

Block :A (COM)

Floor Name	Total Built Up Area	Deductions (Area in Sq.mt.)		Propose (Sq.mt.)	d FAR Area	Add Area In FAR (Sq.mt.)	Total FAR Area	Carpet Area other than	
	(Sq.mt.)	StairCase	Void	Parking	Resi.	Commercial	Stair	(Sq.mt.)	Tenement
Terrace Floor	15.30	15.30	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Second Floor	62.06	0.00	0.00	0.00	62.06	0.00	0.00	62.06	62.06
First Floor	62.06	0.00	0.00	0.00	62.06	0.00	0.00	62.06	62.06
Ground Floor	62.06	0.00	15.30	0.00	0.00	46.76	0.00	46.76	0.00
Stilt Floor	62.07	0.00	0.00	49.69	0.00	0.00	12.38	12.38	0.00
Total:	263.55	15.30	15.30	49.69	124.12	46.76	12.38	183.26	124.12
Total Number of Same Blocks	1								
Total:	263.55	15.30	15.30	49.69	124.12	46.76	12.38	183.26	124

Required Parking(Table 7a)

Block	Tuno	Outline	Area	Un	nits
Name	Туре	SubUse	(Sq.mt.)	Reqd.	Prop.
A (COM)	Commercial	Small Shop	> 0	50	46.76
	Residential	Hostel	> 0	10	-
	Total :		-	-	-
<u> </u>		/			

SOIL CONDITION

Parking Check (Table 7b)

Vehicle Type	Re		
venicie Type	No.	Area (Sq.mt.)	
Car	2	27.50	
Total Car	2	27.50	
TwoWheeler	-	13.75	
Other Parking	-	-	
Total		41.25	

Block USE/SUBUSE Details

Block Name	Block Use	Block SubUse	Block Structure	Block Land Use Category
A (COM)	Residential	Hostel	Bldg upto 11.5 mt. Ht.	R

BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
A (COM)	D2	0.76	2.10	02
A (COM)	D1	1.10	2.10	04
A (COM)	D	1.20	2.10	03
SCHEDULE	OF JOINERY	:		
BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
BLOCK NAME A (COM)	NAME W3	LENGTH 0.90	HEIGHT 1.20	NOS 02
A (COM)	W3	0.90	1.20	02

PROPOSE 18.20M WIDE ROAD SITE PLAN (Scale 1:200)

FAR &Tenement Details

Block	No. of Same Bldg		Deductions (Area in Sq.mt.)		Proposed FAR Area (Sq.mt.)		Add Area In FAR (Sq.mt.)	Total FAR Area (Sg.mt.)	Carpet Area other than	
		(Sq.mt.)	StairCase	Void	Parking	Resi.	Commercial	Stair	(34.111.)	Tenement
A (COM)	1	263.55	15.30	15.30	49.69	124.12	46.76	12.38	183.26	124.12
Grand Total:	1	263.55	15.30	15.30	49.69	124.12	46.76	12.38	183.26	124.12

Achieved Area (Sq.mt.) 27.50 27.50 0.00 22.19 49.69

1

Read./Uni 1

1

UnitBUA Table for Block :A (COM)

FLOOR Name UnitBUA Type UnitBUA Area Carpet Area No. of Rooms No. of Tenement

Approval Condition :

This Plan Sanction is issued subject to the following conditions :

1. Sanction is accorded for the Residential Building at 81/1-2, BAZAAR STREET, NEELASANDRA

, BANGALORE., Bangalore. a).Consist of 1Stilt + 1Ground + 2 only. 2.Sanction is accorded for Residential use only. The use of the building shall not be deviated to any

other use. 3.49.69 area reserved for car parking shall not be converted for any other purpose.

4. Development charges towards increasing the capacity of water supply, sanitary and power main has to be paid to BWSSB and BESCOM if any. 5. Necessary ducts for running telephone cables, cubicles at ground level for postal services & space

for dumping garbage within the premises shall be provided. 6. The applicant shall INSURE all workmen involved in the construction work against any accident

/ untoward incidents arising during the time of construction. 7. 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. 8. 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.

9. The applicant shall plant at least two trees in the premises.

10.Permission shall be obtained from forest department for cutting trees before the commencement of the work. 11. 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.

12.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. 13. 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). 14. The building shall be constructed under the supervision of a registered structural engineer. 15.On completion of foundation or footings before erection of walls on the foundation and in the case of columnar structure before erecting the columns "COMMENCEMENT CERTIFICATE" shall be obtained. 16. The building should not be occupied without obtaining "OCCUPANCY CERTIFICATE" from the competent authority.

17.Drinking water supplied by BWSSB should not be used for the construction activity of the building. 18. 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).

19.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. 20.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.

21.In case of any false information, misrepresentation of facts, or pending court cases, the plan sanction is deemed cancelled.

Special Condition as per Labour Department of Government of Karnataka vide ADDENDUM (HosadaagiHoodike) Letter No. LD/95/LET/2013, dated: 01-04-2013 :

1.Registration of

Applicant / Builder / Owner / Contractor and the construction workers working in the construction site with the "Karnataka Building and Other Construction workers Welfare Board"should be strictly adhered to.

