

ALL DIMENSIONS ARE IN MILLIMETERS  
SCALE = 1:100, 1:200, 1:50, 1:600 & 1:4000  
N.B. MATERIALS AND CONSTRUCTION AS PER I.S. CODE

MAIN CHARACTERISTICS OF THE PROPOSAL

- PART - A**  
1. ASSESSEE NO - 21096050064  
2. NAME OF THE OWNER :- APARNA SUR CHOWDHURY, KAJAL PAL  
3. NAME OF THE APPLICANT :- M/S PARASH REPRESENTED BY SRI PALASH BHOWMICK, SRI SUBIR CHOWDHURY, SRI SUJIT TALUKDAR  
4. DETAILS OF REGISTERED DEED :-  
i) BOOK NO - I, (ii) VOLUME NO - 44, (iii) PAGE FROM - 271 TO 276  
iv) BEING NO. - 2543 FOR THE YEAR - 2015  
v) REG. AT - D.S.R.-I SOUTH 24 PARGANAS (v) DATE - 28/10/2015.  
5) DETAILS OF REGISTERED DEED :-  
i) BOOK NO - I, (ii) VOLUME NO - 44, (iii) PAGE FROM - 271 TO 276  
iv) BEING NO. - 2543 FOR THE YEAR - 2015  
v) REG. AT - S.R. ALIPUR (vi) DATE - 23/06/1950  
6) DETAILS OF REGISTERED DEED :-  
i) BOOK NO - I, (ii) VOLUME NO - 1601-2015, (iii) PAGE FORM - 59122 TO 59149  
iv) BEING NO. - 160104191 FOR THE YEAR - 2015  
v) REG. AT - D.S.R.-I SOUTH 24 PARGANAS (v) DATE - 28/10/2015.  
7) DETAILS OF REGISTERED DEED :-  
i) BOOK NO - I, (ii) VOLUME NO - 1601-2017, (iii) PAGE FORM - 6188 TO 6214  
iv) BEING NO. - 160100210 FOR THE YEAR - 2017  
v) REG. AT - D.S.R.-I SOUTH 24-PARGANAS (v) DATE - 31/01/2017  
8) DETAILS OF REGISTERED DEED OF AMALGAMATION :-  
i) BOOK NO - I, (ii) VOLUME NO - 1603-2022, (iii) PAGE FORM - 371806 TO 371853  
iv) BEING NO. - 160310065 FOR THE YEAR - 2022  
v) REG. AT - D.S.R.-III SOUTH 24-PARGANAS (v) DATE - 08/07/2022  
9) DETAILS OF REGISTERED BOUNDARY DECLARATION :-  
i) BOOK NO - I, (ii) VOLUME NO - 1603-2023, (iii) PAGE FORM - 60116 TO 60133  
iv) BEING NO. - 160301702 FOR THE YEAR - 2023  
v) REG. AT - D.S.R.-III SOUTH 24-PARGANAS (v) DATE - 02/01/2023  
MUTATION CASE NO. - 0/096/111-JAN-16/27247

**6) PROPOSED AREA :-**

FLOOR	TOTAL FL. AREA (Sq. M)	AREA OF LIFT WELL (Sq. M)	ACTUAL TOTAL FLOOR AREA (Sq. M)	TOTAL EXMP. AREA (Sq. M)	NET FL. AREA (Sq. M)
GROUND	192.886	-----	192.886	13.365	176.787
FIRST	209.847	2.470	207.377	13.365	2.734
SECOND	209.847	2.470	207.377	13.365	2.734
THIRD	209.847	2.470	207.377	13.365	2.734
TOTAL	822.427	7.410	815.017	53.460	10.936

**7) PARKING CALCULATION**

TENEMENT MKD	TENEMENT SIZE	COMMON AREA (Sq.m)	ACTUAL TENEMENT AREA INCLUDING PROP. COMMON AREA	NO. TENEMENT	REQ. CAR PARKING	PRO. CAR PARKING
(A)	76.130 Sqm	12.281	88.411 Sqm.	2 NOS	2 NOS	
(B)	59.128 Sqm	9.539	68.667 Sqm.	2 NOS	2 NOS	
(C)	53.859 Sqm	8.689	62.548 Sqm.	2 NOS	2 NOS	
(D)	41.571 Sqm	6.706	48.277 Sqm.	1 NO	2 NOS	5 NOS
(E)	40.753 Sqm	6.574	47.327 Sqm.	1 NO	2 NOS	
(F)	42.198 Sqm	6.807	49.005 Sqm.	1 NO	2 NOS	
(G)	62.899 Sqm	10.147	73.046 Sqm.	1 NO	2 NOS	

