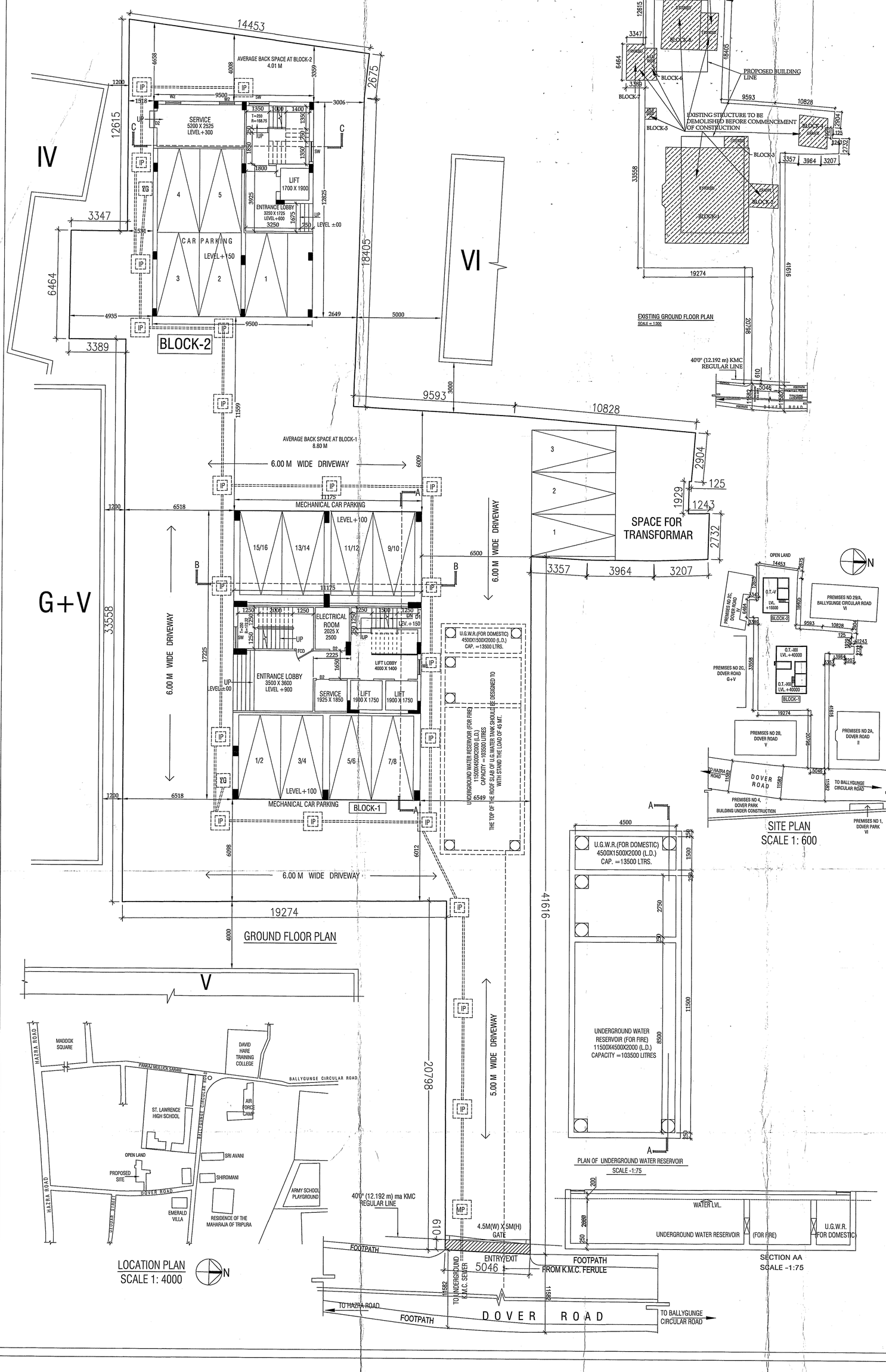
THE KOLKATA MUNICIPAL CORPORATION
BUILDING PERMIT
No. 2017080021
Date 13/07/18 Borough No. VIII
Ex. Engineer / Asst. Engineer (E)
Bor. No. Bor. No.
BUILDING DEPARTMENT



LAND DETAILS :
ASSESSEE NO = 110691901270
BOOK NO. = I
VOLUME NO. = 1901 - 2015 YEAR = 2015
BEING NO. = 190106438 A.R.A. I , KOLKATA
PAGES NO. = 47751 TO 47781 POWER OF ATTORNEY = N.A (BOARD RESOLUTION)

1. Area of land :-
As per Document = 1223.371 SQM.
As per Physical survey = 1223.08 SQM.
2. Permissible Ground Coverage (50.00 %) = 611.54 SQM.
3. Proposed Ground Coverage (35.70%) = 314.33 SQM. (BL -1 = 192.49sqm.+ BL -2 =121.84sqm.)

