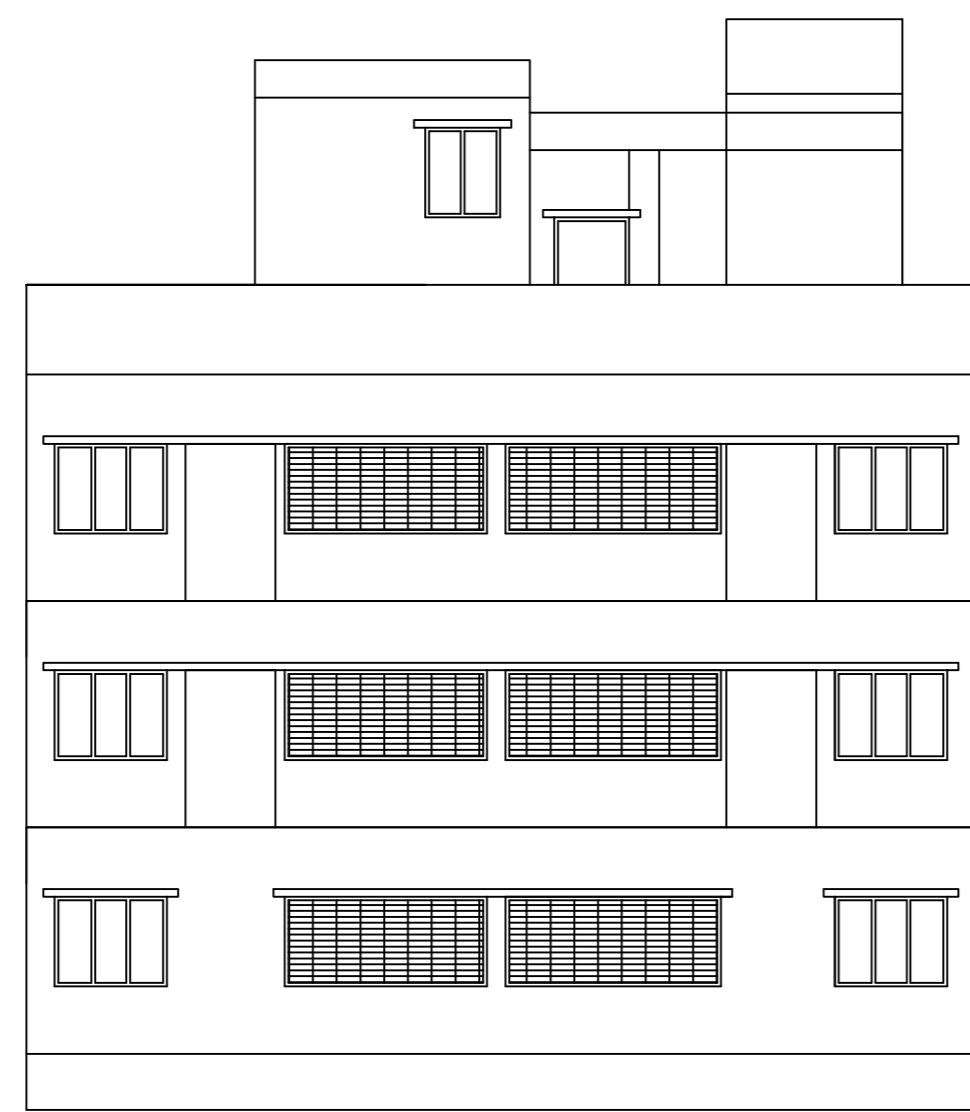


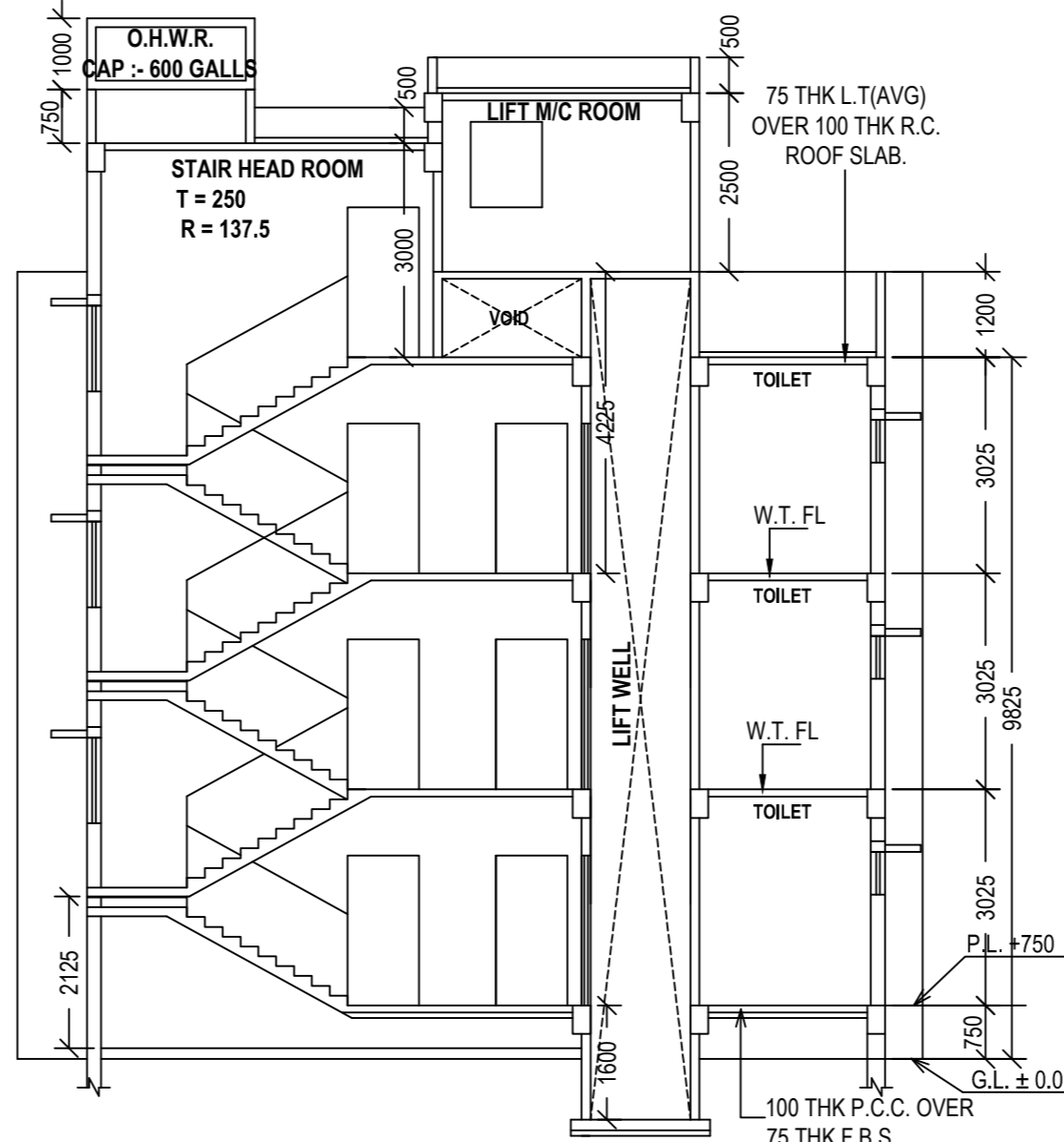
**FRONT ELEVATION**

SCALE: 1:100



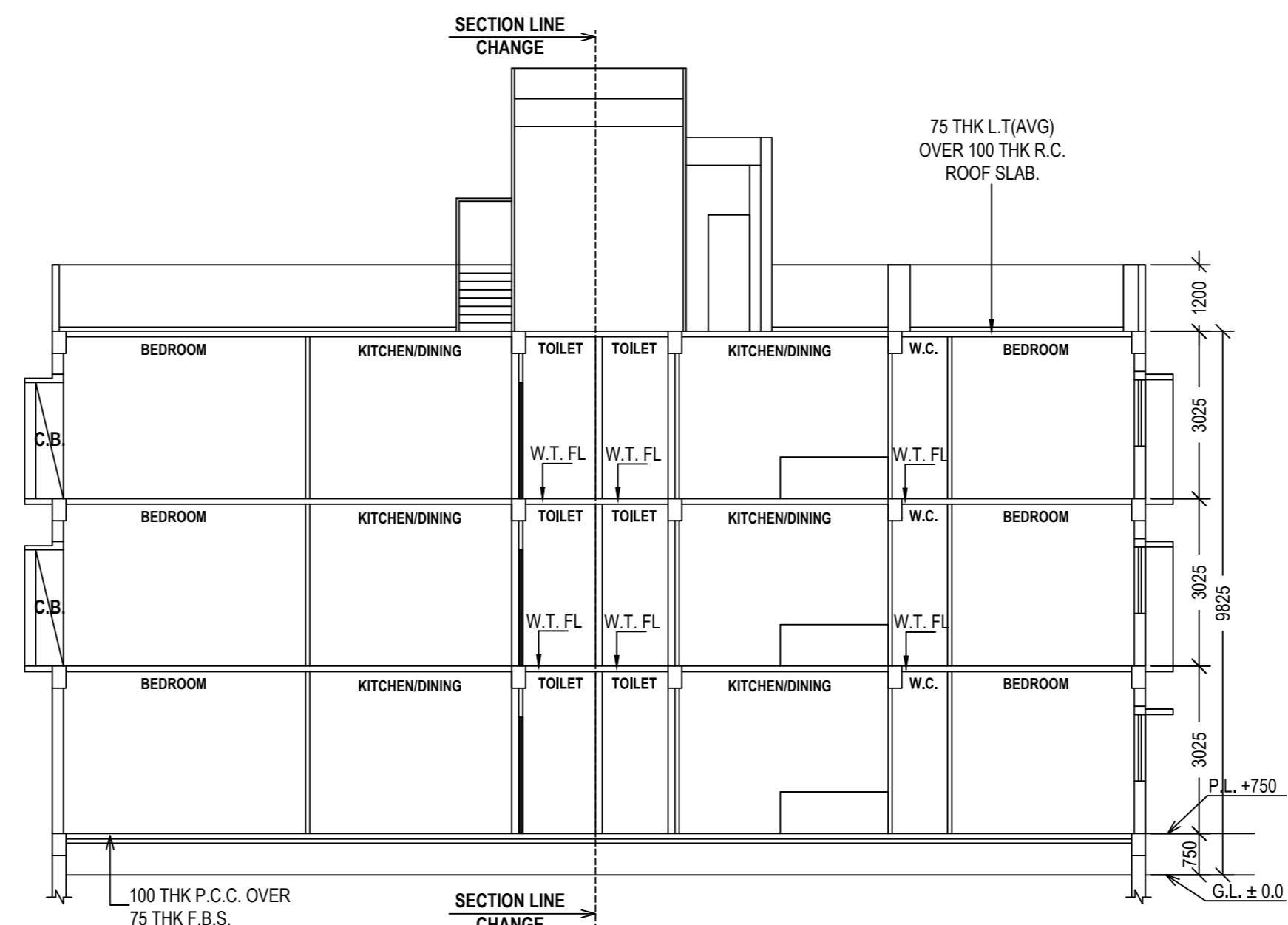
