

PROPOSED PLAN OF (G+III) STORED RESIDENTIAL BUILDING
(HEIGHT - 12.5 M.) AT PREMISES NO.140A, SANTOSH ROY ROAD
WARD-123, BOROUGH - XVI, P.S. - HARIDEVPUR UNDER K.M.C.
U/S- 393(A) OF K.M.C. ACT 1980, COMPLYING WITH BUILDING
RULE -2009

OWNER: SRI. KALYAN HALDER, SRI. DILIP RITH AND SRI. UTTAM DUTTA.

AREA STATEMENT

A	B
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1. ASSESSEE NO. 411231916068	5. GROUND COVERAGE: a) PERMISSIBLE = 143.184 SQM.(58.509%) b) CONSUMED = 143.152 SQM.(58.496%)
2. NAME OF OWNERS: SRI UTTAM DUTTA SRI DILIP RITH SRI KALYAN HALDER	6. F. A. R: a) PERMISSIBLE = 2.0 b) CONSUMED = 1.884
3. DET. OF REG. DEED: BEING NO.160700775, DATE -22/01/2021 BOOK NO.1, VOLUME NO.1607-2021 PAGE FROM 43079 TO 43151. PLACE - A.D.S.R. BEHALA WEST BENGAL	7. COVERED AREA: GROUND FLOOR AREA = 138.167 SQM. 1ST FL. AREA = 141.352 SQM. 2ND FL. AREA = 141.352 SQM. 3RD. FL. AREA = 141.352 SQM.
4. DET. OF REG.BOUNDARY DECLARATION: BEING NO.160711106, DATE - 24/09/2021 BOOK NO.1, VOLUME NO.1607-2021 PAGE FROM 406431 TO 406449 PLACE - A.D.S.R. BEHALA WEST BENGAL	8. TOTAL FLOOR AREA EXCLUDING THE EXEMPTED AREA IN THIS RULE: 511.151 SQM.
5. DET. OF N.O.C. OF AIRPORT BEHA/EAST/B/090321/573381, DATE 22/09/2021	9. TOTAL EXEMPTED AREA IN THIS RULE: 51.072 SQM.
6. B.L & L.R.O RECORD AS PER R.O.R. LR DAG NO. -404, L.R KHATIAN NO.-2219,2220&2221,MOUZA -SARKHELHAT, J.L. NO.-114	10. TOTAL FLOOR AREA INCLUDING THE EXEMPTED AREA IN THIS RULE: 562.223 SQM.
CLASSIFICATION- BASTU, DATE-24.09.2021	11. a) TOTAL SHOP BUILT UP AREA:- 56.204 SQ.M. b) TOTAL SHOP CARPET AREA:- 49.416 SQ.M.
	12. CAR PARKING REQUIRED: i) FOR TENEMENT - 01 & ii) FOR SHOP - 01
	13. CAR PARK. AREA PROVIDED: 3 NOS.
	14. CAR PARK. AREA: 59.365 SQM.
	15. C.R. AREA: 10.185 SQM.
	16. LIFT MACHINE ROOM AREA+STAIR AREA:10.075 SQM.
	17. STAIR HEAD ROOM: 13.905 SQM.
	18. O.H.W.T. AREA: 4.050 SQM.
	19. FRONTAGE OF THE PLOT = 14.428 M.
	20. HEIGHT OF THE BUILDING = 12.5 M.
	21. DEPTH OF THE BUILDING = 21.395 M.
	22. ABUTTING ROAD WIDTH = 7.880 M.
	23. TREE COVER AREA - REQUIRED = (1/6000 x 562.223%) = 1.405% i.e. 244.722X1.405% = 3.438 SQM. PROPOSED = 3.500 SQM. (1.430%)

CERTIFICATE OF GEO-TECHNICAL ENGINEER
Undesigner has inspected the site carried out the 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.

PRABIR KR. CHATTOPADHYAY
G.T.-5 (II)
NAME OF
GEO-TECHNICAL ENGINEER

CERTIFICATE OF ARCHITECT
I certify that the building plan has been drawn as per
provision of K.M.C. building rules 2009 as amended from time to time and
the site condition including width of the abutting road conforms with the plan,
which has been measured and verified by me. It is a buildable site not a tank
or filled up tank. The land is demarcated by boundary wall.
The construction U.G. water tank and septic tank will be completed before
starting of building foundation work.

