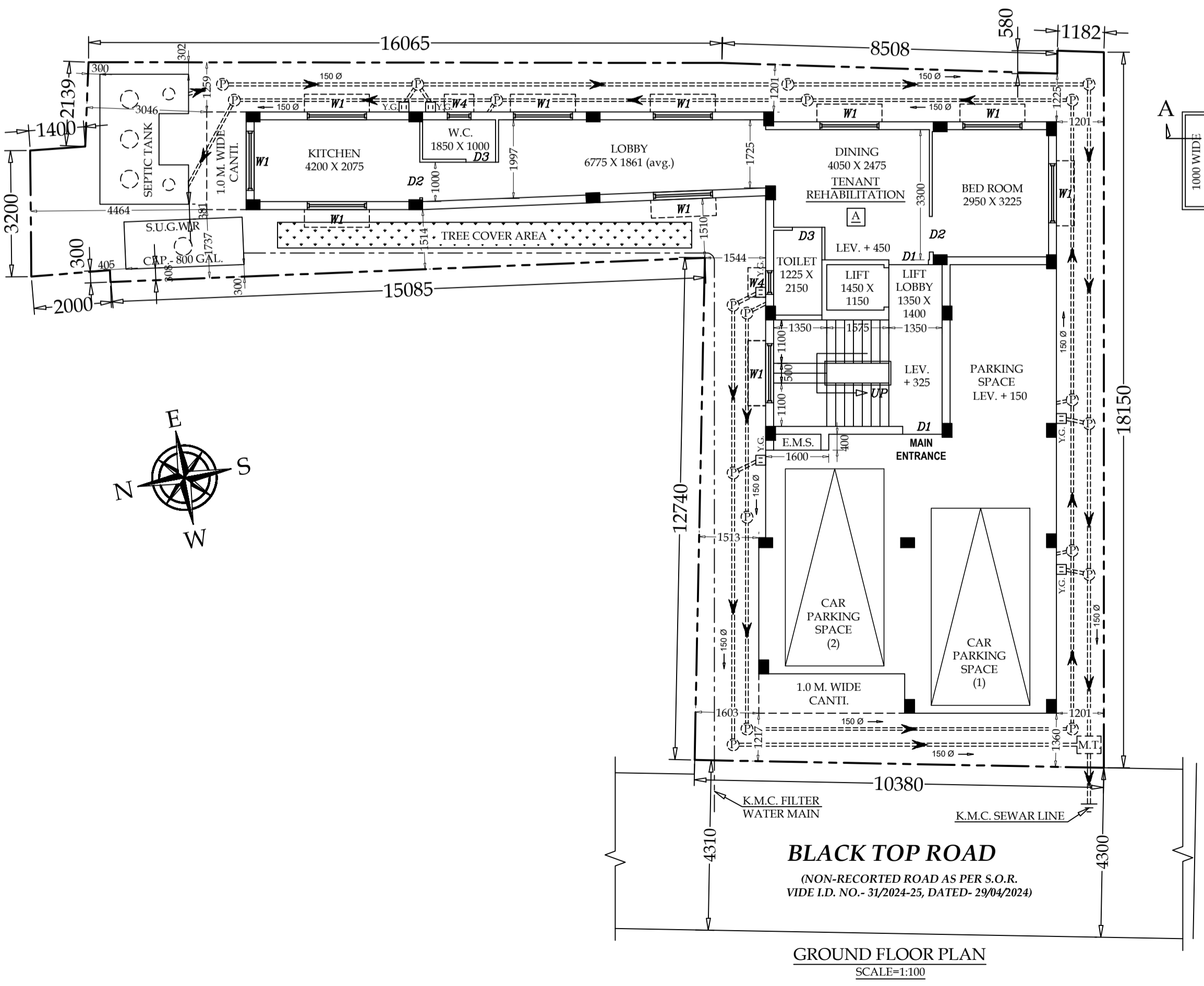
