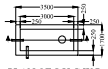
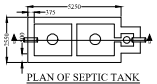
SPECIFICATIONS:
1. 150 TH. 1:3:6 (CEMENT,SAND & KHOA) CEMENT CONCRETE IN FOUNDATION & GR. FLOOR
2. 125 TH. & 75 TH. PARTITION BRICK WORK IN 1:5 CEMENT MORTAR
3. 200TH. EXTERNAL WALLS IN 1:6 CEMENT MORTAR
4. 25 TH. G.P.C. IN 1:2:4 WITH PROPER WATER PROOFING COMPOUND
5. R.C.C. CONC. IN 1 : 1.5 :3 CEMENT SAND & STONE CHIPS
6. ROOF AND LINE TERRACING IS 150TH. WITH THEIR PROPER MATERIALS AND MIXING
7. CEILING AND ALL R.C. PLASTER IS 12mm. TH. 1:4 CEMENT MORTAR
8. 25 MM. TH. I.P.S. FLOORING
9. GRADE OF CONCRETE M - 20 .
10. ALL BUILDING MATERIALS ARE AS PER I.S. CODE & C.B.C. 1984

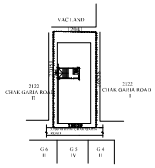
NOTES:
1. THE DEPTH OF SEPTIC TANK AND SEMI UNDER GROUND WATER RESERVOIR SHALL NOT EXCEED THE DEPTH OF BUILDING FOUNDATION.
2. ALL SORTS OF PRECAUTIONARY MEASURE WILL BE TAKEN AT THE TIME OF DEMOLITION OF EXISTING BUILDING ALONG WITH CONSTRUCTION OF BUILDING, SEPTIC TANK AND SEMI UNDER GROUND WATER RESERVOIR.

SECTION AT BB
SCALE-1:50

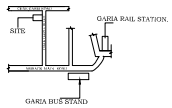
SECTION AT AA
SCALE-1:100


PLAN OF S.U.G.W.R.
SCALE-1:100

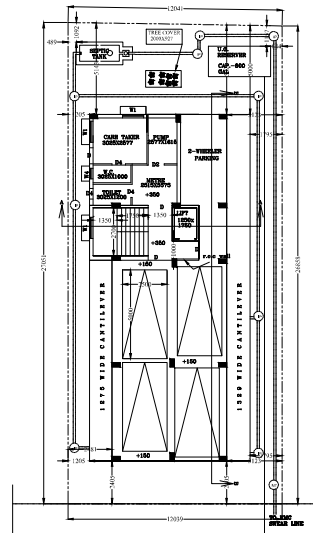

PLAN OF SEPTIC TANK
SCALE-1:50



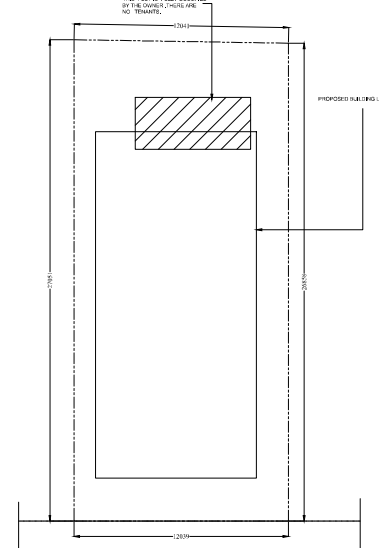
SITE PLAN
SCALE-1:600



KEY PLAN
SCALE - 1:4000



GROUND FLOOR PLAN
SCALE - 1:100



EXISTING GROUND FLOOR PLAN
SCALE - 1:100

STATEMENT OF PLAN PROPOSAL:

DOOR SCHEDULE			WINDOW SCHEDULE		
TYPE	SIZE (mm)	REMARKS	TYPE	SIZE (mm)	REMARKS
D1	1200mm X 2100mm (H)	FLUSH	W	1100mm X 1200mm (H)	ALUMINIUM SASH WINDOW
D2	1000mm X 2100mm (H)	FLUSH	W1	1000mm X 900mm (H)	<0>
D3	900mm X 2100mm (H)	FLUSH	W2	600mm X 750mm (H)	<0>
D4	750mm X 2100mm (H)	FLUSH			

