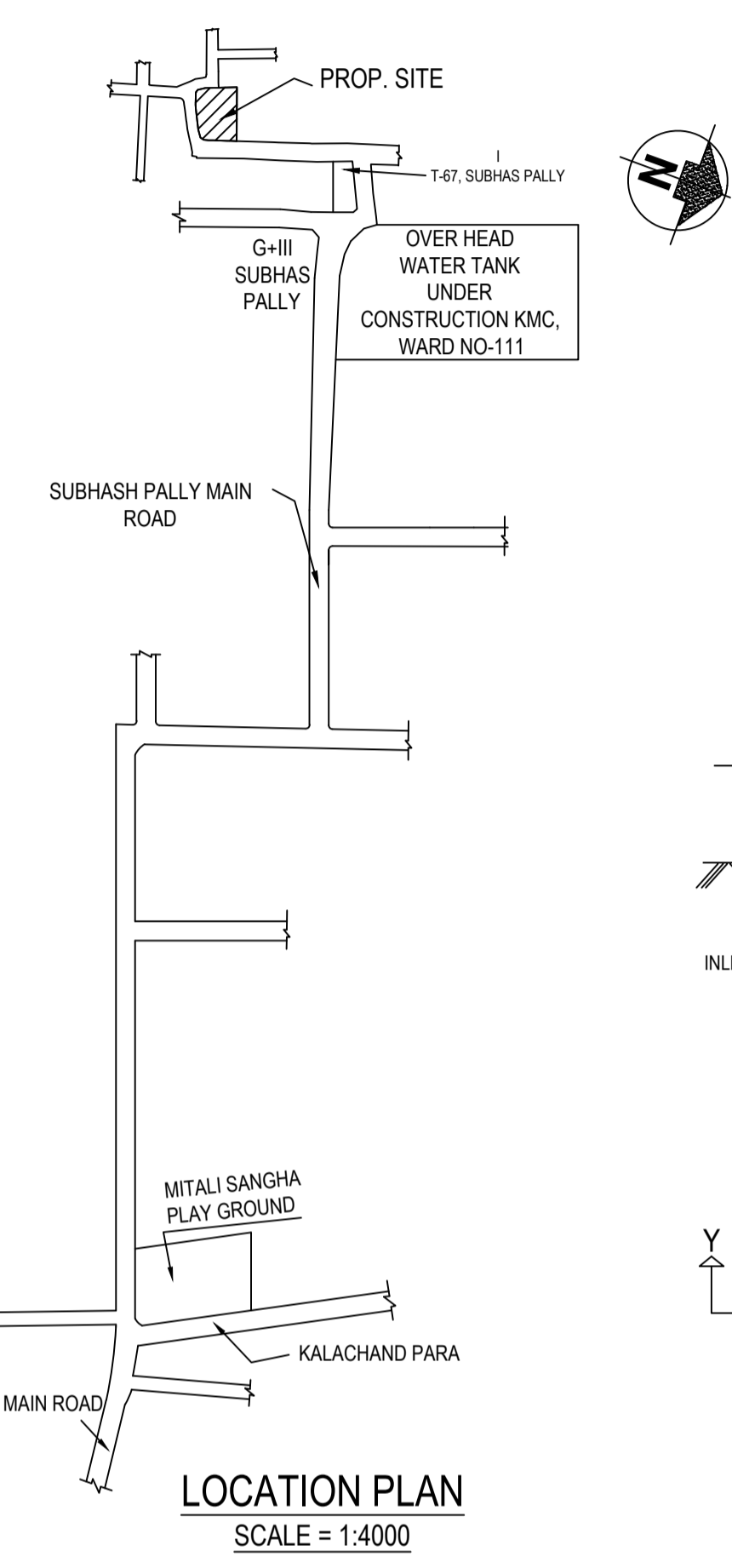


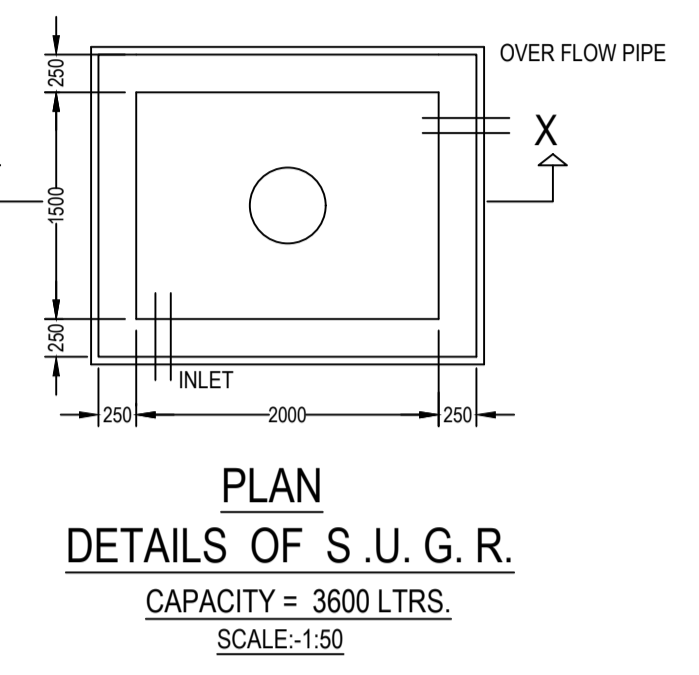
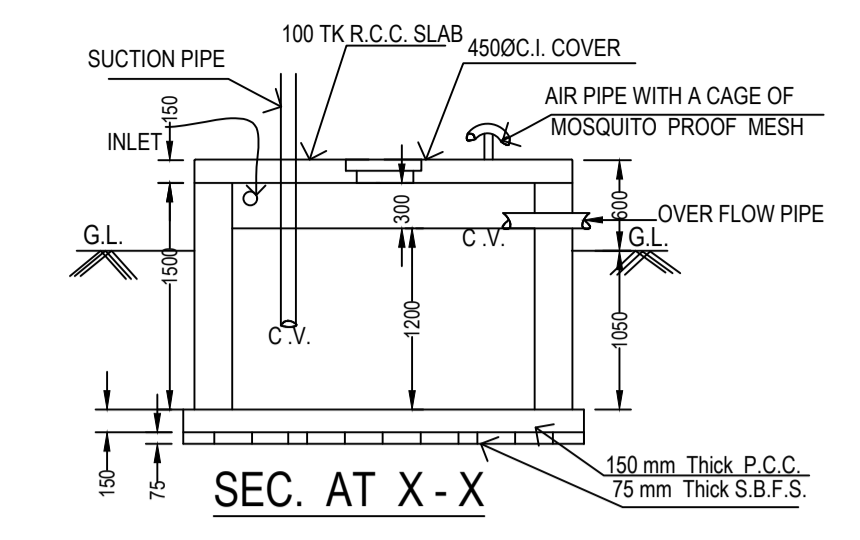
SITE PLAN
SCALE :- 1 : 600

EXISTING AREA				PROPOSED AREA	
SL. NO	FLOOR	TENANT NAME	AREA (SQ.M.)	FLOOR	AREA (SQ.M.)
1	FRIST	SRI NITAI DAS	46.451	GROUND	46.504

