BE FAKE,THE K.M.C. AUTHORITY WILL REVOKE THE SANCTION PLAN. THE CONSTRUCTION OF WATER RESERVOIR AND SEPTIC TANK WILL BE UNDER TAKEN UNDER THE GUIDANCE OF E.S.E / L.B.A BEFORE STARTING OF BUILDING FOUNDATION WORK. DURING DEPARTMENTAL INSPECTION THE PLOT IS IDENTIFIED

EXISTING STRUCTURE IS TO BE DEMOLISHED AND THERE IS AN EXISTING TENANT WHICH IS TO BE REHABILITATED AS PER PROPOSED PLAN. THERE IS NO COURT CASE PENDING AGAINST THIS PREMISES.

> NAME OF OWNER/S PRASENJIT PAKHIRA & MR. PARASH NATH SHAW, ARTNERS OF M/S. PARAMOUNT PRIME CONSTRUCTION

(1) MR. SHISHIR MOHAN BANERJEE, (II) MR. PRABIR MOHAN BANERJEE, (III) MR. PRADIP BANERJEE, (IV) MR. MALAY BANDOPADHYAY, (V) MR. PRALAY BANDYOPADHYAY, (VI) MISS. TAPAJA BANERJEE, (VII) MRS. DEBJANI CHAKRABORTY, (VIII) MR. SUDIP MOHAN BANERJEE,

CONSTITUTE ATTORNEY OF

CERTIFIED WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS BEEN DRAWN UP AS PER PROVISION OF KOLKATA MUNICIPAL CORPORATION BUILDING RULES, 2009, AS AMENDED FROM TIME TO TIME & THAT THE SITE CONDITION INCLUDING THE WIDTH OF THE ABUTTING ROAD CONFORM WITH THE PLAN AND THAT IT IS A BUILDABLE SITE & NOT A FILLED UP TANK.LAND WITH **EXISTING STRUCTURE IS DEMARCATED WITH BOUNDARY WALL.**

> NAME OF ARCHITECT MR. AMARJIT KUMAR SAH C.A/2021/131994

CERTIFICATE OF STRUCTURAL ENGINEER:

I'HE STRUCTURAL DESIGN & DRAWING OF BOTH FOUNDATION & SUPER STRUCTURE 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

HOWEVER, I SHALL SUBMIT THE STRUCTURE DESIGN AND DESIGN CALCULATION REPORT AFTER THE DEMOLITION OF EXISTING STRUCTURE AT THE TIME OF PLINTH LEVEL APPLICATION.

> NAME OF STRUCTURE ENGINEER MR. ARNAB DEB

> > E.S.E./ II / 625

CERTIFICATE OF GEO-TECHNICAL ENGINEER:

UNDERSIGNED HAS INSPECTED THE SITE. IT IS CERTIFIED THAT THE EXISTING SOIL OF THE SITE IS ABLE TO CARRY THE LOAD COMING FROM THE PROPOSED CONSTRUCTION. HOWEVER, THE SOIL TEST WILL BE CARRIED OUT AFTER THE DEMOLITION OF EXISTING STRUCTURE AND THE FOUNDATION SYSTEM WILL BE PROPOSED ACCORDINGLY.

> NAME OF GEO -TECHNICAL ENGINEER MR. RUPAK KUMAR BANERJEE G.T / I / 3

PROJECTS:-

PROPOSED GROUND + THREE STORIED [12.450 METER HEIGHT RESIDENTIAL BUILDING AT PREMISES NO. 139. LAKE GARDENS. P.S. LAKE WARD NO. 093, KOLKATA 700 045 UNDER BOROUGH X [K. M. C.]

AS PER U / S 393A OF K.M.C. ACT. 1980 & K.M.C. BLDG. RULE 2009

TITLE: ARCHITECTURE DRAWING SHEET NO. - D@IKA/139/ARCH/A SCALE :- 1 : 100 **DEALT: S.KHANDA** (ALL DIMENSIONS ARE IN 'MM' UNLESS OTHERWISE DATE: 07.11.2022 MENTIONED)

ARCHITECTURAL CONSULTANT:-

• ARCHITECTS • PLANNERS • INTERIOR• Registered Office: 20C, LAKE ROAD, GROUND FLOOR, KOLKATA - 700 029. (Beside Charu Chandra College) E-mail: designikaarchitects@gmail.com Phone - +91 - 84206 12431, +91 - 77973 13788.

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BUILDING PERMIT NO. - 2022100230 DATED - 07-FEB-2023

VALID FOR 5 YEARS FROM DATE OF SANCTION.

SPACE FOR DIGITAL SIGNATURE

SCALE- 1:100

PROPOSED GROUND FLOOR PLAN

PREMISES NO. A / 134,

SEPTIC TANK

BED ROOM 3125 X 2950

LIVING - DINING

3125 X 3075

LVL. + 300

(TENANT REHABILITATION)

FLAT 'E'

COOKING TOP

TOILET

1975 X 1325 D3

BED ROOM

3050 X 3000

! WATER MAIN

/!1218-*

ENTRY

----**121**49 [39'-9"]---

K.M.C. BLACK TOP ROAD [20'-0" WIDE RECORDED AS PER S.O.R. VIDE NO. 1001 / 2022-2023

DATED: 23/12/2023

CERTIFICATED OF CH. V. & S. DEPTT.]

LAKE GARDENS

(II)

PROPOSED TREE

COVER AREA:

4.416 SQ.M.

S.U.G.W.R.

CAPÁCITY

3500 LTS.

CANTILEVER

FROM 1ST

FLOOR LEVEL

FROM MUNICIPAL !

SEWER LINE

.2065 [39'-6"]

**250

H + 300

CAR PARKING

SPACE

LVL. + 150.

DIGITAL SIGNATURE OF A.E. (C) BLDG., BR.- X