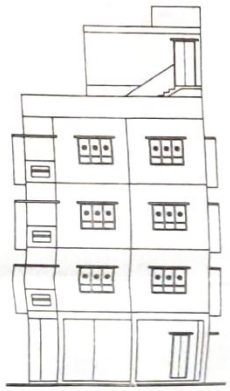
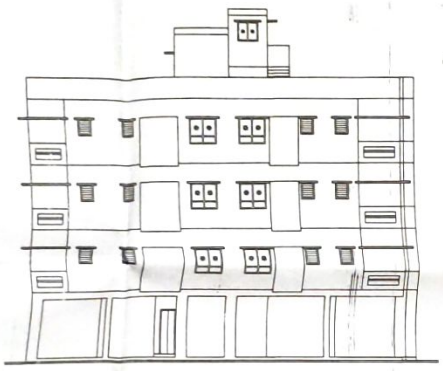
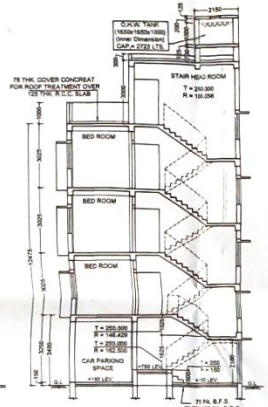


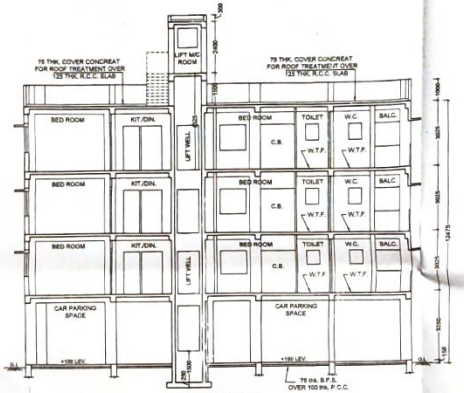
FRONT ELEVATION
SCALE : 1:100



SOUTH-WESTERN SIDE ELEVATION
SCALE : 1:100



SECTION ON "A-A"
SCALE : 1:100



SECTION ON "B-B"
SCALE : 1:100

PART- B

1. AREA OF LAND = 3 K - 8 CH - 0 SFT. = 234.114 SQ.M. (AS PER DEED)
AS PER BOUNDARY DECLARATION - 233.992 SQ.M.
2. PERMISSIBLE GROUND COVERAGE - (58.667%) = 137.744 SQ.M.
3. PROPOSED GROUND COVERAGE - (58.706%) = 137.365 SQ.M.

A. PROPOSED AREA

FLOORS	GROUND COVERED AREA	LESS LIFT, SHAFT	NET FLOOR AREA	STAIR+LIFT+ LOBBY	LIFT LOBBY	NET FLOOR AREA
GROUND FLOOR	137.365 SQ.M.		137.365 SQ.M.	10.340 SQ.M.	1.958 SQ.M.	125.067 SQ.M.
1ST FLOOR	137.365 SQ.M.	1.875 SQ.M.	135.490 SQ.M.	10.340 SQ.M.	2.569 SQ.M.	123.091 SQ.M.
2ND FLOOR	137.365 SQ.M.	1.875 SQ.M.	135.490 SQ.M.	10.340 SQ.M.	2.569 SQ.M.	123.091 SQ.M.
3RD FLOOR	137.365 SQ.M.	1.875 SQ.M.	135.490 SQ.M.	10.340 SQ.M.	2.569 SQ.M.	125.061 SQ.M.
TOTAL	549.460 SQ.M.	5.625 SQ.M.	543.835 SQ.M.	41.360 SQ.M.	8.136 SQ.M.	496.340 SQ.M.

