

OFFICE USE

**MAIN CHARACTERISTICS OF THE PROPOSAL (PART A)**

1. ASSESSEE NO: 21-089-05-0072-1  
 2. NAME OF THE OWNER (RECORDED): SMT. SIPRA DAS, SRI RAJIB DAS, SRI RAJIB DAS  
 3. NAME OF THE APPLICANT: SMT. SIPRA DAS, SRI RAJIB DAS, SRI RAJIB DAS  
 4. DETAILS OF REGISTERED DEED: BOOK NO. - 1, VOLUME NO. - 115, PAGE - 9 TO 17, DEED NO. - 3821, S.R. - ALUPUR, YEAR - 1976, DATE - 20/02/1976  
 5. DETAIL OF REGD. POWER OF ATTORNEY: BOOK NO. - 1, VOLUME NO. - 67, PAGES - 19 TO 26, BEING NO. - 3897, A.R.A. - KOLKATA, YEAR - 2005, DT. - 19/07/2005

**DECLARATION OF STRUCTURAL ENGINEER**

THE STRUCTURAL DESIGN AND DRAWINGS OF BOTH FOUNDATION AND SUPER-STRUCTURE OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS NOTING THE SEISMIC LOADS AS PER THE I.S.C. OF INDIA AND CERTIFIED THAT IT IS SAFE AND STRONG IN ALL RESPECTS.

THE STRUCTURAL DESIGN HAS BEEN DONE CONSIDERING THE SOIL INVESTIGATION REPORT PREPARED BY M.S. SOIL TECH AND SIGNED BY SRI RAJIB DAS, CIVIL ENGINEER, M.L.G.S. CONSULTING GEOTECHNICAL ENGINEERING, 10/1, WILSON ROAD, HOSSAIN SHAH ROAD, KOLKATA - 700 032. Chartered Engineer (Registration No. - 67416/16/16/16/16)

SURJAN DUTTA, E.S.E. (NO. 2201)  
 BHASKARJYOTI ROY, B.C.E. (M. I. E. M.L.G.S.)  
 CHARTERED ENGINEER, EMPANELMENT NO. - 6714/16/16/16/16

**DECLARATION OF L.B.S.**

CERTIFIED WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS BEEN DRAWN UP AS PER PROVISION OF K. M. C. BUILDING RULES 2009 AS AMENDED FROM TIME TO TIME & THAT THE SITE CONDITION INCLUDING THE ABUTTING ROAD WIDTH 13.372 M TO 13.059 M. CONFORM 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 U.G. WATER TANK AND SEPTIC TANK WILL BE COMPLETED BEFORE STARTING OF BUILDING FOUNDATION WORK.

1. PLOT IS VACANT AND BOUNDED BY BOUNDARY WALL.  
 2. WIDTH OF THE ROAD FRONT OF THE PREMISES 13.55 M.  
 3. HEIGHT OF THE BUILDING IS 12.50 M.  
 4. SITE PLAN AND KEY PLAN AS PER SITE.

(SAMIR KUMAR DUTTA, L.B.S. NO. - 1303/1)

**NOTES**

1. ALL DIMENSIONS ARE IN MM UNLESS OTHERWISE MENTIONED.  
 2. FOLLOW WRITTEN DIMENSION ONLY.  
 3. FOR SPECIFICATION OF MATERIALS AND WORKMANSHIP FOLLOW I.S. 1884.  
 4. ALL EXTERNAL WALLS ARE IN 250TH/200TH AND ALL INTERNAL WALLS ARE 125TH/75TH.  
 5. GRADE OF R.C.C. CONCRETE (M-20) & GRADE OF STEEL: F-415.  
 6. BEARING CAPACITY OF SOIL AS PER SOIL TEST REPORT.  
 7. BRICK WORK WITH CEMENT AND SAND MORTAR FOR 250TH/200TH WALL (1:1) & 125TH/75TH WALL (1:1).  
 8. PLASTER WORK CEILING (1:4) AND INSIDE OUTSIDE WALL (1:6).  
 9. THE DEPTH OF FOUNDATION OF THE BUILDING.  
 10. ALL SORTS OF PRECAUTIONARY MEASURE SHOULD BE TAKEN AT THE TIME OF SEPTIC TANK AND SEMI UNDER GROUND WATER RESERVOIR CONSTRUCTION.

