

MKD	SIZE	SILL	LINTEL
D	1500x2325	---	---
D1	1200x2150	---	2150
D2	900x2150	---	2150
D3	750x2150	---	2150
SD	1800x2150	---	2150
W1	1800x1250	900	2150
W2	1500x1250	900	2150
W3	900x1250	900	2150
W4	900x1100	1050	2150
W5	600x900	1250	2150
W5A	600x1250	900	2150

PART-A	
1. ASSESSE NO. 110174800528	---
2. a) DETAIL OF REGISTERED DEED:	---
BOOK NO. 1 VOL. NO. 52	PAGE NO. 113 TO 124
YEAR: 1978	PLACE: REGISTRAR OF ASSURANCE CALCUTTA
DATE: 21/01/1978	BEING NO. 382
3. DETAIL OF REGISTERED POWER OF ATTORNEY:	
BOOK NO. 1 VOL. NO. 1804-2021	PAGE NO. 880881 TO 880884
YEAR: 2021	PLACE: A.R.A. - IV KOLKATA
DATE: 18/04/2021	BEING NO. 1001/2021
5. DETAIL OF REGISTERED UNDERTAKING FOR TENANT:	
BOOK NO. 1 VOL. NO. 1804-2022	PAGE NO. 227330 TO 227349
YEAR: 2022	PLACE: A.R.A. - IV KOLKATA
DATE: 15/02/2022	BEING NO. 180401854
5. DETAIL OF REGISTERED BOUNDARY DECLARATION:	
BOOK NO. 1 VOL. NO. 1804-2022	PAGE NO. 227308 TO 227329
YEAR: 2022	PLACE: A.R.A. - IV KOLKATA
DATE: 15/02/2022	BEING NO. 180401855
6. a) AREA OF LAND (AS PER DEED):	
480.059 sq.m. (07K - 05CH - 10 SQ FT)	
b) AREA OF LAND (AS PER PHYSICAL MEASUREMENT):	
481.738 sq.m.	
c) NO OF STOREY: G + V	

PLAN CASE NO. - 2022020024			
1. PROPOSED GROUND COVERAGE	: 241.503 SQ.M. (60.13%)		
2. F.A.R. CONSIDERED	: 1.9889		
3. TOTAL COVERED AREA	: 1168.183 SQ.M.		
4. TOTAL CAR PARKING AREA	: 111.010 SQ.M.		
5. NO OF REQUIRED CAR PARKING SPACE	: 10 NOS.		
6. NO OF PROVIDED CAR PARKING SPACE	: 11 NOS.		
7. TOTAL HEIGHT OF THE BUILDING	: 15.475 M.		
STATEMENT OF AREA			
LAND AREA = 480.059 SQ.M. (07K - 05CH - 10 SQ FT)	(AS PER DEED)		
LAND AREA = 481.738 SQ.M. (AS PER PHYSICAL MEASUREMENT)			
PERMISSIBLE F.A.R. = 2.5			
PERMISSIBLE GROUND COVERAGE	: 245.807 SQ.M. (60.61%)		
PROPOSED GROUND COVERAGE	: 241.503 SQ.M. (60.13%)		
PROPOSED AREA -			
GROUND FLOOR AREA	1168.183 SQ.M.		
1ST FLOOR AREA	1168.183 SQ.M.		
2ND FLOOR AREA	1168.183 SQ.M.		
3RD FLOOR AREA	1168.183 SQ.M.		
4TH FLOOR AREA	1168.183 SQ.M.		
TOTAL CAR PARKING AREA	111.010 SQ.M.		
TOTAL COVERED AREA	1168.183 SQ.M.		
TOTAL CAR PARKING SPACE	11 NOS.		
TOTAL HEIGHT OF THE BUILDING	15.475 M.		
TENEMENTS & CAR PARKING CALCULATION -			
MARKED	TENEMENT SIZE	PROPORTIONAL AREA/ACTUAL	NO OF REQUIRED CAR
A	100.73 SQ.M.	18.07 SQ.M.	118
B	113.842 SQ.M.	18.162 SQ.M.	118
TOTAL NO. CAR PARKING			6
MERCANTILE RETAIL AREA -			
SHOP (MERCANTILE) RETAIL AREA = 72.023 SQ.M.			
SHOP (MERCANTILE) CARPET AREA = 68.748 SQ.M.			
REQ. NO. OF CAR PARKING ROOM = 1			
RESIDENTIAL AREA = 457.42 SQ.M.			
BUSINESS AREA -			
TOTAL OFFICE (BUSINESS) BUILT-UP AREA = (6.75 + 209.228) = 215.978 SQ.M.			
OFFICE (BUSINESS) CARPET AREA = 188.58 SQ.M.			
REQ. NO. OF CAR PARKING FOR OFFICE = 3			
TOTAL REQ. NO. OF CAR PARKING = 10			
TOTAL PROVIDED NO. OF CAR PARKING = 11 (OPEN = 3, COVERED = 8)			
COMMON AREA = (22.886 + (18.657 * 4)) = 102.695 SQ.M.			
LIFT COVERED AREA = 7.818 SQ.M.			
STAIR HEAD ROOM AREA = 18.878 SQ.M.			
OVER HEAD TANK AREA = 10.238 SQ.M.			
W.C. AT ROOF AREA = 2.841 SQ.M.			
OPEN TERRACE AREA = (227.244 + 4.2189) SQ.M. = 241.527 SQ.M. = 241.503 SQ.M.			
CURVED AREA = (4.875 * 3) = 14.625 SQ.M.			
ROOF STRUCTURE AREA = 18.875 * 1.818 + 2.841 * 10.238 = 59.872 SQ.M.			
REQUIRED TREE COVERED AREA = 12.688 sq.m. (2.638 %)			
PROVIDED TREE COVERED AREA = 13.161 sq.m. (2.732 %)			

FLOOR	TOILET	KITCHEN	PANTRY	W.C.
GROUND FL.	-	-	-	1
1ST. FLOOR	-	-	2	2
2ND. FLOOR	6	2	-	-
3RD. FLOOR	6	2	-	-
4TH. FLOOR	6	2	-	-

**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.E.C. OF INDIA AND CERTIFY THAT IT IS SAFE AND STABLE IN ALL RESPECT. SOIL TESTING WILL BE DONE BY M/S GEOTECH 55, BADAN ROY LANE, BELAGATA, KOLKATA - 700010. THE RECOMMENDATIONS OF SOIL TEST REPORT WILL BE CONSIDERED DURING STRUCTURAL CALCULATION.