5.a) TENEMENTS & CAR PARKING CALCULATION : RESIDENTIAL

MARKED	TENEMENT SIZE	PROPORTIONAL AREA TO BE ADDED	ACTUAL TENEMENT AREA	NO. OF TENEMENT	REQUIRED CAR PARKING
A	61.231 SQ.M.	12.387 SQ.M.	73.588 SQ.M.	3	1 NO.
B	60.821 SQ.M.	12.274 SQ.M.	73.096 SQ.M.	3	

6. a) TOTAL REQUIRED CAR PARKING - 1 No.
b) TOTAL PROPOSED CAR PARKING - 3 Nos.
7. PROPOSED AREA OF PARKING :- 103.790 SQ.M. (COVERED PARKING)
8. PERMISSIBLE F.A.R = 2.25 (ROAD WIDTH = 10.516 m.)
9. PROPOSED F.A.R= [(494.340-26) / 233.992] = 2.0018 < 2.25
10. HEIGHT OF STAIR HEAD ROOM = 3.00 m.
11. STAIR HEAD ROOM AREA :- 12.618 SQ.M.
12. OVER HEAD TANK AREA :- 4.622 SQ.M.
13. LIFT M/C ROOM AREA :- 9.012 SQ.M.
14. LIFT M/C ROOM STAIR AREA :- 3.460 SQ.M.
15. TERRACE AREA :- 137.365 SQ.M.
16. AREA OF CUP-BOARD = (19.300+2.2) = 8.913 SQM.
17. FRONTAGE OF THE PLOT = 10.771 m.
18. DEPTH OF THE BUILDING = 17.720 m.
19. EXEMPTED AREA = (41.360 + 8.135) = 49.495 SQ.M.
20. OTHER AREA ONLY FOR FEES = 49.495 SQ.M. (EXEMPTED AREA)
21. HEIGHT OF THE BUILDING = 12.475 m.

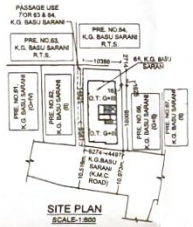
NOTES AND SPECIFICATIONS

R.C.C. FRAME STRUCTURE WITH CONC. GRADE M 20 & Fe 85, 200 M.M. THK. EXTERNAL 125 & 75 M.M. THK. INTERNAL WALL & WITH 1:4 CEMENT MORTAR JOINTS
STEEL 2- SECTION WINDOWS.
ALL FLOORS ARE MARBLE FLOORING & WATER TIGHT
10 & 16 (20) CEMENT PLASTER ON INTERNAL WALLS AND CEILING RESPECTIVELY.
WATER PROOFING TREATMENT ON ROOF, OVERHEAD WATER TANK, F.O.P. PUNNING ON INTERNAL WALLS & CEILING.
ALL FLOOR WILL BE MARBLE FINISHED

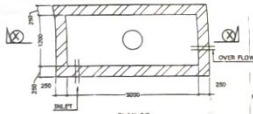
DOORS & WINDOWS SCHEDULE

MKD	WIDTH	HEIGHT	MKD	WIDTH	HEIGHT
DOOR SCHEDULE			WINDOW SCHEDULE		
D1	1100	2100	W1	1500	1200
D2	950	2100	W2	1200	1200
D3	750	2100	W3	900	900
			W4	600	750

SECTION X-X

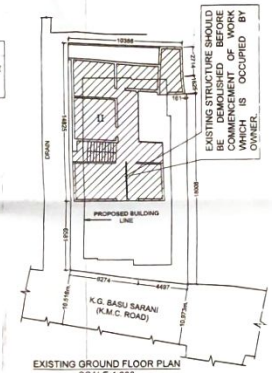


SITE PLAN
SCALE-1:500



PLAN OF
S.U.G.WATER RESERVOIR
(CAP = 3600 LTS.)

KEY PLAN
SCALE - 1:4000



EXISTING GROUND FLOOR PLAN
SCALE-1:200

PLAN CASE NO :2021030019

PART-A:

1. ASSESSE NO. 110351500876
2. DETAIL OF REGISTERED DEED OF CONVEYANCE:- BOOK NO: I, VOL NO: 11, PAGE NO: 27 to 30 DATE : 07.10.1920, BEING NO : 5393
3. DETAIL OF REGISTERED BOUNDARY DECELERATION:- BOOK NO: I, VOL NO: 1606-2020, PAGE NO: 138694 TO 138713 DATE : 16.12.2020, BE NG NO : 160603270 OFFICE : A.D.S.R, SEALDAH
4. DETAIL OF DEVELOPMENT POWER OF ATTORNEY:- BOOK NO: I, VOL NO: 1606-2020, PAGE NO: 128232 TO 128283 DATE : 01.12.2020, BEING NO : 160603011 OFFICE : A.D.S.R, SEALDAH

CERTIFICATE OF GEO-TECHNICAL ENGINEER

UNDERSIGNED HAS INSPECTED THE SITE & CARRIED OUT THE SOIL INVESTIGATION THEREIN, IT IS CERTIFIED THAT EXISTING SOIL OF THE SITE IS ABLE TO CARRY THE LOAD COMING FROM THE PROPOSED CONSTRUCTION AND THE FOUNDATION SYSTEM THEREIN IS SAFE & STABLE IN ALL RESPECT FROM GEO-TECHNICAL POINT OF VIEW.

