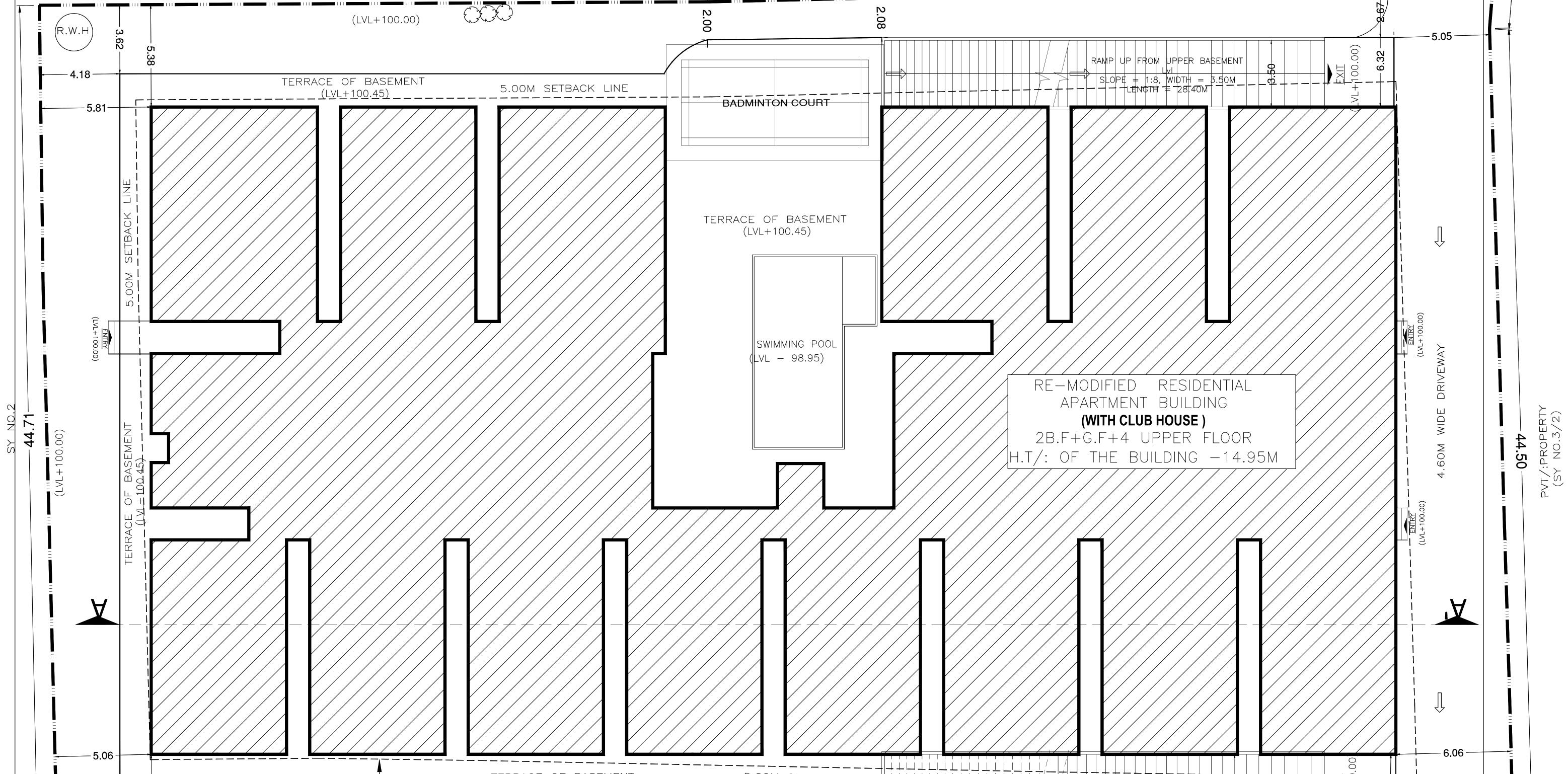
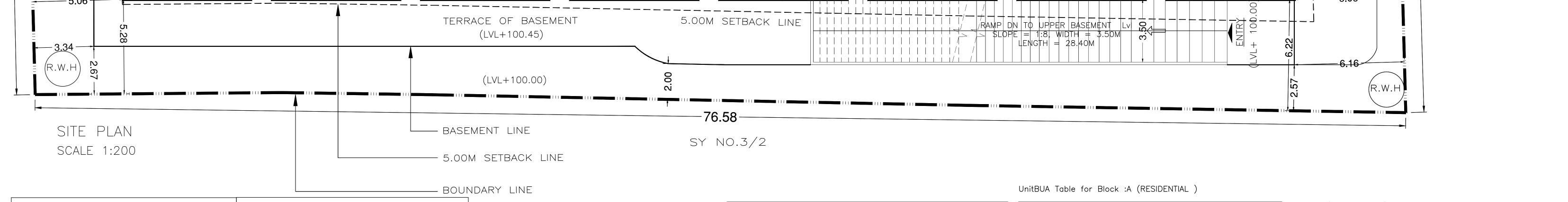


SY NO.3/1A

-70.49-





	shall not resume the work earlier than 7.00 AM to avoid hindrance during late hours and	d		AREA STATEMENT (BBMP)	VERSION NO.: 1.0.11	FLOOR	Name		ooms No. of Tenement	Block :A (RESIDENTIAL)	
BBMP/ADDL.DIR/JD CENTRAL/LP/0009/2019-20	early morning hours. 30. Garbage originating from Apartments / Commercial buildings shall be segregated into	II. The Applicant has paid the fees vide Receipt No. BBMP/39351/CH/19-20 dated: 18-02-20	20		VERSION DATE: 01/11/2018		TY-1	FLAT 105.91 108.38	9		
This Re Modified Plan Sanction is issued subject to the following conditions	organic and inorganic waste and should be processed in the Recycling processing uni			PROJECT DETAIL:			TY-10	FLAT 82.26 87.19	6		Proposed Carpet
1. Re Modified Sanction is accorded for the Residential Apartment Building at Khata No. 852,	100 k.g capacity installed at site for its re-use / disposal (Applicable for Residential units o	1 Scrutiny fee : 66,664-00		Authority: BBMP	Plot Use: Residential		TY-11	FLAT 87.58 87.58	8		ns (Area in Sq.mt.) FAR Area Total FAR Total FAR
Sy No. 3/2, 3/1b, Haraluru Village, Varthur Hobli, Bangalore East Taluk, Ward No. 150,	50 and above and 5000 Sqm and above built up area for Commercial building).	2. Licence Fee : 2,43,153-00 3. Ground Rent : 1,21,577-00		Inward_No:	Plot SubUse: Apartment		TY-12	FLAT 85.12 85.12	8	Name	(Sq.mt.) Area (No.) other
Mahadevapura Zone, Bengaluru.	31. The structures with basement/s shall be designed for structural stability and safety to	GST 18% of Ground Rent : 21,884-00		BBMP/Addl.Dir/JDCENTRAL/0009/19-20	·		TY-13	FLAT 82.65 85.12	6	(Sq.mt.) StairCase Lift Lift	hina Void Ramp Parking Resi. (Sq.mt.) (NO.) than
a) Consist of 2BF+GF+4 UF (Four upper floors). 2. Sanction is accorded for Residential use only. The use of the building shall not be	ensure for soil stabilization during the course of excavation for basement/s with safe design	L For Building 5 403-00		Application Type: General	Land Use Zone: Residential (Main)		TY-14	FLAT 85.12 90.05	6	Terrace 71.72 F4.64 0.00 17	
2. Sanction is accorded for Residential use only. The use of the building shall not be deviated to any other use.	for retaining walls and super structure for the safety of the structure as well as neighbouring property, public roads and footpaths, and besides ensuring safety of workman and genera	19 5. Security Deposit 2,70,170-00 al 6. Plan Copy Charges 43,000-00		Proposal Type: Building Permission	Plot/Sub Plot No.: 852		TY-15	FLAT 85.12 90.05	6	Floor 71.73 54.64 0.00 17	7.09 0.00 0.00 0.00 0.00 0.00 0.00 0.00