- B) NOS. OF PARKING PROVIDED** i) COVERED - 5 NOS. & OPEN - NIL  
**C) PERMISSIBLE AREA FOR PARKING** a) GROUND FLOOR = 50 Sqm  
 b) PERMISSIBLE F.A.R. = 1.75  
 c) PROPOSED F.A.R. = (750.621-50) / 401.232 = 1.746-1.75  
 d) STATEMENT OF OTHER AREAS FOR FEES :-

GROUND FLOOR	LOFT	CUPBOARD	LEDGE / TEND
FIRST FLOOR	3.522 Sqm	3.375 Sqm	NIL
SECOND FLOOR	3.163 Sqm	2.813 Sqm	NIL
THIRD FLOOR	3.522 Sqm	3.375 Sqm	NIL
TOTAL	10.207 Sqm	9.563 Sqm	NIL

- 11) COMMON AREA**  
 i) AT GROUND FLOOR = 34.779 Sqm  
 ii) AT 1ST & 3RD FLOOR = (20.729 - 2.47) Sqm X 2 = 36.518  
 iii) AT 2ND FLOOR = (22.425 - 2.47) Sqm = 19.955 Sqm  
 12) STAIR HEAD ROOM AREA = 16.880 Sqm  
 13) LIFT MACHINE ROOM AREA = 12.80 Sqm  
 14) STAIR FOR LIFT MACHINE ROOM = 3.413 Sqm  
 15) ROOF TOILET AREA (IF ANY) = NIL  
 16) AREA OF OVER HEAD WATER TANK = 7.04 Sqm  
 17) RELAXATION OF AUTHORITY (IF ANY) = NIL  
 18) ADDITIONAL AREA FOR FEES = (16.880+12.80+3.413+10.207+9.563) Sqm = 52.863 Sqm  
 19) TOTAL AREA FOR FEES = (615.017+52.863) Sqm = 667.880 Sqm  
 20) TREE COVER AREA = PERMISSIBLE = 2.17 % = 8.706 Sqm  
 PROPOSED = 9.562 Sqm = 2.38%  
 21) HEIGHT OF THE BUILDING = 12.350 mt  
 22) EXISTING GROUND FLOOR AREA = 104.568 Sqm  
 23) EXISTING FIRST FLOOR AREA = 104.568 Sqm  
 24) EXISTING SECOND FLOOR AREA = 52.284 Sqm

- PART - B**  
 1) (a) AREA OF PLOT OF LAND:- 401.338 Sqm (06 K. 0 CH. 0 Sf)  
 (AS PER DEED & ASSESSMENT BOOK COPY)  
 (b) AREA OF PLOT OF LAND:- 401.232 Sqm (05K-15CH-44Sf)  
 (AS PER BOUNDARY DECLARATION)  
 4) PERMISSIBLE GROUND COVERAGE - 213.816 Sqm (53.29%)  
 5) PROPOSED GROUND COVERAGE - 209.847 Sqm (52.3%)

**SCHEDULE OF DOORS & WINDOWS**

DOORS	WINDOWS
D - 1050 X 2100	W1 - 1500 X 1200
D1 - 950 X 2100	W2 - 1200 X 1200
D2 - 750 X 2100	W3 - 900 X 1200
D3 - 850 X 2100	W4 - 600 X 600

- SPECIFICATION**  
 1. 75mm THICK BRICK FLAT SOLING IN FOUNDATION AND FLOOR WILL BE 1st CLASS JHAMA BRICK.  
 2. 150mm THICK P. C. C. IN FOUNDATION AND FLOOR WILL BE (1:0.3) CEMENT SAND AND 30mm DOWN JHAMA KOHA.  
 3. 25mm D. P. C. WILL BE WITH (1:1.2) CEMENT SAND AND QUARTER CHIPS WITH PROPER WATER PROOFING COMPOUND.  
 4. 200 mm THICK LOAD BEARING WALL WILL BE 1st CLASS BRICK WITH (1:6) CEMENT SAND MORTAR.  
 5. 125mm & 75mm THICK PARTITION WALL WILL BE 1st CLASS BRICK WITH (1:4) CEMENT SAND MORTAR.  
 6. ALL R. C. C. WORK WILL BE (1:2:4) CEMENT SAND & 20mm DOWN STONE CHIPS.  
 7. GRADE OF CONCRETE - M20  
 8. GRADE OF STEEL - Fe-415

