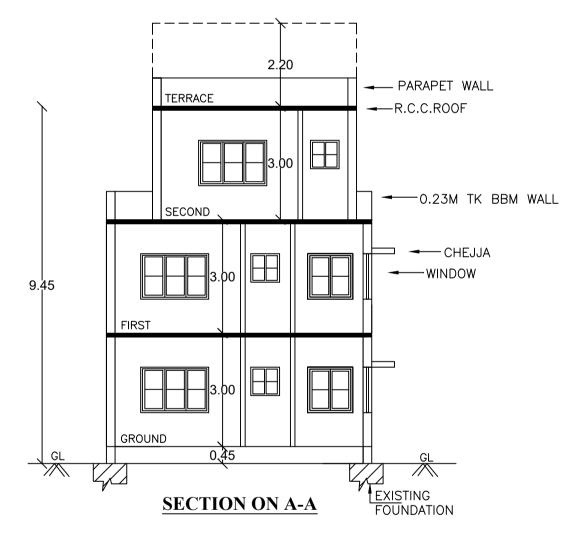
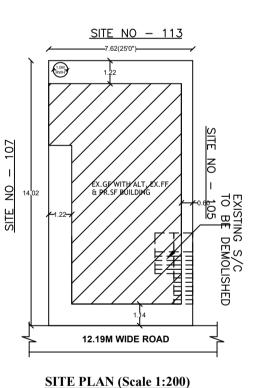




EXISTING GF WITH ALTERATION PLAN





DETAILS OF RAIN WATER HARVESTING STRUCTURES

Approval Condition:

This Plan Sanction is issued subject to the following conditions:

1. Sanction is accorded for the Residential Building at NO-106, NO-106, 2ND STAGE, ATHMIYA GELEYARA BALAGA, GELEYARA BALAGA LAYOUT, BANGALORE., 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

3.33.41 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 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

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

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

(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 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

3.Employment of child labour in the construction activities strictly prohibited.

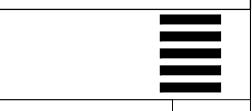
4. Obtaining NOC from the Labour Department before commencing the construction work is a must. 5.BBMP will not be responsible for any dispute that may arise in respect of property in question. 6.In case if the documents submitted in respect of property in question is found to be false or fabricated, the plan sanctioned stands cancelled automatically and legal action will be initiated.

COLOR INDEX

PLOT BOUNDARY ABUTTING ROAD PROPOSED WORK (COVERAGE AREA) EXISTING (To be retained)

VERSION NO.: 1.0.11

EXISTING (To be demolished)



SCALE: 1:100

AREA STATEMENT (BBMP)						
ANEASTATEMENT (DBMF)	VERSION DATE: 01/11/2018					
PROJECT DETAIL:	•					
Authority: BBMP	Plot Use: Residential					
Inward_No: BBMP/Ad.Com./WST/1248/19-20	ent					
Application Type: Suvarna Parvangi						
Proposal Type: Building Permission						
Nature of Sanction: Addition or) NO-13-91-106					
Khata No. (As per Khata Extract): PID NO-13-91-106 Extension						
Location: Ring-II	Locality / Street of the property: NO-1 GELEYARA BALAGA , GELEYARA E					
Building Line Specified as per Z.R: NA						
Zone: West						
Ward: Ward-068						
Planning District: 213-Rajaji Nagar						
AREA DETAILS:		SQ.MT.				
AREA OF PLOT (Minimum)	(A)	106.83				
NET AREA OF PLOT	(A-Deductions)	106.83				
COVERAGE CHECK		·				
Permissible Coverage area (7	80.12					
Proposed Coverage Area (67.	71.60					
Achieved Net coverage area (67.02 %)	71.60				
Balance coverage area left (7	.98 %)	8.52				
FAR CHECK		·				
Permissible F.A.R. as per zoni	ng regulation 2015 (1.75)	186.95				
Additional F.A.R within Ring I	and II (for amalgamated plot -)	0.00				
Allowable TDR Area (60% of F	Perm.FAR)	0.00				
Premium FAR for Plot within Ir	npact Zone (-)	0.00				
Total Perm. FAR area (1.75)		186.95				
Residential FAR (35.31%)		59.94				
Existing Residential FAR (64.6	59%)	109.79				
Proposed FAR Area	169.73					
Achieved Net FAR Area (1.59	169.73					
Balance FAR Area (0.16)	17.22					
BUILT UP AREA CHECK		•				
Proposed BuiltUp Area		218.57				
Existing BUA Area		109.79				
Achieved BuiltUp Area	185.16					

Approval Date: 02/28/2020 10:51:33 AM

Payment Details

AREA STATEMENT (BBMP)

