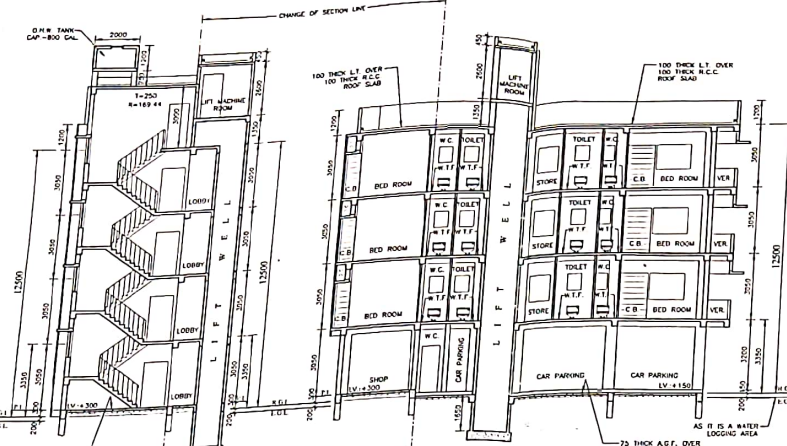


FRONT SIDE ELEVATION
SCALE - 1:100



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

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

STATEMENT OF THE PLAN

PART-A

01. ASSASSE No. : 21-066-02-0014-9
02. NAME OF OWNERS: SRI ASOK KUMAR TUNGA AND SMT. NIBEDITA TUNGA
03. DETAILS OF REGISTERED DEED :
BOOK No. : 1 VOL. No. : 114 PAGE No. : 01 - 07
DEED No. : 7060 DATE : 18/11/2022 PLACE : S.R., ALPORE SADAK
04. DETAILS OF REGISTERED BOUNDARY DECLARATION
BOOK No. : 1 VOL. No. : 1003-2022 PAGE No. : 31214-31237
DEED No. : 106300799 DATE : 24/01/2022 PLACE : D.S.R. III, 24 PGS(S)
05. No. of STORIES = 6+111
06. No. of TENEMENTS = 6 Nos
07. SIZE OF TENEMENTS : 50 - 75 SQM = 6 Nos
08. PROPOSED GROUND COVERAGE (60.00%) = 113.152 SQM
09. PROPOSED HEIGHT = 12.500 M
10. DEPTH OF BUILDING = 12.500 M
11. FRONTAGE OF PLOT = 17.117 M
12. FRONTAGE OF PLOT = 10.650 M

BOOK & WINDOW SCHEDULE

TYPE	WIDTH	HEIGHT	TYPE	WIDTH	HEIGHT
D	1050	2100	W1	1500	1200
D1	900	2100	W2	1200	1200
D2	800	2100	W3	900	1200
D3	750	2100	W4	600	750
D4	1800	2100	W5	500	750

SPECIFICATIONS

1. ALL GRADE OF CONCRETE - M20
2. ALL GRADE OF STEEL - Fe 50D
3. ALL OUTER WALL - 200 MM THICK 1:5 MORTAR
4. ALL INTERNAL WALL - 75 MM THICK WITH 1:4 MORTAR EXCEPT OTHERWISE MENTIONED
5. ALL PLASTER - 12 MM THICK WITH 1:4 MORTAR
6. BEARING CAPACITY OF SOIL AS PER SOIL REPORT
7. ALL OTHER MATERIALS USED AS PER IS CODE
8. ALL SORTS OF PRECAUTIONARY MEASURES WILL BE TAKEN AT THE TIME OF CONSTRUCTION WHICH WILL NOT EXCEED THE LOAD BEARING CAPACITY OF SOIL AS PER SOIL REPORT
9. ALL DIMENSIONS ARE IN MM
10. DEPTH OF S.U.G.W.R. AND SEPTIC TANK WILL NOT EXCEED THE DEPTH OF FOUNDATION

