

STATEMENT OF THE PLAN PROPOSAL

- ASSESS NO: 31100812400
- DETAIL OF REGISTERED DEED(1)
- PLACE NO: 1597 TO 1528
- VOL. NO: 32
- BEING NO: 07183
- YEAR: 2012
- DATE: 08.09.12
- LAND AREA: 819.245 SQ.M
- NO OF STOREY: G+5
- NO OF TENANTS: 20 NOS
- SIZE OF TENANTS: A) 75-100 Sqm. 10 NOS
B) ABOVE 100 Sqm. 10 NOS
- PROPOSED GROUND COVERAGE: 381.428 sqm (46.53%)
- PROPOSED F.A.R: 2.215
- PROPOSED TOTAL COVERED AREA: 2105.358 Sq.m
- PROPOSED TOTAL SERVICE AREA: 78.778 Sq.m
- PROPOSED TOTAL CARPARKING AREA: 269.374 SQ.M (ACTUAL AREA PROVIDED)
- NO OF REQUIRED CAR PARKING SPACE: 19 NOS
- NO OF PROVIDED CAR PARKING SPACE: 19 NOS

ALL DIMENSIONS IN THIS DRAWING ARE STRUCTURAL DIMENSIONS AND DOES NOT INCLUDE PLASTERING OR ANY OTHER FINISHING

STATEMENT OF AREA

LAND AREA (AS PER U.L.C)	819.245 SQ.M	
ENVIRONMENTAL CLEARANCE	17.895 SQ.M	
NET LAND AREA (819.245-17.895)	801.349 SQ.M	
PERMISSIBLE F.A.R	2.25	
PERMISSIBLE GROUND COVERAGE	409.878 sqm (51.15%)	
PROPOSED GROUND COVERAGE	381.428 sqm (46.53%)	
BUILT - UP	NET	
PROPOSED GROUND FLOOR AREA	381.428 sqm	381.428 sqm
PROPOSED FIRST FLOOR AREA	381.428 sqm	350.353 sqm
PROPOSED SECOND FLOOR AREA	381.428 sqm	350.353 sqm
PROPOSED THIRD FLOOR AREA	381.428 sqm	350.353 sqm
PROPOSED FOURTH FLOOR AREA	381.428 sqm	350.353 sqm
PROPOSED FIFTH FLOOR AREA	381.428 sqm	350.353 sqm
TOTAL BUILT - UP AREA	2288.568 sqm	193.21 sqm
BONUS FOR CAR PARKING	269.374 SQ.M (ACTUAL CAR PARKING AREA)	2105.358 sqm
PROPOSED F.A.R	2.215	47.313 SQ.M
CUP-BORD AREA	47.313 SQ.M	102.937 SQ.M
LOFT AREA	102.937 SQ.M	13.585 SQ.M
LIFT MACHINE ROOM AREA	13.585 SQ.M	33.675 SQ.M
STAIR HEAD ROOM AREA	33.675 SQ.M	13.95 SQ.M
OVER HEAD TANK AREA	13.95 SQ.M	

CERTIFICATE 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 B.C. OF INDIA AND CERTIFY THAT IT IS SAFE AND STABLE IN ALL RESPECT. SOIL TESTING REPORT HAS BEEN DONE BY DR. S.K. BOSE OF M/S BOSE ENGINEERS OF 74/1, SULTAN ALAM ROAD KOLKATA-700033. THE RECOMMENDATION OF SOIL REPORT HAS BEEN CONSIDERED DURING STRUCTURAL CALCULATION.

