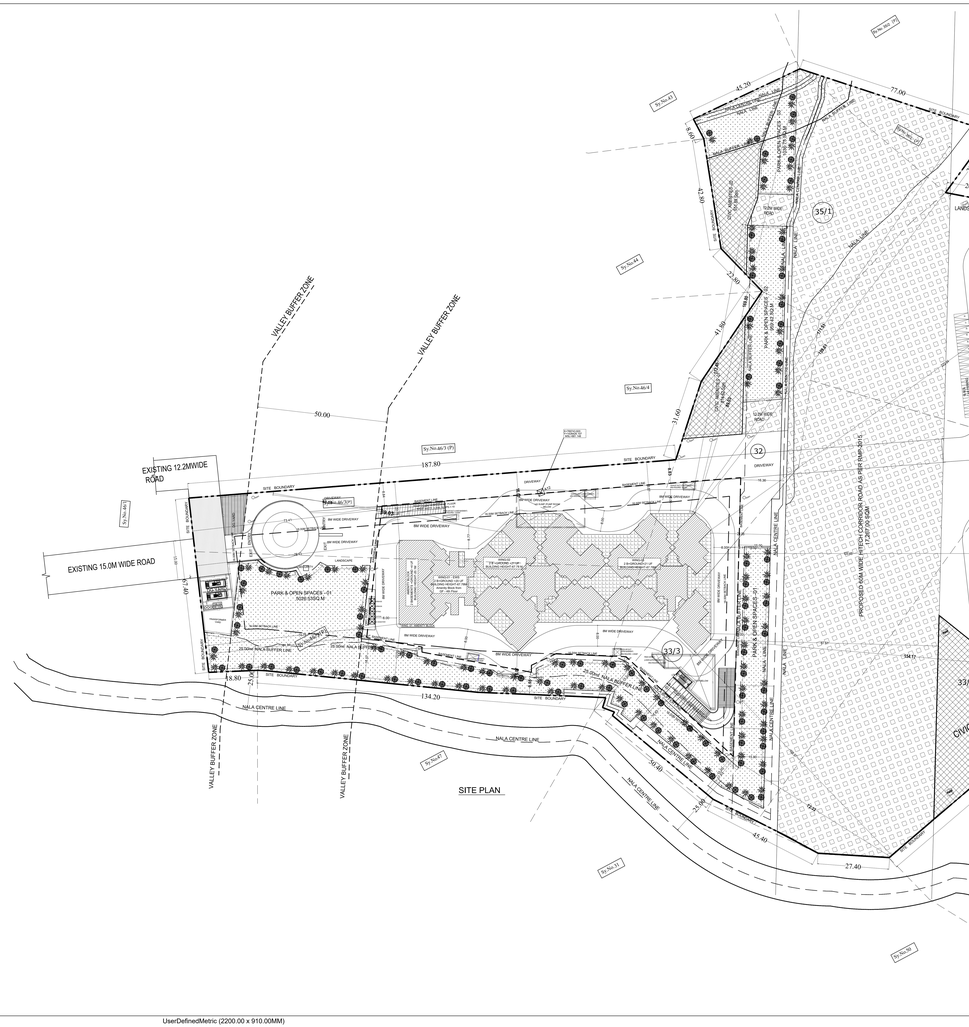


UserDefinedMetric (2200.00 x 910.00MM)

Block BLOCK 02 (WING 01 02 AND 03)

Floor Name	Gross BuiltUp Area (Sq.mt.)	Deductions From Gross BUA/Area in Sq.mt.) Cutout	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.) StairCase	Lift	Lift Machine	SubStructure	Ramp	Refuge Area	Parking	Proposed FAR Area (Sq.mt.) Resi.	Total FAR Area (Sq.mt.)	Tnmt (No.)	Carpet Area other than Tenement
Terrace Floor	352.47	0.00	352.47	119.64	22.15	60.68	0.00	0.00	0.00	0.00	0.00	0.00	00	0.00
Ground Floor	2340.32	76.15	2261.17	100.54	41.04	0.00	0.81	0.00	0.00	0.00	2118.78	2118.78	14	0.00
Typical Floor	2817.92	76.15	2738.77	100.54	41.04	0.00	0.81	0.00	477.58	0.00	2118.80	2118.80	14	0.00
1st Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
2nd Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
3rd Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
4th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
5th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
6th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
7th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
8th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
9th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
10th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
11th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
12th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
13th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
14th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
15th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
16th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
17th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
18th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
19th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
20th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
21st Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
22nd Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
23rd Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
24th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
25th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
26th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
27th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
28th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
29th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
30th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
31st Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
32nd Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
33rd Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
34th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
35th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
36th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
37th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
38th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
39th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
40th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
41st Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
42nd Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
43rd Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
44th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
45th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
46th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
47th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
48th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
49th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
50th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
51st Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
52nd Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
53rd Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
54th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
55th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
56th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
57th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
58th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
59th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
60th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
61st Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
62nd Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
63rd Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
64th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
65th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
66th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
67th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
68th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
69th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
70th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
71st Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
72nd Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
73rd Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
74th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
75th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
76th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
77th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
78th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
79th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
80th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
81st Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
82nd Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
83rd Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
84th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
85th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
86th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
87th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
88th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
89th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
90th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
91st Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
92nd Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
93rd Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
94th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
95th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
96th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
97th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
98th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
99th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
100th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Total:	83465.61	2050.53	81415.08	2534.73	996.85	60.68	911.39	655.24	477.58	20329.49	55449.14	55449.14	327	3039.60

SCHEDULE OF JOINERY:

BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
BLOCK 02 (WING 01 02 AND 03)	D3	0.80	2.10	573
BLOCK 02 (WING 01 02 AND 03)	D2	0.90	2.10	1395
BLOCK 02 (WING 01 02 AND 03)	D1	1.05	2.10	341
BLOCK 02 (WING 01 02 AND 03)	SD3	1.20	2.10	248
BLOCK 02 (WING 01 02 AND 03)	SD3	1.80	2.10	85
BLOCK 02 (WING 01 02 AND 03)	SD1	2.40	2.10	251

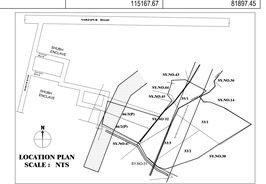
SCHEDULE OF JOINERY:

BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
BLOCK 02 (WING 01 02 AND 03)	V1	0.60	1.20	824
BLOCK 02 (WING 01 02 AND 03)	W3	0.80	1.50	744
BLOCK 02 (WING 01 02 AND 03)	W2	1.33	1.50	248
BLOCK 02 (WING 01 02 AND 03)	W1	1.50	1.50	656

Existing Block Details

Name	Use	SubUse	Type	Structure	Height	Floor No	FAR Area	BUA Area
ExStructure TO BE RETAINED-1 BLOCK-1	Residential	Apartment	Building	Highrise	54.02	18	79321.00	112561.57
ExStructure TO BE RETAINED-2 CLUB HOUSE	Residential	Apartment	Building	Bldg upto 11.5 mt. Ht.	10.00	3	2576.45	2606.10

Block Name	Built Up Area (Sq. Mt.)	FAR Area (Sq. Mt.)
ExStructure TO BE RETAINED-1 BLOCK-1	112561.57	79321.00
ExStructure TO BE RETAINED-2 CLUB HOUSE	2606.10	2576.45
Total:	115167.67	81897.45



FAR &Tenement Details

Block	No. of Same Bldg	Gross Built Up Area (Sq.mt.)	Deductions From Gross BUA/Area in Sq.mt.) Cutout	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.) StairCase	Lift	Lift Machine	SubStructure	Ramp	Recreational Space	Parking	Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Tnmt (No.)	Carpet Area other than Tenement
BLOCK 03 (WING 01 02 AND 03)	1	83465.61	2050.53	81415.08	2534.73	996.85	60.68	911.39	655.24	477.58	20329.49	55449.14	55449.14	327	3039.60
Grand Total:	1	83465.61	2050.53	81415.08	2534.73	996.85	60.68	911.39	655.24	477.58	20329.49	55449.14	55449.14	327.00	3039.60

Approval Condition :

PRJ/8183/2022-23

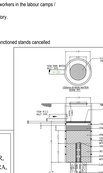
This Plan Sanction is issued subject to the following conditions:

1. The sanction is accorded for PROPOSED MODIFIED RESIDENTIAL APARTMENT BUILDING KATHA NO.4125/411232 & 4124/416/33/1/33/3, SY NO.32, 33/1, 33/2, 33/3, 35/2(P), & 46/3(P) KASAVANAHALLI VILLAGE, VARTHUR HOBLI, WARD NO. 150, BENGALURU.
   a) Consisting of 'BLOCK - 01 : Wing - 01 (EWS and Club House) GRF + 02F + 20 Upper Floors (Twenty Upper Floors only)
   b) Consisting of 'BLOCK - 02 : Wing - 02 & 03 ; 2BF + GF + 21 Upper Floors (Twenty-One Upper Floors only)
2. The sanction is accorded for Residential Apartment Use only. The use of the building shall not deviate to any other use.
3. Two Basement Floor and Ground Floor area Car Parking reserved in the plan should not be converted for any other purpose.
4. Development charges towards increasing the capacity of water supply, sanitary and power main has to be paid to BWSSB and BESCOM if any.
5. Necessary ducts for running telephone cables, cubicles at ground level for postal services & space for dumping garbage within the premises shall be provided.
6. The applicant shall construct temporary toilets for the use of construction workers and it should be demolished after the construction.
7. The applicant shall INSURE all workmen involved in the construction work against any accident / untoward incidents arising during the time of construction.
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 yard.
9. The applicant / builder is prohibited from selling the setback area / open spaces and the common facility areas, which shall be accessible to all the tenants and occupants.
10. The applicant shall provide a space for locating the distribution transformers & associated equipment as per K.E.R.C.(Sub.S) code leaving 3.00 mts. from the building within the premises.
11. The applicant shall provide a separate room preferably 4.50 x 3.65 m in the basement for installation of telecom equipment and also to make provisions for telecom services as per Bye-law No. 25.
12. The applicant shall maintain during construction such barricading as considered necessary to prevent dust, debris & other materials endangering the adjoining persons or the public in any manner.
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 a frame and displayed and they shall be made available during inspections.
15. 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.
16. 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. 3.6) under sub section 3 (b) (v).
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 on the foundation and on the plinth and the case of columnar structure before erecting the columns "COMMENCEMENT CERTIFICATE" shall be obtained.
19. The building shall not be occupied or allowed to be occupied before the expiry of five years from the date of issue of license & within one month after its completion shall apply for permission to occupy the building.
20. The building should not be occupied without obtaining "OCCUPANCY CERTIFICATE" from the competent authority.
21. Drinking water supplied by BWSSB should not be used for the construction activity of the building.
22. 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 times having a minimum total capacity mentioned in the Bye-law 32(a).
23. The building shall be designed and constructed adopting the norms prescribed in 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 the building resistant to earthquake.
24. The applicant should provide solar water heaters as per table 17 of Bye-law No. 29 for the building.
25. Facilities for physically handicapped persons prescribed in schedule XI dhe bye - 31 of Building bye-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 neighbors in the vicinity of construction and that the construction activities shall stop before 10.00 PM and shall not resume the work before 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.Required e.g capacity installed at site for its re-use / disposal
   (Applicable for Residential units of 20 and above and 2000 Sqm and above built up area for Commercial building).
30. The applicant shall ensure that all the slopes are adequately protected with pitching / turfing / vegetation for soil stabilization during the course of excavation & super structure with safe design for retaining walls and super structure for the safety of the structure as well as neighboring property, public roads and footpaths, and besides ensuring safety of workmen and general public by erecting safe barricades.
31. Sufficient two wheeler parking shall be provided as per requirement.
32. Traffic Management Plan shall be obtained from Traffic Management Consultant for all high rise structures which shall be got approved from the Competent Authority if necessary.
33. The Owner / Association of high-rise building shall obtain clearance certificate from Karnataka Fire and Emergency Department every Two years after due inspection by the department regarding working condition of Fire Safety Measures installed. The certificate should be produced to the Corporation and shall get the renewal of the permission issued once in Two years.
34. The Owner / Association of high-rise building shall get inspected by empanelled agencies of the Karnataka Fire and Emergency Department to ensure that the equipment's installed are in good and workable condition, and an affidavit to that effect shall be submitted to the Corporation and Fire Force Department every year.
35. The Owner / Association of high-rise building shall obtain clearance certificate from the Electrical Inspectorate every Two years with due inspection by the Department regarding working condition of Electrical installation / Lifts etc., The certificate should be produced to the BBMP and shall get the renewal of the permission issued that once in Two years.
36. The Owner / Association of the high-rise building shall conduct two mock - trials in the building, one before the onset of summer and another during the summer and assure complete safety in respect of fire hazards.
37. 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.
38. The Owner / Developer shall submit the plan showing the updated car parking area to the BBMP at the time of issue of licence. Before the expiry of two years, the Owner / Developer shall give intimation to BBMP (Sanctioning Authority) of the intention to start work in the form prescribed in Schedule VI. Further, the Owner / Developer shall give intimation on completion of the foundation or footing of walls / columns of the foundation. Otherwise the plan sanction deemed cancelled.
39. In case of Development plan, Parks and Open Spaces area and Surface Parking area shall be earmarked and reserved as per Development Plan issued by the Bangalore Development Authority.
40. All other conditions and conditions mentioned in the work order issued by the Bangalore Development Authority while approving the Development Plan for the project should be strictly adhered to.
41. The applicant / Owner / Developer shall abide by the collection of solid waste and its segregation as per solid waste management bye-law 2016.
42. The applicant/owner/developer shall abide by sustainable construction and demolition waste management as per solid waste management bye-law 2016.
43. The Applicant / Owners / Developers shall make necessary provision to charge electrical vehicles.
44. The Applicant / Owner / Developer shall plant one tree for
   a) sites measuring 180 Sqm up to 240 Sqm.
   b) minimum of two trees for sites measuring with more than 240 Sqm.
   c) One tree for every 240 Sq.m of the FAR area as part thereof in case of Apartment / group housing / multi-dwelling unit/development plan.
45. The KSPCB NOC shall be submitted during the time of CC.
46. In case of any false information, misrepresentation of facts, or pending court cases, the plan sanction is deemed cancelled.
47. Also see, building licence for special conditions, if any.

Special Condition as per Labour Department of Government of Karnataka vide ADDENDUM
(Hosadaagi Hoodidej Letter No. LD/95/LET/2013, dated: 01-04-2013 :

1. 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.
2. The Applicant / Builder / Owner / Contractor should submit the Registration of establishment and list 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.
3. The Applicant / Builder / Owner / Contractor shall also inform the changes if any of the list of workers engaged by him.
4. 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".

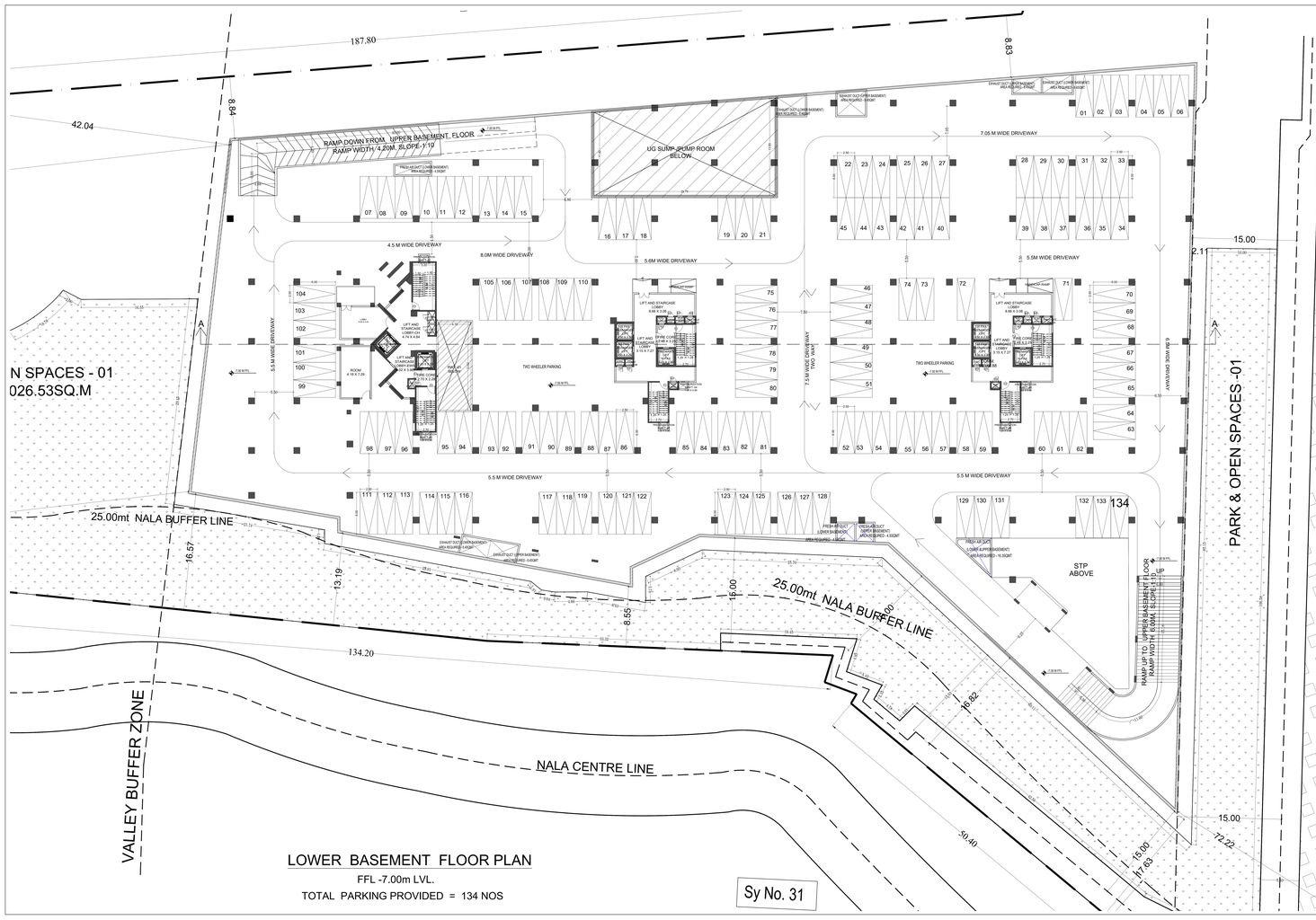
Note :
1. Accommodation shall be provided for setting up of schools for imparting education to the children of construction workers in the labour camps / construction sites.
2. List of children of workers shall be furnished by the builder / contractor to the Labour Department which is mandatory.
3. Employment of child labour in the construction activities strictly prohibited.
4. Obtaining NOC from the Labour Department before commencing the construction work is a must.
5. BBMP will not be responsible for any dispute that may arise in respect of property in question.
6. 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.



