GODREJ HOSKOTE

AREA SUMMARY			
S. No.	Description	Area in m^2	Area in ft^2
1	Gross Site Area (As per Hadbust sketch Plan) (A)	55,037.11	5,92,419.45
2	Area of NHAI Road Widening	1,553.28	16,719.51
3	Area of 18M wide through Fare Road	3,217.66	34,634.89
4	Civic Amenities @ 5% (B)	2,751.86	29,620.97
5	Net Site Area (C = A-B)	52,285.25	5,62,798.48
6	Permissible Ground Coverage	50%	
		27,518.56	2,96,209.73
7	Achieved Ground Coverage	9%	
		4,972.25	53,521.30
8	Permissible FAR	2.50	
9	Permissible FAR Area	1,30,713.14	14,06,996.20
10	Achieved FAR	2.4999	
11	Achieved FAR Area	1,30,705.90	14,06,918.31

PARKS & OPEN SPACES PROVIDED		
Parks & Open Space	5,503.71	sq.m
CIVIC AMENITIES PROVIDED		
Civic Amenities	2,751.86	sq.m
SURFACE PARKING PROVIDED		
Surface Parking	880	sq.m

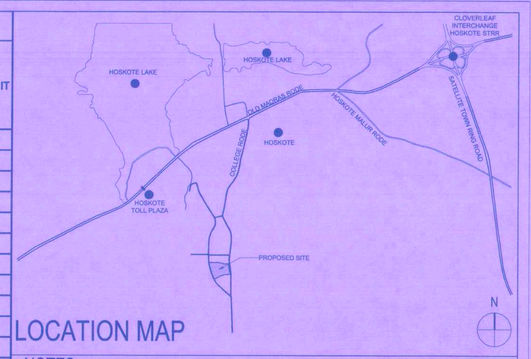
PARKING REQUIREMENT		NO OF CARS
Apartments with Area > 50 sq.m	At 1 car per apartment	1132
Visitor Car Parking	10% of total units	113
Club House	At 1 car per 50 sqm	55
TOTAL		1301

PARKING PROVIDED	RESIDENTIAL (REGULAR PARKING COUNT)
Basement 02	665
Basement 01	495
Surface Parking	64
Ground Floor Parking	86
TOTAL PARKING PROVIDED	1310
Number of Rain Water Sump provided	4
Number of DG set provided	6

PARKING STATEMENT FOR BUILDING				
SL. NO	BUILDING TYPE	PARKING REQUIRED		PARKING PROVIDED
1	TOWER 01 (RESIDENTIAL- 1132 UNITS) 1 CAR PARKING(2.5 M X 5.5 M) FOR 1 DWELLING UNIT AREA LESS THAN 150 SQ.M	1132	1301	BASEMENT 02 = 665 NOS (MECHANICAL CAR PARK PROVIDED) BASEMENT 01 = 495 NOS (MECHANICAL CAR PARK PROVIDED) SURFACE PARKING = 64 NOS GROUND FLOOR PARKING = 86 NOS TOTAL CAR PARKING = 1310 NOS
2	CLUB HOUSE PARKING 1 CAR PARKING(2.5 M X 5.5 M) 1 CAR/ 50 SQ.M PER FLOOR AREA	55		
3	RESIDENTIAL VISITORS CAR PARKING 1 CAR PARKING(2.5 M X 5.5 M) 10% OF TOTAL RESIDENTIAL CAR PARKING	113		

LAND USE ANALYSIS					
SL.NO	DESCRIPTION	AREA IN SQ.M AS PER ZR	%	AREA IN SQ.M AS PER PLAN	%
1	Building 01 (Residential Area)	-	-	4972.25	9.03
2	Club House	2751.8645	5	1670.00	3.03
2	Driveway & Open Spaces	-	-	35368.35	64.26
3	Park & Open Spaces	5503.729	10.00	5503.71	10.00
4	Civic Amenities	2751.8645	5.00	2751.86	5.00
5	Road Area	-	-	4770.94	8.67
TOTAL				55037.11	100.00

