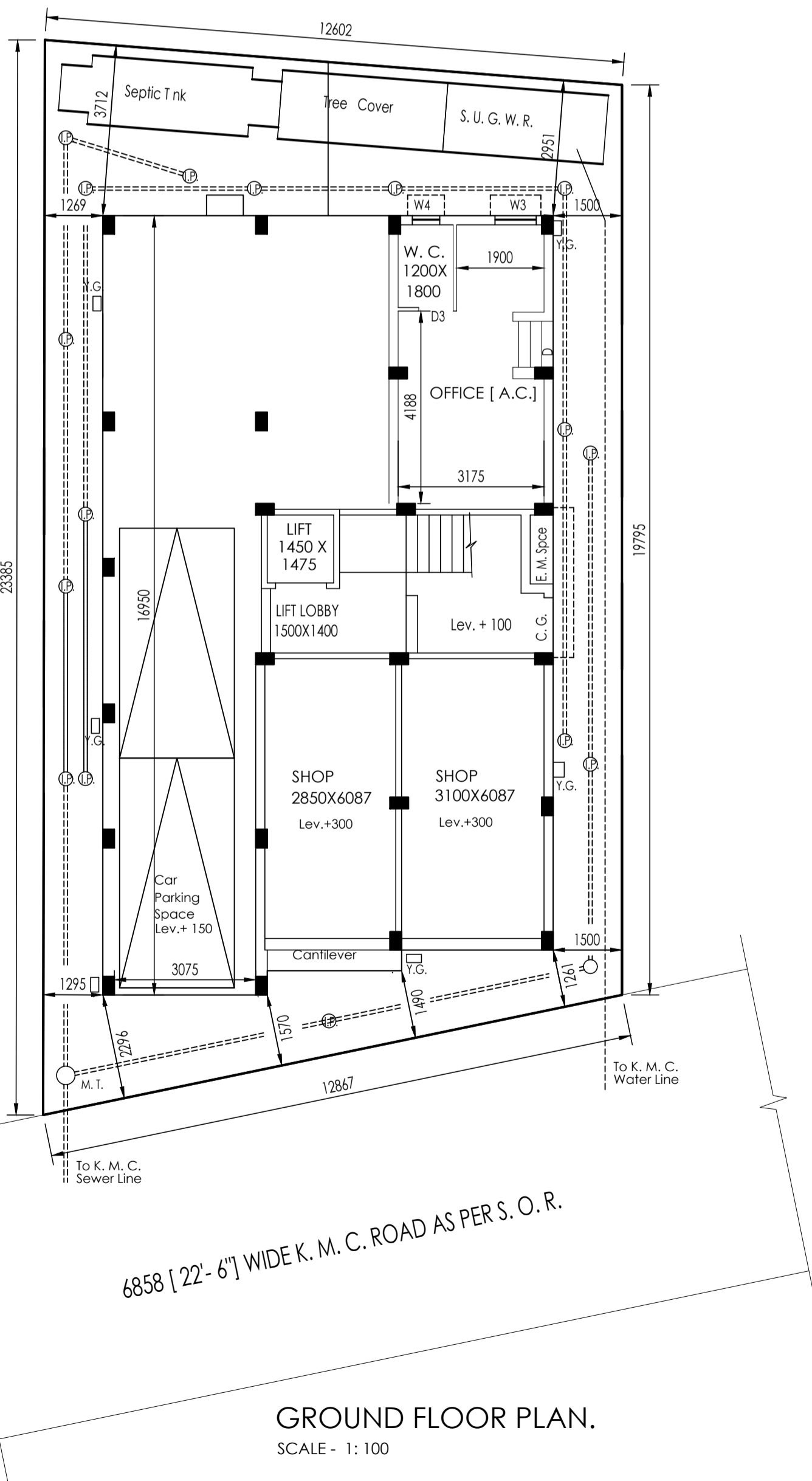
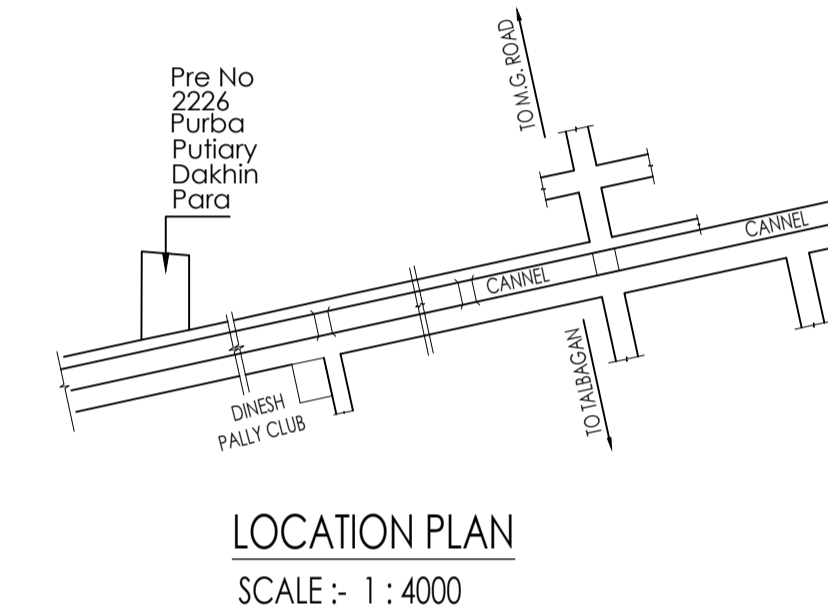
