PARTY'S COPY

THE KOLKATA MUNICIPAL CORPORATION
BUILDING PERMIT
No. 2021060218/3
Date. 18/6/21 Borough No. XVIII
Ex. Engineer / Asst. Engineer
Bor. No. VIII Bor. No. VIII
BUILDING DEPARTMENT

FRONT ELEVATION

EAST SIDE ELEVATION

SECTION - A - A

SECTION - B - B

PLAN OF SEMI UNDERGROUND WATER RESERVOIR 800 GAL. CAPACITY

SECTION - Y - Y.

KEY PLAN
SCALE - 1:4000

SITE PLAN
SCALE - 1:600

DEMOLITION PLAN
SCALE - 1:200

GROUND FLOOR PLAN
SCALE - 1:100

FIRST FLOOR PLAN
SCALE - 1:100

TYPICAL FLOOR PLAN
(2ND, 3RD & 4TH FLOOR)
SCALE - 1:100

ROOF PLAN
SCALE - 1:100

NOTES AND SPECIFICATION :-

1. ALL DIMENSIONS ARE IN MM. OTHERWISE MENTIONED.
2. ALL EXTERNAL WALLS ARE 200 MM. THK. CONSTRUCTED WITH CEMENT SAND MORTAR IN 1:6 AND INTERNAL PARTITION WALLS ARE 125 MM. THK. AND 75 MM. THK. WITH 1:4 CEMENT SAND MORTAR.
3. REINFORCEMENT CEMENT CONC. WORK WITH CEMENT SAND STONE CHIPS (1:1.5:3).
4. GRADE OF CONCRETE = M-20 AND GRADE OF STEEL = FE -500.
5. PLASTERING WITH CEMENT SAND MORTAR 1:4 FOR R.C.C. WORK AND 1:6 FOR BRICK WORK.
6. PLAIN CEMENT CONC. WITH SAND CEMENT AND JHAMA KHOA (1:3:6).
7. ALL PROJECTED CHAJJA ARE 450 WIDE.

STATEMENT OF PLAN PROPOSAL.

PART- A

1. ASSESSEE NO : 11-083-29000-47

2. NAME OF OWNER/S :-
a) SMT. SANDHYA RANI SAHA
b) SRI SASHI SEKHAR SAHA
c) SMT. RINA BANERJEE
d) SRI JAGANNATH SAHA
e) MISS PINKY SAHA
f) MISS KRISHNA SAHA

3. DETAILS OF REGISTERED DEED:-
BOOK NO: I, VOLUME NO. 134, PAGES - 121 TO 126. BEING NO. 3248. REGD. AT D.S.R, ALIPORE. DATED - 03.09.1980.

4. DETAILS OF POWER OF ATTORNEY:-
BOOK NO: I, VOLUME NO. 1605-2016, PAGES - 72116 TO 72141. BEING NO. 160502694. REGD. AT ADSR. ALIPUR, DATED 21.04.2016.

5. DETAILS OF REGD. BOUNDARY DECL:-
BOOK NO: I, VOLUME NO. 1605-2017, PAGES - 158366 TO 158377. BEING NO. 160505865. REGD. AT ADSR. ALIPUR, DATED 15.09.2017.

6. DETAILS OF CORNER SPLAY :-
BOOK NO: I , VOLUME NO. 1605-2017, PAGES - 158353 TO 158365. BEING NO. 160505864 REGD. AT ADSR , ALIPUR, DATED - 15.09.2017.

6. DETAILS OF NON EVICTION OF TENANTS :-
BOOK NO: I , VOLUME NO. 1605-2017, PAGES - 158378 TO 158387. BEING NO. 160505866 REGD. AT ADSR , ALIPUR, DATED - 15.09.2017.

PART- B.

1. AREA OF LAND:-
AS PER TITLE DEED :- 507.60 SQ.M.
AS PER BOUNDARY DECL. :- 506.86 SQ.M.
AS PER U.L.C. :- 507.60 SQM.

2. NET AREA OF LAND:- 503.98 SQM. (AFTER SPLAY CORNER AREA)

3. SPLAY CORNER AREA = 2.88 SQM.

3. PERMISSIBLE GROUND COVERAGE :- = 253.432 SQM. - 50%

4. PROPOSED GROUND COVERAGE :- = 252.969 SQM. - 49.927 %

5. PROPOSED AREA :-

FLOOR WISE	TOTAL FLOOR AREA	LIFT WELL	NET FLOOR AREA.	TOTAL EXEMPTED AREA		
				STAIR	LIFT LOBBY	EFFECTIVE AREA
GROUND FLOOR	252.969 SQM.	——	252.969	12.690 SQM.	2.127	238.152 SQM.
FIRST FLOOR	252.969 SQM.	1.776	251.193	12.690 SQM.	3.000	235.503 SQM.
SECOND FLOOR	252.969 SQM.	1.776	251.193	12.690 SQM.	3.000	235.503 SQM.
THIRD FLOOR	252.969 SQM.	1.776	251.193	12.690 SQM.	3.000	235.503 SQM.
FOURTH FLOOR	252.969 SQM.	1.776	251.193	12.690 SQM.	3.000	235.503 SQM.
TOTAL	1264.845 SQM.	7.104 SQM.	1257.741	63.450 SQM.	14.127 SQM	1180.164 SQM.

