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Bruhat Bengaluru Mahanagara Palike

Payment Receipt

Receipt No : BBMP/24324/CH/19-20

Receipt Date : 02 November, 2019

Challan No : BBMP/24324/CH/19-20

File No : BBMP/Ad.Com./MDP/0496/19-20

Applicant Name : M/s Bhagya Lakshmi Builders & Developers rep by managing Partner B. Malleshwara Rao

Address of Communication : #230, 5th B main, 2nd Block, kalyan nagar,, HRBR layout,, Bangalore, karnataka

Amount (INR) : 581,000.00

Amount (In Words) : Rupees Five Lacs Eighty One Thousand Only

Transaction Type : Net Banking / Credit Card / Debit Card

Payment Made At : Online

Payment Details

Transaction No. : 9296178721

Date : 08 November, 2019

Online Generated Receipt
Bruhat Bengaluru Mahanagara Palike



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Bruhat Bengaluru Mahanagara Palike

Payment Receipt

Receipt No.
Challan No.

: BBMP/16958/CH/19-20

Receipt Date : 04 September, 2019

: BBMP/16958/CH/19-20

File No

: BBMP/Ad.Com./MDP/0496/19-20

Applicant Name

: M/s Bhagya Lakshmi Builders & Developers rep by managing
Partner B. Malleshwara Rao

Address of Communication

: #230, 5th B main, 2nd Block, kalyan nagar,, HRBR layout,, Bangalore,
karnataka

Amount (INR)

: 62,861.00

Amount (In Words)

: Rupees Sixty Two Thousand Eight Hundred Sixty One Only

Transaction Type

: Net Banking / Credit Card / Debit Card

Payment Made At

: Online

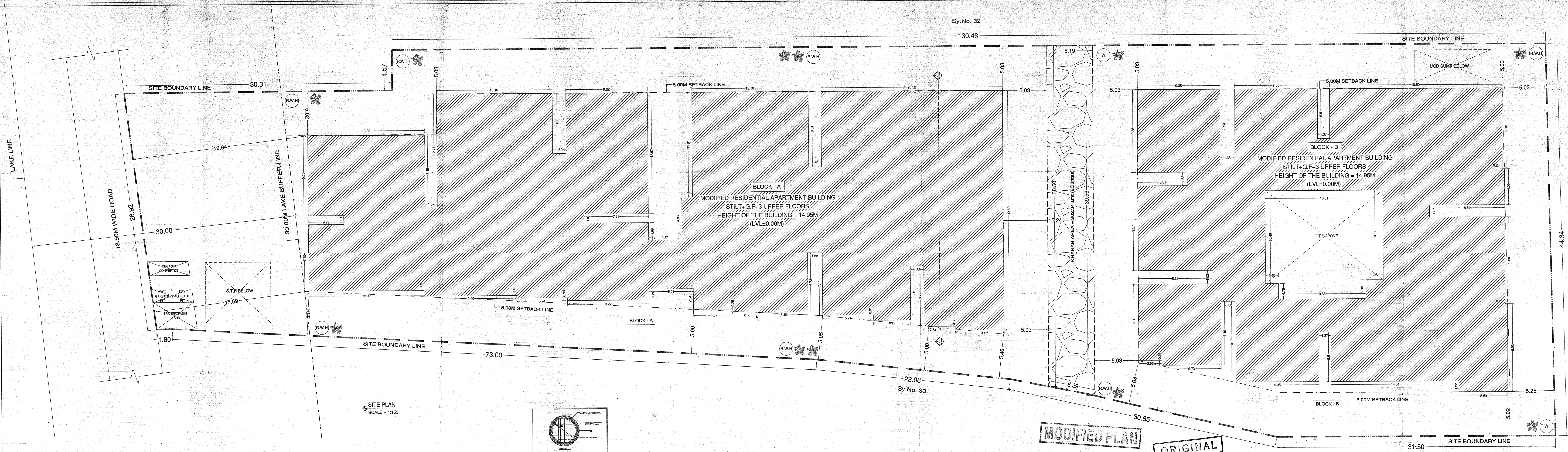
Payment Details

Transaction No.