DECLARATION OF OWNERS

WE DO HEREBY DECLARE WITH FULL RESPONSIBILITY THAT WE SHALL ENJOY L.B.S. & E.S.E. DURING CONSTRUCTION. WE SHALL FOLLOW THE INSTRUCTIONS OF L.B.S. & E.S.E. DURING CONSTRUCTION OF THE BUILDING (AS PER D.S. PLAN). K.M.C. AUTHORITY WILL NOT BE RESPONSIBLE FOR STRUCTURAL STABILITY OF THE BUILDING AND ADJOINING STRUCTURES. IF ANY SUBMITTED DOCUMENTS ARE FOUND TO BE FALSE, THE K.M.C. AUTHORITY WILL REVOKE THE SANCTION PLAN. THE CONSTRUCTION OF WATER RESERVOIR AND SEPTIC TANK WILL BE COMPLETED UNDER THE GUIDANCE OF L.B.S./E.S.E. BEFORE STARTING OF BUILDING FOUNDATION WORK. PLOT IS IDENTIFIED BY US DURING DEPARTMENTAL INSPECTION.

DECLARATION OF OWNERS

SHI ASOK KUMAR TUNGA & SMT. NIBEDITA TUNGA
NAME OF OWNERS/APPLICANTS

DECLARATION OF OWNERS

WE DO HEREBY DECLARE WITH FULL RESPONSIBILITY THAT WE SHALL ENJOY L.B.S. & E.S.E. DURING CONSTRUCTION. WE SHALL FOLLOW THE INSTRUCTIONS OF L.B.S. & E.S.E. DURING CONSTRUCTION OF THE BUILDING (AS PER D.S. PLAN). K.M.C. AUTHORITY WILL NOT BE RESPONSIBLE FOR STRUCTURAL STABILITY OF THE BUILDING AND ADJOINING STRUCTURES. IF ANY SUBMITTED DOCUMENTS ARE FOUND TO BE FALSE, THE K.M.C. AUTHORITY WILL REVOKE THE SANCTION PLAN. THE CONSTRUCTION OF WATER RESERVOIR AND SEPTIC TANK WILL BE COMPLETED UNDER THE GUIDANCE OF L.B.S./E.S.E. BEFORE STARTING OF BUILDING FOUNDATION WORK. PLOT IS IDENTIFIED BY US DURING DEPARTMENTAL INSPECTION.

TABLE II

01. AREA OF LAND AS PER TITLE DEED & ASSESSMENT RECORD (02 K-13 CH-05 SFT) = 188.592 SQM
02. AS PER BOUNDARY DECLARATION (PHYSICAL MEASUREMENT) = 02 K-13 CH-4.95 SFT) = 188.587 SQM
03. AREA OF SPAT CORNER = ALREADY SPAT
04. AREA OF SEPTIC TANK = 12.500 SQM
05. NET LAND AREA = 188.587 SQM
06. (3) PERMISSIBLE GROUND COVERAGE (60.00%) = 113.152 SQM
07. PROPOSED HEIGHT = 12.500 M
08. DEPTH OF BUILDING = 12.500 M
09. FRONTAGE OF PLOT = 17.117 M
10. FRONTAGE OF PLOT = 10.650 M

10. PROPOSED AREA

FLOORS	GROSS COVERED AREA (SQM)	CUTOUT WELL AREA (SQM)	NET COVERED AREA (SQM)	NET EXEMPTED AREA (SQM)	NET FLOOR AREA (SQM)
GROUND FLOOR	100.000	10.000	90.000	9.000	1.659
1ST FLOOR	102.823	10.000	92.823	9.000	1.659
2ND FLOOR	102.823	10.000	92.823	9.000	1.659
3RD FLOOR	102.823	10.000	92.823	9.000	1.659
4TH FLOOR	102.823	10.000	92.823	9.000	1.659
5TH FLOOR	102.823	10.000	92.823	9.000	1.659
TOTAL	409.219	40.000	369.219	36.000	8.276

11. TENEMENTS & CAR PARKING CALCULATION

(A) RESIDENTIAL

TENEMENT PROPORTIONAL AREA (SQM)	TO BE ADDED (SQM)	ACTUAL TENEMENT AREA (SQM)	No. of REQUIRED CAR PARKING
A	42.057	10.907	3
B	42.808	10.907	3

