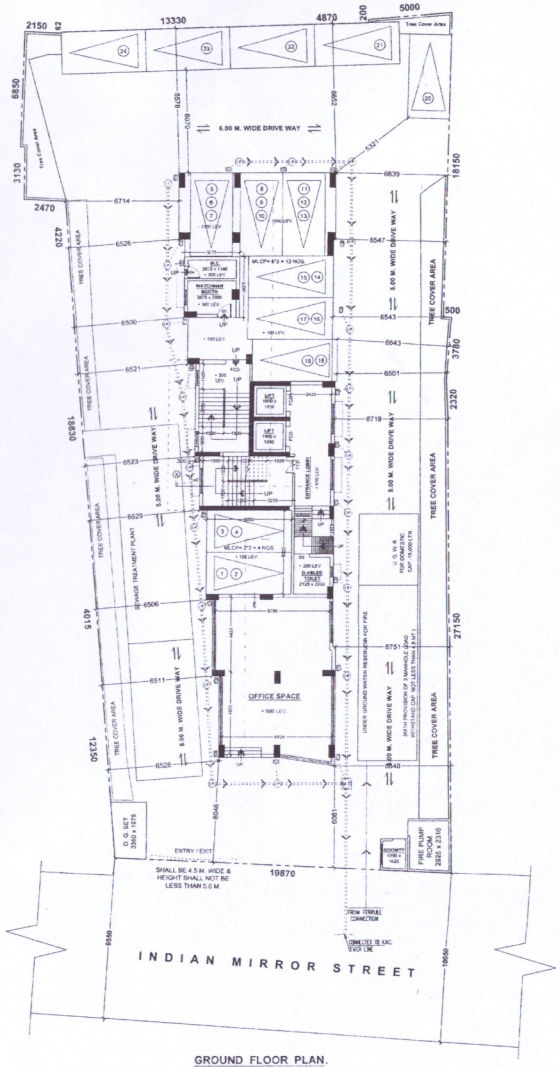
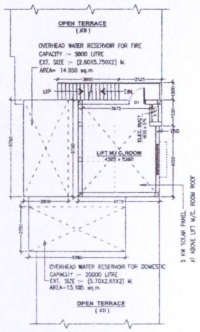
ATK Housing & Development LLP

Designated Partner



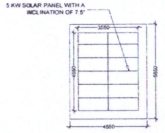
GROUND FLOOR PLAN.

(SCALE = 1 : 100)



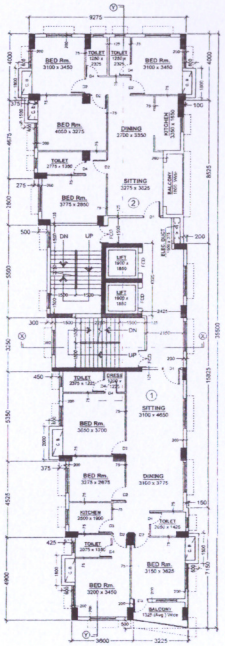
LIFT M/C. ROOM PLAN

(SCALE = 1 : 100)



SOLAR PANEL AT ABOVE LIFT M/C. ROOM ROOF

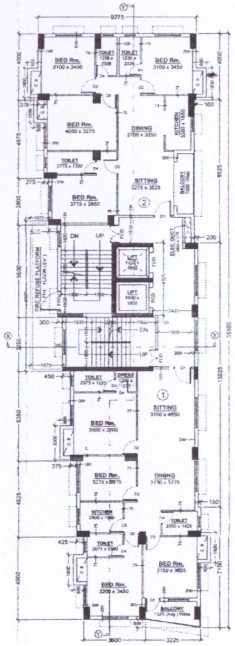
(SCALE = 1:100)



TYPICAL FLOOR PLAN.

