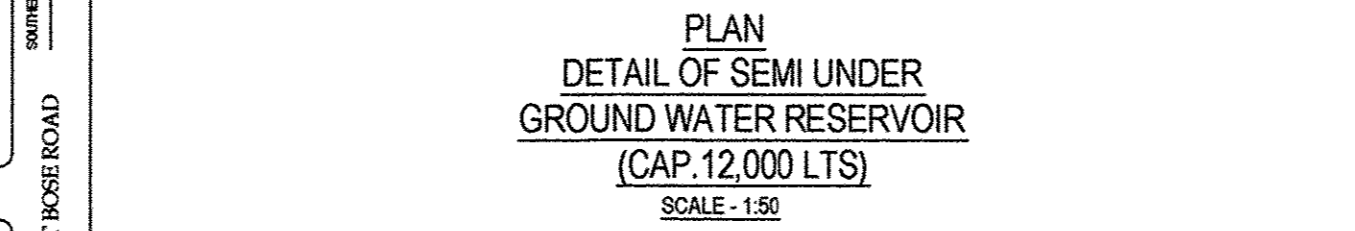
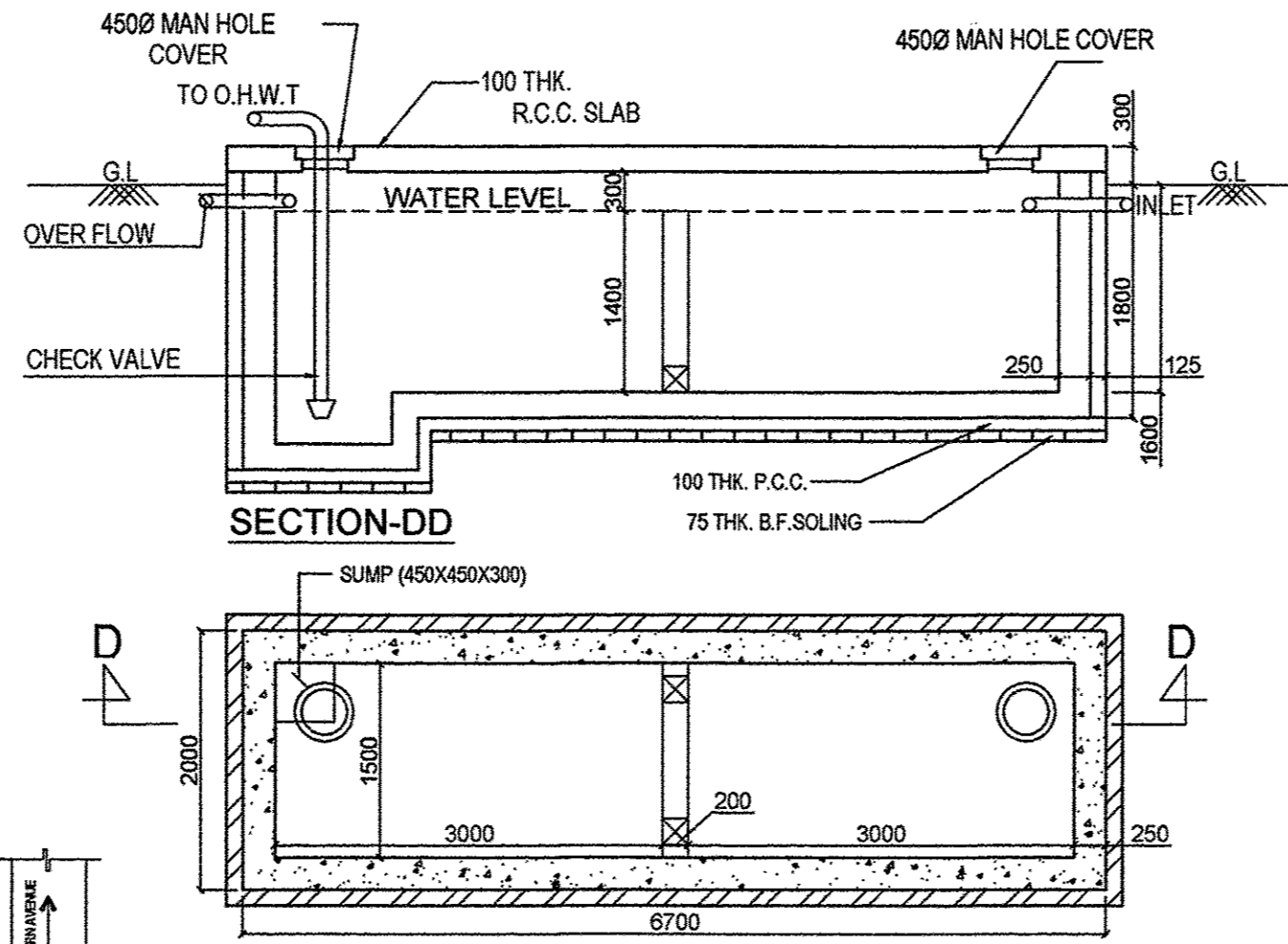
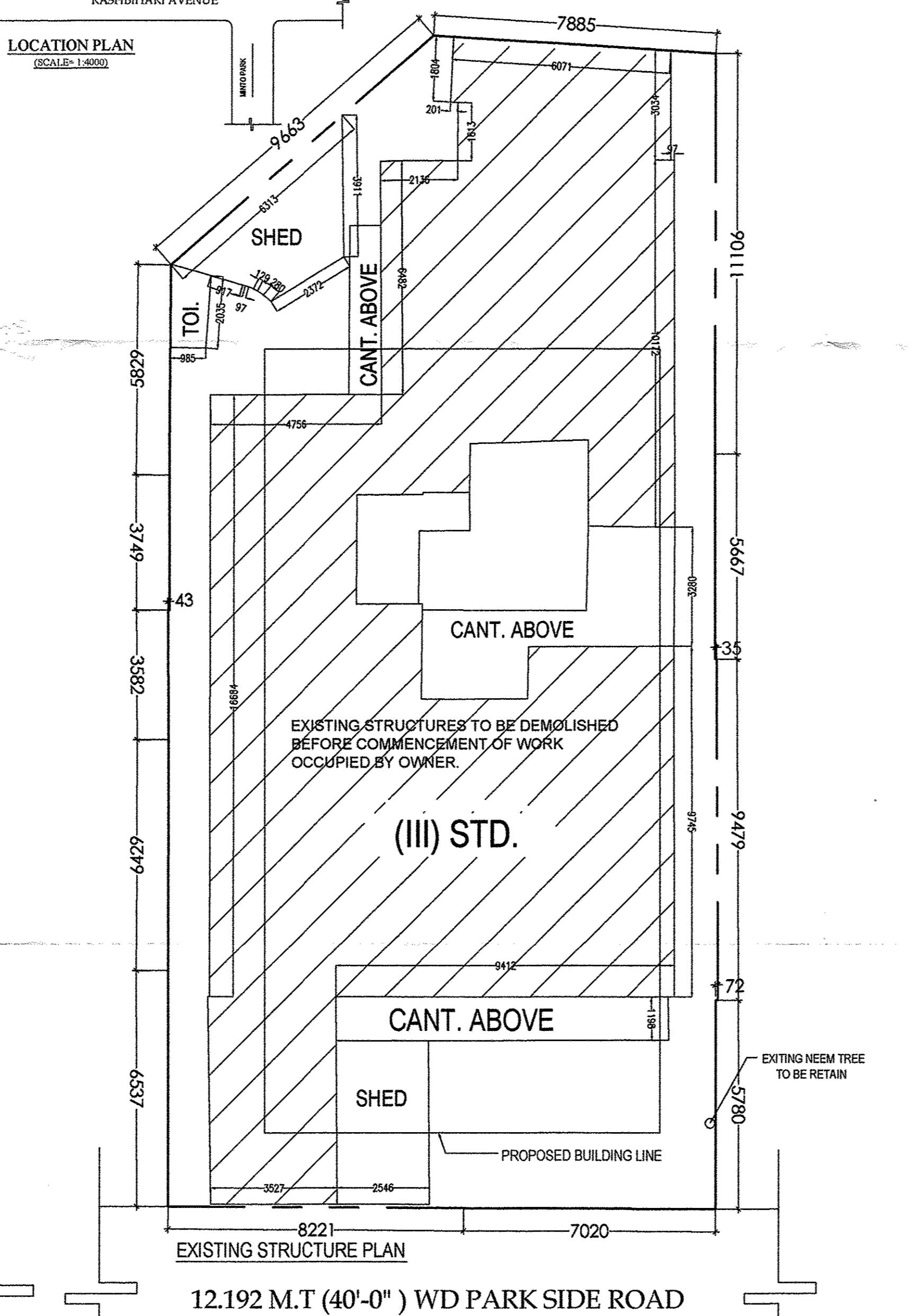
