

Color Notes

COLOR INDEX

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

AREA STATEMENT (BIMB)	VERSION NO. 1.0.14
PROJECT DETAIL:	VERSION DATE: 04/05/2023
Activity: BIMB	Plot Use: Residential
Project No.: PLOT/14705-24	Plot Subdiv: Apartment
Application Type: General	Land Use Zone: Residential (Main)
Proposed Type: Building/Residential	Plot Subdiv: No. 11
Name of Division: NEW	City Survey No.
Location: RING-1	Khanyu No. (As per Khata Extract): 5917/2011
Building Use Specified as per Z.R. & A.	Locality: Street of the property: (Shant Nagar) Kuvempur, Bangalore
Zone: Main/Residential	
AREA DETAILS:	
AREA OF PLOT (Minimum)	52.00
NET AREA OF PLOT	1725.35
COVERAGE CHECK	
Proposed Coverage Area (60.00 %)	1035.21
Achieved Net coverage area (67.5 %)	824.76
Balance coverage area left: 12.2 %	210.45
FAR CHECK:	
Permissible FAR as per zoning regulation 2015 (2.25)	3862.04
Additional FAR (Net Area) (1.10) (For management plot 2.25)	3862.04
Allowable TDR Area (100% of Perm FAR)	0.00
Permissible FAR for Plot within Impact Zone (1)	0.00
Total Perm. FAR area (2.25)	3862.04
Residential FAR (100.00%)	3011.08
Proposed FAR Area	3011.08
Achieved Net FAR (1.10)	3011.08
Balance FAR Area (0.00)	0.00
BUILT UP AREA CHECK:	
Proposed Built Up Area	4537.19
Subdivisible Area Add in Block (Lateral Use)	15.00
Achieved Built Up Area	4552.19

Approval Date :

Approval Condition :

This Plan/Section is issued subject to the following conditions :

- The sanction is accorded for:
 - Consisting of Block - 1 (CKPC HORIZON) Wing - 1 (CKPC HORIZON) Consisting of BASEMENT, G+1/F
 - The sanction is accorded for Apartment 1 (CKPC HORIZON) only. The use of the building shall not be made for any other purpose.
 - Car Parking reserved in the plan should be converted for any other purpose.
 - Development charges towards increasing the capacity of water supply, sanitary and power main has to be paid to WSSMD and BESCOM as per.
 - Necessary ducts for running telephone cables, cables at ground level for postal services and space for dumping garbage within the premises shall be provided.
 - The applicant shall construct temporary toilet for the use of construction workers and should be demolished after the construction.
 - The applicant shall INSURE all workmen involved in the construction work against any accident (arising out of work) during the time of construction.
 - The applicant shall not stock any building materials / debris on footpath or on roads or on drains. The debris shall be removed and transported to near by dumping yard.
 - 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.
 - The applicant shall provide a space for locating the distribution transformers & associated equipment as per A.E.R.C. (B&D) code having 3.00 m from the building within the premises.
 - The applicant shall provide a separate room preferably 4.50 x 3.65 m in the basement for installation of telecom equipment and also make provision for telecom services as per bye law No. 25.
 - The applicant shall maintain during construction such barricading as considered necessary to prevent dust, debris & other materials endangering the safety of people / structures etc. & around the site.
 - Permission shall be obtained from forest department for cutting trees before the commencement of the work.
 - 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.
 - For any owner / builder / contractor the provisions of Building Bye-laws and rules in force, the Architect / Engineer / Supervisor will be informed by the Authority in the first instance, warned in the second instance and cancel the registration if the same is repeated for the third time.
 - Technical personnel, applicant or owner as the case may be shall strictly adhere to the rules and responsibilities specified in Schedule - IV (Bye-law No. 15) under sub-section IV (a) to (d).
 - The building shall be constructed under the supervision of a registered structural engineer.
 - On completion of foundation or before the completion of the building in the case of common structure before the expiry of the column "COMPLETION CERTIFICATE" shall be obtained.
 - Construction or reconstruction of the building should be completed before the expiry of the period from the date of issue of license & within one month after its completion shall apply for permission to occupy the building.
 - The applicant shall ensure that no room is used as a workshop or for any other purpose in the vicinity of construction and that the construction activities shall stop before 10.00 PM and shall resume the work earlier than 7.00 AM to avoid nuisance during late hours and early morning hours.
 - Drinking water supplied by WSSMD should not be used for the construction activity of the building.
 - 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 20(a).
 - The building shall be designed and constructed according to the norms prescribed in National Building Code and in the "Codes for earthquake resistant design of structures" bearing No. IS 1883:2002 published by the Bureau of Indian Standards meeting the building resistant to earthquakes.
 - The applicant should provide safe water system as per IS 1742:2002.
 - Facilities for physically handicapped persons prescribed in schedule IV (Bye-law - 31) of Building Bye-laws 2003 shall be ensured.
 - 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 ensure that the applicant shall provide a ramp for the physically handicapped persons together with the disabled entry.
 - The Occupancy Certificate will be considered only after ensuring that the provisions of conditions vide No. 22, 23, 24, 25 & 26 are provided in the building.
 - The applicant shall ensure that no room is used as a workshop or for any other purpose in the vicinity of construction and that the construction activities shall stop before 10.00 PM and shall resume the work earlier than 7.00 AM to avoid nuisance during late hours and early morning hours.
 - Garbage originating from Apartments / Commercial buildings shall be segregated into organic and inorganic waste and should be processed in the Recycling processing unit - K capacity installed at site for its reuse / disposal (Applicable for Residential area of 50 and above and 2000 Sq.m and above built up area for Commercial building).
 - The structures with basement shall be designed for structural stability and safety to ensure for soil stabilization during the course of excavation for basements with safe design for retaining walls and upper structures 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 safety 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 report to 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 empowered agencies of Karnataka Fire and Emergency Department to ensure that the equipment 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 Inspector every two years with due inspection by the Department regarding working condition of Electrical installation - Lifts etc. The certificate should be produced to the BSRP 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 - drills in the building one before the onset of summer and another during the summer and ensure complete safety in respect of fire hazards.
37. The Builder / Contractor / Professional responsible for supervision of work shall not stall not install and drastically deviate the construction from the sanctioned plan without previous approval of the authority. They shall explain to the owner about the risk involved in conversion of the provisions of Act, Rules, Bye-laws, Zoning Regulations, Standing Orders and By-laws of the BSRP.
38. The construction or reconstruction of a 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 BSRP (Sanctioning Authority) of the intention to start work in the form prescribed in Schedule IV. Further, the Owner / Developer shall give intimation on completion of the foundation or before the expiry of the period 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. 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.
40. The Applicant / Owner / Developer shall abide by the collection of solid waste and its segregation as per solid waste management bye-law 2015.
41. The Applicant / Owner / Developer shall abide by sustainable construction and demolition waste management as per solid waste management bye-law 2015.
42. The Applicant / Owner / Developers shall make necessary provision to charge electrical appliances.
43. The Applicant / Owner / Developer shall plant one tree for lot area measuring 180 Sq.m up to 240 Sq.m and one tree for lot area measuring more than 240 Sq.m. (1) One tree for every 240 Sq.m of the FAR area as part thereof in case of Apartment / group housing / multi-dwelling.
44. Owner / builder / developer / contractor shall take all precautionary measures to ensure the safety of persons involved in the construction.
45. Due to non-compliance of safety precautionary measures or due to any other reason if loss of life or injury or permanent disability occurred to persons or damage caused to public or private property, BSRP is not responsible for such loss. Owner / Builder / Developer shall hold the responsibility for such damage or loss of life or injury or permanent disability.
47. In case of any false information, misrepresentation of facts or pending court cases, the plan sanction is deemed cancelled.
48. Also see building license for special conditions, if any.
- Special Condition as per Labour Department of Government of Karnataka vide ADDENDUM (Proceeding) Hoshikar Letter No. 10051/ET/01, dated 19/04/2013.

