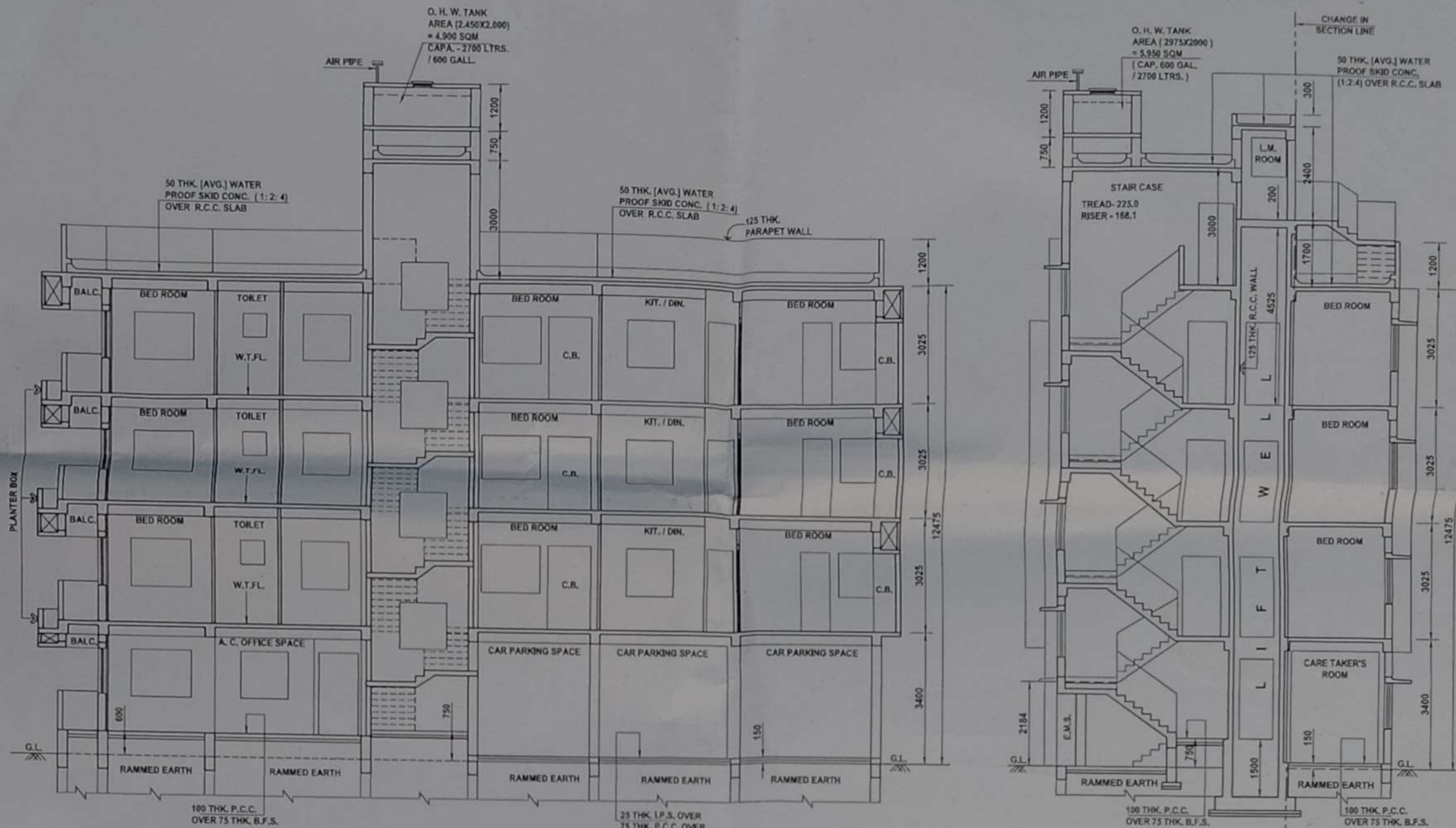


**FRONT ELEVATION**  
SCALE - 1:100



**SECTION AT 'X-X'**  
SCALE - 1:100

**SECTION AT 'Y-Y'**  
SCALE - 1:100

**MAIN CHARACTERISTICS OF THE PROPOSAL**

**PART - A**

- ASSEESSEE NO. :- 21-067-11-0415-8
- NAME OF THE OWNERS :- NISHI KANTA NASKAR, LAXMI NASKAR, SUHR NASKAR, DILIP NASKAR, CHAYYA RANI NASKAR, UTTAM NASKAR, TUMPA SARDAR & ARATI HALDER
- NAME OF THE APPLICANTS / CONSTITUTED POWER OF ATTORNEY :- SRI MANISH KUMAR SHAW & SRI BHUPESH CHANDRA MISHRA (PARTNERS OF SHIVAM ENTERPRISE) AS CONSTITUTED POWER OF ATTORNEY FOR NISHI KANTA NASKAR, LAXMI NASKAR, SUHR NASKAR, DILIP NASKAR, CHAYYA RANI NASKAR, UTTAM NASKAR, TUMPA SARDAR & ARATI HALDER
- DETAILS OF REGD. DEED OF AMALGAMATION :- BOOK NO. - I VOLUME NO. - 1603 - 2022 PAGE NO. - 190762 TO 190795 DATE - 13 / 04 / 2022 BEING NO. - 1603 05650 REGD. AT - D. S. R. - III, SOUTH 24 PARGANS
- DETAILS OF REGD. POWER OF ATTORNEY :- BOOK NO. - I VOLUME NO. - 1603 - 2022 PAGE NO. - 190762 TO 190795 DATE - 13 / 04 / 2022 BEING NO. - 1603 05650 REGD. AT - D. S. R. - III, SOUTH 24 PARGANS
- DETAILS OF OTHER DECLARATION :-

**PART - B**

- AREA OF LAND :- a) AS PER TITLE DEED = 04 K. - 08 CH. - 00 SFT / 301,003 SQM [ MORE / LESS ] b) AS PER ASSESSMENT BOOK & BOUNDARY DECLARATION = 04 K. - 07 CH. - 1.63 SFT = 296,974 SQM [ MORE / LESS ]
- NET AREA OF LAND :- 258,740 SQM (AFTER FREE GIFT / SPLAYED CORNER ETC.) RELINQUISHED, STRIP OF LAND GIFTED TO K.M.C.
- PERMISSIBLE GROUND COVERAGE :- 56.768 % OF L.A. = 168,586 SQM
