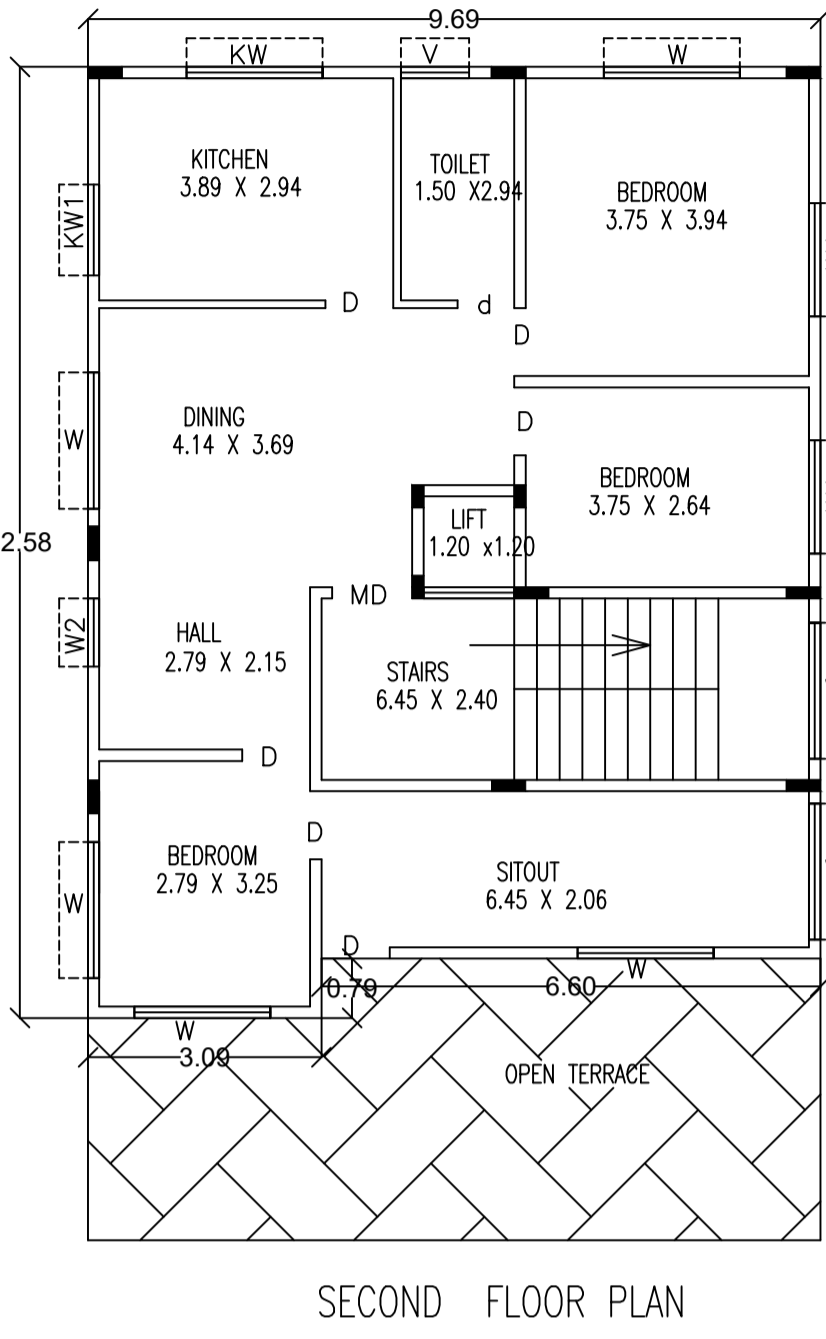
