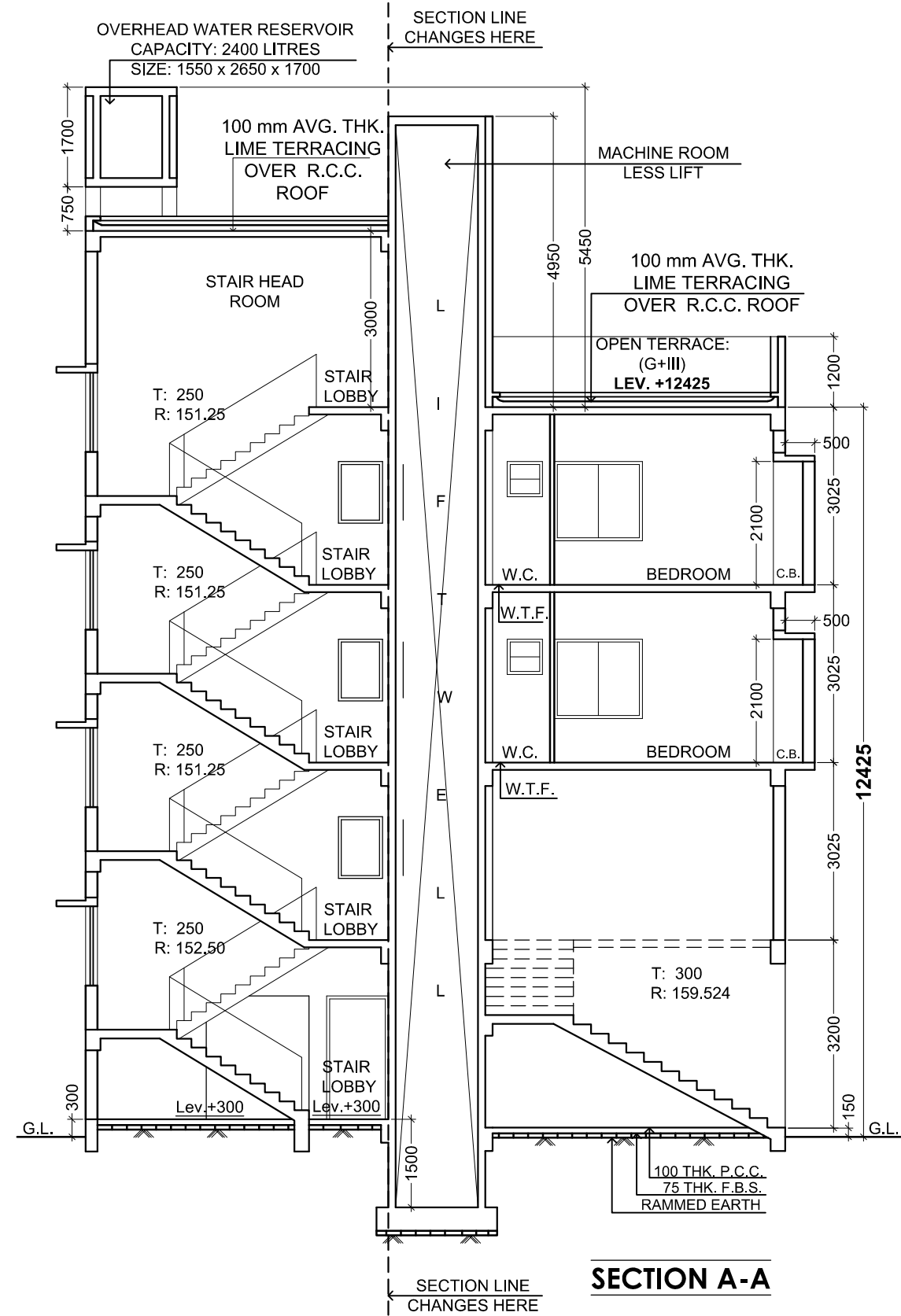