**SOUTH SIDE ELEVATION**

SCALE: 1:100



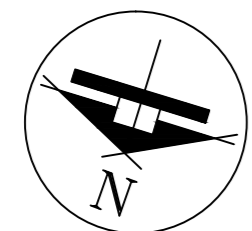
**SECTION THROUGH A - A'**

SCALE: 1:100



**SECTION THROUGH B - B'**

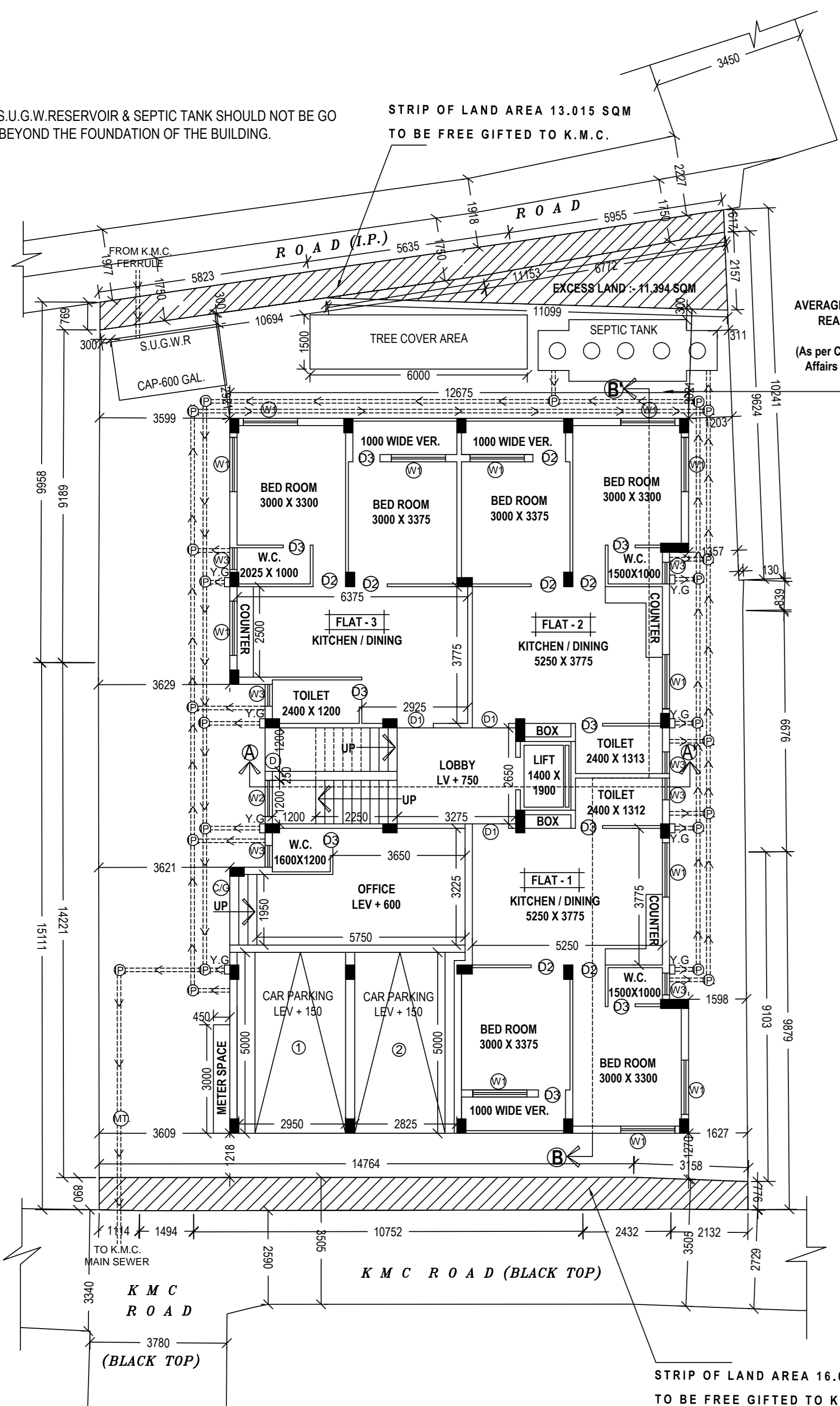
SCALE: 1:100



DEPTH OF S.U.G.W.RESERVOIR & SEPTIC TANK SHOULD NOT BE