

SHEET NO. - 01

PROPOSED PLAN OF A G+XII STORIED RESIDENTIAL BUILDING
AT HOLDING NO. - 255, NAYA PATTY ROAD, KOLKATA-700055;
MOUZA- SHYAMNAGAR; J.L. NO. - 32; L.R. KHATAN NO- 762; L.R.
PLOT NO. - 115,116,117,118; WARD NO-21; P.S. - DUM DUM; UNDER
S.D.D.M.; DIST. - 24 PGS (N).

NAME OF OWNER:
HIRAKABHA BHADRA

DRAWING TITLE:
GROUND FLOOR PLAN, STILT LEVEL PLAN, 1ST TO 12TH FLOOR PLAN,
ROOF PLAN, SITE PLAN, KEY PLAN

AREA STATEMENT :

AREA OF LAND (AS PER DEED): 16 K-12 CH- 23 SFT (1122.538 SQM.)
AREA OF LAND (AS PER MEASUREMENT): 1170. 972 SQM.
EXCESS AREA OF LAND GIFTED : 48.434 SQM
AREA OF LAND (AFTER GIFTING): 1122.538 SQM.
PERMISSIBLE COVERED AREA: (50%): 561.269 SQ.M.
COVERED AREA OF GROUND FLOOR: 597.235 SQM.
REQUIRED OPEN AREA OF LAND : 561.269 SQ.M.
LEFT OPEN AREA OF LAND : 525.303 SQ.M.
AREA OF CAR PARKING: 520.75 SQ.M.
COVERED AREA OF STILT LEVEL: 197.84 SQM.
COVERED AREA OF 1ST TO 12TH FLOOR : 609.675 SQ.M. (EACH)
COVERED AREA OF COMMUNITY HALL AT ROOF : 177.03 SQ.M.
COVERED AREA OF CHANGING ROOMS AT ROOF : 22.67 SQ.M.
TOTAL COV. AREA : 8310.875 SQ.M.
VOLUME OF PROP CONSTRUCTION:- 25857 C.U.M.

NOTE:
1 ALL DIMENSIONS ARE IN MM. SCALE AS SHOWN.
2 ALL OUTER WALL 200 MM THK.
3 ALL INTERNAL WALL 75 MM THK.
4 ALL PARTITION WALL 125 MM THK.

CERTIFICATE OF OWNER

CERTIFIED THAT I SHALL NOT ON A LATER DATE MAKE ANY ADDITION
OR ALTERATION TO THIS PLAN SO AS TO CONVERT IT FOR MY USE OR
ALLOW IT TO BE USED FOR SEPARATE FLATS / FLOOR/ STOREY.
CERTIFIED THAT I HAVE GONE THROUGH THE BUILDING RULES FOR
THE SOUTH DUM DUM MUNICIPALITY IN VONGUE & ALSO UNDERTAKE
TO ABIDE BY THOSE RULES DURING & AFTER CONSTRUCTION OF
BUILDING. CERTIFIED THAT I ALSO UNDERTAKE TO REPORT OF
COMMENCEMENT BEFORE 7 DAYS & COMPLETION WOULD BE REPORTED
WITHIN 30 DAYS. I ALSO UNDERTAKE TO REPORT THAT THERE IS NO
COURT CASE OR ANY COMPLAINS FROM ANY CORNER IN RESPECT OF
MY PROPERTY AS PER PLAN. S.D.D.M WILL NOT BE LIABLE FOR ANY
TYPE OF DISPUTE IF ARISES IN FUTURE FURTHER THERE IS NO TENANT
IN THE AFORESAID PREMISES.

GOKUL REALTOR'S

Signature
GOKUL REALTOR'S

SIGNATURE OF OWNER'S

CERTIFICATE OF ENGINEER

CERTIFIED THAT THE FOUNDATION & SUPER STRUCTURE OF THE
BUILDING HAS BEEN SO DESIGNED BY ME TO BE SAFE IN ALL RESPECT
INCLUDING THE BEARING CAPACITY & SETTLEMENT OF SOIL AS PER I.S.
STANDARD & N.B CODE. CERTIFIED THAT THE PLAN HAS BEEN
DESIGNED & DRAWN UP STRICTLY ACCORDING TO THE BUILDING
RULES OF S.D.D.M I AS A STRUCTURAL ENGINEER HEREBY CERTIFY
THAT I INDEMNIFY S.D.D.M FROM ANY STRUCTURAL DEFECT OR
FAILURE OF PROPOSED BUILDING AFTER OR DURING CONSTRUCTION.
HOWEVER STRUCTURAL DESIGN CALCULATIONS ARE SUBMITTED
REFERENCE & RECORD.