Note :

1. Accommodation shall be provided for setting up of schools for imparting education to the children of construction workers in the labour camp / construction sites.
2. List of children of workers shall be furnished to the builder / contractor to the Labour Department which is mandatory.
3. Employment of child labour in the construction activities strictly prohibited.
4. Chaining NDC from the Labour Department before commencing the construction work is a must.
5. BSRP is not 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.

Block USE/SUBUSE Details

Block Name	Block Line	Block SubLine	Block Structure	Block Land Use Category
1 (CKPC HORIZON)	Residential	Apartment	Bldg upto 15.0 m HL	R

Parking Check (Table 7b)

Vehicle Type	No.	Area (Sq.mt.)	No.	Area (Sq.mt.)
Car	18	247.50	21	288.75
Visitor's Car Parking	2	0.00	0	0.00
Total Car	20	275.00	21	288.75
TwoWheeler	-	27.50	0	0.00
Other Parking	-	-	-	-
Total	-	302.50	-	292.19

Balcony Calculations Table

FLOOR	SIZE	AREA	TOTAL AREA
FIRST FLOOR PLAN	1.10 X 4.25 X 2 X 1	9.36	59.73
	1.10 X 3.55 X 1 X 1	3.91	
	1.10 X 3.30 X 1 X 1	17.16	
	1.10 X 3.84 X 1 X 1	4.23	
	1.10 X 3.53 X 1 X 1	3.88	
	1.10 X 5.93 X 1 X 1	6.52	
	1.10 X 3.35 X 1 X 1	3.69	
	1.10 X 4.39 X 1 X 1	4.83	
	1.00 X 2.41 X 1 X 1	2.41	
	1.10 X 3.39 X 1 X 1	3.74	
SECOND FLOOR PLAN	1.65 X 4.25 X 2 X 1	14.04	88.39
	1.65 X 3.55 X 1 X 1	5.86	
	1.65 X 3.30 X 1 X 1	25.76	
	1.65 X 3.84 X 1 X 1	6.34	
	1.65 X 3.53 X 1 X 1	5.82	
	1.65 X 3.35 X 1 X 1	5.53	
	1.65 X 4.39 X 1 X 1	7.25	
	1.00 X 2.41 X 1 X 1	2.41	
	1.65 X 5.93 X 1 X 1	9.78	
	1.65 X 3.39 X 1 X 1	5.80	
THIRD FLOOR PLAN	1.65 X 4.25 X 2 X 1	14.04	88.39
	1.65 X 3.84 X 1 X 1	6.34	
	1.65 X 3.53 X 1 X 1	5.82	
	1.00 X 2.41 X 1 X 1	2.41	
	1.65 X 5.93 X 1 X 1	9.78	
	1.65 X 3.55 X 1 X 1	5.86	
	1.65 X 3.30 X 1 X 1	25.76	
	1.65 X 3.35 X 1 X 1	5.53	
	1.65 X 4.39 X 1 X 1	7.25	
	1.65 X 3.39 X 1 X 1	5.80	
Total			236.51

