

Approval Condition : This Plan Sanction is issued subject to the following conditions :

- 1. Sanction is accorded for the Residential Building at 36, B, CHANNASANDRA, BANGALORE, Bangalore.
2. Sanction is accorded for Residential use only. The use of the building shall not be deviated to any other use.
3. 465.31 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 BWSB 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. The applicant shall INSURE all workmen involved in the construction work against any accident / untoward incidents arising during the time of construction.
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 (a) 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 column structure shall ensure that 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 BWSB 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 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 (Hosadaag/Hoodike) Letter No. LD/95/LET/2013, dated: 01-04-2013 :

COLOR INDEX table with columns for AREA STATEMENT (BBMP), VERSION NO., PROJECT DETAIL, and AREA DETAILS. Includes rows for PROJECT DETAIL, AREA OF PLOT, NET AREA OF PLOT, and FAR CHECK.

Payment Details table with columns for Sr No, Challan Number, Receipt Number, Amount (INR), Payment Mode, Transaction Number, Payment Date, and Remark.

Block -A (VIJAY) table with columns for Floor Name, Total Built Up Area, Deductions (Area in Sq.mt), Proposed FAR Area, Add Area in FAR, Total FAR Area, and Tract (No.).

Required Parking (Table 7a) table with columns for Block Name, Type, SubUse, Area (Sq.mt), Units, Prop, Recd Unit, and Prop.

Parking Check (Table 7b) table with columns for Vehicle Type, No., Area (Sq.mt), and Achieved Area (Sq.mt).

FAR & Tenement Details table with columns for Block Name, No. of Same Bldg, Total Built Up Area, Deductions (Area in Sq.mt), Proposed FAR Area, Add Area in FAR, Total FAR Area, and Tract (No.).

Block USE/SUBUSE Details table with columns for Block Name, Block Use, Block SubUse, Block Structure, and Block Land Use Category.

UnitBUA Table for Block -A (VIJAY) table with columns for FLOOR, Name, UnitBUA Type, UnitBUA Area, Carpet Area, No. of Rooms, and No. of Tenement.

SCHEDULE OF JOINERY table with columns for BLOCK NAME, NAME, LENGTH, HEIGHT, and NOS.