OWNER'S DECLARATION :-
WE DO HEREBY UNDERTAKE WITH FULL RESPONSIBILITY THAT-
1. WE SHALL ENGAGE L.B.S. & S.E.E. DURING CONSTRUCTION.
2. WE SHALL FOLLOW THE INSTRUCTION OF L.B.S. & S.E. DURING CONSTRUCTION OF THE BUILDING (AS PER PLAN)
3. K.M.C. AUTHORITY WILL NOT BE RESPONSIBLE FOR STRUCTURAL STABILITY OF THE BUILDING & ADJOINING STRUCTURES
4. IF ANY SUBMITTED DOCUMENTS ARE FOUND TO BE FAKE, THE K.M.C. AUTHORITY WILL REVOKE THE SANCTION PLAN
5. THE CONSTRUCTION OF WATER RESERVOIR WILL BE UNDER THE GUIDANCE OF L.B.S. / S.E.E.
6. THE SITE IS VACANT LAND DEMARCATED BY BOUNDARY WALL.
7. OWNER WILL INSPECTION THE WORK PHYSICALLY PRESENT AND THE SITE HAS BEEN CERTIFIED BY L.B.S.
8. EXISTING ABS SHED STRUCTURE IS FULLY OCCUPIED BY THE OWNER AND THERE ARE NO TENANTS.

SHRI MITRA RANJAN DAS, SHRI CHITTA RANJAN DAS
SMT. MANJU KUNDU, SMT. MANI PAUL
SMT. SUJATA DUTTA, SMT. BANI DUTTA
SMT. MAMATA MALLICK, SMT. BABLI DAS
SMT. PRITI DAS

2.NAME OF THE RECORDED OWNER:-

POWER OF ATTORNEY BHASKAR NANDY, EX.LD. SIRI
NAME OF OWNER (S)/ APPLICANT

CERTIFICATE FROM E.S.E. :-
THE STRUCTURAL DESIGN AND DRAWING OF BOTH FOUNDATION AND SUPERSTRUCTURE OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING THE SEISMIC LOAD AS PER THE NATIONAL BUILDING CODE OF INDIA AND CERTIFIED THAT IT IS SAFE AND STABLE IN ALL RESPECT.

SOIL TEST REPORT DONE BY S.K. CHAKRABORTY G.T.E. NO.1716 HAS BEEN CONSIDERED DURING STRUCTURAL DESIGNS CALCULATION .

S.K. CHAKRABORTY
G.T.E. NO. 1716
SIGNATURE OF G.T.E.

BIBEK BIKASH MULLICK
E.S.E. NO. 975
SIGNATURE OF E.S.E.

DECLARATION OF L.B.S.
CERTIFIED WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS BEEN DRAWN UP AS PER PROVISION OF KMC BUILDING RULES 2009 AS AMENDED FROM TIME TO TIME & THAT THE SITE CONDITION INCLUDING THE ABUTTING ROAD CONFORMS WITH THE PLAN.
WHICH HAS BEEN MEASURED AND VERIFIED BY ME
IT IS A MULTI VILLE SITE AND NOT A TANK OR FILLED UP TANK.
THE LAND IS DEMARCATED BY BOUNDARY WALL.
THE CONSTRUCTION OF SEMI U.G. WATER TANK WILL BE COMPLETED BEFORE STARTING OF BUILDING FOUNDATION WORK.
THE PLOT IS BEYOND 500 M. FROM C.I. OF R.M. BYPASS
ABUTTING ROAD ON S.W. SIDE IN 5.7 M. WIDE K.M.C. B.T. ROAD WHICH HAS BEEN MEASURED & VERIFIED BY ME.

MANAS KUMAR MONDAL
L.B.S. NO. 911137
SIGNATURE OF L.B.S.

