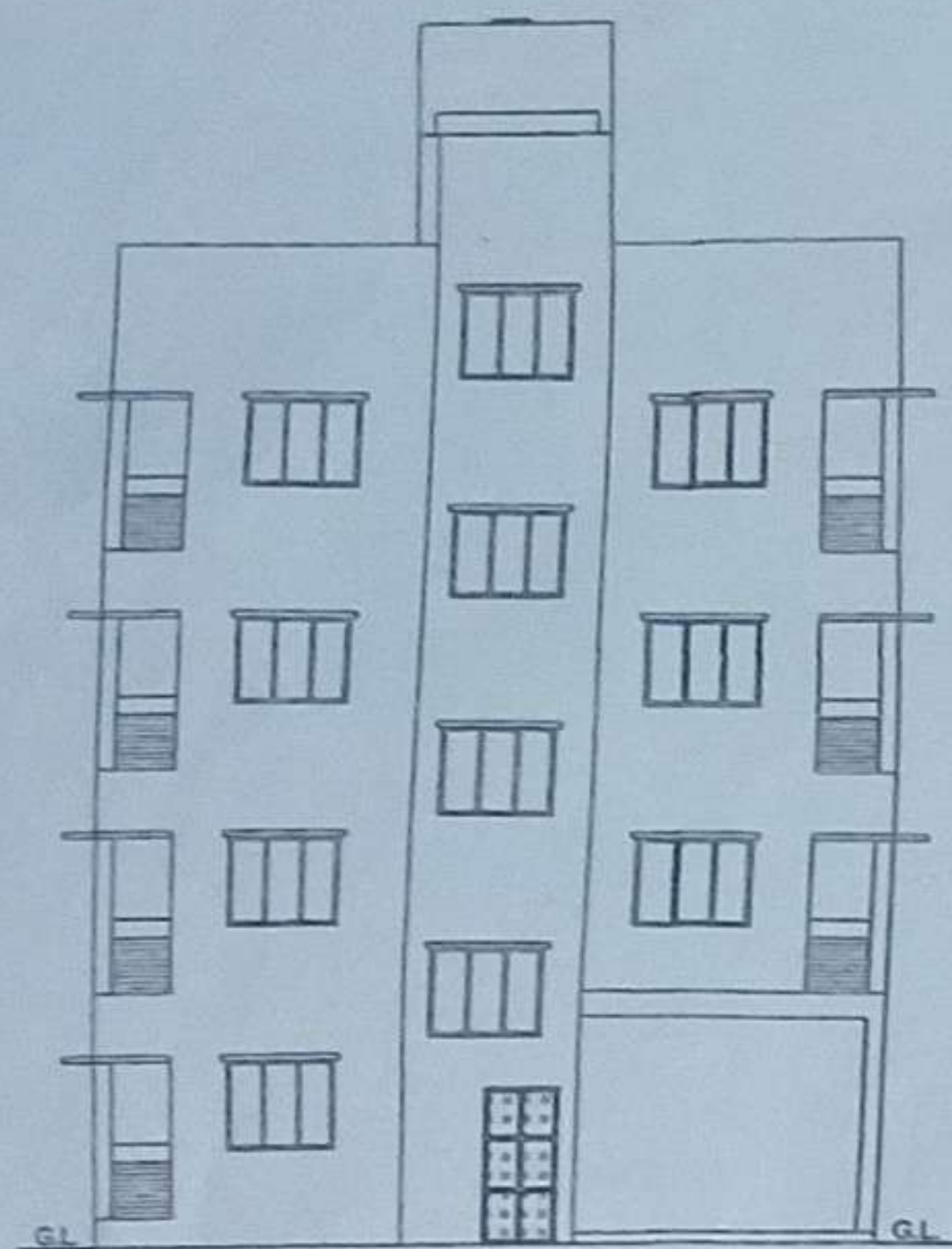
