

PLAN OF A PROPOSED G+IV STORED RESIDENTIAL BUILDING U/S 393 (A) OF K.M.C. ACT, 1980, ALONG WITH K.M.C. BUILDING RULES 2009, AT PREMISES, NO. - 131/3, NETAJI SUBASH ROAD, UNDER K.M.C., WARD NO. - 130, BR. NO. - XIV.

NAME OF OWNER - SM. RATNA SEN.			
DRAWN BY - SOMNATH HALDER.			
MASTER SHEET (SHEET 01 OF 02)			
SCHEDULE OF DOORS & WINDOWS			
SPECIFICATION			
MKD.	WIDTH	HEIGHT	TYPE
DG	1200	2100	PANEL
D1	900	2100	DO
D2	750	2100	DO
W1	1500	1200	GLASD
W2	900	1200	DO
W3	600	750	DO
STATEMENT OF THE PLAN PROPOSAL			
1. GROUND COVERAGE			
(a) PERMISSIBLE - 158.362 SQ.M. (57.484 %).			
(b) PROPOSED - 127.493 SQ.M. (46.279 %).			
2. F.A.R. CONSUMED			
(a) PROPOSED - 1.692			
(b) PERMISSIBLE - 1.692			
3. GROUND FLOOR AREA = 127.493 SQ.M.			
FIRST FLOOR AREA = 125.963 SQ.M.			
SECOND FLOOR AREA = 125.963 SQ.M.			
THIRD FLOOR AREA = 125.963 SQ.M.			
FOURTH FLOOR AREA = 125.963 SQ.M.			
TOTAL COVERED AREA EXCLUDING THE SPACES EXEMPTED IN THIS RULE			
5. TOTAL AREA EXEMPTED IN THIS RULE = 671.215 SQ.M.			
6. GROSS TOTAL COVERED AREA - 631.305 SQ.M. (INCLUDING THE SPACES EXEMPTED IN THIS RULE)			
7. TOTAL CAR PARKING AREA - 53.441 SQ.M. (MANDATORY)			
8. NO. OF CAR PARKING SPACE - 2 NOS.			
PERMISSIBLE = 2 NOS.			
9. TOTAL C.B. AREA - 12.00 SQ.M.			
10. STAIR HEAD ROOM AREA - 13.065 SQ.M.			
11. OVER HEAD TANK AREA - 4.550 SQ.M.			
12. LIFT MACHINE ROOM WITH STAIR AREA - 7.375 SQ.M.			
13. TWO WHEELER PARKING AREA - 56.468 SQ.M.			

- ASSEESSEE NO. - 41-130-09-0269-1
- DETAILS OF REGD. DEED - (a) DEED NO. - 3491 (b) BOOK NO. - 112 (c) VOLUME NO. - 112 (d) DATE - 17.07.1980 (e) PAGES - 22 TO 79 AT SR. ALPORE 24 PGS (S)
- DETAILS OF POWER OF ATTORNEY DEED - (a) DEED NO. - 160312861 (b) BOOK NO. - 1 (c) VOLUME NO. - 160312861 (d) DATE - 13.12.2021 (e) PAGES - 375356 TO 375416 AT D.S.R. - II 24 PGS (S)
- DETAILS OF BOUNDARY DECLARATION - (a) DEED NO. - 160202898 (b) BOOK NO. - 1 (c) VOLUME NO. - 160202898 (d) DATE - 15.03.2022 (e) PAGES - 115996 TO 116010 AT D.S.R. - II 24 PGS (S)
- DETAILS OF SIDE GIFT DECLARATION - (a) DEED NO. - 160202896 (b) BOOK NO. - 1 (c) VOLUME NO. - 160202896 (d) DATE - 15.03.2022 (e) PAGES - 115996 TO 116010 AT D.S.R. - II 24 PGS (S)
- AREA OF THE PLOT OF LAND (a) AS PER DEED - (4 K. - 10 CH. - 37 SFT.) = 312.802 SQ.M.
- (b) AS PER PHYSICAL MEASUREMENT = 275.489 SQ.M.
- NO. OF STORED = G + IV STORED.
- SIZE OF TENAMENT = 50 TO 75 SQ.M. - 8 NOS.
9. SIZE OF TENAMENT = 50 TO 75 SQ.M. - 8 NOS.
10. NOCAS DETAIL - DATE : 16.03.2022 VALID UP TO : 15.03.2030 SITE ELEVATION : 3.76 M. PERMISSIBLE TOP ELEVATION - 28.78 M.

DECL. OF E.S.E. THE STRUCTURAL DESIGN CALCULATION AND SUPER DRAWING OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING THE SEISMIC LOADS AS PER THE N.B.C. OF INDIA (LATEST REVISION) AND CERTIFIED THAT IT IS SAFE AND STABLE IN ALL RESPECT.

THE STRUCTURE SOIL INVESTIGATION REPORT BY R.N. ENGINEERS AT 4/28, FERN ROAD, KOLKATA-700019. E.S.E. NO. W/208 GOPAL CHANDRA BAG NAME OF E.S.E.

DECL. OF POWER OF ATTORNEY I, DO HEREBY DECLARE WITH FULL RESPONSIBILITY THAT I SHALL ENGAGE L.B.S. AND E.S.E. DURING CONSTRUCTION. I SHALL FOLLOW THE INSTRUCTION OF L.B.S. AND E.S.E. DURING CONSTRUCTION OF BUILDING STRUCTURAL STABILITY OF THE BUILDING. IF ANY SUBMITTED DOCUMENTS ARE FOUND TO BE FAKE, THE K.M.C. AUTHORITY WILL REMOVE THE SANCTION PLAN. THE CONSTRUCTION OF SEMI URG WATER RESERVOIR AND SEPTIC TANK WILL BE UNDER TAKEN UNDER THE GUIDANCE OF L.B.S. / E.S.E. BEFORE STARTING OF BUILDING FOUNDATION WORK. IF ANY DISPUTE ARISES IN FUTURE REGARDING OWNERSHIP THE K.M.C. AUTHORITY WILL NOT BE RESPONSIBLE AND WILL REVOKE SANCTION PLAN. EX. STRUCTURE TO BE DEMOLISHED BEFORE STARTING CONSTRUCTION WHICH IS FULLY OCCUPIED BY ME & THERE IS NO TENANT.

BUILDING SANCTION NO. - 2022140095 DATE: 31/05/2022 VALID UP TO : 30/05/2027

SAMIR KUMAR DEY
TUSHAR JATI
DIGITAL SIGNATURE OF A.E.
DIGITAL SIGNATURE OF E.E.

