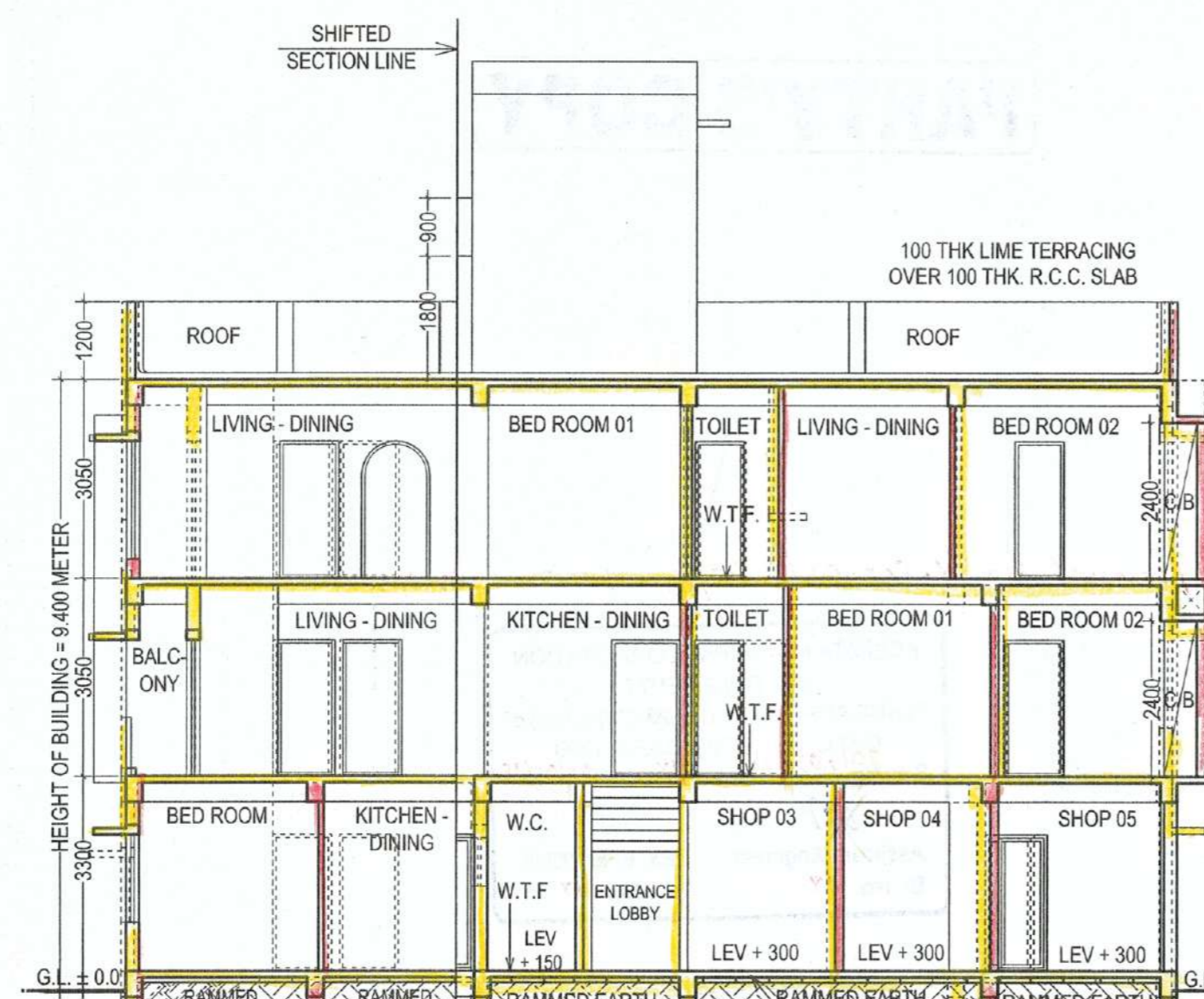
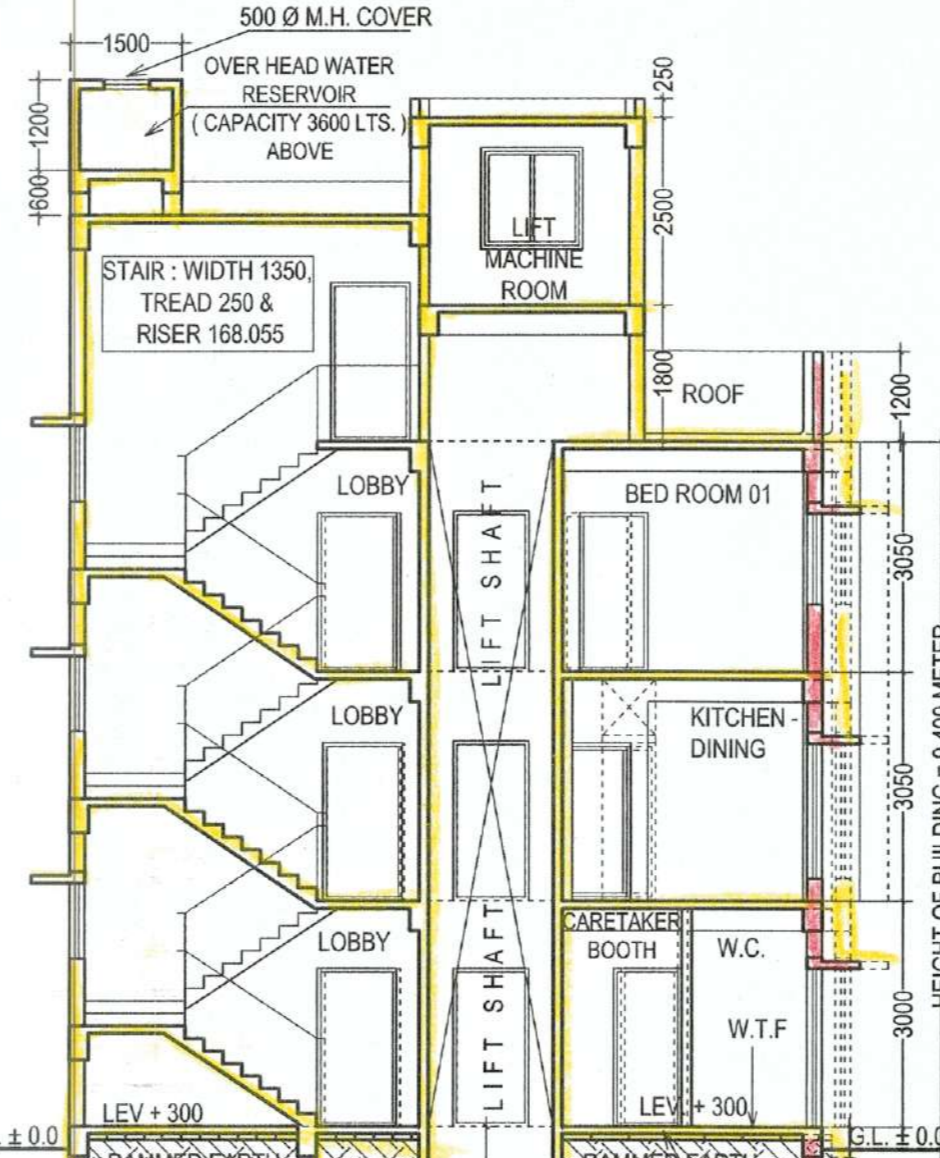




