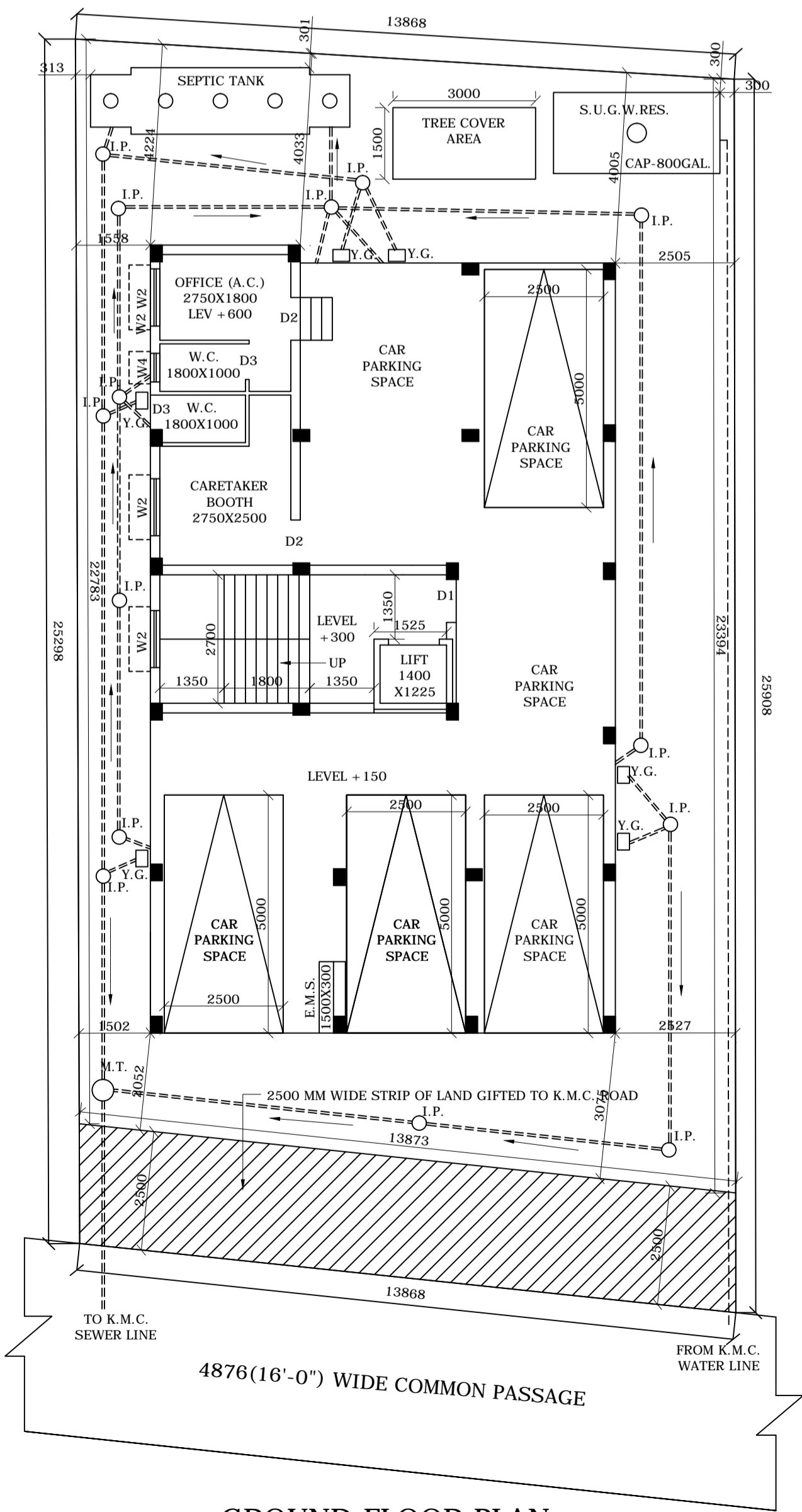


FRONT ELEVATION

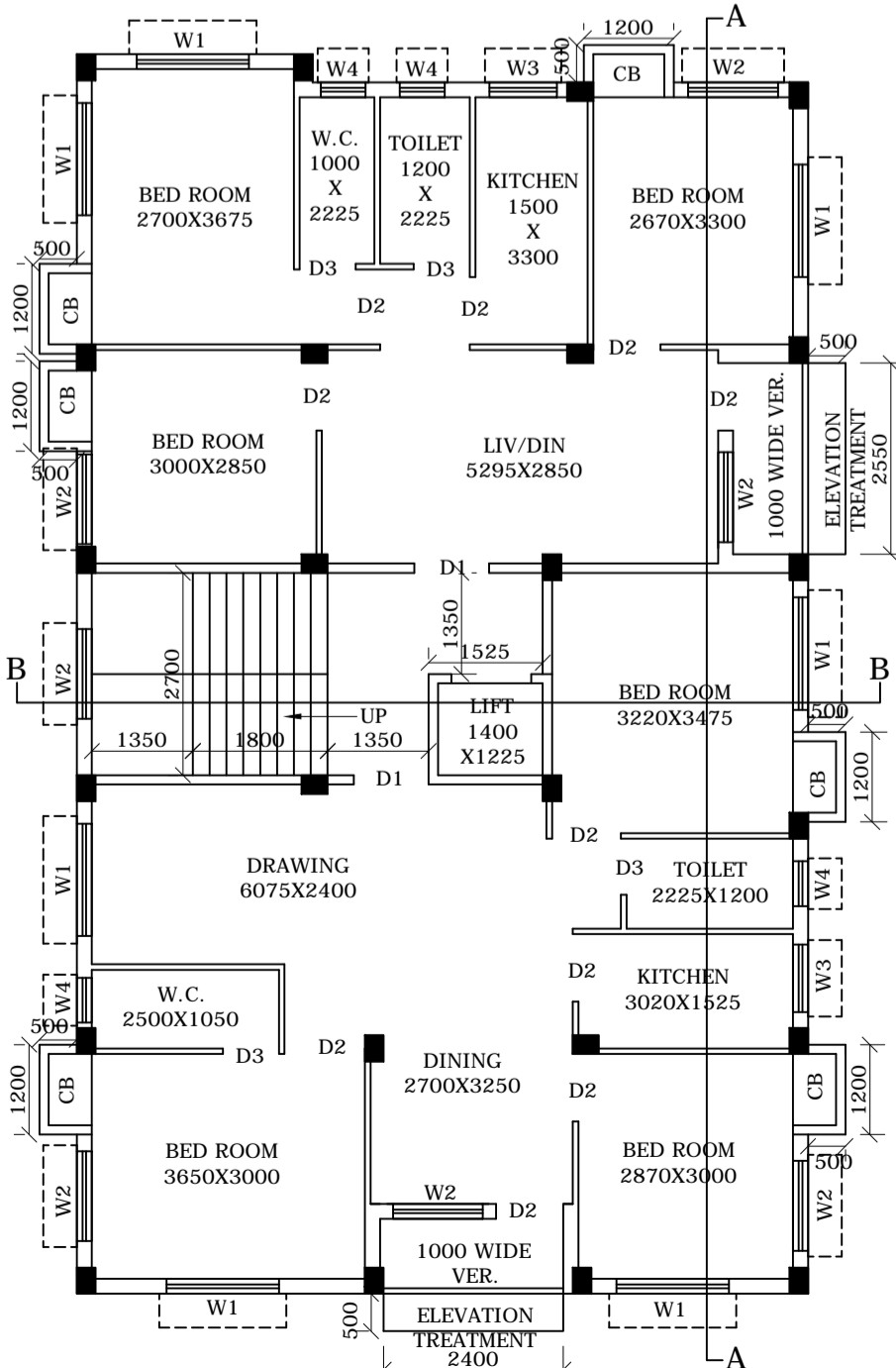
