

# CERTIFIED COPY

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

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

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.

Non Commencement of Erection/ Re-Erection within Two Year will Require Fresh Application for Sanction.

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



THE SANCTION IS VALIED UP TO 01-01-2024

## RESIDENTIAL BUILDING

CONSTRUCTION SITE SHALL BE MAINTAINED TO PREVENT MOSQUITO BREEDING AS REQUIRED U/S 496 (1) & (2) OF CMC ACT 1980. IN SUCH MANNER SO THAT ALL WATER COLLECTION & PARTICULARLY LIFT WELLS, VATS, BASEMENT CURING SITES, OPEN RECEPTACLES ETC. MUST BE EMPITED COMPLETELY TWICE A WEEK.

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

Plan for Water Supply arrangement inc. SEMILI, G. & O. H. reservoirs 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.

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

DEVIATION WOULD MEAN DEMOLITION

A. M. B. CONSTRUCTION  
Bibhab Chandra Dasgupta  
Proprietor  
19/1, Kalitala Road, Kolkata-78  
M : 92315 10714

**KOLKATA MUNICIPAL CORPORATION**  
**BUILDING DEPARTMENTS**

**CERTIFIED COPY OF B.S. PLAN**

No. 2018/20264 Dt. 02-01-2019

Sorough No. XII



Assistant Engineer



Executive Engineer

**A. M. B. CONSTRUCTION**

*Bibha Chandra Nayak*  
Proprietor

19/1, Kalitala Road, Kolkata-78

M : 92315 10714



DIPANKAR BHATTACHARYA  
( CA-94/17013 )  
SIGNATURE OF ARCHITECT

SRI. BIBHAS CHANDRA NASKAR Proprietor of M/S. A.M.B.  
CONSTRUCTION & C/A of SRI GOURI SANKAR DAS  
SIGNATURE OF APPLICANT

**CERTIFICATE OF OWNER.**

I HEREBY DECLARE WITH FULL RESPONSIBILITY THAT, I SHALL ENGAGE L.B.A & E.S.E. DURING CONSTRUCTION, I SHALL FOLLOW THE INSTRUCTION OF L.B.A & E.S.E. DURING CONSTRUCTION OF THE BUILDING, K.M.C. AUTHORITY WILL NOT BE RESPONSIBLE FOR STRUCTURAL STABILITY OF THE BUILDING & ADJOINING STRUCTURES. IF ANY SUBMITTED DOCUMENTS ARE FOUND TO BE FAKE, THE KMC 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.A BEFORE STARTING OF BUILDING FOUNDATION WORK. ALL FLOORS ARE MARBLE FINISHED, THE PLOT HAS BEEN IDENTIFIED BY ME.

*Bibhas Chandra Naskar*  
SRI. BIBHAS CHANDRA NASKAR Proprietor of M/S. A.M.B.  
CONSTRUCTION & C/A of SRI GOURI SANKAR DAS

SRI. BIBHAS CHANDRA NASKAR Proprietor of M/S. A.M.B. CONSTRUCTION & C/A of SRI GOURI SANKAR DAS  
SIGNATURE OF APPLICANT

**ARCHITECTS AND PROJECT CONSULTANTS**


**D BHATTACHARYA CONSULTANTS**  
ARCHITECTS & ENGINEERING CONSULTANTS  
108 Avenue South, Santoshpur, Kolkata - 700075  
E.Mail : dbhattacharyaconsultants@gmail.com  
Ph & FAX : 033-24165408.

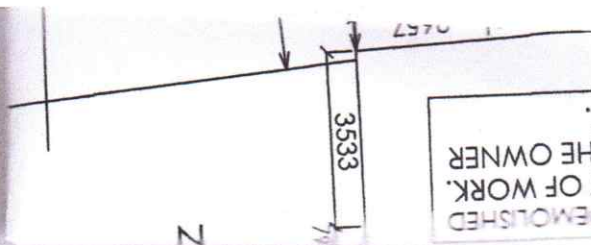


**DIPANKAR BHATTACHARYA**  
B.Arch. M.T.R.P. A.I.I.A. A.I.T.P. M.I.C.I. F.I.I.V.  
Architect. Town Planner. Valuer.

**TITLE :- ARCHITECTURAL DRAWING FOR K.M.C. APPROVAL.**

**PROPOSED PLAN OF G+IV STORIED RESIDENTIAL BUILDING IN COMPLIANCE WITH U/S 393A OF K.M.C. ACT 1980 & K.M.C. BUILDING RULES 2009 AT PRE. NO.- 370, PURBACHAL MAIN ROAD, WARD -106, BOROUGH - XII, KOL- 78, P.S.- GARFA, MOUZA - GARFA, R.S. KHATIAN NO.- 142 & 1244, R.S. DAG NO.- 1992, 1993/2475, VIDE NOTIFICATION NO.- 80/MA/O/C-4/3R-7/2017. DATED - 05/02/2018**

JAYANTA KARMAKAR DRAWN BY	CHECKED BY	2018 / 004 JOB NO.	
001 DRAWING NO.	1:100 UNLESS OTHERWISE STATED. SCALE	DATE - 03 .12 .2018	



EXISTING STRUCTURE TO BE DEMOLISHED  
BEFORE COMMENCEMENT OF WORK,  
WHICH IS OCCUPIED BY THE OWNER  
AND THERE IS NO TENANT.