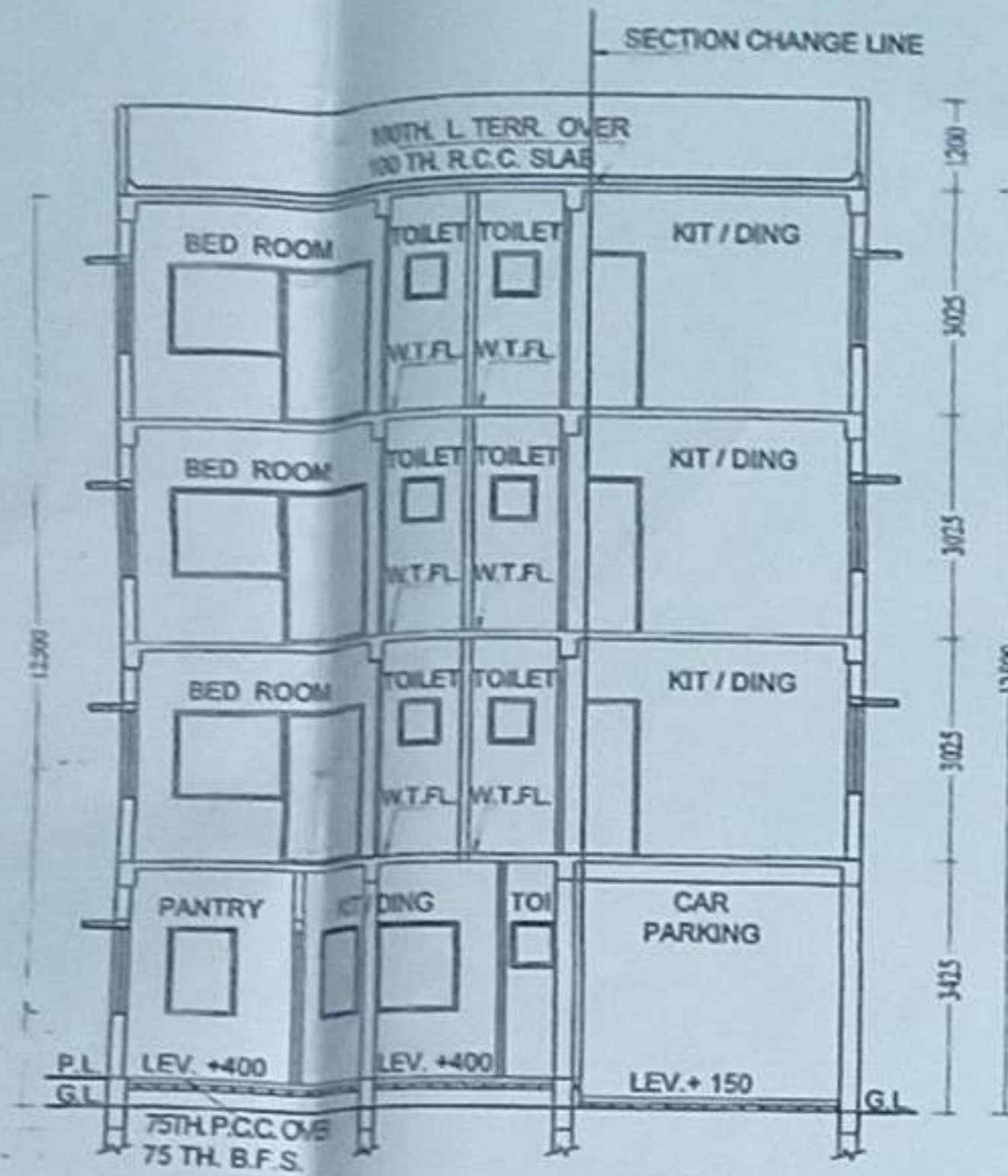
