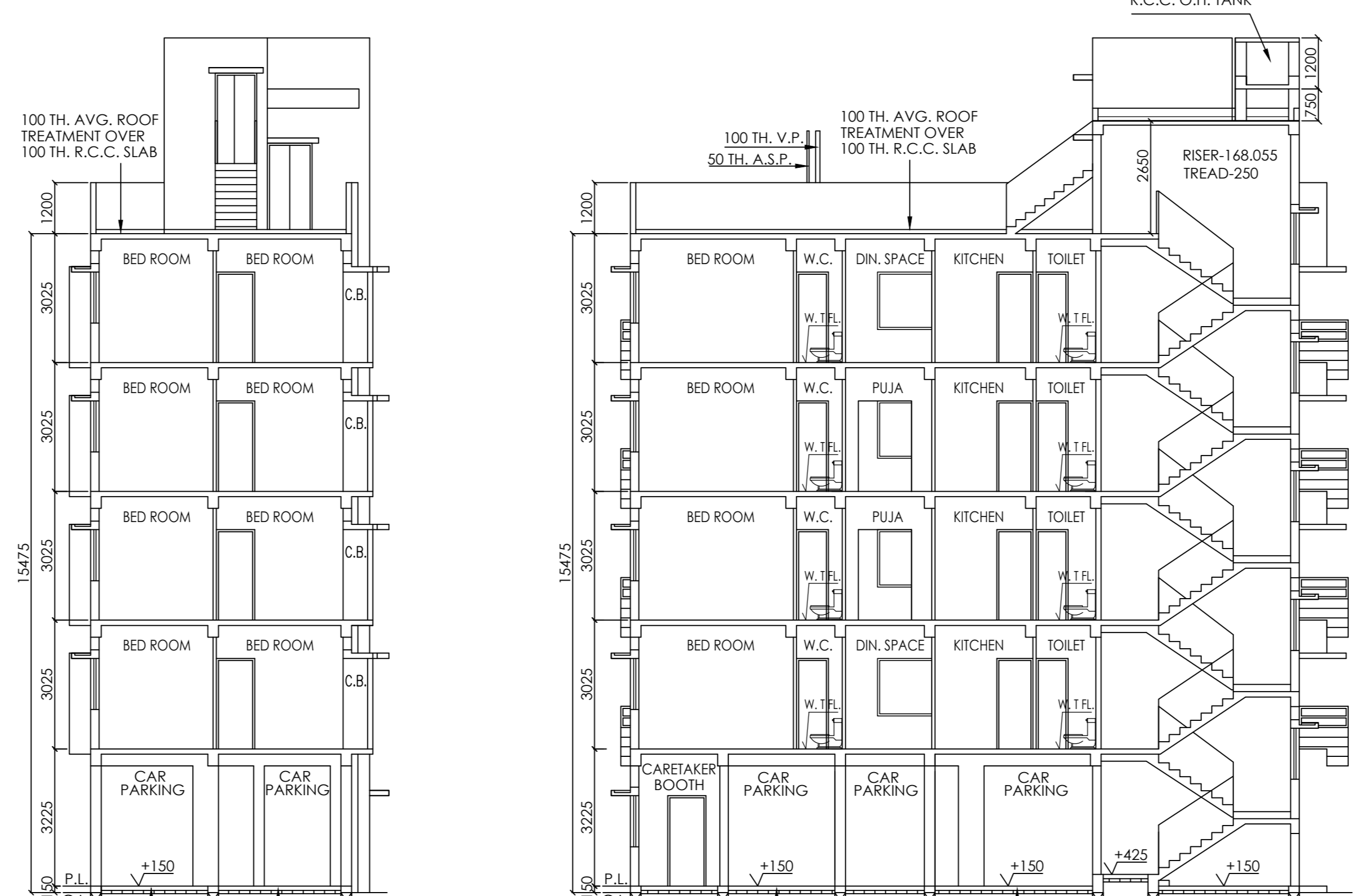
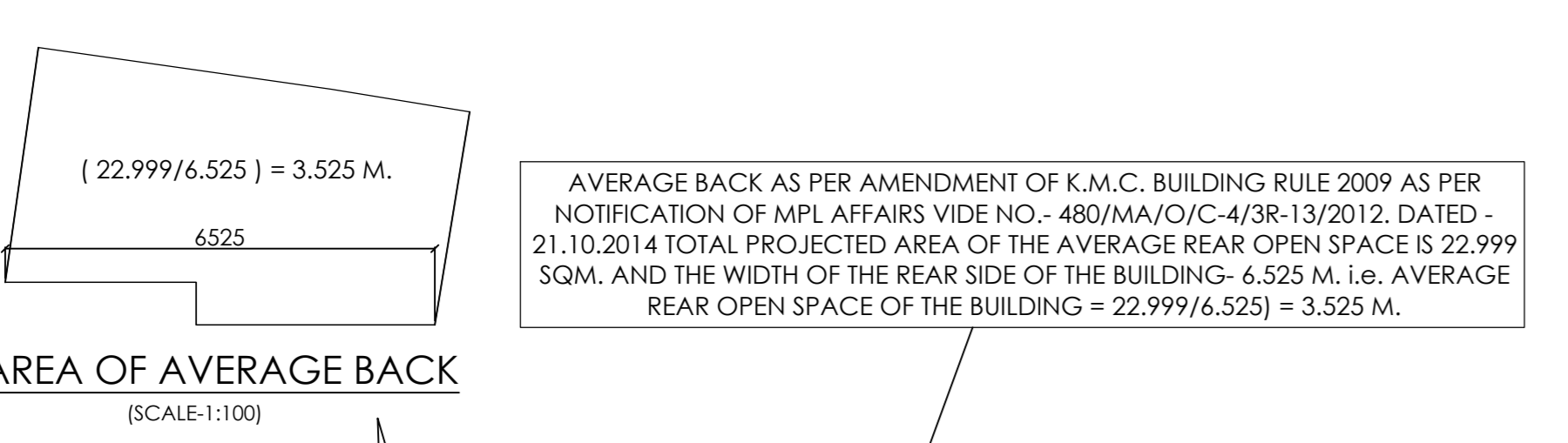




