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GROUND FLOOR PLAN

FIRST FLOOR PLAN

FLOORWISE FAR STATEMENT: A (RESI)

Name of Floor	Total BUArea	Staircase Deduction	Lift Deduction	Lift M/C Deduction	Void Deduction	Parking Deduction	Residential FAR Area	Total FAR Area	Tenement No.
Terrace Floor...	103.67	95.22	3.73	3.73	0.00	0.00	0.00	0.00	0.00
Third Floor...	1510.97	0.00	7.45	0.00	41.80	0.00	1561.72	1561.72	14.00
Sanjivini Floor...	1510.97	0.00	7.45	0.00	41.80	0.00	1561.72	1561.72	14.00
First Floor...	1582.30	2.00	7.45	0.00	41.80	0.00	1533.05	1533.05	14.00
Ground Floor...	1488.43	0.00	7.45	0.00	41.79	0.00	1438.18	1438.18	14.00
Stilt Floor...	1463.90	0.00	7.45	0.00	0.00	1434.03	0.00	12.42	0.00
Total:	7849.24	95.22	40.99	3.73	167.19	1434.03	6095.68	6108.09	56.00

BAMONY CALCULATION

FLOOR	SIZE	AREA	TOTAL AREA
FIRST FLOOR	1.22 X 4.03 X 1	4.87	89.58
	1.20 X 2.34 X 1	2.80	
	1.20 X 2.74 X 4	13.12	
	1.20 X 2.24 X 1	3.08	
	1.20 X 2.84 X 1	3.40	
	1.20 X 3.75 X 1	4.50	
	1.20 X 3.00 X 1	3.27	
	1.20 X 2.46 X 1	2.95	
	1.20 X 2.67 X 1	3.10	
	1.20 X 3.81 X 1	4.36	
	1.20 X 3.51 X 1	4.22	
	1.20 X 4.07 X 1	4.88	
	1.20 X 1.98 X 1	2.37	
	1.20 X 2.80 X 1	3.46	
	1.80 X 2.71 X 1	4.87	
	1.20 X 4.42 X 1	5.31	
	1.20 X 5.88 X 2	7.05	
	1.20 X 2.48 X 1	2.98	
	1.20 X 2.03 X 1	2.43	
	1.13 X 2.66 X 1	3.38	
	1.13 X 2.44 X 1	2.80	
GROUND FLOOR	1.10 X 2.74 X 2	9.06	56.44
	1.29 X 2.89 X 1	3.63	
	1.04 X 2.74 X 1	2.82	
	1.00 X 2.80 X 1	2.80	
	1.10 X 2.87 X 2	2.89	
	1.40 X 3.14 X 1	4.34	
	1.10 X 5.68 X 1	6.20	
	1.10 X 5.24 X 1	5.55	
	1.05 X 5.26 X 2	8.04	
	1.04 X 2.80 X 1	3.00	
	1.47 X 2.74 X 1	4.04	
	1.47 X 3.66 X 1	5.39	

SECOND FLOOR			
	1.62 X 4.03 X 1	6.48	118.24
	1.00 X 2.34 X 1	3.73	
	1.00 X 2.74 X 4	17.52	
	1.00 X 3.04 X 1	4.87	
	1.00 X 2.84 X 1	4.54	
	1.00 X 3.75 X 1	6.02	
	1.00 X 2.80 X 1	4.48	
	1.00 X 2.46 X 1	3.93	
	1.00 X 2.81 X 1	4.17	
	1.00 X 3.81 X 1	5.79	
	1.00 X 3.51 X 1	5.63	
	1.00 X 4.07 X 1	6.50	
	1.00 X 1.98 X 1	3.11	
	1.00 X 2.98 X 1	4.84	
	1.00 X 2.77 X 1	4.37	
	1.00 X 4.42 X 1	7.08	
	1.00 V 2.85 X 3	14.13	
	1.00 X 2.44 X 2	7.80	

THIRD FLOOR			
	1.62 X 4.03 X 1	6.48	118.24
	1.00 X 2.34 X 1	3.73	
	1.00 X 2.74 X 4	17.52	
	1.00 X 3.04 X 1	4.87	
	1.00 X 2.84 X 1	4.54	
	1.00 X 3.75 X 1	6.02	
	1.00 X 2.80 X 1	4.48	
	1.00 X 2.46 X 1	3.93	
	1.00 X 2.81 X 1	4.17	
	1.00 X 3.81 X 1	5.79	
	1.00 X 3.51 X 1	5.63	
	1.00 X 4.07 X 1	6.50	
	1.00 X 1.98 X 1	3.11	
	1.00 X 2.98 X 1	4.84	
	1.00 X 2.77 X 1	4.37	
	1.00 X 4.42 X 1	7.08	
	1.00 V 2.85 X 3	14.13	
	1.00 X 2.44 X 2	7.80	
	1.00 X 2.05 X 1	3.24	

