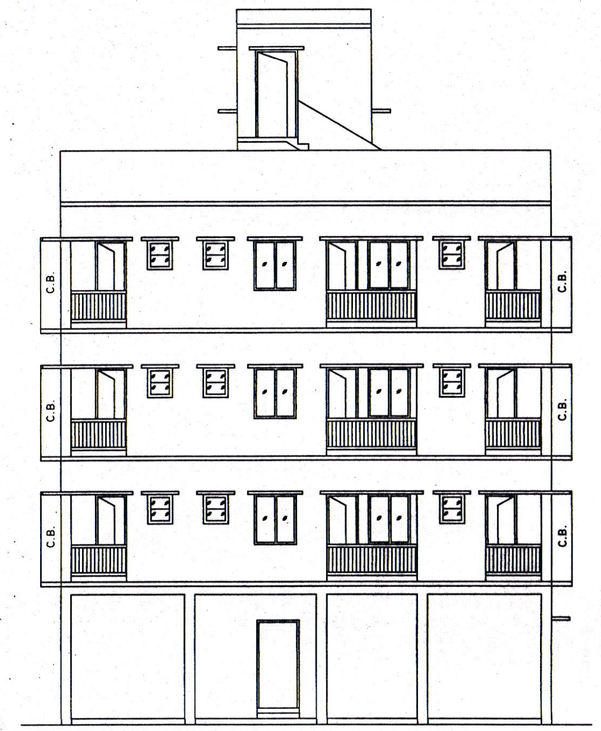
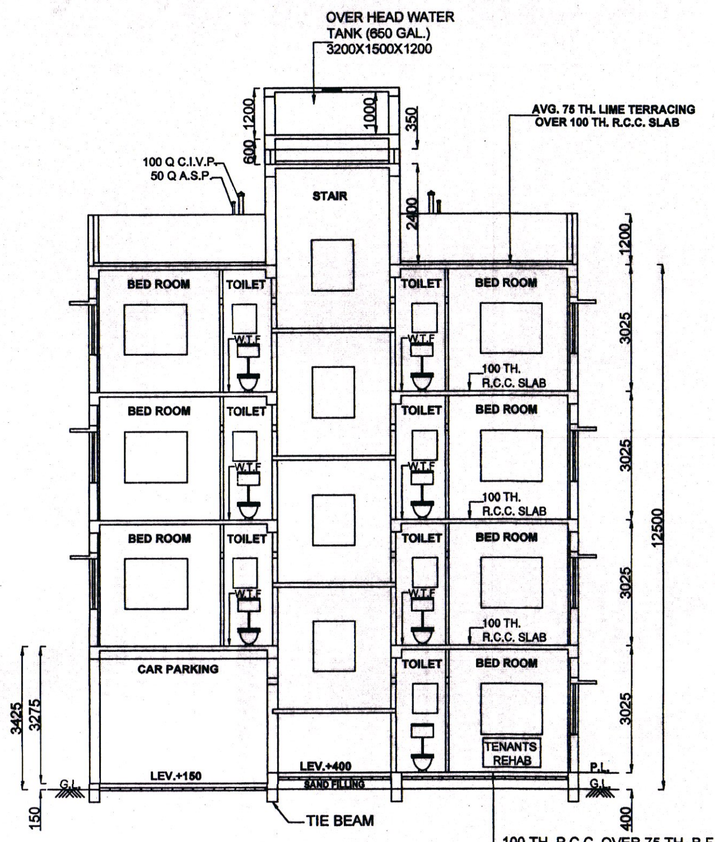