SUHREED MAHAPATRA
CA/2004/33392
NAME OF ARCHITECT

CERTIFICATE OF STRUCTURAL ENGINEER
The structural design & drawings of both foundation & superstructure of the
building has been prepared by me considering all possible loads including
the seismic load as per national building code of India & certified that it is
safe & stable in all respects, considering the soil report & IS code. Soil
testing has been done by P.K. Chattopadhyay of m/s Foundation Nirman of
34, Satyen Roy Road, Kolkata-700034. The recommendations of soil test
report has been considered during structural calculations.

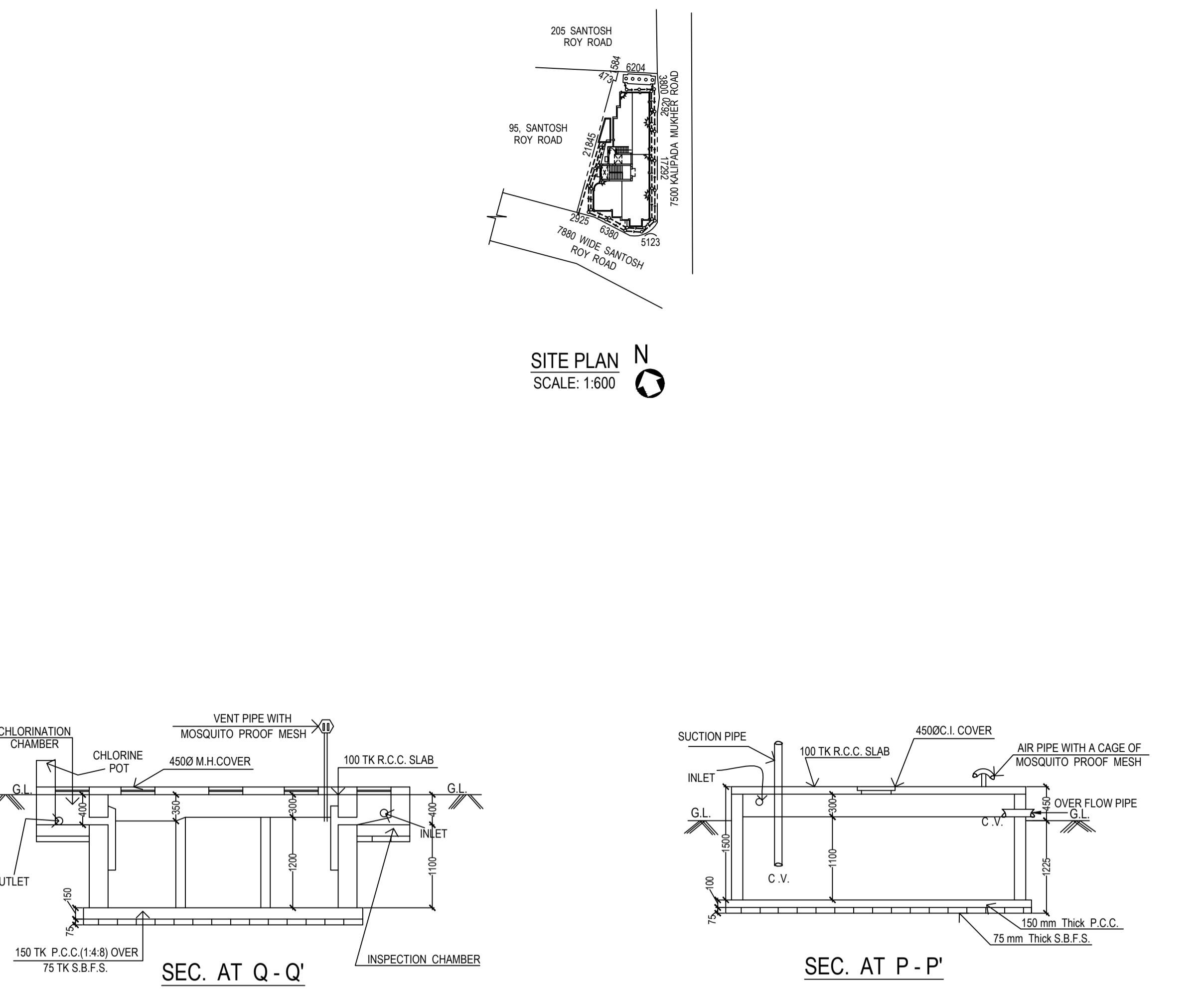
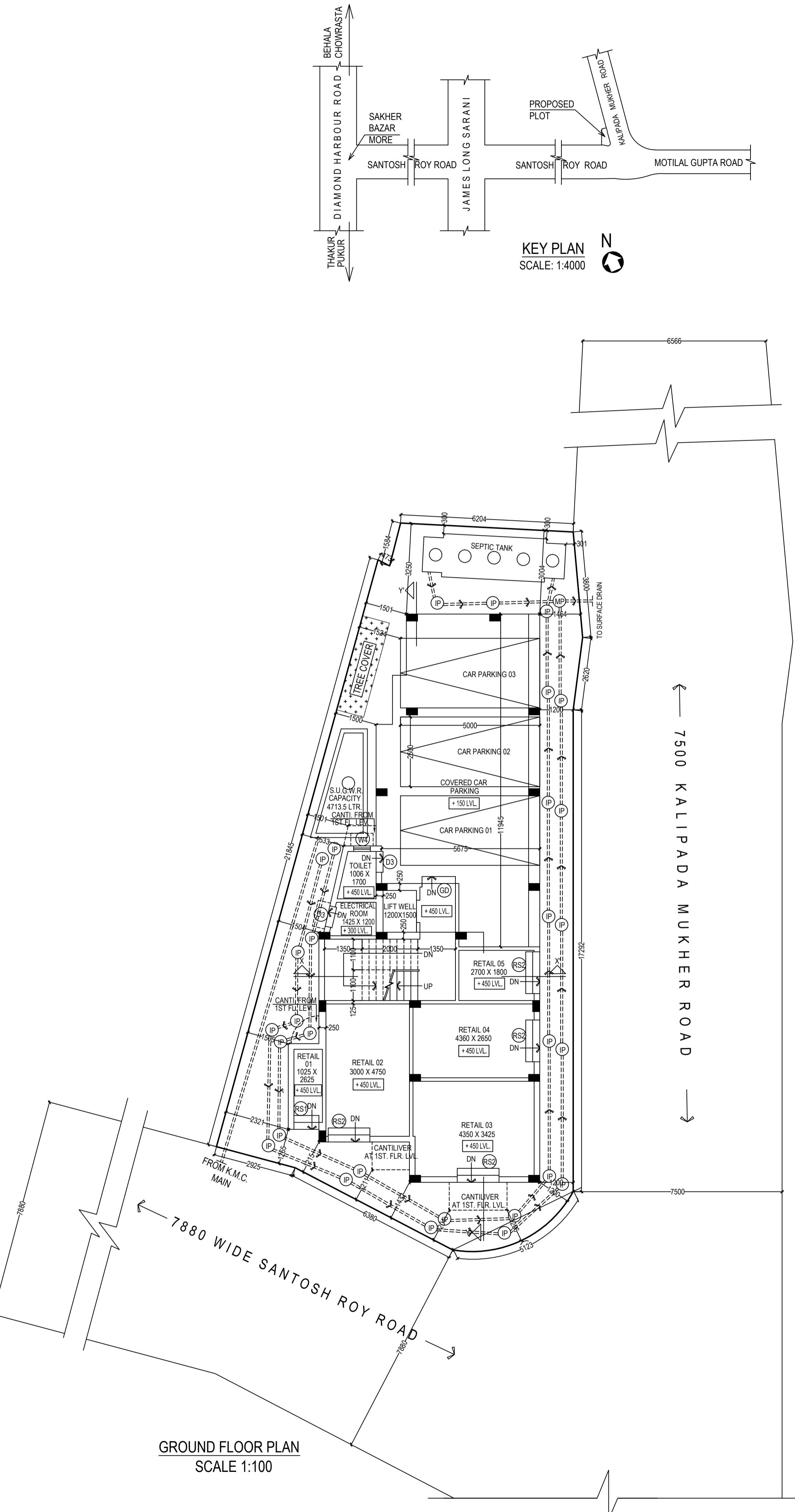
PRABIR KR. CHATTOPADHYAY
E.S.E.-196 (I)
NAME OF E.S.E.