4. Proposed Area : Covered Area :

		PLATE AREA	Total Exempted Area in sqm. A CUTOUT Lift well +stair well + shaft)	B STAIR INCLUDING LANDING	C Lift lobby	D Net Floor Area in sqm	AREA FOR FEES E GROSS Floor Area in sqm
BLOCK-1	NO. Floors						
	1) FIRE PUMP RM -2100 M	42.74 sqm.	5.4 sqm.	———		37.34 sqm.	42.74 sqm.
	2) Ground Floor.	192.49sqm.	6.66 sqm.	22.25 sqm.	5.60 sqm.	157.99 sqm.	185.84 sqm.
	3) 1st. Floor.	192.49sqm.	7.60 sqm.	21.87sqm.	5.60 sqm.	157.43 sqm.	184.91 sqm.
	4) 2nd. Floor.	192.49sqm.	7.60 sqm.	21.87sqm.	5.60 sqm.	157.43 sqm.	184.91 sqm.
	5) 3rd. Floor.	192.49sqm.	7.60 sqm.	21.87sqm.	5.60 sqm.	157.43 sqm.	184.91 sqm.
	6) 4th. Floor.	192.49sqm.	7.60 sqm.	21.87sqm.	5.60 sqm.	157.43 sqm.	184.91 sqm.
	7) 5th. Floor.	192.49sqm.	7.60 sqm.	21.87sqm.	5.60 sqm.	157.43 sqm.	184.91 sqm.
	8) 6th. Floor.	192.49sqm.	7.60 sqm.	21.87sqm.	5.60 sqm.	157.43 sqm.	184.91 sqm.
	9) 7th. Floor.	192.49sqm.	7.60 sqm.	21.87sqm.	5.60 sqm.	157.43 sqm.	184.91 sqm.
	10) 8th. Floor.	192.49sqm.	7.60 sqm.	21.87sqm.	5.60 sqm.	157.43 sqm.	184.91 sqm.
	11) 9th. Floor.	192.49sqm.	7.60 sqm.	21.87sqm.	5.60 sqm.	157.43 sqm.	184.91 sqm.
	12) 10th. Floor.	192.49sqm.	7.60 sqm.	21.87sqm.	5.60 sqm.	157.43 sqm.	184.91 sqm.
	13) 11th. Floor.	192.49sqm.	7.60 sqm.	21.87sqm.	5.60 sqm.	157.43 sqm.	184.91 sqm.
	14) 12th. Floor.	192.49sqm.	7.60 sqm.	21.87sqm.	5.60 sqm.	157.43 sqm.	184.91 sqm.
	TOTAL	2545.11sq.m	103.26 sqm.	284.75sqm.	72.80 sqm.	2084.60 sqm	2442.15 sqm
BLOCK-2	NO. Floors						
	2) Ground Floor.	121.84 sqm.	———	12.77 sqm.	3.00 sqm.	106.07 sqm.	121.84 sqm.
	3) 1st. Floor.	121.84 sqm.	3.98 sqm.	12.02 sqm.	3.00 sqm.	102.84 sqm.	117.86 sqm.
	4) 2nd. Floor.	121.84 sqm.	3.98 sqm.	12.02 sqm.	3.00 sqm.	102.84 sqm.	117.86 sqm.
	5) 3rd. Floor.	121.84 sqm.	3.98 sqm.	12.02 sqm.	3.00 sqm.	102.84 sqm.	117.86 sqm.
	6) 4th. Floor.	121.84 sqm.	3.98 sqm.	12.02 sqm.	3.00 sqm.	102.84 sqm.	117.86 sqm.
	TOTAL	609.20 sq.m	15.92sqm.	60.83sqm.	15.00 sqm.	517.44 sqm	593.28 sqm.

5. Parking Calculation

Total Flat Area = 1851.29 sqm. Total common Area = 476.54 sqm. Share = 1.29

Mkd.	Tenement Size in sqm.		Actual Tenement Area	No. of Tenement	Required carparking (100 to 200 = 1 no.)	Actual total Tenement Flat Area
BL-1	1st. to 12th	154.27	193.98	12	12	1851.29

Total Flat Area = 393.39 sqm. Total common Area = 125.38 sqm. Share = 1.32

bl-2	1st. to 4th	98.35	129.70	4	4	393.39
				16	16	

B) No. of Parking provided
Covered = 21nos + Open = 3 nos = 24 nos.
C) Permissible area of parking :
a) Ground floor = 21 X25 = 525 . SQ.M
D) Actual area of parking provided = 195.47 SQ.M
b) Ground floor = 195.47 SQ.M