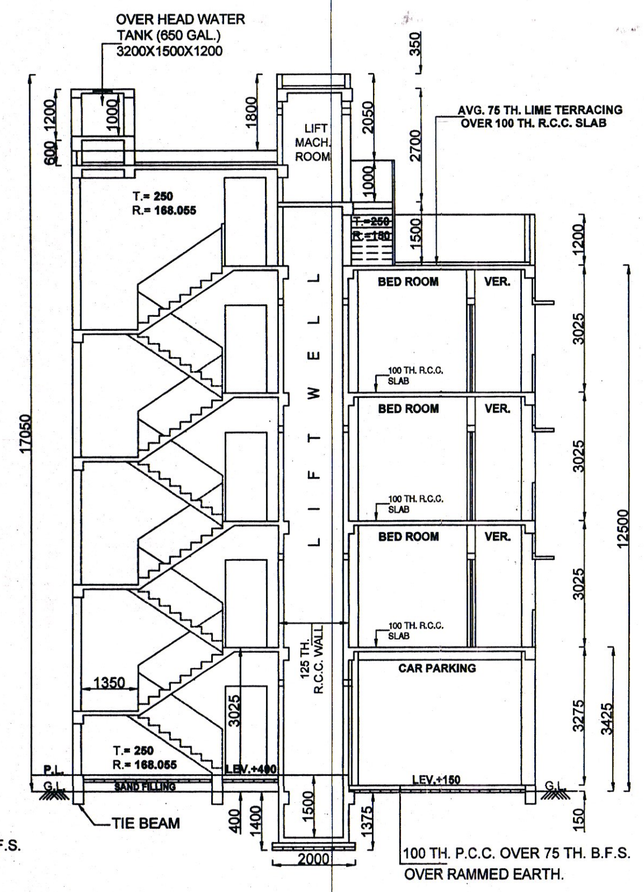
FRONT ELEVATION

SCALE =1:100



SECTION AT A-A'

SCALE =1:100

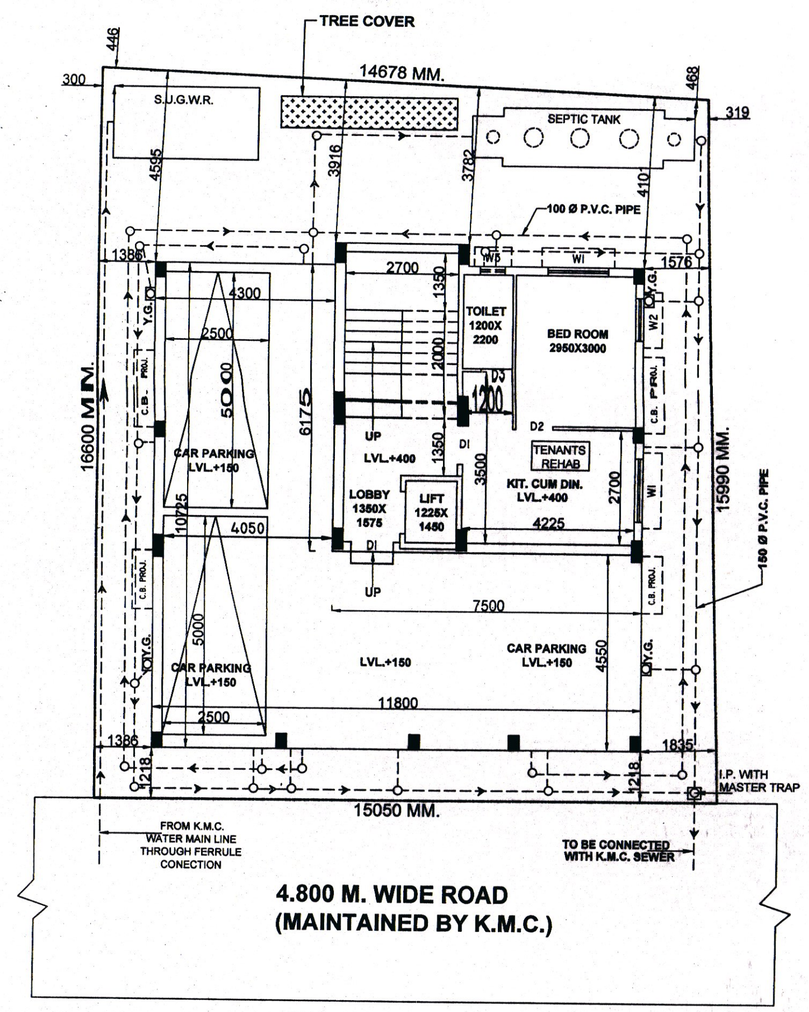


SECTION AT B-B'

