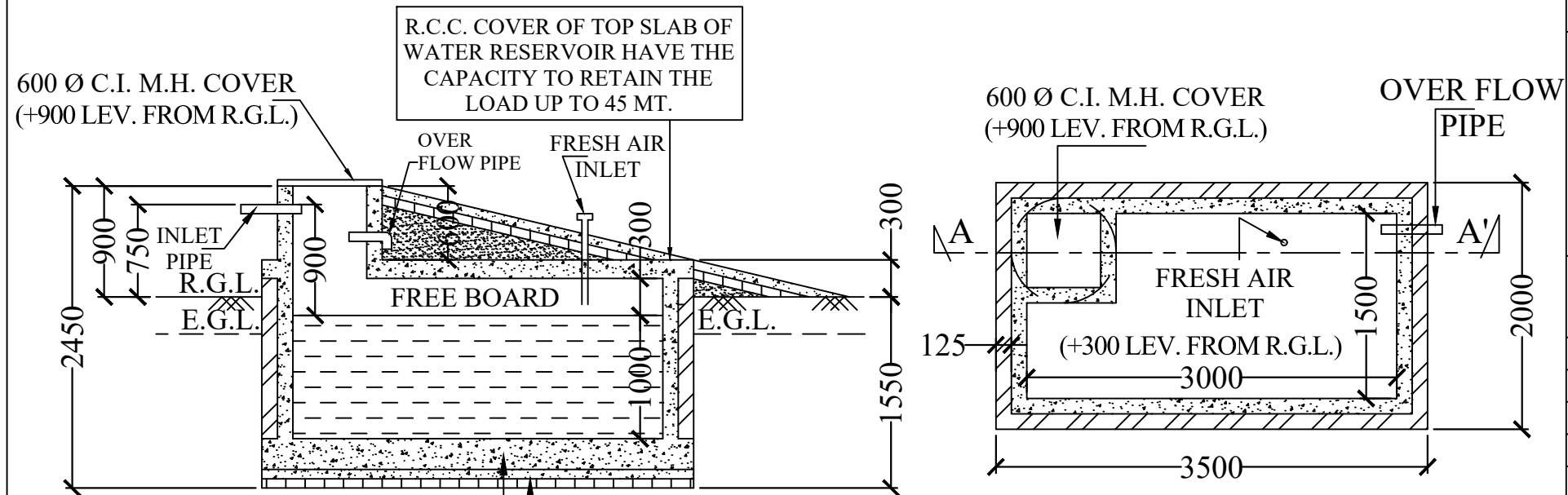
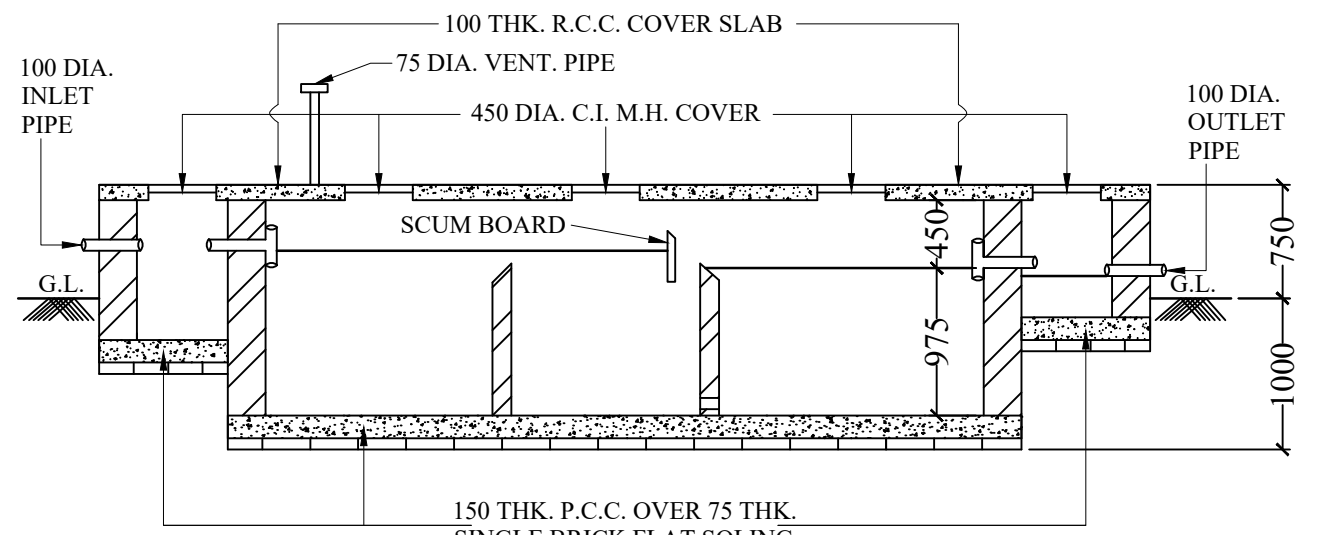
