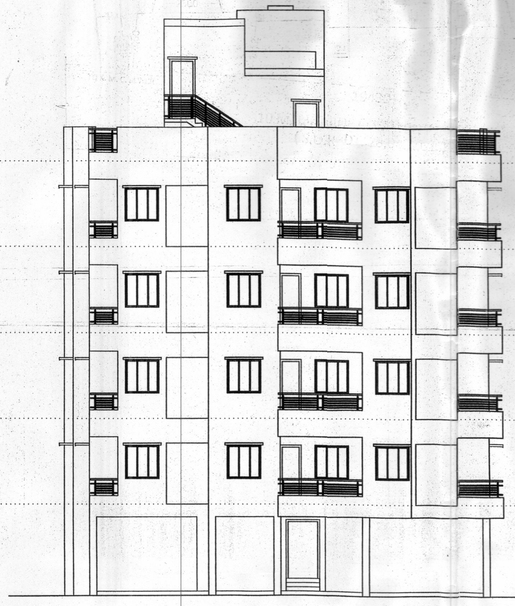
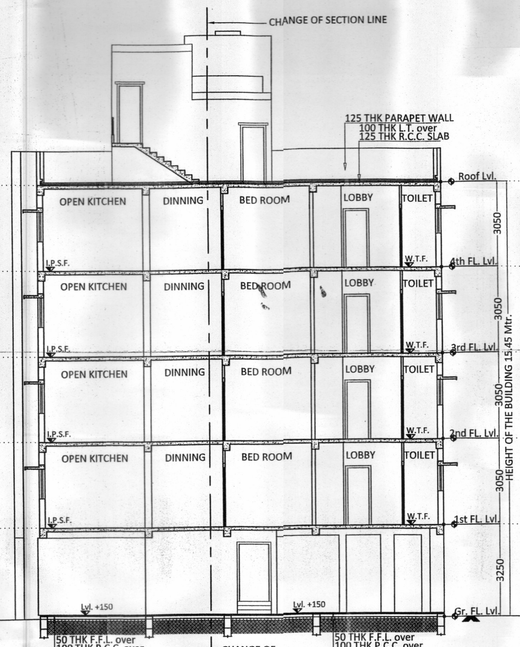
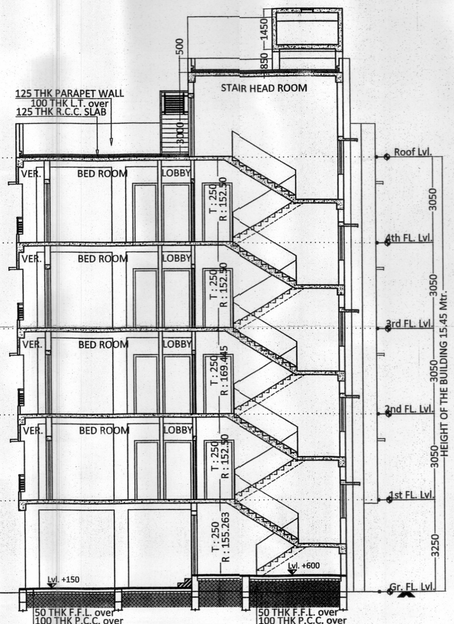