**STRUCTURAL DECLARATION:**  
 I CERTIFIED THAT THE STRUCTURAL DESIGN AND DRAWING BOTH FOUNDATION AND SUPERSTRUCTURE OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOAD INCLUDING THE SEISMIC LOAD AS PER NATIONAL BUILDING CODE OF INDIA AND I CERTIFIED THAT IT IS SAFE AND STABLE IN ALL RESPECT. THE BEARING CAPACITY OF SOIL HAS BEEN CONSIDERED DURING DESIGN CALCULATION AND PER SOIL TEST REPORT MADE BY RMC CONSULTANT AT 1 ST. FLOOR -02, SHREE RAM APARTMENT, HOWRAH, KOLKATA - 711109. SIGNED BY BHASKARJYOTI ROY OF G.T. II/4 (K.M.C.)

**GEO-TECHNICAL DECLARATION**  
 UNDERSIGNED HAS INSPECTED THE SITE CARRIED OUT THE SOIL INVESTIGATION THEREIN. IT IS CERTIFIED THAT 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.

SRI SAKTI BRATA BHATTACHARYYA  
 E.S.E. NO. - 116, CLASS - I  
 NAME OF THE STRUCTURAL ENGINEER

BHASKARJYOTI ROY  
 EMPANELMENT NO. - G.T.III/4(K.M.C.)  
 NAME OF THE GEO-TECHNICAL ENGINEER

**DECLARATION OF L.B.S.:**  
 I CERTIFIED ON THE PLAN ITSELF WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS BEEN DRAWN UP AS PER PROVISION OF K. M. C. ACT 1980 AND K.M.C. BUILDING RULE 2009 AS AMENDED FROM TIME TO TIME INCLUDING THE ABUTTING 4.50 MT WIDE ROAD IN FRONT (NORTHERN SIDE) OF THE PREMISES CONFIRM WITH THE PLAN AND IT IS BULLABLE SITE AND NOT A TANK OR FILLED UP LAND. THERE IS AN EXISTING THREE STORED BLDG. FULLY OCCUPIED BY THE OWNER WHICH IS SHOWN IN THE PLAN BY HATCH AND IT WILL BE DEMOLISHED BEFORE COMMENCEMENT OF WORK. THE PLOT IS DEMARCATED BY BOUNDARY WALL. THERE IS NO TENANT

**DECLARATION OF OWNER'S / APPLICANT'S**  
 WE DO HEREBY DECLARE WITH FULL RESPONSIBILITY THAT WE SHALL ENGAGE THE L.B.S. & E.S.E. DURING CONSTRUCTION. CONSTRUCTION OF THE BUILDING (AS PER B.S. PLAN) K.M.C. AUTHORITY WILL NOT BE RESPONSIBLE FOR THE STRUCTURAL STABILITY OF THE BUILDING & ADJOINING STRUCTURE 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 UNDER TAKEN UNDER THE GUIDANCE OF L.B.S. AND E.S.E. BEFORE STARTING OF THE BUILDING FOUNDATION. THERE IS AN EXISTING THREE STORED BLDG. WHICH WILL BE DEMOLISHED BEFORE COMMENCEMENT OF WORK. THE EXISTING THREE STORED BLDG. IS FULLY OCCUPIED BY THE OWNERS AND THERE IS NO TENANT. DURING DEPARTMENTAL INSPECTION WE IDENTIFIED THE PLOT.