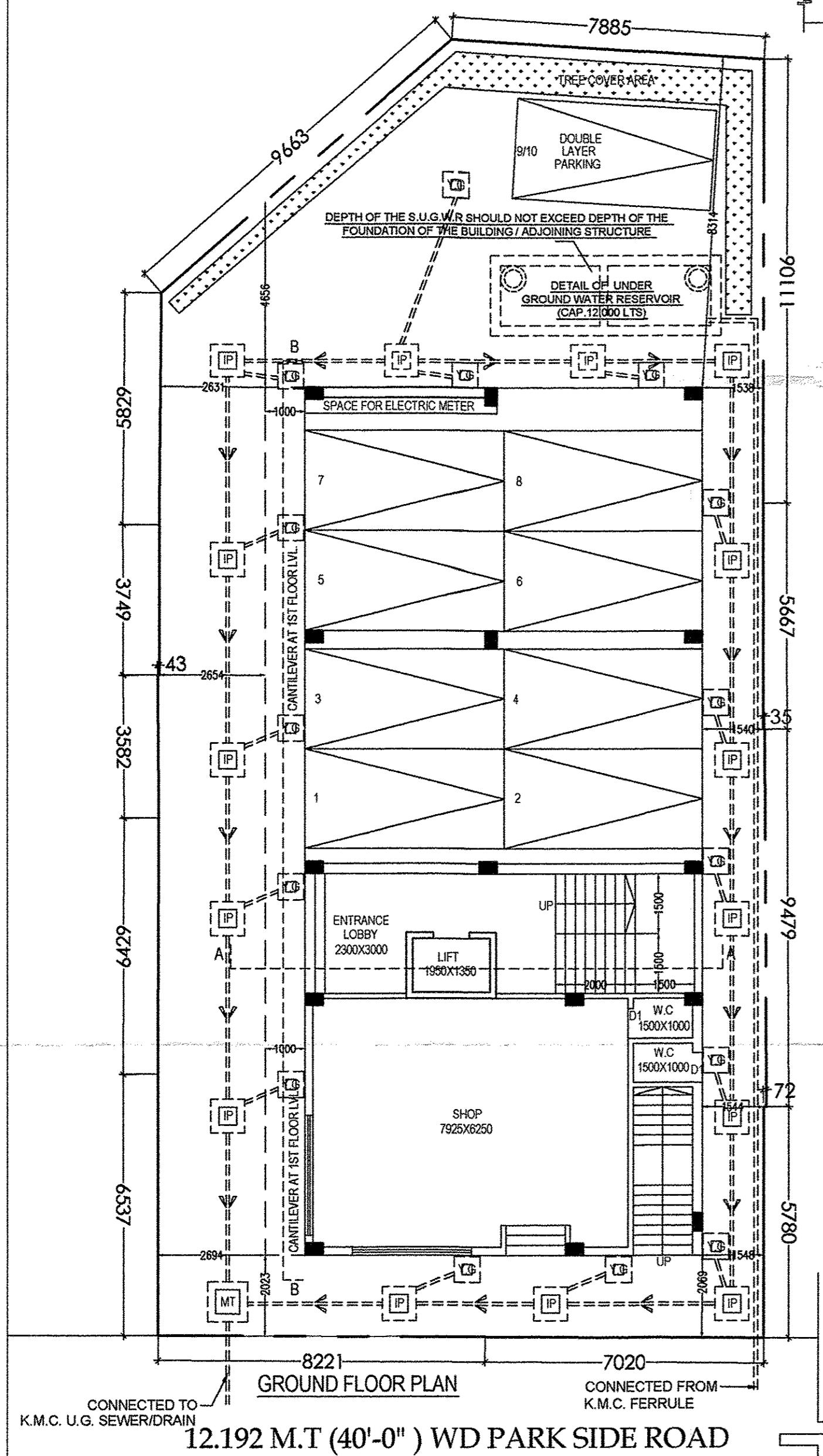
