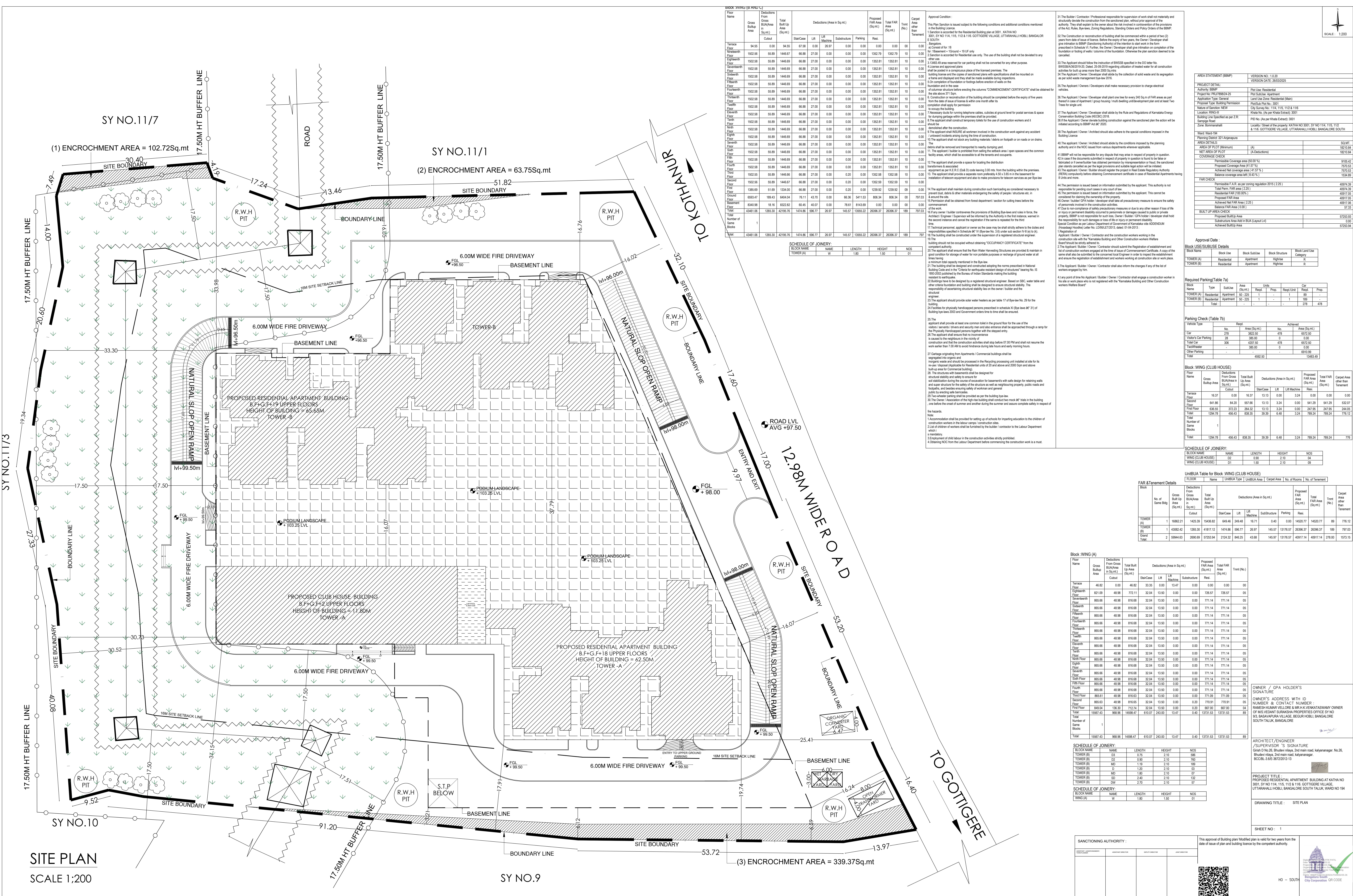
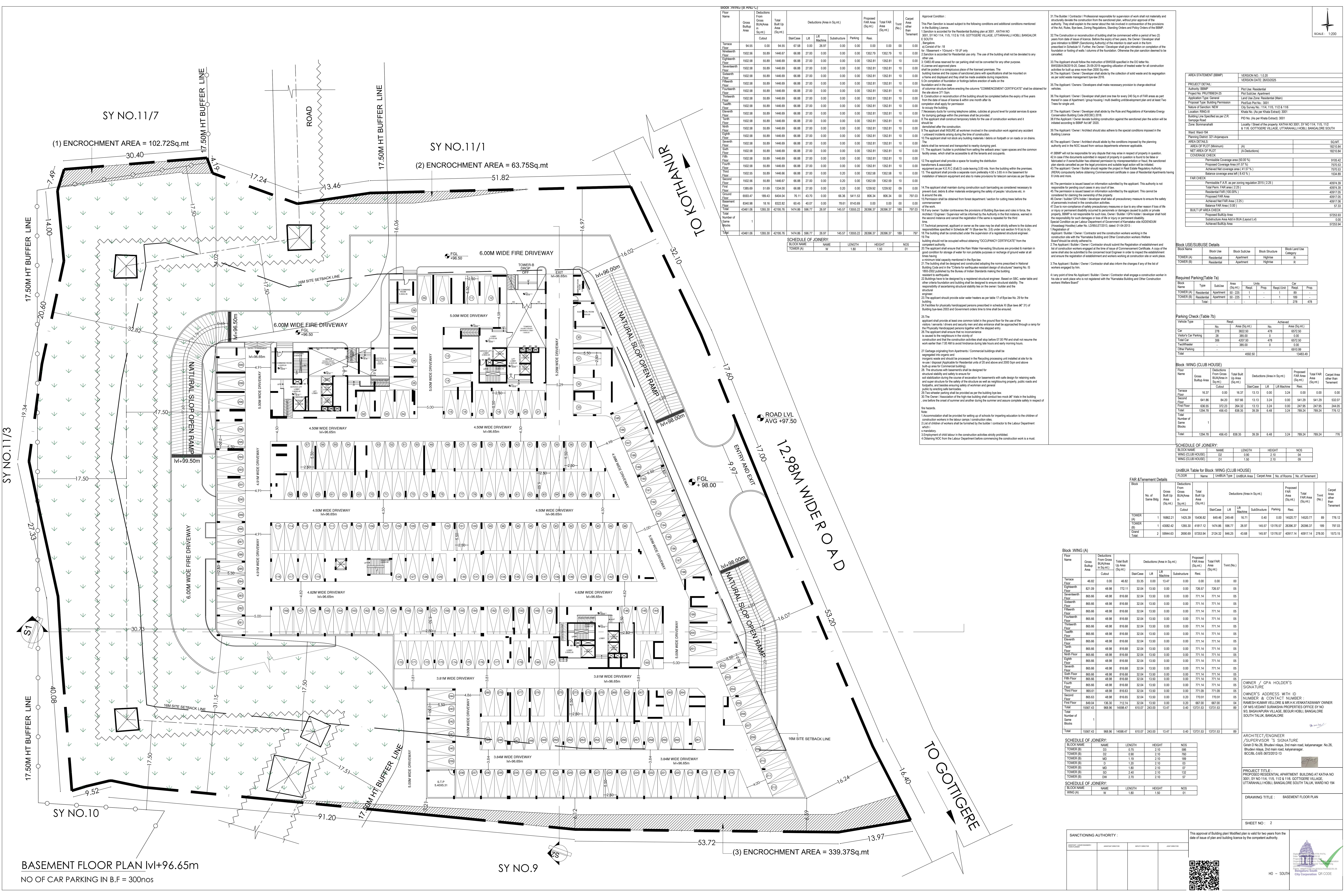
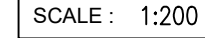








BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
TOWER (A)	W	1.80	1.50	01

20. The applicant shall ensure that the Rain Water Harvesting Structures are provided & maintain in

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 construction site with the "Karnataka Building and Other Construction workers Welfare Board" should be strictly adhered to.