**BUILDING PERMIT NO - 2023100073**  
 VALID FOR 5 YEARS FROM DATE OF SANCTION.

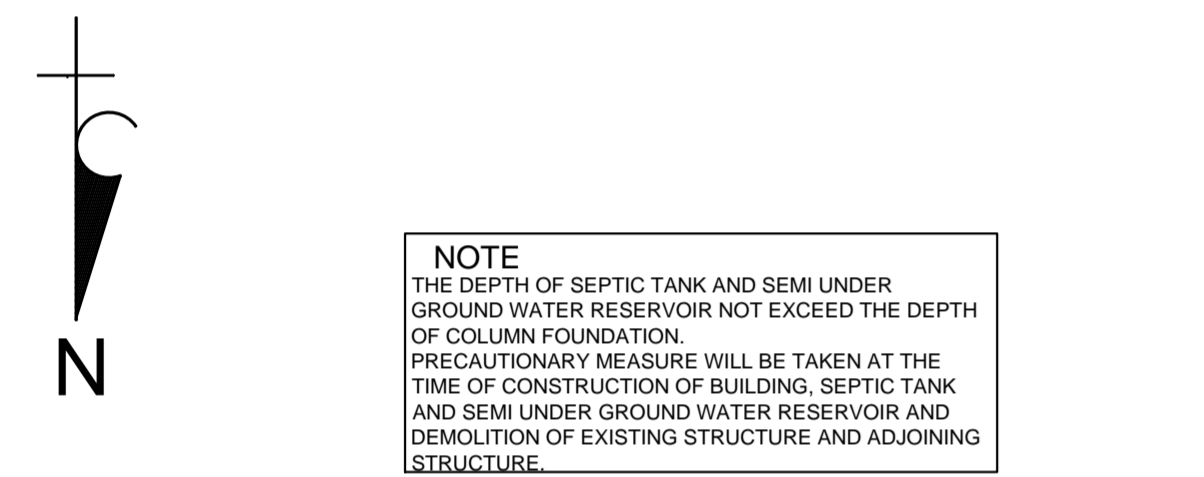
**DATE :- 18-JUL-2023**

SIGNATURE OF ASST. ENGINEER / BR.-X/ K.M.C.

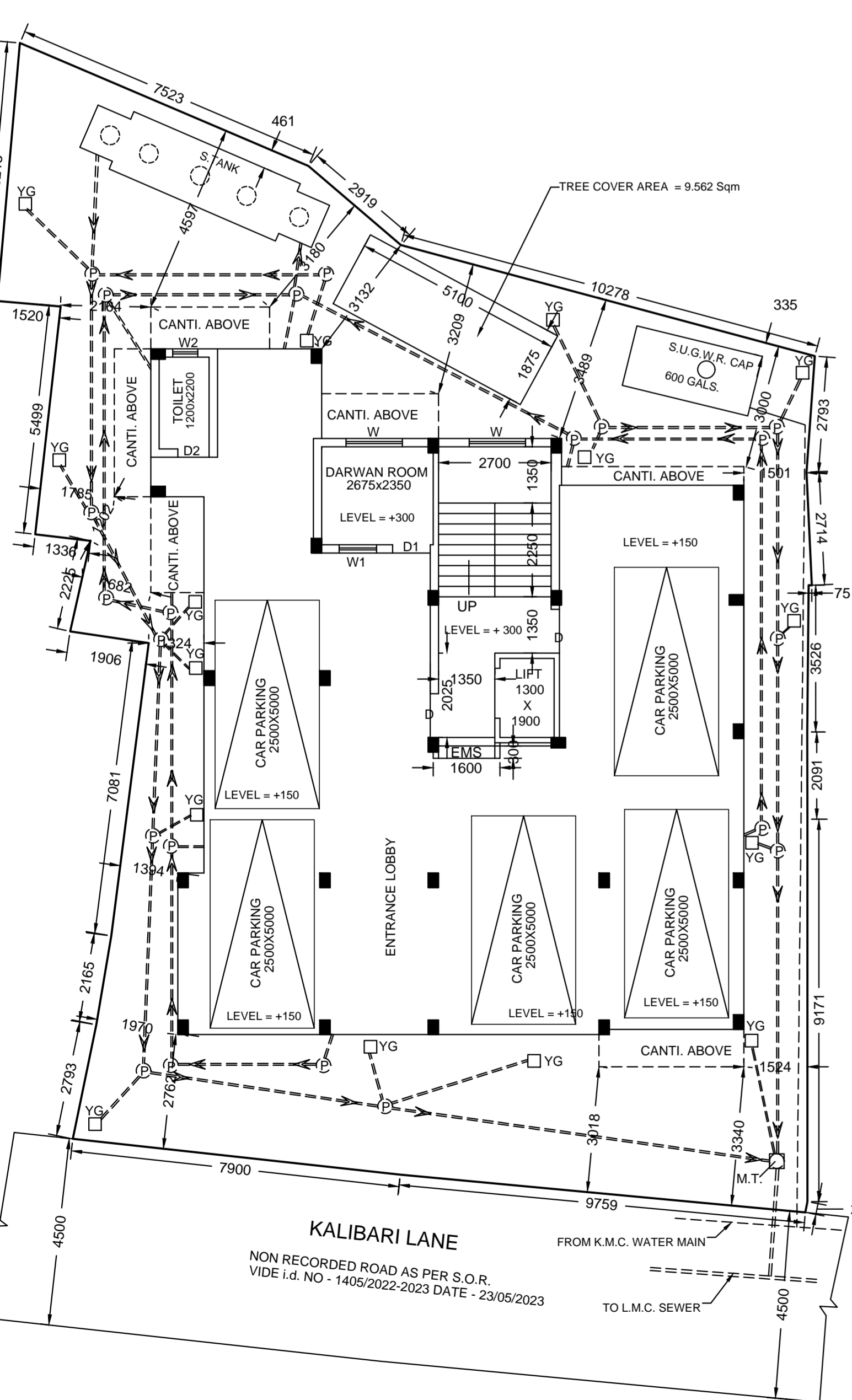
SIGNATURE OF EX. ENGINEER / BR.-X/ K.M.C.



