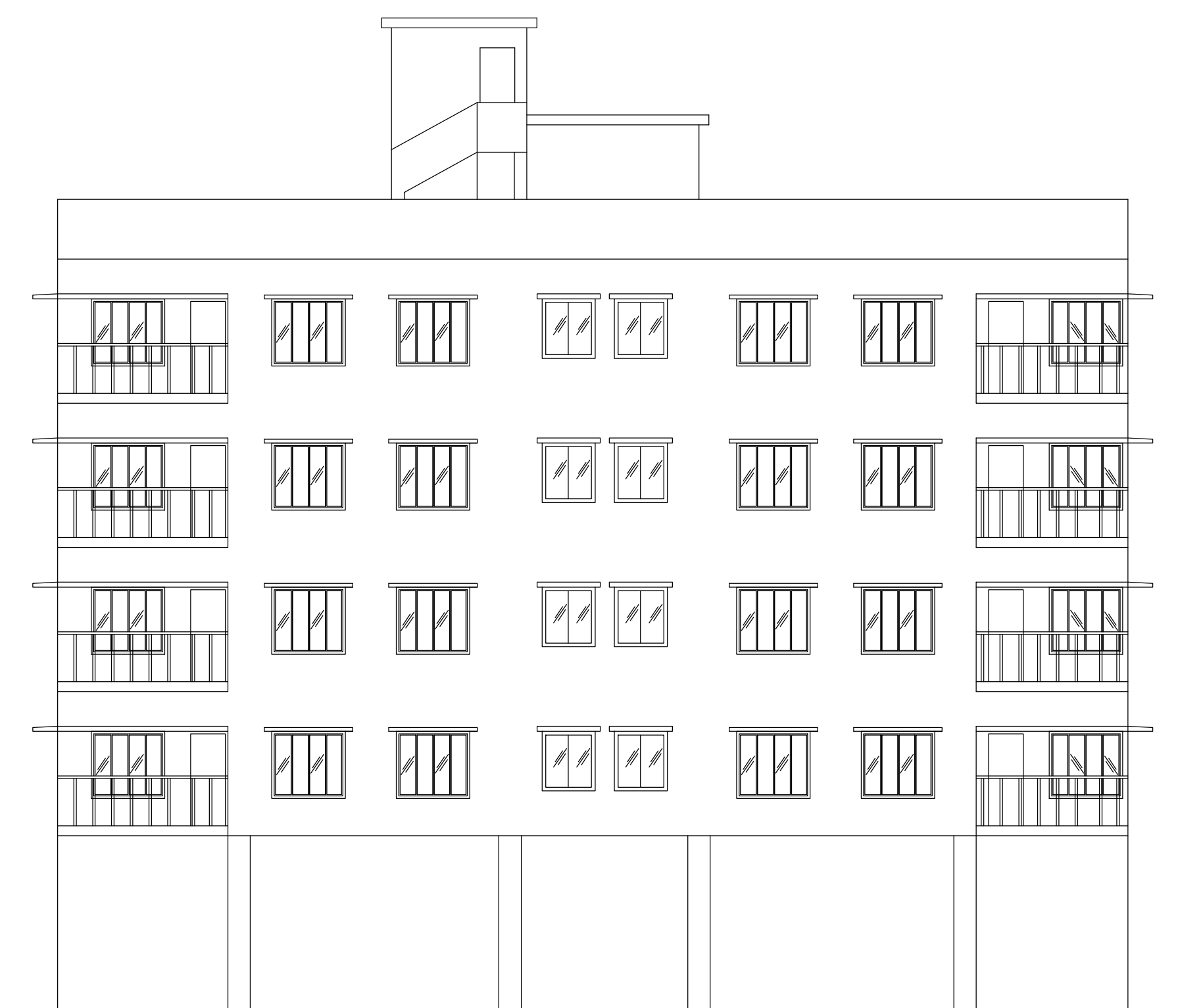
