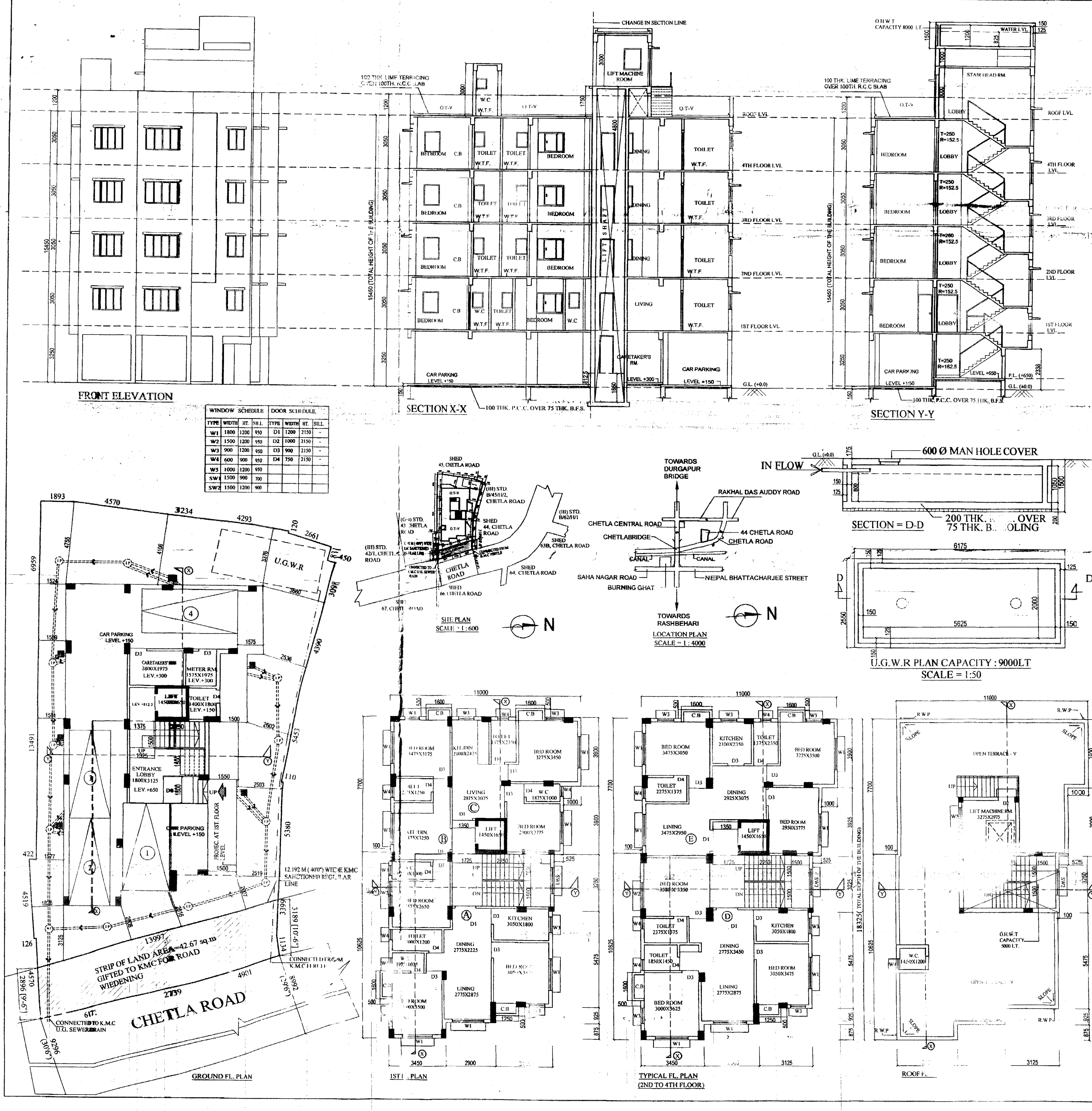


WINDOW SCHEDULE				DOOR SCHEDULE			
TYPE	WIDTH	HT.	SILL	TYPE	WIDTH	HT.	SILL
W1	1800	1200	950	D1	1200	2150	-
W2	1500	1200	950	D2	1000	2150	-
W3	900	1200	950	D3	900	2150	-
W4	600	900	950	D4	750	2150	-
W5	1000	1200	950				
SW1	1500	900	700				
SW2	1500	1200	900				