Signature
DHRUBOJYOTI SAHA
M. Arch (Urban Design), JU
Regn. No.-CA/2005/35277

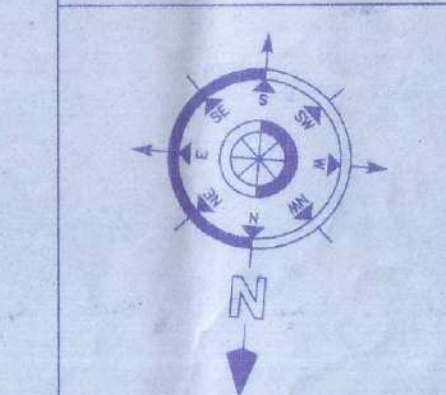
Signature
Ranabir Sankar Bhattacharya
Enlisted Geotechnical Engg
78, Bandroli Park, Kol-70
CLASS-I
No.-GT/127-AMC
SIG. OF GEO-TECHNICAL ENGINEER

Signature
DHIMAN BHATTACHARJEE (B.E.)
Licenced Building Surveyor
CLASS-I
L.B.S No. - SDDM/02/
SIG. OF L.B.A./L.B.S.

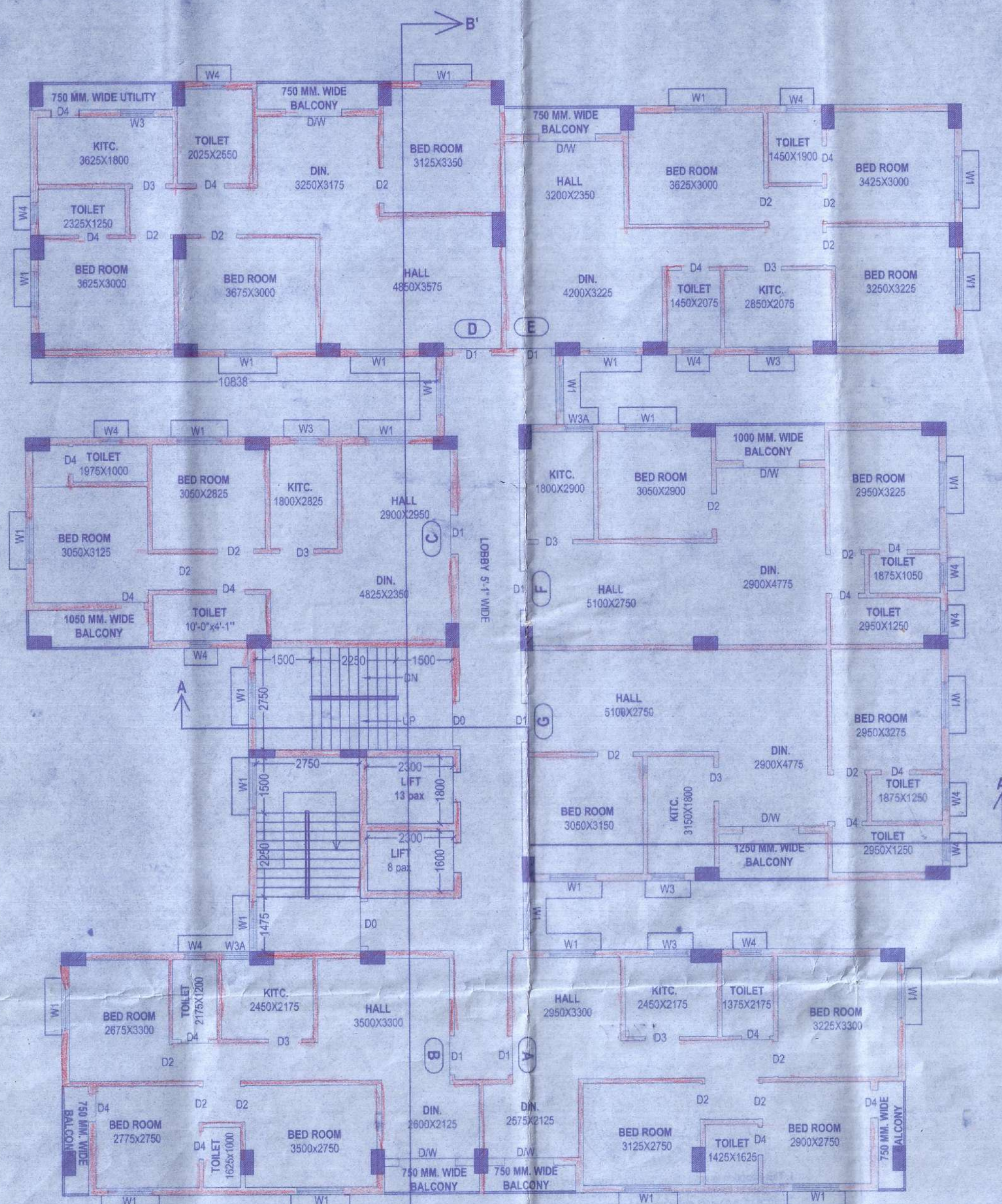
Signature
DHIMAN BHATTACHARJEE
Enlisted Structural Engineer
E.S.E. No-212, Class-I,
Kolkata Municipal Corporation
SIG. OF STRUCTURAL ENGINEER

