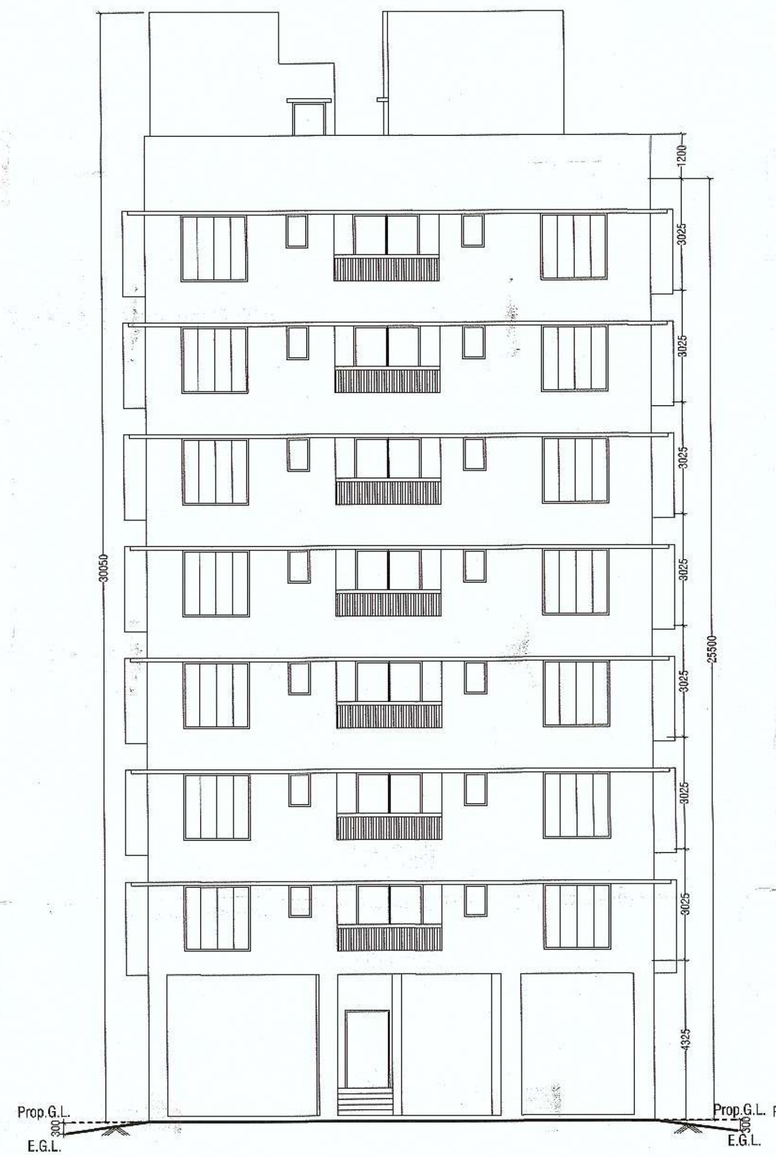
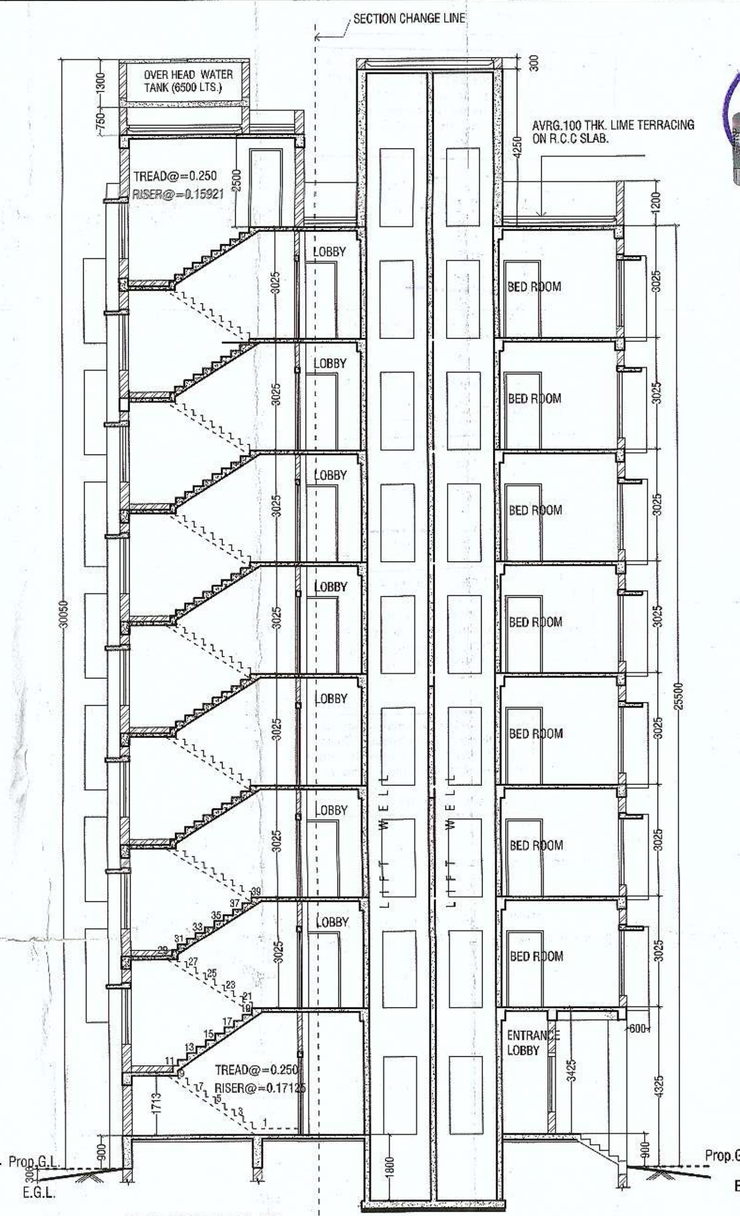
THE KOLKATA MUNICIPAL CORPORATION
BUILDING PERMIT
2315100000
Date: 03/02/18 Borough No. 8
Ex. Engineer / Asstt-Engineer
Dr. No. Dtd. No.
BUILDING DEPARTMENT