- PROPOSED GROUND COVERAGE :- 51.735 % OF L.A. = 153,751 SQM
- STRIP OF LAND IS GIFTED TO K.M.C. = 38,234 SQM

**6. AREA STATEMENT :-**

|            | RESIDENTIAL (SQM)         | STAIR WELL (SQM) | LIFT WELL (SQM) | GROSS FLOOR AREA (SQM) | STAIR + STAIR LOBBY (SQM) | LIFT LOBBY (SQM) | NET COVER AREA (SQM) | CUP BOARD (SQM) |
|------------|---------------------------|------------------|-----------------|------------------------|---------------------------|------------------|----------------------|-----------------|
| GROUND FL. | R - 107,687<br>B - 46,070 |                  |                 | 153,757                | 9,567                     | 1,530            | 144,190              |                 |
| FIRST FL.  | 153,757                   | 0,354            | 1,680           | 151,723                | 10,227                    | 1,530            | 141,496              | 3,237           |
| SECOND FL. | 153,757                   | 0,354            | 1,680           | 151,723                | 10,227                    | 1,530            | 141,496              | 3,237           |
| THIRD FL.  | 153,757                   | 0,354            | 1,680           | 151,723                | 10,227                    | 1,530            | 141,496              | 3,237           |
| TOTAL      | 615,028                   | 1,062            | 5,040           | 608,926                | 40,248                    | 6,120            | 568,678              | 9,711           |