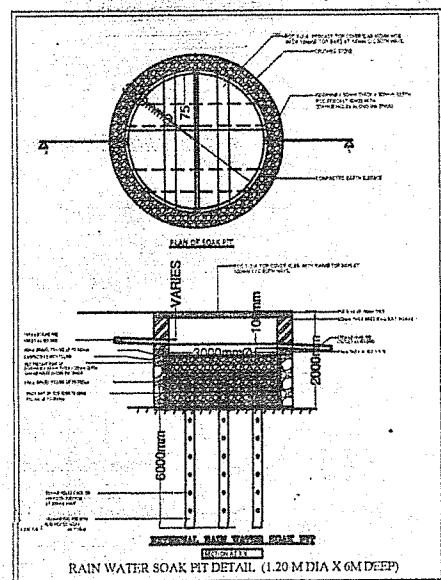
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Date : 08 November, 2019

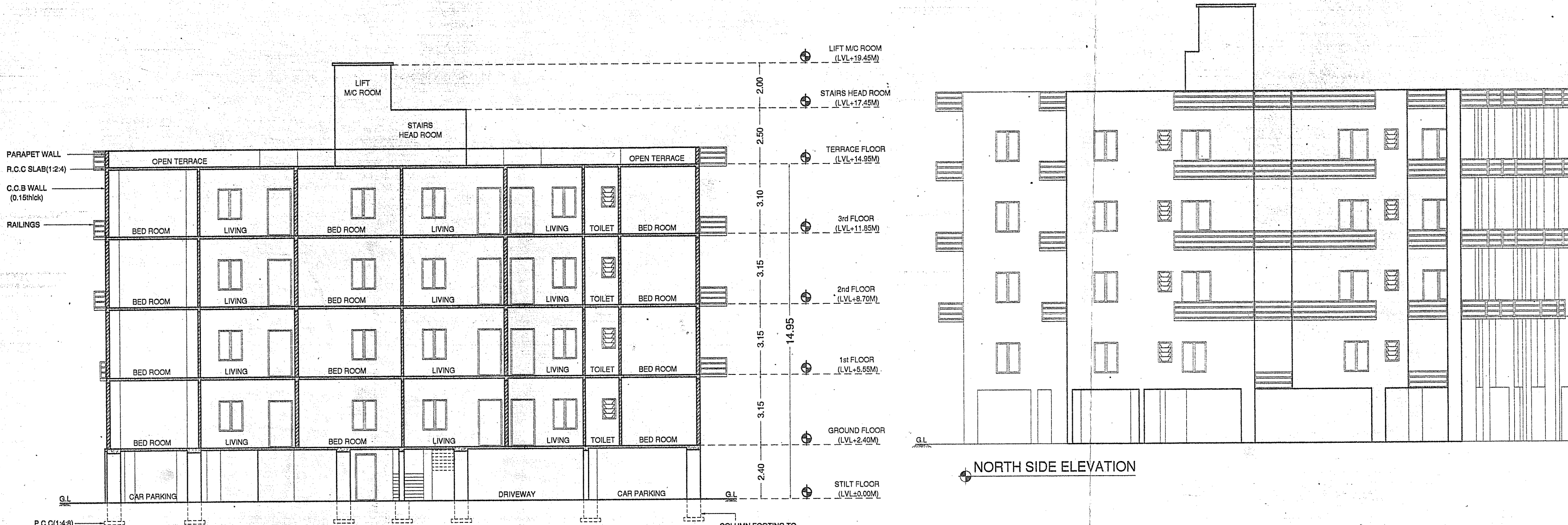
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SITE PLAN
SCALE = 1:150



NORTH SIDE ELEVATION



Block 'A' (RESIDENTIAL)

