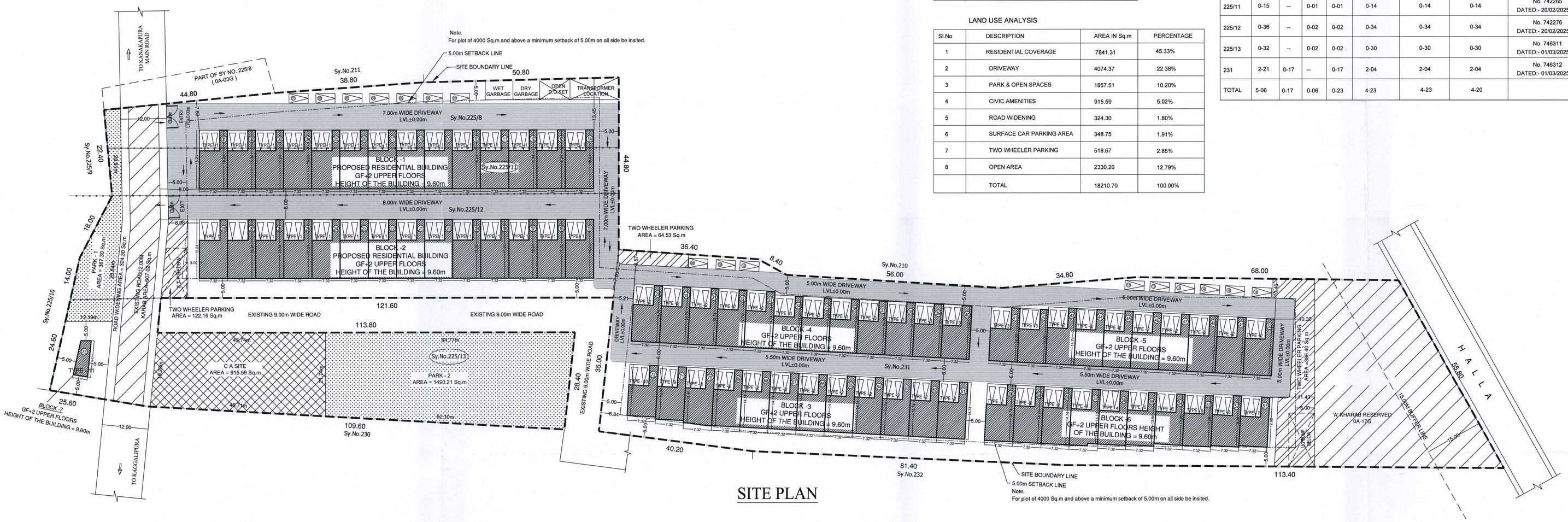


SITE PLAN

PARK & OPEN SPACES

Sl.No	NAME	AREA IN Sq.m
1	PARK & OPEN SPACES - 1	367.30
2	PARK & OPEN SPACES - 2	1490.21
	TOTAL	1857.51

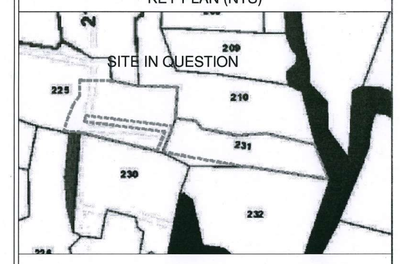
LAND USE ANALYSIS

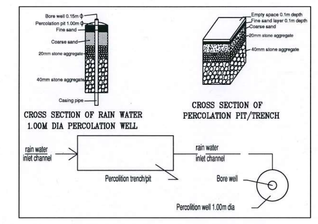
Sl.No	DESCRIPTION	AREA IN Sq.m	PERCENTAGE
1	RESIDENTIAL COVERAGE	7841.31	45.33%
2	DRIVEWAY	4074.37	22.38%
3	PARK & OPEN SPACES	1857.51	10.20%
4	CIVIC AMENITIES	915.59	5.02%
5	ROAD WIDENING	324.30	1.80%
6	SURFACE CAR PARKING AREA	348.75	1.91%
7	TWO WHEELER PARKING	518.67	2.85%
8	OPEN AREA	2330.20	12.79%
	TOTAL	18210.70	100.00%

AREA STATEMENT As Par AKARBAND & RTC

Sl.No	TOTAL	KHARAB			REMAINING	CONVERTED LAND	AREA FOR DEVELOPMENT	CONVERSION ORDER
		A	B	C				
225/8	0-22	--	0-01	0-01	0-21	0-21	0-18	No. 742266 DATED:- 20/02/2025
225/11	0-15	--	0-01	0-01	0-14	0-14	0-14	No. 742265 DATED:- 20/02/2025
225/12	0-36	--	0-02	0-02	0-34	0-34	0-34	No. 742276 DATED:- 20/02/2025
225/13	0-32	--	0-02	0-02	0-30	0-30	0-30	No. 746311 DATED:- 01/03/2025
231	2-21	0-17	--	0-17	2-04	2-04	2-04	No. 746312 DATED:- 01/03/2025
TOTAL	5-06	0-17	0-06	0-23	4-23	4-23	4-20	

KEY PLAN (NTS)





DETAILS OF RAIN WATER HARVESTING STRUCTURES

LEGEND

SITE BOUNDARY	
5.00M SETBACK LINE	
SURVEY BOUNDARY LINE	
NALA BUFFER LINE	
RESIDENTIAL BUILDING	
CIVIC AMENITIES	
PARK & OPEN SPACES	
KHARAB AREA	
TWO WHEELER PARKING	
CAR PARKING	

DEVELOPER SIGNATURE :-

M/s. VAINAVI DEVELOPERS LLP
REPRESENTED BY ITS PARTNER
Mr. PUNITH R
(GPA Holder for Land Owners)

ENGINEER'S SIGNATURE :-

SHARATH M.A
BCC/BL/3.6/A;2037/2009 - 10
#531, 22nd CROSS, BSK 2nd Stage, Bangalore - 560 070.

ಪ್ರಾಧಿಕಾರದ ಪತ್ರ ಸಂಖ್ಯೆ : ಕಂದಾಯ/ಪ್ರಾ-ಪ್ರಾಧಿಕಾರ/53/2025-26 ದಿನಾಂಕ 23/01/2026 ರಂದು ನಿಯಂತ್ರಣಗಳಿಂದಾಗಿ ಮತ್ತು ಕೆ.ಟಿ.ಸಿ.ಎಲ್ ಇಇ ಹೆಸರು ಹೊಣೆಯಾಗುವುದು ನಿಗದಿಪಡಿಸಿದ ಪ್ರಮಾಣ ಪತ್ರದ ಆಧಾರದ ಮೇಲೆ ನಿಗದಿಯಾದ ಮಂಜೂರಾತಿ ನೀಡಲಾಗಿದೆ.
ಕಂದಾಯ ಅಧಿಕಾರಿ
ಕರ್ನಾಟಕ ನಿವೇಶನ ಪ್ರಾಧಿಕಾರ
ಬೆಂಗಳೂರು (ಪ)

JOB TITLE:

N

SCALE : 1:500

NO OF SHEET : 01 OF 07

NOTE : ALL DIMENSIONS ARE IN METERS.

PROJECT TITLE:

PROPOSED RESIDENTIAL GROUP HOUSING DEVELOPMENT PLAN IN AN EXTENT OF 1.821 HECTARES (4A-20G)
AT Sy.No: 225/8, 225/11, 225/12, 225/13 & 231, KAGGALIPURA VILLAGE, UTTARAHALLI HOBLI, BANGALORE SOUTH TALUK, BANGALORE URBAN.

TITLE:

SITE PLAN

BLOCK -1 FLOORWISE AREA STATEMENT IN Sq.m

NAME OF FLOORS	GROSS AREA	OTS DEDUCTION	BUILTUP AREA	DRDUCTION AREA					NET FAR AREA	TOTAL UNITS
				VOID AREA	LIFT AREA	TERRACE AREA	PARKING AREA	TOTAL AREA		
GROUND FLOOR	1564.11	0.00	1564.11	0.00	0.00	0.00	387.44	387.44	1176.67	14
FIRST FLOOR	1369.30	0.00	1369.30	32.55	0.00	0.00	0.00	32.55	1336.75	0
SECOND FLOOR	1218.80	0.00	1218.80	32.55	0.00	0.00	0.00	32.55	1186.25	0
TERRACE FLOOR	244.19	0.00	244.19	0.00	0.00	244.19	0.00	244.19	0.00	0
TOTAL	4396.40	0.00	4396.40					696.73	3699.67	14

BLOCK-2 FLOORWISE AREA STATEMENT IN Sq.m

NAME OF FLOORS	GROSS AREA	OTS DEDUCTION	BUILTUP AREA	DRDUCTION AREA					NET FAR AREA	TOTAL UNITS
				VOID AREA	LIFT AREA	TERRACE AREA	PARKING AREA	TOTAL AREA		
GROUND FLOOR	1564.11	0.00	1564.11	0.00	0.00	0.00	387.44	387.44	1176.67	14
FIRST FLOOR	1371.98	0.00	1371.98	32.55	0.00	0.00	0.00	32.55	1339.43	0
SECOND FLOOR	1218.80	0.00	1218.80	32.55	0.00	0.00	0.00	32.55	1186.25	0
TERRACE FLOOR	244.19	0.00	244.19	0.00	0.00	244.19	0.00	244.19	0.00	0
TOTAL	4399.08	0.00	4399.08					696.73	3702.35	14

