



SCALE: 1:100

Color Notes

COLOR INDEX

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

AREA STATEMENT (BBMP)

VERSION NO.	1.0.4	SQ. MT.
VERSION DATE	31/08/2021	

PROJECT DETAIL:

Authority	BBMP	Plot Use	Commercial
Inward No.	PRJ/16022/21-22	Plot Sub Use	Commercial Bldg
Application Type	General	Land Use Zone	Residential (Main)
Proposal Type	Building Permission	Plot/Sub-Plot No.	2
Nature of Sanction	NEW	City Survey No.	00
Location	RINGC	Khata No.	(As per Khata Extract): 2
Building Line Specified as per Z.R. NA		PID No.	(As per Khata Extract): 96-131-2
Zone	West	Locality / Street of the property	NEW BEL ROAD, DEVASANDRA, ARAMANEENAGAR, BENGALURU

Ward: Ward-05
Planning District: 215-Mathikere

AREA DETAILS:

AREA OF PLOT (Minimum)	(A)	539.82
NET AREA OF PLOT	(A-Deductions)	539.82

COVERAGE CHECK

Permissible Coverage area (65.00 %)	350.75
Proposed Coverage Area (50.79 %)	274.06
Achieved Net coverage area (50.79 %)	274.06
Balance coverage area WK (14.21 %)	76.89

FAR CHECK

Permissible F.A.R. as per zoning regulation 2.15 (2.25)	1214.14
Additional F.A.R. within Ring Land (1 for amalgamated plot +)	0.00
Allowable F.A.R. (65% of Perm.FAR)	0.00
Premium FAR for Plot within Impact Zone (-)	0.00
Total Perm. FAR area (2.25)	1214.14
Residential FAR (70.81%)	847.28
Commercial FAR (29.19%)	348.19
Proposed FAR Area	1196.47
Achieved Net FAR Area (2.22)	1196.47
Balance FAR Area (0.03)	17.67

BUILT UP AREA CHECK

Proposed Built Up Area	1651.94
Substructure Area Addn in BUA (Layout Liv)	17.33
Achieved Built Up Area	1669.27

Approval Date:

- SCHEDULE OF JOINERY:**
- | BLOCK NAME | NAME | LENGTH | HEIGHT | NOS |
|------------|------|--------|--------|-----|
| COMM (BLD) | WS | 1.16 | 1.20 | 04 |
| COMM (BLD) | D1 | 1.20 | 2.10 | 04 |
| COMM (BLD) | D1 | 1.20 | 2.10 | 01 |
| COMM (BLD) | RS | 1.20 | 2.10 | 08 |
| COMM (BLD) | RS | 1.50 | 2.10 | 01 |
| COMM (BLD) | D | 2.48 | 2.10 | 02 |
| COMM (BLD) | ED | 2.40 | 2.10 | 01 |
| COMM (BLD) | ED | 2.70 | 2.10 | 01 |
- SCHEDULE OF JOINERY:**
- | BLOCK NAME | NAME | LENGTH | HEIGHT | NOS |
|------------|------|--------|--------|-----|
| COMM (BLD) | WS | 1.16 | 1.20 | 04 |
| COMM (BLD) | GW | 14.84 | 1.20 | 02 |
| COMM (BLD) | W | 2.57 | 1.20 | 03 |
| COMM (BLD) | W | 4.70 | 1.20 | 02 |
| COMM (BLD) | W | 4.73 | 1.20 | 02 |
| COMM (BLD) | W | 4.75 | 1.20 | 02 |
| COMM (BLD) | W | 4.88 | 1.20 | 02 |
| COMM (BLD) | SW | 5.24 | 1.20 | 02 |
| COMM (BLD) | GW | 6.58 | 1.20 | 03 |
| COMM (BLD) | W | 7.41 | 1.20 | 04 |
| COMM (BLD) | GW | 9.15 | 1.20 | 01 |
| COMM (BLD) | GW | 9.91 | 1.20 | 01 |
- Parking Check (Table 7b)**
- | Vehicle Type | No. | Area (Sq.Mt) | Achieved | Area (Sq.Mt) |
|---------------|-----|--------------|----------|--------------|
| Car | 8 | 110.00 | 10 | 137.50 |
| Total Car | 8 | 110.00 | 10 | 137.50 |
| TwoWheeler | - | 27.50 | 0 | 0.00 |
| Other Parking | - | - | - | 139.44 |
| Total | - | - | 137.50 | 276.94 |
- Block USE/SUBUSE Details**
- | Block Name | Block Use | Block Sub Use | Block Structure | Block Land Use Category |
|------------|------------|---------------|------------------------|-------------------------|
| COMM (BLD) | Commercial | Small Shop | Bldg upto 11.5 mt. ht. | C1 |
- Required Parking (Table 7b)**
- | Block Name | Type | Sub Use | Area (Sq.Mt) | Units | Car | Prop. |
|------------|-------------|------------|--------------|-------|--------|-------|
| COMM (BLD) | Commercial | Small Shop | > 0 | 50 | 349.19 | 1 |
| COMM (BLD) | Residential | Hostel | > 0 | 10 | 2.00 | 1 |
| Total | - | - | - | - | - | 8 |
- URBUA Table for Block - COMM (BLD)**
- | FLOOR | Name | URBUA Type | Unit/BUA Area | Carpet Area | No. of Rooms | No. of Tenement |
|-------------------|------------|------------|---------------|-------------|--------------|-----------------|
| GROUND FLOOR PLAN | COMMERCIAL | OFFICE | 239.00 | 228.35 | 2 | 1 |
| FIRST FLOOR PLAN | COMMERCIAL | OFFICE | 96.64 | 90.11 | 1 | 1 |
| Total | - | - | 335.64 | 318.46 | 3 | 2 |

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.)	Carpet Area other than Tenement
			Stair/Case	Lift	Lift Machine	Void	Ramp	Parking	Resi.			
COMM (BLD)	1	1651.94	99.86	16.20	3.24	10.08	49.15	276.94	847.28	349.19	1196.47	795.20
Grand Total:	1	1651.94	99.86	16.20	3.24	10.08	49.15	276.94	847.28	349.19	1196.47	795.20

Block - COMM (BLD)

Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)							Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Carpet Area other than Tenement	
		Stair/Case	Lift	Lift Machine	Void	Ramp	Parking	Resi.				Commercial
Terrace Floor	40.10	36.86	0.00	3.24	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Third Floor	336.15	15.75	3.24	0.00	2.52	0.00	0.00	314.64	0.00	314.64	300.24	
Second Floor	336.15	15.75	3.24	0.00	2.52	0.00	0.00	314.64	0.00	314.64	300.24	
First Floor	336.15	15.75	3.24	0.00	2.52	0.00	0.00	218.00	96.64	314.64	194.72	
Ground Floor	274.06	15.75	3.24	0.00	2.52	0.00	0.00	252.55	252.55	252.55	0.00	
Basement Floor	329.33	0.00	3.24	0.00	0.00	49.15	276.94	0.00	0.00	0.00	0.00	
Total	1651.94	99.86	16.20	3.24	10.08	49.15	276.94	847.28	349.19	1196.47	795.20	