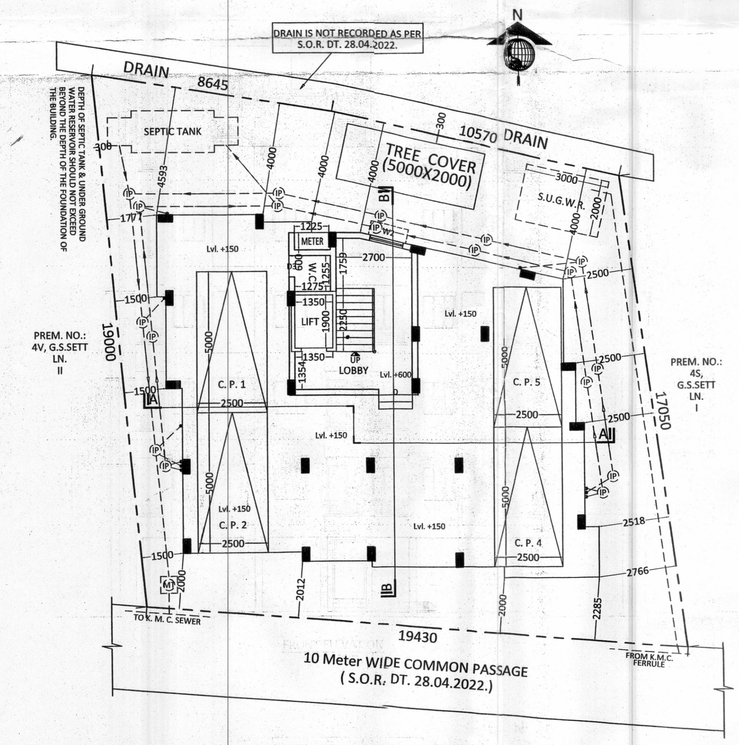
FRONT ELEVATION
SCALE - 1:100



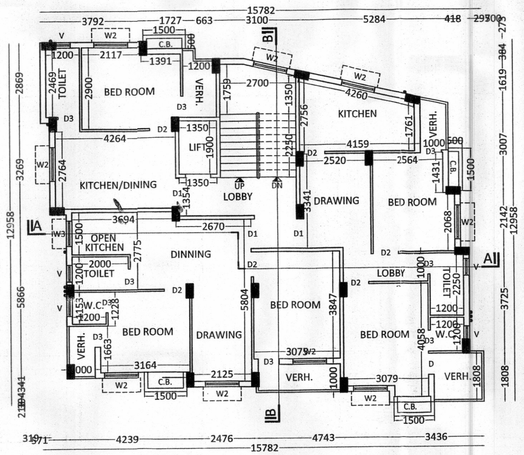
SECTION AT : A-A'
SCALE - 1:100



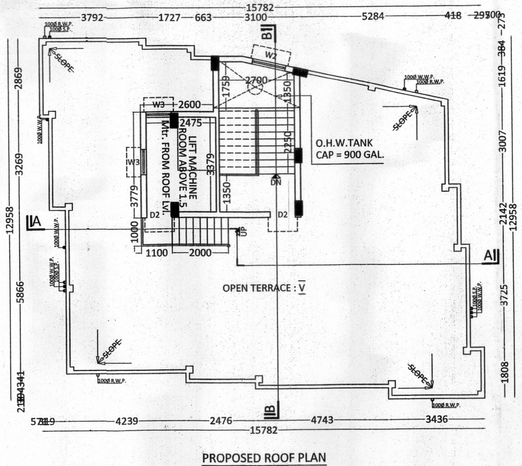
SECTION AT : B-B'
SCALE - 1:100



PROPOSED GROUND FLOOR PLAN
SCALE - 1:100



PROPOSED TYP.(1st TO 4th) FLOOR PLAN
SCALE - 1:100



PROPOSED ROOF PLAN
SCALE - 1:100

STATEMENT OF THE PLAN CASE NO. :- 2022010183

PART
1. ASS... NO: 110020701134
2. a) ...TAILS OF REGISTERED DEED :
BO... NO : 01 VOL. NO : 138 PAGE FROM 315 to 322
REGD. AT : REGISTRAR OF ASSURANCE, CALCUTTA. BEING NO : 5820 YEAR : 1987

2.b) DETAIL OF POWER OF ATTORNEY(1).
BOOK NO : I VOL. NO : 1506-2019 PAGE FROM 518701 to 518731
REGD. AT : A.D.S.R.COSSIPORE DUMDUM W.B BEING NO : 150611017 YEAR : 2019

2.c) DETAIL OF POWER OF ATTORNEY(2).
BOOK NO : I VOL. NO : 1506-2019 PAGE FROM 518667 to 518700
REGD. AT : A.D.S.R.COSSIPORE DUMDUM W.B BEING NO : 150611018 YEAR : 2019

2.d) DETAILS OF REGISTERED DEED :
BOOK NO : I VOL. NO : I PAGE FROM 218 to 230
REGD. AT : S.R.COSSIPORE DUMDUM BEING NO : 2766 YEAR : 1975

2.e) DETAIL OF REGISTERD BOUNDARY DECLARATION .
BOOK NO : I VOL. NO : 1902-2022 PAGE FROM 97586 to 97610
REGD. AT : A.R.A. - II KOLKATA BEING NO : 190202413 YEAR : 2022

2.f) DETAIL OF DEED OF GIFT(1) .
BOOK NO : I VOL. NO : 1506-2020 PAGE FROM 83682 to 83714
REGD. AT : A.D.S.R.COSSIPORE DUMDUM W.B BEING NO : 150601756 YEAR : 2020

2.g) DETAIL OF DEED OF GIFT(2) .
BOOK NO : I VOL. NO : 1506-2020 PAGE FROM 83650 to 83681
REGD. AT : A.D.S.R.COSSIPORE DUMDUM W.B BEING NO : 150601755 YEAR : 2020

3. a) AREA OF LAND : 339.357 sqm. (05K.-01CH.- 7.845QFT.)
b) NO OF STOREY : G+IV
4. NO. OF TENAMENTS : 12 NOS.
5. SIZE OF TENAMENTS :
a) BELOW 50 SQ.M : 4 NOS.
b) 50 SQ.M TO 75 Sqm : 8 NOS.