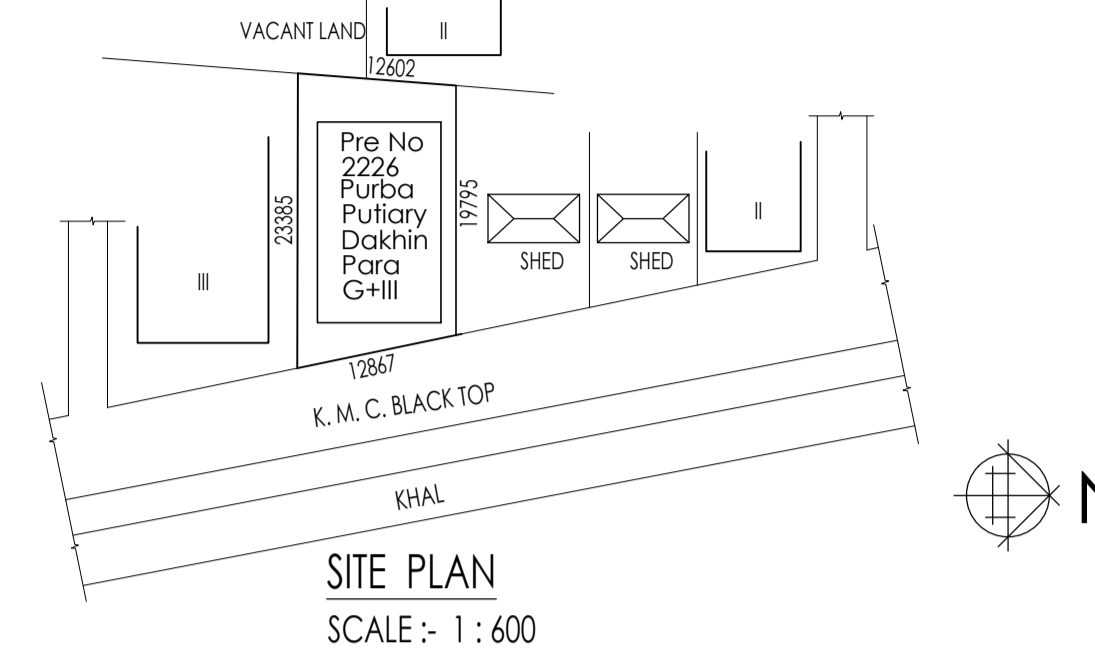
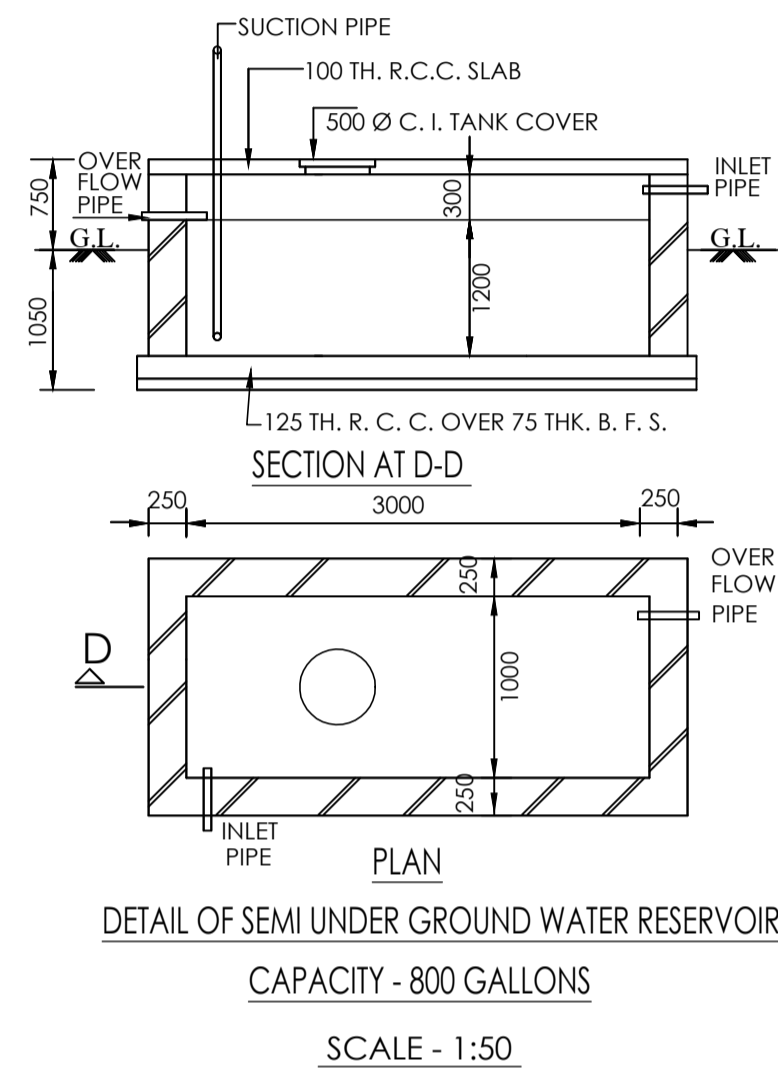