SPECIFICATIONS :-
1. EXTERNAL WALLS ARE 200 mm AND INTERNAL WALLS 125 & 75 mm THICK WITH CEMENT MORTAR 1:5 AND 1:4 RESPECTIVELY.
2. CEMENT PLASTER ON INTERNAL WALLS AND CEILING 1:6 & 1:4 RESPECTIVELY.
3. GRADES OF STEEL IS Fe-415, AND GRADE OF CONCRETE IS (1:1.5:3).
4. ALL MATERIAL AND CONSTRUCTION SHOULD BE AS PER I.S. CODE.
5. ALL R.C.C. WORKS SHALL BE CARRIED OUT WITH (1:1.5:3) PROPORTION.
6. 400 mm PROJECTED CHAJJAJA.
7. 16 mm. GRADE STONE CHIPS WILL BE USE IN R.C.C. WORKS.
8. ALL MARBLE FLOORING TO BE USED 15-20mm THICK MARBLE FLOORING.
9. P.O.P. PUNNING ON INTERNAL WALLS & CEILING.
10. ALUMINIUM SECTION WINDOWS WITH 5mm THICK GLASS PANES.

REFERENCE POINT OF MARKED IN THE SITE PLAN OF THE PROPOSAL	CO-ORDINATE IN WGS-84		SITE ELEVATION (AMSL)
	Latitude	Longitude	
A	22.2821	88.2421	13.07M
B	22.2821	88.2421	13.07M

NOTES :-
1. ALL DIMENSIONS ARE IN mm. UNLESS OTHERWISE STATED.
2. ALL SCALES ARE 1:100 UNLESS OTHERWISE STATED.
3. DEPTH OF FOUNDATION OF S.U.G.W.R. SHOULD NOT GO BEYOND THE DEPTH OF FOUNDATION OF THE BUILDING. ALL SORTS OF PRECAUTIONARY MEASURE WILL BE TAKEN AT THE TIME OF CONSTRUCTION OF S.U.G.W.R.

BUILDING PERMIT NO :- 2024120308

DATE:- 28-OCT-24 VALID UP TO:- 27-OCT-29

KAJAL ROY Digitally signed by KAJAL ROY Date: 2024.10.28 18:39:55 +05'30'
DIGITAL SIGNATURE OF ASSISTANT ENGINEER(K.M.C.)

TUSHAR JATI Digitally signed by TUSHAR JATI Date: 2024.10.28 18:40:17 +05'30'
DIGITAL SIGNATURE OF EXECUTIVE ENGINEER(K.M.C.)

PART - A

STATEMENT OF PLAN PROPOSAL

1. ASSESSEE NO:-311100054363
SHRI MITRA RANJAN DAS, SHRI CHITTA RANJAN DAS
SMT. MANJU KUNDU, SMT. MANI PAUL
SMT. SUJATA DUTTA, SMT. BANI DUTTA
SMT. MAMATA MALLICK, SMT. BABLI DAS, SMT. PRITI DAS
SMT. PRITI DAS

POWER OF ATTORNEY: BHASKAR NANDY, EX.LD. SIRI.

No.	DETAILS DEED	BK NO.	VOL.NO.	PAGE'S	BEING NO.	REGD. AT	DATE
1.	REGD. DEED	1	37	19	1138	D.S.R.-24 PGS(H)	27.01.24
2.	BOUNDARY DECLARATION	1	1605-2024	256058 to 256369	190005997	S.R.R.-III 24 PGS(H)	04.09.2024
3.	POWER OF ATTORNEY	1	1635-2010	90878 to 90874	190001960	S.R.R.-V 24 PGS(H)	10.06.2010

PART - B

7.(A) AREA OF THE PLOT OF LAND AS PER DEED : = 334.448 Sq.m. 36+0CH+0 SQFT
(B) AREA OF THE PLOT OF LAND: = 324.507 Sq.m.
(C). NO OF STORIED INCLUDING BASEMENT IF ANY: = G+III STORIED