Block USE/SUBUSE Details

Block Name	Block Use	Block Sub Use	Block Category	Block Land Use
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4.1 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"									
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Parking Check (Table 7b)		
Vehicle Type	Regd.	Achieved

Two Wheeler	-	385.00	0	0.00
Other Parking	-	-	-	6910.99
Total		4592.90		13483.49

	Bulup Area	(Sq.mt.)		(Sq.mt.)			(Sq.mt.)		Tenement
		Sq.mt.)	Cutout	Stair Case	Lift	Lift Machine	Resi.		
								(Sq.mt.)	
Terrace Floor	16.37	0.00	16.37	13.13	0.00	3.24	0.00	0.00	01

[illegible]

WING (CLUB HOUSE)	D2	0.90	2.10	04
WING (CLUB HOUSE)	D1	1.50	2.10	09

Unit/RI/A Table for Block-WING (CLUB HOUSE)

No. of Same Bldg	Gross Built Up Area (Sq.mt.)	Gross BUA/Area in (Sq.mt.)	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)			FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Tent (No.)	Area other than Tenement

(B)	1	4302.92	1292.30	41817.12	1414.80	306.17	29.37	142.07	13116.27	20390.31	26396.27	189	191
Grand Total:	2	59944.63	2690.69	57253.94	2124.32	846.25	43.68	145.97	13176.57	40917.14	40917.14	278.00	1573

Sl. No.	Particulars	Bulldoz Area (Sq. mt.)	Bulldoz Area in Sq. mt.	Up Area (Sq. mt.)	Excavation (Sq. mt.)			Area (Sq. mt.)	Total (No.)
					StarCase	Lift Machine	Substructure		
1	Excavation	15.00	0.00	15.00	0.00	0.00	0.00	0.00	0.00
2	StarCase	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
3	Lift Machine	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
4	Substructure	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
5	Area	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
6	Total	15.00	0.00	15.00	0.00	0.00	0.00	0.00	0.00

[illegible]

Eleventh Floor	865.66	48.98	816.68	32.04	13.90	0.00	0.00	771.14	771.14	05
Tenth Floor	865.66	48.98	816.68	32.04	13.90	0.00	0.00	771.14	771.14	05

Third Floor	865.66	48.98	816.68	32.04	13.50	0.00	0.00	771.14	771.14	05
Sixth Floor	865.66	48.98	816.68	32.04	13.50	0.00	0.00	771.14	771.14	05
Fourth Floor	865.66	48.98	816.68	32.04	13.50	0.00	0.00	771.14	771.14	05
Second Floor	865.66	48.98	816.68	32.04	13.50	0.00	0.00	771.14	771.14	05

OWNER / GPA HOLDER'S
SIGNATURE

[illegible]

TOWER (B)	D3	0.75	2.10	\$86	Bhudevi niya, 2nd main road, kalyan nagar. BCCBL-3&E-36/2/2012-13
TOWER (B)	D2	0.90	2.10	760	
TOWER (B)	MD	1.19	2.10	109	
TOWER (B)	JL	1.29	2.10	02	

SCHEDULE OF JOINERY:				
BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
WING (A)	W	1.80	1.50	01

		SHEET NO : 3	
SANCTIONING AUTHORITY :		This approval of Building plan/ Modified plan is valid for two years from the	

Date: 09/06/2023
Project ID: 18-17-2024-2024
Oswald Moller - Bengaluru South
Dennis Kasper - Bangalore
SOP

File assigned to production as per
Bengaluru South

19 ARCHITECT/ENGINEER
/SUPERVISOR'S SIGNATURE

PROJECT TITLE :
PROPOSED RESIDENTIAL APARTMENT BUILDING AT KATHA NO
3001, SY NO 11/4, 11/5, 11/2 & 11/6, GOTTIGERE VILLAGE,
UTTARAHALLI HOBLI, BANGALORE SOUTH TALUK, WARD NO 194

SHEET NO : 3

HO - SOUTH



THIRD FLOOR PLAN

lvl+110.60m
WING-A NO OF UNITS = 05nos
WING - C NO OF UNITS = 10nos

Approval Condition :

This Plan Section is issued subject to the following conditions and additional conditions mentioned in the Building Licence

1) Sanction is accorded for the Residential Building plan 3001, KATHA NO 3001, SY NO 114, 115, 112 & 116, GOTTIGERE VILLAGE, UTTARAHALLI HOBLI, BANGALORE

2) All Cess for 18 for 18Assessment + Ground + 19 Uf only

3) 1482.69 sqm reserved for car parking shall not be converted for any other purpose

4) License and approval 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

5) Construction of foundation or footings before erection of walls on the foundation and in the case

6) of column structure before erecting the columns "COMMENCEMENT CERTIFICATE" shall be obtained for the site above 371 Spm

7) Necessary ducts for running telephone cables, cables at ground level for postal services & space for dropping garbage with the permission shall be provided

8) The applicant shall construct temporary toilets for the use of construction workers and the action will be initiated according to BBMP Act No 2002

9) The Applicant / Owners / Developers shall make necessary provision to charge electrical vehicles

10) The Applicant / Owner / Architect should adhere to the special conditions imposed in the Building Licence

11) The Applicant / Owner / Architect should adhere to the conditions imposed by the planning authority and in the NOC issued from various departments whenever applicable

12) 41 BBMP will not be responsible for any dispute that may arise in respect of property in question

13) In case if the documents submitted in respect of property in question is found to be false or fabricated or if the applicant has obtained permission by misrepresentation or fraud, the sanctioned plan shall be cancelled and the legal provisions and suitable legal action will be initiated

14) The applicant / Owner / Builder should register the project in Real Estate Regulatory Authority (RERA) compulsorily before obtaining Commencement Certificate in use of Residential Apartments having 8 Units and more

15) The permission is issued based on information submitted by the applicant. This authority is not responsible for pending court cases in any court of law

16) The permission is issued based on information submitted by the applicant. This cannot be considered for claiming the ownership of the property

17) Owner / Builder / Developer / Contractor shall take all precautionary measures to ensure the safety of persons involved in the construction activities

