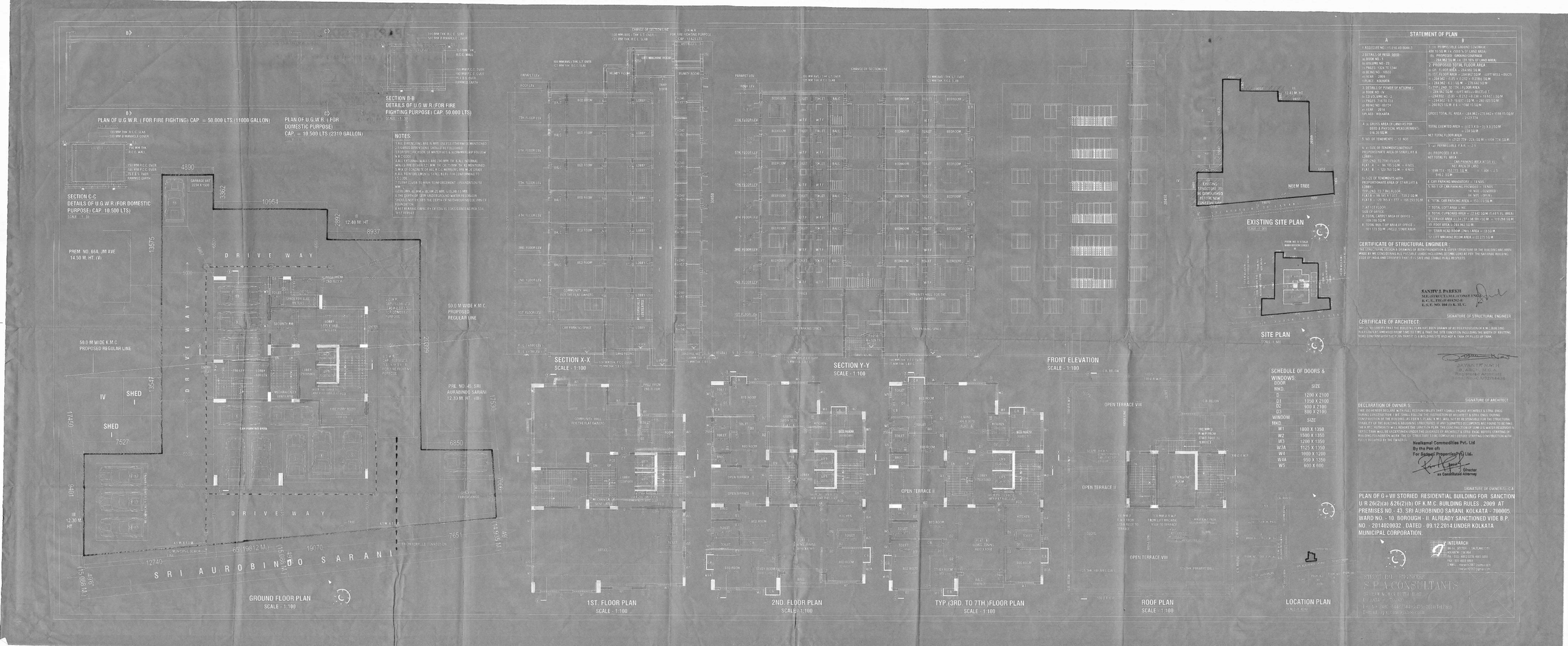

STATEMENT OF PLAN

A	B
1 ASSESSEE NO.: 11 0104304044-3	1. (a) PERMISSIBLE GROUND COVERAGE 65% OF 50.00 M. X 18.65 M. (OF LAND AREA) = 606.73 SQ.M. (b) PROPOSED GROUND COVERAGE = 594.90 SQ.M. (61.11% OF LAND AREA)
2 DETAILS OF REGD. DEED: a) BOOK NO. - 1 b) VOLUME NO. - 23 c) PAGES - 1324 TO 1344 d) BEING NO. - 10503 e) YEAR - 2005 f) PLACE - KOLKATA	2. PROPOSED TOTAL FLOOR AREA a) GR. FLOOR AREA = 284.982 SQ.M. b) 1ST. FLOOR AREA = 284.982 SQ.M. - (LIFT WELL = (EXCT.) = (284.982 - (1.85 × 0.212) = 0.39) = 284.982 - 0.39) = 284.982 SQ.M. = 278.592 SQ.M. c) TYP.(2ND. TO 7TH.) FLOOR AREA = 284.982 SQ.M. - (LIFT WELL = EXCT.) = (284.982 - (1.85 × 0.212) = 0.39) = 284.982 - 0.39) = 284.982 SQ.M. = 278.592 SQ.M. = 278.592 SQ.M. × 6 = 1670.952 SQ.M. = 260.925 SQ.M. × 6 = 1565.550 SQ.M. GROSS TOTAL FL. AREA = (284.982 + 278.662 + 1565.550) = 2129.774
4. a) GROSS AREA OF LAND AS PER DEED & PHYSICAL MEASUREMENT: 576.20 SQ.M.	TOTAL EXEMTED AREA = (0.212 X 5 = 1) X 9.5 SQ.M. = 2.28 SQ.M.
5. NO. OF TENEMENTS = 12 NOS.	NET TOTAL FLOOR AREA = (2129.774 - 2.28) SQ.M. = 1999.774 SQ.M.
6. a) SIZE OF TENEMENTS(WITHOUT PROPORTIONATE AREA OF STAIR,LIFT & LOBBY) TYP.(2ND. TO 7TH) FLOOR FLAT A = 96.785 SQ.M. = 41NOS. FLAT B = 101.797 SQ.M. = 4 NOS.	3. a) PERMISSIBLE F.A.R. = 2.5 (b) PROPOSED F.A.R. = NET TOTAL FL. AREA = 1999.774 SQ.M. (NO PARKING AREA AT GR. FL.) NET AREA OF LAND = 1018.732 - 153.733 SQ.M. = 864.999 SQ.M. = 864.999 - 2.5 = 2162.5 SQ.M.
b) SIZE OF TENEMENTS WITH PROPORTIONATE AREA OF STAIR,LIFT & LOBBY TYP.(2ND. TO 7TH) FLOOR FLAT A = 96.785 X 1.217 = 117.792 SQ.M. FLAT B = 101.797 X 1.217 = 123.903 SQ.M.	4. CAR PARKING MANDATORY = 12 NOS. 5. NOS. OF CAR PARKING PROVIDED = 12 NOS. (COVERED) + 00 NOS. (OPEN) = 12 NOS.
7. a) 1ST FLOOR SIZE OF OFFICE - 7.527 X 3.70 = 27.850 SQ.M. b) TOTAL CARPET AREA OF OFFICE = 109.066 SQ.M. c) TOTAL BUILT UP AREA OF OFFICE = 161.173 SQ.M. (INCLU. STAIR AREA)	6. TOTAL CAR PARKING AREA = 153.733 SQ.M. 7. TOTAL LOFT AREA = NIL 8. TOTAL CUPBOARD AREA = 22.540 SQ.M. (14.44% FL. AREA) 9. SERVICE AREA = (24.237 + 96.896) SQ.M. = 121.133 SQ.M. 10. FOOT PRINT AREA = 284.982 SQ.M. 11. STAIR HEAD ROOM (UMTY) AREA = 13.50 SQ.M. 12. LIFT MACHINE ROOM AREA = 23.275 SQ.M.