BLOCK-3 FLOORWISE AREA STATEMENT IN Sq.m

NAME OF FLOORS	GROSS AREA	OTS DEDUCTION	BUILTUP AREA	DRDUCTION AREA					NET FAR AREA	TOTAL UNITS
				VOID AREA	LIFT AREA	TERRACE AREA	PARKING AREA	TOTAL AREA		
GROUND FLOOR	1278.89	0.00	1278.89	0.00	0.00	0.00	311.10	311.10	967.79	12
FIRST FLOOR	1157.02	0.00	1157.02	26.87	0.00	0.00	0.00	26.87	1130.15	0
SECOND FLOOR	1030.81	0.00	1030.81	26.87	0.00	0.00	0.00	26.87	1003.94	0
TERRACE FLOOR	209.30	0.00	209.30	0.00	0.00	209.30	0.00	209.30	0.00	0
TOTAL	3676.02	0.00	3676.02					574.14	3101.88	12

BLOCK-4 FLOORWISE AREA STATEMENT IN Sq.m

NAME OF FLOORS	GROSS AREA	OTS DEDUCTION	BUILTUP AREA	DRDUCTION AREA					NET FAR AREA	TOTAL UNITS
				VOID AREA	LIFT AREA	TERRACE AREA	PARKING AREA	TOTAL AREA		
GROUND FLOOR	1259.20	0.00	1259.20	0.00	0.00	0.00	310.40	310.40	948.80	12
FIRST FLOOR	1151.93	0.00	1151.93	27.90	0.00	0.00	0.00	27.90	1124.03	0
SECOND FLOOR	1039.67	0.00	1039.67	27.90	0.00	0.00	0.00	27.90	1011.77	0
TERRACE FLOOR	209.30	0.00	209.30	0.00	0.00	209.30	0.00	209.30	0.00	0
TOTAL	3660.10	0.00	3660.10					575.50	3084.60	12

BLOCK-5 FLOORWISE AREA STATEMENT IN Sq.m

NAME OF FLOORS	GROSS AREA	OTS DEDUCTION	BUILTUP AREA	DRDUCTION AREA					NET FAR AREA	TOTAL UNITS
				VOID AREA	LIFT AREA	TERRACE AREA	PARKING AREA	TOTAL AREA		
GROUND FLOOR	1101.68	0.00	1101.68	0.00	0.00	0.00	273.15	273.15	828.53	10
FIRST FLOOR	979.05	0.00	979.05	23.25	0.00	0.00	0.00	23.25	955.80	0
SECOND FLOOR	869.30	0.00	869.30	23.25	0.00	0.00	0.00	23.25	846.05	0
TERRACE FLOOR	174.42	0.00	174.42	0.00	0.00	174.42	0.00	174.42	0.00	0
TOTAL	3124.45	0.00	3124.45					494.07	2630.38	10

BLOCK-6 FLOORWISE AREA STATEMENT IN Sq.m

NAME OF FLOORS	GROSS AREA	OTS DEDUCTION	BUILTUP AREA	DRDUCTION AREA					NET FAR AREA	TOTAL UNITS
				VOID AREA	LIFT AREA	TERRACE AREA	PARKING AREA	TOTAL AREA		
GROUND FLOOR	1043.77	0.00	1043.77	0.00	0.00	0.00	248.20	248.20	795.57	10
FIRST FLOOR	954.62	0.00	954.62	21.70	0.00	0.00	0.00	21.70	932.92	0
SECOND FLOOR	840.59	0.00	840.59	21.70	0.00	0.00	0.00	21.70	818.89	0
TERRACE FLOOR	168.60	0.00	168.60	0.00	0.00	168.60	0.00	168.60	0.00	0
TOTAL	3007.58	0.00	3007.58					460.20	2547.38	10

BLOCK-7 FLOORWISE AREA STATEMENT IN Sq.m

NAME OF FLOORS	GROSS AREA	OTS DEDUCTION	BUILTUP AREA	DRDUCTION AREA					NET FAR AREA	TOTAL UNITS
				VOID AREA	LIFT AREA	TERRACE AREA	PARKING AREA	TOTAL AREA		
GROUND FLOOR	29.55	0.00	29.55	0.00	0.00	0.00	0.00	0.00	29.55	1
FIRST FLOOR	29.55	0.00	29.55	0.00	0.00	0.00	0.00	0.00	29.55	0
SECOND FLOOR	29.55	0.00	29.55	0.00	0.00	0.00	0.00	0.00	29.55	0
TERRACE FLOOR	14.28	0.00	14.28	0.00	0.00	14.28	0.00	14.28	0.00	0
TOTAL	102.93	0.00	102.93					14.28	88.65	1

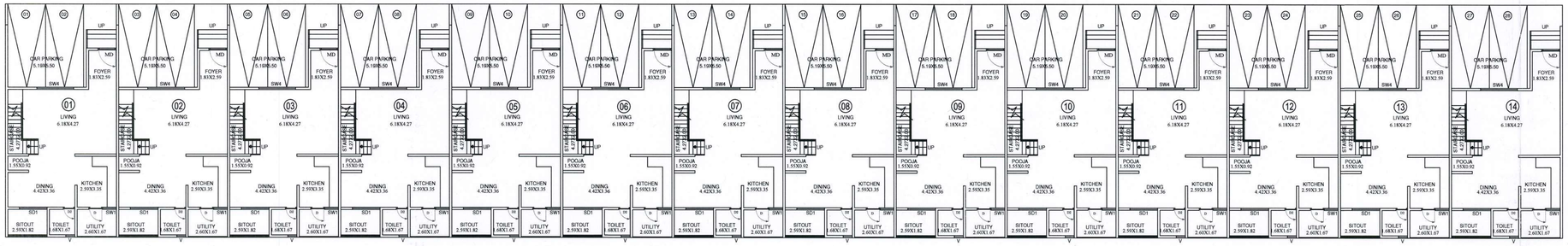
COMBINED BLOCK-1 TO 7 FLOORWISE AREA STATEMENT IN Sq.m

NAME OF FLOORS	GROSS AREA	OTS DEDUCTION	BUILTUP AREA	DRDUCTION AREA					NET FAR AREA	TOTAL UNITS
				VOID AREA	LIFT AREA	TERRACE AREA	PARKING AREA	TOTAL AREA		
GROUND FLOOR	7841.31	0.00	7841.31	0.00	0.00	0.00	1917.73	1917.73	5923.58	73
FIRST FLOOR	7013.45	0.00	7013.45	164.82	0.00	0.00	0.00	164.82	6848.63	0
SECOND FLOOR	6247.52	0.00	6247.52	164.82	0.00	0.00	0.00	164.82	6082.70	0
TERRACE FLOOR	1264.28	0.00	1264.28	0.00	0.00	1264.28	0.00	1264.28	0.00	0
TOTAL	22366.56	0.00	22366.56					3511.65	18854.91	73

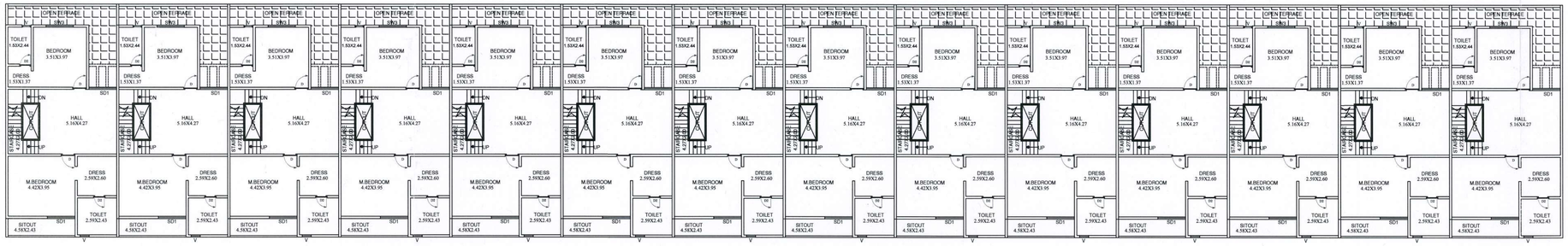
RESIDENTIAL AREA STATEMENT IN Sq.m

	TOTAL SITE AREA	20537.62 Sq.m (5A-03G)
	KARAB AREA (06G + 17G)	2326.92 Sq.m (0A-23G)
	SITE AREA FOR DEVELOPMENT	18210.70 Sq.m (4A-20G)
Sl.No	PARTICULARS / AS PER Z.R	AS PER PLAN
1.	PARK & OPEN SPACES / 1821.07 sq.m (10.00%)	PARK -1 = 367.30 Sq.m; PARK -2 = 1490.21 Sq.m } =1857.51 Sq.m (10.20%)
2.	CIVIC AMENITIES / 910.53 Sq.m (5.00%)	915.59 Sq.m (5.02%)
3.	SETBACK / 5.00M	5.00M
4.	COVERAGE / 60.00%	(18210.70 - 915.59 = 17295.11); 7841.31 / 17295.11 = 45.33%
5.	PERMISSIBLE FAR / 2.00	18854.91 / 17295.11 = 1.09%
6.	HT/.OF THE BUILDING / 10.00M	9.60M
7.	NO OF FLOORS / ----------	G.F +2 UPPER FLOOR
8.	NO OF UNITS / ----------	UNITS = 73 UNITS
9.	REQUIRED CAR PARKING UNITS MORE THAN 225Sq.m (72Units = 72X2) = 144 Cars UNITS LESS THAN 225Sq.m (01Units = 01X1) = 01 Cars 10% OF VISITORS CAR PARKING = 15 cars TOTAL = 160 cars	
	GROUND FLOOR PARKING = 144 Cars SURFACE CAR PARKING = 16 Cars TOTAL = 160 Cars	CAR PARKING REQUIRED = 160 cars CAR PARKING PROVIDED = 160 cars
10).	REQUIRED 25.00% TWO WHEELER PARKING AREA = 25%X13.75X160 AREA = 550.00 Sq.m	PROVIDED 25.00% TWO WHEELER PARKING AREA = 573.09 Sq.m

