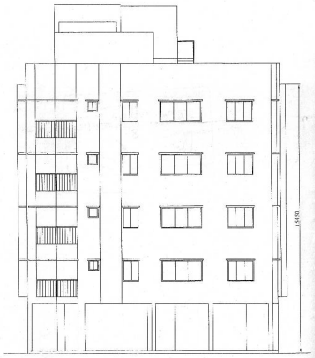
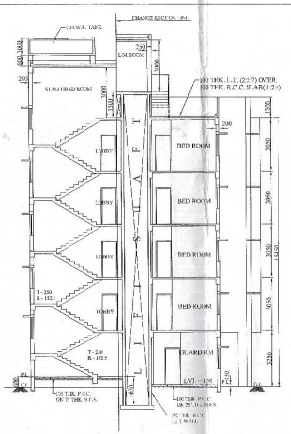
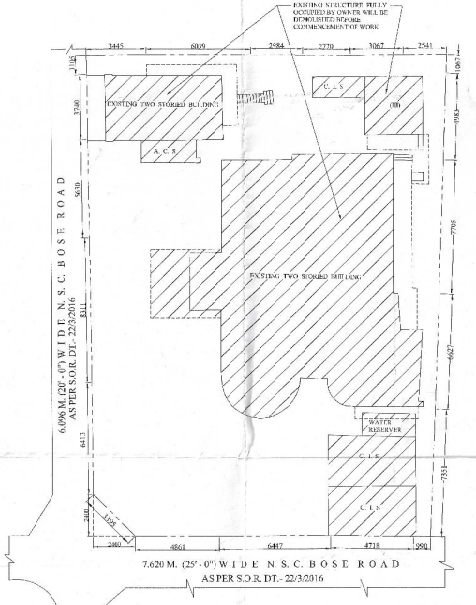


FRONT ELEVATION

SOUTH WEST ELEVATION

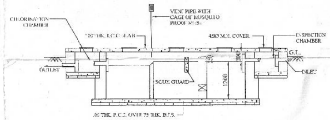


SECTION - A - A

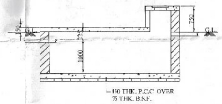


7.620 M. (25' - 0") WIDE N.S.C. BOSE ROAD
AS PER S.O.R. DT.- 22/3/2016

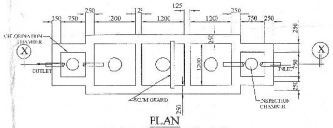
EXISTING GROUND FLOOR PLAN



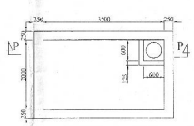
SECTION AT -X - X



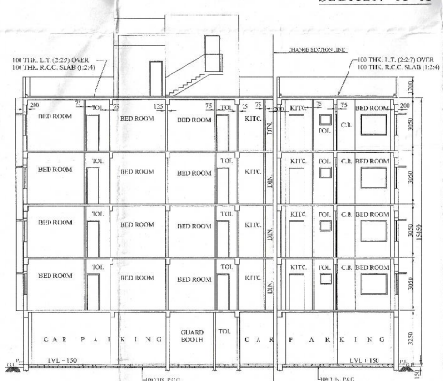
SECTIONAL ELEVATION



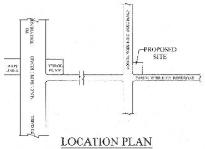
PLAN
DETAIL OF SEPTIC TANK
FOR 100 USERS.