FRONT ELEVATION. SCALE: 1:100



SECTION THROUGH X' - X'. SCALE: 1:100

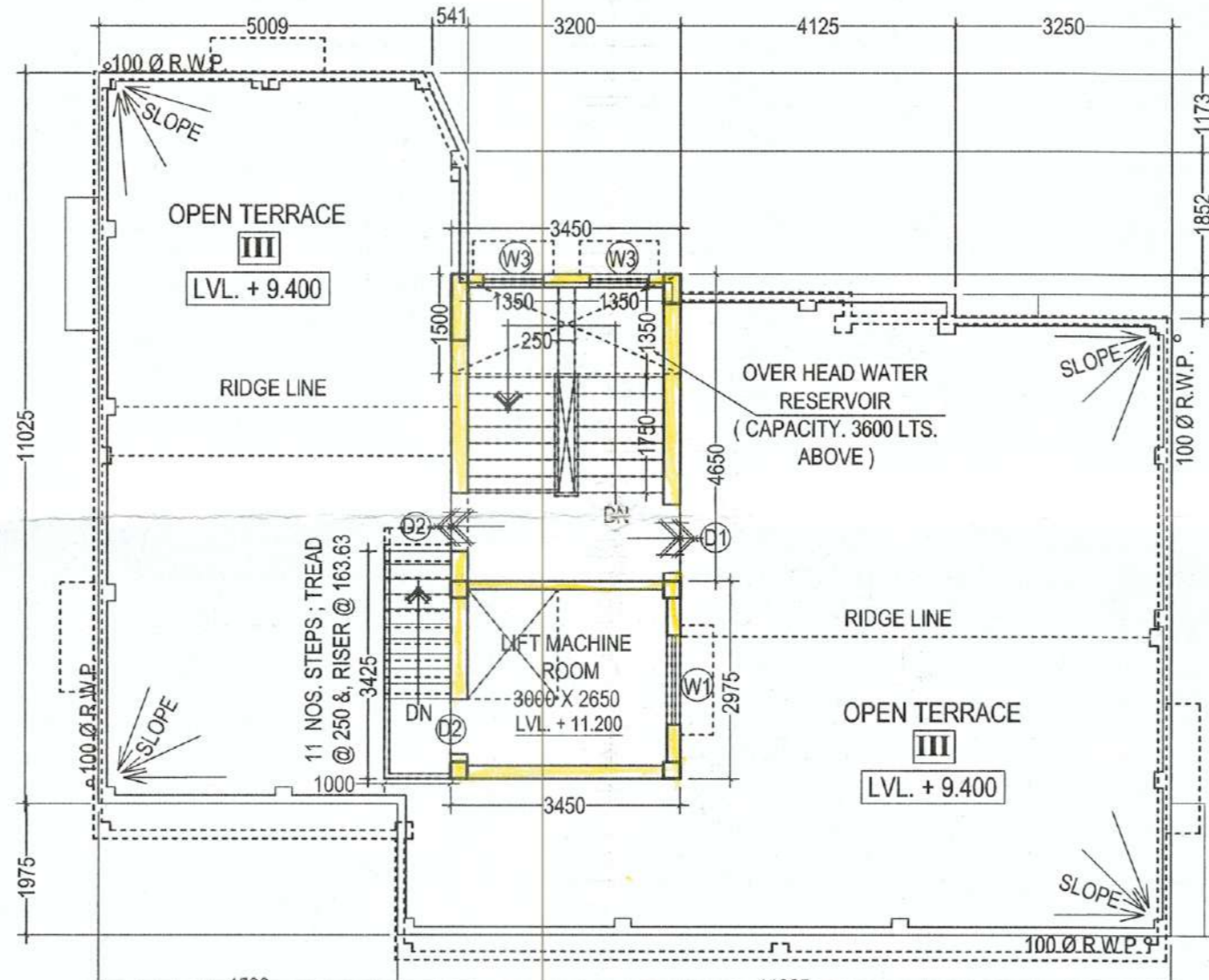
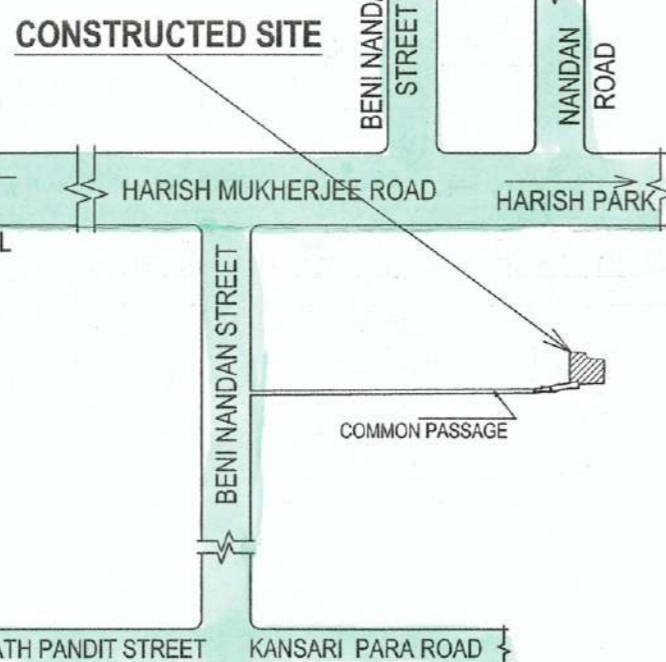
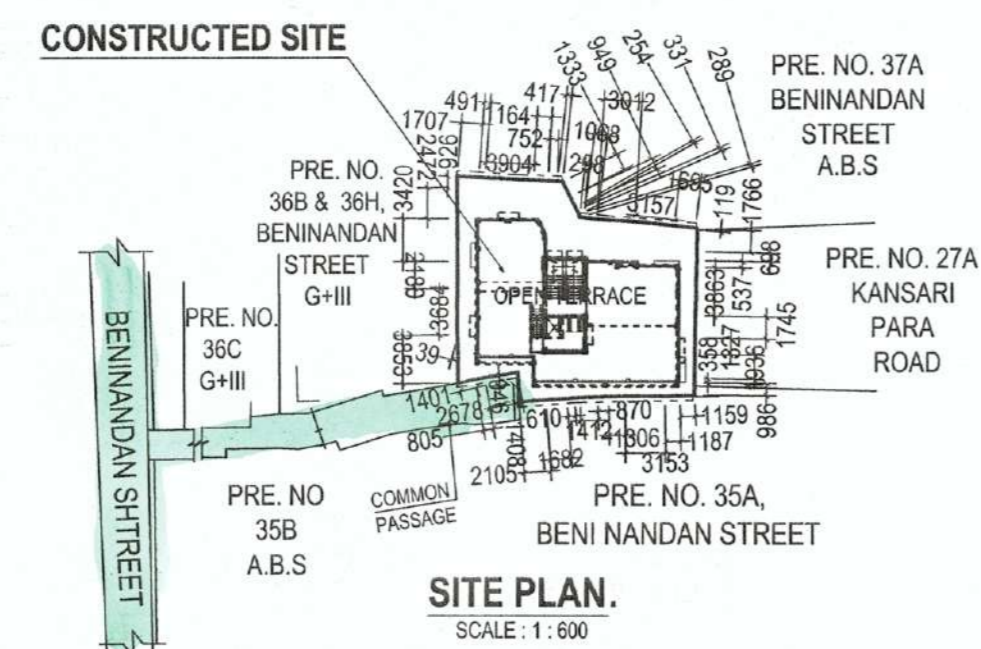


SECTION THROUGH Y - Y'. SCALE: 1:100

DOOR & WINDOW SCHEDULE :-

MARKED	TYPE	SILL HEIGHT FROM FLOOR	LINTEL HEIGHT FROM FL.	SIZE
D1	SOLID FLUSH	----	2100	1050 X 2100
D3	SOLID FLUSH	----	2100	900 X 2100
D2	SOLID FLUSH	----	2100	750 X 2100
DW	ROLLING SHUTTER	----	2100	2150 X 2100
W1	GLAZED	750	2100	1350 X 1350
W2	GLAZED	750	2100	1200 X 1350
W3	GLAZED	1100	2100	900 X 1000
W4	GLAZED	1350	2100	600 X 750

