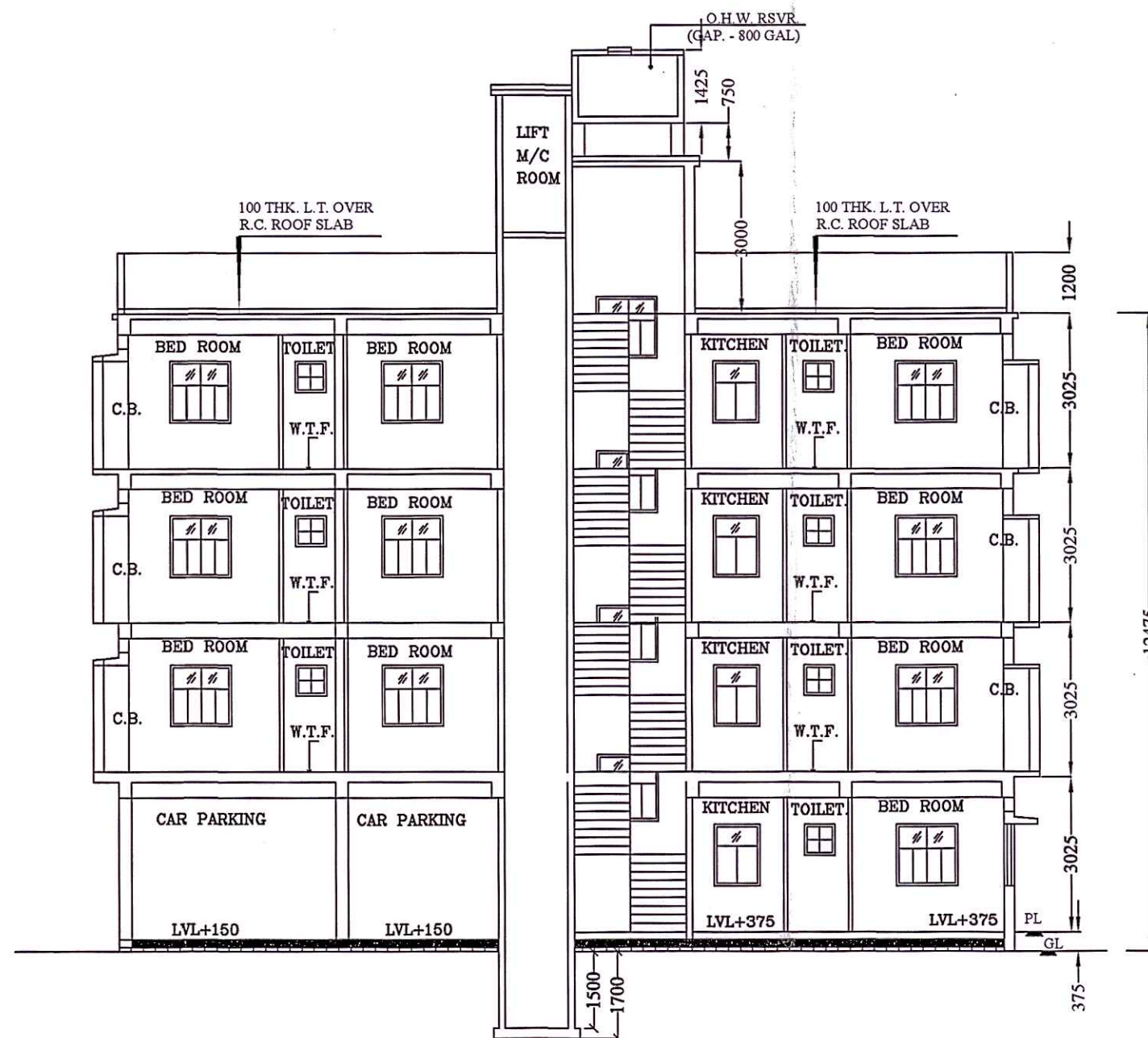
