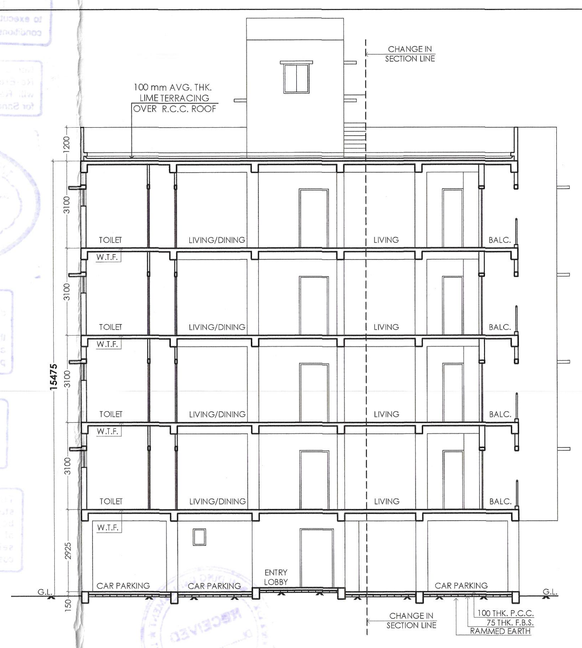
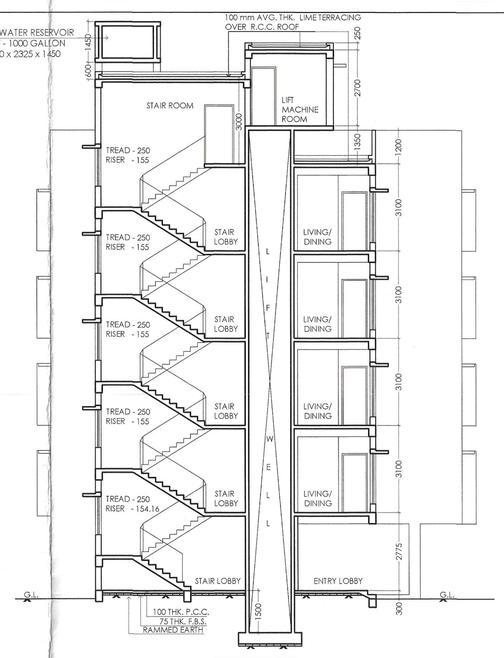
PARTY'S COPY

