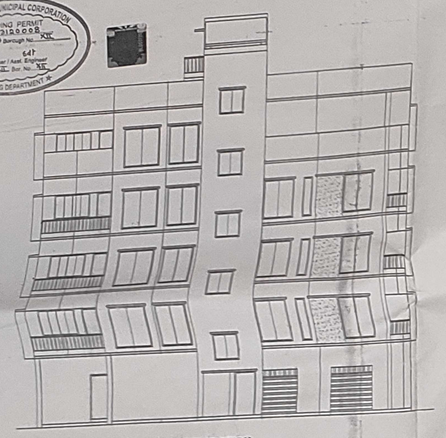
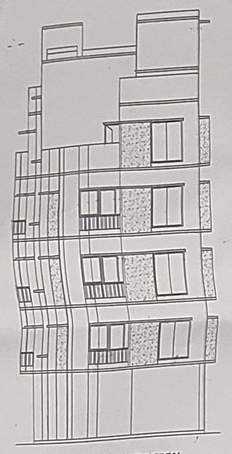
ADDITION OF 4TH FLOOR OVER AN EXISTING G+III (THREE) STORIED RESIDENTIAL BUILDING U/S 394 OF K.M.C. ACT 1980 AND COMPLYING THE K.M.C. B/R 2009 AND FOLLOWING OFFICE CIRCULAR NO - 4 OF 2019-2020 OF D.G. BLDG, DATED - 05.08.2019, AT PREMISES NO.- 203 BAGHAJATIN G BLOCK,AT. C.S. DAG NO. - 365, C.S. KHATIAN NO. - 137, R.S. DAG NO. - 369, R.S. KHATIAN NOS.- 108, MOUZA - BADEMASHAR, J.L. NO. - 31, PARGANA - KHASPUR, R.S. NO. - 17, TOUZI NOS. - 246,1516-1518, P.S. - PATULI, UNDER THE JURISDICTION OF KOLKATA MUNICIPAL CORPORATION, WARD NO -101, BOROUGH - XII, KOLKATA - 700084, VIDE B.P. NO - 2021120329, DATED - 07.01.2022. SUBSEQUENTLY REGULARISED U/R 26 (2a) & (2b) OF KMC BUILDING RULE 2009, DULY APPROVED BY E.E.(C) / BLDG. / BR- XII, DATED- 13.01.2023, VIDE SI NO. 106 / XII / 2022-2023

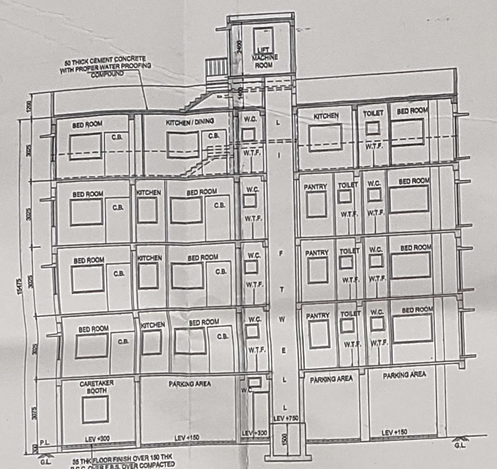
THE KOLKATA MUNICIPAL CORPORATION
BUILDING PERMIT
No. 2023120008
Date 02-01-23 Borough No. XII
Ex. Engineer / Asst. Engineer
Bor. No. XII Bor. No. XII
BUILDING DEPARTMENT



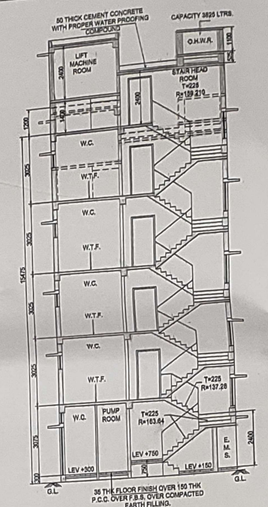
FRONT ELEVATION



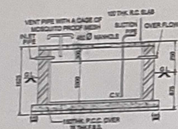
WEST SIDE ELEVATION



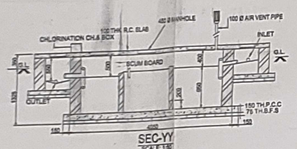
SECTION -AA



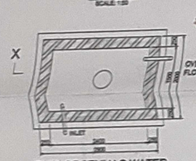
SECTION -BB



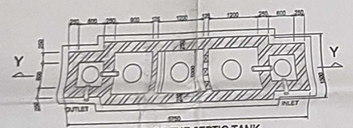
SEC - X-X
SCALE 1:50



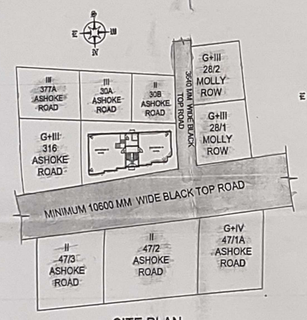
SEC-YY
SCALE 1:50



PLAN OF SEMI U.G.WATER RESERVOIR
(CAPACITY- 3635 LTS.)