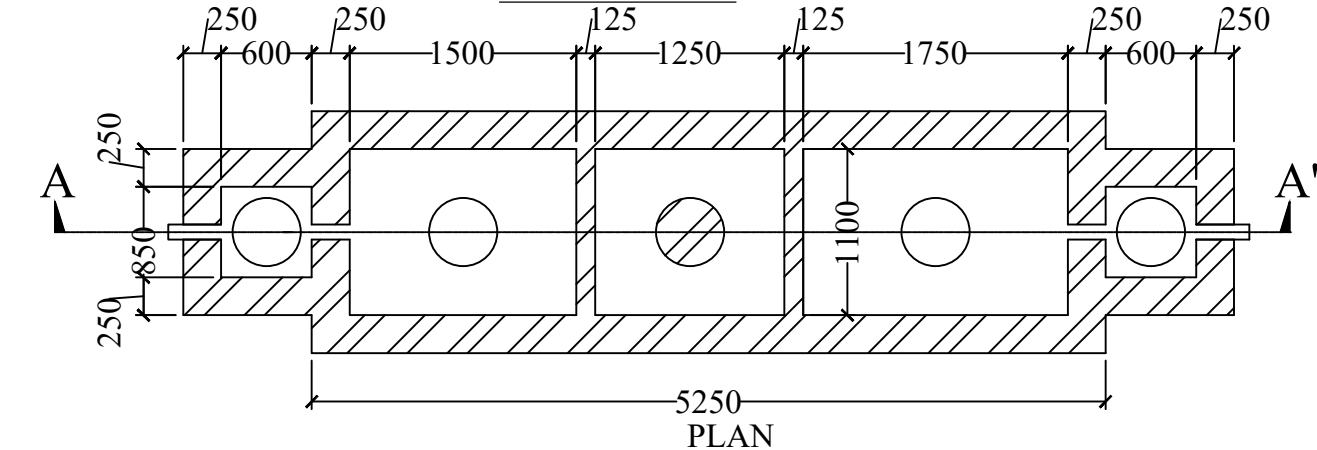




