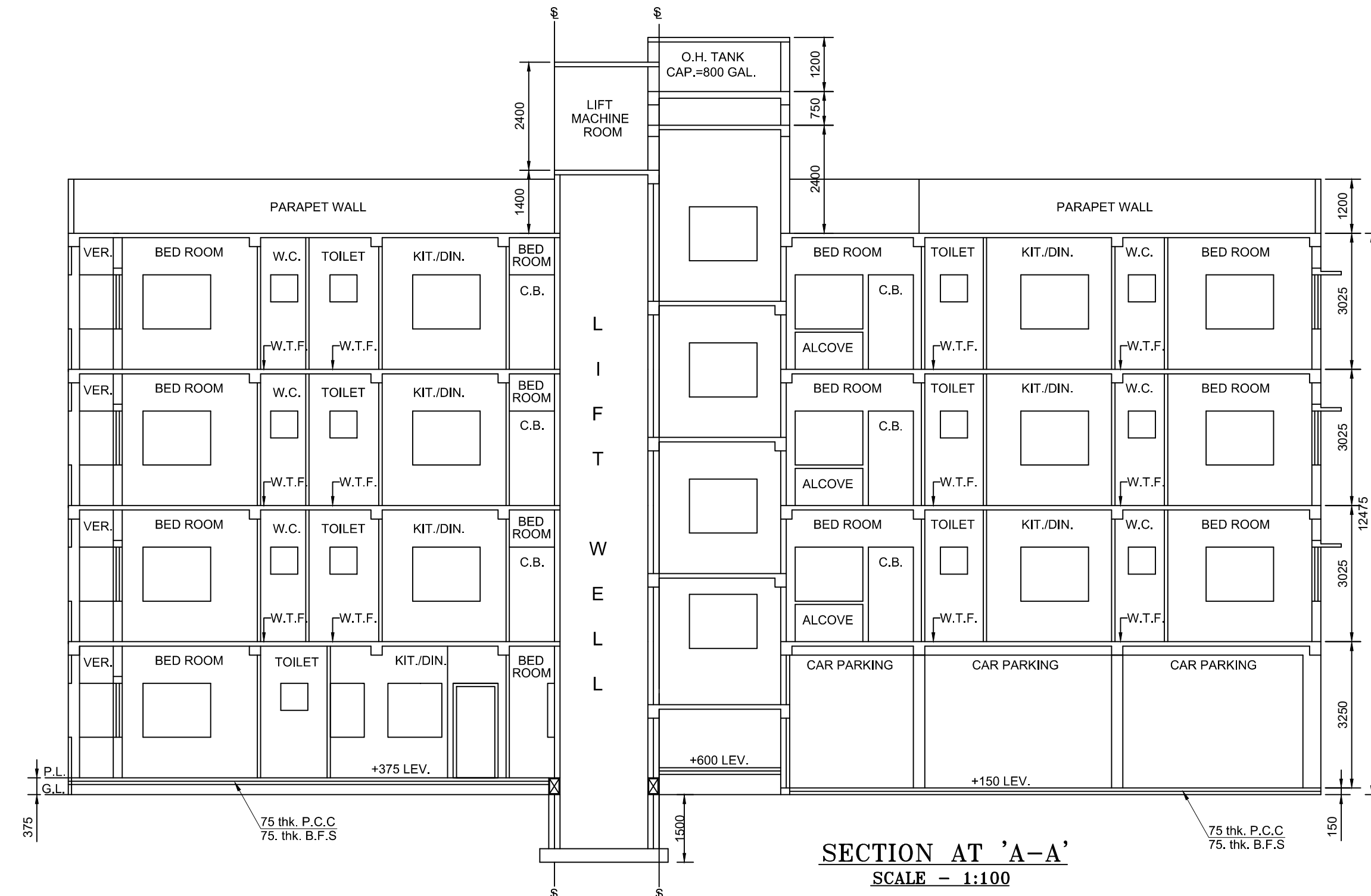
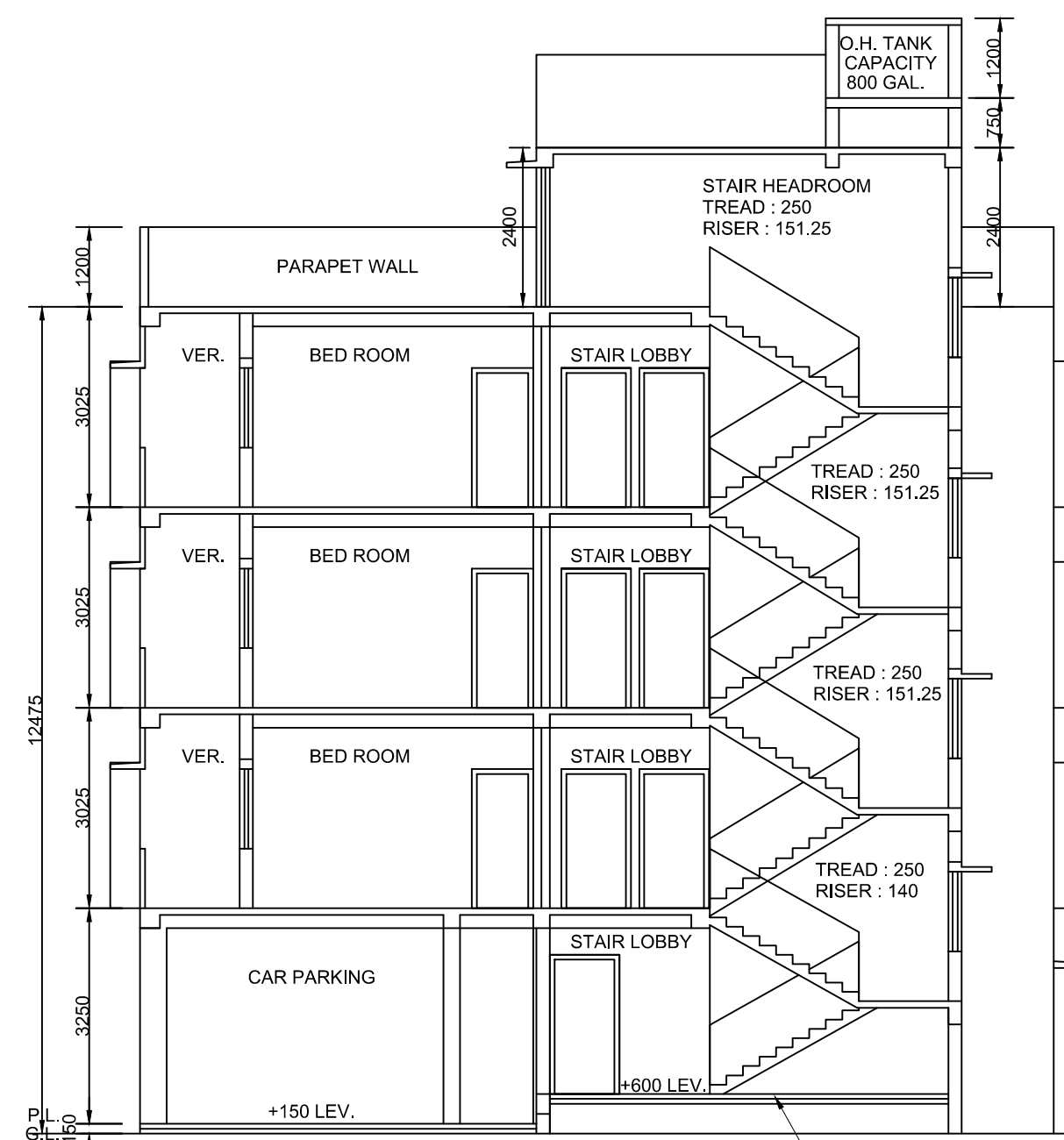


FRONT ELEVATION  
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