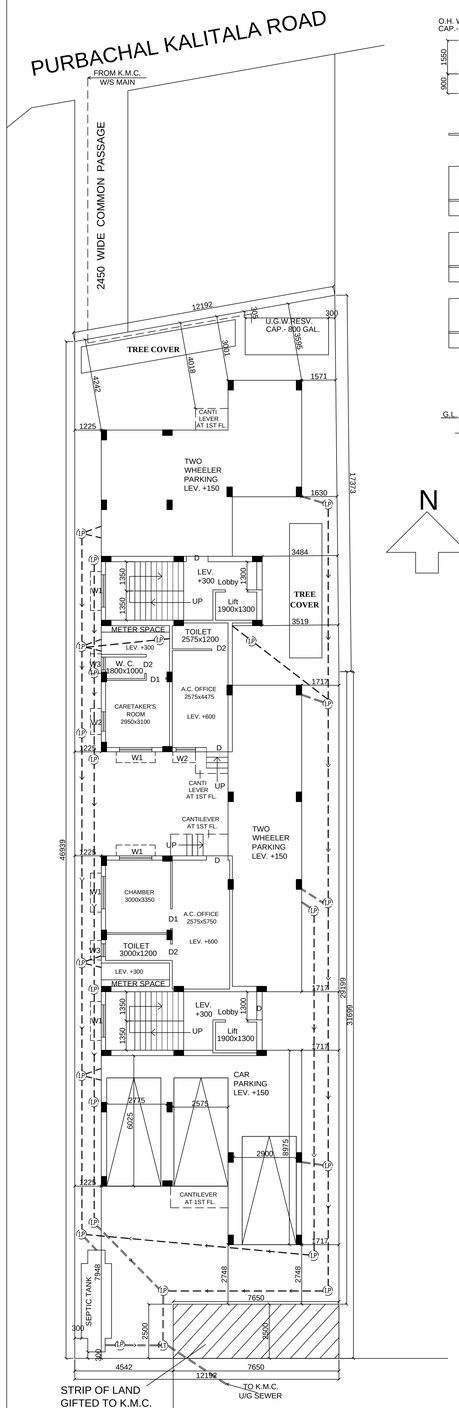
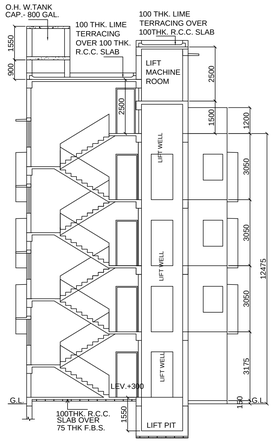
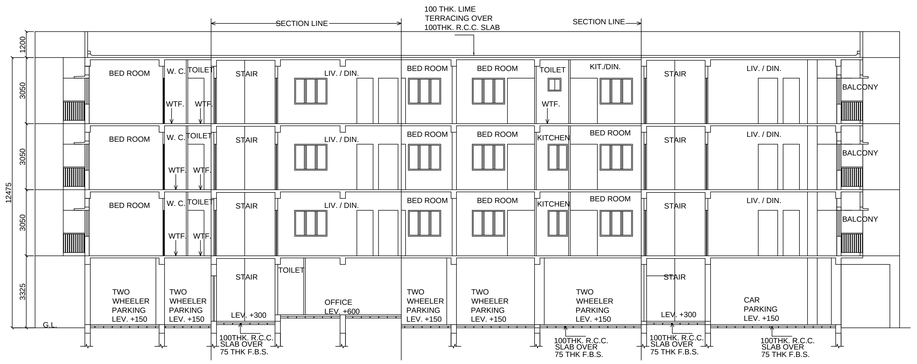