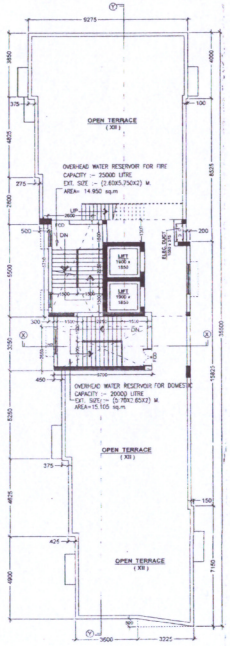
1ST, TO 6TH, & 8TH, TO 11TH, FLOOR PLAN

(SCALE = 1 : 100)



7TH, FLOOR PLAN.

(SCALE = 1 : 100)



ROOF PLAN

(SCALE = 1 : 100)

SPECIFICATION

1. ALL DIMENSIONS ARE IN MM.
2. THE HEIGHT OF THE BUILDING IS 39.850 m.
3. THE BUILDING IS R.C.C. FRAME STRUCTURE
4. ALL OUTER WALL ARE 250 / 200 mm. THICK.
5. ALL INTERNAL WALL ARE 75 / 125 mm. THICK.
6. GRADE OF CONCRETE IS M20.
7. GRADE OF STEEL IS Fe - 415.
8. 100 THICK LIME TERRACING OVER 100 THICK R.C.C. ROOF SLAB.
9. 12 MM. THICK PLASTER TO ALL INTERNAL WALL WITH (1 : 6) CEMENT SAND MORTER.
10. HEIGHT OF PARAPET WALL IS 1200 mm.

SCHEDULE OF DOORS AND WINDOWS

D	1230 x 2100	W1	1800 x 1800
D1	1050 x 2100	W2	1500 x 1800
D2	900 x 2100	W3	1200 x 1500
D3	850 x 2100	W4	1000 x 1200
D4	700 x 2100	W5	900 x 1050
		W6	600 x 900

STATEMENT OF PROPOSAL

PART - A

1. ASSESSEE NO : **11-051-13-0009-5**

2. NAME OF THE OWNER/S : PRADIP KUMAR SHAW, BISHNUDEV SHAW, RANJIT KUMAR SHAW, SANJIT KUMAR SHAW, SMT. KOKILA KESHRI, SMT. ASHA KESHRI, TILOTTAMA KESHRI, SMT. NILIMA SAHA, JYOTI VINOD KESHRIWANI, SMT. MEENA KESHRI, SMT NANDINI KESHRIWANI, NAMRATA KESHRIWANI, SMT. SOMA KESHRIWANI, MISS RESHMI SHAW, SRI. SANJAY SHAW, SMT. GAYATRI DEVI SHAW, SMT. SWATI RANI SHAW, SRI. ANAND KUMAR SHAW, SRI. SANDIP SHAW, SUMITRA DEVI SHAW, CHETAN SHAW, PANKAJ SHAW, ROHIT SHAW, ARUNDEB SHAW.

3. NAME OF THE APPLICANT : [C.A] TARAK NATH GHOSH

4. DETAILS OF REGD. TITLE DEEDS
Book NO.- I , VOL. NO.- 75 ,
Pages.- 242 To 253 , Being NO.- 2387
Date = 29/10/1942
Place: CALCUTTA .

5. DETAILS OF POWER OF ATTORNEY
i) Book NO.- IV , CD VOL. NO.- 7
Pages.- 9947 To 9958 , Being NO.- 05767
Date = 09/12/2009 .
Place: A.R.A.-III KOLKATA
ii) Book NO.- IV , CD VOL. NO.- 8 ,
Pages.- 1266 To 1274 , Being NO.- 05895
Date = 15/12/2009
Place: A.R.A.-III KOLKATA
iii) Book NO.- IV , CD VOL. NO.- 4 ,
Pages.- 8989 To 9001 Being NO.- 02781
Date = 11/05/2012 .
Place: A.R.A.-III KOLKATA

6. DETAILS OF BOUNDARY DEED
Book NO.- I , CD. VOL. NO.- 18
Pages.- 1498 To 1507 , Being NO.-03889
Date = 29/03/2014 .
Place: A.R.A.-II KOLKATA .

