

FRONT ELEVATION

SCHEDULE OF DOOR

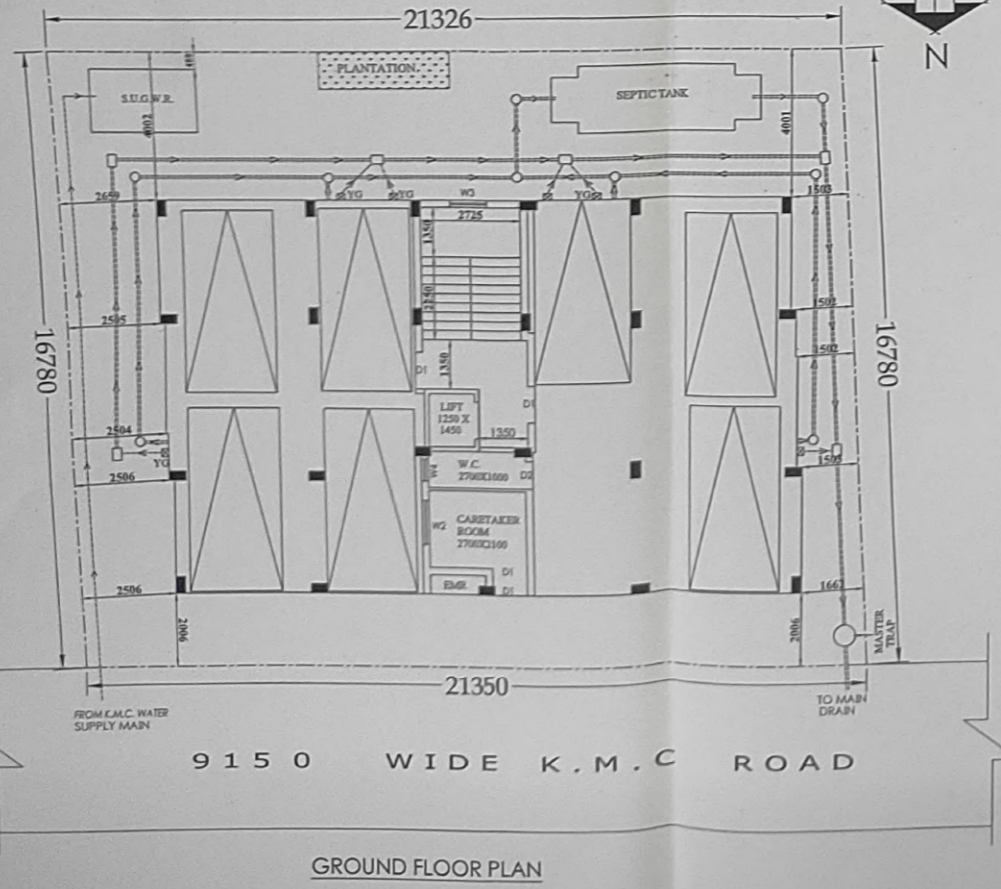
MKD.	SIZE	LINTEL HEIGHT	REMARKS
D	1050X2125	2125	40mm. 1st. FACTORY MADE HOT PRESSED PHENOL FORMALDEHYDE BONDED SOLID COMMERCIAL FLUSH DOOR SHUTTERS FITTED IN 65 X100 SAL WOOD DOOR FRAMES WITH NECESSARY FITTINGS AND FIXTURES AS DIRECTED.
D1	900X2125	2125	
D2	750X2125	2125	

