THE KOLKATA MUNICIPAL CORPORATION
BUILDING PERMIT No. 2022090113
Date 28/02/24 Borough No. IX
Ex. Engineer / Asst. Engineer
Bor. No. IX Bor. No. IX
BUILDING DEPARTMENT

THE SANCTION IS VALID UP TO 06/07/2029

PLAN OF A PROPOSED ADDITIONAL OF ONE (PARTIAL) FLOOR OVER G+III STORIED RESIDENTIAL BUILDING UNDER CIRCULAR NO-04 OF D.G. BUILDING DATED -05-08-2019, (PROPOSED HT. 15.500) ALONG WITH INTERNAL & OUTER CHANGES U/R-26 (2a) & (2b) OF K.M.C. BUILDING RULE 2009, AT PRE. NO. - 1B, GOPAL DOCTOR ROAD, UNDER K.M.C. WARD NO - 76, BR. NO. - IX, P.S. - WATGUNGE, KOLKATA-700023.

SANCTIONED VIDE B.P NO- 2022090113 , DATED-04/03/2023
SUBSEQUENTLY SANCTION U/R 26(2a)&(2b) APPROVED BY Dy.C.E.(C) Bldg/N Dated -07/02/2024

SCALE = 1:100

SPECIFICATION

1. GRADE OF CONCRETE IS - M 20.
2. GRADE OF STEEL FE - 500.
3. BEARING CAPACITY OF SOIL AS PER SOIL REPORT
4. 200 THK. BRICK WORK WALL IN C.M. - 1:4.
5. 125 & 75 THK. BRICK WORK WALL IN C.M. - 1:4.
6. ALL OTHER SPECIFICATION AS PER I.S. CODE.

ALL DIMENSIONS IN THIS DRAWING ARE STRUCTURAL DIMENSIONS AND DOES NOT INCLUDE PLASTERING OR ANY OTHER FINISHING.

MAIN CHARACTERISTCS OF THE PLAN PROPOSAL

PART-'A'

1. ASSESSEE NO - 110760560286

DETAIL OF REGD DEED OF PRE NO-1B, GOPAL DOCTOR ROAD

2. DETAIL OF REGISTERED DEED (1)
BOOK NO :1 PAGE NO : 27 TO 28
VOL NO : 245 BEING NO : 7358,
DATE : 21/11/1977 D.S.R. ALIPORE 24 PARGANAS
3. DETAIL OF REGISTERED DEED (2)
BOOK NO :1 PAGE NO : 152 TO 207
VOL NO : 53 BEING NO : 3027
DATE : 13/08/1987 D.S.R. ALIPORE 24 PARGANAS
3. DETAIL OF REGISTERED DEED (3)
BOOK NO :1 PAGE NO : 319094 TO 319525
VOL NO : 1604-2021 BEING NO : 160408026
DATE : 13/08/1987 D.S.R. IV SOUTH 24 PARGANAS

DETAIL OF REGD DEED OF PRE NO-23/1A, RAMA NATH PAL ROAD

4. DETAIL OF REGISTERED DEED (1)
BOOK NO :1 PAGE NO : 101 TO 105
VOL NO : 34 BEING NO : 2491
DATE : 17/06/1965 D.S.R. 24 PARGANAS
5. DETAIL OF REGISTERED DEED (2)
BOOK NO :1 PAGE NO : 1 TO 14
VOL NO : 1 BEING NO : 4689
DATE : 15/03/2002
ADD. REGISTRAR OF ASSURANCES CALCUTTA
6. DETAIL OF REGISTERED DEED OF AMALGAMATION
BOOK NO :1 PAGE NO : 137906 TO 137986
VOL NO : 1630-2022 BEING NO : 163003460
DATE : 04/07/2022 D.S.R. V SOUTH 24 PARGANAS

DETAIL OF REGD DEED OF PRE NO- 1A, GOPAL DOCTOR ROAD

7. DETAIL OF REGISTERED DEED
BOOK NO :1 PAGE NO : 2372 TO 2391
VOL NO : 36 BEING NO : 07817
DATE : 01/10/2012 A.D.S.R. ALIPORE