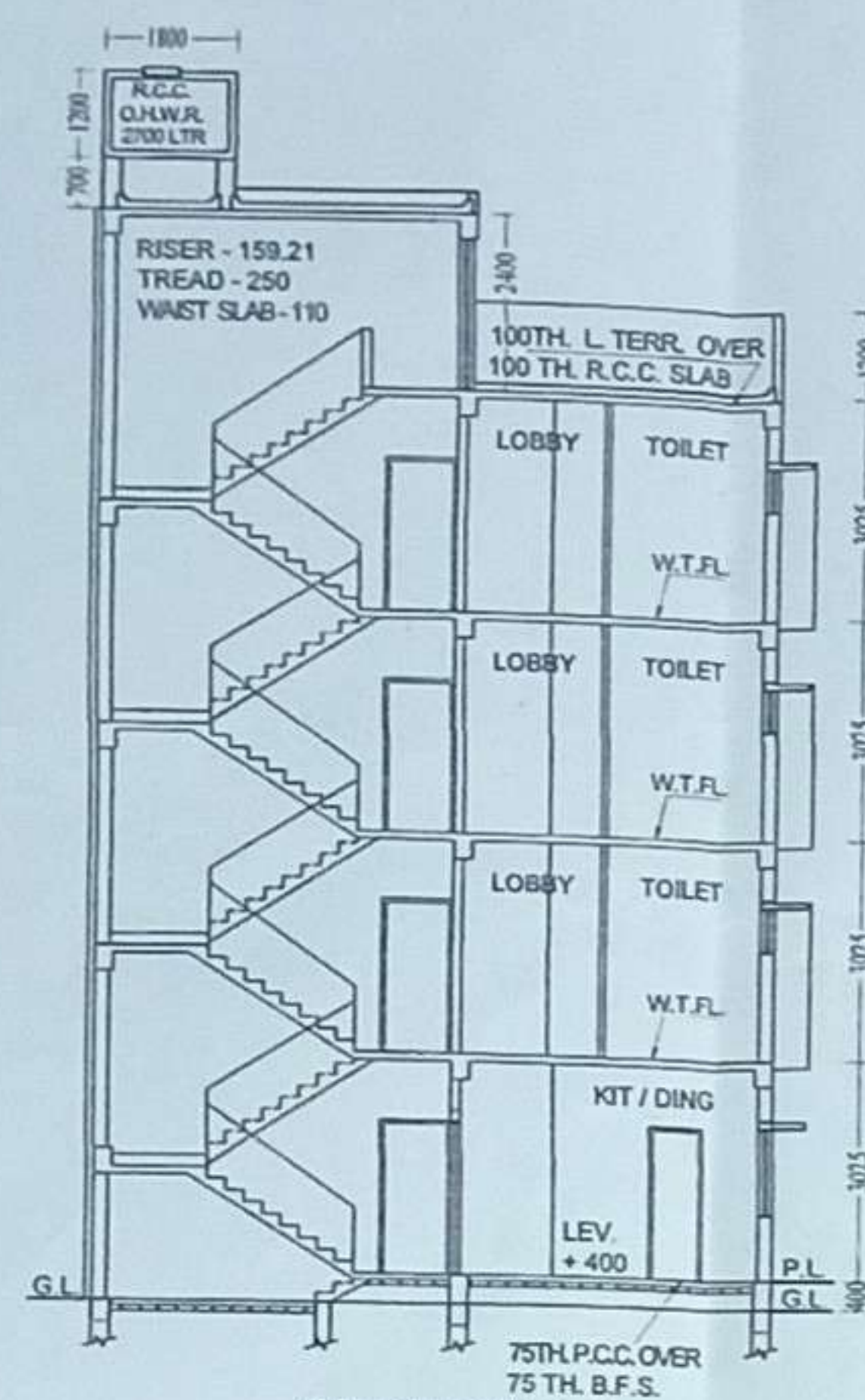