PART-B:
1. AREA OF LAND
(i)AS PER TITLE DEED : 341.137 sqm. (05K.-01CH.- 27 SQFT.)
(ii) AS PER BOUNDARY DECLARATION : 339.357 sqm. (05K.-01CH.- 7.845QFT.)
2. NET LAND AREA : 339.357 sqm. (05K.-01CH.- 7.845QFT.)
3. (i) PERMISSIBLE GROUND COVERAGE (55.354%) = 187.850 SQM.
(ii) PROPOSED GROUND COVERAGE (49.403%) = 167.652 SQM.
4. PROPOSED HEIGHT = 15.45 SQM.
5. PROPOSED AREA

FLOOR PLAN	TOTAL COVERED AREA	CUTOUT: LIFT WELL	NET COVERED AREA	TOTAL EXEMPTED AREA: STAIR+ STAIR LOBBY AREA	LIFT LOBBY	NET FLOOR AREA
GR. FLOOR	167.652 sqm.	–	167.652 sqm.	13.367 sqm.	1.829 sq.m.	152.456 sq.m.
1ST FLOOR	167.652 sqm.	2.565 sqm.	165.087 sqm.	13.367 sqm.	1.829 sq.m.	149.891 sq.m.
2ND FLOOR	167.652 sqm.	2.565 sqm.	165.087 sqm.	13.367 sqm.	1.829 sq.m.	149.891 sq.m.
3RD FLOOR	167.652 sqm.	2.565 sqm.	165.087 sqm.	13.367 sqm.	1.829 sq.m.	149.891 sq.m.
4TH FLOOR	167.652 sqm.	2.565 sqm.	165.087 sqm.	13.367 sqm.	1.829 sq.m.	149.891 sq.m.
TOTAL	838.260 sq.m.	10.260 sqm.	828.000 sqm.	66.835 sqm.	9.145 sq.m.	752.020 sq.m.
				75.98 sq.m.		

6. TENEMENTS & CAR PARKING CALCULATION
(A) RESIDENTIAL:

FLAT MKD.	TENEMENT SIZE	PROPORTIONAL AREA TO BE ADDED	ACTUAL TENEMENT AREA	NO. OF TENEMENT	TENEMENT SIZE	REQUIRED CAR PARKING
A	58.295 sqm.	10.146 sqm.	68.441 sqm.	4 Nos.	50-75	2 Nos.
B	56.281 sqm.	9.795 sqm.	66.076 sqm.	4 Nos.	50-75	
C	31.680 sqm.	5.514 sqm.	37.194 sqm.	4 Nos.	<50	

8. BUSINESS:
(i) MERCANTILE RETAIL BUILT-UP AREA : NIL
(ii)MERCANTILE RETAIL CARPET AREA : NIL
7. REQUIRED CAR PARKING : 2 No
(i) TOTAL REQUIRED CAR PARKING : 2 Nos
(ii) TOTAL PROPOSED CAR PARKING : 4 Nos
8. PERMISSIBLE AREA FOR PARKING : 50 sqm. (Maximum)
9. PROPOSED AREA OF PARKING : 141.155 sqm.
10. PERMISSIBLE F.A.R : 2.25
11. PROPOSED F.A.R : [(752.020 – 50) / 339.357] = 2.069 < 2.25
12. STAIR HEAD ROOM AREA : 16.645 sqm.
13. LIFT MACHINE ROOM AREA : 10.583 sqm.
14. TERRACE AREA : 167.652 sqm.
15. RELAXATION OF AUTHORITY, IF ANY : N.A.
16. OVER HEAD TANK AREA : 5.296 sqm.
17. AREA OF CUP-BOARD : 12.00 SQ.M.
18. LIFT MACHINE ROOM STAIR AREA : 3.1 sqm.
19. OTHER AREA ONLY FOR FEES : (75.98+3.1)=79.08 sqm.
20. TREE COVER AREA : 10.0 sqm. > 7.112 sqm. (Required)

SPECIFICATIONS

R.C.C. FRAME STRUCTURE WITH CONC. GRADE 1:1.5:3.
200 M.M. THK. EXTERNAL 125 & 75 M.M. THK. INTERNAL WALLS WITH 1:4 CEMENT MORTER JOINTS.
STEEL Z- SECTION WINDOWS.
CAST-IN-SITU MOSAIC FLOORING.
1:6 ... CEMENT PLASTER ON INTERNAL WALLS AND CEILING RESPECTIVELY.
WAT... PROOFING TREATMENT.
P.O.P. FINNING ON INTERNAL WALLS & CEILING.

