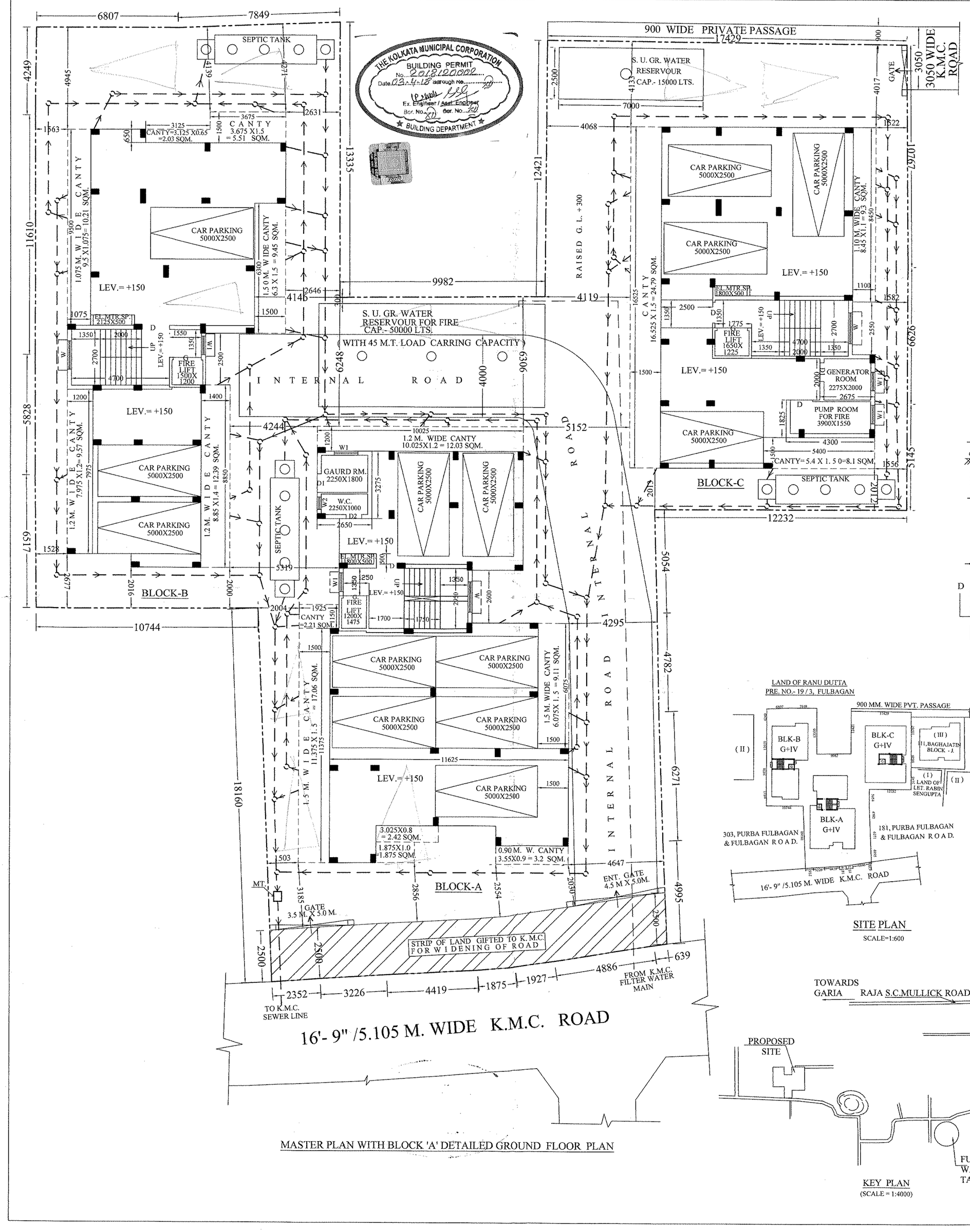

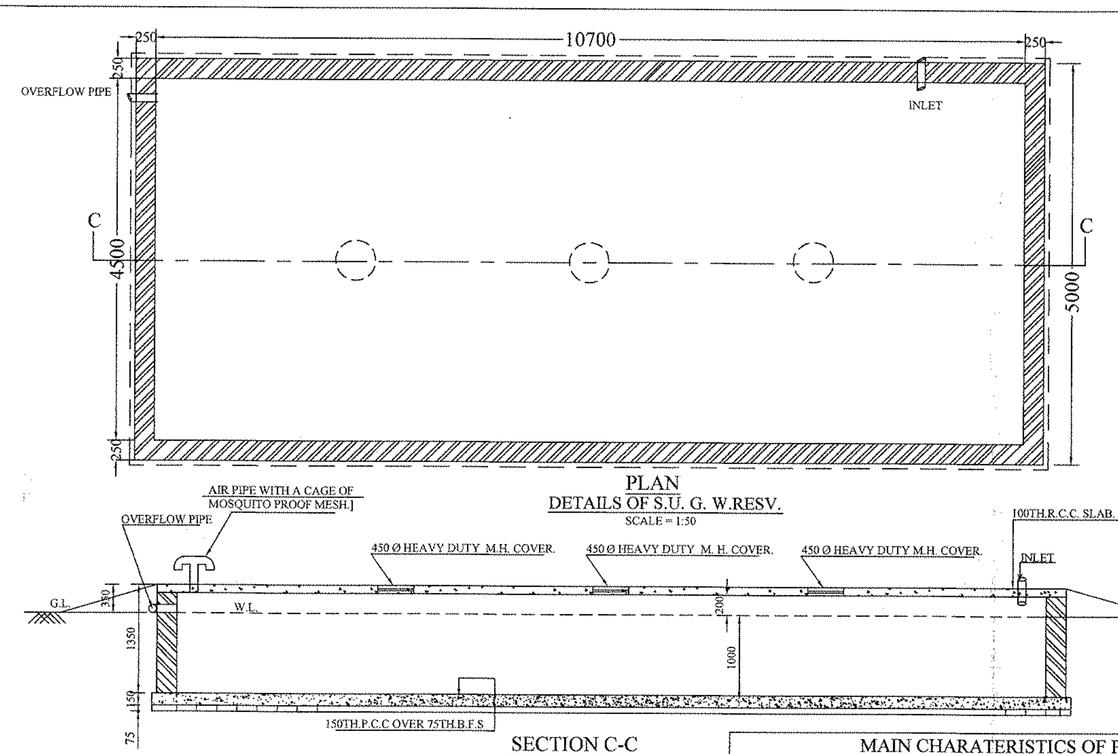

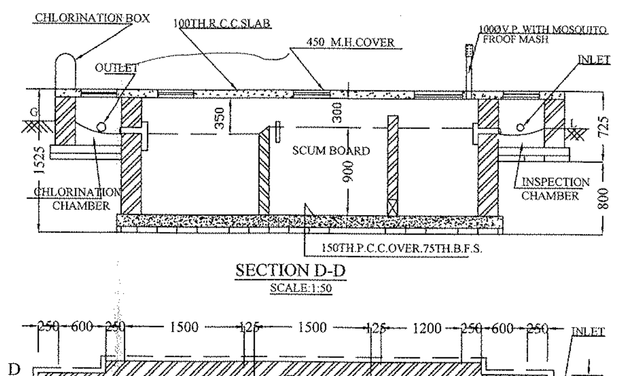

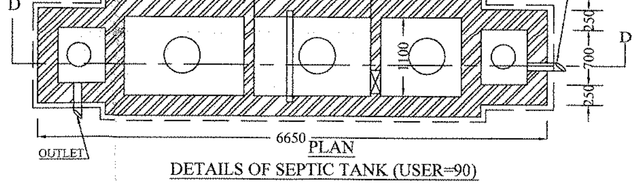

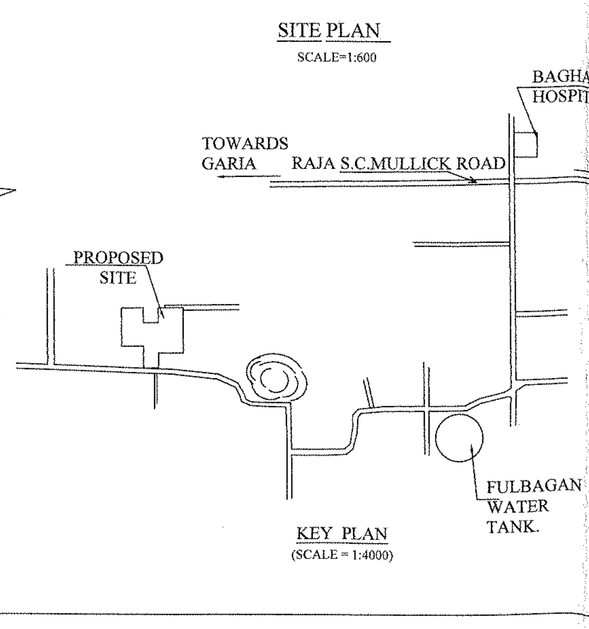

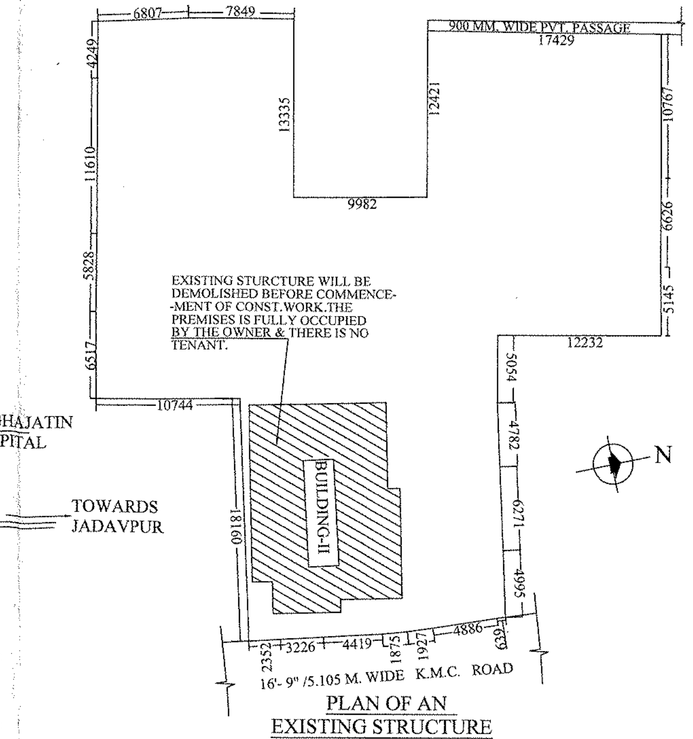

OPEN SPACES (IN MM)			
SIDE	BLOCK "A"	BLOCK "B"	BLOCK "C"
FRONT	2030	2000	2000
REAR	6248	4139	4017
SIDE 1	1503	1528	1522
SIDE 2	2500	2631	2652

NOTES.

FND. OF SEPTIC TANK & S. U. G. W. RESV. DO NOT GO BEYOND THE FDN. OF THE BLDG.
ALL SORTS OF PRECAUTIONARY MEASURES WILL TAKE DURING CONSTRUCTION OF SEPTIC TANK.
ALL MAIN WALLS ARE 200TH. & ALL PARTITION WALLS ARE 75TH. EXCEPT MENTIONED .
R. C. C. -M20 (1:2:4)
P. C. C.--1:4:8
GRADE OF STEEL Fe-415
MORTER-1:4 & 1:6.
ALL DIMENTION ARE IN MM.