FRONT ELEVATION



SECTION B-B



SECTION A-A

SPECIFICATIONS -

- 1) ALL EXTERNAL WALLS ARE 200 MM THICK (1:5) AND INTERNAL WALLS ARE 125 MM & 75 MM THICK (1:4) WITH CEMENT MORTAR.
- 2) PLASTER ON WALLS AND CEILING WITH CEMENT MORTAR 1:5 AND 1:4 RESPECTIVELY.
- 3) 75MM THICK SCREED CONCRETE WITH PROPER WATER PROOFING COMPOUND OVER 100MM THICK ROOF SLAB.
- 4) ASSUMED BEARING CAPACITY OF SOIL AS PER SOIL TEST REPORT.
- 5) GRADE OF CONC. = M20 AND GRADE OF STEEL = Fe 415.
- 6) CEMENT MORTAR - 1:6 FOR 200 MM THICK B.W. 1:4 FOR 125 MM THICK B.W. AND 1:3 FOR 75 MM THICK BRICKWORK.
- 7) ALL OTHER WORKS WILL BE AS PER I.S. CODE AND N.B.C. 1984 RECOMMENDATION.
- 8) MARBLE FLOORING WILL BE PROVIDED.

NOTES -

- 1) ALL DIMENSIONS ARE IN MM. UNLESS OTHERWISE STATED.
- 2) ALL SCALES ARE 1:100 UNLESS OTHERWISE STATED.
- 3) THE DEPTH OF FOUNDATION OF SEPTIC TANK AND SEMI U.G.W.R. WILL NOT EXCEED THE DEPTH OF FOUNDATION OF THE BUILDING.
- 4) ALL SORTS OF PRECAUTIONARY MEASURES WILL BE TAKEN DURING THE CONSTRUCTION OF SEPTIC TANK AND SEMI U.G.W.R.

DECLARATION OF OWNER -

I/WE DO HEREBY DECLARE WITH FULL RESPONSIBILITY THAT
 1) I/WE SHALL ENGAGE L.B.S./E.S.E. DURING CONSTRUCTION.
 2) I/WE SHALL FOLLOW THE INSTRUCTIONS OF L.B.S./E.S.E. DURING CONSTRUCTION OF THE BUILDING AS PER B.S. PLAN.
 3) K.M.C. AUTHORITY WILL NOT BE RESPONSIBLE FOR STRUCTURAL STABILITY OF THE BUILDING.
 4) IF ANY SUBMITTED DOCUMENTS ARE FOUND TO BE FALSE, THE K.M.C. AUTHORITY WILL REVOKE THE SANCTION PLAN.
 5) THE CONSTRUCTION OF SEPTIC TANK AND WATER RESERVOIR WILL BE UNDER THE GUIDANCE OF L.B.S./E.S.E.
 6) DURING THE SITE INSPECTION, I/WE WAS PHYSICALLY PRESENT AND DULY IDENTIFIED AND CONFIRMED THE SAID PLOT.

(1) MR. BUDDHADEB BISWAS (2) MR. SUBRATA ROY &
 (3) MR. NAREN NASKAR, PARTNERS OF M/S. NIRMAAN UDYOG,
 CONSTITUTED ATTORNEY OF (1) SRI SHYAMAL CHAKRABORTY
 & (2) SRI SAMIR CHAKRABORTY

NAME OF THE OWNER

DECLARATION OF GEO-TECH ENGINEER -

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

DR. SANTOSH KUMAR CHAKRABORTY
 GEO-TECH NO - G.T./16

NAME OF THE GEO-TECH ENGINEER

DECLARATION OF STRUCTURAL ENGINEER -

THE STRUCTURAL DESIGN AND DRAWINGS OF BOTH FOUNDATION AND SUPERSTRUCTURE OF THE BUILDING HAVE BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING THE SEISMIC LOADS AS PER THE NATIONAL BUILDING CODE OF INDIA AND CERTIFIED THAT IT IS SAFE AND STABLE IN ALL RESPECTS.
 SOIL TESTING REPORT HAS BEEN DONE BY DR. SANTOSH KUMAR CHAKRABORTY THE RECOMMENDATIONS OF SOIL TEST REPORT HAS BEEN CONSIDERED DURING STRUCTURAL CALCULATIONS.

MANI BHUSAN CHAKRAVARTI
 E.S.E. NO. 97(I)

NAME OF THE E.S.E.

DECLARATION OF L.B.S. -

CERTIFY WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS BEEN DRAWN UP 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 3.749 M. WIDE BLACK TOP ROAD ON THE SOUTHERN SIDE CONFIRM WITH THE PLAN WHICH HAS BEEN MEASURED AND VERIFIED BY ME. IT IS A BUILDABLE SITE AND NOT A TANK OR FILLED UP TANK WHICH IS A LAND WITH STRUCTURE. THE LAND IS DEMARCATED BY BOUNDARY WALLS.

MANI BHUSAN CHAKRAVARTI
 L.B.S. NO. 538(I)

NAME OF THE L.B.S.

BUILDING PERMIT NUMBER :- 2022110395

SANCTION DATE :- 20/12/2022

VALID UPTO :- 19/12/2027



SCALE - 1 : 100
 UNLESS OTHERWISE
 STATED

MANISH SARKAR
 Digitally signed by
 MANISH SARKAR
 Date: 2022.12.20
 15:35:51 +05'30'