SECTION ON A-A

SECTION ON B-B

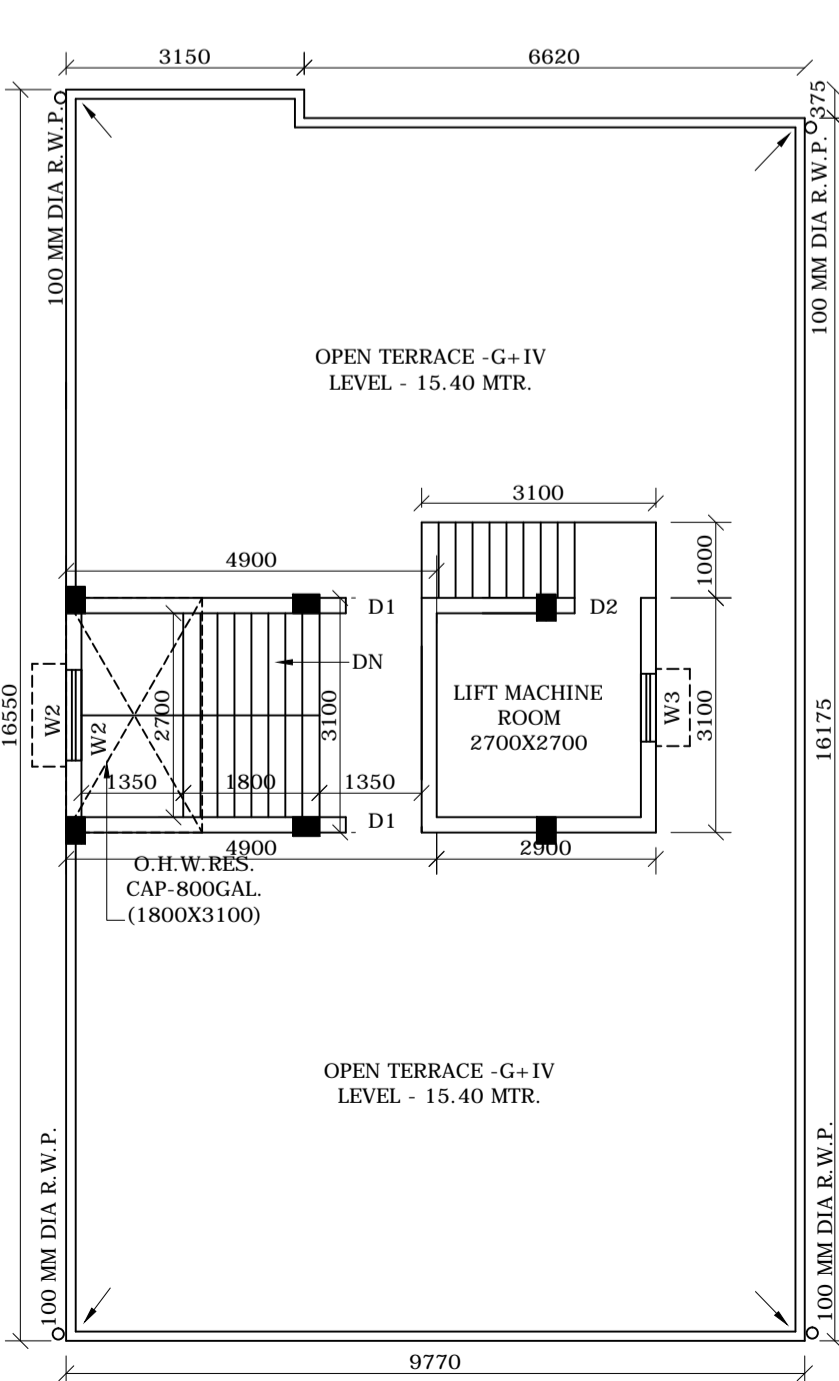
DOORS & WINDOWS SCHED.			
MKD.	SIZE	MKD.	SIZE
D1	1000x2100	W	1800X1350
D2	900x2100	W1	1500X1350
D3	750x2100	W2	1200X1350
		W3	900X1200
		W4	600X800