Sr No.	Challan Number	Receipt Number	Amount (INR)	Payment Mode	Transaction Number	Payment Date	Remark
1	BBMP/39278/CH/19-20	BBMP/39278/CH/19-20	984	Online	9772755605	02/01/2020 12:48:14 PM	-
	No.		Head		Amount (INR)	Remark	
	1	Sc	crutiny Fee		984	-	

The plans are approved in accordance with the acceptance for approval by the Joint Commissioner (WEST) on date: 28/02/2020

Ip number: BBMP/AD.COM/WST/1248/19-20 subject 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 (WEST

BHRUHAT BENGALURU MAHANAGARA PALIKE

OWNER / GPA HOLDER'S SIGNATURE

OWNER'S ADDRESS WITH ID NUMBER & CONTACT NUMBER: SRI . K . HANUMANTHAIAH NO-106 , 2ND STAGE . ATHMIYA GELEYARA BALAGA . GELEYARA BALAGA LAYOUT , BANGALORE . NO-106, 2ND STAGE, ATHMIYA GE' CYADA BALAGA, GELEYARA BALAGA LAYO

BANGALORE

ARCHITECT/ENGINEER /SUPERVISOR 'S SIGNATURE

A.Lakshmipathy No-U-33, Mangamma Nilaya,14th cross, 9th main, 1st floor, Simming Pool extension, Malleshwarar

,Bangalore. BCC/BL-3.6/E:3259:08-09

PROJECT TITLE:

PLAN SHOWING THE PROPOSED ADDITIONS AND ALTERATIONS TO THE EXSTG GF, EXISTING FF AND PROPOSED SF, TERRACE FLOOR RESIDENTIAL BUILDING AT SITE NO-106, 2ND STAGE, ATHMIYA GELEYARA BALAGA, GELEYARA BALAGA LAYOUT, WARD NO-68, BANGALORE.PID NO-13-91-106.

DRAWING TITLE:

SHEET NO: 1

1671300564-30-01-2020 06-20-14\$_\$HANUMANTHAIAH

Block :A1 (RESIDENTIAL BUILDING)

Floor Name Total Built Up Area (Sq.mt.)		Existing Built Up Area	Proposed Built Up Area	Sq.mt.)		Existing FAR Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Tnmt (No.)
	(04)	(Sq.mt.)	(Sq.mt.)	StairCase	Parking	(04)	Resi.	(04	
Terrace Floor	15.43	0.00	15.43	15.43	0.00	0.00	0.00	0.00	00
Second Floor	59.94	0.00	59.94	0.00	0.00	0.00	59.94	59.94	00
First Floor	71.60	71.60	0.00	0.00	0.00	71.60	0.00	71.60	01
Ground Floor	71.60	38.19	0.00	0.00	33.41	38.19	0.00	38.19	01
Total:	218.57	109.79	75.37	15.43	33.41	109.79	59.94	169.73	02
Total Number of Same Blocks	1								
Total:	218.57	109.79	75.37	15.43	33.41	109.79	59.94	169.73	02

UnitBUA Table for Block :A1 (RESIDENTIAL BUILDING)

FLOOR	Name	UnitBUA Type	Entity Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLA	N SPLIT 1	FLAT	Existing	38.19	18.43	3	1
FIRST FLOC PLAN	SPLIT 2	FLAT	Existing	131.54	115.78	5	1
SECOND FLOOR PLA	N SPLIT 2	FLAT	Proposed	0.00	0.00	4	0
Total:	-	_	_	169.73	134.21	12	2

Required Parking(Table 7a)

Block	Type	SubUse	Area	Units		Car		
Name	туре	Subose	(Sq.mt.)	Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.
A1 (RESIDENTIAL BUILDING)	Residential	Plotted Resi development	50 - 225	1	-	1	1	-
	Total:		-	-	-	-	1	2

Parking Check (Table 7b)

Vehicle Type	Re	qd.	Achieved			
verlicie Type	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	-	-	-	5.91		
Total		27.50		33.41		

Block USE/SUBUSE Details

Block Name	Block Use	Block SubUse	Block Structure	Block Land Use Category
A1 (RESIDENTIAL BUILDING)	Residential	Plotted Resi development	Bldg upto 11.5 mt. Ht.	R

FAR &Tenement Details

Block	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Existing Built Up Area (Sq.mt.)	Proposed Built Up Area (Sq.mt.)	Deductions Sq.mt.)	(Area in	Existing FAR Area (Sq.mt.)	Proposed FAR Area (Sq.mt.) Resi.	Total FAR Area (Sq.mt.)	Tnmt (No.)
A1 (RESIDENTIAL BUILDING)	1	218.57	109.79	75.37	15.43	33.41	109.79	59.94	169.73	02
Grand Total:	1	218.57	109.79	75.37	15.43	33.41	109.79	59.94	169.73	2.00