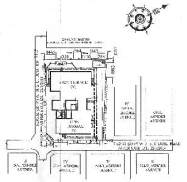
SECTIONAL PLAN
DETAIL OF SEMI U.G. WATER RESERVOIR
CAPACITY - 500 GALLONS



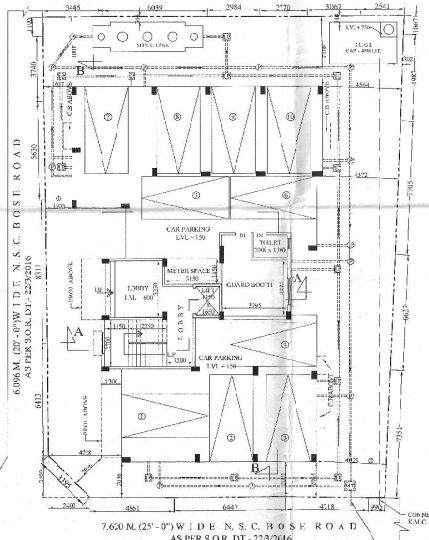
SECTION - B - B



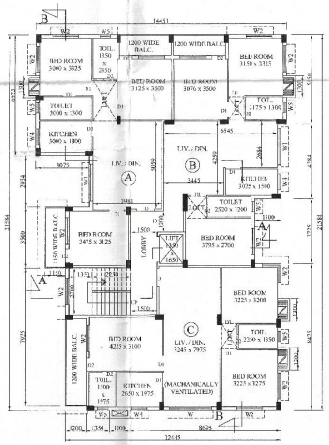
LOCATION PLAN



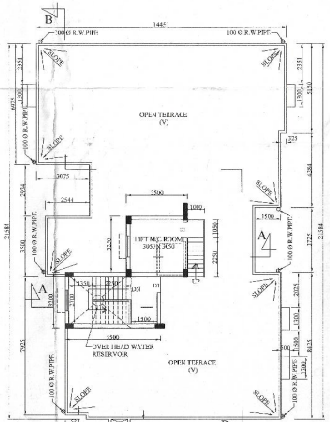
SITE PLAN



GROUND FLOOR PLAN



1ST TO 4TH. FLOOR PLAN



ROOF PLAN

SCHEDULE OF DOOR

TYPE	WIDTH	HEIGHT
D	1.00	2.10
D1	0.90	2.10
D2	0.75	2.10

SCHEDULE OF WINDOW

TYPE	WIDTH	HEIGHT	SILL
W	2.10	1.20	900
W1	1.50	1.50	900
W2	0.90	0.90	1350
W3	0.60	0.60	1350
W4	0.60	0.30	1350
V	2.10	0.30	750

MAIN CHARACTERISTICS OF THE PROPOSAL

Part - A

1. Assessee No - 210908602667

1. Name of the Owner :
M/S PUNITA PROPERTIES PVT. LTD.

1. Name of the Applicant :
RAMESH CHAND SINGH (DIRECTOR)

2. Details of Registered Power of Attorney - NIL
5. Detail of Strip of Land - NIL

6.(a) Details of Registered deed : Book No. - 1, C.D. Volume No.- 23, Pages - 1116 to 1137, Being No. - 05216, For the year 2014 Registered at - A.R.A. - I.

(b) Details of Registered Boundary Declaration : Book No. - 1, Volume No. - 1901-2016, Pages - 156902 to 156985, Being No. - 190106000, For the year 2016, Reg at - A.R.A.I Kolkata

Part- B

8i. Area of Land
As per deed = 598.34 sq.m.
As per boundary declaration = 585.79 sq.m.
As per C.M.C. = 588.34 sq.m.
Permissible Ground Coverage = 376.395 sq.m. (50 %)
Proposed Ground Coverage = 370.058 sq.m. (49.539 %)

01 Net area of land = 585.79 sq.m. (as per measurement)

	Covered Area (including Stair, Lift Shaft & Lobby)	Total Enumerated Area: Stair Way Area	Lift Lobby	Lift Duct Area	Floor Area (excluding Stair, Lift Duct & Lobby)
Ground Floor	265.569 sq.m.	13.77 sq.m.	1.738 sq.m.	-	249.481 sq.m.
First Floor	276.658 sq.m.	13.77 sq.m.	1.738 sq.m.	2.228 sq.m	257.322 sq.m.
Second Floor	276.658 sq.m.	13.77 sq.m.	1.738 sq.m.	2.228 sq.m	257.322 sq.m.
Third Floor	276.658 sq.m.	13.77 sq.m.	1.738 sq.m.	2.228 sq.m	257.322 sq.m.
Fourth Floor	276.658 sq.m.	13.77 sq.m.	1.738 sq.m.	2.228 sq.m	257.322 sq.m.
Total	1370.201 sq.m.	68.85 sq.m.	8.69 sq.m.	8.912 sq.m	1278.769 sq.m.

Service Area
1. Service Area at Ground Floor = 59.764 sq.m.
2. Service Area at Typ. Floor = 15.422 sq.m.

9(A) Parking Calculation

Mkt.	Tenement Size	Proposed Area to be added	Actual Tenement Area	No. of Tenement	Required Carpacking
Between 75 to 100 sq.m.					
A	84.003 sq.m.	11.363 sq.m.	95.366 sq.m.	4	4 Nos.
B	82.710 sq.m.	11.094 sq.m.	93.244 sq.m.	4	
Above 100 sq.m.					
C	88.164 sq.m.	11.935 sq.m.	100.099 sq.m.	4	4 Nos.
Total Parking Required					8 Nos.

B) No. of Parking Provided = 10 Nos. Covered & Open = NIL
C) Part of such Area of Parking = Ground Floor Area 25 = 200 sq.m.
D) Actual Area of Parking provided = Ground Floor = 206.208 sq.m.

9. Permissible F. A. R. = 2
Proposed F. A. R. = 1278.769 / 200 = 7.393
882.79

10. Statement of Other Areas for Fees

Floor	Loft	Cupboard
Ground Floor		
First Floor	7.02 sq.m.	2.6 sq.m.
Second Floor	7.02 sq.m.	2.6 sq.m.
Third Floor	7.02 sq.m.	2.6 sq.m.
Fourth Floor	7.02 sq.m.	2.6 sq.m.
Total	28.08 sq.m.	10.4 sq.m.

