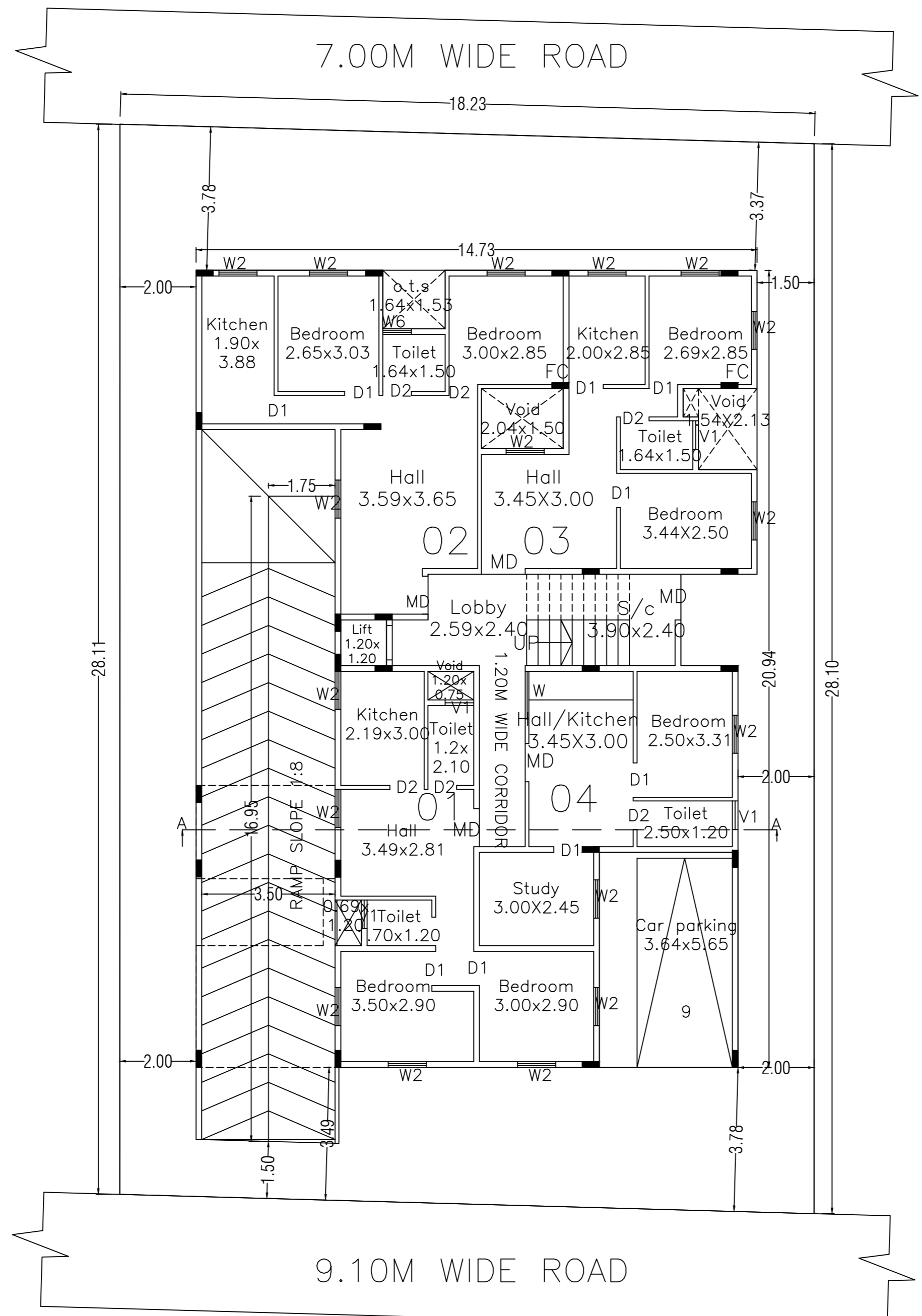
