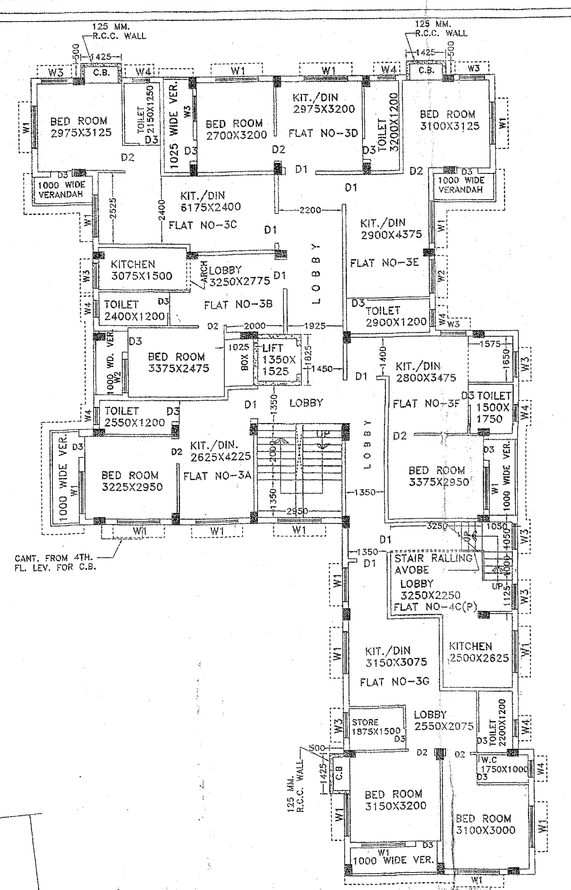
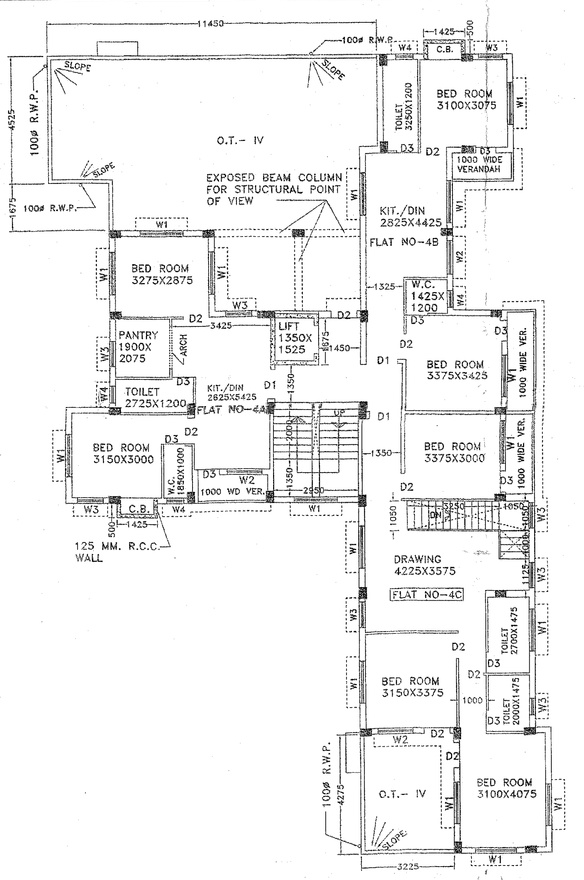