11. Stair Case area = 17.272 sqm.
12. Roof Tank Area = 12.8 sq.m.
13. Roof Tablet Area = NIL
14. Lift Machine Room Area = 11.195 sqm.
15. Lift Machine Room Shaft Area = 2.586 sq.m.

Total Other Areas for Fees = (68.85 +13.69 + 3.30+10.4) = 96.21 sq.m.

CERTIFICATE OF L.B.S.

CERTIFIED WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS BEEN DRAWN UP AS PER PROVISION BY THE KMC BUILDING RULES 2009 AS AMENDED FROM TIME TO TIME. THAT BUILT UP PORTIONS, INCLUDING THE ABUTTING ROAD CONFORMS WITH THE PLAN, WHICH HAS BEEN MEASURED AND VERIFIED BY ME. THE SITE IS COVERED BY AN EXISTING STRUCTURE. IT IS A DEEP DATE SITE WITH A TANK OUTSIDE OF TANK. THE LAND IS DEMARCATED BY BOUNDARY WALL. THE WIDTH OF 7.62 METRES FROM C/L OF THE 30.13 M. TO 7.62 M. WIDE. THE CONSTRUCTION OF SEMI U.G. WATER RESERVOIR AND SEPTIC TANK WILL BE COMPLETED BEFORE STARTING OF BUILDING FOR OCCUPATION WORK.

Sankar Das
B.E. (CIVIL), M.I.E. (CIVIL), M.I.S.
Licensed Surveyor & Valuer
The Calcutta Municipal Corporation
L.B.S. No. 575 (1)

SANKAR DAS (L.B.S.NO - 575 (1))
SIGATURE OF L.B.S.

STRUCTURAL CERTIFICATE

THE STRUCTURAL DESIGN & DRAWING OF BOTH FOUNDATION & SUPERSTRUCTURE OF THE BUILDING PLAN HAS BEEN VALIDITY OF CONSTRUCTING ALL POSSIBLE LOADS INCLUDING THE EFFECT DUE TO SEISMIC LOAD AS PER NATIONAL BUILDING CODE OF INDIA AND CERTIFIED THAT IT IS SAFE AND STABLE IN ALL RESPECT.

SOIL TESTING REPORT HAS BEEN DONE BY SRI. ALOKE ROY OF M/S. GEOTEST ENGINEERS PVT. LTD. HAVING OFFICE AT 6A, MILAN PARK, KOLKATA. THE RECOMMENDATION OF SOIL TEST REPORT HAS BEEN CONSIDERED DURING STRUCTURAL CALCULATION.

Sankar Das
B.E. (CIVIL), M.I.E. (CIVIL), M.I.S.
Consulting Structural Engineer
The Calcutta Municipal Corporation
Licence No. S.E. - I / 12

SIGNATURE OF STRUCTURAL ENGINEER.
SANKAR DAS (NO. - S.E. - I / 12)

NOTES & SPECIFICATIONS

1. ALL SORTS PRECAUTIONARY MEASURE WILL BE TAKE AT THE TIME OF CONST.
2. ALL MAIN WALL 200 TH. ALL PARTITION WALL 125 TH. & 75 TH.
3. BRICK WORK 1:6 CM. MORTER 1:6 & BRICK WORK 125 TH & 75 TH. MORTER 1:4.
4. ALL RCC WORKS MOULD BE (1:1:2)
5. GRADE OF STEEL Fe - 500LS CODE 1786-1979.
6. GRADE OF CONC. M-20.
7. ALL OTHER MATERIALS USED AS PER I.S. CODE.
8. 25 TH. R.C.C. WILL BE 1:2:4 WITH PROPER WATER PROOFING COMPOUND.
9. LIME USED ACTING BRICK KHOA STONE & LIME T: 2:2 .
10. THE DEPTH OF S.U.G.W. RESV. WILL NOT BE EXCEED THE DEPTH BUILDING FOR MAINTAIN.
11. THE FLOOR WILL BE FINISH BY MARBLE TILES.

DECLARATION OF OWNER

I, DO HEREBY DECLARE WITH FULL RESPONSIBILITY THAT I WILL ENGAGE L.B.S. / P.E. DURING CONSTRUCTION. I WILL FOLLOW THE INSTRUCTIONS GIVEN L.B.S. / P.E. DURING CONSTRUCTION OF THE BUILDING AS PER PROPOSE PLAN & K.M.C. AUTHORITY SHALL NOT BE RESPONSIBLE FOR STRUCTURAL STABILITY OF THE BUILDING ADJOINING SHOULD THE L.B.S. / P.E. NOT BE ENGAGED DURING CONSTRUCTION. IN CASE THE L.B.S. / P.E. WILL RESIGN THE SANCTION PLAN, THE CONSTRUCTION OF THE SEMI UNDER GROUND WATER RESERVOIR & SEPTIC TANK WILL BE COMPLETED UNDER THE GUIDANCE OF L.B.S. / P.E. BEFORE STARTING OF BUILDING FOUNDATION WORK.