SECTION AT A-A'
SCALE : 1:50

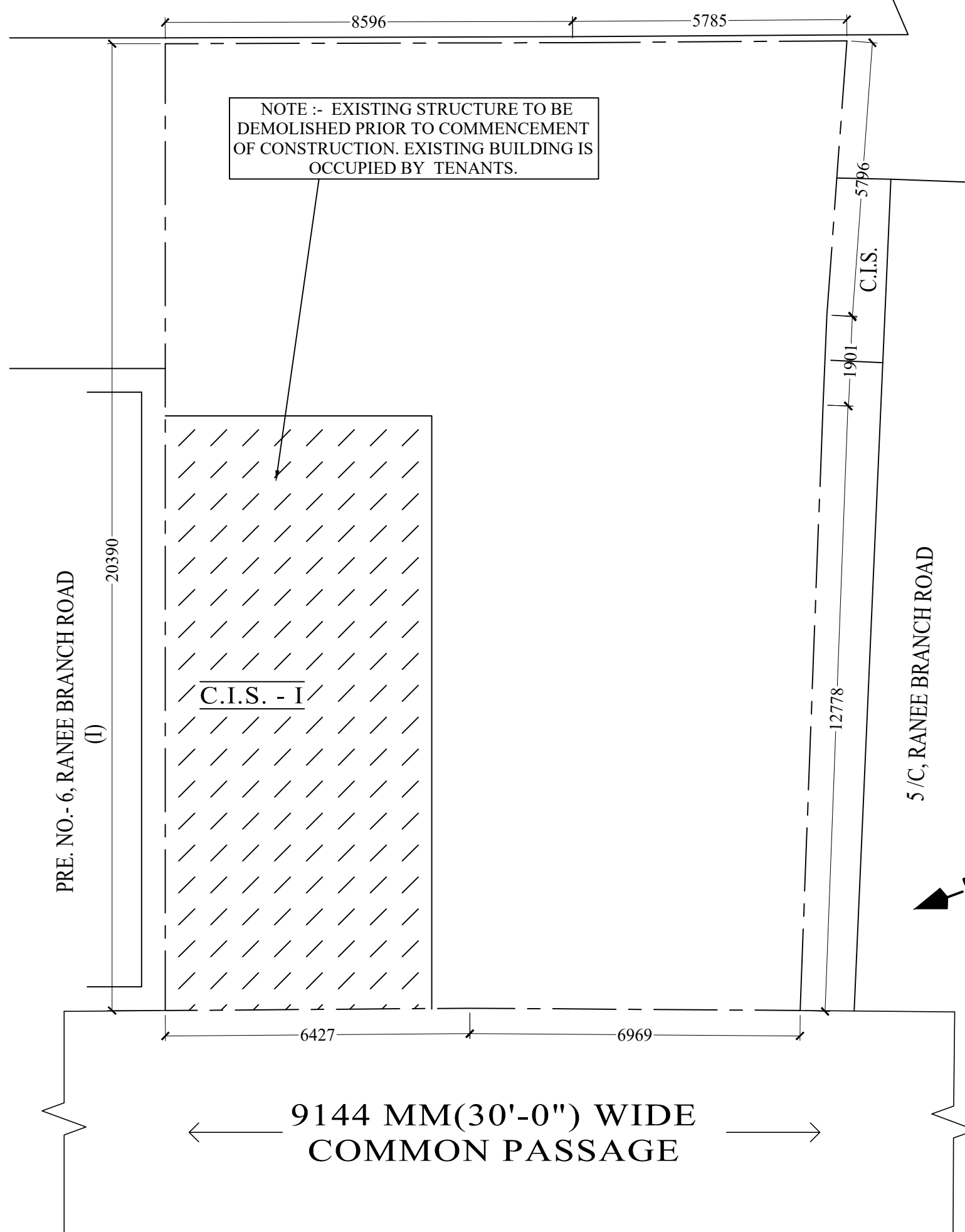


SECTION AT A-A'
SCALE :- 1:50



DETAILS OF SEPTIC TANK (50 USERS CAP.)
SCALE 1:50

