







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. 4.At any point of time No Applicant / Builder / Owner / Contractor shall engage a construction worker

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.

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.

Proposed FAR Area (Sq.mt.)	Total FAR Area	Tnmt (No.)	
Resi.	(Sq.mt.)		
617.28	622.98	04	
617.28	622.98	4.00	

Block	USE/SUBUSE	Details
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DIOCK	UUL/	SODOSE D	otano					
Block N	lame	Block Use	Block SubUse		Block Structure		Block Land Use Category	
AA (E	3B)	Residential	Plotted Resi development		Bldg upto 11.5 mt. Ht.		R	
Requir	ed Po	arking(Tabl	e 7a)					
Block		Outline	Area		Units		Car	
Name	Туре	ype SubUse	(Sq.mt.)	Reqd.	Prop.	Reqd./Uni	t Reqd.	Prop.
AA (BB)	Resident	tial Plotted Resi development	50 - 225	1	-	1	4	-
	Tota	al :	-	-	-	-	4	6
Parking Check (Table 7b)								
Vehicle Type		F	Reqd.		Achieved			
		No.	Area (Sq.mt.)		No.		Area (Sq.mt.)	
Car		4	55.00		6		82.50	
Total Car		4	55.00		6		82.50	
TwoWheel	er	-	13.75		0		0.00	
Other Derl	Other Derking					440 57		

The plans are approved the Assistant Director of vide lp number: BBMP/A to terms and conditions Validity of this approval

J. J. F

ASSISTANT DIREC BHRUHAT BE

Approval Condition :

This Plan Sanction is issued subject to the following conditions : 1.Sanction is accorded for the Residential Building at SITE NO-29 , SITE NO-29, 1st CROSS , YADAVA LAY OUT, KACHARAKANA HALLI, BANGALORE, WARD NO- 29, PID NO- 89-290-29

., Bangalore. a).Consist of 1Stilt + 1Ground + 2 only.

other use. 3.229.07 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.

& 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

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

having a minimum total capacity mentioned in the Bye-law 32(a).

first instance, warn in the second instance and cancel the registration of the professional if the same

is repeated for the third time. 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

of the provisions of the Act, Rules, Bye-laws, Zoning Regulations, Standing Orders and Policy Orders of the BBMP. 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

1.Registration of

construction site with the "Karnataka Building and Other Construction workers Welfare Board"should be strictly adhered to

3. The Applicant / Builder / Owner / Contractor shall also inform the changes if any of the list of workers engaged by him. in his site or work place who is not registered with the "Karnataka Building and Other Construction workers Welfare Board".

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.

SCALE: 1:100

2. Sanction is accorded for Residential use only. The use of the building shall not be deviated to any

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.

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

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

approval of the authority. They shall explain to the owner s about the risk involved in contravention

(HosadaagiHoodike) Letter No. LD/95/LET/2013, dated: 01-04-2013 :

Applicant / Builder / Owner / Contractor and the construction workers working in the

		BOUNDARY			
	-	PLOT BOUNDARY ABUTTING ROAD			
		PROPOSED WORK (COVERAGE AREA)			
		(ISTING (To be retained)			
		ING (To be demolished)			
	LAIST	· · · · · · · · · · · · · · · · · · ·			
AREA STATEMENT (BBMP)		VERSION NO.: 1.0.11			
		VERSION DATE: 01/11/2018			
PROJECT DETAIL:					
Authority: BBMP Inward No:		Plot Use: Residential			
BBMP/Ad.Com./EST/1262/19-20		Plot SubUse: Plotted Resi developme	Plot SubUse: Plotted Resi development		
Application Type: Suvarna Parva		Land Use Zone: Residential (Main)			
Proposal Type: Building Permissi	on	Plot/Sub Plot No.: SITE NO-29			
Nature of Sanction: New		Khata No. (As per Khata Extract): Sl	TE NO-29		
Location: Ring-II		Locality / Street of the property: SITE OUT, KACHARAKANA HALLI, BANG	E NO-29, 1st CROSS, YADAVA LAY GALORE, WARD NO- 29,PID NO- 89-290-29.		
Building Line Specified as per Z.F	R: NA				
Zone: East					
Ward: Ward-029					
Planning District: 217-Kammanah	nalli				
AREA DETAILS:			SQ.MT.		
AREA OF PLOT (Minimum)		(A)	356.68		
NET AREA OF PLOT		(A-Deductions)	356.68		
COVERAGE CHECK					
Permissible Coverage area (75			267.51		
Proposed Coverage Area (66.4		,	237.02		
Achieved Net coverage area (66.45 %)	237.02		
Balance coverage area left (8.5		.55 %)	30.49		
FAR CHECK					
Permissible F.A.R. as per zoning regulation 2015 (1.75) 62			624.19		
	-	and II (for amalgamated plot -)	0.00		
Allowable TDR Area (60% of Perm.FAR)			0.00		
Premium FAR for I		mpact Zone (-)	0.00		
Total Perm. FAR area (1.75)			624.19		
Residential FAR (99.09%)			617.27		
Proposed FAR Area			622.97		
Achieved Net FAR Area (1.75)		622.97			
Balance FAR Area (0.00) 1.			1.22		
BUILT UP AREA CHECK					
Proposed BuiltUp			890.20		
Substructure Area Add in BUA (Layout Lvl) 0			0.33		
Achieved BuiltUp					

COLOR INDEX

Approval Date : 01/03/2020 2:30:56 PM

Payment Details

Sr No.	Challan Number	Receipt Number	Amount (INR)	Payment Mode	Transaction Number	Payment Date	Remark
1	BBMP/32462/CH/19-20	BBMP/32462/CH/19-20	226	Online	9530743781	12/20/2019 4:31:29 PM	-
	No.	Head			Amount (INR)	Remark	
	1	Scrutiny Fee			226	-	

	OWNER / GPA HOLDER'S SIGNATURE
	OWNER'S ADDRESS WITH ID NUMBER & CONTACT NUMBER : Sri. A.J. NANDA KUMAR, Smt. SHARAN NANDA KUMAR, SITE NO-29, 1st CROSS, YADAVA LAY OUT, KACHARAKANA HALLI, BANGALORE. WARD NO- 29,PID NO- 89-290-29.
I in accordance with the acceptance for approval by f town planning (EAST) on date:03/01/2020 d.Com./EST/1262/19-20 subject laid down along with this building plan approval.	ARCHITECT/ENGINEER /SUPERVISOR 'S SIGNATURE MALLU MADHUSUDHAN REDDY #2, LEVEL 2, SB COMPLEX, NEXT TO IYER SCHC MAIN ROAD, MATHIKERE. BCC/BL-3.6/E-4003/2014-15
IS two years from the date of issue.	PROJECT TITLE : THE PLAN OF THE PROPOSED RESIDENTIAL BUILDING AT SITE NO-29 1st CROSS, YADAVA LAY OUT, KACHARAKANA HALLI, BANGALORE, WARD NO- 29,PID NO- 89-290-29,(OLD WARD NO- 89).
CTOR OF TOWN PLANNING (EAST)	DRAWING TITLE : 615963-20-12-2019 04-06-46\$_\$48X80
ENGALURU MAHANAGARA PALIKE	SHEET NO : 1