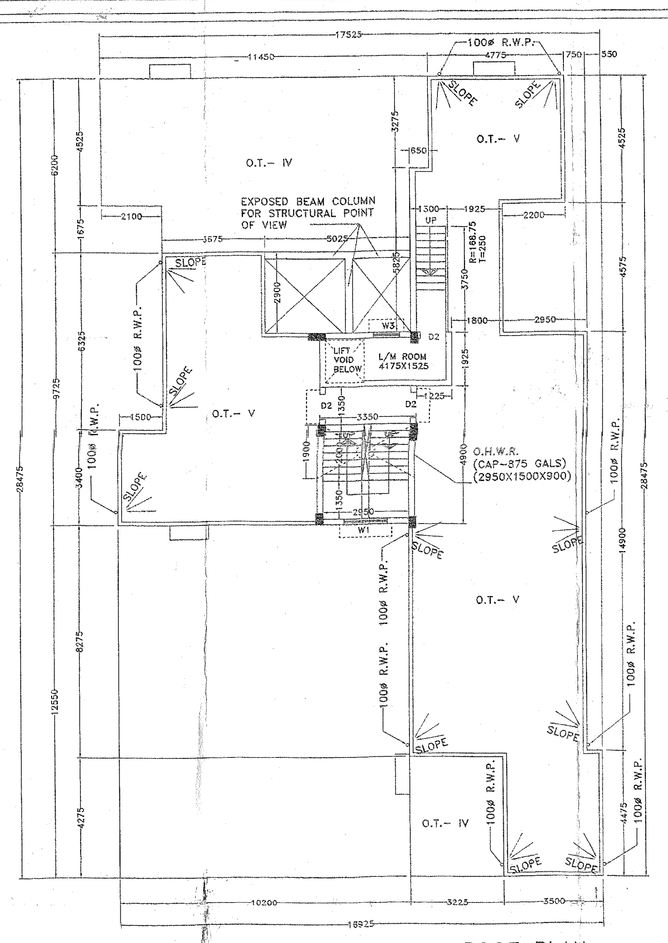
3RD. FLOOR PLAN

SCALE :-1:100



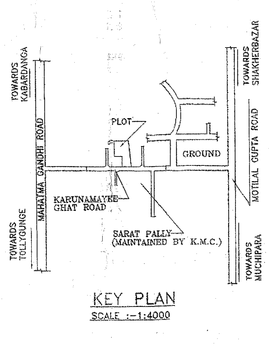
4TH. FLOOR PLAN

SCALE :-1:100



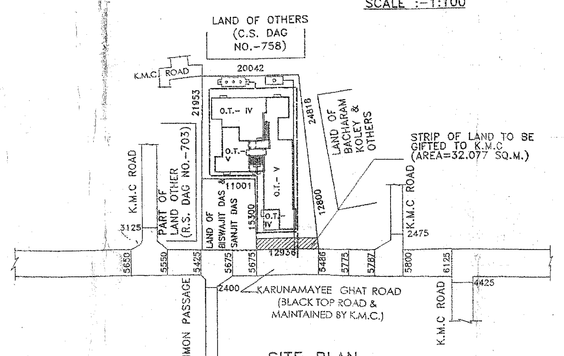
ROOF PLAN

SCALE :-1:100



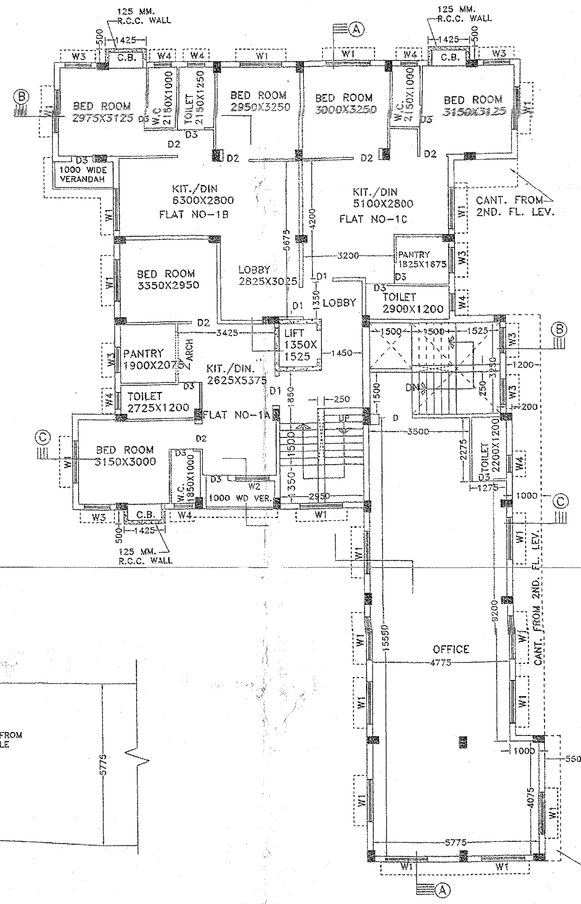
KEY PLAN

SCALE :-1:4000



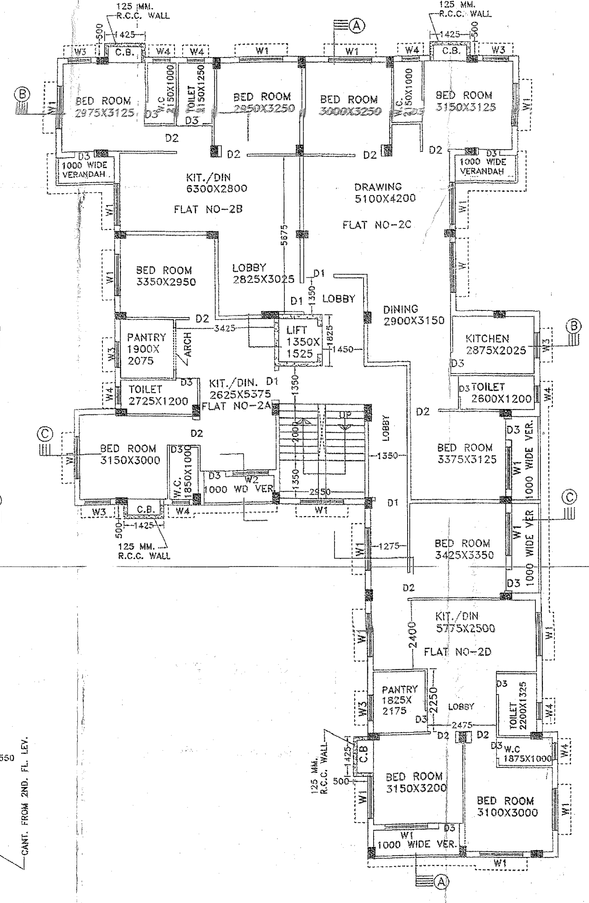
SITE PLAN

SCALE :-1:500



1ST. FLOOR PLAN

SCALE :-1:100



2ND. FLOOR PLAN

SCALE :-1:100

GROUND FLOOR PLAN

SCALE :-1:100

THE KOLKATA MUNICIPAL CORPORATION
BUILDING PERMIT
No. ...
Borough No. ...
Assistant Engineer
Executive Engineer
Bldg. No. ...

THE SANCTION IS VALID UP TO...

Approved by M.B.C.

Sanctioned subject to demolition of existing structure to provide open space as per plan before construction is started

Asstt. Engineer of Br. PLAN

APPROVED
ASSISTANT ENGINEER (C)
BOROUGH No.- XIII

BUILDING DEPARTMENT

OFFICE USE ONLY

PERMISSIBLE HEIGHT IN REFERENCE TO CCZM ISSUED BY AAI:45.0 M

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

CO-ORDINATE IN WGS 84		SITE ELEVATION (AMSL)
LATITUDE	LONGITUDE	
22°29'08.83"N	88°19'55.83"N	10.00 MTS.

THE ABOVE INFORMATION IS TRUE AND CORRECT IN ALL RESPECT AND IF AT ANY STAGE, IT IS FOUND 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.