ENGINEER :-

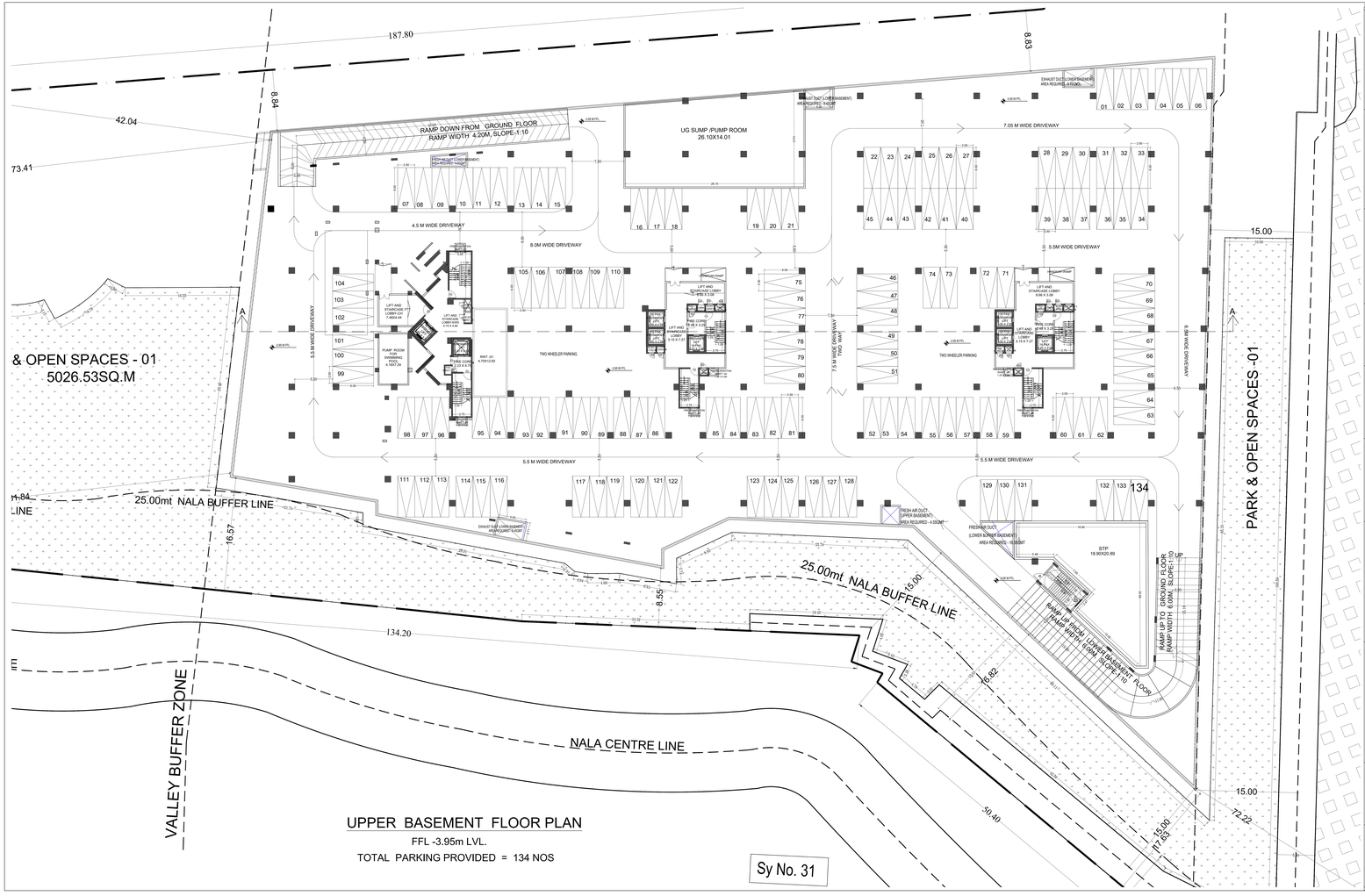
V.S ASSOCIATES

#4, R.R.MANSION, 3rd FLOOR,
6th C



Block BLOCK 02 (WING 01 02 AND 03)

Floor Name	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.)	Total FAR Area (Sq.mt.)	Tnmt (No.)	Carpet Area of other than Tenement
		Cutout		StairCase	Lift	Lift Machine	SubStructure	Ramp	Refuge Area	Parking	Resi.			
Terrace Floor	302.47	0.00	302.47	119.64	22.15	60.68	0.00	0.00	0.00	0.00	0.00	00	0.00
Ramp/Stilt Floor	2340.32	76.15	2261.17	100.54	41.04	0.00	0.81	0.00	0.00	0.00	2118.78	2118.78	14	0.00
Typical Floor	2817.92	76.15	2738.77	100.54	41.04	0.00	0.81	0.00	477.58	0.00	2118.80	2118.80	14	0.00
Typical Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2660.47	2660.47	17



Block BLOCK 02 (WING 01 02 AND 03)														
Floor Name	Gross Built Up Area (Sq.mt.)	Deductions From Gross Built Up Area (Sq.mt.) Cutout	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.) StairCase	Lift	Lift Machine	Substructure	Ramp	Refuge Area	Parking	Proposed FAR Area (Sq.mt.)	Resi.	Total FAR Area (Sq.mt.)	Tnmt (No.)	Carpet Area other than Tenement
Terrace Floor	352.47	0.00	352.47	119.64	22.15	60.68	0.00	0.00	0.00	0.00	0.00	00	0.00		
Upper Basement Floor	2340.32	76.15	2261.17	100.54	41.04	0.00	0.81	0.00	0.00	0.00	2118.78	2118.78	14	0.00	
Lower Basement Floor	2817.92	76.15	2738.77	100.54	41.04	0.00	0.81	0.00	477.58	0.00	2118.80	2118.80	14	0.00	
Ground Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
1st Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
2nd Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
3rd Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
4th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
5th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
6th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
7th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
8th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
9th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
10th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
11th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
12th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
13th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
14th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
15th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
16th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
17th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
18th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
19th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
20th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
21st Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
22nd Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
23rd Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
24th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
25th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
26th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
27th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
28th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
29th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
30th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
31st Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
32nd Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
33rd Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
34th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
35th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
36th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
37th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
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39th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
40th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
41st Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
42nd Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
43rd Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
44th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
45th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
46th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
47th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
48th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
49th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
50th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
51st Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
52nd Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
53rd Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
54th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
55th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
56th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
57th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
58th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
59th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
60th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
61st Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
62nd Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
63rd Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
64th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
65th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
66th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
67th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
68th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
69th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
70th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
71st Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
72nd Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
73rd Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
74th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
75th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
76th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
77th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
78th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
79th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
80th Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Total	83465.61	2050.53	81415.08	2534.73	996.85	60.68	911.39	655.24	477.58	20329.49	55449.14	55449.14	327	3039.60	
Total Number of Same Blocks	1														
Total:	83465.61	2050.53	81415.08	2534.73	996.85	60.68	911.39	655.24	477.58	20329.49	55449.14	55449.14	327	3039.60	

SCHEDULE OF JOINERY:

BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
BLOCK 02 (WING 01 02 AND 03)	D3	0.80	2.10	573
BLOCK 02 (WING 01 02 AND 03)	D2	0.90	2.10	1395
BLOCK 02 (WING 01 02 AND 03)	D1	1.05	2.10	341
BLOCK 02 (WING 01 02 AND 03)	SD3	1.20	2.10	248
BLOCK 02 (WING 01 02 AND 03)	SD3	1.80	2.10	85
BLOCK 02 (WING 01 02 AND 03)	SD1	2.40	2.10	251

SCHEDULE OF JOINERY:

BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
BLOCK 02 (WING 01 02 AND 03)	V1	0.60	1.20	824
BLOCK 02 (WING 01 02 AND 03)	W3	0.80	1.50	744
BLOCK 02 (WING 01 02 AND 03)	W2	1.33	1.50	248
BLOCK 02 (WING 01 02 AND 03)	W1	1.50	1.50	656

Existing Block Details

Name	Use	SubUse	Type	Structure	Height	Floor No	FAR Area	BUA Area
ExStructure TO BE RETAINED-1 BLOCK-1	Residential	Apartment	Building	Highrise	54.02	18	79321.00	112561.57
ExStructure TO BE RETAINED-2 CLUB HOUSE	Residential	Apartment	Building	Bldg upto 11.5 mt. Ht.	10.00	3	2576.45	2606.10

Block Name	Built Up Area (Sq. Mt.)	FAR Area (Sq. Mt.)
ExStructure TO BE RETAINED-1	112561.57	79321.00
ExStructure TO BE RETAINED-2 CLUB HOUSE	2606.10	2576.45
Total:	115167.67	81897.45

FAR &Tenement Details

Block	No. of Same Bldg	Gross Built Up Area (Sq.mt.)	Deductions From Gross BUA(Area in Sq.mt.) Cutout	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.) StairCase	Lift	Lift Machine	SubStructure	Ramp	Recreational Space	Parking	Proposed FAR Area (Sq.mt.)	Resi.	Total FAR Area (Sq.mt.)	Tnmt (No.)	Carpet Area other than Tenement
BLOCK 03 (WING 01 02 AND 03)	1	83465.61	2050.53	81415.08	2534.73	996.85	60.68	911.39	655.24	477.58	20329.49	55449.14	55449.14	327	3039.60	
Grand Total:	1	83465.61	2050.53	81415.08	2534.73	996.85	60.68	911.39	655.24	477.58	20329.49	55449.14	55449.14	327.00	3039.60	

Approval Condition :

This Plan Sanction is issued subject to the following conditions:

1. The sanction is accorded for PROPOSED MODIFIED RESIDENTIAL APARTMENT BUILDING KATHA NO.4125/411/2/2 & 4124/411/6/33/1/33/3, SY NO.32, 33/1, 33/2, 33/3, 35/1, 35/2(P), 46/2(P) & 46/3(P) KASAVANAHALLI VILLAGE, VARTHUR HOBLI, WARD NO. 150, BENGALURU.
   a) Consisting of BLOCK- 02, Wing - 01(EWS and Club House) GBF + GF + 20 Upper Floors (Twenty Upper Floors only)
   b) Consisting of BLOCK- 02, Wing - 02 & 03 ,GBF + GF + 21 Upper Floors (Twenty-One Upper Floors only)
2. The sanction is accorded for Residential Apartment Use only. The use of the building shall not deviate to any other use.
3. Two Basement Floor and Ground Floor area Car Parking reserved in the plan should not be converted for any other purpose.
4. Development charges towards increasing the capacity of water supply, sanitary and power main has to be paid to BWSSB and BESCOM if any.
5. Necessary ducts for running telephone cables, cubicles at ground level for postal services & space for dumping garbage within the premises shall be provided.
6. The applicant shall construct temporary toilets for the use of construction workers and it should be demolished after the construction.
7. The applicant shall INSURE all workmen involved in the construction against any accident / untoward incidents arising during the time of construction.
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 yard.
9. The applicant / builder is prohibited from selling the setback area / open spaces and the common facility areas, which shall be accessible to all the residents and occupants.
10. The applicant shall provide a space for locating the distribution transformers & associated equipment as per K.E.R.C.(Sub.S) code leaving 3.00 mts. from the building within the premises.
11. The applicant shall provide a separate room preferably 4.50 x 3.65 m in the basement for installation of telecom equipment and also to make provisions for telecom services as per Bye-law No. 25.
12. The applicant shall maintain during construction such barricading as considered necessary to prevent dust, debris & other materials endangering the adjoining persons or the public in any manner.
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 a frame and displayed and they shall be made available during inspections.
15. 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.
16. 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. 3.6) under sub-bye-law 7(1-B) 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 on the foundation and in the case of columnar structure before erecting the columns "COMMENCEMENT CERTIFICATE" shall be obtained.
19. Occupancy certificate shall be applied for and obtained before the expiry of five years from the date of issue of license & within one month after its completion shall apply for permission to occupy the building.
20. The building should not be occupied without obtaining "OCCUPANCY CERTIFICATE" from the competent authority.
21. Drinking water supplied by BWSSB should not be used for the construction activity of the building.
22. 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 times having a minimum total capacity mentioned in the Bye-law 32(a).
23. The building shall be designed and constructed adopting the norms prescribed in 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 the building resistant to earthquake.
24. The applicant should provide solar water heaters as per table 17 of Bye-law No. 29 for the building.
25. Facilities for physically handicapped persons prescribed in schedule-VI (Bye laws - 27.1) of Building bye-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 the same should be appropriated 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 neighbors 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 disturbance 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.Required k.g capacity installed at site for its re-use / disposal.
(Applicable for Residential units of 20 and above and 2000 Sqm and above built up area for Commercial building).
30. The applicant shall ensure that the top soil shall be used effectively after the development activities for soil stabilization during the course of excavation for basements with safe design for retaining walls and super structure for the safety of the structure as well as neighboring property, public roads and footpaths, and besides ensuring safety of workmen and general public by erecting safe barricades.
31. Sufficient two wheeler parking shall be provided as per requirement.
32. Traffic Management Plan shall be obtained from Traffic Management Consultant for all high rise structures which shall be got approved from the Competent Authority if necessary.
33. The Owner / Association of high-rise building shall obtain clearance certificate from Karnataka Fire and Emergency Department every Two years with due inspection by the department regarding working condition of Fire Safety Measures installed. The certificate should be produced to the Corporation and shall get the renewal of the permission issued once in Two years.
34. The Owner / Association of high-rise building shall get the building inspected by empanelled agencies of the Karnataka Fire and Emergency Department to ensure that the equipment's installed are in good and workable condition, and an affidavit to that effect shall be submitted to the Corporation and Fire Force Department every year.
35. The Owner / Association of high-rise building shall obtain clearance certificate from the Electrical Inspectorate every Two years with due inspection by the Department regarding working condition of Electrical installation / Lifts etc., The certificate should be produced to the BBMP and shall get the renewal of the permission issued that once in Two years.
36. The Owner / Association of the high-rise building shall conduct two mock - trials in the building, one before the onset of summer and another during the summer and ensure complete safety in respect of the hazards.
37. 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's 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.
38. The Owner / Association of high-rise building shall obtain Occupancy certificate from BBMP before the issue of license. Before the expiry of two years, the Owner / Developer shall give intimation to BBMP (Sanctioning Authority) of the intention to start work in the form prescribed in Schedule VII. Further, the Owner / Developer shall give intimation on completion of the foundation or footing of walls / columns of the foundation. Otherwise the plan sanction deemed cancelled.
39. In case of Development plan, Parks and Open Spaces area and Surface Parking area shall be earmarked and reserved as per Development Plan issued by the Bangalore Development Authority.
40. All other conditions and conditions mentioned in the work order issued by the Bangalore Development Authority while approving the Development Plan for the project should be strictly adhered to.
41. The applicant / Owner / Developer shall abide by the collection of solid waste and its segregation as per solid waste management bye-law 2016.
42. The applicant/owner/developer shall abide by sustainable construction and demolition waste management as per solid waste management bye-law 2016.
43. The Applicant / Owners / Developers shall make necessary provision to charge electrical vehicles.
44. The Applicant / Owner / Developer shall plant one tree for
   a) Upto measuring 180 Sqm up to 240 Sqm.
   b) minimum of two trees for sites measuring with more than 240 Sqm.
   c) One tree for every 240 Sq.m of the FAR area as part thereof in case of Apartment / group housing / multi-dwelling unit/development plan.
45. The KSPCB NOC shall be submitted during the time of CC.
46. In case of any false information, misrepresentation of facts, or pending court cases, the plan sanctioned stands cancelled.
47. Also see, building licence for special conditions, if any.