Floor Name	Gross Built Up Area (Sq.mt)	Deductions From Gross BUA (Area in Sq.mt)	Deductions (Area in Sq.mt)						Proposed FAR Area (Sq.mt)	Add Area in FAR (Sq.mt)	Total FAR Area (Sq.mt)	Tmt (No.)
			Cutout	Staircase	Lift	Machine	Void	Parking				
Terrace Floor	81.61	0.00	81.61	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Third Floor	1742.34	87.31	1655.03	0.00	0.00	0.00	0.00	0.00	1655.03	0.00	1655.03	14
Second Floor	1742.34	87.31	1655.03	0.00	0.00	0.00	0.00	0.00	1655.03	0.00	1655.03	14
First Floor	1735.48	87.31	1648.18	0.00	0.00	0.00	0.00	0.00	1648.18	0.00	1648.18	14
Ground Floor	1946.08	87.31	1858.77	0.00	0.00	0.00	0.00	0.00	1858.77	0.00	1858.77	14
Sub Floor	1852.07	0.00	1852.07	0.00	0.00	0.00	0.00	0.00	1852.07	0.00	1852.07	14
Total	8576.93	349.24	8227.69	0.00	0.00	0.00	0.00	0.00	8227.69	0.00	8227.69	56

SCHEDULE OF JOINTORY:

BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENTIAL)	D2	0.75	2.10	240
A (RESIDENTIAL)	D1	0.90	2.10	212
A (RESIDENTIAL)	D3	1.10	2.10	58

SCHEDULE OF JOINTORY:

BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
A (RESIDENTIAL)	V	1.00	0.80	132
A (RESIDENTIAL)	W2	1.22	1.80	66
A (RESIDENTIAL)	W1	1.52	1.80	208
A (RESIDENTIAL)	W	1.80	1.80	137

Block 'B' (RESIDENTIAL)

Floor Name	Gross Built Up Area (Sq.mt)	Deductions From Gross BUA (Area in Sq.mt)	Deductions (Area in Sq.mt)						Proposed FAR Area (Sq.mt)	Add Area in FAR (Sq.mt)	Total FAR Area (Sq.mt)	Tmt (No.)
			Cutout	Staircase	Lift	Machine	Void	Parking				
Terrace Floor	59.70	0.00	59.70	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Third Floor	1346.51	196.59	1149.92	0.00	0.00	0.00	0.00	0.00	1149.92	0.00	1149.92	10
Second Floor	1346.51	196.59	1149.92	0.00	0.00	0.00	0.00	0.00	1149.92	0.00	1149.92	10
First Floor	1341.70	196.59	1145.11	0.00	0.00	0.00	0.00	0.00	1145.11	0.00	1145.11	10
Ground Floor	1282.22	196.59	1085.63	0.00	0.00	0.00	0.00	0.00	1085.63	0.00	1085.63	10
Sub Floor	1101.65	0.00	1101.65	0.00	0.00	0.00	0.00	0.00	1101.65	0.00	1101.65	10
Total	6476.29	786.36	5689.93	0.00	0.00	0.00	0.00	0.00	5689.93	0.00	5689.93	40

SCHEDULE OF JOINTORY:

BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
B (RESIDENTIAL)	D2	0.75	2.10	158
B (RESIDENTIAL)	D1	0.90	2.10	138
B (RESIDENTIAL)	D3	1.10	2.10	40

SCHEDULE OF JOINTORY:

BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
B (RESIDENTIAL)	V	1.00	0.80	84
B (RESIDENTIAL)	W2	1.22	1.80	58
B (RESIDENTIAL)	W1	1.52	1.80	172
B (RESIDENTIAL)	W	1.80	1.80	100

Approval Condition:

This Plan Sanction is issued subject to the following conditions:

- Sanction is Accorded For the Residential Building at Katha No.734, Sy.No. 32/1, 32/3 & 40/3, Mahadevapura Village, K.R. Puram Hobli, Bangalore East Taluk, in Ward No.82.
- Sanction is accorded for Residential use only. The use of the building shall not be deviated to any other use.
- 2700.22 sqm area reserved for car parking at Stilt floor shall not be converted for any other purpose.
- Development charges towards increasing the capacity of water supply, sanitary and sewer main has to be paid to DIVSSB & BESCOM if any.
- Necessary ducts for running telephone cables, cables at ground level for postal services & space for dumping garbage within the premises shall be provided.
- The applicant shall ensure all workers involved in the construction work against any accident / untoward incidents arising during the time of construction.
- 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 nearby dumping yard.
- 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 the premises.
- If any owner / builder contravenes the provisions of Building Bye-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.
- 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.
- If any owner / builder contravenes the provisions of Building Bye-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.
- 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. 3.8) under sub-section IV-5 (e) to (k).
- The building shall be constructed under the supervision of a registered structural engineer.
- On completion of foundation or footings before erection of walls on the foundation and in the case of column structure before erecting the columns "COMMITMENT CERTIFICATE" shall be obtained.