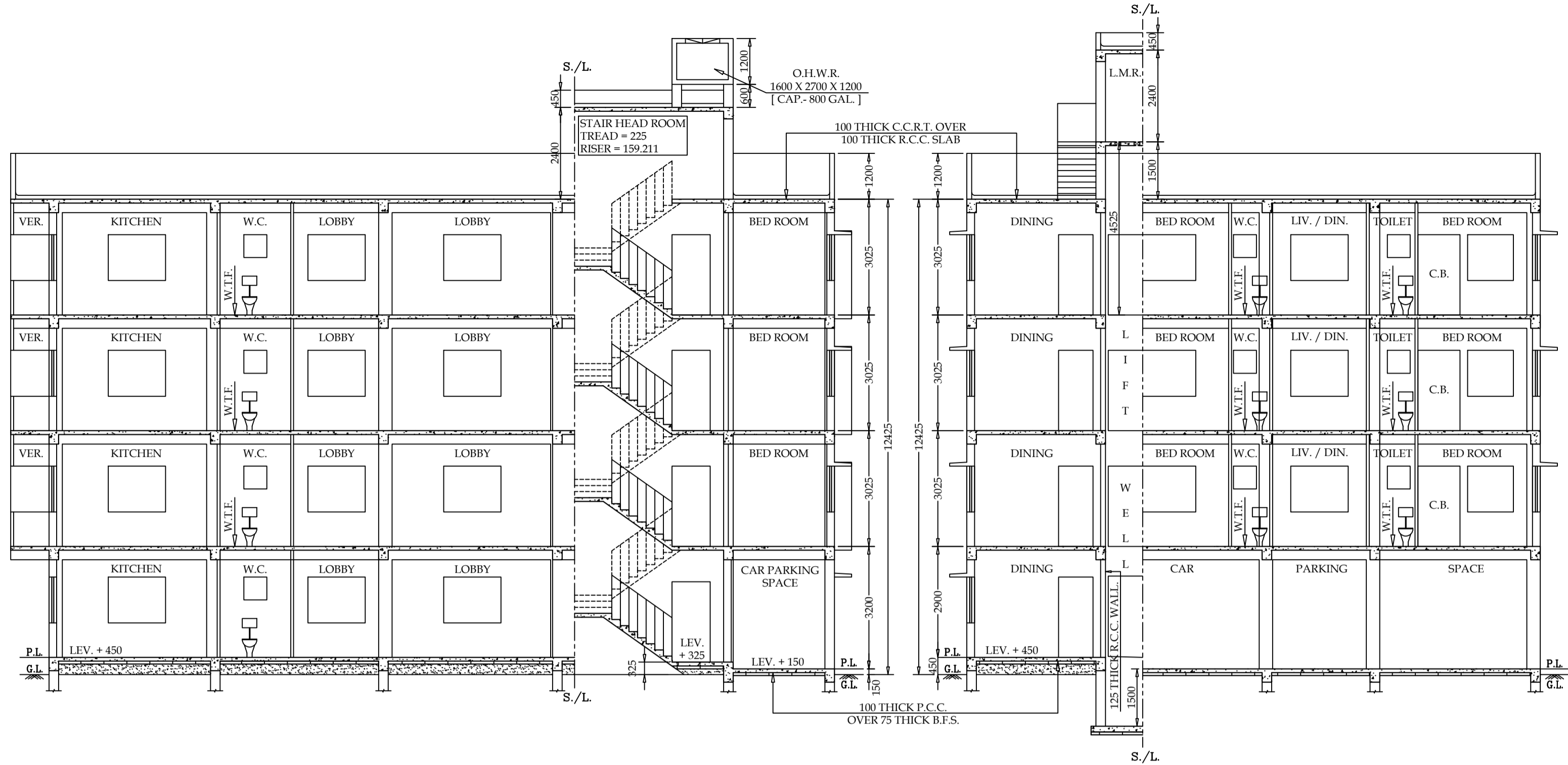


