

DOOR WINDOW SCHEDULE					
TYPE	WIDTH	HT.	TYPE	WIDTH	HT.
D1	1050	2150	W1	1500	1250
D2	900	2150	W2	900	1250
D3	750	2150	W3	900	1000
DW	1800	2150	W4	600	750

**STATEMENT OF THE PLAN PROPOSAL**

**PART - A**

- ASSESS NO - 11-071-25-0026-8
- DETAIL OF REGISTERED DEED-I :-  
BOOK NO. I, VOL. NO. 18, PAGE NO. 242 TO 274, BEING NO. 1117, YEAR-1952, DATE 20.08.1952, PLACE- ALIPORE.
- DETAIL OF REGISTERED DEED-II :-  
BOOK NO. I, VOL. NO. 1605-2015, PAGE NO. 1385 TO 1409, BEING NO. 160503639, YEAR-2015, DATE: 22.07.2015, PLACE- A.D.S.R. ALIPORE.
- DETAIL OF REGISTERED DEED-III :-  
BOOK NO. I, VOL. NO. 1605-2015, PAGE NO. : 90973 TO 90995, BEING NO. 160507164, YEAR-2015, DATE: 13.10.2015, PLACE- A.D.S.R. ALIPORE.
- DETAIL OF REGISTERED DEED-IV :-  
BOOK NO. I, VOL. NO. 1605-2015, PAGE NO. : 43677 TO 43900, BEING NO. 160505388, YEAR-2015, DATE: 01.07.2015, PLACE- A.D.S.R. ALIPORE.
- DETAIL OF REGISTERED DEED-V :-  
BOOK NO. I, VOL. NO. 1605-2015, PAGE NO. : TO BEING NO. 160504564, YEAR-2015, DATE: 01.07.2015, PLACE- A.D.S.R. ALIPORE.
- DETAIL OF REGISTERED DEED-VI :-  
BOOK NO. I, VOL. NO. 1605-2015, PAGE NO. : TO BEING NO. 160504561, YEAR-2015, DATE: 01.07.2015, PLACE- A.D.S.R. ALIPORE.
- DETAIL OF REGISTERED DEED-VII :-  
BOOK NO. I, VOL. NO. 1605-2015, PAGE NO. : 91325 TO 91350, BEING NO. 160507165, YEAR-2015, DATE: 13.10.2015, PLACE- A.D.S.R. ALIPORE.
- DETAIL OF REGISTERED DEED-VIII :-  
BOOK NO. I, VOL. NO. 1605-2015, PAGE NO. : 57787 TO 57815, BEING NO. 160505855, YEAR-2015, DATE: 01.07.2015, PLACE- A.D.S.R. ALIPORE.

**PART - B**

1. THE DEPTH OF THE SEMI U/G WATER RESERVOIR SHALL NOT EXCEED THE DEPTH OF THE FOUNDATION OF THE BUILDING.

2. ALL PRECAUTIONS SHALL BE TAKEN DURING DEMOLITION OF EXISTING BUILDING AND THE CONSTRUCTION OF THE BUILDING & S.U.G.W.R.

