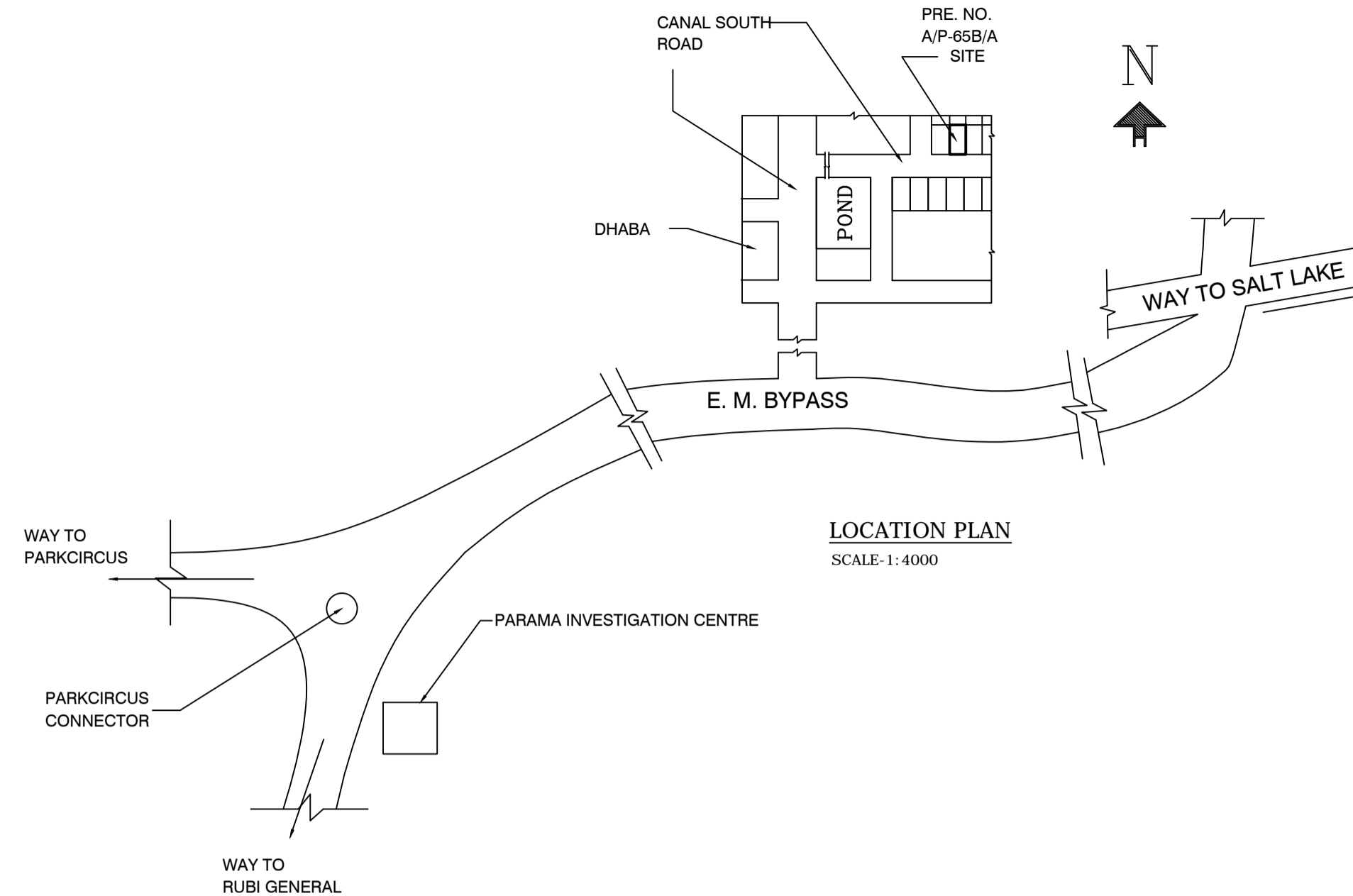
