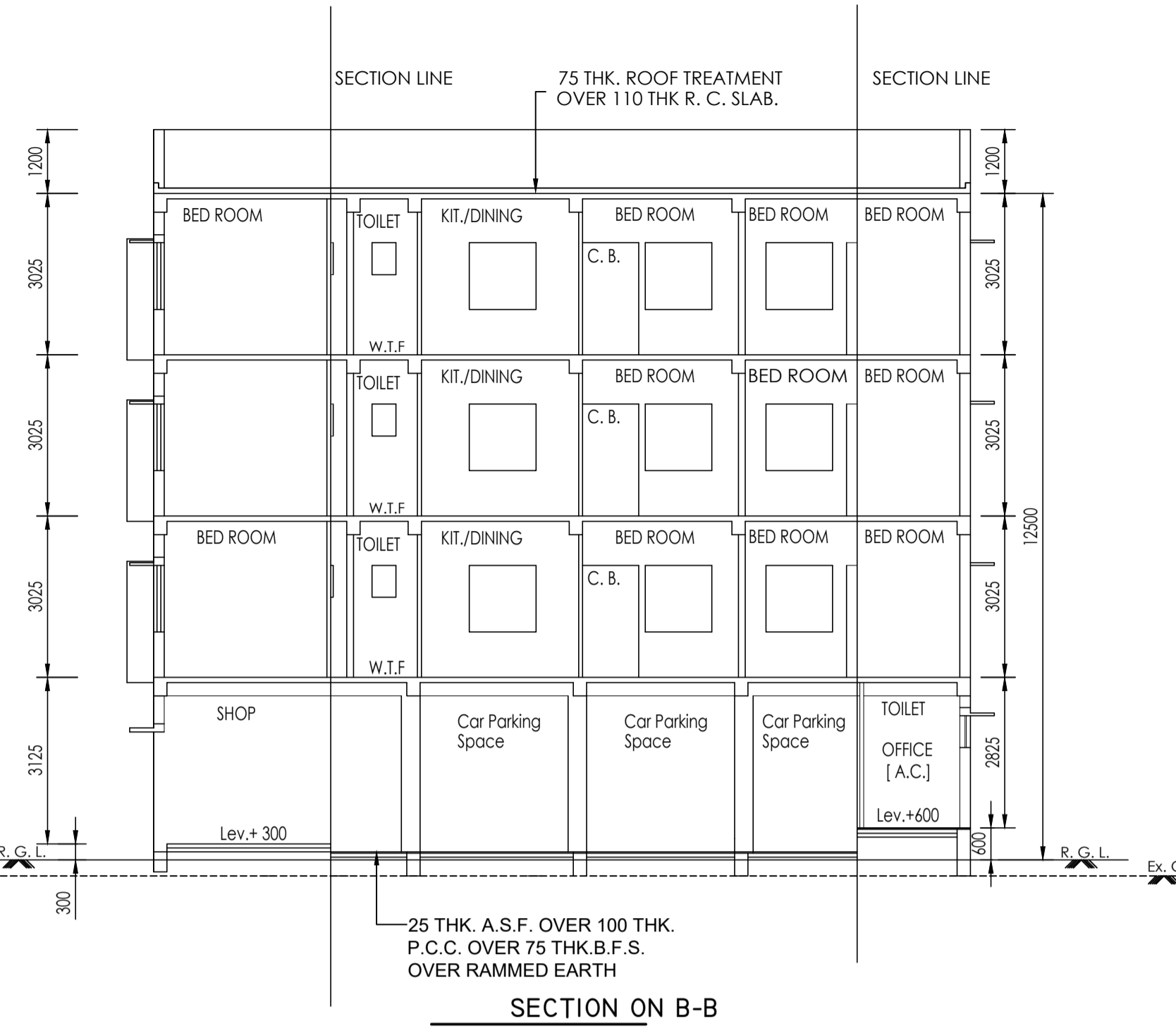
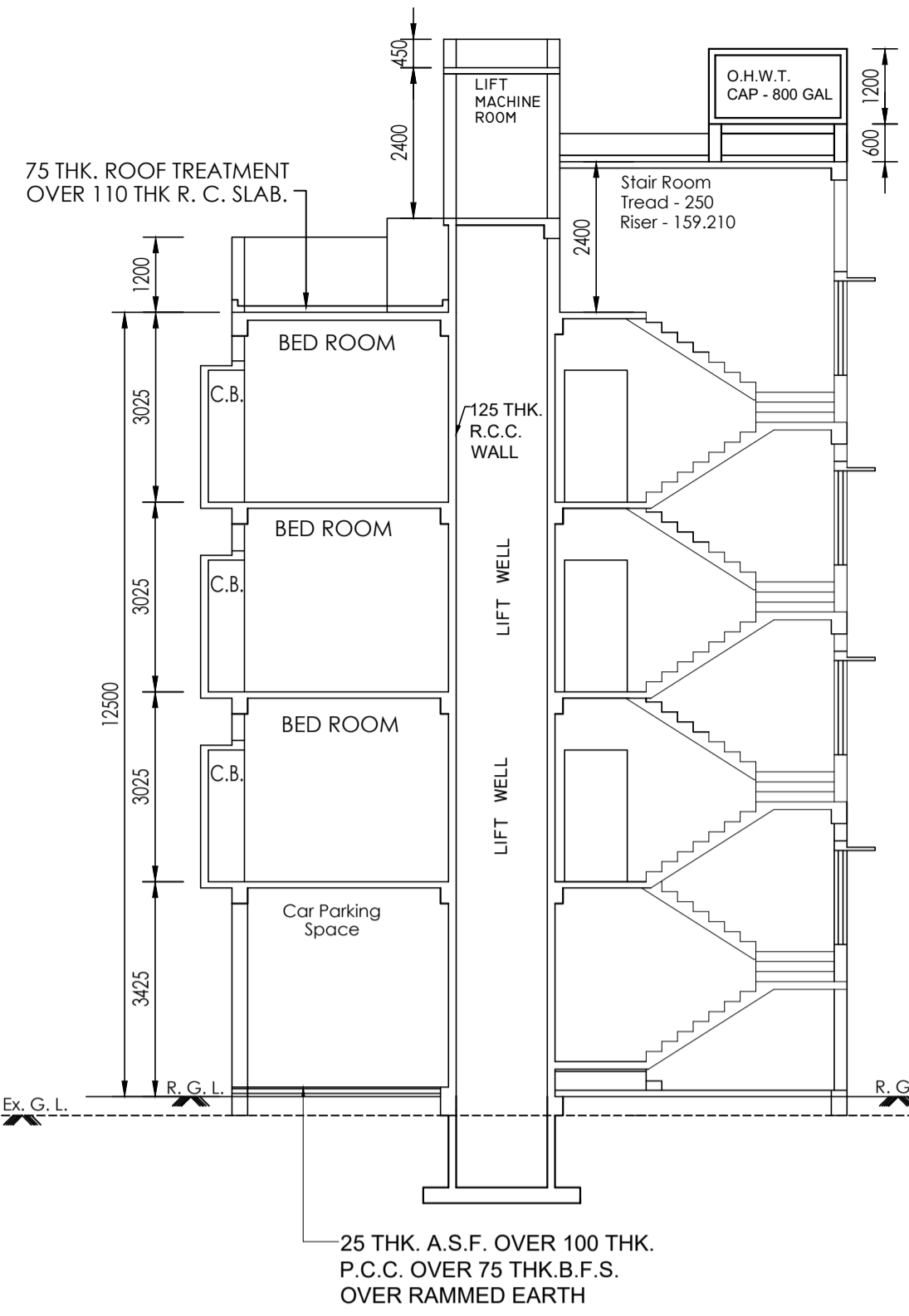
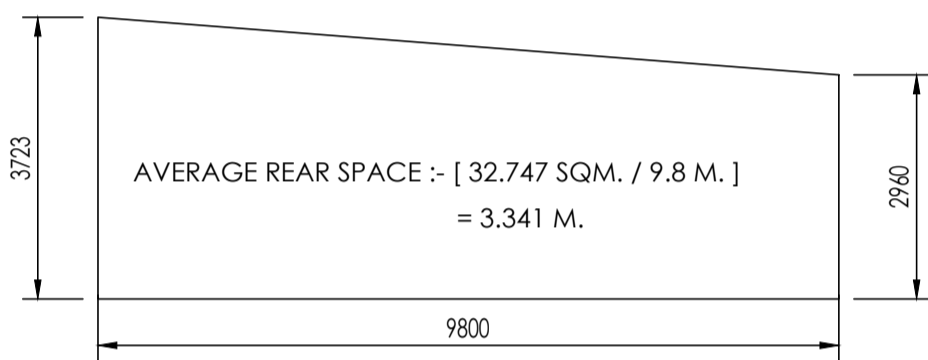


