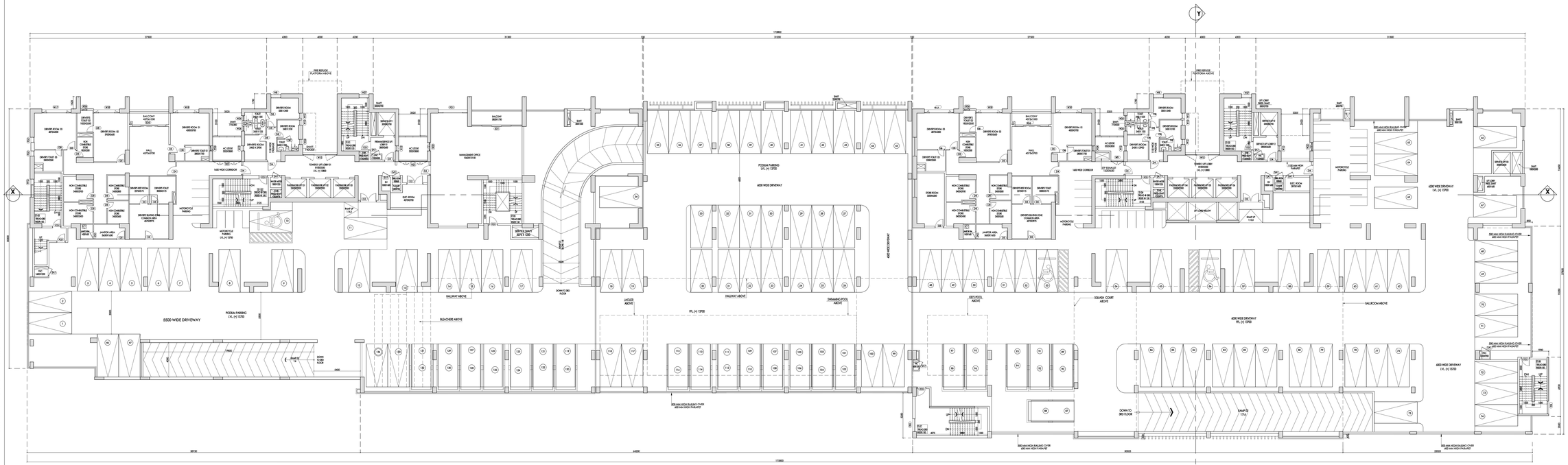

SL NO.	MKD.	WIDTH (R.O.)	HEIGHT	SILL (FROM FFL)	SILL (FROM SSL)	LINTEL (FROM SSL)
WINDOW						
30	W-6	1500	2250	150	200	2450
32	W-6	1367	2250	150	200	2450
33	W-7	1200	2250	150	200	2450
34	W-8	1150	2250	150	200	2450
35	W-9	1500	2250	1000	1050	3450
36	W-12	400	2250	150	200	2450
37	W-13	400	1400	1000	1050	2450
38	W-14	400	2250	150	200	2450
39	W-15	1400	2250	150	200	2450
40	W-16	4375	1400	1000	1050	2450
41	W-17	3400	2250	150	200	2450
42	W-18	3000	2250	150	200	2450
43	W-19	1800	1400	1000	1050	2450
44	W-20	2975	2250	150	200	2450
45	W-21	3325	2250	1000	1050	3450
46	W-22	1350	2250	150	200	2450
47	W-23	3950	2250	150	200	2450
48	W-24	1350	1400	1000	1050	2450
49	W-25	775	400	1800	1850	2450
50	W-26	450	400	1800	1850	2450
51	W-27	1150	400	1800	1850	2650
52	W-28	1800	2250	150	200	2450
FIXED GLASS						
51	FG1	5400	4800	0	50	4900
52	FG2	420	4800	0	50	4900
53	FG3	3000	4800	0	50	4900
54	FG4	1500	2250	150	200	2450
55	FG5	3325	2250	150	200	2450
56	FG6	750	2250	150	200	2450
57	FG7	4200	2250	150	200	2450
58	FG8	1250	2250	150	200	2450
59	FG9	2400	2250	150	200	2450
60	FG10	2417	2250	150	200	2450
61	FG11	2300	2250	150	200	2450
62	FG12	2475	2250	150	200	2450
63	FG13	2400	2250	150	200	2450
64	FG14	2150	2250	150	200	2450
65	FG15	2050	4850	0	50	4900
66	FG16	1300	2250	150	200	2450
67	FG17	5850	2250	150	200	2450
68	FG18	5850	2250	150	200	2450
69	FG19	4200	3500	150	200	3700
70	FG20	3950	2450	150	200	2600
71	FG28	3950	2450	150	200	2600
72	FG29	4200	2450	150	200	2600
73	FG30	4200	2450	150	200	2600
74	FG34	4750+1965	2450	150	200	2600
DOOR						
1	D1+FG	2500	2400	-	-	2400
2	D2	1900	2400	-	-	2400
3	D3	1500	2400	-	-	2400
4	D4	1100	2250	-	-	2300
5	D5	1000	2250	-	-	2300
6	D6	900	2250	-	-	2300
7	D7	400	2250	-	-	2300
8	D8	800	2250	-	-	2300
9	D9	1500	2250	-	-	2300
10	D10	1950	2250	-	-	2300
