

PROPOSED TERRACE FLOOR PLAN

### Approval Condition :

This Plan Sanction is issued subject to the following conditions :

1.Sanction is accorded for the Residential Building at 877, VINAYAKA HBCS KOTTIGEPALYA NAGARABHAVI, 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 other use.

3.150.65 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 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 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 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 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

(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".

## 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.

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. The plans are approved in accordance with the acceptance for approval by the Assistant Director of town planning (RR\_NAGAR) on date:10/12/2019 vide lp number: BBMP/Ad.Com./RJH/1605/19-20 \_ 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 (RR NAGAR) BHRUHAT BENGALURU MAHANAGARA PALIKE

# Block :A1 (RESI)

SHE	<u> </u>	
SCALE	(1:200)	

Floor Name	Total Built Up Area (Sq.mt.)	Jp Area					Proposed FAR Area (Sq.mt.)	Total FAR Area	Tnmt (No.)
	(Sq.mt.)	StairCase	Lift	Lift Machine	Duct	Parking	Resi.	(Sq.mt.)	
Terrace Floor	22.50	20.25	0.00	2.25	0.00	0.00	0.00	0.00	00
Second Floor	139.66	0.00	2.25	0.00	6.68	0.00	130.73	130.73	01
First Floor	139.66	0.00	2.25	0.00	6.68	0.00	130.73	130.73	01
Ground Floor	161.41	0.00	2.25	0.00	6.68	0.00	152.48	152.48	02
Stilt Floor	161.41	0.00	2.25	0.00	0.00	150.65	0.00	8.51	00
Total:	624.64	20.25	9.00	2.25	20.04	150.65	413.94	422.45	04
Total Number of Same Blocks :	1								
Total:	624.64	20.25	9.00	2.25	20.04	150.65	413.94	422.45	04
SCHEDU	JLE OF	JOINE	RY:						

BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
A1 (RESI)	D2	0.75	2.10	10
A1 (RESI)	D1	0.91	2.10	14
A1 (RESI)	ED	1.05	2.10	04
SCHEDULE	OF JOINERY	<b>···</b>		

BLOCK NAME	NAME	LENGTH	HEIGHT	NOS			
A1 (RESI)	V	1.20	1.20	10			
A1 (RESI)	W	1.50	1.20	19			
A1 (RESI)	W	1.58	1.20	02			
A1 (RESI)	W	1.70	1.20	01			
A1 (RESI)	W	1.80	1.20	34			
A1 (RESI)	W	2.44	1.20	01			

UnitBUA Table for Block :A1 (RESI)

FLAT

SPLIT ff-01

FIRST FLOOR

Total:

PI AN

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND	SPLIT gf-01	FLAT	60.06	55.41	6	C
FLOOR PLAN	SPLIT gf-02	FLAT	60.06	55.41	6	2

105.82

105.82

331.76

96.17

96.17

303.15

8

28

1

1

4

	ABUTTING	ROAD
	PROPOSE	D WORK (
	EXISTING	(To be reta
	EXISTING	(To be der
AREA STATEMENT (BBMP)		VERSIO
· ·		VERSIO
PROJECT DETAIL:		
Authority: BBMP		Plot Use
Inward_No: BBMP/Ad.Com./RJH/1605/19-20		Plot Sul
Application Type: Suvarna Parva	ngi	Land Us
Proposal Type: Building Permissi	on	Plot/Sul
Nature of Sanction: New		Khata N
Location: Ring-III		Locality NAGAR
Building Line Specified as per Z.F	R: NA	
Zone: Rajarajeshwarinagar		
Ward: Ward-073		
Planning District: 301-Kengeri		
AREA DETAILS:		
AREA OF PLOT (Minimum)		(A)
NET AREA OF PLOT	(A-Dedu	
COVERAGE CHECK		
Permissible Cover	• •	,
Proposed Coverag		,
Achieved Net cove		
Balance coverage	area left ( 8.16 S	%)
FAR CHECK		
Permissible F.A.R.		
Additional F.A.R w		
Allowable TDR Are		
Premium FAR for I		ct Zone ( -
Total Perm. FAR a	, ,	
Residential FAR (9	,	
Proposed FAR Are		
Achieved Net FAR	· · /	
Balance FAR Area	(0.00)	
BUILT UP AREA CHECK		
Proposed BuiltUp		
Achieved BuiltUp	Area	