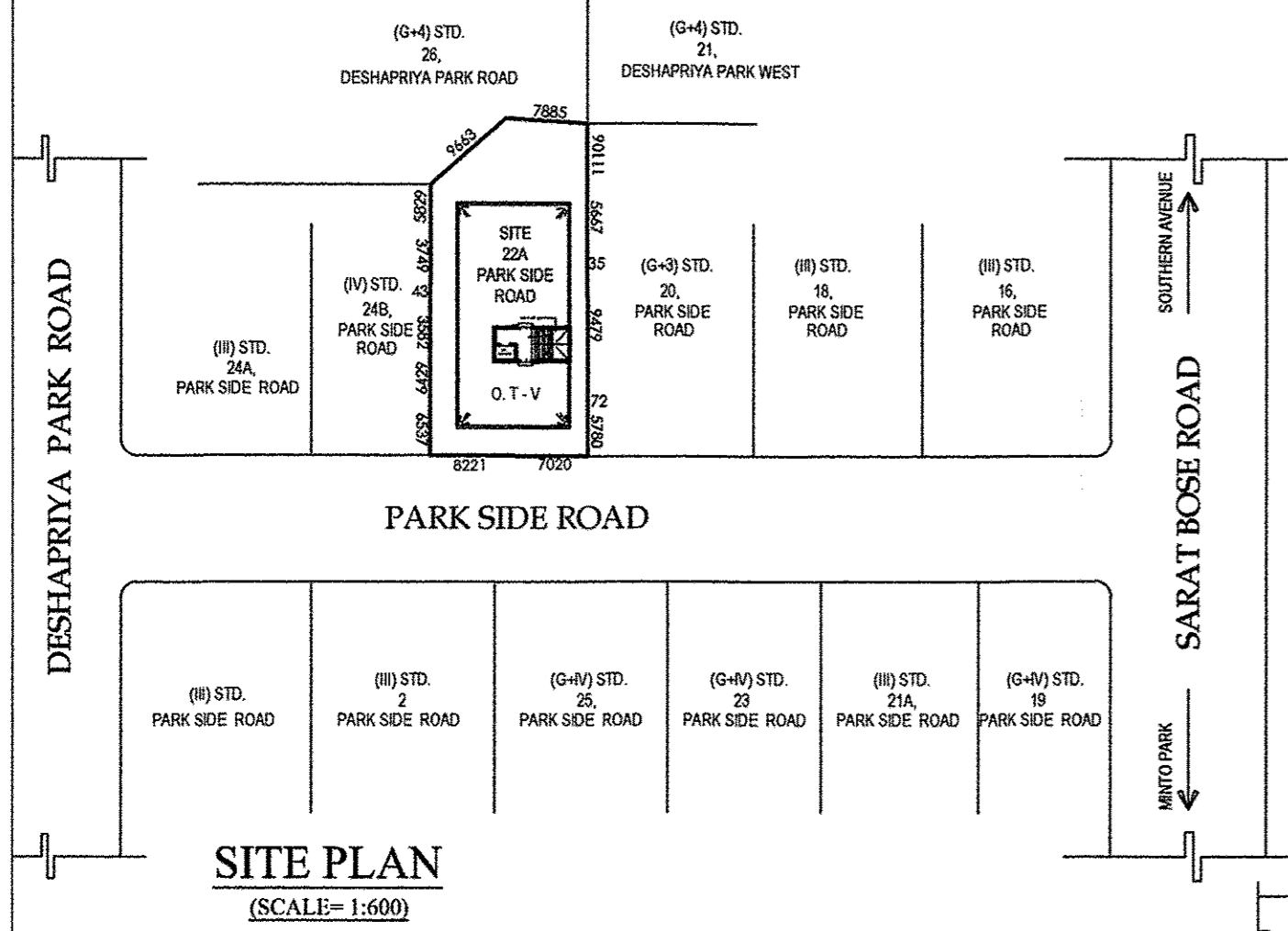


