



PLAN OF A PROPOSED G+THREE STORED RESIDENTIAL BUILDING U/S 393A OF KMC ACT 1980 COMPLYING K.M.C. BUILDING RULE 2009 AT PREMISES NO.- II6, HARISAVA MATH, WARD NO.- II2, BOROUGH NO.-XI, DAG NO - 09, KHATIAN NO - 42I, J.L. NO - 48, MOUZA - BRAHMAPUR, UNDER THE KOLKATA MUNICIPAL CORPORATION.

NAME OF APPLICANT : SRI PALLAB GUHA, PROPRIETOR OF JAYASREE ENTERPRISE, CONSTITUTENT ATTORNEY OF SMT. SANGHAMITRA SEN, SMT. LOPAMUDRA BASU.

SPECIFICATIONS		SCHEDULE OF DOORS AND WINDOWS	
1. GRADE OF CONCRETE	M20.	MRD.	WIDTH
2. GRADE OF STEEL	Fe 415.	CG	HEIGHT
3. PROPORTION OF MORTAR FOR 200/250 THK. WALL	- 1.6.	DI	1200
4. PROPORTION OF MORTAR FOR 25/75 THK. WALL	- 1.4.	D2	900
5. PROPORTION OF LIME TERRACING	- 2.2.7.	D3	750
6. ALL DIMENSIONS ARE IN MM.		WI	1200
7. SCALE - 1:100, OTHER WISE MENTIONED.		W2	1200
		W3	900
		W4	600

DRAWN BY: SULATA ROY

STATEMENT OF THE PLAN PROPOSAL	
A)	B)
I. ASSESSEE NO - 31-II2-09-II16-7	I. GROUND COVERAGE PERMISSIBLE = 180.102 Sq.M.(55.93%) PROPOSED = 179.233 Sq.M.(55.664%)
2.A) DETAILS OF REGISTERED DEED : BOOK NO - I, VOL. NO - 105, PAGE- 203 TO 211, BEING NO - 4593, (S.R. - ALIPORE) DATE OF REGISTRATION - 09.10.1975	2. F.A.R. PERMISSIBLE = 1.75 PROPOSED = 1.749
B) DETLS. OF REG. DEED OF BOUNDARY DECL : BOOK NO - I, VOL. NO - 1604 - 2024, PAGE- 551692 TO 551708, BEING NO - 16026993, (D.S.R. - IV, SOUTH 24 PARGANAS) DATE OF REGISTRATION - 18/12/2024.	3. TOTAL COVERED AREA EXCLUDING THE SPACES EXEMPTED IN THIS RULE = 638.235 SQ.M.
C) DETAILS OF POWER OF ATTORNEY: BOOK NO - I, VOL. NO - 1604-2024, PAGE- 271692 TO 271917, BEING NO - 160408997, (D.S.R. - IV, SOUTH 24 PARGANAS) DATE OF REGISTRATION - 21/08/2024	4. TOTAL AREA EXEMPTED IN THIS RULE = 65.372 SQ.M.
4.A) AREA OF LAND (AS PER DEED) = 05 K- 00 CH-00 SQ.F. = 334.448 SQ.M.	5. GROSS TOTAL COVERED AREA (AREA INCLUDING THE SPACES EXEMPTED IN THIS RULE) = 703.607 SQ.M.
B) AREA OF LAND (AS PER B/D) = 04 K- 13 CH-0.91 SQ.F. = 321.991 SQ.M.	6. TOTAL COMMON AREA = 76.55 SQ.M.
C) AREA OF LAND (AS PER B.L.L.R.O.) = 0.0825 ACRES = 333.866 SQ.M.	7. AREA OF STAIR HEAD ROOM = 17.949 SQ.M.
5. NO OF TENEMENTS - 9 NOS	8. AREA OF O.H. RESERVOIR = 5.0 SQ.M.
6. SIZE OF TENEMENTS - 50-75 SQ.M - 9 NOS	9. A) AREA OF LIFT MACHINE ROOM = 6.848 SQ.M. B) AREA OF LIFT MACHINE ROOM STAIR = 3.2 SQ.M
7. A. AREA OF GROUND FLOOR = 177.533 SQ.M.	10. A. TOTAL CAR PARKING (REQUIRED) - 3 NOS B. CAR PARKING PROVIDED - 5 NOS 4 NOS. - COVERED & 1 NO - OPEN [PARTLY] C. CAR PARKING AREA = 93.126 SQ.M.
B. AREA OF FIRST FLOOR = 175.358 SQ.M.	II. AREA OF TERRACE = 179.233 SQ.M.
C. AREA OF SECOND FLOOR = 175.358 SQ.M.	12. A. TOTAL AREA OF C.B. = 10.50 SQ.M B. AREA OF TREE COVER (REQUIRED) = 1.759% = 5.664 SQ.M.
D. AREA OF THIRD FLOOR = 175.358 SQ.M.	C. AREA OF TREE COVER (PROVIDED) = 7.60 SQ.M. (2.56%)
E. TOTAL COVERED AREA = 703.607 SQ.M.	13. A) COVERED AREA OF OFFICE = 61.459 SQ.M. B) CARPET AREA OF OFFICE = 54.502 SQ.M.

