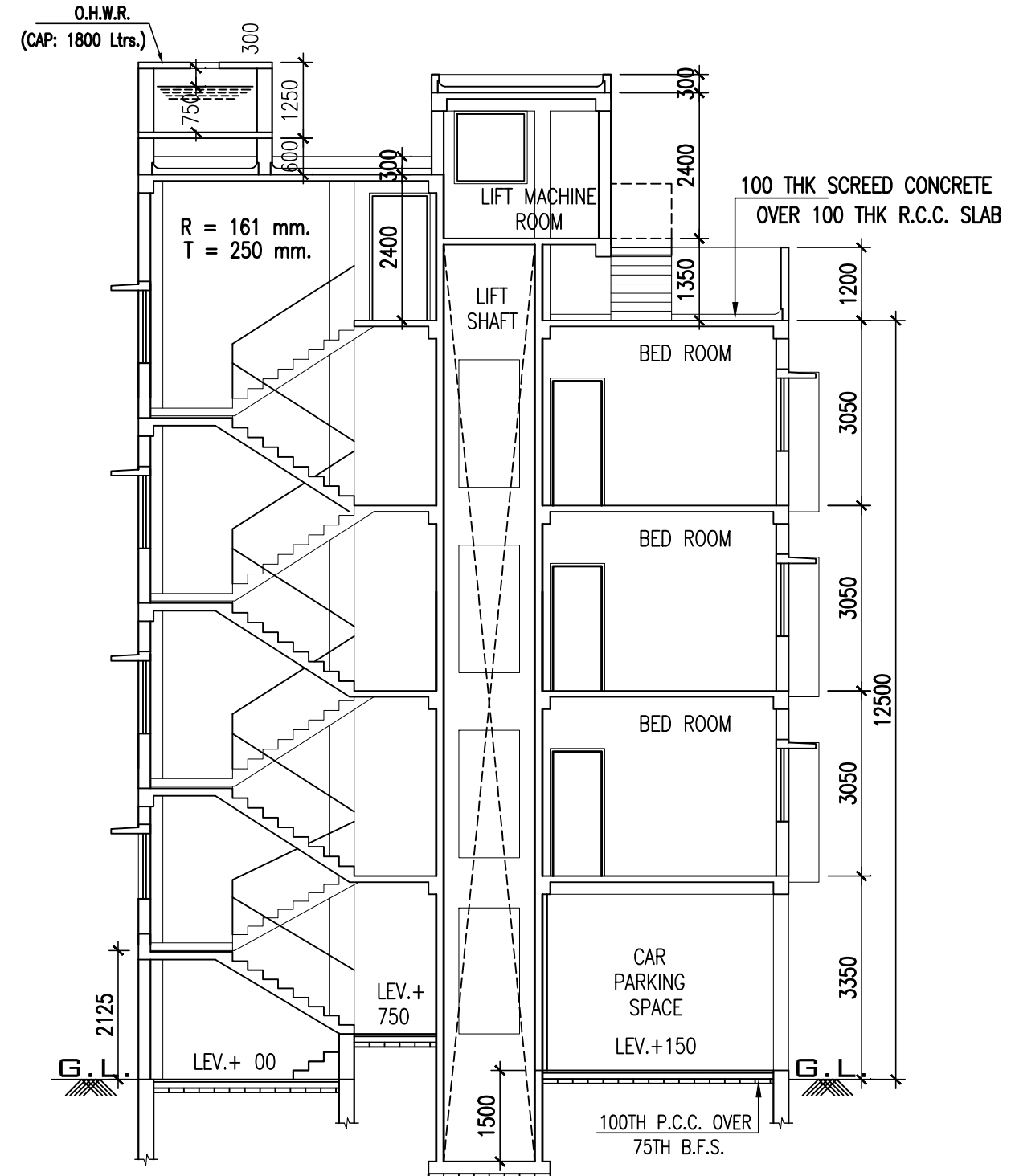


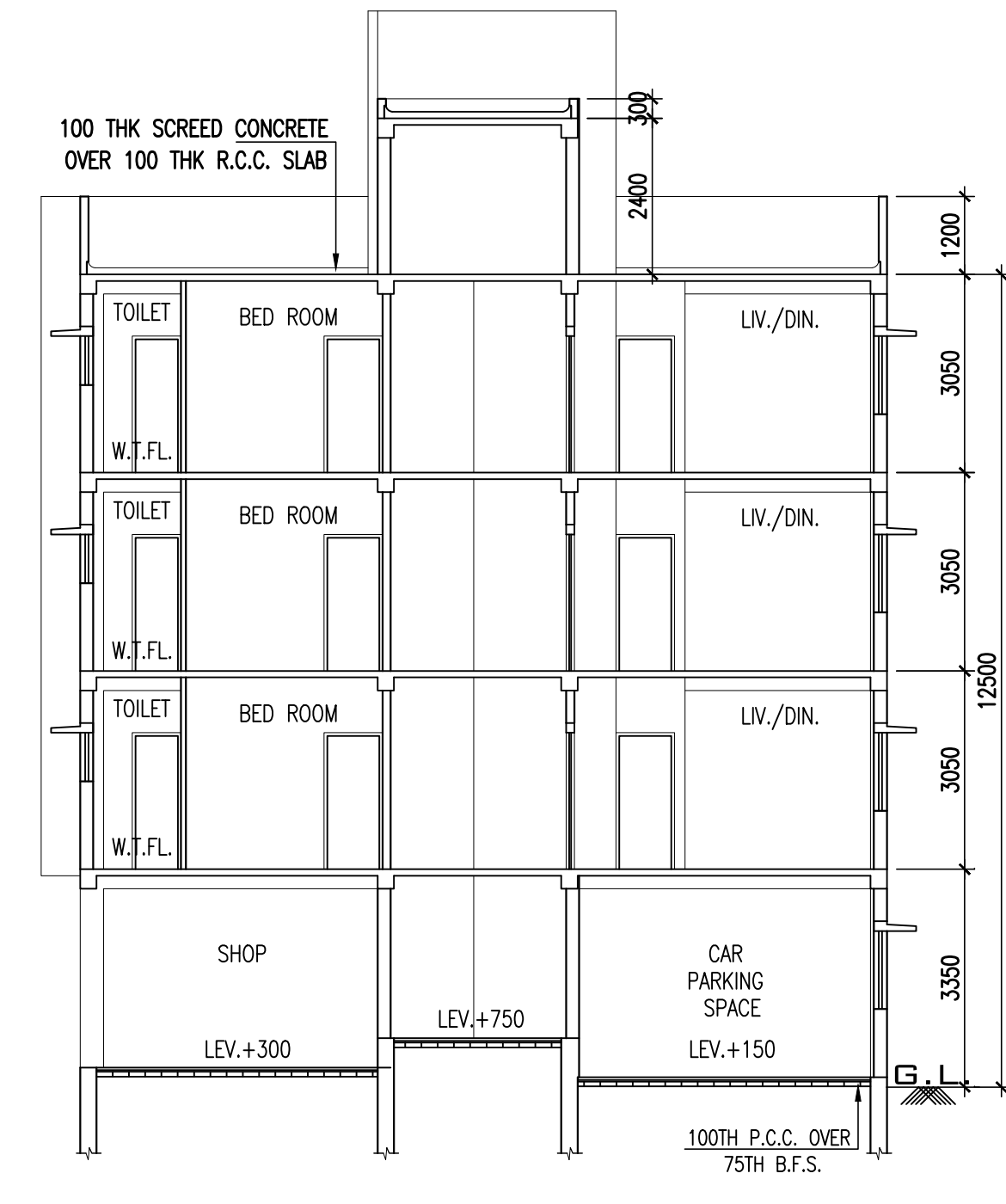


FRONT ELEVATION
SCALE : 1:100

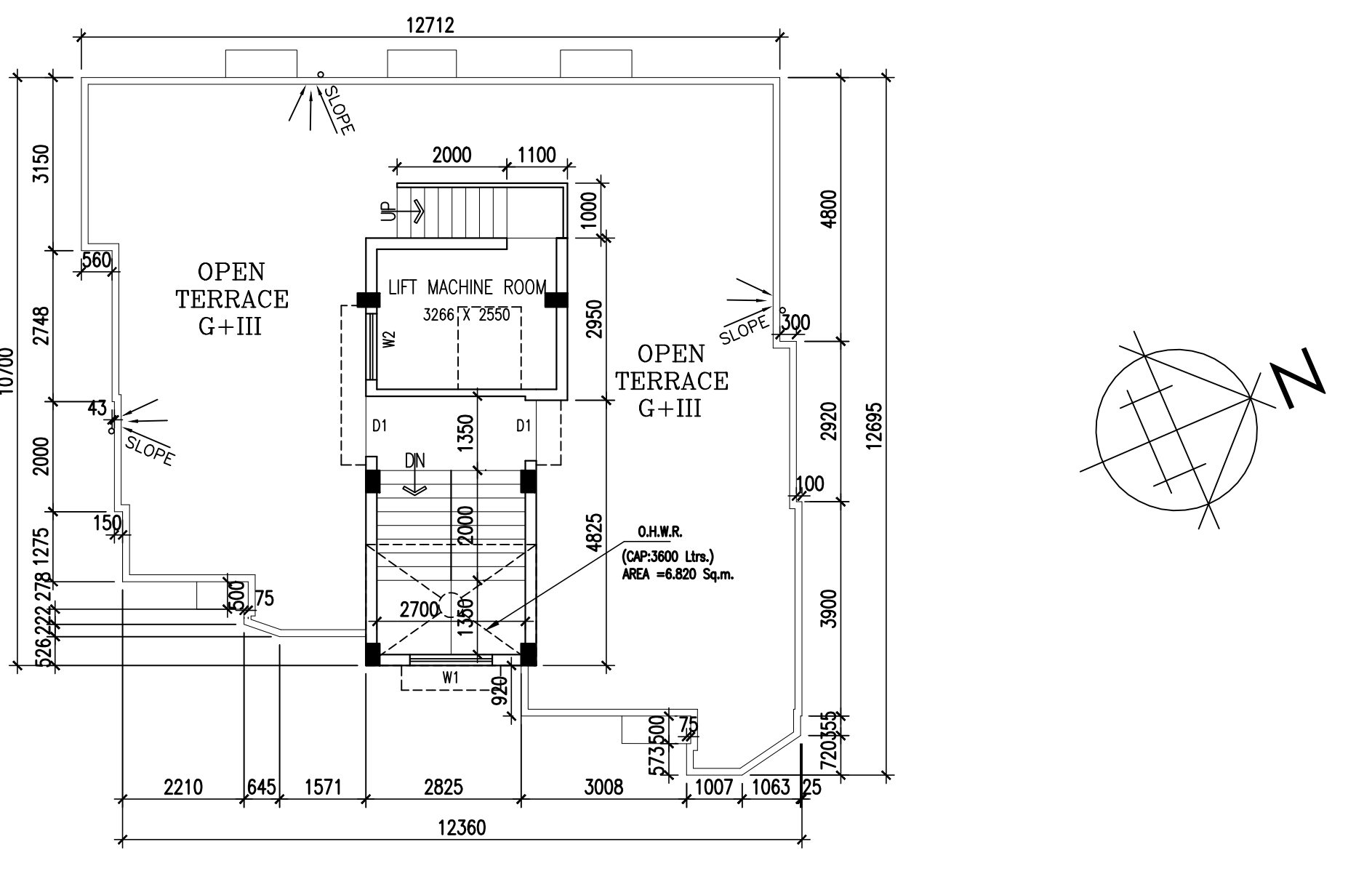
SIDE ELEVATION
