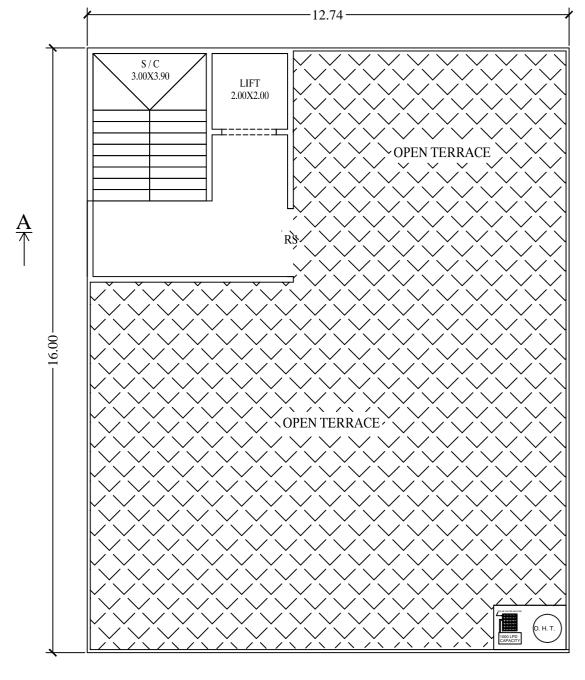
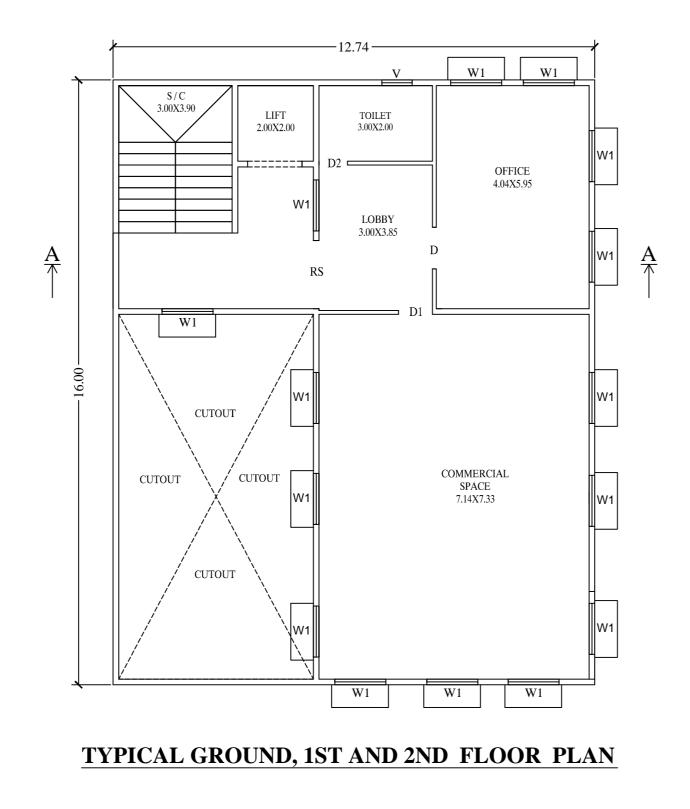
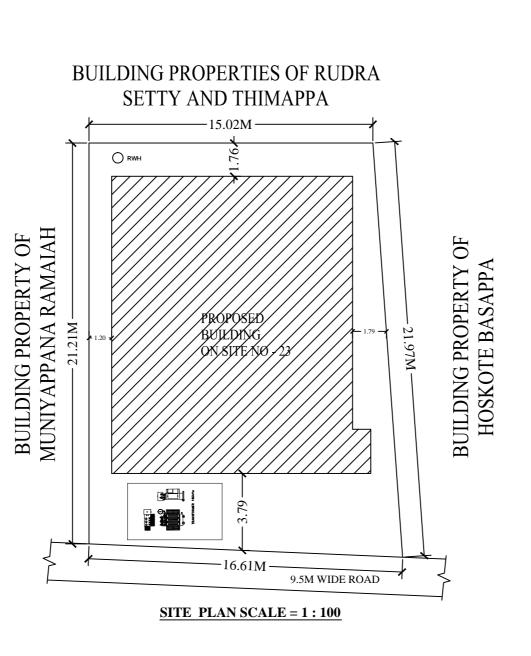


