

- NOTE:
1. ALL MATERIALS FOR CONSTRUCTION TO BE OF I.S. STANDARD.
 2. ALL CONSTRUCTION PRACTICE TO FOLLOW I.S. GUIDELINES.
 3. ONLY WRITTEN DIMENSIONS TO BE FOLLOWED.
 4. ALL DIMENSION ARE IN MM.
 5. ALL THE EXTERNAL WALLS ARE 200 MM. THICK AND ALL THE INTERNAL WALLS ARE 125 & 75MM. THICK UNLESS SPECIFIED.
 6. DEPTH OF U.G. & SEMI U.G. RESERVOIRS NOT TO EXCEED DEPTH OF NEAREST FOUNDATION.

STATEMENT OF THE PLAN CASE NO. 2023010104

- PART A:
1. ASSESSEE NO. 11-008-31-0023-0
 2. A. DETAILS OF REGISTERED DEED: (I) BOOK NO. - I, (II) VOLUME NO. - 47, (III) BEING NO. - 1514, (IV) PAGE - 196 - 199, (V) DATE - 22/05/1992.
 - 2.B. DEED OF RELEASE DATED: - 31/07/1997.
 - 2.C. DETAILS OF BOUNDARY DECLARATION: (I) BOOK NO. - I, (II) VOLUME NO. - (1901 - 2023), (III) BEING NO. - 190107062, (IV) PAGE - 270258 - 270272, (V) DATE - 26/08/2023, REGD. AT - A.R.A. - I KOLKATA.
 - 2.D. DETAILS OF POWER OF ATTORNEY: (I) BOOK NO. - I, (II) VOLUME NO. - (1902 - 2023), (III) BEING NO. - 190209747, (IV) PAGE - 314579 - 314603, (V) DATE - 24/07/2023, REGD. AT - A.R.A. - II KOLKATA.
 3. AREA OF THE PLOT OF LAND - AS PER DOCUMENT = 376.254 SQ.M. (05 KH. 10 CH. 00 SFT.) (AS PER DEED)
 4. NO. OF TENEMENTS = 6
 - (a) BELOW 50 SQ.M = NIL.
 - (b) 50 SQ.M TO 75 SQ.M = NIL.
 - (c) 75 SQ.M TO 100 SQ.M = 4 NOS.
 - (d) MORE THAN 100 SQ.M = 2NOS.

- PART B:
- 1.B. AREA OF LAND AS PER DEED = 376.254 SQ.M. (05 KH. 10 CH. 00 SFT.)
 - 1.B. AREA OF LAND AS PER BOUNDARY DECLARATION = 379.227 SQ.M. (05 KH. 10 CH. 32 SFT.)
 2. WIDTH OF ROAD = 18.288 M.
 3. PERMISSIBLE F.A.R. = 2.50
 4. PROPOSED F.A.R. = 2.062
 5. (i) PERMISSIBLE GROUND COVERAGE (54.125 % OF L.A.) = 203.647 SQ.M.
 - (ii) PROPOSED GROUND COVERAGE (51.480 % OF L.A.) = 193.696 SQ.M.
 6. PROPOSED HEIGHT = 15.425 SQ.M.
 7. (A) PROPOSED AREA :-

FLOOR MKD.	COVERED AREA (ASSEMBLY)	CUT OUT (LIFT WELL + SHAFT) AREA	GROSS FLOOR AREA	STAIR-STAIR LOBBY	EXEMPTED AREA (LIFT LOBBY)	NET FLOOR AREA
GROUND	185.457 SQ.M.	0.000 SQ.M.	185.457 SQ.M.	12.690 SQ.M.	2.434 SQ.M.	170.333 SQ.M.
1ST	193.696 SQ.M.	2.240 SQ.M.	191.456 SQ.M.	12.690 SQ.M.	2.434 SQ.M.	176.332 SQ.M.
2ND	193.696 SQ.M.	2.240 SQ.M.	191.456 SQ.M.	12.690 SQ.M.	2.434 SQ.M.	176.332 SQ.M.
3RD	193.696 SQ.M.	2.240 SQ.M.	191.456 SQ.M.	12.690 SQ.M.	2.434 SQ.M.	176.332 SQ.M.
4TH	193.696 SQ.M.	2.240 SQ.M.	191.456 SQ.M.	12.690 SQ.M.	2.434 SQ.M.	176.332 SQ.M.
TOTAL	960.239 SQ.M.	8.960 SQ.M.	951.281 SQ.M.	63.450 SQ.M.	12.170 SQ.M.	875.661 SQ.M.