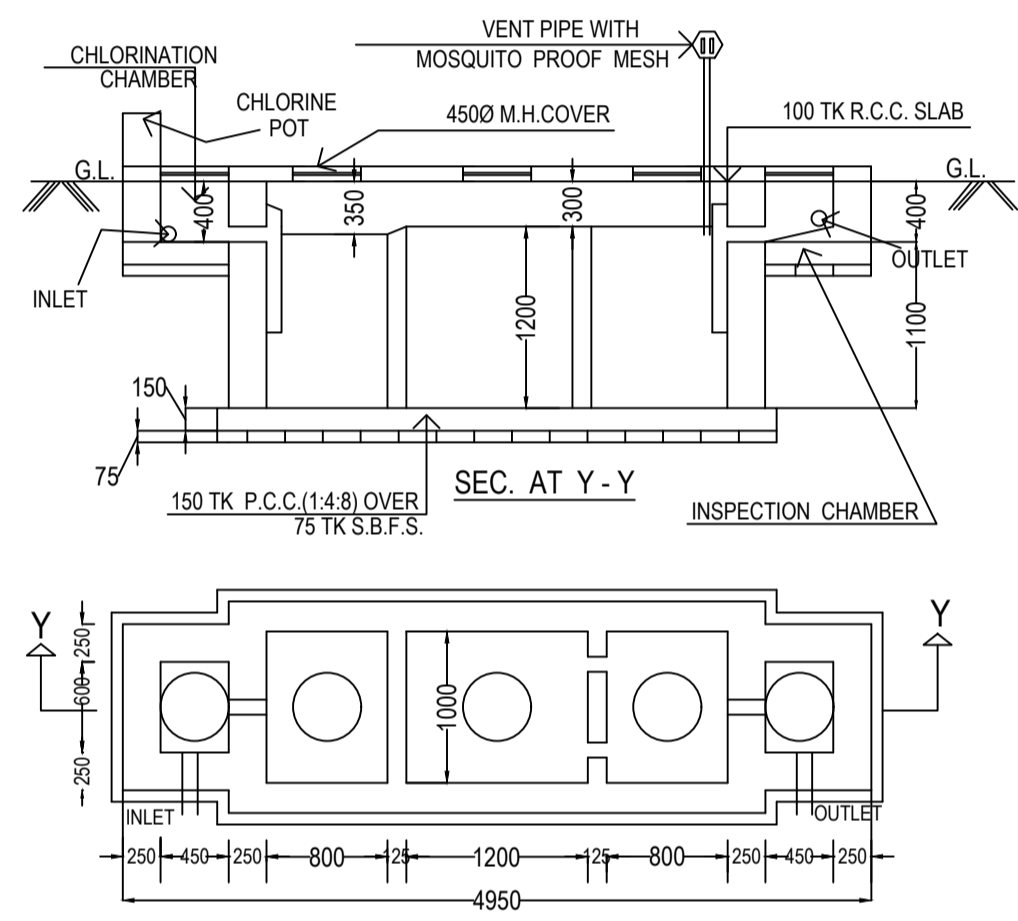


LOCATION PLAN
SCALE = 1:4000

TREE COVER AREA TO BE REQUIRED AT GROUND FLOOR IS = 1.076 % OF 200.669 = 2.159 SQ.M.
TREE COVER AREA PROVIDED AT GROUND FLOOR = 3.496 SQ.M.