(B) MERCANTILE RETAIL

(1) SHOP BUILT-UP AREA = 14.807 SQM
(2) SHOP CARPET AREA = 12.413 SQM (REQUIRED CAR PARKING = 0 No)
(3) TOTAL REQUIRED CAR PARKING = 1 No
(4) PERMISSIBLE AREA FOR PARKING = 1 No
(5) PERMISSIBLE AREA FOR PARKING = 12.254 + 42.759 = 55.013 SQM
(6) PROPOSED CAR PARKING = 2.25
(7) PROPOSED CAR PARKING = 2.25
(8) OVER HEAD TANK AREA = 5.339 SQM
(9) STAIR HEAD ROOM AREA = 12.808 SQM
(10) LIFT MACHINE ROOM AREA = 4.790 SQM
(11) LIFT MACHINE ROOM STAIR AREA = 1.800 SQM
(12) TERRACE AREA = 10.823 SQM
(13) AREA OF CURBOARD = [(0.675 SQM x Nos.) + (0.713 SQM x Nos.) = 8.214 SQM
(14) ADDITIONAL AREA FOR FEES = [(12.858 + 4.790 + 1.800 + 8.214) = 27.672 SQM

CERTIFICATE OF STRUCTURAL ENGINEER

THE FOUNDATION DESIGN & CONSTRUCTION OF THE BUILDING HAS BEEN DONE BY ME, CONSIDERING ALL POSSIBLE LOADS INCLUDING SEISMIC LOAD AS PER NATIONAL BUILDING CODE OF INDIA AND CERTIFIED THAT IT IS SAFE AND STABLE IN ALL RESPECTS. SOIL TESTING HAS BEEN DONE BY SHI RAJESH KUMAR BANERJEE, (REGISTERED CIVIL ENGINEER, KOLKATA - 103) RECOMMENDATIONS OF SOIL TEST REPORT HAS BEEN CONSIDERED DURING STRUCTURAL CALCULATIONS.

SWADESH KUMAR MANDAL
R.E.E. CLASS - 11/399
NAME OF STRUCTURAL ENGINEER

CERTIFICATE OF GEO-TECH ENGINEER

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 PROPOSED CONSTRUCTION THEREON IS SAFE AND STABLE IN ALL RESPECTS FROM GEO-TECHNICAL POINT OF VIEW.

RUPAK KUMAR BANERJEE
G.T.E. CLASS - 1/3
NAME OF GEO-TECH ENGINEER

DECLARATION OF L.B.S.

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 CONDITIONS INCLUDING THE WIDTH OF THE ABUTTING ROAD CONFORM WITH THE PLAN AND WHICH HAS BEEN MEASURED AND VERIFIED BY ME.

- THE PLOT IS WITH EXISTING STRUCTURE AND BOUNDED BY BOUNDARY WALL. THE EXISTING STRUCTURE OCCUPIED BY OWNERS.
- IT IS A BUILDABLE SITE AND NOT A TANK OR FILLED UP TANK.
- THE CONSTRUCTION OF U.S. WATER TANK AND SEPTIC TANK WILL BE COMPLETED BEFORE STARTING OF BUILDING FOUNDATION.

SWADESH KUMAR MANDAL
L.B.S. CLASS - 1/1245
NAME OF L.B.S.

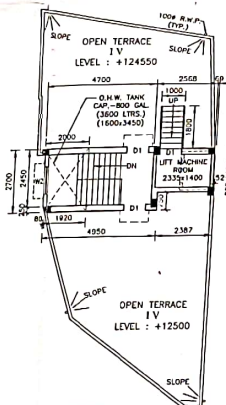
GROUND, 1ST, 2ND & 3RD FLOOR PLANS, ROOF PLAN, SECTION-AA & BB, FRONT & NORTH SIDE ELEVATIONS.

PROJECT :
PROPOSED G + 111 STORIED RESIDENTIAL BUILDING OF HEIGHT 12.5 M (U/S - 393 A OF K.M.C. ACT, 1980 AND K.M.C. BUILDING RULE 2009) AT PREMISES No. - 7/6, CHANDRA NATH ROY ROAD, WARD No. - 66, BOROUGH - VII, KOLKATA - 700039, P.S. - TILJALA, UNDER THE KOLKATA MUNICIPAL CORPORATION.

