

PROJECT

PROPOSED PLAN OF A G+IV STOREY RESIDENTIAL BUILDING AT THE PREMISES NO.: A/P-82/B, CANAL SOUTH ROAD, SECTOR-3, METROPOLITAN CO-OPERATIVE SOCIETY LTD., KOLKATA - 700105, WARD NO.: 057, BRANCH II, P.S.: PRAGATI MAIDAN, U/S. 393A OF THE K.M.C. ACT 1980 & BUILDING RULE 2009 OF THE KOLKATA MUNICIPAL CORPORATION.

STATEMENT OF THE PLAN CASE NO:-

- PART - A**
- ASSEESSEE NO.: 14-057-02-1016-6
 - DETAILS OF REGISTERED DEED:
BOOK NO.: I, VOL. NO.: 195, PAGE NO.: 250 TO 261, BEING NO.: 12410
YEAR: 1991, PLACE: SOUTH 24 PARGANAS, DATE: 12.08.1991
 - DETAILS OF BOUNDARY DECLARATION:
BOOK NO.: I, VOL. NO.:1606-2021, PAGE NO.: 53044-253060, BEING NO.: 160605981,
YEAR: 2021, PLACE: A.D.S.R. SEALDAH, DATE: 27-12-2021
 - DETAILS OF COMMON PASSAGE:
BOOK NO.: I, VOL. NO.:1606-2021, PAGE NO.:53061-253075, BEING NO.: 160605982,
YEAR: 2021, PLACE: A.D.S.R. SEALDAH, DATE: 27-12-2021
 - DETAILS OF FREE GIFT, IF ANY (SPLYED CORNER):
BOOK NO.: I, VOL. NO.:1606-2021, PAGE NO.:253076-253093, BEING NO.: 160605983,
YEAR: 2021, PLACE: A.D.S.R. SEALDAH, DATE: 27-12-2021
 - (A) AREA OF LAND = 267.564 SQ.M.
(B) NUMBER OF STOREY = 5
 - NO. OF TENEMENTS = 6 NOS.
 - SIZE OF TENEMENTS
(i) <50 SQ.M. = 0 NOS.
(ii) 75 SQ.M. > & > 50 SQ.M. = 6 NOS.
(iii) 75 SQ.M.< = 0 NOS.

PART-B:

- AREA OF LAND:- 04k.- 00ch.- 00st. or 267.564 sq.m. (in ft) (As per deed)
04k.- 00ch.- 00st. or 267.564 sq.m. (in ft) (As per Boundary deed)
- AREA OF SPLAY CORNER OF LAND = 2.880 SQ.M. or 31 SFT (SOUTH-EAST SIDE OF THE PREMISE)
- (i) PERMISSIBLE GROUND COVERAGE (57.747 %) = 154.510 SQ.M.
(ii) PROPOSED GROUND COVERAGE (49.482 %) = 133.199 SQ.M.
- PROPOSED HEIGHT = 15.425 MTR.

4. PROPOSED AREA :-

FLOOR	COVERED AREA (in SQ.M.)	CUT OUT LIFT WELL/ STAIR DUCT (in SQ.M.)	COVERED FLOOR AREA (in SQ.M.)	EXEMPTED AREA STAIR + STAIR CASEY (in SQ.M.)	LIFT LOBBY (in SQ.M.)	FLOOR AREA EXCLUDING EXEMPTION (in SQ.M.)
GRND.	133.199	1.875	131.324	12.874	2.235	116.475
1ST	133.199	4.349	128.850	12.874	2.327	113.909
2ND	133.199	4.349	128.850	12.874	2.327	113.909
3RD	133.199	4.349	128.850	12.874	2.327	113.909
4TH	133.199	4.349	128.850	12.874	2.327	113.909
TOTAL	665.995	19.271	646.724	65.070	11.543	572.111

5. TENEMENTS & CAR PARKING CALCULATION :-

MARKED	TENEMENT SIZE	PROPORTIONAL AREA TO BE ADDED	ACTUAL TENEMENT AREA	NO. OF TENEMENT	TOTAL NO. OF PARKING
A	56.288 SQ.M.	18.805 SQ.M.	74.893 SQ.M.	04	02
B	56.316 SQ.M.	18.815 SQ.M.	74.931 SQ.M.	04	
B FOR BUSINESS:			CARPET AREA (SQ.M.)	COVERED AREA (SQ.M.)	
			12.580	15.000	NIL