GO BEYOND THE FOUNDATION OF THE BUILDING.

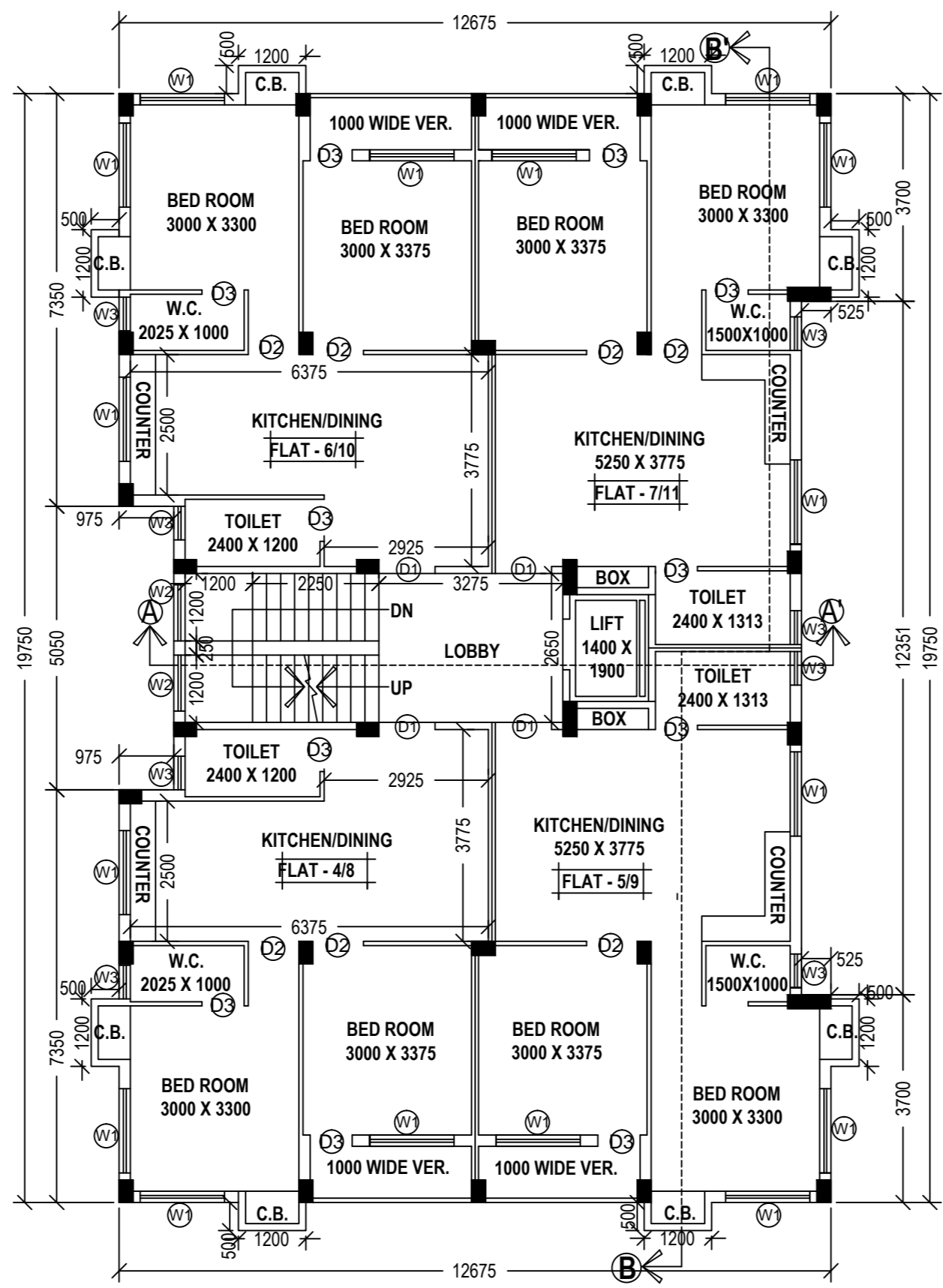
STRIP OF LAND AREA 13.015 SQM TO BE FREE GIFTED TO K.M.C.