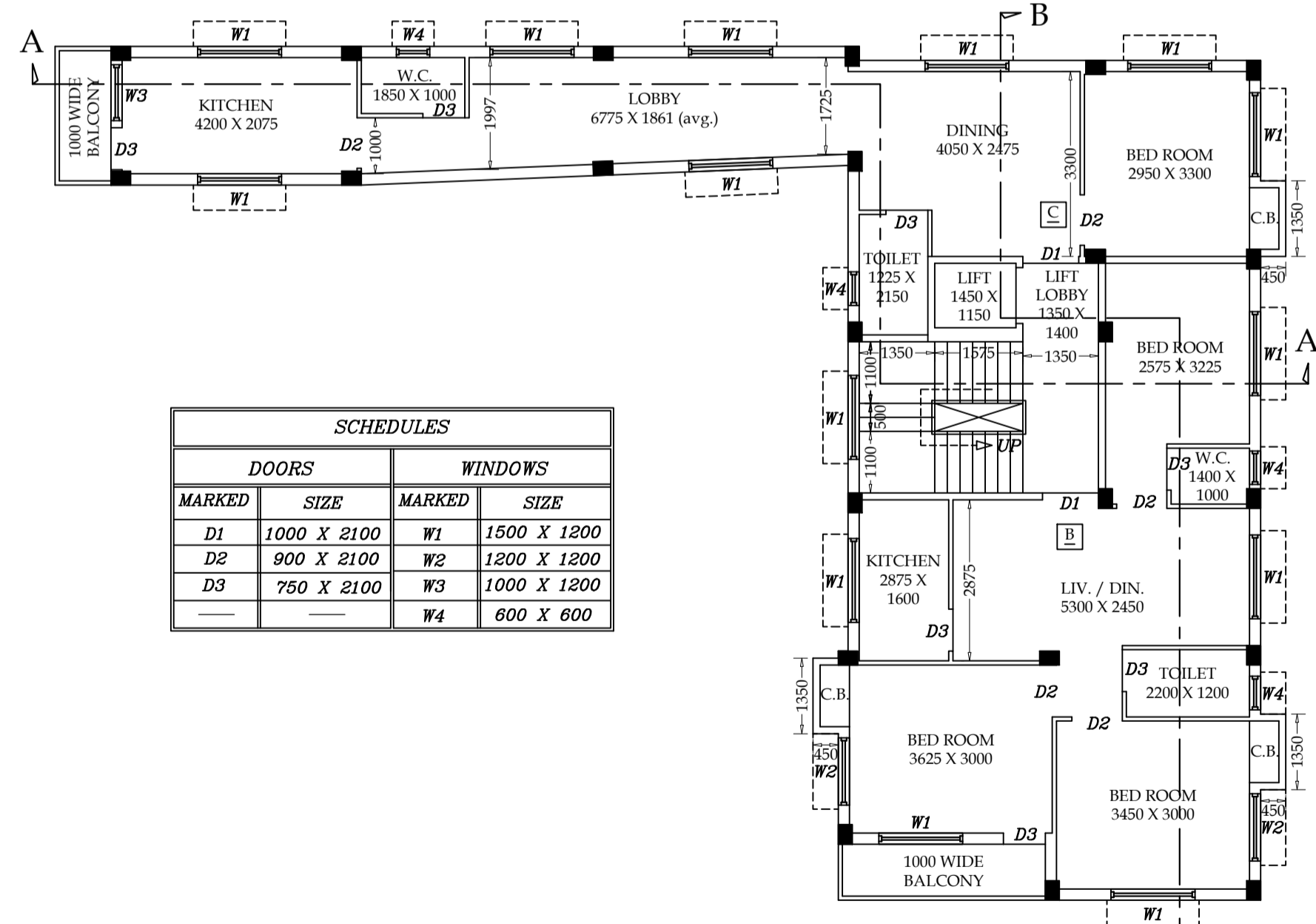


FRONT ELEVATION  
SCALE=1:100



**BLACK TOP ROAD**  
(NON-RECORDED ROAD AS PER S.O.R.  
VIDE I.D. NO.- 31/2024-25, DATED- 29/04/2024)

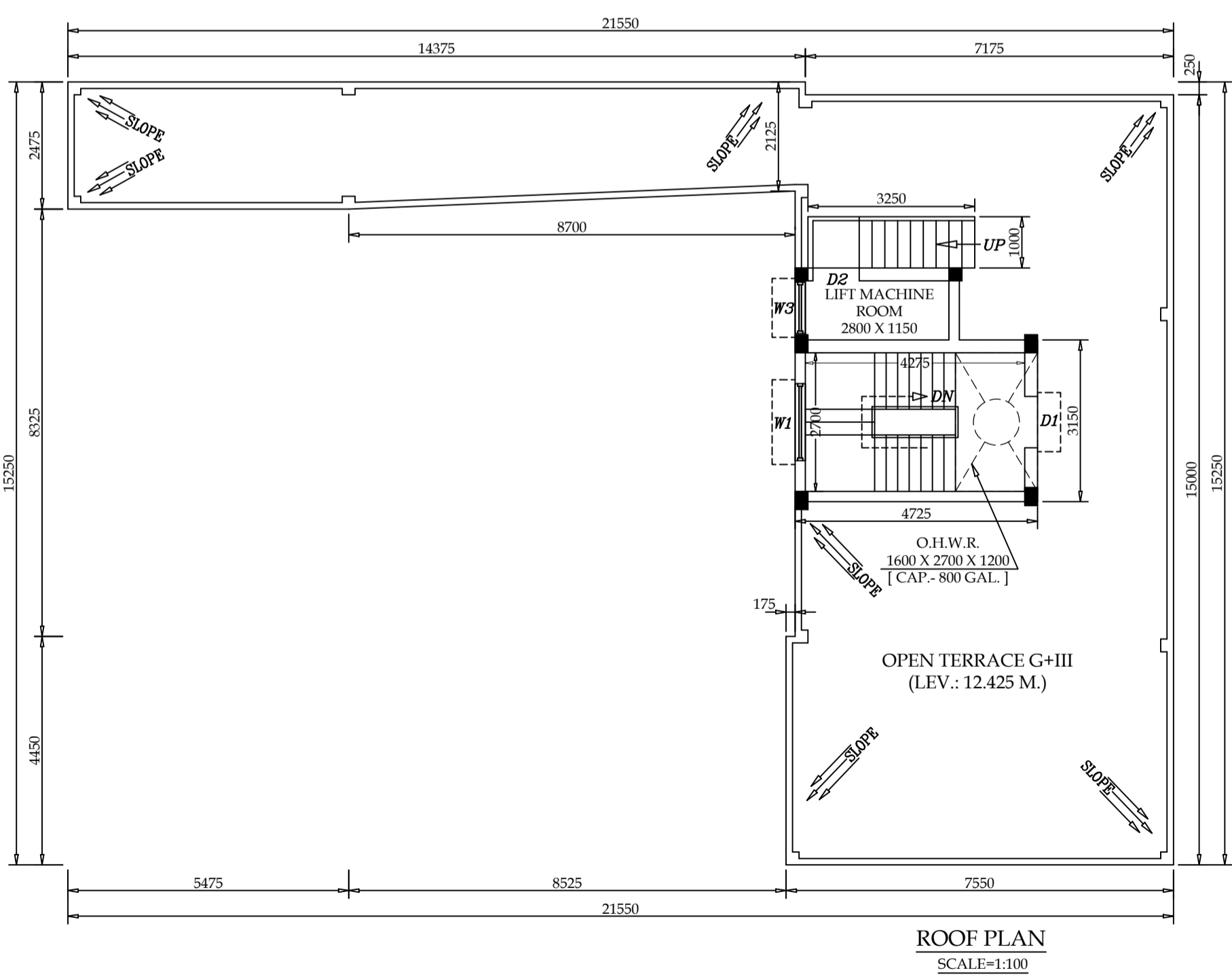
GROUND FLOOR PLAN  
SCALE=1:100



TYPICAL (FIRST, SECOND & THIRD) FLOOR PLAN  
SCALE=1:100

SCHEDULES			
DOORS		WINDOWS	
MARKED	SIZE	MARKED	SIZE
D1	1000 X 2100	W1	1500 X 1200
D2	900 X 2100	W2	1200 X 1200
D3	750 X 2100	W3	1000 X 1200
		W4	600 X 600

- NOTES & SPECIFICATION**
- ALL DIMENSION ARE IN M.M. UNLESS OTHERWISE NOTED.
  - ALL OUTER WALLS ARE 200TH IN CM.-1.6 & PARTITION WALLS ARE 125TH. & 75TH. IN CM.-1.4.
  - GRADE OF STEEL- Fe-500.
  - GRADE OF CONCRETE- M20.
  - ALL MATERIALS & CONSTRUCTION SHALL BE AS PER I.S. CODE & N.B.S.
  - PROPORTION OF D.P.C.- 1:2:4 WITH CICO POWDER.
  - DEPTH OF SEPTIC TANK & S.U.G.W.R. SHALL NOT EXCEED THE DEPTH OF NEAREST BUILDING FOUNDATION.
  - PROPORTION OF LIME TERRACING- 2:2:7.