GROUND FLOOR PLAN



1ST, 2ND, 3RD & 4TH FLOOR PLAN



ROOF PLAN

**PROPOSED G+IV STORIED RESIDENTIAL BUILDING**  
U/S 393A OF K.M.C. ACT. 1980 AND BUILDING RULE 2009, AT PREMISES NO. 3943, NAYABAD, WARD -109, BOROUGH-XII, OF MOUZA - NAYABAD, J.L. NO. - 25, R.S. DAG NO. - 201, R.S. KHATIAN NO.-113, L.R. KHATIAN NO. - 457, UNDER K.M.C. P.S. - PURBA JADAVPUR.  
(SHEET NO. 2 OF 2)

**SPECIFICATIONS:**

- ALL DIMENSIONS ARE IN MM OTHERWISE MENTIONED.
- DEPTH OF THE FOUNDATION OF SEPTIC TANK AND U.G.WATER RESERVOIR WILL NOT EXCEED THE DEPTH OF THE BUILDING FOUNDATION.
- 200 THK. OUTSIDE BRICK WORK WITH CEMENT SAND MORTAR 1:6 AND 75 THK. BRICKWORK WITH 1:4 CEMENT MORTAR.
- R.C.C. WORK WITH STONECHIPS, SAND, AND CEMENT (3:1.5:1) GRADE OF CONCRETE M-20, GRADE OF STEEL Fe-500.
- PLASTERING WITH SAND CEMENT MORTAR 1:4 FOR CEILING AND 1:6 FOR WALL.
- P.C.C. WITH BK. KHOA, SAND, CEMENT (6:3:1)
- LIME TERRACING WITH BK. KHOA, SURKI AND LIME (7:2:2).

**DECLARATION OF GEO-TECHNICAL 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.

NAME OF THE GEO-TECHNICAL ENGINEER  
KALLOL KUMAR GHOSHAL  
GEO-TECH. NO- II/14

**E.S.E./L.B.S. DECLARATION**

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 RESPECT.  
SOIL TESTING HAS BEEN DONE BY KALLOL KUMAR GHOSHAL OF M/S/ TECHNIO SOIL OF GORKHARA, ARUNACHAL, SONARPUR, KOLKATA - 150. THE RECOMMENDATIONS OF SOIL TEST REPORT HAS BEEN CONSIDERED DURING STRUCTURAL CALCULATIONS.

NAME OF THE STRUCTURAL ENGINEER  
SAMIR BANDHOPADHYAY  
E.S.E. NO. 1/117

**L.B.S. 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 & THAT THE SITE CONDITION INCLUDING THE ABUTTING ROAD CONFORMS WITH THE PLAN, WHICH HAS BEEN MEASURED AND VERIFIED BY ME.  
IT IS A BUILDABLE SITE AND NOT A TANK OR FILLED UP TANK. THE LAND IS DEMARCATED BY BOUNDARY WALL.  
THE PLOT IS BEYOND 500 MR. FROM C/L OF E.M. BYE PASS.  
THE CONSTRUCTION OF SEMI U.G. WATER TANK AND SEPTIC TANK WILL BE COMPLETED BEFORE STARTING OF BUILDING FOUNDATION WORK.  
WIDTH OF FRONT ABUTTING COMMON PASSAGE IS 4.876 MTR.  
NATURE OF ROAD IS COMMON PASSAGE.  
THERE IS NO EXISTING BUILDING STRUCTURE.  
THE PLOT IS OCCUPIED BY THE OWNER.  
SITE PLAN AND KEY PLAN CONFORM WITH THE SITE.  
SIGNATURE OF OWNER IS AUTHENTICATED BY ME.

NAME OF THE L.B.S.  
SAMIR BANDYOPADHYAY  
L.B.S. NO. 1/700

**OWNERS DECLARATION**

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 UNDER THE GUIDANCE OF E.S.E./L.B.S. BEFORE STARTING OF BUILDING FOUNDATION WORK. DURING DEPTT. INSPECTION SITE WAS IDENTIFIED BY ME.