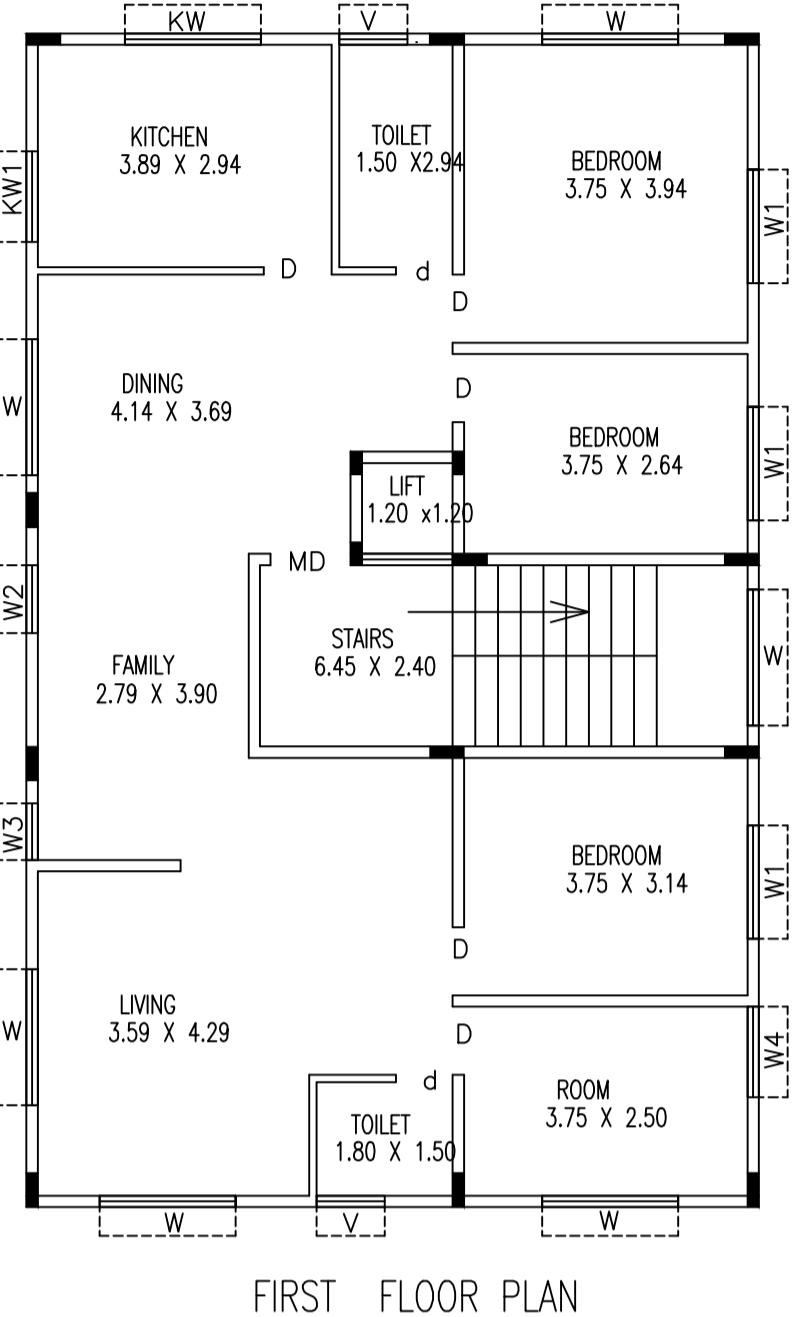
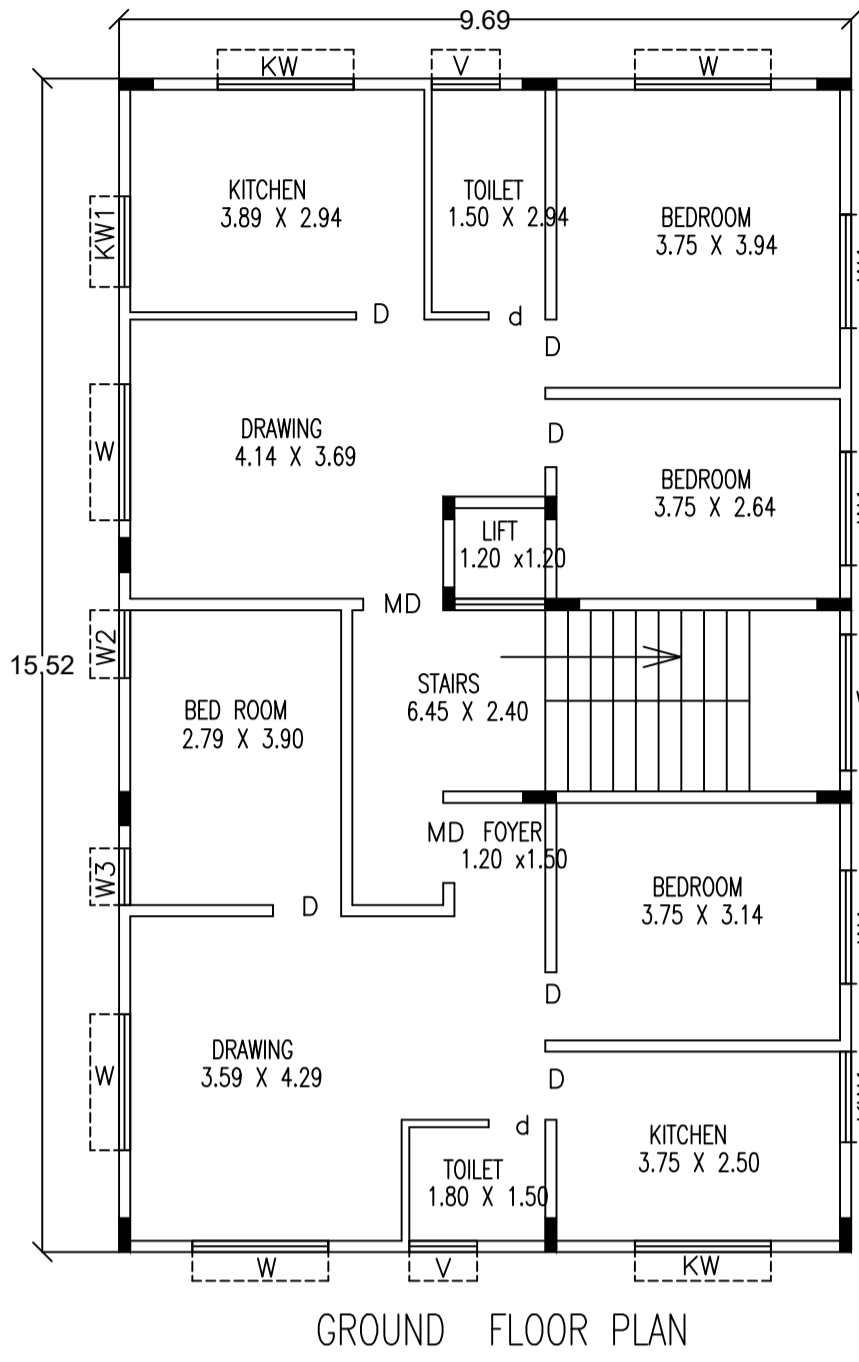