**A. M. B. CONSTRUCTION**  
*Bibhas Chandra Naskar*  
Proprietor  
19/1, Kalitala Road, Kolkata-78  
M : 92315 10714

3050



MR. S. CHAKRABORTI (Geo-techNo.-18/1)  
SIGNATURE OF GEO-TECHNICAL ENGINEER

**CERTIFICATE OF STRUCTURAL ENGINEER.**

I DO HEREBY CERTIFY WITH FULL RESPONSIBILITY THAT THE STRUCTURAL DESIGN & DRAWING OF BOTH FOUNDATION AND SUPER STRUCTURE OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING THE SEISMIC LOAD AS PER NATIONAL BUILDING CODE OF INDIA AND CERTIFY THAT IT IS SAFE AND STABLE IN ALL RESPECT. SOIL TESTING HAS BEEN DONE BY MR. S. CHAKRABORTI OF M/S OF 4, GARFA MAIN ROAD, KOLKATA-700 075. AND THE RECOMMENDATIONS OF SOIL TEST REPORT HAS BEEN CONSIDERED DURING STRUCTURAL CALCULATIONS.

*Ranjana Bhattacharya*

**RANJANA BHATTACHARYA**  
B.E. (Civil), M.E. (Structure), M.B.A. (System),  
Structural Engineering Consultant.

RANJANA BHATTACHARYA  
SIGNATURE OF STRUCTURAL ENGINEER. ( E.S.E - I / 133 )

ATION

**CERTIFICATE OF ARCHITECT.**

I DO HEREBY CERTIFY WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS BEEN DRAWN UP AS PER PROVISIONS OF K.M.C. BUILDING RULES 2009, AS AMENDED FROM TIME TO TIME AND THAT THE SITE CONDITIONS INCLUDING THE WIDTH OF THE ABUTTING ROAD CONFORM WITH THE PLAN AND THAT IT IS A BUILDABLE SITE & NOT A TANK OR FILLED UP TANK. THE BOUNDARY OF THE SITE IS BOUNDED BY BOUNDARY WALLS ON ALL SIDES AND THAT THE DIMENSIONS OF THE BOUNDARY CONFORMS WITH THAT SHOWN IN THE DRAWING. THE SITE PLAN AND KEY PLAN CONFORM WITH THE DRAWING. SIGNATURE OF APPLICANT IS AUTHENTICATED BY ME.

*Dipankar Bhattacharya*  
SRI. BIBHAS CHANDRA NASKAR Proprietor of M/S. A.M.B. CONSTRUCTION & C/A of SRI GOURI SANKAR DAS

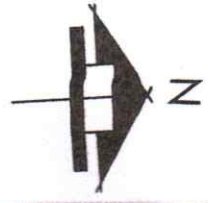
**DIPANKAR BHATTACHARYA**  
B. Arch M.T.R.P. A.I.A. A.I.T.P. M.I.C.I. F.I.I.V.  
Architect. Town Planner Valuer.

SRI. BIBHAS CHANDRA NASKAR Proprietor of M/S. A.M.B. CONSTRUCTION & C/A of SRI GOURI SANKAR DAS  
SIGNATURE OF APPLICANT

DIPANKAR BHATTACHARYA  
(CA-94/17013)  
SIGNATURE OF ARCHITECT

**CERTIFICATE OF OWNER.**

I HEREBY DECLARE WITH FULL RESPONSIBILITY THAT, I SHALL ENGAGE L.B.A & E.S.E. DURING CONSTRUCTION, I SHALL FOLLOW THE INSTRUCTION OF L.B.A & E.S.E. DURING CONSTRUCTION OF THE BUILDING, K.M.C. AUTHORITY WILL NOT BE RESPONSIBLE FOR STRUCTURAL STABILITY OF THE BUILDING & ADJOINING STRUCTURES. IF ANY SUBMITTED DOCUMENTS ARE FOUND TO BE FAKE, THE KMC AUTHORITY WILL REVOKE



9975

4800

100 Ø

ATER TANK  
(1.25 X 5.1)  
6.375 sqm. 5.100

**A. M. B. CONSTRUCTION**

*Bibhas Chandrasekhar*  
Proprietor

19/1, Kalitaha Road, Kolkata-78  
M : 92315 1071



TENEMENT SIZE			TENEMENT NUMBER	REQUIRED PARKING
UNIT MKD.	COVERED AREA	SHARE OF COM. AREA		
UNIT - A	54.603 Sqm.	8.205 Sqm.	FOUR	1 NO.
UNIT - B	66.528 Sqm.	9.996 Sqm.	FOUR	2 NO.
UNIT - C	30.497 Sqm.	4.583 Sqm.	FOUR	NIL.
UNIT MKD.		COVERED AREA	CARPET AREA	
SHOP		29.256 Sqm.	25.3 Sqm.	1 NO.
TOTAL REQUIRED PARKING =				4 NO.