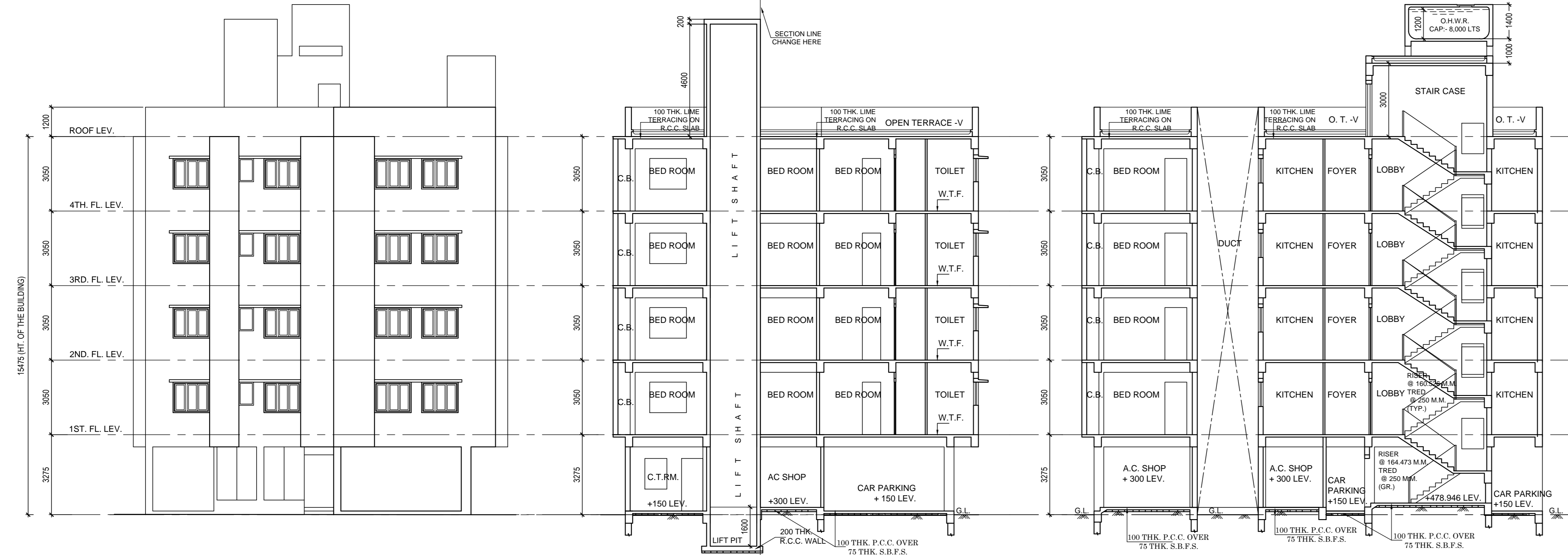
**STATEMENT OF AREA:-**

AREA OF LAND:-  
LAND AREA = 487.92 SQ.M / 07 K-04 CH-32 SQ.FT. (AS PER DEED)  
= 476.522 SQ.M / 07K-01 CH-44 SQ.FT. (AS PER PHYSICAL MEASUREMENT)

PERMISSIBLE GROUND COVERAGE (50.782%) = 241.987 SQ.M.  
PROPOSED GROUND COVERAGE (50.725%) = 241.72 SQ.M.  
PROPOSED HEIGHT = 15.475 m

**PROPOSED AREA -**

COVERED AREA	LIFT WELL	EFFECTIVE AREA	STAR WALK	LIFT LOBBY	NET FLOOR AREA
222.74 SQ.M	22.74 SQ.M	222.74 SQ.M	12.69 SQ.M	2.77 SQ.M	207.48 SQ.M
241.72 SQ.M	2.95 SQ.M	238.77 SQ.M	12.69 SQ.M	2.77 SQ.M	223.31 SQ.M
241.72 SQ.M	2.95 SQ.M	238.77 SQ.M	12.69 SQ.M	2.77 SQ.M	223.31 SQ.M
241.72 SQ.M	2.95 SQ.M	238.77 SQ.M	12.69 SQ.M	2.77 SQ.M	223.31 SQ.M
241.72 SQ.M	2.95 SQ.M	238.77 SQ.M	12.69 SQ.M	2.77 SQ.M	223.31 SQ.M
1189.82 SQ.M	11.80 SQ.M	1177.82 SQ.M	63.45 SQ.M	13.85 SQ.M	1100.72 SQ.M
TOTAL AREA = 1100.72 SQ.M					
BONUS FOR CAR PARKING = 124.539 SQ.M (ACTUAL)					
= (25%) = 150 SQ.M (PROVIDED)					
NET AREA (1100.72-150) = 950.72 SQ.M					
PROPOSED A.R. (852.92/476.522) = 1.995					
TENEMENTS & CAR PARKING CALCULATION RESIDENTIAL & MERCANTILE :-					
MARKED	TENEMENT SIZE	PROPORTIONAL AREA	ACTUAL TENEMENT AREA	NO. OF TENEMENT	REQUIRED CAR PARKING
A	96.80 SQ.M	10.28 SQ.M	107.08 SQ.M	1	1 NOS.
B	71.66 SQ.M	7.61 SQ.M	79.27 SQ.M	1	1
C	53.84 SQ.M	5.68 SQ.M	56.52 SQ.M	1	1
D	92.78 SQ.M	9.75 SQ.M	91.53 SQ.M	3	3 NOS.
E	84.94 SQ.M	8.92 SQ.M	89.96 SQ.M	3	3 NOS.
F	54.22 SQ.M	5.73 SQ.M	59.98 SQ.M	3	3 NOS.
TOTAL NOS OF CAR = 6 NOS					
MERCANTILE GARRET AREA = 35.337 SQ.M					
TOTAL NOS OF CAR = 6 NOS					
MERCANTILE RETAIL AREA = 41.226 SQ.M					
RESIDENTIAL AREA = 1158.70 SQ.M					
CAR PARKING REQUIRED = 06 NOS.					
CAR PARKING PROVIDED = 08 NOS.					
PERMISSIBLE AREA FOR PARKING = (25%) = 150 SQ.M					
PROVIDED AREA FOR PARKING = 150.639 SQ.M					
COMMON AREA = 94.31 SQ.M					
TOTAL OTHER AREA FOR FEES = 106.64 SQ.M					
STAR HEAD ROOM AREA = 15.75 SQ.M					
LIFT ROOM AREA = 8.17 SQ.M					
OVER HEAD TANK AREA = 8.46 SQ.M					
SERVICE TOWER AREA = 2.96 SQ.M					
AREA OF CURB BOARD = 29.34 SQ.M					
TOTAL AREA FOR FEES = 1284.46 SQ.M					
OPEN TERRACE AREA = 241.74 SQ.M					
ROOF STRUCTURE AREA = 26.88 SQ.M					



