



TOILET

1.40X2.71

D1_{1.40X0.90}

0.93X

S/C ROOM

2.40X4.96

D

3.45X2.72

FIRST FLOOR PLAN

H.B.C.C. LAYOUT.

-9,14M(30'0")—

PRÓPÓSED

RESIDENT/AL

1.50

Ventilating covers

-≱.00r|≰-

CROSS SECTION

OF RAIN WATER

HARVESTING

WELL(NOT TO SCALE)

Block SubUse

Plotted Resi

development

(Sq.mt.)

50 - 225

Area (Sq.mt.)

27.50

13.75

41.25

StairCase

14.91

14.91

Deductions (Area in Sq.mt.)

Parking

59.48

59.48

6.00m

Block Structure

Bldg upto 11.5 mt. Ht.

Prop.

12.6 M WIDE ROAD

SITE PLAN

Coarse sand

Aggregate

40mm stone

aggregate

-PARAPET -R.C.C. ROOF

-WINDOW

-B.B.M WALL

0.23 THICK

FOUNDATION

AS PER SOIL

CONDITION

Block USE/SUBUSE Details

Required Parking(Table 7a)

Parking Check (Table 7b)

FAR &Tenement Details

Block Use

Residential

No.

SubUse

Plotted Resi

development

Reqd.

Type

Residential

No. of Same

Block Name

A1 (RESIDENTIAL)

Block

Name

(RESIDENTIAL)

Vehicle Type

Total Car

TwoWheeler

Other Parking

(RESIDENTIAL)

Grand Total:

20mm stone

(SCALE 1;200)

BUILDING /→1.0 →

12.19M

1.00

UTILITY

3.45X1.20

BED ROOM

2.64X3.73

LIVING

3.00X2.74

KITCHEN

3.00X2.30

W

This Plan Sanction is issued subject to the following conditions:

1. Sanction is accorded for the Residential Building at 24, GOVERNMENT PRESS LAYOUT , MALLATHALLI, BANGALORE, WARD NO-129., 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

3.59.48 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

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 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

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

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

is repeated for the third time.

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

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

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

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:

Block Land Use

Reqd.

2

Category

Area (Sq.mt.)

27.50 27.50

0.00

59.48

Total FAR

Area (Sq.mt.)

191.24

191.24

Tnmt (No.)

Reqd./Unit

Achieved

Resi.

181.53

181.53

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:24/06/2020 vide lp number: BBMP/Ad.Com./RJH/0177/20-21 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 (RESIDENTIAL)

Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)		Proposed FAR Area (Sq.mt.)	Total FAR Area	Tnmt (No.)
		StairCase	Parking	Resi.	(Sq.mt.)	
Terrace Floor	14.91	14.91	0.00	0.00	0.00	00
Second Floor	43.15	0.00	0.00	43.15	43.15	00
First Floor	69.19	0.00	0.00	69.19	69.19	01
Ground Floor	69.19	0.00	0.00	69.19	69.19	01
Stilt Floor	69.19	0.00	59.48	0.00	9.71	00
Total:	265.63	14.91	59.48	181.53	191.24	02
Total Number of Same Blocks	1					
Total:	265.63	14.91	59.48	181.53	191.24	02

SCHEDULE OF JOINERY: **BLOCK NAME** NAME LENGTH HEIGHT NOS A1 (RESIDENTIAL) D2 0.75 2.10 03 A1 (RESIDENTIAL) D1 0.90 2.10 06 A1 (RESIDENTIAL) D 1.06 2.10 02

SCHEDULE OF JOINERY: **BLOCK NAME** LENGTH HEIGHT NOS NAME A1 (RESIDENTIAL) 0.90 1.20 W1 11 A1 (RESIDENTIAL) 03 1.20 1.20 A1 (RESIDENTIAL) 1.50 1.20

Color Notes

COLOR INDEX

PLOT BOUNDARY ABUTTING ROAD PROPOSED WORK (COVERAGE AREA)