SCHEDULE OF WINDOW

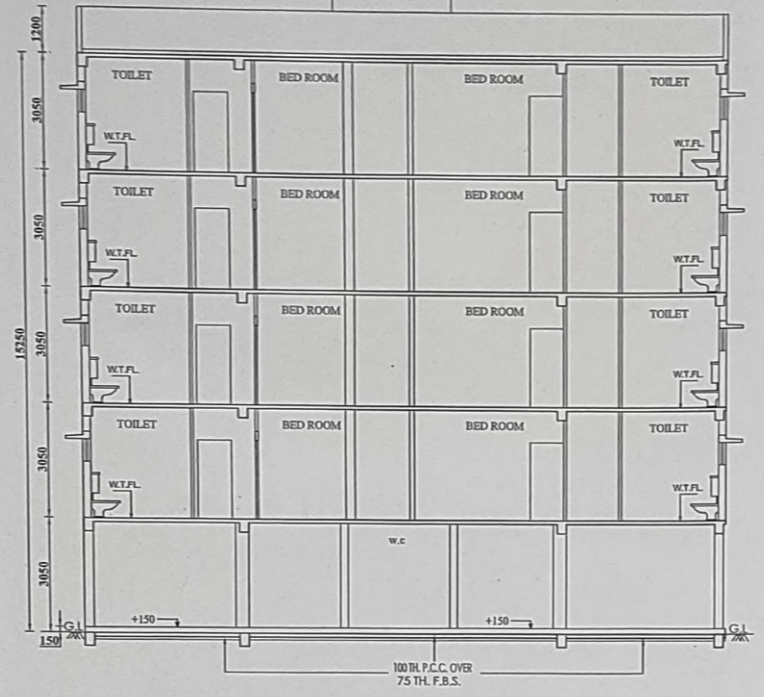
MKD.	SIZE	LINTEL HEIGHT	REMARKS
W1	1800 X 1350	2125	MILD STEEL CASEMENT WINDOW WITH EXTENDED NON FRICTION HOPE'S TYPE HINGES & 3mm. SHEET GLASS GLAZING TOGETHER WITH INTEGRATED GRILL MADE OF 10mm X10mm. M.S. SQUARE BAR OR 5mm X 18mm. M.S. FLAT WITH FITTINGS & FIXTURES AS DIRECTED.
W2	1500 X 1350	2125	
W3	1000X1350	2125	
W4	600 X 925	2125	

SPECIFICATION

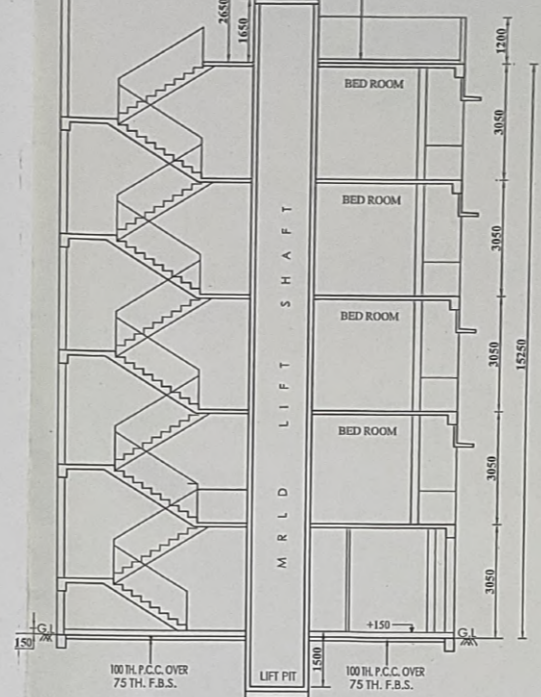
- STRUCTURAL CEMENT CONCRETE M-20 GRADE WITH 19mm DOWN STONECHIPS UNLESS OTHERWISE MENTIONED.
- GRADE OF REINFORCEMENTS Fe - 415
- 200mm FIRST CLASS BRICKWORK AT EXTERNAL WALLS WITH 1:4 CEMENT SAND MORTAR UNLESS OTHERWISE MENTIONED.
- 7.5TH FIRST CLASS BRICKWORK AT INTERNAL WALLS WITH 1:4 CEMENT SAND MORTAR UNLESS OTHERWISE MENTIONED.
- 125TH (AVG) LIME TERRACING (2:27) ON ROOF LAID TO SLOPE
- ALL DIMENSION ARE IN mm. UNLESS OTHERWISE MENTIONED.
- 35TH D.P.C. WITH CEMENT CONCRETE (1:1.5:3) WITH 6mm DOWN STONECHIPS WITH WATER PROOFING COMPOUND
- 17TH CEMENT PLASTER (1:4:10) EXTERNAL WALLS
- 12TH CEMENT PLASTER (1:4:10) INTERNAL WALLS
- 10TH 17TH CEMENT PLASTER (1:4:10) BEAM CEILING ETC.
11. MARBLE FINISH IN ALL FLOORS.
12. SANITARY & PLUMBING FITTINGS TO BE USED AS PER DIRECTION.
13. WRITTEN DIMENSIONS ARE TO BE FOLLOWED.
14. 300mm CHALLA PROJECTION.
15. DEPTH OF SEPTIC TANK AND S.U.G. WATER RESERVOIR DOES NOT EXCEED THE DEPTH OF BUILDING FOUNDATION



