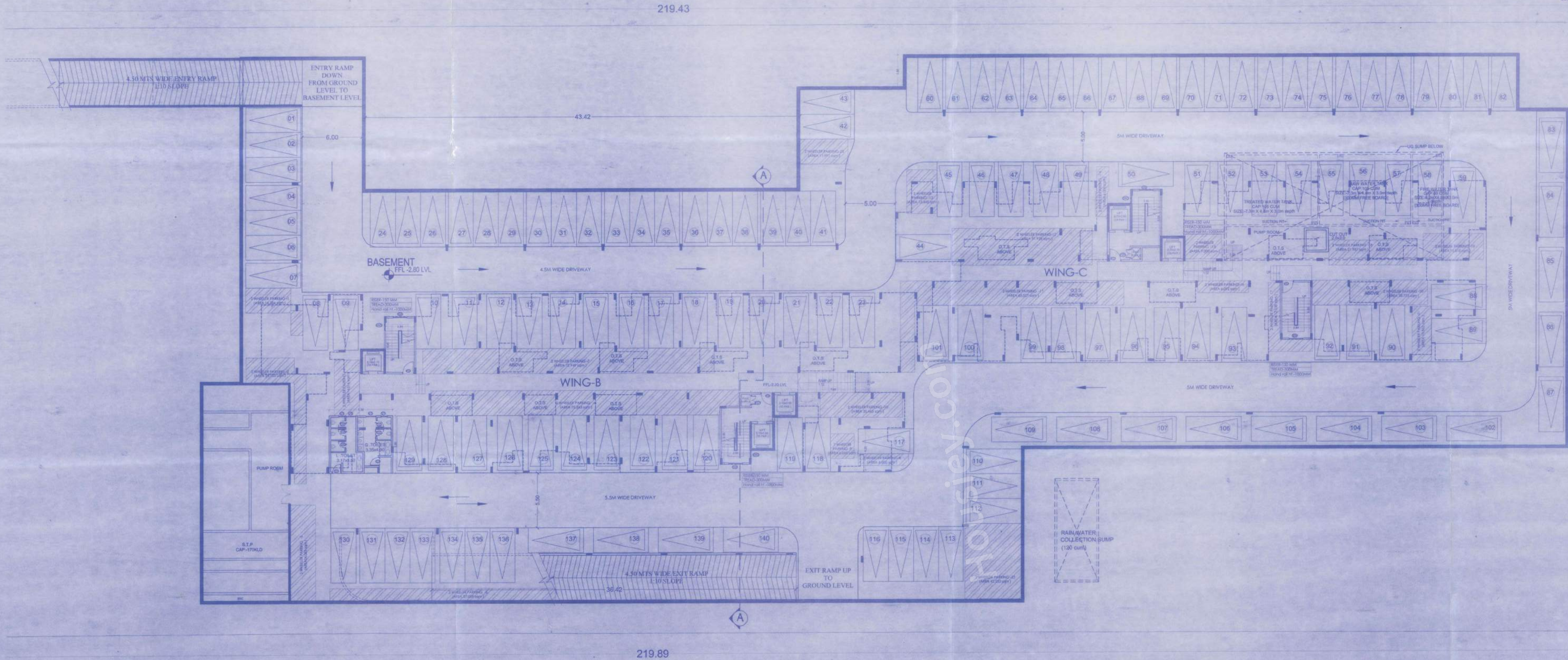


BASEMENT FLOOR PLAN
Scale: 1:150



LEGEND	
Site Boundary	---
Setback line	---
Basement line	---
Civic amenities	---
Park & open spaces	---
2 Wheeler area	---

BASEMENT	
WIDTH 1.25m (RESIDENTIAL)	
No. of staircase - 6 residential	
1 clubhouse	
TREAD	300MM
RISER	150MM
RAILING	1000MM
STAIRCASE HEADROOM	2700MM

