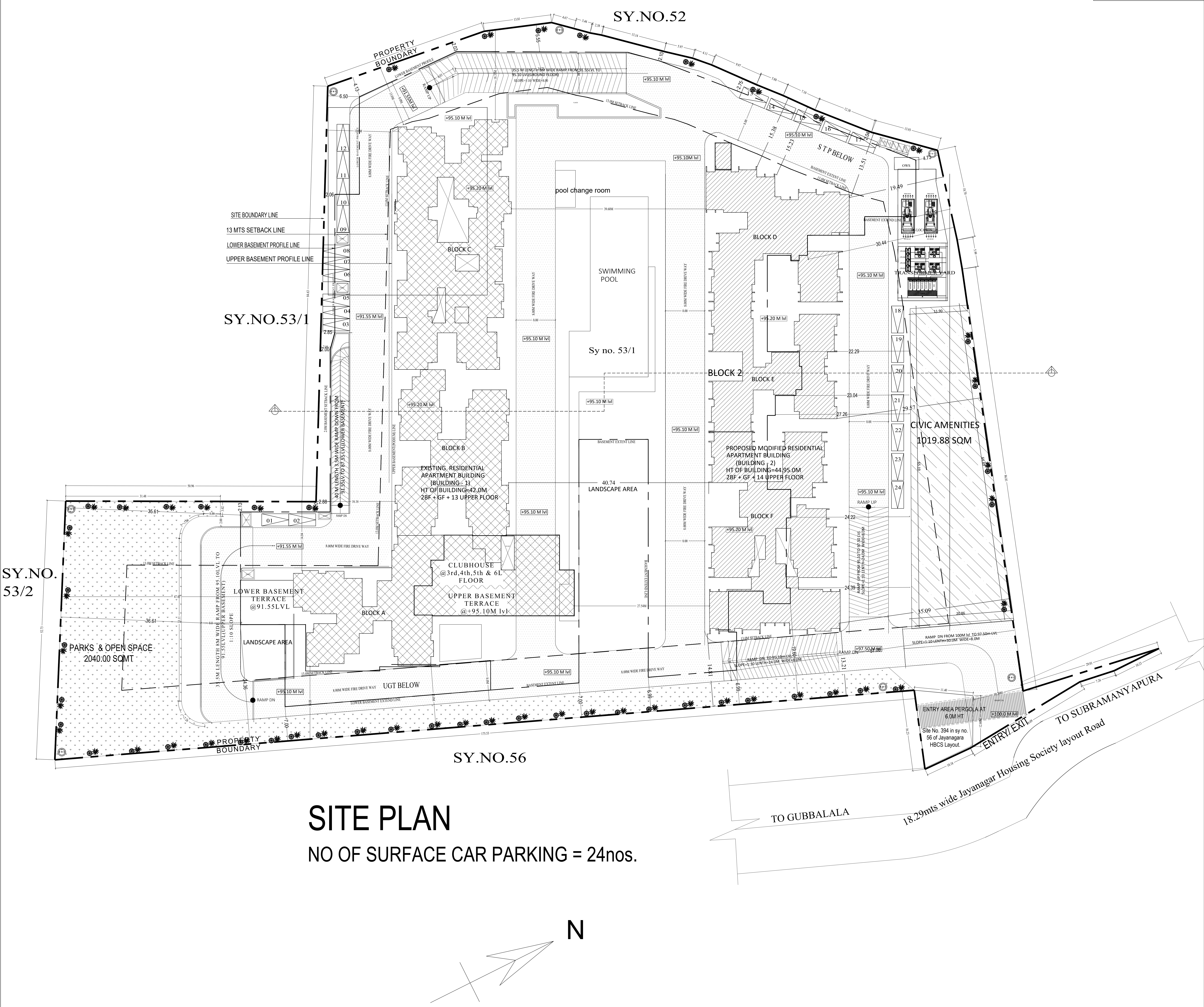
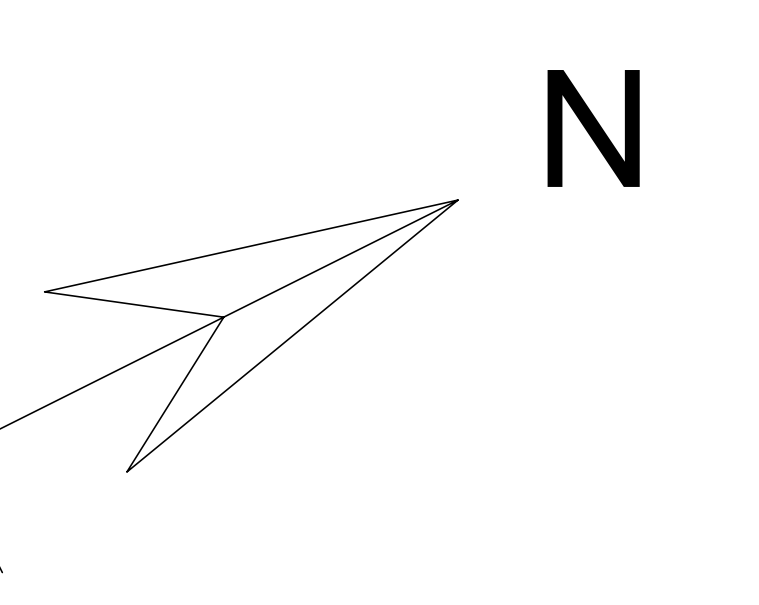