GROUND FLOOR PLAN
SCALE : 1 : 100



SECTION - 'A-A'
SCALE : 1 : 100



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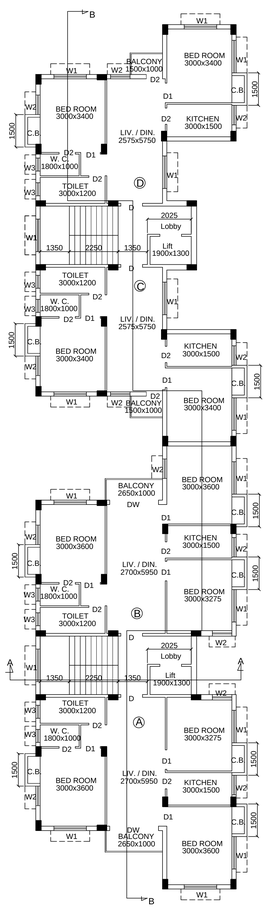
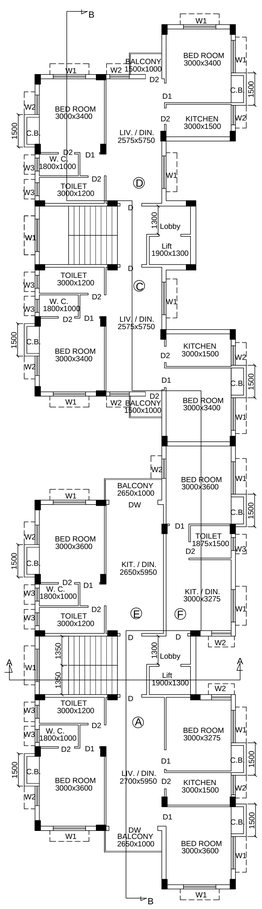
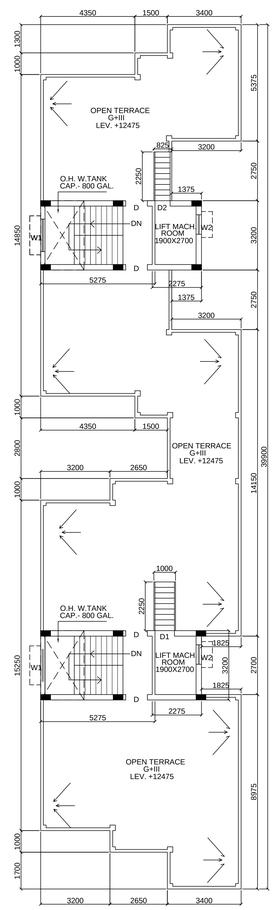


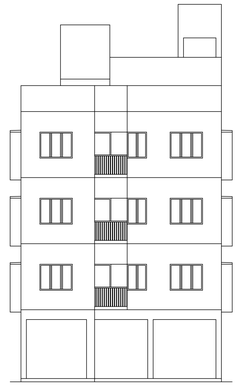
1ST & 2ND (TYPICAL) FLOOR PLAN
SCALE : 1 : 100



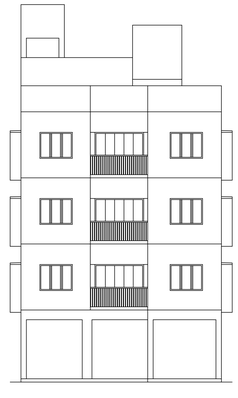
3RD FLOOR PLAN
SCALE : 1 : 100



ROOF PLAN
SCALE : 1 : 100



REAR ELEVATION
SCALE : 1 : 100



FRONT ELEVATION
SCALE : 1 : 100

SCALE - 1:100.

SCHEDULE OF DOOR & WINDOW

NO	SILL	LINTEL	SIZE	NO	SILL	LINTEL	SIZE
W1	900	2100	1500X1200	D	——	2100	1000X2100
W2	900	2100	900X1200	D1	——	2100	900X2100
W3	1500	2100	600X600	D2	——	2100	750X2100
				D2	——	2100	2250X2100

NOTES :-

(a) ALL DIMENSIONS ARE IN MM. (b) ALL EXTERNAL WALLS ARE 200 TH.
(c) ALL INTERNAL WALLS ARE 100 TH. (d) GRADE OF STEEL : Fe415
(e) GRADE OF CONCRETE : M20
(f) OTHER SPECIFICATIONS WILL BE FOLLOWED AS PER N.B.C.