**PRASANTA KUMAR GHOSH (GTE-16)**  
 SIG. OF GEOTECHNICAL ENGINEER

**KOLISHIK SENGUPTA (E.S.E. 176)**  
 NAME OF STRUCTURAL ENGINEER

**DECLARATION OF ARCHITECT**

CERTIFIED ON THE PLAN I HAVE DRAWN WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS DRAWN UP AS PER PROVISION OF K.M.C. BUILDING RULES 2009 AS AMENDED FROM TIME TO TIME. 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 ALONG WITH LAND IS DEMARKED BY BOUNDARY WALL.

**ANJAN UKIL (CAB/18721)**  
 NAME OF ARCHITECT

**DECLARATION OF OWNER/APPLICANT**

I DO HEREBY DECLARE WITH FULL RESPONSIBILITY THAT I SHALL ENGAGE ARCHITECT & E.S.E. DURING CONSTRUCTION. I SHALL FOLLOW THE INSTRUCTION OF ARCHITECT & 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 MAY REVOKE THE SANCTION PLAN. THE CONSTRUCTION OF S.L.U.G. RESERVOIR WILL BE TAKEN UNDER THE GUIDANCE OF ARCHITECT / E.S.E. BEFORE STARTING OF BUILDING FOUNDATION. EXISTING STRUCTURE NOTED IN ASSESSMENT BOOK TO BE DEMOLISHED. DURING INSPECTION PLOT WAS IDENTIFIED BY US.

**SURENDRA KUMAR KARNANI**  
 CONSTITUTED ATTORNEY OF SPECIAL DUTY SEVA SADAN  
 SMT. PAPA BASU  
 SMT. SOPHA MITRA  
 NAME OF OWNER

**GROUND FLOOR PLAN, FIRST FLOOR PLAN, TYP. FLOOR (2ND TO 4TH) PLAN, ROOF PLAN, LOCATION PLAN, SITE PLAN, FRONT ELEVATION (NORTH), SECTION A-A, SECTION B-B, SECTION C-C.**

**PROJECT:** PROPOSED G+IV (15.475 MT.) STORED RESIDENTIAL BUILDING U/S 393 A OF KMC ACT 1980, KMC BUILDING RULE 2009, AT PREMISES NO. -94/B, SRI AUROBINDO SARANI, KOLKATA - 700006, WARD NO - 17, BOROUGH - II, P.S. - BURTOLLA UNDER K.M.C.

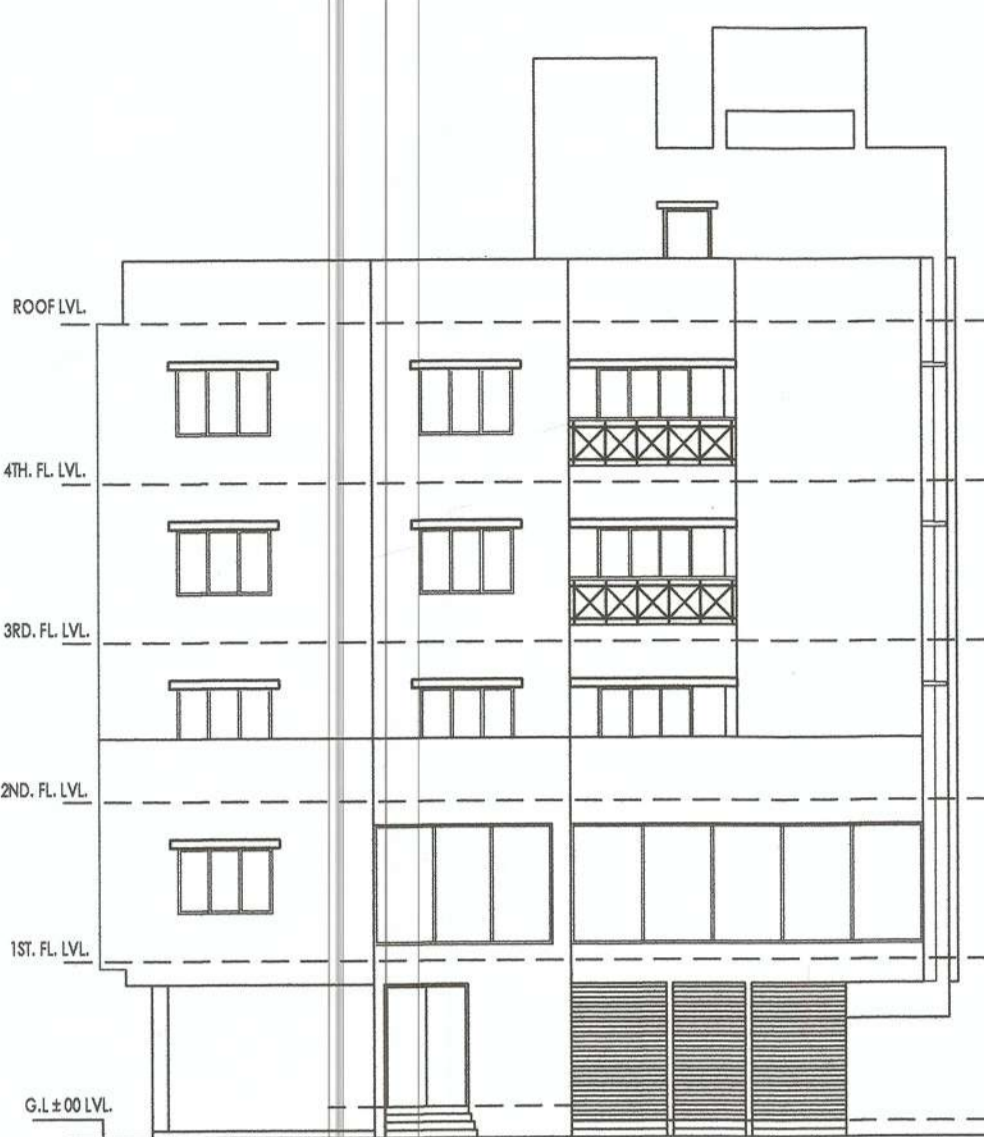
JOB NO.	DRG. NO.	DATE	DEALT
1195	ARCH/CRP-01	27.05.2022	SREBPARNA

SCALE: 1:100, 1:400, 1:600  
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 VALID UP TO : 10/08/2022 DATED : 09/08/2022