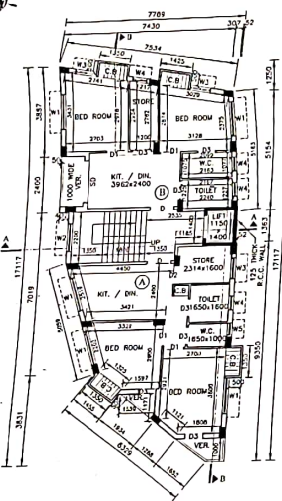
PLAN CASE No. - 2022070059
B. P. No. - 2022070054 DATED - 01.09.2022
VALID UPTO - 31.08.2027

KOUSHIK SWARNAKAR
Digitally signed by KOUSHIK SWARNAKAR
Date: 2022.09.01 17:45:48 +05'30'
DIGITAL SIGNATURE OF A.E.

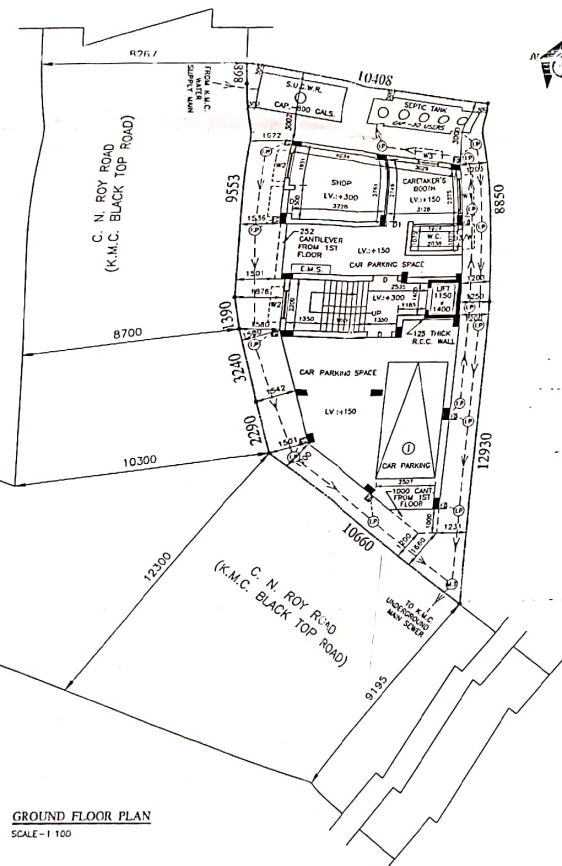
NORTH SIDE ELEVATION
SCALE - 1:100



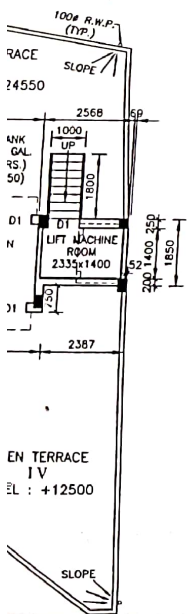
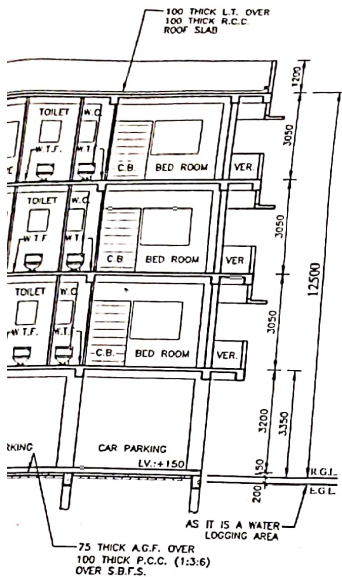
ROOF PLAN
SCALE - 1:100



TYPICAL FLOOR PLAN
(1ST, 2ND & 3RD FLOOR)
SCALE - 1:100



GROUND FLOOR PLAN
SCALE - 1:100



AN



NORTH SIDE ELEVATION
SCALE - 1:100

STATEMENT OF THE PLAN PROPOSAL

PART-A

01. ASSESSEE No : 21-066-02-0014-9
02. NAME OF OWNERS: SRI ASOK KUMAR TUNGA AND SMT. NIBEDITA TUNGA
03. DETAILS OF REGISTERED DEED
BOOK No. : 1 VOL. No. : 114
BEING No. : 7060 DATE : 19.11.1952
PLACE: S.R., ALIPORE SADAR
04. DETAILS OF REGISTERED BOUNDARY DECLARATION
BOOK No. : 1 VOL. No. : 1603-2022
BEING No. : 160300799 DATE : 24.01.2022
PAGE No. : 31214-31237
PLACE: D.S.R. III, 24 PGS.(S)
05. No. OF STOREY = G+111
06. No. OF TENEMENTS = 6 Nos.
07. SIZE OF TENEMENTS : 50 - 75 SQM = 6 Nos.

