

SPECIFICATIONS

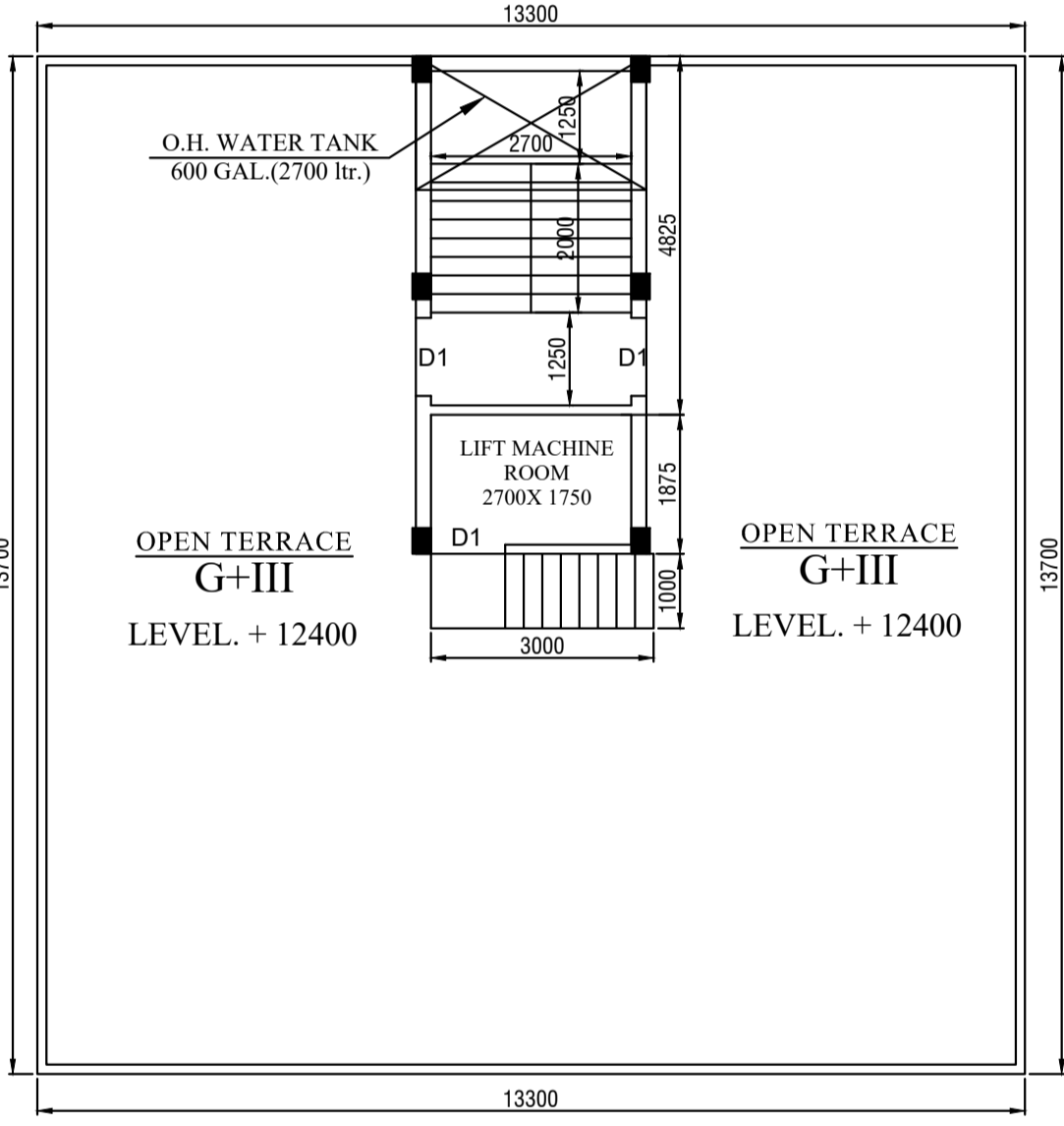
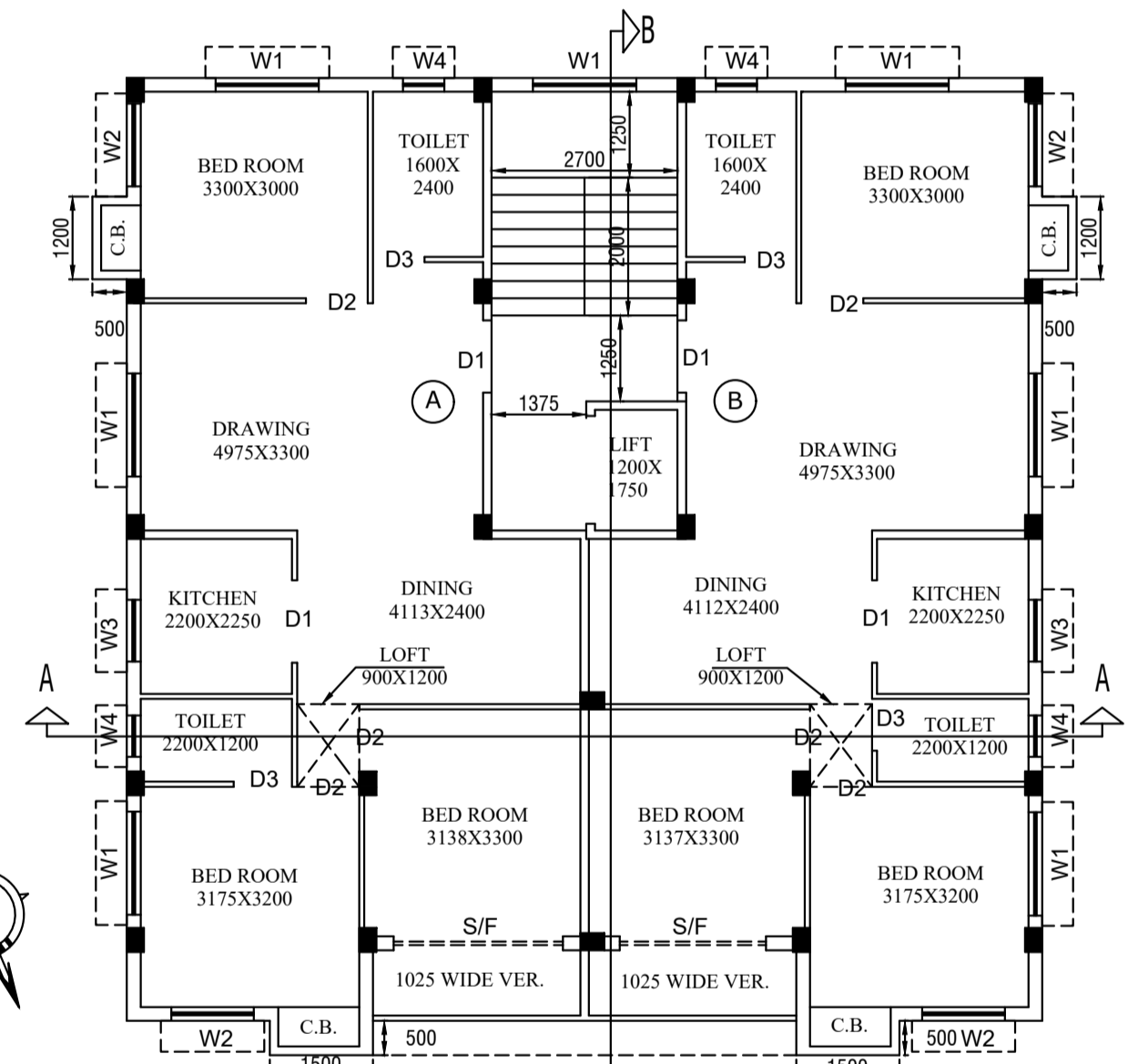
R.C.C. FRAME STRUCTURE WITH CONC. GRADE 1:1.5:3.
 200 M.M. THK. EXTERNAL 125 & 75 M.M. THK. INTERNAL WALLS WITH 1:4 CEMENT MORTAR JOINTS.
 STEEL Z-SECTION WINDOWS
 CAST-IN-SITU MOSAIC FLOORING.
 1:6 & 1:4 CEMENT PLASTER ON INTERNAL WALLS AND CEILING RESPECTIVELY.
 WATER PROOFING TREATMENT.
 P.O.P. PUNNING ON INTERNAL WALLS & CEILING.