B) Nos. OF PARKING PROVIDED = FOUR

C) PERMISSIBLE AREA FOR PARKING  
 1) GROUND FLOOR = 100 Sqm.  
 1) BASEMENT = N.A.

D) ACTUAL AREA OF PARKING PROVIDED  
 1) GROUND FLOOR = 90.62 Sqm.  
 1) BASEMENT = N.A.

10.) STATEMENT OF OTHER AREA, S FOR FEES.	
FLOOR	CUPBOARD
GR. FLOOR	N.A.
1st. FLOOR.	3.15 Sqm.
2nd FLOOR.	3.15 Sqm.
3rd FLOOR.	3.15 Sqm.
4th FLOOR.	3.15 Sqm.
TOTAL.	12.6 Sqm.

- 6) PERMISSIBLE F.A.R - 1.75  
 7) PROPOSED F.A.R - 1.746  
 8) FEES FOR OTHER AREA - 93.505 Sqm.  
 9) TOTAL COMMON AREA - 91.136 Sqm.
- 11) STAIR COVER AREA = 16.065 Sqm.  
 12) LIFT MACHINE ROOM AREA = 14.866 Sqm.  
 13) LIFT STAIR = 3.35 Sqm.  
 14) O. H. WATER TANK = 6.375 Sqm.

a) DETAILS OF B.L.L.R.O. :-  
 Memo No.:-18/Mut/2115/BLLRO/ATM/Kasba/14 Dt.- 23.04.14

b) DETAILS OF CONVERSION :-  
 Memo No.:-17/6705/Con Certificate/BLLRO/ATM/Kasba/17 Dt.- 06.11.17

**CERTIFICATE OF GEO-TECHNICAL ENGINEER.**

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.

*S. Chakraborty*  
 B.C.E M-Tech-Soil (TIT MIE (INDIA)  
 Geo-tech No.: 18/1,  
 Kolkata Municipal Corporation  
 1/1, New Santoshpur Main Road  
 Kolkata-700075

MR. S. CHAKRABORTI (Geo-techNo.-18/1)

SIGNATURE OF GEO-TECHNICAL ENGINEER

**CERTIFICATE OF STRUCTURAL ENGINEER.**

DO HEREBY CERTIFY WITH FULL RESPONSIBILITY THAT THE STRUCTURAL DESIGN & CONSTRUCTION OF THE BUILDING HAS

A. M. B. CONSTRUCTION  
*A. M. B. Construction*  
 Proprietor  
 19/1, Kalitala Road, Kolkata-78  
 M : 92315 10714

PRE. NO.- 370, PURBACH.  
 ROAD, WARD -106, BORG

SECT

100 TH. P.C.C. C  
 75 TH. F.B.S.

CAR  
 PARKIN

KITCHEN  
 PANTRY



## AREA STATEMENT OF THE PLAN PROPOSAL

**PART - A.**  
 a. ASSESSEE NO. - 31 - 106 - 16 - 0370 - 4  
 b. NAME OF THE OWNER :- SRI GOURI SANKAR DAS.  
 c. DETAILS OF REGISTERED DEED -  
 S.R.-ALIPORE SADAR. BOOK NO. -1,  
 VOLUME NO. - 99, PAGE FROM - 70 TO 77,  
 BEING NO. - 3522, DATED -14. 08. 1975.  
 d. DETAILS OF POWER OF ATTORNEY -  
 D.S.R.- III - SOUTH 24 PGS. BOOK NO. -1, VOLUME  
 NO. - 1603-2018, PAGE FROM - 28795 TO 28818,  
 BEING NO. - 160300974, DATED -12.03. 2018.  
 e. DETAILS OF BOUNDARY DECLARATION -  
 D.S.R.- III - SOUTH 24 PGS. BOOK NO. -1, VOLUME  
 NO. - 1603-2018, PAGE FROM - 96377 TO 96391,  
 BEING NO. - 160303060, DATED -31.07. 2018.