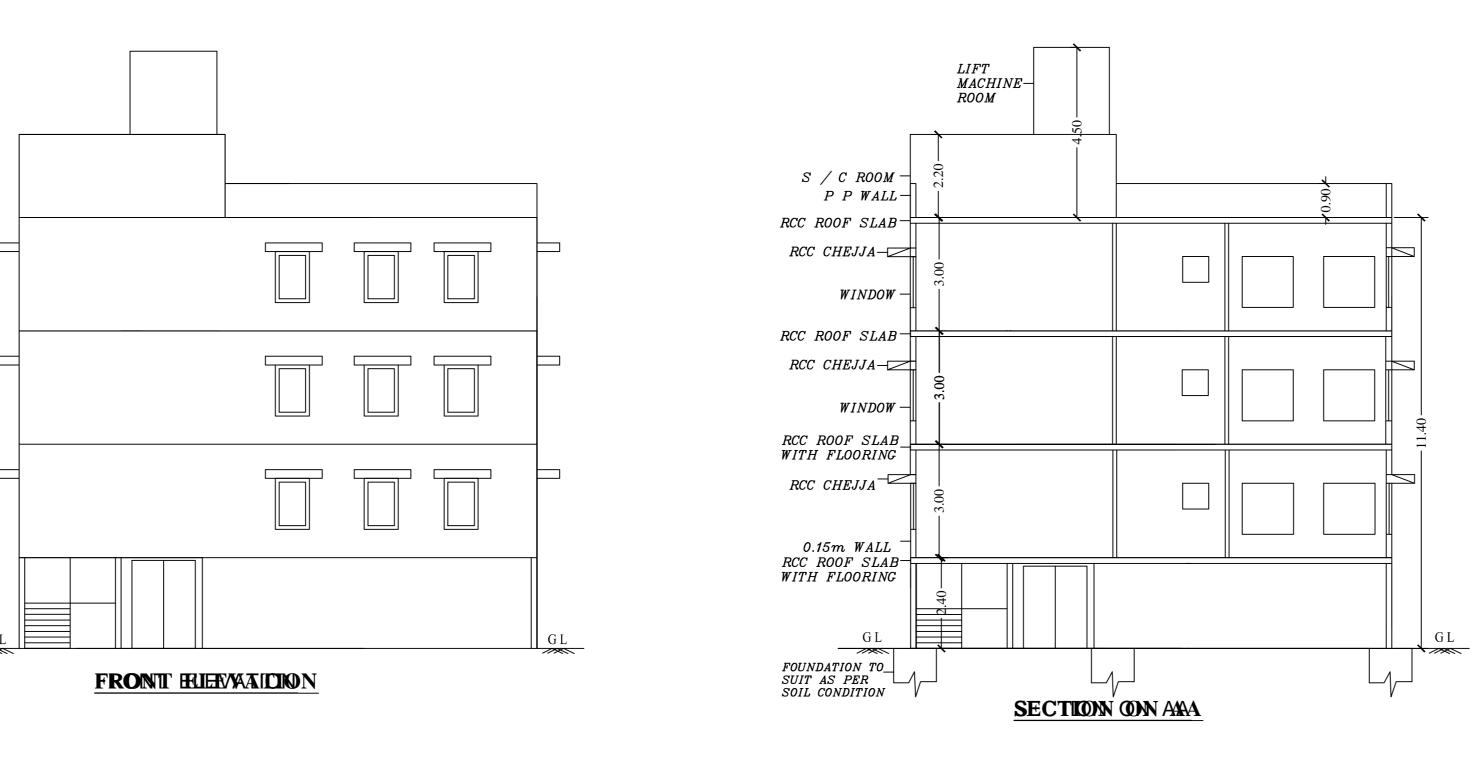
PROPOSED STILT FLOOR PLAN



PROPOSED TERRACE FLOOR PLAN







Approval Condition :	<ul><li>31.Sufficient two wheeler parking shall be provided as per requirement.</li><li>32.Traffic Management Plan shall be obtained from Traffic Management Consultant f</li></ul>
his Plan Sanction is issued subject to the following conditions :	structures which shall be got approved from the Competent Authority if necessary. 33. The Owner / Association of high-rise building shall obtain clearance certificate from
The sanction is accorded for.	Fire and Emergency Department every Two years with due inspection by the depart
).Consisting of 'Block - A (SHYLAJAGANGADHAR) Wing - A-1 (SHYLAJAGANGADHAR	condition of Fire Safety Measures installed. The certificate should be produced to the
Consisting of STILT, GF+2UF'.	and shall get the renewal of the permission issued once in Two years.
The sanction is accorded for Small Shop A (SHYLAJAGANGADHAR) only. The use of the building hall not deviate to any other use.	34.The Owner / Association of high-rise building shall get the building inspected by e agencies of the Karnataka Fire and Emergency Department to ensure that the equip
Car Parking reserved in the plan should not be converted for any other purpose.	in good and workable condition, and an affidavit to that effect shall be submitted to the
Development charges towards increasing the capacity of water supply, sanitary and power main	Corporation and Fire Force Department every year.
as to be paid to BWSSB and BESCOM if any.	35. The Owner / Association of high-rise building shall obtain clearance certificate fro
Necessary ducts for running telephone cables, cubicles at ground level for postal services & space	Inspectorate every Two years with due inspection by the Department regarding work
or dumping garbage within the premises shall be provided. The applicant shall construct temporary toilets for the use of construction workers and it should be	Electrical installation / Lifts etc., The certificate should be produced to the BBMP and renewal of the permission issued that once in Two years.
lemolished after the construction.	36. The Owner / Association of the high-rise building shall conduct two mock - trials in
The applicant shall INSURE all workmen involved in the construction work against any accident	, one before the onset of summer and another during the summer and assure comple
untoward incidents arising during the time of construction.	fire hazards.
The applicant shall not stock any building materials / debris on footpath or on roads or on drains.	37. The Builder / Contractor / Professional responsible for supervision of work shall no
he debris shall be removed and transported to near by dumping yard. The applicant / builder is prohibited from selling the setback area / open spaces and the common	materially and structurally deviate the construction from the sanctioned plan, without approval of the authority. They shall explain to the owner s about the risk involved in
acility areas, which shall be accessible to all the tenants and occupants.	of the provisions of the Act, Rules, Bye-laws, Zoning Regulations, Standing Orders a
). The applicant shall provide a space for locating the distribution transformers & associated	the BBMP.
quipment as per K.E.R.C (Es& D) code leaving 3.00 mts. from the building within the premises.	38. The construction or reconstruction of a building shall be commenced within a period