If any litigation arises Sanctioned Plan will be cancelled without notice

TRUE COPY

ಅಂತರ್ಜಾಲ ತಂತ್ರಾಂಶ ಮುಖಾಂತರ ನಕ್ಷೆ ಮಂಜೂರಾತಿ ನೀಡಿದೆ.
"ಸಾಮಾನ್ಯ ಪರವಾನಿಗೆ"

NOTE:

1) Plan Sanction is for PRO STILT+GF+FF+SF+THIRD FLOOR FOR RESIDENTIAL APARTMENT USE WITH 56 UNITS. ಕಟ್ಟಡಗಳನ್ನು.

2) This sanction will not regularise any unauthorised / illegal existing constructions (if any) made previously in the premises.

3) B.F.STILT/GF is reserved for Car Parking Only & Shall not Convert for any other purpose

4) Development charge towards increasing the capacity of water supply, sanitary and power mains has to be paid to BWSSB & BESCOM if any.

5) Necessary ducts shall be provided for running telephone cable. Cabinets should be provided at ground level for postal service. Space for dumping garbage shall be provided in the premises

6) The applicant shall construct temporary toilets for the construction workers & the same should be demolished after the construction.

7) The applicant shall insure all workers of the construction work, against any accident, unforeseen incidents arising during the time of the construction.

8) The applicant shall not stock any building materials on the footpath or on the road.

9) The applicant/builder is prohibited from selling the setback area, open spaces and the common facility areas, which shall be kept free from encroachments and shall be accessible to all the tenants and occupants.

10) The applicant shall plant atleast two trees in the premises.

11) The permission should be obtained from forest department for cutting trees

12) The applicant shall provide at least one toilet in the Ground Floor for the use of the Visitors/Servants Drivers and Security men. The Occupancy Certificate will be considered after ensuring the same in the building.

13) Laying of foundation concrete and columns should commence only after obtaining "COMMENCEMENT CERTIFICATE" from the Bruhat Bangalore Mahanagara Palike after inspection from the competent authority.

14) Sanction is Subject to Condition that a Separate place should be Provided by the Owners / Builders/Developers for storage of Garbage and the same should be Disposed off by the Owner / Builder Developers.

15) The Registered Architect/ Engineers / Supervisor and the Owner should strictly adhere to the Sanctioned Number of vehicle parking. If violated, the sanctioned plan automatically stands cancelled deemed to be withdrawn.

16) The Building should not be occupied without obtaining OCCUPANCY CERTIFICATE from the competent authority.

17) FOUNDATION SHOULD BE DESIGNED TO TAKE UP THE ENTIRE LOAD OF THE PROPOSED BUILDING.

"ವಿಶೇಷ ಷರತ್ತು"

18) ಈ ಸ್ವತ್ತಿನ ಮಾಲೀಕತ್ವದ ಬಗ್ಗೆ ಸರ್ಕಾರಿರವರಿಗಾಗಲೀ, ಪಟ್ಟಣಸಭೆಯ ಅಧ್ಯಕ್ಷರಿಗಾಗಲೀ ತಕರಾರು ಬಂದಲ್ಲಿ, ಯಜಮಾನರೆ ಸೂಚಕರೆ ನೀವೇ ಈ ಮಂಜೂರಾತಿ ಕಳೆದುಕೊಳ್ಳಬೇಕಾಗುವುದು.

19) ಸ್ವತ್ತಿನ ಮಾಲೀಕರು ತಮ್ ಸ್ವಂತಕ್ಕೆ ಸಮಯದಲ್ಲಿ ಸಂರಚನೆ / ಬಳಕೆಯಿಂದ / ಎಲ್ಲಿಯಾದರೂ ಸಂದರ್ಭದಲ್ಲಿ ತೆರವುಗೊಳಿಸಲು / ಕೆಟ್ಟುಹೋಗಲು ಸಾಧ್ಯವಿಲ್ಲದ ಹಾಗೆಯೂ 3ಅ ಮೀಟರ್‌ಗಿಂತ ಕೆಳಗೆಯಾಗಲೂ ಕೆಎಲ್ಇ ಕಂಪನಿ ಅಥವಾ ಅದರಿಂದ ಕಾನೂನು ಪ್ರಕಾರ ಕೆಳಗೆಯಾಗಿರುವುದು.