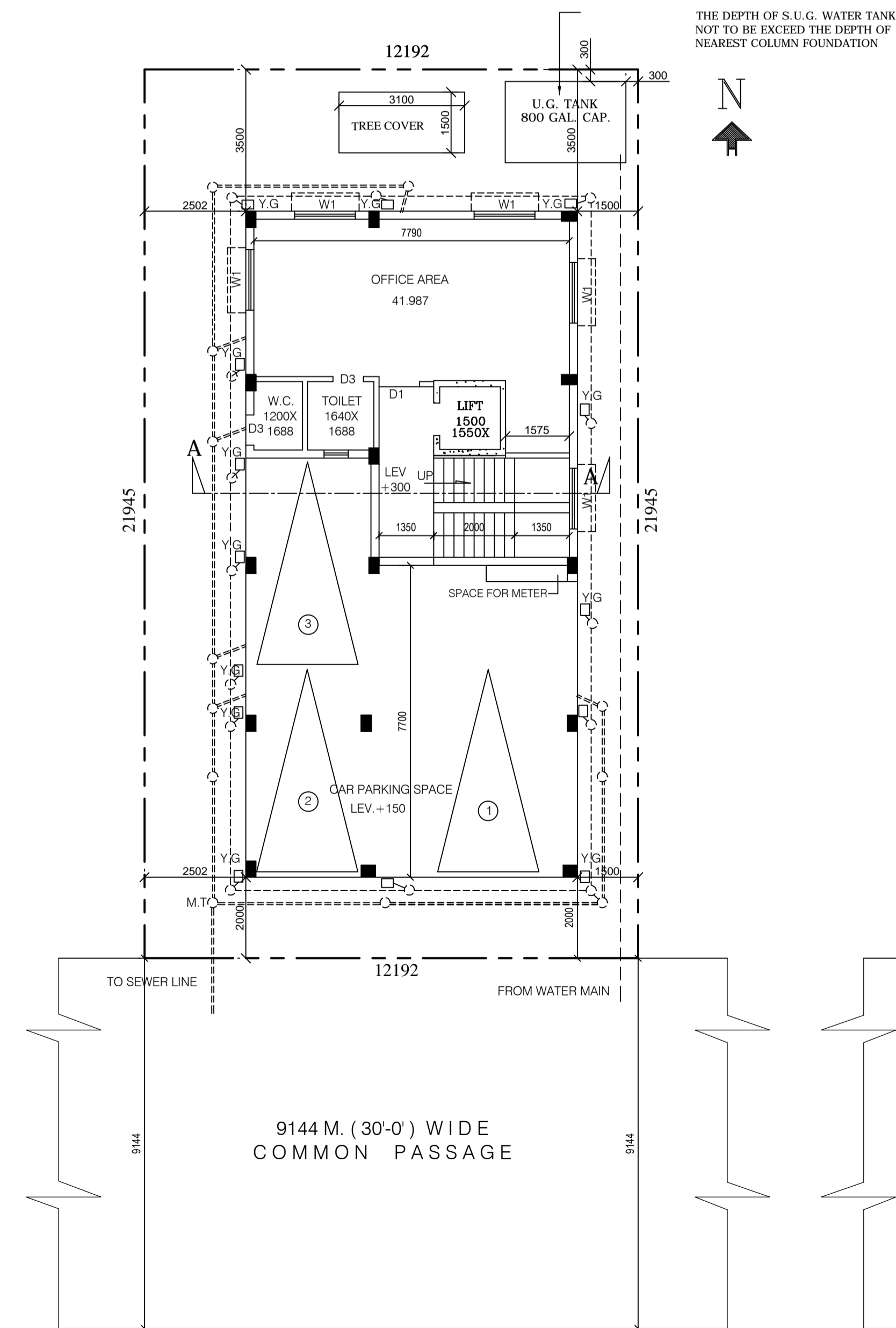