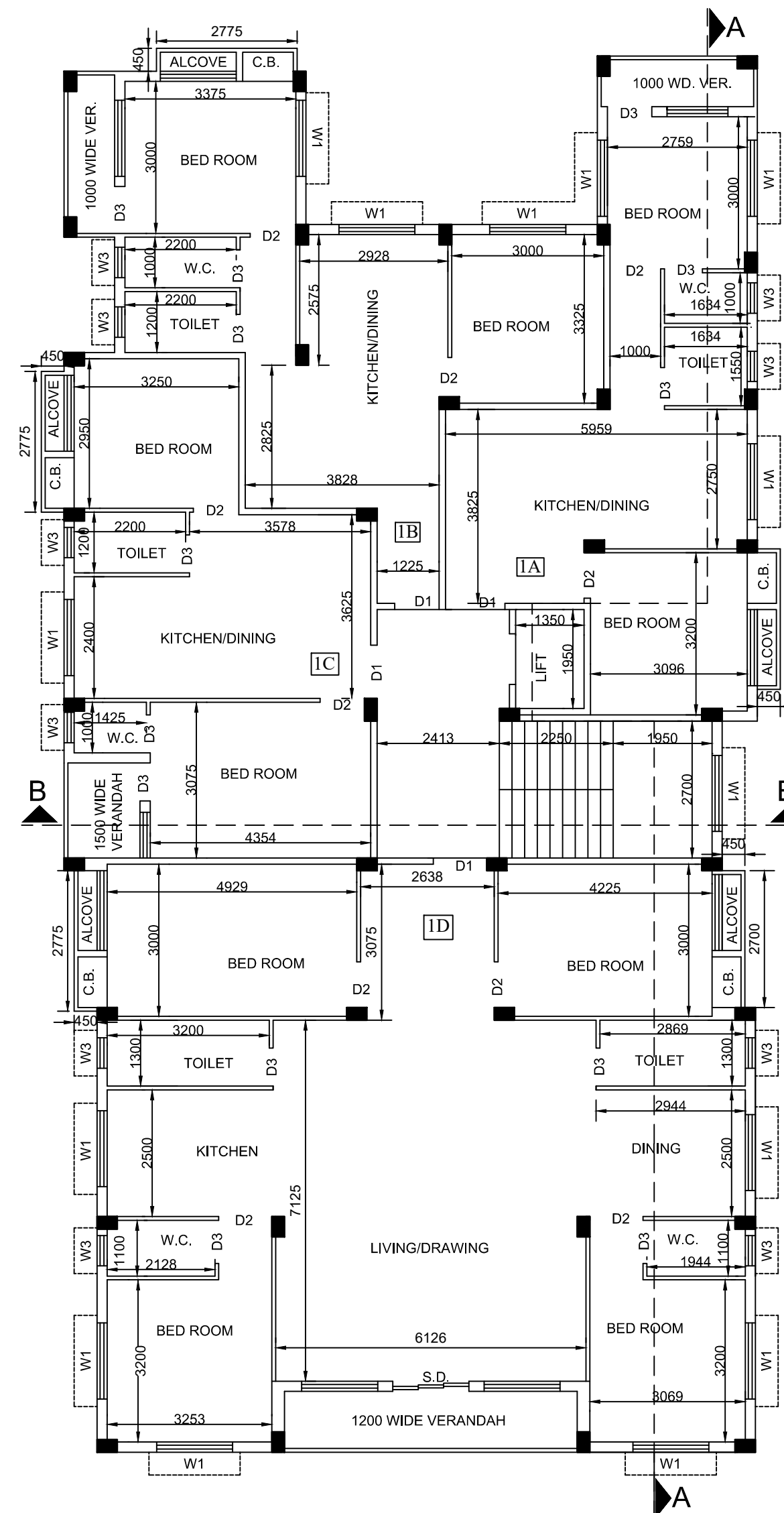


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