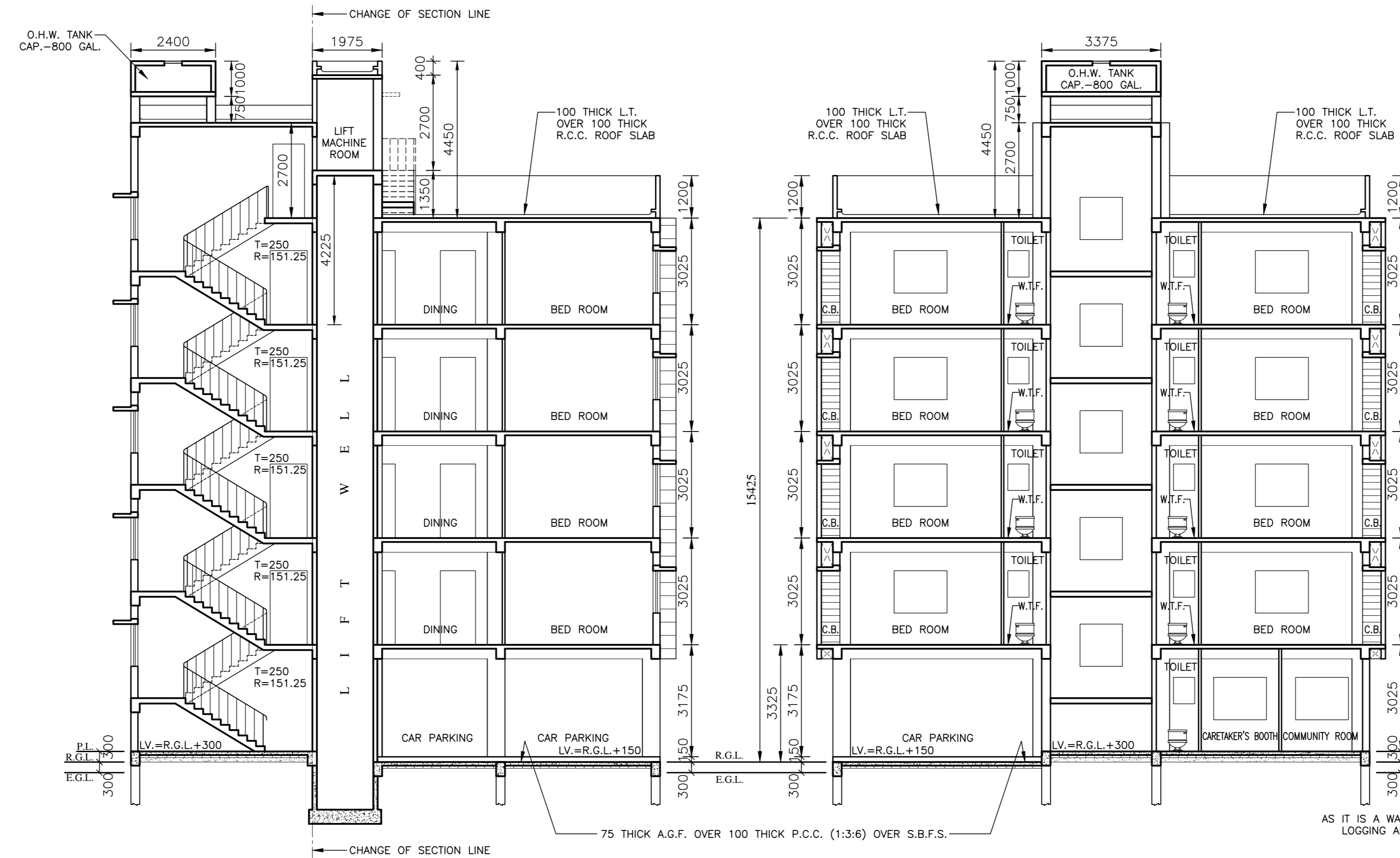


FRONT SIDE ELEVATION  
SCALE = 1:100

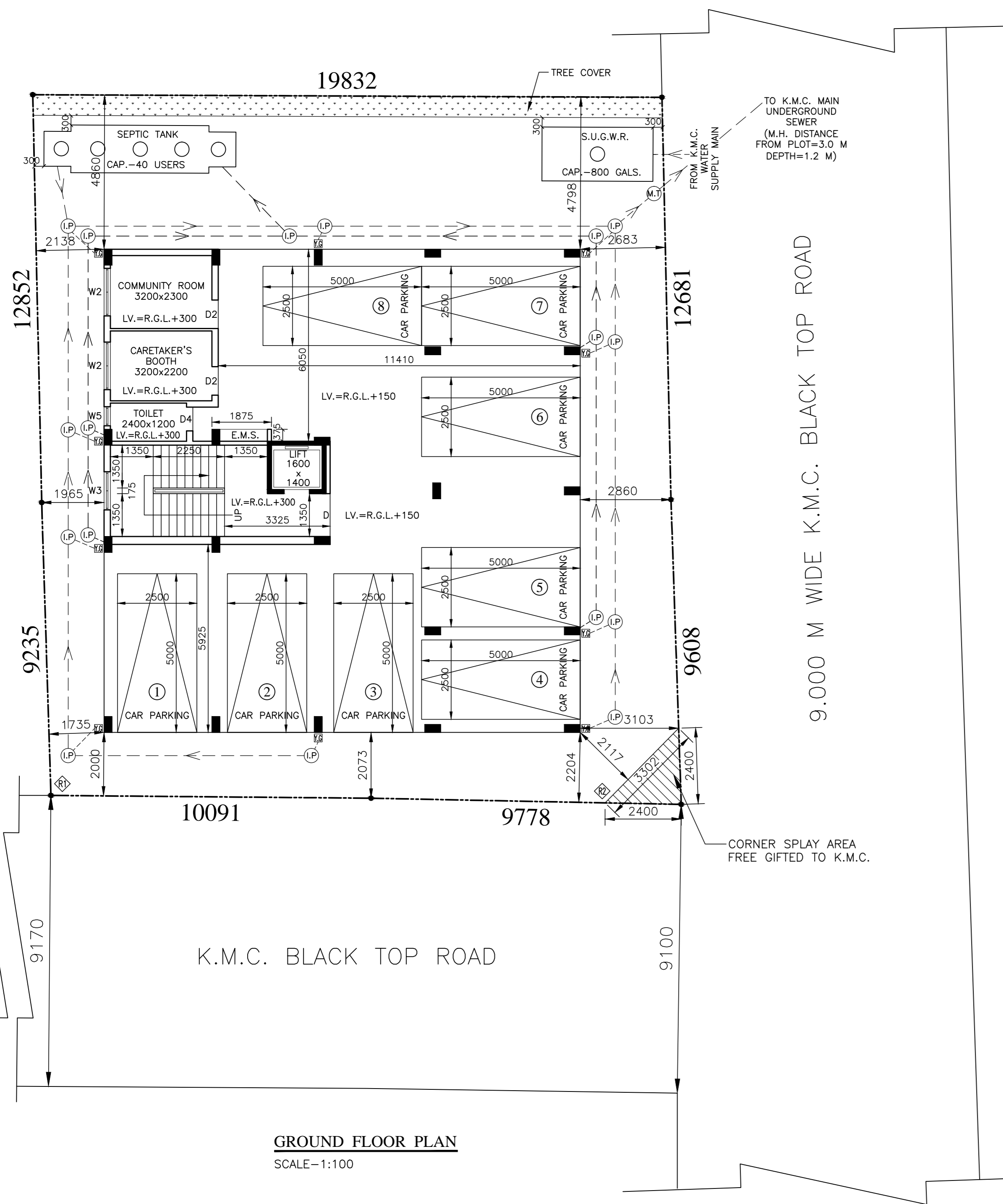


EAST SIDE ELEVATION  
SCALE = 1:100

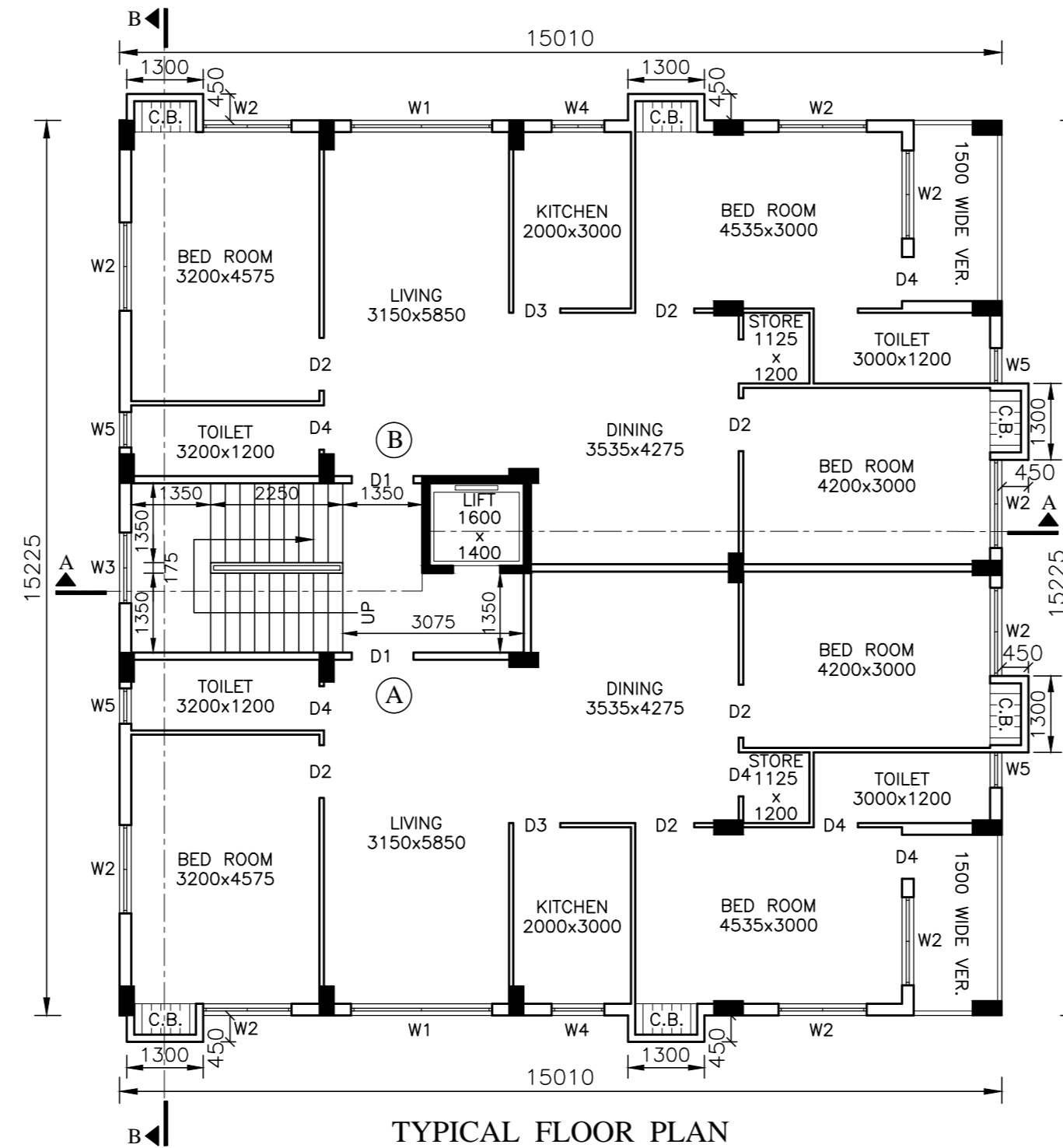


SECTION - 'A - A'  
SCALE=1:100

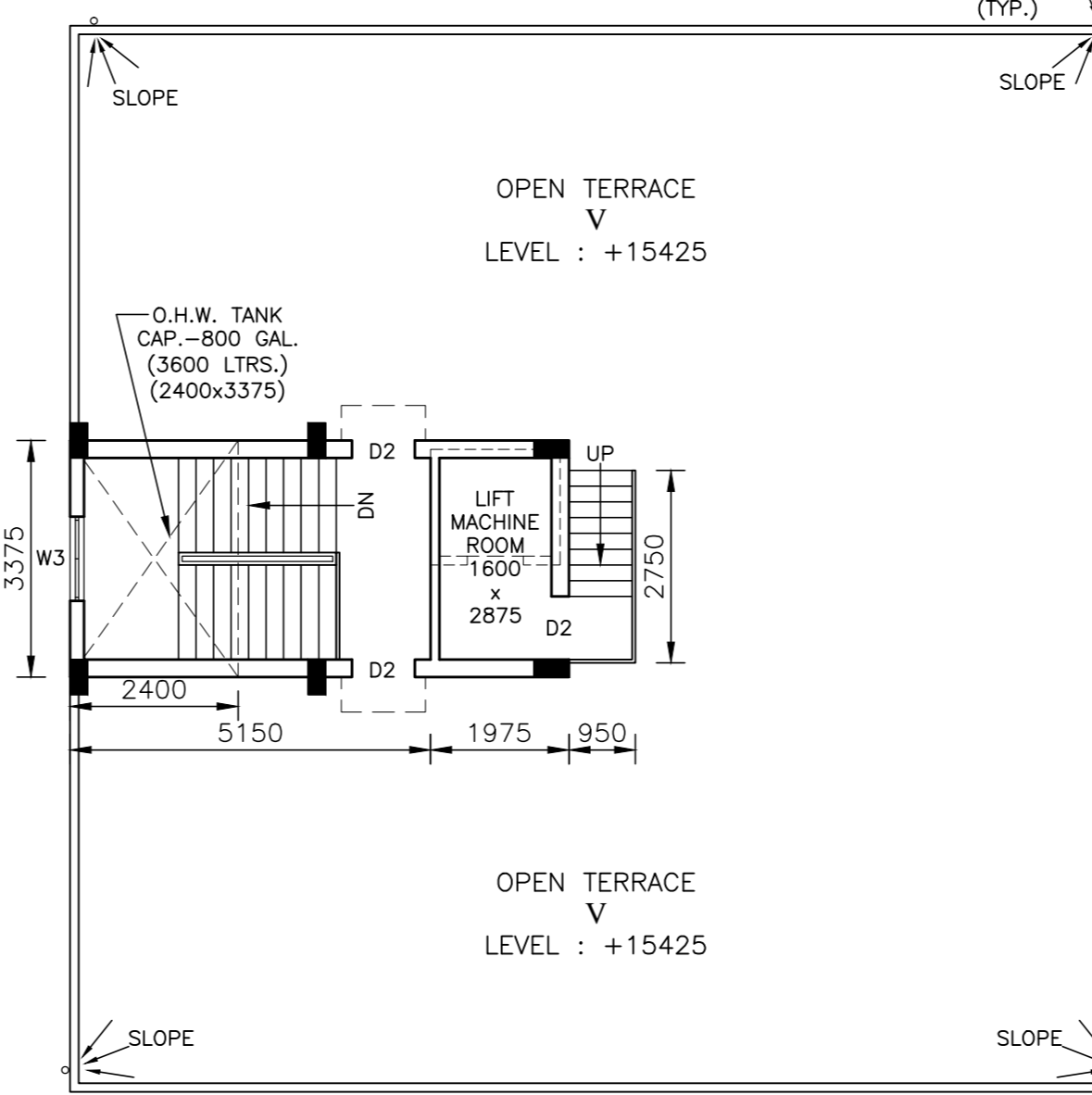
SECTION - 'B - B'  
SCALE=1:100



GROUND FLOOR PLAN  
SCALE=1:100



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



ROOF PLAN  
SCALE=1:100

**PART-A:**  
01. ASSEESSEE No. : 31-109-08-4256-4  