AVERAGE BACK + REAR OPEN SPACE AREA / REAR SIDE WIDTH OF THE BUILDING = 40.965 / 12.675 = 3.227 M (As per Circular Govt of W.B. Dept of Municipal Affairs Vide No : 450/MADCO-438-13/2012, Dated : 2/10/2014)



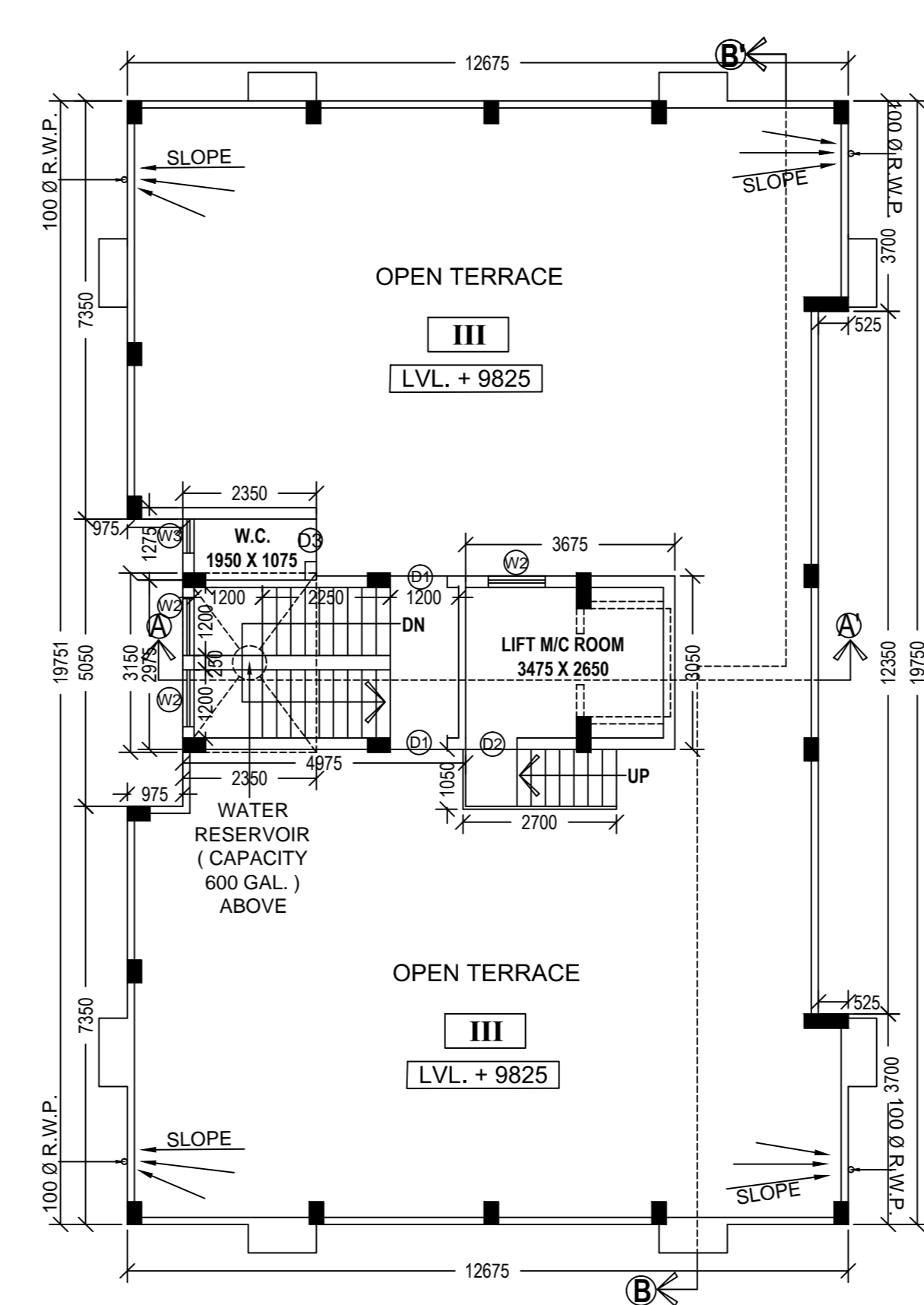
**GROUND FLOOR PLAN**

SCALE: 1:100



**1ST & 2ND FLOOR PLAN**

SCALE: 1:100



**ROOF PLAN**

SCALE: 1:100

DOOR WINDOW SCHEDULE						SPECIFICATIONS
TYPE	WIDTH	HT.	TYPE	WIDTH	HT.	
D	1200	2100	W1	1500	1200	R.C.C. FRAME STRUCTURE WITH CONC. GRADE 1:1.5:3. 200 MM THK. EXTERNAL 125 & 75 MM THK. INTERNAL WALLS WITH 1:4 CEMENT MORTAR JOINTS. STEEL Z. SECTION WINDOWS. CAST-IN-SITU MARBLE FLOORING. 1:6 & 1:4 CEMENT PLASTER ON INTERNAL WALLS AND CEILING RESPECTIVELY. WATER PROOFING TREATMENT. P.O.P. FINISH ON INTERNAL WALLS & CEILING.
D1	1000	2100	W2	1200	1200	
D2	900	2100	W3	600	600	
D3	750	2100				
D4	1900	2100				

**CERTIFICATE**  
 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. CERTIFY THAT IT IS SAFE AND STABLE IN ALL RESPECT.