SCALE =1:100

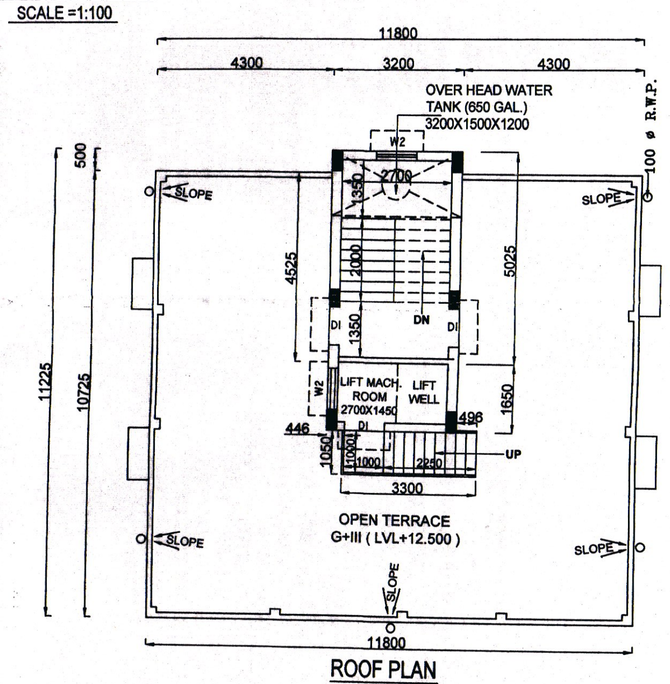
THE DEPTH OF SEPTIC TANK & S.U.W.R. SHOULD NOT EXCEED THE DEPTH OF FOUNDATION OF THE BUILDING.

N



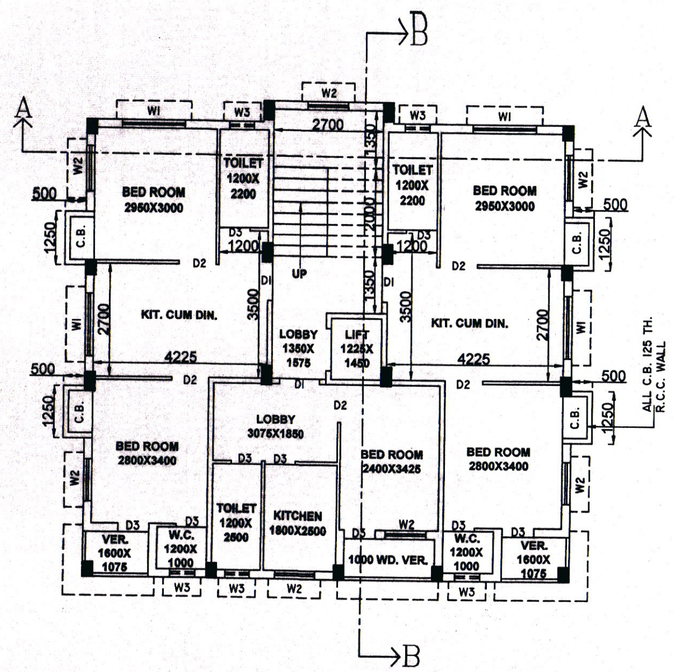
GROUND FLOOR PLAN

SCALE = 1:100



ROOF PLAN

SCALE = 1:100



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

SCALE = 1:100

SPECIFICATION

1. GRADE OF CONCREATE M20.
2. GRADE OF STEEL FE - 500.
3. 200 THK. BRICK WORK WALL IN C.M. 6:1.
4. 125 & 75 THK. BRICK WORK WALL IN C.M. 4:1.
5. ALL OTHER RELEVANT SPECIFICATION IS TO BE FOLLOW AS PER I.S. CODE 456 & N.B.C. (LETEST REVISION)
6. ASSUMING BEARING CAPACITY OF SOIL 7 t /SQM.

SCHEDULE OF DOOR & WINDOWS

MKD.	WIDTH	HEIGHT	TYPE
D1	1000	2100	PANELLED
D2	900	2100	DO
D3	750	2100	DO
W1	1500	1200	GLAZED
W2	1000	1200	DO
W3	600	700	DO

SCALE - 1:100,1:50,1:200, 1:600,1:4000

CERTIFICATE

PREMISES NO - 601, MAHATMA GANDHI ROAD.
ASSESSEE NO - 41-122- 07- 0516 - 3
NAME OF OWNER / APPLICANT :- MOHAMMED ARIF, BAPI DEY, PRASENJIT SARKAR & SAGAR CHATTERJEE, PARTNERS OF M/S. DREAM CONSTRUCTION & CONSTITUTED ATTORNEY OF RAMLAL CHAKRABORTY & ASHIT KUMAR SARKAR

AREA OF LAND(B/D) = 242.01 SQ.M. (03 K.- 09 CH.- 40 SQ.FT.)
NAME OF ARCHITECT :- SWARAJIT ROY C.A/96/19638
PERMISSIBLE HEIGHT IN REFERENCE TO CCZM ISSUED BY AAI : 33.0 M

REFERENCE POINTS MARKED IN THE SITE PLAN OF THE PROPOSAL	CO - ORDINATE IN WGS 84		SITE ELEVATION (AMSL)
	LATITUDE	LONGITUDE	
A	22°28'32.300"N	88°20'14.109"E	9.0 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.