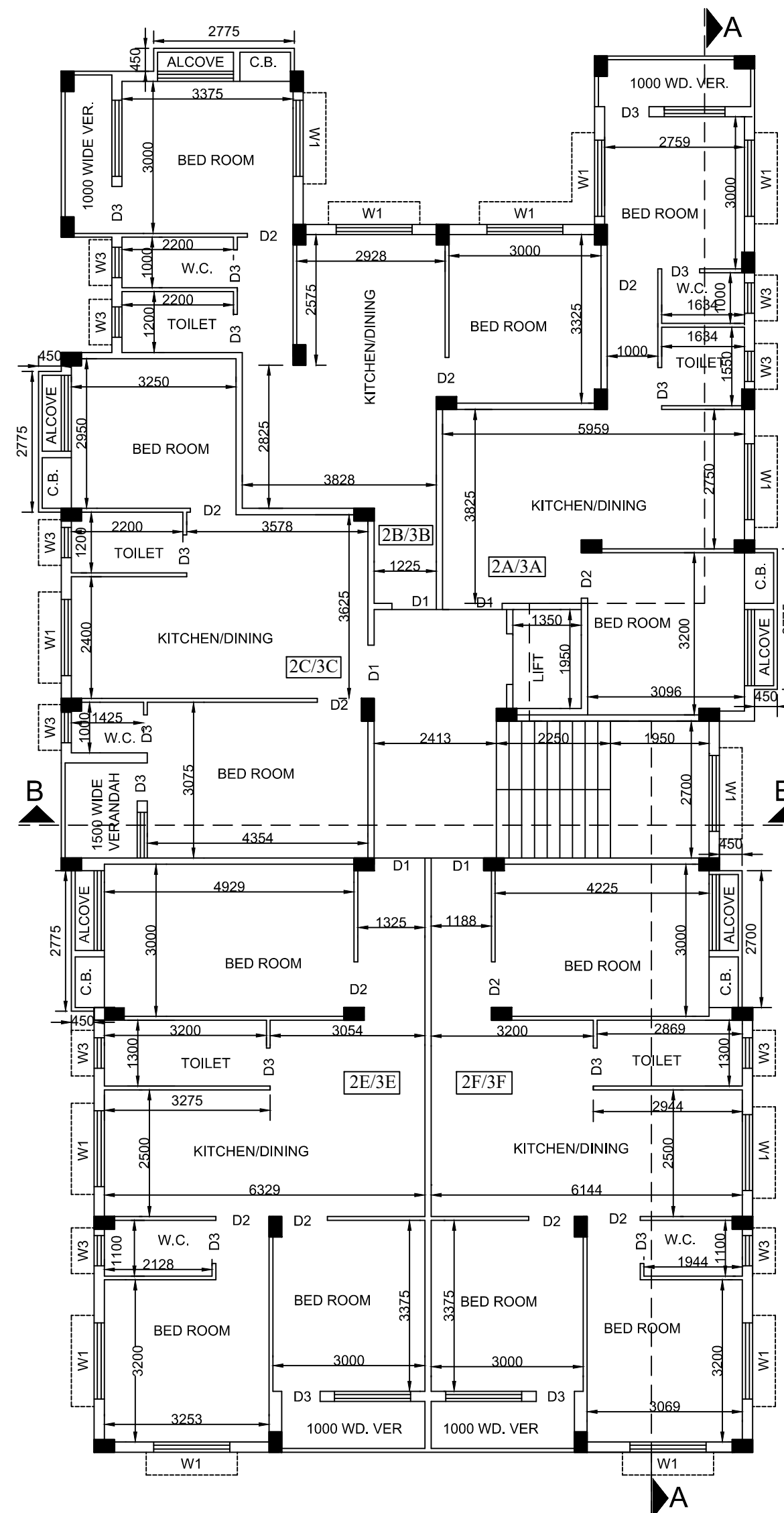


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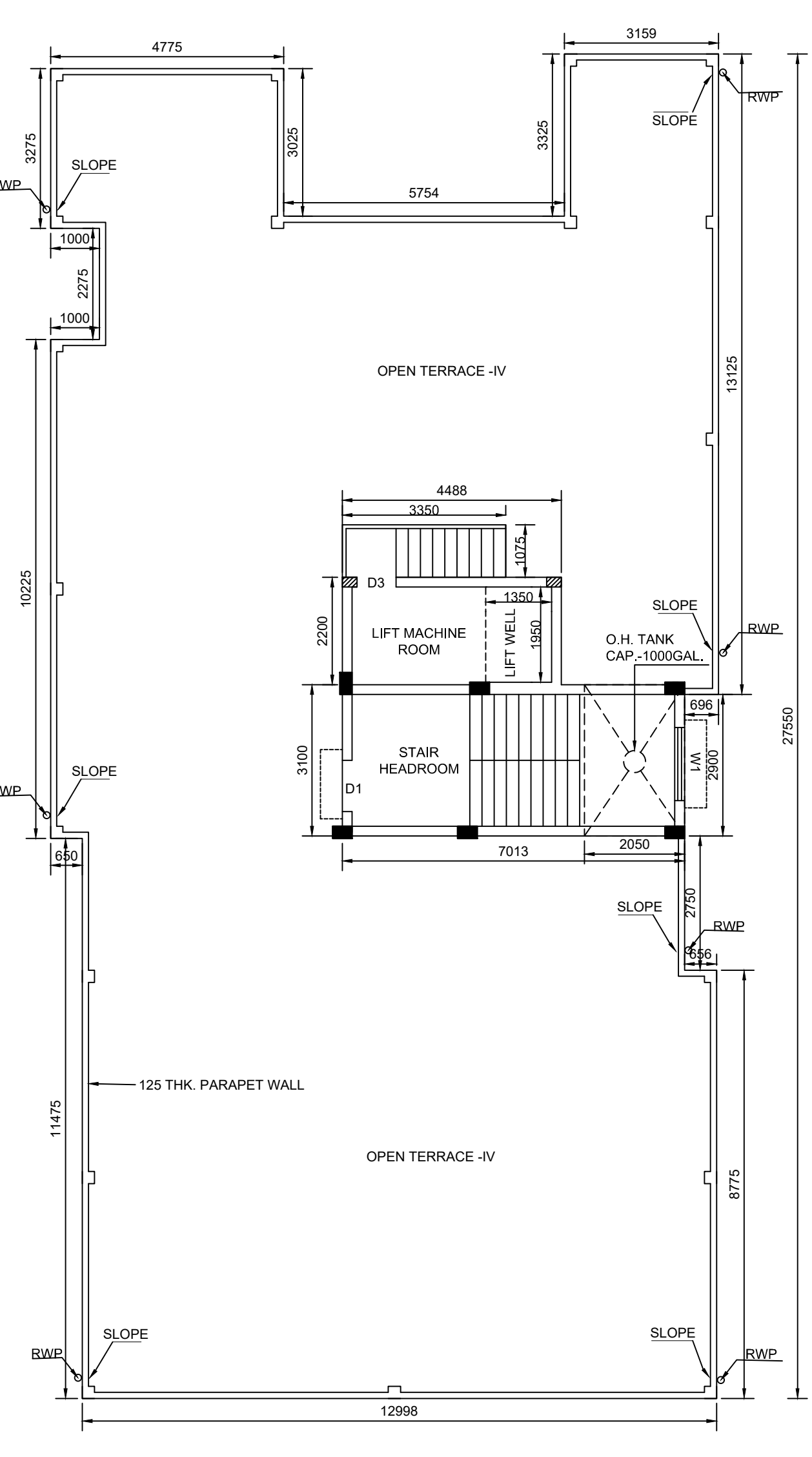
STATEMENT OF THE PLAN CASE NO. :- 2024010164						
PART-A:						
1. ASSESSEE NO.- 110020800630						
2.a) DETAILS OF REGISTERED PURCHASED DEED .						
