

SCHEDULE OF JOINERY:

SOULDOLL OF				
BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
A (RESI)	W3	0.90	1.20	10
A (RESI)	W1	1.21	1.20	08
A (RESI)	W	1.80	1.20	24

User-1

Terrace

First Floor

Ground

Stilt Floor

Total:

Total Number of Same Blocks

Floor Second 22.85

101.26

121.05

121.05

20.15

5.85

121.05 5.85 2.70

16.37

487.26 58.37 10.80

10.15 2.70

0.00

2.70

2.70

2.70

0.00

0.00 1.35

487.26 58.37 10.80 2.70 29.85 108.20 277.34 277.34

0.00

1.35

0.00 0.00 108.20

0.00

0.00

0.00

2.70 29.85 108.20 277.34 277.34

0.00 27.15 0.00 85.35 85.35

0.00

91.36

100.63

0.00

0.00

91.36

100.63

0.00

01

Approval Condition :

This Plan Sanction is issued subject to the following conditions :

1. The sanction is accorded for.

a).Consisting of 'Block - A (RESI) Wing - A-1 (RESI) Consisting of STILT, GF+2UF'. 2. The sanction is accorded for Bungalow A (RESI) only. The use of the building shall not deviate to

any other use. 3.Car Parking reserved in the plan should 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 construct temporary toilets for the use of construction workers and it should be demolished after the construction.

7. The applicant shall INSURE all workmen involved in the construction work against any accident / untoward incidents arising during the time of construction.

8. 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. 9. The applicant / builder is prohibited from selling the setback area / open spaces and the common

facility areas, which shall be accessible to all the tenants and occupants. 10. The applicant shall provide a space for locating the distribution transformers & associated equipment as per K.E.R.C (Es& D) code leaving 3.00 mts. from the building within the premises.

11. The applicant shall provide a separate room preferably 4.50 x 3.65 m in the basement for installation of telecom equipment and also to make provisions for telecom services as per Bye-law No. 25.

12. 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 & around the site.

13.Permission shall be obtained from forest department for cutting trees before the commencement of the work.

14.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.

15.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. 16.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). 17. The building shall be constructed under the supervision of a registered structural engineer.

18.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. 19.Construction or reconstruction of the building should be completed before the expiry of five years from the date of issue of license & within one month after its completion shall apply for permission to occupy the building. 20. The building should not be occupied without obtaining "OCCUPANCY CERTIFICATE" from the

competent authority. 21.Drinking water supplied by BWSSB should not be used for the construction activity of the

building. 22. 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). 23. The building shall be designed and constructed adopting the norms prescribed in National Building Code and in the "Criteria for earthquake resistant design of structures" bearing No. IS 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 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.

31.Sufficient two wheeler park 32.Traffic Management Plan structures which shall be got 33. The Owner / Association of Fire and Emergency Departn condition of Fire Safety Meas and shall get the renewal of 34. The Owner / Association of agencies of the Karnataka Fi in good and workable condition Corporation and Fire Force D 35. The Owner / Association Inspectorate every Two year Electrical installation / Lifts et renewal of the permission iss 36.The Owner / Association o , one before the onset of summ

fire hazards. 37.The Builder / Contractor / materially and structurally de approval of the authority. The of the provisions of the Act, F

the BBMP 38. The construction or recons years from date of issue of lic intimation to BBMP (Sanctior Schedule VI. Further, the Ow footing of walls / columns of t

39.In case of Development pla earmarked and reserved as 40.All other conditions and co Development Authority while adhered to

41.The Applicant / Owner / De as per solid waste managem 42.The applicant/owner/deve management as per solid wa 43. The Applicant / Owners / D

44.The Applicant / Owner / De Sgm b) minimum of two trees Sq.m of the FAR area as par unit/development plan. 45.In case of any false inform sanction is deemed cancelled

46.Also see, building licence Special Condition as per Lab (Hosadaagi Hoodike) Letter

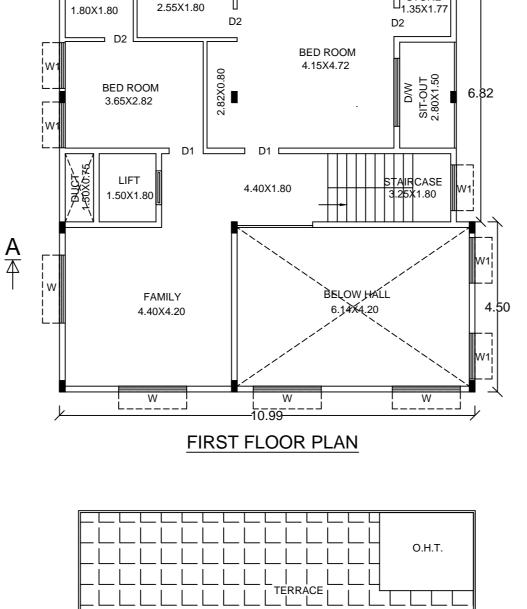
1.Registration of Applicant / Builder / Owner / construction site with the "Ka Board"should be strictly adhe

2. The Applicant / Builder / Ow list of construction workers en same shall also be submitted and ensure the registration o 3. The Applicant / Builder / Ow workers engaged by him. 4.At any point of time No App in his site or work place who workers Welfare Board".

