

-RCC ROOF

- VENTILATER

FOUNDATION AS PER

SOIL CONDITION

Tnmt (No.)

01

01

00

02

02

■ 0.15M TK CCB WALL

2.20

TERRA

GROUND

SECTION ON A-A

Proposed FAR

Area (Sq.mt.)

Resi.

0.00

35.67

35.67

0.00

71.34

71.34

UnitBUA Type | UnitBUA Area | Carpet Area | No. of Rooms | No. of Tenement

Prop. Reqd./Unit

16.32

32.64

Car

Achieved

Reqd.

Area (Sq.mt.)

13.75

13.75

13.58

27.33

Prop.

Total FAR Area

35.67

35.67

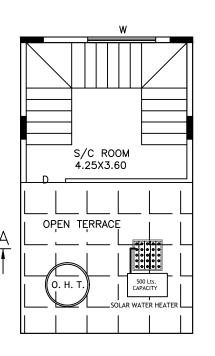
8.34

79.68

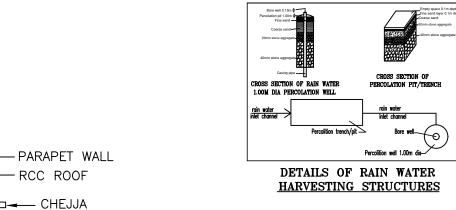
79.68

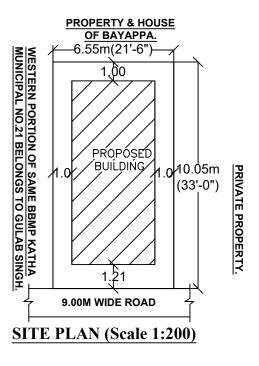
(Sq.mt.)

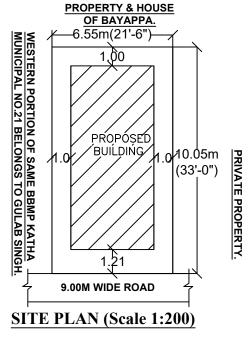
0.75

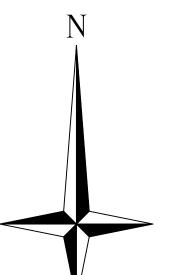


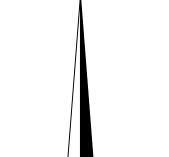
TERRACE FLOOR **PLAN**



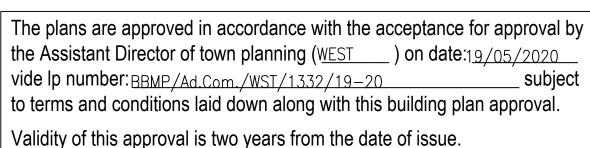












Name : RAMESH V Designation : Assistant Director Town Planning (ADTP) Organization : BRUHAT BANGALORE MAHANAGARA PALIKE.. Date: 12-Jun-2020 14: 34:41

ASSISTANT DIRECTOR OF TOWN PLANNING (WEST

BHRUHAT BENGALURU MAHANAGARA PALIKE

FAR &Tenement Details

Block	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)		Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Tnmt (No.)
			StairCase	Parking	Resi.		
A1 (RESIDENCIAL BUILDING)	1	124.53	17.52	27.33	71.34	79.68	02
Grand Total:	1	124.53	17.52	27.33	71.34	79.68	2.00

Block USE/SUBUSE Details

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

Approval Condition

This Plan Sanction is issued subject to the following conditions:

1. Sanction is accorded for the Residential Building at 21, 5TH CROSS, GOKULA 1ST STAGE, 2ND PHASE, BANGALORE, WARD NO-45,, 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

3.27.33 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

12.If any owner / builder contravenes the provisions of Building Bye-laws and rules in force, the

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.

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

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 (HosadaagiHoodike) Letter No. LD/95/LET/2013, dated: 01-04-2013 :

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

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".