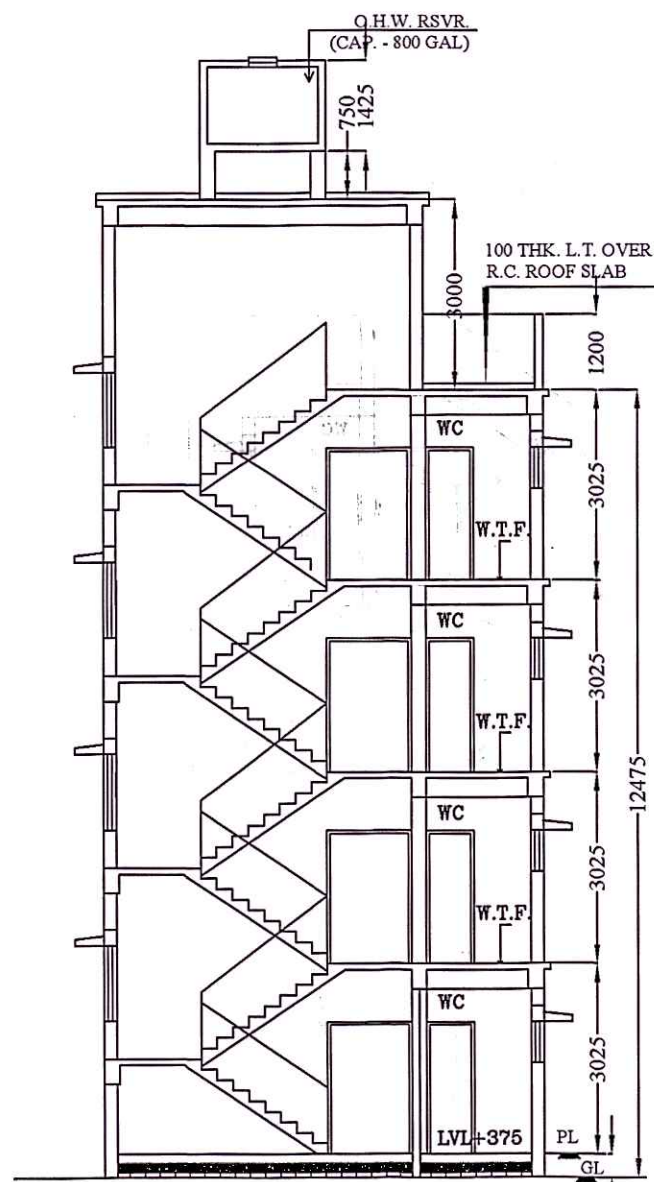