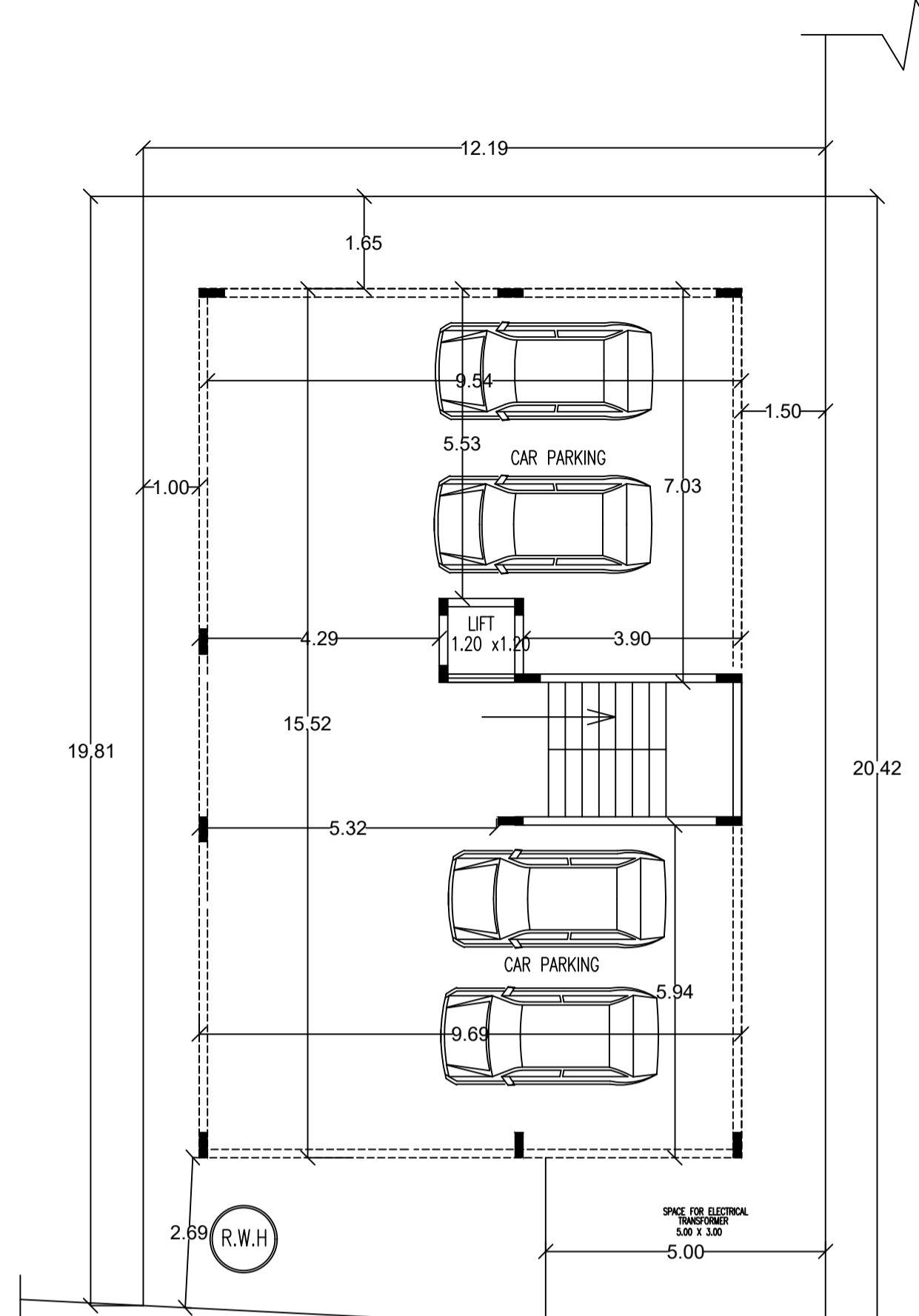