STATEMENT OF THE PLAN PROPOSAL

A

1. ASSESSE NO : 110820400914
2. DETAILS OF REGISTERED DEED
   - BOOK NO : 1 — VOL. NO : 1601-2018
   - BEING NO. : 160101126 — PAGE NO : 41061-41091
   - YEAR : 2018 — PLACE : D.S.R.-I SOUTH 24 PARGANAS
3. DETAILS OF POWER
   - BOOK NO : 1 — VOL. NO. : 1605-2019
   - BEING NO. : 160503343 — PAGE NO. : 116131-116154
   - YEAR : 2019 — PLACE : A.D.S.R ALIPORE
4. DETAILS OF BOUNDERY DECLARATION DEED
   - BOOK NO : 1 — VOL. NO. : 1605-2019
   - BEING NO. : 160503970 — PAGE NO. : 137597-137613
   - YEAR : 2019 — PLACE : A.D.S.R ALIPORE

LAND AREA(AS PER DEED) : 5K-13CH-43 SQFT = 392.79 SQM
LAND AREA(AS PER PHYSICAL MEASUREMENT) : 391.99 SQM
NO. OF STOREY : G+IV

B

1. GROUND COVERAGE : 173.797 sq.m
2. PROPOSED F.A.R : [illegible]
3. TOTAL COVERED AREA : 844.082 SQ.M
4. PROVIDED CAR PARKING AREA : 108.573 sq.m
5. NO. OF REQUIRED CAR PARKING SPACE : 03 NOS
6. NO. OF PROVIDED CAR PARKING SPACE : 04 NOS
7. PROPOSED HEIGHT = 15.450 M.

STATEMENT OF AREA

LAND AREA: 5K-13CH-43 SQFT = 392.79 SQM (AS PER DEED)
LAND AREA(AS PER PHYSICAL MEASUREMENT):391.99 SQM
STRIP OF LAND AREA=42.67 sq.m GIFTED TO KMC FOR ROAD WIEDENING
NET LAND AREA= (391.99-42.67)= 349.314 sq.m

PERMISSIBLE F.A.R. : 2.25
PERMISSIBLE GROUND COVERAGE : 192.206 SQ.M. (55.023%)
PROPOSED GROUND COVERAGE : 173.797 sq.m (49.753%)

	RESIDENTIAL	DEDUCTION AREA (all area in sqm) LIFT WELL	LIFT LOBBY	STAIR WAY	NET COVER AREA
PROP. GR. FL. AREA	148.894	0.00	2.599	7.087	139.208
PROP. 1ST. FL. AREA	173.797	2.393	2.599	13.365	155.440
PROP. 2ND. FL. AREA	173.797	2.393	2.599	13.365	155.440
PROP. 3RD. FL. AREA	173.797	2.393	2.599	13.365	155.440
PROP. 4TH. FL. AREA	173.797	2.393	2.599	13.365	155.440
TOTAL AREA	844.082	9.572	12.995	60.547	760.968

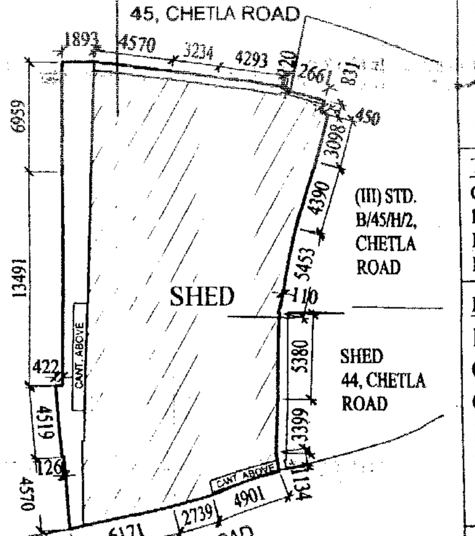
PERMISSIBLE BUILT - UP AREA : 881.977 SQ.M.
PROPOSED BUILT UP AREA : 760.968 SQ.M
BONUS CAR PARKING AREA : 75 SQ.M
NET BUILT UP AREA (760.968 - 75) : 685.968 SQ.M
PROPOSED F.A.R : (685.968 / 391.99) : 1.749

