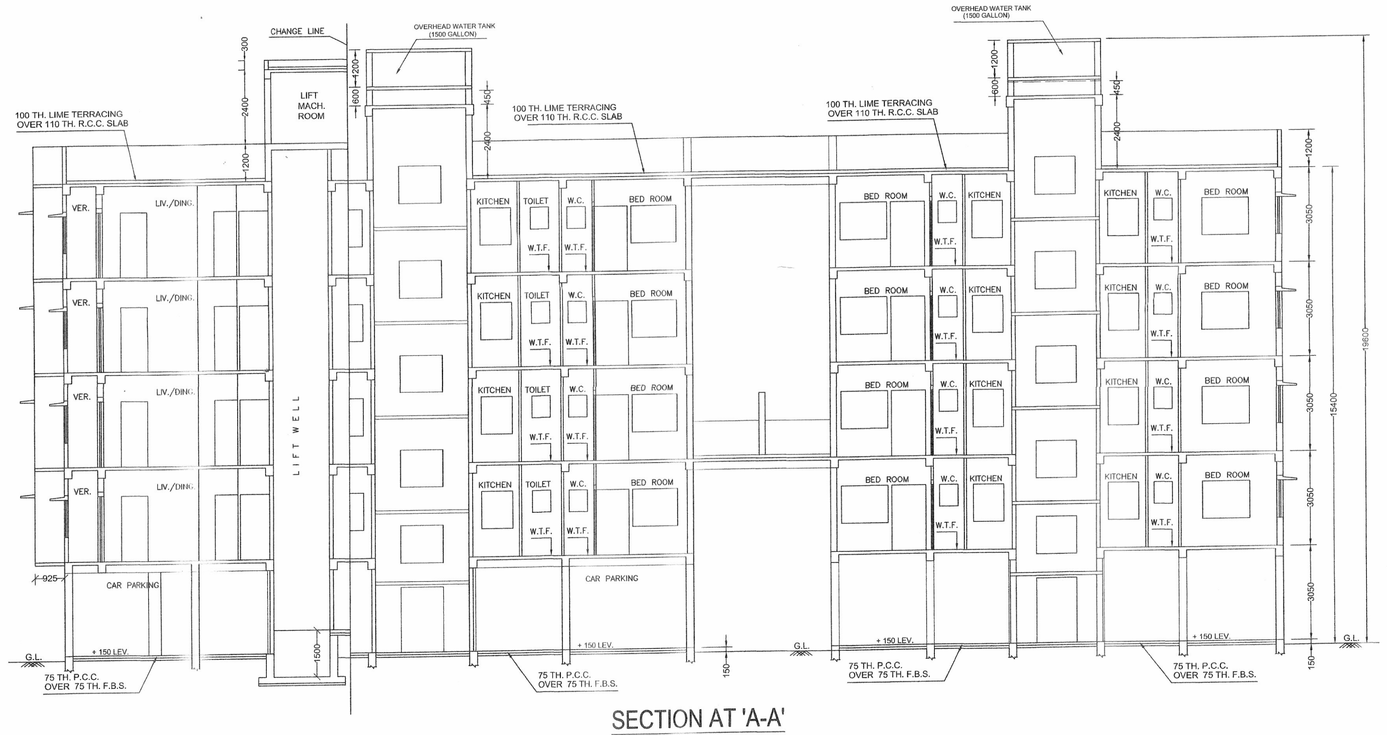
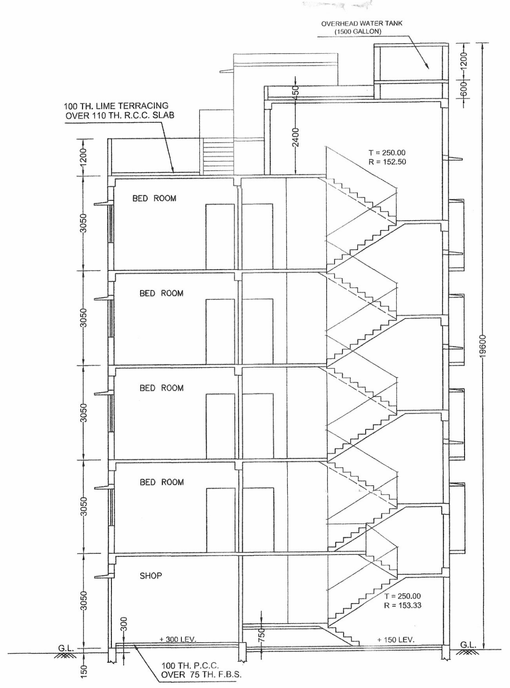
FRONT ELEVATION

