



**BRUHAT BENGALURU MAHANAGARA PALIKE**

No. ADTP(E)/OCLP/1642/2017-18/20-21

Office of the Assistant Director,  
Town Planning (East),  
22<sup>nd</sup> Floor, S.C. Bose Building,  
M.G. Road, Bengaluru  
Date: 11-03-2020

**OCCUPANCY CERTIFICATE**

**Sub: Issue of Occupancy Certificate for Residential Building at property PID: 20-67-1, Ulsoor Road, Ulsoor, Bengaluru, ward No 90.**

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The Plan was Sanctioned by this Office Vide Lp No AD.Com/EST.OULP/1642/2017-18. dated :09-05-2018 for the Construction of Residential Building at Property PID: 20-67-1, Ulsoor Road, Ulsoor, Bangalore , ward No 90, having BF+GF+ FF+SF +Th.F and Terrace Floor.

The Building was inspected by the Competent Authority of town planning (East) for the issue of Occupancy Certificate. During inspection, it is observed that there are deviations in construction with reference to the sanctioned plan. Which is within the permissible limits of regularization with a levy of compounding fee. The Compounding fees for the deviated portion etc., Works Out to Rs. 2,56,000 (Two Lakhs Fifty Six Thousand) It is collected through D.D in favor of Commissioner Bruhat Bengaluru Mahanagara Palike, vide D.D No 133601 of India, Bangalore.

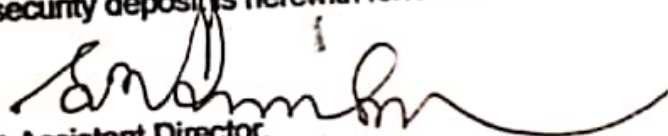
Permission is here by granted to occupy the Building for Residential purpose. The Building constructed at Property. PID: 20-67-1, Ulsoor Road, Ulsoor, Bangalore, ward No 90, having BF+GF+ FF+SF +Th.F and Terrace Floor.

with the following details and conditions;

Sl. No.	Floor Description	Area in Sq.m	Remarks
1	Basement Floor	222.77	Car parking area + Staircase + Lift room
2	Ground Floor	222.46	Residential Space + Staircase + Lift Room
4	First Floor	197.83	Residential Space + Staircase + Lift Room
5	Second Floor	197.83	Residential Space + Staircase + Lift Room
6	Third Floor	197.83	Residential Space + Staircase + Lift Room
7	Terrace Floor	20.04	Staircase head room +Lift machine Room
8	Total	1058.76	
9	FAR	1.78	Within Regularization Limit of 5%
10	Coverage	54.53%	Within Regularization Limit of 5%

**And subject to the following conditions:**

01. The car parking at Basement Floor area shall have adequate safety measures. It shall be done entirely at the risk and cost of owner. BBMP will not be responsible for any kind of damage, losses, risks etc., arising out of the same.
02. The structural safety of building will be entirely at the risk and cost of Owner / Architect / Engineer / Structural Engineer and BBMP will not be responsible for structural safety.
03. He shall not add or alter materially, the structure or a part of the structure there off without specific permission of BBMP. In the event of the applicant violating, the BBMP has the right to demolish the deviated / altered / added portion without any prior notice.
04. Basement floor should be used for car parking purpose only and the additional area if any available in the basement shall be used exclusively for car parking only.
05. Footpath in front of the building should be maintained in good condition.
06. Rain water harvesting structure shall be maintained in good condition for storage of water for non portable purpose or recharge of ground water at all times as per Building Bye - laws - 2003 clause No. 32 (b)
07. Owner shall make his own arrangements to dispose off the debris / garbage after segregating it into organic and inorganic waste generated from the building, suitable arrangements shall be made by the owner himself to transport and dump these segregated wastes in consultation with the BBMP Zonal Health Officer.
08. In case of any false information, misrepresentation of facts, or pending court cases, the Occupancy Certificate shall be deemed to be cancelled.
09. Also the owner shall follow the conditions mentioned in the OC.
10. On default of the above conditions the Occupancy Certificate issued will be withdrawn without any prior notice
11. Since deviations with in permissible limit of 5% have been done from the sanctioned plan while constructing the building and therefore the security deposit is herewith forfeited.

  
I/c Assistant Director,  
Assistant Town Planning (East) - -  
Bruhat Bengaluru Mahanagara Palike  
Bruhat Bengaluru Mahanagara Palike  
Bengaluru

- To,
1. Sri. M. Ramakrishnan. PID: 20-67-1, Ulsoor Road, Ulsoor, Bangalore, ward No 90.
  2. Copy W/C to the Chairman, BWSSB, Cauvery Bhavan, Bengaluru - for information
  3. Copy W/C to the CE, BESCO, BSA2, K.R. Circle, Bengaluru - for information