

**ಅಂತರ್ಜಾಲ ತಂತ್ರಾಂಶ ಮುಖಾಂತರ
ನಕೆ ಮಂಜೂರಾತಿ ನೀಡಿದೆ.
“ಸಾಮಾನ್ಯ ಪರವಾನಿಗೆ”**

AREA STATEMENT (BBMP)	VERSION NO: 1.0.8			
PRCJECT DETAIL:	VERSION DATE: 18/08/2018			
Authority: BBMP	Plot Use: Residential			
Inward No: BBMP/Ad.Com/SUT/0233/18-19	Plot SubUse: Residential Hostel			
Application Type: General	Land Use Zone: Residential (Main)			
Proposal Type: Building Permission	Plot/Sub Plot No: 363			
Nature of Sanction: New	PID No. (As per Khata Extract): 68-1-363			
Location: Ring-II	Locality / Street of the property: KORAMANGALA 1ST BLOCK, BANGALORE.			
Building Line Specified as per Z.R:	North: PROPERTY OF BDA			
Zone: South	South: SITE NO.364.			
Ward: Ward-151(OLD NO: 68);	East: 12.10M WIDE ROAD			
Planning District: 208-Koramangala	West: SITE NO.271			
AREA DETAILS:				
AREA OF PLOT (Minimum)	222.83 SQ.MT.			
NET AREA OF PLOT (A-Deductions)	222.83			
COVERAGE CHECK				
Permissible Coverage area (75.00 %)	167.12			
Proposed Coverage Area (66.81 %)	148.88			
Achieved Net coverage area (66.81 %)	148.88			
Balance coverage area left (8.19 %)	18.24			
FAR CHECK				
F.A.R. as per zoning regulation 2015 (1.75)	389.95			
Additional F.A.R within Ring I and II (-)	0.00			
Plot within 150 Mtr radius of Metro station (-)	0.00			
Allowable TDR Area (60% of Perm.FAR or Yielded by TDR (whichever is less)	0.00			
Total Perm. FAR area (1.75)	389.95			
Residential FAR	389.27			
Proposed FAR Area	389.27			
Achieved Net FAR Area (1.746)	389.27			
Balance FAR Area (0.004)	0.68			
BUILT UP AREA CHECK				
Proposed BuiltUp Area	537.76			
Achieved BuiltUp Area	537.76			
COLOR INDEX				
PLOT BOUNDARY				
EXISTING STREET				
PERM. BUILDING LINE				
EXISTING (To be retained)				
EXISTING (To be demolished)				
PROPOSED				
ARCH / ENGG / SUPERVISOR (Regd)	OWNER SIGN			
	1). Mr.KARTHEEK S REDDY,			
	2).Mrs.UTTARA KARTHEEK.			
OWNER'S NAME:	OWNER'S SIGN			
Mr.KARTHEEK S REDDY, & Mrs.UTTARA KARTHEEK.				
PROJECT DESCRIPTION::				
PLAN SHOWING OF PROPOSED RESIDENTIAL HOSTEL BUILDING ON PROPERTY NO.363, KORAMANGALA 1ST BLOCK, BANGALORE. WARD NO.151(OLD NO: 68); PID NO. 68-1-363.				
ARCHITECT:	ARCHITECT SIGN:			
R.VASANTH MADHAVA				
JOB NO.	DRG.NO.	SCALE	DRAWN BY	CHECKED BY
		1:100		

NOTE:

- Plan Sanction is for GROUND/FIRST/SECOND/THIRD AND TERRACE FLOORS Only
- This sanction will not regularise / illegal/ existing constructions (if any) made previously in the premises.
- PARTIAL GROUND FLOOR is reserved for Car Parking. Only & Shall not Convert for any other purpose.
- Development charge towards increasing the capacity of water supply, sanitary and power mains has to be paid to BWSSB & BESCOM if any.
- Necessary ducts shall be provided for running telephone cable. Cubicles should be provided at ground level for postal service. Space for dumping garbage shall be provided in the premises.
- The applicant shall construct temporary toilets for the construction workers & the same should be demolished after the construction.
- The applicant shall insure all workers of the construction work, against any accident/ untoward incidents, arising during the time of the construction.
- The applicant shall not stock any building materials on the footpath or on the roads.
- The applicant/builder is prohibited from selling the setback area, open spaces and the common facility areas, which shall be kept free from encroachments and shall be accessible to all the tenants and occupants.
- The applicant shall plant atleast two trees in the premises.
- The permission should be obtained from forest department for cutting trees.
- The applicant shall provide at least one toilet in the Ground Floor for the use of the Visitors/Servants/Drivers and Security men. The Occupancy Certificate will be considered after ensuring the same in the building.
- Laying of foundation concrete and columns should commence only after obtaining "COMMENCEMENT CERTIFICATE" from the Bruhat Bangalore Mahanagara Palike after inspection from the competent authority.
- Sanction is Subject to Condition that a Separate place should be Provided by the Owner's / Builders/Developers for storage of Garbage and the same should be Disposed off by the Owner / Builder/ Developers.
- The Registered Architect/ Engineers / Supervisor and the Owner should strictly adhere to the Sanctioned Number of vehicle parking. If violated, the sanctioned plan automatically stands cancelled/deemed to be withdrawn. 16) The Building should not be occupied without obtaining OCCUPANCY CERTIFICATE from the competent authority.
- FOUNDATION SHOULD BE DESIGNED TO TAKE UP THE ENTIRE LOAD OF THE PROPOSED BUILDING.