**PART - B.**  
 1. LAND AREA =  
 d) AS PER TITLE DEED =  
 5K. - 12 CH. - 22 SFT. = 386.659 SQM.  
 b) AS PER BOUNDARY DECLARATION =  
 5K. - 08 CH. - 43,465 SF. = 371.931 SQM.  
 c) AS PER U.L.C = N.A.  
 2. PERMISSIBLE GROUND COVERAGE = 201.843 Sqm.  
 = 54.269 %  
 3. PROPOSED GROUND COVERAGE = 170.361 Sqm.  
 = 45.804 %

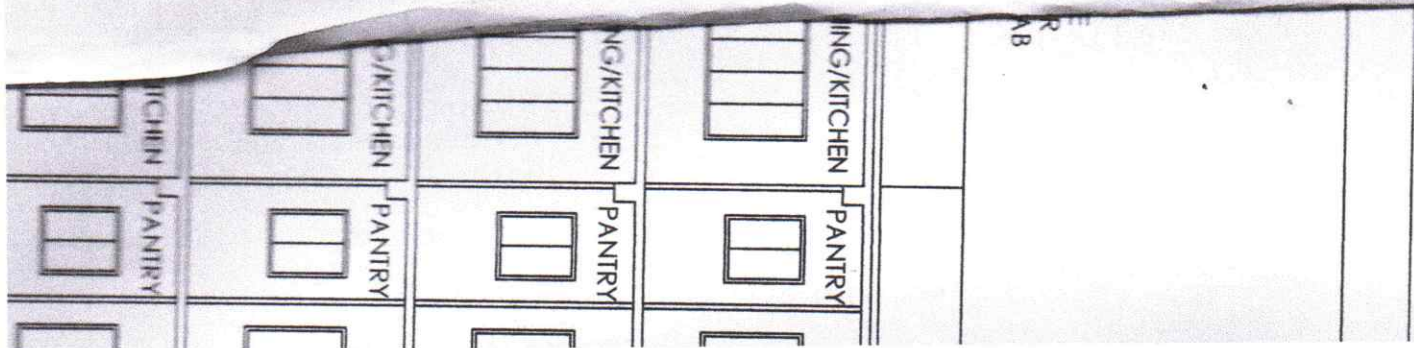
**4. PROPOSED AREA :**

FLOOR	RESIDENTIAL (SQM.)	STAIR WAY (SQM.)	LIFT LOBBY (SQM.)	LIFT WELL (SQM.)	NET FLOOR AREA (SQM.)
GR. FL.	115.564	12.690	2.821	0.000	100.053
SHOP AREA IN GROUND FLOOR (COVERED AREA)					
TOTAL GROUND FLOOR AREA (100.053 + 29.256) = 129.309 Sqm.					
1st. FL.	170.361	12.690	2.821	2.186	152.664
2nd FL.	170.361	12.690	2.821	2.186	152.664
3rd FL.	170.361	12.690	2.821	2.186	152.664
4th FL.	170.361	12.690	2.821	2.186	152.664
TOTAL.	826.264	63.45	14.105	8.744	739.965