SITE PLAN
SCALE: 1:600

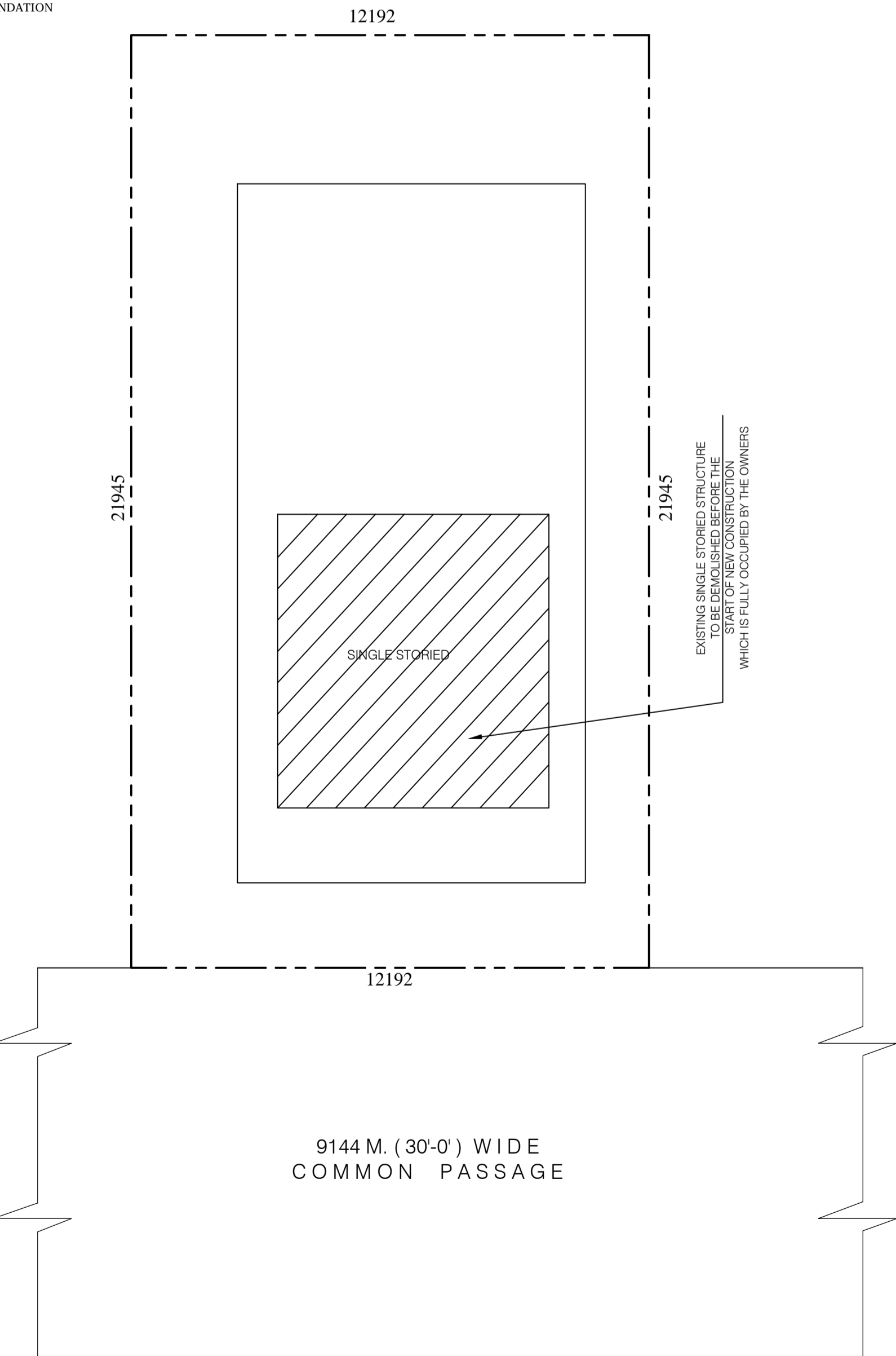


LOCATION PLAN
SCALE: 1:4000

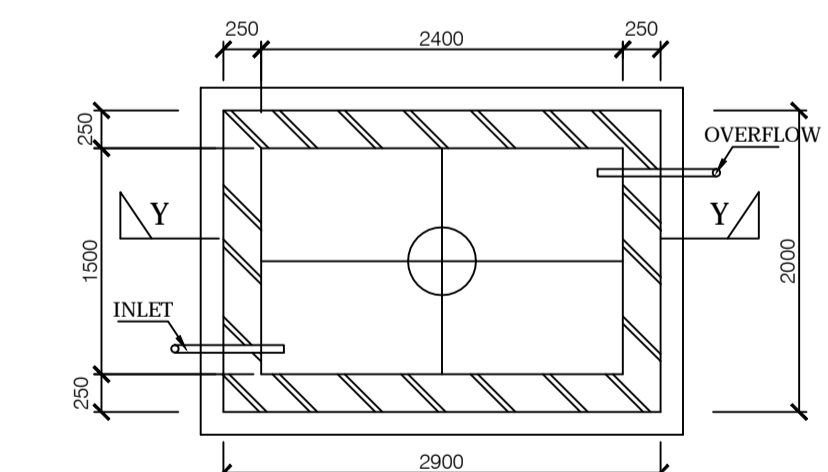
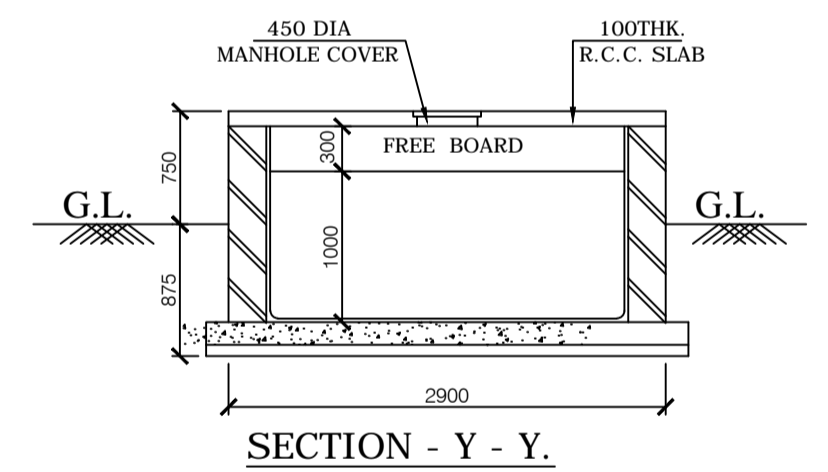


PROPOSED GROUND FLOOR PLAN
SCALE: 1:100

THE DEPTH OF S.U.G. WATER TANK NOT TO BE EXCEED THE DEPTH OF NEAREST COLUMN FOUNDATION



EXISTING GROUND FLOOR PLAN
SCALE: 1:100



PLAN OF SEMI UNDERGROUND WATER RESERVOIR
800 GAL. CAPACITY

SCHEDULE OF DOOR & WINDOW					
DOOR MKD.	LINTEL HEIGHT	SIZE	WINDOW MKD.	LINTEL HEIGHT	SIZE
D1	2100	1050 X 2100	W1	2100	1500X1200
D2	2100	900 X 2100	W2	2100	1200X1200
D3	2100	750 X 2100	W3	2100	1000X600
			W4	2100	600X600