**DECLARATION OF L.B.S.**

3. AREA OF THE PLOT OF LAND AS PER TITLE-DEED (ASSESSMENT BOOK) - 288.115 Sqm. (04 K. - 00 CH. - 06 SFT.)  
 4. PROPOSED GROUND COVERAGE - 57.732 % = 164.778 Sqm.  
 5. PROPOSED FLOOR AREA: TOTAL EXEMPTED AREA: 35.63, 16.942 (1.81+1.5) = 16.63 X  
 A = 70.88 X 2 = 141.76 Sqm. +47.89 = 194.44 Sqm. = 16.63 X 2  
 B = 55.04 X 2 = 110.08 Sqm. = 63.72 (=) 47.89  
 TOTAL = 251.84 Sqm.

6. CAR PARKING AREA = 25.00 X 1 = 25.00 Sqm.  
 F.A.R. = 518.81 - 50.00 = 268.81  
 = 1.746 (CONSUMED) < 2.25 (PERMISSIBLE)  
 A = 83.72 X 70.88 = 23.56 Sqm. = 94.44 Sqm. X 2 = 188.88 Sqm.  
 B = 25.184 X 55.04 = 13.90 Sqm. = 73.34 Sqm. X 2 = 146.68 Sqm.  
 CAR PARKING REQUIRED FOR RESIDENTIAL = 1 NOS. (OFFICE)  
 CAR PARKING REQUIRED FOR SHOP = NIL NOS. (SHOP)  
 TOTAL REQUIRED CAR PARKING = 2 NOS.  
 C) ACTUAL AREA OF CAR PARKING PROVIDED = 68.13 Sqm.  
 D) GROUND FLOOR = 144.68 Sqm.  
 8. STATEMENT OF OTHER AREAS FOR FEES: 4.08+9.62+9.75+3.15 = 66.60 Sqm.  
 9. STAIR COVER AREA = 14.97 Sqm.  
 10. LIFT MACHINE ROOM AREA = 9.15 Sqm.  
 11. ROOF TANK AREA = 5.09 Sqm.  
 12. LIFT STAIR AREA = 3.15 Sqm.  
 13. SHOP AREA (COVERED) = 17.34 Sqm.  
 14. OFFICE AREA (COVERED) = 127.92+20.08 = 148.00 Sqm.  
 15. OFFICE AREA (CARPET) = 89.14 Sqm.  
 16. OFFICE AREA (CARPET) = 89.14 Sqm.  
 17. CURRENT DECLARATIONS OF OWNER E.S.E. L.B.S. GEO-TEC.

**SCHEDULE OF DOORS & WINDOWS**

TYPE	SIZE	TYPE	SIZE
D1A	1200x2100	W1	1500x1200
D1	1100x2100	W2	900x1200
D2	1000x2100	W3	600x750
D3	850x2100	W4	900x1350