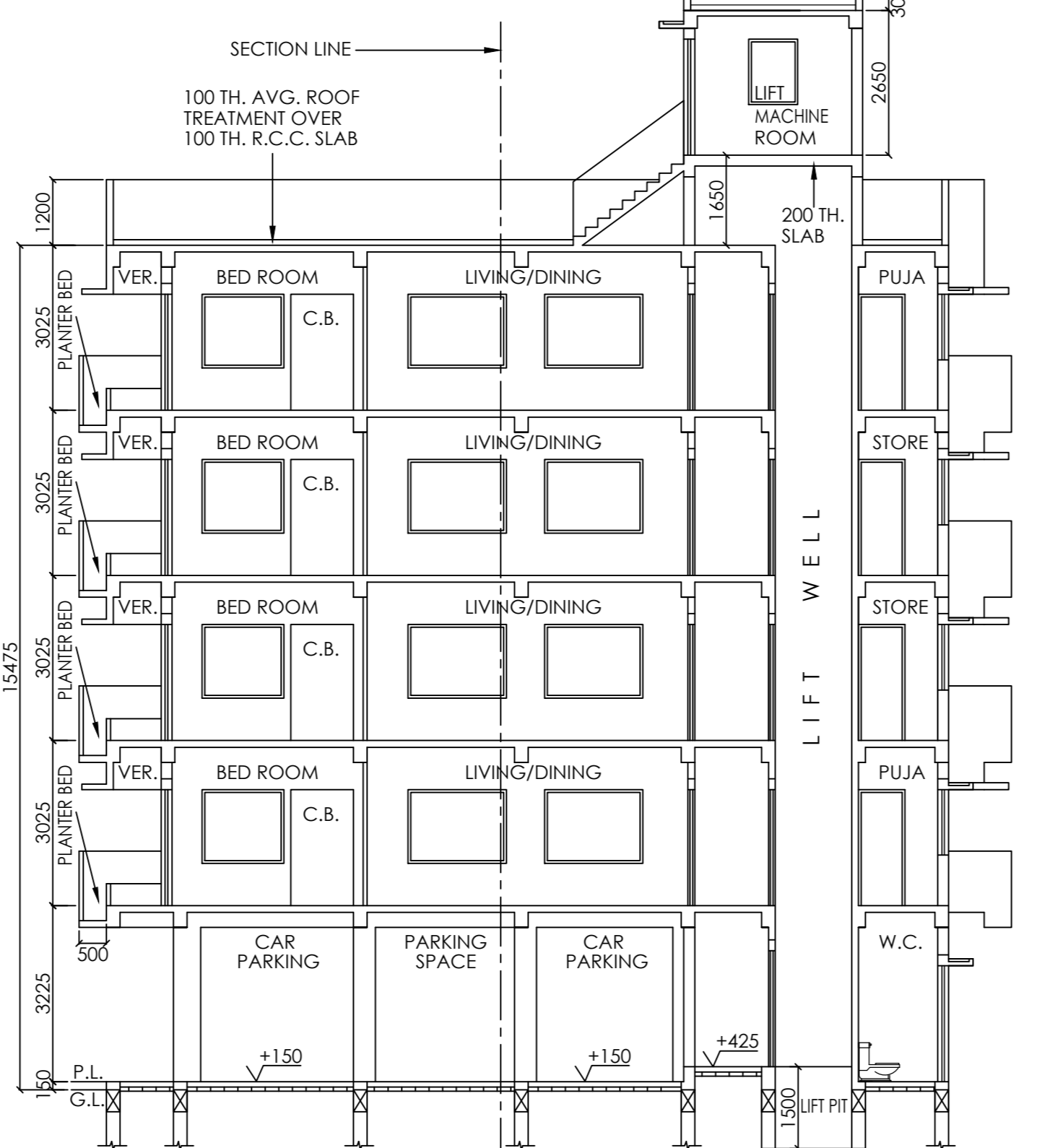
SOUTHERN SIDE ELEVATION WESTERN SIDE ELEVATION



SECTION (A - A) SECTION (B - B)