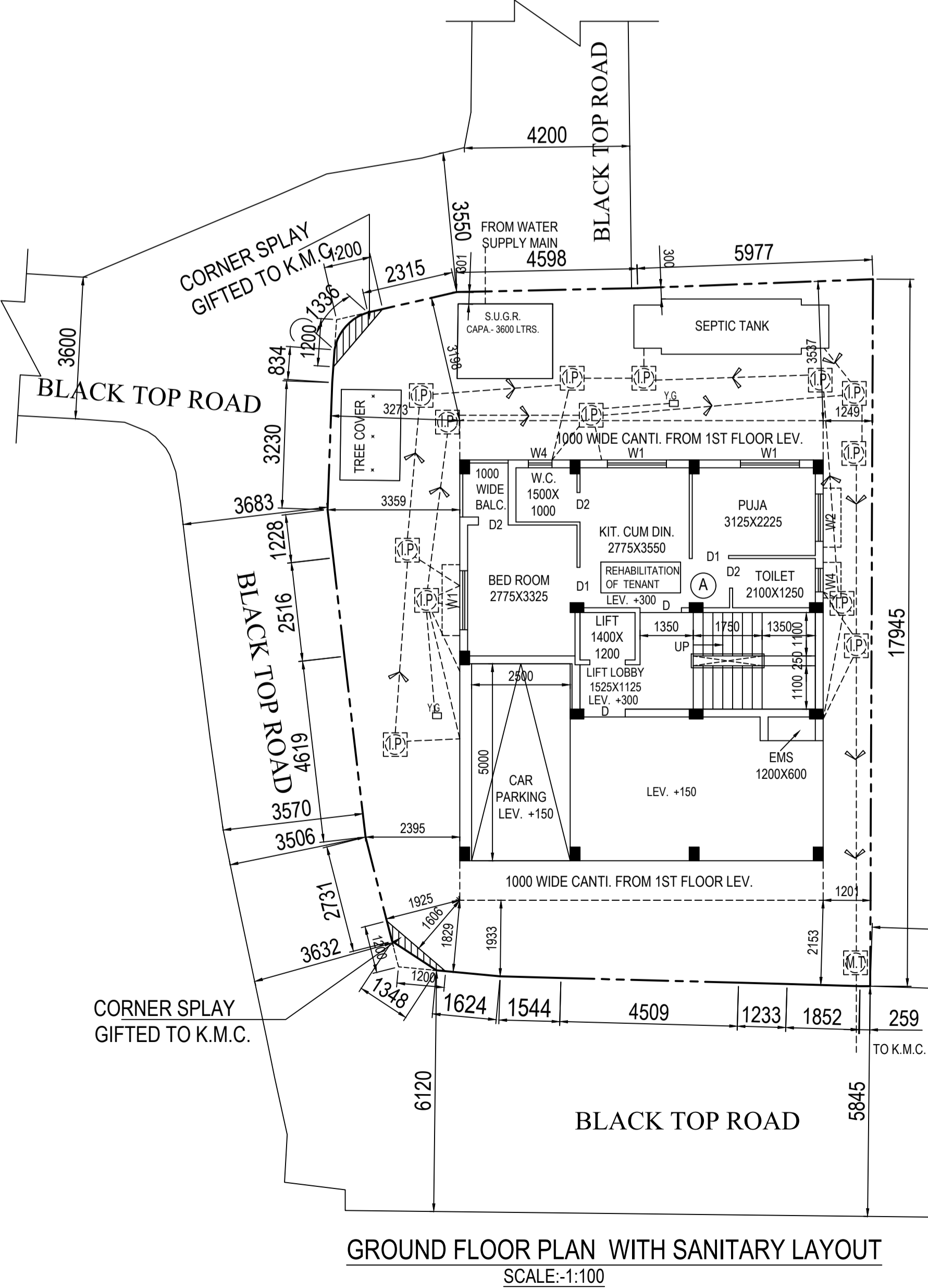


PLAN
DETAILS OF S.U.G.R.
CAPACITY = 3600 LTRS.
SCALE:-1:50

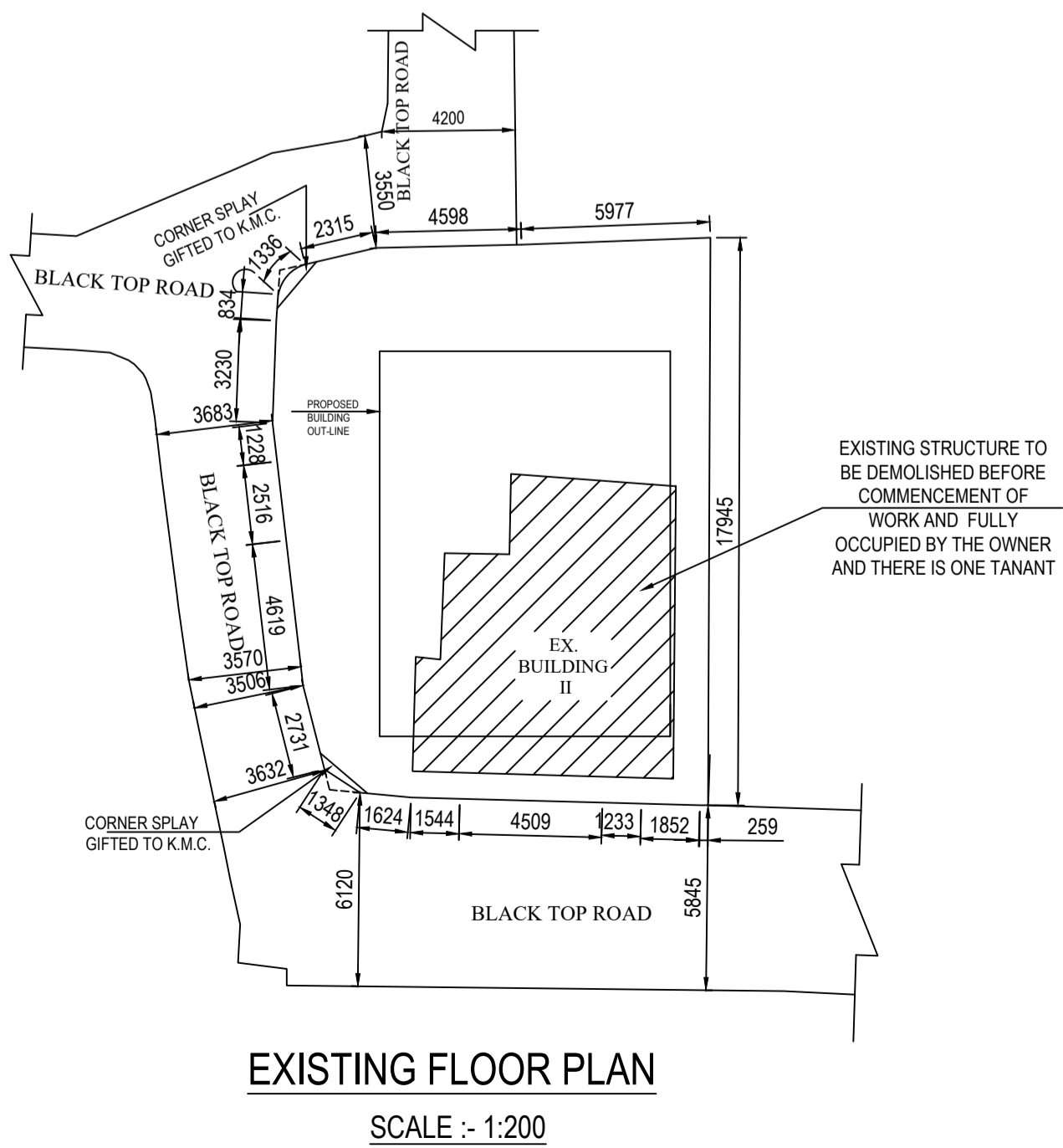


PLAN
DETAILS OF SEPTIC TANK
USER-35 SCALE:-1:50

NOTES :-
ALL DIMENSIONS ARE IN M.M.
ALL MAIN WALL 200THICK, PARTITION WALL 75 THK, OTHERWISE MENTIONED
DEPTH OF SEPTIC-TANK, S.U.G.R. DO NOT GO BEYOND THE END OF THE SLUG
ALL SORTS OF PRECAUTIONARY MEASUREMENTS WILL BE TAKEN DURING CONSTRUCTION OF WORK
P.C.C. 1:4:8, R.C.C-1:2:4, M-20 GRADE OF CONCRETE, FE-415GRADE STEEL.
SPECIFICATION :-
D.P.C. BELOW WALL 1:2:4
WALL WITH 1ST CLASS BRICK 1:4:16
PLASTER WITH SAND CEMENT PLASTER 1:4:16
DOOR, WINDOW WOODEN /STEEL
FLOOR MARBLE FINISH
SANITARY, PLUMBING WORKS WITH C.I., G.I PIPES 1ST CLASS FITTINGS.



GROUND FLOOR PLAN WITH SANITARY LAYOUT
SCALE:-1:100



EXISTING FLOOR PLAN
SCALE :- 1:200

M.K.D.	SIZE	M.K.D.	SIZE
D1	1000X2100	W1	1500X1350
D2	900X2100	W2	1200X1350
D3	750X2100	W3	1000X1350
		W4	600X750

THE STRUCTURAL DESIGN & DRAWINGS BOTH THE FOUNDATION & SUPER STRUCTURE OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOAD INCLUDING THE SEISMIC LOAD AS PER N.B.C. OF INDIA & CERTIFIED THAT IT IS SAFE & STABLE IN ALL RESPECTS.

BHASKAR ROY
ESE / 11 / 143
NAME OF STRUCTURAL 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.

SOIL INVESTIGATION WORK EXECUTED BY -
TECHNO SOIL
GORKHARA, ARUNACHAL, SONARPUR, KOLKATA - 700150
Email ID - technosoil21@gmail.com

RUPAK KUMAR BANERJEE
B.C.E., M.E., MIGS
G.T.E. (K.M.C.)/1/3
NAME OF GEO-TECHNICAL ENGINEER (K.M.C.)