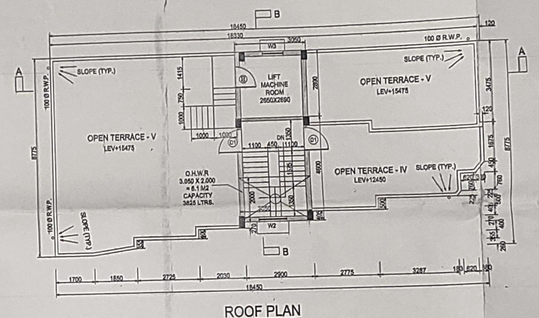


PLAN OF THE SEPTIC TANK



SITE PLAN
SCALE - 1:500

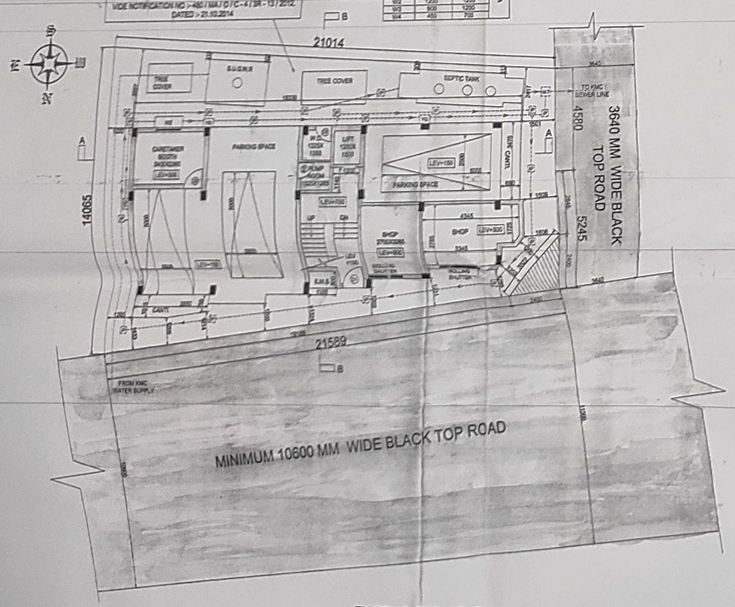
LOCATION PLAN
SCALE - 1:4000



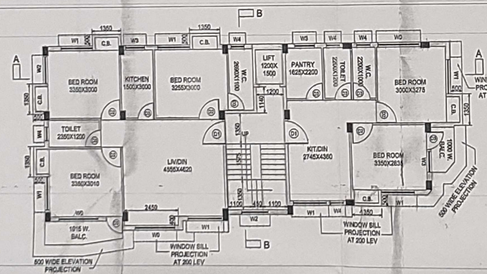
ROOF PLAN

SCHEDULE OF DOOR			
MKD	WIDTH	HEIGHT	
D1	1000	2100	SINGLE
D2	900	2100	
D3	750	2100	
SCHEDULE OF WINDOW			
MKD	WIDTH	HEIGHT	
W1	1800	1200	ALUMINIUM
W2	1350	1200	
W3	1200	1200	
W4	900	1200	
W5	450	600	

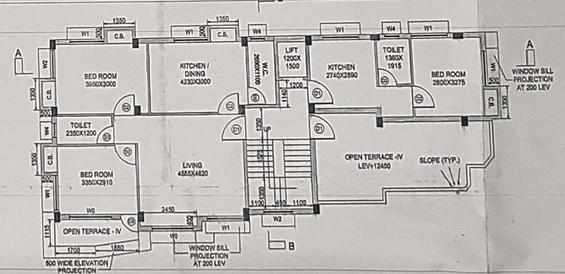
AVERAGE BACK = AREA / LENGTH
AVERAGE BACK = 54.568 / 16.330 = 3.000 MT.
VIDE NOTIFICATION NO :- 480 / MAU D / C - 4 / 3R - 13 / 2012, DATED :- 21.10.2014



