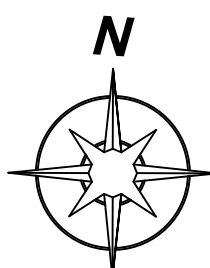


CO-ORDINATE IN WGS 84 AND SITE ELEVATION (AMSL): PERMISSIBLE TOP ELEVATION: 33.00 M.		
REFERENCE POINTS MARKED IN THE SITE PLAN OF THE PROPOSAL	CO-ORDINATE IN WGS 84	
	LATITUDE	LONGITUDE
A	22°28'35" N	88°22'52" E
B	22°28'34" N	88°22'53" E
THE ABOVE INFORMATION IS TRUE AND CORRECT IN ALL RESPECT AND IF AT ANY STAGE, IT IS FOUND OTHERWISE, THEN I SHALL BE FULLY LIABLE FOR WHICH KMC AND OTHER APPROPRIATE AUTHORITY RESERVE THE RIGHT TO TAKE APPROPRIATE ACTION AGAINST ME AS PER LAW.		
KAMAL CHANDRA KARMAKAR PROPRIETOR OF KARMAKAR ENTERPRISE CONSTITUTED ATTORNEY OF RASHMI CHAKRABORTY & SOMSUBHRA SEN SARMA		SITE ELEVATION (AMSL) 6.0 M
NAME OF THE OWNER		KUNTAL PAUL, L.B.S/1/1400 NAME OF L. B. S.

SCHEDULE OF DOORS & WINDOWS			
MKD.	SIZE	MKD.	SIZE
D1	1000x2100	W1	1500x1800
D2	900x2100	W2	900x1000
D3	750x2100	W3	500x600
D4	800x2100	W4	1200x1350

STATEMENT OF PLAN PROPOSAL																																																																						
A	B																																																																					
<div>1. ASSESSEE NO :- 31-101-02-0158-9</div> <div>2. DETAILS OF DEED: - BOOK - I, VOL NO.- 59, PAGE- 123 TO 129 BEING NO.- 3519, REG. AT S.R ALIPORE SADAR, DATED - 27/04/ 1960.</div> <div>3. DETAILS OF DEED: - BOOK - I, VOL NO.- 11, PAGE- 118 TO 123 BEING NO.- 293, REG. AT S.R ALIPORE SADAR, DATED - 15/01/ 1960.</div> <div>4. DETAILS OF DEED: - BOOK - I, VOL NO.- 30, PAGE- 67 TO 68 BEING NO.- 1097, REG. AT S.R ALIPORE SADAR, DATED - 13/02/ 1960.</div> <div>5. DETAILS OF REG. POWER OF ATTORNEY:- BOOK - I VOL NO.-1603-2023, PAGE- 194653 TO 194677 BEING NO.- 163006557 REG. AT D.S.R.- III, SOUTH 24 PGS, WEST BENGAL, DATED - 19/ 05/ 2023</div> <div>6. DETAILS OF REG. BOUNDARY DECLARATION:- BOOK - I, VOL NO.1630-2023, PAGE- 65430 TO 65440 BEING NO.- 163002270 REG. AT D.S.R.- V, SOUTH 24 PGS, WEST BENGAL, DATED - 31/07/2023</div> <div>7. DETAILS OF MUTATION CERTIFICATE:- CASE NO.- O/ 101 /19 -AUG-23 /37061 DATED 19.08.2023 APPROVED BY DY. ASSESSOR- COLLECTOR, DATED- 24.08.2023</div>	<div>1. α. AREA OF LAND :- AS PER DEED :- 3 K. - 03 CH. - 28.5 SFT. = 215.858 Sqm. AS PER BOUNDARY DECLARATION :- 3 K. - 02 CH.- 02 SFT= 209.299 Sqm.</div> <div>2. ROAD WIDTH :- 6.788 M (MINIMUM)</div> <div>3. PERMISSIBLE GROUND COVERAGE = 124.930 SQM. = 59.690 %</div> <div>4. PROPOSED GROUND COVERAGE = 114.874 SQM. = 54.885 %</div> <div>5. PROPOSED AREA :-</div> <table><tr><th>FLOOR</th><th>TOTAL AREA (SQM.)</th><th>CUTOUT AREA STAIR (SQM.)</th><th>CUTOUT AREA LIFT (SQM.)</th><th>COVERED AREA (SQM.)</th><th>STAIR & STAIR LOBBY (SQM.)