SCHEDULE OF OPENINGS			
TYPE	DESCRIPTION	SIZE	SL. (FROM SSL) / LINTEL (FROM SSL)
DOORS			
D	ENTRANCE DOOR	1.05 x 2.15	- 2.150
D1	TOILET DOOR	0.90 x 2.15	- 2.150
D2	BEDROOM DOOR	0.90 x 2.15	- 2.150
D3	TOILET DOOR	0.75 x 2.15	- 2.150
SD1	LIVING DINING DOOR	1.40 x 2.15	- 2.150
SD2	LIVING DINING DOOR	1.50 x 2.15	- 2.150
SD3	PARTY HALL DOOR	4.00 x 2.15	- 2.150
FD	FIRE DOOR	1.20 x 2.15	- 2.150
FD1	FIRE DOOR	1.20 x 1.05	0.50 2.150
GD	GLASS DOOR	1.50 x 2.15	- 2.150
SWD	CONVENIENCE STORE DOOR	1.80 x 2.15	- 2.150
SWD1	INDOOR GAMES DOOR	1.50 x 2.15	- 2.150
SWD2	GYM DOOR	1.45 x 2.15	- 2.150
SWD3	TT ROOM DOOR	1.80 x 2.15	- 2.150
SWD6	OFFICE DOOR	1.00 x 2.15	- 2.150
MSD1	ELE/COMM DUCT DOOR	0.90 x 1.80	0.30 2.150
MSD2	ELE/COMM DUCT DOOR	0.90 x 2.15	2.150
MSD3	ELE/COMM DUCT DOOR	1.50 x 2.15	2.150
WINDOWS			
W	BEDROOM WINDOW	1.50 x 1.85	0.300 2.150
W1	BEDROOM WINDOW	1.25 x 1.85	0.300 2.150
W2	BEDROOM WINDOW	1.45 x 1.85	0.300 2.150
W3	BEDROOM WINDOW	1.20 x 1.85	0.300 2.150
W4	BEDROOM WINDOW	1.40 x 1.85	0.300 2.150
KW	KITCHEN WINDOW	1.00 x 1.15	1.000 2.150
SW	STAIRCASE	1.50 x 1.50	0.850 2.150
SW1	STAIRCASE	0.80 x 1.50	0.850 2.150
SW2	STAIRCASE	0.80 x 0.80	1.550 2.150
W5	TT ROOM WINDOW	2.65 x 1.85	0.300 2.150
W6	YOGA/MEDITATION WINDOW	1.85 x 1.85	0.300 2.150
V1	VENTILATOR	0.60 x 0.75	1.400 2.150
V2	VENTILATOR	0.55 x 0.75	1.400 2.150
V3	VENTILATOR	1.00 x 1.20	1.400 2.150

SANCTIONING AUTHORITY

ಪೂರ್ವಕೋಶಿ ಯೋಜನಾ ಪ್ರಾಧಿಕಾರ
ಶುಭ ಸಂಸ್ಥೆ ಸಂಸ್ಥೆ ಅನುಮೋದನೆ
ಕೆ.ಎ.ಎ. ಹಾಂಸ್, 1961 ರ ಕುರಿ 15(1) ರ ಅನುಬಂಧ 14 ಕೆ.ಎ.ಎ.
ಪ್ರಕಟಿಸಿದ: 28.03.2022
ದಿನಾಂಕ: 28.03.2022 ರಂದು ವಿಧಿಸಿದ ನಿಯಂತ್ರಣದಡಿ
ವಸತಿ / ವಾಣಿಜ್ಯ / ಕೃಷಿ/ವಾಣಿಜ್ಯ ಉದ್ದೇಶದ ಶುಭ ಸಂಸ್ಥೆ ಸಂಸ್ಥೆ
ಅನುಮೋದನೆ ನೀಡಲಾಗಿದೆ.

ASSISTANT DIRECTOR OF TOWN & COUNTRY PLANNING
DEPUTY DIRECTOR OF TOWN & COUNTRY PLANNING
JOINT DIRECTOR OF TOWN & COUNTRY PLANNING & MEMBER SECRETARY
HOSKOTE PLANNING AUTHORITY, HOSKOTE

OWNER'S SIGNATURE:
P.K. MISHRA
SATTVA DEVELOPERS PVT.LTD.
Sy.No. 130/3, Bommenahalli Village,
Bidarahalli Hobli, Bangalore East Taluk.
GPA Holder for Mr Jawad Basith
ARCHITECTS SIGNATURE:

INDRAJIT S KEMHAVI
CA/2000/26684,
BCC/BL-3.6/A-2569/14-15

PROJECT TITLE:
PROPOSED RESIDENTIAL APARTMENT BUILDING IN
APPROVED RESIDENTIAL DEVELOPMENT PLAN
VIDE NO: LAO/59/2019-20, DATE: 04.02.2022 IN
SY. NO. 130/3(PORION) OF BOMMENAHALLI VILLAGE, AND
KATHA NO: 273/149/130/3 [150200401601600262]
BIDARAHALLI HOBLI, BANGALORE EAST TALUK,
BANGALORE URBAN DISTRICT

DRAWING No. 02/05
BASEMENT FLOOR PLAN

STABILITY CERTIFICATE
This is to certify that, this apartment building is reinforced concrete framed structure with columns beam and slabs system, and is complying with bureau of Indian standards norms. The structure is designed for Basement floor, Ground floor & 1st to 10th floors in accordance with IS:456 (Gravity and Seismic Loads) and with consideration of sub soil bearing capacity. The design standards & the quality requirement will be ensured & the structure will be constructed under our supervision.

BEMP LICENSE No.
ORIGINAL No.
BCC/BL-3.6/A-200/1986-87
RENEWED No.
BCC/BL-3.6/A-4000-2014-15

ORIENTATION:

LOCATION PLAN
N.T.S

Scale: 1:150

NOTE: ALL DIMENSIONS ARE IN METERS

SITE AREA : 3 Acre 13 Gunta = 13455.61 SQM

DETAILS OF AREA AS PER SY NOS.

Total Area: 3 Acres 13 Gunta

Sy.No. Village Acre Gunta Karab Total A-G Conversion Order No. & Date

130/3 Bommenahalli 3 13 3A-13G B.D.S.A.N.S.R.789/1974-75, Dated 19/05/1975 & 24/12/1975.

No.A/N.(E)K/S.R./4/18-15 Dated 12/07/2019.

Total Land : 3 Acres 13 Gunta

DEVELOPMENT PLAN LAND USE ANALYSIS

BUILDING AREA AREA (IN SQM) %

PARK & OPEN AREA 1345.61 10

CIVIC AMENITIES 872.80 5

OPEN AREA (DRIVEWAY / 8447.65 69.04

VEHICULAR PARKING 8447.65 69.04

TOTAL SITE AREA 13455.61 100

NET PLOT AREA (PLOT AREA) 13455.61

NET PLOT AREA FOR PARK 13455.61

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NET PLOT AREA FOR PARKING 13455.61

SCHEDULE OF OPENINGS				
TYPE	DESCRIPTION	SIZE	SILL (FRCM) [RS/L]	LIFTED (FRCM) [RS/L]
DOORS				
D1	ENTRANCE DOOR	1.08 x 2.15	2.10	2.10
D2	TILET DOOR	0.90 x 2.15	2.10	2.10
D3	TILET DOOR	0.90 x 2.10	2.10	2.10
D4	TILET DOOR	0.75 x 2.15	2.10	2.10
D5	LIVINGING DOOR	1.40 x 2.15	2.10	2.10
D6	LIVINGING DOOR	1.50 x 2.15	2.10	2.10
S01	PARTY HALL DOOR	4.00 x 2.15	2.10	2.10
S02	PARTY HALL DOOR	2.50 x 2.15	2.10	2.10
F01	RE DOOR	1.20 x 1.95	0.80	0.80
GD	GLASS DOOR	1.50 x 2.15	2.10	2.10
ST01	STORAGE DOOR	0.80 x 2.15	2.10	2.10
ST02	STORAGE DOOR	0.80 x 2.15	2.10	2.10
SWD1	WINDOW GAMES DOOR	1.00 x 2.15	2.10	2.10
SWD2	SWD DOOR	1.45 x 2.15	2.10	2.10
SWD3	SWD DOOR	1.45 x 2.15	2.10	2.10
SWD4	SWD DOOR	1.00 x 2.15	2.10	2.10
M01	ELEGAM DOOR	0.90 x 1.90	0.30	0.30
M02	ELEGAM DOOR	0.90 x 2.15	2.10	2.10
M03	ELEGAM DOOR DOVE	1.50 x 2.15	2.10	2.10
WINDOWS				
W1	BEDROOM WINDOW	1.50 x 1.30	0.30	0.30
W2	BEDROOM WINDOW	1.25 x 1.45	0.30	0.30
W3	BEDROOM WINDOW	1.45 x 1.30	0.30	0.30
W4	BEDROOM WINDOW	1.20 x 1.30	0.30	0.30
W5	BEDROOM WINDOW	1.40 x 1.35	0.30	0.30
KW	KITCHEN WINDOW	1.00 x 1.15	0.10	0.10
SW1	STAIRCASE WINDOW	1.20 x 1.30	0.30	0.30
SW2	STAIRCASE WINDOW	0.80 x 0.80	0.10	0.10
SW3	STAIRCASE WINDOW	0.80 x 0.80	0.10	0.10
SW4	STAIRCASE WINDOW	0.80 x 0.80	0.10	0.10
WB	TOYAGAMATION WINDOW	1.95 x 1.35	0.30	0.30
V01	VENTILATOR	0.80 x 0.75	0.40	0.40
V02	VENTILATOR	0.35 x 0.75	0.40	0.40
V03	VENTILATOR	1.00 x 1.40	0.40	0.40

