



Residential Apartment Building

Sl. No.	Floor Description	Built Up Area (in Sqm.)	Uses and other details.
1	Basement Floor	1279.16	34 No.s of Car Parking, Electric Panel Room, Communication Room, D.G Room, Lifts, Lobbies & Staircase.
2	Ground Floor	805.54	5 No's of Residential Units, Gym, Entrance lobby, Lifts, Lobbies & Staircase.
3	First Floor	971.95	6 No's of Residential Units, Corridors, Lifts, Lobbies & Staircase.
4	Second Floor	971.95	6 No's of Residential Units, Corridors, Lifts, Lobbies & Staircase.
5	Third Floor	971.95	6 No's of Residential Units, Corridors, Lifts, Lobbies & Staircase.
6	Fourth Floor	971.95	6 No's of Residential Units, Corridors, Lifts, Lobbies & Staircase.
7	Terrace Floor	35.82	Lift Machine Room, Staircase Head Room and Solar Panels
Total		6008.32	29 Residential Units
	FAR Achieved		2.47 < 2.50
	Coverage Achieved		44.60% < 60%

This Occupancy Certificate is issued subject to the following conditions:

1. The car parking at Basement Floor area shall have adequate safety measures. It shall be done entirely at the risk and cost of the owner. BBMP will not be responsible for any kind of damage, losses, risks etc., arising out of the same.
2. 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.
3. Owner shall not add or alter materially, the structure or a part of the structure there off without specific permission from BBMP. In the event of the applicant violating, the BBMP has the right to demolish the deviated / altered / additional portion without any prior notice.
4. Basement Floor and Part of Ground Floor area should be used for car parking purpose only and the additional area if any available in Basement Floor and Part of Ground Floor area shall be used exclusively for car parking purpose only.
5. Footpath and road side drain in front of the building should be maintained in good condition.
6. Rain water harvesting structure shall be maintained in good condition for storage of water and shall be used for non-potable purpose or recharge of ground water at all times as per Building Bye-laws-2003 clause No. 32 (b).
7. Since, deviations have been done from the sanctioned plan while constructing the building; the security deposit is here with forfeited.


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8. 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.
9. All the rain water and waste water generated from the usage shall be pumped into the rain water harvesting pits and used for landscaping.
10. Garbage originating from building shall be segregated into organic and inorganic waste and should be processed Scientifically in the recycling processing unit of suitable capacity i.e. organic waste convertor to be installed at site for its re – use / disposal.
11. This Occupancy Certificate is subject to conditions laid out in the CFO issued by KSPCB Vide No. AW-127919, PCB ID:211692, INW ID:221961, Date: 05-07-2024.
12. The Applicant / Developer should abide by the condition imposed during Occupancy Certificate.
13. The Demand for payment of fees as per the Interim order of the Hon'ble High Court vide W.P. No. 19177/2024 (LB-BMP) dated:05-08-2024 is subject to condition for remittance of such cost in future, based on the outcome of the final order of the Hon'ble High Court.
14. In case of any false information, misrepresentation of facts, or pending court cases, the Occupancy Certificate shall deemed to be cancelled.

On default of the above conditions the Occupancy Certificate issued will be withdrawn without any prior notice.

Sd/-

**Joint Director (Town Planning – North)
Bruhat Bengaluru Mahanagara Palike**

To,
M/s Ezzy Central Represented by
Managing Partner Hisham Syed Timiz
GPA Holder/ Sabiha Ismail & Others
No.50, Hospital Road, Shivajinagara,
Bengaluru - 560001.

Copy to

1. JC (East Zone) / EE (East Division) / AEE/ ARO (Shanthinagar) for information and necessary action.
2. State Fire and emergency Service, No.1, Annaswamy Modaliar Road, Bangalore-560042 for information
3. Senior Environmental Officer, KSPCB, # 49, Church Street, Bengaluru - 01 for information.
4. Chief Engineer, BWSSB ,Kaveri Bhavan ,K.G Road, Bengaluru for information.
5. Superintendent Engineer (East), BESCOM, Kalyananagar, Banasawadi, Bengaluru – 560043 for information.
6. Office copy.

**Joint Director (Town Planning – North)
Bruhat Bengaluru Mahanagara Palike**