

**ಅಂತರ್ಜಾಲ ತಂತ್ರಾಂಶ ಮುಖಾಂತರ
ನಕ್ಷೆ ಮಂಜೂರಾತಿ ನೀಡಿದೆ.**
"ಸಾಮಾನ್ಯ ಪರವಾನಿಗೆ"

NOTE:

- 1) Plan Sanction is for BASEMENT / GROUND FIRST/SECOND/THIRD AND TERRACE FLOORS Only
- 2) This sanction will not regularise any unauthorised / illegal/ existing constructions (if any) made previously in the premises.
- 3) GROUND FLOOR is reserved for Car Parking Only & Shall not Convert for any other purpose
- 4) Development charge towards increasing the capacity of water supply, sanitary and power mains has to be paid to BWSSB & BESCOM if any.
- 5) Necessary ducts shall be provided for running telephone cable. Cables should be provided at ground level for postal service. Space for dumping garbage shall be provided in the premises.
- 6) The applicant shall construct temporary toilets for the construction workers & the same should be demolished after the construction.
- 7) The applicant shall insure all workers of the construction work, against any accident/ untoward incidents, arising during the time of the construction.
- 8) The applicant shall not stock any building materials on the footpath or on the roads.
- 9) 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.
- 10) The applicant shall plant atleast two trees in the premises.
- 11) The permission should be obtained from forest department for cutting trees.
- 12) 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.
- 13) 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.
- 14) 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.
- 15) 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 If violated, the sanctioned plan automatically stands cancelled/deemed to be withdrawn. 16) The Building should not be occupied without obtaining OCCUPANCY CERTIFICATE from the competent authority.
- 17) FOUNDATION SHOULD BE DESIGNED TO TAKE UP THE ENTIRE LOAD OF THE PROPOSED BUILDING.

"ನಿವೇಶನ ಸೂಚನೆ"

18) ಈ ಸ್ಥಳದ ಮಾಲೀಕತ್ವದ ಬಗ್ಗೆ ಸರ್ಕಾರದಿಂದಾಗಲಿ, ಬೆಂಗಳೂರು ಅಭಿವೃದ್ಧಿ ಪ್ರಾಧಿಕಾರದಿಂದಾಗಲಿ, ಬೆಂಗಳೂರು ಜಲಮಂಡಳಿಯಿಂದಾಗಲಿ ಅಥವಾ ಬೇರೆ ಯಾರಿಂದಲಾದರೂ ತಕರಾರು ಬಂದಲ್ಲಿ, ಯಾವುದೇ ಸೂಚನೆ ನೀಡದೆ ಈ ಮುಂಬರುವ ನಕ್ಷೆಯನ್ನು ರದ್ದುಪಡಿಸಲಾಗುವುದು.

19) ಸ್ಥಳದ ಮಾಲೀಕರು ತಮ್ಮ ಕಟ್ಟಡಕ್ಕೆ ಪೂರೈಕೆಯಾದ ಕುಡಿಯುವ ನೀರಿನ ಸಂಪರ್ಕ / ಒಳಚರಂಡಿ / ವಿದ್ಯುತ್ ಸಂಪರ್ಕದ ಕೊಳವೆಗಳನ್ನು / ಕೇಬಲ್‌ಗಳನ್ನು, ಕಟ್ಟುನಿಟ್ಟಾಗಿ ಚರಂಡಿಯ ತಳ ಭಾಗದಲ್ಲಿಯೇ ಕೊಂಡೊಯ್ಯುವುದು. ತಪ್ಪಿದಲ್ಲಿ ಕೆ.ಎಂ.ಸಿ ಕಾಯ್ದೆ 1976ರ ಅನ್ವಯ ಕ್ರಮ ಕೈಗೊಳ್ಳಲಾಗುವುದು.

20) ಸ್ಥಳದ ಮಾಲೀಕರು ತಮ್ಮ ನಿವೇಶನದಿಂದ/ಶಬ್ದದಿಂದ ಬರುವ ಮಳೆನೀರು ಮತ್ತು ಕ್ಯಾನ್ಯಾ ನೀರನ್ನು ರಸ್ತೆಗೆ ಹೋಗದಂತೆ, ನಿವೇಶನದ ಮುಂಭಾಗದ ಚರಂಡಿಗೆ ಮೇಲ್ಭಾಗದಲ್ಲಿ ಕಟ್ಟಡದ ಗ್ರೇಟಿಂಗ್ ಅಳವಡಿಸಿ ಕಟ್ಟುನಿಟ್ಟಾಗಿ ನೀರನ್ನು ಚರಂಡಿಗೆ ಹೋಗಲು ಅನುವು ಮಾಡಿಕೊಡುವುದು. ತಪ್ಪಿದಲ್ಲಿ ಕೆ.ಎಂ.ಸಿ ಕಾಯ್ದೆ 1976ರ ಪ್ರಕಾರ ಕ್ರಮ ಕೈಗೊಳ್ಳಲಾಗುವುದು.