Special Condition as per Labour Department of Government of Karnataka vide ADDENDUM
(Hosadaagi Hoodilegi Letter No. LD/95/LET/2013, dated: 01-04-2013 :

1. 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.
2. The Applicant / Builder / Owner / Contractor should submit the Registration of establishment and list 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.
3. The Applicant / Builder / Owner / Contractor shall also inform the changes if any of the list of workers engaged by him.
4. 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 :
1. Accommodation shall be provided for setting up of schools for imparting education to the children of construction workers in the labour camps / construction sites.
2. List of children of workers shall be furnished by the builder / contractor to the Labour Department which is mandatory.
3. Employment of child labour in the construction activities strictly prohibited.
4. Obtaining NOC from the Labour Department before commencing the construction work is a must.
5. BBMP will not be responsible for any dispute that may arise in respect of property in question.
6. 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 (BBMP)		VERSION NO.: 1.0.14
		VERSION DATE: 19/12/2003
PROJECT DETAIL:		
Authority: BBMP		Plot Use: Residential
Project No: PRJ/8183/2022-23		Plot SubUse: Apartment
Application Type: General		Land Use Zone: Residential (Main)
Proposal Type: Building Permission		Plot/Sub Plot No.: KATHA NO. 4125/411/2/2 & 4124/411/6/33/1/33/3
Nature of Sanction: MODIFY		City Survey No. 32, 33/1, 33/2, 33/3, 35/1, 35/2(p), 46/2(P) & 46/3(P)
Location: RING-III		Khata No. (As per Khata Extract): KATHA NO. 4125/411/2/2 & 4124/411/6/33/1/33/3
Building Line Specified as per Z.R. No.		Locality / Street of the property: KATHA NO. 4125/411/2/2 & 4124/411/6/33/1/33/3 KASAVANAHALLI VILLAG, VARTHUR HOBLI, WARD NO. 150, BENG
Zone: Mahadevapura		
Ward: Ward-150		
Planning District: 216-Begur		
AREA DETAILS:		SQ.MT.
AREA OF PLOT (Minimum)	(A)	61765.99
Deduction for NetPol Area		
Surrender Area of Col		17291.00
Khanabandi Area		1572.82
Total :		18863.82
NET AREA OF PLOT	(A-Deductions)	46644.08
Deduction for Balance Pol Area		
RW Area surrendered Free of Cost		17291.00
Amenity Area		3365.29
Khanabandi Area		1572.82
Total :		22229.03
BALANCE AREA OF PLOT	(A-Deductions)	40178.88
COVERAGE CHECK		
Permissible Coverage area (50.00 %)		24946.38
Proposed Coverage Area (49.17 %)		4376.87
Existing coverage area to be retained (12.6 %)		5081.37
Achieved Net coverage area (22.29 %)		10371.24
Balance coverage area left (27.71 %)		14777.14
FAR CHECK		
Permissible F.A.R. as per zoning regulation 2015 (2.25)		1405653.23
Additional F.A.R within Ring I and II (for amalgamated plot -)		0.00
Allowable TDR Area (50% of Perm.FAR)		0.00
Premium FAR for Plot within Impact Zone (-)		0.00
Total Perm. FAR area (2.25)		1405653.23
Residential FAR (99.72%)		554491.11
Commercial FAR (0.28%)		1558.03
Existing FAR Area		10366.58
Achieved Net FAR Area (2.25)		1397068.58
Balance FAR Area (0.00)		3156.67
BUILT UP AREA CHECK		
Proposed BuiltUp Area		81415.08
Existing BUA Area for Existing Structure		115167.67
Substructure Area Add in BUA (Leased Lot)		10.00
Achieved BuiltUp Area		196567.75

Color Notes

COLOR INDEX

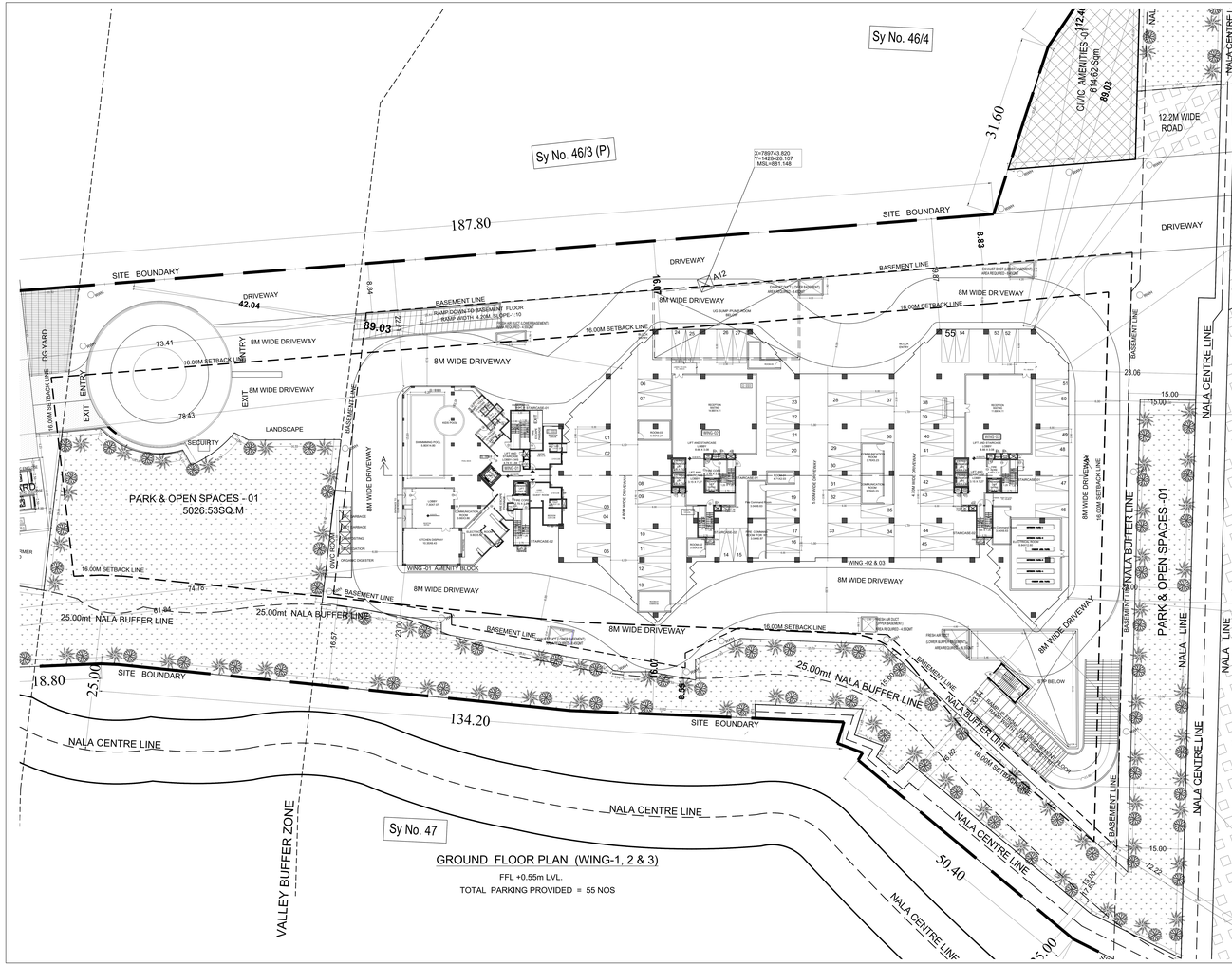
PLOT BOUNDARY	
ABUTTING ROAD	
PROPOSED (NON COVERAGE AREA)	
EXISTING (To be retained)	
EXISTING (To be demolished)	

Block USE/SUBUSE Details

Block Name	Block Use	Block SubUse	Block Structure	Block Land Use Category
BLOCK 02 (WING 01 02 AND 03)	Residential	Apartment	Highrise	R

Required Parking(Table 7a)

Block Name	Type	SubUse	Area (Sq.mt.)	Units Reqd.	Units Prop.	Car Reqd./Unit	Car Prop.
BLOCK 02 (WING 01 02 AND 03)	Residential	Apartment	0 - 50	2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Sy No. 46/3 (P)
Sy No. 47
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MSL=851.148
CIVIC AMENITIES - 612.92 Sqm
12.2M WIDE ROAD
SITE BOUNDARY
DRIVEWAY
BASEMENT LINE
RAMP DOWN TO BASEMENT FLOOR
RAMP WIDTH 4.20M, SLOPE 1:10
RAMP UP TO LOWER BASEMENT
RAMP REQUIRED - NIGHT
8M WIDE DRIVEWAY
16.00M SETBACK LINE
DG YARD
ENTRY
EXIT
SECURITY
LANDSCAPE
ASSEMBLY LINE
PARK & OPEN SPACES - 01
5026.53SQ.M
WING -01 AMENITY BLOCK
WING -02 & 03
STAIRCASE-01
STAIRCASE-02
LIFT-01
LIFT-02
LIFT-03
LIFT-04
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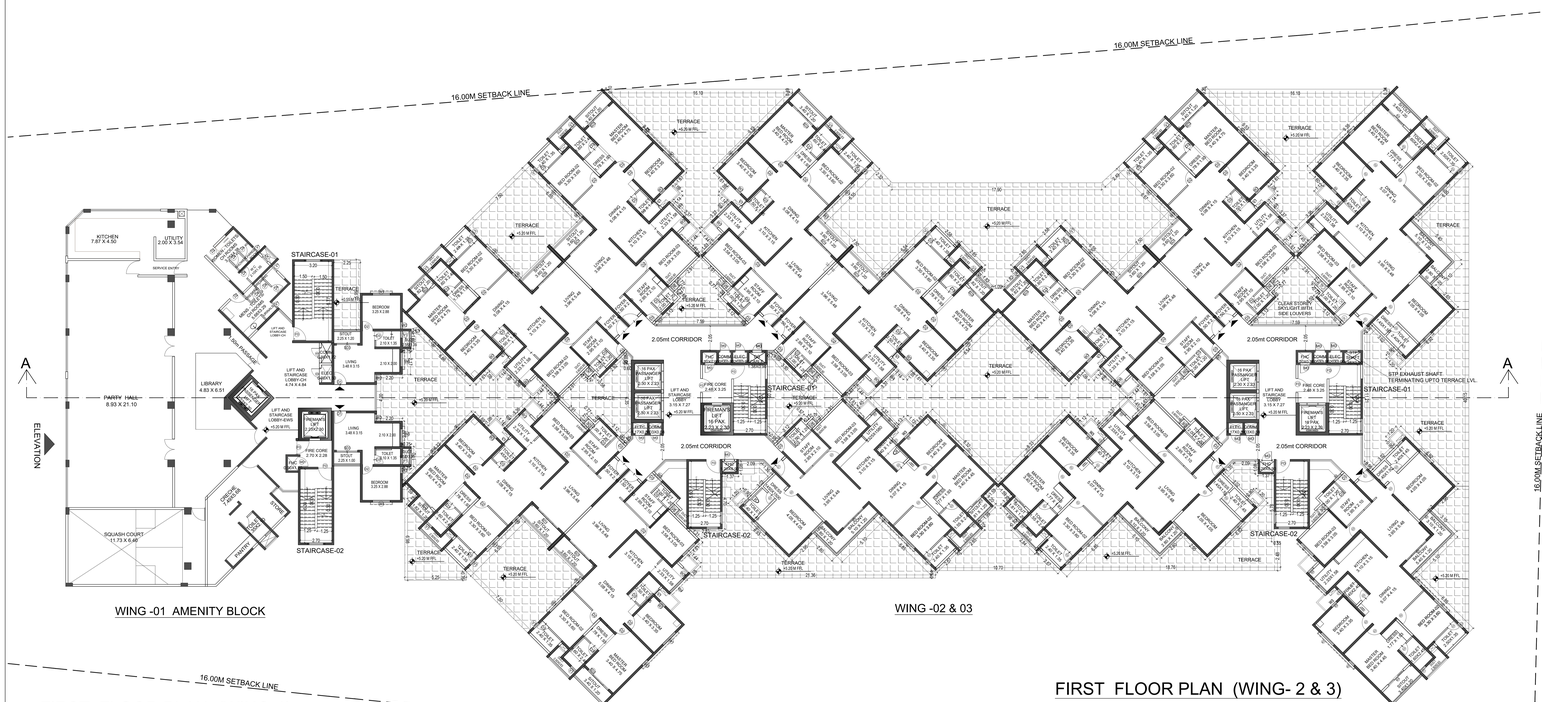

Block BLOCK 02 (WING 01 02 AND 03)

Floor Name	Gross Built-up Area	Deductions From Gross Built-Area (Stair+Lift)	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)						Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Tnmt (No.)	Carpet Area other than Tenement
		Cutout		StairCase	Lift	Lift Machine	SubStructure	Ramp	Refuge Area	Parking	Resi.				
Terrace Floor	352.47	0.00	352.47	119.64	22.15	60.68	0.00	0.00	0.00	0.00	0.00	00	0.00
Typical Floor	2340.32	76.15	2261.17	100.54	41.04	0.00	0.81	0.00	0.00	0.00	2118.78	2118.78	14	0.00
Seventeenth Floor	2817.92	76.15	2738.77	100.54	41.04	0.00	0.81	0.00	477.58	0.00	2118.80	2118.80	14	0.00
Sixteenth Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Fifteenth Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Fourteenth Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Thirteenth Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Twelfth Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Eleventh Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Tenth Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Ninth Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Eighth Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Seventh Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Sixth Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Fifth Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Fourth Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Third Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Second Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
First Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Ground Floor	2455.87	85.16	2370.71	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2275.53	2275.53	12	0.00
Basement Floor	2830.31	92.24	2738.07	100.36	41.04	0.00	0.81	0.00	0.00	0.00	2595.66	2595.66	16	0.00
Basement Floor	3201.04	91.46	3109.58	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2967.20	2967.20	14	0.00
Basement Floor	3202.15	91.46	3110.69	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2968.31	2968.31	13	751.92
Basement Floor	3202.16	167.26	3034.88	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2892.50	2892.50	12	698.11
Basement Floor	3166.67	92.44	3093.23	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2950.85	2950.85	12	729.63
Basement Floor	4368.13	24.45	4363.68	100.54	41.04	0.00	273.57	0.00	0.00	0.00	3972.62	1275.91	129.71	90	921.74
Basement Floor	9650.07	23.20	9626.87	121.05	41.04	0.00	586.34	386.42	0.00	8468.08	0.00	0.00	00	0.00
Basement Floor	9652.07	19.96	9631.11	121.05	41.04	0.00	30.47	268.82	0.00	9168.79	0.00	0.00	00	0.00
Total	83465.61	2050.53	81415.08	2534.73	996.85	60.68	911.39	655.24	477.58	20329.49	55449.14	55449.14	327	3039.60
Total Number of Same Blocks	1													
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SCHEDULE OF JOINERY:

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BLOCK 02 (WING 01 02 AND 03)	D1	1.05	2.10	341
BLOCK 02 (WING 01 02 AND 03)	SD3	1.20	2.10	248
BLOCK 02 (WING 01 02 AND 03)	SD3	1.80	2.10	85
BLOCK 02 (WING 01 02 AND 03)	SD1	2.40	2.10	251

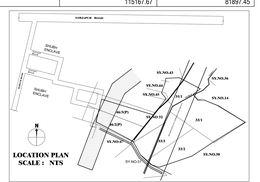
SCHEDULE OF JOINERY:

BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
BLOCK 02 (WING 01 02 AND 03)	V1	0.60	1.20	824
BLOCK 02 (WING 01 02 AND 03)	W3	0.80	1.50	744
BLOCK 02 (WING 01 02 AND 03)	W2	1.33	1.50	248
BLOCK 02 (WING 01 02 AND 03)	W1	1.50	1.50	656

Existing Block Details

Name	Use	SubUse	Type	Structure	Height	Floor No	FAR Area	BUA Area
ExStructure TO BE RETAINED-1 BLOCK-1	Residential	Apartment	Building	Highrise	54.02	18	79321.00	112561.57
ExStructure TO BE RETAINED-2 CLUB HOUSE	Residential	Apartment	Building	Bldg upto 11.5 mt. Ht.	10.00	3	2576.45	2606.10

Block Name	Built Up Area (Sq. Mt.)	FAR Area (Sq. Mt.)
ExStructure TO BE RETAINED-1 BLOCK-1	112561.57	79321.00
ExStructure TO BE RETAINED-2 CLUB HOUSE	2606.10	2576.45
Total:	115167.67	81897.45



FAR &Tenement Details

Block	No. of Same Bldg	Gross Built Up Area (Sq.mt.)	Deductions From Gross BUAArea in Sq.mt.)	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)						Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Tnmt (No.)	Carpet Area other than Tenement
			Cutout		StairCase	Lift	Lift Machine	SubStructure	Ramp	Recreational Space	Parking	Resi.			
BLOCK 03 (WING 01 02 AND 03)	1	83465.61	2050.53	81415.08	2534.73	996.85	60.68	911.39	655.24	477.58	20329.49	55449.14	55449.14	327	3039.60
Grand Total:	1	83465.61	2050.53	81415.08	2534.73	996.85	60.68	911.39	655.24	477.58	20329.49	55449.14	55449.14	327.00	3039.60

Approval Condition :