NAME OF THE OWNER/APPLICANT  
Sri Swapan Majumder

PART A																																														
MAIN CHARACTERSTICS OF THE PROPOSAL																																														
1. ASSESSEE NO. 31-109-08-3605-9																																														
Details of Power of attorney:nil.																																														
3. Name of the owner / Applicant: Sri Swapan Majumder																																														
K.M.C. Mutation no. O/ 109/19-Jul-22 /44334 dt. 19.07.2022																																														
4. Details of Registered Deed:																																														
A) Book - I, Volume No.- 1604-2020																																														
Page no.- 163974-164023,																																														
Being no.- 160404584																																														
Year : 2020,, Dt. 25.11.2020																																														
Reg. at D.S.R.- IV, South 24 pgs.																																														
Details of Strip of land																																														
Book - I, Volume No.- 1603-2022																																														
Page no.- 431251 to 431262																																														
Being No.- 160312220																																														
Year :2022, DT. 08.08.2022																																														
Reg. at D.S.R.-III, 24 Pgs. (South)																																														
Details of Boundary Declaration																																														
Book - I, Volume No.- 1603-2022																																														
Page no.- 431208 to 431218																																														
Being No.- 160312216																																														
Year :2022, DT. 08.08.2022																																														
Reg. at D.S.R.-III, 24 Pgs. (South)																																														
Details of Common Passage																																														
Book - I, Volume No.- 1603-2022																																														
Page no.- 431199 to 431207																																														
Being No.- 160312214																																														
Year :2022, DT. 08.08.2022																																														
Reg. at D.S.R.-III, 24 Pgs. (South)																																														
Details of B.L. & L.R.O. Mutation as per Parcha L.R. Khatian - 457																																														
COPY NO:4942.DT-31.08.21 (SHALI)																																														
Details of B.L. & L.R.O. Conversion Certificate (SHALI TO BASTU)																																														
Memo no. - 17/841./CON.CERTIFICATE/BL&RO/KOL, DT. 21.03.2022																																														
Declaration before 1st class judicial Magistrate (5th) regarding L.R. & R.S																																														
Dag & Khatian no. vide no-50092 dated 08/09/2022.																																														
PART- B																																														
1. Area of land :																																														
As per title deed = 354.886 sq.m. (05 KH-04 CH -40 SQ.FT.)																																														
As per boundary declaration =353.688 Sq.m.																																														
Area of strip of land =34.676 Sq.m.																																														
2. Net area of land: 353.688-34.676= 319.012 Sq.m.																																														
3. Permissible Ground coverage : 54.877 % = 194.093 sq.m.																																														
4. Proposed Ground coverage : 45.015 % =159.211 sq.m.																																														
5. Proposed Area:																																														
