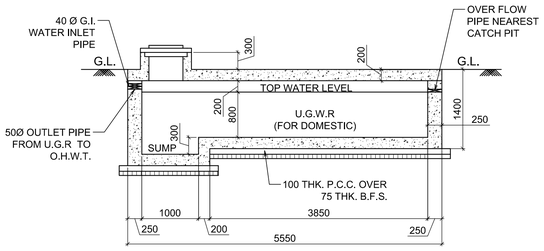
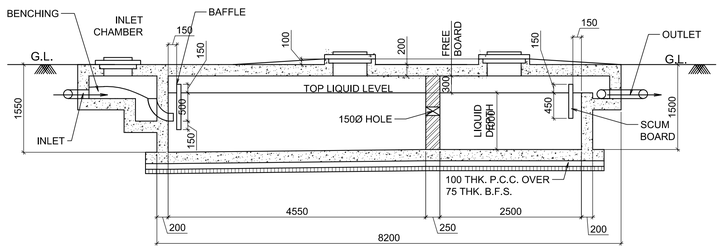
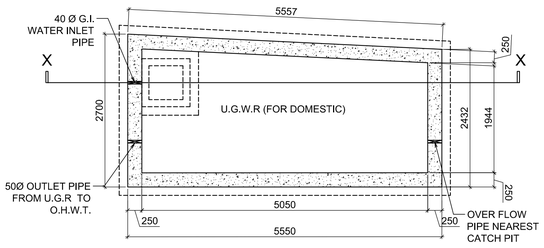


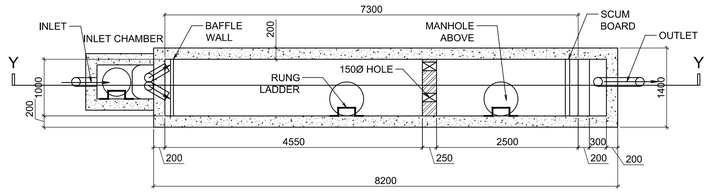
DETAIL SECTION OF UNDER GROUND WATER RESERVOIR- XX
SCALE - 1:50



DETAIL SECTION OF SEPTC TANK- YY
SCALE - 1:50



PLAN OF UNDER GROUND WATER RESERVOIR
SCALE - 1:50
(CAPACITY- 10000 LTS)

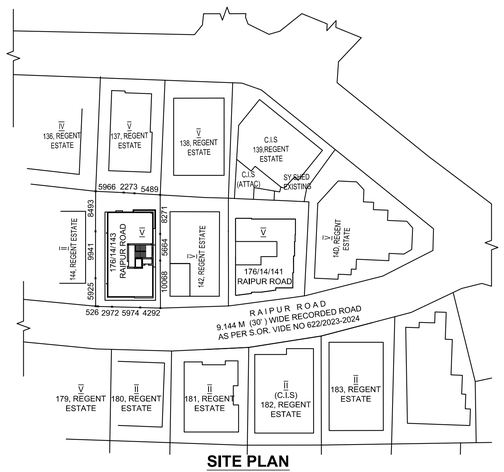


PLAN OF SEPTIC TANK
SCALE - 1:50
(50 USERS)

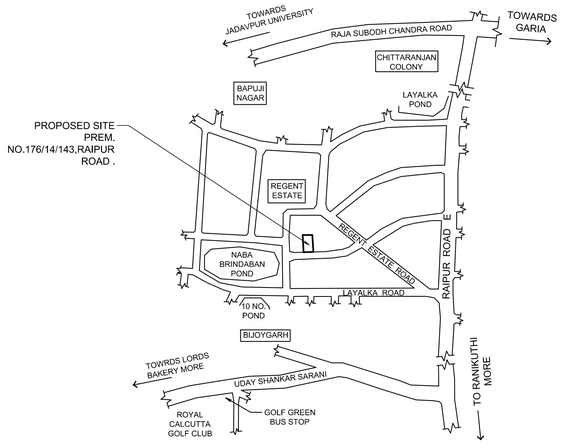
NOTE:

1. ALL SORTS OF PRECAUTIONARY MEASUREMENTS WILL BE TAKEN AT THE TIME OF DEMOLISHING EXISTING BUILDING AND CONSTRUCTION OF UNDERGROUND SEPTIC TANK, U.G.W.R. AND CONSTRUCTION OF THE BUILDING