Signature
DHIMAN BHATTACHARJEE
Licenced Building Surveyor
CLASS-I
L.B.S No. - SDDM/02/
SIG. OF L.B.A./L.B.S.

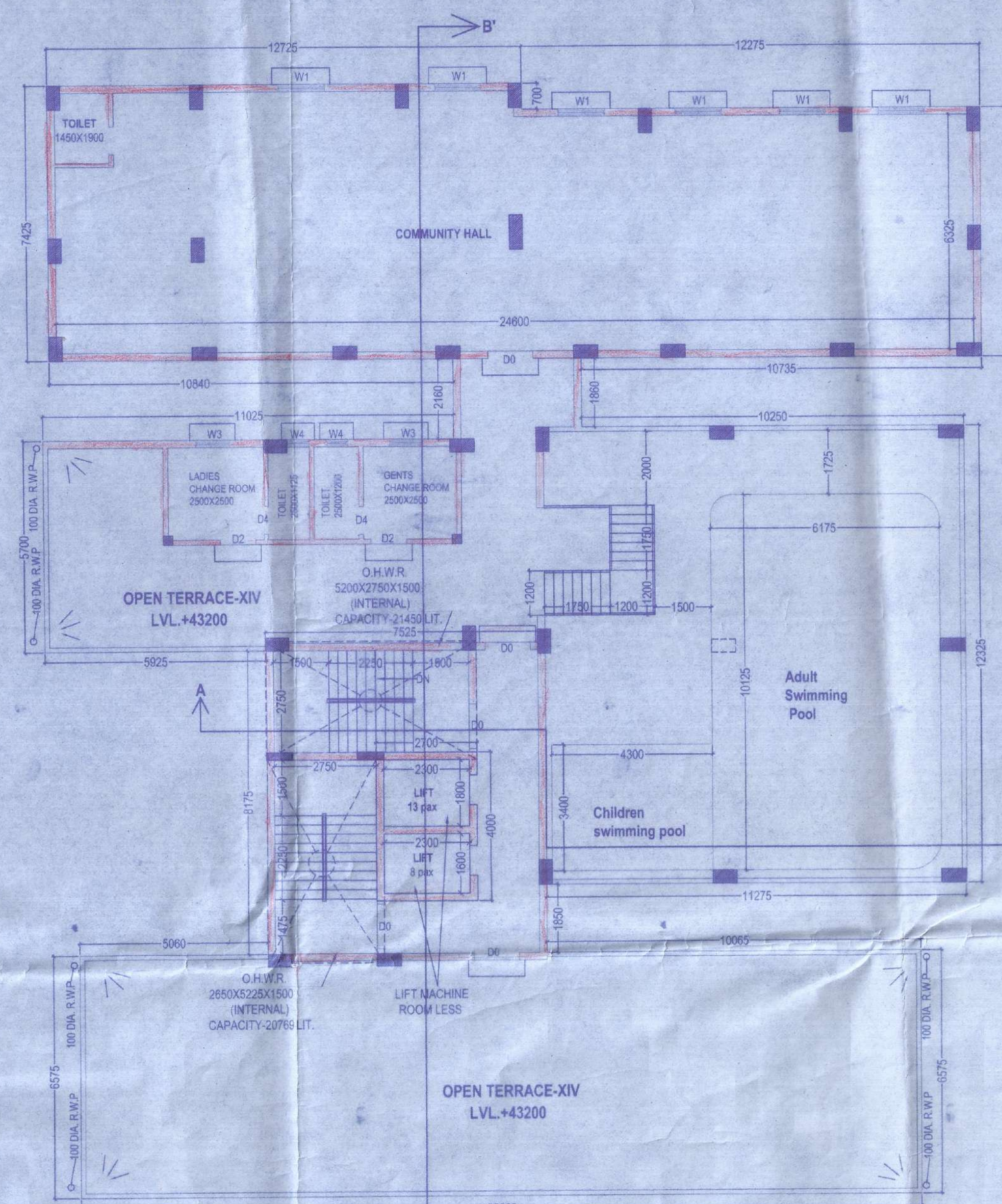