CERTIFICATE

PREMISES NO. - 21, PURBACHAL KALITALA ROAD
ASSESSEE NO. - 311061500216
NAME OF OWNER(S) / APPLICANT(S) - AJOY SARKAR & BIJOY MAJUMDER PARTNERS OF M/S. SILICON CONSTRUCTION AND CONSTITUTED ATTORNEY OF SAMIR KUMAR ROY, SAMAR KUMAR ROY, SEFALI MONDAL (ROY), SONA BOSE (ROY), ANJAN DEB, JOY DEB, SWAPNA TALUKDAR, TRIPTI ROY, ANKHI GHOSH & RAKHI DUTTA
AREA OF LAND - 583.845 SQM.
NAME OF LBS - SANJIB SENGUPTA L.B.S. NO. 1047(I)
PERMISSIBLE HEIGHT IN REFERENCE TO CCZM ISSUED BY AAI - 33.0 M.
CO-ORDINATE IN WGS84 AND SITE ELEVATION (AMSL) -

REFERENCE POINTS MARKED IN THE SITE PLAN OF THE PROPOSAL	CO-ORDINATES IN WGS 84		SITE ELEVATION (AMSL)
	LATITUDE	LONGITUDE	
A	22°30'22.0"N	88°23'50.5"E	5.0 M.
B	22°30'21.8"N	88°23'51.3"E	5.0 M.

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

SRI AJOY SARKAR & SRI BIJOY MAJUMDER PARTNERS OF M/S. SILICON CONSTRUCTION & CONSTITUTED ATTORNEY OF SAMIR KUMAR ROY, SAMAR KUMAR ROY, SEFALI MONDAL (ROY), SONA BOSE (ROY), ANJAN DEB, JOY DEB, SWAPNA TALUKDAR, TRIPTI ROY, ANKHI GHOSH & RAKHI DUTTA
NAME OF OWNERS/ APPLICANTS

SANJIB SENGUPTA
L.B.S. NO. 1047(I)
NAME OF L.B.S.

DETAILS OF B.L. & L.R.O. MUTATION & CONVERSION CERTIFICATE

B.L.& L.R.O. MUTATIONS -
MEMO NO. 18/MUT/6788/BLLRO/ATM/KASBA/18 DATED 05/12/2018,
MEMO NO. 18/MUT/6786/ BLLRO/ATM/KASBA/18 DATED 05/12/2018,
MEMO NO. 18/MUT/6790/BLLRO/ATM/KASBA/18 DATED 05/12/2018,
MEMO NO. 18/MUT/6791/BLLRO/ATM/KASBA/18 DATED 05/12/2018,
MEMO NO. 18/MUT/6793/BLLRO/ATM/KASBA/18 DATED 05/12/2018,
MEMO NO. 18/MUT/6792/BLLRO/ATM/KASBA/18 DATED 05/12/2018,
MEMO NO. 18/MUT/6785/BLLRO/ATM/KASBA/18 DATED 05/12/2018,
MEMO NO. 18/MUT/1665/BLLRO/KOL DATED 06/10/2020,
MEMO NO. 18/MUT/1664/BLLRO/KOL DATED 06/10/2020,
MEMO NO. 18/MUT/1666/BLLRO/KOL DATED 06/10/2020.

CONVERSION CERTIFICATES -
MEMO NO. 17/2938/CON CERTIFICATE/BLLRO/ATM/KASBA/19 DATED 10/06/2019,
MEMO NO. 17/2931/CON CERTIFICATE/BLLRO/ATM/KASBA/19 DATED 10/06/2019,
MEMO NO. 17/2935/CON CERTIFICATE/BLLRO/ATM/KASBA/19 DATED 10/06/2019,
MEMO NO. 17/2937/CON CERTIFICATE/BLLRO/ATM/KASBA/19 DATED 10/06/2019,
MEMO NO. 17/2936/CON CERTIFICATE/BLLRO/ATM/KASBA/19 DATED 10/06/2019,
MEMO NO. 17/2934/CON CERTIFICATE/BLLRO/ATM/KASBA/19 DATED 10/06/2019,
MEMO NO. 17/2932/CON CERTIFICATE/BLLRO/ATM/KASBA/19 DATED 10/06/2019,
MEMO NO. 17/2933/CON CERTIFICATE/BLLRO/ATM/KASBA/19 DATED 10/06/2019.

CLEARANCE FROM ULC - MEMO NO. - 551/ULC/ALIPORE/2022 DATED - 08/02/2022.