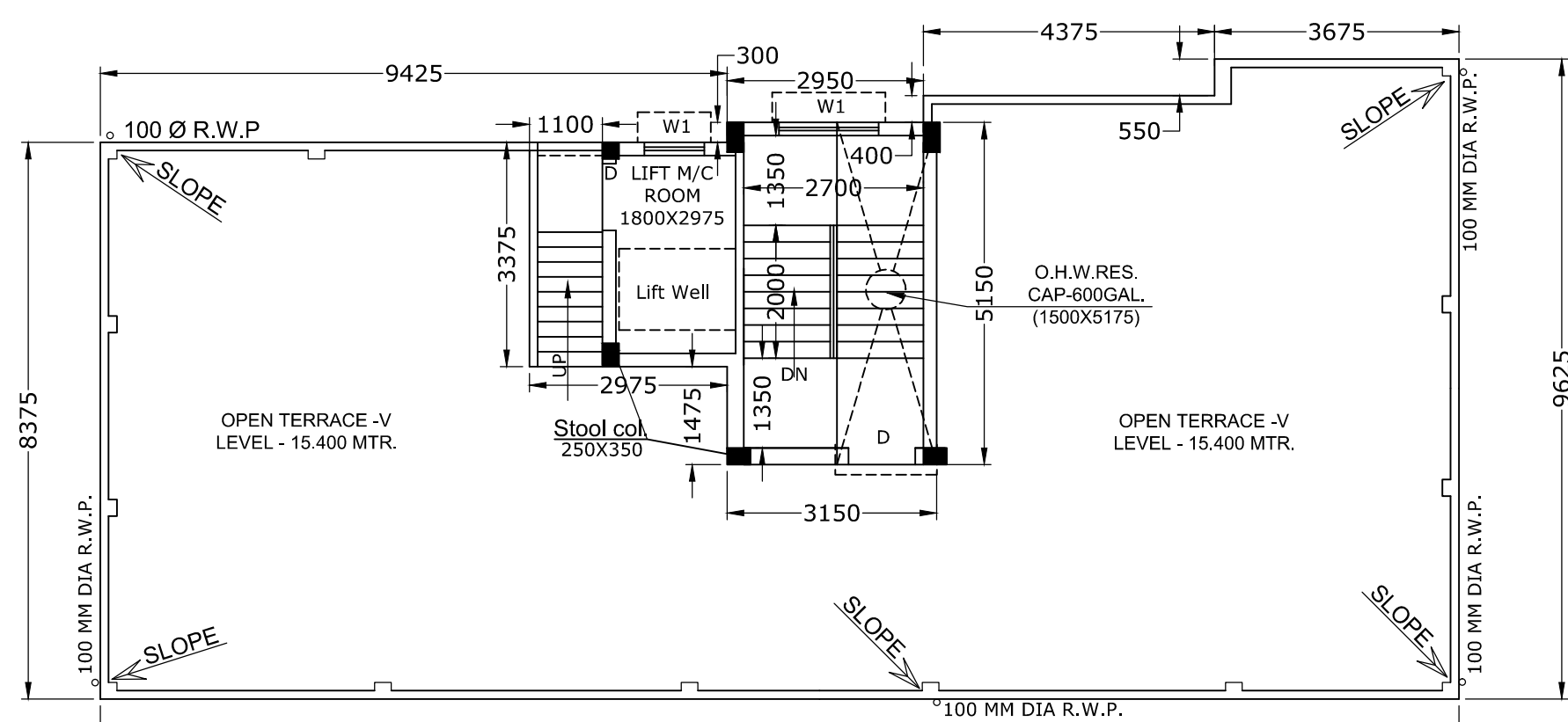
