

SECTION OF REFILLED PIT FOR RECHARGING BOREWEL

AREA STATEMENT (BBMP) PROJECT DETAIL: Authority: BBMP

Inward No:

BBMP/Ad.Com./RJH/1567/19-20

Nature of Sanction: New

Zone: Rajarajeshwarinagar

Planning District: 301-Kengeri

AREA OF PLOT (Minimum)

NET AREA OF PLOT

COVERAGE CHECK

Location: Ring-III

Ward: Ward-130

AREA DETAILS:

FAR CHECK

Application Type: Suvarna Parvangi

Proposal Type: Building Permission

Building Line Specified as per Z.R: NA

Permissible Coverage area (75.00 %)

Proposed Coverage Area (62.32 %)

Achieved Net coverage area (62.32 %)

Allowable TDR Area (60% of Perm.FAR)

Total Perm. FAR area (1.75)

Residential FAR (100.00%)

Achieved Net FAR Area (1.59

Balance FAR Area (0.16)

Proposed BuiltUp Area

Achieved BuiltUp Area

Approval Date: 11/29/2019 3:57:12 PM

Challan

Number

Block Name

A (NISHA)

BBMP/26260/CH/19-20

Block USE/SUBUSE Details

Block Use

Residential

SIGNATURE

Proposed FAR Area

BUILT UP AREA CHECK

Payment Details

Sr No.

Premium FAR for Plot within Impact Zone (-)

Permissible F.A.R. as per zoning regulation 2015 (1.75)

Additional F.A.R within Ring I and II (for amalgamated plot -)

Receipt

BBMP/26260/CH/19-20

Balance coverage area left (12.68 %)

COLOR INDEX

PLOT BOUNDARY

ABUTTING ROAD

EXISTING (To be retained) EXISTING (To be demolished)

PROPOSED WORK (COVERAGE AREA)

VERSION NO.: 1.0.11

Plot Use: Residential

Plot/Sub Plot No.: 761

BLOCK-1,BANGALORE

(A-Deductions)

VERSION DATE: 01/11/2018

Plot SubUse: Plotted Resi development

Khata No. (As per Khata Extract): 761/761/761,

Locality / Street of the property: GNANABHARATHI, VALAGERAHALLI

Land Use Zone: Residential (Main)

Approval Condition

This Plan Sanction is issued subject to the following conditions:

1. Sanction is accorded for the Residential Building at 761, GNANABHARATHI, VALAGERAHALLI BLOCK-1,BANGALORE, Bangalore.

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

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

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

7. The applicant shall not stock any building materials / debris on footpath or on roads or on drains.

8. The applicant shall maintain during construction such barricading as considered necessary to

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

12.If any owner / builder contravenes the provisions of Building Bye-laws and rules in force, the

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. 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).

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.

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

Special Condition as per Labour Department of Government of Karnataka vide ADDENDUM

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

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

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.

fabricated, the plan sanctioned stands cancelled automatically and legal action will be initiated.

The plans are approved in accordance with the acceptance for approval by the Assistant Director of town planning (RR NAGAR) on date:29/11/2019 vide lp number: BBMP/Ad.Com./RJH/1567/19-20 to terms and conditions laid down along with this building plan approval.

ASSISTANT DIRECTOR OF TOWN PLANNING (RR NAGAR)

a). Consist of 1Ground + 2 only.

4.Development charges towards increasing the capacity of water supply, sanitary and power main has to be paid to BWSSB and BESCOM if any.

The debris shall be removed and transported to near by dumping vard.

prevent dust, debris & other materials endangering the safety of people / structures etc. in

a frame and displayed and they shall be made available during inspections.

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

17. The applicant shall ensure that the Rain Water Harvesting Structures are provided & maintained in 18.If any owner / builder contravenes the provisions of Building Bye-laws and rules in force, the

sanction is deemed cancelled.

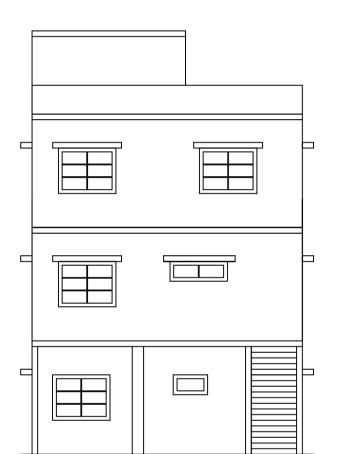
(HosadaagiHoodike) Letter No. LD/95/LET/2013, dated: 01-04-2013 :

2. The Applicant / Builder / Owner / Contractor should submit the Registration of establishment and

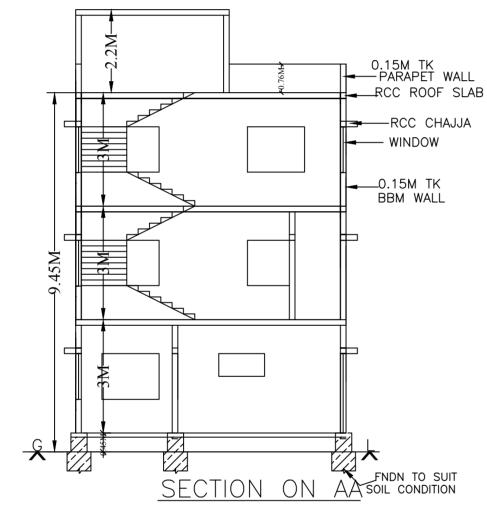
5.BBMP will not be responsible for any dispute that may arise in respect of property in question. 6.In case if the documents submitted in respect of property in question is found to be false or