SIG OF STRUCTURAL ENGINEER

K. Sengupta
KOUSHIK SENGUPTA
B.E. (CIVIL), M.E. (STRUCTURE)
E.S.E.-1/79 (R.N.C.)

SIG OF OWNER

South Kolkata Hitec Pvt. Ltd.
Charan - Sir
Director / Authorized Signatory

SIG OF ARCHITECT

ANJAN UKIL
Architect
COA. Regn. No. CH/94/18/21
LBSA-R271

FILE

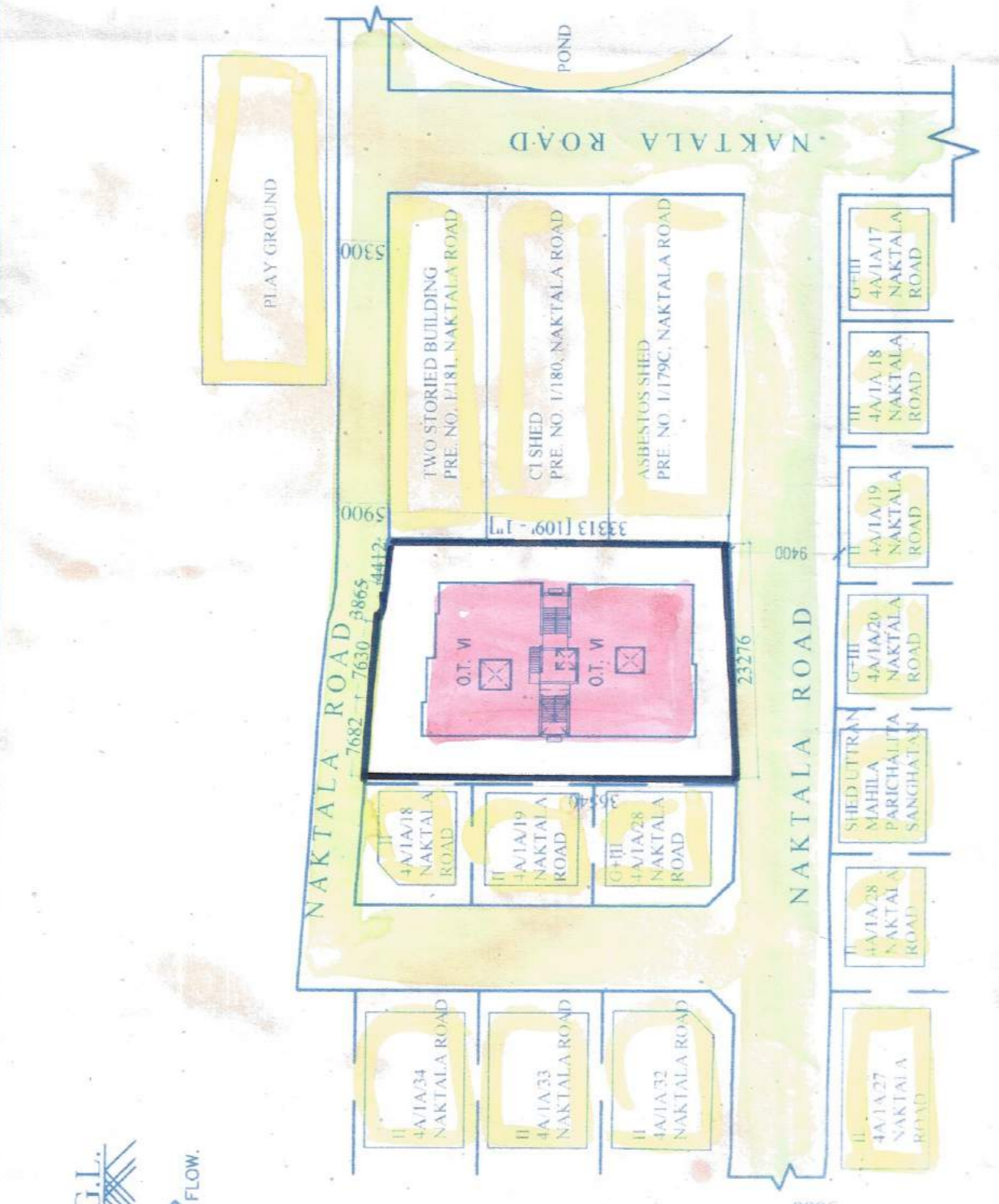
GROUND FLOOR PLAN, TYPICAL (1ST-5TH) FLOOR PLAN, EXISTING STRUCTURE PLAN & U.G.W.R DETAIL, SITE PLAN & LOCATION PLAN