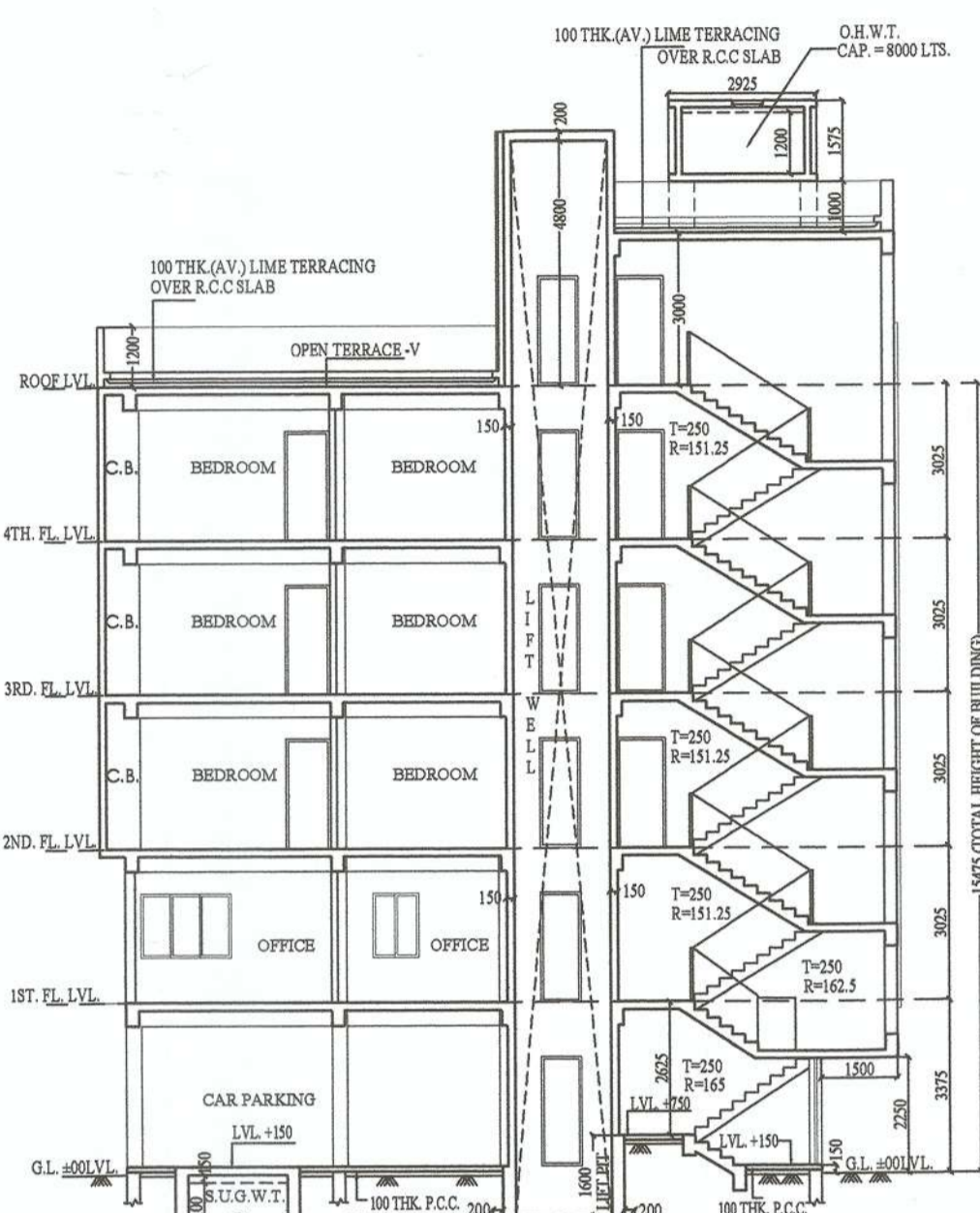
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**SOMNATH BHADURY** Digitally signed by SOMNATH BHADURY Date: 2022.08.10 12:19:06 +05'30'