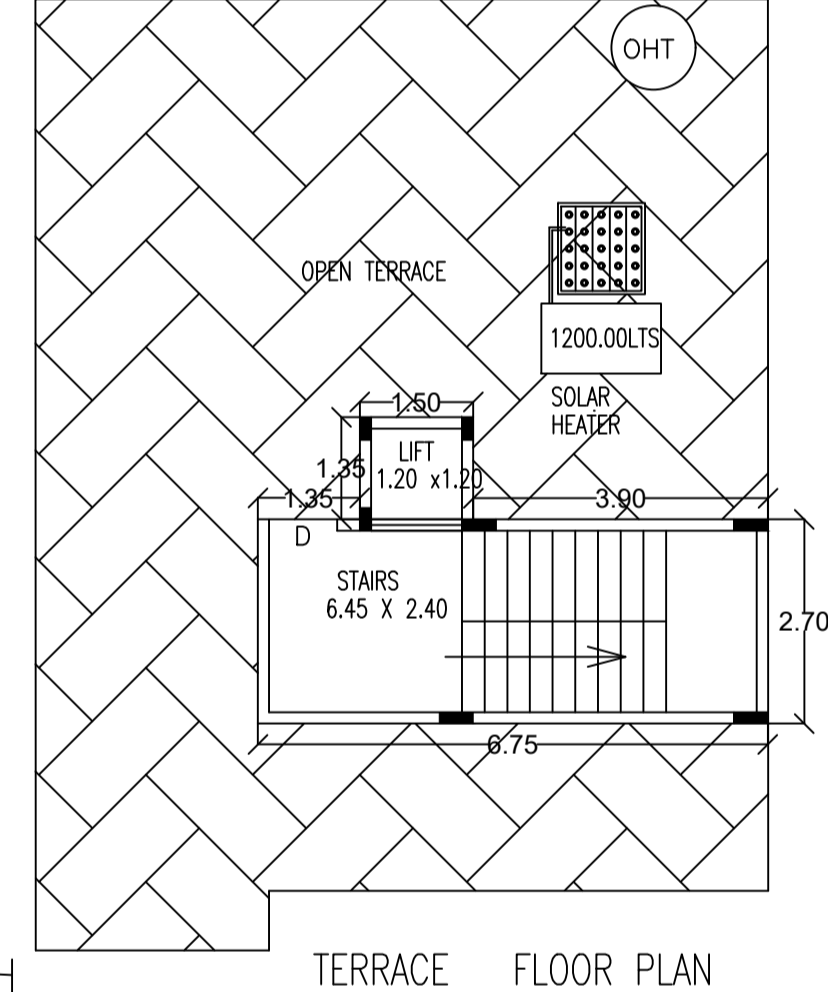
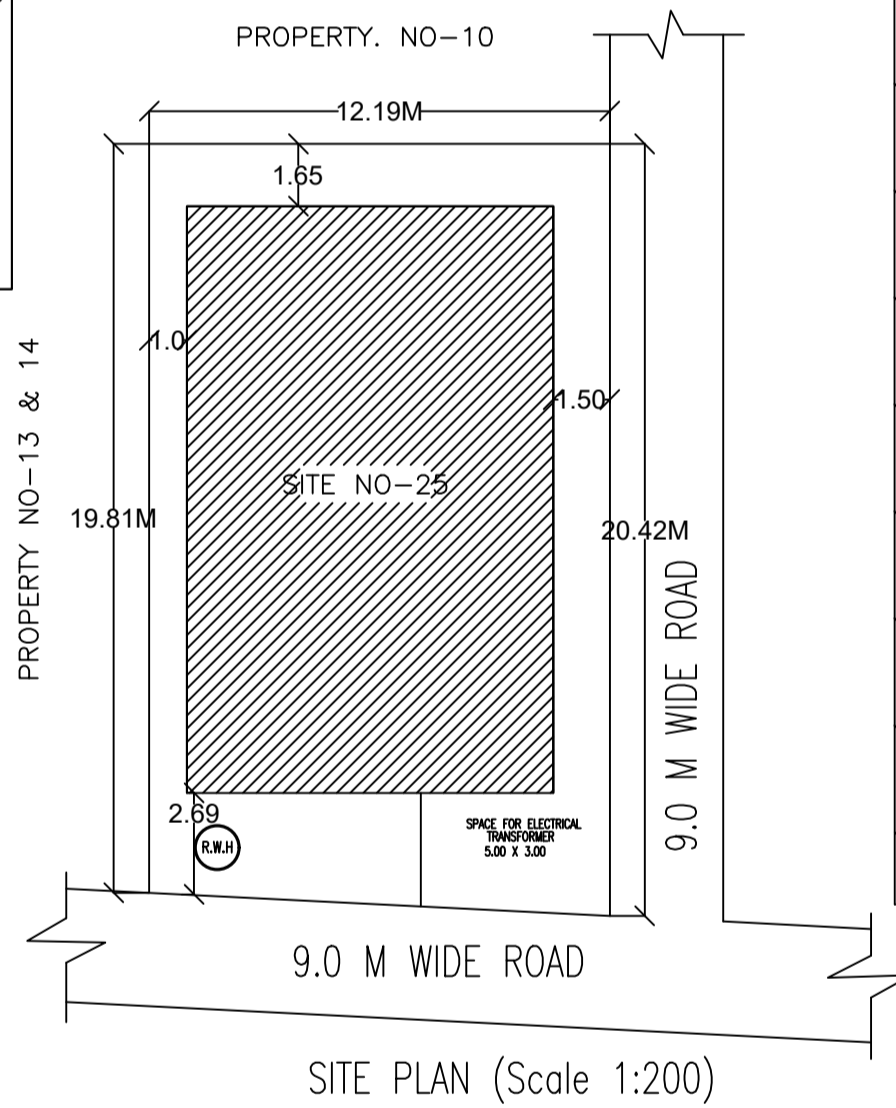
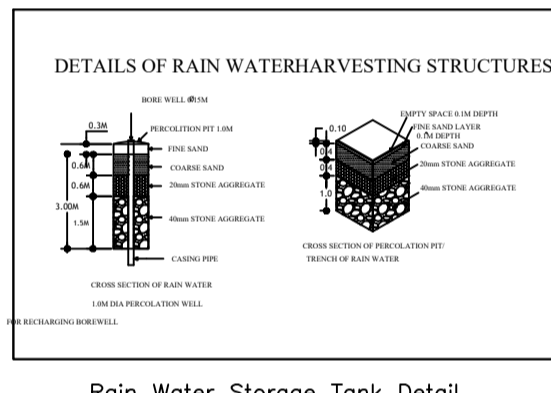
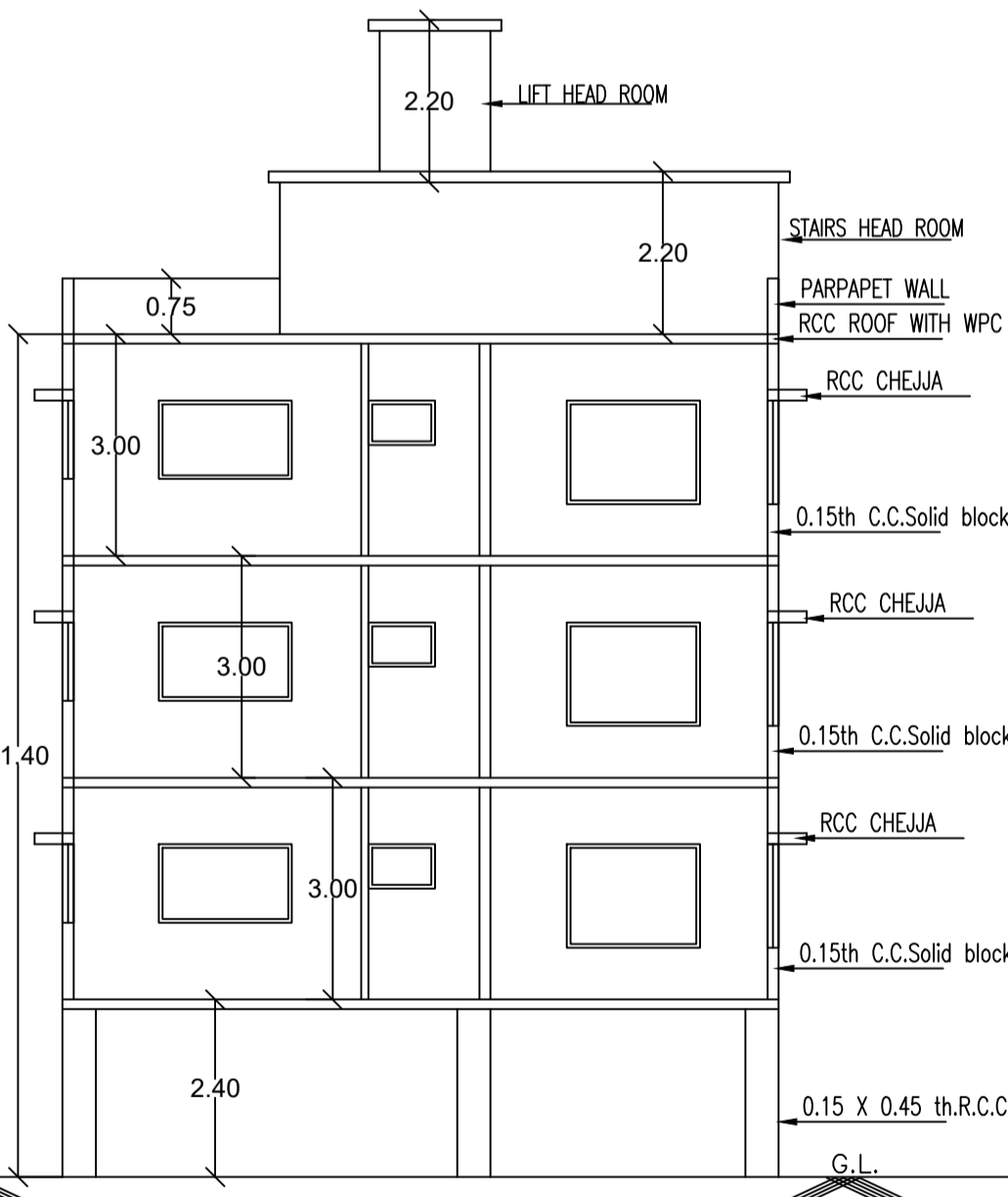