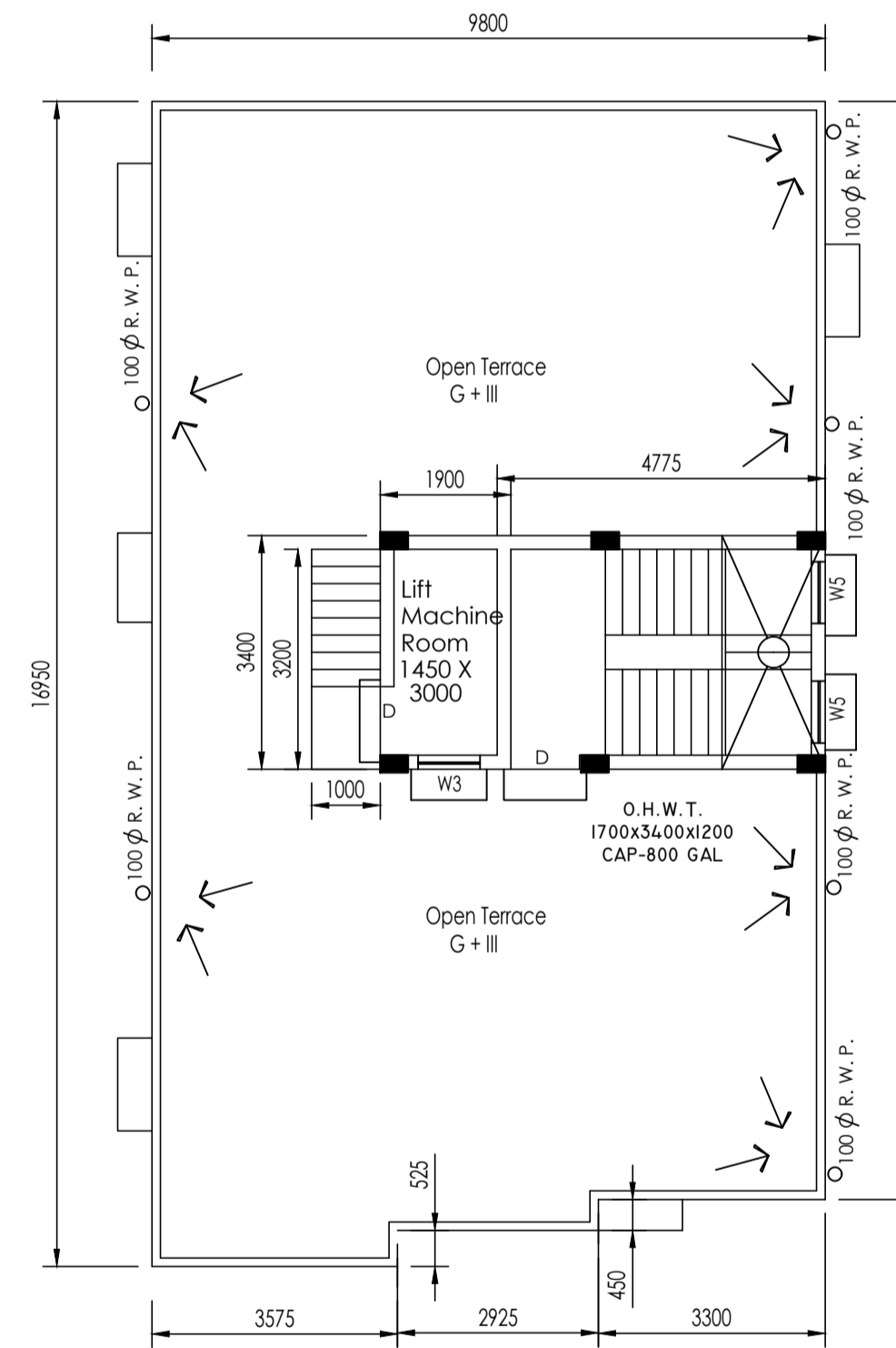
FRONT SIDE ELEVATION



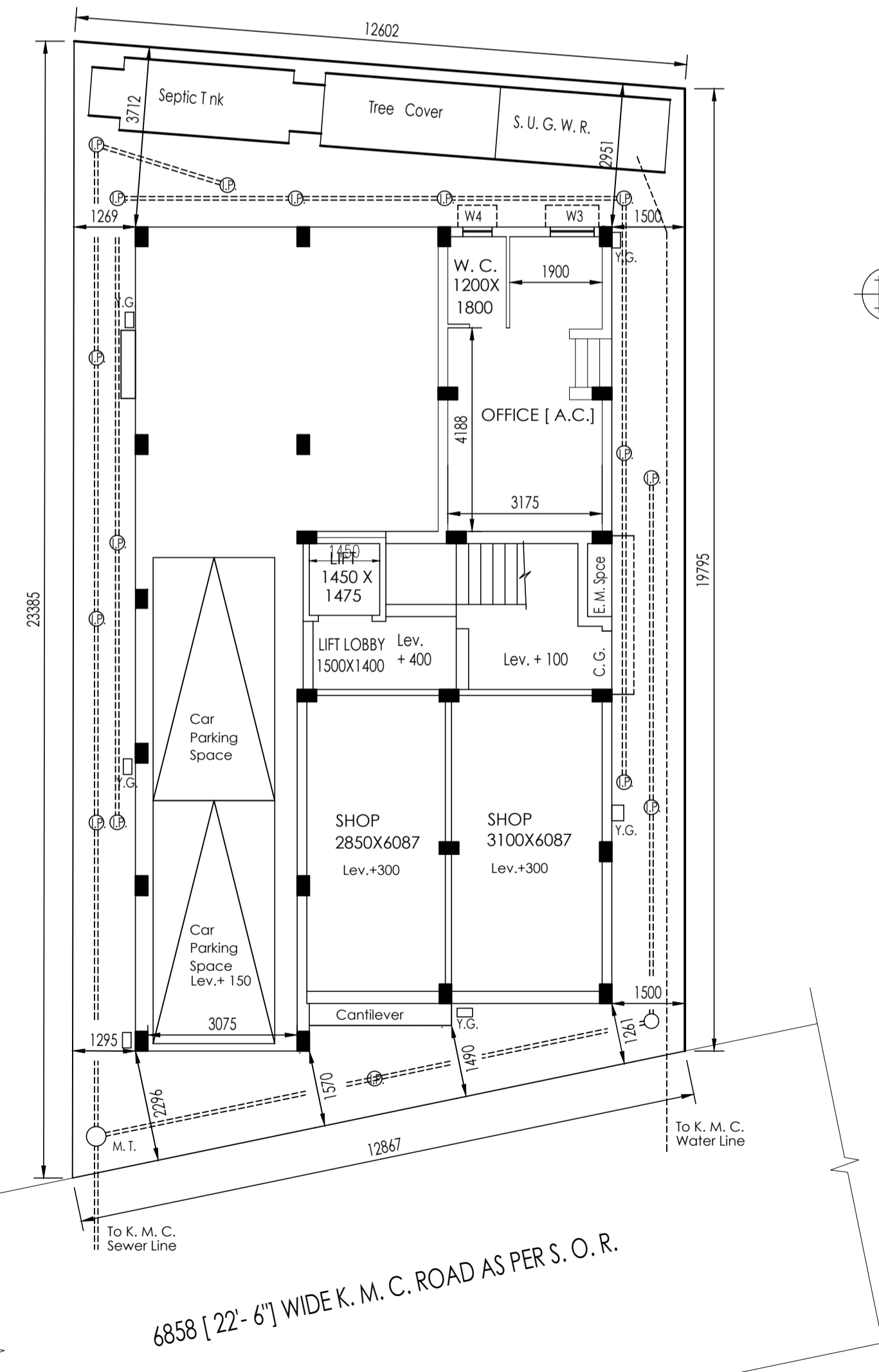
SECTION ON B-B

B. L. & L.R. O. Conversion Memo No - 17 / 2670 / BL & LRO / KOL, Date :- 19/06 / 2025

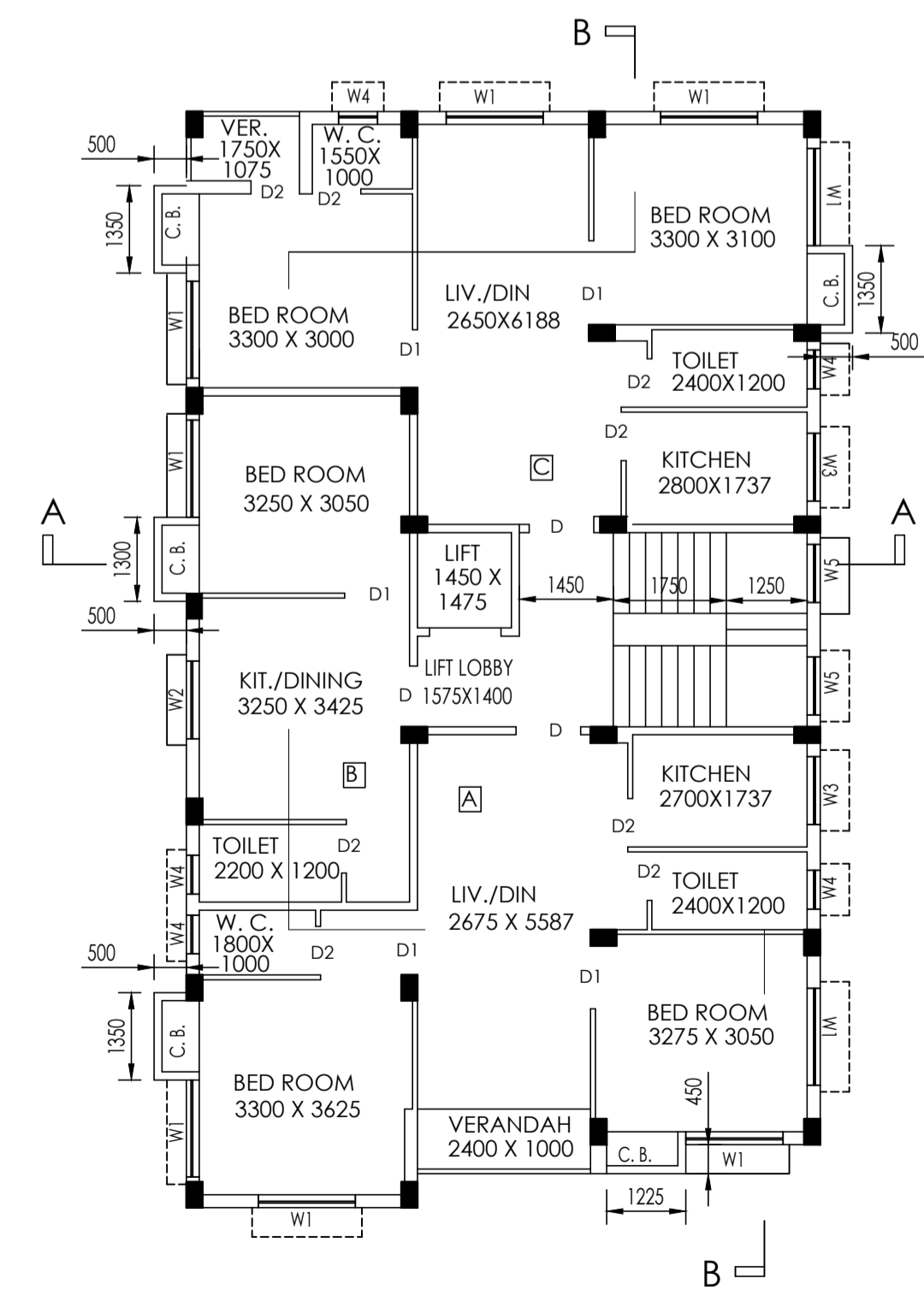
| SCHEDULE FOR DOOR AND WINDOW |             |      |             |
|------------------------------|-------------|------|-------------|
| MKD.                         | SIZE        | MKD. | SIZE        |
| D                            | 1000 X 2100 | W1   | 1500 X 1350 |
| D1                           | 900 X 2100  | W2   | 1200 X 1350 |
| D2                           | 750 X 2100  | W3   | 600 X 1350  |
|                              |             | W4   | 1200 X 1050 |
|                              |             | W5   | 900 X 1350  |