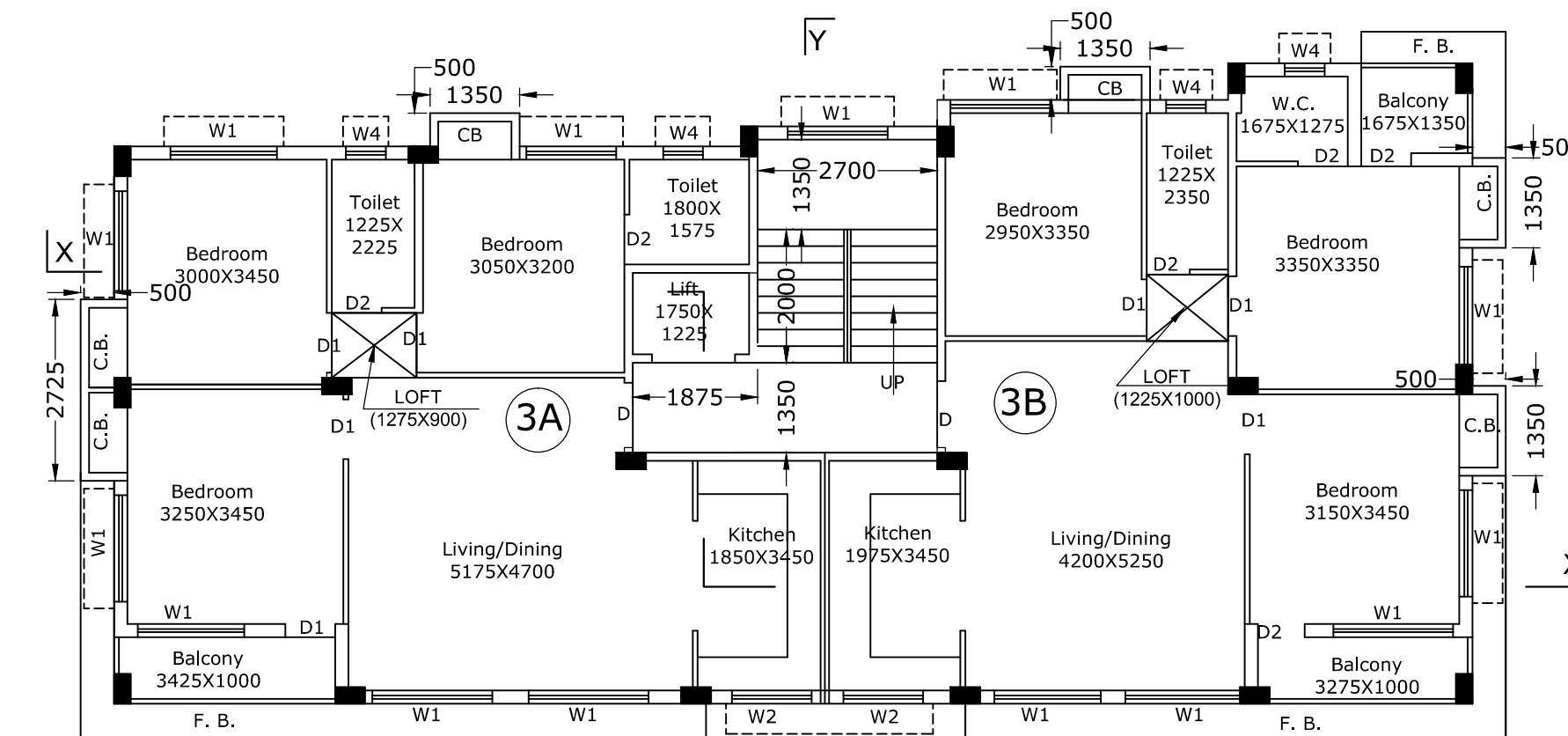