Sanctioned By :
Assistant Engineer (C-B) Dr. No.



FRONT SIDE ELEVATION



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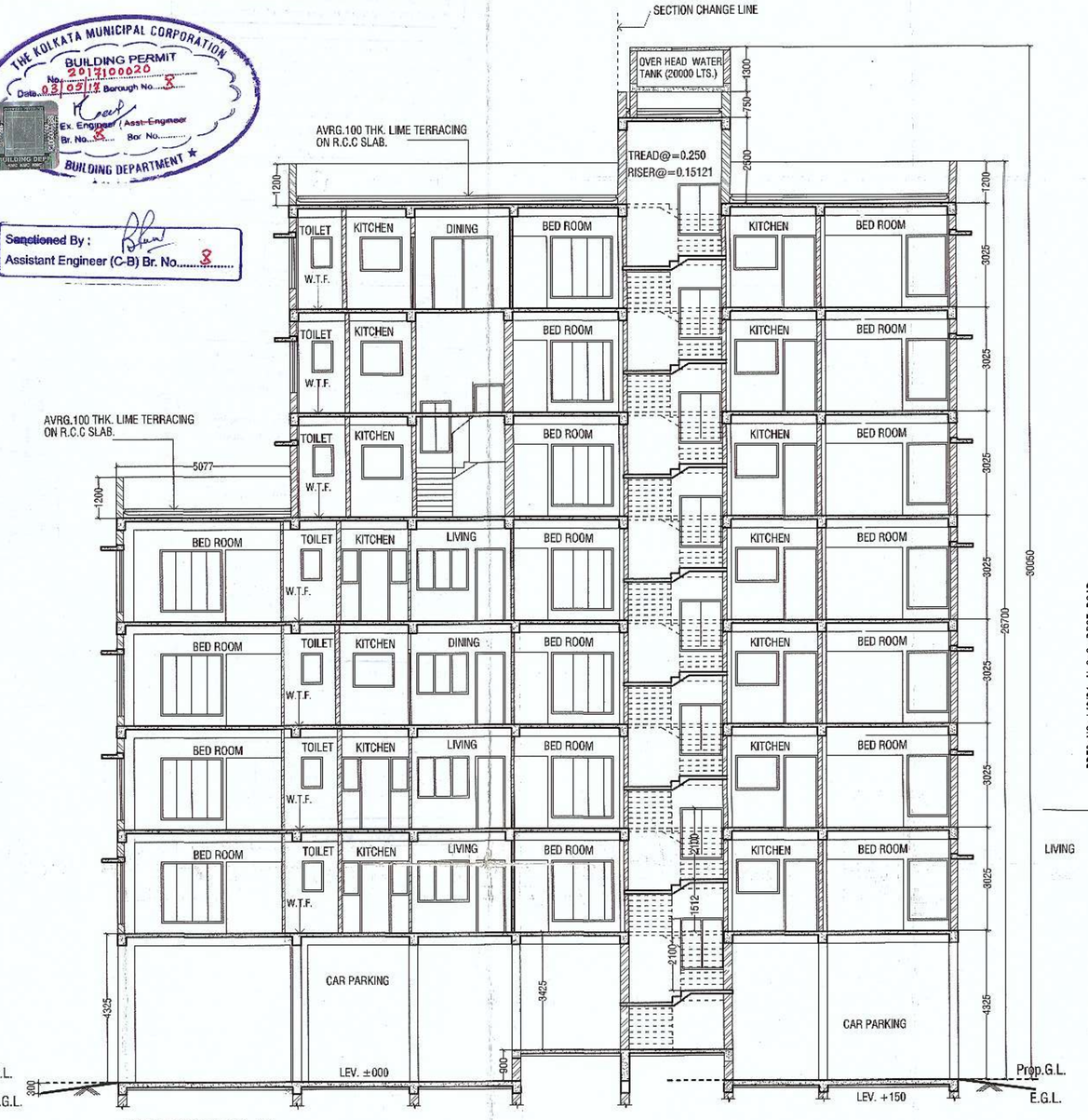