**FRONT (WEST) SIDE ELEVATION**  
SCALE - 1:100

**SECTION AA.**  
SCALE - 1:100

**SECTION BB.**  
SCALE - 1:100

**CERTIFICATE OF GEO-TECNICAL ENGINEER**

UNDERIGNED HAS INSPECTED THE SITE & WILL CARRY OUT THE SOIL INVESTIGATION THEREIN. IT IS CERTIFIED THAT EXISTING SOIL OF THE SITE IS ABLE TO CARRY OUT THE LOAD FROM THE PROPOSED CONSTRUCTION AND THE FOUNDATION SYSTEM THEREIN WILL BE SAFE & STABLE IN ALL RESPECT FROM GEO-TECNICAL POINT OF VIEW.

(ALOK ROY, G.T.E./11)  
NAME OF GEO-TECNICAL ENGINEER

**CERTIFICATE OF STRUCTURAL ENGINEER**

THIS IS TO CERTIFY THAT THE STRUCTURAL DESIGN AND DRAWINGS OF BOTH FOUNDATION AND SUPER STRUCTURE OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING THE SEISMIC LOAD AS PER THE NATIONAL BUILDING CODE OF INDIA AND CERTIFY THAT IT IS SAFE AND STABLE IN ALL RESPECTS. THE SOIL TEST REPORT HAS BEEN DONE BY ALOK ROY (G.T.E. /11) OF GEOTECH ENGINEERS PVT. LTD. 6A, MILAN PARK, KOLKATA-700084. THE RECOMMENDATION OF SOIL TEST REPORT HAS BEEN CONSIDERED DURING STRUCTURAL CALCULATION.

SANKAR DAS  
E.S.E.-I/12  
NAME OF STRUCTURAL ENGINEER

**DECLARATION OF ARCHITECT.**

CERTIFIED THAT THE PLAN ITSELF 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. THE SITE CONDITION INCLUDING THE ABUTTING ROAD IS CONFORM 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, AND IT IS OCCUPIED BY THE OWNER. THERE IS NO TENANT.

ANJAN UKIL (CA/94/16721)  
NAME OF ARCHITECT.

**DECLARATION OF OWNER/ APPLICANT**

I DO HEREBY DECLARE WITH FULL RESPONSIBILITY THAT I SHALL ENGAGE L.B.A & E.S.E DURING CONSTRUCTION. I SHALL FOLLOW THE INSTRUCTION OF L.B.A & 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 DOCUMENT ARE FAKE. THE K.M.C AUTHORITY WILL REVOKE THE SANCTION PLAN. THE CONSTRUCTION OF S.U.G.W.RESERVOIR WILL BE TAKEN UNDER THE GUIDANCE OF L.B.A / E.S.E BEFORE STARTING OF BUILDING FOUNDATION.

MR. SATWIC VIVEK RUIA  
C.A. OF PALLAB KUMAR BOSE.  
IYOTI BOSE  
NANDITA BASU  
SILJATA BOSE  
NAME OF OWNER/APPLICANT.