<table><tr><th rowspan="2">Floor Mkd.</th><th rowspan="2">Total Floor Area</th><th colspan="3">Total Exempted Area</th><th rowspan="2">Net Floor Area</th></tr><tr><th>Stair</th><th>Lift</th><th>Lift lobby</th></tr><tr><td>Ground Floor</td><td>159.211</td><td>12.150</td><td></td><td>2.059</td><td>145.002 sq.m.</td></tr><tr><td>1st Floor</td><td>159.211</td><td>12.150</td><td>1.715</td><td>2.059</td><td>143.287 sq.m.</td></tr><tr><td>2nd Floor</td><td>159.211</td><td>12.150</td><td>1.715</td><td>2.059</td><td>143.287 sq.m.</td></tr><tr><td>3rd Floor</td><td>159.211</td><td>12.150</td><td>1.715</td><td>2.059</td><td>143.287 sq.m.</td></tr><tr><td>4th Floor</td><td>159.211</td><td>12.150</td><td>1.715</td><td>2.059</td><td>143.287 sq.m.</td></tr><tr><td>Total</td><td>796.055 sq.m.</td><td>60.75 sq.m.</td><td>6.86</td><td>10.295</td><td>718.150 Sq.m.</td></tr></table>		Floor Mkd.	Total Floor Area	Total Exempted Area			Net Floor Area	Stair	Lift	Lift lobby	Ground Floor	159.211	12.150		2.059	145.002 sq.m.	1st Floor	159.211	12.150	1.715	2.059	143.287 sq.m.	2nd Floor	159.211	12.150	1.715	2.059	143.287 sq.m.	3rd Floor	159.211	12.150	1.715	2.059	143.287 sq.m.	4th Floor	159.211	12.150	1.715	2.059	143.287 sq.m.	Total	796.055 sq.m.	60.75 sq.m.	6.86	10.295	718.150 Sq.m.
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6. Parking Calculation																																														
(A)																																														
<table><tr><th>Tenement size</th><th>Prop. area to be added</th><th>Actual area of Tenement</th><th>Tenement No.</th><th>Required Parking</th></tr><tr><td>64.953</td><td>10.547</td><td>75.500</td><td>4 nos.</td><td rowspan="2">4 nos.</td></tr><tr><td>77.450</td><td>12.576</td><td>90.026</td><td>4 nos.</td></tr><tr><td colspan="3">Total Required Parking</td><td></td><td>4 nos.</td></tr></table>		Tenement size	Prop. area to be added	Actual area of Tenement	Tenement No.	Required Parking	64.953	10.547	75.500	4 nos.	4 nos.	77.450	12.576	90.026	4 nos.	Total Required Parking				4 nos.																										
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Total Required Parking				4 nos.																																										
(B) No. of Parking provided = covered = 4 nos. & Open = nil																																														
(C) Permissible area of parking a) Ground floor = 4 nos. x 25 sq.m.																																														
(D) Actual area of parking provided= 116.677 sq.m. a)Ground floor= 116.677 sq.m.																																														
7. Office aera : Covered = 10.412 sq.m., Carpet = 7.906 Sq.m.																																														
8. Permissible F.A.R. = 1.75																																														
9. Proposed F.A.R. = 1.748																																														
10. Statement of other areas																																														
<table><tr><th>Floor</th><th>Loft</th><th>Cupboard</th><th>Ledge / Tend</th></tr><tr><td>Ground Floor</td><td>—</td><td>—</td><td>—</td></tr><tr><td>1st Floor</td><td>—</td><td>3.60</td><td>—</td></tr><tr><td>2nd Floor</td><td>—</td><td>3.60</td><td>—</td></tr><tr><td>3rd Floor</td><td>—</td><td>3.60</td><td>—</td></tr><tr><td>4th Floor</td><td>—</td><td>3.60</td><td>—</td></tr><tr><td>Total</td><td>—</td><td>14.40 sq.m.</td><td>—</td></tr></table>		Floor	Loft	Cupboard	Ledge / Tend	Ground Floor	—	—	—	1st Floor	—	3.60	—	2nd Floor	—	3.60	—	3rd Floor	—	3.60	—	4th Floor	—	3.60	—	Total	—	14.40 sq.m.	—																	
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4th Floor	—	3.60	—																																											
Total	—	14.40 sq.m.	—																																											
11. Stair head room area = 15.19 sq.m.																																														
12. Lift machine room area = 8.99 sq.m.																																														
13. O.H.W.Res. area = 5.58 sq.m.																																														
14. Lift machine room stair = 3.10 sq.m.																																														
15. Tree cover area = 4.5 sq.m.																																														
16. Additional area = 41.68 sq.m.																																														
17. Relaxation of authority, if any= I)U/S 406 COMMON PASSAGE.																																														
II)U/R 74(4) ADDITIONAL HEIGHT OF BLDG.																																														
B.P. NO. 2023120156																																														
DATE - 26-JUN-23																																														
VALID UP TO- 25-JUN-28																																														
Digital signature of A.E.																																														
Digital signature of E.E.																																														