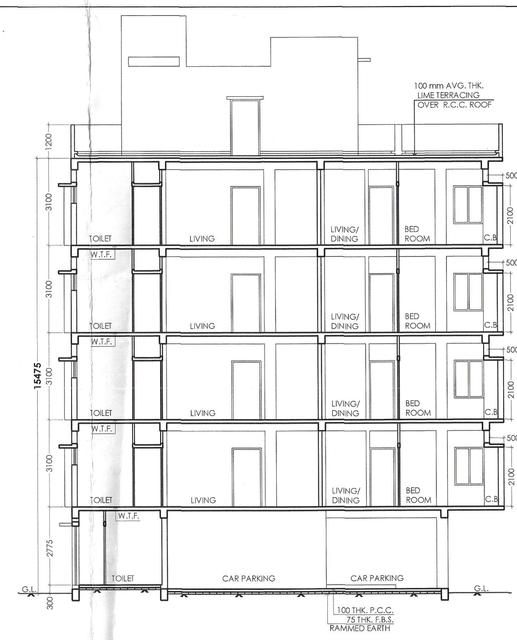
FRONT ELEVATION



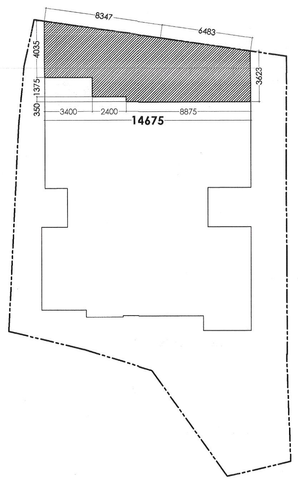
SECTION A-A



SECTION B-B

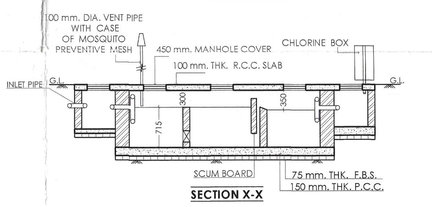


SECTION C-C

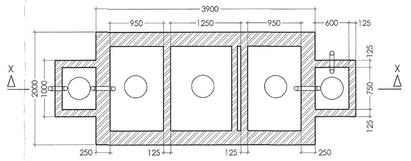


AVERAGE BACK OPEN SPACE CALCULATION:

AVERAGE BACK OPEN SPACE AREA = 62.218 Sq.m.
WIDTH OF THE BUILDING = 14.675 Mtr.
AVERAGE BACK OPEN SPACE = 4.240 Mtr.



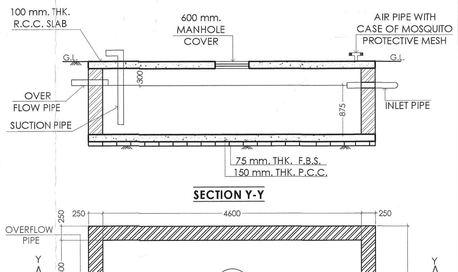
SECTION X-X



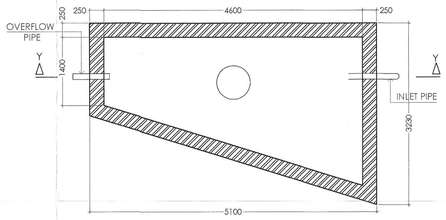
PLAN

DETAIL OF SEPTIC TANK (50 USERS)