02. NAME OF OWNER / APPLICANT : SRI BINOY BHAWAL  
03. DETAILS OF REGISTERED DEED (I) :  
BOOK No. : I VOL. No.:1603-2023 PAGE No.: 489117-489138  
BEING No.:160317957 DATE : 23.11.2023 PLACE:D.S.R. III, 24 PGS.(S)  
04. DETAILS OF REGISTERED DEED (II) :  
BOOK No. : I VOL. No.:1604-2023 PAGE No.: 358985-359012  
BEING No.:160411603 DATE : 12.09.2023 PLACE:D.S.R. IV, 24 PGS.(S)  
05. DETAILS OF REGISTERED DEED (III) :  
BOOK No. : I VOL. No.:1603-2023 PAGE No.: 205545-205564  
BEING No.:160307322 DATE : 08.01.2024 PLACE:D.S.R. III, 24 PGS.(S)  
06. DETAILS OF REGISTERED BOUNDARY DECLARATION :  
BOOK No. : I VOL. No.:1603-2024 PAGE No.: 7400 - 7411  
BEING No.:160300207 DATE : 08.01.2024 PLACE:D.S.R. III, 24 PGS.(S)  
07. DETAILS OF REGISTERED DEED OF GIFT (CORNER SPLAY) :  
BOOK No. : I VOL. No.:1603-2024 PAGE No.: 7387 - 7399  
BEING No.:160300206 DATE : 08.01.2024 PLACE:D.S.R. III, 24 PGS.(S)  
08. DETAILS OF BLRRO CONVERSION (SHALL TO BASTU) :  
o) MEMO No. - 17/2706/BL&R/KOL DATED: 06.10.2023  
b) MEMO No. - 17/1289/BL&R/KOL DATED: 30.05.2023  
09. DETAILS OF LR MUTATION :  
VIDE No. - 1630025, DIGITALLY SIGNED BY SUBHAJIT DUTTA DATED: 02.01.2024  
10. K.M.C. MUTATION VIDE No. :  
M/109/04-DEC-23/1274 DATED: 04.12.2023,  
APPROVED BY DY. ASSESSOR CORNER DATED : 05.12.2023  
11. No. OF STOREY = G+1V  
12. No. OF TENEMENTS = 8 Nos.  
13. SIZE OF TENEMENTS : ABOVE 100 SQM = 8 Nos.

