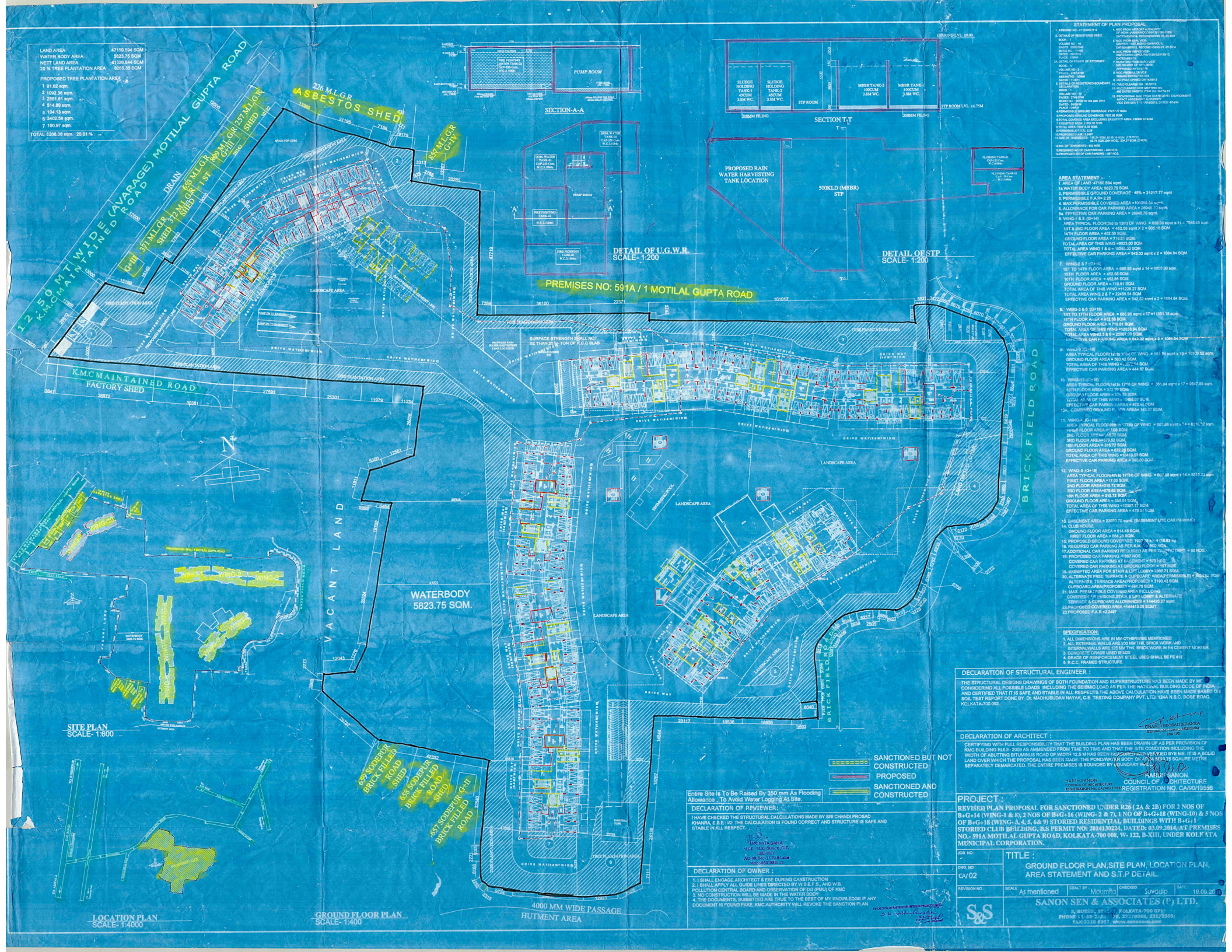

STATEMENT OF PLAN PROPOSAL

1. ASSESSE NO.- 411509413112
2. DETAILS OF REGISTERED DEED: BOOK - 1, VOLUME NO - 40, PAGES- 2305-2346, SERIES NO. - 11466, DATED- 23/07/13, PLACE- DSRO-III
3A. DETAIL OF POWER OF ATTORNEY: VOLUME NO.- 2, PAGES- 4784-4795, SERIES NO.- 10890, DATED- 11/4/13
3. DETAILS OF REGISTERED BOUNDARY DECLARATION: VOLUME NO - 19, PAGES- 2746-2758, SERIES NO.- 09788 for the year 2014, DATED- 05/05/14, PLACE- DSRO-III
4. PERMISSIBLE GROUND COVERAGE: 21217.77 SQM.
5.PROPOSED GROUND COVERAGE: 7857.86 SQM.
6. TOTAL COVERED AREA EXCLUDING BASEMENT AREA: 132666.12 SQM.
7. ESSENTIAL AREA: 11564.85 SQM.
8. TOTAL BUILT UP AREA: 144230.96
9. FAR: 3.49, 3.49
10.PROPOSED F.A.R.: 3.2467
11.SIZE OF TENEMENTS: 136.24 SQM. &115.19 SQM. (138 NOS), 82.76 SQM.(264 NOS), 234.37 SQM.(2 NOS)
