

PART - A

1. ASSESSEE NO. - 31-109-07-1433-1

2. NAME OF THE OWNER/S :
DR. CHANDA NAHA & SRI ASHIM KUMAR NAHA
NAME OF THE C.A. :
SRI SANJAY KUMAR SINGH
PROP. OF M/S RIA CONSTRUCTION

3. KMC MUTATION :-CASE NO-7623. DATED:-27/01/1999

4. DETAILS OF B.L. & L.R.O. MUTATION
COPY NO.-13936(1630021) DATED- 09/09/2022
CLASSIFICATION OF LAND- "SHALI"
COPY NO.-13937(1630021) DATED- 09/09/2022
CLASSIFICATION OF LAND- "SHALI"

5. DETAILS OF B.L.&L.R. CONVERSION
MEMO NO.-17/4199/BLLR/KOL/22 DATED.-19/10/2022 CONVERSION OF LAND FROM "SHALI" TO "BASTU" VIDE CASE NO. - CN/2022/1630/4092
MEMO NO.-17/4200/BLLR/KOL/22 DATED.-19/10/2022 CONVERSION OF LAND FROM "SHALI" TO "BASTU" VIDE CASE NO. - CN/2022/1630/4071

6. DETAILS OF REGISTERED DEED
BOOK NO.- I, VOL. NO.- 106, PAGES- 257 TO 268, BEING NO- 4087, YEAR :- 1997.
D.S.R. III,SOUTH 24 PGNS. DATE :- 26/09/1997.

7. DETAILS OF DECLARATION (RECTIFICATION OF DEED)
BOOK NO.- I, VOL. NO.- 72, PAGES- 159 TO 163, BEING NO.- 1197, YEAR :- 1998.
D.S.R. III,SOUTH 24 PGNS. DATE :- 07/04/1998.

8. DETAILS OF POWER OF ATTORNEY
BOOK NO.- I, VOL. NO.- 1630-2020, PAGES- 85292 TO 85326, BEING NO.- 163002265, YEAR :- 2020, D.S.R. V,SOUTH 24 PGNS. DATE :- 13/11/2020.

9. DETAILS OF BOUNDARY DECLARATION
BOOK NO.- I, VOL. NO.-1602-2022, PAGES- 442210 TO 442223, BEING NO.- 160212593, YEAR :- 2022. D.S.R. II, 24 PGNS(S). WEST BENGAL. DATE :- 16/09/2022.

10. DETAILS OF SPLAYED CORNER
BOOK NO.- I, VOL. NO.-1602-2022, PAGES- 442195 TO 442209, BEING NO.- 160212594, YEAR :- 2022. D.S.R. II, 24 PGNS(S). WEST BENGAL. DATE :- 16/09/2022.

11. DETAILS OF DECLARATION(BEFORE 1ST CLASS JUDICIAL MAGISTRATE, ALIPORE)REGARDING R.S. & L.R. DAG & KHATIAN NO. :-
VIDE NO.- 57604 DATED- 02/11/2022

PART - B

AREA OF LAND : : 378.092 Sqm. AREA OF SPLAYED CORNER:- 2.772 Sqm.

2. NET AREA OF LAND AS PER BOUNDARY DECLARATION :- 378.092 Sqm.

3. PERMISSIBLE GROUND COVERAGE = 54.636 % = 206.574 Sqm.

4. PROPOSED GROUND COVERAGE = 51.601 % = 195.099 Sqm.

5. PROPOSED AREA :

Floor Marked	Covered Area (Including Stair, Lift Duct & Lobby)	EXEMPTED AREA		Floor Area (Excluding Stair, Lift Duct & Lobby)
		Stair Way Area (Excluding Stair Void)	Lift Well / Lift Lobby	
Ground Floor	189.549 Sqm.	12.911 Sqm.	2.599 Sqm.	174.039 Sqm.
First Floor	195.099 Sqm.	13.365 Sqm.	2.599 Sqm.	177.079 Sqm.
Second Floor	195.099 Sqm.	13.365 Sqm.	2.599 Sqm.	177.079 Sqm.
Third Floor	195.099 Sqm.	13.365 Sqm.	2.599 Sqm.	177.079 Sqm.
Fourth Floor	195.099 Sqm.	13.365 Sqm.	2.599 Sqm.	177.079 Sqm.
Total	969.945 Sqm.	66.371 Sqm.	8.224 Sqm.	882.356 Sqm.