ROOF PLAN  
SCALE=1:100

**STATEMENT OF THE PLAN PROPOSAL**

- ASSESE NO : 21-099-05-3258-8
- DETAILS OF REGISTERED DEED OF CONVEYANCE :-  
a) BK NO - I, VOL. NO.- 1630-2023, PAGES = 42740 TO 42770.  
BEING = 163001496, DATED ON = 17.05.2023. AT D.S.R.-V SOUTH 24 PGS.
- DETAILS OF REGISTERED NON EVICTION OF TENANT DECLARATION :-  
a) BK NO - I, VOL. NO.- 1630-2024, PAGES = 12132 TO 12140.  
BEING = 163000489, DATED ON = 19.02.2024. AT D.S.R.-V SOUTH 24 PGS.
- DETAILS OF REGISTERED BOUNDARY DECLARATION :-  
a) BK NO - I, VOL. NO.- 1630-2024, PAGES = 12141 TO 12150.  
BEING = 163000490, DATED ON = 19.02.2024. AT D.S.R.-V SOUTH 24 PGS.
- AREA OF LAND - 04 KT. - 02 CH. - 18 SQ.FT. (277.592 SQ.M.)  
(AS PER DEED AND ASSESSMENT BOOK COPY)
- AREA OF LAND - 267.772 SQ.M. (AS PER BOUNDARY DECLARATION)
- PERMISSIBLE GROUND COVERAGE = 154.614 SQ.M. (57.741%)
- PROPOSED GROUND COVERAGE = 145.014 SQ.M. (54.156%)
- PERMISSIBLE FAR = 1.75
- PROPOSED FAR =  $\frac{465.933 \text{ SQ.M.}}{267.772 \text{ SQ.M.}} = 1.740$
- FLOOR AREA:-  

FLOOR	FLOOR AREA (1/C STAIR)	GROSS	STAIR AREA WELL	NET	LIFT AREA	LIFT LOBBY	EFFECTIVE AREA
GROUND	138.839 SQ.M.	11.543 SQ.M.	0.788 SQ.M.	10.755 SQ.M.	—	1.890 SQ.M.	126.194 SQ.M.
1ST	145.014 SQ.M.	11.543 SQ.M.	0.788 SQ.M.	10.755 SQ.M.	1.668 SQ.M.	1.890 SQ.M.	129.913 SQ.M.
2ND	145.014 SQ.M.	11.543 SQ.M.	0.788 SQ.M.	10.755 SQ.M.	1.668 SQ.M.	1.890 SQ.M.	129.913 SQ.M.
3RD	145.014 SQ.M.	11.543 SQ.M.	0.788 SQ.M.	10.755 SQ.M.	1.668 SQ.M.	1.890 SQ.M.	129.913 SQ.M.
TOTAL	573.881 SQ.M.	46.172 SQ.M.	3.152 SQ.M.	43.02 SQ.M.	5.004 SQ.M.	7.560 SQ.M.	515.933 SQ.M.
- BLOCK WISE FLOOR AREA :-  

BLOCK	USE GROUP	FLOOR AREA (SQ.M.)
A	RESIDENTIAL	566.513 SQ.M.
- BLOCK WISE AREA FOR CAR PARKING REQUIREMENT :-  

BLOCK	USE GROUP	FLOOR AREA (SQ.M.)	CARPET AREA (SQ.M.)	ADMIN AREA (SQ.M.)	COMMON AREA (SQ.M.)
A	RESIDENTIAL	566.513 SQ.M.	0.000 SQ.M.	0.000 SQ.M.	59.736 SQ.M.
- TOTAL AREA FOR FAR CALCULATION :-  

BLOCK	FLOOR AREA (SQ.M.)	STAIR AREA (SQ.M.)	TOTAL FLOOR AREA FOR FAR (SQ.M.)	PROPOSED FAR
A	566.513 SQ.M.	43.02 SQ.M.	465.933 SQ.M.	1.740
- BLOCK WISE AREA FOR FAR CALCULATION :-  

BLOCK	FLOOR AREA (SQ.M.)	STAIR AREA (SQ.M.)	LIFT AREA (SQ.M.)	LIFT LOBBY AREA (SQ.M.)	TOTAL FLOOR AREA FOR FAR (SQ.M.)	CAR PARKING AREA (SQ.M.)
A	566.513 SQ.M.	43.020 SQ.M.	5.004 SQ.M.	7.560 SQ.M.	465.933 SQ.M.	60.227 SQ.M.
- TOTAL FLOOR AREA FOR FEES :-  