FLOOR	TOILET	KITCHEN	PANTRY	W.C
GR. FL.	-	-	-	2
1ST. FL.	2	-	-	-
2ND. FL.	7	3	-	-
3RD. FL.	7	3	-	-
4TH. FL.	7	3	-	-
ROOF	-	-	-	-



PART-B:

1. PROPOSED GROUND COVERAGE : 238.980 SQM. 2. PROPOSED F.A.R. : 2.002*2.25
 3. TOTAL COVERED AREA : 1152.557 SQM. 4. TOTAL CAR PARKING AREA : 115.625 SQM.(ACTUAL PARKING AREA)
 5. NO. OF REQUIRED CAR PARKING SPACE : 08 NOS. 6. NO. OF PROVIDED CAR PARKING SPACE : 10 NOS.

STATEMENT OF AREA:

AREA OF LAND- 07K-00CH-23 SQ.FT./ 474.544 SQ.M.(AS PER DEED)
 AREA OF LAND- 07K-00CH-14 SQ.FT./ 469.519 SQ.M.(AS PER PHYSICAL)
 PERMISSIBLE F.A.R = 2.25
 PERMISSIBLE GROUND COVERAGE (51.016 %) = 239.529 SQM.
 PROPOSED GROUND COVERAGE (50.896 %) = 238.980 SQM.
 PROPOSED HEIGHT= 15.475 SQM.
 PROPOSED AREA -

COVERED AREA	CUTOUT (LIFT/STAIR)	EFFECTIVE AREA	STAIR WAY	LIFT LOBBY	NET FLOOR AREA
GROUND FL.	217.255 SQM	217.255 SQM	1500*7.350 SQM	2360 SQM	191.965 SQM
1ST FLOOR	238.980 SQM	12722 SQM	226.236 SQM	2360 SQM	206.369 SQM
2ND FLOOR	238.980 SQM	2382 SQM	236.349 SQM	1500 SQM	218.389 SQM
3RD FLOOR	238.980 SQM	2382 SQM	236.349 SQM	1500 SQM	218.389 SQM
4TH FLOOR	238.980 SQM	2382 SQM	236.349 SQM	1500 SQM	218.389 SQM
TOTAL	1173.175 SQM	20618 SQM	1152.567 SQM	8239 SQM	1054.57 SQM

TOTAL AREA = 1055.457 SQM. BONUS FOR CAR PARKING = 115.625 SQM.
 NET AREA (1055.457 - 115.625) = 939.832 SQM. PROPOSED F.A.R. (939.832 / 469.519) = 2.002*2.25

STATEMENTS & CAR PARKING CALCULATION -

MARKED/ TENEMENT SIZE	PROPORTIONAL AREA TO BE ADDED/ ACTUAL TENEMENT AREA	NO. OF TENEMENT	REQUIRED CAR PARKING
A 88.632 SQ.M	15.651 SQ.M	104.283 SQ.M	3 NOS
B 64.823 SQ.M	11.447 SQ.M	076.271 SQ.M	3 NOS
C 63.635 SQ.M	11.237 SQ.M	074.873 SQ.M	0 NOS
			09 NOS

SHOP BUILT UP AREA = 56.301 SQM. SHOP CARPET AREA = 50.930 SQM. - 1 NO CAR.
 OFFICE BUILT UP AREA = 214.362 SQM. OFFICE CARPET AREA = 190.191 SQM. - 3 NO CARS.
 RESIDENTIAL AREA = 881.601 SQM. CAR PARKING REQUIRED = 08 NOS. CAR PARKING PROVIDED = 10 NOS.
 PERMISSIBLE AREA FOR PARKING = (25X8) = 200 SQM. PROVIDED AREA FOR PARKING = 115.625 SQM.
 COMMON AREA = 115.625 SQM. STAIR HEAD ROOM AREA = 17.880 SQM. LIFT ROOM STAIR AREA = 7.650 SQM.
 OVER HEAD TANK AREA = 10.860 SQM. AREA OF CUR-BOARD = 15.199 SQM. OPEN TERRACE AREA = 238.980 SQM.
 AREA FOR FEES = 40.525 + 1152.557 = 1193.082 SQM. TOTAL ADDITIONAL AREA = 17.680 + 7.650 + 15.199 = 40.525 SQM.