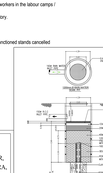
PRJ/8183/2022-23

This Plan Sanction is issued subject to the following conditions:
1. The sanction is accorded for PROPOSED MODIFIED RESIDENTIAL APARTMENT BUILDING KATHA NO.4125/411232 & 4124/411633/1/33/3, SY NO.32, 33/1, 33/2, 33/3, 35/1, 35/2(P), 46/3(P) & 46/3(P) KASAVANAHALLI VILLAGE, VARTHUR HOBLI, WARD NO. 150, BENGALURU.
a) Consisting of BLOCK- 02 (Wing - 01 (EWS and Club House), (BF + GF + 20 Upper Floors (Twenty Upper Floors only)
b) Consisting of BLOCK- 02 (Wing - 02 & 03) (BF + GF + 21 Upper Floors (Twenty-One Upper Floors only)
2. The sanction is accorded for Residential Apartment Use only. The use of the building shall not deviate to any other use.
3. Two Basement Floor and Ground Floor area Car Parking reserved in the plan should not be converted for any other use.
4. Development charges towards increasing the capacity of water supply, sanitary and power main has to be paid to BWSSB and BESCOM if any.
5. Necessary ducts for running telephone cables, cubicles at ground level for postal services & space for dumping garbage within the premises shall be provided.
6. The applicant shall construct temporary toilets for the use of construction workers and it should be demolished after the construction.
7. The applicant shall INSURE all workmen involved in the construction work against any accident / untoward incidents arising during the time of construction.
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 yard.
9. The applicant / builder is prohibited from selling the setback area / open spaces and the common facility areas, which shall be accessible to all the tenants and occupants.
10. The applicant shall provide a space for locating the distribution transformers & associated equipment as per K.E.R.C.(Sub.S) code leaving 3.00 mts. from the building within the premises.
11. The applicant shall provide a separate room preferably 4.50 x 3.65 m in the basement for installation of telecom equipment and also to make provisions for telecom services as per Bye-law No. 25.
12. The applicant shall maintain during construction such barricading as considered necessary to prevent dust, debris & other materials endangering the adjoining residents and the users of the public roads.
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 a frame and displayed and they shall be made available during inspections.
15. 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, 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 (Bye-law No. 3.6) under sub-section 11-A of Rule 9 (b).
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 on the foundation and in the case of columnar structure before erecting the columns "COMMENCEMENT CERTIFICATE" shall be obtained.
19. Occupancy certificate shall be applied for and obtained before the expiry of five years from the date of issue of license & within one month after its completion shall apply for permission to occupy the building.
20. The building should not be occupied without obtaining "OCCUPANCY CERTIFICATE" from the competent authority.
21. Drinking water supplied by BWSSB should not be used for the construction activity of the building.
22. 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 times having a minimum total capacity mentioned in the Bye-law 32(a).
23. The building shall be designed and constructed adopting the norms prescribed in 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 the building resistant to earthquake.
24. The applicant should provide solar water heaters as per table 17 of Bye-law No. 29 for the building.
25. Facilities for physically handicapped persons prescribed in schedule-VI (Bye laws - 31 of Building bye-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 the same shall be accessible 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 neighbors 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.Required s.g capacity installed at site for its re-use / disposal.
(Applicable for Residential units of 20 and above and 2000 Sqm and above built up area for Commercial building).
30. The applicant shall ensure that all the top soil excavated during the course of formation of the project, shall be reused for soil stabilization during the course of excavation for improvements with safe design for retaining walls and super structure for the safety of the structure as well as neighboring property, public roads and footpaths, and besides ensuring safety of workmen and general public by erecting safe barricades.
31. Sufficient space for loading/unloading shall be provided as per requirement.
32. Traffic Management Plan shall be obtained from Traffic Management Consultant for all high rise structures which shall be got approved from the Competent Authority if necessary.
33. The Owner / Association of high-rise building shall obtain clearance certificates from Karnataka Fire and Emergency Department every Two years with due inspection by the department regarding working condition of Fire Safety Measures installed. The certificate should be produced to the Corporation and shall get the renewal of the permission issued once in Two years.
34. The Owner / Association of high-rise building shall get the lifts inspected by empanelled agencies of the Karnataka Fire and Emergency Department to ensure that the equipment's installed are in good and workable condition, and an affidavit to that effect shall be submitted to the Corporation and Fire Force Department every year.
35. The Owner / Association of high-rise building shall obtain clearance certificate from the Electrical Inspectorate every Two years with due inspection by the Department regarding working condition of Electrical installation / Lifts etc., The certificate should be produced to the BBMP and shall get the renewal of the permission issued Once in Two years.
36. The Owner / Association of the high-rise building shall conduct two mock - trials in the building, one before the onset of summer and another during the summer and assure complete safety in respect of fire hazards.
37. 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 a 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.
38. The Owner / Developer shall submit the "As built drawings" duly certified by the Architect / Engineer to the Chief Fire Officer, Fire Station before the expiry of two years, the Owner / Developer shall give intimation to BBMP (Sanctioning Authority) of the intention to start work in the form prescribed in Schedule VII. Further, the Owner / Developer shall give intimation on completion of the foundation or footing of walls / columns of the foundation. Otherwise the plan sanction deemed cancelled.
39. In case of Development plan, Parks and Open Spaces area and Surface Parking area shall be earmarked and reserved as per Development Plan issued by the Bangalore Development Authority.
40. All other conditions and conditions mentioned in the work order issued by the Bangalore Development Authority while approving the Development Plan for the project should be strictly adhered to.
41. The Applicant / Owner / Developer shall abide by the collection of solid waste and its segregation as per solid waste management bye-law 2016.
42. The applicant/owner/developer shall abide by sustainable construction and demolition waste management as per solid waste management bye-law 2016.
43. The Applicant / Owners / Developers shall make necessary provision to charge electrical vehicles.
44. The Applicant / Owner / Developer shall plant one tree for
a) late measuring 160 Sqm up to 240 Sqm.
b) minimum of two trees for sites measuring with more than 240 Sqm.
c) One tree for every 240 Sq.m of the FAR area as per Bye-law
d) In case of any false information, misrepresentation of facts, or pending court cases, the plan sanction is deemed cancelled.
47. Also see, building licence for special conditions, if any.

Special Condition as per Labour Department of Government of Karnataka vide ADDENDUM
(Hosadaagi Hoodike) Letter No. LD/95/LET/2013, dated: 01-04-2013 :

1. 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.
2. The Applicant / Builder / Owner / Contractor should submit the Registration of establishment and list 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 keep the establishment and ensure the registration of establishment and workers working at construction site or work place.
3. The Applicant / Builder / Owner / Contractor shall also inform the changes if any of the list of workers engaged by him.
4. 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 :
1. Accommodation shall be provided for setting up of schools for imparting education to the children of construction workers in the labour camps / construction sites.
2. List of children of workers shall be furnished by the builder / contractor to the Labour Department which is mandatory.
3. Employment of child labour in the construction activities strictly prohibited.
4. Obtaining NOC from the Labour Department before commencing the construction work is a must.
5. BBMP will not be responsible for any dispute that may arise in respect of property in question.
6. 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.



ENGINEER :-

V.S ASSOCIATES

#4, R.R.MANSION, 3rd FLOOR,
6th CROSS, ASHOKANAGARA,
TUMKUR - 572102
PHONE: 9880179145

AREA STATEMENT (BBMP)		VERSION NO. : 1.0.14
		VERSION DATE: 19/12/2003
PROJECT DETAIL :		
Authority: BBMP		Plot Use: Residential
Project No: PRJ/8183/2022-23		Plot SubUse: Apartment
Application Type: General		Land Use Zone: Residential (Main)
Proposal Type: Building Permission		Plot/Sub Plot No.: KATHA NO. 4125/411232 & 4124/411633/1/33/3
Nature of Sanction: MODIFY		City Survey No. 32, 33/1, 33/2, 33/3, 35/1, 35/2(P), 46/3(P) & 46/3(P)
Location: RING-II		Khata No. (As per Khata Extract): KATHA NO. 4125/411232 & 4124/411633/1/33/3
Building Line Specified as per Z.R. NA		Locality / Street of the property: KATHA NO. 4125/411232 & 4124/411633/1/33/3 KASAVANAHALLI VILLAG, VARTHUR HOBLI, WARD NO. 150, BENG
Zone: Mahadevapura		
Ward: Ward-150		
Planning District: 219-Begur		
AREA DETAILS :		SQ.MT.
AREA OF PLOT (Minimum)	(A)	61765.90
Deduction for NetPol Area		
Sunnadal Flow of Cost		17261.00
Khandaland Area		1572.82
Total :		18833.82
NET AREA OF PLOT	(A-Deductions)	46644.08
Deduction for Balance Pol Area		
RW Area surrendered Free of Cost		17261.00
Amenity Area		3305.29
Khandaland Area		1572.82
Total :		22909.03
BALANCE AREA OF PLOT	(A-Deductions)	40178.88
COVERAGE CHECK		
Permissible Coverage area (50.00 %)		24946.38
Proposed Coverage Area (58.91 %)		4376.87
Existing coverage area to be retained (12.6 %)		5081.37
Achieved Net coverage area (22.29 %)		10371.24
Balance coverage area left (32.71 %)		14777.14
FAR CHECK		
Permissible F.A.R. as per zoning regulation 2015 (2.25)		1405653.23
Additional F.A.R within Ring I and II (For amalgamated plot -)		0.00
Allowable TDR Area (60% of Perm.FAR)		0.00
Premium FAR for Plot within Impact Zone (-)		0.00
Total Perm. FAR area (2.25)		1405653.23
Residential FAR Area (2.25)		55449.13
Achieved FAR Area		55449.13
Existing FAR Area		1572.82
Achieved Net FAR Area (2.25)		137306.58
Balance FAR Area (0.00)		3156.67
BUILT UP AREA CHECK		
Proposed BuiltUp Area		81415.08
Existing BUA Area for Existing Structure		115167.67
Substructure Area Add in BUA (Leased Lnd)		10.00
Achieved BuiltUp Area		196567.75

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 SubUse	Block Structure	Block Land Use Category
BLOCK 02 (WING 01 02 AND 03)	Residential	Apartment	Highrise	R

Required Parking(Table 7a)

Block Name	Type	SubUse	Area	Units		Car		
			(Sq.mt.)	Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.
BLOCK 02 (WING 01 02 AND 03)	Residential	Apartment	0 - 50	2	-	1	39.5	-
			50 - 225	1	-	1	248	-
Total :							288	323

Parking Check (Table 7b)

Vehicle Type	Reqd.		Achieved	
	No.	Area (Sq.mt.)	No.	Area (Sq.mt.)
Car	288	3960.00	323	4441.25
Visitor's Car Parking	29	398.75	0	0.00
Total Car	317	4358.75	323	4441.25
Two/Wheeler	-	398.75	0	0.00
Other Parking	-	-	-	15933.56
Total		4757.50		20374.81

SANCTIONING AUTHORITY :

ASSISTANT / JOINT DIRECTOR / DEPUTY DIRECTOR | ASSISTANT DIRECTOR | DEPUTY DIRECTOR | JOINT DIRECTOR

This approval of Building plan/ Modified plan is valid for two years from the date of issue of plan and building license by the competent authority.

NORTH

SCALE : 1: 100

OWNER / GPA HOLDER'S SIGNATURE

OWNER'S ADDRESS WITH ID NUMBER & CONTACT NUMBER :

M/S BREN CORPORATION Rep. By. J. BOOPESH REDDY
3rd Floor, Balavana, Plot.No.61, 5th A Block, Koramangala, Bengaluru 560095

ARCHITECT/ENGINEER /SUPERVISOR 'S SIGNATURE

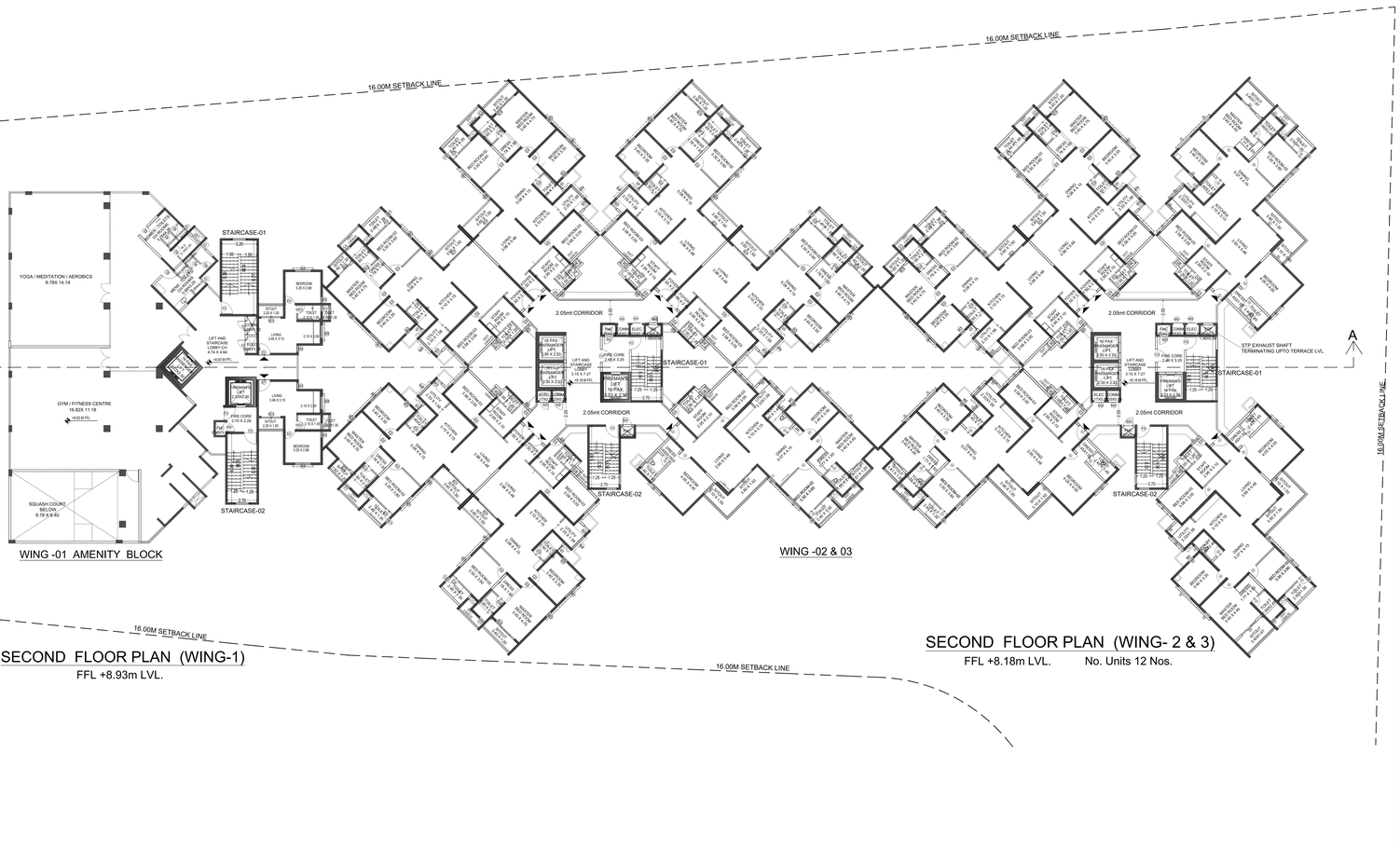
Shashidhara. N. R
BCC/BL-3.2.3/E-1085/02-03
V.S. Associates, #4, R.R.Mansion, 3rd Floor, 6th Cross, Ashoknagar, B.H.Road. Tumkur

PROJECT TITLE :
PROPOSED MODIFIED RESIDENTIAL APARTMENT BUILDING KATHA NO.4125/411232 & 4124/411633/1/33/3, SY NO.32, 33/1, 33/2, 33/3, 35/1, 35/2(P), 46/3(P) & 46/3(P) KASAVANAHALLI VILLAGE, VARTHUR HOBLI, WARD NO. 150, BENGALURU

DRAWING TITLE :
BLOCK - 02, (WING - 01, 02 & 03)
FIRST FLOOR PLAN

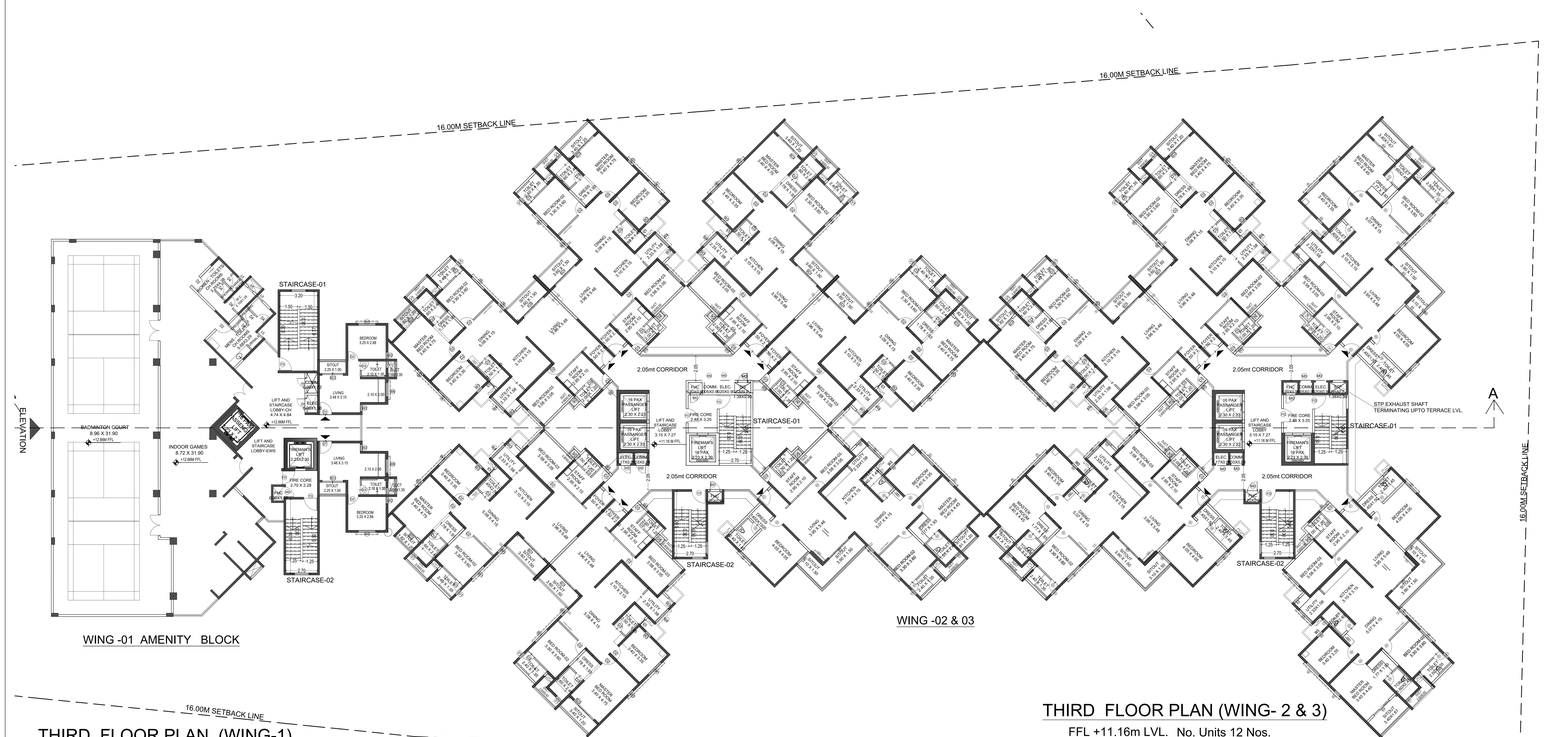
SHEET NO : 05 OF 17

This is system generated report and does not require any signature.
Accuracy of Scrutiny Report and Drawing is subject to accuracy of end-user provided data. 3rd party software/hardware/services etc. We are not liable for any damages which may arise from use or inability to use the Application.