AREA OF AVERAGE BACK (SCALE:1:100)



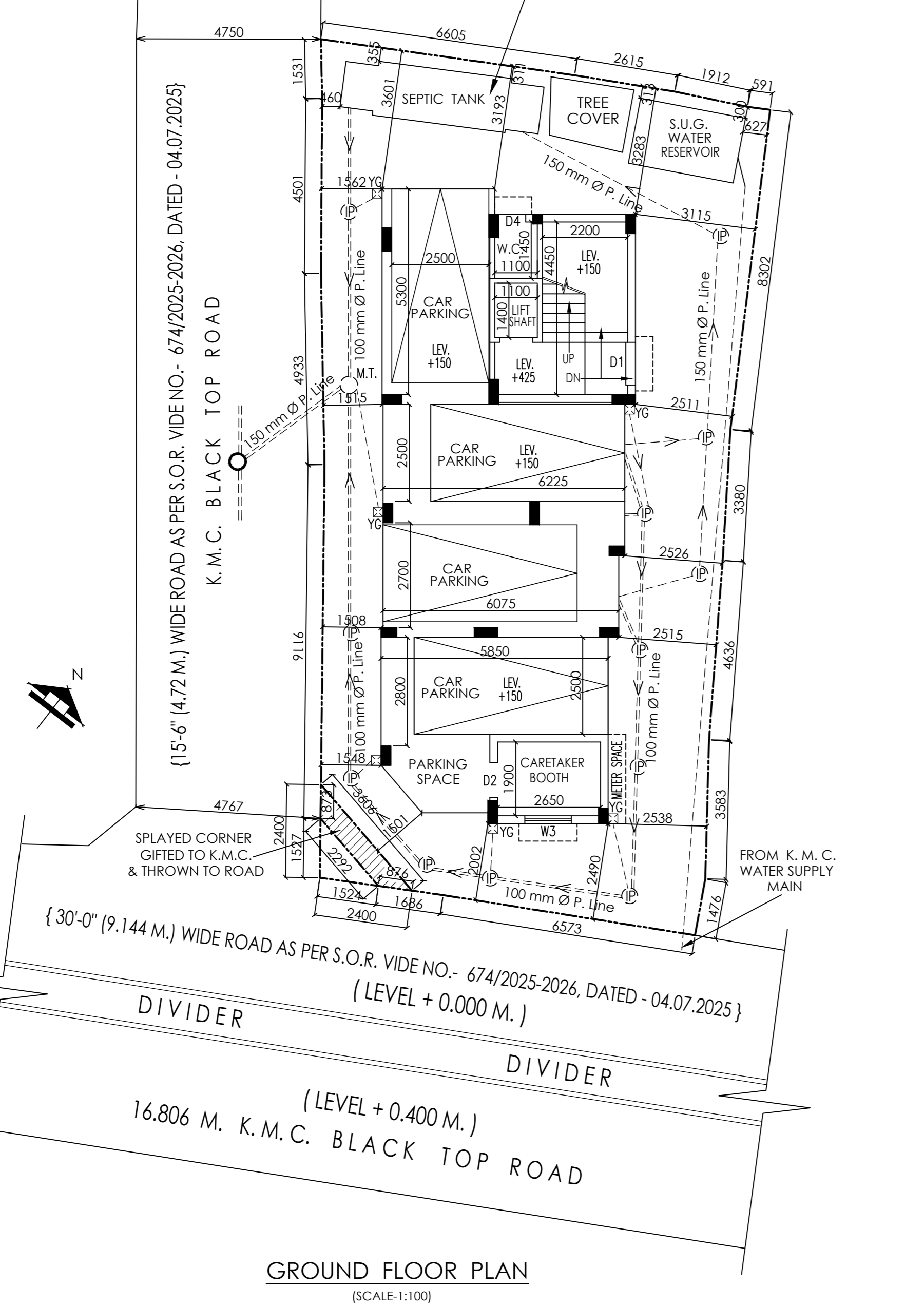
SECTION (C - C)