SCHEDULE OF JOINERY:

BLOCK NAME	NAME	LENGTH	HEIGHT	NGS
1 (CKPC HORIZON)	D1	0.71	2.10	01
1 (CKPC HORIZON)	D2	0.75	2.10	04
1 (CKPC HORIZON)	D2	0.76	2.10	50
1 (CKPC HORIZON)	D1	0.90	2.10	44
1 (CKPC HORIZON)	D1	0.91	2.10	21
1 (CKPC HORIZON)	D	1.20	2.10	16
1 (CKPC HORIZON)	SD	1.50	2.10	04
1 (CKPC HORIZON)	SD	1.74	2.10	01
1 (CKPC HORIZON)	SD	2.00	2.10	27

SCHEDULE OF JOINERY:

BLOCK NAME	NAME	LENGTH	HEIGHT	NGS
1 (CKPC HORIZON)	v	1.50	1.50	49
1 (CKPC HORIZON)	v	1.20	1.20	02
1 (CKPC HORIZON)	W	1.50	1.50	137
1 (CKPC HORIZON)	SD	2.00	1.20	03
1 (CKPC HORIZON)	SD	2.50	1.20	14

Required Parking (Table 7a)

Block Name	Type	SubUse	Area (Sq.mt.)	Rept.	Prop.	Rept./Unit	Car	Rept.	Prop.
1 (CKPC HORIZON)	Residential	Apartment	50-225	1	-	1	6	-	-
			225-001	-	-	-	2	12	-
Total			375	-	-	-	18	21	-

FAR & Tenement Details

Block	No. of Same Bldg	Total Built Up Area (Sq.mt.)	StarCase	LRT	Machine	Void	SubStructure	Ramp	Parking	Res.	Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Tmt (No.)
1 (CKPC HORIZON)	1	4537.19	217.29	48.00	9.60	88.16	139.31	151.56	872.19	3011.08	3011.08	3011.08	12
Grand Total	1	4537.19	217.29	48.00	9.60	88.16	139.31	151.56	872.19	3011.08	3011.08	3011.08	12

UnitBUA Table for Block 1 (CKPC HORIZON)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
GROUND FLOOR PLAN	SPLIT 1	FLAT	301.26	301.26	14	
	SPLIT 2	FLAT	169.85	169.85	11	3
	SPLIT 3	FLAT	239.42	239.42	12	
FIRST FLOOR PLAN	SPLIT 4	FLAT	251.18	251.18	9	
	SPLIT 5	FLAT	169.97	169.97	11	3
	SPLIT 6	FLAT	251.50	251.50	14	
SECOND FLOOR PLAN	SPLIT 7	FLAT	158.65	158.65	8	
	SPLIT 8	FLAT	169.97	169.97	11	3
	SPLIT 9	FLAT	262.05	262.05	14	
THIRD FLOOR PLAN	SPLIT 11	FLAT	169.97	169.97	11	
	SPLIT 12	FLAT	262.05	262.05	14	3
	SPLIT 10	FLAT	158.65	158.65	8	
Total	-	-	2574.53	2574.53	137	12