8. DETAIL OF REGD OF BOUNDARY DECLARATION
BOOK NO :1 PAGE NO : 201246 TO 201267
VOL NO : 1630-2022 BEING NO : 163005843
DATE : 29/12/2022 D.S.R. V SOUTH 24- PARGANAS
9. DETAIL OF REGD OF NON EVICTION OF TENANT
BOOK NO :1 PAGE NO : 201062 TO 201082
VOL NO : 1630-2022 BEING NO : 163005841
DATE : 04/07/2022 D.S.R. V SOUTH 24 -PARGANAS

PART-'B'

1. AREA OF THE LAND AS PER DEED = 05K - 02 CH. - 36.970 SFT. = 346.244 SQM.
ROAD WIDTH = 10.688 MT.
HEIGHT OF THE BUILDING =12.5 MT.
AREA OF THE LAND AS PER B/DECL = 346.244 SQM.
FRONT STRIP GIFTED AREA = N.A.
AREA OF SPLAYED PORTION = N.A.
AS PER U.L.C. = N.A.

PROPOSED AREA AS PER CONSTRUCTION

2. NET AREA OF THE LAND = 346.244 SQM.
3. PERMISSIBLE GROUND COVERAGE = 190.867 SQ.M. (55.125%)
4. PROPOSED GROUND COVERAGE = 184.235 SQ.M. (53.209%)
5. PROPOSED AREA :-

	TOTAL FLOOR AREA	CUT OUT AREA(SQM)	TOTAL EXEMPTED AREA			NET FLOOR AREA
			STAIR + STAIR LOBBY	LIFT WEEL	LIFT LOBBY	
GR. FLOOR	184.235 SQ.M.	----------	13.365 SQ.M.		2.531 SQ.M.	168.339 SQ.M.
1ST FLOOR	184.235 SQ.M.	----------	13.365 SQ.M.	2.144 SQ.M.	2.531 SQ.M.	166.195 SQ.M.
2ND FLOOR	184.235 SQ.M.	----------	13.365 SQ.M.	2.144 SQ.M.	2.531 SQ.M.	166.195 SQ.M.
3RD FLOOR	184.235 SQ.M.	----------	13.365 SQ.M.	2.144 SQ.M.	2.531 SQ.M.	166.195 SQ.M.
4TH FLOOR	184.869 SQ.M.	----------	13.365 SQ.M.	2.144 SQ.M.	2.531 SQ.M.	146.849 SQ.M.
TOTAL	901.829 SQ.M.	----------	66.825 SQ.M.	8.576 SQ.M.	12.655 SQ.M.	813.773 SQ.M.

6(A)

TENEMENT MKD.	TENEMENT AREA	AREA TO BE ADDED	TENEMENT AREA ACTUAL	NO. OF TENEMENT
A	61.593 SQM.	8.118 SQ.M.	69.711 SQ.M.	1 NO.
B	58.843 SQM.	7.755 SQ.M.	66.598 SQ.M.	4 NOS.
C	57.338 SQM.	7.557 SQ.M.	64.895 SQ.M.	4 NOS.
D	48.429 SQM.	6.383 SQ.M.	54.812 SQ.M.	3 NOS.
E	29.083 SQM.	3.833 SQ.M.	32.916 SQ.M.	1 NO.

(B) REQUIRED CAR PARKING = 3 NOS. AREA -75 SQMT
(C) NOS. OF PARKING PROVIDED = COVERED = 3 NOS
(D) PERMISSIBLE AREA FOR PARKING :- a) GROUND FLOOR = 100.00 SQ.M.
b) BASEMENT FLOOR = N.A.
(E) ACTUAL AREA OF PARKING PROVIDED = 103.077 SQ.M.
7. PERMISSIBLE F.A.R. = 2.25
8. PROPOSED F.A.R. = 2.134
9. STATEMENT OF OTHER AREA FOR FEES = 53.460 SQ.M.

