

## STATEMENT OF THE PLAN CASE NO. 2025010098

## PART-A:

1. ASSESSE NO: - 110052400272  
2.a) DETAIL OF REGISTERED DEED:-  
BOOK NO : I, VOL. NO : 1904-2025 PAGE NO : 478180 TO 478216.  
BEING NO : 190410785. YEAR. 2025. PLACE : A.R.A.-IV, KOLKATA  
3. a) AREA OF LAND : 02 KOH. 14 CH. 43.756 SQ.FT. OR 196.373 SQM. (M/ L)  
b) NO OF STOREY : IV (FOUR).  
4. a) NO. OF TENEMENTS : 06 NOS.  
5. SIZE OF TENAMENTS : 50 -75 SQM. = 06 NOS.

## PART-B:

1. AREA OF LAND:-  
AS PER TITLE DEED=02 KOH. 14 CH. 43.756 SQ.FT. OR 196.373 SQM. (M/ L)  
AS PER PHYSICAL= 02 KOH. 14 CH. 43.756 SQ.FT. OR 196.373 SQM. (M/ L)  
2. PERMISSIBLE GROUND COVERAGE (60%)=117.824 SQM.  
3. PROPOSED GROUND COVERAGE (54.976%)= 107.958 SQM.  
4. PROPOSED HEIGHT= 12.500 M.

## 5. PROPOSED AREA (AREA STATEMENT):-

	TOTAL COVERED AREA	CUTOUT SHAFT/LIFT WELLY/ STAIR DUCT	NET COVERED AREA	STAIR-STAIR LOBBY	LIFT LOBBY	NET FLOOR AREA
GROUND FLOOR	107.958 SQM.	NIL	107.958 SQM.	10.340 SQM.	1.677 SQM.	95.941 SQM.
1ST FLOOR	107.958 SQM.	1.540 SQ.M.	106.418 SQM.	10.340 SQM.	1.677 SQM.	94.401 SQM.
2ND FLOOR	107.958 SQM.	1.540 SQ.M.	106.418 SQM.	10.340 SQM.	1.677 SQM.	94.401 SQM.
3RD FLOOR	107.958 SQM.	1.540 SQ.M.	106.418 SQM.	10.340 SQM.	1.677 SQM.	94.401 SQM.
TOTAL	431.852 SQM.	4.620 SQ.M.	427.212 SQM.	41.360 SQM.	6.708 SQM.	379.144 SQM.

## 6. TENEMENTS &amp; CAR PARKING CALCULATION :-

## (A) RESIDENTIAL:

MARKED	TENEMENT AREA	PROPORTIONAL AREA TO BE ADDED	ACTUAL TENEMENT AREA	NO. OF TENEMENT	REQUIRED CAR PARKING
1A,2A,3A	45.680 SQ.M	11.242 SQ.M	56.932 SQ.M	3 NOS.	01 NO.
1B,2B,3B	47.958 SQ.M	11.800 SQ.M	59.758 SQ.M	3 NOS.	

7. MERCANTILE RETAIL CARPET AREA = NIL  
8. MERCANTILE RETAIL COVERED AREA = NIL  
9. TOTAL REQUIRED CAR PARKING :-01 NO.  
10. TOTAL PROPOSED CAR PARKING :-03 NOS.  
11. EXEMPTED CAR PARKING AREA :- 25.000 SQ.M.  
12. PROPOSED AREA OF PARKING :- 77.140 SQ.M.  
13. PERMISSIBLE F.A.R = 2.5  
14. PROPOSED F.A.R = (379.144-25) / 196.373 = 1.803  
15. STAIR HEAD ROOM AREA :- 12.740 SQ.M.  
16. LIFT MACHINE ROOM AREA :- 4.710 SQ.M.  
17. TERRACE AREA :-107.958 SQ.M.  
18. RELAXATION OF AUTHORITY :- NIL.  
19. OVER HEAD TANK AREA :- 4.860 SQ.M.  
20. AREA OF CUP-BOARD = 3.750 SQ.M.  
21. LIFT MACHINE ROOM STAIR AREA :- 3.150 SQ.M.  
22. AREA OF LOFT (6 NOS.)= 4.860 SQ.M.  
23. OTHERS AREA ONLY FOR FEES :- 48.068 (Exemption)+ 3.150 (L.M.R. STAIR) = 51.218 SQ.M.  
24. REQUIRED TREE COVER AREA = 2.097 SQM. (1.068% OF LAND AREA)  
25. PROPOSED TREE COVER AREA = 3.000 SQM. (1.528% OF LAND AREA)