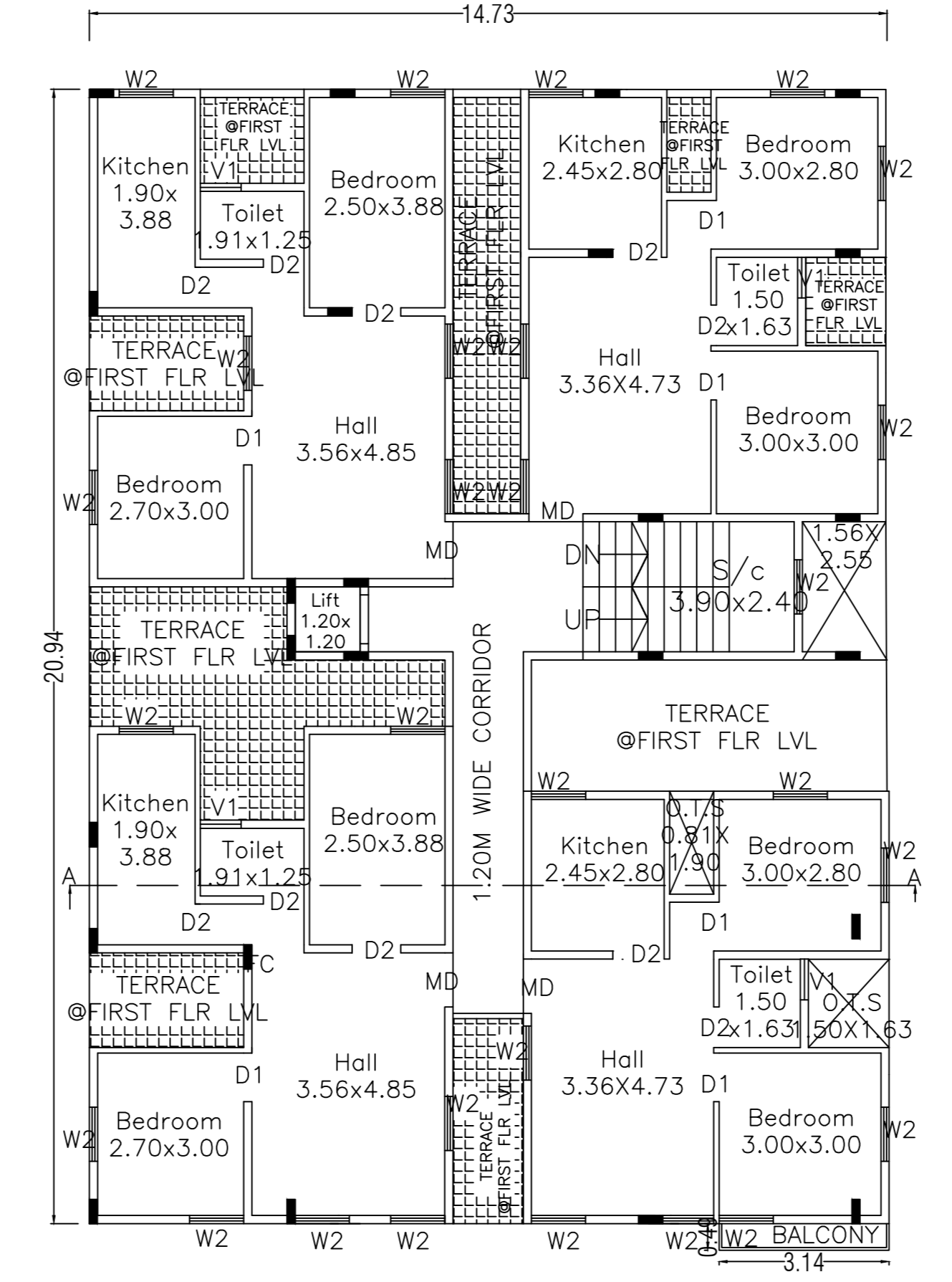