NOTE:-
 LAND AREA = 07K-00CH-14 SQ.FT./ 469.519 SQ.M.
 GREEN AREA = 13.799 SQM.
 PERCENTAGE OF GREEN AREA = 2.939 % (REQUIRED)
 PROVIDED GREEN AREA = 14.212 SQM.
 PERCENTAGE OF GREEN AREA = 3.026 % (PROVIDED)

STATEMENT OF THE PLAN PROPOSAL

PART-A:

- ASSESE NO: 110841500271
- DETAIL OF REGISTERED DEED - 1.
 BOOK NO: 1 VOL. NO: 57 PAGE NO: 128 TO 135
 BEING NO: 2552 YEAR: 1944 PLACE: Sub - Register Alipore DATE - 26.07.1944
- DETAIL OF REGISTERED DEED - 2.
 BOOK NO: 1 VOL. NO: 182 PAGE NO: 45 TO 48
 BEING NO: 9555 YEAR: 1965 PLACE: Sub - Register Alipore, Dist 24 Paraganas DATE - 22.12.1965
- DETAIL OF REGISTERED DEED - 3.
 BOOK NO: 1 VOL. NO: 149 PAGE NO: 41 TO 44
 BEING NO: 8317 YEAR: 1985 PLACE: Sub - Register Alipore, Dist 24 Paraganas DATE - 27.09.1985
- DETAIL OF REGISTERED DEED - 4.
 BOOK NO: 1 VOL. NO: PAGE NO:
 BEING NO: 13555 YEAR: 1985 PLACE: ADSR Alipore, Dist 24 Paraganas DATE - 12.11.1985
- DETAIL OF REGISTERED DEED - 5.
 BOOK NO: 1 VOL. NO: 195 PAGE NO: 14 TO 32
 BEING NO: 02951 YEAR: 2008 PLACE: DSR-1 Alipore, South 24 Paraganas DATE - 15.10.2008
- DETAIL OF REGISTERED DEED - 6.
 BOOK NO: 1 VOL. NO: 195 PAGE NO: 33 TO 51
 BEING NO: 02952 YEAR: 2008 PLACE: DSR-1 Alipore, South 24 Paraganas DATE - 15.10.2008
- DETAIL OF REGISTERED DEED - 7.
 BOOK NO: 1 VOL. NO: 17 PAGE NO: 266 TO 270
 BEING NO: 1375 YEAR: 1980 PLACE: Sub - Register Alipore, Dist 24 Paraganas DATE - 30.08.1980
- DETAIL OF REGISTERED DEED - 8.
 BOOK NO: 1 VOL. NO: 1603-2024 PAGE NO: 25609 TO 25646
 BEING NO: 160301046 YEAR: 2024 PLACE: D.S.R - III South 24 - Paraganas DATE - 22.01.2024
- DETAIL OF REGISTERED DEED - 9.
 BOOK NO: 1 VOL. NO: 1603-2024 PAGE NO: 27706 TO 27743
 BEING NO: 160301131 YEAR: 2024 PLACE: D.S.R - III South 24 - Paraganas DATE - 24.01.2024
- DETAIL OF REGISTERED DEED - 10.
 BOOK NO: 1 VOL. NO: 1603-2024 PAGE NO: 27744 TO 27779
 BEING NO: 160301132 YEAR: 2024 PLACE: D.S.R - III South 24 - Paraganas DATE - 24.01.2024
- DETAIL OF REGISTERED GENERAL POWER OF ATTORNEY - 1
 BOOK NO: 1 VOL. NO: 1602-2022 PAGE NO: 378585 TO 378602
 BEING NO: 160210820 YEAR: 2022 PLACE: D.S.R - II South 24 - Paraganas DATE - 16.08.2022
- DETAIL OF REGISTERED GENERAL POWER OF ATTORNEY - 2
 BOOK NO: 1 VOL. NO: 1602-2022 PAGE NO: 393617 TO 393633
 BEING NO: 160210657 YEAR: 2022 PLACE: D.S.R - II South 24 - Paraganas DATE - 26.08.2022
- DETAIL OF REGISTERED GENERAL POWER OF ATTORNEY - 3
 BOOK NO: 1 VOL. NO: 1602-2022 PAGE NO: 401403 TO 401421
 BEING NO: 160210870 YEAR: 2022 PLACE: D.S.R - II South 24 - Paraganas DATE - 29.08.2022
- DETAIL OF REGISTERED GENERAL POWER OF ATTORNEY - 4
 BOOK NO: 1 VOL. NO: 1602-2022 PAGE NO: 407518 TO 407535
 BEING NO: 160211184 YEAR: 2022 PLACE: D.S.R - II South 24 - Paraganas DATE - 31.08.2022
- DETAIL OF REGISTERED GENERAL POWER OF ATTORNEY - 5
 BOOK NO: 1 VOL. NO: 1602-2022 PAGE NO: 509528 TO 509545
 BEING NO: 160213875 YEAR: 2022 PLACE: D.S.R - II South 24 - Paraganas DATE - 04.11.2022
- DETAIL OF REGISTERED GENERAL POWER OF ATTORNEY - 6
 BOOK NO: 1 VOL. NO: 1602-2023 PAGE NO: 370686 TO 370701
 BEING NO: 160210897 YEAR: 2023 PLACE: D.S.R - II South 24 - Paraganas DATE - 03.08.2023
- DETAIL OF REGISTERED BOUNDARY DECLARATION.
 BOOK NO: 1 VOL. NO: 1602-2022 PAGE NO: 96528 TO 96547
 BEING NO: 160202937 YEAR: 2024 PLACE: D.S.R - II South 24 - Paraganas DATE - 28.02.2024