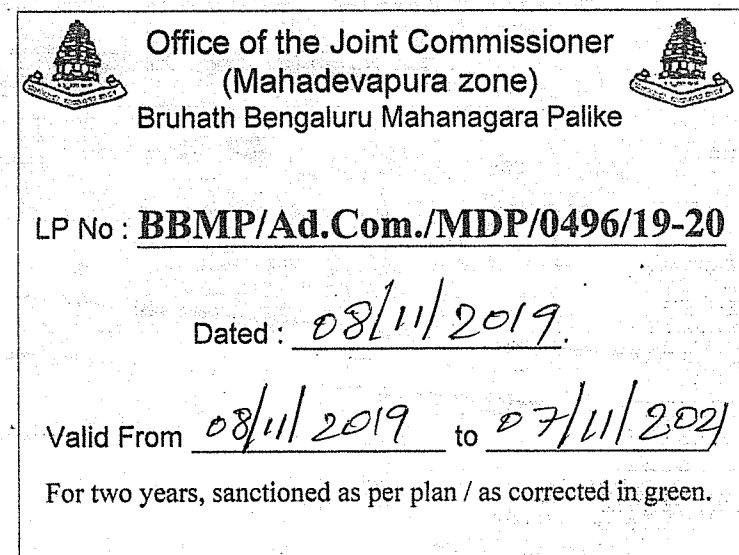
- Drinking water supplied by BWSSB should not be used for the construction activity of the building.
- The applicant shall ensure that the Rain Water Harvesting Structures are provided & maintained for ground water for storage of water for non-potable purposes or recharge of ground water at all times having a minimum total capacity mentioned in the Bye-law-32(a).
- If any owner / builder contravenes the provisions of Building Bye-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 of the professional if the same is repeated for the third time.
- 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 about the risk involved in contravention of the provisions of the Act, Rules, Bye-laws, Zoning Regulations, Standing Orders and Policy Orders of the BBMP.
- In case of any false information, misrepresentation of facts, or pending court cases, the sanction is deemed cancelled.

Special Condition as per Labour Department of Government of Karnataka vide ADDENDUM (Hosdada/Hoodies) Letter No. LD/55/ET/2013, dated: 01-04-2013:

- Registration of Applicant / Builder / Owner / Contractor and the construction workers working in the construction site with the "Karnataka Building and Other Construction Workers Welfare Board" should be strictly adhered to.
- The Applicant / Builder / Owner / Contractor should submit the Registration of establishment and 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.
- The Applicant / Builder / Owner / Contractor shall also inform the changes if any of the list of workers engaged by him.
- 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".

Note:

- Accommodation shall be provided for setting up of schools for imparting education to the children of construction workers in the labour camps / construction sites.
- List of children of workers shall be furnished by the builder / contractor to the Labour Department which is mandatory.
- Employment of child labour in the construction activities is strictly prohibited.
- Obtaining NOC from the Labour Department before commencing the construction work is a must.
- BBMP will not be responsible for any dispute that may arise in respect of property in question.
- 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.