DECLARATION OF STRU. ENGINEER

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 AND BASIS OF SOIL INVESTIGATION REPORT BY MR. SUBRATA MONDAL. CERTIFY THAT IT IS SAFE AND STABLE IN ALL RESPECT.

BIBEKANANDA DAS. E.S.E. NO.: I/195
NAME OF THE STRUCTURAL ENGINEER

DECLARATION OF L. B. S. / ARCHITECT

CERTIFIED THAT THE PLAN ITSELF WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS DRAWN UP AS PER PROVISION OF K.M.C. BUILDING RULES 2009, AS AMMENDED FROM TIME TO TIME AND THE SITE CONDITION INCLUDING THE ABUTTING ROAD IS CONFORM WITH THE PLAN. IT IS A BUILDABLE 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 PARTLY OCCUPIED BY TENANT.

SUVENDU DAS. L.B.S. NO.: 1131/I
NAME OF THE L.B.S.

DECLARATION OF GEO. TECH. ENGINEER

UNDERSIGNED HAS INSPECTED 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 AT THE FOUNDATION SYSTEM PROPOSED THEREIN IS SAFE AND STABLE IN ALL RESPECT FROM GEO-TECHNICAL POINT OF VIEW.

BIBEKANANDA DAS. (G.T. LIC. NO.: II/20)
NAME OF THE GEOTECHNICAL ENGINEER

DECLARATION OF APPLICANT.

I DO HERE BY DECLARE WITH FULL RESPONSIBILITY THAT, I SHALL ENGAGE L.B.A & ESE DURING CONSTRUCTION. I SHALL FOLLOW THE INSTRUCTION OF L.B.A & E.S.E DURING CONSTRUCTION OF THE BUILDING (AS PER PLAN) K.M.C AUTHORITY WILL NOT BE RESPONSIBLE FOR STRUCTURAL STABILTY OF THE BUILDING & ADJONING STRUCTURE IF ANY SUBMITTED DOCUMENT ARE FAKE. THE K.M.C AUTHORITY WILL REVOKE THE SANCTION PLAN. THE CONSTURCTION OF U.G.W.R & SEPTIC TANK TAKEN UNDER THE GUIDENCE OF LBS/EBE BEFORE STARTING OF BUILDING FOUNDATION.

SRI MANOJ ROY PROP. OF 'M.R.CONSTRUCTION ' AS C.A. TO ASHIS NUNDY, BIDYA ROY & BISHNUPADA NANDY

NAME OF THE APPLICANT

PLAN CASE NUMBER : 2022010183

BUILDING PERMIT NUMBER: 2022010179
DATE: 17/02/2023 VALID UP TO: 16/02/2028

GROUND FLOOR PLAN, FIRST TO FOURTH FLOOR PLAN, ROOF PLAN, SECTION-AA & BB, FRO... ELEVATION

PROJECT :-

PROPOSED PLAN OF A G+IV STORIED RESIDENTIAL BUILDING AT THE PREMISES NO. : ***4T, GOUR SUNDER SETT LANE***. KOLKATA - 50. WARD NO.: 002. BR. NO. : I. P.S.: SINTHEE. U.S. 393A OF THE K.M.C. ACT 1980 AND K.M.C. BUILDING RULE 2009 OF THE KOLKATA MUNICIPAL CORPORATION.

N
SCALE -1:100

S.D. CONSULTANT
SUVENDU DAS. *[B.Tech.(CIVIL), B.Sc., M.I.G.S., I.C.W.A.(D.)]*
LICENSED BUILDING SURVEYOR OF THE K.M.C. & B.M.
EMPANELLED STRUCTURAL ENGINEER OF THE K.M.C.
MOBILE NO. - 98301 32440

SUBRATA BISWAS — Digitally signed by SUBRATA BISWAS Date: 2023.02.17 19:31:59 +05'30'
DIGITAL SIGNATURE OF A.E.(C)/Bldg./Br.-I/K.M.C.

SUBHASIS DAS — Digitally signed by SUBHASIS DAS Date: 2023.02.17 19:33:56 +05'30'
DIGITAL SIGNATURE OF E.E.(C)/Bldg./Br.-I/K.M.C.