COVERED AREA CALCULATION:-

FLOOR MKD.	FLOOR AREA (Sq.m.)	LIFT WELL (Sq.m.)	STAIR WELL (Sq.m.)	GROSS COV. AREA (Sq.m.)	EXEMPTED AREA FOR STAIR (Sq.m.)	EXEMPTED AREA FOR LIFT LOBBY (Sq.m.)	NET FL. AREA (Sq.m.)
GROUND FLOOR	276.773	—	—	276.773	13.367	2.465	260.941
1ST. FLOOR	(294.283-12.268) = 282.015	2.058	0.500	279.457	13.367	2.646	263.444
2ND FLOOR	314.545	2.058	0.500	311.987	13.367	2.646	295.974
3RD FLOOR	314.545	2.058	0.500	311.987	13.367	2.646	295.974
4TH FLOOR	(220.624-5.564) = 215.06	2.058	0.500	212.302	13.367	2.429	196.706
TOTAL	1402.938	8.232	2.000	1392.706	66.835	12.932	1313.039

FLAT AREA CALCULATION:-

TENEMENT MKD.	TENEMENT AREA (EXCL. COMMON AREA (Sq.m.)	AREA TO BE ADDED FOR COMM. PURPOSE (Sq.m.)	ACTUAL TENEMENT AREA (Sq.m.)
FLAT NO-GA	39.240	5.312	44.552
FLAT NO-1A	54.185	7.335	61.521
FLAT NO-1B	59.536	8.060	67.596
FLAT NO-1C	54.694	7.405	62.099
FLAT NO-2A	54.185	7.336	61.521
FLAT NO-2B	59.536	8.060	67.596
FLAT NO-2C	90.708	12.280	102.988
FLAT NO-2D	80.616	10.914	91.530
FLAT NO-3A	31.293	4.236	35.529
FLAT NO-3B	33.462	4.530	37.992
FLAT NO-3C	35.307	4.780	40.087
FLAT NO-3D	28.882	3.910	32.792
FLAT NO-3E	32.602	4.414	37.016
FLAT NO-3F	33.880	4.587	38.467
FLAT NO-3G	55.488	7.512	63.000
FLAT NO-4A	54.997	7.448	62.445
FLAT NO-4B	57.12	7.733	64.853
FLAT NO-4C + 4C(P)	103.124	13.961	117.085

NOTE'S & SPECIFICATION :-

(a) ALL DIMENSIONS ARE IN MM.
(b) ALL EXTERNAL WALLS ARE 200 MM THK. WITH CEMENT SAND MORTAR (1:5)
(c) ALL INTERNAL WALLS ARE 125 MM & 75 MM THK. WITH CEMENT SAND MORTAR (1:4)
(d) ALL EXTERNAL WALLS PLASTER ARE 15 MM THK. WITH CEMENT SAND MORTAR (1:4)
(e) ALL INTERNAL WALLS PLASTER ARE 19 MM THK. WITH CEMENT SAND MORTAR (1:5)
(f) ALL CEILING PLASTER ARE 10 MM THK. WITH CEMENT SAND MORTAR (1:4)
(g) THE DEPTH OF SEPTIC TANK & S.U.G.W. RESERVOIR SHOULD NOT EXCEED THE DEPTH OF FOUNDATION
(h) GRADE OF STEEL : Fe500
(i) GRADE OF CONCRETE : M20
(j) OTHER SPECIFICATIONS WILL BE FOLLOWED AS PER N.B.C. OF INDIA (LATEST EDITION)

SCHEDULE OF DOORS & WINDOWS

DOORS			WINDOWS		
TYPE	WIDTH	HEIGHT	TYPE	WIDTH	HEIGHT
D	1200	2100	W	1800	1200
D1	1050	2100	W1	1500	1200
D2	900	2100	W2	1200	1200
D3	750	2100	W3	900	1200
			W4	600	750
			W0	1350	2100

STATEMENT OF PLAN PROPOSAL:-

"A"