SCHEDULE DOORS & WINDOWS

TYPE	WIDTH	HT.	TYPE	WIDTH	HT.
D	1200	2100	W1	1500	2100
D1	1000	2100	W2	1200	1200
D2	900	2100	W3	900	1200
D3	750	2100	W4	600	600

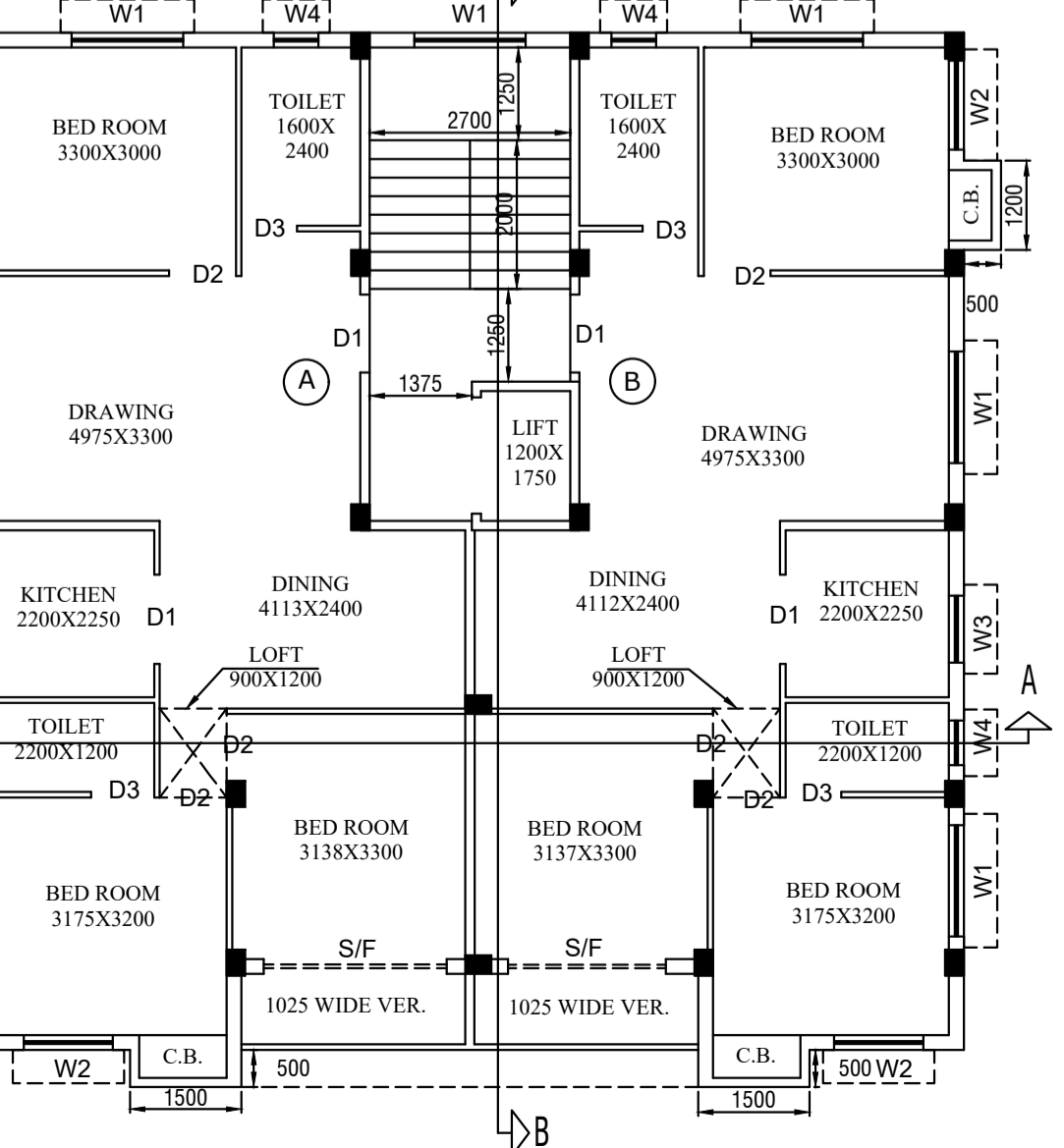
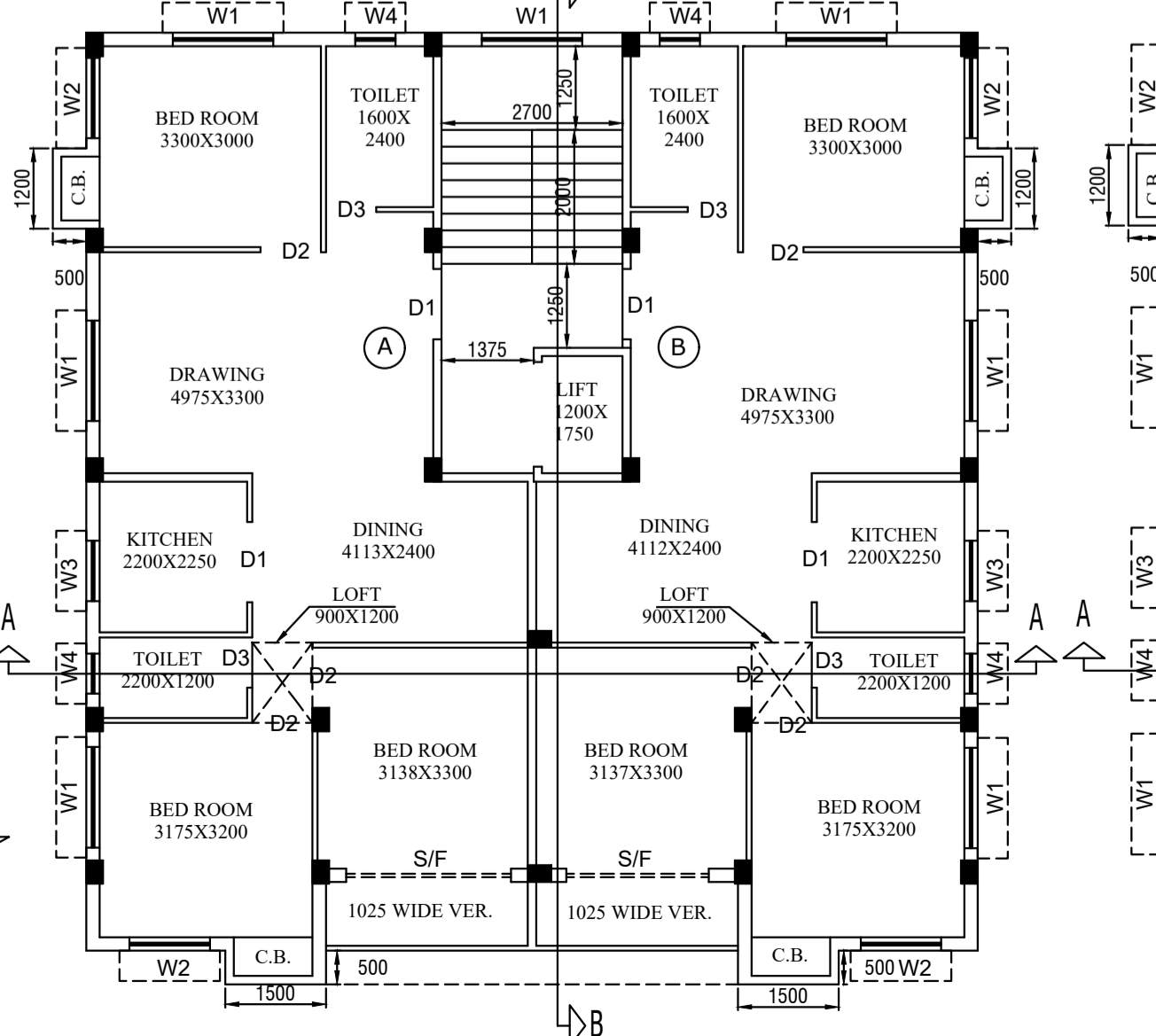
SECTION - "A-A"
SCALE:1/100