I/WE DO HEREBY DECLARE WITH FULL RESPONSIBILITY THAT :
I/WE SHALL ENGAGE 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 WILL BE UNDER TAKEN UNDER THE GUIDANCE OF E.S.E./LBS BEFORE STARTING OF BUILDING FOUNDATION WORK.
DURING DEPARTMENTAL INSPECTION, THE PLOT WAS IDENTIFIED BY ME.
THE PLOT IS BUTTED AND BOUNDED BY BOUNDARY WALL BY ME/US.

SRI RATAN MISHRA, SOLE PROPRIETOR
OF M.S. TOUSHINI CONSTRUCTION
C.A. OF SRI. UTPAL SENGUPTA
NAME OF OWNER / APPLICANT

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 HAS BEEN MEASURED AND K.M.C. BLACK TOP ROAD WIDTH MIN. 5.845 M. (EASTERN SIDE), MIN. 3.506 M. (SOUTHERN SIDE) & MIN. 3.550M. (WESTERN SIDE) 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 U.G.WATER TANK WILL BE COMPLETED BEFORE STARTING OF BUILDING FOUNDATION WORK.

SANTU SASHMAL
LBS / 17 / 1558
NAME OF THE L.B.S.

MAIN CHARACTERISTICS OF PLAN PROPOSAL

1. ASSESSEE NO - 31 - 111 - 25 - 0034 - 4	DETAILS OF CORNER SPLAY DECLARATION :- BOOK NO - I, VOL. NO - 1603-2022 BEING NO - 160313968, YEAR- 2022
2. NAME OF THE OWNER - SRI. UTPAL SENGUPTA 2A. NAME OF THE C.A. - "MS. TOUSHINI CONSTRUCTION" SOLE PROPRIETOR - SRI RATAN MISHRA.	PAGES NO. - 52952 TO 52966, DATED - 03/02/2022 DISTRICT SUB - REGD. OF THE D.S.R. - III, SOUTH 24-PARGANAS, W.B.
DETAILS OF REGISTERED DEED :- BOOK NO - I, VOL. NO - 1, BEING NO - 46, YEAR- 1995 PAGES NO. - 53041 TO 53053, DATED - 04/09/1995 ADD. DISTRICT REGISTERED SOUTH 24-PARGANAS, ALIPORE	DETAILS OF REGISTERED BOUNDARY DECLARATION :- BOOK NO - I, VOL. NO - 1603-2022 BEING NO - 160313969, YEAR- 2022 PAGES NO. - 53041 TO 53053, DATED - 03/02/2022 DISTRICT SUB - REGD. OF THE D.S.R. - III, SOUTH 24-PARGANAS, W.B.
DETAILS OF POWER OF ATTORNEY :- BOOK NO - IV, VOL. NO - 1601-2022 BEING NO - 160190942, YEAR- 2022 PAGES NO. - 1236 TO 1252, DATED - 16/06/2022 DISTRICT SUB - REGD. OF THE D.S.R. - I, SOUTH 24-PARGANAS, W.B.	DETAILS OF TENANT DECLARATION :- BOOK NO - I, VOL. NO - 1630-2022 BEING NO - 163002755, YEAR- 2022 PAGES NO. - 115120 TO 115131, DATED - 02/05/2022 DISTRICT SUB - REGD. OF THE D.S.R. - V, SOUTH 24-PARGANAS, W.B.