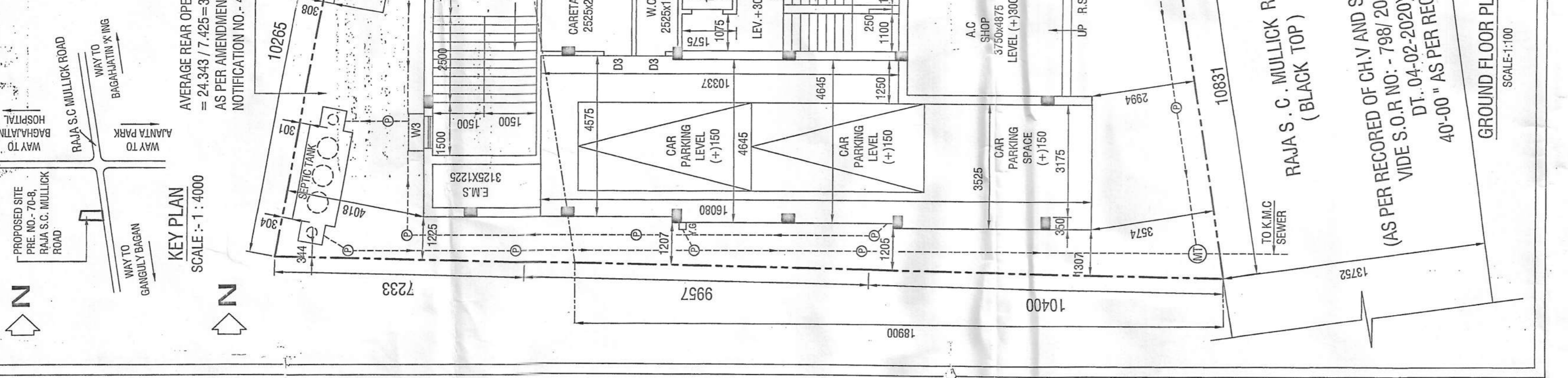
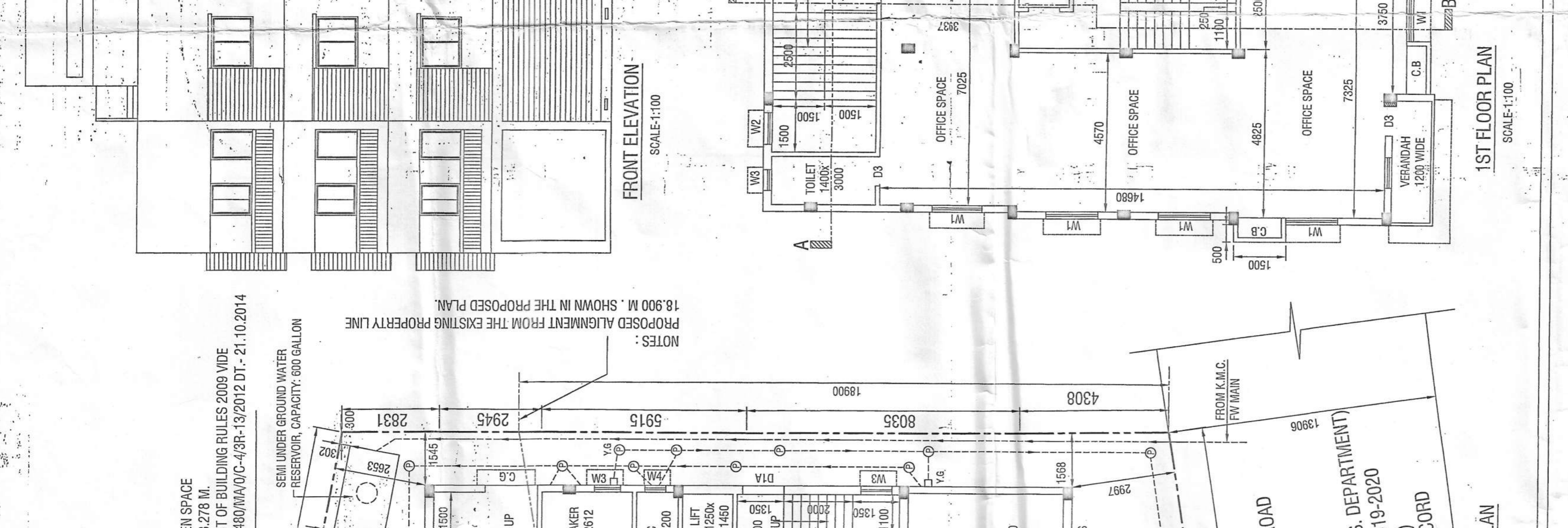