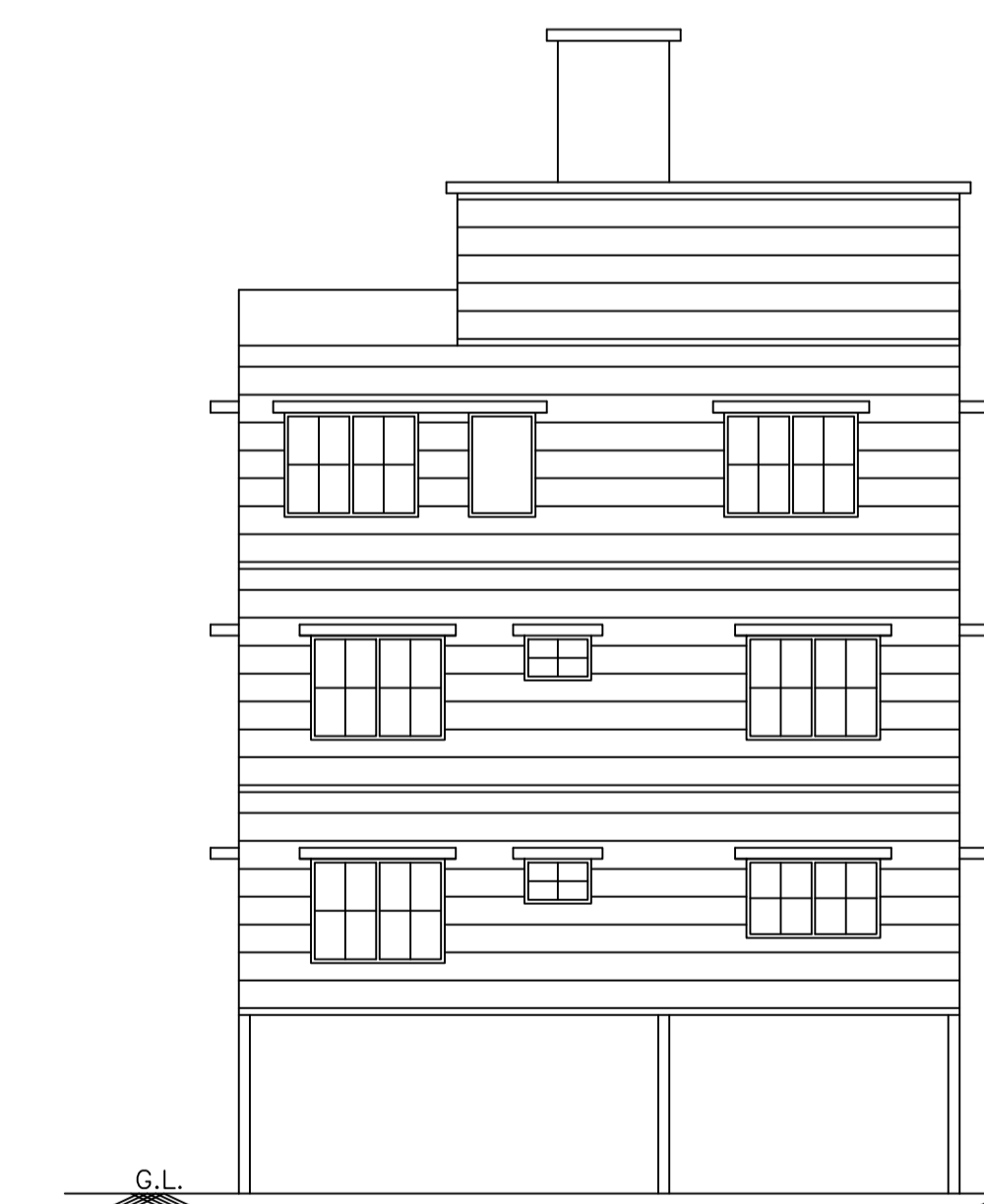
COLOR INDEX	
PLOT BOUNDARY	---
ABUTTING ROAD	---
PROPOSED WORK (COVERAGE AREA)	---
EXISTING (To be retained)	---
EXISTING (To be demolished)	---



