



AREA OF LAND AS PER DEED - 371.330 SQM							
AREA OF LAND AS PER BOUNDARY DECL. - 370.062 SQM							
PERM. FLOOR AREA - 370.062 x 2.00 - 740.124 SQM							
PERM. GR. COVERAGE - 54.332 % - 201.062 SQM							
PROP. GR. COVERAGE - 50.0926 % - 185.374 SQM							
FLOOR	GROSS FL. AREA (SQM)	ST. WELL (SQM)	LIFTWELL (SQM)	GROSS FL. AREA (SQM)	TOTAL EXEMPTED AREA		NET FL. AREA (FOR F.A.R.)
					STAIR AREA (SQM)	LIFT LOBBY (SQM)	
GR. FL.	180.959	-----	-----	180.959	12.150	1.890	166.919 SQM
1ST. FL.	185.374	1.519	2.100	181.755	12.150	1.890	167.715 SQM
2ND. FL.	185.374	1.519	2.100	181.755	12.150	1.890	167.715 SQM
3RD. FL.	185.374	1.519	2.100	181.755	12.150	1.890	167.715 SQM
4TH. FL.	185.374	1.519	2.100	181.755	12.150	1.890	167.715 SQM
TOTAL FL.	922.455	6.076	8.400	907.979	60.750	9.450	837.779 SQM
PARKING CALCULATION							
NET TENEMENT AREA			SHARE OF SERVICE	GROSS TENEMENT AREA	NOS	REQ. PARK	
FLAT- A/C/E = 82.370 SQM			12.647 SQM	95.017 SQM	THREE	FOUR	
FLAT- B/D/F = 80.959 SQM			12.430 SQM	93.389 SQM	THREE		
FLAT- G = 163.329 SQM			25.077 SQM	188.406 SQM	ONE		
NO OF CAR PARKING PROVIDED - COVERED = FOUR NOS & OPEN NIL							
ACTUAL AREA OF CAR PARKING AT GROUND - 154.355 SQM							
PERMISSIBLE F.A.R. - 2.00							
PROPOSED F.A.R. - (837.779 - 100.00) / 370.062 = 1.994							
	LOFT			CUPBOARD		LEDGE / TEND	
1ST. FL.		3.468 SQM					
2ND. FL.		3.468 SQM					
3RD. FL.		3.468 SQM					
4TH. FL.		3.040 SQM					
TOTAL FL.		13.444 SQM					
STAIR CASE AREA - 19.795 SQM							
LIFT MACHINE RM AREA - 9.230 SQM							
LIFT MACHINE STAIR AREA - 3.550 SQM							
OVER HEAD WATER RESERVOIR AREA - 6.562 SQM							
TREE COVER AREA - 2.000 SQM							
ADDITIONAL AREA FOR FEES - (19.795 + 9.230 + 3.550 + 13.444) = 46.019 SQM							

SHEET 1 OF 2	
B.P.NO : 2022120412	DATE : 09-DEC-22
VALID UPTO : 08-DEC-27	
DIGITAL SIGNATURE OF SANCTIONING AUTHORITY	
DIGITAL SIGNATURE OF A.E (C) /BR-XII	
DIGITAL SIGNATURE OF E.E (BLDG.)/BR-XII	

NOTES & SPECIFICATIONS

ALL DIMENTION ARE GIVEN IN M.M. OTHERWISE MENTION .
DEPTH OF THE FOUNDATION OF SEPTIC TANK & SEMI UNDER GROUND WATER RESERVOIR WILL NOT EXCEED THE DEPTH OF BUILDING FOUNDATION.
200TH. OUTSIDE BRICK WORK WITH CEMENT SAND MORTER (1:6) AND 75TH. INSIDE BRICK WORK WITH CEMENT SAND MORTER (1:4).
REINFORCE CEMENT CONCRETE WORK WITH STONE CHIPS, SAND AND CEMENT(1:1.5:3) PLASTERING WITH CEMENT SAND MORTER (1:4) FOR R.C.C. WORK & (1:6) FOR BRICK WORK LIME TERRACING WITH BRICK KHOA ,SURKI AND LIME (7:2:2) .

DECLERATION OF 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 HAS BEEN SUBMITTED BY MAS, 4, GARFA MAIN ROAD, KOLKATA - 75, THE RECOMMENDATIONS OF SOIL TEST REPORT HAS BEEN CONSIDERED DURING STRUCTURAL CALCULATIONS.
KALLOL KUMAR GHOSHAI
E.S.E. NO - 60 / II
NAME OF E.S.E.