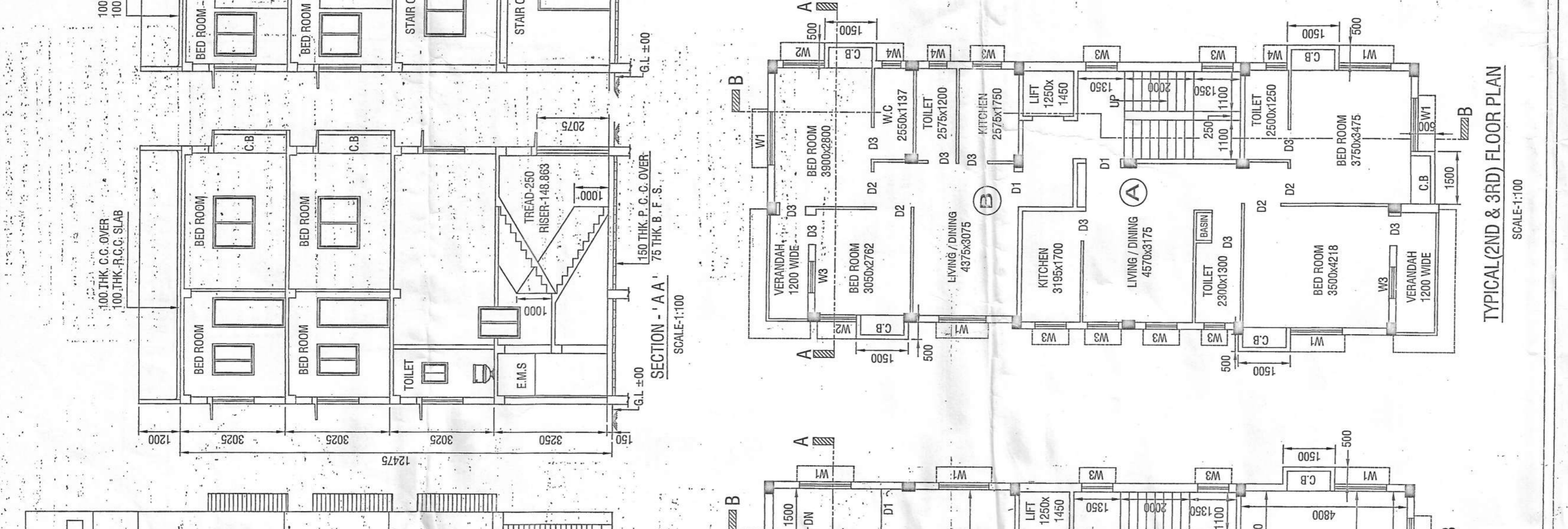