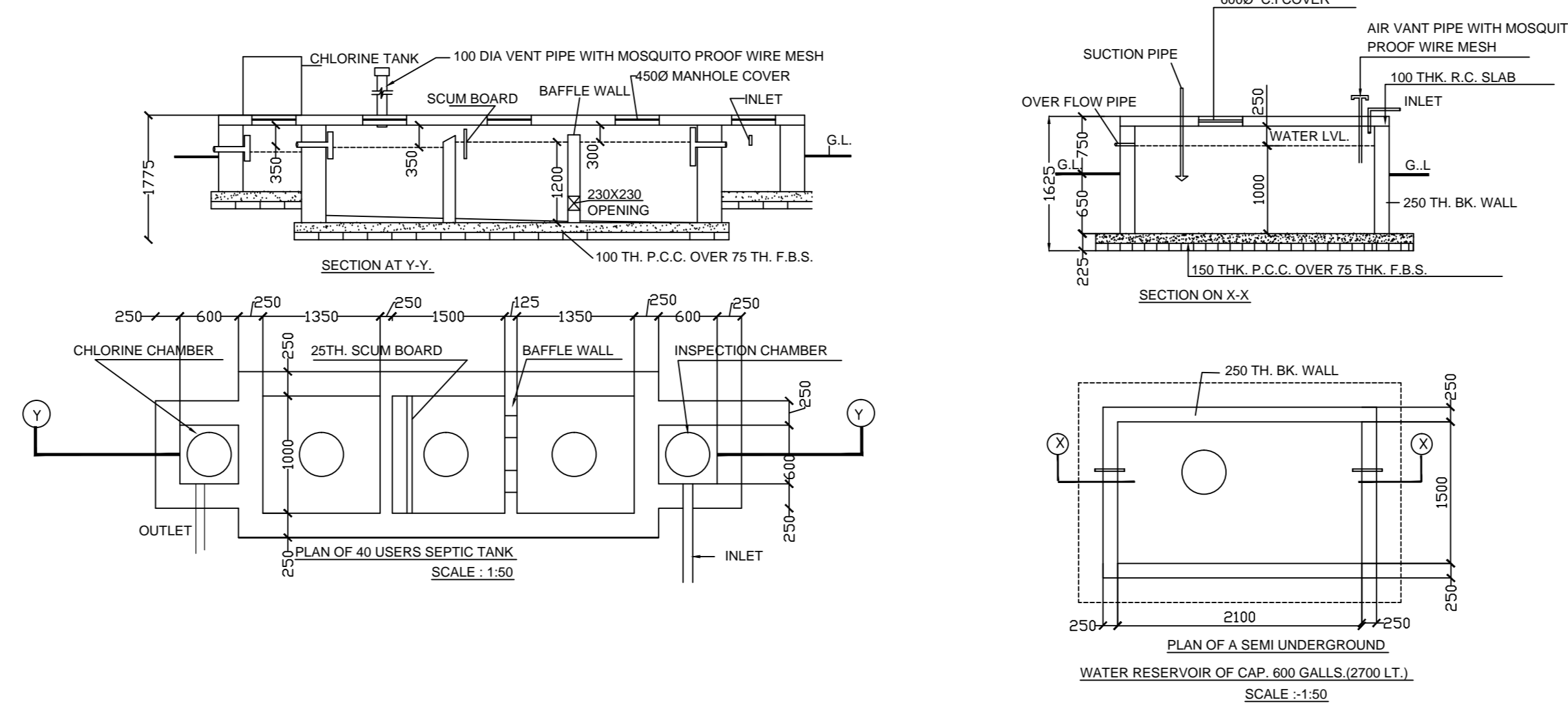
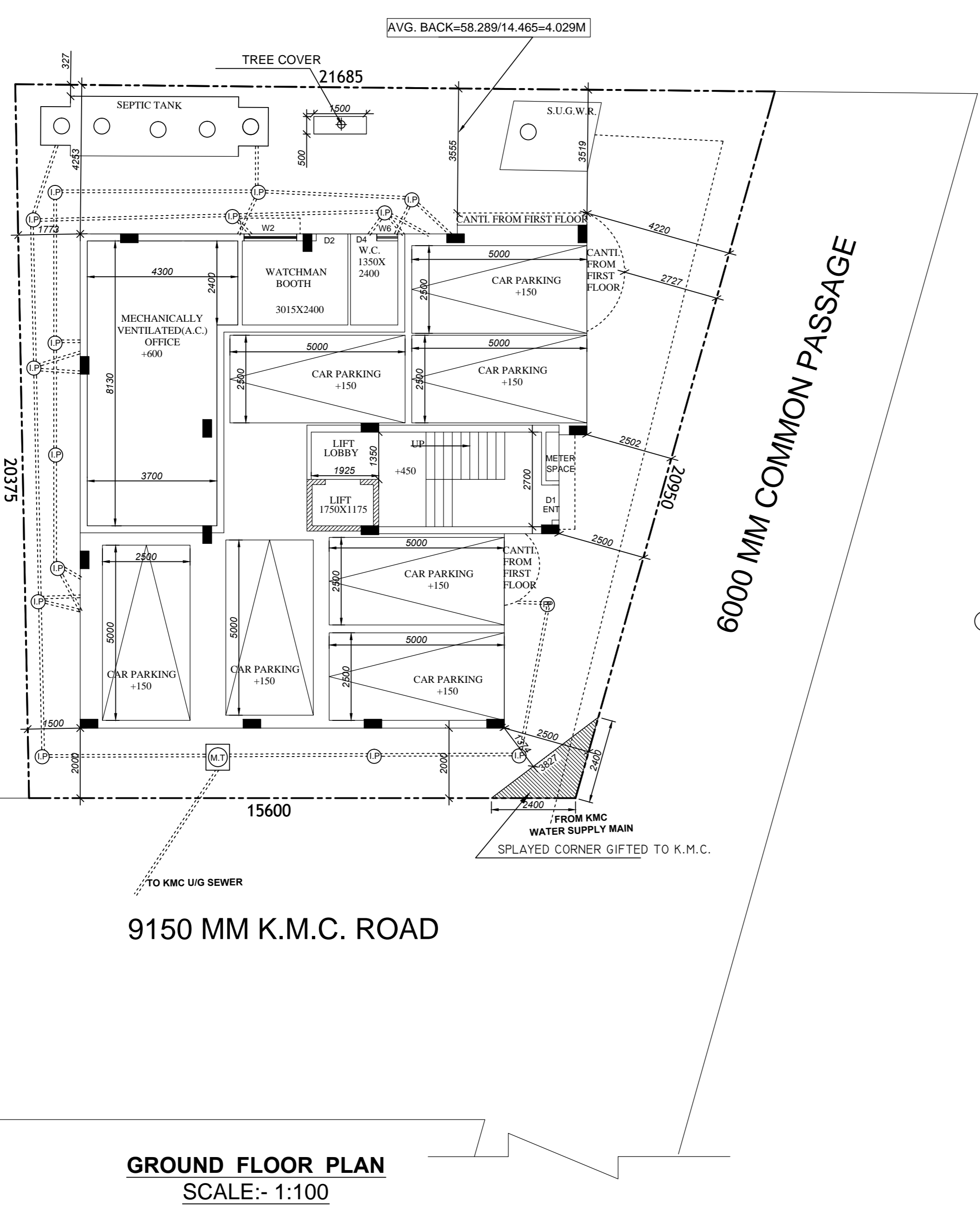
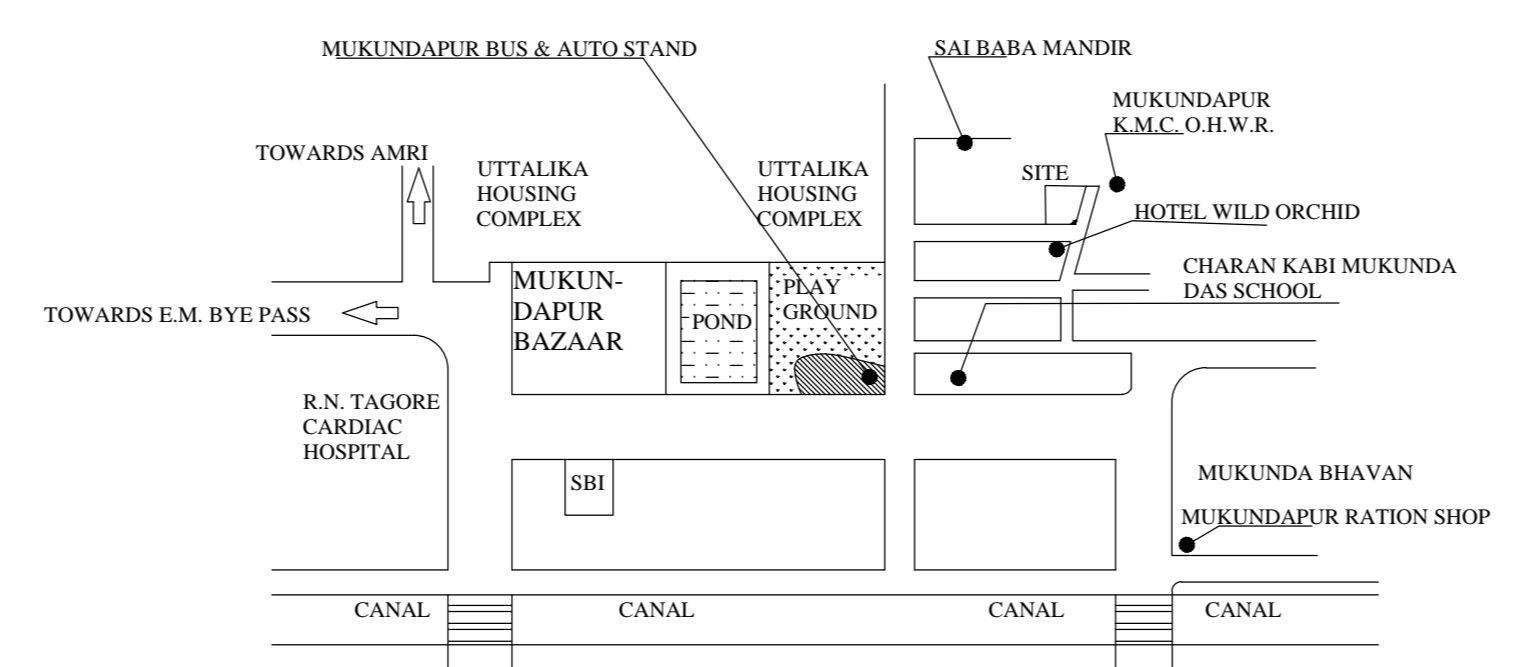
THE DEPTH OF THE SEPTIC TANK AND SEMI-UNDERGROUND WATER RESERVOIR SHALL NOT EXCEED THE DEPTH OF THE FOUNDATION OF THE BUILDING. ALL PRECAUTIONS SHALL BE TAKEN DURING CONSTRUCTION OF THE SAME.