8. TENEMENTS & CAR PARKING CALCULATION :-

(A) RESIDENTIAL :-

FLAT MARKED	TENEMENT SIZE	PROPORTIONAL AREA TO BE ADDED	ACTUAL TENEMENT AREA	NO. OF TENEMENT	REQUIRED CAR PARKING
FLAT A	87.710 SQ.M.	11.281 SQ.M.	98.991 SQ.M.	2	1 NOS.
FLAT B	87.776 SQ.M.	11.289 SQ.M.	99.065 SQ.M.	2	1 NOS.
FLAT C	175.552 SQ.M.	22.578 SQ.M.	198.130 SQ.M.	2	2 NOS.

8. (B) OFFICE (BUSINESS) CARPET AREA = 24.80 SQ.M. & COVERED AREA = 28.959 SQ.M.
- CAR PARKING REQUIRED = 0 NOS.
- 9A. TOTAL REQUIRED CAR PARKING = 4 NOS.
 - B. TOTAL PROPOSED CAR PARKING - COVERED = 4 NOS.
 10. ALLOWABLE AREA FOR PARKING = 100 SQ.M.
 11. PROPOSED AREA OF PARKING = 129.818 SQ.M.
 12. PERMISSIBLE FAR = 2.50
 - PROPOSED F.A.R. = (875.661 - 100.000) / 376.254 = 2.062 < 2.50
 14. STAIR HEAD ROOM AREA = 15.658 SQ.M.
 15. LIFT MACHINE ROOM AREA = 7.898 SQ.M.
 16. TERRACE AREA = 193.696 SQ.M.
 17. RELAXATION OF AUTHORITY, IF ANY :- NOT APPLICABLE
 18. OVER HEAD TANK AREA = 11.360 SQ.M.
 19. TREE COVER REQUIRED : 2.378 %
 20. TREE COVER PROPOSED: 10.216 SQ.M. (2.715 %)
 21. TOTAL EXEMPTION AREA (STAIR + LIFT LANDING) = 75.620 SQ.M.
 22. TOTAL CUPBOARD AREA = 19.376 SQ.M. (2.037 %)
 23. ROOF TOP W.C. AREA = 2.992 SQ.M. < 3.000 SQ.M.
 24. TOTAL BUILDUP AREA FOR FEES = 997.205 SQ.M.

CERTIFICATE OF ARCHITECT:

I SUPRATIM CHOUDHURY, CA/2002/28856, CERTIFIED ON THE PLAN IT SELF WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS BEEN DRAWN UP AS PER PROVISION OF K.M.C BUILDING RULE - 2009 AS AMENDED FROM TIME TO TIME & THAT THE SITE CONDITIONS INCLUDING THE WIDTH OF ABUTTING ROAD CONFORM WITH THE PLAN & THAT IT IS A BUILDABLE SITE NOT A TANK OR FILLED UP TANK. THE PLOT IS BOUNDED BY BOUNDARY WALL & THE BOUNDARY MEASUREMENT AGREED WITH THE REG. DEED.

NAME OF ARCHITECT
SUPRATIM CHOUDHURY
CA/2002/28856

CERTIFICATE OF STRUCTURAL ENGINEER:

THE STRUCTURAL DESIGN AND DRAWING OF BOTH FOUNDATION AND SUPER STRUCTURE OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING THE SEISMIC & WIND LOAD AND AS PER THE SOIL INVESTIGATION REPORT SUBMITTED HERewith AND THE NATIONAL BUILDING CODE OF INDIA AND CERTIFY THAT IT IS SAFE AND STABLE IN ALL RESPECTS.

NAME OF E.S.E.
JAYDEB DEY
E.S.E. - II/605

CERTIFICATE OF GEO-TECHNICAL ENGINEER:

THE 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 FOUNDATION SYSTEM PROPOSED HEREIN IS SAFE AND STABLE IN ALL RESPECTS FROM THE GEO-TECHNICAL POINT OF VIEW.

NAME OF GEO-TECHNICAL ENGINEER
RUPAK KUMAR BANERJEE
GT/II/3(K.M.C.)

