



BRUHAT BANGALORE MAHANAGARA PALIKE



Office of the
Joint Director, Town Planning (South)
BBMP Head Office, N.R. Square
Annex-3 Building,
Bangalore-02. Dated: 07-06-2022

OCCUPANCY CERTIFICATE

Sub: Issue of Occupancy Certificate for Residential Apartment Building at BBMP Khatha. No. 1924/61/1/A3, Gubbalalla Village, Uttarahalli Hobli, Bangalore South Taluk, Ward No. 184, Bommanahalli Zone, Bangalore.

Ref: 1) Application for issue of Occupancy Certificate dt: 21-04-2022.

2) Approval of Chief Commissioner for issue of Occupancy Certificate dt: 05-05-2022.

3) Plan sanctioned No. BBMP/Addl.Dir/JD South/0015/17-18 dt: 30-05-2018.

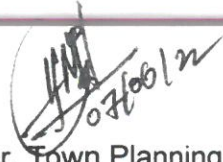
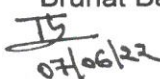
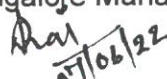
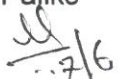
4) CFO from KSPCB vide Consent No. AW – 120045 PCB ID : 131433 dt: 31-05-2022.

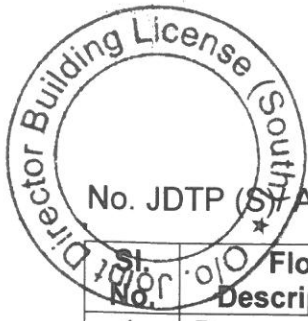
The plan was sanctioned for construction of Residential Apartment Building consisting BF+GF+4 UF vide LP No. **BBMP/Addl.Dir/JD South/0015/17-18** dt: 30-05-2018. Commencement Certificate was issued on 27-08-2020.

The Residential Apartment Building was inspected on dated: 28-04-2022 by the Officers of Town Planning Section for issue of Occupancy Certificate. During inspection, it is observed that, there is deviation in construction with reference to the sanctioned plan which is within the limits of regularization as per Bye-laws. The proposal for the issuance of Occupancy Certificate for the Residential Apartment Building was approved by the Chief Commissioner on dt: 05-05-2022. Demand note for payment of Compounding fees and Scrutiny Fees of Rs. 28,36,000/- (Rs. Twenty Eight Lakhs Thirty Six Thousand only), has been paid by the applicant in the form of RE-ifms624-TP/000019 dated: 18-05-2022. The deviations effected in the building are condoned and regularized. Accordingly, this Occupancy Certificate is issued.

Permission is hereby granted to occupy the Residential Apartment Building Consisting of BF+GF+4UF comprising of 80 Dwelling units Residential purpose constructed at Property Khatha. No. 1924/61/1/A3, Gubbalalla Village, Uttarahalli Hobli, Bangalore South Taluk, Ward No. 184, Bommanahalli Zone, Bangalore with the following details;

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Joint Director, Town Planning (South)
Bruhat Bangalore Mahanagara Palike
  



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No. JDTP (S) ADTP/ OC/14 /2022-23

Sl. No.	Floor Descriptions	Built up Area (in Sqm)	Remarks
1.	Basement Floor	2353.14	88 Nos. of Car parking, Ramp, Electrical room, STP, Lifts & Staircase
2.	Ground Floor	2080.26	16 No. of Residential Units, Transformer yard, RWH, Organic waste converter, Lobby, Lifts & Staircase
3.	First Floor	2098.29	16 No. of Residential Units, Balconies, Lobby, Lifts & Staircases.
4.	Second Floor	2098.29	16 No. of Residential Units, Balconies, Lobby, Lifts & Staircases.
5.	Third Floor	2098.29	16 No. of Residential Units, Balconies, Lobby, Lifts & Staircases.
6.	Fourth Floor	2098.29	16 No. of Residential Units, Balconies, Lobby, Lifts & Staircases.
7.	Terrace	51.36	Staircase Head room, Lifts Machine room & Overhead Tank & Solar Equipment.
	Total	12877.92	Total No. of Units = 80 Nos.
8.	FAR	2.35	
9.	Coverage	54.44%	

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 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. The owner / applicant 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.
4. Basement Floor area reserved for parking should be used for parking purpose only as per as built plan.
5. Footpath 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 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 herewith forfeited.
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 SWM Department.

Joint Director, Town Planning (South)
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