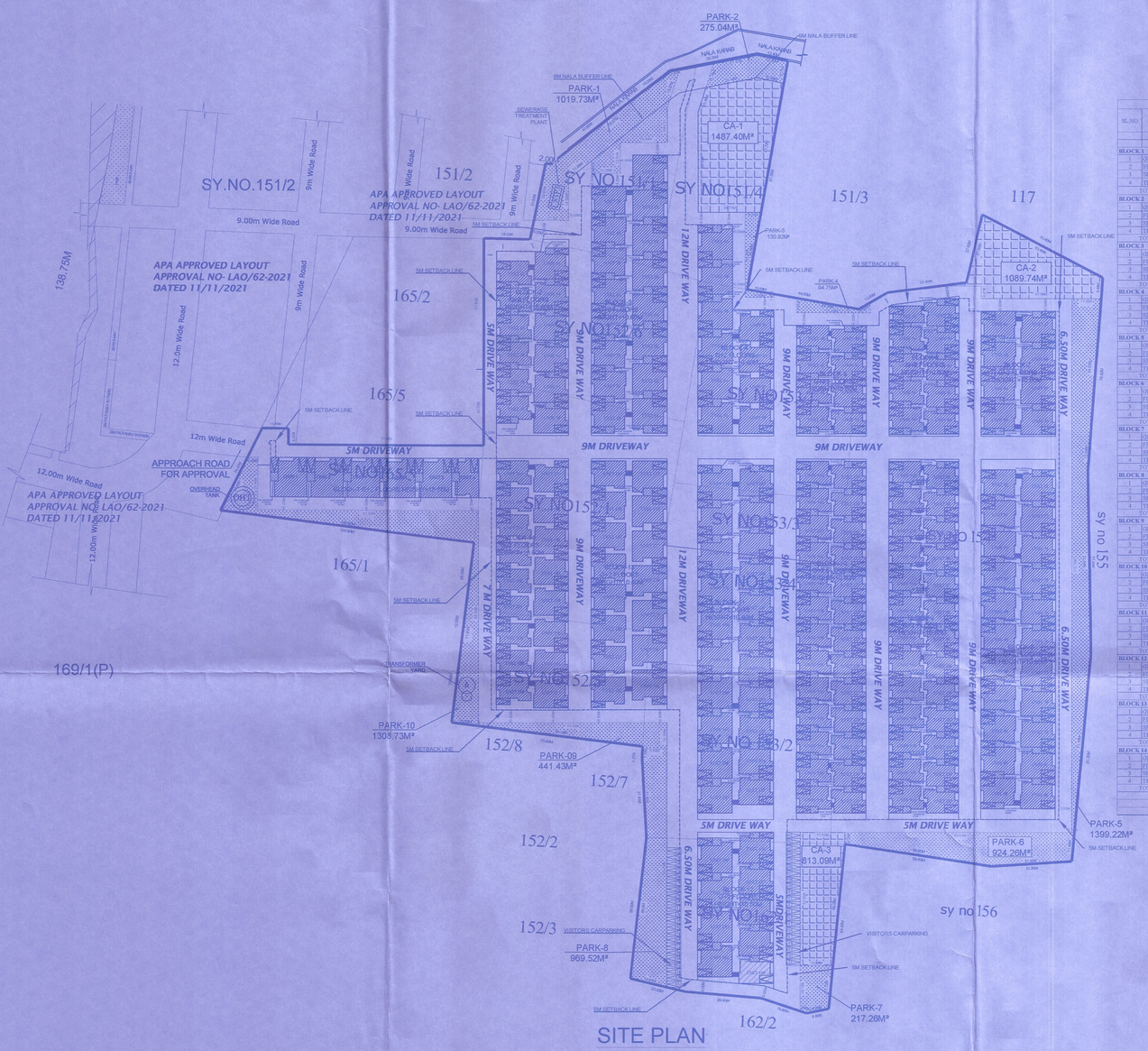
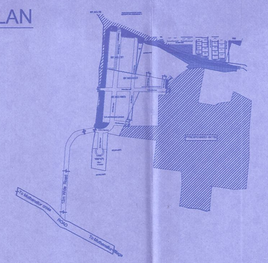