Block BLOCK 02 (WING 01 02 AND 03)

Floor Name	Gross Built-Up Area (Sq.mt.)	Deductions From Gross BUA(Area in Sq.mt.) Cutout	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.) StairCase	Lift	Lift Machine	Substructure	Ramp	Refuge Area	Parking	Proposed FAR Area (Sq.mt.) Resi.	Total FAR Area (Sq.mt.)	Tnmt (No.)	Carpet Area other than Tenement
Terrace Floor	352.47	0.00	352.47	119.64	22.15	60.68	0.00	0.00	0.00	0.00	0.00	0.00	00	0.00
Second Floor	2340.32	76.15	2261.17	100.54	41.04	0.00	0.81	0.00	0.00	0.00	2118.78	2118.78	14	0.00
First Floor	2817.92	76.15	2738.77	100.54	41.04	0.00	0.81	0.00	477.58	0.00	2118.80	2118.80	14	0.00
Ground Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Basement



THIRD FLOOR PLAN (WING-1)

FFL +12.66m LVL.

THIRD FLOOR PLAN (WING- 2 & 3)

FFL +11.16m LVL. No. Units 12 Nos.

Block BLOCK 02 (WING 01 02 AND 03)

Floor Name	Gross Built-up Area (Sq.mt.)	Deductions (Area Consider in Built-up Area) Cutout	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.) StairCase	Lift	Lift Machine	Substructure	Ramp	Refuge Area	Parking	Proposed FAR Area (Sq.mt.)	Resi.	Total FAR Area (Sq.mt.)	Tnmt (No.)	Carpet Area other than Tenement
Terrace Floor	352.47	0.00	352.47	119.64	22.15	60.68	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00	0.00
Third Floor	2340.32	76.15	2261.17	100.54	41.04	0.00	0.81	0.00	0.00	0.00	2118.78	2118.78	14	0.00	
Second Floor	2817.92	76.15	2738.77	100.54	41.04	0.00	0.81	0.00	477.58	0.00	2118.80	2118.80	14	0.00	
First Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Ground Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Stilt Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
First Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Second Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Third Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Fourth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Fifth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Sixth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Seventh Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Eighth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Ninth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Tenth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Eleventh Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Twelfth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Thirteenth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Fourteenth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Fifteenth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Sixteenth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Seventeenth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Eighteenth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Nineteenth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Twentieth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Twenty First Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Twenty Second Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Twenty Third Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Twenty Fourth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Twenty Fifth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Twenty Sixth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Twenty Seventh Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Twenty Eighth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Twenty Ninth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Thirtieth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Thirty First Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Thirty Second Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Thirty Third Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Thirty Fourth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Thirty Fifth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Thirty Sixth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Thirty Seventh Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Thirty Eighth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Thirty Ninth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Fortieth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Forty First Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Forty Second Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Forty Third Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Forty Fourth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Forty Fifth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Forty Sixth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Forty Seventh Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Forty Eighth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Forty Ninth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Fiftieth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Fifty First Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Fifty Second Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Fifty Third Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Fifty Fourth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Fifty Fifth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Fifty Sixth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Fifty Seventh Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Fifty Eighth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Fifty Ninth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Sixtieth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Sixty First Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Sixty Second Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Sixty Third Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Sixty Fourth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Sixty Fifth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Sixty Sixth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Sixty Seventh Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Sixty Eighth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Sixty Ninth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Seventieth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Seventy First Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Seventy Second Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Seventy Third Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Seventy Fourth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Seventy Fifth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Seventy Sixth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Seventy Seventh Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Seventy Eighth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Seventy Ninth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Eightieth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Eighty First Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Eighty Second Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Eighty Third Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Eighty Fourth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Eighty Fifth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Eighty Sixth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Eighty Seventh Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Eighty Eighth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Eighty Ninth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Ninetieth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Ninety First Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Ninety Second Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Ninety Third Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Ninety Fourth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Ninety Fifth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Ninety Sixth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Ninety Seventh Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Ninety Eighth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
Ninety Ninth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundredth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred First Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Second Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Third Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Fourth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Fifth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Sixth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Seventh Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Eighth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Ninth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Tenth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Eleventh Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Twelfth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Thirteenth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Fourteenth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Fifteenth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Sixteenth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Seventeenth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Eighteenth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Nineteenth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Twentieth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Twenty First Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Twenty Second Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Twenty Third Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Twenty Fourth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Twenty Fifth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Twenty Sixth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Twenty Seventh Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Twenty Eighth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Twenty Ninth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Thirtieth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Thirty First Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Thirty Second Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Thirty Third Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Thirty Fourth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Thirty Fifth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Thirty Sixth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Thirty Seventh Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Thirty Eighth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Thirty Ninth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Fortieth Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Forty First Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Forty Second Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	
One Hundred Forty Third Basement Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00	

16.00M SETBACK LINE
16.00M SETBACK LINE
STAIRCASE-01
GENTS SPA / MASSAGE
8.13 X 10.46
LOCKERS
LIFT AND STAIRCASE LOBBY-GYM
LIFT-1
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LIFT-3
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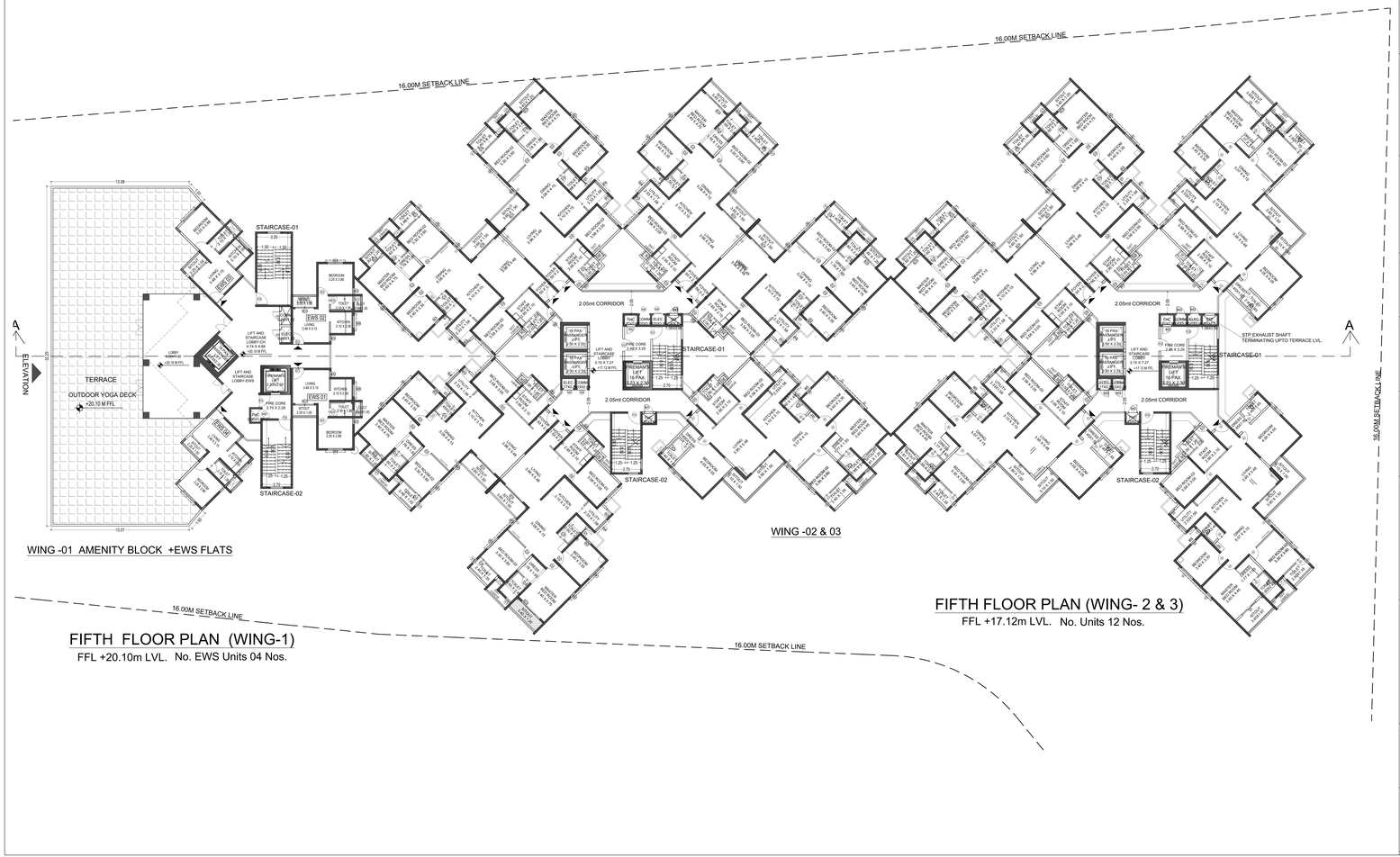


FIFTH FLOOR PLAN (WING-1)

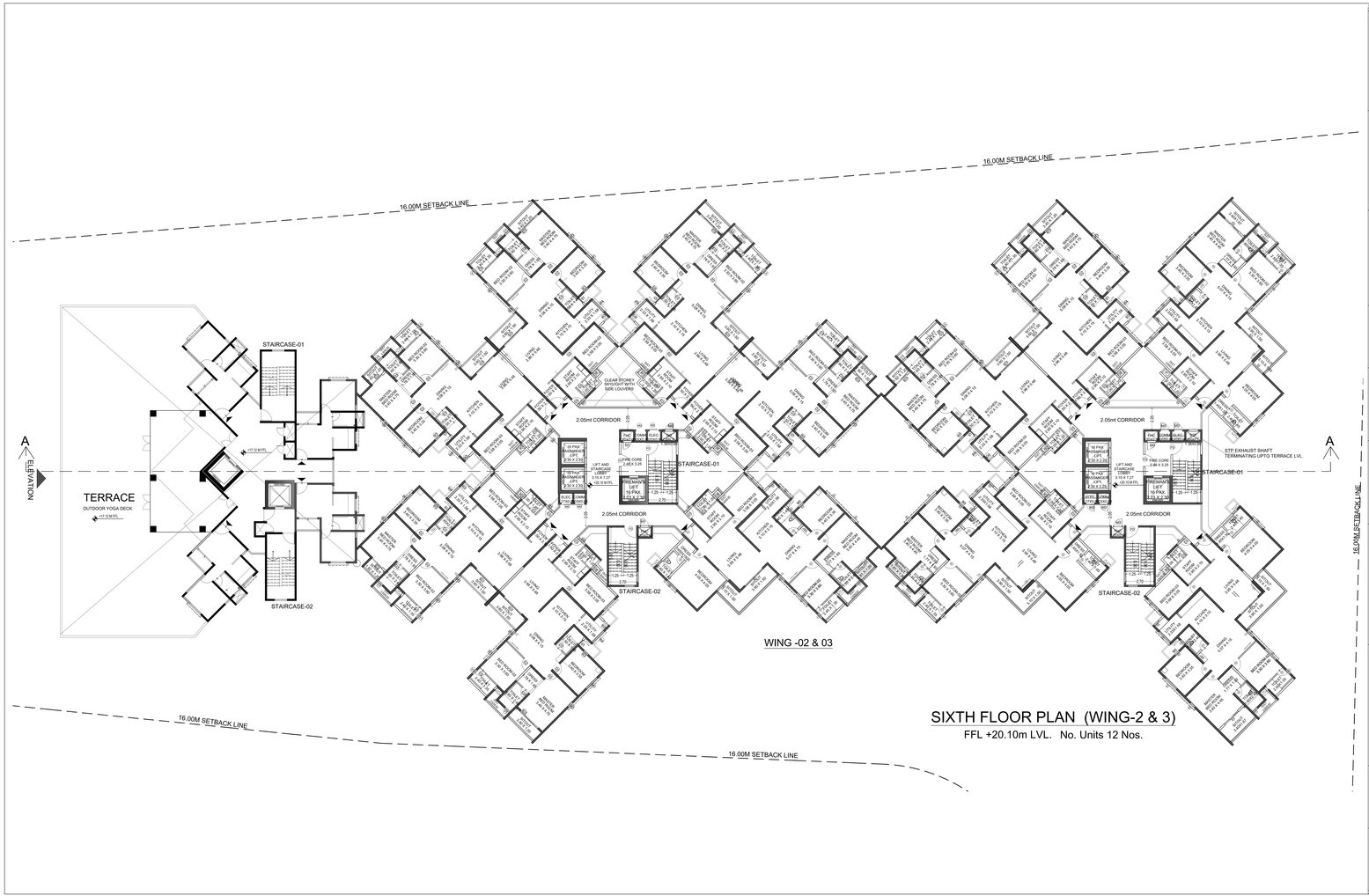
FFL +20.10m LVL. No. EWS Units 04 Nos.

FIFTH FLOOR PLAN (WING- 2 & 3)

FFL +17.12m LVL. No. Units 12 Nos.

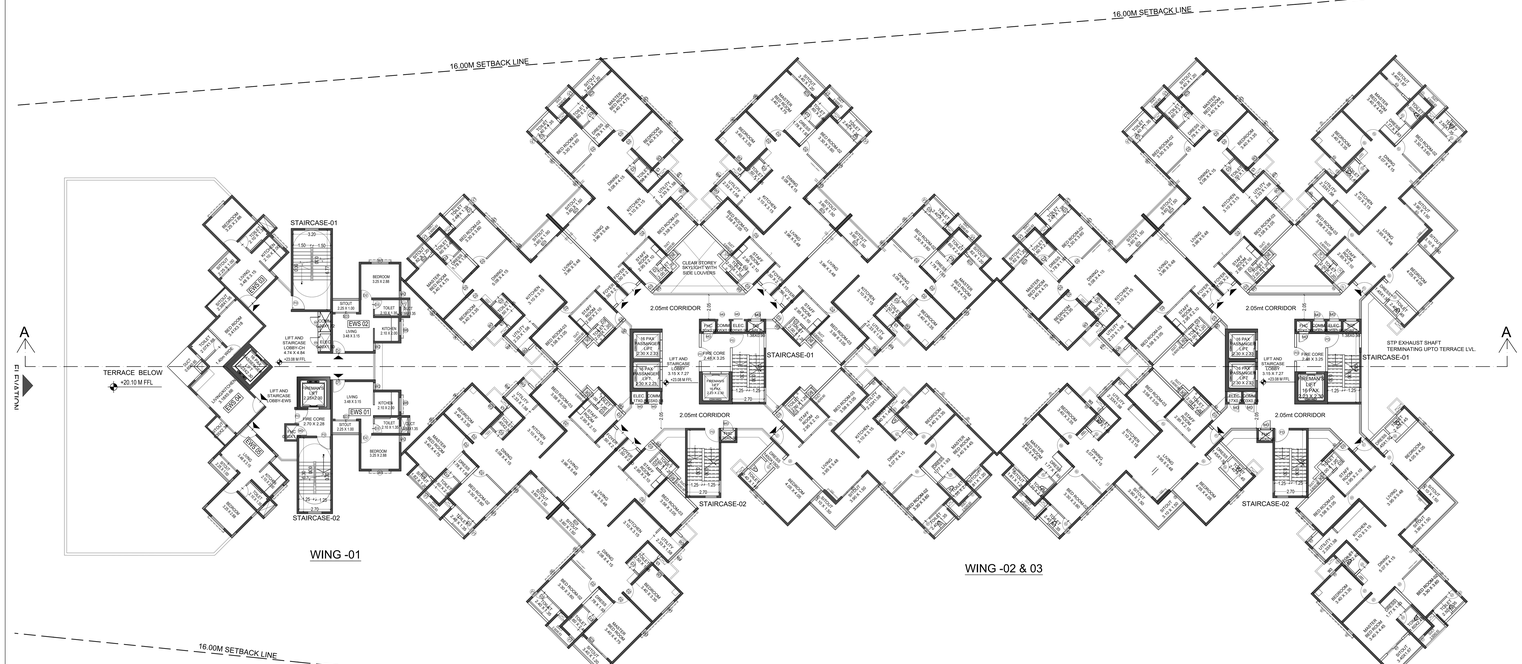
Block BLOCK 02 (WING 01 02 AND 03)