SIGNATURE OF GEO-TECHNICAL ENGINEER
BHASKAR JYOTI ROY
B.C.E., M.I.E., M.I.G.S.
CHARTERED ENGINEER
THE KOLKATA MUNICIPAL CORPN.
EMPANELMENT NO:- G-7/804
EMPANELMENT NO:- G.T.-4/20 (R.S.M)
EMPANELMENT NO:- GTER/KOA/19/00630

CERTIFICATE OF STRUCTURAL ENGINEER

THE STRUCTURAL DRAWING AND DESIGNED OF BOTH FOUNDATION AND SUPERSTRUCTURE OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOAD INCLUDING THE WIND LOAD AND SEISMIC LOAD AS PER THE K.M.C OF INDIA BASED ON SOIL TEST DONE BY SOIL TECH, 81/1H, PRINCE GOLAM HOSSAIN SAHA ROAD, KOL-700 032. CONDUCTED BY BHASKAR JYOTI ROY B.C.E., M.I.E., M.I.G.S. CHARTERED ENGINEER THE KOLKATA MUNICIPAL CORPN., EMPANELMENT NO:- G.T/104, G.T.-4/20 (R.S.M), GTER/KOA/19/00630. CERTIFIED THAT IS SAFE AND STABLE IN ALL RESPECT.

SIGNATURE OF S.S.E.
MONGJENDRA DATTA
B.C.E. (HONS), ME, E.S.E.-II/158

CERTIFICATE 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 MINIMUM 10.516m. WIDE K.M.C. ROAD CONFORMS WITH THE S.O.R. PLAN. IT IS A BUILDABLE SITE AND NOT A TANK OR FILLED UP TANK. THE LAND IS DEMARCATED BY BOUNDARY WALL. THE CONSTRUCTION OF S.U.G.WATER TANK WILL BE COMPLETED BEFORE STARTING OF BUILDING FOUNDATION WORK. THE PLOT IS EXISTING STRUCTURE WITH BOUNDED BY BOUNDARY WALL.

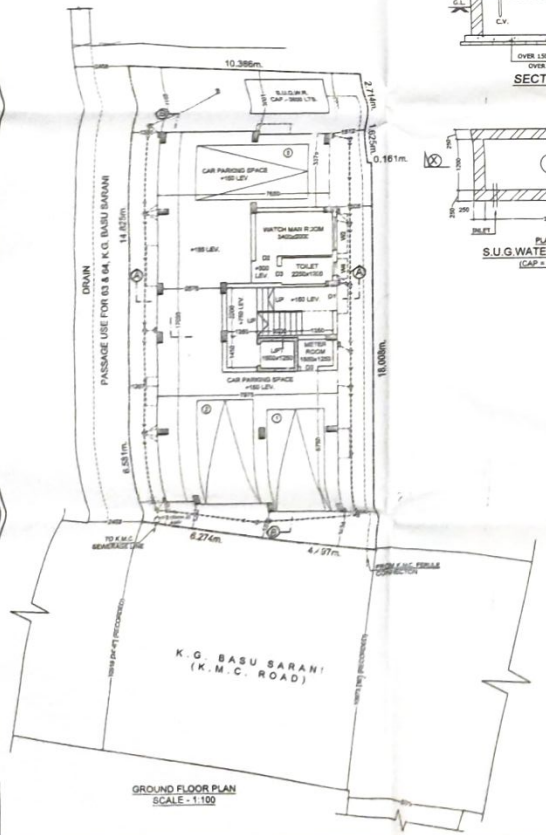
SIGNATURE OF L.B.S.
SANJOY SAHA
CLASS-I, L.B.S. OF K.M.C. REGD. LICENSE NO. 1048/I

DECELERATION OF OWNERS (C.A.)