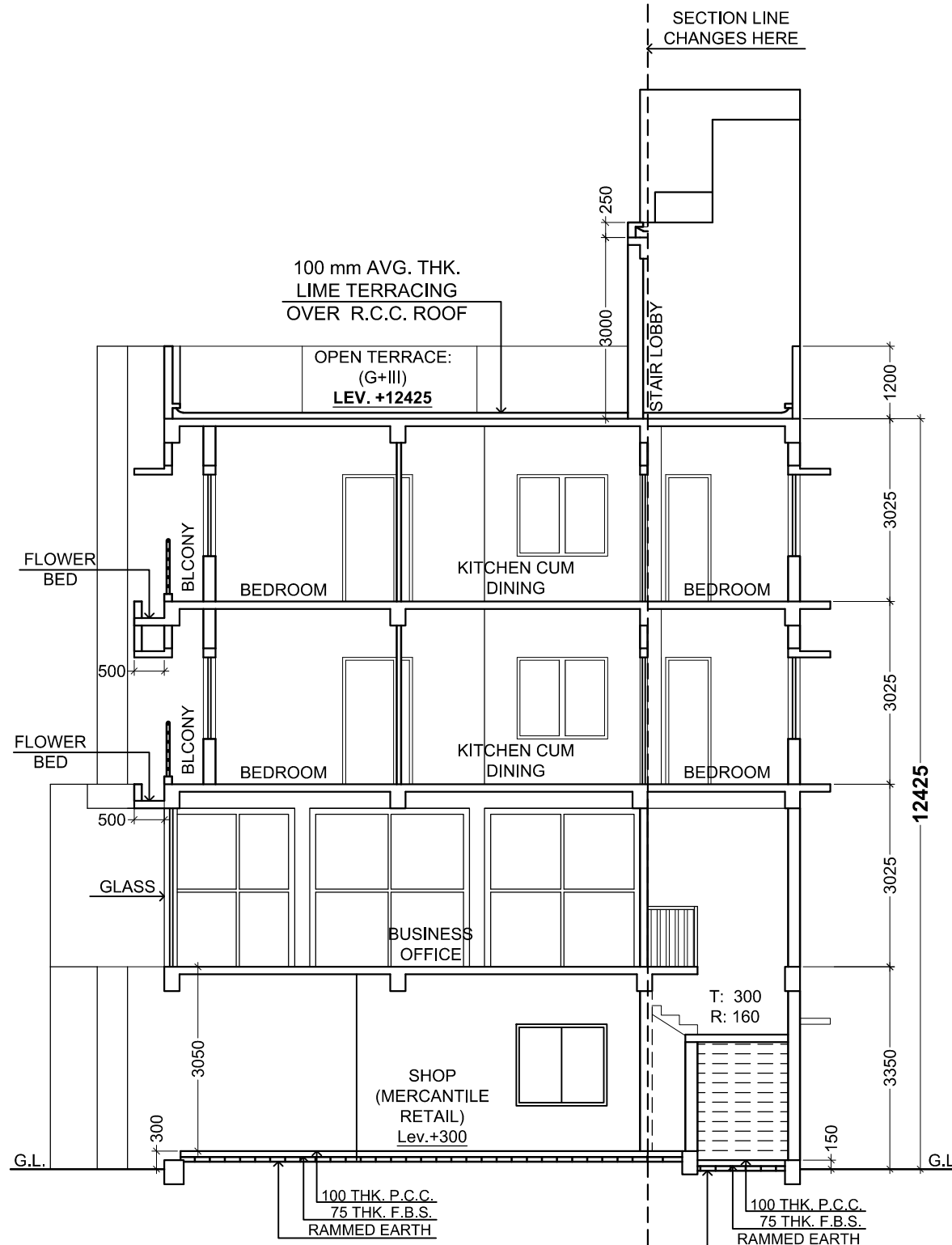