**Premises No : 74 /5/64, JADAVPUR CENTRAL ROAD**  
**Assessee No : 21-098-02-0249-5**  
**Name of the Owner (s) / Applicant (s) :** SRINIVAS DIPANKAR DAYAL PROPRIETOR OF M/S DAYAL CONSTRUCTION AND CONSTITUTED ATTORNEY OF BINAPANI MAJUMDER, KISHORE KUMAR MAJUMDER, ASIM KUMAR MAJUMDER @ ASHIM KUMAR MAJUMDER, SMT. SIPRA MAJUMDER @ SIPRA MAJUMDER, DURGA MAJUMDER, SMITA MAJUMDER, ABHISHEK MAJUMDER, SOMA CHATTERJEE, SOMA DUTTA.  
**Area of Land : 455.779 Sq mt.**  
**Name of L.B.S. : AVIJIT DAS** No. 1765 / I (K.M.C.)  
**Permissible height in reference to CCZM issued by AAI : 33.0 M.**  
 Co-Ordinate in WGS 84 and site elevation (AMSL):

Reference points marked in the site plan of the proposal	Co-ordinate in WGS 84 Latitude	Co-ordinate in WGS 84 Longitude	Site Elevation (AMSL)
I	22.48604	88.36440	2.7 M.
II	22.48603	88.36407	2.7 M.

SAKTI BRATA BHATTACHARYYA  
 E.S.E.-1/1765(K.M.C.)  
 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 2009, AS AMENDED FROM TIME TO TIME AND THE SITE CONDITION INCLUDING THE ADJUTING ROAD IS CONFORM WITH THE PLAN. IT IS A BUILDABLE SITE NOT A TANK OR FILLED UP TANK.