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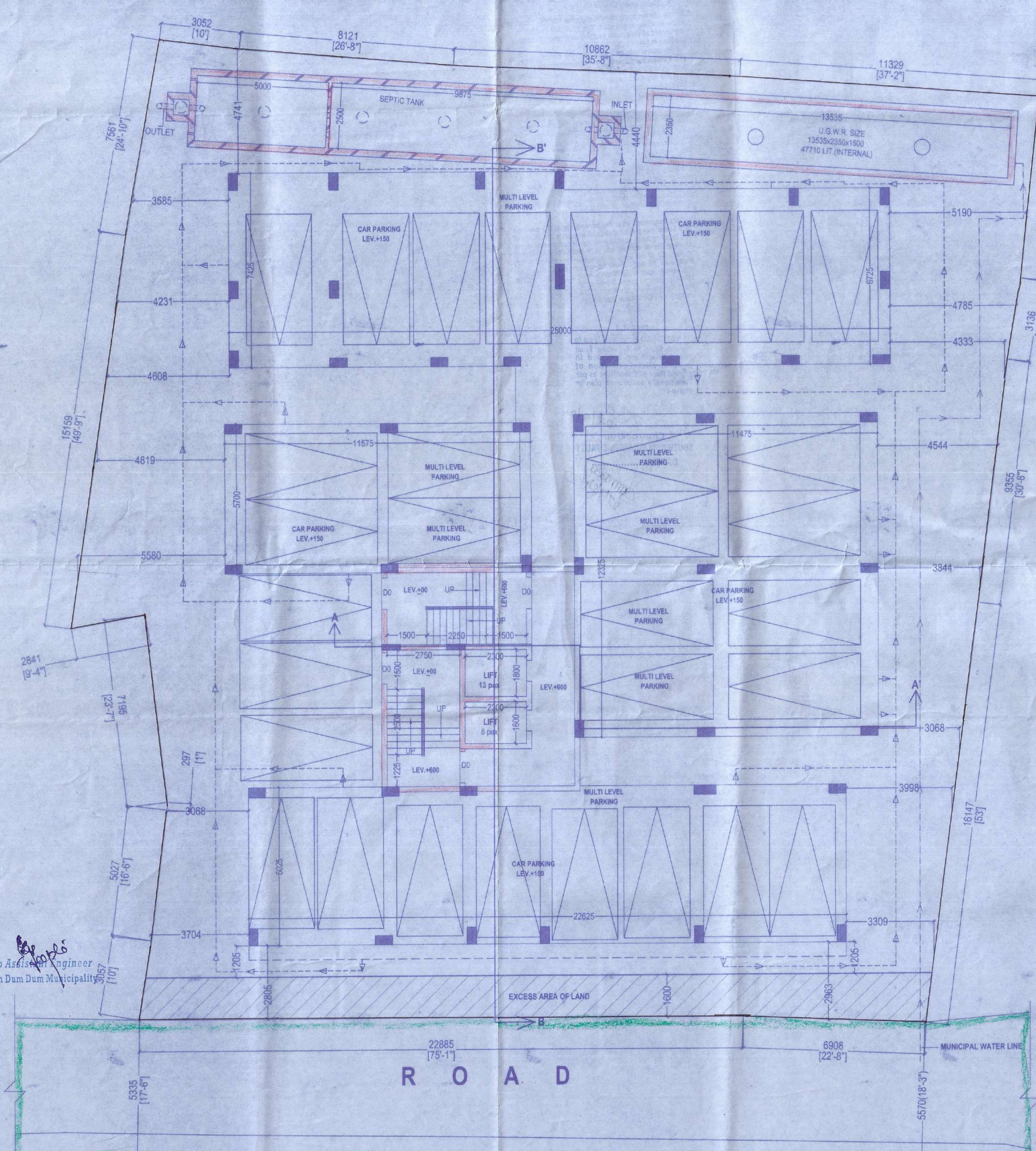
D.J. CONSULTANTS & ASSOCIATES
255, DUMDUM PARK, KOL. - 55.
PHONE NO - 033-3582 2387
mail - info@djcon.org