**PART-B:**  
01. AREA OF LAND :  
AS PER TITLE DEED (06 K - 09 CH - 13 SFT) = 440,171 SQM  
02. AS PER BOUNDARY DECLARATION=(06K-09CH-5.66SFT)=439.489 SQM  
03. AREA OF SPLAY CORNER = 2.876 SQM  
04. AREA OF STRIP = NA  
05. NET LAND AREA = 436.613 SQM  
06. (i) PERMISSIBLE GROUND COVERAGE (52.02%) = 228.609 SQM  
(ii) PROPOSED GROUND COVERAGE (52.00%) = 228.527 SQM  
07. PROPOSED HEIGHT = 15.425 M  
08. DEPTH OF BUILDING = 15.225 M  
09. FRONTAGE OF PLOT = ( 10.091 + 9.778 ) = 19.869 M  
10. No. OF TREE = 10 Nos. & TREE COVER AREA = 12.891 SQM (2.93%)

**II PROPOSED AREA :**

FLOORS	GROSS COVERED AREA (SQM)	CUTOUT STAIR WELL AREA (SQM)	NET COVERED AREA (SQM)	EXEMPTED STAIR & LOBBY AREA (SQM)	NET FLOOR AREA (SQM)
GROUND FLOOR	228.527	0.000	0.000	13.837	212.361
1ST FLOOR	228.527	0.394	225.893	13.837	209.727
2ND FLOOR	228.527	0.394	225.893	13.837	209.727
3RD FLOOR	228.527	0.394	225.893	13.837	209.727
4TH FLOOR	228.527	0.394	225.893	13.837	209.727
TOTAL	1142.635	1.576	896.0	1132.099	69.185

**12. TENEMENTS & CAR PARKING CALCULATION :**  
(A) RESIDENTIAL :

MARKED	TENEMENT SIZE (SQM)	PROPORTIONAL AREA TO BE ADDED (SQM)	ACTUAL TENEMENT AREA (SQM)	No. OF TENEMENT (No.)	REQUIRED CAR PARKING (No.)
A	104.381	14.163	118.544	4	8
B	104.381	14.163	118.544	4	8

**DOOR & WINDOW SCHEDULE**

TYPE	WIDTH	HEIGHT	TYPE	WIDTH	HEIGHT
D	1350	2100	W1	2400	1200
D1	1050	2100	W2	1500	1200
D2	900	2100	W3	1200	1200
D3	750	2100	W4	900	1200
			W5	600	700

**SPECIFICATIONS**

- R.C.C. FRAME STRUCTURE WITH GRADE OF CONC.M20 /M25 & GRADE OF STEEL F&500.
- 250/200 M.M. THK. EXTERNAL WALLS AND 125 M.M & 75 M.M. THK. INTERNAL WALLS WITH 1:4 CEMENT MORTAR JOINTS.
- STEEL Z- SECTION / ALUMINIUM / WINDOWS.
- ALL INTERNAL WALL-75 MM THICK WITH 1:4 MORTAR EXCEPT OTHERWISE MENTIONED.
- MARBLE FLOORING.
- 1:6 & 1:4 CEMENT PLASTER ON INTERNAL WALLS AND CEILING RESPECTIVELY.
- WATER PROOFING TREATMENT.
- F.O.P. PUNNING ON INTERNAL WALLS & CEILING.

**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 SOIL-TECH (51/TH, PRINCE GOUM HOSSAIN SHAH ROAD, JADAVPUR, KOLKATA-700032) CERTIFY THAT IT IS SAFE AND STABLE IN ALL RESPECT.