11	D11	1700	2250	-	-	2300
12	D12+D12D	5175	5400	150	200	5600
13	D13+D13D1	4375	5400	150	200	5600
14	D13+D13D2	4300	5400	150	200	5600
15	D13+D13D3	9700	5400	150	200	5600
16	D13+D13D4	4200	5400	150	200	5600
17	D13+D13D5	4375	5400	150	200	5600
18	D13+D13D6	4300	5400	150	200	5600
19	D13+D13D7	7850	5400	150	200	5600
19	D13+D13D8	5575	5400	150	200	5600
20	D13+D13D1	5875	5400	150	200	5600
20	D13+D13D2	6175	5400	150	200	5600
FIRE CHECK DOOR						
12	FCD1	1000	2250	-	-	2300
12	FCD2	1900	2250	-	-	2300
SERVICE DOOR						
13	SA1	900	2500	300	350	2300
14	SA2	800	2500	300	350	2300
17	SA3	750	3050	300	350	2300
18	SA4	600	2500	300	350	2300
SLIDING DOOR						
19	SD1	5850	2400	-	-	2400
20	SD2	4400	2400	-	-	2400
21	SD3	4000	2400	-	-	2400
22	SD4	3950	2400	-	-	2400
23	SD5	3950	2400	-	-	2400
24	SD6	3675	2400	-	-	2400
25	SD7	3000	2400	-	-	2400
26	SD8	2850	2400	-	-	2400
27	SD9	800	2200	-	-	2300
28	SD10	5100	2400	-	-	2400

NOTES :
1. ALL DIMENSIONS & LEVELS ARE IN MM, UNLESS MENTIONED OTHERWISE.
2. ALL EXTERNAL WALLS ARE 200 MM THICK & INTERNAL WALLS 100 MM, 125 MM & 150 MM UNLESS MENTIONED OTHERWISE.
3. THE DRAWING SHALL BE READ, NOT SCALED EITHER IN PART OR IN FULL.
4. THE DRAWING SHALL BE USED FOR THE PURPOSE ISSUED AND SHALL NOT BE USED FOR ANY OTHER PURPOSE WITHOUT WRITTEN CONSENT FROM THE ARCHITECT.

SPECIFICATIONS :-
1. EXTERNAL WALLS ARE 200 mm AND INTERNAL WALLS 125mm & 100 mm THICK WITH CEMENT MORTER 1:6 AND 1:4 RESPECTIVELY.
2. ROOF SLOPES SCREED CONCRETE ON ROOF SLAB (1:1.5:3) USING CHEMICALS AND P.C.C.ARE 100mm.
3. GRADES OF STEEL IS Fe-500, AND GRADE OF CONCRETE IS M-25.
4. ALL MATERIAL AND CONSTRUCTION SHOULD BE AS PER I.S. CODE.
5. ALL R.C.C. WORKS SHALL BE CARRIED OUT WITH (1 : 1.5 : 3) PROPORTION.
6. ALL SAND SHALL BE SOFT.
7. 16 mm. GRADE STONE CHIPS WILL BE USE IN R.C.C. WORKS.
8. ALL MARBLE FLOORING TO BE USED.