**STATEMENT OF THE PLAN PROPOSAL**

AVIJIT DAS L.B.S. - I/1765(K.M.C.) NAME OF L.B.S.	SRINIVAS DIPANKAR DAYAL PROPRIETOR OF M/S DAYAL CONSTRUCTION AND CONSTITUTED ATTORNEY OF BINAPANI MAJUMDER, KISHORE KUMAR MAJUMDER, ASIM KUMAR MAJUMDER @ ASHIM KUMAR MAJUMDER, SMT. SIPRA MAJUMDER @ SIPRA MAJUMDER, DURGA MAJUMDER, SMITA MAJUMDER, ABHISHEK MAJUMDER, SOMA CHATTERJEE, SOMA DUTTA. NAME OF OWNER(S) / APPLICANT(S)	AVIJIT DAS L.B.S. - I/1765(K.M.C.) NAME OF L.B.S.
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**DECLARATION OF OWNER**

- PART-A:**
- ASSEESSEE NO : 21-098-02-0249-5
  - DETAIL OF REGISTERED R.R. DEED (I)  
 BOOK NO : I VOL. NO : II PAGE NO : 185 TO 188  
 BEING NO : 122 YEAR : 05-01-1994 PLACE : A.D.S.R. ALIPUR SOUTH 24 PARGANAS
  - DETAIL OF REGISTERED R.R. DEED (II)  
 BOOK NO : I VOL. NO : II PAGE NO : 125 TO 128  
 BEING NO : 107 YEAR : 05-01-1994 PLACE : A.D.S.R. ALIPUR SOUTH 24 PARGANAS
  - DETAIL OF REGISTERED GIFT DEED (I)  
 BOOK NO : I VOL. NO : 1601-2020 PAGE NO : 5175 TO 5209  
 BEING NO : 160100083 YEAR : 16-01-2020 PLACE : D.S.R. - I SOUTH 24 PARGANAS
  - DETAIL OF REGISTERED GIFT DEED (II)  
 BOOK NO : I VOL. NO : 1601-2020 PAGE NO : 5348 TO 5382  
 BEING NO : 160100084 YEAR : 17-01-2020 PLACE : D.S.R. - I SOUTH 24 PARGANAS
  - DETAIL OF REGISTERED BOUNDARY DECLARATION  
 BOOK NO : I VOL. NO : 1603-2025 PAGE NO : 411244 TO 411255  
 BEING NO : 160315284 DATED : 19-08-2025 PLACE : D.S.R.-III SOUTH 24 PARGANAS
  - DETAIL OF REGISTERED STRIP OF LAND  
 BOOK NO : I VOL. NO : 1603-2025 PAGE NO : 411295 TO 411307  
 BEING NO : 160315285 DATED : 19-08-2025 PLACE : D.S.R.-III SOUTH 24 PARGANAS
  - DETAIL OF REGISTERED GENERAL POWER OF ATTORNEY.  
 BOOK NO : I VOL. NO : 1604-2025 PAGE NO : 72291 TO 72312  
 BEING NO : 160402804 DATED : 24-03-2025 PLACE : D.S.R.-IV SOUTH 24 PARGANAS

**SRINIVAS DIPANKAR DAYAL**  
**PROP. OF M/S. DAYAL CONSTRUCTION AND CONSTITUTED ATTORNEY OF BINAPANI MAJUMDER, KISHORE KUMAR MAJUMDER, ASIM KUMAR MAJUMDER @ ASHIM KUMAR MAJUMDER, SMT. SIPRA MAJUMDER @ SIPRA MAJUMDER, DURGA MAJUMDER, SMITA MAJUMDER, ABHISHEK MAJUMDER, SOMA CHATTERJEE, SOMA DUTTA.**  
 NAME OF OWNER(S) / APPLICANT(S)

6. a) AREA OF LAND (Physical)	: 6K-15CH-33.65SFT = 467.173 SQM
b) NO OF STOREY	: III
7. a) NO. OF TENEMENTS	: 7 NOS.
8. SIZE OF TENEMENTS	: a) 75 - 100 Sqm ..... 07 NOS

B.P. NO : 2025100197 DATED : 30/12/2025 VALID UPTO : 29/12/2030

**PART-B:**

1. AREA OF LAND AS PER TITLE DEED	= 6K-15CH-01SFT = 455.779 SQM
2. AS PER BOUNDARY DECLARATION	= 6K-15CH-33.65SFT = 467.173 SQM
3. DEDUCTION FOR STRIP OF LAND	= 29.643 SQM
4. NET LAND AREA	= 438.13 SQM
5. (i) PERMISSIBLE GROUND COVERAGE	= 60.9% = 273.467 SQM
(ii) PROPOSED GROUND COVERAGE	= 62.42% = 238.930 SQM
6. PROPOSED HEIGHT	= 9.825 MT.