I. The applicant shall provide a separate room preferably 4.50 x 3.65 m in the basement for	years from date of issue of licence. Before the expiry of two years, the Owner / Deve
nstallation of telecom equipment and also to make provisions for telecom services as per Bye-law No.	intimation to BBMP (Sanctioning Authority) of the intention to start work in the form p Schedule VI. Further, the Owner / Developer shall give intimation on completion of the
5.	footing of walls / columns of the foundation. Otherwise the plan sanction deemed ca
2. The applicant shall maintain during construction such barricading as considered necessary to	39.In case of Development plan, Parks and Open Spaces area and Surface Parking
revent dust, debris & other materials endangering the safety of people / structures etc. in	earmarked and reserved as per Development Plan issued by the Bangalore Develop
around the site.	40.All other conditions and conditions mentioned in the work order issued by the Ban
3.Permission shall be obtained from forest department for cutting trees before the commencement f the work.	Development Authority while approving the Development Plan for the project should adhered to
1. License and approved plans shall be posted in a conspicuous place of the licensed premises. The	41.The Applicant / Owner / Developer shall abide by the collection of solid waste and
uilding license and the copies of sanctioned plans with specifications shall be mounted on	as per solid waste management bye-law 2016.
frame and displayed and they shall be made available during inspections.	42. The applicant/owner/developer shall abide by sustainable construction and demol
5.If any owner / builder contravenes the provisions of Building Bye-laws and rules in force, the	management as per solid waste management bye-law 2016.
vrchitect / Engineer / Supervisor will be informed by the Authority in the first instance, warned in	<ol> <li>The Applicant / Owners / Developers shall make necessary provision to charge el vehicles.</li> </ol>
he second instance and cancel the registration if the same is repeated for the third time. 5. Technical personnel, applicant or owner as the case may be shall strictly adhere to the duties and	44.The Applicant / Owner / Developer shall plant one tree for a) sites measuring 180
esponsibilities specified in Schedule - IV (Bye-law No. 3.6) under sub section IV-8 (e) to (k).	Sqm b) minimum of two trees for sites measuring with more than 240 Sqm. c) One to
7. The building shall be constructed under the supervision of a registered structural engineer.	Sq.m of the FAR area as part thereof in case of Apartment / group housing / multi-du
8.On completion of foundation or footings before erection of walls on the foundation and in the case	unit/development plan.
f columnar structure before erecting the columns "COMMENCEMENT CERTIFICATE" shall be obtained.	45.In case of any false information, misrepresentation of facts, or pending court case
O.Construction or reconstruction of the building should be completed before the expiry of five years rom the date of issue of license & within one month after its completion shall apply for permission	sanction is deemed cancelled. 46.Also see, building licence for special conditions, if any.
p occupy the building.	Special Condition as per Labour Department of Government of Karnataka vide ADDE