PREMISES NO: 22A, PARK SIDE ROAD KOL. - 700026, WARD NO- 84, BR. NO- VIII, P.S.- TOLLYGUNGE, ASSESSE NO: 110841500271 NAME OF THE OWNER(S)/ APPLICANT: SRI TUSHAR S. KAMDAR AS CONSTITUTE ATTORNEY OF SRI ARUNENDU BANERJEE AND 14 OTHERS
 AREA OF LAND: 07K-00CH-14 SQ.FT./ 469.519 SQ.M.
 NAME OF ARCHITECT: ANJAN UKIL. NO. CA/94/16721

PERMISSIBLE HEIGHT IN REFERENCE TO CCZM ISSUED BY AAI: 33.000M

CO-ORDINATE IN WGS 84 AND SITE ELEVATION (AMSL):

POINT MARK	LATITUDE (N)	LONGITUDE (E)	SITE ELEVATION (AMSL) (MTR)
A	22°31'05.8"N	88°21'01.7"E	6.0
B	22°31'05.5"N	88°21'01.5"E	6.0
C	22°31'05.4"N	88°21'01.6"E	6.0
D	22°31'05.2"N	88°21'01.4"E	6.0

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

WINDOW MARKED	DOOR MARKED
W1 - 600X900	INTEL HT - 2150 SILL HT - 1250 D - 1050X2150
W2 - 900X1050	INTEL HT - 2150 SILL HT - 1100 D1 - 750X2150
W3 - 1200X1200	INTEL HT - 2150 SILL HT - 950 D2 - 900X2150
W4 - 1500X1200	INTEL HT - 2150 SILL HT - 950 SD - 1600X2150
W5 - 1800X1200	INTEL HT - 2150 SILL HT - 950
SW - 1200X1200	INTEL HT - 2150 SILL HT - 950

CERTIFICATE OF STRUCTURAL ENGINEER
 THE STRUCTURAL DESIGN OF BOTH FOUNDATION AND SUPERSTRUCTURE OF THE BUILDING WILL BE MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING THE SEISMIC LOAD AS PER N.B.C OF INDIA ON THE BASIS OF SOIL INVESTIGATION REPORT DONE BY SUBHANKAR ROY G.T.E. K.M.C. NO.- 1/5, BS PROJECTS & ENGINEERS PVT.LTD. KOLKATA-700028, CERTIFY THAT IT IS SAFE AND STABLE IN ALL RESPECT.
 (KAUSHIK SENGUPTA E.S.E.-1/76)
 NAME OF STRUCTURAL ENGINEER

