



Kolkata Municipal Corporation
Building Department
FORM OF BUILDING PERMIT (PART I)

Applicant Details : ATRAYEE PROPERTIES PRIVATE LIMITED

Financial Year	Borough No	BP No	Sanction Date	Premises No	Assessee No	Ward No	Applicant Type
2022	01	2022010139	14-DEC-22	29, PAIKPARA ROW	110041000764	004	Company/LLP

LBS/Architect/ESE Details :

Processing Particulars

Licence No	Name
LBS//1353	SANJOY CHOWDHURY
ESE//207	SHYAM SUNDAR KUNDU

Under Section	Processing Category	Submission Date	Plan Case No:
393A	NON MBC	14/11/2022	2022010187

Description of Plan Proposal

Use Group	Land Area (Sq mts)	Height (mts)	F.A.R	Width of MA	Total Floor Area	Against proposal (in sqmt)	
						Floor Area	ground floor area
01	270.81	15.475	2.122	9.144	684.725	684.725	138.177

JJ No
E/07/2022/5064

JJ Date
14-DEC-22

Fees Details

Description	Amount
Sanction Fee	93800
Surcharge For Non-Resi Use	0
Infra. Dêv. Fees	0
Stacking Fee	21680
Wet - Work Charge	25293
Waste Water Charges	7227
Drainage Development Fees	88356
Drainage Observation Fees	660
Water Observation Charge	800
Fees For Survey Obs. Report	37000
Application fee for Submission of Building Plan	12000
Labour Welfare Cess on Building Sanction Plan	52754
KMDA's Development Charge	0



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Recovery of Cost of Modern Scientific Compactor	0
Water Connection Charges(demanded by WS Dept.)	44032
Drainage Inspection Charges	50664
Assessment Book Copy Fees(demanded by Assessment D	2000
Mechanical parking Installation fees	0
Total :	436266



The Kolkata Municipal Corporation
Building Department

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SCHEDULE -VI

FORM OF BUILDING PERMIT (PART II)

From-The Municipal Commissioner
The Kolkata Municipal Corporation

To : ATRAYEE PROPERTIES PRIVATE LIMITED
12 CHANDRANATH SUMLAI LANE , KOLKATA

SUBJECT:-Issue of sanction/provisional sanction of erection/re-erection/addition to or alteration of the building and issue of Building Permit under Rule 13(1(a)).

Building permit, Premise 29 PAIKPARA ROW

Ward No 004

Borough No. 01

Sir,

With reference to your application dated 14-NOV-22 for the sanction under section 393A of Municipal Corporation Act, 1980, for erection/reerection/addition to/alteration of the Building PAIKPARA ROW Ward No.004 Borough No. 01, this Building Permit is based on the basis of taking NOC/Clearance/Observation from the following department as applicable.

Water Supply Department : Applicable	ULC Authority :	Not Applicable
Swerage & Drainage : Applicable	IGBC :	Not Applicable
Surveyer Department Applicable	BLRO :	Not Applicable
WBF&ES : Not Applicable	Military Establishment :	Not Applicable
KMDA/KIT : Applicable	E-Undertaking :	Applicable
AAI : Not Applicable		
ASI : Not Applicable		
PCB: Not Applicable		

subject to the following conditions namely:-

1. The Building Permit No. 2022010139 dated 14-DEC-22 is valid for Occupancy/use group Residential
2. The Building permit no. 2022010139 dated 14-DEC-22 is valid for 5 years from date of sanction.

3. Splayed Portion:-Sanctioned conditionally by undertaking of the owner that the splayed portion will be free gifted to the K.M.C and no wall can be constructed over it.

4. Any part of the building can not be used as storage of inflammable material without having License of appropriate Authority.

5. Further Conditions:-

Before starting any construction the site must conform with the plans sanctioned and all the conditions as proposed in the plan should be fulfilled. The validity of the written permission to execute the work is subject to above conditions.

Sanctioned subject to demolition of existing structure to provide Open Space as per Sanctioned Plan before construction is started.

The Building work for which this Building Permit is issued shall be completed within 14-DEC
construction will be undertaken as per sanctioned plan only and no deviation from the K
Kolkata Municipal Corporation Building Rules 2009, will be permitted. Any deviation done against the Kolkata Mun
Building Rules is liable to be demolished and the supervising Architect/Licence Building Surveyor
will run the risk on having his license cancelled.