I do hereby undertake with full responsibility that:
1) I shall engage L.B.S. & E.S.E. during construction.
2) I shall follow the instruction of L.B.S. & E.S.E. during construction of the
building (as per B.S. Plan)
3) K.M.C. authority will not be responsible for structural stability of the
building & adjoining structure.
4) If any submitted documents are found to be fake, the K.M.C. authority will
revoke the sanction plan.
5) The construction of water reservoir and septic tank will be under the
guidance of L.B.S./E.S.E. before starting of building foundation work.

SRI. UTTAM DUTTA
SRI. DILIP RITH
SRI. KALYAN HALDER
NAME OF OWNER/S

B.P NO.- 2022160181
VALID UPTO -14/07/2027
DATE - 15/07/2022

DIGITAL SIGNATURE OF A.E.



DOOR & WINDOW SCHEDULE				
MKD.	SIZE	LINTEL LEVEL	SILL LEVEL	REMARKS
D1	1000X2100	2100	750	SINGLE LEAF 32 MM. THK. COMMERCIAL FLUSH DOOR
D2	900X2100	2100	750	SINGLE LEAF 25 MM. THK. COMMERCIAL FLUSH DOOR
D3	750X2100	2100	750	P.V.C. FLASH DOOR
GD	1200X2100	2100	750	COLLAPSIBLE TYPE METAL GATE DOOR
RS1	900X2100	2100	750	ROLLING SHUTTER
RS2	1500X2100	2100	750	ROLLING SHUTTER

SCHEDULE OF WINDOW

W1	1500X1350	2100	750	SIDE HUNG OPENABLE TYPE GLAZED ALUMINUM WINDOW
W2	1200X1350	2100	750	SIDE HUNG OPENABLE TYPE GLAZED ALUMINUM WINDOW
W3	825X1000	2100	1100	SIDE HUNG OPENABLE TYPE GLAZED ALUMINUM WINDOW
W4	600X600	2100	1500	TOP HUNG OPENABLE TYPE GLAZED ALUMINUM WINDOW

SPECIFICATIONS

- STRUCTURAL CEMENT CONCRETE - M20 GRADE WITH 19M.M. DOWN STONECHIPS.
- GRADE OF REINFORCEMENTS - Fe500.
- 200M.M. THK. FIRST CLASS BRICKWORK AT EXTERNAL WALLS WITH 1:6 CEMENT SAND MORTER UNLESS OTHERWISE STATED.
4. 75/25M.M. THK. FIRST CLASS BRICKWORK AT INTERNAL WALLS WITH 1:6 CEMENT SAND MORTER UNLESS OTHERWISE MENTIONED.
5. 100M.M. THK. LIME TERRACING (2:2:7) ON ROOF.
6. ALL DIMENSIONS ARE IN MILLIMETER.
7. 35M.M. THK. D.P.C. WITH CEMENT CONCRETE (1:2:4) WITH 6M.M. DOWN STONE CHIPS & 5% WATERPROOFING COMPOUND.
8. 19M.M. THK. CEMENT PLASTER (1:6) TO EXTERNAL WALLS.
9. 12M.M. THK. CEMENT PLASTER (1:6) TO INTERNAL WALLS.
10. 6M.M. THK. CEMENT PLASTER (1:4) TO BEAM, CEILING ETC.
11. 32M.M. THK. CAST IN SITU MOSAIC FLOOR.
12. WOODWORK IN DOOR FRAMES WITH SAL WOOD.
13. 200M.M.25M.M.x6M.M. M.S. CLAMPS FOR DOORS & WINDOWS.
14. SANITARY & PLUMBING FITTINGS TO BE USED AS PER DIRECTION.
15. WRITTEN DIMENSIONS ARE TO BE FOLLOWED.
16. 450M.M. CHAJA PROJECTION.
17. DEPTH OF SEMI-UNDERGROUND WATER RESERVOIR AND SEPTIC TANK
DOES NOT EXCEED THE DEPTH OF FOUNDATION.