For PUNITA PROPERTIES PRIVATE LIMITED
Director

RAMESH CHAND SINGH DIRECTOR OF M/S PUNITA PROPERTIES PVT. LTD.
SIGNATURE OF OWNER

THE CALCUTTA MUNICIPAL CORPORATION
BUILDING DEPARTMENT
BUILDING PERMIT
2016100008
Date 28/6/16
Ex. Engineer / Asstt. Engineer / Dy. Ch. Engineer
For Mc.

Sanctioned By :
Assistant Engineer (C-I) Dy. No. 8

SPACE FOR K. M. C. SEAL

PROPOSED G+IV STORIED RESIDENTIAL BUILDING PLAN
U/S - 393A OF K. M. C. ACT, 1980 AT PRE. NO.- 226/1, N. S. C. BOSE ROAD, KOLKATA ,
P.S. NETAJI NAGAR, WARD NO.- 98, BOROUGH - X

PLAN CASE NO - 2016100008

JOT NO. :	C/253	DATE	30/06/2016
DRG. NO. :	1	REVISION -	0
SCALE :	1 : 1 UNLESS OTHERWISE		
TITLE :	ARCHITECTURAL PLAN, SECTION, ELEVATION, SITE PLAN, KEY PLAN, SEMI U.G. W. RESERVOIR, & SEPTIC TANK		
DRAWN BY.	SWLA/MAO		

CONSULTANT
TETRAGON ENGINEERING CONSULTANCY (P) LTD.
21 CORNFIELD ROAD,
KOLKATA - 700019.
PHONE NO. 033 4072 8600
E-mail : teepl.kolkata@gmail.com

CERTIFIED COPY

Plan for Water Supply arrangement including SEMILI S. S. R. reservoir should be submitted at the Office of the Ex-Engineer Water Supply and the sanction obtained before proceeding with the work of Water Supply any deviation may lead to disconnection/demolition.

A suitable pump has to be provided i.e. pumping arrangement will be done from the underground water reservoir to the flushing cisterns and urinals in the building incase sufficient water from street main is not available.

CONSTRUCTION SITE SHALL BE MAINTAINED TO PREVENT MOSQUITO BREEDING AS REQUIRED U/S 458 (1) A (3) OF CMC ACT 1980. IN SUCH MANNER SO THAT ALL WATER COLLECTION & PARTICULARLY LIFT WELLS, VATS, RAIN/DEBRIS DURING SITES, CRUDE RECEPTACLES ETC. MUST BE EMPTIED COMPLETELY TWICE A WEEK.

The building materials that will be stacked on road/passage or Footpath beyond 3 months or after construction beyond 3 months or earlier may be allowed by the K.M.C. at the discretion of the owner.

Sanctioned by: S.D. Assistant Engineer (C-I) Br. No.... 8

Approved By: Smt. Tulsi Kr. Bldg Committee 834/16-17 dtd. 31/03/17

Below existing any Construction the site must conform with the plans sanctioned and all Preconditions 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 Engineers makes no admission as to the correctness of the plan.

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

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

Necessary steps should be taken for the safety of the lives of the adjoining public and private properties during construction.

For Commencement of Erection/ Re-Erection prior to Two Year will Require Fresh Application for Sanction.

APPROVED on 23/05/17

CERTIFICATION WORD MEAN DEMOLITION

RESIDENTIAL BUILDING

KOLKATA MUNICIPAL CORPORATION BUILDING DEPARTMENT BUILDING PERMIT No. 2017100064 Dt. 23/05/17

THE SANCTION IS VALID UP TO 23/05/2022

Sanctioned subject to demolition of existing structure to provide open space as per plan before construction is started

S.D. Executive Engineer (D) Br. 8 / Asst. Engineer (C) Br. 8

No rain water pipe should be laid or discharged on Road or Footpath. Drainage line 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 this Occupancy Certificate.

Sanctioned conditionally on an undertaking duly registered from the owner's to the effect that they will not rent any tenants & will also provide the tenants with identical area in and around the premises by mutual arrangements.

CSR/---16-17

BUILDING DEPARTMENT 25 JAN 2017 Borough-VIII KOLKATA MUNICIPAL CORPORATION

CERTIFIED COPY

KOLKATA MUNICIPAL CORPORATION BUILDING DEPARTMENT CERTIFIED COPY OF B.P. PLAN No. 2017100064 Dt. 23/05/17 Borough No. 8 Assistant Engineer Executive Engineer