ROOF PLAN.  
SCALE - 1: 100



GROUND FLOOR PLAN.  
SCALE - 1: 100



FIRST, SECOND & THIRD FLOOR PLAN.  
SCALE - 1: 100

| STATEMENT OF THE PLAN PROPOSAL.  |   |
|--|---|
| A.   | B.  |
| 1. Assessee NO. - 31 - 114 - 18 - 2642 - 0   | 1. Ground Coverage  |
| 2.i. Details of Deed -<br>Book No. - I, Volume No. - 65,<br>Page - 107 To 113, Being No - 2682,<br>Date - 10/05/1983, At S. R. - Alipore, 24 Pgs.  | a) Permissible:- 162.971 Sqm. [ 60.0 % ]<br>b) Proposed :- 161.357 Sqm. [ 59.405 % ]  |
| ii. Details of Deed -<br>Book No. - I, Volume No. - 1605-2015,<br>Page - 20412 To 20436, Being No - 160504467,<br>Date - 17/07/2015, ATA. D. S. R. - Alipore, 24 Pgs.                    | 2. F. A. R. :-<br>a) Permissible :- 2.0 (b) Proposed :- 1.966   |
| 6. Details of Boundary Declaration :-<br>Book No. - I, Volume No. - 1601 - 2025,<br>Page - 90652 To 90665, Being No - 160102667,<br>Date - 19/11/2025 At D.S.R. - I, South 24-Pgs.       | 3. Total covered area :-<br>a) Permissible :- 543.236 Sqm + Exempted Area + Car Parking Area<br>b) Proposed :-<br>i) 635.069 Sqm. (Including exempted area)<br>ii) 583.954 Sqm. (Excluding exempted area)<br>iii) 51.115 Sqm. (Exempted area) |
| 5. Details of Power Of Power Attorney :-<br>Book No. - I, Volume No. - 1601 - 2024,<br>Page - 76118 To 76136, Being No - 160102025,<br>Date - 21/10/2024, At D. S. R. - I, South 24-Pgs. | 4. Total service area :- N. A.  |
| 6. a) Area of land :- 271.739 Sqm. = 4K, 1 CH, 0 SFT.<br>[ As per Deed ]   |   |
| b) Area of land :- 271.618 Sqm. = 4K, 0 CH, 43.69 SFT.<br>[ As per Boundary Declaration ]  |   |

AREA STATEMENT :-  
Area Of The Land :- 4 K, 01 CH. = 271.739 SQM. [ As Per Deed ]  
Area Of The Land :- 271.618 SQM. = 4 K, 43.69 Sft [ As Per Boundary Declaration ]

CALCULATION FOR FLOOR AREA STATEMENT :-

| FLOORS | RESIDENTIAL (SQ. M.) | STAIR WELL (SQ. M.) | LIFT WELL (SQ. M.) | GROSS FLOOR AREA (SQ. M.) | STAIR (SQ. M.) | LIFT LOBBY (SQ. M.) | NET FLOOR AREA (SQ. M.) |
|--------|----------------------|---------------------|--------------------|---------------------------|----------------|---------------------|-------------------------|
| GROUND | 160.040              | —                   | —                  | 160.040                   | 10.60          | 2.10                | 147.340                 |
| FIRST  | 161.357              | 0.875               | 2.139              | 158.343                   | 10.60          | 2.205               | 145.538                 |
| SECOND | 161.357              | 0.875               | 2.139              | 158.343                   | 10.60          | 2.205               | 145.538                 |
| THIRD  | 161.357              | 0.875               | 2.139              | 158.343                   | 10.60          | 2.205               | 145.538                 |
| TOTAL  | 644.111              | 2.625               | 6.417              | 635.069                   | 42.40          | 8.715               | 583.954                 |