SCHEDULE OF DOORS & WINDOWS

DOORS			WINDOWS		
TYPE	WIDTH	HEIGHT	TYPE	WIDTH	HEIGHT
D1	1100	2100	W1	1800	1200
D2	900	2100	W2	1500	1200
D3	750	2100	W3	900	1200
			W4	600	750

6. PARKING CALCULATION :- A)

TENAMENT SIZE (NET)	PROPORTIONATE AREA TO BE ADDED	TOTAL AREA OF TENEMENTS	TENAMENT NOS.	REQUIRED PARKING	TOTAL REQUIRED
MKD - A = 53.695 SQM.	5.823 SQM.	59.518 SQM.	4 NOS.	1 NO.	5 NOS.
MKD - B = 62.293 SQM.	6.755 SQM.	69.048 SQM.	4 NOS.	1 NO.	
MKD - C = 62.466 SQM.	6.774 SQM.	69.240 SQM.	4 NOS.	1 NO.	
MKD - D = 55.276 SQM.	5.994 SQM.	61.270 SQM.	4 NOS.	1 NO.	
SHOP AREA= 74.257 SQM. (CARPET AREA)	——	74.257 SQM. (CARPET)		1 NO.	
COV. AREA = 82.2938 SQM.					

6. B) NOS. OF PARKING PROVIDED - COVERED = 8 NOS. & IN OPEN AREA = NIL.
6. C) PERMISSIBLE AREA FOR PARKING a) GROUND FLOOR - 150.000 SQM. b) BASEMENT - N I L.
6. D) ACTUAL AREA OF PARKING PROVIDED a) GROUND FLOOR - 139.133 SQM. b) BASEMENT - N I L.
7. PROPOSED F.A.R. = 1180.164 - 125.00 / 505.865 = 2.082 < 2.50.
8. PERMISSIBLE F.A.R. = 2.50
9. STATEMENT OF OTHER AREAS FOR FEES :-

FLOOR WISE	LOFT AREA	CUP BOARD	LEDGE / TEND
GROUND FLOOR	N I L	N I L	N I L
1ST FLOOR	4.679 SQM	2.500 SQM	N I L
2ND FLOOR	4.679 SQM	2.500 SQM	N I L
3RD FLOOR	4.679 SQM	2.500 SQM	N I L
4TH FLOOR	4.679 SQM	2.500 SQM	N I L
TOTAL	18.716 SQM	10.000 SQM	N I L

10. STAIRCOVER AREA IN ROOF :- 15.577 SQM.
11. LIFT MACHINE ROOM AREA :- 9.533 SQM.
12. ROOF TOILET AREA :- NIL.
13. O.H. WATER TANK AREA :- 5.580 SQM.
14. RELAXATION OF AUTHORITY, IF ANY :- N. A.
15. EXEMPTED AREA FOR FEES :- 63.45+14.127+10.00+2.385 = 89.962 SQM.

CERTIFICATE OF GEO -TECHNICAL ENGINEER.

UNDERSIGNED HAS INSPECTED THE SITE, CARRIED OUT THE SOIL INVESTIGATION THEREIN. 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 THEREIN IS SAFE IN ALL RESPECT FROM THE GEO-TECHNICAL POINT OF VIEW.

DR. SANTOSH KUMAR CHAKRABORTY
B.C.E., ME. (Soils, Roorkee)
P.H.D. (foundation Engineering)
I.S.T.E, I.G.S., I.S.M.F.E. (London)
The Kolkata Municipal Corporation
Licence No.- GT/16/1
Consulting Geotechnical Engineer
SIGNATURE OF GEO-TECHNICAL ENGINEER.
SANTOSH KUMAR CHAKRABORTY- GTE-1/16

DECLARATION OF OWNER

- WE DO HEREBY DECLARE WITH FULL RESPONSIBILITY THAT :
- WE SHALL ENGAGE L.B.S. AND E.S.E. DURING CONSTRUCTION OF PROPOSED BUILDING.
- WE SHALL FOLLOW THE INSTRUCTIONS OF L.B.S. AND 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 AND ADJOINING STRUCTURES.
- IF ANY SUBMITTED DOCUMENTS ARE FOUND FAKE, THE K.M.C. AUTHORITY WILL REVOKE THE SANCTION PLAN.