SCALE : 1:100



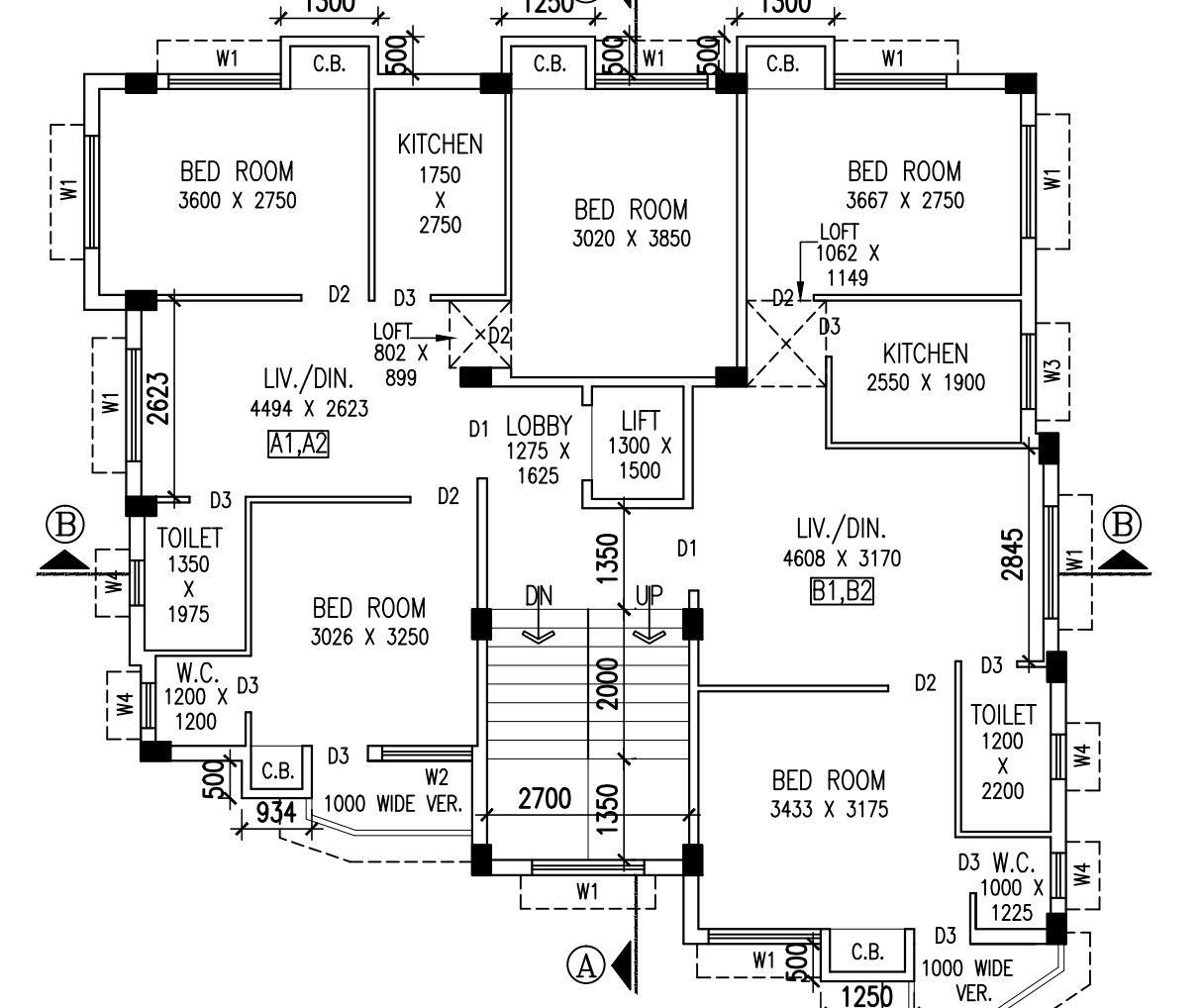
SECTION AT A-A
SCALE : 1:100



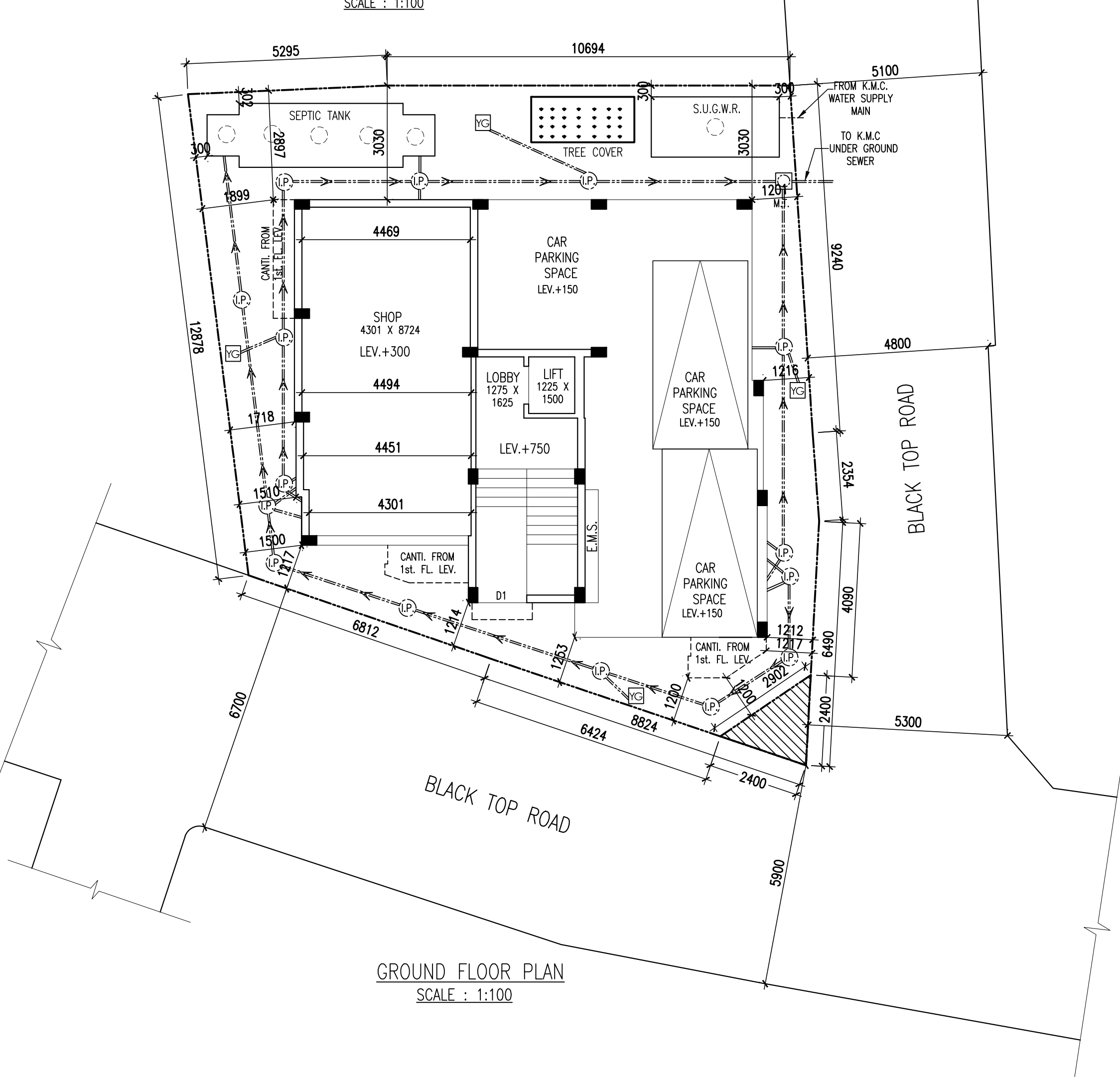
SECTION AT B-B
SCALE : 1:100