BLOCK	FLOOR AREA (SQ.M.)	TOTAL ADDITIONAL FLOOR AREA FOR FEES (SQ.M.)	TOTAL AREA FOR FEES (SQ.M.)
A	566.513 SQ.M.	28.882 SQ.M.	595.393 SQ.M.
- AREA OF C.B. = 0.6075 X 9 = 5.466 SQ.M.
- AREA OF LOFT = NIL.
- NO. OF TENEMENT = 7 NOS.
- AREA OF TENEMENT :-  
A) 68.072 SQ.M. = 1 NO.  
B) 75.399 SQ.M. = 3 NOS.  
C) 70.673 SQ.M. = 3 NOS.
- CAR PARKING REQUIRED = 2 NOS.
- CAR PARKING PROVIDED = 2 NOS.
- OPEN TERRACE AREA = 145.014 SQ.M.
- ROOF STRUCTURE :-  
i) AREA OF O.H.W.T. = 4.320 SQ.M.  
ii) AREA OF STAIR HEAD = 14.884 SQ.M.  
iii) AREA OF L.M.R. HEAD = 5.280 SQ.M.  
iv) AREA OF STAIR FOR L.M.R. = 3.250 SQ.M.  
v) PERMISSIBLE TREE COVER AREA = 3.986 SQ.M. (0.015 %)
- PROPOSED TREE COVER AREA = 6.825 SQ.M. (2.549 %)

**L.B.S. DECLARATION**

CERTIFIED WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS BEEN DRAWN UP AS PER PROVISION OF K.M.C. ACT - 1980 BUILDING RULES 2009, AND THAT THE SITE CONDITION INCLUDING THE 4.3M (MIN.) WIDE ROAD AT WESTERN 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 VACANT AND IT IS DEMARCATED BY BOUNDARY WALL. THE CONSTRUCTION OF S.U.G. WATER RESERVOIR AND SEPTIC TANK WILL BE COMPLETED BEFORE STARTING OF BUILDING FOUNDATION WORK.

**RABINDRA NATH GHOSH**  
L.B.S. - 1/1038  
NAME OF L.B.S.

**E.S.E DECLARATION**

THE STRUCTURAL DESIGN AND DRAWING OF BOTH FOUNDATION AND SUPERSTRUCTURE OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING THE 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 SIGNED BY:- KALLOL KUMAR GHOSHAL, B.E.(CIVIL), MIE (INDIA) GEO-TECH NO.- 1/49 (K.M.C.), PREPARED BY M.A.S. ADD - 4, GARFA MAIN ROAD, KOL.-700075. THE RECOMMENDATIONS OF SOIL TEST REPORT HAS BEEN CONSIDERED DURING STRUCTURAL DESIGN CALCULATION.

**KALLOL KUMAR GHOSHAL**  
B.E.(CIVIL), MIE (INDIA)  
GEO-TECH NO.- 1/49 (K.M.C.)  
NAME OF GEO-TECH ENGINEER

**KALLOL KUMAR GHOSHAL**  
E.S.E.- 1/261  
NAME OF STRUCTURAL ENGINEER

**OWNER DECLARATION**

I DO HEREBY DECLARE WITH FULL RESPONSIBILITY THAT I SHALL ENGAGE L.B.S. & E.S.E. DURING CONSTRUCTION. I SHALL FOLLOW THE INSTRUCTIONS OF L.B.S. & E.S.E. DURING CONSTRUCTION OF THE BUILDING (AS PER B.S. PLAN) K.M.C. AUTHORITY WILL NOT BE RESPONSIBLE FOR STRUCTURAL STABILITY OF THE BUILDING & ADJOINING STRUCTURES. IF ANY SUBMITTED DOCUMENTS ARE FOUND TO BE FAKE, THE K.M.C. AUTHORITY WILL REVOKE THE SANCTION PLAN. 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 INSPECTION THE PLOT WAS IDENTIFIED BY ME. THE LAND IS VACANT AND IT IS DEMARCATED BY BOUNDARY WALL. THERE IS A TENANT AND NO COURT CASE IS PENDING AGAINST THE SAID PREMISES. AT PRESENT THE PLOT IS VACANT.

**SUJOY SAHA**  
NAME OF OWNER

**PROPOSED PLAN OF G+III STORIED RESIDENTIAL BUILDING U/S 393A OF K.M.C. ACT - 1980 AND COMPLYING THE BUILDING RULES 2009 AT PREMISES NO. - 68A/154/B, RAJA SUBODH CHANDRA MULLICK ROAD, UNDER THE K.M.C. WARD NO.- 99, BOROUGH NO.- X, C.S. DAG NO.- 562(P), 567(P), J.L. NO.- 33, E.P. NO.- 969, MOUZA- ROYAPUR, P.S.- JADAVPUR, KOLKATA- 700092.**

DRAWN BY:- A. DAS

B.P. NO :- 2024100051      DATED :- 30/05/2024      VALID UPTO:- 29/05/2029

NOT APPLICABLE  
EXECUTIVE ENGINEER (C)/BLDG./K.M.C./100

ASSISTANT ENGINEER (C)/BLDG./K.M.C./100