TITLE:- GR. FLOOR PLAN, TYP. FL. PLAN, SECTION-AA, SECTION-BB& FRONT ELEVATION.

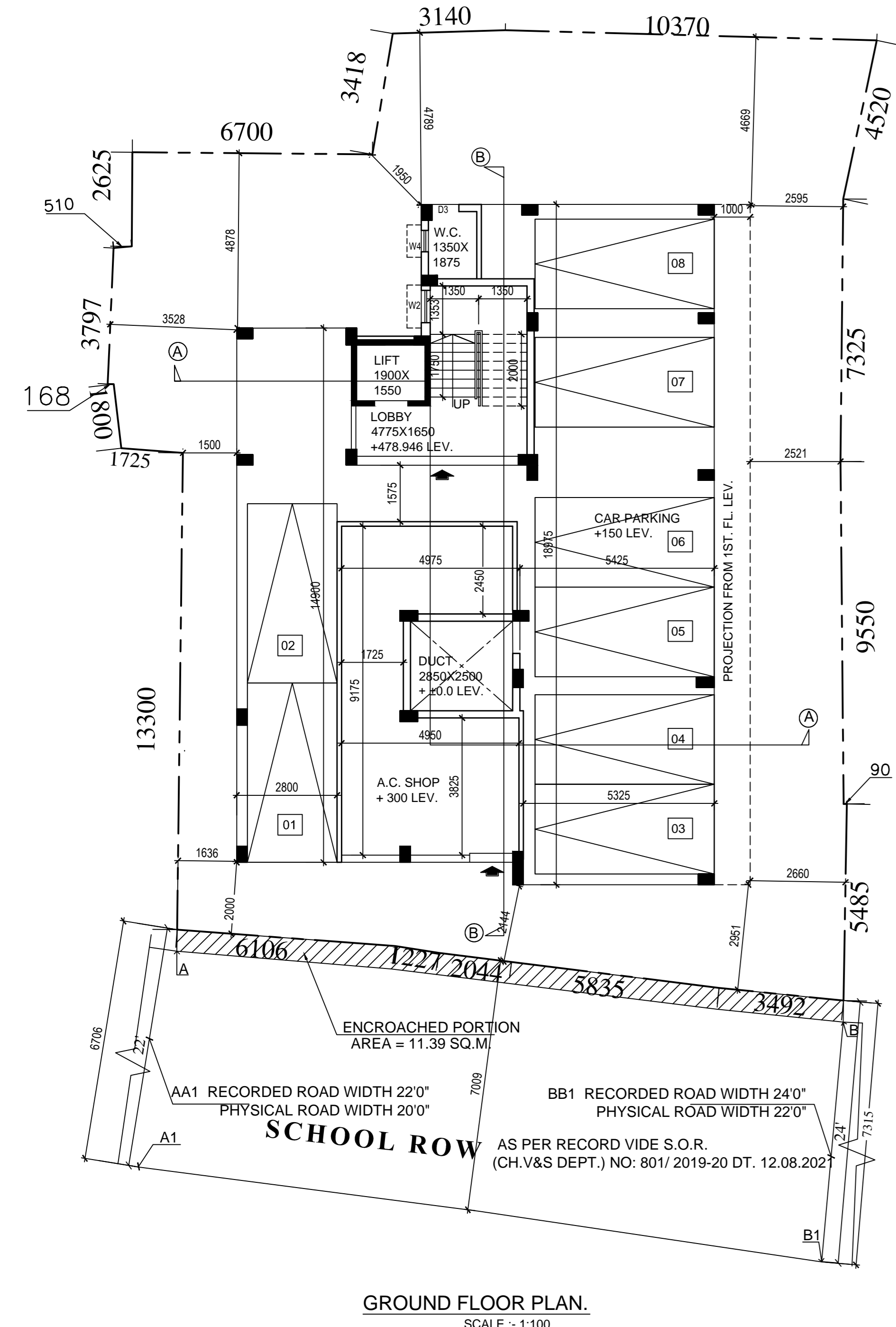
PROJECT:- PROPOSED G+ IV STORIED (HT.-15.475M) RESIDENTIAL BUILDING U/S 393A OF KMC ACT 1980, KMC BUILDING RULE 2009 .AT PREMISES NO. 19, SCHOOL ROW, KOLKATA-700 025, WARD NO-71 BR. NO-IX.P.S.-BHOWANIPUR.