1. ASSESSEE NO. - 41-115-05-0586-4
2. DETAILS OF REGD. AMALGAMATION DEED:-
(a) BOOK NO :- I
(b) VOLUME NO :- 1602-2019
(c) BEING NO. :- 160206963
(d) PAGES :- 248612 TO 248650
(e) IN THE YEAR :- 2019
(f) DATED :- 30.08.2019
(g) REGD. OFFICE :- D.S.R.-II, (SOUTH 24 PGS.)
3. DETAILS OF REGD. DEED (OTHER) - 3 NOS.:-
(a) BOOK NO :- I, I & I
(b) VOLUME NO :- 2, 2 & 94
(c) BEING NO. :- 185, 186 & 3646
(d) PAGES :- 258 TO 269, 270 TO 280 & 267 TO 275
(e) IN THE YEAR :- 1994, 1994 & 1882
(f) DATED :- 24.11.1994, 24.11.1994 & 14.07.1982
(g) REGD. OFFICE :- D.S.R.-II, (SOUTH 24 PGS.)-ALL
4. DETAILS OF REGD. POWER OF ATTORNEY :-
(a) NAME :- M/S R.P. ENTERPRISE
PROPRIETOR :- SRI GOPAL SAHA
(C.A. OF SRI ANANDA KUMAR KOLAY, SMT. SHIKHA KOLAY, SRI BASUDEB SENAPATI & OTHERS
(b) BOOK NO :- I, I & I AND I
(c) VOLUME NO. :- 1602-2018, 1602-2018 & 1602-2019 AND 1602-2021
(d) BEING NO. :- 160209800, 160209569 & 160205918 AND 160205932
(e) PAGES :- 320133 TO 320150, 320116 TO 320132, 19848 TO 19875 AND 148255 TO 148295
(f) IN THE YEAR :- 2018, 2018 & 2019 AND 2021
(g) DATED :-10.09.2018, 10.09.2018, & 22.01.2019 AND 12.04.2021
(h) REGD. OFFICE :- D.S.R.-II (SOUTH 24 PGS.) - ALL
5. DETAILS OF REGD. BOUNDARY DECLARATION:
(a) BOOK NO :- I
(b) VOLUME NO :- 1602 - 2020
(c) BEING NO. :- 160206051
(d) PAGES :- 232640 TO 232660
(e) IN THE YEAR :- 2020
(f) DATED :- 10.11.2020
(g) REGD. OFFICE :- D.S.R.-II (SOUTH 24 PGS.)
6. DETAILS OF REGD. GIFT (STRIP OF LAND-- FRONT) FOR ADDITIONAL HEIGHT :-
(a) BOOK NO :- I
(b) VOLUME NO :- 1602 - 2021
(c) BEING NO. :- 160200577
(d) PAGES :- 25831 TO 25860
(e) IN THE YEAR :- 2021
(f) DATED :- 19.01.2021
(g) REGD. OFFICE :- D.S.R.-II (SOUTH 24 PGS.)
7. DETAILS OF REGD. DECL. FOR NON EVICTION OF TENANT :-
(a) BOOK NO :- I
(b) VOLUME NO :- 1602 - 2021
(c) BEING NO. :- 160207383
(d) PAGES :- 3590 TO 3600
(e) IN THE YEAR :- 2020
(f) DATED :- 05.01.2021
(g) REGD. OFFICE :- D.S.R.-II (SOUTH 24 PGS.)
8) N.O.C FROM ULC VIDE NO 2405/ULC/ALIP/2020. DT 09/12/2020.

"B"

01) LAND AREA :-
(a) AS PER RECORD = 09K-15CH-15 SQ.FT (666.109 SQ.M.)
(b) AS PER REGD. BOUNDARY DECL & ULC. = 857.898 SQ.M.

02) ROAD WIDTH= 5486 MM (MIN.)

03) DETAILS OF REGD. GIFT (STRIP OF LAND - FRONT) FOR ADDITIONAL HEIGHT :- STRIP AREA = 32.077 SQ.M.

04) GROUND COVERAGE:-
(a) PERMISSIBLE = 328.949 SQ.M. (50%)
(b) PROPOSED = 314.545 SQ.M. (47.81%)
05) F.A.R.:-
(a) PERMISSIBLE = 1.75
(b) PROPOSED = 1.746

06) TOTAL COVERED AREA:-
INCLUDING STAIR & LIFT LOBBY =1392.706SQM
STAIR & LIFT LOBBY =79.667SQM
EXCLUDING STAIR & LIFT LOBBY =1313.039SQM

07) C.B. AREA = 8.558 SQ.M.