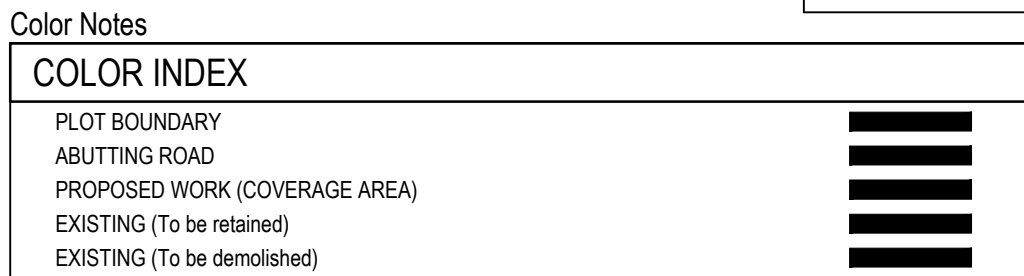
FRONT ELEVATION

Floor Name	Total Built Up Area (Sq.mt.)	StarCase	LRT	Machine	Void	SubStructure	Ramp	Parking	Res.	Proposed FAR Area (Sq.mt.)	Total FAR Area (Sq.mt.)	Tmt (No.)
Terrace Floor	162.26	59.06	0.00	9.60	0.00	93.62	0.00	0.00	0.00	0.00	0.00	00
Third Floor	789.87	29.93	9.60	0.00	22.12	0.00	0.00	0.00	728.22	728.22	728.22	03
Second Floor	789.87	29.93	9.60	0.00	22.12	0.00	0.00	0.00	728.22	728.22	728.22	03
First Floor	826.86	29.93	9.60	0.00	22.12	0.00	0.00	0.00	791.21	791.21	791.21	03
Ground Floor	824.76	29.93	9.60	0.00	21.80	0.00	0.00	0.00	763.43	763.43	763.43	03
Basement Floor	1117.55	38.51	9.60	0.00	0.00	45.69	151.56	872.19	0.00	0.00	0.00	00
Total	4537.19	217.29	48.00	9.60	88.16	139.31	151.56	872.19	3011.08	3011.08	3011.08	12
Total Number of Same Blocks	1											
Total	4537.19	217.29	48.00	9.60	88.16	139.31	151.56	872.19	3011.08	3011.08	3011.08	12

SANCTIONING AUTHORITY :

APPROVED BY :

