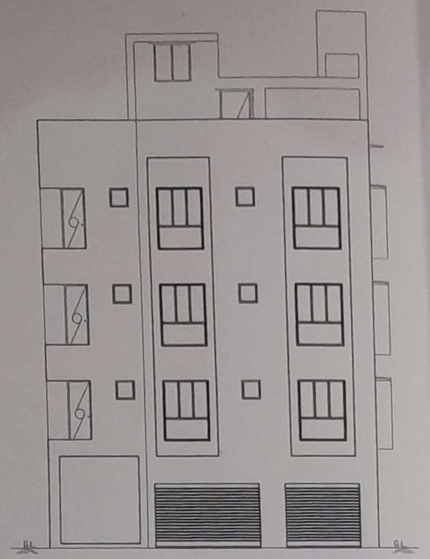
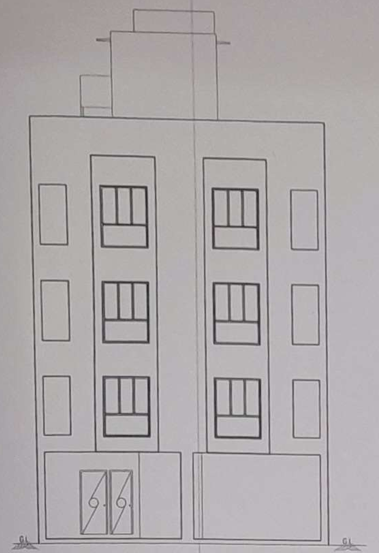
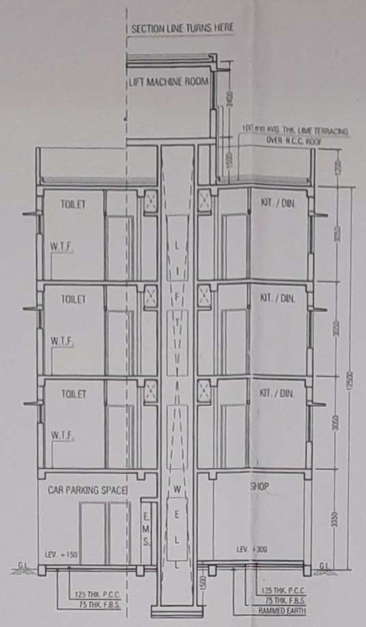


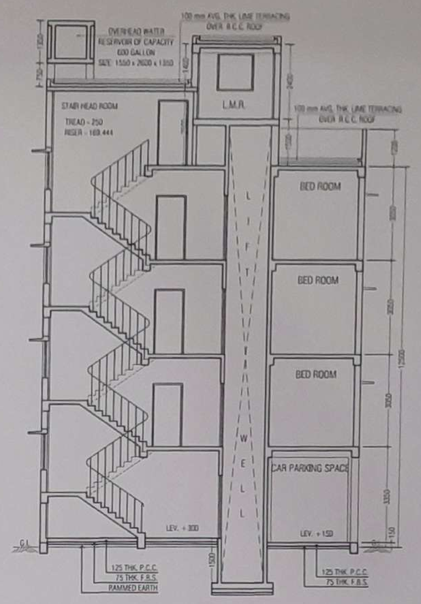
FRONT ELEVATION
SCALE 1:100



WEST SIDE ELEVATION
SCALE 1:100



SECTION : X-X'
SCALE 1:100



SECTION: Y-Y'
SCALE 1:100

DOOR SCHEDULE			WINDOW SCHEDULE		
TYPE	WIDTH	HEIGHT	TYPE	WIDTH	HEIGHT
D1	1000	2100	W1	1500	1200
D2	900	2100	W2	1200	1200
D3	750	2100	W3	1000	1200
–	–	–	W4	600	600