DOOR & WINDOW SCHEDULE

TYPE	WIDTH	HEIGHT	TYPE	WIDTH	HEIGHT
D	1050	2100	W1	1500	1200
D1	900	2100	W2	1200	1200
D2	800	2100	W3	900	1200
D3	750	2100	W4	600	750
SD	1800	2100	W5	500	750

SPECIFICATIONS

1. ALL GRADE OF CONCRETE - M20.
2. ALL GRADE OF STEEL - Fe 500.
3. ALL OUTER WALL - 200 MM THICK 1:6 MORTAR.
4. ALL INTERNAL WALL-75 MM THICK WITH 1:4 MORTAR EXCEPT OTHERWISE MENTIONED.
5. ALL PLASTER - 12 MM THICK WITH 1:4 MORTAR.
6. BEARING CAPACITY OF SOIL AS PER SOIL REPORT.
7. ALL OTHER MATERIALS USED AS PER IS CODE :
- a) ALL SORTS OF PRECAUTIONARY MEASURES WILL BE TAKEN AT THE TIME OF CONSTRUCTION WHICH WILL NOT EXCEED THE LOAD BEARING WALL. THIS MEASURES INDICATES THE SEPTIC TANK & U.G.W.RESERVOIR MAINLY.
- b) ALL DIMENSIONS ARE IN MM.
8. DEPTH OF S.U.G.W.R. AND SEPTIC TANK WILL NOT EXCEED THE DEPTH OF FOUNDATION.

DECLARATION OF OWNERS

WE DO HEREBY DECLARE WITH FULL RESPONSIBILITY THAT WE SHALL ENGAGE L.B.S. & E.S.E. DURING CONSTRUCTION WE SHALL FOLLOW THE INSTRUCTIONS 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 AND 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 COMPLETED UNDER THE GUIDANCE OF L.B.S./E.S.E. BEFORE STARTING OF BUILDING FOUNDATION WORK. PLOT IS IDENTIFIED BY US DURING DEPARTMENTAL INSPECTION.

SRI ASOK KUMAR TUNGA & SMT. NIBEDITA TUNGA
NAME OF OWNERS/APPLICANTS

PART-B

01. AREA OF LAND :
AS PER TITLE DEED & ASSESSMENT RECORD (02 K-13 CH-05 SFT) = 188.592 SQM
02. AS PER BOUNDARY DECLARATION (PHYSICAL MEASUREMENT) = (02 K-13 CH-4.95 SFT) = 188.587 SQM
03. AREA OF SPLAY CORNER = ALREADY SPLAYED
04. AREA OF STRIP = NA
05. NET LAND AREA = 188.587 SQM
06. (i) PERMISSIBLE GROUND COVERAGE (60.00%) = 113.152 SQM
07. PROPOSED HEIGHT = 12.500 M
08. DEPTH OF BUILDING = 17.117 M
09. FRONTAGE OF PLOT = 10.660 M

10. PROPOSED AREA:

FLOORS	GROSS COVERED AREA (SQM)	CUTOUT STAIR WELL (SQM)	LIFT WELL (SQM)	NET COVERED AREA (SQM)	EXEMPTED AREA STAIR & LOBBY (SQM)	LIFT LOBBY (SQM)	NET FLOOR AREA (SQM)
GROUND FLOOR	100.801	0.000	0.000	100.801	9.900	1.659	89.242
1ST FLOOR	102.823	0.000	1.610	101.213	9.900	1.659	89.654
2ND FLOOR	102.823	0.000	1.610	101.213	9.900	1.659	89.654
3RD FLOOR	102.823	0.000	1.610	101.213	9.900	1.659	89.654
TOTAL	409.270	0.000	4.830	404.440	39.600	6.636	358.204

11. TENEMENTS & CAR PARKING CALCULATION:

MARKED	TENEMENT SIZE (SQM)	PROPORTIONAL AREA TO BE ADDED (SQM)	ACTUAL TENEMENT AREA (SQM)	No. OF TENEMENT	REQUIRED CAR PARKING (SQM)
A	46.057	11.735	57.792	3	1
B	42.808	10.907	53.715	3	1