Note

1.Accommodation shall be pro f construction workers in the la 2.List of children of workers sl which is mandatory. Employment of child labour 4.Obtaining NOC from the La

5.BBMP will not be responsib In case if the documents s fabricated, the plan sanction



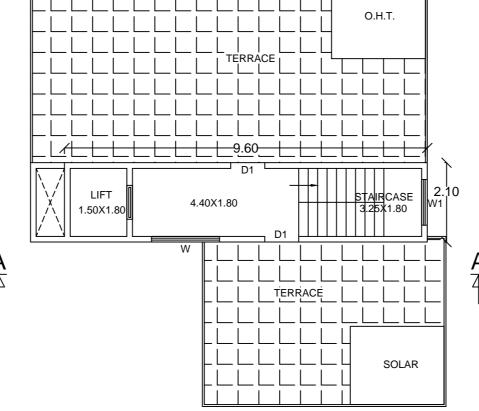
-10.50----

TOILET

TOILET

W

STORE



TERRACE FLOOR PLAN

UnitBUA Table for Block :A (RESI)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT 1	FLAT	305.41	250.56	8	1
FIRST FLOOR PLAN	SPLIT 1	FLAT	0.00	0.00	7	0
SECOND FLOOR PLAN	SPLIT 1	FLAT	0.00	0.00	7	0
Total:	-	-	305.41	250.56	22	1

Required Parking(Table 7a)

1								
Block	Туре	SubUse	Area	Ur	nits		Car	
Name	Type	Subuse	(Sq.mt.)	Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.
A (RESI)	Residential	Bungalow	225.001 - 375	1	-	2	2	-
	Total :		-	-	-	-	2	2

FAR & Tenement Details

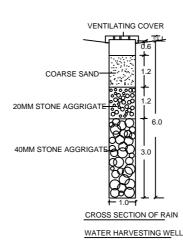
Block	No. of Same Bldg	Total Built Up Area		Deductio	Deductions (Area in Sq.mt.)			Proposed FAR Area (Sq.mt.)	Total FAR Area	Tnmt (No.)
	oanie blug	(Sq.mt.)	StairCase	Lift	Lift Machine	Void	Parking	Resi.	(Sq.mt.)	
A (RESI)	1	487.26	58.37	10.80	2.70	29.85	108.20	277.34	277.34	01
Grand Total:	1	487.26	58.37	10.80	2.70	29.85	108.20	277.34	277.34	1.00

Block USE/SUBUSE Details

Block Name	Block Use	Block SubUse	Block Structure	Block Land Use Category
A (RESI)	Residential	Bungalow	Bldg upto 11.5 mt. Ht.	R

Parking Check (Table 7b)

Vehicle Type	Reqd.		Ach	ieved		
	No.	Area (Sq.mt.)	No.	Area (Sq.mt.)		
Car	2	27.50	2	27.50		
Total Car	2	27.50	2	27.50		
TwoWheeler	-	13.75	0	0.00		
Other Parking	-	-	-	80.70		
Total		41.25		108.20		



SANCTIONING AUTHORITY : ASSISTANT / JUNIOR ENGINEER / ASSISTANT DIRECTOR OWN PLANNER

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 any damages which may arise from use, or inability to use the Application.