0. The building should not be occupied without obtaining "OCCUPANCY CERTIFICATE" from the	(Hosadaagi Hoodike) Letter No. LD/95/LET/2013, dated: 01-04-2013 :
ompetent authority.	
1. Drinking water supplied by BWSSB should not be used for the construction activity of the	1.Registration of
uilding. 2.The applicant shall ensure that the Rain Water Harvesting Structures are provided & maintained	Applicant / Builder / Owner / Contractor and the construction workers working in the construction site with the "Karnataka Building and Other Construction workers Welfa
n good repair for storage of water for non potable purposes or recharge of ground water at all	Board"should be strictly adhered to
mes having a minimum total capacity mentioned in the Bye-law 32(a).	
3. The building shall be designed and constructed adopting the norms prescribed in National	2. The Applicant / Builder / Owner / Contractor should submit the Registration of estat
Building Code and in the "Criteria for earthquake resistant design of structures" bearing No. IS	list of construction workers engaged at the time of issue of Commencement Certifica
893-2002 published by the Bureau of Indian Standards making the building resistant to earthquake. 4.The applicant should provide solar water heaters as per table 17 of Bye-law No. 29 for the	same shall also be submitted to the concerned local Engineer in order to inspect the and ensure the registration of establishment and workers working at construction site
uilding.	3. The Applicant / Builder / Owner / Contractor shall also inform the changes if any of
5. Facilities for physically handicapped persons prescribed in schedule XI (Bye laws - 31) of Building	workers engaged by him.
ye-laws 2003 shall be ensured.	4.At any point of time No Applicant / Builder / Owner / Contractor shall engage a const
6. The applicant shall provide at least one common toilet in the ground floor for the use of the	in his site or work place who is not registered with the "Karnataka Building and Othe
isitors / servants / drivers and security men and also entrance shall be approached through a ramp for he Physically Handicapped persons together with the stepped entry.	workers Welfare Board".
7. The Occupancy Certificate will be considered only after ensuring that the provisions of conditions	Note :
ide Sl. No. 23, 24, 25 & 26 are provided in the building.	
3. The applicant shall ensure that no inconvenience is caused to the neighbors in the vicinity of	1.Accommodation shall be provided for setting up of schools for imparting education
onstruction and that the construction activities shall stop before 10.00 PM and shall not resume the	f construction workers in the labour camps / construction sites.
vork earlier than 7.00 AM to avoid hindrance during late hours and early morning hours.	<ol> <li>List of children of workers shall be furnished by the builder / contractor to the Labou which is mandatory.</li> </ol>
9. Garbage originating from Apartments / Commercial buildings shall be segregated into organic and	3.Employment of child labour in the construction activities strictly prohibited.
norganic waste and should be processed in the Recycling processing unit k.g capacity	4. Obtaining NOC from the Labour Department before commencing the construction v
nstalled at site for its re-use / disposal (Applicable for Residential units of 20 and above and	5.BBMP will not be responsible for any dispute that may arise in respect of property i