18) Due to non-compliance of safety provisions or damages caused to public or private property, BBMP is not responsible for such loss, Owner / Builder / Developer / Contractor shall hold the responsibility for such damages or loss of life or injury or permanent disability

19) Special Condition as per Labour Department / Government of Karnataka vide ADDENDUM (Provisional) (Letter No. LDP/LET/2013, dated 15-04-2013)

20) Registration of Applicant / Owner / Contractor and the construction workers working in the construction site with the Karnataka Building and Other Construction workers Welfare Board shall be strictly adhered to

21) The Applicant / Builder / Owner / Contractor shall 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

22) The Applicant / Builder / Owner / Contractor shall also inform the changes if any of the list of workers engaged by them

23) Any sort 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

24) The applicant shall provide at least one common toilet in the ground floor for the use of the visitors / tenants / drivers and security men and also arrange to be approached through a ramp for the Physically Handicapped persons together with the stepped entry

25) 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 7:00 PM and shall not resume the work earlier than 7:00 AM to avoid disturbance during late hours and early morning hours

26) The Applicant shall provide solar water heaters as per table 17 of bye law No. 20 for the building

27) Facilities for physically handicapped persons mentioned in schedule 3 (Bye laws No. 31) of Building bye laws 2002 and Government orders time to time shall be ensured

28) The structures with basements shall be designed for structural stability and safety to ensure for soil mobilization during the course of excavation for basements with safe design for retaining walls and proper structure for the safety of the structure as well as neighbouring property, public roads and topography and besides ensuring safety of workers and general public by erecting safe barricades

29) On-wheelbar parking shall be provided as per the building bye-law

30) The Owner / Association of the high-rise building shall conduct two mock fire drills in the building one before the onset of summer and another during the summer and ensure complete safety in respect of the hazards

31) Accommodation shall be provided for setting up of schools for imparting education to the children of construction workers in the labour camps / construction sites

32) List of children of workers shall be furnished by the builder / contractor to the Labour Department which is mandatory

33) Employment of child labour in the construction activities strictly prohibited

34) Obtaining NOC from the Labour Department before commencing the construction work is a must

Block-WING (A)

Floor Name	Gross Builtup Area	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)	Carpet Area other than Tenement
		Cutout		StarCase	Lift	Lift Machine	
Terminus Floor	48.82	0.00	48.82	33.35	0.00	13.47	0.00
Eighteenth Floor	821.00	48.98	772.11	32.04	13.50	0.00	726.57
Seventeenth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Sixteenth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Fifteenth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Fourteenth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Thirteenth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Twelfth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Eleventh Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Tenth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Ninth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Eighth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Seventh Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Sixth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Fifth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Fourth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Third Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Second Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
First Floor	849.04	136.30	712.74	32.04	13.50	0.00	667.00
Total	1587.43	988.96	1498.47	610.07	243.00	13.47	1373.53
Carpet Area other than Tenement							89

SCHEDULE OF JOINERY:

BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
TOWER (A)	D3	0.75	2.10	586
TOWER (B)	D2	0.60	2.10	760
TOWER (C)	D1	1.19	2.10	189
TOWER (D)	D	1.20	2.10	63
TOWER (E)	MD	1.80	2.10	67
TOWER (F)	SD	2.40	2.10	132
TOWER (G)	DW	2.70	2.10	57

SCHEDULE OF JOINERY:

BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
WING (A)	W	1.80	1.50	01

Block-WING (B AND C)

Floor Name	Gross Builtup Area	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)	Carpet Area other than Tenement
		Cutout		StarCase	Lift	Lift Machine	
Terminus Floor	94.55	0.00	94.55	67.58	0.00	26.97	0.00
Nineteenth Floor	1502.58	55.89	1446.69	66.88	27.00	0.00	1352.79
Eighteenth Floor	1502.58	55.89	1446.69	66.88	27.00	0.00	1352.81
Seventeenth Floor	1502.58	55.89	1446.69	66.88	27.00	0.00	1352.81
Sixteenth Floor	1502.58	55.89	1446.69	66.88	27.00	0.00	1352.81
Fifteenth Floor	1502.58	55.89	1446.69	66.88	27.00	0.00	1352.81
Fourteenth Floor	1502.58	55.89	1446.69	66.88	27.00	0.00	1352.81
Thirteenth Floor	1502.58	55.89	1446.69	66.88	27.00	0.00	1352.81
Twelfth Floor	1502.58	55.89	1446.69	66.88	27.00	0.00	1352.81
Eleventh Floor	1502.58	55.89	1446.69	66.88	27.00	0.00	1352.81
Tenth Floor	1502.58	55.89	1446.69	66.88	27.00	0.00	1352.81
Ninth Floor	1502.58	55.89	1446.69	66.88	27.00	0.00	1352.81
Eighth Floor	1502.58	55.89	1446.69	66.88	27.00	0.00	1352.81
Seventh Floor	1502.58	55.89	1446.69	66.88	27.00	0.00	1352.81
Sixth Floor	1502.58	55.89	1446.69	66.88	27.00	0.00	1352.81
Fifth Floor	1502.58	55.89	1446.69	66.88	27.00	0.00	1352.81
Fourth Floor	1502.58	55.89	1446.69	66.88	27.00	0.00	1352.81
Third Floor	1502.58	55.89	1446.69	66.88	27.00	0.00	1352.81
Second Floor	1502.58	55.89	1446.69	66.88	27.00	0.00	1352.81
First Floor	1502.58	55.89	1446.69	66.88	27.00	0.00	1352.81
Total	43461.05	1265.30	42195.75	1474.88	586.77	26.97	145.57
Carpet Area other than Tenement							797

SCHEDULE OF JOINERY:

BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
TOWER (A)	W	1.50	1.50	01

Block-WING (C)

Floor Name	Gross Builtup Area	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)	Carpet Area other than Tenement
		Cutout		StarCase	Lift	Lift Machine	
Terminus Floor	48.82	0.00	48.82	33.35	0.00	13.47	0.00
Eighteenth Floor	821.00	48.98	772.11	32.04	13.50	0.00	726.57
Seventeenth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Sixteenth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Fifteenth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Fourteenth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Thirteenth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Twelfth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Eleventh Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Tenth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Ninth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Eighth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Seventh Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Sixth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Fifth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Fourth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Third Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Second Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
First Floor	849.04	136.30	712.74	32.04	13.50	0.00	667.00
Total	1587.43	988.96	1498.47	610.07	243.00	13.47	1373.53
Carpet Area other than Tenement							89

SCHEDULE OF JOINERY:

BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
TOWER (A)	D3	0.75	2.10	586
TOWER (B)	D2	0.60	2.10	760
TOWER (C)	D1	1.19	2.10	189
TOWER (D)	D	1.20	2.10	63
TOWER (E)	MD	1.80	2.10	67
TOWER (F)	SD	2.40	2.10	132
TOWER (G)	DW	2.70	2.10	57

SCHEDULE OF JOINERY:

BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
WING (A)	W	1.80	1.50	01

Block-WING (D)