TOTAL RESIDENTIAL(1+2+3+4+5)						NON- FAR AREAS						
SL NO	FLOORS	GROSS AREA (Sqm)	DECUCTION FOR DUCTS (Sqm)	NET BUILT UP AREA (Sqm)		LIFT SHAFTS/ LMR/ HEADROOM (Sqm)	TANK AREAS/ OTS (Sqm)	ELECTRICAL/ FIRE COMMAND ROOM (Sqm)	PARKING (Sqm)	NET FAR DEDUCTION (Sqm)	NET FAR AREA (Sqm)	NO OF UNIT
		A	B	C=(A-B)		D	E	F	G	H=(D+E+F+G)	I=(C-H)	J
1	BASEMENT 02	26,869	0	26,869		0	100	0.00	24,130.00	24,230.00	257.68	0.00
2	BASEMENT 01	23,711	77	23,634		144	100	0.00	24,130.00	24,374.23	437.40	0.00
3	GROUND FLOOR	6,748	559	6,189		144	0	650.00	0.00	794.24	4,885.45	26.00
4	1st FLOOR	6,669	439	6,230		144	0	0.00	0.00	144.24	5,868.27	38.00
5	2nd FLOOR	4,823	233	4,590		128	0	0.00	0.00	128.40	4,244.49	38.00
6	3rd FLOOR	4,823	233	4,590		128	0	0.00	0.00	128.40	4,244.49	38.00
7	4th FLOOR	4,823	233	4,589		128	0	0.00	0.00	128.40	4,460.91	40.00
8	5th FLOOR	4,823	233	4,589		128	0	0.00	0.00	128.40	4,460.91	40.00
9	6th FLOOR	4,823	233	4,589		128	0	0.00	0.00	128.40	4,460.91	40.00
10	7th FLOOR	4,823	233	4,589		128	0	0.00	0.00	128.40	4,460.91	40.00
11	8th FLOOR	4,823	233	4,589		128	0	0.00	0.00	128.40	4,460.91	40.00
12	9th FLOOR	4,823	233	4,589		128	0	0.00	0.00	128.40	4,460.91	40.00
13	10th FLOOR	4,823	233	4,589		128	0	0.00	0.00	128.40	4,460.91	40.00
14	11th FLOOR	4,823	233	4,589		128	0	0.00	0.00	128.40	4,460.91	40.00
15	12th FLOOR	4,823	233	4,589		128	0	0.00	0.00	128.40	4,460.91	40.00
16	13th FLOOR	4,823	233	4,589		128	0	0.00	0.00	128.40	4,460.91	40.00
17	14th FLOOR	4,823	233	4,589		128	0	0.00	0.00	128.40	4,460.91	40.00
18	15th FLOOR	4,823	233	4,589		128	0	0.00	0.00	128.40	4,460.91	40.00
19	16th FLOOR	4,823	233	4,589		128	0	0.00	0.00	128.40	4,460.91	40.00
20	17th FLOOR	4,823	233	4,589		128	0	0.00	0.00	128.40	4,460.91	40.00
21	18th FLOOR(Refuge)	4,823	233	4,589		128	0	328.00	0.00	456.40	4,230.15	38.00
22	19th FLOOR(Refuge)	4,823	233	4,590		128	0	328.00	0.00	456.40	4,167.92	36.00
23	20th FLOOR	4,823	233	4,589		128	0	0.00	0.00	128.40	4,460.91	40.00
24	21st FLOOR	4,823	233	4,589		128	0	0.00	0.00	128.40	4,460.91	40.00
25	22nd FLOOR	4,823	233	4,589		128	0	0.00	0.00	128.40	4,460.91	40.00
26	23rd FLOOR	4,823	233	4,589		128	0	0.00	0.00	128.40	4,460.91	40.00
27	24th FLOOR	4,823	233	4,589		128	0	0.00	0.00	128.40	4,460.91	40.00
28	25th FLOOR	4,823	233	4,589		128	0	0.00	0.00	128.40	4,460.91	40.00
29	26th FLOOR	4,823	233	4,589		128	0	0.00	0.00	128.40	4,460.91	40.00
30	27th FLOOR	4,823	233	4,589		128	0	0.00	0.00	128.40	4,460.91	40.00
31	28th FLOOR(Refuge)	4,823	233	4,589		128	0	328.00	0	456.40	4,230.03	38
32	TERRACE	199	0	199		0	0	0	0	0.00	0.00	0
33	TOTAL	1,94,407	7,373	1,87,034		3,900	200	1,634.00	48,260.00	53,993.51	1,30,705.90	1,132.00
34	CLUBHOUSE BUA/ FAR AREA ALREADY INCLUDED IN THE ABOVE TABLE (GROUND FLOOR + FIRST FLOOR)						BUA	3235 Sqm	FAR	3205 Sqm		
							Total Number of Units			1132		