2. The Applicant / Builder / Owner / Contractor should submit the Registration of establishment and list of construction workers engaged at the time of issue of Commencement Certificate. A copy of the same shall also be submitted to the concerned local Engineer in order to inspect the establishment and ensure the registration of establishment and workers working at construction site or work place. 3. The Applicant / Builder / Owner / Contractor shall also inform the changes if any of the list of workers engaged by him.

At any point of time No Applicant / Builder / Owner / Contractor shall engage a construction worker in his site or work place who is not registered with the "Karnataka Building and Other Construction workers Welfare Board".

Note :

1.Accommodation shall be provided for setting up of schools for imparting education to the children o f construction workers in the labour camps / construction sites.

2.List of children of workers shall be furnished by the builder / contractor to the Labour Department which is mandatory.

3.Employment of child labour in the construction activities strictly prohibited.

4. Obtaining NOC from the Labour Department before commencing the construction work is a must. 5.BBMP will not be responsible for any dispute that may arise in respect of property in question. 6.In case if the documents submitted in respect of property in question is found to be false or fabricated, the plan sanctioned stands cancelled automatically and legal action will be initiated.

Ventilating Cover

0.60

	COLOR I	NDEX	
	PLOT BOUN	IDARY	
	ABUTTING F		
		WORK (COVERAGE AREA)	
		To be retained)	
		To be demolished)	I
AREA STATEMENT (BBMP)	1	VERSION NO.: 1.0.11	
. ,		VERSION DATE: 01/11/2018	
PROJECT DETAIL:		1	
Authority: BBMP		Plot Use: Residential	
Inward_No: BBMP/Ad.Com./EST/0397/19-	-20	Plot SubUse: Hostel	
Application Type: General		Land Use Zone: Residential (Main)	
Proposal Type: Building Permi	ission	Plot/Sub Plot No.: 81/1-2	
Nature of Sanction: New		Khata No. (As per Khata Extract): 81/1-	
Location: Ring-II		Locality / Street of the property: BAZAA BANGALORE.	AR STREET, NEELASANDRA,
Building Line Specified as per	Z.R: NA		
Zone: East			
Ward: Ward-116			
Planning District: 207-Unclass	ified		
AREA DETAILS:			SQ.M1
AREA OF PLOT (Minimum)		(A)	216.3
NET AREA OF PLOT		(A-Deductions)	216.3
COVERAGE CHECK			
Permissible Cov	verage area (75.00	0 %)	162.2
Proposed Cove	erage Area (28.69	%)	62.0
Achieved Net c	overage area (28.	69 %)	62.0
	ge area left (46.3	-	100.7
FAR CHECK		· · ·	
Permissible F.A	.R. as per zoning r	regulation 2015(1.75)	378.5
		II (for amalgamated plot -)	0.0
Allowable TDR	Area (60% of Pern	n.FAR)	0.0
Premium FAR f	or Plot within Impa	ct Zone (-)	0.0
Total Perm. FA	R area (1.75)		378.5
Residential FAF			124.
Commercial FA			46.7
Proposed FAR Area			183.2
Achieved Net FAR Area (0.85)			183.2
Balance FAR A			195.3
BUILT UP AREA CHECK	. ,		
Proposed Built	Jp Area		263.5

Approval Date : 05/29/2020 1:26:19 PM

Payment Details

Sr No.	Challan Number	Receipt Number	Amount (INR)	Payment Mode	Transaction Number	Payment
1	BBMP/9431/CH/19-20	BBMP/9431/CH/19-20	3842	Online	8739033325	07/12/20 10:03:00
	No.	Head			Amount (INR)	Remar
	1	Scrutiny Fee			3842	-

OWNER / GPA HOLDER'S

SIGNATÚRE

Coarse Sand 20mm Stone Aggregate 40mm Stone Aggregate Cross Section Of Rain Water Harvesting Well	OWNER'S ADDRESS WITH ID NUMBER & CONTACT NUMBER : Mrs. S. SUMITHRA. NO-81/1-2, BAZAAR STREET, NEELASAN
The plans are approved in accordance with the acceptance for approval by the Joint Commissioner (EAST) on date: 29/05/2020 vide lp number:BBMP/Ad.Com./EST/0397/19-20 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.	ARCHITECT/ENGINEER /SUPERVISOR 'S SIGNATURE Rajashekhar Narayana Kakaraddi #4/1 2nd e main Bhopasandr layout , Sanjaynagar BCC/BL-3.6/E-2881/2006-07 PROJECT TITLE : PLAN SHOWING THE PROPOSED COMMERCIAL/HOSTEL B SITE NO-81/1-2, BAZAAR STREET, NEELASANDRA,WARD N BANGALORE. PID NO.69-1-81/1-2.
ASSISTANT DIRECTOR OF TOWN PLANNING (EAST)	DRAWING TITLE : 845347385-27-03-2020 06-29-23\$_\$SMT S SUMITHRA
BHRUHAT BENGALURU MAHANAGARA PALIKE	SHEET NO: 1