6 82

 $\zeta / /$



king shall be provided as per requirement. shall be obtained from Traffic Management Consultant for all high rise approved from the Competent Authority if necessary.					
of high-rise building shall obtain clearance certificate from Karnataka nent every Two years with due inspection by the department regarding working	Color Notes		上飞 SCALE = 1:100		
sures installed. The certificate should be produced to the Corporation the permission issued once in Two years.					
of high-rise building shall get the building inspected by empaneled ire and Emergency Department to ensure that the equipment's installed are	PLOT BOUNDARY				
ion, and an affidavit to that effect shall be submitted to the Department every year.	ABUTTING ROAD PROPOSED WORK (C	OVERAGE AREA)			
of high-rise building shall obtain clearance certificate from the Electrical s with due inspection by the Department regarding working condition of	EXISTING (To be retain EXISTING (To be demo	ned)			
tc., The certificate should be produced to the BBMP and shall get the sued that once in Two years.	AREA STATEMENT (BBMP)	VERSION NO.: 1.0.3			
f the high-rise building shall conduct two mock - trials in the building mer and another during the summer and assure complete safety in respect of	PROJECT DETAIL:	VERSION DATE: 21/01/2021			
Professional responsible for supervision of work shall not shall not	Authority: BBMP	Plot Use: Residential			
viate the construction from the sanctioned plan, without previous ay shall explain to the owner s about the risk involved in contravention	Inward_No: PRJ/4993/20-21 Application Type: Suvarna Parvangi	Plot SubUse: Bungalow Land Use Zone: Residential (Main)			
Rules, Bye-laws, Zoning Regulations, Standing Orders and Policy Orders of	Proposal Type: Building Permission Nature of Sanction: MODIFY	Plot/Sub Plot No.: 21 City Survey No.: 00			
truction of a building shall be commenced within a period of two (2) cence. Before the expiry of two years, the Owner / Developer shall give	Location: RING-II Khata No. (As per Khata Extract): 21				
ning Authority) of the intention to start work in the form prescribed in mer / Developer shall give intimation on completion of the foundation or	Building Line Specified as per Z.R: NA Locality / Street of the property: SITE NO-21, 13TH MAIN ROA RAJAMAHAL VILAS, WARD NO-35, BANGALORE, PID NO-9				
he foundation. Otherwise the plan sanction deemed cancelled. an, Parks and Open Spaces area and Surface Parking area shall be	Zone: West Ward: Ward-035				
per Development Plan issued by the Bangalore Development Authority. nditions mentioned in the work order issued by the Bangalore	Planning District: 203-Malleswaram AREA DETAILS:		SQ.MT.		
approving the Development Plan for the project should be strictly	AREA OF PLOT (Minimum)	(A)	194.62		
eveloper shall abide by the collection of solid waste and its segregation ent bye-law 2016.	NET AREA OF PLOT COVERAGE CHECK	(A-Deductions)	194.62		
oper shall abide by sustainable construction and demolition waste	Permissible Coverage area (7 Proposed Coverage Area (62	,	145.96		
ste management bye-law 2016. Developers shall make necessary provision to charge electrical	Achieved Net coverage area	(62.2 %)	121.04		
eveloper shall plant one tree for a) sites measuring 180 Sqm up to 240	Balance coverage area left (FAR CHECK	12.8 %)	24.92		
for sites measuring with more than 240 Sqm. c) One tree for every 240 thereof in case of Apartment / group housing / multi-dwelling	Permissible F.A.R. as per zor	ning regulation 2015(1.75) I and II(for amalgamated plot -)	340.58		
ation, misrepresentation of facts, or pending court cases, the plan	Allowable TDR Area (60% of	Perm.FAR)	0.00		
d. for special conditions, if any.	Premium FAR for Plot within Total Perm. FAR area (1.75		0.00 340.58		
our Department of Government of Karnataka vide ADDENDUM No. LD/95/LET/2013, dated: 01-04-2013 :	Residential FAR (100.00%) Proposed FAR Area		277.34		
	Achieved Net FAR Area (1.4	3)	277.34 277.34		
Contractor and the construction workers working in the rnataka Building and Other Construction workers Welfare	Balance FAR Area (0.32) BUILT UP AREA CHECK		63.24		
ered to	Proposed BuiltUp Area		487.26		
ner / Contractor should submit the Registration of establishment and ngaged at the time of issue of Commencement Certificate. A copy of the	Achieved Builtop Area		487.26		
I to the concerned local Engineer in order to inspect the establishment f establishment and workers working at construction site or work place. /ner / Contractor shall also inform the changes if any of the list of	Approval Date :				
licant / Builder / Owner / Contractor shall engage a construction worker is not registered with the "Karnataka Building and Other Construction	OWNER / GPA H SIGNATURE	OLDER'S			
	OWNER'S ADDRES	A MITH ID			
	NUMBER & CONT				
ovided for setting up of schools for imparting education to the children o abour camps / construction sites. hall be furnished by the builder / contractor to the Labour Department		1 (OLD NO-391), 13TH MA	N ROAD.		
		XAMANE NAGAR, WARD N			
in the construction activities strictly prohibited. bour Department before commencing the construction work is a must.	PID NO-99-26-21				
le for any dispute that may arise in respect of property in question. bmitted in respect of property in question is found to be false or	S. Horshini				
ed stands cancelled automatically and legal action will be initiated.		S. Hos			
	ARCHITECT/ENGI	NEER			
	/SUPERVISOR 'S	SIGNATURE			
	K.S. Prasanna Kumar Sri	Sai Enterprises/No. 3309, 1	1st Main Road,		
	Opp More Retail Shop, G	Gayathri Nagar BCC/BL-3.2	.3/E-1260/93-94		
		Klord m	K = 10		
		of oping that			
	PROJECT TITLE : MODIFIED PLAN SHOWING THE PROPOSED RESIDENTIAL BUILDING				
	,	IAIN ROAD, RAJAMAHAL \	/ILAS,		
	WARD NO-35, BANGAL	ORE, PID NO-99-26-21.			
	DRAWING TITLE :				
		:: A (RESI) with STILT	, GF+2UF		
			_		
	SHEET NO: 1				
This approval of Building plan/ Modified	d plan is valid for two years fr	rom the			
date of issue of plan and building licend	•				
		1			
	WEST				
	WEST				
	WEST				