SL.	BOOK.	VOL. NO.	PAGE NO.	BENG NO.	PLACE	YEAR
1.	I	56	83 TO 100	2838	S.R. COSSPORE, DUM DUM	1942
2.b) DETAILS OF REGISTERED SALE DEED -1.						
SL.	BOOK.	VOL. NO.	PAGE NO.	BENG NO.	PLACE	YEAR
1.	I	56	83 TO 100	2838	S.R. COSSPORE, DUM DUM	1945
2.c) DETAILS OF REGISTERED SALE DEED -2.						
SL.	BOOK.	VOL. NO.	PAGE NO.	BENG NO.	PLACE	YEAR
1.	I	94	88 TO 96	3589	R.A. CALCUTTA	1985
2.d) DETAILS OF REGISTERED INSTRUMENT OF WILL OR FINAL TESTAMENT.						
SL.	BOOK.	VOL. NO.	PAGE NO.	BENG NO.	PLACE	YEAR
1.	III	1	187 TO 192	37	A.D.S.R. COSSPORE, DUM DUM	1999
2.e) DETAILS OF REGISTERED DEED OF GIFT.						
SL.	BOOK.	VOL. NO.	PAGE NO.	BENG NO.	PLACE	YEAR
1.	I	1596-2024	3274 TO 3275	150602023	A.D.S.R. COSSPORE, DUM DUM	2024
2.f) DETAILS OF REGISTERED BOUNDARY DECLARATION.						
SL.	BOOK.	VOL. NO.	PAGE NO.	BENG NO.	PLACE	YEAR
1.	I	1596 TO 2024	342788 TO 342899	150611780	A.D.S.R. COSSPORE, DUM DUM	2024
2.g) DETAILS OF REGISTERED POWER OF ATTORNEY.						
SL.	BOOK.	VOL. NO.	PAGE NO.	BENG NO.	PLACE	YEAR
1.	I	1596 TO 2024	308187 TO 308230	150610777	A.D.S.R. COSSPORE, DUM DUM	2024
2.h) DETAILS OF REGISTERED UNDERTAKING FOR NON-EVICTION OF TENANT.						
SL.	BOOK.	VOL. NO.	PAGE NO.	BENG NO.	PLACE	YEAR
1.	IV	1596 TO 2024	5328 TO 5337	150600346	A.D.S.R. COSSPORE, DUM DUM	2024
2.i) DETAILS OF REGISTERED DEED OF STRIP OF LAND (FRONT SIDE)						
SL.	BOOK.	VOL. NO.	PAGE NO.	BENG NO.	PLACE	YEAR
1.	I	1596 TO 2024	342784 TO 342797	150611781	A.D.S.R. COSSPORE, DUM DUM	2024
2.j) DETAILS OF REGISTERED DEED OF STRIP OF LAND (NORTH & BACK SIDE)						
SL.	BOOK.	VOL. NO.	PAGE NO.	BENG NO.	PLACE	YEAR
1.	I	1596 TO 2024	168006 TO 168019	150605623	A.D.S.R. COSSPORE, DUM DUM	2023
2.k) DETAILS OF REGISTERED DEED OF SPPLAYED CORNER						
SL.	BOOK.	VOL. NO.	PAGE NO.	BENG NO.	PLACE	YEAR
1.	I	1596 TO 2025	168032 TO 168044	150605624	A.D.S.R. COSSPORE, DUM DUM	2025
3. a) NO. OF TENEMENTS : 15 NOS.						