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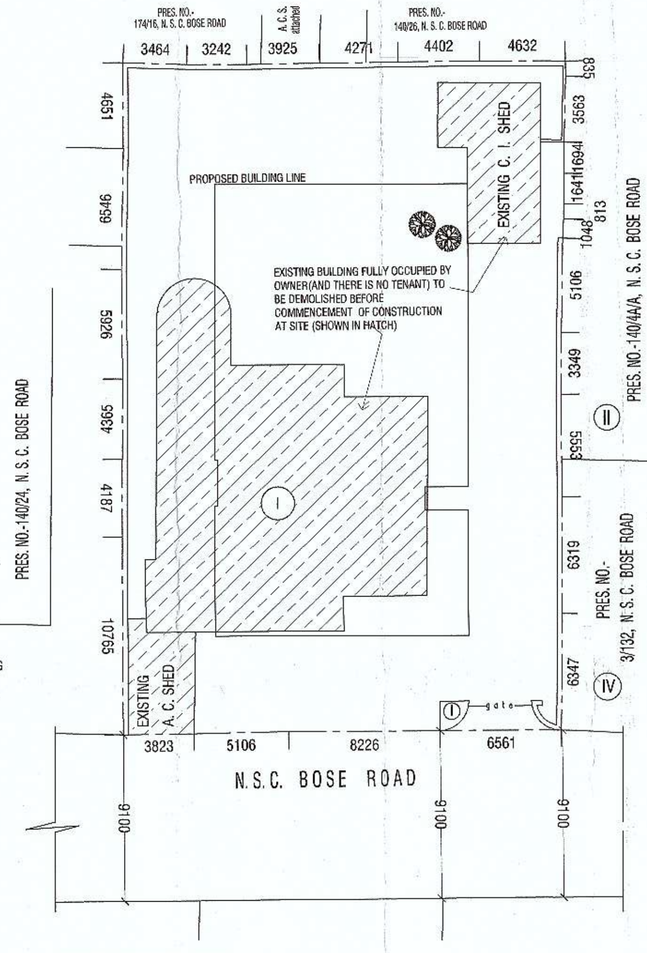


EXISTING BUILDING PLAN

SCALE :- 1 : 200

STATEMENT OF THE PLAN PROPOSAL

PART-A:

1. ASSESSE NO: 210950600287

2. a) DETAIL OF REGISTERED DEED :
BOOK NO. : I , VOL. NO. : 22, PAGE NO. : 37 TO 44
BEING NO. : 638, YEAR - 1970, PLACE :Jt. Sub. Reg. DATE : 07-02-1970

3. DETAIL OF POWER OF ATTORNEY :
BOOK NO. : I , VOL. NO. : 1905-2016, PAGE NO. : 102935 - 102949
BEING NO. : 160503763, YEAR - 2016, PLACE : A.R.A. II KOLKATA
DATE : 03.06.2016

4. DETAIL OF BOUNDARY DECLARATION :
BOOK NO. : I , VOL. NO. : 1605-2016 , PAGE NO. : 208035 - 208044
BEING NO. : 160507694 YEAR - 2016 , PLACE : A.D.S.R. ALIPORE
DATE : 01-12-2016

5. a) AREA OF LAND [AS PER DEED] : 13K- 00 CH - 19 SQ.FT. = 871.330 SQ.M.
b) AREA OF LAND [AS PER BOUNDARY] : 12K - 14 CH. - 25 SQ.FT. = 863.531 SQ.M.
c) NO OF STOREY : EIGHT (G+VII)

6. a) NO. OF TENEMENTS : 17 NOS.
b) SIZE OF TENEMENTS : 75 TO 100 SQ.M..... 0 NOS.
C) SIZE OF TENEMENTS : 100 TO 200 SQ.M..... 15 NOS.
d) SIZE OF TENEMENTS : 200 TO 300 SQ.M..... 2 NOS.

PART-B:

1. AREA OF LAND (AS PER TITLE DEED) : 13K- 0 CH - 19 SQ.FT. = 871.330 SQ.M.
2. AREA OF LAND [AS PER BOUNDARY) : 12K- 14 CH - 25 SQ.FT. = 863.531 SQ.M.
4. NET LAND AREA : 12K- 14 CH - 25 SQ.FT. = 863.531 SQ.M.
3. ROAD WIDTH..... = 9.100
4. (i) PERMISSIBLE GROUND COVERAGE (60.00%) = 431.765 SQ.M.
(ii) PROPOSED GROUND COVERAGE (38.40%) = 331.615 SQ.M.
7. PROPOSED HEIGHT= 25.500 SQ.M.

8. PROPOSED AREA :-

FLOOR	COVERED AREA	CUT OUT			FL. AREA	EXEMPTED GROSS AREA			NET FLOOR AREA
		LIFT WELL	ELEC. DUCT	STAIR WELL		STAIR - 1 & 2	LIFT LOBBY		
GROUND FL.	331.615 SQ.M.				331.615	22.500 SQ.M.	5.774 SQ.M.		303.341 SQ.M.
1ST. FLOOR	331.615 SQ.M.	4.785 SQ.M.	.594 SQ.M.	.438 SQ.M.	325.798	22.500 SQ.M.	5.40 SQ.M.		297.899 SQ.M.
2ND. FLOOR	331.615 SQ.M.	4.785 SQ.M.	.594 SQ.M.	.438 SQ.M.	325.798	22.500 SQ.M.	5.40 SQ.M.		297.899 SQ.M.
3RD. FLOOR	331.615 SQ.M.	4.785 SQ.M.	.594 SQ.M.	.438 SQ.M.	325.798	22.500 SQ.M.	5.40 SQ.M.		297.899 SQ.M.
4TH. FLOOR	331.615 SQ.M.	4.785 SQ.M.	.594 SQ.M.	.438 SQ.M.	325.798	22.500 SQ.M.	5.40 SQ.M.		297.899 SQ.M.
5TH. FLOOR	296.878 SQ.M.	4.785 SQ.M.	.594 SQ.M.	.438 SQ.M.	291.059	22.500 SQ.M.	5.40 SQ.M.		263.160 SQ.M.
6TH. FLOOR	264.169 SQ.M.	4.785 SQ.M.	.594 SQ.M.	.438 SQ.M.	1.085 SQ.M.	257.725	22.500 SQ.M.	5.40 SQ.M.	229.826 SQ.M.
7TH. FLOOR	239.660 SQ.M.	4.785 SQ.M.	.594 SQ.M.	.438 SQ.M.	233.843	22.500 SQ.M.	5.40 SQ.M.		205.944 SQ.M.
TOTAL	2458.780 SQ.M.	33.495 SQ.M.	4.158 SQ.M.	3.693 SQ.M.	2417.434	180.000 SQ.M.	43.574 SQ.M.		2193.867 SQ.M.