## DOOR WINDOW SCHEDULE

TYPE	WIDTH	HEIGHT	TYPE	WIDTH	HEIGHT
D1	1000	2100	W1	1500	1200
D2	900	2100	W2/SW	1200	1200
D3	750	2100	W3	600	600

## CERTIFICATE

Premises No. :-20, Tara Sankar Sarani,  
Assessee No. :-110052400272  
Name of the Owner(s)/Applicant(s):-B.L. PROJECT & INFRASTRUCTURE  
Partners Debabrata Chakraborty,Mintu Das  
Name of LBS/Architect :-Joydip Bilas Thakur . L.B.S No. :- 1136/I.  
Permissible height in reference to CCZM issued by AAI :- 33.000 m.  
Building height including & over head tank = 9.00 m.+17.050 m.=26.050 m.  
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	
01.	22° 36'31.01" N	88° 22'47.03" E	9.000 m.
02.	22° 36'31.01" N	88° 22'47.03" E	9.000 m.
03.	22° 36'31.01" N	88° 22'47.03" E	9.000 m.
04.	22° 36'31.01" N	88° 22'47.03" E	9.000 m.

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.

B.L. PROJECT & INFRASTRUCTURE  
PARTNERS  
DEBABRATA CHAKRABORTY,  
MINTU DAS

JOYDIP BILAS THAKUR  
(L.B.S. - 1136 / I)  
SIGNATURE OF THE L.B.S.

## DECLARATIONS OF G.T.E.

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

BABLU BISWAS(G.T.E.-38/I)

SIGNATURE OF THE GEOTECHNICAL ENGINEER

## DECLARATIONS OF ARCH. / L.B.S.

CERTIFIED WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS DRAWN UP AS PER PROVISION OF K.M.C. BUILDING RULES 2009, AS AMENDED FROM TIME TO TIME AND THE SITE CONDITION INCLUDING THE ABUTTING ROAD IS CONFORM WITH THE PLAN. IT IS A BUILDABLE SITE NOT A TANK OR FILLED UP TANK. THERE IS AN EX STRUC. TO BE DEMOLISHED BEFORE COMMENCEMENT OF WORK.

JOYDIP BILAS THAKUR (L.B.S. - 1136 / I)

SIGNATURE OF THE L.B.S.

## DECLARATIONS OF OWNER(S)/APPLICANTS

I DO HERE BY DECLARE WITH FULL RESPONSIBILITY THAT, I SHALL ENGAGE L.B.S. & E.S.E. DURING CONSTRUCTION. I SHALL FOLLOW THE INSTRUCTION OF L.B.S. & E.S.E. DURING CONSTRUCTION OF THE BUILDING (AS PER PLAN) K.M.C. AUTHORITY WILL NOT BE RESPONSIBLE FOR STRUCTURAL STABILITY OF THE BUILDING & ADJOINING STRUCTURE IF ANY SUBMITTED DOCUMENT ARE FOUND FAKE. THE K.M.C. AUTHORITY WILL REVOKE THE SANCTION PLAN. THE CONSTRUCTION OF S.U.G.W.R. TAKEN UNDER THE GUIDENCE OF L.B.S. / E.S.E. BEFORE STARTING OF BUILDING FOUNDATION.

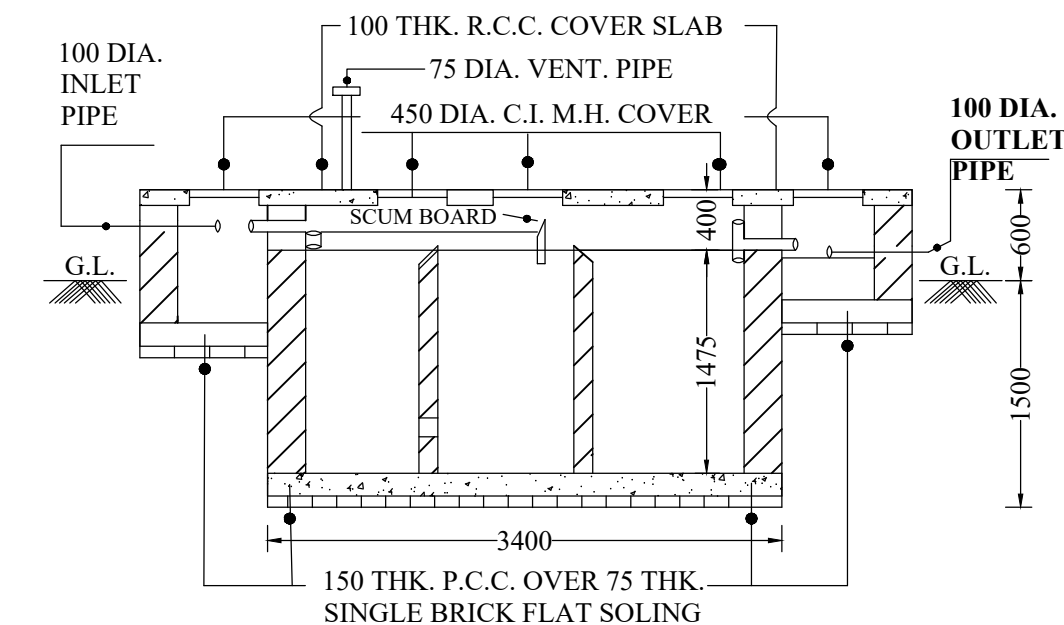
B.L. PROJECT & INFRASTRUCTURE  
PARTNERS OF  
DEBABRATA CHAKRABORTY,  
MINTU DAS