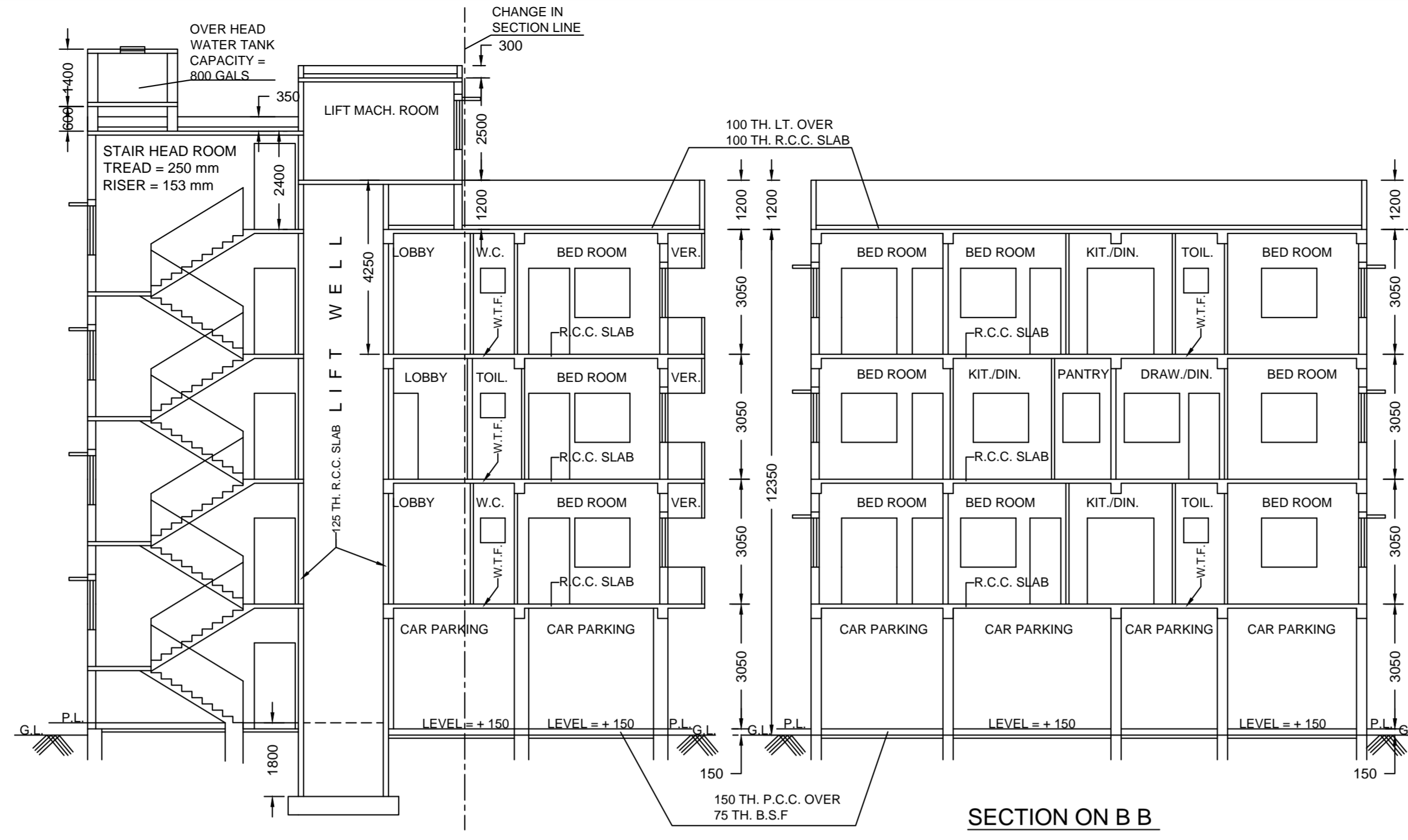
FRONT ELEVATION  
SCALE - 1:100



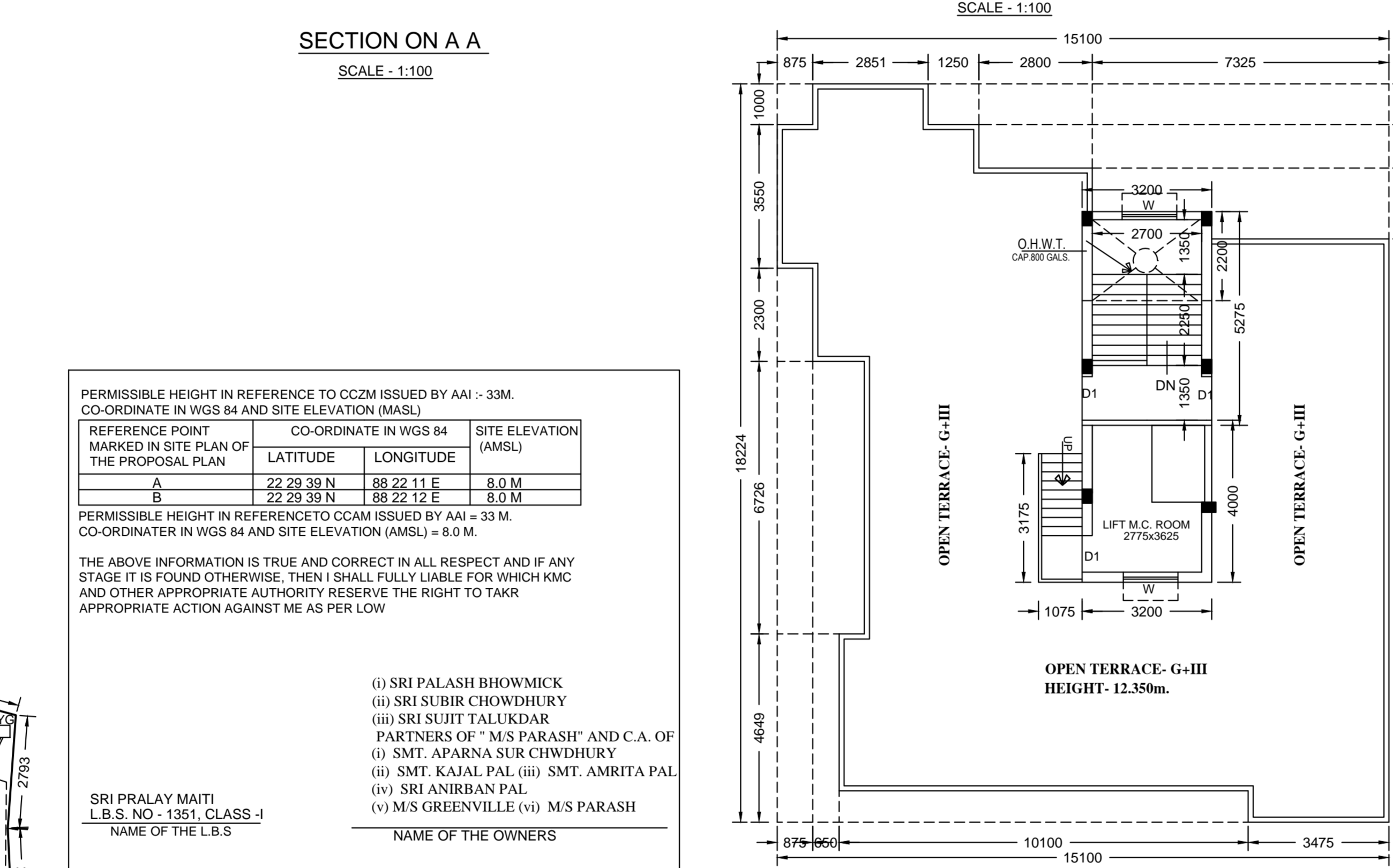
SECTION ON A A  
SCALE - 1:100



PROPOSED GROUND FLOOR PLAN  
SCALE - 1:100



SECTION ON B B  
SCALE - 1:100



ROOF PLAN  
SCALE - 1:100

PERMISSIBLE HEIGHT IN REFERENCE TO CCZM ISSUED BY AAI :- 33M.  
 CO-ORDINATE IN WGS 84 AND SITE ELEVATION (MASL)

REFERENCE POINT MARKED IN SITE PLAN OF THE PROPOSAL PLAN	CO-ORDINATE IN WGS 84	SITE ELEVATION (AMSL)
A	22 29 39 N 88 22 11 E	8.0 M
B	22 29 39 N 88 22 12 E	8.0 M