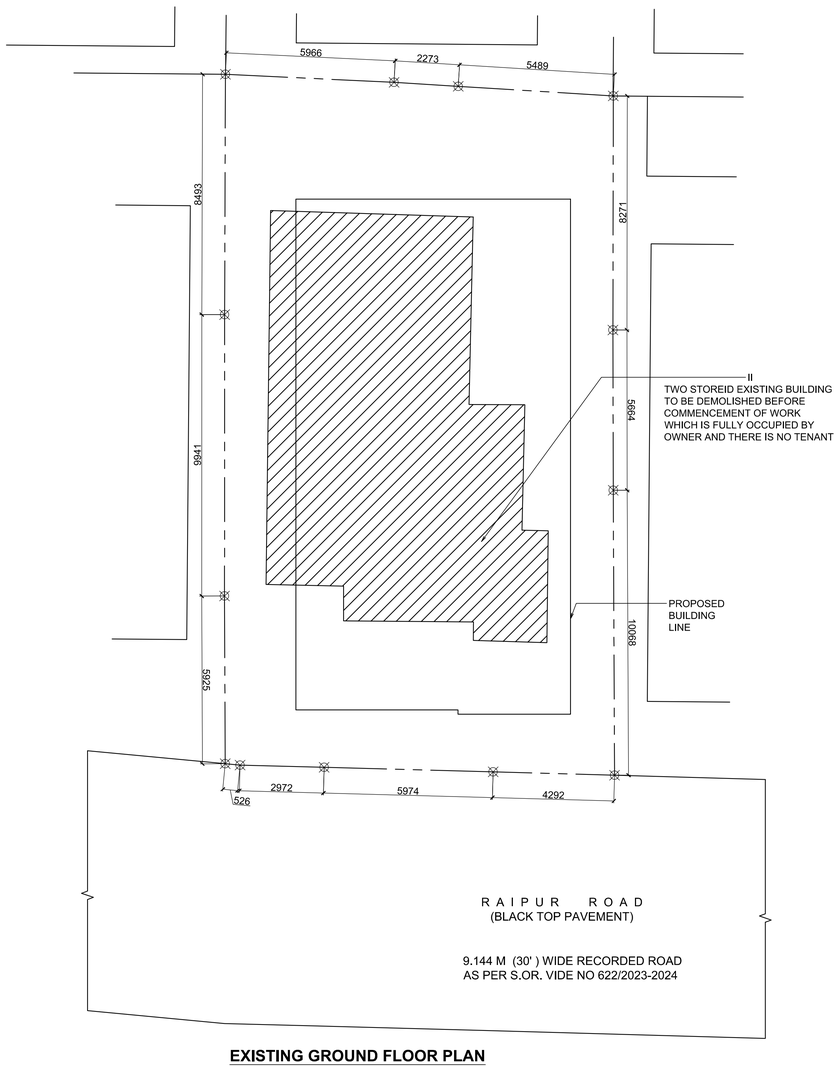
2. THE DEPTH OF UNDERGROUND SEPTIC TANK AND U.G.W.R. WILL NOT EXCEED THE DEPTH OF FOUNDATION OF THE NEIGHBORING COLUMN OF THE BUILDING.
TOP SLAB OF UNDERGROUND SEPTIC TANK AND U.G.W.R. IS 150mm THK R.C.C. SLAB TO BEAR WHEEL LOAD, FINISHED AT DRIVEWAY LEVEL. ALL SURFACE STRENGTH NOT LESS THAN 45MT. LOADING CAPACITY.



