DOORS & WINDOWS SCHEDULE		
MKD	WIDTH	HEIGHT
DOOR SHCEDULE		
D	1000	2100
D1	900	2100
D2	750	2100
D3	750	2100
WINDOW SHCEDULE		
W1	1500	1200
W2	900	1200
W3	600	750
W4	1375	1200

PROPOSED PLAN OF A G+IV STORIED RESIDENTIAL BUILDING AT PRE. NO. 48, DIAMOND HARBOUR ROAD, WARD NO- 132 , BOROUGH NO -XIV, U/S 393A OF KMC ACT 1980 COMPLYING BUILDING RULE 2009.

STATEMENT OF THE PLAN PROPOSAL

PART–A:

1. ASSESSE NO: 41–132–05–0048–9
2. A. DETAIL OF REGISTERED DEED(I) :–
BOOK NO: I , VOL. NO: 1 , PAGE NO: 463 TO 470 . dt. 10/1/1992
. BEING NO : 110 . YEAR : 1992 . A.D.S.R. - BEHALA , L.A. = 3K.-4CH.-30 SQ.FT.
3. DETAIL OF REGISTERED DEED(II) :–
BOOK NO: I , VOL. NO: 1 , PAGE NO: 479 TO 486 . dt. 10/1/1992 .
. BEING NO : 112 . YEAR : 1992 . A.D.S.R. - BEHALA, L.A. = 2K.-3CH.-11 SQ.FT.
5. DETAIL OF REGISTERED NON EVICTION OF TENANT (I) :–
BOOK NO: I , VOL. NO: 1607-2017 , PAGE NO: 38854 TO 38868 . dt. 21/2/2017 .
. BEING NO : 160701240 . YEAR : 2017 . A.D.S.R. - BEHALA
4. DETAIL OF REGISTERED SIDE STRIP DECL.(I) :–
BOOK NO: I , VOL. NO: 1607-2016 , PAGE NO: 316140 TO 316154 . dt. 19/12/2016 .
. BEING NO : 160710111 . YEAR : 2016 . A.D.S.R. - BEHALA
5. DETAIL OF REGISTERED FRONT STRIP DECL.(I) :–
BOOK NO: I , VOL. NO: 1607-2016 , PAGE NO: 316171 TO 316186 . dt. 19/12/2016 .
. BEING NO : 160710110 . YEAR : 2016 . A.D.S.R. - BEHALA
6. DETAIL OF REGISTERED REAR SIDE STRIP DECL.(I) :–
BOOK NO: I , VOL. NO: 1607-2016 , PAGE NO: 316187 TO 316201 . dt. 1912/2016 .
. BEING NO : 160710108 . YEAR : 2016 . A.D.S.R. - BEHALA
7. DETAIL OF REGISTERED SPLAYED CORNER (I) :–
BOOK NO: I , VOL. NO: 1607-2016 , PAGE NO: 316155 TO 316170 . dt. 19/12/2016 .
. BEING NO : 160710109 . YEAR : 2016 . A.D.S.R. - BEHALA
8. DETAIL OF REGISTERED DEED OF EXCHANGE (I) :–
BOOK NO: I , VOL. NO: 1607-2015 , PAGE NO: 138407 TO 138436 . dt. 28/11/2015 .
. BEING NO : 160708783 . YEAR : 2015 . A.D.S.R. - BEHALA
9. DETAIL OF REGISTERED BOUNDARY DECL.(I) :–
BOOK NO: I , VOL. NO: 1607-2016 , PAGE NO: 318580 TO 318594 . dt. 20/12/2016 .
. BEING NO : 160710113 . YEAR : 2016 . A.D.S.R. - BEHALA

3. a) AREA OF LAND : (5 K. 7 CH. 41 SFT) = 367.512 Sqm.
b) NO OF STOREY : G+VI
4. a) NO. OF TENAMENTS: 9 NOS.
5. SIZE OF TENAMENTS : A) 50 Sqm. TO 75 Sqm... 10 NOS.