- NOTES AND SPECIFICATIONS**
- ALL SORTS OF PRECAUTIONARY MEASURE WILL BE TAKEN AT THE TIME OF CONSTRUCTION.
 - ALL MAIN WALL 200 TH.
 - ALL PARTITION WALL 125 TH. & 75 TH. UNLESS MENTIONED.
 - BRICK WORK 250mm. MORTAR: 1:6 & BRICK WORK OF 125 THK. & 75 THK. WITH 1:4 SAND CEMENT MORTAR.
 - ALL R.C.C. WORKS SHOULD BE (1:1.5:3)
 - GRADE OF STEEL Fe-500/LS.
 - GRADE OF CONC. M-20.
 - DEPTH OF S.U.G.W. RESERVOIR WILL NOT BE EXCEED THE DEPTH OF NEAREST COLUMN FOUNDATION.
 - 25TH. D.P.C 1:2:4 WITH PROPER WATER PROOFING COMPOUND.
 - ALL OTHER MATERIALS USED AS PER I.S.CODE & C.B.C. 1984.

STATEMENT OF THE PLAN PROPOSAL

PART - A :-

- ASSEESSE NO. - 140570201116
- NAME OF OWNERS - BANDANA PANDIT, PRITI CHATTERJEE, PRATIMA CHAKRABORTI,
- DETAILS OF REGD. DEED :-
BOOK NO. - 2, VOLUME NO. - 69, PAGES - 129 TO 146.
BEING NO. - 4695 REGD. AT. OFFICE OF THE S.R. ALIPORE DISTRICT 24 PARAGANAS.
DATED - 30/04/1985
- DETAILS OF BOUNDARY DECLARATION :-
BOOK NO. - I, VOLUME NO. - 1606-2022, PAGES - 170131 TO 170140.
BEING NO. - 160605605, REGD. AT. A.D.S.R. SEALDAH DATED - 18/11/2022
- DETAILS OF COMMON PASSAGE :-
BOOK NO. - I, VOLUME NO. - 1606-2022, PAGES - 170141 TO 170148.
BEING NO. - 160605604, REGD. AT. A.D.S.R. SEALDAH DATED - 18/11/2022

PART - B :-

- AREA OF LAND AS PER DEED :-
(04K - 00 CH. - 00 SFT.) = 267.553 m²
AS PER BOUNDARY DECLARATION = 267.553 m²
- PERMISSIBLE GROUND COVERAGE (57.748%) = 154.506 m²
- PROPOSED GROUND COVERAGE (50.339%) = 134.685 m²
- PERMISSIBLE HEIGHT OF THE BUILDING = 40 MTR.
- PROPOSED HEIGHT OF THE BUILDING = 15.425 MTR.
- NO. OF STORIES = G + IV

9.a) PROPOSED AREA (AREA STATEMENT) :-

FLOOR MKD.	TOTAL FLOOR AREA	STAIR CUT OUT	LIFT WELL	TOTAL EXEMPTED AREA		NET FLOOR AREA
				STAIR-STAIR WELL	LIFT LOBBY	
GROUND FLOOR	134.685 m ²	---	---	11.515 m ²	-0.500 m ² =11.015 m ²	2.379 m ²
FIRST FLOOR	134.685 m ²	0.500 m ²	2.325 m ²	11.515 m ²	-0.500 m ² =11.015 m ²	2.379 m ²
SECOND FLOOR	134.685 m ²	0.500 m ²	2.325 m ²	11.515 m ²	-0.500 m ² =11.015 m ²	2.379 m ²
THIRD FLOOR	134.685 m ²	0.500 m ²	2.325 m ²	11.515 m ²	-0.500 m ² =11.015 m ²	2.379 m ²
FOURTH FLOOR	134.685 m ²	0.500 m ²	2.325 m ²	11.515 m ²	-0.500 m ² =11.015 m ²	2.379 m ²
TOTAL	673.423 m ²	2.000 m ²	9.300 m ²	55.075 m ²	---	595.151 m ²

9.b) TENEMENTS & CAR PARKING CALCULATION :-

MARKED	TENEMENT SIZE	PROPORTIONAL AREA TO BE ADDED	ACTUAL TENEMENT AREA	NO. OF TENEMENT	REQUIRED CAR PARKING
A	58.131 m ²	10.178 m ²	68.309 m ²	2 NOS	TOTAL 2 NOS
B	59.261 m ²	10.376 m ²	69.637 m ²	2 NOS	
C	44.012 m ²	7.706 m ²	51.718 m ²	2 NOS	
D	73.38 m ²	12.848 m ²	86.228 m ²	2 NOS	