SIGNATURE OF THE OWNER(S)APPLICANTS

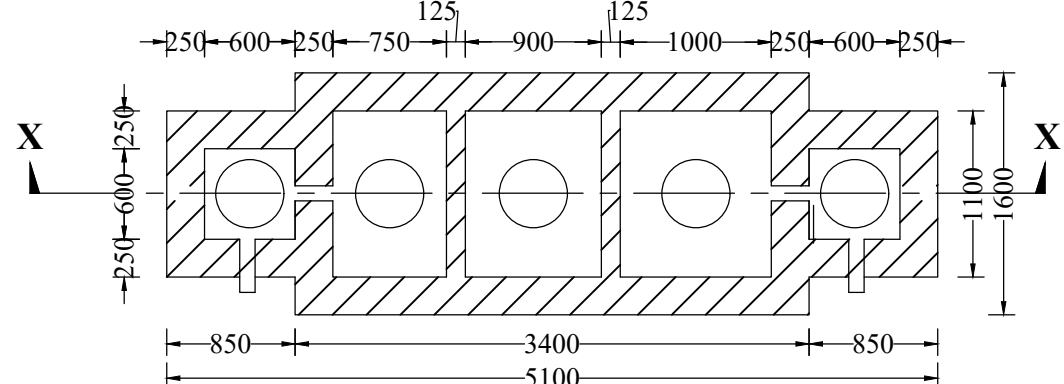
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DIGITAL SIGNATURE OF  
A.E.(C)/Bldg./Br.-I/K.M.C.

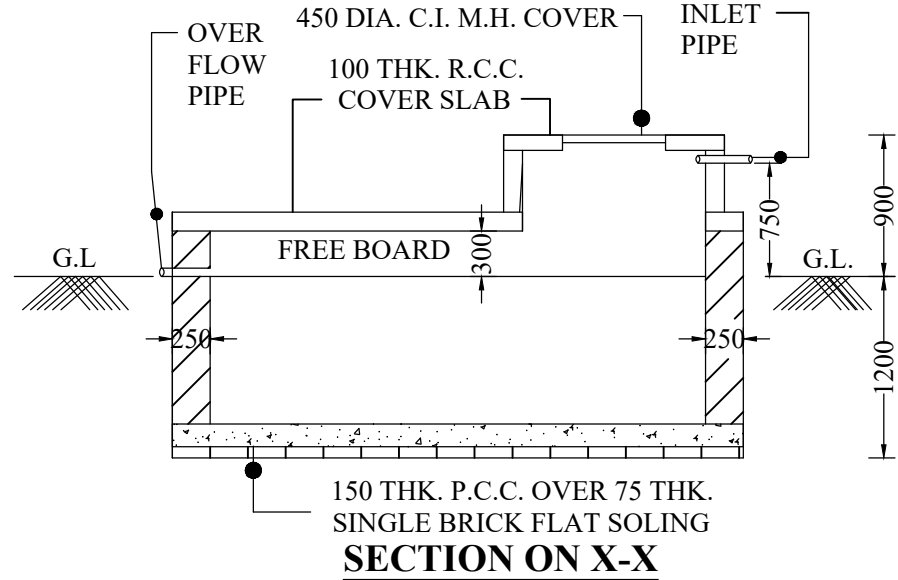
DIGITAL SIGNATURE OF  
E.E.(C)/Bldg./Br.-I/K.M.C.