PART–B:

1. AREA OF LAND:–
AS PER TITLE DEED : (5 K. 7 CH. 41 SFT) = 367.512 Sqm.
2. AS PER BOUNDARY DECLEARATION = 361.55 SQ.M.
3. NET LAND AREA= 361.55 Sqm.
4. (I) PERMISSIBLE GROUND COVERAGE = 54.615 % = 197.460 Sqm.
(II) PROPOSED GROUND COVERAGE (36.329%)= 131.349 SQM.
5. PROPOSED HEIGHT= 19.5 M.

5. PROPOSED AREA :–

	TOTAL COVERED AREA	STAIR+STAIR LOBBY	LIFT LOBBY+ LIFT WELL	NET FLOOR AREA	GROSS FLOOR AREA
GROUND FLOOR	131.349 SQ.M.	14.04 SQ.M.	1.958 SQ.M.	115.351 SQ.M.	131.349 SQ.M.
1ST FLOOR	131.349 SQ.M.	14.04 SQ.M.	3.581 SQ.M.	113.728 SQ.M.	129.726 SQ.M.
2ND FLOOR	131.349 SQ.M.	14.04 SQ.M.	3.581 SQ.M.	113.728 SQ.M.	129.726 SQ.M.
3RD FLOOR	131.349 SQ.M.	14.04 SQ.M.	3.581 SQ.M.	113.728 SQ.M.	129.726 SQ.M.
4TH FLOOR	131.349 SQ.M.	14.04 SQ.M.	3.581 SQ.M.	113.728 SQ.M.	129.726 SQ.M.
TOTAL	656.745 SQ.M.	70.20 SQ.M.	16.282 SQ.M.	570.263 SQ.M.	650.253 SQ.M.

6. TENEMENTS & CAR PARKING CALCULATION – (A) RESIDENTIAL:

MARKED	TENEMENT SIZE	AREA TO BE ADDED	ACTUAL TENEMENT AREA	NO. OF TENEMENT	REQUIRED CAR PARKING
A	53.726 SQ.M.	10.949 SQ.M.	64.677 SQ.M.	1	
C	56.019 SQ.M.	11.416 SQ.M.	67.435 SQ.M.	4	1
	55.598 SQ.M.	11.329 SQ.M.	67.917 SQ.M.	4	1

7A. TOTAL REQUIRED CAR PARKING :– 2NOS.
7B. TOTAL PROVIDED CAR PARKING :– 2NOS.
8. PERMISSIBLE AREA FOR PARKING :– = 25.0
9. PROVIDED AREA OF PARKING :– = 48.168 SQ.M.
10. PERMISSIBLE F.A.R = 1.75
11. PROPOSED F.A.R= 1.444
12. STAIR HEAD ROOM AREA :– 17.28 SQ.M.
13. LIFT MACHINE ROOM AREA :– 5.44 SQ.M.
14. TERRACE AREA :– 131.349 SQ.M.
15. RELAXATION OF AUTHORITY, IF ANY :–
16. OVER HEAD TANK AREA :– 6.4 SQ.M.
17. TOTAL SERVICE AREA :– 101.929 SQ.M.
18. AREA OF CUP–BOARD = 9.008
19. OTHER AREA ONLY FOR FEES = 79.99 SQ.M.

SPECIFICATIONS

1. GRADE OF CONCREATE M20.
2. GRADE OF STEEL FE – 500.
3. BEARING CAPACITY OF SOIL (AS PER SOIL TEST REPORT)
4. 200 THK. BRICK WORK WALL IN C.M. 6:1.
5. 125 & 75 THK. BRICK WORK WALL IN C.M. 4:1.
6. ALL OTHER RELEVANT SPECIFICATION IS TO BE FOLLOW AS PER I.S. CODE 456 & N.B.C. (LETEST REVISION)

CERTIFICATE OF STRUCTURAL ENGINEER

THE STRUCTURAL DESIGN AND DRAWING OF BOTH FOUNDATION AND SUPER STRUCTURE OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING THE SEISMIC LOAD AS PER THE N.B.C. OF INDIA (LATEST REVISION) AND CERTIFIED THAT IT IS SAFE AND STABLE IN ALL RESPECT. THE STRUCTURAL DESIGN OF PRE. NO - 48, DIAMOND HARBOUR ROAD, WARD NO- 132, HAS BEEN PREPARED CONSIDERING SOIL INVESTIGATION REPORT BY**"CREATIVE STATICAL CONCERN"**.