Approval Condition:

- Sanction is accorded for the Residential Building at 25, 1st CROSS MARAPPA GARDEN BANGALORE, Bangalore.
- Consist of Stilt + 1Ground + 2 only.
- Sanction is accorded for Residential use only. The use of the building shall not be deviated to any other use.
- Development charges towards increasing the capacity of water supply, sanitary and power main has to be paid to BWSSB and BESCOM if any.
- Necessary ducts for running telephone cables, cables at ground level for postal services & space for dumping garbage within the premises shall be provided.
- The applicant shall INSURE all workmen involved in the construction work against any accident / untoward incidents arising during the time of construction.
- The applicant shall not stock any building materials / debris on footpath or on roads or on drains. The debris shall be removed and transported to near by dumping yard.
- The applicant shall maintain during construction such barricading as considered necessary to prevent dust, debris & other materials endangering the safety of people / structures etc. in & around the site.
- The applicant shall plant at least two trees in the premises.
- Permission shall be obtained from forest department for cutting trees before the commencement of the work.
- License and approved plans shall be posted in a conspicuous place of the licensed premises. The building license and the copies of sanctioned plans with specifications shall be mounted on a frame and displayed and they shall be made available during inspections.
- If any owner / builder contravenes the provisions of Building Bye-laws and rules in force, the Architect / Engineer / Supervisor will be informed by the Authority in the first instance, warned in the second instance and cancel the registration if the same is repeated for the third time.
- Technical personnel, applicant or owner as the case may be shall strictly adhere to the duties and responsibilities specified in Schedule - IV (Bye-law No. 3.6) under sub section IV-8 (e) to (k).
- The building shall be constructed under the supervision of a registered structural engineer.
- On completion of foundation or footing before erection of walls on the foundation and in the case of columnar structure before erecting the columns "COMMENCEMENT CERTIFICATE" shall be obtained.
- Drinking water supplied by BWSSB should not be used for the construction activity of the building.
- The applicant shall ensure that the Rain Water Harvesting Structures are provided & maintained in good repair for storage of water for non potable purposes or recharge of ground water at all times having a minimum total capacity mentioned in the Bye-law 32(a).
- If any owner / builder contravenes the provisions of Building Bye-laws and rules in force, the authority will inform the same to the concerned registered Architect / Engineers / Supervisor in the first instance, warn in the second instance and cancel the registration of the professional if the same is repeated for the third time.
- The Builder / Contractor / Professional responsible for supervision of work shall not shall not materially and structurally deviate the construction from the sanctioned plan, without previous approval of the authority. They shall explain to the owner s about the risk involved in contravention of the provisions of the Act, Rules, Bye-laws, Zoning Regulations, Standing Orders and Policy Orders of the BBMP.
- In case of any false information, misrepresentation of facts, or pending court cases, the plan sanction is deemed cancelled.