JOB NO.	DRG. NO.	DATE	DEALT
ARCH(CORP-01)	24.12.2021	REVISION	

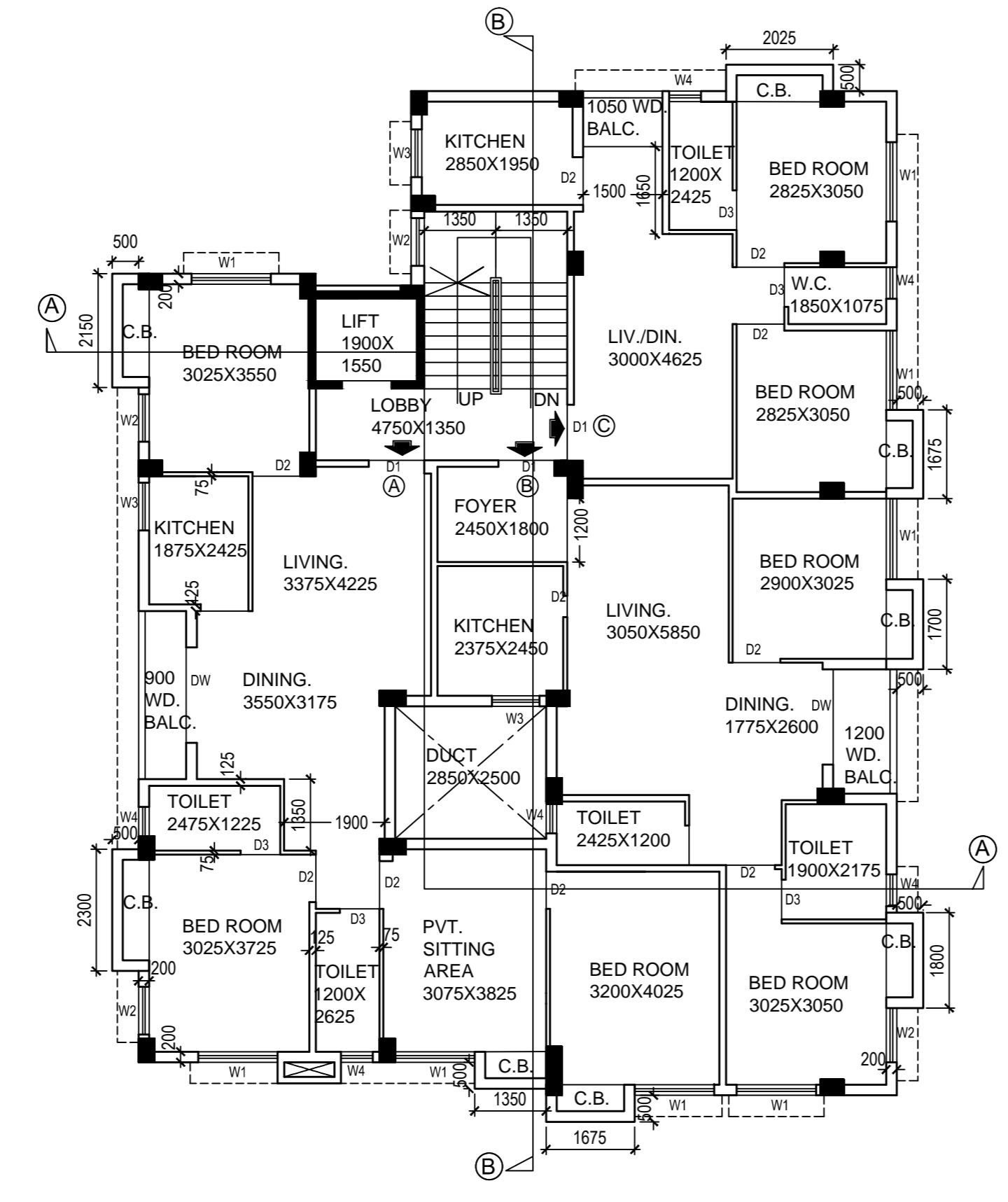
SCALE: 1:100, 1:600, 1:4000  
B.P. NO.:2022090007  
DATE: 12/04/2022  
VALID UP TO: 11/04/2027

SIGNATURE OF E.E. SIGNATURE OF A.E.