12.NO. OF TENAMENTS - 892 NOS.
13.REQUIRED NO OF CAR PARKING – 880 NOS.
14.PROPOSED NO OF CAR PARKING – 897 NOS.
15. NOC FROM AIRPORT AUTHORITY: AAI/ADC/NBR/NOC/13/1235-1239/ DATED-23/07/13, RECOMMENDING HT.-45.90M
16. NOC FROM ARMY: NOC/ SANTICH - 1007, 800213-13/S&W/DO, IL- 814/215 - 2305-2346 DATED-08/07/13, RECOMMENDING HT.-70.69 M
17. NOC FROM WIRELESS WDE: NOC/ 13/WDE/BKDA/TSR/1326/13/2125/12) DATED-08/07/13
18. NOC FROM EURO VIDE: NOC/ EURO/ 2013/ DATED- 08/07/13, APPROVED AR/13/2178
19. NOC FROM CIR VIDE: 1504/ADS DATED 15/07/13
20. NOC FROM CESC VIDE: DATED 17/09/13
21. CRZ MAP FROM SEIAA: 15. CMLO CLEARED ON - 31/07/13
16. WILDLIFE CLEARANCE VIDE MEETING NO. 460 DATED 29/03/13, ITEM NO- 34/13-13
17. PROVISIONAL NOC FROM STATE ENVIRONMENT IMPACT ASSESMENT AUTHORITY VIDE MEMO NO 311-1R/WB/EIA, DATED- 8/5/14