**7. TENEMENTS CALCULATION (A) RESIDENTIAL:**

| TENEMENT MKD. | TENEMENT AREA ACT. (SQM) | AREA TO BE ADDED (SQM) | TOTAL TENEMENT AREA (SQM) | NO. OF TENEMENT | STAIR HEAD ROOM AREA - CUP BOARD AREA - LIFT MACHINE ROOM AREA - LIFT MACHINE ROOM STAIR - ADDITIONAL AREAS FOR FEES |
|---------------|--------------------------|------------------------|---------------------------|-----------------|--|
| A             | 46,048                   | 7,581                  | 53,629                    | 03              | 13,685 SQM   |
| B             | 46,270                   | 7,617                  | 53,887                    | 03              | 9,711 SQM  |
| C             | 46,070                   | 7,585                  | 53,655                    | 03              | 5,756 SQM  |

**CAR PARKING CALCULATION**

|          | NO. | AREA       |
|----------|-----|------------|
| REQUIRED | 02  | 50,000 SQM |
| PROVIDED | 03  | 79,343 SQM |

**8. PERMISSIBLE F.A.R. = 1.75**

**9. PERMISSIBLE TOTAL FLOOR AREA = 519,705 SQM + EXEMPTED AREA + MANDATORY CAR PARKING**

**10. PROPOSED F.A.R. = 568,678 - 50,000 / 296,974 = 1.746 < 1.75**

**11. AREA OF STAIR HEAD ROOM = 13,685 SQM**

**12. AREA OF O. H. W. TANK = 5,950 SQM**

**13. AREA OF LIFT MACHINE ROOM = 5,756 SQM**

**14. AREA OF LIFT M/C ROOM STAIR = 3,887 SQM**

**15. AREA OF TREE COVER = 4,610 SQM**

**16. TOTAL AREA FOR FEES = 641,965 SQM (GROSS FLOOR AREA + ADDITIONAL AREA FOR FEES)**

**DECLARATION OF OWNER / APPLICANT :-**

WE DO HEREBY DECLARE WITH FULL RESPONSIBILITY THAT

- WE WILL ENGAGE L.B.A. & E.S.E. DURING CONSTRUCTION.
- WE WILL FOLLOW THE INSTRUCTIONS OF L.B.A. & 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 STRUCTURE.
- IF ANY SUBMITTED DOCUMENTS ARE 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 L.B.A. / E.S.E. BEFORE STARTING OF BUILDING FOUNDATION WORK.
- DURING DEPARTMENTAL INSPECTION THE PLOT WAS IDENTIFIED BY US.
- BOUNDARY OF THE PLOT IS DEMARKED BY BOUNDARY WALL.
- THERE IS NO LEGAL CASE PENDING AGAINST THIS PREMISES.
- EXISTING STRUCTURE OCCUPIED BY OWNERS, THERE ARE NO TENANTS.
- EXISTING STRUCTURE SHOULD BE DEMOLISHED BEFORE COMMENCEMENT OF THE CONSTRUCTION, WHICH IS OCCUPIED BY THE OWNERS.

NAME OF APPLICANTS  
SRI MANISH KUMAR SHAW & SRI BHUPESH CHANDRA MISHRA (PARTNERS OF SHIVAM ENTERPRISE) AS CONSTITUTED POWER OF ATTORNEY FOR NISHI KANTA NASKAR, LAXMI NASKAR, SUHR NASKAR, DILIP NASKAR, CHAYYA RANI NASKAR, UTTAM NASKAR, TUMPA SARDAR & ARATI HALDER

**CERTIFICATE OF L.B.A. :-**

I CERTIFIED WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS BEEN DRAWN AS PER PROVISION OF K.M.C. BUILDING RULES 2009 AS AMENDED FROM TIME TO TIME AND THE SITE CONDITION INCLUDING WIDTH OF THE ABUTTING ROAD (3.658 M WIDE COMMON PASSAGE ON NORTHERN SIDE) CONFORMS WITH THE PLAN, WHICH HAS BEEN MEASURED & VERIFIED BY ME. IT IS A BUILDABLE SITE NOT A TANK OR FILLED UP TANK, THE LAND IS DEMARKED BY BOUNDARY WALL. SIGNATURE OF THE APPLICANT IS AUTHENTICATED BY ME.