LOCATION MAP

NOTES:

1. ALL DIMENSIONS ARE IN METERS.

SUMMARY OF AREA STATEMENTS				
SL. NO	DESCRIPTION		AS PER ZONING	AS PER DRAWING
1	PLOT AREA IN SQ.M		-	55037.11
2	NET FAR AREA IN SQ.M		-	130705.9
3	COVERAGE		50%	9%
4	F.A.R		2.50	2.50
5	SETBACK ALL ROUND		16.00	16.00
6	NO. OF UNITS		-	1132
7	NO. OF BUILDINGS		-	1 NOS
8	NO. OF FLOORS	BUILDING 01	-	2B+GF+28 FLOORS
		CLUBHOUSE		2B+GF+1 FLOOR
9	HEIGHT OF BUILDING	BUILDING 01	ABOVE 50.00 M	86.75
		CLUBHOUSE		14

SCHEDULE OF SERVICES		
SL. NO	SERVICE NAME	Area in SQ.M
A	Proposed Transformer Yard	318.79
B	Proposed STP	1131.48
C	Proposed UG Tanks	467.00
D	Proposed DG Yard	512.17
E	Proposed OWC Room	132.45
Total		2561.89

SCHEDULE OF ROAD AREA	
SL. NO	Area in SQ.M
Area of NHAI Road Widening	1553.28
Area of 18M wide through Fare Road	3217.66
Total	4770.94

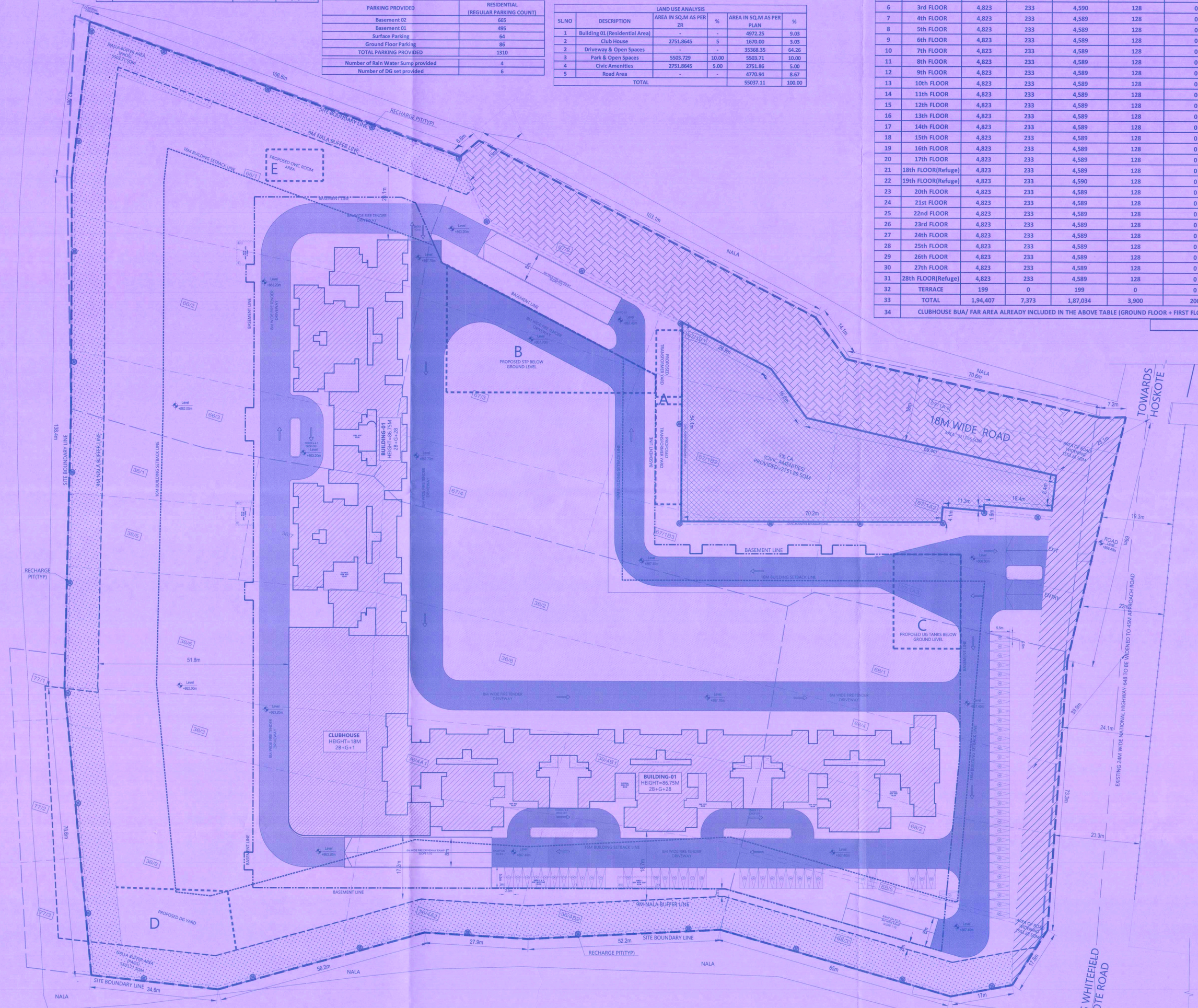
SCHEDULE OF PARK & OPEN SPACES	
PARK NO	Area in SQ.M
Park & Open Spaces	5503.711
Total	5503.711