21) ಉದ್ದೇಶಿತ ಯೋಜನೆಯಲ್ಲಿ ಕಾರ್ಮಿಕ ನಿವಾಸಿಗಳ ಕಾರ್ಮಿಕರನ್ನು, ಕಾರ್ಮಿಕ ಇಲಾಖೆಯ ಕಾರ್ಮಿಕ ಅಧಿಕಾರಿಗಳ ಕಛೇರಿಯಲ್ಲಿ ಕಡ್ಡಾಯವಾಗಿ ನೋಂದಾಯಿಸತಕ್ಕದ್ದು.

22) The Building & Other Construction Workers (Regulation of Employment & Conditions of Service) Central Rules 1998 ರ ಛಾಂ - 3 ರ ಅಡಿಯಲ್ಲಿ ಮತ್ತು ಸಂಕೇತಿಯ ಅನ್ವಯ 7 ರಿಂದ 25 ರಲ್ಲಿನ ಕುರಿತು ಇರುವ ನಿಯಮಗಳನ್ನು ಪಾಲಿಸತಕ್ಕದ್ದು. ಕಾರ್ಮಿಕ ಕಲ್ಯಾಣ ಇಲಾಖೆಯಿಂದ ನಿಗದಿಪಡಿಸಲಾಗಿರುವ ಸುರಕ್ಷತೆಯ ಕ್ರಮಗಳನ್ನು ತಪ್ಪದೆ ಅಳವಡಿಸುವುದು. ತಪ್ಪಿದಲ್ಲಿ ಕಾನೂನು ರೀತ್ಯಾ ಪರವಾನಗಿಯನ್ನು ತಕ್ಷಣದಿಂದ ಒಂದಪಡೆಯಲಾಗುವುದು.

23) ಸ್ಥಳದ ಮಾಲೀಕರು ತಮ್ಮ ನಿವೇಶನದಿಂದ / ಕಟ್ಟಡದಿಂದ ಬರುವ ಮಳೆನೀರು, ಸಂರಕ್ಷಿಸಿ ಮಳೆ ನೀರಿನ ಕೊಯ್ಲು ಪದ್ಧತಿಯನ್ನು ಕಡ್ಡಾಯವಾಗಿ ಅಳವಡಿಸುವುದು ಮತ್ತು ಕ್ಯಾನ್ಯಾ ನೀರನ್ನು ರಸ್ತೆಗೆ ಹೋಗದಂತೆ, ನಿವೇಶನದ ಮುಂಭಾಗದ ಚರಂಡಿಗೆ ಮೇಲ್ಭಾಗದಲ್ಲಿ ಕಟ್ಟಡದ ಗ್ರೇಟಿಂಗ್ ಅಳವಡಿಸಿ ಕಟ್ಟುನಿಟ್ಟಾಗಿ ನೀರನ್ನು ಚರಂಡಿಗೆ ಹೋಗಲು ಅನುವು ಮಾಡಿಕೊಡುವುದು. ತಪ್ಪಿದಲ್ಲಿ ಕೆ.ಎಂ.ಸಿ ನಿಯಮಾವಳಿ 1976ರ ಪ್ರಕಾರ ಕ್ರಮ ಕೈಗೊಳ್ಳಲಾಗುವುದು.

24) THE OWNER / BUILDER SHOULD ENSURE THE REQUIRED SAFETY MEASURES WHILE EXCAVATION FOR BASEMENT/FOUNDATION AND CONSTRUCTING THE BASEMENT/ FOUNDATION/STILT 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.