NAME OF L.B.A.  
PATRALI PAL, CA / 93 / 16012

**STRUCTURAL DECLARATION :-**

THE STRUCTURAL DESIGN & DRAWINGS OF BOTH FOUNDATION & SUPER STRUCTURE OF THE BUILDING HAS BEEN PREPARED BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING THE SEISMIC LOAD AS PER NATIONAL BUILDING CODE OF INDIA & THE FOUNDATION IS CAPABLE OF TAKING THE LOAD, CERTIFIED THAT IT IS SAFE & STABLE IN ALL RESPECTS.

NAME OF E.S.E.  
SUJAY KR. SANTRA, ESE / 11 / 635

**PROJECT**

PROPOSED PLAN FOR G + III STORIED RESIDENTIAL BUILDING ( U/S 393A OF K.M.C. ACT 1980 & K.M.C. BLDG. RULE - 2009 ), AT PREMISES NO.- 61C, DR. GIRINDRA SEKHAR BOSE ROAD, WARD NO.- 67 BOROUGH - VII, P.S.- KASBA, KOLKATA- 700 039, ( BUILDING HEIGHT- 12.475 M ), UNDER THE KOLKATA MUNICIPAL CORPORATION.

B.P. NO. - **2023070047** DATED - 03/05/2023  
VALID UPTO - 02/05/2028

**KOUSHIK SWARNAKA** Digitally signed by KOUSHIK SWARNAKA  
Date: 2023.05.03 17:15:35 +05'30'  
DIGITAL SIGNATURE OF A.E. ( B )