SECTION - "B-B"
SCALE:1/100



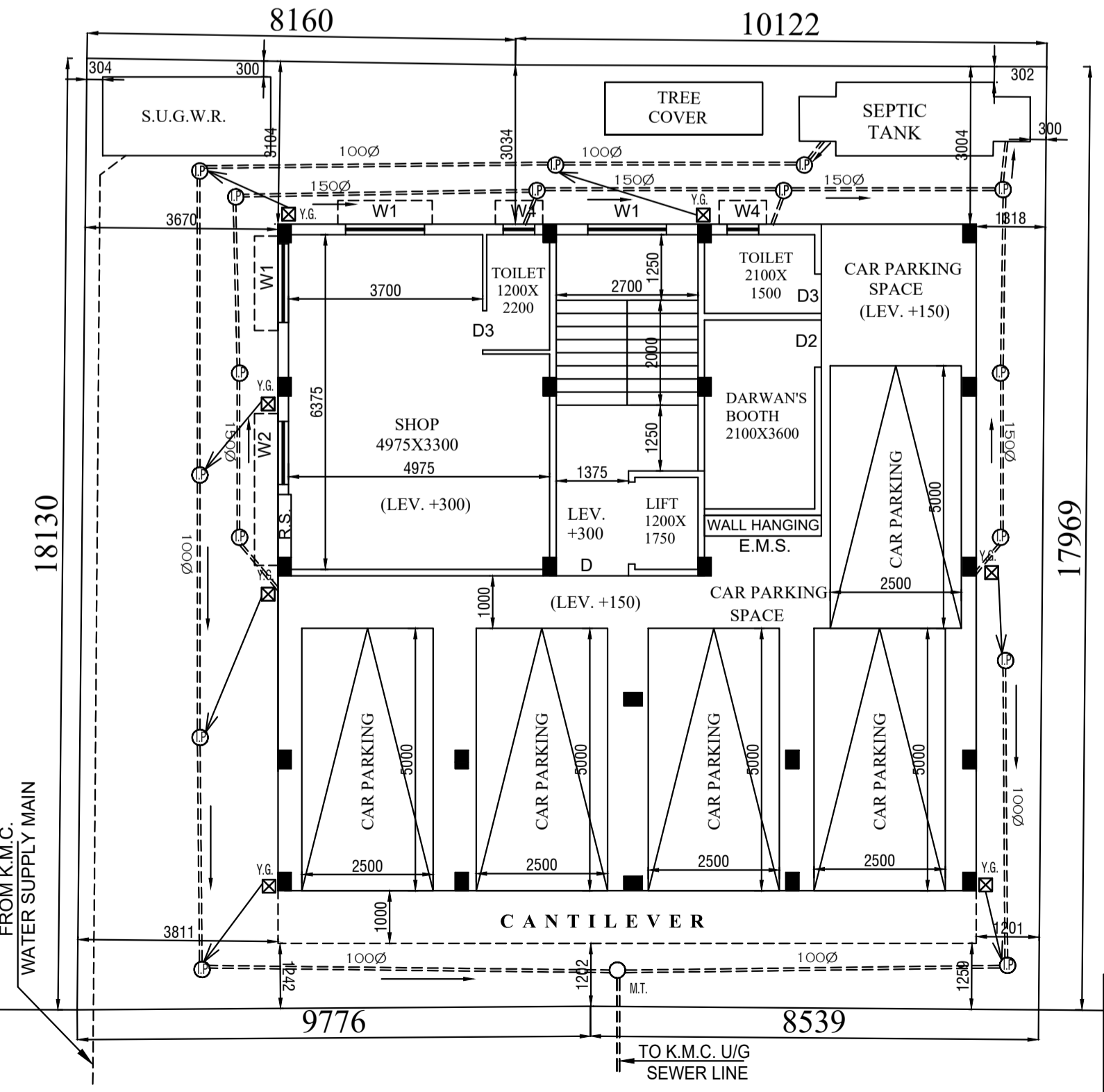
THIRD FLOOR PLAN
SCALE:1/100

ROOF PLAN
SCALE:1/100



FIRST FLOOR PLAN
SCALE:1/100

SECOND FLOOR PLAN
SCALE:1/100



5.028 M.(16'-6") WIDE BLACK TOP ROAD
 (As Per S.O.R. Vide Ch. V. & S. Id No :- 2461/2025-2026, Dated :- 24/12/2025)

GROUND FLOOR PLAN
SCALE:1/100

PERMISSIBLE HEIGHT IN REFERENCE TO CCZM ISSUED BY AA1 = 33.00 M.
 SITE CO-ORDINATES IN WGS 84 AND SITE ELEVATION (AMSL) -

REFERENCE POINTS MARKED IN SITE PLAN OF THE PROPOSAL.	CO-ORDINATES IN WGS 84	SITE ELEVATION (AMSL)
(A)	22°30'16"N 88°24'31"E	5.00 M.
(B)	22°30'16"N 88°24'31"E	5.00 M.

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

7. TENAMENT CALCULATION :- (A)

MKD	TENAMENT AREA	AREA TO BE ADDED	TOTAL AREA	TENAMENT NO.	REQUIRED PARKING
A	82.232 SQM.	13.185 SQM.	95.418 SQM.	3 NOS.	
B	82.225 SQM.	13.184 SQM.	95.410 SQM.	3 NOS.	3 NOS.