11. (B) MERCANTILE RETAIL :

- (i) SHOP BUILT-UP AREA = 14.807 SQM
- (ii) SHOP CARPET AREA = 12.413 SQM (REQUIRED CAR PARKING=0 No.)
12. TOTAL REQUIRED CAR PARKING = 1 No.
13. TOTAL PROVIDED CAR PARKING = 1 No.
14. PROVIDED AREA FOR PARKING = 25.000 SQM
15. PERMISSIBLE F.A.R = 2.25
16. PROPOSED F.A.R = (358.204 - 25.000) / 188.587 = 1.767 < 2.25
17. OVER HEAD TANK AREA = 5.390 SQM
18. STAIR HEAD ROOM AREA = 12.868 SQM
19. LIFT MACHINE ROOM AREA = 4.790 SQM
20. LIFT MACHINE ROOM STAIR AREA = 1.800 SQM
21. TERRACE AREA = 102.823 SQM
22. AREA OF CUPBOARD = [(0.675 SQMx9 Nos.)+(0.713 SQMx3 Nos.) = 8.214 SQM
23. ADDITIONAL AREA FOR FEES = (12.868+4.790+1.800+8.214) = 27.672 SQM

CERTIFICATE OF STRUCTURAL ENGINEER

THE STRUCTURAL DESIGN & DRAWING OF BOTH FOUNDATION AND SUPER STRUCTURE OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING SEISMIC LOAD AS PER NATIONAL BUILDING CODE OF INDIA AND CERTIFIED THAT IT IS SAFE AND STABLE IN ALL RESPECTS. SOIL TESTING HAS BEEN DONE BY SRI RUPAK KUMAR BANERJEE "GLOBETECH", KUSUMBA SAHAPARA, NARENDRAPUR, KOLKATA - 103) RECOMMENDATIONS OF SOIL TEST REPORT HAS BEEN CONSIDERED DURING STRUCTURAL CALCULATIONS.

SWADESH KUMAR MANDAL
E.S.E.-CLASS -11/399

NAME OF STRUCTURAL ENGINEER

CERTIFICATE OF GEO-TECH. ENGINEER

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.

RUPAK KUMAR BANERJEE
G.T.E.-CLASS-1/3

NAME OF GEO-TECH. ENGINEER

DECLARATION OF L.B.S.

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 CONDITIONS INCLUDING THE WIDTH OF THE ABUTTING ROAD CONFORM WITH THE PLAN AND WHICH HAS BEEN MEASURED AND VERIFIED BY ME.

- THE PLOT IS WITH EXISTING STRUCTURE AND BOUNDED BY BOUNDARY WALL. THE EXISTING STRUCTURE OCCUPIED BY OWNERS.
- IT IS A BUILDABLE SITE AND NOT A TANK OR FILLED UP TANK.
- THE CONSTRUCTION OF U.G WATER TANK AND SEPTIC TANK WILL BE COMPLETED BEFORE STARTING OF BUILDING FOUNDATION.

SWADESH KUMAR MANDAL
L.B.S.-CLASS-1/1245

NAME OF L.B.S.

GROUND, 1ST, 2ND & 3RD FLOOR PLANS, ROOF PLAN, SECTION-AA & BB, FRONT & NORTH SIDE ELEVATIONS.

PROJECT :

PROPOSED G+111 STORIED RESIDENTIAL BUILDING OF HEIGHT 12.5 M (U/S-393 A OF K.M.C. ACT, 1980 AND K.M.C. BUILDING RULE 2009) AT PREMISES No. - 7/6, CHANDRA NATH ROY ROAD, WARD No. - 66, BOROUGH - VII, KOLKATA - 700039, P. S. - TILJALA, UNDER THE KOLKATA MUNICIPAL CORPORATION.

PLAN CASE No. - 2022070059

B. P. No. - 2022070094

DATED - 01.09.2022

VALID UPTO - 31.08.2027

KOUSHIK
SWARNAKAR
Digitally signed by
KOUSHIK SWARNAKAR
Date: 2022.09.01
17:45:48 +05'30'

DIGITAL SIGNATURE OF A.E.



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