- TOTAL OFFICE (BUSINESS) CARPET = 36.514 m²
- TOTAL OFFICE (BUSINESS) COVERED = 41.987 m²
- TOTAL REQUIRED CAR PARKING = 2 NOS
- TOTAL PROVIDED CAR PARKING = 3 NOS
- PROVIDED AREA OF CAR PARKING = 70.353 m²
- PERMISSIBLE F.A.R = 2.25
- PROPOSED F.A.R = 595.155-50.0.0 / 267.553 m² = 2.0375
- STAIR HEAD ROOM AREA = 17.571 m²
- LIFT MACHINE ROOM AREA = 7.144 m²
- TOTAL TERRACE AREA = 134.685 m²
- TOTAL EXEMPTED AREA = 66.972 m²
- ROOF TANK AREA = 5.805 m²
- DEPTH OF BUILDING = 16.445 MTR.
- CUP BOARD AREA = 16.0 m²
- STAIR OF LIFT MACHINE ROOM = 3.200 m²
- OTHER AREA ONLY FOR FEES = 43.915 m²
- TREE COVER AREA = 4.65 m² (PERM. = 4505 m²)

DECLARATION BY THE STRUCTURAL ENGINEER:

THE STRUCTURAL DRAWING AND DESIGNED OF BOTH FOUNDATION AND SUPER STRUCTURE OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOAD INCLUDING THE WIND LOAD AND SEISMIC LOAD AS PER N.B.C. OF INDIA. I CERTIFIED THAT IT IS SAFE AND STABLE IN ALL RESPECT.

PRANAB KUMAR DAS
E.S.E NO - 1/131
NAME OF STRUCTURAL ENGINEER

DECLARATION BY THE 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 & THAT THESE SITE CONDITION INCLUDING THE WIDTH OF THE ROAD CONFORM WITH THE PLAN & SITE WHICH HAS BEEN MEASURED & VERIFIED BY ME. IT IS A BUILDABLE SITE AND NOT A TANK OR FILLED UP TANK. THE PLOT IS DEMARCATED BY BOUNDARY WALL ON ALL SIDES. THE CONSTRUCTION OF U.G. WATER TANK WILL BE COMPLETED BEFORE THE STARTING OF BUILDING FOUNDATION WORK.

TUSHAR KANTI GHOSH
LBS-1/1362
NAME OF L.B.S

OWNER'S DECLARATION :-

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 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 SEMI U.G. WATER RESERVOIR WILL BE UNDERTAKEN UNDER THE GUIDANCE OF L.B.S. / E.S.E. BEFORE THE STARTING OF BUILDING FOUNDATION WORK.

BANDANA PANDIT, PRITI CHATTERJEE,
PRATIMA CHAKRABORTI,
NAME OF OWNERS

DECLARATION OF GEO-TECHNICAL ENGINEER :-

UNDERSIGNED 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 IN ALL RESPECT FROM THE GEO-TECHNICAL POINT OF VIEW.

Dr. S.K. CHAKRABORTY G.T.E - 16/L
NAME OF GEO-TECHNICAL ENGINEER

PROPOSED PLAN OF A GR.+ IV RESIDENTIAL BUILDING UNDER SECTION 393 A OF K.M.C. BUILDING ACT 1980, COMPLYING BUILDING RULE 2009 AT PREMISES NO.- AP-65B/A, CANAL SOUTH ROAD, KOLKATA - 7000105, UNDER WARD NO.- 57, BOROUGH .VII, P.S.- PRAGATI MAIDAN.

B.P. NO. 2023070134 DATED 06.10.2023

VALID UPTO 05.10.2028

DIGITAL SIGNATURE OF A.E.(C) DIGITAL SIGNATURE OF E.E.