CERTIFICATE OF STRUCTURAL ENGINEER

THE STRUCTURAL DESIGN & DRAWING OF RCC FOUNDATION & SUPER STRUCTURE OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING EARTHQUAKE LOADS AS PER THE NATIONAL BUILDING CODE OF INDIA AND I CERTIFY THAT IT IS SAFE AND STABLE IN ALL RESPECTS.

SANJIV I. PAREKH
M.E. (STRUCT), M.S. (CONSULTING)
F.I.E., F.I.G.P. 49329-E
F.S.E., M.I.G.S., M.I.C.

SIGNATURE OF STRUCTURAL ENGINEER

CERTIFICATE OF ARCHITECT:

THIS IS TO CERTIFY THAT THE BUILDING PLAN HAS BEEN DRAWN UP AS PER PROVISION OF K.M.C. BUILDING RULES 2009 & I HAVE VISITED THE SITE FROM TIME TO TIME & THAT THE SITE FOR WHICH THE BUILDING SITE AND NOT A TANK OR FILLED UP TANK.

JAYANTA NAG
M. ARCH., A.I.I.A.
Architect
Regn. No. CA/2016/76438

SIGNATURE OF ARCHITECT

SCHEDULE OF DOORS & WINDOWS

DOOR MKD.	SIZE
D	1200 X 2100
D1	1000 X 2100
D2	900 X 2100
D3	800 X 2100
WINDOW MKD.	**SIZE**
W1	1800 X 1350
W2	1500 X 1350
W3	1200 X 1350
W3A	1125 X 1350
W4	1000 X 1200
W4A	950 X 1350
W5	900 X 600

DECLARATION OF OWNER'S:

I/WE DO HEREBY DECLARE WITH FULL RESPONSIBILITY THAT I SHALL ENGAGE ARCHITECT & STRUC ENGG DURING CONSTRUCTION. I WILL FOLLOW THE INSTRUCTION OF ARCHITECT & STRU ENGG DURING CONSTRUCTION OF THE BUILDING (AS PER K.M.C. PLAN). K.M.C. WILL NOT BE RESPONSIBLE FOR THE STRUCTURAL STABILITY OF THE BUILDING & BOUNDING STRUCTURE. IF ANY SUBMITTED DOCUMENTS ARE FOUND TO BE FAKE THE K.M.C. AUTHORITY WILL REVOKE THE SANCTION PLAN. THE CONSTRUCTION OF SEMI U.G.WATER RESERVOIR & 1ST. FLOOR TANK WILL BE CHECKED AGAIN UNDER THE SUPERVISION OF ARCHITECT & STRU ENGG. BEFORE STARTING OF BUILDING FOUNDATION WORK. THE EX. STRUCTURE TO BE REMOVED BEFORE STARTING CONSTRUCTION WITH PROPER CARE AS DESCRIBED BY THE ENGINEER.

Neelkamal Commodities Pvt. Ltd
By the Per oft.
For Sadagal Properties Pvt. Ltd.
Director
as Constituted Attorney

SIGNATURE OF OWNER(S) C.A

PLAN OF G+VII STORIED RESIDENTIAL BUILDING FOR SANCTION U/R 26(2)(a) &26(2)(b) OF K.M.C. BUILDING RULES, 2009 AT PREMISES NO. 43, SRI AURABINDO SARANI, KOLKATA - 700005, WARD NO. - 10, BOROUGH - II, ALREADY SANCTIONED VIDE B.P. NO. - 2014020032, DATED - 09.12.2014 UNDER KOLKATA MUNICIPAL CORPORATION.

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STRUCTURAL ENGINEERS
S.P.A. CONSULTANTS