SCALE : 1:250



# SITE PLAN

NO OF SURFACE CAR PARKING = 24nos.



BBMP Act D/19/2018/20 (Modified Plan)  
The Plan Sanction is issued subject to the following conditions

- 1. Sanction is accorded for Residential use only. The use of the building shall not be deviated to any other use.
- 2. Two Basement Floors and Surface area reserved for car parking shall not be converted for any other purpose.
- 3. Development charges towards increasing the capacity of water supply, sanitary and power main has to be paid to BWS&B and BESCOM if any.
- 4. Necessary ducts for running telephone cables, cubicles at ground level for postal services & space for dumping garbage within the premises shall be provided.
- 5. The applicant shall construct temporary toilets for the use of construction workers and it should be demolished after the construction.
- 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 / builder is prohibited from setting the setback area / open spaces and the common facility areas, which shall be accessible to all the tenants and occupants.
- 9. The applicant shall provide a space for locating the distribution transformers & associated equipment as per K.E.C (E&D) code leaving 3.00 mts. from the building within the premises.
- 10. The applicant shall provide a separate room preferably 4.50 x 3.00 m in the basement for installation of telecom equipment and also to make provisions for telecom services as per By-law No. 25.
- 11. 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.
- 12. The applicant shall plant at least two trees in the premises.
- 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 the foundation and in the case of columnar structure before work commences and they shall be made available during inspections.
- 15. If any owner / builder contravenes the provisions of Building By-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 (By-law No. 3.8) 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 work a copy of the same shall also be submitted to the concerned local Engineer in-charge and 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 the Commencement Certificate.
- 20. Drinking water supplied by BWS&B should not be used for the construction activity of the building.
- 21. 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 buildings having a minimum total capacity mentioned in the By-law No. 22(a).
- 22. The building shall be designed and constructed according to the norms prescribed in National Building Code and in the 'Criteria for Earthquake resistant design of structures' bearing No. 15/1963-2002 published by the Bureau of Indian Standards making the building resistant to earthquake.
- 23. The applicant should provide solar water heaters as per table 17 of By-law No. 29 for the building.
- 24. The applicant should provide solar water heaters as per table 17 of By-law No. 29 for the building.
- 25. Facilities for physically handicapped persons prescribed in Schedule XI (By-law - 31) of Building by-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 Sl. No. 23, 24, 25 & 26 are provided in the building.
- 28. 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 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-polyplastic dump for its disposal (Applicable for Residential units of 50 and above and 5000 Sqm and above built up area for Commercial Building).
- 30. The structures with basements shall be designed for structural stability and safety to ensure soil stabilization during the course of excavation for basements with safe design for retaining walls and super structure for the safety of the structures as well as neighboring property, public roads and footpaths, and besides 6. 1% Service Charge on Labour Cost to be paid to BBMP.
- 31. Sufficient two wheeler parking shall be provided as per requirement.
- 32. Traffic Management Plan shall be obtained from Traffic Management Consultants for all high rise structures which shall be got approved from the Competent Authority if necessary.
- 33. The Owner / Association of highrise building shall obtain 29-05-2020. Report No: H01139/2020 Dt: 29-05-2020
- 34. The applicant should submit the revised NOCs from KSPCB, BWS&B, BESCOM and Contingendum Letter from SEIAA Before issue of final OC of Building 2, Block D, E & F