SCHEDULE OF WINDOW

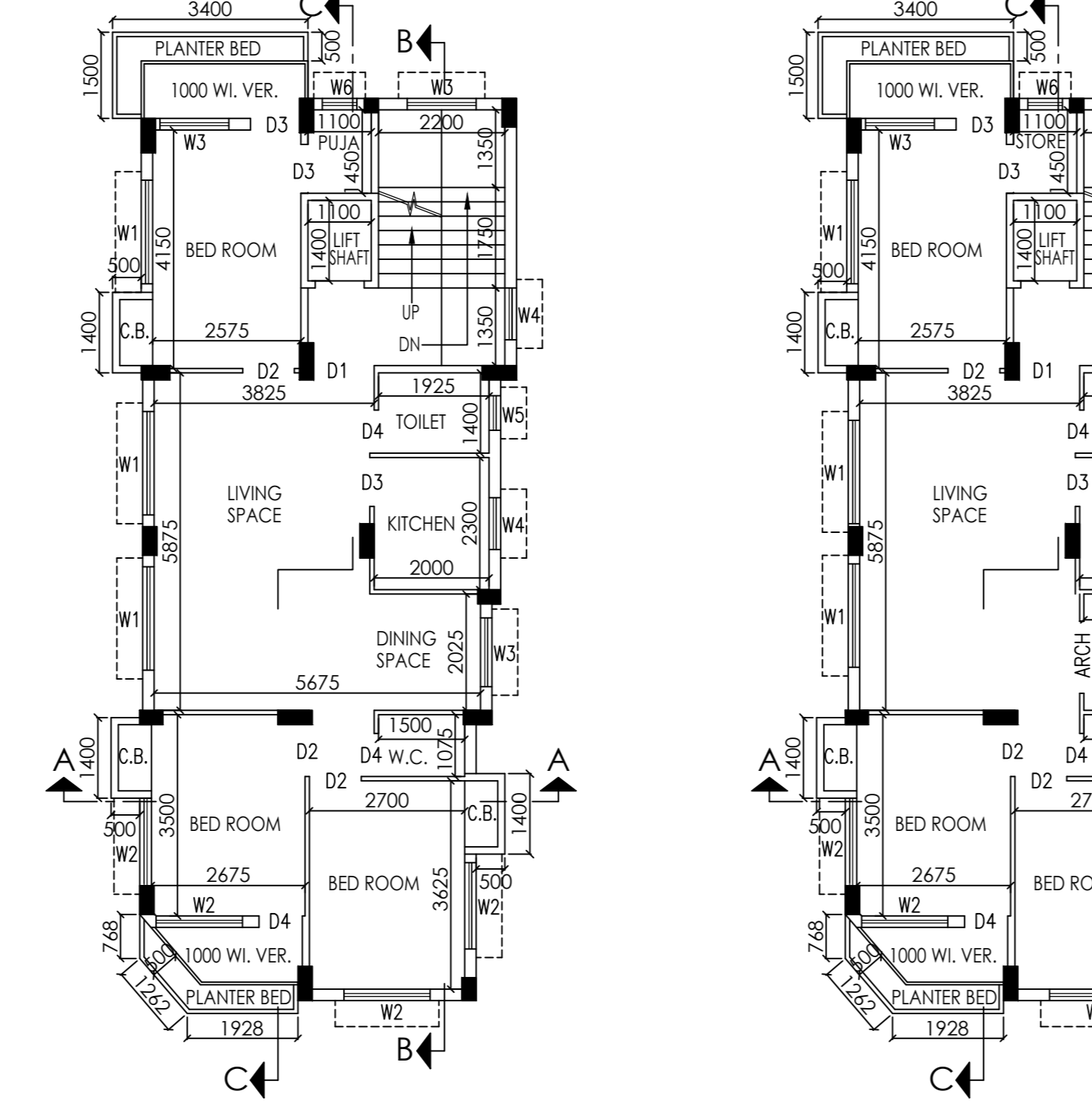
MKD.	SIZE	LINTEL HEIGHT	REMARKS.
W1	1800 X 1350 & 1800	2125	MILD STEEL CASEMENT WINDOW WITH EXTENDED NON FRICTION HOPE TYPE HINGES & 3mm. SHEET GLASS CLAZING TOGETHER WITH INTEGRATED GRILL MADE OF 10mm X10mm. M.S. SQUARE BAR OR 5mm.X 18mm. M.S. FLAT WITH FITTINGS & FIXTURES AS DIRECTED.
W2	1500 X 1350 & 1800	2125	
W3	1200 X 1350	2125	
W4	900 X 1050	2125	
W5	750 X 1200	2125	
W6	600 X 600	2125	