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

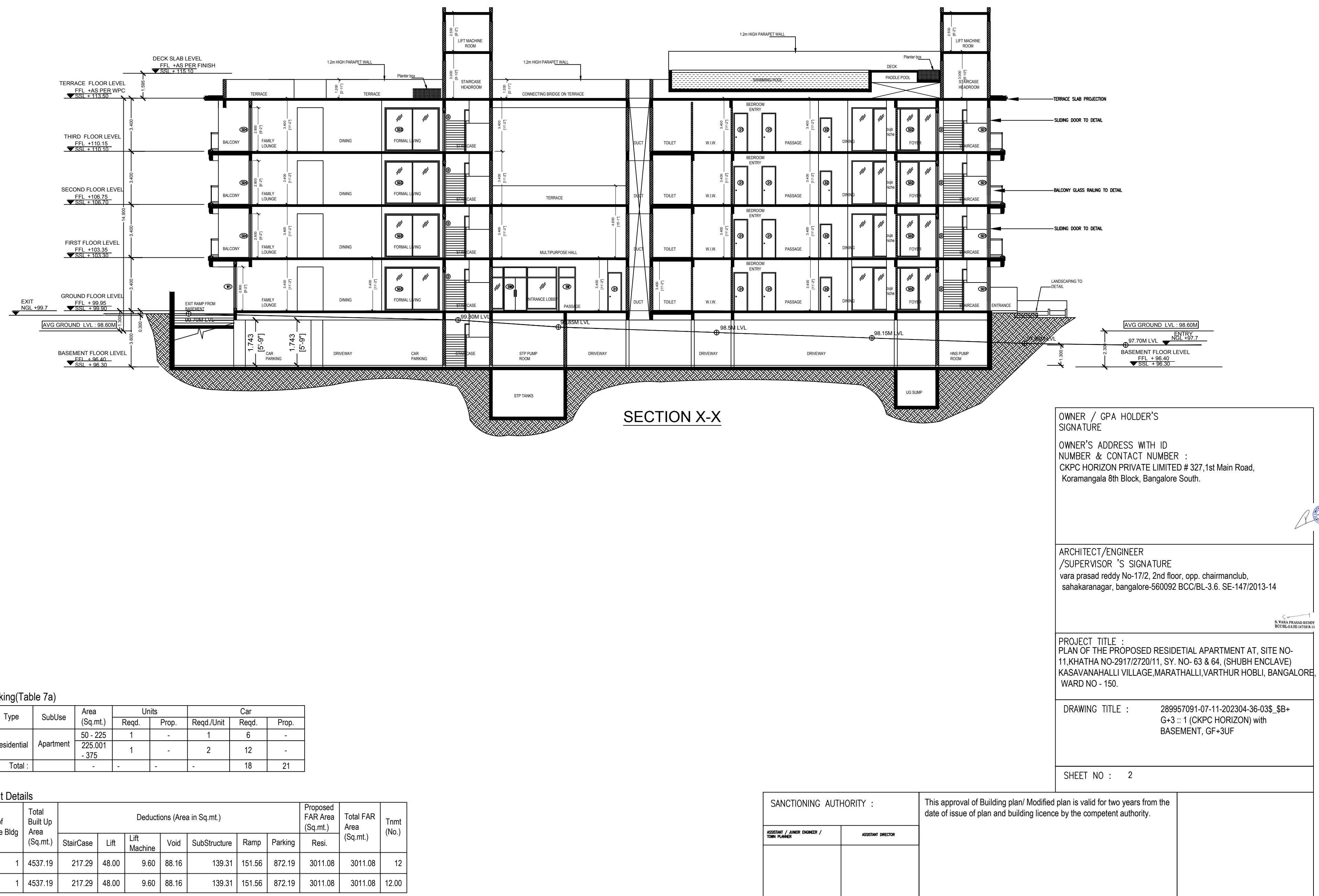


Block: 1 (CKPC HORIZON)										
Floor Name	Total Built Up Area (Sq.ft)	Deductions (Area in Sq.ft)						Proposed FAR Area (Sq.ft)	Total FAR Area (Sq.ft)	Tant (No)
		Stair/Case	Lift	Lift Machine	Void	Substructure	Ramp			
Terrace	162.28	59.06	0.00	9.60	0.00	93.62	0.00	0.00	0.00	0.00
Ground Floor	789.87	29.93	9.60	0.00	22.12	0.00	0.00	0.00	728.22	728.22
First Floor	789.87	29.93	9.60	0.00	22.12	0.00	0.00	0.00	728.22	728.22
Second Floor	789.87	29.93	9.60	0.00	22.12	0.00	0.00	0.00	728.22	728.22
Third Floor	789.87	29.93	9.60	0.00	22.12	0.00	0.00	0.00	728.22	728.22
Fourth Floor	789.87	29.93	9.60	0.00	22.12	0.00	0.00	0.00	728.22	728.22
Basement	824.76	9.60	0.00	0.00	21.80	0.00	0.00	0.00	763.43	763.43
Ground Floor	1117.55	38.51	9.60	0.00	45.69	151.56	872.19	0.00	0.00	0.00
Total	4537.19	217.29	48.00	9.60	88.16	139.31	151.56	872.19	3011.08	3011.08
Total Number of Same	1									
Total	4537.19	217.29	48.00	9.60	88.16	139.31	151.56	872.19	3011.08	3011.08

UNBUSA Table for Block 1 (CKPC HORIZON)							
FLOOR	Room	Unit	UnitBUSA Area	Carpet Area	No. of Rooms	No. of Tenement	
GROUND FLOOR	SPLIT 1	FLAT	301.26	301.26	14		
	SPLIT 2	FLAT	169.85	169.85	11	3	
FIRST FLOOR	SPLIT 3	FLAT	238.42	238.42	12		
	SPLIT 4	FLAT	251.18	251.18	9		
	SPLIT 5	FLAT	169.97	169.97	11	3	
	SPLIT 6	FLAT	261.50	261.50	14		
SECOND FLOOR	SPLIT 7	FLAT	158.65	158.65	8		
	SPLIT 8	FLAT	169.97	169.97	11	3	
THIRD FLOOR	SPLIT 9	FLAT	262.05	262.05	14		
	SPLIT 10	FLAT	169.97	169.97	11		
	SPLIT 11	FLAT	262.05	262.05	14	3	
	SPLIT10	FLAT	158.65	158.65	8		
Total:	-	-	2574.53	2574.53	137	12	

Block Name	Type	SubUse	Area (Sq.mt.)	Units		Car		
				Reqd.	Prop.	Reqd./Unit	Reqd.	Prop.
1 (KCPC HORIZON)	Residential	Apartment	50 - 225	1	-	1	6	-
			225.001 - 375	1	-	2	12	-
			Total :	-	-	-	-	18

FAIR & Tenement Details												
Block	No. of Same Bldg	Total Built Up Area (Sq.ft.)	Deductions (Area in Sq.ft.)							Proposed Fair Area (Sq.ft.)	Total Fair Area (Sq.ft.)	Trmt. (No.)
			StairCase	Lift	Mach. Room	Void	SubStructure	Ramp	Parking			
1 (CRPC HORIZON)	1	4537.19	217.29	48.00	9.60	88.16	139.31	151.56	872.19	3011.08	3011.08	12
Gross Total:	1	4537.19	217.29	48.00	9.60	88.16	139.31	151.56	872.19	3011.08	3011.08	12.00



OWNER / GPA HOLDER'S
SIGNATURE

OWNER'S ADDRESS WITH ID
NUMBER & CONTACT NUMBER :
CKPC HORIZON PRIVATE LIMITED # 327,1st Main Road,
Koramangala 8th Block, Bangalore South.