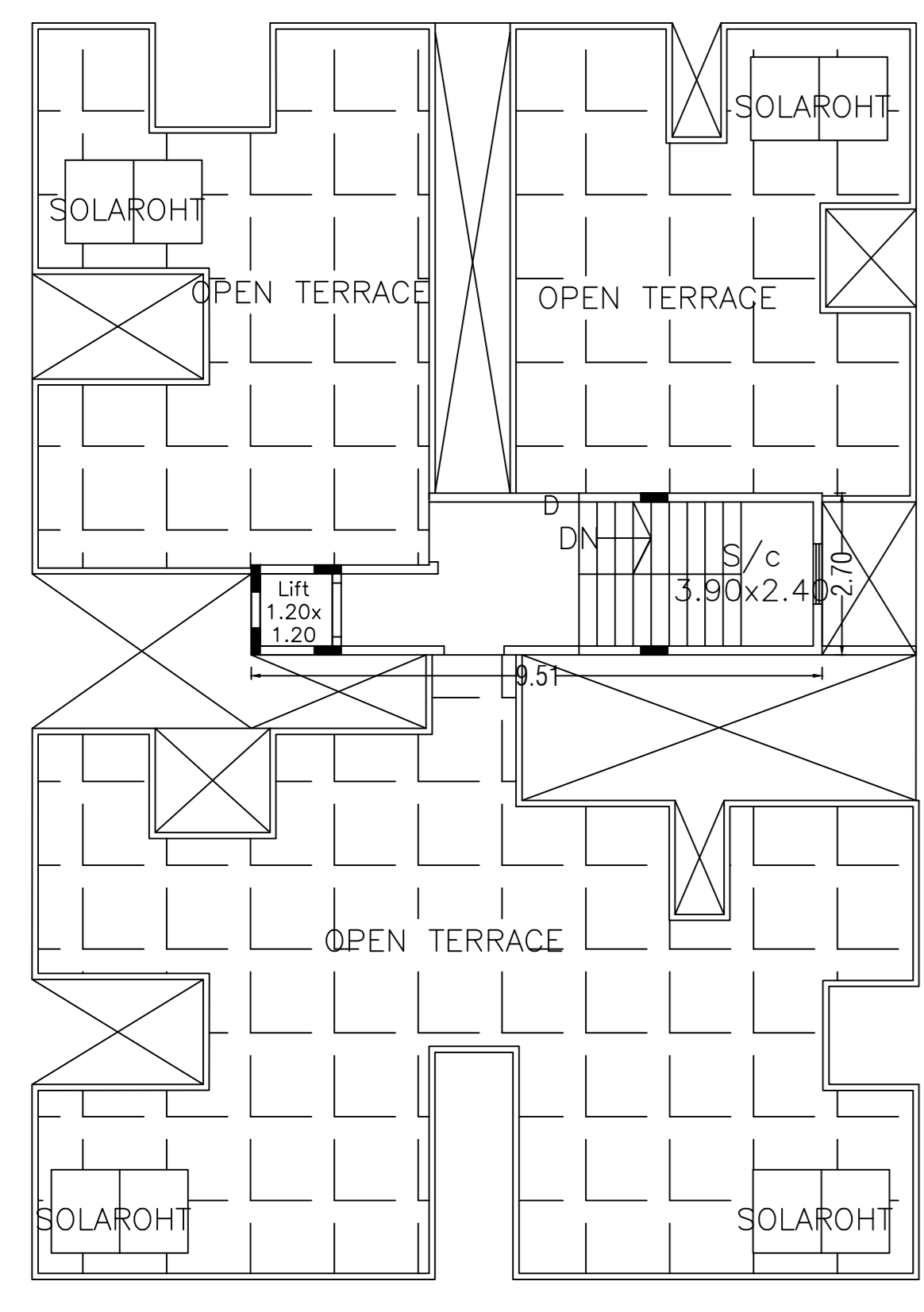
BASEMENT FLOOR PLAN  
8 CARS



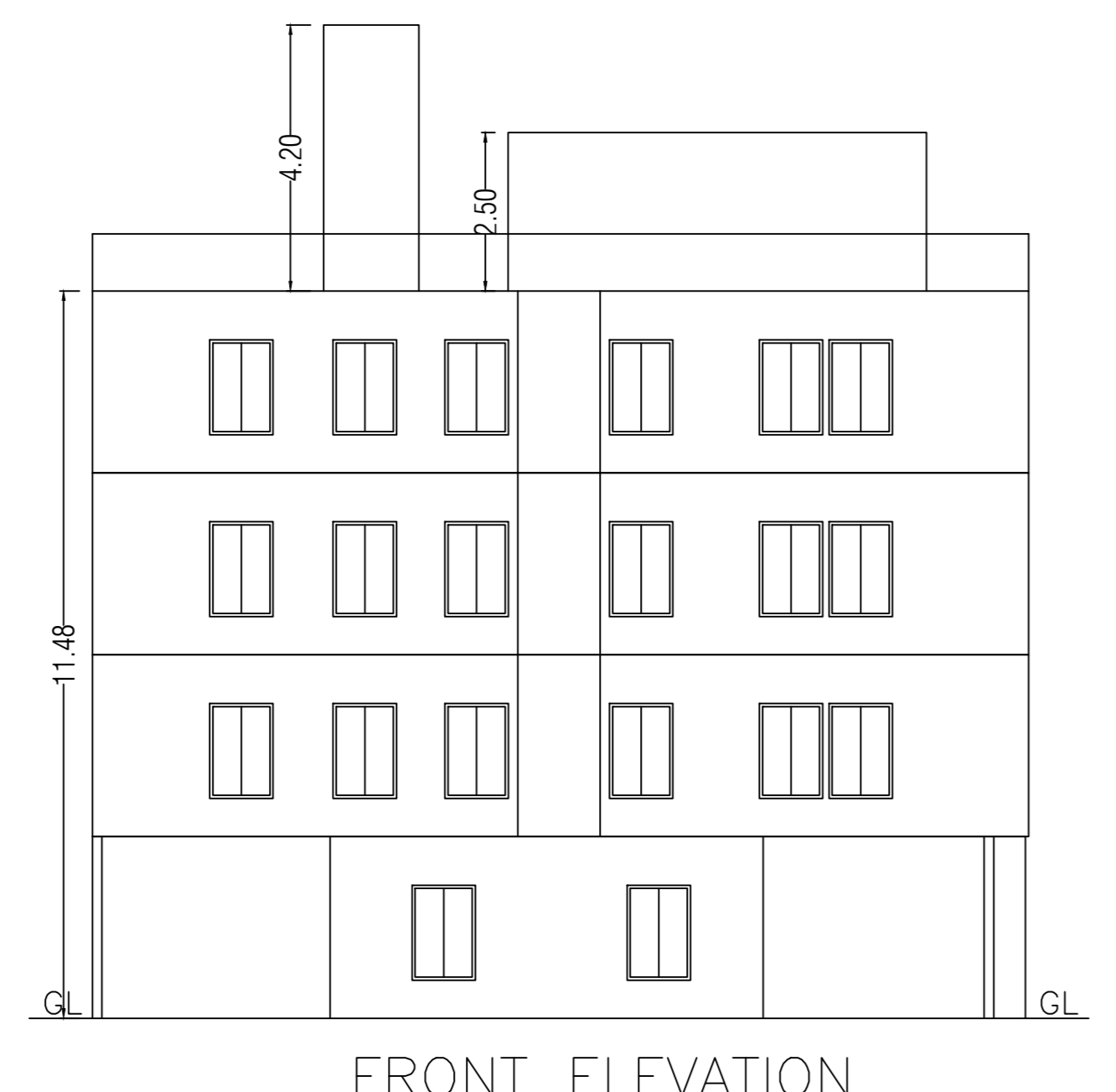
GROUND FLOOR PLAN  
1 CAR  
4 UNITS



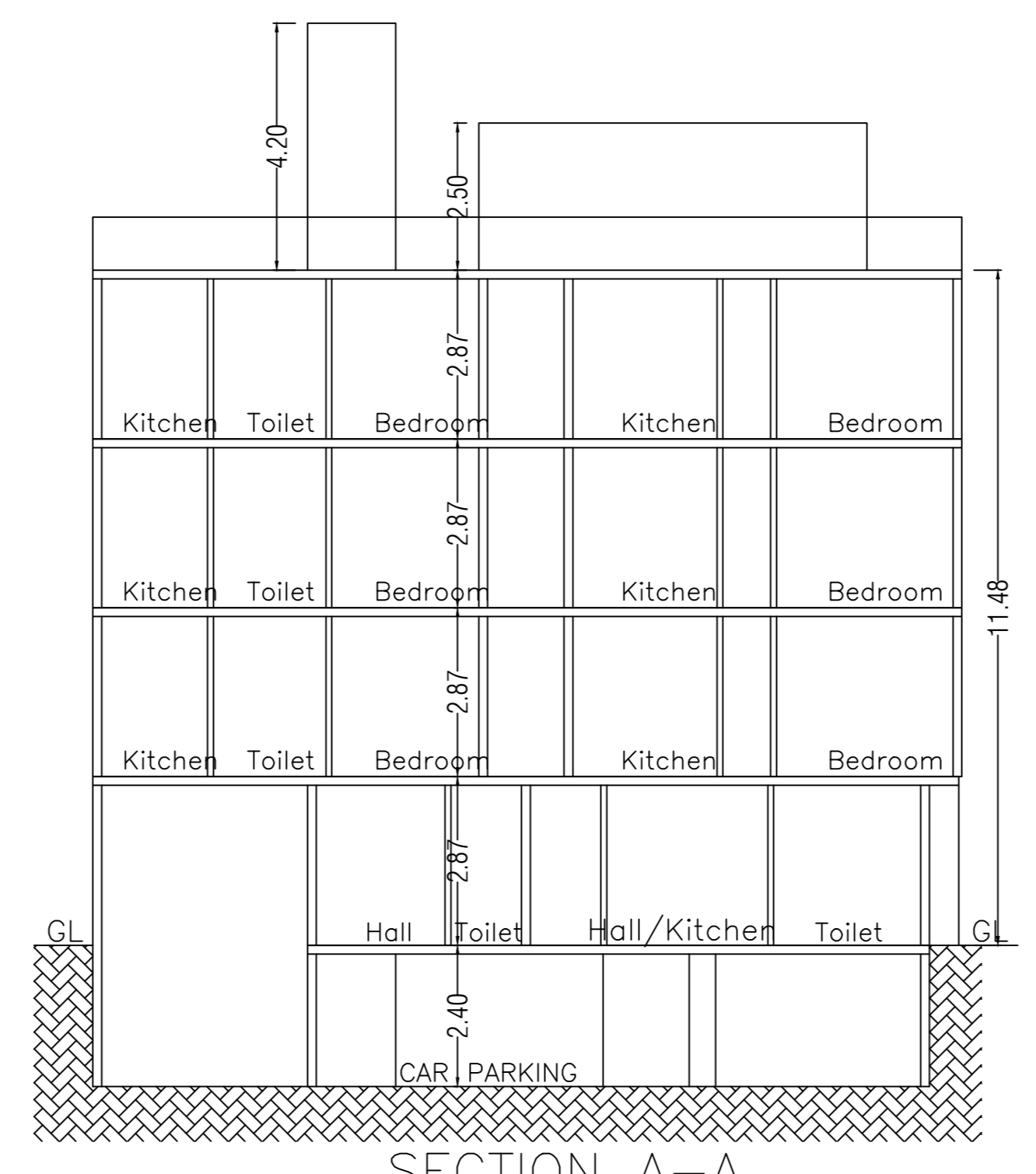
TYPICAL FLOOR PLAN  
FIRST, SECOND & THIRD FLOOR PLAN  
4 X 3 = 12 UNITS



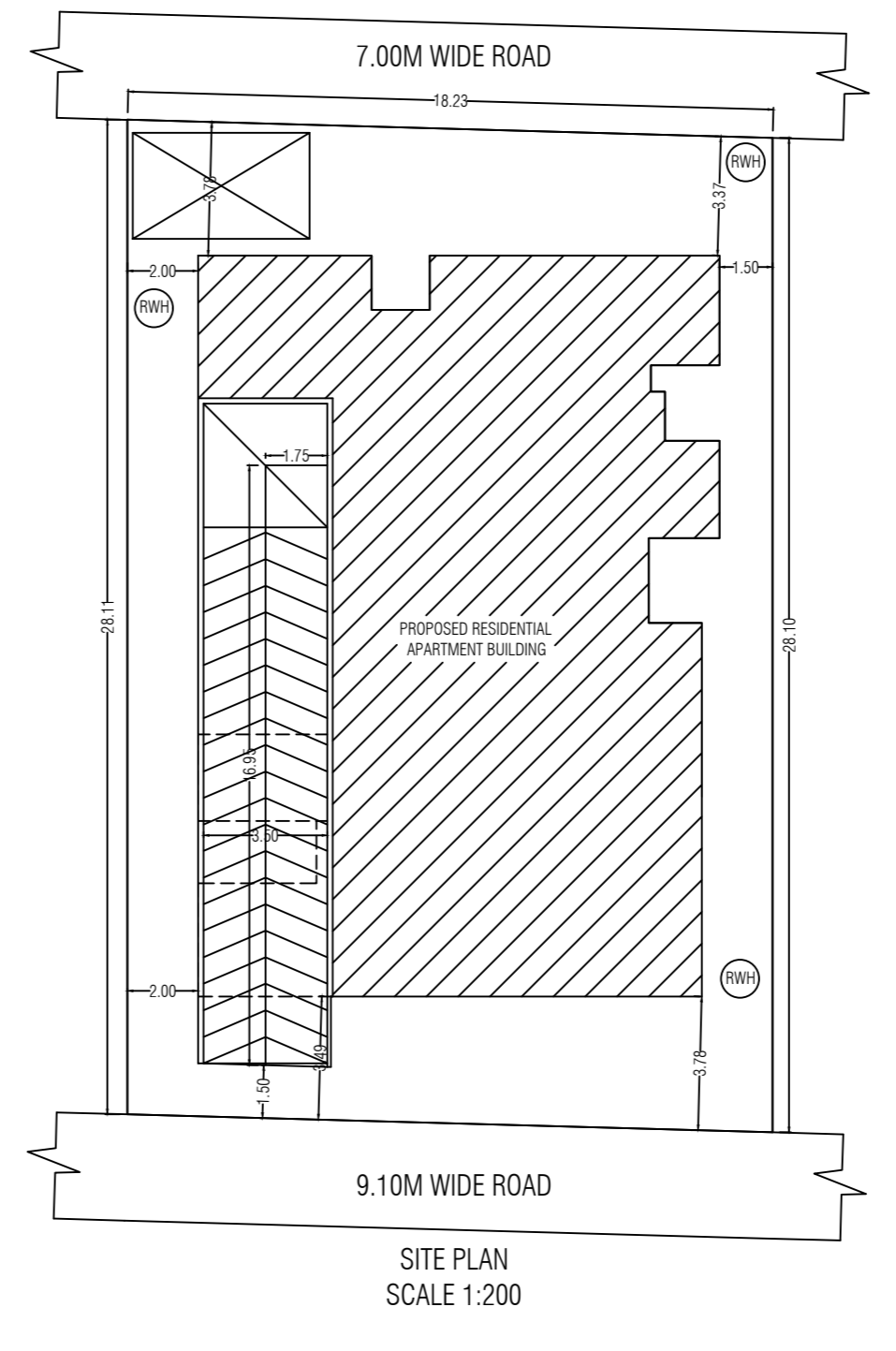
TERRACE FLOOR PLAN



FRONT ELEVATION



SECTION A-A



SITE PLAN  
SCALE 1:200

Block :RESI (APRTMNT)