TUSHARBARAN PAHARI
B.E.(Civil), M.E. (STRUCTURE)
P-48C, Arcadia Extension
Behala, Kolkata-700 034
TUSHAR BARAN PAHARI
E.S.E. NO. I/146
SIGNATURE OF E.S.E.

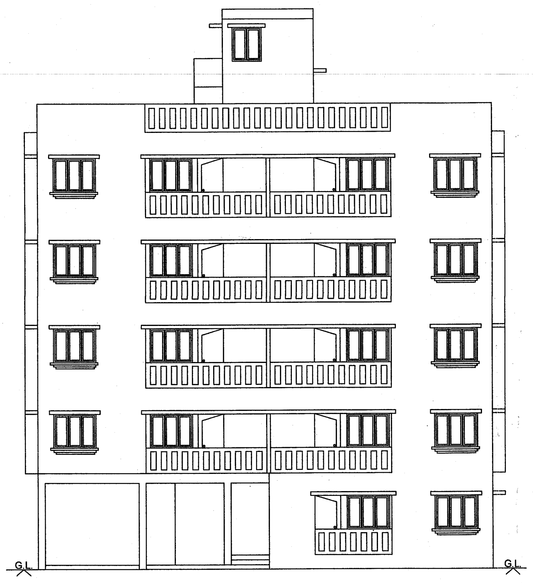
DECLARATION OF L.B.S.

CERTIFY WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS BEEN DRAWN UP AS PER PROVISION OF K.M.C. BUILDING RULES 2009. AS AMMENDED FROM TIME TO TIME AND THAT THE SITE CONDITION INCLUDING WIDTH OF ABUTTING ROAD **(MAINT.BY K.M.C.)** CONFORM WITH THE PLAN, WHICH HAS BEEN MEASURED AND VERIFIED BY ME. IT IS A BUILDABLE SITE NOT AT TANK OR FILLED UP A TANK. THE LAND IS DEMARCATED BY BOUNDARY WALL.THE CONSTRUCTION OF SEMI U./G. WATER TANK AND SEPTIC TANK WILL BE COMPLETED BEFORE STARTING OF BUILDING FOUNDATION WORK. IT IS AN EX. STRUCTURE WHICH TO BE DEMOLISHED BEFORE STARTING NEW CONSTRUCTION.

TUSHARBARAN PAHARI
B.E.(Civil), M.E. (STRUCTURE)
LBS-I/630 (KMC)
P-48C, Arcadia Extension
Behala, Kolkata-700 034
TUSHAR BARAN PAHARI
L.B.S. NO. I/630
SIGNATURE OF L.B.S.

I, DO HEREBY DECLARE WITH FULL RESPONSIBILITY THAT WE, SHALL ENGAGE L.B.S. AND E.S.E. DURING CONSTRUCTION. IWE, SHALL FOLLOW THE INSTRUCTION OF L.B.S. AND E.S.E. DURING CONSTRUCTION OF THE BUILDING (AS PER B.S. PLAN) K.M.C. AUTHORITY WILL NOT BE RESPONSIBLE FOR STRUCTURAL STABILITY OF THE BUILDING AND ADJOINING STRUCTURES. 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 AND SEPTIC TANK WILL BE UNDERTAKEN UNDER THE GUIDANCE OF L.B.S. / E.S.E. BEFORE STARTING OF BUILDING FOUNDATION WORK.