DECLARATION OF OWNER

WE DO HEREBY UNDERTAKE WITH FULL RESPONSIBILITY THAT
1) WE SHALL ENGAGE L. B. S. & E.S.E. DURING CONSTRUCTION.
2) WE SHALL FOLLOW THEIR INSTRUCTION.
3) K.M.C. AUTHORITY WILL NOT BE RESPONSIBLE FOR STABILITY OF THE STRUCTURE.
4) K.M.C. AUTHORITY WILL REVOKE SANCTION PLAN IF ANY DOCUMENT IS FOUND FAKE.
5) THE CONSTRUCTION OF S.U.G. WATER RESERVIOR AND SEPTIC TANK WILL BE UNDERTAKEN UNDER THE GUIDANCE OF E.S.E / L.B.S. BEFORE STARTING OF BUILDING FOUNDATION WORK.
6) DURING DEPARTMENTAL INSPECTION THE PLOT WAS IDENTIFIED BY ME.
7) THE EXISTING STRUCTURE IS FULLY OCCUPIED BY US . IT WILL BE DEMOLISH BEFORE STARTING OF CONSTRUCTION.

SRI ASHOKE KUMAR DUTTA
AS CONSTITUTED ATTORNEY OF
SRI SAMIR KUMAR MITRA
SRI SUBIR KUMAR MITRA,
SMT. BIJOYA GHOSH
SMT.MANJUSREE MITRA,
SMT.ANINDITA BASU
SMT.AYANTIKA MITRA
SMT. CHHANDA MITRA

SIGN OF OWNER

SPECIFICATION

D.P. C. BELOW WALL WITH 1:2:4
WALL WITH 1ST.CLASS BRICK -1:4/1:6
PLASTER INSIDE /OUTSIDE-1:6/1:4
FLOOR FINISH WITH MARBLE
PLUMBING SANITARY LINES
C.I./G.I. PIPES 1ST. CLASS FITTINGS.
DOOR-WINDOW -WOODEN/STEEL ,
INSIDE/OUTSIDE COLOUR LIME WASH.

DOOR & WINDOW SCHEDULE			
MKD.	SIZE	MKD.	SIZE
D	1000X2100	W	1500X1350
D1	900X2100	W1	1100X1350
D2	750X2100	W2	600X750
		W3	900X1350

DECLARATION OF L.B.S.

CERTIFIED WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS BEEN DRAWN UP AS PER PROVISION OF K. M. C. BLDG. RULES 2009 AS AMMENDED FROM TIME TO TIME & THAT SITE CONDITION INCLUDING WIDTH OF THE ABUTTING ROAD CONFORM WITH THE PLAN WHICH HAS BEEN MEASURED AND VERIFIED BY ME.
IT IS A BUILDABLE SITE AND NOT A TANK OR FILLED UP TANK.
THE LAND IS DEMARKATED BY BOUNDARY WALL AND 5.105 M. WIDE K.M.C. ROAD ABUTS INFRONT OF THE PREMISES. WHICH HAVE BEEN MEASURED AND VERIFIED BY ME.
THE PLOT IS BEYOND 500 MT. FROM C/L. OF E.M. BYE PASS.
THE CONSTRUCTION OF S.U.G. WATER RESERVIOR AND SEPTIC TANK WILL BE COMPLETED BEFORE STARTING OF BUILDING FOUNDATION WORK.

Ashoke Kumar Dutta
SRI ASHOKE KUMAR DUTTA
AS CONSTITUTED ATTORNY OF
SRI SAMIR KUMAR MITRA
SRI SUBIR KUMAR MITRA,
SMT. BIJOYA GHOSH
SMT.MANJUSREE MITRA,
SMT.ANINDITA BASU
SMT.AYANTIKA MITRA
SMT. CHHANDA MITRA

BASUDEB PAL
L. B. S. / 1 / 623
SIGN OF OWNER SIGN OF L. B. S.

MAIN CHARATERISTICS OF PLAN PROPOSAL

PART - A

1. ASSESSEENO:- 31 - 101 - 16 - 0182 -4

NAME OF APPLICANT:-
SRI ASHOKE KUMAR DUTTA
AS CONSTITUTED ATTORNY OF
SRI SAMIR KUMAR MITRA,SRI SUBIR KUMAR MITRA, SMT. BIJOYA GHOSH, SMT.MANJUSREE MITRA, SMT.ANINDITA BASU, SMT. AYANTIKA MITRA SMT. CHHANDA MITRA

DETS.OF REGD.DEED :-
BOOK NO - I, VOL. NO.- 54, PAGE NO.- 125 TO 137 BEING NO.- 3597, YEAR - 1959 ALIPORE. 24 PGS(S) DL- 07/12/1959.