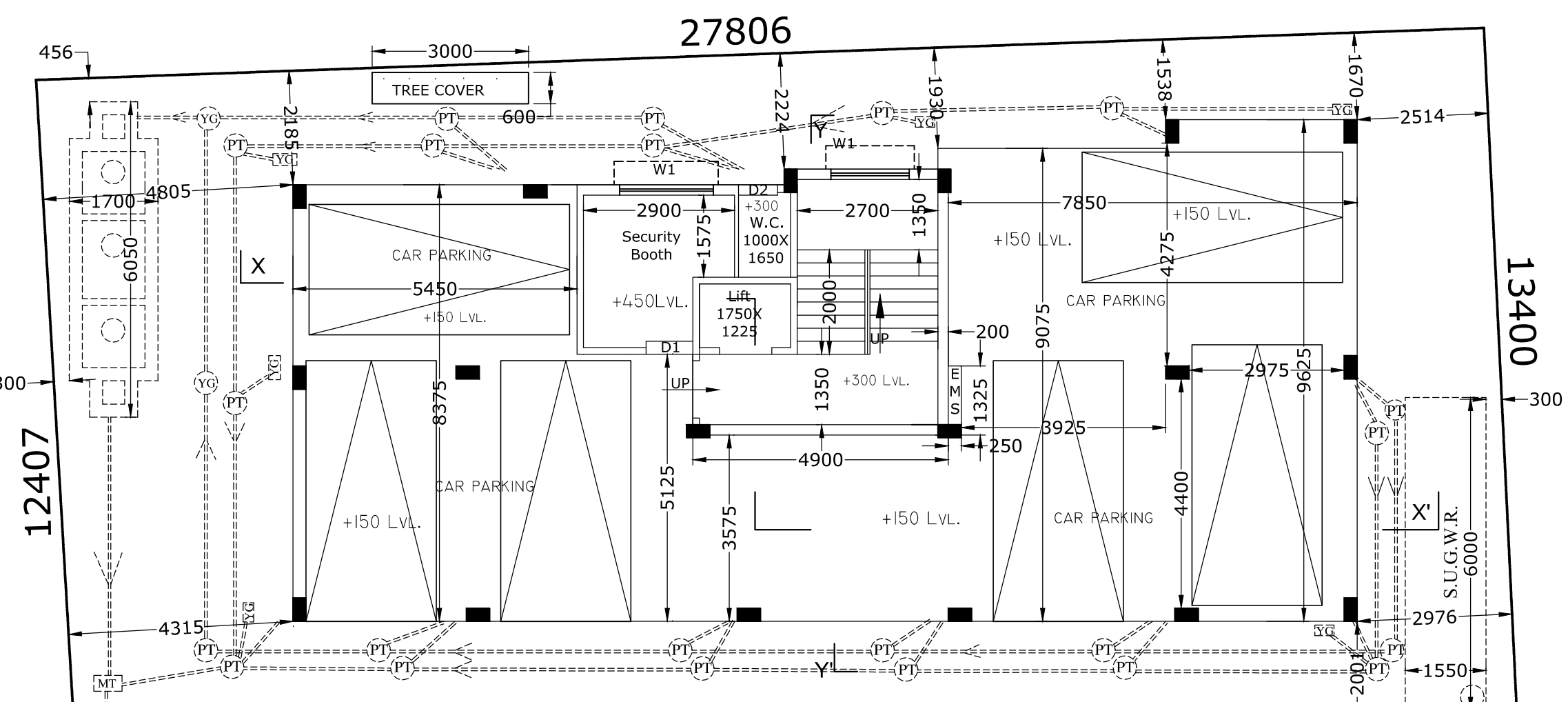
FRONT SIDE ELEVATION



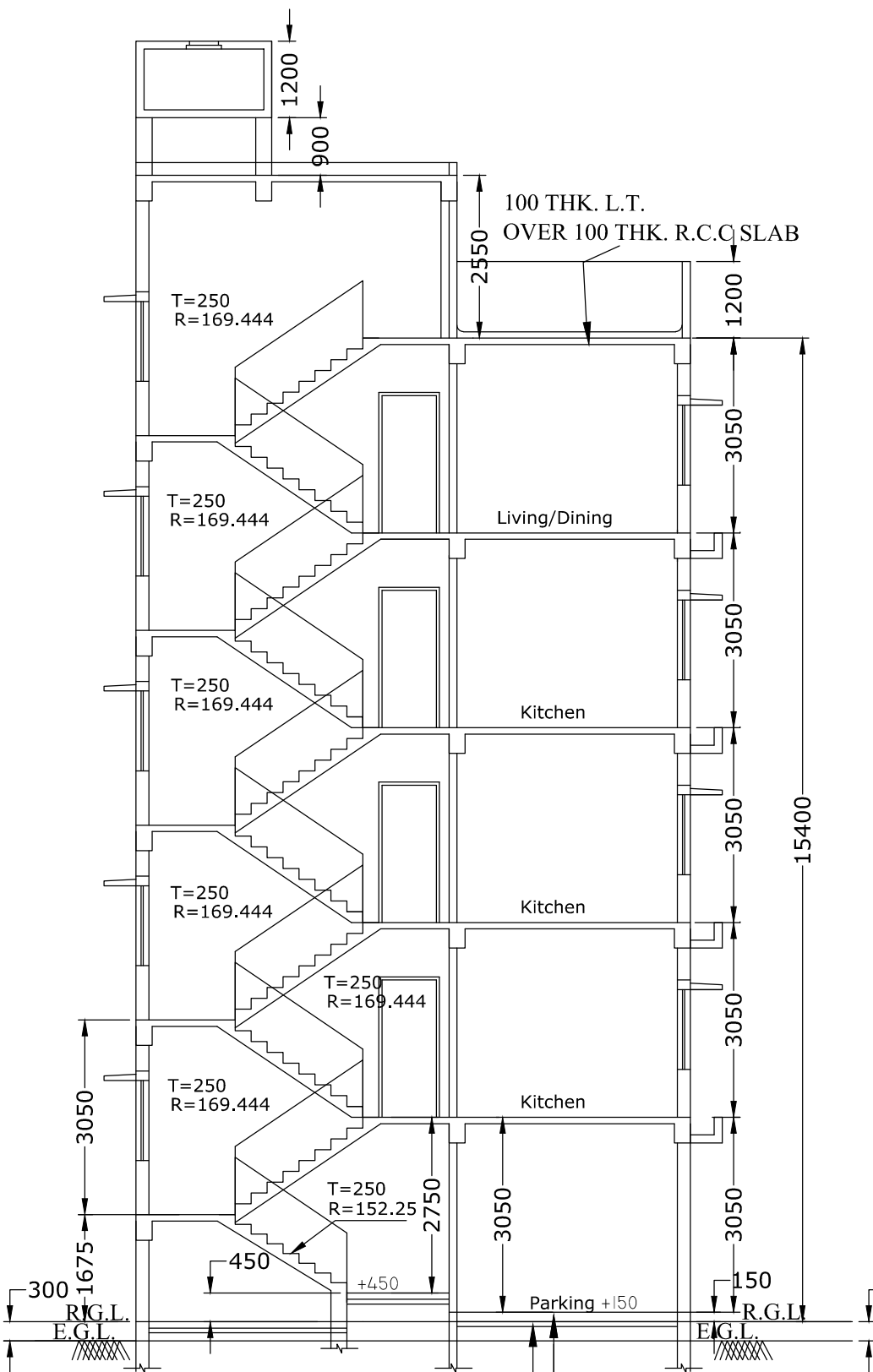
ROOF PLAN  
SCALE:1:100



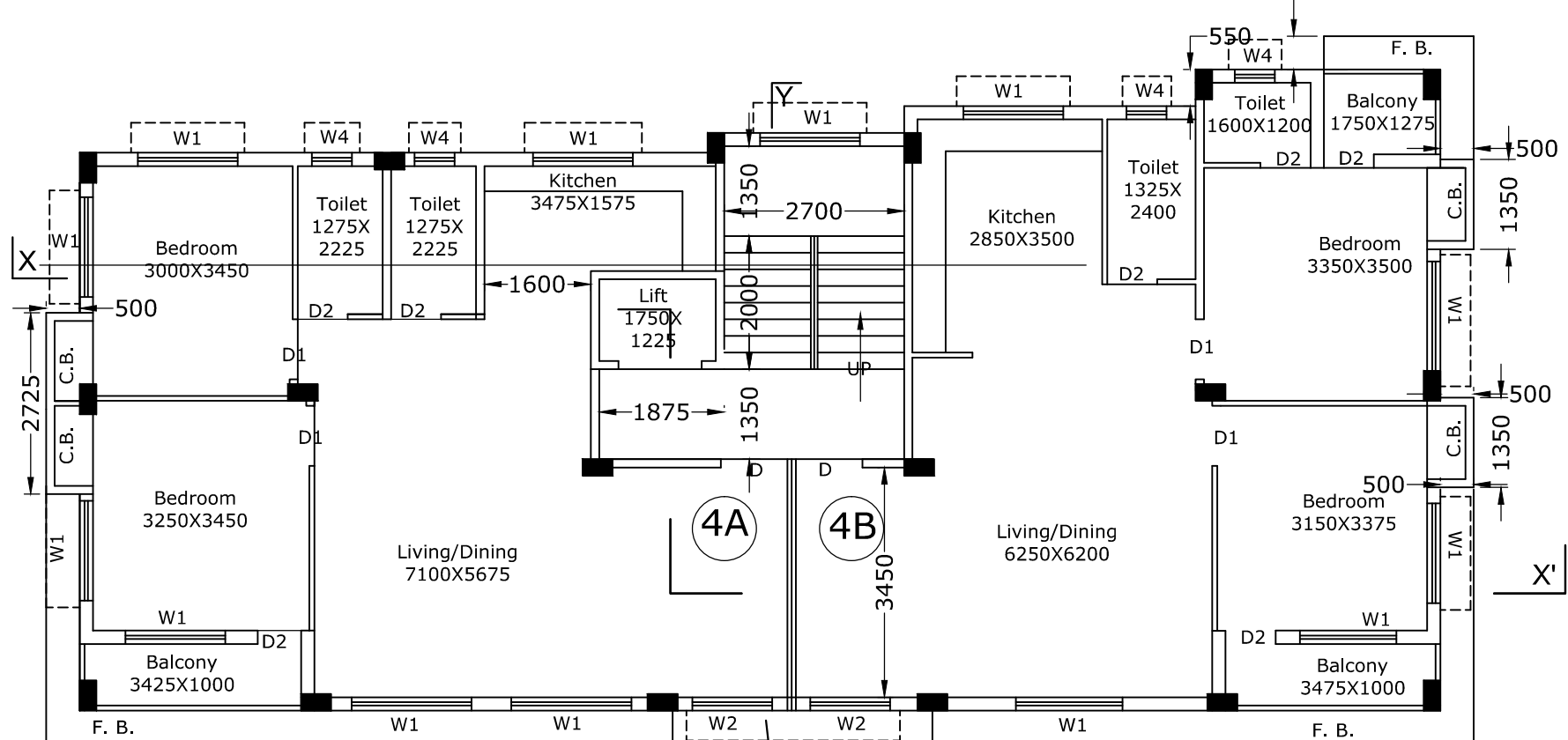
3RD FLOOR PLAN  
SCALE:1:100



GROUND FLOOR PLAN  
SCALE:1:100



SECTION AT YY'  
SCALE:1:100



4TH FLOOR PLAN  
SCALE:1:100

**Part- A**

1.a) ASSESSEE NO.-31-109-08-7222-2.

2. NAME OF THE OWNERS :-  
1. SRI SOHAM DASGUPTA & 2. SMT. NUPUR DASGUPTA.  
NAME OF THE APPLICANT :-  
SRI SUDIP KUMAR MANDAL, PROPRIETOR OF "BINAYAK GROUPS"  
C.A. OF SRI SOHAM DASGUPTA & 2. SMT. NUPUR DASGUPTA.

4.a) DETAILS OF REGISTERED DEED-  
1. Book- 1, Vol.-13, Page-6049 to 6073,  
Being no-5994, in the Year- 2005, D.S.R.-III,  
SOUTH 24 PGS, DATE- 14/01/2005.

4.b) DETAILS OF REGISTERED DEVELOPMENT P.O.A:-  
1. Book- 1, Vol.- 1630-2017, Page- 112396 to 112421,  
Being no- 16300047, in the Year- 2017, D.S.R.-V,  
SOUTH 24 PGS, DATE- 08/12/2017.

