

## Approval Condition :

## This Plan Sanction is issued subject to the following conditions :

1. The sanction is accorded for. a).Consisting of 'Block - A (S S K) Wing - A-1 (S S K) Consisting of 2. The sanction is accorded for Plotted Resi development A (S S K) of shall not deviate to any other use.

3.Car Parking reserved in the plan should not be converted for any 4.Development charges towards increasing the capacity of water su

has to be paid to BWSSB and BESCOM if any.

5. Necessary ducts for running telephone cables, cubicles at ground for dumping garbage within the premises shall be provided. 6. The applicant shall construct temporary toilets for the use of constr demolished after the construction.

The applicant shall INSURE all workmen involved in the construct / untoward incidents arising during the time of construction. 8. The applicant shall not stock any building materials / debris on foc The debris shall be removed and transported to near by dumping y 9. The applicant / builder is prohibited from selling the setback area

facility areas, which shall be accessible to all the tenants and occu 10.The applicant shall provide a space for locating the distribution tr equipment as per K.E.R.C (Es& D) code leaving 3.00 mts. from the 11. The applicant shall provide a separate room preferably 4.50 x 3.6 installation of telecom equipment and also to make provisions for te 25.

12. The applicant shall maintain during construction such barricading prevent dust, debris & other materials endangering the safety of peo & around the site.

13.Permission shall be obtained from forest department for cutting t of the work.

14.License and approved plans shall be posted in a conspicuous pla building license and the copies of sanctioned plans with specification a frame and displayed and they shall be made available during insp 15.If any owner / builder contravenes the provisions of Building Bye Architect / Engineer / Supervisor will be informed by the Authority i the second instance and cancel the registration if the same is repea 16.Technical personnel, applicant or owner as the case may be sha responsibilities specified in Schedule - IV (Bye-law No. 3.6) under 17. The building shall be constructed under the supervision of a register 18.On completion of foundation or footings before erection of walls of columnar structure before erecting the columns "COMMENCEM 19. Construction or reconstruction of the building should be complete

from the date of issue of license & within one month after its comple to occupy the building. 20. The building should not be occupied without obtaining "OCCUP

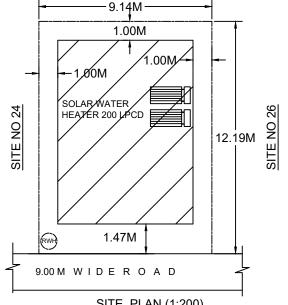
competent authority. 21.Drinking water supplied by BWSSB should not be used for the ca

building. 22. The applicant shall ensure that the Rain Water Harvesting Struct in good repair for storage of water for non potable purposes or rech times having a minimum total capacity mentioned in the Bye-law 32 23. The building shall be designed and constructed adopting the nor Building Code and in the "Criteria for earthquake resistant design of 1893-2002 published by the Bureau of Indian Standards making the building resistant to earthquake. 24. The applicant should provide solar water heaters as per table 17 of Bye-law No. 29 for the building.

25. Facilities for physically handicapped persons prescribed in schedule XI (Bye laws - 31) of Building

bye-laws 2003 shall be ensured. 26. The applicant shall provide at least one common toilet in the ground floor for the use of the visitors / servants / drivers and security men and also entrance shall be approached through a ramp for the Physically Handicapped persons together with the stepped entry. 27. The Occupancy Certificate will be considered only after ensuring that the provisions of conditions vide SI. No. 23, 24, 25 & 26 are provided in the building. 28. The applicant shall ensure that no inconvenience is caused to the neighbors in the vicinity of construction and that the construction activities shall stop before 10.00 PM and shall not resume the

work earlier than 7.00 AM to avoid hindrance during late hours and early morning hours. 29.Garbage originating from Apartments / Commercial buildings shall be segregated into organic and inorganic waste and should be processed in the Recycling processing unit ----- k.g capacity installed at site for its re-use / disposal (Applicable for Residential units of 20 and above and 2000 Sqm and above built up area for Commercial building). 30. The structures with basement/s shall be designed for structural stability and safety to ensure for soil stabilization during the course of excavation for basement/s with safe design for retaining walls and super structure for the safety of the structure as well as neighboring property, public roads and footpaths, and besides ensuring safety of workman and general public by erecting safe barricades.