CARPET AREA OF SHOP - 31.716 SQM.

TOTAL REQUIRED PARKING 3 NOS.

MAHUA GANGULY (MAJUMDER)
 L.B.S.No. - 1311/I
 NAME OF L.B.S.

SRI SHRIBASH PAUL
 NAME OF OWNER

S.B. BHATTACHARYYA
 E.S.No.-116/I
 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 & STABLE IN ALL RESPECT FROM GEO TECHNICAL POINT OF VIEW.

KALLOL KUMAR GHOSHAL (GT-149)
 NAME OF GEO - TECHNICAL ENGINEER.

B.P. NO. - 2025120386 DATED- 17-FEB-26.
 VALID UPTO- 16-FEB-31

DECLARATION OF OWNER -
 I DO hereby DECLARE WITH FULL RESPONSIBILITY THAT, I SHALL ENGAGE L.B.S & E.S.E DURING CONSTRUCTION. WE SHALL FOLLOW THE INSTRUCTION OF L.B.S & E.S.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 U.G.W.R & SEPTIC TANK TAKEN UNDER THE GUIDENCE OF L.B.S / E.S.E BEFORE STARTING OF BUILDING FOUNDATION. THE PLOT IS IDENTIFY BY ME AT THE TIME OF DEPARTMENTAL INSPECTION. THE PLOT OF LAND IS BUTTED & BOUNDED BY BOUNDARY WALL BY ME.