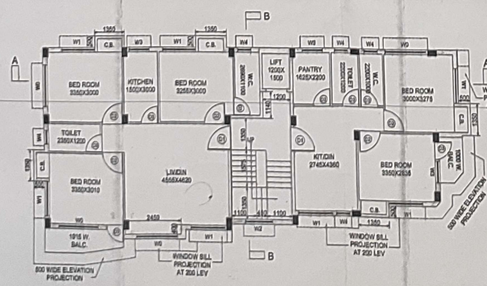
EXISTING GROUND FLOOR PLAN



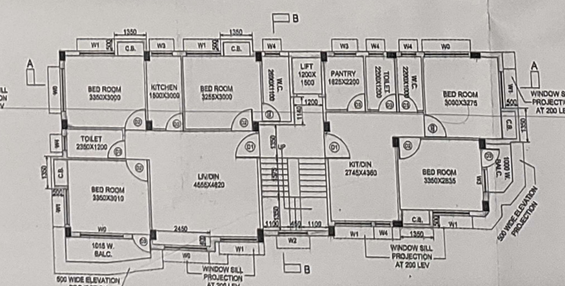
EXISTING 3RD FLOOR PLAN



PROPOSED 4TH FLOOR PLAN



EXISTING FIRST FLOOR PLAN



EXISTING 2ND FLOOR PLAN

CHARACTERISTICS OF PLAN PROPOSAL

PART-A

1. ASSESSEE NO : 31-101-06-0203-1

2.a) NAME OF THE APPLICANT & OWNER : SNIGDHA SAHA .

3. DETAILS OF REGD TITLE DEED :- BOOK - I, VOLUME NO - 1605-2018, PAGE NO. -1111661 TO 111691, BEING NO:-160503443, FOR THE YEAR 2018, DATED :- 05.06.2018, A.D.S.R. ALIPORE .

4. DETAILS OF BOUNDARY DECLARATION :- BOOK - I, VOLUME NO - 1605-2021, PAGE FROM - 118347 TO 118360, BEING NO:- 160502895, FOR THE YEAR 2021, DATED :- 29.10.2021, A.D.S.R. -ALIPORE ,WEST BENGAL.

5. DETAILS OF CORNER SPLAY :- BOOK - I, VOLUME NO - 1605-2021, PAGE FROM - 118361 TO 118377, BEING NO:- 160502894, FOR THE YEAR 2021, DATED :- 29.10.2021, A.D.S.R. -ALIPORE ,WEST BENGAL.

6a. DETAILS OF B.L. & L.R.O. MUTATION :- MEMO NO : 19 / MUT / 9606 / BL/RO / ATM / KASBA/ 18 DATED - 04.10.2018. (SHALI)

6b. DETAILS OF B.L. & L.R.O. CONVERSION :- MEMO NO :17 / 1113 / BL & LRO / KOL DATED - 07.10.2021 (BASTU).

PART-B

1. AREA OF THE LAND :- a) AS PER TITLE DEED = 254.768 M2 IS EQUIVALENT TO 3 K - 12 CH - 42.33 SFT.
b) AS PER BOUNDARY DECLERATION = 252.697 M2
c) CORNER SPLAY AREA = 2.071 M2
d) NET AREA OF THE LAND AFTER DEDUCTION OF CORNER SPLAY = 249.626 M2

2. PERMISSIBLE GROUND COVERAGE :-147.176 M2 (58.243%)

3. CONSTRUCTED GROUND COVERAGE :- 138.208 M2 (54.893%)

4. CONSTRUCTED & PROPOSED AREA:

FLOOR	TOTAL FLOOR AREA	TOTAL EXEMPTED AREA				NET FLOOR AREA
		STAIR + STAIR LOBBY	STAIR WELL	LIFT WELL	LIFT LOBBY	
EXISTING GROUND FLOOR	138.788 M2	18.189 M2	-	-	1.368 M2	119.632 M2
EXISTING 1ST FLOOR	138.208 M2	18.629 M2	6.709 M2	1.600 M2	1.368 M2	123.711 M2
EXISTING 2ND FLOOR	138.208 M2	18.629 M2	6.709 M2	1.600 M2	1.368 M2	123.711 M2
EXISTING 3RD FLOOR	138.208 M2	18.629 M2	6.709 M2	1.600 M2	1.368 M2	123.711 M2
PROPOSED 4TH FLOOR	111.905 M2	52.669 M2	2.836 M2	7.200 M2	5.840 M2	97.408 M2
TOTAL	658.317 M2					588.173 M2

5.A) PARKING CALCULATION:

TENANT SIZE BETWEEN	NET TENEMENT SIZE	TOTAL COMMON AREA	AREA TO BE ADDED	GROSS TENEMENT SIZE	NOS OF TENANT.	REQUIRED PARKING
BELOW 50 SQ.M	26.035 M2	85.295 M2 / 453.752 M2 =(18.391%)	4.788 M2	30.823 M2	1 NO.	2 NOS.
50 - 75 SQ.M	49.460 M2		9.096 M2	58.556 M2	1 NO.	
75 - 100 SQ.M	69.553 M2		12.792 M2	82.345 M2	1 NO.	
	73.271 M2		13.475 M2	86.746 M2	3 NOS.	