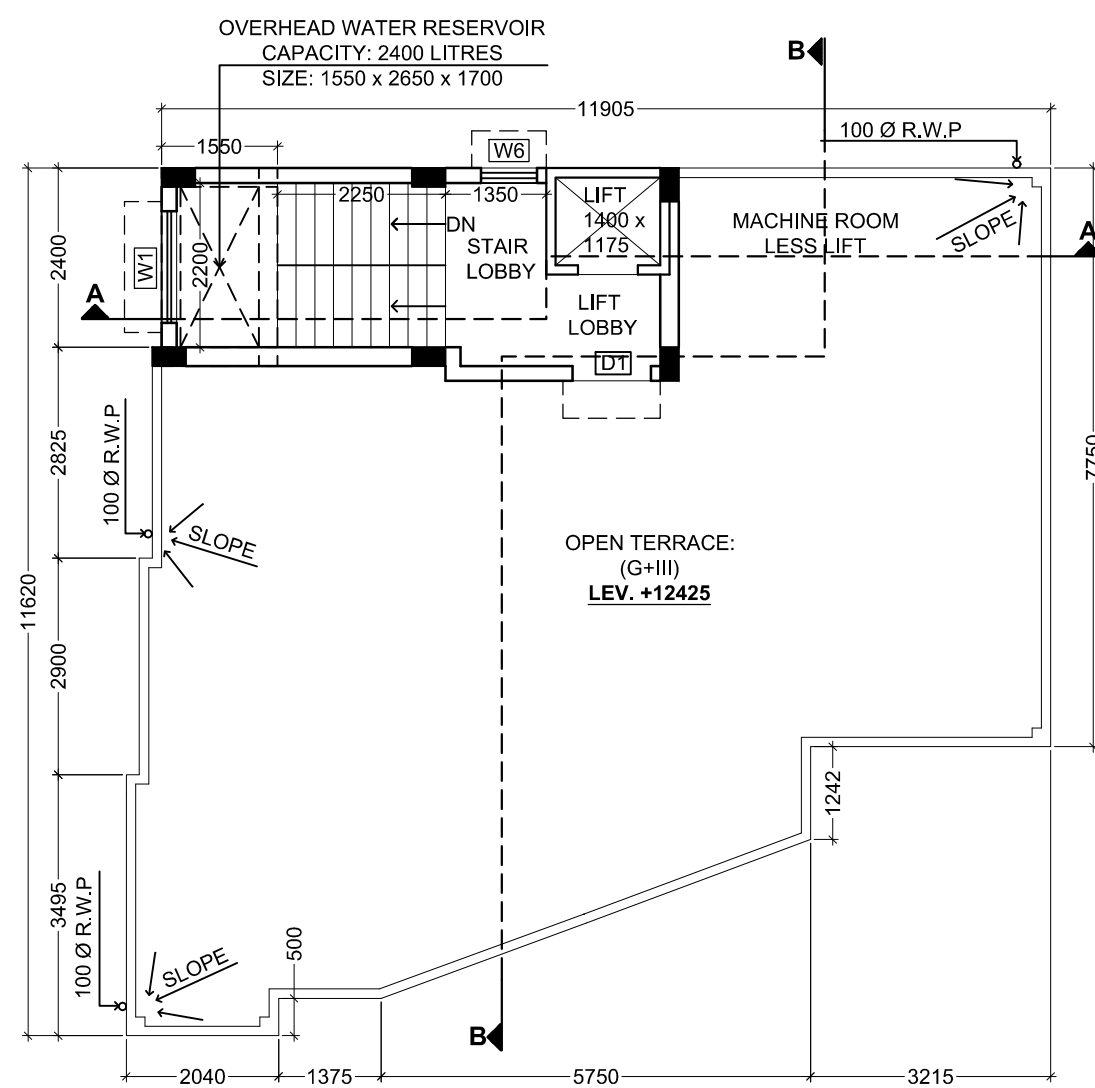
WEST SIDE ELEVATION



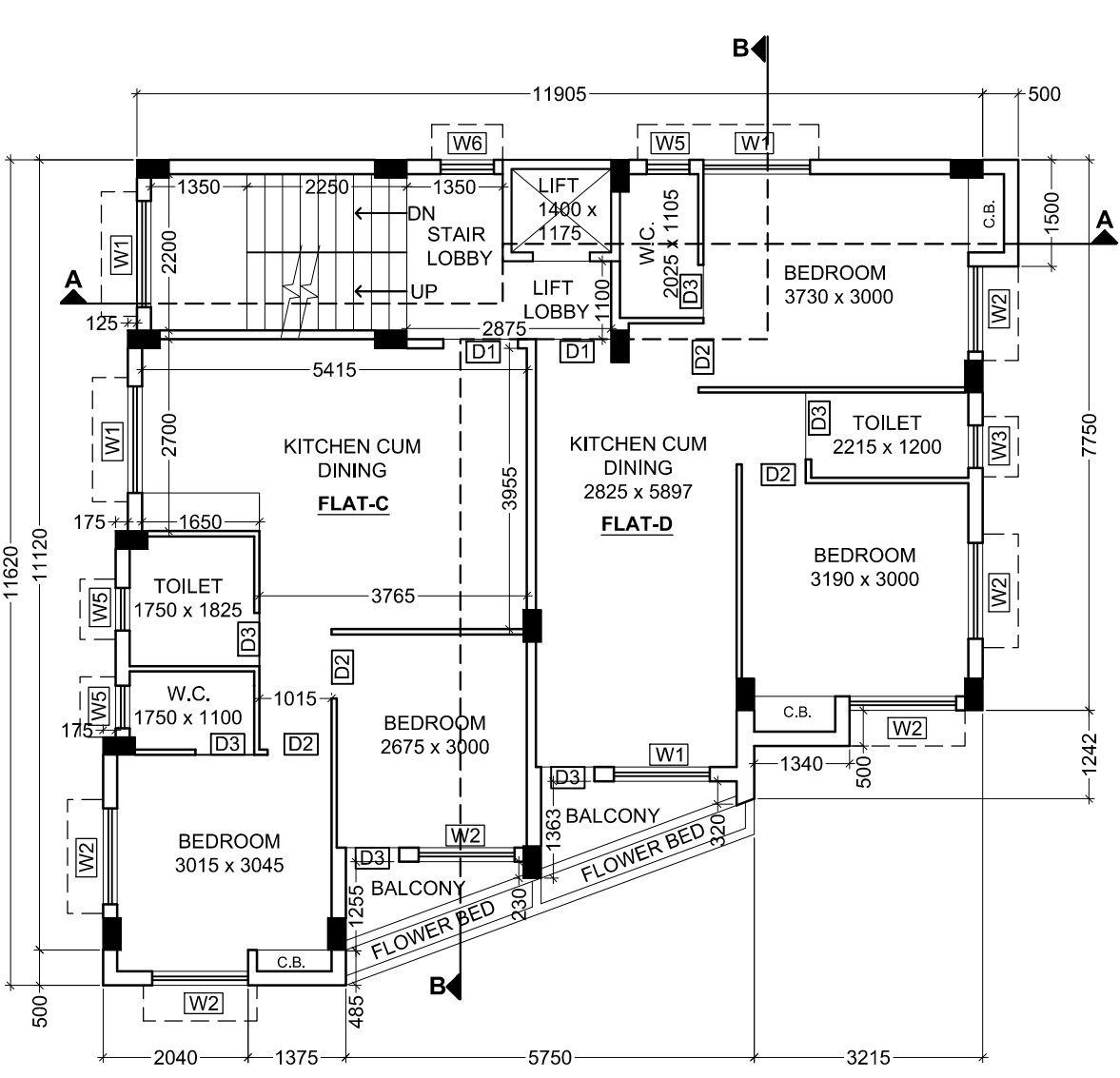
SECTION A-A



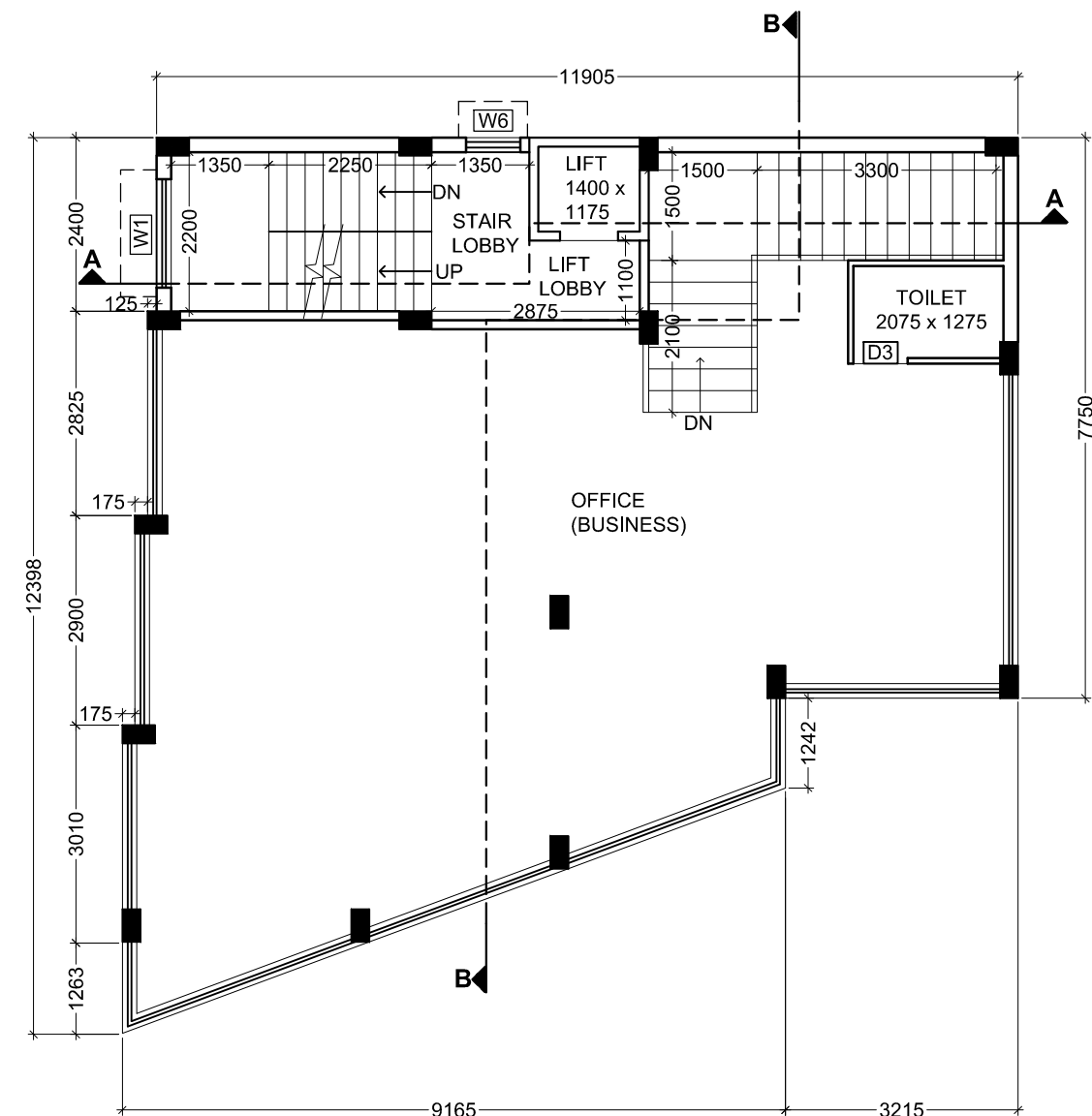
SECTION B-B



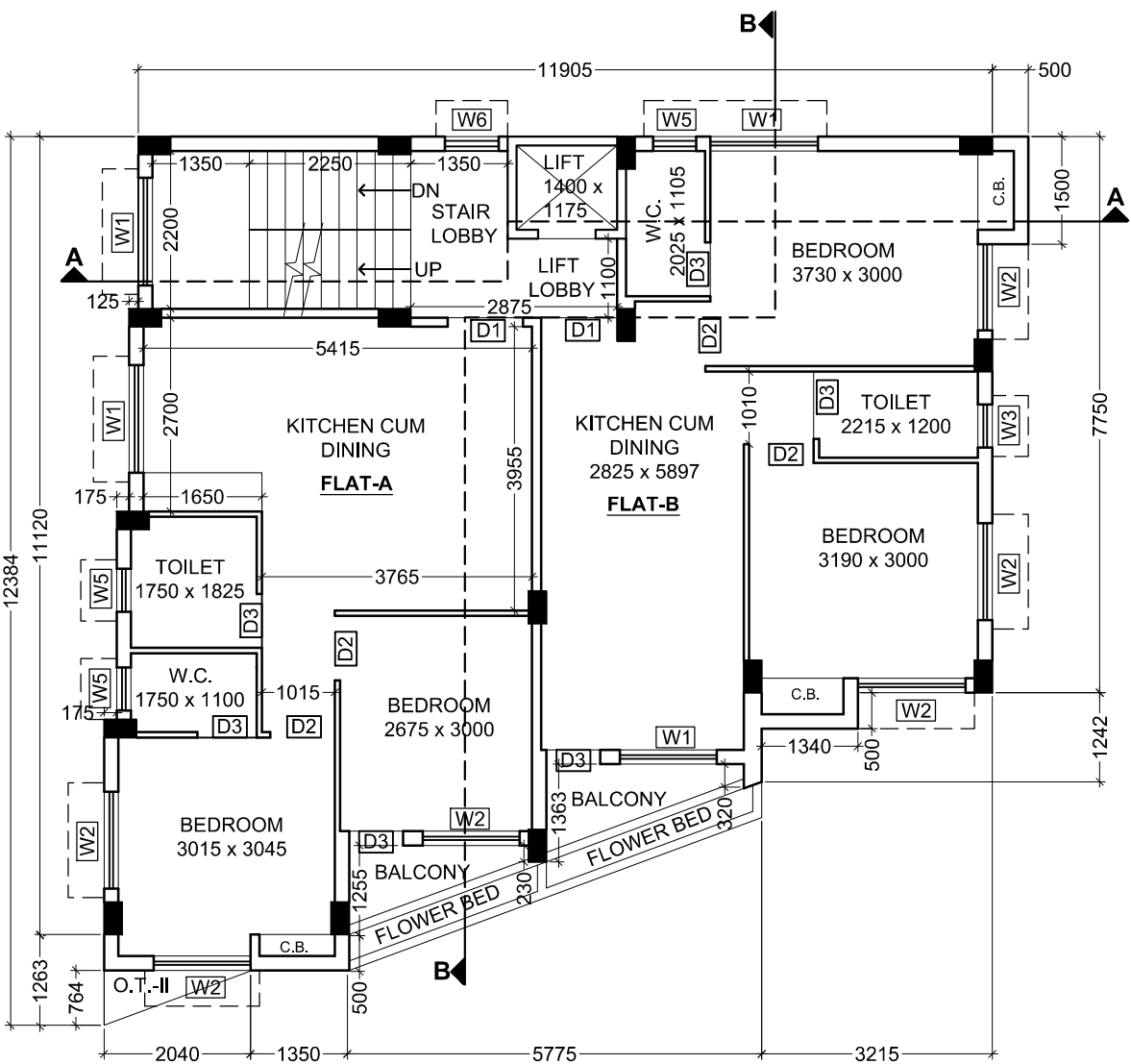
ROOF PLAN



3rd FLOOR PLAN



1st FLOOR PLAN



2nd FLOOR PLAN

SHEET TITLE

GROUND FLOOR, FIRST, SECOND, THIRD & ROOF FLOOR
PLANS, ELEVATION, SECTIONS

DRAWN BY - M.L. DATE : 12.03.2024

DEALT BY - J.D.

SCALE - 1:100

(Unless mentioned otherwise)

MAIN CHARACTERISTICS OF THE PLAN PROPOSAL

- ASSEESSE No. 411150604271
- NAME OF THE OWNER - MINTU DAS.