7. DETAILS OF REGD. TENANTS UNDERTAKING
Book NO.- I , CD. VOL. NO.- 18
Pages.- 1508 To 1518 , Being NO.-03892
Date = 29/03/2014 .
Place: A.R.A.-II KOLKATA .

PART - B

1. AREA OF LAND :
As per Title deed : 1104.99 Sqm.
As per Boundary deed : 1104.988 Sqm.
As per U. L. C : 1104.99 Sqm.

2. NET AREA OF LAND : 1104.988 Sqm.
(After free gift / splayed corner etc.) Strip of land relinquished, strip of land gifted to K.M.C.

3. PERMISSIBLE GROUND COVERAGE = 50.000 % = 552.494 Sqm.
4. PROPOSED GROUND COVERAGE = 25.297 % = 279.524 Sqm.
5. PROPOSED AREA :

	Covered Area (Including Stair, Lift Duct & Lobby)	CUTOUT AREA: Lift Duct Area	CUTOUT AREA: Duct / Void Area	CUTOUT AREA: Total Area	EXEMPTED AREA: Stair Way Area (Excluding Stair Head Room)	EXEMPTED AREA: Lift Lobby	Floor Area (Excluding Stair, Lift Duct & Lobby)
Ground Floor	279.524	------	------	------	31.500	6.000	242.024
1st. Floor	279.524	7.030	0.563	7.593	31.500	6.000	234.431
2nd. Floor	279.524	7.030	0.563	7.593	31.500	6.000	234.431
3rd. Floor	279.524	7.030	0.562	7.593	31.500	6.000	234.431
4th. Floor	279.524	7.030	0.563	7.593	31.500	6.000	234.431
5th. Floor	279.524	7.030	0.563	7.593	31.500	6.000	234.431
6th. Floor	279.524	7.030	0.563	7.593	31.500	6.000	234.431
7th. Floor	279.524	7.030	0.563	7.593	31.500	6.000	234.431
8th. Floor	279.524	7.030	0.563	7.593	31.500	6.000	234.431
9th. Floor	279.524	7.030	0.563	7.593	31.500	6.000	234.431
10th. Floor	279.524	7.030	0.563	7.593	31.500	6.000	234.431
11th. Floor	279.524	7.030	0.563	7.593	31.500	6.000	234.431
Total	3354.288	77.330	6.192	83.523	378.000	72.000	2826.765

EXEMPTED AREA = 450.00 Sqm. (Total Stair Way + Lift Lobby Area)

6. PARKING CALCULATION :

A)	Prop. Share	Tenement Size	Tenement No	Required Parking
Above 160 Sqm.				
1 - 108.499 Sqm.	37.293	145.732 Sqm.	11 Nos.	22 NOS.
2 - 190.119 Sqm.	34.308	134.477 Sqm.	11 Nos.	
Business / Office Space : one car parking space for every 50 Sqm. of Carpet Area				
Car pet Area Business / Office Space) - 61.428 Sqm.				1 Nos.
			Total Required Parking =	23 NOS.

B.) NOS. OF PARKING PROVIDED = 17 Nos. (Covered Parking)
NOS. OF PARKING PROVIDED = 7 Nos. (Open Parking)
24 NOS.

C.) Permissible area for parking : (a) GROUND FLOOR = 23 Nos. x 25
D.) Actual area of parking provided : (a) GROUND FLOOR PARKING = 119.217 Sqm.
7. PERMISSIBLE F. A. R. = 2.475 (2.25 + 0.225) Green)
8. PROPOSED F. A. R. = 2820.765 - (119.217) / 1104.988 = 2.445