DECLERATION OF L.B.S.

CERTIFIED ON THE PLAN ITSELF WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS BEEN DRAWN UP AS PER PROVISIONS OF K.M.C. BUILDING RULE 2009 AS AMMENDED FROM TIME TO TIME AND THAT THE SITE CONDITIONS INCLUDING THE WIDTH OF THE ABUTTING ROAD CONFORMS WITH THE PLAN AND THAT IT IS A BUILDABLE SITE AND NOT A TANK OR FILLED UP TANK. THE PROPERTY LINE BOUNDED BY BOUNDARY WALL & THE ROAD WIDTH IS 7.20 M WIDE K.M.C. BLACK TOP ROAD . THE PLOT IS VACANT. THE PLOT IS BEYOND 500 METRE FROM CENTRE LINE OF E.M. BYE PASS.
AMITAVA DEBNATH
L.B.S. NO 312 / I
NAME OF L.B.S.

DECLERATION OF OWNERS

I / WE DO HEREBY DECLARE WITH FULL RESPONSIBILITY THAT I / WE SHALL ENGAGE L.B.S. & E.S.E. DURING CONSTRUCTION. I / 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 & 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 THE BUILDING FOUNDATION WORK. THE SITE IS IDENTIFIED ME DURING SITE INSPECTION BY THE BLDG. DEPARTMENT.
INDRANI GHOSH propnitor of
ISHANI CONSTRUCTION C.A. of
SRI RANGIN BASU
NAME OF OWNERS

DECLERATION OF GEO TECHNICAL

UNDERSIGNED HAS INSPECTED THE SITE AND CARRIED OUT SOIL INVESTIGATION THEREON. IT IS CERTIFIED THAT THE EXISTINGSOIL OF THE SITE IS ABLE TO CARRY THE LOAD COMING FROM THE PROPOSED CONSTRUCTION AND THE FOUNDATION SYSTEM PROPOSED HEREIN IS SAFE & STABLE IN ALL RESPECT FROM GEO-TECHNICAL POINT OF VIEW.
KALLOL KUMAR GHOSHAI
G.T./11/14 (K.M.C.)
NAME OF GEO-TECHNICAL

PROPOSED G + 4 STORIED RESIDENTIAL BUILDING PLAN AT PREM NO 67/2 PURBACHAL MAIN ROAD, WARD NO 106, BR-XII, MOUZA-GARFA,J.L.NO-19,R.S. KHATIAN NO-1226,CORRESPONDING IN L.R.KHATIAN NO-2368,APPERTAINING TO R. S. & L. R. DAG NO 1752 & 1755, P.S.-GARFA, KOL - 78, U/S 393A OF KMC ACT 1980 & COMPLYING 1980 & COMPLYING KMC BUILDING RULE 2009

DOOR WINDOW SCHEDULE

DOOR MKD.	WIDTH X HEIGHT	WINDOW MKD.	WIDTH X HEIGHT
D ₁	750 X 2100	W ₁	500 X 500
D ₂	900 X 2100	W ₂	750 X 1100
D ₃	1050 X 2100	W ₃	750 X 1500
D ₄	1200 X 2100	W ₄	900 X 1500
D ₅	1200 X 2100	W ₅	1200 X 1500
		W ₆	1500 X 1500

STATEMENT OF THE PLAN PROPOSAL

ASSESSSEE NO - 31-106-16-2527-0

NAME OF OWNER :-
RANGIN BASU
NAME OF APPLICANT :-
INDRANI GHOSH propnitor of
ISHANI CONSTRUCTION C.A.
DETAILS OF GENRL. POWER OF ATTORNEY :-
BEING NO-160411868, BOOK NO - I,
VOL-1604-2022, P-341553-341566,
D.S.R.-IV, 24 PARG(S),DT-29/09/2022.
DETAILS OF DEED OF GIFT :-
BEING NO-160301895, BOOK NO- I
VOL-1603-2016, P-60833-60852,
D.S.R.-III,24 PARG(S), DT-18/04/2016.
DETAILS OF BOUNDARY DECLARATION
BEING NO - 160404622, BOOK NO- I
VOL NO-1604-2022, P-158438-158454,
D.S.R. IV, 24 PARG(S), DT - 11/05/2022.

GOVT OF W.B. Office of ADM & D.L.L.R.O. (CONVERSION PUKUR TO BASTU FOR DAG NO 1752)
MEMO NO - 51A (C)/160/2191/P/22/ Dated - 05/04/2022.