</th><th>LIFT LOBBY (SQM.)</th><th>NET FLOOR AREA (SQM)</th></tr><tr><td>GR. FL.</td><td>100.218 Sqm.</td><td></td><td></td><td>100.218 Sqm.</td><td>10.955 Sqm.</td><td>2.173 Sqm.</td><td>87.090 Sqm.</td></tr><tr><td>1st. FL.</td><td>114.874 Sqm.</td><td>0.438 Sqm.</td><td>1.540 Sqm.</td><td>112.896 Sqm.</td><td>10.465 Sqm.</td><td>1.868 Sqm.</td><td>100.563 Sqm.</td></tr><tr><td>2nd. FL.</td><td>114.874 Sqm.</td><td>0.438 Sqm.</td><td>1.540 Sqm.</td><td>112.896 Sqm.</td><td>10.465 Sqm.</td><td>1.868 Sqm.</td><td>100.563 Sqm.</td></tr><tr><td>3rd. FL.</td><td>114.874 Sqm.</td><td>0.438 Sqm.</td><td>1.540 Sqm.</td><td>112.896 Sqm.</td><td>10.465 Sqm.</td><td>1.868 Sqm.</td><td>100.563 Sqm.</td></tr><tr><td>TOTAL.</td><td>444.840 Sqm.</td><td>1.314 Sqm.</td><td>4.620 Sqm.</td><td>438.906 Sqm.</td><td>42.35 Sqm.</td><td>7.777 Sqm.</td><td>388.779 Sqm.</td></tr></table> <div>6. PARKING CALCULATION.</div> <table><tr><th colspan="2">TENEMENT</th><th colspan="2">SIZE</th><th rowspan="2">TENEMENT NUMBER</th><th rowspan="2">REQUIRED PARKING</th></tr><tr><th>FLAT MKD.</th><th>COVERED AREA</th><th>SHARE OF COM. AREA</th><th>BUILT - UP AREA</th></tr><tr><td>A</td><td>49.63 Sqm.</td><td>12.013 Sqm.</td><td>61.643 Sqm.</td><td>3</td><td rowspan="2">1</td></tr><tr><td>B</td><td>49.626 Sqm.</td><td>12.012 Sqm.</td><td>61.638 Sqm.</td><td>3</td></tr></table> <div>7)Nos. OF PARKING REQUIRED = 1 22)LIFT MACHINE ROOM AREA= 4.916 Sqm.</div> <div>8)Nos. OF PARKING PROVIDED = 2 23)LIFT MACHINE ROOM STAIR AREA = 2.95 Sqm.</div> <div>9)AREA OF PARKING = 69.065 Sqm</div> <div>10) PERMISSIBLE F.A.R - 1.75</div> <div>11) PROPOSED F.A.R- (388.779- 25.00) / 209.299 =1.738< 1.75</div> <div>12) STAIR COVER AREA = 13.823 Sqm.</div> <div>13) O. H. WATER TANK AREA = 4.418 Sqm.</div> <div>14) DEPTH OF BUILDING = 15.721 m.</div> <div>15)HEIGHT OF THE BUILDING = 12.500 m.</div> <div>16)COMMON AREA = 72.077 Sqm.</div> <div>17)TERRACE AREA = 114.874 Sqm.</div> <div>18)AREA OF TREE COVER = 2.550 Sqm.</div> <div>19)AREA OF CUP BOARD = 4.35 Sqm.</div> <div>20)AREA OF LOFT = 4.116 Sqm.</div> <div>21) TOTAL FLOOR AREA[INCLUDING EXEMPTED AREA] FOR FEES = 469.061 Sqm</div>	FLOOR	TOTAL AREA (SQM.)	CUTOUT AREA STAIR (SQM.)	CUTOUT AREA LIFT (SQM.)	COVERED AREA (SQM.)	STAIR & STAIR LOBBY (SQM.)	LIFT LOBBY (SQM.)	NET FLOOR AREA (SQM)	GR. FL.	100.218 Sqm.			100.218 Sqm.	10.955 Sqm.	2.173 Sqm.	87.090 Sqm.	1st. FL.	114.874 Sqm.	0.438 Sqm.	1.540 Sqm.	112.896 Sqm.	10.465 Sqm.	1.868 Sqm.	100.563 Sqm.	2nd. FL.	114.874 Sqm.	0.438 Sqm.	1.540 Sqm.	112.896 Sqm.	10.465 Sqm.	1.868 Sqm.	100.563 Sqm.	3rd. FL.	114.874 Sqm.	0.438 Sqm.	1.540 Sqm.	112.896 Sqm.	10.465 Sqm.	1.868 Sqm.	100.563 Sqm.	TOTAL.	444.840 Sqm.	1.314 Sqm.	4.620 Sqm.	438.906 Sqm.	42.35 Sqm.	7.777 Sqm.	388.779 Sqm.	TENEMENT		SIZE		TENEMENT NUMBER	REQUIRED PARKING	FLAT MKD.	COVERED AREA	SHARE OF COM. AREA	BUILT - UP AREA	A	49.63 Sqm.	12.013 Sqm.	61.643 Sqm.	3	1	B	49.626 Sqm.	12.012 Sqm.	61.638 Sqm.	3