AREA STATEMENT (BBMP)	
Authority: BBMP	VERSION NO: 1.0.9
	VERSION DATE: 01/11/2018
PROJECT DETAIL:	
Inward No: BBMP/Ad.Cm./EST/0341/19-20	Plot Use: Residential
Application Type: Suvarna Parvangi	Plot SubUse: Plotted Resi development
Proposal Type: Building Permission	Land Use Zone: Residential (Main)
Nature of Sanction: New	Plot/Sub Plot No: 25
Location: Ring-II	PID No. (As per Khata Extract): 92-104-25
Building Line Specified as per Z.R. NA	Locality / Street of the property: 1st CROSS MARAPPA GARDEN, BANGALORE.
Zone: East	
Ward: Ward-062	
Planning District: 204-Benson Town	
AREA DETAILS:	
AREA OF PLOT (Minimum)	(A) 245.20 SQ.MT.
NET AREA OF PLOT	(A-Deductions) 245.20
COVERAGE CHECK	
Permissible Coverage area (75.00 %)	183.90
Proposed Coverage Area (61.33 %)	150.39
Achieved Net coverage area (61.33 %)	150.39
Balance coverage area left (13.67 %)	33.51
FAR CHECK	
Permissible F.A.R. as per zoning regulation 2015 (1.75)	429.10
Additional F.A.R. within Ring I and II (for amalgamated plot -)	0.00
Allowable TOR Area (60% of Perm FAR)	0.00
Premium FAR for Plot within Impact Zone (-)	0.00
Total Perm. FAR area (1.75)	429.10
Residential FAR (98.12%)	413.17
Proposed FAR Area	421.09
Achieved Net FAR Area (1.72)	421.09
Balance FAR Area (0.03)	8.01
BUILT UP AREA CHECK	
Proposed BuiltUp Area	589.58
Achieved BuiltUp Area	589.58



FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	GF1	FLAT	66.10	59.39	5	5
	GF2	FLAT	64.63	57.52	5	2
FIRST FLOOR PLAN	FF1	FLAT	133.11	119.87	8	1
SECOND FLOOR PLAN	SF1	FLAT	98.85	88.05	7	1
Total	-	-	362.68	324.84	25	4

Block	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)				Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Tnmt (No.)
			StairCase	Lift	Lift Machine	Parking			
A (ABCD)	1	589.58	20.25	5.76	1.44	141.03	413.18	421.10	04
Grand Total:	1	589.58	20.25	5.76	1.44	141.03	413.18	421.10	4.00

Block Name	Block Use	Block SubUse	Block Structure	Block Land Use Category
A (ABCD)	Residential	Plotted Resi development	Bldg upto 11.5 m. Ht.	R

Block Name	Type	SubUse	Area (Sq.mt.)	Units	Car
A (ABCD)	Residential	Plotted Resi development	50 - 225	1	1
Total:	-	-	-	-	4

Vehicle Type	Reqd.		Achieved	
	No.	Area (Sq.mt.)	No.	Area (Sq.mt.)
Car	4	55.00	4	55.00
Total Car	4	55.00	4	55.00
TwoWheeler	-	13.75	0	0.00
Other Parking	-	-	-	86.03
Total	-	68.75	-	141.03

Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)				Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Tnmt (No.)
		StairCase	Lift	Lift Machine	Parking			
Terrace Floor	21.69	20.25	0.00	1.44	0.00	0.00	00	
Second Floor	116.72	0.00	1.44	0.00	115.28	115.28	01	
First Floor	150.39	0.00	1.44	0.00	148.95	148.95	01	
Ground Floor	150.39	0.00	1.44	0.00	148.95	148.95	02	
Stilt Floor	150.39	0.00	1.44	0.00	141.03	0.00	7.92	
Total	589.58	20.25	5.76	1.44	413.18	421.10	04	
Total Number of Same Blocks	1	-	-	-	-	-	-	
Total	589.58	20.25	5.76	1.44	413.18	421.10	04	

BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
A (ABCD)	d	0.75	2.10	05
A (ABCD)	D	0.90	2.10	17
A (ABCD)	MD	1.10	2.10	04

BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
A (ABCD)	w1	1.00	1.80	04
A (ABCD)	v	1.20	1.20	05
A (ABCD)	w	2.00	1.80	40

The plans are approved in accordance with the acceptance for approval by the Assistant Director of town planning (EAST) on date: 19/08/2019 vide Ip number: BBMP/Ad.Cm./EST/0341/19-20 subject to terms and conditions laid down along with this building plan approval.

Validity of this approval is two years from the date of issue.

ASSISTANT DIRECTOR OF TOWN PLANNING (EAST)

BHRUAT BENGALURU MAHANAGARA PALIKE

OWNER / GPA HOLDER'S SIGNATURE

OWNER'S ADDRESS WITH ID NUMBER & CONTACT NUMBER : SHAMSHUDDIN AHMED 1st CROSS MARAPPA GARDEN , BANGALORE.

ARCHITECT/ENGINEER /SUPERVISOR 'S SIGNATURE Manjunatha R BCC/B.L-3.6/E-4117/17-18

PROJECT TITLE : PLAN OF PROPOSED RESIDENCE ON SITE NO-25, SITUATED AT 1st CROSS, MARAPPA GARDEN BANGALORE, B.B.M.P. WARD NO-62 PID.NO-92-104-25.

DRAWING TITLE : 334813353-28-06-2019 02-03-00-SSHAMSHUDDIN AHMED 27-06-2019

SHEET NO : 1