AREA STATEMENT :-

1. AREA OF LAND :47159.594 sqmt
1a WATER BODY AREA: 5823.75 SQM.
2. PERMISSIBLE GROUND COVERAGE : 45% = 21217.77 sqmt
3. PERMISSIBLE F.A.R= 2.25
4. MAX PERMISSIBLE COVERED AREA =106088.84 sq.mt.
5. ALLOWANCE FOR CAR PARKING AREA = 26945.70 sqmt.
5a. EFFECTIVE CAR PARKING AREA = 26945.70 sqmt.
6. WING-1 & 5 (G+14)
AREA TYPICAL FLOOR(1st to 13th) OF WING = 8166.55 sqmt x 13 = 7645.45 sqm
1ST & 2ND FLOOR AREA = 452.54 sqmt X 2 = 905.16 SQM.
14TH FLOOR AREA = 452.58 SQM.
GROUND FLOOR AREA = 713.81 SQM.
TOTAL AREA OF THIS WING =9623.80 SQM.
TOTAL AREA WING 1 & 5 = 19246.00 SQM.
EFFECTIVE CAR PARKING AREA = 542.32 sqmt x 2 = 1084.64 SQM.
7. WING-3 & 7 (G+16)
1ST TO 14TH FLOOR AREA = 685.95 sqmt x 14 = 9603.30 sqm.
15TH FLOOR AREA = 452.58 SQM.
16TH FLOOR AREA = 452.58 SQM.
GROUND FLOOR AREA = 716.81 SQM.
TOTAL AREA OF THIS WING =11227.27 SQM.
TOTAL AREA WING 3 & 7 = 22454.54 SQM.
EFFECTIVE CAR PARKING AREA = 542.32 sqmt x 2 = 1084.64 SQM.
8. WING-3 & 4 (G+18)
1ST TO 17TH FLOOR AREA = 685.95 sqmt x 17 =11661.15 sqm.
18TH FLOOR AREA = 452.58 SQM.
GROUND FLOOR AREA = 716.81 SQM.
TOTAL AREA OF THIS WING =12833.54 SQM.
TOTAL AREA WING 3 & 4 = 25667.08 SQM.
EFFECTIVE CAR PARKING AREA = 542.32 sqmt x 2 = 1084.64 SQM.
9. WING-2 (G+18)
AREA TYPICAL FLOOR(1st to 17th) OF WING = 561.96 sqmt x 18 = 10120.62 sqm.
GROUND FLOOR AREA = 523.42 SQM.
TOTAL AREA OF THIS WING = 10644.04 SQM.
EFFECTIVE CAR PARKING AREA = 444.87 SQM.
10. WING-13 (G+18)
AREA TYPICAL FLOOR(1st to 17th) OF WING = 361.64 sqmt x 17 = 6547.88 sqm.
18TH FLOOR AREA = 327.79 SQM.
GROUND FLOOR AREA = 573.79 SQM.
TOTAL AREA OF THIS WING = 7449.07 SQ.M.
EFFECTIVE CAR PARKING AREA = 472.40 SQM.
10A. COMBINED GROUND FLOOR AREA= 943.27 SQM.
11. WING-4 (G+18)
AREA TYPICAL FLOOR(14th to 17th) OF WING = 607.88 sqmt x 14 = 8510.32 sqm.
FIRST FLOOR AREA =7.66 SQM.
2ND FLOOR AREA= 16.72 SQM.
3RD FLOOR AREA=579.52 SQM.
18th FLOOR AREA = 315.72 SQM.
GROUND FLOOR AREA = 573.79 SQM.
TOTAL AREA OF THIS WING =10397.17 SQM.
EFFECTIVE CAR PARKING AREA = 478.07 SQM.
12. WING-5 (G+18)
AREA TYPICAL FLOOR(14th to 17th) OF WING = 607.88 sqmt x 14 = 8510.32 sqm.
FIRST FLOOR AREA =17.66 SQM.
2ND FLOOR AREA= 315.72 SQM.
3RD FLOOR AREA=579.52 SQM.
18th FLOOR AREA = 315.72 SQM.
GROUND FLOOR AREA = 584.64 SQM.
TOTAL AREA OF THIS WING =10397.17 SQM.
EFFECTIVE CAR PARKING AREA = 478.07 SQM.
13. BASEMENT AREA = 22600.70 sqmt. (BASEMENT ARE CAR PARKING)
14. CLUB HOUSE
GROUND FLOOR AREA = 814.49 SQM.
FIRST FLOOR AREA = 684.26 SQM.
15. PROPOSED GROUND COVERAGE: 79377.78 sq.mt (18.83 %)
16. REQUIRED CAR PARKING AS PER K.M.C. = 852 NOS.
17.ADDITIONAL CAR PARKING REQUIRED AS PER TRAFFIC DEPT. = 30 NOS.
18. PROPOSED CAR PARKING = 897 NOS.
COVERED CAR PARKING AT BASEMENT = 670 NOS.
COVERED CAR PARKING AT GROUND FLOOR = 197 NOS.
19. EXEMPTED AREA FOR STAIR & LIFT LOBBY = 2851.71 SQM.
20. ALTERNATE FREE TERRACE & CUPBOARD AREA(PERMISSIBLE) = 7064.40 SQM.
ALTERNATE TERRACE AREA(PROPOSED) = 3196.42 SQM.
CUPBOARD AREA(PROPOSED) = 461.76 SQM.
21. MAX. PERMISSIBLE COVERED AREA INCLUDING COVERED CAR PARKING,STAIR & LIFT LOBBY & ALTERNATE TERRACE & CUPBOARD ALLOWANCES = 144425.27 sqmt.
22.PROPOSED COVERED AREA =144413.05 SQMT.
23.PROPOSED F.A.R =3.2467

SPECIFICATION:

1. ALL DIMENSIONS ARE IN MM OTHERWISE MENTIONED
2. ALL EXTERNAL WALLS ARE 200 MM THK. BRICK WORK AND INTERNALWALLS ARE 125 MM THK. BRICK WORK IN 1:4 CEMENT MORTER
3. CONCRETE GRADE USED M 20
4. GRADE OF REINFORCEMENT STEEL USED SHALL BE FE 415
5. R.C.C. FRAMED STRUCTURE.