B. L. & L.R. O. Conversion Memo No - 17 / 2670 / BL & LRO / KOL, Date :- 19/ 06 / 2025



SCHEDULE FOR DOOR AND WINDOW			
MKD.	SIZE	MKD.	SIZE
D	1000 X 2100	W1	1500 X 1350
D1	900 X 2100	W2	1200 X 1350
D2	750 X 2100	W3	600 X 1350
		W4	1200 X 1050
		W5	900 X 1350

**STATEMENT OF THE PLAN PROPOSAL.**

**A.**

1. Assessee NO. - 31 - 114 - 18 - 2642 - 0

2.i. Details of Deed -  
Book No. - I, Volume No. - 65,  
Page - 107 To 113, Being No - 2682,  
Date - 10/05/1983, At S. R. - Alipore, 24 Pgs.

ii. Details of Deed -  
Book No. - I, Volume No. - 1605-2015,  
Page - 20412 To 20436, Being No - 160504467,  
Date - 17/07/2015, At D. S. R. - Alipore, 24 Pgs.

6. Details of Boundary Declaration :-  
Book No. - I, Volume No. - 1601 - 2025,  
Page - 90652 To 90665, Being No - 160102667,  
Date - 19/11/2025 At D.S.R. - I, South 24-Pgs.

5. Details of Power Of Power Attorney :-  
Book No. - I, Volume No. - 1601 - 2024,  
Page - 76118 To 76136, Being No. - 160102025,  
Date - 21/10/2024, At D. S. R. - I, South 24-Pgs.

6. a) Area of land :- 271.739 Sqm. = 4K. 1 CH. 0 SFT.  
[ As per Deed ]

b) Area of land :- 271.618 Sqm. = 4K.0 CH.43.69SFT.  
[ As per Boundary Declaration ]

**B.**

1. Ground Coverage

a) Permissible:- 162.971 Sqm. [ 60.0 % ]  
b) Proposed :- 161.357 Sqm. [ 59.405 % ]

2. F. A. R. :-  
a) Permissible :- 2.0 (b) Proposed :- 1.966

3. Total covered area :-  
a) Permissible :- 543.236 Sqm + Exempted Area + Car Parking Area  
b) Proposed :-  
i) 635.069 Sqm. (Including exempted area)  
ii) 583.954 Sqm. (Excluding exempted area)  
iii) 51.115 Sqm. (Exempted area)

4. Total service area :- N. A.

**AREA STATEMENT :-**

Area Of The Land :- 4 K. 01 CH. = 271.739 SQM. [ As Per Deed ]  
Area Of The Land :- 271.618 SQM. = 4 K . 43.69 Sft [ As Per Boundary Declaration ]

**CALCULATION FOR FLOOR AREA STATEMENT :-**

FLOORS	RESIDENTIAL (SQ. M.)	STAIR WELL (SQ. M.)	LIFT WELL (SQ. M.)	GROSS FLOOR AREA (SQ. M.)	STAIR (SQ. M.)	LIFT LOBBY (SQ. M.)	NET FLOOR AREA (SQ. M.)
GROUND	160.040	—	—	160.040	10.60	2.10	147.340
FIRST	161.357	0.875	2.139	158.343	10.60	2.205	145.538
SECOND	161.357	0.875	2.139	158.343	10.60	2.205	145.538
THIRD	161.357	0.875	2.139	158.343	10.60	2.205	145.538
TOTAL	644.111	2.625	6.417	635.069	42.40	8.715	583.954

Proposed F. A. R. :-  $\frac{583.958 - 50}{271.618} = 1.966$

Area Of Shop - 41.035 Sqm. ( Covered )  
36.22 Sqm ( Carpet ).

Area Of Office - 22.388 Sqm. ( Covered )  
18.22 Sqm ( Carpet ).