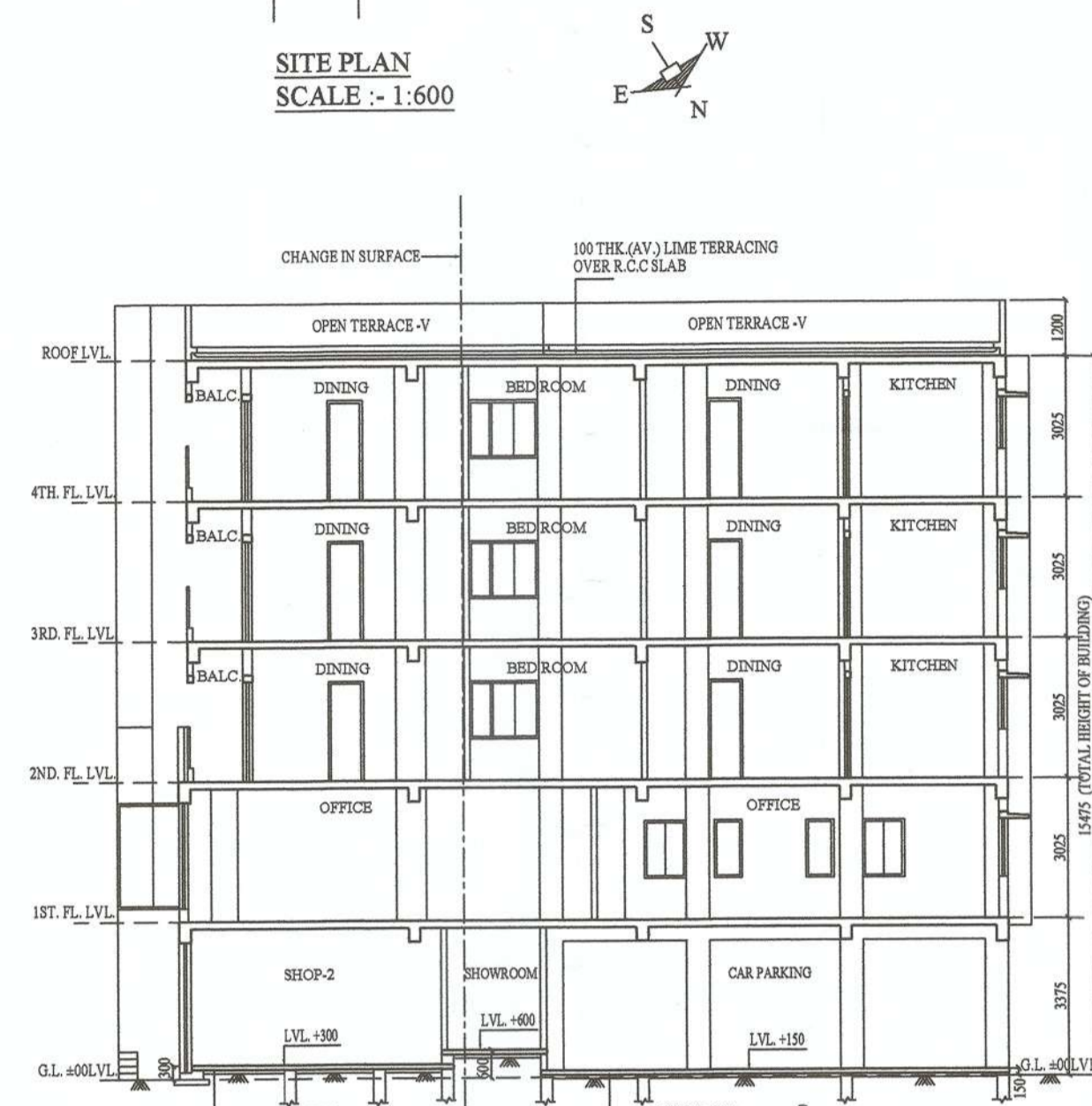
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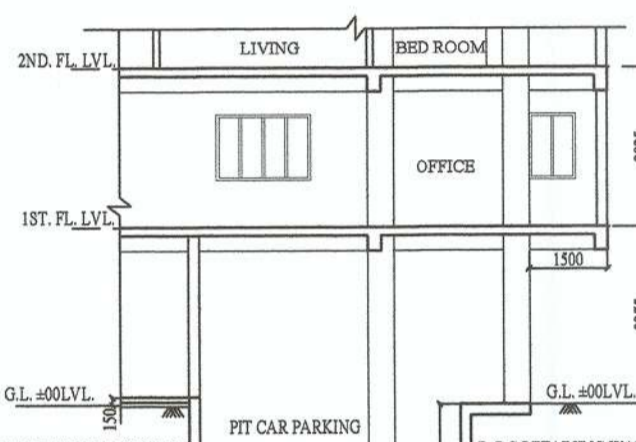
FRONT ELEVATION (NORTH)  
SCALE: 1:100