- NAME OF THE APPLICANT - MINTU DAS.
- DETAILS OF REGISTERED DEED
BOOK No. I. VOLUME No. 1602-2022, PAGE FROM 40324 TO 40361, BEING No. 160201031, DATED 03/02/2022, AT D.S.R. - ALIPORE, SOUTH 24-PARGANAS.
- DETAILS OF REGISTERED BOUNDARY DECLARATION
BOOK No. I. VOLUME No. 1602-2023, PAGE FROM 589333 TO 589343, BEING No. 160216113, DATED: 23/11/2023 AT D.S.R. - II SOUTH 24-PARGANAS.

PART - B :

- AREA OF THE LAND :
AS PER DEED & ASSESSMENT BOOK COPY : 03 K. - 00 Ch. - 00 Sq.ft. = 200.669 Sq.M.
AS PER REGISTERED BOUNDARY DECLARATION : 03 K. - 02 Ch. - 1.99 Sq. Ft. = 209.215 Sq.M.
- PERMISSIBLE GROUND COVERAGE : 120.357 Sq.M.(59.98 %)
- PROPOSED GROUND COVERAGE : 120.257 Sq.M.(59.93 %)
- PROPOSED AREA

FLOOR	TOTAL FLOOR AREA	TOTAL EXEMPTED AREA		EFFECTIVE FLOOR AREA	TOTAL EXEMPTED AREA		NET FLOOR AREA
		LIFT WELL	STAIR WELL		STAIRWAY	LIFT LOBBY	
GROUND	120.258	—	—	120.258	10.89	1.678	107.69
FIRST	120.257	1.645	—	118.612	21.397	1.678	95.537
SECOND	119.119	1.645	—	117.474	10.89	1.678	104.906
THIRD	119.119	1.645	—	117.474	10.89	1.678	104.906
TOTAL	478.753	4.935	—	473.818	54.067	6.712	413.039

- TOTAL RESIDENTIAL AREA : 307.682 Sq.M.
- TOTAL COMMON AREA : 61.847 Sq.M.
- CAR PARKING CALCULATION (A)

MKD.	COVERED AREA (Sq.m.)	COMMON AREA SHARE (Sq.m.)	ACTUAL TENEMENT SIZE (Sq.m.)	TENEMENT RANGE (Sq.m.)	TENEMENT No.	REQUIRED CAR PARKING
FLAT A	50.611	15.233	65.844	50 - 75	1	1
FLAT B	52.129	15.690	67.819		1	
FLAT C	50.611	15.233	65.844		1	
FLAT D	52.129	15.690	67.819		1	

MERCANTILE RETAIL CARPET AREA : 34.592 Sq.m.
MERCANTILE RETAIL COVERED AREA : 38.318 Sq.m.

BUSINESS CARPET AREA : 96.631 Sq.m.
BUSINESS COVERED AREA : 127.818 Sq.m.