SCHEDULE OF .	JOINERY:					
BLOCK NAME	NAME	LENGTH	HEIGHT			
A (S S K)	D2	0.75	2.10			
A (S S K)	D1	0.90	2.10			
A (S S K)	ED	1.10	2.10			

SCHEDULE OF	JOINERY:		
BLOCK NAME	NAME	LENGTH	HEIGHT
A (S S K)	W1	1.50	1.50

## UnitBUA Table for Block :A (S S K) Name UnitBUA Type UnitBUA Area Carpet Area No. of Rooms No. of Tenement SPLIT1 FLAT 118.35 105.86 FIRST FLOOR SPLIT1 FLAT 0.00 0.00 118.35 105.86

	31.Sufficient two wheeler parking shall be provided as per requirement.
	32. Traffic Management Plan shall be obtained from Traffic Management Consultant for all high rise
	structures which shall be got approved from the Competent Authority if necessary.
	33.The Owner / Association of high-rise building shall obtain clearance certificate from Karnataka Fire and Emergency Department every Two years with due inspection by the department regarding working
of GF+1UF'.	condition of Fire Safety Measures installed. The certificate should be produced to the Corporation
<ul><li>(i) only. The use of the building</li></ul>	and shall get the renewal of the permission issued once in Two years.
	34. The Owner / Association of high-rise building shall get the building inspected by empaneled
iy other purpose.	agencies of the Karnataka Fire and Emergency Department to ensure that the equipment's installed are
supply, sanitary and power main	in good and workable condition, and an affidavit to that effect shall be submitted to the
	Corporation and Fire Force Department every year.
nd level for postal services & space	35. The Owner / Association of high-rise building shall obtain clearance certificate from the Electrical
	Inspectorate every Two years with due inspection by the Department regarding working condition of
nstruction workers and it should be	Electrical installation / Lifts etc., The certificate should be produced to the BBMP and shall get the
	renewal of the permission issued that once in Two years.
uction work against any accident	36. The Owner / Association of the high-rise building shall conduct two mock - trials in the building
	, one before the onset of summer and another during the summer and assure complete safety in respect of
footpath or on roads or on drains.	fire hazards.
g yard.	37. The Builder / Contractor / Professional responsible for supervision of work shall not shall not
a / open spaces and the common	materially and structurally deviate the construction from the sanctioned plan, without previous
cupants. n transformers & associated	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
he building within the premises.	the BBMP.
3.65 m in the basement for	38. The construction or reconstruction of a building shall be commenced within a period of two (2)
r telecom services as per Bye-law No.	years from date of issue of licence. Before the expiry of two years, the Owner / Developer shall give
	intimation to BBMP (Sanctioning Authority) of the intention to start work in the form prescribed in
	Schedule VI. Further, the Owner / Developer shall give intimation on completion of the foundation or
ing as considered necessary to	footing of walls / columns of the foundation. Otherwise the plan sanction deemed cancelled.
people / structures etc. in	39. In case of Development plan, Parks and Open Spaces area and Surface Parking area shall be
	earmarked and reserved as per Development Plan issued by the Bangalore Development Authority.
g trees before the commencement	40.All other conditions and conditions mentioned in the work order issued by the Bangalore
	Development Authority while approving the Development Plan for the project should be strictly
place of the licensed premises. The	adhered to
ations shall be mounted on	41. The Applicant / Owner / Developer shall abide by the collection of solid waste and its segregation
nspections.	as per solid waste management bye-law 2016.
ye-laws and rules in force, the	42. The applicant/owner/developer shall abide by sustainable construction and demolition waste
y in the first instance, warned in beated for the third time.	management as per solid waste management bye-law 2016. 43.The Applicant / Owners / Developers shall make necessary provision to charge electrical
hall strictly adhere to the duties and	vehicles.
er sub section IV-8 (e) to (k).	44.The Applicant / Owner / Developer shall plant one tree for a) sites measuring 180 Sqm up to 240
gistered structural engineer.	Sqm b) minimum of two trees for sites measuring with more than 240 Sqm. c) One tree for every 240
s on the foundation and in the case	Sq.m of the FAR area as part thereof in case of Apartment / group housing / multi-dwelling
MENT CERTIFICATE" shall be obtained.	unit/development plan.
eted before the expiry of five years	45.In case of any false information, misrepresentation of facts, or pending court cases, the plan
pletion shall apply for permission	sanction is deemed cancelled.
	46.Also see, building licence for special conditions, if any.
PANCY CERTIFICATE" from the	Special Condition as per Labour Department of Government of Karnataka vide ADDENDUM
	(Hosadaagi Hoodike) Letter No. LD/95/LET/2013, dated: 01-04-2013 :
construction activity of the	47.Debris or C&D waste generated while constructing the building should be taken to M/S Rock
	Crystals NO.184 CHIKKAJALLA Bangalore -562157
uctures are provided & maintained	4 Deviatoria of
echarge of ground water at all	1.Registration of
32(a). Iorms prescribed in National	Applicant / Builder / Owner / Contractor and the construction workers working in the
n of structures" bearing No. IS	construction site with the "Karnataka Building and Other Construction workers Welfare Board"should be strictly adhered to
the building resistant to earthquake.	
and searching resistant to our inquality.	

Note :

elopment Authority. Bangalore ould be strictly and its segregation molition waste e electrical 180 Sqm up to 240 ne tree for every 240 ti-dwelling cases, the plan DDENDUM en to M/S Rock /elfare 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".

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.