Floor Name	Total Built Up Area (Sq.m)	Deductions (Area in Sq.m)					Proposed FAR Area (Sq.m)	Add Area (Sq.m)	Total FAR Area (Sq.m)	Tntmt (%)
		StarCase	Lift	Lift Machine	Void	Ramp	Parking	Resi.	Star	
Terrace Floor	21.20	19.76	0.00	1.44	0.00	0.00	0.00	0.00	0.00	0.00
Third Floor	238.13	0.00	1.44	0.00	9.36	0.00	0.00	227.33	0.00	227.33
Second Floor	238.13	0.00	1.44	0.00	9.36	0.00	0.00	227.33	0.00	227.33
First Floor	238.13	0.00	1.44	0.00	9.36	0.00	0.00	227.33	0.00	227.33
Ground Floor	270.48	0.00	1.44	0.00	51.20	0.00	20.56	197.28	0.00	197.28
Basement Floor	367.40	0.00	1.44	0.00	69.47	290.01	0.00	6.48	6.48	6.48
Total	1373.46	19.76	7.20	1.44	79.28	69.47	310.57	879.27	6.48	885.75
Total Number of Same Blocks	1									

Required Parking (Table 7a)

Block Name	Type	SubUse	Area (Sq.m)	Units	Car	Prop.
RESI (APRTMNT)	Residential	Apartment	0-50	2	8	9