(SCALE= 1:100)



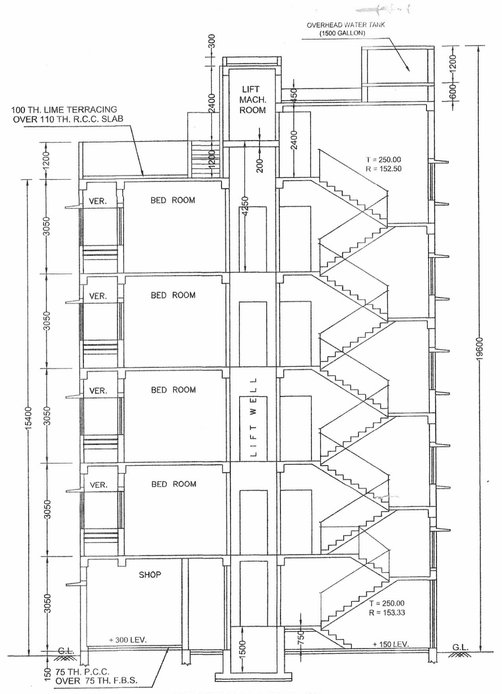
SECTION AT 'A-A'

(SCALE= 1:100)



SECTION AT 'B-B'

(SCALE= 1:100)



SECTION AT 'C-C'

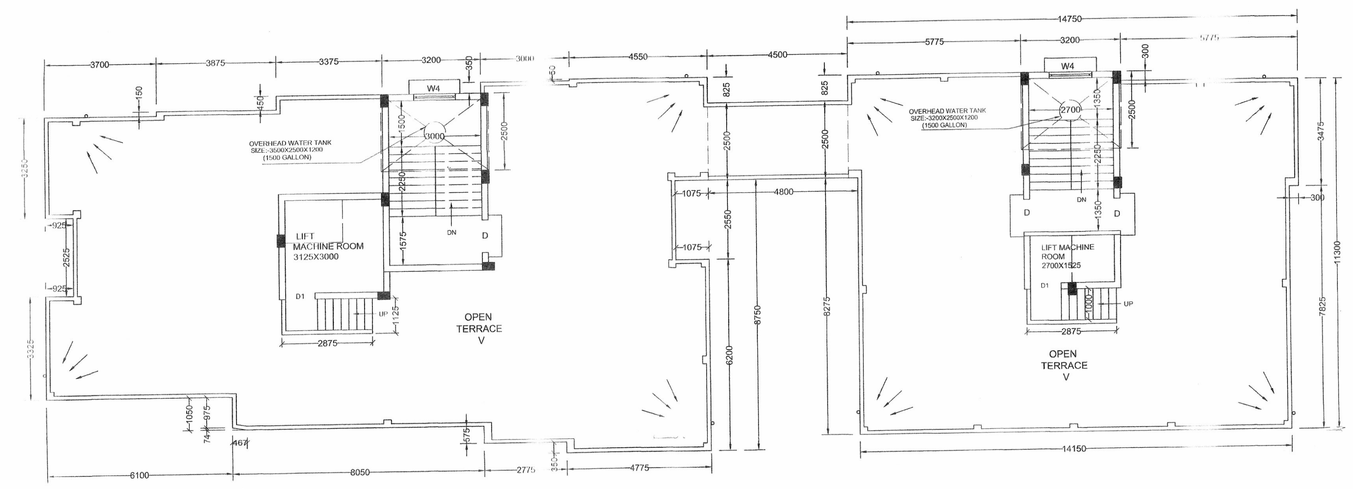
(SCALE= 1:100)

DOOR & WINDOW SCHEDULE			
TYPE	WIDTH	HEIGHT	REMARKS
DG	1200	2100	
D	1050	2100	SINGLE LEAF
D1	925	2100	SINGLE LEAF
D2	750	2100	SINGLE LEAF
W0	1650	1350	FOUR SHUTTER
W1	1500	1200	THREE SHUTTER
W2	1000	1200	DOUBLE SHUTTER
W3	600	700	SINGLE SHUTTER
W4	1350	1200	DOUBLE SHUTTER
W5	1200	1200	DOUBLE SHUTTER

THE DEPTH OF THE SEMI U/G WATER RESERVOIR SHALL NOT EXCEED THE DEPTH OF THE FOUNDATION OF THE BUILDING . ALL PRECAUTIONS SHALL BE TAKEN DURING THE CONSTRUCTION OF THE SAME.