NAME OF OWNERS :
I, DO HEREBY UNDER TAKE WITH FULL RESPONSIBILITY:-
1. I SHALL ENGAGE ARCHITECT & E.S.E. DURING CONSTRUCTION.
2. I SHALL FOLLOW THE INSTRUCTION OF ARCHITECT & E.S.E. DURING CONSTRUCTION OF THE BUILDING (AS PER B.P. PLAN).
3. MUNICIPAL CORPORATION OF KOLKATA AUTHORITY WILL NOT BE RESPONSIBLE FOR THE STRUCTURAL STABILITY OF THE BUILDING & ADJOINING STRUCTURE.
4. IF ANY SUBMITTED DOCUMENTS ARE FOUND TO BE FAKE, THE K.M.C. AUTHORITY WILL REVOKE THE SANCTION PLAN.
5. THE CONSTRUCTION OF UNDERGROUND WATER RESERVOIR WILL BE UNDER THE GUIDANCE OF ARCHITECT/E.S.E. BEFORE STARTING OF BUILDING FOUNDATION WORK.

NAME OF OWNER / APPLICANT

Arun Kumar Sancheti as authorised Signatory of Maninagar Developers LLP & 4 Others and Authorised representative of PS Group Realty Pvt. Ltd. being the Constituted Attorney of Diamond Tannery & Co. And 14 Others.

Address- 1002, E.M.Bypass, Kolkata - 700105.

CERTIFICATE OF ARCHITECT

I CERTIFY THAT ALL THE ARCHITECTURAL DRAWINGS OF THE PROJECT - AT PREMISES NO.-132/D/5, MATHESWARTOLA ROAD, WARD NO. - 66, BOROUGH NO. - VII, P.S.- PRAGATI MAIDAN, KOLKATA - 700046, HAVE BEEN PREPARED BY ME COMPLYING WITH KOLKATA MUNICIPAL CORPORATION BUILDING RULES 2009 ; ALSO CERTIFY THAT THE PLANS AND DRAWINGS PREPARED BY ME COMPLY WITH ALL PROVISIONS REGARDING FIRE PROTECTION & FIRE FIGHTING ARRANGEMENTS. I UNDERTAKE THAT I SHALL BE HELD RESPONSIBLE IF ANY INCORRECT INFORMATION IS FURNISHED BY ME OR ANY VIOLATION OF THE PROVISION OF THESE RULES OR THE PREVAILING NATIONAL BUILDING CODE IS FOUND IN ANY OF THE DRAWINGS AND DOCUMENTS, SIGNED BY ME AND SUBMITTED TO THE SANCTIONING AUTHORITY FOR OBTAINING SANCTION. THE CONSTRUCTION OF U.G.W.R. WILL BE COMPLETED UNDER GUIDANCE OF ARCHITECT AND E.S.E. THE EXISTING STRUCTURE WILL BE DEMOLISHED BEFORE COMMENCEMENT OF THE NEW CONSTRUCTION, EXISTING BUILDING IS FULLY OCCUPIED BY OWNER.

NAME OF ARCHITECT
ANIRBAN BAKSHI
COUNCIL OF ARCHITECTURE
ADDRESS:
CA/2001/27297
153/27, S.N. ROY ROAD, KOLKATA-700038.

CERTIFICATE OF GEO-TECHNICAL ENGINEER

IT IS CERTIFIED THAT THE COMPREHENSIVE GEO INVESTIGATION HAS BEEN PREPARED BY ME FOR DESIGN AND CALCULATION OF THE FOUNDATION BY ANALYZING THE SOIL SAMPLE FOR ESTIMATING THE BEARING CAPACITY OF THE SOIL ON WHICH FOUNDATION OF THE STRUCTURE IS TO BE CONSTRUCTED. I SHALL ALSO CHECK THE NATURE OF THE SOIL AFTER EXCAVATION AT SITE SO THAT FOUNDATION IS EXTENDED UP TO APPROPRIATE DEPTH THAT HAS BEEN PROPOSED IN THE TECHNICAL REPORT.