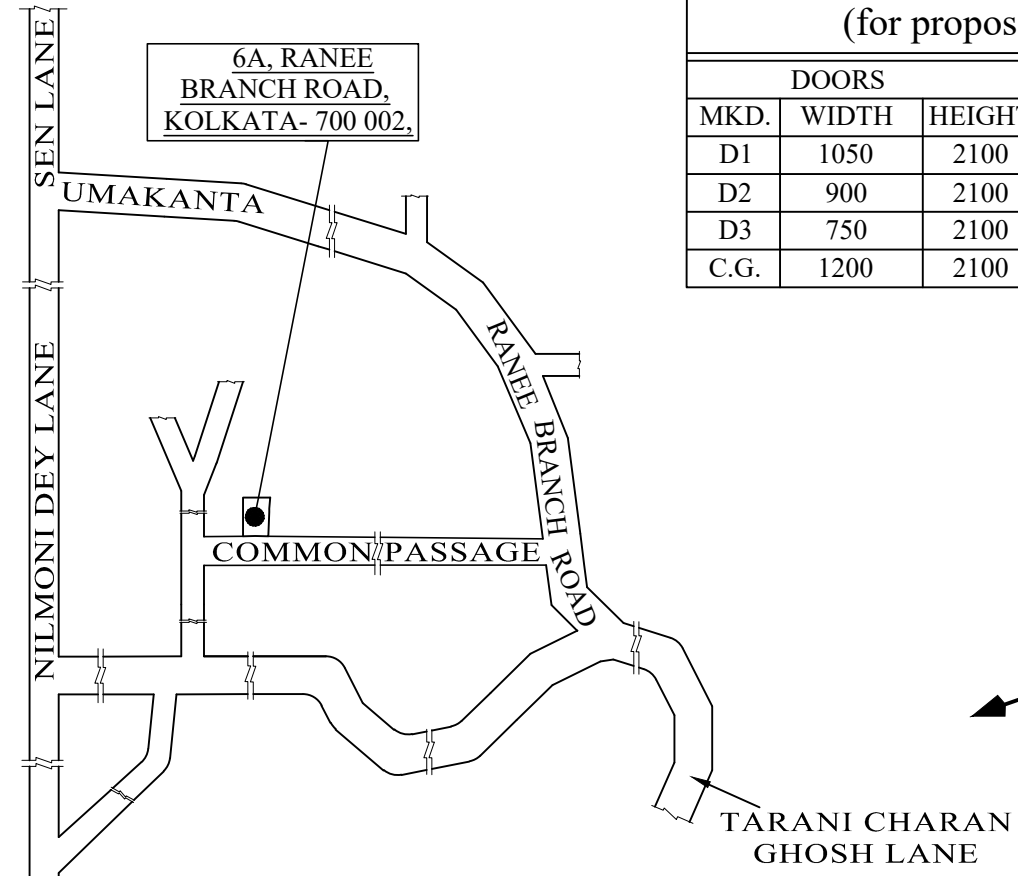
INDRALOK HOUSING ESTATE



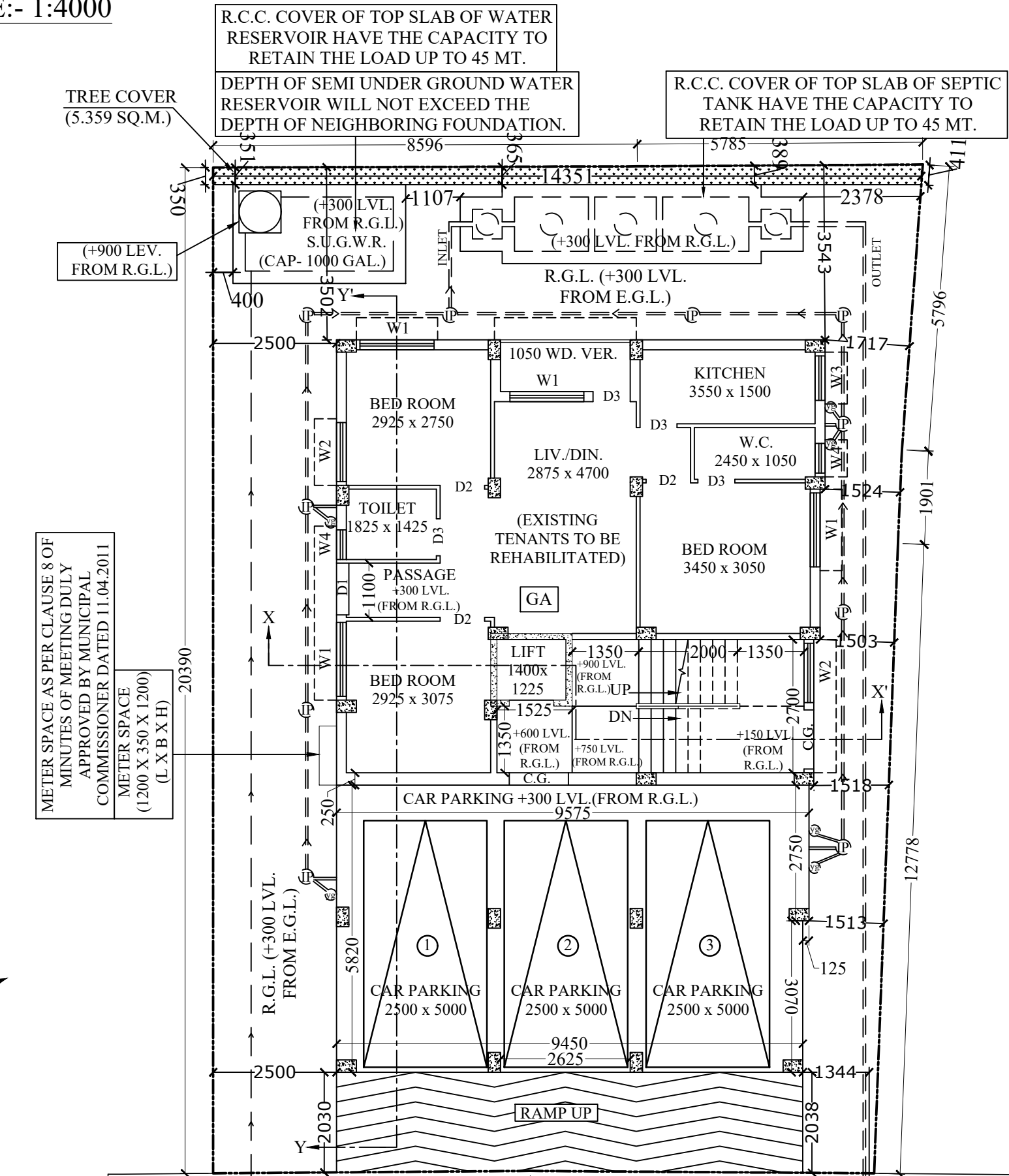
EXISTING GROUND FLOOR PLAN
SCALE :- 1:100

DETAILS OF S.U.G.W.R.
(CAPACITY- 1000 GAL.)