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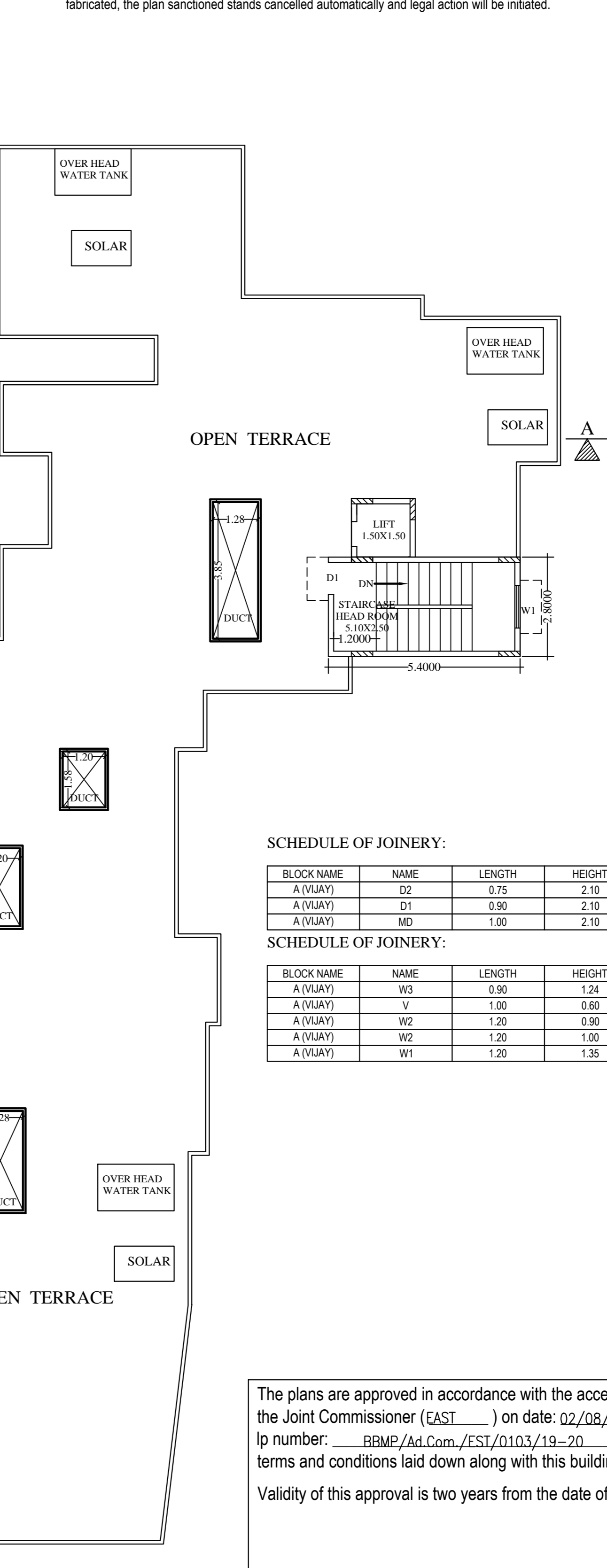
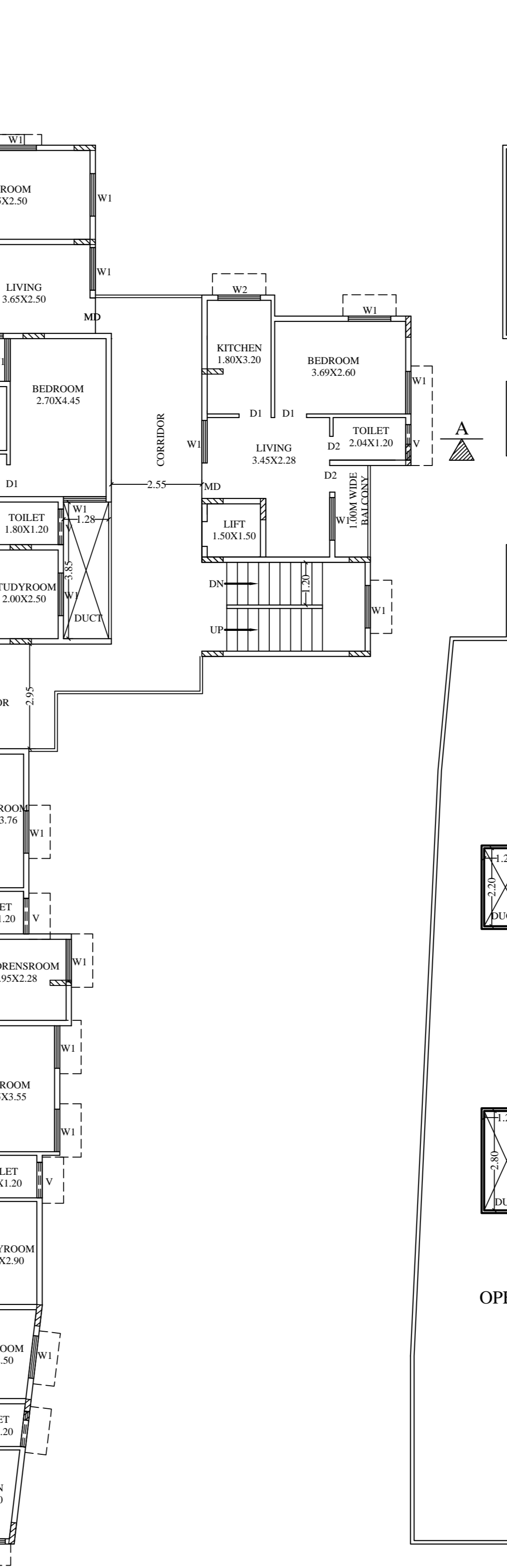
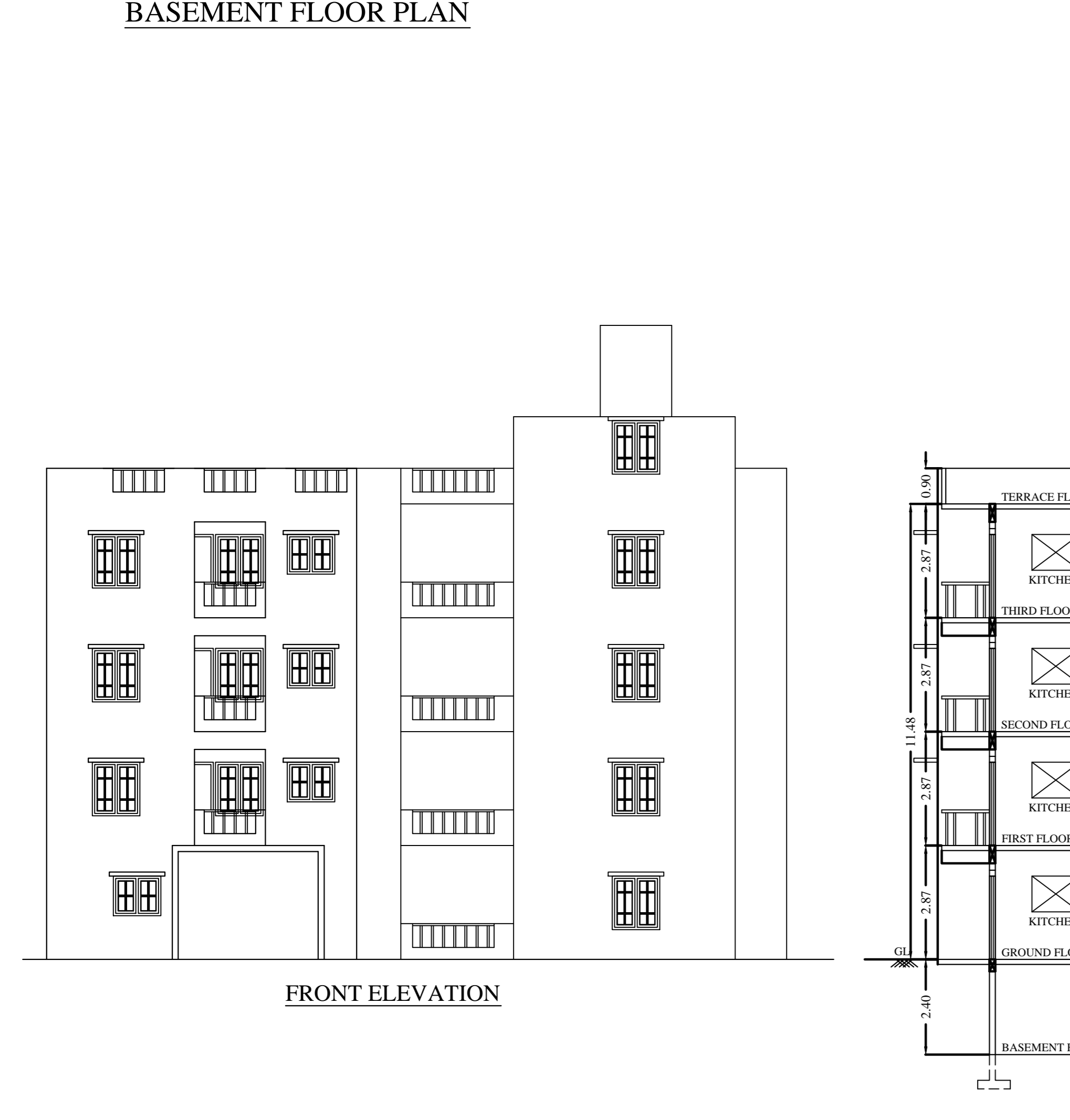
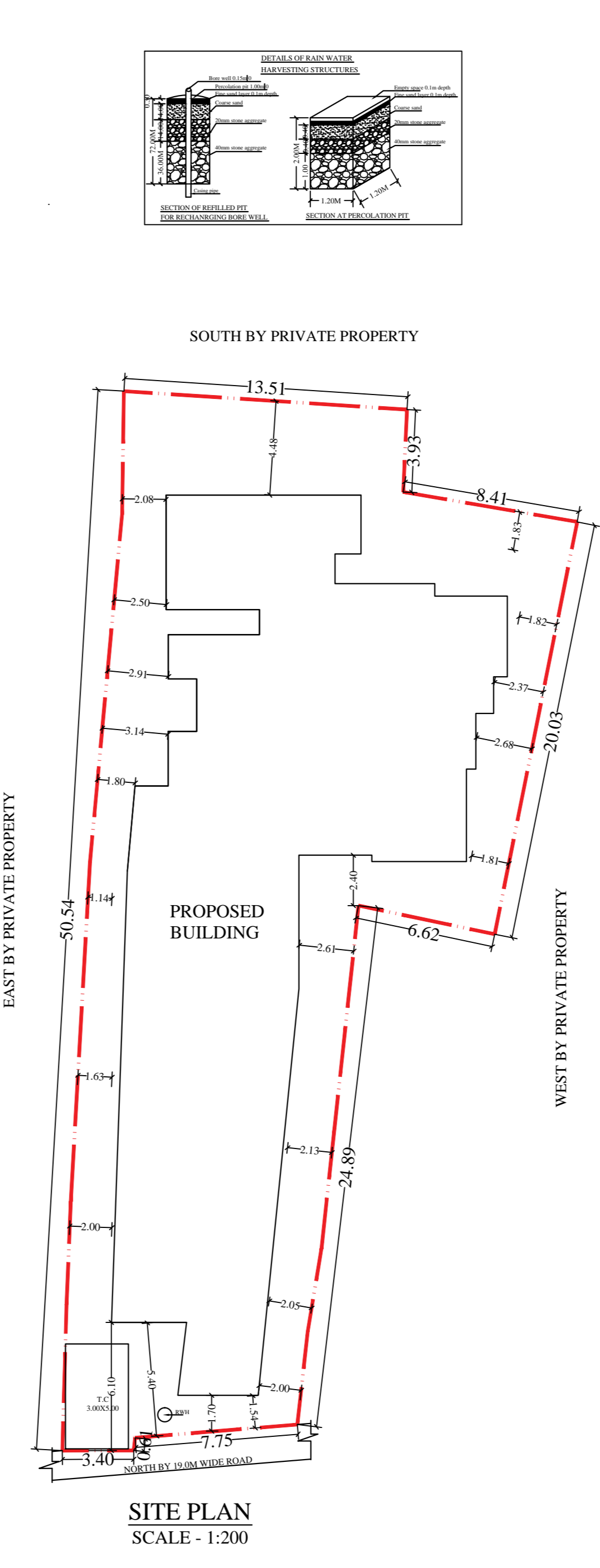
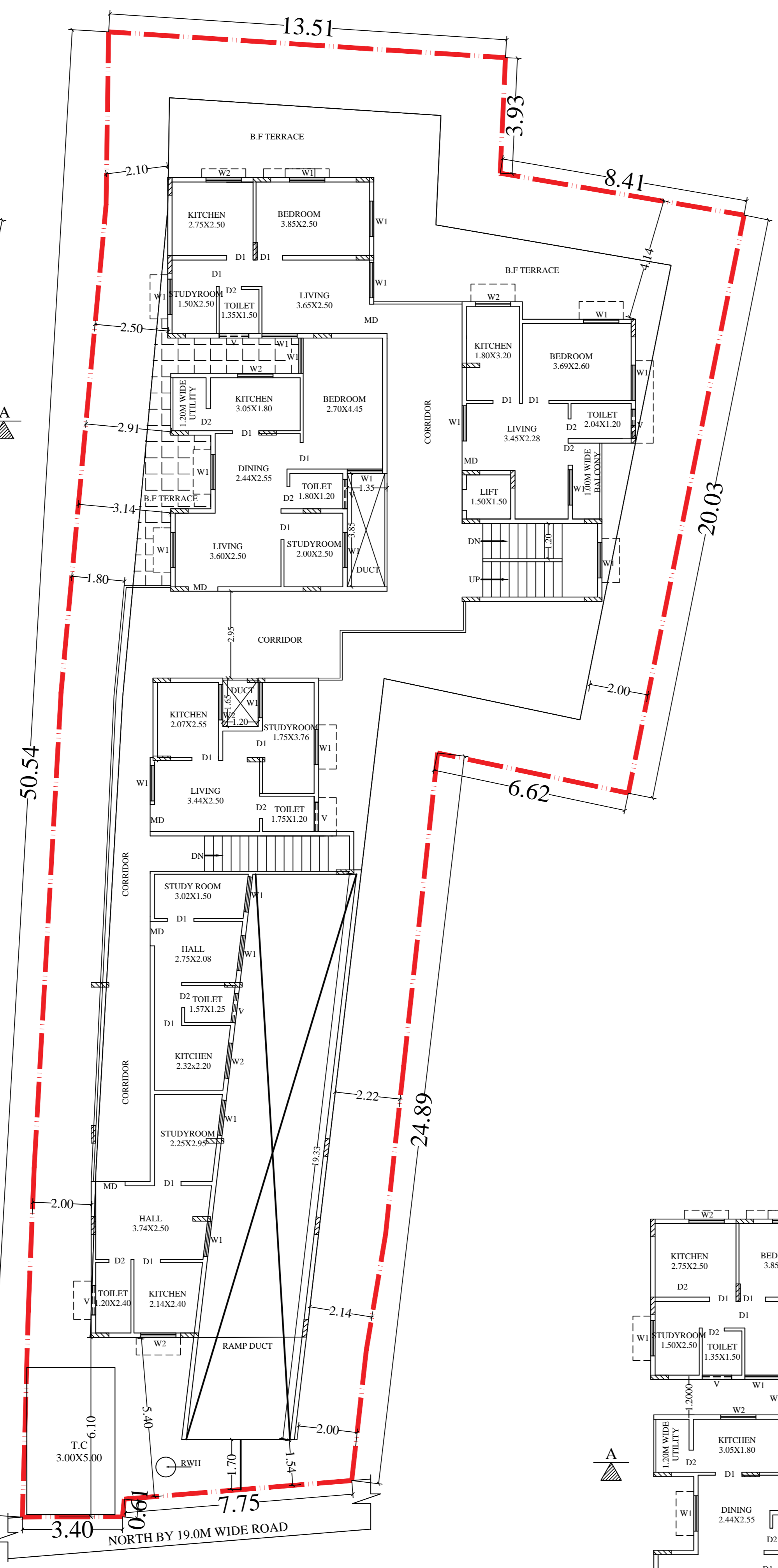