“ವಿವೇಚ ಸೂಚನೆ”

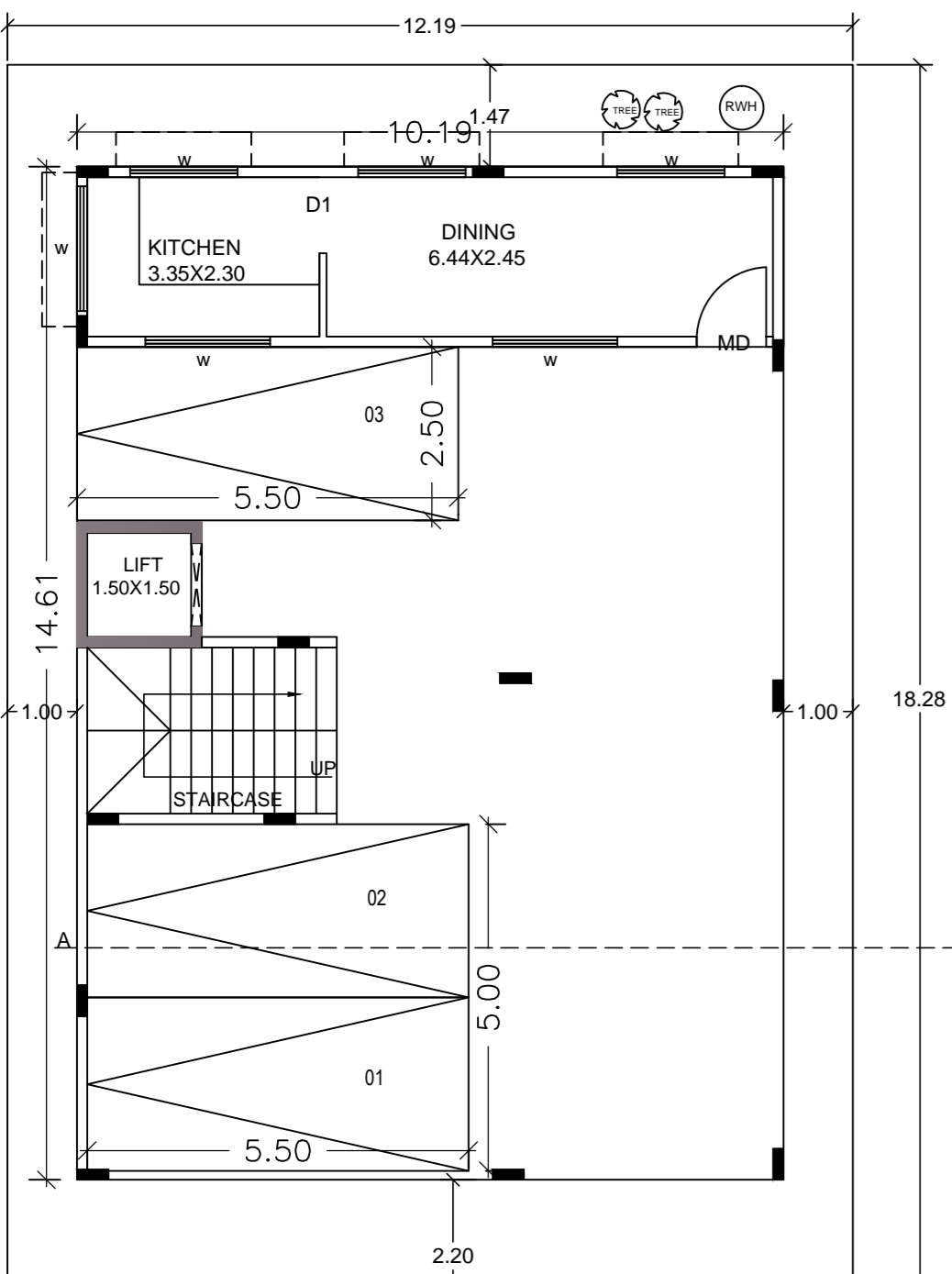
- ಈ ಸ್ಥಳ ಮಾರ್ಗವಾಗಿ ಬಗ್ಗೆ ಸರ್ಕಾರದಿಂದ ದಾಖಲೆ, ಬೆಂಗಳೂರು ಅಭಿವೃದ್ಧಿ ಪ್ರಾಧಿಕಾರದಿಂದ ದಾಖಲೆ, ಬೆಂಗಳೂರು ಜಲಮಂಡಲದಿಂದ ದಾಖಲೆ ಆವಣ ಬೇರೆ ಯಾರಿಂದಲಾದರೂ ತಕಲಾವು ಬಂದಲ್ಲಿ, ಯಾವುದೇ ಸೂಚನೆ ನೀಡಿದ ಈ ಮಂಜೂರಾತಿ ನಕೆಯನ್ನು ರದ್ದುಪಡಿಸಲಾಗುವುದು.
- ಸ್ಥಳ ಮಾರ್ಗವಾಗಿ ತಮ್ಮ ಕಟ್ಟಡಕ್ಕೆ ಪಡೆಯುವ ಕುಡಿಯುವ ನೀರಿನ ಸಂಪರ್ಕ / ಒಳಚರಂಡಿ / ವಿದ್ಯುತ್ ಸಂಪರ್ಕದ ಕೊಳವೆಗಳನ್ನು / ಕೆಲಸಗಳನ್ನು ಕಟ್ಟುನಿಟ್ಟಾಗಿ ಚರಂಡಿಯ ತಳ ಭಾಗದಲ್ಲಿಯೇ ಕೊಂಡೊಯ್ಯುವುದು. ತಪ್ಪಿದ್ದಲ್ಲಿ ಕೆ.ಎಂ.ಸಿ ಕಾಯ್ದೆ 1976ರ ಅನ್ವಯ ಕ್ರಮ ಕೈಗೊಳ್ಳಲಾಗುವುದು.
- ಸ್ಥಳ ಮಾರ್ಗವಾಗಿ ತಮ್ಮ ನಿವೇಶನದಿಂದ/ಕಟ್ಟಡದಿಂದ ಬರುವ ಮಳೆನೀರು ಮತ್ತು ತ್ಯಾಜ್ಯ ನೀರನ್ನು ರಸ್ತೆಗೆ ಹೋಗದಂತೆ, ನಿವೇಶನದ ಮುಂಭಾಗದ ಚರಂಡಿಗೆ ಮೇಲ್ವಾರದಲ್ಲಿ ಕಟ್ಟಡದ ಗ್ರೇಟಿಂಗ್ ಅಳವಡಿಸಿ ಕಟ್ಟುನಿಟ್ಟಾಗಿ ನೀರನ್ನು ಚರಂಡಿಗೆ ಹೋಗಲು ಅನುವು ಮಾಡಿಕೊಡುವುದು. ತಪ್ಪಿದ್ದಲ್ಲಿ ಕೆ.ಎಂ.ಸಿ ಕಾಯ್ದೆ 1976ರ ಅನ್ವಯ ಕ್ರಮ ಕೈಗೊಳ್ಳಲಾಗುವುದು.
- ಉದ್ದೇಶಿತ ಯೋಜನೆಯಲ್ಲಿ ಕಾರ್ಯ ನಿರ್ವಹಿಸುವ ಕಾರ್ಮಿಕರನ್ನು ಕಾರ್ಮಿಕ ಇಲಾಖೆಯ ಕಾರ್ಮಿಕ ಅಧಿಕಾರಿಗಳ ಕಛೇರಿಯಲ್ಲಿ ಕಡ್ಡಾಯವಾಗಿ ನೋಂದಾಯಿಸತಕ್ಕದ್ದು.