SCHEDULE OF DOORS AND WINDOWS

D	W1	W2	W3	W4	W5	W6
D 1200 x 2100	W1 1800 x 1200					
D1 1000 x 2100	W2 1500 x 1200					
D2 900 x 2100	W3 1200 x 1200					
D3 850 x 2100	W4 900 x 1200					
D4 750 x 2100	W5 900 x 1050					
	W6 600 x 900					

SPECIFICATION

- ALL DIMENSIONS ARE IN MM.
- THE HEIGHT OF THE BUILDING IS 15.275 M.
- THE BUILDING IS R.C.C. FRAME STRUCTURE.
- ALL OUTER WALL ARE 200/200 MM THICK.
- ALL INTERNAL WALL ARE 75 / 125 MM THICK.
- GRADE OF CONCRETE IS M20.
- GRADE OF STEEL IS Fe-500.
- 100 THICK P.C.C. OVER 100 THICK R.C.C.
- 12 MM THICK PLASTER TO ALL INTERNAL WALL WITH (1 : 5) CEMENT SAND MORTAR.
- HEIGHT OF PARAPET WALL IS 1200 MM.



6.A) PARKING CALCULATION :

FLOOR MKD.	AREA	PROP. AREA TO BE ADDED	ACTUAL AREA	NOS.	CAR PARKING REQUIRED
A	68.462 SQM	10.954 SQM	79.416 SQM	2	6 NOS.
B	57.055 SQM	9.129 SQM	66.184 SQM	2	
C	50.336 SQM	8.054 SQM	58.390 SQM	2	
D	87.210 SQM	13.954 SQM	101.164 SQM	2	
E	88.640 SQM	14.182 SQM	102.822 SQM	2	

B) NOS. OF PARKING :-A)PROVIDED = 6 NOS. PARKING AREA = 117.909 SQM
B) REQUIRED = 6 NOS.

7. PERMISSIBLE F. A. R. = 2.25
8. PROPOSED F. A. R. = 2.022

9. STATEMENT OF OTHER AREAS FOR FEES

FLOOR	LOFT	CUPBOARD	LEDGE / TEND
Ground Floor			
First Floor		2.700 Sqm.	
Second Floor		2.025 Sqm.	
Third Floor		2.700 Sqm.	
Fourth Floor		2.025 Sqm.	
TOTAL		9.450 Sqm.	

10. STAIR HEAD ROOM AREA = 15.965 Sqm.
11. LIFT MACHINE ROOM AREA = 15.531 Sqm.
12. L.M.R STAIR AREA = 3.325 Sqm.
13. AREA OF TREE COVER = 0.750 Sqm.
14. OVER HEAD TANK AREA = 7.905 Sqm.
15. ADDITIONAL AREA FOR FEES = 44.271 Sqm.
16. TOTAL AREA FOR FEES = 1005.992 Sqm.
17. COVERED AREA OF OFFICE = 36.443 Sqm.
18. CARPET AREA OF OFFICE = 31.521 Sqm.

I/WE DO HEREBY DECLARE WITH FULL RESPONSIBILITY THAT I/WE SHALL FOLLOW THE INSTRUCTIONS OF L.B.S. & E.S.E DURING CONSTRUCTION OF THE BUILDING AS PER B. S. PLAN. I, K.M.C. AUTHORITY WILL NOT BE RESPONSIBLE FOR STRUCTURAL STABILITY OF THE BUILDING & ADJOINING STRUCTURES. THE CONSTRUCTION OF WATER RESERVOIR AND SEPTIC TANK WILL BE UNDERTAKEN UNDER THE GUIDANCE OF E.S.E / L.B.S. BEFORE STARTING OF BUILDING FOUNDATION WORK. DURING DEPARTMENTAL INSPECTION THE SITE WAS IDENTIFIED BY ME/US. THE DOCUMENTS ARE DULY SIGNED BY ME/US. IF ANY SUBMITTED DOCUMENTS & SIGNATURES AREA FAULY TO BE FAKY, THE K.M.C. AUTHORITY WILL REVOKE THE SANCTION PLAN.