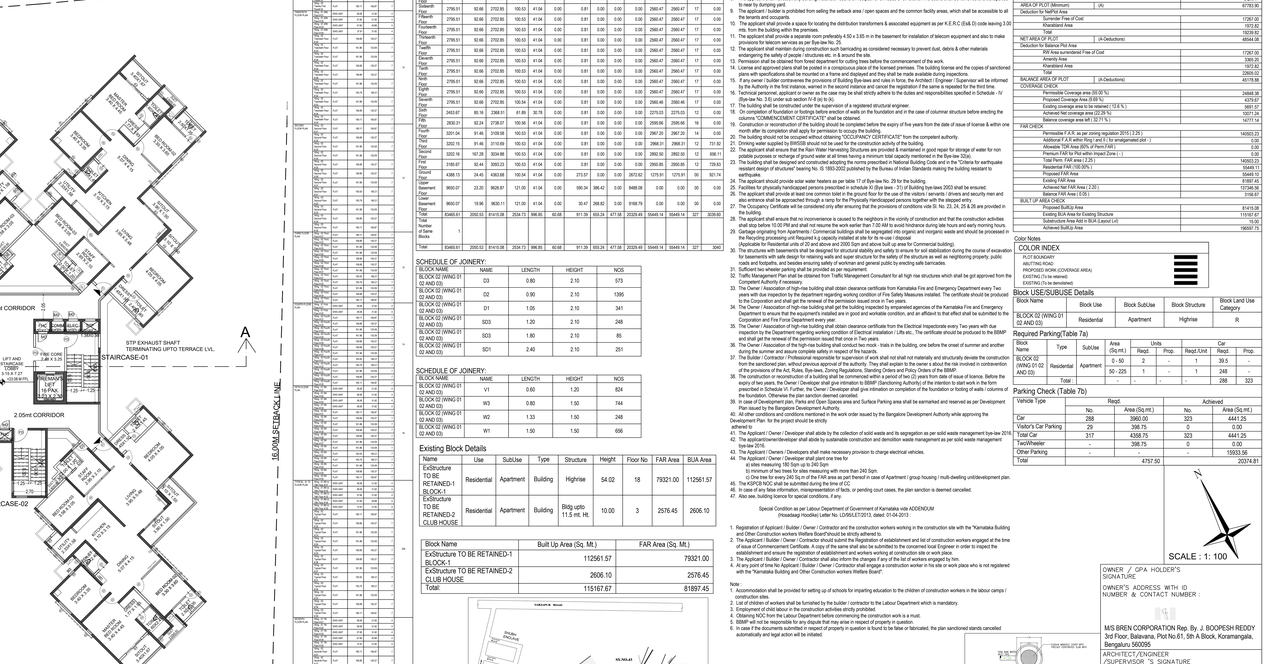
Floor Name	Gross Built-up Area (Sq.mt.)	Deductions From Gross BUA(Area in Sq.mt.) Cutout	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.) StairCase	Lift	Lift Machine	SubStructure	Ramp	Refuge Area	Parking	Proposed FAR Area (Sq.mt.) Resi.	Total FAR Area (Sq.mt.)	Tnmt (No.)	Carpet Area other than Tenement
Terrace Floor	352.47	0.00	352.47	119.64	22.15	60.68	0.00	0.00	0.00	0.00	0.00	0.00	00	0.00
Fifth(20.10 Mt.) Floor	2340.32	76.15	2261.17	100.54	41.04	0.00	0.81	0.00	0.00	0.00	2118.78	2118.78	14	0.00
Fourth Floor	2817.92	76.15	2738.77	100.54	41.04	0.00	0.81	0.00	477.58	0.00	2118.80	2118.80	14	0.00
Thirteenth Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Twelfth Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Eleventh Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Tenth Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Ninth Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Eighth Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Seventh Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Sixth Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Fifth Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Fourth Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Third Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Second Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
First Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Ground Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Stilt Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Basement



Block BLOCK 02 (WING 01 02 AND 03)

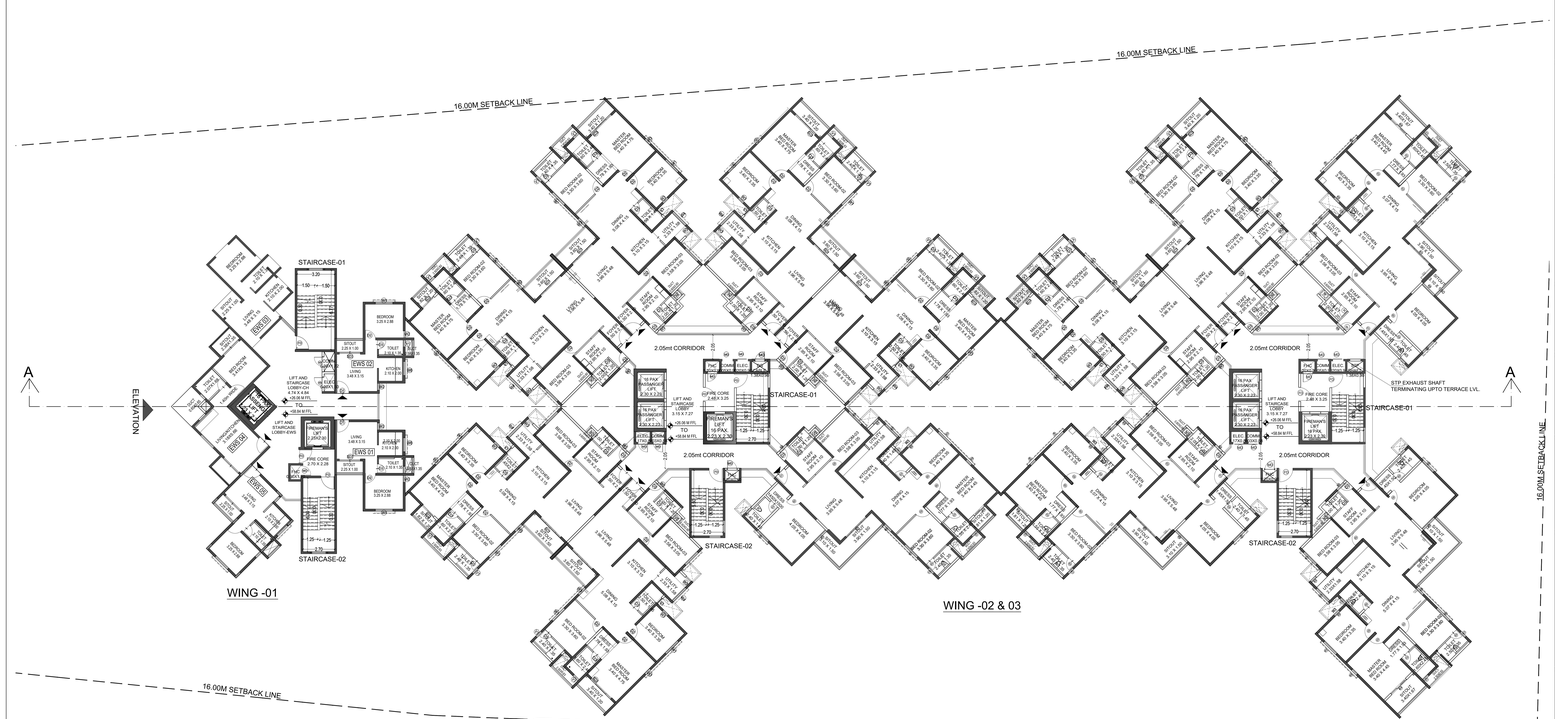
Floor Name	Gross Built Up Area (Sq.mt.)	Deductions From Gross BUA/Area in Sq.mt.)	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)						Proposed FAR Area (Sq.mt.)	Resi.	Total FAR Area (Sq.mt.)	Tnmt (No.)	Carpet Area other than Tenement
		Cutout		StairCase	Lift	Lift Machine	SubStructure	Ramp	Refuge Area	Parking				
Terrace Floor	352.47	0.00	352.47	119.64	22.15	60.68	0.00	0.00	0.00	0.00	0.00	0.00	00	0.00
Parking Floor	2340.32	76.15	2264.17	100.54	41.04	0.00	0.81	0.00	0.00	0.00	2118.78	2118.78	14	0.00
Typical Floor	2817.92	76.15	2738.77	100.54	41.04	0.00	0.81	0.00	477.58	0.00	2118.80	2118.80	14	0.00
Amenity Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2660.47	2660.47	17	0.00
Refuge Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2660.47	2660.47	17	0.00
Typical





Block BLOCK 02 (WING 01 02 AND 03)

Floor Name	Gross Built-Up Area (Sq.mt.)	Deductions From Gross BUA(Area in Sq.mt.) Cutout	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.) StairCase	Lift	Lift Machine	Substructure	Ramp	Refuge Area	Parking	Proposed FAR Area (Sq.mt.) Resi.	Total FAR Area (Sq.mt.)	Tenmt (No.)	Carpet Area other than Tenement
Terrace Floor	352.47	0.00	352.47	119.64	22.15	60.68	0.00	0.00	0.00	0.00	0.00	0.00	00	0.00
Parking Floor	2340.32	76.15	2261.17	100.54	41.04	0.00	0.81	0.00	0.00	0.00	2118.78	2118.78	14	0.00
Typical Floor	2817.92	76.15	2738.77	100.54	41.04	0.00	0.81	0.00	477.58	0.00	2118.80	2118.80	14	0.00
Typical Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17



TYPICAL SEVENTH TO EIGHTEENTH FLOOR PLAN (WING-1)

FFL +26.06m LVL. TO +58.84m LVL. No. EWS Units = 05 x 12 = 60 Nos.

TYPICAL EIGHTH TO NINETEENTH FLOOR PLAN (WING-2 & 3)

FFL +26.06m LVL. TO +58.84m LVL. No. Units = 12 x 12 = 144 Nos.

Block BLOCK 02 (WING 01 02 AND 03)

Floor Name	Gross Built(Area Sq.mt.)	Deductions (Area in Sq.mt.)						Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Tnmt (No.)	Carpet Area other than Tenement
	Cutout	StairCase	Lift	Lift Machine	SubStructure	Ramp	Refuge Area	Parking	Resi.				
Terrace Floor	352.47	0.00	202.47	119.64	22.15	60.68	0.00	0.00	0.00	0.00	00	0.00
Parking(Stilt) Floor	2340.32	76.15	2261.17	100.54	41.04	0.00	0.81	0.00	0.00	2118.78	2118.78	14	0.00
Ground Floor	2817.92	76.15	2738.77	100.54	41.04	0.00	0.81	0.00	477.58	0.00	2118.80	2118.80	14	0.00
1st Residential Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
2nd Residential Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
3rd Residential Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
4th Residential Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
5th Residential Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
6th Residential Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
7th Residential Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
8th Residential Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
9th Residential Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
10th Residential Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
11th Residential Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
12th Residential Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
13th Residential Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
14th Residential Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
15th Residential Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
16th Residential Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
17th Residential Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
18th Residential Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Mumty Floor	2453.67	85.16	2368.51	61.86	30.78	0.00	0.81	0.00	0.00	0.00	2275.53	2275.53	12	0.00
Overhead Tank Floor	2830.31	92.24	2738.07	100.56	41.04	0.00	0.81	0.00	0.00	0.00	2595.66	2595.66	16	0.00
Lift Room Floor	3201.04	91.46	3109.58	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2967.20	2967.20	14	0.00
Stair Cover Floor	3202.16	91.46	3110.69	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2968.31	2968.31	13	731.92
Void	3202.16	167.26	3034.88	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2892.50	2892.50	12	698.11
Void	3166.67	92.44	3093.23	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2950.85	2950.85	12	729.63
Void	4368.13	24.45	4363.68	100.54	41.04	0.00	273.57	0.00	0.00	2672.62	1275.91	1275.91	00	921.74
Basement Floor	9650.07	23.25	9626.81	121.05	41.04	0.00	586.34	386.42	0.00	8468.08	0.00	0.00	00	0.00
Basement Floor	9650.07	19.96	9630.11	121.05	41.04	0.00	30.47	268.82	0.00	9168.79	0.00	0.00	00	0.00
Total	83465.61	2050.53	81415.08	2534.73	996.85	60.68	911.39	655.24	477.58	20329.49	50449.14	50449.14	327	3039.60
Total Number of Same Blocks	1													
Total:	83465.61	2050.53	81415.08	2534.73	996.85	60.68	911.39	655.24	477.58	20329.49	50449.14	50449.14	327	3039.60

SCHEDULE OF JOINERY:

BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
BLOCK 02 (WING 01 02 AND 03)	D3	0.80	2.10	573
BLOCK 02 (WING 01 02 AND 03)	D2	0.90	2.10	1395
BLOCK 02 (WING 01 02 AND 03)	D1	1.05	2.10	341
BLOCK 02 (WING 01 02 AND 03)	SD3	1.20	2.10	248
BLOCK 02 (WING 01 02 AND 03)	SD3	1.80	2.10	85
BLOCK 02 (WING 01 02 AND 03)	SD1	2.40	2.10	251

SCHEDULE OF JOINERY:

BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
BLOCK 02 (WING 01 02 AND 03)	V1	0.60	1.20	824
BLOCK 02 (WING 01 02 AND 03)	W3	0.80	1.50	744
BLOCK 02 (WING 01 02 AND 03)	W2	1.33	1.50	248
BLOCK 02 (WING 01 02 AND 03)	W1	1.50	1.50	656

Existing Block Details

Name	Use	SubUse	Type	Structure	Height	Floor No	FAR Area	BUA Area
ExStructure TO BE RETAINED-1 BLOCK-1	Residential	Apartment	Building	Highrise	54.02	18	79321.00	112561.57
ExStructure TO BE RETAINED-2 CLUB HOUSE	Residential	Apartment	Building	Bldg upto 11.5 mt. Ht.	10.00	3	2576.45	2606.10

Block Name	Built Up Area (Sq. Mt.)	FAR Area (Sq. Mt.)
ExStructure TO BE RETAINED-1	112561.57	79321.00
ExStructure TO BE RETAINED-2 CLUB HOUSE	2606.10	2576.45
Total:	115167.67	81897.45

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.)	Total FAR Area (Sq.mt.)	Tnmt (No.)	Carpet Area other than Tenement
			Cutout		StairCase	Lift	Lift Machine	SubStructure	Ramp	Recreational Space	Parking	Resi.			
BLOCK 03 (WING 01 02 AND 03)	1	83465.61	2050.53	81415.08	2534.73	996.85	60.68	911.39	655.24	477.58	20329.49	50449.14	50449.14	327	3039.60
Grand Total:	1	83465.61	2050.53	81415.08	2534.73	996.85	60.68	911.39	655.24	477.58	20329.49	50449.14	50449.14	327.00	3039.60

Approval Condition :

PRJ/8183/2022-23

This Plan Sanction is issued subject to the following conditions:
1. The sanction is accorded for PROPOSED MODIFIED RESIDENTIAL APARTMENT BUILDING KATHA NO.4125/411/2/2 & 4124/411/6/33/1/33/3, SY NO.32, 33/1, 33/2, 33/3, 35/1, 35/2(P), 46/2(P) & 46/3(P) KASAVANAHALLI VILLAGE, VARTHUR HOBLI, WARD NO. 150, BENGALURU.
a) Consisting of 'BLOCK - 01 (Wing - 01) EWS and Club House(2BF + GF + 20 Upper Floors (Twenty Upper Floors only)
b) Consisting of 'BLOCK - 02, Wing - 01 & 03 ,2BF + GF + 21 Upper Floors (Twenty-One Upper Floors only)'
2. The sanction is accorded for Residential Apartment Use only. The use of the building shall not deviate to any other use.
3. Two Basement Floor and Ground Floor and Gate Car Parking reserved in the plan should not be converted for any other purpose.
4. Development charges towards increasing the capacity of water supply, sanitary and power main has to be paid to BWSSB and BESCOM if any.
5. Necessary ducts for running telephone cables, cubicles at ground level for postal services & space for dumping garbage within the premises shall be provided.
6. The applicant shall construct temporary toilets for the use of construction workers and it should be demolished after the construction.
7. The applicant shall INSURE all workmen involved in the construction work against any accident / unforseen incidents arising during the time of construction.
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 yard.
9. The applicant / builder is prohibited from selling the setback area / open spaces and the common facility areas, which shall be accessible to all the tenants and occupants.
10. The applicant shall provide a space for locating the distribution transformers & associated equipment as per K.E.R.C (Sub.S) code leaving 3.00 mts. from the building within the premises.
11. The applicant shall provide a separate room preferably 4.50 x 3.65 m in the basement for installation of telecom equipment and also to make provisions for telecom services as per Bye-law No. 25.
12. The applicant shall maintain during construction such barricading as considered necessary to prevent dust, debris & other materials endangering the adjoining persons or disturbing their amenities.
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 a frame and displayed and they shall be made available during inspections.
15. 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.
16. Technical personnel, applicant or owner as the case may be shall strictly adhere to the duties and responsibilities specified in Schedule - IV Rule- 3 (6) under sub section 7-A of Act 1976.
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 on the foundation and in the case of columnar structure before erecting the columns "COMMENCEMENT CERTIFICATE" shall be obtained.
19. The building shall be completed and occupancy certificate obtained before the expiry of five years from the date of issue of license & within one month after its completion shall apply for permission to occupy the building.
20. The building should not be occupied without obtaining "OCCUPANCY CERTIFICATE" from the competent authority.
21. Drinking water supplied by BWSSB should not be used for the construction activity of the building.
22. 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 times having a minimum total capacity mentioned in the Bye-law 32(a).
23. The building shall be designed and constructed adopting the norms prescribed in 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 the building resistant to earthquake.
24. The applicant should provide solar water heaters as per table 17 of Bye-law No. 29 for the building.
25. Facilities for physically handicapped as per norms prescribed in schedule-VI (Bye laws - 37) of Building bye-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 other persons 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 neighbors in the vicinity of construction and that the construction activities shall stop before 10.00 PM and shall not resume 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 Required is g capacity installed at site for its re-use / disposal.
(Applicable for Residential units of 20 and above and 2000 Sqm and above built up area for Commercial building).
30. The applicant shall ensure that there is no slush or sludge flowing into the storm water drains during the construction work and that proper care is taken to see that mud is not brought on to the roads adjacent to the site during the course of excavation for earthworks with safe design for retaining walls and super structure for the safety of the structure as well as neighboring property, public roads and footpaths, and besides ensuring safety of workmen and general public by erecting safe barricades.
31. Sufficient two wheeler parking shall be provided as per requirement
32. Traffic Management Plan shall be obtained from Traffic Management Consultant for all high rise structures which shall be got approved from the Competent Authority if necessary.
33. The Owner / Association of high-rise building shall obtain clearance certificate from Karnataka Fire and Emergency Department every Two years with due inspection by the department regarding working condition of Fire Safety Measures installed. The certificate should be produced to the Corporation and shall get the renewal of the permission issued once in Two years.
34. The Owner / Association of high-rise building shall obtain clearance certificate from the Electrical Inspectorate every Two years with due inspection by the department regarding working condition of Electrical installation / Lifts etc., The certificate should be produced to the BBMP and shall get the renewal of the permission issued first once in Two years.
35. The Owner / Association of the high-rise building shall conduct two mock - drills in the building, one before the onset of summer and another during the summer and assure complete safety in respect of fire hazards.
36. 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 s 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.
37. The applicant shall make an application in the prescribed format for obtaining the Occupancy certificate, before the expiry of license. Before the expiry of the years, the Owner / Developer shall give intimation to BBMP (Sanctioning Authority) of the intention to start work in the form prescribed in Schedule VII. Further, the Owner / Developer shall give intimation on completion of the foundation or footing of walls / columns of the foundation. Otherwise the plan sanction deemed cancelled.
38. In case of Development plan, Parks and Open Spaces area and Surface Parking area shall be earmarked and reserved as per Development Plan issued by the Bangalore Development Authority.
40. All other conditions and conditions mentioned in the work order issued by the Bangalore Development Authority while approving the Development Plan for the project should be strictly adhered to.
41. The Applicant / Owner / Developer shall abide by the collection of solid waste and its segregation as per solid waste management bye-law 2016.
42. The applicant/owner/developer shall abide by sustainable construction and demolition waste management as per solid waste management bye-law 2016.
43. The Applicant / Owners / Developers shall make necessary provision to charge electrical vehicles.
44. The Applicant / Owner / Developer shall plant one tree for
a) sites measuring 180 Sqm up to 240 Sqm.
b) minimum of two trees for sites measuring with more than 240 Sqm.
c) One tree for every 240 Sq.m of the FAR area as part thereof in case of Apartment / group housing / multi-dwelling unit/development plan.
45. The KSPCB NOC shall be submitted during the time of CC.
46. In case of any false information, misrepresentation of facts, or pending court cases, the plan sanction is deemed cancelled.
47. Also see, building licence for special conditions, if any.