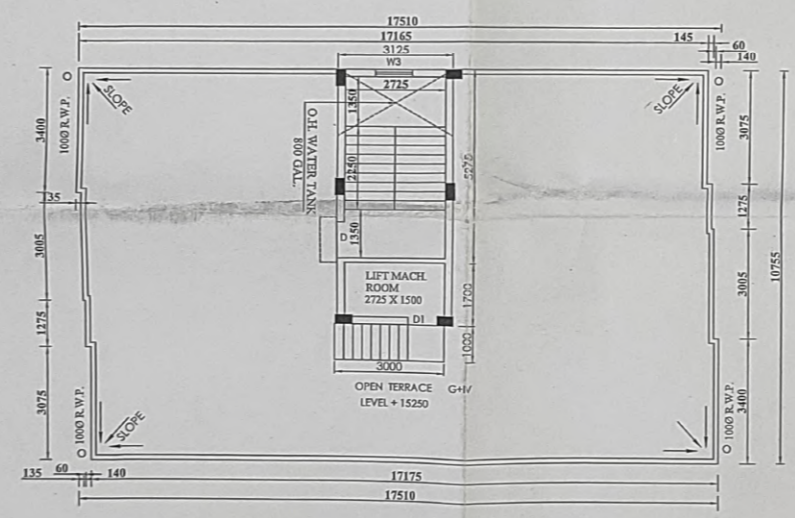
GROUND FLOOR PLAN



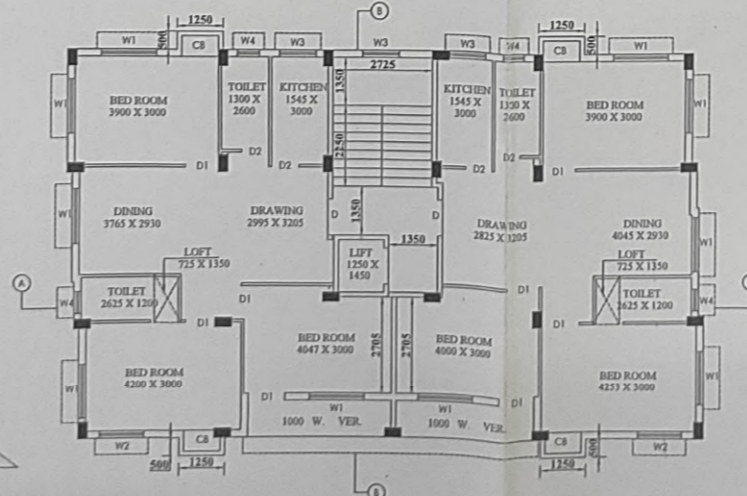
SECTION A-A



SECTION B-B



ROOF PLAN



TYPICAL FLOOR PLAN (1st., 2nd., 3rd. & 4th.)

AREA STATEMENT OF THE PLAN PROPOSAL

PART - A.