- The Building & Other Construction Workers (Regulation of Employment & Conditions of Service) Central Rules 1998 ರ ಭಾಗ - 3 ರ ಅಡಿಯಲ್ಲಿ ಮತ್ತು ಸುರಕ್ಷತೆಯ ಅಧ್ಯಾಯ 7 ರಿಂದ 25 ರಲ್ಲಿನ ಕುರಿತು ಇರುವ ನಿಯಮಗಳನ್ನು ಪಾಲಿಸತಕ್ಕದ್ದು. ಕಾರ್ಮಿಕ ಕಲ್ಯಾಣ ಇಲಾಖೆಯಿಂದ ನಿಗದಿಪಡಿಸಲಾಗಿರುವ ಸುರಕ್ಷತೆಯ ಕ್ರಮಗಳನ್ನು ತಪ್ಪದೇ ಅಳವಡಿಸುವುದು. ತಪ್ಪಿದ್ದಲ್ಲಿ ಕಾನೂನು ರೀತ್ಯಾ ಪರವಾನಗಿಯನ್ನು ತಳ್ಳಬಂದಿ ದುರಸ್ತಿಗೊಳಿಸಲಾಗುವುದು.
- ಸ್ಥಳ ಮಾರ್ಗವಾಗಿ ತಮ್ಮ ನಿವೇಶನದಿಂದ / ಕಟ್ಟಡದಿಂದ ಬರುವ ಮಳೆನೀರನ್ನು ಸಂರಕ್ಷಿಸಿ ಮಳೆ ನೀರಿನ ಕೊಯ್ಲು ಪ್ರದರ್ಶಿಯನ್ನು ಕಟ್ಟಡದಿಂದ ಅಳವಡಿಸುವುದು ಮತ್ತು ತ್ಯಾಜ್ಯ ನೀರನ್ನು ರಸ್ತೆಗೆ ಹೋಗದಂತೆ, ನಿವೇಶನದ ಮುಂಭಾಗದ ಚರಂಡಿಗೆ ಮೇಲ್ವಾರದಲ್ಲಿ ಕಟ್ಟಡದ ಗ್ರೇಟಿಂಗ್ ಅಳವಡಿಸಿ ಕಟ್ಟುನಿಟ್ಟಾಗಿ ನೀರನ್ನು ಚರಂಡಿಗೆ ಹೋಗಲು ಅನುವು ಮಾಡಿಕೊಡುವುದು. ತಪ್ಪಿದ್ದಲ್ಲಿ ಕೆ.ಎಂ.ಸಿ ನಿಯಮಾವಳಿ 1976ರ ಅನ್ವಯ ಕ್ರಮ ಕೈಗೊಳ್ಳಲಾಗುವುದು.
- THE OWNER / BUILDER SHOULD ENSURE THE REQUIRED SAFETY MEASURES WHILE EXCAVATION FOR BASEMENT/FOUNDATION AND CONSTRUCTING THE BASEMENT/ FOUNDATION/SILT AND UPPER FLOORS WITH REGARD TO THE STABILITY OF THE STRUCTURE, SAFETY OF THE NEIGHBOURS AND CONSTRUCTION LABOURERS. OWNER/BUILDER WILL BE HELD RESPONSIBLE FOR ANY LAPSES IN THIS REGARD.**