SRI SHRIBASH PAUL
 NAME OF OWNER / APPLICANT

DIGITAL SIGNATURE OF A.E.

DIGITAL SIGNATURE OF E.E.

STATEMENT OF THE PLAN PROPOSAL

PART-A:

- ASSESS NO: 31-108-05-4889-1
- NAME OF THE OWNER - **SRI SHRIBASH PAUL**
- DETAIL OF REGISTERED DEED- BOOK NO : 1 VOL. NO : 145, PAGE NO : 499 TO 505, BEING NO : 7920, REGD. AT D.S.R. ALIPUR SOUTH 24 PGS., DATED - 16/04/1993.
- DETAIL OF REGISTERED BOUNDARY DECL. -- BOOK NO : 1 VOL. NO : 1630-2025, PAGE NO : 232520 TO 232530, BEING NO : 163009135, REGD. AT D.S.R. V SOUTH 24 PARGANAS, DATED - 19/11/2025.
- DETAIL OF K.M.C. MUTATION CASE NO. - O/108/28-08-2025/60581, DT. - 08/09/2025
- ONLINE BLRRO MUTATION (BEEL) - COPY NO.- 9650 (1630012), DATED - 20/06/2025, DIGITALLY SIGNED BY SUBHRANGSHU BASU
- DETAILS OF CONVERSION (BEEL TO BASTU)- MEMO NO. - 51A (C)/MISC-40/2648/1(2)/P/25, DATED - 16/04/2025.
- DECLARATION BEFORE JUDICIAL 1ST CLASS MAGISTRATE ALIPORE REGARDING R.S. & L.R. DAG & KHATIAN NOS, VIDE NO. - 71375, DATED - 19/11/2025.
- DEATILS OF AUTHENTICATION OF CONVERSION CERTIFICATE BY ADDI. D.M.,D.L.&L.R.O.- VIDMEMO NO. - 57(C)/287/9023/P/25, DATED - 03/12/2025.

PART-B:

- AREA OF LAND:- AS PER TITLE DEED (04 K.-15 CH.-21 SFT)=332.218 SQM. AS PER PHYSICAL MEASUREMENT = 329.153 SQM.
- AREA OF SPLAYED CORNER = NIL.
- PERMISSIBLE GROUND COVERAGE (60.00 %) = 197.492 SQM.
- PROPOSED GROUND COVERAGE (55.557 %) = 182.210 SQM.
- PROPOSED HEIGHT = 12.400 M.

6. PROPOSED AREA :-

FLOOR WISE	TOTAL FLOOR AREA	STAIR + STAIR LOBBY	STAIR WELL AREA	LIFT WELL AREA	LIFT LOBBY AREA	NET FLOOR AREA
GROUND FLOOR	168.910 SQM.	12.150 SQM.	---	---	2.531 SQM.	154.229 SQM.
FIRST FLOOR	182.210 SQM.	12.150 SQM.	---	2.100 SQM.	2.531 SQM.	165.429 SQM.
SECOND FLOOR	182.210 SQM.	12.150 SQM.	---	2.100 SQM.	2.531 SQM.	165.429 SQM.
THIRD FLOOR	182.210 SQM.	12.150 SQM.	---	2.100 SQM.	2.531 SQM.	165.429 SQM.
TOTAL	715.540 SQM.	48.600 SQM.	---	6.300 SQM.	10.124 SQM.	650.516 SQM.

7. TENAMENT CALCULATION :- (A)

MKD	TENAMENT AREA	AREA TO BE ADDED	TOTAL AREA	TENAMENT NO.	REQUIRED PARKING
A	82.232 SQM.	13.185 SQM.	95.418 SQM.	3 NOS.	
B	82.225 SQM.	13.184 SQM.	95.410 SQM.	3 NOS.	3 NOS.