SCHEDULE OF DOOR

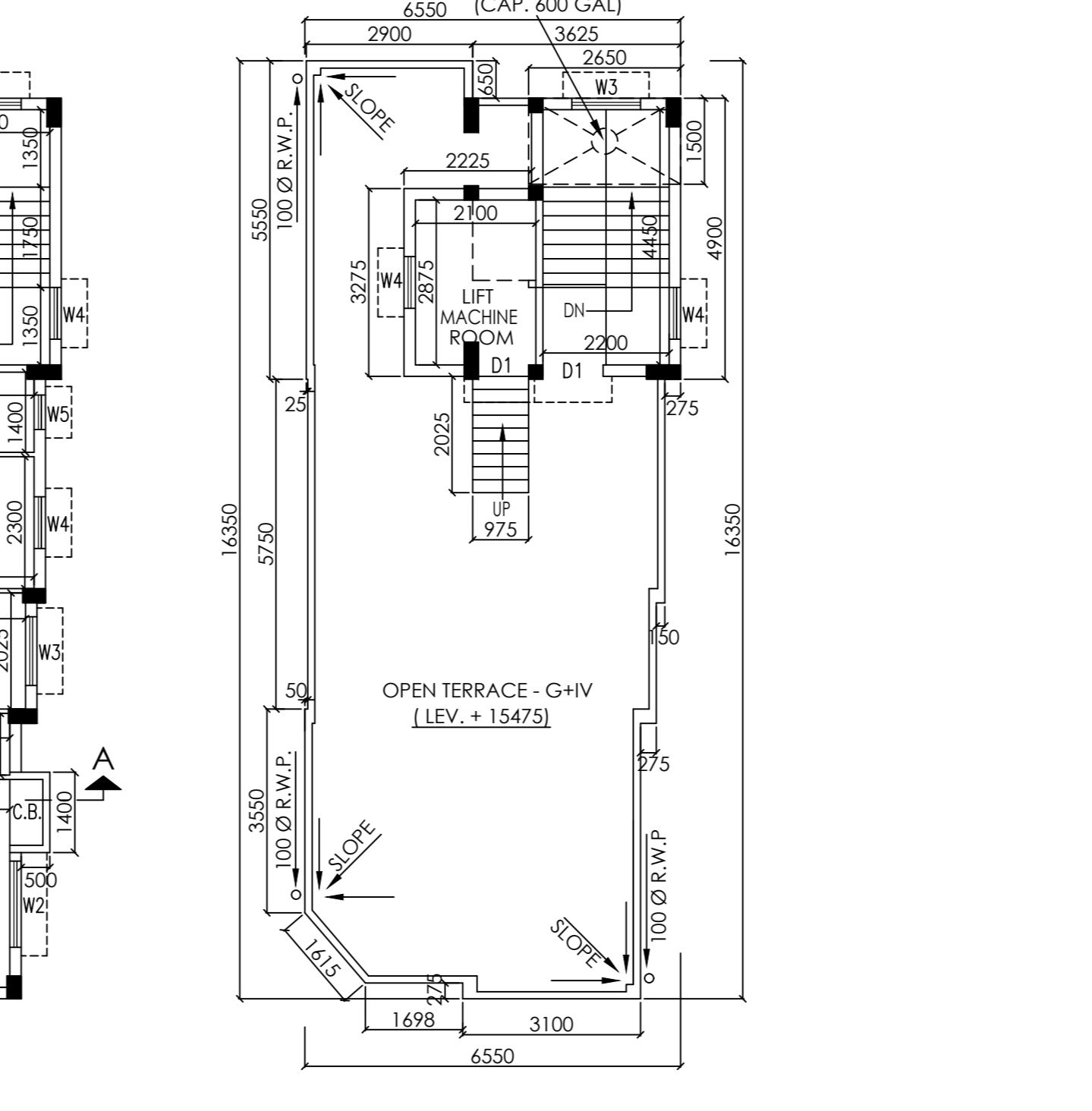
MKD.	SIZE	LINTEL HEIGHT	REMARKS.
D1	1050X2125	2125	40mm. Th. FACTORY MADE HOT PRESSED PHENOL FORMALDEHYDE BONDED SOLID COMMERCIAL FLUSH DOOR SHUTTERS FITTED IN 65 X100 SAL WOOD DOOR FRAMES WITH NECESSARY FITTINGS AND
D2	900X2125	2125	
D3	850X2125	2125	
D4	750X2125	2125	