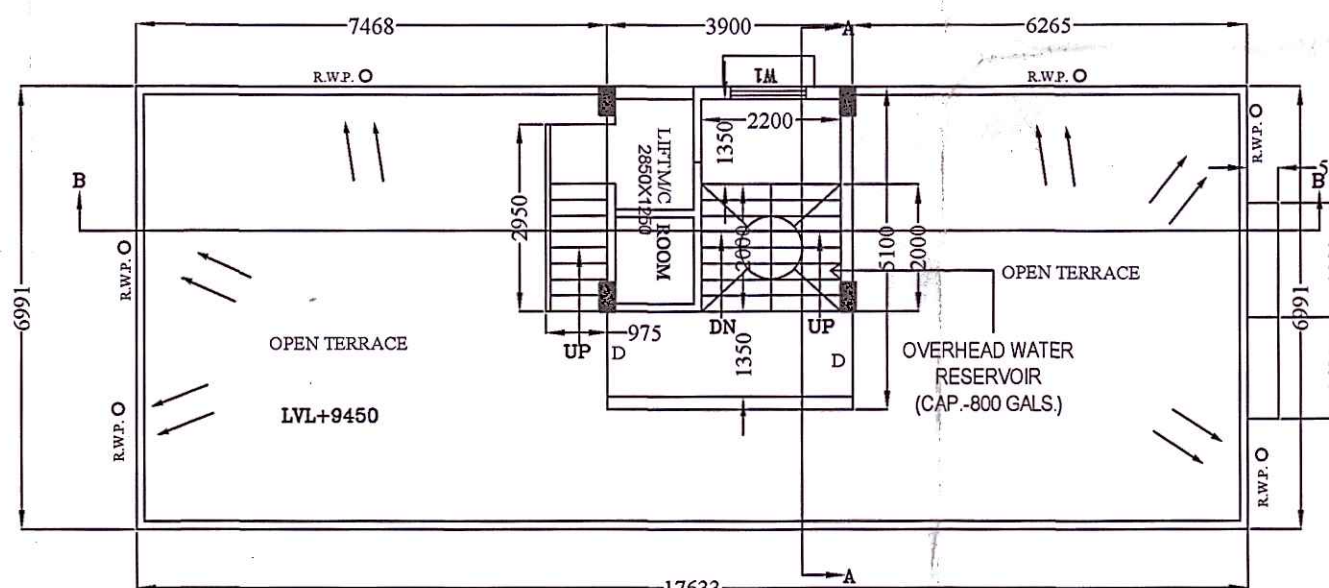
FRONT ELEVATION



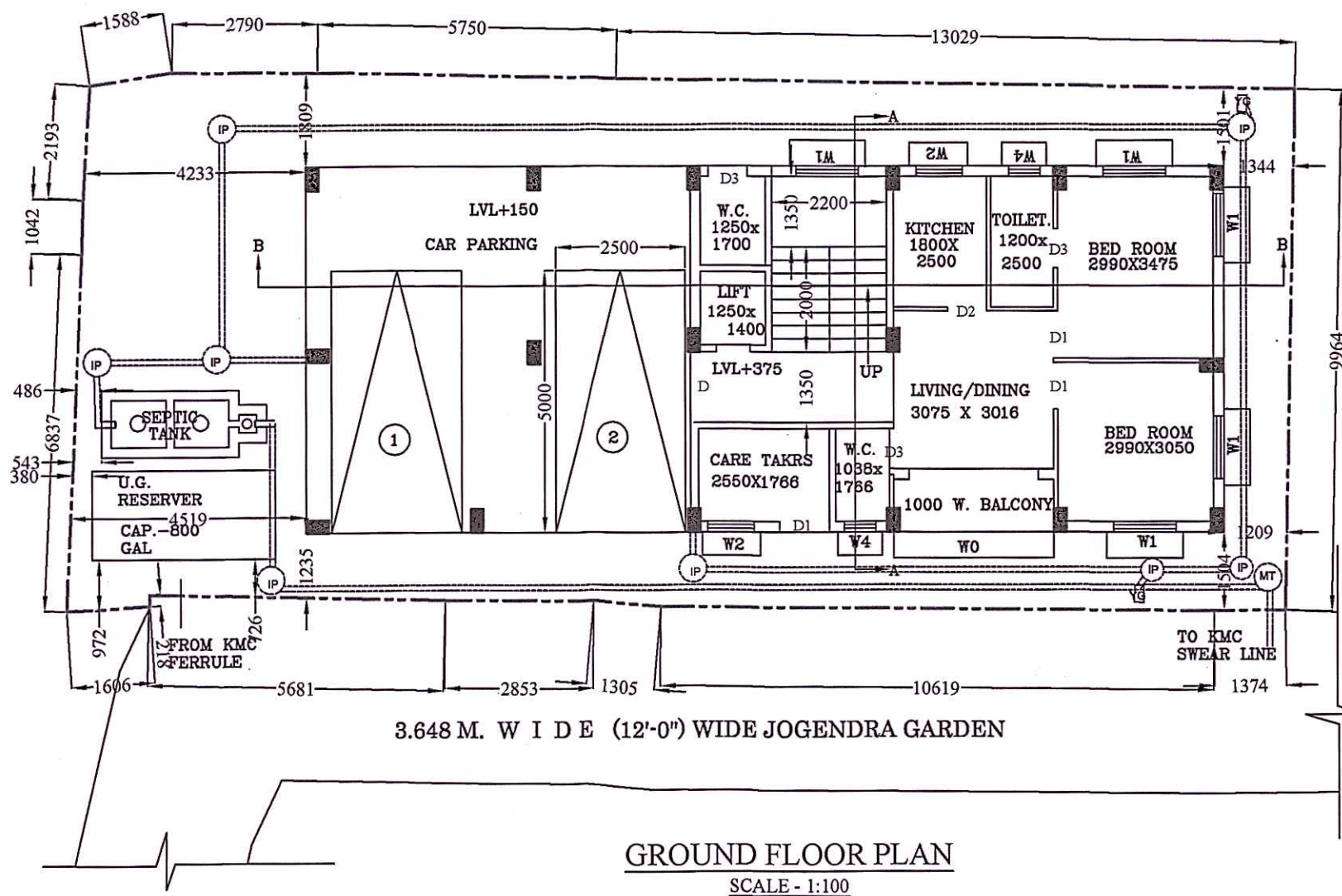
SECTION B-B
SCALE - 1:100



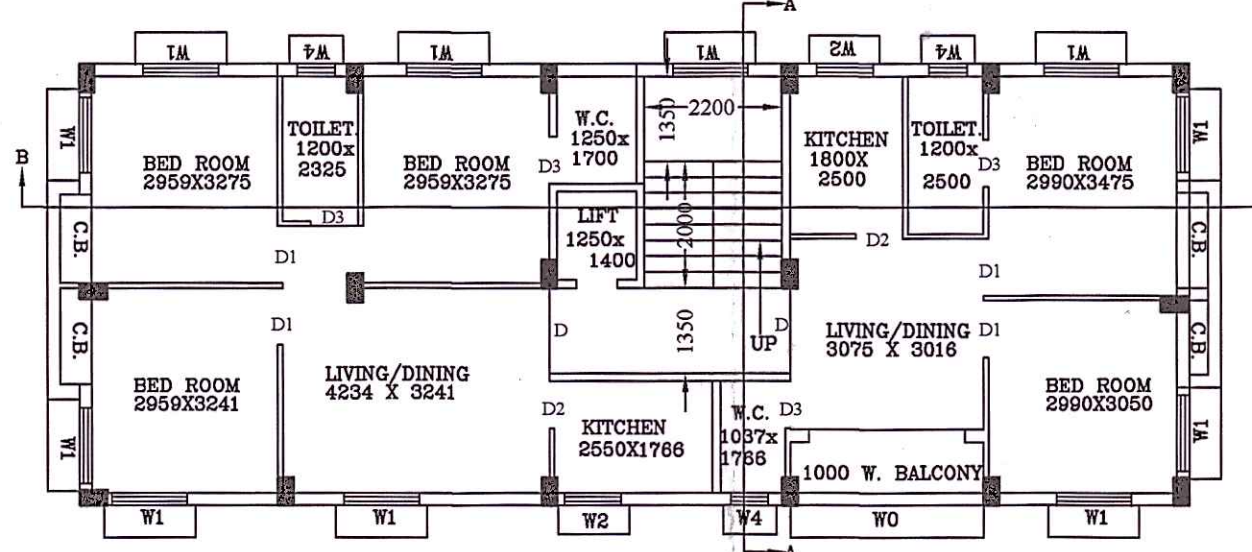
SECTION A-A
SCALE - 1:100



ROOF PLAN
SCALE - 1:100



GROUND FLOOR PLAN
SCALE - 1:100



1ST, 2ND & 3RD FLOOR PLAN
SCALE - 1:100

STATEMENT OF PLAN PROPOSAL:

DOOR SCHEDULE			WINDOW SCHEDULE		
TYPE	SIZE (mm)	REMARKS	TYPE	SIZE (mm)	REMARKS
D1	1200mm X 2100mm (H)	FLUSH	W	1500mm X 1200mm (H)	ALUMINIUM FULLY GLAZED
D2	1000mm X 2100mm (H)	FLUSH	W1	1000mm X 900mm (H)	-DO-
D3	900mm X 2100mm (H)	FLUSH	W2	900mm X 750mm (H)	-DO-
D4	750mm X 2100mm (H)	FLUSH			

OWNER'S DECLARATION :-

- WE DO HEREBY UNDERTAKE WITH FULL RESPONSIBILITY THAT:
1. WE SHALL ENGAGE L.B.S. & E.S.E. DURING CONSTRUCTION.
2. WE SHALL FOLLOW THE INSTRUCTION OF L.B.S. & E.S.E. DURING CONSTRUCTION OF THE BUILDING (AS PER PLAN)
3. K.M.C. AUTHORITY WILL NOT BE RESPONSIBLE FOR STRUCTURAL STABILITY OF THE BUILDING & ADJOINING STRUCTURES.
4. IF ANY SUBMITTED DOCUMENTS ARE FOUND TO BE FAKE, THE K.M.C. AUTHORITY WILL REVOKE THE SANCTION PLAN.
5. THE CONSTRUCTION OF WATER RESERVOIR WILL BE UNDER THE GUIDANCE OF L.B.S. / E.S.E.
6. THE SITE IS VACANT LAND DEMARCATED BY BOUNDARY WALL.
7. DURING SITE INSPECTION I WAS PHYSICALLY PRESENT AND PROPERLY IDENTIFIED THE SITE.