Office of the Additional / Joint Commissioner (South)
(Bruhat Bangalore Mahanagara Palike)

LP No: Ad.com/SUT /0233/18-19

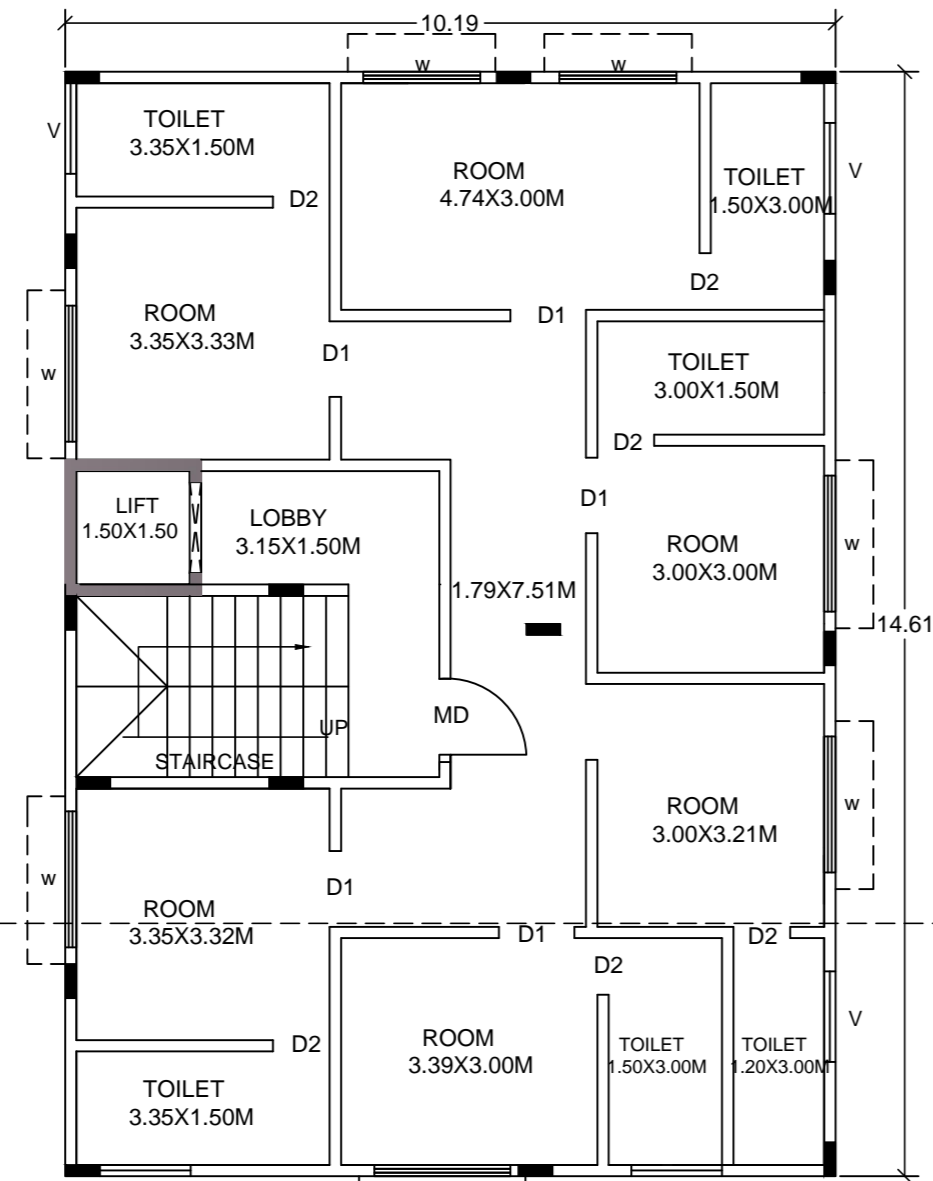
Valid From _____ to _____.