SCALE : 1:50



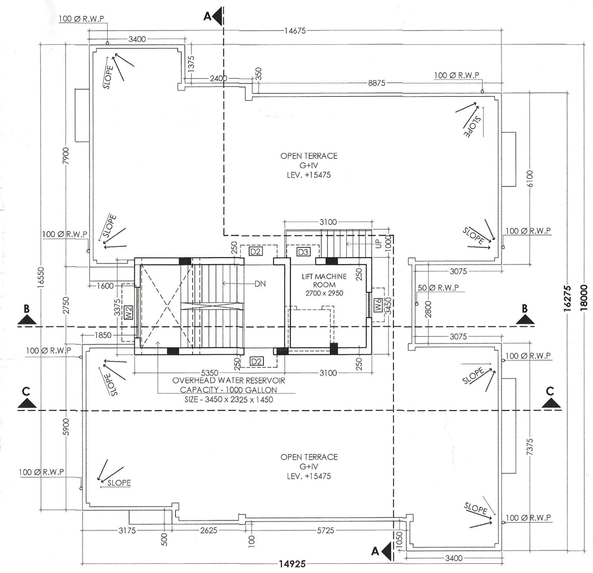
SECTION Y-Y



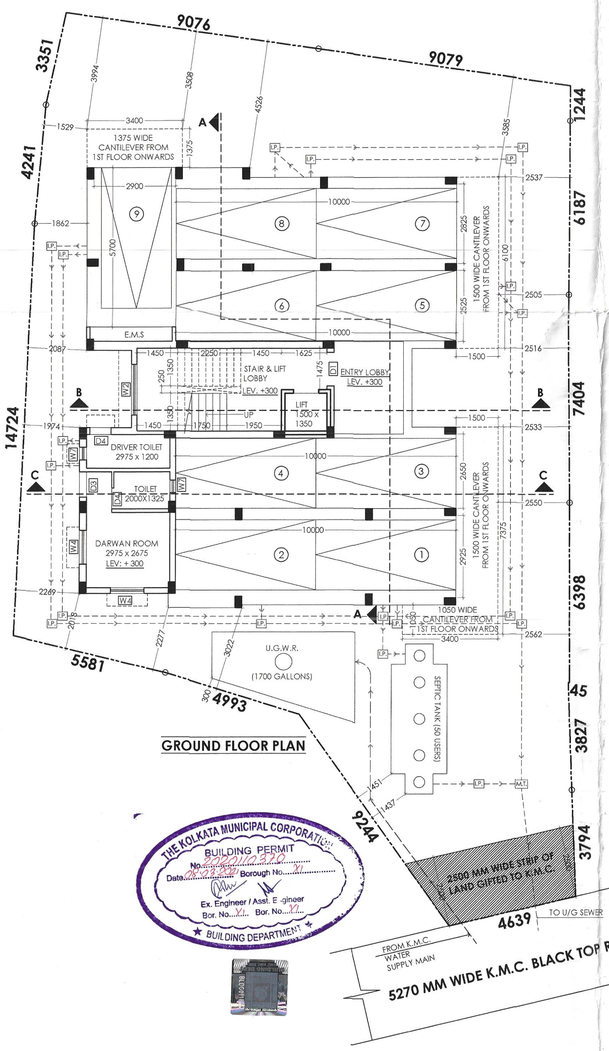
PLAN

DETAIL OF U.G.W.R. (CAPACITY : 1700 GAL.)

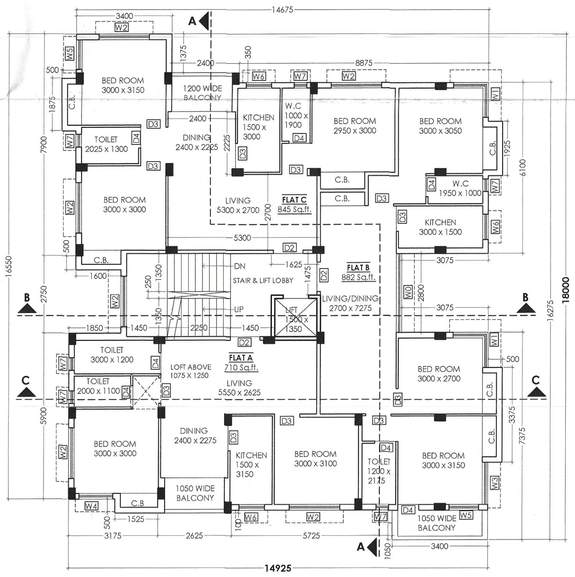
SCALE : 1:50



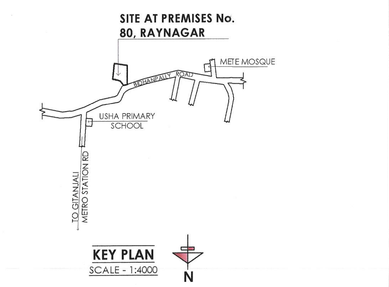
ROOF PLAN

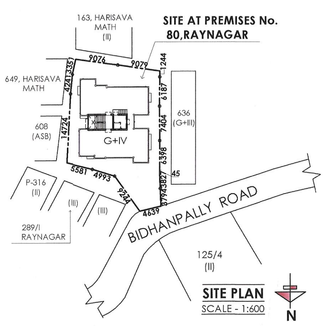


GROUND FLOOR PLAN



TYPICAL (1ST, 2ND, 3RD & 4TH) FLOOR PLAN





THE KOLKATA MUNICIPAL CORPORATION
BUILDING PERMIT
No. 2021030220
Date 26/04/2021 Borough No.
Ex. Engineer / Asst. Engineer
Bor. No. VI Bor. No. VI
BUILDING DEPARTMENT

MAIN CHARACTERISTICS OF THE PLAN PROPOSAL

PART - A :

ASSESSEE No. 311121500806

1. NAME OF THE RECORDED OWNERS -
ABDUL LATIF MONDAL, MANNAN ALI MONDAL, SATTAR ALI MONDAL, ASMOTH ALI MONDAL, RUJIA MONDAL, HALIMA BIBI, MEHARUNNESSA BIBI, ANUARA SAPUI, NURJAHAN BIBI.