2. NAME OF THE RECORDED OWNER:- NITYA BRATA MAZUMDER PADMA MAJUMDER
BANIBRATA MAZUMDER ALIAS PULAK MAZUMDER SUBHA MAZUMDER SMT. SUTAPA MONDAL & PRADIP GOENKA
POWER OF ATTORNEY NIKHIL GOENKA
NAME OF OWNER (S) / APPLICANT

CERTIFICATE FROM E.S.E. :-

THE STRUCTURAL DESIGN AND DRAWINGS OF BOTH FOUNDATION AND SUPERSTRUCTURE OF THE BUILDING 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 RESPECT.

BIBEK BIKASH MULLICK
E.S.E. NO. 1175
NAME OF E.S.E.

DECLARATION OF L.B.S.

CERTIFIED WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS BEEN DRAWN UP AS PER PROVISION OF KMC BUILDING RULES 2009 AS AMENDED FROM TIME TO TIME & THAT THE SITE CONDITION INCLUDING THE ADJOINING S.648M. ROAD CONFORMS WITH THE PLAN, WHICH HAS BEEN MEASURED AND VERIFIED BY ME. IT IS A BUILDABLE SITE AND NOT A TANK OR FILLED UP TANK. THE LAND IS DEMARCATED BY BOUNDARY WALL. THE CONSTRUCTION OF SEMI U.G. WATER TANK WILL BE COMPLETED BEFORE STARTING OF BUILDING FOUNDATION WORK. THE PLOT IS BEYOND 500 M. FROM M.L. OF E.M. BYPASS

MANAS KUMAR MONDAL
L.B.S. NO. 11137
NAME OF L.B.S.

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 1:6 & 1:4 RESPECTIVELY.
- 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 CHAJJAH.
- 16 mm. GRADE STONE CHIPS WILL BE USE IN R.C.C. WORKS.
- ALL MARBLE FLOORING TO BE USED. 15-20mm THICK MARBLE FLOORING.
- P.O.P. PUNNING ON INTERNAL WALLS & CEILING.
- ALUMINIUM SECTION WINDOWS WITH 5mm THICK GLASS PANELS.

REFERENCE POINT OF MARKET IN THE SITE PLAN OF THE PROPOSAL	CO-ORDINATE IN WGS-84	SITE ELEVATION (AMSL)
	Latitude	Longitude
A	225157	883898
B	225157	883898

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 KMC AND OTHER APPROPRIATE AUTHORITY RESERVE THE RIGHT TO TAKE APPROPRIATE ACTION AGAINST ME AS PER LAW.

MANAS KUMAR MONDAL
L.B.S. NO. 11137
NAME OF L.B.S.

NIKHIL GOENKA C.A.O. OF NITYA BRATA MAZUMDER, PADMA MAJUMDER BANIBRATA MAZUMDER ALIAS PULAK MAZUMDER, SUBHA MAZUMDER SMT. SUTAPA MONDAL & PRADIP GOENKA
NAME OF OWNER (S) / APPLICANT

NOTES :-

- ALL DIMENSIONS ARE IN mm. UNLESS OTHERWISE STATED.
- ALL SCALES ARE 1:100 UNLESS OTHERWISE STATED.
- DEPTH OF FOUNDATION OF 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 S.U.G.W.R.

BUILDING PERMIT NO :- 2023120449

SANCTION DATE:- 11.01.2024
VALID UP TO:- 10.01.2029

Digitally signed by KAJAL ROY
Date: 2024.01.11 14:21:51 +05'30'

DIGITAL NAME OF ASSISTANT ENGINEER (K.M.C.)