SEPHALY MONDAL.
RAM CHANDRA MONDAL.
SIGNATURE OF OWNERS.
(SMT. SEPHALY MONDAL,
SRI RAM CH. MONDAL)



FRONT ELEVATION
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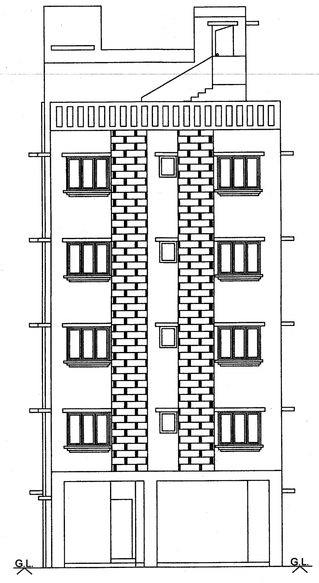

WEST SIDE ELEVATION
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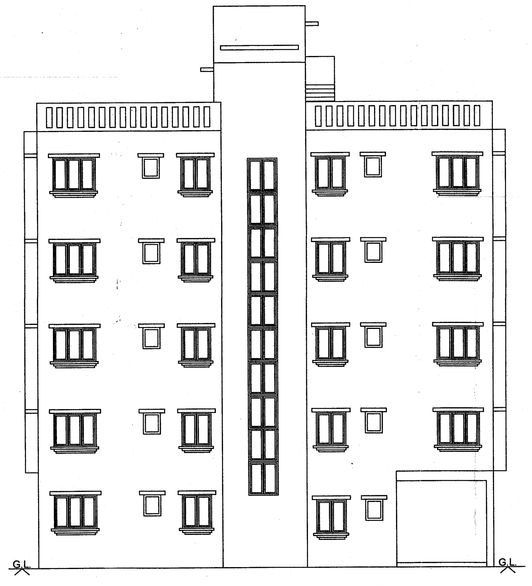

NORTH SIDE ELEVATION
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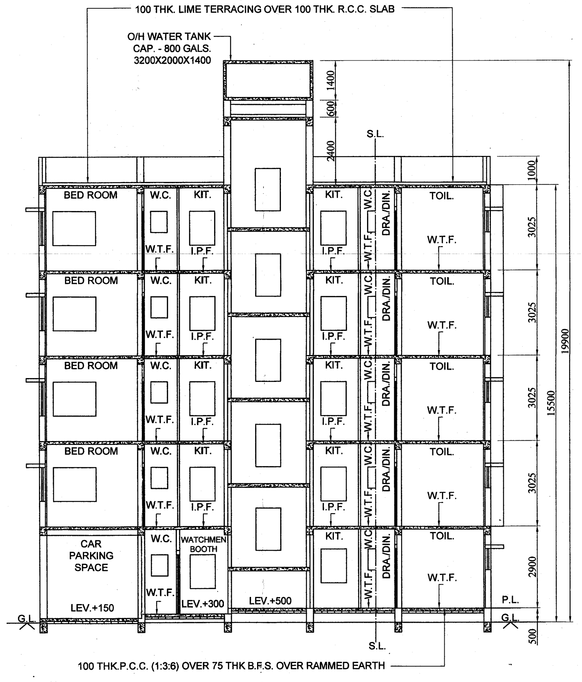
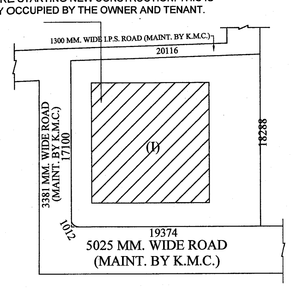
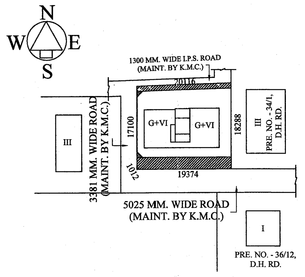


SECTION X-X
(SCALE = 1:100)

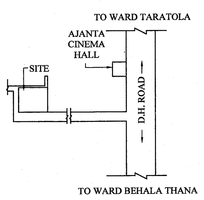
THE EX. STRUCTURE WHICH TO BE DEMOLISHED BEFORE STARTING NEW CONSTRUCTION. THIS IS FULLY OCCUPIED BY THE OWNER AND TENANT.



