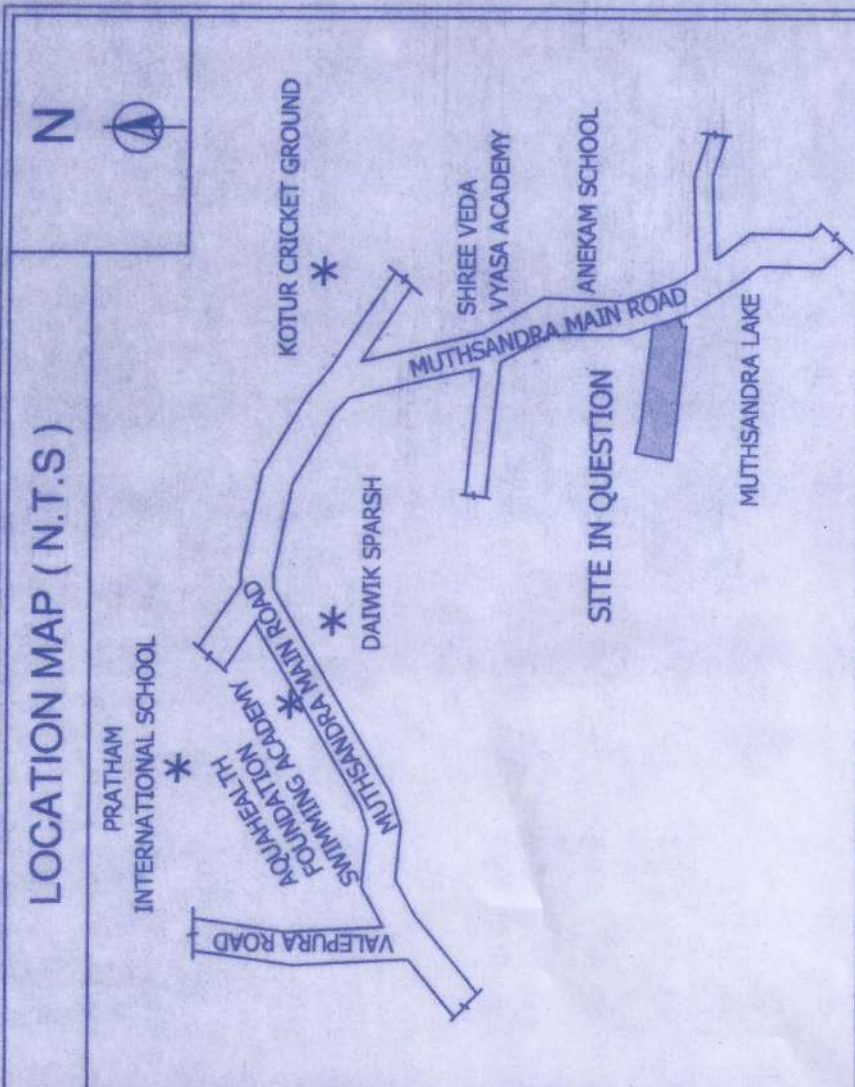
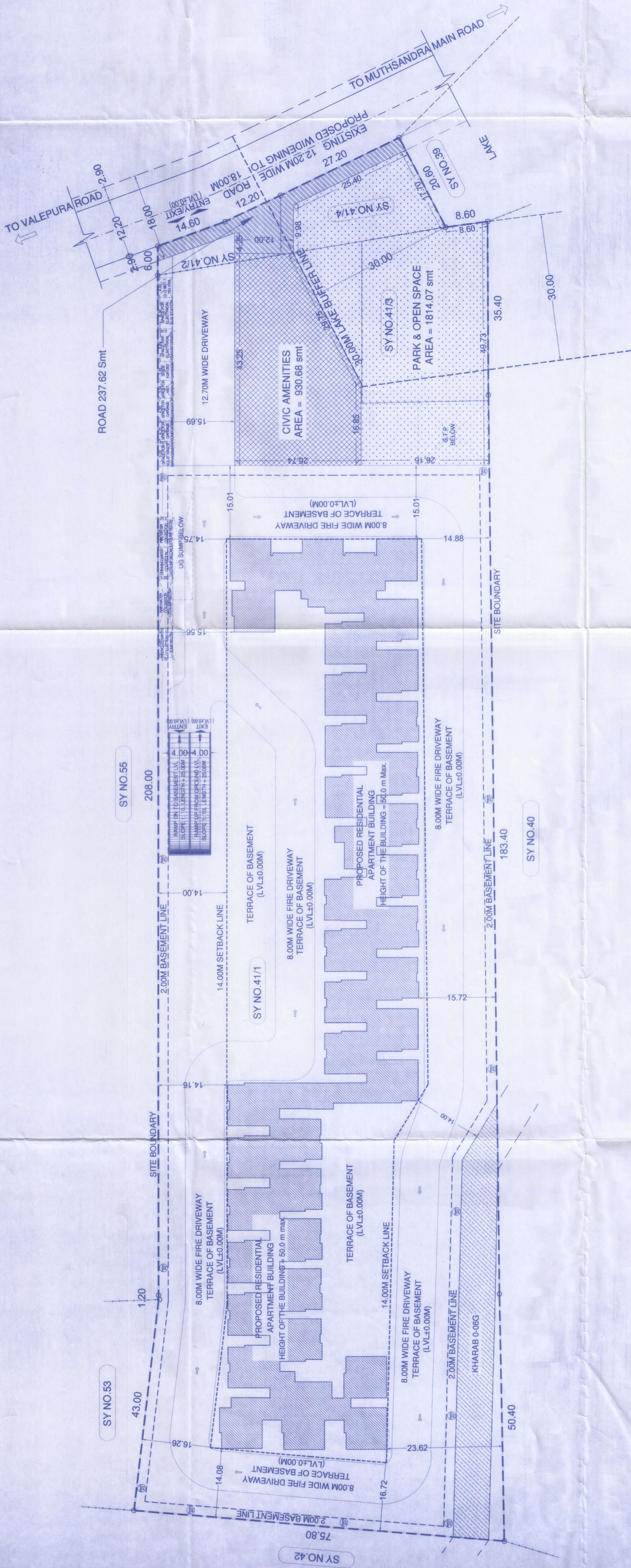