PART - A STATEMENT OF PLAN PROPOSAL

1. ASSESSMENT NO:- 311070504149					
2. NAME OF THE RECORDED OWNER:- NITYA BRATA MAZUMDER PADMA MAJUMDER BANIBRATA MAZUMDER ALIAS PULAK MAZUMDER SMT. SUTAPA MONDAL & PRADIP GOENKA POWER OF ATTORNEY NIKHIL GOENKA					
DETAILS	DEED	BK NO.	VOL NO.	PAGES	BEING NO.
REGD. DEED	I	96	243 TO 248	2872 FOR 6231	2872 FOR 6231
REGD. DEED	I	9	2732 TO 2747	04098	A.R.4 KOLKATA
BOUNDARY DECLARATION	I	1604-2022	15132270 TO 151402	160404393	D.S.R.-IV 24 PGS(8)
POWER OF ATTORNEY	IV	1603-2019	4519-4543	160300232	D.S.R.-III 24 PGS(8)

PART - B

7.(A). AREA OF THE PLOT OF LAND: = 233.631 Sq.m.
(B). NO OF STORED INCLUDING BASEMENT IF ANY: = III STORED

8. NO OF TENANTS SIX (05) Nos.

PART - B

- AREA OF LAND:- AS PER TITLE DEED = 233.649 Sq.m. (3K - 7CH - 40 SQFT) AS PER BOUNDARY DECLARATION = 233.631 Sq.m. (3K - 7CH - 39.80 SQFT)
- EFFECTIVE LAND AREA = 233.631 Sq.m.
- ADJOINING ROAD WIDTH = 3.648 m.
- USER GROUP = RESIDENTIAL (100%).
- (I) PERMISSIBLE GROUND COVERAGE (58.890 %) = 137.585 Sq.m.
(II) PROPOSED GROUND COVERAGE (52.766 %) = 123.280 Sq.m.

FLOOR	TOTAL COVERED AREA IN m ²	LIFT WELL IN m ²	STAIR WELL IN m ²	EFFECTIVE FLOOR AREA IN m ²	EXEMPTED AREA IN m ²	NET FLOOR AREA IN m ²
GROUND	123.280	-	-	123.280	10.34	2.025
1ST	123.280	1.688	-	121.53	10.34	2.025
2ND	123.280	1.688	-	121.53	10.34	2.025
3RD	123.280	1.688	-	121.53	10.34	2.025
TOTAL	493.12	5.064	-	487.87	41.36	8.100

TENEMENT & CAR PARKING CALCULATION

	TENEMENT SIZE in m ²	ADDITIONAL COMMON AREA	ACTUAL TENEMENT AREA INCLUDING COMMON AREA in m ²	No. of Tenement	No. of Car Parkings Required
GROUND FLOOR	46.636	9.683	56.319	SINGLE	02 Nos
1ST FLOOR	46.636	9.683	56.319	SINGLE	
2ND FLOOR	46.636	9.683	56.319	SINGLE	
3RD FLOOR	46.636	9.683	56.319	SINGLE	
TOTAL	186.544	38.732	225.276	SINGLE	

CALCULATION OF F.A.R

1. EFFECTIVE LAND AREA IN m ²	233.631 SQM
2. TOTAL REQUIRED CAR PARKING	1 NOS
3. TOTAL COVERED CAR PARKING PROVIDED	2 NOS
4. PERMISSIBLE EXEMPTED AREA FOR CAR PARKING IN m ²	25.000 SQM
5. ACTUAL CAR PARKING AREA PROVIDED IN m ²	52.212
6. CAR PARKING AREA EXEMPTED IN m ²	25.00
7. PERMISSIBLE F.A.R	1.75
8. PROPOSED F.A.R (438.596 - 50 / 233.631)	1.663
9. STAIR HEAD ROOM AREA IN m ²	12.878 SQM
10. OVER HEAD RESERVOIR AREA IN m ²	4.4 SQM
11. LIFT MACHINE ROOM AREA IN m ²	4.881 SQM
12. L.M.R. STAIR	2.876 SQM
14. TOTAL AREA OF LOFT IN m ²	
15. TOTAL CUPBOARD AREA IN m ²	6.862 SQM
16. TERRACE AREA IN m ²	123.280 SQM
17. GREEN SPACE IN m ²	1.853 SQM
18. FLOOR AREA FOR FEES IN m ²	46.833 SQM

CONTENT :-

PROPOSED G+III STORIED RESIDENTIAL BUILDING PLAN 12.475 M. U/S 393A OF K.M.C. ACT 1980 COMPLYING BUILDING RULE 2009, AT PREMISE NO.- 414 JOGENDRA GARDEN ROAD WARDNO.-107, BR.-XII, P.O. - E.K.T.P. P.S - KASBA KOLKATA- 7000107 UNDER THE KOLKATA MUNICIPAL CORPORATION. Dag no -2527 Khatian no -539 Mouza- Kasba .