



DETAILS OF PLAN PROPOSAL

1. ASSESSEE NO. : 11-003-10-0015-2
 2. DETAILS OF REGD. TITLE DEED:

SL. NO.	BOOK NO.	VOL. NO.	PAGES	DEED NO.	FOR THE YEAR
1	1	1	33-297	2243	1997
2	1	1	55-255	801	2001
3	1	118	32-45	3661	1989
4	1	94	355-412	3600	1989
5	1	92	185-190	3693	1989
6	1	94	385-386	3659	1989
7	1	117	107-116	3655	1989
8	1	118	45-60	3682	1989
9	1	92	199-212	3684	1989
10	1	117	117-134	3696	1989
				6744	2008

AREA STATEMENT

- AREA OF LAND: 14365.457 SQM
- PERMISSIBLE GROUND COVERAGE: 6464.45 SQM (45%)
- ABUTTING ROAD WIDTH: 34.29 M
- PERMISSIBLE F.A.R.: 3
- PERMISSIBLE HEIGHT: NO RESTRICTION (AS PER KMC)
- PERMISSIBLE BUILT UP AREA: 43096.371 SQM
- SANCTIONED GROUND COVERAGE:
 - TOWER BUILDING: 786.03 SQM
 - M.L.C.P. CUM CLUB: 2529.26 SQM
 - EXISTING STRUCTURES: 488.98 SQM
 - TOTAL SANCTIONED GROUND COVERAGE: 3804.26 SQM (26.46%)
- PROPOSED GROUND COVERAGE: (U/R 26 (2a)&(2b))
 - TOWER BUILDING: 726.497 SQM
 - M.L.C.P. CUM CLUB: 2541.307 SQM
 - EXISTING STR. CLUB: 488.98 SQM
 - TOTAL PROPOSED: 3756.684 SQM (26.15%)
- SANCTIONED FLOOR AREAS: (U/R 26 (2a)&(2b))
 - TOWER BUILDING (G+58): 726.497 SQM
 - FLOOR AREA OF BASEMENT 2: 2415.79 SQM
 - FLOOR AREA OF BASEMENT 1: 2455.311 SQM
 - FIRST FLOOR AREA: 2348.918 SQM
 - SECOND FLOOR AREA: 2435.885 SQM
 - THIRD FLOOR AREA: 2420.148 SQM
 - FOURTH FLOOR AREA: 2335.195 SQM
 - FIFTH FLOOR AREA: 1358.077 SQM
 - TOTAL FLOOR AREA OF M.L.C.P. CUM CLUB (HEIGHT 19.2M): 16535.169 SQM
 - EXISTING STRUCTURES (G+2 STOREY HEIGHT 13.5M): 1100.52 SQM
 - TOTAL PROPOSED FLOOR AREA: 57992.977 SQM
- PROPOSED EXEMPTED AREAS (FOR STAIRCASE & LIFT LOBBY):
 - TOWER BUILDING: (2296.231*106.2) = 3358.23 SQM
 - M.L.C.P. CUM CLUB: (399.168*10) = 459.168 SQM
 - TOTAL EXEMPTED AREA: 3817.398 SQM
- TOTAL FLOOR AREA AFTER EXEMPTION: (57992.977*3817.398) = 53575.579 SQM
- PROPOSED RELAXATION AREA FOR COVERED CAR PARKING: 35295.347 SQM
- PRO. EFFECTIVE AREA FOR F.A.R. CALC. (53575.579-35295.347) = 18280.232 SQM
- PROPOSED F.A.R. (18280.232/14365.457) = 2.664 < 3 (O.K.)
- SANCTIONED TOTAL TERRACE HEIGHT TERRACE AREA: 1179.60 SQM
- PROPOSED TOTAL TERRACE HEIGHT TERRACE AREA: 1179.33 SQM (U/R 26 (2a)&(2b))
- REQUIRED CAR PARKING:
 - RESIDENTIAL TOWER: 347 NOS.
 - M.L.C.P. CUM CLUB: 33 NOS.
 - ADDITIONAL FOR TRAFFIC POLICE: 50 NOS.
 - TOTAL REQUIRED CAR PARKING: 430 NOS.
 - PROVIDED CAR PARKING: 435 NOS. (IN M.L.C.P. BUILDING)

CERTIFICATE OF STRUCTURAL ENGINEER

I HEREBY CERTIFY THAT THE ERECTION OF BUILDING ON PREMISES NO. 42B CHOWRINGHEE ROAD, KOLKATA-700071 IS UNDER MY SUPERVISION. I ALSO CERTIFY THAT THE PROPOSED CHANGES IN STRUCTURE HAVE BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING THE SEISMIC LOADS AS PER I.B.C. OF INDIA AND IT IS SAFE AND STABLE IN ALL RESPECTS.

Sumita Dey
SUMITA DEY
 M.C.E., M.E., C.E.
 888/1/93

SIGNATURE OF STRUCTURAL ENGR.

I HEREBY CERTIFY THAT I HAVE REVIEWED THE STRUCTURAL ANALYSIS FOR PREMISES NO. 42B CHOWRINGHEE ROAD, KOLKATA-700071 AND THAT THE PROPOSED CHANGES IN STRUCTURE ARE SAFE AND STABLE.

Subir Kumar Basu
SUBIR KUMAR BASU
 M.C.E., M.E., C.E.
 888/1/93

SIGNATURE OF ARCHITECT

PROJECT: REVISED PLAN U/R 26 (2a & 2b) OF K.M.C. BUILDING RULE 2009 FOR (G + 58) STORIED RESIDENTIAL TOWER OF HT.(23.40 M) AND 2B+G+V STORIED MLCP WITH CLUB BUILDING OF HT.(19.2 M) AT PRE. NO. 42B CHOWRINGHEE ROAD, KOLKATA-700071, WARD-63, BOROUGH-VII.

THE PREVIOUS BUILDING PERMIT NO. 2012070281, DATED: 14.12.2012, IS QUALIFIED FOR 5 YEARS FROM 14/12/2012 APPROVED BY DT, CC(C) 8106-68-III, DATED: 16/5/18

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ARCHITECTURAL

Drawing Title: MASTER PLAN SHOWING GROUND FLOOR PLAN

Design	Drawn	Checked	Approved
SUBIR KUMAR BASU	S. CHAKRABORTY	S. CHAKRABORTY	S. K. BASU

Drawing No: 888/1/93
 Drawing Date: 0
 Date: 14/02/2018