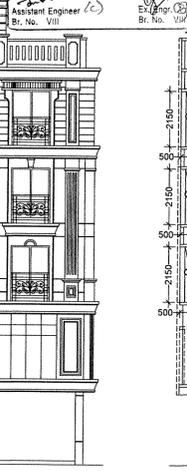
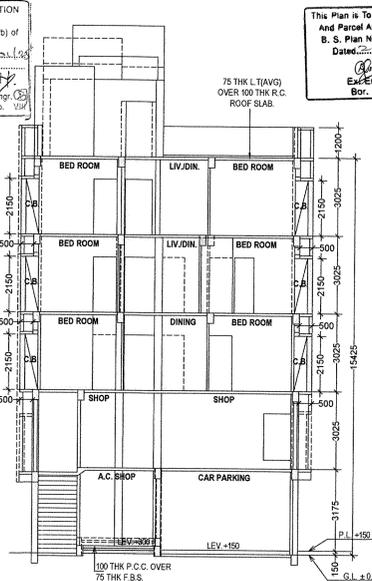


KOLKATA MUNICIPAL CORPORATION
BUILDING DEPTT.
PLANS APPROVED U/R 26(2a) & (2b) of
K.M.C. BUILDING RULES 2009
B.P. No. 2023080042
BR. NO. VIII

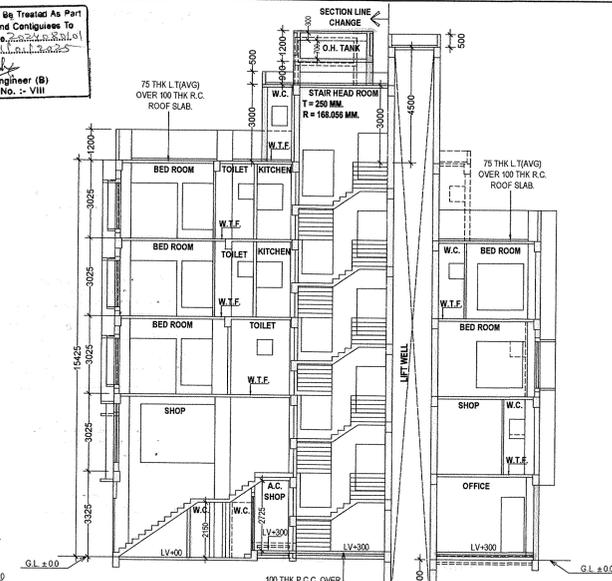
This Plan is to be Treated As Part
And Part of And Consignees To
B. S. Plan No. 2023080042
Dated 21.01.2025



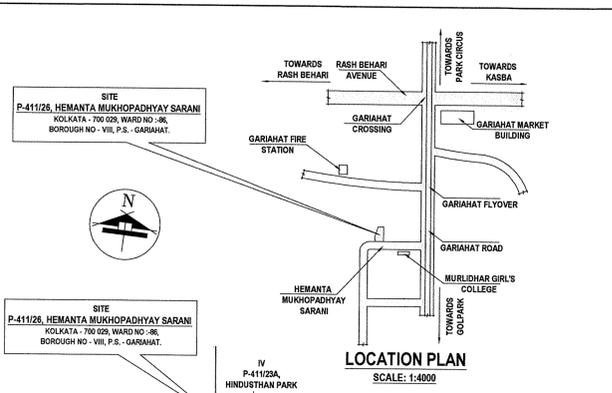
FRONT ELEVATION
SCALE: 1:100



SECTION THROUGH -A - A'
SCALE: 1:100



SECTION THROUGH -B - B'
SCALE: 1:100



LOCATION PLAN
SCALE: 1:4000



SITE PLAN
SCALE: 1:600

DOOR WINDOW SCHEDULE					
TYPE	WIDTH	HT.	TYPE	WIDTH	HT.
D	1200	2150	W	2125	1800
D1	900	2150	W1	1600	1800
D2	750	2150	W2	1200	1800
DW	2600	2150	W3	1600	1800
DW1	1900	2150	W4	850	1000
DW1	1400	2150	W5	600	600
CG	1200	2150	W6	450	1000
RS	1450/1225	2150	W7	300	600

SPECIFICATIONS
R.C.C. FRAME STRUCTURE WITH CONC. GRADE 1:1.5:3
200 M.M. THK. EXTERNAL 125 & 75 M.M. THK. INTERNAL WALLS WITH
1:4 CEMENT MORTAR JOINTS.
STEEL 2: SECTION WINDOWS
CAST-IN-SITU MOSAIC FLOORING
1:6 & 1:4 CEMENT PLASTER ON INTERNAL WALLS AND CEILING RESPECTIVELY.
WATER PROOFING TREATMENT.
P.O.P. FINISH ON INTERNAL WALLS & CEILING.