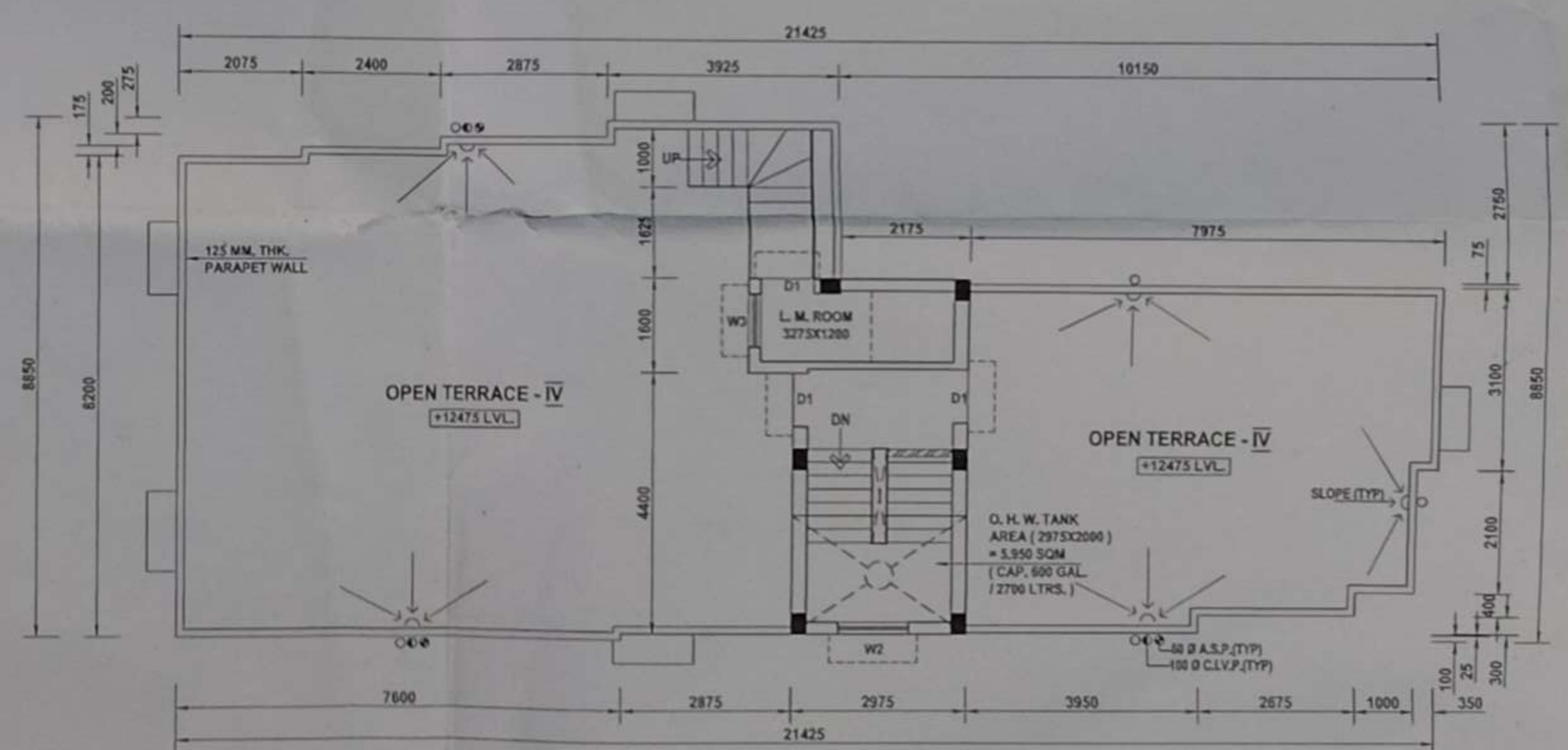
**SPECIFICATION :-**

- ALL EXTERNAL WALL 200 MM TH. AND ALL INTERNAL AND PARTITION WALL 125 & 75 MM. TH.
- ALL 200 MM TH. WALL WITH 1ST. CLASS BRICK WITH (6:1) SAND, CEMENT MORTAR.
- ALL 125 & 75 MM. TH. WALL WITH 1ST. CLASS BRICK WITH (4:1) SAND, CEMENT MORTAR.
- ALL R.C.C. WORK WITH STONE CHIPS, SAND & CEMENT (3:1.5:1) (UNLESS OTHERWISE MENTIONED).
- GRADE OF CONCRETE - M20
- GRADE OF STEEL - F460.
- ALL MATERIALS SHALL BE CONFORMED TO THE PROPORTION OF NATIONAL BUILDING CODE OF INDIA.