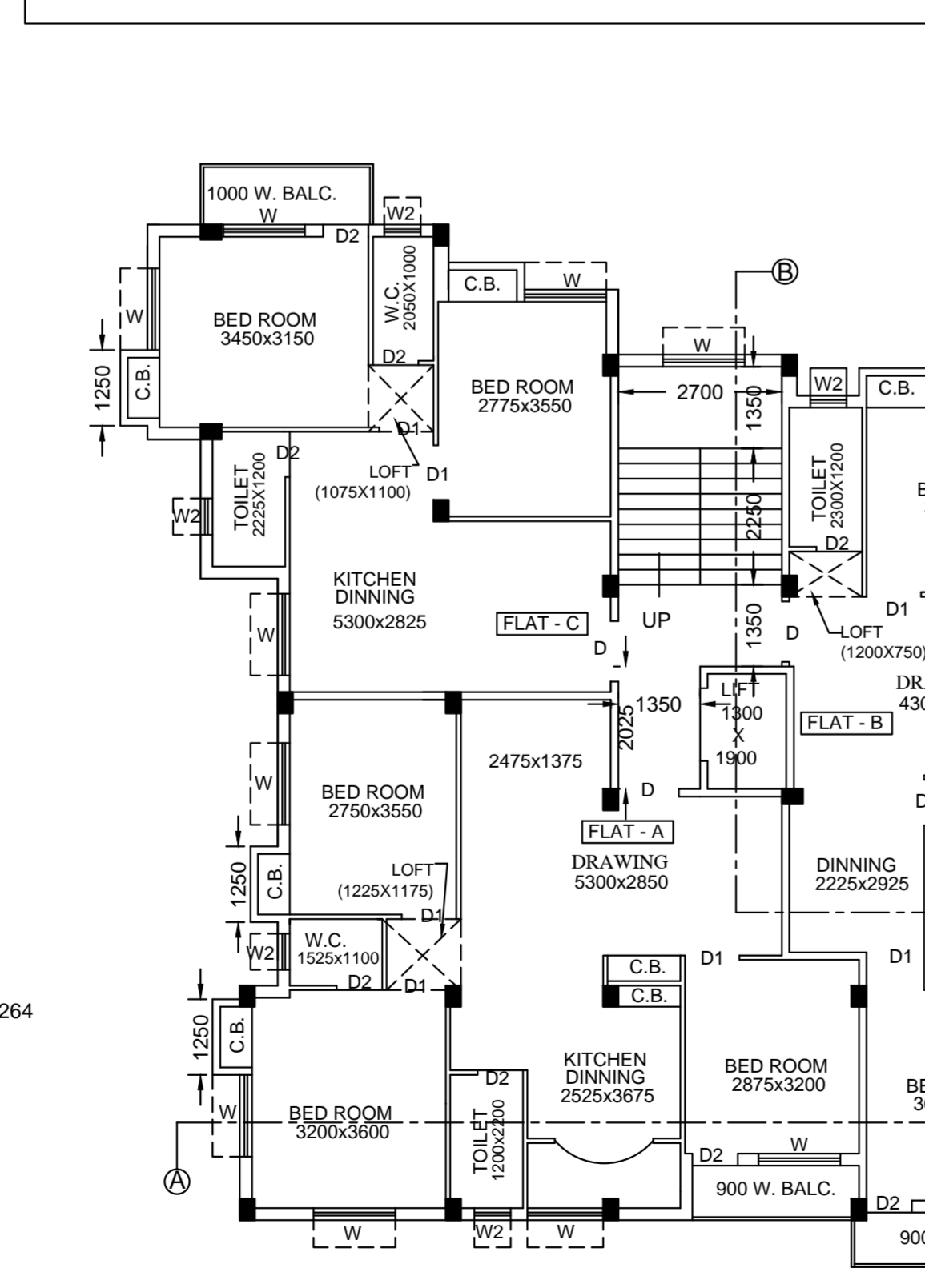
PERMISSIBLE HEIGHT IN REFERENCE TO CCAM ISSUED BY AAI = 33 M.  
 CO-ORDINATE IN WGS 84 AND SITE ELEVATION (AMSL) = 8.0 M.

