

DOOR WINDOW SCHEDULE					
TYPE	WIDTH	HT.	TYPE	WIDTH	HT.
D	1200	2100	W1	1500	1350
D1	1000	2100	W2	1000	1200
D2	900	2100	WK	900	1050
D3	750	2100	W3	600	600
DW	1800	2100	SW	1200	1200
			F.G.	FIXED GLASS	

STATEMENT OF THE PLAN PROPOSAL

PART-A:
 1. ASSESSE NO: 11-049-17-0031-2
 2.a) DETAIL OF REGISTERED DEED :-
 BOOK NO : I VOL. NO : 1902-2019 PAGE NO : 211140 TO 211181
 BEING NO : 190205595 YEAR : 2019 PLACE : A.R.A. - II, KOLKATA
 DATED : 10/03/2019
 2.b) DETAIL OF BOUNDARY DECLARATION.
 BOOK NO : I VOL. NO : 1904-2019 PAGE NO : 546909 TO 546926
 BEING NO : 190411001 YEAR : 2019 PLACE : A.R.A. - IV, KOLKATA
 DATED : 12/12/2019
 3. a) AREA OF LAND AS PER DEED : 569.301 sqm.
 b) NO OF STOREY : G+III
 4. NO. OF TENEMENTS : 12 NOS.
 5. SIZE OF TENEMENTS :
 a) BELOW 50 SQ.M 3 NOS.
 b) 50 SQ.M TO 75 Sqm..... 3 NOS.
 c) 75 SQ.M TO 100 Sqm..... 3 NOS.
 d) ABOVE 100 SQ.M 3 NOS.

PART-B:
 1. AREA OF LAND:- AS PER TITLE DEED = 569.301 sqm.
 2. AS PER BOUNDARY DECLARATION = 569.298 sqm.
 2A. STRIP OF LAND AREA = 26.606 sqm.
 3. NET LAND AREA= (569.298-26.606)= 542.692 SQM.
 4. (i) PERMISSIBLE GROUND COVERAGE (50%)= 284.649 SQM.
 (ii) PROPOSED GROUND COVERAGE (49.953%)= 284.381 SQM.
 5. PROPOSED HEIGHT= 12.5 M.

7A. PROPOSED AREA (AREA STATEMENT):-

FLOOR	TOTAL COVERED AREA	SHAFT/LIFT WELLS/STAIR DUCT		TOTAL EXEMPTED AREA		NET FLOOR AREA
		CUTOUT	NET COVERED AREA	STAIR-STAIR LOBBY	LIFT LOBBY	
GROUND FLOOR	261.957 SQ.M		261.957 SQ.M	16.743 SQ.M	2.961 SQ.M	242.253 SQ.M
FIRST FLOOR	284.381 SQ.M	4.203 SQ.M	280.178 SQ.M	17.249 SQ.M	3.314 SQ.M	259.615 SQ.M
SECOND FLOOR	284.381 SQ.M	4.203 SQ.M	280.178 SQ.M	17.249 SQ.M	3.314 SQ.M	259.615 SQ.M
THIRD FLOOR	284.381 SQ.M	4.203 SQ.M	280.178 SQ.M	17.249 SQ.M	3.314 SQ.M	259.615 SQ.M
TOTAL	1115.10 SQ.M	12.609 SQ.M	1102.491 SQ.M	68.490 SQ.M	12.903 SQ.M	1021.098 SQ.M

7B. TENEMENTS & CAR PARKING CALCULATION :-
 (A) RESIDENTIAL:

MARKED	TENEMENT SIZE	PROPORTIONAL AREA TO BE ADDED	ACTUAL TENEMENT AREA	NO. OF TENEMENT	REQUIRED CAR PARKING
A	49.561 SQ.M	5.105 SQ.M	54.666 SQ.M	3	4 NO.
B	82.132 SQ.M	8.46 SQ.M	90.593 SQ.M	3	
C	24.965 SQ.M	2.565 SQ.M	27.471 SQ.M	3	
D	97.279 SQ.M	9.402 SQ.M	106.672 SQ.M	3	