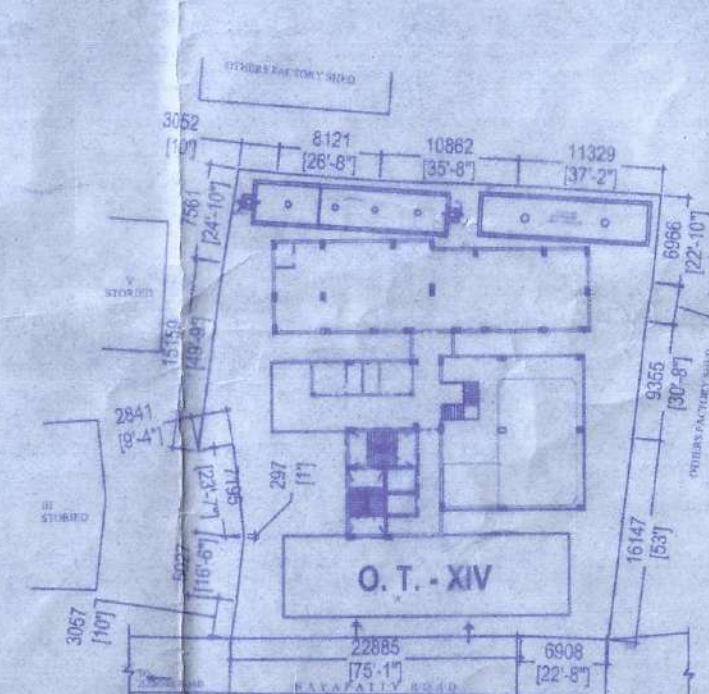
1ST-12TH FLOOR PLAN
SCALE:- 1:100



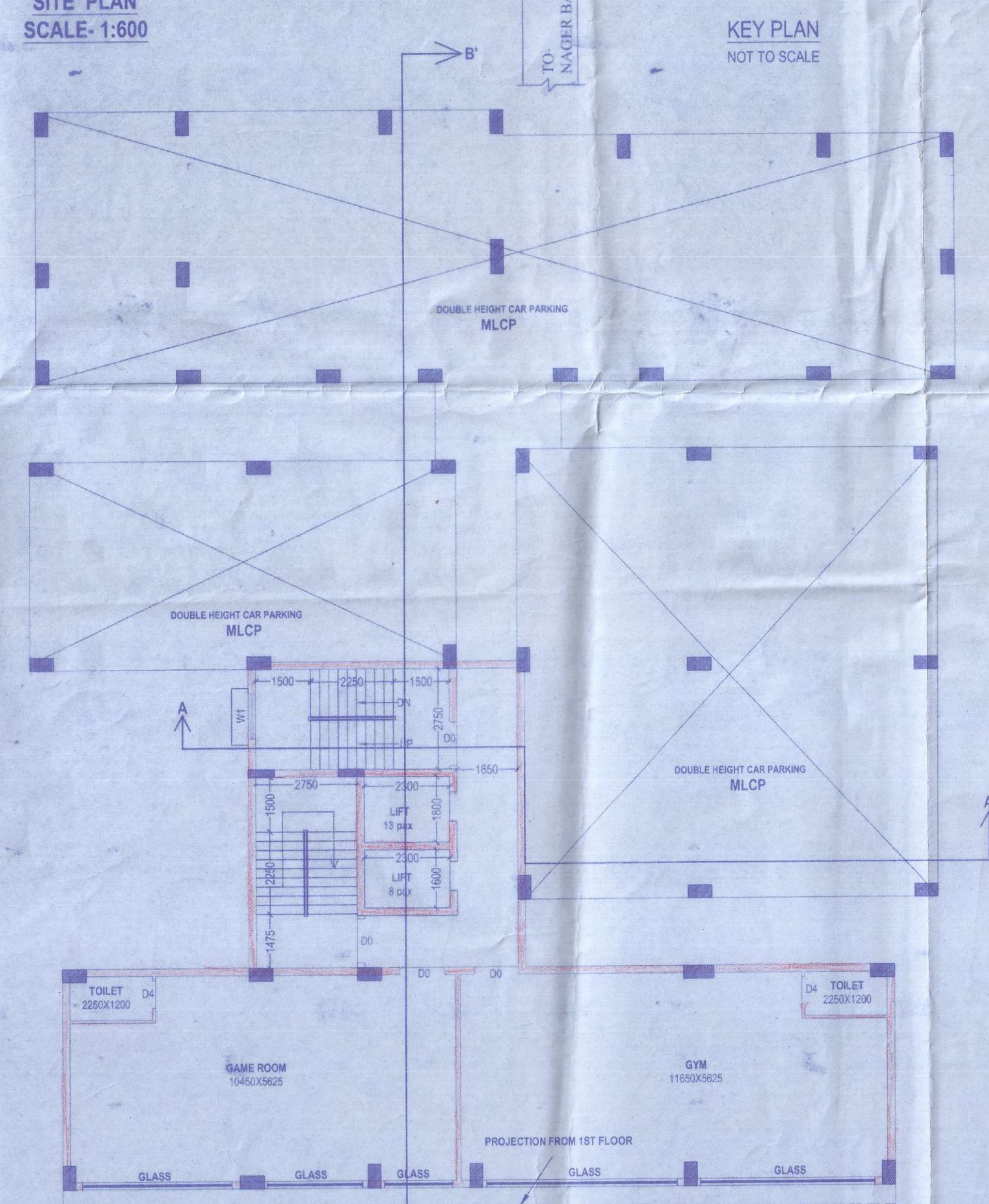
ROOF PLAN
SCALE:- 1:100



GROUND FLOOR PLAN
SCALE:- 1:100



SITE PLAN
SCALE:- 1:600



STILT LEVEL PLAN
SCALE:- 1:100

1367



1. This sanction is valid for a period of three years from the date of sanction and may be renewed for a further period of two years or for such as may be provided in the West Bengal Municipal Act, 1953.
2. Sanction is granted on the basis of statements, representations, undertakings & declarations made and information supplied by the applicant. In case it is discovered at a later stage that false or misleading statements were made and that any disclosure/declaration was made and/or was not full and complete, the sanction will be revoked without prejudice to other action which may be taken by the Municipality under Civil law.
3. Before commencing construction the site must conform to the sanctioned site plan. The applicant must implement all proposals and representations made in the Plan in full.
4. No deviation may be made from the sanctioned plan and if made the same is liable to be summarily demolished and the cost of such demolition recovered from the applicant.
5. The time of ensuring the correctness of plan lies on the applicant.

Sanctioned provisionally.
No objection certificate is to be obtained from the competent authority of the water supply department.
No rainwater discharge should be on road as to discharge rainwater on road is prohibited.
Drainage plan for building being constructed is to be submitted by sewerage report and to be approved by sewerage department. The applicant must obtain sanction for the same obtained before commencing construction of drain.

Within one month after the completion of the erection of a building or the extension of any work the owner of the building must submit a notice of completion to the Municipality in compliance with provisions of clause 10 of Part II of the West Bengal Building Rules, 1957. Failure to do so will attract severe penal measures. No person may occupy or permit to be occupied a building erected or reconstructed or extended without a valid Occupancy Certificate issued by the Municipality.

On the commencement of construction, PHASE I, the owner of the building must submit a notice of completion to the Municipality in compliance with provisions of clause 10 of Part II of the West Bengal Building Rules, 1957. Failure to do so will attract severe penal measures. No person may occupy or permit to be occupied a building erected or reconstructed or extended without a valid Occupancy Certificate issued by the Municipality.

K. G. Ghosh
Chairperson
SOUTH DUM DUM MUNICIPALITY
DATE.....
Chandrabhushan Ghosh