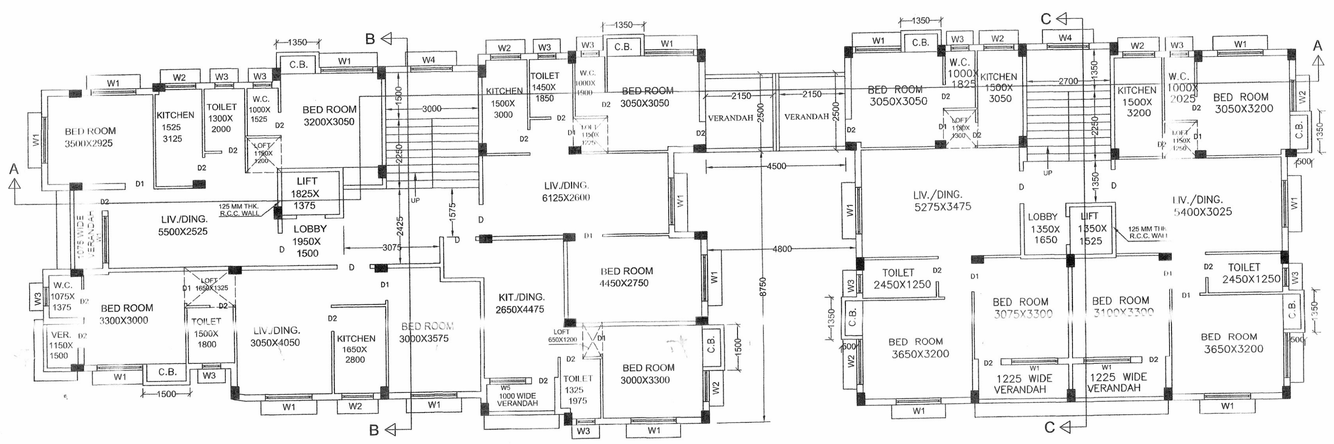
ALL EXTERNAL WALLS 200 MM THK. & ALL INTERNAL WALLS 75 MM THK. UNLESS OTHERWISE MENTIONED.

N



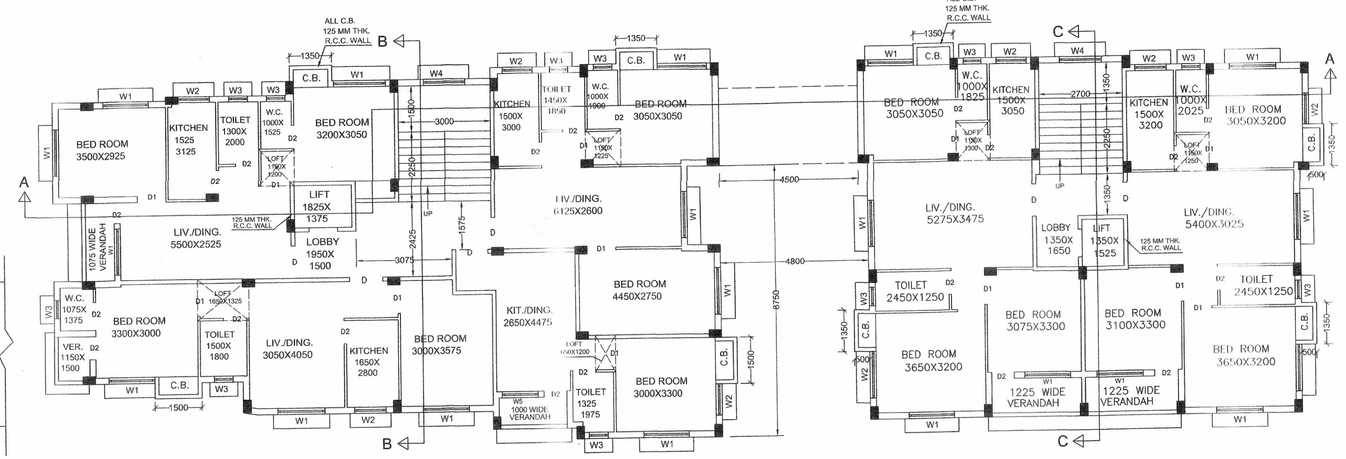
ROOF PLAN

(SCALE= 1:100)