AREA STATEMENT (BMP)	VERSION DATE: 18/09/2019
PROJECT DETAIL:	
Authority: BBMP	Plot Use: Residential
Inward No.: BBMP/Ad.Com./MDP/0496/19-20	Plot Sub Use: Plotted Residential
Application Type: General	Land Use Zone: Residential (Main)
Proposal Type: Building Permission	Plot Sub Plot No: 734
Nature of Sanction: Modify	Katha No. (As per Katha Extract): 734
Location: Ring III	Locality: Street of the property: Mahadevapura Village, K.R. Puram Hobli, Bangalore.
Building Line Specified as per Z.R:	North: ROAD WIDTH - 13.50
17th Cross Mahadevapura Zone, Mahadevapura (C)	South: SURVEY NO - 32/1
Ward: Ward - 82 (C)	East: CTS NO -
Planning Scheme: S.T.R.K. Puram	West: SURVEY NO - 33
AREA DETAILS:	
AREA OF PLOT (Minimum)	(A)
NET AREA OF PLOT	(A-Deductions)
COVERABLE CHECK:	
Permissible Coverage area (50.00 %)	2806.85
Proposed Coverage area (40.00 %)	2753.72
Achieved Net coverage area (48.84 %)	2786.53
Balance coverage area left (0.36 %)	20.32
FAR CHECK:	
FAR as per zoning regulation 2015 (2.25)	12830.84
Additional FAR within Ring I and II (-)	0.00
Plot within 150 M radius of Metro station (-)	0.00
Allowable TDR Area (50% of Perm.FAR or Yielded by TDR whichever is less)	0.00
Total Perm. FAR area (2.25)	12830.84
Residential FAR (50.71%)	10811.26
Proposed FAR area	10942.56
Substructure Area Add in FAR (Layout Lift)	13.99
Achieved Net FAR Area (1.93)	10956.54
Balance FAR Area (0.32)	1773.80
BUILT UP AREA CHECK:	
Proposed Built Up Area	12822.82
Achieved Built Up Area	12822.82

Color Notes

COLOR INDEX

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

Block USE/SUBUSE Details

Block Name	Block Use	Block Sub Use	Block Structure	Block Land Use Category
A (RESIDENTIAL)	Residential	Apartment	Build up to 15.0 mt. HL	R
B (RESIDENTIAL)	Residential	Apartment	Build up to 15.0 mt. HL	R

Required Parking (Table 7a)

Block Name	Type	SubUse	Area (Sq.Mt.)	Units		Car	
				Reqd.	Prop.	Reqd./Unit	Prop.
A (RESIDENTIAL)	Residential	Apartment	> 0	-	-	-	-
			> 0	-	-	-	-
			50 - 225	-	-	1	58
			-	1	-	1	6
			> 0	-	-	-	-
B (RESIDENTIAL)	Residential	Apartment	> 0	-	-	-	-
			> 0	-	-	-	-
			> 0	-	-	-	-
			50 - 225	1	-	1	40
			-	1	-	1	4
Total:			> 0	-	-	168	106

Parking Check (Table 7b)

Vehicle Type	No.	Reqt.		Achieved	
		No.	Area (Sq.mt)	No.	Area (Sq.mt)
Car	10	4207.50	108	1467.50	
Visitor's Car Parking	10	27.50	0	0.00	
Total Car	10	4235.00	108	1467.50	
Two Wheeler	-	142.50	0	0.00	
Other Parking	-	-	-	2185.48	
Total	-	4377.50	3542.98	-	-

FAR & Tenement Details

Block	No. of Same Bldg	Gross Built Up Area (Sq.mt)	Deductions From Gross BUA (Area in Sq.mt)	Total Built Up Area (Sq.mt)	Deductions (Area in Sq.mt)				Proposed FAR Area (Sq.mt)	Add Area in FAR (Sq.mt)	Total FAR Area (Sq.mt)	Tmt (No.)
					Cutout	Staircase	Lift	Machine				
A (RESIDENTIAL)	1	8576.93	349.24	8227.69	0.00	0.00	0.00	0.00	8227.69	0.00	8227.69	56
B (RESIDENTIAL)	1	6476.29	786.36	5689.93	0.00	0.00	0.00	0.00	5689.93	0.00	5689.93	40
Grand Total:	2	15053.22	1135.60	13917.62	0.00	0.00	0.00	0.00	13917.62	0.00	13917.62	96

PROJECT DESCRIPTION

MODIFIED RESIDENTIAL APARTMENT BUILDING AT KATHA NO. 734, SY NO. 32/1, 32/3 & 40/3, MAHADEVAPURA VILLAGE, K.R PURAM HOBLI, BANGALORE, WARD NO. 82.

ARCHITECT SIGNATURE

OWNER SIGNATURE

Mr. B. MALLESWARA RAO
(Rep by its Partner)

M/S. BHAGYA LAKSHMI BUILDERS & DEVELOPERS
(GPA Holder For)

1. Sri. M. BRAHMA REDDY

2. Mrs. CHENNAIMMA

DRAWING TITLE:

SECTION, ELEVATION & SITE PLAN