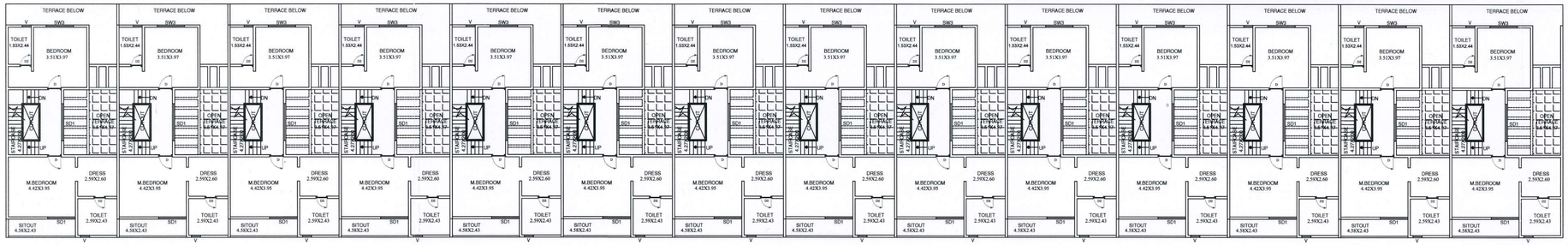
Sl.No	TYPES	PLOT Nos	AREA OF EACH UNITS	TOTAL AREA
1	TYPE - 1 (7.32m X 15.24m) 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28	28 nos	314.02 Sq.m	314.02 X 28 8792.56 Sq.m
2	TYPE - 2 (7.32m X 14.74m) 29, 30, 31, 32, 33, 43, 44, 45, 46, 47, 48, 49, 50, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69	25 nos	313.58 Sq.m	313.58 X 25 7839.50 Sq.m
3	TYPE - 3 (7.32m X 14.00m) 34, 35, 36, 37, 38, 39, 40, 41, 42	09 nos	300.62 Sq.m	300.62 X 09 2705.58 Sq.m
4	TYPE - 4 (7.32m X 14.10m) 56, 57	02 nos	310.90 Sq.m	310.90 X 02 621.80 Sq.m
5	TYPE - 5 (7.32m X 13.88m) 55	01 nos	307.97 Sq.m	307.97 X 01 307.97 Sq.m
6	TYPE - 6 (7.32m X 13.26m) 52, 53, 54,	03 nos	283.30 Sq.m	283.30 X 03 849.90 Sq.m
7	TYPE - 7 (7.32m X 13.88m) 51	01 nos	282.13 Sq.m	282.13 X 01 282.13 Sq.m
8	TYPE - 8 (7.32m X 14.46m) 70	01 nos	304.44 Sq.m	304.44 X 01 304.44 Sq.m
9	TYPE - 9 (7.32m X 13.84m) 71	01 nos	288.26 Sq.m	288.26 X 01 288.26 Sq.m
10	TYPE - 10 (7.32m X 13.33m) 72	01 nos	285.77 Sq.m	285.77 X 01 285.77 Sq.m
11	TYPE - 11 (3.77m X 9.47m) 73	01 nos	88.65 Sq.m	88.65 X 01 84.38 Sq.m



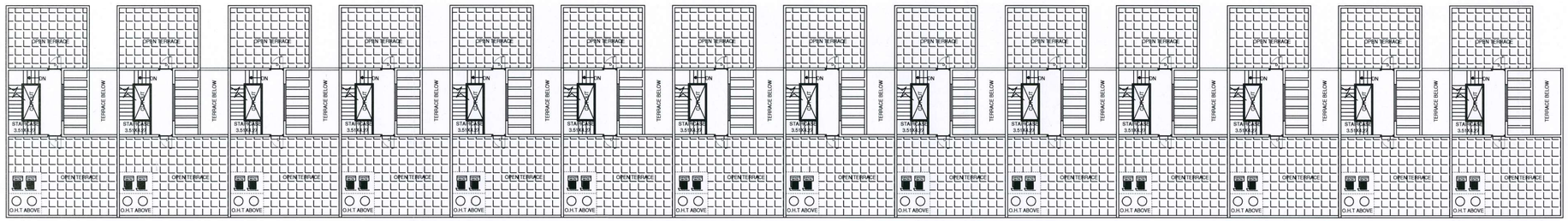
BLOCK -1
GROUND FLOOR PLAN
NO OF UNITS=14 Nos



BLOCK -1
FIRST FLOOR PLAN



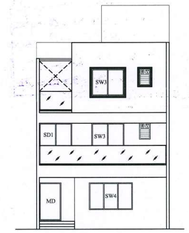
BLOCK -1
SECOND FLOOR PLAN



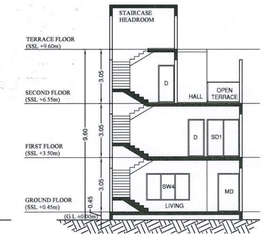
BLOCK -1
TERRACE FLOOR PLAN

BLOCK -1 FLOORWISE AREA STATEMENT IN Sq.m

NAME OF FLOORS	GROSS AREA	OTS DEDUCTION	BUILTUP AREA	VOID AREA	DRDUCTION AREA				NET FAR AREA	TOTAL UNITS
					LIFT AREA	TERRACE AREA	PARKING AREA	TOTAL AREA		
GROUND FLOOR	1564.11	0.00	1564.11	0.00	0.00	0.00	387.44	387.44	1176.67	14
FIRST FLOOR	1369.30	0.00	1369.30	32.55	0.00	0.00	0.00	32.55	1336.75	0
SECOND FLOOR	1218.80	0.00	1218.80	32.55	0.00	0.00	0.00	32.55	1186.25	0
TERRACE FLOOR	244.19	0.00	244.19	0.00	0.00	244.19	0.00	244.19	0.00	0
TOTAL	4396.40	0.00	4396.40					696.73	3699.67	14

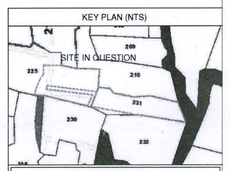


ELEVATION



SECTION

KEY PLAN (NTS)



SCHEDULE OF OPENINGS

TYPE	SIZE	DESCRIPTION
MD	1.10 x 2.10	ENTRANCE DOOR
D	1.00 x 2.10	BEDROOM DOOR
SD1	1.80 x 2.10	SLIDING DOORS
V1	0.45 x 0.95	VENTILATOR

DEVELOPER SIGNATURE :-

M/s. VAINAVI DEVELOPERS LLP
REPRESENTED BY ITS PARTNER
Mr. PUNITH R
(GPA Holder for Land Owners)

ENGINEER'S SIGNATURE :-

SHARATH M.A
BCC/BL-3.6/A:2037/2009-10
#531, 22nd CROSS, BSK 2nd Stage, Bangalore - 560 070.

ಪ್ರಾಧಿಕಾರದ ಪತ್ರ ಸಂಖ್ಯೆ : ಕಂಟೋಪ್ರಾ:ಪ್ರಾಪ್ರಪತ್ರ 52/2025-26 ದಿನಾಂಕ 03/02/2026ರಂದು ನಿಬಂಧನೆಗಳೊಂದಿಗೆ ಮತ್ತು BR-1(ಎಲ್ಲಿ) ನಿಗದಿ ಪಡಿಸಲಾಗಿರುವಂತೆ ನೀಡಿರುವ ಪಾತಾ ಪ್ರಮಾಣ ಪತ್ರದ ಆಧಾರದ ಮೇಲೆ ನೀಡಿರುವ ಮಂಜೂರಾತಿ ನೀಡಲಾಗಿದೆ.
B. R. Hari 09/02/2026
ಸದಸ್ಯ ಕಾರ್ಯದರ್ಶಿ
ಕಡಪುರ ವೆಂಕಟಾಣ ಪ್ರಾಧಿಕಾರ
ಕಡಪುರ

JOB TITLE:

N

SCALE : 1:100

NO OF SHEET :
02 OF 07

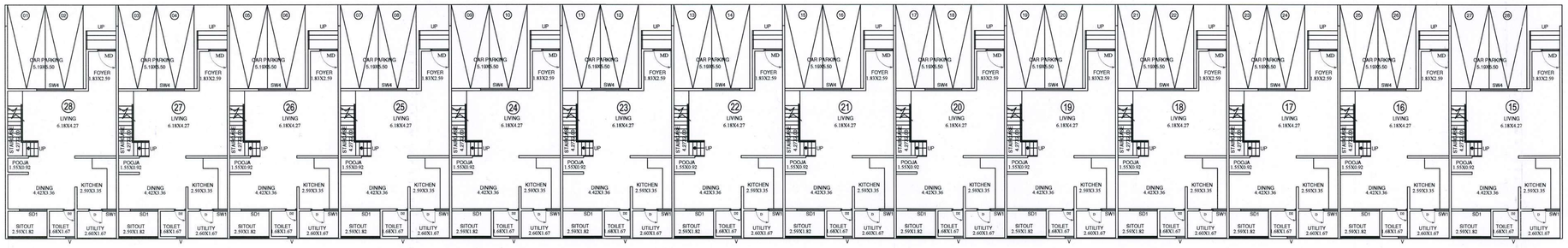
NOTE : ALL DIMENSIONS ARE IN METERS.