MAIN CHARACTERISTICS OF THE PLAN PROPOSAL

PART A
1. ASSESSEE NO. - 311061500216
2. NAME OF THE OWNERS: SAMIR KUMAR ROY, SAMAR KUMAR ROY, SEFALI MONDAL (ROY), SONA BOSE (ROY), ANJAN DEB, JOY DEB, SWAPNA TALUKDAR, TRIPTI ROY, ANKHI GHOSH & RAKHI DUTTA.
3. NAME OF THE APPLICANT: SRI AJOY SARKAR & SRI BIJOY MAJUMDER PARTNERS OF M/S. SILICON CONSTRUCTION
4. DETAILS OF REGD. DEED: BOOK - I, VOLUME - 68, PAGES - 104 to 107, BEING NO. - 1655, DATED - 08/04/1980, REGD. AT - S.R. ALIPORE.
5. DETAILS OF REGD. POWER OF ATTORNEY: a) BOOK - I, VOLUME - 1630-2020, PAGES - 32154 TO 32182, BEING NO. - 163000141, DATED - 11/03/2020, REGD. AT - D.S.R. - V, SOUTH 24 PARGANAS.
   b) BOOK - I, VOLUME - 1630-2021, PAGES - 24546 TO 24588, BEING NO. - 163000598, DATED - 11/02/2021, REGD. AT - D.S.R. - V, SOUTH 24 PARGANAS.
6. DETAILS OF REGD. BOUNDARY DECLARATION: BOOK - I, VOLUME - 1630-2022, PAGES - 153628 TO 153641, BEING NO. - 163004090, DATED - 16/08/2022, REGD. AT - D.S.R. - V, SOUTH 24 PARGANAS.
7. DETAILS OF REGD. DEED OF GIFT (STRIP OF LAND): BOOK - I, VOLUME - 1630-2022, PAGES - 153705 TO 153719, BEING NO. - 163004095, DATED - 16/08/2022, REGD. AT - D.S.R. - V, SOUTH 24 PARGANAS.

PART B
1. AREA OF LAND - AS PER RECORD - 585.284 SQM. AS PER BOUNDARY DECLARATION - 583.845 SQM.
2. STRIP OF LAND - 19.125 SQM.
3. PERMISSIBLE GROUND COVERAGE: = (50%) 291.922 SQ.M.
4. PROPOSED GROUND COVERAGE = 291.678 SQ.M. (49.958 %)
5. PROPOSED AREA:

	TOTAL COVERED AREA (SQ.M.)	STAIR WELL (SQ.M.)	LIFT WELL (SQ.M.)	NET COVERED AREA (SQ.M.)	EXEMPTED AREAS STAIRWAY (SQ.M.)	EXEMPTED AREAS LIFT LOBBY (SQ.M.)	NET FLOOR AREA (SQ.M.)
GROUND FLOOR	**283.378**	—	—	**283.378**	26.730	5.265	251.383
FIRST FLOOR	**291.678**	—	4.940	**286.738**	26.730	5.265	254.743
SECOND FLOOR	**291.678**	—	4.940	**286.738**	26.730	5.265	254.743
THIRD FLOOR	**291.678**	—	4.940	**286.738**	26.730	5.265	254.743
TOTAL	1158.412	—	14.820	1143.592	106.920	21.060	1015.612

6. TENEMENTS & CAR PARKING CALCULATION:

TENEMENT MARK	TENEMENT SIZE NET (SQM.)	TENEMENT SIZE SHARE OF SERVICE (SQM.)	TENEMENT SIZE ACTUAL (SQM.)	NO. OF TENEMENT	REQD. CAR PARK.	PROV. CAR PARKING
A	69.874	16.277	86.150	3	3 NOS.	3 NOS. AREA - 65.368 SQM.
B	69.534	16.197	85.731	2		
C	55.574	12.946	68.519	3		
D	55.914	13.025	68.938	3		
E	40.314	9.391	49.705	1		
F	29.220	6.807	36.026	1		
OFFICE (BUSINESS) -COVERED AREA = 51.408 SQM. CARPET AREA = 44.482 SQM.						

7. PERMISSIBLE F.A.R. = 1.75
8. PROPOSED F.A.R. = 1.628
9. STAIR HEAD ROOM AREA = 33.760 SQ.M.
10. LIFT MACHINE ROOM AREA = 14.560 SQ.M.
11. OVER HEAD TANK AREA = 12.800 SQ.M.
12. LIFT MACHINE ROOM STAIR AREA = 4.106 SQ.M.
13. ROOF AREA = 291.678 SQ.M.
14. CUP-BOARD AREA = 21.750 SQ.M.
15. ADDITIONAL FLOOR AREA FOR FEES = 74.176 SQ.M.
16. TREE COVER AREA = 17.962 SQM.