FLOORS	LOFT	CUPBOARD	LEDGE/TEND
GR. FLOOR	N.A.		N.A.
1ST, 2ND, 3RD, & 4TH FLOOR	N.A.	0.675 X 8, 0.625 X 4, 1.375 X 4 SQ.M.	N.A.
TOTAL	N.A.	13.4 SQ.M.	N.A.

10. STAIR CASE AREA = 16.616 SQ.M.
11. LIFT MACHINE ROOM & STAIR AREA = 10.159 SQ.M.
12. ROOF TOILET AREA = NIL
13. OVER HEAD WATER TANK AREA = 5.355 SQ.M.
14. ROOF AREA = 184.235 SQ.M.
15. DEPTH OF THE BUILDING = 18.415 MT.

DECL. OF L.B.S.

I, DO HERE BY CERTTIFY WITH FULL RESPONSIBLITY THAT THE BUILDING PLAN HAS BEEN DRAWN UP AS PER PROVISION OF K.M.C. BUILDING RULS 2009, AS AMMENDED FORM TIME TO TIME AND THAT THE SITE CONDITION INCLUDING WIDTH OF **(ABUTTING K.M.C. ROAD)** CONFROM WITH THE PLAN WHICH HAS BEEN MEASURED AND VERIFIED BY ME. IT IS A BUILDABLE SITE NOT AT TANK OR FILLED UP A TANK. THE LAND IS DEMARCATED WITH BOUNDED BY BOUNDARY WALL. THE CONSTRUCTION OF SEMI U/G WATER TANK WILL BE COMPLETED BEFORE STARTING OF BUILDING FOUNDATION WORK

ATANU DUTTA
LBS -1/1155 K.M.C
Planer , Engineer, Estimater
Ph No. 9830388681
ATANU DUTTA I/1156
NAME OF L. B. S.

DECL . OF E . S.E .

THE STRUCTURAL DESIGN CALCULATION AND DRAWING OF BOTH FOUNDATION AND SUPER STRUCTURE OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING THE SEISMIC LOADS AS PER THE N.B.C. OF INDIA (LATEST REVISION) AND CERTIFIED THAT IT IS SAFE AND STABLE IN ALL RESPECT.

SAURABH ROY
CIVIL & STRUCTURAL ENGINEER
ESE - 663/II
K.M.C.
SAURABH ROY / E.S.E. - II/663
NAME OF E . S . E .

DECL . OF GEO - TECHNICAL ENGINEER

UNDERSIGNED HAS INSPECTED THE SIDE & CARRIED OUT THE SOIL INVESTIGATION THEREBY IT IS CERTIFIED THE EXISTING SOIL OF THE SITE IS ABLE TO CARRY OUT THE LOAD FROM THE PROPOSED CONSTRUCTION AND THE FOUNDATION SYSTEM THEREIN IS SAFE AND STABLE IN ALL RESPECT FROM GEO - TECHNICAL POINT OF VIEW.

Rupak Kumar Banerjee
NAME OF GEOTECHNICAL ENGINEER

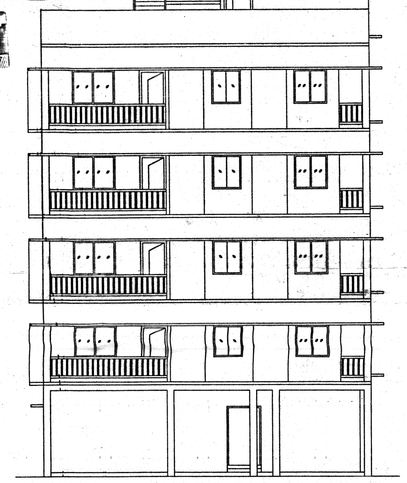
DECL. OF OWNERS.

WE DO HERE BY DECLERE WITH FULL RESPONSIBILITY THAT WE SHALL ENGAGE L.B.S. AND E.S.E. DURING CONSTRUCTION. WE SHALL FOLLOW THE INSTRUCTION OF L.B.S. AND E.S.E. DURING CONSTRUCTION OF BUILDING (AS PER B.S. PLAN) K.M.C. AUTHORITY WILL NOT BE RESPONSIBLE FOR STRUCTURAL STABILITY OF THE BUILDING AND AT JOINING STRUCTURES. IF ANY SUBMITTED DOCUMENTS ARE FOUND TO BE FAKE, THE K.M.C. AUTHORITY WILL REVOKE THE SANCTION PLAN. THE CONSTRUCTION OF SEMI U/G WATER RESORVER WILL BE UNDERTAKEN UNDER THE GUIDANCE OF L.B.S. / E.S.E. BEFORE STARTING OF BUILDING FOUNDATION WORK.