2. **DETAILS OF REGISTERED DEED OF CONVEYANCE**
BOOK No. I, VOLUME No. 181, PAGES FROM 261 TO 265, BEING No. 4989, DATED 07.05.1981, AT DISTRICT SUB-REGISTRAR, 24 PARGANAS, ALIPORE.

BOOK No. I, VOLUME No. 1601-2016, PAGES FROM 58782 TO 58827, BEING No. 160102010, DATED 14.06.2016, AT D.S.R.-I, 24 PARGANAS (S).

3. **DETAILS OF REGISTERED POWER OF ATTORNEY**
BOOK No. I, VOLUME No.1601-2016, PAGE FROM 58886 TO 58929, BEING No. 160102012, DATED 14.06.2016, AT D.S.R.-I, 24 PGS. (S).

4. **DETAILS OF REGISTERED BOUNDARY DECLARATION**
BOOK No. I, VOLUME No.1630-2020, PAGE FROM 103935 TO 103947, BEING No. 163002802, DATED: 21.12.2020, AT D.S.R.-V, 24 PGS. (S).

5. **DETAILS OF REGISTERED STRIP OF LAND GIFTING**
BOOK NO. I, VOLUME NO.1630-2020, PAGE FROM 103921 TO 103934, BEING NO. 163002803, DATED: 21.12.2020, AT D.S.R.-V, 24 PGS. (S).

6. **DETAILS OF BLLRO MUTATION**
MEMO No. 18 / 4643 / BLLRO / ATM / Kasba / 16 DATED 23.09.2016
MEMO No. 18 / 4642 / BLLRO / ATM / Kasba / 16 DATED 23.09.2016
MEMO No. 18 / 4641 / BLLRO / ATM / Kasba / 16 DATED 23.09.2016
MEMO No. 18 / 4640 / BLLRO / ATM / Kasba / 16 DATED 23.09.2016
MEMO No. 18 / 4639 / BLLRO / ATM / Kasba / 16 DATED 23.09.2016
MEMO No. 18 / 4638 / BLLRO / ATM / Kasba / 16 DATED 23.09.2016
MEMO No. 18 / 4637 / BLLRO / ATM / Kasba / 16 DATED 23.09.2016
MEMO No. 18 / 4635 / BLLRO / ATM / Kasba / 16 DATED 23.09.2016
MEMO No. 18 / 4636 / BLLRO / ATM / Kasba / 16 DATED 23.09.2016
MEMO No. 18 / Mut / 4473 / BLLRO / ATM / Kasba / 16 DATED 12.09.2016
MEMO No. 18 / Mut / 4474 / BLLRO / ATM / Kasba / 16 DATED 12.09.2016
MEMO No. 18 / Mut / 4475 / BLLRO / ATM / Kasba / 16 DATED 12.09.2016
MEMO No. 18 / Mut / 4476 / BLLRO / ATM / Kasba / 16 DATED 12.09.2016
MEMO No. 18 / Mut / 4489 / BLLRO / ATM / Kasba / 16 DATED 14.09.2016
MEMO No. 18 / Mut / 4490 / BLLRO / ATM / Kasba / 16 DATED 14.09.2016
MEMO No. 18 / Mut / 4491 / BLLRO / ATM / Kasba / 16 DATED 14.09.2016
MEMO No. 18 / Mut / 4492 / BLLRO / ATM / Kasba / 16 DATED 14.09.2016
MEMO No. 18 / Mut / 4493 / BLLRO / ATM / Kasba / 16 DATED 14.09.2016