PROJECT

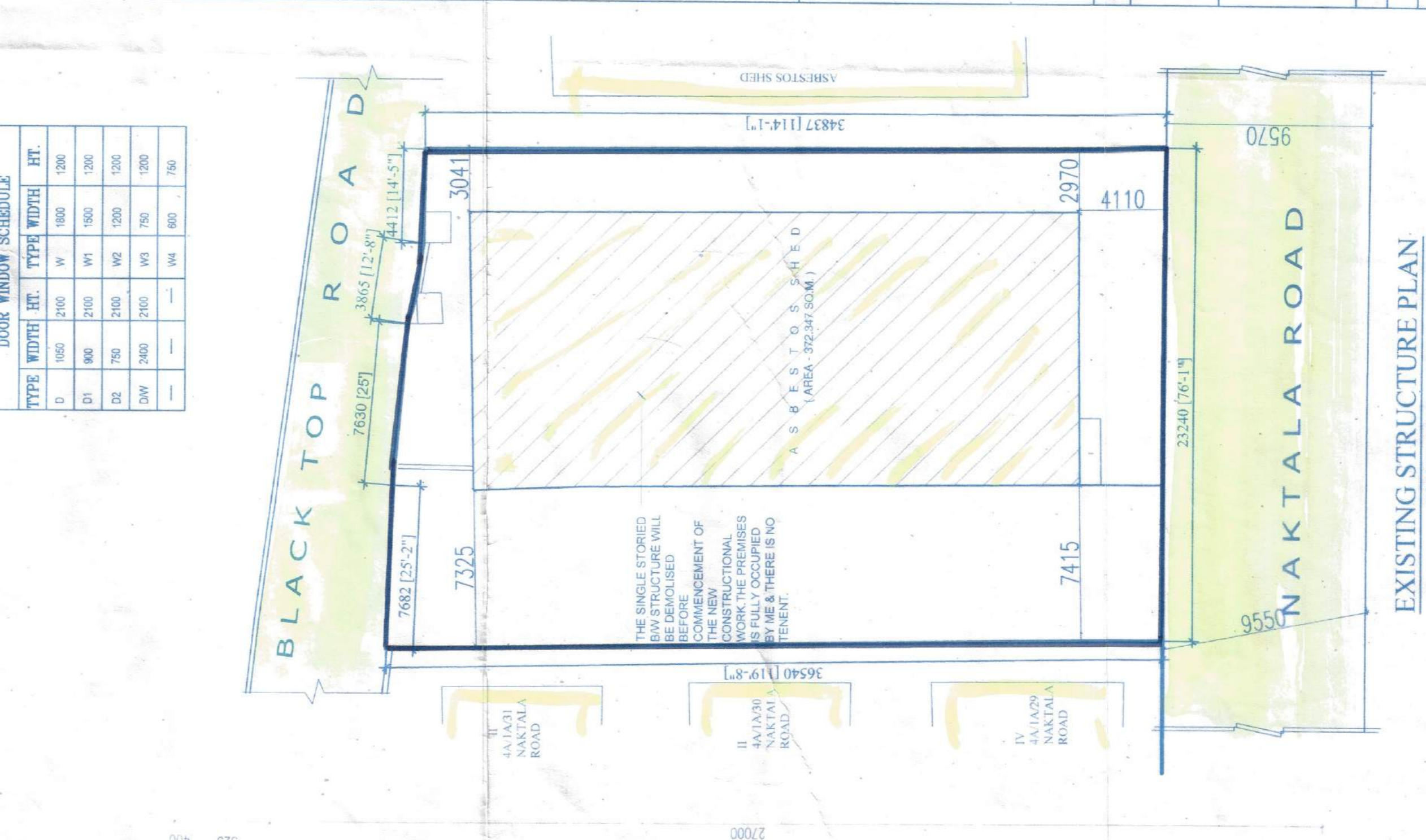
PROPOSED G+5 STORED (19.800 M. HT.) RESIDENTIAL BUILDING AT PFE NO. 47/A NAKTALA ROAD - WARD NO.- 100, BR. NO.- X, P.S.- PATULLI, KOLKATA - 47.