A set of digitally signed plan and other related documents as applicable sent electronically.
Reservation/Sanction for water supply arrangement including semi underground & over head reserve
lined from water supply department before proceeding with the work of water supply, any deviat
connection/demolition.

rain water pipe should be fixed or discharged on Road or Footpath.

A) Internal House Drainage plan prepared by Licensed Plumber under supervision of LBS /Archite
SANJOY CHOWDHURY (License No.) LBS/I/1353
been duly approved by Building Department subject to condition that all such works a
to be done by the Licensed Plumber under supervision of LBS / Architect SANJOY CHOWDHUI
ense No. LBS/I/1353

However, in case of developments exceeding total floor area 5000 sq.m which includes constructi
harvesting, waste water recycling, Air conditioning of building, Construction of fire reserv
mechanical compactor, solar panel, solar water heater system, lighting arrestor system etc,
age reputed Mechanical Electrical Plumbing(M.E.P) consultant who will implement the above worl
division of LBS/Architect.

change of this proposal/deviation/modification of the plan requires approval before applicat
suitable pump has to be provided i.e. pumping unfiltered water for the distribution to the
urinals in the building incase unfiltered water from street main is not available.

deviation would mean demolition.

Construction site shall be maintained to prevent mosquito breeding as required u/s 496(1) & (2)
such manner so that all water collection & particularly lift wells, vats, basement curing sites
obstacles etc. must be emptied completely twice a week.

Necessary steps should be taken for the safety of the lives of the adjoining public and private
struction.

Before starting any construction the site must conform with the plans sanctioned and all the co
posed in the plan should be fulfilled.

Design of all Structural Members including that of the foundation should conform to standards :
National Building Code of India.

All Building Materials to necessary & construction should conforms to standard specified in the
of India.

On commencement of Erection/Re-Erection within Five Year will Require Fresh Application for Sa

Approved subject to Compliance of requisition of West Bengal Fire & Emergency Services, if any
the building materials that will be stacked on Road/Passage or Foot-path beyond 3-months or aft
floor, whichever is earlier may be seized forthwith by the K.M.C at the cost and risk of the ov

Provision for use of solar energy in the form of solar heater and/or solar photo-cells shall be
required under rule 147 of Building rules, 2009 and completion certificate will not be issued in

out having such provision as applicable.

Structural plan and design calculation as submitted by the structural engineer have been kept i
Kolkata Municipal Corporation without verification. No deviation from the submitted. Structural
the time of erection without submitting fresh structural plan along with design calculation ar

ificate in the prescribed form. Necessary steps should be taken for the safety of the adjoini
private properties and safety of human life during construction.

The validity of the written permission to execute the work is subject to the above conditions.

As faithfully, **SUBRATA BISWAS**
Digitally signed by SUBRATA BISWAS
Date: 2022.12.14 18:49:36 +05'30'

SUBHASIS DAS

Digitally signed by SUBHASIS DAS
Date: 2022.12.14 18:51:43 +05'30'

Asst Engg/Execut
by order
(Municipal Commis

Signature and designation of the officer to whom powers have been delegated)



The Kolkata Municipal Corporation

Building Department

Borough : 01

Stacking Memo

Dated: 14 DEC 2022

The Assistant Director
Borough No : 01
SWM-1 Department
The Kolkata Municipal Corporation

The following particulars may please to noted for your information the building permit for constructional work at premises no. noted below has been issued on realisation of stacking fees as per rate specified in the resolution of Mayor-in-Council.

Premises No : 29 PAIKPARA ROW

Built up area: 684.725 sqm Amount realised on built up area : Rs. 21680 /-

The above noted amount has been deposited as stacking fees vide B.S No 2022010139
dt 14-DEC-22 for the period of three months w.e.f the date of commencement.

SUBRATA Digitally signed by
SUBRATA BISWAS
BISWAS Date: 2022.12.14
18:49:11 +05'30'

SUBHASIS Digitally signed by
SUBHASIS DAS
DAS Date: 2022.12.14
18:51:55 +05'30'

Excecutive Engineer (C)/Bldg
Borough No. 01