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

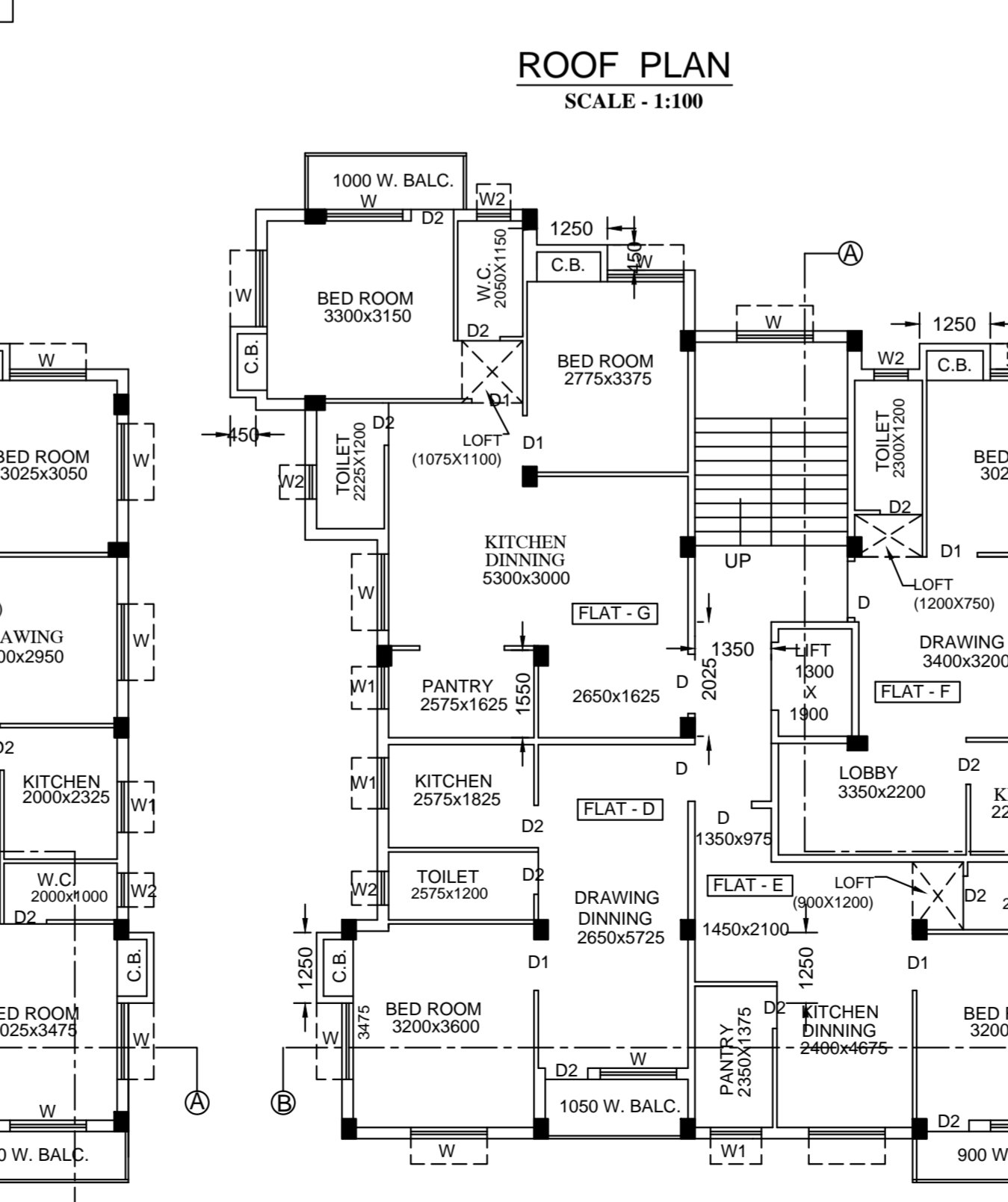
(i) SRI PALASH BHOWMICK  
 (ii) SRI SUBIR CHOWDHURY  
 (iii) SRI SUJIT TALUKDAR  
 PARTNERS OF "M/S PARASH" AND C.A. OF  
 (i) SMT. APARNA SUR CHOWDHURY  
 (ii) SMT. KAJAL PAL (iii) SMT. AMRITA PAL  
 (iv) SRI ANIRBAN PAL  
 (v) M/S GREENVILLE (vi) M/S PARASH

NAME OF THE OWNERS

SRI PRALAY MAITI  
 L.B.S. NO. - 1351, CLASS - I  
 NAME OF THE L.B.S.



PROPOSED (TYP.) 1ST, 3RD. FLOOR PLAN  
SCALE - 1:100



PROPOSED 2ND.FLOOR PLAN  
SCALE - 1:100