PART-B

1. AREA OF LAND- a) AS PER PHYSICAL = 231.123 Sqm. (03KH - 07CH - 12.808 SFT) b) AS PER TITLE DEED = 200.669 Sqm. (03KH - 00CH - 00 SFT) c) AS PER BOUNDARY DECLARATION = 231.123 Sqm.	3) i) PERMISSIBLE GROUND COVERAGE - 120.357 SQ.M. (59.978%) ii) PROPOSED GROUND COVERAGE - 112.310 SQ.M. (55.968 %) 4. i) PERMISSIBLE HEIGHT - 12.50 M. ii) PROPOSED HEIGHT - 12.475 M.
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5. PROPOSED AREA :-

	COVERED AREA (SQ.M.)	TOTAL EXEMPTED AREA (SQ.M.)	STAIR & STAIR LOBBY (SQ.M.)	LIFT LOBBY (SQ.M.)	LIFT WELL (SQ.M.)	STAIR WELL (SQ.M.)	NET FLOOR AREA (SQ.M.)	GROSS AREA (SQ.M.)
GROUND FLOOR	93.860	(10.903-0.438) = 10.465	1.716				81.679	93.860
1ST. FLOOR	112.310	(10.903-0.438) = 10.465	1.716	1.680	0.438		98.011	110.192
2ND. FLOOR	112.310	(10.903-0.438) = 10.465	1.716	1.680	0.438		98.011	110.192
3RD. FLOOR	112.310	(10.903-0.438) = 10.465	1.716	1.680	0.438		98.011	110.192
TOTAL	430.790	41.860	6.864	5.040	1.314		375.712	424.436

6.A) TENEMENTS & CAR PARKING CALCULATION :-

MARKED	TENEMENT AREA	AREA TO BE ADDED	ACTUAL TENEMENT AREA	NO. OF TENEMENT	REQD. CAR PARKING
* A *	39.715 SQ.M.	6.789 SQ.M.	46.504 SQ.M.	1	
* B *	48.513 SQ.M.	8.292 SQ.M.	56.805 SQ.M.	3	
* C *	48.668 SQ.M.	8.319 SQ.M.	56.987 SQ.M.	3	01

TOTAL TENEMENT = 07 NOS. TOTAL REQUIRED CAR PARKING = 01

7. A) TOTAL NOS. OF REQD. CAR PARKING = 01
B) TOTAL NOS. OF CAR PARKING PROVIDED AT GROUND FLOOR = 01
8. COVERED CAR PARKING AREA AT GROUND FLOOR = 36.557 SQ.M.
9. PERMISSIBLE F.A.R. = 1.75
10. PROPOSED F.A.R. = 375.712 / 25 / 200.669 = 1.748 < 1.75
11. STATEMENT OF OTHER AREAS FOR FEES:-
- | FLOOR | LOFT (SQ.M.) | CUPBOARD (SQ.M.) | LEDGE/TEND (SQ.M.) |
|-------|--------------|------------------|--------------------|
| TOTAL | NIL | 8.700 | NIL |
12. STAIR HEAD ROOM AREA - 13.253 SQ.M.
13. LIFT MACHINE ROOM AREA - 13.424 SQ.M.
14. LIFT MACHINE ROOM STAIR AREA - 3.025 SQ.M.
15. ROOF AREA - 112.310 SQ.M.
16. RELAXATION OF AUTHORITY, IF ANY :-
17. ROOF SERVICE AREA - NIL.
18. ROOF TANK AREA - 6.270 SQ.M.
19. TOTAL COMMON AREA - 56.623 SQ.M.

GROUND FLOOR PLAN, EXISTING FLOOR PLAN, DETAILS OF S.U.G.R & SEPTIC TANK, SITE PLAN, LOCATION PLAN

PROJECT:
PROPOSED PLAN OF A G+III (THREE) STORIED RESIDENTIAL BUILDING (HT. 12.475 M.) AT K.M.C. PREMISES NO.- 34, SUBHASH PALLY, WARD NO.- 111, BR. NO.- XI, P.S.- BANSDRONI, KOLKATA - 700 084.

UNDER SECTION 393A OF KMC ACT. & 1980 UNDER BUILDING RULE - 2009. COMPLYING OFFICE CIRCULAR- 07 OF 2017-18, DATE-01/07/2017, AS WELL AS COMPLYING OFFICE CIRCULAR - 02 OF 2020-21, DATE-13/06/2020

BUILDING PERMIT NO : 2022110145
SANCTION DATE : 30/06/2022
VALID UPTO : 29/06/2027

DIGITAL SIGNATURE OF SANCTIONING AUTHORITY

DIGITAL SIGNATURE OF ASSISTANT ENGINEER (C) K.M.C., BOROUGH - XI