OWNERS DECLARATION

WE DO HEREBY DECLARE WITH FULL RESPONSIBILITY THAT WE SHALL ENGAGE L.B.S. & E.S.E. DURING CONSTRUCTION. WE SHALL FOLLOW THE INSTRUCTION OF L.B.S. & E.S.E. DURING CONSTRUCTION OF THE BUILDING (AS PER B.S. PLAN). THE PLOT IS IDENTIFIED BY US. IF ANY DISPUTE ARISE IN FUTURE REGARDING THE PLOT, K.M.C. WILL NOT BE LIABLE FOR THAT. KMC AUTHORITY WILL NOT BE RESPONSIBLE 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 BUILDING FOUNDATION WORK.

SRI AJOY SARKAR & SRI BIJOY MAJUMDER PARTNERS OF M/S. SILICON CONSTRUCTION & CONSTITUTED ATTORNEY OF SAMIR KUMAR ROY, SAMAR KUMAR ROY, SEFALI MONDAL (ROY), SONA BOSE (ROY), ANJAN DEB, JOY DEB, SWAPNA TALUKDAR, TRIPTI ROY, ANKHI GHOSH & RAKHI DUTTA
NAME OF OWNERS

CERTIFICATE OF L.B.S.

I DO HERE BY CERTIFY WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS BEEN DRAWN UP AS PER PROVISIONS OF K.M.C. BUILDING RULE - 2009 AS AMENDED FROM TIME TO TIME, THAT THE NATURE & WIDTH OF THE ABUTTING ROAD CONFIRM WITH THE SUBMITTED PLAN AND IT IS A BUILDABLE SITE. NOT A TANK OR A FILLED UP TANK. THE PLOT IS DEMARCATED BY BOUNDARY WALLS & MEASUREMENTS TALLY WITH THE REGD. BOUNDARY DECLARATION PLAN. PLOT IS WITHIN 500 M. FROM C.L. OF E.M. BYE PASS. EXISTING STRUCTURES FULLY OCCUPIED BY THE OWNERS & THERE IS NO TENANT.

SANJIB SENGUPTA L.B.S. NO. 1047(I)
NAME OF L.B.S.

CERTIFICATE OF STRUCTURAL ENGINEER.

THE STRUCTURAL DESIGN AND DRAWING OF BOTH FOUNDATION AND SUPER STRUCTURE OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING SEISMIC LOAD AS PER NATIONAL BUILDING CODE OF INDIA AND CERTIFIED THAT IT IS SAFE AND STABLE IN ALL RESPECT.
SOIL TESTING HAS BEEN DONE BY MR. BHASKAR JYOTI ROY OF SOIL TECH OF 51/1H, P.G.H.S. ROAD, KOLKATA - 700032. THE RECOMMENDATION OF SOIL TEST REPORT HAS BEEN CONSIDERED DURING STRUCTURAL CALCULATION.

DEBJANI SENGUPTA E.S.E. NO. 508(II)
NAME OF STRUCTURAL ENGINEER

DECLARATION 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.

SRI BHASKAR JYOTI ROY G.T.E. 4(II)
NAME OF GEO-TECHNICAL ENGINEER

PROPOSED G+III STORIED RESIDENTIAL BUILDING PLAN AT PREMISES NO. - 21, PURBACHAL KALITALA ROAD, WARD NO. - 106, BOROUGH - XII, P.S. - GARFA, KOLKATA - 700 078, UNDER MOUZA - KASBA, J.L. NO. - 13, R.S. DAG NO. - 4143, R.S. KHATIAN NO. - 1776, DISTRICT - SOUTH 24 PARGANAS, U/S 393A OF KOLKATA MUNICIPAL CORPORATION ACT 1980.

B.P NO.- 2023120036 DATE - 25-APR-23
VALID UPTO 24-APR-28

SHEET 2 OF 2

DEBASIS SOM
Digitally signed by DEBASIS SOM
Date: 2023.04.25 15:25:09 +05'30'
DIGITAL SIGNATURE OF A.E.

SHIBA PRASAD JANA
Digitally signed by SHIBA PRASAD JANA
Date: 2023.04.25 15:29:52 +05'30'
DIGITAL SIGNATURE OF E.E.