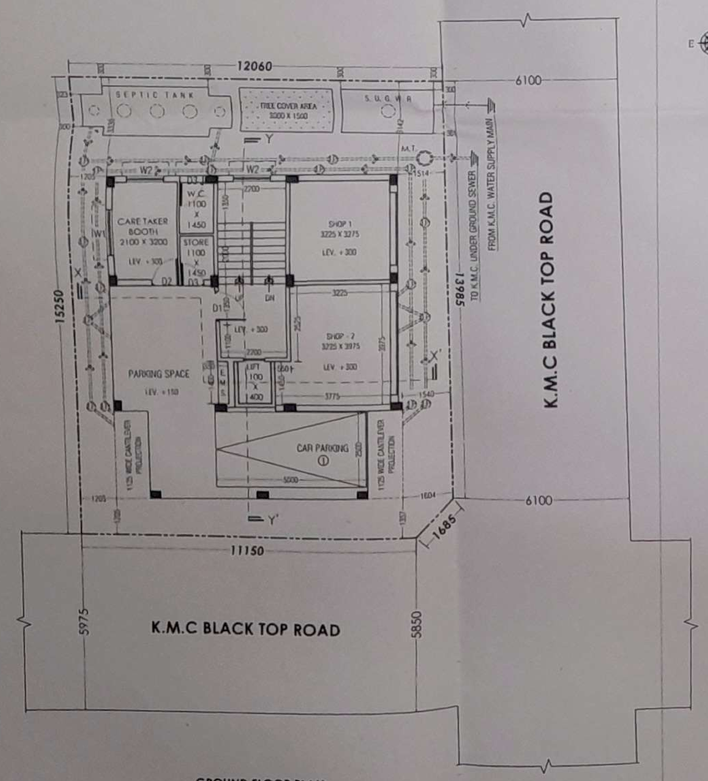
PERMISSIBLE HEIGHT IN REFERENCE TO CCZM ISSUED BY AAI 33m (V20)

CO-ORDINATE IN WGS84

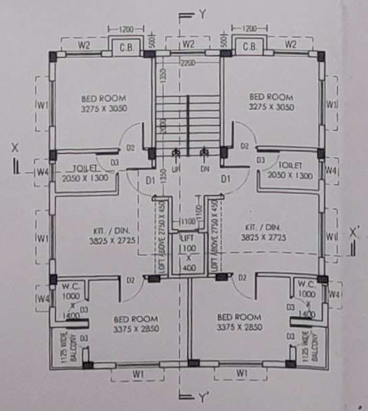
REFERENCE POINT MARKED IN SITE PLAN OF THE PROPOSAL	CO - ORDINATE		SITE ELEVATION (AMSL)
	LATITUDE	LONGITUDE	
Ⓐ	22° 29' 20" NORTH	88° 24' 47" EAST	11.97 Mtr.
Ⓑ	22° 29' 19" NORTH	88° 24' 47" EAST	11.77 Mtr.

NOTES / SPECIFICATIONS

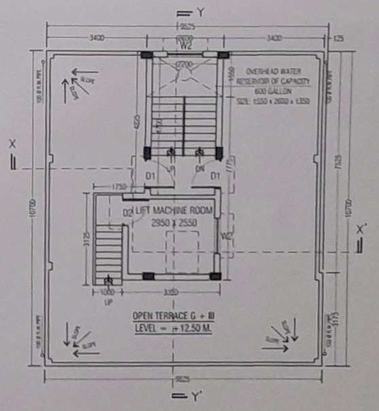
* ALL DIMENSIONS ARE IN MM, OTHERWISE SPECIFIED
* DEPTH OF FOUNDATION OF SEPTIC TANK & S.U.G.V. RESV. WILL NOT EXCEED DEPTH OF BUILDING FOUNDATION
* 200 THK. OUTSIDE BRICK WORK WITH C.M.(1:6) 125 & 75 THK. INSIDE BRICK WORK WITH CM.(1:4)
* R.C.C WORK WITH STONE CHIPPS , SAND , CEMENT (3:1.5:1)
* GRADE OF CONCRETE M-20 , GRADE OF STEEL Fe- 415
* PLASTERING WITH CM.(1:6) FOR BRICK WORK & (1:4) FOR CEILING
* P. C. C. WITH BRICK KHOA , SAND , CEMENT (6:3:1)
* I.P.S OF 35TH 1:2:4



GROUND FLOOR PLAN
SCALE 1:100



TYPICAL FLOOR PLAN
FIRST, SECOND & THIRD FLOOR
SCALE 1:100



ROOF PLAN
SCALE 1:100

SPACE FOR OFFICE USE

B.P. NO. : 2023120082 DATED : 13-MAY-23 VALID UP TO : 12-MAY-28

KAJAL ROY Digitally signed by KAJAL ROY Date: 2023.05.13 14:21:07 +05'30'

DIGITAL SIGNATURE OF A.E.(C)/BR.-XII

PART - A (APPLICANT DETAILS)