TOTAL CAR PARKING REQUIRED - 2

- (B) Nos. OF CAR PARKING PROVIDED
COVERED : 2 Nos. OPEN - 0 No.
- (C) PERMISSIBLE AREA FOR PARKING (GROUND FLOOR) : 2 x 25 = 50
- (D) ACTUAL AREA FOR PARKING PROVIDED : 40.354 Sq.M.

- PERMISSIBLE F.A.R. : 2.25
- PROPOSED F.A.R. : (413.039 - 40.354) / 200.669 = 1.857
- STATEMENT OF OTHER AREAS

FLOOR	CUPBOARD	LOFT
GROUND	—	—
FIRST	—	—
SECOND	2.108	—
THIRD	2.108	—
TOTAL	4.216	—

11. TOTAL FLOOR AREA FOR FEES

FLOOR AREA	TOTAL ADDITIONAL FLOOR AREA FOR FEES	TOTAL AREA FOR FEES
473.818 Sq.M.	23.192 Sq.M.	497.010 Sq.M.

- AREA OF MACHINE ROOM LESS LIFT : 5.059 Sq.M.
- AREA OF OVERHEAD TANK : 4.107 Sq.M.
- AREA OF STAIR HEADROOM : 13.917 Sq.M.

- AREA OF TREE COVER (REQUIRED) : 2.478 Sq.M. (1.18 % OF LAND)
- AREA OF TREE COVER (PROPOSED) : 2.941 Sq.M. (1.41 % OF LAND)

17. CO-ORDINATES IN WGS 84 AND SITE ELEVATION (AMSL)

REFERENCE POINTS MARKED IN THE SITE PLAN OF THE PROPOSAL	CO-ORDINATES IN WGS 84 LATITUDE LONGITUDE	SITE ELEVATION (AMSL)
Point - A	22°28'45.17"N 88°20'17.0"E	9.14 METERS
Point - B	22°28'45.07"N 88°20'18.0"E	
Point - C	22°28'44.97"N 88°20'18.1"E	
Point - D	22°28'44.87"N 88°20'18.9"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 KMC and other appropriate authority reserve the right to take appropriate action against me as per law.

ARCHITECT
Jaydeep Deb
B. Arch (J.U.), M.Arch (Urban Design)
CoA Regn. No. CA/2003/30584
Associate of I.I.A.

APPLICANT
MINTU DAS.

SPECIFICATIONS

- STRUCTURAL CEM. CONC. M-20 GRADE WITH 19 MM DOWN STONE CHIPS.
- GRADE OF REINFORCEMENT Fe 415.
- SINGLE LAYER BIS WITH PICKED JHAMA BRICKS.
- CEM. CONC. WITH JHAMA KHOA IN FOUNDATION AND UNDER FLOOR.
- 200 MM THICK FRST CLASS BRICKWORK WITH CEMENT MORTAR (1:4) AT OUTSIDE WALLS.
- 100 MM. & 75 MM. THICK FIRST CLASS BRICKWORK WITH CEMENT MORTAR (1:4) WITH APPROVED H.B. NETTING IN EVERY ALTERNATE LAYER AT INSIDE WALLS.
- 25 MM THICK DPC WITH CEM. CONC. (1:2:4) WITH 6 MM DOWN STONE CHIPS AND 5% WATER PROOFING COMPOUND.
- WOODWORK IN DOOR FRAMES WITH SAL WOOD.
- 38 MM THICK DOOR SHUTTERS WITH TEAK WOOD, ALSO FLUSH DOORS WITH COMMERCIAL PLY.
- WINDOWS ARE ALUMINIUM FULLY GLAZED AND PANELLED FITTED WITH M.S. GRILL.
- 19 MM THK. CEM. PLASTER (1:4) TO INSIDE AND OUTSIDE WALLS.
- 6 MM THK. CEM. PLASTER (1:3) TO CEILING, BEAMS, CHAJJA ETC.
- 32 MM THK. CAST-IN-SITU MOSAIC FLOOR INCLUDING UNDERLAY AND WITH 3-4 SIZE MARBLE CHIPS OF DIFFERENT COLOUR AS PER DIRECTION. ALSO MARBLE FLOORING AS PER SPECIFIC REQUIREMENT.
- PAINTING AND COLOUR WASHING SHOULD BE DONE IN TWO COATS OVER A COAT OF PRIMING AS PER APPROVED STANDARD PAINT.
- RAIN WATER PIPES SHALL BE OF CAST IRON, FINISHED WITH PAINT. ALL SANITARY, WATER SUPPLY & ELECTRICAL FITTINGS SHALL BE OF FIRST CLASS MATERIAL.
- DEPTH OF SEMI UNDER GROUND WATER RESERVOIR SHALL NOT EXCEED THE DEPTH OF FOUNDATION OF NEIGHBORING COLUMNS.