08) SIZE OF TENEMENTS:-
(a) < 50.00 SQ.M. = 7 NOS.
(b) > 50.00 & < 75.00 SQ.M. =8 NOS.
(c) > 75.00 & < 100.00 SQ.M. =1 NO.
(d) > 100.00 & < 200.00 SQ.M. =2NOS.

(09) PARKING REQUIRED FOR RESIDENTIAL = (1+2+0+2) NOS. = 5 NOS.
TOTAL NOS. OF TENEMENTS = 18 NOS.

10) OFFICE AREA :-
(a) COVERED AREA = 125.939 SQ.M.
(b) CARPET AREA = 75.115 SQ.M. (REQD. 1 NO OF CAR PARKING)

11) SHOPS AREA :-
(a) COVERED AREA = 51.693 SQ.M.
(b) CARPET AREA = 25.530 SQ.M. (REQD. 1 NO OF CAR PARKING)

12) CAR PARKING :-
(a) PERMISSIBLE = (3+1+1) = 7 NOS.
(b) PROPOSED = 7 NOS.

13) CAR PARKING AREA = (109.045+55.263) =164.308 SQ.M.

14) STAIR COVERED AREA = 16.417 SQ.M.

15) LIFT MACHINE ROOM AREA = 8.806 SQ.M.

16) STAIR LEADING TO L.M.R. AREA = 4.125 SQ.M.

17) OVER HEAD WATER RESERVOIR AREA = 6.366 SQ.M.

18) REQUIRED TREE COVER AREA = 3.482% OF LAND AREA = 3.482x657.898/100=22.908 SQM.

19) PROVIDED TREE COVER AREA = 24.156 SQM. (3.67%)

DECLARATION OF L.B.S.:-

I CERTIFY ON THE PLAN ITSELF 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 AND SITE CONDITION INCLUDING THE WIDTH OF ABUTTING 5486 MM (MIN.) ROAD CONFIRM WITH THE PLAN AND THAT IT IS A BUILDABLE SITE AND NOT A TANK OR FILLED UP TANK.

ASHIS KUNDU
B.C.E.(A.U.), E.S.E. No. II/327
25B, Mahatma Gandhi Road
Kolkata-700 082

SRI ASHIS KUNDU (L.B.S. NO.-679/I)
SIGNATURE OF L.B.S.

DECLARATION OF E.S.E.:-

THE STRUCTURAL DESIGN AND DRAWING OF BOTH FOUNDATION AND SUPERSTRUCTURE OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING SEISMIC AND WIND LOAD AS PER N.B.C. OF INDIA (LATEST EDITION) & CERTIFIED THAT IT IS SAFE AND STABLE IN ALL RESPECT.

SOIL TEST HAS BEEN DONE BY MR. KALLOL KUMAR GHOSAL OF "HAS", 4, GARFA MAIN ROAD, KOLKATA-700 075

ASHIS KUNDU
B.C.E.(A.U.), E.S.E. No. II/327
25B, Mahatma Gandhi Road
Kolkata-700 082

SRI ASHIS KUNDU (E.S.E. NO.-327/II)
SIGNATURE 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.

Kallol Kr. Ghosal, B.E.(Civil), MIE
Geo Technical Engineer
KMC Empanelment No. G.T./II/14

SRI KALLOL KR. GHOSHAL (G.T./II/14)
SIGNATURE OF GEO-TECHNICAL ENGINEER

OWNER'S DECLERATION:-

I DO HEREBY DECLARE WITH FULL RESPONSIBILITY THAT:-

I SHALL ENGAGE L.B.S. & E.S.E. DURING CONSTRUCTION.

I SHALL FOLLOW THE INSTRUCTIONS OF 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.

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.

THIS IS A BUILDABLE SITE AND NOT A TANK OR FILLED UP TANK.