Board"should be strictly adhered to

1.Accommodation shall be provided for setting up of schools for imparting education to the children of 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

OWNER / GPA HOLDER'S SIGNATURE

COLOR INDEX

PLOT BOUNDARY ABUTTING ROAD

AREA STATEMENT (BBMP)

BBMP/Ad.Com./WST/1332/19-20

Application Type: Suvarna Parvangi

Proposal Type: Building Permission

Building Line Specified as per Z.R: NA

Planning District: 213-Rajaji Nagar

Permissible Coverage area (75.00 %)

Achieved Net coverage area (54.19 %)

Balance coverage area left (20.81 %)

Allowable TDR Area (60% of Perm.FAR)

Total Perm. FAR area (1.75)

Achieved Net FAR Area (1.21)

Residential FAR (89.53%)

Balance FAR Area (0.54)

Proposed BuiltUp Area

Achieved BuiltUp Area

Approval Date: 05/19/2020 1:31:23 PM

Challan

Number

BBMP/44215/CH/19-20

Proposed FAR Area

BUILT UP AREA CHECK

Payment Details

Sr No.

Premium FAR for Plot within Impact Zone (-)

Permissible F.A.R. as per zoning regulation 2015 (1.75)

Additional F.A.R within Ring I and II (for amalgamated plot -)

Receipt

Number

BBMP/44215/CH/19-20

Proposed Coverage Area (54.19 %)

AREA OF PLOT (Minimum)

NET AREA OF PLOT

COVERAGE CHECK

Nature of Sanction: New

Location: Ring-II

Ward: Ward-045

AREA DETAILS:

Zone: West

PROJECT DETAIL:

Authority: BBMP

Inward No:

EXISTING (To be retained)

EXISTING (To be demolished)

PROPOSED WORK (COVERAGE AREA)

Plot Use: Residential

(A-Deductions)

VERSION DATE: 01/11/2018

Plot SubUse: Plotted Resi development

PID No. (As per Khata Extract): 4-127-21

PHASE, BANGALORE, WARD NO-45,

Locality / Street of the property: 5TH CROSS, GOKULA 1ST STAGE, 2ND

Land Use Zone: Residential (Main)

OWNER'S ADDRESS WITH ID NUMBER & CONTACT NUMBER: 1. S.DIVAKAR BABU. 2. D.ARCHANA. 21, 5TH CROSS, GOKULA 1ST STAGE, 2ND PHASE, BANGALORE, WARD NO-45, PID NO:4-127-21.

S. Dusy Beh

ARCHITECT/ENGINEER /SUPERVISOR 'S SIGNATURE

Rakesh Gowda R 4009/C, 1st A Main Road, B-Block, 2nd Stage, Subramanya Nagar , Bangalore-560021, Mob:6361862394. BCC/BL-3.6/E:3854/2013-14

SCALE: 1:100

SQ.MT.

65.83

65.83

49.37

35.67

35.67

13.70

115.20

0.00

0.00

0.00

115.20

71.34

79.68

79.68

35.52

124.53

124.53

Payment Date

03/02/2020

10:26:24 PM

Remark

Remark

Transaction

9957827181

Amount (INR)

573

Number

Payment Mode

Amount (INR)

573

Head

Scrutiny Fee

PROJECT TITLE:

PLAN SHOWING THE PROPOSED RESIDENTIAL BUILDING AT SITE NO-21, 5TH CROSS, GOKULA 1ST STAGE, 2ND PHASE, BANGALORE, WARD NO-45, PID NO:4-127-21.

1958495520-19-05-2020 DRAWING TITLE: 12-09-31\$_\$12 (1)

SHEET NO:

UserDefinedMetric (600.00 x 500.00MM)

FRONT ELEVATION

Floor Name

Terrace Floor

Second Floor

Ground Floor

Total Number of

FLOOR TYPICAL - 1&

2 FLOOR PLAN

Total:

Name

Total Car

Total

Other Parking

Vehicle Type

Same Blocks

First Floor

Total:

Block : A1 (RESIDENCIAL BUILDING)

Total Built Up

17.52

35.67

35.67

35.67

124.53

124.53

SPLIT 1

Required Parking(Table 7a)

Parking Check (Table 7b)

SubUse

Type

Area (Sq.mt.)

Deductions (Area in Sq.mt.)

Parking

0.00

0.00

0.00

27.33

27.33

27.33

35.67

71.34

Units

Reqd.

Area (Sq.mt.)

13.75

13.75

13.75

StairCase

17.52

0.00

0.00

0.00

17.52

FLAT

(Sq.mt.)

UnitBUA Table for Block :A1 (RESIDENCIAL BUILDING)