- SPECIFICATION OF CONSTRUCTION :-**
- 250 & 200 THK. 1ST CLASS CEMENT BRICK WORK FOR EXTERNAL WALL IN SUPER STRUCTURE IN 1:6
 - 125 & 75 THK. 1ST CLASS CEMENT BRICK WORK FOR INTERNAL WALL IN 1:4
 - LEAN CONCRETE: 1:1.5:3 WITH 19 MM DOWN GRADED STONE CHIP S (M-20)
 - R.C.C. 1:1.5:3 FOR ROOF SLAB, BEAM, LINTEL, CHAJJA ETC.
 - CEMENT SAND PLASTER 18 MM. ON OUTSIDE & 12 MM. ON INSIDE WALL IN 1:6 & CEILING & CHAJJA IN 1:4
 - D.P.C. SHALL BE 50MM. THICK IN 1:1/2:3 TONE WITH WATER PROOFING ADMIXTURE
 - 25 MM. THK. I.P.S. FLOORING WITH NEAT CEMENT FINISH AT TOP
 - 75 MM. THK. SINGLE BRICK FLAT SOLING ON FOUNDATION
 - " + 150 LVL." TO THE FINISHED GROUND FLOOR LVL.
 - TREAD WIDTH 250 EACH & RISER HEIGHT IS 150 EACH
 - FLOOR TO SLAB HEIGHT SHALL BE 3025 MM. & THICKNESS OF THE SLAB SHALL BE 100 MM. THEREFORE, CLEAR HEIGHT OF EACH FLOOR SHALL BE 2925 MM.
 - 125 THK. R.C.C. WALL FOR LIFT WELL



ROOF PLAN. SCALE: 1:100

- ASSESS NO.: 11-071-04-0048-9
- DETAIL OF REGISTERED DEED :- BOOK NO: 1, VOLUME NO. 39 PAGES 2828 TO 2844 BEING NO. 09886 FOR THE YEAR 19.12.2013 PLACE: A.D.S.R. ALIPORE
- DETAIL OF REGISTERED DEED :- BOOK NO: 1, VOLUME NO. 39 PAGES 2828 TO 2844 BEING NO. 09886 FOR THE YEAR 2013 PLACE: A.D.S.R. ALIPORE
- DETAIL OF REGISTERED POWER OF ATTORNEY :- BOOK NO: 1, VOLUME NO. 1605 TO 2020 PAGES 26667 TO 26707 BEING NO. 160500610 DATE: 13.02.2020 PLACE: A.D.S.R. ALIPORE
- DETAILS OF REGISTERED BOUNDARY DECLARATION :- BOOK NO. 1, VOL. NO. 1630-2022 PAGE NO. 165528 TO 165540 BEING NO. 163004586 DATE: 21.09.2022 REGD. AT D.S.R. - V SOUTH 24 - PGS.
- DETAILS OF REGISTERED UNDERTAKING FOR TENANTS :- BOOK NO. 1, VOL. NO. 1605-2017 PAGE NO. 63508 TO 63520 BEING NO. 160502432 DATE: 03.05.2017 REGD. AT A.D.S.R. ALIPORE
- DETAILS OF REGISTERED COMMON PASSAGE :- BOOK NO. 1, VOL. NO. 1605-2015 PAGE NO. 99438 TO 99448 BEING NO. 160507479 DATE: 30.10.2015 REGD. AT A.D.S.R. ALIPORE

ABSTRACT AREA STATEMENT :-
 AREA OF THE LAND: 05 K. - 00 CH. - 00 SQ.FT. i.e. 3600 SQ.FT. i.e. 334.448 SQ.M. [AS PER DEED]
 AREA OF THE LAND: 04 K. - 08 CH. - 30 SQ.FT. i.e. 3270 SQ.FT. i.e. 303.783 SQ.M. [AS PER SANCTION]
 AREA OF THE LAND: 04 K. - 05 CH. - 06.409 SQ.FT. i.e. 3111.409 SQ.FT. i.e. 289.057 SQ.M. [AS PER BOUNDARY DECLARATION]
 PERMISSIBLE F.A.R.: 1.750
 [EXISTING ACCESS: (12'-0") 3.600 METER WIDE COMMON PASSAGE]
 PERMISSIBLE TOTAL BUILT UP AREA: 505.682 SQ.M.
 PERMISSIBLE BUILDING HEIGHT: 10.000 METER
 PERMISSIBLE GROUND COVERAGE: 57.035 % i.e. 164.808 SQ.M.

SANCTIONED GROUND FLOOR BUILT UP AREA: 169.172 SQ.M.
SANCTIONED TYPICAL (1st & 2nd) FLOOR BUILT UP AREA: 168.913 SQ.M.
SANCTIONED TOTAL BUILT UP AREA: 169.172 + [2 X 168.913] = 506.998 SQ.M.
SANCTIONED BUILDING HEIGHT: 9.400 METER [THREE STORIED]
SANCTIONED GROUND COVERAGE: 56.481 % i.e. 171.580 SQ.M.
SANCTIONED F.A.R.: 1.516

CONSTRUCTED GROUND FLOOR BUILT UP AREA: 163.408 SQ.M.
CONSTRUCTED TYPICAL (1st & 2nd) FLOOR BUILT UP AREA: 162.416 SQ.M.
CONSTRUCTED TOTAL BUILT UP AREA: 163.408 + [2 X 162.416] = 488.240 SQ.M.
CONSTRUCTED BUILDING HEIGHT: 9.400 METER [THREE STORIED]
CAR PARKING PROVIDED: 02 (TWO) NOS.
CAR PARKING REQUIRED: 02 (TWO) NOS. AS THE ABATING ROAD WITH IS 3.50M
CONSTRUCTED EXEMPTED AREA: 46.545 SQ.M.
CONSTRUCTED GROUND COVERAGE: 57.129 % i.e. 165.081 SQ.M.
CONSTRUCTED F.A.R.: 1.528