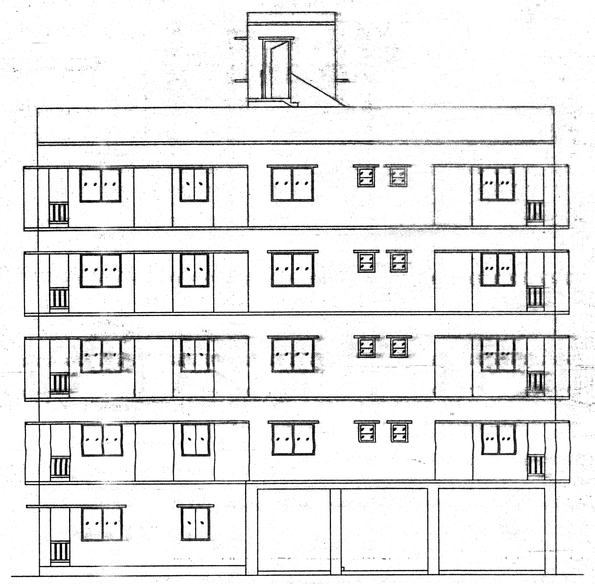
THE PLOT HAS BEEN IDENTIFIED BY ME IF ANY DISPUTES ARISES IN FUTURE REGARDING OWNER SHIP THE K.M.C. AUTHORITY WILL NOT LIABLE AND REVOKE THE SANCTION PLAN.

1) SONALI CHANDRA 2) ANUP KUMAR CHANDRA 3) SUBHAS DAS 4) RAMESH SHAW 5) SUSAMA DUTTA 6) PRADIP KUMAR DUTTA 7) SUPRIYA DUTTA 8) AIT DUTTA 9) AMAR DUTTA 10) ARABINDU CHANDRA 11) TAPAN KUMAR CHANDRA 12) CHANDRALEKHA CHANDRA 13) MANJU NAG 14) CHANDRA NATH CHANDRA 15) CHANDRA KUMAR CHANDRA 16) CHANDRA SEKHAR CHANDRA 17) CHANDRA KIRAN CHANDRA