4. SIZE OF TENEMENTS						
a) Below 50 SQ.M. .... 01 NO.						
b) 50 SQ.M TO 75 SQ.M. .... 09 NOS.						
c) 75 SQ.M TO 100 SQ.M. (A NOS.)						
d) Above 100 SQ.M. .... 01 NO.						
PART-B:						
1. AREA OF LAND:-						
AS PER DEED =10 K.-06 CH.-00 SQ.FT. = 693.980 SQ.M.						
2. AS PER BOUNDARY DECLARATION = 685.476 SQ.M.						
3. (i) PERMISSIBLE GROUND COVERAGE (50%) = 342.738 SQ.M.						
(ii) PROPOSED GROUND COVERAGE = (49.967%) = 342.511 SQ.M.						
4. PROPOSED HEIGHT= 12.475 M.						
5. AREA OF STRIP OF LAND (FRONT SIDE) = 47.234 SQ.M.						
6. AREA OF STRIP OF LAND (NORTH & BACK SIDE) = 13.137 SQ.M.						
7. AREA OF SPPLAYED CORNER = (0.72X2) = 1.440 SQ.M.						
8. NET LAND AREA AFTER GIFTING STRIP OF LAND & SPPLAYED CORNER =						
(685.476-47.234-13.137-1.440) SQ.M						
= 623.665 SQ.M						
9A. PROPOSED AREA (AREA STATEMENT):-						
	TOTAL COVERED AREA	WOFFLER WELL TOWER AREA	NET COVERED AREA	STAIR LOBBY	LIFT LOBBY	NET FLOOR AREA
GROUND FLOOR	342.511 SQ.M.	.....	342.511 SQ.M.	17.854 SQ.M.	3.00 SQ.M.	321.657 SQ.M.
FIRST FLOOR	342.511 SQ.M.	2.632 SQ.M.	339.879 SQ.M.	17.854 SQ.M.	3.00 SQ.M.	319.025 SQ.M.
SECOND FLOOR	342.511 SQ.M.	2.632 SQ.M.	339.879 SQ.M.	17.854 SQ.M.	3.00 SQ.M.	319.025 SQ.M.
THIRD FLOOR	342.511 SQ.M.	2.632 SQ.M.	339.879 SQ.M.	17.854 SQ.M.	3.00 SQ.M.	319.025 SQ.M.
TOTAL	1370.044 SQ.M.	7.896 SQ.M.	1362.148 SQ.M.	71.416 SQ.M.	12.00 SQ.M.	1278.732 SQ.M.
9B. TENEMENTS & CAR PARKING CALCULATION :-						
(A) RESIDENTIAL						
	MARKED	TENEMENT SIZE	PROPORTIONAL AREA TO BE ADDED	ACTUAL TENEMENT AREA	NO. OF TENEMENT	REQUIRED CAR PARKING
GA	42.394 SQ.M.	42.394 SQ.M.	42.394 SQ.M.	42.394 SQ.M.	1	05 NOS.