8. NO. OF TENAMENTS 09 Nos.

DETAILS BURO MUTATION

MEMO NO = 8 / mut / 498/BURO/ATM/Kolata/14 DATE=24.01.17 SH MITRA RANJAN DAS W-M-M mutated 1 dcs
MEMO NO = 8 / mut / 499/BURO/ATM/Kolata/14 DATE=24.01.17 SH CHITTA RANJAN DAS W-M mutated 1 dcs
MEMO NO = 8 / mut / 500/BURO/ATM/Kolata/14 DATE=24.01.17 SH HARENDRA CH. DAS W-M mutated 1 dcs
MEMO NO = 8 / mut / 497/BURO/ATM/Kolata/14 DATE=24.01.17 SMT. BANI DUTTA W-M W Tapan Dutta
MEMO NO = 8 / mut / 495/BURO/ATM/Kolata/14 DATE=24.01.17 SMT. MANI PAUL W-M W SUBHANGIT PAUL
MEMO NO = 8 / mut / 496/BURO/ATM/Kolata/14 DATE=24.01.17 SMT. MAMATA MALLICK W-M W Kohinoor mallick
MEMO NO = 8 / mut / 502/BURO/ATM/Kolata/14 DATE=24.01.17 SMT. SUJATA DUTTA W-M W SOUMIK DUTTA
MEMO NO = 8 / mut / 494/BURO/ATM/Kolata/14 DATE=24.01.17 SMT. MANJU KUNDU W-M W T. PAUL KUNDU

MEMO NO = 8 / mut / 2752/BURO/ATM/Kolata/18 DATE=28.03.18 SMT. BABLI DAS W-M-H-T SH KALIPADA CH. DAS
MEMO NO = 8 / mut / 2749/BURO/ATM/Kolata/18 DATE=28.03.18 SH DIPTANU DAS S.M.-T SH PRAKASH CH. DAS

DETAILS BURO CONVERSION

MEMO NO = 2 / 2386 / cor certificate/SUR/ATM/Kolata/19 DATE=20.07.19 SH HARENDRA CH. DAS W-M-T mutated 1 dcs
MEMO NO = 2 / 2389 / cor certificate/SUR/ATM/Kolata/19 DATE=20.07.19 SMT. BANI DUTTA, DAS W-M-P Tapan Dutta
MEMO NO = 2 / 2388 / cor certificate/19 PD/ATM/Kolata/19 DATE=20.07.19 SMT. MANI PAUL W-M-P SUBHANGIT PAUL

MEMO NO = 2 / 2386 / cor certificate/SUR/ATM/Kolata/19 DATE=20.07.19 SMT. SUJATA DUTTA W-M-H-W-T SH. KUMAR DUTTA
MEMO NO = 2 / 2386 / cor certificate/SUR/ATM/Kolata/19 DATE=20.07.19 SMT. MANJU KUNDU W-M-W Pradip Kundu
MEMO NO = 2 / 2386 / cor certificate/SUR/ATM/Kolata/19 DATE=20.07.19 SMT. MAMATA MALLICK W-M-W Sukumar mallick
MEMO NO = 2 / 2386 / cor certificate/SUR/ATM/Kolata/19 DATE=20.07.19 SMT. PRITI DAS W-M-W Pradip Das
MEMO NO = 2 / 2850 / cor certificate/SUR/ATM/Kolata/19 DATE=20.07.19 SH DIPANJAN DAS S.M.-W SH RAJENDRA CH. DAS
MEMO NO = 2 / 2850 / cor certificate/19 PD/ATM/Kolata/19 DATE=20.07.19 SMT. BABLI DAS, W-M-T SH RAJENDRA CH. DAS

R.S. Dag no -188 R.S. Khatian no -43

DETAILS KMC MUTATION

CASE NO.#- 10/4712 DATE OF RECEIPT -13.09.2010. APPLICANT NAME &MT. SUNITI DUTTA, SMT. BANI DUTTA SMT. MANI PAUL, SMT. MANJU KUNDU, SH PARITRA RANJAN DAS, SH CHITTA RANJAN DAS SH HARENDRA CH. DAS, SH RAJENDRA CH. DAS SMT.MAMATA MALLICK
CASE NO.#- 12/8834 DATE OF RECEIPT -11.04.2012. APPLICANT NAME &MT. SUNITI DUTTA, SMT. BANI DUTTA SMT. MANI PAUL, SMT. MANJU KUNDU, SH PARITRA RANJAN DAS, SH CHITTA RANJAN DAS SH HARENDRA CH. DAS, SH RAJENDRA CH. DAS SMT.MAMATA MALLICK SMT. BABLI DAS SH DIPTANU DAS