1. PROPOSED AREA:

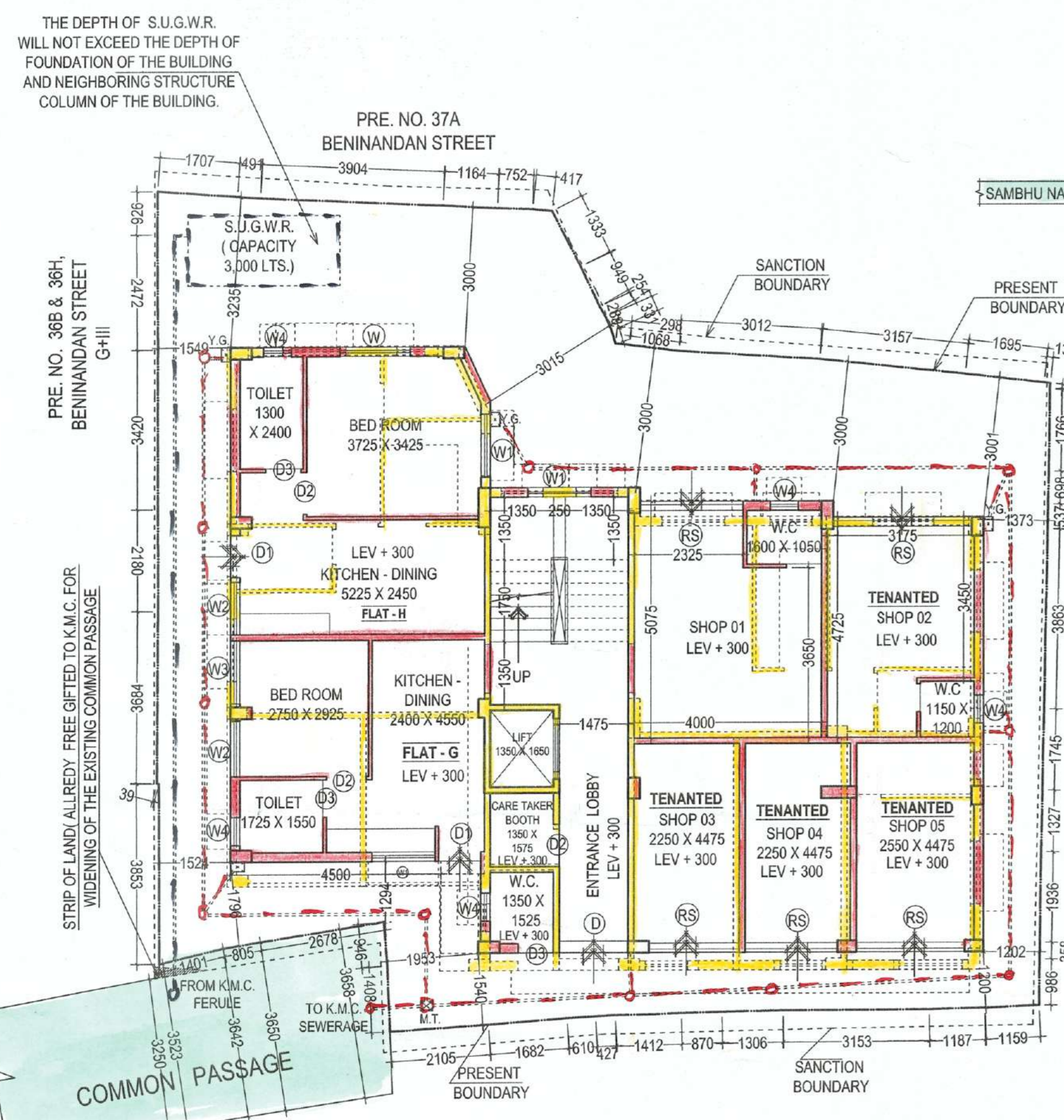
FLOOR	FLOOR AREA	STAIR WELL	LIFT WELL	GROSS FLOOR	STAIR WAY	LIFT LOBBY	NET COVER AREA
GROUND FL.	163.408 SQ.M.	---	---	163.408 SQ.M.	13.127 SQ.M.	2.802 SQ.M.	147.479 SQ.M.
1ST FLOOR	165.081 SQ.M.	0.438 SQ.M.	2.227 SQ.M.	162.416 SQ.M.	12.690 SQ.M.	2.618 SQ.M.	147.108 SQ.M.
2ND FLOOR	165.081 SQ.M.	0.438 SQ.M.	2.227 SQ.M.	162.416 SQ.M.	12.690 SQ.M.	2.618 SQ.M.	147.108 SQ.M.
TOTAL	493.570 SQ.M.	0.876 SQ.M.	4.454 SQ.M.	488.240 SQ.M.	38.507 SQ.M.	8.038 SQ.M.	441.695 SQ.M.