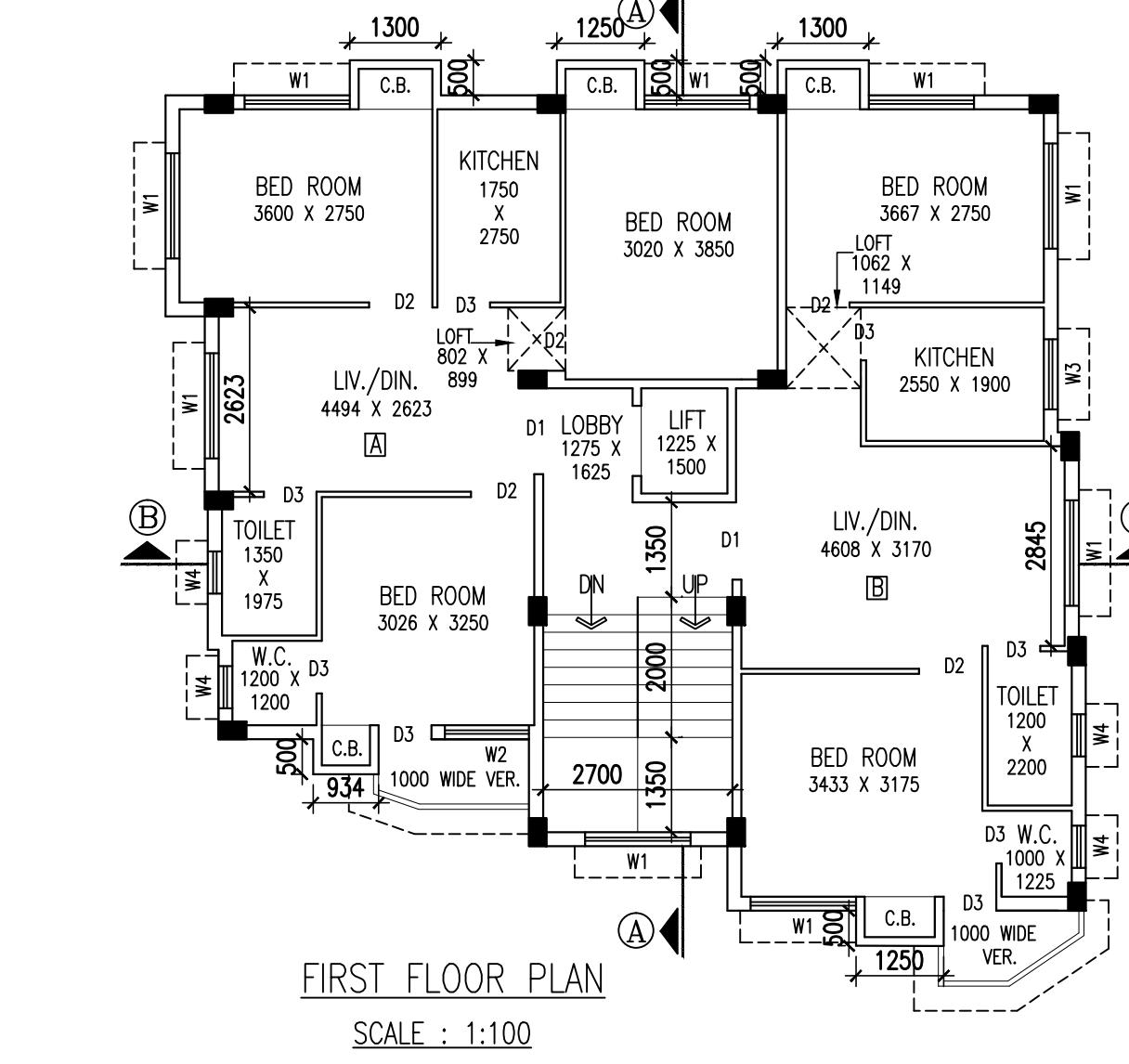
ROOF PLAN
SCALE : 1:100



SECOND & THIRD FLOOR PLAN
SCALE : 1:100



GROUND FLOOR PLAN
SCALE : 1:100



FIRST FLOOR PLAN
SCALE : 1:100

NOTES :-