1A7A3A	51.469 SQ.M.	51.469 SQ.M.	51.469 SQ.M.	51.469 SQ.M.	3	
1B3B3B	51.471 SQ.M.	51.471 SQ.M.	51.471 SQ.M.	51.471 SQ.M.	3	
1C7C7C	51.509 SQ.M.	51.509 SQ.M.	51.509 SQ.M.	51.509 SQ.M.	3	
1D	150.009 SQ.M.	150.009 SQ.M.	150.009 SQ.M.	150.009 SQ.M.	1	
2E3E	76.911 SQ.M.	76.911 SQ.M.	76.911 SQ.M.	76.911 SQ.M.	2	
2F3F	77.173 SQ.M.	77.173 SQ.M.	77.173 SQ.M.	77.173 SQ.M.	2	
10. REQUIRED CAR PARKING = 05 NOS.						
11. PROPOSED CAR PARKING = 08 NOS.						
12. MAX. PERMISSIBLE CAR PARKING AREA = 120.000 SQ.M.						
13. PROPOSED CAR PARKING AREA = 268.888 SQ.M.						
14. PERMISSIBLE F.A.R. = 1.72						
15. PROPOSED F.A.R. = (1278.732 / 125) (685.476) = 1.683						
16. PROPOSED STAIR HEAD ROOM AREA = 21.803 SQ.M.						
17. PROPOSED OVERHEAD WATER TANK AREA = 8.358 SQ.M.						
18. REQUIRED AREA OF TREE COVER = 23.343 SQ.M.						
19. PROPOSED AREA OF TREE COVER = 23.372 SQ.M.						
20. ABUTTING ROAD WIDTH = 18.900 M.						
21. FRONTAGE OF THE PLOT = 3.688 M.						
22. PROPOSED EXEMPTED AREA = 83.416 SQ.M.						
23. PROPOSED AREA OF LIFT MACHINE ROOM = 3.985 SQ.M.						
24. PROPOSED AREA OF L.M.R. STAIR = 3.981 SQ.M.						
25. PROPOSED AREA OF CUPBOARD = 18.833 SQ.M.						
26. PROPOSED TERRACE AREA = 342.511 SQ.M.						
CERTIFICATE OF GEO-TECHNICAL ENGINEER						
UNDERSIGNED HAS INSPECTED THE SITE & CARRIED OUT THE SOIL INVESTIGATION THEREIN IT IS CERTIFIED THAT EXISTING SOIL OF THE SITE IS ABLE TO CARRY THE LOAD COMING FROM THE PROPOSED CONSTRUCTION AND THE FOUNDATION SYSTEM THEREIN IS SAFE & STABLE IN ALL RESPECT FROM GEO-TECHNICAL POINT OF VIEW.						
BARLU BISWAS LICENCE NO-38 / I NAME OF GEOTECH ENGINEER						
CERTIFICATE OF STRUCTURAL ENGINEER						
THE STRUCTURAL DESIGN OF BOTH FOUNDATION AND SUPERSTRUCTURE OF THE BUILDING HAVE BEEN MADE BY ME CONSIDERING ALL POSSIBLE LOADS INCLUDING THE SEISMIC LOAD AS PER N.B.C. OF INDIA AND BASIS OF SOIL INVESTIGATION REPORT BY OMEGA & ASSOCIATES (BARLU BISWAS) CERTIFY THAT IT IS SAFE AND STABLE IN ALL RESPECT.						
BARLU BISWAS LICENCE NO-238 / I NAME OF STRUCTURAL ENGINEER						
DECLARATION OF L.B.S.						
CERTIFIED THAT THE PLAN ITSELF WITH FULL RESPONSIBILITY THAT THE BUILDING PLAN HAS DRAWN UP AS PER PROVISION OF K.M.C. BUILDING RULES 2008, AS AMENDED FROM TIME TO TIME AND THE SITE CONDITION INCLUDING THE ABUTTING ROAD IS CONFORM WITH THE PLAN. IT IS A BUILDABLE SITE NOT A TANK OR FILLED UP TANK, THERE IS AN EXISTING STRUCTURE TO BE DEMOLISHED BEFORE COMMENCEMENT OF WORK IT IS PARTLY OCCUPIED BY THE OWNER.						
BARLU BISWAS LICENCE NO- 1185 / I NAME OF L.B.S.						
DECLARATION OF OWNER / APPLICANT.						
I DO HEREBY DECLARE WITH FULL RESPONSIBILITY THAT I SHALL ENGAGE L.B.A & E&E DURING CONSTRUCTION. I SHALL FOLLOW THE INSTRUCTION OF L.B.A & E&E DURING CONSTRUCTION OF THE BUILDING (AS PER PLAN) K.M.C. AUTHORITY WILL NOT BE RESPONSIBLE FOR STRUCTURAL STABILITY OF THE BUILDING & ADJOINING STRUCTURE IF ANY SUBMITTED DOCUMENT ARE FAKE. THE K.M.C. AUTHORITY WILL REVOKE THE SANCTION PLAN, THE CONSTRUCTION OF S.U.G.W.R & SEPTIC TANK TAKEN UNDER THE GUIDANCE OF L.B.A.EE BEFORE STARTING OF BUILDING FOUNDATION.						
SIBASIS DAS C.A. OF SANADIP KUMAR MITRA NAME OF OWNER / APPLICANT						
EXISTING GROUND FLOOR PLAN, EXISTING 1ST & 2ND FLOOR PLAN, SITE PLAN, KEY PLAN, PROPOSED GROUND FLOOR PLAN, PLAN AND SECTION DETAILS OF S.U.G.W.R.						
PROJECT:-						
PROPOSED G-IIII STORIED RESIDENTIAL BUILDING PLAN OF HEIGHT 12.475 M. US 393A OF K.M.C. ACT 1980 COMPLYING K.M.C. BUILDING RULE 2008, AT PREMISES NO.- 29/4A, HAREY KRISTA SETT LANE, WARD NO.-002, BOROUGH NO-I, KOLKATA -700 050, UNDER THE KOLKATA MUNICIPAL CORPORATION.						