20) ಸ್ವತ್ತಿನ ಮಾಲೀಕರು ತಮ್ ನಿವೇಶನದಿಂದ/ಕಟ್ಟಡದಿಂದ ಬರುವ ಮಳೆನೀರು ಮತ್ತು ಶೌಚ ನೀರನ್ನು ಒಳಗೆ ಹೋಗಬಾರದು. ನಿವೇಶನದ ಹೊರಭಾಗದ ಚರಂಡಿಗೆ ಮೇಲ್ಮಗಡಗಳಿಲ್ಲದ ಕಲ್ಲುಹಾಸು ಗೆಗುಬಗೆಗೆ ಇಳಿದಿರುವಿರುವುದು ನಿಲ್ಲದು. ಹಾಗೂಗೆ ಹೊರಗಡೆ ಅಥವಾ ಅಡಿಯಲ್ಲಿ ಹಾಕಬೇಕಿರುವುದು. ಕಟ್ಟಡದ ಕೆಳಂಬಾ ಅಂತ್ರ ಇಗೆಯ ಕೂಡ ಕೈಗೊಳ್ಳಬಾರದುದು.

21) ಬಾಬ್ತುಗಳಿಗೆ ಸಂಬಂಧಪಟ್ಟಿದ್ದ ಕಾರ್ಮಿಕ ನಿರ್ಮಾಣದ ಕಾರ್ಮಿಕರನ್ನು ಕಾರ್ಮಿಕ ಇಲಾಖೆಯ ಕಾರ್ಮಿಕ ಅಧಿಕಾರಿಗಳ ಕಛೇರಿಯಲ್ಲಿ ಕಡ್ಡಾಯವಾಗಿ ನೊಂದಾಯಿಸತಕ್ಕದ್ದು.

22) The Building & Other Construction Workers (Regulation of Employment & Conditions of Service) Central Rules 1998 ರ ಪ್ರಕಾರ - 3 ರಿಂದ ಅಧಿಕಗಾಗಿ ಮತ್ತು ಇದಕ್ಕಿಂತಲೂ ಅಧಿಕವು 7 ರಿಂದ 25 ರಷ್ಟು ಕಂಡು ಇದರ ನಿಯಮಗಳನ್ನು ಪಾಲಿಸತಕ್ಕದ್ದು. ಕಾರ್ಮಿಕ ಕಲ್ಯಾಣ ಇಲಾಖೆಯಿಂದ ನಿಗದಿಪಡಿಸಲಾಗಿರುವ ಸೂತ್ರದಂತೆ ಸೆಸ್ ಕಟ್ಟತಕ್ಕದ್ದು. ಕಟ್ಟಡ ಕಾರ್ಮಿಕರಿಗೆ ಶೌಚಾಲಯ ಕುಡಿಯಲು ಕುಡಿಯಲಿಗೆ ಸೂಕ್ತವಾದಂತೆ ಒದಗಿಸತಕ್ಕದ್ದು.

23) ಸ್ವತ್ತಿನ ಮಾಲೀಕರು ತಮ್ ನಿವೇಶನದಿಂದ / ಕಟ್ಟಡದಿಂದ ಬರುವ ಮಳೆನೀರನ್ನು ಸಂರಕ್ಷಿಸಿ ಮಳೆ ನೀರಿಗೆ ಕೊಯ್ಲು ಪದ್ಧತಿಯನ್ನು ಕಡ್ಡಾಯವಾಗಿ ಅಳವಡಿಸಿಕೊಳ್ಳುವುದು ಮತ್ತು ತ್ಯಾಜ್ಯ ನೀರನ್ನು ಒಳಗೆ ಹೋಗಗೂಡದೆ, ನಿವೇಶನದ ಹೊರಭಾಗದ ಚರಂಡಿಗೆ ಮೇಲ್ಮಗಡಗಳಿಲ್ಲದ ಕಲ್ಲಾಸಿ ಸ್ಲೈಡಿಗೆ ಅಳವಡಿಸಿ ಕಟ್ಟುವುದು ನಿಲ್ಲದು. ಹಾಗೂಗೆ ಹೊರಗಡೆ ಅಥವಾ ಅಡಿಯಲ್ಲಿ ಹಾಕಬೇಕಿರುವುದು. ಕಟ್ಟಡದ ಕೆಳಂಬಾ ನಿಯಮಾವಳಿ 1976ರ ಪ್ರಕಾರ ಕ್ರಮ ಕೈಗೊಳ್ಳಬೇಕಾಗುವುದು.