JOB NO.	DRG. NO.	DATE	DEALT
710	ARCHCOMP-01	14.10.2015	AVIK

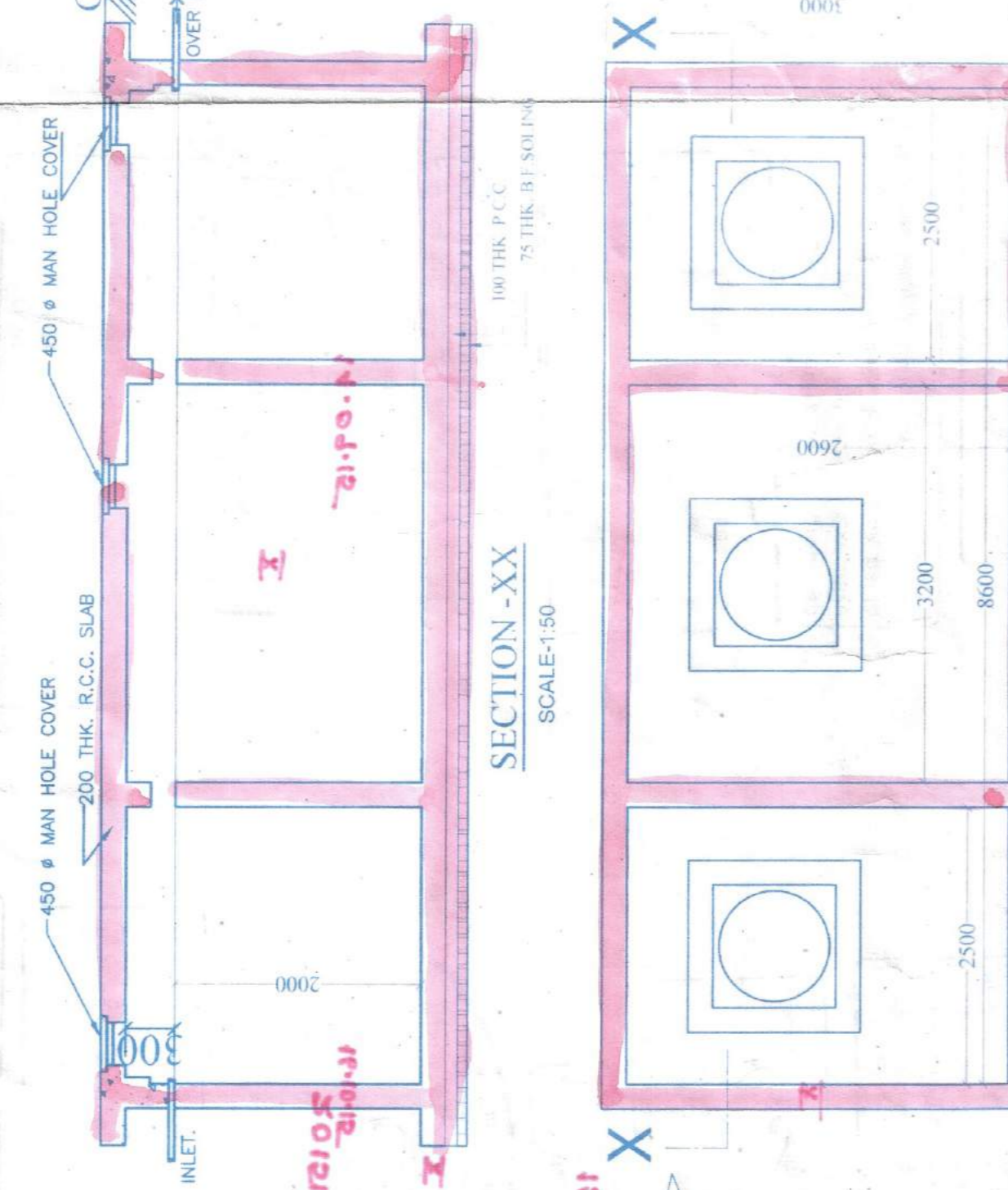
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