PART - II

AREA OF LAND:- AS PER TITLE DEED = 334.448 Sq.m.
AS PER BOUNDARY DECLARATION = 324.507 Sq.m.
1. EFFECTIVE LAND AREA = 324.507 Sq.m.
2. ABUTTING ROAD WIDTH(BLACK TOP ROAD) = 5.1 m.
3. USER GROUP = RESIDENTIAL(100%).
4. (i) PERMISSIBLE GROUND COVERAGE (55.891 %) = 181.370 Sq.m.
(ii) PROPOSED GROUND COVERAGE (54.266 %) = 176.098 Sq.m.
7. PROPOSED AREA :-

FLOOR	TOTAL COVERED AREA IN m²	LIFT WELL IN m²	STAIR WELL IN m²	EFFECTIVE FLOOR AREA IN m²	EXEMPTED AREA STAIRCASE AREA IN m²	LIFT (1 DEEP) AREA IN m²	NET FLOOR AREA IN m²
GROUND	185.834	-	-	185.834	12.015	1.5	172.319
1ST	176.098	2.188		173.91	12.015	1.5	160.395
2ND	176.098	2.188	-	173.91	12.015	1.5	160.395
3RD	176.098	2.188		173.91	12.015	1.5	160.395
TOTAL	894.128	6.563	-	887.564	48.06	6.00	853.504

TENEMENT & CAR PARKING CALCULATION

	TENEMENT SIZE in m²	ADDITIONAL COMMON AREA	ACTUAL TENEMENT AREA INCLUDING COMMON AREA in m²	No. of Tenement	No. of Car Parking Required
TYP FLOOR					2 Nos
A	56.394	10.690	66.084	3	
A	53.68	10.591	64.271	3	
C	48.937	9.655	58.592	3	

TOTAL COMMON AREA = 93.412 Sq.M.

CALCULATION OF F.A.R

1. EFFECTIVE LAND AREA IN m²	324.507 SQM
2. TOTAL REQUIRED CAR PARKING	2 NOS
3. TOTAL COVERED CAR PARKING PROVIDED	4 NOS
4. PERMISSIBLE EXEMPTED AREA FOR CAR PARKING IN m²	50.000 SQM
5. ACTUAL CAR PARKING AREA PROVIDED IN m²	89.695
6. CAR PARKING AREA EXEMPTED IN m²	25.00
7. PERMISSIBLE F.A.R	1.75
8. PROPOSED F.A.R (853.504 / 324.507)	1.706
9. STAIR HEAD ROOM AREA IN m²	14.415 SQM
10. OVER HEAD RESERVOIR AREA IN m²	4.65 SQM
11. LIFT MACHINE ROOM AREA IN m²	4.775 SQM
12. E.M.R. STAIR	2.976 SQM
13.	-
14. TOTAL AREA OF LOFT IN m²	-
15. TOTAL CUPBOARD AREA IN m²	-
16. ADDITIONAL AREA FOR FEES IN m²	31.941 SQM
17. TERRACE AREA IN m²	176.098 SQM
18. GREEN SPACE IN m²	1.853 SQM
19. FLOOR AREA FOR FEES IN m²	54.06 SQM

CONTENT :-

PROPOSED G+III STORIED RESIDENTIAL BUILDING PLAN 12.450 M. U/S 393A OF K.M.C. ACT 1980 COMPLYING BUILDING RULE 2009. AT PREMISES NO.- **2123, CHAK GARIA ROAD, WARD NO- 109, BR - XII, KOLKATA - 700 094, P.S. - PANCHASAYAR** , UNDER THE KOLKATA MUNICIPAL CORPORATION.

R.S. Dag no -188 R.S. Khatian no -43 MOUZA - CHAK GARIA J.L. NO- 26

SHEET 2 OF 2