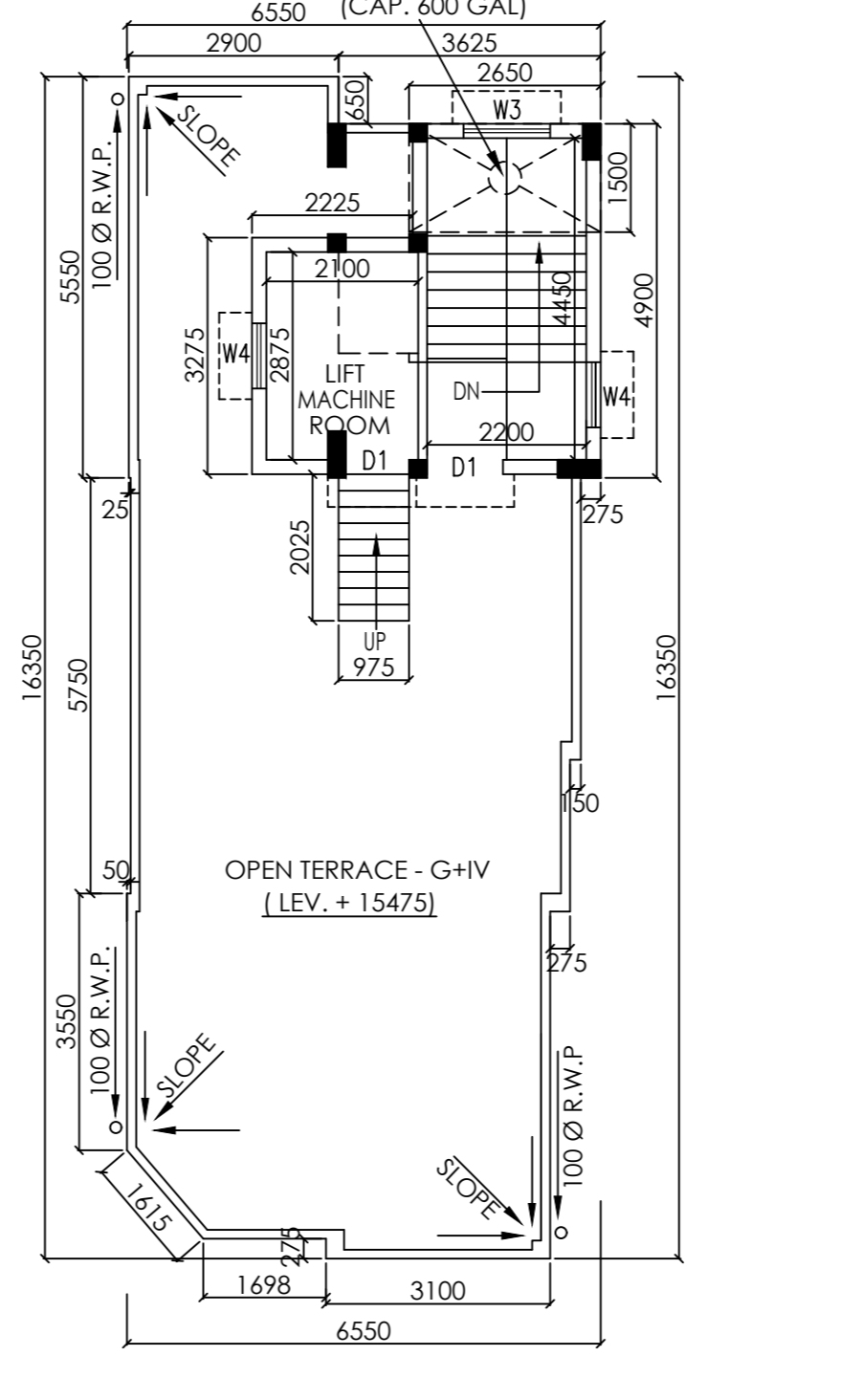
GROUND FLOOR PLAN (SCALE:1:100)



2ND. & 4TH. FLOOR PLAN (SCALE:1:100)



1ST. & 3RD. FLOOR PLAN (SCALE:1:100)



ROOF PLAN (SCALE:1:100)

SPECIFICATION

- STRUCTURAL CONCRETE M-20 GRADE WITH 19mm DOWN STONECHIPS UNLESS OTHERWISE MENTIONED.
- GRADE OF REINFORCEMENT Fe - 415
- 20TH FIRST CLASS BROCKWORK AT EXTERNAL WALLS WITH 1:4 CEMENT SAND MORTAR UNLESS OTHERWISE MENTIONED.
- 75TH FIRST CLASS BROCKWORK AT INTERNAL WALLS WITH 1:4 CEMENT SAND MORTAR UNLESS OTHERWISE MENTIONED.
- 125TH (AVG) LINE TERRACING (2:2:1) ON ROOF LAD TO SLOPE
- ALL DIMENSIONS ARE IN MM. UNLESS OTHERWISE MENTIONED.
- 35TH D.P.C. WITH CEMENT CONCRETE (1:3) WITH 6mm DOWN STONECHIPS WITH WATER PROOFING COMPOUND
- 19TH CEMENT PLASTER (1:4:10) EXTERNAL WALLS
- 12TH CEMENT PLASTER (1:4:10) INTERNAL WALLS
- 19TH CEMENT PLASTER (1:4:10) BEAM CEILING ETC.
- 11 MARBLE FINISH IN ALL FLOORS.
- SANITARY & PLUMBING FITTINGS TO BE USED AS PER DIRECTION.
- WRITTEN DIMENSIONS ARE TO BE FOLLOWED.
- 500mm CHUJA PROJECTION.
- DEPTH OF SEPTIC TANK AND S.U.G. WATER RESERVOIR DOES NOT EXCEED THE DEPTH OF BUILDING FOUNDATION

CERTIFICATE OF GEO - TECHNICAL ENGINEER.
 I HEREBY DECLARE WITH FULL RESPONSIBILITY THAT I HAVE CONDUCTED SOIL INVESTIGATION AT THE SITE AND CARRIED OUT SOIL INVESTIGATION THEREON. 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 HEREIN IS SAFE & STABLE IN ALL RESPECT FROM GEO-TECHNICAL POINT OF VIEW.
 MR. BHASKARJYOTI ROY (GEO-TECH NO. - 1/50)
 NAME OF GEO-TECHNICAL ENGINEER.