1. ASSESSEE NO :- 31 - 109 - 07 - 9309 - 7
2. NAME OF THE OWNERS :- SRI. GAUTAM GOSWAMI & SRI. UDDIPTA MISRA.
3. NAME OF THE APPLICANT :- SRI. DIPAK GHOSH PROPRIETOR OF RAJ CONSTRUCTION C. A. OF SRI. GAUTAM GOSWAMI & SRI. UDDIPTA MISRA.
4. K.M.C. MUTATION :- 0 / 109 / 17 , SFP - 22 / 45401, DATED : 17 / 09 / 2022.
5. DETAILS OF REGISTERED DEED :- BOOK NO. - I , VOLUME NO. - 1602-2002, PAGES - [illegible], BEING NO. [illegible], REGISTERED AT - A.R.A. - II, KOLKATA, DATED - [illegible]
6. DETAILS OF REGISTERED POWER OF ATTORNEY :- BOOK NO. - I, VOLUME NO. - 1602-2021, PAGES - [illegible], BEING NO. - 160201237, YEAR - 2020, REGD. AT - D.S.R. - II, 24 P.G.S. (S), DATED - [illegible]

PART - B (AREA STATEMENT)

1. LAND AREA = 185.094 SQ.M. (AS PER DEED & PHYSICAL MEASUREMENT)
2. SPLAYED CORNER AREA = ALREADY GIFTED
3. NET LAND AREA = 185.094 SQ.M.
4. PERMISSIBLE GROUND COVERAGE = 111.056 SQ.M. (60.0 %)
5. PROPOSED GROUND COVERAGE = 100.981 SQ.M. (54.557 %)
6. MERCANTILE RETAIL AREA :- i) CARPET AREA = 25.639 SQ.M. ii) COVERED AREA = 28.473 SQ.M.
7. PERMISSIBLE F.A.R. = 1.75
8. PROPOSED F.A.R. = 1.731
9. FLOOR AREA CALCULATION :-

PROPOSED AREA	COVERED AREA (Including Stair) (SQ.M.)	TOTAL EXEMPTED AREA			EFFECTIVE AREA FOR F.A.R (SQ.M.)	C.B. AREA (SQ.M.)	LOFT AREA (SQ.M.)
		STAIR AREA (SQ.M.)	LIFT WELL AREA (SQ.M.)	LIFT LOBBY (SQ.M.)			
GROUND FLOOR	94.399	10.340	—	2.420	81.639	—	—
FIRST FLOOR	100.981	10.340	1.540	1.210	87.891	1.20	2.474
SECOND FLOOR	100.981	10.340	1.540	1.210	87.891	1.20	2.474
THIRD FLOOR	100.981	10.340	1.540	1.210	87.891	1.20	2.474
TOTAL	397.342	41.360	4.620	6.050	345.312	3.60	7.422

10. TENEMENT AREA CALCULATION :-

NET TENEMENT SIZE (SQ.M.)	PROPORTIONATE COMMON AREA (SQ.M.)	ACTUAL TENEMENT SIZE (SQ.M.)	NO OF TENEMENT	REQUIRED PARKING	PROVIDED PARKING	PROVIDED PARKING AREA (SQ.M.)
43.655	11.048	54.703	6 NOS.	1 NO.	1 NO.	36.025

11. STAIR COVERED AREA = 12.740 SQ.M.
12. ROOF TANK AREA = 4.630 SQ.M.
13. LIFT MACHINE ROOM AREA = 9.688 SQ.M.
14. LIFT MACHINE ROOM STAIR AREA = 3.125 SQ.M.
15. TREE COVERED AREA = 4.501 SQ.M.
16. ADDITIONAL AREA FOR FEES = 36.575 SQ.M.

PROJECT

PLAN PROPOSAL OF G + III STORIED (12.50 M. HEIGHT) RESIDENTIAL BUILDING U/S - 393 A OF K.M.C. ACT 1980 AND AS PER K.M.C. BUILDING RULE 2009 READ WITH OFFICE CIRCULAR 07 OF 2019 - 2020, DATED :01/11/2019, AS PER RESOLUTION OF M.I.C. MEETING DATED : 23/10/2019, VIDE ITEM MOA - 90.11 AT **PREMISES NO.- 2154, MUKUNDAPUR IN WARD NO.- 109, BOROUGH - XII**, P.S. - PURBA JADAVPUR, R.S. & L.R. DAG NO.- 40/53, R.S. KHATIAN NO.- 29, L.R. KHATIAN NO.- 223, J.L. NO.- 24, MOUZA - CHAKGANIAGHACHI, UNDER THE KOLKATA MUNICIPAL CORPORATION.