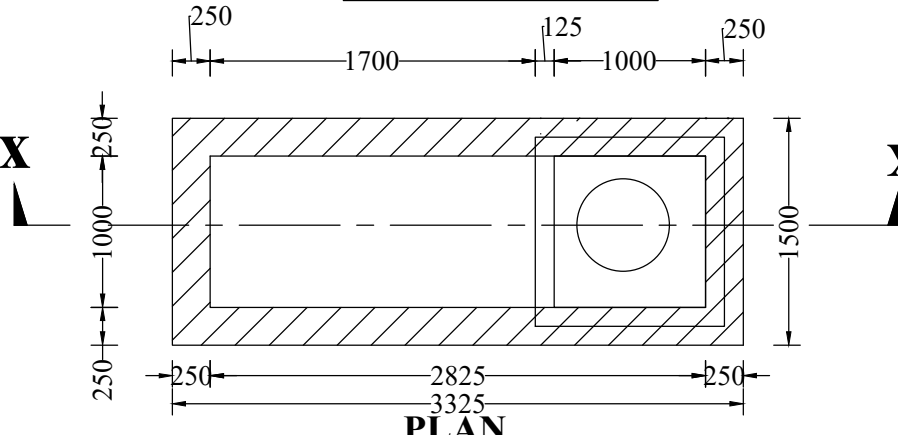
## SECTION ON X-X



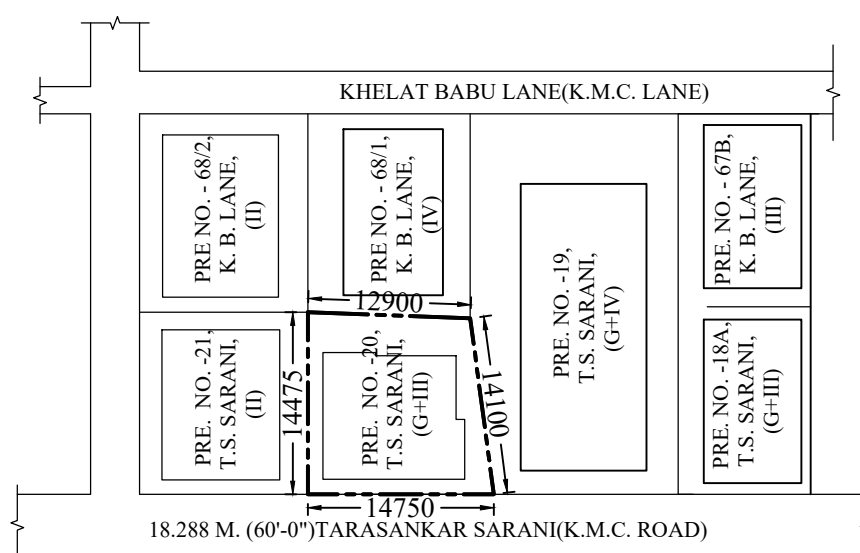
PLAN  
DETAILS OF SEPTIC TANK  
SCALE 1:50



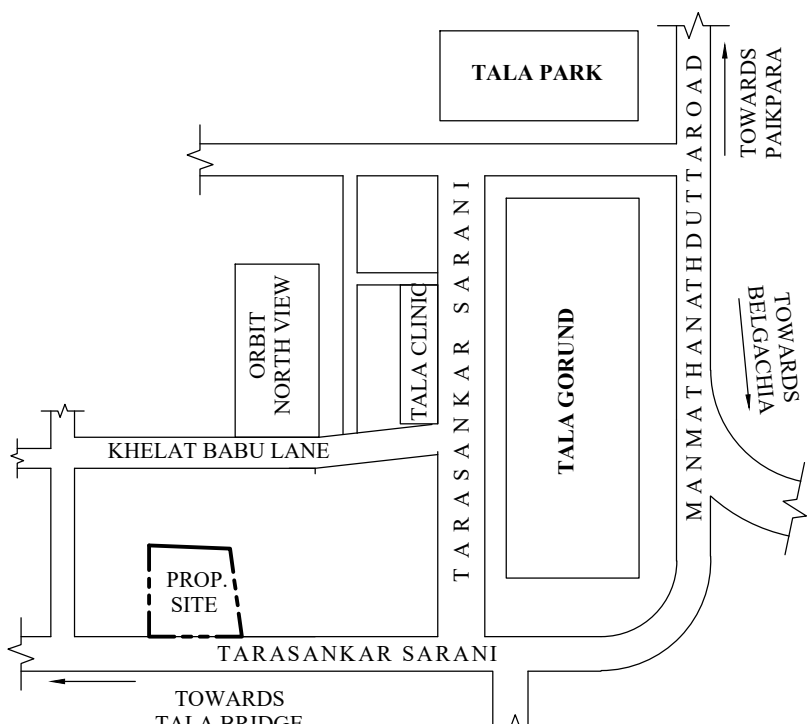