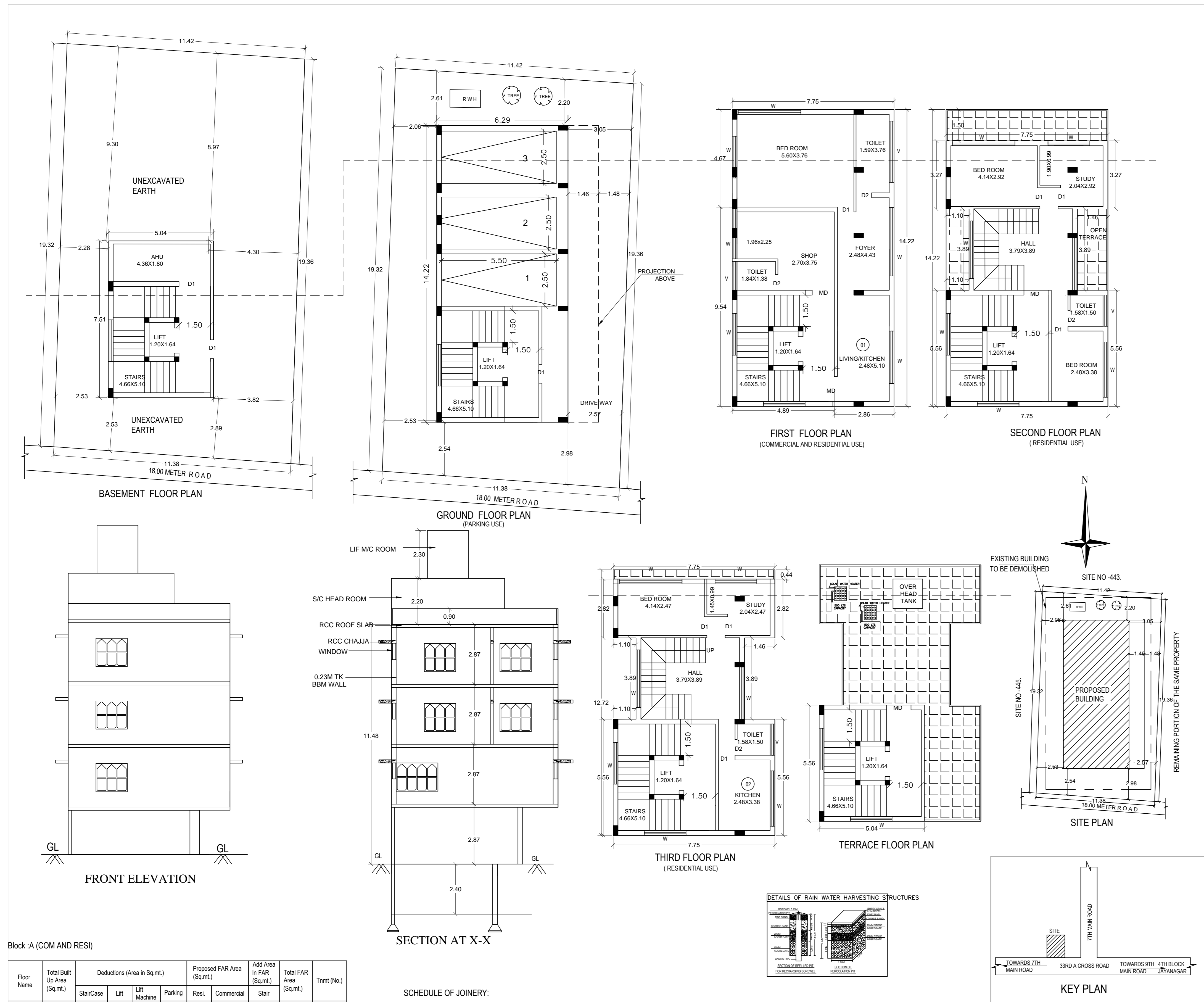
THIS PLAN STANDS VALID, ONLY AFTER DISMANTLING THE EXISTING BUILDING AS SHOWN IN THIS DRAWING.

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

LP No: **Ad.com/SUT /0684/18-19**

Valid From _____ to _____.

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



Block :A (COM AND RESI)

Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)				Proposed FAR Area (Sq.mt.)		Total FAR Area (Sq.mt.)	Trmt (No.)	
		StairCase	Lift	Lift Machine	Parking	Resi.	Commercial			
Terrace Floor	28.02	26.05	0.00	1.97	0.00	0.00	0.00	0.00	00	
Third Floor	85.21	0.00	1.97	0.00	0.00	83.24	0.00	83.24	00	
Second Floor	86.62	0.00	1.97	0.00	0.00	86.65	0.00	86.65	01	
First Floor	110.21	0.00	1.97	0.00	0.00	61.43	46.81	108.24	01	
Ground Floor	89.44	0.00	1.97	0.00	66.67	0.00	21.80	21.80	00	
Basement Floor	37.85	0.00	1.97	0.00	0.00	0.00	35.88	35.88	00	
Total	439.35	26.05	9.85	1.97	65.67	231.32	46.81	57.68	335.81	02

SCHEDULE OF JOINERY:

BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
A (COM AND RESI)	V	1.38	2.00	01
A (COM AND RESI)	W1	2.00	2.00	13
A (COM AND RESI)	W1	2.44	2.00	01
A (COM AND RESI)	W1	2.50	2.00	02
A (COM AND RESI)	W1	2.51	2.00	01
A (COM AND RESI)	W1	2.65	2.00	02
A (COM AND RESI)	W1	2.76	2.00	02

SCHEDULE OF JOINERY:

BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
A (COM AND RESI)	D2	0.75	2.10	04
A (COM AND RESI)	D1	0.80	2.10	07
A (COM AND RESI)	MD	1.20	2.10	03

AREA STATEMENT (BBMP)		VERSION NO. 1.0.9
PROJECT DETAIL:		VERSION DATE: 01/11/2018
Authority: BBMP	Plot Use: Residential & Commercial (20%)	
Inward No: BBMP/Ad Com /SUT/0684/18-19	Plot Sub/Use: Shop & Residential	
Application Type: General	Land Use Zone: Residential (Main)	
Proposal Type: Building Permission	Plot/Sub Plot No: NO.39 (OL NO.444)	
Nature of Sanction: New	PID No. (As per Khata Extract): 60-159-39	
Location: Ring II	Locality / Street of the property: NO.39 (OL NO.444) 7TH B MAIN ROAD, 4TH BLOCK, JAYANAGAR, BANGALORE.	
AREA DETAILS:		SQ.MT.
AREA OF PLOT (Minimum)	(A)	220.48
NET AREA OF PLOT (A-Deductions)		220.48
COVERAGE CHECK		
Permissible Coverage area (75.00 %)		165.36
Proposed Coverage Area (40.57 %)		89.44
Achieved Net coverage area (40.57 %)		89.44
Balance coverage area left (34.43 %)		75.92
FAR CHECK		
Permissible F.A.R. as per zoning regulation 2015 (1.75)		385.84
Additional F.A.R within Ring I and II (for amalgamated plot -)		0.00
Allowable TDR Area (60% of Perm.FAR)		0.00
Allowable max. F.A.R Plot within 150 Mtr radius of Metro station (-)		0.00
Total Perm. FAR area (1.75)		385.84
Residential FAR		289.00
Commercial FAR		46.81
Proposed FAR Area		335.81
Achieved Net FAR Area (1.52)		335.81
Balance FAR Area (0.23)		50.03
BUILT UP AREA CHECK		
Proposed BuiltUp Area		439.35
Achieved BuiltUp Area		439.35

COLOR INDEX

PLOT BOUNDARY	
EXISTING STREET	
PERM. BUILDING LINE	
EXISTING (To be retained)	
EXISTING (To be demolished)	
PROPOSED	

ARCH / ENGG / SUPERVISOR (Regd) _____ **OWNER SIGN** _____

SRINIVASA REDDY. V.

OWNER'S NAME: _____ **OWNER'S SIGN** _____

SRINIVASA REDDY. V.

PROJECT DESCRIPTION:--

PLAN SHOWING THE PROPOSED RESIDENTIAL BUILDING AND COMMERCIAL (ANCILLARY USE (OFFICE)-AREA LESS THAN 50 SQM) BUILDING ON PROPERTY NO.39, (OLD NO-444), 7TH B MAIN ROAD, 4TH BLOCK JAYANAGAR, BANGALORE, WARD NO-16(OLD NO-60), PID NO-60-159-39, AFTER DISMANTLING THE EXISTING BUILDING.

ARCHITECT: _____ **ARCHITECT SIGN:** _____

K. MANJAPPA.

JOB NO.	DRG.NO.	SCALE	DRAWN BY	CHECKED BY
		1:100		

Block USE/SUBUSE Details

Block Name	Block Use	Block Sub/Use	Block Structure	Block Land Use Category
A (COM AND RESI)	Residential	Residential	Bldg upto 11.5 mt. Hl.	R
	Commercial	Ancillary use Shop		

Required Parking (Table 7a)

Block Name	Type	Sub/Use	Area (Sq.mt.)	Reqd.	Prop.	Reqd./Unit	Car	Reqd.	Prop.
A (COM AND RESI)	Residential	Residential	50-225	1	-	1	2	2	2
A (COM AND RESI)	Commercial	Shop	> 0	50	-	1	1	1	1
Total:				-	-	-	3	3	3

Parking Check (Table 7b)

Vehicle Type	Reqd.		Achieved	
	No.	Area (Sq.mt.)	No.	Area (Sq.mt.)
Car	3	41.25	3	41.25
Total Car	3	41.25	3	41.25
Other Parking	-	-	-	24.42
Total		41.25		65.67

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.)	Trmt (No.)
			StairCase	Lift	Lift Machine	Parking	Resi.	Commercial			
A (COM AND RESI)	1	439.35	26.05	9.85	1.97	65.67	231.32	46.81	57.68	335.81	02
Grand Total:	1	439.35	26.05	9.85	1.97	65.67	231.32	46.81	57.68	335.81	02

OWNER POSTAL ADDRESS:
NO - 442, 9TH CROSS JP NAGAR, 2ND PHASE, BANGALORE-560078.