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.

## Block : A (SHYLAJAGANGADHAR)

SECTION OF PERCOLATION PIT

Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)						Proposed FAR Area (Sq.mt.)	Total FAR Area
	(54.111.)	StairCase	Lift	Lift Machine	Void	Substructure	Parking	Commercial	(Sq.mt.)
Terrace Floor	37.79	33.79	0.00	4.00	0.00	0.00	0.00	0.00	0.00
Second Floor	203.91	28.86	4.00	0.00	51.15	0.00	0.00	119.90	119.90
First Floor	203.91	28.86	4.00	0.00	51.15	0.00	0.00	119.90	119.90
Ground Floor	203.91	28.86	4.00	0.00	51.15	0.00	0.00	119.90	119.90
Stilt Floor	221.42	12.76	4.00	0.00	0.00	15.00	189.66	0.00	0.00
Total:	870.94	133.13	16.00	4.00	153.45	15.00	189.66	359.69	359.70
Total Number of Same Blocks :	1								
Total:	870.94	133.13	16.00	4.00	153.45	15.00	189,66	359.69	359.70

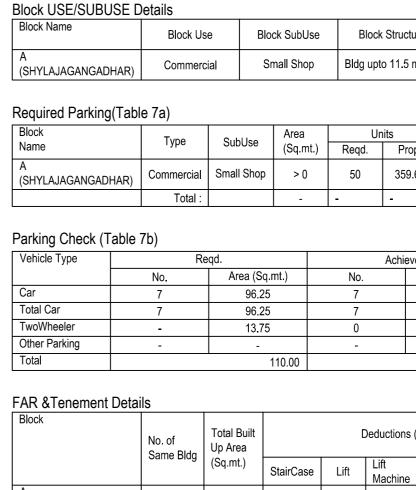
## SCHEDULE OF JOINERY:

SCHEDOLE OF SOUND	_1\1.			
BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
A (SHYLAJAGANGADHAR)	D2	0.75	2.10	03
A (SHYLAJAGANGADHAR)	D1	0.90	2.10	03
A (SHYLAJAGANGADHAR)	D	1.10	2.10	03
A (SHYLAJAGANGADHAR)	RS	1.80	2.10	03

## SCHEDULE OF JOINERY: BLOCK NAME NAME LENGTH HEIGHT

A (SHYLAJAGANGADHAR)         V         0.80         0.80         03           A (SHYLAJAGANGADHAR)         W1         1.35         1.35         27           A         W1         1.35         1.40         18					
(SHYLAJAGANGADHAR)         W1         1.35         1.35         27           A         W1         1.35         1.40         18		V	0.80	0.80	03
		W1	1.35	1.35	27
(SHYLAJAGANGADHAR) 100 100 100	A (SHYLAJAGANGADHAR)	W1	1.35	1.40	18

UnitBUA Table for Block :A (SHYLAJAGANGADHAR)							
FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement	
TYPICAL - GROUND, 1, 2 FLOOR PLAN	SHOP	SHOP	119.90	112.16	4	3	
Total:	-	-	359.69	336.47	12	3	



(SHYLAJAGANGADHAR)

Grand

Total:

			0.	Joy Notoo		SCALE : 1:100
				COLOR INDEX		
		V		PLOT BOUNDARY ABUTTING ROAD PROPOSED WORK (COVE	RAGE AREA)	
				EXISTING (To be retained) EXISTING (To be demolished) NT (BBMP)	d) VERSION NO.: 1.0.3	
<ul> <li>31.Sufficient two wheeler parking shall be provided as per requirement.</li> <li>32.Traffic Management Plan shall be obtained from Traffic Management Consultant for structures which shall be got approved from the Competent Authority if necessary.</li> </ul>	r all high rise	F	PROJECT DETAI		VERSION DATE: 21/01/2021	
33.The Owner / Association of high-rise building shall obtain clearance certificate from Fire and Emergency Department every Two years with due inspection by the department condition of Fire Safety Measures installed. The certificate should be produced to the	nent regarding working		Authority: BBMP nward_No: PRJ/3 Application Type:		Plot Use: Commercial Plot SubUse: Small Shop Land Use Zone: Residential (Main)	)
<ul> <li>and shall get the renewal of the permission issued once in Two years.</li> <li>34.The Owner / Association of high-rise building shall get the building inspected by emagencies of the Karnataka Fire and Emergency Department to ensure that the equipment of the the second seco</li></ul>	nent's installed are	1	Proposal Type: Bu Nature of Sanctior Location: RING-I	uilding Permission n: NEW	Plot/Sub Plot No.: 23 City Survey No.: - Khata No. (As per Khata Extract): -	-
<ul> <li>in good and workable condition, and an affidavit to that effect shall be submitted to the Corporation and Fire Force Department every year.</li> <li>35. The Owner / Association of high-rise building shall obtain clearance certificate from</li> </ul>	n the Electrical			cified as per Z.R: NA	PID No. (As per Khata Extract): 27 Locality / Street of the property: GU COTTONPET MAIN ROAD, BAN	-62-23 JBBI THOTADAPPA ROAD,
Inspectorate every Two years with due inspection by the Department regarding workin Electrical installation / Lifts etc., The certificate should be produced to the BBMP and renewal of the permission issued that once in Two years.	shall get the		Ward: Ward-094 Planning District: *	101-Petta		
36.The Owner / Association of the high-rise building shall conduct two mock - trials in , one before the onset of summer and another during the summer and assure complet fire hazards.	e safety in respect of		AREA DETAILS: AREA OF PLOT NET AREA OF F	· · ·	(A) (A-Deductions)	SQ.MT. 340.54 340.54
37. The Builder / Contractor / Professional responsible for supervision of work shall not materially and structurally deviate the construction from the sanctioned plan, without p approval of the authority. They shall explain to the owner s about the risk involved in c	previous contravention			IECK missible Coverage area (75.0 posed Coverage Area (60.61	•	255.40 206.42
<ul> <li>of the provisions of the Act, Rules, Bye-laws, Zoning Regulations, Standing Orders ar the BBMP.</li> <li>38.The construction or reconstruction of a building shall be commenced within a period years from date of issue of licence. Before the expiry of two years, the Owner / Development</li> </ul>	d of two (2)		Acl Bal	hieved Net coverage Area (00.01 ance coverage area left ( 14.	0.61 % )	206.42 206.42 48.98
intimation to BBMP (Sanctioning Authority) of the intention to start work in the form pr Schedule VI. Further, the Owner / Developer shall give intimation on completion of the footing of walls / columns of the foundation. Otherwise the plan sanction deemed can	escribed in e foundation or			missible F.A.R. as per zonin ditional F.A.R within Ring I ar	g regulation 2015(1.75) d II(for amalgamated plot -)	595.95 0.00
39.In case of Development plan, Parks and Open Spaces area and Surface Parking a earmarked and reserved as per Development Plan issued by the Bangalore Development 40.All other conditions and conditions mentioned in the work order issued by the Bangalore Development Plan issued b	rea shall be nent Authority.		Pre	owable TDR Area (60% of Pe mium FAR for Plot within Imp al Perm. FAR area ( 1.75 )	,	0.00 0.00 595.95
Development Authority while approving the Development Plan for the project should be adhered to 41.The Applicant / Owner / Developer shall abide by the collection of solid waste and i	be strictly		Coi Pro	mmercial FAR (100.00% ) posed FAR Area		359.69 359.69
as per solid waste management bye-law 2016. 42.The applicant/owner/developer shall abide by sustainable construction and demolit management as per solid waste management bye-law 2016.				hieved Net FAR Area(1.06) ance FAR Area(0.69) A CHECK		359.69 236.26