8B. TENEMENTS & CAR PARKING CALCULATION (RESIDENTIAL) :-

MARKED	TENEMENT SIZE	PROPORTIONAL AREA TO BE ADDED	ACTUAL EACH TENEMENT AREA	NO. OF TENEMENT	REQUIRED NO OF CAR PARKING
1A,3A,4A,5A, 6A,7A	94.872	20.653	115.525	6	6
1B,2B,4B,	95.577	20.806	116.383	3	3
2A	82.393	17.936	100.329	1	1
3B	177.007	38.533	215.540	1	2
1C,2C,4C	94.923	20.664	115.587	3	3
5C	95.240	20.733	115.973	1	1
6B	182.947	39.826	222.773	1	2
7B	98.544	21.452	119.996	1	1
			TOTAL REQ. CAR PARKING		19

SPECIFICATIONS

R.C.C. FRAME STRUCTURE WITH CONC. GRADE 1:1.5:3.
200 M.M. THK. EXTERNAL 125 & 75 M.M. THK. INTERNAL WALLS WITH 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.

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 N.B.C OF INDIA AND BASIS OF SOIL INVESTIGATION REPORT BY BOSE ENGINEERS (DR. S.K. BOSE), 74/J/1, SULTAN ALAM ROAD KOLKATA-700033, CERTIFY THAT IT IS SAFE AND STABLE IN ALL RESPECT.

JYOTI RANJAN DAS
E.S.E./ 1 / 87
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 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. THERE IS NO TENENT.

MOHUL DEBNATH
Reg. Architect, C.O.A
No. CA/97 22109
K.M.C. SL. NO. 302(A)

MOHUL DEBNATH
C.A / 97/ 22109
SIGNATURE OF ARCHITECT

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 STABILTY OF THE BUILDING & ADJOINING STRUCTURE IF ANY SUBMITTED DOCUMENT ARE FAKE. THE K.M.C AUTHORITY WILL REVOKE THE SANCTION PLAN. THE CONSTURCTION OF U.G.W.R & SEPTIC TANK TAKEN UNDER THE GUIDENCE OF L.B.A/E.S.E BEFORE STARTING OF BUILDING FOUNDATION.

GAURAV DUGAR
Authorized Signatory for
P.S. GROUP REALTY LTD.
Constituted Attorney of
RATNA DASGUPTA

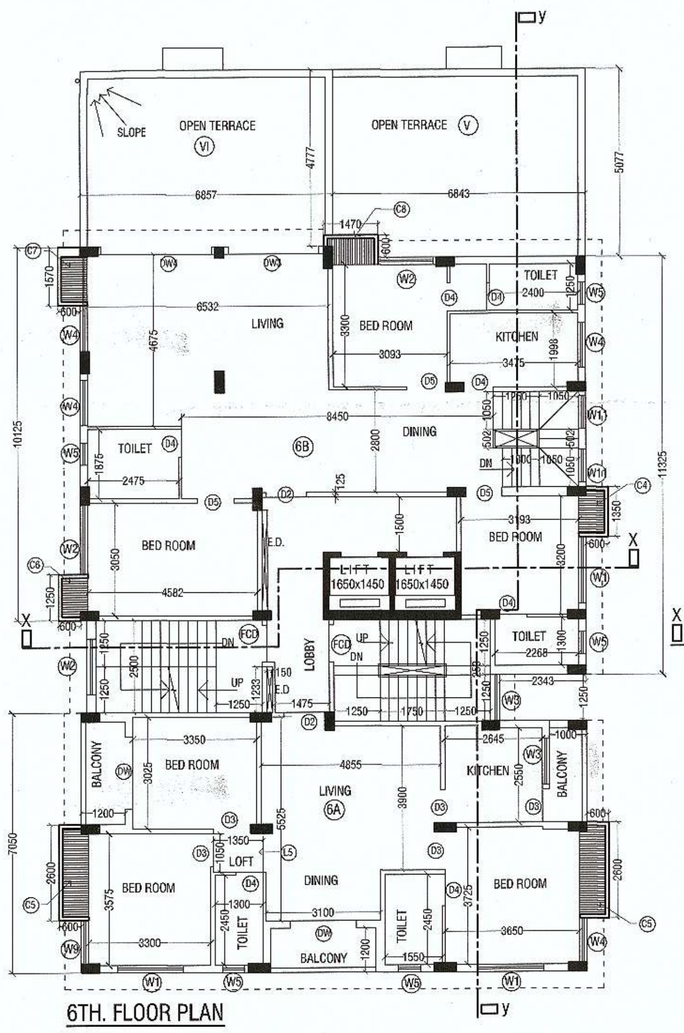
GAURAV DUGAR
AUTHORIZED SIGNATORY FOR
P.S. GROUP REALTY LTD.
CONSTITUTED ATTORNEY OF
RATNA DASGUPTA.
SIGNATURE OF OWNER