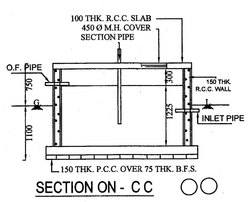
EX. SITE PLAN
SCALE - 1:300



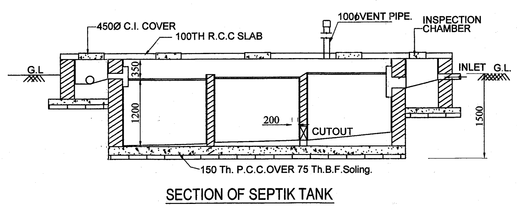
SITE PLAN
SCALE - 1:600



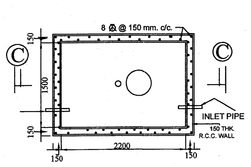
LOCATION PLAN
SCALE - 1:4000



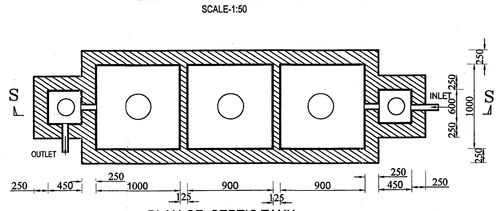
SECTION ON - C C



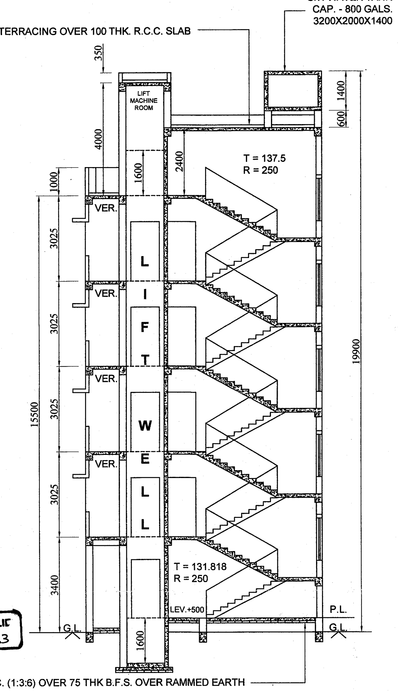
SECTION OF SEPTIK TANK
SCALE-1:50



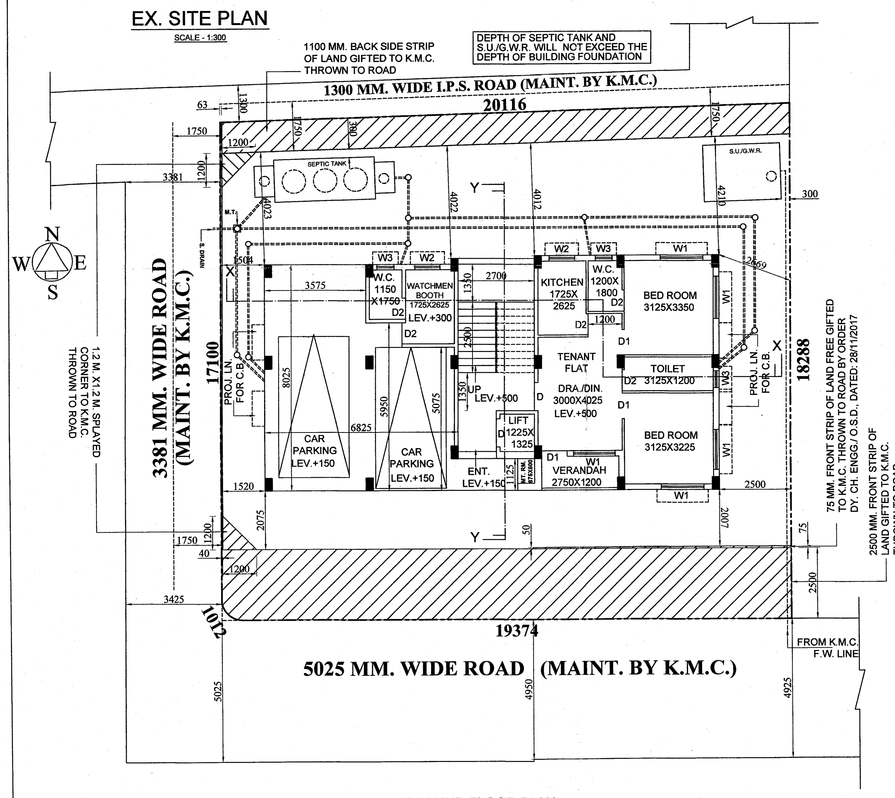
PLAN OF R.C.C. SEMI U./G. WATER RESERVOIR CAPACITY - 800 GLS.