SL.NO	VILLAGE	SY.NO	AREA (A.S)	CONVERSION ORDER DETAILS	CONVERSION NUMBER , DATE
01.		41/1	04 - 10	0.06	758129, DATE: 28/04/2025
02.	GULLAKATPURA VILLAGE	41/2	00 - 02	-	758130, DATE: 28/04/2025
03.		41/3	00 - 08	-	797380, DATE: 22/09/2025
04.		41/4	00 - 05	-	797381, DATE: 22/09/2025
		TOTAL	04 - 25	0.06	04 - 19



LEGEND
SITE BOUNDARY LINE
BASMENT LINE
14.00M SETBACK LINE
BUILDING PROFILE LINE
SURVEY BOUNDARY LINE
30.00M LAKE BUFFER LINE
KHARAB AREA
ROAD WIDENING AREA
CIVIC AMENITIES
PARK & OPEN SPACE



RESIDENTIAL DEVELOPMENT PLAN AREA STATEMENT		
Total Area	04A - 25.00G	18716.56 SQ.M.
Kharab Area	00A - 06.00G	697.02 SQ.M.
Site Area Considered for DP	04A - 19.00G	18103.54 SQ.M.

LAND USE ANALYSIS			
Sl.No	DESCRIPTION	AREA (SQ.M)	%
1.	RESIDENTIAL AREA	3437.50	18.98
2.	DRIVEWAY & OPEN AREA	11689.67	64.57
3.	PARK & OPEN SPACES	1814.07	10.01
4.	CIVIC AMENITY	930.68	5.13
5.	ROAD	237.62	1.31
	TOTAL	18109.54	100.00

OWNER'S SIGNATURE

(SHIVASHANKAR CHIKKERI)
FOR DS MAX PROPERTIES PVT.LTD.

ARCHITECT'S SIGNATURE

N. GANESH, B.E.,FIV.,
Regd Eng B.C.C/B.U./J.6/E-4289/17-18

PROJECT TITLE:

PROPOSED RESIDENTIAL DEVELOPMENT PLAN
AT SY.NO:41/1, 41/2,41/3 & 41/4,
GULLAKATPURA VILLAGE,
ANUGONDAHALLI HOBLI,
HOSKOTE TALUK, BANGALORE.

SHEET TITLE:	DEVELOPMENT PLAN
SHEET NO.	
01 OF 01	
SCALE 1:350	

SANCTIONING AUTHORITY

AS PER PLAN

S.No	PARTICULARS	AS PER Z.R	AS PER PLAN
1	SITE AREA CONSIDER FOR FAR	Total Site Area - C.A Area = 18109.54 - 330.86 = 17778.68	Total Site Area - C.A Area = 18109.54 - 330.86 = 17778.68
2	SITE AREA CONSIDER FOR COVERAGE	Total Site Area - (C.A + Road) = 18109.54 - (330.86 + 237.62) = 17541.06	Total Site Area - (C.A + Road) = 18109.54 - (330.86 + 237.62) = 17541.06
3	COVERAGE	55.00%	2437.50 / 4431.82 = 55.00%
4	FAR	2.25	18941.24 / 8418.80 = 2.25
5	HEIGHT OF THE BUILDING	50.00 M	To be given at Building plan approval stage
6	NO.OF FLOORS	-----	
7	TOTAL NO.OF UNITS	-----	
8	SETBACK	14.00M (All Around)	All Around = 14.00M
PARKING REQUIREMENT:			
FLOOR AREA		NO.OF CARS	
1	UNITS LESS THAN 50 smt	1 Car for 2 Units	
2	UNITS MORE THAN 50 smt LESS THAN 225 smt	1 Car for 1 Units	
3	VISITORS CAR PARKING	10% Extra	
4	TWO WHEELER PARKING	25% OF CAR PARKING AREA	

Approved: 05.12.2024 at 10:42
By: N. Ganesh, B.E., FIV.,
Regd Eng B.C.C/B.U./J.6/E-4289/17-18
Signature: [Signature]

Deputy Director of Town & Country Planning

Deputy Director of Town & Country Planning

HOSKOTE PLANNING AUTHORITY, HOSKOTE.