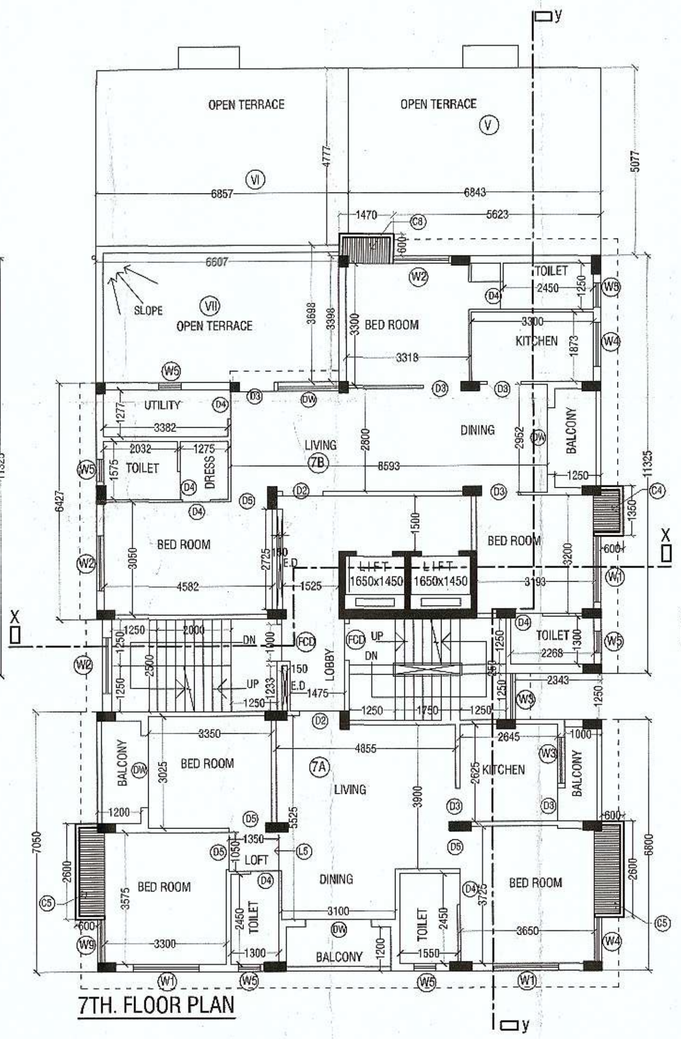
PROPOSED G + VII STORIED RESIDENTIAL BUILDING OF HEIGHT 25.500 MT. U/S 393 A OF K.M.C. ACT. 1980 AT PREMISES NO. 134 N.S.C. BOSE ROAD, WARD - 95, BR - X, KOLKATA - 700040, P.S. - REGENT PARK UNDER BUILDING RULE 2009.