CERTIFICATE OF OWNER.
 I HEREBY DECLARE WITH FULL RESPONSIBILITY THAT I SHALL ENGAGE L.B.S & E.S.E. DURING CONSTRUCTION I SHALL FOLLOW THE INSTRUCTION OF L.B.S & E.S.E. DURING CONSTRUCTION OF THE BUILDING, 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 AND SEPTIC TANK WILL BE UNDERTAKEN UNDER THE GUIDANCE OF E.S.E./L.B.S. BEFORE STARTING OF BUILDING FOUNDATION WORK. ALL FLOORS ARE MARBLE FINISHED. THE PLOT HAS BEEN IDENTIFIED BY ME DURING DEPARTMENTAL INSPECTION. THERE IS NO COURT CASE PENDING AGAINST THE PREMISES.
 M/S. J. S. CONTRACTOR PROPRIETOR OF SRI SWAPAN KANTHA and C/A of SRI RAJKUMAR CHAKRABORTY & SMT. BITASTA CHATTERJEE
 NAME OF APPLICANT

CERTIFICATE OF STRUCTURAL ENGINEER.
 I DO HEREBY CERTIFY WITH FULL RESPONSIBILITY THAT THE STRUCTURAL DESIGN & DRAWING OF BOTH FOUNDATION AND SUPER STRUCTURE OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING THE SEISMIC LOAD AS PER NATIONAL BUILDING CODE OF INDIA. AND CERTIFY THAT IT IS SAFE AND STABLE IN ALL RESPECT. SOIL TESTING HAS BEEN DONE BY MR. BHASKARJYOTI ROY OF TECHNO SOL OF 31/TH. P. G. H. SHAH ROAD, JADAVPUR, KOLKATA - 32. AND THE RECOMMENDATIONS OF SOIL TEST REPORT HAS BEEN CONSIDERED DURING STRUCTURAL CALCULATIONS.
 MONI BHUSAN CHAKRAVARTI (E.S.E. - II / 97)
 NAME OF STRUCTURAL ENGINEER.

CERTIFICATE OF L.B.S.
 I DO HEREBY CERTIFY WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS BEEN DRAWN UP AS PER PROVISIONS OF K.M.C. BUILDING RULES 2009. AS AMENDED FROM TIME TO TIME AND THAT THE SITE CONDITIONS INCLUDING THE WIDTH OF THE ABUTTING ROAD CONFORM WITH THE PLAN AND THAT IT IS A BUILDABLE SITE & NOT A TANK OR FLEED UP TANK. THE BOUNDARY OF WATER RESERVOIR AND SEPTIC TANK WALLS ON ALL SIDES AND THAT THE DIMENSIONS OF THE BOUNDARY CONFORMS WITH THAT SHOWN IN THE DRAWING ROAD WIDTH 25,950 M. (MIN.) AND 30'0" (P. 144 M.) WIDE ROAD AS PER S.O.R. VIDE NO. - 674/2025-2026 DATED - 04.07.2025. BLACK TOP ROAD SOUTHERN SIDE THE SITE PLAN AND KEY PLAN CONFORM WITH THE DRAWING. SIGNATURE OF APPLICANT IS AUTHENTICATED BY ME. THE PLOT IS TWO STORED EXISTING STRUCTURE AND THERE IS NO TENANTED. THE SITE IS WITHIN 500 M. FROM THE C.I. OF E. M. BY PASS. SIGNATURE OF APPLICANT IS AUTHENTICATED BY ME. OF APPLICANT IS AUTHENTICATED BY ME.
 MONI BHUSAN CHAKRAVARTI (L.B.S. - I / 538)
 NAME OF L.B.S.

CO-ORDINATE IN W.G.S. 84 AND SITE ELEVATION (A.M.S.L)

REFERENCE POINTS MARKED IN THE SITE PLAN OF THE PROPOSAL.	CO-ORDINATE IN W.G.S. 84	SITE ELEVATION (A.M.S.L)
"A, B, C, D"	22°29'29"N 88°29'10"E	6.0 M.

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 K.M.C. AND OTHER APPROPRIATE AUTHORITY RESERVE THE RIGHT TO TAKE APPROPRIATE ACTION AGAINST ME AS PER LAW.

M/S. J. S. CONTRACTOR PROPRIETOR OF SRI SWAPAN KANTHA and C/A of SRI RAJKUMAR CHAKRABORTY & SMT. BITASTA CHATTERJEE
 NAME OF APPLICANT

DETAILS OF B.L. & L.R.O MUTATION (HOLCHER)

- VIDE COPY NO. 4983 (1630022), DATE - 16.12.2024
- VIDE COPY NO. 4984 (1630022), DATE - 16.12.2024

DETAILS OF B.L. & L.R.O CONVERSION AS HOLCHER TO BASTU

- MEMO NO. 57 (CJ/51/2168/1(3)/P/25, DATE - 24.03.2025 (SRI RAJKUMAR CHAKRABORTY)
- MEMO NO. 57 (CJ/51/2169/1(3)/P/25, DATE - 24.03.2025 (SMT. BITASTA CHATTERJEE)