DETS.OF REGD.DEED :-
BOOK NO - I, VOL. NO.- 54, PAGE NO.- 111 TO 124 BEING NO.- 3594, YEAR - 1959 ALIPORE. 24 PGS(S) DL-07 /12/ 1959.

2. DETLS. OF POWER OF ATTORNEY:-
BOOK NO -IV, VOL. NO.-1, PAGE NO.- 2452 TO 2467 BEING NO.- 00206, YEAR -2012 A.D.S.R. ALIPORE. DL-30 /01/ 2012.

DETLS. OF BOUND. DECL. ARATION
BOOK NO.- I, VOL. NO.- 1605-2016, PAGE NO.- 156497 TO 156510 BEING NO.- 160505956, YEAR - 2016. A. D. S. R. ALIPORE WEST BENGAL DL-01/09/2016.

DETLS. OF FREE GIFT :- (STRIP OF LAND)
BOOK NO.- I, VOL. NO.- 1605-2016, PAGE NO.- 156481 TO 156496 BEING NO.-160505957, YEAR - 2016. A. D. S. R. ALIPORE WEST BENGAL DL-01/09/2016.

N.O.C. FROM FIRE
WEST BENGAL FIRE & EMERGENCY SERVICES RE. WBFES/4971/17/KOL-RB/647/17 (647/17) DT.-10 / 07 / 2017.

N.O.C. FROM U.L.C.
ULC & S.D.O. Alipore, Sadar, 24 Parganas RE. NO.- 397 / 1 / U. L. C. Alip / 2017 DT.- 16-03-2017.

PART- B

1. AREA OF LAND :- 19K.-13CH.- 12 SFT. (1326.365 SQM.)
2. PERMISSIBLE GROUND COVERAGE 50 % (663.182 SQM.)
3. PROPOSED GROUND COVERAGE 46.545 % = 617.36 SQM.

4A. PROPOSED AREA :-[BLOCK-A]

	COVERED AREA	LIFT DUCT	EXEMPTED AREA: STAIR+STAIR LOBBY	EXEMPTED AREA: LIFT LOBBY	EXEMPTED AREA: NET FLOOR AREA
GROUND FLOOR	184.45 SQM.	---	12.70 SQM.	1.69 SQM.	170.06 SQM.
1ST FLOOR	232.37 SQM.	2.21 SQM.	12.70 SQM.	1.69 SQM.	215.77 SQM.
2ND FLOOR	223.52 SQM.	2.21 SQM.	12.70 SQM.	1.69 SQM.	206.92 SQM.
3RD FLOOR	223.52 SQM.	2.21 SQM.	12.70 SQM.	1.69 SQM.	206.92 SQM.
4TH FLOOR	232.37 SQM.	2.21 SQM.	12.70 SQM.	1.69 SQM.	215.77 SQM.
TOTAL	1096.23 SQM.	8.84 SQM.	63.50 SQM.	8.45 SQM.	1015.44 SQM.

4B. PROPOSED AREA :-[BLOCK-B]

	COVERED AREA	LIFT DUCT	EXEMPTED AREA: STAIR+STAIR LOBBY	EXEMPTED AREA: LIFT LOBBY	EXEMPTED AREA: NET FLOOR AREA
GROUND FLOOR	142.02 SQM.	---	12.69 SQM.	2.1 SQM.	127.23 SQM.
1ST FLOOR	191.16 SQM.	1.8 SQM.	12.69 SQM.	2.1 SQM.	174.57 SQM.
2ND FLOOR	186.99 SQM.	1.8 SQM.	12.69 SQM.	2.1 SQM.	170.40 SQM.
3RD FLOOR	186.99 SQM.	1.8 SQM.	12.69 SQM.	2.1 SQM.	170.40 SQM.
4TH FLOOR	191.16 SQM.	1.8 SQM.	12.69 SQM.	2.1 SQM.	174.57 SQM.
TOTAL	906.66 SQM.	7.2 SQM.	63.45 SQM.	10.5 SQM.	817.17 SQM.