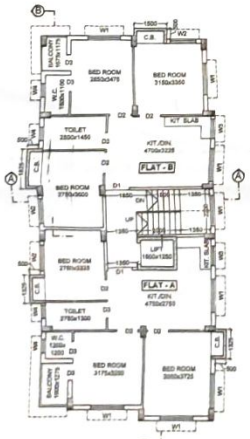
WE DO HEREBY DECLARE WITH FULL RESPONSIBILITY THAT WE WILL ENGAGE LBS, ESE & GEO TECH FOR THE SANCTION AS WELL AS FOR THE CONSTRUCTION UPTO FINAL OCCUPANCY OF THE BUILDINGS. DURING CONSTRUCTION WE WILL FOLLOW THE INSTRUCTION OF LBS, ESE & GEO TECH ENGINEERS TIME TO TIME. DURING CONSTRUCTION OF THE BUILDING (AS PER PLAN) KMC AUTHORITY WILL NOT BE RESPONSIBLE FOR STRUCTURAL STABILITY OF THE BUILDING AND ADJOINING STRUCTURE, IF ANY SUBMITTED DOCUMENTS (TILE DEED / ANY OTHER DEED, TAX BILL, A.R. COPY) ARE FOUND FAKE (I.E. PROVIDED BY THE OWNERS) THEN KMC AUTHORITY MAY REVOKE THE SANCTION PLAN. THE CONSTRUCTION OF S.U.G.W.R TAKEN UNDER THE GUIDANCE OF LBS/ESE BEFORE STARING OF BUILDING FOUNDATION.

NAME OF OWNERS:
1. SMT. MAHASWETA BANERJEE
2. SRI JAYANTA BANERJEE
3. SRI RAJ A BANERJEE
4. SMT. SHELLY CHOWDHURY

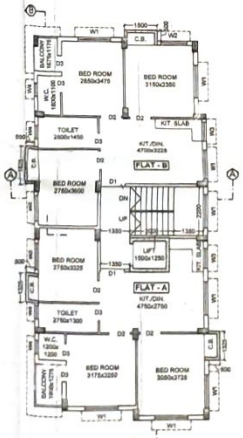
SIGNATURE OF C.A. IN FAVOUR OF OWNERS
G.R. ASSOCIATES
REPRESENTED BY ITS TWO PARTNERS
1. SRI SANJIB HOSSAIN
2. SRI SUVANKAR DHAR



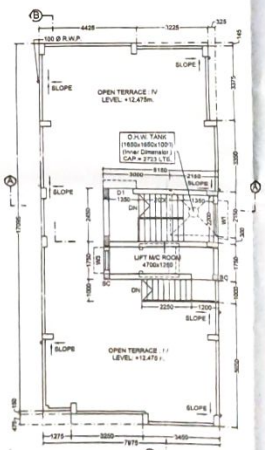
GROUND FLOOR PLAN
SCALE - 1:100



1st FLOOR PLAN
SCALE-1:100



TYPICAL FLOOR PLAN
(2nd & 3rd FLOOR)
SCALE-1:100



ROOF PLAN
SCALE : 1:100

GROUND FLOOR, 1ST FLOOR, 2ND & 3RD FLOOR PLAN, ROOF PLAN, S.U.G.WATER RESERVOIR, LOCATION PLAN, SITE PLAN, EXISTING GROUND FLOOR PLAN, SECTION - AA & BB, FRONT ELEVATION & SOUTH-WESTERN SIDE ELEVATION.

PROJECT
PLAN OF PROPOSED (G+III) STORIED (HT. - 12.475 M.) RESIDENTIAL BUILDING U/S 393A OF K.M.C. BUILDING RULE 2009 & K.M.C. ACT 1980 AT PRE. NO.- 65, K.G. BASU SARANI, KOLKATA- 700 085, WARD NO.- 35, P.S.- BELIAGHATA, UNDER K.M.C. BOROUGH NO.- III.

N
S
SCALE - 1:100

BUILDING PERMIT NO:2021030045
VALID UPTO:15/08/2026
DATE:19/08/2021

ASISH ROY

Digitally signed by ASISH ROY
Date: 2021.08.19 16:12:31 +05'30'

SIGNATURE OF [illegible]