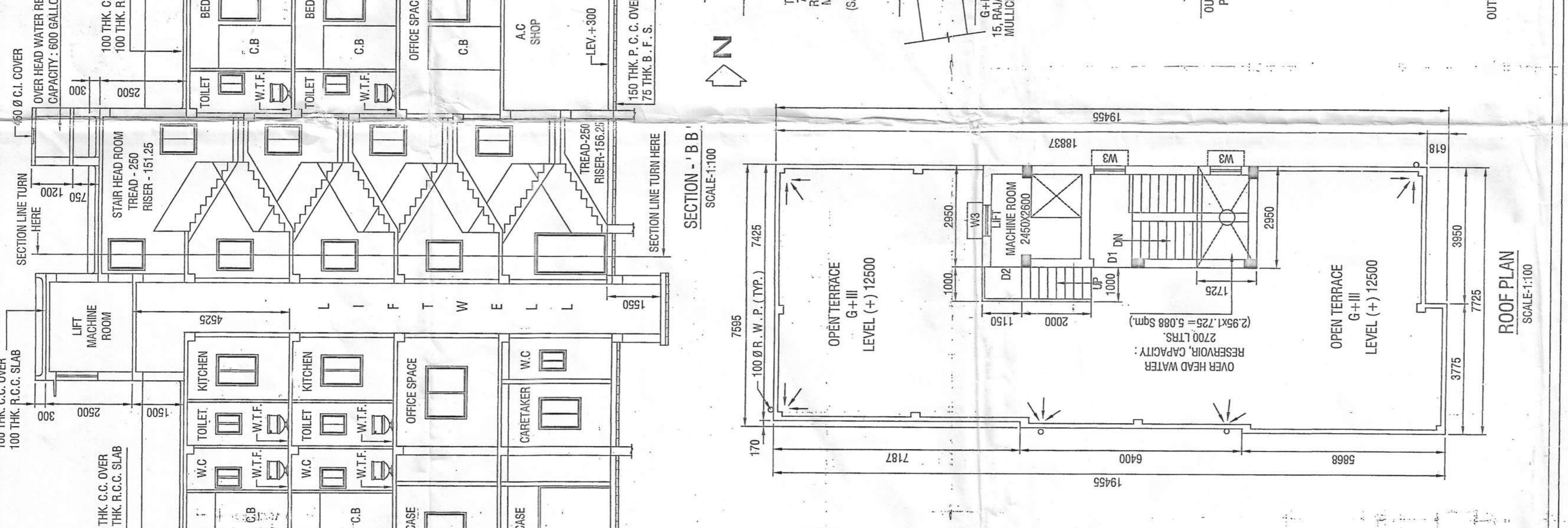
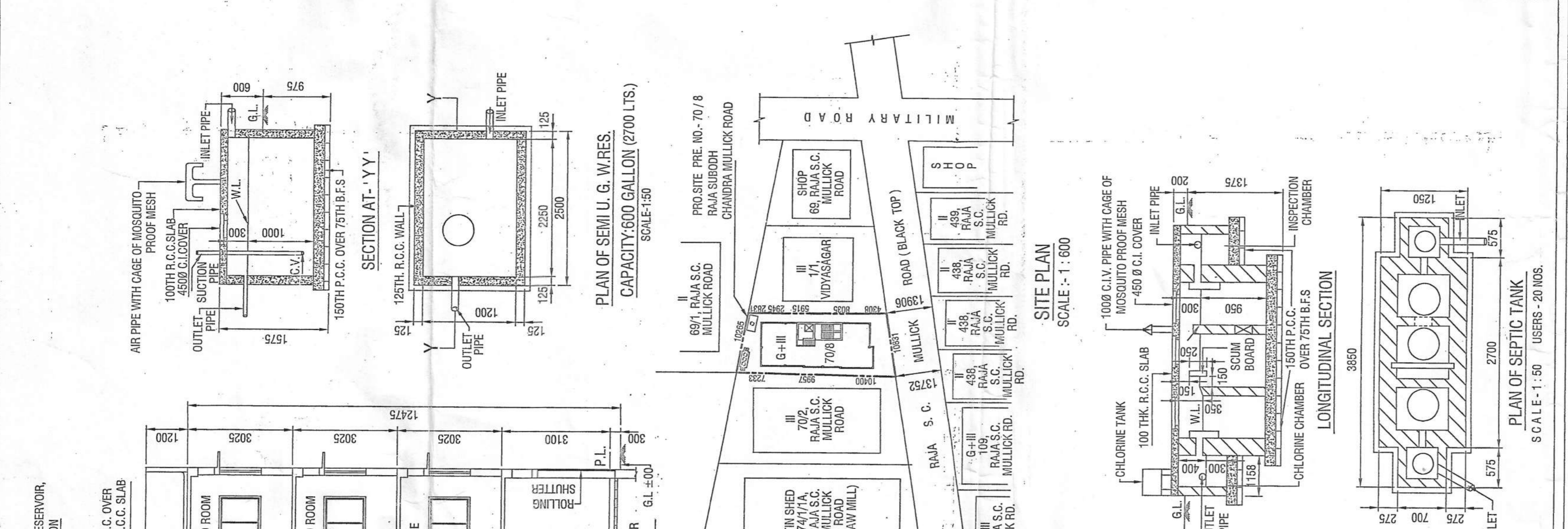