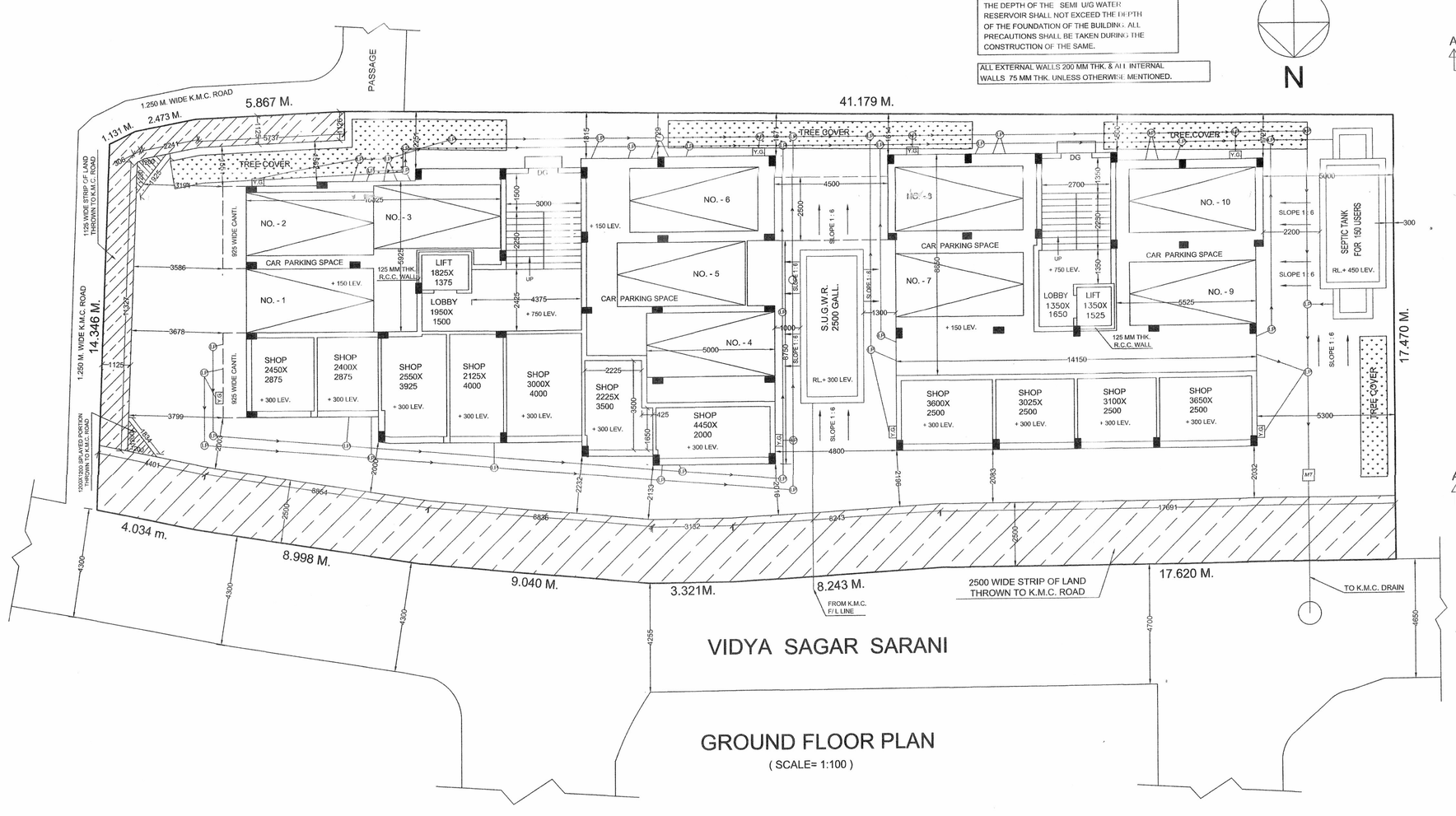
SECOND FLOOR PLAN

(SCALE= 1:100)



FIRST, THIRD & FOURTH FLOOR PLAN

(SCALE= 1:100)



GROUND FLOOR PLAN

(SCALE= 1:100)

VIDYA SAGAR SARANI

PLAN OF PROPOSED G+IV STORIED RESIDENTIAL BUILDING U/S 393 A OF KMC ACT 1980 COMPLYING WITH KMC BUILDING RULES 2009 AT PREMISES NO.- 264, VIDYA SAGAR SARANI, WARD NO. 124 , BR. XVI, UNDER K.M.C.