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

AREA STATEMENT (BBMP)	VERSION NO.: 1.0.11				
	REA STATEMENT (BBMP) VERSION NO.: 1.0.11				
	VERSION DATE: 01/11/2018	VERSION DATE: 01/11/2018			
PROJECT DETAIL:	•				
Authority: BBMP	Plot Use: Residential	Plot Use: Residential			
Inward_No: BBMP/Ad.Com./RJH/0177/20-21		Plot SubUse: Plotted Resi development			
Application Type: Suvarna Parva		Land Use Zone: Residential (Main)			
Proposal Type: Building Permissi		Plot/Sub Plot No.: 24			
Nature of Sanction: New	, ,	Khata No. (As per Khata Extract): 62/24			
Location: Ring-III		Locality / Street of the property: GOVERNMENT PRESS LAYOUT, MALLATHALLI, BANGALORE, WARD NO-129.			
Building Line Specified as per Z.F	R: NA				
Zone: Rajarajeshwarinagar					
Ward: Ward-129					
Planning District: 301-Kengeri					
AREA DETAILS:	·	SQ.MT.			
AREA OF PLOT (Minimum)	(A)	111.42			
NET AREA OF PLOT	(A-Deductions)	111.42			
COVERAGE CHECK	•				
Permissible Covera	• ,	83.56			
Proposed Coverag	,	69.19			
	erage area (62.1 %)	69.19			
Balance coverage	area left (12.9 %)	14.37			
FAR CHECK					
	as per zoning regulation 2015 (-)	0.00			
	ithin Ring I and II (for amalgamated plot -)	0.00			
	ea (60% of Perm.FAR)	0.00			
	Plot within Impact Zone (-)	0.00			
Total Perm. FAR a	,	0.00			
Proposed FAR Are		191.23			
Achieved Net FAR	` '	0.00			
Balance FAR Area	(0.00)	0.00			
BUILT UP AREA CHECK					
Proposed BuiltUp /		191.24			
Achieved BuiltUp A	Area	191.24			

Approval Date: 06/24/2020 12:26:55 PM

Payment Details

Sr No.	Challan Number	Receipt Number	Amount (INR)	Payment Mode	Transaction Number	Payment Date	Remark
1	BBMP/47066/CH/19-20	BBMP/47066/CH/19-20	1202	Online	10053841385	03/19/2020 7:06:44 PM	-
	No.	Head			Amount (INR)	Remark	
	1	Scrutiny Fee			1202	-	

UnitBUA Table for Block :A1 (RESIDENTIAL)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
FIRST FLOOR PLAN	SPLIT 2	FLAT	112.33	98.06	4	1
GROUND FLOOR PLAN	SPLIT 1	FLAT	69.19	61.66	5	1
SECOND FLOOR PLAN	SPLIT 2	FLAT	0.00	0.00	2	0
Total:	-	-	181.52	159.72	11	2

ARCHITECT/ENGINEER /SUPERVISOR 'S SIGNATURE Rakesh Gowda R 4009/C, 1st A Main Road, B-Block, 2nd Stage, Subramanya Nagar Rangaloro_560021 Mob-6361862394. BCC/BL-3.6/E:

1. H.R.THIPPESWAMY. 2. B.C.ASHA. No:24, GOVERNMENT

PRESS LAYOUT, MALLATHALLI, BANGALORE, WARD NO-129.

OWNER / GPA HOLDER'S

OWNER'S ADDRESS WITH ID

NUMBER & CONTACT NUMBER

SIGNATÚRE

THE PROPOSED RESIDENTIAL BUILDING AT SITE NO-24, KHATHA NO:62/24, GOVERNMENT PRESS LAYOUT, MALLATHALLI, BANGALORE WARD NO-129.

1460093341-23-06-2020 DRAWING TITLE 06-22-10\$_\$THI

SHEET NO: 1

UserDefinedMetric (2000.00 x 2000.00MM)

FRONT ELEVATION

9.14M(30'-0")

CAR PARKING /

7.14X6.16

12.6 M WIDE ROAD

S/C ROOM

2.40X4.96

TOILET

2.40X1.20

2.55

D2

3.45X2.72

__3.23____/3.91____/

11 11 11

11 11 11

11 11 11

SECOND FLOOR PLAN

STILT FLOOR PLAN

S/C ROOM

2.40×3.30

1.50

12.19M

(40'-0")

1.0M RHW

TOILET

1.40X2.7

D1_{1.40X0.90}

0.93X

GROUND FLOOR PLAN

1.46

S/C ROOM

2.40X4.96

LIVING 3.45X4.04

BED ROOM

BED ROOM

KITCHEN

3.00X2.30

S/C ROOM

^{D1} 2.40X4.96

SOLAR WATER

CAPACITY

TERRACE FLOOR PLAN

0.75

2.20

3.00

3.00

3.00

2.40

SECTION ON A' - A'

11.40

3.00X2.74

2.64X3.73

1.00

4.39X3.53

→ 1.00 ←

OPEN |

- TERRACE

BED ROOM

3.00X2.70

Total Built Up

265.63

265.63

Area (Sq.mt.)