SCALE : 1:50



KEY PLAN
SCALE:- 1:4000



PROPOSED GROUND FLOOR PLAN
SCALE :- 1:100

NOTE:- R.G.L. (+300 LVL. FROM E.G.L.) & E.G.L. (±00 LVL.)

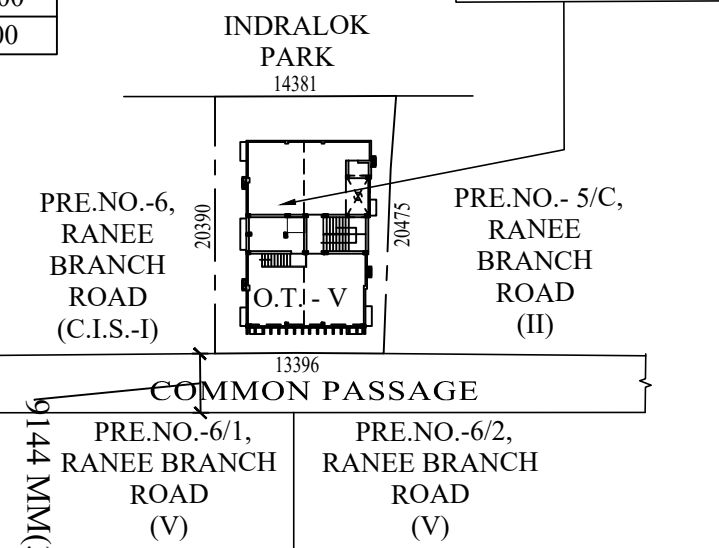
AMSL DECLARATION REGARDING OFFICE CIRCULAR NO. 13 OF 2022-23 OF D.G.(B), DT. 07/12/2022			
PREMISES NO. - 6A, RANEE BRANCH ROAD, KOLKATA - 700 002,P.S.- CHITPORE, UNDER KMC, WARD NO. 004, BR - I.			
ASSEESSEE NO. -11-004-11-0259-7			
BOOK - I, VOL. NO. - 1904-2022, BEING NO. - 190406266, PAGES FROM 447802 TO 447825, REGISTERED BEFORE A.R.A.-IV, KOLKATA, YEAR -2022.			
b) DETAIL OF REGISTERED BOUNDARY DECLARATION:-			
BOOK NO. - I, VOL. NO. - 1903-2023, BEING NO. - 190300844, PAGES FROM 36294 TO 36304, REGISTERED BEFORE A.R.A.-III, KOLKATA, YEAR 2023.			
c) DETAIL OF REGISTERED COMMON PASSAGE:-			
BOOK NO. - I, VOL. NO. - 1903-2023, BEING NO. - 190300843, PAGES FROM 36284 TO 36293, REGISTERED BEFORE A.R.A.-III, KOLKATA, YEAR 2023.			
d) DETAIL OF REGISTERED DECLARATION FOR NON-EVICTION OF TENANT:-			
BOOK NO. - I, VOL. NO. - 1904-2023, BEING NO. - 190403442, PAGES FROM 175525 TO 175536, A.R.A. -IV, KOLKATA, YEAR 2023.			
3. a) AREA OF LAND:- 281.622 SQ.M. OR 04K.- 03CH.- 16SFT. (M/L) (AS PER DEED & AS PER PHYSICAL MEASUREMENT)			
b) NO OF STOREY:- FIVE (G-IV)			
4. NO. OF TENEMENTS :- 09 NOS.			
5. SIZE OF TENEMENTS :- A) 50 SQ.M. TO 75 SQ.M. - 08 nos. ; B) 75 SQ.M. TO 100 SQ.M. - 01 nos.			
PART-B :-			
3. AREA OF LAND:- 281.622 SQ.M. OR 04K.- 03CH.- 16SFT. (M/L) (AS PER DEED & AS PER PHYSICAL MEASUREMENT)			
2. i) PERMISSIBLE GROUND COVERAGE (57.279% OF 281.622 SQ.M.) = 161.310 SQ.M.			
i) PROPOSED GROUND COVERAGE (51.034% OF 281.622 SQ.M.) = 143.722 SQ.M.			
3. PROPOSED HEIGHT OF THE BUILDING = 15.475 MTR. (FROM R.G.L.)			
4. PROPOSED AREA :-			
FLOORS	COVERED AREA (in SQ.M.)	CUT OUT (in SQ.M.) LIFT WELL STAIR VOID	COVERED FLOOR AREA (in SQ.M.)
GRND FLR.	143.722	-----	143.722
1ST FLR.	143.722	1.715	142.007
2ND FLR.	143.722	1.715	142.007
3RD FLR.	143.722	1.715	142.007
4TH FLR.	143.722	1.715	142.007
TOTAL	718.610	6.860	711.750
EXEMPTED AREA (in SQ.M.)	STAIR & STAIR LOBBY	LIFT LOBBY	FLOOR AREA EXCLUDING EXEMPTION (in SQ.M.)
	73.318	2.059	128.973
	12.690	2.059	127.258
	12.690	2.059	127.258
	12.690	2.059	127.258
	12.690	2.059	127.258
	63.450	10.295	638.005