DECLARATION OF STRUCTURAL ENGINEER :

THE STRUCTURAL DESIGNS DRAWINGS OF BOTH FOUNDATION AND SUPERSTRUCTURE HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING THE SEISMIC LOAD AS PER THE NATIONAL BUILDING CODE OF INDIA AND CERTIFIED THAT IT IS SAFE AND STABLE IN ALL RESPECTS.THE ABOVE CALCULATION HAVE BEEN MADE BASED ON SOIL TEST REPORT DONE BY Dr. MADHUSUDAN NAYAK, C.E. TESTING COMPANY PVT. LTD. 124A N.S.C. BOSE ROAD, KOLKATA-700 092.

GHANDI PROSAD KHANRA
REGISTRATION NO.- PB-0000/13

DECLARATION OF ARCHITECT :

CERTIFYING WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS BEEN DRAWN UP AS PER PROVISION OF KMC BUILDING RULE- 2009 AS AMMENDED FROM TIME TO TIME AND THAT THE SITE CONDITION INCLUDING THE WIDTH OF ABUTTING BITUMINUS ROAD OF WIDTH 12.5 M HAS BEEN INCORRECTLY VERIFIED BY ME. IT IS A SOLID LAND OVER WHICH THE PROPOSAL HAS BEEN MADE. THE PONDWATER BODY OF 5823.75 SQUARE METRE SEPARATELY DEMARCATED. THE ENTIRE PREMISES IS BOUNDED BY BOUNDARY WALL.

HARSH SANON
COUNCIL OF ARCHITECTURE
REGISTRATION NO. CA/90/13536

DECLARATION OF REVIEWER:

I HAVE CHECKED THE STRUCTURAL CALCULATIONS MADE BY SRI CHANDI PROSAD KHANRA, B.E. ( ) . THE CALCULATION IS FOUND CORRECT AND STRUCTURE IS SAFE AND STABLE IN ALL RESPECT.

M.S. MITA SAHA
M.E. (Civil Struct. Engg.)
(SE-9711)
A/C-19, Sec.-III, Salt Lake
Mobile-9831885113

DECLARATION OF OWNER :

1. I SHALL ENGAGE ARCHITECT & ESE DURING CANSTRUCTION
2. I SHALL APPLY ALL GUIDE LINES DIRECTED BY W.B.E.F.S., AND W.B. POLLUTION CENTRAL BOARD AND OBSERVATION OF DG (PMU) OF KMC
3. NO CONSTRUCTION WILL BE MADE IN THE WATER BODY
4. THE DOCUMENTS, SUBMITTED ARE TRUE TO THE BEST OF MY KNOWLEDGE.IF ANY DOCUMENT IS FOUND FAKE, KMC AUTHORITY WILL REVOKE THE SANCTION PLAN.

PROJECT :

REVISED PLAN PROPOSAL FOR SANCTIONED UNDER R26 (2A & 2B) FOR 2 NOS OF B+G+14 (WING-1 & 8), 2 NOS OF B+G+16 (WING- 2 & 7), 1 NO OF B+G+18 (WING-10) & 5 NOS OF B+G+18 (WING-3, 4, 5, 6& 9) STORIED RESIDENTIAL BUILDINGS WITH B+G+1 STORIED CLUB BEILDING, B.S PERMIT NO: 2014130224, DATED: 03.09.2014, AT PREMISES NO.- 591A MOTILAL GUPTA ROAD, KOLKATA-700 008, W- 122, B-XIII, UNDER KOLKATA MUNICIPAL CORPORATION.

JOB NO :
DRG. NO : C/V/02
REVISION NO :

TITLE : GROUND FLOOR PLAN,SITE PLAN, LOCATION PLAN, AREA STATEMENT AND S.T.P DETAIL.

SCALE : As mentioned | DEALT BY : Moumita | CHECKED : Suvadip | DATE : 19.09.2014

S&S

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