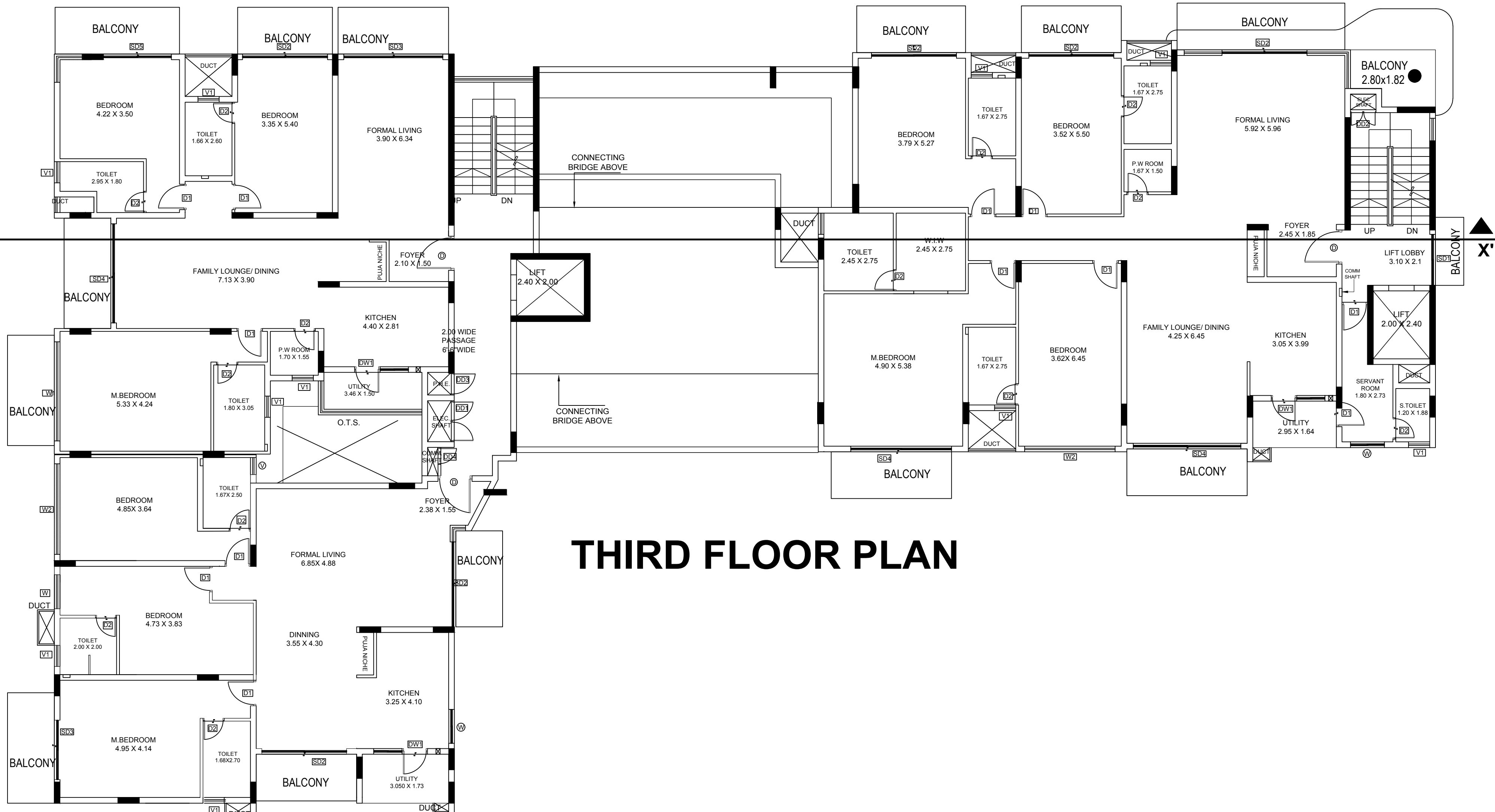
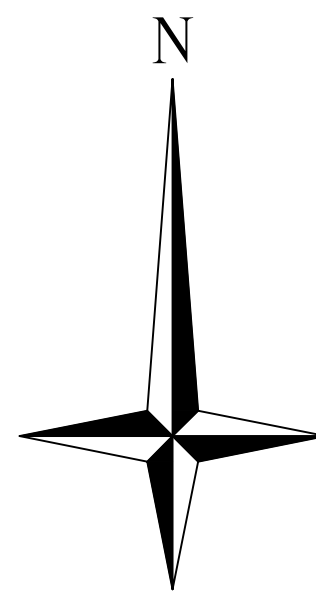
ARCHITECT/ENGINEER
/SUPERVISOR 'S SIGNATURE
vara prasad reddy No-17/2, 2nd floor, opp. chairmandub,
sahakaranagar, bangalore-560092 BCC/BL-3.6. SE-147/2013-1

11, KHATHA NO-2917/2720/11, SY. NO- 63 & 64, (SHUBH ENCLAVE)
KASAVANAHALLI VILLAGE, MARATHALLI, VARTHUR HOBLI, BANGALORE
WARD NO - 150.

DRAWING TITLE :	289957091-07-11-202304-3 G+3 :: 1 (CKPC HORIZON) BASEMENT, GF+3UF
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SHEET NO : 2

MAHADEVYAPURA



THIRD FLOOR PLAN



SECOND FLOOR PLAN

Block :1 (CKPC HORIZON)