PLAN OF SEPTIC TANK
(30 USERS)
SCALE-1:50



SECTION Y-Y
(SCALE = 1:100)



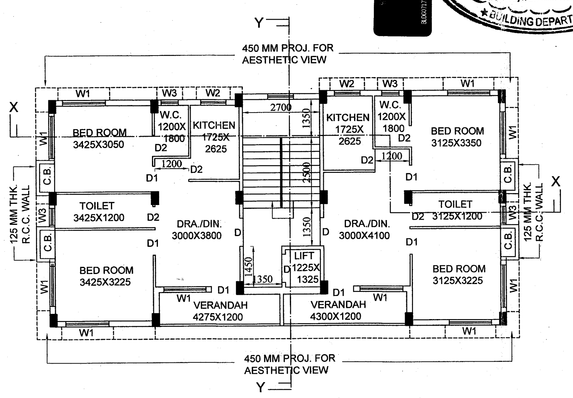
GROUND FLOOR PLAN
(SCALE = 1:100)

APPROVED
ASSISTANT ENGINEER (C)
BOROUGH No.- XIV

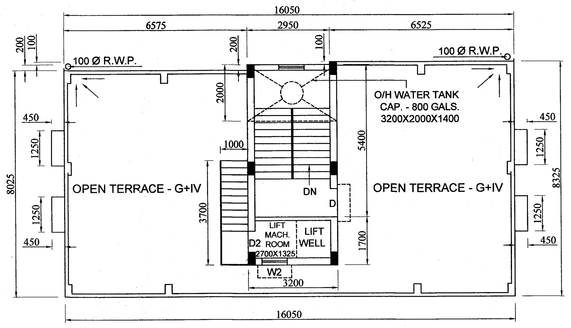
THE KOLKATA MUNICIPAL CORPORATION
BUILDING PERMIT
No. 2017110303
Date 17/01/18 Borough No. XIV
Executive Engineer / Asst. Engineer
For No. 2017 For No. XIV
BUILDING DEPARTMENT

Sanctioned subject to demolition of existing structure to provide open space as per plan before construction is started
Executive Engineer (C) BR. XIV
Asst. Engineer (C) Br. PLAN XIV

THE SANCTION IS VALIC UP TO 17/01/2023



TYPICAL FLOOR PLAN
(1ST., 2ND. , 3RD. & 4TH FLOOR PLAN)
(SCALE = 1:100)



ROOF PLAN
(SCALE = 1:100)

Reference points marked in the site plan of the proposal	Co-ordinate in WGS84		Site elevation (AMSL)
	Latitude	Longitude	
A	20°30'29.46"N	88°19'6.51"E	15.50

The above information is true and correct in all respect and if at any stage, It is found otherwise, then I shall be fully liable for which KMC and other appropriate authority reserve to right to take appropriate action against me as per law.

SEPHALY MONDAL.
RAM CHANDRA MONDAL.
(SMT. SEPHALY MONDAL,
SRI RAM CH. MONDAL)
Counter signed by owner.s

TUSHAR BARAN PAHARI
L.B.S. NO. I/630
signatureof LBS

Premises No- 48, DIAMOND HARBOUR ROAD. Assessee No -41-132-05-0311-9 .
Name of the Owner (s)- SMT. SEPHALY MONDAL & SRI RAM CH. MONDAL
Aera of Land : (5 K. 7 CH. 41 SFT) = 367.512 Sqm. Name of LBS / Architect : **TUSHAR BARAN PAHARI** No :- **L.B.S. NO. I/630**
Permissible height in reference to CCZM issued by AAI:- 40 M.
Co-ordinate in wgs 84 and site elevation (AMSI) :