4C. PROPOSED AREA :-[BLOCK-C]

	COVERED AREA	LIFT DUCT	EXEMPTED AREA: STAIR+STAIR LOBBY	EXEMPTED AREA: LIFT LOBBY	EXEMPTED AREA: NET FLOOR AREA
GROUND FLOOR	151.66 SQM.	---	12.69 SQM.	2.40 SQM.	136.57 SQM.
1ST FLOOR	193.85 SQM.	2.03 SQM.	12.69 SQM.	2.40 SQM.	176.73 SQM.
2ND FLOOR	190.05 SQM.	2.03 SQM.	12.69 SQM.	2.40 SQM.	172.93 SQM.
3RD FLOOR	190.05 SQM.	2.03 SQM.	12.69 SQM.	2.40 SQM.	172.93 SQM.
4TH FLOOR	193.85 SQM.	2.03 SQM.	12.69 SQM.	2.40 SQM.	176.73 SQM.
TOTAL	919.46 SQM.	8.12 SQM.	63.45 SQM.	12.0 SQM.	835.89 SQM.

5. PARKING CALCULATION

BLOCK NO.	TENAMENT SIZE	TENAMENT NUMBER.	TENAMENT SIZE	TENAMENT NUMBER.	PARKING REQD.
BLK.-'A'	75.85 SQM. 76.95 SQM. 75.68 SQM.	4 NOS. 2 NOS. 2 NOS.	81.06 SQM. 81.66 SQM.	2 NOS. 2 NOS.	6 NOS.
BLK.-'B'	55.99 SQM. 57.78 SQM. 58.52 SQM.	2 NOS. 2 NOS. 2 NOS.	61.43 SQM. 75.82 SQM.	2 NOS. 4 NOS.	4 NOS.
BLK.-'C'	55.93 SQM. 58.37 SQM. 63.32 SQM.	2 NOS. 2 NOS. 2 NOS.	65.23 SQM. 77.91 SQM.	2 NOS. 4 NOS.	4 NOS.

TOTAL TENAMENT = 36 NOS. TOTAL PARKING REQD. =14 NOS.

A). NO OF PARKING PROVIDED = 14 NOS.
B). PERMISSIBLE AREA OF PARKING = 14 NOS. X 25 SQM = 350 SQM.
C). PROPOSED SERVICE AREA = 28.11 SQM. (BLOCK-A = 9.58 SQM. BLOCK- B = 1.06 SQM. BLOCK- C = 17.47 SQM.)
D). ACTUAL AREA OF PARKING PROVIDED = 387.22 SQM. (BLOCK-A = 153.31 SQM. BLOCK- B = 120.51 SQM. BLOCK- C =113.40 SQM.)
6) PERMISSIBLE F.A.R. = 1.75
7) PROPOSED F.A.R. :- (2668.5 SQM. - 350 SQM / 1326.365 SQM.) = 1.748
8) OTHER AREA FOR FEES = 231.64 SQM. in total Block. (BLOCK- A= 75.33 SQM.) (BLOCK- B= 76.98 SQM.) (BLOCK- C= 79.33 SQM.)

9) STAIR COVER AREA :- BLOCK-A=17.42 SQM. BLOCK- B= 15.58 SQM. BLOCK- C=15.81 SQM.
10) LIFT MECH COVER AREA:- BLOCK-A= 6.98 SQM. BLOCK- B= 5.08 SQM. BLOCK- C=7.85 SQM.
11) ROOF TANK AREA :- BLOCK-A= 5.61 SQM. BLOCK- B=5.58 SQM. BLOCK- C=5.58 SQM.
12) STAIR OF LIFT MECH. ROOM AREA :- BLOCK-A= 3.38 SQM. BLOCK- B=3.03 SQM. BLOCK- C=3.88 SQM.