2. TENAMENT CALCULATION:

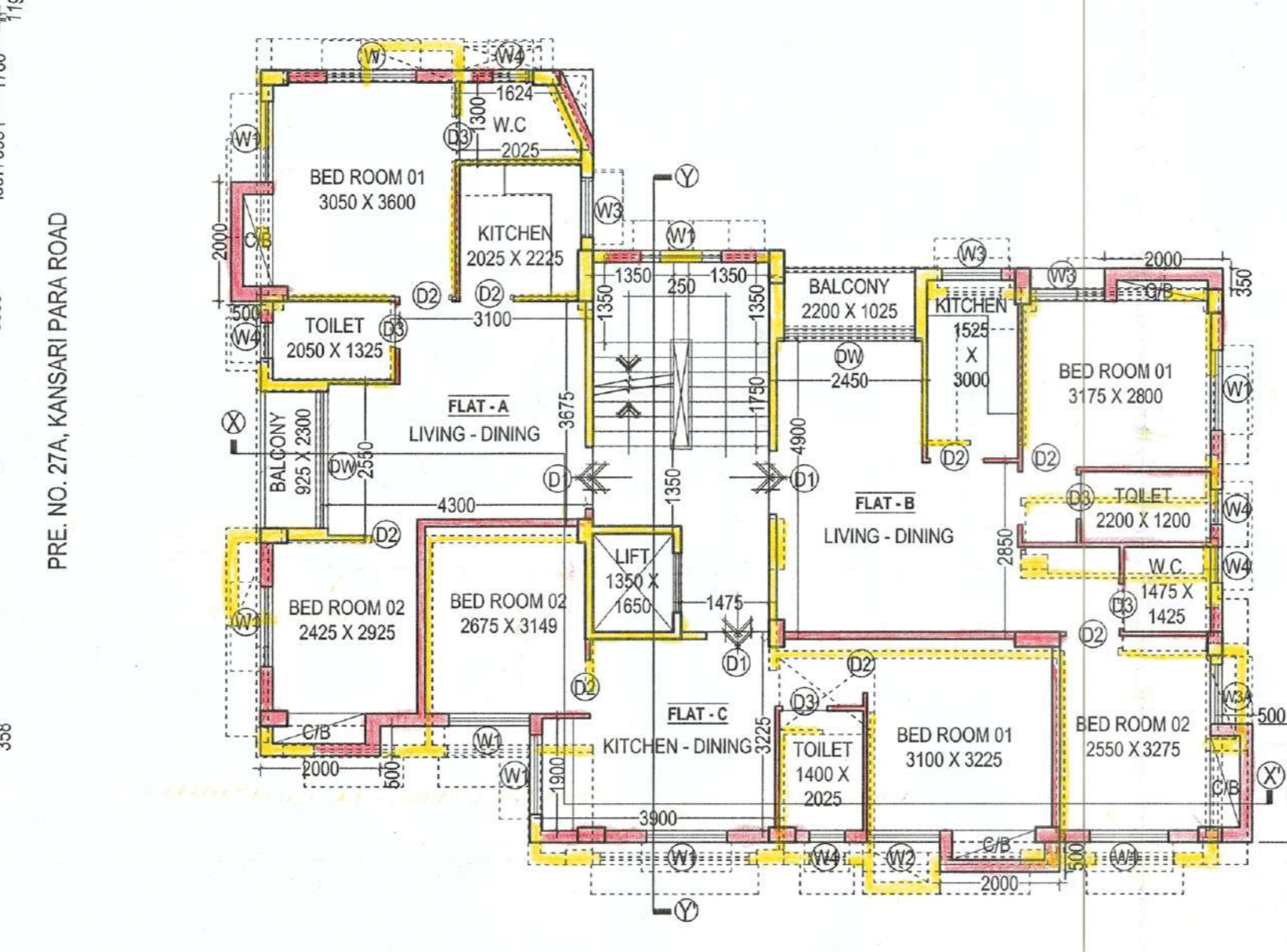
FLAT MARKED	TENAMENT AREA	SERVICE AREA	TENAMENT AREA (ACT)	NO.	Required Parking
A	51.100 SQ.M.	9.158 SQ.M.	60.258 SQ.M.	01 NOS.	01 NOS.
B	55.944 SQ.M.	10.026 SQ.M.	65.970 SQ.M.	01 NOS.	
C	39.082 SQ.M.	7.004 SQ.M.	46.086 SQ.M.	01 NOS.	
D	60.633 SQ.M.	10.866 SQ.M.	71.499 SQ.M.	01 NOS.	
E	34.682 SQ.M.	6.216 SQ.M.	40.898 SQ.M.	01 NOS.	
F	50.811 SQ.M.	9.106 SQ.M.	59.917 SQ.M.	01 NOS.	
G	26.705 SQ.M.	4.786 SQ.M.	31.491 SQ.M.	01 NOS.	
H	34.161 SQ.M.	6.122 SQ.M.	40.283 SQ.M.	01 NOS.	
GROUND FLOOR SHOP CARPET AREA 66.146 SQ.M.					01 NOS.
TOTAL CAR PARKING AREA: NIL					02 NOS.