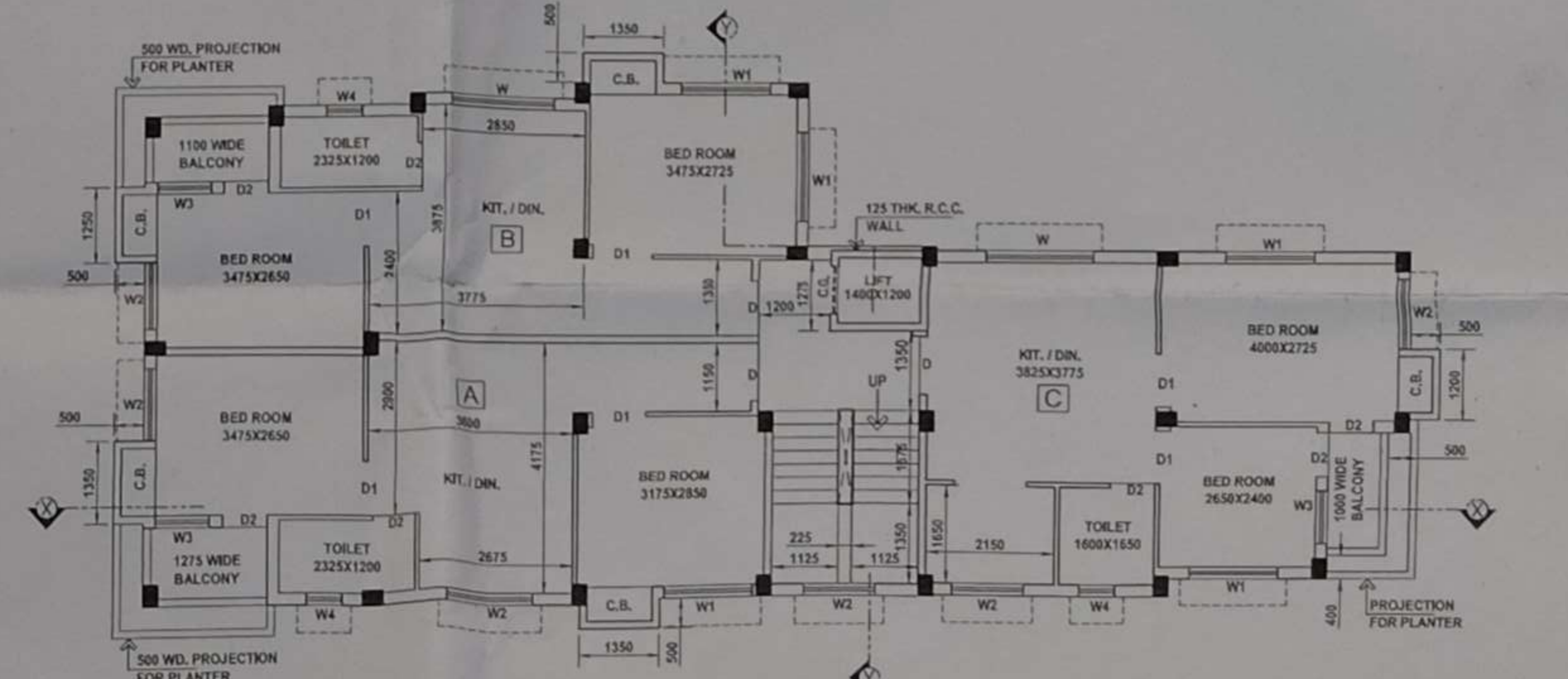
**SCHEDULE OF DOOR & WINDOWS**

| MKD. | OBJECT | SIZE (W. X H.) |
|------|--------|----------------|
| D1   | DOOR   | 1000 X 2100    |
| D2   | DOOR   | 900 X 2100     |
| D3   | DOOR   | 750 X 2100     |
| D4   | DOOR   | 1800 X 1200    |
| W1   | WINDOW | 1500 X 1200    |
| W2   | WINDOW | 1200 X 1200    |
| W3   | WINDOW | 900 X 1000     |
| W4   | WINDOW | 600 X 600      |