Prabhat Saha
PRABHAT SAHA
Constituted Attorney of
SANDHYA RANI SAHA, SASHI SEKHAR SAHA, RINA BANERJEE JAGANNATH SAHA, PINKY SAHA, KRISHNA SAHA
SIGNATURE OF OWNERS.

DECLARATION OF L.B.S.

CERTIFIED THAT THE BUILDING PLAN HAS BEEN DRAWN UP AS PER PROVISION OF K.M.C. BUILDING RULES 2009 AS AMMENDED FROM TIME TO TIME AND THAT THE SITE CONDITION INCLUDING THE WIDTH OF ABUTTING ROAD CONFORM WITH THE, PLAN WHICH HAS BEEN MEASURED AND VERIFIED BY ME. IT IS A BUILDABLE SITE AND NOT A TANK OR FILLED UP TANK.

- THE PLOT IS DEMARCATED BY BOUNDARY WALL AND BRICK PILLAR.
- CONSTRUCTION OF U.G. WATER TANK WILL BE COMPLETED BEFORE STARTING OF BUILDING FOUNDATION WORK.

Tushar Kanti Ghosh
L.B.S. No. 1362, Class-I
The Kolkata Municipal Corp.
SIGNATURE OF L.B.S.
TUSHAR KANTI GHOSH - LBS-I/1362

DECLARATION OF STRUCTURAL ENGINEER.

THE STRUCTURAL DESIGN AND DRAWING OF BOTH FOUNDATION AND SUPERSTRUCRTUE OF THE BUILDING HAS BEEN MADE BY MECONSIDERING 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. SOIL TESTING HAS BEEN DONE BY M/S, ACUMEN GEO CONSULTANTS OF 2F, NABA ROY LANE, KOLKATA- 27, AND DULY SIGNED BY PROF. S. K. CHAKRABORTY.

PRANAB KUMAR DAS B.E.(CIVIL)
K.M.C. E.S.E.No.-I/131
SIGNATURE OF STRUCTURAL ENGINEER.
PRANAB KUMAR DAS - ESE-I/131

PLAN OF PROPOSED G+FOUR STORIED RESIDENTIAL BUILDING U/S- 393A, OF K.M.C. ACT 1980 AT PREMISES NO.- 34, SADANANDA ROAD, KOLKATA - 700026, WARD NO. 83, BOROUGH- VIII. P. S. - KALIGHAT.

भारतीय गैर न्यायिक

दस रुपये Rs.10 TEN RUPEES

INDIA NON JUDICIAL

পশ্চিমবঙ্গ পশ্চিম বাংলা WEST BENGAL 4848 542387

"GENERAL UNDERTAKING"
SCHEDULE – IV

Regd. Premises No. 54, Sadananda Road, Kolkata – 700026, under Ward No. – 83, Borough – VIII.

Reference: i. Sri Prabhat Saha son of Late Ghanashyam Saha residing at premises no. 32/1A, Mohanani Indra Devi Road, Kolkata – 700060, Proprietor of M/s. Saha & Sons as Constituted Attorney of owner named 1) Smt. Sandhya Rani Saha 2) Sri Sashi Sekhar Saha 3) Sri Jagannath Saha 4) Smt. Rina Banerjee (Nee-Saha) 5) Smt. Pinky Saha a) Smt. Krishna Saha residing at 54, Sadananda Road, Kolkata – 700026, under Ward No. – 83, Borough – VIII.

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We have submitted an application for erection of building/s at the above premises under sec 393 of K.M.C. Act, 1980. In connection with the said application, we do hereby undertake –

1. That, no building material shall be deposited in any street except with the prior written permission of the Municipal Commissioner and on deposit of fees for shoking materials as per demand raised by the Corporation and the same will be stacked only at a place as may be directed by the Corporation.

2. That, by virtue of the proposed sanction, I / we shall not have as/romatic right of such use as proposed in the plan, nor the proposed sanction will have any other overriding effect on other laws or statute in force and I/we/or any other permission license or sanction is required under relevant law or statute, the same will be obtained by me prior to use of the proposed building / Portion of the building. Further the Municipal Authority may revoke the sanction plan and cancel the Completion Certificate in case we fail to obtain the relevant permission, license or sanction as may be applicable.

3. That, we shall take filtered water connection from the Kolkata Municipal Corporation before construction of the building after obtaining sanction from the Water Supply Department, Kolkata Municipal Corporation, we further undertake that I/we shall not install power driven, deep tube well, or hand driven shallow tube well. If we get filtered water supply connection from Kolkata Municipal Corporation, we shall make separate application to water supply department or to the competent authority, as the case maybe, for construction/regular connection either through own tube well or through Corporation Water Supply.

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4. That, we shall wrap construction area /building in terms of law for the time being in force installing dust barriers, or other action, as appropriate for the location.