SITE PLAN

BUILTUP AREA STATEMENT(IN SQM)							
SL.NO	FLOOR	GROSS BUILTUP AREA	DEDUCTIONS		TOTAL	NET F.A.R AREA	NO. OF UNITS
		1	2	3	(2+3)=4	1-(4=2)	
			PARKING3	STAIRCASE			
BLOCK 1							
1	GROUND	1106.46	229.62	0.00	229.62	876.84	6.00
2	FIRST	1000.78	0.00	0.00	0.00	1000.78	
3	SECOND	539.16	0.00	0.00	0.00	539.16	
4	TERRACE	0.00	0.00	0.00	0.00	0.00	
TOTAL		2646.40	229.62	0.00	229.62	2416.78	
BLOCK 2							
1	GROUND	1,548.88	431.52	0.00	431.52	1117.36	12.00
2	FIRST	1,386.54	0.00	0.00	0.00	1386.54	
3	SECOND	546.7	0.00	0.00	0.00	546.70	
4	TERRACE	0.00	0.00	0.00	0.00	0.00	
TOTAL		3,522.12	431.52	0.00	431.52	3,090.60	
BLOCK 3							
1	GROUND	2426.88	520.32	0.00	520.32	1906.56	14.00
2	FIRST	2171.68	0.00	0.00	0.00	2171.68	
3	SECOND	1130.08	0.00	0.00	0.00	1130.08	
4	TERRACE	0.00	0.00	0.00	0.00	0.00	
TOTAL		5728.64	520.32	0.00	520.32	5208.32	
BLOCK 4							
1	GROUND	1530.96	329.80	0.00	329.80	1200.20	10.00
2	FIRST	1360.08	0.00	0.00	0.00	1360.08	
3	SECOND	707.75	0.00	0.00	0.00	707.75	
4	TERRACE	0.00	0.00	0.00	0.00	0.00	
TOTAL		3601.78	329.80	0.00	329.80	3271.98	
BLOCK 5							
1	GROUND	995.20	242.00	0.00	242.00	753.20	8.00
2	FIRST	822.00	0.00	0.00	0.00	822.00	
3	SECOND	436.16	0.00	0.00	0.00	436.16	
4	TERRACE	0.00	0.00	0.00	0.00	0.00	
TOTAL		2253.36	242.00	0.00	242.00	2011.36	
BLOCK 6							
1	GROUND	1166.80	302.50	0.00	302.50	864.30	10.00
2	FIRST	1016.75	0.00	0.00	0.00	1016.75	
3	SECOND	544.95	0.00	0.00	0.00	544.95	
4	TERRACE	0.00	0.00	0.00	0.00	0.00	
TOTAL		2728.30	302.50	0.00	302.50	2425.80	
BLOCK 7							
1	GROUND	1136.64	242.00	0.00	242.00	894.64	8.00
2	FIRST	822.00	0.00	0.00	0.00	822.00	
3	SECOND	436.16	0.00	0.00	0.00	436.16	
4	TERRACE	0.00	0.00	0.00	0.00	0.00	
TOTAL		2394.80	242.00	0.00	242.00	2152.80	
BLOCK 8							
1	GROUND	3125.76	665.28	0.00	665.28	2460.48	22.00
2	FIRST	2823.28	0.00	0.00	0.00	2823.28	
3	SECOND	1538.90	0.00	0.00	0.00	1538.90	
4	TERRACE	0.00	0.00	0.00	0.00	0.00	
TOTAL		7487.92	665.28	0.00	665.28	6822.64	
BLOCK 9							
1	GROUND	3104.40	786.30	0.00	786.30	2317.90	26.00
2	FIRST	2071.24	0.00	0.00	0.00	2071.24	
3	SECOND	1417.52	0.00	0.00	0.00	1417.52	
4	TERRACE	0.00	0.00	0.00	0.00	0.00	
TOTAL		7593.16	786.30	0.00	786.30	6806.66	
BLOCK 10							
1	GROUND	3104.40	786.30	0.00	786.30	2317.90	26.00
2	FIRST	2071.24	0.00	0.00	0.00	2071.24	
3	SECOND	1417.52	0.00	0.00	0.00	1417.52	
4	TERRACE	0.00	0.00	0.00	0.00	0.00	
TOTAL		7593.16	786.30	0.00	786.30	6806.86	
BLOCK 11							
1	GROUND	3175.68	680.64	0.00	680.64	2495.04	21.00
2	FIRST	2062.04	0.00	0.00	0.00	2062.04	
3	SECOND	1483.93	0.00	0.00	0.00	1483.93	
4	TERRACE	0.00	0.00	0.00	0.00	0.00	
TOTAL		7621.65	680.64	0.00	680.64	6941.01	
BLOCK 12							
1	GROUND	1381.92	296.40	0.00	296.40	1085.52	9.00
2	FIRST	1197.48	0.00	0.00	0.00	1197.48	
3	SECOND	629.14	0.00	0.00	0.00	629.14	
4	TERRACE	0.00	0.00	0.00	0.00	0.00	
TOTAL		3178.54	296.40	0.00	296.40	2882.14	
BLOCK 13							
1	GROUND	2265.60	520.32	0.00	520.32	1745.28	15.00
2	FIRST	2028.96	0.00	0.00	0.00	2028.96	
3	SECOND	1130.08	0.00	0.00	0.00	1130.08	
4	TERRACE	0.00	0.00	0.00	0.00	0.00	
TOTAL		5424.64	520.32	0.00	520.32	4904.32	
BLOCK 14							
1	GROUND	2011.24	514.17	0.00	514.17	1497.07	17.00
2	FIRST	1293.45	0.00	0.00	0.00	1293.45	
3	SECOND	1050.16	0.00	0.00	0.00	1050.16	
4	TERRACE	0.00	0.00	0.00	0.00	0.00	
TOTAL		4354.85	514.17	0.00	514.17	4840.70	
GROSS BUILTUP AREA					66248.14		
NET BUILTUP AREA					59792.92		
GROUND COVERAGE AREA					28224.66		200.00