FAR Calculation = ((2084.60+517.44) - 195.47) / 1223.076 = 1.97

				AREA FOR FEES
6.	Permissible FAR = 2.25			
7.	Proposed FAR = 1.97	BLOCK-1	BLOCK-2	TOTAL
8.	C.B Area	4.08 SQ.M X 12 = 48.96 SQ.M	3.69 SQ.M X 4 = 14.76 SQ.M	63.72 SQ.M
9.	Stair Cover Area	19.36 SQ.M +16.37 SQ.M = 35.73 SQ.M	16.58 SQ.M	52.31 SQ.M
10.	Lift Machine Room	20.90 SQ.M	17.11 SQ.M	38.01 SQ.M
11.	Roof Tank Area	13.20 SQ.M +8.11 SQ.M = 21.31 SQ.M	4.08 SQ.M	25.39 SQ.M
12.	Lift Machine Rm. Stair	3.60 SQ.M	3.60 SQ.M	7.20 SQ.M
13.	Roof Toilet Area	3.00 SQ.M	3.00 SQ.M	6.00 SQ.M
14.	Fire Refuga Platform area	16.67 SQ.M	———	16.67 SQ.M
15.	Parking area	120.97 SQ.M	74.50 SQ.M	195.47 SQ.M

SPECIAL NOTES :-
AVERAGE BACK SPACE AT BLOCK-1 = 8.80 M
AVERAGE BACK SPACE AT BLOCK-2 = 4.01 M

SCHEDULE OF DOORS

NO.	TYPE	SIZE	REMARKS	LINTEL HEIGHT
1)	D1	1000 X 2100		2100
2)	D2	900 X 2100		2100
3)	D3	750 X 2100		2100
4)	SD1	3600 X 2100		2100
5)	SD2	2100 X 2100		2100
6)	SD3	1500 X 2100		2100

SCHEDULE OF WINDOWS

NO.	TYPE	SIZE	SILL HEIGHT	LINTEL HEIGHT
1)	W1	1800 X 1200	300	2100
2)	W2	1500 X 1200	900	2100
3)	W3	1200 X 1200	900	2100
4)	W4	1000 X 1200	900	2100
5)	W5	1000 X 1000	1100	2100
6)	W6	600 X 1000	1100	2100
8)	W7	600 X 900	1200	2100

DECLARATION OF OWNER.
I DO HERE BY DECLARE WITH FULL RESPONSIBILITY THAT, I SHALL ENGAGE L.B.A & ESE 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.R & SEPTIC TANK TAKEN UNDER THE GUIDANCE OF LBS/EBE BEFORE STARTING OF BUILDING FOUNDATION.

SMITKRITI ENTERPRISES PVT. LTD
DIRECTOR
SMITKRITI ENTERPRISES PVT. LTD.
SIGNATURE OF OWNER

DECLARATION OF ARCHITECT.
CERTIFIED THAT THE PLAN ITSELF WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS DRAWN UP AS PER PROVISIONOF K.M.C. BUILDING RULES 2009, AS AMENDED FROM TIME TO TIME AND SITE CONDITION INCLUDING THE ABUTTING ROAD IS CONFORM WITH THE PLAN. IT IS A BUILDABLE SITE NOT 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 AND THERE IS A TENANT.

DEBATOSH SAHU
Architect • Urban Designer
M.ARCH. FIA. FIUDI. AIID.
Regn. No. CA/89/12368
DEBATOSH SAHU (CA/89/12368)
SIGNATURE OF ARCHITECT & SEAL

DECLARATION OF STRUCTURAL ENGINEER
THE STRUCTURAL DESIGN OF BOTH FOUNDATION AND SUPERSTRUCTURE OF THE BUILDING HAVE BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING THE SEISMIC LOAD AS PER N.B.C OF INDIA AND BASIS OF SOIL INVESTIGATION REPORT BY MR. S.K. BOSE (GEOTEST ENGINEERS) CERTIFY THAT IT IS SAFE AND STABLE IN ALL RESPECT.

KOUSHIK SENGUPTA
B.E. (CIVIL), M.E. (STRUCTURE)
E. S. E. - I / 76 (K.M.C.)
KOUSIK SENGUPTA ESE - I/76
SIGNATURE OF STRUCTURAL ENGINEER & SEAL

DR. SUJIT KUMAR BOSE
Ph.D., M.C.E. (Soil), B.C.E.(Hons.)
MIGS, MIRC
Empanneled Geotechnical Engineer (J) under KMC
Licence No: GT-12
S.K. BOSE
GTE - 1/12
NAME OF GEOTREAT ENGINEER

TITLE
GROUND FLOOR PLAN WITH SITE ,LOCATION PLAN, SITE PLAN,SEPTIC TANK & U.G.R & FIRE PUMP ROOM AT -2100 LVL.

PROJECT.
PROPOSED G+12 & G+4 STORIED RESIDENTIAL BUILDING AT 2B/1 DOVER ROAD ,P.S- BALLYGUNGE, KOLKATA -700019. SUPERSEDING PREVIOUS SANCTIONED PLAN VIDE B.P. NO. - 2013080096 DATED - 02.12.2013

WARD NO. - 069 BOROUGH NO. - VIII

ARCHITECT
ESPACE
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WEBSITE : www.espaceindia.com

JOB NO.	DESIGN BY	DEALT BY	DATE	DRG. NO.
	D.S	DIBYENDU	13/06/2017	ARCH. / KMC - A-01

N
SCALE -1:100