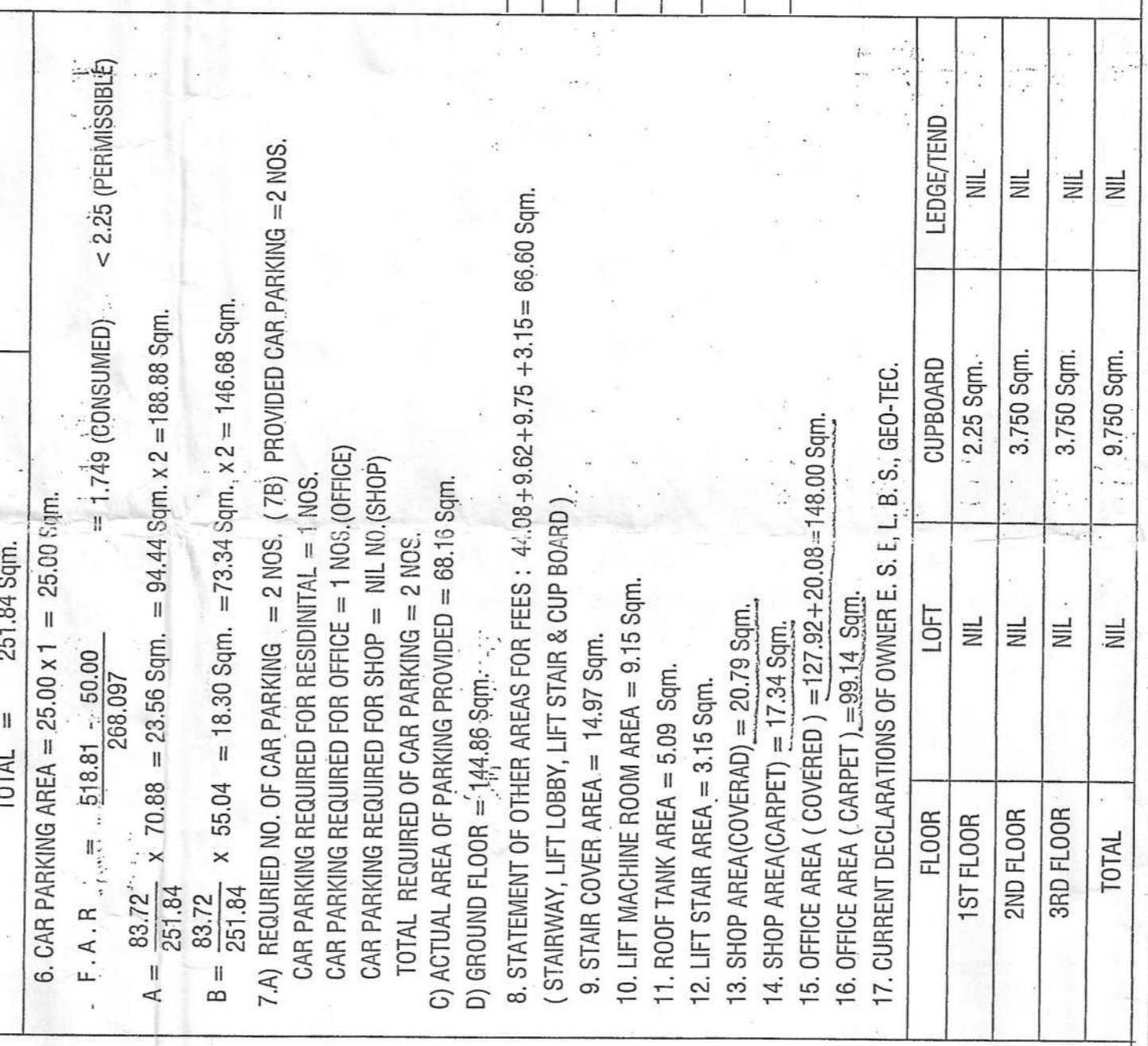
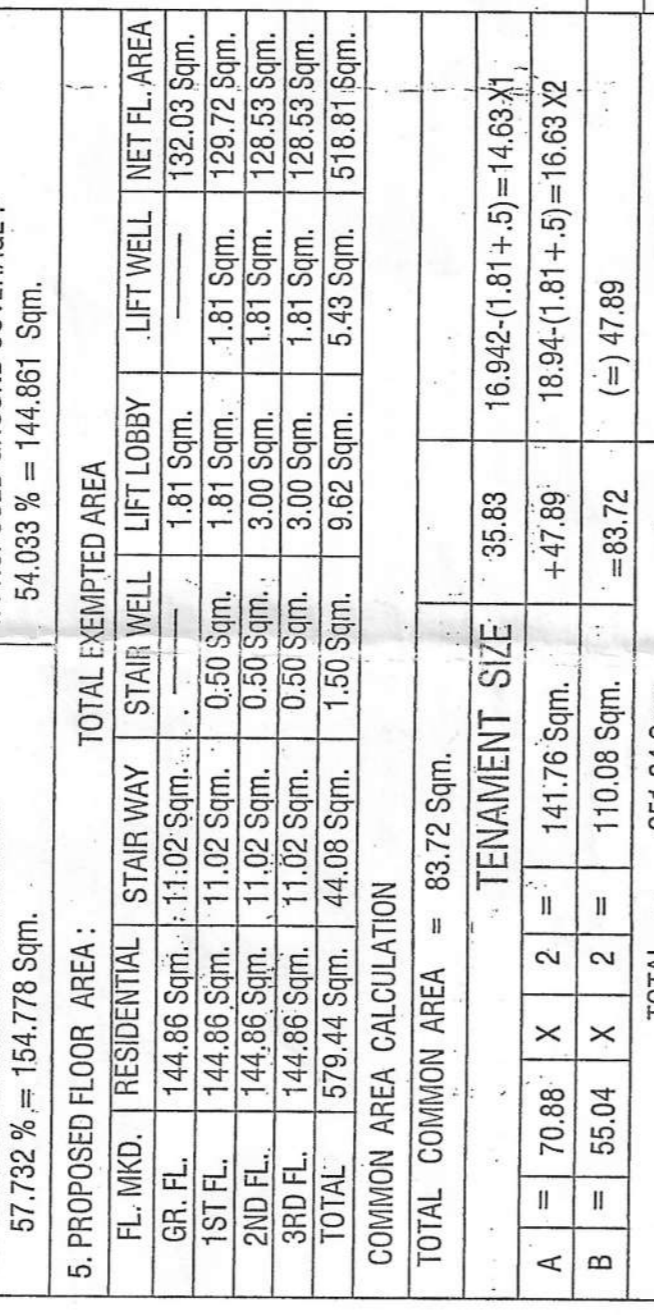