PROJECT TITLE:

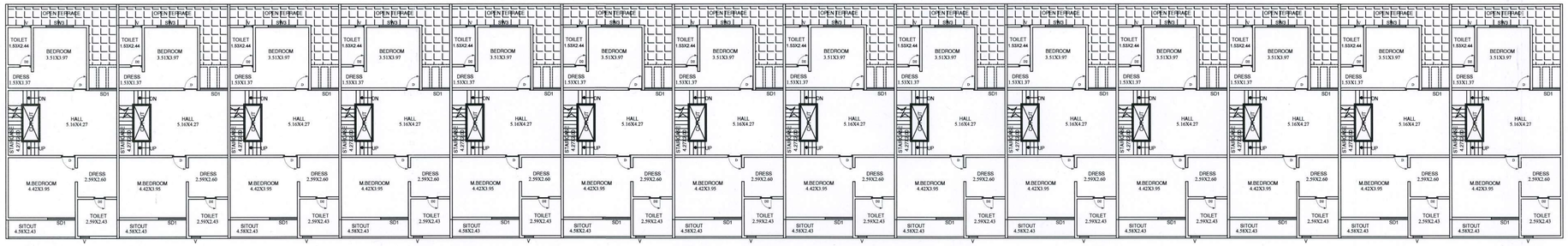
PROPOSED RESIDENTIAL GROUP HOUSING BUILDING PLAN IN AN EXTENT OF 1.821 HECTARES (4A-20G)
AT Sy.No: 225/8, 225/11, 225/12, 225/13 & 231, KAGGALIPURA VILLAGE, UTTARAHALLI HOBLI, BANGALORE SOUTH TALUK, BANGALORE URBAN.

TITLE:

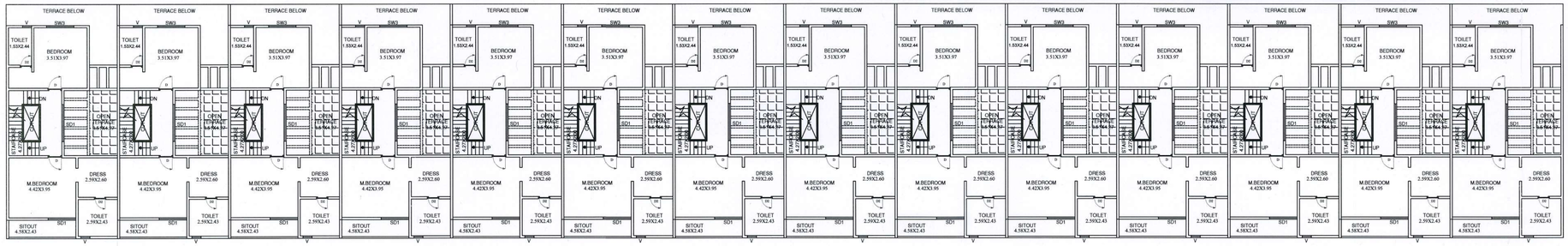
BLOCK -1
GROUND, FIRST, SECOND,
TERRACE FLOOR PLAN,
ELEVATION & SITE PLAN



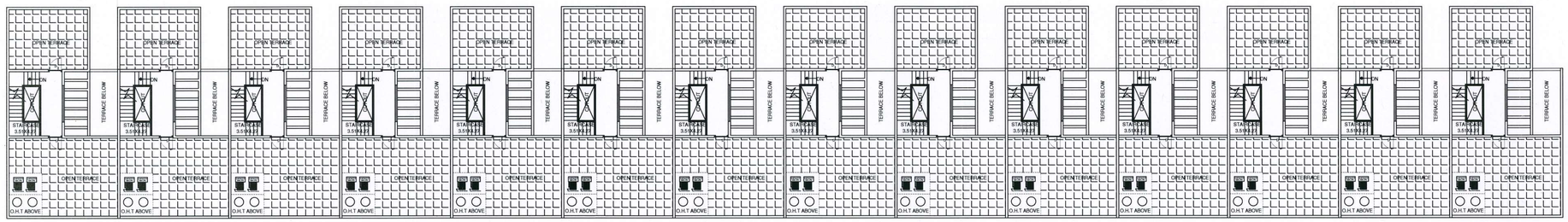
BLOCK -2
GROUND FLOOR PLAN
NO OF UNITS=14 Nos



BLOCK -2
FIRST FLOOR PLAN

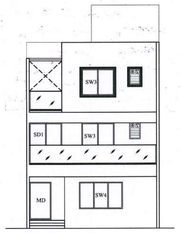


BLOCK -2
SECOND FLOOR PLAN

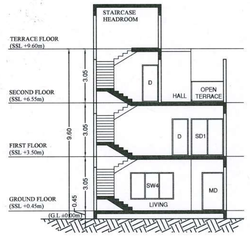


BLOCK -2
TERRACE FLOOR PLAN

BLOCK-2 FLOORWISE AREA STATEMENT IN Sq.m										
NAME OF FLOORS	GROSS AREA	OTS DEDUCTION	BUILTUP AREA	DRDUCTION AREA					NET FAR AREA	TOTAL UNITS
				VOID AREA	LIFT AREA	TERRACE AREA	PARKING AREA	TOTAL AREA		
GROUND FLOOR	1564.11	0.00	1564.11	0.00	0.00	0.00	387.44	387.44	1176.67	14
FIRST FLOOR	1371.98	0.00	1371.98	32.55	0.00	0.00	0.00	32.55	1339.43	0
SECOND FLOOR	1218.80	0.00	1218.80	32.55	0.00	0.00	0.00	32.55	1186.25	0
TERRACE FLOOR	244.19	0.00	244.19	0.00	0.00	244.19	0.00	244.19	0.00	0
TOTAL	4399.08	0.00	4399.08					696.73	3702.35	14

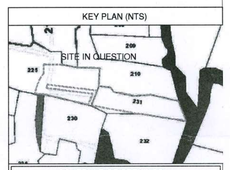


ELEVATION



SECTION

KEY PLAN (NTS)



SCHEDULE OF OPENINGS		
TYPE	SIZE	DESCRIPTION
MD	1.10 x 2.10	ENTRANCE DOOR
D	1.00 x 2.10	BEDROOM DOOR
SD1	1.80 x 2.10	SLIDING DOORS
V1	0.45 x 0.95	VENTILATOR

DEVELOPER SIGNATURE :-

M/s. VAINAVI DEVELOPERS LLP
REPRESENTED BY ITS PARTNER
Mr. PUNITH R
(GPA Holder for Land Owners)

ENGINEER'S SIGNATURE :-

SHARATH M.A
BCC/BL-3.6/A-2037/2009-10
#531, 22nd CROSS, BSK 2nd Stage, Bangalore - 560 070.

ಪ್ರಾಧಿಕಾರದ ಪತ್ರ ಸಂಖ್ಯೆ: ಕಂಯೋಜಪ್ರ:ಪ್ರಾಪ್ರಪತ್ರ 53/2015-26 ದಿನಾಂಕ: 03/02/2016 ರ ನಿಬಂಧನೆಗಳಿಂದಿಗೆ ಮತ್ತು ಪ್ರಾಂಅಕಟಿ:ಗ್ರಾಮ ಕಂಚಾಯತಿಯವರು ನೀಡಿರುವ ಖಾತಾ ಪ್ರಮಾಣ ಪತ್ರದ ಆಧಾರದ ಮೇಲೆ ನೀಡಿರುವ ಮಂಜೂರಾತಿ ನೀಡಲಾಗಿದೆ.

B. R. Hari
09/04/2016
ಸದಸ್ಯ ಕಾರ್ಯದರ್ಶಿ
ಕರ್ನಾಟಕ ನಗರಾಭಿವೃದ್ಧಿ ಪ್ರಾಧಿಕಾರ
ಕರ್ನಾಟಕ

JOB TITLE:

N

SCALE : 1:100

NO OF SHEET : 03 OF 07

NOTE : ALL DIMENSIONS ARE IN METERS.

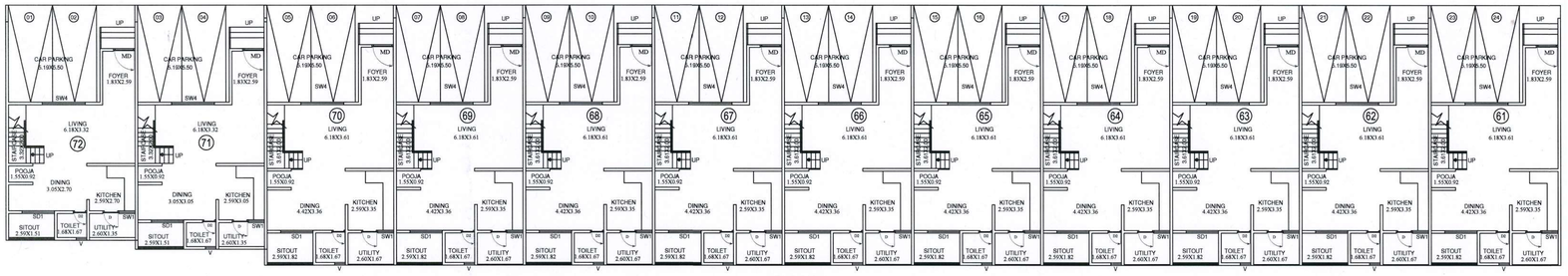
PROJECT TITLE:

PROPOSED RESIDENTIAL GROUP HOUSING BUILDING PLAN IN AN EXTENT OF 1.821 HECTARES (4A-20G)
AT Sy.No: 225/8, 225/11, 225/12, 225/13 & 231, KAGGALIPURA VILLAGE, UTTARAHALLI HOBLI, BANGALORE SOUTH TALUK, BANGALORE URBAN.