- ASSEESSEE NO. - 31 - 109 - 08 - 7118 - 7.
- NAME OF THE OWNER/S :-
1) SRI KUMUD CHANDRA KAR &
2) SRI DEBES KUMAR MISRA
- NAME OF POWER OF ATTORNEY -
ASHIRBAD REALTY PRIVATE LIMITED,
DIRECTOR NAME : SRI PROOIP KUMAR DAS
C.A. OF SRI KUMUD CHANDRA KAR & SRI DEBES KUMAR MISRA
- DETAILS OF REGISTERED DEED -
D.S.R. - IV, SOUTH 24 PARGANAS, BOOK NO. - 1,
VOLUME - 1604 - 2020, PAGES - 202928 TO 202944,
BEING NO. - 160405536, DATED- 23/12/2020.
- DETAILS OF POWER OF ATTORNEY -
D.S.R. - IV, SOUTH 24 PARGANAS, BOOK NO. - 1,
VOLUME - 1604 - 2021, PAGES - 164790 TO 164836,
BEING NO. - 160404104, DATED- 07/07/2021.
- DETAILS OF BOUNDARY DECLARATION -
D.S.R. - IV, SOUTH 24 PARGANAS, BOOK NO. - 1,
VOLUME - 1604 - 2021, PAGES - 164671 TO 164687,
BEING NO. - 160404101, DATED- 07/07/2021.
- KMC MUTATION - O / 109 / 16-APR-21/37786, DATED - 16/04/2021.
- BILRO PARCHA (BASTU) - IN THE NAME OF KUMUD CH. KAR & DEBES KR. MISRA, ISSUED BY REVENUE OFFICER, BILRO, KOLKATA, SOUTH 24 PGS, DATED - 16-08-2021.

PART - B.

- AREA OF LAND, AS PER ASSESSMENT BOOK COPY = 357.673 SQM.
- AREA OF BOUNDARY DECLARATION = 357.670 SQM.
- AREA OF STPP OF LAWS = NIL
- AREA OF SPLATED CORNER = NIL
- PREM. GROUND COVERAGE = 195.803 Sqm (54.744 %)
- PROPOSED GROUND COVERAGE = 184.899 SQM (51.895 %)

S. PROPOSED AREA:

	GROSS FL. AREA	STAIR + STAIR WAY	STAIR WELL	LIFT WELL	LIFT LOBBY	NET FLOOR AREA
GROUND FLOOR	184.899 Sqm	13.489 Sqm	---	---	2.126 Sqm	167.284 Sqm
1st. FLOOR	184.899 Sqm	13.489 Sqm	---	1.813 Sqm	2.126 Sqm	167.471 Sqm
2nd FLOOR	184.899 Sqm	13.489 Sqm	---	1.813 Sqm	2.126 Sqm	167.471 Sqm
3rd FLOOR	184.899 Sqm	13.489 Sqm	---	1.813 Sqm	2.126 Sqm	167.471 Sqm
4th FLOOR	184.899 Sqm	13.489 Sqm	---	1.813 Sqm	2.126 Sqm	167.471 Sqm
TOTAL	924.495 Sqm	67.445 Sqm	---	7.252 Sqm	10.630 Sqm	839.168 Sqm

6. PARKING CALCULATION.

NET TENEMENT AREA	PROPORTIONATE COMM. AREA	GROSS TENEMENT AREA	TENEMENT NO.	REQUIRED PARKING.
83.083 Sqm.	12.570 Sqm.	95.653 Sqm.	4 NOS.	
83.261 Sqm.	12.596 Sqm.	95.857 Sqm.	4 NOS.	4 NOS.

- TOTAL REQUIRED CAR PARKING - 4 NOS.
- TOTAL PROVIDED CAR PARKING - 7 NOS.
- PERMISSIBLE AREA FOR PARKING - 100 SQM.
- PROVIDED AREA FOR PARKING - 151.206 SQM.
- PERMISSIBLE F.A.R - 2.25
- PROPOSED F.A.R - (839.168 - 100) / 357.670 = 2.067
- STAIR HEAD ROOM AREA - 16.484 SQ.M.
- OVER HEAD TANK AREA - 5.625 SQ.M.
- L.M.R. AREA - 5.313 SQ.M.
- L.M.R. STAIR AREA - 3.000 SQ.M.
- CURBOARD AREA - 10.000 SQ.M.
- LOFT AREA - 7.830 SQ.M.
- ADDITIONAL AREA FOR FEES - 42.627 SQ.M.
- TREE COVER AREA - 3.500 SQ.M.