KEYPLAN



LEGENDS

LAYOUT BOUNDARY	
SURVEY LINE	
OVER HEAD TANK	OHT
SEWERAGE TREATMENT PLANT	STP
TRANSFORMER YARD	A

AREA STATEMENT

SL NO	VILLAGE	SY NO	TOTAL EXTENT ACRES	TOTAL EXTENT GUNTAS	KHARAB GUNTAS	CONVERSION ORDER NUMBER
1	MUTHANALLURU	151/1	00	30	00	ALN/ASH/SR/251/2023-24 Dated 09.10.2023
2		151/4	00	30	00	ALN/ASH/SR/250/2023-24 Dated 09.10.2023
3		152/1	01	24	00	ALN/ASH/SR/113/2022-23 Dated 29.09.2022
4		152/5	00	32.12	00	ALN/ASH/SR/115/2022-23 Dated 29.09.2022
5		152/6	01	1.08	00	ALN/ASH/SR/236/2022-23 Dated 18.019.2023
6		153/1	01	10	00	ALN/ASH/SR/109/2022-23 Dated 29.09.2022
7		153/2	00	30	00	ALN/ASH/SR/114/2022-23 Dated 29.09.2022
8		153/3	00	20	00	ALN/ASH/SR/110/2022-23 Dated 29.09.2022
9		153/4	01	10	00	ALN/ASH/SR/108/2022-23 Dated 29.09.2022
10		154	05	23	00	ALN/ASH/SR/111/2022-23 Dated 29.09.2022
11		162/1	01	07	00	ALN/ASH/SR/112/2022-23 Dated 29.09.2022
12		165/5	00	31.08	00	ALN/ASH/SR/231/2022-23 Dated 13.01.2023
TOTAL AREA			16	9.12	00	