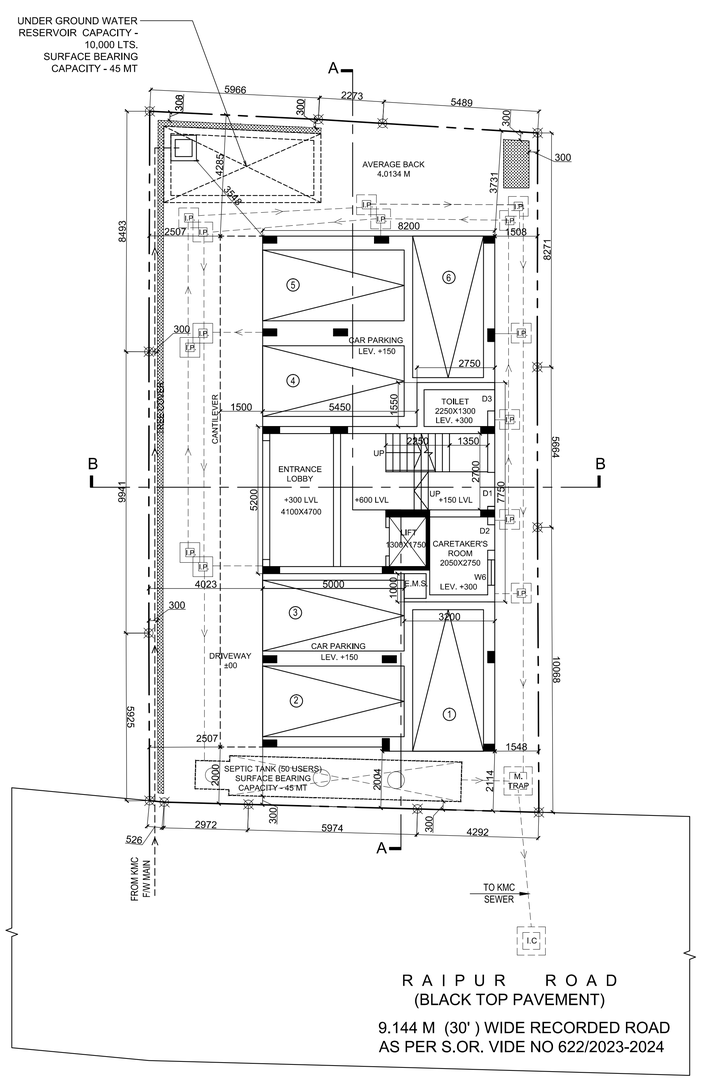
SITE PLAN
SCALE - 1:600



LOCATION PLAN
SCALE - 1:4000



EXISTING GROUND FLOOR PLAN
SCALE - 1:100



PROPOSED GROUND FLOOR PLAN
SCALE - 1:100

AREA STATEMENT

1. Area of land :- As per Title of Deed and Assessment Book
   = 4 K - 15 CH. - 20 SQ.FT. = 332.126 SQ.M.
   And Boundary declaration = 4 K - 15 CH. - 25 SQ.FT.= 332.580 SQ.M
2. Permissible F.A.R = 2.250
   Proposed F.A.R. = 1.9927
3. Permissible Ground Coverage = 55.595 % = 184.645 SQ.M.
   Proposed Ground Coverage = 52.895 % = 175.681 SQ.M.

S.N.	Floors	Floor area	Cut-outs: Lift well / Stair well	Area for fees: Gross Floor Area in sqm.	Total Exempted Area in sqm.: Staircase	Lift lobby	Net Floor Area in sqm.
i)	Ground Floor	148.6062 sq.m.	-	148.6062 sq.m.	13.3650 sq.m.	3.000 sq.m.	132.2412 sq.m.
ii)	1st. Floor	175.6812 sq.m.	2.2750 sq.m.	173.4062 sq.m.	13.3650 sq.m.	2.700 sq.m.	157.3412 sq.m.
iii)	2nd. Floor	175.6812 sq.m.	2.2750 sq.m.	173.4062 sq.m.	13.3650 sq.m.	2.700 sq.m.	157.3412 sq.m.
iv)	3rd. Floor	175.6812 sq.m.	2.2750 sq.m.	173.4062 sq.m.	13.3650 sq.m.	2.700 sq.m.	157.3412 sq.m.
v)	4th. Floor	175.6812 sq.m.	2.2750+1.260 =3.535	172.1462 sq.m.	13.3650 sq.m.	2.700 sq.m.	156.0812 sq.m.
4.	TOTAL	851.3310 sq.m.	10.360 sq.m.	840.9710 sq.m.	66.8250 sq.m.	13.800 sq.m.	760.3460 sq.m.