FLOOR	TOTAL AREA (SQM.)	CUTOUT AREA STAIR (SQM.)	CUTOUT AREA LIFT (SQM.)	COVERED AREA (SQM.)	STAIR & STAIR LOBBY (SQM.)	LIFT LOBBY (SQM.)	NET FLOOR AREA (SQM)																																																															
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<div>SPECIFICATIONS :-</div> <div>◦ 200 THICK BRICK WALL IN 1:6 MORTAR</div> <div>◦ 125 THICK AND 75 THICK BRICK WALLS ARE 1:4 MORTAR</div> <div>◦ ALL MATERIALS SHOULD BE AS PER SPECIFICATION OF I.S.I.& N.B CODES AS SPECIFIED BY THE ENGINEER -IN-CHARGE</div> <div>◦ GRADE OF CONCRETE M 20</div> <div>◦ GRADE OF STEEL Fe - 500</div> <div>◦ BEARING CAPACITY OF SOIL TAKEN INTO ACCOUNT AS PER GEO -TECHNICAL INVESTIGATION REPORT</div> <div>◦ PROPORTION OF P.C.C 1:4:8</div> <div>◦ PROPORTION OF R.C.C 1:1.5:3</div>	<div>NOTES :-</div> <div>◦ ALL DIMENSIONS ARE IN MILLIMETER</div> <div>◦ ALL OUTER WALL 200 THICK</div> <div>◦ ALL PARTITION WALLS ARE 125 THICK AND 75 THICK</div> <div>◦ DEPTH OF SEMI UNDER GROUND WATER RESERVOIR & SEPTIC TANK SHOULD NEVER EXCEED THE DEPTH OF NEAREST BUILDING FOUNDATION</div> <div>◦ ALL SHORTS OF PRECAUTIONARY MEASURES SHOULD BE TAKEN DURING CONSTRUCTION</div>																																																																					
<div>CERTIFICATE OF OWNER :-</div> <div>I DO HEREBY DECLARE WITH FULL RESPONSIBILITY THAT I SHALL ENGAGE L.B.S. & E.S.E DURING CONSTRUCTION. I SHALL FOLLOW THE INSTRUCTION OF L.B.S. & E.S.E DURING CONSTRUCTION OF THE BUILDING (AS PER B.S. PLAN) K.M.C. AUTHORITY WILL NOT BE RESPONSIBLE FOR STRUCTURAL STABILITY OF THE BUILDING & ADJOINING STRUCTURE. IF ANY SUBMITTED DOCUMENTS ARE FOUND TO BE FAKE, THE K. M. C. AUTHORITY WILL REVOKE THE SANCTION PLAN.THE CONSTRUCTION OF SEMI UNDER GROUND 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 VACANT LAND & THE PREMISES IS OCCUPIED BY THE OWNER & THERE IS NO TENANT. THE PLOT IS IDENTIFIED BY ME DURING DEPARTMENTAL INSPECTION. IF ANY DISCREPANCY ARISES THEN L.B.S.&E.S.E & K.M.C. AUTHORITY WILL NOT BE RESPONSIBLE FOR THAT AND K.M.C. WILL HAVE EVERY RIGHT TO REVOKE THE PLAN.THERE IS NO COURT CASE PENDING AGAINST THIS PREMISES.</div> <div>KAMAL CHANDRA KARMAKAR PROPRIETOR OF KARMAKAR ENTERPRISE CONSTITUTED ATTORNEY OF RASHMI CHAKRABORTY & SOMSUBHRA SEN SARMA</div> <div>NAME OF THE OWNER/C.A.</div>																																																																						