OWNER : JAISHREE TIE-UP PVT. LTD.

SPECIFICATIONS

1. GRADE OF CONCRETE USED - M20
2. GRADE OF STEEL USED - Fe- 500
3. MORTAR USED IN 200mm & 250mm TH BRICK WALLS = 1:6
4. MORTAR USED IN 75mm & 125mm TH BRICK WALLS = 1:4
5. FIRST CLASS BRICKS TO BE USED ONLY
6. CICO TO BE USED IN 40mm TH D.P.C
7. LIME TERRACING ON ROOF - 2:2:7
8. ASSUMED BEARING CAPACITY : 7 TON / SQM

STATEMENT OF THE PLAN PROPOSAL

A.

1. ASSESSEE NO. 411240802628
2. DETAILS OF REGD. DEEDS

2a. DETAILS OF DEED :- BOOK NO.- I , VOLUME NO.- 19, BEEING NO.- 1165, PAGES - 167 - 189, YEAR: 1940 , REGD. AT- J.S.R. AUIPORE AT BEHALA
2b. DETAILS OF DEED :- BOOK NO.- I , VOLUME NO.- 50, BEEING NO.- 3162, PAGES - 239 - 247, YEAR: 1964 , REGD. AT- S. R. BEHALA
2c. DETAILS OF DEED :- BOOK NO.- I , VOLUME NO.- 42, BEEING NO.- 3280, PAGES - 45 - 52, YEAR: 1991 , REGD. AT- A.D.S.R.- BEHALA
2d. DETAILS OF DEED :- BOOK NO.- I , VOLUME NO.- 42, BEEING NO.- 3282, PAGES - 61 - 68, YEAR: 1991 , REGD. AT- A. D. S. R. BEHALA
2e. DETAILS OF DEED :- BOOK NO.- I , VOLUME NO.- 42, BEEING NO.- 3283, PAGES - 69 - 76, YEAR: 1991 , REGD. AT- A. D. S. R. BEHALA
2f. DETAILS OF DEED :- BOOK NO.- I , VOLUME NO.- 40, BEEING NO.- 3745, PAGES - 491 - 498, YEAR: 1991 , REGD. AT- A. D. S. R. BEHALA
2g. DETAILS OF DEED :- BOOK NO.- I , VOLUME NO.- 42, BEEING NO.- 12720, PAGES - 2843 - 2859, YEAR: 2010 , REGD. AT- D.S.R.-II SOUTH 24 PARGANAS
2h. DETAILS OF DEED :- BOOK NO.- I , VOLUME NO.- 42, BEEING NO.- 12749, PAGES - 3430 - 3445, YEAR: 2010 , REGD. AT- D.S.R.-II SOUTH 24 PARGANAS
2i. DETAILS OF DEED :- BOOK NO.- I , VOLUME NO.- 42, BEEING NO.- 13055, PAGES - 9270 - 9286, YEAR: 2010 , REGD. AT- D.S.R.-II SOUTH 24 PARGANAS
2j. DETAILS OF DEED :- BOOK NO.- I , VOLUME NO.- 42, BEEING NO.- 13070, PAGES - 9558 - 9572, YEAR: 2010 , REGD. AT- D.S.R.-II SOUTH 24 PARGANAS
2k. DETAILS OF DEED :- BOOK NO.- I , VOLUME NO.- 15, BEEING NO.- 06482, PAGES - 295 - 300, YEAR: 2011 , REGD. AT- A. R. A. - I KOLKATA
2l. DETAILS OF DEED :- BOOK NO.- I , VOLUME NO.- 23, BEEING NO.- 10697, PAGES - 1428 - 1439, YEAR: 2011 , REGD. AT- D.S.R.-II SOUTH 24 PARGANAS
2m. DETAILS OF DEED :- BOOK NO.- I , VOLUME NO.- 1, BEEING NO.- 00208, PAGES - 3776 - 3790, YEAR: 2012 , REGD. AT- D.S.R.-II SOUTH 24 PARGANAS
2n. DETAILS OF DEED :- BOOK NO.- I , VOLUME NO.- 4, BEEING NO.- 03271, PAGES - 12207 - 12222, YEAR: 2012 , REGD. AT- D.S.R.-II SOUTH 24 PARGANAS