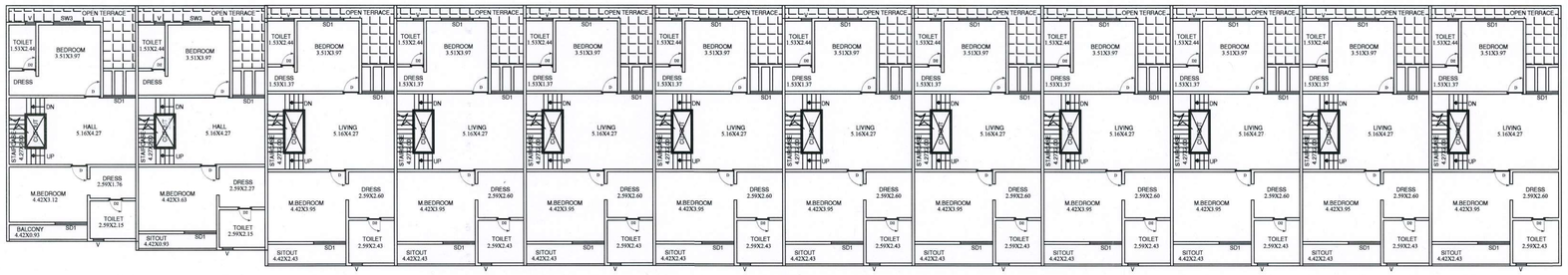
TITLE:

BLOCK -2
GROUND, FIRST, SECOND, TERRACE FLOOR PLAN, ELEVATION & SITE PLAN

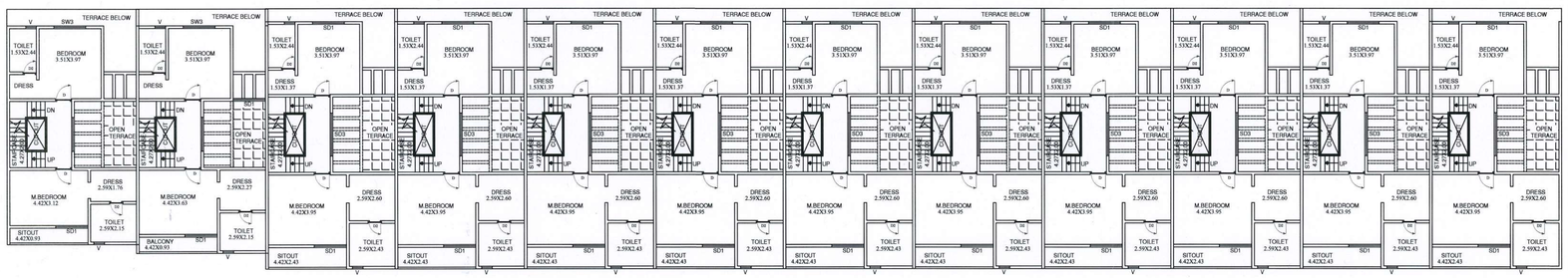
BLOCK-3 FLOORWISE AREA STATEMENT IN Sq.m										
NAME OF FLOORS	GROSS AREA	OTS DEDUCTION	BUILTUP AREA	DRDUCTION AREA					NET FAR AREA	TOTAL UNITS
				VOID AREA	LIFT AREA	TERRACE AREA	PARKING AREA	TOTAL AREA		
GROUND FLOOR	1278.89	0.00	1278.89	0.00	0.00	0.00	311.10	311.10	967.79	12
FIRST FLOOR	1157.02	0.00	1157.02	26.87	0.00	0.00	0.00	26.87	1130.15	0
SECOND FLOOR	1030.81	0.00	1030.81	26.87	0.00	0.00	0.00	26.87	1003.94	0
TERRACE FLOOR	209.30	0.00	209.30	0.00	0.00	209.30	0.00	209.30	0.00	0
TOTAL	3676.02	0.00	3676.02					574.14	3101.88	12



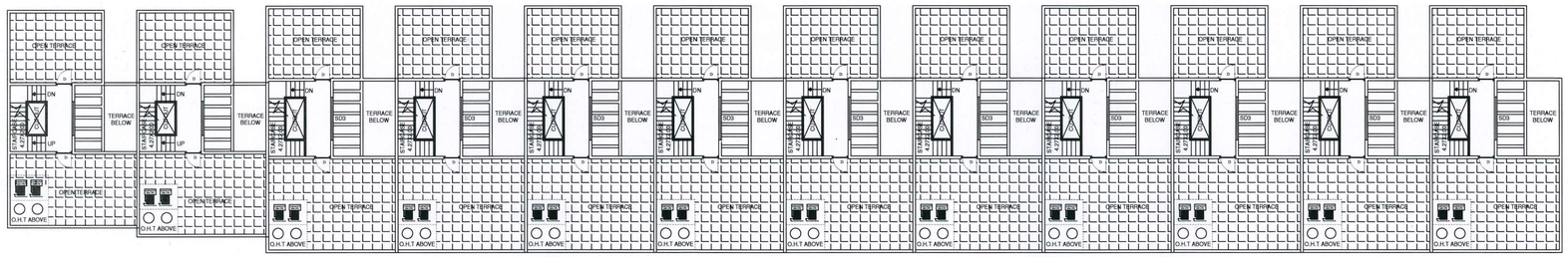
BLOCK -3
GROUND FLOOR PLAN
NO OF UNITS=12 Nos



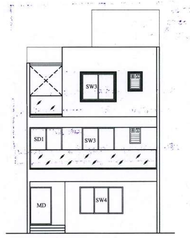
BLOCK -3
FIRST FLOOR PLAN



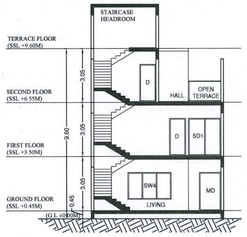
BLOCK -3
SECOND FLOOR PLAN



BLOCK -3
TERRACE FLOOR PLAN

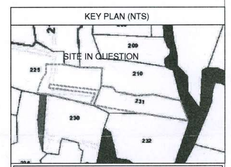


ELEVATION



SECTION

KEY PLAN (NTS)



SCHEDULE OF OPENINGS		
TYPE	SIZE	DESCRIPTION
MD	1.10 x 2.10	ENTRANCE DOOR
D	1.00 x 2.10	BEDROOM DOOR
SD1	1.80 x 2.10	SLIDING DOORS
V1	0.45 x 0.95	VENTILATOR

DEVELOPER SIGNATURE :-

M/s. VAINAVI DEVELOPERS LLP
REPRESENTED BY ITS PARTNER
Mr. PUNITH R
(GPA Holder for Land Owners)

ENGINEER'S SIGNATURE :-

SHARATH M.A
BCC/BL/3.6/A:2037/2009-10
#531, 22nd CROSS, 8TK 2nd Stage, Bangalore - 560 070.

ಪ್ರಾಧಿಕಾರದ ಪತ್ರ ಸಂಖ್ಯೆ : ಕಬೋಪಾ:ಪಾಪ್ರಪತ್ರ 53/2025-26 ದಿನಾಂಕ: 09/02/2026 ನಿರಾಕ್ಷೇಪಣೆಗೆಳಂದಿಗೆ ಮತ್ತು ಹೆಸರಿಗೆ ಗ್ರಾಮ ಪಂಚಾಯಿತಿಯವರು ನೀಡಿರುವ ಖಾತಾ ಪ್ರಮಾಣ ಪತ್ರದ ಆಧಾರದ ಮೇಲೆ ನೀಡಿರುವ ಮಂಜೂರಾತಿ ನೀಡಲಾಗಿದೆ.
09/02/2026
ಸದಸ್ಯ ಕಾರ್ಯದರ್ಶಿ
ಕರ್ನಾಟಕ ಯೋಜನಾ ಪ್ರಾಧಿಕಾರ
ಕರ್ನಾಟಕ

JOB TITLE:

N

SCALE : 1:100

NO OF SHEET : 04 OF 07

NOTE : ALL DIMENSIONS ARE IN METERS.

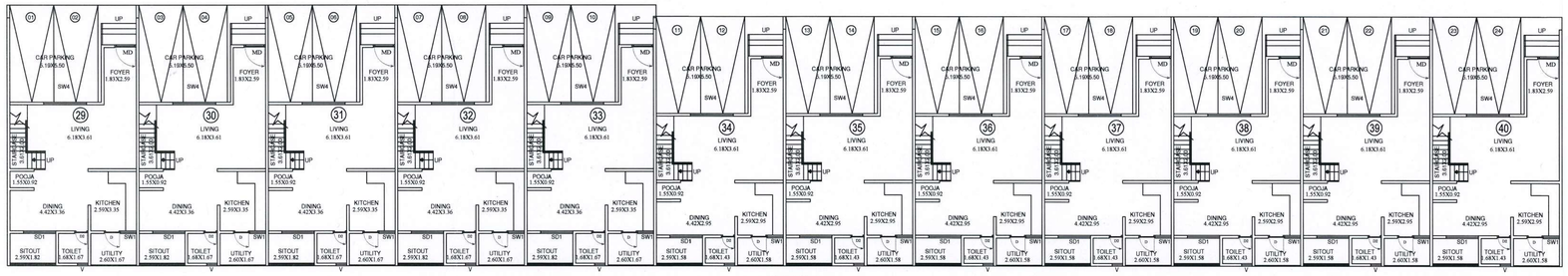
PROJECT TITLE:

PROPOSED RESIDENTIAL GROUP HOUSING BUILDING PLAN IN AN EXTENT OF 1.821 HECTARES (4A-20G) AT Sy.No: 225/8, 225/11, 225/12, 225/13 & 231, KAGGALIPURA VILLAGE, UTTARAHALLI HOBLI, BANGALORE SOUTH TALUK, BANGALORE URBAN.