DECLARATION OF OWNER / APPLICANT:

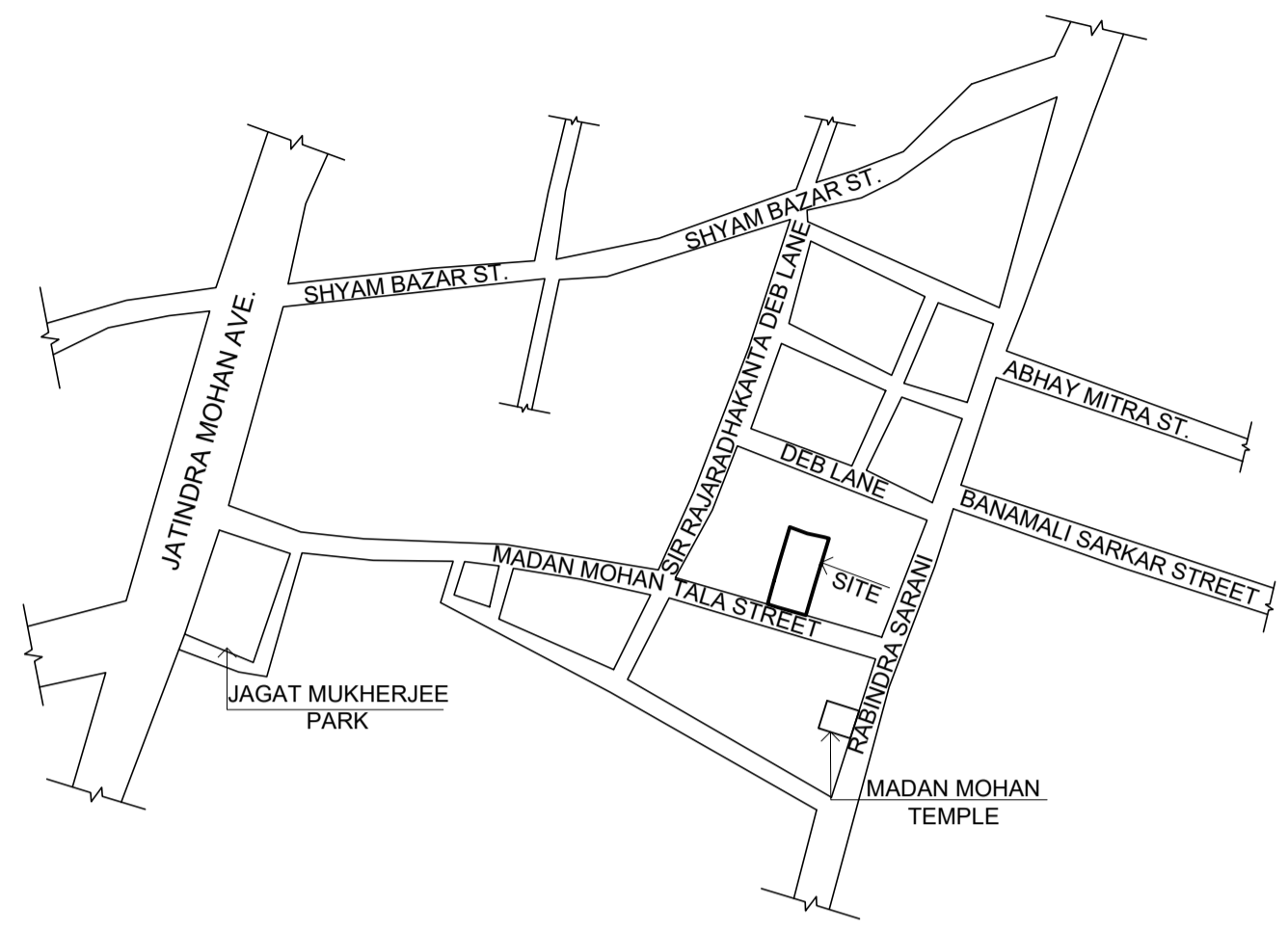
WE DO HERE BY UNDERTAKE WITH FULL RESPONSIBILITY THAT:

1. WE SHALL ENGAGE ARCHITECT & E.S.E. DURING CONSTRUCTION AND FOLLOW THEIR INSTRUCTION AND NOT DEVIATE FROM SANCTION PLAN WITHOUT PRIOR INTIMATION.
2. K.M.C. AUTHORITIES WILL NOT BE RESPONSIBLE FOR STRUCTURAL STABILITY OF THE BUILDING & ADJOINING STRUCTURES.
3. IF THE SUBMITTED DOCUMENTS ARE FOUND FAKE THE K.M.C. AUTHORITY MIGHT REVOKE THE SANCTION PLAN.
4. D.G. SET & TRANSFORMER SHALL BE INSTALLED AFTER TAKING NECESSARY PERMISSION

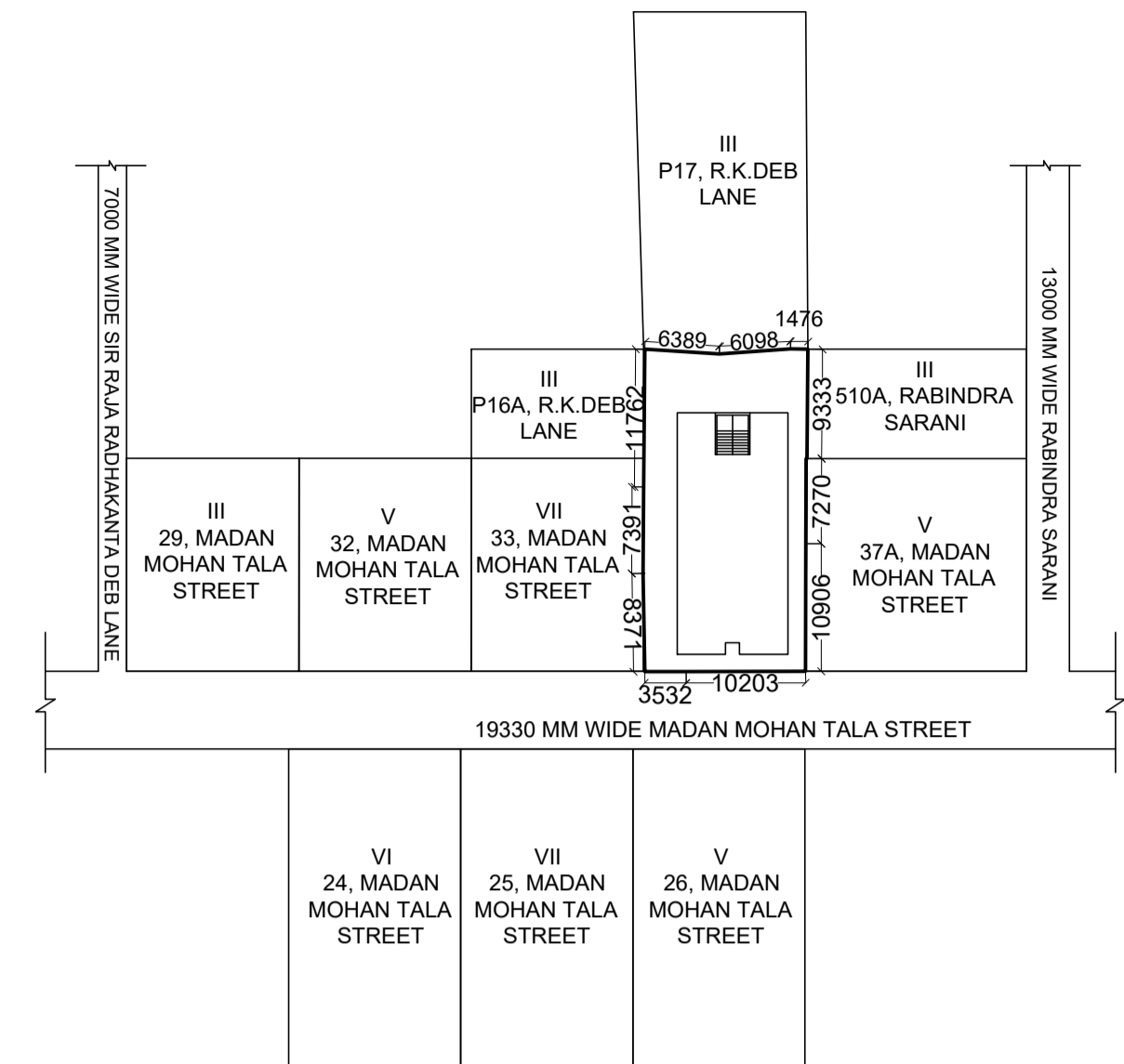
NAME OF APPLICANT
CHIRADEEP BHATTACHARYA C.A. OF
SRI JOY NARAYAN DE, SRI UDAY SHANKAR DE, KRISHNA DE, SRI ARUN SANKAR DE