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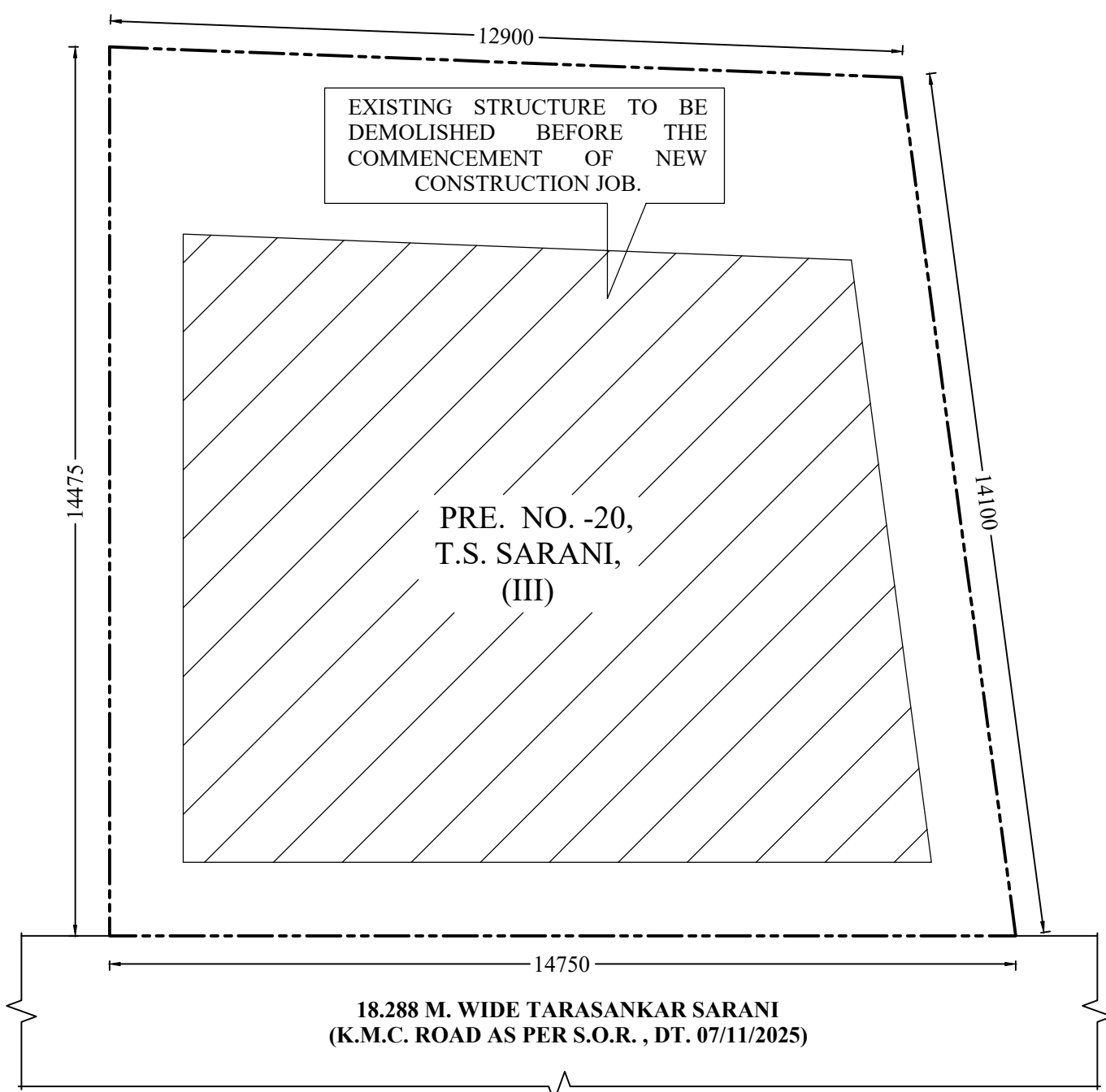
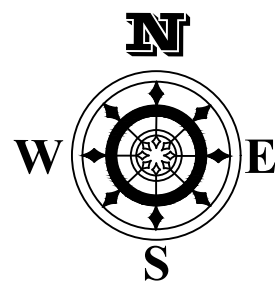
DETAILS OF SEMI-UNDERGROUND  
WATER RESERVOIR  
(CAPACITY=600 GAL.) SCALE 1:50