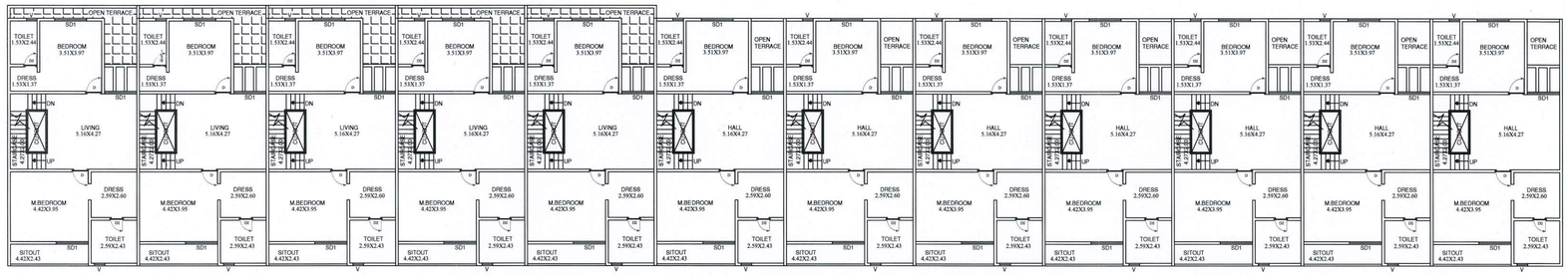
TITLE:

BLOCK -3
GROUND, FIRST, SECOND,
TERRACE FLOOR PLAN,
ELEVATION & SITE PLAN

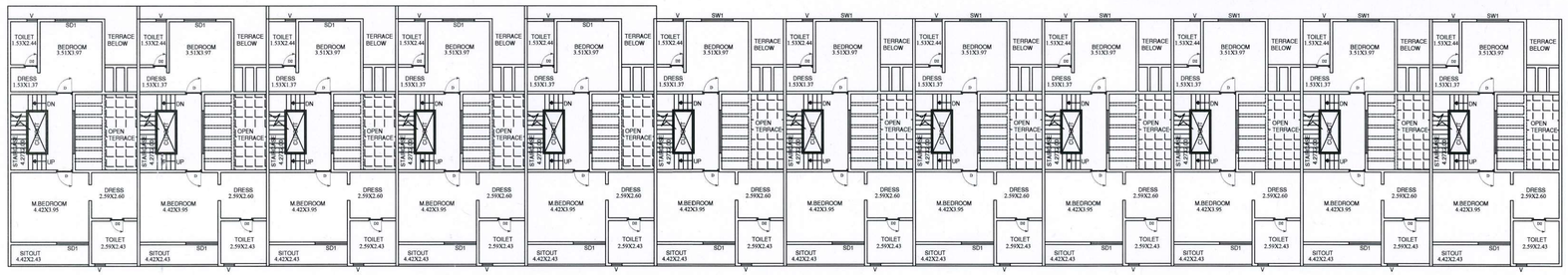
BLOCK-4 FLOORWISE AREA STATEMENT IN Sq.m										
NAME OF FLOORS	GROSS AREA	OTS DEDUCTION	BUILTUP AREA	DRDUCTION AREA					NET FAR AREA	TOTAL UNITS
				VOID AREA	LIFT AREA	TERRACE AREA	PARKING AREA	TOTAL AREA		
GROUND FLOOR	1259.20	0.00	1259.20	0.00	0.00	0.00	310.40	310.40	948.80	12
FIRST FLOOR	1151.93	0.00	1151.93	27.90	0.00	0.00	0.00	27.90	1124.03	0
SECOND FLOOR	1039.67	0.00	1039.67	27.90	0.00	0.00	0.00	27.90	1011.77	0
TERRACE FLOOR	209.30	0.00	209.30	0.00	0.00	209.30	0.00	209.30	0.00	0
TOTAL	3660.10	0.00	3660.10					575.50	3084.60	12



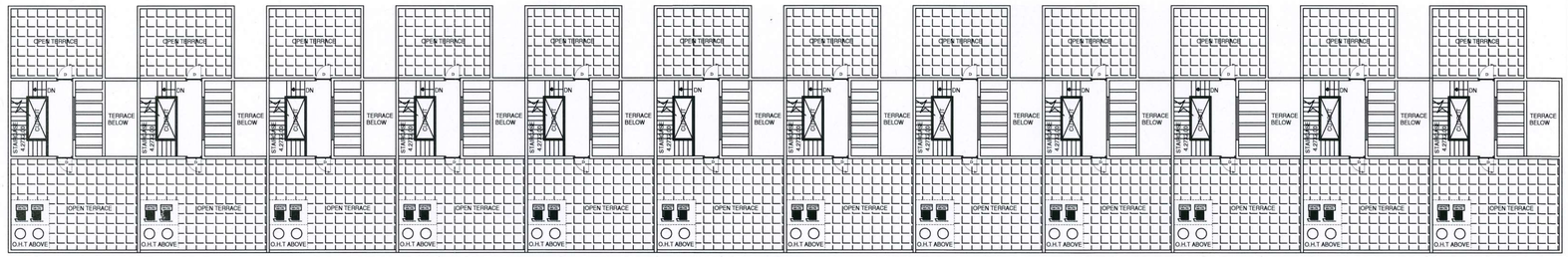
BLOCK -4
GROUND FLOOR PLAN
NO OF UNITS=12 Nos



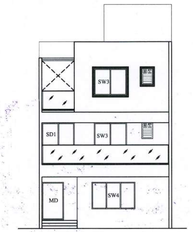
BLOCK -4
FIRST FLOOR PLAN



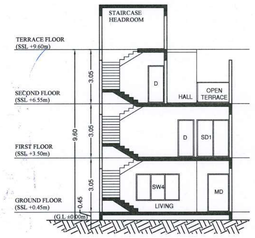
BLOCK -4
SECOND FLOOR PLAN



BLOCK -4
TERRACE FLOOR PLAN

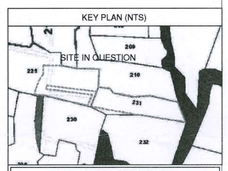


ELEVATION



SECTION

KEY PLAN (NTS)



SCHEDULE OF OPENINGS		
TYPE	SIZE	DESCRIPTION
MD	1.10 x 2.10	ENTRANCE DOOR
D	1.00 x 2.10	BEDROOM DOOR
SD1	1.80 x 2.10	SLIDING DOORS
V1	0.45 x 0.95	VENTILATOR

DEVELOPER SIGNATURE :-

M/s. VAINAVI DEVELOPERS LLP
REPRESENTED BY ITS PARTNER
Mr. PUNITH R
(GPA Holder for Land Owners)

ENGINEER'S SIGNATURE :-

SHARATH M.A
BCC/BL/3-5/A:2037/2009-10
#531, 22nd CROSS, BSK 2nd Stage, Bangalore - 560 070.

ಪ್ರಾಧಿಕಾರದ ಪತ್ರ ಸಂಖ್ಯೆ : ಕಯೋಪ್ರಾ-ಪ್ರಾಪ್ರಪತ್ರ 53/2025 ..... ದಿನಾಂಕ 03/02/2025 ರಂದಾಧನೆಗಳೊಂದಿಗೆ ಮತ್ತು ಕೆಳಕಂಡ ಷರತ್ತುಗಳಿಗೆ ಒಳಪಟ್ಟು ಕರಡು ಪರಿಶೀಲನೆಯನ್ನು ನೀಡಿರುವ ಪಾತಾ ಪ್ರಮಾಣ ಪತ್ರದ ಆಧಾರದ ಮೇಲೆ ನೀಡಿರುವ ಮಂಜೂರಾತಿ ನೀಡಲಾಗಿದೆ.

09/02/2026
ಪದನೃ ಕಾರ್ಯದರ್ಶಿ
ಕರ್ನಾಟಕ ಯೋಜನಾ ಪ್ರಾಧಿಕಾರ
ಕರ್ನಾಟಕ

JOB TITLE:

N

SCALE : 1:100

NO OF SHEET :
05 OF 07

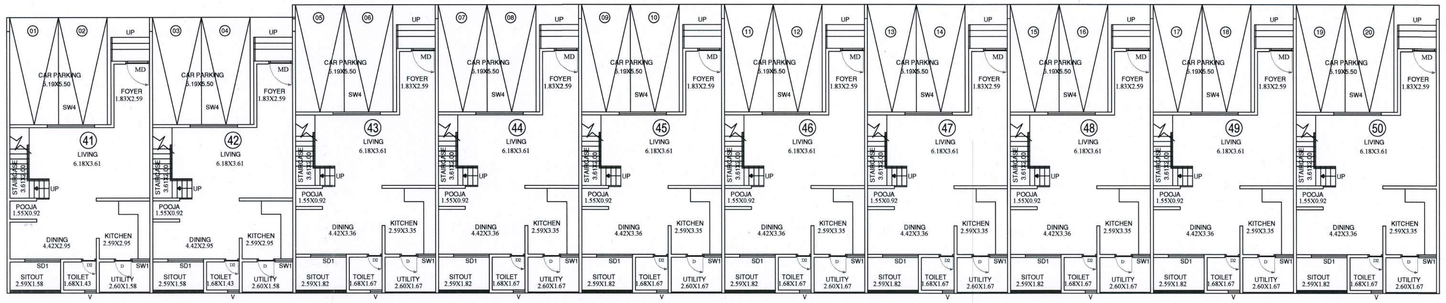
NOTE : ALL DIMENSIONS ARE IN METERS.