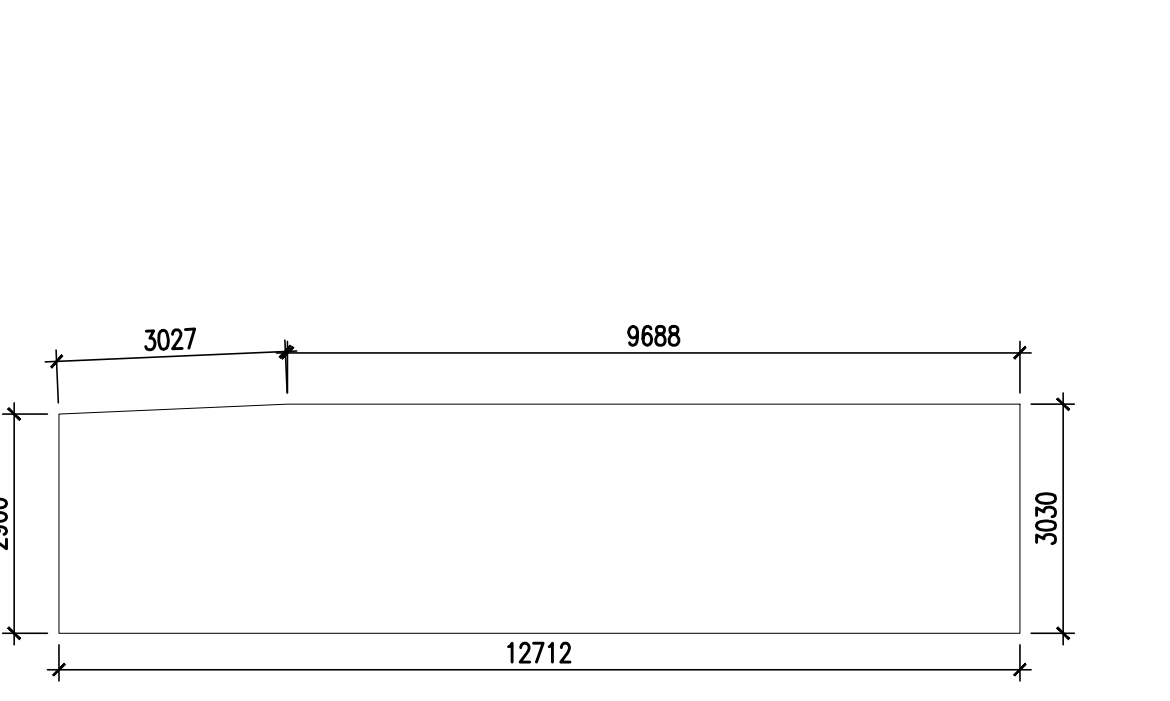
- ALL DIMENSIONS ARE IN MM. UNLESS OTHERWISE STATED.
- ALL SCALES ARE 1:100 UNLESS OTHERWISE STATED.
- DEPTH OF FOUNDATION OF SEPTIC TANK AND S.U.G.W.R. SHOULD NOT GO BEYOND THE DEPTH OF FOUNDATION OF THE BUILDING. ALL SORTS OF PRECAUTIONARY MEASURE WILL BE TAKEN AT THE TIME OF CONSTRUCTION OF SEPTIC TANK AND S.U.G.W.R.