DIGITAL SIGNATURE OF A/E/ BR -XI

STATEMENT OF PLAN PROPOSAL

PART - A

1) ASSESSEE NO.	31-113-08-0132-1
2) DETAILS OF REGISTERED DEED	BOOK NO. = I, VOLUME NO. = I, BEING NO. = 58, PAGE = 241 TO 244, YEAR = 2012, A.D.S.R. ALIPORE, SOUTH 24 PARGANAS, DATE = 17.02.2012
3) DETAILS OF REGISTERED BOUNDARY DECLARATION	BOOK = I, VOLUME = 1604-2022, BEING = 160410505, PAGE = 310192 TO 310205, YEAR = 2022, D.S.R. -IV SOUTH 24- PARGANAS, DATE = 09.09.2022
4) DETAILS OF REGISTERED POWER OF ATTORNEY	BOOK = I, VOLUME = 1604-2022, BEING = 160409171, PAGE = 272191 TO 272211, YEAR = 2022, D.S.R. -IV SOUTH 24- PARGANAS, DATE = 10.08.2022
5) DETAILS OF NON-EVICTON OF TENANTS	BOOK = I, VOLUME = 1604-2022, BEING = 160410504, PAGE = 311328 TO 311337, YEAR = 2022, D.S.R. -IV SOUTH 24- PARGANAS, DATE = 09.09.2022
6) DETAILS OF REGISTERED DEED OF GIFT	BOOK = I, VOLUME = 1604-2022, BEING = 160410506, PAGE = 310206 TO 310220, YEAR = 2022, D.S.R. -IV SOUTH 24- PARGANAS, DATE = 09.09.2022
7) AREA OF LAND -	
A) AS PER TITLE DEED	213.211 M ² (3K - 3 CH - 00 SFT)
B) AS PER BOUNDARY DECLARATION	216.315 M ²
C) AFTER STRIP OF LAND & SPYLED CORNER	216.315 M ² - 33.433 M ² = 182.882 M ²
8) ROAD WIDTH	3.749 M.
9) PROPOSED HEIGHT OF THE BUILDING	12.50 M
10) NO. OF STORIES	(G + III)
11) NO. OF TENEMENTS	8 NOS.

PART - B

1) NET LAND AREA	213.211 M ²
2) PERMISSIBLE GROUND COVERAGE	59.56 % = 126.988 M ²
3) PROPOSED GROUND COVERAGE	46.75 % = 99.667 M ²
4) PERMISSIBLE COVERED AREA	373.119 M ²
5) PROPOSED COVERED AREA	

FLOOR	TOTAL COVERED AREA IN M ²	LIFT WELL IN M ²	ACTUAL FLOOR AREA IN M ²	EXEMPTED AREA STAIR LOBBY	NET FLOOR AREA IN M ²
GROUND	99.667	00.00	99.667	10.34	89.327
FIRST	99.667	00.00	99.667	10.34	89.327
SECOND	99.667	00.00	99.667	10.34	89.327
THIRD	99.667	00.00	99.667	10.34	89.327
TOTAL	398.668	00.00	398.668	41.36	357.308

TENEMENTS & CAR PARKING CALCULATION

TENEMENT MARKED	TENEMENT SIZE IN M ²	MULTIPLYING FACTOR	ACTUAL TENEMENT AREA INCLUDING PROP. AREA IN M ²	No of Tenement	No of Car Required
A1, A2 & A3	45.030	1.13174	50.962	3	
B1, B2 & B3	43.870	1.13174	49.649	3	
A0	29.983	1.13174	33.933	1	0
B0	37.763	1.13174	42.738	1	

CALCULATION OF F.A.R.

1. EFFECTIVE LAND AREA IN SQ.M	213.211
2. TOTAL REQUIRED CAR PARKING	1
3. TOTAL COVERED CAR PARKING PROVIDED	1
4. PERMISSIBLE EXEMPTED AREA FOR CAR PARKING IN M ²	25
5. ACTUAL CAR PARKING AREA PROVIDED IN M ²	20.163
6. CAR PARKING AREA EXEMPTED IN M ²	20.163
7. PERMISSIBLE F.A.R	1.75
8. PROPOSED F.A.R	1.581