1) Sri Subir Bhowal, 2) Sri Bivas Saha, 3) Sri Indrajit Poddar, 4) Sri Jyotirmay Saha Poddar representative and partners of JAY JAGANNATH CONSTRUCTION

SUBHASISH DEY (LBS/1/1365)

SCHEDULE OF DOOR & WINDOW
(for proposed plan only)

DOORS			WINDOWS		
MKD.	WIDTH	HEIGHT	MKD.	WIDTH	HEIGHT
D1	1050	2100	W1	1500	1350
D2	900	2100	W2	1200	1350
D3	750	2100	W3	900	1200
C.G.	1200	2100	W4	600	600



SITE PLAN
SCALE:- 1:600

PART-A :-					
1. ASSESSEE NO:- 11-004-11-0259-7.					
2. a) DETAILS OF DEED OF CONVEYANCE:-					
BOOK - I, VOL. NO. - 1904-2022, BEING NO. - 190406266, PAGES FROM 447802 TO 447825, REGISTERED BEFORE A.R.A.-IV, KOLKATA, YEAR -2022.					
b) DETAIL OF REGISTERED BOUNDARY DECLARATION:-					
BOOK NO. - I, VOL. NO. - 1903-2023, BEING NO. - 190300844, PAGES FROM 36294 TO 36304, REGISTERED BEFORE A.R.A.-III, KOLKATA, YEAR 2023.					
c) DETAIL OF REGISTERED COMMON PASSAGE:-					
BOOK NO. - I, VOL. NO. - 1903-2023, BEING NO. - 190300843, PAGES FROM 36284 TO 36293, REGISTERED BEFORE A.R.A.-III, KOLKATA, YEAR 2023.					
d) DETAIL OF REGISTERED DECLARATION FOR NON-EVICTION OF TENANT:-					
BOOK NO. - I, VOL. NO. - 1904-2023, BEING NO. - 190403442, PAGES FROM 175525 TO 175536, A.R.A. -IV, KOLKATA, YEAR 2023.					
3. a) AREA OF LAND:- 281.622 SQ.M. OR 04K.- 03CH.- 16SFT. (M/L) (AS PER DEED & AS PER PHYSICAL MEASUREMENT)					
b) NO OF STOREY:- FIVE (G-IV)					
4. NO. OF TENEMENTS :- 09 NOS.					
5. SIZE OF TENEMENTS :- A) 50 SQ.M. TO 75 SQ.M. - 08 nos. ; B) 75 SQ.M. TO 100 SQ.M. - 01 nos.					
PART-B :-					
3. AREA OF LAND:- 281.622 SQ.M. OR 04K.- 03CH.- 16SFT. (M/L) (AS PER DEED & AS PER PHYSICAL MEASUREMENT)					
2. i) PERMISSIBLE GROUND COVERAGE (57.279% OF 281.622 SQ.M.) = 161.310 SQ.M.					
i) PROPOSED GROUND COVERAGE (51.034% OF 281.622 SQ.M.) = 143.722 SQ.M.					
3. PROPOSED HEIGHT OF THE BUILDING = 15.475 MTR. (FROM R.G.L.)					
4. PROPOSED AREA :-					
FLOORS	COVERED AREA (in SQ.M.)	CUT OUT (in SQ.M.) LIFT WELL STAIR VOID	COVERED FLOOR AREA (in SQ.M.)	EXEMPTED AREA (in SQ.M.) STAIR & STAIR LOBBY	FLOOR AREA EXCLUDING EXEMPTION (in SQ.M.)
GRND FLR.	143.722	-----	143.722	12.690	128.973
1ST FLR.	143.722	1.715	142.007	12.690	127.258
2ND FLR.	143.722	1.715	142.007	12.690	127.258
3RD FLR.	143.722	1.715	142.007	12.690	127.258
4TH FLR.	143.722	1.715	142.007	12.690	127.258
TOTAL	718.610	6.860	711.750	63.450	638.005