4.c) DETAILS OF REGISTERED BOUNDARY DEC:-  
1. Book- 1, Vol.- 1604-2022, Page- 335999 to 336011,  
Being no- 160411433, in the Year- 2022, D.S.R.-IV,  
SOUTH 24 PGS, DATE- 26/09/2022.

4.d) DETAILS OF K.M.C. Mutation Certificate:-  
01/09/01-MAR-14/16969, DATED 01-03-2014.

4.e) DETAILS OF B.L. & L.R.O MUTATION (BASTU) :-  
MEMO NO.18/MUT/124/BLLRO/ATMKASBA-DT. 05/01/2011.  
IN THE NAME OF SRI SOHAM DASGUPTA. COPY NO- 16437(1630025) DT.16-11-22  
MEMO NO.18/MUT/124/BLLRO/ATMKASBA-DT. 05/01/2011.  
IN THE NAME OF SMT. NUPUR DASGUPTA. COPY NO- 16438(1630025) DT.16-11-22

1. Area of Land:-  
AS PER TITLE DEED= 357.859 Sqm.(5K-5CH-27SFT.)  
AREA AS PER PHYSICAL MEASUREMENT= 357.859 Sqm.  
3. Permissible Ground Coverage= ~ 195.885 Sqm (54.738 %)  
4. Proposed Ground Coverage= ~ 179.601 Sqm (50.188 %)  
5. Permissible F.A.R = 2.00  
6. Proposed F.A.R =(813.324/100.00)/357.859 = 1.993

7. Proposed Area :-

|           | Total floor Area | Lift Well Area | Lift Lobby Area | Stair Area | Area    |
|-----------|------------------|----------------|-----------------|------------|---------|
| Gr. Floor | 179.601 Sq.m.    | 2.531          | 12.690          | 164.380    |         |
| 1st Floor | 179.601 Sq.m.    | 2.144          | 2.531           | 12.690     | 162.236 |
| 2nd Floor | 179.601 Sq.m.    | 2.144          | 2.531           | 12.690     | 162.236 |
| 3rd Floor | 179.601 Sq.m.    | 2.144          | 2.531           | 12.690     | 162.236 |
| 4th Floor | 179.601 Sq.m.    | 2.144          | 2.531           | 12.690     | 162.236 |
| Total     | 898.005 Sq.m.    | 8.576          | 12.655          | 63.450     | 813.324 |

8. Parking Calculation :-

| Tenement size | Tenement Nos | Required Parking |
|---------------|--------------|------------------|
| 91.822 Sq.m.  | 4            | 2                |
| 93.641 Sq.m.  | 4            | 2                |

B) Nos. of Parking Required ~ 4 Nos.  
C) Nos. of Parking Provided ~ 6 Nos.  
D) Permissible Area For Parking ~ 100.00 Sqm.  
E) Actual Area of Parking Provided ~ 147.573 Sq.m.  
9. Stair Covered area ~ 15.801 Sqm.  
10. Roof Tank Area ~ 7.725 Sqm  
11. Depth of The Building ~ 9.625 M.  
12. Lift M/C Room Area ~ 6.750 Sqm  
13. Lift M/c Room Stair Area ~ 3.713 Sqm  
14. Additional Area For Fees ~ 48.708 Sqm.  
15. Tree Cover Area ~ 1.800 Sqm.  
16. Total Gross Area ~ 938.137 Sqm.  
17. Lift & C.B. Area :-

| Floor     | Cupboard | Loft  |
|-----------|----------|-------|
| Ground    | NIL      | NIL   |
| 1st floor | 4.063    | 2.473 |
| 2nd floor | 4.063    | 2.461 |
| 3rd floor | 4.063    | 2.461 |
| 4th floor | 2.713    | NIL   |
| Total     | 14.902   | 7.542 |