Total					8	9

Parking Check (Table 7b)

Vehicle Type	No.	Area (Sq.m)	Achieved	Area (Sq.m)
Car	8	110.00	9	123.75
Visitor's Car Parking	1	13.75	0	0.00
Total Car	9	123.75	9	123.75
TwoWheeler	-	13.75	0	0.00
Other Parking	-	-	-	186.82
Total	-	137.50	-	310.57

Balcony Calculations Table

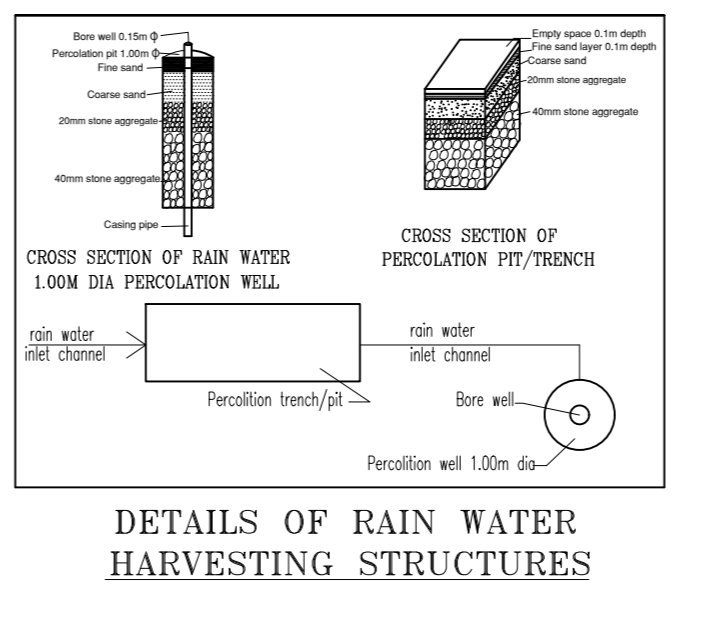
FLOOR	SIZE	AREA	TOTAL AREA
TYPICAL - 1, 2& 3 FLOOR PLAN	0.40 X 3.14 X 1 X 3	4.62	4.62
Total	-	-	4.62