# Approval Date : 12/10/2019 11:11:16 AM

### Payment Details

Sr No.	Challan	Receipt
SI NO.	Number	Number
1	BBMP/28250/CH/19-20	BBMP/28250/CH/1
	No.	
	1	
	2	

## Block USE/SUBUSE Details

Block I	Name		Block Use	Block Sub			
A1 (R	ESI)		Residential	Plotted R developn			
Requir	Required Parking(Table 7a)						
Block Name	Тур	е	SubUse	Area (Sq.mt.)			
A1 (RESI)	Reside	ntial Plotted Resi development		50 - 225			
	Тс	otal :		-			

	Reqd.
No.	Area (Sq
4	55.00
4	55.00
-	13.75
-	-

Parking Check (Table 7b)

FAR & Tenement Details

Block	No. of	Total Built Up Area	D	
	Same Bldg	(Sq.mt.)	StairCase	
A1 (RESI)	1	624.64	20.25	
Grand Total:	1	624.64	20.25	

OWNER / GPA SIGNATURE
OWNER'S ADDF NUMBER & CO Smt.K.N.PUT KOTTIGEPAL
ARCHITECT/EN /SUPERVISOR vidya NS #4,N Medical,Nagas Stop,Nagashe /A-2817/2017-
PROJECT TITLE PLAN SHOWI SITE NO-877, YESHWANTH BANGALORE
DRAWING TITL
SHEET NO :

										SCALE :	1:100
PL AB PR	OT B UTTI OPO		Y ) RK (COVE	RAGE ARE/	A)						
		NG (To be NG (To be VER	,	•							
			RSION DA	TE: 01/11/20	)18						
ļi		Plot	SubUse: I	Plotted Resi		•	ent				
)	Plot/Sub Plot No.: 877 Khata No. (As per Khata Extract): 446/877										
NA			Ality / Stree		berty:	VINA	YAKA HBC	S KOTTIGE	PALYA		
		(A)	eductions	)					:	Q.MT. 241.48 241.48	
		.00 %)		)					-	181.11	
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(60%) ot with	of Pe in Im	erm.FAR) pact Zone								0.00 0.00	
a(1.7 .99%)	,									422.59 413.95 422.45	
urea( 0.00)	1.75	)								422.45 0.14	
ea ea										624.64 624.64	
11:1	1:16	6 AM									
		Receipt Number		Amount (IN	R)	Paym	nent Mode	Transacti Number	Pa	yment Date 2/18/2019	Remark
20 B	BMP	/28250/Cł		2829.38 Head rutiny Fee		C	Online	95109752 Amount (I	245 3	:53:41 PM Remark	-
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t Use ential		Plotte deve	SubUse ed Resi lopment	Bloc Bldg up		ucture .5 mt.	Ca	ick Land Use tegory R	)		
ubUse ted Re	e esi	e 7a) Area (Sq.mt.) 50 - 225	Req	Units d. Proj -	0.		d./Unit	Car Reqd. 4	Prop.		
[ab	le	- 7b)	-	-		-		4	4		
0.	Re		(Sq.mt.)		No.	Ac		a (Sq.mt.)			
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Det	ail	<u></u>	- 68.7	5	-			95.65 150.65			
al Built Area mt.)		5	Deductio	ns (Area in S	Sq.mt			Proposed FAR Area (Sq.mt.)	Total FA Area (Sq.mt.)	R Tnmt (N	o.)
624.64		tairCase 20.25	Lift 9.00	Machine 2.25		.04	Parking 150.65	Resi. 413.94	422.4		04
624.64		20.25	9.00	2.25	20	.04	150.65	413.94	422.4	5 4.	00
OWNER / GPA HOLDER'S SIGNATURE OWNER'S ADDRESS WITH ID NUMBER & CONTACT NUMBER : Smt.K.N.PUTTAMMA NO.877 KOTTIGEPALYA,BANGALORE											
ARCHITECT/ENGINEER											
N N S	/SUPERVISOR 'S SIGNATURE vidya NS #4,Next To Lakshmi Medical,Nagashettihalli Bus Stop,Nagashettihalli,Bangalore /A-2817/2017-18										
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