CERTIFICATE OF STRUCTURAL ENGINEER

I DO HEREBY CERTIFY THAT THE ERECTION OF 6/4V STORED BUILDING ON PREMISES NO. P-411/26, HEMANTA MUKHOPADHYAY SARANI, HAVE BEEN SUPERVISED BY ME AND HAS BEEN COMPLETED ACCORDING TO THE B.S. PLAN NO. 2023080042, DATED - 28.07.2023 & FURTHER SANCTION U/S- 394 WIDE B.P. NO. 2024080101, DATED - 21.01.2025 WITH SOME INTERNAL & EXTERNAL CHANGES. THE WORK HAS BEEN COMPLETED TO THE BEST OF MY SATISFACTION. THE WORKMANSHIP AND ALL THE MATERIALS (QUALITY AND GRADE) HAVE BEEN USED STRICTLY IN ACCORDANCE WITH GENERAL AND DETAILED SPECIFICATION. NO PROVISION OF K.M.C. BLDG. RULES 2009 HAVE BEEN VIOLATED IN COURSE OF THE WORK. THE STRUCTURE IS SAFE AND STABLE IN ALL RESPECT.

Joydeep Mukherjee
Joydeep Mukherjee
B.E. (CIVIL)
E.S.E.-179(4)

JOYDEEP MUKHERJEE
B.E. (CIVIL), E.S.E. - 178(II)
SIG. OF STRUCTURAL ENGINEER

DECLARATION OF ARCHITECT

I DO HEREBY CERTIFY WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS BEEN DRAWN UP AS STANDS DEFACIO ON PREMISES NO. P-411/26, HEMANTA MUKHOPADHYAY SARANI, WARD NO. 86, BR-VIII, IN COMPLIANCE WITH THE B.S. PLAN NO. 2023080042, DATED - 28.07.2023 & FURTHER SANCTION U/S- 394 WIDE B.P. NO. 2024080101, DATED - 21.01.2025. THE WORK HAS BEEN COMPLETED IN ACCORDANCE WITH THE SANCTIONED PLAN WITH SOME INTERNAL & EXTERNAL CHANGES AND TO THE BEST OF MY SATISFACTION. THE WORKMANSHIP AND ALL THE MATERIALS (QUALITY AND GRADE) HAVE BEEN USED STRICTLY IN ACCORDANCE WITH GENERAL AND DETAILED SPECIFICATION. NO PROVISION OF K.M.C. BLDG. RULES 2009 HAVE BEEN VIOLATED IN COURSE OF THE WORK.

Arjun Pal
Arjun Pal (B. Arch)
Registered Architect
Regn. No. - CA/2010/47578

ARJUN PAL (B.Arch)
Registered Architect
Regn No. - CA/2010/47578
SIG. OF ARCHITECT.

DECLARATION OF OWNERS

WE DO HEREBY UNDERTAKE WITH FULL RESPONSIBILITY THAT WE ENGAGED L.B.A. & E.S.E. AND FOLLOWED THEIR INSTRUCTION DURING CONSTRUCTION OF THE BUILDING (AS PER B.S. PLAN). THE K.M.C. AUTHORITY WILL NOT BE RESPONSIBLE FOR STRUCTURAL STABILITY OF THE BUILDING AND ADDING STRUCTURES. IF ANY DETAILED DOCUMENTS ARE FOUND TO BE FAKE, THE K.M.C. AUTHORITY WILL REVOKE THE SANCTION PLAN.

Sudip Ghosh
Sudip Ghosh
(1) SUDIP GHOSH AND (2) NAVIN CHOWDHURY PARTNERS - M/s. S.N. REALTY CONSTITUTED ATTORNEY OF (1) AYAN MUKHERJEE, (2) MARAMI BARUA (3) MINA BANERJEE (4) NANDITA BHATTACHARYA (5) SUJATA MUKHOPADHYAY

SUDIP GHOSH & NAVIN CHOWDHURY PARTNERS - M/s. S.N. REALTY CONSTITUTED ATTORNEY OF (1) NANDITA BHATTACHARYA (2) SUJATA MUKHOPADHYAY (3) SMT. MINA BANERJEE (4) SRI AYAN MUKHERJEE (5) SMT. MARAMI BARUA

NAME OF OWNERS / APPLICANT

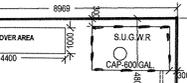
REGULARIZATION PLAN U/R 26 (2a) & (2b) COMPLYING K.M.C. BUILDING RULE 2009 OF 6/4V STORED [15.425 M. HEIGHT] RESIDENTIAL BUILDING AT PREMISES NO. P-411/26, HEMANTA MUKHOPADHYAY SARANI, UNDER K.M.C. WARD NO. 86, BOROUGH NO. VIII, P.S. - GARIAHAT, KOLKATA - 700 029, PREVIOUSLY SANCTIONED VIDE B.P. NO. 2023080042, DATED - 28.07.2023 & FURTHER SANCTIONED U/S-394 WIDE B.P. NO. 2024080101, DATED - 21.01.2025.