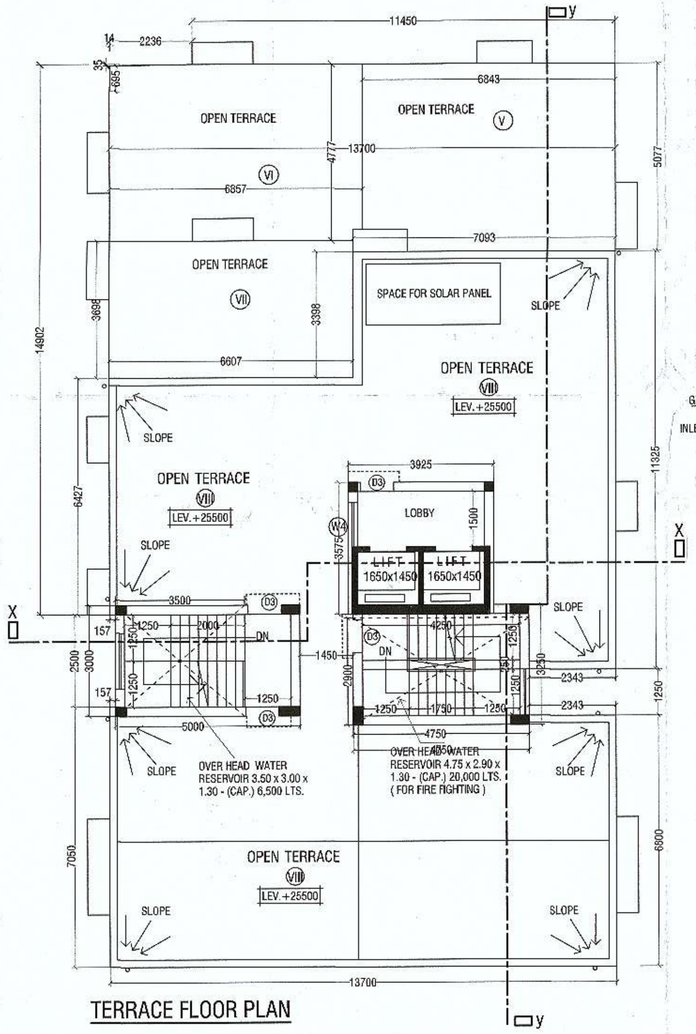
DRAWN:
CHECKED
APPROVED

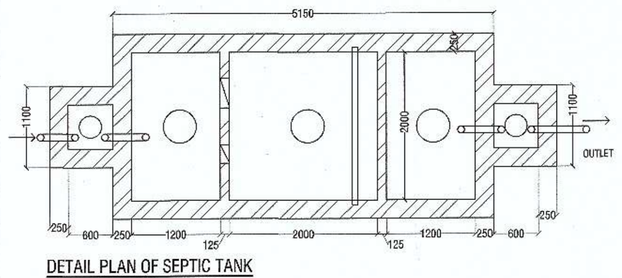
ARCHITECTS, ENGINEERS & INT. DESIGNERS,
73, KANKULIA ROAD, KOLKATA - 700029

SCALE : 1:100, 1:50 , 1:200, 1:400
DATE :- 05 -04 - 17
DRG.NO.: A/01

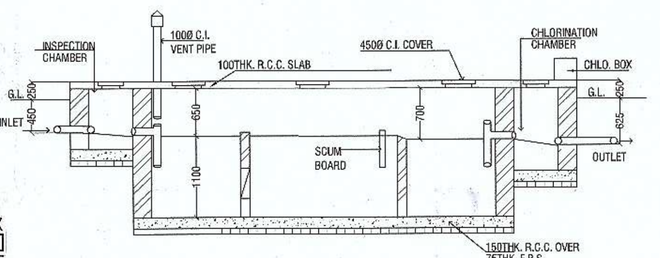








SCALE :- 1:50 USERS - 100 NOS.



SCALE :- 1:50 USERS - 100 NOS.

DOOR WINDOW SCHEDULE					
TYPE	WIDTH	HT.	TYPE	WIDTH	HT.
Dw	1800	2100	W1	1800	1800
DW1	2550	2100	W2	1500	1800
DW2	1825	2100	W3	1250	1500
DW3	2450	2100	W4	1200	1800
DW4	3000	2100	W5	600	900
D1	1200	2100	W6	800	1500
D2	1100	2100	W7	900	1800
D3	900	2100	W8	1050	1800
D4	750	2100	W9	1175	1800
D5	1000	2100	W10	1000	1500
FCD	1000	2100	W11	900	1500

CERTIFICATE OF GEO-TECHNICAL ENGINEER

IT IS CERTIFIED THAT THE COMPREHENSIVE GEO-TECHNICAL REPORT ON SOIL INVESTIGATION HAS BEEN PREPARED BY ME FOR DESIGN AND CALCULATION OF THE FOUNDATION BY ANALYZING THE SOIL SAMPLE FOR ESTIMATING THE BEARING CAPACITY OF THE SOIL ON WHICH FOUNDATION IS EXTENDED UP TO APPROPRIATE DEPTH THAT HAS BEEN PROPOSED IN THE GEO-TECHNICAL REPORT.