TENEMENT CALCULATION (all area in sqm)

TENEMENT MKD	TENEMENT AREA	AREA TO BE ADDED	TENEMENT AREA (ACD)	NO. OF FLAT	NO. OF CAR
FLAT A	58.218	11.692	69.910	1	0
FLAT B	45.934	9.225	55.159	1	0
FLAT C	46.985	9.436	56.421	1	0
FLAT D	74.519	14.965	89.484	3	1.5
FLAT E	76.614	15.386	92.000	3	1.5

CAR PARKING REQUIRED : 03 NO.
CAR PARKING PROVIDED : 04 NO.
PROVIDED CAR PARKING AREA : 108.573 sq.m
PERMISSABLE CAR PARKING AREA : 75 SQ.M.
EXEMPTED AREA : LIFT LOBBY + STAIR : (2.599X5)+7.087+(13.365X4) : 73.5[illegible] SQ.M.
STAIR HEAD ROOM AREA : 20.441 SQ.M.
OVER HEAD TANK AREA : 14.22 SQ.M.
LIFT MACHINE ROOM AREA : 11.668 SQ.M.
LIFT M/C ROOM STAIR AREA : 4.5 SQ.M.
TERRACE AREA : 173.797 SQ.M.
SERVICE TOILET : 2.96 SQ.M.
AREA OF CUP-BOARD : 3.025 SQM. PER FL. X 4 FLOORS =12.1 SQ.M.
OTHER AREA FOR FEES =EX. + LIFT STAIR+CB = 73.542+4.5+12.1 =90.142 SQM.

EXISTING STRUCTURE TO BE DEMOLISHED BEFORE COMMENCEMENT OF WORK



EXISTING STRUCTURE PLAN
SCALE = 1 : 300

CERTIFICATE OF STRUCTURAL ENGINEER

THE STRUCTURAL DESIGN OF BOTH FOUNDATION AND SUPERSTRUCTURE OF THE BUILDING WILL BE MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING THE SEISMIC LOAD AS PER N.B.C OF INDIA ON THE BASIS OF SOIL INVESTIGATION REPORT TO BE DONE AFTER DEMOLITION OF EXISTING STRUCTURE BY SOIL-TECH (MR. BHASKARJOTY ROY) 51/1H,PRINCE GOLAM HOSSAIN SHAH ROAD, JADAVPUR, KOLKATA-700032, CERTIFY THAT IT WILL BE SAFE AND STABLE IN ALL RESPECT.

TAMAL KANTI BANDYOPADHYAY
BCE (J.U)
ESE II/393
TAMAL [illegible] YOPADHYAY
E.S.E.-II/393
SIG OF STRUCTURAL ENGINEER

DECLARATION OF ARCHITECT.

CERTIFIED THAT THE PLAN ITSELF WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS DRAWN UP AS PER PROVISION OF K.M.C. BUILDING RULES 2009, AS AMMENDED FROM TIME TO TIME AND THE SITE CONDITION INCLUDING THE ABUTTING ROAD IS CONFIRM WITH THE PLAN. IT IS [illegible] A TANK OR FILLED UP TANK. THERE IS AN EX STRUC. TO BE DEMOLISHED BEFORE COMMENCEMENT OF WORK IT IS FULLY OCCUPIED BY THE OWNER. THERE IS NO TENENT.

ANJAN UKIL
Architect
C.O.A Regn. No.-CA/94/16721
L.B.A. A-271
ANJA[illegible] 94/16721)
SIG OF ARCHITECT.

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

BHASKAR JYOTI ROY
B.C.E, M.I.E, M.I.G.S.
Chartered Engineer
The Kolkata Municipal Corpn.
Empanelment No.- G.T/II/4
Empanelment No.-G.T.-II/20 (R.S.M)
Empanelment No. GTE/NKDA/[illegible]
Consulting Geotechnical Engineer
(BHASKARJOTY ROY G.T.E.- II/4)
SIG. OF GEOTECNICAL ENGINEER

DECLARATION OF OWNER.