5. TENEMENTS & CAR PARKING CALCULATION :-					
USE GROUP	MKD.	TENEMENT SIZE (SQ.M.)	PROPORTIONAL COMMON AREA TO BE ADDED (SQ.M.)	ACTUAL TENEMENT AREA (SQ.M.)	NO. OF TENEMENT
RESIDENTIAL	A (1ST-4TH FLR.)	64.217	9.101	73.318	04 (50-75 SQ.M.)
	B (1ST-4TH FLR.)	62.157	8.809	70.966	04 (50-75 SQ.M.)
	G (GRND. FLR.)	69.425	9.839	79.264	01 (75-100 SQ.M.)
6A. TOTAL REQUIRED CAR PARKING = 02 NOS.					
6B. TOTAL PROPOSED CAR PARKING = 03 NOS.					
7A. REQUIRED AREA FOR PARKING = 50.000 SQ.M.					
7B. PROPOSED AREA FOR PARKING = 55.343 SQ.M.(COVERED)					
7C. EXEMPTED AREA FOR PARKING = 50.000 SQ.M.					
8. PERMISSIBLE F.A.R. = 2.25					
9. PROPOSED F.A.R. = 2.088 [(638.005 - 50.000) / 281.622]					
10. STAIR HEAD ROOM AREA = 15.810 SQ.M.					
11. AREA OF L.M.R. = 14.802 SQ.M.					
12. TERRACE AREA = 143.722 SQ.M.					
13. RELAXATION OF AUTHORITY, IF ANY = N.A.					
14. OVER HEAD TANK AREA (FOR DRINKING) = 06.270 SQ.M.					
15. STAIR AREA OF L.M.R. = 03.816 SQ.M.					
16. GROUND FLOOR SERVICE AREA = NIL					
17. TOTAL AREA OF CUP-BOARD = 21.356 SQ.M.					
18. AREA OF W.C. AT ROOF = 02.820 SQ.M.					
19. TOTAL AREA OF PERGOLA TREATMENT ABOVE ROOF = 03.363 SQ.M.					
20. AREA OF PERMISSIBLE TREE COVER = 05.010 SQ.M. (1.779% OF 281.622 SQ.M.)					
21. AREA OF PROPOSED TREE COVER = 05.359 SQ.M. (1.903% OF 281.622 SQ.M.)					
22. OTHER AREA ONLY FOR FEES = 135.712 SQ.M. (73.745 (Exemp.) + 21.356 (Cup-board) + 3.363 (Pergola) + 2.820 (W.C.) + 15.810 (S.H.R.) + 14.802 (L.M.R.) + 3.816 (Stair Of L.M.R.))					

SPECIFICATIONS :-	
1. ALL DIMENSIONS ARE IN MILLIMETER UNLESS OTHERWISE STATED.	
2. FIGURED DIMENSIONS SHOULD BE FOLLOWED.	
3. FOR SPECIFICATION OF MATERIALS & WORKMANSHIP FOLLOW N.B.C. (LATEST).	
4. ALL EXTERIOR WALLS ARE 200 MM. TH. & ALL INTERIOR WALLS ARE 125TH. & 75MM. TH. AS MENTIONED.	
5. MIX OF CONCRETE OF ALL R.C.C. MEMBERS ARE M-20 GRADE.	
6. ALL REINFORCEMENT SHALL BE AT LEAST Fe -500 CONFORMING TO I.S CODE.	
7. CLEAR COVER FOR TO MAIN-REINFORCEMENT a) FOUNDATION - 50 MM. , b) COLUMN - 40 MM. , c) BEAM - 25 MM. , d) SLAB - 20 MM.	
8. THE DEPTH OF SEMI UNDER GROUND WATER RESERVOIR SHOULD NOT EXCEED THE DEPTH OF NEIGHBORING COLUMN FOUNDATION.	
9. ALL FLOORS SPECIALLY BELOW TOILET, W.C., KITCHEN ARE IMPERMEABLE FLOOR & WILL BE CONSTRUCTED BY WATER TIGHT MATERIALS.	
10. P.L.D. = PIPE LINE DUCT & R.W.P. = RAIN WATER PIPE.	
11. E.G.L. = EXISTING GROUND LEVEL & R.G.L. = RAISED GROUND LEVEL.	