AREA STATEMENT IN SQM	
TOTAL PLOT AREA	16A9.750/65735.58
FAR ASPER ZR	2
NET PLOT AREA FOR FAR=(TOTAL PLOT -CA)=A	(65735.58-3390.23)=62345.35 SQM
NET FAR AREA =B	59792.92SQM
FAR ACHIVED =(B/A)	(59792.92/62345.35)=0.95
GROUND FLOOR PLOT COVERAGE AREA=D	28224.66SQM
GROUND COVERAGE PERMISSIBLE	60%
GROUND COVERAGE ACHIVED =(D/A)X100	(28224.66/62345.35)X100=45.27%

SUMMARY OF AREA STATEMENT			
SL NO	DESCRIPTION	ASPER ZONING	AS PER PLAN
1	PLOT AREA IN SQM		65735.58
2	COVERAGE	60%	45.27%
3	F.A.R	2	0.95
4	NO.OF BUILDINGS		14
5	HEIGHT OF BUILDING	15M	10.6M
6	SETBACKS	5M(ALL SIDE)	5M(ALL SIDE)

TITLE

PROPOSED RESIDENTIAL DEVELOPMENT PLAN IN -KATHA PID NO.150200102100320459 ,SY NO'S 151/1, 151/4, 152/1, 152/5, 152/6, 153/1, 153/2, 153/3, 153/3,153/4,154, 162/1 & 165/5 OF MUTHANALLUR VILLAGE, SARJAPURA HOBLI, ANEKAL TALUK, BANGALORE URBAN DISTRICT.

OWNER

Mr.RATHEESH NAMBIAR
Director
NAMBIAR BUILDERS PVT. LTD
2nd Floor,P.R.Business Centre,Above Croma,
Outer Ring Road,Kadubisanahalli,Marthahalli Post,
Bangalore - 560037

ORIENTATION

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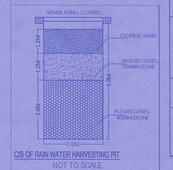
SCALE-1:1000

SHEET 1 OF 15

DEVELOPMENT PLAN LAND USE ANALYSIS					
SL NO	DESCRIPTION	AREA IN SQM ASPE ZR	%	AREA IN SQM ASPER PLAN	% ASPER PLAN
1	RESIDENTIAL AREA			28224.66	42.94%
2	DRIVEWAY & OPEN SPACE			27339.83	41.59%
3	PARK	6,573.55	10%	6780.86	10.31%
4	CIVIC AMENITIES	3,286.77	5%	3390.23	5.16%
TOTAL				65735.58	100.00%

PARKING STATEMENT FOR BUILDING				
SL NO	BUILDING TYPE	PARKING REQUIRED	PARKING PROVIDED	TOTAL
1	2 CAR PARKING FOR EVERY 1 UNIT HAVING AREA MORE THAN 225 SQM	412	412	455
2	VISITORS PARKING 10%	41.2	43	
3	TWO WHEELER PARKING 25% OF CARPARKING 25%X(13.755QMX455 NOS)	1564.06	1569.38	



NOT TO SCALE

SANCTION AUTHORITY

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..23.2.y..... ದಿನಾಂಕ 12 JUL 2024 ರಲ್ಲಿ
ನಿಬಂಧನೆಗೊಳಪಡಿಸಿ ಸಕ್ಷಮ ಅನುಮೋದಿಸಲಾಗಿದೆ.

ಸಹಾಯಕ ನಿರ್ದೇಶಕರು
ಅರ್ಕಿಟೆಕ್ಟ್ ನೋಂದಣಿ ಅಧಿಕಾರಿ
ಬೆಂಗಳೂರು

ENGINEERS SIGNATURE

(PRAVEEN .B.V)
Reg.No: BCC/BL-3.6/E:3957:2014-15.