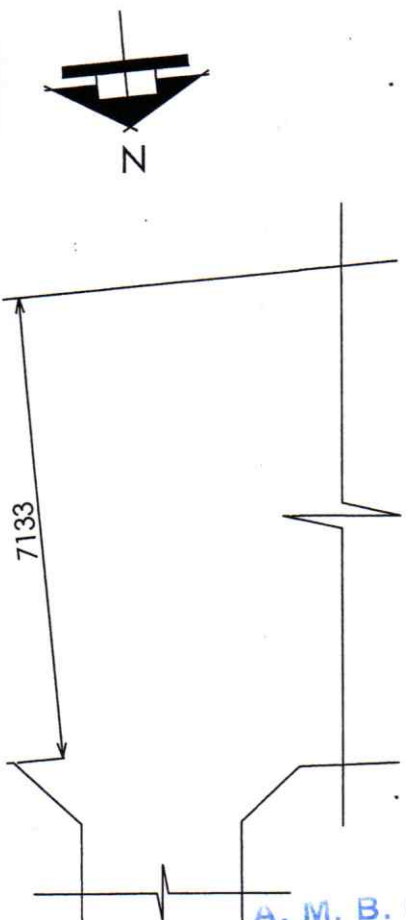
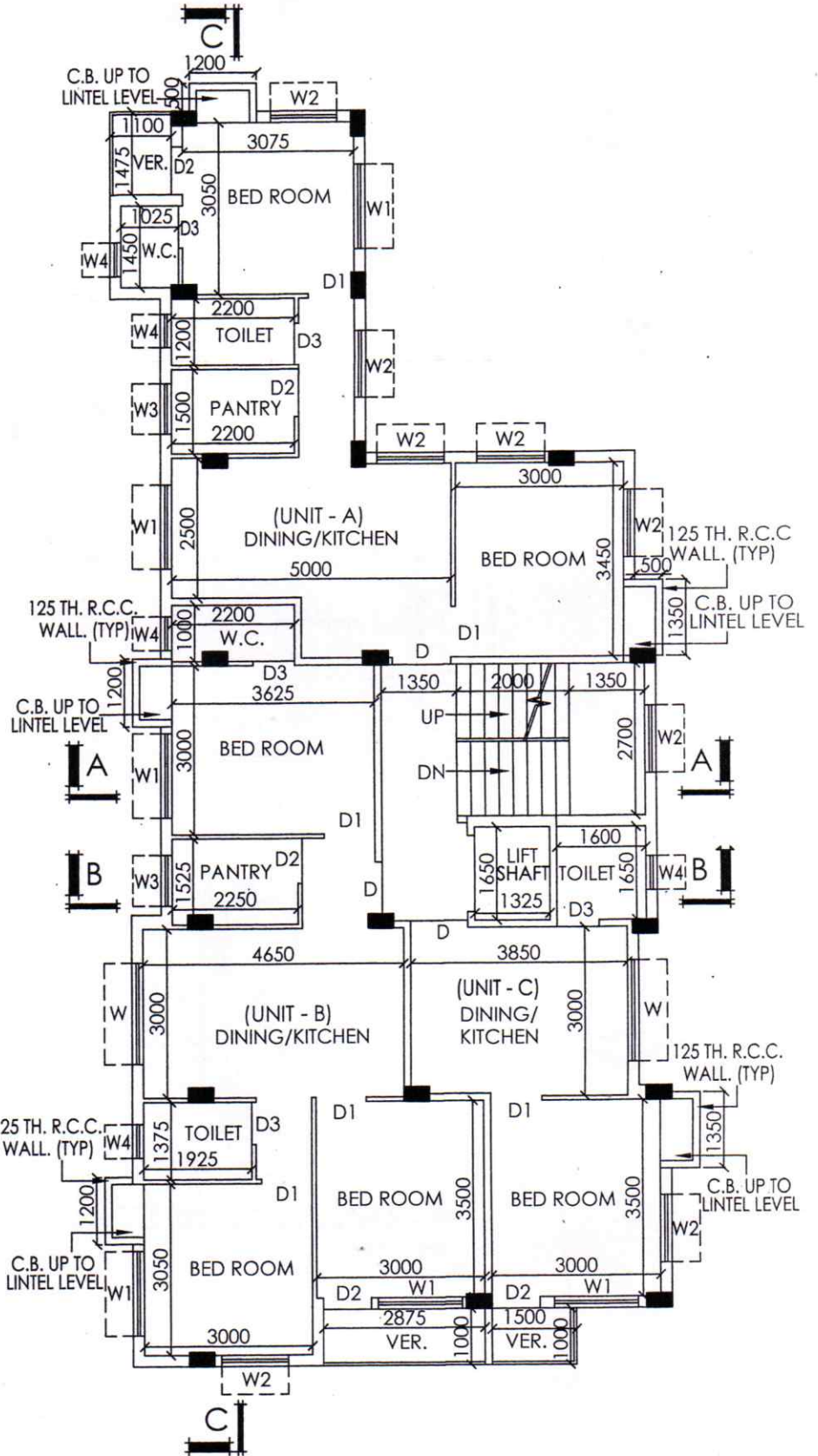
**5. PARKING CALCULATION.**

TENEMENT SIZE		TENEMENT NUMBER		REQUIRED PARKING
UNIT MKD.	COVERED AREA	SHARE OF COM. AREA	BUILT - UP AREA	
UNIT - A	54.603 Sqm.	8.205 Sqm.	62.807 Sqm.	FOUR
UNIT - B	66.528 Sqm.	9.996 Sqm.	76.524 Sqm.	FOUR
UNIT - C	30.497 Sqm.	4.583 Sqm.	35.080 Sqm.	FOUR
UNIT - D				NIL.

