



PLOT BOUNDARY ABUTTING ROAD

PROPOSED WORK (COVERAGE AREA) EXISTING (To be retained)



			(10 bo lotalilou)	_				
		EXISTING	(To be demolished)	•				
	ADEA CTATEMENT (DDMD)		VERSION NO.: 1.0.10					
	AREA STATEMENT (BBMP)	, ,		VERSION DATE: 01/11/2018				
	PROJECT DETAIL:							
	Authority: BBMP		Plot Use: Residential					
	Inward_No: BBMP/Ad.Com./EST/0560/19-20		Plot SubUse: Bungalow					
	Application Type: Suvarna Parva		Land Use Zone: Residential (Mixed)					
	Proposal Type: Building Permissi	ion	Plot/Sub Plot No.: 7(OLD NO-34)					
	Nature of Sanction: New		Khata No. (As per Khata Extract): 7(,				
	Location: Ring-II		Locality / Street of the property: DAMODHARA MODALIAR STREET, ULSOOR, BANGALORE.					
	Building Line Specified as per Z.F	R: NA						
	Zone: East							
	Ward: Ward-090							
	Planning District: 206-Indiranaga	r						
	AREA DETAILS:			SQ.MT.				
	AREA OF PLOT (Minimum)		(A)	125.47				
	NET AREA OF PLOT		(A-Deductions)	125.47				
	COVERAGE CHECK							
	Permissible Cover	•	,	87.83				
	Proposed Coverag	,	,	78.41				
	Achieved Net cove	,	,	78.41				
	Balance coverage	area left (7.51	%)	9.42				
ا.	FAR CHECK							
d.	Permissible F.A.R.	219.57						
	Additional F.A.R within Ring I and II (for amalgamated plot -)			0.00				
	Allowable TDR Area (60% of Perm.FAR)			0.00				
	Premium FAR for Plot within Impact Zone (-)			0.00				
	Total Perm. FAR a	, ,		219.57				
	Residential FAR (9	91.38%)		200.59				
	Proposed FAR Are			219.51				
	Achieved Net FAR	R Area(1.75)		219.51				
	Balance FAR Area	1 (0.00)		0.06				
	BUILT UP AREA CHECK							
	Proposed BuiltUp			309.30				
	Achieved BuiltUp /	309.30						

Approval Date: 09/07/2019 12:17:24 PM

Payment Details

Sr No.	Challan Number	Receipt Number	Amount (INR)	Payment Mode	Transaction Number	Payment Date	Remark
1	BBMP/13983/CH/19-20	BBMP/13983/CH/19-20	1392	Online	8884789121	08/08/2019 10:04:19 PM	-
	No.		Amount (INR)	Remark			
	1	Sc	crutiny Fee		1392	-	

Block USE/SUBUSE Details

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

FAR &Tenement Details

Block	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)			FAR Area (Sq.mt.)	Total FAR Area	Tnmt (No.)
			StairCase	Void	Parking	Resi.	(Sq.mt.)	
A (RESI)	1	309.30	18.91	11.39	59.50	200.59	219.50	01
Grand Total:	1	309.30	18.91	11.39	59.50	200.59	219.50	1.00

OWNER / GPA HOLDER'S SIGNATURE

OWNER'S ADDRESS WITH ID NUMBER & CONTACT NUMBER: Sri. MAHESH. R. GANDHI. & Smt. KANTA. M. GANDHI. NO-7(OLD NO-34), DAMODHARA MODALIAR STREET, ULSOOR

ARCHITECT/ENGINEER /SUPERVISOR 'S SIGNATURE Rajashekhar Narayana Kakaraddi #4/1 2nd e main Bhopasandra new layout, Sanjaynagar BCC/BL-3.6/E-2881/2006-07

PROJECT TITLE:

PLAN SHOWING THE PROPOSED RESIDENTIAL BUILDING AT SITE NO-7(OLD NO-34), DAMODHARA MODALIAR STREET, ULSOOR, WARD NO.90, BANGALORE. PID NO.81-34-7.