5. TENEMENTS & CAR PARKING CALCULATION :

(A) RESIDENTIAL : Total Common area = @18.6204x2+18.5392x2+50.1025 = 124.4217 sqm. Total Tenement area = 618.0454 sqm.

FLOOR	TENEMENT SIZE (sqm.)	AREA OF COMMON SPACE (sqm.)	TENEMENT AREA (sqm.)	NO. OF TENEMENT	REQUIRED CAR PARKING WITH SIZE (sqm)	PARKING
1ST. FL. & 2ND. FL.	FLAT-A 88.0931	FLAT-A 17.7331	FLAT-A 105.826	2	100 TO 200 (1 PARKING FOR EACH)	2
	FLAT-B 66.6926	FLAT-B 13.4252	FLAT-B 80.117	2	75 TO 100 (1 PARKING FOR EACH 2 TENEMENTS)	1
3RD.FL.	FLAT-A 88.0931	FLAT-A 17.7331	FLAT-A 105.826	1	100 TO 200 (1 PARKING FOR EACH)	1
	FLAT-B 66.7739 (DUPLEX)	FLAT-B 13.4415 (DUPLEX)	FLAT-B 80.215 (DUPLEX)	1 TOTAL AREA = 264.733	200 TO 300 (2 PARKING FOR EACH TENEMENT)	2
4TH. FL.	FLAT-B 153.607	FLAT-B 30.9210	FLAT-B 184.528			
				TOTAL = 6 NOS		TOTAL = 6 NOS

B) No. of Parking provided Covered = 6 nos.
C) Permissible area of parking : Ground floor = 6 X 25 = 150 sq.m.
D) Actual area of parking provided Ground floor = 98.5037 sq.m.
E) Ground Floor Plate Area = (Parking 98.5037 + Service 50.1025 = 148.6062 sq.m.

FAR Calculation = (Net area - Carparking provided)/ Land Area
= (760.346 - 98.5037) / 332.126 = 1.993
Additional Area for Fees = Stair Head Room + MRL. + Cupboard + Roof toilet
= 20.639 sq.m. + 3.25 sq.m. + 13.199 sq.m. + 3.00 sqm = 40.088 sq.m.
Total Area for Fees = Total Gross Floor Area + Addition Area For Fees = (840.9710+ 40.088) sqm
= 881.059 sqm

1.	Permissible FAR = 2.25	1.	Goomty area = Nil
2.	Proposed FAR = 1.993	2.	Service Area at Ground Floor if any = Nil
3.	Statement of other Area for Fees:	3.	Relaxation of authority, if any = Nil
4.	Stair Head Room Area = 20.639 sq.m.	4.	Current Declaration of Owner, ESE, = Nil
5.	MRL Lift = 3.25 sqm.	5.	Existing area = 237.192 sqm
6.	C.B Area = 13.199 sqm.	6.	Permissible Green Cover = 6.974 sqm. = 2.10 %
7.	Roof Toilet Area, if any = 3.00 sqm.	7.	Tree cover area = 7.38 sqm. = 2.22 %
		9.	Roof Tank Area = 9.047 sqm.
		10.	Terrace Area = 175.6812 sqm.

CO-ORDINATES IN WGS 84 AND SITE ELEVATION (AMSL)

REFERENCE POINT MARKED IN THE SITE PLAN OF THE PROPOSAL	CO-ORDINATE IN WGS 84		SITE ELEVATION (AMSL)
	LATITUDE	LONGITUDE	
	22.487085 N	88.367714 E	9.8 M