Special Condition as per Labour Department of Government of Karnataka vide ADDENDUM
(Hosadaagi Hoodike) Letter No. LD/95/LET/2013, dated: 01-04-2013 :

1. 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.
2. The Applicant / Builder / Owner / Contractor should submit the Registration of establishment and list 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.
3. The Applicant / Builder / Owner / Contractor shall also inform the changes if any of the list of workers engaged by him.
4. 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 :
1. Accommodation shall be provided for setting up of schools for imparting education to the children of construction workers in the labour camps / construction sites.
2. List of children of workers shall be furnished by the builder / contractor to the Labour Department which is mandatory.
3. Employment of child labour in the construction activities strictly prohibited.
4. Obtaining NOC from the Labour Department before commencing the construction work is a must.
5. BBMP will not be responsible for any dispute that may arise in respect of property in question.
6. 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.

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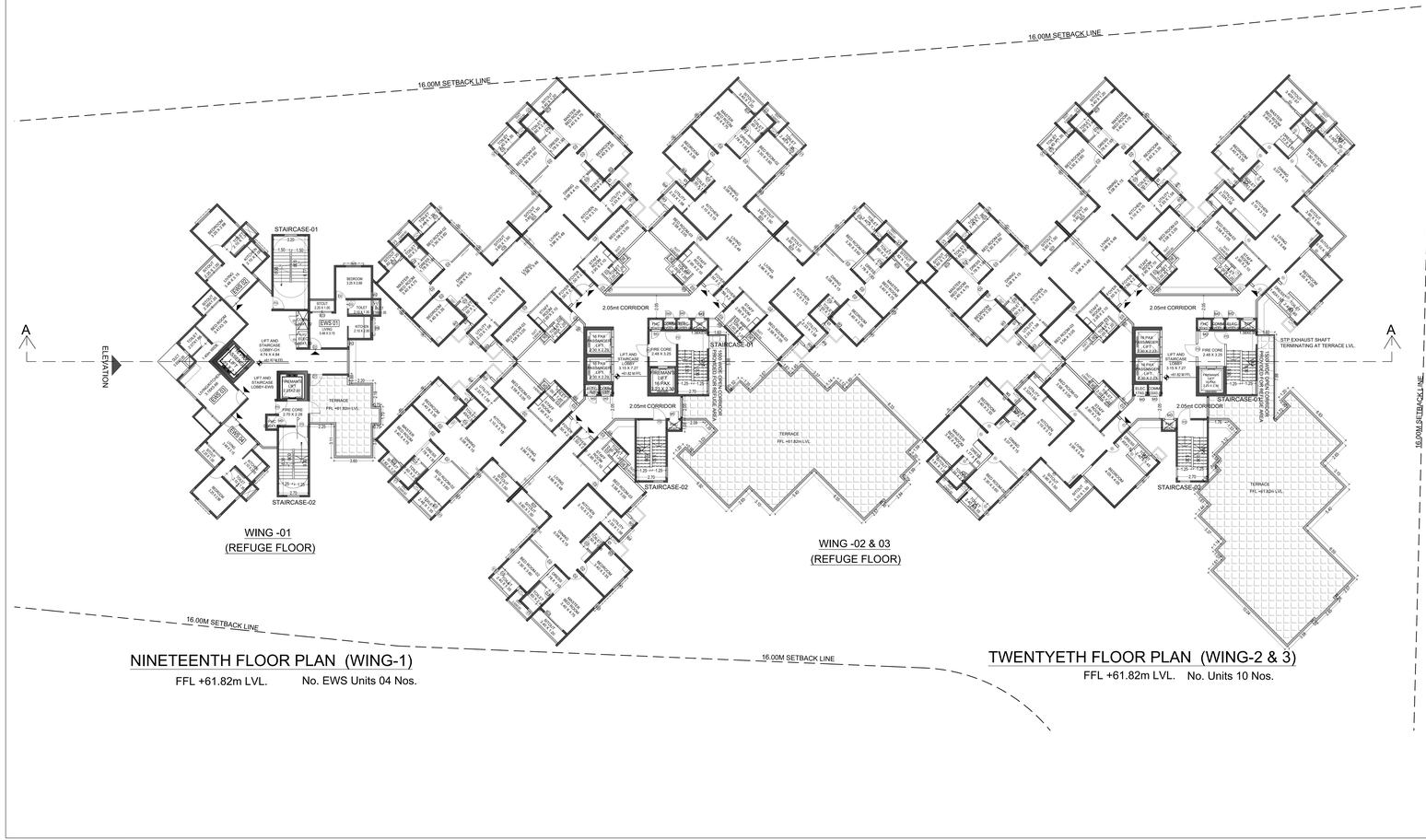
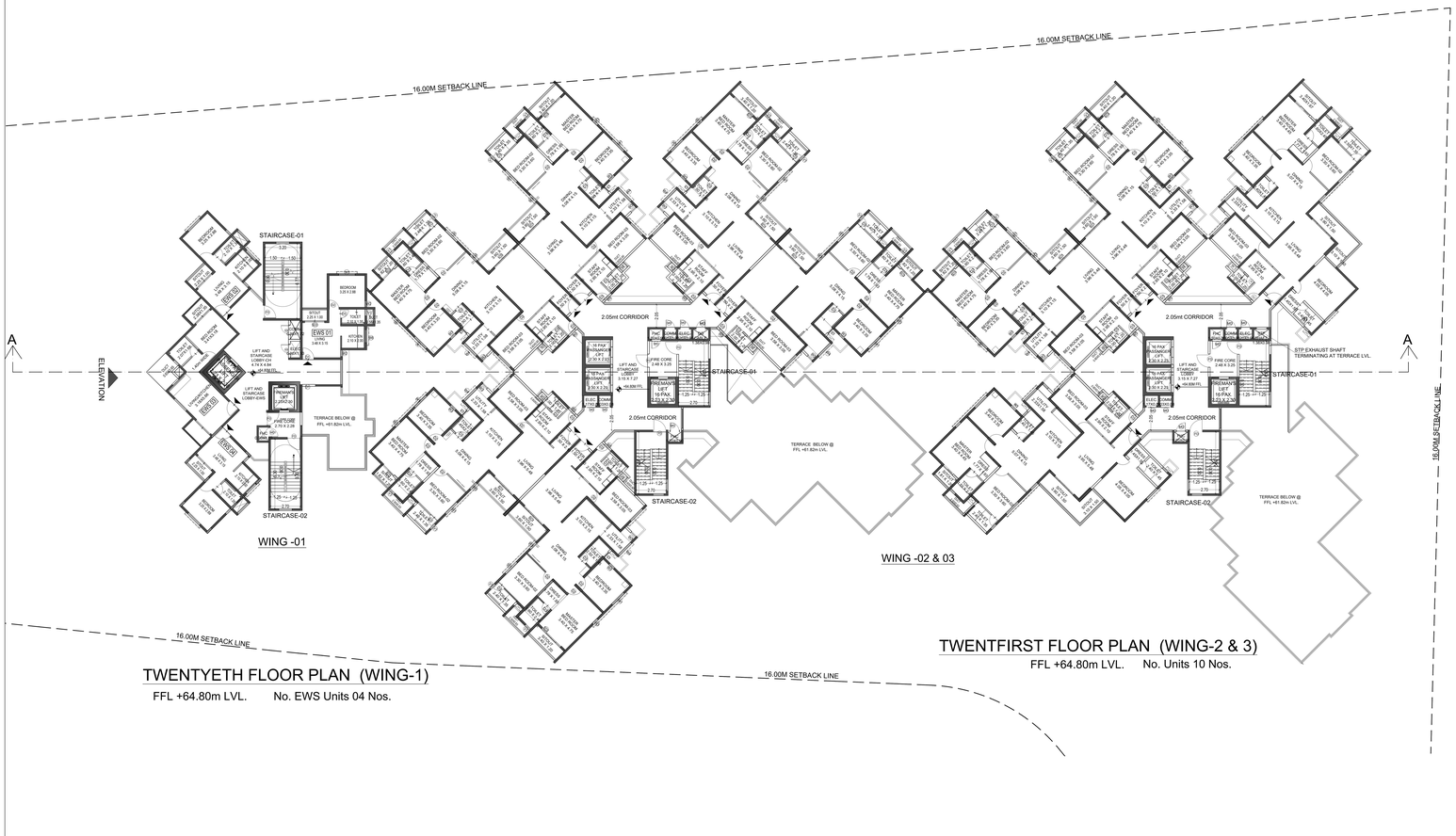
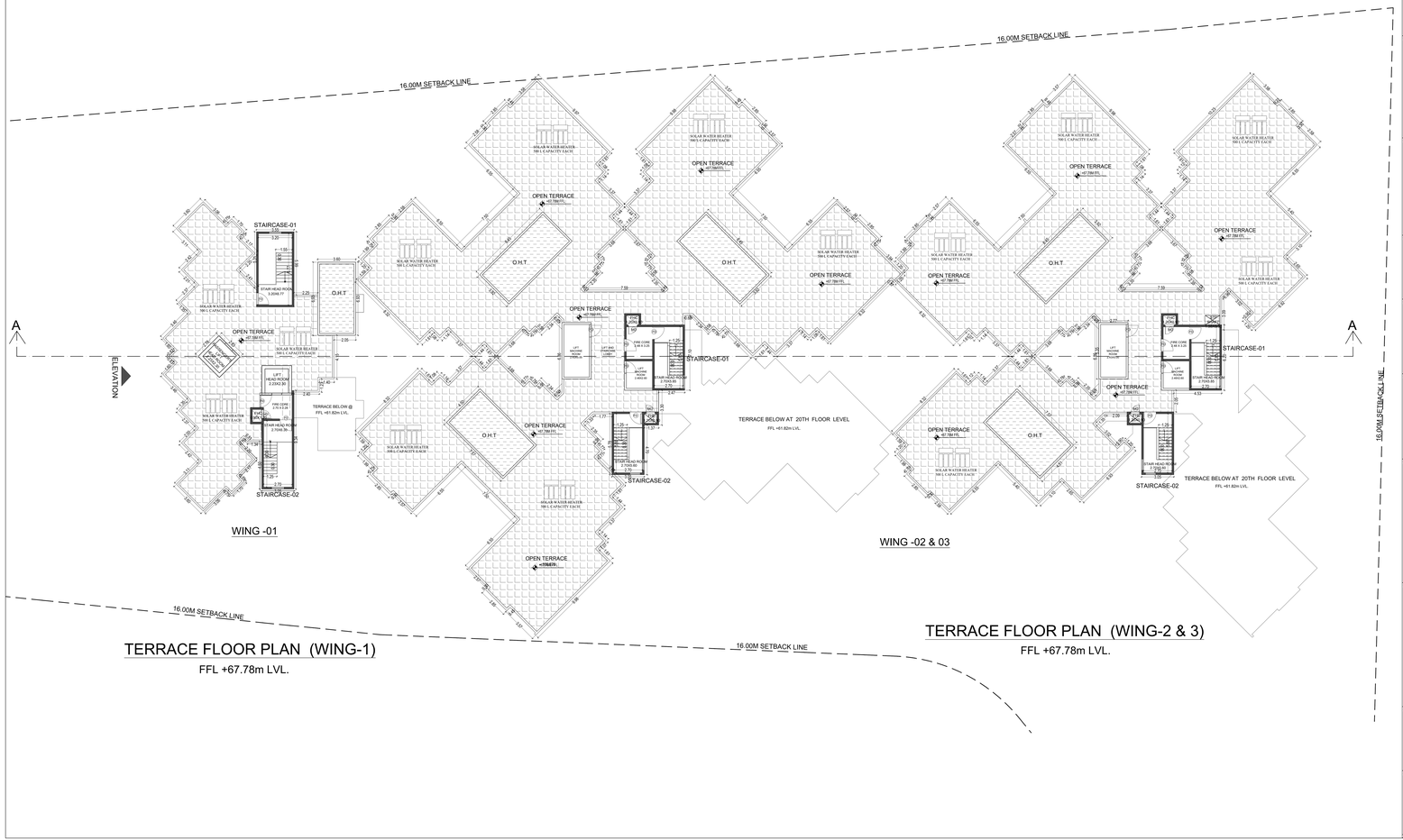


Block BLOCK 02 (WING 01 02 AND 03)

Floor Name	Gross Built-up Area (Sq.mt.)	Deductions From Gross BUA(Area in Sq.mt.) Cutout	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.) StairCase	Lift	Lift Machine	Substructure	Ramp	Refuge Area	Parking	Proposed FAR Area (Sq.mt.) Resi.	Total FAR Area (Sq.mt.)	Tenmt (No.)	Carpet Area other than Tenement
Terrace Floor	352.47	0.00	352.47	119.64	22.15	60.68	0.00	0.00	0.00	0.00	0.00	0.00	00	0.00
Parking Floor	2340.32	76.15	2261.17	100.54	41.04	0.00	0.81	0.00	0.00	0.00	2118.78	2118.78	14	0.00
Typical Floor	2817.92	76.15	2738.77	100.54	41.04	0.00	0.81	0.00	477.58	0.00	2118.80	2118.80	14	0.00
Typical Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17



Block BLOCK 02 (WING 01 02 AND 03)														
Floor Name	Gross Built-up Area (Sq.mt.)	Deductions From Gross Built/Area in Sq.mt.) Cutout	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.) StairCase	Lift	Lift Machine	Substructure	Ramp	Refuge Area	Parking	Proposed FAR Area (Sq.mt.) Resi.	Total FAR Area (Sq.mt.)	Tnmt (No.)	Carpet Area other than Tenement
Terrace Floor	352.47	0.00	352.47	119.64	22.15	60.68	0.00	0.00	0.00	0.00	0.00	0.00	00	0.00
Parking(Stilt) Floor	2340.32	76.15	2261.17	100.54	41.04	0.00	0.81	0.00	0.00	0.00	2118.78	2118.78	14	0.00
Typical(Ground) Floor	2817.92	76.15	2738.77	100.54	41.04	0.00	0.81	0.00	477.58	0.00	2118.80	2118.80	14	0.00
Typical(1st) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(2nd) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(3rd) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(4th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(5th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(6th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(7th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(8th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(9th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(10th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(11th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(12th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(13th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(14th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(15th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(16th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(17th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(18th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(19th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(20th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(21st) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(22nd) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(23rd) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(24th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(25th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(26th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(27th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(28th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(29th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(30th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(31st) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(32nd) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(33rd) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(34th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(35th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(36th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(37th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(38th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(39th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(40th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(41st) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(42nd) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(43rd) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(44th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(45th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(46th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(47th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(48th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(49th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(50th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(51st) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(52nd) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(53rd) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(54th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(55th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(56th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(57th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(58th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(59th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(60th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(61st) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(62nd) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(63rd) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(64th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(65th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(66th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(67th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(68th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(69th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(70th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(71st) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(72nd) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(73rd) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(74th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(75th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(76th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(77th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(78th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(79th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(80th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(81st) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(82nd) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(83rd) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(84th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(85th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(86th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(87th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(88th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(89th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(90th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(91st) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(92nd) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(93rd) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(94th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(95th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(96th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(97th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(98th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(99th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(100th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(101st) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(102nd) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(103rd) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(104th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(105th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(106th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(107th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(108th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(109th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(110th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(111th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(112th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(113th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(114th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(115th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(116th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(117th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(118th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(119th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(120th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(121st) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(122nd) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(123rd) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(124th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(125th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(126th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(127th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(128th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(129th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(130th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(131st) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(132nd) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(133rd) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(134th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(135th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(136th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(137th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(138th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(139th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(140th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(141st) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(142nd) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(143rd) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(144th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(145th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(146th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(147th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(148th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17	0.00
Typical(149th) Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.81	0.00	0.00	0.00	2560.47	2560.



TERRACE FLOOR PLAN (WING-1)

FFL +67.78m LVL.

TERRACE FLOOR PLAN (WING-2 & 3)

FFL +67.78m LVL.