3. Two Basement Floor area reserved for car parking shall not be converted for any other	public by erecting safe barricades.	7. 1% Service Charges on Labour Cess		Nature of Sanction: Modify	City Survey No.: 3/2 & 3/1B		TY-16	FLAT 82.65 85.12	6	Floor 71.73 54.64 0.00 17 Fourth 1890.18 0.00 11.76 0	0.00 76.62 0.00 0.00 1801.80 1801.80 18 0.00
purpose.	32. Sufficient two wheeler parking shall be provided as per requirement.	To paid to BBMP : <u>4,262-00</u> Total : 7,76,113-00		Location: Ring-III	Khata No. (As per Khata Extract): 852	TYPICAL - 1, 2,	TY-17	FLAT 85.12 90.05	6	Floor 1890.18 0.00 11.76 0 Third 1990.49 0.00 11.76 0	J.00 70.02 0.00 0.00 1001.00 1001.00 10 0.00
	33. Traffic Management Plan shall be obtained from Traffic Management Consultant for al	Already paid vide Online Receipt No:		Building Line Specified as per Z.R: NA	Locality / Street of the property: Haralur Village, Varthur Hobli, Bangalore	3, 4 FLOOR PLAN	TY-18	FLAT 87.56 94.93	6 72		0.00 76.62 0.00 0.00 1801.80 1801.80 18 0.00
main has to be paid to BWSSB and BESCOM if any.	high rise structures which shall be got approved from the Competent Authority if necessary. 34. Payment of Ground Rent for construction carried out beyond the two years period of plan			Zone: Mahadevapura	East Taluk.		TY-2	FLAT 82.65 82.65	8	Floor 1690.10 0.00 11.76 0 Second 1800.48 0.00 11.76 0	
5. Necessary ducts for running telephone cables, cubicles at ground level for postal services & space for dumping garbage within the premises shall be provided.	34. Payment of Ground Rent for construction carried out beyond the two years period of plat sanction shall be made to the corporation as per bye law no. 3.8 note(i) of Building	SAY Rs. : 7.65.000-00		Ward: Ward-150			TY-3	FLAT 105.91 108.38	9	Floor 1890.18 0.00 11.76 0	0.00 76.62 0.00 0.00 1801.80 1801.80 18 0.00
6. The applicant shall construct temporary toilets for the use of construction workers and t	Bye-law-2003.	Labour Cess : Rs. 4,22,000/- Paid vide Receipt No. HO/39416/2019, dated: 18-02-2020		Planning District: 318-Begur			TY-4	FLAT 103.44 105.91	8	First Floor 1890.18 0.00 11.76 0	0.00 76.62 0.00 0.00 1801.80 1801.80 18 0.00
should be demolished after the construction.	35. The Builder / Contractor / Professional responsible for supervision of work shall not sha	all III. NOC Details		AREA DETAILS:	SQ.MT.		TY-5	FLAT 82.65 85.12	7	Cround	0.00 67.68 0.00 0.00 1720.96 1720.96 16 162.02
7. The applicant shall INSURE all workmen involved in the construction work against any	not materially and structurally deviate the construction from the sanctioned plan, withou	It SI Name of the Reference No. & Date Conditions Imposed		AREA DE TAILS: AREA OF PLOT (Minimum)			TY-6	FLAT 105.91 113.31	7	Floor 1800.40 0.00 11.76 0	J.00 67.66 0.00 0.00 1720.96 1720.96 16 162.02