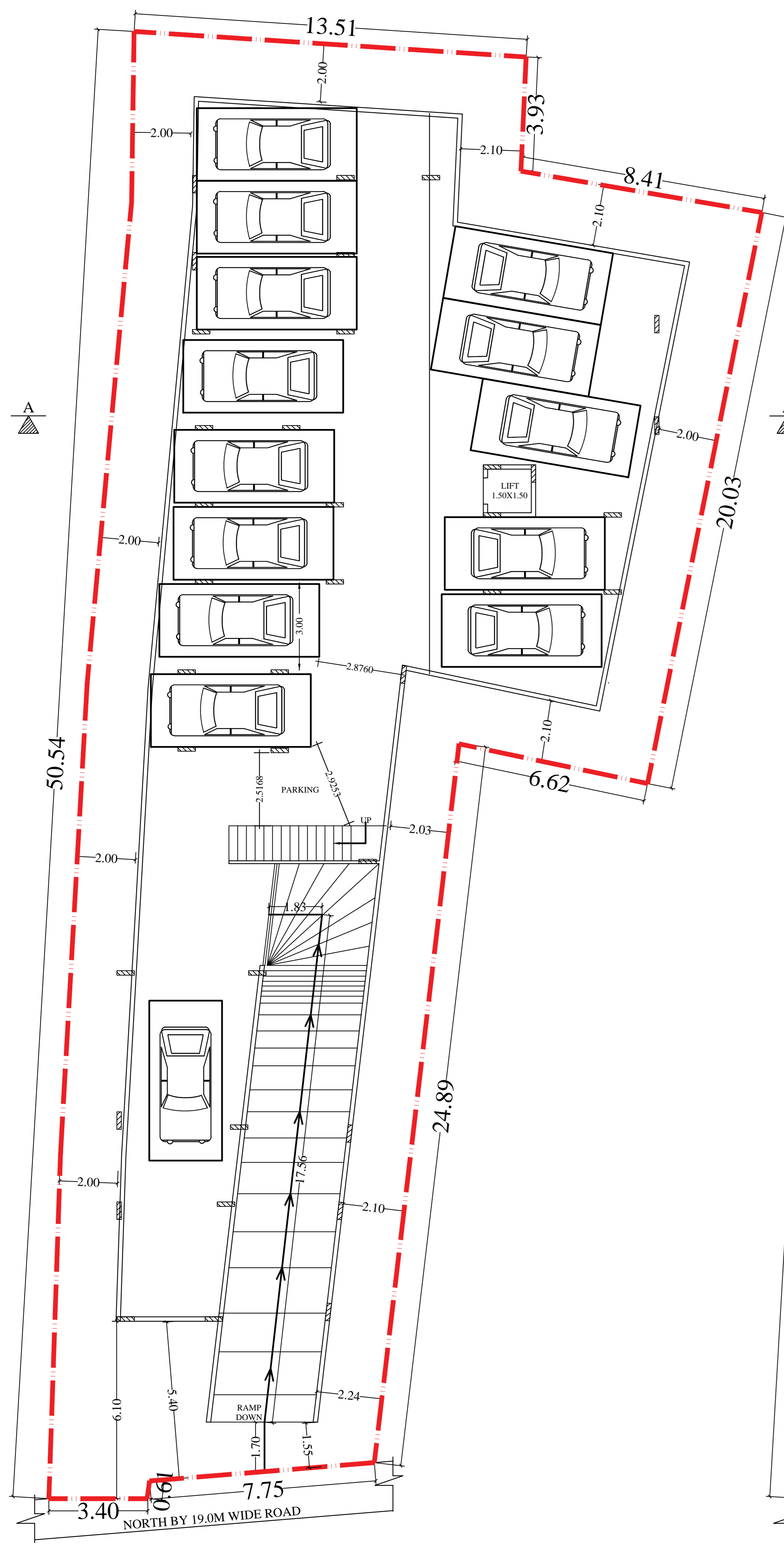
OWNER / GPA HOLDER'S SIGNATURE. OWNER'S ADDRESS WITH ID NUMBER & CONTACT NUMBER : R. VIJAY PRAKASH NO. 36, B, CHANNASANDRA

ARCHITECT/ENGINEER /SUPERVISOR 'S SIGNATURE. PAPANNA SETTY T N NO. 1421, 1ST FLOOR, SHIVA COMPLEX, 5TH MAIN ROAD, CHAMRAJPET BCC BL-3/6/E-4368/2018-19

PROJECT TITLE : PROPOSED RESIDENTIAL BUILDING AT SITE NO. 36, B, CHANNASANDRA, GRAMATANE, BANGALORE.

DRAWING TITLE : 1579845466-01-07-2019 05-54-005_SPRAKASH CHANNASANDRA FINAL PLAN (1) SHEET NO : 1 (1) (1) (1)

The plans are approved in accordance with the acceptance for approval by the Joint Commissioner (EAST) on date: 02/08/2019 vide Ip number: BBMP/Ad.Com./EST/D103/19-20 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) BHRUHAT BENGALURU MAHANAGARA PALIKE



FRONT ELEVATION

SECTION A-A

TYPICAL FIRST, SECOND AND THIRD FLOOR PLAN

TERRACE FLOOR PLAN

ASSISTANT DIRECTOR OF TOWN PLANNING (EAST) BHRUHAT BENGALURU MAHANAGARA PALIKE