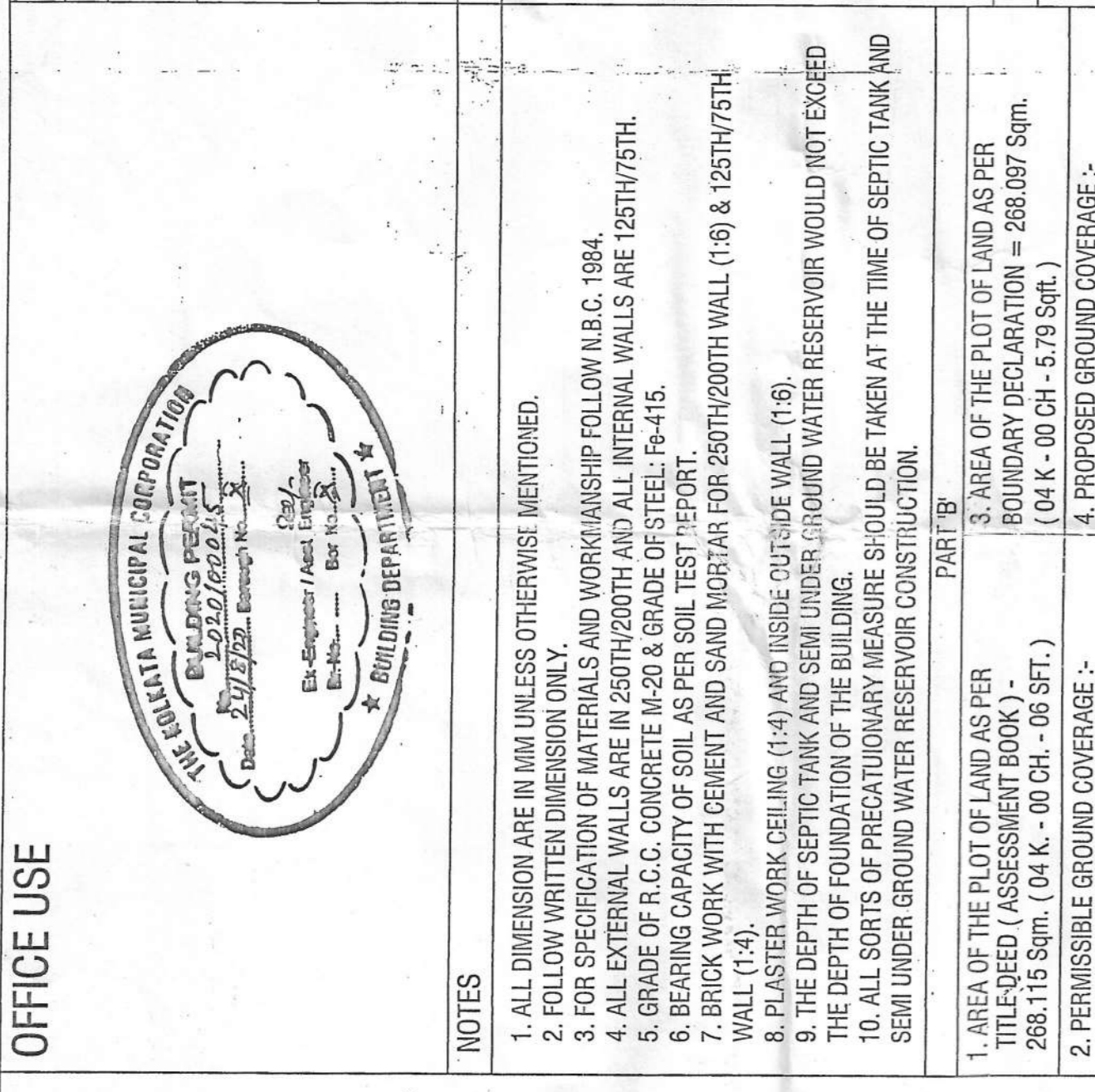
SHEET NO. - 1