DR. S. K. BOSE
BOSE ENGINEERS,
DR. SUJIT KUMAR BOSE, Ph.D., M.C.E (Soil) B.C.E. (Hons) M I G S
74/J/1, SULTAN ALAM ROAD, KOL. 33
SIGNATURE OF GEO-TECHNICAL ENGINEER
License No:- Bld / Geo -Tech /17

STATEMENT OF THE PLAN PROPOSAL

9A. TOTAL REQUIRED CAR PARKING :- 19 NOS.
9B. TOTAL PROVIDED CAR PARKING :- 19 NOS.
10. PERMISSIBLE AREA OF PARKING = 450.0 SQ.M.
11. PROVIDED AREA OF PARKING = 253.760 SQ.M .
12. PERMISSIBLE F.A.R = 2.25
13. PROPOSED F.A.R = 2193.867 -253.760 (CAR BONUS) / 863.531 = 2.247<2.25
14. WATER RESERVOIR AREA (AT ROOF) ..... = 10.500 SQ.M.
15. WATER RESERVOIR AREA (AT ROOF FOR FIRE) ..... = 13.775 SQ.M.
16. STAIR HEAD ROOM ARE-1 ..... = 15.000 SQ.M.
17. STAIR HEAD ROOM AREA-2 ..... = 14.486 SQ.M.
18. LIFT MACHINE ROOM (AT ROOF) ..... = 14.031 SQ.M.
19. RELAXATION OF AUTHORITY, IF ANY :-
20. TERRACE AREA ..... = 331.615 SQ.M
21. TOTAL COMMON AREA ..... = 386.804 SQ.M.
22. AREA OF CUP-BOARD ..... = 53.053 SQ.M.
23. AREA OF LOFT ..... = 19.420 SQ.M
24. OTHER AREA ONLY FOR FEES = (180.000+43.574+53.563) = 277.127 SQ.M.
25. EXEMPTED AREA = 180.00+43.574 = 223.574 SQ.M
27. TOTAL TENEMENT AREA = 1776.863 SQ.M

PARTY'S COPY

Plan for Water Supply arrangement including 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.

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.

~~Sanctioned By~~ :
Assistant Engineer (C-B) Br. No. 8

Approved By : MBC Item No. 247/16-17
The Building Committee dt. 10/01/17

Approved subject to Compliance of requisition of West Bengal Fire Services. If any

Before starting any Construction the site must conform with the plans sanctioned and all theconditions 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 sanction refers to the proposed portion shown in red and the Executive Engineers makes no admission as to the correctness of the plan.

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

All Building Materials to necessary & construction should conform's to standered 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.

DEVIATION WOULD MEAN DEMOLITI...

RESIDENTIAL BUILDING

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

Sanctioned conditionally on an undertaking duly registered from the owner's to the effect till they will not evict any tenants & will also provide the tenants with identical area in and around the premises by mutual arrangements.

APPROVED
ON 15/12/16

149/B-x/16-17

BUILDING DEPARTMENT
28 APR 2017
Borough-XII
THE KOLKATA MUNICIPAL CORPORATION

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.

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.

THE KOLKATA MUNICIPAL CORPORATION
BUILDING PERMIT
No. 2017100020
Date 03/05/17 Borough No. 8
Ex. Engineer Asst. Engineer
Br. No. 8 Bor. No.
BUILDING DEPARTMENT

THE SANCTION IS VALID UP TO 02/05/2022

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

Executive Engineer (C) BR. 8 Asst-Engineer (C) Br. PLAN

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.

Any unathorised construction done in deviation from the Sanction Building permit and the Completion Plans after issuance of this Completion Plans may cause revocation of the Occupancy Certificate.

Bldg. Dept.
C. M. C./Br. ...