Floor Name	Gross Builtup Area	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)	Carpet Area other than Tenement
		Cutout		StarCase	Lift	Lift Machine	
Terminus Floor	48.82	0.00	48.82	33.35	0.00	13.47	0.00
Eighteenth Floor	821.00	48.98	772.11	32.04	13.50	0.00	726.57
Seventeenth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Sixteenth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Fifteenth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Fourteenth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Thirteenth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Twelfth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Eleventh Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Tenth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Ninth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Eighth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Seventh Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Sixth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Fifth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Fourth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Third Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Second Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
First Floor	849.04	136.30	712.74	32.04	13.50	0.00	667.00
Total	1587.43	988.96	1498.47	610.07	243.00	13.47	1373.53
Carpet Area other than Tenement							89

SCHEDULE OF JOINERY:

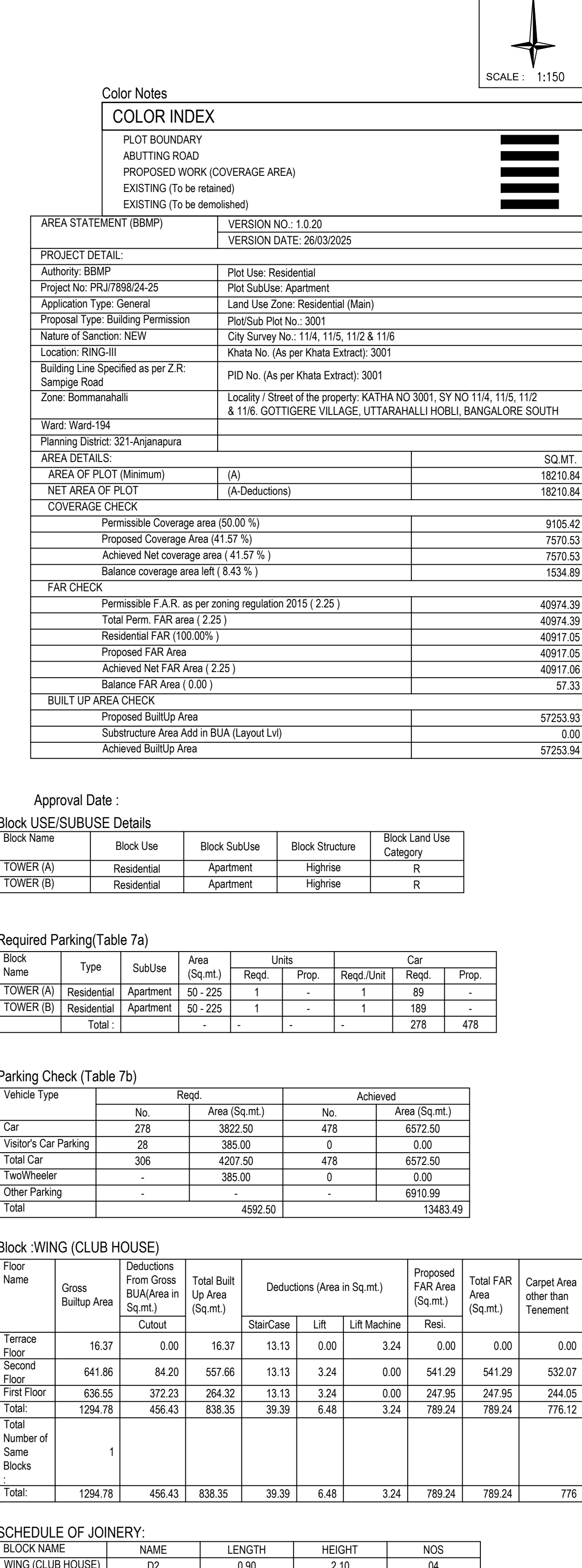
BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
TOWER (A)	D3	0.75	2.10	586
TOWER (B)	D2	0.60	2.10	760
TOWER (C)	D1	1.19	2.10	189
TOWER (D)	D	1.20	2.10	63
TOWER (E)	MD	1.80	2.10	67
TOWER (F)	SD	2.40	2.10	132
TOWER (G)	DW	2.70	2.10	57

SCHEDULE OF JOINERY:

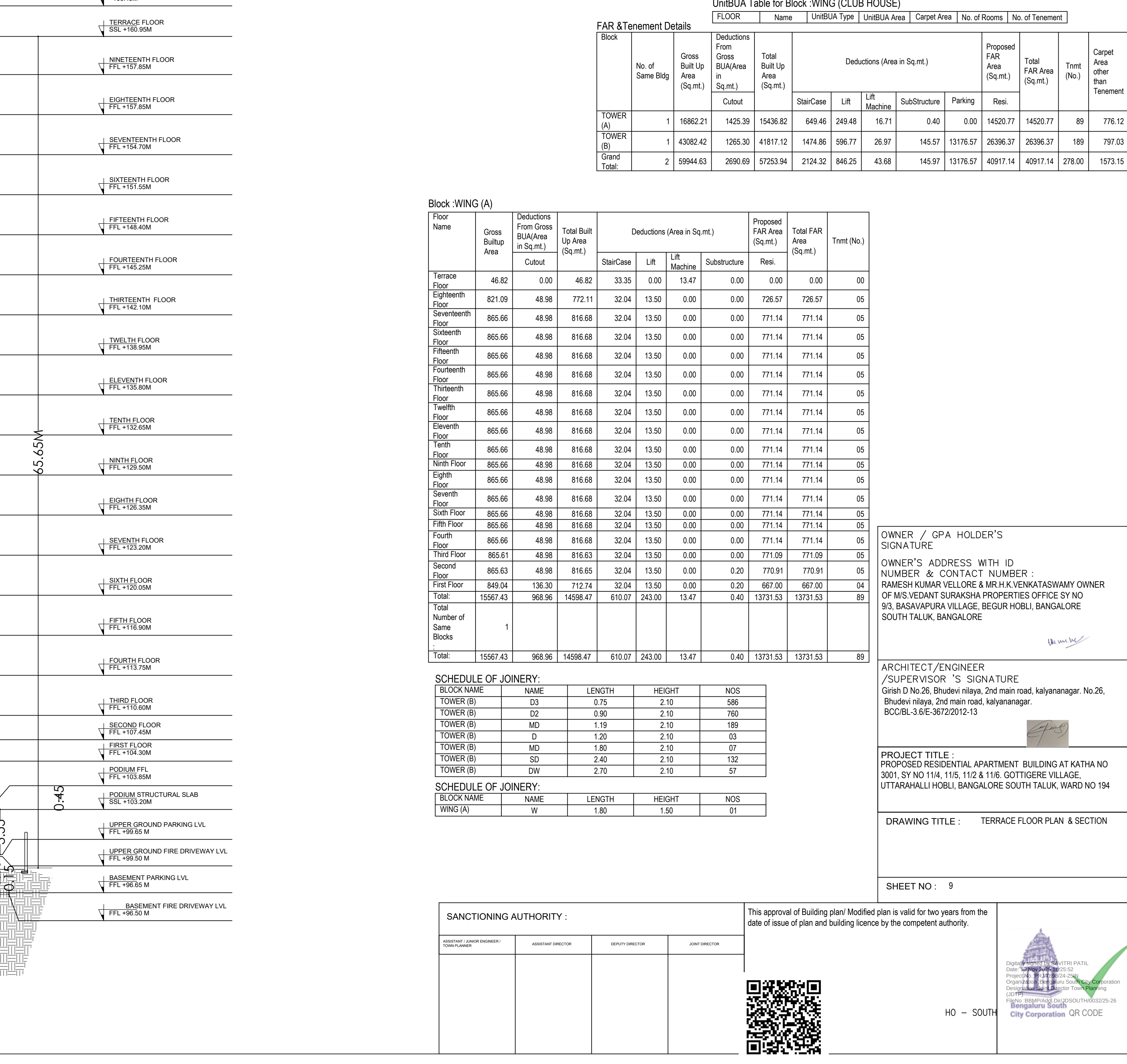
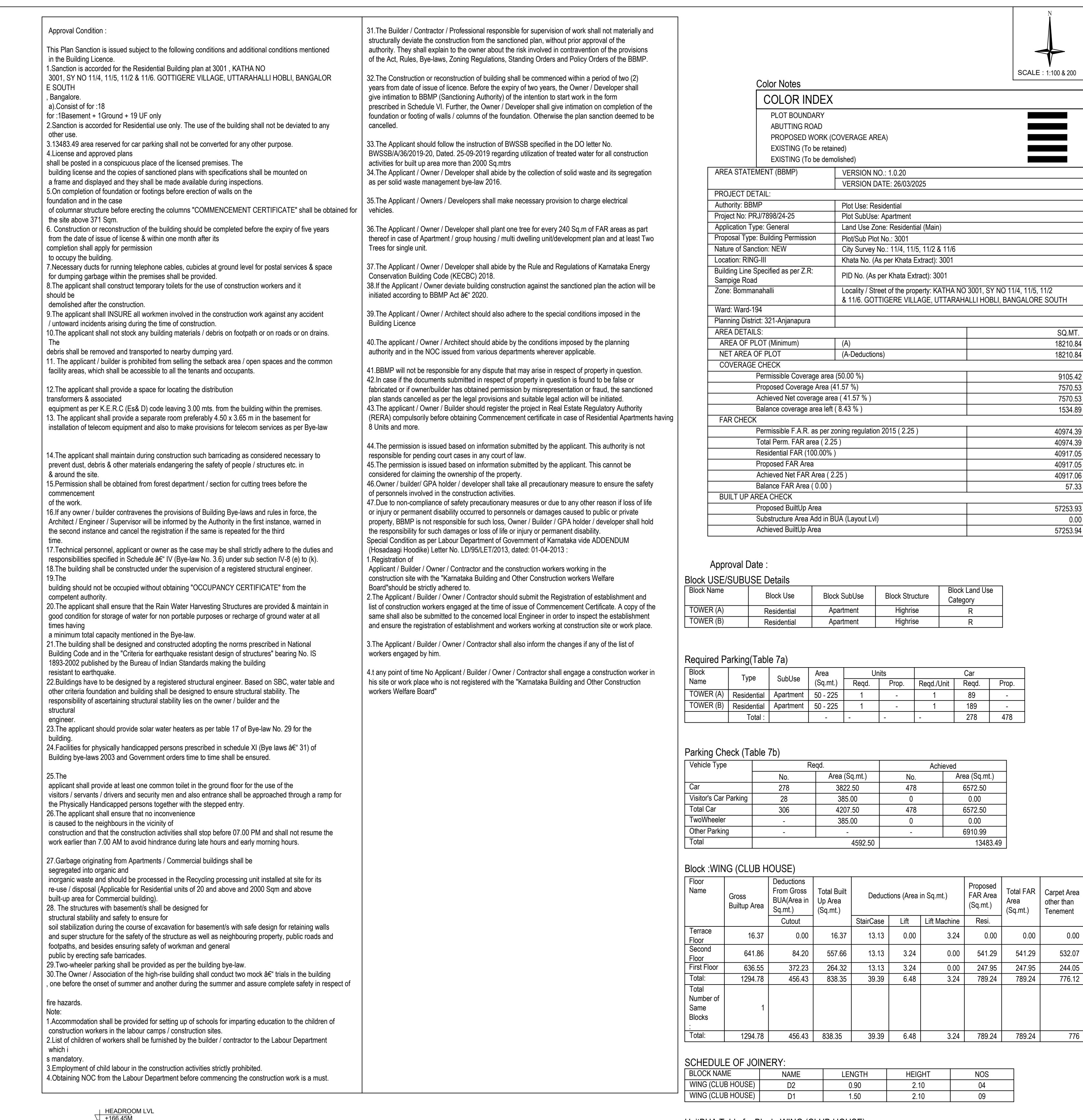
BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
WING (A)	W	1.80	1.50	01

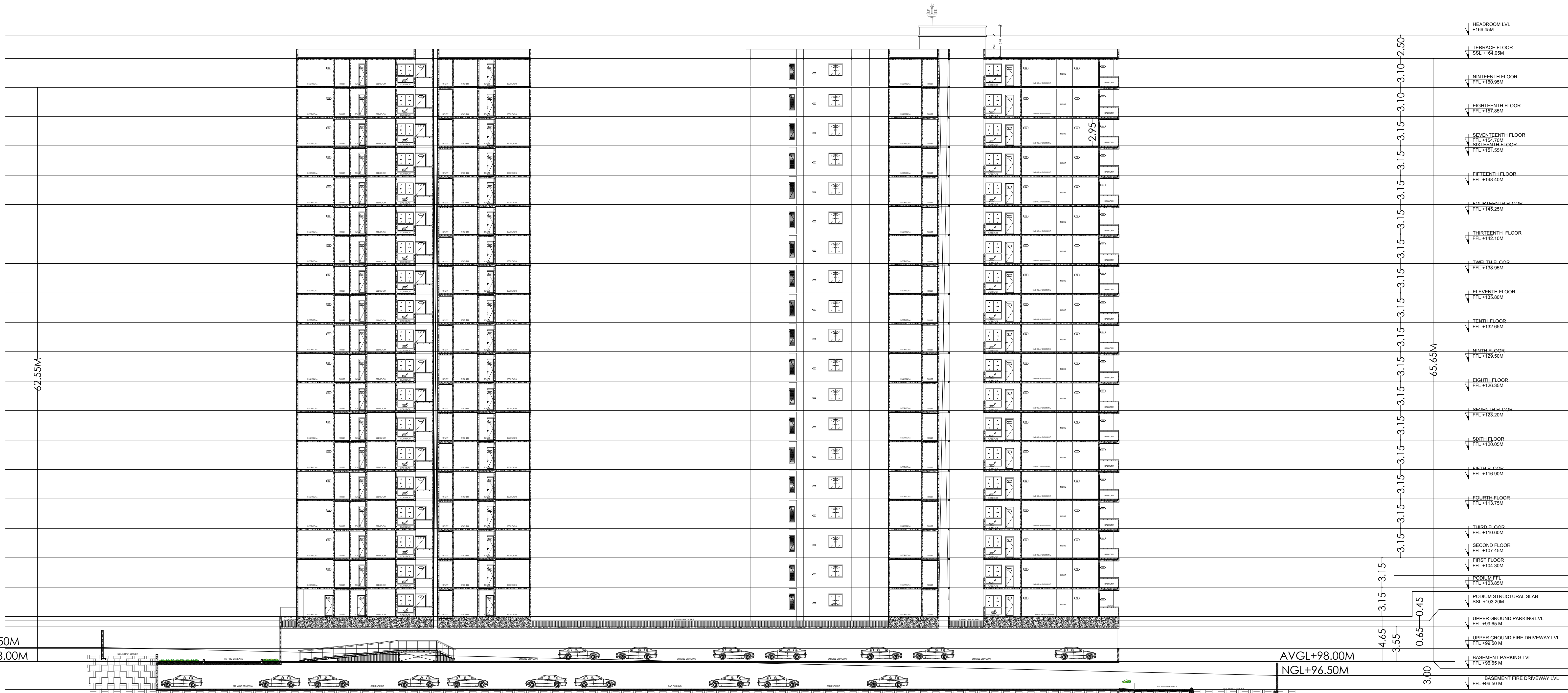
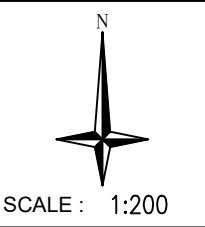
Block-WING (E)