UnitBUA Table for Block :RESI (APRTMNT)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	GF-01	FLAT	49.20	47.91	4	
	GF-02	FLAT	42.30	39.72	3	4
	GF-03	FLAT	46.66	42.76	4	
	GF-04	FLAT	34.53	32.20	3	
TYPICAL - 1, 2& 3 FLOOR PLAN	TYP-01	FLAT	49.20	47.61	4	
	TYP-02	FLAT	47.62	47.62	3	12
	TYP-03	FLAT	49.20	47.61	4	
	TYP-04	FLAT	46.30	44.85	5	
Total	-	-	751.24	726.53	73	16

Block USE/SUBUSE Details

Block Name	Block Use	Block SubUse	Block Structure	Block Land Use Category
RESI (APRTMNT)	Residential	Apartment	Blg upto 11.5m Ht.	R



DETAILS OF RAIN WATER HARVESTING STRUCTURES

Approval Condition:  
This Plan Sanction is issued subject to the following conditions:  
1. Sanction is accorded for the Residential Building at 19, HANUMAPPA ROAD, LINGARAJAPURAM BANGALORE, Bangalore.  
a) Consent of Neighbour = 100% + 3 only  
2. Sanction is accorded for Residential use only. The use of the building shall not be deviated to any other use.  
3. 330.57 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 BSSIS and BESCOM in any.  
5. Necessary ducts for running telephone cables, cables at ground level for postal services & space for dumping garbage within the premises shall be provided.  
6. The applicant shall INSURE all workers 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.  
8. The blocks shall be removed and transported to nearby dumping yard.  
9. 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.  
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. 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. 31) under sub-section IV-8 (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 columnar structure before erecting the columns "COMPLETION 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 Structure 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. 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 BWSB.  
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 (Housing/Hoodies) Letter No. LD/96/ET/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 which 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 of 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 as a must.  
5. BWSB will not be responsible for any dispute that may arise in respect of property in question.  
6. In case of 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.

COLOR INDEX

AREA STATEMENT (BMP)	VERSION NO. 1.0.11
PROJECT DETAIL:	VERSION DATE: 01/11/2018
Authority: B&P	Plot Use: Residential
ES&M/Com: EST/1244/19-20	Plot SubUse: Apartment
Application Type: General	Land Use Zone: Residential (Main)
Location: Ring#1	Plot Sub Plot No.: 19
Building Ltn Specified as per Z.R. NA	Locality / Street of the property: HANUMAPPA ROAD, LINGARAJAPURAM BANGALORE
Zone: East	
Ward: Ward-02B	
Planning District: 217-Kammanahalli	
AREA DETAILS:	SQ.MT.
AREA OF PLOT (Minimum)	512.32
NET AREA OF PLOT (A) (A-Deductions)	512.32
COVERABLE CHECK:	
Permissible Coverage Area (65.00 %)	333.01
Proposed Coverage Area (52.79 %)	270.48
Achieved Coverage Area (52.79 %)	270.48
Balance coverage area (NR) (12.21 %)	62.53
FAR CHECK:	
Permissible F.A.R. as per zoning regulation (2015 / 175)	886.57
Additional F.A.R. within Ring land (I) for amalgamated plot (-)	0.00
Allowable TOR Area (60% of Perm FAR)	0.00
Proposed FAR for Permissible Impact Zone (-)	0.00
Total Perm. FAR area (1.75)	886.57
Residential FAR (99.27%)	878.28
Proposed FAR Area	885.76
Achieved FAR Area (1.73)	885.76
Balance FAR Area (0.02)	10.81
BUILT UP AREA CHECK:	
Proposed Builtup Area	1373.46
Substructure Area Add in BUA (Layout Upl)	6.30
Achieved Builtup Area	1373.77

Approval Date: 02/24/2020 3:56:17 PM

Payment Details

Sr No.	Chalan Number	Receipt Number	Amount (NR)	Payment Mode	Transaction Number	Payment Date	Remark
1	BMP/2020/CH/19-20	BMP/2020/CH/19-20	5728	Online	9532015553	12/12/2019	
		No.	Head	Amount (NR)		10/30/21 PM	Remark
		1	Soucity Fee	5728			

SCHEDULE OF JOINERY:

BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
RESI (APRTMNT)	D2	0.75	2.10	11
RESI (APRTMNT)	D1	0.75	2.10	02
RESI (APRTMNT)	D2	0.90	2.10	09
RESI (APRTMNT)	D1	0.90	2.10	25
RESI (APRTMNT)	D2	0.95	2.10	03
RESI (APRTMNT)	D1	0.96	2.10	06
RESI (APRTMNT)	MD	1.00	2.10	01
RESI (APRTMNT)	MD	1.05	2.10	03
RESI (APRTMNT)	MD	1.15	2.10	01