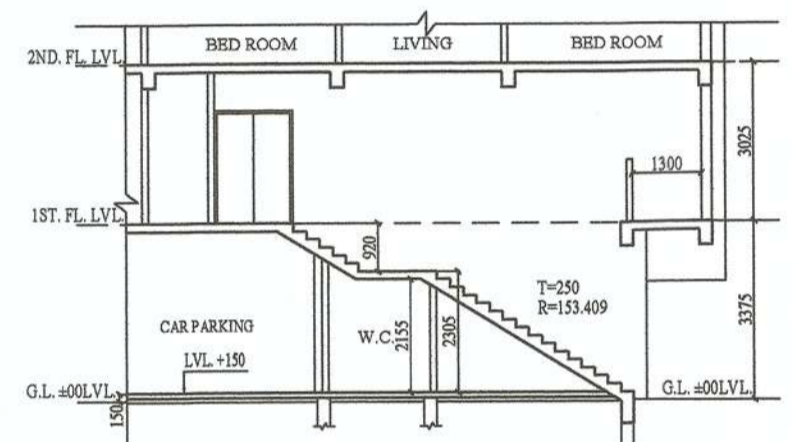
SECTION AT A - A  
SCALE: 1:100



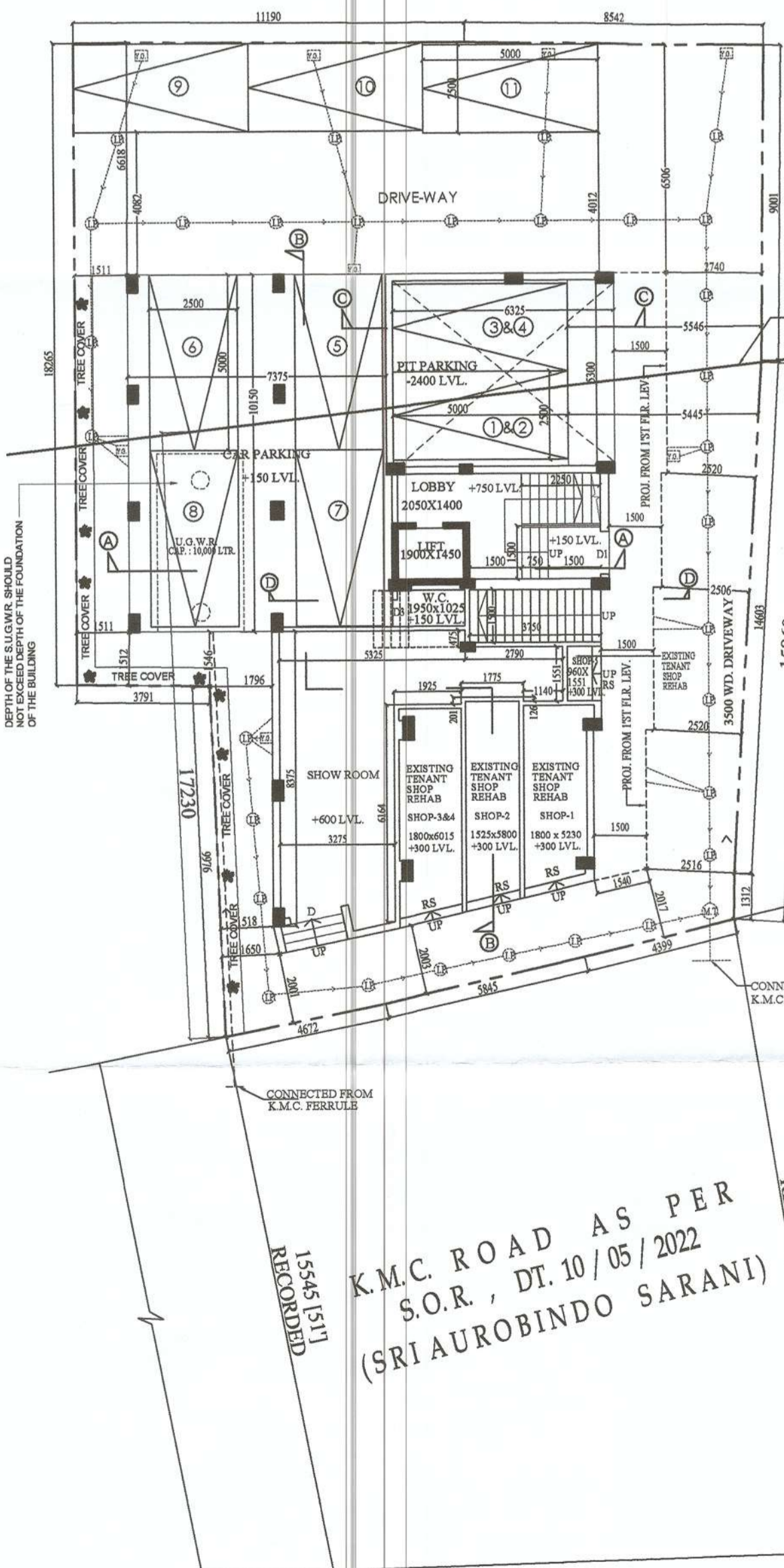
SECTION AT B - B  
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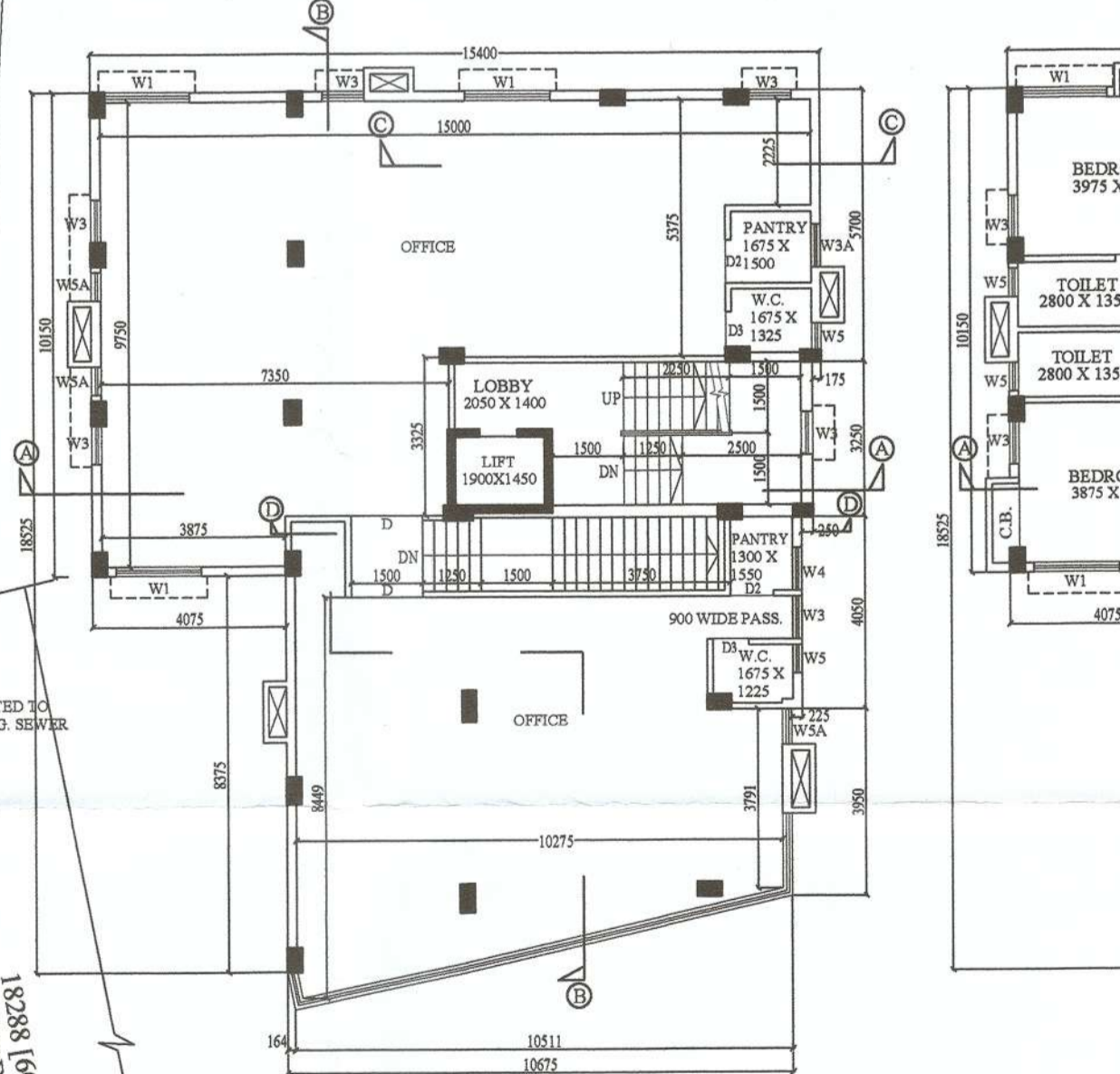
SECTION AT C - C (PART)  
SCALE: 1:100