<ul> <li>43.The Applicant / Owners / Developers shall make necessary provision to charge ele vehicles.</li> <li>44.The Applicant / Owner / Developer shall plant one tree for a) sites measuring 180 S</li> </ul>			Sul	posed BuiltUp Area ostructure Area Add in BUA ( nieved BuiltUp Area	Layout Lvl)	870.94 15.00
Sqm b) minimum of two trees for sites measuring with more than 240 Sqm. c) One tre Sq.m of the FAR area as part thereof in case of Apartment / group housing / multi-dw unit/development plan.			AU	neved Builtop Area		885.94
<ul><li>45.In case of any false information, misrepresentation of facts, or pending court cases sanction is deemed cancelled.</li><li>46.Also see, building licence for special conditions, if any.</li></ul>	, the plan	A	pproval Date	:		
Special Condition as per Labour Department of Government of Karnataka vide ADDEI (Hosadaagi Hoodike) Letter No. LD/95/LET/2013, dated: 01-04-2013 :	NDUM					
1.Registration of Applicant / Builder / Owner / Contractor and the construction workers working in the construction site with the "Karnataka Building and Other Construction workers Welfan Boord" hould be strictly adhered to	e					
Board"should be strictly adhered to 2.The Applicant / Builder / Owner / Contractor should submit the Registration of establ list of construction workers engaged at the time of issue of Commencement Certificat						
list of construction workers engaged at the time of issue of Commencement Certificat same shall also be submitted to the concerned local Engineer in order to inspect the e and ensure the registration of establishment and workers working at construction site 3.The Applicant / Builder / Owner / Contractor shall also inform the changes if any of the	establishment or work place.					
<ol> <li>The Applicant / Builder / Owner / Contractor shall also inform the changes if any of the workers engaged by him.</li> <li>At any point of time No Applicant / Builder / Owner / Contractor shall engage a const in his site or work place who is not registered with the "Karnataka Building and Other</li> </ol>	ruction worker					
workers Welfare Board".	Constituction					
1.Accommodation shall be provided for setting up of schools for imparting education to f construction workers in the labour camps / construction sites.	o the children o					
<ul> <li>2.List of children of workers shall be furnished by the builder / contractor to the Labour which is mandatory.</li> <li>3.Employment of child labour in the construction activities strictly prohibited.</li> </ul>	Department					
4.Obtaining NOC from the Labour Department before commencing the construction w 5.BBMP will not be responsible for any dispute that may arise in respect of property in 6.In case if the documents submitted in respect of property in question is found to be f	question. alse or					
fabricated, the plan sanctioned stands cancelled automatically and legal action will be	initiated.					
k USE/SUBUSE Details k Name Block Use Block SubUse Block Structure	Block Land Use Category	7				
(LAJAGANGADHAR) Commercial Small Shop Bldg upto 11.5 mt						
uired Parking(Table 7a)	Car					
Type     SubUse     Area (Sq.mt.)     Office       rLAJAGANGADHAR)     Commercial     Small Shop     > 0     50     359.69	Reqd./Unit Reqd	I. Prop.				
Total :	- 7	7				
ing Check (Table 7b) cle Type Reqd. Achieved						
7         96.25         7           I Car         7         96.25         7	Area (Sq.mt.) 96.25 96.25					
Wheeler         -         13.75         0           or Parking         -         -         -           I         110.00         -         -	0.00 93.41 189.66					
&Tenement Details	100.00					
k No. of Up Area Deductions (A	rea in Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total FAR Area			
Same Bldg (Sq.mt.) StairCase Lift Lift Machine 1 870.94 133.13 16.00 4.00	Void SubStructure	Parking Commercial	(Sq.mt.) 359.70			
	153.45         15.00           153.45         15.00	189.66         359.69           189.66         359.69	359.70			
					OWNER / GPA HOLDER' SIGNATURE	S
					OWNER'S ADDRESS WITH NUMBER & CONTACT NU	
					SHYLAJA AND GANGADHAR NO - LAYOUT, VIJAYANAGAR, HAMPIN	
				-	ARCHITECT/ENGINEER	8302
					/SUPERVISOR 'S SIGNA THEJUS J R 87 2nd cross 2nd stage	e c block mos ayour
					vishwaneedum post BCC/BL-3.6/E-4	+JUU/2U13-2U2U
					PLAÑ SHÓWING THE PROPOSED NO-23, PID NO - 27-62-23, GUBBI 1 MAIN ROAD, BANGALORE, WARD	THO DTTONPET
				-	DRAWING TITLE : A (SF	HYLAJAGANGADHAR) with
					· · · · · · · · · · · · · · · · · · ·	T, GF+2UF
				-		
	SANCTIONING A				SHEET NO : 1 an is valid for two years from the	
	ASSISTANT / JUNIOR ENGINEER / TOWN PLANNER	ASSISTANT DIRECTOR			by the competent authority.	
	<u> </u>					

This is system generated report and does not require any signature. 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.

WEST