° DECLARATION OF L.B.S.

CERTIFIED WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS BEEN DRAWN UP AS PER PROVISION OF K.M.C. BUILDES RULES 2009 AS AMENDED FROM TIME TO TIME & THAT THE SITE CONDITION INCLUDING THE ABUTTING ROAD CONFORMS WITH THE PLAN, WHICH HAS BEEN MEASURED BID VERIFIED BY ME. IT IS A BUILDABLE SITE AND NOT A TANK OR FILLED UP TANK. THE ABUTTING ROAD IS 6.10 M. WIDE K.M.C. BLACK TOP ROAD WESTERN SIDE & 5.850 M. (MINIMUM ROAD WIDTH) WIDE K.M.C. BLACK TOP ROAD ON THE NORTHERN SIDE OF THE PREMISES. THE CONSTRUCTION OF S.U.G. WATER TANK AND SEPTIC TANK WILL BE COMPLETED BEFORE STARTING OF BUILDING FOUNDATION WORK. THE PLOT IS BEYOND 30 M. C/L OF E.M. BYE PASS.

ER. Siboprosad Sarkar.
B.E.E., M.E.E.(structure),M.E.(Geo.Tech.),M.I.E.(I),
M.I.C.E.,M.I.A.E.C., M.I.E.(M.A.S.C.E.(I.S.),
Chartered Engineer
L.B.S. No.- 79/UL
Kolkata Municipal Corporation
Ph.no.-[illegible]

NAME OF THE L.B.S.

° DECLARATION OF E.S.E.

THE STRUCTURAL DESIGN & DRAWING OF BOTH FOUNDATION AND SUPERSTRUTURE OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING SEISMIC LOAD AS PER NATIONAL BUILDING CODE OF INDIA AND CERTIFIED THAT IT IS SAFE AND STABLE IN ALL RESPECT. THE REPORT OF SOIL TEST DONE BY S.S. DESIGNER & FOUNDATION ENGINEERS, 27, AVENUE SOUTH, SANTOSHPUR, JADAVPUR, KOLKATA-700075, HAS BEEN CONSIDERED DURING STRUCTURAL DESIGN CALCULATION.

ER. Siboprosad Sarkar.
B.E.E., M.E.E.(structure),M.E.(Geo.Tech.),M.I.E.(I),
M.I.C.E.,M.I.A.E.C., M.I.E.(M.A.S.C.E.(I.S.),
Chartered Engineer
E.S.E. No.- 113/L
Kolkata Municipal Corporation
Ph.no.-[illegible]

NAME OF THE STRUCTURAL ENGINEER

° DECLARATION OF G.T. ENG.

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

ER. Siboprosad Sarkar.
B.E.E., M.E.E.(structure),M.E.(Geo.Tech.),M.I.E.(I),
M.I.C.E.,M.I.A.E.C., M.I.E.(M.A.S.C.E.(I.S.),
Chartered Engineer
Geo-tech No.- 1/L
Kolkata Municipal Corporation
Ph.no.-[illegible]

NAME OF THE GEO-TECHNICAL ENGINEER

° DECLARATION OF APPLICANT

I DO HERELBY DECLARE WITH FULL RESPONSIBILITY THAT I SHALL ENGAGE L. B. S. & E. S. E. DURING CONSTRUCTION. I WILL FOLLOW THE INSTRUCTION OF L. B. S. & E. S. E. DURING CONSTRUCTION OF THE BUILDING, K. M. C. AUTHORITY WILL NOT BE RESPONSIBLE FOR STRUCTURAL STABILITY OF THE BUILDING & ADJOINING STRUCTURE. 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 WILL BE UNDERTAKEN UNDER THE GUIDANCE OF E. S. E. / L. B. S. BEFORE STARTING THE BUILDING FOUNDATION WORK. DURING THE DEPARTMENTAL SITE INSPECTION I WAS PHYSICALLY PRESENT AND IDENTIFIED AND CONFIRMED THE SAID PLOT.

SRI. DIPAK GHOSH
PROPRIETOR OF RAJ CONSTRUCTION C. A. OF
SRI. GAUTAM GOSWAMI & SRI. UDDIPTA MISRA.

NAME OF THE APPLICANT

TITLE :- ARCHITECTURAL DRAWING

SCALE - 1:100 | SHEET NO.- 2/2