for two years, sanctioned as per plan / as corrected in green.

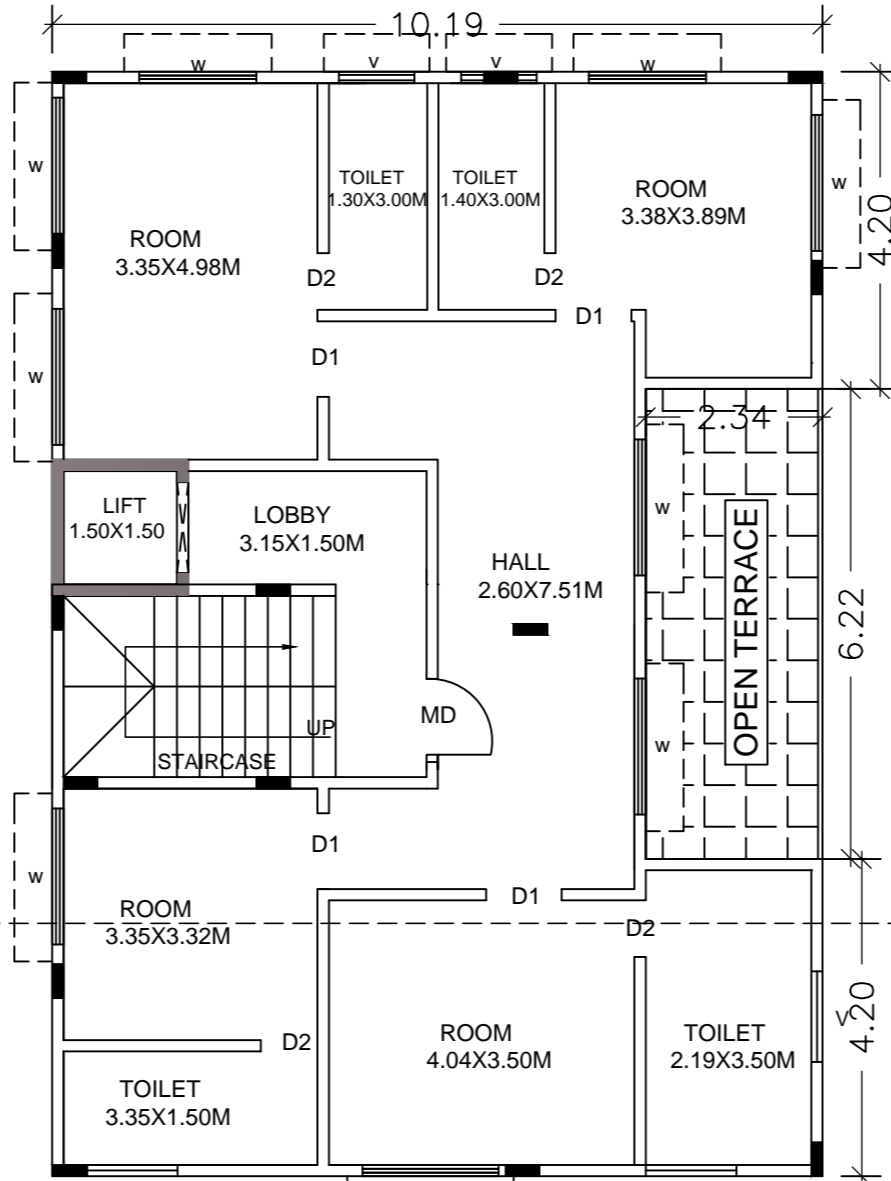


12.10M WIDE ROAD

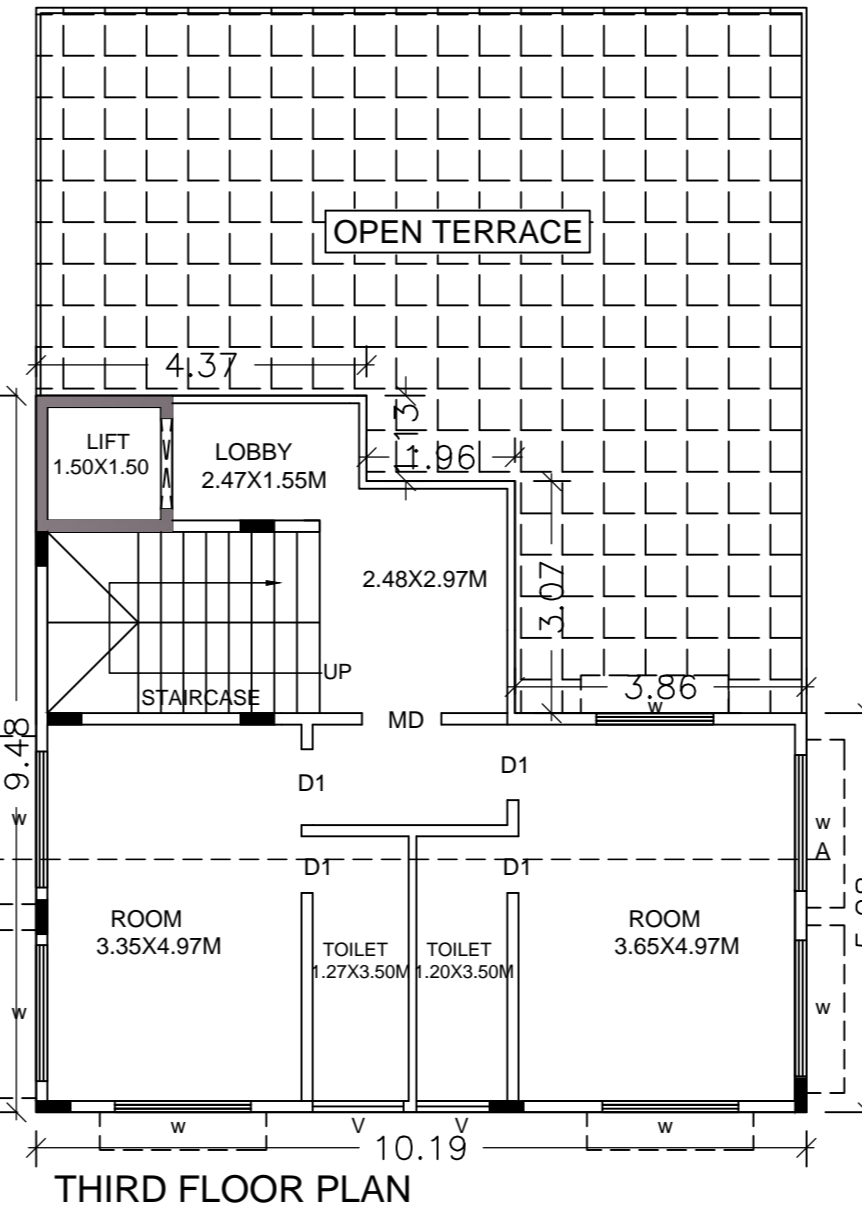
GROUND FLOOR PLAN



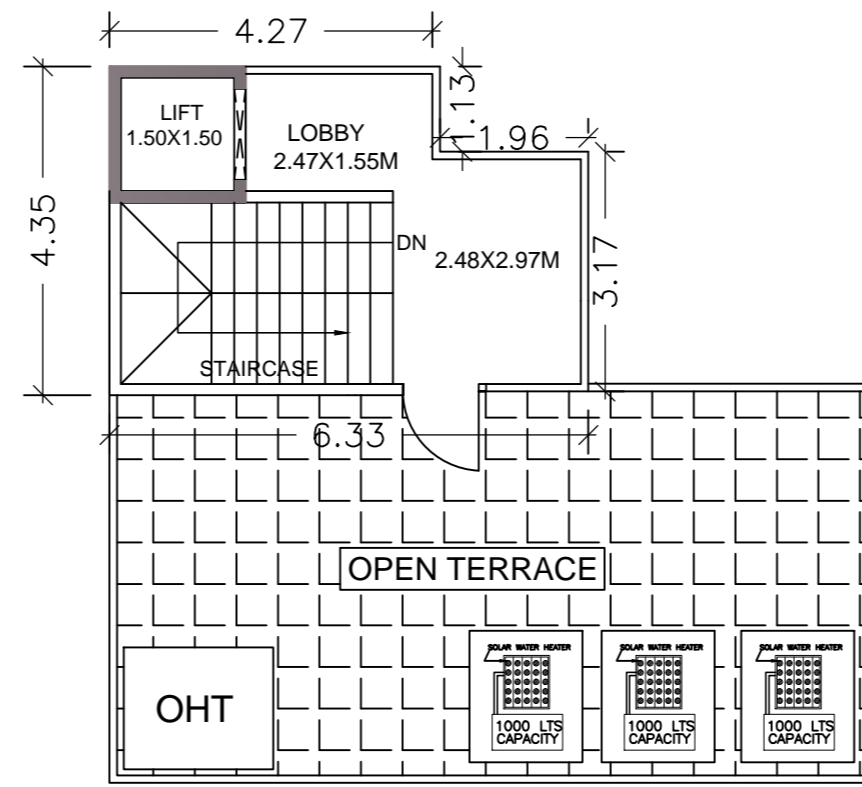
FIRST FLOOR PLAN



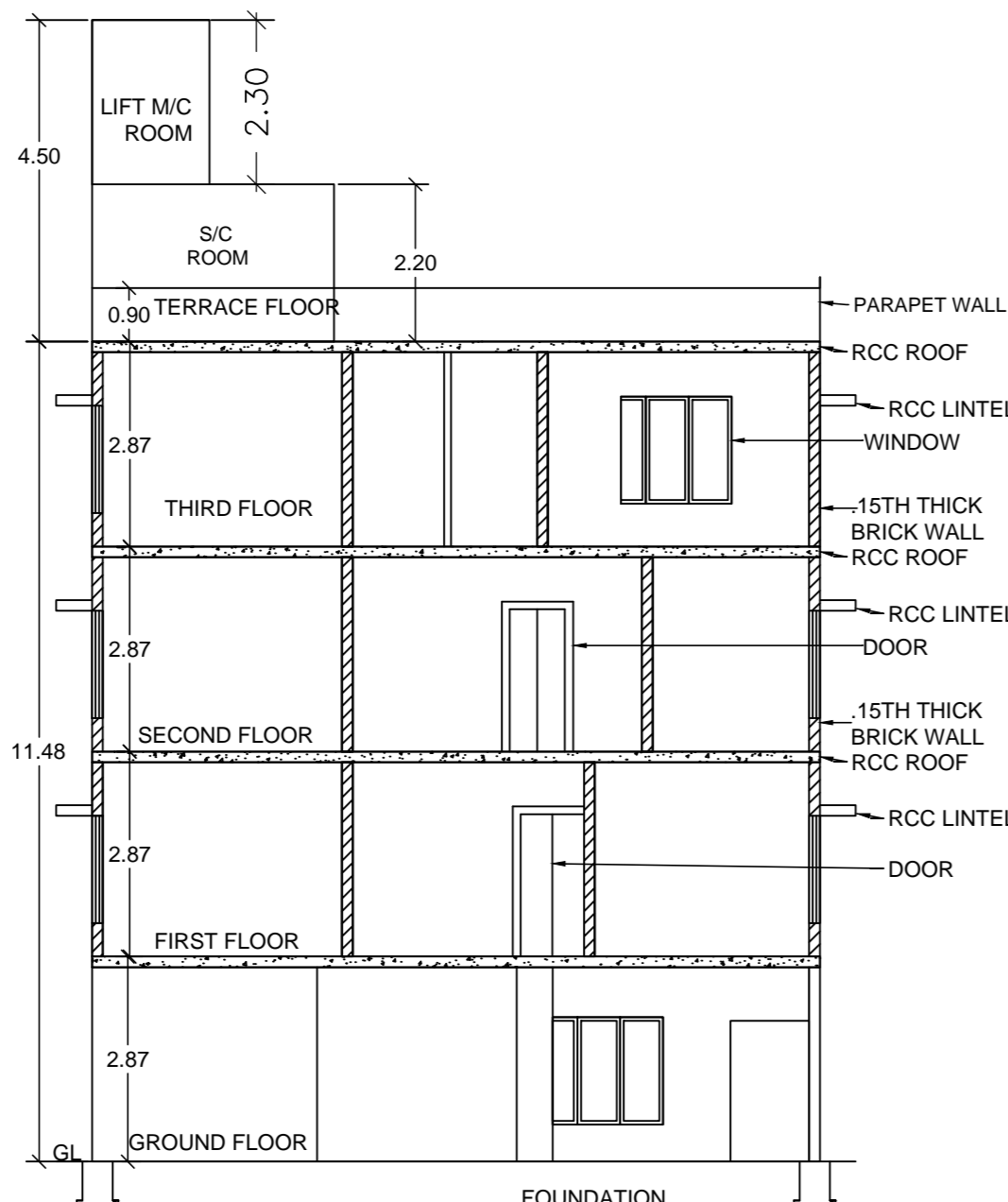
SECOND FLOOR PLAN



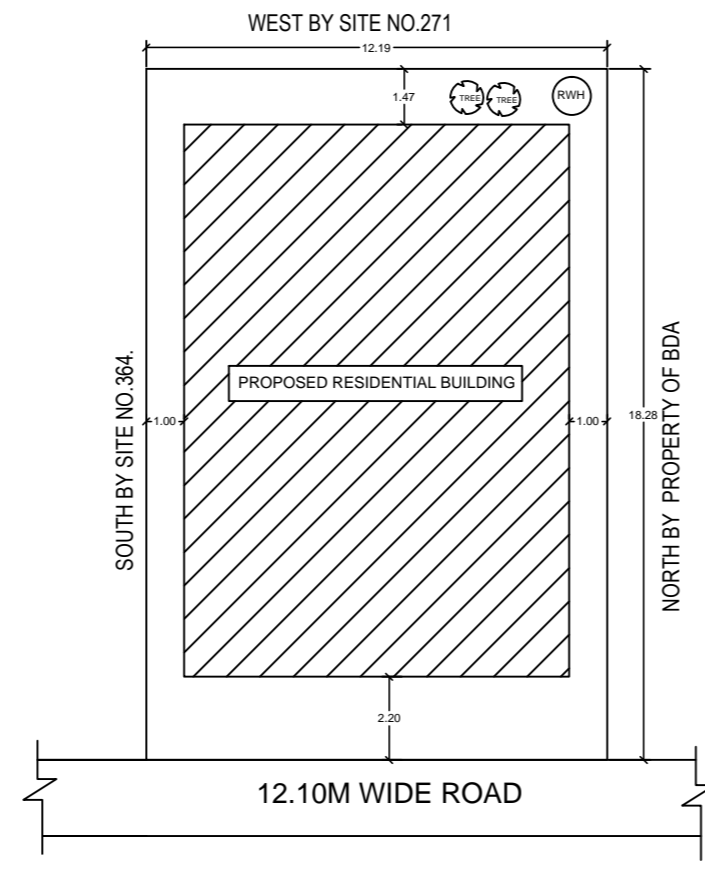
THIRD FLOOR PLAN



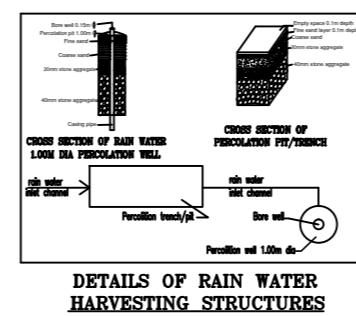
TERRACE FLOOR PLAN



SECTION AT 'AA'



SITE PLAN SCALE(1:200)



DETAILS OF RAIN WATER HARVESTING STRUCTURES

SCHEDULE OF JOINERY:

BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