NAME OF GEO TECHNICAL ENGINEER
ASHIS DAS
EMPANELLED NO:-G.T.0.(S)
ADDRESS : NORTH BARSARA, PALPARA, P.O.- BARSARA, PIN : 711110

CERTIFICATE OF STRUCTURAL ENGINEER

THE STRUCTURAL DESIGN & DRAWING OF THE BOTH FOUNDATION & SUPERSTRUCTURES OF THE BUILDING HAVE BEEN MADE BY ME CONSIDERING ALL THE POSSIBLE LOADS INCLUDING THE SEISMIC LOAD AS PER THE NATIONAL BUILDING CODE OF INDIA & CERTIFY THAT IT IS SAFE AND STABLE IN ALL RESPECT.
THE STRUCTURAL DESIGN HAVE BEEN DONE CONSIDERING THE SOIL INVESTIGATION REPORT PREPARED BY GEO-TECHNICAL ENGINEER, A.K. MILAN PARK, P.O.-GARIA, KOLKATA - 700084. & SIGNED BY ME. JISHNU PAL & EMPANELLED NO:-G.T.0/52

NAME OF STRUCTURAL ENGINEER
ANEE ASGARWALA
E.S.E-(I) 17251
ADDRESS:
1516, RAJDANGA MAIN ROAD, KOLKATA-700107

CERTIFICATE OF STRUCTURAL REVIEWER :

I HAVE REVIEWED THE STRUCTURAL DESIGN AND CALCULATION MADE BY STRUCTURAL ENGINEER.THIS E. CERTIFIED THAT THE STRUCTURAL DESIGN AND CALCULATION HAVE BEEN MADE AS PER NORMS AND STRUCTURE IS SAFE AND STABLE IN ALL RESPECT.

NAME OF STRUCTURAL REVIEWER
UTPAL SANTRA
E.S.R-(I) 56/10
ADDRESS:
1516, RAJDANGA MAIN ROAD, KOLKATA-700107

CONSULTANT
Architect and Structural Consultant
M.N. Consultants One Design Solutions
MNC House,
1516, Rajdanga Main Road,
Kolkata - 700107

Project :
PROPOSED RESIDENTIAL COMPLEX FOR BLOCK-A[TOWER 1 & TOWER 2] G+38 STORIED (HEIGHT-132.90 M), BASEMENT WITH PODIUM G+4 STORIED (HEIGHT-17.10 M) INTEGRATED WITH TOWER-1 & 2, ALONG WITH BLOCK-B, BASEMENT+THREE STORIED BUNGALOW (HEIGHT-14.10 M) AND BLOCK-C, G+10TH STORIED RESIDENTIAL BUILDING (HEIGHT-44.60 M), AT PREMISES NO.-132/D/5, MATHESWARTOLA ROAD, C.S. DAG NO.-660P, 661(P), 662(P), 668(P), 669(P), 670, 671(P), 672(P), 673(P), 674(P), 676(P), 678(P), 682(P), 684(P), 685(P) CORRESPONDENT TO C.S KHATIAN NO.- 223, 611, 481, 429, 430, 180, 221, 171, 138, 234, 236, 88,177, 381, 395, 593 OF MOUZA-TANGRA, J.L.NO. 5, WARD NO. - 66, BOROUGH NO. - VII, P.S. - PRAGATI MAIDAN, KOLKATA - 700046, U/S 393A OF THE KMC ACT 1980 OF KMC BUILDING RULES 2009. UNDER KOLKATA MUNICIPAL CORPORATION.

Drawing Title : SANCTION DRAWING (BLOCK - A)
FOURTH FLOOR PLAN

Scale - 1:100

N

Drawn by	Checked by	Approved by
S.N.	B.S.	P.B.

☐ Design ☐ Development
☑ Sanction drawing ☐ Construction Dwg
☐ As Built Dwg

Drawing No.
MATK-SD-07
Job No.
2020-2022/01/MATK

B.P. NO:- 2025070118 DATE:- 28/11/2025 VALID UP TO 27/11/2030

DIBAKAR CHOWDHURY
Digitally signed by DIBAKAR CHOWDHURY
Date: 2025.12.01 14:19:19 +05'30'
DIGITAL SIGN. OF A.E.

BROJO KISHORE DHAR
Digitally signed by BROJO KISHORE DHAR
Date: 2025.12.01 14:04:06 +05'30'
DIGITAL SIGN. OF E.E.

PS Group Realty Pvt. Ltd.

(Constituted Attorney / Authorised Signatory

THIS DRAWING IS THE PROPERTY OF M.N. CONSULTANTS. ITS USE IN ANY FORM OR MANNER WITHOUT OUR WRITTEN CONSENT IS PROHIBITED.