Floor Name	Total Built Up Area (Sq.Mt.)	Deductions (Area in Sq.mt.)										Proposed FAR Area (Sqmt.)	Total FAR Area (Sq.Mt.)	Tent (No.)
		Star/Case	Lit	Lit Machine	Void	Substructure	Ramp	Parking	Rest.					
Terrace	162.28	59.06	0.00	9.60	0.00	93.62	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
First Floor	789.87	29.93	9.60	0.00	22.12	0.00	0.00	0.00	0.00	0.00	728.22	728.22	03	
Second Floor	789.87	29.93	9.60	0.00	22.12	0.00	0.00	0.00	0.00	0.00	728.22	728.22	03	
Third Floor	824.86	29.93	9.60	0.00	22.12	0.00	0.00	0.00	0.00	0.00	791.21	791.21	03	
Ground Floor	824.76	29.93	9.60	0.00	21.80	0.00	0.00	0.00	0.00	0.00	763.43	763.43	03	
Basement Floor	1117.55	36.51	9.60	0.00	0.00	45.69	151.56	872.19	0.00	0.00	0.00	0.00	0.00	00
Total	4537.19	217.29	48.00	9.60	88.16	139.31	151.56	872.19	3011.08	3011.08	12			12
Total Number of Same Blocks	1													
Total	4537.19	217.29	48.00	9.60	88.16	139.31	151.56	872.19	3011.08	3011.08	12			12

Unit/BUA Table for Block :1 (CKPC HORIZON)

FLOOR	Name	Unit/BUA Type	Unit/BUA Area	Carpel Area	No. of Rooms	No. of Tenement
GROUND FLOOR	SPLIT 1	FLAT	301.26	301.26	14	3
	SPLIT 2	FLAT	169.85	169.85	8	
	SPLIT 3	FLAT	239.42	239.42	12	
First Floor	SPLIT 4	FLAT	291.18	291.18	9	3
	SPLIT 5	FLAT	169.97	169.97	11	
	SPLIT 6	FLAT	261.50	261.50	14	
Second Floor	SPLIT 7	FLAT	158.65	158.65	8	3
	SPLIT 8	FLAT	169.97	169.97	11	
	SPLIT 9	FLAT	262.05	262.05	14	
Third Floor	SPLIT 10	FLAT	169.97	169.97	11	3
	SPLIT 11	FLAT	262.05	262.05	14	
	SPLIT 12	FLAT	158.65	158.65	8	
Total	-	-	2574.53	2574.53	137	12

Required Parking (Table 7a)

Block Name	Type	Sub/Use	Area (Sq.Mt.)	Regd.	Units	Prop.	Regd./Unit	Car	Prop.
T (CKPC HORIZON)	Residential	Apartment	225.00	-	1	-	1	6	-
Total	-	-	-	-	-	-	-	18	21

FAR & Tenement Details

Block	No. of Same Bldg	Total Built Up Area (Sq.Mt.)	Deductions (Area in Sq.Mt.)										Proposed FAR Area (Sq.Mt.)	Total FAR Area (Sq.Mt.)	Tent (No.)
			Star/Case	Lit	Lit Machine	Void	SubStructure	Ramp	Parking	Rest.					
T (CKPC HORIZON)	1	4537.19	217.29	48.00	9.60	88.16	139.31	151.56	872.19	3011.08	3011.08	12			12
Grand Total	1	4537.19	217.29	48.00	9.60	88.16	139.31	151.56	872.19	3011.08	3011.08	12			12

Block USE/SUBUSE Details

Block Name	Block Use	Block Sub/Use	Block Structure	Block Land Use Category
T (CKPC HORIZON)	Residential	Apartment	Bldg upto 15.0 mt. Ht.	R

Parking Check (Table 7b)

Vehicle Type	Regd.		Achieved	
	No.	Area (Sq.mt.)	No.	Area (Sq.mt.)
Car	18	247.50	21	288.75
Visitor's Car Parking	2	27.50	0	0.00
Total Car	20	275.00	21	288.75
TwoWheeler	0	27.50	0	0.00
Other Parking	-	-	-	583.44
Total	-	302.50	-	872.19

Balcony Calculations Table

FLOOR	SIZE	AREA	TOTAL AREA
FIRST FLOOR PLAN	1.10 X 4.25 X 2 X 1	9.36	59.73
	1.10 X 3.50 X 1 X 1	3.91	
	1.10 X 3.90 X 4 X 1	17.16	
	1.10 X 3.84 X 1 X 1	4.23	
	1.10 X 3.53 X 1 X 1	3.88	
	1.10 X 5.93 X 1 X 1	6.52	
	1.10 X 3.35 X 1 X 1	3.69	
	1.10 X 4.38 X 1 X 1	4.83	
	1.00 X 2.41 X 1 X 1	2.41	
	1.10 X 3.39 X 1 X 1	3.74	
SECOND FLOOR PLAN	1.65 X 4.25 X 2 X 1	14.04	89.39
	1.65 X 3.56 X 1 X 1	5.86	
	1.65 X 3.90 X 4 X 1	25.76	
	1.65 X 3.84 X 1 X 1	6.34	
	1.65 X 3.53 X 1 X 1	5.82	
	1.65 X 3.35 X 1 X 1	5.53	
	1.65 X 4.38 X 1 X 1	7.25	
	1.00 X 2.41 X 1 X 1	2.41	
	1.65 X 5.93 X 1 X 1	9.78	
	1.65 X 3.39 X 1 X 1	5.60	
THIRD FLOOR PLAN	1.65 X 4.25 X 2 X 1	14.04	89.39
	1.65 X 3.56 X 1 X 1	5.86	
	1.65 X 3.90 X 4 X 1	25.76	
	1.65 X 3.84 X 1 X 1	6.34	
	1.65 X 3.53 X 1 X 1	5.82	
	1.00 X 2.41 X 1 X 1	2.41	
	1.65 X 5.93 X 1 X 1	9.78	
	1.65 X 3.39 X 1 X 1	5.60	
	1.65 X 4.38 X 1 X 1	7.25	
	1.65 X 3.36 X 1 X 1	5.60	
Total	-	-	236.51