- 7C. MERCANTILE RETAIL:-**
 (i) SHOP BUILT-UP AREA = 39.961 Sqm.
 (ii) SHOP CARPET AREA = 33.599 Sqm. - REQUIRED CAR PARKING= 1NOS
 8A. TOTAL REQUIRED CAR PARKING :- 05 NOS.
 8B. TOTAL PROPOSED CAR PARKING :- 05 NOS.
 9. PROPOSED AREA OF PARKING :- = 160.936 SQ.M.
 10. PERMISSIBLE F.A.R = 1.75
 11. PROPOSED F.A.R= (1021.098 - 125) / 569.298 = 1.574<1.75
 12. STAIR HEAD ROOM AREA :- 21.299 SQ.M.
 13. LIFT MACHINE ROOM AREA :- 24.438 SQ.M.
 14. TERRACE AREA :- 284.381 SQ.M.
 15. RELAXATION OF AUTHORITY, IF ANY :- N/A
 16. OVER HEAD TANK AREA :- 9.564 SQ.M.
 17. AREA OF CUP-BOARD = 15.399 SQ.M.
 18. LIFT MACHINE ROOM STAIR AREA :- 4.245 SQ.M.
 19. AREA OF ROOF TOILET :- 4.655 SQ.M.
 20. OTHER AREA ONLY FOR FEES = 12.609 + 68.490 + 12.903 = 94.002 SQ.M.
 21. (i) REQUIRED TREE COVERED AREA = 15.369 SQ.M.(2.688%)
 (ii) PROPOSED TREE COVERED AREA = 15.369 SQ.M.(2.7%)

SPECIFICATIONS
 R.C.C. FRAME STRUCTURE WITH CONC. GRADE 1:1.5:3. & IRON GRADE Fe-550
 200 M.M. THK. EXTERNAL 125 & 75 M.M. THK. INTERNAL WALLS WITH 1:4 CEMENT MORTAR JOINTS.
 STEEL Z- SECTION WINDOWS.
 MARBLE FLOORING.
 1:5 & 1:4 CEMENT PLASTER ON INTERNAL WALLS AND CEILING RESPECTIVELY.
 WATER PROOFING TREATMENT.
 P.O.P. ON INTERNAL WALLS & CEILING.

I DO HEREBY DECLARE WITH FULL RESPONSIBILITY THAT, I SHALL ENGAGE L.B.S & ESE DURING CONSTRUCTION. I SHALL FOLLOW THE INSTRUCTION OF L.B.S & E.S.E DURING CONSTRUCTION OF THE BUILDING (AS PER PLAN) K.M.C AUTHORITY WILL NOT BE RESPONSIBLE FOR STRUCTURAL STABILITY OF THE BUILDING & ADJOINING STRUCTURE. IF ANY SUBMITTED DOCUMENTS ARE FAKE THE K.M.C AUTHORITY WILL REVOKE THE SANCTION PLAN. THE CONSTRUCTION OF S.U.G.W.R & SEPTIC TANK WILL BE TAKEN UNDER THE GUIDANCE OF LBS/EBE BEFORE STARTING OF BUILDING FOUNDATION.

SIGNATURE OF OWNER

CERTIFICATE OF STRUCTURAL ENGINEER

THE STRUCTURAL DESIGN OF BOTH FOUNDATION AND SUPERSTRUCTURE OF THE BUILDING HAVE BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING THE SEISMIC LOAD AS PER N.B.C OF INDIA AND BASIS OF SOIL INVESTIGATION REPORT BY M/S GEO STAR (MR. RUPAK KUMAR BANERJEE) 50, CHIT KALIKAPUR, PO - MUKUNDOPUR, PS - EAST JADAV PUR, KOLKATA - 700099, CERTIFY THAT IT IS SAFE AND STABLE IN ALL RESPECT.

SIGNATURE OF GEO-TECH. SIGNATURE OF E.S.E.

DECLARATION OF L.B.S.

CERTIFIED WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS DRAWN UP AS PER PROVISION OF K.M.C. BUILDING RULES 2009, AS AMENDED FROM TIME TO TIME AND THE SITE CONDITION INCLUDING THE ADJUTTING ROAD IS CONFIRM WITH THE PLAN. IT IS A BUILDABLE SITE NOT A TANK OR FILLED UP TANK. THERE IS AN EXISTING STRUCTURE TO BE DEMOLISHED BEFORE COMMENCEMENT OF WORK IT IS OCCUPIED BY THE OWNER & TENANTS.

SIGNATURE OF L.B.S.