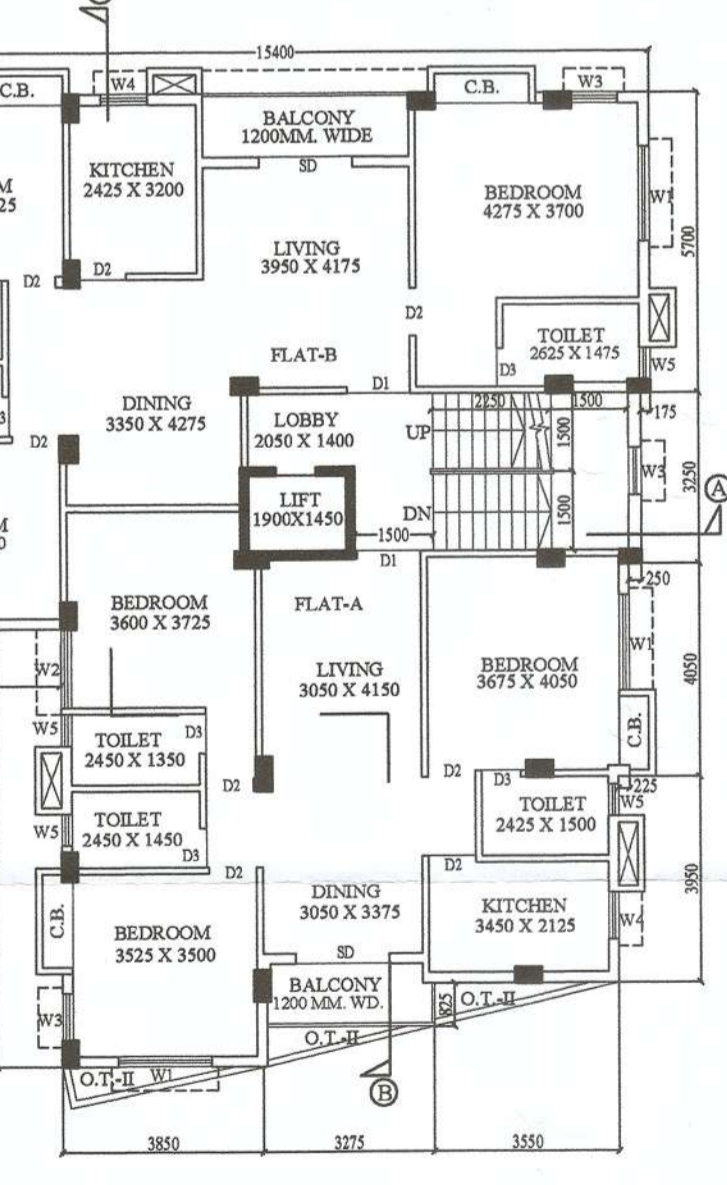
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SCALE: 1:100