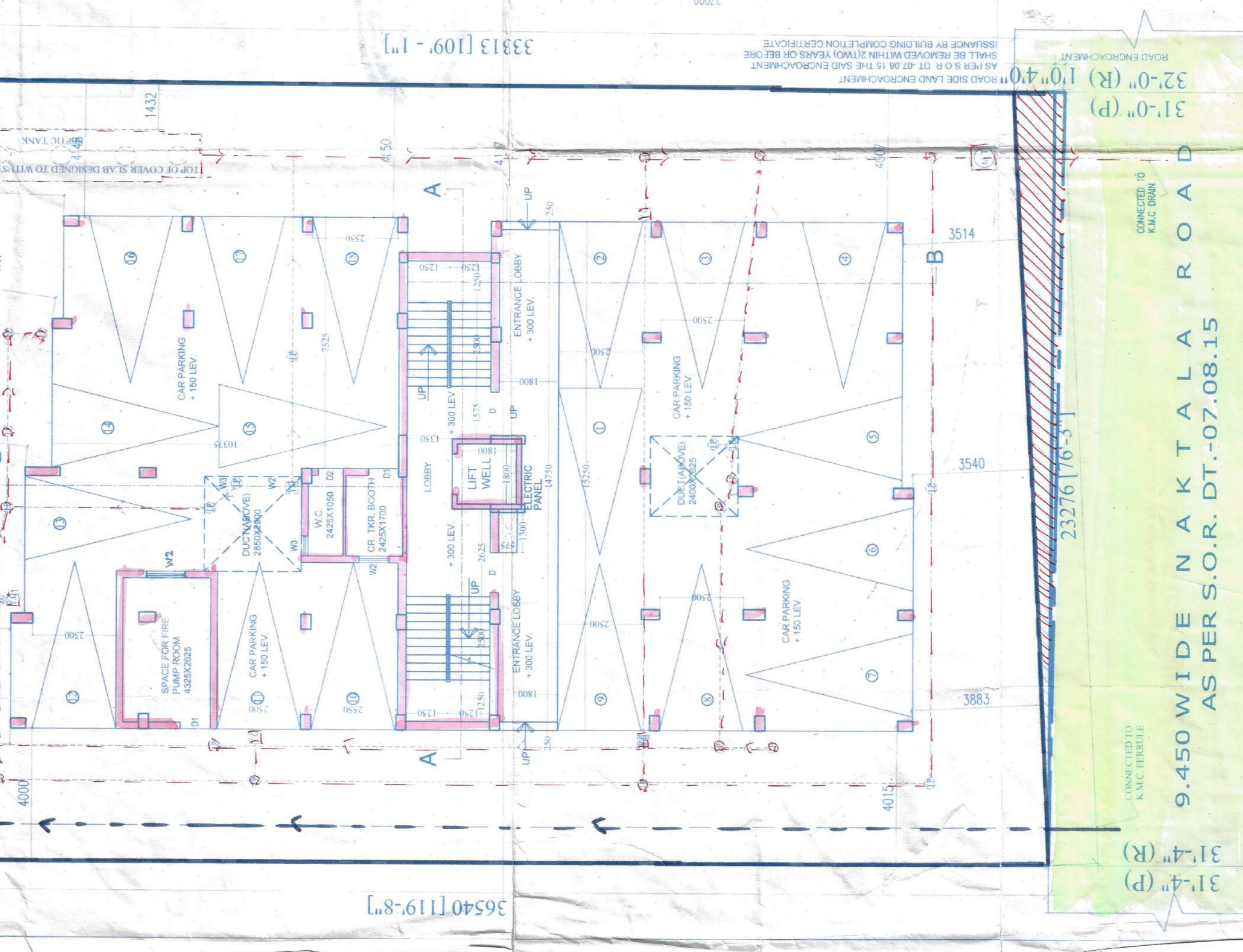
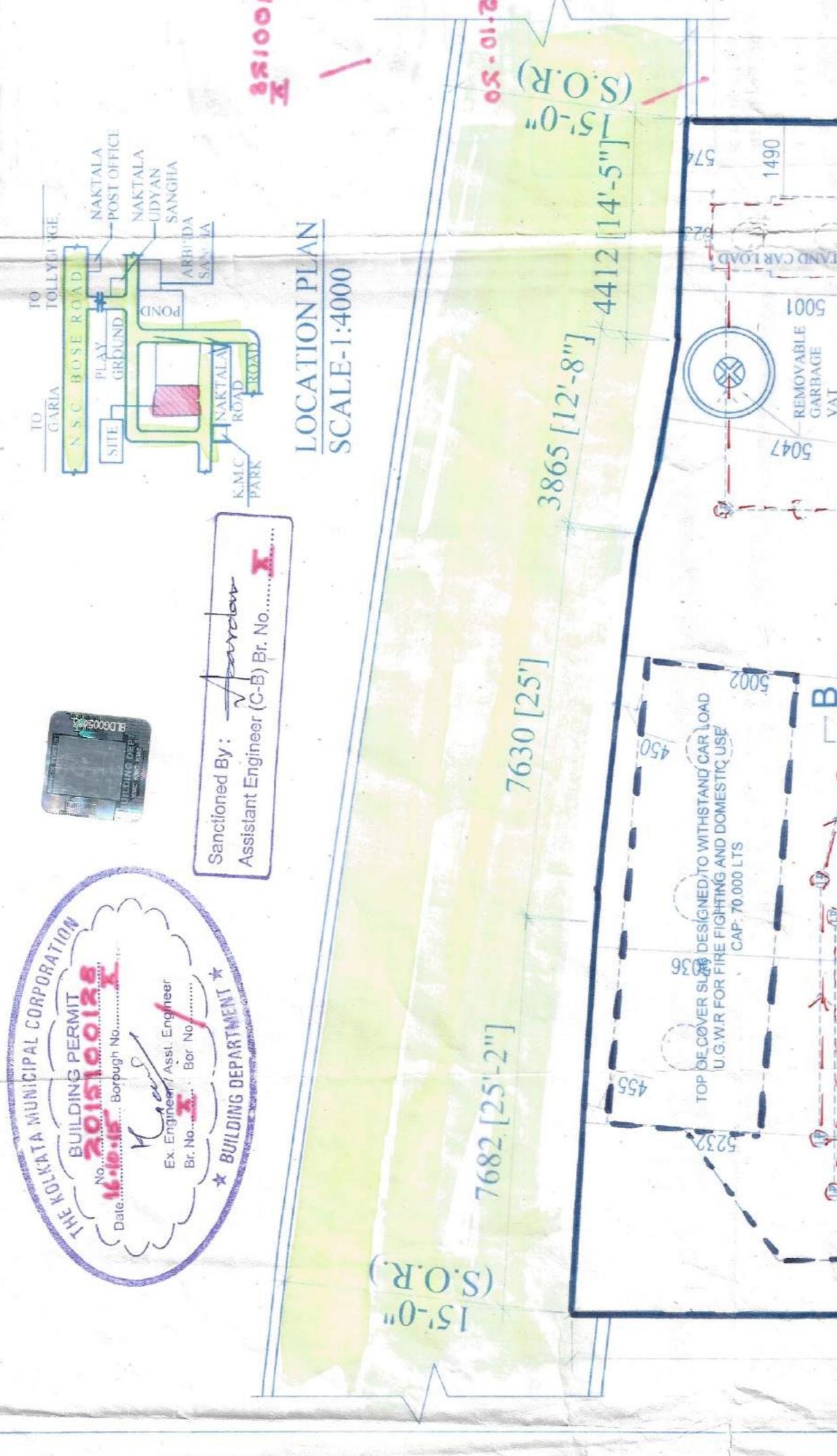