7. **DETAILS OF BLLRO CONVERSION**
MEMO No. 17 / 1281 / Con Certificate / BLLRO / ATM / Kasba / 17 DATED 09.03.2018
MEMO No. 17 / 1282 / Con Certificate / BLLRO / ATM / Kasba / 17 DATED 09.03.2018
MEMO No. 17 / 1284 / Con Certificate / BLLRO / ATM / Kasba / 17 DATED 09.03.2018
MEMO No. 17 / 1285 / Con Certificate / BLLRO / ATM / Kasba / 17 DATED 09.03.2018
MEMO No. 17 / 1286 / Con Certificate / BLLRO / ATM / Kasba / 17 DATED 09.03.2018
MEMO No. 17 / 1287 / Con Certificate / BLLRO / ATM / Kasba / 17 DATED 09.03.2018
MEMO No. 17 / 1288 / Con Certificate / BLLRO / ATM / Kasba / 17 DATED 09.03.2018
MEMO No. 17 / 1289 / Con Certificate / BLLRO / ATM / Kasba / 17 DATED 09.03.2018
MEMO No. 17 / 1290 / Con Certificate / BLLRO / ATM / Kasba / 17 DATED 09.03.2018

PART - B :

1. AREA OF THE LAND -	
AS PER DEED	7 K. - 06 Ch. - 0 Sq.ft. = 493.311 Sq.m.
AS PER PHYSICAL MEASUREMENT	7 K. - 06 CH. - 0 SQ.FT. = 493.311 SQ.M.
2. NET AREA OF THE LAND	7 K. - 06 Ch. - 0 Sq.ft. = 493.311 Sq.m.
3. AREA OF STRIP OF LAND GIFTING	: 13.485 Sq.m.
4. PERMISSIBLE GROUND COVERAGE	: 247.755 Sq.m. (50.223 %)
5. PROPOSED GROUND COVERAGE	: 221.259 Sq.m. (44.852 %)

6. PROPOSED AREA

FLOOR	TOTAL FLOOR AREA	TOTAL EXEMPTED AREA				NET FLOOR AREA
		STAIRWAY	STAIR VOID	LIFT LOBBY	LIFT VOID	
GROUND	194.376	14.630	—	2.397	—	177.349
FIRST	221.259	14.630	0.563	2.397	2.025	201.644
SECOND	221.259	14.630	0.563	2.397	2.025	201.644
THIRD	221.259	14.630	0.563	2.397	2.025	201.644
FOURTH	221.259	14.630	0.563	2.397	2.025	201.644
TOTAL	1079.412	73.150	2.252	11.985	8.100	983.925

7. PARKING CALCULATION

TENEMENT SIZE (Sq.m.)	TENEMENT AREA RANGE (Sq.m.)	TENEMENT No.	REQUIRED PARKING
68.577	50 - 75	4	1
83.382	75 - 100	4	2
80.664	75 - 100	4	2

B) Nos. OF CAR PARKING PROVIDED
COVERED - 9 Nos. OPEN - 0 No.

C) PERMISSIBLE AREA FOR PARKING (GROUND FLOOR) - 5 x 25 = 125
D) ACTUAL AREA FOR PARKING PROVIDED - 138.569 Sq.m.

8. PERMISSIBLE F.A.R. - 1.75
9. PROPOSED F.A.R. - [{ITEM No. 6 - (MIN OF 7C OR 7D)} / ITEM No. 2 (983.925 - 125) / 493.311 = 1.741

10. STATEMENT OF OTHER AREAS

	LOFT	CUPBOARD	LEDGE / TEND
GROUND	—	—	—
FIRST	1.344	0.763+0.800+0.938+0.963+1.688 = 5.152	—
SECOND	1.344	0.763+0.800+0.938+0.963+1.688 = 5.152	—
THIRD	1.344	0.763+0.800+0.938+0.963+1.688 = 5.152	—
FOURTH	1.344	0.763+0.800+0.938+0.963+1.688 = 5.152	—
TOTAL	5.376	20.608	

11. OTHER EXEMPTED AREA FOR FEES - 108.843 Sq.m.
12. STAIR HEADROOM AREA - 18.457 Sq.m.
13. AREA OF OVERHEAD TANK - 8.021 Sq.m.
14. AREA OF LIFT MACHINE ROOM - 10.695 Sq.m.
15. AREA OF LIFT MACHINE ROOM STAIR - 3.100 Sq.m.