Area Statement (BBMP)	Version No. / U.C
PROJECT DETAILS	REGISTRATION NO: 015/2018
Project Name	Project Name
Project No.	Project No.
Project Location	Project Location
Project Type	Project Type
Project Status	Project Status
Project Owner	Project Owner
Project Manager	Project Manager
Project Engineer	Project Engineer
Project Architect	Project Architect
Project Consultant	Project Consultant
Project Surveyor	Project Surveyor
Project Valuer	Project Valuer
Project Lawyer	Project Lawyer
Project Auditor	Project Auditor
Project Insurance	Project Insurance
Project Bank	Project Bank
Project Power	Project Power
Project Water	Project Water
Project Sewer	Project Sewer
Project Gas	Project Gas
Project Telecom	Project Telecom
Project Fire	Project Fire
Project Security	Project Security
Project Health	Project Health
Project Education	Project Education
Project Recreation	Project Recreation
Project Other	Project Other

Block	Use	Area (Sq.M)	Volume (Cu.M)	Height (M)	Remarks
Block A	Residential	1000.00	1000.00	10.00	
Block B	Residential	1000.00	1000.00	10.00	
Block C	Residential	1000.00	1000.00	10.00	
Block D	Residential	1000.00	1000.00	10.00	
Block E	Residential	1000.00	1000.00	10.00	
Block F	Residential	1000.00	1000.00	10.00	

FLOOR	Name	UBMVA Area	Carpet Area	No. of Rooms	No. of Services	
GROUND FLOOR PLAN	Block A	1000.00	1000.00	10	10	
	Block B	1000.00	1000.00	10	10	
	Block C	1000.00	1000.00	10	10	
	Block D	1000.00	1000.00	10	10	
	Block E	1000.00	1000.00	10	10	
	Block F	1000.00	1000.00	10	10	
	FIRST FLOOR PLAN	Block A	1000.00	1000.00	10	10
		Block B	1000.00	1000.00	10	10
		Block C	1000.00	1000.00	10	10
		Block D	1000.00	1000.00	10	10
		Block E	1000.00	1000.00	10	10
		Block F	1000.00	1000.00	10	10
SECOND FLOOR PLAN		Block A	1000.00	1000.00	10	10
		Block B	1000.00	1000.00	10	10
		Block C	1000.00	1000.00	10	10
		Block D	1000.00	1000.00	10	10
		Block E	1000.00	1000.00	10	10
		Block F	1000.00	1000.00	10	10
	THIRD FLOOR PLAN	Block A	1000.00	1000.00	10	10
		Block B	1000.00	1000.00	10	10
		Block C	1000.00	1000.00	10	10
		Block D	1000.00	1000.00	10	10
		Block E	1000.00	1000.00	10	10
		Block F	1000.00	1000.00	10	10
FOURTH FLOOR PLAN		Block A	1000.00	1000.00	10	10
		Block B	1000.00	1000.00	10	10
		Block C	1000.00	1000.00	10	10
		Block D	1000.00	1000.00	10	10
		Block E	1000.00	1000.00	10	10
		Block F	1000.00	1000.00	10	10
	FIFTH FLOOR PLAN	Block A	1000.00	1000.00	10	10
		Block B	1000.00	1000.00	10	10
		Block C	1000.00	1000.00	10	10
		Block D	1000.00	1000.00	10	10
		Block E	1000.00	1000.00	10	10
		Block F	1000.00	1000.00	10	10
SIXTH FLOOR PLAN		Block A	1000.00	1000.00	10	10
		Block B	1000.00	1000.00	10	10
		Block C	1000.00	1000.00	10	10
		Block D	1000.00	1000.00	10	10
		Block E	1000.00	1000.00	10	10
		Block F	1000.00	1000.00	10	10