NAME OF OWNERS / APPLICANTS : SRI BINOY BHAWAL  
AREA OF LAND : 439.489 SQM  
NAME OF ARCHITECT : PATRALI PAL  
PERMISSIBLE HEIGHT IN REFERENCE TO CCZM ISSUED BY AAI : 33.0 M  
CO-ORDINATE IN WGS 84 AND SITE ELEVATION (AMSL) :

REFERENCE POINTS IN THE SITE PLAN OF THE PROPOSAL	CO-ORDINATE IN WGS 84	SITE ELEVATION (AMSL)
R1	22°28'59" NORTH 88°24'51" EAST	8.000 M
R2	22°28'59" NORTH 88°24'51" EAST	8.000 M

**STATEMENT OF THE PLAN PROPOSAL**

**PART-B:**  
01. AREA OF LAND :  
AS PER TITLE DEED (06 K - 09 CH - 13 SFT) = 440,171 SQM  
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- MARBLE FLOORING.
- 1:6 & 1:4 CEMENT PLASTER ON INTERNAL WALLS AND CEILING RESPECTIVELY.
- WATER PROOFING TREATMENT.
- F.O.P. PUNNING ON INTERNAL WALLS & CEILING.

**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 SOIL-TECH (51/TH, PRINCE GOUM HOSSAIN SHAH ROAD, JADAVPUR, KOLKATA-700032) CERTIFY THAT IT IS SAFE AND STABLE IN ALL RESPECT.

NAME OF OWNERS / APPLICANTS : SRI BINOY BHAWAL  
AREA OF LAND : 439.489 SQM  
NAME OF ARCHITECT : PATRALI PAL  
PERMISSIBLE HEIGHT IN REFERENCE TO CCZM ISSUED BY AAI : 33.0 M  
CO-ORDINATE IN WGS 84 AND SITE ELEVATION (AMSL) :

REFERENCE POINTS IN THE SITE PLAN OF THE PROPOSAL	CO-ORDINATE IN WGS 84	SITE ELEVATION (AMSL)
R1	22°28'59" NORTH 88°24'51" EAST	8.000 M
R2	22°28'59" NORTH 88°24'51" EAST	8.000 M

**CERTIFICATE OF GEO-TECH ENGINEER**  
UNDESIGNED HAS INSPECTED THE SITE AND CARRIED OUT SOIL INVESTIGATION THEREON. 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 HEREIN IS SAFE AND STABLE IN ALL RESPECT FROM GEO-TECHNICAL POINT OF VIEW.

NAME OF OWNER / APPLICANT : SRI BINOY BHAWAL  
G.T. - CLASS - I / 50

**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 AND THE SITE CONDITION INCLUDING THE ADJOINING ROAD IS CONFIRMED WITH THE PLAN. IT IS A BUILDABLE SITE NOT A TANK OR FILLED UP LAND. THE SITE IS VACANT. THE PLOT IS BEYOND 500 M FROM CENTER LINE OF E. M. BYE-PASS.

PATRALI PAL  
REG. No. - CA / 93 / 16012  
NAME OF ARCHITECT

**DECLARATION OF OWNER / APPLICANT**  
I, I DO HERE BY DECLARE WITH FULL RESPONSIBILITY THAT, WE SHALL ENGAGE L.B.S. & E.S.E. 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 DOCUMENT ARE FAKE, THE K.M.C. AUTHORITY WILL REMOVE THE SANCTION PLAN.  
THE CONSTRUCTION OF S.U.G.W.R. & SEPTIC TANK TAKEN UNDER THE GUIDANCE OF L.B.S./E.S.E. BEFORE STARTING OF BUILDING FOUNDATION.  
DURING DEPARTMENTAL INSPECTION THE PLOT IS IDENTIFIED BY ME.  
THE PLOT IS VACANT.

SRI BINOY BHAWAL  
NAME OF OWNER / APPLICANT

GROUND, 1ST, 2ND, 3RD & 4TH FLOOR PLANS, ROOF PLAN, SECTION-AA & BB, FRONT & EAST SIDE ELEVATIONS.

PROJECT :  
PROPOSED G + 1V STORIED RESIDENTIAL BUILDING PLAN OF HEIGHT 15.425 M ( U/S - 393 A OF K.M.C. ACT 1980 FOLLOWING K.M.C. BUILDING RULE 2009 ) AT K.M.C. PREMISES No. - 4032, NAYABAD, WARD No. - 109, BOROUGH-XII, KOLKATA - 700099, P. S. - PANCHASYAR FORMERLY PURBA JADAVPUR.  
R. S. & I.R. DAG No. - 195, R. S. KHATIAN No. - 131, 132, 145, L. R. KHATIAN No. - 3154, J.L. No. - 25, MOUZA - NAYABAD.

PLAN CASE No. - 2023120555

B. P. No. - 2023120552 DATED - 23-FEB-24

VALID UPTO - 22-FEB-29

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