PROJECT TITLE:

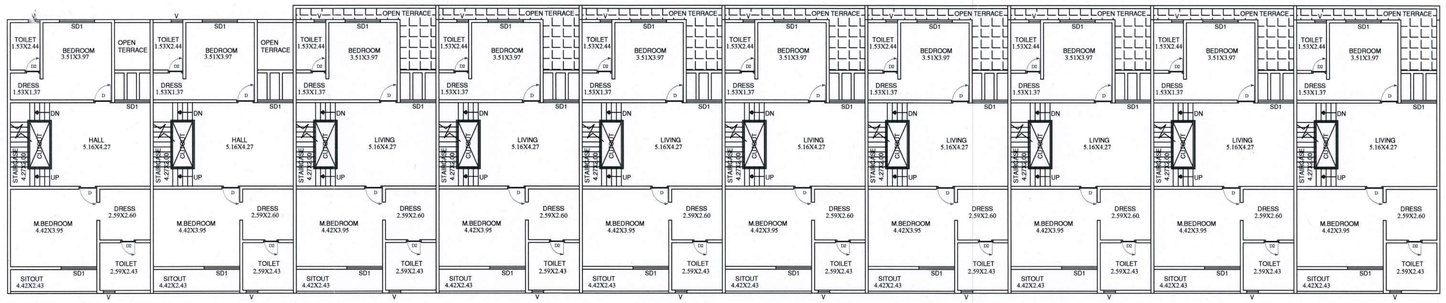
PROPOSED RESIDENTIAL GROUP HOUSING BUILDING PLAN IN AN EXTENT OF 1.821 HECTARES (4A-20G)
AT Sy.No: 225/8, 225/11, 225/12, 225/13 & 231, KAGGALIPURA VILLAGE, UTTARAHALLI HOBLI, BANGALORE SOUTH TALUK, BANGALORE URBAN.

TITLE:

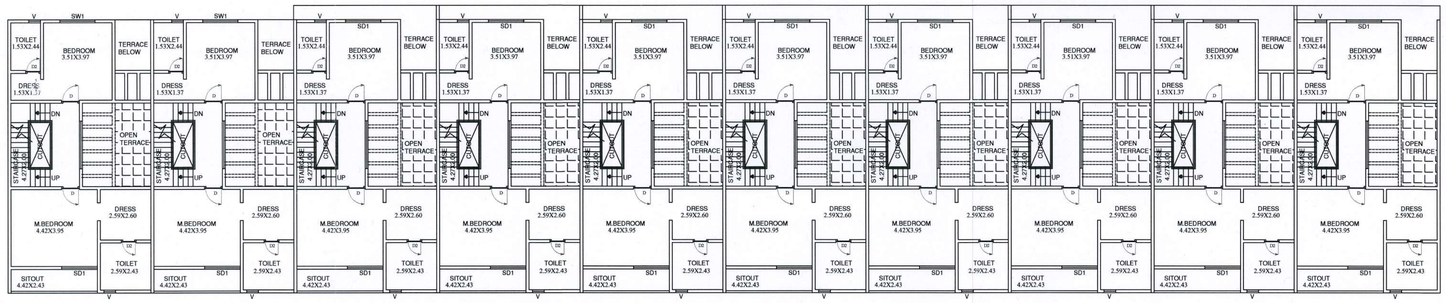
BLOCK -4
GROUND, FIRST, SECOND,
TERRACE FLOOR PLAN,
ELEVATION & SITE PLAN



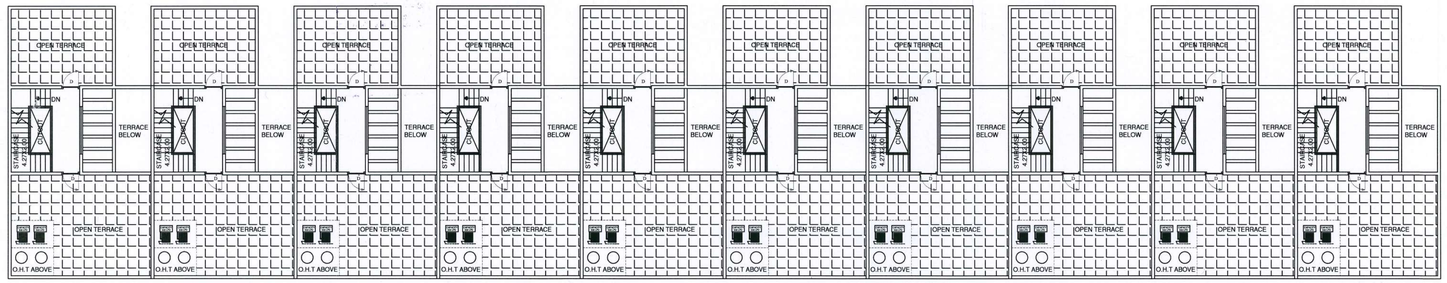
BLOCK -5
GROUND FLOOR PLAN
NO OF UNITS=10 Nos



BLOCK -5
FIRST FLOOR PLAN

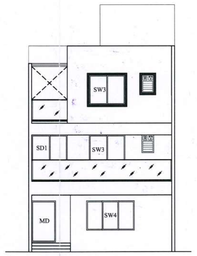


BLOCK -5
SECOND FLOOR PLAN

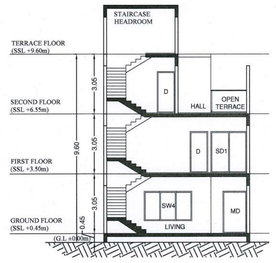


BLOCK -5
TERRACE FLOOR PLAN

BLOCK-5 FLOORWISE AREA STATEMENT IN Sq.m										
NAME OF FLOORS	GROSS AREA	OTS DEDUCTION	BUILTUP AREA	DRDUCTION AREA					NET FAR AREA	TOTAL UNITS
				VOID AREA	LIFT AREA	TERRACE AREA	PARKING AREA	TOTAL AREA		
GROUND FLOOR	1101.68	0.00	1101.68	0.00	0.00	0.00	273.15	273.15	828.53	10
FIRST FLOOR	979.05	0.00	979.05	23.25	0.00	0.00	0.00	23.25	955.80	0
SECOND FLOOR	869.30	0.00	869.30	23.25	0.00	0.00	0.00	23.25	846.05	0
TERRACE FLOOR	174.42	0.00	174.42	0.00	0.00	174.42	0.00	174.42	0.00	0
TOTAL	3124.45	0.00	3124.45					494.07	2630.38	10

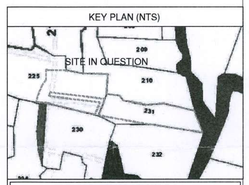


ELEVATION



SECTION

KEY PLAN (NTS)



SCHEDULE OF OPENINGS		
TYPE	SIZE	DESCRIPTION
MD	1.10 x 2.10	ENTRANCE DOOR
D	1.00 x 2.10	BEDROOM DOOR
SD1	1.80 x 2.10	SLIDING DOORS
V1	0.45 x 0.95	VENTILATOR

DEVELOPER SIGNATURE :-

M/s. VAINAVI DEVELOPERS LLP
REPRESENTED BY ITS PARTNER
Mr. PUNITH R
(GPA Holder for Land Owners)

ENGINEER'S SIGNATURE :-

SHARATH M.A
BCC/BL/3.6/A:2037/2009-10
#531, 22nd CROSS, BSK 2nd Stage, Bangalore - 560 070.

ಪ್ರಾಧಿಕಾರದ ಪತ್ರ ಸಂಖ್ಯೆ : ಕಯೋಪ್ರಾ:ಪ್ರಾಪ್ರಪತ್ರ/53/2026 -26 ದಿನಾಂಕ: 03/02/2026 ನಿಯಂಧನೆಗಳಿಂದಿಗೆ ಮತ್ತು ಷರತ್ತುಬದ್ಧರಿಂದ ಗ್ರಾಮ ಪಂಚಾಯಿತಿಯವರು ನೀಡಿರುವ ಖಾತಾ ಪ್ರಮಾಣ ಪತ್ರದ ಆಧಾರದ ಮೇಲೆ ನೀಡಿರುವ ಮಂಜೂರಾತಿ ನಿಡಲಾಗಿದೆ.
04/02/2026
ಸದಸ್ಯ ಕಾರ್ಯದರ್ಶಿ
ಕರ್ನಾಟಕ ಯೋಜನಾ ಪ್ರಾಧಿಕಾರ
ಕರ್ನಾಟಕ

JOB TITLE:

N

SCALE : 1:100

NO OF SHEET :
06 0F 07

NOTE : ALL DIMENSIONS ARE IN METERS.

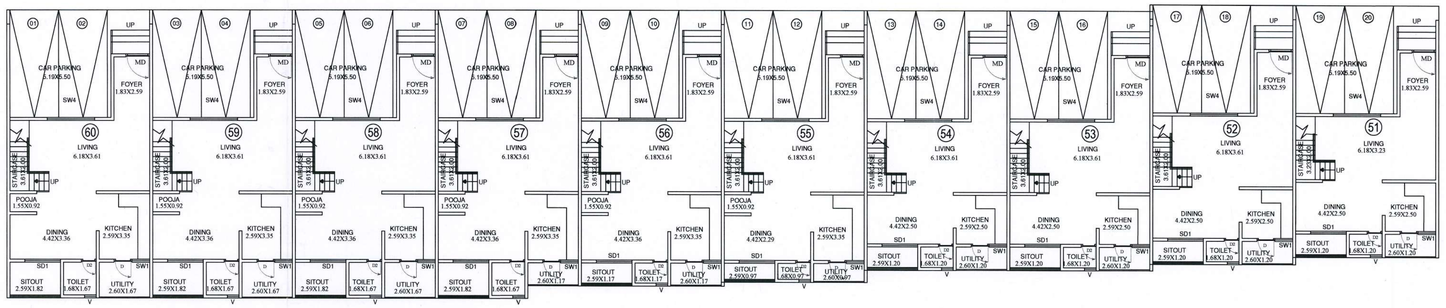
PROJECT TITLE:

PROPOSED RESIDENTIAL GROUP HOUSING BUILDING PLAN IN AN EXTENT OF 1.821 HECTARES (4A-20G)
AT Sy.No: 225/8, 225/11, 225/12, 225/13 & 231, KAGGALIPURA VILLAGE, UTTARAHALLI HOBLI, BANGALORE SOUTH TALUK, BANGALORE URBAN.