Proposed F. A. R. :-  $\frac{583.958 - 50}{271.618} = 1.966$

| TENEMENT MKD. | TENEMENT AREA (SQ. M.) | PROPORTIONATE AREA TO BE ADDED (SQ. M.) | ACTUAL AREA OF TENEMENT (SQ. M.) | NOS OF CAR PARK. REQ. |
|---------------|------------------------|---|----------------------------------|-----------------------|
| A             | 58.387                 | 9.332                                   | 67.719                           | 3                     |
| B             | 28.112                 | 4.493                                   | 32.605                           | 3                     |
| C             | 56.183                 | 8.980                                   | 66.143                           | 3                     |

Area Of Shop - 41.035 Sqm. [ Covered ]  
36.22 Sqm [ Carpet ].  
Area Of Office - 22.388 Sqm. [ Covered ]  
18.22 Sqm [ Carpet ].  
Car parking Area - 75.186 Sqm.  
Total No. Of Car parking Area :-  
Mandatory :- 02 Nos.  
Provided :- 02 Nos.  
C. B. Area :- 9.678 Sqm.  
Area Of Stair Head Room - 16.235 Sqm.  
Area Of O. H. W. R. - 5.1 Sqm.  
Area Of Lift Machin Room - 6.46 Sqm.  
Area Of Lift Machin Room Stair - 3.2 Sqm.

- NOTES AND SPECIFICATION
1. Thk. of all outer walls are 200 mm with 1:6 cement sand mortar.
  2. Thk. of all inner walls are 125 mm with 1:4 cement and sand mortar.
  3. Width of the chajja 450 mm.
  4. 19 mm thk. plastering to outer walls and 12 mm thk. to inner walls & 6 mm Thk. to ceiling.
  5. 19 mm thk. plastering to outer walls and 12 mm thk. to inner walls & 6 mm Thk. to ceiling.
  6. Grade of concrete M-20. Grade of steel Fe-50.
  7. All dimension are in mm.

I do 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 condition including width of the abutting black top road 6858 mm, conforming with the site and it is a buildable site not a tank or filled up tank. It is bounded by boundary wall.

KUSH KUNDU  
L.B.S.NO-1/1412  
NAME OF THE L. B. S.

The structural design and drawing of the both foundation and super structure of the building to be made by me considering all the possible loads including seismic load as per the National Building code of India latest revision and certify that it is safe and stable.

Soil Testing Report To Be Done & signed by Sri. Bhaskar Jyoti Roy [ G. T. E. No - 1 / 50 ]

The Recommendations Of Soil Report To Be Considered During Structural Calculation.

SUBHRA DAS  
E.S.E.NO - II / 658  
NAME OF THE E. S. E.

Undersigned has inspected the site & found that the site mostly covered with the structure. Hence Soil investigation in site to be carry out after demolishing of the structure.

Design of the foundation of all structural elements as per I. S. code of practice & N. B. C. before commencement of the construction.

BHASKAR JYOTI ROY  
G.T.E.NO-1/50  
NAME OF THE G. T. E.

FOR OFFICE USE

BUILDING PERMIT NO : 2026110048

SANCTION DATE : 19-MAY-2026

VALID UPTO : 18-MAY-2031

**MANISH SARKAR**  
Digitally signed by MANISH SARKAR  
Date: 2026.05.19 16:51:42 +05'30'

DIGITAL SIGNATURE OF A/E(C)/BLDG./BR-XI

PLAN PROPOSAL OF G + THREE STORIED RESIDENTIAL BUILDING  
AT PREMISES NO - 2226, PURBA PUTIARY DAKHIN PARA, WARD NO - 114,  
BOROUGH - XI. P. S. - REGENT PARK, U/S 393 A OF K. M. C. ACT 1980  
COMPLYING WITH K. M. C. BUILDING RULES 2009,

S. N. S. CONSTRUCTION  
Represented By Its Partners  
SAJAL GHOSH, NARAYAN SAHA &  
SWAPAN BANIK AS C. A. OF  
HENA SAHA  
NAME OF THE APPLICANT