Office of the Additional / Joint Commissioner (East)
(Bruhat Bangalore Mahanagara Palike)

LP No: **Ad.com/EST/0820/15-16** Dated: 16/09/2015

Valid From 13/10/2015 to 12/10/2017

for two years, sanctioned as per plan / as corrected in green.

Assistant Director, Town Planning (East), Bruhat Bangalore Mahanagara Palike

AREA STATEMENT (BBMP)			
PROJECT DETAIL:			
Application No:	Ad. Com./EST/0820/15-16		
Application Type:	General	Zone:	East
Proposal Type:	Building Permission	Ward:	Ward-21
Nature of Sanction:	New	Plot No. Value:	0.00
Use:	Residential	City Survey No.:	0.00
Location:	Ring-II	Property No.:	0.00
Land Use Zone:	Residential (Main)		
Locality/Street:	0.00		

AREA DETAILS		SQ.MT.
AREA OF PLOT (Minimum)	(A)	2647.02
NET AREA OF PLOT (Pmt Area considered for CO/VERAGE)	(B)	2647.02
BALANCE AREA OF PLOT (Considered For Perm.FAR)	(C)	2647.02
MAX. PERMISSIBLE COVERAGE AREA	(55%)	1455.86
Proposed Coverage Area	(54.97%)	1453.50
Achieved Net coverage area	(54.97%)	1453.50
BALANCE COVERAGE AREA LEFT	(0.27%)	1.06
PERMISSIBLE FAR (As per Zoning Regulation 2015)	(2.50)	6617.54
ADDITIONAL FAR	-	
Residential FAR		6095.68
Proposed FAR Area		6108.09
ACHIEVED NET FAR AREA	(2.31)	6108.09
BALANCE FAR AREA	(0.19)	509.45
PERMISSIBLE BUILT UP AREA		-
ACHIEVED BUILT UP AREA		7849.24

COLOR INDEX

PLOT BOUNDARY	
EXISTING STREET	
FUTURE STREET	
PERMI. BUILDING LINE	
EXISTING (To be retained)	
EXISTING (To be demolished)	

ARCH / ENGG / SUPERVISOR (Regd)	OWNER
B. SATYANARAYANA A.I.A. Registered Architect B.C./B-3.2.3/A-7989/97-98	GOUTHAM S VARAD
DEVELOPMENT AUTHORITY	LOCAL BODY

OWNER'S NAME	OWNER'S SIGN
GOUTHAM S VARAD	

PROJECT DESCRIPTION:-
PROPOSED RESIDENTIAL APARTMENT BUILDING AT SITE NO- 40, 4TH MAIN SUMANGALI SEVASHRAM ROAD, HEBBAL, BANGALORE WARD NO-99(21), PID: 99-91-140

ARCHITECT:	ARCHITECT SIGN
B Satyananayana	

JOB NO.	ORG.NO.	SCALE	DRAWN BY	CHECKED BY
		1:100		

BUILDING DETAILS

Block Name	Use	Ancillary Use	Structure
A (RESI)	Residential	MultDwelling Units	Bldg upto 15.0 mt. Ht.

Parking Type	Reqd No.	Reqd Area	Prop No.	Prop Area
Car	56	770.00	62	859.58
Visitor's Car Parking	6	82.50	0	0.00
Total Car	62	852.50	62	859.58
Two/Three wheeler	8	82.50	0	0.00
Total Area	-	935.00	-	1434.08

TOTAL FAR BUILT UP AREA STATEMENT:

Block Name	Residential FAR Area	Total FAR Area	Total BUArea	Tenement No.
A-1 (RESI)	6095.68	6108.09	7849.24	56.00
Total:	6095.68	6108.09	7849.24	56.00

SCHEDULE OF JOINERY:

NAME	LENGTH	HEIGHT	NOS.
D1	0.75	2.10	140
D	0.90	2.10	81
D1	1.00	2.10	04
D	1.00	2.10	01
MD	1.06	2.10	28
MD	1.18	2.10	09
MD	1.20	2.10	01
MD	1.28	2.10	06
DW	2.00	2.10	03
DW	2.24	2.10	03

SCHEDULE OF JOINERY:

NAME	LENGTH	HEIGHT	NOS.
V	1.00	0.60	101
V	1.21	0.60	21
V	1.24	0.60	02
W1	1.56	1.20	19
W1	1.60	1.20	01
W1	1.67	1.20	01
W1	1.80	1.20	01
W1	1.85	1.20	01
W1	1.87	1.20	04
W	2.00	1.20	56
W	2.10	1.20	03
W	2.24	1.20	03
W	2.55	1.20	01

...ees towards 10% (Ten ... Parks and Open Spaces is pe... for the interim stay order vide W.P. 24/09/2015

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