9. OTHER AREAS FOR FEES :
A) CUPBOARD AREA = 70.001 Sqm.
B) FIRE REFUGE AREA = 15.025 Sqm.
C) AREA OF GATE GOOMTY = 03.018 Sqm.
D) AREA OF LIFT MACHINE ROOM STAIR = 06.125 Sqm.
E) EXEMPTED AREA = 450.000 Sqm.
= 559.194 Sqm.
10. LIFT MACHINE ROOM AREA = 27.686 Sqm.
11. STAIR HEAD ROOM AREA = 36.925 Sqm.
12. TREE COVER AREA REQUIRED = (3354.288 - 83.523) x15% = 1104.988 / 6000
= 90.354 Sqm.
TREE COVER AREA PROVIDED = 110.00 Sqm.
13. OVER HEAD TANK AREA = 39.055 Sqm.
Area of Over Head Tank = 15.105 Sqm.
Area of G. I. Fire Fighting Tank = 14.950 Sqm.
14. BUILTUP AREA OF OFFICE SPACE = 89.255 Sqm.
CARPET AREA OF OFFICE SPACE = 61.428 Sqm.
15. HEIGHT OF THE BUILDING = 39.800 m.

I DO HEREBY DECLARE WITH FULL RESPONSIBILITY THAT I SHALL ENGAGE L.B.S. & S.E.S.E DURING CONSTRUCTION. I SHALL FOLLOW THE INSTRUCTIONS OF L.B.S. & 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. IF ANY SUBMITTED DOCUMENTS AREA FOUND TO BE FAKE, THE K.M.C. AUTHORITY WILL REVOKE THE SANCTION PLAN. 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.

SIGNATURE OF OWNERS

CERTIFIED WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS BEEN DRAWN UP AS PER PROVISIONS OF K.M.C. BUILDING RULES 2009 AS AMMENDED FROM TIME TO TIME & THAT THE SITE CONDITION INCLUDING THE ABUTTING ROAD CONFORMS 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 LAND IS DEMARCATED BY BOUNDARY WALL THE CONSTRUCTION OF S. U. G. WATER TANK AND SEPTIC TANK WILL BE COMPLETED BEFORE STARTING OF BUILDING FOUNDATION WORK.

SUJOY MUKHERJEE.
M. Arch. (Urban Design)
Architect And Urban Designer
Regn. No. - /A/98/03781
SIGNATURE OF ARCHITECT

THE STRUCTURAL DESIGNS AND DRAWINGS OF BOTH FOUNDATION AND SUPERSTRUCTURE OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING SEISMIC LOAD AS PER THE NATIONAL BUILDING CODE OF INDIA AND CERTIFIED THAT IT IS SAFE AND STABLE IN ALL RESPECT

DECLARATION OF G.T.E.

SOIL TESTING HAS BEEN DONE BY ALOK ROY (G.T.E NO - 11) OF GEOTEST ENGINEERS PVT. LTD. OF (ADDRESS) - 6A, MILAN PARK, KOLKATA - 700084 THE RECOMMENDATIONS OF SOIL TEST REPORT HAS BEEN CONSIDERED DURING STRUCTURAL CALCULATIONS

ALOK ROY	NIRMALYA CHATTERJEE	SANKAR DAS
G.T.E. NO - 11	E.S.E. NO. - 91 (F)	E.S.E. NO. - 12 / 1
SIG. OF GEO TECH ENGINEER	SIG. OF STRUCTURAL REVIEWER	SIGNATURE OF E.S.E

PROPOSED TWELVETH (G + XI) STORIED (Height of the Building is 39.850 m.) RESIDENTIAL BUILDING OF K.M.C. Building Rules, 2009, AT PRE. No. - 9, INDIAN MIRROR STREET. P. S. - TALTALA. KOLKATA - 700 013. WARD NO. - 51. BROUGH - VI.

* * * DETAILS OF ARCHITECTURAL DRAWING * * *

"SCALE"	W - 51 B - (VI)	SUJOY MUKHERJEE AND ASSOCIATES
1: 50		
1: 100		
1: 500	SHEET	
1: 4000	1	

B.P NO- 2022060027, DATED -17.08.2022
VALID UPTO- 16.08.2027

SK KARIM
SIGNATURE OF A.E

SIGNATURE OF E.E