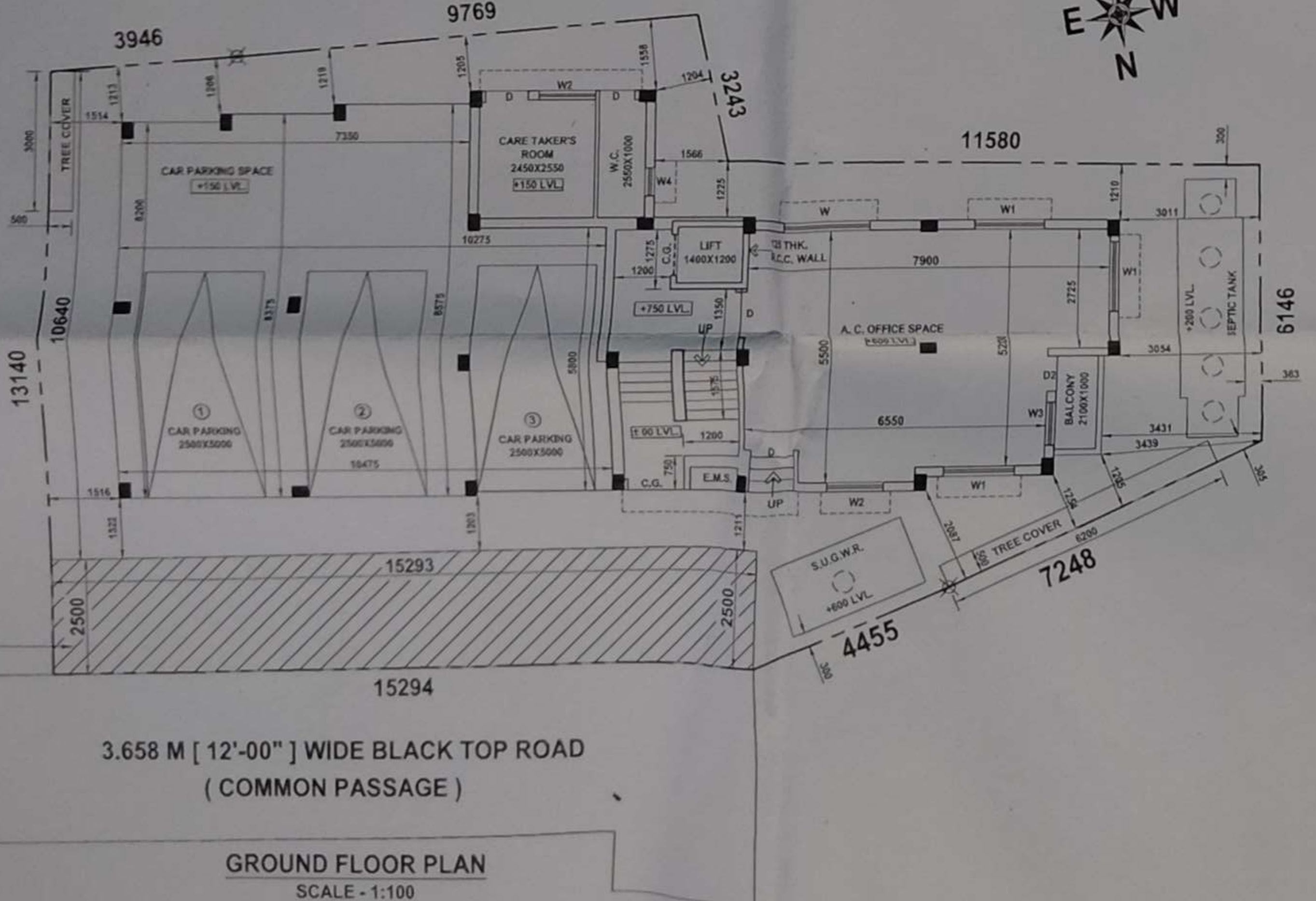
- ALL SORTS OF PRECAUTIONARY MEASURE WILL BE TAKEN DURING DEMOLITION OF EXISTING STRUCTURE AND CONSTRUCTION OF BUILDING, SEPTIC TANK, SEMI UNDER GROUND WATER RESERVOIR & ADJOINING BUILDING
- DEPTH OF SEPTIC TANK & SEMI UNDER GROUND WATER RESERVOIR SHOULD NOT EXCEED THE DEPTH OF FOUNDATION OF COLUMN.



**ROOF PLAN**  
SCALE - 1:100



**TYPICAL FLOOR PLAN (1ST., 2ND. & 3RD FLOOR)**  
SCALE - 1:100



**GROUND FLOOR PLAN**  
SCALE - 1:100

Planning & Checked by Bikash Halder | Drawn by Srihar Mondal | REF. NO. - DP/31/AJ/22-23 | Date 20.12.2022 | Scale 1:100, 50,600,4000

**DREAM PLANNER** ESCAPE THE ORDINARY | PREMISES NO.- 4 / C, DHARMATALA ROAD, KOLKATA-700 0039 | MOBILE-8296429626

FLOOR PLANS, SECTIONS, ELEVATIONS, DETAILS & SCHEDULES | PREM. NO. - 61C, DR. G. S. BOSE ROAD | Revision 0 | Sheet 2/2

ALL DIMENSIONS ARE IN MM UNLESS OTHERWISE MENTIONED.