

PROPOSED G+IV STORIED RESIDENTIAL BUILDING PLAN FOR PHASE-2(PART) AT MOUZA - BISHNUPUR, J.L.-44, L.R DAG NO.- 4100,4097,3843; L.R KHATIAN NO.-12382,11108,10968,11086,11108 ; R.S. NO.:-126 DIST - 24 PGNS(N), P.S. - RAJARHAT UNDER CHANDPUR GRAM PANCHAYET.

NAME OF THE OWNER	NAME OF THE DEVELOPER
1. WITHAL SERVICES PVT LTD 2. NEGUS SERVICES PVT LTD 3. MANOJ KUMAR BUDHIYA	NITU DEVELOPERS PVT. LTD

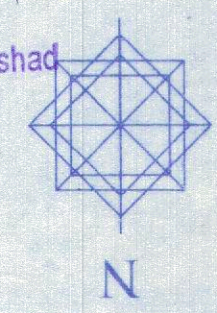
AREA STATEMENT	
AREA OF LAND (AS PER DEED) = 55.48 DEC= 2245.17 SQ.M	= 33K- 9CH -2Stf.
TOTAL GROUND FLOOR AREA BL-C = 572.82 SQM	
TOTAL TYPICAL FLOOR AREA BL-C = 609.32 SQM	
TOTAL BUILT UP AREA =3009.62 SQ.M.	
TOTAL CAR PARKING AREA = 422.11 SQ.M.	
TOTAL STAIR LIFT & PASSAGE = 90.5 SQ.M.	
COMMERCIAL AREA =131.81 SQ.M.	
PERMISSIBLE F.A.R =2.25	
PROPOSED F.A.R =2.20	
LEFT OPEN AREA =1672.35 SQ.M.	

**SANCTIONED & APPROVED**  
*[Signature]*  
 Executive Officer  
 Rajarhat Panchayat Samity  
 Rajarhat, North 24 Parganas

Approval Order No. 742/RPS  
 Date 10/06/2024  
 Valid up to 09/06/2029

The structural analysis reports & soil reports are kept for reference in this office. The clearance is accorded subject to certificate of architect, Str. Engineer, Geo.-Tech Engineer.

*[Signature]*  
 District Engineer  
 (N) 24 Parganas Zilla Parishad



CERTIFICATE OF OWNER :	CERTIFICATE OF ARCHITECT/L.B.S :
CERTIFIED THAT I/WE HAVE GONE THROUGH THE BUILDING RULES FOR THE NEW TOWN KOLKATA PLANNING AREA (BUILDING) RULES, 2014 AND ALSO UNDERTAKE TO ABIDE BY THOSE RULES DURING AND AFTER CONSTRUCTION OF THE BUILDING.	CERTIFIED THAT THE PLAN HAS BEEN DESIGNED AND DRAWN UP STRICTLY ACCORDING TO THE BUILDING RULES FOR THE NEW TOWN KOLKATA PLANNING AREA (BUILDING) RULES, 2014. CERTIFIED THAT THE FOUNDATION AND SUPER STRUCTURE OF BUILDING HAVE BEEN SO DESIGNED BY ME WILL MAKE FOUNDATION AND SUPER STRUCTURE SAFE IN ALL RESPECT INCLUDING THE BEARING CAPACITY AND SETTLEMENT OF SOIL. I HAVE PERSONALLY VERIFIED THE SITE AND FOUND IT IS BUILDABLE. IT IS NOT A TANK OR FILLED UP TANK. HENCE OK.
<b>NITU DEVELOPERS PVT. LTD.</b> <i>[Signature]</i> DIRECTOR	<i>Susmita Biswa</i> <b>SUSMITA BISWAS</b> LBS/1/1617 KOLKATA MUNICIPAL CORPORATION
SIGNATURE OF OWNER :	SIGNATURE OF ARCHITECT/LBS :