SCHEDULE OF CIVIC AMENITIES	
CA NO	Area in SQ.M
CA	2751.86
Total	2751.86

DETAILS OF AREA AS PER Sy Nos.

TOTAL AREA = 13 ACRES 24 GUNTAS (55,037.29 SQ.M)

VILLAGE	SURVEY NO.		ACRE	GUNTAS	KHARAB A	KHARAB B	TOTAL A-G	CONVERSION ORDER No. & DATE
SARKARIGUTTAHALLI	36	36/1	0	9.00	-	-	0 - 9.00	LNDC10001163 DATE: 27/11/2018
		36/2	0	26.04	-	-	0 - 26.04	LNDC10001159 DATE: 27/11/2018
		36/3	0	12.00	-	-	0 - 12.00	LNDC10001222 DATE: 27/11/2018
		36/4A1	0	11.00	-	-	0 - 11.00	LNDC10001222 DATE: 27/11/2018
		36/4A2	0	18.08	-	-	0 - 18.08	LNDC10001673 DATE: 11/06/2025
		36/4B1	0	12.00	-	-	0 - 12.00	LNDC10001234 DATE: 27/11/2018
		36/4B2	0	15.08	-	-	0 - 15.08	LAND10013728 DATE: 04/06/2025
		36/5	0	10.00	-	-	0 - 10	LAND695854 DATE: 12/09/2024
		36/6	0	27.08	-	-	0 - 27.08	LNDC10001226 DATE: 31/10/2018
		36/7	0	10.08	-	-	0 - 10.08	LAND695852 DATE: 12/09/2024
		36/8	0	27.12	-	-	0 - 27.12	LNDC10001225 DATE: 31/10/2018
		36/9	1	5.00	-	-	1 - 5.00	LAND10013728 DATE: 04/06/2025
SARKARIGUTTAHALLI	66	66/1	1	4.08	-	-	1 - 4.08	LAND 749831 DATE: 06/03/2025
		66/2	0	32.12	-	-	0 - 32.12	LAND 750829 DATE: 15/03/2025
		66/3	0	14.12	-	-	0 - 14.12	LAND 749836 DATE: 06/03/2025
SARKARIGUTTAHALLI	67	67/1A1	0	12.00	-	-	0 - 12	LNDC10001223 DATE: 31/10/2018
		67/1A2	0	23.00	-	-	0 - 23	LNDC10001221 DATE: 27/11/2018
		67/1A3	0	11.00	-	-	0 - 11	LNDC10001159 DATE: 27/11/2018
		67/1B1	0	15.00	-	-	0 - 15	LNDC10001223 DATE: 31/10/2018
		67/1B2	0	20.08	-	-	0 - 20.08	LNDC10001221 DATE: 27/11/2018
		67/1B3	0	11.08	-	-	0 - 11.08	LNDC10001159 DATE: 27/11/2018
		67/2	0	26.00	-	-	0 - 26.00	LNDC10001223 DATE: 31/10/2018
		67/3	0	20.08			0 - 20.08	LNDC10001221 DATE: 27/11/2018
		67/4	0	11.08	-	-	0 - 11.08	LNDC10001159 DATE: 27/11/2018
SARKARIGUTTAHALLI	68	68/1	0	21.12	-	-	0 - 21.12	LNDC10001159 DATE: 27/11/2018
		68/2	0	19.00	-	-	0 - 19.00	LNDC10001222 DATE: 27/11/2018
		68/3	0	19.00	-	-	0 - 19.00	LAND10013728 DATE: 04/06/2025
		68/4	0	15.04	-	-	0 - 15.04	LNDC10001222 DATE: 27/11/2018
		68/5	0	1.00	-	-	0 - 1.00	LAND10013728 DATE: 04/06/2025
TOTAL SITE AREA							13 ACRES 24 GUNTAS	
KHARAB							0	
NET SITE AREA							13 ACRES 24 GUNTAS	