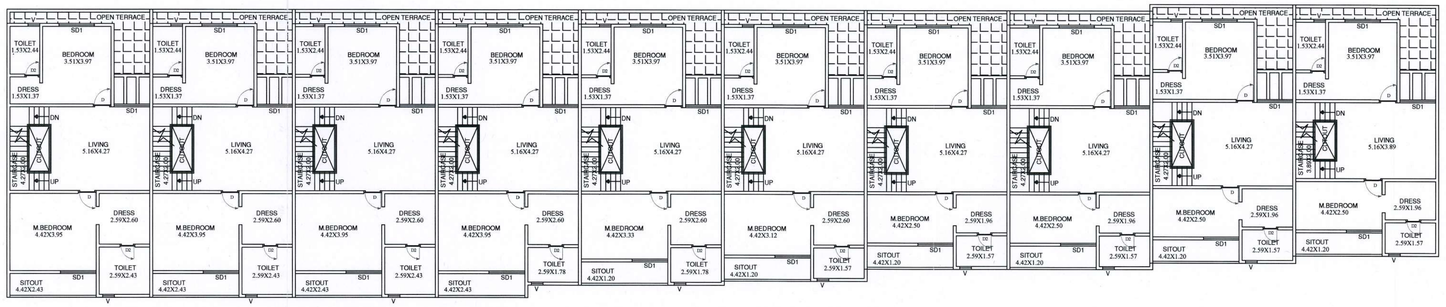
TITLE:

BLOCK -5
GROUND, FIRST, SECOND,
TERRACE FLOOR PLAN,
ELEVATION & SITE PLAN

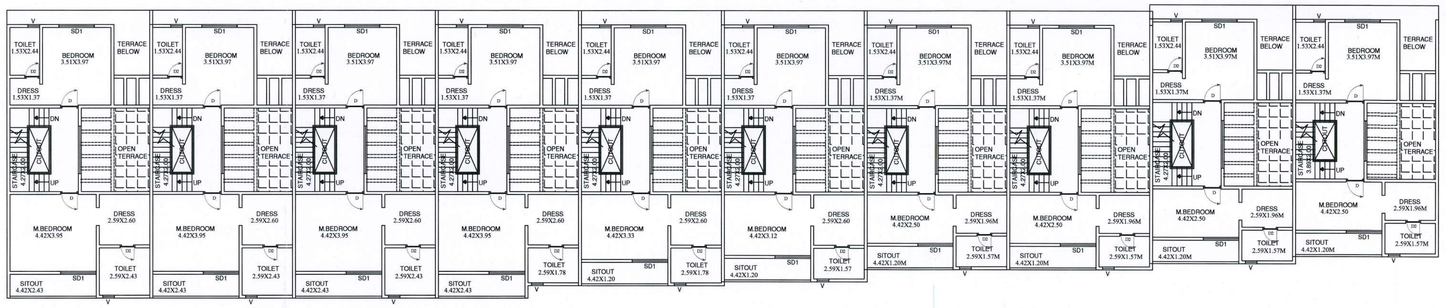
BLOCK-6 FLOORWISE AREA STATEMENT IN Sq.m										
NAME OF FLOORS	GROSS AREA	OTS DEDUCTION	BUILTUP AREA	DRDUCTION AREA					NET FAR AREA	TOTAL UNITS
				VOID AREA	LIFT AREA	TERRACE AREA	PARKING AREA	TOTAL AREA		
GROUND FLOOR	1043.77	0.00	1043.77	0.00	0.00	0.00	248.20	248.20	795.57	10
FIRST FLOOR	954.62	0.00	954.62	21.70	0.00	0.00	0.00	21.70	932.92	0
SECOND FLOOR	840.59	0.00	840.59	21.70	0.00	0.00	0.00	21.70	818.89	0
TERRACE FLOOR	168.60	0.00	168.60	0.00	0.00	168.60	0.00	168.60	0.00	0
TOTAL	3007.58	0.00	3007.58					460.20	2547.38	10



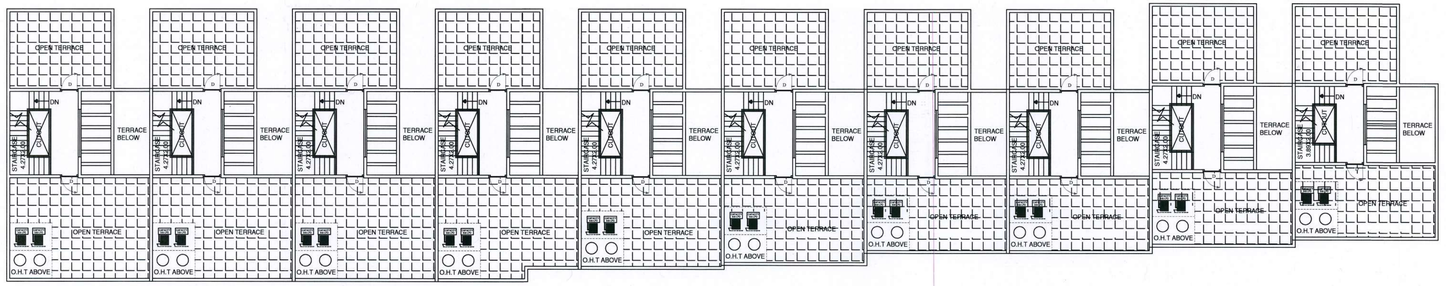
BLOCK -6
GROUND FLOOR PLAN
NO OF UNITS=10 Nos



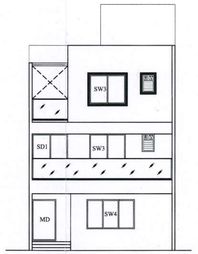
BLOCK -6
FIRST FLOOR PLAN



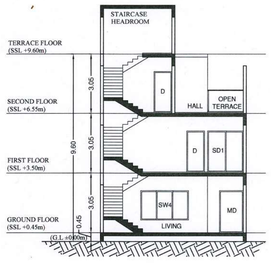
BLOCK -6
SECOND FLOOR PLAN



BLOCK -6
TERRACE FLOOR PLAN

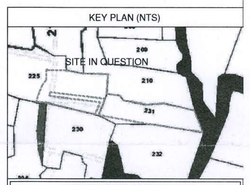


ELEVATION



SECTION

KEY PLAN (NTS)



SCHEDULE OF OPENINGS		
TYPE	SIZE	DESCRIPTION
MD	1.10 x 2.10	ENTRANCE DOOR
D	1.00 x 2.10	BEDROOM DOOR
SD1	1.80 x 2.10	SLIDING DOORS
V1	0.45 x 0.95	VENTILATOR

DEVELOPER SIGNATURE :-

M/s. VAINAVI DEVELOPERS LLP
REPRESENTED BY ITS PARTNER
Mr. PUNITH R
(GPA Holder for Land Owners)

ENGINEER'S SIGNATURE :-

SHARATH M.A
BCC/BL/3.6/A:2037/2009-10
#531, 22nd CROSS, BSK 2nd Stage, Bangalore - 560 070.

ಪ್ರಾಧಿಕಾರದ ಪತ್ರ ಸಂಖ್ಯೆ : ಬಿಯೋಎಸ್-ಎಲ್ಎಪಿ/ಸಿಆರ್-76/2025-26
.....ದಿನಾಂಕ 12/01/2026 ರಂದು ನಿಬಂಧನೆಗಳೊಂದಿಗೆ ಕೆಳಕಂಡಿರುವ ಗ್ರಾಮ ಪಂಚಾಯಿತಿಯವರು ನೀಡಿರುವ ಖಾತಾ ಪ್ರಮಾಣ ಪತ್ರದ ಆಧಾರದ ಮೇಲೆ ಈ ನಕಾಶೆಯನ್ನು ಮಂಜೂರಾತಿ ನೀಡಲಾಗಿದೆ.
B.R. Hari 09/01/2026
ಸದಸ್ಯ ಕಾರ್ಯದರ್ಶಿ
ಕರ್ನಾಟಕ ಮೇಲ್ಮನೆ ಪ್ರಾಧಿಕಾರ
ಬೆಂಗಳೂರು

JOB TITLE:

N

SCALE : 1:100

NO OF SHEET :
07 OF 07

NOTE : ALL DIMENSIONS ARE IN METERS.

PROJECT TITLE:

PROPOSED RESIDENTIAL GROUP HOUSING BUILDING PLAN IN AN EXTENT OF 1.821 HECTARES (4A-20G)
AT Sy.No: 225/8, 225/11, 225/12, 225/13 & 231, KAGGALIPURA VILLAGE, UTTARAHALLI HOBLI, BANGALORE SOUTH TALUK, BANGALORE URBAN.

TITLE:

BLOCK -6
GROUND, FIRST, SECOND,
TERRACE FLOOR PLAN,
ELEVATION & SITE PLAN