**A. M. B. CONSTRUCTION**  
*Prithvi Chandra Das*  
 Proprietor  
 19/1, Kalitala Road, Kolkata-78  
 M : 92315 10714

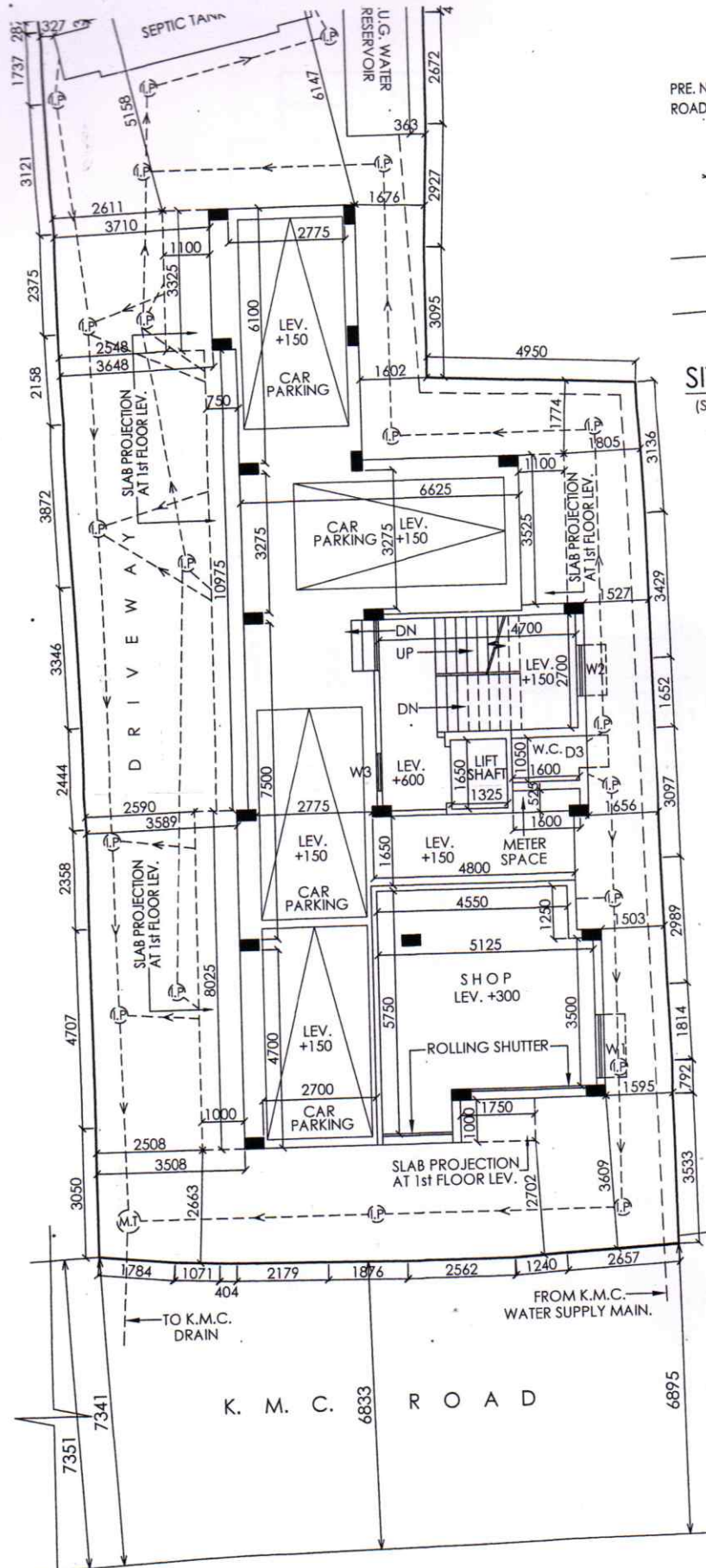






**A. M. B. CONSTRUCTION**  
*Bibhachandraya Talwar*  
 Proprietor  
 19/1, Kalitala Road, Kolkata-78  
 M : 92315 10714

**1st TO 4th FLOOR PLAN**



PRE. NO.- 370, PURBACHAL MAIN ROAD, WARD -106, BOROUGH -XII.