SRI SANJAY KUMAR SINGH
PROP. OF M/S RIA CONSTRUCTION
AS CONSTITUTED ATTORNEY OF
DR. CHANDA NAHA & SRI ASHIM KUMAR NAHA
NAME OF OWNERS

CERTIFIED WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS BEEN DRAWN UP AS PER PROVISION OF K.M.C. BUILDING RULES 2009 AS AMENDED FROM TIME TO TIME & THAT THE SITE CONDITION INCLUDING THE 9.159M WIDE ABUTTING ROAD ON SOUTHERN SIDE AND 6.00M COMMON PASSAGE ON THE EASTERN SIDE CONFORMS WITH THE PLAN, WHICH HAS BEEN MEASURED AND VERIFIED BY ME. IT IS A BUILDABLE SITE AND NOT A TANK OR FILLED UP TANK. THE LAND IS DEMARCATED BY BOUNDARY WALL. THE CONSTRUCTION OF S. U. G. WATER TANK AND SEPTIC TANK WILL BE COMPLETED BEFORE STARTING OF BUILDING FOUNDATION WORK. THE SITE IS BEYOND 500M FROM THE CENTERLINE OF E.M. BYE PASS.

SURANJAN DUTTA
E.S.E. NO. - 143 / I
NAME OF E.S.E.

THE STRUCTURAL DESIGNS AND DRAWINGS OF BOTH FOUNDATION AND SUPERSTRUCTURE OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING SEISMIC LOAD AS PER THE NATIONAL BUILDING CODE OF INDIA AND CERTIFIED THAT IT IS SAFE AND STABLE IN ALL RESPECT.
SOIL TESTING HAS BEEN DONE BY ASIM SARKAR, OF J. B. ASSOCIATES. OF (ADDRESS) 26B, AHIRI PUKUR ROAD, KOLKATA - 700 019. THE RECOMMENDATIONS OF SOIL TEST REPORT HAS BEEN CONSIDERED DURING STRUCTURAL CALCULATIONS.

SURANJAN DUTTA
E.S.E. NO. - 220 / I
NAME OF E.S.E.

UNDERSIGNED HAS INSPECTED THE SITE CARRIED OUT THE SOIL INVESTIGATION THEREIN. 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 THEREIN IS SAFE AND STABLE IN ALL RESPECT FROM GEO-TECHNICAL POINT OF VIEW.

ASIM SARKAR
G.T.F. NO.- 28
NAME OF G.T.F.

B.P. NO. :- 2022120505 **DATE :- 08-FEB-23**

VALID UPTO:- 07-FEB-28

*** DETAILS OF ARCHITECTURAL DRAWING ***

DESIGNED BY : **PORSHI**
CO-OPERATIVE OF ENGINEERS
85, RAMKRISHNA PALLY, MUKUNDAPUR , KOL-99
PH. NO. -91-8910825990, 8017162344

PROPOSED G+IV STORED (HEIGHT OF THE BUILDING IS 15.275 M.) RESIDENTIAL BUILDING U/S 393A OF K.M.C. BUILDING ACT 1980 & AS PER K.M.C. BUILDING RULES 2009 AT PREM. NO. -1433, MUKUNDAPUR , KOLKATA - 700 099, TOUZI NO- 159 & 169, JL NO -21, R.S. & L.R. DAG NO.- 143, R.S. KHATIAN NO- 147, L.R. KHATIAN NO.- 311 & 312, MOUZA- BARAKHOLA, P. S. - PURBA, JADAVPUR, WARD NO.- 109, BOROUGH - XII.

SIGNATURE OF A.E. SIGNATURE OF E.E.