7. PROPOSED AREA	CUT OUT	COVERED AREA (LESS CUT OUT)	EXEMPTED AREA	NET FLOOR AREA	
GROUND FLOOR	298.930 SQM	298.930 SQM	11.799 SQM	5.60 SQM	222.171 SQM
1ST FLOOR	238.930 SQM	238.930 SQM	11.799 SQM	5.60 SQM	219.944 SQM
2ND FLOOR	238.930 SQM	238.930 SQM	11.799 SQM	5.60 SQM	219.944 SQM
TOTAL	776.790 SQM	776.790 SQM	35.397 SQM	16.80 SQM	684.607 SQM

**8. TENEMENTS & CAR PARKING CALCULATION :-**

MARKED TENEMENT SIZE	PROPORTIONAL AREA TO BE	ACTUAL TENEMENT AREA	NO. OF TENEMENT	REQUIRED CAR PARKING
1. 55.87 SQM	12.59 SQM	41.282 SQM	1	50 SQM -75 SQM '11'
2. 55.87 SQM	12.59 SQM	41.282 SQM	1	50 SQM -75 SQM '11'
3. 55.87 SQM	12.59 SQM	41.282 SQM	1	50 SQM -75 SQM '11'
4. 55.87 SQM	12.59 SQM	41.282 SQM	1	50 SQM -75 SQM '11'
5. 55.87 SQM	12.59 SQM	41.282 SQM	1	50 SQM -75 SQM '11'

**(A) BUSINESS :-**

- (i) OFFICE BUILT-UP AREA = 21.906 SQM
- (ii) OFFICE CARPET AREA = 17.769 SQM REQUIRED CAR PARKING = NIL

**(C) PARKING :-**

- (i) TOTAL REQUIRED CAR PARKING :- 2 NOS
- (ii) TOTAL PROVIDED CAR PARKING :- 2 NOS
- (iii) PERMISSIBLE AREA FOR PARKING = 50.0 SQ.M.
- (iv) PROVIDED AREA OF PARKING = 31.668 SQ.M.

**9. F.A.R. :-**

- (i) PERMISSIBLE F.A.R = 1.75
- (ii) PROPOSED F.A.R = (660.067 - 31.668) / 455.779 = 1.388<1.75

**10. MISC AREA :-**

- (i) STAIR HEAD ROOM AREA :- 14.988 SQ.M
- (ii) LIFT MACHINE ROOM AREA :- 11.258 SQ.M
- (iii) LIFT MACHINE ROOM STAIR AREA :- 2.835 SQ.M
- (iv) TERRACE AREA :- 238.930 SQ.M
- (v) RELAXATION OF AUTHORITY, IF ANY :- N.A.
- (vi) OVER HEAD TANK AREA :- 7.403 SQ.M
- (vii) AREA OF CUP-BOARD :- 3.98 SQ.M
- (viii) AREA OF W.C. AT ROOF :- 2.996 SQ.M
- (ix) AREA OF TREE COVER :- 9.000 SQ.M
- (x) TOTAL AREA FOR FEES :- 751.981 SQM

DIGITAL SIG. OF ASSISTANT ENGINEER (K.M.C.)  
 BR. X / BUILDING DEPARTMENT

DIGITAL SIG. OF EXECUTIVE ENGINEER (K.M.C.)

GROUND FLOOR PLAN, FIRST & SECOND FLOOR PLAN, ROOF PLAN, FRONT SIDE ELEVATION, SOUTH SIDE ELEVATION, SECTION A-A', B-B'.

PROJECT: PROPOSED III STOREY (HT - 9.825MT.) RESIDENTIAL BUILDING US 383 A OF K.M.C. ACT 1980 & UNDER K.M.C. BUILDING RULE 2009, READ WITH NOTIFICATION NO-597/UDMA-15011(24)/12/2023-LS-MA SEC. DT. 14-08-2025, AT PREMISES NO - 74/5/64, JADAVPUR CENTRAL ROAD, WARD NO-098, BOROUGH NO.- X, P.S. - NETAJI NAGAR, KOLKATA - 700092.



SCALE: 1:100