**DECLARATION OF OWNERS**

WE DO HEREBY DECLARE WITH FULL RESPONSIBILITY THAT I SHALL ENGAGE L.B.S. & E.S.E. DURING CONSTRUCTION. I SHALL CONSTRUCT THE BUILDING AS PER THE PLAN AND ALL THE AUTHORITY WILL NOT BE RESPONSIBLE FOR STRUCTURAL, STABILITY OF THE BUILDING & ADJOINING STRUCTURES. 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 E.S.E./L.B.S. BEFORE STARTING OF BUILDING FOUNDATION WORK & ALL FLOORS TO BE MARBLE FINISHED EXCEPT GROUND FLOOR. ALL FLOORS TO BE MARBLE FINISHED.

SMT. SIPRA DAS, SRI RAJIB DAS, SRI RAJIB DAS  
 SMT. SIPRA DAS, SRI RAJIB DAS, SRI RAJIB DAS

**PLAN OF PROPOSED GR. + THREE STORIED RESIDENTIAL BUILDING**  
 U/S. 393A OF K. M. C. ACT 1980 AND BUILDING RULE 2009  
 COMPLYING NOTIFICATION NO 480 / MA / O / C - 4 / 3R - 13 / 2012  
 DATE- 21 / 10 / 2014, AT PREMISES NO. - 70/8, RAJA SUBODH CHANDRA MULLICK ROAD IN WARD NO. - 99, BOROUGH NO. - X, KOLKATA - 700 092, P.S. - NETAJI NAGAR,  
 PLAN CASENO-2019100294





CERTIFIED COPY

A suitable pump has to be provided for pumping unfiltered water for the distribution to the flushing cisterns and urinals in the building. Incess unfiltered water from street main is not available.

The building materials that will be stocked on Road/Passage or Foot-path beyond 3-months of after construction of G. Floor, whichever is earlier may be seized for work by the K.M.C. at the cost and risk of the owner.



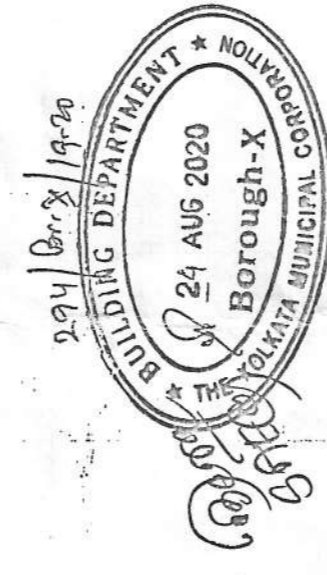
KOLKATA MUNICIPAL CORPORATION  
BUILDING DEPARTMENTS  
CERTIFIED COPY OF B.S. PLAN  
No. 23/24/22, Borough No. 19  
Borough No. 19  
Executive Engineer  
Borough No. 19

THE SANCTION IS VALID UP TO 23/08/2025

No rain water pipe should be fixed or discharged on Road or Footpath. Drainage plan should be submitted at the Borough Executive Engineer's Office and the sanction obtained before proceeding with the drainage work.

Any unauthorised construction done in deviation from the Sanction Building permit and the Completion Plans after issuance of this Completion Plans may cause revocation of the Company's conditions.

APPROVED ON 23/8/20



CERTIFIED COPY

Plan for Water Supply arrangement including SEMI G. & O. H. to be submitted at the Office of the Executive Engineer and the sanction obtained before proceeding with the work of Water Supply any deviation may lead to disconnection/demolition.

CONSTRUCTION SITE SHALL BE MAINTAINED TO AVOID BREEDING AS REQUIRED BY THE N.C.C. IN SUCH MANNER SO THAT ALL WATER COLLECTED PARTICULARLY LIFT WELLS, WATS, BASSMENT CURBING, RECEPTACLES ETC. MUST BE EMPTED COMPLETELY TWICE A WEEK.

Before starting any Construction the site must conform with the Plans sanctioned and all the conditions as proposed in the plan should be fulfilled. The validity of the written permission to execute the work is subject to the above conditions.

The sanction refers to the proposed portion shown in red and the Executive Engineer makes no admission as to the correctness of the plan.

Design of all Structural Members including that of the foundation should conform to the Standards specified in the National Building Code of India.

All Building Materials to necessary & construction should conform to the standards specified in the National Building Code of India.

Necessary steps should be taken for the safety of the lives of the persons and the adjacent properties during construction.

Non-Commencement of Erection/Re-Erection within Five Year will require Fresh Application for Sanction.

DEVIATION WOULD JEAN DENOTATION  
RESIDENTIAL BUILDINGS

- 1) Potable water supply should be provided for the building for drinking purposes.
- 2) Adequate drainage should be provided for the building with separate soak pits, or other means, as appropriate for the location.
- 3) Adequate water supply should be provided for the building for domestic purposes.
- 4) Adequate water supply should be provided for the building for fire fighting purposes.
- 5) Adequate water supply should be provided for the building for industrial purposes.
- 6) Adequate water supply should be provided for the building for agricultural purposes.
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Office of the Executive Engineer, Br-3, The Kolkata Municipal Corporation, Building Department, Br-3, Dated 23/8/20