ಪೊಸಕೋಟೆ ಯೋಜನಾ ಪ್ರಾಧಿಕಾರ
ಕಟ್ಟಡ ನಕ್ಷೆಗೆ ಅಂತಿಮ ಅನುಮೋದನೆ
ಶಿ.ಸಿ.ಸಿ. ಹಾಲ್ವು 1961 ರ ಕಂ 15(1) ರ ಅನುಬಂಧ 14 ಕ್ಕೆಂ
ನಕ್ಷೆ ಸಂಖ್ಯೆ: ಪೊಸಕೋಟೆ, CC/146/2021-22
ದಿನಾಂಕ: 28.03.2022 ರಲ್ಲಿ ವಿಧಿಸಿದ ನಿಬಂಧನೆಗಳನ್ನು
ಪಾಲನೆ/ವಾಣಿಜ್ಯ / ಕೈಗಾರಿಕಾ ಬುಡ್ಡೆಡೆ ಕಟ್ಟಡ ನಕ್ಷೆಗೆ ಅಂತಿಮ
ಅನುಮೋದನೆ ನೀಡಲಾಗಿದೆ.

OWNER'S SIGNATURE:
P. K. MISHRA

(Signature)

SATTVA DEVELOPERS PVT.LTD.
S.No. 1,3043, Bommarali Village,
Bidarahalli Hobli, Bommarali East Taluk,
GPA Holder for Mr-Jawahar Basanthi

ARCHITECTS SIGNATURE:
(Signature)

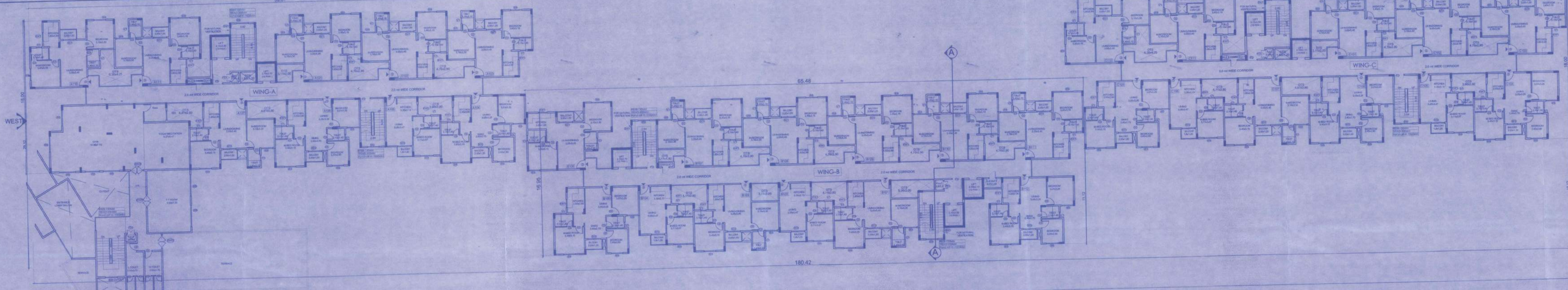
INORAJIT S. KEMBHAVI
CA/2090/20864
BCC/BL-3/A-2569/(4-15)

INORAJIT S. KEMBHAVI
CA/2090/20864
BCC/BL-3/A-2569/(4-15)