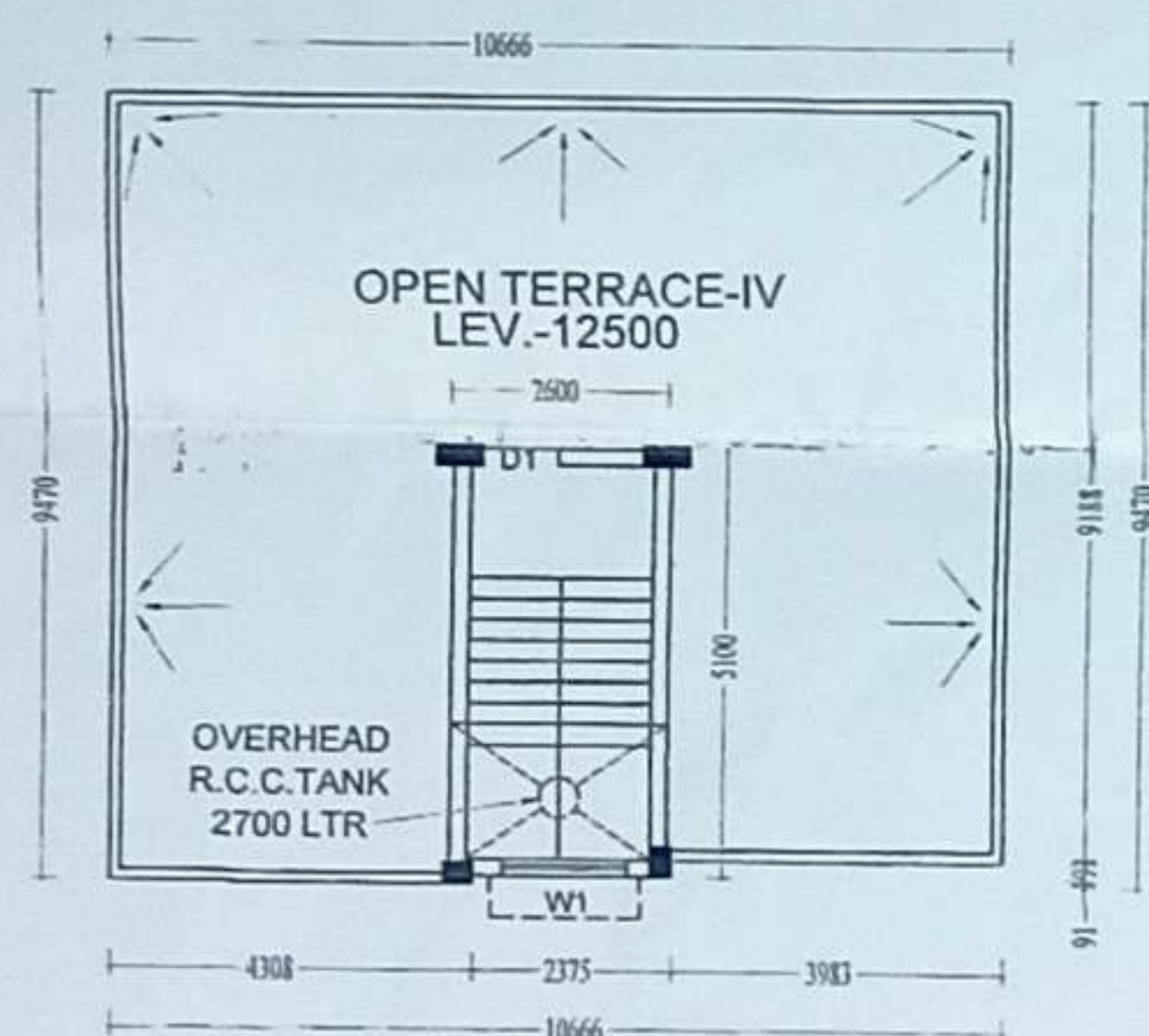
CALCULATION OF OTHER AREAS

9. STAIR HEAD ROOM AREA IN M ²	13.285
10. OVER HEAD RESERVOIR AREA IN M ²	4.705
11. AREA OF CUPBOARD IN M ²	4.50
12. AREA OF LOFT IN M ²	0.00
13. TOTAL STAIR LOBBY AREA IN M ²	41.36
14. TREE COVER AREAS FOR FEES IN M ²	3.253

PLAN OF PROPOSED G+III STORIED
 RESIDENTIAL BUILDING PLAN OF HEIGHT
 12.50 M., U/S 393A OF THE K.M.C. ACT. 1980
 & K.M.C. BUILDING RULE 2009 COMPLYING
 WITH OFFICE CIRCULAR NO- 02 OF 2020-21
 DATED - 13/06/2020, AT PREMISES NO:- 132,
 BENOY PALLY, UNDER K.M.C. WARD
 NO.-113, BOROUGH NO- XI, P.S.- BANSDRONI,
 KOLKATA-700070.