SCHEDULE OF JOINERY:

BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
RESI (APRTMNT)	WE	0.55	1.20	01
RESI (APRTMNT)	WE	0.60	1.20	02
RESI (APRTMNT)	WE	0.62	1.20	01
RESI (APRTMNT)	WE	0.75	1.20	01
RESI (APRTMNT)	WE	0.77	1.20	01
RESI (APRTMNT)	WE	0.82	1.20	06
RESI (APRTMNT)	WE	0.90	1.20	01
RESI (APRTMNT)	WE	1.33	1.20	03
RESI (APRTMNT)	WE	1.34	1.20	03
RESI (APRTMNT)	WE	1.39	1.20	01
RESI (APRTMNT)	WE	1.58	1.20	04
RESI (APRTMNT)	WE	1.75	1.20	03
RESI (APRTMNT)	WE	1.75	1.20	09
RESI (APRTMNT)	WE	1.75	1.20	03
RESI (APRTMNT)	WE	1.79	1.20	01
RESI (APRTMNT)	WE	1.80	1.20	06
RESI (APRTMNT)	WE	1.90	1.20	03
RESI (APRTMNT)	WE	1.91	1.20	03
RESI (APRTMNT)	WE	2.00	1.20	01
RESI (APRTMNT)	WE	2.15	1.20	01
RESI (APRTMNT)	WE	2.45	1.20	01
RESI (APRTMNT)	WE	2.50	1.20	06
RESI (APRTMNT)	WE	2.50	1.20	01
RESI (APRTMNT)	WE	2.59	1.20	01
RESI (APRTMNT)	WE	2.70	1.20	03
RESI (APRTMNT)	WE	2.70	1.20	03
RESI (APRTMNT)	WE	2.74	1.20	01
RESI (APRTMNT)	WE	2.83	1.20	03
RESI (APRTMNT)	WE	2.81	1.20	01
RESI (APRTMNT)	WE	2.85	1.20	01
RESI (APRTMNT)	WE	2.92	1.20	02
RESI (APRTMNT)	WE	2.95	1.20	01
RESI (APRTMNT)	WE	2.98	1.20	03
RESI (APRTMNT)	WE	2.99	1.20	03
RESI (APRTMNT)	WE	3.00	1.20	03
RESI (APRTMNT)	WE	3.00	1.20	03
RESI (APRTMNT)	WE	3.31	1.20	01
RESI (APRTMNT)	WE	3.36	1.20	03
RESI (APRTMNT)	WE	3.49	1.20	01
RESI (APRTMNT)	WE	3.56	1.20	03
RESI (APRTMNT)	WE	3.63	1.20	03
RESI (APRTMNT)	WE	3.63	1.20	03
RESI (APRTMNT)	WE	3.69	1.20	03
RESI (APRTMNT)	WE	3.75	1.20	01
RESI (APRTMNT)	WE	3.88	1.20	03
RESI (APRTMNT)	WE	3.88	1.20	03
RESI (APRTMNT)	WE	3.88	1.20	03
RESI (APRTMNT)	WE	3.88	1.20	03
RESI (APRTMNT)	WE	4.73	1.20	03
RESI (APRTMNT)	WE	4.85	1.20	01

The plans are approved in accordance with the acceptance for approval by the Joint Commissioner (EAST) on date: 24/02/2020 vide lp number: BRME/Ad.Com./EST/1244/19-20 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

OWNER / GPA HOLDER'S SIGNATURE

OWNER'S ADDRESS WITH ID NUMBER & CONTACT NUMBER:  
M/s.NCN DEVELOPERS, reg by its Proprietor N.SURENDRA NAIDU, GPA HOLDER FOR M.V.MUNIRNAMMA #19 HANUMAPPA ROAD, LINGARAJAPURAM, BANGALORE

ARCHITECT/ENGINEER / SUPERVISOR'S SIGNATURE  
R. Vasanth Madhava No 29, 2nd main road, Tata Silk Fsm, Basavanagudi, No.29, 2nd main road, Tata Silk Fsm, Basavanagudi, BCC/BL-3/E:3213-08-09

PROJECT TITLE:  
PROPOSED RESIDENTIAL APARTMENT BUILDING AT B&P KHATHA No.1, SITE No.19, HANUMAPPARAO, LINGARAJAPURAM, BANGALORE, WARD No.28.

DRAWING TITLE:  
1466828383-12-02-2020  
11-22-235\_SLP  
NO-1244\_RECOVER

SHEET NO: 1