MKD	WIDTH	HEIGHT	MKD	WIDTH	HEIGHT
D1	1050	2100	W1	1500	1350
D2	900	2100	W2	1350	1350
D3	750	2100	W3	1200	1350
R/S-1	2663	2100	W4	1050	1050
R/S-2	2136	2100	W5	600	600
			W6	750	1050

CERTIFICATE OF THE GEO TECHNICAL ENGINEER

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

G.T.E.
Rupak Kumar Banerjee
G.T./I/3

CERTIFICATE OF THE STRUCTURAL ENGINEER

THE STRUCTURAL DESIGN AND DRAWING OF BOTH FOUNDATION AND SUPERSTRUCTURE OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING SEISMIC LOAD AS PER NATIONAL BUILDING CODE OF INDIA AND THE STRUCTURAL DESIGN OF THE BUILDING PROPOSED HEREIN WILL BE SAFE AND STABLE IN ALL RESPECT. THE RECOMMENDATION OF THE SOIL TEST REPORT HAS BEEN CONSIDERED DURING STRUCTURAL DESIGN CALCULATION. SOIL TEST HAS BE DONE BY: M/S GEO STAR HAVING ITS OFFICE AT 50, CHITKALIKAPUR, P.O. MUKUNDOPUR, KOLKATA- 700 099

E.S.E.
Kunal Sinha Mahapatra
E.S.E. II/617(K.M.C.)

CERTIFICATE OF THE ARCHITECT

I CERTIFY WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS BEEN DRAWN AS PER PROVISION OF K.M.C. BUILDING RULES 2009 AS AMENDED FROM TIME TO TIME AND THE SITE CONDITIONS INCLUDING THE WIDTH OF ABUTTING ROAD (10.200 METERS MINIMUM) CONFORM WITH THE PLAN WHICH HAS BEEN MEASURED AND VERIFIED BY ME. THAT IT IS A BUILD-ABLE SITE, NOT A TANK OR FILLED UP TANK. THE SITE IS DEMARCATED BY BOUNDARY WALL, SITE PLAN AND KEY PLAN AS PER SITE. I WILL SUPERVISE THE CONSTRUCTION OF THE PROPOSED BUILDING.

ARCHITECT
Jaydeep Deb
B. Arch (J.U.), M.Arch (Urban Design)
CoA Regn. No. CA/2003/30584
Associate of I.I.A.

I DO HEREBY UNDERTAKE WITH FULL RESPONSIBILITY THAT :-

- I SHALL ENGAGE ARCHITECT & E.S.E. DURING CONSTRUCTION.
- I SHALL FOLLOW THE INSTRUCTIONS OF THE ARCHITECT & E.S.E. DURING CONSTRUCTION OF THE BUILDING (AS PER B.S. PLAN)
- K.M.C. AUTHORITY WILL NOT BE RESPONSIBLE FOR STRUCTURAL STABILITY OF THE BUILDING AND THE ADJOINING STRUCTURE
- IF ANY SUBMITTED DOCUMENTS ARE FOUND TO BE FAKE, THE K.M.C. AUTHORITY WILL REVOKE THE SANCTION PLAN.
- THE CONSTRUCTION OF THE WATER RESERVOIR AND SEPTIC TANK WILL BE UNDER THE GUIDANCE OF ARCHITECT & E.S.E. BEFORE STARTING THE BUILDING FOUNDATION WORK.
- DURING DEPARTMENTAL INSPECTION THE SITE WAS IDENTIFIED BY ME.
- THERE IS NO LEGAL COURT CASE PENDING AGAINST THIS PREMISES.

APPLICANT
MINTU DAS.

BUILDING PERMIT No.-2024130005
DATE:- 05.04.2024
VALID UPTO:- 04.04.2029

DIGITAL SIGNATURE OF A.E.

PROPOSED G+III STORIED (12.425 Mtr. HEIGHT)
RESIDENTIAL BUILDING PLAN U/S 393A OF
K.M.C. ACT 1980 AND K.M.C. BUILDING RULES
2009 AT 259, MAHATMA GANDHI ROAD, WARD -
115, BOROUGH - XIII, P.S.- HARIDVEPUR, KOLKATA-
700 082.