3. STATEMENT OF LOFT & CUPBOARD:

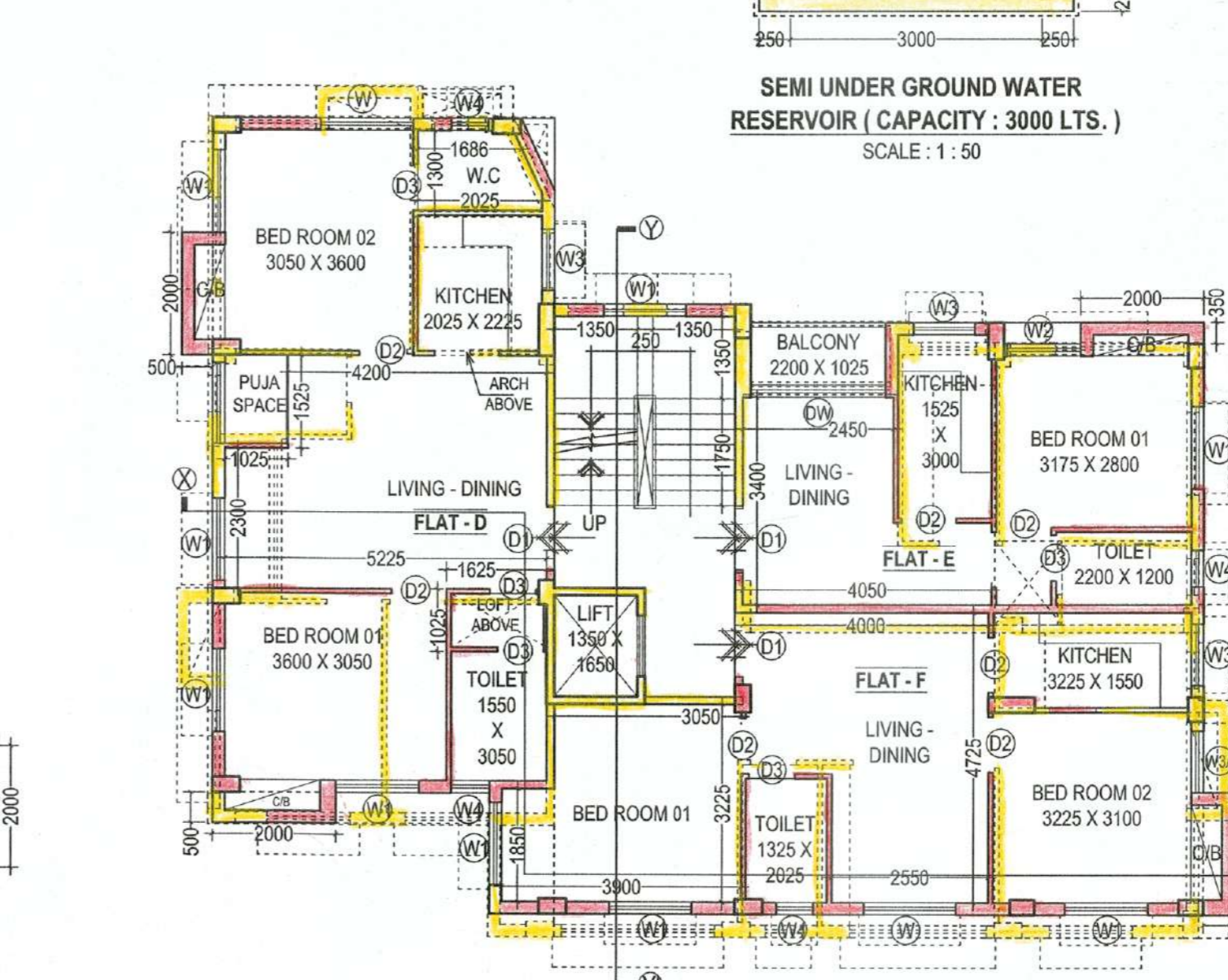
Floor	Loft	Cupboard
Ground floor	NA	N/A
1st floor	NA	4.700 SQ.M.
2nd floor	1.665 SQ.M.	3.700 SQ.M.
Total	1.665 SQ.M.	8.400 SQ.M.



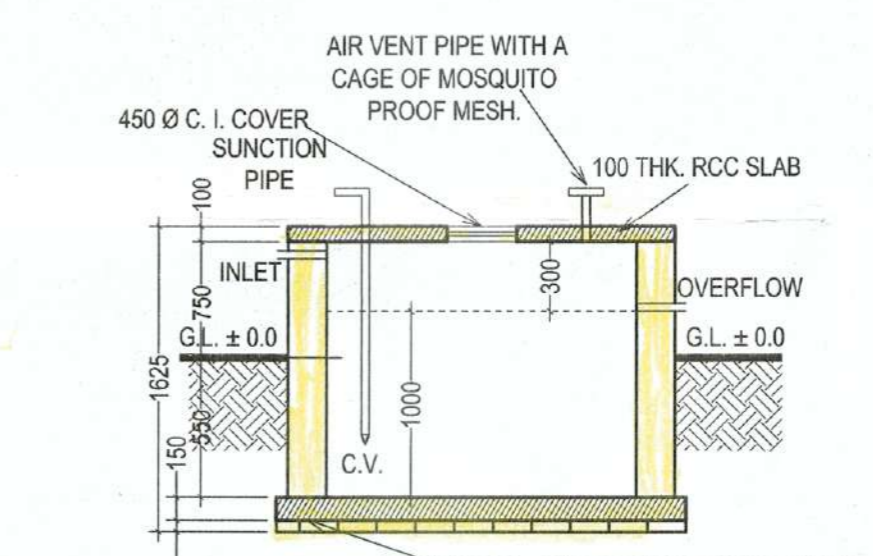
GROUND FLOOR PLAN. (SCALE: 1:100)



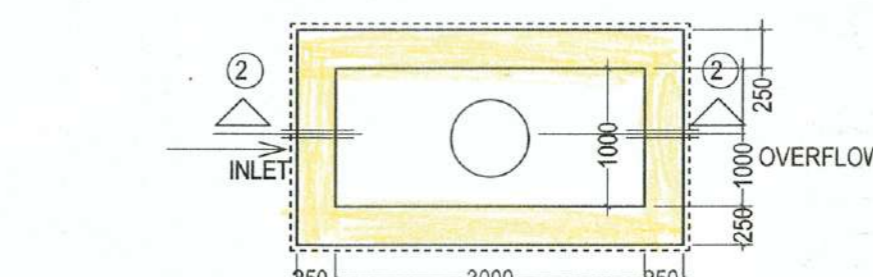
1st [FIRST] FLOOR PLAN. (SCALE: 1:100)