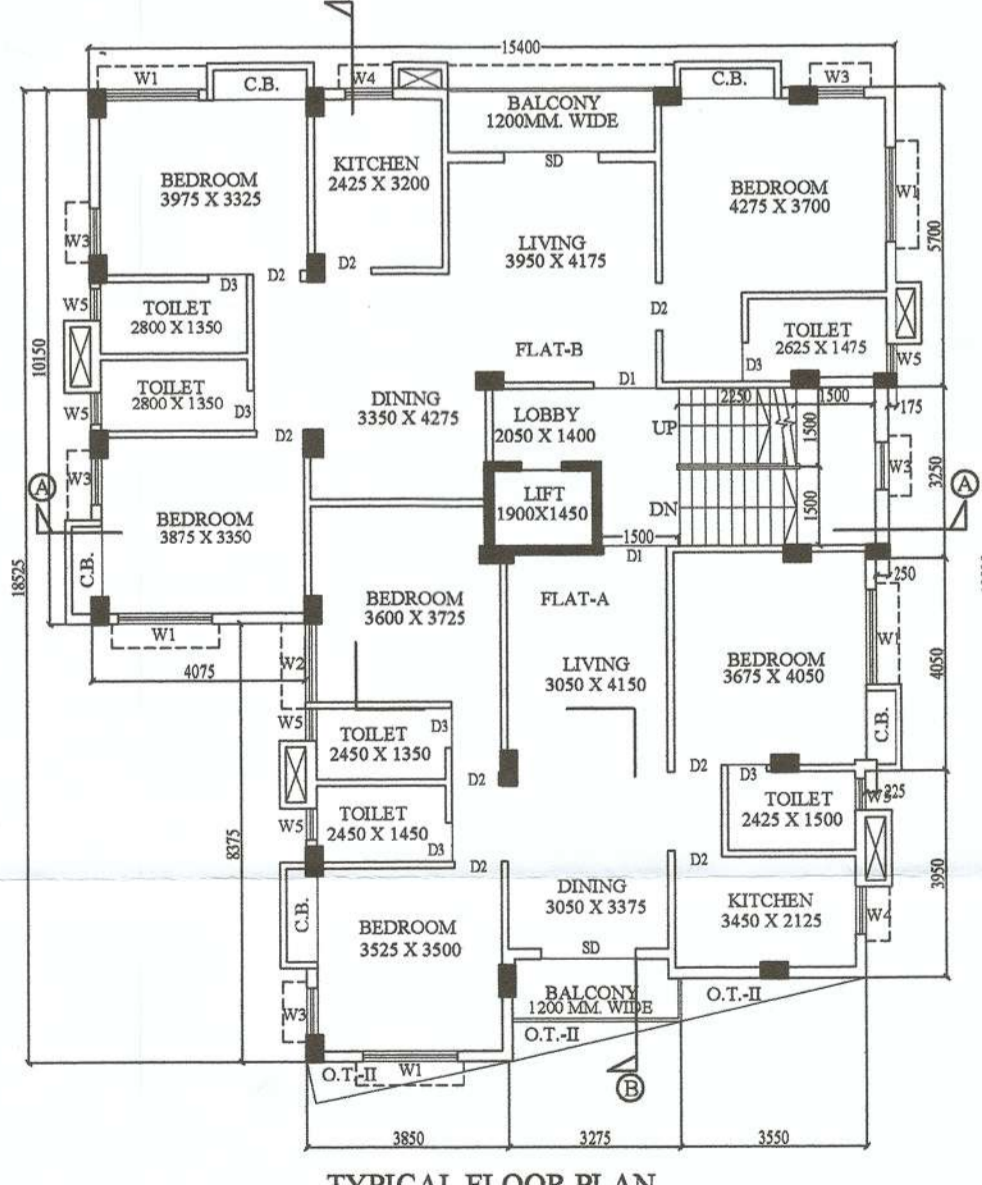
GROUND FLOOR PLAN  
SCALE: 1:100



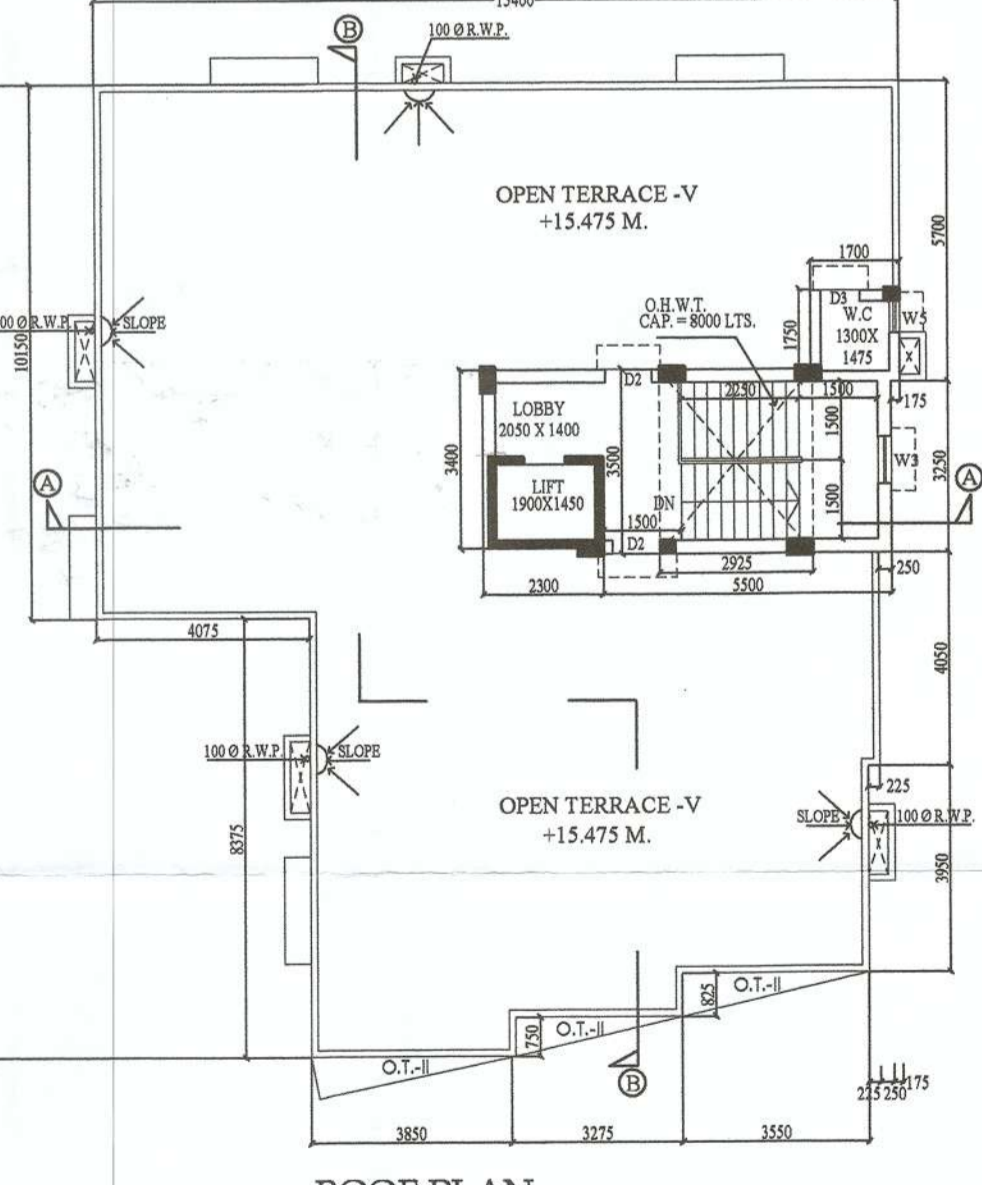
1ST. FLOOR PLAN  
SCALE: 1:100



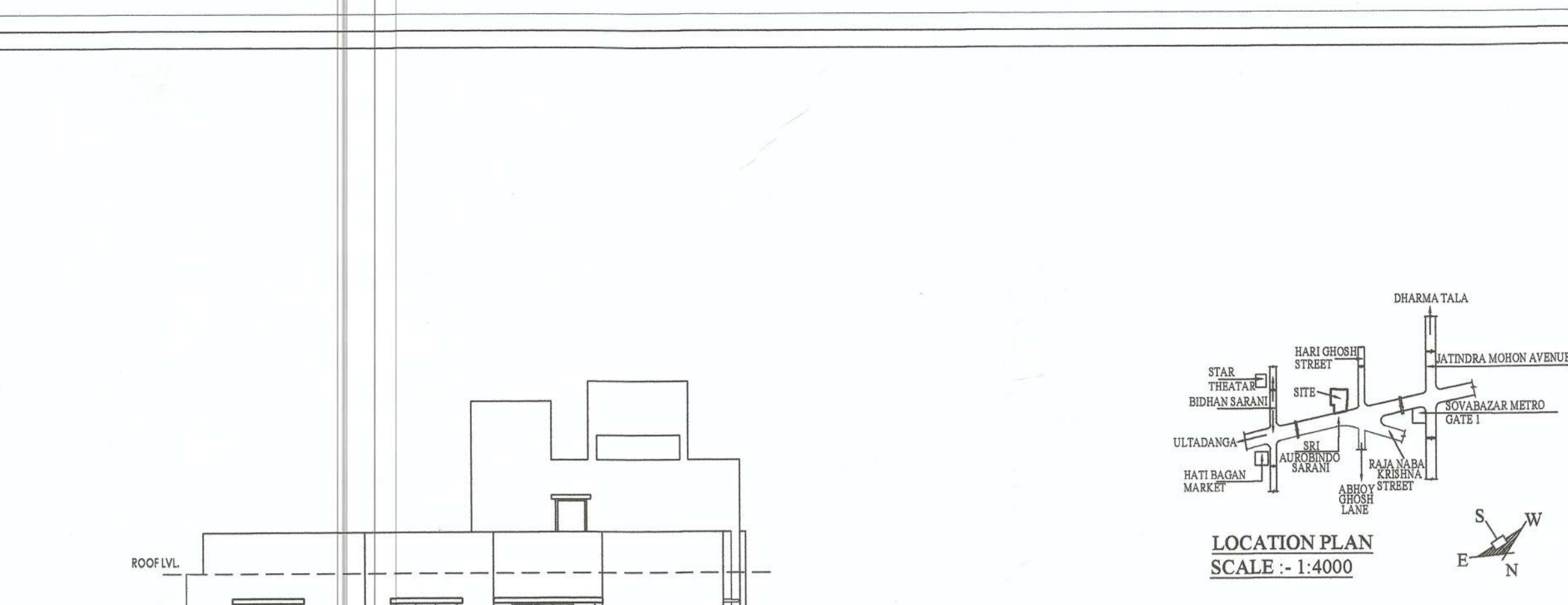
2ND. FLOOR PLAN  
SCALE: 1:100



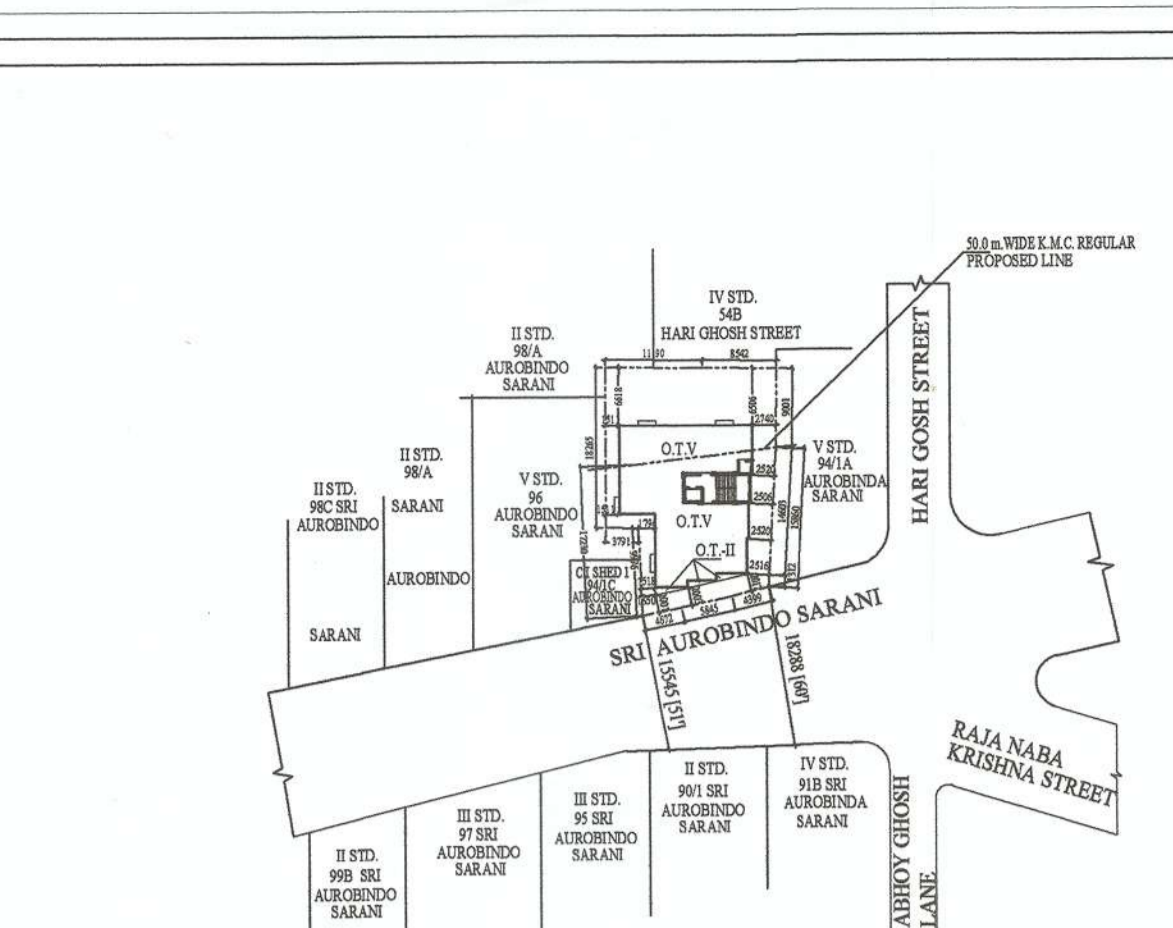
TYPICAL FLOOR PLAN  
(3RD & 4TH FL.)  
SCALE: 1:100



ROOF PLAN  
SCALE: 1:100



LOCATION PLAN  
SCALE: 1:4000



SITE PLAN  
SCALE: 1:600

K.M.C. ROAD AS PER S.O.R., DT. 10/05/2022 (SRI AUROBINDO SARANI)

Anjan Ukil architect