IF ANY SUBMITTED DOCUMENTS ARE FOUND TO BE FAKE, THE K.M.C. AUTHORITY WILL REVOKE THE SANCTION PLAN.

R. P. ENTERPRISE
Proprietor

As Constituted Attorney of
SRI ANANDA KR. KOLAY
SMT. SHIKHA KOLAY
SRI BASUDEB SENAPATI
SRI BHOLANATH SENAPATI
SRI BILTU SENAPATI
SRI JOYDEB SENAPATI
SRI MANTU SENAPATI

SRI GOPAL SAHA (PROPRIETOR OF M/S R.P. ENTERPRISE)
C.A OF (01) SRI ANANDA KR. KOLAY (02) SMT. SHIKHA KOLAY (03) SRI BASUDEB SENAPATI (04) SRI BHOLANATH SENAPATI (05) SRI BILTU SENAPATI (6) SRI JOYDEB SENAPATI (7) SRI MANTU SENAPATI

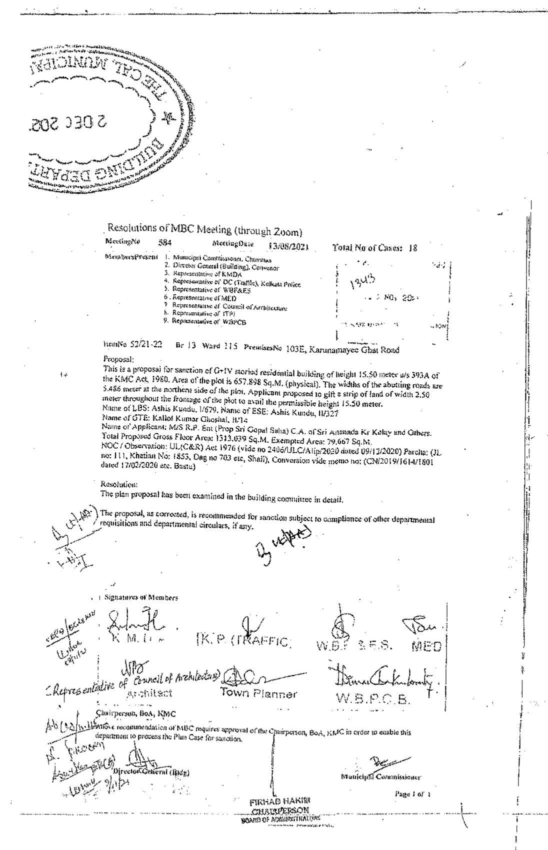
Sig. of Owner(s)

A.K.CONSULTANT
25B, MAHATMA GANDHI ROAD, KOLKATA-700 082.
9830334675

PROPOSED G+IV STORIED RESIDENTIAL BUILDING PLAN U/S 393A OF K.M.C. ACT 1980 COMPLYING BUILDING RULE 2009 AT PREMISES NO. - 103E, KARUNAMOYEE GHAT ROAD, IN WARD NO.-115, BOROUGH NO.-XIII, UNDER THE KOLKATA MUNICIPAL CORPORATION, KOLKATA - 700 082, P.S.-HARIDEVPUR.

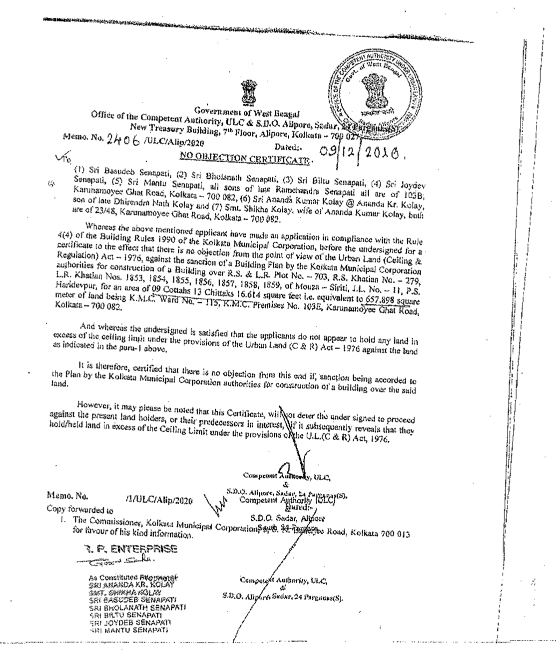
NAME OF THE OWNERS:
(01) SRI ANANDA KR. KOLAY (02) SMT. SHIKHA KOLAY (03) SRI BASUDEB SENAPATI (04) SRI BHOLANATH SENAPATI (05) SRI BILTU SENAPATI (6) SRI JOYDEB SENAPATI (7) SRI MANTU SENAPATI