Floor Name	Gross Builtup Area	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)	Carpet Area other than Tenement
		Cutout		StarCase	Lift	Lift Machine	
Terminus Floor	48.82	0.00	48.82	33.35	0.00	13.47	0.00
Eighteenth Floor	821.00	48.98	772.11	32.04	13.50	0.00	726.57
Seventeenth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Sixteenth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Fifteenth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Fourteenth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Thirteenth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Twelfth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Eleventh Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Tenth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Ninth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Eighth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Seventh Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Sixth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Fifth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Fourth Floor	865.66	48.98	816.64	32.04	13.50	0.00	771.14
Third Floor	865.66	48.98	816.64				



WING-A NO OF UNITS = 05 X 15 = 75 Nos
WING - C NO OF UNITS = 10 X 15 = 150 Nos





SECTION -02

ELEVATION

Approval Condition :

This Plan Section is issued subject to the following conditions and additional conditions mentioned in the Building Licence.
1. Section is according to the Residential Building plan at 3001, KATHA NO 3001, SY NO 114, 115, 112 & 116, GOTTIGERE VILLAGE, UTTARAHALLI HOBLI, BANGALORE SOUTH.
2. Consent for 18 for 18Basement + 1Ground + 19 UF only
3. Section is according to Residential use only. The use of the building shall not be deviated to any other use.
4. 1146.49 area reserved for car parking shall not be converted for any other purpose.
5. 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.
6. 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 for the site above 371 Sqm.
7. Construction or reconstruction of the building should be completed 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.
8. Necessary ducts for running telephone cables, cables at ground level for postal services & space for carrying garbage within the premises shall be provided.
9. The applicant shall construct temporary toilets for the use of construction workers and it should be demolished after the construction.
10. The applicant shall NOC/RE of all services involved in the construction works against any accident /unlawful incidents arising during the time of construction.
11. The applicant shall not stock any building materials / debris on footpath or on roads or on drains. The debris shall be removed and transported to nearby dumping yard.
12. The applicant shall be prohibited from selling the setback area / open spaces and the common facility areas, which shall be accessible to all the tenants and occupants.
13. The applicant shall provide a space for locating the distribution transformer & associated equipment as per K.E.R.C. (E&D) code leaving 3.00 mts. from the building within the premises.
14. The applicant shall provide a separate room preferably 4.50 x 3.00 m in the basement for installation of telecom equipment and also to make provision for telecom services as per Bye-law 44.
15. The applicant shall maintain during construction such barricading as considered necessary to prevent dust, debris & other materials endangering the safety of persons / structures etc. & around the site.
16. Owner / builder / contractor shall obtain from forest department / section for cutting trees before the commencement of the work.
17. 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.
18. The applicant shall provide a space for locating the distribution transformer & associated equipment as per K.E.R.C. (E&D) code leaving 3.00 mts. from the building within the premises.
19. The applicant shall provide a separate room preferably 4.50 x 3.00 m in the basement for installation of telecom equipment and also to make provision for telecom services as per Bye-law 44.
20. The applicant shall provide solar water heaters as per table 17 of Bye-law No. 20 for the building.
21. The applicant shall provide at least one common toilet in the ground floor for the use of the visitors / tenants / street and security men and also ensure that be approached through a ramp for the Physically Handicapped persons together with the stepped entry.
22. The applicant shall ensure that no inconvenience is caused to the neighborhood in the vicinity of construction and that the construction activities shall stop before 07.00 PM and shall not resume the work earlier than 7.00 AM to avoid nuisance during late hours and early morning hours.
23. The applicant should provide solar water heaters as per table 17 of Bye-law No. 20 for the building.
24. Facilities for physically handicapped persons mentioned in schedule X (Bye laws No. 31) of Building bye-laws 2003 and Government orders time to time shall be ensured.
25. The applicant shall provide at least one common toilet in the ground floor for the use of the visitors / tenants / street and security men and also ensure that be approached through a ramp for the Physically Handicapped persons together with the stepped entry.
26. The applicant shall ensure that no inconvenience is caused to the neighborhood in the vicinity of construction and that the construction activities shall stop before 07.00 PM and shall not resume the work earlier than 7.00 AM to avoid nuisance during late hours and early morning hours.
27. Garbage originating from Apartments / Commercial buildings shall be segregated into organic and inorganic waste and should be processed in the Recycling processing unit installed at site for its reuse / disposal (Applicable for Residential units of 20 and above and 2000 Sqm and above built-up area for Commercial buildings).
28. The structures with basements shall be designed for structural stability and safety to ensure for soil mobilization 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 neighbouring property, public roads and topography and to ensure ensuring safety of workers and general public by erecting safety barricades.
29. The owner / builder shall provide as per the building bye-law 30.
30. The Owner / Association of the high-rise building shall conduct two mock fire drills in the building one before the onset of summer and another during the summer and ensure complete safety in respect of fire hazards.
31. Accommodation shall be provided for setting up of schools for imparting education to the children of construction workers in the labor camps / construction sites.
32. List of children of workers shall be furnished by the builder / contractor to the Labour Department.
33. Employment of child labour in the construction activities strictly prohibited.
34. Obtaining NOC from the Labour Department before commencing the construction work is a must.