ARCHITECTURAL SHEET NO - 2/2

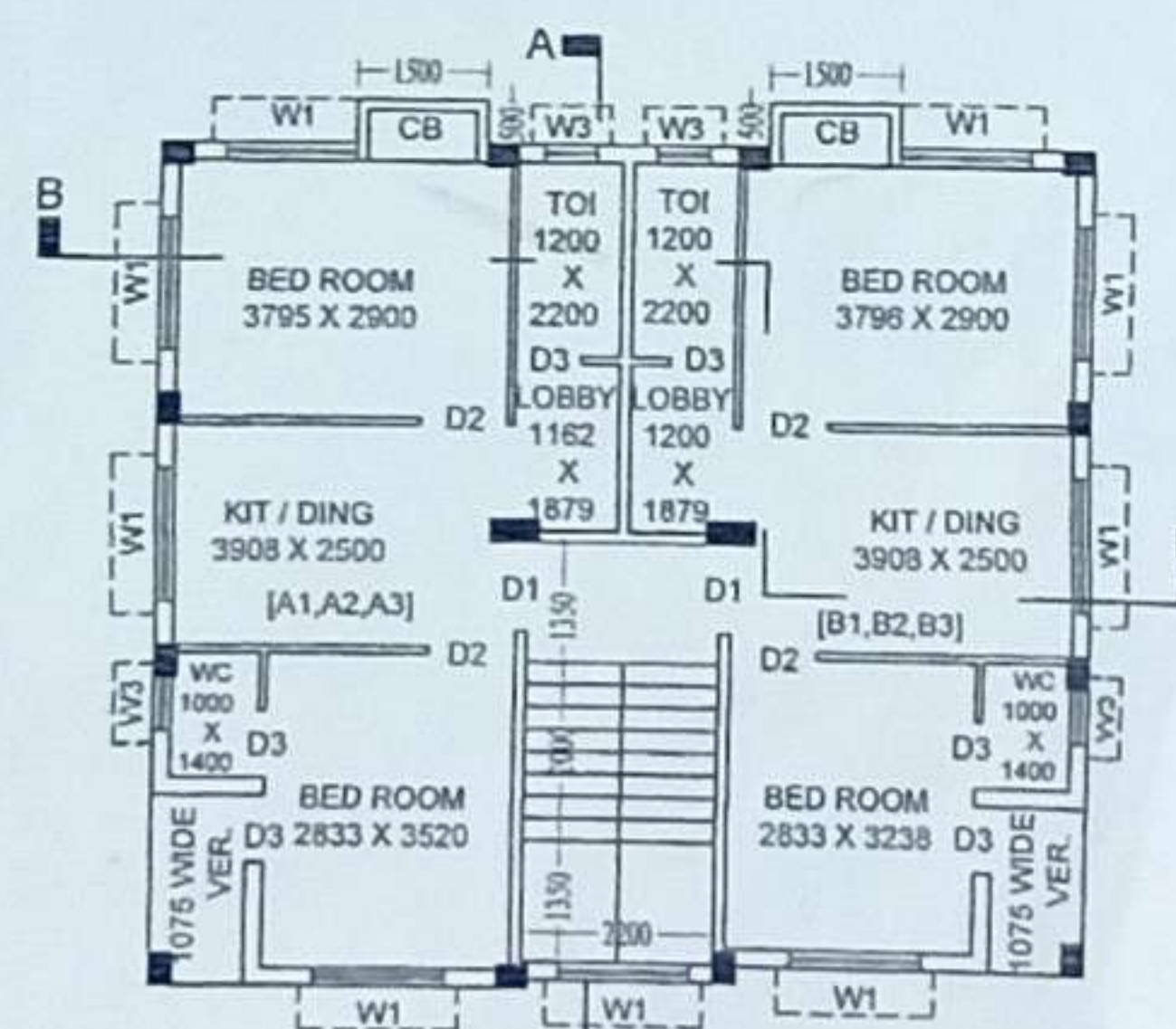
Rear Open Space Area - 32.033 Sqm.
 Width Of The Building At Rear - 10.666 m.
 Average Back - (32.033 / 10.666) = 3.003 M.
 Vide Notification No - 4358/M/10/C-4/SR-13/2012.
 Date - 21/10/2014.