AVERAGE BACK CALCULATION (VIDE NOTIFICATION 480/MA/O/C-4/3R-13/2012, DATED 21.10.2014. W.E.F. 22.10.2014

AREA:
0.439 SQM + 2.706 SQM + 0.429 SQM + 35.356 SQM = 38.930 SQM

AREA / LENGTH = 38.930 / 9.70 = 4.0134 > 4

SPECIFICATION

1. ALL DIMENSIONS ARE IN MM UNLESS IT IS MENTIONED.
2. ALL EXTERNAL BRICK WALLS ARE 250/200 MM THICK AND INTERNAL 125/75 MM THICK UNLESS IT IS MENTIONED.
3. ALL BRICKWORK PLASTERING INSIDE OR OUTSIDE ARE IN THE RATIO OF1:6 & 1:4 RESPECTIVELY AND OUTSIDE PLASTERING CONTAINS WATER PROOFING.
4. ALL CIVIL WORKS ARE AS PER IS 456 AND ALL REINFORCEMENT AS PER IS 1176.
5. ALL R.C.C. WORKS ARE IN THE RATIO 1:1.5:3.
6. ALL PRECAUTIONERY MEASURES SHALL BE TAKEN AT THE TIME OF CONSTRUCTION OF SEMI-UNDERGROUND WATER RESERVOIR.
7. DEPTH OF WATER RESERVOIR SHALL NOT BE MORE THAN THE DEPTH OF MAIN COLUMN FOUNDATION.

1. ASSESSEE NO = 210960700892

2. DETAILS OF REGISTERED DEED	3. DETAILS OF REGISTERED BOUNDARY DECLARATION	4. DETAILS OF REGISTERED POWER OF ATTORNEY
BOOK NO. - I VOLUME NO. - 145 PAGES FROM- 217 TO 224 BEING NO. - 7528 OFFICE- S.R. ALIPORE. DATED-29-06-1988.	BOOK NO. - I VOLUME NO. - 1604 - 2023 PAGES FROM- 184642 TO 184656 BEING NO. - 160406335 OFFICE- D.S.R.-IV, SOUTH 24-PARGANAS. DATED - 26-05-2023.	BOOK NO. - I VOLUME NO. - 1604-2023 PAGES FROM- 428373 TO 428387 BEING NO. - 160413903 OFFICE- D.S.R.-IV,SOUTH 24-PARGANAS DATED - 22-11-2023

DOOR SCHEDULE			WINDOW SCHEDULE		
TYPE	WIDTH	HEIGHT	TYPE	WIDTH	HEIGHT
D1	1200	2150	W1	1800	1850
D2	900	2150	W2	1500	1850
D3	750	2150	W3	1350	1850
D4	1000	2150	W4	1200	1850
SLD1	2700	2150	W5	900	1850
SLD2	2250	2150	W6	900	1100
SLD3	1800	2150	W7	600	950
			W7A	600	1800
			W8	900	950
			W9	2800	1850
			W10	1250,1250	1100

DECLARATION OF OWNER/ APPLICANT

I DO HEREBY UNDERTAKE WITH FULL RESPONSIBILITY THAT :

1. I SHALL ENGAGE ARCHITECT, E.S.E., AND G.T.E. DURING CONSTRUCTION.
2. I SHALL FOLLOW THE INSTRUCTION OF ARCHITECT, E.S.E., AND G.T.E. DURING CONSTRUCTION OF THE BUILDING (AS PER B.S. PLAN).
3. THE K.M.C. AUTHORITY WILL NOT BE RESPONSIBLE FOR STRUCTURAL STABILITY OF THE BUILDING AND ADJOINING STRUCTURE.
4. IF ANY SUBMITTED DOCUMENTS ARE FOUND TO BE FAKE, THE K.M.C. AUTHORITY MAY REVOKE THE SANCTION PLAN.
5. THE CONSTRUCTION OF UNDERGROUND WATER RESERVOIR AND SEPTIC TANK WILL BE UNDERTAKEN UNDER THE GUIDANCE OF ARCHITECT/E.S.E BEFORE STARTING THE BUILDING FOUNDATION WORK.
6. EXISTING STRUCTURE TO BE DEMOLISHED BEFORE COMMENCEMENT OF WORK. THERE IS NO TENANT.
7. PLOT IS IDENTIFIED BY ME DURING INSPECTION.
8. THERE IS NO COURT CASE PENDING.

SRI NARAYAN SAHA
AS CONSTITUTED ATTORNEY OF
SMT. BULBUL BHOUMIK alias BULBUL BOSE.