SPECIFICATIONS :-

- EXTERNAL WALLS ARE 200 mm AND INTERNAL WALLS 125 & 75 mm THICK WITH CEMENT MORTAR 1:6 AND 1:4 RESPECTIVELY.
- CEMENT PLASTER ON INTERNAL WALLS AND CEILING 1:4 & 1:4 RESPECTIVELY.
- 75 THK S.C.C. OVER 100 THK R.C.C. ON ROOF SLAB (1:1.5:3) USING CHEMICALS FOR WATER PROOFING.
- GRADES OF STEEL IS Fe-500, AND GRADE OF CONCRETE IS (1:1.5:3).
- ALL MATERIAL AND CONSTRUCTION SHOULD BE AS PER I.S. CODE.
- ALL R.C.C. WORKS SHALL BE CARRIED OUT WITH (1:1.5:3) PROPORTION.
- 450 mm PROJECTED CHANNA.
- 16 mm GRADE STONE CHIPS WILL BE USED IN R.C.C. WORKS.
- ALL MARBLE FLOORING TO BE USED: 15-20mm THICK MARBLE FLOORING.
- P.O.P. FINISHING ON INTERNAL WALLS & CEILING.
- ALUMINIUM SECTION WINDOWS WITH 5mm THICK GLASS PANELS.

CERTIFICATE FROM GEO-TECH ENGINEER
 UNDERSIGNED HAS INSPECTED THE SITE AND CARRIED OUT SOIL INVESTIGATION THEREON. IT IS CERTIFIED THAT THE EXISTING SOIL OF THE SITE IS ABLE TO CARRY THE LOAD COMING FROM THE PROPOSED CONSTRUCTION AND THE FOUNDATION SYSTEM PROPOSED HEREIN IS SAFE & STABLE IN ALL RESPECT FROM GEO-TECHNICAL POINT OF VIEW.

9) B.L. & L.R.O. CONVERSION - MEMO NO 171450/BLR/ROK/DL DT. 14/05/2024. AS BASTU.
 10) B.L. & L.R.O. CONVERSION - MEMO NO 171451/BLR/ROK/DL DT. 14/05/2024. AS BASTU.
 11) B.L. & L.R.O. CONVERSION - MEMO NO 171452/BLR/ROK/DL DT. 14/05/2024. AS BASTU.
 12) B.L. & L.R.O. CONVERSION - MEMO NO 171453/BLR/ROK/DL DT. 14/05/2024. AS BASTU.
 13) B.L. & L.R.O. CONVERSION - MEMO NO 171454/BLR/ROK/DL DT. 14/05/2024. AS BASTU.
 14) B.L. & L.R.O. CONVERSION - MEMO NO 171476/BLR/ROK/DL DT. 14/05/2024. AS BASTU.
 15) B.L. & L.R.O. CONVERSION - MEMO NO 171477/BLR/ROK/DL DT. 14/05/2024. AS BASTU.
 16) B.L. & L.R.O. CONVERSION - MEMO NO 171478/BLR/ROK/DL DT. 14/05/2024. AS BASTU.
 17) B.L. & L.R.O. CONVERSION - MEMO NO 171479/BLR/ROK/DL DT. 14/05/2024. AS BASTU.



AVERAGE BACK AS PER AMENDMENT VIDE NOTIFICATION NO. 480/MA/0-C-4/3R-13/2012 DATED 21/10/2014.
 WIDTH OF THE BUILDING = 12.712 M.
 38.328 SQ.M.
 12.712 M.
 = 3.015 SQ.M.

1. PREMISES NO. 87, SUBHASH PALLY, WARD NO.-111
 2. ASSESSEE NO. 31-111-25-087-3
 3. NAME OF THE OWNER(S)/APPLICANT(S)-
 SRI DIPAK MONDAL
 SRI SAHARAJIT ROY
 DIRECTORS OF
 PRIYA JEET DEVELOPERS PVT. LTD.
 AS CONSTITUTED ATTORNEY OF
 GOURI BOSE, TARA RANI DAS, DIPALI DAS,
 MITHU DAS, SUJIT BOSE, SMT. TULSI BOSE,
 SUJAY BOSE, SANJAY BOSE, SOUMEN BOSE
 & RESPONSIBLE TOP ELEVATION IN REFERENCE TO TECH. CODED BY SEC. 60.30 W.P. (AGD).
 CO-ORDINATE IN WGS 84 AND SITE ELEVATION (AMSL)

REFERENCE POINTS MARKED IN THE SITE PLAN OF THE PROPOSAL	CO-ORDINATE IN WGS 84	SITE ELEVATION (AMSL)
	LATITUDE	LONGITUDE
A	22°28'03"N	88°20'48"E

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 K.M.C. AND OTHER APPROPRIATE AUTHORITY RESERVE THE RIGHT TO TAKE APPROPRIATE ACTION AS PER LAW.