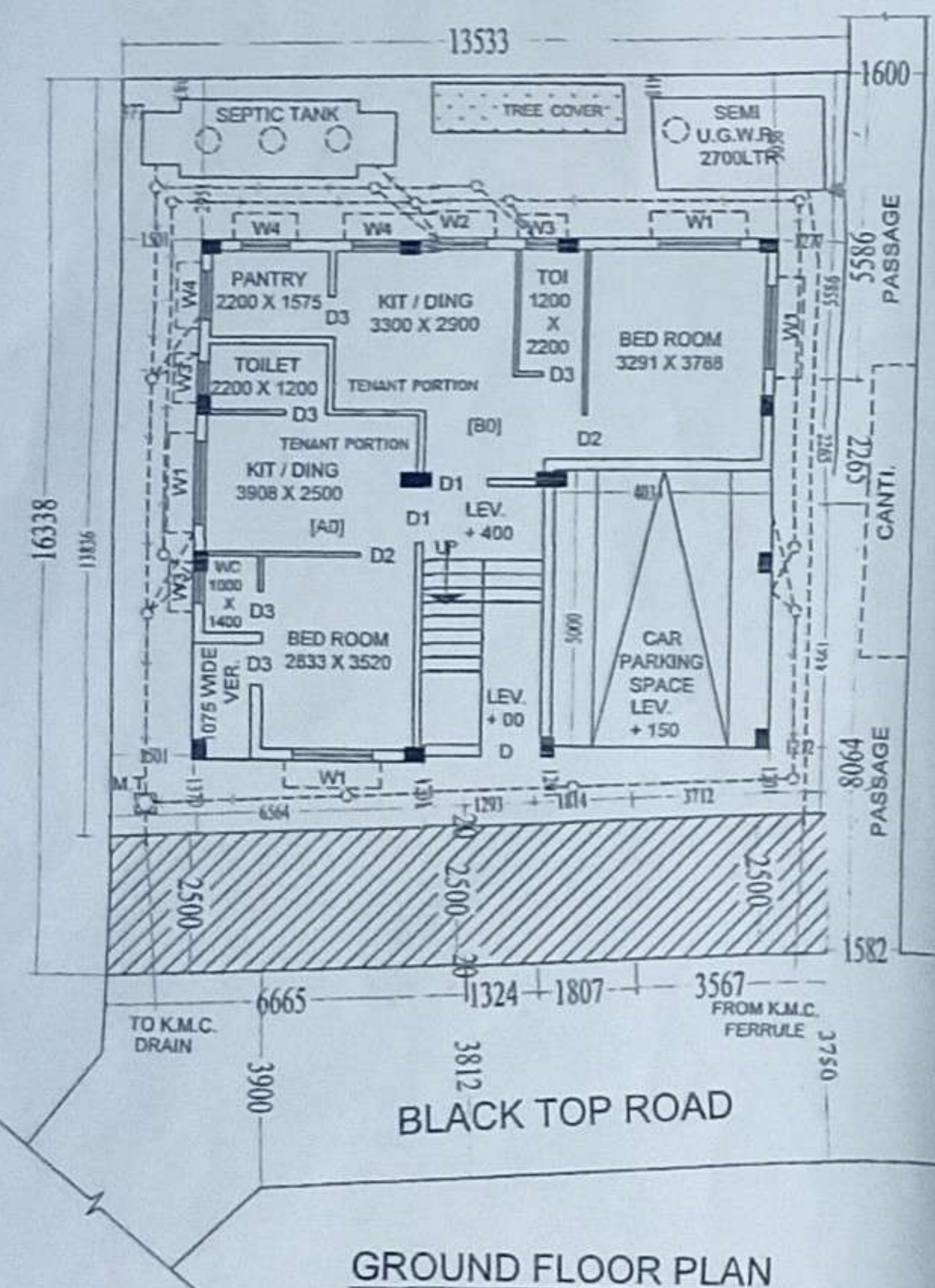
ROOF PLAN

DOOR SCHEDULE	
TYPE	SIZE (BxH)
D	1100mm X 2100mm
D1	1000mm X 2100mm
D2	900mm X 2100mm
D3	750mm X 2100mm

WINDOW SCHEDULE	
TYPE	SIZE (BxH)
W1	1500mm X 1200mm
W2	1200mm X 1200mm
W3	800mm X 600mm
W4	900mm X 1200mm



1ST., 2ND. & 3RD. FLOOR PLAN



GROUND FLOOR PLAN