accident / untoward incidents arising during the time of construction.	previous approval of the authority. They shall explain to the owner s about the risk involved	d No Statutory			(A) 3971.15		-	FLAT 81.98 84.44	7	Upper	
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 vard.	in contravention of the provisions of the Act, Rules, Bye-laws, Zoning Regulations, Standing Orders and Policy Orders of the BBMP.	19 Department All the conditions		Deduction for NetPlot Area				FLAT 82.26 82.26	8		0.00 18.49 198.82 2451.92 2.20 2.20 00 2.20
	36. The Construction or reconstruction of building shall be commenced within a period of two			Road Widening Area	45.10		110	FLAT 81.98 81.98	8	Floor Lower	
common facility areas, which shall be accessible to all the tenants and occupants.	(2) years from date of issue of licence. Before the expiry of two years, the Owner	/ issued by the		Total	45.10		G_1	FLAT 98.51 98.51	8		0.00 18.49 204.45 2446.29 2.20 2.20 00 2.20
10.The applicant shall provide a space for locating the distribution transformers & associated	Developer shall give intimation to BBMP of the intention to start work in the form prescribed			NET AREA OF PLOT	(A-Deductions) 3926.05		G 10	FLAT 80.18 80.18	7	Floor	
equipment as per K.E.R.C (Es& D) code leaving 3.00 mts. from the building within the	in Schedule VI. Further, the Owner / Developer shall give intimation on completion of the			COVERAGE CHECK			G-10	FLAT 80.18 80.18	7	Total: 14799.24 54.64 82.32 17	7.09 411.14 403.27 4898.21 8932.56 8932.56 88 166.42
premises. 11.The applicant shall provide a separate room preferably 4.50 x 3.65 m in the basement for	foundation or footing of walls / columns of the foundation. Otherwise the plan sanction deemed cancelled	m Block USE/SUBUSE Details		Permissible Coverage area (55				FLAT 80.18 80.18	7	Total	
installation of telecom equipment and also to make provisions for telecom services as per	deemed cancelled. 37. The Applicant / Owner / Developer shall abide by the collection of solid waste and its	ts		Proposed Coverage Area (45.8	,		0-12	ELAT 00.10 80.18	7	Number of	
Bye-law No. 25.	segregation as per solid waste management bye-law 2016.	I Block Name I Block Use I Block SubUse I Block Structure I -	ock Land Use	Achieved Net coverage area (45.86 %) 1800.40		G-13	FLAT 80.18 80.18	7	Same 1	
12. The applicant shall maintain during construction such barricading as considered	38. The applicant/owner/developer shall abide by sustainable construction and demolition		ategory	Balance coverage area left (9.	14 %) 358.93		G-14	FLAT 80.18 80.18		Blocks	
necessary to prevent dust, debris & other materials endangering the safety of people /	waste management as per solid waste management bye-law 2016.		R	FAR CHECK			G-15	FLAT 80.18 80.18		Total: 14799.24 54.64 82.32 17	7.09 411.14 403.27 4898.21 8932.56 8932.56 88 166