SRI DIPAK MONDAL
 SRI SAHARAJIT ROY
 DIRECTORS OF
 PRIYA JEET DEVELOPERS PVT. LTD.
 AS CONSTITUTED ATTORNEY OF
 GOURI BOSE, TARA RANI DAS, DIPALI DAS,
 MITHU DAS, SUJIT BOSE, SMT. TULSI BOSE,
 SUJAY BOSE, SANJAY BOSE, SOUMEN BOSE
 NAME OF L.B.S.
 SIBAJI MATHY
 L.B.S.-1776 (B)
 NAME OF OWNER'S

DOOR SCHEDULE	REMARKS	TYPE	WINDOW SCHEDULE	REMARKS
1000mm X 2100mm (H)	FLASH	W1	1500mm X 1200mm (H)	STEEL FRAME
900mm X 2100mm (H)	FLASH	W2	1200mm X 1200mm (H)	---
750mm X 2100mm (H)	FLASH	W3	1000mm X 1050mm (H)	---
		W4	800mm X 750mm (H)	---

OWNER'S DECLARATION :-
 WE DO HEREBY UNDERTAKE WITH FULL RESPONSIBILITY THAT THE STRUCTURAL DESIGN & DRAWINGS OF BOTH FOUNDATION AND SUPERSTRUCTURE OF THE G+III STORED RESIDENTIAL BUILDING AT PREMISES NO.- 87, SUBHASH PALLY, WARD NO.- 111, BOROUGH NO. XI, P.S.- BANSDRONI, KOLKATA - 700084 HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING SEISMIC LOAD AS PER THE NATIONAL BUILDING CODE OF INDIA AND CERTIFIED THAT IT IS SAFE AND STABLE IN ALL RESPECT.
 THE STRUCTURAL DESIGN CALCULATION HAS BEEN MADE AS PER SOIL TEST REPORT DONE BY SOIL TECH OF 51/1H, PRINCE GOLAM HOSSAIN SHAH ROAD, JADAVPUR, KOLKATA- 700032, RECOMMENDED & SIGNED BY GEO-TECH ENGINEER BHASKARJYOTI ROY G.T./50/1.

SRI DIPAK MONDAL
 SRI SAHARAJIT ROY
 DIRECTORS OF
 PRIYA JEET DEVELOPERS PVT. LTD.
 AS CONSTITUTED ATTORNEY OF
 GOURI BOSE, TARA RANI DAS, DIPALI DAS,
 MITHU DAS, SUJIT BOSE, SMT. TULSI BOSE,
 SUJAY BOSE, SANJAY BOSE, SOUMEN BOSE
 NAME OF OWNER'S

CERTIFICATE FROM E.S.E. :-
 CERTIFIED WITH FULL RESPONSIBILITY THAT THE STRUCTURAL DESIGN & DRAWINGS OF BOTH FOUNDATION AND SUPERSTRUCTURE OF THE G+III STORED RESIDENTIAL BUILDING AT PREMISES NO.- 87, SUBHASH PALLY, WARD NO.- 111, BOROUGH NO. XI, P.S.- BANSDRONI, KOLKATA - 700084 HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING SEISMIC LOAD AS PER THE NATIONAL BUILDING CODE OF INDIA AND CERTIFIED THAT IT IS SAFE AND STABLE IN ALL RESPECT.
 THE STRUCTURAL DESIGN CALCULATION HAS BEEN MADE AS PER SOIL TEST REPORT DONE BY SOIL TECH OF 51/1H, PRINCE GOLAM HOSSAIN SHAH ROAD, JADAVPUR, KOLKATA- 700032, RECOMMENDED & SIGNED BY GEO-TECH ENGINEER BHASKARJYOTI ROY G.T./50/1.

NAME OF E.S.E.
 MANI BHUSAN CHAKRAVARTI
 E.S.E. - 97 (II)

CERTIFICATE FROM L.B.S. :-
 CERTIFIED WITH FULL RESPONSIBILITY THAT THE G+III STORED RESIDENTIAL BUILDING PLAN AT PREMISES NO.- 87, SUBHASH PALLY, WARD NO.- 111, BOROUGH NO. XI, P.S.- BANSDRONI, KOLKATA - 700084 HAS BEEN DRAWN AS PER PROVISIONS OF THE KMC BUILDING RULES 2009, AS AMENDED FROM TIME TO TIME THAT THE SITE CONDITIONS, INCLUDING THE ABUTTING 5.90 M.(MIN.) WIDE BLACK TOP ROAD ON THE EASTERN SIDE AND 4.80 M. (MIN) WIDE BLACK TOP ROAD ON THE NORTHERN SIDE CONFORMS WITH THAT IN THE PLAN AND IT IS A BUILDABLE SITE AND NOT A TANK OR FILLED UP LAND.