CERTIFICATE			
PERMISSIBLE HEIGHT IN REFERENCE TO CCZM ISSUED BY AAI:33 M CO-ORDINATE IN WGS 84 & SITE ELEVATION (AMSL)			
REFERENCE POINTS MARKED IN THE SITE PLAN OF THE PROPOSAL	CO-ORDINATE IN WGS 84	SITE ELEVATION (AMSL)	
A	22°28'4.32 N 88°21'54.28 E	8.0 M.	

THE ABOVE INFORMATION IS TRUE AND CORRECT IN ALL RESPECT AND IF AT ANY STAGE, IT IS FOUND OTHERWISE, THEN WE SHALL BE FULLY LIABLE FOR WHICH KMC AND OTHER APPROPRIATE AUTHORITY RESERVE THE RIGHT TO TAKE APPROPRIATE ACTION AGAINST US AS PER LAW.

SRI PALLAB GUHA
PROPRIETOR OF JAYASREE ENTERPRISE,
CONSTITUTENT ATTORNEY OF
SMT. SANGHAMITRA SEN,
SMT. LOPAMUDRA BASU.

KUSH KUNDU
(LBS/II/4/2)
NAME OF L.B.S.

DECLARATION OF OWNER

- 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 WATER RESERVOIR AND SEPTIC TANK WILL BE UNDERTAKEN UNDER THE GUIDANCE OF L.B.S. / E.S.E. BEFORE STARTING OF BUILDING FOUNDATION WORK.
 - DURING INSPECTION PLOT WAS IDENTIFIED BY ME AND IF ANY DISPUTE ARISES REGARDING THE OWNERSHIP OF THE LAND / PLOT K.M.C. AUTHORITY WILL NOT BE RESPONSIBLE.

SRI PALLAB GUHA
PROPRIETOR OF JAYASREE ENTERPRISE,
CONSTITUTENT ATTORNEY OF
SMT. SANGHAMITRA SEN,
SMT. LOPAMUDRA BASU.
NAME OF APPLICANT/S

BUILDING PERMIT NO- 2025110011
SANCTION DATE - 12.04.2025
VALID UPTO - 11.04.2030

THE STRUCTURAL DESIGN AND DRAWING OF BOTH FOUNDATION AND SUPERSTRUCTURE OF THE BUILDING HAS BEEN MADE BY ME CONSIDERING THE K.M.C. BUILDING RULES 2009 AS AMENDED FROM TIME TO TIME AND THAT THE SITE CONDITION INCLUDING WIDTH OF ABUTTING BLACK TOP ROAD (MAINTAINED BY K.M.C.) AS PER SOR VIDE Ch.V. & S.I.D No. 1819/2024-2025 DATED 12.02.2025. IT IS A BUILDABLE SITE NOT A TANK OR Filled WITH A TANK. THE CONSTRUCTION OF THE BUILDING AND CONSTRUCTION OF WATER TANK AND SEPTIC TANK WILL BE COMPLETED BEFORE STARTING OF BUILDING FOUNDATION WORK. THERE IS AN EXISTING STRUCTURE WHICH IS FULLY OCCUPIED BY THE OWNER WILL BE DEMOLISHED BEFORE THE TIME OF NEW CONSTRUCTION.

KUSH KUNDU
(LBS/II/4/2)
NAME OF OF L.B.S.

DECLARATION OF STRUCTURAL ENGINEER

SUBHRA DAS
ESE/II/6/58
NAME OF STRUCTURAL ENGINEER

DECLARATION OF GEO-TECHNICAL ENGINEER

UNDERSIGNED HAS INSPECTED THE SITE AND CARRIED OUT SOIL INVESTIGATION THEREON. 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 HEREIN IS SAFE AND STABLE IN ALL RESPECT FROM THE GEOTECHNICAL POINT OF VIEW.

BHASKAR JYOTI ROY
G.T./I/50
NAME OF GEOTECHNICAL ENGINEER

DIGITAL SIGNATURE OF ASSISTANT ENGINEER(C)/BLDG/BR-XI

DIGITAL SIGNATURE OF EXECUTIVE ENGINEER(C)/BLDG/BR-XI