PROJECT:
PROPOSED G+IV STORIED (HEIGHT: 15.425 M) RESIDENTIAL BUILDING PLAN U/S 393(A) OF KMC ACT, 1980 COMPLYING KMC BUILDING RULE 2009, AT PRE. NO. - 35, MADAN MOHAN TALA STREET, WARD NO. - 08, BOROUGH - I, KOLKATA - 700005, P.S. - SHYAMPUR, P.O. - HATKHOLOA.

SCALE	DATE	REV. DATE	DRAWN BY	CHECKED BY	SHEET NO.
1:100	11-09-2023		A.R.	S.C.	1



LOCATION PLAN
SCALE - 1:4000

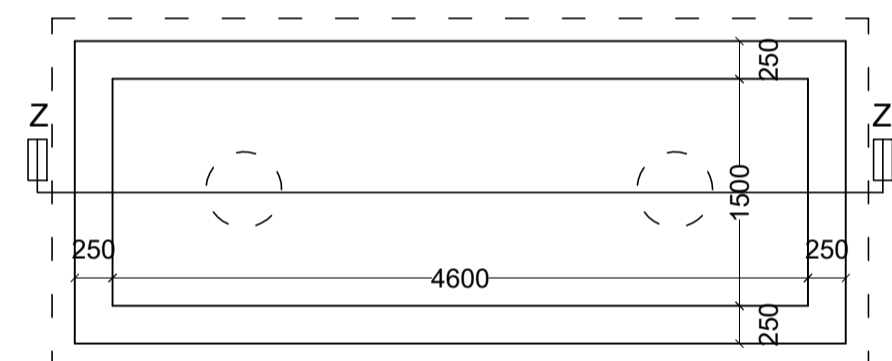


SITE PLAN
SCALE - 1:600

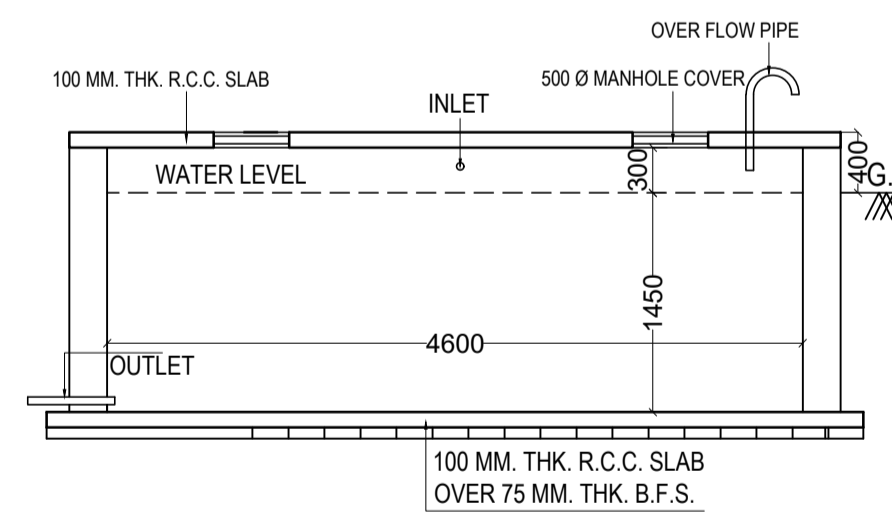
PERMISSIBLE TOP ELEVATION - 33.00 M.
PROPOSED TOP ELEVATION - 28.650 M.

CO-ORDINATE IN WGS 84 AND SITE ELEVATION (AMSL)		
REFERENCE POINTS MARKED IN THE SITE PLAN OF THE PROPOSAL	CO-ORDINATE IN WGS 84	SITE ELEVATION
	LATITUDE	LONGITUDE
(A)	22°35'59"	88°21'49"
		8.000 M.

THE ABOVE INFORMATION IS TRUE AND CORRECT IN ALL RESPECT AND IF ANY STAGE, IT IS FOUND OTHERWISE, THEN I SHALL BE FULLY LIABLE FOR WHICH K.M.C AND OTHER APPROPRIATE AUTHORITY RESERVE THE RIGHT TO TAKE APPROPRIATE ACTION AGAINST ME AS PER LAW.