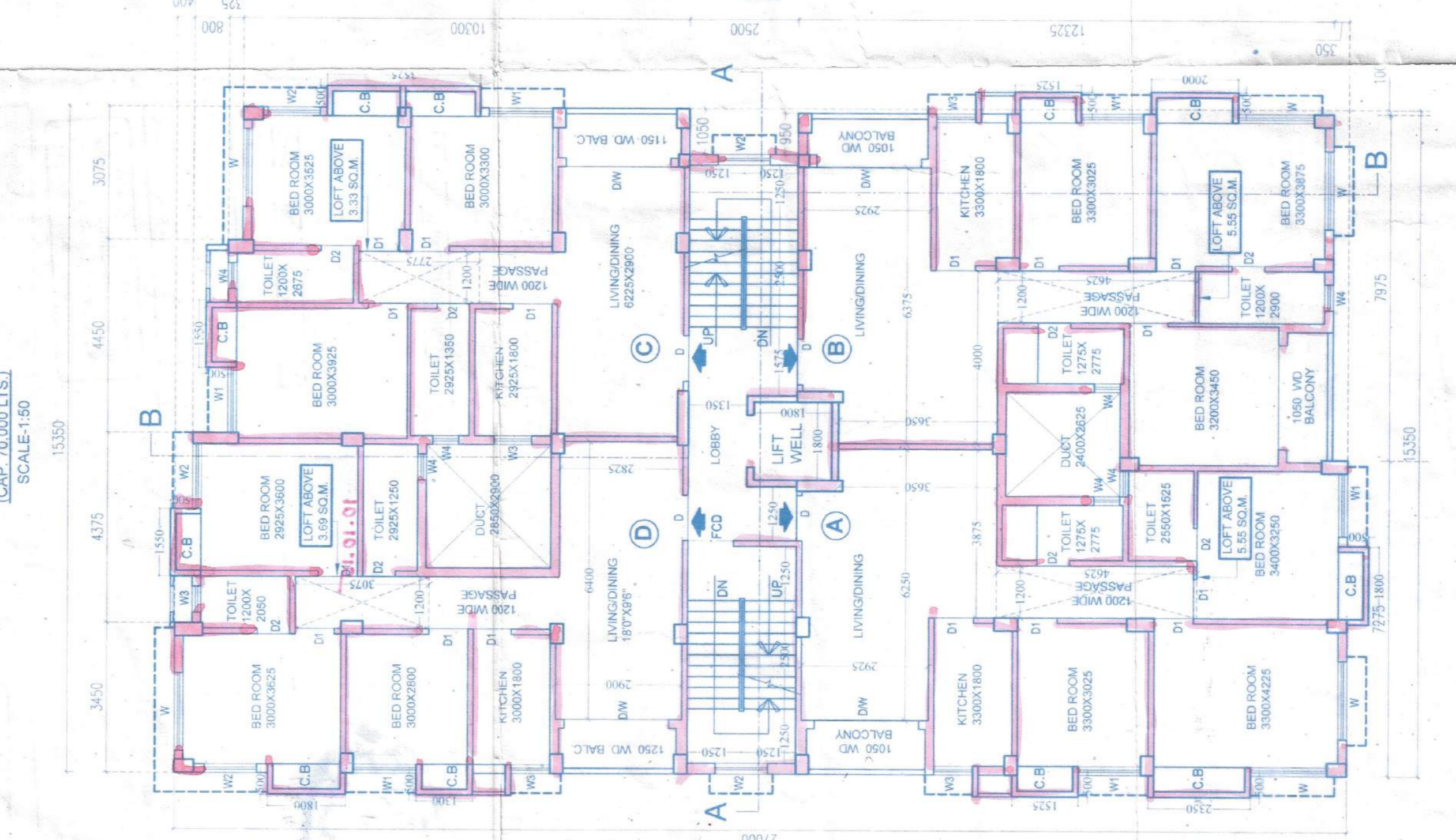
SITE PLAN
SCALE-1:600