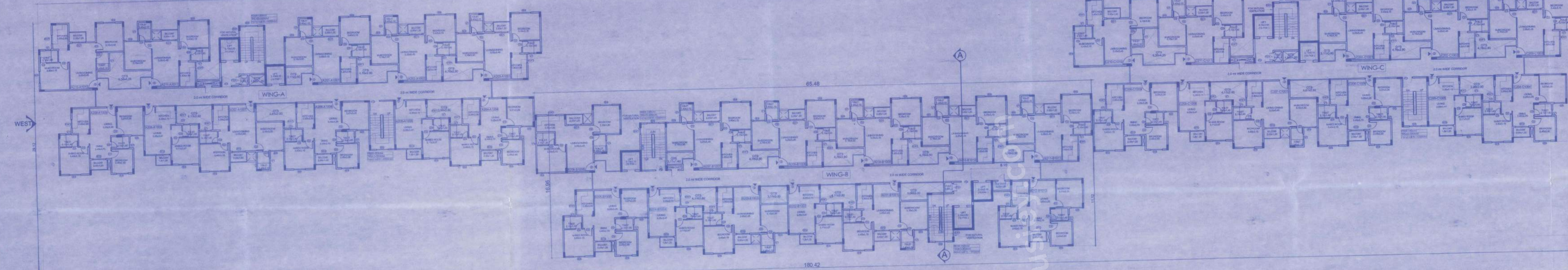
PROJECT TITLE
PROPOSED RESIDENTIAL APARTMENT BUILDING IN
APPROVED RESIDENTIAL DEVELOPMENT PLAN
VY NO. LAO59/2018-20; DATE: 04.02.2022 IN
SY. NO. 13043(PORCH) OF BOMMARALI VILLAGE, AND
KATHA NO. 273/14/(1303) /1502004/01601602(82)
BIDARAHALLI HOBILI, BANGALORE EAST TALUK,
BANGALORE URBAN DISTRICT

DRAWING NO. 03/05
GROUND FLOOR PLAN

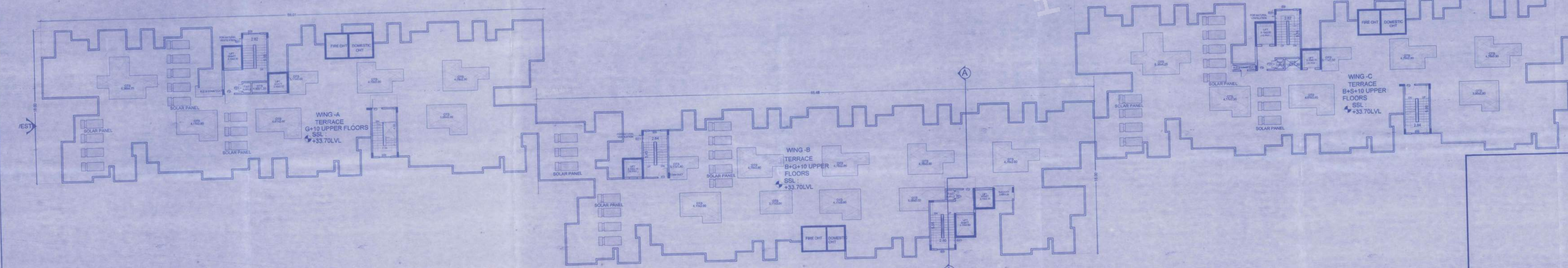
DRAWING No. 03/05
GROUND FLOOR PLAN



FIRST FLOOR PLAN



TYPICAL FLOOR PLAN (2nd floor to 10th floor)



TERRACE FLOOR PLAN

with columns beam and slabs system, and is complying with bureau of Indian standards norms. The structure is designed for Basement floor, Ground floor & 1st to 10th floors in accordance with IS 456 (Gravity and Seismic Loads) and with consideration of sub soil bearing capacity. The design standards & the quality requirement will be ensured & the structure will be constructed under our supervision.

BUILDING LICENSE NO.
ORIGINAL NO.
RECEIVED NO. 361-2001866-07
RENEWED NO.
BCC/BL-3/6-4269/14-15

ORIENTATION

LOCATION PLAN
M.T.S
Scale: 1:150

NOTE: ALL DIMENSIONS ARE IN METERS

SITE AREA : 3 Acres 13 Guntas = 13455.81 SQM
DETAILS OF AREA AS PER SY NOS.
Total Area-3 Acres 13 Guntas

Sy. No.	Village	Acres	Guntas	Korab	Total A-G	Conversion Order No. & Date
130/3	Bommenahalli	3	13	3A-13G	B.D.S.A.L.N.SR.789/1974-75, Dated 19/05/1975 & 24/12/1976.	