Car parking Area - 75.186 Sqm.

Total No. Of Car parking Area :-  
Mandatory :- 02 Nos.  
Provided :- 02 Nos.

C. B. Area :- 9.678 Sqm.

Area Of Stair Head Room - 16.235 Sqm.

Area Of O. H. W. R. - 5.1 Sqm.

Area Of Lift Machin Room - 6.46 Sqm.

Area Of Lift Machin Room Stair - 3.2 Sqm.

TENEMENT CALCULATION:				NO OF CAR PARK. REQ.
TENEMENT MKD.	TENEMENT AREA (SQ. M.)	PROPORTIONATE AREA TO BE ADDED (SQ. M.)	ACTUAL AREA OF TENEMENT (SQ. M.)	NOS
A	58.387	9.332	67.719	3
B	28.112	4.493	32.605	3
C	56.183	8.980	66.163	3

**NOTES AND SPECIFICATION**

- Thk. of all outer walls are 200 mm with 1:6 cement sand mortar.
- Thk. of all inner walls are 125 mm with 1:4 cement and sand mortar.
- Width of the chajja 450 mm.
- 19 mm thk. plastering to outer walls and 12 mm thk. to inner walls & 6 mm Thk. to ceiling.
- 19 mm thk. plastering to outer walls and 12 mm thk. to inner walls & 6 mm Thk. to ceiling.
- Grade of concrete M-20. Grade of steel Fe-500.
- All dimension are in mm.

I do certify with full responsibility that the building plan has been drawn as per provision of K.M.C building rules 2009, as amended from time to time and the site condition including width of the abutting black top road 6858 mm, conforming with the site and it is a buildable site not a tank or filled up tank. It is bounded by boundary wall.

KUSH KUNDU  
L. B. S. NO - 1 / 1412  
NAME OF THE L. B. S.

The structural design and drawing of the both foundation and super structure of the building to be made by me considering all the possible loads including seismic load as per the National Building code of India latest revision and certify that it is safe and stable.

Soil Testing Report To Be Done & signed by Sri. Bhaskar Jyoti Roy [ G. T. E. No - 1 / 50 ]

The Recommendations Of Soil Report To Be Considered During Structural Calculation.

SUBHRA DAS  
E. S. E. NO - II / 658  
NAME OF THE E. S. E.

Undersigned has inspected the site & found that the site mostly covered with the structure. Hence Soil investigation in site to be carry out after demolishing of the structure.

Design of the foundation of all structural elements as per I. S. code of practice & N. B. C. before commencement of the construction.

BHASKAR JYOTI ROY  
G. T. E. NO - 1 / 50  
NAME OF THE G. T. E.

I do hereby undertake with full responsibility that-

- I shall engage L.B.S & E.S.E during Construction.
- I shall follow the instruction of L.B.S & 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 & adjoining structure.
- 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 under the guidance of L. B. S./ E. S. E.
- During site inspection I was physically present and identified the plot on which plan proposal submitted.
- There is no court case pending against the premises.

S. N. S. CONSTRUCTION  
Represented By Its Partners  
SAJAL GHOSH, NARAYAN SAHA & SWAPAN BANIK AS C. A. OF HENA SAHA  
NAME OF THE APPLICANT

**PLAN PROPOSAL OF G + THREE STORIED RESIDENTIAL BUILDING**

**AT PREMISES NO - 2226, PURBA PUTIARY DAKHIN PARA, WARD NO - 114, BOROUGH - XI. P. S. - REGENT PARK, U/S 393 A OF K. M. C. ACT 1980 COMPLYING WITH K. M. C. BUILDING RULES 2009,**

**CERTIFICATE**

Premises No. : 2226, Purba Putiary Dakhin Para, Ward No - 114, Borough No - XI.  
Assessee No. : 31-114 - 18 - 2642 - 0  
Name of Owner : Hena Saha.

Area of land : 382.753 Sqm.  
Name of L. B. S. : Kush Kundu. No. : 1412 / I.  
Permissible Height in reference to CCZM issued by AAI : 33 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		Site Elevation (ASML)
	Latitude	Longitude	
A	22° 28' 27.21" N	88° 20' 24.70" 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 me as per law.

KUSH KUNDU  
L. B. S. NO - 1 / 1412  
NAME OF THE L. B. S.

S. N. S. CONSTRUCTION  
Represented By Its Partners  
SAJAL GHOSH, NARAYAN SAHA & SWAPAN BANIK AS C. A. OF HENA SAHA  
NAME OF THE APPLICANT

**FOR OFFICE USE**

**BUILDING PERMIT NO : 2026110048**

**SANCTION DATE : 19-MAY-2026**

**VALID UPTO : 18-MAY-2031**

DIGITAL SIGNATURE OF A/E(C)/BLDG./BR-XI