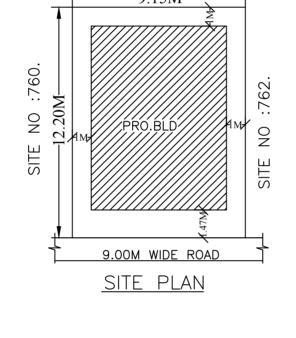
Validity of this approval is two years from the date of issue.

BHRUHAT BENGALURU MAHANAGARA PALIKE

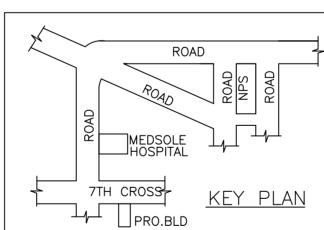


FRONT ELEVATION





SITE NO:726.



Block : A (NISHA)

Floor Name	Total Built Up	Deductions (Area in Sq.mt.)		Proposed FAR Area (Sq.mt.)	Total FAR Area	Tnmt (No.)
	Area (Sq.mt.)	StairCase	Parking	Resi.	(Sq.mt.)	
Terrace Floor	17.17	17.17	0.00	0.00	0.00	00
Second Floor	69.57	0.00	0.00	69.57	69.57	00
First Floor	69.57	0.00	0.00	69.57	69.57	01
Ground Floor	69.57	0.00	31.08	38.49	38.49	01
Total:	225.88	17.17	31.08	177.63	177.63	02
Total Number of Same Blocks	1					
Total:	225.88	17.17	31.08	177.63	177.63	02

SCHEDULE OF JOINERY:

BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
A (NISHA)	D1	0.76	2.10	04
A (NISHA)	D	0.91	2.10	06

SCHEDULE OF JOINERY:

BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
A (NISHA)	V	1.10	1.00	04
A (NISHA)	W1	1.80	1.20	18
A (NISHA)	W2	2.50	1.00	02

UnitBUA Table for Block :A (NISHA)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT 1	FLAT	38.49	38.49	3	1
FIRST FLOOR PLAN	SPLIT 2	FLAT	139.14	139.14	4	1
SECOND FLOOR PLAN	SPLIT 2	FLAT	0.00	0.00	5	0
Total:	-	-	177.63	177.63	12	2

Required Parking(Table 7a)

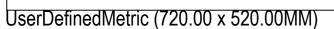
Block	Туре	SubUse	Area	Units		Car		
Name	Турс	Subose	(Sq.mt.)	Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.
A (NISHA)	Residential	Plotted Resi development	50 - 225		-	1	1	-
	Total :		-	-	-	-	1	2

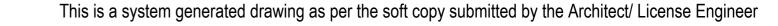
Parking Check (Table 7b)

Vehicle Type	ı	Reqd.	Achieved		
verlicie rype	No.	Area (Sq.mt.)	No.	Area (Sq.mt.)	
Car	1	13.75 2		27.50	
Total Car	1	13.75	2	27.50	
TwoWheeler	-	13.75	0	0.00	
Other Parking	-	-	-	3.58	
Total		27.50		31.0	

FAR &Tenement Details

Block	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.) StairCase Parking		Proposed FAR Area (Sq.mt.) Resi.	Total FAR Area (Sq.mt.)	Tnmt (No.)
A (NISHA)	1	225.88	17.17	31.08	177.63	177.63	02
Grand Total:	1	225.88	17.17	31.08	177.63	177.63	2.00





I, BANGALORE, WARD NO.130.

SCALE: 1:100

SQ.MT.

111.63

111.63

83.72

69.57

69.57

14.15

195.35

0.00

0.00

0.00

195.35

177.63

177.63

177.63

17.72

225.88

225.88

2:20:02 PM

Remark

Payment Date Remark

Transaction

9347695301

Amount (INR)

1021.9

Block Land Use

Category

Amount (INR) | Payment Mode

Block Structure

Bldg upto 11.5 mt. Ht.

1021.9

Scrutiny Fee

Block SubUse

development

OWNER / GPA HOLDER'S

ARCHITECT/ENGINEER

D BCC/BL-3-2-3/E-561/1988-89

CHANDRASHEKAR

PROJECT TITLE:

SHEET NO: 1

/SUPERVISOR 'S SIGNATURE

PROPOSED RESIDENTIAL BUILDING AT SITE NO.761, KATHA NO.761/761/761, GNANABHARATHI, VALAGERREHALLI, BLOCK

05-28-23\$_\$NISHA

MANOHAR

DRAWING TITLE: 412978132-12-11-2019

OWNER'S ADDRESS WITH ID

NUMBER & CONTACT NUMBER:

SMT:NISHA MANOHAR SRI:ABILASH.V.R #217,FF

11TH "A" MAIN ROAD, CLASSIC PARADISE, BEGUR