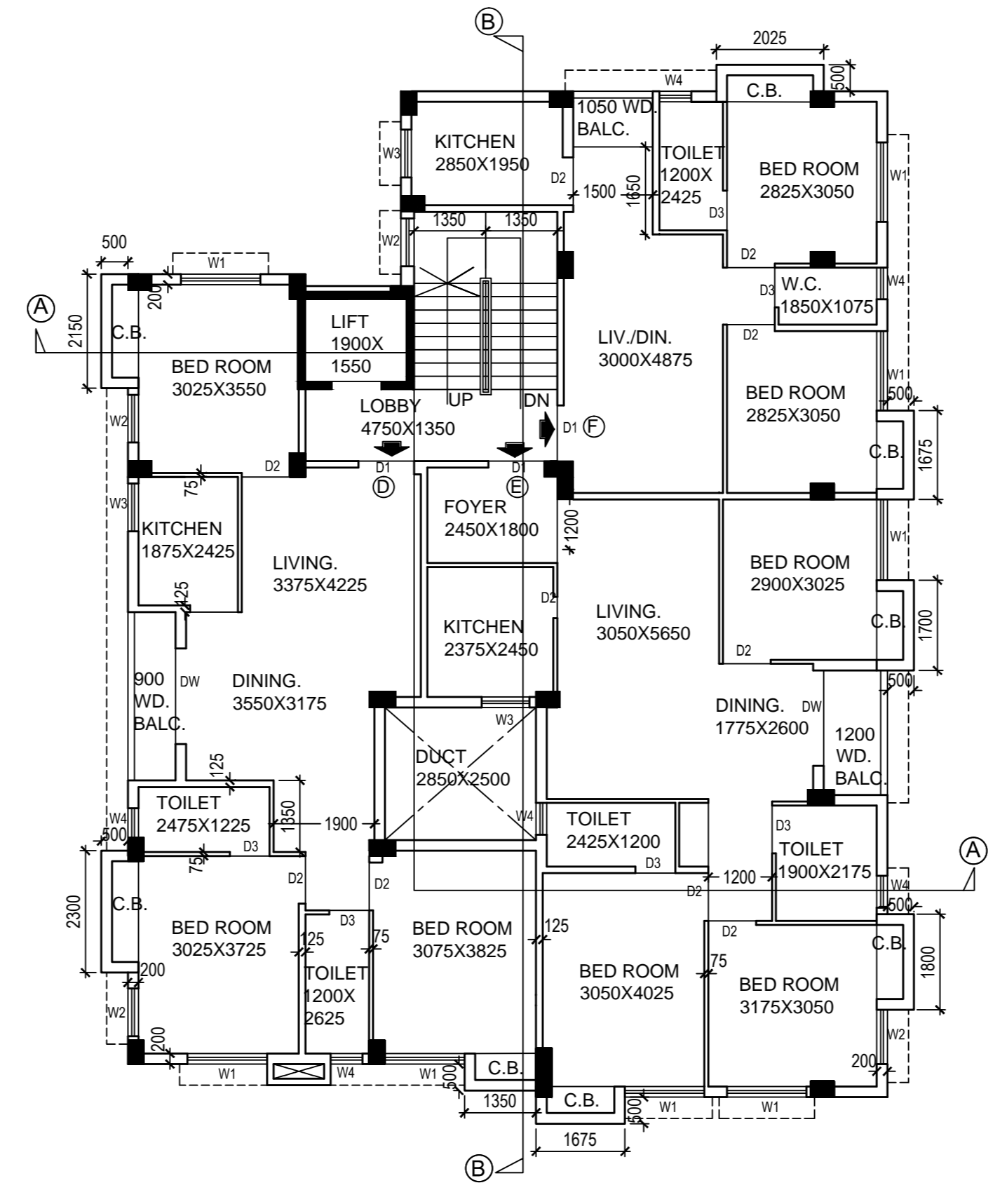
NOTE:-  
1. THE DEPTH OF THE SEMI U/G WATER RESERVOIR SHALL NOT EXCEED THE DEPTH OF THE FOUNDATION OF THE BUILDING.  
2. ALL PRECAUTIONS SHALL BE TAKEN DURING DEMOLITION OF EXISTING BUILDING AND THE CONSTRUCTION OF THE BUILDING & S.U.G.W.R.



