



DETAILS OF PLAN PROPOSAL :

A. ASSESSEE NO.	11-089-34-0044-2
2. DETAILS OF REG. DEED	
3. DETAILS OF REG. P.O.A. BY 20.263 TO 268-1376-2000.A.R.CAL	
4.a) LAND AREA (AS PER ULCR)	1688.00 SQ.M.
i) GIFTED TO K.M.C. AREA FOR PASSAGE	4.63 SQ.M.
ii) CORNER PLAYED AREA	2.88 SQ.M.
iii) (a) AREA GIFTED TO K.M.C. FOR ROAD WIDENING	118.88 SQ.M.
(b) AREA GIFTED TO K.M.C. FOR ROAD WIDENING	1.64 SQ.M.
iv) NET LAND AREA	1561.99 SQ.M.
(b) NO. OF STOREY	(G-II) & (G-XII)
5. NO. OF TENAMENT	25 NOS.
6. SIZE OF TENAMENT	(100 SQ.M. - 200 SQ.M.) - 23 NOS. (75 SQ.M. - 100 SQ.M.) - 01 NOS. (50 SQ.M. - 75 SQ.M.) - 01 NOS.
B.	
1. GROUND COVERAGE (26.23%)	409.72 SQ.M.
2. TOTAL COVERED AREA	4417.70 SQ.M.
3. SERVICE AREA IN GROUND	102.23 SQ.M.
4. CAR PARKING AREA (IN GR. FL.)	214.85 SQ.M.
5. NO. OF CAR PARKING - REQUIRED	25 NOS.
6. NO. OF CAR PARKING - PROVIDED	25 NOS.
7. NO. OF CAR PARKING - REQUIRED	13 NOS.
GROUND COVERED	12 NOS.
GROUND OPEN	12 NOS.
(INCLUDING 3 MECHANICAL CAR PARK)	

AREA STATEMENT :

1. LAND AREA (AS PER ULCR)	1688.00 SQ.M.
i) GIFTED TO K.M.C. AREA FOR PASSAGE	4.63 SQ.M.
ii) CORNER PLAYED AREA	2.88 SQ.M.
iii) (a) AREA GIFTED TO K.M.C. FOR ROAD WIDENING	118.88 SQ.M.
(b) AREA GIFTED TO K.M.C. FOR ROAD WIDENING	1.64 SQ.M.
iv) NET LAND AREA	1561.99 SQ.M.
2. F.A.R. PERMISSIBLE	2.25
3. PERMISSIBLE GROUND COVERAGE (50.00%)	781.00 SQ.M.
4. PROPOSED GROUND COVERAGE (26.23%)	409.72 SQ.M.
5. PERMISSIBLE BUILT-UP AREA (EXCL. EXEMPTED AREAS GIVEN BELOW)	3796.00 SQ.M.
6. PROPOSED TOTAL BUILT-UP AREA	4417.70 SQ.M.
(INCL. EXEMPTED AREAS GIVEN BELOW)	
7. PROPOSED AREAS:	
BLOCK-1	
GROUND FLOOR	64.42 SQ.M.
FIRST FLOOR	83.88 SQ.M.
SECOND FLOOR	66.57 SQ.M.
TOTAL	234.87 SQ.M.
BLOCK-2	
FIRE PUMP ROOM	56.96 SQ.M.
GROUND FLOOR	317.88 SQ.M.
FIRST FLOOR	301.88 SQ.M.
2ND TO 12TH FLOOR (EXCEPT 3RD, 8TH & 9TH FL.) (318.86 SQ.M.)	2850.88 SQ.M.
3RD FLOOR	318.96 SQ.M.
8TH FLOOR	318.88 SQ.M.
NINTH FLOOR	301.88 SQ.M.
TOTAL	4182.88 SQ.M.
TOTAL AREA OF BL-1&BL-2	4417.70 SQ.M.

8. CAR PARKING AREA	214.85 SQ.M.
9. TOTAL AREA EXEMPTED FOR F.A.R. CALCULATION (a + b)	406.52 SQ.M.
a) STAIR WAYS AREA (33.39 + (17.69 + (23.12X12))) SQ.M.	328.52 SQ.M.
b) LIFT LOBBY @ 6 SQ.M. IN 13 FLS.	78.00 SQ.M.
10. AREA OF GATE GOOMTY	5.00 SQ.M.
11. W.C. AREA IN ROOF	2.97 SQ.M.
12. PROPOSED TOTAL BUILT-UP AREA (EXCL. EXEMPTED AREAS BUT INCLUDING CAR PARKING AREA)	4011.18 SQ.M.
13. F.A.R. PROPOSED	4011.18 / 2.25 = 1782.75
	1688.00 / 2.25 = 750.22

NOTE: ALL EXTERNAL WALLS ARE 250THK. & INTERNAL WALLS ARE 125 THK. UNLESS OTHERWISE MENTIONED

Siddha Real Estate Development Pvt Ltd
 Shivbhakti Complex Private Limited
 Shivbhakti Housing Pvt Ltd
 Shivbhakti Heights Pvt Ltd
 Shivbhakti Enclave Pvt Ltd
 Shivbhakti Nirman Pvt Ltd
 Shivbhakti Indiracon Pvt Ltd
 Shivbhakti Projects Pvt Ltd
 Rosette Builders Pvt Ltd
 Rosette Properties Pvt Ltd
 Rosette Developers Pvt Ltd
 Rosette Complex Pvt Ltd
 Rosette Housing Pvt Ltd
 Rosette Heights Pvt Ltd
 Rosette Enclave Pvt Ltd
 Shivbhakti Real Estate Pvt Ltd
 P. Anand
 Authorized Signatory