SCHEDULE OF JOINERY:

Block Name	Name	LENGTH	HEIGHT	NOS
T (CKPC HORIZON)	D1	0.71	2.10	01
T (CKPC HORIZON)	D2	0.75	2.10	04
T (CKPC HORIZON)	D2	0.76	2.10	50
T (CKPC HORIZON)	D1	0.80	2.10	44
T (CKPC HORIZON)	D1	0.91	2.10	21
T (CKPC HORIZON)	D	1.20	2.10	16
T (CKPC HORIZON)	SD	1.50	2.10	04
T (CKPC HORIZON)	SD	1.74	2.10	01
T (CKPC HORIZON)	SD	2.00	2.10	27

SCHEDULE OF JOINERY:

Block Name	Name	LENGTH	HEIGHT	NOS
T (CKPC HORIZON)	V	1.00	1.50	48
T (CKPC HORIZON)	v	1.20	1.20	02
T (CKPC HORIZON)	W	1.50	1.50	137
T (CKPC HORIZON)	SD	2.00	1.20	03
T (CKPC HORIZON)	SD	2.50	1.20	14

Color Notes

COLOR INDEX

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

AREA STATEMENT (BSP)	VERSION NO. 1.0.14	VERSION DATE: 14/05/2023
PROJECT DETAIL:		
Authority: BMR	Plot Use: Residential	
Project No: P2023/023/24	Plot Sub/Use: Apartment	
Application Type: General	Land Use Zone: Residential (RMR)	
Proposed Type: Building Permission	Plot/Sub Plot No.: 11	
Name of Landowner: NRI	City Survey No.	
Location: HRP/11	Plot No.: As per Khata Extract: 2911/2720/11	
Block Name: As per Khata Extract: 2911/2720/11	Locality / Street of the property: (Shubh Enclave) Kasarwanthall Village, Marathahalli, Bangalore	
Zone: Mahadevapura		
AREA TABLE:		
AREA OF PLOT (Minimum)	(M)	920.81
NET AREA OF PLOT	(A-Deductions)	1725.35
COVERAGE CHECK:		
Proposed Coverage area (F %)		1035.21
Permissible Coverage area (60.00 %)		1035.21
Achieved Net coverage area (F %)		654.76
Permissible coverage area (M: 12.2 %)		210.45
FAR CHECK:		
Permissible FAR as per zoning regulation 2018 (1.25)		2862.04
Additional FAR with VRI unit 11 for amalgamation (202.25)		366.04
Allowable TDR Area (50% of Perm FAR)		6.00
Proposed TDR Area (50% of Perm FAR)		6.00
Total Perm. FAR area (1.25)		3862.04
Permissible FAR (100.00 %)		3011.08
Proposed FAR Area		3011.08
Achieved Net FAR Area (1.75)		3011.08
Balcony TDR Area (1.25)		83.08
BUILT UP AREA CHECK:		
Proposed Built Up Area		4537.19
Substructure Area (As per BUA Layout)		16.00
Achieved Built Up Area		4552.19

Approval Date :

Note :

A declaration shall be provided for setting up of schools for imparting education to the children of construction workers engaged in the line of work of Construction Certificate. A copy of the same shall also be submitted to the concerned town Engineer in order to inspect the establishment and ensure the registration of establishment and welfare working of construction site or work place. The Occupancy Sub/Use /Owner /Contractor shall also inform the changes if any of the list of workers engaged by him.

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OWNER / CPA HOLDER'S SIGNATURE

OWNER'S ADDRESS WITH ID NUMBER & CONTACT NUMBER :
CKPC HORIZON PRIVATE LIMITED # 327, 1st Main Road, Koramangala 8th Block, Bangalore 560092

ARCHITECT/ENGINEER

/SUPERVISOR 'S SIGNATURE
Vera prasad reddy No 17/2, 2nd floor, opp. chandramahal, sarakharange, bangalore-560092 90029 50029 3.6 SE 147/2013-14

PROJECT TITLE
PLAN OF THE PROPOSED RESIDENTIAL APARTMENT AT, SITE NO-11,KATHARA NO-2917/2720/11, SY. NO-63 & 64, (SHUBH ENCLAVE) KASARWANATHALLI VILLAGE, MARATHALLI, VARTHUR HOBLI, BANGALORE WARD NO - 150.

DRAWING TITLE :

289657091-07-11-202024-36-035, SB+

G+3 : 1 (CKPC HORIZON)

BASEMENT, GF+3UF

SHEET NO : 3

MAHADEVPURA