NAME OF THE APPLICANT

DECLARATION OF ARCHITECT

I CERTIFIED WITH FULL RESPONSIBILITY THAT THE PROPOSED BUILDING PLAN HAS BEEN DRAWN UP AS PER PROVISION OF K.M.C. BUILDING RULE 2009 AS AMENDED FROM TIME TO TIME THAT THE SITE CONDITIONS INCLUDING THE WIDTH OF ABUTTING ROAD 9.144 M AT WEST CONFIRM WITH THE PLAN AND WHICH HAS BEEN MEASURED AND VERIFIED. IT IS A BUILDABLE SITE AND NOT A TANK OR FILLED UP TANK. NOW THERE IS AN EXISTING STRUCTURE OCCUPIED BY OWNER AND THE PLOT IS DEMARCATED BY BOUNDARY WALL. THE CONSTRUCTION OF UNDER GROUND WATER RESERVOIR AND SEPTIC TANK WILL BE COMPLETED BEFORE STARTING THE BUILDING FOUNDATION.

SAPAN KUMAR PATRA
C.A/2010/47827
NAME OF THE ARCHITECT

DECLARATION OF E.S.E

THE STRUCTURAL DESIGN AND DRAWINGS OF BOTH FOUNDATION & SUPERSTRUCTURE OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING THE SEISMIC LOADS AS PER THE NATIONAL BUILDING CODE OF INDIA AND CERTIFIED THAT IT IS SAFE AND STABLE IN ALL RESPECTS.
SOIL TESTING HAS BEEN SIGNED BY MR. BHASKARJYOTI ROY , G.T.E., EMPANELMENT NO. G.T/I/50 (K.M.C) PREPARED BY SOIL-TECH
(51/1H, PRINCE GOLAM HOSSAIN SHAH ROAD, JADAVPUR. KOLKATA -700032.

BIBEK BIKASH MULLICK.
ESE NO - I / 75
NAME OF THE E.S.E

DECLARATION OF GEO TECH ENGINEER

UNDERSIGNED HAS BEEN 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 HERE IS SAFE AND STABLE IN ALL RESPECT FROM GEO TECHNICAL POINT OF VIEW.

BHASKARJYOTI ROY
G.T.E. NO- G.T/I/50 (K.M.C)
NAME OF THE GEO TECHNICAL ENGINEER

PROJECT

PROPOSED G+IV STORIED (HEIGHT OF THE BUILDING 15.45 M) RESIDENTIAL BUILDING FOLLOWING SECTION 393A OF K.M.C. ACT 1980 & K.M.C. BUILDING RULES, 2009, AT PREMISES NO-176/14/143, RAIPUR ROAD, KOLKATA-700092, P.S. - JADAVPUR, WARD NO - 96, BOROUGH NO - X, PLOT NO-143, J.L. NO- 34, TOUZI NO.- 151, MOUZA- BADE RAIPUR.

TITLE

SITE PLAN, LOCATION PLAN, EXISTING GROUND FLOOR PLAN, PROPSED GROUND FLOOR PLAN, U.G.W.R DETAIL, SEPTIC TANK DETAIL

N

DESIGNED:	DRG.NO - MASTER SHEET
CHECKED:	SCALE - 1:50, 1:100, 1:200, 1:600, 1:4000
DEALT:	DATE - 23.05.2023

ARCHITECT

BLUE UMBRELLA DESIGN STUDIO,
27, MAHANIRBAN ROAD,
KOLKATA - 700029
PHONE NO. - 033-35583563, 9007512424
EMAIL: blueumbrella15@gmail.com, sapan.patra13@gmail.com

THIS DRAWING HAS NOT BEEN PUBLISHED AND IS THE SOLE PROPERTY OF THE ARCHITECT AND IS ISSUED TO THE PARTY FOR THE SPECIFIC PURPOSE OF MUNICIPAL SANCTION AND IT SHALL NOT BE REPRODUCED, COPIED, LENT OR OTHERWISE DISPOSED OFF DIRECTLY OR INDIRECTLY, NOR USED FOR ANY OTHER PURPOSE OTHER THAN FOR WHICH IT IS FURNISHED.

BUILDING PERMIT NO. 2023100187 DATE : 18-DEC-2023

VALID UP TO : 5 years from date of sanction.

DIBAKAR CHOWDHURY
Digitally signed by DIBAKAR CHOWDHURY
Date: 2023.12.18 17:52:42 +05'30'
Assistant Engineer(C)/Bldg/Br-X

TUSHAR JATI
Digitally signed by TUSHAR JATI
Date: 2023.12.18 18:02:03 +05'30'
Executive Engineer(C)/Bldg/Br-X