Total Land : 3 Acres 13 Guntas

DEVELOPMENT PLAN LAND USE ANALYSIS

USE	AREA (SQM)	%
BUILDING AREA	2989.53	22.16
PARK & OPEN AREA	346.87	2.58
CIVIC AMENITIES	272.80	2.03
OPEN AIR FOREVEWAY /	8447.45	62.23
VEHICULAR PARKING	13455.81	100.00

PROJ AREA CALCULATION (DATA & GROUND COVERAGES)

NO.	DESCRIPTION	AREA (SQM)	%
1	TOTAL PROJ AREA (A)	13455.81	100.00
2	NET FLOOR AREA FOR FLOOR	13455.81	100.00
3	NET FLOOR AREA FOR GROUND COVERAGES	13455.81	100.00

SETBACKS AS PER ZONAL REGULATIONS AS PER DRAWING

DIRECTION	11.00m	12.23m
NORTH	11.00m	12.23m
EAST	11.00m	12.23m
SOUTH	11.00m	12.23m
WEST	11.00m	12.23m
COVERAGE	55%	25.36%
FAR	2	1.9948
HEIGHT OF BUILDING	35.00m	33.22m

PARKING REQUIREMENT

CAR PARKING DETAILS	NO. OF UNITS	REQUIRED AS PER SYLAW	AS PER SYLAW
3 BHK TYPE (BUA > 50 sqm.)	79	1 PER FLAT	79
2 BHK TYPE I (BUA > 50 sqm.)	200	1 PER FLAT	200
1 BHK TYPE I (BUA > 50 sqm.)	59	5 PER FLAT	309
TOTAL	338		309
Total No. of cars			309
Amenity block	1 car @ 75sqm		32
10% Visitor's car park			349
Total No. of cars required			74
CAR PARKING DETAILS			
Ground floor parking			144
Surface parking			140
Basement floor			358
Total area provided for 2-wheeler			1199.69
NO. OF TWO WHEELER PARKING REQUIRED			1199.69
25% OF CARPARKING AREA = (349*0.25)*2.5*5.5			1199.69
Area required for 2-wheeler parking			480.97
Ground floor parking			291.50
Surface parking			580.82
Basement floor			1353.29
Total area provided for 2-wheeler			1353.29

TOTAL NO. OF THE UNITS IN WING A, B & C

SL. NO.	NAME	TOTAL AREA IN SQM	NO. OF UNITS
1	13 BHK (BUA > 50 sqm.)	2989.53	79
2	212 BHK (BUA > 50 sqm.)	346.87	200
3	31 BHK (BUA > 50 sqm.)	272.80	59

PARK AND OPEN SPACES

SL. NO.	DESCRIPTION	AREA IN SQM	%
1	PARK	346.87	2.58
2	PARK	346.87	2.58
TOTAL		13455.81	100.00

CIVIC AMENITIES

SL. NO.	DESCRIPTION	AREA IN SQM
1	CIVIC	872.80
TOTAL		872.80

SANCTIONING AUTHORITY

OWNER'S SIGNATURE:
P.K. MISHRA

SATTVA DEVELOPERS PVT.LTD.
Sy. No. 130/3, Bommenahalli Village,
Bidarahalli Hobli, Bangalore East Taluk
GPA Holder for Mr. Jawad Basith

ARCHITECT'S SIGNATURE:
INDRAJIT S. KEMHAVI
CA/2000/26684
BCC/BL-3/6/A-2569/14-15

PROJECT TITLE
PROPOSED RESIDENTIAL APARTMENT BUILDING IN
APPROVED RESIDENTIAL DEVELOPMENT PLAN
VIDE NO. LAO/59/2019-20, DATE: 04.02.2022 IN
SY. NO. 130/3(PORION) OF BOMMENAHALLI VILLAGE, AND
BIDARAHALLI HOBILI, BANGALORE EAST TALUK,
BANGALORE URBAN DISTRICT

DRAWING No. 04/05
FIRST FLOOR PLAN & TYPICAL FLOOR PLAN
(2nd floor to 10th floor), TERRACE PLAN

HOSKOTE PLANNING AUTHORITY, HOSKOTE