MOHAMMED ARIF, BAPI DEY, PRASENJIT SARKAR & SAGAR CHATTERJEE, PARTNERS OF M/S. DREAM CONSTRUCTION & CONSTITUTED ATTORNEY OF RAMLAL CHAKRABORTY & ASHIT KUMAR SARKAR

NAME OF POWER OF ATTORNEY

SWARAJIT ROY
C.A/96/19638
NAME OF ARCHITECT

B.P NO.- 2024130145

DATE - 21.10.2024

VALID UPTO -20.10.2029

UTTAM PARAMANIK Digitally signed by UTTAM PARAMANIK Date: 2024.10.21 11:52:23 +05'30'

DIGITAL SIGNATURE OF A.E.

PLAN FOR PROPOSED G+III STORIED RESIDENTIAL BUILDING AT PREMISES NO.- 601, MAHATMA GANDHI ROAD, WARD NO. - 122, BOROUGH - XIII, U/ S. 393 (A). OF K.M.C. ACT. 1980. ALONG WITH THE K.M.C. BUILDING RULE 2009

NAME OF OWNERS - RAMLAL CHAKRABORTY & ASHIT KUMAR SARKAR

STATEMENT OF THE PLAN PROPOSAL

A.
1. ASSESSEE NO - 41-122- 07- 0516 - 3

2. DETAILS OF REGISTERED DEED.-1
a) DEED NO - 3762 b) VOL. NO - 146
c) BOOK NO - I d) YEAR/DATE - 03/07/1978
e) PAGES - 116 TO 125 f) D.S.R. - ALIPORE, 24 PGS. (S)

3. DETAILS OF REGISTERED DEED.-2
a) DEED NO - 02474 b) VOL. NO - 45
c) BOOK NO - I d) YEAR/DATE - 11/03/2005
e) PAGES - 572 TO 588 f) D.S.R. - II, ALIPORE, 24 PGS. (S)

4. DETAILS OF REGISTERED POWER OF ATTORNEY.
a) DEED NO - 160205337 b) VOL. NO - 1602-2024
c) BOOK NO - I d) YEAR/DATE - 16/04/2024
e) PAGES - 178836 TO 178866 f) D.S.R. - II, 24 PGS. (S)

5. DETAILS OF REGISTERED BOUNDARY DECL.
a) DEED NO - 160208829 b) VOL. NO - 1602-2024
c) BOOK NO - I d) YEAR/DATE - 28/06/2024
e) PAGES - 308140 TO 308153 f) D.S.R. - II, 24 PGS. (S)

6. DETAILS OF REGISTERED NON - EVICTION OF TENANT-
a) DEED NO - 160208830 b) VOL. NO - 1602-2024
c) BOOK NO - I d) YEAR/DATE - 28/06/2024
e) PAGES - 308154 TO 308165 f) D.S.R. - II, 24 PGS. (S)

7. AREA OF LAND - (As Per Deed)
= 242.01 SQ.M. (03 K.- 09 CH.- 40 SQ.FT.)
8. AREA OF LAND - (As per Physical measurement)
= 242.01 SQ.M. (03 K.- 09 CH.- 40 SQ.FT.)
9. NO OF TENAMENT S - 10 NOS.
10. NO. OF STORIED = G+III
11. SIZE OF TENAMENT - BELOW 50 SQ.M. = 10 NOS.

1. GROUND COVERAGE -
(a) PERMISSIBLE - 141.815 SQ.M. (58.600%)
(b) PROPOSED - 128.153 SQ.M. (52.954%)
2. F.A.R.
PERMISSIBLE - 1.75
PROPOSED - 1.748
3. PRO. GROUND FLOOR AREA = 128.153 SQ.M.
4. PRO. FIRST FLOOR AREA = 128.153 - 1.776 = 126.377 SQ.M.
5. PRO. SECOND FLOOR AREA = 128.153 - 1.776 = 126.377 SQ.M.
6. PRO. THIRD FLOOR AREA = 128.153 - 1.776 = 126.377 SQ.M.
7. GROSS TOTAL FLOOR AREA = 507.284 SQ.M. (INCLUDING EXEMPTED AREA IN THIS RULE)
8. EXEMPTED AREA =
(50.76 stair + 8.504 lift lobby) = 59.264 SQ.M.
9. PRO. TOTAL FLOOR AREA = 448.02 SQ.M. (EXCLUDING EXEMPTED AREA IN THIS RULE)
10. OVER HEAD TANK AREA = 4.8 SQM.
11. STAIR HEAD ROOM AREA = 16.08 SQM.
12. LIFT WELL AREA = 1.776 SQ.M.
13. LIFT MACHINE ROOM WITH STAIR AREA - 9.17 SQ.M.
14. TOTAL AREA OF C.B. = 7.5 SQ.M.
15. CAR PARKING REQD. = 1 NO.
16. CAR PARKING PROVIDED = 1 NO.
17. CAR PARKING AREA = 79.991 SQ.M.
18. FRONTAGE OF THE PLOT = 15.050 M.
18. HEIGHT OF THE BUILDING = 12.5 M.
20. DEPTH OF THE BUILDING = 11.225 M.
21. ABUTTING ROAD WIDTH = 4.800 M.
22. AREA OF TREE COVER (REQUIRED) = 3.069 SQ.M. (1.268%)
23. AREA OF TREE COVER (PROVIDED) = 3.181 SQ.M. (1.314%)