Block WING (B AND C)

Floor Name	Gross Builtup Area (Sq.Mt.)	Deductions From Gross BUA/Area in Sq.Mt.)	Deductions (Area in Sq.Mt.)							Proposed FAR Area (Sq.Mt.)	Total FAR Area (Sq.Mt.)	Trrnt (No.)	Carpet Area other than Tenement
			StarCase	Lift	LT Machine	Substructure	Parking	Res.					
Terrace Floor	94.55	0.00	94.55	0.00	26.97	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Nineteenth Floor	1502.58	55.89	1446.69	66.88	27.00	0.00	0.00	0.00	1352.79	1352.79	10	0.00	0.00
Eighteenth Floor	1502.58	55.89	1446.69	66.88	27.00	0.00	0.00	0.00	1352.81	1352.81	10	0.00	0.00
Seventeenth Floor	1502.58	55.89	1446.69	66.88	27.00	0.00	0.00	0.00	1352.81	1352.81	10	0.00	0.00
Sixteenth Floor	1502.58	55.89	1446.69	66.88	27.00	0.00	0.00	0.00	1352.81	1352.81	10	0.00	0.00
Fifteenth Floor	1502.58	55.89	1446.69	66.88	27.00	0.00	0.00	0.00	1352.81	1352.81	10	0.00	0.00
Fourteenth Floor	1502.58	55.89	1446.69	66.88	27.00	0.00	0.00	0.00	1352.81	1352.81	10	0.00	0.00
Thirteenth Floor	1502.58	55.89	1446.69	66.88	27.00	0.00	0.00	0.00	1352.81	1352.81	10	0.00	0.00
Twelfth Floor	1502.58	55.89	1446.69	66.88	27.00	0.00	0.00	0.00	1352.81	1352.81	10	0.00	0.00
Eleventh Floor	1502.58	55.89	1446.69	66.88	27.00	0.00	0.00	0.00	1352.81	1352.81	10	0.00	0.00
Tenth Floor	1502.58	55.89	1446.69	66.88	27.00	0.00	0.00	0.00	1352.81	1352.81	10	0.00	0.00
Ninth Floor	1502.58	55.89	1446.69	66.88	27.00	0.00	0.00	0.00	1352.81	1352.81	10	0.00	0.00
Ground Floor	1502.58	55.89	1446.69	66.88	27.00	0.00	0.00	0.00	1352.81	1352.81	10	0.00	0.00
Basement Floor	1502.58	55.89	1446.69	66.88	27.00	0.00	0.00	0.00	1352.81	1352.81	10	0.00	0.00
Total	4340.06	1265.30	4215.76	1474.86	586.77	26.97	145.57	1355.22	26386.37	26386.37	189	797.03	797.03
Total Number of Same Blocks	1												

SCHEDULE OF JOINERY

BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
TOWER (A)	W	1.80	1.50	01

31. The Builder / Contractor / Professional responsible for supervision of work shall not materially and structurally deviate the construction from the sanctioned plan, without prior 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.
32. The Construction or reconstruction of building shall be commenced within a period of two (2) years from date of 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 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 to be cancelled.
33. The Applicant should follow the instruction of BVSSS specified in the DD rule use. BVSSS/MS/2019-20, Clause 25.28-25.29 regarding utilization of treated water for all construction activities for built up area more than 2000 Sq.mts.
34. The Applicant / Owner / Developer shall abide by the collection of solid waste and its segregation as per solid waste management bye-law 2016.
35. The Applicant / Owners / Developers shall make necessary provision to charge electrical vehicles.
36. The Applicant / Owner / Developer shall plant one tree for every 240 Sq.m of FAR area as part thereof in cases of Apartment / group housing / multi dwelling unit/development plan and at least Two Trees for single unit.
37. The Applicant / Owner / Developer shall abide by the Rule and Regulations of Karnataka Energy Conservation Building Code (KBC) 2018.
38. If the Applicant / Owner deviate building construction against the sanctioned plan the action will be initiated according to BBMP Act No. 2003.
39. The Applicant / Owner / Architect should also adhere to the special conditions imposed in the Building Licence.
40. The Applicant / Owner / Architect should abide by the conditions imposed by the planning authority and in the NOC issued from various departments whenever applicable.
41. BBMP will not be responsible for any dispute that may arise in respect of property in question.
42. In case if the documents submitted in respect of property in question is found to be false or fabricated or if owner/builder has obtained permission by misrepresentation or fraud, the sanctioned plan stands cancelled as per the legal provisions and suitable legal action will be initiated.
43. The applicant / Owner / Builder should register the project in Real Estate Regulatory Authority (RERA) compulsorily before obtaining Commencement certificate in case of Residential Apartments having 8 Units and more.
44. The permission is issued based on information submitted by the applicant. This authority is not responsible for pending court cases in any court of law.
45. The permission is issued based on information submitted by the applicant. This cannot be considered for claiming the ownership of the property.
46. Owner / builder / contractor/ developer shall ensure all precautionary measures to ensure the safety of personnel involved in the construction activities.
47. Due to non-compliance of safety provisions/ measures or due to any other reason / loss of life or injury or permanent disability caused to persons or damages caused to public or private property, BBMP is not responsible for such loss. Owner / Builder / contractor / developer shall hold the responsibility for such damages or loss of life or injury or permanent disability. Special Condition as per Labour Department of Government of Karnataka vide ADDENDUM No. (Proceeding) Hoisted Letter No. LDP/SLT/2023, dated 31-04-2023.
48. 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.
49. 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.
50. The Applicant / Builder / Owner / Contractor shall also inform the changes if any of the list of workers engaged by him.
51. Any sort of time No Applicant / Builder / Owner / Contractor shall engage a construction worker in his or work place who is not registered with the Karnataka Building and Other Construction workers Welfare Board.

COLOR INDEX

AREA STATEMENT (BBMP)	VERSION NO. 1.20
PROJECT DETAIL	VERSION DATE: 26/03/2025
Authority: BBMP	Plot Use: Residential
Project No: PRC/269824-25	Plot Surface: Apartment
Application Type: General	Local Use Zone: Residential (Rm)
Proposal Type: Building Permission	Plot Use: Pkg No. 3001
Nature of Sanction: NEW	City Survey No. 114, 115, 112 & 116
Location: SMC-II	Sub Area No. (As per DBM) Limited: 3001
Building Line Specified as per Z.R. Engineering Rules	PD No. (As per Khata Extract): 3001
Zone: Commercial	Locality / Street of the property: KATHA NO 3001, SY NO 114, 115, 112 & 116, GOTTIGERE VILLAGE, UTTARAHALLI HOBLI, BANGALORE SOUTH
Ward: Ward-194	
Planning District: 321 Anjanapura	
AREA DETAILS	
AREA OF PLOT (Minimum)	(A)
NET AREA OF PLOT (A-Deductions)	18270.84

COVERAGE CHECK

Permissible Coverage area (50.00 %)	9105.42
Proposed Coverage Area (47.57 %)	7570.53
Achieved Net coverage area (47.57 %)	7570.53
Balance coverage area (4.43 %)	1534.89
FAR CHECK	
Permissible F.A.R. as per zoning regulation 2015 (2.25)	40914.39
Total Perm. FAR area (2.25)	40914.39
Proposed FAR (10.000 %)	40917.65
Achieved FAR area	40917.65
Achieved Net FAR Area (2.25)	40917.65
Balance FAR Area (0.00)	51.33
BUILT UP AREA CHECK	
Proposed Builtup Area	57253.93
Constructive Area ADD'D BUA Layout (Lft)	57253.93
Achieved Builtup Area	57253.94

Approval Date :