	 The Applicant / Owners / Developers shall make necessary provision to charge electrica vehicles. 			Permissible F.A.R. as per zonir		GROUND FLOOR PLAN	G-16	FLAI 80.18 80.18	<u> </u>	10(a). 14799.24 04.04 02.02 17	7.09 411.14 403.27 4030.21 0352.30 0352.30 00 100
13.The applicant shall plant at least two trees in the premises. 14.Permission shall be obtained from forest department for cutting trees before the	40. The Applicant / Owner / Developer shall plant one tree for a) sites measuring 180 Sqn	Balcony Calculations Table		Additional F.A.R within Ring I a		FLOOR PLAN	G-2	FLAI 80.18 80.18	/		
commencement of the work.	upto 240 Sgm b) minimum of two trees for sites measuring with more than 240 Sgm. c) One	e		Allowable TDR Area (60% of P	erm.FAR) 0.00		G-3	FLAT 98.51 98.51	8		
15.License and approved plans shall be posted in a conspicuous place of the licensed	tree for every 240 Sq.m of FAR area as part thereof in case of Apartment / group housing	FLOOR SIZE AREA	TOTAL AREA	Premium FAR for Plot within Im	npact Zone (-) 0.00		G-4	FLAT 98.51 98.51	8		
premises. The building license and the copies of sanctioned plans with specifications shall	multi dwelling unit/development plan.	TYPICAL - 1, 2, 3, 4 FLOOR 0.90 X 2.74 X 22 X 4 217.36	217.36	Total Perm. FAR area (2.25)	8935.09		G-5	FLAT 80.18 80.18	7		
be mounted on a frame and displayed and they shall be made available during inspections. 16.If any owner / builder contravenes the provisions of Building Bye-laws and rules in force.	41. The Applicant should follow the instruction of chairman BWSSB specified in the DO lette	er PLAN 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1		Residential FAR (100.00%)	8932.56		G-6	FLAT 98.51 98.51	8		
	No. BWSSB/A/36/2019-20, Dated. 25-09-2019 regarding utilization of treated water for a construction activities of built up area more than 2000 Sq.mtrs.,		217.36	Proposed FAR Area	8932.56		G-7	FLAT 79.51 79.51	7		
warned in the second instance and cancel the registration if the same is repeated for the	42. The NOC from BWSSB should be obtained and shall be submitted to this office before			Achieved Net FAR Area (2.25) 8932.56		G-8	FLAT 77.33 77.33	6		OWNER / GPA HOLDER'S
third time.	construction activities of built up area more than 2000 Sq.mtrs.,42. The NOC from BWSSB should be obtained and shall be submitted to this office before obtaining Occupancy Certificate	Required Parking(Table /a)		Balance FAR Area (0.00)	2.53		G-9	FLAT 80.18 80.18	7		SIGNATURE
17.Technical personnel, applicant or owner as the case may be shall strictly adhere to the	43. In case of any false information, misrepresentation of facts, or pending court cases, the			BUILT UP AREA CHECK		Total:	-	- 7736.14 7943.20	631 88		OWNER'S ADDRESS WITH ID