<div>PLAN OF PROPOSED G+III STORIED (HT-12.5 M) RESIDENTIAL BUILDING U/S 393 A OF K.M.C ACT 1980 AND COMPLYING BUILDING RULE 2009 READ WITH OFFICE CIRCULAR NO- 7 OF 2019-2020 DATED 01/11/2019 AT PREMISES NO. 158, ASHOKE ROAD, KOLKATA- 700084, WARD NO-101, BR-XII, P.S- PATULI, R.S DAG NO- 455, R.S KHATIAN NO-148,MOUZA- BADEMASUR, PARGANA-KHASPUR, J.L NO- 31 UNDER KOLKATA MUNICIPAL CORPORATION.</div>	<div>KUNTAL PAUL L.B.S. NO. 1400, CLASS -I NAME OF L.B.S</div>																																																																					
<div>HEIGHT OF THE BUILDING - 12.500 M</div>	<div>E. S. E. DECLARATION :-</div> <div>THE STRUCTURAL DESIGN OF BOTH FOUNDATION AND SUPER STRUCTURE OF THE BUILDING HAVE BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING THE SEISMIC LOAD AS PER NATIONAL BUILDING CODE OF INDIA CERTIFY THAT IT IS SAFE AND STABLE IN ALL RESPECT. SOIL TESTING REPORT HAS BEEN DONE BY * M/S TECHNOSOIL", GORKHARA, ARUNACHAL.SONARPUR,KOLKATA-700150 SIGNED BY MR. KALLOL KUMAR GHOSHAL [G.T NO- 1 / 49]. THE RECOMMENDATION OF SOIL REPORT HAS BEEN CONSIDERING DURING STRUCTURAL CALCULATION.</div>																																																																					
<div>PLAN CASE NO- 2023120393</div>	<div>SAKTI BRATA BHATTACHARYYA ESE/II/116 NAME OF THE E.S.E.[K.M.C]</div>																																																																					
<div>B.P. NO.- 2023120453</div>	<div>DECLARATION OF GEO-TECHNICAL ENGINEER</div> <div>UNDERSIGNED HAS INSPECTED THE SITE AND CARRIED OUT SOIL INVESTIGATION THEREIN. IT IS CERTIFIED THAT THE EXISTING SOIL OF THE SITE IS ABLE TO CARRY THE LOAD COMING FROM THE PROPOSED CONSTRUCTION AND THE FOUNDATION SYSTEM PROPOSED THEREIN IS SAFE AND STABLE IN ALL RESPECT FROM GEO-TECHNICAL POINT OF VIEW.</div>																																																																					
<div>SANCTION DATE- 16.01.2024</div>	<div>KALLOL KUMAR GHOSHAL [G.T/ I / 49]</div> <div>NAME OF THE GEO-TECHNICAL ENGINEER [K.M.C]</div>																																																																					
<div>VALID UPTO- 15.01.2029</div>	<div>SCALE :- 1:50,1:100,1:150, 1:600,1:4000 (UNLESS OTHERWISE NOTED)</div> <div>MASTER SHEET.dwg / SHEET NO- 1 OF 2</div>																																																																					
<div>SIGNATURE OF ASSISTANT ENGINEER,BR-XII [K.M.C]</div>	<div>DRAWN BY :- KUNTAL PAUL KUNTAL PAUL & ASSOCIATES PLANNER, DESIGNER,ESTIMATOR,LAND SURVEYOR</div> <div></div>																																																																					