Block BLOCK 02 (WING 01 02 AND 03)

Floor Name	Gross Built Up Area (Sq.mt.)	Deductions From Gross BUA(Area in Sq.mt.) Cutout	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.) StairCase	Lift	Lift Machine	SubStructure	Ramp	Refuge Area	Parking	Proposed FAR Area (Sq.mt.) Resi.	Total FAR Area (Sq.mt.)	Tnmt (No.)	Carpet Area other than Tenement
Terrace Floor	352.47	0.00	352.47	119.64	22.15	60.68	0.00	0.00	0.00	0.00	0.00	0.00	00	0.00
Parking(Mz) Floor	2340.32	76.15	2261.17	100.54	41.04	0.00	0.00	0.81	0.00	0.00	0.00	2118.78	2118.78	14
Mezzanine Floor	2817.92	76.15	2738.77	100.54	41.04	0.00	0.00	0.81	0.00	477.58	0.00	2118.80	2118.80	14
Fifteenth Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17
Fourteenth Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17
Thirteenth Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17
Twelfth Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17
Eleventh Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17
Tenth Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17
Ninth Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17
Eighth Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17
Seventh Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17
Sixth Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17
Fifth Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17
Fourth Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17
Third Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17
Second Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17
First Floor	2795.51	92.66	2702.85	100.53	41.04	0.00	0.00	0.81	0.00	0.00	0.00	2560.47	2560.47	17
Ground Floor	4388.13	24.45	4363.68	100.54	41.04	0.00	273.57	0.00	0.00	2672.62	1275.91	1275.91	00	921.74
Basement Floor	9650.07	23.20	9626.87	121.05	41.04	0.00	595.34	386.42	0.00	8468.08	0.00	0.00	00	0.00
Basement Floor	9650.07	19.96	9630.11	121.05	41.04	0.00	30.47	268.82	0.00	9168.79	0.00	0.00	00	0.00
Total	83465.61	2050.53	81415.08	2534.73	996.85	60.68	911.39	655.24	477.58	20329.49	55449.14	55449.14	327	3039.60
Total Number of Same Blocks	1													
Total:	83465.61	2050.53	81415.08	2534.73	996.85	60.68	911.39	655.24	477.58	20329.49	55449.14	55449.14	327	3040

SCHEDULE OF JOINERY:

BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
BLOCK 02 (WING 01 02 AND 03)	D3	0.80	2.10	573
BLOCK 02 (WING 01 02 AND 03)	D2	0.90	2.10	1395
BLOCK 02 (WING 01 02 AND 03)	D1	1.05	2.10	341
BLOCK 02 (WING 01 02 AND 03)	SD3	1.20	2.10	248
BLOCK 02 (WING 01 02 AND 03)	SD3	1.80	2.10	85
BLOCK 02 (WING 01 02 AND 03)	SD1	2.40	2.10	251

SCHEDULE OF JOINERY:

BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
BLOCK 02 (WING 01 02 AND 03)	V1	0.60	1.20	824
BLOCK 02 (WING 01 02 AND 03)	W3	0.80	1.50	744
BLOCK 02 (WING 01 02 AND 03)	W2	1.33	1.50	248
BLOCK 02 (WING 01 02 AND 03)	W1	1.50	1.50	656

Existing Block Details

Name	Use	SubUse	Type	Structure	Height	Floor No	FAR Area	BUA Area
ExStructure TO BE RETAINED-1 BLOCK-1	Residential	Apartment	Building	Highrise	54.02	18	79321.00	112561.57
ExStructure TO BE RETAINED-2 CLUB HOUSE	Residential	Apartment	Building	Bldg upto 11.5 mt. Ht.	10.00	3	2576.45	2606.10

Block Name	Built Up Area (Sq. Mt.)	FAR Area (Sq. Mt.)
ExStructure TO BE RETAINED-1 BLOCK-1	112561.57	79321.00
ExStructure TO BE RETAINED-2 CLUB HOUSE	2606.10	2576.45
Total:	115167.67	81897.45

FAR &Tenement Details

Block	No. of Same Bldg	Gross Built Up Area (Sq.mt.)	Deductions From Gross BUA(Area in Sq.mt.) Cutout	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.) StairCase	Lift	Lift Machine	SubStructure	Ramp	Recreational Space	Parking	Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Tnmt (No.)	Carpet Area other than Tenement
BLOCK 03 (WING 01 02 AND 03)	1	83465.61	2050.53	81415.08	2534.73	996.85	60.68	911.39	655.24	477.58	20329.49	55449.14	55449.14	327	3039.60
Grand Total:	1	83465.61	2050.53	81415.08	2534.73	996.85	60.68	911.39	655.24	477.58	20329.49	55449.14	55449.14	327.00	3039.60

Approval Condition :

PRJ/8183/2022-23

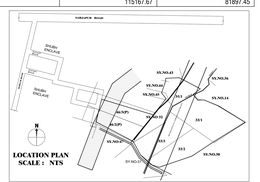
This Plan Sanction is issued subject to the following conditions:

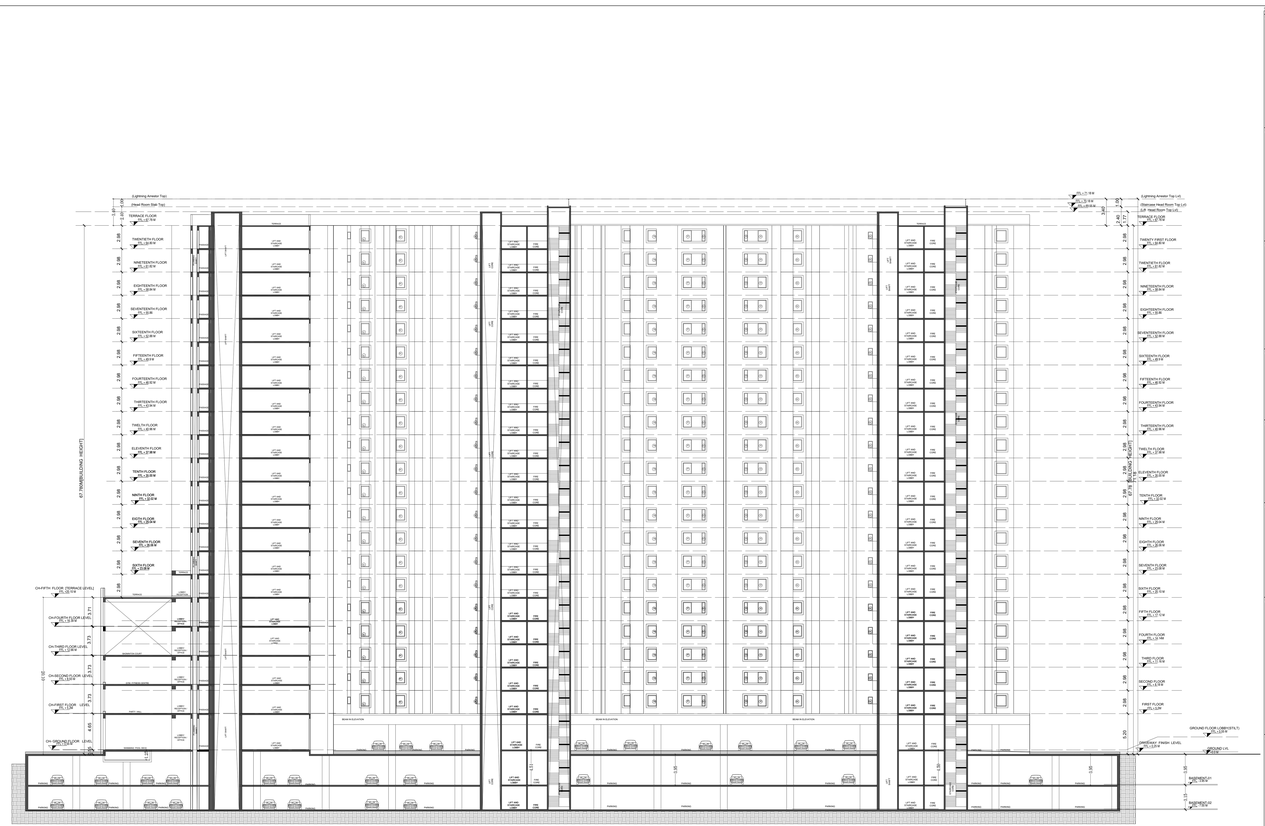
1. The sanction is accorded for PROPOSED MODIFIED RESIDENTIAL APARTMENT BUILDING KATHA NO.4125/411232 & 4124/416/33/1/33/3, SY NO.32, 33/1, 33/2, 33/3, 35/2(P), 46/3(P) & 46/3(P) KASAVANAHALLI VILLAGE, VARTHUR HOBLI, WARD NO. 150, BENGALURU.
   a) Consisting of 'BLOCK - 02, (Wing - 01 (EWS and Club House), (BW + GF + 20 Upper Floors (Twenty Upper Floors only) b) Consisting of BLOCK - 02, (Wing - 02 & 03 , (BW + GF + 21 Upper Floors (Twenty-One Upper Floors only)
2. The sanction is accorded for Residential Apartment Use only. The use of the building shall not deviate to any other use.
3. Two Basement Floor and Ground Floor area Car Parking reserved in the plan should not be converted for any other purpose.
4. Development charges towards increasing the capacity of water supply, sanitary and power main has to be paid to BWSSB and BESCOM if any.
5. Necessary ducts for running telephone cables, cubicles at ground level for postal services & space for dumping garbage within the premises shall be provided.
6. The applicant shall construct temporary toilets for the use of construction workers and it should be demolished after the construction.
7. The applicant shall INSURE all workmen involved in the construction work against any accident / untoward incidents arising during the time of construction.
8. The sanctioned plan shall not stock any building materials / debris on footpath or on roads or on drains. The debris shall be removed and transported to nearer by dumping yard.
9. The applicant / builder is prohibited from selling the setback area / open spaces and the common facility areas, which shall be accessible to all the tenants and occupants.
10. The applicant shall provide a space for locating the distribution transformers & associated equipment as per K.E.R.C (Sub.S) code leaving 3.00 mts. from the building within the premises.
11. The applicant shall provide a separate room preferably 4.50 x 3.65 m in the basement for installation of telecom equipment and also to make provisions for telecom services as per Bye-law No. 25.
12. The applicant shall maintain during construction such barricading as considered necessary to prevent dust, debris & other materials endangering the adjoining persons or structures as per Bye-law No. 29.
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 a frame and displayed and they shall be made available during inspections.
15. 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.
16. 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. 3.6) under sub-section 7> 8 (e to ix).
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 on the foundation and in the case of columnar structure before erecting the columns "COMMENCEMENT CERTIFICATE" shall be obtained.
19. The Occupancy Certificate for the building shall be applied for and obtained before the expiry of five years from the date of issue of license & within one month after its completion shall apply for permission to occupy the building.
20. The building should not be occupied without obtaining "OCCUPANCY CERTIFICATE" from the competent authority.
21. Drinking water supplied by BWSSB should not be used for the construction activity of the building.
22. 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 times having a minimum total capacity mentioned in the Bye-law 32(a).
23. The building shall be designed and constructed adopting the norms prescribed in 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 the building resistant to earthquake.
24. The applicant should provide solar water heaters as per table 17 of Bye-law No. 29 for the building.
25. Facilities for physically handicapped persons prescribed in schedule-VI (Bye laws - 31 of Building bye-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 one entrance shall be provided for the ramp/ lift meant 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 neighbors 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 nuisance 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 Solid Waste Processing unit/Required s.q capacity installed at site for its re-use / disposal.
(Applicable for Residential units of 20 and above and 2000 Sqm and above built up area for Commercial building).
30. The applicant shall ensure that all the safety measures are implemented in the work site as per the direction for soil stabilization during the course of excavation for basements with safe design for retaining walls and super structure for the safety of the structure as well as neighboring property, public roads and footpaths, and besides ensuring safety of workmen and general public by erecting safe barricades.
31. Sufficient two wheeler parking shall be provided as per requirement.
32. Traffic Management Plan shall be obtained from Traffic Management Consultant for all high rise structures which shall be got approved from the Competent Authority if necessary.
33. The Owner / Association of high-rise building shall obtain clearance certificate from Karnataka Fire and Emergency Department every Two years with due inspection by the department regarding working condition of Fire Safety Measures installed. The certificate should be produced to the Corporation and shall get the renewal of the permission issued once in Two years.
34. The Owner / Association of high-rise building shall get the lifts inspected by empanelled agencies of the Karnataka Fire and Emergency Department to ensure that the equipment's installed at site are in good and workable condition, and an affidavit to that effect shall be submitted to the Corporation and Fire Force Department every year.
35. The Owner / Association of high-rise building shall obtain clearance certificate from the Electrical Inspectorate every Two years with due inspection by the Department regarding working condition of Electrical installation / Lifts etc., The certificate should be produced to the BBMP and shall get the renewal of the permission issued that once in Two years.
36. The Owner / Association of the high-rise building shall conduct two mock - trials in the building, one before the onset of summer and another during the summer and assure complete safety in respect of fire hazards.
37. 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's 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.
38. The Owner / Developer shall submit the plan showing the firefighting provisions to the Chief Fire Officer for his NOC at the time of issue of licence. Before the expiry of two years, the Owner / Developer shall give intimation to BBMP (Sanctioning Authority) of the intention to start work in the form prescribed in Schedule VII. Further, the Owner / Developer shall give intimation on completion of the foundation or footing of walls / columns of the foundation. Otherwise the plan sanction deemed cancelled.
39. In case of Development plan, Parks and Open Spaces area and Surface Parking area shall be earmarked and reserved as per Development Plan issued by the Bangalore Development Authority.
40. All other conditions and conditions mentioned in the work order issued by the Bangalore Development Authority while approving the Development Plan for the project should be strictly adhered to.
41. The applicant / Owner / Developer shall abide by the collection of solid waste and its segregation as per solid waste management bye-law 2016.
42. The applicant/owner/developer shall abide by sustainable construction and demolition waste management as per solid waste management bye-law 2016.
43. The Applicant / Owners / Developers shall make necessary provisions to charge electrical vehicles.
44. The Applicant / Owner / Developer shall plant one tree for
   a) Sites measuring 160 Sqm up to 240 Sqm.
   b) minimum of two trees for sites measuring with more than 240 Sqm.
   c) One tree for every 240 Sq.m of the FAR area as per Sanction hereof in case of Apartment / group housing / multi-dwelling unit/development plan.
45. The KSPCB NOC shall be submitted during the time of CC.
46. In case of any false information, misrepresentation of facts, or pending court cases, the plan sanction is deemed cancelled.
47. Also see, building licence for special conditions, if any.

Special Condition as per Labour Department of Government of Karnataka vide ADDENDUM
(Housedaagi Hoodlike) Letter No. LD/95LET/2013, dated: 01-04-2013 :

1. 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.
2. The Applicant / Builder / Owner / Contractor should submit the Registration of establishment and list 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.
3. The Applicant / Builder / Owner / Contractor shall also inform the changes if any of the list of workers engaged by him.
4. 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 :
1. Accommodation shall be provided for setting up of schools for imparting education to the children of construction workers in the labour camps / construction sites.
2. List of children of workers shall be furnished by the builder / contractor to the Labour Department which is mandatory.
3. Employment of child labour in the construction activities strictly prohibited.
4. Obtaining NOC from the Labour Department before commencing the construction work is a must.
5. BBMP will not be responsible for any dispute that may arise in respect of property in question.
6. 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.




(Lightning Arrester Top)
PENT HOUSE FLOOR LEVEL
TERRACE FLOOR
TWENTIETH FLOOR
NINETEENTH FLOOR
EIGHTEENTH FLOOR
SEVENTEENTH FLOOR
SIXTEENTH FLOOR
FIFTEENTH FLOOR
FOURTEENTH FLOOR
THIRTEENTH FLOOR
TWELTH FLOOR
ELEVENTH FLOOR
TENTH FLOOR
NINTH FLOOR
EIGHTH FLOOR
SEVENTH FLOOR
SIXTH FLOOR
FIFTH FLOOR
FOURTH FLOOR
THIRD FLOOR
SECOND FLOOR
FIRST FLOOR
GROUND FLOOR
STILT FLOOR
BASEMENT FLOOR
LIFT MC ROOM
LIFT PIT
OVER HEAD TANK
SUMP
RAMP
LIFT
STAIRCASE
LIFT MACHINE ROOM
LIFT PIT
SUMP
RAMP
STAIRCASE
OVER HEAD TANK

TERRACE FLOOR
FFL = 67.78 M
TWENTIETH FLOOR
FFL = 64.90 M
NINETEENTH FLOOR
FFL = 61.82 M
EIGHTEENTH FLOOR
FFL = 58.74 M
SEVENTEENTH FLOOR
FFL = 55.66 M
SIXTEENTH FLOOR
FFL = 52.58 M
FIFTEENTH FLOOR
FFL = 49.50 M
FOURTEENTH FLOOR
FFL = 46.42 M
THIRTEENTH FLOOR
FFL = 43.34 M
TWELTH FLOOR
FFL = 40.26 M
ELEVENTH FLOOR
FFL = 37.18 M
TENTH FLOOR
FFL = 34.10 M
NINTH FLOOR
FFL = 31.02 M
EIGHTH FLOOR
FFL = 27.94 M
SEVENTH FLOOR
FFL = 24.86 M
WING-01 - SIXTH FLOOR
FFL = 21.78 M
CH-FIFTH FLOOR LEVEL
FFL = 20.10
CH-FOURTH FLOOR LEVEL
FFL = 16.39
CH-THIRD FLOOR LEVEL
FFL = 12.66
CH-SECOND FLOOR LEVEL
FFL = 8.93
CH-FIRST FLOOR LEVEL
FFL = 5.20 M
GROUND FLOOR LOBBY(STILT)
FFL = 2.50 M
CH- GROUND FLOOR LEVEL
FFL = 0.00 M
2.98
2.98
2.98