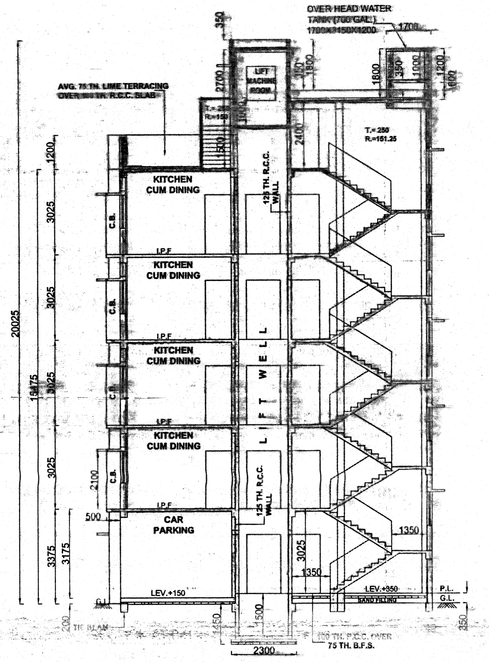
NAME OF OWNERS



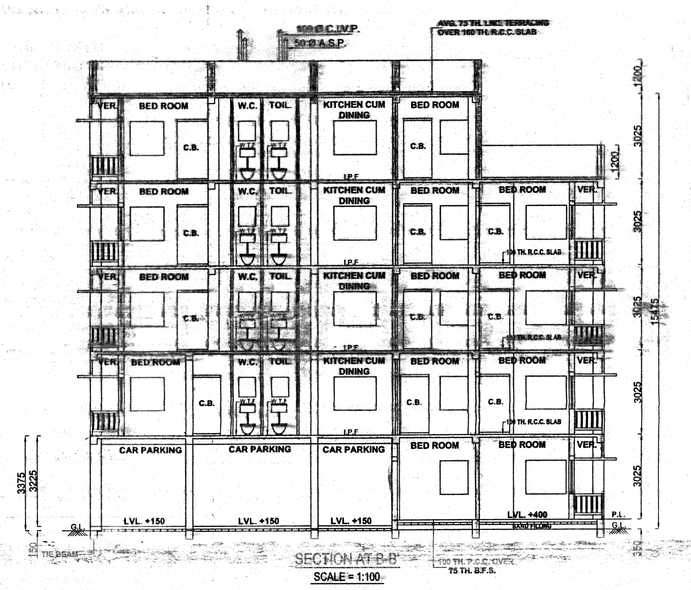
FRONT ELEVATION
SCALE = 1:100



WEST SIDE ELEVATION
SCALE = 1:100

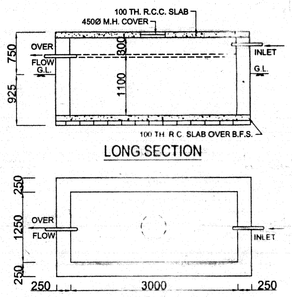


SECTION AT A-A'
SCALE = 1:100



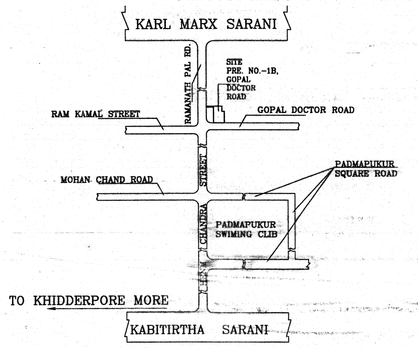
SECTION AT B-B
SCALE = 1:100

SCHEDULE OF DOOR & WINDOWS			
MKD.	WIDTH	HEIGHT	TYPE
D	1200	2100	PANELLED
D1	1000	2100	DO
D2	900	2100	DO
D3	750	2100	DO
W1	1500	1200	GLAZED
W2	1200	1200	DO
W3	1000	1200	DO
W4	600	700	DO