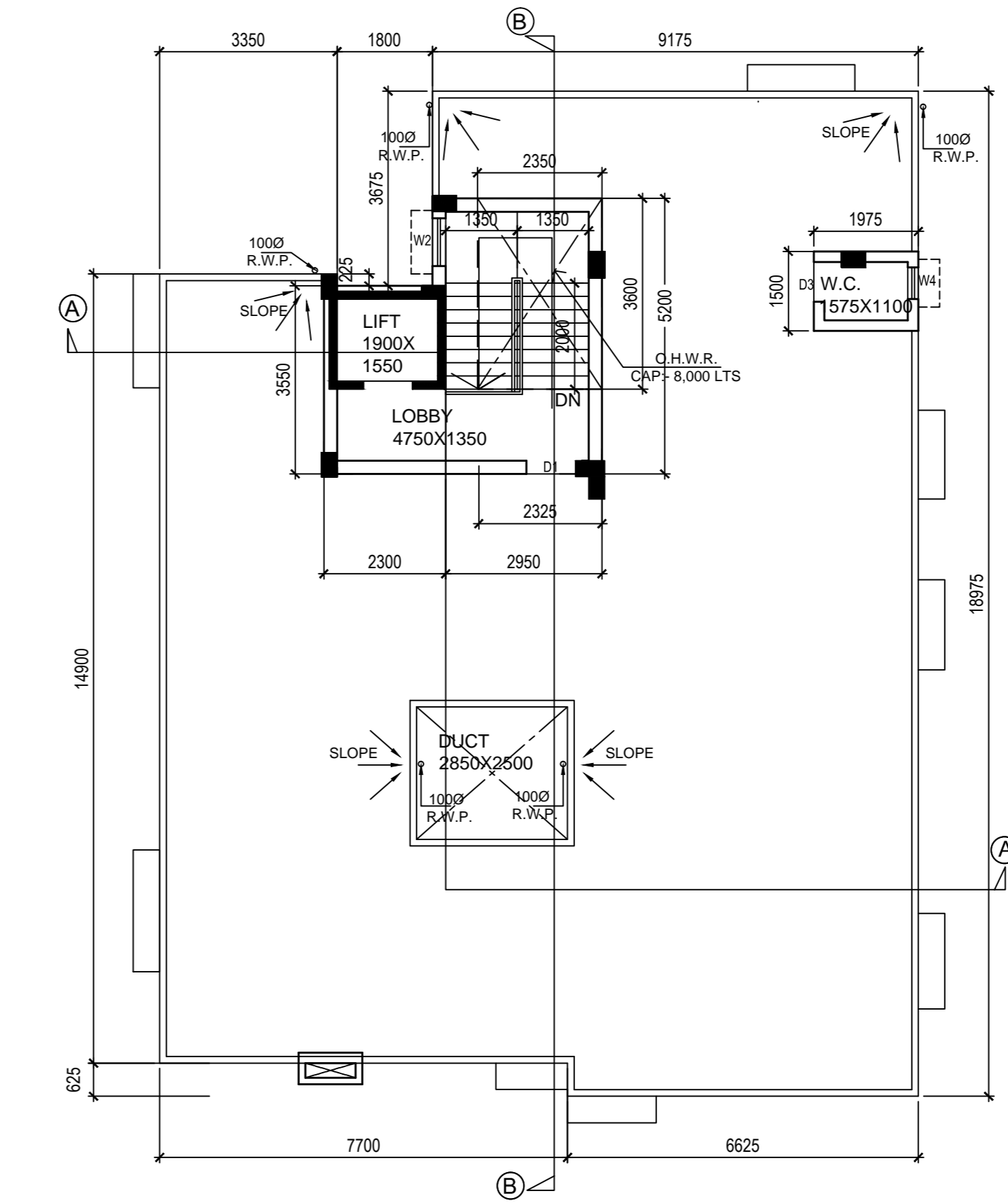
**GROUND FLOOR PLAN.**  
SCALE - 1:100



**1ST.FLOOR PLAN.**  
SCALE - 1:100



**2ND,3RD, 4TH. FLOOR PLAN.**  
SCALE - 1:100



**ROOF PLAN.**  
SCALE - 1:100

Anjan Ukil  
architect