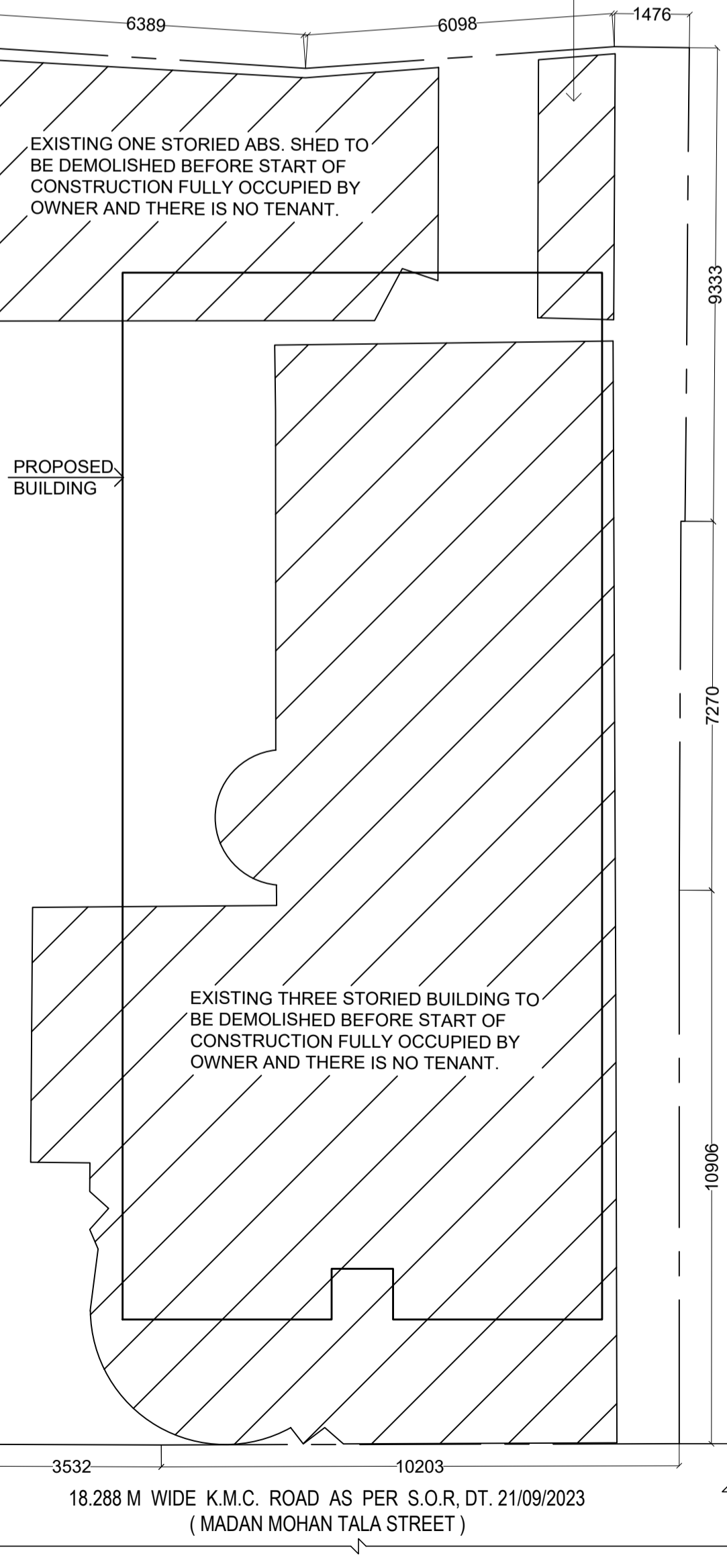


DETAILS OF SEMI U/G WATER RESERVOIR
CAPACITY: 10000 LTS.
SCALE: 1:50

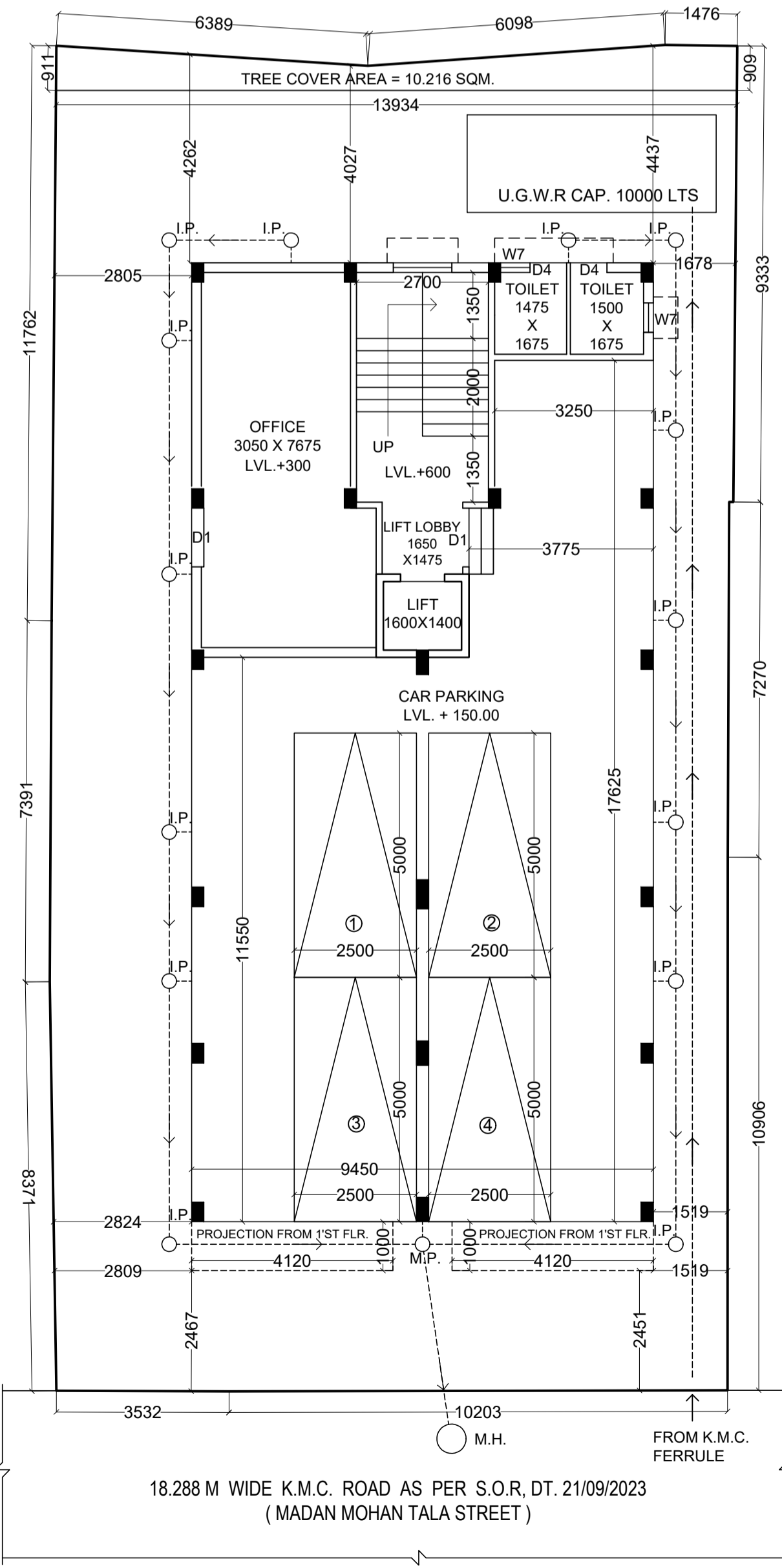


SECTION AT Z-Z'
SCALE: 1:50

EXISTING ONE STORIED ABS. SHED TO BE DEMOLISHED BEFORE START OF CONSTRUCTION FULLY OCCUPIED BY OWNER AND THERE IS NO TENANT.



EXISTING PLAN
SCALE: 1:100



GROUND FLOOR PLAN
SCALE: 1:100

OFFICE USE	
BUILDING PERMIT NO. :- 2023010128	VALID UP TO :- 12/12/2028
SANCTION DATE :- 13/12/2023	

DIGITAL SIGNATURE OF A/E (C), BR - I BUILDING DEPARTMENT / K.M.C.

DIGITAL SIGNATURE OF E/E (C), BR - I BUILDING DEPARTMENT / K.M.C.