RULE 57C RELAXED VIDE ORDER OF DYCE(C)/BLDG/ADDED AREA, Building Deptt., Kolkata Municipal Corporation Dated 21.01.2021

SCHEDULE FOR DOOR AND WINDOW

MKD	WIDTH	HEIGHT	MKD	WIDTH	HEIGHT
D1	1200	2100	W0	2800	1800
D2	1050	2100	W1	2500	1350
D3	900	2100	W2	1800	1350
D4	750	2100	W3	1500	1350
	—		W4	1200	1350
	—		W5	1050	1350
	—		W6	900	1050
	—		W7	450	600

SPECIFICATIONS

1. STRUCTURAL CEM. CONC. M-20 GRADE WITH 19 MM DOWN STONE CHIPS.
2. GRADE OF REINFORCEMENT Fe 415.
3. SINGLE LAYER B/S WITH PICKED JHAMA BRICKS.
4. CEM. CONC. WITH JHAMA KHOA IN FOUNDATION AND UNDER FLOOR.
5. 250 MM AND 200 MM THICK FIRST CLASS BRICKWORK WITH CEMENT MORTAR (1:6) AT OUTSIDE WALLS.
6. 125 MM & 75 MM THICK FIRST CLASS BRICKWORK WITH CEMENT MORTAR (1:4) WITH APPROVED HB NETTING IN EVERY ALTERNATE LAYER AT INSIDE WALLS.
7. 25 MM THICK DPC WITH CEM. CONC. (1:2:4) WITH 6 MM DOWN STONE CHIPS AND 5% WATER PROOFING COMPOUND.
8. WOODWORK IN DOOR FRAMES WITH SAL WOOD.
9. 38 MM THICK DOOR SHUTTERS WITH TEAK WOOD ALSO FLUSH DOORS WITH COMMERCIAL PLY.
10. WINDOWS ARE ALUMINIUM FULLY GLAZED AND PANELED FITTED WITH M.S. GRILL.
11. 19 MM THK. CEM. PLASTER (1:6) TO INSIDE AND OUTSIDE WALLS.
12. 6 MM THK. CEM. PLASTER (1:3) TO CEILING, BEAMS, CHUJJA ETC.
13. 30 MM THK. CAST-IN-SITU MOSAIC FLOOR INCLUDING UNDERLAY AND WITH 3-4 SIZE MARBLE CHIPS OF DIFFERENT COLOUR AS PER DIRECTION. ALSO MARBLE FLOORING AS PER SPECIFIC REQUIREMENT.
14. PAINTING AND COLOUR WASHING SHOULD BE DONE IN TWO COATS OVER A COAT OF PRIMING AS PER APPROVED STANDARD PAINT.
15. RAIN WATER PIPES SHALL BE OF CAST IRON, FINISHED WITH PAINT. ALL SANITARY, WATER SUPPLY & ELECTRICAL FITTINGS SHALL BE OF FIRST CLASS MATERIAL.
16. DEPTH OF SEMI UNDER GROUND WATER RESERVOIR SHALL NOT EXCEED THE DEPTH OF FOUNDATION OF NEIGHBORING COLUMNS.

SHEET TITLE
GROUND FLOOR PLAN, TYPICAL (FIRST, SECOND, THIRD & FOUTH FLOOR PLAN, ROOF PLAN, ELEVATION, SECTIONS, LOCATION PLAN, SITE PLAN, EXISTING SITE PLAN, DETAIL OF S.U.G.W.R AND SEPTIC TANK

DRAWN BY - S.R. | DATE - 07.01.2021

DEALT BY - J.D.

SCALE - 1:100
(Unless mentioned otherwise)

N

CERTIFICATE OF THE GEO TECHNICAL 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
RUPAK KUMAR BANERJEE
B.C.E.,M.E.,MIGS.,M.I.E.,
G.T./I/3 (K.M.C.), BM/GEO-TECH-I/002
019/RJP SON/G.T/2014-15, GTER-HIDCO/09/00014