3a. DETAILS OF POWER :- BOOK NO.- IV , VOLUME NO.- 1, BEEING NO.- 00019, PAGES - 226 - 235, YEAR: 2012 , REGD. AT- D.S.R.-II SOUTH 24 PARGANAS
3b. DETAILS OF POWER :- BOOK NO.- I , VOLUME NO.- 1603 - 2021, BEEING NO.- 160304166 , PAGES - 122270 - 122303, YEAR: 2021 , REGD. AT- D.S.R.-III SOUTH 24 PARGANAS

4. DETAILS OF BOUNDARY DEC. :- BOOK NO.- I , VOLUME NO.- 1603 - 2021, BEEING NO.- 160306104 , PAGES - 192616 - 192635, DATE : 03/09/2021 , REGD. AT- D.S.R.-III SOUTH 24 PARGANAS
5. DETAILS DEED OF FRONT GIFT :- BOOK NO.- I , VOLUME NO.- 1603 - 2021, BEEING NO.- 160306102 , PAGES - 192572 - 192593, DATE : 03/09/2021 , REGD. AT- D.S.R.-III SOUTH 24 PARGANAS
6. DETAILS DEED OF SIDE GIFT :- BOOK NO.- I , VOLUME NO.- 1603 - 2021, BEEING NO.- 160306101 , PAGES - 195187 - 195208, DATE : 04/09/2021 , REGD. AT- D.S.R.-III SOUTH 24 PARGANAS
7. DETAILS DEED OF CORNER SPLAY :- BOOK NO.- I , VOLUME NO.- 1603 - 2021, BEEING NO.- 160306103, PAGES - 192594 - 192615, DATE : 03/09/2021 , REGD. AT- D.S.R.-III SOUTH 24 PARGANAS
8. AAI NOC ID : BEHA / EAST / B / 063021 / 557124 ; DATE : 14/07/2021, VALID UP TO: 13/07/2029
PERMISSIBLE TOP ELEVATION : 29.36 M.
SITE ELEVATION (AMSL) : 4.36 M.

9. a) AREA OF PLOT = 22 DECIMAL = 891.960 SQM. (AS PER DEED)
b) AREA OF PLOT = 890.894 SQM. (AS PER BOUNDARY DEC.)
c) NO. OF STORIES = G+IV

AREA STATEMENT

B.

1. GROUND COVERAGE:-	i) PERMISSIBLE = 445.447 SQM. (50.00 %)	
	ii) PROPOSED = 402.487 SQM (45.178 %)	
2. F.A.R.:-	i) PERMISSIBLE = 1.75	
	ii) PROPOSED = 1.748	
3. TOTAL FLOOR AREA EXCLUDING THE SPACE EXEMPTED IN THIS RULE	= 1771.747 SQM.	
4. TOTAL AREA EXEMPTED IN THIS RULE	= 171.338 SQM.	
5. TOTAL FLOOR AREA INCLUDING THE SPACE EXEMPTED IN THIS RULE	= 1943.085 SQM.	
6. STAIR COV. AREA	= 35.833 SQM.	
7. TOTAL CAR PARKING AREA	= 214.729 SQM.	
8. TOTAL SHOP AREA (CARPET)	= 102.863 SQM.	
9. TOTAL SHOP AREA (COVERED)	= 116.602 SQM.	
10. TOTAL NO. OF CAR PARKING (PERMISSIBLE)	= 10 NOS	
TOTAL NO. OF CAR PARKING (PROPOSED)	= 10 NOS	
11. NO. OF TENEMENTS	= 24 NOS	
12. SIZE OF TENEMENTS	= < 50 SQM. = 4 NOS ; 50 SQM.- 75 SQM. = 12 NOS ; 75 SQM. - 100 SQM. = 8 NOS	
13. TOTAL C.B. AREA = 22.20 SQM. & TOTAL LOFT AREA = 34.750 SQM.		
14. TOTAL OVERHEAD WATER TANK AREA = 16.75 SQM.		
15. TOTAL LIFT MACHINE ROOM WITH STAIR AREA (2 NOS.) = 24.189 SQM.		
16. TREE COVER AREA (PERMISSIBLE) = 43.283 SQM. (4.858 %)		
17. TREE COVER AREA (PROPOSED) = 43.806 SQM. (4.917 %)		