CERTIFICATE OF GEO-TECHNICAL ENGINEER.
 UNDERSIGNED HAS INSPECTED THE SITE AND CARRIED OUT SOIL INVESTIGATION THEREON. 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 HEREIN IS SAFE & STABLE IN ALL RESPECT FROM GEO-TECHNICAL POINT OF VIEW.
 KALLOL KUMAR GHOSHAL (G.T.E.-14/II)
 NAME OF GEO-TECHNICAL

CERTIFICATE OF STRUCTURAL ENGINEER.
 I DO HEREBY CERTIFY WITH FULL RESPONSIBILITY THAT THE STRUCTURAL DESIGN & DRAWING OF BOTH FOUNDATION AND SUPER STRUCTURE OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING THE SEISMIC LOAD AS PER NATIONAL BUILDING CODE OF INDIA AND CERTIFY THAT IT IS SAFE AND STABLE IN ALL RESPECT. SOIL TESTING HAS BEEN DONE BY KALLOL KUMAR GHOSHAL OF M/S TECHNIO SOIL OF GORKHARA ARUNACHAL, SONARPUR, KOLKATA - 150. THE RECOMMENDATIONS OF SOIL TEST REPORT HAS BEEN CONSIDERED DURING STRUCTURAL CALCULATION.
 KALLOL KUMAR GHOSHAL (E.S.E.-NO-40/II)
 NAME OF STRUCTURAL ENGINEER.

CERTIFICATE OF L.B.S.
 I DO HEREBY CERTIFY WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS BEEN DRAWN UP AS PER PROVISIONS OF C.M.C. BUILDING RULES 2009, AS AMENDED FROM TIME TO TIME AND THAT THE SITE CONDITIONS INCLUDING THE WIDTH OF THE ABUTTING ROAD CONFORM WITH THE PLAN AND THAT IT IS A BUILDABLE SITE & NOT A KANT OR FILLED UP TANK. THE BOUNDARY OF THE SITE IS BOUNDED BY BOUNDARY WALLS ON ALL SIDES AND THAT THE DIMENSIONS OF THE BOUNDARY CONFORMS WITH THAT SHOWN IN THE DRAWING. THE SITE PLAN AND KEY PLAN CONFORM WITH THE DRAWING. THE PLOT IS BEYOND 500 M. FROM C/L OF E. M. BY-PASS.
 CHARACTER OF ROAD - BLACK TOP ROAD (NORTH SIDE) 9.150 M.
 PARTHA PRATHI CHOWDHURY (E.S.E.-NO-1196/II)
 NAME OF L.B.S.

B.P. NO. - 2021120388 DATED- 12-FEB-22
 VALID UPTO- 11-FEB-27

KAJAL ROY
 Digitally signed by KAJAL ROY
 Date: 2022.02.12 15:14:28 +05'30'
 DIGITAL SIGN. OF A.E.

SHIBA PRASAD JANA
 Digitally signed by SHIBA PRASAD JANA
 Date: 2022.02.12 15:18:35 +05'30'
 DIGITAL SIGN. OF E.E.

CERTIFICATE OF OWNERS.
 I HEREBY DECLARE WITH FULL RESPONSIBILITY THAT, I SHALL ENGAGE L.B.S & E.S.E DURING CONSTRUCTION. I SHALL FOLLOW THE INSTRUCTION OF L.B.S & E.S.E FOR STRUCTURAL STABILITY OF THE BUILDING & ADJOINING STRUCTURES. IF ANY SUBMITTED DOCUMENTS ARE FOUND TO BE FAKE, THE KMC 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 DURING DEPTT INSPECTION SITE WAS IDENTIFIED BY ME.
 ASHIRBAD REALTY PRIVATE LIMITED,
 DIRECTOR NAME : SRI PROOIP KUMAR DAS
 C.A. OF SRI KUMUD CHANDRA KAR & SRI DEBES KUMAR MISRA
 NAME OF OWNERS

PLAN OF PROPOSED G+IV STORIED RESIDENTIAL BUILDING UNDER SECTION 393A OF K.M.C. ACT. 1980 COMPLYING B/R 2009 AT PREMISES NO.- 3531, NAYABAD, WARD NO.- 109, BOROUGH NO.- XII, KOLKATA - 700099, MOUZA - NAYABAD, J.L. NO.- 25, R.S. DAG NO. - 191, R.S. KHATIAN NO.-131, P.S - PANCHASAYAR.