**SITE PLAN**  
(SCALE = 1:600)

P. M. RD.  
(III)  
61,  
PURBACHAL  
MAIN  
ROAD

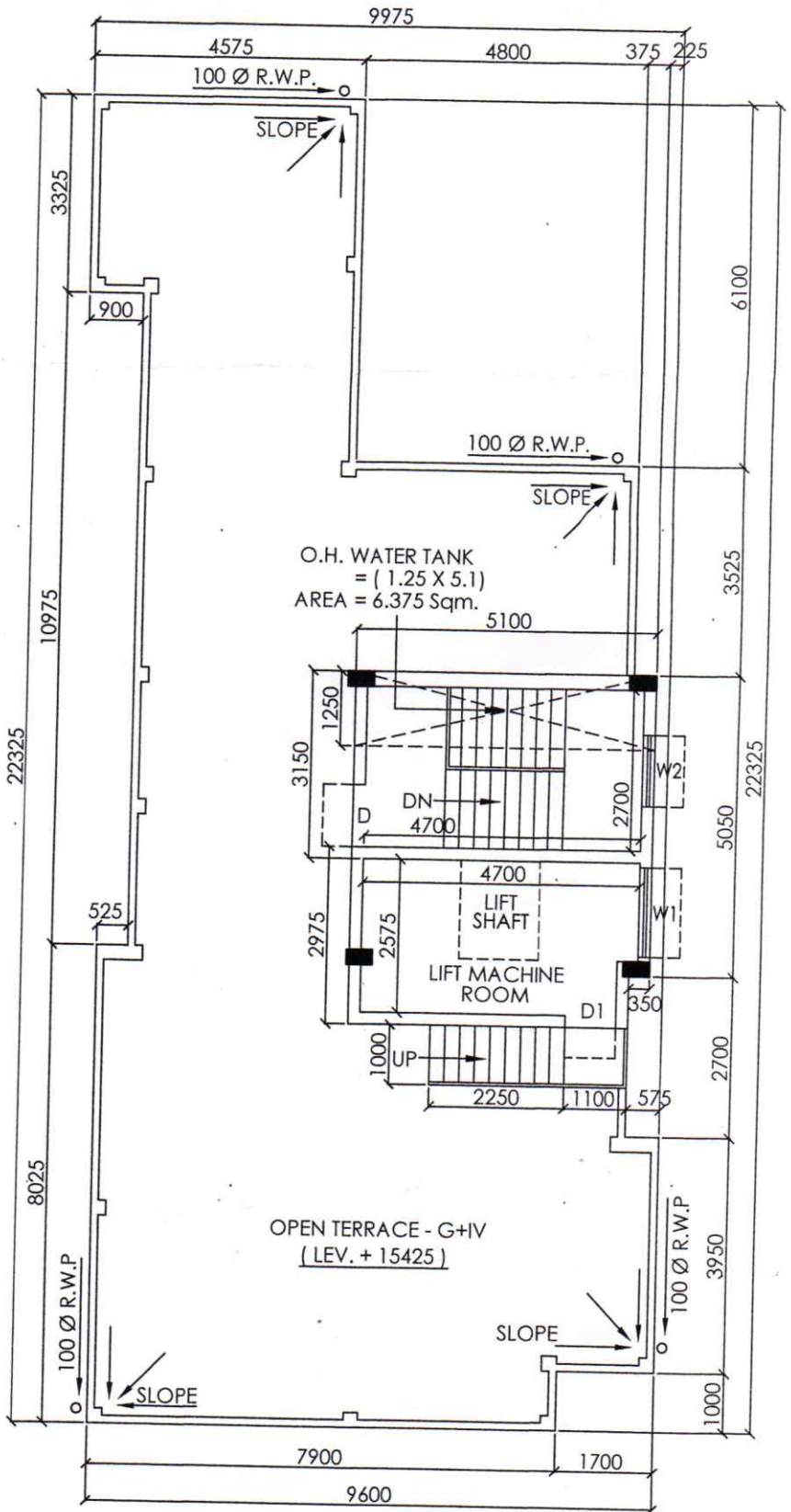
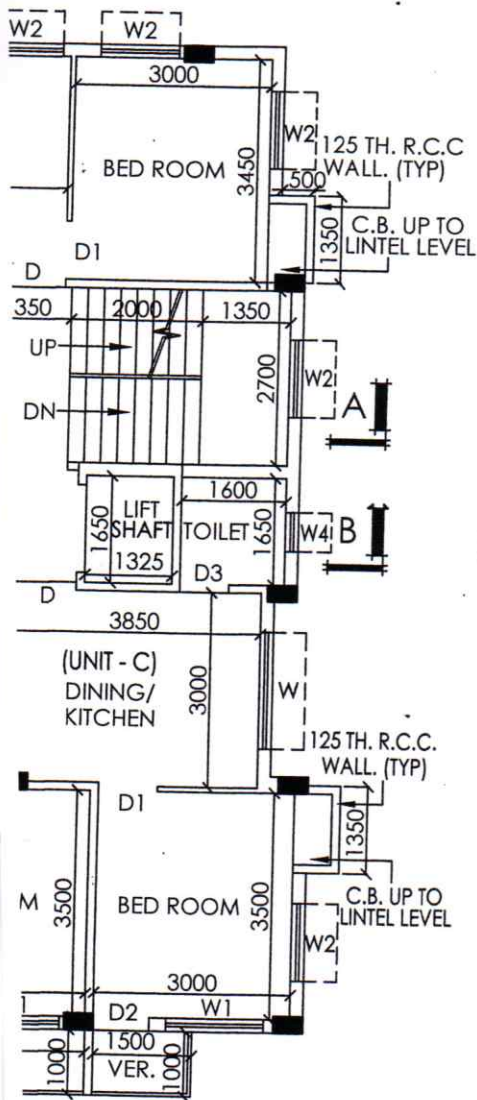
(II)  
72/D,  
PURBACHAL  
MAIN  
ROAD