B.P. NO. : 2025010034						
SANCTIONED DATE : 03/07/2025						
VALID UPTO : 02/07/2030						
DIGITAL SIGNATURE OF A.E. (C) /BLDG/BR.-IK.M.C.						
DIGITAL SIGNATURE OF E.E. (C) /BLDG/BR.-IK.M.C.						



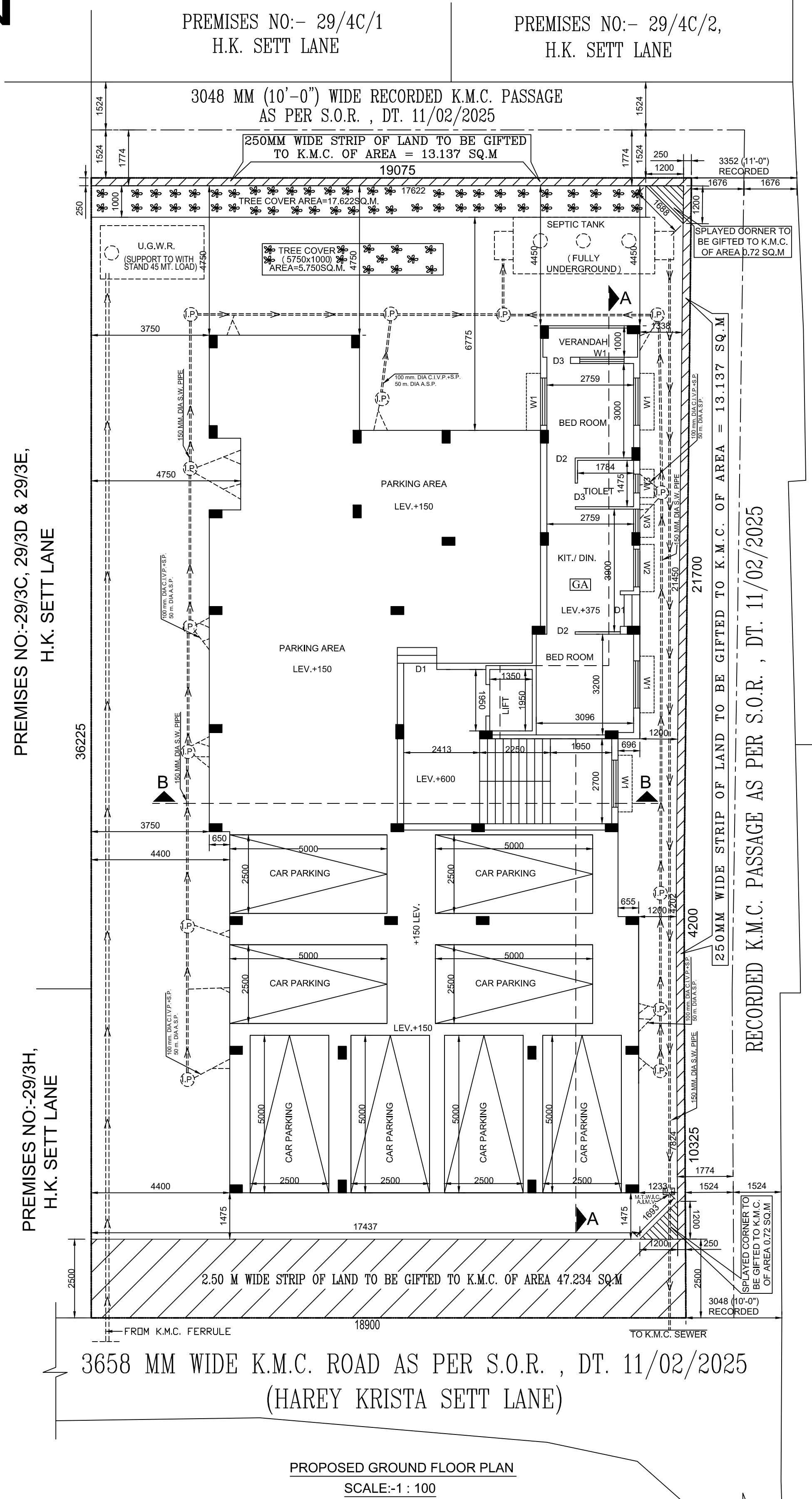
PROPOSED 1ST. FLOOR PLAN  
SCALE:-1: 100



PROPOSED 2ND. & 3RD. FLOOR PLAN  
SCALE:-1: 100



PROPOSED ROOF PLAN  
SCALE:-1: 100



PROPOSED GROUND FLOOR PLAN  
SCALE:-1: 100