5. That, we shall apply water and maintain soils in a visible damp crusted condition for temporary stabilisation.

6. That, we shall use water prior to leveling or any other earth moving activity to keep the soil moist throughout the process.

7. That, we shall maintain vehicle speed within a limit of 15 mph, on the work site.

8. That, we shall clean wheels and undercarriage of haul trucks prior to leaving construction site.

9. That, we shall apply and maintain dust suppressant on haul routes.

10. That, we shall apply cover or screen to stock piles and stabilized stock piles at completion of activity by water and maintain a dust palliative to all outer surfaces of stock piles.

11. That, we shall stabilize surface soil where loaders, support equipment and vehicles will operate by using water and maintain surface soils in a stabilize condition where loaders, support equipment and vehicles will operate.

12. That, we shall stabilize adjacent disturbed soils following paving activities with immediate landscaping activity or installation of vegetative or rock cover.

OFFICE OF THE EX-ENGINEER (CIVIL)
BUILDING DEPARTMENT
BOROUGH-VIII
THE KOLKATA MUNICIPAL CORPORATION
104, RASHBEHARI AVENUE
KOLKATA-700 029

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13. That, we shall maintain dust control during working hours and clean track out from paved surfaces at the end work shift/day. Track out must now extend 50 feet or more and must be clean daily, at the minimum.

14. That, we shall stabilized sloping surfaces using soil binders until vegetation or ground cover can effectively stabilize the slope.

15. That, we shall take care of disposal of debris in construction with the K.M.C. following proper environmental management practice.

16. That, we shall take care during construction work, including cutting of marbles etc. ambient notice level should not exceed more than 65 db (A).

17. That, we shall abide by all observation and recommendations made from time to time as may be made by departments of the K.M.C. for the proposed construction.

18. That, we shall abide by all provisions and relevant rules and regulations under Kolkata municipal corporation Act, 1980 as well other relevant laws in vogue during course of work to be undertaken by us as mention in the application.

19. That, we shall take all necessary safety measure for safety and security of the workman to be engaged at my/our construction site and also for the public around the site. The site shall be fenced with suitable means and the whole construction area shall be cordoned off by "barrier tape" depicting "DANGER NOT TO ENTER".

OFFICE OF THE EX-ENGINEER (CIVIL)
BUILDING DEPARTMENT
BOROUGH-VIII
THE KOLKATA MUNICIPAL CORPORATION
104, RASHBEHARI AVENUE
KOLKATA-700 029

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20. That, we shall not allow water to stagnant at site for more than 48 hours in any form.

21. That, we shall undertake that no tree /garden shall be damaged and no public and private property shall be defaced during the construction work.

22. That, we shall take all protective measures for safety of the Government / Private properties adjacent to my/our construction site during the construction period, I/we shall compensate fully if any damage occur in any such properties.

23. That, we shall carry out works strictly in compliance with environmental norms.

IN WITNESS WHEREOF We sign the undertaking on this 19th Day of December, 2020.

Witness:

1)

2)

PRABHAT SAHA
SANDHYA RANI SAHA
SASHI SEKHAR SAHA
JAGANNATH SAHA
RINA BANERJEE (NEE-SAHA)
PINKY SAHA
KRISHNA SAHA

Executants

PARTY'S COPY

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

The building materials that will be stacked on Road/Passage or Foot-path beyond 3-months or after construction of G. Floor, whichever is earlier may be seized forthwith by the K.M.C. at the cost and risk of the owner.

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.

CONSTRUCTION SITE SHALL BE MAINTAINED TO PREVENT MOSQUITO BREEDING AS REQUIRED U/S 498 (1) & (2) OF CMC ACT 1980. IN SUCH MANNER SO THAT ALL WATER COLLECTION & PARTICULARLY LIFT WELLS, VATS, BASEMENT CURING SITES, OPEN RECEPTACLES ETC. MUST BE EMPITED COMPLETELY TWICE A WEEK.

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

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

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

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

DEVIATION WOULD MEAN DEMOLITION

THE SANCTION IS VALIED UP TO... 17.01.2026

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

Executive Engineer (C) BR. VIII
Asst. Engineer (C) Br. PLAN VIII

THE KOLKATA MUNICIPAL CORPORATION
BUILDING PERMIT
No. 2020030053
Date 18/01/21 Borough No. VIII
Ex. Engineer / Asst. Engineer
Bor. No. VIII Bor. No. 324
BUILDING DEPARTMENT

Approved By : MPC Meeting No..... 6.69
Item. No..... 107/18-19 ... R. 27/07/2018

RESIDENTIAL BUILDING

Building Department (Br.-VIII)
RECEIVED
Complete Notified
16
The Kolkata Municipal Corporation

THE KOLKATA MUNICIPAL CORPORATION
BUILDING PERMIT