CARPET AREA OF SHOP - 31.716 SQM.

TOTAL REQUIRED PARKING 3 NOS.

8. TOTAL REQUIRED CAR PARKING	3 NOS.
9. TOTAL PROVIDED CAR PARKING	5 NOS.
10. PERMISSIBLE AREA FOR PARKING	75 SQM.
11. PROVIDED AREA OF PARKING	101.248 SQM.
12. PERMISSIBLE F.A.R	1.750
13. PROPOSED F.A.R	(650,516.75) / 329.153 = 1.748
14. STAIR HEAD ROOM AREA	14.958 SQM.
15. OVER HEAD TANK AREA	5.580 SQ.M.
16. L.M.R. AREA	5.813 SQ.M.
17. L.M.R. STAIR AREA	3.000 SQ.M.
18. TREE COVER AREA	3.000 SQ.M.
19. ADDITIONAL AREA FOR FEES	38.350 SQ.M.
20. LOFT AREA	6.480 SQ.M.
21. C.B. AREA	8.100 SQ.M.
22. CARPET AREA OF SHOP	31.716 SQM.
23. COVERED AREA OF SHOP	35.510 SQM.

DECLARATION OF L.B.S.
 CERTIFIED THAT THE BUILDING PLAN HAS BEEN DRAWN UP AS PER PROVISION OF K.M.C. BUILDING RULES 2009 AS AMENDED FROM TIME TO TIME AND THAT THE SITE CONDITION INCLUDING THE WIDTH OF ABUTTING 5.028 M. WIDE BLACK TOP ROAD AT NORTHERN SIDE CONFORM WITH THE PLAN WHICH HAS BEEN MEASURED AND VERIFIED BY ME. IT IS A BUILDABLE SITE AND NOT A TANK OR FILLED UP TANK.

- THE PLOT IS BEYOND 500 M. FROM THE CENTRE LINE OF E.M. BYE-PASS.
- THE PLOT IS DEMARCATED BY BOUNDARY WALL.
- CONSTRUCTION OF U.G. WATER TANK AND SEPTIC TANK WILL BE COMPLETED BEFORE STARTING OF BUILDING FOUNDATION WORK.

MAHUA GANGULY (MAJUMDER)
 L.B.S.No. - 1311/I
 NAME OF L.B.S.

DECLARATION OF OWNER -
 I DO hereby DECLARE WITH FULL RESPONSIBILITY THAT, I SHALL ENGAGE L.B.S & E.S.E DURING CONSTRUCTION. WE SHALL FOLLOW THE INSTRUCTION OF L.B.S & E.S.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 U.G.W.R & SEPTIC TANK TAKEN UNDER THE GUIDENCE OF L.B.S / E.S.E BEFORE STARTING OF BUILDING FOUNDATION. THE PLOT IS IDENTIFY BY ME AT THE TIME OF DEPARTMENTAL INSPECTION. THE PLOT OF LAND IS BUTTED & BOUNDED BY BOUNDARY WALL BY ME.

SRI SHRIBASH PAUL
 NAME OF OWNER / APPLICANT

PROPOSED PLAN OF G+THREE STORIED RESIDENTIAL BUILDING U/S 393 A OF K.M.C. ACT 1980 AND AS PER B/R 2009 AT PREMISES NO.- 2024, MADURDAH, WARD-108, BOROUGH-XII, UNDER R.S. & L.R. DAG NO. - 423, R.S. & L.R KHATIAN NO. - 405, MOUZA - MADURDAH, J.L. NO - 12, KOLKATA-700 107, P.S.- ANANDAPUR.

DIGITAL SIGNATURE OF E.E.

DIGITAL SIGNATURE OF A.E.

DIGITAL SIGNATURE OF E.E.

SHEET - 01 OF 02