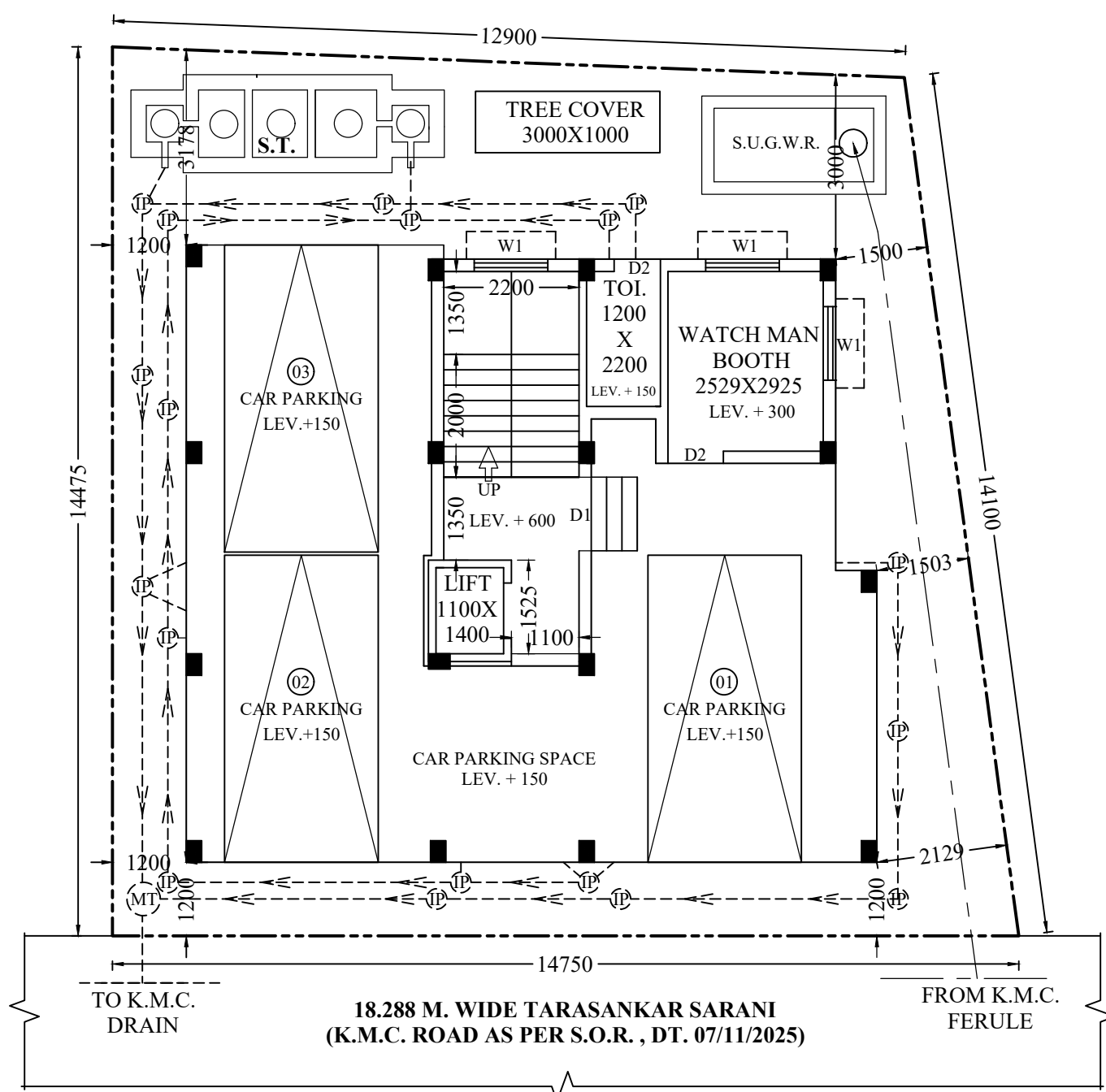
SITE PLAN  
SCALE=1:600



KEY PLAN  
SCALE=1:4000



EXISTING GROUND FLOOR PLAN  
SCALE :- 1:100



PROPOSED GROUND FLOOR PLAN  
SCALE :- 1:100