

A (P D) 1.10 ED SCHEDULE OF JOINERY:

BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
A (P D)	V	1.00	0.90	02
A (P D)	W1	1.50	2.00	20

2.10

01

Vehicle Type	Re	qd.	Achieved			
venicie i ype	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	-	-	-	8.56		
Total		27.50		36.06		

FAR &Tenement Details

Block	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions (A	rea in Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Tnmt (No.)
			StairCase	Parking	Resi.		
A (P D)	1	215.61	14.85	36.06	156.78	164.70	02
Grand Total:	1	215.61	14.85	36.06	156.78	164.70	2.00

Approval Condition :

This Plan Sanction is issued subject to the following conditions :

1.Sanction is accorded for the Residential Building at 633, SIR.M.VISHVESHWARAYA LAY OUT , 7th BLOCK , BENGALURU., Bangalore.

a).Consist of 1Ground + 2 only.

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

3.36.06 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.

## Note: Earlier plan sanction vide L.P No.\_

is deemed cancelled. dated: The modified plans are approved in accordance with the acceptance for approval by the Assistant director of town planning (RR\_NAGAR) on date: 08/01/2020 Vide lp number :

BBMP/Ad.Com./RJH/1946/19-2**§**ubject to terms and conditions laid down along with this modified 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

		IO NOAD				
	PROPOS	SED WORK (COVERAGE AREA)				
	EXISTIN	NG (To be retained)				
	EXISTIN	G (To be demolished)				
AREA STATEMENT (BBMP)		VERSION NO.: 1.0.11				
AREA STATEMENT (BBIMP)		VERSION DATE: 01/11/2018				
PROJECT DETAIL:						
Authority: BBMP		Plot Use: Residential				
Inward_No:		Plot SubUse: Plotted Resi developm				
BBMP/Ad.Com./RJH/1946/19-20	nai					
Application Type: Suvarna Parva		Land Use Zone: Residential (Main)				
Proposal Type: Building Permissi	on	Plot/Sub Plot No.: 633				
Nature of Sanction: Modify		Khata No. (As per Khata Extract): 6				
Location: Ring-III		Locality / Street of the property: SIR BLOCK , BENGALURU.				
Building Line Specified as per Z.F	R: NA					
Zone: Rajarajeshwarinagar						
Ward: Ward-072						
Planning District: 302-Herohalli						
AREA DETAILS:						
AREA OF PLOT (Minimum)	(A)					
NET AREA OF PLOT	(A-Deductions)					
COVERAGE CHECK						
Permissible Cover	age area (75.0	00 %)				
Proposed Coverag						
Achieved Net cove	erage area (6	1.96 % )				
Balance coverage	area left (13.0	04 % )				
FAR CHECK						
		regulation 2015 ( 1.75 )				
Additional F.A.R w	rithin Ring I an	d II ( for amalgamated plot - )				
Allowable TDR Are	ea (60% of Pe	rm.FAR)				
Premium FAR for I	Plot within Imp	act Zone ( - )				
Total Perm. FAR a	irea ( 1.75 )					
Residential FAR (9						
Proposed FAR Are						
Achieved Net FAR	Area (1.53)					
Balance FAR Area	(0.23)					
BUILT UP AREA CHECK						
Proposed BuiltUp	Area					
Achieved BuiltUp	Area					

	-Z								SCALE :	1:100
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AREA STA	TEMENT (BBMP)		VERSION NO. VERSION DAT	: 1.0.1						
PROJECT Authority: E			Plot Use: Resid	lantial						
Inward_No:	:		Plot Ose: Resid		Resi develo	opment				
	Com./RJH/1946/19-20 Type: Suvarna Parvangi		Land Use Zone: Residential (Main)							
	ype: Building Permission anction: Modify		Plot/Sub Plot N Khata No. (As			. 633				
Location: R	•		Locality / Stree	t of the	property:		SHV	VARAYA LAY O	UT , 7th	
	ne Specified as per Z.R: NA		BLOCK, BENC	GALUR	:U.					
Zone: Raja Ward: War	rajeshwarinagar									
	istrict: 302-Herohalli									
AREA DET	AILS: PLOT (Minimum)		(A)						SQ.MT. 108.00	
NET ARE	A OF PLOT		(A-Deductions)						108.00	
COVERA	GE CHECK Permissible Coverage a	area (75.00	0 %)						81.00	
	Proposed Coverage Are Achieved Net coverage	·	,						66.92	
	Balance coverage area		,						66.92 14.08	
FAR CHE	CK Permissible F.A.R. as p	er zonina	regulation 2015	( 1.75 )					189.00	
	Additional F.A.R within	Ring I and	d II ( for amalgam	• •					0.00	
	Allowable TDR Area (60 Premium FAR for Plot w	vithin Impa	,						0.00	
	Total Perm. FAR area ( Residential FAR (95.19	,							189.00 156.78	
	Proposed FAR Area	,							164.70	
	Achieved Net FAR Area Balance FAR Area ( 0.2	· ,							164.70 24.30	
BUILT UF	P AREA CHECK	,								
	Proposed BuiltUp Area Achieved BuiltUp Area								215.61 215.61	
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/ard_No: MP/Ad.C	com./RJH/1946/19-2	0	Plot SubUse: Plotted Resi development								
plication	Type: Suvarna Parv	rangi		: Residential (Ma	iin)						
	pe: Building Permis anction: Modify	sion	Plot/Sub Plot No.: 633 Khata No. (As per Khata Extract): 633								
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	e Specified as per Z	R: NA	BEOON, BENO								
ne: Rajar ard: Ward	ajeshwarinagar I-072										
Inning Di	strict: 302-Herohalli										
REA DET	AILS: PLOT (Minimum)		(A)				SQ.MT. 108.00				
			(A-Deductions)				108.00				
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	Balance coverage	• ·	,				14.08				
AR CHE	CK Permissible F.A.F	R. as per zoning	regulation 2015 (	1.75 )			189.00				
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	Premium FAR for	·	,				0.00				
	Total Perm. FAR Residential FAR	, ,					189.00 156.78				
	Proposed FAR A	rea					164.70				
	Achieved Net FA Balance FAR Are	( )					164.70 24.30				
UILT UP	AREA CHECK Proposed BuiltUp	Aroo			I						
	Achieved BuiltUp						215.61 215.61				
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ARCHITECT/ENGINEER /SUPERVISOR 'S SIGNATURE Ashwath Narayana 185, 3rd Cross, T Dasarahalli,Bengaluru 56005 BCC/BL-3.2.3/E-2071/2001-20( PROJECT TITLE : PROPOSED RESIDENTIAL BUILDING AT SITE NO 633, SIR.M.VISHVESHWARAYA LAY OUT, 7th BLOCK , BBMP WARD								D NO 72			
			GALURU. AWING TI	TLE :		30-12-2019 \$_\$PADMAVA <sup>-</sup>	ТНІ				

C		INDEX							SCALE :	1:100
	PLOT BOU	JNDARY								
		ED WORK (COVE	RAGE	E AREA)						
		(To be retained) (To be demolished	ed)							
	-	VERSION NO.: VERSION DAT								
		Plot Use: Resid	ential							
-20		Plot SubUse: Pl		Resi develo	opment					
rvangi ission		Land Use Zone Plot/Sub Plot N			in)					
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UBU	SE D	etails								
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