FLOOR	Name	UBMVA Area	Carpet Area	No. of Rooms	No. of Services	
SEVENTH FLOOR PLAN	Block A	1000.00	1000.00	10	10	
	Block B	1000.00	1000.00	10	10	
	Block C	1000.00	1000.00	10	10	
	Block D	1000.00	1000.00	10	10	
	Block E	1000.00	1000.00	10	10	
	Block F	1000.00	1000.00	10	10	
	EIGHTH FLOOR PLAN	Block A	1000.00	1000.00	10	10
		Block B	1000.00	1000.00	10	10
		Block C	1000.00	1000.00	10	10
		Block D	1000.00	1000.00	10	10
		Block E	1000.00	1000.00	10	10
		Block F	1000.00	1000.00	10	10
NINTH FLOOR PLAN		Block A	1000.00	1000.00	10	10
		Block B	1000.00	1000.00	10	10
		Block C	1000.00	1000.00	10	10
		Block D	1000.00	1000.00	10	10
		Block E	1000.00	1000.00	10	10
		Block F	1000.00	1000.00	10	10
	TENTH FLOOR PLAN	Block A	1000.00	1000.00	10	10
		Block B	1000.00	1000.00	10	10
		Block C	1000.00	1000.00	10	10
		Block D	1000.00	1000.00	10	10
		Block E	1000.00	1000.00	10	10
		Block F	1000.00	1000.00	10	10
ELEVENTH FLOOR PLAN		Block A	1000.00	1000.00	10	10
		Block B	1000.00	1000.00	10	10
		Block C	1000.00	1000.00	10	10
		Block D	1000.00	1000.00	10	10
		Block E	1000.00	1000.00	10	10
		Block F	1000.00	1000.00	10	10
	TWELFTH FLOOR PLAN	Block A	1000.00	1000.00	10	10
		Block B	1000.00	1000.00	10	10
		Block C	1000.00	1000.00	10	10
		Block D	1000.00	1000.00	10	10
		Block E	1000.00	1000.00	10	10
		Block F	1000.00	1000.00	10	10
THIRTEENTH FLOOR PLAN		Block A	1000.00	1000.00	10	10
		Block B	1000.00	1000.00	10	10
		Block C	1000.00	1000.00	10	10
		Block D	1000.00	1000.00	10	10
		Block E	1000.00	1000.00	10	10
		Block F	1000.00	1000.00	10	10

Block	Use	Area (Sq.M)	Volume (Cu.M)	Height (M)	Remarks
Block A	Residential	1000.00	1000.00	10.00	
Block B	Residential	1000.00	1000.00	10.00	
Block C	Residential	1000.00	1000.00	10.00	
Block D	Residential	1000.00	1000.00	10.00	
Block E	Residential	1000.00	1000.00	10.00	
Block F	Residential	1000.00	1000.00	10.00	

Block	Use	Area (Sq.M)	Volume (Cu.M)	Height (M)	Remarks
Block A	Residential	1000.00	1000.00	10.00	
Block B	Residential	1000.00	1000.00	10.00	
Block C	Residential	1000.00	1000.00	10.00	
Block D	Residential	1000.00	1000.00	10.00	
Block E	Residential	1000.00	1000.00	10.00	
Block F	Residential	1000.00	1000.00	10.00	