SIGNATURE OF G.T.E.
Rupak Kumar Banerjee
G.T./I/3

CERTIFICATE OF THE STRUCTURAL ENGINEER

THE STRUCTURAL DESIGN AND DRAWING OF BOTH FOUNDATION AND SUPERSTRUCTURE OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING SEISMIC LOAD AS PER NATIONAL BUILDING CODE OF INDIA AND I CERTIFY THAT IT IS SAFE AND STABLE IN ALL RESPECT. THE RECOMMENDATION OF REPORT HAS BEEN CONSIDERED DURING STRUCTURAL CALCULATION.
SOIL TEST IS DONE BY:- RUPAK KUMAR BANERJEE OF M/S GEO STAR HAVING IT'S OFFICE AT 50, CHIT KALIKAPUR, P.S. EAST JADAVPUR, KOLKATA-700099

Kunal Sinha Mahapatra
M.I.E (India)
Chartered Engineer
LIC No: ESE/11/617 (K.M.C)

SIGNATURE OF E.S.E.
Kunal Sinha Mahapatra
E.S.E. II/617 (K.M.C.)

CERTIFICATE OF THE ARCHITECT

I CERTIFY WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS BEEN DRAWN AS PER PROVISION OF K.M.C. BUILDING RULES 2009 AS AMENDED FROM TIME TO TIME AND THE SITE CONDITIONS INCLUDING THE WIDTH OF THE ABUTTING ROAD (5270 mm) AT NORTH CONFORM WITH THE PLAN WHICH HAS BEEN MEASURED AND VERIFIED BY ME. THAT IT IS A BUILDABLE SITE NOT A TANK OR FILLED UP TANK.
(1) THE SITE IS DEMARCATED BY BOUNDARY WALL (2) SITE PLAN AND KEY PLAN AS PER SITE.

Jaydeep Deb
B. Arch (J.U.), M.Arch (Urban Design)
CoA Regn No. CA/2003/30584
Associate of I.I.A.

SIGNATURE OF ARCHITECT
Jaydeep Deb
B. Arch (J.U.), M.Arch (Urban Design)
CoA Regn. No. CA/2003/30584
Associate of I.I.A.

I DO HEREBY UNDERTAKE WITH FULL RESPONSIBILITY THAT :-

1. I SHALL ENGAGE ARCHITECT & E.S.E. DURING CONSTRUCTION.
2. I SHALL FOLLOW THE INSTRUCTIONS OF ARCHITECT & E.S.E. DURING CONSTRUCTION OF THE BUILDING (AS PER B.S. PLAN).
3. K.M.C. AUTHORITY WILL NOT BE RESPONSIBLE FOR STRUCTURAL STABILITY OF THE BUILDING AND THE ADJOINING STRUCTURE.
4. IF ANY SUBMITTED DOCUMENTS ARE FOUND TO BE FAKE, THE K.M.C. AUTHORITY WILL REVOKE THE SANCTION PLAN.
5. THE CONSTRUCTION OF THE WATER RESERVOIR AND SEPTIC TANK WILL BE UNDER THE GUIDANCE OF ARCHITECT & E.S.E. BEFORE STARTING THE BUILDING FOUNDATION WORK.

Gurudeb Attalani

SIGNATURE OF APPLICANT
SRI GURUDEB ATTALANI
DIRECTOR of M/S. ATTCON PROJECTS PVT LTD.
CONSTITUTED ATTORNEY OF
ABDUL LATIF MONDAL, MANNAN ALI MONDAL, SATTAR ALI MONDAL, ASMOTH ALI MONDAL, RUJIA MONDAL, HALIMA BIBI, MEHARUNNESSA BIBI, ANUARA SAPUI, NURJAHAN BIBI

PROPOSED G+IV STORIED (15.475 Mtr. HEIGHT) RESIDENTIAL BUILDING PLAN U/S 393A OF K.M.C. ACT 1980 AND K.M.C. BUILDING RULES 2009 AT PREMISES No. 80, RAYNAGAR, TOUJI No. 6, R.S. No. 201, J.L. No. 47, R.S. KHATIAN No. 256 & 257, R.S. DAG No. 131 & 132, MOUZA - ROYNAGAR, KOLKATA - 700070, WARD - 112, BOROUGH - XI, P.S.- BANSDRONI.