TYPICAL FLOOR PLAN (1ST-5TH FLOOR)



PLAN
DETAIL OF UNDER GROUND WATER RESERVOIR FOR FIRE FIGHTING AND DOMESTIC USE.
SCALE-1:50



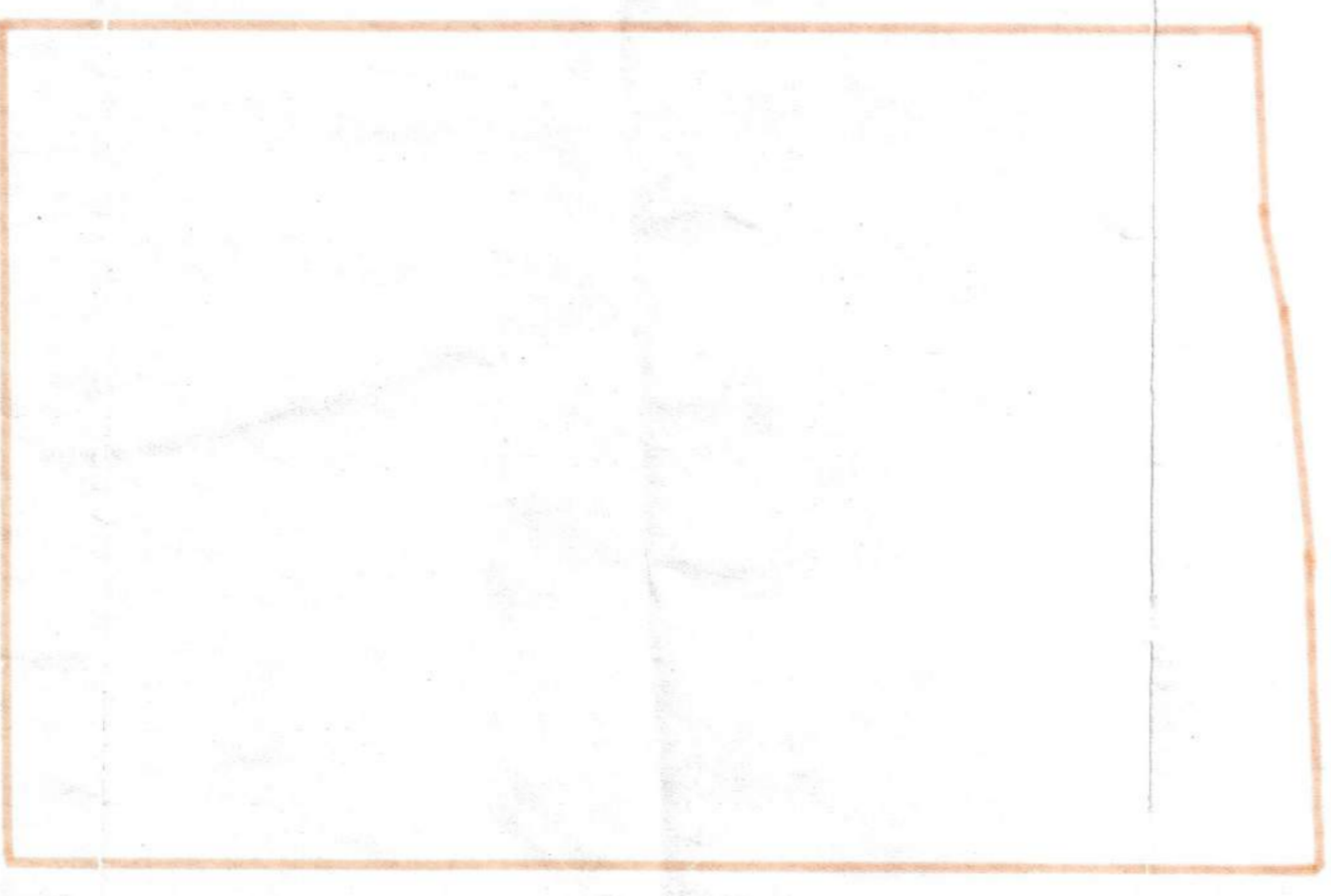
GROUND FLOOR PLAN
SCALE-1:100



1. The plan and specifications of the proposed building shall be in accordance with the provisions of the Building Regulation, 1956 and the Building Bye-laws, 1956.
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Office of the
Chief Engineer,
Building Department, B-2-X
Date: 14/06/15



PARTY'S COPY

Plan for Water Supply arrangement, including ESI, C & H, reservoirs should be submitted to the Office of the Chief Engineer, Water Supply and the sanction obtained before proceeding with the work of Water Supply, any deviation may lead to disconnection of supply.

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

CONSTRUCTION SITE SHALL BE MAINTAINED TO PREVENT MOSQUITO BREEDING AS REQUIRED UNDER SECTION 137 OF THE PUBLIC HEALTH ACT, 1937. SO THAT ALL WATER COLLECTION RECEIPTERS, OPEN RECEIPTERS, WATS, BASEMENT CORNER, OPEN RECEIPTERS ETC. MUST BE EXCLUDED COMPLETELY FROM THE SITE.

The building materials that will be stacked on Road/Passage or Foot-path beyond 3-meters or after construction selfed forthwith by the K.M.C. at the cost and risk of the owner.

Sanctioned By: *[Signature]*
Assistant Engineer (C-3) Bt. No. 14/06/15

Sanctioned subject to demolition of existing structure to provide open space as per plan before construction is started.
Engineer (C-3) Bt. No. 14/06/15
Asst. Engineer (C) Bt. No. 14/06/15

Approved By: *[Signature]*
14.06.15

THE SANCTION IS VALID UP TO 15.10.20

Approved subject to Compliance of all the conditions as proposed in the plan.

No rain water pipe should be fixed or discharged on Road/Passage or Foot-path. Drainage plan should be submitted to the Borough Executive Engineer's Office and the sanction obtained before proceeding with the drainage work.

Before starting any construction the site must conform with the plans sanctioned and all the conditions as proposed in the plan. The validity of the written permission to execute the work is subject to the above conditions.

Any unauthorized construction done in the sanctioned area without the sanctioning authority's permission and after issuance of this Completion Plans may cause revocation of the Occupancy Certificate.

The sanction refers to the proposed portion shown in red and the Executive Engineer makes no admission as to the correctness of the plan.

Sanctioned conditionally on an existing duly registered from the owner to the effect that they will not encroach the portion & will identify the area in and around the premises by mutual arrangements.

All Building Materials to necessary & construction should conform to the standards 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.

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Non Commencement of Execution will Result in Fresh Application for Sanction.

DERIVATION WOULD MEAN DEMOLITION

RESIDENTIAL BUILDING

APPROVED ON 14.06.15

10/01/2015 14 06 2015

BRIGADIER'S
Signature