DECLARATION OF ARCHITECT
 THE BUILDING PLAN HAS 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. THERE IS AN EXISTING STRUCTURE TO BE DEMOLISHED BEFORE COMMENCEMENT OF WORK IT IS FULLY OCCUPIED BY THE OWNER. THERE IS NO TENANT.
 (ANJAN UKIL CA/94/16721)
 NAME OF ARCHITECT

CERTIFICATE OF GEO TECHNICAL ENGINEER
 UNDERSIGNED HAS INSPECTED THE SITE & CARRIED OUT OF SOIL INVESTIGATION THEREIN, IT IS CERTIFIED THAT EXISTING SOIL OF THE SITE IS ABLE TO CARRY OUT THE LOAD FROM THE PROPOSED CONSTRUCTION & THE FOUNDATION SYSTEM THERE IN AS DESIGNED BY ESE IS SAFE & STABLE IN ALL RESPECT FROM GEO-TECHNICAL POINT OF VIEW.
 (SUBHANKAR ROY)
 (G.T.E.-1/5)
 NAME OF GEOTECHNICAL ENGINEER

DECLARATION OF OWNER
 I DO HERE BY DECLARE WITH FULL RESPONSIBILITY THAT I SHALL ENGAGE L.B.A, G.T.E. & E.S.E DURING CONSTRUCTION. I SHALL FOLLOW THE INSTRUCTION OF L.B.A, G.T.E. & 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 STRUCTURE. IF ANY SUBMITTED DOCUMENT ARE FAKE, THE K.M.C AUTHORITY WILL REVOKE THE SANCTION PLAN. THE CONSTRUCTION OF S.U.G.W.RESERVOIR & SEPTIC TANK WILL BE TAKEN UNDER THE GUIDANCE OF ARCHITECT / E.S.E BEFORE STARTING OF BUILDING FOUNDATION. EXISTING STRUCTURE OCCUPIED BY OWNERS, THERE IS NO TENANT. DURING INSPECTION PLOT WAS IDENTIFIED BY ME. THERE IS NO CIVIL OR CRIMINAL SUIT PENDING AGAINST THIS PREMISES.
 SRI TUSHAR S. KAMDAR
 C.A OF
 1.SRI. ARUNENDU BANERJEE, 2. SRI KAUSHIK BANERJEE 3.SRI. DIBYENDU BANERJEE, 4. SMT. MADHUMITA ROYCHOUDHURY, 5.SRI. KRISHNENDU BANERJEE, 6. SRI. ASIM BANERJEE 7.SRI. NIRMALYA BANERJEE, 8. SRI. TAPAS BANERJEE, 9.SRI. ANJAN BANERJEE, 10. SMT. INDRANI BHATTACHARJEE, 11. SRI. UDAY BHANU BANERJEE, 12. SRI. NEMAI BANERJEE 13. SRI. ANIRUDDHA BANERJEE, 14. SRI. ABHIJIT BANERJEE, 15. SMT. MADHURI BHATTACHARYA
 NAME OF OWNERS/APPLICANTS

GROUND FLOOR PLAN, EXISTING STRUCTURE PLAN, SEMI UNDER GROUND RESERVOIR SITE PLAN, & LOCATION PLAN.

PROJECT.
 PROPOSED G+IV STORIED (HT.-15.475 MT.) RESIDENTIAL BUILDING U/S 393 A OF K.M.C. ACT 1980 AND BUILDING RULE 2009 AT- 22A, PARK SIDE ROAD KOLKATA- 700026, WARD NO.- 84, BOROUGH NO.-VIII, P.S.- TOLLYGUNGE.

JOB NO.	DRG. NO.	DATE	DEALT
1296	ARCH/CORP-01	16.07.2024	BISWAJIT

PLAN CASE NO.- 2024080043 B.P. NO.: 2024080039
 SCALE: 1:100, 1:600, 1:4000
 DATE: 24-07-2024
 VALID UP TO: 23-07-2029

SANDIP MANDAL Digitally signed by SANDIP MANDAL Date: 2024.07.24 17:19:33 +05'30'
PARTHA GHOSH Digitally signed by PARTHA GHOSH Date: 2024.07.25 11:52:34 +05'30'

SIGNATURE OF A.E. (C/BR.-VIII/BLDG. K.M.C.)
SIGNATURE OF E.E. (C/BR.-VIII/BLDG. K.M.C.)