JOB NO.	DRG. NO.	DATE	DEALT
1	ARCH/CORP-01	20.01.2026	SUSHANTA

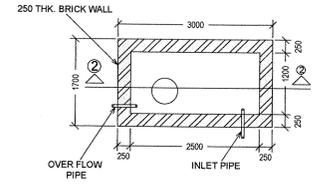
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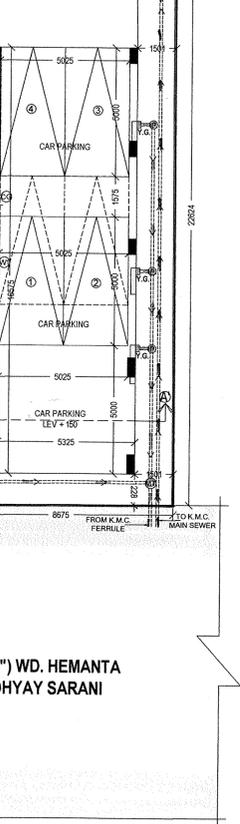
DEPTH OF S.U.G.W RESERVOIR SHOULD NOT GO BEYOND THE FOUNDATION OF THE BUILDING.



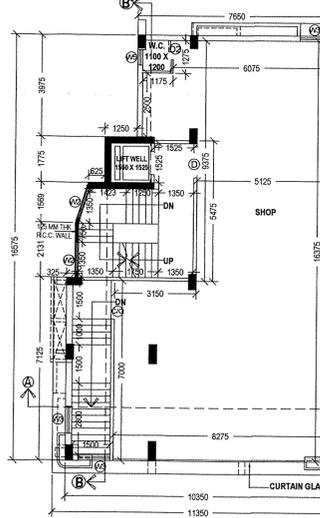
SECTION AT 2-2
SCALE: 1:50



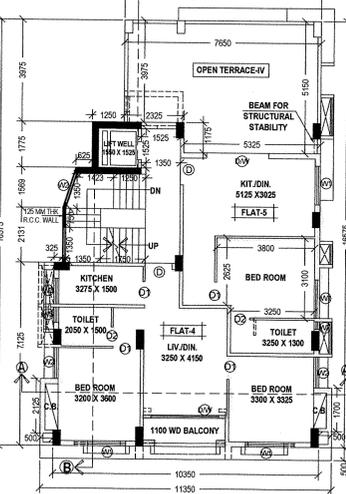
SEMI UNDER GROUND WATER RESERVOIR (CAPACITY : 600 GAL)
SCALE: 1:50



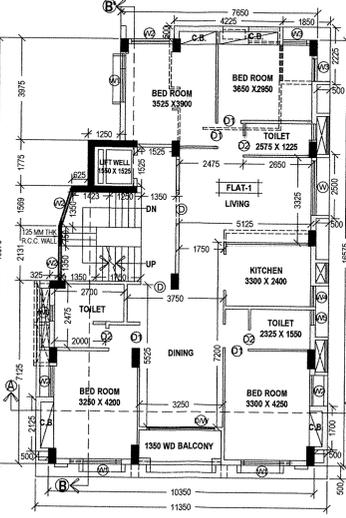
GROUND FLOOR PLAN
SCALE: 1:100



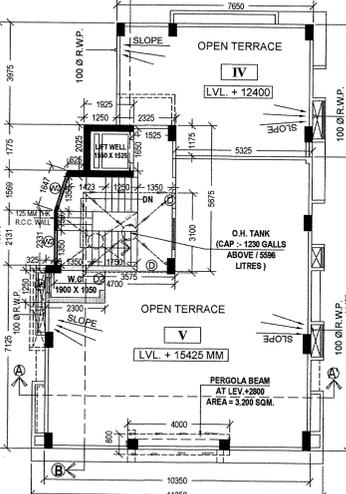
1ST FLOOR PLAN
SCALE: 1:100



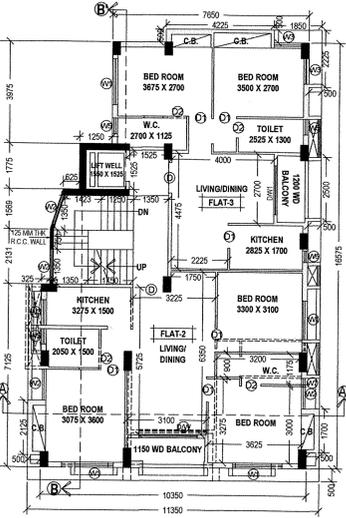
4TH FLOOR PLAN
SCALE: 1:100



2ND FLOOR PLAN
SCALE: 1:100



ROOF PLAN
SCALE: 1:100



3RD FLOOR PLAN
SCALE: 1:100

STATEMENT OF THE PLAN PROPOSAL

PART-A:			
1. ASSESSEE NO : 110860400064			
2. DETAIL OF REGISTERED DEED.			
BOOK NO. 1	VOL. NO. 39	PAGE NO. 162 TO 171	
BEING NO. 1929	DATED : 16.08.1955	PLACE : S.R. SEALDAH	
BOOK NO. 1	VOL. NO. 12	PAGE NO. 50 TO 55	
BEING NO. 372	DATED : 13.02.1956	PLACE : S.R. SEALDAH	
3. DETAIL OF REGISTERED BOUNDARY DECLARATION.			
BOOK NO. 1	VOL. NO. 1604-2023	PAGE NO. 179080 TO 179094	
BEING NO. 160400230	DATED : 24.05.2023	PLACE : D.S.R. - IV SOUTH 24-PARGANAS	
4. DETAIL OF REGISTERED POWER OF ATTORNEY.			
(A) BOOK NO. 1	VOL. NO. 1602-2023	PAGE NO. 191166 TO 191190	
BEING NO. 160209673	DATED : 27.04.2023	PLACE : D.S.R. - II SOUTH 24-PARGANAS	
(B) BOOK NO. 1	VOL. NO. 1602-2025	PAGE NO. 49234 TO 49254	
BEING NO. 160201114	DATED : 27.01.2025	PLACE : D.S.R. - II SOUTH 24-PARGANAS	
5. a) AREA OF LAND (Deed & Physical) : 4 K-01 CH-07 SFT = 272.389 SQM			