I HEREBY UNDERTAKE WITH FULL RESPONSIBILITY & CERTIFY THAT THE BLDG. PLAN HAVE BEEN DRAWN UP AS PER PROVISION OF BLDG. RULES 2009. AS AMENDED FROM TIME TO TIME & THE SITE CONDITION INCLUDING THE WIDTH OF THE ABUTTING K.M.C. ROAD CONFIRMS WITH THE BLDG. PLAN WHICH HAS BEEN MEASURED AND VERIFIED BY ME & IT IS A BUILDABLE SITE & NOT A TANK OR FILLED TANK, THE LAND IS DEMARCATED BY BOUNDARY WALL. THE CONSTRUCTION OF U/G. WATER TANK & SEPTIC TANK WILL BE COMPLETED BEFORE STARTING OF BUILDING FOUNDATION WORK.

NAME OF ARCHITECT
(MALA MUKHERJEE, REGN. NO.- CA/2016/76768)

UNDERSIGNED HAS INSPECTED THE SITE AND CARRIED OUT SOIL INVESTIGATION THEREON, IT IS CERTIFIED THAT THE FOUNDATION FOR 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.

NAME OF GEO -TECHNICAL
(BHASKAR ROY , G.T. NO - GT/2/II)

THE STRUCTURAL DESIGNS & DRAWINGS OF BOTH F.ON & SUPERSTRUCTURE OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING THE SEISMIC LOAD AS PER THE NATIONAL BLDG. CODE LATEST REVISION OF INDIA & CERTIFIED THAT IT IS SAFE & STABLE IN ALL RESPECTS.
SOIL TESTING HAS BEEN DONE BY M/S SOIL TECH. OFFICE : 51 / 1A, PRINCE GOLAM HOSSAIN SHAH ROAD, JADHPUR, KOLKATA - 700 032 THE RECOMMENDATION OF SOIL TEST REPORT HAS BEEN CONSIDERED DURING STRUCTURAL CALCULATIONS

NAME OF STRUCTURAL ENGINEER
(BHASKAR ROY, E.S.E. NO.- I / 143)

I/WE HEREBY DECLARE WITH FULL RESPONSIBILITY THAT I/ WE SHALL ENGAGE L.B.S & E.S.E DURING CONSTRUCTION. I / WE SHALL FOLLOW THE INSTRUCTIONS OF L.B.S. & E.S.E DURING CONSTRUCTION OF THE BUILDING (AS PER S. S. PLAN). K.M.C. AUTHORITY WILL NOT BE RESPONSIBLE FOR STRUCTURAL STABILITY OF THE BUILDING & ADJOINING STRUCTURES. IF ANY SUBMITTED DOCUMENTS ARE FOUND TO BE FAKE, THE K.M.C. AUTHORITY WILL REVOKE THE SANCTION PLAN. THE CONSTRUCTION OF WATER RESERVOIR & SEPTIC TANK WILL BE UNDER TAKEN UNDER THE GUIDANCE OF E.S.E./ L.B.S BEFORE STARTING THE BUILDING FOUNDATION WORK. THE PLOT HAS BEEN IDENTIFIED BY ME / US. IF ANY DISPUTE ARISES IN FUTURE REGARDING OWNERSHIP AND WIDTH OF ROAD, THE K.M.C. AUTHORITY WILL NOT LIABLE AND REVOKE THE SANCTION PLAN.

NAME OF APPLICANT
(AVIJIT DAS & JHARNA DAS PARTNERS OF M/S AYUSHMAN CONSTRUCTION C/A OF JAISHREE TIE-UP PVT. LTD.)

DRAWN BY : BISWAJIT PAL

SCALE :- 1:100

N

consultant :
DISHARI
6, SUBODH BANERJEE ROAD,
BARISHA, KOLKATA - 700 008.
HELLO: 9331080804

(SHEET NO. 01 OF 02)

B.P NO.- 2022160189 DATE -19/07/2022

VALID UPTO- 18/07/2027

APPROVED IN MSC VIDE AGENDA NO-77/22-23 DT- 06/06/2022

DEBOJIT DAS Digitally signed by DEBOJIT DAS Date: 2022.07.19 17:49:57 +05'30'

DIGITAL SIGNATURE OF E.E.

SANJIT MAJI Digitally signed by SANJIT MAJI Date: 2022.07.19 17:49:57 +05'30'

DIGITAL SIGNATURE OF A.E.