NAME OF L.B.S.
 SIBAJI MATHY
 L.B.S.-1776 (B)

BUILDING PERMIT NUMBER- 2024110213
SANCTION DATE - 05.11.2024
VALID UPTO- 04.11.2029

DIGITAL SIGNATURE OF A/E (C)/BLDG/ BR -XI
 Sheet no. (2/2)

PART - A STATEMENT OF THE PLAN PROPOSAL

1. ASSESSEE NO.	31-111-25-0087-3
2. DETAILS OF REGISTERED DEED	i) BOOK = I, VOLUME = 193, BEING NO. = 7218, PAGE - 48 TO 59, YEAR -1975, 2nd ADDITIONAL COURT ALPORE, 24 PARGANAS, WEST BENGAL, DATE = 12/09/1975. ii) BOOK = III, VOLUME = 2A, BEING NO. = 38, PAGE - 1 TO 8, YEAR -1975, A.D.S.R. ALPORE, SOUTH 24 PARGANAS, DATE = 05/03/1990.
3. DETAILS OF REGISTERED BOUNDARY DECLARATION DEED	BOOK = I, VOLUME = 1603-2023, BEING NO. = 160316385, PAGE - 437055 TO 437066, YEAR -2023, D.S.R. III SOUTH 24 PARGANAS, WEST BENGAL, DATE = 17/10/2023.
4. DETAILS OF REGISTERED SPLAY CORNER DEED	BOOK = I, VOLUME = 1603-2023, BEING NO. = 160316384, PAGE - 436918 TO 436932, YEAR -2023, D.S.R. III SOUTH 24 PARGANAS, WEST BENGAL, DATE = 17/10/2023.
5. DETAILS OF REGISTERED POWER OF ATTORNEY DEED	BOOK = I, VOLUME = 1603-2023, BEING NO. = 160309970, PAGE - 277003 TO 277023, YEAR -2023, D.S.R. III SOUTH 24 PARGANAS, WEST BENGAL, DATE = 11/07/2023.
6. (A). AREA OF THE PLOT OF LAND (B). NO OF STORED INCLUDING BASEMENT IF ANY	= 240.635 Sq.m. G+III STORED
7. NO OF TENEMENTS	SIX (6) NOS.
8. NO OF TENEMENTS	BELOW 50 Sq.M. - NIL 50 TO 75 Sq.M. - 6 NOS. ABOVE 100 Sq.M. - NIL.

PART - B

- AREA OF LAND- AS PER TITLE DEED = 246.655 Sq.m. (3 K, 11 Ch, 0 Sq.ft.)
- AS PER B.L. & L.R.O. = 309.085 Sq.m.
- AS PER BOUNDARY DECLARATION = 240.635 Sq.m.
- EFFECTIVE LAND AREA = 240.635 Sq.m.
- ROAD WIDTH = 5.900 m. (MIN.)
- USER GROUP = RESIDENTIAL.
- (A) PERMISSIBLE GROUND COVERAGE (59.645 %) = 141.120 Sq.m.
- (B) PROPOSED GROUND COVERAGE (56.142 %) = 135.098 Sq.m.
- PROPOSED HEIGHT = 12.500 m.
- PERMISSIBLE TREE COVER AREA = (534.710 X 0.0025 X 240.635) / 100 = 3.217 Sq.m.
- PROVIDED TREE COVER AREA = 3.30 Sq.m.
- NET LAND AREA = 240.635 Sq.m. - 2.774 (SPLAY CORNER) = 237.861 Sq.m.
- PROPOSED AREA :-

FLOOR	TOTAL COVERED AREA IN m ²	LESS LIFT WELL IN m ²	ACTUAL FLOOR AREA IN m ²	EXEMPTED AREA In Side Stair & Stair Lobby Area in m ²	NET FLOOR AREA IN m ²
GROUND	129.416	0.000	129.416	12.690	2.072
FIRST	135.098	1.838	133.260	12.690	2.072
SECOND	135.098	1.838	133.260	12.690	2.072
THIRD	135.098	1.838	133.260	12.690	2.072
TOTAL	534.710	5.514	529.196	50.760	8.288

TENEMENT MARKED	TENEMENT SIZE IN m ²	MULTIPLYING FACTOR	ACTUAL TENEMENT AREA INCLUDING PROP. AREA IN m ²	No of Tenement	No of Car Required
A.A1.A2	62.111	1.1920	73.912	3	
B.B1.B2	55.387	1.1920	65.911	3	1

CALCULATION OF F.A.R	
1. EFFECTIVE LAND AREA IN SQ.M	240.635
2. TOTAL REQUIRED CAR PARKING	2
3. CAR PARKING AREA EXEMPTED IN m ²	50.000
4. CAR PARKING AREA PROVIDED IN m ²	65.577
5. PERMISSIBLE F.A.R	1.75
6. PROPOSED F.A.R - 470.148 - 50.000 (PARKING) = 420.720 / 240.635	1.746

CALCULATION OF OTHER FEES	
7. STAIR HEAD ROOM AREA IN m ²	15.175
8. OVER HEAD RESERVOIR AREA IN m ²	6.820
9. LIFT MACHINE ROOM AREA IN m ²	10.598
10. LIFT MACHINE ROOM STAIR AREA IN m ²	3.100
11. TOTAL C.B. AREA IN m ²	9.948
12. TOTAL LOFT AREA IN m ²	5.871
13. TOTAL ADDITIONAL AREA FOR FEES IN m ²	37.921
14. RELATIONSHIP OF THE AUTHORITY, IF ANY	
15. ROOF AREA IN m ²	135.098
16. SHOP COVERED AREA IN m ²	44.087
17. SHOP CARPET AREA IN m ²	38.783

ARCHITECTURAL DRAWING

PROPOSED G+III STORED RESIDENTIAL BUILDING PLAN U/S 393A OF K.M.C. ACT 1980 UNDER K.M.C. BUILDING RULES 2009 AT PREMISES NO.-87, SUBHASH PALLY, WARD NO.-111, BOROUGH NO.-XI, P.S.-BANSDRONI, KOLKATA- 700084, UNDER THE KOLKATA MUNICIPAL CORPORATION.