5.B) NOS. OF PARKING PROVIDED :- COVERED = 3 NOS.
C) ACTUAL AREA OF PARKING PROVIDED = 75.372 M2

6. PERMISSIBLE F.A.R = 2.25
7. CONSTRUCTED & PROPOSED F.A.R = 2.130

8. STATEMENT OF ADDITIONAL AREAS FOR FEES : (14.084 + 8.814 + 4.290 + 13.977) = 41.165 M2

FLOOR	CUPBOARD	LOFT	LEDGE/TERRA
GROUND FLOOR	NIL	NIL	NIL
1ST FLOOR	3.309 M2	NIL	NIL
2ND FLOOR	3.309 M2	NIL	NIL
3RD FLOOR	3.984 M2	NIL	NIL
4TH FLOOR	3.375 M2	NIL	NIL
TOTAL	13.977 M2	NIL	NIL

9. STAIR HEAD ROOM AREA = 14.084 M2
10. ROOF TOILET AREA = NIL
11. ROOF TANK AREA = 6.10 M2
12. LIFT MACHINE ROOM AREA = 8.814 M2
13. LIFT MACHINE ROOM STAIR AREA = 4.290 M2
14. GROSS SHOP AREA = 23.832 M2
15. CARPET AREA OF SHOP = 19.859 M2
16. TREE COVER AREA = 7.310 M2

DECLARATION OF OWNER/S

I / WE DO HEREBY DECLARE WITH FULL RESPONSIBILITY THAT -

1. I / WE HAD ENGAGED L.B.S. & E.S.E. DURING CONSTRUCTION.
2. I / WE HAD FOLLOWED THE INSTRUCTION OF L.B.S. & E.S.E. DURING CONSTRUCTION OF THE BUILDING.
3. K.M.C. AUTHORITY WILL NOT BE RESPONSIBLE FOR STRUCTURAL STABILITY OF THE BUILDING & ADJOINING STRUCTURES.
4. IF ANY SUBMITTED DUCOMENTS ARE FOUND TO BE FAKE, THE K.M.C. AUTHORITY WILL REVOKE THE COMPLETION PLAN.
5. THE CONSTRUCTION OF WATER RESERVOIR AND SEPTIC TANK HAVE ALREADY CONSTRUCTED AND FOUNDATION OF SAID G+IV (FOUR) STORIED RESIDENTIAL BUILDING HAS BEEN CONSTRUCTED UNDER SUPERVISION OF L.B.S. & E.S.E.

Snigdha Saha
SNIGDHA SAHA
SIGNATURE OF OWNER/S

DECLARATION OF L.B.S.

CERTIFIED WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS BEEN DRAWN AS PER PROVISION OF K.M.C. BUILDING RULES U/S 394 OF K.M.C. ACT 1980 AND COMPLYING THE K.M.C. B/R 2009 AND FOLLOWING OFFICE CIRCULAR NO - 4 OF 2019-2020 OF D.G. BLDG, DATED - 05.08.2019, AS AMENDED FROM TIME TO TIME AND THE SITE CONDITIONS INCLUDING WIDTH OF THE ABUTING ROAD IS MINIMUM 10600 MM AT NORTHERN SIDE AND 3640 MM AT WESTERN SIDE WHICH CONFORMS WITH THE PLAN WHICH HAS BEEN MEASURED AND VARIFIED BY ME. IT IS A BUILDABLE SITE NOT A TANK OR FILLED UP TANK. THE LAND IS DEMARCATED BY BOUNDARY WALL. THE SIGNATURE OF THE OWNER IS IDENTIFIED BY ME. THE PLOT IS BEYOND 500 MT. FROM C/L OF E.M. BYE PASS.

BIVAS BISWAS
L.B.S. OF KMC. No. 766, CLASS-I
E.S.E. OF KMC. No. 458, CLASS-II
49/A, S.V. Road, Kolkata - 32
BIVAS BISWAS
LBS NO - 766 , CLASS I
SIGNATURE OF L.B.S.

DECLARATION OF STRUCTURAL ENGINEER

CERTIFIED THAT THE STRUCTURAL DRAWING AND DESIGN OF BOTH FOUNDATION AND SUPERSTRUCTURE OF THE BUILDING HAS BEEN CHECKED BY ME CONSIDERING THE LOAD OF THE ADDITIONAL PROPOSED FLOOR AND ALL POSSIBLE LOADS INCLUDING THE SEISMIC LOAD AS PER THE NATIONAL BUILDING CODE OF INDIA AND CERTIFIED THAT IT IS SAFE AND STABLE IN ALL RESPECT.

BIVAS BISWAS
L.B.S. OF KMC. No. 766, CLASS-I
E.S.E. OF KMC. No. 458, CLASS-II
49/A, S.V. Road, Kolkata - 32
BIVAS BISWAS
ESE NO - 458 , CLASS II
SIGNATURE OF E.S.E.