GROUND FLOOR PLAN, 1ST TO 3RD FLOOR PLAN, ROOF PLAN, EXISTING PLAN, SECTION-XX, YY, & FRONT ELEVATION, LOCATION PLAN, SITE PLAN, PLAN & SECTION OF S.U.G.WATER RESERVOIR.

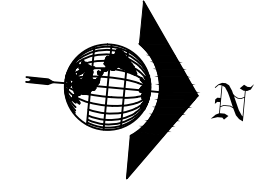
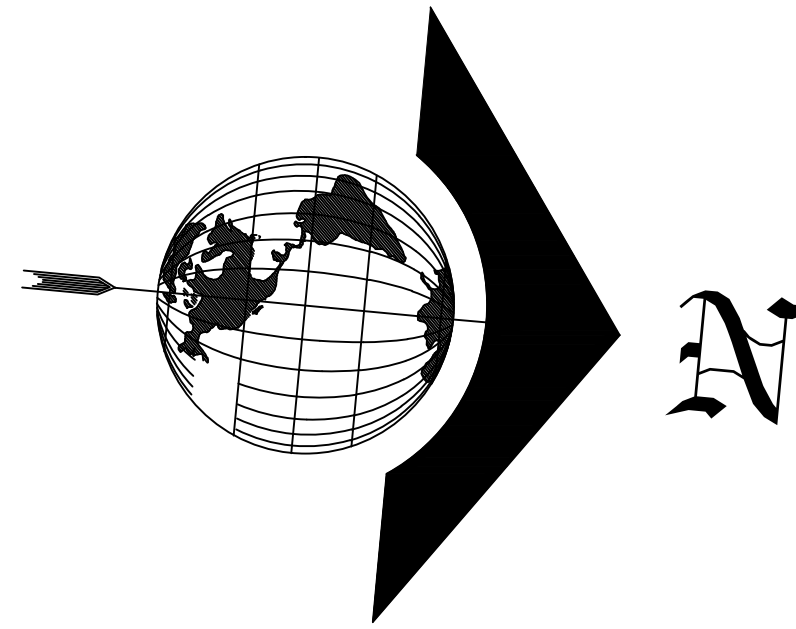
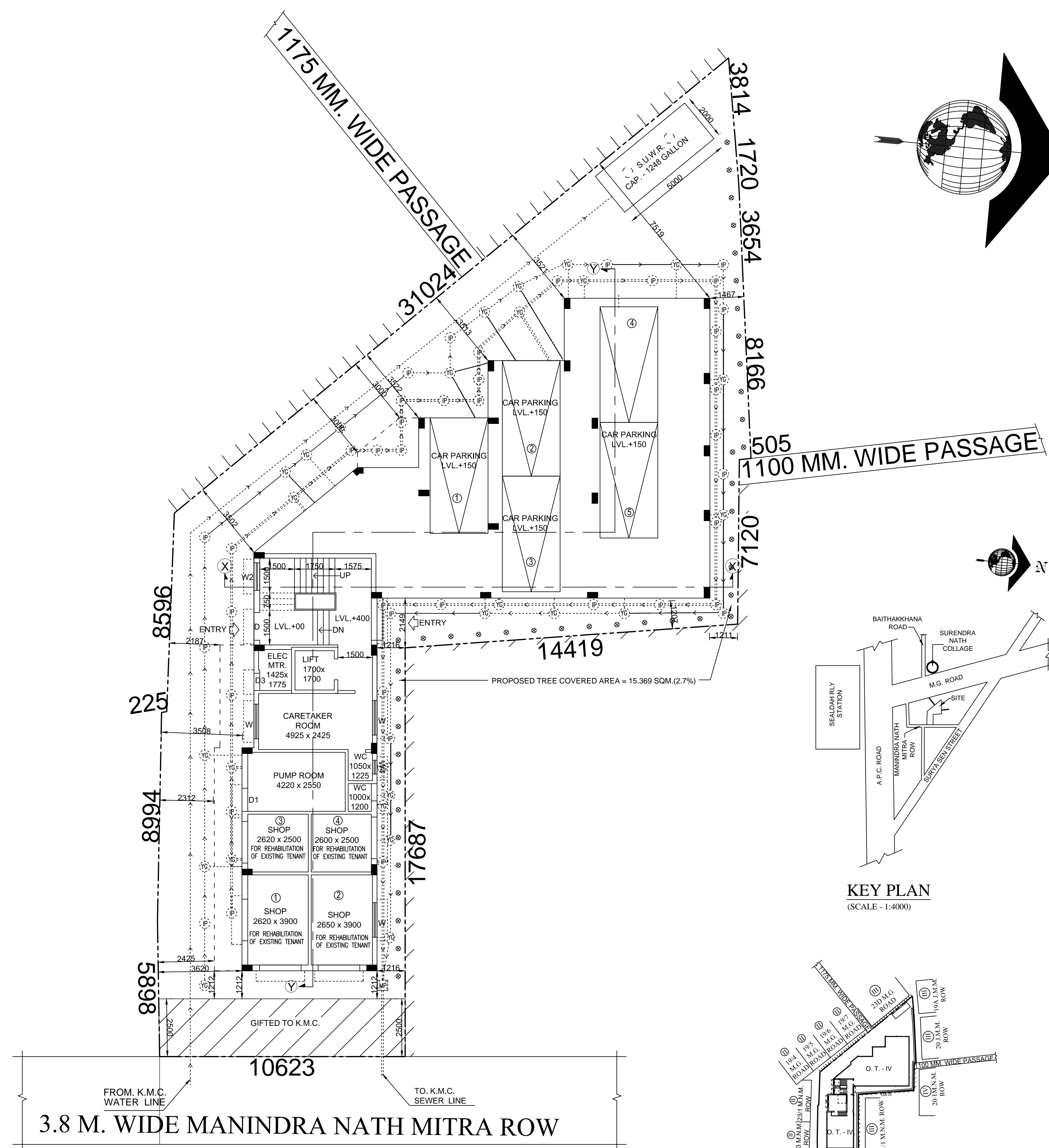
PLAN FOR PROPOSED G+III (THREE) STORIED RESIDENTIAL BUILDING (U/S - 393A OF K.M.C. ACT, 1980 FOLLOWED BY K.M.C. BUILDING RULE 2009) AT PREMISES NO. 22, MANINDRA NATH MITRA ROW, WARD NO. - 049, BOROUGH - V, PS - MUCHIPARA, KOLKATA - 700009, UNDER KOLKATA MUNICIPAL CORPORATION.