DRAWING TITLE:

1431303250-08-08-2019 07-50-41\$_\$NEW DRG

SHEET NO:

Approval Condition:

BED ROOM 3.20X3.33

L__w__

TOILET

1.20X2**牌**

FAMILY

3.64X4.50

2.64X1.50

BED ROOM

3.64X3.75

L___w___;

STAIRCASE 3.64X4.50

TERRACE FLOOR PLAN

FIRST FLOOR PLAN

DRAWING

3.64×4.50

2.64X1.50

BED ROOM

3.64X3.75

L__w__}

SECOND FLOOR PLAN

2.29X3.55

3.64X3.55

This Plan Sanction is issued subject to the following conditions

1. Sanction is accorded for the Residential Building at 7(OLD NO-34), DAMODHARA MODALIAR STREET, ULSOOR, 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 3.59.50 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 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.Drinking water supplied by BWSSB should not be used for the construction activity of the building. 17. 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).

18.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

19. 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

20.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

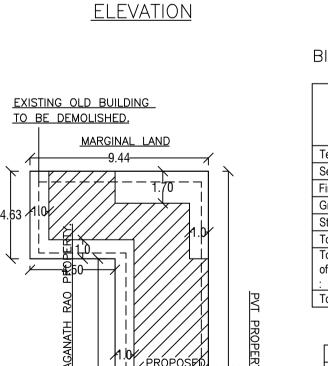
2. The Applicant / Builder / Owner / Contractor should submit the Registration of establishment and list of construction workers engaged at the time of issue of Commencement Certificate. A copy of the same shall also be submitted to the concerned local Engineer in order to inspect the establishment and 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.

4.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".

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.



SITE PLAN (Scale 1:200)

3.50X3.63

2.94X2.93

3.94X3.70

3.94 5.50

5.60M WIDE ROAD

----4.94----

STILT FLOOR PLAN

/1.00-/

/-1.00-/

Block :A (RESI) Proposed FAR Deductions (Area in Sq.mt.) Total FAR Total Built Up Floor Name Tnmt (No.) Area (Sq.mt.) Area (Sq.mt.) Resi. StairCase Void Parking 18.91 18.91 0.00 0.00 0.00 Terrace Floor 0.00 55.16 0.00 6.99 48.17 48.17 00 Second Floor First Floor 78.41 0.00 2.20 0.00 76.21 76.21 00 78.41 0.00 2.20 0.00 76.21 76.21 01 Stilt Floor 78.41 0.00 0.00 59.50 0.00 18.91 00 Total: 309.30 18.91 11.39 59.50 200.59 219.50 01 Total Number of Same Blocks 309.30 18.91 11.39 59.50 200.59 219.50

FOUNDATION AS PER SOIL CONDITION SECTION ON AA

KITCHEN

L___w___

PARAPET WALL

R.C.C.ROOF

CHEJJA

WINDOW

-0.15- С.С.В. -₩ĀLI

3.20X3.33

2.64X2.93

3.64X3.55

TOIL FT

2.64X1.50

GROUND FLOOR PLAN

BED ROOM

3.64X3.75

SCHEDULE OF JOINERY: **BLOCK NAME** NAME LENGTH HEIGHT NOS A (RESI) 0.76 2.10 04 A (RESI) 0.90 2.10 D1 05

SCHEDULE OF JOINERY: LENGTH HEIGHT NOS A (RESI) 0.90 1.20 04 W3 A (RESI) W1 1.21 1.20 09 A (RESI) 1.80 1.20 14

UnitBUA Table for Block :A (RESI)

			, ,			
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT 1	FLAT	200.59	179.24	4	1
FIRST FLOOR PLAN	SPLIT 1	FLAT	0.00	0.00	5	0
SECOND FLOOR PLAN	SPLIT 1	FLAT	0.00	0.00	3	0
Total:	-	-	200.59	179.24	12	1

The plans are approved in accordance with the acceptance for approval by the Assistant Director of town planning (EAST) on date:07/09/2019 vide lp number: BBMP/Ad.Com./FST/0560/19-20 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

BHRUHAT BENGALURU MAHANAGARA PALIKE