C. B. + LOFT . AREA :-[BLOCK-A]

FLOOR	CUPBOARD	LOFT
GR. FLOOR	NIL	NIL
1ST FLOOR	3.24 SQM.	2.39 SQM
2ND. FLOOR	3.24 SQM.	2.39 SQM
3 RD. FLOOR	3.24 SQM.	2.39 SQM
4TH. FLOOR	3.24 SQM.	2.39 SQM
TOTAL AREA	12.96 SQM.	9.56 SQM

C. B. + LOFT . AREA :-[BLOCK-B]

FLOOR	CUPBOARD	LOFT
GR. FLOOR	NIL	NIL
1ST FLOOR	2.61 SQM.	0.62 SQM
2ND. FLOOR	2.61 SQM.	0.62 SQM
3 RD. FLOOR	2.61 SQM.	0.62 SQM
4TH. FLOOR	2.61 SQM.	0.62 SQM
TOTAL AREA	10.44 SQM.	2.48 SQM.

C. B. + LOFT . AREA :-[BLOCK-C]

FLOOR	CUPBOARD	LOFT
GR. FLOOR	NIL	NIL
1ST FLOOR	3.24 SQM.	1.43 SQM
2ND. FLOOR	3.24 SQM.	1.43 SQM
3 RD. FLOOR	3.24 SQM.	1.43 SQM
4TH. FLOOR	3.24 SQM.	1.43 SQM
TOTAL AREA	12.96 SQM.	5.72 SQM.

TOTAL C. B. AREA OF ALL BLOCK = 36.36 SQM.
TOTAL LOFT AREA OF ALL BLOCK = 17.76 SQM.

Ashoke Kumar Dutta
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SMT. CHHANDA MITRA

BASUDEB PAL
L. B. S. / 1 / 623
SIGN OF OWNER SIGN OF L. B. S.

THE STRUCTURAL DESIGN & DRAWINGS BOTH THE FND. & STRUCTURE OF THE BLDG. HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING SEISMIC LOAD AS PER N.B.C. OF INDIA & CERTIFIED THAT IT IS SAFE STABLE IN ALL RESPECT.
SOIL TESTING HAS BEEN DONE BY:- S. CHAKRABORTY, GEO TECH. NO 18/1. CONSULTING GEOTECHNICAL ENGINEER FOR , M/S. MAS OF 4, GARFA MAIN ROAD. KOL.- 75, THE RECOMMENDATIONS OF SOIL TEST REPORT HAS BEEN CONSIDERED DURING STRUCTURAL CALCULATIONS.

BASUDEB PAL
E. S. E. / II / 464
SIGN. OF STRUCT. ENGG

UNDERSIGNED HAS INSPECTED THE SITE AND CARRIED OUT SOIL INVESTIGATION THEREON. IT IS CERTIFIED THAT THE EXISTING SOIL OF THE SITE IS ABLE TO CARRY THE LOAD COMING FROM THE PROPOSED CONSTRUCTION AND THE FOUNDATION SYSTEM PROPOSED HEREIN IS SAFE AND STABLE IN ALL RESPECT FROM GEO-TECHNICAL POINT OF VIEW.

S. Chakraborty
Sankar Chakraborty
Consulting Geotechnical Engineer
K.M.C. Geo-tech No:18/I

PROPOSED G+FOUR STORIED RESIDENTIAL BUILDING PLAN U/S. 393A OF K.M.C. ACT.-1980 COMPLYING BUILDING RULE 2009 AT K.M.C. PREMISES NO.- 182, PURBA FULBAGAN & FULBAGAN ROAD. WARD NO.- 101, BOROUGH - XII. P.S.- PATULI. KOL.-86.

PLANNED & DRAWN BY:B. PAL

N

SHEET - 1 OF 4

SITE PLAN , KEY PLAN, G.F. PLAN WITH BLOCK 'A' DETAILED G.F. PLAN, S.U.G.R. W. RESERVOIR, S. TANK

SCALE =1:50,1:100, 1:300, 1:600, 1:4000 (EXCEPT MENTIONED)