- 6A. TOTAL REQUIRED CAR PARKING :- 02 NOS.
6B. TOTAL PROPOSED CAR PARKING :- 02 NOS.(COVERED)
7. PERMISSIBLE AREA FOR PARKING :- 50.0 SQ.M.
8. PROPOSED AREA OF PARKING :- 50.905 SQ.M.(COVERED)
9. PERMISSIBLE F.A.R = 2.00
10. PROPOSED F.A.R = (572.111 - 50.000) / 267.564 = 1.93
11. STAIR HEAD ROOM AREA :- 17.366 SQ.M.
12. LIFT MACHINE ROOM AREA :- 14.490 SQ.M.
13. TERRACE AREA :- 133.199 SQ.M.
14. RELAXATION OF AUTHORITY, IF ANY :- N.A.
15. OVER HEAD TANK AREA :- 6.045 SQ.M.
16. GROUND FLOOR SERVICE AREA :- 28.383 SQ.M.
17. TOTAL AREA OF CUR-BOARD = 12.000 SQ.M.
18. LIFT MACHINE ROOM STAIR AREA = 4.042 SQ.M.
19. AREA OF W.C. AT ROOF = 2.939 SQ.M.
20. OTHER AREA ONLY FOR FEES = 74.613 (Exemption) + 12.000 (C.B. area) + 4.042 (L.M.R. Stair) = 90.655 SQ.M.
21. TREE COVER AREA = 5.000 SQ.M.

- SPECIFICATIONS**
- R.C.C. FRAME STRUCTURE WITH CONC. GRADE M20 & STEEL Fe 500 +
 - 200 M.M. THK. EXTERNAL 125 & 75 M.M. THK. INTERNAL WALLS WITH 1:4 CEMENT MORTAR JOINTS.
 - STEEL Z- SECTION WINDOWS.
 - CAST-IN-SITU MOSAIC FLOORING.
 - 1:6 & 1:4 CEMENT PLASTER ON INTERNAL WALLS AND CEILING RESPECTIVELY.
 - WATER PROOFING TREATMENT. P.O.P. PUNNING ON INTERNAL WALLS & CEILING.
 - ALL FLOORS ARE MARBLE FLOOR.

CERTIFICATE OF STRUCTURAL ENGINEER :

THE STRUCTURAL DESIGN OF BOTH FOUNDATION AND SUPER STRUCTURE OF THE BUILDING HAVE BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING THE SEISMIC LOAD AS PER N.B.C. OF INDIA AND CERTIFY THAT IT IS SAFE AND STABLE IN ALL RESPECT.

Tanusri Datta
TANUSRI DATTA, MIE
Chartered Engineer
Empowered Structural Engineer of
K.M.C. Class-I, Regd. No.- 219
Mob.- 9883263626

NAME OF THE STRUCTURAL ENGINEER
[TANUSRI DATTA, E.S.E.NO.: I/219]

TITLE:-
PROPOSED GROUND, FIRST, SECOND, THIRD & FOURTH FLOOR PLAN, ROOF PLAN, FRONT ELEVATION SECTION- 'AA' & 'BB'.

DECLARATION OF G.T.E.:

UNDERSIGNED 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 & STABLE IN ALL RESPECT FROM GEO-TECHNICAL POINT OF VIEW.

Saibal Bhattacharjee
SAIBAL BHATTACHARJEE
432, K.I.T Building (Old), Kolkata-10
Empowered Geo-Tech Engineer of
KOLKATA MUNICIPAL CORPORATION
No.- GT/II/80

NAME OF THE G.T.E.
[SAIBAL BHATTACHARJEE, G.T.E.NO.: II/30]

DECLARATION OF L.B.S.:

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 ABUTTING ROAD IS CONFORM WITH THE PLAN. IT IS A BUILDABLE SITE NOT A TANK OR FILLED UP TANK.

Tara Charan Das
Tara Charan Das
LBS-I/1490
Kolkata Municipal Corporation
M-9874211414

NAME OF THE L.B.S.
[TARA CHARAN DAS, L.B.S.NO.: I/1490]

DECLARATION OF OWNER / APPLICANT:

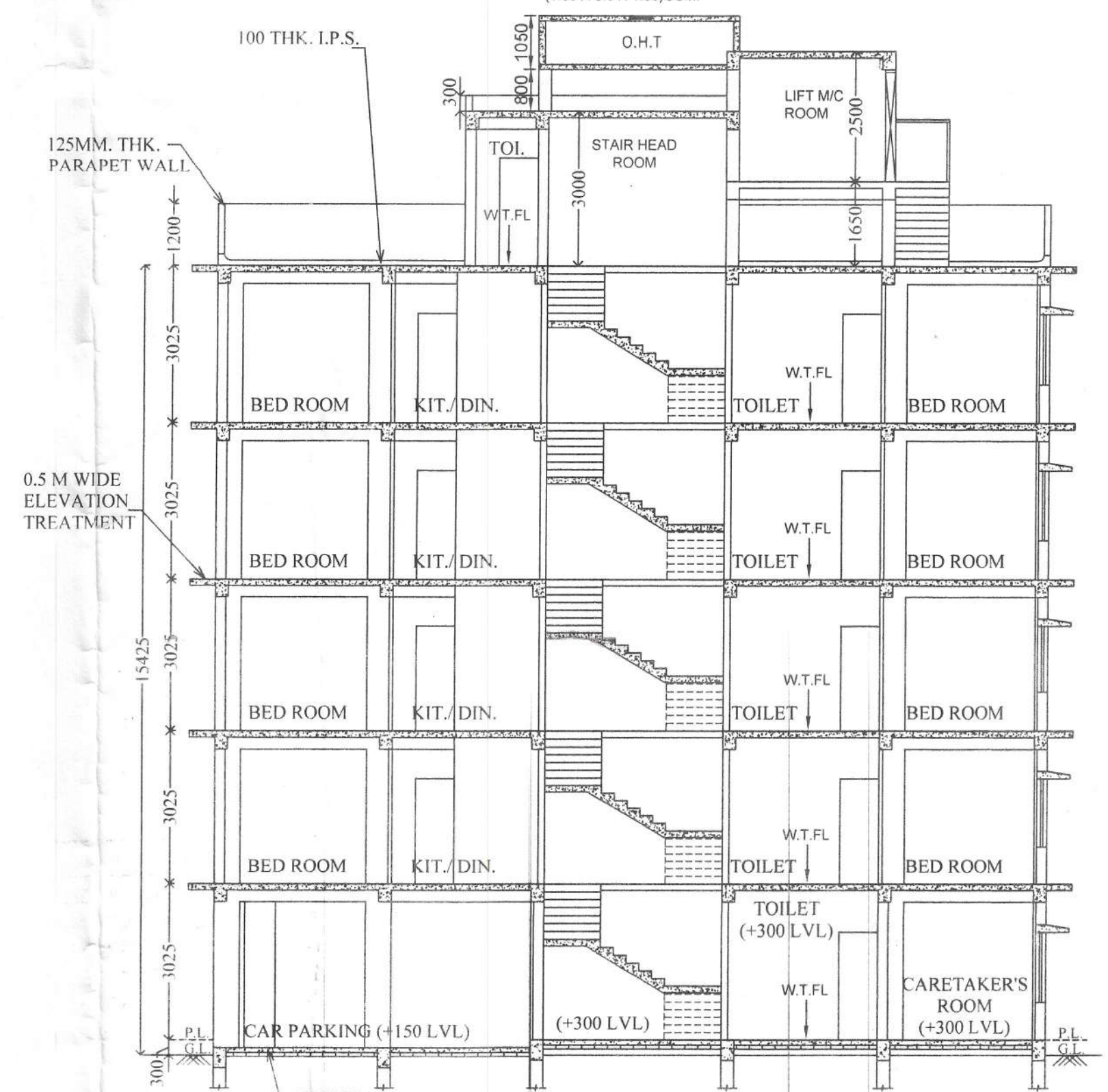
I DO HEREBY DECLARE WITH FULL RESPONSIBILITY THAT, I SHALL ENGAGE L.B.S & E.S.E DURING CONSTRUCTION. I SHALL FOLLOW THE INSTRUCTION OF L.B.S. & E.S.E DURING CONSTRUCTION OF THE BUILDING (AS PER PLAN). K.M.C AUTHORITY WILL NOT BE RESPONSIBLE FOR STRUCTURAL STABILITY OF THE BUILDING & ADJOINING STRUCTURE. IF ANY SUBMITTED DOCUMENT ARE FAKE THE K.M.C AUTHORITY WILL REVOKE THE SANCTION PLAN. THE CONSTRUCTION OF S.U.G.W.R TAKEN UNDER THE GUIDANCE OF LBS/ESE BEFORE STARTING OF BUILDING FOUNDATION.

SRI SANJIB PODDER
[C.A. OF SMT. KIRAN KOHLI,
SRI RAJEEV KUMAR KHOSLA,
SMT. SANGEETA KHOSLA AND
SMT. RADHIKA KHOSLA]

NAME OF THE APPLICANT

BUILDING PERMIT NUMBER: 2022070055
DATE: 05.07.2022 VALID UPTO: 04.07.2027

MUKTI PRAKAS TOONG	Digitally signed by MUKTI PRAKAS TOONG Date: 2022.07.05 17:25:54 +05'30'	DIBY ENDU PAL	Digitally signed by DIBYENDU PAL Date: 2022.07.05 17:23:04 +05'30'
DIGITAL SIGNATURE OF A.E.(C)/BLDG/B.R.-VII/K.M.C.		DIGITAL SIGNATURE OF E.E.(C)/BLDG/B.R.-VII/K.M.C.	



DOORS & WINDOWS SCHEDULE

MARKED	DOOR WIDTH	HEIGHT
D	1050	2100
D1	900	2100
D2	750	2100

MARKED	WINDOW WIDTH	HEIGHT
W1	1500	1350
W2	1200	1350
W3	900	1350
W4	600	600