**A. M. B. CONSTRUCTION**  
*Bilal Khan*  
Proprietor  
19/1 Kalitala Road, Kolkata-78  
92315 10714

**GROUND FLOOR PLAN**



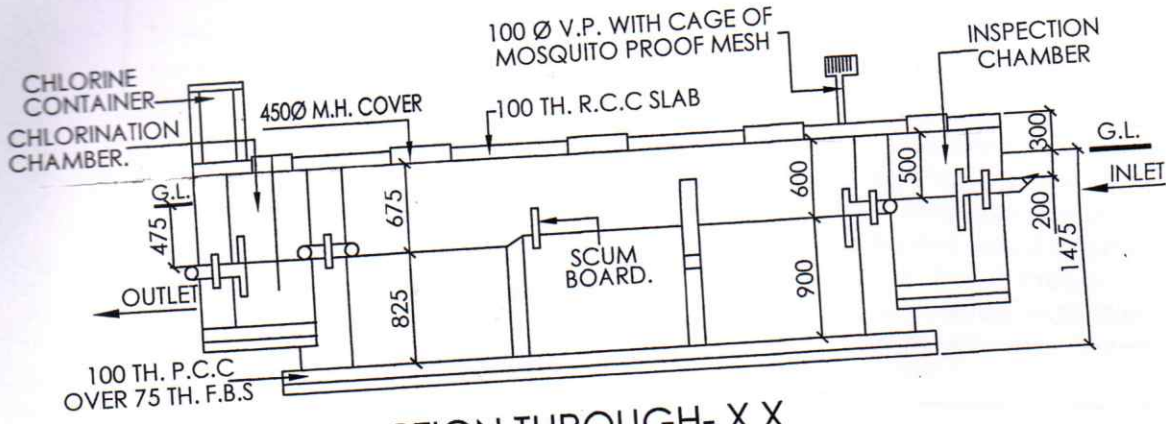


OR PLAN

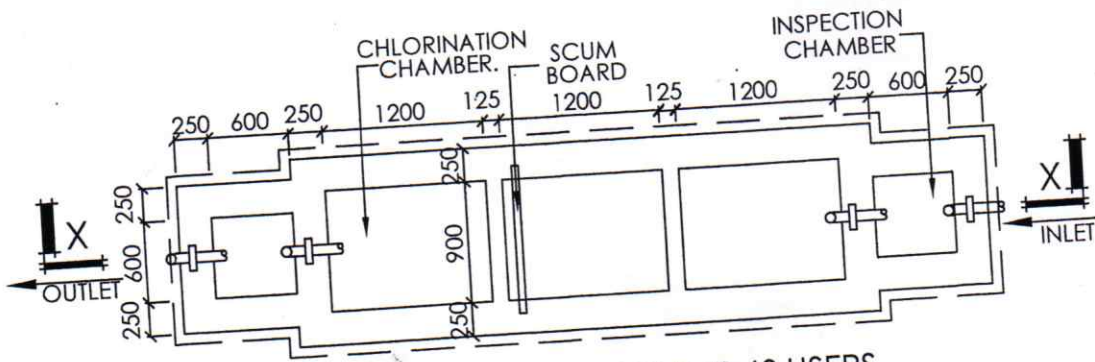
**A. M. B. CONSTRUCTION**  
*Bilhabchandra Dasgupta*  
 Proprietor **ROOF PLAN**  
 19/1, Kalitala Road, Kolkata-78  
 M : 92315 10714



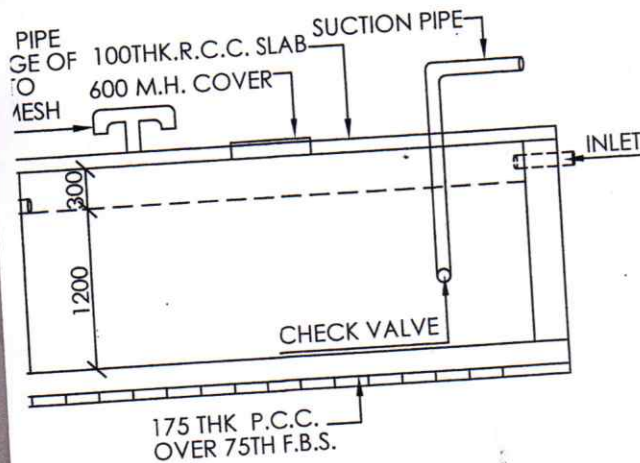
- 7. 12TH CEMENT PLASTER (1:0) TO INTERNAL WALLS.
- 10. 19TH CEMENT PLASTER (1:4) TO BEAM CEILING ETC.
- 11. MARBLE FINISH IN ALL FLOORS.
- 12. SANITARY & PLUMBING FITTINGS TO BE USED AS PER DIRECTION.
- 13. WRITTEN DIMENSIONS ARE TO BE FOLLOWED.
- 14. 500mm CHAJJA PROJECTION.
- 15. DEPTH OF SEPTIC TANK AND S.U.G. WATER RESERVOIR DOES NOT EXCEED THE DEPTH OF BUILDING FOUND



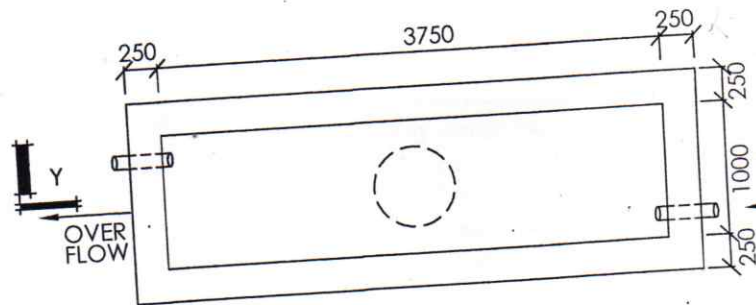
**SECTION THROUGH- X X**  
(SCALE-1:50)



**DETAIL OF SEPTIC TANK FOR 60 USERS.**  
(SCALE-1:50)



**SECTION THROUGH Y-Y**  
(SCALE-1:50)



**DETAIL OF S.U.G. WATER RESERVOIR (800 GALS.)**  
(SCALE-1:50)

**A. M. B. CONSTRUCTION**  
*Bilhabanjan Dasgupta*  
 Proprietor  
 19/1, Kalitola Road, Kolkata-78  
 M : 92315 10714