duties and responsibilities specified in Schedule - IV (Bye-law No. 3.6) under sub section IV-8 (e) to (k).	plan sanction is deemed cancelled.	Block Type SubUse Area Units	Car	Proposed BuiltUp Area	14799.24						NUMBER & CONTACT NUMBER :
	Special Condition as per Labour Department of Government of Karnataka vide	II Name I I I I I SQUIIL) I Redd I Prop I Redd/Un	t Reqd. Prop.	Substructure Area Add in BUA	(Layout Lvl) 15.00						VIDYA G BABU & GODHA K.N #26/1-1,
engineer.	ADDENDUM (HosadaagiHoodike) Letter No. LD/95/LET/2013, dated: 01-04-2013			Achieved BuiltUp Area	14814.25						Chaitanya 13th cross, M.T. layout
19.On completion of foundation or footings before erection of walls on the foundation and in		(RESIDENTIAL Residential Apartment 50 - 225 1 - 1	88 -								, Behind MES college,
the case of columnar structure before erecting the columns "COMMENCEMENT	1. Registration of Applicant / Builder / Owner / Contractor and the construction workers										
CERTIFICATE" shall be obtained. 20. Construction or reconstruction of the building should be completed before the expiry of	working in the construction site with the "Karnataka Building and Other Construction workers Welfare Board"should be strictly adhered to		88 108	[]] Approval Date : 02/17/2020 6:05:48	PM						
	 The Applicant / Builder / Owner / Contractor should submit the Registration of establishmen 	Parking Check (Table 7b)		, ipplotal 2000 : 02, 11,2020 0.00.10							
apply for permission to occupy the building.	and list of construction workers engaged at the time of issue of Commencement Certificate			Payment Details							
21. The building should not be occupied without obtaining "OCCUPANCY	A copy of the same shall also be submitted to the concerned local Engineer in order to										
CERTIFICATE" from the competent authority.	inspect the establishment and ensure the registration of establishment and workers working	No. Area (Sq.mt.) No.	Area (Sq.mt.)	Challan	Receipt Amount (INR) Payment Mode Transaction Payment Date						ARCHITECT/ENGINEER
 Drinking water supplied by BWSSB should not be used for the construction activity of the building. 	at construction site or work place. 3. The Applicant / Builder / Owner / Contractor shall also inform the changes if any of the list o	nf Car 88 1210.00 108	1485.00	Sr No. Number	Receipt Number Amount (INR) Payment Mode Transaction Number Payment Date	Remark					/SUPERVISOR 'S SIGNATURE
23. The applicant shall ensure that the Rain Water Harvesting Structures are provided &	workers engaged by him.	Visitor's Car Parking 9 123.75 0	0.00	1 BBMP/37845/CH/19-20 BBMF	P/37845/CH/19-20 12172.9 Online 9723655127 01/23/2020				Noto - Corlier Dian O-	anction Vide L.P Nobemp/addl.dir/jd central/lp/0009/20	Ganesh N #4/2, 8th main, 6th cross, S.R.