SIGNATURE OF OWNER: _____
 CERTIFICATE OF STRUCTURAL ENGINEER:
 THIS IS TO CERTIFY THAT THE STRUCTURAL DESIGN AND DRAWINGS OF BOTH FOUNDATION AND SUPER STRUCTURE OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING THE SEISMIC LOAD AS PER THE NATIONAL BUILDING CODE OF INDIA AND CERTIFIED THAT IT IS SAFE AND STABLE IN ALL RESPECTS.

SANJIV J. PAREKH
 M.E (STRUCT), B.C.E., PCCOM.
 C (ENGR-1), REGD. ASST. FIE (F-81202-4)
 E.S.E. No. 104 (I) K.M.C.
 SANJIB GUHA
 BSC, BCE, FIE (F-15584-5)
 CHARTERED ENGINEERS
 K.M.C. E.S.C. No. 108

 Authorized Signatory

SIGNATURE OF STRUCTURAL ENGINEER: _____
 SIGNATURE OF STRUCTURAL REVIEWER: _____

CERTIFICATE OF ARCHITECT
 I DO HEREBY CERTIFY WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS BEEN DRAWN UP AS PER K.M.C. BUILDING RULE-2009 AS AMENDED FROM TIME TO TIME. THAT THE WIDTH OF THE ABUTTING ROAD CONFORMS WITH THE PLAN AND IT IS A BUILDABLE SITE NOT A TANK OR A FILLED UP TANK. THE SITE PLAN KEY PLAN AGREES WITH THE SITE. THE PLOT IS DEMARCATED BY BOUNDARY WALLS & MEASUREMENTS TALLY WITH THE REGD. DEED PLAN.

JAY PRAKASH BHARAT KUMAR AGRAWAL
 B. Arch., A.I.I.T.
 Reg. No. 484/2009
 ARCHITECT SL. NO. 32(A)

 SIGNATURE OF ARCHITECT

TITLE:
 OVERALL GROUND FLOOR PLAN, SITE PLAN, LOCATION PLAN, DETAIL OF UNDER GROUND WATER RESERVOIR & FIRE PUMP RM. BLOCK-1&2
 PROJECT:
 PLAN SHOWING CHANGES U/R 26 2(a) & 2(b) OF K.M.C. BUILDING RULE 2009 FROM SANCTION PLAN VIDE B.P. NO. 2013080072 DATED 03.10.13 FOR G-XII STORED RESIDENTIAL BUILDING AT PREMISES NO. 39, PADDAPUKUR ROAD, KOLKATA WARD NO. - 068, BOROUGH - VIII
 ARCHITECTS:
AGRAWAL & AGRAWAL
 BARODA KOLKATA

SCALE	DATE	DEALT	CHECKED
1 : 100	16.01.2017	SHRAMANA SUPRIYA	

SCHEDULE OF DOORS & WINDOWS

MKG	SILL	LINTEL	SIZE
D	2400	1800X2400	
D1	2250	1200X2250	
D1A	2150	1000X2150	
D1B	2250	1050X2250	
F.C.D.	2250	1000X2250	
D2	2250	900X2250	
D2A	250	2275	900X2025
D3	2250	750X2250	
D3A	250	1950	750X1700
D4	2150	900X2150	
SD1	2450	2800X2450	
SD1A	250	2250	2800X2000
W	350	2400	3400X2050
W1	350	2250	2400X1900
W1A	950	2400	2400X2050
W2	350	2250	2100X1900
W2A	350	2400	2100X2050
W3	350	2250	850X1900
W3A	350	2400	850X2050
W4	950	2250	1200X1300
W5	1050	2250	1200X1200
W5A	350	2250	1200X1900
W6	1050	2400	1200X1350
W6C	1050	2250	850X1200
W6	1250	2250	600X1000
W6	1250	1950	600X700
W6A	350	2250	600X1900
W6B	950	2250	600X1300
W6C	1250	2400	600X1150
W6D	350	2400	600X2050
W7	950	2250	1000X1300
W8	1250	2150	600X900
V	2400	3125	600X725

*U/R-26 (2a) of K.M.C Building rules 2009
approved by D.G (B) dt. 04/09/2017*

KOLKATA MUNICIPAL CORPORATION
BUILDING DEPTT.
PLANS APPROVED U/R 26(2a) & (2b) of
K.M.C. BUILDING RULES 2009
B.P. No. *8113/300/2017*
BR. No. *117*
Assistant Engineer (B) *[Signature]*
Br. No. VIII

[Signature]
TECHNICAL ADVISOR
BUILDING (BR-VIII)
K.M.C.

This Plan is To Be Treated As Part
And Parcel And Conforms To
B. S. Plan No. *8113/300/2017*
Dated *04/09/2017*
En. Engineer (B) *[Signature]*
Br. No. :- VIII