Block USE/SUBUSE Details

Block Name	Block Use	Block SubUse	Block Structure	Block Land Use Category
TOWER (A)	Residential	Apartment	Highrise	R
TOWER (B)	Residential	Apartment	Highrise	R

Required Parking (Table 7a)

Block Name	Type	SubUse	Area (Sq.Mt.)	Units	Car
TOWER (A)	Residential	Apartment	50, 225	1	89
TOWER (B)	Residential	Apartment	50, 225	1	89
Total	-	-	-	-	278

Parking Check (Table 7b)

Vehicle Type	No.	Area (Sq.Mt.)	No.	Area (Sq.Mt.)
Car	278	3822.00	478	6572.50
Visitor's Car Parking	28	389.00	0	0.00
Total Car	306	4211.00	478	6572.50
TwoWheeler	-	389.00	0	0.00
Other Parking	-	-	-	6570.99
Total	-	4600.00	-	13853.49

Block WING (CLUB HOUSE)

Floor Name	Gross Builtup Area (Sq.Mt.)	Deductions From Gross BUA/Area in Sq.Mt.)	Total Built Up Area (Sq.Mt.)	Deductions (Area in Sq.Mt.)	StarCase	Lift	LT Machine	Substructure	Res.	Proposed FAR Area (Sq.Mt.)	Total FAR Area (Sq.Mt.)	Carpet Area other than Tenement
Terrace Floor	16.37	0.00	16.37	0.00	3.24	0.00	3.24	0.00	0.00	0.00	0.00	0.00
Ground Floor	641.86	84.20	557.66	13.13	3.24	0.00	541.29	541.29	532.07			
First Floor	636.55	372.73	263.82	13.13	3.24	0.00	247.65	247.65	244.85			
Total	1294.78	456.43	838.35	39.39	6.48	3.24	789.24	789.24	776.12			
Total	1294.78	456.43	838.35	39.39	6.48	3.24	789.24	789.24	776.12			

SCHEDULE OF JOINERY

BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
WING (CLUB HOUSE)	D	0.90	2.10	04
WING (CLUB HOUSE)	D1	1.50	2.10	09

UNHABUA Table for Block WING (CLUB HOUSE)

FLOOR	Name	UNHABUA Table	UNHABUA Area	Carpet Area	No. of Rooms / No. of Tenement
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FAR & Tenement Details

Block	No. of Same Block	Deductions From Gross BUA/Area in Sq.Mt.)	Total Built Up Area (Sq.Mt.)	Deductions (Area in Sq.Mt.)	StarCase	Lift	LT Machine	Substructure	Res.	Proposed FAR Area (Sq.Mt.)	Total FAR Area (Sq.Mt.)	Carpet Area other than Tenement
TOWER (A)	1	18862.21	1425.39	15436.82	649.46	249.48	16.71	0.40	0.00	14520.77	14520.77	89
TOWER (B)	1	14362.42	1265.30	14187.12	1474.66	596.77	29.97	145.57	13176.57	26386.37	26386.37	189
Grand Total	2	33224.63	2690.69	35923.94	2124.12	846.26	46.68	145.97	13176.57	40914.39	40914.39	278

Block WING (A)

Floor Name	Gross Builtup Area (Sq.Mt.)	Deductions From Gross BUA/Area in Sq.Mt.)	Total Built Up Area (Sq.Mt.)	Deductions (Area in Sq.Mt.)	StarCase	Lift	LT Machine	Substructure	Res.	Proposed FAR Area (Sq.Mt.)	Total FAR Area (Sq.Mt.)	Carpet Area other than Tenement
Terrace Floor	48.82	0.00	48.82	33.35	0.00	13.47	0.00	0.00	0.00	0.00	0.00	0.00
Nineteenth Floor	821.09	49.88	772.11	32.04	13.50	0.00	736.57	736.57	0.00			
Eighteenth Floor	865.66	49.88	815.54	32.04	13.50	0.00	771.14	771.14	0.00			
Seventeenth Floor	865.66	49.88	815.54	32.04	13.50	0.00	771.14	771.14	0.00			
Sixteenth Floor	865.66	49.88	815.54	32.04	13.50	0.00	771.14	771.14	0.00			
Fifteenth Floor	865.66	49.88	815.54	32.04	13.50	0.00	771.14	771.14	0.00			
Fourteenth Floor	865.66	49.88	815.54	32.04	13.50	0.00	771.14	771.14	0.00			
Thirteenth Floor	865.66	49.88	815.54	32.04	13.50	0.00	771.14	771.14	0.00			
Twelfth Floor	865.66	49.88	815.54	32.04	13.50	0.00	771.14	771.14	0.00			
Eleventh Floor	865.66	49.88	815.54	32.04	13.50	0.00	771.14	771.14	0.00			
Tenth Floor	865.66	49.88	815.54	32.04	13.50	0.00	771.14	771.14	0.00			
Ninth Floor	865.66	49.88	815.54	32.04	13.50	0.00	771.14	771.14	0.00			
Ground Floor	865.66	49.88	815.54	32.04	13.50	0.00	771.14	771.14	0.00			
Basement Floor	865.66	49.88	815.54	32.04	13.50	0.00	771.14	771.14	0.00			
Total	865.66	49.88	815.54	32.04	13.50	0.00	771.14	771.14	0.00			
Total Number of Same Blocks	1											

SCHEDULE OF JOINERY

BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
TOWER (B)	D3	0.75	2.10	586
TOWER (B)	D2	0.90	2.10	792
TOWER (B)	MD	1.19	2.10	189
TOWER (B)	D	1.20	2.10	53
TOWER (B)	MD	1.80	2.10	27
TOWER (B)	SD	2.40	2.10	132
TOWER (B)	SW	2.70	2.10	87

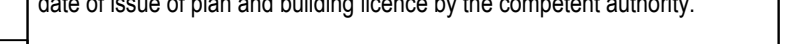
SCHEDULE OF JOINERY

BLOCK NAME	NAME	LENGTH	HEIGHT	NOS
WING (A)	W	1.80	1.50	01

SANCTIONING AUTHORITY :

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



HO - SOUTH

PROJECT TITLE: PROPOSED RESIDENTIAL APARTMENT BUILDING AT KATHA NO 3001, SY NO 114, 115, 112 & 116, GOTTIGERE VILLAGE, UTTARAHALLI HOBLI, BANGALORE SOUTH TALUK, WARD NO 194

DRAWING TITLE : SECTION AND ELEVATION

SHEET NO : 10

ARCHITECT/ENGINEER

SUPERVISOR'S SIGNATURE

OWNER / GPA HOLDER'S SIGNATURE

OWNER'S ADDRESS WITH ID NUMBER & CONTACT NUMBER :

RAMESH KUMAR VELLORE & MR.H.K.VENKATASWAMY OWNER OF M/S.VEDAVI SUNKASHA PROPERTIES OFFICE SY NO 83, SANKARAPURA VILLAGE, BEGUR HOBLI, BANGALORE SOUTH TALUK, BANGALORE

ARCHITECT/ENGINEER

SUPERVISOR'S SIGNATURE

OWNER / GPA HOLDER'S SIGNATURE