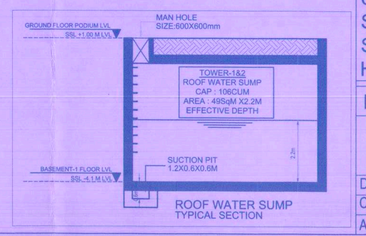


1 SITE PLAN

SCALE 1:400

LEGEND

- RESIDENTIAL BUILDING
- CLUBHOUSE
- CIVIC AMENITIES
- PARKS & OPEN SPACES
- FIRE TENDER DRIVEWAY
- NHAI. ROAD EXPANSION
- 18 M WIDE ACCESS ROAD
- SITE BOUNDARY
- 9M NALA BUFFER
- 16M BUILDING SETBACK
- BASEMENT LINE



ROOF WATER SUMP TYPICAL SECTION

DEVELOPER / LAND OWNER :

OWNER'S SIGNATURE:

Godrej Properties Limited,
9th Floor, Godrej Center Indiranagar, 3rd Cross rd, Krishnamurti Nagara, Old Baiyyapanhalli, Maruthi Sevanagar, Bengaluru -560038

AUTHORIZED SIGNATORY

ARCHITECT'S SIGNATURE:

Mr. Likith D
BCC/BL-3.6/E-4473/2019-20
No 76, 5th Cross Annapoornasware Layout, Opp Sambharam College MS Palya, Vidyaranyapura Post, Bengaluru-560097

PROJECT TITLE:

PROPOSED RESIDENTIAL DEVELOPMENT ON Survey No. 36 : 36/1,36/2,36/3,36/4A1,36/4A2,36/4B1, 36/4B2, 36/5, 36/6, 36/7, 36/8, 36/9.
Survey No. 66 : 66/1, 66/2, 66/3.
Survey No. 67 : 67/2,67/3,67/4, 67/1A1, 67/1A2, 67/1A3, 67/1B1, 67/1B2, 67/1B3.
Survey No. 68 : 68/1, 68/2, 68/3, 68/4, 68/5.
Situated at Sarkariguttahalli Village, Hoskote Hobli, Hoskote Taluk, Bengaluru.

DRAWING TITLE :	SHEET NO: 01	
GODREJ HOSKOTE DEVELOPMENT PLAN	DWG NO: A.00.DP.01	
	DATE: 26-09-2025	
DRAWN: KM	SCALE: 1:400	ORIENTATION: N
CHECKED: AK		
APPROVED: DPA		

ಸ್ವಾಧೀನದಲ್ಲಿ ಇರುವಂತೆ: 36-66,2025 ರ 102 ಸ.ಸಂಖ್ಯೆಯ ವಿಸ್ತೀರ್ಣ 40 ಗುಂಟೆ ಕಾಯ್ದಿರಿಸಲಾಗಿದೆ
ನಿರ್ಬಂಧಿತ ಪ್ರದೇಶ/ಕಾಮಗಾರಿ ಪ್ರದೇಶ ಕ್ಕೆ ಸಂಖ್ಯೆ ಗುರುತಿಸಲಾಗಿದೆ :
66/2, 2025-26 ದಿನಾಂಕ: 3.10.2025
ಪಕ್ಕದ ಖಾಲಿಜಾಗವನ್ನು ಸಹ ಕಾಯ್ದಿರಿಸಲಾಗಿದೆ.
ಪಟ್ಟಾಗೆ ಸಂಬಂಧಪಟ್ಟಂತೆ.

SANCTIONING AUTHORITY		
ASSISTANT DIRECTOR OF TOWN & COUNTRY PLANNING	DEPUTY DIRECTOR OF TOWN & COUNTRY PLANNING	JOINT DIRECTOR OF TOWN & COUNTRY PLANNING & MEMBER SECRETARY