maintained in good repair for storage of water for non potable purposes or recharge df	4. At any point of time No Applicant / Builder / Owner / Contractor shall engage a construction	on Total Car 97 1333.75 108	1485.00		5:32:33 PM	_					Nagar, Bangalore E-4289/17-18
ground water at all times having a minimum total capacity mentioned in the Bye-law 32(a).	worker in his site or work place who is not registered with the "Karnataka Building and Othe	er TwoWheeler - 123.75 0	0.00	No.	Head Amount (INR) Remark				dated:23-12-2019	is deemed cancelled. re Approved in accordance with the acceptance for	
24. The building shall be designed and constructed adopting the norms prescribed in	Construction workers Welfare Board"	Other Parking	3413.21	1	Scrutiny Fee 12172.9 -					nissioner on date: $17/02/2020$.	ly t.
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	Note	Total 1457.50	4898.21 FAF	R &Tenement Details						<pre>>/AddLDir/JDCENTRAL/0009/19=20 subject</pre>	A. W.
the building resistant to earthquake.										ns laid down along with this modified building plan	
25. The applicant should provide solar water heaters as per table 17 of Bye-law No. 29 for	1. Accommodation shall be provided for setting up of schools for imparting education to the			Total	Deductions (Area in Sq.mt.) Proposed FAR Area Total FAR	Carpet			approval.		PROJECT TITLE : RE - MODIFIED RESIDENTIAL APARTMENT BUILDING AT KHATHA
the building.	children of construction workers in the labour camps / construction sites.			No. of Built Up	Deductions (Area in Sq.mt.) FAR Area Total FAR (Sq.mt.) Area Total FAR	Area					NO 852, SY.NO: 3/2 , 3/1B, HARALUR VILLAGE, VARTHUR HOBLI,
26. Facilities for physically handicapped persons prescribed in schedule XI (Bye laws - 31) of Building bye laws 2003 shall be ensured				Block Same Bldg Area	(No.)	other than			Validity of this approv	al is two years from the date of issue.	BANGALORE EAST TALUK. WARD NO.150
Building bye-laws 2003 shall be ensured. 27. The applicant shall provide at least one common toilet in the ground floor for the use of	Department which is mandatory.			(Sq.mt.) StairCase	Lift Lift Void Ramp Parking Resi.	Tenement					
the visitors / servants / drivers and security men and also entrance shall be approached	3. Employment of child labour in the construction activities strictly prohibited.Obtaining NOC from the Labour Department before commencing the construction work is a must.		A							Name : B MANJESH	
through a ramp for the Physically Handicapped persons together with the stepped entry.	 BBMP will not be responsible for any dispute that may arise in respect of property in 		(RE	SIDENTIAL 1 14799.25 54.64	82.32 17.09 411.14 403.27 4898.21 8932.56 8932.56 88	166.42				Name : B MANJESH Designation : Joint Director Town Planning (JDTP) Organization : BRUHAT BANGALORE MAHANAGARA PALIKE	
28. The Occupancy Certificate will be considered only after ensuring that the provisions of	auestion.)						Margar 6	DATE DATE DATE DATE DATE DATE DATE DATE	DRAWING TITLE : SITE PLAN
conditions vide SI. No. 23, 24, 25 & 26 are provided in the building.	5. In case if the documents submitted in respect of property in question is found to be false		Gra	nd 1 14799.25 54.64	82.32 17.09 411.14 403.27 4898.21 8932.56 8932.56 88.00	166 42				CTOR OF TOWN PLANNING (<u>NORTH</u>)	
29. The applicant shall ensure that no inconvenience is caused to the neighbours in the vicinity of construction and that the construction activities shall stop before 10.00 PM and	or fabricated, the plan sanctioned stands cancelled automatically and legal action will be		Tota	al:						, , , , , , , , , , , , , , , , , , ,	SHEET NO: 1
	initiated.								BHRUHAT	BENGALURU MAHANAGARA PALIKE	

USGEDERFICERNMERCIC(900.00 x 1600.00MM)

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