SCALE :- 1:50, 1:100, 1:200 1:800, 1:4000 (OTHERWISE MENTION)	DRAWN BY: INDRANI BOSE	SHEET NO.-01 OF 02	NORTH
	CHECKED BY: ASHIS KUNDU		


Resolutions of MBC Meeting (through Zoom)

Total No of Cases: 18

Page 1 of 1


Government of West Bengal

Office of the Competent Authority, ULC & S.D.O. Alipore, Sadar

New Treasury Building, 7th Floor, Alipore, Kolkata – 700 027

Memo. No. 2406 /ULC/Alip/2020 Dated:- 09/12/2020

NO OBJECTION CERTIFICATE

S.D.O. Sadar, Alipore

PARTY'S COPY

RESIDENTIAL BUILDING

DEVIATION WOULD MEAN DEMOLITION

"CONSTRUCTION SITES SHALL BE MAINTAINED TO PREVENT MOSQUITO BREEDING AS REQUIRED U/S 496(1) & (2) OF CMC ACT 1980, IN SUCH MANNER SO THAT ALL WATER COLLECTIONS PARTICULARLY LIFE WELLS, VATS, BASEMENT SURING SITES OPEN RECEPTACLES ETC AS EMPITED COMPLETELY TWICE & WEAR"

No rain water pipe should be fixed or discharged on Road or Footpath. Drainage plan should be submitted at the Borough Executive Engineer's Office and the sanction obtained before proceeding with the drainage work

Before starting any Construction the site must conform with plans sanctioned and all the conditions as proposed in the plan should be fulfilled

The validity of the written permission to execute the work is subject to the above conditions

A suitable pump has to be provided i.e. pumping unfiltered water for the distribution to the flushing cisterns and urinals in the building incase unfiltered water from street main is not available

Plan for Water Supply arrangement including SEMILI G. & O. H. reservoirs should be submitted at the Office of the Ex-Engineer Water Supply and the sanction obtained before proceeding with the work of Water Supply any deviation may lead to disconnection/demolition.

CONSTRUCTION SITE SHALL BE MAINTAINED FREE FROM AIR POLLUTION ACCORDING TO UNDERTAKING SUBMITTED AS PER AMENDMENT DT. 31.01.2019 VIDE NO. 95/MA/O/C-4/3R-7/2017 OF SCHEDULE-IV OF KMC BUILDING RULE 2009

Non Commencement of Erection/ Re-Erection within Five year will Require Fresh Application for Sanction

All Building Materials to necessary & construction should conform's to standered specified in the National Building Code of India.

Design of all Structural Members including that of the foundation should conform to Standards specified in the National Building Code of India

CHECKED AND VERIFIED

A.E.(C)/S.A.E.(C)

BUILDING DEPARTMENT 1 DEC 2021 THE CAL MUNICIPAL CORPORATION

Necessary steps should be taken for the safety of the lives of the adjoining public and private properties during construction.

Structural design calculation as submitted by the structural engineer have been kept with S. P. No. ...... Date ...... for record of the Municipal Corporation without verification No. deviation submitted structural plan should be made at the option without submitting fresh structural plan along with calculation and stability certificate in the prescribed form necessary steps should be taken for the safety of the premises public and private properties and structure life during construction.

Asstt. Technical Advisor / Executive Engineer BOROUGH NO.- XIII, XIV