b) NO. OF STOREY : G + IV			
6. NO. OF TENAMENTS : 9 NOS			
7. SIZE OF TENAMENTS : a) 50 - 75 Sqm 02 NOS. b) 75 - 100 Sqm 01 NO. c) 100 - 200 Sqm 01 NO. d) BELOW 50 Sqm 01 NO.			

PART-B :-

FLOOR MKD.	SANCTIONED AREA	PROPOSED AREA
12. GROUND COVERAGE	57.510 % = 156.652 SQM	57.510 % = 156.652 SQM
13. GROUND FLOOR	156.652 SQM	156.652 SQM
14. FIRST FLOOR	156.652 SQM	156.652 SQM
15. SECOND FLOOR	156.652 SQM	156.652 SQM
16. THIRD FLOOR	156.652 SQM	156.652 SQM
17. FOURTH FLOOR	156.652 SQM	156.652 SQM
18. TOTAL FLOOR	748.590 SQM	748.590 SQM
19. EXEMPTED STAIR, LIFT, LOBBY & CUT OUT	15,600 + 27,585 + (19,757 X 3) = 102,459 SQM	16,08 + 27,585 + (19,757 X 3) = 102,938 SQM
20. CAR PARKING AREA	99.805 SQM	85.262 SQM
21. EFFECTIVE FLOOR AREA	748.590 + (102,459 + 99,805) = 544,326 SQM	748.590 + (102,938 + 85,262) = 553,392 SQM
22. F.A.R.	544,326 / 272,389 = 1.998	553,392 / 272,389 = 2.039
23. STAIR HEAD ROOM	20,385 SQM	20,385 SQM
24. LIFT WC ROOM (M.R.L.)	3,896 SQM	3,896 SQM
25. OVER HEAD TANK	7,415 SQM	11,083 SQM
26. W.C. AT ROOF	2,930 SQM	3,960 SQM
27. CLIP BOARD	8,800 SQM	4,400 SQM
28. TREE COVER	4,400 SQM	3,200 SQM
29. PERGOLA AREA AT ROOF	8,800 SQM	3,200 SQM
30. HEIGHT OF THE BUILDING	15.425 MTR	15.425 MTR



This Plan is to be Treated as Part
of the Plans and Consents to
be S. Plan No. 2024/2026/26
Dated 20/1/26
Es. Engineer (B)
Doc. No. - VIII

KOLKATA MUNICIPAL CORPORATION
BUILDING DEPTT.
PLANS APPROVED UNDER RULES 1 & 2(b) of
K.M.C. BUILDING RULES 2008
S.P. No. 2024/2026/26 D. No. 1/25
S.D. No. 2026
Es. Engineer (B)
Doc. No. VIII

U/R-26(a) & (b) of
K.M.C. Building Rules
Approved by
S. Plan No. 2024/2026/26
Dated 20/1/26

PARTY'S COPY