I DO HERE BY 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 (AS PER PLAN). K.M.C AUTHORITY WILL NOT BE RESPONSIBLE FOR STRUCTURAL STABILITY OF THE BUILDING & ADJOINING STRUCTURE IF ANY SUBMITTED DOCUMENT ARE FAKE. THE K.M.C AUTHORITY WILL REVOKE THE SANCTION PLAN. THE CONSTRUCTION OF U.G.W.RESERVOIR WILL BE TAKEN UNDER THE GUIDANCE OF L.B.A / E.S.E BEFORE STARTING OF BUILDING FOUNDATION.

TARAK SINGHA ROY
PROPRIETOR OF
PIONEER CONSTRUCTION
As Constituted Attorney For :
For SMT. MAHUYA SAIN
[illegible]

SRI TARAK SINGHA ROY,
PROPRIETOR OF PIONEER CONSTRUCTION,
C/O SMT. MAHUYA SAIN, MS. VIOLA SAIN
SIGNATURE OF OWNER

THE KOLKATA MUNICIPAL CORPORATION
BUILDING PERMIT
No. 2019090047
Date 26/09/19 Borough No. IX
Ex. Engineer / Asst. Engineer
Bor. No. IX Bor. No. IX
BUILDING DEPARTMENT

THE SANCTION IS VALIED UP TO 25/09/2024.

SPECIFICATIONS

R.C.C. FRAME STRUCTURE WITH CONC. GRADE 1:1.5:3
200 M.M. THK. EXTERNAL 125 & 75 M.M. THK. INTERNAL [illegible]
1:4 CEMENT MORTER JOINTS.
STEEL Z- SECTION WINDOWS.
CAST-IN-SITU MOSAIC FLOORING.
1:6 & 1:4 CEMENT PLASTER ON INTERNAL WALLS AND CEILING RESPECTIVELY.
WATER PROOFING TREATMENT.
P.O.P. PUNNING ON INTERNAL WALLS & CEILING.

TITLE :-
GROUND FLOOR PLAN, FIRST FLOOR PLAN , TYPICAL FLOOR PLAN (2ND. TO 4TH. FLOOR) ROOF PLAN, DETAIL OF U.G.WATER RESERVOIR, SITE PLAN , LOCATION PLAN, EXISTING STRUCTURE PLAN, SECTIONS, ELEVATION.

PROJECT :-
PROPOSED (G+IV) STORIED RESI[illegible]AL BUILDING OF HEIGHT (15.45 M.) U/S 393 (A) OF K.M.C. ACT 1980 COMPLYING B/R 2009 AT PRE. NO [illegible]44, CHETLA ROAD, KOLKATA- 700027, [illegible] WARD NO.- 82, P.S.- CHETLA.

	JOB NO.	1084	Anjan Ukil architect
	DRG. NO.	[illegible]	
	DATE	19.09.20[illegible]	
DEALT	SULAGNA	SCALE 1:100	

PARTY'S COPY

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

Plan for Water Supply arrangement including SEMILI O. & 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 dispute action/demolition.

The building materials that will be stacked on Road/Passage or Footpath 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.

CONSTRUCTION SITE SHALL BE MAINTAINED FREE FROM AIR POLLUTION ACCORDING TO THE UNDERTAKING SUBMITTED AS PER AMENDMENT DT. JULY 2013 VIDE NO. BIN/LDC-II 38/2007 OF SCHEDULE-IV OF KMC BUILDING RULE 2009

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

Non-Commencement of Erection/ Re-Erection within Five year will Require Fresh Application for Sanction

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

THE KOLKATA MUNICIPAL CORPORATION
BUILDING PERMIT
No. 2021090424 / E
Date 24/01/2022 Borough No. 7
Ex.Engg / Asst. Engineer
Bor. No. 7 Bar No. 13
BUILDING DEPARTMENT

Executive Engineer (B) Asst. Engineer (E) Ex. Engineer (B)

THE SANCTION IS VALID UP TO 23/12/2024.

DEVIATION WOULD MEAN DEMOLITION

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

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.

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.

CONSTRUCTION SITE SHALL BE MAINTAINED TO PREVENT MOSQUITO BREEDING AS REQUIRED U/S 406 (1) & (2) OF CMC ACT 1980. IN SUCH MANNER SO THAT ALL WATER COLLECTION & PARTICULARLY LIFT WELLS, VATS, BASEMENT CURING STEEL, OPEN RECEPTACLES ETC. MUST BE EMPTIED COMPLETELY TWICE A WEEK.

RESIDENTIAL BUILDING