**L.B.S./L.B.A. DECLARATION :-**

CERTIFIED WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS BEEN DRAWN UP AS PER PROVISION OF K.M.C. BUILDING RULES 2009, AS AMENDED FROM TIME TO TIME AND THAT THE SITE CONDITION INCLUDING THE ABUTTING 7.620 M WIDE BLACK TOP ROAD ON THE EASTERN SIDE OF THE PLOT CONFIRMS WITH THE PLAN, WHICH HAS BEEN MEASURED AND VERIFIED BY ME. IT IS A BUILDABLE SITE NOT A TANK OR FILLED UP TANK. THE LAND IS DEMARCATED BY BOUNDARY WALL AND IT IS BEYOND 500 M FROM THE C.L.OF E.M. BY PASS. SOIL TESTING HAS BEEN DONE BY "GLOBE TECH" OF KUSUMBA SAHA PARA, NARENDRAPUR, KOLKATA- 700 103.

\* THE CONSTRUCTION OF S.U.G. WATER RESERVOIR AND SEPTIC TANK WILL BE COMPLETED BEFORE STARTING OF BUILDING FOUNDATION WORK.

Name of LBS  
SRI BUOY SARKAR  
L.B.S No.- 1/1515

**E.S.E. DECLARATION :-**

THE STRUCTURAL DESIGN & DRAWING OF BOTH THE FOUNDATION & SUPER STRUCTURE OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING SEISMIC LOAD AS PER THE NATIONAL BUILDING CODE OF INDIA AND CERTIFIED THAT IT IS SAFE AND STABLE IN ALL RESPECT.

Kallol Kumar Ghoshal  
E.S.E-01/60  
Name of Structural Engineer

**GEO-TECHNICAL ENGINEER'S DECLARATION:-**

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

Name of Geo- Technical Engineer  
Sri Rupak Kumar Banerjee  
GTE NO-G.7/1/3(K.M.C.)

**OWNER'S DECLARATION :-**

I DO HEREBY UNDERTAKE WITH FULL RESPONSIBILITY THAT

1) I SHALL ENGAGE L.B.S. & E.S.E DURING CONSTRUCTION.

2) I SHALL FOLLOW THE INSTRUCTIONS OF L.B.S. & E.S.E. DURING CONSTRUCTION.

3) K.M.C. AUTHORITY WILL NOT BE LIABLE FOR 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.

\*THE PLOT OF LAND IS IDENTIFIED BY ME DURING DEPARTMENTAL INSPECTION.

(SUDIP KUMAR MANDAL)  
PROPRIETOR OF M.S. BINAYAK GROUP,  
C.A. OF SMT. NUPUR SENGUPTA & SRI SOHAM SENGUPTA  
NAME OF APPLICANT

Co-ordinate in WGS 84 and Site Elevation (AMSL):-

| Reference Points marked in the site plan of the Proposal | Co-ordinate in WGS 84 |             | Site Elevation (AMSL) |
|----------------------------------------------------------|-----------------------|-------------|-----------------------|
|                                                          | Latitude              | Longitude   |                       |
| A- Front Side (Marked in site Plan)                      | 22° 29' 00"           | 88° 24' 32" | 3.62 M                |
| B- Back Side (Marked in site Plan)                       | 22° 28' 59"           | 88° 24' 32" | 3.62 M                |

**PROPOSED G+IV STORIED RESIDENTIAL BUILDING PLAN OF HEIGHT 15.400 M. (U/S-393 A OF K.M.C ACT 1980 & BUILDING RULE 2009) AT PREMISES NO -3552, NAYABAD, WARD NO- 109, BOROUGH - XII, KOLKATA - 700 099. AT R.S. & L.R. DAG NO-191, R.S. KHATIAN NO- 145, L.R. KHATIAN NO- 1662 & 1663 MOUZA- NAYABAD, J.L.NO-25, P.S.- PANCHASAYAR**

NAME OF PLUMBER  
SRI PINAKI CHAKRABORTY  
P.L. NO- 1267, DATED- 02-07-2022.

BUILDING PERMIT NO :- 2022120542

DATE :- 06-MAR-23

VALID UP TO :- 05-MAR-28

DIGITAL SIGNATURE OF A.E.

DIGITAL SIGNATURE OF E.E.

SCALE  
1:50  
1:100  
1:600  
1:4000