TENEMENT MKD.	TENEMENT AREA	AREA TO BE ADDED	TENEMENT AREA ACTUAL	NO. OF TENEMENT
A	28.096 SQM.	5.312 SQ.M.	33.408 SQ.M.	1 NO.
B	26.769 SQM.	5.061 SQ.M.	31.830 SQ.M.	3 NOS.
C	41.825 SQM.	7.907 SQ.M.	49.732 SQ.M.	3 NOS.
D	41.825 SQM.	7.907 SQ.M.	49.732 SQ.M.	3 NOS.

DECLARATION OF ARCHITECT

CERTIFY WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS BEEN DRAWN UP AS PER PROVISION OF K.M.C. BUILDING RULES 2009, AS AMMENDED FROM TIME TO TIME AND THAT THE SITE CONDITION INCLUDING WIDTH OF ABUTTING 4000 M.M. W.D. K.M.C. ROAD CONFORM WITH THE PLAN, WHICH HAS BEEN MEASURED AND VERIFIED BY ME. IT IS A BUILDABLE SITE NOT AT TANK OR FILLED UP A TANK. THE LAND IS DEMARCATED BY BOUNDED BY BOUNDARY WALL.THE CONSTRUCTION OF SEMI U/G. WATER TANK AND SEPTIC TANK WILL BE COMPLETED BEFORE STARTING OF BUILDING FOUNDATION WORK.

SWARAJIT ROY C.A/96/19638
NAME OF ARCHITECT

DECL. OF STRUC. ENGG.

THE STRUCTURAL DESIGN OF BOTH FOUNDATION AND SUPERSTRUCTURE OF THE BUILDING HAVE BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING THE SEISMIC LOAD AS PER N.B.C OF INDIA , CERTIFY THAT IT IS SAFE AND STABLE IN ALL RESPECT.

THE STRUCTURAL DESIGN OF PRE. NO. - 601, MAHATMA GANDHI ROAD, WARD NO. - 122, HAS BEEN PREPARED BY ME CONSIDERING SOIL INVESTIGATION REPORT BY "VASCON" OF 67A, JADUNATH MUKHERJEE ROAD, KOLKATA- 700034 .

BHASKAR ROY E.S.E. NO.- 143 (I)
NAME OF STRUC. ENGG.

DECLARATION OF GEOTECHNICAL ENGINEER

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

BHASKAR ROY
G.T / II / 2
NAME. OF GEOTECHNICAL ENGINEER

DECL. OF OWNER

I, DO HEREBY DECLARE WITH FULL RESPONSIBILITY THAT I, SHALL ENGAGE L.B.S. AND E.S.E. DURING CONSTRUCTION. I, SHALL FOLLOW THE INSTRUCTION OF L.B.S. AND E.S.E. DURING CONSTRUCTION OF THE BUILDING (AS PER B.S. PLAN) . THE PLOT IS IDENTIFIED BY ME AND DEMARKETED BY BOUNDARY WALL 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 L.B.S./E.S.E. BEFORE STARTING OF BUILDING FOUNDATION WORK.
THE PLOT HAS BEEN IDENTIFIED BY ME IF ANY DISPUTES ARISES IN FUTURE REGARDING OWNER SHIP THE K.M.C. AUTHORITY WILL NOT LIABLE AND REVOKE THE SANCTION PLAN.

MOHAMMED ARIF, BAPI DEY, PRASENJIT SARKAR & SAGAR CHATTERJEE, PARTNERS OF M/S. DREAM CONSTRUCTION & CONSTITUTED ATTORNEY OF RAMLAL CHAKRABORTY & ASHIT KUMAR SARKAR

NAME OF POWER OF ATTORNEY