AREA STATEMENT OF THE PLAN PROPOSAL

PART - A.
 a. ASSESSEE NO. - 31 - 109 - 13 - 0713 - 7
 b. UAC. NEARON - 2/10/25/REB-15/2038, DATED - 20/08/2023
 c. NAME OF THE OWNERS - SRI RAJKUMAR CHAKRABORTY & SMT. BITASTA CHATTERJEE
 d. NAME OF THE C.A. & APPLICANT - M/S. J. S. CONTRACTOR PROPRIETOR OF SRI SWAPAN KANTHA
 e. DETAILS OF REGISTERED DEED - BOOK NO. - I VOLUME - 68, PAGES - 161 TO 166, BEING NO. - 3590, DATE - 15/07/1989, D.S.R. ALIPORE, SOUTH 24-PARGANAS
 f. DETAILS OF DEED OF DECLARATION - BOOK NO. - I VOLUME - 24, PAGES - 302 TO 310, BEING NO. - 1168, DATE - 29/08/1995, D.S.R. - III, SOUTH 24-PARGANAS
 g. DETAILS OF POWER OF ATTORNEY - BOOK NO. - I VOLUME - 164-2025, PAGES - 12333 TO 12334, BEING NO. - 1604868, DATE - 23/05/2025, D.S.R. - IV, SOUTH 24-PARGANAS, WEST BENGAL
 h. DETAILS OF BOUNDARY DECLARATION - BOOK NO. - I VOLUME - 1604-2025, PAGES 12333A TO 12337, BEING NO. - 1604869, DATE - 23/05/2025, D.S.R. - IV, SOUTH 24-PARGANAS, WEST BENGAL
 i. DETAILS OF SPLAYED CORNER - BOOK NO. - I VOLUME - 1604-2025, PAGES 12362 TO 12366, BEING NO. - 1604868, DATE - 23/05/2025, D.S.R. - IV, SOUTH 24-PARGANAS, WEST BENGAL

PART - B.
 1. LAND OF AREA = 03 K.-. 06 CH.-. 30 ST. = 228,539 Sqm.
 AS PER TITLE DEED - 03 K.-. 06 Ch.-. 35.494 St. = 229,050 Sqm.
 AS PER B. L. L. R. O. - 03 K.-. 05 Ch.-. 40.248 St. = 225,311 Sqm.
 AS PER BOUNDARY DECLARATION - 03 K.-. 05 Ch.-. 40.248 St. = 225,311 Sqm.
 AREA OF SPLAYED CORNER - 1,702 Sqm.
 2. PERMISSIBLE GROUND COVERAGE = 133,285 Sqm. (59.156 %)
 3. PROPOSED GROUND COVERAGE = 97,584 Sqm. (43.311 %)

5. PROPOSED AREA :

FLOOR	TOTAL AREA (SQM.)	LIFT WELL (SQM.)	LIFT LOBBY (SQM.)	STAIR WAY (SQM.)	NET FLOOR AREA (SQM.)
GR. FL.	97,584	0,000	1,654	9,735	86,195
1st. FL.	97,584	1,540	1,654	9,790	84,600
2nd. FL.	97,584	1,540	1,654	9,790	84,600
3rd. FL.	97,584	1,540	1,654	9,790	84,600
4th. FL.	97,584	1,540	1,654	9,790	84,600
TOTAL.	487,920	6,160	8,270	48,895	424,595

6. PARKING CALCULATION:

UNIT MKD.	TENEMENT COVERED AREA	SHARE OF AREA	BUILT - UP AREA	TENEMENT NUMBER	REQUIRED PARKING
PLAT - 1/104	82,902 Sqm.	19,443 Sqm.	102,345 Sqm.	FOUR	4 NOS.

TOTAL REQUIRED PARKING = 4 NOS.

7. PERMISSIBLE F.A.R. - 2.25

FLOOR	LOFT	CUPBOARD
GR. FLOOR	N.A.	N.A.
1ST. FLOOR	N.A.	2,100 Sqm.
2ND. FLOOR	N.A.	2,100 Sqm.
3RD. FLOOR	N.A.	2,100 Sqm.
4TH. FLOOR	N.A.	2,100 Sqm.
TOTAL.	N.A.	8,400 Sqm.

12) STAIR COVER AREA = 11,955 Sqm.
 13) LIFT MACHINE ROOM AREA = 7,942 Sqm.
 14) LIFT STAIR = 1,974 Sqm.
 15) O. H. WATER TANK = 3,975 Sqm.

TITLE :- ARCHITECTURAL DRAWING FOR K.M.C. APPROVAL.
PROPOSED G+FOUR (HEIGHT-15.475 M.) STORED RESIDENTIAL BUILDING PLAN U/S 393A OF K.M.C. ACT, 1980 & K.M.C. BUILDING RULES 2009. AT PREMISES NO.- 713, SURVEY PARK, WARD- 109, BEROUGH - XII, KOLKATA -700 094, P.S.- SURVEY PARK, R. S. DAG NO.-804, R. S. KHATIAN NO.-991, L. R. DAG NO.-804, L. R. KHATIAN NO.- 2000 & 2001, J. L. NO.-22, MOUZA - SANTOSH PUR

SHEET 2 OF 2
 B.P NO. - 2025120165 DATE - 23-JUL-25
 VALID UPTO- 22-JUL-30

DIGITAL SIGNATURE OF A.E.

DIGITAL SIGNATURE OF E.E.