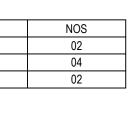
3.Employment of child labour in the construction activities strictly prohibited. 4.Obtaining NOC from the Labour Department before commencing the construction work is a must. 5.BBMP will not be responsible for any dispute that may arise in respect of property in question. 6.In case if the documents submitted 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: 17/10/2020 vide lp number: BBMP/Ad.Com./RJH/0881/20-21 subject to terms and conditions laid down along with this building plan approval.

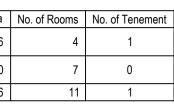
This approval of Building plan/ Modified plan is valid for two years from the date of issue of plan and building licence by the competent authority.

ASSISTANT DIRECTOR OF TOWN PLANNING (RR NAGAR)

## BHRUHAT BENGALURU MAHANAGARA PALIKE



NOS 20



Block :A (S S k	()					
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.)	
First Floor	63.52	11.62	0.00	51.90	51.90	00
Ground Floor	69.41	14.75	14.58	40.08	40.08	01
Total:	132.93	26.37	14.58	91.98	91.98	01
Total Number of Same Blocks :	1					
Total:	132.93	26.37	14.58	91.98	91.98	01

	Color Notes		
	COLOR	INDEX	
	PLOT BOL	INDARY	
	ABUTTING		
	PROPOSE	D WORK (COVERAGE AREA)	
Ν		(To be retained)	
		(To be demolished)	
AREA STATEMENT (BBMP)		VERSION NO.: 1.0.15	
		VERSION DATE: 08/09/2020	
PROJECT DETAIL:			
Authority: BBMP		Plot Use: Residential	
Inward_No:		Plot SubUse: Plotted Resi development	
BBMP/Ad.Com./RJH/0881/20-21		·	
Application Type: Suvarna Parva	-	Land Use Zone: Residential (Main)	
Proposal Type: Building Permiss	ion	Plot/Sub Plot No.: 25	
Nature of Sanction: NEW Location: RING-III		Khata No. (As per Khata Extract): 305/104/25	
		Locality / Street of the property: HEMMIGEPUR	A, BENGALURU
Building Line Specified as per Z. Zone: Rajarajeshwarinagar	R: NA		
Ward: Ward-198			
Planning District: 301-Kengeri			
AREA DETAILS:			SQ.MT.
AREA OF PLOT (Minimum)		(A)	<u> </u>
NET AREA OF PLOT		(A-Deductions)	111.42
COVERAGE CHECK		(A-Deddetions)	111.42
	rade area (75 00	)%)	83.56
Permissible Coverage area (75.00 Proposed Coverage Area (62.29		,	69.40
Achieved Net coverage area ( 62.29			69.40
Balance coverage area left ( 12.7		,	14.16
FAR CHECK		, . ,	
	. as per zoning	regulation 2015 ( 1.75 )	194.98
Additional F.A.R within Ring I and			0.00
Allowable TDR Area (60% of Perm.F		, <b>C</b> . ,	0.00
Premium FAR for Plot within Impact Zon		,	0.00
Total Perm. FAR area (1.75)			194.98
Residential FAR (	· ·		91.98
Proposed FAR Ar	ea		91.98
Achieved Net FAR			91.98
Balance FAR Area	a ( 0.92 )		103.00
BUILT UP AREA CHECK			
Proposed BuiltUp	Area		132.93
Achieved BuiltUp			132.93

Approval Date : 10/17/2020 1:37:19 PM

Payment Details

Sr No.	Challan Number	Receipt Number	Amount (INR)	Payment Mode	Transaction Number	Payment Date	Remark
1	BBMP/15631/CH/20-21	BBMP/15631/CH/20-21	498	Online	11293267911	10/08/2020 6:25:06 PM	-
	No.		Head		Amount (INR)	Remark	
	1	S	crutiny Fee		498	-	

OWNER / GPA HOI SIGNATURE

OWNER'S ADDRESS NUMBER & CONTA SRI.SOMU SHARMA KAME SANDEEP VIHAR, WHITE

ARCHITECT/ENGINE /SUPERVISOR 'S S Ashwath Narayana 185, 3rd BCC/BL-3.2.3/E-2071/2001

**PROJECT TITLE :** PROPOSED RESIDENTIAL 104/25, GRAVITY FORES 198, BENGALURU

**DRAWING TITLE :** 

SHEET NO :

Accuracy of Scrutiny Report and Drawing is subject to accuracy of end-user provided data, 3rd party software/hardware/services, etc. We are not liable for ar

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RAIN WATER HARVESTING STUCTURE DETAILS
)LDER'S
S WITH ID ACT NUMBER : I <b>BHAMPATI NO B6 - 301 AWHO</b> E FIELD
Jourganne
EER SIGNATURE rd Cross, T Dasarahalli,Bengaluru 560057 1-2002
L BUILDING AT SITE NO 25 , KHATA NO 305/ ST VIEW , HEMMIGEPURA , BBMP WARD NO
1040171606-08-10-2020 04-46-22\$_\$SOMU :: A (S S K) with GF+1UF
This is system generated report and does not require any signatury damages which may arise from use, or inability to use the Application

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