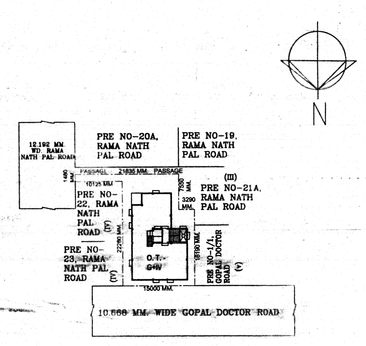


LONG SECTION

DETAILS OF S.U.W.R.
(900 GALLONS)
SCALE :- 1:50



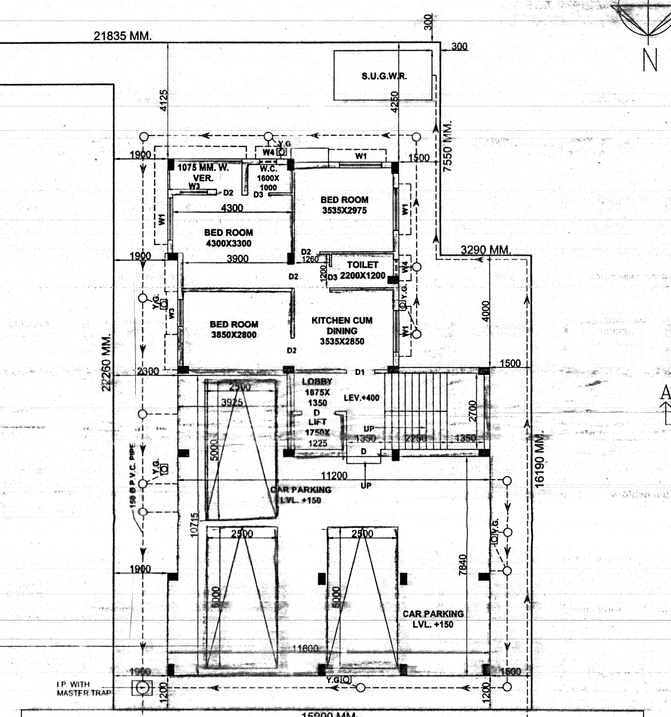
LOCATION PLAN
SCALE = 1:4000



SITE PLAN
SCALE = 1:500

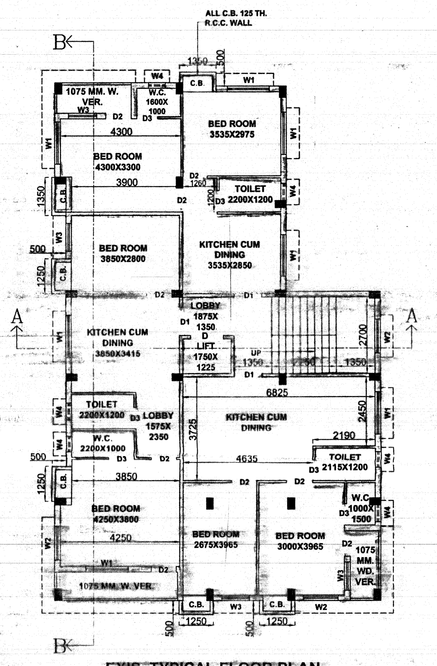
12.192 MM. WD. RAMA NATH PAL ROAD

THE DEPTH OF SEPTIC TANK & S.U.W.R. SHOULD NOT EXCEED THE DEPTH OF FOUNDATION OF THE BUILDING.

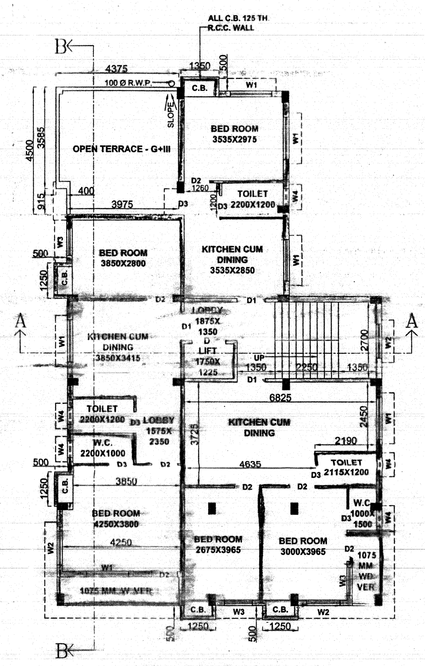


10.668 MM. WIDE GOPAL DOCTOR ROAD

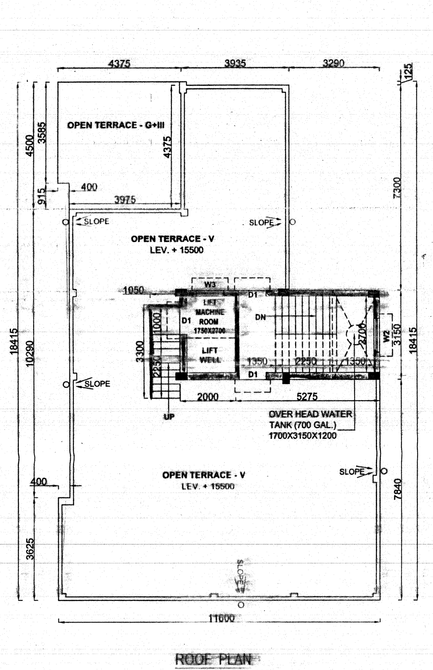
EXIS. GROUND FLOOR PLAN
SCALE = 1:100



EXIS. TYPICAL FLOOR PLAN
1ST, 2ND, & 3RD
SCALE = 1:100



PROP. 4TH. FLOOR PLAN
SCALE = 1:100



ROOF PLAN
SCALE = 1:100