2nd [SECOND] FLOOR PLAN. (SCALE: 1:100)



SECTION AT 2 - 2. SCALE: 1:50



SEMI UNDER GROUND WATER RESERVOIR (CAPACITY: 3000 LTS.) SCALE: 1:50

Self & Constituted Attorney of
 1) Mr. Ashish Das
 2) Mrs. Shyamali Das
 3) Mr. Abhijit Das
 4) Mr. Deepak Das & 5) Mr. Dibyendu Das

SIGNATURE OF THE OWNER / AUTHORITY
 MR. DEBASIS GHOSH, & MR. PARTHA GHOSH,
 SELF, & LAWFUL CONSTITUTE ATTORNEY OF MR. ASHISH DAS, MR. ABHIJIT DAS,
 MRS. SHYAMALI DAS, MR. DEEPAK DAS, & MR. DIBYENDU DAS.

CERTIFICATE OF ARCHITECT :-
 CERTIFIED WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS BEEN DRAWN UP AS PER PROVISION OF KOLKATA MUNICIPAL CORPORATION BUILDING RULES, 2009, AS AMENDED FROM TIME TO TIME & THAT THE SITE CONDITION INCLUDING THE WIDTH OF THE ABUTTING ROAD CONFORMS WITH THE PLAN AND THAT IT IS A BUILDABLE SITE & NOT A FILLED UP TANK.

ARUNAVA DAS
 Registera Architect
 Reg. No. - CA/2007/39855

CERTIFICATE OF STRUCTURAL ENGINEER :-
 THE STRUCTURAL DESIGN & DRAWINGS OF BOTH FOUNDATION & SUPERSTRUCTURE OF THE BUILDING HAS BEEN PREPARED BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING THE SEISMIC LOAD AS PER NATIONAL BUILDING CODE OF INDIA & THE FOUNDATION IS CAPABLE OF TAKING THE LOAD IDENTIFIED THAT IT IS SAFE & STABLE IN ALL RESPECTS.

MALAY KUMAR BASU
 P.C.E., P.O.D.E.M., MIE (Arch)
 M.I.C.E., M.I.E.S. (Struct),
 Chartered Engineer (I)
 12/A, Jyoti Bhawancharjee Lane
 Kolkata - 700 026

PROJECT:
REGULARIZATION PLAN OF U/ RULE 26 (2 a) & (2 b) FOR CONSTRUCTED THREE STORIED [9.400 METER HEIGHT] RESIDENTIAL BUILDING AT PREMISES NO. 36 A BENINANDAN STREET, P. S. KALIGHAT, WARD NO. 071, KOLKATA 700 025 UNDER BOROUGH IX [NINE] [K. M. C.] AS PER U/ S 393 A OF THE K. M. C. ACT 1980, & THE K. M. C. BUILDING RULES 2009 [AMENDED]

PREVIOUSLY, SANCTIONED VIDE B. P. NO. 2017090080, BOROUGH IX [NINE], DATED 05.01.2018, FURTHER REVALIDATION FOR ANOTHER 03 [THREE] YEARS APPROVED BY THE EXECUTIVE ENGINEER [CIVIL] / BUILDING / BOROUGH IX [NINE], DATED 13.01.2023.

TITLE:
PLANS, ELEVATION, SECTIONS, SITE PLAN, & LOCATION PLAN

DRAWING SHEET NO.
 DEALT: A. DAS
 DATE: 25.01.2023
SCALE 1:100
 (UNLESS OTHERWISE MENTIONED)
 ALL DIMENSIONS ARE IN M.M. (UNLESS OTHERWISE MENTIONED)

Architectural Consultants: **archisn work**
 ARCHITECTURE / TOWN PLANNING / INTERIOR / LANDSCAPE / GRAPHIC DESIGN
 02, LAKE ROAD [BESIDE LAKE MARKET], 1ST FLOOR, KOLKATA 700 029
 phone : (033) 6416 7575 . e - mail : archisn_work@rediffmail.com

THIS DRAWING IS A PROPERTY OF archisn work ; ANY MODIFICATION, CHANGES, DEVIATIONS IS NOT PERMISSIBLE WITHOUT PRIOR INTIMATION OF THE ARCHITECT, TO THE CONTRARY THIS WILL BE TREATED AS ILLEGAL ACT.

PARTY'S COPY

Approved by Ex. Engr(C) / 18183/Br-IX on 13/01/23

KOLKATA MUNICIPAL CORPORATION BUILDING DEPTT. PLANS APPROVED U/R 26 (2a) & (2b) of C.M.C. BUILDING RULES 1990	
B.P. No. <u>1817050008</u> Br. No. <u>IX</u> Dt. <u>13/01/16</u>	
Assistant Engineer Br. No. : <u>IX</u>	Ex. Engr. (Civil) Br. No. : <u>IX</u>



Self & Co. Chartered Accountants of
(1) Mr. Arvind Das
(2) Mr. Sanyal Das
(3) Mr. A. P. Das
(4) Mr. Dipankar Das & Mr. Dipankar Das