CERTIFICATE OF STRUCTURAL ENGINEER :-	DECLARATION OF L.B.S. :-
STRUCTURAL DESIGN AND DRAWING OF BOTH FOUNDATION AND SUPER STRUCTURE OF THE PROPOSED BUILDING WILL BE MADE BASED ON THE SOIL TEST REPORT WHICH WILL BE DONE AFTER DEMOLITION OF EXISTING BUILDING. BY CONSIDERING ALL POSSIBLE LOADS INCLUDING SEISMIC LOAD AS PER PREVAILING I.S. CODES AND N.B.C. OF INDIA AND CERTIFIED THAT THE DESIGN WILL BE CALCULATED IN SUCH A WAY TO MAKE THE PROPOSED CONSTRUCTION TO BE SAFE AND STABLE IN ALL RESPECT.	CERTIFIED THAT THE BUILDING PLAN ITSELF WITH FULL RESPONSIBILITY 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 ADJOINING ROAD IS CONFORM WITH THE PLAN. IT IS A BUILD ABLE SITE NOT A TANK OR FILLED UP TANK. THERE IS AN EXISTING STRUCTURE TO BE DEMOLISHED BEFORE COMMENCEMENT OF WORK. IT IS PARTLY OCCUPIED BY THE OWNER AND TENANTS.
PRADIP KUMAR DHAR MIE (Civil) India E.S.E. No. 502/II of Kolkata Municipal Corporation SIGNATURE OF STRUCTURAL ENGINEER	SUBHASISH DEY Regd. Civil Engg. Under Kolkata Municipal Corporation LBS Class I, No.1365 SIGNATURE OF L.B.S.

CERTIFICATE OF GEO-TECHNICAL ENGINEER :-	DECLARATION OF OWNER:-
THE UNDERSIGNED HAS INSPECTED THE SITE BUT COULD NOT CARRIED OUT THE SOIL INVESTIGATION AS THERE EXISTS AN OLD BUILDING COVERING THE TOTAL PLOT OF LAND. SO AFTER DEMOLITION OF THE SAID STRUCTURE SOIL INVESTIGATION WILL BE MADE AND ACCORDINGLY RECOMMENDATION WILL BE GIVEN ON THE BASIS OF ALL POSSIBLE LOADS OF PROPOSED FIVE (G+IV) STORIED BUILDING CONSIDERING ALL RESPECTS FROM GEO-TECHNICAL POINT OF VIEW.	WE DO HERE BY DECLARE WITH FULL RESPONSIBILITY THAT, WE SHALL ENGAGE L.B.S. & E.S.E. DURING CONSTRUCTION. WE 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 FAKE THE K.M.C. AUTHORITY WILL REVOKE THE SANCTION PLAN. THE CONSTRUCTION OF S.U.G.W.R. WILL BE TAKEN UNDER THE GUIDANCE OF L.B.S./E.S.E. BEFORE STARTING OF BUILDING FOUNDATION.
RUPAK KUMAR BANERJEE BCE, M.E., MIGS. M.I.E., CHARTERED ENGINEER ENLISTED GEO-TECHNICAL ENGINEER (KMC) G.T./I/03(KMC) LM-4279, M-153878-5 SIGNATURE OF GEO-TECHNICAL ENGINEER	1) Sri Subir Bhowal, 2) Sri Bivas Saha, 3) Sri Indrajit Poddar, 4) Sri Jyotirmay Saha Poddar representative and partners of JAY JAGANNATH CONSTRUCTION MOB. - 7980492537 e-mail id.- nexus.cable@yahoo.com SIGNATURE OF OWNER / APPLICANT

CONTENT:- EXISTING GROUND FLOOR PLAN, PROPOSED GROUND FLOOR PLAN, SITE PLAN, KEY PLAN, DETAILS OF S.U.G.W.R., DETAILS OF SEPTIC TANK , D/W SCHEDULE.

PROJECT:- PROPOSED PLAN OF FIVE (G+IV) STORIED RESIDENTIAL BUILDING OF (HT.- 15.475 M.) FOR SANCTION U/S 393A OF K.M.C. ACT 1980 COMPLYING K.M.C. BUILDING RULE 2009 AT PREMISES NO.- 6A, RANEE BRANCH ROAD, KOLKATA - 700 002, P.S.- CHITPORE, UNDER KMC WARD NO. 004, BR - I.

	SCALE -1:100 (UNLESS OTHERWISE MENTIONED)	PIONEER ENGINEERING & ASSOCIATES 35A, DR. NARAYAN ROY SARANI, KOLKOTA - 700 006. MOB. - 98831 92148.	
PLAN CASE NO. :- 2023010027	BUILDING PERMIT NO. :- 2023010036	SANCTION DATE :- 17/07/2023	VALID UP TO :- 16/07/2028
DIGITAL SIGNATURE OF A.E.(C)/Bldg./BR.-I/KMC		DIGITAL SIGNATURE OF E.E.(C)/Bldg./BR.-I/KMC	