BUILDING PERMIT NO. - 2022050017

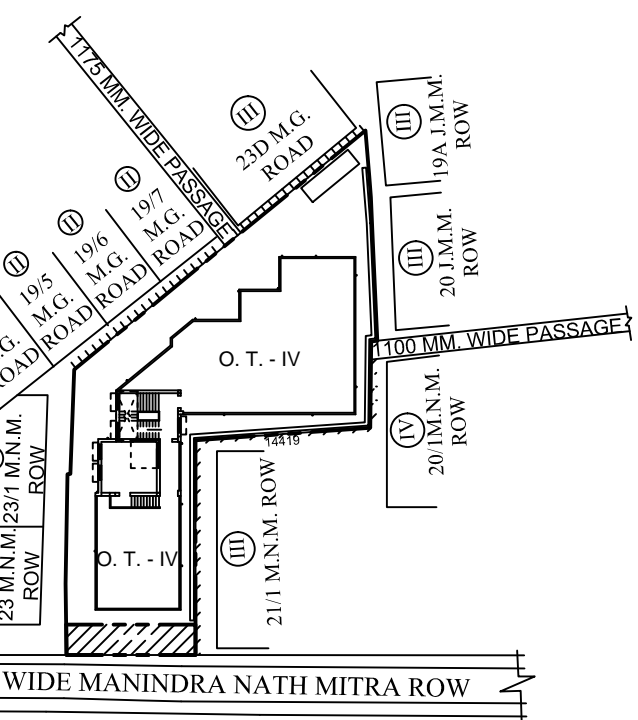
DATE - 01 AUGUST 2022 VALID UP TO - 31 JULY 2027

SIGNATURE OF A.E. (C)/BLDG./BR-V

SIGNATURE OF E.E.(C)/BLDG./BR-IV&V



KEY PLAN
 (SCALE - 1:4000)



SITE PLAN
 (SCALE - 1:600)

GROUND FLOOR PLAN
 SCALE - 1:100

SIGNATURE OF E.E.(C)/BLDG./BR-IV&V