A1 (PG HOSTEL)	D1	1.00	2.10	01
A1 (PG HOSTEL)	MD	1.05	2.10	03
A1 (PG HOSTEL)	D2	1.10	2.10	12

SCHEDULE OF JOINERY:

BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
A1 (PG HOSTEL)	V	1.20	1.20	01
A1 (PG HOSTEL)	V	1.27	1.20	01
A1 (PG HOSTEL)	V	1.30	1.20	01

Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)				Proposed FAR Area (Sq.mt.)	Add Area in FAR (Sq.mt.)	Total FAR Area (Sq.mt.)	Tnmt (No.)
		StairCase	Lift	Lift Machine	Parking				
Terrace Floor	27.51	25.26	0.00	2.25	0.00	0.00	0.00	0.00	00
Third Floor	78.16	0.00	2.25	0.00	0.00	75.91	0.00	75.91	00
Second Floor	134.33	0.00	2.25	0.00	0.00	132.08	0.00	132.08	00
First Floor	148.88	0.00	2.25	0.00	0.00	146.63	0.00	146.63	01
Ground Floor	148.88	0.00	2.25	0.00	111.97	26.49	8.17	34.65	01
Total:	537.76	25.26	9.00	2.25	111.97	381.11	8.17	389.28	02

Block USE/SUBUSE Details

Block Name	Block Use	Block SubUse	Block Structure	Block Land Use Category
RESI (AA)	Residential	Hostel	Bldg upto 11.5 mtr. Ht.	R
				No. of Rooms:12

Required Parking (Table 7a)

Block Name	Type	SubUse	Area (Sq.mt.)	Units		
				Reqd.	Prop.	Reqd./Unit
RESI (AA)	Residential	Hostel	> 0	10	-	2
Total:	-	-	-	-	-	2

Parking Check (Table 7b)

Vehicle Type	Regd.		Achieved	
	No.	Area (Sq.mt.)	No.	Area (Sq.mt.)
Car	2	27.50	3	41.25
Total Car	2	27.50	3	41.25
Other Parking	-	-	-	70.72
Total	-	-	-	111.97

FAR & Tenement Details

Block	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)				Proposed FAR Area (Sq.mt.)	Add Area in FAR (Sq.mt.)	Total FAR Area (Sq.mt.)
			StairCase	Lift	Lift Machine	Parking			
A1 (PG HOSTEL)	1	537.76	25.26	9.00	2.25	111.97	381.11	8.17	389.27
Grand Total:	1	537.76	25.26	9.00	2.25	111.97	381.11	8.17	389.27

OWNER POSTAL ADDRESS:

NO - 109, 17TH C MAIN, 5TH BLOCK KORAMANGALA, BANGALORE-560095.